

Did you know?

From 2016 and 2019, visitors to Denmark spent an average of \$76 million per year.



NEED MORE INFORMATION?

Head to denmark.wa.gov.au

- Send us an enquiry
- Lodge your application (planning approval or building permit)
- Find policies and guidelines

Contact our Planning team

- enquiries@denmark.wa.gov.au
- (08) 9848 0300
- 953 South Coast Highway
(9am-4pm Mon-Fri)



Current at 10 May 2023

BED & BREAKFAST



How is a Bed & Breakfast different from a Holiday Home?

Renting rooms in your house as *hosted* short-stay accommodation (commonly known as a bed & breakfast) is classed as 'Holiday Accommodation'.

Renting your entire house as *unhosted* short-stay accommodation is classed as a 'Holiday Home' (see separate brochure for details).

Hosted forms of tourist accommodation where a manager lives on site are preferred as they support proactive management and guest servicing.



What are the standard requirements for a Bed & Breakfast?

- Approved residential building with hard wired smoke alarms (every bedroom and passageway on all floors) and lighting of exit paths (to meet Building Code class 1b)
- Fire extinguishers, a fire blanket in the kitchen, and any relevant requirements of the *Guidelines for Planning in Bushfire Prone Areas*
- Registration as an accommodation premises, renewed annually
- Minimum one car parking bay per guest bedroom, in addition to two bays for permanent residents
- For properties in the Residential Zone, a sealed/ paved driveway and parking area
- For properties fronting a sealed road, a sealed/ paved crossover
- Outdoor living areas and parking screened from view of neighbours
- Signage to be a maximum of 0.2m²

Do I need approval?

Planning approval is required before starting any type of hosted Holiday Accommodation.

Holiday Accommodation can be approved in the Residential, Tourist, Rural, Commercial and Professional Office zones, as well as in most Special Rural zones.

All applications for Holiday Accommodation are sent to adjoining landowners for comment, where relevant issues and concerns can be raised.

