

TEMPORARY ACCOMMODATION

INFORMATION SHEET



What is Temporary Accommodation?

Temporary Accommodation refers to owners of land who are living, for a limited time period, in a caravan contained in an outbuilding, at their property where their dwelling is being constructed.

The only form of Temporary Accommodation that can be approved shall be:

- a) A caravan in accordance with the Caravan Parks and Camping Grounds Regulations 1997 for a period up to 12 months for the purpose of constructing a dwelling; with
- b) Ablution and kitchen facilities contained in a Class 10 Building (Outbuilding) for which a building permit has been issued and approval and permit for the installation and use of a septic system has been issued.
- c) Approval for temporary accommodation will only be granted for a period of up to 12 months. The Shire may consider an application to extend the approval period of up to a further 12 months, but extensions will only be granted if substantial progress has been made on the construction. Substantial progress of the dwelling is considered to be "lock up stage" (i.e. outer walls and roof completed).

When can it be approved?

Approval from the Shire is required to occupy Temporary Accommodation in the Shire of Plantagenet. Approval will only be granted in the following circumstances:

- An approved Building Permit for a Single House (Dwelling) has been issued;
- Application forms are completed and submitted together with applicable fees, and

Minimum Requirements

The following minimum facilities are to be completed before occupation and they are conditional upon any approval:

- An effluent disposal system is to be installed and "Permit to Use" issued. (Application to Construct or Install an Apparatus for the Treatment of Sewerage" required to be submitted.)
- Provision of suitable ablutions including flushable toilet or approved chemical toilet, hand basin, shower and trough contained within an approved Outbuilding.
- Toilet and ablution facilities must be connected to an adequate supply of potable water and all waste water disposed of to an approved effluent disposal system.
- Council reserves the right to revoke an approval notice for Temporary Caravan Accommodation if it is at any time dissatisfied with the rate of progress of the dwelling, with the amenity of the site or the general terms of the approval not being complied with.
- Neighbouring properties owners are to be invited to make comment on a proposal for temporary accommodation. Any objections are to be referred to the Council for deliberation and determination.

Application

The applicant is to apply for the following and submit to the Shire together with applicable plans and fees. Forms are available from the Shire Office or online at www.plantagenet.wa.gov.au.

- Building Permit Application Forms (Class 10a shed & Class 1a dwelling);
- Application for approval to install a septic system;
- Application for Temporary Accommodation During Construction of a Dwelling;
- Signed Statutory Declaration

Shire of Plantagenet

22-24 Lowood Road (PO Box 48), Mount Barker WA 6324

Phone:(08) 9892 1111 Email: info@sop.wa.gov.au Web: www.plantagenet.wa.gov.au

Page 1 of 1