



Patios

Building permit application checklist

Submission requirements

To apply for a Building Permit for a patio, you will need to submit the following information:

- A completed Building Permit application form (BA1 or BA2) signed by all the owners of the property and the builder.
- Two (2) copies of a scaled site plan (min scale 1:200) showing:
 - The location of the dwelling and other outbuildings / structures on the Lot
 - Setback distance of the proposed structure from Lot boundaries and existing buildings on the Lot
 - Dimensions of the proposed structure (overall width and length)
- Two (2) copies of scaled elevation and cross-section drawings (min scale 1:100) certified by a practicing structural engineer showing:
 - Roof pitch and configuration
 - Footing size
 - Connection details (i.e. how the proposed structure will be attached to the wall or fascia of the existing residence, if applicable)
 - Type of roof cover and finish
 - Height of the proposed patio at the eave and the ridge.
- Two (2) copies of a scaled floor plan (min scale 1:100) of the proposed structure
- Building Permit application fee & other associated State Government levies (refer to current financial year. Refer to the City's Building Application Fee Schedule


In addition to the above, the following information should also be provided with your application:

For timber-framed patios

- Footing size and type of coupling to timber posts
- Type of timber to be used and its compliance with AS1684.

For steel-framed patios

- Engineer designed and certified drawings showing:
 - Steel sizes and gauges (thickness)
 - Dimensions of beams, posts, purlins and rafters

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- Bracing, if any
 - Wind load design
 - Fixing details to the wall or fascia of the existing residence
 - Footing sizes
 - Relevant Australian Standards associated with the proposed construction and materials to be used.

Please note that if the proposed structure requires Planning Approval, it must be obtained from the City's Statutory Planning Services prior to the submission of an application for a Building Permit.

Please contact the City's Building Services for additional information on 9411 3444 or at customer@cockburn.wa.gov.au