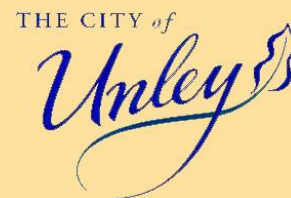


Building Classifications



Buildings are classified as follows:

Class 1: one or more buildings which in association constitute –

- (a) **Class 1a** - a single dwelling being –
 - (i) A detached house; or
 - (ii) One of a group of two or more attached dwellings, each being a building, separated by a *fire-resisting* wall, including a row house, terrace house, town house or villa unit; or
- (b) **Class 1b** –
 - (i) A boarding house, guest house, hostel or the like –
 - (A) With a total area of all floors not exceeding 300m² measured over the enclosing walls of the Class 1b; and
 - (B) In which no more than 12 persons would ordinarily be resident; or
 - (ii) 4 or more single dwellings located on one allotment and used for short-term holiday accommodation,

Which are not located above or below another dwelling or another Class of building other than a *private garage*.

Class 2: a building containing 2 or more *sole-occupancy units* each being a separate dwelling.

Class 3: a residential building, other than a building or Class 1 or 2, which is a common place of long term or transient living for a number of unrelated persons, including

- (a) Boarding house, guest house, hostel, backpackers; or
- (b) Residential part of a hotel or motel; or
- (c) Residential part of a *school*; or
- (d) Accommodation for the aged, children or people with disabilities; or
- (e) Residential part of a *health-care building* which accommodates staff;
- (f) Residential part of a *detention centre*.

Class 4: a dwelling in a building that is a Class 5, 6, 7, 8 or 9 if it is the only dwelling in the building.

Class 5: an office building used for professional or commercial purposes, excluding buildings of a Class 6, 7, 8 or 9.

Class 6: a shop or other building for the sale of goods by retail or the supply of services direct to the public including –

- (a) An eating room, café, restaurant, milk or soft-drink bar; or
- (b) A dining room, bar area that is not an *assembly building*, shop or kiosk part of a hotel or motel; or
- (c) A hairdresser's or barber's shop, public laundry, or undertaker's establishment;
- (d) Market or sale room, showroom, or *service station*.

Class 7: a building which is –

- (a) **Class 7a** – a *carpark*; or
- (b) **Class 7b** – for storage or display of goods or produce for sale by wholesale.

Class 8: a laboratory, or a building in which a handicraft or process for the production, assembling, altering, repairing, packing, finishing, or cleaning of goods or produce is carried on for trade, sale, or gain.

Class 9: a building of public nature –

- (a) **Class 9a** – a *health-care building*; or
- (b) **Class 9b** – an *assembly building*; or
- (c) **Class 9c** – an *aged care building*.

Class 10a: a non-habitable building or structure

- (a) **Class 10a** – being a *private garage*, carport, shed or the like; or
- (b) **Class 10b** – a structure being a fence, mast, antenna, retaining or free-standing wall, *swimming pool*, or the like.