

Number **D/38/2017**
Location 35 Storey Road RESERVOIR VIC 3073
Date 1/02/2017 1:00:00 AM
Description Construct a medium density housing development comprised of six dwellings (five (5) double storey and one (1) single storey); and Reduce the visitor car parking requirements; as shown on the plans accompanying the application.
Officer Ben Porteous
Type Medium Density Housing

WHO ikonimides reid
land size 1210 sq m see <http://gis.darebin.org/> <https://www.google.com.au/maps>

Summary replace family home with 6 units = 4x 2 bed + 2x 3 bed
relies upon open plan kitchen/meals/lounge/bedroom
L1: 2 bed (U3-U5, 3bed (U1, U2))
GND: KML (U1-U5), KML + 2 bed (U6)
P: 4x single + 2x double garages
Should have at least 35% garden, reality is below 29% due to extra units
Not the best accommodation with insufficient SPOS (U1, U3-U6)
Doubtful claims about Insufficient external storage space
U6 vehicle cannot turn around, must reverse along driveway
SITE OVERDEVELOPMENT

Parking http://planningschemes.dpcd.vic.gov.au/schemes/vpps/52_06.pdf
rules; 2 spaces to each 2 or more bed dwelling, 1 space to each 1 or 2 bed dwelling, 1 visitor space to each 5 dwellings
requires 4+4+1=9 spaces, and plans show 8 spaces
insufficient visitor parking

HOW TO OBJECT

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- (1) objection form first page, top half, add your name and contact details with
"phone number=WITH HELD, communication from the developer is to be in writing "
- (2) Remove any objections from the proforma that do not specifically apply
- (3) Add you own unique objections. Keep them general and brief.
- (4) last page, lower section, add your name or signature and todays date
- (5) Send to Darebin town planning by email, fax, mail or in person
Post to: PO BOX 91 Preston 3072
Fax 8470 8877 ATTENTION: TOWN PLANNING
email: townplanning@darebin.vic.gov.au

HOW TO ENCOURAGE NEIGHBOURS TO OBJECT

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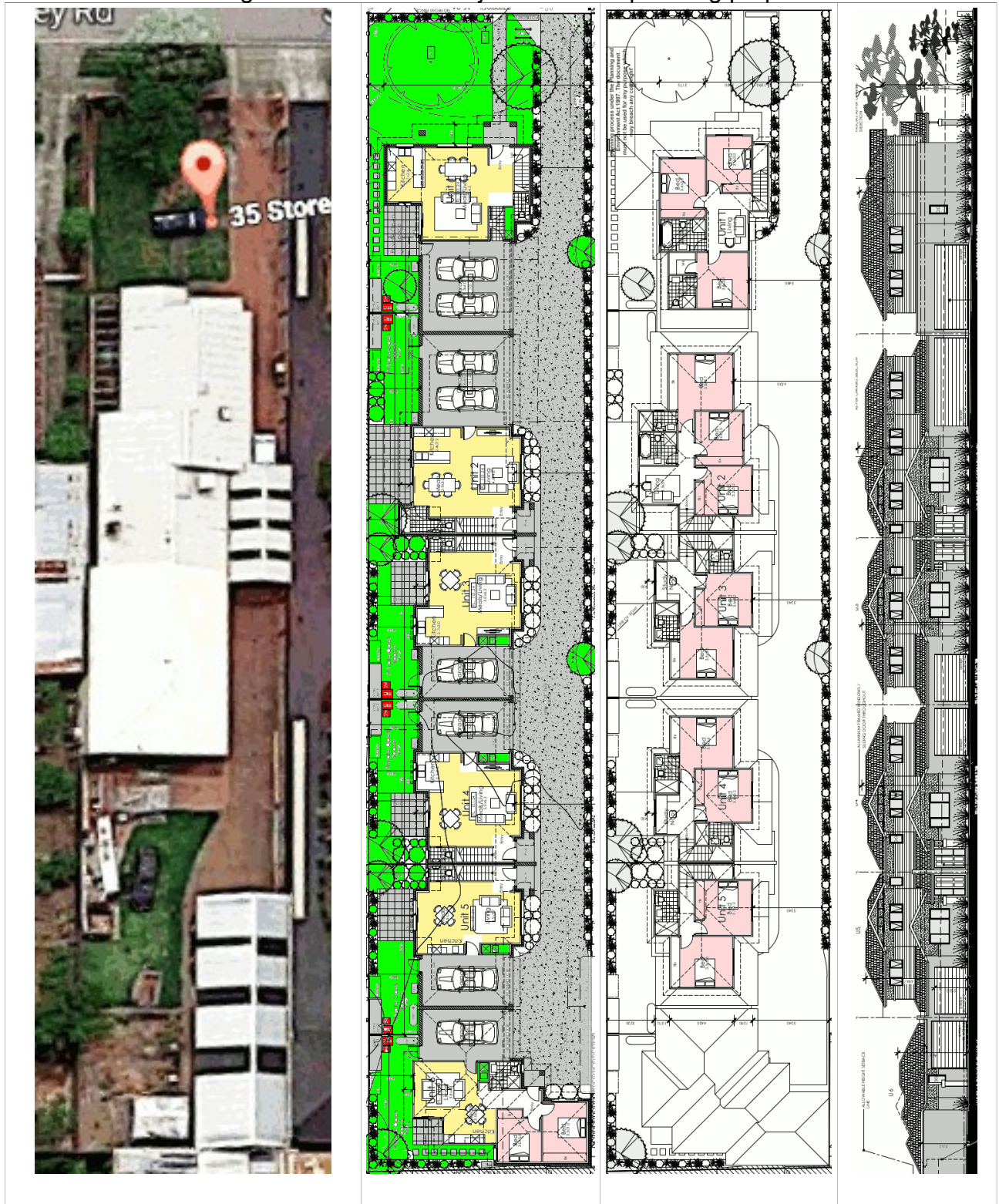
- (1) Print and or photocopy multiples of the resident letter (above), plans and objection form. also available here <http://www.darebinada.org/category/objections>
- (2) Walk surrounding streets. If you knock on doors you can discuss the proposal and get neighbours to sign the objection on the spot. Alternatively you can drop the information in their letterbox and follow up with a visit later.
- (3) Send to Darebin town planning by email, fax, mail or in person
Post to: PO BOX 91 Preston 3072. Fax 8470 8877 ATTENTION: TOWN PLANNING

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email: townplanning@darebin.vic.gov.au
subject: Objection to D/38/2017 35 Storey Road RESERVOIR VIC 3073

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Dear Darebin Planning Find attached an objection to this planning proposal. Yours



D/38/2017 35 Storey Road RESERVOIR