

A patio is an unenclosed structure that may or may not be, attached to a dwelling, and is roofed with a water impervious material

Pergolas and shade sails are open-framed structures covered in a water permeable material or are unroofed. They may or may not be, attached to a dwelling.

Do I require building approval?

Patios are exempt from requiring a building approval if they are freestanding, less than 10m² and no greater than 2.4m in height. Shade sails are assessed as patios.

Pergolas are exempt from requiring a building approval if they are less than 20m² and no greater than 2.4m high.

What documents do I need for a Building Permit application?

- Completed application form with all owners noted and the builder's and applicant's sections completed and signed
- Applicable fees (please see fee schedule)
- Certificate of design compliance (only if submitting a BA1 – Certified Building Application)
- Site plan at a minimum scale of 1:200 showing:
 - Showing the location of the proposed structure(s);
 - Setbacks from the lot boundaries and all other buildings on the property.
 - Dimensions of the proposed structure
- Elevations at a minimum scale of 1:100 showing:
 - Heights
- Engineering details **signed by a structural engineer will be required for all steel framed structures and shade sails** showing:
 - Footing details
 - Construction details

Will any other approvals be required?

In some cases, a planning approval will be required prior to the approval of the Building Permit.

Please note that further information may be requested before a building permit is issued..

For further information, please contact Building Services on 9526 1111

Contact Us

Enquiries

Call: (08) 9526 1111

Fax: (08) 9525 5441

Email: info@sjshire.wa.gov.au

In Person

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