

Occupancy permits

The objective of the requirement for an Occupancy Permit, is to protect the safety and health of people who use the buildings and to enhance the amenity of the buildings.

REQUIREMENTS FOR AN OCCUPANCY PERMIT

For an Occupancy Permit to be issued, the relevant Building Surveyor must be satisfied that the building is suitable for occupation.

The buildings must therefore be safe and habitable, and any required item that can affect people's safety and habitability must be in place and fully operational.

Such items may include:

- a). Roof drainage connected to an approved point of discharge.
- b). Required safety systems, such as handrails and balustrades to be in place.
- c). Suitable means of egress in place, including steps, landings and ramps etc.
- d). Sanitary facilities, including closet pan and wash basin.
- e). Clothes washing facilities, including a wash tub and space for a washing machine.
- f). Kitchen facilities, including a sink and stove or oven for the preparation of food.
- g). Water proofing to all required wet areas to be completed.
- h). Smoke detection and alarm systems.
- i). The external of the building completed to a stage that will prevent the penetration of water and dampness, and vermin to the inner parts.
- j). Water supply to be connected to the building.
- k). Power to be connected to the satisfaction of the supply authority, where electricity is required for the purpose of mechanical ventilation, artificial lighting or hard wired smoke detectors/alarms.
- l). If gas cooking is to be provided, all pipe work is to be connected and completed, ready for connection to the gas supply.

Notes #

1. The application for the Occupancy Permit, must list all Registered Practitioners that have been engaged on the project, ie engineers, draftsman, builders etc
2. The approval to use the Septic tank System, will have to be issued from the relevant council's Environmental Health Surveyor.

Effect of occupancy permit

- (1) An occupancy permit under this Division is evidence that the building or part of a building to which it applies **is suitable for occupation.**
- (2) An occupancy permit under this Division **is not evidence** that the building or part of a building to which it applies complies with this Act or the building regulations

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