CARETAKERS’ HOUSES

This policy applies to land in Business 3, Industrial 1 and Industrial 3 zones.

Policy Basis

Council acknowledges the need for on-site caretakers in association with various industrial and commercial activities but is concerned that caretakers’ houses are, in some instances, being developed for general residential purposes.

Objective

To ensure that caretakers’ houses are genuinely associated with the industrial or commercial use to which they are attached.

Policy

It is policy that:

- The caretaker’s house be provided directly in association with and ancillary to approved commercial or industrial land use.
- The caretaker’s house be above ground level.
- The caretaker’s house be less than 10 per cent of total floor area of the associated commercial or industrial use (excluding car parking and loading bay areas) or 100m2, whichever is less.
- There be a demonstrated need for a caretaker to look after the commercial or industrial property when it is empty or to supervise its maintenance and cleaning.