

NOTICE OF AN APPLICATION FOR PLANNING PERMIT

The land affected by the application is located at:	30 Bloomfield Lane, Cardinia VIC 3978 L4 LP8853
The application is for a permit to:	Use and Development of land for a Dependent Person's Unit
The applicant for the permit is:	
The application reference number is:	T230648
You may look at the application and any documents that support the application at the office of the Responsible Authority:	<p>Cardinia Shire Council 20 Siding Avenue Officer 3809</p> <p>This can be done during office hours and is free of charge.</p> <p>Documents can also be viewed on Council's website: https://www.cardinia.vic.gov.au/advertisedplanningapplications</p>

Any person who may be affected by the granting of the permit may object or make other submissions to the responsible authority.

- An objection must
- * be sent to the Responsible Authority in writing, at Cardinia Shire Council, PO Box 7, Pakenham, Vic, 3810 or email at mail@cardinia.vic.gov.au.
 - * include the name and address of the objector/ submitter.
 - * include the application number and site address.
 - * include the reasons for the objection, and
 - * state how the objector would be affected.

The Responsible Authority will not decide on the application before:	18 March 2024
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If you object, the Responsible Authority will tell you its decision.

Please be aware that copies of objections/submissions received may be made available to any person for the purpose of consideration as part of the planning process.

For additional information or advice contact Cardinia Shire Council, Planning Department on 1300 787 624 or mail@cardinia.vic.gov.au.

Your objection/submission and personal information is collected by Cardinia Shire Council for the purposes of the planning process as set out in the *Planning and Environment Act 1987*. If you do not provide your name and address, Council will not be able to consider your objection/submission. Your objection/submission will be available free of charge at the Council office for any person to inspect and copies may be made available on request to any person for the relevant period set out in the *P&E Act*. You must not submit any personal information or copyright material of third parties without their informed consent. By submitting the material, you agree that the use of the material as detailed above does not breach any third party's right to privacy and copyright.

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Application Summary

Portal Reference	A42351US
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Basic Information

Proposed Use	Construction of a small second dwelling and gravel driveway to be used for a family member to reside in. The small second dwelling will be constructed by a registered company and will have a Home Owners Warranty. The exterior will be cream walls and dark grey Colourbond roof, keeping with the existing buildings. No vegetation/tree removal will be required.
Current Use	18 hectare property with three bedroom brick veneer home and outbuildings used as a residence for my family. The remainder of the land (approximately 17 hectares) is used for cattle farming.
Cost of Works	\$105,000
Site Address	30 Bloomfield Lane Cardinia 3978

Covenant Disclaimer

Does the proposal breach, in any way, an encumbrance on title such as restrictive covenant, section 173 agreement or other obligation such as an easement or building envelope?	Not Applicable, no such encumbrances apply.
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Contacts

Type	Name	Address	Contact Details
Applicant			
Owner			
Preferred Contact			

Fees

Regulation Fee Condition		Amount	Modifier	Payable
9 - Class 4	More than \$100,000 but not more than \$500,000	\$1,383.30	100%	\$1,383.30
			Total	\$1,383.30

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Documents Uploaded

Date	Type	Filename
19-12-2023	A Copy of Title	Title Search 30 Bloomfield Lane Cardinia.pdf
19-12-2023	Overlay Requirements	Australian Height Datum information.pdf
19-12-2023	Proposed elevation plan	Small Second Home Elevation Plans.pdf
19-12-2023	A proposed floor plan	Small second home Proposed Floor Plan.pdf
20-12-2023	Site plans	Site Plan - 2 pages.pdf

☐ Remember it is against the law to provide false or misleading information, which could result in a heavy fine and cancellation of the permit

Lodged By

Site User		
Submission Date	20 December 2023 - 06:23:PM	

Declaration

☒ By ticking this checkbox, declare that all the information in this application is true and correct; and the Applicant and/or Owner (if not myself) has been notified of the application.

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Request to amend a current planning permit application

This form is used to request an amendment to an application for a planning permit that has already been lodged with Council, but which has not yet been decided. This form can be used for amendments made before any notice of the application is given (pursuant to sections 50 / 50A of the *Planning and Environment Act 1987*) or after notice is given (section 57A of the Act).

PERMIT APPLICATION DETAILS

Application No.:	T230648 PA
Address of the Land:	30 BLOOMFIELD LANE, CARDINIA, VIC, 3978

APPLICANT DETAILS

Name:	
Organisation:	
Address:	
Phone:	
Email:	

AMENDMENT TYPE

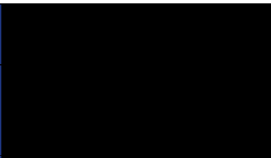
Under which section of the Act is this amendment being made? (select one)	
Section 50 – Amendment to application at request of applicant before notice:	<input type="checkbox"/>
Section 50A – Amendment to application at request of responsible authority before notice:	<input checked="" type="checkbox"/>
Section 57A – Amendment to application after notice is given:	<input type="checkbox"/>

AMENDMENT DETAILS

What is being amended? (select all that apply)		
What is being applied for <input checked="" type="checkbox"/>	Plans / other documents <input checked="" type="checkbox"/>	Applicant / owner details <input type="checkbox"/>
Land affected <input type="checkbox"/>	Other <input type="checkbox"/>	
Describe the changes. If you need more space, please attach a separate page.		
In reply to Council's correspondence of 22 February 2024, the following amendments are provided.		
1. The Proposal is to be amended to "Use and Development of land for a Small Second Dwelling".		
2. Amended Site Plans, Written Submission and CHMP is provided changing wording to Small Second Dwelling .		

3. Receipt for payment of outstanding fees is attached.		
Specify the estimated cost of any development for which the permit is required:		
Not applicable <input type="checkbox"/>	Unchanged <input checked="" type="checkbox"/>	New amount \$

DECLARATION

I declare that all the information in this request is true and correct and the owner (if not myself) has been notified of this request to amend the application.		
Name:		
Signature:		
Date:		

LODGEMENT

<p>Please submit this form, including all amended plans/documents, to mail@cardinia.vic.gov.au</p> <p>You can also make amendments to your application via the Cardinia ePlanning Portal at https://eplanning.cardinia.vic.gov.au/</p> <p>If you have any questions or need help to complete this form, please contact Council's Statutory Planning team on 1300 787 624.</p>
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IMPORTANT INFORMATION

<p>It is strongly recommended that before submitting this form, you discuss the proposed amendment with the Council planning officer processing the application.</p> <p>Please give full details of the nature of the proposed amendments and clearly highlight any changes to plans (where applicable). If you do not provide sufficient details or a full description of all the amendments proposed, the application may be delayed.</p> <p>No application fee for s50/s50A requests unless the amendment results in changes to the relevant class of permit fee or introduces new classes of permit fees. The fee for a s57A request is 40% of the relevant class of permit fee, plus any other fees if the amendment results in changes to the relevant class (or classes) of permit fee or introduces new classes of permit fees. Refer to the <i>Planning and Environment (Fees) Regulations 2016</i> for more information.</p> <p>The amendment may result in a request for more under section 54 of the Act and/or the application requiring notification (or re-notification). The costs associated with notification must be covered by the applicant.</p> <p>Council may refuse to amend the application if it considers that the amendment is so substantial that a new application for a permit should be made.</p> <p>Any material submitted with this request, including plans and personal information, will be made available for public viewing, including electronically, and copies may be made for interested parties for the purpose of enabling consideration and review as part of a planning process under the <i>Planning and Environment Act 1987</i>.</p>
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Register Search Statement - Volume 10723 Folio 330

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The Victorian Government acknowledges the Traditional Owners of Victoria and pays respects to their ongoing connection to their Country, History and Culture. The Victorian Government extends this respect to their Elders, past, present and emerging.

REGISTER SEARCH STATEMENT (Title Search) Transfer of Land Act 1958

VOLUME 10723 FOLIO 330

Security no : 124111179938U
Produced 11/12/2023 01:12 PM

LAND DESCRIPTION -----

-

Lot 4 on Plan of Subdivision 008853.
PARENT TITLE Volume 10703 Folio 934
Created by instrument AC039057N 02/05/2003

REGISTERED PROPRIETOR

ENCUMBRANCES, CAVEATS AND NOTICES

Any encumbrances created by Section 98 Transfer of Land Act 1958 or Section 24 Subdivision Act 1988 and any other encumbrances shown or entered on the plan or imaged folio set out under DIAGRAM LOCATION below.

DIAGRAM LOCATION

SEE LP008853 FOR FURTHER DETAILS AND BOUNDARIES

ACTIVITY IN THE LAST 125 DAYS

NIL

-----END OF REGISTER SEARCH STATEMENT-----

Additional information: (not part of the Register Search Statement)

Street Address: 30 BLOOMFIELD LANE CARDINIA VIC 3978

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ADMINISTRATIVE NOTICES

NIL



The information supplied has been obtained by Dye & Durham Property Pty Ltd who is licensed by the State of Victoria to provide this information via LANDATA® System. Delivered at 11/12/2023, for Order Number 82242534. Your reference: Donna.

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LP 8853

EDITION 1

PLAN MAY BE LODGED
30/05/22

COLOUR CODE

E-1 = BROWN
R-1 = ROAD

ROADS COLOURED BROWN

PLAN OF SUBDIVISION OF
CROWN ALLOTMENTS 31 & 32
PARISH OF KOO WEE RUP
COUNTY OF MORNINGTON

MEASUREMENTS ARE IN LINKS
VOL.3236 FOL.157

NOTATIONS

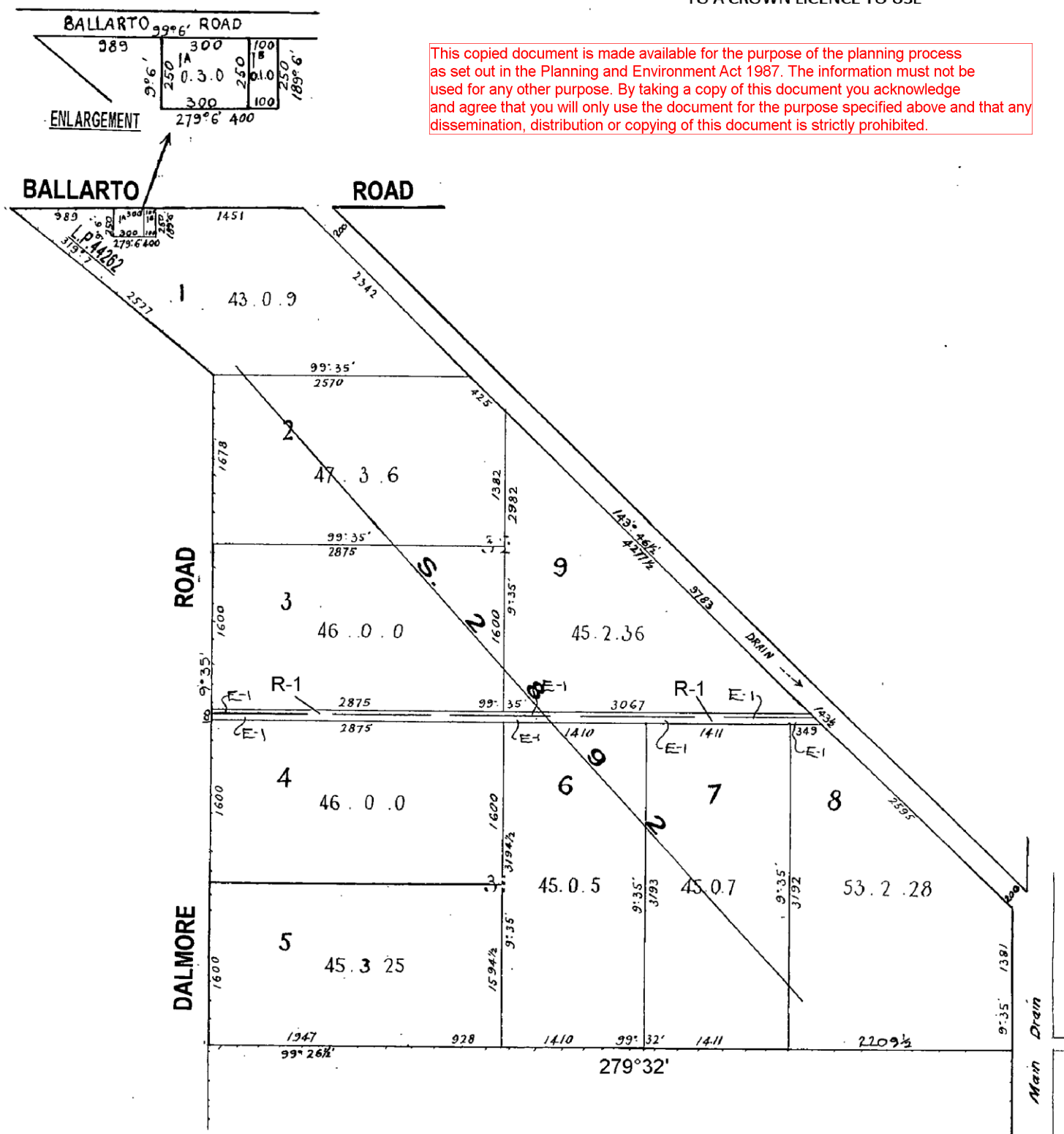
WATERWAY NOTATION:

LOTS 2 & 9 IN THIS PLAN MAY

ABUT CROWN LAND THAT MAY BE SUBJECT

TO A CROWN LICENCE TO USE

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PLANNING PERMIT APPLICATION NO. T2300648 PA

30 BLOOMFIELD LANE, CARDINIA

PROPOSAL SUMMARY

The application is made for the construction of a Small Second Dwelling. The Small Second Dwelling would be occupied by [REDACTED] the 91 year old mother of the owner and occupier of the existing dwelling, who requires care due to her age.

The Small Second Dwelling is to be constructed by Registered building company and will have a Home Owners Warranty. In keeping with the amenity of the existing buildings, the Small Second Dwelling's exterior would be Colourbond 'Classic cream' walls and a "Woodlands Grey" Colourbond non reflective roof. The building will be constructed with finished floor levels at the required height as per Melbourne Water advice. Water and power services are already in the vicinity of the proposed location. An existing floodlit path will provide all weather pedestrian access and existing shed will provide carparking.

All machinery and materials required for construction of the Small Second Dwelling can access the site via adjacent vacant paddock, negating the need for any vehicle movement in the vicinity of the existing vegetation.

No vegetation removal will be required and no vegetation lies within a 15 metre radius of the proposed Small Second Dwelling site. The Small Second Dwelling will be located on a flat clear area, away from existing trees, and is not in line of sight from the existing dwelling. This part of the land is currently fenced within the residence-occupied area of the property by a post and wire fence and will not encroach on or reduce the area which is currently used for farming purposes. This location will not detrimentally affect any views or the amenity of the existing dwelling, or any of the surrounding properties and is not detrimental to the existing character and appearance of the property. The remainder of the lot (approximately 16 hectares) is currently used for animal husbandry and general farming purposes.

Neighbouring properties to the South and East are similar in size and development, consisting of farmland with dwellings and usual outbuildings. Dalmore Road lies on the western boundary and Bloomfield Lane on the Northern boundary.

A Cultural Heritage Management plan is not required to be prepared for the application as the construction of one or two dwellings is an exempt activity under the Aboriginal Heritage Regulations 2018.

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Dalmore Road



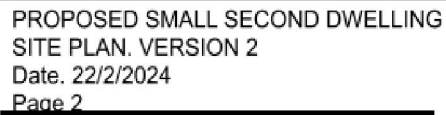
Lot 5

578.36m

Dalmore Road

Lot 6

321.86m



PROPOSED SMALL SECOND DWELLING
SITE PLAN, VERSION 2
Date, 22/2/2024
Page 2

Page 2

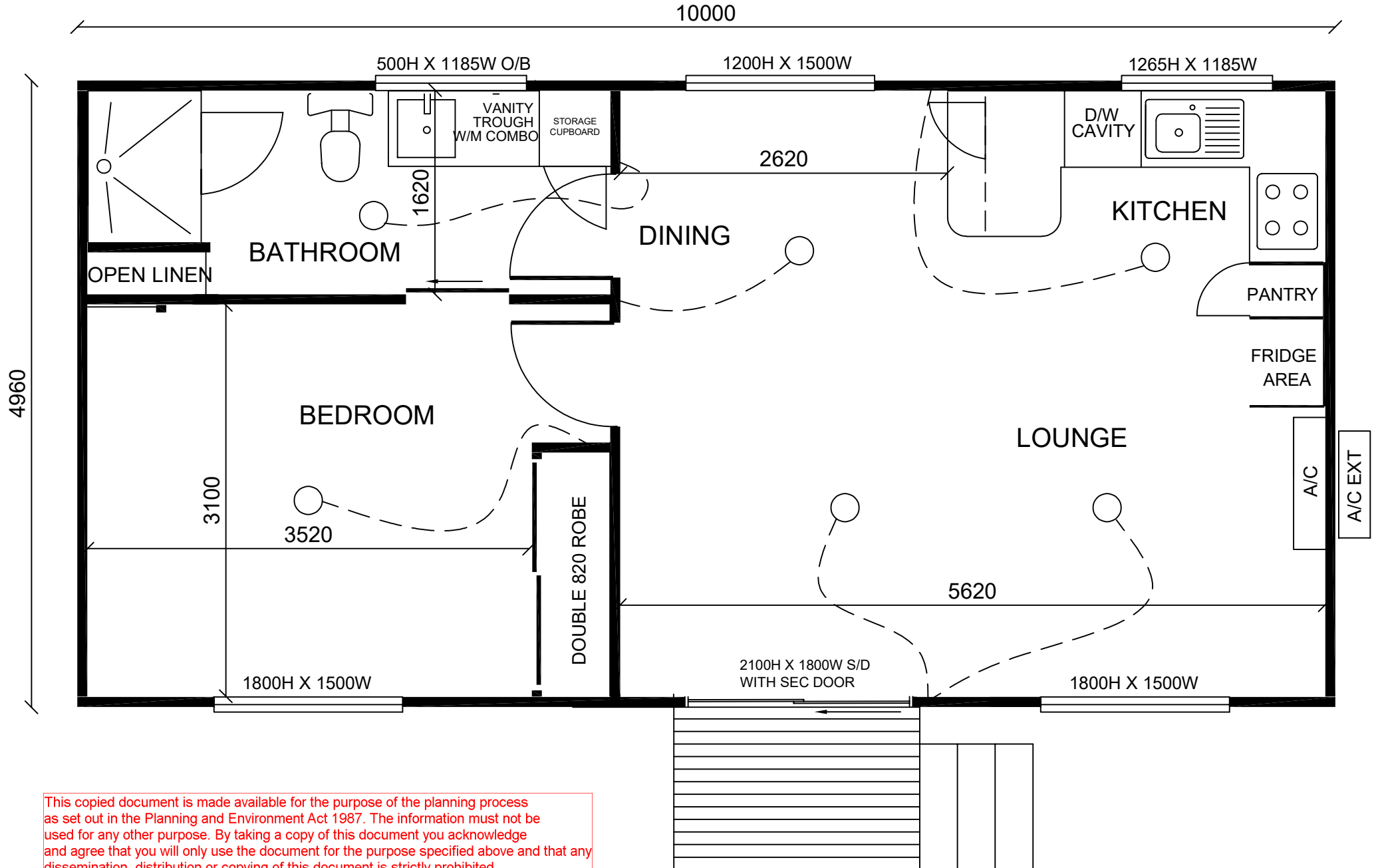
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KEY
Existing tree. 
Post & wire fence · — · —



PROPOSED SMALL SECOND DWELLING
SITE PLAN, VERSION 2
Date: 22/2/2024
Page 3

CARDINIA DRAFT C



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