

Apply to amend a planning permit (Section 72 amendment)



Department
of Transport
and Planning

Before you start

- You will need these documents to submit this application:
 - A full, current copy of title information for each individual parcel of land forming the subject site.
 - A plan of existing conditions.
 - Plans showing the layout and details of the proposal.
 - Any information required by the planning scheme, requested by DTP or outlined in a DTP planning permit checklist.
 - If required, a description of the likely effect of the proposal.
 - If applicable, a current Metropolitan planning Levy certificate.
 - Written description of the changes.
 - Plans that clearly highlight the details of the changes.
 - Any relevant background documents.
- Fees will apply for this application - [find out about fees for planning applications](#). You need to pay all fees or request a fee waiver before you submit. We accept Credit Card payments online and support EFT payments.
- This application will automatically save as you enter information.

Contact details

Applicant details

Is the applicant a person or organisation?	Organisation
Organisation name	Game4Padel
Business phone number	0472568914
Email	richmond@game4padel.com.au
Address type	Street address
Street address	
Unit type	
Unit number	
Level number	

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Site or building name

Street number 20

Street name River Boulevard

Suburb Richmond

Postcode 3121

State VIC

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Owner details

The owner is the applicant No

Is the owner a person or organisation? Organisation

Organisation name Victoria Gardens Developments Pty Ltd

Business phone number 0384201400

Email VictoriaGardens.Redevlopment@Vicinity.com.au

Address type Street address

Street address

Unit type

Unit number

Level number 4

Site or building name

Street number 650

Street name Lorimer Street

Suburb Port Melbourne

Postcode 3207

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Preferred Contact

First name Jack

Last name Chomley

Mobile

Work phone +61 3 8639 9720

Organisation Urbis Ltd

Job title Planning Consultant

Email jchomley@urbis.com.au

Address type Street address

Street address

Unit type

Unit number

Level number 10

Site or building name Olderfleet

Street number 477

Street name Collins Street

Suburb Melbourne

Postcode 3000

State VIC

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Pre-application meeting details

Have you submitted a pre-application meeting request already for this site?

No

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Land details

Planning scheme

Yarra

At least one location must be provided to submit this application. Options for defining locations are described below:

- **Auto-populate using land titles:** Street addresses are extracted from uploaded land titles (lot on plan and crown allotments are not supported by this feature).
- **Map interface:** Specify up to 300 properties and parcels using search, select and/or a GIS shapefile.
- **Manual entry:** Use this when other methods fail. Locations are accepted as entered and are not system validated.

Upload and scan land titles to automatically populate street addresses

1. Upload documents

2. Scan uploaded documents

- Detected street addresses will be added to the list below.
- You must check and confirm address details are correct.
- Documents are only scanned once. If additional documents are uploaded after a scan, only new documents will be scanned.
- Scanning of documents can take a few minutes to process. You will be unable to edit your application until this process has completed.

Scan results

Manual location details

It is strongly recommended that you use the map to search and select locations for land related to this application. Manually entering or editing locations could cause delays in your application processing if that location cannot be found.

Amendment details

Is this application related to a completed application already lodged in Permits Online?

Yes

Related application

PA2402884

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Related application type	Application for planning permit (including VicSmart)	
Application name	PA2402884 20 RIVER BOULEVARD RICHMOND VIC 3121-APPLICATION FOR PLANNING PERMIT	
This application seeks to amend:	What the permit allows Current conditions of the permit Plans endorsed under the permit	
Describe the details of proposed changes	Generally, the changes relate to an increase in the number of courts, minor built form changes, and consequential amendment to the permit preamble and conditions relating to the hours of operation, patron & staff numbers, and the inclusion of signage. Please refer to the enclosed Cover Letter prepared by Urbis Ltd.	
Is this application a combined S96A application (i.e. a combined amendment and planning permit application)?	No	
Enter the estimated cost of the proposed amended development	\$400000.00	
Cost of the permitted development	\$70000.00	
Cost difference	\$330000.00	
What is the current land use?	Leisure & recreation	
Have the conditions of the land changed since the time of the original application?	No	<p>This copied document to be made available for the sole purpose of enabling its consideration and review as part of a planning process under the Planning and Environment Act 1987. The document must not be used for any purpose which may breach any copyright</p>
Does this application look to change or extend the use of this land?	No	
Does the proposal breach, in any way, an encumbrance on title such as a restrictive covenant, section 173 agreement or other obligation such as an easement or building envelope?	No	
Does the activity require preparation of a Cultural Heritage Management Plan (CHMP)?	No	<p>ADVERTISED PLAN</p>

Supporting documents

The following supporting documents must be submitted with this application, preferably in PDF or Word format.

Fee description

Amendment to a permit (other than a permit to develop land for a single dwelling per lot or to use and develop land for a single dwelling per lot or to undertake development ancillary to the use of land for a single dwelling per lot) to change the statement of what the permit allows or to change any or all of the conditions which apply to the permit.

Fee**Fee type**

Applications to amend permits under section 72 of the Planning and Environment Act 1987 (Regulation 11)

Class

12

Fee amount

\$1706.50

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Fee description

Amendment to a class 12, class 13, class 14, class 15 or class 16 permit * if the estimated cost of any additional development to be permitted by the amendment is more than \$100,000 but not more than \$1,000,000

The total amount is calculated as the highest fee plus 50% of the remainder of the fees.

Total amount to pay

\$2433.20

Payment method

EFT

BSB

033-875

Account and reference number

170096261

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EFT confirmation

I confirm that the fee has been paid via EFT

Submit**Applicant declaration**

I declare that I am or represent the applicant; that all the information in this application is true and correct; and that the owner (if not myself) has been notified of the application

Privacy statement

The Department of Transport and Planning (DTP) is committed to protecting personal information provided by you in accordance with the principles of the Victoria privacy laws. The information you provide will be used for the following purposes:

- correspond with you about your application
- if necessary, notify affected parties who may wish to inspect your proposal so that they can respond
- if necessary, forward your application to a referral authority.

Your contact details may be used by DTP or its contracted service providers under confidentiality agreements to survey you about your experience with DTP.

The information you provide may be made available to:

- any person who may wish to inspect your proposal until the process is concluded
- relevant officers in DTP, other Government agencies or Ministers directly involved in the planning process
- persons accessing information in accordance with the Public Records Act 1973 or the Freedom of Information Act 1982.

If all requested information is not received, DTP may be unable to process your request.

You may access the information you have provided to DTP by contacting [Development approvals](#)

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The Victorian Government acknowledges the Traditional Owners of Victoria and pays respects to their ongoing connection to their Country, History and Culture. The Victorian Government extends this respect to their Elders, past, present and emerging.

REGISTER SEARCH STATEMENT (Title Search) Transfer of Land Act 1958

VOLUME 11135 FOLIO 077

Security no : 124118054537E
Produced 06/09/2024 04:26 PM

LAND DESCRIPTION

Lot 9C on Plan of Subdivision 608608U.
PARENT TITLES :
Volume 10485 Folio 682
Volume 10733 Folio 866 to Volume 10733 Folio 868
Created by instrument PS608608U 15/05/2009

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REGISTERED PROPRIETOR

Estate Fee Simple
Sole Proprietor
VICTORIA GARDENS DEVELOPMENTS PTY LTD of LEVEL 4 650 LORIMER STREET PORT
MELBOURNE VIC 3207
PS608608U 15/05/2009

ENCUMBRANCES, CAVEATS AND NOTICES

MORTGAGE AJ243332S 07/10/2011
AUSTRALIA AND NEW ZEALAND BANKING GROUP LTD

Any encumbrances created by Section 98 Transfer of Land Act 1958 or Section 24 Subdivision Act 1988 and any other encumbrances shown or entered on the plan set out under DIAGRAM LOCATION below.

DIAGRAM LOCATION

SEE PS608608U FOR FURTHER DETAILS AND BOUNDARIES

ACTIVITY IN THE LAST 125 DAYS

NIL

-----END OF REGISTER SEARCH STATEMENT-----

Additional information: (not part of the Register Search Statement)

Street Address: 20 RIVER BOULEVARD RICHMOND VIC 3121

ADMINISTRATIVE NOTICES


NIL

eCT Control 16165A AUSTRALIA AND NEW ZEALAND BANKING GROUP LIMITED
Effective from 23/10/2016

DOCUMENT END

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PLAN OF SUBDIVISION		STAGE No. /	LR USE ONLY EDITION 2	PS608608U
LOCATION OF LAND PARISH: JIKA JIKA TOWNSHIP: SECTION: CROWN ALLOTMENT: CROWN PORTION: 42 & 43 (PARTS) TITLE REFERENCES: Vol. 10733 Fol. 866,867,868 Vol. 10485 Fol. 682 LAST PLAN REFERENCE/S: PS 500667D (LOTS 7A,8B,9B) PS 415801B (LOT 6) POSTAL ADDRESS: RIVER BOULEVARD (At time of subdivision) RICHMOND 3121 MGA Co-ordinates E 325 125 (of approx centre of N 5 813 000 land in plan) ZONE 55		COUNCIL CERTIFICATION AND ENDORSEMENT COUNCIL NAME: YARRA CITY COUNCIL REF: <i>SC07/0069</i> 1. This plan is certified under Section 6 of the Subdivision Act 1988. 2. This plan is certified under Section 11(7) of the Subdivision Act 1988. Date of original certification under Section 6. <i>20/08/2008</i> 3. This is a statement of compliance issued under Section 21 of the Subdivision Act 1988. OPEN SPACE (i) A requirement for public open space under Section 18 of the Subdivision Act 1988 has /has not been made. (ii) The requirement has been satisfied. (iii) The requirement is to be satisfied in Stage Council Delegate Council Seal Date Re-certified under Section 11(7) of the Subdivision Act 1988. Council Delegate <i>ML</i> Council Seal Date <i>20/4/09</i>		
VESTING OF ROADS AND/OR RESERVES		NOTATIONS		
IDENTIFIER	COUNCIL/BODY/PERSON	ROAD R1 YARRA CITY COUNCIL STAGING This is not a staged subdivision. Plan No. Permit No. DEPTH LIMITATION DOES NOT APPLY OTHER PURPOSES OF PLAN: 1. VARIATION OF EASEMENTS FOR FOOTWAY, WATER SUPPLY, DISTRIBUTION AND/OR TRANSMISSION OF GAS, POWERLINE, DRAINAGE AND TELECOMMUNICATION, CREATED AS E-6 IN PS 500667D, TO THE POSITION SHOWN E-9 AND E-11 ON THIS PLAN. 2. VARIATION OF EASEMENTS FOR WATER SUPPLY, DISTRIBUTION AND/OR TRANSMISSION OF GAS SHOWN E-3 AND E-12 IN PS 500667D, TO THE POSITION SHOWN E-8 AND E-4 ON THIS PLAN. GROUNDS FOR VARIATION: YARRA CITY COUNCIL PLANNING PERMIT No. SP07/0055 SURVEY. THIS PLAN IS IS NOT BASED ON SURVEY.		
ROAD R1	YARRA CITY COUNCIL			
ADVERTISED PLAN		This copied document to be made available for the sole purpose of enabling its consideration and review as part of a planning process under the Planning and Environment Act 1987. The document must not be used for any purpose which may breach any copyright.		
EASEMENT INFORMATION				LR USE ONLY
LEGEND A-Appurtenant Easement E-Encumbering Easement R-Encumbering Easement (Road)				STATEMENT OF COMPLIANCE/ EXEMPTION STATEMENT
Easement Reference	Purpose	Width (Metres)	Origin	Land Benefited/In Favour Of
SEE SHEET 2 FOR EASEMENT DETAILS				
				RECEIVED <input checked="" type="checkbox"/> 05/05/2009
				LR USE ONLY PLAN REGISTERED TIME 4:35pm DATE 15/05/2009
				B. Greenland Assistant Registrar of Titles
				SHEET 1 OF 3 SHEETS
 Melbourne Survey T 9889 0813 F 9889 0901		LICENSED SURVEYOR (PRINT)..... OLIVER MICHAEL PURBRICK..... SIGNATURE <i>ML</i> DATE <i>20-3-09</i> REF 0496103-02 VERSION K	 <i>ML</i> DATE <i>20/4/09</i> COUNCIL DELEGATE SIGNATURE ORIGINAL SHEET SIZE A3

PLAN OF SUBDIVISION	STAGE No. <hr style="width: 50px; margin: 0 auto;"/>	PLAN NUMBER PS 608608U
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EASEMENT REFERENCE	PURPOSE	WIDTH (Metres)	ORIGIN	LAND BENEFITED/IN FAVOUR OF
* A-1	CARRIAGEWAY	SEE PLAN	PS 500667D	LOT 8B ON PS 500667D
A-2	CARRIAGEWAY	3	PS 415801B	LOT 6 ON PS 415801B
⊕ E-1	WATER SUPPLY DRAINAGE SEWERAGE DISTRIBUTION &/OR TRANSMISSION OF GAS POWERLINE TELECOMMUNICATION CARRIAGEWAY	SEE PLAN SEE PLAN SEE PLAN SEE PLAN SEE PLAN SEE PLAN SEE PLAN SEE PLAN	PS 500667D PS 500667D PS 500667D PS 500667D-(GAS INDUSTRY ACT 1994) PS 500667D-SEC 88 OF THE ELECTRICITY INDUSTRY ACT 2000 PS 500667D PS 500667D	CITY WEST WATER LTD YARRA CITY COUNCIL CITY WEST WATER LTD VIC GAS DISTRIBUTION PTY LTD CITIPOWER PTY LOTS ON PS 500667D LOT 11B ON PS 500667D
* E-2	CARRIAGEWAY	SEE PLAN	PS 500667D	LOT 11B ON PS 500667D
E-3	DRAINAGE DRAINAGE	SEE PLAN SEE PLAN	LP 13552 PS 500667D	LAND IN LP 13552 YARRA CITY COUNCIL
E-4	WATER SUPPLY DISTRIBUTION &/OR TRANSMISSION OF GAS DRAINAGE DRAINAGE	SEE PLAN SEE PLAN SEE PLAN SEE PLAN	PS 415801B PS 415801B-(GAS INDUSTRY ACT 1994) LP 13552 PS 500667D	CITY WEST WATER LTD STRATUS NETWORKS (ASSETS) LAND IN LP 13552 YARRA CITY COUNCIL
E-5	CARRIAGEWAY	3	PS 415801B	LOT 2 ON PS 415801B
E-6	CARRIAGEWAY	3	PS 415801B	LOT 3 ON PS 415801B
E-7	WATER SUPPLY SEWERAGE DRAINAGE	15 15 15	THIS PLAN THIS PLAN THIS PLAN	CITY WEST WATER LTD CITY WEST WATER LTD YARRA CITY COUNCIL
E-8	WATER SUPPLY DISTRIBUTION &/OR TRANSMISSION OF GAS	5 5 5	PS 415801B PS 415801B-(GAS INDUSTRY ACT 1994) PS 415801B	CITY WEST WATER LTD STRATUS NETWORKS (ASSETS)
E-9	FOOTWAY WATER SUPPLY DISTRIBUTION AND/OR TRANSMISSION OF GAS POWERLINE DRAINAGE TELECOMMUNICATION	SEE PLAN SEE PLAN SEE PLAN SEE PLAN SEE PLAN SEE PLAN SEE PLAN	PS 500667D PS 500667D PS 500667D-(GAS INDUSTRY ACT 1994) PS 500667D-SEC 88 OF THE ELECTRICITY INDUSTRY ACT 2000 PS 500667D PS 500667D	LOTS ON PS 500667D LOTS ON PS 500667D VIC GAS DISTRIBUTION PTY LTD CITIPOWER LOT 11B ON PS 500667D LOTS ON PS 500667D
E-10	DRAINAGE	SEE PLAN	THIS PLAN	YARRA CITY COUNCIL
E-11	DRAINAGE FOOTWAY WATER SUPPLY DISTRIBUTION AND/OR TRANSMISSION OF GAS POWERLINE	SEE PLAN SEE PLAN SEE PLAN SEE PLAN SEE PLAN	THIS PLAN PS 500667D PS 500667D PS 500667D-(GAS INDUSTRY ACT 1994) PS 500667D-SEC 88 OF THE ELECTRICITY INDUSTRY ACT 2000	YARRA CITY COUNCIL LOTS ON PS 500667D LOTS ON PS 500667D VIC GAS DISTRIBUTION PTY LTD CITIPOWER
E-12	POWERLINE	SEE PLAN	THIS PLAN-SEC 88 OF THE ELECTRICITY INDUSTRY ACT 2000	CITIPOWER
E-13	WATER SUPPLY DISTRIBUTION AND/OR TRANSMISSION OF GAS CARRIAGEWAY	5 5 5	PS 415801B PS 415801B-(GAS INDUSTRY ACT 1994) PS415801B	CITY WEST WATER LTD STRATUS NETWORKS (ASSETS) LAND IN PS415801B
E-14	CARRIAGEWAY	20	PS415801B	LAND IN PS415801B

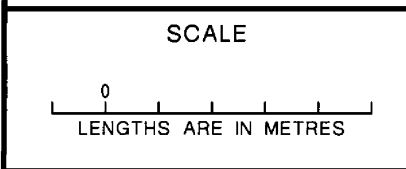
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consulting group
Melbourne Survey T 9869 0813 F 9869 0901

THE REDUCED LEVELS SHOWN ARE TO AUSTRALIAN HEIGHT DATUM FROM PM 186 RL 4.47.
 * EASEMENT A-1 AND E-2 ARE LIMITED FROM RL 14.80 TO RL 19.30.
 ⊕ EASEMENT E-1 IS LIMITED FROM RL 10.00 TO RL 20.40.



ORIGINAL SCALE SHEET SIZE
A3

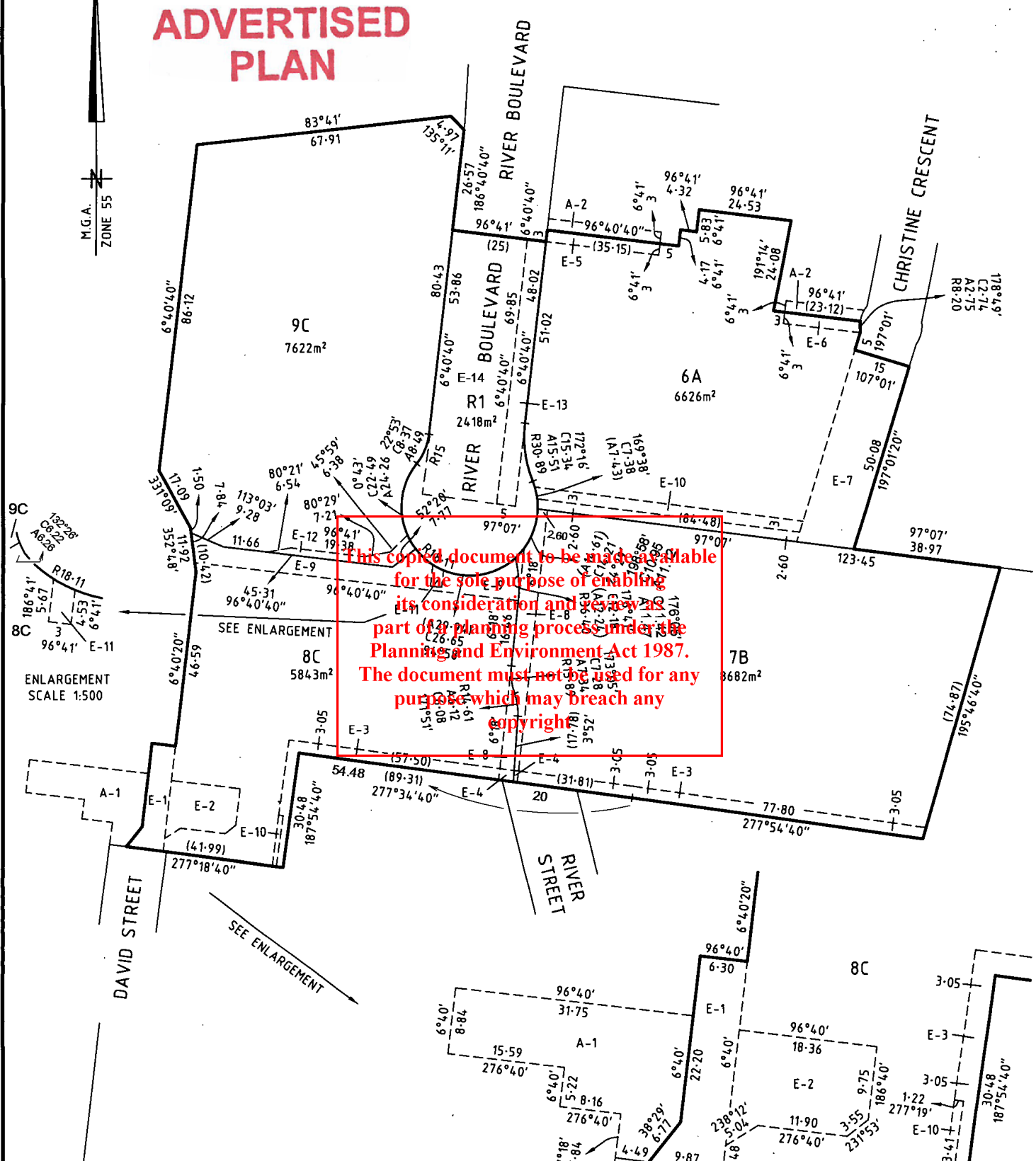
LICENSED SURVEYOR (PRINT)..... OLIVER MICHAEL PURBRICK
 SIGNATURE *[Signature]* DATE 20-3-09
 REF 0496103-02 VERSION K

SHEET 2

[Signature]
DATE 20/4/09
COUNCIL DELEGATE SIGNATURE

PLAN OF SUBDIVISION	STAGE No. /	PLAN NUMBER PS 608608U
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ENLARGEMENT
SCALE 1:500

0 5 10 15 20
ENLARGEMENT SCALE 1:500

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consulting group
Melbourne Survey T 9889 0813 F 9889 0901

SCALE LENGTHS ARE IN METRES	ORIGINAL SCALE SHEET SIZE 1:1000 A3	LICENSED SURVEYOR (PRINT)..... OLIVER MICHAEL PURBRICK SIGNATURE <i>[Signature]</i> DATE 20-3-09 REF 0496103-02 VERSION K	SHEET 3 <i>[Signature]</i> DATE 20/4/09 COUNCIL DELEGATE SIGNATURE
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