

LIGHTHOUSE BUILDING PERMITS



Commercial Checklist

All plans must be prepared by a registered building practitioner in the appropriate category.

1. Application for Building Permit Form 1.
2. Certificate of Title, Plan of subdivision (allotment plans) & other relevant title documents.
3. Storm Water Legal Point of Discharge.
4. Property Information Certificates from Council.
5. Council Report & Consent documents (where applicable).
6. Planning Permit and endorsed planning drawings.
7. Site Plan/s showing all relevant information including allotment dimensions, levels, easements, building setbacks, storm water and agricultural drainage system layouts and point of discharge, Site Cuts and Retention Systems, details of buildings on adjoining Allotments etc.
Minimum Scale 1:500
8. Fully dimensioned Architectural Plans and Elevations showing floor levels, dimensions, heights, construction details, sectional elevations, light & ventilation analysis, sanitary facilities, etc.
Minimum Scale 1:100.
9. Engineering Designs, geotechnical reports, structural designs, drawings, details, computations, footings systems, retention systems, drainage systems, tanking systems, fire engineering designs (as required), mechanical systems, hydraulic systems, etc.
10. Engineer's Certificate of Compliance – Design.
11. Section J energy efficiency for commercial, industrial and public buildings.
12. Manufacturers specifications and fire tests to confirm the fire hazard properties of all floor, wall & ceiling linings.
13. Building Specifications for the Building Works including Retention Tanking and Drainage systems, Framing Schedule, Door & Window Schedule, etc.
14. Protection Works Notices (Forms 7 & 8), where required.