

# Referral Snapshot

**Development Application number:**

24040449

**Consent:**

Planning and Land Division Consent

**Relevant authority:**

City of Norwood, Payneham and St. Peters

**Consent type for distribution:**

Land Division

**Referral body:**

SPC Planning Services

**Response type:**

Regulation 76

**Referral type:**

Advice

**Response date:**

29 Jan 2025

**Advice:**

With comments, conditions and/or notes

**Condition 1**

A final plan complying with the requirements for plans set out in the Manual of Survey Practice Volume 1 (Plan Presentation and Guidelines) issued by the Registrar General to be lodged with the State Planning Commission for Land Division Certificate purposes. At the time of lodgment, the Land Division Registration fee (currently \$1,154.00) will also be payable. Payment may be made via credit card (Visa or MasterCard) online at [plan.sa.gov.au](http://plan.sa.gov.au), over the phone on 7133 3028, or cheques may be made payable to the State Planning Commission, marked "Not Negotiable" and sent to GPO Box 1815, Adelaide 5001

### **Advisory Note 1**

Under Part 20A of the *Telecommunications Act 1997* (Cth), developers are required to install fibre-ready facilities (e.g. pit and pipe) in their developments, unless the development qualifies for an exemption. Developers can face penalties if they sell or lease building lots or units in new developments without fibre-ready facilities installed.

Under the Commonwealth's Telecommunications in New Developments Policy, developers are also expected to contract a telecommunications carrier (being any statutory infrastructure provider (SIP) or NBN Co as the default SIP) to provide services in their development. Carriers should install fixed-line network infrastructure in new developments, unless that is not commercially feasible, in which case they should use fixed-wireless or satellite technologies.

Further details of these requirements can be found at:

[www.infrastructure.gov.au/department/media/publications/telecommunications-new-developments](http://www.infrastructure.gov.au/department/media/publications/telecommunications-new-developments)