

Part 9. Development codes

9.1. Preliminary

- (1) Development codes are codes for assessment where identified as an applicable code in Part 5.
- (2) Use codes and other development codes are specific to each planning scheme area.
- (3) The following are the use codes for the planning scheme:
 - (a) Accommodation activities code.
- (4) The following are the other development codes for the planning scheme:
 - (a) General development code;
 - (b) Development works code;
 - (c) Reconfiguring a lot code.

Editor's note: Assessment benchmarks for assessable development and requirements for accepted development for development specified under the Planning Regulation 2017 (schedules 6, 7 or 10), are contained in the Regulation.

9.2. Use codes

9.2.1. Accommodation activities code

9.2.1.1. Application

This code applies to the assessment of development if it is identified as an applicable code for development, as specified in the assessment benchmarks column in the tables of assessment located in Part 5 of the planning scheme.

When using this code, reference should be made to section 5.3.2 and where applicable, section 5.3.3 located in Part 5 of the planning scheme.

Only the subject matter relevant to the type of use involved in the development is applicable to the development assessment.

9.2.1.2. Purpose

The purpose of the code is:

- (1) to identify performance outcomes (in addition to those contained within zone codes) to enable an assessment of the suitability of the location, design and siting of specific uses from within the accommodation activities group;
- (2) to ensure that the development of specific uses from within the accommodation activities group results in safe and quality living environments;
- (3) to facilitate the achievement of the overall outcomes sought for the development of accommodation activities.

9.2.1.3. Overall outcomes

The purpose of the code will be achieved through the following overall outcomes:

- (1) the development of a use within the accommodation activities group:
 - (a) is suitably located in relation to the characteristics of type of accommodation being provided;
 - (b) provides for the living space, recreation space, privacy and amenity needs of residents;
 - (c) protects the character and amenity of the streetscape and surrounding area; and
- (2) the development of nature based tourism does not adversely affect important natural environment features, landscape features, or cultural heritage values.

9.2.1.4. Specific benchmarks for assessment

Table 9.2.1.4.1 – Outcomes for development that is accepted subject to requirements and assessable development

Performance outcomes		Acceptable outcomes	
Location, design and siting			
If a caretaker's accommodation			
<p>PO1</p> <p>The caretaker's accommodation:</p> <ul style="list-style-type: none">(a) is an appropriate scale relative to the primary use on the site;(b) is integrated with the primary use of the site;(c) has appropriate living space for residents;(d) is designed to ensure an appropriate level of amenity.		<p>AO1.1</p> <p>The caretaker's accommodation has a maximum gross floor area that does not exceed one-hundred and fifty (150) square metres.</p> <p>AO1.2</p> <p>The caretaker's accommodation is sited no more than fifty (50) metres of the main building or work area of the non-residential use.</p> <p>AO1.3</p> <p>The caretaker's accommodation is provided with a private recreation area which:</p> <ul style="list-style-type: none">(a) is directly accessible from a habitable room; and(b) if at ground level, has a minimum area (inclusive of verandas, patios and terraces) of at least sixteen (16) square metres in total, and having minimum dimensions of four (4) metres by four (4) metres; or(c) if located above ground level, has a balcony, a veranda or a deck, having a minimum area of ten (10) square metres and minimum dimensions of three (3) metres by three (3) metres. <p>AO1.4</p> <p>The caretaker's accommodation is designed, sited and constructed in a manner that achieves the following average maximum noise levels ($L_{Amax adjT}$):</p> <ul style="list-style-type: none">(a) internal noise level in the bedrooms of thirty-five (35) decibels;(b) internal noise level in living areas of forty (40) decibels; and(c) noise level in external living areas of fifty-three (53) decibels.	
If a dwelling house (secondary dwelling)			
<p>PO2</p> <p>The dwelling house (secondary dwelling):</p> <ul style="list-style-type: none">(a) is small in scale relative to the primary dwelling house on the site;(b) is integrated with the primary dwelling house on the site and is not easily distinguishable		<p>AO2.1</p> <p>There is no more than one (1) secondary dwelling of a dwelling house on any lot.</p> <p>AO2.2</p> <p>The secondary dwelling of a dwelling house does</p>	

Performance outcomes	Acceptable outcomes
<p>from the primary dwelling house when viewed from the street;</p> <p>(c) shares the same land title as the primary dwelling house;</p> <p>(d) maintains a high quality and attractive streetscape;</p> <p>(e) is designed and sited to ensure there is appropriate amenity and living space for residents of the primary dwelling house and for residents of the secondary dwelling; and</p> <p>(f) is designed and sited to ensure there is suitable privacy for residents of the primary dwelling house, for residents of the secondary dwelling, and for residents on adjoining premises.</p>	<p>not have a land title that is separate to that of the primary dwelling house.</p> <p>AO2.3</p> <p>The secondary dwelling of a dwelling house has a gross floor area that does not exceed eighty (80) square metres.</p> <p>AO2.4</p> <p>Where located in a residential category zone or the rural residential zone (Park Residential Precinct), the secondary dwelling of a dwelling house is not sited in front of the façade of the primary dwelling house.</p> <p>AO2.5</p> <p>The secondary dwelling of a dwelling house shares the same access driveway and footpath crossover as the primary dwelling house.</p>
If a dwelling unit	
<p>PO3</p> <p>The dwelling unit:</p> <p>(a) has appropriate living space for residents;</p> <p>(b) is designed to ensure an appropriate level of privacy and amenity for residents on the site.</p>	<p>AO3.1</p> <p>The dwelling unit is provided with a private recreation area which:</p> <p>(a) is directly accessible from a habitable room; and</p> <p>(b) if at ground level, has a minimum area (inclusive of verandas, patios and terraces) of at least sixteen (16) square metres in total, and having minimum dimensions of four (4) metres by four (4) metres; or</p> <p>(c) if located above ground level, has a balcony, a veranda or a deck, having a minimum area of ten (10) square metres and minimum dimensions of three (3) metres by three (3) metres.</p> <p>AO3.2</p> <p>The dwelling unit is designed, sited and constructed in a manner that achieves the following average maximum noise levels ($L_{Amax,adjT}$):</p> <p>(a) internal noise level in the bedrooms of thirty-five (35) decibels;</p> <p>(b) internal noise level in living areas of forty (40) decibels; and</p> <p>(c) noise level in external living areas of fifty-three (53) decibels.</p>
If a home based business	
<p>PO4</p>	<p>AO4.1</p> <p>The home based business has a maximum gross</p>

Performance outcomes	Acceptable outcomes
<p>The home based business:</p> <ul style="list-style-type: none"> (a) is an appropriate scale relative to the following: <ul style="list-style-type: none"> (i) the primary use of the site as a dwelling; (ii) the adjoining land use; (iii) the location of the site; and (iv) the function of the road servicing the site; (b) is integrated with the primary use of the site for a dwelling and it is not easily distinguishable from the primary dwelling; (c) has regard to the safety of residents on the site and residents on adjoining premises; (d) does not adversely affect the character or amenity of the streetscape; and (e) does not compromise the character and amenity of the immediate area. 	<p>floor area that does not exceed the following:</p> <ul style="list-style-type: none"> (a) if located within the rural residential zone (within the Park Residential Precinct): <ul style="list-style-type: none"> (i) fifty (50) square metres; or (b) if located within the rural zone or rural residential zone (not within the Park Residential Precinct): <ul style="list-style-type: none"> (i) one-hundred (100) square metres; or (c) if located in any other zone: <ul style="list-style-type: none"> (i) fifty (50) square metres. <p>AO4.2</p> <p>The home based business is sited:</p> <ul style="list-style-type: none"> (a) if within any residential category zone: <ul style="list-style-type: none"> (i) within the primary dwelling house; or (ii) within a building situated no more than twenty (20) metres from the primary dwelling house, provided the building is not situated between the road frontage property boundary and the dwelling house; (b) if within the township zone: <ul style="list-style-type: none"> (i) within the primary dwelling house; or (ii) within a building situated no more than twenty (20) metres from the primary dwelling house, provided the building is not situated between the road frontage property boundary and the dwelling house; or (c) if within the rural residential zone (including the Park Residential Precinct): <ul style="list-style-type: none"> (i) within the primary dwelling house; or (ii) within a building situated no more than twenty (20) metres from the primary dwelling house, provided the building is not situated between the road frontage property boundary and the dwelling house; or (d) if within the rural zone: <ul style="list-style-type: none"> (i) within the primary dwelling house; or (ii) within a building situated no more than fifty (50) metres from the primary dwelling house, provided the building is not situated between the road frontage property boundary and the dwelling house. <p>AO4.3</p> <p>The home based business employs no more than one (1) worker who does not reside at the premises.</p>

Performance outcomes	Acceptable outcomes
	<p>AO4.4 The home based business does not contain an advertising device that:</p> <ul style="list-style-type: none"> (a) is illuminated; or (b) has a sign face area which exceeds 0.3 square metres. <p>AO4.5 The home based business does not impose a load on any public utility or municipal service greater than that which is normally required in the zone in which it is located.</p> <p>AO4.6 The home based business does not display any goods or services for sale or hire or store any goods, which are visible at any time from the road frontage property boundary, other public places, or adjoining residential premises.</p> <p>AO4.7 The home based business does not involve the storage, handling or use of flammable or combustible materials or any other materials likely to result in interference or nuisance beyond the property boundary such as those associated with emissions including but not limited to odours, fumes, noise, vibration, smoke, dust and the like.</p> <p>AO4.8 The home based business does not involve the sale of goods which are manufactured or fabricated at locations other than on the premises.</p> <p>AO4.9 If located within a residential category zone, the rural residential zone (Park Residential Precinct), or the township zone, the home based business does not use or park at the premises more than two (2) commercial vehicles that are ancillary to and necessarily associated with the home based business, and each vehicle is not classed as a heavy vehicle (a vehicle which has a weight that exceeds a gross vehicle mass of 4.5 tonnes).</p> <p>AO4.10 If located within the rural residential zone (all areas other than in the Park Residential Precinct) or the rural zone (including the Capricorn Coast Rural Precinct), the home based business does not use or park at the premises more than two (2) commercial vehicles that are ancillary to and</p>

Performance outcomes	Acceptable outcomes
	<p>necessarily associated with the home based business (whether or not the vehicle is classed as a light vehicle, or a heavy vehicle which has a weight that exceeds a gross vehicle mass of 4.5 tonnes).</p> <p>Note: This outcome applies only to vehicles associated with the home based business at the premises and it does not include vehicles which for example, are ancillary to the normal use of the dwelling house, or another lawful use at the premises.</p> <p>AO4.11 The home based business does not generate traffic exceeding ten (10) vehicle trips per day.</p> <p>AO4.12 If located within a residential category zone, the rural residential zone (Park Residential Precinct), or the township zone, the home based business does not involve any more than one (1) delivery vehicle visit to the site each day and the delivery vehicle is not a heavy vehicle (a heavy vehicle which has a weight that exceeds a gross vehicle mass of 4.5 tonnes).</p> <p>AO4.13 If located within the rural residential zone (all areas other than in the Park Residential Precinct) or the rural zone (including the Capricorn Coast Rural Precinct), the home based business does not involve any more than one (1) delivery vehicle visit to the site each day (whether or not the vehicle is classed as a light vehicle, or a heavy vehicle which has a weight that exceeds a gross vehicle mass of 4.5 tonnes).</p> <p>AO4.14 All loading and unloading of vehicles is undertaken within the site.</p> <p>AO4.15 All vehicle parking associated with the home based business (including parking for visitors or guests) is accommodated entirely within the site.</p> <p>AO4.16 If located within the rural residential zone (all areas other than in the Park Residential Precinct) or the rural zone (including the Capricorn Coast Rural Precinct) and the home based business involves the parking of heavy vehicles, the parking area for heavy vehicles: (a) is not situated within twenty (20) metres of a side or rear property boundary; and</p>

Performance outcomes	Acceptable outcomes
	<p>(b) is situated a distance from the primary dwelling house in accordance with the following:</p> <p>(i) if in the rural zone: no more than fifty (50) metres away; or</p> <p>(ii) if in the rural residential zone: no more than twenty (20) metres away; and</p> <p>(c) is:</p> <p>(i) within a garage; or</p> <p>(ii) screened by fencing so as not to be visible from adjoining properties; or</p> <p>(iii) screened by dense vegetation so as not to be visible from adjoining properties.</p> <p>AO4.17 Any maintenance of vehicles associated with the home based business:</p> <p>(a) is minor in nature;</p> <p>(b) is consistent with that which is commonly undertaken for domestic vehicles;</p> <p>(c) does not involve major body work; and</p> <p>(d) does not involve major engine or mechanical repairs.</p> <p>AO4.18 If the home based business is for a bed and breakfast, the maximum number of guests staying at the premises does not exceed the following:</p> <p>(a) if located within the rural zone: twelve (12) guests; or</p> <p>(b) if located within any zone other than the rural zone: six (6) guests.</p> <p>AO4.19 If the home based business is for a bed and breakfast, toilet and bathing facilities are provided for the exclusive use of the guests and these facilities:</p> <p>(a) are separate from the toilet and bathing facilities used by the host household; and</p> <p>(b) are located in the same building as the guest bedrooms.</p>

Table 9.2.1.4.2 - Additional outcomes for assessable development

Performance outcomes	Acceptable outcomes
Location, design and siting	
If multiple dwellings	
PO5 The multiple dwellings are designed and	No acceptable outcome is nominated.

Performance outcomes	Acceptable outcomes
<p>developed:</p> <ul style="list-style-type: none"> (a) at appropriate scale and density relative to the zone of the site and surrounding land use; (b) to ensure there is appropriate living space for residents; (c) to ensure the safety of residents; and (d) to ensure there is a high level of amenity and privacy for residents of the multiple dwellings and for residents of adjoining premises. 	
If nature based tourism	
<p>PO6</p> <p>The nature based tourism is located at a highly accessible site which:</p> <ul style="list-style-type: none"> (a) is convenient for guests residing at the premises; (b) is in proximity to a major nature focused visitor or tourist destination; (c) is in proximity to transport routes normally used by visitors and tourists; and (d) can minimise adverse impacts on local amenity and the transport network. 	No acceptable outcome is nominated.
<p>PO7</p> <p>The nature based tourism is designed and developed:</p> <ul style="list-style-type: none"> (a) in an environmentally responsible manner; and (b) at appropriate scale and density relative to the zone of the site and its surrounds. 	No acceptable outcome is nominated.
<p>PO8</p> <p>Any on-site office building for management of the nature based tourism is clearly signed and the building is sited in a highly accessible manner in proximity to the entry of the premises.</p>	No acceptable outcome is nominated.
<p>PO9</p> <p>Any accommodation provided as part of the development (other than for management or staff) only provides for the short-term stay of tourists and visitors.</p>	No acceptable outcome is nominated.
<p>PO10</p> <p>The nature based tourism is provided with facilities that provide for the conservation, interpretation and appreciation of areas of environmental, cultural or heritage value, local ecosystems and attributes of the natural environment.</p>	No acceptable outcome is nominated.
<p>PO11</p> <p>Natural features that form the basis of the nature based tourism such as any prominent</p>	No acceptable outcome is nominated.

Performance outcomes	Acceptable outcomes
landscapes, beaches, dunes, waterways, wetlands, vegetation and habitats, are retained, enhanced and buffered from the impacts of the development and any unavoidable adverse impacts are minimised through the appropriate operation and management of development.	
If non-resident workforce accommodation	
<p>PO12</p> <p>The non-resident workforce accommodation is located at a highly accessible site which:</p> <ul style="list-style-type: none"> (a) is convenient for people residing at the premises; (b) is: <ul style="list-style-type: none"> (i) in proximity to a major project directly associated with mining or construction; or (ii) in proximity to a centre of activity which contains shops, food and drink outlets, community activities, and entertainment activities; and (c) is in proximity to major transport routes; and (d) can minimise adverse impacts on local amenity and the local transport network. 	<p>AO12.1</p> <p>The non-resident workforce accommodation is located at a site:</p> <ul style="list-style-type: none"> (a) within: <ul style="list-style-type: none"> (i) four-hundred (400) metres of a major centre zone, district centre zone, or the local centre zone of Emu Park; and (ii) within one-hundred (100) metres of a collector road or higher order road in the road hierarchy; or (b) within or adjoining the township zone and adjoining the highest order road of the township; or (c) containing the major project directly associated with mining or construction and the accommodation is connected to the local road network by internal all-weather access roads suitable for use by two-wheel drive vehicles at all times.
<p>PO13</p> <p>The non-resident workforce accommodation is designed and developed:</p> <ul style="list-style-type: none"> (a) at appropriate scale and density relative to the zone of the site and surrounding land use; (b) to protect the health and safety of residents of the non-resident workforce accommodation from potential adverse impacts from the following: <ul style="list-style-type: none"> (i) any noxious or hazardous materials and facilities; and (ii) emissions including but not limited to odour, any, dust, vibration and smoke; and (c) to ensure there is a high level of amenity for residents of the non-resident workforce accommodation and for residents on adjoining premises. 	<p>AO13.1</p> <p>If the non-resident workforce accommodation is located in a rural zone or in proximity to a major project that is likely to generate emissions, the development is setback and buffered from any potential adverse impacts in accordance with the minimum separation distances specified in tables SC4.1.1, SC4.1.2, SC4.1.3, and SC4.1.4, located in Schedule 4 of the planning scheme.</p> <p>AO13.2</p> <p>If located on the same site or in proximity to a major project that is likely to generate emissions, the non-resident workforce accommodation is designed, sited and constructed in a manner that achieves the following average maximum noise levels ($L_{Amax adjT}$):</p> <ul style="list-style-type: none"> (a) internal noise level in the bedrooms of thirty-five (35) decibels; (b) internal noise level in living areas of forty (40) decibels; and (c) noise level in external living areas of fifty-three (53) decibels.
<p>PO14</p> <p>The visual impact of the non-resident workforce accommodation upon the external streetscape</p>	<p>AO14.1</p> <p>Other than for the site entry and exit and any management buildings associated with entry to</p>

Performance outcomes	Acceptable outcomes
and on adjoining land is minimised by use of dense vegetation to visually screen the buildings and structures of the development.	the non-resident workforce accommodation, the development has a densely vegetated setback depth of at least five (5) metres along all external road frontage boundaries and along all side and rear property boundaries.
PO15 The amenity of the non-resident workforce accommodation is enhanced by provision of open space and landscaping dispersed throughout the development site.	No acceptable outcome is nominated.
PO16 The development contains a clearly signed on-site office building for management of the non-resident workforce accommodation, and the building is sited in a highly accessible manner in proximity to the entry of the non-resident workforce accommodation.	No acceptable outcome is nominated.
PO17 The non-resident workforce accommodation contains dwellings or rooms that: (a) are clearly defined and include numbering; and (b) are suitably equipped with electricity, telecommunications, water, and sewage disposal infrastructure to an appropriate standard.	No acceptable outcome is nominated.
PO18 The non-resident workforce accommodation is provided with sufficient living space, facilities, amenities and functional recreation space, relative to the needs of the residents.	<p>AO18.1 The non-resident workforce accommodation has dwellings or rooms that: (a) are fully self-contained; or (b) are partially self-contained; or (c) have access to communal cooking facilities and amenities facilities which: (i) are equipped with ablution, toilet, laundry and clothes drying facilities; (ii) are of a size and number sufficient for the potential number of residents staying in non-fully-self-contained dwelling or rooms at full occupancy; and (iii) are designed and sited for the convenience of residents.</p> <p>AO18.2 A minimum of ten (10) per cent of the total site area is provided as communal open space and the communal open space: (a) does not include any landscape buffer areas; (b) is clear of obstacles; and (c) has regular dimensions.</p>
PO19 Any communal cooking, eating, recreation or	No acceptable outcome is nominated.

Performance outcomes	Acceptable outcomes
entertainment space provided as part of the development is small-scale and ancillary to the use of the premises for accommodation.	
PO20 Any communal cooking, eating, recreation or entertainment space provided as part of the development is designed and sited so as to minimise potential noise impacts on adjoining premises.	No acceptable outcome is nominated.
If a relocatable home park	
PO21 The relocatable home park is located at a highly accessible site which: <ul style="list-style-type: none"> (a) is convenient for people residing at the premises; and (b) is: <ul style="list-style-type: none"> (i) within proximity to a centre of activity which contains shops, food and drink outlets, community activities, and entertainment activities; or (ii) is in proximity to a major visitor or tourist destination; and (c) is in proximity to public transport facilities and high order transport routes; and (d) can minimise adverse impacts on local amenity and the local transport network. 	No acceptable outcome is nominated.
PO22 The relocatable home park is designed and developed: <ul style="list-style-type: none"> (a) at appropriate scale and density relative to the zone of the site and surrounding land use; (b) to ensure there is appropriate living space for residents; (c) to ensure the safety of residents of the relocatable home park; (d) to ensure there is a high level of amenity and privacy for residents of the relocatable home park and for residents on adjoining premises. 	No acceptable outcome is nominated.
PO23 The visual impact of the relocatable home park upon the external streetscape and on adjoining land is minimised by use of dense vegetation to visually screen the buildings and structures of the development.	AO23.1 Other than for the site entry and exit and any management buildings associated with entry to the relocatable home park, the development has a densely vegetated setback depth of at least five (5) metres along all external road frontage boundaries and along all side and rear property boundaries.
PO24 The amenity of the relocatable home park is enhanced by provision of open space and	No acceptable outcome is nominated.

Performance outcomes	Acceptable outcomes
landscaping dispersed throughout the development site.	
PO25 The development contains a clearly signed on-site office building for management of the relocatable home park, and the building is sited in a highly accessible manner in proximity to the entry of the relocatable home park.	No acceptable outcome is nominated.
PO26 The relocatable home park: <ul style="list-style-type: none"> (a) contains a range of site sizes to accommodate variations in the size of relocatable homes in common use and to accommodate a carport for each site; (b) contains sites that are clearly defined and include numbering; and (c) contains sites that are all equipped with electricity, telecommunications, reticulated water, and reticulated sewerage infrastructure to an urban standard. 	No acceptable outcome is nominated.
PO27 A sufficient amount of living space and functional recreation space is provided for occupants of the relocatable home park.	AO27.1 A minimum of ten (10) per cent of the total site area is provided as communal open space and the communal open space: <ul style="list-style-type: none"> (a) does not include any landscape buffer areas; (b) is clear of obstacles; and (c) has regular dimensions. AO27.2 A minimum of one (1) indoor communal recreation and entertainment area is provided for occupants of the relocatable home park having a minimum size which is the greater of the following: <ul style="list-style-type: none"> (a) one (1) square metre per resident able to occupy the relocatable home park; or (b) one-hundred (100) square metres.
PO28 Communal recreation or entertainment space, amenities buildings, a kiosk, or a food and drink outlet provided as part of the development are small-scale and ancillary to the use of the premises for long-term accommodation and they primarily service the convenience needs of residents of the relocatable home park.	No acceptable outcome is nominated.
PO29 Communal recreation or entertainment space, amenities building, kiosk, or a food and drink outlet provided as part of the development are designed and sited so as to minimise potential noise impacts on neighbouring premises.	AO29.1 Any communal indoor recreation or entertainment space, community building, amenities building, kiosk, or food and drink outlet is designed and sited so as to minimise potential noise impacts on neighbouring premises in accordance with the

Performance outcomes	Acceptable outcomes
	<p>following:</p> <ul style="list-style-type: none"> (a) it is sited a minimum of ten (10) metres from the property boundaries that adjoin land within a residential category zone or land within the township zone; or (b) it is sited a minimum of five (5) metres from the property boundaries that adjoin land within a residential category zone or land within the township zone, and the area is enclosed by an acoustic screen fence, or a solid building, or a part of a building with no voids.
If a residential care facility	
<p>PO30</p> <p>The residential care facility is located at a highly accessible site which:</p> <ul style="list-style-type: none"> (a) is convenient for people residing at the premises; (b) provides for the efficient travel of emergency vehicles; (c) is within proximity to a centre and community activities; (d) is in proximity to high order transport routes and public transport facilities; and (e) can minimise adverse impacts on local amenity and the local transport network. 	<p>AO30.1</p> <p>The residential care facility is located at a site:</p> <ul style="list-style-type: none"> (a) within four-hundred (400) metres of a centre category zone; and (b) within one-hundred (100) metres of a collector road or higher order road in the road hierarchy; and (c) within one-hundred (100) metres of a public transport stop.
<p>PO31</p> <p>The residential care facility contains a mixture of highly liveable, versatile and adaptable accommodation options, which are designed and sited to cater for the different needs of residents over their stages of life.</p>	<p>AO31.1</p> <p>All buildings are designed and constructed in accordance with <i>Australian Standard AS1428 – Design for Access and Mobility</i> and <i>Australian Standard AS1735 – Lift Facilities for Persons with Disabilities</i>.</p> <p>AO31.2</p> <p>The building location envelope of all buildings does not contain slopes that exceed five (5) per cent.</p>
<p>PO32</p> <p>The residential care facility is designed and developed:</p> <ul style="list-style-type: none"> (a) at appropriate scale and density relative to the zone of the site and the surrounding land use; (b) to ensure the safety of residents and staff; (c) to ensure there is a high level of amenity and privacy for residents of the residential care facility and for residents on adjoining premises. 	No acceptable outcome is nominated.
<p>PO33</p> <p>The amenity of the residential care facility is enhanced by provision of open space and</p>	No acceptable outcome is nominated.

Performance outcomes	Acceptable outcomes
landscaping dispersed throughout the development site.	
PO34 The development contains a clearly signed on-site office building for management of the residential care facility, and the building is sited in a highly accessible manner in proximity to the entry of the residential care facility.	No acceptable outcome is nominated.
PO35 A sufficient amount of living space and functional recreation space is provided for occupants of the residential care facility.	AO35.1 A minimum of ten (10) per cent of the total site area is provided as communal open space and the communal open space: <ul style="list-style-type: none"> (a) does not include any landscape buffer areas; (b) is clear of obstacles; and (c) has regular dimensions. AO35.2 A minimum of one (1) indoor communal recreation and entertainment area (equipped with toilets) is provided for occupants of the residential care facility having a minimum size which is the greater of the following: <ul style="list-style-type: none"> (a) one (1) square metre per resident able to occupy the residential care facility; or (b) one-hundred (100) square metres.
PO36 Communal recreation or entertainment space provided as part of the development is designed and sited so as to minimise potential noise impacts on neighbouring premises.	AO36.1 Any indoor recreation or entertainment space is designed and sited so as to minimise potential noise impacts on neighbouring premises in accordance with the following: <ul style="list-style-type: none"> (a) it is sited a minimum of ten (10) metres from the property boundaries that adjoin land within a residential category zone or land within the township zone; or (b) it is sited a minimum of five (5) metres from the property boundaries that adjoin land within a residential category zone or land within the township zone, and the area is enclosed by an acoustic screen fence, or a solid building, or a part of a building with no voids.
If a resort complex	
PO37 The resort complex is located at a highly accessible site which: <ul style="list-style-type: none"> (a) is convenient for guests residing at the premises; (b) is in proximity to a major visitor or tourist destination; (c) is in proximity to transport routes normally used by visitors and tourists; and 	No acceptable outcome is nominated.

Performance outcomes	Acceptable outcomes
(d) can minimise adverse impacts on local amenity and the local transport network.	
PO38 The development contains a clearly signed on-site office building for management of the resort complex, and the building is sited in a highly accessible manner in proximity to the entry of the resort complex.	No acceptable outcome is nominated.
PO39 The resort complex is provided with short-term accommodation suitable to cater for the living space and amenities needs of guests.	No acceptable outcome is nominated.
PO40 The resort complex is provided with an appropriate scale and mixture of integrated ancillary space, uses, facilities, and services to cater for the living, recreation, leisure, and convenience needs of guests such as: <ul style="list-style-type: none"> (a) restaurants and bars; (b) meeting and function facilities; (c) outdoor or indoor sports and fitness facilities; (d) pools, spas and the like; (e) sauna and massage facilities and the like; (f) equipment hire and tour booking; (g) barbecue and outdoor leisure space; (h) staff accommodation; (i) transport facilities. 	No acceptable outcome is nominated.
PO41 The resort complex is designed and developed: <ul style="list-style-type: none"> (a) at appropriate scale and density relative to the zone of the site; (b) to ensure the safety of residents of the resort complex; and (c) to ensure there is a high level of amenity and privacy for residents of the resort complex and for residents on adjoining premises. 	No acceptable outcome is nominated.
PO42 Any transport, business, recreation, leisure, and entertainment spaces and facilities that are provided: <ul style="list-style-type: none"> (a) are sited and designed to minimise noise nuisance to adjoining residential premises; (b) primarily service the needs of guests residing at the resort complex; and (c) do not compromise the role and function of any nearby centre. 	No acceptable outcome is nominated.
PO43 The scale of accommodation provided for any	No acceptable outcome is nominated.

Performance outcomes	Acceptable outcomes
staff is consistent with the number staff legitimately needed for the on-site operation of the resort complex.	
If a retirement facility	
PO44 The retirement facility is located at a highly accessible site which: <ul style="list-style-type: none"> (a) is convenient for people residing at the premises; (b) provides for the efficient travel of emergency vehicles; (c) is within proximity to a centre and community activities; (d) is in proximity to public transport facilities and high order transport routes; and (e) can minimise adverse impacts on local amenity and the local transport network. 	AO44.1 The retirement facility is located at a site: <ul style="list-style-type: none"> (a) within four-hundred (400) metres of a centre category zone and within one-hundred (100) metres of a collector road or higher order road in the road hierarchy; and (b) within one-hundred (100) metres of a public transport stop.
PO45 The retirement facility contains a mixture of highly liveable, versatile and adaptable accommodation options, which are designed and sited to cater for the different needs of residents over their stages of life.	AO45.1 A minimum of fifty (50) per centum of the accommodation is designed to be versatile and adaptable for the different needs of residents in accordance with <i>Australian Standard AS4299 – Adaptable Housing</i> . AO45.2 All buildings are designed and constructed in accordance with <i>Australian Standard AS1428 – Design for Access and Mobility</i> and <i>Australian Standard AS1735 – Lift Facilities for Persons with Disabilities</i> . AO45.3 The building location envelope of all buildings does not contain slopes that exceed five (5) per cent.
PO46 The retirement facility is designed and developed: <ul style="list-style-type: none"> (a) at appropriate scale and density relative to the zone of the site and surrounding land use; (b) to ensure the safety of residents and staff; and (c) to ensure there is a high level of amenity and privacy for residents of the retirement facility and for residents on adjoining premises. 	No acceptable outcome is nominated.
PO47 The amenity of the retirement facility is enhanced by provision of open space and landscaping dispersed throughout the	No acceptable outcome is nominated.

Performance outcomes	Acceptable outcomes
development site.	
PO48 The development contains a clearly signed on-site office building for management of the retirement facility, and the building is sited in a highly accessible manner in proximity to the entry of the retirement facility.	No acceptable outcome is nominated.
PO49 A sufficient amount of living space and functional recreation space is provided for occupants of the retirement facility.	AO49.1 A minimum of ten (10) per cent of the total site area is provided as communal open space and the communal open space: <ul style="list-style-type: none"> (a) does not include any landscape buffer areas; (b) is clear of obstacles; and (c) has regular dimensions. AO49.2 A minimum of one (1) indoor communal recreation and entertainment area (equipped with toilets) is provided for occupants of the retirement facility having a minimum size which is the greater of the following: <ul style="list-style-type: none"> (a) one (1) square metre per resident able to occupy the retirement facility; or (b) one-hundred (100) square metres.
PO50 Communal recreation or entertainment space provided as part of the development is designed and sited so as to minimise potential noise impacts on neighbouring premises.	AO50.1 Any indoor recreation or entertainment space is designed and sited so as to minimise potential noise impacts on neighbouring premises in accordance with the following: <ul style="list-style-type: none"> (a) it is sited a minimum of ten (10) metres from the property boundaries that adjoin land within a residential category zone or land within the township zone; or (b) it is sited a minimum of five (5) metres from the property boundaries that adjoin land within a residential category zone or land within the township zone, and the area is enclosed by an acoustic screen fence, or a solid building, or a part of a building with no voids.
If rooming accommodation	
PO51 The rooming accommodation is located at a highly accessible site which: <ul style="list-style-type: none"> (a) is convenient for people residing at the premises; and (b) is: <ul style="list-style-type: none"> (i) within or in proximity to a centre of activity which contains shops, food and drink outlets, community activities, and entertainment activities; or 	AO51.1 The rooming accommodation is located at a site: <ul style="list-style-type: none"> (a) within a major centre zone, district centre zone, or the local centre zone of Emu Park; or (b) within: <ul style="list-style-type: none"> (i) four-hundred (400) metres of a major centre zone, district centre zone, or the local centre zone of Emu Park; and (ii) within one-hundred (100) metres of a

Performance outcomes	Acceptable outcomes
<ul style="list-style-type: none"> (ii) at the same site or in proximity to another use that is directly associated with the type of rooming accommodation being provided; and (c) is in proximity to high order transport routes and public transport facilities; and (d) can minimise adverse impacts on local amenity and the local transport network. 	<ul style="list-style-type: none"> collector road or higher order road in the road hierarchy; and (iii) within one-hundred (100) metres of a public transport stop; or (c) within the township zone and adjoining the highest order road of the township or a road identifiable as the main street of the township; or (d) which contains another use that is directly associated with type of rooming accommodation being provided (for example, an educational establishment being a secondary school which requires rooming accommodation being a boarding house); or (e) within: <ul style="list-style-type: none"> (i) two-hundred (200) metres of another use that is directly associated with type of rooming accommodation being provided (for example a tertiary educational establishment which requires rooming accommodation being off-site student accommodation); and (ii) within one-hundred (100) metres of a collector road or higher order road in the road hierarchy; and (iii) within one-hundred (100) metres of a public transport stop.
<p>PO52</p> <p>The rooming accommodation is designed and developed:</p> <ul style="list-style-type: none"> (a) at appropriate scale and density relative to the zone of the site and surrounding land use; (b) to ensure there is appropriate living space for residents; (c) to ensure the safety of residents of the rooming accommodation; and (d) to ensure there is a high level of amenity and privacy for residents of the rooming accommodation and for residents on adjoining premises. 	No acceptable outcome is nominated.
<p>PO53</p> <p>The development contains a clearly signed on-site office or reception area for management of the rooming accommodation, and the office or reception area is sited in a highly accessible manner in proximity to the entry of the premises.</p>	No acceptable outcome is nominated.
<p>PO54</p> <p>The development is provided with sufficient living and amenities facilities relative to the needs of the residents of the type of rooming accommodation provided.</p>	<p>AO54.1</p> <p>The rooming accommodation has dwellings or rooms that:</p> <ul style="list-style-type: none"> (a) are fully self-contained; or (b) are partially self-contained; or

Performance outcomes	Acceptable outcomes
	<p>(c) have access to communal cooking facilities and amenities facilities which:</p> <ul style="list-style-type: none"> (i) are equipped with ablution, toilet, laundry and clothes drying facilities; (ii) are of a size and number sufficient for the potential number of residents staying in non-fully-self-contained dwelling or rooms at full occupancy; and (iii) are designed and sited for the convenience of residents.
<p>PO55</p> <p>Any communal cooking, eating, recreation or entertainment space provided as part of the development is small-scale and ancillary to the use of the premises for accommodation.</p>	No acceptable outcome is nominated.
<p>PO56</p> <p>Any communal cooking, eating, recreation or entertainment space provided as part of the development is designed and sited so as to minimise potential noise impacts on neighbouring premises.</p>	No acceptable outcome is nominated.
If rural workers accommodation	
<p>PO57</p> <p>The rural workers accommodation:</p> <ul style="list-style-type: none"> (a) is appropriately integrated with the primary use of the site and any existing dwelling house; (b) is sited in a manner that will not limit or compromise the current or future use of potential productive rural land on the site or on adjoining rural land; (c) is sited to protect the health and safety of residents of the from any potential adverse impacts from sources of emissions or hazard; and (d) has suitable access to the local road network. 	<p>AO57.1</p> <p>The rural workers accommodation is situated in an area of site that complies with the minimum separation distances specified in tables SC4.1.1, SC4.1.2, SC4.1.3, and SC4.1.4, located in Schedule 4 of the planning scheme.</p> <p>AO57.2</p> <p>The development of rural workers accommodation is sited within one-hundred (100) metres of the existing primary dwelling house.</p> <p>AO57.3</p> <p>The development of rural workers accommodation is connected to internal all-weather access roads suitable for use by two-wheel drive vehicles at all times.</p>
<p>PO58</p> <p>The size of the rural workers accommodation is consistent with the number workers being legitimately needed for the on-site rural operation.</p>	No acceptable outcome is nominated.
<p>PO59</p> <p>The rural workers accommodation is designed and developed in a manner that achieves the following:</p> <ul style="list-style-type: none"> (a) the worker's accommodation dwellings or rooms are consolidated and integrated with each other at a single location; 	No acceptable outcome is nominated.

Performance outcomes	Acceptable outcomes
(b) each dwelling or room has convenient access to private storage space; and (c) each dwelling or room is: <ul style="list-style-type: none"> (i) self-contained; or (ii) has convenient access to a communal kitchen, recreation area, and communal amenities including ablutions, toilet, and laundry facilities sufficient for the number of workers. 	
If short-term accommodation	
PO60 The short-term accommodation is located at a highly accessible site which: <ul style="list-style-type: none"> (a) is convenient for people residing at the premises; and (b) is: <ul style="list-style-type: none"> (i) within or in proximity to a high order centre of activity which contains shops, food and drink outlets, community activities, and entertainment activities; or (ii) is in proximity to a major visitor or tourist destination; or (iii) if a farm stay, is on the same site as a bona-fide rural activity operating on the site; and (c) is in proximity to public transport facilities, high order transport routes, and transport routes normally used by visitors and tourists; and (d) can minimise adverse impacts on local amenity and the local transport network. 	AO60.1 Short-term accommodation (other than a farm stay) is located at a site: <ul style="list-style-type: none"> (a) within a major centre zone, district centre zone, or the local centre zone of Emu Park; or (b) within: <ul style="list-style-type: none"> (i) four-hundred (400) metres of a major centre zone, district centre zone, or the local centre zone of Emu Park; and (ii) within one-hundred (100) metres of a collector road or higher order road in the road hierarchy; and (iii) within one-hundred (100) metres of a public transport stop; or (c) within the township zone and adjoining the highest order road of the township or a road identifiable as the main street of the township. AO60.2 Short-term accommodation for a farm stay is located at a site: <ul style="list-style-type: none"> (a) within the rural zone; and (b) which has a bona-fide rural activity operating on the site.
PO61 The short-term accommodation is designed and developed: <ul style="list-style-type: none"> (a) at appropriate scale and density relative to the zone of the site and surrounding land use; (b) to ensure there is appropriate living space for guests; (c) to ensure the safety of guests; and (d) to ensure there is a high level of amenity and privacy for guests of the short-term accommodation and for residents on adjoining premises. 	No acceptable outcome is nominated.
PO62 The development of short-term accommodation	AO62.1 The development of short term accommodation

Performance outcomes	Acceptable outcomes
<p>being for a farm stay:</p> <ul style="list-style-type: none"> (a) is appropriately integrated with the primary use of the site for rural activities and any existing dwelling house; (b) is sited in a manner that will not compromise the current or future use of potential productive rural land on the site or on adjoining rural land; (c) is sited to protect the health and safety of residents of the from any potential adverse impacts from sources of emissions or hazard; and (d) has suitable access to the local road network. 	<p>being for a farm stay is situated in an area of site that complies with the minimum separation distances specified in tables SC4.1.1, SC4.1.2, SC4.1.3, and SC4.1.4, located in Schedule 4 of the planning scheme for uses undertaken on adjoining lots.</p> <p>Editor's note: the farm stay is not required to be separated from the rural activity undertaken on the site in which the farm stay is located. Occupants of the farm stay should be fully aware that there will be potential for amenity issues associated with rural activities. It is important, however, that the farm stay does not limit or compromise the potential use of adjoining rural land for primary production.</p> <p>AO62.2</p> <p>The development of short term accommodation being for a farm stay is sited within one-hundred (100) metres of the existing primary dwelling house.</p> <p>AO62.3</p> <p>The development of short term accommodation being for a farm stay is connected to internal all-weather access roads suitable for use by two-wheel drive vehicles at all times.</p>
<p>PO63</p> <p>The development contains a clearly signed on-site office or reception area for management of the short-term accommodation, and the office or reception area is sited in a highly accessible manner in proximity to the entry of the premises.</p>	<p>No acceptable outcome is nominated.</p>
<p>PO64</p> <p>The development is provided with sufficient living and amenities facilities relative to the needs of the residents of the short-term accommodation provided.</p>	<p>AO64.1</p> <p>The short-term accommodation has dwellings or rooms that:</p> <ul style="list-style-type: none"> (a) are fully self-contained; or (b) are partially self-contained; or (c) have access to communal cooking facilities and amenities facilities which: <ul style="list-style-type: none"> (i) are equipped with ablution, toilet, laundry and clothes drying facilities; (ii) are of a size and number sufficient for the potential number of residents staying in non-fully-self-contained dwelling or rooms at full occupancy; and (iii) are designed and sited for the convenience of residents.
<p>PO65</p> <p>Any communal cooking, eating, recreation or entertainment space provided as part of the development is small-scale and ancillary to the use of the premises for short-term accommodation purposes and they service the needs of guests residing at the short-term accommodation.</p>	<p>No acceptable outcome is nominated.</p>

Performance outcomes	Acceptable outcomes
PO66 Any communal cooking, eating, recreation or entertainment space provided as part of the development is designed and sited so as to minimise potential noise impacts on neighbouring premises.	No acceptable outcome is nominated.
If a tourist park	
PO67 The tourist park is located at a highly accessible site which: <ul style="list-style-type: none"> (a) is convenient for people residing at the premises; and (b) is: <ul style="list-style-type: none"> (i) within or in proximity to a high order centre of activity which contains shops, food and drink outlets, community activities, and entertainment activities; or (ii) is in proximity to a major visitor or tourist destination; and (c) is in proximity to high order transport routes, transport routes normally used by visitors and tourists, and public transport facilities; and (d) can minimise adverse impacts on local amenity and the local transport network. 	AO67.1 The tourist park is located at a site: <ul style="list-style-type: none"> (a) within four-hundred (400) metres of a major centre zone, district centre zone, or the local centre zone of Emu Park and within one-hundred (100) metres of a collector road or higher order road in the road hierarchy; or (b) within the major tourism zone; or (c) within the township zone and adjoining the highest order road of the township or a road identifiable as the main street of the township.
PO68 The tourist park is designed and developed: <ul style="list-style-type: none"> (a) at appropriate scale and density relative to the zone of the site and surrounding land use; (b) to ensure the safety of residents of the park; (c) to ensure there is a high level of amenity and privacy for residents of the park and for residents on adjoining premises. 	No acceptable outcome is nominated.
PO69 The visual impact of the tourist park upon the streetscape and on adjoining land in a residential category zone is minimised by use of dense vegetation to visually screen the buildings, caravans and structures of the development.	AO69.1 Other than for the site entry and exit, and any management buildings associated with entry to the park, the development has a densely vegetated setback depth of at least five (5) metres along all external road frontages and along all property boundaries adjoining land within a residential category zone.
PO70 The amenity of the tourist park is enhanced by provision of open space and landscaping dispersed throughout the development site.	No acceptable outcome is nominated.
PO71 The development contains a clearly signed on-site office building for management of the tourist park, and the building is sited in a highly	No acceptable outcome is nominated.

Performance outcomes	Acceptable outcomes
accessible manner in proximity to the entry of the tourist park.	
P072 The tourist park: <ul style="list-style-type: none"> (a) contains a range of site sizes to accommodate variations in the size of cabins, caravans and annexes, tents, and a vehicle for each site; (b) contain sites that are clearly defined and include numbering; and (c) contain sites that have well-drained surfaces. 	A072.1 The area allocated to accommodate each individual caravan or cabin site: <ul style="list-style-type: none"> (a) is a minimum of one-hundred and thirty (130) square metres; (b) has a minimum frontage of ten (10) metres to any internal access road; and (c) is delineated on the ground and prominently numbered.
P073 A sufficient amount of living space and functional recreation space is provided for occupants of the tourist park.	A073.1 A minimum of ten (10) per cent of the total site area is provided as communal open space and the communal open space: <ul style="list-style-type: none"> (a) does not include any landscape buffer areas; (b) is clear of obstacles such as clothes hoists, access ways, parking spaces and refuse containers; and (c) has regular dimensions. A073.2 A minimum of one (1) indoor communal recreation and entertainment building is provided for occupants of the tourist park having a minimum size which is the greater of the following: <ul style="list-style-type: none"> (a) one (1) square metre per resident able to occupy the tourist park; or (b) one-hundred (100) square metres.
P074 Communal recreation or entertainment space, amenities buildings, a kiosk, or a food and drink outlet provided as part of the development are small-scale and ancillary to the use of the premises for providing accommodation for short-term holiday purposes and they primarily service the convenience needs of guests residing at the tourist park.	No acceptable outcome is nominated.
P075 Communal recreation or entertainment space, amenities building, kiosk, or food and drink outlet provided as part of the development are designed and sited so as to minimise potential noise impacts on neighbouring premises.	A075.1 Any communal recreation or entertainment space, community building, amenities building, kiosk, or food and drink outlet is designed and sited so as to minimise potential noise impacts on neighbouring premises in accordance with the following: <ul style="list-style-type: none"> (a) it is sited a minimum of ten (10) metres from the property boundaries that adjoin land within a residential category zone or land within the township zone; or (b) it is sited a minimum of five (5) metres from

Performance outcomes	Acceptable outcomes
	the property boundaries that adjoin land within a residential category zone or land within the township zone, and the area is enclosed by an acoustic screen fence, or a solid building, or a part of a building with no voids.
PO76 The development contains on-site building(s) for amenities purposes which: <ul style="list-style-type: none"> (a) are equipped with ablution, toilet, laundry and clothes drying facilities; (b) are of a size and number sufficient for the potential number of residents at full occupancy; and (c) are designed and sited for the convenience of residents, while maintaining the amenity of sites within and external to the premises. 	AO76.1 Laundry, clothes drying, toilet and ablution facilities are sited at convenient locations within a minimum of one-hundred (100) metres of every internal accommodation site that does not have its own private facilities. AO76.2 Communal laundry, clothes drying, toilet and ablution facilities are not sited within six (6) metres of any individual accommodation site.
PO77 The development contains on-site refuse container(s) and container storage areas which are designed and sited for the convenience residents, while maintaining the amenity of sites within and external to the premises.	AO77.1 Refuse disposal container(s) and container storage areas are provided throughout the premises and they are sited: <ul style="list-style-type: none"> (a) at one-hundred (100) metre intervals; and (b) a minimum of ten (10) metres from any children's play area, cooking facilities and camp sites.
PO78 The development contains a suitably designed and sited space for the washing and cleaning of vehicles, caravans and other camping equipment of occupants.	AO78.1 A minimum of one vehicle washing bay is provided, and an additional car washing bay is provided for every fifty (50) internal accommodation sites.

9.3. Other development codes

9.3.1. General development code

9.3.1.1. Application

This code applies to the assessment of development if it is identified as an applicable code for development, as specified in the assessment benchmarks column in the tables of assessment located in Part 5 of the planning scheme.

When using this code, reference should be made to section 5.3.2 and where applicable, section 5.3.3 located in Part 5 of the planning scheme.

All subject matter in this code is applicable to the development assessment, unless the following circumstance arises:

- (1) The heading of a specific benchmarks for assessment table specifies otherwise; or
- (2) A heading within a specific benchmarks for assessment table specifies that the outcomes apply to a specific type of development or to development at a specific location; or
- (3) A performance outcome or acceptable outcome specifies that the outcomes apply to a specific type of development or to development at a specific location.

In the circumstance where point (2) or point (3) above arises the following applies:

- (1) the development assessment outcomes apply only to the type of development specified or only to development at the location specified; and
- (2) the development must still be assessed against all other general subject matter of the code.

9.3.1.2. Purpose

The purpose of the general development code is to:

- (1) to enable an assessment of the suitability of the location, design, siting, operation and other aspects of development that are not zone dependent;
- (2) to facilitate the achievement of the overall outcomes sought for development.

9.3.1.3. Overall outcomes

The purpose of the code will be achieved through the following overall outcomes:

- (1) the development is located at a site which does not result in an unacceptable risk to health and safety of occupants of the premises or an unacceptable risk of property damage;
- (2) the development contributes to functional and safe private and public environments;
- (3) the development is located at a site which has a sufficient area and suitable dimensions relative to the characteristics of the use and the characteristics of surrounding land use;
- (4) the development does not compromise the safety, efficiency and effectiveness of the transport network;
- (5) the development appropriately integrates with adjoining land use;
- (6) the development protects the character and amenity of the surrounding area; and
- (7) the development does not significantly adversely affect valued natural environment and landscape features of the site and surrounds.

9.3.1.4. Specific benchmarks for assessment

Table 9.3.1.4.1 – Outcomes for development that is accepted subject to requirements and assessable development

Performance outcomes	Acceptable outcomes
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Performance outcomes		Acceptable outcomes									
Flood resilience											
PO1 The development is resilient to the adverse impacts of flood events which result in unacceptable risk to health and safety or unacceptable risk of property damage.		AO1.1 The development is resilient to the adverse impacts of a flood by locating the floor level of all building rooms used for habitation or work a minimum of 300 millimetres above the level of a flood event of at least the annual exceedance probability specified in Table SC5.1.1 located in Schedule 5 of the planning scheme.									
Location, design, siting, operation											
PO2 The development is located at a site that is able to accommodate all the buildings, facilities, and operational needs of the use without increasing the likelihood of land use conflict by: (a) adversely affecting the amenity of adjoining land use and the surrounding area; (b) adversely affecting the safety, health and wellbeing of occupants of sensitive land use; (c) adversely affecting the operations of adjoining land use; (d) reducing the potential to use adjoining land for its intended purpose; and (e) adversely affecting the safe and effective provision of services to the development.		AO2.1 The development is located at a site that does not conflict with the minimum separation distances specified in tables SC4.1.1, SC4.1.2, SC4.1.3, and SC4.1.4, located in Schedule 4 of the planning scheme.									
PO3 Development maintains a high level of amenity for adjoining sensitive land use with regard to the generation of unreasonable noise.		AO3.1 Where located within a residential category zone, rural residential zone, or township zone, development does not exceed noise generation levels at the property boundary, interpreted under the provisions of the current version of the <i>Environmental Protection (Noise) Policy</i> as unreasonable, or the following whichever is the lesser: <table><tr><td>Period</td><td>Noise level at property boundary</td></tr><tr><td>0700 to 2000</td><td>Background noise level plus 5 dB(A)</td></tr><tr><td>2000 to 0700</td><td>Background noise level plus 3 dB(A)</td></tr><tr><td colspan="2">Measured as the adjusted maximum sound pressure level Lmax adj T.</td></tr></table>		Period	Noise level at property boundary	0700 to 2000	Background noise level plus 5 dB(A)	2000 to 0700	Background noise level plus 3 dB(A)	Measured as the adjusted maximum sound pressure level Lmax adj T.	
Period	Noise level at property boundary										
0700 to 2000	Background noise level plus 5 dB(A)										
2000 to 0700	Background noise level plus 3 dB(A)										
Measured as the adjusted maximum sound pressure level Lmax adj T.											
PO4 Outdoor lighting maintains the amenity of any adjoining residential zoned premises and does not adversely impact the safety for vehicles or pedestrians on the adjoining streets as a result of light emissions, either directly or by reflection.		AO4.1 Outdoor lighting is designed, installed and maintained in accordance with the parameters and requirements of the current version of the Australian Standard AS4282 — Control of the obtrusive effects of outdoor lighting.									

Performance outcomes	Acceptable outcomes
<p>PO5</p> <p>A refuse container and container storage area is provided in a manner that:</p> <ul style="list-style-type: none"> (a) maintains the amenity of the surrounding area; (b) is of adequate size to accommodate the expected amount of refuse to be generated by the use; (c) is in a position that is conveniently accessible for collection; and (d) is able to be kept in a clean state at all times. 	<p>AO5.1</p> <p>The development of a use within the accommodation activities group is provided with a refuse container and container storage area that:</p> <ul style="list-style-type: none"> (a) is screened from view from a public place by a solid screen fence, wall or dense vegetation having a minimum height of 1.5 metres; (b) is large enough to accommodate at least one (1) standard issue sized rubbish bin per dwelling. <p>AO5.2</p> <p>The development of a use (other than an use within the accommodation activities group), is provided with a refuse container and container storage area that:</p> <ul style="list-style-type: none"> (a) is screened from view from a public place by a solid screen fence, wall or dense vegetation having a minimum height of 1.8 metres; (b) has an imperviously sealed pad, on which to stand the bin(s), and which is drained to an approved waste disposal system; (c) is within proximity to a hose cock; (d) is large enough to accommodate at one (1) or more industrial bins of a size appropriate to the nature and scale of use; and (e) is not located within three (3) metres of the common property boundary where adjoining a lot within a residential category zone or township zone.

Table 9.3.1.4.2 – Additional outcomes for assessable development

Performance outcomes	Acceptable outcomes
Community safety	
<p>PO6</p> <p>Personal safety and property security are optimised through the design of buildings and spaces incorporating the following:</p> <ul style="list-style-type: none"> (a) means of easily identifying the premises; (b) appropriate night lighting; (c) suitably designed and located building entry and exit points; (d) opportunities for surveillance; (e) appropriate plant species for landscaping; (f) clear definition of boundaries between private and public spaces; and (g) any best practice for crime prevention through environmental design. 	<p>AO6.1</p> <p>The development contains:</p> <ul style="list-style-type: none"> (a) appropriately designed and sited numbering which clearly identifies the street address and any individual tenancies or dwelling units at the premises; and (b) appropriately designed and sited signage for way finding and premises identification. <p>AO6.2</p> <p>The development contains lighting that is designed and installed in any public places and community places in accordance with Australian Standard AS1158: Public Lighting Code.</p> <p>AO6.3</p>

Performance outcomes	Acceptable outcomes
	<p>Other than for controlled and well lit emergency exits, the development has clearly identifiable and well lit entry and exit points which:</p> <ul style="list-style-type: none"> (a) front a road, public place, or communal place; or (b) are in clear unobstructed view of a road, public place, or communal place; or (c) front a well-defined, unobstructed and appropriately lit pathway which connects to a road, public place, or communal place. <p>AO6.4</p> <p>Building entrances facing onto roads, public places or communal places:</p> <ul style="list-style-type: none"> (a) do not incorporate recesses of sufficient size to conceal a person; or (b) where the recess is of sufficient size to conceal a person it: <ul style="list-style-type: none"> (i) is well lit; and (ii) is: <ul style="list-style-type: none"> (A) gated with restricted access; or (B) has strategically placed mirrors. <p>AO6.5</p> <p>Any movement corridor (walkways, laneways, pathways, tunnels, stairways, cycleways and the like) within a site or between sites do not exceed two-hundred (200) metres in length.</p> <p>AO6.6</p> <p>Any movement corridor (walkways, laneways, pathways, tunnels, stairways, cycleways and the like) having blind corners involving a change in direction of seventy-five (75) degrees or more are provided with design elements that maximise the ability to sense the presence of danger around the corner such as one of or a combination of the following:</p> <ul style="list-style-type: none"> (a) a mirror to allow viewing around the blind corner; or (b) use of permeable material for the building or structure at the blind corner; or (c) reduction of the height of the building or structure at the blind corner to a height allowing for an unobstructed view; or (d) inclusion of a barrier extending out from the blind corridor with the barrier being permeable or having a height allowing for an unobstructed view; or (e) use of night lighting fixed at locations which can cast shadow of persons or objects into view; or

Performance outcomes	Acceptable outcomes
	<p>(f) other effective design elements.</p> <p>AO6.7 For vehicle parking areas, the planting of vegetation involves species that have clear trunks up to a height of two (2) metres or that have low ground covers less than one (1) metre in height.</p> <p>AO6.8 The development has clearly defined boundaries between private and public space by use of one or more of the following elements: (a) fencing; or (b) changes in surface finishes; or (c) landscape treatments.</p>
Location, design, siting, operation	
<p>PO7 The safety, efficiency, effectiveness and operation of the transport network servicing the site and surrounding area or any identified future components of the transport network, are not compromised by the development.</p>	<p>AO7.1 Non-residential development, which commonly generates greater than ten (10) vehicle trips per day, does not have direct access to a road that is classified in the road hierarchy as a local residential access street or a residential access place.</p> <p>AO7.2 A traffic impact assessment report is prepared by an engineer who qualifies as a registered professional engineer of Queensland and the traffic impact assessment report satisfies Council that the safety, efficiency, effectiveness and operation of components of the transport network servicing the site and surrounding area or any identified strategic future components of the transport network, are not compromised by the development.</p>
<p>PO8 Development that generates use by a high quantity of people or frequent use by people is located at a highly accessible premises: (a) which is convenient for people needing to use the premises; and (b) which: (i) contains public transport facilities, or (ii) is in proximity to current or future public transport facilities; or (iii) is in proximity to current or future high order transport routes; and (c) which provides for the efficient travel of emergency vehicles; and (d) which can minimise adverse impacts on local amenity.</p>	<p>No acceptable outcome is nominated.</p>

Performance outcomes	Acceptable outcomes
PO9 Development that requires frequent use of heavy haulage vehicles, bulk freight of goods, or the transportation of dangerous or hazardous goods, liquids, materials and the like, is located at premises able to effectively utilise major transport facilities and routes, and other high order components of the transport network.	No acceptable outcome is nominated.
PO10 Development occurs on sites that are safe from contaminants that may cause harm to people or property.	No acceptable outcome is nominated.
PO11 The development does not significantly adversely affect valued natural environment and landscape features of the site and surrounds including but not limited to the following: (a) large tracts of established native vegetation; or (b) inland and coastal waterways and wetlands; or (c) riparian vegetation; or (d) biodiversity corridors; or (e) visually prominent mainland and island mountains, hills, ridges, headlands, dunes, beaches; or (f) important urban green break areas; or (g) cultural heritage features.	No acceptable outcome is nominated.

9.3.2. Development Works Code

9.3.2.1. Application

This code applies to the assessment of development if it is identified as an applicable code for development, as specified in the assessment benchmarks column in the tables of assessment located in Part 5 of the planning scheme.

When using this code, reference should be made to section 5.3.2 and where applicable, section 5.3.3 located in Part 5 of the planning scheme.

Where the operational work is associated with a material change of use, all subject matter in the code is applicable to the development assessment, unless specified otherwise in a heading or in an outcome.

Where the operational work is associated with reconfiguring a lot, all subject matter as relevant to the reconfiguring a lot is applicable to the development assessment, unless specified otherwise in a heading or in an outcome.

Where the operational work is not associated with a material change of use or reconfiguring a lot, only the subject matter relevant to the type of operational work involved in the development is applicable to the development assessment.

9.3.2.2. Purpose

The purpose of the development works code is:

- (1) to ensure that development is provided with adequate infrastructure and services relative to its location and needs;
- (2) to ensure that operational work is undertaken in a manner that accords with the endorsed standards for the planning scheme area;
- (3) to facilitate the achievement of the overall outcomes sought for development.

9.3.2.3. Overall outcomes

The purpose of the code will be achieved through the following overall outcomes:

- (1) adequate infrastructure and services are provided to support the reasonable expectations for the needs of the development in relation to the following:
 - (a) access and parking;
 - (b) energy supply;
 - (c) transportation and the movement of people and goods between places;
 - (d) roof and allotment drainage;
 - (e) sewage and waste water treatment and disposal;
 - (f) stormwater management;
 - (g) telecommunications;
 - (h) water supply; and
- (2) all operational work is designed and undertaken:
 - (a) in accordance with best environmental management practice;
 - (b) in a manner that does not detract from the character and amenity of the setting;
 - (c) in a manner that protects or does not significantly adversely affect the natural environmental values of the site and surrounds;
 - (d) to be safe, reliable and easily maintained;
 - (e) so that surroundings, are not adversely impacted by off-site effects;

- (f) having proper regard to existing public infrastructure and planned future public infrastructure; and
- (g) in a manner that can minimise risk to human life, health and safety, and property.

9.3.2.4. Specific benchmarks for assessment

Table 9.3.2.4.1 – Outcomes for development that is accepted subject to requirements and assessable development

Performance outcomes	Acceptable outcomes													
Access and parking														
<p>PO1</p> <p>The development is provided with an on-site parking and movement system designed and constructed to:</p> <p>(a) be integrated with the site layout including:</p> <p>(i) direct access to a road providing an appropriate level of service required to accommodate traffic generated by the use;</p> <p>(ii) having appropriately designed footpath crossovers;</p> <p>(iii) provision for safe pedestrian movement between public footpath and facility entry points;</p> <p>(b) accommodate sufficient manoeuvring room for the safe entry and exit of all modes of transport generated by the use (including refuse collection vehicles, trucks, buses and the like as relevant to the development);</p> <p>(c) accommodate sufficient parking for the expected number and type of vehicles generated by the use;</p> <p>(d) facilitate non-discriminatory accessibility;</p> <p>(e) provide for safe and efficient loading and unloading of goods;</p> <p>(f) allow for vehicle queuing necessary for the use;</p> <p>(g) provide for passenger set down and pick up necessary for the use (including public transport needs);</p> <p>(h) facilitate public access to the foreshore and public open space networks;</p> <p>(i) provide a safe environment;</p> <p>(j) be compatible with the character and amenity of the area; and</p> <p>(k) make a positive aesthetic contribution to the streetscape character of the setting, particularly if involving multi-level parking.</p>	<p>AO1.1</p> <p>The development is provided with sufficient on-site vehicle parking and queuing space in accordance with the standards relevant to the use in compliance with Table 9.3.2.4.3.</p> <p>AO1.2</p> <p>For development other than a use listed in the table below, an engineer who qualifies as a registered professional engineer of Queensland certifies that all vehicles likely to use the site are able to enter and leave the site in a forward gear, and that the on-site vehicle parking spaces, pick-up areas, loading and unloading areas, queuing areas, circulation and manoeuvring areas for the development are designed and constructed in accordance with the most up to date version of the Australian Standards as relevant to the development, including but not limited to the following:</p> <p>(a) <i>Australian Standard AS2890.1-1993: Parking Facilities –Off-street Car parking;</i></p> <p>(b) <i>Australian Standard AS1428.1-2001: Design for access and mobility – General requirements for access – New building work;</i></p> <p>(c) <i>Australian Standard AS2890.2-1993: Off-street parking – Commercial vehicle facilities.</i></p> <table><tr><th>Accommodation activities</th></tr><tr><td>Caretaker's accommodation</td></tr><tr><td>Community residence</td></tr><tr><td>Dual occupancy</td></tr><tr><td>Dwelling house</td></tr><tr><td>Dwelling unit</td></tr><tr><td>Home based business</td></tr><tr><th>Recreation activities</th></tr><tr><td>Environment facility</td></tr><tr><td>Park</td></tr><tr><th>Rural activities</th></tr><tr><td>Animal husbandry</td></tr><tr><td>Cropping</td></tr></table>	Accommodation activities	Caretaker's accommodation	Community residence	Dual occupancy	Dwelling house	Dwelling unit	Home based business	Recreation activities	Environment facility	Park	Rural activities	Animal husbandry	Cropping
Accommodation activities														
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Environment facility														
Park														
Rural activities														
Animal husbandry														
Cropping														

Performance outcomes	Acceptable outcomes
	Permanent plantation Roadside stall Special activities Landing Major electricity infrastructure Substation Telecommunications facility AO1.3 A solid, good quality brick, timber or masonry screen fence having a minimum height of 1.8 metres is provided between the car parking area of development (other than a use within the accommodation activities group being for long-term accommodation) where adjoining a sensitive land use located within the residential category zone or the township zone.
PO2 Access driveways are designed and sited: (a) to minimise disruption to public infrastructure; (b) to operate safely and efficiently taking into account the volume, frequency and type of vehicle traffic expected to be generated by the development; (c) to operate safely and efficiently taking into account the function of the adjoining road; and (d) to minimise impacts on the safety, efficiency, or function of the road network.	AO2.1 The access driveway of the development does not require the modification, relocation or removal of any street tree or public infrastructure including a fire hydrant, water meter, street sign, manhole, stormwater gully pit or other Council asset. AO2.2 The access driveway of the development is not constructed over an access point to infrastructure under the control of a regulatory authority, including storm water pits, water meters, water hydrants and telephone pits. AO2.3 The access driveway of the development does not enter the road carriageway at the location of an existing traffic island, speed control device, car parking bay, pedestrian crossing, bus stop or other infrastructure within the road carriageway. AO2.4 The access driveway of the development is not located within: (a) two (2) metres of any adjoining property access driveway (excluding shared property accesses at the property line); and (b) one (1) metre of any public infrastructure such as a street sign, power pole, street light, manhole, stormwater gully pit or other Council asset; (c) the closest half of the road frontage to a road intersection for any corner lot.

Performance outcomes	Acceptable outcomes
	<p>AO2.5</p> <p>The access driveway of the development is designed and constructed in accordance with the Capricorn Municipal Development Guidelines Standard Drawing relevant to the development including but not limited to the following:</p> <ul style="list-style-type: none"> (a) <i>Standard Drawing CMDG-R-040 Rural Road Access and Property Access over Table Drains;</i> (b) <i>Standard Drawing CMDG-R-041 Residential Driveway Slab and Tracks;</i> (c) <i>Standard Drawing CMDG-R-042 Commercial Driveway Slab (Type A) Two Way Access;</i> (d) <i>Standard Drawing CMDG-R-043 Commercial Driveway Slab (Type B) Two Way Access.</i> <p>AO2.6</p> <p>Where adjoining a state-controlled road or Key Resource Area transport route, the development provides:</p> <ul style="list-style-type: none"> (a) a single site access driveway; (b) the access driveway to the lowest order road to which the site has frontage; (c) an access driveway which enables vehicles to enter and exit the site in a forward direction.
Advertising devices	
<p>PO3</p> <p>The advertising device is designed and sited in a manner that:</p> <ul style="list-style-type: none"> (a) results in a size, shape, design and location that does not adversely impact on: <ul style="list-style-type: none"> (i) the visual amenity and character of a building, streetscape, locality or natural landscape setting; (ii) the operational safety of a road or pedestrian safety of footpath; (iii) the operations of an airport; (iv) the visual amenity of the rural areas when viewed from a main transport route through the rural area; and (v) the visual and civic importance of entrances into a town or township; (b) is integrated with the design of buildings on the premises; (c) does not visually dominate the premises, streetscape, locality or natural landscape setting; (d) is constructed of durable materials; (e) does not resemble traffic or road signs; and (f) does not result in the proliferation of 	<p>AO3.1</p> <p>The maximum total sign face area for an advertising device at any premises is limited to the larger of the areas calculated using the following methods:</p> <ul style="list-style-type: none"> (a) boundary length method (refer to SC7.1); (b) building elevation method (refer to SC7.1). <p>AO3.2</p> <p>If the development involves an advertising device, the advertising device is a preferred advertising device type defined in Table 9.3.2.4.4.</p> <p>AO3.3</p> <p>If the development involves an advertising device, the advertising device complies with the design standards identified in Table 9.3.2.4.4 applicable to that particular type of advertising device.</p> <p>AO3.4</p> <p>If the development involves an advertising device, the advertising device is not an advertising device type identified in Table</p>

Performance outcomes	Acceptable outcomes
advertising, causing visual clutter.	9.3.2.4.5.
<p>PO4</p> <p>The advertising device:</p> <ul style="list-style-type: none"> (a) is located to ensure that members of the community have equitable access to advertising space at appropriate locations; (b) does not adversely affect the character and visual amenity of the rural zone, residential category zones, the township zone or zones having a predominantly natural landscape setting, due to: <ul style="list-style-type: none"> (i) loss of views; (ii) overshadowing; (iii) loss of access to breezes; (iv) illumination effects; (v) impact on sight lines for vehicles; and (vi) loss of landscaping; and (c) does not proliferate advertising for third-parties which are not directly associated with a business operating on the premises. 	<p>AO4.1</p> <p>If the development involves an advertising device, the advertising device only advertises the following:</p> <ul style="list-style-type: none"> (a) the name of the occupier of the building, or persons carrying on, conducting or practising therein any trade, business or calling; or (b) the trade, business or calling then being so carried on, conducted or practised; or (c) goods or commodities actually or ordinarily on sale or for hire in the normal course of business on the premises; or (d) services actually or ordinarily available in the normal course of business on the premises; or (e) third party advertising if: <ul style="list-style-type: none"> (i) it is located in a centre category zone, industrial category zone, or sport and recreation category zone; or (ii) it is located at a premises that is being used for an approved use from within the business activities group, centre activities group, entertainment activities group, industry activities group, or sports and recreation; or (iii) it is a real estate sale or lease sign; or (iv) it is a temporary advertisement on a lot upon which an approved building is being or is to be erected, giving particulars of such buildings and the names, addresses and descriptions of the owner, architect, engineer, builder and other person(s) concerned in the erection of the building; or (v) it is used to promote a community event and the advertising device is located for a period that is not longer than four (4) weeks; or (vi) it is used to promote a political candidate or a political issue, only during a period of four (4) weeks prior to a State, Federal or local government election.
<p>PO5</p> <p>The illumination of an advertising device does not detract from the character and amenity of an area and does not cause a visual nuisance to any adjoining premise or road.</p>	<p>AO5.1</p> <p>If the development involves an advertising device, the light produced by any illuminated advertising device does not spill beyond the boundary of the premises upon which it is located.</p> <p>AO5.2</p> <p>The luminance of any externally or internally illuminated advertising device (measured in candelas per square metre) does not exceed the</p>

Performance outcomes	Acceptable outcomes								
	<p>maximum levels expressed in the table below, where in the applicable zone.</p> <table> <tr> <th>Zone</th><th>Maximum luminance</th></tr> <tr> <td>Major centre zone District centre zone</td><td>500 candelas per square metre</td></tr> <tr> <td>Local centre zone Neighbourhood centre zone Medium impact industry zone Low impact industry zone</td><td>350 candelas per square metre</td></tr> <tr> <td>All other zones</td><td>300 candelas per square metre</td></tr> </table> <p>AO5.3 If the development involves an advertising device that is a flashing device, a minimum of ten (10) per cent of the device is illuminated at all times when the illumination of the device is in operation and it is flashing.</p> <p>AO5.4 If the development involves an advertising device that is a flashing device, the device is not located in a low density residential zone, low-medium density residential zone, medium density residential zone, tourist area (major) zone, or township zone.</p>	Zone	Maximum luminance	Major centre zone District centre zone	500 candelas per square metre	Local centre zone Neighbourhood centre zone Medium impact industry zone Low impact industry zone	350 candelas per square metre	All other zones	300 candelas per square metre
Zone	Maximum luminance								
Major centre zone District centre zone	500 candelas per square metre								
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All other zones	300 candelas per square metre								
Clearing of native vegetation									
<p>PO6 Clearing does not result in any significant adverse impacts on the following:</p> <ul style="list-style-type: none"> (a) scenic landscape values; or (b) values associated with large tracts of native vegetation which serve as habitat or viable biodiversity corridors; or (c) the quality of land and water resources (including underground water). 	<p>AO6.1 If the development involves clearing of native vegetation which is not identified on an overlay map as a biodiversity matter of local environmental significance or matter of state environmental significance, the clearing does not result in damage, removal or destruction of the native vegetation, unless the clearing satisfies the following circumstances:</p> <ul style="list-style-type: none"> (a) the clearing is for a purpose, vegetation type and circumstance that is identified under the <i>Vegetation Management Act 1999</i> as exempt; or (b) the clearing is for the purpose of: <ul style="list-style-type: none"> (i) lawful development for forestry; or (ii) managing declared weeds; or (iii) establishing or maintaining a necessary firebreak to protect sensitive land use and infrastructure (other than fences, roads and tracks) to a maximum width of twenty (20) metres or 1.5 times the 								

Performance outcomes	Acceptable outcomes								
	<p>height of the tallest adjacent tree, whichever is the greater; or</p> <p>(iv) maintaining existing infrastructure, including buildings, fences, roads and watering points; or</p> <p>(v) a necessary fire management line to a maximum width of ten (10) metres; or</p> <p>(vi) establishing a necessary road or vehicular track to a maximum width of ten (10) metres; or</p> <p>(vii) landscape gardening purposes;</p> <p>(viii) clearing of plants or plant material that has been planted for a 'cropping' use; or</p> <p>(c) the clearing is within a building location envelope or outside an environmental covenant area, which forms part of a prior approved development permit for material change of premises or a development permit for a reconfiguration of a lot.</p> <p>AO6.2</p> <p>If the development involves clearing of native vegetation the clearing does not result in damage, removal or destruction of native vegetation located above the fifty (50) metres Australian Height Datum contour level, unless the clearing is for a purpose specified in AO6.1.</p> <p>AO6.3</p> <p>If the development involves clearing of native vegetation the clearing does not result in damage, removal or destruction of native vegetation located within a biodiversity corridor identified in the planning scheme, unless the clearing is for a purpose specified in AO6.1.</p> <p>AO6.4</p> <p>If the development involves clearing of native vegetation the clearing does not result in damage, removal or destruction of any native vegetation located on land within the buffer distances from a waterway or wetland identified in the following table, unless the clearing is for a purpose specified in AO6.1:</p> <table border="1"> <thead> <tr> <th>Location</th><th>Buffer distance</th></tr> </thead> <tbody> <tr> <td>Top of the bank of a waterway classified as stream order one or stream order two</td><td>10 metres</td></tr> <tr> <td>Top of the bank of a waterway classified as stream order three or stream order four</td><td>25 metres</td></tr> <tr> <td>Top of the bank of a</td><td>50 metres</td></tr> </tbody> </table>	Location	Buffer distance	Top of the bank of a waterway classified as stream order one or stream order two	10 metres	Top of the bank of a waterway classified as stream order three or stream order four	25 metres	Top of the bank of a	50 metres
Location	Buffer distance								
Top of the bank of a waterway classified as stream order one or stream order two	10 metres								
Top of the bank of a waterway classified as stream order three or stream order four	25 metres								
Top of the bank of a	50 metres								

Performance outcomes		Acceptable outcomes	
		waterway classified as stream order five or higher order	
		Wetland	100 metres
PO7 Clearing does not result in land degradation due to soil erosion.	AO7.1 If the development involves clearing of native vegetation which is likely to result in the removal of ground cover and the exposure of soil to weather, clearing only occurs if it is undertaken in accordance with an erosion and sediment control plan which has been prepared and endorsed by a suitably qualified person, and the plan ensures that erosion and sediment control measures are implemented in accordance with best practice.		
Earthwork			
PO8 Earthwork is undertaken in a manner that achieves the following: (a) stable and safe development sites; (b) no worsening of stormwater flows to or from adjoining land; (c) best practice erosion and sediment control so as to minimise adverse impacts on adjoining property and the natural environment; and (d) no unsightly scarring of the landscape.	AO8.1 The development does not require earthwork that result in batter slopes which exceed twenty-five (25) per cent. AO8.2 If the development involves a retaining wall having a height exceeding one (1) metre, the retaining wall is certified by an engineer who qualifies as a registered professional engineer of Queensland as having been designed and constructed in accordance with best practice and that it is structurally stable and safe. AO8.3 If the development involves a retaining wall, sub-soil drainage is installed behind all retaining walls to maximise stability and to help prevent excess run-off onto neighbouring properties. AO8.4 The development: (a) does not require earthwork that results in the interference with or redirection of a natural drainage line; or (b) if it does require the redirection of a natural drainage line, ensures that surface water is conveyed to the kerb and channel or an approved inter-allotment drainage system. AO8.5 If the development involves earthwork for the purpose of constructing a dam or detention basin and it involves a retaining wall having a height exceeding one (1) metre or results in batter slopes which exceed twenty-five (25) per cent,		

Performance outcomes	Acceptable outcomes
	<p>the design and construction of the dam or detention basin is certified by an engineer who qualifies as a registered professional engineer of Queensland as having been designed and constructed in accordance with best practice and that it is structurally stable and safe.</p> <p>AO8.6 If the development involves earthwork, the earthwork occurs in accordance with an erosion and sediment control plan which has been prepared and endorsed by a suitably qualified person and the plan ensures that erosion and sediment control measures are implemented in accordance with best practice.</p> <p>AO8.7 If the development requires earthwork resulting in the need for a retaining wall having a height exceeding two (2) metres or for terraced retaining walls having a combined height exceeding two (2) metres, the following are complied with:</p> <ul style="list-style-type: none"> (a) the retaining wall or terraced retaining walls are located behind buildings and are not visible from the road frontage property boundary; or (b) the bulk of the single retaining wall or terraced retaining walls is broken up by the planting of vegetation (trees or shrubs) capable of screening at least fifty (50) per centum of the face of the walls as viewed from the road frontage boundary, in front of the wall at base level and within in each tier of the terrace.
Energy supply	
<p>PO9 An energy supply is provided in a manner which:</p> <ul style="list-style-type: none"> (a) is safe; and (b) is sufficient to support the needs of the development and the reasonable expectations for the development based on its location; and (c) does not compromise other infrastructure. 	<p>AO9.1 The development is provided with an energy supply in accordance with the requirements of Table 9.3.2.4.7.</p> <p>AO9.2 If the development requires the provision of reticulated grid electricity supply in accordance with Table 9.3.2.4.7 or if the development is to be provided with a reticulated grid electricity supply, the reticulated grid electricity supply infrastructure is provided in accordance with the requirements of the relevant energy supply authority.</p> <p>AO9.3 If the development requires an on-site energy supply in accordance with Table 9.3.2.4.7 (and the development is not to be provided with a</p>

Performance outcomes	Acceptable outcomes
	reticulated energy supply in accordance with AO9.2 above), the on-site energy supply is installed in accordance with all laws and regulations and current best practice.
Sewage and waste water treatment and disposal	
PO10 The development is provided with sewage and wastewater treatment and disposal infrastructure which: <ul style="list-style-type: none"> (a) treats and disposes all generated sewage and waste water in a manner that protects public health and avoids environmental harm; (b) where practicable, is integrated with the existing public sewerage networks; (c) where practicable, facilitates the orderly provision of future public sewerage networks; and (d) is designed and constructed to be safe, operationally reliable and easily maintained. 	AO10.1 The development is provided with sewage and waste water treatment and disposal infrastructure in accordance with the requirements of Table 9.3.2.4.6. AO10.2 If the development requires the provision of reticulated sewerage in accordance with Table 9.3.2.4.6 or if the development is to be provided with reticulated sewerage, the reticulated sewerage is provided in accordance with the current version of the Capricorn Municipal Development Guidelines. AO10.3 If the development requires on-site sewerage infrastructure in accordance with Table 9.3.2.4.6 (and the development is not to be provided with reticulated sewerage in accordance with AO10.2 above), the on-site sewerage infrastructure is provided in accordance with the current version of the Queensland Plumbing and Wastewater Code.
Roof and allotment drainage	
PO11 Roof and allotment drainage is able to be collected and discharged from the development in a manner that does not adversely affect the stability of buildings, structures, or land on the site or on adjoining land.	AO11.1 Roof and allotment drainage is conveyed to the kerb and channel or an inter-allotment drainage system in accordance with the most current version of the Australian Standard AS3500.3 (stormwater drainage).
Telecommunications	
PO12 The development is provided with telecommunications infrastructure or equipment which: <ul style="list-style-type: none"> (a) is sufficient to support the needs of the development and the reasonable expectations for the development based on its location; (b) where practicable, is integrated with the existing public telecommunication networks; and (c) is designed and constructed to be safe, operationally reliable and easily maintained. 	AO12.1 The development is provided with telecommunications infrastructure or equipment in accordance with the requirements of Table 9.3.2.4.7. AO12.2 If the development requires the provision of reticulated telecommunications infrastructure in accordance with Table 9.3.2.4.7 or if the development is to be provided with a reticulated telecommunications infrastructure, the reticulated telecommunications infrastructure is provided in accordance with the requirements of the relevant

Performance outcomes	Acceptable outcomes
	telecommunications supply authority. AO12.3 If the development requires on-site telecommunications equipment in accordance with Table 9.3.2.4.7, the telecommunications equipment is sufficient to enable contact in normal circumstances with the each of the following nearest emergency services: (a) ambulance station; (b) police station; (c) fire brigade; and (d) state emergency service facility.
Water supply	
PO13 The development is provided with water supply infrastructure which: (a) is sufficient to support the consumption and emergency needs of the development and the reasonable expectations for the development based on its location; (b) where practicable, is integrated with the existing public water supply networks; (c) where practicable, facilitates the orderly provision of future public water supply networks; and (d) is designed and constructed to be safe, operationally reliable and easily maintained.	AO13.1 The development is provided with a water supply in accordance with the requirements of Table 9.3.2.4.6. AO13.2 If the development requires the provision of reticulated municipal water supply in accordance with Table 9.3.2.4.6 or if the development is to be provided with a reticulated municipal water supply, the reticulated municipal water supply is provided in accordance with the current version of the Capricorn Municipal Development Guidelines. AO13.3 If the development requires an on-site water supply in accordance with Table 9.3.2.4.6 (and the development is not to be provided with a reticulated municipal water supply in accordance with AO13.2 above), the development is provided with an on-site water tank or multiple tanks for domestic water supply purposes, which have a minimum combined capacity of 50,000 litres.

Table 9.3.2.4.2 – Additional outcomes for assessable development

Performance outcomes	Acceptable outcomes
Non-tidal artificial waterways	
PO14 Development involving non-tidal artificial waterways ensures that the non-tidal artificial waterway is planned, designed, constructed, managed to: (a) protect water environmental values; (b) be compatible with the land use constraints for the site for protecting water environmental	AO14.1 Development involving non-tidal artificial waterways ensures: (a) environmental values in downstream waterways are protected; (b) any groundwater recharge areas are not affected; (c) the location of the waterway incorporates low

Performance outcomes	Acceptable outcomes
<p>values;</p> <p>(c) be compatible with existing tidal and non-tidal waterways;</p> <p>(d) perform a function in addition to stormwater management;</p> <p>(e) achieve water quality objectives.</p>	<p>lying areas of the catchment connected to an existing waterway;</p> <p>(d) existing areas of ponded water are included.</p> <p>AO14.2</p> <p>Non-tidal artificial waterways are located:</p> <p>(a) outside natural wetlands and any associated buffer areas;</p> <p>(b) to minimise disturbing soils or sediments;</p> <p>(c) to avoid altering the natural hydrologic regime in acid sulphate soil and nutrient hazardous areas.</p> <p>AO14.3</p> <p>If a non-tidal waterway is located adjacent to, or is connected to, a tidal waterway by means of a weir, lock, pumping system or similar:</p> <p>(a) there is sufficient flushing or a tidal range of greater than 0.3 metre; or</p> <p>(b) any tidal flow alteration does not adversely impact on the tidal waterway; or</p> <p>(c) there is not introduction of salt water into freshwater environments.</p> <p>AO14.4</p> <p>Development involving non-tidal artificial waterways is designed and managed for any of the following end-use purposes:</p> <p>(a) amenity including aesthetics, landscaping and recreation; or</p> <p>(b) flood management; or</p> <p>(c) stormwater harvesting as part of an integrated water cycle management plan; or</p> <p>(d) aquatic habitat.</p> <p>AO14.5</p> <p>Development involving non-tidal artificial waterways ensures that the end-use purpose of any non-tidal artificial waterway is designed and managed in a way that protects water environmental values.</p> <p>AO14.6</p> <p>The non-tidal artificial waterway is designed, constructed and managed under the responsibility of a suitably qualified registered professional engineer of Queensland who has specific experience in establishing and managing artificial waterways.</p> <p>AO14.7</p>

Performance outcomes	Acceptable outcomes
	<p>Monitoring and maintenance programs adaptively manage water quality in any non-tidal artificial waterway so as to achieve relevant water quality objectives downstream of the waterway.</p> <p>AO14.8 Aquatic weeds are managed so as to achieve less than ten (10) per cent weed coverage of the water surface area.</p> <p>AO14.9 The non-tidal artificial waterway is managed and operated by a responsible entity under a deed of agreement (if the terms are acceptable to and endorsed by Council).</p> <p>AO14.10 The responsible entity identified by AO14.9 implements a deed of agreement for the management and operation of the artificial waterway (if the terms are acceptable to and endorsed by Council), and the deed of agreement:</p> <ul style="list-style-type: none"> (a) identifies the waterway; (b) states the period of responsibility for the entity; (c) states a process for any transfer of responsibility for the waterway; (d) states required actions under the agreement for monitoring the water quality of the waterway and receiving waters; (e) states required actions under the agreement for maintaining the waterway to achieve the outcomes of this code and any relevant conditions of a development approval; and (f) identifies funding sources for the above, including bonds, infrastructure charges or levies.
<p>PO15 The non-tidal artificial waterway is designed and managed so as to avoid causing adverse impacts on residential amenity and public health and safety due to pests and vectors (such as mosquitoes).</p>	<p>No acceptable outcome is nominated.</p>
Roadwork	
<p>PO16 All roadwork is designed and constructed in an economically cost-effective manner and ensures that the pedestrian, cycle and vehicle movement network:</p> <ul style="list-style-type: none"> (a) is safe; (b) is efficient; 	<p>AO16.1 If the development involves roadwork, an engineer who qualifies as a registered professional engineer of Queensland certifies that all roadwork is designed and constructed in accordance with the Capricorn Municipal Development Guidelines.</p>

Performance outcomes	Acceptable outcomes
(c) is orderly; and (d) does not significantly adversely affect amenity.	
Stormwater management	
<p>PO17</p> <p>The development:</p> <ul style="list-style-type: none"> (a) collects and discharges stormwater in a manner that does not adversely affect the stability of buildings, structures, infrastructure or land, located on the site or off the site; (b) has a stormwater management system that is designed and constructed to be safe, operationally reliable, and easily maintained; (c) ensures that the stormwater management system and site work does not adversely impact flooding or drainage characteristics of premises which are located up-slope, down-slope, or adjacent to the site; (d) ensures that the stormwater management system and site work does not result in ponding or retention of water in a manner that is likely to result in loss of amenity for sensitive land use, or result in adverse impacts on public health and safety; (e) where practicable, is integrated with existing public stormwater management networks and planned future stormwater management networks; and (f) does not compromise the ability of the stormwater management system for the catchment to ensure that stormwater causes minimal nuisance, danger, and damage to people, property, infrastructure and the environment due to the quantity of stormwater discharge. 	<p>AO17.1</p> <p>An engineer who qualifies as a registered professional engineer of Queensland certifies that the development has a stormwater management system which:</p> <ul style="list-style-type: none"> (a) collects and discharges stormwater to a lawful point of discharge; (b) is compatible with and does not compromise the stormwater management system for the catchment; and (c) is designed and constructed in accordance with the Capricorn Municipal Development Guidelines and any requirements of the stormwater management planning scheme policy contained in schedule 7.13 of the planning scheme.
<p>PO18</p> <p>The development is planned, designed and constructed, and managed to avoid or minimise adverse impacts on environmental values associated with water quality in natural and developed catchments by achieving:</p> <ul style="list-style-type: none"> (a) identified stormwater quality design objectives for the location; or (b) current best practice environmental management. 	<p>AO18.1</p> <p>A site stormwater quality management plan has been prepared by a suitably qualified person and the plan:</p> <ul style="list-style-type: none"> (a) is consistent with any local area stormwater management planning; and (b) provides for achievable stormwater quality treatment measures which meet the construction phase design objectives identified in Table 9.3.2.4.8 and the post-construction phase design objectives identified in Table 9.3.2.4.9, or current best practice environmental management, reflecting land use constraints, such as: <ul style="list-style-type: none"> (i) erosive, dispersive, sodic and/or saline soil types; (ii) landscape features (including landform); (iii) acid sulfate soil and management of

Performance outcomes	Acceptable outcomes
	<p>nutrient of concern;</p> <p>(iv) rainfall erosivity.</p> <p>Editor's note: Local area stormwater management planning may include urban stormwater quality management plans, catchment management plans, waterway management plans, healthy waters management plans, water quality improvement plans, and natural resource management plans.</p> <p>AO18.2</p> <p>An erosion and sediment control plan is prepared by a suitably qualified person, and the plan ensures that the release of sediment-laden stormwater:</p> <p>(a) is avoided for the nominated design storm; and</p> <p>(b) is minimised when the nominated design storm is exceeded by addressing the construction phase design objectives for drainage control, erosion control, sediment control and water quality identified in Table 9.3.2.4.8.</p> <p>AO18.3</p> <p>Erosion and sediment control practices (including any proprietary erosion and sediment control products) are designed, installed, constructed, operated, monitored and maintained in accordance with the erosion and sediment control plan required by AO18.2.</p> <p>AO18.4</p> <p>Development incorporates stormwater flow control measures to achieve the design objectives identified in Table 9.3.2.4.8 and identified in Table 9.3.2.4.9, or current best practice environmental management, including management of frequent flows and peak flows.</p>
Waste water treatment and disposal (where discharging to a waterway or off-site)	
<p>PO19</p> <p>The development does not discharge wastewater to a waterway or off-site unless it is treated and discharged in a manner which:</p> <p>(a) is in accordance with current best practice environmental management;</p> <p>(b) meets the water quality objectives for the receiving water;</p> <p>(c) maintains ecological processes, riparian vegetation, waterway integrity and downstream ecosystem health; and</p> <p>(d) avoid causing adverse impacts on ecosystem health and waterway health.</p>	<p>AO19.1</p> <p>If the development involves the treatment and discharge of wastewater to a waterway or off-site, a wastewater management plan is prepared by a suitably qualified person, and the plan addresses the following:</p> <p>(a) wastewater type;</p> <p>(b) climatic conditions;</p> <p>(c) water quality objectives; and</p> <p>(d) best environmental practice.</p> <p>AO19.2</p> <p>The wastewater management plan required by AO19.1 provides for the management of wastewater in accordance with a waste</p>

Performance outcomes	Acceptable outcomes
	<p>management hierarchy that:</p> <ul style="list-style-type: none"> (a) avoids wastewater discharge to waterways; or (b) if wastewater discharge to waterways cannot practicably be avoided, minimises wastewater discharge to waterways by re-use, recycling, recovery and treatment for disposal for sewer, surface water and groundwater. <p>AO19.3 Wastewater discharge is managed in manner which avoids or minimises the release of nutrients that are likely to increase the occurrence, frequency or intensity of algal blooms.</p> <p>AO19.4 Development in coastal catchments:</p> <ul style="list-style-type: none"> (a) avoids lowering groundwater levels where potential or actual acid sulfate soils are present; and (b) manages wastewater so that: <ul style="list-style-type: none"> (i) the pH of any wastewater discharged is maintained between 6.5 and 8.5 to avoid mobilisation of acid, iron, aluminium, and metals; (ii) holding times of neutralised wastewater ensures the flocculation and removal of any dissolved iron prior to release; (iii) visible iron floc is not present in any discharge; (iv) precipitated iron floc is contained and disposed of; and (v) wastewater and precipitates that cannot be contained and treated for discharge on site are removed and disposed of through trade waste or another lawful method.

Table 9.3.2.4.3 – Requirements for vehicle parking and queuing

Defined use	Minimum vehicle parking and queuing requirements
Requirements for accommodation activities	
Requirements for long-term stay accommodation activities	
Caretaker's accommodation	In accordance with the following: (a) one (1) space per dwelling.
Community residence	In accordance with the following: (a) one (1) space per staff member or carer; and (b) one (1) visitor space.
Dual occupancy	In accordance with the following:

Defined use	Minimum vehicle parking and queuing requirements
	(a) two (2) spaces per dwelling, with a minimum of one (1) space per dwelling being covered.
Dwelling house	In accordance with the following: (a) two (2) spaces per dwelling, with a minimum of one (1) space per dwelling being covered.
Dwelling unit	In accordance with the following: (a) one (1) covered space per dwelling.
Home based business	In accordance with the following: (a) if for a bed and breakfast; (i) one (1) space per accommodation room in addition to parking provided for the dwelling; or (b) if for any other home based business; (i) one (1) visitor space.
Multiple dwelling	In accordance with the following: (a) one (1) covered space per dwelling; and (b) one (1) visitor space per four (4) dwellings.
Non-resident workforce accommodation	In accordance with the following: (a) one (1) space per worker who is able to reside at the premises; and (b) one (1) space per staff member who works at the premises each day at any given time, but who does not reside at the premises (for example, any cooks, cleaners or similar); and (c) one (1) visitor space per four (4) workers who reside at the premises.
Relocatable home park	In accordance with the following: (a) one (1) covered space per dwelling; and (b) one (1) visitor space per four (4) dwellings.
Residential care facility	In accordance with the following: (a) one (1) space per staff member who works at the premises each day at any given time; and (b) one (1) visitor space per six (6) beds; and (c) one (1) space of sufficient size for an ambulance vehicle.
Retirement facility	In accordance with the following: (a) one (1) covered space per dwelling; and (b) one (1) visitor space per four (4) dwellings; and (c) one (1) space per staff member who works at the premises each day at any given time; and (d) one (1) space for at least a twenty (20) seat bus.
Rooming accommodation	In accordance with the following: (a) one (1) space per dwelling; and (b) if an accommodation room contains between one (1) to four (4) beds, one (1) space per accommodation room; and (c) if an accommodation room contains greater than four (4) beds, one (1) space per four (4) beds; and (d) one (1) space per staff member who works at the premises each day at any given time; and (e) one (1) space for at least a twenty (20) seat bus.
Rural workers	In accordance with the following:

Defined use	Minimum vehicle parking and queuing requirements
accommodation	(a) one (1) space per worker who resides at the premises.
Requirements for short-term stay accommodation activities	
Nature based tourism	As determined Council.
Resort complex	<p>In accordance with the following:</p> <p>(a) if for accommodation components of the resort complex;</p> <ul style="list-style-type: none"> (i) one (1) covered space per dwelling; and (ii) one (1) visitor space per four (4) dwellings; and (iii) one (1) space per staff member who works at the premises each day at any given time; and <p>(b) if for other non-accommodation components and facilities of the resort complex, vehicle parking and queuing space in accordance with the minimum requirements specified for other specifically defined uses in this table as relevant to the non-accommodation component or facility forming part of the resort complex.</p>
Short-term accommodation	<p>In accordance with the following:</p> <p>(a) if for backpacker accommodation;</p> <ul style="list-style-type: none"> (i) one (1) space per dwelling; and (ii) if an accommodation room contains between one (1) to four (4) beds, one (1) space per accommodation room; and (iii) if an accommodation room contains greater than four (4) beds, one (1) space per four (4) beds; and (iv) one (1) space for all vehicles permanently stored on the site (for example hire vehicles and buses); and <p>(b) if for a farm stay;</p> <ul style="list-style-type: none"> (i) one (1) space per accommodation room in addition to parking provided for the primary dwelling; and <p>(c) if for a motel;</p> <ul style="list-style-type: none"> (i) one (1) space per dwelling; and (ii) one (1) space per accommodation room; and (iii) one (1) space per staff member who works at the premises each day at any given time; and (iv) sufficient parking or queuing space for a minimum of two (2) vehicles at the entry to the site; and <p>(d) if for other types of short-term accommodation;</p> <ul style="list-style-type: none"> (i) one (1) covered per dwelling; and (ii) one (1) space per accommodation room; and (iii) one (1) space per staff member who works at the premises each day at any given time.
Tourist park	<p>In accordance with the following:</p> <p>(a) one (1) space per caravan, tent or cabin site; and</p> <p>(b) one (1) visitor space per eight (8) caravan, tent or cabin sites; and</p> <p>(c) one (1) space per staff member who works at the premises each day at any given time; and</p> <p>(d) one (1) queuing area sufficient to accommodate two (2) vehicles towing caravans at the entry to the site.</p>
Requirements for business activities	
Agricultural supplies	In accordance with the following:

Defined use	Minimum vehicle parking and queuing requirements
store	<p>(a) the greater of the following:</p> <ul style="list-style-type: none"> (i) five (5) spaces; or (ii) one (1) space per 500 square metres or part thereof of total use area; and <p>(b) one (1) on-site space of sufficient dimension for set-down, pick-up, and manoeuvring of special use vehicles (such as delivery and removal vehicles appropriate for the type goods sold on premises).</p>
Bulk landscape supplies	<p>In accordance with the following:</p> <p>(a) the greater of the following:</p> <ul style="list-style-type: none"> (i) five (5) spaces; or (ii) one (1) space per 1000 square metres or part thereof of total use area; and <p>(b) one (1) on-site space of sufficient dimension for set-down, pick-up, and manoeuvring of special use vehicles (such as delivery and removal vehicles appropriate for the type goods sold on premises).</p>
Car wash	<p>In accordance with the following:</p> <p>(a) one (1) space per staff member who works at the premises each day at any given time; and</p> <p>(b) in addition to the car wash bays, on-site queuing space that is clear of the road reserve for a minimum of four (4) vehicles.</p>
Funeral parlour	<p>In accordance with the following:</p> <p>(a) where:</p> <ul style="list-style-type: none"> (i) not located in the major centre zone of Yeppoon, one (1) space per twenty (20) square metres or part thereof of gross floor area; or (ii) located in the major centre zone of Yeppoon, one (1) space per twenty-five (25) square metres or part thereof of gross floor area.
Garden centre	<p>In accordance with the following:</p> <p>(a) the greater of the following:</p> <ul style="list-style-type: none"> (i) five (5) spaces; or (ii) one (1) space per 200 square metres or part thereof of total use area; and <p>(b) one (1) on-site space of sufficient dimension for set-down, pick-up, and manoeuvring of special use vehicles (such as delivery and removal vehicles appropriate for the type goods sold on premises).</p>
Hardware and trade supplies	<p>In accordance with the following:</p> <p>(a) one (1) space per twenty (20) square metres or part thereof of gross floor area.</p>
Market	<p>In accordance with the following:</p> <p>(a) one (1) space per twenty (20) square metres or part thereof of total use area.</p>
Outdoor sales	<p>In accordance with the following:</p> <p>(a) the greater of the following:</p> <ul style="list-style-type: none"> (i) five (5) spaces; or (ii) one (1) space per 500 square metres or part thereof of total use area; and <p>(b) one (1) on-site space of sufficient dimension for set-down, pick-up, and manoeuvring of special use vehicles (such as delivery and removal vehicles appropriate for the type goods sold on premises).</p>

Defined use	Minimum vehicle parking and queuing requirements
Sales office	In accordance with the following: (a) four (4) spaces.
Service station	In accordance with the following: (a) four (4) spaces per service bay; and (b) one (1) on-site space of sufficient dimension for set-down, pick-up, and manoeuvring of special use vehicles (such as petrol/gas supply delivery vehicles); and (c) if the service station includes ancillary uses such as shop or food and drink outlet, vehicle parking and queuing space in accordance with the minimum requirements specified for other specifically defined uses in this table as relevant to the service station.
Showroom	In accordance with the following: (a) if the showroom is for motor vehicles, boats, or machinery or similar, then the greater of the following: (i) five (5) spaces; or (ii) one (1) space per 100 square metres or part thereof of gross floor area; and (b) if the showroom is for bulky whitegoods (fridges, freezers, washing machines or similar), bulky furniture or similar, then the greater of the following: (i) five (5) spaces; or (ii) one (1) space per 40 square metres or part thereof of gross floor area; and (c) one (1) on-site space per 800 square metres or part thereof of gross floor area, of sufficient dimension for set-down, pick-up, and manoeuvring of special use vehicles (such as delivery and removal vehicles appropriate for the type goods sold on premises).
Veterinary services	In accordance with the following: (a) one (1) space per forty (40) square metres or part thereof of gross floor area; and (b) one (1) on-site space of sufficient dimension for queuing, set-down, pick-up, and manoeuvring of special use vehicles (such as special animal transport vehicles/trailers).
Requirements for centre activities	
Adult store	In accordance with the following: (a) where: (i) not located in the major centre zone of Yeppoon, one (1) space per twenty (20) square metres or part thereof of gross floor area; or (ii) located in the major centre zone of Yeppoon, one (1) space per twenty-five (25) square metres or part thereof of gross floor area.
Food and drink outlet	In accordance with the following: (a) where: (i) not located in the major centre zone of Yeppoon, one (1) space per ten (10) square metres or part thereof of gross floor area; or (ii) located in the major centre zone of Yeppoon, one (1) space per twenty-five (25) square metres or part thereof of gross floor area; and (b) if involving a drive through facility: (i) on-site queuing space clear of the road reserve for at least ten (10) vehicles.

Defined use	Minimum vehicle parking and queuing requirements
Health care services	<p>In accordance with the following:</p> <p>(a) where:</p> <ul style="list-style-type: none"> (i) not located in the major centre zone of Yeppoon, one (1) space per twenty (20) square metres or part thereof of gross floor area; or (ii) located in the major centre zone of Yeppoon, one (1) space per twenty-five (25) square metres or part thereof of gross floor area; and <p>(b) one (1) on-site space of sufficient dimension for set-down, pick-up, and manoeuvring of special use vehicles (such as blood collection/transport vehicles); and</p> <p>(c) one (1) emergency ambulance space.</p>
Office	<p>In accordance with the following:</p> <p>(a) where:</p> <ul style="list-style-type: none"> (i) not located in the major centre zone of Yeppoon, one (1) space per twenty (20) square metres or part thereof of gross floor area; or (ii) located in the major centre zone of Yeppoon, one (1) space per twenty-five (25) square metres or part thereof of gross floor area.
Shop	<p>In accordance with the following:</p> <p>(a) where:</p> <ul style="list-style-type: none"> (i) not located in the major centre zone of Yeppoon, one (1) space per twenty (20) square metres or part thereof of gross floor area; or (ii) located in the major centre zone of Yeppoon, one (1) space per twenty-five (25) square metres or part thereof of gross floor area; and <p>(b) if involving a drive through facility:</p> <ul style="list-style-type: none"> (i) on-site queuing space clear of the road reserve for at least ten (10) vehicles.
Shopping centre	<p>Where not located in the major centre zone of Yeppoon, in accordance with the following:</p> <p>(a) if the shopping centre has a total gross leasable floor area of:</p> <ul style="list-style-type: none"> (i) between 0 and 10,000 square metres, then one (1) space per sixteen (16) square metres or part thereof of gross leasable floor area; or (ii) between 10,000 and 20,000 square metres, then one (1) space per seventeen (17) square metres or part thereof of gross leasable floor area; or (iii) between 20,000 and 30,000 square metres, then one (1) space per twenty-three (23) square metres or part thereof of gross leasable floor area; or (iv) over 30,000 square metres, then one (1) space per twenty-four (24) square metres or part thereof of gross leasable floor area; and <p>(b) one (1) on-site space per 1,500 square metres or part thereof of gross floor area, of sufficient dimension for set-down, pick-up, and manoeuvring of special use vehicles (such as delivery and removal vehicles appropriate for the type goods sold on premises); and</p> <p>(c) one (1) emergency ambulance space; and</p> <p>(d) if the shopping centre has a role and function consistent the planning scheme centres hierarchy categories of local centre, district centre or major centre, then sufficient additional on-site space for public transport queuing, set-down, pick-up, and manoeuvring as determined by Council.</p> <p>Where located in the major centre zone of Yeppoon, in accordance with the following:</p>

Defined use	Minimum vehicle parking and queuing requirements
	<ul style="list-style-type: none"> (a) one (1) space per twenty-four (24) square metres or part thereof of gross leasable floor area; and (b) one (1) on-site space per 1,500 square metres or part thereof of gross floor area, of sufficient dimension for set-down, pick-up, and manoeuvring of special use vehicles (such as delivery and removal vehicles appropriate for the type goods sold on premises); and (c) one (1) emergency ambulance space; and (d) if the shopping centre has a role and function consistent the planning scheme centres hierarchy categories of local centre, district centre or major centre, then sufficient additional on-site space for public transport queuing, set-down, pick-up, and manoeuvring as determined by Council.
Requirements for community activities	
Child care centre	<p>In accordance with the following:</p> <ul style="list-style-type: none"> (a) where not located in the major centre zone of Yeppoon: <ul style="list-style-type: none"> (i) one (1) space per staff member who works at the premises each day at any given time; and (ii) one (1) space per ten (10) children; or (b) where located in the major centre zone of Yeppoon: <ul style="list-style-type: none"> (i) one (1) space per twenty-five (25) square metres or part thereof of gross floor area.
Club	<p>In accordance with the following:</p> <ul style="list-style-type: none"> (a) where not located in the major centre zone of Yeppoon: <ul style="list-style-type: none"> (i) if the club includes a licensed premises (excluding community liquor license) or serving meals; <ul style="list-style-type: none"> (A) one (1) space per ten (10) square metres or part thereof of gross floor area; and (B) one (1) on-site space of sufficient dimension for queuing, set-down, pick-up, and manoeuvring of special use vehicles (such as delivery vehicles); and (ii) if an unlicensed premises or only holding a community liquor license; <ul style="list-style-type: none"> (A) one (1) space per fifteen (15) square metres or part thereof of gross floor area; or (b) where located in the major centre zone of Yeppoon: <ul style="list-style-type: none"> (i) one (1) space per twenty-five (25) square metres or part thereof of gross floor area.
Community care centre	<p>In accordance with the following:</p> <ul style="list-style-type: none"> (a) where: <ul style="list-style-type: none"> (i) not located in the major centre zone of Yeppoon, one (1) space per twenty (20) square metres or part thereof of gross floor area; or (ii) located in the major centre zone of Yeppoon, one (1) space per twenty-five (25) square metres or part thereof of gross floor area.
Community use	<p>In accordance with the following:</p> <ul style="list-style-type: none"> (a) where: <ul style="list-style-type: none"> (i) not located in the major centre zone of Yeppoon, one (1) space per fifteen (15) square metres or part thereof of gross floor area; or (ii) located in the major centre zone of Yeppoon, one (1) space per twenty-five (25) square metres or part thereof of gross floor area.
Educational establishment	<p>In accordance with the following:</p> <ul style="list-style-type: none"> (a) where not located in the major centre zone of Yeppoon:

Defined use	Minimum vehicle parking and queuing requirements
	<ul style="list-style-type: none"> (i) if the educational establishment is primarily involved in short-term training courses and the like and the development has a gross floor area less than or equal to 1000 square metres, one (1) space per fifteen (15) square metres or part thereof of gross floor area; or (ii) if for any other circumstance, a rate as determined by Council; or <p>(b) where located in the major centre zone of Yeppoon:</p> <ul style="list-style-type: none"> (i) if the educational establishment is primarily involved in short-term training courses and the like and the development has a gross floor area less than or equal to 1000 square metres, one (1) space per twenty-five (25) square metres or part thereof of gross floor area; or (ii) if for any other circumstance, a rate as determined by Council.
Hospital	As determined by Council.
Outstation	As determined by Council.
Place of Worship	<p>In accordance with the following:</p> <p>(a) where:</p> <ul style="list-style-type: none"> (i) not located in the major centre zone of Yeppoon, one (1) space per fifteen (15) square metres or part thereof of gross floor area; or (ii) where located in the major centre of Yeppoon, one (1) space per twenty-five (25) square metres or part thereof of gross floor area.
Requirements for entertainment activities	
Bar	<p>In accordance with the following:</p> <p>(a) where:</p> <ul style="list-style-type: none"> (i) not located in the major centre zone of Yeppoon, one (1) space per ten (10) square metres or part thereof of gross floor area; or (ii) located in the major centre zone of Yeppoon, one (1) space per twenty-five (25) square metres or part thereof of gross floor area.
Brothel	As determined by Council.
Function facility	<p>In accordance with the following:</p> <p>(a) where:</p> <ul style="list-style-type: none"> (i) not located in the major centre zone of Yeppoon, one (1) space per ten (10) square metres or part thereof of gross floor area; or (ii) located in the major centre zone of Yeppoon, one (1) space per twenty-five (25) square metres or part thereof of gross floor area.
Hotel	<p>In accordance with the following:</p> <p>(a) where:</p> <ul style="list-style-type: none"> (i) not located in the major centre zone of Yeppoon, one (1) space per ten (10) square metres or part thereof of gross floor area (excluding any areas of short-term accommodation); or (ii) located in the major centre zone of Yeppoon, one (1) space per twenty-five (25) square metres or part thereof of gross floor area (excluding any areas of short-term accommodation); and <p>(b) one (1) space per accommodation room if short-term accommodation is provided; and</p> <p>(c) one (1) on-site space of sufficient dimension for queuing, set-down, pick-up, and manoeuvring of special use vehicles (such as delivery vehicles); and</p> <p>(d) if including a drive through facility, on-site queuing space for at least six (6) vehicles.</p>

Defined use	Minimum vehicle parking and queuing requirements
Nightclub entertainment facility	In accordance with the following: (a) where: (i) not located in the major centre zone of Yeppoon, one (1) space per ten (10) square metres or part thereof of gross floor area; or (ii) located in the major centre zone of Yeppoon, one (1) space per twenty-five (25) square metres or part thereof of gross floor area.
Theatre	In accordance with the following: (a) where not located in the major centre zone of Yeppoon, the greater of the following: (i) one (1) space per ten (10) square metres or part thereof of gross floor area; or (ii) one (1) space per four (4) seats; or (b) where located in the major centre zone of Yeppoon: (i) one (1) space per twenty-five (25) square metres or part thereof of gross floor area.
Tourist attraction	As determined by council.
Requirements for industrial activities	
High impact industry	As determined by Council.
Low impact industry	In accordance with the following: (a) the greater of the following: (i) one (1) space per fifty (50) square metres of part therefore of gross floor area; or (ii) one (1) space per staff member who works at the premises each day at any given time; and (b) one (1) on-site space of sufficient dimension for set-down, pick-up, and manoeuvring of special use vehicles (such as delivery vehicles of materials, goods or products associated with the use).
Marine industry	As determined by Council.
Medium impact industry	In accordance with the following: (a) the greater of the following: (i) one (1) space per one-hundred (100) square metres of part therefore of gross floor area; or (ii) one (1) space per staff member who works at the premises each day at any given time; and (b) one (1) on-site space of sufficient dimension for set-down, pick-up, and manoeuvring of special use vehicles (such as delivery vehicles of materials, goods or products associated with the use).
Research and technology industry	In accordance with the following: (a) the greater of the following: (i) one (1) space per one-hundred (100) square metres of part therefore of gross floor area; or (ii) one (1) space per staff member who works at the premises each day at any given time; and (b) one (1) on-site space of sufficient dimension for set-down, pick-up, and manoeuvring of special use vehicles (such as delivery vehicles of materials, goods or products associated with the use).
Service industry	In accordance with the following:

Defined use	Minimum vehicle parking and queuing requirements
	(a) where: <ul style="list-style-type: none"> (i) not located in the major centre zone of Yeppoon, one (1) space per twenty (20) square metres or part thereof of gross floor area; or (ii) located in the major centre zone of Yeppoon, one (1) space per twenty-five (25) square metres or part thereof of gross floor area.
Special industry	As determined by Council.
Warehouse	In accordance with the following: <ul style="list-style-type: none"> (a) one (1) space per staff member who works at the premises each day at any given time, not including any resident at the premises; and (b) if the warehouse is for self-storage sheds, one (1) space per four (4) self-storage sheds with the spaces being clear of any internal vehicle movement areas; and (c) if the warehouse is for the storage or distribution of goods for any purpose other than self-storage, one (1) on-site space per 800 square metres or part thereof of storage area, of sufficient dimension for set-down, pick-up, and manoeuvring of vehicles likely to use the warehouse.
Requirements for recreation activities	
Environment facility	As determined by Council.
Indoor sport and recreation	The requirement for indoor sport and recreation is the cumulative total of the calculations for following components: <ul style="list-style-type: none"> (a) Sporting area component; (b) Spectator area component; and (c) Bus component. <p><u>Sporting area component:</u></p> <p>The sporting area component is calculated as the cumulative total of each of the following circumstances as relevant to the development.</p> <ul style="list-style-type: none"> (a) If the use has a regular sized playing field being for the purpose of soccer, rugby league, rugby union, hockey, baseball or similar, fifty (50) spaces per field. (b) If the use has a regular sized playing oval for the purpose of cricket or AFL or similar, sixty (60) spaces per oval. (c) If the use has a court for the purpose of tennis, squash, badminton or similar, four (4) spaces per court. (d) If the use has a court for the purpose of basketball, netball, volleyball or similar, thirty-five (35) spaces per court. (e) If the use has a green for lawn bowls, four (4) spaces per rink. (f) If the use has a lawn for croquet, gate ball or similar, four (4) spaces per lawn. (g) If the use has a swimming pool or aquatic centre: <ul style="list-style-type: none"> (i) for a regular lap pool, two (2) spaces per lane; or (ii) for other pools, one (1) space per ten (10) square metres. (h) If the use has a golf driving range, shooting range, archery range or similar, one (1) space per driving tee, shooter or archer position. (i) If the use has an athletics running track and field area, one-hundred (100) spaces per standard sized track and field area. (j) If the use has a track cycling velodrome or similar, fifty (50) spaces per standard sized velodrome. (k) If the use has an area for the purpose of equestrian events, field polo,

Defined use	Minimum vehicle parking and queuing requirements
	<p>campdrafting, rodeo, showgrounds or similar, a parking space rate as determined by Council.</p> <p>(l) If the use has an alley for the purpose of a bowling alley, three (3) spaces per alley.</p> <p>(m) If the use has a pitch for the purpose of indoor cricket, eighteen (18) spaces per pitch.</p> <p>(n) If the use has an area for the purpose of a gymnasium, fitness studio or similar:</p> <p>(i) where not located in the major centre zone of Yeppoon, one (1) space per twenty (20) square metres or part thereof of gross floor area; or</p> <p>(ii) where located in the major centre zone of Yeppoon, one (1) space per twenty-five (25) square metres or part thereof of gross floor area.</p> <p>(o) If the use has a rink for the purpose of ice hockey, ice skating, roller skating or similar, fifty (50) spaces per standard sized rink.</p> <p>(p) If the use is for the purpose of an amusement parlour or similar, one (1) space per twenty (20) square metres or part thereof of gross floor area.</p> <p>(q) Any other circumstance, a parking space rate as determined by Council.</p> <p><u>Spectator area component:</u></p> <p>The spectator area component is calculated as the cumulative total of each of the following circumstances as relevant to the development.</p> <p>(a) If the use has grandstand seating or other fixed seating areas:</p> <p>(i) for individual seating arrangements, one (1) space per five (5) or part thereof of individual seats;</p> <p>(ii) for bench seating arrangements, one (1) space per three (3) metres or part thereof of seating.</p> <p>(b) If the use has areas where there is no grandstand seating or other fixed seating areas around the perimeter of the sporting area, one (1) space per five (5) square metres or part thereof of spectator area.</p> <p><u>Bus area component:</u></p> <p>One (1) on-site space of sufficient dimension for set-down, pick-up, and manoeuvring of at least one (1) twenty (20) seat bus per one-hundred (100) standard vehicle car parking spaces or part thereof required for the use.</p>
Major sport, recreation and entertainment facility	As determined by Council
Motor sport facility	As determined by Council
Outdoor sport and recreation	<p>The requirement for outdoor sport and recreation is the cumulative total of the calculations for following components:</p> <p>(a) Sporting area component;</p> <p>(b) Spectator area component; and</p> <p>(c) Bus component.</p> <p><u>Sporting area component:</u></p> <p>The sporting area component is calculated as the cumulative total of each of the following circumstances as relevant to the development.</p> <p>(a) If the use has a regular sized playing field being for the purpose of soccer, rugby league, rugby union, hockey, baseball or similar, fifty (50) spaces per field.</p>

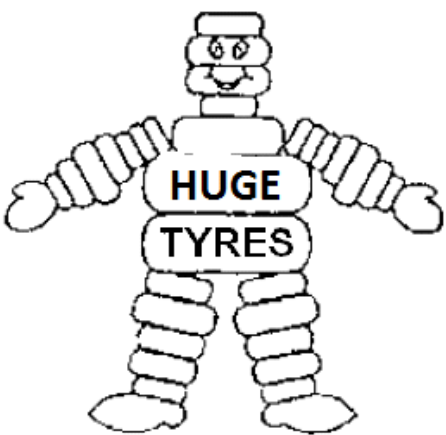

Defined use	Minimum vehicle parking and queuing requirements
	<p>(b) If the use has a regular sized playing oval for the purpose of cricket or AFL or similar, sixty (60) spaces per oval.</p> <p>(c) If the use has a court for the purpose of tennis, squash, badminton or similar, four (4) spaces per court.</p> <p>(d) If the use has a court for the purpose of basketball, netball, volleyball or similar, thirty-five (35) spaces per court.</p> <p>(e) If the use has a green for lawn bowls, four (4) spaces per rink.</p> <p>(f) If the use has a lawn for croquet, gate ball or similar, four (4) spaces per lawn.</p> <p>(g) If the use has a swimming pool or aquatic centre:</p> <p>(i) for a regular lap pool, two (2) spaces per lane; or</p> <p>(ii) for other pools, one (1) space per ten (10) square metres.</p> <p>(h) If the use has a golf driving range, shooting range, archery range or similar, one (1) space per driving tee, shooter or archer position.</p> <p>(i) If the use has an athletics running track and field area, one-hundred (100) spaces per standard sized track and field area.</p> <p>(j) If the use has a track cycling velodrome or similar, fifty (50) spaces per standard sized velodrome.</p> <p>(k) If the use has an area for the purpose of equestrian events, field polo, campdrafting, rodeo, showgrounds or similar, a parking space rate as determined by Council.</p> <p>(l) If the use has a rink for the purpose of a standard roller skating rink or similar, fifty (50) spaces per rink.</p> <p>(m) Any other circumstance, a parking space rate as determined by Council.</p> <p><u>Spectator area component:</u></p> <p>The spectator area component is calculated as the cumulative total of each of the following circumstances as relevant to the development.</p> <p>(a) If the use has grandstand seating or other fixed seating areas:</p> <p>(i) for individual seating arrangements, one (1) space per five (5) or part thereof of individual seats;</p> <p>(ii) for bench seating arrangements, one (1) space per three (3) metres or part thereof of seating.</p> <p>(b) If the use has areas where there is no grandstand seating or other fixed seating areas around the perimeter of the sporting area, one (1) space per five (5) square metres or part thereof of spectator area.</p> <p><u>Bus area component:</u></p> <p>One (1) on-site space of sufficient dimension for set-down, pick-up, and manoeuvring of at least one (1) twenty (20) seat bus per one-hundred (100) standard vehicle car parking spaces or part thereof required for the use.</p>
Park	<p>In accordance with the following:</p> <p>(a) one (1) space per one-hundred and fifty (150) square metres of park area.</p>
Requirements for rural activities	
Animal husbandry	<p>In accordance with the following:</p> <p>(a) one (1) space per staff member who works at the premises each day at any given time, not including any resident at the premises.</p>
Animal keeping	<p>In accordance with the following:</p> <p>(a) one (1) space per staff member who works at the premises each day at</p>

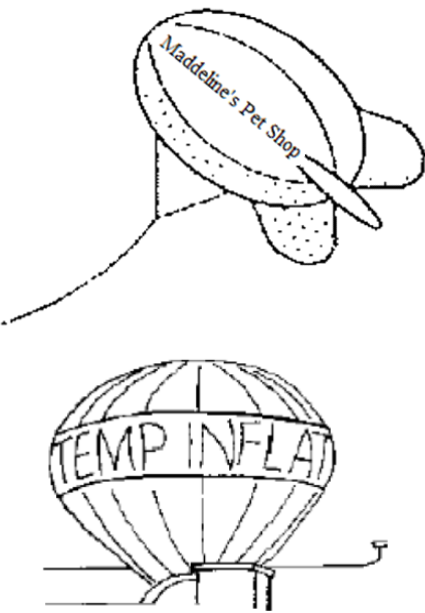
Defined use	Minimum vehicle parking and queuing requirements
	any given time, not including any resident at the premises.
Aquaculture	In accordance with the following: (a) one (1) space per staff member who works at the premises each day at any given time, not including any resident at the premises.
Cropping	In accordance with the following: (a) one (1) space per staff member who works at the premises each day at any given time, not including any resident at the premises.
Extractive industry	In accordance with the following: (a) one (1) space per staff member who works at the premises each day at any given time, not including any resident at the premises.
Intensive animal husbandry	In accordance with the following: (a) one (1) space per staff member who works at the premises each day at any given time, not including any resident at the premises.
Intensive horticulture	In accordance with the following: (a) one (1) space per staff member who works at the premises each day at any given time, not including any resident at the premises.
Permanent plantation	In accordance with the following: (a) one (1) space per staff member who works at the premises each day at any given time, not including any resident at the premises.
Roadside stall	In accordance with the following: (a) queuing or parking space for four (4) vehicles being served or awaiting service.
Rural industry	In accordance with the following: (a) one (1) space per staff member who works at the premises each day at any given time, not including any resident at the premises.
Wholesale nursery	In accordance with the following: (a) one (1) space per staff member who works at the premises each day at any given time, not including any resident at the premises.
Winery	In accordance with the following: (a) one (1) space per staff member who works at the premises each day at any given time; and (b) one (1) space per twenty (20) square metres or part thereof of gross floor area, of any visitor wine tasting area, visitor wine sales area or similar.
Requirements for special activities	
Air services	As determined by council.
Cemetery	As determined by council.
Crematorium	In accordance with the following: (a) one (1) space per staff member who works at the premises each day at any given time; and (b) one (1) space per twenty (20) square metres or part thereof of gross floor area, of any visitor area.
Detention facility	As determined by council.
Emergency services	There is no minimum vehicle parking requirement, however, sufficient vehicle parking space should be provided to accommodate the amount of vehicle traffic likely to be generated by the particular use.

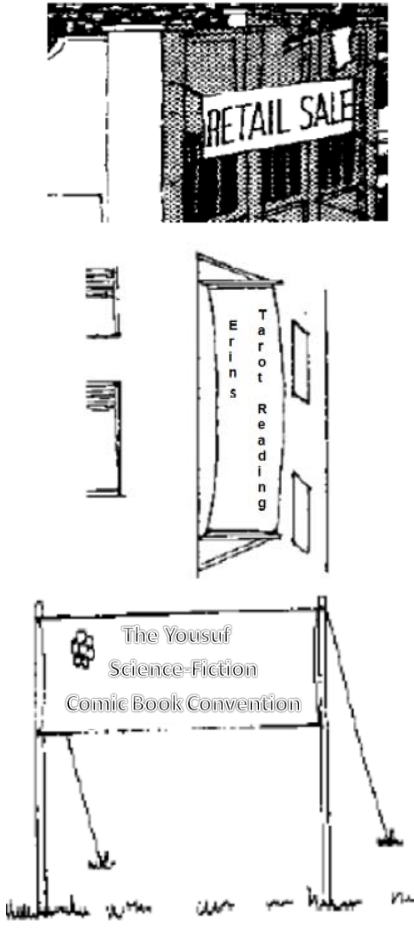
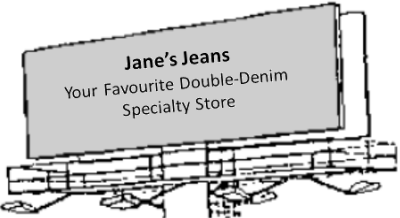
Defined use	Minimum vehicle parking and queuing requirements
Landing	There is no minimum vehicle parking requirement, however, sufficient vehicle parking space should be provided to accommodate the amount of vehicle traffic likely to be generated by the particular use.
Major electricity infrastructure	There is no minimum vehicle parking requirement, however, sufficient vehicle parking space should be provided to accommodate the amount of vehicle traffic likely to be generated by the particular use.
Parking station	There is no minimum vehicle parking requirement, however, sufficient vehicle parking space should be provided to accommodate the amount of vehicle traffic likely to be generated by the particular use.
Port services	As determined by council.
Renewable energy facility	There is no minimum vehicle parking requirement, however, sufficient vehicle parking space should be provided to accommodate the amount of vehicle traffic likely to be generated by the particular use.
Substation	There is no minimum vehicle parking requirement, however, sufficient vehicle parking space should be provided to accommodate the amount of vehicle traffic likely to be generated by the particular use.
Telecommunications facility	There is no minimum vehicle parking requirement, however, sufficient vehicle parking space should be provided to accommodate the amount of vehicle traffic likely to be generated by the particular use.
Transport depot	There is no minimum vehicle parking requirement, however, sufficient vehicle parking space should be provided to accommodate the amount of vehicle traffic likely to be generated by the particular use.
Utility installation	There is no minimum vehicle parking requirement, however, sufficient vehicle parking space should be provided to accommodate the amount of vehicle traffic likely to be generated by the particular use.
General requirements	
<ol style="list-style-type: none"> (1) Specified vehicle parking provisions are minimum requirements and therefore do not prevent the provision of additional on-site parking. (2) All parking, loading and manoeuvring of vehicles required for the development is to be undertaken entirely within the site. (3) Manoeuvring facilities are to be of adequate dimensions to prevent any queuing in an internal access way. (4) Any dual key or triple key apartments and similar will be considered as individual dwellings, with parking rates applied accordingly. (5) Vehicle parking spaces for individual dwellings may be in tandem, provided that all vehicles are completely located within the site and off public road reserves and private internal access ways. (6) Reference to staff members who works at the premises each day at any given time is to be determined assuming full staffing at the premises when the development is at full capacity in terms of visitors, customers or the similar. (7) Reference to staff members includes staff (whether paid or not), volunteer workers and the like. (8) Reference to sporting area means the areas used for playing or participating in the actual sporting or recreation purpose (but it does not include spectator area). (9) All visitor and staff parking spaces and areas must be clearly designated and readily accessible, with appropriate directional signage at the entrance to the premises if necessary. (10) Where the calculation of parking requirements results in a fraction, the number of required parking spaces shall be the nearest whole number. (11) Unless stated otherwise, parking spaces may be uncovered. (12) If the vehicle parking space provisions are 'as determined by Council' this means that the required number and size of parking spaces will be determined based on the specific nature of the development and circumstances of the proposal, with consideration given to 	

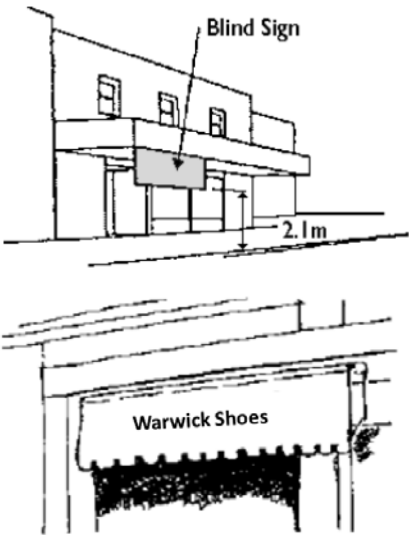
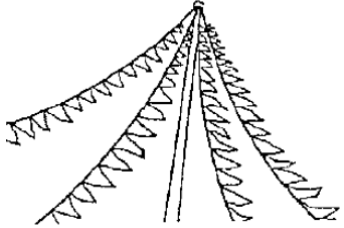
Defined use	Minimum vehicle parking and queuing requirements
recommendations contained within a traffic and parking impact assessment report if required by Council.	

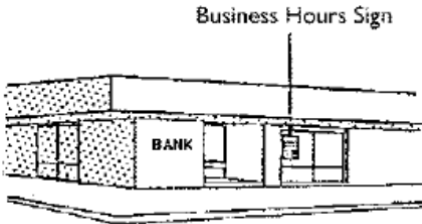
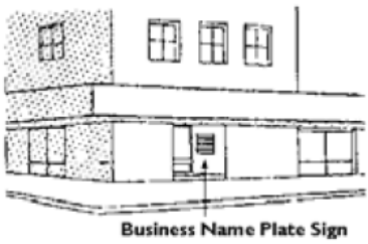
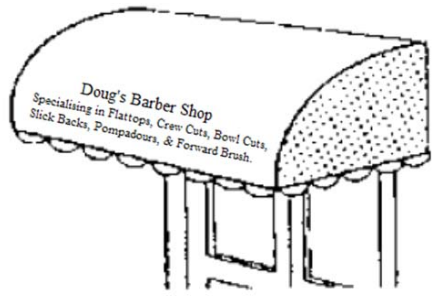
Table 9.3.2.4.4 – Standards for preferred advertising devices

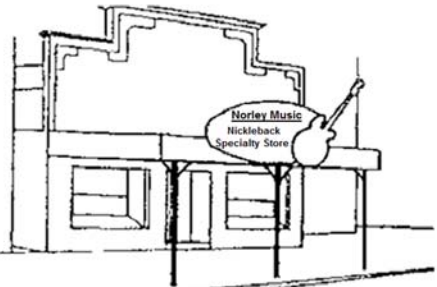
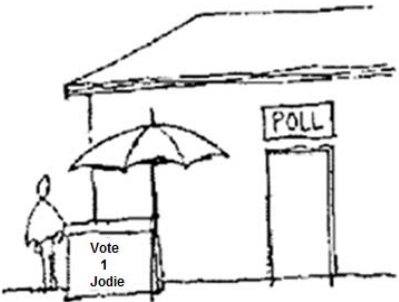
Defined advertising device type	Design Standards
Three-dimensional sign	
<p>A three-dimensional sign is any advertising device that is designed to replicate or copy a real world object or shape.</p> <p>The replica may be:</p> <ol style="list-style-type: none"> (1) enlarged, miniaturised or equal in scale; and (2) freestanding or form part of a freestanding sign. <p>Example:</p> 	<p>For a three-dimensional sign:</p> <ol style="list-style-type: none"> (a) there is a maximum of one (1) three-dimensional sign per premises; (b) the sign only advertises a product or service available at the premise on which the sign is displayed; and (c) if the sign is a free standing three-dimensional sign: <ol style="list-style-type: none"> (i) the sign has a maximum height that does not exceed five (5) metres; (ii) the minimum spacing between any two (2) freestanding three-dimensional signs is not less than the combined height of both signs multiplied by a factor of two (2) (for example, a separation distance of sixteen (16) metres is required between a sign of five (5) metres in height and a sign of three (3) metres in height); (iii) the sign face area does not exceed thirty-five (35) per cent of the maximum sign face area using the boundary length method; and (iv) the sign is set back a minimum of three (3) metres from any property boundary.
Awning fascia sign or return fascia sign	
<p>An awning fascia or return fascia sign is any advertising device painted or otherwise attached to the fascia or return fascia of an awning.</p> <p>Example:</p> 	<p>For an awning fascia sign or a return fascia sign:</p> <ol style="list-style-type: none"> (a) the sign is fixed to the fascia of the awning; (b) the sign does not project more than one-hundred (100) millimetres from the fascia; and (c) the sign does not project above, below or to the side of the fascia.

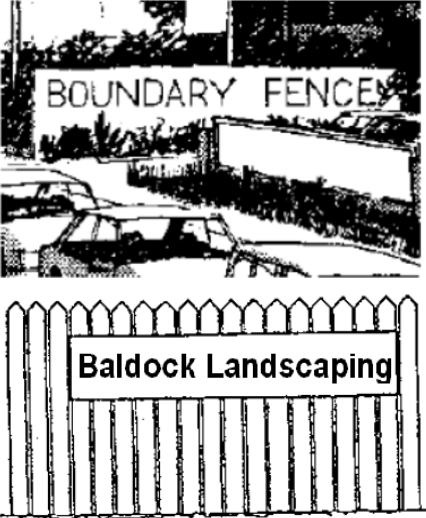

Defined advertising device type	Design Standards
<p>Balloon sign or kite sign</p> <p>A balloon sign or kite sign is any advertising device, containing a fixed or captive balloon or kite or the like, including a blimp, cold air inflatable device or a tethered 'lighter than air' device.</p> <p>Examples:</p> 	<p>For a balloon sign or a kite sign:</p> <ul style="list-style-type: none"> (a) there is a maximum of one (1) balloon sign or kite sign per premises; (b) the sign is only displayed for a temporary use or market (such as discount sales, sporting events, fetes etcetera) for a period of advertising not exceeding one (1) month in any three (3) month period; (c) the sign is flown entirely within the boundaries of the property; (d) the sign has a height that does not encroach into the obstacle limitation surface of the Rockhampton airport; (e) a balloon sign has a maximum height that does exceed five (5) metres when fully inflated; (f) a kite sign has a surface area that does not exceed four (4) square metres; (g) the sign is secured to the private premise containing the sign; (h) a certificate from a structural engineer certifying the structural adequacy of the tie down and anchorage of the sign is obtained and has been endorsed by Council; (i) a public risk policy to the value of \$20,000,000.00 or an amount as otherwise determined by Council, is taken out against any claims for damages or injury to any person or thing caused by the flying of the sign; (j) the sign is displayed clear of any overhead power lines and is in a position where the balloon or kite sign will not fall onto adjoining properties or a road; and (k) the sign does not involve or use a non-electric motor to keep it flown or inflated and any balloon used is a cold air balloon, so as to reduce noise generation.
<p>Banner sign</p> <p>A banner sign is any advertising device intended to be suspended from any structure, or pole either with or without a supporting framework and displaying an advertisement applied or painted on paper, plastic or similar material, or fabric of any kind.</p> <p>Examples:</p>	<p>For a banner sign:</p> <ul style="list-style-type: none"> (a) the sign is located on the premises being advertised; (b) only one (1) sign is displayed on any one (1) street frontage per premise; (c) the sign has a face area that does not exceed eight (8) square metres; (d) the sign is only displayed for short term events (such as discount sales, sporting events, markets, fetes etcetera) for a period of advertising not exceeding one (1) month in any three (3) month period; and

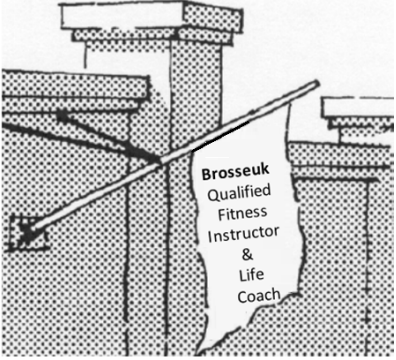
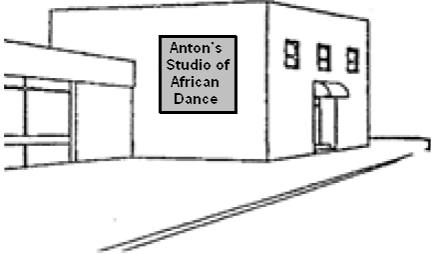
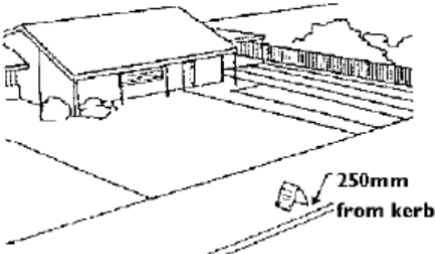
Defined advertising device type	Design Standards
	<p>(e) adequate air holes are provided to enable the sign to withstand normal wind conditions and to prevent unnecessary forces acting on the supporting structure.</p>
Billboard sign	
<p>A billboard sign is any advertising device generally characterised by having a width greater than its height and is normally positioned on one or more vertical supports. These advertising signs are generally freestanding signs however in exceptional circumstances they may be mounted on the side of a building.</p> <p>Example:</p> 	<p>For a billboard sign:</p> <ul style="list-style-type: none"> (a) only one (1) billboard sign (double or single sided) is located at any one (1) premise; (b) the sign has a face area that does not exceed eighteen (18) square metres per side; (c) the sign is located to ensure that the back of the sign is not exposed to, or visible from, any public place; (d) the sign is supported on single or multiple pylons to avoid unsightly back bracing; (e) where visible to a public place, the area below the sign is landscaped with plants that have a mature height less than the height of the bottom of the sign above ground; and (f) if the sign is a freestanding billboard sign: <ul style="list-style-type: none"> (i) the sign is separated from any other freestanding billboard sign located on any premise in an urban zoned area by a minimum distance of 100 metres; (ii) the sign is separated from any other freestanding billboard sign located on



Defined advertising device type	Design Standards
	<p>any premise in the rural zone by a minimum distance of 300 metres;</p> <p>(iii) the sign has a height that does not exceed five (5) metres; and</p> <p>(iv) the sign is set back from any property boundary by a minimum of three (3) metres or half the height of the sign, whichever is the greater.</p>
Blind sign	
<p>A blind sign is any advertising device painted or applied to a flexible material suspended from an awning, veranda or wall.</p> <p>Examples:</p> 	<p>For a blind sign:</p> <p>(a) the sign is consistent in colour and design with the awning, veranda or building on which it is attached in order to compliment and not detract from the character of the building;</p> <p>(b) the sign is made of material that is flexible in nature (such as canvas) and does not contain any solid face;</p> <p>(c) the bottom of the sign is a minimum of 2.1 metres above the surface of the ground or footpath; and</p> <p>(d) the sign face area does not exceed fifty (50) per centum of the area of the blind.</p>
Bunting	
<p>Bunting includes any decorative flags, pennants and streamers.</p> <p>Example:</p> 	<p>For bunting:</p> <p>(a) the bunting is not erected above a public road;</p> <p>(b) the bunting is displayed in association with a vehicle showroom, auction or sale premises, or a short-term event such as a discount sale, sporting event, market, or fete;</p> <p>(c) the bunting is only erected for a period of up to two (2) weeks prior to the event and is removed the following business day;</p> <p>(d) the arrangement of bunting on a premises is in an orderly manner, without proliferation;</p> <p>(e) the bunting consists of quality material and is maintained to a high standard;</p> <p>(f) the bunting is securely fixed to structures capable of the wind loadings; and</p> <p>(g) the bunting does not hang less than 2.4</p>

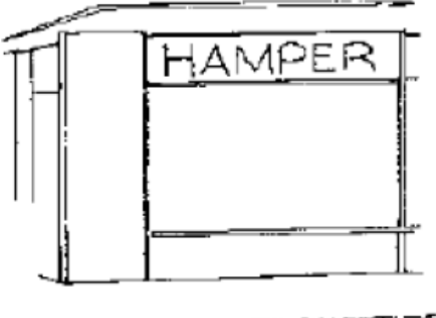

Defined advertising device type	Design Standards
	metres above the ground.
Business hours sign	
<p>A business hours sign is any advertising device used to display the hours in which the business operates and if the business is open or not.</p> <p>Example:</p> 	<p>For a business hours sign:</p> <ul style="list-style-type: none"> (a) only one (1) sign is displayed per entry point; (b) the sign face area of each sign does not exceed 0.25 square metres (typically 900 millimetres by 280 millimetres); and (c) the sign is fixed to a wall or glazed panel.
Business name plate sign	
<p>A business name plate sign is any advertising device intended to display the name and occupation of the business occupant or occupants and may include the hours of operation of the business.</p> <p>Example:</p> 	<p>For a business name plate sign:</p> <ul style="list-style-type: none"> (a) only two (2) signs are displayed per entry point; (b) the sign face area of each sign does not exceed one (1) square metre except if the sign is for a home based business, where the sign requirements in the accommodation activities code apply instead; and (c) if a business name plate sign incorporates a business hours sign, the sign face area does not exceed one (1) square metre and is not required to be fixed to a wall or glazed panel.
Canopy sign	
<p>A canopy sign is any advertising device painted or applied onto a canopy structure.</p> <p>Example:</p> 	<p>For a canopy sign:</p> <ul style="list-style-type: none"> (a) the sign face area of the sign does not exceed twenty-five (25) per cent of the canopy's surface area.
Creative awning sign	
<p>A creative awning sign is any advertising sign consisting of a creative advertisement attached to</p>	<p>For a creative awning sign:</p> <ul style="list-style-type: none"> (a) the sign is flush with the fascia of the awning;



Defined advertising device type	Design Standards
<p>the fascia of an awning, which projects beyond and interrupts the natural line of the awning.</p> <p>Examples:</p> 	<ul style="list-style-type: none"> (b) the sign does not detract from, or interfere with, the architectural appearance or design elements of the building; (c) the sign does not project more than 600 millimetres beyond the edges of the fascia to which it is attached; (d) the sign is no longer than fifty (50) per cent of the length of the fascia to which it is attached and is centrally located on the fascia; (e) the sign is not closer than 2.4 metres to the ground; and (f) the area of the sign extending beyond the fascia does not exceed twenty-five (25) per cent of the total area of the fascia.
Election sign	
<p>An election sign is any fixed or portable advertising device identifying candidates, registered political parties or groups standing at a Local, State or Federal Government election or poll or in connection with a referendum.</p> <p>Example:</p> 	<p>For an election sign:</p> <ul style="list-style-type: none"> (a) there is a maximum of one (1) sign per premises; (b) the sign has a maximum sign face area of 1.2 square metres; (c) the sign (other than those mentioned in (g) below) is only erected in the window of a building that is the main local electoral office of any candidate, registered political party or group, or if necessary, attached to the aforesaid building; (d) the sign does not contravene any law of the State of Queensland or the Commonwealth of Australia relating to electoral advertising; (e) the sign has clearly printed on it the name and address of the person who authorised the display; (f) the sign is displayed for no more than six (6) weeks prior to the date of the election and no longer than one (1) week thereafter; and (g) candidates, registered political parties or groups have no more than one (1) additional election sign located not more than fifty (50) metres from the entrance of each designated pre-polling and election day polling centre subject to: <ul style="list-style-type: none"> (i) the sign face area not exceeding 1.2 square metres; and (ii) the sign not being situated in a position that prevents, restricts or impedes public access to the pre-polling and polling centres.
Fence sign	
<p>A fence sign is any advertising device painted or otherwise affixed to a fence, where the fence acts as a permanent partition, screen or barrier</p>	<p>For a fence sign:</p> <ul style="list-style-type: none"> (a) the sign face area of the sign does not exceed three (3) square metres;


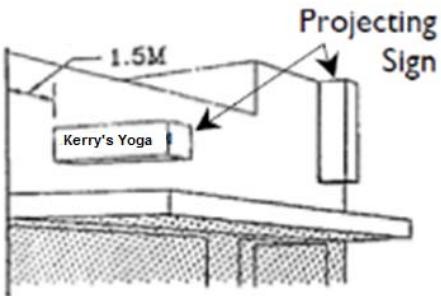
Defined advertising device type	Design Standards
<p>normally along the boundary of a property. This does not include a sporting field fence sign, real estate sign, public notification sign, trade sign or election sign.</p> <p>Examples:</p> 	<p>(b) the sign has a height that does not exceed one (1) metre; and</p> <p>(c) the sign is flush with the fence and the top edge of the sign does not extend above the height of the fence at the location along the fence where the sign is affixed.</p>
Flag sign	
<p>A flag sign is any advertising device in the form of a flag, which is flown from a masthead, fixed either to or in front of a building or suspended from any structure or pole. Any masthead, structure or pole able at any time to fly a flag is taken to also be part of a flag sign.</p> <p>To remove any doubt this does not include the Australian flag (including armed forces), Queensland flag, Rockhampton Regional Council flag or any other similar type of flag.</p> <p>Examples:</p> 	<p>For a flag sign:</p> <p>(a) the flag sign has a maximum height of ten (10) metres;</p> <p>(b) the pole or mast is structurally adequate to withstand any likely loadings;</p> <p>(c) the sign has a height that does not encroach into the obstacle limitation surface of the Rockhampton Airport;</p> <p>(d) the sign face area does not exceed thirty-five (35) per cent of the maximum sign face area using the boundary length method; and</p> <p>(e) the sign is set back a minimum of three (3) metres from any property boundary.</p>

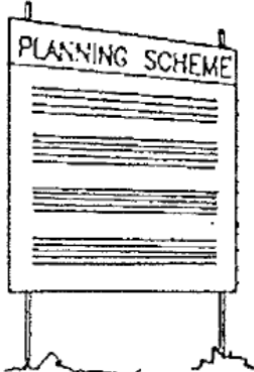
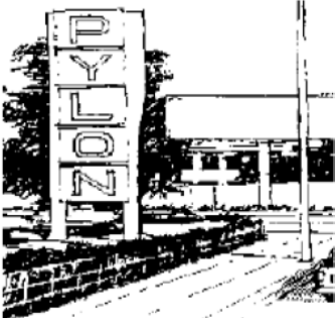
Defined advertising device type	Design Standards
	
Flush wall sign	
<p>A flush wall sign is any advertising device painted or otherwise affixed to and confined within the limits of a wall of a building. It does not include a real estate sign, public notification sign, trade sign or election sign.</p> <p>Example:</p> 	<p>For a flush wall sign:</p> <ul style="list-style-type: none"> (a) the sign face area does not exceed three (3) square metres; (b) the sign is located only on a part of a wall that is otherwise blank and the sign does not cover any opening (such as a window) or building design element (such as finery, articulated brickwork, etcetera); (c) the sign does not project any further than twelve (12) millimetres from the wall; (d) the sign does not project beyond the property boundary; and (e) the sign does not project above the eaves or parapet of the wall, or the external edges of the building element to which it is attached.
Footpath real estate sign	
<p>A footpath real estate sign is a footpath sign (as described below) displayed temporarily to facilitate the sale, auction, lease or letting of a property, or to indicate the location of property including display homes and newly subdivided estates.</p> <p>Example:</p> 	<p>For a footpath real estate sign:</p> <ul style="list-style-type: none"> (a) there is a maximum of one (1) sign per premises; (b) the sign is situated so as to keep and maintain a clear unobstructed pedestrian footpath with: (c) a minimum two (2) metre passageway left free to allow the unhindered use of the footpath by pedestrian traffic; and (d) a minimum one (1) metre passageway left free to allow unhindered access to the premises. <p>Note — a footpath sign located in the road reserve must be approved by Council and be managed in compliance with the requirements of Council's Local Laws.</p>
Footpath sign	
<p>A footpath sign is any advertising device, normally portable or temporary, located in the road reserve (normally on the footpath), including</p>	<p>For a footpath sign:</p> <ul style="list-style-type: none"> (a) there is a maximum of one (1) sign per premises; and


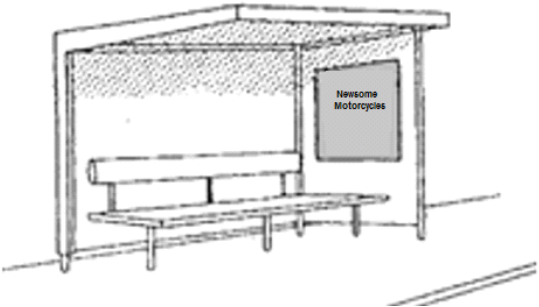
Defined advertising device type	Design Standards
<p>sandwich board and A-frame advertising signs.</p> <p>Example:</p> 	<ul style="list-style-type: none"> (b) the sign is situated so as to keep and maintain a clear unobstructed pedestrian footpath with: (c) a minimum two (2) metre passageway left free to allow the unhindered use of the footpath by pedestrian traffic; and (d) a minimum one (1) metre passageway left free to allow unhindered access to the premises. <p>Note — a footpath sign located in the road reserve must be approved by Council and be managed in compliance with the requirements of Council's Local Laws.</p>
Ground sign	
<p>A ground sign is any advertising device, which identifies the site and is normally erected at a driveway entrance on the ground as a permanent structure. This includes any entry statement into a development such as a residential estate, industrial estate and the like.</p> <p>Example:</p> 	<p>For a ground sign:</p> <ul style="list-style-type: none"> (a) there is a maximum of one (1) sign per premises; (b) the sign face area does not exceed four (4) square metres; and (c) the sign has a height that does not exceed 1.5 metres above the finished ground level.
Hamper sign	
<p>A hamper sign is any advertising device located above the door head or its equivalent height and below the awning level or veranda of a building. It may be painted or otherwise affixed upon the building face.</p> <p>Example:</p>	<p>For a hamper sign:</p> <ul style="list-style-type: none"> (a) the sign does not project more than twelve (12) millimetres from the external surface of the building; and (b) the sign has a minimum clearance of two (2) metres above the surface level of the ground or footpath.

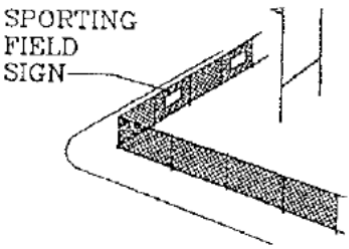

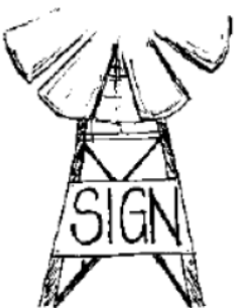
Defined advertising device type	Design Standards
	
Information board sign	
<p>An information board sign is any advertising device displaying:</p> <ul style="list-style-type: none"> (a) community information or directions to places of interest, including tourist signs such as locality maps and street directories; (b) information related to the use of facilities or features of an activity undertaken on a site (for example, a church displaying service times, a scout hall displaying the activities for the next year, et cetera); (c) historical information about a place, building or area; or (d) information about a construction project (such as the name of consultants, contractors and the like, the owner of the construction project, the cost of the project and an artist's impression of the completed development) displayed only until construction is completed, but is not for the purposes of selling parts of the construction project (such as dwelling units). <p>Example:</p> 	<p>For an information board sign:</p> <ul style="list-style-type: none"> (a) the dimensions of the sign do not exceed two (2) metres in height and 1.5 metres in width; and (b) the sign does not obstruct pedestrian or vehicular movements and access to infrastructure.
Mobile sign	
<p>A mobile sign is any advertising device that is not located in the road reserve, not permanently attached to any building or structure and is portable, including:</p>	<p>For a mobile sign:</p> <ul style="list-style-type: none"> (a) the face area of a mobile sign does not exceed 2.7 square metres; and (b) the sign is not located in or on car parking

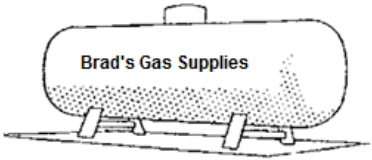
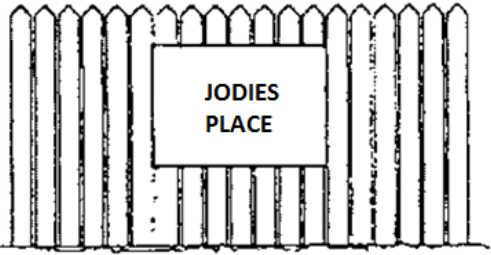

Defined advertising device type	Design Standards
<p>(a) sandwich board advertising signs; (b) A-frame advertising signs; (c) spinning advertising signs; (d) self-supporting stand upright signs able to be carried by a person; and (e) self-supporting stand upright signs that are too heavy to be carried by a person and therefore mounted on wheels.</p> <p>To remove any doubt, if located in road reserve, an advertising device is defined as either a footpath real estate sign or footpath sign, depending on the characteristics of the sign.</p> <p>Example:</p> 	<p>spaces, site entrances or exits, landscaping areas or pedestrian pathways.</p>
Newsagency sign	
<p>A newsagency sign is any advertising device consisting of a small, non-illuminated, moveable advertising device located at the side of a footway advertising items for sale and includes a standard wire cage with a removable insert used to advertise daily newspapers.</p> <p>Examples:</p> 	<p>For a newsagency sign:</p> <p>(a) the sign has a maximum sign face area of 0.36 square metres (that is, 600 millimetres by 600 millimetres); and (b) the sign is securely fixed to the wall of the building; or (c) if the sign is located on the footpath (including tilted onto a wall, pole or the like), the sign complies with the design criteria for a footpath sign (excluding item (a)).</p>

Defined advertising device type	Design Standards
<p>Park sign</p> <p>A park sign is any advertising device that identifies a sporting club associated with the use of an area of public open space as well as their sponsors. To remove any doubt, a park sign does not include any sign or part of a sign that states the name of an area of public open space that name being the name approved by a resolution of the Council.</p> <p>Example:</p> 	<p>For a park sign:</p> <ul style="list-style-type: none"> (a) the sign is erected only within or on the boundary of an area of parkland; (b) if the sign is proposed by a sporting club, the sporting club must carry out their activities within the area of parkland; and (c) any sponsor messages on the sign do not represent more than fifty (50) per cent of the face area of each sign (excluding signs facing internally to the area containing the recreation activities).
<p>Projecting sign</p> <p>A projecting sign is any advertising device mounted to and projecting from the façade of a building.</p> <p>Example:</p> 	<p>For a projecting sign:</p> <ul style="list-style-type: none"> (a) the sign has a minimum clearance of three (3) metres above the surface level of the ground or footpath; (b) the sign is located no closer than 1.5 metres to the boundary of an adjoining lot; (c) the sign does not project above the roof line of the building; and (d) the sign: <ul style="list-style-type: none"> (i) is located no closer than 500 millimetres from the kerb alignment and has a maximum vertical dimension of 600 millimetres; or (ii) has a maximum width that does not exceed 750 millimetres and has a maximum vertical dimension that does not exceed 7.5 metres.
<p>Public notification sign</p> <p>A public notification sign is any advertising device erected in accordance with a legislative or statutory requirement. They are freestanding</p>	<p>For a public notification sign:</p> <ul style="list-style-type: none"> (a) the public notification sign is designed and located in accordance with the requirements

Defined advertising device type	Design Standards
<p>signs or signs affixed to a building, structure or fence. These advertising signs are not for permanent display; more so these advertising signs are erected and dismantled in accordance with legislative or statutory requirements (such as public notification for town planning impact assessment signs).</p> <p>Example:</p> 	<p>of the applicable legislation.</p>
Pylon sign	
<p>A pylon sign is any advertising device consisting of a freestanding sign mounted on one or more vertical supports, generally characterised by the fact that its height is greater than its width.</p> <p>Example:</p> 	<p>For a pylon sign:</p> <ul style="list-style-type: none"> (a) the sign face area does not exceed eighteen (18) square metres per side; (b) the sign is supported on single or multiple pylons to avoid unsightly back bracing; (c) the area below the sign is landscaped with plants that have a mature height less than the height of the bottom of the sign above ground; (d) the pylon sign is separated from any other pylon sign located on any premises by a minimum distance of fifty (50) metres; (e) the pylon sign has a maximum height that does not exceed five (5) metres above the surface of the ground or footpath; and (f) the sign is set back a minimum of three (3) metres from any property boundary or half the height of the sign, whichever is the greater.
Real estate sign	
<p>A real estate sign is any advertising device displayed temporarily on the site to which the advertisement relates to facilitate sale, auction, lease or letting of the property.</p> <p>Example:</p>	<p>For a real estate sign:</p> <ul style="list-style-type: none"> (a) the sign face area of each sign does not exceed 1.2 square metres; (b) only one (1) sign is displayed per real estate agent, per street frontage, per premises; (c) the sign is within the boundaries of the property being advertised or affixed to a fence located on the property boundary of the premises being advertised; and (d) the sign is removed not more than seven (7)

Defined advertising device type	Design Standards
	<p>days after the transfer of the property to a new owner or the lease of the property to a new tenant.</p>
Road reserve sign	
<p>A road reserve sign is any advertising device that is:</p> <ul style="list-style-type: none"> (a) located within a road reserve; (b) not fixed to a building awning or canopy that overhangs the road reserve; and (c) not otherwise defined as a footpath real estate sign or a footpath sign. <p>To remove any doubt, a road reserve sign does not include signage that displays information such as bus timetables, postal collection times, and phone numbers to call in an emergency or when malfunction occurs.</p> <p>For example, it includes:</p> <ul style="list-style-type: none"> (a) an internally illuminated advertising device erected on a street sign pole or traffic signal; (b) an advertising device hanging from a streetlight pole such as a banner; and (c) an advertising device displayed on a bus shelter, rubbish bin, power pole, telephone box, post office box, or any other permanent structure or piece of infrastructure within the road reserve. <p>Example:</p> 	<p>There are no requirements for a road reserve sign.</p>
Sporting field fence sign	
<p>A sporting field fence sign is any advertising device painted or otherwise affixed to a fence marking the boundaries of a playing field.</p>	<p>For a sporting field fence sign:</p> <ul style="list-style-type: none"> (a) the sign has a height that does not exceed

Defined advertising device type	Design Standards
<p>Example:</p> 	<p>1.2 metres; and</p> <p>(b) the advertising on the sporting field fence sign:</p> <ul style="list-style-type: none"> (i) faces inwards towards the sporting field; or (ii) faces outwards only where the advertising is screened from view from a public space (for example, the advertising on the sporting field fence is screened by buildings, structures, raised earth mounds or other fencing located between the sporting field fence and the property boundary).
Stall board sign	
<p>A stall board sign is any advertising device located below the ground floor window. It may be painted or otherwise affixed upon the building face.</p> <p>Example:</p> 	<p>For a stall board sign:</p> <ul style="list-style-type: none"> (a) the sign does not project more than twelve (12) millimetres from the external surface of the building; (b) the sign does not project over or in front of a window glaze; (c) the sign has a flush surface without projections of any type; and (d) the sign is made of a material or product that is water resistant.
Structure sign	
<p>A structure sign is any advertising device painted or otherwise affixed to any structure which is not a building. Structures to which this type of advertising device may be attached include batching plants, conveyor housings storage, liquid or gas tanks and the like.</p> <p>Examples:</p> 	<p>For a structure sign:</p> <ul style="list-style-type: none"> (a) the sign face area does not exceed three (3) square metres; (b) the sign projects no more than twelve (12) millimetres from the external surface of the structure and does not project beyond the edges of the structure; and (c) the sign does not cover more than twenty-five (25) per cent of the area of the structure (for example, if a structure has an area of four (4) square metres from one angle, the maximum sign face area from that same angle is one (1) square metre. If at another angle, the same structure had an area of eight (8) square metres, the maximum sign face area visible from that same angle is two (2) square metres). <p>Note — the area of a structure is measured within the boundaries of the structure (that is, its outline) and includes any open space (for example, the open space between two structural supports).</p>

Defined advertising device type	Design Standards
	
Trade sign	
<p>A trade sign is any advertising device erected on a site by a contractor carrying out work on the site (for example, a builder, painter, or electrician).</p> <p>Example:</p> 	<p>For a trade sign:</p> <ul style="list-style-type: none"> (a) the sign face area does not exceed one (1) square metre; and (b) the sign is only displayed for the duration of works carried out on the site and is removed following the completion of the works.
Under awning sign	
<p>An under awning sign is any advertising device attached or suspended under an awning or veranda.</p> <p>Example:</p> 	<p>For an under awning sign:</p> <ul style="list-style-type: none"> (a) the sign is orientated at right angles to the building; (b) the sign has a minimum clearance of 2.4 metres between the sign and the footpath; (c) the sign is centrally located along the frontage of each shop or tenancy and in the case of an arcade is located above the arcade entrance; (d) the sign is separated from any other under awning sign by a minimum distance of three (3) metres; (e) the sign is no closer than 1.5 metres to the alignment of an awning or veranda return fascia or the alignment of another shop or tenancy; (f) the sign is no longer than seventy-five (75) per cent of the width of the awning or veranda to which it is attached; (g) the dimensions of the sign do not exceed 600 millimetres in height, 2,400 millimetres in length, and 200 millimetres in depth; and (h) the sign does not project beyond the awning or veranda.
Window sign	
<p>A window sign is any advertising device painted or otherwise affixed to the glazed area of any</p>	<p>For a window sign:</p> <ul style="list-style-type: none"> (a) that part of the sign being a ground floor


Defined advertising device type	Design Standards
<p>window. These advertising devices also include signs that may be suspended from the window frame but does not include project displays or showcases to be viewed by pedestrians.</p> <p>Example:</p> 	<p>window between 0.8 metres and two (2) metres above the floor level, or any non-ground floor window, has an opacity that does not exceed twenty-five (25) per cent.</p>

Table 9.3.2.4.5 – Non-preferred advertising devices

Defined advertising device type	Design Standards
Above awning sign	
An above awning sign means any advertising device located on top of and attached to an awning or veranda, which is situated over a public roadway.	No standards are prescribed. An above awning sign is not a preferred sign type.
Projected image sign	
An advertising sign that is an illuminated sign projected onto a surface as a static or moving image.	No standards are prescribed. A projected image sign is not a preferred sign type.
Roof sign	
A roof sign is any vertical advertising device located on the roof of a building.	No standards are prescribed. A roof sign is not a preferred sign type.
Sign written roof sign	
<p>A sign written roof sign is any advertising device painted or otherwise affixed to the roof cladding of a building.</p> <p>These advertising signs do not include an advertising sign attached to a roof in the context of a roof sign as otherwise defined.</p>	No standards are prescribed. A sign written roof sign is not a preferred sign type.
Third party signage	
<p>Any form of advertising sign which:</p> <ul style="list-style-type: none"> (a) is not located on a site in a centres zone or an industrial zone; (b) does not face a State main road; (c) is used to advertise products or services which are not manufactured or sold: <ul style="list-style-type: none"> (i) on the same site; or (ii) within the same zone as the site (d) is used to promote political candidates or political issues except during a period of four 	No standards are prescribed. A sign written roof sign is not a preferred sign type.

Defined advertising device type	Design Standards
weeks prior to a State, federal or local government election	
Vehicle sign	
<p>A vehicle sign is any advertising device placed, fixed or painted on any motor vehicle, trailer or boat apparently stopped on a public road or private property for the primary purpose of displaying such advertising sign.</p> <p>A vehicle sign does not include any advertising device that is painted or otherwise affixed to any furniture removal van, delivery truck, trade vehicle, bus, taxi or other vehicle which is operating in the normal course of business.</p> <p>A vehicle sign does not include any advertising device that is displaying that the vehicle is for sale or rent when the vehicle is:</p> <p>(a) parked in a vehicle showroom or workshop; or</p> <p>(b) parked on the premises of the owner of the vehicle.</p>	No standards are prescribed. A vehicle sign is not a preferred sign type.

Table 9.3.2.4.6 – Requirements for sewerage and water infrastructure

Zone	Location/Development	Minimum Water Requirements		Minimum Wastewater and Sewage Disposal Requirements	
		Reticulated municipal water supply provided	On-site drinking water supply & supply for fire fighting purposes provided	Reticulated municipal sewerage connection provided	On-site treatment and disposal system provided
Centre category zones					
Neighbourhood centre zone	All locations	yes	no	yes	no
Local centre zone	All locations	yes	no	yes	no
District centre zone	All locations	yes	no	yes	no
Major centre zone	All locations	yes	no	yes	no
Environment category zones					
Environmental management and conservation zone	If on a lot that has access to reticulated water or reticulated sewer	yes	no	yes	no
	If located on a lot that does not have access to	no	yes	no	yes

Zone	Location/Development	Minimum Water Requirements		Minimum Wastewater and Sewage Disposal Requirements	
		Reticulated municipal water supply provided	On-site drinking water supply & supply for fire fighting purposes provided	Reticulated municipal sewerage connection provided	On-site treatment and disposal system provided
	reticulated water or reticulated sewer				
Industry category zones					
Low impact industry zone	All locations	yes	no	yes	no
Medium impact industry zone	All locations	yes	no	yes	no
Other category zones					
Community facilities zone	If on a lot that has access to reticulated water and reticulated sewer	yes	no	yes	no
	If located on a lot that does not have access to reticulated water and reticulated sewer	no	yes	no	yes
Emerging community zone	If on a lot that has access to reticulated water and reticulated sewer (other than for a use within the rural activities group)	yes	no	yes	no
	If located on a lot that does not have access to reticulated water and reticulated sewer (other than for a use within the rural activities group)	no	yes	no	yes
Limited development (constrained land) zone	All locations	yes	no	yes	no
Rural zone	All locations	no	yes	no	yes
Rural residential zone	If on a lot that has access to reticulated water and reticulated sewer (other than for a use within the rural activities group)	yes	no	yes	no
	If on a lot that has access to reticulated water but does not have access to reticulated sewer (other than for a use within the rural activities group)	yes	no	no	yes

Zone	Location/Development	Minimum Water Requirements		Minimum Wastewater and Sewage Disposal Requirements	
		Reticulated municipal water supply provided	On-site drinking water supply & supply for fire fighting purposes provided	Reticulated municipal sewerage connection provided	On-site treatment and disposal system provided
	rural activities group)				
Special purpose zone	If on a lot that has access to reticulated water and reticulated sewer	yes	no	yes	no
	If located on a lot that does not have access to reticulated water and reticulated sewer	no	yes	no	yes
Township zone	At the following locations: <ul style="list-style-type: none"> Keppel sands Marlborough Ogmore The Caves 	yes	no	no	yes
	At the following locations: <ul style="list-style-type: none"> Cawarral Mount Chalmers Yaamba 	no	yes	no	yes
Recreation category zones					
Sport and recreation zone	If on a lot that has access to reticulated water and reticulated sewer	yes	no	yes	no
	If located on a lot that does not have access to reticulated water and reticulated sewer	no	yes	no	yes
Open space zone	If on a lot that has access to reticulated water and reticulated sewer	yes	no	yes	no
	If located on a lot that does not have access to reticulated water and reticulated sewer	no	yes	no	yes
Residential category zones					
Low density residential zone	All locations	yes	no	yes	no
Low-medium density residential zone	All locations	yes	no	yes	no

Zone	Location/Development	Minimum Water Requirements		Minimum Wastewater and Sewage Disposal Requirements	
		Reticulated municipal water supply provided	On-site drinking water supply & supply for fire fighting purposes provided	Reticulated municipal sewerage connection provided	On-site treatment and disposal system provided
Medium density residential zone	All locations	yes	no	yes	no
Tourism category zones					
Tourism area (major) zone	If on a lot that has access to reticulated water and reticulated sewer	yes	no	yes	no
	If located on a lot that does not have access to reticulated water and reticulated sewer	no	yes	no	yes

Table 9.3.2.4.7 – Requirements for energy and telecommunications

Zone	Location	Minimum energy requirements		Minimum telecommunication requirements	
		Reticulated grid electricity provided	On-site energy provided	Reticulated telecommunication provided	On-site telecommunication provided
Centre category zones					
Neighbourhood centre zone	All locations	yes	no	yes	no
Local centre zone	All locations	yes	no	yes	no
District centre zone	All locations	yes	no	yes	no
Major centre zone	All locations	yes	no	yes	no
Environment category zones					
Environmental management and conservation zone	All locations	no	yes	no	yes
Industry category zones					
Low impact industry zone	All locations	yes	no	yes	no
Medium impact industry zone	All locations	yes	no	yes	no

Zone	Location	Minimum energy requirements		Minimum telecommunication requirements	
		Reticulated grid electricity provided	On-site energy provided	Reticulated telecommunication provided	On-site telecommunication provided
Other category zones					
Community facilities zone	All locations	yes	no	yes	no
Emerging community zone	All locations	yes	no	yes	no
Limited development (constrained land) zone	All locations	yes	no	yes	no
Rural zone	All locations	no	yes	no	yes
Rural residential zone	All locations	yes	no	yes	no
Special purpose zone	All locations	yes	no	yes	no
Township zone	All locations	yes	no	no	yes
Recreation category zones					
Sport and recreation zone	All locations	yes	no	yes	no
Open space zone	All locations	no	yes	no	yes
Residential category zones					
Low density residential zone	All locations	yes	no	yes	no
Low-medium density residential zone	All locations	yes	no	yes	no
Medium density residential zone	All locations	yes	no	yes	no
Tourism category zones					
Tourism area (major) zone	All locations	yes	no	yes	no

Table 9.3.2.4.8 - Construction phase stormwater management design objectives

Issue		Design objectives
Drainage control	Temporary drainage works	(a) Design life and design storm for temporary drainage works: (i) disturbed area open for <12 months — 1 in 2-year ARI event; (ii) disturbed area open for 12–24 months — 1 in 5-year ARI event;

		<ul style="list-style-type: none"> (iii) disturbed area open for > 24 months — 1 in 10-year ARI event. (b) Design capacity excludes minimum 150 millimetres freeboard. (c) Temporary culvert crossing — minimum 1 in 1-year ARI hydraulic capacity.
Erosion control	Erosion control measures	<ul style="list-style-type: none"> (a) Minimise exposure of disturbed soils at any time. (b) Divert water run-off from undisturbed areas around disturbed areas. (c) Determine the erosion risk rating using local rainfall erosivity, rainfall depth, soil-loss rate or other acceptable methods. (d) Implement erosion control methods corresponding to the identified erosion risk rating.
Sediment control	Sediment control measures Design storm for sediment control basins Sediment basin dewatering	<ul style="list-style-type: none"> (a) Determine appropriate sediment control measures using: <ul style="list-style-type: none"> (i) potential soil loss rate, or (ii) monthly erosivity, or (iii) average monthly rainfall. (b) Collect and drain stormwater from disturbed soils to sediment basin for design storm event: <ul style="list-style-type: none"> (i) design storm for sediment basin sizing is eightieth (80th) percentile five-day rainfall event or similar. (c) Site discharge during sediment basin dewatering: <ul style="list-style-type: none"> (i) TSS < 50 mg/L TSS; and (ii) Turbidity not >10% receiving waters turbidity; and (iii) pH range of 6.5–8.5.
Water quality	Litter and other waste, hydrocarbons and other contaminants	<ul style="list-style-type: none"> (a) Avoid wind-blown litter; remove gross pollutants. (b) Ensure there is no visible oil or grease sheen on released waters. (c) Dispose of waste containing contaminants at authorised facilities.
Waterway stability and flood flow management	Changes to the natural waterway hydraulics and hydrology	<ul style="list-style-type: none"> (a) For peak flow for the 1-year and 100-year ARI event, use constructed sediment basins to attenuate the discharge rate of stormwater from the site.

Table 9.3.2.4.9 – Post construction phase stormwater management design objectives

Climatic region	Design objectives				Application
	Minimum reductions in mean annual load from unmitigated development %				
	Total suspended solids (TSS)	Total phosphorus (TP)	Total nitrogen (TN)	Gross pollutants >5 millimetres	
Central Queensland (south)	85	60	45	90	Development for urban purposes within population centres greater than 3000 persons
All	N/A	N/A	N/A	N/A	Excludes development that is less than twenty-five (25) per

					cent impervious.
					In lieu of modelling, the default bio-retention treatment area complies with load reduction targets for all Queensland regions, which is 1.5 per cent of the contributing catchment area.
	<p>Waterway stability management:</p> <p>(a) Limit the peak 1-year ARI event discharge within the receiving waterway to the pre-development peak 1-year ARI event discharge.</p>				<p>Catchments contributing to un-lined receiving waterway. Local government may not require compliance if the waterway is degraded.</p> <p>For peak flow for the 1-year ARI event, use co-located storages to attenuate site discharge rate of stormwater.</p>

9.3.3. Reconfiguring a lot code

9.3.3.1. Application

This code applies to the assessment of development if it is identified as an applicable code for development, as specified in the assessment benchmarks column in the tables of assessment located in Part 5 of the planning scheme.

When using this code, reference should be made to section 5.3.2 and where applicable, section 5.3.3 located in Part 5 of the planning scheme.

All subject matter in this code is applicable to the development assessment, unless the following circumstance arises:

- (1) The heading of a specific benchmarks for assessment table specifies otherwise; or
- (2) A heading within a specific benchmarks for assessment table specifies that the outcomes apply to a specific type of development or to development at a specific location; or
- (3) A performance outcome or acceptable outcome specifies that the outcomes apply to a specific type of development or to development at a specific location.

In the circumstance where point (2) or point (3) above arises the following applies:

- (1) the development assessment outcomes apply only to the type of development specified or only to development at the location specified; and
- (2) the development must still be assessed against all other general subject matter of the code.

9.3.3.2. Purpose

The purposes of the reconfiguring a lot code are:

- (1) to facilitate the creation of a range of lot sizes which have an appropriate size, shape and slope, to accommodate the intended uses within each zone;
- (2) to facilitate the design of urban neighbourhoods which are compact, well connected with vehicle and pedestrian access and enable the most efficient use of land;
- (3) to facilitate the productive use of natural resources;
- (4) to protect the landscape character and ecological functions of the natural environment; and
- (5) to minimise risks to life and property, associated with hazards.

9.3.3.3. Overall outcomes

The purpose of the code will be achieved through the following overall outcomes:

- (1) lot reconfiguration results in a pattern of urban development which is broadly sequential, to maximise the efficiency of infrastructure provision and connect to surrounding movement and infrastructure networks¹;
- (2) a variety and mix of lot sizes enable a range of development options to accommodate the preferred uses in each zone;
- (3) lots have suitable areas, dimensions and slope for the intended use, including space for vehicle access and parking, on-site services and recreation, appropriate for the zone;
- (4) lot reconfiguration avoids areas where there is an unacceptable risk from hazards, including flood, storm tide, slope instability and bushfire;
- (5) in urban areas and emerging communities, compact and walkable neighbourhoods are created, which connect to employment nodes, centres, open space, recreational areas, community services and educational opportunities;
- (6) lot reconfiguration does not increase the likelihood of significant land use conflict;

¹ In order to demonstrate compliance with this code, Council may request the preparation of a structure plan for the locality, prepared in accordance with SC7.14. Such a plan may form the basis of a preliminary approval for development in an area.

- (7) lot reconfiguration does not result in adverse impacts on natural topography, drainage systems, vegetation, ecological values, ecosystems and cultural heritage features;
- (8) lot reconfiguration does not result in adverse impacts on utility installations, major transport and movement networks, and other important infrastructure;
- (9) street and pathway design maximises opportunities to create landmarks, views and vistas;
- (10) lots are orientated in a way which facilitates the design of buildings that are appropriate for the local climatic conditions;
- (11) infrastructure is provided to new lots in a way which minimises whole of life cycle costs and maximises the use of sustainable technologies;
- (12) public open space is provided in a way which is accessible, safe and integrated with active and passive transport networks;
- (13) streets and roads are designed to maximise convenience and safety for all users.

9.3.3.4. Specific benchmarks for assessment

Table 9.3.3.4.1 — Outcomes for assessable development

Performance outcomes		Acceptable outcomes	
If boundary realignment			
PO1 Boundary realignment: (a) does not result in in the creation of additional lots; (b) does not create the potential to introduce uses or activities which conflict with the intent of the applicable zone for all or part of the site.		AO1.1 No additional lots are created by the re-alignment of boundaries. AO1.2 Boundary realignment is contained entirely within a single zone, precinct or sub precinct.	
PO2 All existing connections to water, sewer, electricity and other infrastructure are retained and additional infrastructure connections or augmentation is not required.		AO2.1 Boundary realignment does not require any change to infrastructure or services.	
PO3 Boundary realignment results in lots which meet the minimum lot area, dimensions and frontage width, applicable to the zone in which the site is located.		AO3.1 The size of the resulting lots complies with the Table 9.3.3.4.2.	
If reconfiguring a lot associated with a prior related Material Change of Use			
PO4 Lots have a regular shape and consistent dimensions to facilitate the development of the land in accordance with a prior related Material Change of Use, and the lots have sufficient area to provide for: (a) the approved density of development; (b) buildings and structures; (c) usable open space and landscaping; (d) ventilation and sunlight for buildings; (e) privacy for residents; (f) suitable vehicle access and on-site parking where required; and		AO4.1 The lots are designed in accordance with the density of development of a prior related Material Change of Use. AO4.2 The lots have an appropriate size and dimension to cater for the needs of the development including the needs for private lots and communal lots, in accordance with the prior related Material Change of Use.	

Performance outcomes		Acceptable outcomes		
(g) any on-site services and infrastructure.				
All other reconfiguring a lot applications				
Lot design – general				
PO5 Development included in the table below requires the preparation of a structure plan to accompany the development application.		No acceptable outcome is nominated.		
Zone	Proposed additional lots in the stage/ development	Small structure plan	Large structure plan	
All residential category zones	7 – 15	✓		
	16 or more		✓	
All centres category zones and all industrial category zones	5 - 10	✓		
	11 or more		✓	
All other zones where reconfiguring a lot requires impact assessment	1 or more		✓	
PO6 Development which requires a structure plan is undertaken in accordance with the structure plan, and the structure plan is prepared in accordance with the requirements of Schedule SC7.14.		No acceptable outcome is nominated.		
PO7 Lot design is well integrated with the surrounding locality, having regard to: (a) roads, streets, pedestrian and cycle networks; (b) utility installations and other infrastructure networks; (c) open space networks, significant vegetation and habitat areas, waterways and wetlands, and valued biodiversity corridors; (d) connections to centres and employment areas; (e) surrounding landscaping and streetscape treatments; and (f) the interface with established land uses. Editor's note: When assessing the location and design for lot reconfiguration, consideration should be given to the standards for separating conflicting land use specified in Schedule 4 of the planning scheme. Where standards are not specified, a specialist report may be required to demonstrate the suitability of the development.		No acceptable outcome is nominated.		
PO8 Lot design: (a) protects areas with significant environmental		No acceptable outcome is nominated.		

Performance outcomes	Acceptable outcomes
<p>values;</p> <p>(b) appropriately utilises the natural topography of the site as far as practicable and minimises the need for significant earthworks for future development;</p> <p>(c) avoids crossing or otherwise interfering with natural drainage lines, waterways, wetlands, habitat areas or biodiversity corridors; and</p> <p>(d) retains key site characteristics, landmarks, and places of heritage significance.</p>	
<p>PO9</p> <p>Lot reconfiguration does not facilitate development which would be visually obtrusive on skylines, headlands or prominent landscape features.</p>	No acceptable outcome is nominated.
<p>PO10</p> <p>Lot reconfiguration does not:</p> <p>(a) increase the likelihood of significant land use conflict;</p> <p>(b) compromise the potential to use adjoining land for its zoned purpose;</p> <p>(c) compromise the use of stock routes;</p> <p>(d) compromise the safe and efficient operation of major transport networks and other major infrastructure networks.</p>	No acceptable outcome is nominated.
Lot design - size and dimension	
<p>PO11</p> <p>Reconfiguration only occurs if it creates lot sizes and dimensions that:</p> <p>(a) are consistent with the intended character of the zone, precinct or sub-precinct in which the land is located;</p> <p>(b) do not limit or compromise the ability to use rural land for its preferred uses;</p> <p>(c) do not limit or compromise the ability to use industrial zoned land or special purpose zoned land for their preferred uses;</p> <p>(d) protect resources (including potential mining and extractive resources), environmental and landscape values of rural land;</p> <p>(e) protect ground and surface water quality in the rural residential zone;</p> <p>(f) protect areas with significant biodiversity values; and</p> <p>(g) protect areas of high scenic amenity value.</p>	<p>AO11.1</p> <p>The lots are designed in accordance with the minimum lot sizes and dimensions specified within Table 9.3.3.4.2.</p>
<p>PO12</p> <p>Lots have a regular shape and consistent dimensions to facilitate the efficient development of the land for its intended purpose, and have sufficient area to provide for:</p>	<p>AO12.1</p> <p>The lots are designed in accordance with the minimum lot sizes and dimensions specified within Table 9.3.3.4.2.</p>

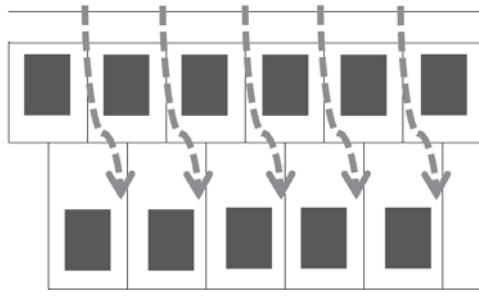
Performance outcomes		Acceptable outcomes	
<p>(a) buildings and structures;</p> <p>(b) usable open space and landscaping</p> <p>(c) ventilation and sunlight for buildings;</p> <p>(d) privacy for residents;</p> <p>(e) suitable vehicle access and on-site parking where required; and</p> <p>(f) any on-site services and infrastructure such as effluent disposal areas if required.</p>		<p>AO12.2</p> <p>All residential lots are able to contain a constraint free rectangular building location envelope, having dimensions no less than nine (9) metres by fifteen (15) metres.</p>	
Lot size and dimensions where located in the emerging community zone			
<p>PO13</p> <p>Reconfiguring in the emerging community zone does not compromise the development potential of the area for urban activities.</p>		<p>AO13.1</p> <p>Reconfiguring below the minimum lot size specified in Table 9.3.3.4.2 does not occur, unless it is undertaken only to facilitate new urban development which accords with an approved structure plan.</p>	
<p>PO14</p> <p>Reconfiguring for new urban development in the emerging community zone:</p> <p>(a) creates attractive, safe and self-contained communities that enable the provision of a choice of housing types;</p> <p>(b) provides convenient access to residential areas, employment areas, community facilities and centres;</p> <p>(c) provides certainty for landowners and residents as to the type and location of future land uses and transport infrastructure;</p> <p>(d) is undertaken in an orderly and sequential manner and avoids sporadic subdivision of land, particularly on small and isolated sites;</p> <p>(e) is provided with the desired infrastructure and services in an efficient and timely manner which minimises whole of life costs;</p> <p>(f) is integrated with the natural environment to minimise impacts on matters of environmental significance and natural hazards; and</p> <p>(g) is designed in a manner which results in an appropriate interface between existing land use or zones that may result in land use conflict.</p> <p>Editor's note: Applicants may refer to SC7.14 for assistance in preparing a structure plan to assist in compliance with this performance outcome.</p>		<p>No acceptable outcome is nominated.</p>	
Lot design – rear lots			
<p>PO15</p> <p>If the lot reconfiguration results in a rear lot, the resulting lots are designed in a manner which:</p> <p>(a) retains suitable size and dimensions to enable an appropriate use of the lots;</p> <p>(b) provides an appropriate level of amenity for</p>		<p>AO15.1</p> <p>If the lot reconfiguration results in a rear lot, only one (1) rear lot is created.</p> <p>AO15.2</p> <p>If the lot reconfiguration results in a rear lot, all</p>	

Performance outcomes	Acceptable outcomes
<p>the new lots and adjoining lots;</p> <p>(c) incorporates a direct means of access to the road network for the rear lot;</p> <p>(d) incorporates an access for the rear lot which has a sufficient width and design to provide for the following:</p> <ul style="list-style-type: none"> (i) the use of the rear lot; (ii) suitable drainage and flood immunity; and (iii) to enable the implementation of measures to mitigate nuisance to any adjoining sensitive land use due to emissions likely to result from vehicular access; and <p>(e) ensures that infrastructure services to the rear lot can be lawfully and easily constructed, monitored and maintained.</p>	<p>resulting lots comply with the minimum size and dimensions for the location as specified within Table 9.3.3.4.2, and the minimum lot area for the rear lot does not include the area of the access way.</p> <p>AO15.3</p> <p>If the lot reconfiguration results in a rear lot, the rear lot does not gain access from the head of a cul-de-sac.</p> <p>AO15.4</p> <p>No more than two (2) rear lot access ways directly adjoin each other.</p> <p>AO15.5</p> <p>If the lot reconfiguration results in a rear lot, the access way for the rear lot has a driveway which is immune to a flood inundation event having an annual exceedance probability of ten (10) per cent.</p> <p>AO15.6</p> <p>If the lot reconfiguration results in a rear lot, the access way for the rear lot contains a driveway that is designed and constructed in accordance with the following:</p> <ul style="list-style-type: none"> (a) if located in a residential category zone, the township zone, any other zone located within an urban setting, or in the rural residential zone (Park Residential Precinct): <ul style="list-style-type: none"> (i) a minimum three (3) metres wide compacted gravel pavement not less than one-hundred (100) millimetres thick and sealed with: <ul style="list-style-type: none"> (A) twenty-five (25) millimetres of asphaltic concrete; or (B) hot sprayed bitumen consisting of a prime and two (2) seal coats; or (C) interlocking pavers; or (ii) a minimum three (3) metres wide reinforced concrete driveway (not car tracks) not less than one-hundred (100) millimetres thick; or (b) if located in the rural zone or rural residential zone (other than Park Residential Precinct): <ul style="list-style-type: none"> (i) a four (4) metres wide all weather gravel pavement; and (ii) if the grade of the driveway is steeper than ten (10) per cent at any point, a four (4) metres wide sealed pavement on a six (6) metres wide formation; and (iii) if within twenty (20) metres of an existing

Performance outcomes	Acceptable outcomes
	<p>dwelling house or other sensitive land use on an adjacent lot, a four (4) metres wide sealed pavement on a six (6) metres wide formation for a distance of at least twenty (20) metres past the extremities of the dwelling house or sensitive land use projected perpendicular from the access way boundary.</p> <p>AO15.7</p> <p>If the lot reconfiguration results in a rear lot, the access way for the rear lot has a minimum width which complies with the following:</p> <ul style="list-style-type: none"> (a) if located in a residential category zone, the township zone, or the rural residential zone (Park Residential Precinct): five (5) metres; or (b) if located in an industry category zone: eight (8) metres; (c) if located in the rural residential zone (not within the Park Residential Precinct): <ul style="list-style-type: none"> (i) eight (8) metres where the access way has a length up to and including fifty (50) metres; or (ii) fifteen (15) metres where the access way has a length greater than fifty (50) metres; or (d) if located in the rural zone: twenty (20) metres; or (e) if located in any other zone: no acceptable outcome is nominated.
Road and street network	
<p>PO16</p> <p>The road and street network has a clear hierarchical structure, with roads that are designed and constructed to achieve their function in the network, having regard to:</p> <ul style="list-style-type: none"> (a) traffic volumes, vehicle speeds and driver behaviour; (b) on street parking; (c) sight distance; (d) provision for public transport routes and stops; (e) provision for pedestrian and cyclist movement, prioritising these where appropriate; (f) provision for waste collection and emergency vehicles; (g) lot access; (h) convenience; (i) public safety; (j) amenity; (k) the incorporation of public utilities and 	<p>AO16.1</p> <p>The roads and streets network is designed in accordance with Schedule SC7.17.</p>

Performance outcomes	Acceptable outcomes
drainage; and (l) street scaping and street furniture.	
PO17 The road and street network provides for: (a) high levels of permeability and connection between places to provide for short travel distances; (b) the convenient and safe movement between local streets and higher order roads; (c) at least two road or street access points to every neighbourhood; (d) the avoidance of the use of access places, unless the slope, shape or location of the site provides no alternative.	AO17.1 Road intersections are designed in compliance with Capricorn Municipal Development Guidelines. AO17.2 No more than twenty-five (25) lots are served by any single road access point. AO17.3 Street blocks are generally rectangular and arranged in a modified grid pattern, taking account of topography and minimising cut and fill on steeper land. AO17.4 Street block lengths do not exceed two-hundred (200) metres. Note: An access place is not regarded as defining the end of a street block. AO17.5 An access place: (a) is straight, with a clear view from the start of the street to the turning head: (b) provides a pedestrian connection from the head of the cul-de-sac to another road, and is a minimum width of ten (10) metres.
PO18 Road crossings are provided for the safe and efficient movement of pedestrians and cyclists at regular intervals on higher order roads.	No acceptable outcome is nominated.
PO19 Local streets do not operate as through traffic routes for externally generated traffic (other than for pedestrians, cyclists and public transport).	No acceptable outcome is nominated.
Road and street design	
PO20 The geometric design features of each type of road and street: (a) convey its primary function for all relevant design vehicle types; (b) have an adequate horizontal and vertical alignment that is not conducive to excessive speeds; (c) encourage traffic speeds and volumes to levels commensurate with road hierarchy function;	AO20.1 Roads are designed in compliance with Capricorn Municipal Development Guidelines.

Performance outcomes	Acceptable outcomes
(d) ensure unhindered access by emergency and waste collection vehicles and buses; (e) ensures safe access to lots.	
PO21 Where lot reconfiguration involves the creation of a new street (other than in a rural zone or the rural residential zone), streetscape and landscape treatments are provided which: <ul style="list-style-type: none"> (a) create an attractive and legible environment with a clear character and identity; (b) use and highlight features of the site such as views, vistas, existing vegetation, landmarks and places of cultural heritage significance; (c) enhance safety and comfort, and meet user needs; (d) complement the function of the street in which they are located by reinforcing desired traffic speed and behaviour; (e) assist integration with the surrounding environment; (f) maximise infiltration of stormwater runoff; and (g) minimise maintenance costs through: <ul style="list-style-type: none"> (i) street pavement, parking bays and speed control devices; (ii) street furniture, shading, lighting and utility installations; (iii) retention of existing vegetation; and (iv) on-street planting. 	No acceptable outcome is nominated.
PO22 Road access to new lots minimises impacts on the function, vehicle speeds, safety, efficiency and capacity of streets and roads.	AO22.1 Access arrangements are consistent with the characteristics intended for the particular type of road or street specified in the Capricorn Municipal Development Guidelines.
Pedestrian and cycle networks	
PO23 A network of bicycle and pedestrian pathways, which is designed to maximise safety, convenience and comfort for users, is provided along higher order roads.	No acceptable outcome is nominated.
PO24 The alignment of bicycle and pedestrian pathways is designed so that they: <ul style="list-style-type: none"> (a) allow for the retention of trees and other significant features; (b) maximise the visual interest provided by views and landmarks where they exist; (c) are well lit and allow for casual surveillance; (d) do not compromise the operation of or access to other infrastructure services; and 	No acceptable outcome is nominated.

Performance outcomes	Acceptable outcomes
(e) are widened at potential conflict points.	
Public transport	
<p>PO25</p> <p>The road and street network caters for the extension of public transport routes to provide services that are convenient and accessible to the community.</p>	<p>AO25.1</p> <p>If the lot reconfiguration is within a residential category zone or the emerging community zone, or it results in lots which provide for the development of accommodation activities at a density consistent with a residential category zone, then at least eighty (80) per cent of proposed lots are within four-hundred (400) metres walking distance from a road which is designed and constructed to accommodate buses.</p>
Climatic response	
<p>PO26</p> <p>Lot layout facilitates building design which minimises sun penetration in summer and maximises cooling breezes into buildings.</p>	<p>AO26.1</p> <p>The long axis of street blocks is oriented generally east-west.</p> <p>AO26.2</p> <p>Where it is unavoidable that the long axis of a street block cannot be oriented east-west, lots are wider or are aligned at an angle to the street, to enable the longer sides of the building to be oriented to the north and south.</p> <p>AO26.3</p> <p>Lots are offset to enable breezes to pass between buildings.</p> <p>Off-set lots enable cooling breezes between buildings</p> 
Development near infrastructure and special activities	
<p>PO27</p> <p>Reconfiguring minimises exposure to risks and amenity impacts from major infrastructure and enables the safe and efficient operation of infrastructure.</p>	<p>AO27.1</p> <p>Reconfiguration within one-hundred (100) metres of any trunk gas pipeline does not increase the density of development.</p> <p>AO27.2</p> <p>Where adjoining a high voltage electricity</p>

Performance outcomes	Acceptable outcomes
	<p>easement (above 11kV), lot design and layout incorporates:</p> <ul style="list-style-type: none"> (a) a vegetated buffer within a distance of twenty (20) metres from the boundary of the electricity transmission line easement; and (b) the orientation of the primary lot frontage away from transmission line easement. <p>AO27.3</p> <p>Lots are designed and oriented to ensure that a habitable building or primary open space areas on each lot can comply with the separation distances set out in Schedule 4.</p> <p>AO27.4</p> <p>Reconfiguring of land for residential purposes does not take place within five-hundred (500) metres of the following:</p> <ul style="list-style-type: none"> (a) a sewage or waste water treatment plant; (b) a landfill site or major waste transfer station; and (c) major outfall facilities.
Infrastructure	
<p>PO28</p> <p>Infrastructure, including roads and streets, water supply, stormwater drainage, sewage disposal, waste disposal, electricity and communication facilities are provided in a manner that:</p> <ul style="list-style-type: none"> (a) is efficient; (b) is adequate for the projected needs of the development; (c) is adaptable to allow for future infrastructure upgrades; (d) minimises risk of adverse environmental or amenity related impacts; (e) minimises whole of life cycle costs for that infrastructure. 	<p>No acceptable outcome is nominated.</p> <p>Editor's note: In the majority of instances, infrastructure is to be provided in accordance with the requirements of the Development Works Code. Noteworthy is that the acceptable outcomes for the provision of infrastructure, as specified in the Development Works Code, are considered to be acceptable assuming that the development is located in a suitable zone which is intended for that development. Although not desirable, should there be a situation where a reconfiguration of a lot results in lot sizes that are below the minimum lot sizes for the zone it is located in (as specified in this code) and the intended land use for the lots are different from that which is preferred for the zone it is located in, then the appropriateness of infrastructure is to be determined by an assessment against the relevant performance outcomes. It is likely that development for urban activities will in the majority of instances require the provision of infrastructure to a standard expected for development in urban zones.</p>
Parks and open Space	
<p>Editor's note—Where acceptable outcomes are set out in this section, it is acknowledged that they may primarily be practicable in greenfield developments. Alternative outcomes are likely to be appropriate in existing developed areas. This may include works and embellishment to existing parks or recreational corridors to meet the development's demand, or as part of an infrastructure partnership agreement.</p>	
<p>PO29</p> <p>Neighbourhood design and lot layout provides a balanced variety of park types, including:</p> <ul style="list-style-type: none"> (a) small local parks, which are designed to: <ul style="list-style-type: none"> (i) provide a small open space setting for adjoining dwellings; (ii) incorporate and retain existing natural features; and (iii) incorporate landscaping to assist in 	<p>AO29.1</p> <p>Open space is provided in accordance with the rates and desired standards of service contained in Schedule SC7.9 and Part 4 of this planning scheme.</p>

Performance outcomes	Acceptable outcomes
<p>creating neighbourhood identity and way finding; and</p> <p>(b) neighbourhood parks, which are designed to:</p> <ul style="list-style-type: none"> (i) be centrally located; (ii) support the local community's recreational needs; and (iii) provide opportunities for community and special events; and <p>(c) lineal or corridor parks, which are designed to:</p> <ul style="list-style-type: none"> (i) connect with existing or planned open space in the locality; (ii) incorporate pedestrian and cycle paths; (iii) protect significant natural features; (iv) convey stormwater; and (v) provide for other recreational needs when not flooded; and <p>(d) natural parkland areas which:</p> <ul style="list-style-type: none"> (i) retain locally significant wetlands, remnant vegetation and habitat for fauna; (ii) continue ecological corridors and linkages to areas outside of the neighbourhood; and (iii) maintain important landscape and visual quality values. 	
<p>PO30</p> <p>Neighbourhood design and lot layout provides for safe and secure, well distributed and located parkland that:</p> <ul style="list-style-type: none"> (a) provides a clear relationship between the public realm and adjoining land uses through treatment including alignment, fencing and landscaping; (b) enhances the area's local identity and landscape amenity; (c) provides for a range of recreational opportunities to meet community needs; (d) forms a linkage to existing parkland or habitats; (e) respects and retains existing natural elements; and (f) protects biodiversity values and features. 	<p>No acceptable outcome is nominated.</p> <p>Editor's note: To address community safety, emphasis should be given to elements of crime prevention through environmental design described in the Crime Prevention Through Environmental Design (CPTED) Guidelines for Queensland.</p>
Hazards	
<p>PO31</p> <p>Reconfiguration of a lot avoids creating unacceptable risk to human safety, property and the environment due to natural hazards and contaminated land.</p> <p>Editor's note: Not all areas of the planning scheme area (which may be subject to risk from natural hazards) are</p>	<p>No acceptable outcome is nominated.</p>

Performance outcomes	Acceptable outcomes
<p>identified by overlays. Determination of potential hazards and constraints should be undertaken through the development application process and appropriate analysis of the site and surrounding area.</p> <p>Editor's note: Where contamination is suspected (for example former cattle dip yards, industrial sites, landfill, areas of unexploded ordnances and the like), applicants may be requested to provide a preliminary contamination report when for residential, rural residential or emerging community zone subdivisions.</p>	

Table 9.3.3.4.2 — Minimum lots sizes and dimensions

Zone	Specific location	Minimum lot area	Minimum lot frontage and lot width	Maximum lot width to depth ratio
Centre category zones				
Neighbourhood centre zone	All locations within the zone	1,000 square metres	25 metres	1:3
Local centre zone	All locations within the zone	1,000 square metres	25 metres	1:3
District centre zone	All locations within the zone	1,000 square metres	25 metres	1:3
Major centre zone	All locations within the zone	1,000 square metres	25 metres	1:3
Environmental category zone				
Environmental management and conservation zone	All locations within the zone	150 hectares	No minimum frontage specified.	N/A
Industry category zones				
Low impact industry zone	All locations within the zone	1,000 square metres	25 metres	1:3
Medium impact industry zone	All locations within the zone	5,000 square metres	50 metres	1:3
Other category zones				
Community facilities zone	All locations within the zone	1,000 square metres	25 metres	1:3
Emerging community zone	All locations within the zone	10 hectares	200 metres	1:3
Limited development zone	All locations within the zone	60 hectares	450 metres	1:3
Rural zone	If within the Capricorn Coast Rural Precinct	10 hectares	200 metres	N/A

Zone	Specific location	Minimum lot area	Minimum lot frontage and lot width	Maximum lot width to depth ratio
	If not within the Capricorn Coast Rural Precinct but entirely within Class A and Class B Agricultural Land	60 hectares	450 metres	N/A
	Elsewhere	150 hectares	750 metres	N/A
Rural residential zone	If within the Park Residential Precinct	4,000 square metres	40 metres	1:3
	If not within the Park Residential Precinct	2 hectares	80 metres	1:3
Special purpose zone	All locations within the zone	2,000 square metres	30 metres	N/A
Specialised centre zone	All locations within the zone	2,000 square metres	30 metres	1:3
Township zone	All locations within the zone	4,000 square metres	40 metres	1:3
Recreation category zones				
Open space zone	All locations within the zone	No minimum lot area specified.	No minimum frontage specified.	N/A
Sport and recreation zone	All locations within the zone	No minimum lot area specified.	No minimum frontage specified.	N/A
Residential category zones				
Low density residential zone	All locations within the zone	600 square metres	20 metres	1:3
Low-medium density residential zone	All locations within the zone	300 square metres	10 metres	1:3
Medium density residential zone	All locations within the zone	1,000 square metres	25 metres	1:3
Tourism category zones				
Major tourism zone	If located within the Capricorn International Resort Precinct	150 hectares	No minimum frontage specified.	N/A
	If it is located within: (1) the Great Keppel Island Precinct; and (2) the following sub-precincts: (a) the	1,000 square metres	25 metres	1:3

Zone	Specific location	Minimum lot area	Minimum lot frontage and lot width	Maximum lot width to depth ratio
	Accommodation Sub-precinct; or (b) the utilities sub-precinct; or (c) the Village Centre Sub-precinct.			
	If it is located within: (1) the Great Keppel Island Precinct; and (2) the following sub-precincts: (a) the Resort Complex Sub-precinct; or (b) the Tourist Park Sub-precinct.	10 hectares	200 metres	N/A