



THE APPROVAL STUDIO

CAPABILITY STATEMENT



OUR EXPERTISE

The Approval Studio is built on a deep understanding of construction from real building experience, backed by nearly two decades in the industry.

With 19 years in construction, including 15 years as a carpenter and 12 years as a licensed builder, the business was founded on a genuine passion for building and a strong understanding of how projects come together on site.

That hands-on experience now carries through into building certification, providing clear, practical and well-considered approvals that align with both legislation and real-world construction.

The focus is simple: deliver approvals and inspections that are efficient, accurate, and support the successful delivery of each project.

PHILOSOPHY

"I thrive on clear communication as the foundation of success. With my expertise, I ensure all your queries are addressed promptly and your expectations surpassed. Trust me to keep you informed and empowered throughout, delivering tailored solutions aligned with your vision."

MISSION

"My mission is to forge enduring relationships rooted in trust and integrity, continually advancing industry expertise and knowledge."

MIKE HEARN

(CERTIFIER AND BUILDER)



As both a licensed builder and licensed building certifier, he understands the challenges faced by builders, contractors, designers and property owners and recognises that successful projects require solutions that are both compliant and practical to deliver on site.

A member of the Australian Institute of Building Surveyors, Mike combines extensive knowledge of building legislation and regulatory requirements with firsthand construction experience. This unique combination enables him to provide clear, practical advice that helps keep projects moving while ensuring compliance with all relevant standards and legislation.

Throughout his career, Mike has developed a strong network of industry professionals, including structural and civil engineers, fire safety engineers, architects, building designers, geotechnical engineers, builders and specialist trades. This collaborative approach allows him to draw on a broad range of expertise to assist clients in achieving efficient and effective project outcomes.

With nearly 20 years of experience in the construction industry, Mike Hearn brings a practical, real-world perspective to the building approval process.

As Director of The Approval Studio, Mike is committed to delivering responsive service, practical guidance and straightforward building approvals. By understanding construction from both the regulatory and delivery sides of the industry, he works collaboratively with project teams to identify compliant solutions, minimise delays and support successful project delivery from concept through to completion.

QUALIFICATIONS

Licensed and Accredited
Level 3 Certifier (A15049471)

Advanced Diploma of
Building Surveying
(completing)

Cert IV – Building and
Construction

Licensed Builder (15049471)

Qualified Building Inspector
(Master Builders)



WHAT WE BRING

EXTENSIVE CONSTRUCTION KNOWLEDGE

Years on the tools and running projects provide a strong understanding of buildability, sequencing and site realities.

CLEAR AND CONSISTENT GUIDANCE

Approvals and inspections are carried out with clarity, ensuring builders and clients know exactly where they stand.

SOLUTIONS-FOCUSED APPROACH

Where challenges arise, the focus is on working through compliant pathways to keep projects progressing.

EFFICIENT TURNAROUND

Timeframes are managed with an understanding of construction schedules and project demands.

END-TO-END INVOLVEMENT

From initial assessment through to final certification, the process is handled with continuity and attention to detail.

OUR SERVICES

BUILDING APPROVALS

For new homes, Residential and Commercial sheds, pools and more! We assess your plans against current legislation and provide clear, practical feedback to get your project approved efficiently and ready for construction.

INSPECTIONS

Construction stage inspections carried out at mandatory stages including slab/footing, frame and final. Inspections are completed efficiently with clear reporting to keep your project moving.

COUNCIL PLANNING

Preliminary planning checks including zoning, overlays, easements and infrastructure constraints. We identify potential issues early and guide the approval pathway to avoid delays later in the process.

RELAX/DA APPLICATIONS

Preparation and submission of siting relaxations and Development Applications where required. We work through council requirements to achieve compliant and practical outcomes for your project.

PLUMBING APPROVALS

Preparation and lodgement of plumbing approval applications, ensuring all works meet regulatory requirements and align with the overall building approval.

RETROSPECTIVE APPROVALS

Assessment and approval of existing or completed works. We carry out inspections and guide the process to bring as-built structures into compliance where possible.



WHO WE WORK WITH

NEW HOME & VOLUME BUILDERS

We work with new home and volume builders to deliver consistent, efficient approvals and inspections that align with build schedules and keep projects moving across multiple sites.

CUSTOM BUILDS & RENOVATIONS

From high-end custom homes to complex renovations, we provide practical input and clear approvals to support unique designs and ensure a smooth path from concept to completion.

SHED, PATIO & CARPORT BUILDERS

Straightforward, reliable approvals for sheds, patios and carports, with an understanding of typical construction methods and planning restraints to keep the process simple and efficient.

POOL BUILDERS

Approvals and inspections for pools and spas, with a clear focus on compliance, safety requirements and timely certification to meet project deadlines.

INSURANCE BUILDERS

We assist insurance builders with approvals and inspections for re-roof projects, ensuring compliance with current standards while supporting efficient turnaround on repair works.

COMMERCIAL BUILDERS

We work closely with our Commercial certifiers to ensure your project runs smoothly with minimal delays to get your clients in the door sooner.

OUR PROCESS

1 INITIAL REVIEW

Plans are assessed early to identify key compliance requirements and potential issues before they impact the build

2 COUNCIL APPROVALS (IF REQUIRED)

Coordination with local councils and consultants to manage planning approvals where necessary.

3 RFI'S & DESIGN INPUT

Where clarification is needed, clear and concise Requests for Information (RFIs) are issued to resolve matters efficiently and keep the process moving.

4 APPROVAL ISSUED

Building approvals are issued once all requirements are met, ensuring clarity moving into construction.

5 INSPECTIONS

On-site inspections carried out at mandatory stages (footing/slab, frame, final), with timely reporting.

6 FINAL CERTIFICATION

Smooth completion and certification of the project, ready for handover and issuing of Final Certificates.



WHAT OUR CLIENTS SAY

SJ CONSTRUCTIONS

"From our experience, The Approval Studio provides a well-structured and efficient approval process that aligns with how projects actually run on site. The level of detail and clarity in communication helps avoid issues later in the build, and inspections are carried out in a timely and organised manner. Having someone who understands both the compliance side and the construction side adds real value to the overall process." – Phil

VISION CONCEPTS & DESIGN

"Working alongside The Approval Studio during the design and approval stages has been a positive experience. There is a strong understanding of how design decisions translate into construction, which helps ensure projects are both compliant and practical. The process is clear, feedback is constructive, and approvals are handled efficiently. It makes coordination between design and certification much easier." – Chris

RPF BUILDING

"We've engaged The Approval Studio across a number of insurance re-roof projects, and the process has been consistently smooth and well managed. Re-roof work can often come with tight timeframes and varying site conditions, but the approvals and inspections are handled efficiently and without unnecessary delays.

There's a clear understanding of compliance requirements, particularly when it comes to upgrades and current standards, which gives us confidence that everything is being done correctly the first time. Communication is straightforward, and any queries are addressed quickly, allowing us to keep jobs on track for both insurers and homeowners.

It's a reliable and professional service that fits well within the pace of insurance work, and we're comfortable using The Approval Studio across our re-roof projects." – AJ

BUILD WHITSUNDAY

"We've worked with The Approval Studio across a range of residential projects, and the process has been consistently smooth from start to finish. There's a clear understanding of construction, which makes a big difference when working through approvals and inspections. Communication is always straightforward, and any questions or RFIs are handled quickly and clearly, allowing us to keep projects moving without unnecessary delays. It's a professional and reliable service that we're confident using across our builds." – Simon



SERVICE AREA

Based in South East Queensland, The Approval Studio provides building certification services across the region and beyond.

We regularly work throughout Brisbane, the Sunshine Coast, Gold Coast, Moreton Bay, Ipswich, Logan, Redlands, and surrounding areas.

For specialised projects, large-scale developments, or insurance-related

works, we're also happy to travel to regional and rural Queensland.

No matter where your project is located, we aim to provide practical advice, efficient service, and reliable certification support from start to finish.



*'Building Approvals.
Designed for You.'*



THE APPROVAL STUDIO

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PROJECT COMING UP?

For a fee proposal or to get your next job moving in the right direction, get in touch.

We'll handle the approvals and inspections properly so you can focus on the build.

Give us a call, send an email, or contact us through our website.

We'd love to hear from you!