



REPORT AND CONSENT

Application to Council for Approval to vary the Building Regulations 2018

Regulation 78 – Car parking

PROPERTY DETAILS		
OWNERS NAME:		
LOT NO:	LP/ PS:	STREET NO:
STREET / ROAD:		
TOWN / SUBURB:		

THE AGENT/APPLICANT (It is recommended that the Relevant Building Surveyor assists with your application)	
NAME / COMPANY:	CONTACT PERSON:
POSTAL ADDRESS:	
TELEPHONE:	MOBILE:
FAX:	EMAIL:
RELEVANT BUILDING SURVEYOR:	
TELEPHONE:	MOBILE:

I hereby seek the consent and report of Council in accordance with Schedule 2 of the Building Act 1993, for variation of **Building Regulation 78 – Car parking**.

OBJECTIVE
To ensure that car parking is adequate for the needs of the residents of the principal single dwelling.

INFORMATION REQUIRED FOR APPLICATION TO BE CONSIDERED:	Office Use Only
<input type="checkbox"/> Description of proposal and justification of compliance with the decision guidelines (see attached)	<input type="checkbox"/>
<input type="checkbox"/> Copy of title including plan of subdivision and any applicable covenants, agreements and/or building envelopes	<input type="checkbox"/>
<input type="checkbox"/> Fee	<input type="checkbox"/>
<input type="checkbox"/> Dimensioned site plan to a scale of 1:500 showing extent and dimensions of proposed carparking.	<input type="checkbox"/>

DESCRIPTION OF PROPOSAL FOR APPLICATION
(PLEASE NOTE: Unless a clear proposal is provided, this application <u>will</u> be rejected)
Nature of Proposed Works is:
With a reduction to car parking space(s), to the following extent .

Privacy Notification: The personal information requested on this form is being collected by Council for the purpose of evaluating a Building application. This information will be used solely by Council for that primary or directly related purposes. The applicant understands that the personal information provided is for the purpose of evaluating a Local Laws Permit application and that they may apply to Council for access and/or amendment of the information.

ASSESSMENT CRITERIA

The Minister for Planning in his Minister's Guideline (MG/12 dated 13 December 2023) has set out the objective and decision guidelines that Council must have in regard to when considering varying a design and siting standard.

DECISION GUIDELINES AND REASON FOR APPLICATION: The reporting authority may give its consent to an application for a building permit for a principle single dwelling that does not comply with Regulation 78 (car parking) of the Building Regulations 2018, if all of the following criteria apply:

Provide comments or tick N/A

N/A a. the availability of public transport and on-street parking would lessen the demand for car
 parking on the allotment; and

Comment:

N/A b. the provision of car parking is consistent with any relevant local planning policy or parking
 precinct plan in the relevant planning scheme; and

Comment:

at least one of the following criteria apply:

Provide comments or tick N/A

N/A c. the anticipated residents are likely to generate a lesser demand for car parking; or

Comment:

N/A d. the provision of car parking on the allotment would reduce the on-street car parking by equal to
 or more than the number of car parking spaces that would be provided on the allotment; or

Comment:

N/A e. the dimensions of the allotment provide insufficient width and/or depth to enable the provision of the required car parking on the allotment; or

Comment:

N/A f. the location of existing development on the allotment provides insufficient width and/or depth to enable the provision of the required car parking on the allotment.

Comment:

SIGNATURE		DATE		RECEIPT NO.	
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NOTES:

Council will consider the needs of the applicant and also the potential impact upon the adjoining properties and or infrastructure when making its decision. As such this application may be referred to the affected owners for comment prior to making a decision.

The personal information requested on this form is being collected by Council for assessment of your application for a Consent and Report pursuant to Building Regulation 78. The personal information will be used solely by Council for this primary purpose or directly related purposes. The applicant understands that the personal information provided is for the assessment of the consent and report application and that she/ he may apply to Council for access to and/or amendment of the information. Requests for access and/or correction should be made to Council's Privacy Officer.