

Building & Plumbing 2025-2026

1	Building Permit Authority:			
1.01	Class 1a (Under 100m2)	Notifiable Building Works	\$279	*
1.01	Class 1a (Over 100m2)	Notifiable Building Works	\$415	
1.01	Farm Buildings	Notifiable Building Works	\$349	*
1.02	Class 1a	Permit Work	\$495	*
1.03	Class 1a	Additional charge per unit for multi unit developments	\$376	*
1.04	Class 10	Notifiable Building Works	\$168	*
1.05	Class 10	Permit Work	\$357	*
1.06	Class 2 - 9	Notifiable Building Works Class 2 - 9 (Under 500m2)	\$336	*
1.06	Class 2 - 9	Notifiable Building Works (Over 500m2 and under 1000m2)	\$505	
1.06	Class 2 - 9	Notifiable Building Works (Over 1000m2 and under 2000m2)	\$674	
1.06	Class 2 - 9	Notifiable Building Works (Over 2000m2)	To be Quoted	
1.07	Class 2 - 9	Permit Work (Under 500m2)	\$538	*
1.08	Class 2 - 9	Permit Work (Over 500m2 and under 1000m2)	\$787	*
1.0901	Class 2 - 9	Permit Work (Over 1000m2 and under 2000m2)	\$1,005	*
1.10	Farm Buildings	Permit Works	\$473	*
2.08	Class 2 - 9	Permit Work (Over 2000m2)	To be Quoted *	
Building Sundry Services				
3.01	Inspections or additional inspections in house or cost of external surveyor fees and charges plus 15%		\$142	
3.02	Initial Extension of current Building Permit or Notifiable Works		\$174	*
	2nd Extension of current Building Permit or Notifiable Works		\$351	*
	3rd and Subsequent Extension of current Building Permit or Notifiable Works		\$526	*
3.03	Additional charge on 3.02 for extension of expired Permit where permitted to do so.		\$236	*

3.04	Building Amendment		
	Class 1 & 10 minor	\$127	*
	Class 1 & 10 major	\$358	*
	Class 2-9 minor	\$486	*
	Class 2-9 major	To be Quoted	
3.05	Amendment of Certificate of Likely Compliance		
	Class 10	\$94	
	Class 1	\$126	
	Class 2-9	\$166	
3.07	File search fee (incl copies of plans on USB) Class 10 and 1	\$91	
	File search fee (incl copies of plans on USB) Class 2 to 9	To be Quoted	
3.08	Building Certificate		
	Class 10 (Plus double Permit Authority fee)	\$706	
	Class 1 (Plus double Permit Authority fee)	\$706	
	Class 2-9 < 500m2 (Plus double Permit Authority fee)	\$935	
	Class 2-9 > 500m2 (Plus double Permit Authority fee)	\$1,352	
3.1	EHO Assessment Fee Onsite waste water disposal	\$512	
3.11	EHO Assessment Fee of Building Plans	\$375	
3.12	Building Notification (Low risk) Form 80	\$88	*
3.13	Illegal Building works (carried out by previous owner or current owner) Class 2 - 9 Triple Building & Plumbing Fees		
3.14	Illegal Building works (carried out by previous owner or current owner) Class 1 & 10 Double Building & Plumbing Fees		
Plumbing – Permit			
4.01	Class 1a Permit Work	\$274	*
4.02	Class 1a Permit Work (Additional charge per unit for multi-unit developments)	\$331	*

4.03	Class 2-9 under 500m2	\$575	*
4.04	Class 2-9 500m2 & less than 1,000m2	\$907	*
4.041	Class 2-9 1,000m2 and less than 2,000m2	\$1,052	*
4.05	Class 10	\$144	*
4.06	Class 2-9 over 2,000m2	To be quoted	
Plumbing Surveyor (Including Maximum of 4 Inspections)			
<i>Class 1a Buildings (dwelling or addition - each sole occupancy unit)</i>			
4.14	Under 500m2	\$610	*
4.15	500m2 and over	\$757	*
<i>Class 10 Buildings</i>			
4.31	Class 10 Stormwater with fixtures (eg Toilet and Handbasin)	\$379	*
<i>Class 2 – 9 Buildings (Including farm buildings Class 7b)</i>			
4.45	500m2 and under	\$607	
4.46	Over 500m2 to 1000m2	\$875	
4.47	Over 1000m2 to 2000m2	\$1,127	*
4.48	Over 2000m2	To be quoted *	
5	Plumbing – Sundry Services		
5.01	Inspections or additional inspections Plumbing Amendment	\$142	*
5.021	Class 1	\$224	*
5.022	Class 10	\$150	*
5.023	Class 2-9	\$478	*
5.03	Plumbing Notification (Low Risk)Plumbing Surveyor Assessed	\$88	*
5.04	Initial Extension of current Plumbing COLC or Permit	\$174	*
	2nd Extension of current Plumbing COLC or Permit	\$351	*
	3rd and Subsequent Extension of current Plumbing COLC or Permit	\$526	*
5.05	Plumbing Notification (Low risk) Form 80	\$85	*

5.06	Administration Fee	\$100	
5.07	Miscellaneous Building Form Fee	\$82	
6	Construction Compliance Charge – Refundable Bonds on Notifiable and Permit Works		
6.01	<p>All Classes where deemed applicable Fully refundable if:</p> <ul style="list-style-type: none"> - no additional inspections, - no damage caused to Council infrastructure - works completed in building permit period - Compliance with Landscaping (If required by Planning Permit) 	\$776	*
7	State Government Levies		
7.01	Tasmanian Building and Construction Industry Training Levy 0.2%* of total Cost of Building Works if \$20,000 or greater.		
7.02	Building Administration Fee 0.1%* of total Cost of Building Works if \$20,000 or greater.		
8	Refunds		
8.01	Building & Plumbing Permit Fees If application withdrawn prior to issue of permit	50% refund of all Building and plumbing permit fees	
8.02	Building & Plumbing Permit Fees If application withdrawn after Permit issued and before works commenced and Permit has not expired	20% refund of all Building and plumbing permit fees	
8.03	Plumbing Surveyor Fees If application withdrawn prior to assessment and issue of permit	80% refund Plumbing Surveyor fees	

8.03	Plumbing Surveyor Fees If application withdrawn after Permit issued and before works commenced and Permit has not expired	50% refund Plumbing Surveyor fees
8.04	Tasmanian Building and Construction Industry Training Levy	May be refunded on application to the Tasmanian Building and Construction Training Board
8.05	Building Administration Fee	Refundable if permit has not expired, less handling fee \$12 on application to Council upon withdrawal of building application