

As part of your land division, you may need to demolish an existing building, garage, or other structure on your property. Under the new South Australian Planning and Design Code demolition approval is not required from council if the whole building is going to be demolished (unless it is in a Historic area, and/or has a regulated/significant tree). **Here's what you need to do...**



STEP 1: HIRE A DEMOLITION CONTRACTOR

When hiring a demolition contractor, ask them about coordinating the entire demolition process, including the demolition application to your local council (if applicable) and the disconnection of any affected services such as gas, electricity or water.



STEP 2: OBTAIN DEMOLITION APPLICATION FORM FROM COUNCIL (IF APPLICABLE)

Check if a demolition application to council is required. Your demolition contractor may be able to coordinate the council application process, but if not, contact your local council to source the relevant application form (note: every council has its own procedures and requirements).



STEP 3: SUBMIT DEMOLITION PLAN AND APPLICATION FORM TO COUNCIL (IF APPLICABLE)

Prepare a demolition plan and the relevant application form from your local council (note: Alexander Symonds can undertake this process on your behalf for \$250 plus GST, excluding the council's standard application fee).



STEP 4: PAY THE CITB LEVY

If your project value is greater than \$40,000, you will need to pay a levy to the Construction Industry Training Board (CITB). You can lodge and pay the levy online at www.citb.org.au or in person at the CITB office at 5 Greenhill Road, Wayville.



STEP 5: CHECK/DISCONNECT YOUR GAS AND ELECTRICITY

Subject to the nature of your project, you may need to contact your gas and/or electricity retailer to disconnect your service. Your retailer will then liaise with SA Power Networks on your behalf to carry out the disconnection.



STEP 6: CHECK/DISCONNECT YOUR WATER

Subject to the nature of your project, you may need to contact SA Water to request a temporary water meter removal.



STEP 7: CHECK/RELOCATE TELECOMMUNICATIONS INFRASTRUCTURE

Subject to the nature of your project, you may need to contact Telstra or the NBN Co about relocating network infrastructure.

Legislation including the Occupational Health Safety and Welfare Act 1986 and Environment Protection Act 1993 also contain specific requirements for demolition, which should be reviewed and adhered to as necessary.

Alexander Symonds can guide you through the above process in conjunction with your demolition contractor. Call us to discuss on (08) 8130 1666 or email adelaide@alexander.com.au

Do I need approval? You can check the address if you go to <https://plan.sa.gov.au/> | Do I need approval | Start the approval wizard | Start here | Show more options | Demolition | then enter the address