

LOCAL PLANNING POLICY

Attachment 1

TITLE: PLANNING CONDITIONS - BONDS AND/OR BANK GUARANTEES

ADOPTED: OCM 17 December 1996 – Page 42

REVIEWED: OCM 20 March 2001– Pages 54 – 55.
OCM 4 February 2003– Pages 48 – 51.
OCM 11 August 2005 – Pages 35 – 38

ASSOCIATED LEGISLATION: Planning and Development Act 2005

ASSOCIATED DOCUMENTS:

REVIEW RESPONSIBILITY: Manager Planning services.

DELEGATION:

Previous Policy Number 4.1.14

Objective:

1. To ensure compliance with conditions of planning approval to a high and acceptable standard at completion of a development.
2. To process development applications without unnecessary delay.

This policy applies to the whole of the Shire.

Definitions:

Nil.

Policy:

Bonds and/or bank guarantees shall be paid or entered into on behalf of the applicant in those cases where Council requires developers to fulfil specific Town Planning conditions of development proposals, subdivision and/or scheme amendments as determined by Council or under delegated authority by the Chief Executive Officer.

1. The amount of the Bond and/or Bank Guarantee shall be assessed on the estimated cost of the total works which are the subject of the Planning Application.

2. The Bond and/or Bank Guarantee shall be paid to or entered into, to Council's satisfaction, prior to the use commencing or the issue of a Building Licence for an approved development.

SHIRE OF BROOME TOWN PLANNING SCHEME No.4 (TPS4)-LOCAL PLANNING POLICIES

This Policy is a Local Planning Policy adopted under the provisions of Clause 2.5 of TPS4. TPS4 is administered by the Council of the Shire of Broome as the responsible authority under the Scheme. TPS4 was gazetted and came into operation on the 21st December 1999.

Planning policies adopted under TPS4 may only be amended or rescinded after the procedures set out in Clause 2.5 and 2.6 have been completed.