



## **7. BUILDING POLICIES**

### **7.2 OTHER BUILDING**

#### **7.2.5 Private Outbuildings – on Residential Land**

That approval for the erection of outbuildings on residential land be granted only when: -

1. (a) A dwelling is in existence on the lot; or  
(b) Plans of the overall development of the lot including a dwelling are submitted to Council in conjunction with the plans for the outbuilding.
2. That in all cases where Council considers an application for approval to construct an outbuilding on residential land where no dwelling exists, and approval for the application is granted, the building approval to be issued in the form of a Special Licence.
3. The Special Licence shall be issued in accordance with Schedule 1, Form 5 of the Building Regulations 1989 and under the provisions of Section 399(4)(a) of the Local Government (Miscellaneous Provisions) Act 1960.

The licence is renewable annually, and Council may refuse to renew the licence and require removal of the outbuilding at any time should this become necessary. The requirement for annual renewal of the licence will cease on construction of a dwelling on the lot.

**REVIEWED AND ADOPTED 26 SEPTEMBER 2002**

**REVIEWED 9 JULY 2009**

**NEXT DUE FOR REVIEW JULY 2013**

**The Administration of this Policy is by Statutory Services Division.**