

Did you know?

Relocating an existing house can be a great way to recycle existing building materials and reduce the carbon footprint of your home.



NEED MORE INFORMATION?

Head to denmark.wa.gov.au

- Send us an enquiry
- Lodge your application (planning approval or building permit)
- Find policies and guidelines

Contact our Planning team

- enquiries@denmark.wa.gov.au
- (08) 9848 0300
- 953 South Coast Highway
(9am-4pm Mon-Fri)

RELOCATED HOUSES



Current at 20 May 2024



Do I need approval to relocate a house?

Yes, if you are hoping to relocate an existing house you will need both planning approval and a building permit.

This includes any house, transportable or other building that has previously been erected on another site, whether lived in or not.

This does not include an entirely new prefabricated or modular building that has been manufactured off-site in a factory or builders yard (all other standard planning requirements apply).

Our aim is to make sure that a relocated house is compatible with the area, finished to an appropriate standard, and completed in a timely manner.



Can I relocate a house anywhere?

You can apply for planning approval for a 'Relocated Dwelling' if your land is within the Residential, Rural, Rural Multiple Occupancy or Professional Office zones.

You cannot apply if your land is located within any other zone, including the Special Residential and Special Rural zones.

Please also check whether there are any covenants or restrictions on your property title.

What do I need to make an application for approval?

The Shire's Development Application Checklist provides details of all the information you will need to provide when preparing an application for planning approval.

For a Relocated Dwelling you may be asked for additional information such as external building materials/ finishes, a landscaping plan, photographs of the building and a works schedule with expected timeframes.

To make sure a relocated house is finished to an appropriate standard the Shire may require certain works to be subject to payment of a bond. A bond will be released upon completion of those works.

Building Permit Requirements

When relocating a building you may need to make improvements so that it meets the standards of the current *Building Code of Australia*. If the use of the building before and after relocation are the same, improvements may be limited to life and safety requirements (such as structural and fire safety provisions of the Code).

If the new location for the building is within a designated bushfire prone area you will also need a Bushfire Attack Level (BAL) assessment and to make improvements to meet the relevant construction standard.

Asbestos is required to be removed before relocating a building.

Speak to a registered builder or building surveyor for more advice.

Traffic management requirements

Please contact your transport company or Main Roads WA for advice and assistance with permits for oversize loads.

