



## INFRASTRUCTURE PROTECTION BOND APPLICATION FORM

### GENERAL INFORMATION

This document outlines general information and standard conditions for the payment and return of Infrastructure Protection Bonds (IPB).

An Infrastructure Protection bond is payable at the time of lodging a building or demolition permit to insure against any damage to the Town’s infrastructure caused during the works.

The Town holds the bond in a trust until a Bond Refund Request Form is submitted along with all conditions being met, allowing approval to release the bond.

Further information can be found in the Towns FAQ Sheet – Infrastructure Protection Bond.

#### Please Note:

The applicant is solely responsible for correctly completing this form, and the actions of any third parties listed below, including the actions of any contractors working on their behalf.

The applicant is responsible for all works associated with the approved development. This includes but is not limited to:

- Deliveries (trucks, scaffolding, delivery of materials etc)
- Cranes and concrete pumps
- Contractors (plumbers, electricians, brick layers etc)
- Any works associated with the development.

Please note: This bond does not provide approval to store items on the road or verge. An application for Activities on Road or Verge is to be submitted and approved by the Town prior to any storage occurring.

### OWNER INFORMATION

Land Owner(s): .....

Postal Address: ..... Post Code: .....

Contact No: ..... Email: .....

### APPLICANT INFORMATION

Applicant Name: .....

Postal Address: ..... Post Code: .....

Contact No: ..... Email: .....

## PROPOSED SITE WORKS

Demolition       Building Construction       Swimming Pool

Site Address: .....

Company Name: .....

Contact No: ..... Email: .....

Start Date: ..... Finish Date: .....

Estimated value of building construction works: \$.....

## FEES & CHARGES – available at <https://www.mosmanpark.wa.gov.au/council/finance/fees-and-charges/>

Swimming Pool	\$ 1000 Bond
Demolition Works	\$ 1500 Bond
Single residential building works	
• \$50,000 - \$ 2 Million	\$ 2000 Bond
• > \$ 2 Million	\$ 3000 Bond
Commercial building works and multiple dwellings	POA    Bank Guarantee
Verge Inspection fee	\$ 210*

*\*The inspection fee is required for each Infrastructure Protection Bond submitted to the Town. This inspection fee includes the Town undertaking both a pre and post inspection and date stamped photos.*

*The payment of bonds is in accordance with Schedule 9.1 cl. 3(1)(a) of the Local Government (Uniform Local Provisions) Regulations 1996.*

## AGREEMENT

In signing this document, I (the applicant) agree to indemnify and keep indemnified the Town of Mosman Park from and against all claims, demands, writs, actions and suits which may be brought or made against it by any person(s) in connection with loss of life; or loss, injury or damage claimed to have been suffered to any property or by any person(s) arising out of or in connection with the approved activity associated with this form. The following conditions apply;

- Works cannot commence until payment of the bond and verge inspection fee has been made in full and notification of approval has been issued.
- Submission of this document is NOT your planning or building approval.
- The applicant is responsible for advising the Town of any changes to the completed form.
- All infrastructure, including roads, laneways, kerbing, footpaths, drainage infrastructure, street trees and street signage under the control of the Town are to be maintained or restored to their pre-works condition.
- Damage that occurs to the Town's infrastructure is the responsibility of the applicant, including damage caused by transportation of materials, contractor's actions and any other works associated with the development.
- Additional approvals are required for storage of items on the road or verge during the works period.
- Where works occur on roads, adequate workplace safety and traffic management must be provided at all times during the works period in accordance with the current Main Roads Western Australia Code of Practice (i.e. Local Government approvals and other notifying relevant agencies).
- Pedestrian safety must be maintained at all times and appropriate traffic management installed, including pedestrian advisory signs.
- The Town's assessment of cause of damage is final
- The Town will inspect and photograph infrastructure adjoining the property prior to the commencement of works. A copy of date stamped photos will be provided to the applicant following the inspection.
- It is the responsibility of the applicant to request a refund of the bond paid.
- A Bond Refund Request form will only be accepted following the submission of the relevant BA7- Notice of Completion form.
- Upon acceptance of a Bond Refund Request form, the Town will carry out an inspection of infrastructure adjoining the property to check for any damage.
- If damage has occurred, the applicant will be provided with the opportunity to make good the damage. All rectification works are required to be completed to the satisfaction of the Town.
- The Town is not responsible for the rectification of damage caused to the infrastructure of other service authorities (e.g. power domes, water meters and telecommunication pits).
- Within 48 hours of completing the necessary rectification works, the applicant is required to advise the Town that the works have been completed. The Town will then inspect the rectification works to ensure they have been completed satisfactorily. The applicant will be required to pay an additional verge inspection fee for the re-inspection.
- Alternatively the Town will provide the applicant with a quote for the cost of rectifying the damage. Upon written acceptance of the quote by the applicant, the Town will carry out the rectification works.
- The cost of the rectification works by the Town will be deducted from the bond. If the cost is less than the value of the bond, any balance of funds remaining will be returned to the applicant.
- If the cost of the rectification works exceeds the value of the bond, the Town will issue an invoice to the applicant to recover the remaining cost. This includes rectification works for damage to Town assets

caused by service authorities connected with the building or demolition works (e.g. gas, water, electricity and other services). If damaged Town assets are not reinstated within the specified timeframe, a penalty may apply.

- Failure to make good any damage or failure to agree to the Town making good the damage may result in the Town undertaking the necessary reinstatement works and using the bond to recover all or part of the costs.
- The bond will be refunded within 20 days of the Town completing the rectification works, or within 20 days of the Town completing a successful post-works inspection and confirming that any damage has been rectified to its satisfaction.
- The bond is not transferrable to works that are the subject of a separate building or demolition permit.
- A bond will only be returned to the applicant for that bond.

Applicant Name: .....

Signature: .....Date: .....

Land Owner(s): .....

Signature(s): .....Date: .....