
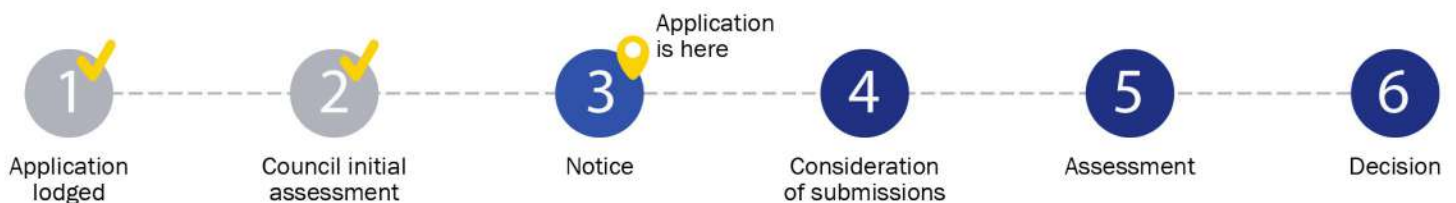


Notice of Application for a Planning Permit

The land affected by the application is located at:	L2 LP222542 V10123 F997 26 Henry Road, Bunyip VIC 3815	
The application is for a permit to:	Buildings and works for a dwelling extension	
A permit is required under the following clauses of the planning scheme:		
43.02-2	Construct a building and carry out works	
44.04-2	Construct a building and carry out works	
APPLICATION DETAILS		
The applicant for the permit is:	[REDACTED]	
Application number:	T260051	
<p>You may look at the application and any documents that support the application at the office of the Responsible Authority:</p> <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 at cardinia.vic.gov.au/advertisedplans or by scanning the QR code.</p>		
HOW CAN I MAKE A SUBMISSION?		
<p>This application has not been decided. You can still make a submission before a decision has been made. The Responsible Authority will not decide on the application before:</p>		10 June 2026
<p>WHAT ARE MY OPTIONS?</p> <p>Any person who may be affected by the granting of the permit may object or make other submissions to the responsible authority.</p> <p>If you object, the Responsible Authority will notify you of the decision when it is issued.</p>	<p>An objection must:</p> <ul style="list-style-type: none"> • be made to the Responsible Authority in writing; • include the reasons for the objection; and • state how the objector would be affected. 	<p>The Responsible Authority must make a copy of every objection available at its office for any person to inspect during office hours free of charge until the end of the period during which an application may be made for review of a decision on the application.</p>



Application Summary

Portal Reference A1269994

Basic Information

Proposed Use	Partial knockdown and rebuild of the only and existing dwelling on this property. The existing residence has had several additions to the north side of the main dwelling that are not functional and defective. The new development is slightly smaller than the existing dwelling is today.
Current Use	26 Henry Road Bunyip is a 5600m2 block, with 1 single dwelling and a newly constructed shed. It is divided up into 3 small horse paddocks and a sand riding arena.
Cost of Works	\$300,000
Site Address	26 Henry Road Bunyip 3815

Covenant Disclaimer

Does the proposal breach, in any way, an encumbrance on title such as restrictive covenant, section 88 agreement or other obligation such as an easement or building envelope? **No such encumbrances are breached**

Note: During the application process you may be required to provide more information in relation to any encumbrances.

ADVERTISED MATERIAL

Cardinia
 Planning Application: T260051
 Date of Publication: 10 May 2026

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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	\$1,462.50	100%	\$1,462.50
Total			\$1,462.50



Civic Centre
 20 Siding Avenue, Officer, Victoria

Council's Operations Centre (Depot)
 Purton Road, Pakenham, Victoria

Postal Address
 Cardinia Shire Council
 P.O. Box 7, Pakenham VC, 3810

Email: mail@cardinia.vc.gov.au

Monday to Friday 8.30am–5pm
Phone: 1300 787 624
After Hours: 1300 787 624
Fax: 03 5941 3784

Documents Uploaded

Date	Type	Filename
29-01-2026	A Copy of Title	Title search 00794881230012026012910040001.pdf
29-01-2026	Encumbrance	Property report .pdf
01-02-2026	Site plans	Birds eye view 25-013 [REDACTED] Prelim_Rev-C.pdf
01-02-2026	Existing floor plan	Existing floorplan:knockdown plan 25-013 [REDACTED] Prelim_Rev-C.pdf
01-02-2026	A proposed floor plan	Proposed floor plan 25-0 [REDACTED] Prelim_Rev-C.pdf
01-02-2026	Existing elevation plans	Existing elevation plan 25-013 [REDACTED] Prelim_Rev-C.pdf
01-02-2026	Proposed elevation plan	Proposed elevation plans incl 3D 25-013 [REDACTED] Prelim_Rev-C.pdf
01-02-2026	Additional Document	Master document copy 25-013 [REDACTED] Prelim_Rev-C.pdf
01-02-2026	Additional Document	Melbourne Water Response-17 Nov 2025 0353 PM.pdf
01-02-2026	Alteration statement	Alterations statement Feb 26.docx

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	[REDACTED]
Submission Date	01 February 2026 - 05:59:PM

Declaration

By ticking this checkbox, I, [REDACTED] 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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20 Siding Avenue, Officer, Victoria

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Purton Road, Pakenham, Victoria

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Planning Application: T260051
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Phone: 1300 787 624
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Fax: 03 5941 3784

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

VOLUME 10123 FOLIO 997

Security no : 124131722211M
Produced 29/01/2026 09:04 PM

LAND DESCRIPTION

Lot 2 on Plan of Subdivision 222542P.
PARENT TITLE Volume 09768 Folio 778
Created by instrument LP222542P 14/07/1993

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 LP222542P 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: 26 HENRY ROAD BUNYIP VIC 3815

ADMINISTRATIVE NOTICES

NIL



DOCUMENT END



ADVERTISED MATERIAL
Planning Application: T260051
Date Prepared: 25 May 2026

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Property statement- 26 Henry Road, Bunyip 3815

1/2/26

The current dwelling at 26 Henry Road, Bunyip is a 2 bedroom cottage, that has had several extensions added over the years. These extensions have been built with no permits, and have been built to a less than satisfactory standard. Our proposal is to keep the original historic cottage that dates back to the 1950's keeping all its character and charm, and adding an extension to the northern side of the original dwelling.

I am seeking approval to for a partial knockdown/rebuild. I am not looking to increase the footprint of the property, The current dwelling as it sits today is 295.52m² in size. The proposed dwelling after partial knockdown/rebuild is 295.28m². These changes will make the home more functional, and liveable.

I have also included in additional documents a letter from Melbourne water dated Nov 25. This letter is regarding the FFL of a recent shed that has been erected at 26 Henry Road, Bunyip. Melbourne water required a minimum FFL of 39.30m AHD. This level will be the lowest point in the proposed garage, with the proposed extension FFL of 39.480m AHD to match the existing FFL of the 1950's cottage.

Please do not hesitate to contact me direct should you require any additional information. Further more should you wish to visit the site, I can be available anytime.

Regards



ADVERTISED MATERIAL

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Date Prepared: 25 May 2026

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From www.land.vic.gov.au at 09 May 2025 10:11 AM

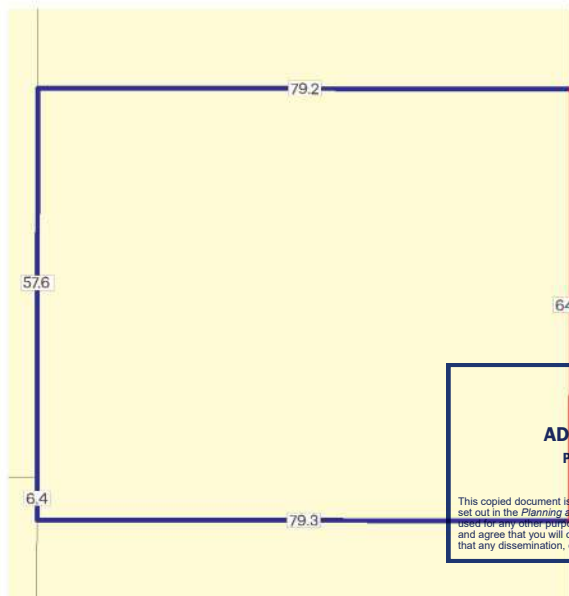
PROPERTY DETAILS

Address: **26 HENRY ROAD BUNYIP 3815**
Lot and Plan Number: **Lot 2 LP222542**
Standard Parcel Identifier (SPI): **2\LP222542**
Local Government Area (Council): **CARDINIA**
Council Property Number: **4381600900**
Directory Reference: **Vicroads 718 K11**

www.cardinia.vic.gov.au

SITE DIMENSIONS

All dimensions and areas are approximate. They may not agree with those shown on a title or plan.



Area: 5072 sq. m

Perimeter: 286 m

For this property:

— Site boundaries

— Road frontages

Dimensions for individual parcels require a separate search, but dimensions for individual units are generally not available.

Calculating the area from the dimensions shown may give a different value to the area shown above

For more accurate dimensions get copy of plan at [Title and Property Certificates](#)



ADVERTISED MATERIAL

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UTILITIES

Rural Water Corporation: **Southern Rural Water**
Melbourne Water Retailer: **South East Water**
Melbourne Water: **Inside drainage boundary**
Power Distributor: **AUSNET**

STATE ELECTORATES

Legislative Council: **EASTERN VICTORIA**
Legislative Assembly: **NARRACAN**

PLANNING INFORMATION

Property Planning details have been removed from the Property Reports to avoid duplication with the Planning Property Reports from the Department of Transport and Planning which are the authoritative source for all Property Planning information.

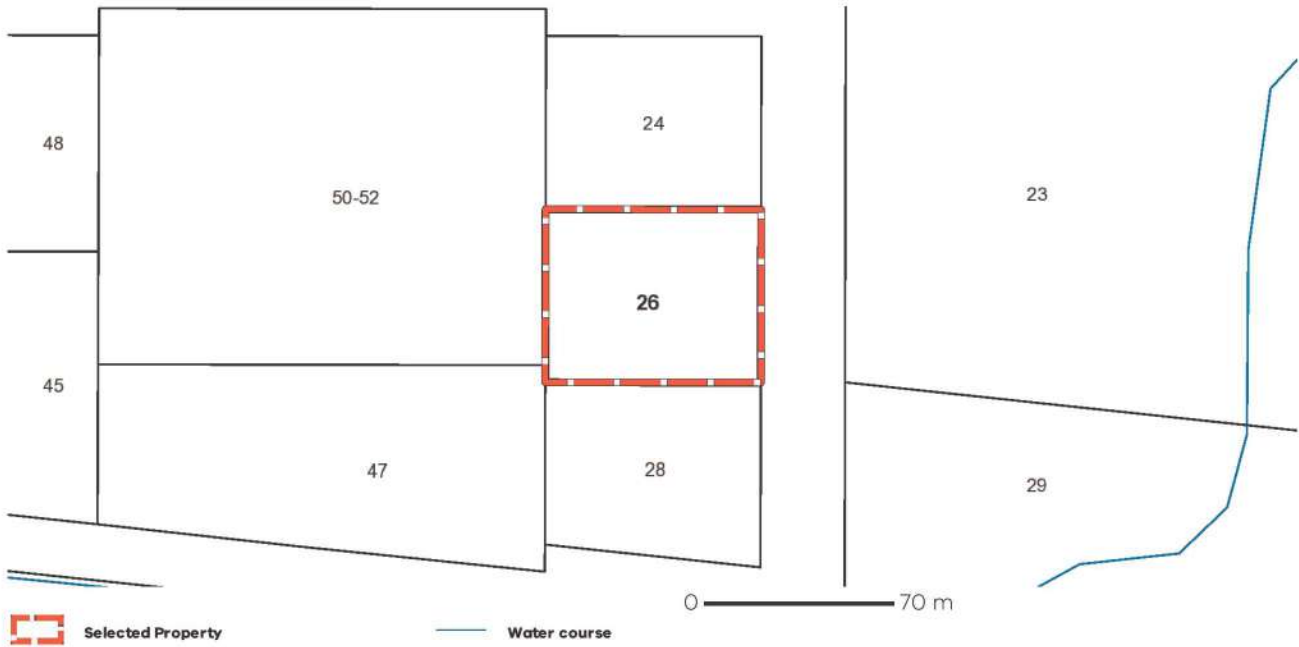
The Planning Property Report for this property can found here - [Planning Property Report](#)

Planning Property Reports can be found via these two links

Vicplan <https://mapshare.vic.gov.au/vicplan/>

Property and parcel search <https://www.land.vic.gov.au/property-and-parcel-search>

Area Map




Cardinia
ADVERTISED MATERIAL
Planning Application: T260051
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PROPERTY DETAILS

Address: **26 HENRY ROAD BUNYIP 3815**
 Lot and Plan Number: **Lot 2 LP222542**
 Standard Parcel Identifier (SPI): **2\LP222542**
 Local Government Area (Council): **CARDINIA**
 Council Property Number: **4381600900**
 Planning Scheme: **Cardinia**
 Directory Reference: **Vicroads 718 K11**

www.cardinia.vic.gov.au

[Planning Scheme - Cardinia](#)

UTILITIES

Rural Water Corporation: **Southern Rural Water**
 Melbourne Water Retailer: **South East Water**
 Melbourne Water: **Inside drainage boundary**
 Power Distributor: **AUSNET**

STATE ELECTORATES

Legislative Council: **EASTERN VICTORIA**
 Legislative Assembly: **NARRACAN**

OTHER

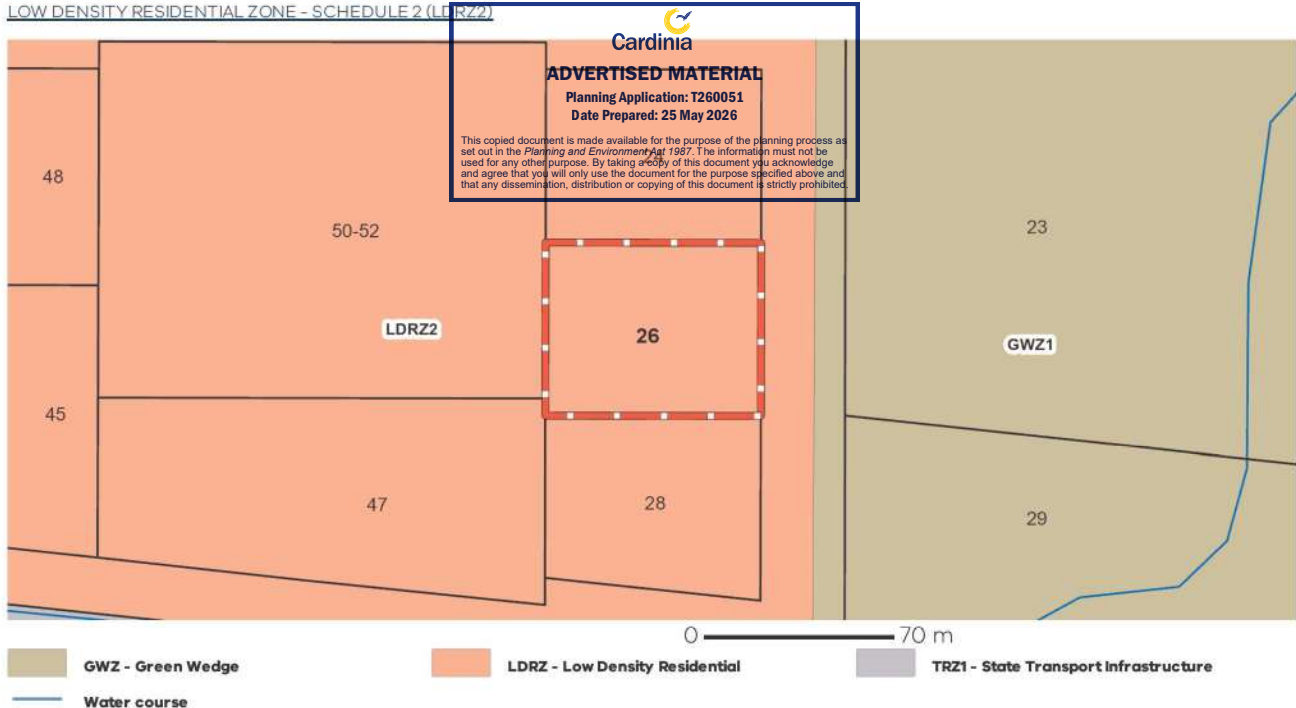
Registered Aboriginal Party: **Bunurong Land Council
 Aboriginal Corporation**

[View location in VicPlan](#)

Planning Zones

[LOW DENSITY RESIDENTIAL ZONE \(LDRZ\)](#)

[LOW DENSITY RESIDENTIAL ZONE - SCHEDULE 2 \(LDRZ2\)](#)

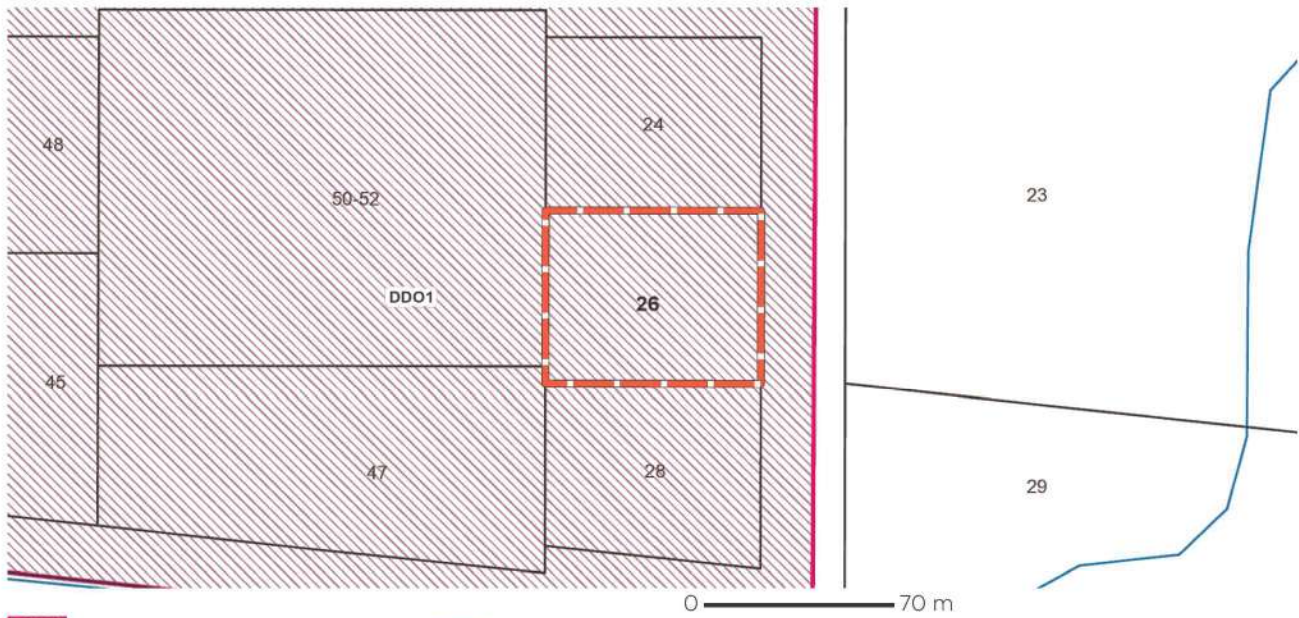


Note: labels for zones may appear outside the actual zone - please compare the labels with the legend.

Planning Overlays

DESIGN AND DEVELOPMENT OVERLAY (DDO)

DESIGN AND DEVELOPMENT OVERLAY - SCHEDULE 1 (DDO1)

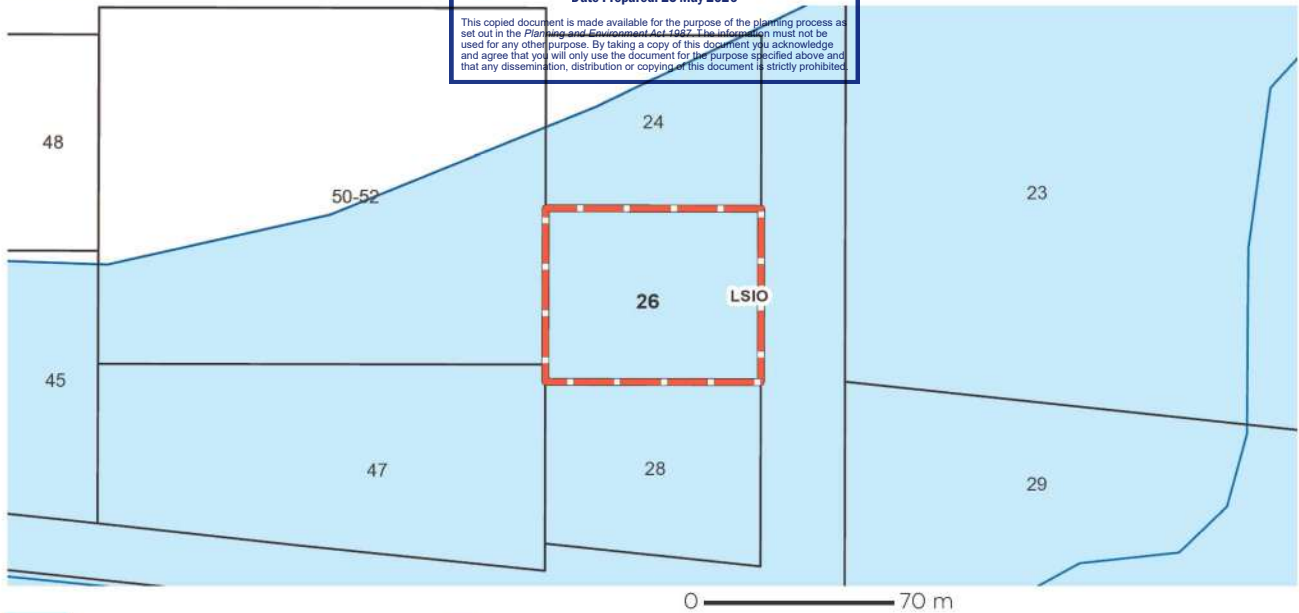


DDO - Design and Development Overlay Water course

Note: due to overlaps, some overlays may not be visible, and some colours may not match those in the legend

LAND SUBJECT TO INUNDATION OVERLAY (LSIO)

LAND SUBJECT TO INUNDATION OVERLAY SCHEDULE (LSIO)



LSIO - Land Subject to Inundation Overlay Water course

Note: due to overlaps, some overlays may not be visible, and some colours may not match those in the legend

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Planning Overlays

VEGETATION PROTECTION OVERLAY (VPO)

VEGETATION PROTECTION OVERLAY - SCHEDULE 1 (VPO1)



Note: due to overlaps, some overlays may not be visible, and some colours may not match those in the legend

OTHER OVERLAYS

Other overlays in the vicinity not directly affecting this land

ENVIRONMENTAL SIGNIFICANCE OVERLAY (ESO)

SPECIFIC CONTROLS OVERLAY (SCO)

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Further Planning Information

Planning scheme data last updated on 08 May 2025.

A **planning scheme** sets out policies and requirements for the use, development and protection of land. This report provides information about the zone and overlay provisions that apply to the selected land. Information about the State and local policy, particular, general and operational provisions of the local planning scheme that may affect the use of this land can be obtained by contacting the local council or by visiting <https://www.planning.vic.gov.au>

This report is NOT a **Planning Certificate** issued pursuant to Section 199 of the **Planning and Environment Act 1987**. It does not include information about exhibited planning scheme amendments, or zonings that may affect the land. To obtain a Planning Certificate go to Titles and Property Certificates at Landata - <https://www.landata.vic.gov.au>

For details of surrounding properties, use this service to get the Reports for properties of interest.

To view planning zones, overlay and heritage information in an interactive format visit <https://mapshare.maps.vic.gov.au/vicplan>

For other information about planning in Victoria visit <https://www.planning.vic.gov.au>

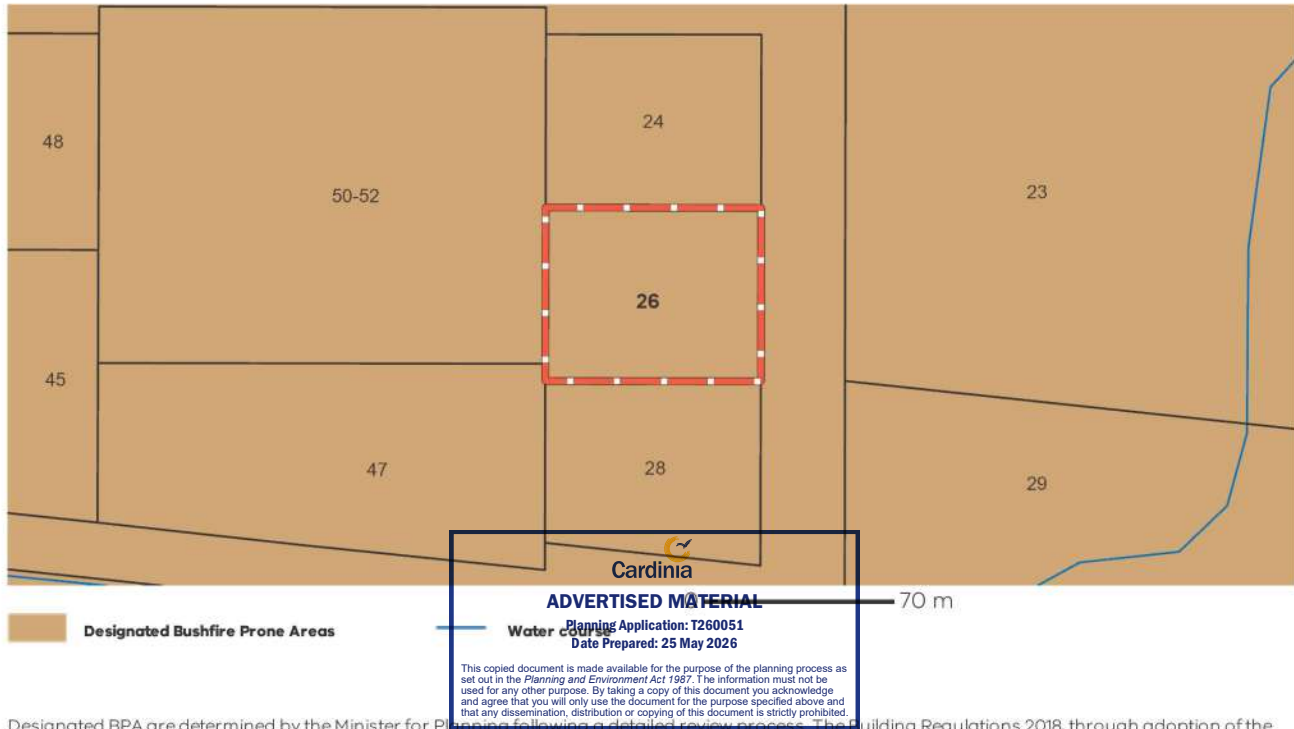

Cardinia
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Designated Bushfire Prone Areas

This property is in a designated bushfire prone area. Special bushfire construction requirements apply to the part of the property mapped as a designated bushfire prone area (BPA). Planning provisions may apply.

Where part of the property is mapped as BPA, if no part of the building envelope or footprint falls within the BPA area, the BPA construction requirements do not apply.

Note: the relevant building surveyor determines the need for compliance with the bushfire construction requirements.



Designated BPA are determined by the Minister for Planning following a detailed review process. The Building Regulations 2018, through adoption of the Building Code of Australia, apply bushfire protection standards for building works in designated BPA.

Designated BPA maps can be viewed on VicPlan at <https://mapshare.vic.gov.au/vicplan/> or at the relevant local council.

Create a BPA definition plan in [VicPlan](#) to measure the BPA.

Information for lot owners building in the BPA is available at <https://www.planning.vic.gov.au>.

Further information about the building control system and building in bushfire prone areas can be found on the Victorian Building Authority website <https://www.vba.vic.gov.au>. Copies of the Building Act and Building Regulations are available from <http://www.legislation.vic.gov.au>. For Planning Scheme Provisions in bushfire areas visit <https://www.planning.vic.gov.au>.

Native Vegetation

Native plants that are indigenous to the region and important for biodiversity might be present on this property. This could include trees, shrubs, herbs, grasses or aquatic plants. There are a range of regulations that may apply including need to obtain a planning permit under Clause 52.17 of the local planning scheme. For more information see [Native Vegetation \(Clause 52.17\)](#) with local variations in [Native Vegetation \(Clause 52.17\) Schedule](#)

To help identify native vegetation on this property and the application of Clause 52.17 please visit the Native Vegetation Information Management system <https://nvim.delwp.vic.gov.au/> and [Native vegetation \(environment.vic.gov.au\)](#) or please contact your relevant council.

You can find out more about the natural values on your property through NatureKit [NatureKit \(environment.vic.gov.au\)](#)

OFFICIAL

17 November 2025

[REDACTED]
Cardinia Shire Council
PO Box 7
Pakenham VIC 3810

Dea [REDACTED]



Proposal: Planning permit for development - Outbuilding
Site location: Lot No 2, 26 HENRY ROAD BUNYIP 3815

Melbourne Water reference: MWA-1387457
Council reference: T250441
Date Received: 01/10/2025

Our Decision

Melbourne Water, pursuant to Section 56(1) of the Planning and Environment Act 1987, does not object to the proposal, subject to the following conditions:

Conditions

1. Before the endorsement of plans under this permit, amended plans to the satisfaction of Melbourne Water and Council must be submitted to and approved by Melbourne Water and Council. The plans must be generally in accordance with the plans submitted with the application but modified to include:
 - a) The shed must be constructed with finished floor levels set no lower than 39.30 metres to Australian Height Datum (AHD), 800mm above the Natural Ground Level.
2. The effluent disposal field servicing the existing dwelling must be protected by being isolated from any building, driveway or vehicles that could render it unavailable in the future.
3. All stormwater must be diverted away from the effluent disposal field. Stormwater run-off from the outbuilding must be directed to storage tanks or to a Council legal point of discharge.
4. Sediment Pollution Controls must be employed during construction and maintained until the disturbed area has regenerated.

Advice

For general development enquiries contact our Customer Service Centre on 131 722.

In accordance with Section 66 of the Planning and Environment Act 1987, please ensure an electronic copy of the decision and any endorsed plans (whenever available) are provided to Melbourne Water for our records.

Regards,

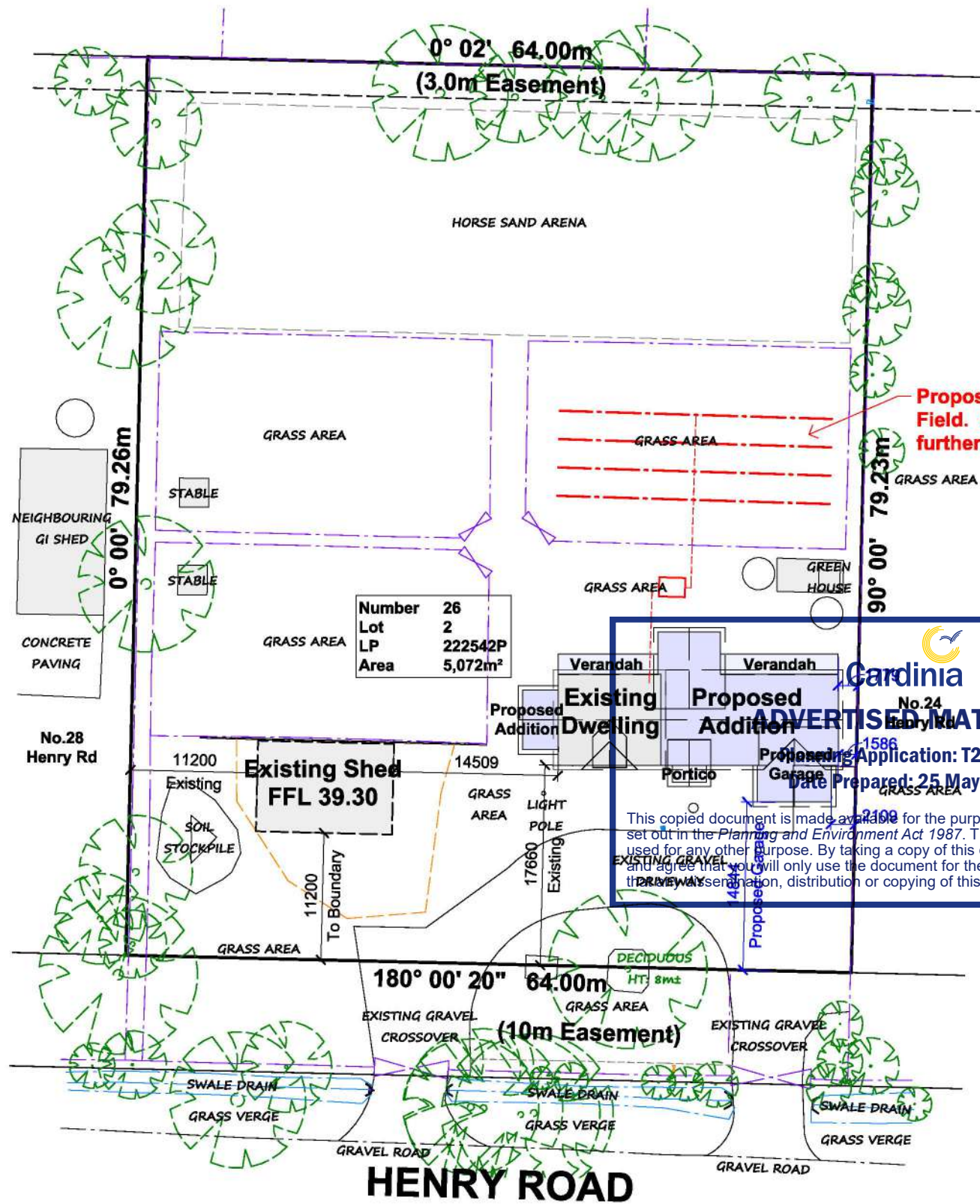

Statutory Referral Permit Services
(Development Services Scheme)


Cardinia

ADVERTISED MATERIAL

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Date Prepared: 25 May 2026

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Number 26
Lot 2
LP 222542P
Area 5,072m²

Proposed Septic & Effluent Field. Refer Sheet A102 for further details.

Feature Survey by Licensed Land Surveyor;
M. J. Reddie Surveys Pty Ltd
ABN 49 005 965 257
1 Horner Street, Beaconsfield. 3807
P.O. Box 268, Berwick. 3806
Phone (03) 9707 4117 Fax (03) 9707 4428
Surveyors Ref: 25-12-313 - Version.1
Date of Survey: 10/12/2025
All Levels are to A.H.D.

Sheet Index		
Sheet Number	Sheet Name	Rev.
000 Series - General		
A000	Cover Sheet - Residential	D
100 Series - Site Plans		
A100	Existing Site Plan 1 to 300	D
A102	Proposed Site Plan 1 to 300	D
200 Series - Floor Plans		
A200	Floor Plan - Existing	D
A201	Floor Plan - Demolition	D
A202	Floor Plan - Proposed	D
300 Series - Elevations		
A300	Elevations - Existing	D
A301	Elevations - Existing	D
A302	Elevations - Proposed	D
A303	Elevations - Proposed	D
A304	3D Views - Proposed	D
A305	3D Views - Proposed	D

ADVERTISED MATERIAL

Cardinia No. 24 Planning Application: T260051
Date Prepared: 25 May 2026

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Notes:
OWNER and/or BUILDER to check and verify all dimensions, site levels, grades, roof pitches, etc prior to commencing any works.

Report any discrepancies to **Murphy Building Design** for directions prior to ordering materials and start of building works.

Do not scale drawings, written dimensions are to take precedence over scaled drawings.

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Revision: **D**

No.	Date	Description
C	28.01.26	Rev.C - Town Planning Issue
D	23.03.26	Rev.D - Town Planning RFI

MURPHY
BUILDING DESIGN
Mobile: 0439 448 665
Email: scott@murphybuildingdesign.com.au

Title: **Cover Sheet - Residential**

Job: **Proposed Dwelling Addition**

Address: **26 Henry Road, Bunyip 3815**

Design:	SM	Sheet Size:	A3
Drawn:	SM	Scale:	As Indicated
Checked:	SM	Issue:	Prelim
Date:	27.11.2025	Revision:	D
Dwg No:	25-013	Sheet No:	A000

100 - Proposed Site Plan 1 to 500
1 : 500

Proposed Residential Addition

26 Henry Road, Bunyip 3815



Notes:
OWNER and/or BUILDER to check and verify all dimensions, site levels, grades, roof pitches, etc prior to commencing any works.

Report any discrepancies to **Murphy Building Design** for directions prior to ordering materials and start of building works.

Do not scale drawings, written dimensions are to take precedence over scaled drawings.

- Proposed Effluent Field**
- 4 x runs of 90mm dia slotted pipe @ 24m.
 - Total of 96m of absorption trenches
 - Depth of 450-500mm
 - Width of 450-600mm
 - Scoria rock drainage layers below and above slotted pipe
 - Geo fabric on the top side above the rock drainage layer
 - 2.5m between trenches
 - 3200ltr concrete septic tank (min 2m from boundary)
 - 100mm dia solid pipe from tank to 1st pit
 - 90mm dia solid pipe between pits

ADVERTISED MATERIAL

Cardinia

Planning Application: T260051
Date Prepared: 25 May 2026

Proposed Approx 120mm Vegetation strip @ 100mm (Additional area only)

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Revision: **D**

No.	Date	Description
A	27.11.25	Rev.A - Stage.1 (part)
B	01.12.25	Rev.B - Changes - Option 4
C	28.01.26	Rev.C - Town Planning Issue
D	23.03.26	Rev.D - Town Planning RFI

MURPHY BUILDING DESIGN

Mobile: 0439 448 665
Email: scott@murphybuildingdesign.com.au

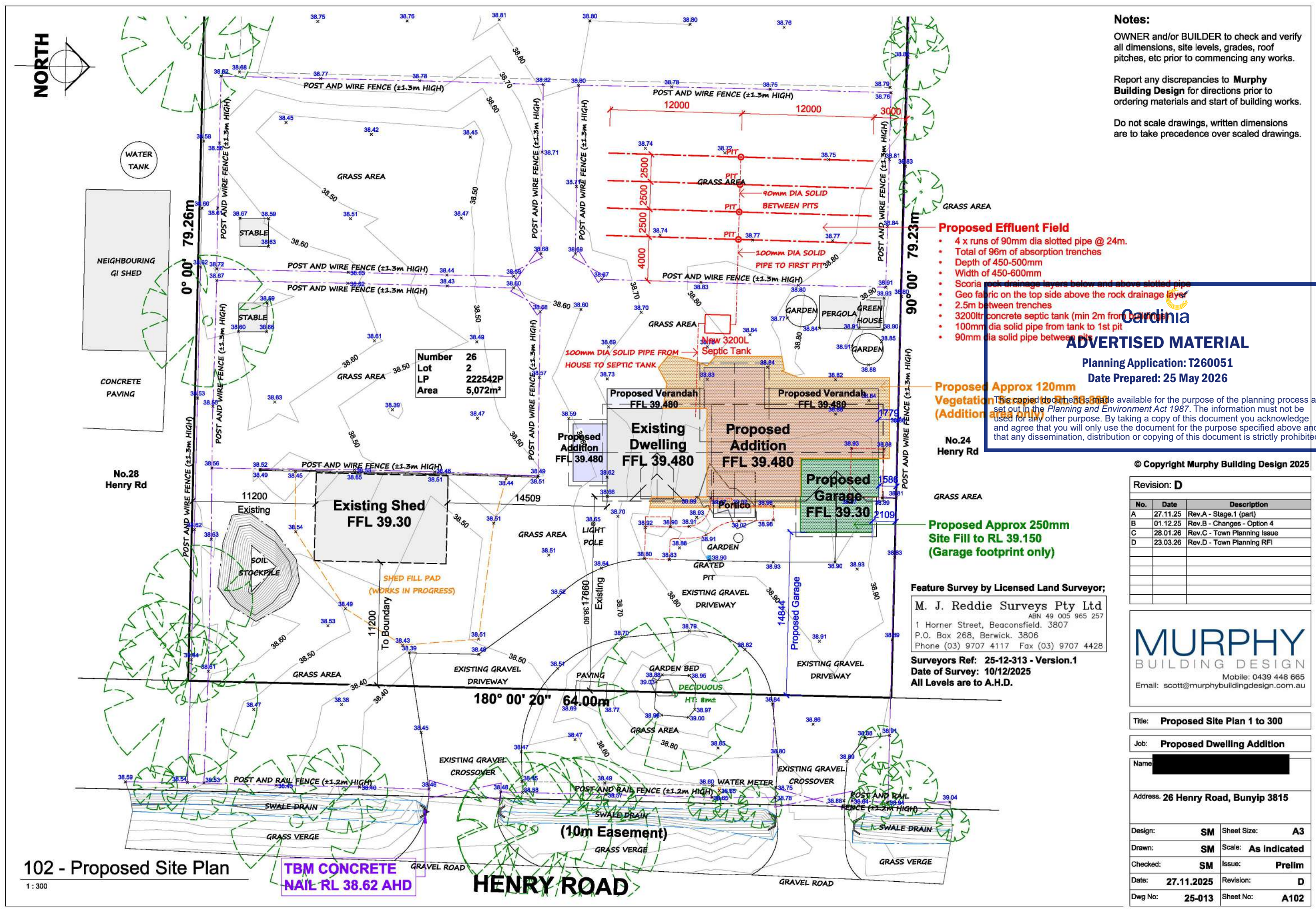
Title: **Proposed Site Plan 1 to 300**

Job: **Proposed Dwelling Addition**

Name: [REDACTED]

Address: **26 Henry Road, Bunyip 3815**

Design:	SM	Sheet Size:	A3
Drawn:	SM	Scale:	As Indicated
Checked:	SM	Issue:	Prelim
Date:	27.11.2025	Revision:	D
Dwg No:	25-013	Sheet No:	A102



102 - Proposed Site Plan

1:300

TBM CONCRETE NAIL RL 38.62 AHD

HENRY ROAD



ADVERTISED MATERIAL

Planning Application: T260051
Date Prepared: 25 May 2026

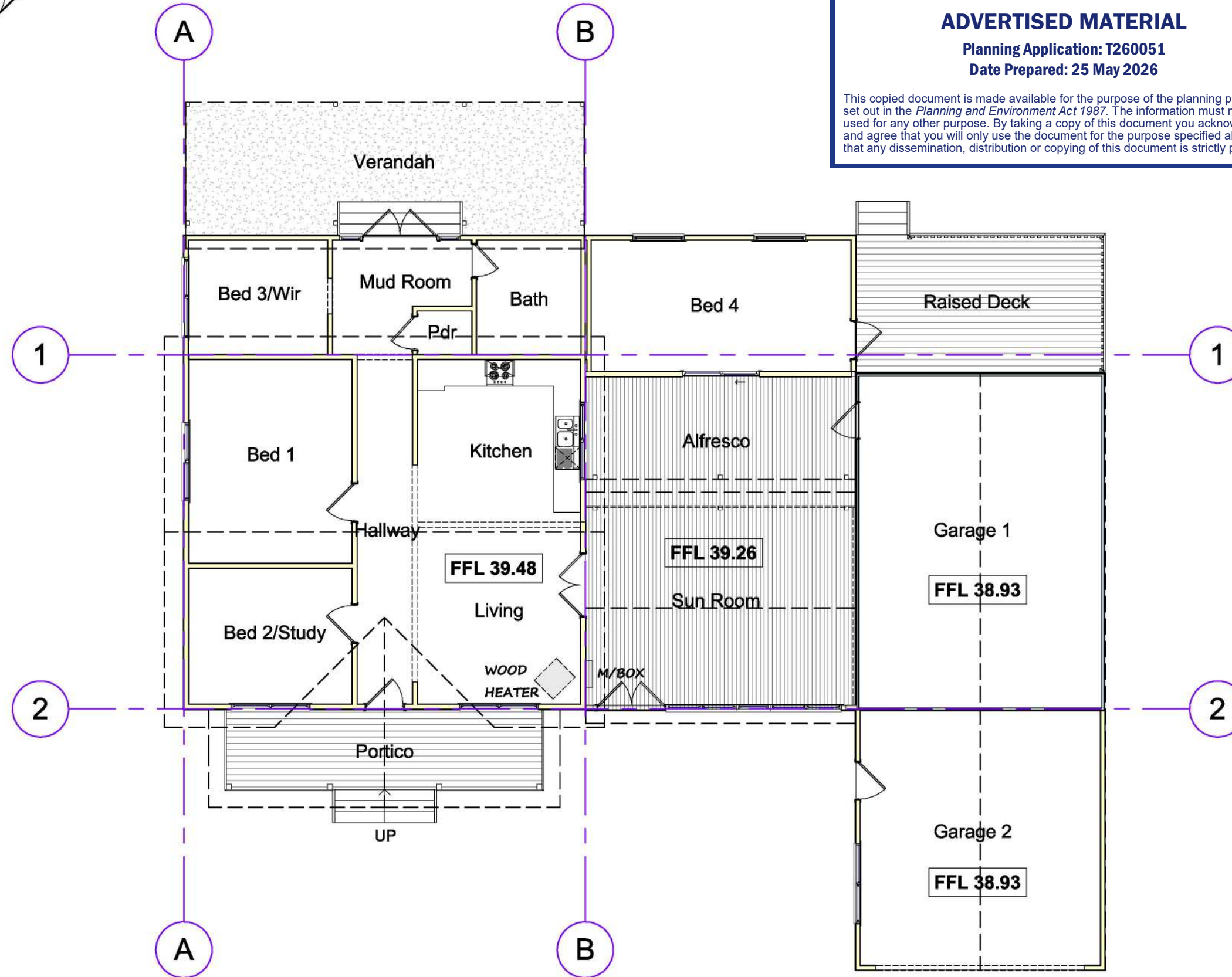
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Notes:

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Report any discrepancies to **Murphy Building Design** for directions prior to ordering materials and start of building works.

Do not scale drawings, written dimensions are to take precedence over scaled drawings.



Area Schedule - Existing		
Name	Area	Sq
Existing Dwelling	116.66 m ²	12.56
Existing Sunroom	28.06 m ²	3.02
Existing Alfresco	17.71 m ²	1.91
Existing Portico	12.83 m ²	1.38
Existing Verandah	26.97 m ²	2.90
Existing Deck	17.47 m ²	1.88
Existing Garage	75.82 m ²	8.16
	295.52 m ²	31.81

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Revision: **D**

No.	Date	Description
A	27.11.25	Rev.A - Stage.1 (part)
B	01.12.25	Rev.B - Changes - Option 4
C	28.01.26	Rev.C - Town Planning Issue
D	23.03.26	Rev.D - Town Planning RFI

MURPHY
BUILDING DESIGN
Mobile: 0439 448 665
Email: scott@murphybuildingdesign.com.au

Title: **Floor Plan - Existing**

Job: **Proposed Dwelling Addition**

Name: [REDACTED]

Address: **26 Henry Road, Bunyip 3815**

Design:	SM	Sheet Size:	A3
Drawn:	SM	Scale:	1 : 100
Checked:	SM	Issue:	Prelim
Date:	27.11.2025	Revision:	D
Dwg No:	25-013	Sheet No:	A200

200 - Floor Plan - Existing

1 : 100



Notes:

OWNER and/or BUILDER to check and verify all dimensions, site levels, grades, roof pitches, etc prior to commencing any works.

Report any discrepancies to **Murphy Building Design** for directions prior to ordering materials and start of building works.

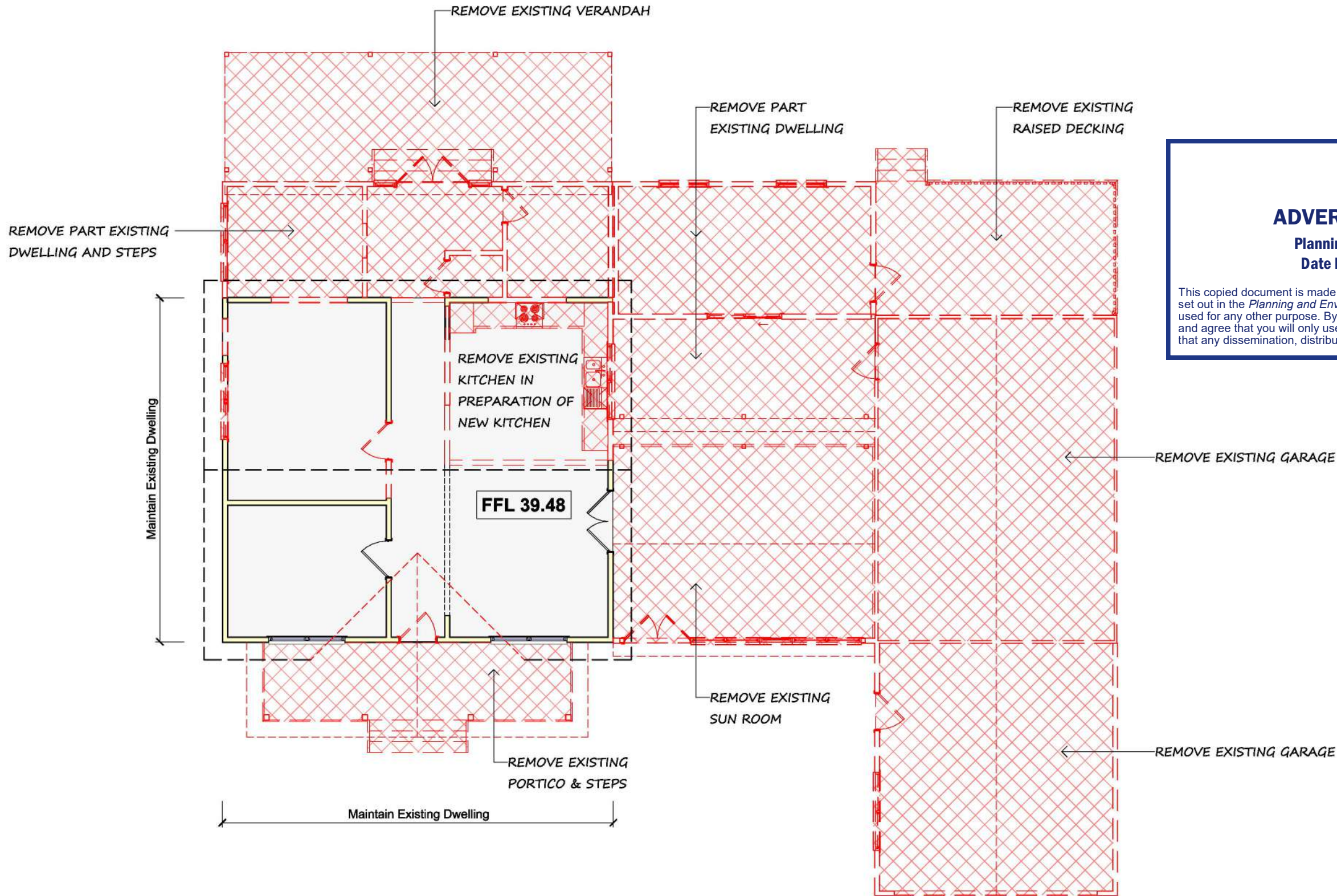
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ADVERTISED MATERIAL

Planning Application: T260051
Date Prepared: 25 May 2026

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Revision: D		
No.	Date	Description
A	27.11.25	Rev.A - Stage.1 (part)
B	01.12.25	Rev.B - Changes - Option 4
C	28.01.26	Rev.C - Town Planning Issue
D	23.03.26	Rev.D - Town Planning RFI

MURPHY
BUILDING DESIGN
Mobile: 0439 448 665
Email: scott@murphybuildingdesign.com.au

Title: **Floor Plan - Demolition**

Job: **Proposed Dwelling Addition**

Name: [REDACTED]

Address: **26 Henry Road, Bunyip 3815**

Design:	SM	Sheet Size:	A3
Drawn:	SM	Scale:	1 : 100
Checked:	SM	Issue:	Prelim
Date:	27.11.2025	Revision:	D
Dwg No:	25-013	Sheet No:	A201

200 - Demolition Floor Plan

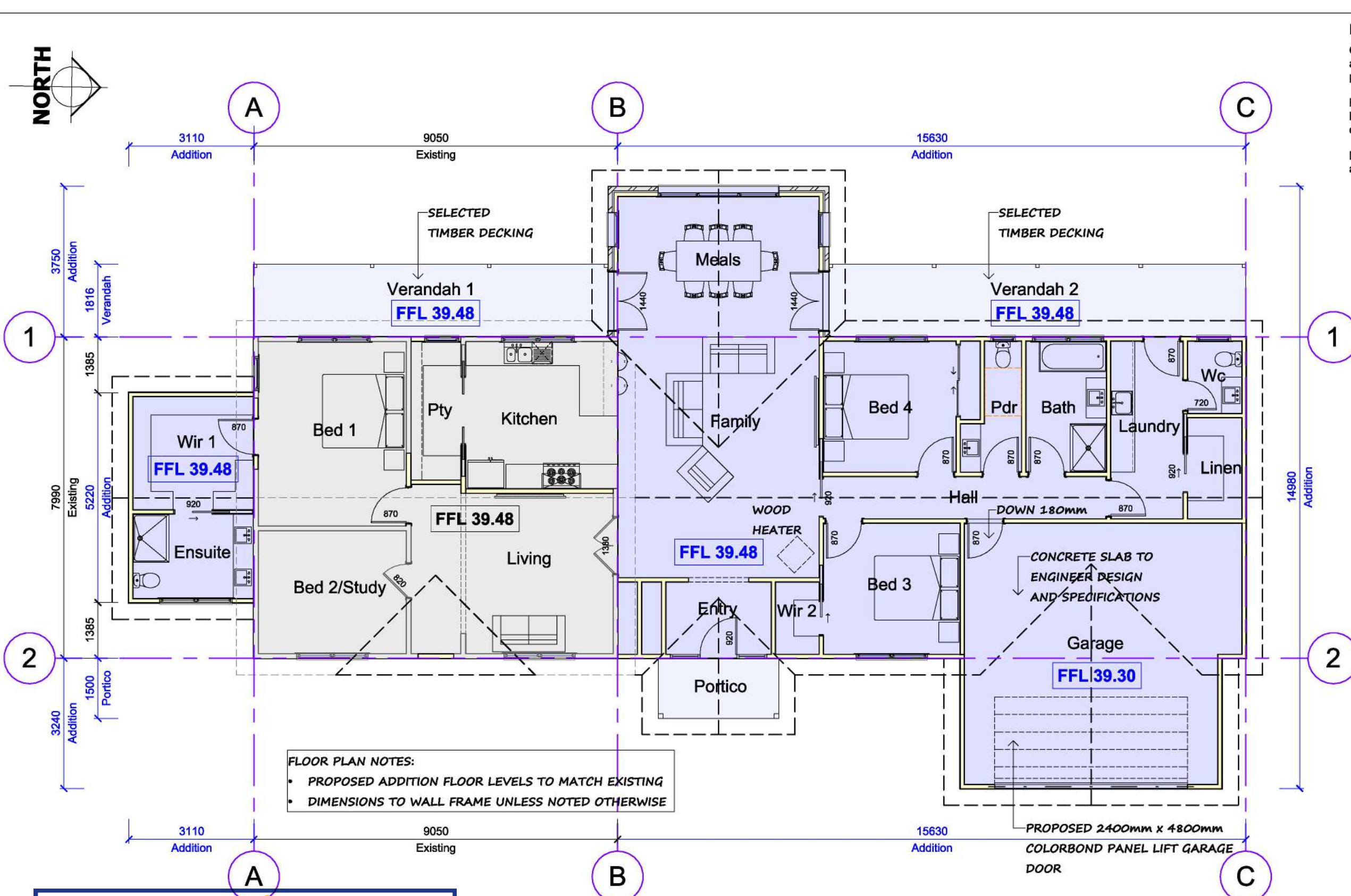
1 : 100



Notes:
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FLOOR PLAN NOTES:

- PROPOSED ADDITION FLOOR LEVELS TO MATCH EXISTING
- DIMENSIONS TO WALL FRAME UNLESS NOTED OTHERWISE

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Revision: D		
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MURPHY
BUILDING DESIGN
Mobile: 0439 448 665
Email: scott@murphybuildingdesign.com.au

Title: **Floor Plan - Proposed**

Job: **Proposed Dwelling Addition**

Name: [REDACTED]

Address: **26 Henry Road, Bunyip 3815**

Design:	SM	Sheet Size:	A3
Drawn:	SM	Scale:	1 : 100
Checked:	SM	Issue:	Prelim
Date:	27.11.2025	Revision:	D
Dwg No:	25-013	Sheet No:	A202

Cardinia

ADVERTISED MATERIAL

Planning Application: T260051

Date Prepared: 25 May 2026

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200 - Proposed Floor Plan

Area Schedule - Existing

Name	Area	Sq
Existing Dwelling	116.66 m ²	12.56
Existing Sunroom	28.06 m ²	3.02
Existing Alfresco	17.71 m ²	1.91
Existing Portico	12.83 m ²	1.38
Existing Verandah	26.97 m ²	2.90
Existing Deck	17.47 m ²	1.88
Existing Garage	75.82 m ²	8.16
	295.52 m²	31.81

Area Schedule - Proposed

Name	Area	Sq
Existing Dwelling	72.75 m ²	7.83
Proposed Addition	122.28 m ²	13.16
Proposed Addition	16.33 m ²	1.76
Proposed Portico	4.45 m ²	0.48
Proposed Verandah 1	15.94 m ²	1.72
Proposed Verandah 2	18.67 m ²	2.01
Proposed Garage	44.85 m ²	4.83
	295.28 m²	31.78

ADVERTISED MATERIAL

Planning Application: T260051

Date Prepared: 25 May 2026

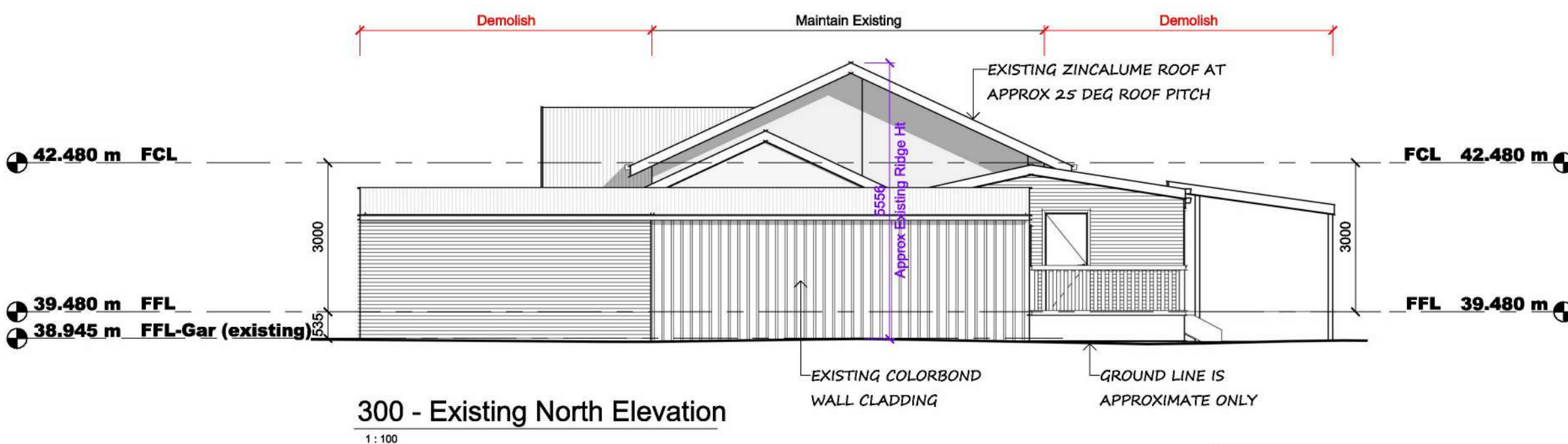
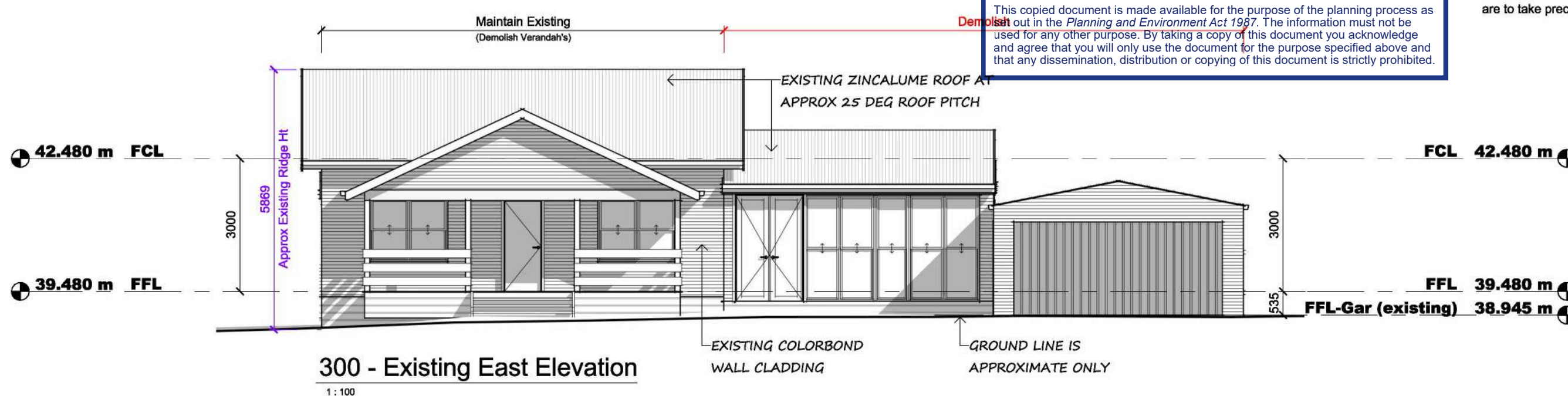
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D	23.03.26	Rev.D - Town Planning RFI

MURPHY
BUILDING DESIGN
Mobile: 0439 448 665
Email: scott@murphybuildingdesign.com.au

Title: Elevations - Existing

Job: Proposed Dwelling Addition

Name: [REDACTED]

Address: 26 Henry Road, Bunyip 3815

Design:	SM	Sheet Size:	A3
Drawn:	SM	Scale:	As indicated
Checked:	SM	Issue:	Prelim
Date:	27.11.2025	Revision:	D
Dwg No:	25-013	Sheet No:	A300

COLOUR SCHEDULE - EXISTING	
Element	Colour
ROOF	EXISTING ZINCALUME
WALLS	HORIZONTAL COLORBOND - CREAM/BEIGE
WINDOWS	WHITE
DOORS	WHITE

ADVERTISED MATERIAL

Planning Application: T260051

Date Prepared: 25 May 2026

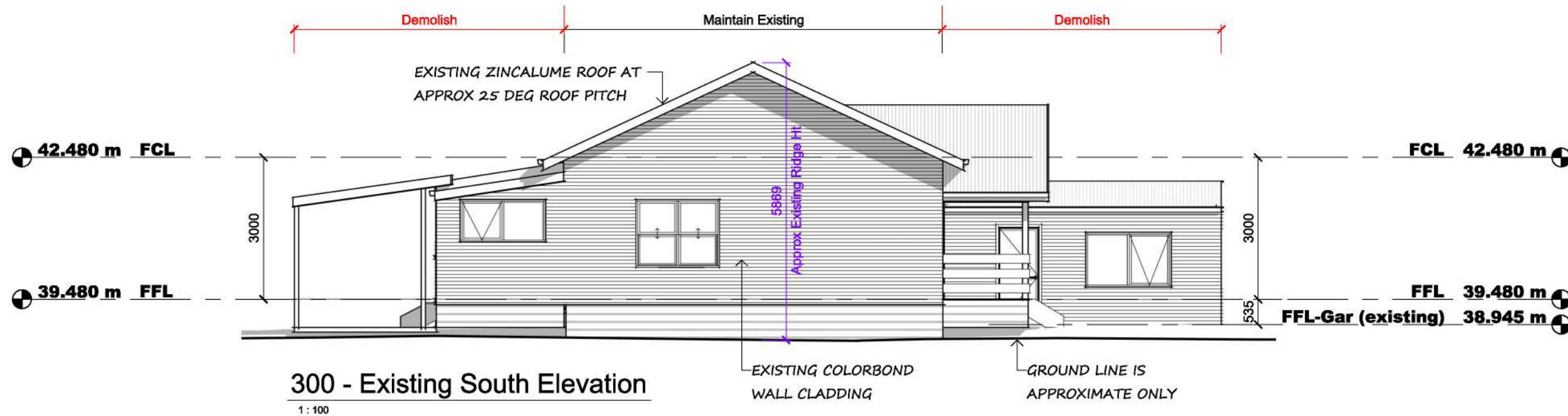
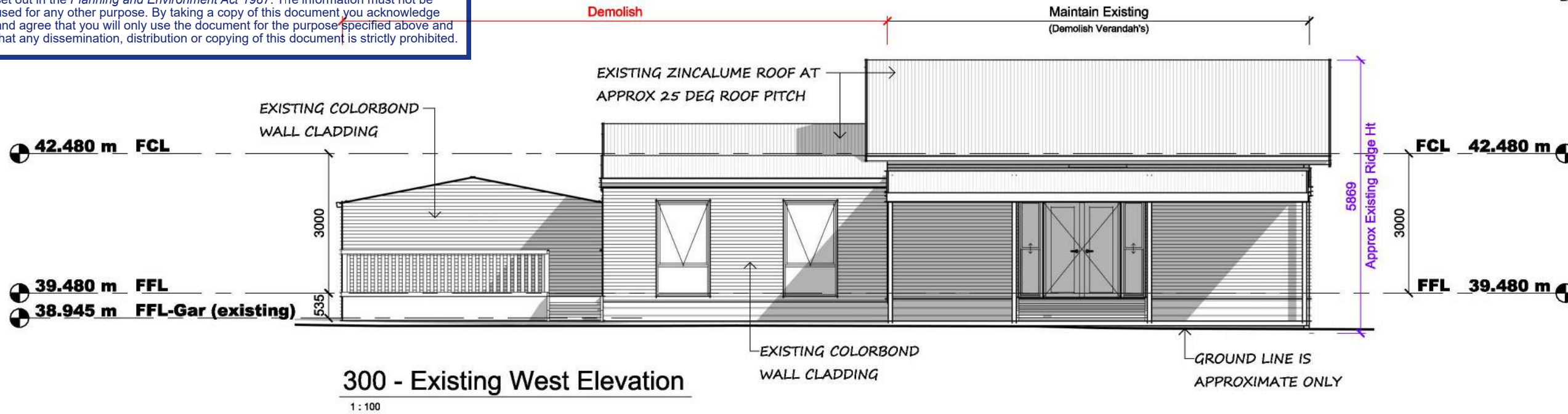
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MURPHY
BUILDING DESIGN
Mobile: 0439 448 665
Email: scott@murphybuildingdesign.com.au

Title: **Elevations - Existing**

Job: **Proposed Dwelling Addition**

Name: [REDACTED]

Address: **26 Henry Road, Bunyip 3815**

Design:	SM	Sheet Size:	A3
Drawn:	SM	Scale:	As indicated
Checked:	SM	Issue:	Prelim
Date:	27.11.2025	Revision:	D
Dwg No:	25-013	Sheet No:	A301

COLOUR SCHEDULE - EXISTING

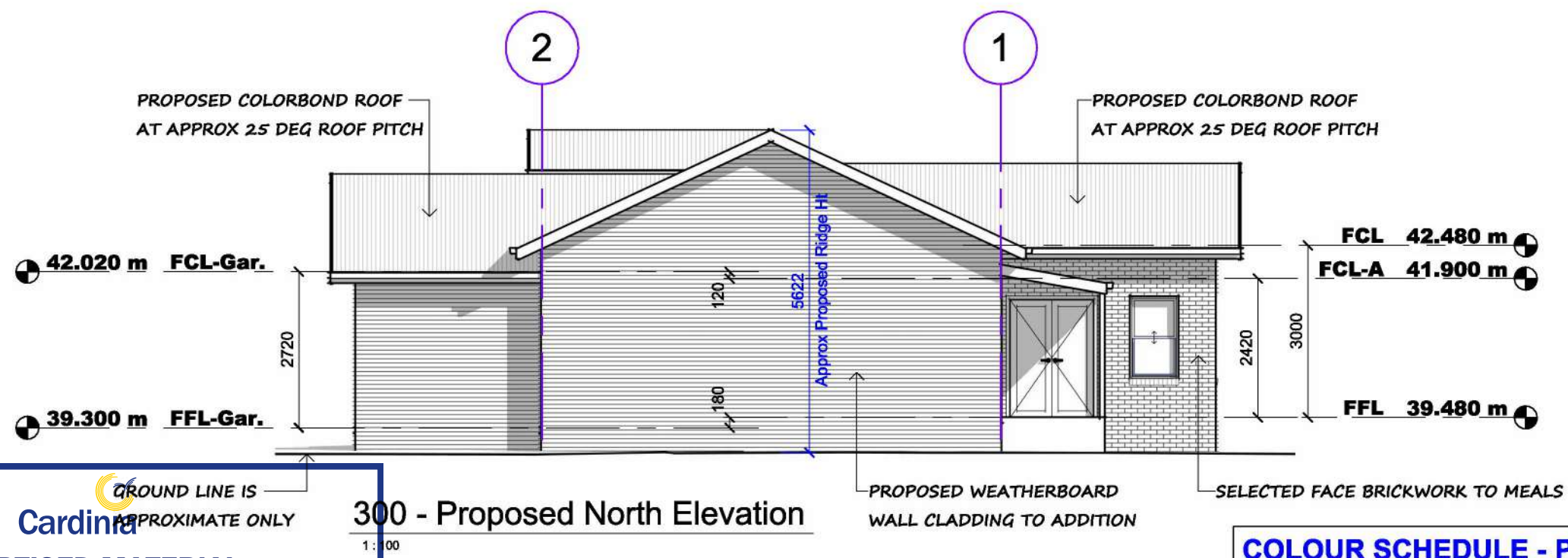
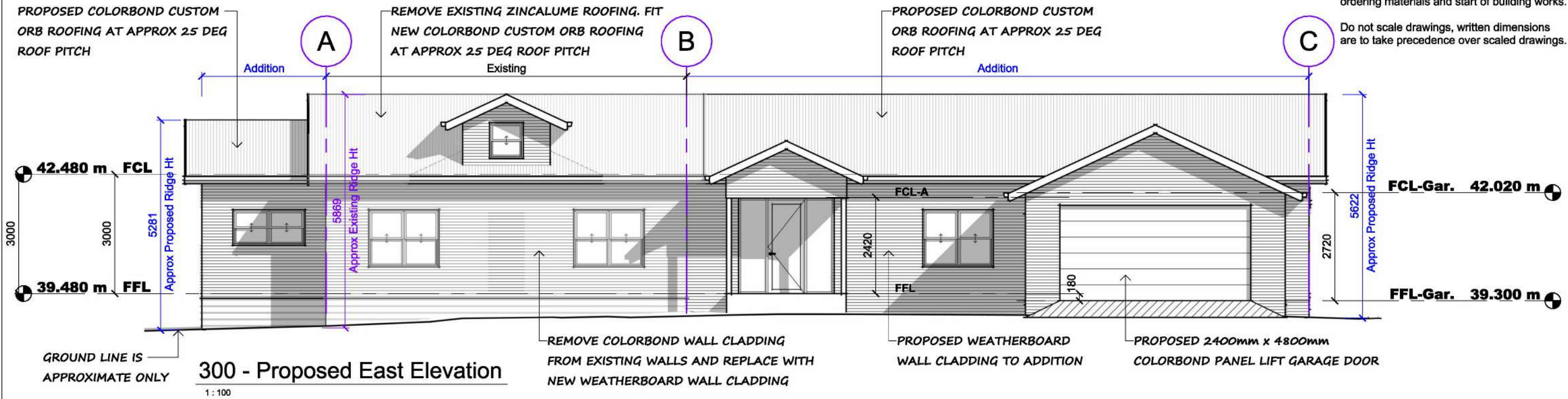
Element	Colour
ROOF	EXISTING ZINCALUME
WALLS	HORIZONTAL COLORBOND - CREAM/BEIGE
WINDOWS	WHITE
DOORS	WHITE

Notes:

OWNER and/or BUILDER to check and verify all dimensions, site levels, grades, roof pitches, etc prior to commencing any works.

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D	23.03.26	Rev.D - Town Planning RFI

MURPHY
BUILDING DESIGN

Mobile: 0439 448 665
Email: scott@murphybuildingdesign.com.au

Title: **Elevations - Proposed**

Job: **Proposed Dwelling Addition**

Name: [REDACTED]

Address: **26 Henry Road, Bunyip 3815**

Design:	SM	Sheet Size:	A3
Drawn:	SM	Scale:	As indicated
Checked:	SM	Issue:	Prelim
Date:	27.11.2025	Revision:	D
Dwg No:	25-013	Sheet No:	A302

COLOUR SCHEDULE - PROPOSED

Element	Colour
ROOF	COLORBOND - MONUMENT
WALLS	WEATHERBOARDS - LIGHT GREY FACE BRICKWORK - LIGHT GREY
WINDOWS	WHITE
DOORS	WHITE

Cardina

ADVERTISED MATERIAL

Planning Application: **T260051**
Date Prepared: **25 May 2026**

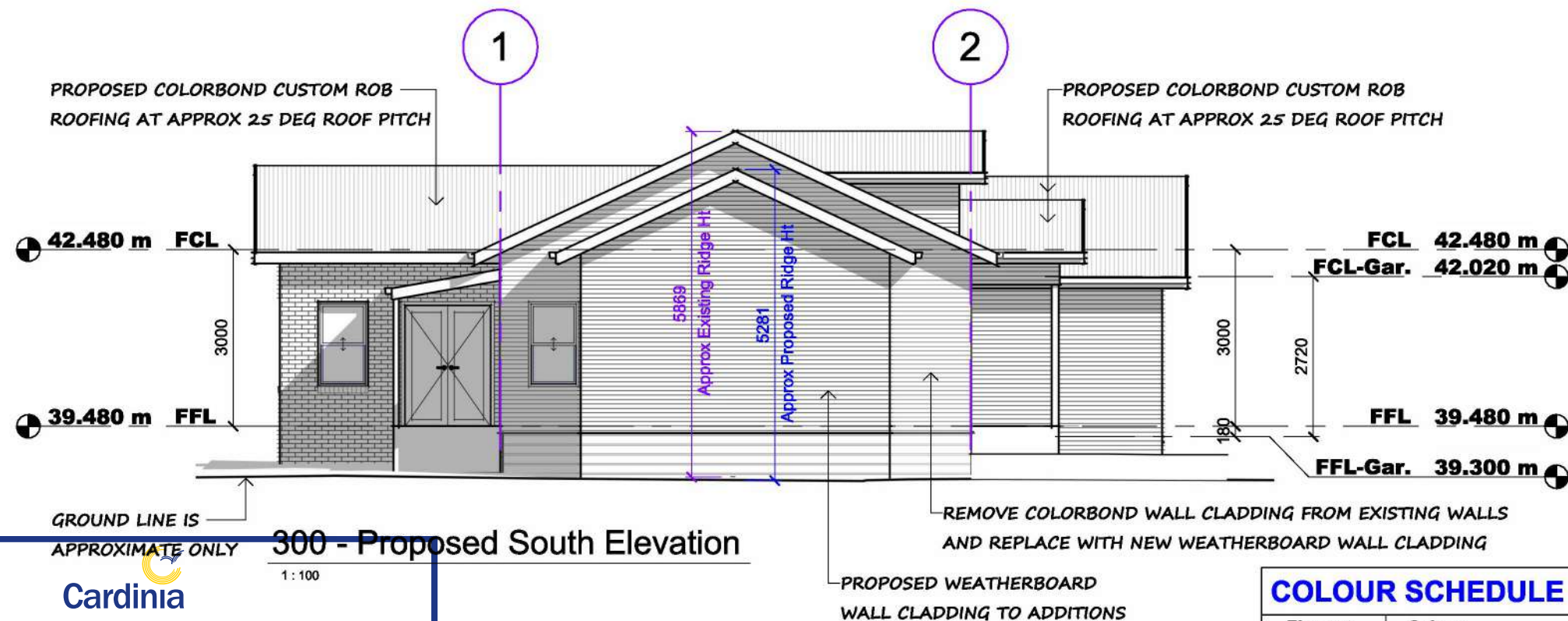
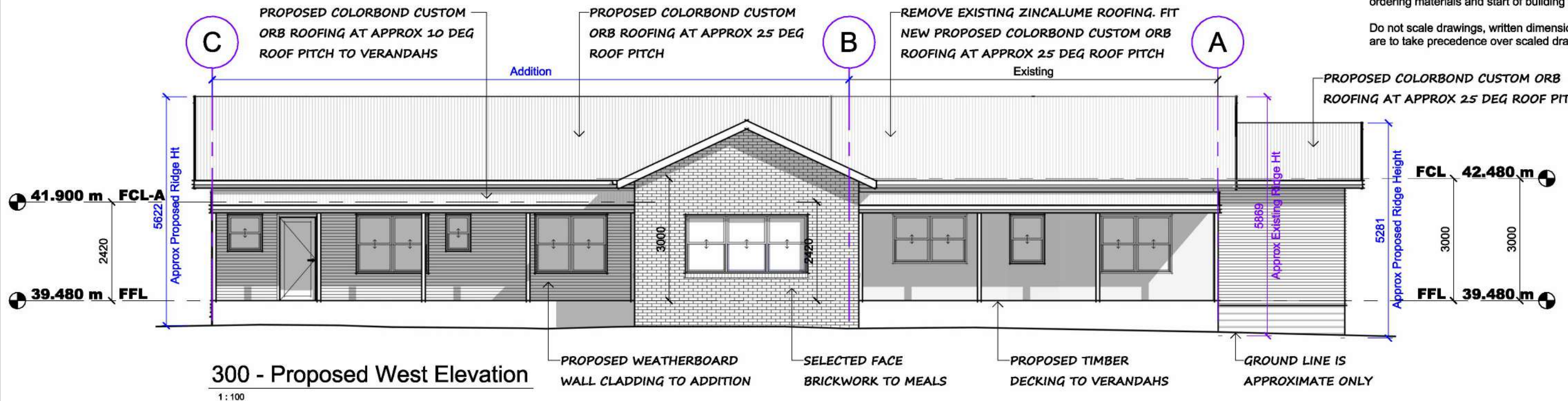
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C	28.01.26	Rev.C - Town Planning Issue
D	23.03.26	Rev.D - Town Planning RFI

MURPHY
BUILDING DESIGN

Mobile: 0439 448 665
 Email: scott@murphybuildingdesign.com.au

Title: **Elevations - Proposed**

Job: **Proposed Dwelling Addition**

Name: [REDACTED]

Address: **26 Henry Road, Bunyip 3815**

Design:	SM	Sheet Size:	A3
Drawn:	SM	Scale:	As Indicated
Checked:	SM	Issue:	Prelim
Date:	27.11.2025	Revision:	D
Dwg No:	25-013	Sheet No:	A303

COLOUR SCHEDULE - PROPOSED

Element	Colour
ROOF WALLS	COLORBOND - MONUMENT WEATHERBOARDS - LIGHT GREY FACE BRICKWORK - LIGHT GREY
WINDOWS DOORS	WHITE WHITE

Cardinia
ADVERTISED MATERIAL
 Planning Application: T260051
 Date Prepared: 25 May 2026

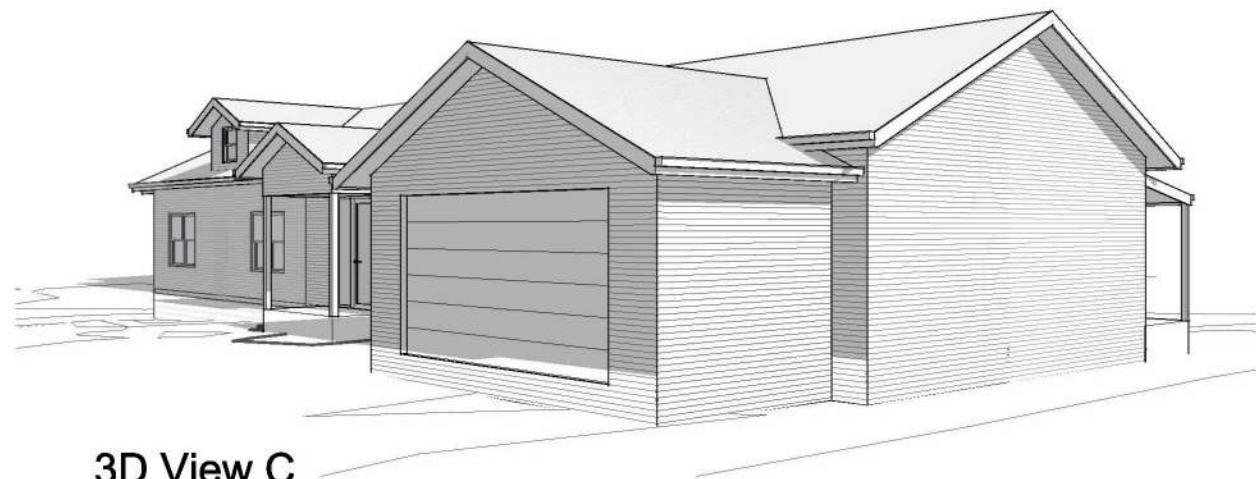
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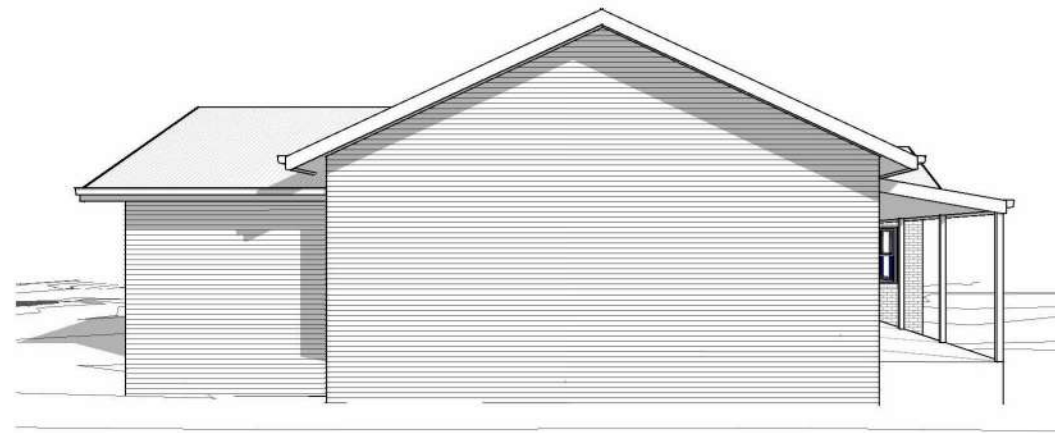
3D View A



3D View B



3D View C



3D View D



3D View E

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MURPHY
BUILDING DESIGN
Mobile: 0439 448 665
Email: scott@murphybuildingdesign.com.au

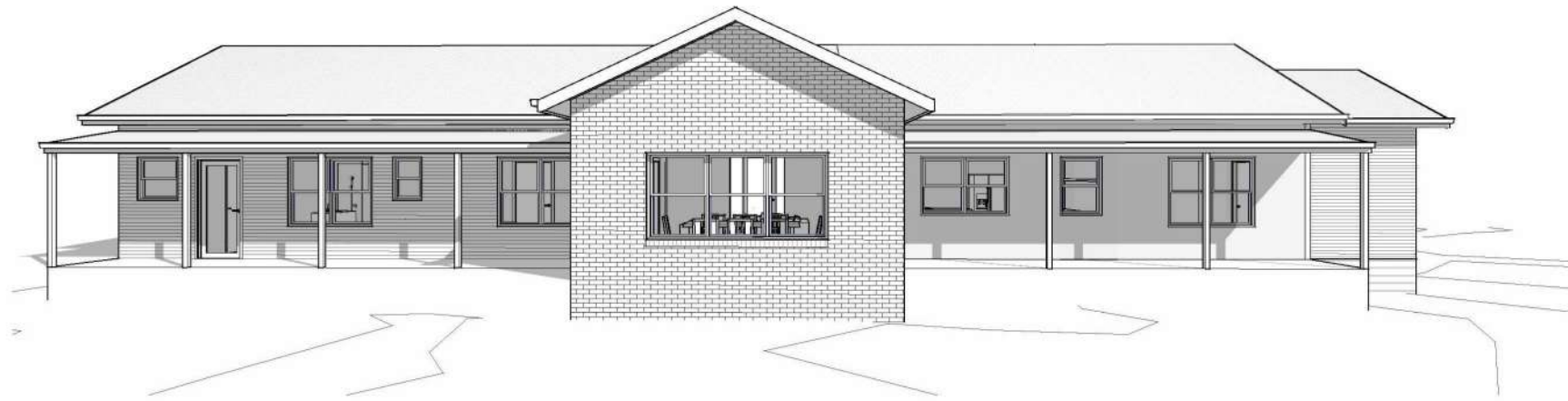

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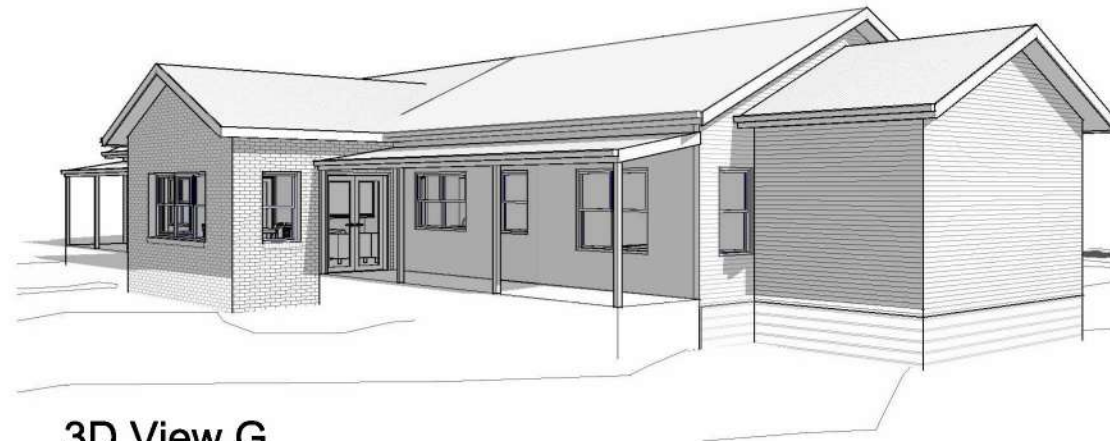
Title: 3D Views - Proposed	
Job: Proposed Dwelling Addition	
Name: [REDACTED]	
Address: 26 Henry Road, Bunyip 3815	
Design: SM	Sheet Size: A3
Drawn: SM	Scale:
Checked: SM	Issue: Prelim
Date: 27.11.2025	Revision: D
Dwg No: 25-013	Sheet No: A304



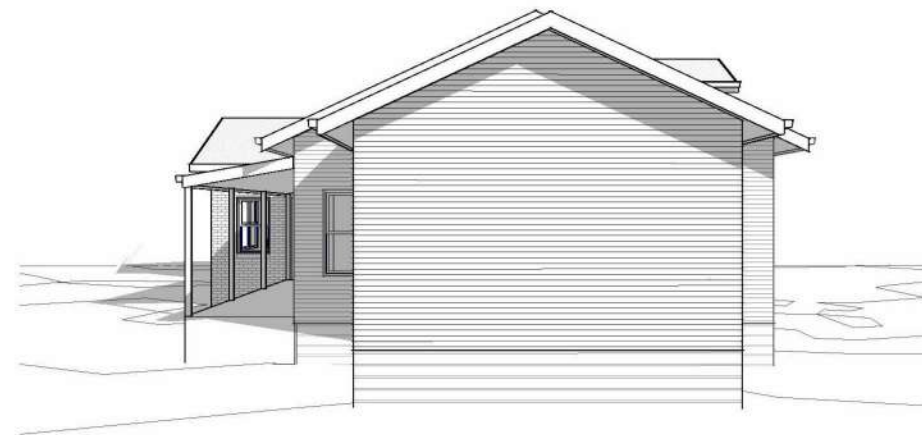
3D View F


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 Planning Application: T260051
 Date Prepared: 25 May 2026

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3D View G



3D View H



3D View B Elevated

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MURPHY
 BUILDING DESIGN
 Mobile: 0439 448 665
 Email: scott@murphybuildingdesign.com.au

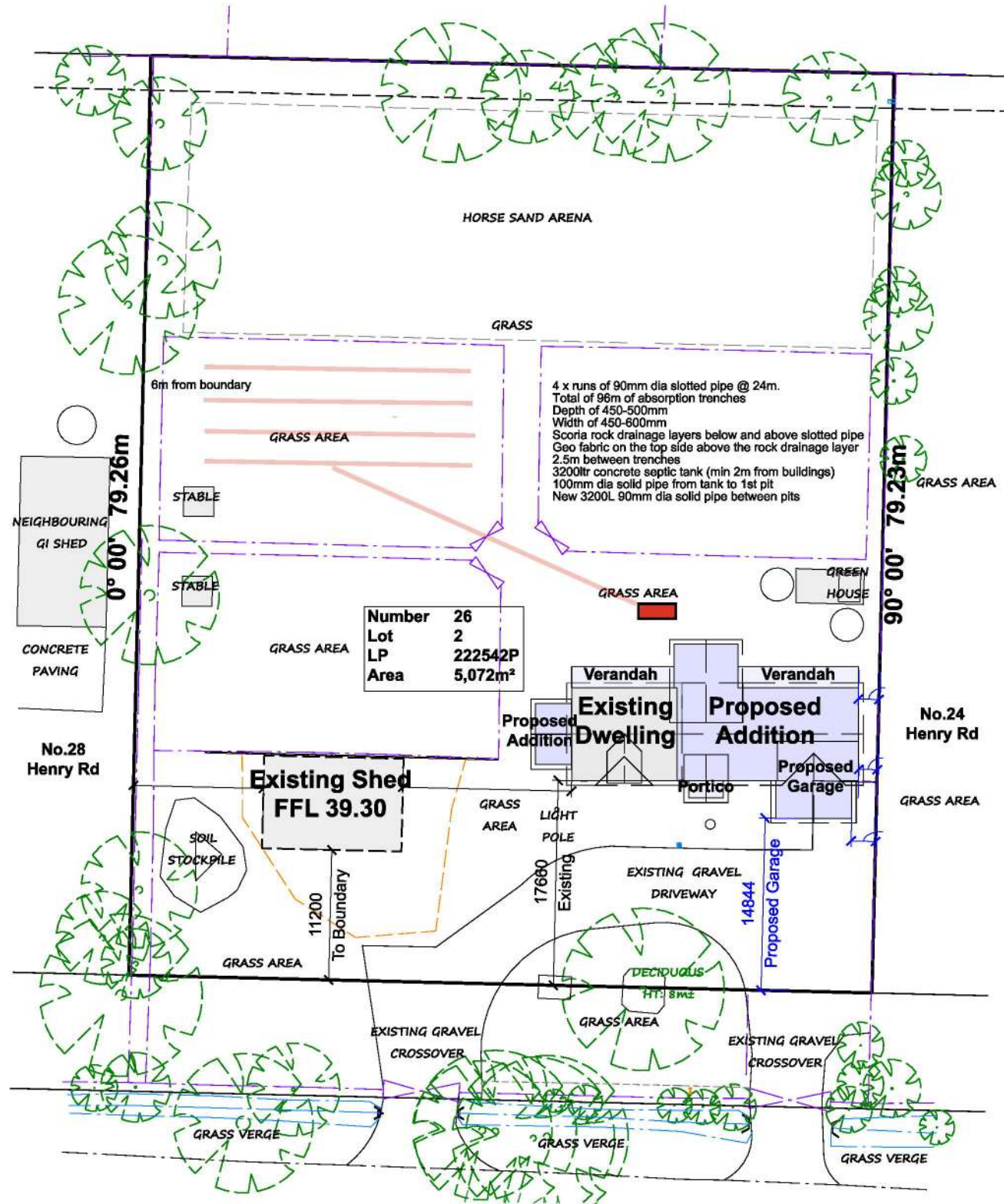
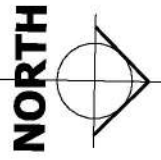
Title: **3D Views - Proposed**

Job: **Proposed Dwelling Addition**

Name: [REDACTED]

Address: **26 Henry Road, Bunyip 3815**

Design:	SM	Sheet Size:	A3
Drawn:	SM	Scale:	
Checked:	SM	Issue:	Prelim
Date:	27.11.2025	Revision:	D
Dwg No:	25-013	Sheet No:	A305



Feature Survey by Licensed Land Surveyor;

M. J. Reddie Surveys Pty Ltd
 ABN 49 005 965 257
 1 Horner Street, Beaconsfield. 3807
 P.O. Box 268, Berwick. 3806
 Phone (03) 9707 4117 Fax (03) 9707 4428

Surveyors Ref: 25-12-313 - Version.1
 Date of Survey: 10/12/2025
 All Levels are to A.H.D.

Sheet Index

Sheet Number	Sheet Name	Rev.
000 Series - General		
A000	Cover Sheet - Residential	C
100 Series - Site Plans		
A100	Existing Site Plan 1 to 300	C
A102	Proposed Site Plan 1 to 300	C
200 Series - Floor Plans		
A200	Floor Plan - Existing	C
A201	Floor Plan - Demolition	C
A202	Floor Plan - Proposed	C
300 Series - Elevations		
A300	Elevations - Existing	C
A301	Elevations - Existing	C
A302	Elevations - Proposed	C
A303	Elevations - Proposed	C
A304	3D Views - Proposed	C
A305	3D Views - Proposed	C

Notes:

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No.	Date	Description
C	28.01.26	Rev.C - Town Planning Issue

MURPHY
 BUILDING DESIGN
 Mobile: 0439 448 665
 Email: scott@murphybuildingdesign.com.au

Title: **Cover Sheet - Residential**

Job: **Proposed Dwelling Addition**

Name: [REDACTED]

Address: **26 Henry Road, Bunyip 3815**

Design: **SM** Sheet Size: **A3**

Drawn: **SM** Scale: **As indicated**

Checked: **SM** Issue: **Prelim**

Date: Revision: **27.11.2025** **C**

Dwg No: Sheet No: **25-013** **A000**

100 - Proposed Site Plan 1 to 500

1 : 500

PROPOSED RESIDENTIAL ADDITION
HENRY ROAD, BUNYIP 3815



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Planning Application: T260051
 Date Prepared: 25 May 2026

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Receipt

Receipt No	EPLAN011184
Amount Paid	\$1,462.50
Transaction Status	Processing
Transaction Date	1/02/2026 6:00:33 PM
Reference 1	T29031267
Reference 2	T260051
Reference 3	A1269994

Applicant
Applicant Address

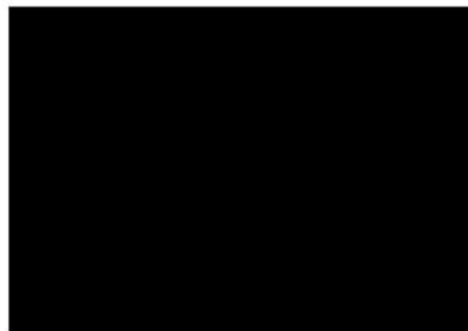
Owner
Owner Address

Preferred Contact
Preferred Contact Address

Site Address 26 Henry Road Bunyip 3815

Portal Reference A1269994
ReferenceNumber T260051

InvoiceNumber 503615
InvoiceDate 01-Feb-2026
InvoicePayByDate 03-Mar-2026




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Planning Application: T260051
Date Prepared: 25 May 2026

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Regulation	Description	Amount	Modifier	Modified Amount
9 - Class 4	More than \$100,000 but not more than \$500,000	\$1,462.50	100%	\$1,462.50

Total Amount **\$1,462.50**