

12 October, 2018

Dear

Notification of Development Application

Development Application: 100/2018/1585
Applicant: Apex Home Improvements (SA)
Proposal: Demolition of existing shed and construction of a freestanding shed with 10.2m wall to be located on the eastern side boundary
Property Address: 2 Maxwell Avenue EDWARDSTOWN 5039
Certificate of Title: LOT: 18 DP: 2614 CT: 5129/017
Zone: Residential/Res. Character Policy Area 17
Public Notification Category: 2

The purpose of this letter is to provide you with notice of the above application and to inform you that you may, in accordance with the Development Act, 1993, make representations in writing to the City of Marion in relation to the granting or refusal of consent.

The application can be examined during the representation period only at the Council offices, located at 245 Sturt Road Sturt, during normal office hours (8:30am – 5:00pm Monday to Friday). Alternatively, you may wish to view the relevant documentation on Councils website found at: www.marion.sa.gov.au/services-we-offer/planning-and-building/public-notifications

A Council officer may also be available to clarify the details of the application and to assist your understanding of the proposal and assessment process. **Please make an appointment if you require assistance.**

If you wish to make written representations you should use the attached Statement of Representation form, which includes the minimum requirements of a representation under the Development Regulations 2008. Failure to use and complete the Statement of Representation form could render your submission invalid. You may however add a letter or any attachments and other information as you see fit.

In order to make a valid representation to Council the following details must be completed on the attached form:

- Name/s of Representor(s)
- Specific comments
- Postal address
- Whether or not you wish to be heard by Council

If you wish to lodge a written representation, it must be received by Council no later than 11:59pm on Monday 5th November 2018. Any written representations received after this time cannot be taken to constitute a valid representation for the purposes of the Development Act, 1993.

Council prefers receipt of your representation via email at marionds@marion.sa.gov.au quoting the abovementioned development application number. Alternatively, you may wish to lodge your Statement of Representation electronically from Council's website using the on line form found under the above mentioned public notifications page.

If you would like further information relating to the representation process, please contact us for a copy of our brochure "*Representation – Frequently Asked Questions*". Alternatively you may download a copy from our website www.marion.sa.gov.au located under Development Information Guides.

Yours sincerely

Administration Support Officer - Development Services

Phone: 8375.6685
Fax: 8375 6699
Email Address: marionds@marion.sa.gov.au

DEVELOPMENT APPLICATION FORM



607 Marion Road SOUTH PLYMPTON SA 5038
Phone: 08 8374 2211 Fax: 08 8374 3322
Email: pbs@pbsaust.com.au
www.pbsaust.com.au

PBSA Ref # 49510

FOR BUILDING RULES CONSENT BY PBS AUSTRALIA
DEVELOPMENT PLAN CONSENT BY COUNCIL/PRIVATE CERTIFIER

COUNCIL: Marion

COUNCIL DA #: (if applicable)

DEVELOPMENT PLAN CONSENT 'APPLICANT'

NAME: Apex Home Improvements
POSTAL ADDRESS: C/- 607 Marion Road SOUTH PLYMPTON SA 5038
TELEPHONE: 82979577 Mob: 0408707789

BUILDING RULES CONSENT 'APPLICANT'

NAME: Apex Home Improvements
POSTAL ADDRESS: 40 Raglan Avenue, Edwardstown SA
TELEPHONE: 82979577 Mob:

OWNER

NAME: Leonie Davey
POSTAL ADDRESS:
TELEPHONE: Mob: 0407901101

RECEIVED
24 AUG 2018
BY:

BUILDER (IF KNOWN) Has a Building Work Contract between the owner and builder been entered into?: Yes / No

NAME: Apex Home Improvements
POSTAL ADDRESS: 40 Raglan Avenue, Edwardstown SA
TELEPHONE: 82979577 Mob:

CONTACT PERSON FOR FURTHER INFORMATION

NAME: Lisa Alexis Home/Work Ph: 82979577
Mob: 0408707789 Fax: 82938056 Email: lakers@apexhi.com.au

LOCATION OF PROPOSED DEVELOPMENT

House No: 2 Lot No: Street: Marvell Ave
Suburb: Edwardstown

DESCRIPTION OF PROPOSED DEVELOPMENT:

(ie: two storey dwelling with carport, addition to dwelling, factory, demolition of...)

Note: This development may be undertaken in stages as provided in Section 39 of the Development Act

.....
Shed to replace existing
.....

DEVELOPMENT COST (estimated): \$ 16,740.00 (if over \$15,000 x 0.25% = CITB levy amount)

I hereby declare that the proposed development, subject of this application is consistent with the Development Plan Consent application documents and any condition attached there to. I further hereby declare that this development may be undertaken in stages as provided for in Subsection 39 (8) of the Development Act.

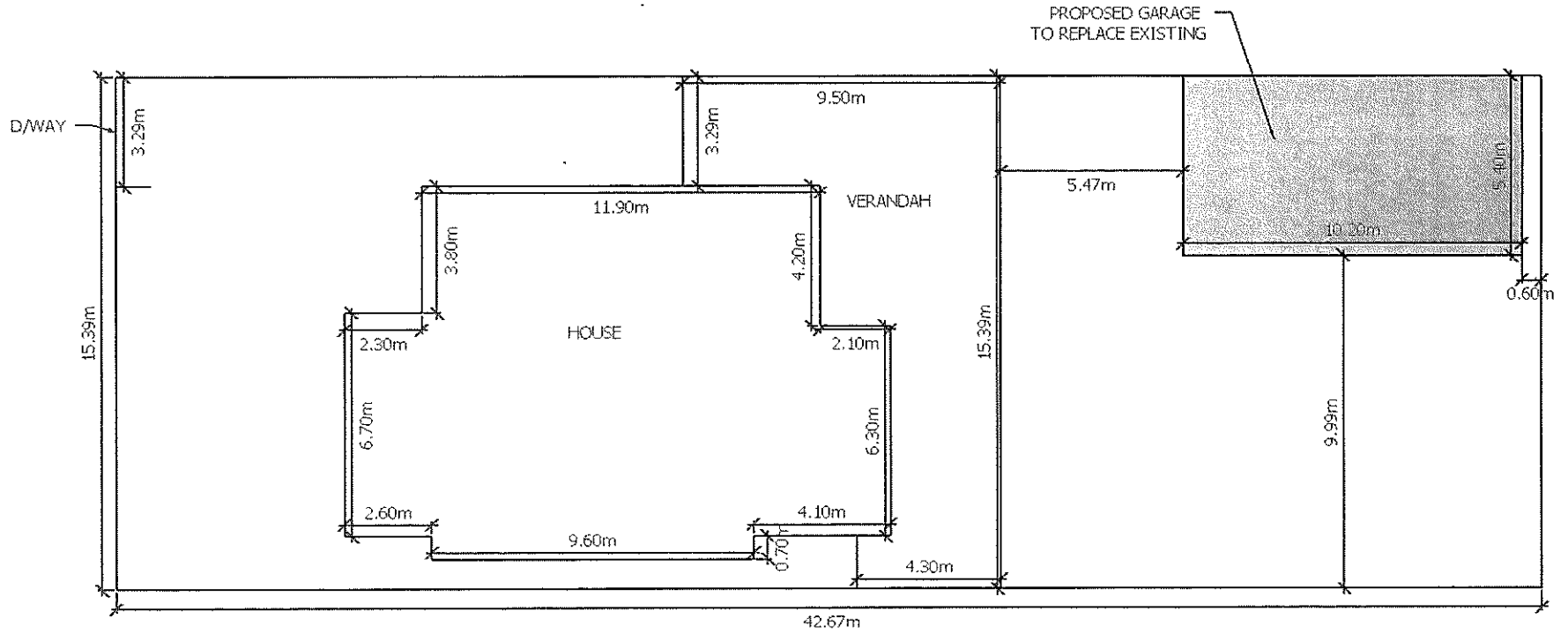
I, THE APPLICANT/OWNER/BUILDER, CAN CONFIRM THAT...

- A copy of the Planning Consent from Council is: Enclosed / going to be supplied when issued / not applicable
- A copy of the Stamped Plans from Council are: Enclosed / going to be supplied when issued
- The Council 'staged' Development Approval fee: Has been paid upon lodgement to the council / is to be paid by PBS
- The Construction Industry Training Board Levy: Has been paid and a receipt is supplied / is to be paid by PBS / is N/A
- Does The Application Involve Tree Damaging Activity To A Significant Tree? Yes No
- Has an Energy Efficiency Report (if applicable) been supplied? Yes / No / still to come/PBS to do / DT
- Have Truss Calcs been supplied Yes / No / still to come / NA
- Outstanding Documents / details still to come are:

Signed: [Signature] Date: / / PTO
(OWNER / APPLICANT / BUILDER)

LEONIE DAVEY
29 MAXWELL AVE RD, EDWARDSTOWN.
0407901101
SCALE 1:200

PROPOSED GARAGE TO REPLACE EXISTING
10.2X5.4X3.05.
NO LEVELLING OR INFILL REQUIRED.
CUSTOMER TO ARRANGE RAINWATER COLLECTION.



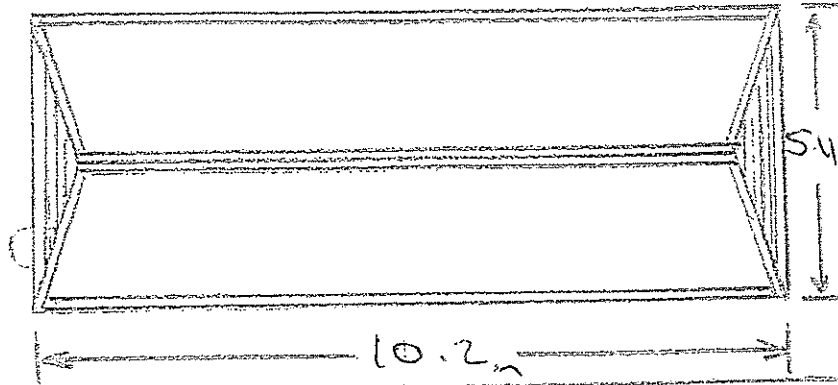
Alters Steel Constructions Pty Ltd
 ATF - Alters Family Trust - Trading as
 Apex Home Improvements



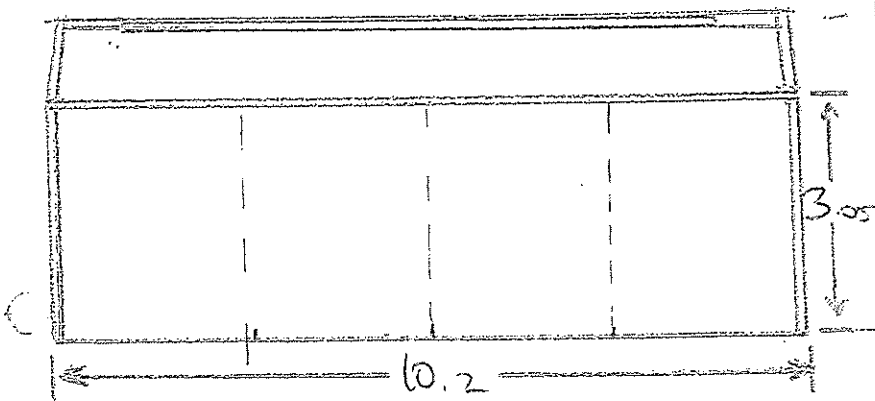
40 Raglan Avenue
 Edwardstown SA 5039
 Phone 08 8297 9877
 Fax: 08 8293 8056
 Web: www.apexhomeimprovements.com.au

ABN: 74 935 396 619
 ACN: 152 804 469
 ELD: 56686

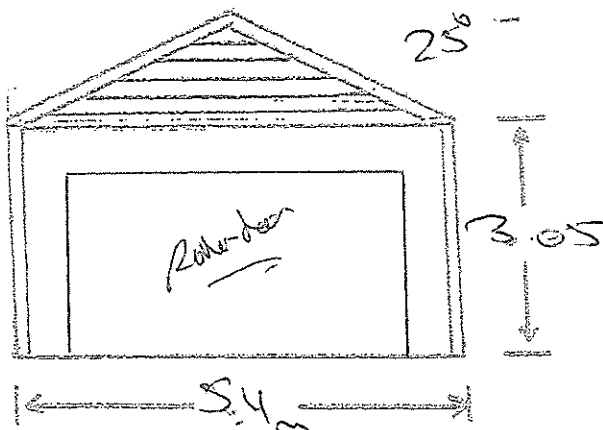
TOP VIEW



SIDE VIEW



FRONT VIEW



SPECIFICATIONS

Name. Leonie Davey
 Address 2 Maxwell Ave
Edwardstown.
 Phone No. 0807901601
 Garage Size. 10.2 x 5.4 x 3.05
 Wind Gov. II
 Frame. ISOCC15.
 Rails. 75x40
 Roofing. 42 corrugated. Side
grey
 Walling. 40 60-RS Dronstone
 Doors. Roller door
 Footings.
 Concrete. by owner
 S/water. by owner
 Pitch. 25
 Council. Meton
 Column Spacings. 2.55m
 Other.