

Lithgow City Council

180 Mort Street Lithgow NSW 2790

Telephone (02) 63549999

Postal Address: PO Box 19 Lithgow NSW 2790 Fax: (02) 63512927

OFFICE USE ONLY

REGISTRATION NO.

FILE/PROPERTY NO.

COMPLYING DEVELOPMENT CERTIFICATE APPLICATION

made under the *Environmental Planning and Assessment Act 1979* Sections 85, 85A

Applicant Details

Name:

Postal Address: Postcode:

Contact No. (Telephone): (Fax): (Email):

Signature: Date:

Owner Details

Name:

Address: Postcode:

Contact No. (Telephone): (Fax): (Email):

I/we consent to this application

Signature(s)

Name(s)

Land to be Developed

Address:

Lot No/DP/Portion, etc:

Proposed Complying Development

Description:

Proposed use:

Value of Work \$

Builder/Owner Builder (if known) to be completed in the case of proposed residential building work

Name: Address:

Contractor Licence No./Permit No in case of Owner Builder:

Principal Certifying Authority (You may appoint Council as a PCA if applicable or seek a private certifier)

I hereby nominate Lithgow City Council as the Principal Certifying Authority

Yes No

Schedule

Gross Floor Area of proposed building(s) (metres squared):

MATERIALS TO BE USED

Walls: Roof:

Floor: Frame:

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Complying Development Fee: \$.....(138855000-6320) Archive Fee.....(136045000-6320)

LSL Fee: \$.....(100BLBLSLBCRS)

Compliance Cert Fee \$.....(138552000-6320) Drainage Fee: \$.....(363092000-6320)

Date: Receipt: TOTAL:

**Notes for Completing
Complying Development Application**

Note 1 Owner of Crown Land

In the case of Crown land within the meaning of the *Crown Lands Act 1989* the owner's consent must be signed by an officer of the *Department of Land and Water Conservation*, authorised for these purposes by the Governor-in-Council, from time to time.

Note 2 Building Work

Four copies of plans or drawings describing the proposed development must indicate (where relevant):

- a) the location of proposed new building(s) or work(s) (including extensions or additions to existing building(s) or work(s)) in relation to the land's boundaries and adjoining development;
- b) floor plans of proposed building(s) showing layout, partitioning, room sizes and intended uses of each part of the building(s);
- c) elevations and sections showing proposed external finishes and heights;
- d) proposed finished levels of the land in relation to adjacent ground levels, building and roads;
- e) proposed landscaping and treatment of the land (indicating plant types and their height and maturity);
- f) proposed methods of draining the land;
- g) indicate the height, design construction and provision for fire safety and fire resistance (if any).

Where the proposed building work involves any alteration, addition, modification to a previous approval, or rebuilding of, an existing building the plans are to be coloured or other wise marked to the satisfaction of the certifying authority to adequately distinguish the proposed alteration, addition, modification or rebuilding.

The specification is to describe the construction and materials of which the building is to be built (including and second hand materials to which details must be provided) and the method of drainage, sewerage and water supply.

Note 3 Change of Building Use

In the case of an application for a complying development certificate for a **change of building use** (except for an application that, if granted, would authorise the building concerned being used as a class 1a or class 10 building):

- a) a list of any fire safety measures that are proposed to be implemented in the building or on the land on which the building is situated in connection with the proposed change of building use;
- b) a separate list of such of those measures as are currently implemented in the building or on the land on which the building is situated.

The list must describe the extend, capability and basis of design of each of those measures concerned.

Other information must indicate (where relevant):

- a) in the case of **shops, offices, commercial or industrial development** must include details of hours of operation, plant and machinery to be installed, type, size and quantity of goods to be made, stored or transported and loading and unloading facilities;
- b) in the case of **demolition** must include details of age and condition of buildings or works to be demolished;
- c) in the case of **advertisements** details of the size, type, colour, materials and position of the sign board or structure on which the proposed advertisement is to be displayed;
- d) in the case of **development relating to an existing use** details of the existing use;
- e) in the case of a **development involving the erection of a building, work or demolition** details of the methods of securing the site during the course of construction.

Note 4 Home Building Act Requirements

In the case of an application for a complying development certificate for residential building work (within the meaning of the *Home Building Act 1989*) attach the following:

- a) in the case of work by a licensee under the Act:
 - i) a statement detailing the licensee's name and contractor licence number, and
 - ii) documentary evidence that the licensee has complied with the applicable requirements of that Act*, or
- b) in the case of work done by any other person:
 - i) a statement detailing the person's name and owner-builder permit number, or
 - ii) a declaration signed by the owner of the land, to the effect that the reasonable market cost of the labour and materials involved in the work is less than the amount prescribed for the purposes of the definition of **owner-builder work** in section 29 of the Act.

*A certificate purporting to be issued by an approved insurer under Part 6 of the *Home Building Act 1989* to the effect that a person is the holder of an insurance contract issued for the purposes of that Part, is sufficient evidence that the person has complied with the requirements of that Part.

Note 5 Long Service Levy

Under section 85A (10A) of the *Environmental Planning and Assessment Act 1979* a complying development certificate cannot be issued until any long service payable under section 34 of the *Building and Construction Industry Long Service Payments Act 1986* (or where such a levy is payable by instalments, the first instalment of the levy) has been paid. The local council may be authorised to accept payment.
