



Diverse Project Solutions
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29 May 2026

Our Ref: 6071_YVC1

The General Manager
Yass Valley Council
PO Box 6
YASS NSW 2582

DEVELOPMENT APPLICATION

**PROJECT: Proposed Change of Building Classification
Lot A DP153551
13 Adele Street, YASS**

We act on behalf of our client, *Commence Communications*, who wish to obtain approval for a proposed change of building classification from a residential dwelling to a commercial premises, at the abovementioned property within the E1 Local Centre zone.

In support of this application, we enclose the following:

1. Signed YVC Owner's Consent Form
2. Statement of Environmental Effects prepared by DPS dated May 2026, reference 6071_SEE1
3. Proposed Site Plan prepared by DPS dated May 2026, reference 6071_SP1
4. Certificate of Title and Deposited Plan for Lot A DP153551

Development Application fees to be confirmed and invoiced by Yass Valley Council. Please send the invoice to Claudia@dpsyass.com.au

We recommend the proposed development to Council and await advice on Council's determination of the application.

Please call this office if you have any queries on the above.

Yours Faithfully
DPS YASS Pty Ltd

Claudia Edwards
Town Planning Assistant
Claudia@dpsyass.com.au

