

The majority of standalone sheds, sea containers, garages, workshops, pergolas, patios and shade sails require building approval before they are installed, placed or constructed on a property.

Exemption from requiring a building approval

- Buildings (sheds etc etc) and freestanding patios less than 10m² and no greater than 2.4m in height
- Pergolas less than 20m² and no greater than 2.4m in height

What documents do I need for my Building Permit Application?

- Completed application form with all owners noted and builders section completed and signed
- Applicable fees (please see fee schedule)
- Certificate of Design Compliance (only required if submitting a BA1 – Certified Building Application)
- Site plan at a minimum scale of 1:200 showing:
 - Setbacks from the lot boundaries and all other buildings on the property, and
 - Dimensions of the proposed structure, and
 - Location and sizes of soak wells or rainwater tanks
- Floor plan at a minimum scale of 1:100 showing:
 - Dimensions of walls, rooms, windows and doors of proposed works.
- Elevations at a minimum scale of 1:100 showing:
 - Wall heights and materials
 - Locations and dimensions of windows and doors
- Engineering details **signed by a structural engineer** showing:
 - Footing and slab details
 - Construction details
 - Tie-down details or anchors etc. etc.

Will any other approvals be required?

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

Please contact the Planning Department prior to submission of your building application to clarify whether planning approval is required.

Please note that this list is not exhaustive and further information may be requested.

For further information, please contact Building Services on 9526 1111

Contact Us

Enquiries

Call: (08) 9526 1111

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In Person

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