

## TITLE

**P205 TEMPORARY DWELLING**

## DEPARTMENT

Planning & Development

## POLICY DIRECTIVE

## HISTORY

Council's Meeting of 16 March 1993.

Council Resolution No 176/00 of Ordinary Meeting 18 April 2000.

Council Resolution No 449/01 of Ordinary Meeting 16 October 2001.

Council Resolution No 15/11 of Ordinary Meeting 18 January 2011

## POLICY

### PURPOSE

Council may grant a permit to people who intend to construct a permanent dwelling on their property, and wish to live in a temporary dwelling such as a caravan or shed, while the permanent dwelling is being built.

This policy also applies to people who may be renovating or modifying an existing dwelling, and need to live in a temporary dwelling while the works are underway.

### CONDITIONS

The following conditions apply:

1. The applicant shall complete an application for a Temporary Dwelling Permit, and pay the applicable fees.
2. Plans of the temporary dwelling and permanent dwelling, are to be submitted with the application for the permit.
3. The conditions of occupancy for the temporary dwelling shall include installation of water, power, sanitation and kitchen facilities. This shall be to the satisfaction of a council appointed Building Surveyor and a council appointed Environmental Health Officer.
4. The maximum dimensions of the outbuilding to be used as a temporary dwelling are not to exceed those dimensions specified in the relevant zone of the King Island Planning Scheme.
5. A bond of \$2,000 must be paid to Council at the time of application for the permit.
6. The \$2,000 bond **will not be refunded**, unless all conditions of the permit are met.
7. The \$2,000 bond **will not be refunded**, if the temporary dwelling is occupied for longer than the term prescribed in the permit, or if the house construction fails to proceed.

8. The bond **will be refunded** to the applicant, when a Certificate of Occupancy is issued for the permanent dwelling, and the living facilities within the temporary dwelling are dismantled.
9. Under no circumstance may the temporary dwelling remain in use after completion of the permanent dwelling. A council appointed Building Surveyor and a council appointed Environmental Health Officer will determine when this condition is met. This may be subject to a site inspection by the appointed Building Surveyor.
10. The length of the permit will be two years from the date of issue. There will be no extensions to this time, and occupancy of the temporary dwelling must cease no later than two years from the date of issue of the permit.
11. No time extension will be granted for completion of the permanent dwelling, or for dismantling of the living facilities within the temporary dwelling. If works are unable to be completed within the specified time frame, a new Temporary Dwelling Permit application must be submitted, including a new \$2,000 bond, and new permit fees.

## **PROCESS**

1. An Application for Temporary Dwelling Permit form is to be completed, and shall include plans of the temporary and permanent dwellings. The application fee must be paid at the time of application. This fee is non refundable.
2. An additional bond of \$2000.00 is to be paid to Council at the time of application. This bond will be refunded when all the conditions of the Temporary Dwelling Permit are met.
3. Permit conditions will be set by a council appointed Building Surveyor, and must be adhered to by the applicant.

## **ADDITIONAL INFORMATION**

This policy was previously known as Temporary Residency. It was renamed in June 2011, to better indicate the correct nature of the policy.