DEVELOPMENT APPLICATION FORM

Section 119(1) of the *Planning, Development and Infrastructure Act 2016*

LOCATION OF PROPOSED DEVELOPMENT			
Unit no.	Street no.	Level	Lot no.
Street name			
Suburb		State	Postcode
Title Type (e.g., Certificate of Title)		Volume no.	Folio no.
Plan Type (e.g. Community Plan)		Plan no.	Parcel no.

APPLICANT DETAILS		
Title	First name	Last name
Business or agency name		
Postal address		
Phone		Email
Preferred contact method ☐ Email ☐ Post		

OTHER CONTACT DETAILS

Complete only, if the primary contact, invoice contact, or landowner contact details are different to the applicant.

PRIMARY CONTACT		
Title	First name	Last name
Business or agency name		
Postal address		
Phone		Email
Preferred contact method ☐ Email ☐ Post		

INVOICE CONTACT		
Title	First name	Last name
Business or agency name		
Postal address		
Phone		Email
Preferred contact method ☐ Email ☐ Post		

LANDOWNER		
Title	First name	Last name
Business or agency name		
Postal address		
Phone		Email
Preferred contact method ☐ Email ☐ Post		

This form constitutes the form of an application to a relevant authority under Part 7 of the *Planning, Development and Infrastructure Act 2016* pursuant to section 119 (1) (a) of that Act, as determined by the Minister for Planning. Published: 19 November 2026

Government of South Australia
Department for Housing and Urban Development

DEVELOPMENT DETAILS

Current use	Proposed use
Total development cost (excluding fit-out costs)	

Proposed development details
Include what you are applying for and breakdown of estimated cost, if possible, e.g., outbuilding $10,000, new verandah $30,000

MORE INFORMATION ABOUT YOUR DEVELOPMENT

Does this development require a septic system i.e., septic tank and / or waste disposal area? ☐ Yes ☐ No ☐ Unsure

Certificate of Title

I acknowledge and understand that: ☐

The relevant Certificate of Title for the site of my proposed development may contain a registered interest (including an easement, right of way, land management agreement or other encumbrance) that may restrict development or use of the land or portions of land.

To search and obtain a copy of a Certificate of Title, visit landservices.com.au.

Regulated and Significant Trees (if development is within the *Regulated and Significant Tree Overlay*)

Are you undertaking any works that will result in damage (includes impacts to roots and pruning) or removal to regulated or significant tree(s) on the site or neighbouring land? ☐ Yes ☐ No

If yes,

Number of Regulated Trees to be removed or damaged

Number of Significant Trees to be removed or damaged

plan.sa.gov.au/our_planning_system/programs_and_initiatives/significant_and_regulated_trees

Demolition (if applicable)

Is the demolition for the whole of a building? ☐ Yes ☐ No

Swimming pool (if applicable)

What is the distance from the pump to the boundary of the property (to the nearest full metre)?

Is the pump housed with a sound proof barrier? ☐ Yes ☐ No

New house (if applicable)

Is there a brush fence within 3m of the proposed house? ☐ Yes ☐ No

Are you proposing to add or modify a driveway? ☐ Yes ☐ No

Land division information (if applicable)

Application type (community, strata etc)

No. of existing allotments	No. of proposed allotments
Proposed reserve area (m^2)	Area of land to be divided (m^2)

CONSENTS

Do you have a planning consent for this development under the previous system? ☐ Yes ☐ No

Application number

Date consent granted

For example, development plan consent granted, and you are now submitting building consent.

Are you seeking to **vary** an existing planning consent? ☐ Yes ☐ No

Application number

Do you have an agreement with a State Government agency related to your application? ☐ Yes ☐ No

If yes, who is the pre-lodgement agreement with?

PLANNING CONSENT (if applicable)

When should the planning consent be assessed?

☐ Assess now

☐ Assess later

Who should assess your planning consent?

☐ Council (Assessment Manager/ Assessment Panel)

☐ Independent Accredited Professional, name

LAND DIVISION CONSENT (if applicable)

When should the land division consent be assessed?

☐ Assess now

☐ Assess later

Who should assess your land division consent?

☐ Council (Assessment Manager/ Assessment Panel)

☐ Independent Accredited Professional, name

If public notification is required for your consent, who would you like to erect the public notification sign on the land?

☐ Applicant (signage will need to satisfy specific regulations)

☐ Relevant Authority (additional fees may be incurred)

BUILDING CONSENT

When should the building consent be assessed?

☐ Assess now

☐ Assess later

Who should assess your building consent?

☐ Council

☐ Independent Accredited Professional, name

Do you wish to have your building consent assessed in multiple stages? ☐ Yes ☐ No ☐ Undecided

If yes, please nominate building stages below

Stage No.	Stage description	☐ Assess now	☐ Assess later
Stage No.	Stage description	☐ Assess now	☐ Assess later
Stage No.	Stage description	☐ Assess now	☐ Assess later

Has Construction Industry Training Fund Levy (CITB) been paid? ☐ Yes ☐ No

If yes, receipt number

Has a builder or contractor been engaged for the proposed development? ☐ Yes ☐ No

If yes, please specify ☐ Owner builder ☐ Builder or contractor (details required below)

BUILDER OR CONTRACTOR DETAILS		
Title	First name	Last name
Business or agency name		
Postal address		
Phone		Email
Licence number		Preferred contact method ☐ Email ☐ Post

BUILDING NEAR POWERLINES

Please complete the following declaration to demonstrate compliance with the requirements of the *Electricity Act 1996*.

Your obligations

It is an offence under Section 86 of the *Electricity Act 1996* to erect a building in proximity to a powerline contrary to the prescribed regulations.

Failure to identify and assess nearby electricity infrastructure can lead to costly rectification works that you will be liable for, and significant project delays, as well as serious ongoing safety risks that may trigger intervention by SafeWork SA, including the issuing of stop work notices or other enforcement actions.

More information, see Powerline clearance requirements and consequences of non-compliance and building safely near powerlines information.

Contact the Office of the Technical Regulator infrastructure team on 08 8226 5667 or otr.electricityinfrastructure@sa.gov.au for help to determine the regulation clearance required.

☐ **I have read the above and understand my obligations under the *Electricity Act 1996*.**

I declare that:

☐ **Option 1 – Internal alteration or alteration to the walls of a building, or a change in the use of land only**

The application is for the internal alteration of a building, an alteration to the walls of a building but not to alter the shape of the building, or a change in the use of land only where no building work is proposed.

☐ **Option 2 – Fence or sign near above ground powerlines**

The application is for a fence, sign or notice that is less than 2.0 metres in height and is not designed for a person to stand on as defined under section 86 of the *Electricity Act 1996* and is near an above ground powerline.

☐ **Option 3 – Electricity infrastructure**

The application is for electricity infrastructure or the housing of electricity infrastructure as defined under the *Electricity Act 1996*.

Under the *Planning, Development and Infrastructure (General) Regulations 2017* Schedule 8 a declaration is not required.

☐ **Option 4 – Meets minimum safety clearance distances from powerlines**

The submitted plans will comply with the minimum safety clearance distances from powerlines under the *Electricity (General) Regulations 2012*.

NOTE: Compliance with electrical clearance requirements must be achieved not only for the finished building, but also throughout construction and future maintenance activities. Temporary works such as scaffolding are subject to the same legislated clearance distances as permanent structures, and people and machinery must be able to maintain safe approach distances at all times.

For more information, see SA.GOV.AU - Building safely near powerlines and SA.GOV.AU - Working safely near overhead powerlines.

☐ **Option 5 – Does not meet minimum safety clearance distances from powerlines**

The submitted plans do not comply with the minimum safety clearance distances from powerlines under the *Electricity (General) Regulations 2012*.

This option may require a referral to the Office of the Technical Regulator by the relevant authority and is subject to fees.

Do you have a pre-lodgement agreement from the Office of the Technical Regulator?

☐ **Yes** – attach the Technical Regulator Approval ☐ **No**

☐ **Option 6 – Unsure of powerline location (above ground and/or underground)**

No declaration supplied with this application.

Select this option if:

- you are unsure of the powerline location, i.e. above ground or underground, or
- you are unsure of the powerline voltage, or
- you are unsure of the required powerline clearance distance that applies to your application.

This option may require a referral to the Office of the Technical Regulator and is subject to fees.

NATIVE VEGETATION DECLARATION *(if applicable)*

A development application must be accompanied by the 'Native Vegetation Declaration' stating whether the proposed development will or will not involve the clearance of native vegetation under the *Native Vegetation Act 1991.*

The clearance of native vegetation requires the approval of the Native Vegetation Council.

When a proposed development involves the clearance of native vegetation, the application must be supported by a data report prepared by an Accredited Consultant (Regulation 18(2)(a) of the Native Vegetation Regulations 2017). An Accredited Consultant is a body or person approved by the Native Vegetation Council as able to prepare the data report in accordance with the requirements of the *Native Vegetation Act 1991.*

It is an offence to clear native vegetation where not in accordance with the *Native Vegetation Act 1991.*

For further information about the clearance of native vegetation you can contact the Native Vegetation Branch by phone on 08 8303 9777 or email at nvc@sa.gov.au.

I declare that:

☐ **Option 1 – No native vegetation clearance**

The proposed development will not involve the clearance of native vegetation under the *Native Vegetation Act 1991.*

Including but not limited to the following:

- Any clearance of native vegetation in connection with a relevant access point and/or driveway, and/or
- Any clearance of native vegetation related to the construction of the development.

Or any native vegetation within:

- 10 metres of a building (other than a residential building or tourist accommodation) and/or
- 20 metres of a dwelling or addition to an existing dwelling for fire prevention and control, and/or

50 metres of residential or tourist accommodation in connection with a requirement under a relevant overlay to establish an asset protection zone in a bushfire prone area.

☐ **Option 2 – Native vegetation clearance with report**

The application is supported by a report prepared in accordance with Regulation 18(2)(a) of the *Native Vegetation Regulations 2017* that establishes clearance is categorised as 'Level 1 or above clearance'.

The report must be submitted with the development application.

☐ **Option 3 – No report and aware/unsure involves native vegetation clearance**

No report or declaration supplied with this application.

Select this option if:

- *you are aware of native vegetation that is proposed to be cleared but do not have a report, or*
- *unsure if any native vegetation clearance will occur.*

This option may require a referral to the Native Vegetation Council and subject to fees.

SUBMISSION DECLARATION

In accordance with section 119(13) of the *Planning, Development and Infrastructure Act 2016,* I confirm that the owner of land has consented to the making of this application and that all documents attached to this application have been uploaded with the permission of the relevant rights holders. It has been acknowledged that copies of this application and supporting documentation may be provided to interested persons in accordance with the Act and Regulations.

Applicant signature: Date:

☐ *If being lodged electronically, please tick to indicate agreement to this declaration.*