

1992

**THE LEGISLATIVE ASSEMBLY FOR THE AUSTRALIAN
CAPITAL TERRITORY**

BUILDING REGULATIONS (AMENDMENT)

EXPLANATORY MEMORANDUM

Circulated by Authority of the Minister for Urban Services

Terry Connolly MLA

BUILDING REGULATIONS (AMENDMENT)

The Building Regulations (Amendment) ('the Amending Regulations') are made under the *Building Act 1972* ('the *Building Act*'). The *Building (Amendment) Act 1992* amended the *Building Act* to exempt prescribed buildings from the provisions of the *Building Act* in relation to approval of plans and the requirement to obtain a building permit as well as making other associated amendments. The purpose of the Amending Regulations is to specify which buildings are 'prescribed buildings' for the purposes of the *Building Act*.

Regulation 2 of the Amending Regulations inserts new regulation 3 into the Building Regulations.

Subregulation 3(1) specifies the types of buildings which are prescribed buildings.

Subregulation 3(2) provides that the maximum plan area limitation on pergolas only applies to roofed pergolas. Unroofed pergolas do not have to come within the 25 metre maximum plan area to be prescribed buildings.

Subregulation 3(3) provides that subregulation 3(1) does not apply to certain specified buildings or if the building work will affect various matters which are specified in subregulation 3(3).

Regulation 1 provides that the Amending Regulations commence on the same day as the relevant parts of *Building (Amendment) Act 1992*.