

## INTRODUCTION

A carport is an open sided structure that is designed to accommodate one or more cars/boats, on a residential or commercial property.

The National Construction Code (NCC), the Residential Design Codes (R Codes) and Planning Policy DP7 set out the minimum requirements applicable to the location and construction of carports.

## IS A BUILDING PERMIT REQUIRED FOR A CARPORT?

**Yes.** A Building Permit approval is required for all carports, prior to commencement of works on site.

## WHO SUBMITS THE APPLICATION?

Either the property owner or the party contracted to construct the carport must submit the application.

## WHAT PLANS AND SPECIFICATIONS DO I NEED TO SUBMIT WITH MY APPLICATION FOR A BUILDING PERMIT?

The following plans and details are required:

- Floor plan and elevations are to be submitted, to a scale of not less than 1:100.
- A full site plan is to be submitted, showing the location of the proposed carport, in relation to the property boundaries and existing buildings on the property. This plan is to be drawn to a minimum scale of 1:200.
- Engineering drawings as certified by a Structural Engineer. The engineering drawings must include details of the design criteria to which the building has been designed, i.e., Wind region, importance level, terrain category

## WHAT IS THE MAXIMUM CARPORT HEIGHT THAT I CAN HAVE?

Refer to the City's Planning Policy DP7 for details on the permitted height of a carport. Variations to this policy may be sought by lodging an application for Development Approval with the City's Planning Team.

## HOW FAR FROM THE COUNDARY OF A PROPERTY CAN I LOCATE A CARPORT?

Carports are required to comply with the setback requirements of the National Construction Code and the City's Planning policy DP-7 and the R Codes. The general requirements for most properties are:

- 1.5m from a primary or secondary street boundary.
- 1m from the side or rear boundary, if the length of the carport is 9m or less.
- 1.5m from the side or rear boundary, if the length of the carport is more than 9m.

**Note** – Variations to the above may be sought by submitting an Application for R Code Variation. Please contact Council's Planning Services for more information.

- Note the setback required may vary depending on the proposed height.

## CAN I BUILD A CARPORT AS AN OWNER BUILDER?

**Yes**, however you can only construct a building of this nature as an owner builder if the value of construction is \$20,000 or less, or you have obtained an Owners Builders registration from the Building and Energy Division, at the Department of Mines, Industry Regulation & Training. Alternately a registered builder will need to be engaged to obtain the Building Permit and carry out the work.

## ADDITIONAL INFORMATION

If you would like additional information on carports, please contact:

City of Karratha, Building Services

Ph: (08) 9186 8555

E-mail: [building.user@karratha.wa.gov.au](mailto:building.user@karratha.wa.gov.au)

Website: <https://karratha.wa.gov.au/building-and-land>

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