

Fact Sheet

Farm sheds / buildings



This fact sheet will help you define the difference between a farm building and a farm shed, for the purpose of building certificate.

Farm building

This is a Class 7 or Class 8 building located on land primarily used for farming. In other words, it is: used in connection with farming; **or** used primarily to store one or more farm vehicles; **or** a combination of both; **and** in which the total number of persons accommodated at any time does not exceed one person per 200m² of floor area or part thereof, up to a maximum of 8 persons; **and** with a total floor area of not more than 3,500m².

Farm shed

This is a single storey Class 7 or Class 8 building located on land primarily used for farming. In other words, it is: used in connection with farming; **or** used primarily to store one or more farm vehicles; **or** a combination of both; **and** occupied neither frequently nor for extended periods by people; **and** in which the total number of persons accommodated at any time does not exceed 2; **and** with a total floor area of more than 500m² but not more than 2,000m².

Before lodging a development application, we encourage you to have a pre-application meeting with us. This is a complementary service. Council officers will be able to advise you on:

- what the zone and legislation means to your property (what you can and cannot do without prior approval);
- whether your design is in line with the relevant zone and design controls;
- what documents and information is required, and, if what you have already prepared is sufficient;
- how to talk to any affected neighbours and ask them to lodge information to show their support for what you want to do.

Berrigan Shire Council

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