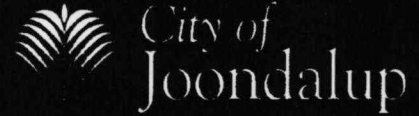


City of Joondalup Record:DOCUMENT REGISTRATION
INW REF: INW24/2836
CONTAINER: 26201
DATE RECEIVED: 26-03-2024
RESPONSIBILITY: Planning Approvals Inwards Mail
ACTION: ASSIGNED - No Written response. Must record action



Development (Planning) Application Checklist Short-term Accommodation

This form is to help you prepare a development application for a Short-term Accommodation (e.g., Bed and Breakfast, Holiday House). Please provide as much detail as possible. Where additional space is required, please attach additional information, and reference the section that the information relates to.

It is recommended that you review the requirements of the *Short-term Accommodation Local Planning Policy (STALPP)* before preparing your application. Further information is available on the City's website, joondalup.wa.gov.au

For further information on planning requirements for Short-term Accommodation, please contact the City's Planning Services on 9400 4000 or email info@joondalup.wa.gov.au

About the business

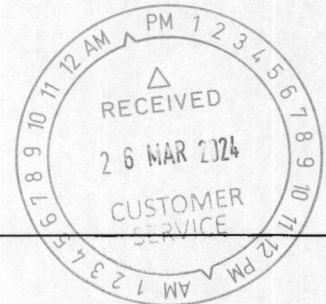
Type of accommodation:

- Bed and Breakfast (Note: the owner/resident of the accommodation must reside on-site at all times whilst the Bed and Breakfast is in operation)
- Holiday House
- Holiday Accommodation
- Serviced Apartment

Refer to the Short-term Accommodation Local Planning Policy for definitions.

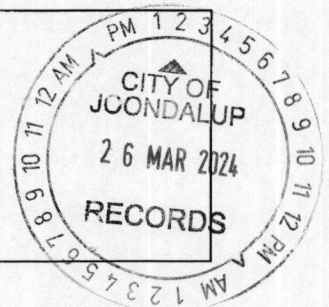
How many guests will be expected at any one time?

2 ~~X~~ MAX.



For Bed and Breakfast, what areas will be used for the bed and breakfast? (please highlight the areas on the plans as well, including outdoor areas)

LOUNGE	CARPORT
CARPORT	PARKING
MASTER BEDROOM	DINING ROOM
[REDACTED]	KITCHEN



Guest check-in and check-out and car parking

What time will guests check-in and check-out?

Check-in:	2 PM
Check-out:	11 AM

Where will guests park? (please highlight the areas on the plans as well)

Note: The STALPP requires car parking be provided in accordance with the below:

- Bed and Breakfast: One bay per guest bedroom (in addition to car parking for permanent residents).
- Holiday House, Holiday Accommodation or Serviced Apartment: A minimum of 2 bays for single house or grouped dwellings.

For Residential properties, car parking must be provided on-site and not in the verge. Parking must not detract from the residential appearance of the dwelling.

CARPORT ACCOMMODATES 2 CARS DRIVE AREA (NOT INTERFERING WITH DRIVEWAY) DRIVE AREA IS LARGE ENOUGH FOR 1 MORE CAR

Waste Management

Will existing bin services be used?

Yes No

If additional bin services are required, please outline these and how waste will be managed.

NONE REQUIRED

How will you ensure guests are aware of general rubbish and bin collection requirements?

GUESTS ARE EXPLAINED VERBALLY AND GIVEN PROPERTY RULES IN WRITTEN FORM

Dwelling modifications

Will the Short-term Accommodation require any modifications to existing buildings?

Yes No

If yes, please outline the modifications that will be required:

--

Anti-social behaviour and complaints management

Outline the steps you will take to manage complaints: (Note: this must include providing adjoining neighbours the contact telephone number for the short-term accommodation owners/managing agents)

ANY CONFLICT OR NEGATIVE ISSUES ARE DEALT BY
HOST IN A RESPECTABLE MANNER -
UPON APPROVAL A FORM WITH MY DETAILS (PHONE-EMAIL)
WILL BE ISSUED TO SURROUNDING NEIGHBOURS, TOGETHER WITH
THE HOUSE RULES.

Outline how you will control anti-social behaviour and potential conflict between guests and permanent residents of the area, detailing expected behaviour of guests and control of noise:

GUESTS ARE EXPECTED NOT TO CREATE ANY
DISTURBANCES, AND DRUNK OR ROWDY BEHAVIOUR WILL NOT
BE TOLERATED. ANY USE OF ILLICIT DRUGS WILL RESULT
IN IMMEDIATE EVICTION.
PHYSICAL ALTERCATIONS WILL BE DEALT BY APPROPRIATE AUTHORITIES

Justification

Outline how and why the accommodation will be compatible with the adjoining area and meets the objectives of the STALPP to encourage good quality, well managed short-term accommodation for use by visitors that does not compromise the amenity of residential areas or nearby residents.

VERY PRIVATE PROPERTY -
SEE HOUSE PLAN
PARKING RESTRICTED
WITHIN PROPERTY -
TALL CONCRETE WALL FRONT
OF HOUSE

Strata properties (grouped dwellings and apartments)

For strata properties, please provide a Statement of Compliance confirming that the accommodation complies with Strata By-Laws (if applicable) *(Note: prior to submitting, applicants are encouraged to seek clarification on whether the operation of short-term accommodation is compliant with regulations governing ownership of the property i.e., provisions of the Strata Titles Act 1985 and associated by-laws).*

Bushfire prone areas

If your Bed and Breakfast or Holiday House is in a bushfire prone area, an Emergency Evacuation Plan is required to be completed.

A bushfire prone area is an area identified as being at risk of bushfire as designated by the State Government. Bushfire Prone Areas are identified on the City's Online Maps.

Acknowledgement

I acknowledge that my Short-term Accommodation will include:

- A guest register showing the name and address of every guest and date of arrival and departure. The guest register will be kept at the accommodation and shall be open to inspection on demand by an authorised City Officer.