



Date Lodged: 04-Dec-2019
Application No: MPS/2019/749

Online Form

Application for Planning Permit

Pre-application details

Has there been a pre-application meeting with a Council officer? No

What is the Officer's name?

What date did the meeting occur?

**PLANNING ENVIRONMENT ACT 1987
MORELAND PLANNING SCHEME**

**Advertised Document
Advertised Plan Sheet:1 of 6
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Date : 19/02/2020**

The land

Street Address: 42 Prospect Street, PASCOE VALE VIC 3044
Describe how the land is used and developed now: A two bedroom heritage listed property is empty due to internal renovations

The Proposal

For what use, development or other matter do you require a permit: The proposal is to retain the existing dwelling and build an extension to the rear, replace dilapidated parts. Replace dilapidated front fence and driveway. Turn a run down unliveable house into a palace

Is the land affected by an encumbrance? Yes

Does the proposal breach in any way the encumbrance on the title? No

Cost of building and works/permit fee

Estimated cost of development for which the permit is required: \$400000

Contact, applicant and owner details

Applicant: Mr J C Seabrook
Address: 23 Connolly Avenue
COBURG VIC 3058
Phone (BH): 0400 190 184
E-mail Address: sassos007@hotmail.com

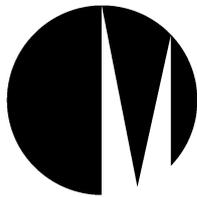
Owner/s Name: Mr J C Seabrook
Address: 23 Connolly Avenue
COBURG VIC 3058

E-mail Address:
Phone (BH):
Phone (AH):
Phone (Mobile):

Declaration

I declare that I am the Owner/Applicant

Owner/Applicant	Applicant
I declare that I am the applicant and owner of the land and all the information in this application is true and correct.	I declare that I am the applicant and: <ul style="list-style-type: none">• I have notified the owner about this application;• And all the information in this application is true and correct.



Moreland City Council

**PLANNING ENVIRONMENT ACT 1987
MORELAND PLANNING SCHEME**

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Moreland City Council
Municipal Offices
90 Bell Street
Coburg
Victoria 3058

Postal Address
Locked Bag 10
Moreland
Victoria 3058

**REQUEST TO AMEND AN
APPLICATION FOR A PLANNING PERMIT**

(A request to amend an **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 Sections 50 or 57A of the *Planning and Environment Act 1987*)

Date received:

(S50) no fee for amendment before advertising

S57(3)A: 40% of the original application permit fee (but as per the new fees as of 13 Oct 2016) and if the amendment pushes the amended application under S57(3)A into the next class of permit fee, then the difference will be required to be paid between the original class of application fee and the amended class of permit fee and then 40% of that new class (application fee) is required to be paid for an amendment after advertising (S57(3)A)

Applicant:	Justin seabrook
Address:	42 prospect st pascoevale
Contact phone no:	0400190184
Email	Sassos007@hotmail.com

I am the owner of the land

Has the application been advertised? (If Yes then a fee is required)

I am the applicant and I have notified the land owner(s) about this request to amend the application for a planning permit

Application number:

Address of land:

Description of the amendment(s): *(List all individual changes)*

Replace existing steel tube posts with period style turned posts as recommended in report
Install fretwork to veranda
Fence as per drawings
(Use reverse of this form if more space is needed)

Encumbrances on title:
Is the land affected by an encumbrance such as a restrictive covenant, section 173 agreement or other obligation on title such as an easement or building envelope?

If you answer yes, attach a copy of the document (instrument) specifying the details of the encumbrance

Does the proposed amendment breach, in any way the encumbrance on title?

If you answered yes, contact council for advice on how to proceed before continuing with this application

All Plan Amendments have been clearly indicated/highlighted on the three sets of plans

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

VOLUME 08079 FOLIO 609

Security no : 124079664798G
Produced 09/10/2019 02:31 PM

**PLANNING ENVIRONMENT ACT 1987
MORELAND PLANNING SCHEME**

LAND DESCRIPTION

Lot 3 on Plan of Subdivision 030396.
PARENT TITLE Volume 07520 Folio 104
Created by instrument 2673850 28/09/1954

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Advertised Plan Sheet:5 of 6
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REGISTERED PROPRIETOR

Estate Fee Simple
TENANTS IN COMMON
As to 1 of a total of 2 equal undivided shares
Sole Proprietor
SHANNON MATTHEW SEABROOK of 23 CONNOLLY AVENUE COBURG VIC 3058
As to 1 of a total of 2 equal undivided shares
Sole Proprietor
JUSTIN COLIN SEABROOK of 23 CONNOLLY AVENUE COBURG VIC 3058
AS570914P 30/09/2019

ENCUMBRANCES, CAVEATS AND NOTICES

MORTGAGE AS570915M 30/09/2019
AUSTRALIA AND NEW ZEALAND BANKING GROUP 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 LP030396 FOR FURTHER DETAILS AND BOUNDARIES

ACTIVITY IN THE LAST 125 DAYS

NUMBER		STATUS	DATE
AS444862M (E)	CONV PCT & NOM ECT TO LC	Completed	16/08/2019
AS570914P (E)	TRANSFER	Registered	30/09/2019
AS570915M (E)	MORTGAGE	Registered	30/09/2019

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

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

Street Address: 42 PROSPECT STREET PASCOE VALE VIC 3044

ADMINISTRATIVE NOTICES

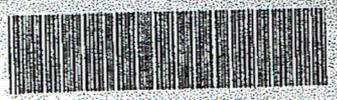
NIL

eCT Control 16165A ANZ RETAIL AND SMALL BUSINESS
Effective from 30/09/2019

DOCUMENT END

30396

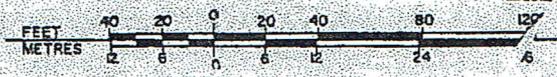
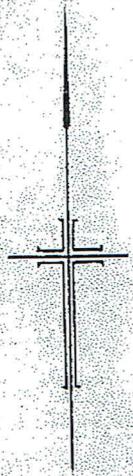
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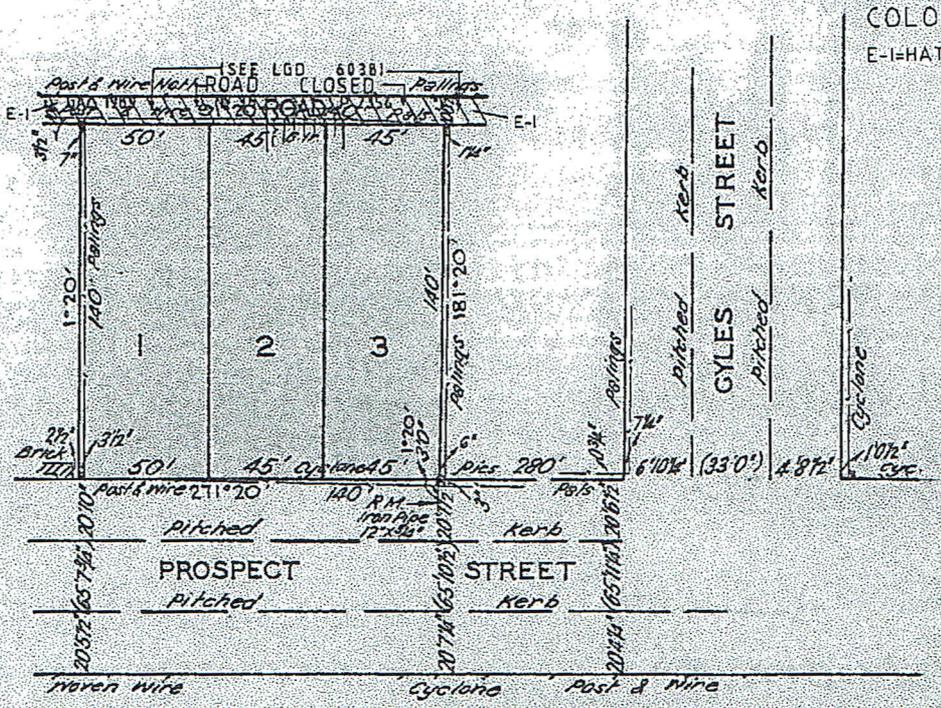
SCLP030396-1-7

LP 30396
EDITION 1

PLAN OF SUBDIVISION
OF PART OF CROWN PORTION 150
PARISH OF JIKA JIKA
COUNTY OF BOURKE



ROAD HATCHED BLACK
DISCONTINUED VIDE
A.O. IN LGD 6030
10-7-90
J. Wilson
Deputy Registrar of Titles



COLOUR CODE
E-I-HATCHED BLACK

FOR APPROPRIATIONS ETC.
SEE BACK HEREOF

30396