

Design Approval Application Form

Property Address			
Lot Description			
	Name & Postal Address	Phone	E-mail
Owner/Purchaser			
Builder			
Building Designer			
Person to Contact			
Details to be provided on the proposal plans include the following compliance measures			
Streetscape variety is provided through inclusion of covered balconies, verandahs, decks and / or walkways.	Yes <input type="checkbox"/>	No <input type="checkbox"/>	
Walls and rooflines have been designed so as to minimise impacts to neighbouring properties and retain aesthetic amenity.	Yes <input type="checkbox"/>	No <input type="checkbox"/>	
Internal floor areas are shown - minimum of 160 square metres. (This includes garages and excludes verandas and any outbuildings).	Yes <input type="checkbox"/>	No <input type="checkbox"/>	
Dwelling height is identified and is a maximum of 8.5m and two storeys.	Yes <input type="checkbox"/>	No <input type="checkbox"/>	
Walls to the secondary street frontages step in plan no less than once every 8.0m and include a minimum of 10% glazing.	Yes <input type="checkbox"/>	No <input type="checkbox"/>	
All external building materials are shown and comprise of a minimum of two (2) acceptable finishes. Face brick does not exceed 80% and weather board or cladding systems do not exceed 30%.	Yes <input type="checkbox"/>	No <input type="checkbox"/>	
Roof eaves or acceptable alternative shade devices have been provided.	Yes <input type="checkbox"/>	No <input type="checkbox"/>	
Roof materials are shown and are either non-reflective (Matt finish), corrugated colorbond, or concrete roof tiles.	Yes <input type="checkbox"/>	No <input type="checkbox"/>	
All gutter & downpipe materials and colours complement the dwelling design.	Yes <input type="checkbox"/>	No <input type="checkbox"/>	
Roof pitch is identified and is 22.5 degrees for conventional hipped roofs or where modern and contemporary roof forms have been utilised, reduced roof pitches are provided and pitch identified.	Yes <input type="checkbox"/>	No <input type="checkbox"/>	
Enclosed garage accommodation provided for a minimum of two cars.	Yes <input type="checkbox"/>	No <input type="checkbox"/>	
Garage doors do not dominate the appearance of the dwelling from the street.	Yes <input type="checkbox"/>	No <input type="checkbox"/>	
Where a third parking space is provided for storage of boats, caravans or similar, this area is concealed from the primary access street.	Yes <input type="checkbox"/>	No <input type="checkbox"/>	
Outdoor Living Areas compliment the main dwelling, have a minimum dimension of 3m x 3m and are constructed of appropriate materials.	Yes <input type="checkbox"/>	No <input type="checkbox"/>	
All ancillary structures are not visible from the street or are suitably screened from public view.	Yes <input type="checkbox"/>	No <input type="checkbox"/>	
Front fencing is a maximum 1.2m height and is at least 30% transparent.	Yes <input type="checkbox"/>	No <input type="checkbox"/>	
Landscaping meets the minimum requirements outlined.	Yes <input type="checkbox"/>	No <input type="checkbox"/>	

Boundary fencing is provided to a maximum of 1.8m in height (side and rear boundaries only).	Yes <input type="checkbox"/>	No <input type="checkbox"/>
Side boundary fencing does not extend beyond the front face of the building into the front yard and is returned to the dwelling.	Yes <input type="checkbox"/>	No <input type="checkbox"/>
All fencing proposed is shown and has a finished appearance that compliments the dwelling, contributes to privacy, security and amenity and does not dominate the streetscape.	Yes <input type="checkbox"/>	No <input type="checkbox"/>
Specific Requirements (Where applicable)		
The Home and any other buildings are sites in accordance with the nominated Setbacks.	Yes <input type="checkbox"/>	No <input type="checkbox"/>
The maximum site cover requirement is not exceeded.	Yes <input type="checkbox"/>	No <input type="checkbox"/>
Dwellings located on a lot with a slope are constructed as Hillslope Homes utilizing alternative construction techniques as necessary.	Yes <input type="checkbox"/>	No <input type="checkbox"/>

Please forward Application Form with required documents to:

Gallery Group
 PO Box 855
 Sanctuary Cove QLD
 E-mail: designapproval@gallerygroup.com.au

Office Use:

Date Received:

Date Approval Issued:

Issuing officer: