

COMPLYING CHECKLIST - GARDEN SHEDS & GREENHOUSES

Disclaimer: The information provided by you on this form will be used by Parramatta City Council or its agents to process to process this application. The provision of this information is voluntary, however, if you do not provide the information, Council may not be able to fully process your application. Once collected by Council, the information can be accessed by you in accordance with Council's Access to Information Policy and Privacy Management Plan or in special circumstances, where Commonwealth legislation requires or where you give permission for third party access.

PART 1 - Property & Applicant Details

1. Property Details

Address	unit no:	house no:
	street:	
Lot/DP/SP etc	suburb:	postcode:
	lot:	DP/SP etc:

2. Applicant Details

Full name/company and contact person	family name (or company & ABN):	
	full given names:	
	OR company contact person:	
Postal address		
	suburb:	postcode:
Contact details	home phone:	mobile:
	office phone	fax:
	email:	date:

Note: Applicant is required to sign the last page of this application.

PART 2 - Complying Development Checklist

	Requirements under Section 6.4.6 Parramatta DCP 2005	Yes (✓)	No (✓)	N/A (✓)
1	The structure will be located at the rear of a single dwelling house, dual occupancy or multi-unit development and meets the specification of Complying Development. See www.parracity.nsw.gov.au/home/publications/development/development_control_plan .			
2	The minimum setback to the side or rear boundaries is 1m.			
3	External finishes are compatible with existing buildings on the site and in keeping with the surrounding built environment.			
4	The maximum cumulative area of all greenhouses and garden sheds is 50m ² .			
5	The maximum gross floor area is 40m ² .			
6	The maximum cut or fill is 500mm.			

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PART 2 - Complying Development Checklist (Continued)

	Requirements under Section 6.4.6 Parramatta DCP 2005	Yes (✓)	No (✓)	N/A (✓)
7	The maximum ground floor to ceiling height is 2.7m.			
8	The maximum roof pitch is 22.5 degrees.			
9	The structure is located at ground level.			
10	Appropriate measures will be taken to dispose of stormwater so as not to affect adjoining properties.			
11	The natural flow of stormwater/drainage and run-off from adjoining properties will be unaffected by the development.			
12	The development will maintain or decrease existing stormwater flows over adjoining properties.			
13	The proposed stormwater arrangements comply with Council's requirements under 4.1.4 of DCP 2005. See www.parracity.nsw.gov.au/home/publications/development/development_control_plan .			
14	A minimum of 30% of the site will be deep soil zone.			
15	The deep soil zone areas will be a minimum of 4m x 4m.			
16	A minimum of 50% of the deep soil zone will be located at the rear of the site and 15% at the front of the site.			
17	A minimum of 50% of the deep soil zone will be provided as a consolidated area at the rear of the site at least 5m or 50% of the width of the rear boundary whichever is the greatest.			
18	A minimum of 100m ² of private open space with minimum dimensions 6m x 6m will be maintained at the rear or side of the dwelling with direct access from a living area.			

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PART 2 - Complying Development Checklist (Continued)

	Requirements under Section 6.4.6 Parramatta DCP 2005	Yes (✓)	No (✓)	N/A (✓)
19	The building works do not require the removal of trees protected under the Parramatta Tree Preservation Order. See www.parracity.nsw.gov.au/environment/plants_and_animals/trees/tree_preservation_order .			
20	The property and adjoining properties are void of bushland.			
21	Adequate measures will be installed to minimise soil erosion and maintain water quality as per 4.1.5 of DCP 2005. See www.parracity.nsw.gov.au/home/publications/development/development_control_plan .			
22	The structure will comply with the deemed to satisfy provisions of the Building Code of Australia. See http://www.aib.org.au/buildingcodes/bca.htm .			

PART 3 - Applicant Declaration

3. Declaration

I understand that this development proposal for a garden shed and/or greenhouse must comply with the requirements under Section 6.4.6 of the Parramatta Development Control Plan 2005 otherwise it does not qualify as Complying Development and will require a Development Application. A Complying Development Certificate can only be issued if the development satisfies all of the standards listed in Section 6.4 and if you are located in a special character area the development must satisfy the requirements contained in Section 5.1 of this DCP (Special Character Areas) Where there is a conflict between Section 6.4 and Section 5.1, the controls in Section 5.1 take precedence. If the development falls outside these standards a Development Application must be submitted.

I declare that all the information in this checklist is, to the best of my knowledge, true and correct.

Applicant's signature

date:



You can log onto www.parracity.nsw.gov.au/development to track the progress of any application lodged after 30 June 2005. The information you supply on this form and any related documentation will be publicly available on this Council website.