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Exemptions from approval for installing external photovoltaic panels, solar water heaters, air conditioners and evaporative coolers

**Exemptions** from development and building approval may apply to the installation of certain external photovoltaic panels, solar water heaters, air conditioners and evaporative coolers provided they comply with relevant provisions of Regulations. Examples include certain:

- solar panels that generate electricity from light;
- solar water heaters;
- evaporative or refrigerant air conditioners;
- reverse cycle air conditioners; and
- support structures for those things.

## Exemptions from development approval

The development does not need development approval if it complies with relevant provisions of the [Planning and Development Regulation 2008, Schedule 1](#). The following is a summary of the provisions and is correct as of the date the web page was last updated - scroll to the bottom of the web page to find this - however the Regulation's Schedule may be updated since then. In summary, the development is exempt provided that:

- no part of it is within 1.5m of a *side boundary* or *rear boundary* of the block;
- if it is mounted on a roof, the distance from the top of the service to the closest point of the roof is not more than 1.5m;
- if it is mounted on the ground, no part of the service is between a *front boundary* and a *building line* for the block;
- it complies with relevant [general exemption criteria](#).

See [definitions](#) to understand the terms in italics.

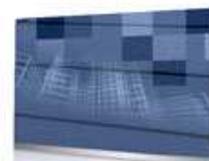
Changing the external appearance, material or finish of a building or structure may be subject to other laws, including heritage laws and energy efficiency provisions of building laws.

## Exemptions from building approval

The development does not need building approval if it complies with relevant provisions of the [Building \(General\) Regulation 2008, Schedule 1](#). The following is a summary of the provisions and is correct as of the date the web page was last updated - scroll to the bottom of the web page to find this - however the Regulation's Schedule may

## Enquiries

(02)6207 1923



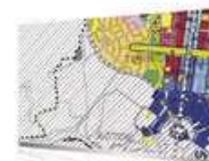
eDevelopment



The Community Zone Newsletter



ACTMAPi



Territory Plan



Feedback

been updated since then. In summary, the development is exempt provided that:

- it is for a *class 1* or *class 10a* building only;
- if an airconditioning unit is involved, it is not the main source of ventilation for the room or building where it is installed;
- it will not affect the structural integrity of any part of a building for which a [Certificate of Occupancy](#) or other certificate under the Building Act 2004, part 5, has been issued;
- it will not affect a fire-rated wall, ceiling or floor;
- it will not affect a ventilation or air-handling system, fire protection system or other mechanical service;
- it will not affect a fire escape, emergency lift, stairway, exit or passageway to an exit;
- it will not affect the natural light of ventilation available to a building for which a certificate under the Act, part 5, has been issued;
- it will not affect the building in a way that reduces its compliance with the Building Code to a level that is less than the minimum requirements of the Code;
- it does not involve handling asbestos or disturbing friable asbestos (other than minor maintenance work, i.e. low-speed or hand-drilling, sealing, painting, coating if done personally by the owner or occupier of the premises).

### ACT electricity feed-in tariff scheme

The ACT electricity feed-in tariff scheme rewards households and businesses that install renewable energy generation technology. A [factsheet](#) is available for more information.

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Yes

No