

Building Fees



January 2019

Fees payable for applications and permits relating to the *Building Act 2011* are set by legislation, being the *Building Regulations 2012* for the application fee, *Building Services Regulations 2011* for the Building Levy, and the *Building and Construction Industry Training Fund and Levy Collection Act 1990* for the BCITF Fee.

Estimated value of construction

The estimated value is defined in the *Building Regulations 2012*, Schedule 1:

- Contract value where the value includes the **relevant components** – all goods including manufactured goods; labour; services necessary; fees payable; overheads; profit margin; or
- Other than under a contract i.e. owner/builder, the sum of the value (including GST) of the **relevant components** mentioned above.

If the fees relating to an application are not considered appropriate, then the estimated value of work may be determined by the local authority.

Fee Structure

Certified Application Building Permit BA01	Type of Fee	Fee
Class 1 or 10 (houses, sheds etc.)	Application fee	0.19% of building value; min \$97.70
	BCITF levy	0.2% of value over \$20,000
	Building levy	0.137% of building value; minimum \$61.65
Class 2-9 building or incidental structure	Application fee	0.09% of building value; min \$97.70
	BCITF levy	0.2% of value over \$20,000
	Building levy	0.137% of building value; minimum \$61.65
Uncertified Application Building Permit BA02		
Class 1a or 10 only (houses, sheds etc.)	Application fee	0.32% of building value; min \$97.70
	BCITF levy	0.2% of value, if value over \$20,000
	Building levy	0.137% of building value; minimum \$61.65
Demolition Permit BA05		
Class 1 or 10 (houses, sheds etc.) *Class 10 ≤ 40m ² no permit required	Application fee	\$97.70
	Building levy	0.137% of building value; minimum \$61.65
Class 2-9 building or incidental structure	Application fee	\$97.70 for each storey of the building

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	Building levy	0.137% of building value; minimum \$61.65
Occupancy Permit BA09		
(S.46,47,48,49,52) completed building; temporary occupation for an incomplete building; change of use or class of building; additional temporary use; registration of strata scheme or subdivision	Application fee	\$97.70
	Building levy	\$61.65 (N/A for section 46 & 48)
Class 2-9 Unlawful works – s.51	Application fee	0.18% of (current) building value; minimum \$97.70
	Building levy	0.274% of (current) building value; minimum \$123.30
Strata Registration s.50 BA11 & BA15	Strata – s.50 only	\$10.25 per unit; minimum \$107.70
Building Approval Certificate BA13		
Class 1 or 10 Unlawful works - s.51	Application fee	0.38% of (current) building value; minimum \$97.70
	Building levy	0.274% of (current) building value; minimum \$123.30
Extension of time		
All applications	Application fee	\$97.70
Building Search Request	Application fee	\$96.00

Septic Systems - Refer to Health Services on our website for application forms and fees.

For further information, please contact Building Services on 9780 5228.

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