

CITY OF ALBANY

REPORT

To : His Worship the Mayor and Councillors
From : Administration Officer - Planning
Subject : Planning Scheme Consents – July 2011
Date : 1 August 2011

1. The attached report shows Planning Scheme Consents issued under delegation by a planning officer for the month of July 2011.
2. Within the period there was a total of thirteen (13) decisions made on active Planning Scheme Consents ;
 - Thirteen (13) Planning Scheme Consents were approved under delegated authority;

Melissa Marwick
Administration Officer – Planning

PLANNING SCHEME CONSENTS ISSUED UNDER DELEGATED AUTHORITY

Applications determined for July 2011

Application Number	Application Date	Applicant	Street Address	Locality	Description of Application	Decision	Decision Date	Assessing Officer
P2115080	11/04/2011	H&H Architects	Hill Street	Albany	Single House - design code relaxation (front and side setback relaxation) overheight reduced roof pitch	Delegate Approved	22/07/2011	Tom Wenbourne
P2115142	5/07/2011	H&H Architects	Cuthbert Street	Albany	Single House - Additions (Heritage Site)	Delegate Approved	27/07/2011	Taylor Gunn
P2115097	28/04/2011	M. Boccamazzo	Stirling Terrace	Albany	Shop - Additions (Removal and Replacement of Verandahs)	Delegate Approved	13/07/2011	Taylor Gunn
P2115121	1/06/2011	M. Angus	La Perouse Road	Goode Beach	Single House - additions (detached from main house - 2 x bed 1 x bath)	Delegate Approved	4/07/2011	Adrian Nicoll
P2115138	30/06/2011	P. Walmsley	Bluff Creek Road	Green Range	Grouped Dwelling (existing dwelling to be demolished on completion of new dwelling)	Delegate Approved	7/07/2011	Jessica Anderson
P2115143	7/07/2011	Turps Steel Fabrications	Swan Point Road	Kalgan	Single House - Outbuilding (extension) - boundary setback relaxation	Delegate Approved	29/07/2011	Deb Delury
P2105184	23/07/2010	O. Sagers	Lance Street	Milpara	Warehouse Sales Outlet	Delegate Approved	6/07/2011	Tom Wenbourne
P2115139	5/07/2011	M. Pocock	Henley Grove	Mira Mar	Single House - design code relaxations - overheight front fence	Delegate Approved	15/07/2011	Taylor Gunn
P2115144	11/07/2011	C. & P. Norton	Wilcox Road	Redmond	Grouped Dwelling x 3 (Additional dwelling for farm management purposes)	Delegate Approved	28/07/2011	Taylor Gunn
P2115129	22/06/2011	Concept Building Design	Ulster Road	Spencer Park	Single house (Additions) - Design Codes Relaxation (side setback relaxation)	Delegate Approved	15/07/2011	Deb Delury
P2115140	5/07/2011	S. & G. Macaulay	Riverwood Road	Willyung	Single House - Addition (water tank) - side setback relaxation	Delegate Approved	19/07/2011	Deb Delury
P2115133	27/06/2011	Grace & Glory Ministries International	Chester Pass Road	Yakamia	House of Worship	Delegate Approved	18/07/2011	Jessica Anderson
P2115119	24/05/2011	P. Roberts & S. Beattie	Lower Denmark Road	Youngs Siding	Tourist Accommodation	Delegate Approved	12/07/2011	Deb Delury

CITY OF ALBANY

REPORT

To : His Worship the Mayor and Councillors
From : Administration Officer - Development
Subject : Building Activity – July 2011
Date : 02 August 2011

1. In July 2011, Fifty Two (52) building licences were issued for building activity worth \$3,850,718.00, This included two (2) demolition licences and one (1) sign licences.
2. The two (2) attached graphs compare the current City activity with the past three (3) fiscal years. One compares the value of activity, while the other compares the number of dwelling units.
3. A breakdown of building activity into various categories is provided in the Building Construction Statistics form.
4. Attached are the details of the licences issued for July 2011, the first month of activity in the City of Albany for the financial year 2011/2012.



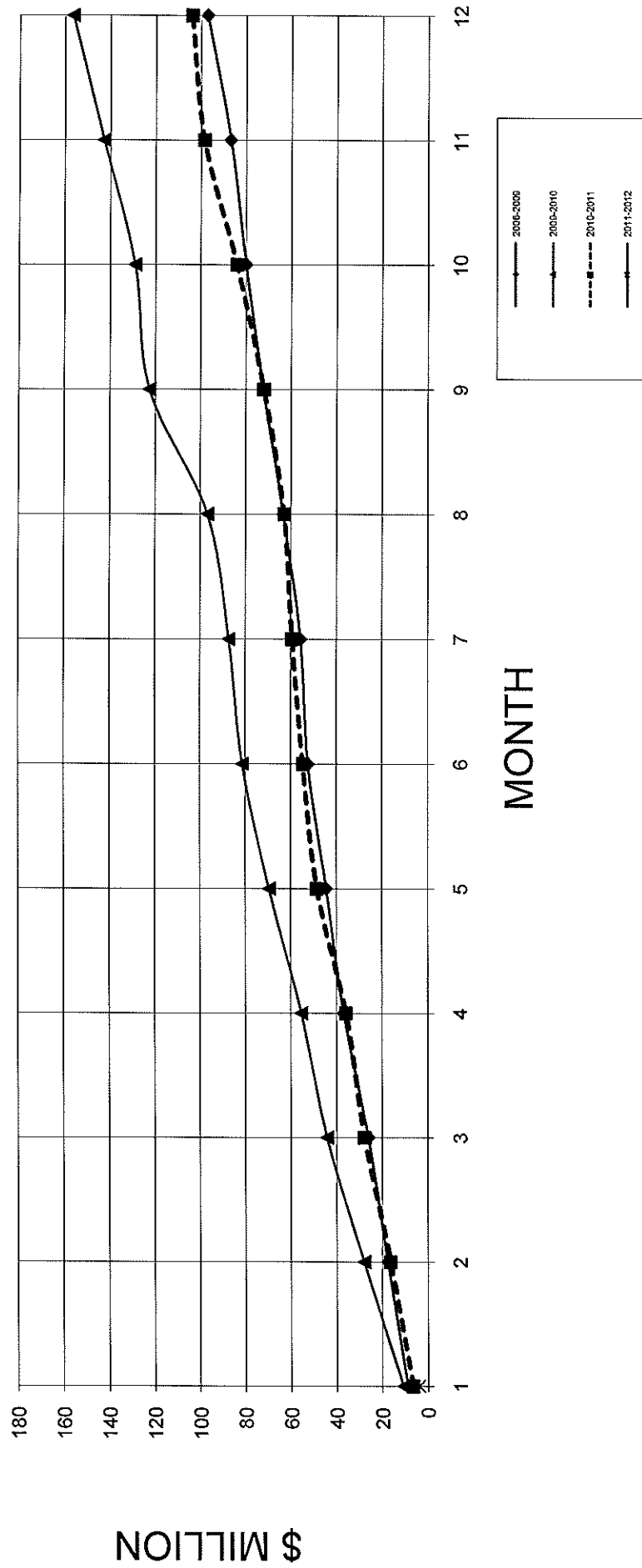
Jenny Cobbold
Administration Officer – Development

CITY OF ALBANY

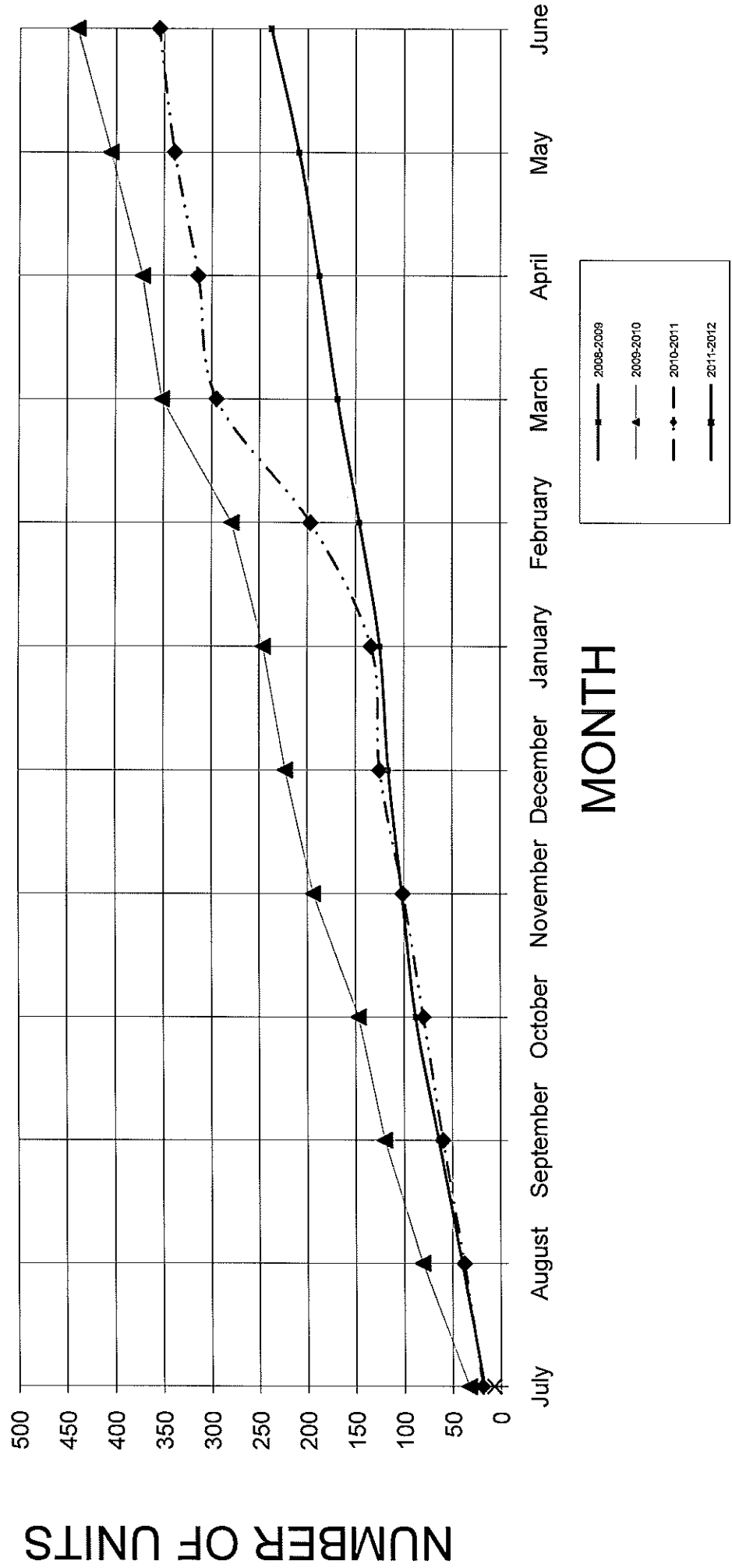
BUILDING CONSTRUCTION STATISTICS FOR 2011 - 2012

2010/2011	SINGLE DWELLING		GROUP DWELLING		DOMESTIC/ OUTBUILDINGS		ADDITIONS/ DWELLINGS		HOTEL/ MOTEL		NEW COMMERCIAL		ADDITIONS/ COMMERCIAL		OTHER		TOTAL \$ VALUE		
	No	\$ Value	No	\$ Value	No	\$ Value	No	\$ Value	No	\$ Value	No	\$ Value	No	\$ Value	No	\$ Value			
JULY	7	2,030,335			7	253,722	14	253,722	22	547,734		1	30,000	3	953,927	5	35,000	3,850,718	
AUGUST																		0	
SEPTEMBER																		0	
OCTOBER																		0	
NOVEMBER																		0	
DECEMBER																		0	
2011																		0	
JANUARY																		0	
FEBRUARY																		0	
MARCH																		0	
APRIL																		0	
MAY																		0	
JUNE																		0	
TOTALS TO DATE	7	2,030,335	0	0	7	253,722	14	253,722	22	547,734	0	0	1	30,000	3	953,927	5	35,000	3,850,718

BUILDING ACTIVITY
\$M Value



DWELLING UNITS



BUILDING, SIGN & DEMOLITION LICENCES ISSUED UNDER DELEGATED AUTHORITY

Applications determined for July 2011

Application Number	Builder	Owner	Description of Application	Street #	Property Description	Street Address	Suburb
301033	Merym Pty Ltd	Owner's Name and Address	UNIVERSITY OF WESTERN AUSTRALIA - OFFICES AND	31	Location	STIRLING TERRACE	ALBANY
301260	RH ESKETT	not shown at their request J S & M C CANNON & S & F D	SHED	72-102	Location	EARL STREET	ALBANY
301409	RWE ROBINSON & SONS PTY LTD	LEARY ANGLICAN PARISH OF	ADDITIONS & ALTERATIONS	155-163	ALBANY Location	YORK STREET	ALBANY
301553	OWNER BUILDER	ALBANY Owner's Name and Address	COMMERCIAL RETAINING WALL	117 23	Lot 29	WATKINS ROAD	ALBANY
301555	WALTERS ENTERPRISES	not shown at their request J S & M C CANNON & S & F D	DEMOLITION	72-102	Location	EARL STREET	ALBANY
301564	METROWEST CONSTRUCTION PTY LTD	LEARY HOSPITAL BENEFIT FUND OF WA	FENCE	19-21	ALBANY Location SL41	ALBANY HIGHWAY	ALBANY
301584	ALBANY SCAFFOLD HIRE	G A & B C CUTLER	SCAFFOLDING	34	Lot 48 Lot 251	MELVILLE STREET	ALBANY
301605	M A BOCCAMAZZO	Owner's Name and Address	SCAFFOLDING HOARDING AND STORAGE OF MATERIALS	34-50	Location TS17 & TS18 Lot 41	STIRLING TERRACE	ALBANY
300909	ECOFIT HOMES	not shown at their request Owner's Name and Address	PARK HOME SITE 3		Location 359	ALISON PARADE	BAYONET HEAD
300910	ECOFIT HOMES	not shown at their request Owner's Name and Address	CARPORT/SHED/PATIO SITE		Lot 500 Location 359	ALISON PARADE	BAYONET HEAD
300987	MATSON FABRICATION	not shown at their request A & J L DAWSON	UNAPPROVED STRUCTURE	24	Location 4790	WATERS ROAD	BAYONET HEAD
301566	GERARD VAN BRAUEL	Owner's Name and Address	PATIO ADDITIONS AND ALTERATIONS - WALK IN	20	Lot 613 Location 371	YOKANUP ROAD	BAYONET HEAD
301583	OWNER BUILDER	not shown at their request B D FRANKLIN	ROBE WIND TURBINE - ROOF MOUNTED TO EXISTING	41	Location 3470	RANGE COURT	BAYONET HEAD
301587	MATTHEW POCKOCK	Owner's Name and Address not shown at their request	DWELLING DWELLING GARAGE & ALFRESCO	14	Lot 429 Location 4790 Lot 606	CRESCENT ELIZABETH STREET	BAYONET HEAD

Application Number	Builder	Owner	Description of Application	Street #	Property Description	Street Address	Suburb
300866	BRIAN SIBLEY	COCKLES PTY LTD	TROLLEY ENCLOSURE	302-324	Location ASL	MIDDLETON ROAD	CENTENNIAL
301549	OUTDOOR WORLD	Owner's Name and Address not shown at their request	CARPORIT	17	65/66 Lot 90 Location 43	MANLEY CRESCENT	PARK COLLINGWOOD
301561	DOWNRITE DEMOLITION	CITY OF ALBANY & ALBANY	DEMOLITION - PUBLIC		Lot 96 Location RES 42964 Lot	SWARBRICK	HEIGHTS EMU POINT
301569	OUTDOOR WORLD	SEA RESCUE SQUAD Owner's Name and Address	TOILETS CARPORIT - Site 9	3-21	1423 Location RES	STREET BIRSS STREET	EMU POINT
301544	OUTDOOR WORLD	not shown at their request Owner's Name and Address	PATIO	22	22698 Lot 1461 Location 2471	KARRAKATTA ROAD	GOODE BEACH
301563	OWNER BUILDER	not shown at their request J & G SOUTI	PATIO	3	Location 2471	RUNNYMEDE	GOODE BEACH
301504	ML TURNER & SON PTY LTD	Owner's Name and Address not shown at their request	DWELLING	944	Lot 42 Location 6502	STREET BLUFF CREEK ROAD	GREEN RANGE
301579	TURPS STEEL FABRICATIONS	not shown at their request S F & S J CADD	SHED EXTENSION	117	Location 2156	SWAN POINT ROAD	KALGAN
301490	P OWEN	Owner's Name and Address not shown at their request	ADDITIONS & ALTERATIONS	90	Lot 124 Location 24	BAY VIEW DRIVE	LITTLE GROVE
301586	OWNER BUILDER	K H & J B BEATTY	SHED	67	Location 24	SYMERS STREET	LITTLE GROVE
301559	OWNER BUILDER	CHRISTOPHER SYDNEY BERGER	CARPORIT	17	Lot 87 Location 236	VIVIAN CRESCENT	LOCKYER
301121	COBY LANE	Owner's Name and Address	SHED	320	Location 50	BON ACCORD ROAD	LOWER KING
301334	KOSTERS STEEL	not shown at their request R B SOLOMON	PATIO	23	Lot 404 Location 28	KOONWARRA	LOWER KING
301517	CONSTRUCTION PTY LTD OWNER BUILDER	R B SOLOMON	UNAPPROVED STRUCTURE	23	Location 28	CLOSE KOONWARRA	LOWER KING
301554	MD PHILIP	Owner's Name and Address	SHED	75	Location 50	CLOSE BUSHBY ROAD	LOWER KING
301546	WREN (WA) PTY LTD	not shown at their request Owner's Name and Address	DWELLING		Location 401 Lot 27	LAITHWOOD CIRCUIT	MARBELUP

Application Number	Builder	Owner	Description of Application	Street #	Property Description	Street Address	Suburb
300758	OUTDOOR WORLD	Owner's Name and Address	GARAGE	117	Location 492	LANCASTER ROAD	MCKAIL
301568	WREN (WA) PTY LTD	<i>not shown at their request</i> Owner's Name and Address	OFFICE GYM AND ALFRESCO	19	Lot 372 Location 850	GIDLEY FARM ROAD	MILLBROOK
301575	METROOF ALBANY	<i>not shown at their request</i> Owner's Name and Address	PATIO	156	Lot 31 Location 397	WARREN ROAD	MILLBROOK
301571	KOSTERS STEEL	<i>not shown at their request</i> R J & D THART	GARAGE EXTENSION	16	Lot 283 Location 240	BONDI STREET	MILPARA
301577	CONSTRUCTION PTY LTD JOSH BUTTON	IN G CRAMER	CARPORT	29	Lot 29 Location 251	HENRY STREET	MILPARA
301535	R & E SCHLAGER	Owner's Name and Address	PATIO	3A	Lot 301 Lot 1	GREENSHIELDS	MIRA MAR
301538	ALBANY SIGNS	<i>not shown at their request</i> CITY OF ALBANY & ALBANY	SIGN	49-55	Location	STREET NORTH ROAD	MIRA MAR
301547	MCB CONSTRUCTION PTY LTD	SOCCER FEDERATIO G A & D S BEE	CARPORT	8	ASL77 Lot 32 Location PL44	BERESFORD	MIRA MAR
301560	R & E SCHLAGER	Owner's Name and Address	PATIO X 2	3B	Lot 36 Lot 2	STREET GREENSHIELDS	MIRA MAR
301573	MATTHEW POCOCK	<i>not shown at their request</i> Owner's Name and Address	FRONT FENCE	6	Location 45	STREET HENLEY GROVE	MIRA MAR
301576	METROOF ALBANY	<i>not shown at their request</i> Owner's Name and Address	PATIO	25	Lot 226 Lot 2	BATHURST STREET	MIRA MAR
301578	COLIN BRINHAM	<i>not shown at their request</i> H R MORRISON & L G FORD	RETAINING WALL	52	Location 45	WOLLASTON ROAD	MIRA MAR
301570	OUTDOOR WORLD	Owner's Name and Address	SHED	4-6	Lot 1 Location ASL	ELEANOR STREET	MT MELVILLE
301588	OWNER BUILDER	<i>not shown at their request</i> E WOOD	CARPORT	36	Lot 6 Location ASL	DURMAN PLACE	MT MELVILLE
301589	STEVE MCKINVEN HOMES	D HENDERSON	ADDITIONS & ALTERATIONS	77	54 Lot 37 Location 4574	FULLER ROAD	NAPIER
301298	AIKEN PTY LTD	M & F D'ADDARIO	3 STORAGE SHEDS	25	Location	CHESTER PASS	ORANA
301518	WEST OF THE WATER	Owner's Name and Address <i>not shown at their request</i>	PATIO AND DECK	48-50	PL 353 Lot 3 Location 231 Lot 187	ROAD MINOR ROAD	ORANA

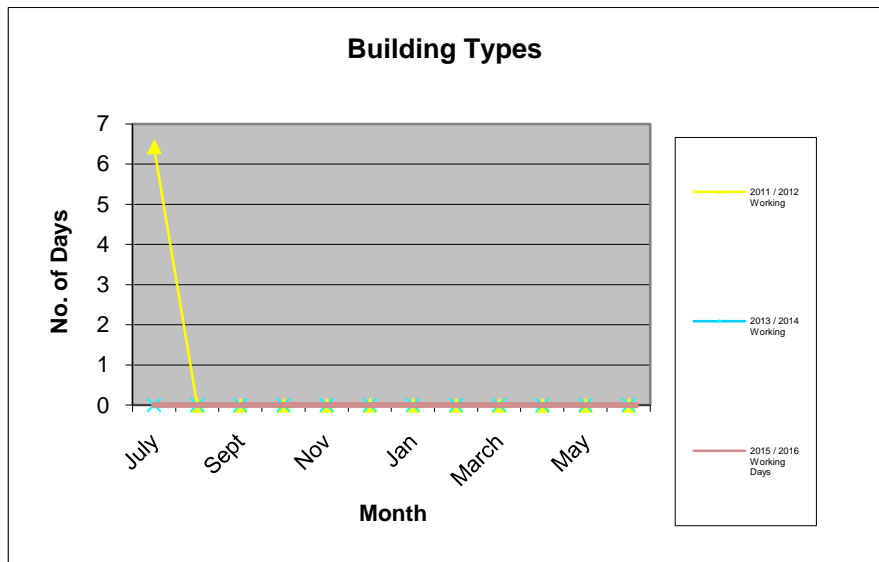
Application Number	Builder	Owner	Description of Application	Street #	Property Description	Street Address	Suburb
301565	OWNER BUILDER	AM VOLLMER & SJ VOLLMER	CARPORP	9	Location 220	CANNING STREET	ORANA
301455	WA COUNTRY BUILDERS PTY LTD	Owner's Name and Address <i>not shown at their request</i>	DWELLING	86	Lot 150 Location 42	ANGOVE ROAD	SPENCER PARK
301597	PULS PATIOS	Owner's Name and Address	PATIO TO EXISTING	51	Location 42	DISCOVERY DRIVE	SPENCER PARK
301557	OWNER BUILDER	<i>not shown at their request</i> Owner's Name and Address	DWELLING SHED	12	Lot 347 Location 4929	MENEGOLA DRIVE	RRENUP
301565	OWNER BUILDER	<i>not shown at their request</i> Owner's Name and Address	SHED	203	Lot 242 Lot 329	DELORAINIE DRIVE	RRENUP
301562	OWNER BUILDER	<i>not shown at their request</i> S A & J L CARMAN	GARAGE	60	Location 618	KELTY VIEW	WILLYUNG
301567	GL & AM LEEDER	Owner's Name and Address <i>not shown at their request</i>	DWELLING AND GARAGE		Lot 421 Location 439	MANTON WAY	WILLYUNG
301548	DWAYNE TEN HAAF	<i>not shown at their request</i> B F WITHAM	PATIO	10B	Lot 227 Lot 1	TARGET ROAD	YAKAMIA
301550	OWNER BUILDER	Owner's Name and Address <i>not shown at their request</i>	SHED	2	Location 356 Lot 554	BALTIC RIDGE	YAKAMIA
301551	GC EVANS	Owner's Name and Address <i>not shown at their request</i>	DWELLING	22	Location AT356 Lot 827	NOTLEY STREET	YAKAMIA

Turn Around Times - Building Type Applications

NOTES

- *Building heading includes all structure things, eg. Dwellings, Patios, Garages, Class 2-9
- *Other includes demolitions, scaffolding, signs, park homes
- *Working days are calculated by multiplying the average by 5/7
- *Producing this data it proves that the dates screens need to be complete correctly otherwise the data is o
- *Only includes licences that have been approved not the cancelled/withdrawn ones.
- *Reporting on the month approved
- * Time in pending isn't included within the formula

	2011 /2012	2011 / 2012 Working	2013 /2014	2013 / 2014 Working	2014 /2015 Days	2014 / 2015 Working Days	2015 /2016 Days
July	9	6		0		0	
August		0		0		0	
Sept		0		0		0	
Oct		0		0		0	
Nov		0		0		0	
Dec		0		0		0	
Jan		0		0		0	
Feb		0		0		0	
March		0		0		0	
April		0		0		0	
May		0		0		0	
June		0		0		0	
Average		0.54		0.00		0.00	



<u>Applic No.</u>	<u>Description</u>	<u>Property Address</u>	<u>Applic Date</u>	<u>Dec Date</u>	<u>Target Date</u>	<u>Wait Time</u>	<u>Overdue</u>	<u>Officer</u>
Application Type: DEVELOPMENT - A								
P2115144	Grouped Dwelling x 3 (Additional dwelling for farm management purposes)	134 WILCOX ROAD REDMOND WA 63	11/07/2011	28/07/2011	18/08/2011	0	-21	Taylor Gunn
P2115138	Grouped Dwelling (existing dwelling to be demolished on completion of new dwelling)	944 BLUFF CREEK ROAD GREEN RANGE WA	30/06/2011	7/07/2011	9/08/2011	0	-33	Jessica Anderson
Average days between Target & Actual for these 2 Applications is -23.40 days.								
Application Type: DEVELOPMENT - P								
P2115097	Shop - Additions (Removal and Replacement of Verandahs)	34-50 STIRLING TERRACE ALBANY ALBANY WA	28/04/2011	13/07/2011	31/05/2011	3	40	Taylor Gunn
P2115121	Single House - additions (detached from main house - 2 x bed 1 x bath)	43 LA PEROUSE ROAD GOODE BEACH WA	1/06/2011	4/07/2011	4/07/2011	0	0	Adrian Nicoll
P2115080	Single House - design code relaxation (front and side setback relaxation) overheight reduced roof pitch	35 HILL STREET ALBANY WA	11/04/2011	22/07/2011	16/05/2011	74	-7	Tom Wenbourne
P2115143	Single House - Outbuilding (extension) - boundary setback relaxation	117 SWAN POINT ROAD KALGAN WA	7/07/2011	29/07/2011	9/08/2011	0	-11	Deb Delury
P2115142	Single House - Additions (Heritage Site)	21 CUTHBERT STREET ALBANY WA	5/07/2011	27/07/2011	8/08/2011	0	-12	Taylor Gunn
P2115140	Single House - Addition (water tank) - side setback relaxation	LOT 235 RIVERWOOD ROAD WILLYUNG WA	5/07/2011	19/07/2011	8/08/2011	0	-20	Deb Delury
P2115129	Single house (Additions) - Design Codes Relaxation (side setback relaxation)	22 ULSTER ROAD SPENCER PARK WA	22/06/2011	15/07/2011	25/07/2011	12	-22	Deb Delury

<u>Applic No.</u>	<u>Description</u>	<u>Property Address</u>	<u>Applic Date</u>	<u>Dec Date</u>	<u>Target Date</u>	<u>Wait Time</u>	<u>Overdue</u>	<u>Officer</u>
P2115139	Single House - design code relaxations - overheight front fence	6 HENLEY GROVE MIRA MAR WA	5/07/2011	15/07/2011	8/08/2011	0	-24	Taylor Gunn
P2105184	Warehouse Sales Outlet	17 LANCE STREET MILPARA WA	23/07/2010	6/07/2011	25/08/2010	343	-28	Tom Wenbourne

Average days between Target & Actual for these 9 Applications is -5.88 days.

Application Type: SUBDIVISION/AMALGAMATION

144306	Subdivision - 1 lot into 1 lot with public R.O.W	142-144 STIRLING TERRACE ALBAN ALBANY WA	2/06/2011	13/07/2011	12/07/2011	0	1	Jan Van Der Mescht
144358	Subdivision (2 lots into 3 lots)	2-4 STIRLING TERRACE ALBANY WA	13/06/2011	21/07/2011	21/07/2011	0	0	Jan Van Der Mescht
144375	Subdivision - 1 lot into 42 lots	Lot 9103 ORION AVENUE MCKAIL WA	15/06/2011	21/07/2011	25/07/2011	0	-4	Jan Van Der Mescht
144339	Subdivision - 1 lot into 2 lots	MOORIALUP ROAD	8/06/2011	5/07/2011	18/07/2011	0	-13	Jan Van Der Mescht
144388	Subdivision - Road Widening	30 MARTIN ROAD SPENCER PARK W SPENCER PARK WA	17/06/2011	1/07/2011	27/07/2011	0	-26	Jan Van Der Mescht
143950	Subdivision (1 Lot into 30 Lots)	3-21 RUFUS STREET MILPARA WA	24/03/2011	20/07/2011	3/05/2011	124	-46	Jan Van Der Mescht

Average days between Target & Actual for these 7 Applications is -14.67 days.

Application Type: SURVEY STRATA / VACANT STRATA

548-11	Survey Strata - 1 lot into 6 lots	18 EDINBURGH ROAD MCKAIL WA	20/06/2011	6/07/2011	28/07/2011	0	-22	Jan Van Der Mescht
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Average days between Target & Actual for these 1 Applications is -22.00 days.

Overall Summary

Total Number of Applications: 19
Average Processing above or below benchmark: -11

BUILDING LICENCES RECEIVED

