

Policy B.01

Building Permit Fees



Objective

To determine procedures for the calculation and payment of building permit application fees.

Statement

Building Value

It is the Council's policy that Building Licence applications be assessed before approval to determine the estimated value of the proposed construction in accordance with schedule 2 of the Building Regulations 2012, for the purpose of setting Building Permit fees. The Shire's Building Surveyor is empowered by the Building Regulations 2012, to estimate the value of construction where the nominated value is considered unrealistic.

If an applicant does not agree with the estimated value which has been calculated, the applicant may be required to submit such supporting evidence on construction value as considered necessary by the Building Surveyor to enable a revision of the estimated value.

Fee Exemption

That the payment of building permit fees by sporting, charitable and other community groups be waived for building works up to the construction value of \$10,000 (plus GST).

Building constructions works exceeding \$10,000 (plus GST) will only be considered for exemption by the Council if the works are fully funded by the community group and/or the Shire.

This policy does not apply to the levy required by the Builders Services Board (BSL), the Construction Training Fund (CTF), sewage apparatus (septic tanks, leach drains etc) applications or any other statutory fees and charges.

Refunds

That in all cases where a building project is abandoned, and a refund of building licence fee is sought by the holder of the building permit: -

that 50% of the fees paid be reimbursed if the claim is made within 12 months of issue of the building permit where no building work has commenced and;

That no refunds are payable after expiry of 12 months from date of issue of the permit, as the permit is then void.

Duration and Extension to Permits

An extension of time or renewal of Building Permits is to be limited to 12 months per extension.

The fee payable on the renewal of a Building Permits is to be in proportion to the extent of the building to be completed, e.g.:

If 50% completed, then 50% of fee charged.

If 75% completed, then 25% of fee charged.

POLICY NO.	B.01
POLICY SUBJECT	Building Permit Fees
ADOPTION DATE	17 June 2004
VARIATION DATE	21 December 2007
LAST REVIEW DATE	18 June 2020