

Office Use Only

VicSmart?

☐

YES

☐

NO

Specify class of VicSmart application:

Application No.:

Date Lodged:

/ /

Application for a Planning Permit

If you need help to complete this form, read MORE INFORMATION at the back of this form.

⚠ Any material submitted with this application, 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 *Planning and Environment Act 1987*. If you have any concerns, please contact Council's planning department.

⚠ Questions marked with an asterisk (*) must be completed.

⚠ If the space provided on the form is insufficient, attach a separate sheet.

i Click for further information.

Clear Form

Application Type

Is this a VicSmart application?*

☒ No ☐ Yes

If yes, please specify which VicSmart class or classes:

⚠ If the application falls into one of the classes listed under Clause 92 or the schedule to Clause 94, it is a VicSmart application.

Pre-application Meeting

Has there been a pre-application meeting with a Council planning officer?

☒ No

☐ Yes

If 'Yes', with whom?:

Date:

day / month / year

The Land **i**

Address of the land. Complete the Street Address and one of the Formal Land Descriptions.

Street Address *

Unit No.:

St. No.: 174

St. Name: DUNCANS ROAD

Suburb/Locality: WERRIBEE

Postcode: 3030

Formal Land Description *

Complete either A or B.

⚠ This information can be found on the certificate of title.

If this application relates to more than one address, attach a separate sheet setting out any additional property details.

A

Lot No.: 2

☐ Lodged Plan

☐ Title Plan

☒ Plan of Subdivision

No.: 076440

OR

B

Crown Allotment No.:

Section No.:

Parish/Township Name:

WYNDHAM CITY COUNCIL
Town Planning
Advertised Documents

Plan: 1 of 9



The Proposal

A You must give full details of your proposal and attach the information required to assess the application. Insufficient or unclear information will delay your application.

i For what use, development or other matter do you require a permit? *

Town Planning Approval for 2 X 4 double storey dwellings.
Clause 55 report is attached

☒ Provide additional information about the proposal, including: plans and elevations; any information required by the planning scheme, requested by Council or outlined in a Council planning permit checklist; and if required, a description of the likely effect of the proposal.

i Estimated cost of any development for which the permit is required *

Cost \$990000

A You may be required to verify this estimate. Insert '0' if no development is proposed.

If the application is for land within **metropolitan Melbourne** (as defined in section 3 of the *Planning and Environment Act 1987*) and the estimated cost of the development exceeds \$1 million (adjusted annually by CPI) the Metropolitan Planning Levy **must** be paid to the State Revenue Office and a current levy certificate **must** be submitted with the application. Visit www.sro.vic.gov.au for information.

Existing Conditions **i**

Describe how the land is used and developed now *

For example, vacant, three dwellings, medical centre with two practitioners, licensed restaurant with 80 seats, grazing.

Existing single storey dwelling to be removed

☒ Provide a plan of the existing conditions. Photos are also helpful.

Title Information **i**

Encumbrances on title *

Does the proposal breach, in any way, an encumbrance on title such as a restrictive covenant, section 173 agreement or other obligation such as an easement or building envelope?

☐ Yes (If 'yes' contact Council for advice on how to proceed before continuing with this application.)

☒ No

☐ Not applicable (no such encumbrance applies).

☒ Provide a full, current copy of the title for each individual parcel of land forming the subject site. The title includes: the covering 'register search statement', the title diagram and the associated title documents, known as 'instruments', for example, restrictive covenants.

WYNDHAM CITY COUNCIL
Town Planning
Advertised Documents

Plan: 2 of 9

Applicant and Owner Details

Provide details of the applicant and the owner of the land.

Applicant *

The person who wants the permit.

Please provide at least one contact phone number *

Where the preferred contact person for the application is different from the applicant, provide the details of that person.

Owner *

The person or organisation who owns the land

Where the owner is different from the applicant, provide the details of that person or organisation.

Name:		
Title: Mr.	First Name: Apoorve	Surname: Goel
Organisation (if applicable): BHOOMI DESIGN		
Postal Address:		If it is a P.O. Box, enter the details here:
Unit No.: 19	St. No.: 18	St. Name: Peter Street
Suburb/Locality: Doncaster East		State: VIC Postcode: 3109
Contact information for applicant OR contact person below		
Business phone:		Email: apoorvegoel@gmail.com
Mobile phone: 0401096613		Fax:
Contact person's details* Same as applicant <input checked="" type="checkbox"/>		
Name:		
Title:	First Name:	Surname:
Organisation (if applicable):		
Postal Address:		If it is a P.O. Box, enter the details here:
Unit No.:	St. No.:	St. Name:
Suburb/Locality:		State: Postcode:
Owner Same as applicant <input type="checkbox"/>		
Name:		
Title:	First Name: Vivek	Surname: Dabas
Organisation (if applicable):		
Postal Address:		If it is a P.O. Box, enter the details here:
Unit No.: 303	St. No.: 101	St. Name: OVERTON ROAD
Suburb/Locality: WILLIAMS LANDING		State: VIC Postcode: 3021
Owner's Signature (Optional):		Date: day / month / year

Information requirements


Contact Council's planning department to discuss the specific requirements for this application and obtain a planning permit checklist.

Is the required information provided?

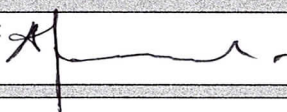
☒ Yes ☐ No

Declaration

This form must be signed by the applicant *

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

I declare that I am the applicant; and that all the information in this application is true and correct; and the owner (if not myself) has been notified of the permit application.

Signature: 

Date: 05/10/2020



day / month / year

WYNDHAM CITY COUNCIL
Town Planning
Advertised Documents

Plan: 3 of 9

Checklist

Have you:

<input checked="" type="checkbox"/>	Filled in the form completely?	 Most applications require a fee to be paid. Contact Council to determine the appropriate fee.
<input checked="" type="checkbox"/>	Paid or included the application fee?	
	Provided all necessary supporting information and documents?	
<input checked="" type="checkbox"/>	A full, current copy of title information for each individual parcel of land forming the subject site.	
<input checked="" type="checkbox"/>	A plan of existing conditions.	
<input checked="" type="checkbox"/>	Plans showing the layout and details of the proposal.	
<input checked="" type="checkbox"/>	Any information required by the planning scheme, requested by council or outlined in a council planning permit checklist.	
<input checked="" type="checkbox"/>	If required, a description of the likely effect of the proposal (for example, traffic, noise, environmental impacts).	
<input checked="" type="checkbox"/>	If applicable, a current Metropolitan Planning Levy certificate (a levy certificate expires 90 days after the day on which it is issued by the State Revenue Office and then cannot be used). Failure to comply means the application is void.	
<input checked="" type="checkbox"/>	Completed the relevant council planning permit checklist?	
<input checked="" type="checkbox"/>	Signed the declaration above?	

Need help with the Application?

If you need help to complete this form, read More Information at the end of this form.

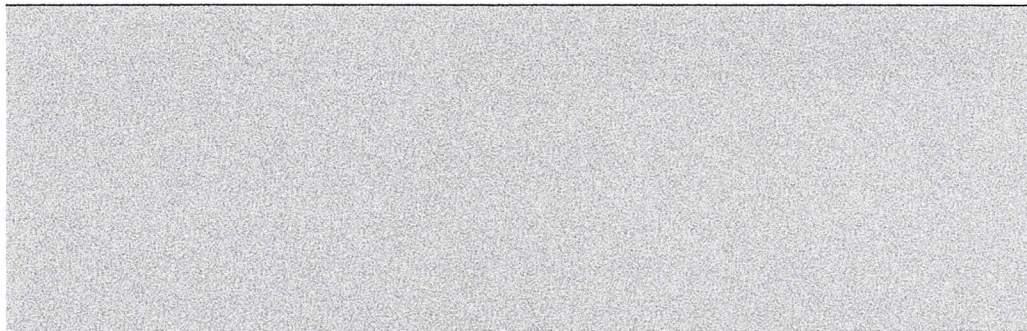
For help with a VicSmart application see Applicant's Guide to Lodging a VicSmart Application at www.planning.vic.gov.au

General information about the planning process is available at www.planning.vic.gov.au

Assistance can also be obtained from Council's planning department.

Lodgement

Lodge the completed and signed form, the fee and all documents with:



Deliver application in person, by post or by electronic lodgement.

WYNDHAM CITY COUNCIL
Town Planning
Advertised Documents

Plan: 4 of 9

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

Page 1 of 1

VOLUME 08663 FOLIO 312

Security no : 124088161233C
Produced 16/02/2021 10:17 PM

LAND DESCRIPTION

Lot 2 on Plan of Subdivision 076440.
PARENT TITLE Volume 07399 Folio 773
Created by instrument LP076440 31/03/1967

REGISTERED PROPRIETOR

Estate Fee Simple
Sole Proprietor
VEDIKS PTY LTD of 13 PARKSTONE ROAD POINT COOK VIC 3030
AT483100M 03/08/2020

ENCUMBRANCES, CAVEATS AND NOTICES

MORTGAGE AT483101K 03/08/2020
PERPETUAL CORPORATE TRUST LTD

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 LP076440 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: 174 DUNCANS ROAD WERRIBEE VIC 3030

ADMINISTRATIVE NOTICES

NIL

eCT Control 19219M PURCELL PARTNERS
Effective from 03/08/2020

DOCUMENT END

WYNDHAM CITY COUNCIL
Town Planning
Advertised Documents

Plan: 5 of 9

Imaged Document Cover Sheet

The document following this cover sheet is an imaged document supplied by LANDATA®, Victorian Land Registry Services.

Document Type	Plan
Document Identification	LP076440
Number of Pages (excluding this cover sheet)	1
Document Assembled	16/02/2021 22:19

Copyright and disclaimer notice:

© State of Victoria. This publication is copyright. No part may be reproduced by any process except in accordance with the provisions of the Copyright Act 1968 (Cth) and for the purposes of Section 32 of the Sale of Land Act 1962 or pursuant to a written agreement. The information is only valid at the time and in the form obtained from the LANDATA® System. None of the State of Victoria, LANDATA®, Victorian Land Registry Services Pty. Ltd. ABN 86 627 986 396 as trustee for the Victorian Land Registry Services Trust ABN 83 206 746 897 accept responsibility for any subsequent release, publication or reproduction of the information.

The document is invalid if this cover sheet is removed or altered.

WYNDHAM CITY COUNCIL
Town Planning
Advertised Documents

Plan: 6 of 9

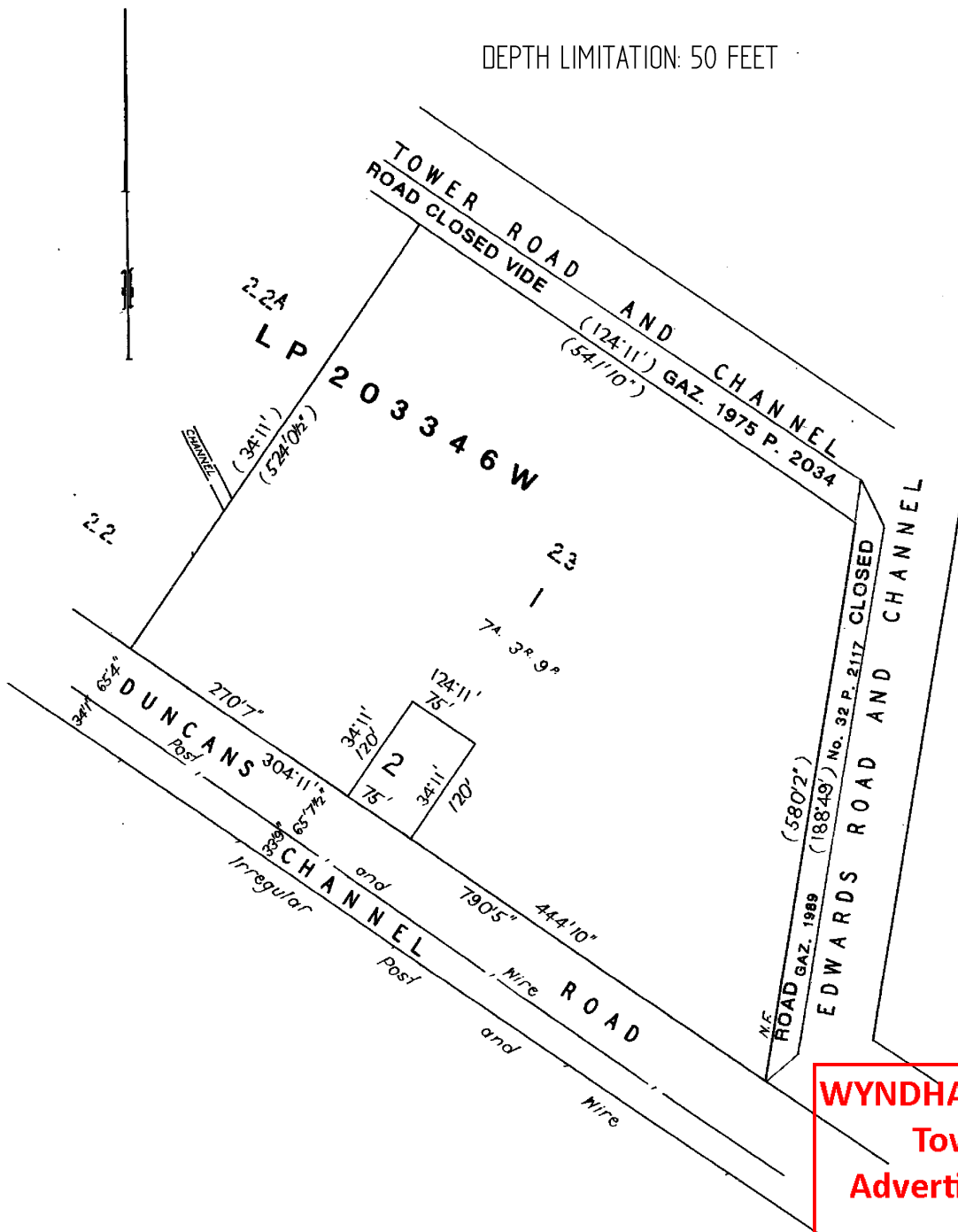
LP76440
EDITION 1
APPROVED 6/3/67

PLAN OF SUBDIVISION
CROWN ALLOTMENT 23 SECTION E
PARISH OF DEUTGAM
COUNTY OF BOURKE

SCALE FEET TO AN INCH
*Measurements in brackets are from title and are not
the result of survey.*

CHART:12 V.7399 F.773

DEPTH LIMITATION: 50 FEET



WYNDHAM CITY COUNCIL
Town Planning
Advertised Documents

Plan: 7 of 9

Request to Amend a Current Application for Planning Permit

A request to amend current application for a permit, including the description of the proposal or the description of the land or any plans or documents accompanying the application, pursuant to Section 50 or 57A of the Planning & Environment Act, 1987.

PERMIT DETAILS

Planning Permit No.:	WYP12484/20
Address:	174 DUNCANS ROAD, WERRIBEE
Name of Planner assessing application:	Emma Prespanoski

APPLICANT


Name:	APOORVE GOEL
Organisation (if applicable):	BHOOMI DESIGN
Address:	19/18 PETER STREET, DONCASTER EAST
Telephone No.	0401096613
Email Address:	apoorvegoel@gmail.com

DESCRIPTION OF CHANGES SOUGHT

Please provide details of the changes sought to the proposal or any other documents accompanying the application (please attach covering letter/ sheet if necessary)	
Alteration to an existing access and creation of a new access to a road in Road Zone, Category 1 pursuant to Clause 52.29	
Has the application been advertised?	Yes / <input checked="" type="checkbox"/> No if yes then a fee is required

Please Note: Amendments sought after advertising but prior to the application being determined incur a fee of 40% of the fee for that class of permit.

DECLARATION: This form must be signed. Complete box A, B **or** C.

A. I declare that I am the Applicant and Owner of this land and that all information given is true and correct.	Owner/ Applicant signature:	Date:
B. I am the Owner of the land. I have seen this application. I/We the Applicant declare that all information given is true and correct.	Owner signature:	Date:
	Applicant signature:	Date:
C. I / We the Applicant declare that I / We have notified the owner about this application and that all information given is true and correct.	Applicant signature: 	Date: 19/03/2021

SUBMIT

1. Completed form
2. With [credit card payment](#). View [Town Planning fees](#)
3. Electronic copy of plans (full set of plans)

Via email mail@wyndham.vic.gov.au or alternatively please contact Council on 9742 0777.

PRIVACY COLLECTION STATEMENT – The personal information collected on this Form is required by Council in order to process your request in accordance with the requirements of the *Planning and Environment Act 1987*. Your information will be made public and available for inspection while being considered by Council or the Victorian Civil and Administrative Tribunal. Your information will be stored in Council's Customer Database and used to identify you when communicating with Council and for the delivery of services and information. For further information on how your personal information is handled, visit Council's Privacy Policy at: [WCC Privacy Policy](#)

No lodgement required. Refer to planner whether fee is required.

WYNDHAM CITY COUNCIL
Town Planning
Advertised Documents