

# ADJOINING OWNERS COMMENT FORM

APPLICATION FOR REPORT AND CONSENT TO BUILDING REGULATIONS

Part 5 of the Building Regulations 2018 – REGULATIONS 73 to 80

## I AM/ WE ARE THE OWNER/S OF THE PROPERTY LOCATED AT:

Property Address:	
Name/s of the owner/s:	
Postal address:	
Phone number:	
Email:	

## I/WE HAVE SIGHTED THE PLANS FOR MY/OUR NEIGHBOUR'S PROPOSED WORKS AT:

Property Address:	
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## I/WE UNDERSTAND THAT THE PROPOSED VARIATION/S IS/ARE: *(Tick as applicable)*

<input type="checkbox"/> <b>MAXIMUM FRONT STREET SETBACK:</b> The proposed <b>street setback</b> of _____metres is <b>more</b> than the maximum of _____ metres prescribed in <b>Regulation 73</b> .	<input type="checkbox"/> N/A
<input type="checkbox"/> <b>MINIMUM FRONT STREET SETBACK:</b> The proposed <b>street setback</b> of _____ metres is <b>less</b> than the minimum of _____ metres prescribed in <b>Regulation 74</b> .	<input type="checkbox"/> N/A
<input type="checkbox"/> <b>MINIMUM SIDE STREET SETBACK:</b> The proposed <b>side street setback</b> of _____ metres is <b>less</b> than the minimum of _____ metres prescribed in <b>Regulation 74</b> .	<input type="checkbox"/> N/A
<input type="checkbox"/> <b>MAXIMUM BUILDING HEIGHT:</b> The proposed <b>building height</b> of _____ metres is <b>more</b> than the maximum of _____ metres prescribed in <b>Regulation 75</b> .	<input type="checkbox"/> N/A
<input type="checkbox"/> <b>MINIMUM SIDE OR REAR SETBACKS:</b> The proposed <b>side and/or rear setback</b> of _____ metres is <b>less</b> than the minimum of _____ metres prescribed in <b>Regulation 79</b> .	<input type="checkbox"/> N/A
<input type="checkbox"/> <b>MAXIMUM AVERAGE BOUNDARY WALL HEIGHT:</b> The proposed <b>average wall height</b> of _____ metres is <b>more</b> than the maximum average wall height of _____ metres prescribed in <b>Regulation 80</b> .	<input type="checkbox"/> N/A
<input type="checkbox"/> <b>MAXIMUM BOUNDARY WALL HEIGHT:</b> The proposed <b>wall height</b> of _____ metres is <b>more</b> than the maximum wall height of _____ metres prescribed in <b>Regulation 80</b> .	<input type="checkbox"/> N/A
<input type="checkbox"/> <b>MAXIMUM BOUNDARY WALL LENGTH:</b> The proposed <b>wall length</b> of _____ metres is <b>more</b> than the maximum wall length of _____ metres prescribed in <b>Regulation 80</b> .	<input type="checkbox"/> N/A

## DECLARATION

I am/ we are the owner/s of the relevant adjoining property.

I/we have viewed the plans and design documents relevant to this proposal.

I am/ we are aware that the proposed building works are outside the requirements as prescribed in the relevant regulation within Part 5 of the Building Regulations 2018 for siting of Residential Development, **and I / we:**

### AGREE TO THE PROPOSAL

☐ I / we have **no objection** to Council issuing consent to the proposed siting pursuant to Part 5 of the Building Regulations.

I have viewed and signed the plans for my neighbour's proposed building work(s).

### DISAGREE TO THE PROPOSAL

☐ I / we request that Council **does not issue consent** for the proposed siting pursuant to Part 5 of the Building Regulations 2018, for the following reasons:

(Provide comments below for each Regulation and attach a separate page if required)

### COMMENTS *(Your comments must be relevant to the proposed variation/s)*

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When deciding on the proposal Council will consider comments made by adjoining owners, the Minister's Guidelines, site conditions and other relevant factors. If an adjoining owner does not agree to a proposal, this does not automatically warrant Council to refuse an application.

### SIGNATURE OF ADJOINING PROPERTY OWNER/S

Signature/s: \_\_\_\_\_ Date: \_\_\_\_\_

Print Name/s: \_\_\_\_\_

**NOTE:** This comment form must be signed by the legal owner of the relevant adjoining property. Copies of this form may be provided to the applicant. Should you decide to lodge an objection you must be prepared to appear as a witness of the City of Darebin at any appeal at the Building Appeals Board.

**PRIVACY STATEMENT:** Council is committed to protecting an individual's right to privacy as part of its commitment towards accountability, integrity and compliance with privacy legislation. You can view our Building Services Privacy Statement under the 'Building Services' tab at <https://www.darebin.vic.gov.au/Privacy-Statement> or ask us for a copy.

# ADJOINING OWNERS COMMENT FORM

APPLICATION FOR REPORT AND CONSENT TO BUILDING REGULATIONS

Part 5 of the Building Regulations 2018 – REGULATIONS 81 to 85

## I AM/ WE ARE THE OWNER/S OF THE PROPERTY LOCATED AT:

Property Address:	
Name/s of the owner/s:	
Postal address:	
Phone number:	
Email:	

## I/WE HAVE SIGHTED THE PLANS FOR MY/OUR NEIGHBOUR'S PROPOSED WORKS AT:

Property Address:	
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## I/WE UNDERSTAND THAT THE PROPOSED VARIATION/S IS/ARE: *(Tick as applicable)*

<input type="checkbox"/> <b>DAYLIGHT TO EXISTING HABITABLE ROOM WINDOWS:</b> The proposed <b>setback</b> of _____metres for the proposed building with regard to 'Daylight to my existing habitable room window/s' is <b>less</b> than the minimum of _____ metres prescribed in <b>Regulation 81</b> .	<input type="checkbox"/> <b>N/A</b>
<input type="checkbox"/> <b>SOLAR ACCESS TO EXISTING NORTH-FACING WINDOWS:</b> The proposed <b>setback</b> of _____metres for the proposed building with regard to 'Solar access to my existing north facing habitable room window/s' is <b>less</b> than the minimum of _____ metres prescribed in <b>Regulation 82</b> .	<input type="checkbox"/> <b>N/A</b>
<input type="checkbox"/> <b>OVERSHADOWING:</b> The proposed <b>building</b> on the adjoining property will <b>overshadow</b> my recreational private open space to a <b>greater extent</b> than the prescribed in <b>Regulation 83</b> .	<input type="checkbox"/> <b>N/A</b>
<input type="checkbox"/> <b>OVERLOOKING:</b> The proposed <b>window/s</b> or <b>raised open space</b> on the adjoining property will <b>overlook</b> into my secluded private open space or habitable room window/s contrary to screening requirements prescribed in <b>Regulation 84</b> .	<input type="checkbox"/> <b>N/A</b>
<input type="checkbox"/> <b>DAYLIGHT TO NEW HABITABLE ROOM WINDOWS:</b> The proposed <b>setback</b> of _____metres for the proposed building with regard to 'Daylight to new habitable room window/s' is <b>less</b> than the minimum of _____ metres prescribed in <b>Regulation 85</b> .	<input type="checkbox"/> <b>N/A</b>

## DECLARATION

I am/ we are the owner/s of the relevant adjoining property.

I/we have viewed the plans and design documents relevant to this proposal.

I am/ we are aware that the proposed building works are outside the requirements as prescribed in the relevant regulation within Part 5 of the Building Regulations 2018 for siting of Residential Development, **and I / we:**

### AGREE TO THE PROPOSAL

☐

I / we have **no objection** to Council issuing consent to the proposed siting pursuant to Part 5 of the Building Regulations.

I / we have viewed and signed the plans for my neighbour's proposed building work(s).

### DISAGREE TO THE PROPOSAL

☐

I / we request that Council **does not issue consent** for the proposed siting pursuant to Part 5 of the Building Regulations 2018, for the following reasons:

(Provide comments below for each Regulation and attach a separate page if required)

### COMMENTS *(Your comments must be relevant to the proposed variation/s)*

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### SIGNATURE OF ADJOINING PROPERTY OWNER/S

Signature/s: \_\_\_\_\_ Date: \_\_\_\_\_

Print Name/s: \_\_\_\_\_

**NOTE:** This comment form must be signed by the legal owner of the relevant adjoining property. Copies of this form may be provided to the applicant. Should you decide to lodge an objection you must be prepared to appear as a witness of the City of Darebin at any appeal at the Building Appeals Board.

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# ADJOINING OWNERS COMMENT FORM

APPLICATION FOR REPORT AND CONSENT TO BUILDING REGULATIONS  
Part 5 of the Building Regulations 2018 – REGULATIONS 89 to 96 (FENCES)

## I AM/ WE ARE THE OWNER/S OF THE PROPERTY LOCATED AT:

Property Address:	
Name/s of the owner/s:	
Postal address:	
Phone number:	
Email:	

## I/WE HAVE SIGHTED THE PLANS FOR MY/OUR NEIGHBOUR'S PROPOSED WORKS AT:

Property Address:	
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## I/WE UNDERSTAND THAT THE PROPOSED VARIATION/S IS/ARE: *(Tick as applicable)*

<input type="checkbox"/> <b>FRONT FENCE HEIGHT:</b> The proposed <b>front fence height</b> of _____metres is <b>more</b> than the maximum of _____ metres prescribed in <b>Regulation 89</b> .	<input type="checkbox"/> <b>N/A</b>
<input type="checkbox"/> <b>FENCE SETBACKS FROM SIDE AND REAR BOUNDARIES:</b> The proposed <b>fence</b> with a height of _____ metres, has a setback of _____, which is <b>less</b> than the minimum setback of _____ metres prescribed in <b>Regulation 90</b> .	<input type="checkbox"/> <b>N/A</b>
<input type="checkbox"/> <b>MAXIMUM BOUNDARY FENCE HEIGHT:</b> The proposed <b>boundary fence height</b> of _____ metres is <b>more</b> than the maximum fence height of _____ metres prescribed in <b>Regulation 91</b> .	<input type="checkbox"/> <b>N/A</b>
<input type="checkbox"/> <b>MAXIMUM BOUNDARY FENCE LENGTH:</b> The proposed <b>boundary fence length</b> of _____ metres is <b>more</b> than the maximum fence length of _____ metres prescribed in <b>Regulation 91</b> .	<input type="checkbox"/> <b>N/A</b>
<input type="checkbox"/> <b>FENCES AND DAYLIGHT TO HABITABLE ROOM WINDOWS:</b> The proposed <b>setback</b> of _____metres for the proposed fence with regard to 'Daylight to my habitable room window/s' is <b>less</b> than the minimum of _____ metres prescribed in <b>Regulation 94</b> .	<input type="checkbox"/> <b>N/A</b>
<input type="checkbox"/> <b>FENCES AND SOLAR ACCESS TO NORTH-FACING WINDOWS:</b> The proposed <b>setback</b> of _____ metres for the proposed fence with regard to 'Solar access to my existing north-facing habitable room window/s' is <b>less</b> than the minimum of _____ metres prescribed in <b>Regulation 95</b> .	<input type="checkbox"/> <b>N/A</b>
<input type="checkbox"/> <b>FENCES AND OVERSHADOWING:</b> The proposed <b>fence</b> on the adjoining property will <b>overshadow</b> my recreational private open space to a <b>greater extent</b> than the prescribed in <b>Regulation 96</b> .	<input type="checkbox"/> <b>N/A</b>

## DECLARATION

I am/ we are the owner/s of the relevant adjoining property.

I/we have viewed the plans and design documents relevant to this proposal.

I am/ we are aware that the proposed building works are outside the requirements as prescribed in the relevant regulation within Part 5 of the Building Regulations 2018 for siting of Residential Development, **and I/we:**

### AGREE TO THE PROPOSAL

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I / we have **no objection** to Council issuing consent to the proposed siting pursuant to Part 5 of the Building Regulations.

I / we have viewed and signed the plans for my neighbour's proposed building work(s).

### DISAGREE TO THE PROPOSAL

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I / we request that Council **does not issue consent** for the proposed siting pursuant to Part 5 of the Building Regulations 2018, for the following reasons:

(Provide comments below for each Regulation and attach a separate page if required)

### COMMENTS *(Your comments must be relevant to the proposed variation/s)*

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When deciding on the proposal Council will consider comments made by adjoining owners, the Minister's Guidelines, site conditions and other relevant factors. If an adjoining owner does not agree to a proposal, this does not automatically warrant Council to refuse an application.

### SIGNATURE OF ADJOINING PROPERTY OWNER/S

**Signature/s:** \_\_\_\_\_ **Date:** \_\_\_\_\_

**Print Name/s:** \_\_\_\_\_

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