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Created by Rebecca Crossley **Last Updated** 19/07/2004

Precis: Building Application-Sandy Creek Road

Responsible Officer: Policy Coordinator

Document:

TITLE: Land Off Sandy Creek Road
AUTHORITY: Council
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POLICY NO: B21.3
POSITION RESPONSIBLE:
RELEVANT LEGISLATION:
PREVIOUS POLICY NO:
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OBJECTIVE

To establish whether building applications should be accepted for land off Sandy Creek Road.

POLICY

1. Council amend its policy in relation to the acceptance of applications for dwellings on lots accessed off the Right-of-Way, the subject of this report.
2. Where Council accepts an application for a Rural Dwelling which is to be accessed off the subject Right-of-Way, the owners be advised by way of standard condition on the Development Consent or Building Application that:
 - a) The applicant is advised that access to the subject lot is via a private Right-of-Carriageway and accordingly all care, control and maintenance of the Right-of-Way shall be the sole responsibility

of the benefiting users. Council will not accept responsibility for this access nor its maintenance.

- b) The registered proprietor of the land shall upgrade the access road within the Right-of-Carriageway in accordance with Council's "Access Tracks for Rural Dwellings - Conditions for Construction" and the standard applicable for Minor Rural Road Category (to be determined A, B or C).

3. Council's Policy for Rural Subdivision Off Rights-of-Carriageways, S40.4, be adhered to.