

GUIDE FOR REQUIRED PAPERWORK TO SUBMIT WITH APPLICATION

This guide provides details of what is needed to lodge an application, and failure to provide information may cause delays in the approval.

IMPORTANT: NO WORK IS TO COMMENCE UNTIL A BUILDING PERMIT HAS BEEN ISSUED – THIS IS NOT A PERMIT

- Item 1** DA Form 2 provides application and building construction details. The form must be completed in full by the applicant.
- Item 2** The site plan must be drawn to a suitable scale, indicating north point, and show the following:
- Location of proposed new swimming pool and associated building/s with:
 - Location of all fences and gates, and direction of gate swing;
 - Location of filtration equipment;
 - Resuscitation signage;
 - Details of any doors or windows within a building that forms part of the pool enclosure.
 - Show the allotment boundary dimensions and proposed setbacks to the pool and associated buildings from boundaries and easements;
 - Identify any applicable overlays, eg. flooding, bushfire, biodiversity overlay, mineshafts;
 - Show existing buildings and structures onsite, and appropriate uses;
 - Service locations, eg. sewer, water, stormwater, septic tanks, treatment plants, connection points and land application area;
 - The extent of any earthworks clearing showing any cut/fill operations, including slope protection & site drainage;
 - Method of backwash disposal;
 - Associated retaining wall details, including location, types, levels and heights, and/or slope protection required (if applicable);
 - Site drainage and surface water drainage details.
- Item 3** Suitably drawn and presented construction plans and fencing details plans inclusive of scaled drawings detailing all proposed dimensions relevant to site locations. Floor plans, elevations & cross sections of the anticipated construction of the building work are required at the time of lodgement. All drafted plans should be in accordance with the *Building Act 1975* and the current Standard Building Regulations and clearly indicate the following details:
- Swimming Pool cross section and elevations;
 - Pool depths (including approximate volume of water, in litres);
 - Location of ladder;
 - If concrete construction, engineering must include earthing provisions and hydrostatic valve location/size;
 - Gate details, including gate height and self-closing/locking details, latch type and location, and any shielding;
 - Form 15 Design Certificate for the pool fencing, showing compliance with AS1926 (for pre-fabricated panels) and AS1288 (glass balustrades) or a scale drawing of one panel of fencing to be provided showing material from which the fence will be constructed and height of the fence.
- Item 4** **Equipment details include:**
- Specifications of filter and pump;
 - Specifications of skimmer box and suction outlets.
- Item 5** **BUILDING CONTRACTOR**
- When a licensed building contractor is carrying out work over \$3,300 in value, Queensland Building Construction Commission (QBCC) Home Warranty Insurance Certificate must be provided. The value of the work must include materials and labour.

OWNER BUILDER

An owner builder permit is required for work valued at \$11,000 and over. Applicant must complete an "Owner Builder Course" approved by the Qld Building Construction Commission (QBCC). A copy of the Owner Builder Permit must be included when lodging the Building Application. When calculating building work value, materials and labour costs must be included, as if a licensed contractor performed the work. For further information relating to owner builder course or permit, please contact the Queensland Building Construction Commission (QBCC) on 139 333.

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