

Rotorua Lakes Council

Building Fees

The following fees and charges information for Council's building services are effective as at 1st July 2018 to 30th June 2019 (15% GST)

GST

All fees include GST unless otherwise indicated.

Fees

On application for a Building Consent a lodgement fee is payable. Some types of Building Consents have a fixed fee, in which no further costs will be incurred.

Other types require a lodgement fee, where further costs may be incurred depending on the time taken to process the consent. The lodgement fee includes a review by other functions of council to ensure compliance with other relevant legislation, policies and bylaws. The fees also include our administration, and most of our processing costs. The lodgement fee is NON REFUNDABLE. If applicable, any additional fees and levies will be charged on the granting of the consent. Your consent will not be issued if there are outstanding fees.

The fees payable are calculated based on the following:

Fee/Charge Category	Fee/Charge Type	Fee Charge 2018/19
	Application Fee For Fixed Cost Building Consents Only – No Project Information Memorandum supplied	
1	Proprietary garages, carports, playgrounds (2 inspections)	\$840
2	Proprietary garages with fire wall (3 inspections)	\$935
3	Proprietary farm buildings	\$1,030
4	Minor works (single inspection) – sewer connection, garden sheds, marquee, proprietary swimming pool.	\$420
4a	Free standing solid fuel heater, gas or solar water heaters, spa pool, re-roof. (Add half hour extra charge for in-built solid fuel heaters and re-roofing applications).	\$395 \$95
5	Minor works (2 inspections) – retaining walls, pergolas, simple decks, conservatories, non-proprietary swimming pool, replacement window and door inserts	\$840
5a	Residential-Minor works (2 inspections) internal alts, structural alts, P & D, accessible showers (Add half hour extra charge for accessible and tiled showers).	\$685 \$95

Fee/Charge Category	Fee/Charge Type	Fee Charge 2018/19
6	Demolition – Residential (plus \$500.00 damage bond)	\$445
7	Demolition – Commercial (plus \$1000.00 damage bond)	\$745
	Lodgement Fee for Building Consents Only – No Project Information Memorandum supplied	
8	Custom designed garages, carports, farm buildings	\$790
9	Small projects (less than \$20,000) – shop fit-outs, shop fronts, complex decks	\$890
9a	Residential internal alteration, (less then \$20,000) alteration to a specified system.	\$735
10	Subsidiary buildings (e.g. sleep out)	\$890
11	Additions and alterations to residential buildings (over \$20,000)	\$1,165
11a	Internal residential or commercial alteration over \$20,000 (with building input only)	\$880
12	New dwellings	\$1,860
13	Additions and alterations to commercial and industrial buildings (over \$20,000) [Add additional \$160.00 for each \$100,000 or part thereof in excess of \$300,000]	\$1,670
14	New commercial and industrial buildings [Add additional \$160.00 for each \$100,000 or part thereof in excess of \$300,000]	\$1,860
	Project Information Memorandum (PIM)	
15	Project Information Memorandum applied for in conjunction with a Building Consent add an additional \$70.00 to categories 1 to 14	\$70 No change
16	Project Information Memorandum (stand alone). This fee will not be deducted from the Building Consent fees for categories 1 to 14	\$380
	Sundry Charges	
A	Certificate of Title	\$15
B	Compliance Schedule OR Amendment to Compliance Schedule	\$135
C	Building Warrant of Fitness – Annual charge	\$145

Fee/Charge Category	Fee/Charge Type	Fee Charge 2018/19
D	Building Warrant of Fitness – Audit recheck	\$95
E	Additional/Re-inspection - 30 minutes	\$95
F	Inspection – 45 minutes	\$142.50
G	Inspection – 1 hour	\$190
H	Section 72 or 77 Notice	\$135
I	Certificate of Acceptance – Fee plus cost of BC/PIM. Normal PIM & Consent fees apply	\$535
J	Certificate of Acceptance – processing fee per half hour	\$95
K	Notice to Fix – issue and inspection	\$142.50
L	Certificate of Public Use (specific stand alone inspection)	\$250
M	Certificate of Public Use in conjunction with building consent application or scheduled inspection	\$95
N	Amendment to issued building consent (acceptance fee only)	\$135
O	Resite report for existing dwellings	\$215
P	Prior assessment of exempt work under 1st schedule (excl. item 2)	\$135
Q	Prior assessment of exempt work under 1st schedule item 2 (discretionary exemption)	\$400
R	Building Service monthly statistics	\$30/book \$290/yr
S	Copy of Compliance Schedule	\$30
T	Application for extension of time to complete consent	\$95
U	Swimming Pools	\$115
V	Additional/Re-inspections	\$57.50

Additional costs

In addition to the above, other fees may be payable to cover additional processing time, inspections and the issuing of Certificates and the like. These will be itemised at point of approval of the consent.

Levies

1. **Building Research Levy**
A levy of \$1.00 for every \$1,000.00, or part thereof, of the project where the value of the project is \$20,000 or greater, this is collected on behalf of Building Research New Zealand.
2. **Ministry of Business, Innovation & Employment (MBIE)**
A levy of \$2.01 for every \$1,000.00 or part thereof the project where the value of the project is \$20,000.00 or greater. This is collected on behalf of the Ministry of Business, Innovation & Employment.

Note:

- i) The above fees do not include for specialist checks or Peer reviews these will be in addition to the above at a direct cost and will be subject to a 10% surcharge.
- ii) Additional fees and charges may also be payable to other Departments of Council on matters relating to building consents.
- iii) Additional inspection fees may be payable for failed or additional inspections exceeding the number estimated at time of issuing the building consent.