

Apply for a planning permit

Before you start



Department
of Transport
and Planning

- 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.
- 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	Boulevard Properties Pty Ltd
Business phone number	0418 755 455
Email	simon@glg.com.au
Address type	

Owner details

The owner is the applicant	Yes
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Preferred Contact

First name	Andrea
Last name	Zohar
Mobile	
Work phone	0386483500

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Organisation Urban Planning Collective (UPco)

Job title

Email azohar@upco.com.au

Address type Street address

Street address

Unit type

Level number 4

Site or building name

Street number 412

Street name St Kilda Road

Suburb Melbourne

Postcode 3004

State VIC

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Pre-application meeting details

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

Enter the pre-application number PRE23000065

Pre-application name PRE23000065 437 St Kilda Road Melbourne VIC 3004-Pre-Application Meeting

Land details

Planning scheme Melbourne

Location

Location type Street address

Street address

Unit type

Level number

Site or building name

Street number

437

Street name

St Kilda Road

Suburb

Melbourne

Postcode

3004

State

VIC

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Application details

Describe your proposal	Use and development of the land for multi-unit development (Accommodation) above a basement car park
Is this application a combined S96A application (i.e. a combined amendment and planning permit application)?	No
Please specify the provision or clause the application is required under (if known)?	Clause 34.01-1 Use of Accommodation and Clauses 34.01-4 and 43.02-2 to construction a building
Please select the application category	Multi-dwelling
Enter the estimated cost of any development for which the permit is required	Failed to convert value: 7500000000
Is there a metropolitan planning levy?	Yes
What is the current land use?	Office
Describe how the land is used and developed now	Office building

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Yes

Does this application look to change or extend the use of this land?

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What is the proposed land use? Residential / Accommodation

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

Additional details

Does this application involve the creation or removal of dwellings? Yes

Dwelling

Dwelling type	Apartments
Number of dwellings being demolished as part of application	0
Number of dwellings currently on site	0
Number of new dwellings being added to site as part of application	83
What is the Height (m) of building	59
Does the application involve native vegetation removal?	No
Does this application involve the creation or removal of lots?	No
Does the activity require preparation of a Cultural Heritage Management Plan (CHMP)?	No

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Supporting documents

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

- 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 (for example, traffic, noise, environmental impacts).
- If applicable, a current Metropolitan planning Levy certificate (a levy certificate expires 90 days after the day on which it is issued by the State Revenue Office and then cannot be used).

Supporting documents

Wind - 437 St Kilda Rd - July 2023 (ID 2063189).pdf
 MPL24572 - 437 St Kilda Rd - 29.08.23 (ID 2071255).pdf
 3D Model - 437 St Kilda Rd - 18.08.23 (ID 2070306).fbx
 Urban context report - 437 St Kilda Rd - 18.08.23 (ID 2063190).pdf
 Landscape Report - 437 St Kilda Rd - 14.08.23 (ID 2059902).pdf
 Planning report - 437 St Kilda Rd - 18.08.23 (ID 2067839).pdf
 Shrine Vista Report - 437 St Kilda Rd - 22.05.23 (ID 2059913).pdf
 SMP - 437 St Kilda Rd - Rev01 - 10.08.23 (ID 2059904).pdf
 Architectural Plans - 437 St Kilda Rd - 18.08.23 (ID 2063192).pdf
 WMP - 437 St Kilda Rd - 17.08.23 (ID 2063185).pdf
 Traffic Report - 437 St Kilda Rd - 18.08.23 (ID 2063184).pdf
 Landscape Plans - 437 St Kilda Rd - 14.08.23 (ID 2059903).pdf
 Certificate of Title - 437 St Kilda Rd - 15.05.23 (ID 2038541).pdf

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Fees and payment

[View planning and subdivision fees](#)

Fee

Fee type	Applications for permits under section 47 of the Planning and Environment Act 1987 (regulation 9)
Class	16
Fee amount	\$61914.60
Fee description	To develop land (other than a class 8 or a permit to subdivide or consolidate land) if the estimated cost of development is more than \$50,000,000*

Fee

Fee type	Applications for permits under section 47 of the Planning and Environment Act 1987 (regulation 9)
Class	1
Fee amount	\$1415.10

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Fee description Use only

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

Total amount to pay \$62622.15

Payment method EFT

BSB 033-875

Account and reference number 170061561

EFT confirmation I confirm that the fee has been paid via EFT

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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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