

APPLICATION FOR REPORT & CONSENT

Building Act 1993

Building Regulations 2018

Applicant Details: RBS Owner Agent

Name:		Phone:	
Address:		Email:	

Owner Details:

Name:		Phone:	
Address:		Email:	

Property Details:

No:		Street:	
Town:			
Title Details:			

The report and consent of Council must be obtained when an application for a Building permit varies from the requirements outlined in the Building Regulations 2018 or any of the matters in the Building Regulations on the rear of this form.

Nature of Report and Consent

For your application to be assessed, the completed application form must be accompanied by the following:

1. Ticking one or more of the matters listed on the second or third page of this application.
2. Provide a brief description of the proposal (*e.g. Altering the permitted height of a fence within 9 metres of a point of intersection of a street alignment from 1m above the footpath to 1.5m along High Street, as shown on the attached drawing*)

3. Attach justification of compliance with the relevant Minister's decision guidelines (refer to Minister's Guidelines MG/12 (see over).
4. Drawings showing a site plan, floor plan and elevations, and the relationship to neighbours/streetscape. **Note these plans must highlight areas of non-compliance for which 'report & consent' is being sought.**
5. A copy of the Title and Title Plan for the allotment.
6. A copy of receipt of payment of **2024/2025 application fee applicable from 1st October 2024: \$448.30** (unless otherwise stated in table over page).

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Payment options

- Phone our Customer Service team on **1800 065 993** or **5795 0000** to pay via EFTPOS or credit card
- Visit our offices at 109A Binney Street, Euroa or 293 High Street, Nagambie to pay over the counter

The application will be processed once all supporting documentation and payment has been received.

DECLARATION

I _____ (*print name*) hereby declare that the information provided on this form is, to the best of my ability, true and correct.

Signature: _____ Date: _____

Council is collecting the information on this form for municipal purposes as specified in the Local Government Act 1989. Any personal information will be used solely by Council for these purposes or directly related purposes. Council may disclose this information to other organisations if required by legislation. The applicant understands that the personal information provided is for the above purpose. The owner of the property may access or amend this information by contacting Council's Building Department or Privacy Officer on 5795 0000.

Tick	Matters that will require Council Report & Consent if they do not comply with Part 5 (siting provisions) of the Building Regulations:	Regulation
	Setback from a street alignment not complying with Reg. 73	Reg. 73(2)
	Setback from a street alignment not complying with Reg. 74	Reg. 74(4)
	Building height not complying with Reg. 75	Reg. 75(4)
	Site coverage not complying with Reg. 76	Reg. 76(4)
	Permeable surfaces not complying with Reg. 77	Reg. 77(3)
	Car parking spaces not complying with Reg. 78	Reg. 78(6)
	Side or rear boundary setbacks not complying with Reg. 79	Reg. 79(6)
	Walls or carports on boundaries not complying with Reg. 80	Reg. 80(6)
	Building setbacks not complying with Reg. 81 (daylight to existing habitable room windows)	Reg. 81(6)
	Building setbacks not complying with Reg. 82 (solar access to north-facing habitable room windows)	Reg. 82(6)
	Building design not complying with Reg. 83 (overshadowing of recreational private open space)	Reg. 83(3)
	Window or raised open space not complying with Reg. 84 (overlooking)	Reg. 84(9)
	Building design not complying with Reg. 85 (daylight to habitable room window)	Reg. 85(3)
	Private open space for a building not complying with Reg. 86	Reg. 86(3)
	Siting of a Class 10a building, that is appurtenant to a building of another class, that does not comply with Reg. 87	Reg. 87(2)
	Front fence height not complying with Reg. 89	Reg. 89(3)
	Fence setback from side or rear boundary not complying with Reg. 90	Reg. 90(2)
	Length or height of side or rear boundary fence not complying with Reg. 91	Reg. 91(5)
	A fence within 9m of an intersection of street alignments and exceeding height of 1m above footpath	Reg. 92(2)
	Fence setback not complying with Reg. 94 (daylight to existing habitable room window)	Reg. 94(6)
	Fence setback not complying with Reg. 95 (solar access to north-facing habitable room windows)	Reg. 95(3)
	Fence design not complying with Reg. 96 (overshadowing of recreational private open space)	Reg. 96(3)
	A mast, pole, aerial, antenna, chimney, flue or service pipe not complying with Reg. 97(1)	Reg. 97(2)

Notes: Siting Matters Part 5

1. Minister's Guidelines MG/03 requires that where a request is made to allow a reduction in setback requirements under Part 5 of the Building Regulations, Council is required to seek the views of the relevant adjoining owner. The neighbours will be given ten (10) business days to submit any comments for consideration.
2. Minister's Guidelines MG/12 outlines the decision guidelines Council must apply in considering a request for report and consent with respect to siting matters. Your application should address how your proposal satisfies MG/12. Copies of the Minister's Guideline MG/12 can be viewed on the Victorian Building Authority website at <https://www.vba.vic.gov.au/building/building-resource-hub> – Minister Guidelines.

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Tick	Matters requiring Council's Report & Consent that are non-siting matters	Regulation	Fee
	Projections beyond street alignment	Reg. 109(1) & (2)	\$320.20
	Precautions over a street alignment	Reg. 116(4)	\$325.00
	Construction of building over an easement vested in Council	Reg. 130(1)	\$320.20
	Installation or alteration of a septic tank system, or construction of a building over an existing septic tank system	Reg. 132(1)	\$320.20
	Point of discharge of stormwater	Reg. 133(2)	\$159.50
	Buildings above or below certain public facilities	Reg. 134(2)	\$320.20
	Construction of buildings on land liable to flooding	Reg. 153(2)	\$320.20
	Building on designated land or designated works	Reg. 154(1)	\$320.20