

Impact Analysis Statement

Summary IAS

Details

Lead department	Department of Housing and Public Works
Name of the proposal	Building and Other Legislation Amendment Regulation 2025
Submission type (<i>Summary IAS / Consultation IAS / Decision IAS</i>)	Summary IAS
Title of related legislative or regulatory instrument	<p><i>Building Act 1975</i> Building Regulation 2021 (BR 2021) Queensland Development Code Mandatory Part 4.5 – Livable dwellings and grading to floor wastes</p> <p><i>Queensland Building and Construction Commission Act 1991</i> Queensland Building and Construction Commission Regulation 2018 Queensland Building and Construction Commission (Minimum Financial Requirements) Regulation 2018</p> <p><i>Plumbing and Drainage Act 2018</i> Plumbing and Drainage Regulation 2019</p>
Date of issue	February 2025

Proposal type	Details
Minor and machinery in nature	<p>The Building and Other Legislation Amendment Regulation 2025 (BOLA Regulation) provides for minor and machinery in nature amendments to:</p> <ul style="list-style-type: none"> extend transition timeframes for passive fire protection licensing from 1 May 2025 to 1 May 2030; extend the transitional timeframes for all remaining fire protection licensing upskilling requirements to 1 May 2030; extend an existing insurance exemption for private building certifiers for combustible cladding related work to 30 June 2027; and expand licensing fee waivers to more plumbers. <p>The proposals are minor in nature and will not result in regulatory costs. No further regulatory impact analysis is required under the Better Regulation Policy.</p>
Regulatory proposals where no RIA is required	<p><u>Amendments to the Building Regulation 2021 – Extension to the Modern Homes standards exemption (adoption of an amended Queensland Development Code Part MP 4.5)</u></p> <p>The extension to the Modern Homes standards exemption through the BOLA Regulation relates to regulatory proposals that are deregulatory</p>

	<p>(remove regulation), and do not increase costs or regulatory burden on business or the community. No regulatory impact analysis is required under the Better Regulation Policy.</p> <p>The BOLA Regulation amends the BR 2021 to adopt revised Queensland Development Code (QDC) Mandatory Part (MP) 4.5.</p> <p>The QDC MP 4.5 provides exemptions which reduce the regulatory and financial burden on industry to comply with the accessibility (Livable Housing Design Standard) and grading to floor waste requirements in the National Construction Code (NCC) which took effect on 1 October 2023.</p> <p>Included in QDC MP 4.5 is an 18-month exemption from the accessibility standards for certain new dwellings on narrow lots with a frontage of 12.5 metres or less in particular circumstances such as:</p> <ul style="list-style-type: none"> • if the lots were created prior to 1 October 2023 (and in other limited circumstances) or • for certain existing pre-built class 1a dwellings of 55m² or less in floor area which also meet certain criteria including completion by 1 October 2023. <p>The time limited exemptions will expire on 31 March 2025.</p> <p>The BOLA Regulation proposes to extend the exemption period for a further 18 months, so that the exemptions end 30 September 2026.</p> <p><u>Amendments to the Queensland Building and Construction Commission (Minimum Financial Requirements) Regulation 2018 – Removing annual financial reporting requirements for individual self-certifying 1 and 2 contractor licensees</u></p> <p>The amendment relates to regulatory proposals that are deregulatory (remove regulation), and do not increase costs or regulatory burden on business or the community. No regulatory impact analysis is required under the Better Regulation Policy.</p> <p>The BOLA Regulation amendments remove annual financial reporting requirements for approximately 50,000 individual self-certifying category contractor licensees, which will immediately reduce regulatory burden for these tradespeople.</p>
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Signed



Mark Cridland
Director-General
Department of Housing and Public Works

Date: 20/12/2025



Sam O'Connor MP
Minister for Housing and Public Works and
Minister for Youth

Date: 22/12/2025