

**Complying Development Application, under SEPP
(Exempt & Complying Development Codes) 2008**

PART 1	Application and site details
<p>1. Applicant</p> <p><i>It is important that we are able to contact you if we need more information</i></p> <p><i>Please note that the applicant is the only person the City will communicate with in the matter</i></p> <p>We will post all correspondence to this address</p>	<p>Mr. <input type="checkbox"/> Mrs. <input type="checkbox"/> Miss <input type="checkbox"/> Ms. <input type="checkbox"/></p> <p>Family name (or Company)</p> <p>.....</p> <p>Given Names (or ACN)</p> <p>Contact person (if Company)</p> <p>Street Address</p> <p>.....P/Code.....</p> <p>Postal Address</p> <p>.....P/Code.....</p> <p>Telephone (H) Telephone (W).....</p> <p>Mobile Facsimile</p>
<p>2. Location of the Property</p> <p><i>Please list all properties subject to this application</i></p>	<p>Unit No..... House No</p> <p>Street.....</p> <p>Suburb</p> <p>Lot No DP / SP</p>
<p>3. Owner's Consent</p> <p>Every registered owner of the land must sign this form</p> <p><i>If the owner is a company, this form must be signed by 2 directors or a director and a company secretary and the common seal must be stamped on this form if applicable</i></p> <p><i>If the property is a unit under strata title or a lot in a community title and approval is sought for work on or over common property then the common seal of the body corporate must be stamped on this form and signed by the chairman or secretary of the Body Corporate or the appointed managing agent</i></p>	<p>Name of Owner and/or authorised person</p> <p>.....</p> <p>Position Title (if company).....</p> <p>Address</p> <p>.....</p> <p>Telephone (H) Telephone (W).....</p> <p>Mobile Facsimile</p> <p><i>As owner of the land to which this application relates, I consent to this application. I also consent for authorised City of Ryde officers to enter the land to carry out inspections relating to this application</i></p> <p>Signature</p> <p><i>Without the owner's consent, we will not accept the application. This is a very strict requirement for all applications. If you are signing on the owner's behalf as the owner's legal representative, you must state the nature of your legal authority and attach documentary evidence (eg. Power of attorney, executor, trustee, company director, etc)</i></p>

PART 2 Development Proposed and Builder Details

<p>4. Description of proposed complying development</p> <p><i>Please give a brief description of the development.</i></p>	<p><input type="checkbox"/> Single storey detached dwelling- Including alterations & additions</p> <p><input type="checkbox"/> Two storey detached dwelling- Including alterations & additions</p> <p><input type="checkbox"/> Outbuildings</p> <p><input type="checkbox"/> Swimming pool</p> <p><input type="checkbox"/> Demolition</p> <p>.....</p> <p>.....</p>
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<p>5. Estimated cost of work</p> <p><i>The estimated cost of the development or contract price should include GST and is subject to a check by the City before final acceptance.</i></p> <p><i>If you are an owner builder this includes the estimated value of the labour not just the value of the materials.</i></p>	<p>Estimated cost of work \$.....</p> <p><i>The City of Ryde may seek justification of the estimated cost from a builder or quantity surveyor</i></p> <p>Name (printed), qualification and signature of qualified person certifying cost of work</p> <p>.....</p> <p>.....</p>
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<p>6. Who will be doing the work?</p> <p><i>You will need an owner-builder permit from the Department of Fair Trading if the value of the work is more than \$5,000</i></p> <p><i>You are only permitted to use an unlicensed builder for non-residential work</i></p>	<p><input type="checkbox"/> Owner builder Permit Number.....</p> <p><input type="checkbox"/> Licensed builder License No</p> <p>Family name (or company)</p> <p>Given Names (or ACN)</p> <p>Postal Address</p> <p>.....P/Code.....</p> <p>Telephone (H) Telephone (W).....</p> <p>Mobile Facsimile</p> <p><input type="checkbox"/> Unlicensed Builder</p>
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PART 3 Site Development Details

7. What is the area of the land? m ²
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8. What is the gross floor area of the the existing buildings? m ²
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9. What is the gross floor area of the proposed buildings?	Proposed floor area m ²
<i>If additions or alteration give the additional floor area</i>	

10. What is the building site presently used for?	Main use
<i>If vacant, write vacant</i>	Other uses

11. What will the proposed building be used for?	Main use Other uses																																																																																
12. How many dwellings will there be?	Existing To be Demolished New dwellings																																																																																
13. Does this site contain a dual occupancy?	<input type="checkbox"/> Yes <input type="checkbox"/> No																																																																																
14. How many storeys will be in the building?	Number of storeys																																																																																
15. Building Materials <i>Tick more than one if necessary</i> <i>This information is used by the Australian Bureau of Statistics</i>	<table border="1"> <thead> <tr> <th colspan="2">Roof</th> <th colspan="2">Walls</th> <th colspan="2">Floor</th> <th colspan="2">Frame</th> </tr> </thead> <tbody> <tr> <td>TI</td><td><input type="checkbox"/> Tiles</td> <td>BR</td><td><input type="checkbox"/> Double Brick</td> <td>TI</td><td><input type="checkbox"/> Timber</td> <td>TI</td><td><input type="checkbox"/> Timber</td> </tr> <tr> <td>CO</td><td><input type="checkbox"/> Slate/Concrete</td> <td>BV</td><td><input type="checkbox"/> Brick Veneer</td> <td>CO</td><td><input type="checkbox"/> Concrete</td> <td>ST</td><td><input type="checkbox"/> Steel</td> </tr> <tr> <td></td><td></td> <td></td><td></td> <td></td><td><input type="checkbox"/> Other</td> <td></td><td></td> </tr> <tr> <td>FC</td><td><input type="checkbox"/> Fibre Cement</td> <td>CS</td><td><input type="checkbox"/> Stone/Concrete</td> <td>OT</td><td></td> <td>AL</td><td><input type="checkbox"/> Aluminium</td> </tr> <tr> <td>ST</td><td><input type="checkbox"/> Steel</td> <td>FC</td><td><input type="checkbox"/> Fibre Cement</td> <td></td><td></td> <td>OT</td><td><input type="checkbox"/> Other</td> </tr> <tr> <td>AL</td><td><input type="checkbox"/> Aluminium</td> <td>TI</td><td><input type="checkbox"/> Timber</td> <td></td><td></td> <td></td><td></td> </tr> <tr> <td>OT</td><td><input type="checkbox"/> Other</td> <td>ST</td><td><input type="checkbox"/> Steel</td> <td></td><td></td> <td></td><td></td> </tr> <tr> <td></td><td></td> <td>AL</td><td><input type="checkbox"/> Aluminium</td> <td></td><td></td> <td></td><td></td> </tr> <tr> <td></td><td></td> <td>OT</td><td><input type="checkbox"/> Other</td> <td></td><td></td> <td></td><td></td> </tr> </tbody> </table>	Roof		Walls		Floor		Frame		TI	<input type="checkbox"/> Tiles	BR	<input type="checkbox"/> Double Brick	TI	<input type="checkbox"/> Timber	TI	<input type="checkbox"/> Timber	CO	<input type="checkbox"/> Slate/Concrete	BV	<input type="checkbox"/> Brick Veneer	CO	<input type="checkbox"/> Concrete	ST	<input type="checkbox"/> Steel						<input type="checkbox"/> Other			FC	<input type="checkbox"/> Fibre Cement	CS	<input type="checkbox"/> Stone/Concrete	OT		AL	<input type="checkbox"/> Aluminium	ST	<input type="checkbox"/> Steel	FC	<input type="checkbox"/> Fibre Cement			OT	<input type="checkbox"/> Other	AL	<input type="checkbox"/> Aluminium	TI	<input type="checkbox"/> Timber					OT	<input type="checkbox"/> Other	ST	<input type="checkbox"/> Steel							AL	<input type="checkbox"/> Aluminium							OT	<input type="checkbox"/> Other				
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PART 4 Applicant's declaration																																																																																	
<i>All the details sought in the accompanying checklist must be provided. The City will rely on this information. If it is misleading or incorrect you may be prosecuted for an offence under the Environmental Planning and Assessment Act.</i>	THE COMPLETED CHECKLIST MUST BE SUBMITTED WITH THIS APPLICATION. FAILURE TO PROVIDE THE REQUIRED DOCUMENTATION OF AN ACCEPTABLE STANDARD WILL RESULT IN YOUR APPLICATION BEING RETURNED.																																																																																
16. Declaration	<p>I apply for a Complying Development Certificate to carry out the development or works described in this application. I declare that all the information in the application is, to the best of my knowledge, true and correct.</p> <p>I also understand that if the information is incomplete or the development is assessed not to be "Complying Development" as set out in the SEPP the application will be rejected. I acknowledge that if the information provided is misleading any approval granted 'may be void'.</p> <p>Signature Date</p>																																																																																

HOW TO LODGE THIS APPLICATION

ADDRESS THE APPLICATION TO	General Manager City of Ryde
You can send it to us by any of the following methods:	
POST	Locked Bag 2069 North Ryde NSW 1670
DOCUMENT EXCHANGE	DX 8403, Ryde
COURIER OR PERSONAL DELIVERY	Customer Service Centre 1 Devlin Street Ryde NSW 2112
OFFICE HOURS	8:30 am to 4:30 pm Monday to Friday to visit Customer Service Centre 8:30 am to 4:45 pm Monday to Friday for telephone enquiries
HOW TO CONTACT US	Phone: (02) 9952 8222 Fax: (02) 9952 8070
CITY'S WEBSITE ADDRESS	www.ryde.nsw.gov.au

We recommend that you consult with the City's Customer Service Officers before lodging this application.

FEES	Fees are calculated on a scale based on the contract value of the work or the market value of the labour and materials needed to complete the work including GST. Ask us for details. NOTE – Any refunds will be processed to the person/company who paid the fees to the City of Ryde.
PAYMENT METHODS	By Mail: Cheque or Money Order In Person: Cash, Cheque, Money Order, Mastercard, Visa, AMEX &/or EFTPOS. Note - A merchant fee surcharge is applicable for all credit card payments. Make cheques payable to "City of Ryde".
ACKNOWLEDGEMENT	We will acknowledge that we have received your application. You will receive a receipt specifying the amount of fees paid and the registered number of the application.

Privacy Notification

In completing this form you will be prompted to supply information that is personal information for the purposes of the Privacy and Personal Information Act 1998. The supply of this information is voluntary. If you cannot provide, or do not wish to provide the information sought, the City may be unable to process your request. With regard to Complying Development Applications, the City requires the provision of owner's name and address with signature/s to verify owner's permission. This information is available for public inspection. The City of Ryde is required under the Act to inform you about how your personal information is being collected and used. If you require further information please contact the City's Customer Service Centre on 9952-8222 and ask for an information sheet to be forwarded to you.

Complying Development Checklist

REQUIRED	Applicant		Office Use Only		
	Yes	N/A	Yes	No	N/A
<input type="checkbox"/> ALL PLANS AND ASSOCIATED DOCUMENTATION 3 copies of all plans and documentation must be submitted as part of the application plus 1 optional electronic version (PDF). If you choose to submit an electronic version in PDF it must be a complete and accurate set of plans and/or documentation.	<input type="checkbox"/>		<input type="checkbox"/>	<input type="checkbox"/>	
<input type="checkbox"/> COMPLETED APPLICATION FORM (3 copies + PDF) The original completed application form plus 1 copy must be submitted with the application	<input type="checkbox"/>		<input type="checkbox"/>	<input type="checkbox"/>	
<input type="checkbox"/> PLANS Plans include the site plan, floor plan, elevations and sections. Plans must be drawn to scale in ink and on A4 or A3 size paper. Free hand, single line or illegible drawings will not be accepted. <i>The following information should be included on all plans and documents:</i>	<input type="checkbox"/>		<input type="checkbox"/>	<input type="checkbox"/>	
<ul style="list-style-type: none"> • Applicants name, block/house/shop/flat number, street/road name, town or locality • Lot Number, Section Number, DP/SP Number • Measurements in metric • The position of true north • Building or parts of building to be demolished to be indicated in outline • Designer's/Architect's name and date 	<input type="checkbox"/>		<input type="checkbox"/>	<input type="checkbox"/>	
<input type="checkbox"/> COLOURED PLANS (3 copies + PDF) <i>(For alterations & additions more than 30m² plans are to be suitably coloured identifying all new work – site & floor plan and elevations)</i>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<ul style="list-style-type: none"> • Brick – Red • Concrete – Dark Green • Fibre Cement/Cement Render – Light Green • Timber – Yellow • Roof tiles – Orange • Tile – Purple • Glass & Glass Bricks – Light Blue • Steel, Galvanised Iron – Dark Blue • Sandstone – Light Brown 					

<input type="checkbox"/> SURVEY PLAN (3 copies + PDF) <i>(not required for minor structures, change of use, home occupation, signs or internal alterations)</i> Information should include: <ul style="list-style-type: none"> • To Australian Height Datum (AHD) plan to scale preferably 1:100 • Bench mark on the kerb or other suitable fixed point (i.e. natural ground level) • Plan to show all existing structures • Plan to show the exact location of all trees greater than 5m in height, the RL at their base and their height and canopy spread • Location/position of all buildings/structures on adjoining land (showing street number & street address) floor levels and ridge heights of those buildings or structures at the boundary • Levels – contour and spot levels • Easements and rights of way 	<input type="checkbox"/> <input type="checkbox"/>	<input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>
<input type="checkbox"/> SITE PLAN (3 copies + PDF) A site plan is a birds-eye view of the existing and proposed development on the site and its position in relation to boundaries and neighbouring developments <i>A site plan should include:</i> <ul style="list-style-type: none"> • Drawings to a suitable scale (i.e. 1:100 OR 1:200) • Location of the new and existing buildings in relation to site boundaries • Location/position of all buildings/structures on adjoining land (showing street number and street address) • Location of any existing and proposed fences and landscaping features such as swimming pool, retaining walls, paved areas and driveways • Relative location of adjoining buildings • Contour lines of site and spot levels at the corners of the building • Location of any adjoining owner windows facing your development • Location of vehicle access and car parking (indicating extent of cut and fill and gradients) • Location of stormwater drainage pipes including downpipes and gutter, connection and discharge points • Zone boundaries if multiple zoning applies • Site fencing during construction • Location of outdoor clothes drying area (not required for commercial and industrial developments) <i>Measurements including:</i> <ul style="list-style-type: none"> • Length, width and site area of land, both existing and proposed • Width of road reserve • Distance from the external walls and the outermost parts of the proposed building to all boundaries • Approximate distance from the proposed building to neighbouring buildings 	<input type="checkbox"/>	<input type="checkbox"/> <input type="checkbox"/>
<input type="checkbox"/> DEMOLITION (3 copies + PDF) <i>If you are planning on demolishing any building or structure you will need to provide the following:</i> <ul style="list-style-type: none"> • Demolition work plan prepared by a competent person in accordance with AS 2601-1991 <i>The Demolition of Structures</i> • Photographs of all buildings or structures to be demolished (1 original) • Payment of all required fees including Demolition Security Deposit 	<input type="checkbox"/>	<input type="checkbox"/> <input type="checkbox"/>

<input type="checkbox"/> FLOOR PLANS (3 copies + PDF) A floor plan is a birds-eye view of your existing and/or proposed layout of rooms within the development <i>Floor plans should include:</i> <ul style="list-style-type: none"> • Drawings to a suitable scale (i.e. 1:100 OR 1:50) • Outline of existing building/development on site (shown dotted) • Room names, areas and dimensions • Window and door locations and sizes • Floor levels and steps in floor levels (RL's) • Wall structure type and thickness • Location and specifications of any new or replacement hot water system (minimum 3.5 star greenhouse rating) • Details of water efficient fixtures. Minimum AAA rating is required for all new taps, showerheads, dual flush toilet cisterns, aerators on bathroom hand basins and kitchen sinks. 	<input type="checkbox"/> <input type="checkbox"/>	<input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>
<input type="checkbox"/> ELEVATION PLANS (3 copies + PDF) (for applications to erect a structure) Elevation plans are a side on view of your proposal. Elevations of all four sides (north, south, east and west facing) of your development need to be included in your application and labelled accordingly. <i>Elevation plans should include:</i> <ul style="list-style-type: none"> • Drawings to a suitable scale (i.e. 1:100 OR 1:50) • Outline of existing building/development on site (shown dotted) • Window sizes and location • Location/position of all buildings/structures • Exterior cladding type and roofing material/colour • Chimneys, flue exhaust vents, duct inlet or outlet • Reduced Levels (AHD) for roof ridge, floor and ceiling • Details of insulation for additional or replacement ceiling/roof and walls. Ceiling/roof insulation must have a minimum R3.0 rating and wall insulation must have a minimum R1.5 rating 	<input type="checkbox"/> <input type="checkbox"/>	<input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>
<input type="checkbox"/> SECTION PLANS (3 copies + PDF) (for applications to erect a structure) A section(s) is a diagram showing a cut through the development at the most typical point <i>Sections should include:</i> <ul style="list-style-type: none"> • Drawings to a suitable scale (i.e. 1:100 OR 1:50) • Outline of existing building/development on site (shown dotted) • Section names and where they are shown on plan (ie. A/A, B/B, etc) • Room names • Room and window heights • Details of chimneys, fire places and stoves • Roof pitch and covering • Site works, finished and proposed floor & ground levels in long section (indicate cut, fill and access grades) • Construction material details 	<input type="checkbox"/> <input type="checkbox"/>	<input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>

<input type="checkbox"/> LANDSCAPING PLAN (3 copies + PDF) <i>(for new dwellings and swimming pools)</i> Information should include: <ul style="list-style-type: none"> • Location and size of the landscaped area (in accordance with the NSW Housing Code.) • Location and size of the Outdoor Living Area (Principal Private open space, in accordance with the NSW Housing Code). • Description of ground preparation, arrangement and nomination of plantings, procedures and ongoing maintenance • Location and type of any trees to be removed • Schedule of plantings cross-referenced to site plan indicating species, massing and mature height • Details of restoration and treatment of earth cuts, fills, mounds, retaining walls, fencing and screen walls • Erosion and sedimentation control measures to be undertaken during and after construction • Name of Landscape Architect or Consultant 	<input type="checkbox"/> <input type="checkbox"/>	<input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>
<input type="checkbox"/> STATEMENT OF ENVIRONMENTAL EFFECTS (3 copies + PDF) <i>This is a written statement that describes the proposed development and states whether the proposal complies with the City's planning controls. It should also explain the likely impacts of the proposed development both during and after construction and how these impacts will be minimised.</i> The statement, in appraising the suitability of land for development, should also detail (where applicable): <ul style="list-style-type: none"> • Flooding, drainage, land slip, soil erosion, mine subsidence, bushfires and any other risks • Effect on the landscape, streetscape, national park or scenic quality of the locality • Impact on existing and future amenity of the locality • Amount of traffic generated, car access, parking and availability of public transport • Location of garbage and storage areas • Availability of utility services, power, telephone, water/sewer • Social effects and economic effects • Anticipated impact of noise levels to the site locality • Effect on historical and archaeological aspects • Effect on flora and fauna • Design and external appearance in relation to the site and locality indicating how the design is appropriate to the site • How the privacy, daylight and views of other dwellings will be affected (i.e. do they overlook or overshadow each other) NOTE: <i>Other matters may be relevant depending upon the nature of the development proposal.</i>	<input type="checkbox"/>	<input type="checkbox"/> <input type="checkbox"/>
<input type="checkbox"/> STORMWATER PLANS (3 copies + PDF) Information should include: <ul style="list-style-type: none"> • Existing and proposed stormwater drainage location including downpipes, connection and discharge points to the street or the City of Ryde drainage system 	<input type="checkbox"/> <input type="checkbox"/>	<input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>

<input type="checkbox"/> WASTE MANAGEMENT PLAN (3 copies + PDF) This plan is a checklist that provides the City with details of the following: <ul style="list-style-type: none"> • Volume and type of waste to be generated • How waste is to be stored and treated on site • How residual waste is to be disposed of • How ongoing waste management will operate The checklist, a sample waste management plan and further information can be obtained from the City's Waste Minimisation & Management DCP 2006 7.2	<input type="checkbox"/> <input type="checkbox"/>	<input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>
<input type="checkbox"/> SPECIFICATIONS (3 copies + PDF) <i>A specification is a written statement that should include as a minimum:</i> <ul style="list-style-type: none"> • The construction and materials to be used • Type and colour of external finishes • Whether the materials will be new or second-hand, and if second-hand materials are to be used, particulars • The method of drainage, effluent disposal and provision of water supply • Any other details relevant to the construction of the building 	<input type="checkbox"/> <input type="checkbox"/>	<input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>
<input type="checkbox"/> STRUCTURAL DETAILS (3 copies + PDF) <i>(Certification i.e. plans signed and dated by a suitably qualified structural engineer if a requirement of Development Consent)</i> <ul style="list-style-type: none"> • Footings • Piers • Slab • Steel Frames • Beams 	<input type="checkbox"/> <input type="checkbox"/>	<input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>
<input type="checkbox"/> FIRE SAFETY (3 copies + PDF) <i>(for new & additions to dwelling houses)</i> <ul style="list-style-type: none"> • Location of all hardwired smoke detectors 	<input type="checkbox"/> <input type="checkbox"/>	<input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>
<input type="checkbox"/> ENERGY EFFICIENCY DETAILS (3 copies + PDF) <i>(for costs of works less than \$50,000)</i> <i>Plans should include:</i> <ul style="list-style-type: none"> • Location of outdoor clothes drying area • Location and specifications of any new or replacement hot water system (minimum 3.5 star greenhouse rating) • Details of water efficient fixtures. Minimum AAA rating is required for all new taps, showerheads, dual flush toilet cisterns, aerators on bathroom hand basins and kitchen sinks • Details of insulation for additional or replacement ceiling/roof and walls. Ceiling/roof insulation must have a minimum R3.0 rating and wall insulation must have a minimum R1.5 rating 	<input type="checkbox"/> <input type="checkbox"/>	<input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>
<input type="checkbox"/> BASIX CERTIFICATE (3 copies + PDF) <i>(For all new residential development, alterations & additions to residential developments ≥\$50,000 and swimming pools & spas capacity ≥40,000L)</i> BASIX is a web based planning tool designed to assess the water and energy efficiency of new residential developments.		

<ul style="list-style-type: none"> • Complete the online assessment at www.basix.nsw.gov.au and provide the certificate • Commitments included on the BASIX certificate are to be shown on the plans and specifications • The BASIX Certificate must not have been issued more than 3 months prior to lodgement of this Development Application. 	<input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>	<input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>
<p>BUILDER DETAILS</p> <ul style="list-style-type: none"> • If a licenced builder is undertaking the work a statement detailing the builder's name, address and licence number must be provided • If an unlicenced builder is undertaking the work a statement detailing the builder's name, address and phone number must be provided <p>Note – You are only permitted to use an unlicensed builder for residential work under \$5000 and for non-residential work</p> <ul style="list-style-type: none"> • If an owner builder is undertaking the work an owner builder permit must be provided for all work over \$5000 <p><input type="checkbox"/> HOME OWNER WARRANTY INSURANCE</p> <ul style="list-style-type: none"> • Home Owner warranty insurance is only required where the cost of work exceeds \$12 000 and the work is to be carried out by a licenced builder <p><input type="checkbox"/> SYDNEY WATER QUICK CHECK</p> <p>The plans must be submitted to a Sydney Water Quick Check agent or Customer Centre to determine whether the development will affect Sydney Water's sewer and water mains, stormwater drains and/or easements and if further requirements need to be met.</p> <ul style="list-style-type: none"> • The Sydney Water stamp must be on the plans provided 	<input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>	<input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>
<p>The City of Ryde in assessing your application will rely on the information provided by you. If any of this information is later found to be misleading or false you may be prosecuted for an offence under the Environmental Planning and Assessment Act.</p>		
<p>Confirmation of submission of all required documentation and plans</p>		
<p>.....</p> <p>Signature of architect/person preparing plans</p>		

On-Site Stormwater Detention (OSD) Checklist

This form is to be used to determine if OSD will be required for residential developments and must be completed and submitted with any Application. Please read the reverse side of this form carefully.

Part A. Address and type of proposed development

Street No Street Name Suburb.....

Lot..... SP/DP.....

Type of development (tick relevant box)

- Single Residential Building # Extensions Garage
- Duplex Residential Building # Swimming Pool Other

Part B. Possible Exemption for discharge directly to Parramatta and Lane Cove Rivers

Is the site within the designated exclusion zone along the foreshore of the Parramatta or Lane Cove River?

- No Yes (Please check with Council)

If yes, OSD may not be required. If No, go to part C

Part C. Possible Exemption for Inundation Affected Areas

Is the site of the development located totally within an established 100 year inundation path and the site also subject to inundation in lesser storm events? (tick one only)

- No Yes (Please check with Council)

If yes, OSD may not be required. If No, go to part D

Part D. Possible Exemption for minimum allowable size of site impervious area

Refer to the back of this page for definitions and explanations.

- (a) Site Aream²
- (b) Existing Impervious area to be removed (see note over, only applicable for small extensions).....m²
- (c) Existing impervious area to be retainedm²
- (d) Proposed new impervious area:
 - (d1) Roof area m²
 - (d2) Driveways m²
 - (d3) Other paved area m²
 - (d4) Supplementary areas m²
- (e) Total proposed NEW impervious area (d1) + (d2) + (d3) + (d4) -(b) = m²
- (f) Total post development impervious area (c) + (d1) + (d2) + (d3) + (d4) = m²
- (g) Post development impervious area (f) x 100/(a) = %

OSD may not be required if one or more of the following are satisfied

- (g) is less than 35% of site area **NOTE-This does not apply for a new or replacement dwelling**
- (e) is less than 50 m² increase in site cover **NOTE-This does not apply for a new or replacement dwelling**

However OSD will generally be required in cases where there is any increase in the site cover and the impervious area of a site is greater than 65% of the total site area

Part E. Special consideration

Where the applicant believes that special consideration should be given for exemption from OSD, even though Parts A, B, C, or D are not satisfied, they may request exemption from OSD under Special Consideration. Consideration will only be given on reasonable grounds that demonstrate the site will not increase or overload the existing drainage system in accordance with Council's Stormwater Management Development Control Plan.

Notes:

* Developments which are generally covered by this form are for single dwelling residential buildings and works which involve extensions, driveways and hardstand areas, or the construction of garages, outbuildings and swimming pools. Dual occupancy, commercial and multiple occupancy developments generally are not exempt from OSD. However concessions may be given for exemption where it can be proven that the receiving drainage system is not adversely affected.

Generally these developments are not exempt from OSD requirements.

Definitions

Site Area: This is the total area of the site for which the development is proposed. For residential developments, the total site area is taken to be the area shown on the Deposited Plan (DP). Where the site for the development is proposed is significantly large, that is, where the site area exceeds 1200m², and where the proposed development on that site is only a small proportion of the overall site area (less than 35%), the site area to be considered shall be calculated as the footprint of the proposed development.

Existing impervious area: This refers to all of the impervious areas within the site of the development, prior to any proposed works. This includes, calculated in plan view, all of the existing roofed areas, paved surfaces, hardstand areas, garages swimming pools and outbuildings as indicated on the plan below.

Existing impervious area to be removed: Where a dwelling or other structure is totally demolished, the area removed is not included or allowed for in calculations for site cover. **This is only included for calculation purposes for small extensions**

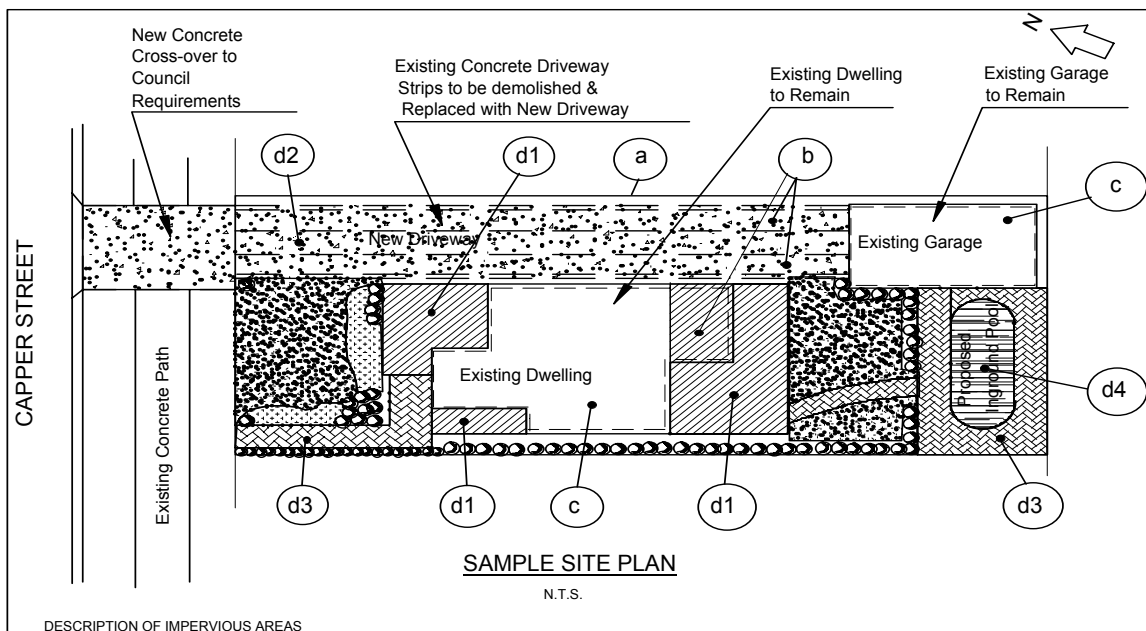
***** **OSD is generally required for all NEW dwellings regardless of site cover** *****

Existing impervious areas to be retained: This refers to the existing impervious areas of the site which will not be removed or demolished as part of the proposed works but will remain after the proposed works have been carried out.

If a building is to be altered internally, that is, works involving only the removal /demolition of internal non-structural members/walls within the footprint of the building, then the retained impervious area shall be calculated as the total area of the building.

Proposed impervious area: This includes all new impervious areas created as part of the proposed development and includes, calculated in plan view, all proposed roofed, paved, garages, outbuildings, hardsand areas and supplementary areas (e.g. in-ground swimming pools) etc. This does not include internal alterations as referred to in 'Existing impervious areas to be retained'. Internal alterations, as defined above, will not be considered as *proposed impervious area*

Post-development impervious area: This includes all of the impervious areas within the site which are to remain after the development is completed, that is, the finished works, and includes all of the *retained, existing and proposed impervious area*



Waste Minimisation and Management Plan

Waste Management Plan Form 1. Land use or activity proposed.

Outline of Proposal <i>Outline of Proposal</i> Site Address _____
Applicant's Name and Address
Tel: _____ Fax: _____ Mob: _____
<i>Buildings and other structures currently on site</i>
Brief description of proposal
The details provided on this form are the intentions for managing waste related to this project Signature of Applicant _____ Date _____

Waste Management Plan Form 2. Details of waste management – demolition phase.

MATERIALS ON-SITE			DESTINATION		
			<i>Reuse and Recycling</i>		Disposal
Type of Materials	Est. Vol. (m ³)	Est. Wt. (t)	ON-SITE * specify proposed reuse or on-site recycling methods	OFF-SITE * specify contractor and recycling outlet	* specify contractor and landfill site
Excavation Material					
Green Waste					
Bricks					
Tiles					
Concrete					
Timber					
Plasterboard					
Metals					
Asbestos					
Other Waste e.g. ceramic tiles, paints, plastics, PVC tubing, cardboard					

Waste Management Plan Form 3. Details of waste management – construction phase.

MATERIALS ON-SITE			DESTINATION		
			<i>Reuse and Recycling</i>		Disposal
Type of Materials	Est. Vol. (m ³)	Est. Wt. (t)	ON-SITE * specify proposed reuse or on-site recycling methods	OFF-SITE * specify contractor and recycling outlet	* specify contractor and landfill site
Excavation Material					
Green Waste					
Bricks					
Tiles					
Concrete					
Timber					
Plasterboard					
Metals					
Asbestos					
Other Waste e.g. ceramic tiles, paints, plastics, PVC tubing, cardboard					

Waste Management Plan Form 5. Ongoing Management of Waste.

Describe how you intend to ensure ongoing management of waste on-site (e.g. lease conditions, caretaker/manager on-site).

Thank you for the information.