

	DEVELOPMENT APPLICATIONS Checklist for Fences	Document No:	ENV004D
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		Relevant Policy/Act:	

Does my fence require approval?

Development approval is required for fences that:

- Are constructed of masonry and over the height of 1m or
- Exceed 2.1 metres in height (measured from natural ground), including any attached retaining walls, of any material.

Do I need to speak to my neighbour before constructing a new fence?

- [The Fences Act 1975](#) outlines your obligations in relation to advising your neighbour of your intention to construct a fence. Further information can also be obtained from the document '[Fences and the Law](#)'.

What is required to lodge an application?

The following information must accompany Development Application on lodgement.

1. **DEVELOPMENT APPLICATION FORM** is required to give a description of the fence AND the proposed materials to construct.
2. **A CURRENT CERTIFICATE OF TITLE** for your property. The Certificate of Title is required for the assessing officer to check for any easements, encumbrances, caveats, the dimensions of the site and the owner details. This can be obtained from the Lands Title Office. The Lands Title Office can be contacted on 1800 648 176 or www.landservices.sa.gov.au
3. **ELECTRICITY DECLARATION FORM** – All applications lodged must include a signed copy of an *“Electricity Declaration Form.”* This can be completed by either the Applicant or the Property Owner. A guideline *“Building Safely near Powerlines”* is available from our Council office or on our website at www.dcgrant.sa.gov.au to assist you in filling out this form.
4. **BUILDING PLANS (Three Copies) - to scale:**

Site Plan (min scale 1:200)

 - The boundaries and dimensions of the site;
 - Location of the proposed fence;
 - Property entrance(s);

Elevation Plans (min scale 1:100)

Elevations provide an indication of the appearance of the proposed fence and may provide some basic structural information. The elevation plan must comply with the following criteria:

 - Be drawn to a minimum scale of 1:100 and show all dimensions, including height of the fence
 - Provide details of proposed external building materials, finishes and colours.
 - Provide details of the footings
5. **CONSTRUCTION INDUSTRY TRAINING BOARD LEVY** - if development cost is greater than \$40,000, a receipt showing that the Training Levy has been paid should be provided to Council.

CITB Levy fees can be paid online at www.citb.org.au.
6. **FEES** - various fees may apply and these will be calculated upon lodgement.

Application forms available from this Council or on our website at: www.dcgrant.sa.gov.au