

Planning Officer
Planning and Building
Shire of Ashburton
PO Box 567, Tom Price WA 6751
10-02-2025

**Planning Assessment Statement in Support for
Planning Application – Proposed Toilet/Showerblock
HAMERSLEY STATION, LOT 556 TOM PRICE RAILWAY ROAD**

To Whom it may concern,
The following is our covering letter regarding the above application.

1. Proposed works

The proposed works are designed to complement the existing homestead and station infrastructure, providing upgraded facilities that better suit the operational and residential needs of the homestead.

Demolition and Replacement

Remove the existing toilet block and covered walkway and construct a new toilet/shower facility with an accessible covered ramp, ensuring improved functionality and accessibility.

Upgrade of Wastewater System

Replace the existing leech drain with a modern water treatment plant to enhance environmental sustainability and meet current standards.

Installation of Spray Irrigation Area

Establish a spray field with a minimum area of 1,250 sqm to support the upgraded wastewater system and maintain compliance with requirements.

2. Heritage impact.

The proposed structure will be designed to reflect the architectural character of the homestead, ensuring consistency in appearance. As a result, its visual impact will be minimal.

3. BAL Assessment.

The proposed structure is a class 10, non-combustable structure that is replacing an existing structure of the same use. There is no change to the fire risk factors to the homestead and it is our expectation that the building surveyor engaged to assess the CDC will not require a BAL report.

Should they require a report this will be obtained and incorporated within the building permit documents prior to submission for CDC.

I Trust this covering letter meet with your approval.
If you have any queries do not hesitate to contact me.

Yours sincerely,



Simon Maxwell | Director

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