

PLANNING SCHEME POLICY DCA ADMINISTRATION

1. Replace Section 3.4 Clause (5) with the following clause –

(5) Indexation of unit rates or other estimated construction costs and Construction On-Costs as necessary to obtain capital costs are to be determined by applying an appropriate index for each trunk infrastructure network, except that any interest component of such costs or unit rates are not to be indexed.'

2. In Clause 3.5 (1) and 3.5 (2) replace the figure '\$1.00' with the figure '\$1.0762'.

3. In Clause 3.5 (2) –

- (i) delete the words 'Consumer Price Index (All Groups) for the City of Brisbane' and insert in its stead the words 'Non-Building Construction Index Queensland'.
- (ii) replace the figure '2004' with the figure '2006'.
- (iii) delete the words 'Consumer Price Index (All Groups) figure for the City of Brisbane' and insert in its stead the words 'Non-Building Construction Index Queensland figure'.

4. In Section 3.6 –

- (i) Clause (3) delete the words 'resulting from the development' and insert in its stead the words 'for the development or land (whichever is the greater)'.
- (ii) Clause (4) delete the words 'difference between that' and insert in its stead the words 'difference between either that'.
- (iii) Clause (4) insert after the words 'development application' the words 'or the demand factor for the land, whichever is the greater'.

5. In Section 10.1 (1) c) insert after the words 'Planning Scheme Policies' the words 'including any amendments'.

6. In Section 10.1 (1) f) delete sub-paragraph 'ii.' and re-number sub-paragraph 'iii.' to 'ii.'.

7. In Section 10.1 (1) s)-

- (i) delete the words 'of the area at full development of' and insert in its stead the words 'allocated to'.
- (ii) insert after the words 'density assumptions' the words 'and reflected in the demand factor rate tables for each Development Contribution Planning Scheme Policy'.

8. In Section 10.1 (1) insert in correct alphabetical order the following definitions –

'e) "Constrained Land" means land that is not capable of being developed because it is constrained by:

- i. demonstrable physical constraints (eg watercourse traversing property);

- ii. planning scheme requirements (eg open space buffer to main roads, land required to be transferred to Council for public park or community facilities);
- iii. constructed or required infrastructure (eg power line easement, main road or trunk infrastructure requirement).

The above constraints do not extend to any matters required as part of the development, including but not limited to the construction of streets, footpaths, pathways, stormwater drainage, carparks, pumping stations or the provision of drainage reserves.

't) "Land" for the purpose of this and the Development Contribution Planning Scheme Policies, means the gross area of land the subject of the development application less any Constrained Land.'

**PLANNING SCHEME POLICY NO. DC 1
WATER SUPPLY & SEWERAGE INFRASTRUCTURE**

1. In Section DC 1.5 replace Table DC 1.5 with the following Table –

TABLE DC 1.5 WATER SUPPLY & SEWERAGE TRUNK INFRASTRUCTURE COSTS (\$)

Infrastructure Works	Existing Trunk Infrastructure	Future Trunk Infrastructure	Total
Water Supply			
District	\$173,065,019	\$283,693,155	\$456,758,175
Zonal	\$86,768,044	\$48,743,145	\$135,511,190
Sewerage			
District	\$138,183,123	\$422,026,189	\$560,209,312
Sub-catchment	\$106,864,117	\$46,150,050	\$153,014,168
Total	\$504,880,304	\$800,612,540	\$1,305,492,844

2. In Section DC 1.6 replace Table DC 1.6 with the following Table –

TABLE DC 1.6 PROPORTION OF WATER SUPPLY & SEWERAGE TRUNK INFRASTRUCTURE ESTABLISHMENT COSTS SUBJECT TO INFRASTRUCTURE CONTRIBUTIONS (\$)

TYPE OF WORKS	COSTS NOT SUBJECT TO INFRASTRUCTURE CONTRIBUTIONS	COSTS SUBJECT TO INFRASTRUCTURE CONTRIBUTIONS
WATER SUPPLY DISTRICT	\$148,562,113	\$308,196,062
WATER SUPPLY ZONAL	\$48,418,707	\$87,092,482
SEWERAGE DISTRICT	\$148,634,678	\$411,574,634
SEWERAGE SUB-CATCHMENT	\$48,068,396	\$104,945,772
TOTAL	\$393,683,894	\$911,808,950

3. In Schedule DC 1 Clause 9 –

- (i) replace in subscript A the word 'land' with the word 'Land'.
- (ii) delete from subscript B the words 'single dwelling unit' and insert in its stead the words 'single detached house (3.2 EP)'.
- (iii) delete from footnote ¹ the words 'single dwelling unit' and insert in its stead the words 'single detached house'.

4. In Note 2 Schedule DC 1 Examples –

- (i) In Example (1) –
 - (a) delete from sub-clause (e) the words ‘residential use’ and insert in its stead the words ‘detached house’.
 - (b) delete from sub-clause (f) the words ‘dwelling unit is 3.2 EP (from Table 2 (a))’ and insert in its stead the words ‘detached house is 3.2 EP (refer to ‘B’ in the calculation formula)’.
 - (c) delete from sub-clause (h) the figures ‘1,585’, ‘159,451’, ‘\$1.00’ and ‘\$159,451’ and insert respectively the figures ‘2,081’, ‘209,348.60’, ‘\$1.0762’ and ‘\$225,300.96’.
- (ii) In Example (2) delete from sub-clause (h) the figures ‘1,306’, ‘4,571’, ‘\$1.00’ and ‘\$4,571’ and insert respectively the figures ‘1,538’, ‘5383’, ‘\$1.0762’ and ‘\$5,793.18’.
- (iii) In Example (3) delete from sub-clause (f) the figures ‘1,306’, ‘13,713’, ‘\$1.00’ and ‘\$13,713’ and insert respectively the figures ‘1,538’, ‘16,149’, ‘\$1.0762’ and ‘\$17,379.55’.
- (iv) In Example (4) delete from sub-clause (e) the figures ‘1,306’, ‘6,530’, ‘\$1.00’ and ‘\$6,530’ and insert respectively the figures ‘1,538’, ‘7,690’, ‘\$1.0762’ and ‘\$8,275.98’.
- (v) In Example (5) delete from sub-clause (h) the figures ‘1,306’, ‘22,202’, ‘\$1.00’ and ‘\$22,202’ and insert respectively the figures ‘1,538’, ‘26,146’, ‘\$1.0762’ and ‘\$28,138.33’.
- (vi) In Example (6) delete from sub-clause (h) the figures ‘1,049’, ‘241,270’, ‘\$1.00’ and ‘\$241,270’ and insert respectively the figures ‘1,396’, ‘321,080’, ‘\$1.0762’ and ‘\$345,546.29’.

5. In Schedule DC 1 immediately preceding Table 2 (a) insert the following words –

‘Water Supply and Sewerage Demand Factor Rates

- (10) The water supply and sewerage demand factor rates for the various precinct classes within each Planning Area outlined in Volume 3 of this Planning Scheme is shown in Table 2 (a) or Table 2 (b).
- (11) Where a Table has more than one calculation method for determining the water supply or sewerage demand factor rate, the method producing the highest demand factor rate is to be used as the water supply or sewerage demand factor.
- (12) Where a use is proposed within a precinct and that use or use type is not consistent with the water supply or sewerage demand factor assumed for the precinct (eg. retirement village development within the neighbourhood residential precinct), the water supply or sewerage demand factor for the use is to be based on the dwelling unit or GFA method for the precinct outlined in the following tables that most closely align with the proposed development (provided that as a minimum the water supply or sewerage demand factor for the land is not to be below the per hectare (ha) planned population rate as outlined for the relevant precinct).’

6. In Schedule DC 1 immediately preceding Table 3 insert the following words –

'Schedule of Infrastructure Unit Rates

(13) The water supply and sewerage infrastructure unit rates for the various water supply zones (refer Figure 3) or sewerage sub-catchments (refer Figure 4) are shown in the following Tables for water supply (Table 3) or sewerage (Table 4).'

7. In Schedule DC 1 replace Table 3 with the following Table –

TABLE 3: Schedule of Water Supply Trunk Infrastructure Unit Rates

Zonal Name	Zone Number	District (Per EP)	Zonal (Per EP)	Infrastructure Unit Rate per Equivalent Person (EP)
Atkinson Rd	01	1,849	2,532	4,380
Bli Bli	02	1,636	234	1,870
BT1 / Pringle R	03	869	0	869
Buderim - H	04	1,384	323	1,707
Buderim - Int	05	1,439	406	1,845
Buderim - LL	06	1,599	584	2,183
Cathedral	07	1,413	414	1,827
Coes Creek	08	1,184	297	1,481
Coolum	09	1,627	330	1,958
Coolum - H	10	1,588	648	2,236
Coolum - Ind	11	1,746	201	1,946
Coolum - Int	12	1,677	404	2,081
Craigs Hill	13	941	586	1,527
Eumundi	14	1,823	415	2,238
Harbour Hill	15	1,070	494	1,564
Kiel Mountain W	16	1,044	2,690	3,733
Kunda	17	926	612	1,538
Maroochy South	18	992	404	1,396
Mountain Creek	19	1,268	294	1,562
Nambour West	20	1,057	455	1,512
North Arm	21	1,501	2,880	4,381
Panorama	22	1,037	525	1,563
Peregian	23	1,891	304	2,196
Pringle Hill	24	1,288	198	1,486
Rosemount	25	1,210	3,731	4,941
Sippy Downs	26	795	125	920

Zonal Name	Zone Number	District (Per EP)	Zonal (Per EP)	Infrastructure Unit Rate per Equivalent Person (EP)
Woombye	27	1,419	604	2,023
Yandina - H	28	1,190	620	1,810
Yandina - L	29	1,574	325	1,899
Yandina - S1	30	1,493	321	1,814
Yandina - S2	31	1,298	88	1,386
Kenilworth Scheme	32	-	692	692

8. In Schedule DC1 replace Table 4 with the following Table –

TABLE 4: Schedule of Sewerage Trunk Infrastructure Unit Rates

Catchment	District (Per EP)	Sub-Catchment (Per EP)	Infrastructure Unit Rate per Equivalent Person (EP)
Sub-catchment (M01)	1,131	164	1,295
Sub-catchment (M02)	1,213	294	1,506
Sub-catchment (M03)	1,367	410	1,777
Sub-catchment (M04)	1,172	116	1,288
Sub-catchment (M05)	1,262	392	1,654
Sub-catchment (M06)	1,387	690	2,077
Sub-catchment (M07)	1,394	111	1,505
Sub-catchment (M08)	1,441	216	1,657
Sub-catchment (M09)	1,441	192	1,633
Sub-catchment (M10)	1,092	461	1,553
Sub-catchment (M11)	1,089	266	1,356
Sub-catchment (M12)	1,195	385	1,580
Sub-catchment (M13)	1,373	157	1,530
Sub-catchment (M14)	1,402	802	2,204
Sub-catchment (M15)	1,064	1,273	2,336
Sub-catchment (N01)	1,134	800	1,935
Sub-catchment (N02)	1,196	290	1,486
Sub-catchment (N03)	1,294	324	1,618
Sub-catchment (N04)	1,294	524	1,818
Sub-catchment (N05)	1,581	367	1,948
Sub-catchment (N06)	1,590	727	2,317
Sub-catchment (N07)	1,188	458	1,646
Sub-catchment (N08)	1,025	637	1,662
Eumundi (N09)	1,669	1,314	2,983
Yandina (N10)	1,862	551	2,413
Sub-catchment (C01)	1,200	434	1,634
Sub-catchment (C02)	1,293	374	1,667
Sub-catchment (C03)	1,298	251	1,549
Sub-catchment (C04)	1,442	489	1,930
Sub-catchment (C05)	1,442	877	2,318
Sub-catchment (C06)	1,541	89	1,629

Catchment	District (Per EP)	Sub-Catchment (Per EP)	Infrastructure Unit Rate per Equivalent Person (EP)
Sub-catchment (C07)	1,693	309	2,003
Sub-catchment (S01)	1,304	296	1,600
Sub-catchment (S02)	1,179	759	1,939
Sub-catchment (S03)	1,084	859	1,943
Sub-catchment (S04)	1,207	371	1,579
Kenilworth (K01)	2,155	2,000	4,156

**PLANNING SCHEME POLICY NO. DC 2
PROVISION OF BIKEWAYS AND BICYCLE FACILITIES**

1. In Section DC 2.5 replace Table DC 2.5 with the following Table –

TABLE DC2.5 BIKEWAYS TRUNK INFRASTRUCTURE COSTS (\$)

LEVEL OF WORKS	TOTAL
SHIREWIDE	\$7,059,137
DISTRICT	\$2,463,825
LOCAL	\$4,444,756
TOTAL	\$13,967,718

2. In Section DC 2.6 replace Table DC 2.6 with the following Table –

TABLE DC2.6 PROPORTION OF BIKEWAYS ESTABLISHMENT COSTS SUBJECT TO INFRASTRUCTURE CONTRIBUTIONS (\$)

LEVEL OF WORKS	COSTS NOT SUBJECT TO INFRASTRUCTURE CONTRIBUTIONS	COSTS SUBJECT TO INFRASTRUCTURE CONTRIBUTIONS
SHIREWIDE	\$48,58,608	\$2,200,530
DISTRICT	\$1,595,730	\$868,094
LOCAL	\$2,579,040	\$1,865,716
TOTAL	\$9,033,378	\$4,934,340

3. In Schedule DC 2 Clause 11 –

- (i) replace in subscript A the word 'land' with the word 'Land'.
- (ii) delete from subscript B the words 'single dwelling unit' and insert in its stead the words 'single detached house (1cu)'.

4. In Note 2 Schedule DC 2 Examples –

- (i) In Example (1) –
 - (a) delete from sub-clause (e) the words 'residential use' and insert in its stead the words 'detached house'.
 - (b) delete from sub-clause (f) the words 'dwelling unit is 1cu (from Table 2 (a))' and insert in its stead the words 'detached house is 1cu (refer to 'B' in the calculation formula)'.

- (c) delete from sub-clause (h) the figures '40.95', '3,398.95', '\$1.00' and '\$3,398.85' and insert respectively the figures '52.08', '4,322.64', '\$1.0762' and '\$4,652.03'.
- (ii) In Example (2) delete from sub-clause (h) the figures '44.41', '333.07', '\$1.00' and '333.07' and insert respectively the figures '56.46', '423.45', '\$1.0762' and '\$455.72'.
- (iii) In Example (3) delete from sub-clause (f) the figures '44.41', '999.22', '\$1.00' and '\$999.22' and insert respectively the figures '56.46', '1270.35', '\$1.0762' and '\$1367.15'.
- (iv) In Example (4) delete from sub-clause (e) the figures '44.41', '111.02', '\$1.00' and '\$111.02' and insert respectively the figures '56.46', '141.15', '\$1.0762' and '\$151.91'.
- (v) In Example (5) delete from sub-clause (h) the figures '44.41', '2,309.32', '\$1.00' and '\$2,309.32' and insert respectively the figures '56.46', '2,935.92', '\$1.0762' and '\$3159.64'.
- (vi) In Example (6) delete from sub-clause (h) the figures '44.41', '15,674.51', '\$1.00' and '\$15,674.51' and insert respectively the figures '56.46', '19,927.56', '\$1.0762' and '\$21,446.04'.

5. In Schedule DC 2 immediately preceding Table 2 (a) insert the following words –

'Bikeway Demand Factor Rates

- (12) The bikeway demand factor rates for the various precinct classes within each Planning Area outlined in Volume 3 of this Planning Scheme is shown in Table 2 (a) or Table 2 (b).
- (13) Where a Table has more than one calculation method for determining the bikeway demand factor rate, the method producing the highest demand factor rate is to be used as the bikeway demand factor.
- (14) Where a use is proposed within a precinct and that use or use type is not consistent with the bikeway demand factor assumed for the precinct (eg. retirement village development within the neighbourhood residential precinct), the bikeway demand factor for the use is to be based on the dwelling unit or GFA method for the precinct outlined in the following tables that most closely align with the proposed development (provided that as a minimum the bikeway demand factor for the land is not to be below the per hectare (ha) population capacity rate as outlined for the relevant precinct).'

6. In Schedule DC 2 immediately preceding Table 3 insert the following words –

'Schedule of Infrastructure Unit Rates

- (15) The Bikeway infrastructure unit rates for the Planning Areas or precincts outlined in Volume 3 of this Planning Scheme are shown in Table 3.

7. In Schedule DC 2 replace Table 3 with the following Table –

Table 3: Bikeway Infrastructure Unit Rates

PA No.	Planning Area	Total	Shirewide	District	Shared Local	Separate Local
7	Alex Heads/Cotton Tree	64.45	42.04	13.62	8.79	0.00
19	Blackall Range	49.31	42.04	0.00	0.00	7.28
13	Bli Bli	104.63	42.04	14.92	0.00	47.68
6	Buderim	78.32	42.04	13.62	21.74	0.92
27	Central Hinterland	42.04	42.04	0.00	0.00	0.00
11	Coolum Beach	52.08	42.04	7.67	0.00	2.38
21	Eudlo Creek Valley	104.62	42.04	0.00	0.00	62.58
17	Eumundi	84.33	42.04	24.74	0.00	17.55
18	Kenilworth	42.04	42.04	0.00	0.00	0.00
8	Kuluin/Kunda Park	56.46	42.04	13.62	0.80	0.00
23	Maroochy River Plains	42.04	42.04	0.00	0.00	0.00
1	Maroochydoore	56.46	42.04	13.62	0.80	0.00
30	Mary River Valley	0.00	0.00	0.00	0.00	0.00
4	Mooloolaba	64.45	42.04	13.62	8.79	0.00
10	Mountain Creek	187.95	42.04	13.62	22.41	109.88
5	Mountain Creek Valley	42.04	42.04	0.00	0.00	0.00
20	Mt Coolum	49.71	42.04	7.67	0.00	0.00
2	Nambour	161.43	42.04	24.74	0.00	94.66
9	North Shore	60.32	42.04	14.92	0.00	3.37
25	Northern Coastal Plains	42.04	42.04	0.00	0.00	0.00
26	Northern Hinterland	0.00	0.00	0.00	0.00	0.00
29	Obi Obi Creek Valley	0.00	0.00	0.00	0.00	0.00
14	Palmwoods	112.28	42.04	24.74	0.00	45.50
22	Petrie/Paynters Creek Plains	42.04	42.04	0.00	0.00	0.00
3	Sippy Downs	76.58	42.04	13.62	0.67	20.25
12	South Peregrian	49.71	42.04	7.67	0.00	0.00
28	Southern Hinterland	0.00	0.00	0.00	0.00	0.00
15	Woombye	225.18	42.04	24.74	155.21	3.19
16	Yandina	90.32	42.04	24.74	0.00	23.54
24	Yandina Creek Valley	42.04	42.04	0.00	0.00	0.00

**PLANNING SCHEME POLICY No. DC 3
ROADS INFRASTRUCTURE**

1. In Section DC 3.2 delete Clause (5) excluding Note DC 3.2 and insert in its stead the following clause –

(5) For the purpose of this Policy, the road network throughout the Shire has been defined as either ‘trunk’ or ‘non-trunk’. Trunk roads are defined on DC 3 Map 1 Trunk Road Infrastructure (refer Appendix 1). Local Roads (non-trunk) have also been shown on Map 1, particularly in the rural areas where they form an important framework connecting smaller communities or provide access to the higher order network. Local Roads (non-trunk) are not however part of the trunk road network and have not been used in the calculation of the roads infrastructure unit rates or infrastructure contributions. By definition, all State-Controlled Roads are ‘trunk’ infrastructure, however these roads have not been used in the calculation of the roads infrastructure unit rates or infrastructure contributions.’

2. In Section DC 3.4 (13) replace Table DC 3.4.1 with the following Table –

Table DC 3.4.1: Roads Infrastructure Costs to 2020

Type of Works	Existing network	Securement	Embellishment
Trunk Roads Infrastructure	\$229,587,000	\$81,318,000	\$191,691,000

3. In Section DC 3.5 (14) replace Table DC 3.5.1 with the following Table –

Table DC 3.5.1 Proportion of roads infrastructure costs subject to infrastructure contributions (\$)

LEVEL OF WORKS	Costs not subject to Infrastructure Contributions	Costs subject to Infrastructure contributions
Trunk Roads Infrastructure	\$335,603,000	\$166,993,000

4. In Section DC 3.7 (16) delete the word ‘(DMR).’ and insert in its stead the words ‘(DMR), Coolum Integrated Land Use & Transport Study.’
5. In Section DC 3.7 delete from the note box items i., ii. and iii. and insert in its stead the following items –
- i. Currently, the Program includes works for Coolum, Maroochydore, Mooloolaba and Sippy Downs (Claymore Road/Dixon Road/Power Road/Upgrade of Sippy Downs Drive).
 - ii. Further works will be included for Nambour/Woombye/Palmwoods (a joint study with DMR) after a report has been submitted and endorsed by Council.’
6. In Schedule DC 3 Clause (5) replace in subscript A the word ‘land’ with the word ‘Land’.

7. In Note 2 Schedule DC 3 Examples –

- (i) In Example (1) –
 - (a) delete from sub-clause (e) the words ‘residential use’ and insert in its stead the words ‘dwelling unit’.
 - (b) delete from sub-clause (h) the figures ‘210’, ‘36,255’, ‘\$1.00’ and ‘\$36,225’ and insert respectively the figures ‘294’, ‘50715’, ‘\$1.0762’ and ‘\$54, 579.48’.
- (ii) In Example (2) –
 - (a) delete from sub-clause (h) the words ‘Table 3’ and insert in its stead the words ‘Table 2’.
 - (b) delete from sub-clause (h) the figures ‘270’, ‘30,375’, ‘\$1.00’ and ‘30,375’ and insert respectively the figures ‘376’, ‘42,300’, ‘\$1.0762’ and ‘\$45,523.26’.
- (iii) In Example (3) delete from sub-clause (h) the figures ‘270’, ‘32,670’, ‘\$1.00’ and ‘\$32,670’ and insert respectively the figures ‘376’, ‘45,496’, ‘\$1.0762’ and ‘\$48,962.80’.
- (iv) In Example (4) delete from sub-clause (h) the figures ‘270’, ‘124,875’, ‘\$1.00’ and ‘\$124,875’ and insert respectively the figures ‘376’, ‘173,900’, ‘\$1.0762’ and ‘\$187,151.18’.

8. In Schedule DC 3 immediately preceding Table 2 insert the following words –

‘Schedule of Infrastructure Charge Unit Rates

- (6) The Roads Infrastructure charge unit rates for the Charge Area Districts or Planning Areas outlined in Volume 3 of this Planning Scheme and shown in Table 2.’

9. In Table 2 delete the figures ‘270’, ‘210’, ‘345’ and ‘530’ and insert respectively the figures ‘376’, ‘294’, ‘443’ and ‘639’.

10. In Schedule DC3 immediately preceding Table 3 (a) insert the following words –

‘Road Network Demand Factor Rates

- (7) The road network demand factor rates for the various precinct classes within each Charge Area District outlined in Table 1 of this Infrastructure Contribution Policy are shown in Table 3 (a) or Table 3 (b) or Table 4 or Table 5.
- (8) Where the Table has more than one calculation method for determining the road network demand factor rate, the method producing the highest demand factor rate is to be used as the road network demand factor.
- (9) Where a use is proposed within a precinct and that use or use type does not have a road network demand factor rate for that precinct (eg industrial development within the Village Centre Precinct), the road network demand factor for the use is to be based on the dwelling unit or GFA method for the precinct outlined in the following applicable District Table that most closely aligns with the proposed development.’

11. In Appendix 1 remove 'Map 1 – DC 3 Trunk Road Network and replace in its stead 'DC 3 Map 1 Trunk Road Infrastructure'. Note to user: refer to the attachment below for map.

**PLANNING SCHEME POLICY No. DC 4
STORMWATER QUALITY**

1. In Section DC 4.4 (1) replace Table DC 4.4.1 with the following Table –

**TABLE DC 4.4.1 STORMWATER QUALITY TREATMENT TRUNK
INFRASTRUCTURE COSTS (\$)**

Conceptual Treatment Styles	Structural Measures	Aquatic Environments	Physical and Biological Filters	Total
Conceptual Treatment Costs	\$76,529,629	\$71,353,135	\$102,259,815	\$250,142,580

2. In Section DC 4.5 (1) replace Table DC 4.5.1 with the following Table –

**TABLE DC 4.5.1 PROPORTION OF STORMWATER QUALITY TREATMENT
TRUNK INFRASTRUCTURE COSTS SUBJECT TO INFRASTRUCTURE
CONTRIBUTIONS (\$)**

Level Of Works	Costs Not Subject To Infrastructure Contributions	Costs Subject To Infrastructure Contributions
Conceptual Treatment Costs	\$125,795,560	\$124,347,020

3. In Schedule DC 4 Clause (6) delete the figure '1,354' and insert in its stead the figure '2,192'.
4. In Schedule DC 4 Clause (8) –
- (i) replace in subscript A the word 'land' with the word 'Land'.
 - (ii) delete from subscript B the words 'single dwelling unit' and insert in its stead the words 'single detached house (1cu)'.
5. In Note 2 Schedule DC 4 Examples –
- (i) In Example (1) –
 - (a) delete from sub-clause (e) the words 'residential use' and insert in its stead the words 'detached house'.
 - (b) delete from sub-clause (f) the words 'dwelling unit is 1cu (from Table 2 (a))' and insert in its stead the words 'detached house is 1cu (refer to 'B' in the calculation formula)'.
 - (c) delete from sub-clause (h) the figures '1354', '52806', '\$1.00' and '\$52806' and insert respectively the figures '2192', '85488', '\$1.0762' and '\$92002.19'.
 - (ii) In Example (2) delete from sub-clause (h) the figures '1354', '1895.60', '\$1.00' and '1895.60' and insert respectively the figures '2192', '3068.80', '\$1.0762' and '\$3302.64'.
 - (iii) In Example (3) delete from sub-clause (f) the figures '1354', '7311.60', '\$1.00' and '\$7311.60' and insert respectively the figures '2192', '11836.80', '\$1.0762' and '\$12738.76'.

- (iv) In Example (4) delete from sub-clause (e) the figures '1354', '2,708', '\$1.00' and '\$2708' and insert respectively the figures '2192', '4384', '\$1.0762' and '\$4718.06'.
- (v) In Example (5) delete from sub-clause (h) the figures '1354', '11915.20', '\$1.00' and '\$11915.20' and insert respectively the figures '2192', '19289.60', '\$1.0762' and '\$20759.47'.
- (vi) In Example (6) delete from sub-clause (h) the figures '1354', '170604', '\$1.00' and '170,604' and insert respectively the figures '2192', '276192', '\$1.0762' and '\$297,237.83'.

6. In Schedule DC 4 immediately preceding Table 2 (a) insert the following words –

'Stormwater Quality Treatment Demand Factor Rates

- (9) The stormwater quality treatment demand factor rates for the various precinct classes within each Planning Area outlined in Volume 3 of this Planning Scheme is shown in Table 2 (a) or Table 2 (b).
- (10) Where a Table has more than one calculation method for determining the stormwater quality treatment demand factor rate, the method producing the highest demand factor rate is to be used as the stormwater quality treatment demand factor.
- (11) Where a use is proposed within a precinct and that use or use type is not consistent with the stormwater quality treatment demand factor assumed for the precinct (eg retirement village development within the Neighbourhood Residential Precinct), the stormwater quality treatment demand factor for the use is to be based on the dwelling unit or GFA method for the precinct outlined in the following tables that most closely align with the proposed development (provided that as a minimum the stormwater quality treatment demand factor for the land is not to be below the per hectare (ha) population capacity rate as outlined for the relevant precinct.)

7. In Schedule DC4 in Table 2 (a) and Table 2 (b) –

- (i) delete the words 'demand unit' wherever occurring and insert in its stead the words 'demand factor'.
- (ii) delete the words 'demand units' wherever occurring and insert in its stead the words 'demand factor'.
- (iii) delete the word 'infrastructure' wherever occurring.

**PLANNING SCHEME POLICY No. DC 5
PUBLIC PARKS INFRASTRUCTURE**

1. In Section DC 5.5 (1) replace Tables DC 5.5.1 to DC 5.5.5 with the following Tables –

Table DC 5.5.1: Sportsgrounds and Courts Costs

Level	Securement	Embellishment	Total
Shirewide	\$69,295,254	\$186,643,981	\$255,939,235
District	N/A	N/A	N/A
Local	\$35,149,834	\$49,485,663	\$84,635,497

Table DC 5.5.2: Recreation Parks Costs

Level	Securement	Embellishment	Total
Shirewide	\$2,718,719	\$44,790,892	\$47,509,611
District	\$17,677,947	\$37,304,120	\$54,982,067
Local	\$46,056,771	\$50,205,488	\$96,262,259

Table DC 5.5.3: Waterside Parks Costs

Level	Securement	Embellishment	Total
Shirewide	\$109,404	\$48,262,851	\$48,372,256
District	\$0	\$10,744,235	\$10,744,235
Local	\$0	\$2,805,799	\$2,805,799

Table DC 5.5.4: Recreation Trails Costs

Level	Securement	Embellishment	Total
Shirewide	\$2,508,875	\$17,803,637	\$20,312,512
District	N/A	N/A	N/A
Local	N/A	N/A	N/A

Table DC 5.5.5: Skate Facilities Costs

Level	Securement	Embellishment	Total
Shirewide	\$0	\$2,508,875	\$17,803,637
District	\$0	\$2,508,875	\$17,803,637
Local	N/A	N/A	N/A

2. In Section DC 5.5 (2) replace Table DC 5.5.6 with the following Table –

Table DC 5.5.6: Total Public Parks Infrastructure Costs

Level	Securement	Embellishment	Total
Shirewide	\$74,632,252	\$297,833,665	\$372,465,917
District	\$17,677,947	\$49,917,728	\$67,595,675
Local	\$81,206,606	\$102,496,949	\$183,703,555
TOTAL	\$173,516,804	\$450,248,343	\$623,765,147

3. In Section DC 5.6 (1) replace Table DC 5.6.1 with the following Table –

**TABLE DC5.6.1 PROPORTION OF PUBLIC PARKS ESTABLISHMENT COSTS
SUBJECT TO INFRASTRUCTURE CONTRIBUTIONS (\$)**

LEVEL OF WORKS	COSTS NOT SUBJECT TO INFRASTRUCTURE CONTRIBUTIONS	COSTS SUBJECT TO INFRASTRUCTURE CONTRIBUTIONS
SHIREWIDE	\$222,065,953	\$150,399,964
DISTRICT	\$40,831,026	\$26,764,649
LOCAL	\$99,131,684	\$84,571,871
TOTAL	\$362,028,663	\$261,736,484

4. In Schedule DC5 Clause (21) –
 - (i) replace in subscript A the word 'land' with the word 'Land'.
 - (ii) delete from subscript B the words 'single dwelling unit' and insert in its stead the words 'single detached house (1cu)'.

5. In Note 2 Schedule DC5 Examples –
 - (i) In Example (1) –
 - (a) delete from sub-clause (e) the words 'residential use' and insert in its stead the words 'detached house'.
 - (b) delete from sub-clause (f) the words 'dwelling unit is 1cu (from Table 4 (a))' and insert in its stead the words 'detached house is 1cu (refer to 'B' in the calculation formula)'.
 - (c) delete from sub-clause (h) the figures '2,769.05', '63,688.15', '\$1.00' and '\$63,688.15' and insert respectively the figures '\$863.88', '111,869.24', '\$1.0762' and '\$120,393.68'.
 - (ii) In Example (2) delete from sub-clause (h) the figures '35.86', '717.20', '\$1.00' and '717.20' and insert respectively the figures '123.85', '2,477.00', '\$1.0762' and '\$2665.74'.
 - (iii) In Example (3) delete from sub-clause (f) the figures '35.86', '1,434.40', '\$1.00' and '\$1,434.40' and insert respectively the figures '123.85', '4,954.00', '\$1.0762' and '\$5,331.49'.
 - (iv) In Example (4) delete from sub-clause (e) the figures '35.86', '358.60', '\$1.00' and '\$358.60' and insert respectively the figures '123.85', '1,238.50', '\$1.0762' and '\$1,332.87'.
 - (v) In Example (5) delete from sub-clause (h) the figures '35.86', '2,151.60', '\$1.00' and '\$2,151.60' and insert respectively the figures '123.85', '7,431.00', '\$1.0762' and '\$7,997.24'.
 - (vi) In Example (6) delete from sub-clause (i) the figures '3,119.20', '374,304', '\$1.00', '\$374,304', '781.56', '7815.60', '\$1.00', '\$7815.60' and '\$366,488.40' and insert respectively the figures '5,725.25', '687,030.00', '\$1.0762', '\$739,381.69', '1,294.40', '12,944.00', '\$1.0762', '\$13,930.33' and '\$725,451.36'.

6. In Schedule DC5 immediately preceding Table 4 (a) insert the following words–

‘Public Parks Demand Factor Rates

- (22) The public parks demand factor rates for the various precinct classes within each Planning Area outlined in Volume 3 of this Planning Scheme are shown in the Table 4 (a) or Table 4 (b).
- (23) Where a Table has more than one calculation method for determining the public parks demand factor rate, the method producing the highest demand factor rate is to be used as the public parks demand factor.
- (24) Where a use is proposed within a precinct and that use or use type is not consistent with the public parks demand factor assumed for the precinct (eg. retirement village development within the neighbourhood residential precinct), the public parks demand factor for the use is to be based on the dwelling unit or GFA method for the precinct outlined in the following tables that most closely align with the proposed development (provided that as a minimum the public parks demand factor for the land is not to be below the per hectare (ha) population capacity rate as outlined for the relevant precinct).’

7. In Schedule DC5 immediately preceding Table 5 insert the following words –

‘Schedule of Infrastructure Unit Rates

- (25) The public parks infrastructure unit rates for the Planning Areas or precincts outlined in Volume 3 of this Planning Scheme are shown in the following Tables for Residential Uses (Table 5) Commercial Uses (Table 6) or Industrial Uses (Table 7).
- (26) Where a use is proposed within a precinct and that use or use type does not have for that precinct a public parks infrastructure unit rate and –
- (a) the precinct only has one unit rate, the public parks infrastructure unit rate for the use is to be the unit rate for the precinct in which the use is proposed to be located (eg. a commercial or industrial use within the multi-storey residential precinct would use the residential uses unit rate for the multi-storey residential precinct); or
- (b) the precinct has more than one unit rate, the public parks infrastructure unit rate for the use is to be the unit rate for the uses that most closely align with the proposed use (eg. an industrial use within the Coolum Beach Village Centre Precinct would use the commercial uses unit rate for the Coolum Beach precinct).’

8. In Schedule DC5 replace Table 5, 6 and 7 with the following Tables –

Table 5: Public Parks Infrastructure Unit Rates (Residential Uses)

PA No.	Planning Area	Total	Shirewide	District	Local
7	Alex Heads/Cotton Tree	6,040.18	3,688.54	759.03	1,592.60
19	Blackall Range	9,310.64	3,688.54	307.30	5,314.80
13	Bli Bli	9,653.29	3,688.54	645.93	5,318.81
6	Buderim	5,812.07	3,688.54	759.03	1,364.49
27	Central Hinterland	5,116.34	3,688.54	307.30	1,120.50
11	Coolum Beach	4,863.88	3,688.54	645.93	529.41
21	Eudlo Creek Valley (East of the Bruce)	12,183.75	3,688.54	759.03	7,736.17
21	Eudlo Creek Valley (West of the Bruce)	11,732.01	3,688.54	307.30	7,736.17
17	Eumundi	6,344.59	3,688.54	496.90	2,159.15
18	Kenilworth	6,554.38	3,688.54	402.10	2,463.73
8	Kuluin/Kunda Park	5,045.61	3,688.54	759.03	598.03
23	Maroochy River Plains	4,828.18	3,688.54	645.93	493.71
1	Maroochydore	5,725.25	3,688.54	759.03	1,277.67
30	Mary River Valley	4,138.04	3,688.54	449.50	0.00
4	Mooloolaba	4,976.83	3,688.54	759.03	529.26
10	Mount Coolum	7,592.87	3,688.54	645.93	3,258.40
5	Mountain Creek	5,097.39	3,688.54	759.03	649.81
20	Mountain Creek Valley	4,781.31	3,688.54	759.03	333.74
2	Nambour	6,202.38	3,688.54	402.10	2,111.74
9	North Shore	5,570.77	3,688.54	645.93	1,236.29
25	Northern Coastal Plains	4,582.20	3,688.54	571.41	322.24
26	Northern Hinterland	5,891.27	3,688.54	496.90	1,705.82
29	Obi Obi Creek Valley	4,043.24	3,688.54	354.70	0.00
14	Palmwoods	5,307.75	3,688.54	307.30	1,311.91
22	Petrie Paynters Creek Plains	5,118.96	3,688.54	307.30	1,123.12
3	Sippy Downs	7,058.84	3,688.54	759.03	2,611.26
12	South Peregian	6,879.29	3,688.54	645.93	2,544.81
28	Southern Hinterland	3,995.84	3,688.54	307.30	0.00
15	Woombye	7,962.47	3,688.54	307.30	3,966.63
16	Yandina	5,136.78	3,688.54	496.90	951.34
24	Yandina Creek Valley	6,587.61	3,688.54	496.90	2,402.16

Table 6: Public Parks Infrastructure Unit Rates (Commercial Uses)

PA No.	Planning Area	Precincts	Unit Rate
1	Maroochydore	1, 2, 3, 4, 5, 7, 8 6	1,294.40 171.17
4	Mooloolaba	1, 2, 3 4	506.78 402.48
3	Sippy Downs	1, 2	661.93
6	Buderim	1a, 1b	749.21
11	Coolum Beach	1	621.49
2	Nambour	1, 2	853.92
16	Yandina	1	123.85
17	Eumundi	1	386.28
18	Kenilworth	1	874.85
19	Blackall Range	17 2	880.24 450.05
14	Palmwoods	1	15.88
15	Woombye	1	190.29
21	Eudlo Creek Valley	1	510.37

Table 7: Public Parks Infrastructure Unit Rates (Industrial Uses)

PA No.	Planning Area	Precinct Class and Number	Unit Rate
8	Kuluin/Kunda Park	Core Industry (9) Business and Industry (10)	71.70 71.70
1	Maroochydore	Business and Industry (14)	578.17
2	Nambour	Business and Industry (17, 23, 24) Core Industry (18)	71.79 71.79
9	North Shore	Business and Industry (7)	167.13
22	Petrie/Paynters Creek Plains	Core Industry (2)	96.03
12	South Peregian	Core Industry (5)	41.31
16	Yandina	Business and Industry (4) Core Industry (5, 11)	114.57 114.57

9. In Appendix 2: Tables DC5.4.1 to DC5.4.4 Desired Standards of Service for Public Parks Infrastructure –

- (i) In Table DC5.4.1 delete from the estimated embellishment cost section the figures '\$6,881,784', '\$3,835,104' and '\$1,917,552' and insert respectively the figures '\$11,842,663', '\$4,169,340' and '\$3,299,044'.
- (ii) In Table DC 5.4.2 delete from the estimated embellishment cost section the figures '\$4,271,904', '\$2,408,952' and '\$136,500' and insert respectively the figures '\$7,351,849', '\$4,144,902' and '\$235,707'.
- (iii) In Table DC 5.4.3 delete from the estimated embellishment cost section the figures '\$1,956,864', '\$892,164' and '\$52,416' and insert respectively the figures '\$3,398,790', '\$1,534,891' and '\$90,510'.
- (iv) In Table DC 5.4.4 delete from the estimated embellishment cost section the figures '\$10,476,048' and insert in its stead the figure '\$17,803637'.

**PLANNING SCHEME POLICY No. DC 6
LAND FOR COMMUNITY FACILITIES**

1. In Section DC 6.4 (1) replace Table DC 6.4.1 with the following Table –

**TABLE DC 6.4.1 LAND FOR COMMUNITY FACILITIES TRUNK
INFRASTRUCTURE COSTS (\$)**

LEVEL OF WORKS	TOTAL (\$)
SHIREWIDE	\$7,725,312
DISTRICT	\$26,118,840
LOCAL	\$26,420,727
TOTAL	\$60,264,879

2. In Section DC 6.5 (1) replace Table DC 6.5.1 with the following Table –

**TABLE DC6.5.1 PROPORTION OF LAND FOR COMMUNITY FACILITIES COSTS
SUBJECT TO INFRASTRUCTURE CONTRIBUTIONS (\$)**

LEVEL OF WORKS	COSTS NOT SUBJECT TO INFRASTRUCTURE CONTRIBUTIONS	COSTS SUBJECT TO INFRASTRUCTURE CONTRIBUTIONS
SHIREWIDE	\$5,550,893	\$2,174,419
DISTRICT	\$21,161,718	\$4,957,122
LOCAL	\$20,876,394	\$5,544,332
TOTAL	\$47,589,005	\$12,675,874

3. In Schedule DC6 Clause (9) –

- (i) replace in subscript A the word 'land' with the word 'Land'.
- (ii) delete from subscript B the words 'single dwelling unit' and insert in its stead the words 'single detached house (1cu)'.

4. In Note 2 Schedule DC 6 Examples –

- (i) In Example (1) –
 - (a) delete from sub-clause (e) the words 'residential use' and insert in its stead the words 'detached house'.
 - (b) delete from sub-clause (f) the words 'dwelling unit is 1cu (from Table 2 (a))' and insert in its stead the words 'detached house is 1cu (refer to 'B' in the calculation formula)'.
 - (c) delete from sub-clause (h) the figures '224.33', '5159.59', '\$1.00' and '\$5159.59' and insert respectively the figures '632.27', '14542.21', '\$1.0762' and '\$15,650.33'.

(ii) In Example (2) –

- (a) delete from sub-clause (f) the words ‘residential use’ and insert in its stead the words ‘detached house’.
- (b) delete from sub-clause (f) the words ‘dwelling unit is 1cu (from Table 2 (a))’ and insert in its stead the words ‘detached house is 1cu (refer to ‘B’ in the calculation formula)’.
- (c) delete from sub-clause (h) the figures ‘415.96’, ‘33027.22’, ‘\$1.00’ and ‘\$33,027.22’ and insert respectively the figures ‘1,002.94’, ‘79,633.44’, ‘\$1.0762’ and ‘\$85,701.51’.

5. In Schedule DC 6 immediately preceding Table 2 (a) insert the following words –

‘Land for Community Facilities Demand Factor Rates

- (10) The Land for Community Facilities demand factor rates for the various precinct classes within each Planning Area outlined in Volume 3 of this Planning Scheme are shown in Table 2(a) or Table 2(b).
- (11) Where a Table has more than one calculation method for determining the Land for Community facilities demand factor rate, the method producing the highest demand factor rate is to be used as the Land for Community facilities demand factor.
- (12) Where a use is proposed within a precinct and that use or use type is not consistent with the Land for Community facilities demand factor assumed for the precinct (eg retirement village development within the Neighbourhood Residential Precinct), the Land for Community facilities demand factor for the use is to be based on the dwelling unit or GFA method for the precinct outlined in the following tables that most closely align with the proposed development (provided that as a minimum the Land for Community facilities demand factor for land is not to be below the per hectare (ha) population capacity rate as outlined for the relevant precinct).’

6. In Schedule DC 6 immediately preceding Table 3 insert the following words –

‘Schedule of Infrastructure Unit Rates

- (13) The Land for Community Facilities infrastructure unit rates for the Planning Areas or precincts outlined in Volume 3 of this Planning Scheme are shown in the following Table.’

7. In Schedule DC 6 replace Table 3 with the following Table –

Table 3: Land for Community Facilities Infrastructure Unit Rates

PA No.	Planning Area	Total	Shirewide	District	Local
7	Alex Heads/Cotton Tree	1002.94	86.16	462.49	454.29
19	Blackall Range	210.71	86.16	31.95	92.60
13	Bli Bli	632.27	86.16	294.21	251.90
6	Buderim	1002.94	86.16	462.49	454.29
27	Central Hinterland	210.71	86.16	31.95	92.60
11	Coolum Beach	632.27	86.16	294.21	251.90
21	Eudlo Creek Valley (east of Bruce Hwy)	1002.94	86.16	462.49	454.29
21	Eudlo Creek Valley (west of Bruce Hwy)	210.71	86.16	31.95	92.60
17	Eumundi	210.71	86.16	31.95	92.60
18	Kenilworth	210.71	86.16	31.95	92.60
8	Kuluin/Kunda Park	1002.94	86.16	462.49	454.29
23	Maroochy River Plains	632.27	86.16	294.21	251.90
1	Maroochydhore	1002.94	86.16	462.49	454.29
30	Mary River Valley	210.71	86.16	31.95	92.60
4	Mooloolaba	1002.94	86.16	462.49	454.29
10	Mountain Creek	1002.94	86.16	462.49	454.29
5	Mountain Creek Valley	1002.94	86.16	462.49	454.29
20	Mt Coolum	632.27	86.16	294.21	251.90
2	Nambour	210.71	86.16	31.95	92.60
9	North Shore	632.27	86.16	294.21	251.90
25	Northern Coastal Plains	421.49	86.16	163.08	172.25
26	Northern Hinterland	210.71	86.16	31.95	92.60
29	Obi Obi Creek Valley	210.71	86.16	31.95	92.60
14	Palmwoods	210.71	86.16	31.95	92.60
22	Petrie/Paynters Creek Plains	210.71	86.16	31.95	92.60
3	Sippy Downs	1002.94	86.16	462.49	454.29
12	South Peregian	632.27	86.16	294.21	251.90
28	Southern Hinterland	210.71	86.16	31.95	92.60
15	Woombye	210.71	86.16	31.95	92.60
16	Yandina	210.71	86.16	31.95	92.60
24	Yandina Creek Valley	210.71	86.16	31.95	92.60