

Demolition Application Form

APPLICATION TYPE *(please select one)*

- ☐ **Planning Consent ONLY**
☐ **Building Rules Consent ONLY** or Schedule 1A
☐ **Development Approval** (Planning Consent and Building Rules Consent)

If applying for Planning Consent *(please select one)*

Merit ☐ Residential Code ☐ Non Complying ☐

Office Use Only

DA Number: 200/_____/____

Receipt Number: _____

Record Number: _____

Date Lodged: _____

LOCATION OF PROPOSED DEVELOPMENT

House No: _____ Street: _____ Suburb: _____ Postcode: _____

Section No. [full/part] _____ Hundred: _____ Volume: _____ Folio: _____

DESCRIPTION OF BUILDING(S) TO BE DEMOLISHED: eg. Single storey brick veneer dwelling with concrete floor

DEMOLITION COST: \$ _____ DEMOLITION FLOOR AREA: _____

APPLICANT DETAILS

Given Names: _____

Phone 1: _____ Phone 2: _____

Email Address: _____

Postal Address: _____ Postcode: _____

OWNER DETAILS

Given Names: _____

Phone 1: _____ Phone 2: _____

Email Address: _____

Postal Address: _____ Postcode: _____

PERSON OR ORGANISATION UNDERTAKING DEMOLITION

Name: _____ Builder License No: _____

Postal Address: _____ Postcode: _____

CONTACT PERSON FOR ALL INFORMATION

Given Names: _____

Phone 1: _____ Phone 2: _____

Email Address: _____

Postal Address: _____ Postcode: _____

LAND DETAILS

Current land use: (eg. residential, commercial) _____

- | | | |
|--|------------------------------|-----------------------------|
| Are there any easements? | <input type="checkbox"/> Yes | <input type="checkbox"/> No |
| Are there any regulated/significant trees on the land or adjacent land? | <input type="checkbox"/> Yes | <input type="checkbox"/> No |
| Is there a brush fence within three (3) metres of any proposed building works? | <input type="checkbox"/> Yes | <input type="checkbox"/> No |
| Are there any trees on Council land in the way of works or within 2m of proposed works? | <input type="checkbox"/> Yes | <input type="checkbox"/> No |
| Was the site, to the best of your knowledge and belief, subject to site contamination as a result of a previous use or activity on the land? | <input type="checkbox"/> Yes | <input type="checkbox"/> No |
-

CERTIFICATE OF TITLE

- | | | |
|---|------------------------------|-----------------------------|
| Have you included a current Certificate of Title (CT) for the subject land? | <input type="checkbox"/> Yes | <input type="checkbox"/> No |
| Do you want Council to purchase a copy of your CT on your behalf?
Council can purchase a copy of the CT for the subject land from the Lands Titles Office for the fee indicated on the Development Application Fee schedule
<i>NB: Assessment will not commence until a current copy of your CT is provided</i> | <input type="checkbox"/> Yes | <input type="checkbox"/> No |
-

CONSTRUCTION INDUSTRY TRAINING FUND ACT

Has The Construction Industry Training Fund Act 1993 Levy been paid?

- ☐ Yes (include a copy of your receipt with this application)
 - ☐ No (Payment must be made directly with the Construction Industry Training Board and can be paid online at <http://www.citb.org.au/CITFL Levy/Paylevyonline/PayaLevy.aspx>)
 - ☐ N/A (If development cost is below \$40 000)
-

PRIVACY POLICY

I, _____ being the applicant for the development prescribed herein acknowledge that all copies of this application and supporting documentation may be provided to interested persons in accordance with the *Development Regulations 2008*. Information included within this application will be available on Council's website for viewing where Public Notification is required.

Details provided by the applicant, written representations and other technical reports form part of the reports attached to Council agendas. The agenda, minutes and accompanying report is made available on Council's website. Information, including names and addresses recorded in these documents can therefore be searched by the various website search engines.

Name: _____

Signature: _____ Date: ____/____/____

- ☐ Applicant ☐ Owner ☐ Authorised Person

Demolition Details

Description of building(s) to be demolished (eg. Single storey brick veneer dwelling with concrete floor and tiled roof)

Method of Demolition

☐ Hand Demolition

☐ Mechanical Demolition

☐ Demolition by explosives

☐ Other (please provided details):

Dust Control Method

☐ Works periodically sprayed with water

☐ Other (please provided details):

Are there any outbuildings or structures to remain on the site? ☐ Yes ☐ No

If yes, please provide details:

Will the demolition directly impact on buildings on adjoining land? ☐ Yes ☐ No
(including party walls, fences or Council infrastructure)

If yes, please what precautions have been taken to protect these structures?

Heritage Status

☐ State Heritage

☐ Local Heritage

☐ Contributory Item

☐ Nil

☐ Other (please provide details):

Does the building contain asbestos?

☐ Yes

☐ No

Will fencing be provided to prevent entry to the site?

☐ Yes

☐ No

Will the demolition include the removal of any Regulated or Significant trees from the site?

☐ Yes

☐ No

If yes, has a separate development application been lodged for the tree removal?

☐ Yes

☐ No

Application Checklist

(Minimal requirement only)

- Applications that do not contain this information may not be accepted for lodgement.
- Your application can only be assessed when the complete set of required documents are provided and applicable fees are paid
- Assessment time will be quicker for applications that are well prepared
- If the need for further documents becomes evident during assessment, you will receive correspondence requesting the provision of further information

	Applicant	Staff
Completed Demolition Application form	<input type="checkbox"/>	<input type="checkbox"/>
Payment of application fees	<input type="checkbox"/>	<input type="checkbox"/>
A current copy of the Certificate of Title for the subject land Council can purchase a copy of the CT for the subject land from the Lands Titles Office for the fee indicated on the Development Application Fee schedule	<input type="checkbox"/>	<input type="checkbox"/>
Powerline Clearance Declaration	<input type="checkbox"/>	<input type="checkbox"/>
Site Plan (Drawn to scale and dimensioned, showing structure(s) to be demolished)	<input type="checkbox"/>	<input type="checkbox"/>
One A3 set of all plans (This is only required if the three copies supplied are larger than A3)	<input type="checkbox"/>	<input type="checkbox"/>
2 copies of all plans and documents	<input type="checkbox"/>	<input type="checkbox"/>

DEVELOPMENT REGULATIONS 2008
Form of Declaration (Schedule 5 clause 2A)



**Government
of South Australia**

To: The Corporation of the Town of Walkerville

From:

Date of Application: / /

Location of Proposed Development: _____

House No: _____ Lot No: _____ Street: _____

Town/Suburb: _____

Section No (full/part): _____ Hundred: _____

Volume: _____ Folio: _____

Nature of Proposed Development:

I _____ being the applicant/ a person acting on behalf of the applicant (delete the inapplicable statement) for the development described above declare that the proposed development will involve the construction of a building which would, if constructed in accordance with the plans submitted, not be contrary to the regulations prescribed for the purposes of section 86 of the Electricity Act 1996. I make this declaration under clause 2A(1) of Schedule 5 of the Development Regulations 2008.

Signed: _____

Date: / /



**Government
of South Australia**

Note 1

This declaration is only relevant to those development applications seeking authorisation for a form of development that involves the construction of a building (there is a definition of 'building' contained in section 4(1) of the Development Act 1993), other than where the development is limited to –

- a) an internal alteration of a building; or
- b) an alteration to the walls of a building but not so as to alter the shape of the building.

Note 2

The requirements of section 86 of the Electricity Act 1996 do not apply in relation to:

- a) an aerial line and a fence, sign or notice that is less than 2.0 m in height and is not designed for a person to stand on; or
- b) a service line installed specifically to supply electricity to the building or structure by the operator of the transmission or distribution network from which the electricity is being supplied.

Note 3

Section 86 of the Electricity Act 1996 refers to the erection of buildings in proximity to powerlines. The regulations under this Act prescribe minimum safe clearance distances that must be complied with.

Note 4

The majority of applications will not have any powerline issues, as normal residential setbacks often cause the building to comply with the prescribed powerline clearance distances. Buildings/renovations located far away from powerlines, for example towards the back of properties, will usually also comply.

Particular care needs to be taken where high voltage powerlines exist; or where the development:

- is on a major road;
- commercial/industrial in nature; or
- built to the property boundary.

Note 5

An information brochure: 'Building Safely Near Powerlines' has been prepared by the Technical Regulator to assist applicants and other interested persons.

This brochure is available from council and the Office of the Technical Regulator. The brochure and other relevant information can also be found at sa.gov.au/energy/powerlinesafety

Note 6

In cases where applicants have obtained a written approval from the Technical Regulator to build the development specified above in its current form within the prescribed clearance distances, the applicant is able to sign the form.

Development Application Fees (from 1 July 2020)			
Lodgement Fees (Excluding Swimming Pool / Spa / Safety Fence)			Sub Total
1.1	Development cost up to \$5,000	\$68.50	
1.1A	Development cost over \$5,001	\$145.50	
1.12	Building Rules Consent Only (Schedule 1A) Application Fee	\$56.50	
1.8	Development Authorisation Staged Consent Fee If Building Rules Consent applied for after Development Plan Consent Including Private Certification	\$68.50	
1.1B	Non Complying Lodgement Fee Only to be added if the application is non-complying	\$109.00	
Lodgement Fees - Swimming Pool / Spa / Safety Fence			
1.1+ 1.11A	For a Swimming Pool / Spa / Safety Fence application only	\$272.50	
1.1+ 1.11A	For a Swimming Pool / Spa / Safety Fence application associated with other building works with a development cost up to \$5,000	\$272.50	
1.1A+ 1.11A	For a Swimming Pool / Spa / Safety Fence application associated with other building works with a development cost over \$5,001	\$349.50	
Development Planning Assessment Fees			
1.2	Development cost up to \$10,000	\$42.50	
1.2C	Development cost over \$10,001 - \$100,000	\$116.00	
1.2D	Development cost over \$100,000 <i>Fee = cost of development x 0.125%</i>	0.125%	
Non – Complying Development Assessment Fees (additional cost only if application is non – complying)			
1.4	Development cost up to \$10,000	\$58.00	
1.4A	Development cost over \$10,001 - \$100,000	\$140.00	
1.4B	Development cost over \$100,000 <i>Fee = cost of development x 0.125%</i>	0.125%	
1.4C	Non – Complying Administration Fee	\$140.00	
Referral Fee to Government Agencies			
1.5*	Referral to Government agencies – Development cost up to 1m	\$243.00	
1.5*	Referral to Government agencies – Development cost more 1m	\$406.00	
Public Notification Fees			
1.6	Category 2 and 3 notification fee	\$116.00	
1.7	Category 3 advertisement fee (GST applies) Minimum Fee \$116.00 + \$784.00 = \$900.00 OR cost of advertisement if higher	\$900.00	
Building rules consent fees (GST Inc.) <i>Minimum fee \$74.50</i>			
2	Classes		
	1,2,4 Dwelling additions	\$3.29m2	
	3,5,6 Boarding house, office/additions, hotels and shops	\$4.38m2	
	7,8 Commercial/Industrial	\$2.91m2	
	9a, 9c Institutional buildings	\$4.97m2	
	9b Assembly buildings	\$4.36m2	
	10a, 10b Sheds, garages, verandah, pergolas, swimming pools	\$0.98m2	
2	Demolition Fee <i>Above class fee x 0.2</i>	0.2 x class fee	
2	Change of Classification fee <i>Above class fee x 0.8 – Minimum fee \$74.50</i>	0.8 x class fee	
1.9	Variance to Building Rules Consent	\$170.00	
Miscellaneous Fees			
10	Certificate of Title Search	\$42.90	
3	Certificate of Occupancy	\$49.00	
5	Application to extend any consent or approval Pursuant to Regulation 48	\$109.00	
8	Urban Tree Fund <i>Fee payable per replacement tree not planted</i> Regulated tree = 2 replacement trees, Significant tree = 3 replacement trees	\$96.00	
8.1	Urban Tree Fund – Concession <i>Fee payable per replacement tree not planted</i> Regulated tree = 2 replacement trees, Significant tree = 3 replacement trees	\$32.05	
TOTAL			\$

Credit Card Authorisation Form

Address of proposed development: _____

Development Application Number (if applicable): 200/_____

Credit card payment sent by: Mail ☐ Email ☐ Fax ☐ Date: ____/____/20____

Details	Amount
Lodgement Fee	\$
Planning Consent Fee	\$
Building Consent Fee	\$
Building Staged Lodgement Fee	\$
Agency Referral Fee	\$
Public Notification Fee	\$
Total Amount	\$

Card type: Visa ☐ MasterCard ☐

(Council does not accept American Express)

Card number:

□□□□ □□□□ □□□□ □□□□

Cardholder's name: _____

Expiry Date ____/____ CCV Number (three digit validation number on the back of the card): ____/____/____

Contact telephone number: _____

Postal address: _____

Email address: _____

Signature: _____ Post/email receipt: Yes ☐ No ☐

Office use only

Receiving Officer: _____ Receipt Number: _____

Please forward this payment with relevant forms to:

Town of Walkerville

PO Box 55, Walkerville SA 5081

walkerville@walkerville.sa.gov.au

8269 7820 (fax)