



CITY OF  
ADELAIDE

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Reference: 3068551

Date: 24/12/2025

Will Fazzalari  
Synergy Construct  
Level 8/115 King William St  
ADELAIDE SA 5000

### NOTICE OF EXEMPTION

Section 19, *Local Nuisance and Litter Control Act 2016*

Dear Will, ("the Applicant") & Gavin Dowling ("Responsible Person")

Pursuant to section 19 of the *Local Nuisance and Litter Control Act 2016* (the Act) I hereby declare that, subject to the conditions outlined herein, the Applicant is exempt from the application of section 18 of the Act in respect to the activity described below ("the Activity") that is to be carried out at the property located at, and in the immediate vicinity of, Development Site, **100 North Tce, Adelaide SA 5000** (the Land).

**The Activity:** Construction activities in connection with the removal of the tower crane and associated activities on the Land and in the immediate vicinity necessary to undertake the tower crane removal. This does not include general construction activities that are not associated with the tower crane removal.

#### Conditions:

1. The exemption granted by this notice applies during the period and times indicated below and only then, in respect of the dismantling & removal of the tower crane (no other construction noise):

#### Exempted Dates & Times:

**Start & End Date:** Saturday, 7 February 2026

**Start Time:** 6.00am

**Finish Time:** 7.00am

**Start Time:** 7.00pm

**Finish Time:** 8.00pm

**Start & End Date:** Sunday, 8 February 2026

**Start Time:** 6.00am

**Finish Time:** 8.00pm

**Contingency dates:**

**Start & End Date:** Saturday, 14 February 2026

**Start & Finish times:** As original times above

**Start & End Date:** Sunday, 15 February 2026

**Start & Finish times:** As original times above

**Start & End Date:** Saturday, 21, February 2026

**Start & Finish times:** As original times above

**Start & End Date:** Sunday, 22, February 2026

**Start & Finish times:** As original times above

2. The Applicant must deliver correspondence to the Council's reasonable satisfaction notifying nearby residents and businesses of the scheduled early works on the Land in connection with the Activity in respect of each of the properties within the area marked blue in **Appendix A** no later than **5pm, a minimum seven (7) days prior to any scheduled Activity**. The correspondence must include the Applicant's and or Responsible Person's contact details for the purpose of stakeholder contact for the duration of the Activity and invite stakeholders to raise any complaints relating to the Activity direct with the Responsible Person
3. Provide the Council with a copy of the correspondence delivered in accordance with condition 2 above via email to [c.officers@cityofadelaide.com.au](mailto:c.officers@cityofadelaide.com.au)
4. Provide the Council with a copy of any complaints received during the duration of the activity via email to [c.officers@cityofadelaide.com.au](mailto:c.officers@cityofadelaide.com.au)
5. Immediately notify the Council if there are any changes to the Activity, including time, date, or works proposed to be conducted via email to [c.officers@cityofadelaide.com.au](mailto:c.officers@cityofadelaide.com.au)
6. Notify Council when the activity has concluded via email to [c.officers@cityofadelaide.com.au](mailto:c.officers@cityofadelaide.com.au)
7. The Activity must be undertaken in accordance with the steps identified in Appendix B provided at the time of application for minimising, managing, and monitoring the effects of potential local nuisance on potentially affected persons.
8. The Activity must be undertaken in accordance with any directions issued by an authorised person of the Council, including in relation to the management of any complaint received by a stakeholder.
9. The following noise nuisance reduction strategies must be implemented at all times when the Activity is being undertaken. so far as reasonably practicable, any noisy works must be restricted between **6:00am & 8.00pm**.
  - Using new and well-maintained equipment only, no idling of equipment or vehicles when not in use;
  - no loud music, radios, yelling, or any other unnecessary noise is permitted to occur;
  - the Pre- start meeting must include noise reduction and mitigation instructions to all persons involved in the Activity;
  - utilise vehicles fitted with broad band reversing alarms wherever possible; and

- all other proposed strategies for minimising, managing and monitoring local nuisance effects as set out in the Site Nuisance Management Plan accompanying the Application for exemption.

This declaration has been made on the basis that I am is satisfied that:

- a) There are exceptional circumstances that justify the making of the declaration, including the works being considered high-risk. This makes it essential to minimise the number of people on-site and necessitates a road closure to safely remove the tower crane; and
- b) the activity has been timed to minimise inconvenience to traffic and pedestrians during normal business hours. Given that the road closure will significantly impact stakeholders, the work cannot be conducted on weekdays and must be completed efficiently to reduce disruption; and
- c) the Applicant's Site Nuisance Management Plan adequately outlines the measures to prevent, minimise, or address any anticipated adverse effects on the amenity value of the area. This includes comprehensive strategies to ensure that all necessary safety precautions are taken during the removal of the tower crane.

Signed: Steph Paprzycki-Baker (as delegate of the Council)



Date: 24/12/2025

#### **TAKE NOTE**

- A declaration means an exemption
- The Council may, by further notice in writing, vary or revoke this declaration under section 18 of the Act.
- This declaration has effect from the date specified in the declaration and remains in force according to its terms for a period not exceeding 3 months, or as specified in the declaration, or until revoked (in writing) by the Council.
- It is an offence under section 18 of the Act to carry on an activity that results in a local nuisance (as defined under section 17 of the Act). The Applicant must take all reasonable steps to ensure that activities on the Land that are conducted outside of the terms of this exemption do not give rise to a local nuisance.
- Pursuant to section 19(7) of the Act this declaration has been published on the Council's website

Kind regards



Steph Paprzycki-Baker  
Team Leader Community Safety



## Appendix A



## Appendix B

- Louder activities will only be conducted after 8am and before 5pm.
- Radios to be used by crane crew to reduce the need for excessive noise.
- Explore quieter machinery where possible.
- Semi-Trailers on North Terrace not to use horns.
- Turn off trucks whilst stationary
- Conduct toolbox meeting with all trades and staff to make ensure they are aware of the environment and to abide by the site management plan.

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