

Table 4.2 Table of Development Assessment for Residential Precincts⁴⁹⁵⁰

Purpose	Column 1 Circumstances under which material change of use is self assessable ⁵¹	Column 2 Circumstances under which material change of use is code assessable	Column 3 Applicable Codes ⁵²
Hillslope Residential			
Either of the following: <ul style="list-style-type: none"> • Detached house • Display home 	Where: <ul style="list-style-type: none"> (a) not a removal house; and (b) no more than one Detached house per lot; and (c) (i) building height is not more than 8.5 metres and not more than 2 storeys if on a site having a slope less than 15% as shown on Steep Land Regulatory Map 1.3 (2 of 2) or as determined by a slope analysis prepared by a surveyor; or (ii) building height is not more than 10 metres and not more than 2 storeys if on a site having a slope of 15% or more as shown on Steep Land Regulatory Map 1.3 (2 of 2) or as determined by a slope analysis prepared by a surveyor 	Where: <ul style="list-style-type: none"> (a) a removal house; and (b) no more than one Detached house per lot; and (c) (i) building height is not more than 8.5 metres and not more than 2 storeys if on a site having a slope less than 15% as shown on Steep Land Regulatory Map 1.3 (2 of 2) or as determined by a slope analysis prepared by a surveyor; or (ii) building height is not more than 10 metres and not more than 2 storeys if on a site having a slope of 15% or more as shown on Steep Land Regulatory Map 1.3 (2 of 2) or as determined by a slope analysis prepared by a surveyor 	Where self assessable: <ul style="list-style-type: none"> • Code for the Development of Detached Houses and Display Homes (Elements 1-9 and 11-17) Where code assessable: <ul style="list-style-type: none"> • Code for the Development of Detached Houses and Display Homes • Where for a detached house on Lot 1 on RP108407 and in accordance with the Planning and Environment Court Order in Appeal No. 37 of 1994 dated 3 July 2009 and Drawing Number 9455/001-dated December 2006 as amended as per the conditions of the order.
Dual Occupancy	None	Where: <ul style="list-style-type: none"> (a) on a site having an area of not less than 800m²; and (b) (i) building height is not more than 8.5 metres and not more than 2 storeys if on a site having a slope less than 15% as shown on Steep Land Regulatory Map 1.3 (2 of 2) or as determined by a slope analysis prepared by a surveyor; or (ii) building height is not more than 10 metres and not more than 2 storeys if on a site having a slope of 15% or more as shown on Steep Land Regulatory Map 1.3 (2 of 2) or as determined by a slope 	<ul style="list-style-type: none"> • Development and Use of Dual Occupancy • Code for Integrated Water Management • Code for Landscaping Design • Operational Works Code • Code for Transport, Traffic and Parking • Code for Nature Conservation and Biodiversity (if the site includes an area listed in (a) to (f), or adjoins land listed in (a) to (e), in the definition of Environmentally sensitive areas) • Code for Waterways and Wetlands (if the site includes, or is located either partially or wholly within

⁴⁹ Development may be affected by Division 2 of the Regulatory Provisions of the South East Queensland Regional Plan 2005-2026.

⁵⁰ Material change of use not referred to in this Table is (subject to the provisions of the Act) impact assessable (refer section 4.1(2) of this Volume)

⁵¹ Self assessable development that does not comply with the applicable acceptable measures is to be taken to be code assessable (refer section 4.1(4) of this Volume).

⁵² Relevant assessment criteria for impact assessable development may include these codes and other relevant provisions of this Planning Scheme in accordance with s3.5.5 of the Act

	Column 1	Column 2	Column 3
Purpose	Circumstances under which material change of use is self assessable⁵¹	Circumstances under which material change of use is code assessable	Applicable Codes⁵²
		analysis prepared by a surveyor	50m of a Waterway or Local Wetland, or within 100m of a Significant Coastal Wetland shown on Figure 4-2.1.2) <ul style="list-style-type: none"> • Heritage Conservation Code (The Purpose and Elements 1 and 2)
Home-based business	Where the use does not involve any of the following uses/activities: <ul style="list-style-type: none"> • any form of vehicle repair/ services; • panel beating; • vehicle detailing; • spray painting; • engine reconditioning or repair; • wood working/ manufacture involving the use of power tools; • furniture manufacture; • metal working; • welding; • dance studio/classes; or • martial arts coaching. 	Development listed in Column 1, if the Acceptable Measures applicable to self assessable development are not able to be complied with	<ul style="list-style-type: none"> • Code for Home-Based Business
Local utility	None ⁵³	On land which abuts a State Controlled Road	<ul style="list-style-type: none"> • Code for Integrated Water Management • Code for Landscaping Design • Operational Works Code • Code for Transport, Traffic and Parking • Code for Waste Management in Commercial and Community Developments • Design Code for Community Safety and Security
Agriculture	Where on land having an area of more than 2 hectares in Precinct 14 - Panorama Scarp Precinct in Planning Area No. 2 (Nambour) or Precinct 3 - Bli Bli North Precinct in Planning Area No. 13 (Bli Bli)	Development listed in Column 1, if the Acceptable Measures applicable to self assessable development are not able to be complied with	<ul style="list-style-type: none"> • Code for Agriculture and Animal Husbandry (A3, A4, A5.1, A5.2 and A5.3)

⁵³ Local utilities are exempt in all circumstances other than those identified in Column 2 (refer section 2.5 of this Volume)

	Column 1	Column 2	Column 3
Purpose	Circumstances under which "material change of use" is self assessable ⁵¹	Circumstances under which "material change of use" is code assessable	Applicable Codes ⁵²
Any of the following: <ul style="list-style-type: none"> • Animal husbandry • Stable 	None	Where on land having an area of more than 2 hectares in Precinct 14 - Panorama Scarp Precinct in Planning Area No. 2 (Nambour) or Precinct 3 - Bli Bli North Precinct in Planning Area No. 13 (Bli Bli)	<ul style="list-style-type: none"> • Code for Agriculture and Animal Husbandry • Code for Integrated Water Management • Operational Works Code • Code for Transport, Traffic and Parking • Code for Nature Conservation and Biodiversity (if the site includes an area listed in (a) to (f), or adjoins land listed in (a) to (e), in the definition of Environmentally sensitive areas) • Code for Waterways and Wetlands (if the site includes, or is located either partially or wholly within 50m of a Waterway or Local Wetland, or within 100m of a Significant Coastal Wetland shown on Figure 4-2.1.2) • Heritage Conservation Code (The Purpose and Elements 1 and 2)
Forestry	Plantation forestry where on land having an area of more than 2 hectares in Precinct 14 - Panorama Scarp in Planning Area No. 2 (Nambour) or 3 - Bli Bli North in Planning Area No. 13 (Bli Bli)	Native forest harvesting where on land having an area of more than 2 hectares in 14 - Panorama Scarp in Planning Area No. 2 (Nambour) or Precinct 3 - Bli Bli North in Planning Area No. 13 (Bli Bli)	Where self assessable: <ul style="list-style-type: none"> • Code for Establishing Forestry Activities (Element 1: A1.1, A1.2, A1.10 and A1.11 and Element 2: A2.1-2.3) Where code assessable: <ul style="list-style-type: none"> • Code for Establishing Forestry Activities • Code for Integrated Water Management • Operational Works Code • Code for Transport, Traffic and Parking • Code for Nature Conservation and Biodiversity (if the site includes an area listed in (a) to (f), or adjoins land listed in (a) to (e), in the definition of Environmentally sensitive areas) • Code for Waterways and Wetlands (if the site includes, or is located either partially or wholly within 50m of a Waterway or Local Wetland, or within 100m of a Significant Coastal Wetland shown on Figure 4-2.1.2) • Heritage Conservation Code (The Purpose and Elements 1 and 2)

4. ASSESSMENT OF MATERIAL CHANGE OF USE IN PRECINCT CLASSES

Purpose	Column 1 Circumstances under which "material change of use" is self assessable ⁵¹	Column 2 Circumstances under which "material change of use" is code assessable	Column 3 Applicable Codes ⁵²
Roadside stall	<p>Where:</p> <ul style="list-style-type: none"> on land having an area of more than 2 hectares in Precinct 14 - Panorama Scarp Precinct in Planning Area No. 2 (Nambour) or Precinct 3 - Bli Bli North Precinct in Planning Area No. 13 (Bli Bli), and not on land which abuts a State Controlled Road 	<p>Where:</p> <ul style="list-style-type: none"> on land having an area of more than 2 hectares in Precinct 14 - Panorama Scarp Precinct in Planning Area No. 2 (Nambour) or Precinct 3 - Bli Bli North Precinct in Planning Area No. 13 (Bli Bli), or on land which abuts a State Controlled Road 	<p>Where self assessable:</p> <ul style="list-style-type: none"> Code for Agriculture and Animal Husbandry (A3, A4, A5.1, A5.2 and A5.3) <p>Where code assessable:</p> <ul style="list-style-type: none"> Code for Agriculture and Animal Husbandry Code for Integrated Water Management Code for Landscaping Design Operational Works Code Code for Transport, Traffic and Parking
Telecommunications facility (Medium Impact)	None	All	<ul style="list-style-type: none"> Code for Telecommunications Facilities Code for Integrated Water Management Code for Landscaping Design Operational Works Code Code for Transport, Traffic and Parking Design Code for Community Safety and Security Code for Nature Conservation and Biodiversity (if the site includes an area listed in (a) to (f), or adjoins land listed in (a) to (e), in the definition of Environmentally sensitive areas) Code for Waterways and Wetlands (if the site includes, or is located either partially or wholly within 50m of a Waterway or Local Wetland, or within 100m of a Significant Coastal Wetland shown on Figure 4-2.1.2) Heritage Conservation Code (The Purpose and Elements 1 and 2)

	Column 1	Column 2	Column 3
Purpose	Circumstances under which "material change of use" is self assessable ⁵¹	Circumstances under which "material change of use" is code assessable	Applicable Codes ⁵²
Neighbourhood Residential			
Either of the following: <ul style="list-style-type: none"> • Detached house • Display home 	Where: <ul style="list-style-type: none"> (a) not a removal house; and (b) no more than one Detached house per lot; and (c) (i) building height is not more than 8.5 metres and not more than 2 storeys if on a site having a slope less than 15% as shown on Steep Land Regulatory Map 1.3 (2 of 2) or as determined by a slope analysis prepared by a surveyor (ii) building height is not more than 10 metres and not more than 2 storeys if on a site having a slope of 15% or more as shown on Steep Land Regulatory Map 1.3 (2 of 2) or as determined by a slope analysis prepared by a surveyor 	Where: <ul style="list-style-type: none"> (a) a removal house; and (b) no more than one Detached house per lot; and (c) (i) building height is not more than 8.5 metres and not more than 2 storeys if on a site having a slope less than 15% as shown on Steep Land Regulatory Map 1.3 (2 of 2) or as determined by a slope analysis prepared by a surveyor (ii) building height is not more than 10 metres and not more than 2 storeys if on a site having a slope of 15% or more as shown on Steep Land Regulatory Map 1.3 (2 of 2) or as determined by a slope analysis prepared by a surveyor 	Where self assessable: <ul style="list-style-type: none"> • Code for the Development of Detached Houses and Display Homes (Elements 1-9 and 11-17) Where code assessable: <ul style="list-style-type: none"> • Code for the Development of Detached Houses and Display Homes
Dual Occupancy	None	Where: <ul style="list-style-type: none"> (a) on a site having an area of not less than 800m²; and (b) (i) building height is not more than 8.5 metres and not more than 2 storeys if on a site having a slope less than 15% as shown on Steep Land Regulatory Map 1.3 (2 of 2); or as determined by a slope analysis prepared by a surveyor; or (ii) building height is not more than 10 metres and not more than 2 storeys if on a site having a slope of 15% or more as shown on Steep Land Regulatory Map 1.3 (2 of 2) or as determined by a slope analysis prepared by a surveyor 	<ul style="list-style-type: none"> • Development and Use of Dual Occupancy • Blackall Range Local Area Code (if in the Blackall Range Planning Area) • Code for Integrated Water Management • Code for Landscaping Design • Operational Works Code • Code for Transport, Traffic and Parking • Code for Nature Conservation and Biodiversity (if the site includes an area listed in (a) to (f), or adjoins land listed in (a) to (e), in the definition of Environmentally sensitive areas) • Code for Waterways and Wetlands (if the site includes, or is located either partially or wholly within 50m of a Waterway or Local Wetland, or within 100m of a Significant Coastal Wetland shown on Figure 4-2.1.2) • Heritage Conservation Code (The Purpose and Elements 1 and 2, and if in a Precinct listed in section 7.4(2) of this volume - Element 3)

4. ASSESSMENT OF MATERIAL CHANGE OF USE IN PRECINCT CLASSES

	Column 1	Column 2	Column 3
Purpose	Circumstances under which "material change of use" is self assessable ⁵¹	Circumstances under which "material change of use" is code assessable	Applicable Codes ⁵²
Home-based business	Where the use does not involve any of the following uses/activities: <ul style="list-style-type: none"> • any form of vehicle repair/ services; • panel beating; • vehicle detailing; • spray painting; • engine reconditioning or repair; • wood working/ manufacture involving the use of power tools; • furniture manufacture; • metal working; • welding; • dance studio/classes; or • martial arts coaching. 	Development listed in Column 1, if the Acceptable Measures applicable to self assessable development are not able to be complied with	<ul style="list-style-type: none"> • Code for Home-Based Business
Local utility	None ⁵⁴	On land which abuts a State Controlled Road	<ul style="list-style-type: none"> • Blackall Range Local Area Code (if in the Blackall Range Planning Area) • Code for Integrated Water Management • Code for Landscaping Design • Operational Works Code • Code for Transport, Traffic and Parking • Code for Waste Management in Commercial and Community Developments • Design Code for Community Safety and Security
<ul style="list-style-type: none"> • Art and craft centre • Medical centre • Office • Restaurant • Shop • Veterinary clinic 	Where: <ul style="list-style-type: none"> (a) being a change from any one to another of the following uses: <ul style="list-style-type: none"> • Art and craft centre • Medical centre • Office • Restaurant • Shop • Veterinary clinic; and (b) in premises which require no building work or only minor building work to accommodate the use 	Development listed in Column 1, if the Acceptable Measures applicable to self assessable development are not able to be complied with	<ul style="list-style-type: none"> • Code for Local Centres and General Stores (Element 2: A1.1.1 and Element 4: A1.1 to A1.4) • Code for Outdoor Dining Areas (if a restaurant) • Code for Transport, Traffic and Parking (Element 7 A1.1 and A2.1)
Agriculture	Where: <ul style="list-style-type: none"> (a) not being turf farming; and (b) on land having an area of more than 2 hectares and shown as "Future Urban" on the Strategic Plan Map. 	Development listed in Column 1, if the Acceptable Measures applicable to self assessable development are not able to be complied with	<ul style="list-style-type: none"> • Code for Agriculture and Animal Husbandry (A3, A4, A5.1, A5.2 and A5.3)

⁵⁴ Local utilities are exempt in all circumstances other than those identified in Column 2 (refer section 2.5 of this Volume)

	Column 1	Column 2	Column 3
Purpose	Circumstances under which "material change of use" is self assessable ⁵¹	Circumstances under which "material change of use" is code assessable	Applicable Codes ⁵²
Any of the following: • Animal husbandry • Stable	None	Where on land having an area of more than 2 hectares and shown as "Future Urban" on the Strategic Plan Map	<ul style="list-style-type: none"> • Code for Agriculture and Animal Husbandry • Code for Integrated Water Management • Operational Works Code • Code for Transport, Traffic and Parking • Code for Nature Conservation and Biodiversity (if the site includes an area listed in (a) to (f), or adjoins land listed in (a) to (e), in the definition of Environmentally sensitive areas) • Code for Waterways and Wetlands (if the site includes, or is located either partially or wholly within 50m of a Waterway or Local Wetland, or within 100m of a Significant Coastal Wetland shown on Figure 4-2.1.2) • Heritage Conservation Code (The Purpose and Elements 1 and 2)
Forestry	Plantation forestry where on land having an area of more than 2 hectares and shown as "Future Urban" on the Strategic Plan Map	Native forest harvesting where on land having an area of more than 2 hectares and shown as "Future Urban" on the Strategic Plan Map	<p>Where self assessable:</p> <ul style="list-style-type: none"> • Code for Establishing Forestry Activities (Element 1: A1.1, A1.2, A1.10 and A1.11 and Element 2: A2.1-2.3) <p>Where code assessable:</p> <ul style="list-style-type: none"> • Code for Establishing Forestry Activities • Blackall Range Local Area Code (if in the Blackall Range Planning Area) • Code for Integrated Water Management • Operational Works Code • Code for Transport, Traffic and Parking • Code for Nature Conservation and Biodiversity (if the site includes an area listed in (a) to (f), or adjoins land listed in (a) to (e), in the definition of Environmentally sensitive areas) • Code for Waterways and Wetlands (if the site includes, or is located either partially or wholly within 50m of a Waterway or Local Wetland, or within 100m of a Significant Coastal Wetland shown on Figure 4-2.1.2) • Heritage Conservation Code (The Purpose and Elements 1 and 2)

4. ASSESSMENT OF MATERIAL CHANGE OF USE IN PRECINCT CLASSES

	Column 1	Column 2	Column 3
Purpose	Circumstances under which "material change of use" is self assessable ⁵¹	Circumstances under which "material change of use" is code assessable	Applicable Codes ⁵²
Roadside stall	<p>Where:</p> <ul style="list-style-type: none"> on land having an area of more than 2 hectares and shown as "Future Urban" on the Strategic Plan Map , and not on land which abuts a State Controlled Road 	<p>Where:</p> <ul style="list-style-type: none"> on land having an area of more than 2 hectares and shown as "Future Urban" on the Strategic Plan Map, or on land which abuts a State Controlled Road 	<p>Where self assessable:</p> <ul style="list-style-type: none"> Code for Agriculture and Animal Husbandry (A3, A4, A5.1, A5.2 and A5.3) <p>Where code assessable:</p> <ul style="list-style-type: none"> Code for Agriculture and Animal Husbandry Blackall Range Local Area Code (if in the Blackall Range Planning Area) Code for Integrated Water Management Code for Landscaping Design Operational Works Code Code for Transport, Traffic and Parking
Telecommunications facility (Medium Impact)	None	All	<ul style="list-style-type: none"> Code for Telecommunications Facilities Blackall Range Local Area Code (if in the Blackall Range Planning Area) Code for Integrated Water Management Code for Landscaping Design Operational Works Code Code for Transport, Traffic and Parking Design Code for Community Safety and Security Code for Nature Conservation and Biodiversity (if the site includes an area listed in (a) to (f), or adjoins land listed in (a) to (e), in the definition of Environmentally sensitive areas) Code for Waterways and Wetlands (if the site includes, or is located either partially or wholly within 50m of a Waterway or Local Wetland, or within 100m of a Significant Coastal Wetland shown on Figure 4-2.1.2) Heritage Conservation Code (The Purpose and Elements 1 and 2, and if in a Precinct listed in section 7.4(2) of this volume - Element 3)

4. ASSESSMENT OF MATERIAL CHANGE OF USE IN PRECINCT CLASSES

	Column 1	Column 2	Column 3
Purpose	Circumstances under which "material change of use" is self assessable ⁵¹	Circumstances under which "material change of use" is code assessable	Applicable Codes ⁵²
Mixed Housing			
Any purpose on Lot 1 RP 880339, Lot 1 RP228922, Lot 4 CP 884979 and Lots 85 & 86 on RP165646 in Planning Area 1, Precinct 26 (Maroochydore Road)	Where in accordance with rezoning approved by Council on 10 November 1998 and gazetted on 19 February 1999 in respect of Lot 1 RP 880339, Lot 1 RP 228922, Lot 4 CP 884979 and Lots 85 & 86 RP 165646.	None	<ul style="list-style-type: none"> Code for Transport, Traffic and Parking (Element 7: A1.2 and A2.1)⁵⁵
Shop (other than a supermarket) on Lot 1 RP 880339, Lot 1 RP 228922, Lot 4 CP 884979 and Lots 85 & 86 RP 165646 in Planning Area No. 1, Precinct 26 (Maroochydore Road)	Where the total area of Shops form 10% or less of the total approved gross floor area of the site	None	<ul style="list-style-type: none"> Code for Local Centres and General Stores (Element 2 A.1.1.1 and Element 4: A1.1 to A1.4) Code for Transport, Traffic and Parking (Element 7: A1.2 and A2.1)
Any of the following: <ul style="list-style-type: none"> Accommodation building Multiple dwelling units Display home (where associated with an accommodation building or multiple dwelling units) 	None	Where having a height and Dwelling Unit Factor of not more than the maximum provided for in the particular Precinct	<ul style="list-style-type: none"> Code for Low-rise Multi Unit Residential Premises (if an accommodation building or multiple dwelling unit of up to 3 storeys or 12m in height) Code for Multi Storey Residential Premises (if an accommodation building or multiple dwelling unit greater than 3 storeys, or equal to or greater than 3 storeys and greater than 12m in height) Buderim Local Area Code (if in the Buderim Planning Area) Code for Integrated Water Management Code for Landscaping Design Operational Works Code Code for Transport, Traffic and Parking Code for Nature Conservation and Biodiversity (if the site includes an area listed in (a) to (f), or adjoins land listed in (a) to (e), in the definition of Environmentally sensitive areas)

⁵⁵ In accordance with s6.1.24 of the Act, the rezoning conditions and plan of development approved by Council on 10 November 1998 and gazetted on 19 February 1999 in respect of Lot 1 RP880339, Lot 1 RP228922, Lot 4 CP 884979 and Lots 85 and 86 RP165646 apply to this land.

4. ASSESSMENT OF MATERIAL CHANGE OF USE IN PRECINCT CLASSES

Purpose	Column 1	Column 2	Column 3
	Circumstances under which "material change of use" is self assessable ⁵¹	Circumstances under which "material change of use" is code assessable	Applicable Codes ⁵²
<i>continued</i>			<ul style="list-style-type: none"> Code for Waterways and Wetlands (if the site includes, or is located either partially or wholly within 50m of a Waterway or Local Wetland, or within 100m of a Significant Coastal Wetland shown on Figure 4-2.1.2) Heritage Conservation Code (The Purpose and Elements 1 and 2, and if in a Precinct listed in section 7.4(2) of this volume - Element 3)
Either of the following: <ul style="list-style-type: none"> Detached house Display home (where in the form of a Detached house) 	Where: <ul style="list-style-type: none"> (a) not a removal house; and (b) no more than one Detached house per lot; and (c) (i) building height is not more than 8.5 metres and not more than 2 storeys if on a site having a slope less than 15% as shown on Steep Land Regulatory Map 1.3 (2 of 2) or as determined by a slope analysis prepared by a surveyor; or (ii) building height is not more than 10 metres and not more than 2 storeys if on a site having a slope of 15% or more as shown on Steep Land Regulatory Map 1.3 (2 of 2) or as determined by a slope analysis prepared by a surveyor 	Where: <ul style="list-style-type: none"> (a) a removal house; and (b) no more than one Detached house per lot; and (c) (i) building height is not more than 8.5 metres and not more than 2 storeys if on a site having a slope less than 15% as shown on Steep Land Regulatory Map 1.3 (2 of 2) or as determined by a slope analysis prepared by a surveyor; or (ii) building height is not more than 10 metres and not more than 2 storeys if on a site having a slope of 15% or more as shown on Steep Land Regulatory Map 1.3 (2 of 2) or as determined by a slope analysis prepared by a surveyor 	Where self assessable: <ul style="list-style-type: none"> Code for the Development of Detached Houses and Display Homes (Elements 1-9 and 11-17) Where code assessable: <ul style="list-style-type: none"> Code for the Development of Detached Houses and Display Homes
Dual Occupancy	None	Where: <ul style="list-style-type: none"> (a) on a site having an area of not less than 600m²; and (b) (i) building height is not more than 8.5 metres and not more than 2 storeys if on a site having a slope less than 15% as shown on Steep Land Regulatory Map 1.3 (2 of 2); or as determined by a slope analysis prepared by a surveyor (ii) building height is not more than 10 metres and not more than 2 	<ul style="list-style-type: none"> Development and Use of Dual Occupancy Buderim Local Area Code (if in the Buderim Planning Area) Code for Integrated Water Management Code for Landscaping Design Operational Works Code Code for Transport, Traffic and Parking Code for Nature Conservation and Biodiversity (if the site includes an area listed in (a) to (f), or adjoins land listed in (a) to (e), in the definition of Environmentally sensitive areas)

4. ASSESSMENT OF MATERIAL CHANGE OF USE IN PRECINCT CLASSES

Purpose	Column 1 Circumstances under which "material change of use" is self assessable ⁵¹	Column 2 Circumstances under which "material change of use" is code assessable	Column 3 Applicable Codes ⁵²
Dual Occupancy <i>continued</i>		storeys if on a site having a slope of 15% or more as shown on Steep Land Regulatory Map 1.3 (2 of 2) or as determined by a slope analysis prepared by a surveyor	<ul style="list-style-type: none"> Code for Waterways and Wetlands (if the site includes, or is located either partially or wholly within 50m of a Waterway or Local Wetland, or within 100m of a Significant Coastal Wetland shown on Figure 4-2.1.2) Heritage Conservation Code (The Purpose and Elements 1 and 2, and if in a Precinct listed in section 7.4(2) of this volume - Element 3)
Home-based business	Where the use does not involve any of the following uses/activities: <ul style="list-style-type: none"> any form of vehicle repair/ services; panel beating; vehicle detailing; spray painting; engine reconditioning or repair; wood working/ manufacture involving the use of power tools; furniture manufacture; metal working; welding; dance studio/classes; or martial arts coaching. 	Development listed in Column 1, if the Acceptable Measures applicable to self assessable development are not able to be complied with	<ul style="list-style-type: none"> Code for Home-Based Business
Local utility	None ⁵⁶	On land which abuts a State Controlled Road	<ul style="list-style-type: none"> Buderim Local Area Code (if in the Buderim Planning Area) Code for Integrated Water Management Code for Landscaping Design Operational Works Code Code for Transport, Traffic and Parking Code for Waste Management in Commercial and Community Developments Design Code for Community Safety and Security

⁵⁶ Local utilities are exempt in all circumstances other than those identified in Column 2 (refer section 2.5 of this Volume)

4. ASSESSMENT OF MATERIAL CHANGE OF USE IN PRECINCT CLASSES

Purpose	Column 1 Circumstances under which "material change of use" is self assessable ⁵¹	Column 2 Circumstances under which "material change of use" is code assessable	Column 3 Applicable Codes ⁵²
Any of the following, where not located within Precinct 13 (Dalton Drive) in Planning Area No.1 (Maroochydore): <ul style="list-style-type: none"> • Art and craft centre • Medical centre • Office • Restaurant • Shop • Veterinary clinic 	Where: (a) being a change from any one to another of the following uses: <ul style="list-style-type: none"> • Art and craft centre • Medical centre • Office • Restaurant • Shop • Veterinary clinic; and (b) in premises which require no building work or only minor building work to accommodate the use	Development listed in Column 1, if the Acceptable Measures applicable to self assessable development are not able to be complied with	<ul style="list-style-type: none"> • Code for Local Centres and General Stores (Element 2: A1.1.1 and Element 4: A1.1 to A1.4) • Code for Outdoor Dining Areas (if a restaurant) • Code for Transport, Traffic and Parking (Element 7 A1.1 and A2.1) • Design Code for Community Safety and Security
Retirement Village	Where in the Maroochydore Rd South-West precinct (in Planning Area No. 1) being in accordance with the Consent Order dated 21 August 1998.	None	<ul style="list-style-type: none"> • Code for Retirement Villages and Residential Care Facilities (Element 2: A2.1, Element 4: A1.2 to A1.5, A4.1 to A4.4, A6.1) • Code for Transport, Traffic and Parking (Element 7: A1.1 and A2.1)
Telecommunications facility (Medium Impact)	None	All	<ul style="list-style-type: none"> • Code for Telecommunications Facilities • Buderim Local Area Code (if in the Buderim Planning Area) • Code for Integrated Water Management • Code for Landscaping Design • Operational Works Code • Code for Transport, Traffic and Parking • Design Code for Community Safety and Security • Code for Nature Conservation and Biodiversity (if the site includes an area listed in (a) to (f), or adjoins land listed in (a) to (e), in the definition of Environmentally sensitive areas) • Code for Waterways and Wetlands (if the site includes, or is located either partially or wholly within 50m of a Waterway or Local Wetland, or within 100m of a Significant Coastal Wetland shown on Figure 4-2.1.2) • Heritage Conservation Code (The Purpose and Elements 1 and 2, and if in a Precinct listed in section 7.4(2) of this volume - Element 3))

4. ASSESSMENT OF MATERIAL CHANGE OF USE IN PRECINCT CLASSES

Purpose	Column 1 Circumstances under which "material change of use" is self assessable ⁵¹	Column 2 Circumstances under which "material change of use" is code assessable	Column 3 Applicable Codes ⁵²
Any other purpose where in Planning Area No. 1 (Maroochydore), Precinct 13 (Dalton Drive)	Where specified as self-assessable in the Supplementary Table of Development Assessment for Precinct 13 (Dalton Drive) in Planning Area No. 1 (Maroochydore)	Where specified as code assessable in the Supplementary Table of Development Assessment for Precinct 13 (Dalton Drive) in Planning Area No. 1 (Maroochydore)	Codes specified as applicable in the supplementary table of development assessment for the particular Precinct
Multi-storey Residential			
Any of the following: <ul style="list-style-type: none"> Accommodation building Multiple dwelling units Display home (where associated with an accommodation building or multiple dwelling units) 	None	In premises having a height and Dwelling Unit Factor of not more than the maximum provided for in the particular Precinct	<ul style="list-style-type: none"> Code for Low-rise Multi Unit Residential Premises (if an accommodation building or multiple dwelling unit of up to 3 storeys or 12 metres in height) Code for Multi Storey Residential Premises (if an accommodation building or multiple dwelling unit greater than 3 storeys, or equal to or greater than 3 storeys and greater than 12 metres in height) Code for Integrated Water Management Code for Landscaping Design Operational Works Code Code for Transport, Traffic and Parking Design Code for Community Safety and Security Code for Nature Conservation and Biodiversity (if the site includes an area listed in (a) to (f), or adjoins land listed in (a) to (e), in the definition of Environmentally sensitive areas) Code for Waterways and Wetlands (if the site includes, or is located either partially or wholly within 50m of a Waterway or Local Wetland, or within 100m of a Significant Coastal Wetland shown on Figure 4-2.1.2) Heritage Conservation Code (The Purpose and Elements 1 and 2)

4. ASSESSMENT OF MATERIAL CHANGE OF USE IN PRECINCT CLASSES

Purpose	Column 1 Circumstances under which "material change of use" is self assessable ⁵¹	Column 2 Circumstances under which "material change of use" is code assessable	Column 3 Applicable Codes ⁵²
<p>Either of the following:</p> <ul style="list-style-type: none"> • Detached house • Display home (where in the form of a Detached house) 	<p>Where:</p> <ul style="list-style-type: none"> (a) not a removal house; and (b) no more than one Detached house per lot; and (c) (i) building height is not more than 8.5 metres and not more than 2 storeys if on a site having a slope less than 15% as shown on Steep Land Regulatory Map 1.3 (2 of 2) or as determined by a slope analysis prepared by a surveyor; or (ii) building height is not more than 10 metres and not more than 2 storeys if on a site having a slope of 15% or more as shown on Steep Land Regulatory Map 1.3 (2 of 2) or as determined by a slope analysis prepared by a surveyor 	<p>Where:</p> <ul style="list-style-type: none"> (a) a removal house; and (b) no more than one Detached house per lot; and (c) (i) building height is not more than 8.5 metres and not more than 2 storeys if on a site having a slope less than 15% as shown on Steep Land Regulatory Map 1.3 (2 of 2) or as determined by a slope analysis prepared by a surveyor; or (ii) building height is not more than 10 metres and not more than 2 storeys if on a site having a slope of 15% or more as shown on Steep Land Regulatory Map 1.3 (2 of 2) or as determined by a slope analysis prepared by a surveyor 	<p>Where self assessable:</p> <ul style="list-style-type: none"> • Code for the Development of Detached Houses and Display Homes (Elements 1-9 and 11-17) <p>Where code assessable:</p> <ul style="list-style-type: none"> • Code for the Development of Detached Houses and Display Homes
Dual Occupancy	None	<p>Where:</p> <ul style="list-style-type: none"> (a) on a site having an area of not less than 600m²; and (b) (i) building height is not more than 8.5 metres and not more than 2 storeys if on a site having a slope less than 15% as shown on Steep Land Regulatory Map 1.3 (2 of 2) or as determined by a slope analysis prepared by a surveyor; or (ii) building height is not more than 10 metres and not more than 2 storeys if on a site having a slope of 15% or more as shown on Steep Land Regulatory Map 1.3 (2 of 2) or as determined by a slope analysis prepared by a surveyor 	<ul style="list-style-type: none"> • Development and Use of Dual Occupancy • Code for Integrated Water Management • Code for Landscaping Design • Operational Works Code • Code for Transport, Traffic and Parking • Code for Nature Conservation and Biodiversity (if the site includes an area listed in (a) to (f), or adjoins land listed in (a) to (e), in the definition of Environmentally sensitive areas) • Code for Waterways and Wetlands (if the site includes, or is located either partially or wholly within 50m of a Waterway or Local Wetland, or within 100m of a Significant Coastal Wetland shown on Figure 4-2.1.2) • Heritage Conservation Code (The Purpose and Elements 1 and 2)

4. ASSESSMENT OF MATERIAL CHANGE OF USE IN PRECINCT CLASSES

	Column 1	Column 2	Column 3
Purpose	Circumstances under which "material change of use" is self assessable ⁵¹	Circumstances under which "material change of use" is code assessable	Applicable Codes ⁵²
Home-based business	Where the use does not involve any of the following uses/activities: <ul style="list-style-type: none"> • any form of vehicle repair/ services; • panel beating; • vehicle detailing; • spray painting; • engine reconditioning or repair; • wood working/ manufacture involving the use of power tools; • furniture manufacture; • metal working; • welding; • dance studio/classes; or • martial arts coaching. 	Development listed in Column 1, if the Acceptable Measures applicable to self assessable development are not able to be complied with	<ul style="list-style-type: none"> • Code for Home-Based Business
Local utility	None ⁵⁷	On land which abuts a State Controlled Road	<ul style="list-style-type: none"> • Code for Integrated Water Management • Code for Landscaping Design • Operational Works Code • Code for Transport, Traffic and Parking • Code for Waste Management in Commercial and Community Developments • Design Code for Community Safety and Security
<ul style="list-style-type: none"> • Art and craft centre • Fast food store • Garden centre • Medical centre • Office • Restaurant • Shop • Veterinary clinic 	Where: <ol style="list-style-type: none"> (a) being a material change of use from any of the listed uses to another of the listed uses, and (b) in premises which require no building work or only minor building work to accommodate the use, and (c) in premises which are entirely situated at ground storey level, and (d) in premises which are not within an Accommodation building, Integrated tourist facility, Motel, Multiple dwelling units, or Retirement village 	Where in premises which: <ol style="list-style-type: none"> (a) are within an Accommodation building, Integrated tourist facility, Motel, Multiple dwelling units, or Retirement village and (b) have an existing or proposed non residential Gross floor area of not more than the maximum provided for in the particular Precinct, and (c) are entirely situated at ground storey level 	<p>Where self assessable:</p> <ul style="list-style-type: none"> • Code for Local Centres and General Stores (Element 2: A1.1.1 and Element 4: A1.1 to A1.4) • Code for Outdoor Dining Areas (if a restaurant or a fast food store) • Code for Transport, Traffic and Parking (Element 7 A1.1 and A2.1) <p>Where code assessable:</p> <ul style="list-style-type: none"> • Code for Outdoor Dining Areas (if a restaurant or a fast food store) • Code for Integrated Water Management • Code for Landscaping Design • Operational Works Code • Code for Mixed Use Premises

⁵⁷ Local utilities are exempt in all circumstances other than those identified in Column 2 (refer section 2.5 of this Volume)

4. ASSESSMENT OF MATERIAL CHANGE OF USE IN PRECINCT CLASSES

Purpose	Column 1 Circumstances under which "material change of use" is self assessable ⁵¹	Column 2 Circumstances under which "material change of use" is code assessable	Column 3 Applicable Codes ⁵²
<i>continued</i>			<ul style="list-style-type: none"> • Code for Transport, Traffic and Parking • Code for Waste Management in Commercial and Community Developments • Design Code for Community Safety and Security • Code for Nature Conservation and Biodiversity (if the site includes an area listed in (a) to (f), or adjoins land listed in (a) to (e), in the definition of Environmentally sensitive areas) • Code for Waterways and Wetlands (if the site includes, or is located either partially or wholly within 50m of a Waterway or Local Wetland, or within 100m of a Significant Coastal Wetland shown on Figure 4-2.1.2) • Heritage Conservation Code (The Purpose and Elements 1 and 2)
Telecommunications facility (Medium Impact)	None	All	<ul style="list-style-type: none"> • Code for Telecommunications Facilities • Code for Integrated Water Management • Code for Landscaping Design • Operational Works Code • Code for Transport, Traffic and Parking • Design Code for Community Safety and Security • Code for Nature Conservation and Biodiversity (if the site includes an area listed in (a) to (f), or adjoins land listed in (a) to (e), in the definition of Environmentally sensitive areas) • Code for Waterways and Wetlands (if the site includes, or is located either partially or wholly within 50m of a Waterway or Local Wetland, or within 100m of a Significant Coastal Wetland shown on Figure 4-2.1.2) • Heritage Conservation Code (The Purpose and Elements 1 and 2)

4. ASSESSMENT OF MATERIAL CHANGE OF USE IN PRECINCT CLASSES

	Column 1	Column 2	Column 3
Purpose	Circumstances under which "material change of use" is self assessable ⁵¹	Circumstances under which "material change of use" is code assessable	Applicable Codes ⁵²
Sustainable Rural Residential			
Either of the following: <ul style="list-style-type: none"> • Agriculture • Animal Husbandry 	Where on a site having an area of at least 4 hectares	Where on a site having an area of between 2 and 4 hectares	Where self assessable: <ul style="list-style-type: none"> • Code for Agriculture and Animal Husbandry (A3, A4, A5.1, A5.2 and A5.3) Where code assessable: <ul style="list-style-type: none"> • Code for Agriculture and Animal Husbandry • Blackall Range Local Area Code (if in the Blackall Range Planning Area) • Code for Integrated Water Management • Operational Works Code • Code for Nature Conservation and Biodiversity (if the site includes an area listed in (a) to (f), or adjoins land listed in (a) to (e), in the definition of Environmentally sensitive areas) • Code for Waterways and Wetlands (if the site includes, or is located either partially or wholly within 50m of a Waterway or Local Wetland, or within 100m of a Significant Coastal Wetland shown on Figure 4-2.1.2) • Heritage Conservation Code (The Purpose and Elements 1 and 2)
Bed and Breakfast	Where: <ol style="list-style-type: none"> contained within an existing Detached house; and providing no more than 4 guest bedrooms; and involves no building work or only minor building work 	Where involving no more than 6 guest bedrooms either within a Detached house or in guest cabins, provided the total number of cabins does not exceed 2	Where self assessable: <ul style="list-style-type: none"> • Code for Bed and Breakfast Accommodation (Element 1: A2; Element 2: A1.1, A2, A3.1, A3.2, A6.1, A6.2 and A6.3; Element 4: A1 and A2) Where code assessable: <ul style="list-style-type: none"> • Code for Bed and Breakfast Accommodation • Code for Integrated Water Management • Code for Landscaping Design • Operational Works Code • Code for Transport, Traffic and Parking • Code for Nature Conservation and Biodiversity (if the site includes an area listed in (a) to (f), or adjoins land listed in (a) to (e), in the definition of Environmentally sensitive areas)

4. ASSESSMENT OF MATERIAL CHANGE OF USE IN PRECINCT CLASSES

Purpose	Column 1 Circumstances under which "material change of use" is self assessable ⁵¹	Column 2 Circumstances under which "material change of use" is code assessable	Column 3 Applicable Codes ⁵²
Bed and Breakfast <i>continued</i>			<ul style="list-style-type: none"> Code for Waterways and Wetlands (if the site includes, or is located either partially or wholly within 50m of a Waterway or Local Wetland, or within 100m of a Significant Coastal Wetland shown on Figure 4-2.1.2) Heritage Conservation Code (The Purpose and Elements 1 and 2)
Detached house	<p>Where:</p> <ul style="list-style-type: none"> (a) not a Removal house; and (b) no more than one Detached house per lot; and (c) (i) building height is not more than 8.5 metres and not more than 2 storeys if on a site having a slope less than 15% as shown on Steep Land Regulatory Map 1.3 (2 of 2) or as determined by a slope analysis prepared by a surveyor; or (ii) building height is not more than 10 metres and not more than 2 storeys if on a site having a slope of 15% or more as shown on Steep Land Regulatory Map 1.3 (2 of 2) or as determined by a slope analysis prepared by a surveyor 	<p>Where:</p> <ul style="list-style-type: none"> (a) a Removal house; and (b) no more than one Detached house per lot; and (c) (i) building height is not more than 8.5 metres and not more than 2 storeys if on a site having a slope less than 15% as shown on Steep Land Regulatory Map 1.3 (2 of 2) or as determined by a slope analysis prepared by a surveyor; or (ii) building height is not more than 10 metres and not more than 2 storeys if on a site having a slope of 15% or more as shown on Steep Land Regulatory Map 1.3 (2 of 2) or as determined by a slope analysis prepared by a surveyor 	<p>Where self assessable:</p> <ul style="list-style-type: none"> Code for the Development of Detached Houses and Display Homes (Elements 1-9 and 11-17) <p>Where code assessable:</p> <ul style="list-style-type: none"> Code for the Development of Detached Houses and Display Homes
Forestry	Plantation forestry on a site having an area of at least 2 hectares	Other than as referred to in Column 1	<p>Where self assessable:</p> <ul style="list-style-type: none"> Code for Establishing Forestry Activities (Element 1: A1.1, A1.2, A1.10 and A1.11 and Element 2: A2.1-2.3) <p>Where code assessable:</p> <ul style="list-style-type: none"> Code for Establishing Forestry Activities Blackall Range Local Area Code (if in the Blackall Range Planning Area) Code for Integrated Water Management Operational Works Code Code for Transport, Traffic and Parking

4. ASSESSMENT OF MATERIAL CHANGE OF USE IN PRECINCT CLASSES

Purpose	Column 1 Circumstances under which "material change of use" is self assessable ⁵¹	Column 2 Circumstances under which "material change of use" is code assessable	Column 3 Applicable Codes ⁵²
Forestry <i>continued</i>			<ul style="list-style-type: none"> Code for Nature Conservation and Biodiversity (if the site includes an area listed in (a) to (f), or adjoins land listed in (a) to (e), in the definition of Environmentally sensitive areas) Code for Waterways and Wetlands (if the site includes, or is located either partially or wholly within 50m of a Waterway or Local Wetland, or within 100m of a Significant Coastal Wetland shown on Figure 4-2.1.2) Heritage Conservation Code (The Purpose and Elements 1 and 2)
Home-based business	Where the use does not involve any of the following uses/activities: <ul style="list-style-type: none"> any form of vehicle repair/ services; panel beating; vehicle detailing; spray painting; engine reconditioning or repair; wood working/ manufacture involving the use of power tools; furniture manufacture; metal working; welding; dance studio/classes; or martial arts coaching. 	Development listed in Column 1, if the Acceptable Measures applicable to self assessable development are not able to be complied with	<ul style="list-style-type: none"> Code for Home-Based Business
Local utility	None ⁵⁸	On land which abuts a State Controlled Road.	<ul style="list-style-type: none"> Blackall Range Local Area Code (if in the Blackall Range Planning Area) Code for Integrated Water Management Code for Landscaping Design Operational Works Code Code for Transport, Traffic and Parking Code for Waste Management in Commercial and Community Developments Design Code for Community Safety and Security
Stable	Where the site has an area of less than 2 hectares and not more than two animals are kept, or where the site has an area of at least 2 hectares	Development listed in Column 1, if the Acceptable Measures applicable to self assessable development are not able to be complied with	<ul style="list-style-type: none"> Code for Agriculture and Animal Husbandry (A3, A4, A5.1, A5.2 and A5.3)

⁵⁸ Local utilities are exempt in all circumstances other than those identified in Column 2 (refer section 2.5 of this Volume)

4. ASSESSMENT OF MATERIAL CHANGE OF USE IN PRECINCT CLASSES

	Column 1	Column 2	Column 3
Purpose	Circumstances under which "material change of use" is self assessable ⁵¹	Circumstances under which "material change of use" is code assessable	Applicable Codes ⁵²
Telecommunications facility (Medium Impact)	None	All	<ul style="list-style-type: none"> • Code for Telecommunications Facilities • Blackall Range Local Area Code (if in the Blackall Range Planning Area) • Code for Integrated Water Management • Code for Landscaping Design • Operational Works Code • Code for Transport, Traffic and Parking • Design Code for Community Safety and Security • Code for Nature Conservation and Biodiversity (if the site includes an area listed in (a) to (f), or adjoins land listed in (a) to (e), in the definition of Environmentally sensitive areas) • Code for Waterways and Wetlands (if the site includes, or is located either partially or wholly within 50m of a Waterway or Local Wetland, or within 100m of a Significant Coastal Wetland shown on Figure 4-2.1.2) • Heritage Conservation Code (The Purpose and Elements 1 and 2)