


Notice of Application for a Planning Permit

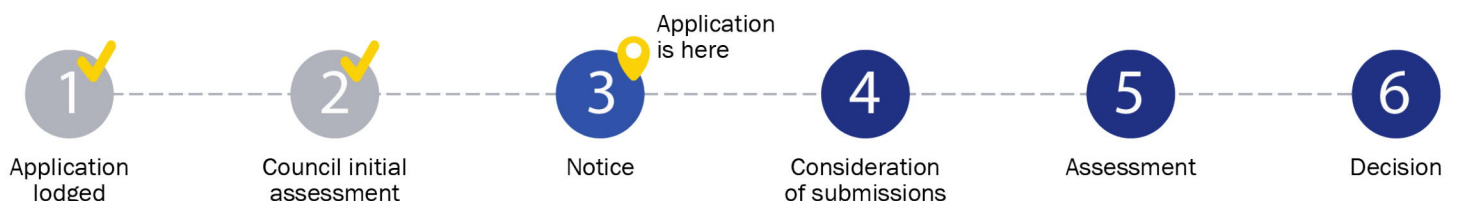
The land affected by the application is located at:	L78 LP7472 9 Stringybark Road, Cockatoo VIC 3781
The application is for a permit to:	Buildings and works associated with an extension to the existing dwelling

APPLICATION DETAILS

The applicant for the permit is:	[REDACTED]
Application number:	T240187
You may look at the application and any documents that support the application at the office of the Responsible Authority: Cardinia Shire Council, 20 Siding Avenue, Officer 3809. This can be done during office hours and is free of charge. Documents can also be viewed on Council's website: cardinia.vic.gov.au/advertisedplans or by scanning the QR code.	

HOW CAN I MAKE A SUBMISSION?

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:	02 July 2024	
WHAT ARE MY OPTIONS? 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: <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. If you object, the Responsible Authority will notify you of the decision when it is issued.	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.



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ePlanning

Application Summary

Portal Reference A224700J

Basic Information

Proposed Use House extension and renovation to add more living space.
Current Use Single dwelling.
Cost of Works \$200,000
Site Address 9 Stringybark Road Cockatoo 3781

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? No such encumbrances are breached

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

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

Meetings

Meeting Type	Officer Name	Date of Meeting
Pre Application		15 Feb 2023



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.vic.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
26-04-2024	A Copy of Title	00726147460012024042601120001.pdf
26-04-2024	Encumbrance	00726149680032024042601240001.pdf
26-04-2024	Site plans	SITE PLAN.REV2.pdf
26-04-2024	Existing floor plan	EXISTING FLOOR PLAN.REV2.pdf
26-04-2024	A proposed floor plan	PROPOSED FLOOR PLAN.REV2.pdf
26-04-2024	Existing elevation plans	ELEVATIONS 1 & 2.REV2.pdf
26-04-2024	Proposed elevation plan	ELEVATIONS 3 & 4.REV2.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	[REDACTED]
Submission Date	26 April 2024 - 12:02: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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Fax: 03 5941 3784

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

VOLUME 08580 FOLIO 383

Security no : 124114463329R
Produced 26/04/2024 11:12 AM

LAND DESCRIPTION

Lot 78 on Plan of Subdivision 007472.
PARENT TITLE Volume 03976 Folio 188
Created by instrument C138452 04/10/1965

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 LP007472 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: 9 STRINGYBARK ROAD COCKATOO VIC 3781

ADMINISTRATIVE NOTICES

NIL

DOCUMENT END

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Department of Environment, Land, Water & Planning

Electronic Instrument Statement

Mortgage Form version 1.5

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Produced 26/04/2024 11:24:57 AM

Status	Registered	Dealing Number	AV806456H
Date and Time Lodged	30/06/2022 03:04:17 PM		

Lodger Details

Lodger Code	18601V
Name	BANKWEST
Address	
Lodger Box	
Phone	
Email	
Reference	12772046 EC

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MORTGAGE

Jurisdiction VICTORIA

Privacy Collection Statement

The information in this form is collected under statutory authority and used for the purpose of maintaining publicly searchable registers and indexes.

Estate and/or Interest being mortgaged
FEE SIMPLE

Land Title Reference

8580/383

Mortgagor

Given Name(s)	
Family Name	
Given Name(s)	
Family Name	
Name on Title	
Reason for Difference	

Mortgagee

Name	COMMONWEALTH BANK OF AUSTRALIA
ACN	123123124
Australian Credit Licence	234945
Address	



Department of Environment, Land, Water & Planning

Electronic Instrument Statement

Mortgage Form version 1.5

Floor Type	GROUND
Unit Type	TOWER
Unit Number	1
Street Number	201
Street Name	SUSSEX
Street Type	STREET
Locality	SYDNEY
State	NSW
Postcode	2000

The mortgagor mortgages the estate and/or interest in land specified in this mortgage to the mortgagee as security for the debt or liability described in the terms and conditions set out or referred to in this mortgage, and covenants with the mortgagee to comply with those terms and conditions.

Terms and Conditions of this Mortgage

(a) Document Reference	AA1949
(b) Additional terms and conditions	Nil

Mortgagee Execution

- The Certifier, or the Certifier is reasonably satisfied that the mortgagee it represents,:
 - has taken reasonable steps to verify the identity of the mortgagor or his, her or its administrator or attorney; and
 - holds a mortgage granted by the mortgagor on the same terms as this Registry Instrument or Document.
- The Certifier has taken reasonable steps to ensure that this Registry Instrument or Document is correct and compliant with relevant law and any Prescribed Requirement.
- The Certifier has retained the evidence supporting this Registry Instrument or Document.

Executed on behalf of	COMMONWEALTH BANK OF AUSTRALIA
Signer Name	[REDACTED]
Signer Organisation	BANKWEST
Signer Role	AUTHORISED SIGNATORY
Execution Date	29 JUNE 2022

File Notes:

NIL

This is a representation of the digitally signed Electronic Instrument or Document certified by Land Use Victoria.

Statement End.

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Document Type	Plan
Document Identification	LP007472
Number of Pages (excluding this cover sheet)	4
Document Assembled	17/02/2023 12:20

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LP 7472

EDITION 4

PLAN MAY BE LODGED 3/02/19

COLOUR CODE

E-1 & E-3 = BLUE
R1 = BROWN

ROADS COLOURED BROWN

3 SHEETS
SHEET 1

**PLAN OF SUBDIVISION OF
PART OF CROWN ALLOTMENT B
PARISH OF GEMBROOK
COUNTY OF EVELYN
VOL.3976 FOL.188**

Measurements are in Links
Conversion Factor
LINKS x 0.201168 = METRES

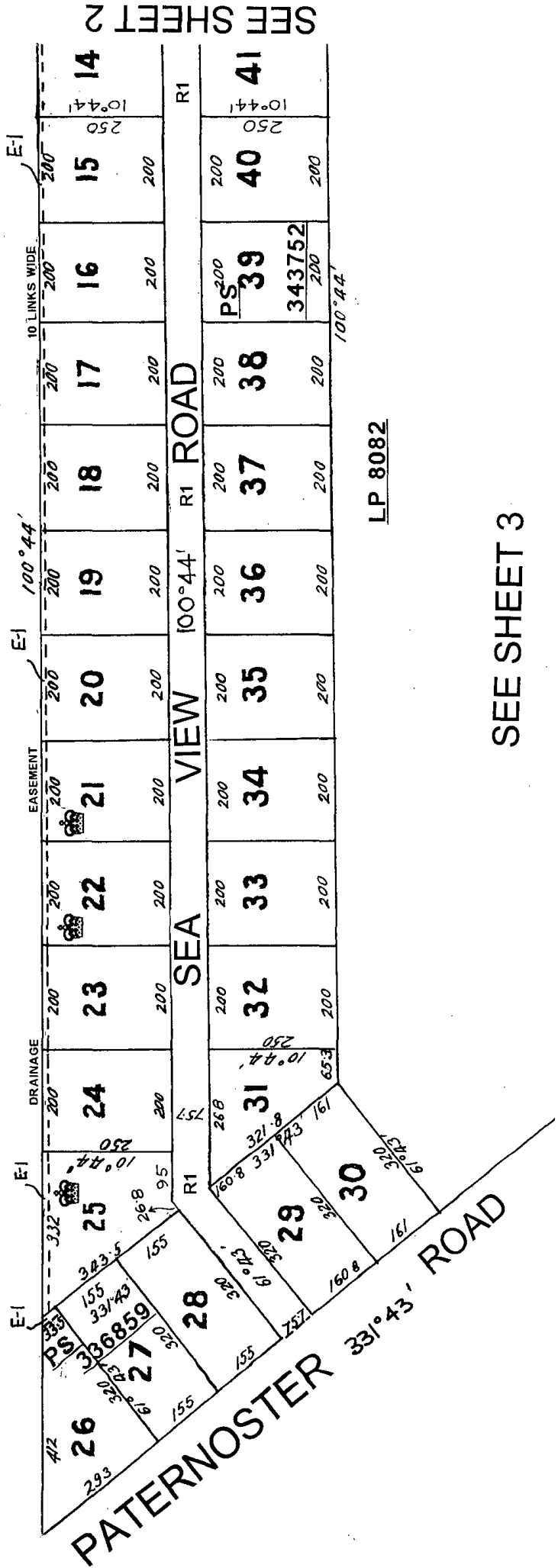
ENCUMBRANCES

THE LAND SHOWN AS E-3 & R1
IS ENCUMBERED BY ANY EASEMENTS
AFFECTING THE SAME

APPURTENANCIES

AS TO LOTS 28, 51, 54, 75 & 76
TOGETHER WITH A RIGHT OF CARRIAGEWAY
OVER THE ROADS COLOURED BROWN ON
THIS PLAN OF SUBDIVISION

AS TO LOTS 28 & 54
TOGETHER WITH A RIGHT OF CARRIAGEWAY
OVER THE ROADS COLOURED BROWN ON
LP 5266



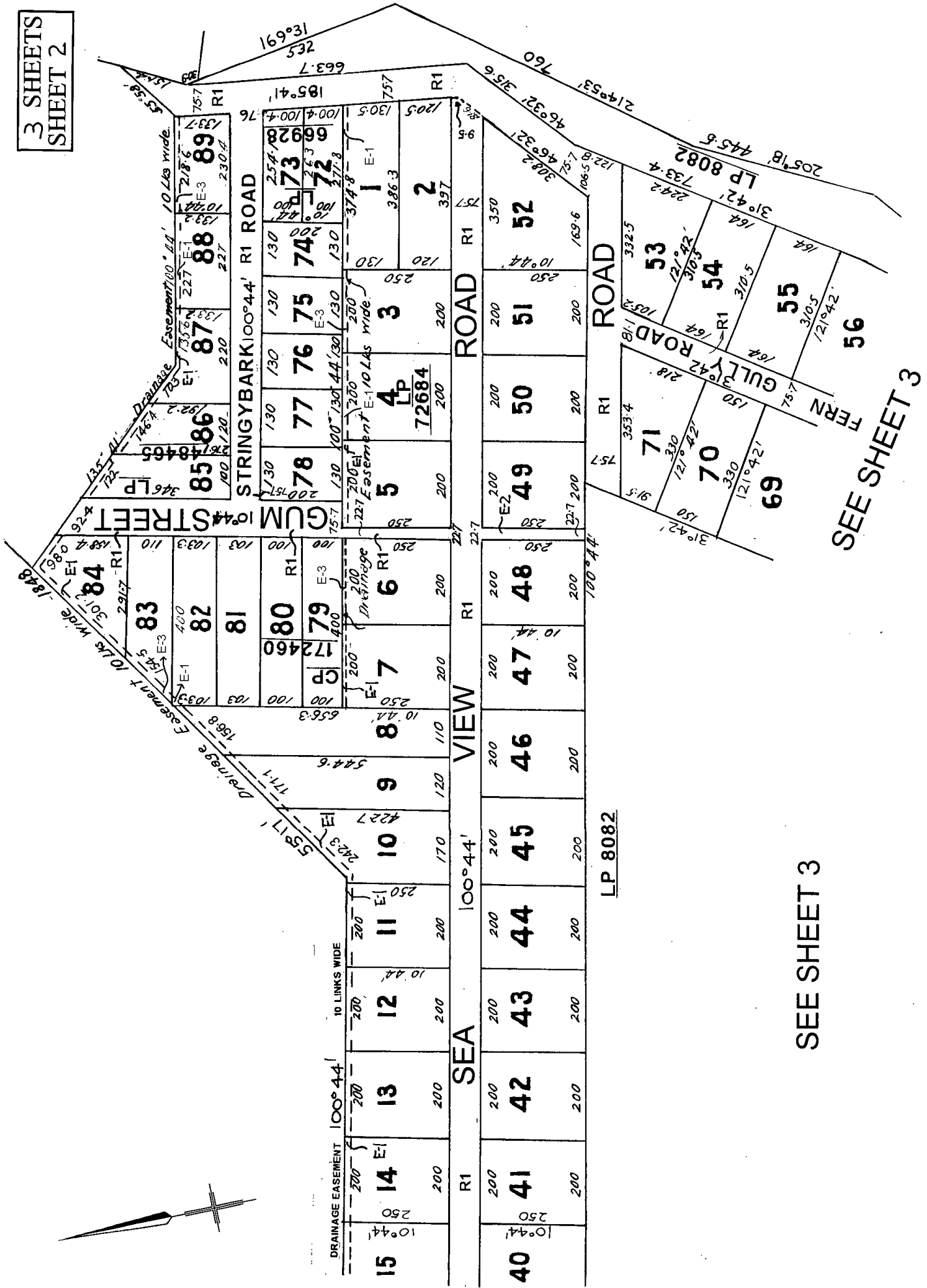
LP 8082

SEE SHEET 3

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LP 7472

3 SHEETS
SHEET 2



SEE SHEET 3

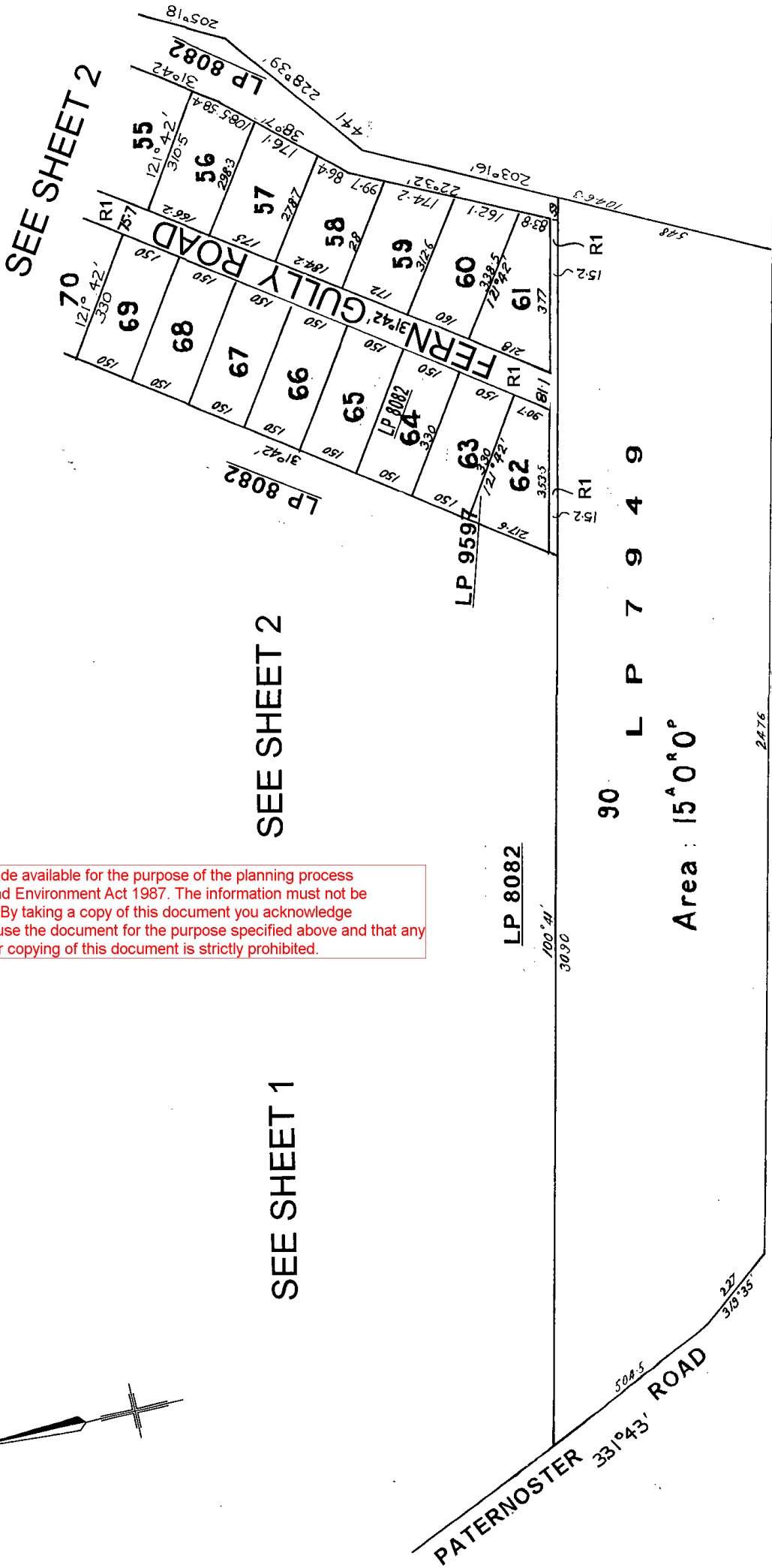
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SEE SHEET 1

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3 SHEETS
SHEET 3



SEE SHEET 2

SEE SHEET 2

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90 LP 7949

Area: 15^A 0^R 0^P

PLAN NUMBER
LP 7472

MODIFICATION TABLE
RECORD OF ALL ADDITIONS OR CHANGES TO THE PLAN

AFFECTED LAND / PARCEL	LAND / PARCEL / IDENTIFIER CREATED	MODIFICATION	DEALING NUMBER	DATE	TIME	EDITION NUMBER	ASSISTANT REGISTRAR OF TITLES
LOT 21		TRANSFERRED TO THE CROWN	M135336J			1	
LOT 22		TRANSFERRED TO THE CROWN	K760042			1	
LOT 25		TRANSFERRED TO THE CROWN	K614174			1	
		STREET NAME AMENDED FROM GOVT. ROAD TO PATERNOSTER ROAD	GAZ.1962 P.3540			1	
		STREET NAME AMENDED FROM SPRING ROAD TO STRINGYBARK ROAD	CORR.81/35942			1	<i>MLB</i>
WARNING: THE IMAGE OF THIS PLAN/DOCUMENT HAS BEEN DIGITALLY AMENDED. NO FURTHER AMENDMENTS ARE TO BE MADE TO THE ORIGINAL PLAN/DOCUMENT.							
LOTS 3, 6 & 89	E-3	EASEMENTS ENHANCED				2	AD
THIS PLAN		APPURTENANT EASEMENT NOTATION ADDED				2	AD
LOT 83	E-3	EASEMENTS ENHANCED				3	AD
ROADS	R1	EASEMENTS ENHANCED				4	AD

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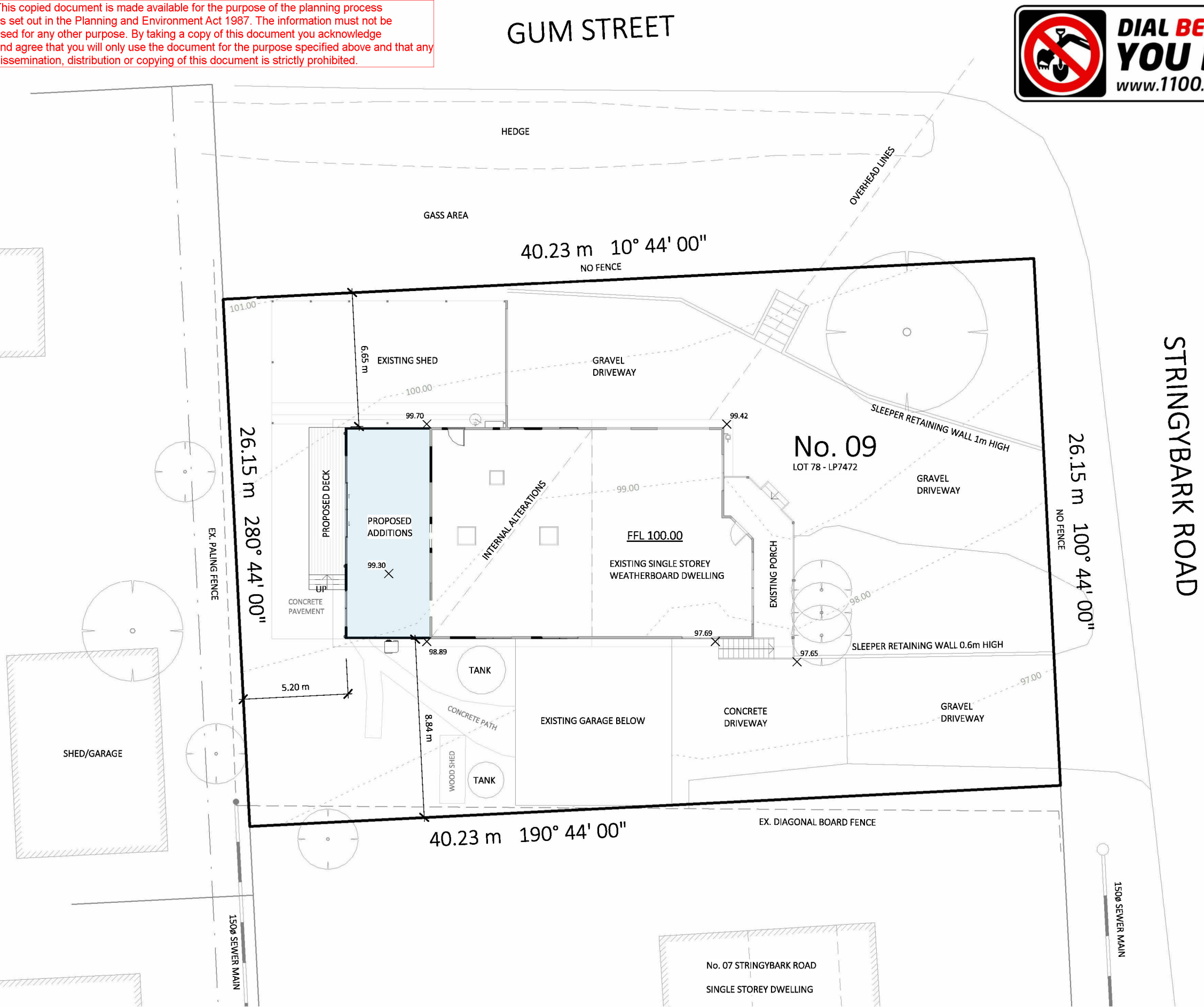
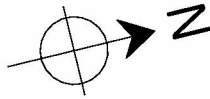
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ALLOTMENT BOUNDARY LOCATION DERIVED FROM RE-ESTABLISHMENT SURVEY PLAN PREPARED BY NOBELIUS LAND SURVEYORS (SURVEYORS REF. No.: 21042)

No. 08 SEAVIEW ROAD
SINGLE STOREY DWELLING



AREA SCHEDULE	
	AREA
EXISTING DWELLING	160.9 m ²
EXISTING GARAGE	63.8 m ²
EXISTING PORCH	17.1 m ²
EXISTING SHED	73.3 m ²
PROPOSED ADDITIONS	43.9 m ²
PROPOSED DECK	13.1 m ²
SITE AREA	1052.2 m ²
SITE COVERAGE (34.1%)	359.0 m ²

REV	DESCRIPTION	DATE
1	CONCEPT PLANS	13/11/2023
2	CONCEPT PLANS	02/02/2024
3	COUNCIL RFI RESPONSE	20/05/2024

PROJECT: ALTERATIONS & ADDITIONS
9 STRINGYBARK ROAD, COCKATOO

CLIENT: [REDACTED]

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SHEET TITLE: SITE PLAN

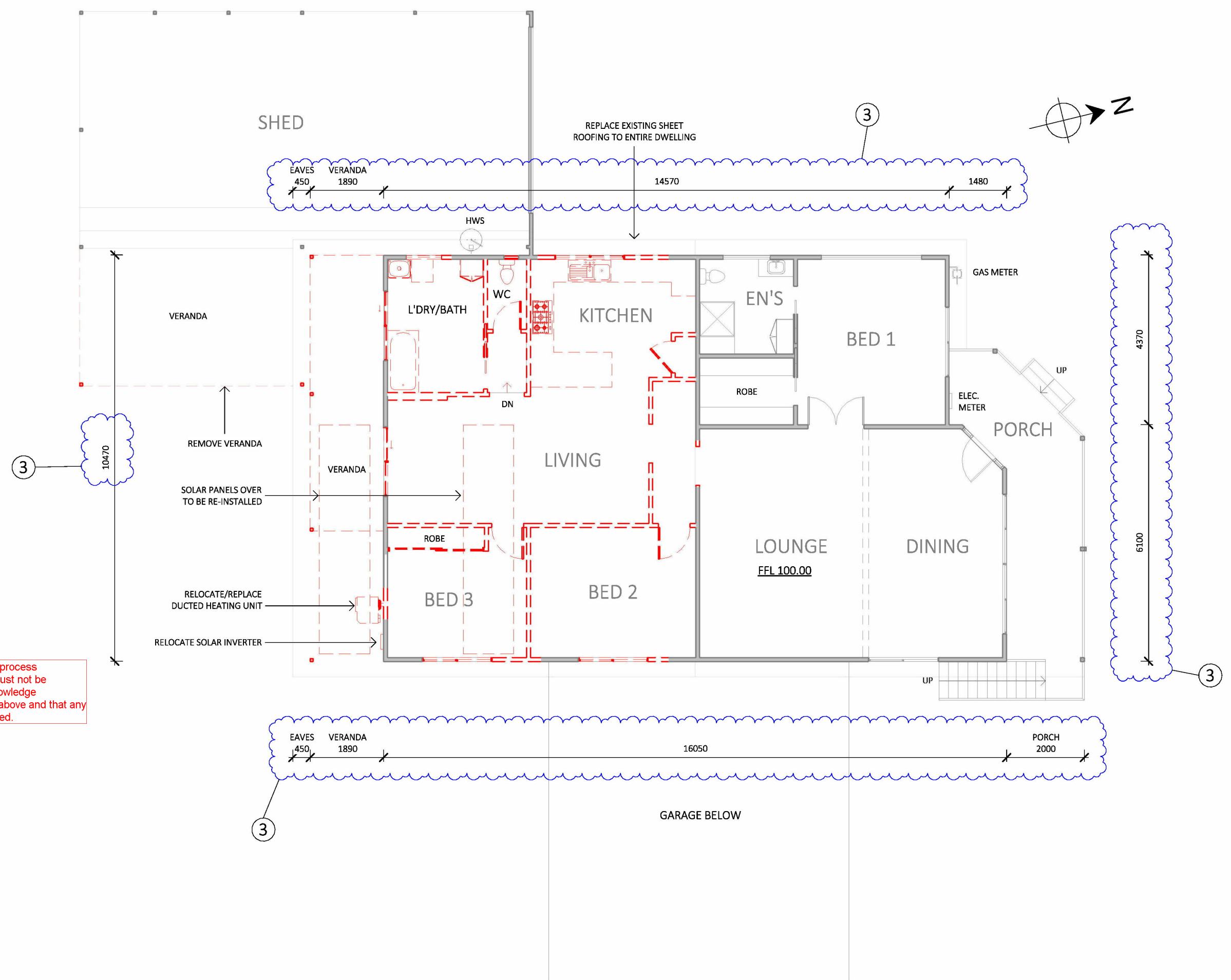
PROJECT No.: 23047 PROJECT DATE: 11/09/2023

DWN BY: DS SCALE @ A3: 1 : 200

REVISION: 3

SHEET No.: P01

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LEGEND

	EXISTING TO BE RETAINED
	EXISTING TO BE REMOVED

REV	DESCRIPTION	DATE
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PROJECT: ALTERATIONS & ADDITIONS
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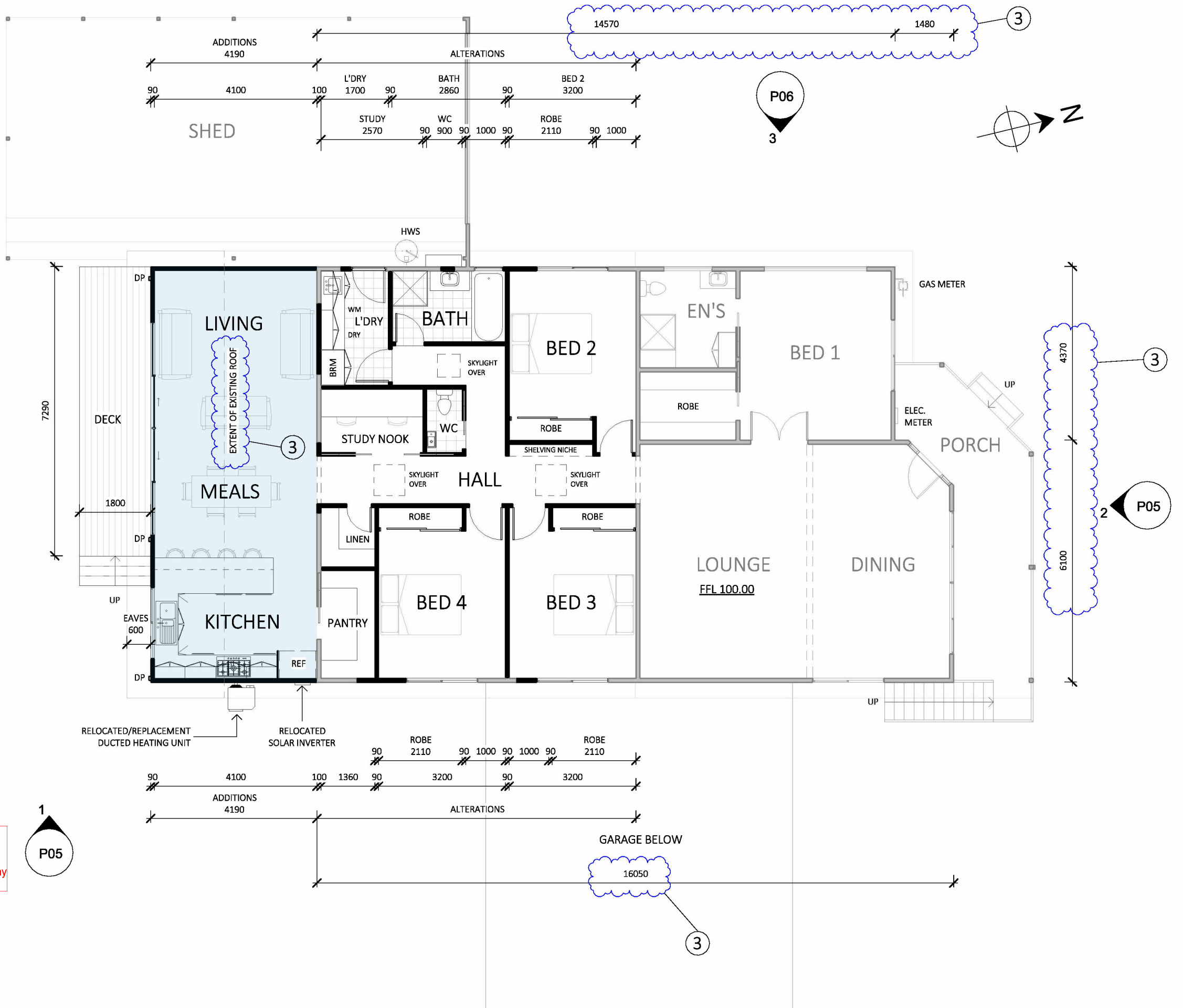
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SHEET TITLE: EXISTING FLOOR PLAN	
PROJECT No.: 23047	PROJECT DATE: 11/09/2023
DWN BY: DS	SCALE @ A3: 1 : 100

REVISION: 3
SHEET No.: P02

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REV	DESCRIPTION	DATE
1	CONCEPT PLANS	13/11/2023
2	CONCEPT PLANS	02/02/2024
3	COUNCIL RFI RESPONSE	20/05/2024

PROJECT: ALTERATIONS & ADDITIONS
9 STRINGYBARK ROAD, COCKATOO

CLIENT: [REDACTED]

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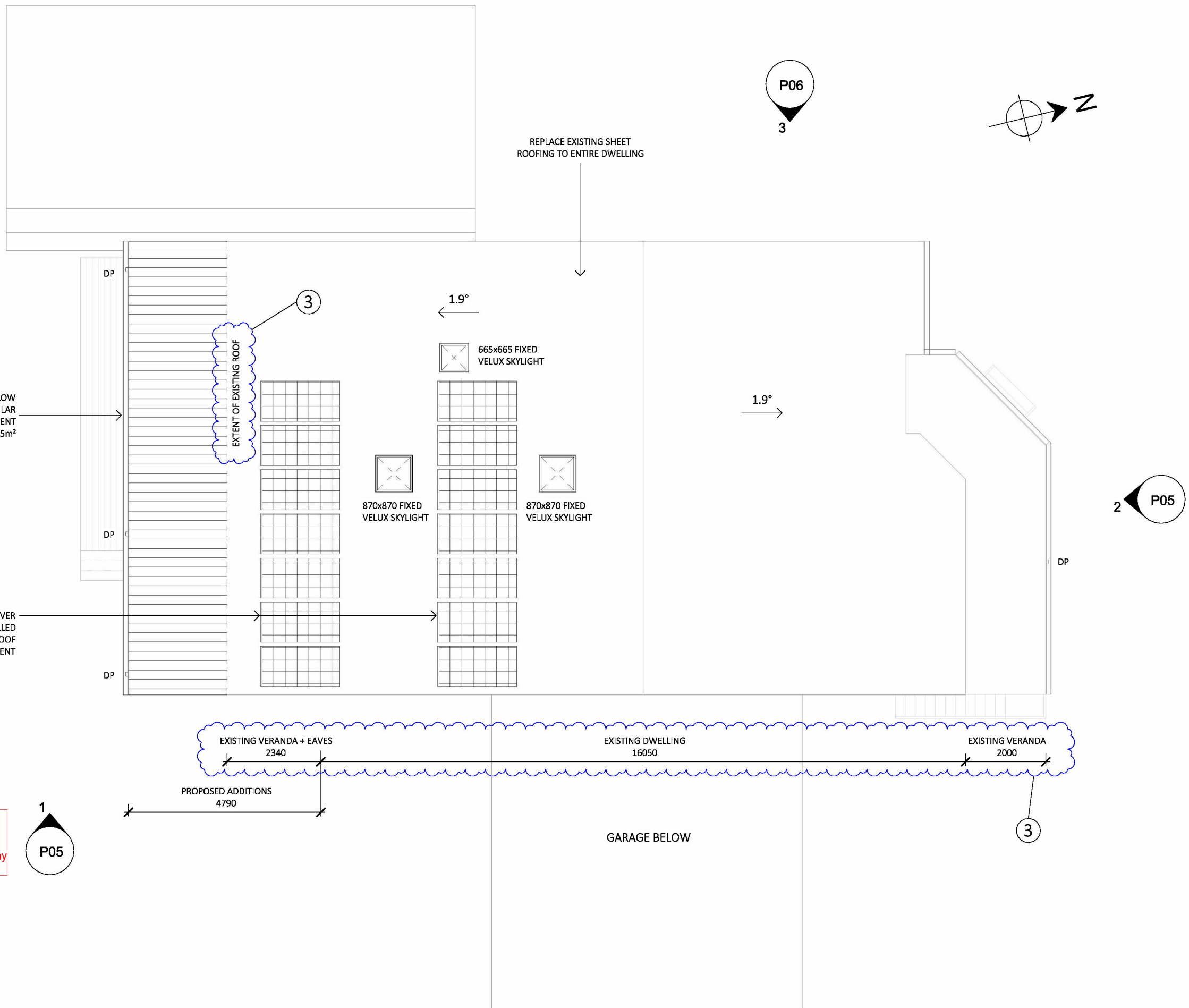
SHEET TITLE:
PROPOSED FLOOR PLAN

PROJECT No.: 23047
PROJECT DATE: 11/09/2023

DWN BY: DS
SCALE @ A3: 1 : 100

REVISION: 3
SHEET No.:
P03

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P06 4

P06 3

P05 2

P05 1

3

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PROJECT: ALTERATIONS & ADDITIONS
9 STRINGYBARK ROAD, COCKATOO

CLIENT: [REDACTED]

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SHEET TITLE: ROOF PLAN

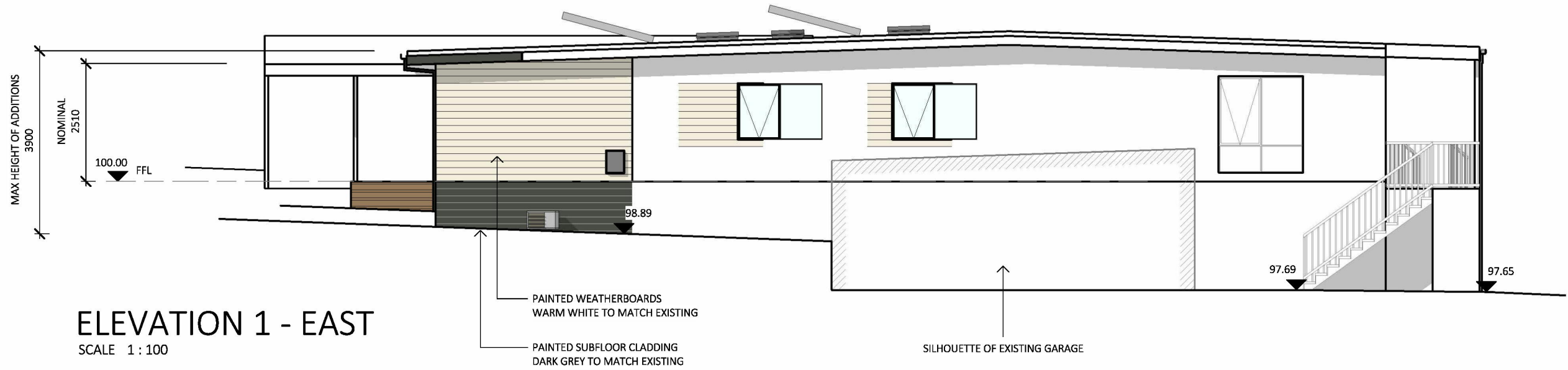
PROJECT No.: 23047 PROJECT DATE: 11/09/2023

DWN BY: DS SCALE @ A3: 1 : 100

REVISION: 3

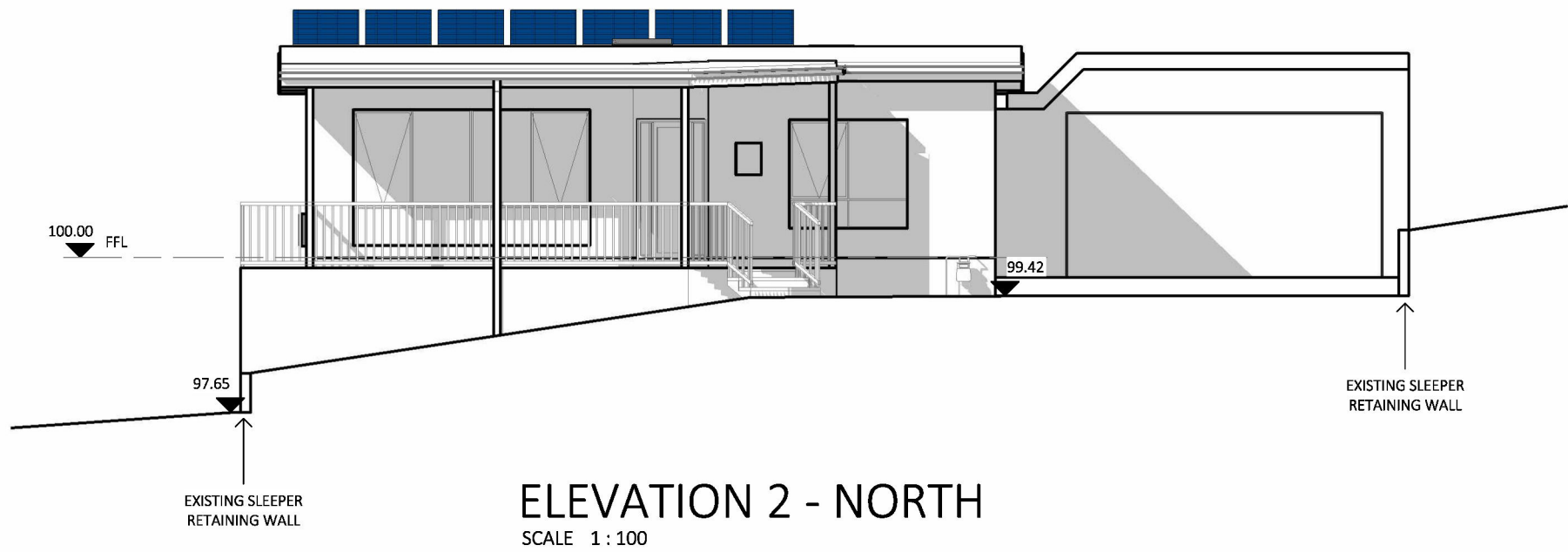
SHEET No.: P04

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ELEVATION 1 - EAST
SCALE 1 : 100

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ELEVATION 2 - NORTH
SCALE 1 : 100

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3	COUNCIL RFI RESPONSE	20/05/2024

PROJECT: **ALTERATIONS & ADDITIONS**
9 STRINGYBARK ROAD, COCKATOO

CLIENT: [REDACTED]

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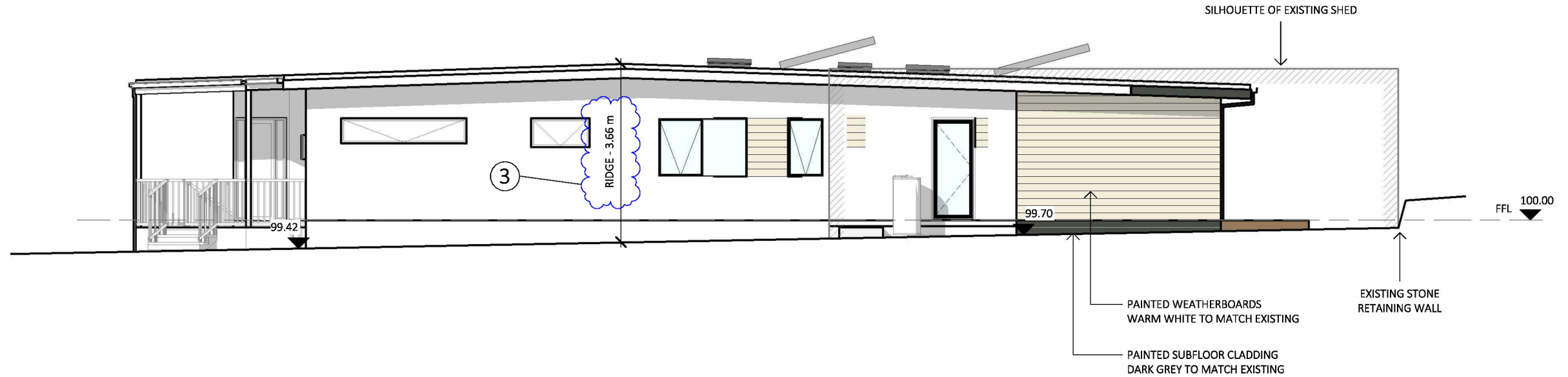
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SHEET TITLE: ELEVATIONS 1 & 2	
PROJECT No.: 23047	PROJECT DATE: 11/09/2023
DWN BY: DS	SCALE @ A3: 1 : 100

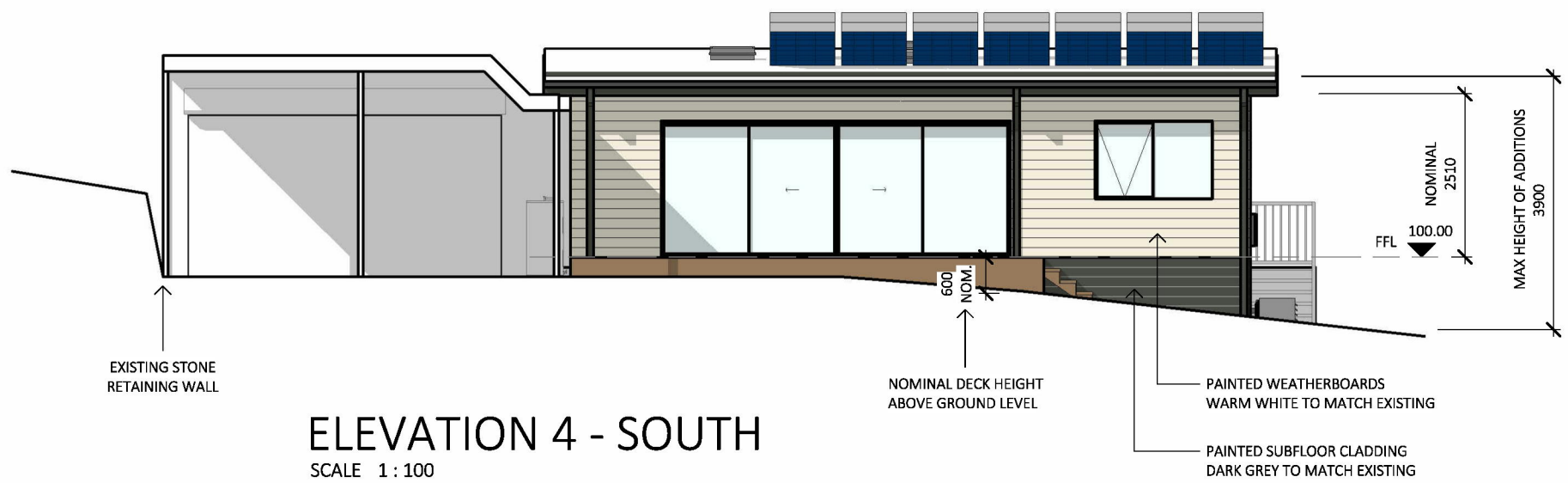
REVISION: 3
SHEET No.: P05

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ELEVATION 3 - WEST
SCALE 1 : 100

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ELEVATION 4 - SOUTH
SCALE 1 : 100

REV	DESCRIPTION	DATE
1	CONCEPT PLANS	13/11/2023
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3	COUNCIL RFI RESPONSE	20/05/2024

PROJECT: **ALTERATIONS & ADDITIONS**
9 STRINGYBARK ROAD, COCKATOO

CLIENT: [REDACTED]

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SHEET TITLE:
ELEVATIONS 3 & 4

PROJECT No.: 23047 PROJECT DATE: 11/09/2023

DWN BY: DS SCALE @ A3: 1 : 100

REVISION: 3

SHEET No.: **P06**

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REV	DESCRIPTION	DATE
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PROJECT: **ALTERATIONS & ADDITIONS**
9 STRINGYBARK ROAD, COCKATOO

CLIENT: [REDACTED]

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DSBUILDINGDESIGN

SHEET TITLE: PERSPECTIVE VIEWS	
PROJECT No.: 23047	PROJECT DATE: 11/09/2023
DWN BY: DS	SCALE @ A3:

REVISION: 3
 SHEET No.:
P07