Preparation of compliance reports

The Better Buildings Model introduces new compliance reports:

- **The consent compliance report** demonstrates how the development will achieve compliance with the development consent/CDC conditions. It allows a more consistent approach to development consent/CDC compliance across different jurisdictions and mandates good practice by ensuring the certifier, and all others involved in the construction process, understand the requirements of the consent/CDC throughout construction.

- **The BCA compliance report** demonstrates how the development will achieve compliance with the BCA. It links BCA compliance with the design plans and specifications, before a CC, CDC or OC is issued. It builds in triggers for when details/specifications or component certificates are required during the design or construction process.

- **The Codes SEPP compliance report** will ensure development is complying development under Part 1 of the Codes SEPP by assuring certifying authorities that the planning aspects of the Codes SEPP have been satisfied.

- **The Premises Standards compliance report** will be completed by an accredited person to ensure compliance with the Premises Standards for certain new and existing buildings.

Template compliance reports will be developed by the Board and tested with stakeholders.

Why?

- The consent compliance report will facilitate the way a PCA monitors compliance with the development consent/CDC once construction commences. This lessens the likelihood of missing compliance issues such as the location of windows or site management issues during construction.

- The report improves the understanding of the context of all DA conditions as they should be applied prior to the issue of a CC and prior to the issue of an OC.

- By mandating that the principal contractor and landowner are made aware of the conditions of development consent and the implications of these conditions, the report makes clear to all involved in the development of building what is needed.

- The BCA compliance report clarifies for all practitioners how a building’s compliance with the BCA will be achieved.

- The report will allow a certifier, builder, owner-builder or other practitioner to verify a building’s compliance with the BCA throughout the construction process rather than just prior to the issue of an OC.

- The Codes SEPP compliance report and other elements of the Better Buildings Model simplify and provide greater surety of the application of the Codes SEPP. It also removes the need for the issue of section 149 certificates, as the certification provided by an accredited person will go beyond the matters currently specified in a section 149 certificate.

- The Premises Standards compliance report makes certain that new buildings, and buildings for which the affected part upgrade applies, comply with the Standards.