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Table 5.5.18 Limited development (landscape residential) zone

LIMITED DEVELOPMENT (LANDSCAPE RESIDENTIAL) ZONE		
Defined use	Level of assessment	Assessment criteria
Residential activities		
<i>Dwelling house</i>	Self assessable	<ul style="list-style-type: none"> Dwelling house code
Business activities		
<i>Home based business</i>	Exempt if:- (a) for a <i>home office</i> ; or (b) involving a home based child care service licensed under the <i>Child Care Act 2002</i> .	
	Self assessable if for an activity other than a <i>high impact home based business activity</i> .	<ul style="list-style-type: none"> Home based business code
	Impact assessable if for a <i>high impact home based business activity</i> .	<ul style="list-style-type: none"> The planning scheme
Community activities		
<i>Community use</i>	Exempt if:- (a) located on <i>Council</i> owned or controlled land; and (b) undertaken by or on behalf of the <i>Council</i> .	
	Impact assessable if not otherwise specified.	<ul style="list-style-type: none"> The planning scheme
Sport and recreation activities		
<i>Park</i>	Exempt	
Other activities		
<i>Utility installation</i>	Exempt if for a <i>local utility</i> .	
	Impact assessable if not otherwise specified.	<ul style="list-style-type: none"> The planning scheme
Other defined uses		
All other uses defined in Schedule 1 (Definitions)	Impact assessable	<ul style="list-style-type: none"> The planning scheme
Undefined uses		
Any use not defined in Schedule 1 (Definitions)	Impact assessable	<ul style="list-style-type: none"> The planning scheme

Table 5.5.19 Rural zone

Note—the level of assessment for a material change of use may be affected by Division 2 of the Regulatory Provisions of the SEQ Regional Plan 2009-2031.

RURAL ZONE		
Defined use	Level of assessment	Assessment criteria
Residential activities		
<i>Dwelling house</i>	Self assessable	<ul style="list-style-type: none"> Dwelling house code
<i>Nature-based tourism</i>	Code assessable if for a camping ground or not more than 8 holiday cabins.	<ul style="list-style-type: none"> Rural zone code Applicable local plan code Nature and rural based tourism code <i>Prescribed other development codes</i>
	Impact assessable if not otherwise specified.	<ul style="list-style-type: none"> The planning scheme
<i>Short-term accommodation</i>	Code assessable if for a farm stay or not more than 8 holiday cabins.	<ul style="list-style-type: none"> Rural zone code Applicable local plan code Nature and rural based tourism code <i>Prescribed other development codes</i>
	Impact assessable if not otherwise specified.	<ul style="list-style-type: none"> The planning scheme
Business activities		
<i>Home based business</i>	Exempt if:- (a) for a <i>home office</i> ; or (b) involving a home based child care service licensed under the <i>Child Care Act 2002</i> .	
	Self assessable if not otherwise specified.	<ul style="list-style-type: none"> Home based business code
<i>Market</i>	Exempt if:- (a) conducted by a not-for-profit organisation; and (b) located on <i>Council</i> owned or controlled land.	
	Impact assessable if not otherwise specified.	<ul style="list-style-type: none"> The planning scheme
<i>Sales office</i>	Self assessable if for a prize home.	<ul style="list-style-type: none"> Sales office code
	Impact assessable if not otherwise specified.	<ul style="list-style-type: none"> The planning scheme
<i>Shop</i>	Code assessable if:- (a) for an art and craft centre; and (b) not exceeding a <i>gross floor area</i> of 300m ² .	<ul style="list-style-type: none"> Rural zone code Applicable local plan code Business uses and centre design code <i>Prescribed other development codes</i>
	Impact assessable if not otherwise specified.	<ul style="list-style-type: none"> The planning scheme
Industry activities		
<i>Extractive industry</i>	Code assessable if located in Precinct RUR1 (Meridan Plains Extractive Resource Area).	<ul style="list-style-type: none"> Rural zone code Extractive industry code <i>Prescribed other development codes</i>
	Impact assessable if not otherwise specified.	<ul style="list-style-type: none"> The planning scheme
<i>Transport depot</i>	Self assessable if involving the storage of not more than 2 vehicles.	<ul style="list-style-type: none"> Rural industries code
	Impact assessable if not otherwise specified.	<ul style="list-style-type: none"> The planning scheme
Community activities		
<i>Community use</i>	Exempt if:- (a) located on <i>Council</i> owned or controlled	

RURAL ZONE		
Defined use	Level of assessment	Assessment criteria
	land; and (b) undertaken by or on behalf of the Council.	
	Impact assessable if not otherwise specified.	<ul style="list-style-type: none"> The planning scheme
Emergency services	Code assessable	<ul style="list-style-type: none"> Rural zone code Applicable local plan code Community activities code Prescribed other development codes
Sport and recreation activities		
Park	Exempt	
Rural activities		
Animal husbandry	Self assessable	<ul style="list-style-type: none"> Rural uses code
Aquaculture	Code assessable	<ul style="list-style-type: none"> Rural zone code Rural uses code
Cropping	Self assessable if not forestry for wood production. ³	<ul style="list-style-type: none"> Rural uses code
Intensive animal industry	Code assessable if involving less than:- (a) 21 standard units of pigs; (b) 1,000 birds or poultry; (c) 50 standard units of cattle; or (d) 350 standard units of sheep.	<ul style="list-style-type: none"> Rural zone code Applicable local plan code Rural uses code Prescribed other development codes
	Impact assessable if not otherwise specified.	<ul style="list-style-type: none"> The planning scheme
Intensive horticulture	Code assessable	<ul style="list-style-type: none"> Rural zone code Rural uses code
Permanent plantation	Exempt	
Roadside stall	Self assessable	<ul style="list-style-type: none"> Rural industries code
Rural industry	Self assessable if:- (a) having a total use area of not more than 400m ² ; (b) employing no more than 4 persons who are non-residents of the site; and (c) no part of the use area is within:- (i) 200 metres of a site in the Rural residential zone; or (ii) 500 metres of a site in a residential zone.	<ul style="list-style-type: none"> Rural industries code Transport and parking code
	Code assessable if no part of the use area is within:- (a) 200 metres of a site in the Rural residential zone; or (b) 500 metres of a site in a residential zone.	<ul style="list-style-type: none"> Rural zone code Applicable local plan code Rural industries code Prescribed other development codes
	Impact assessable if not otherwise specified.	<ul style="list-style-type: none"> The planning scheme
Rural workers accommodation	Code assessable if involving accommodation for no more than 20 persons.	<ul style="list-style-type: none"> Rural zone code Applicable local plan code Nature and rural based tourism code Prescribed other development codes
	Impact assessable if	<ul style="list-style-type: none"> The planning scheme

³ Editor's note—the level of assessment for cropping where forestry for wood production in the Rural zone is prescribed in Table 5.4.1 (Prescribed levels of assessment: material change of use).

RURAL ZONE		
Defined use	Level of assessment	Assessment criteria
	not otherwise specified.	
<i>Wholesale nursery</i>	Self assessable	<ul style="list-style-type: none"> Rural uses code
<i>Winery</i>	Code assessable	<ul style="list-style-type: none"> Rural zone code Applicable local plan code Rural industries code <i>Prescribed other development codes</i>
Other activities		
<i>Renewable energy facility</i>	Code assessable if:- (a) for a solar farm; (b) involving a total solar panel footprint of not more than 500m ² ; and (c) the provision of a new <i>substation</i> or <i>major electricity infrastructure</i> is not required to accommodate feed in of electricity to the reticulated electricity infrastructure network.	<ul style="list-style-type: none"> Rural zone code Applicable local plan code Utility code <i>Prescribed other development codes</i>
	Impact assessable if not otherwise specified.	<ul style="list-style-type: none"> The planning scheme
<i>Utility installation</i>	Exempt if for a <i>local utility</i> .	
	Impact assessable if not otherwise specified.	<ul style="list-style-type: none"> The planning scheme
Other defined uses		
All other uses defined in Schedule 1 (Definitions)	Impact assessable	<ul style="list-style-type: none"> The planning scheme
Undefined uses		
Any use not defined in Schedule 1 (Definitions)	Impact assessable	<ul style="list-style-type: none"> The planning scheme

5.9.6 Landsborough local plan

Table 5.9.6 Landsborough local plan: material change of use

Note—this table identifies variations to the level of assessment for a defined use specified in **Table 5.5.21 (Specialised centre zone)**. This table must be read in conjunction with **Table 5.5.21**.

Defined use	Level of assessment	Assessment criteria
SPECIALISED CENTRE ZONE		
Business activities		
<i>Food and drink outlet</i>	Impact assessable if incorporating a <i>drive-through facility</i> .	<ul style="list-style-type: none"> • The planning scheme

5.9.7 Maroochy North Shore local plan

Table 5.9.7.1 Maroochy North Shore local plan: material change of use

Note—this table identifies variations to the level of assessment for a defined use specified in **Table 5.5.1 (Low density residential zone)**, **Table 5.5.2 (Medium density residential zone)** and **Table 5.5.16 (Community facilities zone)**. This table must be read in conjunction with **Table 5.5.1**, **Table 5.5.2** and **Table 5.5.16**.

Defined use	Level of assessment	Assessment criteria
COMMUNITY FACILITIES ZONE - PRECINCT MNS LPP - 1 (SUNSHINE COAST AIRPORT)		
Residential activities		
Short-term accommodation	Exempt if:- (a) located on Council owned or controlled land; and (b) associated with air services.	
	Code assessable if not associated with air services.	<ul style="list-style-type: none"> Community facilities zone code Maroochy North Shore local plan code Multi-unit residential uses code Prescribed other development codes
Business activities		
Food and drink outlet	Exempt if:- (a) located on Council owned or controlled land; and (b) associated with air services.	
	Code assessable if not associated with air services.	<ul style="list-style-type: none"> Community facilities zone code Maroochy North Shore local plan code Business uses and centre design code Prescribed other development codes
Office	Exempt if:- (a) located on Council owned or controlled land; and (b) associated with air services.	
	Code assessable if not associated with air services.	<ul style="list-style-type: none"> Community facilities zone code Maroochy North Shore local plan code Business uses and centre design code Prescribed other development codes
Service station	Code assessable	<ul style="list-style-type: none"> Community facilities zone code Maroochy North Shore local plan code Service station code Prescribed other development codes
Shop	Exempt if:- (a) located on Council owned or controlled land; and (b) associated with air services.	
	Code assessable if:- (a) not exceeding 300m ² gross leasable floor area; and (b) not associated with air services.	<ul style="list-style-type: none"> Community facilities zone code Maroochy North Shore local plan code Business uses and centre design code Prescribed other development codes
	Impact assessable if not otherwise specified.	
Industrial activities		
Low impact industry	Exempt if:- (a) located on Council owned or	

Defined use	Level of assessment	Assessment criteria
	controlled land; and (b) associated with <i>air services</i> .	
	Self assessable if:- (a) not associated with <i>air services</i> ; and (b) in an existing building.	<ul style="list-style-type: none"> • Industry uses code • Transport and parking code
	Code assessable if not otherwise specified.	<ul style="list-style-type: none"> • Community facilities zone code • Maroochy North Shore local plan code • Industry uses code • <i>Prescribed other development codes</i>
Medium impact industry	Exempt if:- (a) located on <i>Council</i> owned or controlled land; and (b) associated with <i>air services</i> .	
	Self assessable if:- (a) not associated with <i>air services</i> ; and (b) in an existing building.	<ul style="list-style-type: none"> • Industry uses code • Transport and parking code
	Code assessable if not otherwise specified.	<ul style="list-style-type: none"> • Community facilities zone code • Maroochy North Shore local plan code • Industry uses code • <i>Prescribed other development codes</i>
Research and technology industry	Exempt if:- (a) located on <i>Council</i> owned or controlled land; and (b) associated with <i>air services</i> .	
	Self assessable if:- (a) not associated with <i>air services</i> ; and (b) in an existing building.	<ul style="list-style-type: none"> • Industry uses code • Transport and parking code
	Code assessable if not otherwise specified	<ul style="list-style-type: none"> • Community facilities zone code • Maroochy North Shore local plan code • Industry uses code • <i>Prescribed other development codes</i>
Service industry	Exempt if:- (a) located on <i>Council</i> owned or controlled land; and (b) associated with <i>air services</i> .	
	Self assessable if:- (a) not associated with <i>air services</i> ; and (b) in an existing building.	<ul style="list-style-type: none"> • Industry uses code • Transport and parking code
	Code assessable if not otherwise specified	<ul style="list-style-type: none"> • Community facilities zone code • Maroochy North Shore local plan code • Industry uses code • <i>Prescribed other development codes</i>
Warehouse	Exempt if:- (a) located on <i>Council</i> owned or controlled land; and (b) associated with <i>air services</i> .	

Defined use	Level of assessment	Assessment criteria
	Self assessable if:- (a) not associated with <i>air services</i> ; and (b) in an existing building.	<ul style="list-style-type: none"> Industry uses code Transport and parking code
	Code assessable if not otherwise specified.	<ul style="list-style-type: none"> Community facilities zone code Maroochy North Shore local plan code Industry uses code <i>Prescribed other development codes</i>
Community activities		
Community care centre	Impact assessable	<ul style="list-style-type: none"> The planning scheme
Educational establishment	Exempt if:- (a) located on <i>Council</i> owned or controlled land; and (b) associated with <i>air services</i> .	
	Impact assessable if not otherwise specified.	The planning scheme
Sport and recreation activities		
Club	Impact assessable	<ul style="list-style-type: none"> The planning scheme
Indoor sport and recreation	Impact assessable	<ul style="list-style-type: none"> The planning scheme
Outdoor sport and recreation	Impact assessable	<ul style="list-style-type: none"> The planning scheme
Other activities		
Parking station	Exempt if:- (a) located on <i>Council</i> owned or controlled land; and (b) associated with <i>air services</i> .	
	Code assessable if not otherwise specified.	<ul style="list-style-type: none"> Community facilities zone code Maroochy North Shore local plan code Business uses and centre design code <i>Prescribed other development codes</i>
Telecommunications facility	Code assessable	<ul style="list-style-type: none"> Community facilities zone code Maroochy North Shore local plan code Telecommunications facility code <i>Prescribed other development codes</i>
LOW DENSITY RESIDENTIAL ZONE AND MEDIUM DENSITY RESIDENTIAL ZONE – PRECINCT MNS LPP – 2 (TOWN OF SEASIDE)		
Any use	Exempt if in accordance with subdivision permit no. 51480 (as modified by permit no. CCC03/0053) and the endorsed “Urban Code – Toward Community”, for the Town of Seaside.	
	Impact assessable if not otherwise specified.	<ul style="list-style-type: none"> The planning scheme

Table 5.9.7.2 Maroochy North Shore local plan: building work

Note—this table identifies variations to the level of assessment for building work specified in **Table 5.7.1 (Building work)**. This table must be read in conjunction with **Table 5.7.1**.

Development	Level of assessment	Assessment criteria
LOW DENSITY RESIDENTIAL ZONE AND MEDIUM DENSITY RESIDENTIAL ZONE – PRECINCT MNS LPP – 2 (TOWN OF SEASIDE)		
Building work	Exempt if in accordance with subdivision permit no. 51480 (as modified by permit no. CCC03/0053) and the endorsed “Urban Code – Toward Community”, for the Town of Seaside.	
	Impact assessable if not otherwise specified.	<ul style="list-style-type: none"> The planning scheme

Table 5.9.7.3 Maroochy North Shore local plan: operational work

Note—this table identifies variations to the level of assessment for operational work specified in **Table 5.8.1 (Operational work)**. This table must be read in conjunction with **Table 5.8.1**.

Development	Level of assessment	Assessment criteria
LOW DENSITY RESIDENTIAL ZONE AND MEDIUM DENSITY RESIDENTIAL ZONE – PRECINCT MNS LPP – 2 (TOWN OF SEASIDE)		
Operational work – landscape work		
Operational work involving landscape work associated with a material change of use	Exempt if in accordance with subdivision permit no. 51480 (as modified by permit no. CCC03/0053) and the endorsed “Urban Code – Toward Community”, for the Town of Seaside.	
	Code assessable if not otherwise specified.	<ul style="list-style-type: none"> Landscape code Maroochy North Shore local plan code
Operational work – engineering work		
Operational work involving engineering work associated with a material change of use	Self assessable if associated with a <i>dwelling house</i> .	<ul style="list-style-type: none"> Dwelling house code AO7.1 and AO9 of Table 9.3.6.3.1 (Criteria for self assessable and assessable development).
	Code assessable if not otherwise specified.	<ul style="list-style-type: none"> Maroochy North Shore local plan code Stormwater management code Works, services and infrastructure code Transport and parking code (other than AO3.1 and AO3.2 of Table 9.4.8.3.1 Criteria for self assessable and assessable development)
Operational work involving engineering work not associated with a material change of use	Self assessable if associated with a <i>dwelling house</i> .	<ul style="list-style-type: none"> Dwelling house code AO7.1 and AO9 of Table 9.3.6.3.1 (Criteria for self assessable and assessable development).
	Code assessable if not otherwise specified.	<ul style="list-style-type: none"> Maroochy North Shore local plan code Stormwater management code Works, services and infrastructure code Transport and parking code (other than AO3.1 and AO3.2 of Table 9.4.8.3.1 Criteria for self assessable and assessable development)
Operational work – filling or excavation		
Operational work involving	Exempt if involving	

Development	Level of assessment	Assessment criteria
filling or excavation (other than the placement of topsoil) associated with a material change of use	cumulative filling or excavation of not more than 50m ³ of material.	
	Self assessable if associated with a dwelling house.	<ul style="list-style-type: none"> Dwelling house code AO12 of Table 9.3.6.3.1 (Criteria for self assessable and assessable development).
	Code assessable if not otherwise specified.	<ul style="list-style-type: none"> Maroochy North Shore local plan code Stormwater management code Works, services and infrastructure code
Operational work involving filling or excavation (other than the placement of topsoil) not associated with a material change of use	Exempt if involving cumulative filling or excavation of not more than 50m ³ of material.	
	Self assessable if associated with a dwelling house.	<ul style="list-style-type: none"> Dwelling house code AO12 of Table 9.3.6.3.1 (Criteria for self assessable and assessable development).
	Code assessable if not otherwise specified.	<ul style="list-style-type: none"> Maroochy North Shore local plan code Stormwater management code Works, services and infrastructure code
Operational work – placing an advertising device on premises		
Operational work involving placing an advertising device on premises.	Exempt if in accordance with subdivision permit no. 51480 (as modified by permit no. CCC03/0053) and the endorsed “Urban Code – Toward Community” for the Town of Seaside.	
	Impact assessable if not otherwise specified.	<ul style="list-style-type: none"> The planning scheme

5.9.8 Maroochydore/Kuluin local plan

Table 5.9.8 Maroochydore/Kuluin local plan: material change of use

Note—this table identifies variations to the level of assessment for a defined use specified in **Table 5.5.1 (Low density residential zone)**. This table must be read in conjunction with **Table 5.5.1**.

Defined use	Level of assessment	Assessment criteria
HIGH DENSITY RESIDENTIAL ZONE - PRECINCT MAK LPP - 2 (WHARF STREET)		
Business activities		
Office	Code assessable	<ul style="list-style-type: none"> • High density residential zone code • Maroochydore/Kuluin local plan code • Business uses and centre design code • <i>Prescribed other development codes</i>
LOW DENSITY RESIDENTIAL ZONE - PRECINCT MAK LPP - 3 (MAUD STREET/SUGAR ROAD)		
Business activities		
Office	Code assessable if in an existing building.	<ul style="list-style-type: none"> • Low density residential zone code • Maroochydore/Kuluin local plan code • Business uses and centre design code • Landscape code • Nuisance code • Transport and parking code
	Impact assessable if not otherwise specified.	<ul style="list-style-type: none"> • The planning scheme

5.9.9 Mooloolaba/Alexandra Headland local plan

Table 5.9.9 Mooloolaba/Alexandra Headland local plan: material change of use

Note – This table identifies variations to the level of assessment for a defined use specified in **Table 5.5.16 (Community facilities zone)**. This table must be read in conjunction with **Table 5.5.16**.

Defined use	Level of assessment	Assessment criteria
COMMUNITY FACILITIES ZONE - PRECINCT MAH LPP - 2 (MOOLOOLABA SPIT GOVERNMENT USES)		
Business activities		
Food and drink outlet	Self assessable if in an existing building.	<ul style="list-style-type: none"> • Transport and parking code
	Code assessable if not otherwise specified.	<ul style="list-style-type: none"> • Community facilities zone code • Mooloolaba/Alexandra Headland local plan code • Business uses and centre design code • <i>Prescribed other development codes</i>
Shop	Self assessable if in an existing building.	<ul style="list-style-type: none"> • Transport and parking code
	Code assessable if not otherwise specified.	<ul style="list-style-type: none"> • Community facilities zone code • Mooloolaba/Alexandra Headland local plan code • Business uses and centre design code • <i>Prescribed other development codes</i>

5.9.10 Nambour local plan

Table 5.9.10 Nambour local plan: material change of use

Note—this table identifies variations to the level of assessment for a defined use specified in **Table 5.5.6 (Major centre zone)** and **Table 5.5.8 (Local centre zone)**. This table must be read in conjunction with **Table 5.5.6** and **Table 5.5.8**.

Defined use	Level of assessment	Assessment criteria
MAJOR CENTRE ZONE – PRECINCT NAM LPP - 3 (TOWN CENTRE FRAME)		
Business activities		
<i>Food and drink outlet</i>	Self assessable if:- (a) in an existing building; and (b) not incorporating a <i>drive-through facility</i> .	<ul style="list-style-type: none"> Transport and parking code
	Impact assessable if incorporating a <i>drive-through facility</i> .	<ul style="list-style-type: none"> The planning scheme
	Code assessable if not otherwise specified.	<ul style="list-style-type: none"> Major centre zone code Nambour local plan code Business uses and centre design code <i>Prescribed other development codes</i>
<i>Function facility</i>	Impact assessable	<ul style="list-style-type: none"> The planning scheme
<i>Hotel</i>	Impact assessable	<ul style="list-style-type: none"> The planning scheme
<i>Market</i>	Impact assessable	<ul style="list-style-type: none"> The planning scheme
<i>Shop</i>	Code assessable if occupying not more than 200m ² of <i>gross leasable floor area</i> .	<ul style="list-style-type: none"> Major centre zone code Nambour local plan code Business uses and centre design code <i>Prescribed other development codes</i>
	Impact assessable if not otherwise specified.	<ul style="list-style-type: none"> The planning scheme
<i>Shopping centre</i>	Impact assessable	<ul style="list-style-type: none"> The planning scheme
<i>Showroom</i>	Self assessable if in an existing building.	<ul style="list-style-type: none"> Business uses and centre design code Transport and parking code
	Code assessable if not otherwise specified.	<ul style="list-style-type: none"> Major centre zone code Nambour local plan code Business uses and centre design code <i>Prescribed other development codes</i>
<i>Theatre</i>	Impact assessable	<ul style="list-style-type: none"> The planning scheme
Industrial activities		
<i>Low impact industry</i>	Self assessable if:- (a) in an existing building; and (b) occupying not more than 200m ² of <i>gross floor area</i> .	<ul style="list-style-type: none"> Industry uses code Transport and parking code
	Code assessable if:- (a) not in an existing building; and (b) occupying not more than 200m ² of <i>gross floor area</i> .	<ul style="list-style-type: none"> Major centre zone code Nambour local plan code Industry uses code <i>Prescribed other development codes</i>
	Impact assessable if not otherwise specified.	<ul style="list-style-type: none"> The planning scheme
Sport and recreation activities		
<i>Major sport, recreation and entertainment facility</i>	Impact assessable	<ul style="list-style-type: none"> The planning scheme
LOCAL CENTRE ZONE – PRECINCT NAM LPP-4 (NAMBOUR HEALTH HUB)		
Business activities		
<i>Agricultural supplies store</i>	Impact assessable	<ul style="list-style-type: none"> The planning scheme

Defined use	Level of assessment	Assessment criteria
Function facility	Impact assessable	<ul style="list-style-type: none"> The planning scheme
Garden centre	Impact assessable	<ul style="list-style-type: none"> The planning scheme
Hardware and trade supplies	Impact assessable	<ul style="list-style-type: none"> The planning scheme
Market	Impact assessable	<ul style="list-style-type: none"> The planning scheme
Shop	Self assessable if:- (a) in an existing building; and (b) having a <i>gross leasable floor area</i> not exceeding 200m ² .	<ul style="list-style-type: none"> Transport and parking code
	Code assessable if:- (a) not in an existing building; and (b) having a <i>gross leasable floor area</i> not exceeding 200m ² .	<ul style="list-style-type: none"> Local centre zone code Nambour local plan code Business uses and centre design code <i>Prescribed other development codes</i>
	Impact assessable if not otherwise specified.	<ul style="list-style-type: none"> The planning scheme
Shopping centre	Code assessable if:- (a) having a <i>gross leasable floor area</i> not exceeding 1,000m ² ; and (b) any <i>shop</i> tenancy does not exceed a <i>gross leasable floor area</i> of 200m ² .	<ul style="list-style-type: none"> Local centre zone code Nambour local plan code Business uses and centre design code <i>Prescribed other development codes</i>
	Impact assessable if not otherwise specified.	<ul style="list-style-type: none"> The planning scheme
Veterinary services	Impact assessable	<ul style="list-style-type: none"> The planning scheme
Industrial activities		
Low impact industry	Impact assessable	<ul style="list-style-type: none"> The planning scheme
Community activities		
Hospital	Code assessable	<ul style="list-style-type: none"> Local centre zone code Nambour local plan code Community activities code <i>Prescribed other development codes</i>
Sport and recreation activities		
Club	Impact assessable	<ul style="list-style-type: none"> The planning scheme
Indoor sport and recreation	Impact assessable	<ul style="list-style-type: none"> The planning scheme

5.9.11 Sippy Downs local plan

Table 5.9.11 Sippy Downs local plan: material change of use

Note—this table identifies variations to the level of assessment for a defined use specified in **Table 5.5.6 (Major centre zone)**. This table must be read in conjunction with **Table 5.5.6**.

Defined use	Level of assessment	Assessment criteria
MAJOR CENTRE ZONE - PRECINCT SID LPP-1 (SIPPY DOWNS TOWN CENTRE AND SURROUNDS) - SUB-PRECINCT SID LPSP-1A (SIPPY DOWNS TOWN CENTRE CORE)		
Residential activities		
<i>Dual occupancy</i>	Impact assessable	<ul style="list-style-type: none"> The planning scheme
<i>Dwelling unit</i>	Impact assessable	<ul style="list-style-type: none"> The planning scheme
<i>Resort complex</i>	Impact assessable	<ul style="list-style-type: none"> The planning scheme
Business activities		
<i>Bar</i>	Code assessable if forming part of a <i>mixed use development</i> .	<ul style="list-style-type: none"> Major centre zone code Sippy Downs local plan code Business uses and centre design code <i>Prescribed other development codes</i>
	Impact assessable if not otherwise specified.	<ul style="list-style-type: none"> The planning scheme
<i>Car wash</i>	Impact assessable	<ul style="list-style-type: none"> The planning scheme
<i>Food and drink outlet</i>	Self assessable if:- (a) in an existing building; and (b) not involving a <i>drive-through facility</i> .	<ul style="list-style-type: none"> Transport and parking code
	Code assessable if:- (a) not involving a <i>drive-through facility</i> ; and (b) forming part of a <i>mixed use development</i> .	<ul style="list-style-type: none"> Major centre zone code Sippy Downs local plan code Business uses and centre design code <i>Prescribed other development codes</i>
	Impact assessable if not otherwise specified.	<ul style="list-style-type: none"> The planning scheme
<i>Function facility</i>	Code assessable if forming part of a <i>mixed use development</i> .	<ul style="list-style-type: none"> Major centre zone code Sippy Downs local plan code Business uses and centre design code <i>Prescribed other development codes</i>
	Impact assessable if not otherwise specified.	<ul style="list-style-type: none"> The planning scheme
<i>Funeral parlour</i>	Code assessable if forming part of a <i>mixed use development</i> .	<ul style="list-style-type: none"> Major centre zone code Sippy Downs local plan code Business uses and centre design code <i>Prescribed other development codes</i>
	Impact assessable if not otherwise specified.	<ul style="list-style-type: none"> The planning scheme
<i>Garden centre</i>	Code assessable if:- (a) not exceeding a <i>gross leasable floor area</i> of 200m ² ; and (b) forming part of a <i>mixed use development</i> .	<ul style="list-style-type: none"> Major centre zone code Sippy Downs local plan code Business uses and centre design code <i>Prescribed other development codes</i>
	Impact assessable if not otherwise specified.	<ul style="list-style-type: none"> The planning scheme
<i>Health care services</i>	Self assessable if in an existing building.	<ul style="list-style-type: none"> Transport and parking code
	Code assessable if forming part of a <i>mixed use development</i> .	<ul style="list-style-type: none"> Major centre zone code Sippy Downs local plan code Business uses and centre design code <i>Prescribed other development codes</i>

Defined use	Level of assessment	Assessment criteria
	Impact assessable if not otherwise specified	<ul style="list-style-type: none"> The planning scheme
Hotel	Code assessable if forming part of a <i>mixed use development</i> .	<ul style="list-style-type: none"> Major centre zone code Sippy Downs local plan code Business uses and centre design code <i>Prescribed other development codes</i>
	Impact assessable if not otherwise specified	<ul style="list-style-type: none"> The planning scheme
Office	Self assessable if in an existing building.	<ul style="list-style-type: none"> Transport and parking code
	Code assessable if forming part of a <i>mixed use development</i> .	<ul style="list-style-type: none"> Major centre zone code Sippy Downs local plan code Business uses and centre design code <i>Prescribed other development codes</i>
	Impact assessable if not otherwise specified.	<ul style="list-style-type: none"> The planning scheme
Service station	Impact assessable	<ul style="list-style-type: none"> The planning scheme
Shop	Self assessable if:- (a) in an existing building; and (b) forming part of a <i>mixed use development</i> .	<ul style="list-style-type: none"> Transport and parking code
	Code assessable if forming part of a <i>mixed use development</i> .	<ul style="list-style-type: none"> Major centre zone code Sippy Downs local plan code Business uses and centre design code <i>Prescribed other development codes</i>
	Impact assessable if not otherwise specified.	<ul style="list-style-type: none"> The planning scheme
Shopping centre	Code assessable if forming part of a <i>mixed use development</i> .	<ul style="list-style-type: none"> Major centre zone code Sippy Downs local plan code Business uses and centre design code <i>Prescribed other development codes</i>
	Impact assessable if not otherwise specified.	<ul style="list-style-type: none"> The planning scheme
Theatre	Code assessable if forming part of a <i>mixed use development</i> .	<ul style="list-style-type: none"> Major centre zone code Sippy Downs local plan code Business uses and centre design code <i>Prescribed other development codes</i>
	Impact assessable if not otherwise specified.	<ul style="list-style-type: none"> The planning scheme
Veterinary services	Self assessable if in an existing building.	<ul style="list-style-type: none"> Transport and parking code
	Code assessable if forming part of a <i>mixed use development</i> .	<ul style="list-style-type: none"> Major centre zone code Sippy Downs local plan code Business uses and centre design code <i>Prescribed other development codes</i>
	Impact assessable if not otherwise specified.	<ul style="list-style-type: none"> The planning scheme
Sport and recreation activities		
Major sport, recreation and entertainment facility	Impact assessable	<ul style="list-style-type: none"> The planning scheme
Other activities		
Parking station	Code assessable if forming part of a <i>mixed use development</i> .	<ul style="list-style-type: none"> Major centre zone code Sippy Downs local plan code Business uses and centre design code <i>Prescribed other development codes</i>
	Impact assessable if not otherwise specified.	<ul style="list-style-type: none"> The planning scheme

Defined use	Level of assessment	Assessment criteria
MAJOR CENTRE ZONE – PRECINCT SID LPP-1 (SIPPY DOWNS TOWN CENTRE AND SURROUNDS) - SUB - PRECINCT SID LPSP-1B (SIPPY DOWNS BUSINESS AND TECHNOLOGY SUB-PRECINCT)		
Residential activities		
<i>Dual occupancy</i>	Impact assessable	• The planning scheme
<i>Resort complex</i>	Impact assessable	• The planning scheme
Business activities		
<i>Adult store</i>	Impact assessable	• The planning scheme
<i>Agricultural supplies store</i>	Impact assessable	• The planning scheme
<i>Car wash</i>	Impact assessable	• The planning scheme
<i>Garden centre</i>	Impact assessable	• The planning scheme
<i>Hardware and trade supplies</i>	Impact assessable	• The planning scheme
<i>Service station</i>	Impact assessable	• The planning scheme
<i>Shop</i>	Impact assessable if exceeding a gross leasable floor area of 100m ² .	• The planning scheme
<i>Shopping centre</i>	Impact assessable if:- (a) any retail/ catering uses exceed a total gross leasable floor area of 500m ² ; or (b) any shop tenancy exceeds 100m ² gross leasable floor area.	• The planning scheme
<i>Theatre</i>	Impact assessable if for a cinema.	• The planning scheme
Industrial activities		
<i>Research and technology industry</i>	Code assessable	<ul style="list-style-type: none"> • Major centre zone code • Sippy Downs local plan code • Industry uses code • Prescribed other development codes
Sport and recreation activities		
<i>Club</i>	Impact assessable	• The planning scheme
<i>Indoor sport and recreation</i>	Code assessable if not involving an activity that requires a liquor licence or gaming licence.	<ul style="list-style-type: none"> • Major centre zone code • Sippy Downs local plan code • Sport and recreation uses code • Prescribed other development codes
	Impact assessable if not otherwise specified.	• The planning scheme
<i>Major sport, recreation and entertainment facility</i>	Impact assessable	• The planning scheme

5.10 Levels of assessment – overlays

The following table identifies where an overlay changes the level of assessment from that stated in a zone or local plan and the relevant assessment criteria.

Table 5.10.1 Overlays

ASSESSMENT CRITERIA FOR OVERLAYS		
Development subject to overlay ¹¹	Level of assessment	Assessment criteria ¹²
Acid sulfate soils overlay		
Any development if:- (a) within Area 1 as identified on an Acid Sulfate Soils Overlay Map and involving:- (i) excavating or otherwise removing 100m ³ or more of soil or sediment; or (ii) filling of land with 500m ³ or more of material with an average depth of 0.5 metres or greater; or (b) within Area 2 as identified on an Acid Sulfate Soils Overlay Map and involving excavating or otherwise removing 100m ³ or more of soil or sediment at or below 5 metres AHD.	Code assessable if the development is provisionally made exempt or self assessable by another table of assessment.	<ul style="list-style-type: none"> Acid sulfate soils overlay code
	No change if not otherwise specified above.	<ul style="list-style-type: none"> Acid sulfate soils overlay code
Airport environs overlay – where within the outer limits of an obstacle limitation surface (operational airspace)		
Material change of use if:- (a) within the outer limits of an <i>obstacle limitation surface</i> as identified on an Airport Environs Overlay Map; and (b) involving one or more of the following:- (i) buildings, structures or works over 12 metres in height; (ii) <i>extractive industry</i> ; (iii) the emission of gaseous plumes, smoke, dust, ash or steam; or (iv) external lighting that includes:- (A) straight parallel lines 500 metres to 1,000 metres long; or (B) flare plumes, buildings or machinery with reflective cladding, upward shining lights, flashing or sodium lights.	Code assessable if the change of use is provisionally made exempt or self assessable by another table of assessment.	<ul style="list-style-type: none"> Airport environs overlay code
	No change if not otherwise specified.	
Operational work if:- (a) within the outer limits of an <i>obstacle limitation surface</i> as identified on an Airport Environs Overlay Map; and (b) involving one or more of the following:- (i) the emission of gaseous plumes, smoke, dust, ash or steam; or (ii) external lighting not associated with a material change of use that includes:- (A) straight parallel lines 500 metres to 1,000 metres long; or (B) flare plumes, buildings or machinery with reflective cladding, upward shining lights, flashing or sodium lights.	No change	<ul style="list-style-type: none"> Airport environs overlay code
Airport environs overlay – where within specified airport runway separation distances		
Material change of use if:- (a) within the specified airport runway separation distances as identified on an Airport Environs Overlay Map; and (b) involving:- (i) the disposal of putrescible waste within 13km of a runway; or (ii) any of the following uses within 8km of a runway:- (A) <i>animal keeping</i> involving a wildlife or bird sanctuary; (B) <i>aquaculture</i> ; (C) an industrial use involving food handling or processing, or an abattoir; (D) <i>intensive animal industry</i> ; or (iii) any the following activities within 6km of a	Code assessable if the change of use is provisionally made exempt or self assessable by another table of assessment.	<ul style="list-style-type: none"> Airport environs overlay code
	No change if not otherwise specified.	

¹¹ Editor's note—to remove any doubt, development that is not identified as being subject to an overlay in this table does not require assessment against an overlay code and there is no change to the provisional level of assessment.

¹² Editor's note—to remove any doubt, where there are no self assessable acceptable outcomes provided in the applicable overlay code, self assessable development is exempt for the purposes of the overlay.

ASSESSMENT CRITERIA FOR OVERLAYS		
Development subject to overlay ¹¹	Level of assessment	Assessment criteria ¹²
runway:- (A) external lighting that includes straight parallel lines 500 metres to 1,000 metres long; or (B) external lighting that includes flare plumes, buildings with reflective cladding, upward shining lights, flashing or sodium lights; or (iv) <i>major sports, recreation and entertainment facilities</i> or <i>outdoor sport and recreation facilities</i> involving fair grounds, showgrounds, outdoor theatres or outdoor cinemas within 3km of a runway; or (v) <i>cropping</i> , where involving a turf farm or fruit tree farm within 3km of a runway; or (vi) the creation of a <i>constructed water body</i> within 3km of a runway.		
Reconfiguring a lot if:- (a) within the specified airport runway separation distances as identified on an Airport Environs Overlay Map; and (b) involving any of the following activities:- (i) the construction of a new road within 6km of a runway; or (ii) the creation of a <i>constructed water body</i> within 3km of a runway.	No change	• Airport environs overlay code
Operational work if:- (a) within the specified airport runway separation distances as identified on an Airport Environs Overlay Map; and (b) involving the creation of a <i>constructed water body</i> within 3km of a runway.	No change	• Airport environs overlay code
Airport environs overlay – where within aviation facility sensitive area		
Material change of use if:- (a) within an <i>aviation facility sensitive area</i> as identified on an Airport Environs Overlay Map; and (b) involving the construction of temporary or permanent buildings or structures.	No change	• Airport environs overlay code
Operational work if:- (a) within an <i>aviation facility sensitive area</i> as identified on an Airport Environs Overlay Map; and (b) involving the construction of temporary or permanent buildings or structures.	No change	• Airport environs overlay code
Airport environs overlay – where within ANEF contours		
Material change of use , if:- (a) involving any of the following uses within the 20 ANEF contour as identified on an Airport Environs Overlay Map:- (i) a use in the <i>residential activity group</i> , other than a <i>dual occupancy</i> or <i>dwelling house</i> ; (ii) a use in the <i>community activity group</i> , other than <i>emergency services</i> ; (iii) a use in the <i>sport and recreation activity group</i> ; (iv) a use in the <i>business activity group</i> being <i>function facility</i> , <i>market</i> , <i>shopping centre</i> or <i>tourist attraction</i> ; or (b) involving a use in the <i>business activity group</i> not mentioned in (a)(iv), other than a <i>sales office</i> , and located within the 25 ANEF contour as identified on an Airport Environs Overlay Map; or (c) involving a use in the <i>industrial activity group</i> located within the 30 ANEF contour as identified on an Airport Environs Overlay Map, being:- (i) <i>low impact industry</i> ; (ii) <i>research and technology industry</i> ; or (iii) <i>service industry</i> .	Code assessable if the change of use is provisionally made exempt or self assessable by another table of assessment. No change if not otherwise specified.	• Airport environs overlay code
Reconfiguring a lot if creating additional lots within an ANEF contour as identified on an Airport Environs Overlay Map.	No change	• Airport environs overlay code
Airport environs overlay – where within a public safety area		
Material change of use other than in an existing building, if:-	Code assessable if the change of use is	• Airport environs overlay code

ASSESSMENT CRITERIA FOR OVERLAYS		
Development subject to overlay ¹¹	Level of assessment	Assessment criteria ¹²
(a) within the <i>public safety area</i> as identified on an Airport Environs Overlay Map; and (b) involving any of the following:- (i) a use in the <i>residential activity group</i> ; (ii) a use in the <i>business activity group</i> ; (iii) a use in the <i>industrial activity group</i> ; (iv) a use in the <i>community activity group</i> ; or (v) a use in the sport and recreation activity group.	provisionally made exempt or self assessable by another table of assessment. No change if not otherwise specified.	overlay code
Reconfiguring a lot if creating additional lots within the <i>public safety area</i> as identified on an Airport Environs Overlay Map.	No change	• Airport environs overlay code
Biodiversity, waterways and wetlands overlay		
Material change of use , other than in an existing building, if:- (a) on land subject to the biodiversity, waterways and wetlands overlay as identified on a Biodiversity, Waterways and Wetlands Overlay Map; and (b) not for an <i>extractive industry</i> within Precinct RUR 1 (Meridan Plains Extractive Resource Area).	Code assessable if for one of the following uses and provisionally made self assessable by another table of assessment:- (a) dual occupancy; (b) low impact industry; (c) rural industry; (d) service industry; (e) transport depot; or (f) warehouse. No change if not otherwise specified above.	• Biodiversity, waterways and wetlands overlay code • Biodiversity, waterways and wetlands overlay code
Reconfiguring a lot if on land subject to the biodiversity, waterways and wetlands overlay as identified on a Biodiversity, Waterways and Wetlands Overlay Map.	No change	• Biodiversity, waterways and wetlands overlay code
Operational work if on land subject to the biodiversity, waterways and wetlands overlay as identified on a Biodiversity, Waterways and Wetlands Overlay Map.	Code assessable if:- (a) involving <i>filling or excavation</i> ; and (b) provisionally made exempt by the table of assessment in Section 5.8 (Levels of assessment – operational work); other than:- (c) where on <i>Council</i> owned or controlled land; and (d) undertaken by or on behalf of the <i>Council</i> . No change if not otherwise specified above.	• Biodiversity, waterways and wetlands overlay code • Biodiversity, waterways and wetlands overlay code
Building work not associated with a material change of use, other than <i>minor building work</i> , if on land subject to the biodiversity, waterways and wetlands overlay as identified on a Biodiversity, Waterways and Wetlands Overlay Map.	No change	• Biodiversity, waterways and wetlands overlay code
Bushfire hazard overlay		
Material change of use , other than in an existing building, if:- (a) within a medium or high bushfire hazard area or bushfire hazard area buffer as identified on a Bushfire Hazard Overlay Map; and (b) involving any of the following:- (i) a use in the <i>residential activity group</i> ; (ii) a use in the <i>business activity group</i> ; (iii) a use in the <i>industrial activity group</i> , except for <i>extractive industry</i> ; (iv) a use in the <i>community activity group</i> ; or (v) a use in the <i>sport and recreation activity group</i> .	No change	• Bushfire hazard overlay code
Reconfiguring a lot where creating additional lots within a medium or high bushfire hazard area or bushfire hazard area buffer as identified on a Bushfire Hazard Overlay Map.	No change	• Bushfire hazard overlay code

ASSESSMENT CRITERIA FOR OVERLAYS		
Development subject to overlay ¹¹	Level of assessment	Assessment criteria ¹²
Building work not associated with a material change of use, other than <i>minor building work</i> , if within a medium or high bushfire hazard area or bushfire hazard area buffer as identified on a Bushfire Hazard Overlay Map.	No change	• Bushfire hazard overlay code
Coastal protection overlay – where within a coastal protection area		
Material change of use if:- (a) within a coastal protection area as identified on a Coastal Protection Overlay Map; and (b) involving the following:- (i) the construction of a new building or structure; or (ii) an increase in the <i>gross floor area</i> of an existing building or structure.	No change	• Coastal protection overlay code
Reconfiguring a lot if within a coastal protection area as identified on a Coastal Protection Overlay Map.	No change	• Coastal protection overlay code
Operational work if:- (a) within a coastal protection area as identified on a Coastal Protection Overlay Map; and (b) involving tidal work or other work as identified in Schedule 3, Part 1, Table 4, Item 5 of the Regulation.	No change	• Coastal protection overlay code
Building work if:- (a) within a coastal protection area as identified on a Coastal Protection Overlay Map; and (b) involving the following:- (i) a <i>dwelling house</i> ; or (ii) the construction of a new building or structure; or (iii) an increase in the <i>gross floor area</i> of an existing building or structure; except where the following:- (c) an acceptable temporary, relocatable or expendable structure for safety and recreational purposes ¹³ ; or (d) an extension to an existing building or structure that is landward of the seaward alignment of the existing building or structure.	No change	• Coastal protection overlay code
Extractive resources overlay – if within a resource/processing area		
Material change of use , other than in an existing building, if:- (a) within a <i>resource/processing area</i> as identified on an Extractive Resources Overlay Map; and (b) involving any of the following:- (i) a use in the residential activity group, other than a <i>dwelling house</i> ; (ii) a use in the <i>business activity group</i> , other than a <i>home based business</i> ; (iii) a use in the <i>industrial activity group</i> , other than an <i>extractive industry</i> ; (iv) a use in the <i>community activity group</i> ; (v) a use in the <i>sport and recreation activity group</i> ; (vi) a use in the <i>rural activity group</i> being <i>intensive animal industry</i> or <i>winery</i> ; or (vii) a use in the <i>other activity group</i> .	No change	• Extractive resources overlay code
Reconfiguring a lot if within a <i>resource/processing area</i> as identified on an Extractive Resource Areas Overlay Map.	No change	• Extractive resources overlay code
Extractive resources overlay – if within a separation area for a resource/processing area		
Material change of use , other than in an existing building, if:- (a) within a separation area for a <i>resource/processing area</i> as identified on an Extractive Resources Overlay Map; and (b) involving any the following:- (i) a use in the <i>residential activity group</i> , other than a caretaker's residence associated with an <i>extractive industry</i> or a <i>dwelling house</i> ; (ii) a use in the <i>business activity group</i> , other than a <i>home based business</i> ; (iii) a use in the <i>industrial activity group</i> ; (iv) a use in the <i>community activity group</i> ;	No change	• Extractive resources overlay code

¹³ Note—acceptable temporary, relocatable or expendable structures for safety of recreational purposes include:-

- picnic tables, barbecues, coastal trails and bikeways that are considered to be expendable when threatened by erosion; and
- specially designed portable or demountable towers, equipment sheds, lookouts, shelter sheds, decks and pergolas that are unattached and non-permanent structures capable of being easily and quickly removed when threatened by erosion.

ASSESSMENT CRITERIA FOR OVERLAYS		
Development subject to overlay ¹⁴	Level of assessment	Assessment criteria ¹²
(v) a use in the <i>sport and recreation activity group</i> ; (vi) a use in the <i>rural activity group</i> being <i>intensive animal industry</i> or <i>winery</i> ; or (vii) a use in the <i>other activity group</i> other than a landfill or refuse transfer station (<i>utility installation</i>).		
Reconfiguring a lot if within a separation area for a <i>resource/processing area</i> as identified on an Extractive Resources Overlay Map.	No change	<ul style="list-style-type: none"> Extractive resources overlay code
Extractive resources overlay – if within a transport route separation area		
Material change of use , other than in an existing building, if:- (a) within a <i>transport route</i> separation area as identified on an Extractive Resources Overlay Map; and (b) involving a <i>sensitive land use</i> .	No change	<ul style="list-style-type: none"> Extractive resources overlay code
Reconfiguring a lot if within a <i>transport route</i> separation area as identified on an Extractive Resources Overlay Map.	No change	<ul style="list-style-type: none"> Extractive resources overlay code
Operational work if:- (a) within a <i>transport route</i> separation area as identified on an Extractive Resources Overlay Map; and (b) associated with the creation of, or upgrade to, a vehicular access point to the <i>transport route</i> .	No change	<ul style="list-style-type: none"> Extractive resources overlay code
Flood hazard overlay¹⁴		
Material change of use , other than in an existing building, if within a flood and inundation area as identified on a Flood Hazard Overlay Map.	Code assessable if for one of the following uses and provisionally made self assessable by another table of assessment:- (a) <i>low impact industry</i> ; (b) <i>rural industry</i> ; (c) <i>service industry</i> ; (d) <i>transport depot</i> ; or (e) <i>warehouse</i> .	<ul style="list-style-type: none"> Flood hazard overlay code
	No change if not otherwise specified above.	<ul style="list-style-type: none"> Flood hazard overlay code
Reconfiguring a lot if within a flood and inundation area as identified on a Flood Hazard Overlay Map.	No change	<ul style="list-style-type: none"> Flood hazard overlay code
Operational work if:- (a) within a flood and inundation area as identified on a Flood Hazard Overlay Map; and (b) involving:- (i) any physical alteration to a <i>waterway</i> or floodway, including <i>vegetation clearing</i> ; or (ii) filling cumulatively exceeding 50m ³ .	Code assessable if:- (a) involving <i>filling or excavation</i> ; and (b) provisionally made exempt by the table of assessment in Section 5.8 (Levels of assessment – operational work); other than:- (c) where on <i>Council</i> owned or controlled land; and (d) undertaken by or on behalf of the <i>Council</i> .	<ul style="list-style-type: none"> Flood hazard overlay code
	No change if not otherwise specified above.	<ul style="list-style-type: none"> Flood hazard overlay code
Building work not associated with a material change of use, other than <i>minor building work</i> , if within a flood and inundation area as identified on a Flood Hazard Overlay Map.	No change	<ul style="list-style-type: none"> Flood hazard overlay code
Height of buildings and structures overlay		
Material change of use if:- (a) exceeding the maximum height specified for the <i>site</i> on the applicable Height of Buildings and Structures	Impact assessable	<ul style="list-style-type: none"> The planning scheme

¹⁴ Note—the flood hazard overlay identifies areas where flood and storm tide modelling has been undertaken by the *Council*. Other areas not identified by the flood hazard overlay may also be subject to the *defined flood event (DFE)* or *defined storm tide event (DSTE)*. Development occurring in such areas will also be assessable against the Flood hazard overlay code.

ASSESSMENT CRITERIA FOR OVERLAYS		
Development subject to overlay ¹¹	Level of assessment	Assessment criteria ¹²
Overlay Map; and (b) for a use or purpose other than:- (i) erecting a structure for a telecommunications tower in the:- (A) Rural zone; (B) Principal centre zone; (C) Major centre zone; (D) District centre zone (E) Specialised centre zone; (F) Low impact industry zone; (G) Medium impact industry zone; (H) High impact industry zone; (ii) erecting a structure for an industrial use in the:- (A) Medium impact industry zone; or (B) High impact industry zone; or (iii) erecting a structure for a sport and recreation use in the:- (A) Sport and recreation zone; or (B) Open space zone; (iv) erecting a structure for an <i>extractive industry</i> or <i>rural industry</i> in the Rural zone; or (v) erecting a structure for a <i>tourist attraction</i> in the Tourism zone in Precinct TOU2 (Aussie World).		
Material change of use if:- (a) not exceeding the maximum height specified on the applicable Height of Buildings and Structures Overlay Map; and (b) for a use other than a <i>dual occupancy</i> or <i>dwelling house</i> .	No change	<ul style="list-style-type: none"> Height of buildings and structures overlay code
Building work not associated with a material change of use if exceeding the maximum height specified for the <i>site</i> on the applicable Height of Buildings and Structures Overlay Map.	Impact assessable	<ul style="list-style-type: none"> The planning scheme
Heritage and character areas overlay – where involving or adjoining a heritage place		
Material change of use if involving a <i>local heritage place</i> as identified on a Heritage and Character Areas Overlay Map.	Code assessable if the change of use:- (a) will not involve the demolition, relocation or removal of a heritage place; and (b) is provisionally made exempt or self assessable by a table of assessment for material change of use.	<ul style="list-style-type: none"> Heritage and character areas overlay code
	Impact assessable if the change of use will result in building work involving demolition, relocation or removal of a heritage place.	<ul style="list-style-type: none"> The planning scheme
	No change if not otherwise specified above.	<ul style="list-style-type: none"> Heritage and character areas overlay code
Reconfiguring a lot if:- (a) involving a <i>local heritage place</i> as identified on a Heritage and Character Areas Overlay Map; or (b) on a lot or premises adjoining a <i>State heritage place</i> or <i>local heritage place</i> as identified on a Heritage and Character Areas Overlay Map.	No change	<ul style="list-style-type: none"> Heritage and character areas overlay code
Building work not associated with a material change of use if involving a <i>local heritage place</i> as identified on a Heritage and Character Areas Overlay Map.	Code assessable if the building work does not involve the demolition, relocation or removal of a heritage place.	<ul style="list-style-type: none"> Heritage and character areas overlay code
	Impact assessable if the building work involves the demolition,	<ul style="list-style-type: none"> The planning scheme

ASSESSMENT CRITERIA FOR OVERLAYS		
Development subject to overlay ¹¹	Level of assessment	Assessment criteria ¹²
	relocation or removal of a heritage place.	
Operational work involving filling or excavation exceeding 50m³ if on a <i>local heritage place</i> as identified on a Heritage and Character Areas Overlay Map.	No change	<ul style="list-style-type: none"> Heritage and character areas overlay code
Operational work involving placing an advertising device on premises if involving a <i>local heritage place</i> as identified on a Heritage and Character Areas Overlay Map.	Code assessable if the operational work is provisionally made self assessable by the applicable table of assessment for operational work.	<ul style="list-style-type: none"> Heritage and character areas overlay code
	No change if not otherwise specified above.	<ul style="list-style-type: none"> Heritage and character areas overlay code
Operational work involving vegetation clearing if on a <i>local heritage place</i> or a <i>State heritage place</i> identified on a Heritage and Character Areas Overlay Map.	No change	<ul style="list-style-type: none"> Heritage and character areas overlay code
Heritage and character areas overlay – where within a neighbourhood character area		
Material change of use if within a neighbourhood character area as identified on a Heritage and Character Areas Overlay Map.	Code assessable if the change of use:- (a) will not involve the demolition, relocation or removal of a <i>character building</i> ; and (b) is provisionally made exempt or self assessable by the applicable table of assessment for material change of use.	<ul style="list-style-type: none"> Heritage and character areas overlay code
	Impact assessable if the change of use will result in building work involving demolition, relocation or removal of a <i>character building</i> .	<ul style="list-style-type: none"> The planning scheme
	No change if not otherwise specified above.	<ul style="list-style-type: none"> Heritage and character areas overlay code
Reconfiguring a lot if within a neighbourhood character area as identified on a Heritage and Character Areas Overlay Map.	No change	<ul style="list-style-type: none"> Heritage and character areas overlay code
Building work not associated with a material change of use if:- (a) within a neighbourhood character area as identified on a Heritage and Character Areas Overlay Map; and (b) involving any of the following external building work to a <i>character building</i> :- (i) extensions forward of the existing front building alignment; (ii) extensions not forward of the existing front building alignment having a <i>gross floor area</i> exceeding 10m ² ; (iii) enclosing a front verandah; (iv) a change of external building material or cladding to the front or side elevation; or (v) a change of window placement or window design in the front facade.	Code assessable	<ul style="list-style-type: none"> Heritage and character areas overlay code
Building work not associated with a material change of use if:- (a) within a neighbourhood character area as identified on a Heritage and Character Areas Overlay Map; and (b) involving the demolition, relocation or removal of a <i>character building</i> .	Impact assessable	<ul style="list-style-type: none"> The planning scheme
Operational work involving filling or excavation exceeding 50m³ if within a neighbourhood character area as identified on a Heritage and Character Areas Overlay	No change	<ul style="list-style-type: none"> Heritage and character areas overlay code

ASSESSMENT CRITERIA FOR OVERLAYS		
Development subject to overlay ¹¹	Level of assessment	Assessment criteria ¹²
Map.		
Operational work involving placing an advertising device on premises if within a character area as identified on a Heritage and Character Areas Overlay Map.	Code assessable if the operational work is provisionally made self assessable by the applicable table of assessment for operational work.	• Heritage and character areas overlay code
	No change if not otherwise specified above.	• Heritage and character areas overlay code
Landslide hazard and steep land overlay		
Material change of use other than in an existing building if:- (a) on <i>steep land</i> or a landslide hazard area as identified on a Landslide Hazard and Steep Land Overlay Map; and (b) for a use other than animal husbandry or cropping.	No change	• Landslide hazard and steep land overlay code
Reconfiguring a lot if on <i>steep land</i> or a landslide hazard area as identified on a Landslide Hazard and Steep Land Overlay Map.	No change	• Landslide hazard and steep land overlay code
Operational work associated with material change of use or reconfiguring a lot if:- (a) on <i>steep land</i> or a landslide hazard area as identified on a Landslide Hazard and Steep Land Overlay Map; and (b) involving:- (i) earthworks exceeding 50m ³ (other than the placement of topsoil); (ii) <i>vegetation clearing</i> ; or (iii) redirecting the existing flow of surface or ground water.	No change	• Landslide hazard and steep land overlay code
Operational work involving filling or excavation not associated with a material change of use or reconfiguring a lot if :- (a) on <i>steep land</i> or a landslide hazard area as identified on a Landslide Hazard and Steep Land Overlay Map; and (b) involving:- (i) earthworks exceeding 50m ³ (other than the placement of topsoil); or (ii) redirecting the existing flow of surface or ground water.	Code assessable if:- (a) provisionally made exempt by the table of assessment in Section 5.8 (Levels of assessment – operational work); other than:- (b) where on <i>Council</i> owned or controlled land; and (c) undertaken by or on behalf of the <i>Council</i> .	• Landslide hazard and steep land overlay code
	No change if not otherwise specified above.	• Landslide hazard and steep land overlay code
Operational work involving vegetation clearing not associated with a material change of use or reconfiguring a lot if on <i>steep land</i> or a landslide hazard area as identified on a Landslide Hazard and Steep Land Overlay Map.	No change	• Landslide hazard and steep land overlay code
Building work not associated with a material change of use, other than minor building work , if on <i>steep land</i> or a landslide hazard area as identified on a Landslide Hazard and Steep Land Overlay Map.	No change	• Landslide hazard and steep land overlay code
Regional infrastructure overlay – where within the gas pipeline corridor and buffer or water supply pipeline and buffer		
Material change of use, other than in an existing building, if:- (a) within the gas pipeline corridor and buffer or water supply pipeline and buffer as identified on a Regional Infrastructure Overlay Map; and (b) involving any of the following:- (i) a use in the <i>residential activity group</i> , other than a <i>dual occupancy</i> or <i>dwelling house</i> ; (ii) a use in the <i>business activity group</i> ;	No change	• Regional infrastructure overlay code

ASSESSMENT CRITERIA FOR OVERLAYS		
Development subject to overlay ¹¹	Level of assessment	Assessment criteria ¹²
(iii) a use in the <i>industrial activity group</i> ; (iv) a use in the <i>community activity group</i> ; (v) a use in the <i>sport and recreation activity group</i> ; (vi) a use in the <i>rural activity group</i> , other than <i>animal husbandry, cropping or roadside stall</i> ; or (vii) a use in the <i>other activity group</i> .		
Reconfiguring a lot if:- (a) within the gas pipeline corridor and buffer or water supply pipeline and buffer as identified on a Regional Infrastructure Overlay Map; and (b) increasing the number of lots.	No change	• Regional infrastructure overlay code
Operational work associated with reconfiguring a lot if within the gas pipeline corridor and buffer or water supply pipeline and buffer as identified on a Regional Infrastructure Overlay Map.	No change	• Regional infrastructure overlay code
Operational work involving filling or excavation not associated with a material change of use or reconfiguring a lot if within the gas pipeline corridor and buffer or water supply pipeline buffer as identified on a Regional Infrastructure Overlay Map.	No change	• Regional infrastructure overlay code
Regional infrastructure overlay – where within the high voltage electricity transmission line and buffer		
Material change of use , other than in an existing building, if:- (a) within the high voltage electricity transmission line and buffer as identified on a Regional Infrastructure Overlay Map; and (b) involving any of the following:- (i) a use in the <i>residential activity group</i> , other than a <i>dual occupancy or dwelling house</i> ; (ii) a use in the <i>business activity group</i> ; (iii) a use in the <i>industrial activity group</i> ; (iv) a use in the <i>community activity group</i> ; (v) a use in the <i>sport and recreation activity group</i> ; (vi) a use in the <i>rural activity group</i> , other than <i>animal husbandry, cropping or roadside stall</i> ; or (vii) a use in the <i>other activity group</i> , other than <i>major electricity infrastructure</i> .	No change	• Regional infrastructure overlay code
Reconfiguring a lot if:- (a) within the high voltage electricity transmission line and buffer as identified on a Regional Infrastructure Overlay Map; and (b) increasing the number of lots.	No change	• Regional infrastructure overlay code
Operational work associated with reconfiguring a lot if within the high voltage electricity transmission line and buffer as identified on a Regional Infrastructure Overlay Map.	No change	• Regional infrastructure overlay code
Operational work involving filling or excavation not associated with a material change of use or reconfiguring a lot if:- (a) within the high voltage electricity transmission line and buffer as identified on a Regional Infrastructure Overlay Map; and (b) involving:- (i) excavating 100m ³ or more of material; or (ii) filling land with 500m ³ or more of material with an average depth of 0.5 metres or greater.	No change	• Regional infrastructure overlay code
Regional infrastructure overlay – where within the sewage treatment plant and buffer		
Material change of use , other than in an existing building, if:- (a) within the wastewater treatment plant and buffer as identified on a Regional Infrastructure Overlay Map; and (b) involving any of the following:- (i) a use in the <i>residential activity group</i> , other than a <i>dual occupancy or dwelling house</i> ; (ii) a use in the <i>business activity group</i> ; (iii) a use in the <i>community activity group</i> , except for <i>cemetery</i> ; or (iv) a use in the <i>sport and recreation activity group</i> .	No change	• Regional infrastructure overlay code
Reconfiguring a lot if:- (a) within the wastewater treatment plant and buffer as	No change	• Regional infrastructure overlay

ASSESSMENT CRITERIA FOR OVERLAYS		
Development subject to overlay ¹¹	Level of assessment	Assessment criteria ¹²
identified on a Regional Infrastructure Overlay Map; and (b) increasing the number of residential lots.		code
Regional infrastructure overlay – where within the major road corridor and buffer, railway corridor and buffer or dedicated transit corridor and buffer		
Material change of use if:- (a) within the major road corridor and buffer, railway corridor and buffer or dedicated transit corridor and buffer as identified on a Regional Infrastructure Overlay Map; and (b) involving a <i>sensitive land use</i> , other than a <i>dual occupancy</i> or <i>dwelling house</i> .	No change	• Regional infrastructure overlay code
Reconfiguring a lot if:- (a) within the major road corridor and buffer, railway corridor and buffer or dedicated transit corridor and buffer as identified on a Regional Infrastructure Overlay Map; and (b) increasing the number of <i>sensitive land use</i> development lots.	No change	• Regional infrastructure overlay code
Scenic amenity overlay		
Material change of use , other than in an existing building, if:- (a) in an area subject to the scenic amenity overlay as identified on a Scenic Amenity Overlay Map; and (b) involving any use, other than <i>animal husbandry</i> , <i>cropping</i> , <i>dual occupancy</i> , <i>dwelling house</i> , <i>roadside stall</i> and <i>wholesale nursery</i> .	No change	• Scenic amenity overlay code
Reconfiguring a lot if on land subject to the scenic amenity overlay as identified on a Scenic Amenity Overlay Map.	No change	• Scenic amenity overlay code
Operational work involving filling or excavation if:- (a) on land subject to the scenic amenity overlay as identified on a Scenic Amenity Overlay Map; and (b) involving earthworks exceeding 100m ³ .	No change	• Scenic amenity overlay code
Operational work involving placing an advertising device on premises if on land subject to the Scenic amenity overlay as identified on a Scenic Amenity Overlay Map.	No change	• Scenic amenity overlay code
Operational work involving vegetation clearing not associated with a material change of use or reconfiguring a lot if on land subject to the Scenic amenity overlay as identified on a Scenic Amenity Overlay Map.	No change	• Scenic amenity overlay code
Water resource catchments overlay		
Material change of use if:- (a) within a <i>water resource catchment area</i> as identified on a Water Resource Catchments Overlay Map; (b) involving any use other than <i>dual occupancy</i> or <i>dwelling house</i> ; and (c) involving any of the following:- (i) the establishment, expansion or upgrading of an on-site wastewater treatment system; or (ii) an increase in the number of people living or working on the <i>site</i> .	No change	• Water resource catchments overlay code
Reconfiguring a lot if:- (a) within a <i>water resource catchment area</i> as identified on a Water Resource Catchments Overlay Map; and (b) increasing the number of lots.	No change	• Water resource catchments overlay code
Operational work involving filling or excavation not associated with a material change of use or reconfiguring a lot if:- (a) within a <i>water resource catchment area</i> as identified on a Water Resource Catchments Overlay Map; and (b) involving the following:- (i) excavating 100m ³ or more of material; or (ii) filling land with 500m ³ or more of material with an average depth of 0.5 metres or greater.	No change	• Water resource catchments overlay code
Operational work involving vegetation clearing not associated with a material change of use or reconfiguring a lot if within a <i>water resource catchment area</i> as identified on a Water Resource Catchments Overlay Map.	No change	• Water resource catchments overlay code

7.2.5 Buderim local plan code

7.2.5.1 Application

This code applies to assessable development:-

- (a) within the Buderim local plan area as shown on Map ZM32 contained within **Schedule 2 (Mapping)**; and
- (b) identified as requiring assessment against the Buderim local plan code by the tables of assessment in **Part 5 (Tables of assessment)**.

7.2.5.2 Context and setting

This section is extrinsic material under section 15 of the *Statutory Instruments Act 1992* and is intended to assist in the interpretation of the Buderim local plan code.

The Buderim local plan area is located centrally in the eastern part of the Sunshine Coast and has a land area of approximately 2,775 hectares. The local plan area includes the large number of neighbourhoods which are collectively known as Buderim as well as the neighbourhoods of Mountain Creek and Glenfields.

The local plan area includes the Buderim Plateau and surrounding escarpment and foothill areas. Buderim plateau is of volcanic origin and comprises planated basalt lava flows underlain by weak beds of tertiary sediments and deeply weathered older rocks.

Whilst much of the plateau and the northern and eastern escarpment areas have been developed, the west and south-western escarpment areas are far less urbanised.

The undeveloped parts of the Buderim Plateau are a defining feature of Buderim's 'green' appearance and make a significant contribution to the character of Buderim as well as other surrounding local plan areas by providing a vegetated backdrop within the coastal urban setting.

The plateau itself is located approximately 150 metres above sea level and this elevated position provides a temperate local climate and provides many areas with panoramic views to the coast and hinterland.

Buderim has a number of environmental reserves including Buderim Forest Park, the Eric Joseph Foote War Memorial Sanctuary, Eggmolesse Environmental Reserve and the Rocky Creek Conservation Reserve. Martins Creek, Rocky Creek and Mountain Creek are the major waterways in the local plan area. A mosaic of ancient rainforest and other remnant vegetation remains within waterway corridors, open space reserves and on some of the undeveloped and steeper parts of the escarpment. These areas provide contrast and relief to the urban landscape.

Buderim Town Centre, located in the south-western part of the local plan area, is the commercial and community hub of Buderim Mountain and the major centre for the local plan area. Based on a traditional main-street layout it displays a fine grain built form and urban village character with Poinciana lined streetscapes and vibrant and active uses. The local community has a strong affinity with this town centre and the diversity and richness of the retail, business and community services that it offers.

Smaller convenience centres are located at North Buderim, Mountain Creek and in several other locations in the local plan area.

The local plan area accommodates a number of important community facilities that have sub- regional significance. These include the Sunshine Coast Private Hospital, the Sunshine Coast Institute of TAFE and the major refuse recovery facility for the central Sunshine Coast.

The local plan area also includes a large number of other community and recreation facilities including the Buderim War Memorial Hall, eight primary and secondary schools, the Ballinger Road Sports Centre, Headland Park Golf Course and the Buderim Cricket and Croquet Clubs.

Buderim has a rich heritage with a number of buildings, places and streets displaying elements of important cultural or character significance. Those of particular note include Pioneer Cottage, the avenue of fig trees in Wirreanda Park, properties in the vicinity of Gloucester Road and remaining parts of the Buderim to Palmwoods Tramway.

Burnett Street, King Street, Mooloolaba Road, Crosby Hill Road, Ballinger Road, Dixon Road and Jones Road are the major roads traversing the local plan area. Urban zoned land within the local plan area is connected or has the ability to be connected to reticulated water and sewerage.

Despite the geographically large size of the Buderim local plan area and the significant number of neighbourhoods that it incorporates, residents are attracted to its village character and atmosphere. The Buderim community enjoys a quiet, relaxed lifestyle where a generally low intensity urban landscape and interweaving of large open spaces and natural landscape elements are key features.

7.2.5.3 Purpose and overall outcomes

- (1) The purpose of the Buderim local plan code is to provide locally relevant planning provisions for the assessment of development within the Buderim local plan area.
- (2) The purpose of the Buderim local plan code will be achieved through the following overall outcomes:-
 - (a) The Buderim local plan area is a mature coastal urban area comprising a number of residential neighbourhoods set within a mosaic of remnant *vegetation* and open space parks and reserves.
 - (b) Urban and rural residential development within the Buderim local plan area is limited to land within the urban and rural residential growth management boundaries respectively so as to protect the undeveloped parts of the Buderim escarpment, avoid land otherwise substantially constrained to development and provide for the efficient provision of *infrastructure* and services.
 - (c) Development is low rise and of a scale and intensity that is generally less than other parts of the central Sunshine Coast.
 - (d) The local plan area, and in particular the Buderim Town Centre and adjoining land, has a village character and atmosphere.
 - (e) The Buderim Town Centre is retained as a district activity centre offering a wide range of retail, commercial and community activities to meet the needs of the Buderim community.
 - (f) Development within the District centre zone and adjoining land included in the Community facilities zone continues the traditional main street character of Burnett Street. No new large floor plate retail uses are intended to be established so as to protect the fine grain built form and *streetscape* character of Burnett Street.
 - (g) Mountain Creek Local Centre is a local (full service) activity centre and provides a wide range of convenience based retail, commercial and community uses to meet the needs of the Mountain Creek neighbourhood catchment which is further removed from Buderim Town Centre compared with other local centres within the local plan area.
 - (h) North Buderim Local Centre and other smaller local centres are retained as local (not full service) activity centres providing for the basic convenience needs of residents.
 - (i) Whilst opportunities exist for the expansion and enhancement of business functions within the different centres in the local plan area, residents continue to rely upon Maroochydore, Nambour, Kawana Waters or Sippy Downs to fulfil their higher order business and industry needs.
 - (j) Development within the Low density residential zone and Medium density residential zone occurs in an integrated manner and creates walkable neighbourhoods with good pedestrian and cycle connectivity to local centres, community facilities and open space.
 - (k) Lot sizes for *dwelling houses* are large compared with other parts of the coastal urban area and allow for houses to be set within generous landscaped grounds so as to retain the prevailing low density character and amenity of the local plan area.
 - (l) Development on lots fronting the southern end of Gloucester Road preserves the established large lot size and *frontage setbacks* that are a characteristic of this area.

- (m) Development in the Medium density residential zone provides for a mix of residential housing types with *dwelling*s that are generally of a domestic scale or are provided in small groups so as to reduce the perceived scale and mass of development.
- (n) Development of the greenfield *site* located in the northern part of the local plan area and included in the Emerging community zone provides for an integrated residential development which appropriately addresses the constraints of the land and in particular minimises the visual impact of development on the prominent northern Buderim escarpment. A development solution involving small precincts of development set within a rehabilitated landscape setting is the preferred outcome.
- (o) The significant environmental values and scenic quality of Buderim Forest Park, Eric Joseph Foote War Memorial Sanctuary and the Rocky Creek Conservation Reserve and other local environmental parks and reserves are protected and enhanced.
- (p) Views from *public open space* to important landscape features such as beaches and the Glass House Mountains are retained.
- (q) Development provides for the protection of remnants of the Buderim to Palmwoods Tramway and the extension of public pedestrian access along the former tramway route.

7.2.5.4 Assessment criteria

Table 7.2.5.4.1 Criteria for assessable development

Performance Outcomes		Acceptable Outcomes	
<i>Development in the Buderim Local Plan Area Generally (All Zones)</i>			
PO1	Development provides for the retention and enhancement of individual buildings, sites, places and historical landmarks that contribute to the character and identity of Buderim as a place with close associations with the past.	AO1.1	Development provides for the retention and/or adaptive reuse, with limited modification, of buildings which have cultural heritage significance. Editor's Note—Section 8.2.9 (Heritage and character areas overlay code) sets out requirements for development on heritage places and in character areas.
		AO1.2	Development provides for the retention of historical landmarks, memorials and monuments.
PO2	Development provides for the retention of remnants of the Buderim to Palmwoods Tramway and the extension of public pedestrian access along the former tramway route via dedication of land or public easement.	AO2	No acceptable outcome provided.
PO3	Development provides for buildings, structures and landscaping that are consistent with and reflect the village character of Buderim and integrate with the natural landscape and skyline <i>vegetation</i> in terms of scale, siting, form, composition and use of materials.	AO3.1	Development provides for building design which incorporates a mix of lightweight and textured external building materials, including timber finishes or masonry construction with variation provided in texture and detailing.
		AO3.2	Development provides for buildings and structures which incorporate roof forms that are consistent with the traditional Queensland style including gable, hip, pitched or multiple gable roof forms.
		AO3.3	Development uses understated colour schemes and low-reflective roofing and cladding materials.
		AO3.4	Development provides for existing mature trees to be retained and incorporated into the development design.

Performance Outcomes		Acceptable Outcomes	
PO7	Development in the District centre zone and Local centre zone supports the role and function of:- (a) Buderim Town Centre as a small district activity centre; (b) Mountain Creek Local Centre as a local (full service) activity centre; and (c) other local centres as local (not full service) activity centres.	AO7	No acceptable outcome provided.
PO8	Development in the District centre zone and Local centre zone incorporates uses that are of a scale which is compatible with and reinforces the village character of Buderim.	AO8	No acceptable outcome provided.
PO9	Development in the District centre zone:- (a) is sympathetic to the village character of Buderim; (b) addresses the street; (c) complements the traditional built form and <i>streetscape</i> of Buderim; and (d) provides integrated and functional parking and access arrangements that do not dominate the street.	AO9	Development in the District centre zone:- (a) provides for Burnett Street to be maintained as a wide, attractive and pedestrian friendly main street; (b) respects the layout, scale (including height and <i>setback</i>) and character of development on adjoining sites; (c) provides <i>primary active street frontages</i> built to the boundary where identified on Figure 7.2.5A (Buderim local plan elements) ; (d) provides for any residential uses to be effectively integrated with business uses; (e) provides all weather protection in the form of continuous cantilevered awnings and/or light verandah structures with decorative non-load bearing posts over footpath areas with mature or semi-mature shade trees planted along the <i>site frontage</i> adjacent to the kerbside; (f) incorporates building openings and windows overlooking the street with vertical lines and rhythm; (g) ensures that signage is integrated with buildings; (h) includes provision of landscaping, shaded seating and consistent and simple paving materials on footpaths; and (i) provides for on-site car parking at the rear or to one side of the development.
PO10	Development does not provide for the establishment of any additional large floor plate retail uses.	AO10	No acceptable outcome provided.
PO11	Development for a <i>food and drink outlet</i> does not:- (a) provide for the establishment of a <i>high volume convenience restaurant</i> ; or (b) incorporate a <i>drive-through facility</i> .	AO11	No acceptable outcome provided.
Development in the Low Density Residential Zone			
PO12	Development for reconfiguring a lot in the Low density residential zone provides for comparatively large lot sizes that maintain the low density character and amenity of neighbourhoods.	AO12	Development in the Low density residential zone provides for conventional residential lots which are a minimum of 700m ² in area.

Performance Outcomes		Acceptable Outcomes	
PO13	Development maintains the integrity of the large, established residential properties adjacent to the southern part of Gloucester Road that are characterised by buildings set back from street boundaries and surrounded by generous landscaped grounds.	AO13	Development in the Low density residential zone in Precinct BUD LPP-1 (Gloucester Road South) where identified on Local Plan Map LPM32 :- (a) does not provide for the creation of any additional lots; (b) provides for all buildings and structures to be set back at least 10 metres from Gloucester Road; and (c) blends development into the landscape so as to retain the integrity of the open <i>streetscape</i> in this part of Buderim.
Development in the Emerging Community Zone (Lot 46 C31729, Endota Street)			
PO14	Development in the Emerging community zone on Lot 46 C31729, situated at Endota Street, Buderim:- (a) provides for an integrated development outcome over the whole of the <i>site</i> ; (b) minimises the visual impact of development on the Buderim escarpment; (c) preserves native <i>vegetation</i> areas and escarpment areas as undeveloped land; (d) restores escarpment areas which have previously been subject to vegetation clearing; (e) includes native <i>vegetation</i> areas and escarpment areas in <i>public open space</i> or another appropriate form of protective tenure; (f) provides for low intensity development only at a maximum density of 4 <i>equivalent dwellings</i> per hectare; and (g) provides for development to be clustered or otherwise configured in a manner that minimises the need for <i>vegetation clearing</i> or landform modification and blends development into the landscape such that there is only minimal exposure of built form elements when the <i>site</i> is viewed from other local plan areas.	AO14	No acceptable outcome provided.

7.2.6 Caloundra local plan code

7.2.6.1 Application

This code applies to assessable development:-

- (a) within the Caloundra local plan area as shown on Map ZM45 contained within **Schedule 2 (Mapping)**; and
- (b) identified as requiring assessment against the Caloundra local plan code by the tables of assessment in **Part 5 (Tables of assessment)**.

7.2.6.2 Context and setting

This section is extrinsic material under section 15 of the *Statutory Instruments Act 1992* and is intended to assist in the interpretation of the Caloundra local plan code.

The Caloundra local plan area is located in the south-eastern part of the Sunshine Coast and has a land area of approximately 1,251 hectares.

The local plan area includes the Caloundra Town Centre and the beachside neighbourhoods of Caloundra, Kings Beach, Shelly Beach, Moffat Beach, Dicky Beach, Battery Hill and part of Currimundi.

The local plan area is characterised by its beachside setting and frontage to the Pumicestone Passage as well as the spectacular coastal and hinterland views that are available from headlands and other elevated parts of the local plan area.

The northern part of the local plan area is located on a dune and sand plain system. The rocky headlands of Moffat Beach and Caloundra Headland are the dominant landscape features in the central part of the local plan area. The western part of the local plan area is characterised by relatively flat terrain that rises up to the west, north and east.

Currimundi Lake, Bunbubah Creek, Coondibah Lagoon, Pumicestone Creek and Tooway Creek are the main waterways traversing the local plan area and are important environmental, recreation and local character elements.

Whilst the natural landscape of the local plan area has been substantially altered over time to accommodate urban development, pockets of remnant vegetation remain in the foreshore and creekside open space system including on the land which accommodates the Currimundi Conservation Centre and George Watson Park at Moffat Head. Ben Bennett Botanical Park is a noteworthy conservation reserve.

The Caloundra Town Centre, located in the southern part of the local plan area, is a major regional activity centre and the dominant centre for the southern part of the Sunshine Coast. The Caloundra Town Centre provides a comprehensive range of centre based activities and is a major employment destination. It incorporates the traditional main street of Bulcock Street and adjoining areas to the north as well as the area north and south of Bowman Road. Smaller convenience centres are located at Currimundi (on Buderim Street), Moffat Beach and Dicky Beach.

The Caloundra West Industrial Estate, located in the western part of the local plan area, is a major industrial estate accommodating a range of predominantly service and transport related industries. Caloundra Aerodrome located immediately opposite the Caloundra West Industrial Estate, provides general aviation services and related business and industrial activities. The Moffat Beach Business Park is a smaller industrial area located centrally within the local plan area that caters for low impact industrial and compatible business activities.

The local plan area accommodates a full range of residential settings from traditional low density neighbourhoods comprised predominantly of dwelling houses to high density residential and tourist accommodation areas comprised of multi storey apartment buildings. Kings Beach and Bulcock Beach offer the most intensive residential accommodation and are a major focus for visitor accommodation. At Shelly Beach and Moffat Beach small pockets of beachside character housing remain. The traditional beachside housing areas of Shelly Beach and Moffat Beach are characterised by larger lots, despite the fact that some smaller lots exist within the areas a result of historical subdivision decisions that are not now supported. This planning scheme sets out how the character of this area is determined by its future and not how the past determines its future.

The local plan area also accommodates a large range of civic, community, sport and recreation activities including the Caloundra Courthouse, Caloundra Hospital, Caloundra Private Hospital, emergency services, the Events Centre, Caloundra office of the Sunshine Coast Council, Sunshine Coast Institute of TAFE, nine public and private schools, Caloundra Library, Caloundra Community Centre, Central Park, Roy Henzell Park, Russell Barker Memorial Park, Grahame Stewart Park, Caloundra Golf Club, Currimundi Recreation Camp and the Caloundra Cemetery.

Vehicle access is predominantly via Caloundra Road from the west and the Nicklin Way from the north. A new northern access road is proposed from Nicklin Way via Queen Street and Ulm Street into the Caloundra Town Centre. Other major roads in the local plan area include Buderim Street, Beerburrum Street, Buccleugh Street, Tooway Parade, George Street, Regent Street and Bowman Road.

The Caloundra Bus interchange in Cooma Terrace currently caters for local and long distance bus services and links to the North Coast Rail Line. The proposed Dedicated Public Transport Corridor (CAMCOS) runs along the eastern side of the Caloundra Aerodrome with a proposed transit station planned for the area south of Caloundra Road.

Urban zoned land within the local plan area is connected, or has the ability to be connected, to reticulated water and sewerage.

7.2.6.3 Purpose and overall outcomes

- (1) The purpose of the Caloundra local plan code is to provide locally relevant planning provisions for the assessment of development within the Caloundra local plan area.
- (2) The purpose of the Caloundra local plan code will be achieved through the following overall outcomes:-
 - (a) The Caloundra local plan area is a mature and complex coastal urban area incorporating a diverse range of uses and activities that support the consolidation and development of Caloundra Town Centre and the adjoining Kings Beach and Bulcock Beach tourism focus areas, whilst maintaining the predominantly low density character of the traditional beachside suburbs and neighbourhoods of Moffat Beach, Dicky Beach, Currimundi, Shelly Beach and Battery Hill.
 - (b) Urban development within the Caloundra local plan area is limited to land within the urban growth management boundary so as to protect the integrity of foreshore and creekside environmental reserves.
 - (c) The Caloundra Town Centre continues to be developed as a major regional activity centre and the dominant centre for the southern part of the Sunshine Coast, providing a full range of town centre activities to meet the needs of the Caloundra community and communities in the southern part of the Sunshine Coast.
 - (d) Opportunities for transit oriented development are provided within the town centre and in designated areas adjacent to the CoastConnect Priority Public Transport Corridor and Dedicated Public Transport Corridor (CAMCOS) in accordance with allocated zonings.
 - (e) Development in the Major centre zone contributes to the economic vitality of the Caloundra Town Centre by providing for a wide range and depth of business uses.
 - (f) Development in the Major centre zone in Precinct CAL LPP-1 (Bulcock Street) provides for this part of the Caloundra Town Centre to be retained as the traditional 'main street' retail and entertainment area, accommodating a range of business uses with an emphasis on retail business uses and entertainment/catering business uses, together with multi-unit residential uses located above street level.
 - (g) Development in Precincts CAL LPP-5 (Events Centre Hospitality Area), CAL LPP-6 (Bulcock Street Hospitality Area), CAL LPP-7 (Bulcock Beach Hospitality Area) and CAL LPP-8 (Kings Beach Hospitality Area) provides a range of business uses and entertainment activities including food and drink outlets, function facilities, bars and hotels that may operate after hours and include live music which creates a vibrant atmosphere. *Nightclub entertainment facilities* are only established in the Major centre zone in Precinct CAL LPP-6 (Bulcock Street Hospitality Area).

- (h) The traditional main street character of Bulcock Street is maintained. New or extended large floor plate retail uses are sleeved and located behind smaller scale, fine grain shopfronts that address the street and reinforce Bulcock Street's established townscape character. Through block pedestrian links are provided to allow convenient pedestrian access with development addressing and activating pedestrian links and vehicular laneways, wherever practicable. Development in Precinct CAL LPP-1 (Bulcock Street) is integrated with the adjoining community uses in Felicity Park and Omrah Avenue and the mixed use tourist development at nearby Bulcock Beach.
- (i) Development in the Major centre zone in Precinct CAL LPP-2 (Ormuz Avenue) supports the Bulcock Street retail and entertainment area by providing a range of complementary business uses and multi-unit residential uses. Development in this precinct is integrated with and includes strong pedestrian connections to Bulcock Street and the adjoining community uses in Omrah Avenue. Key Site 1 (Kronks Motel) is redeveloped as a signature *mixed use development* that incorporates high quality buildings, active street *frontages* and streetscaping.
- (j) Development in the Major centre zone in Precinct CAL LPP-3 (Bowman Road/Oval Avenue) accommodates a range of large floor plate business uses and community uses that cannot practically be accommodated in other parts of the Caloundra Town Centre together with some fine grain business uses that support, or are complementary to, the adjoining government and medical hub. These small scale business uses predominantly occur in that part of Precinct CAL LPP-3 between West Terrace and Second Avenue through the redevelopment of this area.
- (k) Key Site 2 (Stockland Shopping Centre) is consolidated and further developed in accordance with an approved plan of development to create a more integrated and less internalised retail and entertainment based development which addresses public streets, is permeable and supports pedestrian connectivity to other parts of the Caloundra Town Centre.
- (l) Key Site 3 (Caloundra RSL Club) is consolidated and further developed as a major entertainment venue which supports pedestrian connectivity to surrounding development and provides an attractive street front address to Oval Avenue.
- (m) Development in the Specialised centre zone provides for the progressive refurbishment of sites adjoining Caloundra Road with high quality buildings, landscaping and integrated signage that improves the visual appearance of Caloundra Road as a landscaped boulevard and major gateway to Caloundra Town Centre.
- (n) The existing local centres at Currimundi and Moffat Beach are retained as local (not full service) activity centres providing for the basic convenience needs of residents of and visitors to the local area.
- (o) Development within the Local centre zone at Moffat Beach provides active street *frontages*, streetscape improvements and other urban elements that create vibrant streets and reflect the prevailing beachside character of the area.
- (p) Development in the Medium impact industry zone provides for the continued development and refurbishment of the Caloundra West Industrial Estate as an area accommodating a broad range of industry uses, while avoiding significant conflicts with nearby residential areas.
- (q) Development in the Low impact Industry zone provides for the refurbishment and further development of the Moffat Beach Business Park, incorporating a range of *low impact industry* uses and complementary business uses in an attractive mixed use environment. The amenity of surrounding residential areas is maintained.
- (r) Residential areas are characterised by high quality residential buildings that reflect a beachside setting. Development has a form, scale and level of intensity that minimises its physical and visual impact. In Kings Beach in particular, development responds to its waterfront, intermediate or ridgeline location through variations in *building height* and sensitive residential tower design.
- (s) Development in the Tourist accommodation zone at Bulcock Beach, Kings Beach, Dicky Beach, Currimundi and Golden Beach (Oaks Oasis Resort site) reinforces the role of Caloundra as a major coastal tourism destination and visitor accommodation area.

- (t) Key Site 4 (Kings Beach Tavern), Key Site 5 (Kings Beach Shops) and Key Site 6 (Golden Beach Oaks Oasis Resort), are developed as signature mixed used developments which:-
 - (i) incorporate high density, predominantly visitor accommodation in comfortable and attractive living environments together with tourism, convenience, leisure and recreation related uses;
 - (ii) are integrated with and contribute to the vibrancy of adjoining foreshore or parkland areas;
 - (iii) create active street *frontages* that encourage pedestrian movement and interaction between private development and adjacent public spaces; and
 - (iv) display an outstanding level of architectural and landscape design befitting their location and level of importance within the local plan area.
- (u) Development in the Low density residential zone and Medium density residential zone occurs in an integrated manner and creates walkable neighbourhoods with good pedestrian and cycle connectivity to activity centres, community facilities, recreation areas and other key destinations.
- (v) Development in Precinct CAL LPP-4 (Moffat Beach/Shelly Beach) is compatible with, and sympathetic to, the preferred character of the area, which is characterised by larger lots. To maintain the low density character and amenity of this area, any residential lot is to be a minimum of 700m² in area.
- (w) Development in the Medium density residential zone provides for a mix of residential housing types with *dwelling*s that are generally of a domestic scale or are provided in small groups so as to reduce the perceived scale and mass of development.
- (x) The government and medical hub established in the vicinity of West Terrace and Bowman Road adjacent to the Caloundra Town Centre, and comprising the Caloundra Hospital, Caloundra Courthouse, Caloundra Police Station and other *emergency services*, is consolidated. The government and medical hub further reinforces this part of Caloundra as the primary focus for the provision of major State government facilities.
- (y) Precinct CAL LPP-9 (Omrah Avenue) includes a number of *dwelling houses* on lots immediately to the south of Bicentennial Park. Development in this precinct is limited to *dwelling houses* on existing lots in order to ensure the land is preserved for a central *park* and complementary community facilities to support civic and cultural functions in the Caloundra Town Centre.
- (z) Development within Precinct CAL LPP-10 (Caloundra Aerodrome) provides for the establishment of a range of uses and activities that are compatible with the primary function of the aerodrome including aviation related business and industrial uses. The scale of development and operations recognises the location of the aerodrome within the urban fabric and the need to take into consideration impacts on nearby existing or proposed residential areas. Development at the Caloundra Aerodrome does not compromise the Sunshine Coast Activity Centres Network.
- (aa) The significant environmental values of Ben Bennett Botanical Park, Currimundi Recreation Reserve and other local environmental parks and reserves are protected and enhanced.
- (bb) Significant views to important landscape features including beaches and *waterways*, headlands and the Glass House Mountains are protected.
- (cc) Views to and from the heritage protected Caloundra lighthouses, located on the corner of Canberra Terrace and Arthur Street, are retained.
- (dd) Development does not compromise the provision and operation of the Dedicated Public Transport Corridor (CAMCOS) and the Caloundra Transit Station, the CoastConnect Priority Public Transport and Bicycle Corridor or the proposed new northern access road into the Caloundra Town Centre.

7.2.6.4 Assessment criteria

Table 7.2.6.4.1 Criteria for assessable development

Performance Outcomes		Acceptable Outcomes	
<i>Development in the Caloundra Local Plan Area Generally (All Zones)</i>			
PO1	Development provides for buildings, structures and landscaping that are consistent with, and reflect the beachside character and setting of, the local plan area.	AO1.1	Development for residential, business or community activity provides for building design which incorporates the following features:- (a) a mix of lightweight and textured external building materials, including timber finishes or masonry construction with variation provided in texture and detailing; (b) articulated, pitched, skillion or curved roof forms; (c) open or transparent balustrades; (d) louvres; and (e) landscaping integrated into the building design.
		AO1.2	Development uses understated colour schemes and low-reflective roofing and cladding materials.
PO2	Development contributes to the establishment of an attractive and coherent <i>streetscape</i> character and gateways to enhance the sense of arrival to Caloundra Town Centre and other parts of the local plan area, including boulevard treatments along Caloundra and Bowman Roads.	AO2.1	Development adjacent to an identified primary streetscape treatment area, boulevard treatment area or gateway/entry point where identified on Figure 7.2.6A (Caloundra local plan elements) :- (a) incorporates architectural and landscape treatments which enhance the sense of arrival to, and the coastal urban character of, the local plan area, and emphasise corner locations; and (b) incorporates building materials such as varied roof forms, changes in materials and variations in projected and recessed elements and facades.
		AO2.2	Development provides for streetscape improvements which complement existing or proposed streetscape works in the local area to ensure continuity of <i>streetscapes</i> and landscape design. Note— Section 9.4.2 (Landscape code) sets out requirements for streetscape landscapes including entry statement landscapes. Note—a landscape master plan may provide further guidance regarding particular streetscape treatments in a local plan area. Note—streetscape materials and palettes can be referenced from the <i>Council's</i> Infrastructure and Guideline Standards for each centre as required.
PO3	Development provides for the retention and enhancement of key landscape elements including significant views and vistas, existing character trees and areas of significant <i>vegetation</i> contributing to the setting, character and sense of place of the local plan	AO3.1	Development protects, emphasises and does not intrude upon the important sightlines and views to the Glass House Mountains, Pumicestone Passage, and Point Cartwright where identified on Figure 7.2.6A (Caloundra local plan elements) .

Performance Outcomes		Acceptable Outcomes	
	area.	<p>AO3.2</p> <p>Development within the Lighthouse View Protection Area identified on Figure 7.2.6A (Caloundra local plan elements) does not interrupt:-</p> <p>(a) views of the lighthouses from Kings Beach Park; and</p> <p>(b) views from the northern portion of the park at the corner of Canberra Terrace and Arthur Street (Lot 2 RP13520) to the coastline and ocean in the direction of the Kings Beach Bathing Pavilion.</p> <p>AO3.3</p> <p>Development provides for the retention of character <i>vegetation</i> where identified on Figure 7.2.6A (Caloundra local plan elements).</p> <p>Note—in some circumstances, the eradication of weed species and planting of locally native species that make a comparable contribution to local character may also satisfy the Acceptable Outcome.</p>	
PO4	Development on sites fronting Otranto Avenue, Minchinton Street and Knox Avenue south of Bulcock Street provides for buildings to be set back from street <i>frontages</i> so as to maintain uninterrupted sight lines to the Pumicestone Passage and Bribie Island.	AO4	Development on sites fronting Otranto Avenue, Minchinton Street and Knox Avenue south of Bulcock Street provides for:-
			<p>(a) that part of any building or structure up to two <i>storeys</i> in height to be <i>setback</i> at least 4 metres from the street property boundary; and</p> <p>(b) that part of any building or structure exceeding two <i>storeys</i> in height to be <i>setback</i> at least 6 metres from the street property boundary.</p>
PO5	Development improves local connectivity by providing pedestrian and cycle connections to and between key destinations including linkages:-	AO5	No acceptable outcome provided.
	<p>(a) between the different precincts of the Caloundra Town Centre and in particular between Stockland Shopping Centre in Precinct CAL LPP-3 (Bowman Road/Oval Avenue) and Precinct CAL LPP-1 (Bulcock Street);</p> <p>(b) between the different parts of Precinct CAL LPP-1 (Bulcock Street); and</p> <p>(c) along the Pumicestone Passage frontage of the Tripcony Hibiscus Caravan Park and the northern side of Maloja Avenue to complete the coastal path.</p>		
PO6	Development provides for through block pedestrian linkages which:-	AO6	Development for a large floor plate use in the Major centre zone or Tourist accommodation zone, or on land otherwise identified as accommodating a through block pedestrian link on Figure 7.2.6A (Caloundra local plan elements) , provides visible, safe, comfortable and attractive through block pedestrian linkages.
	<p>(a) are located to reflect the desire lines of pedestrian movement between major points of attraction and public spaces;</p> <p>(b) provides a safe alternative to the street based pedestrian and cycle movement network; and</p> <p>(c) provide a comfortable pedestrian environment in terms of access,</p>		

Performance Outcomes		Acceptable Outcomes	
	width, shelter, materials and function.		
PO7	Development improves local connectivity and protects the following transport corridors identified on Figure 7.2.6A (Caloundra local plan elements) :- (a) the Dedicated Public Transport Corridor (CAMCOS) and its associated future transit hub; (b) the CoastConnect Priority Public Transport and Bicycle Corridor; and (c) the proposed new northern access road into the Caloundra Town Centre via Queen Street, Ulm Street and Minchinton Street.	AO7	No acceptable outcome provided.
PO8	Development facilitates the provision of a local ecological linkage connecting core habitat areas on the Caloundra Aerodrome site to core habitat areas north of Caloundra Road as identified on Figure 7.2.6A (Caloundra local plan elements) .	AO8	No acceptable outcome provided. Editor's Note— Section 8.2.3 (Biodiversity, waterways and wetlands overlay code) sets out requirements for the provision of ecological linkages.
Development in the Major Centre Zone Generally (Caloundra Town Centre)			
PO9	Development in the Major centre zone supports the role and function of Caloundra Town Centre as the dominant major regional activity centre for the southern Sunshine Coast, subservient only to the Maroochydhore Principal Regional Activity Centre.	AO9	No acceptable outcome provided.
PO10	Development in the Major centre zone:- (a) contributes to the creation of a contemporary coastal built form and <i>streetscape</i> ; (b) creates vibrant and active streets and public spaces; (c) provides continuous weather protection for pedestrians along active or semi-active street front areas; and (d) provides integrated and functional parking and access arrangements that do not dominate the street.	AO10	Development:- (a) respects the layout, scale and character of development on adjoining sites; (b) provides <i>primary active street frontages</i> and <i>secondary active street frontages</i> where identified on Figure 7.2.6A (Caloundra local plan elements) ; (c) provides for buildings to be set back from street <i>frontages</i> as follows:- (i) for sites fronting Bulcock Street – built to the street front boundary for the first two <i>storeys</i> (up to 8.5 metres in height); (ii) for other sites identified as having active street <i>frontage</i> on Figure 7.2.6A (Caloundra local plan elements) – built to the street front boundary for the ground <i>storey</i> ; (iii) for sites fronting Otranto Avenue, Minchinton Street and Knox Avenue south of Bulcock Street - in accordance with Acceptable outcome AO4; and (iv) for sites fronting Oval Avenue - 6 metres for the ground <i>storey</i> ; (d) has building openings overlooking the street;

Performance Outcomes		Acceptable Outcomes	
			<ul style="list-style-type: none"> (e) provides all weather protection to active street <i>frontages</i> in the form of continuous cantilevered awnings over footpath areas in conjunction with mature or semi-mature shade trees planted along the <i>site frontage</i> adjacent to the kerbside; (f) ensures that signage is integrated with buildings; (g) includes the provision of landscaping, shaded seating and consistent and simple paving materials on footpaths; (h) provides for loading docks and service areas to be located and screened so as to be visually unobtrusive; and (i) provides for car parking below ground level in a <i>basement</i> structure(s) or which is sleeved behind buildings.
Development in the Major Centre Zone in Precinct CAL LPP-1 (Bulcock Street)			
PO11	Development in the Major centre zone in Precinct CAL LPP-1 (Bulcock Street) identified on Local Plan Precinct Map LPM45 is sympathetic to, and enhances the role and character of, Bulcock Street as the traditional 'main street' for the Caloundra Town Centre.	AO11	No acceptable outcome provided.
PO12	Development in the Major centre zone in Precinct CAL LPP-1 (Bulcock Street) provides for predominantly small scale retail, catering and commercial business uses to be located adjacent to streets, with any large floor plate use to be sleeved behind small shopfronts or other fine grain uses at street level.	AO12	No acceptable outcome provided.
PO13	Development in the Major centre zone in Precinct CAL LPP-1 (Bulcock Street) provides for any residential use to be located above the street level and set back from the main building podium.	AO13	No acceptable outcome provided.
PO14	Development in the Major centre zone in Precinct CAL LPP-1 (Bulcock Street) on sites bounded by Bulcock Street, Tay Avenue and Maloja Avenue provides for:- <ul style="list-style-type: none"> (a) integrated development of the whole or a significant portion of the block; (b) access, parking and servicing arrangements that are consolidated and shared so that there is a reduction in vehicle crossing points along Maloja Avenue and no crossing points along Bulcock Street or Tay Avenue; (c) buildings that address both Bulcock Street and Maloja Avenue such that both street <i>frontages</i> are treated as <i>secondary active street frontages</i> to the greatest extent practicable having regard to (b) above; (d) pedestrian weather protection and 	AO14	No acceptable outcome provided.

Performance Outcomes		Acceptable Outcomes	
	<p>other features along the Maloja Avenue <i>frontage</i> which appropriately respond to its southerly aspect; and</p> <p>(e) a centrally located mid-block connection from Bulcock Street to Maloja Avenue as a connecting link between the coastal path and Bulcock Street.</p>		
Development in the Major Centre Zone in Precinct CAL LPP-2 (Ormuz Avenue)			
PO15	<p>Development in the Major centre zone in Precinct CAL LPP-2 (Ormuz Avenue) identified on Local Plan Precinct Map LPM45 provides for a range of retail business uses, commercial business uses, entertainment/catering business uses and residential uses that are not necessarily suited to or capable of establishing within Precinct CAL LPP-1 (Bulcock Street) but which are required to support the depth of retailing and other services provided in the central part of the Caloundra Town Centre.</p>	AO15	No acceptable outcome provided.
PO16	<p>Development in the Major centre zone in Precinct CAL LPP-2 (Ormuz Avenue) provides for Key Site 1 (Kronks Motel) identified on Figure 7.2.6A (Caloundra local plan elements) to be redeveloped as an integrated <i>mixed use development</i> incorporating the following:-</p> <p>(a) a range of residential, business, community and indoor sport, recreation and entertainment uses;</p> <p>(b) outstanding building, <i>streetscape</i> and landscape design which is highly articulated and epitomises sub-tropical and sustainable design;</p> <p>(c) a building form which:-</p> <p>(i) provides for slim line towers above one or more podiums with significant spaces provided between towers to maintain and enhance sightlines, solar access and movement of cooling breezes;</p> <p>(ii) steps down in height towards Kalinga Street, Orsova Terrace, Ormuz Avenue and Osterley Avenue to protect the amenity of surrounding low-rise development in this area; and</p> <p>(iii) recognises and promotes a relationship with the Events Centre;</p> <p>(d) a landscaped civic plaza at least 400m² in area, provided for public use and located in a prominent location on the subject <i>site</i>, preferably opposite Bill Venardos Park;</p>	AO16	No acceptable outcome provided.

Performance Outcomes		Acceptable Outcomes	
	<p>(e) active street <i>frontages</i> to Minchinton Street and Ormuz Avenue; and</p> <p>(f) a pedestrian friendly street environment with continuous weather protection provided by lightweight structures cantilevered over footpath areas and integrated with the civic plaza.</p>		
Development in the Major Centre Zone in Precinct CAL LPP-3 (Bowman Road/Oval Avenue)			
PO17	Development in the Major centre zone in Precinct CAL LPP-3 (Bowman Road/Oval Avenue) identified on Local Plan Precinct Map LPM45 provides for a range of large floor plate business uses and community uses that cannot practically be accommodated in other parts of the Caloundra Town Centre, as well as medical related and other small scale retail business uses, commercial business uses and catering business uses that are required to support the role and function of Caloundra Town Centre as a major regional activity centre and the operation of the adjoining State government medical facilities.	AO17	No acceptable outcome provided.
PO18	Development in the Major centre zone in Precinct CAL LPP-3 (Bowman Road/Oval Avenue) provides for any expansion of the existing Stockland Shopping Centre to occur within the boundaries of Key Site 2 (Stockland Shopping Centre) identified on Figure 7.2.6A (Caloundra local plan elements) , or on land immediately to the west of Key Site 2.	AO18	No acceptable outcome provided.
PO19	Development in the Major centre zone in Precinct CAL LPP-3 (Bowman Road/Oval Avenue) provides for Key Site 2 (Stockland Shopping Centre) to be expanded and redeveloped as an outwardly focussed <i>shopping centre</i> incorporating the following:- <ul style="list-style-type: none"> (a) outstanding building, <i>streetscape</i> and landscape design which is highly articulated and epitomises sub-tropical and sustainable design; (b) buildings which address streets with a <i>primary active street frontage</i> provided to Bowman Road and a <i>secondary active street frontage</i> provided to First Avenue and Oval Avenue; (c) improved through-site pedestrian and cycle links provided either as public thoroughfares or as another form of through-connection capable of providing extended afterhours access; (d) improved pedestrian and cycle links across Bowman Road to Bicentennial Park and Precinct CAL LPP-1 (Bulcock Street); (e) improved public transport set 	AO19	No acceptable outcome provided.

Performance Outcomes		Acceptable Outcomes	
	<p>down and circulation facilities;</p> <p>(f) car parking areas that are sleeved behind buildings or landscaping and which do not dominate any street <i>frontage</i>;</p> <p>(g) a landscaped civic plaza, at least 400m² in area, provided for public use on a prominent location within the <i>site</i>, adjoining a public street;</p> <p>(h) a pedestrian friendly street environment with continuous weather protection provided by lightweight structures cantilevered over footpath areas and integrated with the civic plaza; and</p> <p>(i) revised vehicle access and circulation arrangements with the existing major access point at the intersection of Bowman Road and Park Place removed.</p>		
PO20	<p>Development provides for any expansion of the Stockland Shopping Centre incorporating land outside the boundaries of Key Site 2 to achieve, in addition to the requirements of Performance Outcome PO19 (above), the following:-</p> <p>(a) integration with the existing Stockland Shopping Centre development in terms of common pedestrian/cycle connections, car parking access and circulation and streetscape and landscape treatments; and</p> <p>(b) buildings which address streets with a <i>secondary active street frontage</i> provided to First Avenue and Oval Avenue.</p>	AO20	No acceptable outcome provided.
PO21	<p>Development in the Major centre zone in Precinct CAL LPP-3 (Bowman Road/Oval Avenue) provides for Key Site 3 (Caloundra RSL Club) identified on Figure 7.2.6A (Caloundra local plan elements) to be further developed as a major entertainment, recreation and community facility incorporating the following:-</p> <p>(a) a range of entertainment/catering business uses, <i>indoor sport and recreation</i> uses, <i>outdoor sport and recreation</i> uses, multi unit visitor accommodation uses and community uses in a functionally efficient and integrated configuration;</p> <p>(b) outstanding building, <i>streetscape</i> and landscape design which is highly articulated and epitomises sub-tropical and sustainable design;</p> <p>(c) the maximum height limit of 16 metres to be achieved for one or two focal towers only, with development across the</p>	AO21	No acceptable outcome provided.

Performance Outcomes		Acceptable Outcomes	
	<p>remainder of the <i>site</i> providing for a transition of <i>building height</i> to adjoining areas;</p> <p>(d) buildings which address streets;</p> <p>(e) a pedestrian friendly street environment with continuous weather protection provided by lightweight structures cantilevered over footpath areas; and</p> <p>(f) improved through block pedestrian and cycle connections to surrounding public streets and spaces.</p>		
PO22	Development in the Major centre zone in Precinct CAL LPP-3 (Bowman Road/Oval Avenue) on sites fronting Oval Avenue provides for buildings which address the street with a <i>secondary active street frontage</i> provided where identified on Figure 7.2.6A (Caloundra local plan elements) with <i>active uses</i> such as cafés or <i>shops</i> located intermittently, generally on corner sites.	AO22	No acceptable outcome provided.
PO23	Development in the Major centre zone in Precinct CAL LPP-3 (Bowman Road/Oval Avenue) on sites located between West Terrace, Mayes Avenue, Second Avenue and Oval Avenue provides predominantly for the establishment of commercial business uses and health related activities, with any retail business use comprising a comparatively small component of the total <i>gross floor area</i> of the overall development.	AO23	No acceptable outcome provided.
PO24	Development in the Major centre zone in Precinct CAL LPP-3 (Bowman Road/Oval Avenue) on sites located between Oval Avenue and Olm Street are developed for a mix of commercial business uses and residential uses, with any retail business use comprising a comparatively small component of the total <i>gross floor area</i> of the overall development.	AO24	No acceptable outcome provided.
PO25	Development in the Major centre zone in Precinct CAL LPP-3 (Bowman Road/Oval Avenue) on sites adjoining or immediately opposite Central Park provide for the establishment of sport and recreation uses, accommodation uses or business uses that are related to and support sport and recreation activities.	AO25	No acceptable outcome provided.
Development in Precincts CAL LPP-5 (Events Centre Hospitality Area), CAL LPP-6 (Bulcock Street Hospitality Area), Precinct CAL LPP-7 (Bulcock Beach Hospitality Area) and Precinct CAL LPP-8 (Kings Beach Hospitality Area)			
PO26	Development in Precincts CAL LPP-5 (Events Centre Hospitality Area), CAL LPP-6 (Bulcock Street Hospitality Area), CAL LPP-7 (Bulcock Beach Hospitality Area) and CAL LPP-8 (Kings Beach Hospitality Area) identified on Local Plan Precinct Map LPM45 provides for:-	AO26	No acceptable outcome provided.

Performance Outcomes		Acceptable Outcomes	
	<p>(a) a range of entertainment/catering business uses and other business uses including food and drink outlets, function facilities, bars and hotels that may operate after hours and include live music which creates a vibrant atmosphere; and</p> <p>(b) in the case of the Major centre zone in Precinct CAL LPP-6 (Bulcock Street Hospitality Area), may include <i>nightclub entertainment facilities</i>.</p>		
Development in the Specialised Centre Zone (Caloundra Road Showroom Area)			
PO27	Development in the Specialised centre zone provides for Caloundra Road to be maintained and enhanced as a landscaped boulevard and major entry route to the Caloundra Town Centre, with buildings and other structures set well back from the street <i>frontage</i> and dense sub-tropical landscaping and street trees provided along the road <i>frontage</i> .	AO27	No acceptable outcome provided.
Development in the Local Centre Zone (Currimundi and Moffat Beach Local Activity Centres)			
PO28	Development in the Local centre zone ensures that the Currimundi and Moffat Beach Local Centres function as local (not full service) activity centres only, providing for the basic convenience needs of residents and visitors.	AO28	No acceptable outcome provided.
PO29	Development in the Local centre zone:- <ul style="list-style-type: none"> (a) contributes to the creation of a contemporary coastal built form and <i>streetscape</i>; (b) creates vibrant and active streets and public spaces; (c) provides continuous weather protection for pedestrians along active or semi-active street front areas; (d) is of a domestic scale and appearance where there is an interface with the Low density residential zone; and (e) provides integrated and functional parking and <i>access</i> arrangements that do not dominate the street. 	AO29	Development in the Local centre zone:- <ul style="list-style-type: none"> (a) respects the layout, scale (including height and <i>setback</i>) and character of development on adjoining sites; (b) provides for buildings to be set back from street <i>frontages</i> as follows:- <ul style="list-style-type: none"> (i) for sites fronting Seaview Terrace - built to the street front boundary; (ii) for sites fronting Buccleugh Street or Buderim Street - 3 metres from the street front boundary; and (iii) on sites with sole <i>frontage</i> to Roderick Street - a distance that is compatible with the character and scale of residential development on the southern side of Roderick Street, but in any case not less than 3 metres; (c) provides <i>primary active street frontages</i> where identified on Figure 7.2.6A (Caloundra local plan elements); (d) provides all weather protection to active street <i>frontages</i> in the form of continuous cantilevered awnings and/or light verandah structures with non-load bearing posts over footpath areas in conjunction with mature or semi-mature shade trees planted along the <i>site frontage</i>

Performance Outcomes		Acceptable Outcomes	
			<p>adjacent to the kerbside;</p> <p>(e) ensures that signage is integrated with buildings;</p> <p>(f) includes the provision of landscaping, shaded seating and consistent and simple paving materials on footpaths; and</p> <p>(g) provides for on-site car parking at the rear or to one side of the development.</p>
Development in the Low Impact Industry Zone (Moffat Beach Business Park)			
PO30	Development in the Low impact industry zone at Moffat Beach is designed and configured in a manner which protects the amenity of nearby and surrounding residential premises.	<p>AO30.1</p> <p>AO30.2</p> <p>AO30.3</p> <p>AO30.4</p>	<p>Development does not provide for any additional vehicular access from Nothling Street.</p> <p>Development for industrial uses in that part of the Low impact industry zone located west of George Street, south of Nothling Street and north of Grigor Street West occurs on amalgamated sites with:-</p> <p>(a) all vehicular access gained via Grigor Street West;</p> <p>(b) a <i>landscape buffer</i> provided along Nothling Street with security fencing located behind landscaping; and</p> <p>(c) no or only minimal building openings provided to the Nothling Street <i>frontage</i> of the <i>site</i>.</p> <p>The layout and design of development in that part of the Low impact industry zone located opposite land included in the Low density residential zone (along William Street and George Street):-</p> <p>(a) incorporates attractive and sensitively designed street facades which are of a domestic scale;</p> <p>(b) provides for any larger access doors (e.g. roller doors) to be located side-on or to the rear of buildings;</p> <p>(c) provides a 3 metre wide densely planted buffer strip along the street <i>frontage</i>; and</p> <p>(d) provides for car parking and service areas to the side or rear of buildings, integrated with other vehicle movement areas.</p> <p>Notwithstanding the maximum height of buildings and structures identified on the applicable Height of Buildings and Structures Overlay Map, that part of a building or structure located within 20 metres of a street front boundary does not exceed 8.5 metres in height where located on a <i>site</i> opposite land included in the Low density residential zone (along William Street and George Street).</p>
PO31	Development in the Low impact industry zone ensures that new buildings in the Low impact industry zone:-	AO31	No acceptable outcome provided.

Performance Outcomes		Acceptable Outcomes	
	<ul style="list-style-type: none"> (a) achieve a coherent overall built form and <i>streetscape</i> character; and (b) incorporate design features, building materials and/or colours that provide architectural interest and articulation to building facades visible from the street. 		
PO32	Development in the Low impact industry zone ensures that buildings are designed to provide for a range of potential users over the life of the building by allowing for adaptable floor plans and adequate floor to ceiling heights.	AO32	No acceptable outcome provided.
PO33	Development in the Low impact industry zone ensures that non-industrial uses are limited in scale and in type to those uses which:- <ul style="list-style-type: none"> (a) are compatible with existing industrial uses; (b) do not compromise the ongoing operation and use of this area as a predominantly industrial area; and (c) avoid significant land use conflicts. 	AO33	No acceptable outcome provided.
Development in the Tourist Accommodation Zone			
PO34	Development in the Tourist accommodation zone:- <ul style="list-style-type: none"> (a) contributes to the creation of a contemporary coastal built form and <i>streetscape</i>; (b) contributes to the vitality of key streets and esplanades; (c) provides a continuous pedestrian friendly façade; and (d) provides integrated and functional parking and access arrangements that do not dominate the street. 	AO34	Development:- <ul style="list-style-type: none"> (a) provides <i>primary active street frontages</i>, built to the boundary or set back a maximum of 3 metres, where identified on Figure 7.2.6A (Caloundra local plan elements); (b) has building openings overlooking the street; (c) provides all weather protection in the form of continuous cantilevered awnings and/or light verandah structures with non-load bearing posts over footpath areas in conjunction with mature or semi-mature shade trees planted along the <i>site frontage</i> adjacent to the kerbside; (d) provides for loading docks and service areas to be located and screened so as to be visually unobtrusive; (e) provides for car parking below ground level in a <i>basement</i> structure(s) or which is sleeved behind buildings; and (f) minimises vehicular access across active street <i>frontage</i>.
PO35	Development in the Tourist accommodation zone provides for Key Site 4 (Kings Beach Tavern) identified on Figure 7.2.6A (Caloundra local plan elements) to be redeveloped as an integrated <i>mixed use development</i> that contributes to the role of Kings Beach as a tourism focus area and major visitor accommodation area, and that incorporates the following:- <ul style="list-style-type: none"> (a) predominantly multi-unit visitor accommodation in conjunction with retail business uses and 	AO35	No acceptable outcome provided. Note— Figure 7.2.6B (Kings Beach Tavern preferred design treatment) illustrates the preferred design treatment for Key Site 4 (Kings Beach Tavern).

Performance Outcomes		Acceptable Outcomes	
	<p>entertainment/catering business uses;</p> <p>(b) a centrally located beer garden which enjoys water and parkside views and is immediately accessible from the street;</p> <p>(c) outstanding building, <i>streetscape</i> and landscape design which is highly articulated and epitomises sub-tropical and sustainable design;</p> <p>(d) a building form which provides for two slim line towers of variable height above a two <i>storey</i> podium with significant spaces provided between towers to maintain and enhance sightlines, solar access and movement of cooling breezes;</p> <p>(e) a maximum <i>site cover</i> of 50% for the first two <i>storeys</i> and 35% for <i>storeys</i> above the second level, with any individual tower having a maximum <i>site cover</i> of 20%; and</p> <p>(f) <i>streetscape</i> improvements at street level which complement and reflects the <i>streetscape</i> treatments in Kings Beach Park.</p>		
PO36	<p>Development in the Tourist accommodation zone provides for Key Site 5 (Kings Beach Shops) identified on Figure 7.2.6A (Caloundra local plan elements) to be redeveloped as an integrated <i>mixed use development</i> that contributes to the role of Kings Beach as a tourism focus area and major tourist accommodation area, and that incorporates the following:-</p> <p>(a) predominantly multi-unit visitor accommodation in conjunction with retail business uses and catering business uses where identified as a <i>primary active street frontage</i> on Figure 7.2.6A (Caloundra local plan elements), with <i>active uses</i> provided along a minimum of 75% of the <i>site frontage</i>;</p> <p>(b) outstanding building, <i>streetscape</i> and landscape design which is highly articulated and epitomises sub-tropical and sustainable design;</p> <p>(c) a maximum height of:-</p> <p>(i) 19 metres for Lot 230 RP43053 at 36 Esplanade Headland; and</p> <p>(ii) 16 metres for Lots 0 and 1-4 BUP3932 at 12 Princess Lane and Lots 0 and 1-6 BUP133 at 14 Princess Lane, unless either or both lots are amalgamated with Lot 230 RP43053, in which case a maximum height limit of 19 metres applies;</p>	AO36	No acceptable outcome provided.

Performance Outcomes	Acceptable Outcomes
<ul style="list-style-type: none"> (d) a maximum <i>site cover</i> of 70% for the first two <i>storeys</i> and 40% for storeys above the second <i>storey</i>; (e) a stepping back of the building form from all boundaries above the second <i>storey</i> with a minimum <i>setback</i> of 7.5 metres from the Esplanade; (f) vehicle <i>access</i> from Princess Lane; (g) opportunities for casual surveillance of public spaces, including Princess Lane; and (h) streetscape improvements at street level which complement and integrate with Kings Beach Park. 	
<p>PO37</p> <p>Development in the Tourist accommodation zone provides for Key Site 6 (Golden Beach Oaks Oasis Resort) identified on Figure 7.2.6A (Caloundra local plan elements) to be further developed as an integrated <i>mixed use development</i> that complements, but does not compete with, the role of Caloundra Town Centre as a major regional activity centre, and incorporates the following:-</p> <ul style="list-style-type: none"> (a) a mix of multi-unit permanent and visitor accommodation in conjunction with retail business uses and entertainment/catering business uses including a conference centre; (b) outstanding building, <i>streetscape</i> and landscape design which is highly articulated and epitomises sub-tropical and sustainable design; (c) a building form which:- <ul style="list-style-type: none"> (i) is arranged so as to maintain and enhance sightlines to, and strengthen visual associations with, Pumicestone Passage; (ii) provides for the maximum height limit of 21 metres to be achieved for two or three slim line towers only on that part of the <i>site</i> that is undeveloped as at the date of gazettal of the planning scheme; and (iii) steps down in height at the edges of the <i>site</i> to protect the amenity of surrounding low-rise residential development; (d) enhanced through block pedestrian connections with a prominent link to Short Street and the coastal walk; and (e) streetscape improvements at street level to improve the attractiveness of Park Place and North Street. 	<p>AO37</p> <p>No acceptable outcome provided.</p>

Performance Outcomes		Acceptable Outcomes	
PO38	<p>Development in the Tourist accommodation zone where on Lot 1 RP106064, located on the corner of Leeding Terrace and The Esplanade, Bulcock Beach:-</p> <p>(a) may provide for residential uses or a mix of residential and business uses;</p> <p>(b) where business uses are proposed, maintains a <i>primary active street frontage</i> to The Esplanade;</p> <p>(c) provides for a maximum <i>site cover</i> of:-</p> <p>(i) 70% for that part of a building not exceeding 8.5 metres in height; and</p> <p>(ii) 35% for that part of a building exceeding 8.5 metres in height;</p> <p>(d) provides <i>access</i> from Leeding Terrace, other than where for permanent accommodation; and</p> <p>(e) maintains <i>setbacks</i> to Otranto Avenue in accordance with Acceptable Outcome AO4 in order to maintain uninterrupted sight lines to the Pumicestone Passage and Bribie Island.</p>	AO38	No acceptable outcome provided.
Development in the High Density Residential Zone			
PO39	<p>Development in the High density residential zone on sites fronting Bombala Terrace, Canberra Terrace, Maltman Street South, Verney Street, or Queen Street is designed to minimise the physical and visual impacts of development on the prominent ridgeline that defines the western and northern boundaries of the Kings Beach area.</p>	AO39	<p>Development provides for buildings which:-</p> <p>(a) are designed and located to respond to the natural topography, such as by stepping down the slope;</p> <p>(b) have a maximum <i>site cover</i> of 25% for that part of any building exceeding 6 <i>storeys</i> in height; and</p> <p>(c) are well spaced with a slender rather than bulky appearance.</p>
Development in the Medium Density Residential Zone Generally			
PO40	<p>Development in the Medium density residential zone at the following locations is compatible with the predominantly detached housing character of these locations:-</p> <p>(a) Currimundi, in the vicinity of Currimundi Road, Hume Parade, Watson Street and Robe Street;</p> <p>(b) Dicky Beach, in the area bounded by Beerburum Street, Coolum Street, Tinbeerwah Street and Cooroora Street;</p> <p>(c) Dicky Beach, in the vicinity of Ngungun Street;</p> <p>(d) Dicky Beach, in the area bounded by Elizabeth Street, Wilson Avenue and Mackay Street; and</p> <p>(e) Moffat Beach, in the area bounded by Moffat Street, Bennett Street, Russell Street and Rinaldi Street.</p>	AO40	<p>The layout and design of development ensures that:-</p> <p>(a) buildings have the appearance of one or more individual buildings on the <i>site</i>, with each building being the scale of a <i>dwelling house</i>;</p> <p>(b) buildings step down in height for that part of a building within 4 metres of a side boundary shared with a <i>dwelling house</i>;</p> <p>(c) buildings have living rooms and <i>dwelling</i> entries oriented to the street; and</p> <p>(d) buildings are set within densely landscaped grounds.</p>
Development in the Medium Density Residential Zone (Lot 0 BUP474 and Lot 1 RP135579, Canberra Terrace, Caloundra)			
PO41	Development is adequately set back	AO41	Development provides for buildings and

Performance Outcomes		Acceptable Outcomes	
	from Canberra Terrace and Arthur Street in order to maintain views to and from the Caloundra Lighthouses.		structures to be set back from Canberra Terrace and Arthur Street as follows:- (a) at least 10 metres from Canberra Terrace and Arthur Street for Lot 0 BUP474 at 2 Canberra Tce, Caloundra; and (b) at least 15 metres from Canberra Terrace for Lot 1 RP135579 at 6 Canberra Tce, Caloundra.
Development in the Low Density Residential Zone in Precinct CAL LPP-4 (Shelly Beach/Moffat Beach)			
PO42	Development for reconfiguring a lot in the Low density residential zone in Precinct CAL LPP-4 (Moffat Beach/Shelly Beach) identified on Local Plan Precinct Map LPM45 maintains the preferred low density character and amenity of the area by providing for any residential lot to be a minimum of 700m ² in area.	AO42	No acceptable outcome provided.
Development in the Community Facilities Zone			
Development in Precinct CAL LPP-9 (Omrah Avenue)			
PO43	Development in Precinct CAL LPP-9 (Omrah Avenue) identified on Local Plan Precinct Map LPM45 is limited to <i>dwelling houses</i> on lots currently occupied by <i>dwelling houses</i> in order to ensure land is preserved for future community purposes including <i>park</i> and <i>community uses</i> .	AO43	No acceptable outcome provided.
Development in Precinct CAL LPP-10 (Caloundra Aerodrome)			
PO44	Development in Precinct CAL LPP-10 (Caloundra Aerodrome) identified on Local Plan Precinct Map LPM45 :- (a) occurs in an intergrated manner in accordance with the approved Caloundra Aerodrome Master Plan; (b) provides for the operation of the aerodrome as a general aviation facility; (c) provides for other uses that are compatible with and allied to the operation of the aerodrome; (d) maintains and enhances the <i>streetscape</i> character of Caloundra Road as a landscaped boulevard and major entry route to the Caloundra Town Centre; (e) provides for principal <i>access</i> to the aerodrome site to be from Caloundra Road via Pathfinder way; (f) provides an emergency <i>access</i> point to Caloundra Road in accordance with the approved Caloundra Aerodrome Master Plan; (g) retains existing <i>vegetation</i> supplemented by dense landscape planting to provide a 20 metre wide vegetated <i>buffer</i> adjacent to Caloundra Road within the aerodrome property; (h) improves access to and circulation within the aerodrome;	AO44	No acceptable outcome provided.

Performance Outcomes		Acceptable Outcomes	
	<ul style="list-style-type: none"> (i) protects the adjoining Dedicated Public Transport Corridor (CAMCOS), proposed Caloundra Transit Station and opportunities for future transit oriented development; and (j) recognises the location of the aerodrome within the urban fabric and seeks to maintain the amenity of nearby residential areas. 		
Development on the Tripcony Hibiscus Caravan Park Site (Lot 764 SP223350, Bulcock Street)			
PO45	<p>Development of the Tripcony Hibiscus Caravan Park site (Lot 764 SP223350, Bulcock Street):-</p> <ul style="list-style-type: none"> (a) provides visitor accommodation in the form of caravan/motorhome sites, camping sites and cabins; (b) provides for the extension of the coastal walk along the foreshore between Leach Park and Tripcony Lane; (c) enhances the <i>streetscape</i> character of Bowman Road/Bulcock Street, Park Place and Maloja Avenue; (d) improves <i>access</i> to the <i>site</i>; and (e) incorporates an attractive built form that is of a scale and intensity that is compatible with the character of the local area and protects the amenity of nearby residential premises. 	AO45	No acceptable outcome provided.
Development on the Former Caloundra Sewage Treatment Plant Site (Lot 3 CP845406, Queen Street)			
PO46	<p>Development of the former Caloundra Sewage Treatment Plant site (Lot 3 CP845406, Queen Street):-</p> <ul style="list-style-type: none"> (a) provides for the establishment of community activities including educational establishments and sport and recreation uses together with residential uses that directly support the other uses on the <i>site</i>; (b) maintains and enhances the <i>streetscape</i> character of Queen Street as an attractive landscaped boulevard; (c) provides street, pedestrian and cycle through block connections to improve connectivity to and between surrounding recreational and community facilities and public spaces; (d) provides an open space link through the <i>site</i> that contributes to a continual greenspace link between Tooway Creek and the environmental reserve located on Queen Street; and (e) protects the amenity of nearby residential areas. 	AO46	No acceptable outcome provided.
Development on the Former Caloundra Waste Management Facility Site (Lot 191 CG1783, Pelican Waters Boulevard)			
PO47	<p>Development of the former Caloundra Waste Management Facility site (Lot 191 CG1783, Pelican Waters Boulevard):-</p>	AO47	No acceptable outcome provided.

Performance Outcomes		Acceptable Outcomes	
	<ul style="list-style-type: none"> (a) rehabilitates and remediates any contaminated land; (b) provides for a transit facility that takes maximum advantage of the site's proximity to Caloundra Town Centre, community facilities and public transport <i>infrastructure</i>; (c) provides for the establishment of the Dedicated Public Transport Corridor (CAMCOS) and the Caloundra Transit Station; (d) occurs in accordance with an approved plan of development prepared for the whole of the <i>site</i>; (e) incorporates outstanding building, <i>streetscape</i> and landscape design which is highly articulated and epitomises sub-tropical and sustainable design and the Sunshine Coast architectural style; and (f) provides street, pedestrian and cycle through-site connections to improve connectivity to and between surrounding areas and public spaces. 		

7.2.18 Maroochy North Shore local plan code

7.2.18.1 Application

This code applies to assessable development:-

- (a) within the Maroochy North Shore local plan area as shown on Map ZM21 contained within **Schedule 2 (Mapping)**; and
- (b) identified as requiring assessment against the Maroochy North Shore local plan code by the tables of assessment in **Part 5 (Tables of assessment)**.

7.2.18.2 Context and setting

This section is extrinsic material under section 15 of the *Statutory Instruments Act 1992* and is intended to assist in the interpretation of the Maroochy North Shore local plan code.

The Maroochy North Shore local plan area is situated in the central eastern part of the Sunshine Coast, east of the Sunshine Motorway, north of the Maroochy River and to the south of Mount Coolum. It includes the established communities of Mudjimba, Pacific Paradise, North and South Marcoola, Town of Seaside and Twin Waters, the Sunshine Coast Airport, Airport Industrial Park, as well as a number of tourist resorts at Twin Waters and Marcoola. The local plan area has a land area of approximately 1,785 hectares.

The significant environmental values of the Maroochy North Shore local plan area, being the Maroochy River Conservation Park, Mount Coolum National Park, the Maroochy River foreshore, wetlands and waterways (including declared fish habitat areas) and the beach dunal system and foreshore areas provide a natural and scenic setting for residential and tourist development within the local plan area. The local plan area is located on a low sand dune system and coastal floodplain within the Maroochy River catchment. As a result, most of the area is relatively flat and close to sea level.

The Sunshine Coast Airport, located centrally within the local plan area, is a regionally significant facility and “gateway” to the Sunshine Coast’s attractions. It is recognised within the SEQ Regional Plan 2009 - 2031 as a specialist activity centre and aviation and aerospace enterprise opportunity area. The Airport is intended to expand with the construction of a new runway to facilitate new international routes and additional airport related commercial and industry activities to support the growing economy of the Sunshine Coast.

The local plan area includes the Pacific Paradise shopping centre, located at the intersection of David Low Way and Mudjimba Beach Road, and a number of smaller neighbourhood centres at Marcoola, Mudjimba, Twin Waters, Town of Seaside and Pacific Paradise, which provide convenience goods and services and a community focus for local residents and tourists.

The residential communities within the local plan area consist predominantly of dwelling houses with pockets of medium to high density residential development mainly around the business centres at Marcoola, Pacific Paradise, Twin Waters, Mudjimba Beach and Town of Seaside. The existing residential communities of Mudjimba Beach, Pacific Paradise and North and South Marcoola have a coastal village character being located alongside the foreshore.

A number of community, sport and recreational facilities are also located within the local plan area including the Mudjimba Community Hall, North Shore Community Centre, Twin Waters Golf Club, the North Shore Multi Sports Complex, Apex Camp, Mudjimba Beach Holiday Park and Pacific Paradise State School.

The Sunshine Motorway, North Shore Connection Road, Suncoast Boulevard and David Low Way are major road links within the local plan area.

Urban zoned land within the local plan area is connected, or has the ability to be connected, to reticulated water and sewerage.

The existing and future airport operations, significant environmental areas and the drainage characteristics of the local plan area impose significant constraints on new urban development within the local plan area.

7.2.18.3 Purpose and overall outcomes

- (1) The purpose of the Maroochy North Shore local plan code is to provide locally relevant planning provisions for the assessment of development within the Maroochy North Shore local plan area.

- (2) The purpose of the Maroochy North Shore local plan code will be achieved through the following overall outcomes:-
- (a) The Maroochy North Shore local plan area is to remain a predominantly low density coastal urban area comprising a number of beachside residential communities and the Sunshine Coast Airport as well as significant tourist and sport and recreation facilities.
 - (b) Urban development within the Maroochy North Shore local plan area is limited to land within the urban growth management boundary so as to protect environmental areas and landscape values, avoid further urban development on heavily constrained land, particularly low lying and flood prone land, and provide for the efficient provision of *infrastructure* and services. Whilst some limited consolidation is expected within allocated zones, further significant residential development is not supported in the local plan area due to flooding and environmental constraints.
 - (c) Development within the local plan area protects the primary function of the Sunshine Coast Airport as a major airport and aviation precinct and provides for its expansion over time.
 - (d) Development within the Sunshine Coast Airport (Precinct MNS LPP-1) provides for the establishment of a range of uses and activities that are compatible with the primary function of the airport including aviation related business and industrial uses. Development at the Sunshine Coast Airport does not compromise the Sunshine Coast Activity Centre Network.
 - (e) Development and land use in the vicinity of the Sunshine Coast Airport is compatible with the Airport's existing and potential future operations, such that airport operations will not be affected and land use conflicts are minimised.
 - (f) Development is designed and sited in recognition of the constraints presented by the existing and potential airport operations, local flooding and drainage constraints and significant environmental areas, including the beaches, foreshore, *waterways* and *wetlands*.
 - (g) Development retains key landscape character and natural environment elements and protects significant views contributing to the character and landscape setting of the local plan area, including those to and from Mount Coolum, particularly from the David Low Way and Sunshine Motorway.
 - (h) Development in the Local centre zone at Pacific Paradise supports the role and function of the centre as a local (full service) activity centre providing a business and community focus for the local plan area. Development contributes to a low-scale, compact centre with a village character which provides an attractive interface and gateway to David Low Way and other local roads through high quality building design and the provision of landscape treatments, active *frontages* and off street car parking.
 - (i) Other smaller business centres at Mudjimba, North and South Marcoola and Twin Waters continue to function as local (not full service) activity centres providing a basic level of convenience goods and services to nearby residents. Local centres remain compact, with any expansion and enhancement limited to land included within the Local centre zone. No new business centres are established within the Maroochy North Shore local plan area.
 - (j) Development in the Low density residential zone, Medium density residential zone and Local centre zone is designed to protect and reinforce the low key coastal village character of the established residential communities within the local plan area.
 - (k) The Town of Seaside (Precinct MNS LPP-2) continues to be developed as an integrated residential community based on "new urbanism" principles. Development contributes to the establishment of a walkable integrated residential community providing a mix of dwelling types, supported by limited small scale local convenience shopping and local business uses. Development reflects the distinct architectural features and landscape design of existing development within the precinct.
 - (l) Development in the Tourist accommodation zone at Marcoola (Precinct MNS LPP-3 (Marcoola Tourist Accommodation)), located along David Low Way, remains a focus for visitor accommodation and *ancillary* uses. Development is designed to respond to local climatic conditions and airport noise, enhance facilities and pedestrian connectivity to the beach and foreshore, provide an attractive presentation to David Low Way and conserve the frontal dune system and remaining coastal heath vegetation communities.

- (m) Development provides for the Twin Waters Resort to be protected as a significant tourist facility. Development on this *site* respects the environmental and landscape values of the area and maintains the existing configuration of low scale, small clusters of buildings set within extensive parklands and naturally vegetated areas.
- (n) Development provides for the Twin Waters golf course to be preserved as an important sport and recreation facility and valuable area of private open space contributing to the character and identity of the local plan area.
- (o) Development retains identified sites in the Medium density residential zone for retirement facilities in order to preserve these sites for such uses in the future.
- (p) Development in the Medium impact industry zone provides for a range of low to medium impact industrial uses that complement the existing and future operations of the Sunshine Coast Airport and service the local area. Development provides an attractive interface to major transport routes and the Sunshine Coast Airport.
- (q) Development is supported by a network of open space to meet the needs of the local community and facilitates safe and convenient pedestrian and cycle connections between and around key destinations within the local plan area.

7.2.18.4 Assessment criteria

Table 7.2.18.4.1 Criteria for assessable development

Performance Outcomes		Acceptable Outcomes	
<i>Development in the Maroochy North Shore Local Plan Area Generally (All Zones)</i>			
PO1	Development provides for buildings, structures and landscaping that are consistent with and reflect the low key beachside character of the Maroochy North Shore local plan area in terms of form, composition and use of materials.	AO1.1	Development for a residential, business or community activity provides for building design which incorporates the following features:- (a) a mix of lightweight and textured external building materials, including timber finishes or masonry construction with variation provided in texture and detailing; (b) articulated, pitched, skillion or curved roof forms; (c) open or transparent balustrades; and (d) landscaping integrated into the building design.
		AO1.2	Development uses understated colour schemes and low-reflective roofing and cladding materials.
		AO1.3	Development provides for existing mature trees and stands of melaleuca and wallum heath to be retained and incorporated into the design of development.
PO2	Development contributes to the establishment of attractive and coherent <i>streetscapes</i> and gateways to reflect and enhance the sense of entry to, and the beachside character of, the Maroochy North Shore local plan area.	AO2.1	Development adjacent to an identified primary streetscape treatment area or gateway/entry point identified on Figure 7.2.18A (Maroochy North Shore local plan elements) :- (a) incorporates architectural and landscape treatments which enhance the sense of arrival to, and the beachside character of, the local plan area, and emphasise corner locations; and (b) incorporates building materials such as varied roof forms, changes in

Performance Outcomes		Acceptable Outcomes	
		AO2.2	<p>materials and variations in projected and recessed elements and facades.</p> <p>Development provides for streetscape improvements which complement existing or proposed streetscape works in the local area to ensure continuity of <i>streetscapes</i> and landscape design.</p> <p>Note—Section 9.4.2 (Landscape code) sets out requirements for streetscape landscapes including entry statement landscapes.</p> <p>Note—a landscape master plan may provide further guidance regarding particular streetscape treatments in a local plan area.</p> <p>Note—streetscape materials and palettes can be referenced from the <i>Council's</i> Infrastructure and Guideline Standards for each centre as required.</p>
PO3	Development provides for the retention and enhancement of key landscape elements including significant views and vistas to and from Mount Coolum from the David Low Way and Sunshine Motorway, existing character trees, <i>wetlands</i> and other areas of significant <i>vegetation</i> including melaleuca and wallum heath contributing to the setting, character and sense of place of the Maroochy North Shore local plan area.	AO3.1 AO3.2	<p>Development protects and emphasises, and does not intrude upon, the important sightlines and views to and from Mount Coolum, particularly from David Low Way and the Sunshine Motorway identified on Figure 7.2.18A (Maroochy North Shore local plan elements).</p> <p>Development provides for the retention and enhancement of existing mature trees, stands of melaleuca and wallum heath.</p>
PO4	The major open space links and scenic qualities offered by Mount Coolum National Park, the foreshore park and reserve system along the coastline, the Maroochy River Conservation Park and <i>wetland</i> areas and remnant <i>vegetation</i> along the Maroochy River are protected and enhanced.	AO4.1 AO4.2	<p>Development protects and enhances the greenspace link along the coastal foreshore where identified on the Figure 7.2.18A (Maroochy North Shore local plan elements).</p> <p>Development provides for the retention and enhancement of wallum heath, <i>wetland</i> areas and other native <i>vegetation</i> including adjacent to the foreshore, and the Maroochy River.</p>
PO5	Development provides for the Twin Waters Golf Course to be retained as an important sport and recreation facility and open space area contributing to the character and identity of the local plan area.	AO5	No acceptable outcome provided.
PO6	Development on land with frontage to the Maroochy River facilitates the provision of a local ecological linkage as identified on Figure 7.2.18A (Maroochy North Shore local plan elements) .	AO6	<p>No acceptable outcome provided.</p> <p>Editor's note—Section 8.2.3 (Biodiversity, waterways and wetlands overlay code) sets out requirements for the provision of ecological linkages.</p>
PO7	Development in the local plan area is sited and designed in a manner which is responsive to local flooding and drainage constraints.	AO7	<p>No acceptable outcome provided.</p> <p>Editor's note—Section 8.2.7 (Flood hazard overlay code) sets out requirements for development on flood prone land.</p>
PO8	Development in the local plan area does not compromise the current or potential future role of the Sunshine Coast Airport or adversely impact on the existing or future operational needs	AO8	No acceptable outcome provided.

Performance Outcomes		Acceptable Outcomes	
	of the Airport.		
Development in the Community Facilities Zone in Precinct MNS LPP-1 (Sunshine Coast Airport)			
PO9	<p>Development in the Community facilities zone in Precinct MNS LPP-1 (Sunshine Coast Airport) identified on Local Plan Map LPM21:-</p> <p>(a) occurs in an integrated manner in accordance with the approved Sunshine Coast Airport Master Plan;</p> <p>(b) provides for uses and activities which support, and are consistent with, the efficient operation of the Sunshine Coast Airport as an international airport and aviation precinct;</p> <p>(c) is of a nature, scale and intensity that does not compromise the Sunshine Coast Activity Centre Network, with retail activities limited to small scale uses directly serving passengers;</p> <p>(d) incorporates a high standard of urban design and landscaping that creates attractive terminal facilities, buildings, streets and entrance roads that promote a sense of arrival and departure and provide a favourable impression for tourists travelling to and from the airport;</p> <p>(e) provides for airport related business uses and other uses to be co-located to maximise urban efficiency and contribute to an integrated land use outcome;</p> <p>(f) provides a high level of amenity and effectively manages the potential for land use conflict with existing and likely future surrounding development; and</p> <p>(g) encourages public transport accessibility and use.</p>	AO9	No acceptable outcome provided.
Development in the Local Centre Zone			
PO10	<p>Development in the Local centre zone supports the role and function of:-</p> <p>(a) the Pacific Paradise Local Centre as a local (full service) activity centre providing a range of convenience goods and services to local residents and visitors; and</p> <p>(b) other local centres as local (not full service) activity centres providing basic convenience goods and services.</p>	AO10	No acceptable outcome provided.
PO11	<p>Development in the Local centre zone:-</p> <p>(a) is sympathetic to the coastal village character of the local plan area;</p> <p>(b) contributes to the creation of a contemporary coastal built form and <i>streetscape</i>;</p> <p>(c) creates vibrant and active streets and public spaces; and</p> <p>(d) provides continuous weather</p>	AO11	<p>Development in the Local centre zone:-</p> <p>(a) provides for large floor plate retail uses such as <i>supermarkets</i> to be sleeved and located behind smaller scale, fine grain built form elements;</p> <p>(b) provides <i>primary active street frontages</i>, built to boundary, where identified on Figure 7.2.18A (Maroochy North Shore local plan elements);</p>

Performance Outcomes		Acceptable Outcomes	
	protection for pedestrians.		<p>(c) has building openings overlooking the street;</p> <p>(d) provides all weather protection in the form of continuous awnings and/or light verandah structures with non-load bearing posts over footpath areas with mature or semi-mature shade trees planted along the <i>site frontage</i> adjacent to the kerbside;</p> <p>(e) ensures that signage is integrated with buildings; and</p> <p>(f) includes provision of landscaping, shaded seating and consistent and simple paving materials on footpaths.</p>
PO12	Development in the Local centre zone at Pacific Paradise and South Marcoola achieves a high level of visual amenity and attractive presentation to David Low Way and promotes a gateway experience for visitors.	AO12	No acceptable outcome provided.
PO13	Development in the Local centre zone at Pacific Paradise and Marcoola South provides for off street car parking and vehicular access arrangements which:- <p>(a) avoids direct service vehicle and car park access to David Low Way; and</p> <p>(b) provides for service vehicle and car park areas to occur behind the active street <i>frontage</i>.</p>	AO13	No acceptable outcome provided.
Development in Precinct MNS LPP-2 (Town of Seaside)			
PO14	Development in Precinct MNS LPP-2 (Town of Seaside) identified on Local Plan Map LPM21 :- <p>(a) contributes to the establishment of a walkable, integrated residential community;</p> <p>(b) provides for a mix of dwelling types in accordance with relevant master plan and zoning land use allocations;</p> <p>(c) provides for building design which addresses the street, respects the scale and character of surrounding development and reflects the distinct architectural features of existing buildings within the precinct;</p> <p>(d) provides for landscape design consistent with the established character of existing development within the precinct;</p> <p>(e) provides for retail and commercial development to be limited to existing nodes and provide for small scale local goods and services only;</p> <p>(f) provides for the maintenance and enhancement of public access to the beach and foreshore;</p> <p>(g) protects the visual amenity of the road network; and</p> <p>(h) provides for the maintenance and enhancement of the environmental</p>	AO14	Development complies with the requirements set out in subdivision permit no. 51480 (as modified by permit no. CCC03/0053) and the endorsed "Urban Code – Toward Community" for the Town of Seaside.

Performance Outcomes		Acceptable Outcomes	
	and landscape values of the area.		
Development in the Tourist Accommodation Zone (Precinct MNS LPP-3, Marcoola Tourist Accommodation)			
PO15	<p>Development in the Tourist accommodation zone in Precinct MNS LPP-3 (Marcoola Tourist Accommodation) identified on Local Plan Map LPM21:-</p> <p>(a) provides a focus for high density tourist and airport related accommodation and <i>ancillary</i> retail and entertainment/catering uses that contribute to the tourism focus of the precinct and complement the Sunshine Coast Airport;</p> <p>(b) is designed in a manner which responds to local climatic conditions and the beachfront setting;</p> <p>(c) achieves a high level of visual amenity and attractive presentation to David Low Way;</p> <p>(d) provides interesting and diverse public outdoor spaces that extend around and through the Precinct and link the David Low Way to the beach;</p> <p>(e) avoids direct service vehicle and car park access to David Low Way;</p> <p>(f) conserves the frontal dune system from both direct and indirect impacts; and</p> <p>(g) protects the remaining wildflower heathland in the Precinct.</p>	AO15	<p>Development in the Tourist accommodation zone in Precinct MNS LPP-3 (Marcoola Tourist Accommodation):-</p> <p>(a) provides predominantly visitor accommodation with limited small scale business uses including cafes, restaurants and boutique <i>shops</i> located at ground level around appropriately designed entrances and internal spaces;</p> <p>(b) provides for non-residential uses which have a maximum <i>gross leasable floor area</i> of 150m², with such uses to be located on corner sites;</p> <p>(c) incorporates generous verandahs, balconies and terraces;</p> <p>(d) provides for buildings which address the <i>frontages</i> to David Low Way, internal access streets and main pedestrian areas;</p> <p>(e) is designed to create attractive and interesting public spaces including internal courtyards, squares and gardens that extend around and through the Precinct and link David Low Way to the beach;</p> <p>(f) incorporates appropriate ways of sheltering internal spaces from prevailing winds and mitigating aircraft noise;</p> <p>(g) does not gain direct access to David Low Way;</p> <p>(h) incorporates landscaping, comprising native species which reflect the existing character of the coastal dune <i>vegetation</i>;</p> <p>(i) incorporates dense landscaping along the David Low Way <i>frontage</i> of the <i>site</i> to soften building forms and provide an attractive presentation to the street;</p> <p>(j) provides for all buildings, structures and retaining walls, to be set back a minimum of 10 metres from the seaward boundary of the lot; and</p> <p>(k) retains the remaining wildflower heathland.</p>
Development in the Tourist Accommodation Zone (Twin Waters Resort)			
PO16	<p>Development in the Tourist accommodation zone at Twin Waters Resort provides for:-</p> <p>(a) the retention of the <i>site</i> as a significant tourist facility;</p> <p>(b) buildings which are low rise and respect the scale of surrounding development and <i>vegetation</i>;</p> <p>(c) the protection of significant environmental areas including melaleuca wetlands, coastal heath and other significant <i>vegetation</i>;</p> <p>(d) building and landscape design</p>	AO16	No acceptable outcome provided.

Performance Outcomes		Acceptable Outcomes	
	<p>which provides for small clusters of buildings set within extensive parklands and naturally vegetated areas;</p> <p>(e) development <i>infrastructure</i> with sufficient capacity to accommodate additional demand; and</p> <p>(f) appropriate address of potential airport noise.</p>		
Development in the Medium Density Residential Zone (Menzies Drive Pacific Paradise)			
PO17	Development in the Medium density residential zone located at Menzies Drive, Pacific Paradise, retains and enhances a dense vegetated <i>buffer</i> to North Shore Connection Road and the Sunshine Motorway to effectively screen development from the road.	AO17	No acceptable outcome provided.
PO18	Development in the Medium density residential zone on Lot 5 SP217624 located at Menzies Drive, Pacific Paradise, provides for this <i>site</i> to be preserved for the purpose of providing a <i>retirement facility</i> .	AO18	No acceptable outcome provided.
Development in the Medium Impact Industry Zone			
PO19	Development in the Medium impact industry zone provides for medium to low impact industrial uses that support the existing and future Sunshine Coast Airport operations and service the local plan area.	AO19	No acceptable outcome provided.
PO20	Development in the Medium impact industry zone achieves a high standard of design and landscaping, especially along the <i>frontage</i> to David Low Way, North Shore Connection Road, Runway Drive (airport access road) and the Sunshine Coast Airport.	AO20	No acceptable outcome provided.

7.2.23 Palmwoods local plan code

7.2.23.1 Application

This code applies to assessable development:-

- (a) within the Palmwoods local plan area as shown on Map ZM28 contained within **Schedule 2 (Mapping)**; and
- (b) identified as requiring assessment against the Palmwoods local plan code by the tables of assessment in **Part 5 (Tables of assessment)**.

7.2.23.2 Context and setting

This section is extrinsic material under section 15 of the *Statutory Instruments Act 1992* and is intended to assist in the interpretation of the Palmwoods local plan code.

The Palmwoods local plan area is located in the central part of the Sunshine Coast on the North Coast Rail Line immediately south of Nambour and Woombye. The local plan area comprises the rural town of Palmwoods and adjacent residential and rural residential areas. It takes in a land area of approximately 496 hectares.

The local plan area is set within a picturesque rural and natural landscape on the foothills of the Blackall Range. Paynter Creek forms part of the western boundary of the local plan area and a number of other smaller water courses traverse the local plan area generally in a north-south direction. The local plan area is characterised by an undulating and gently sloping topography and is surrounded by large areas of productive rural land.

Palmwoods is a moderate sized rural town with a small town centre that services the local needs of its resident population as well as the needs of rural and residential communities immediately surrounding the town.

The Palmwoods Town Centre is based along Main Street and Margaret Street and has a traditional main street character with a number of older buildings that provide a strong sense of history and links to the past. The town centre meets the local shopping and convenience needs of Palmwoods and residents of nearby rural and rural residential areas whilst also providing tourist services to visitors. A small light industry area extends along Main Street south of the town centre, and a substantial food processing facility is located on Palmwoods-Montville Road.

The existing historic buildings in Palmwoods, especially fronting Main Street, and other heritage elements, such as the old stone retaining walls, contribute significantly to the character and identity of the town. The Palmwoods Hotel at the corner of Main and Church Streets is an important local landmark and heritage building.

The residential parts of Palmwoods are characterised by predominantly dwelling houses on large suburban lots.

The Palmwoods local plan area is dissected by a number of open space corridors that contain significant areas of remnant vegetation. The local plan area also contains a number of existing sporting facilities and notable parks, such as Kolora Park, with its duck ponds and playground facilities.

The North Coast Rail Line is planned to be subject to re-alignment and duplication, with the proposed new alignment through Palmwoods shifting the rail line and station to the east and freeing up existing rail land for alternative uses and potential improvements to the town centre. The realignment of the rail line also impacts upon opportunities for residential expansion in northern and southern parts of the local plan area with these areas intended to be predominantly retained for rural uses until the upgrade is completed and associated infrastructure and access issues can be resolved.

Major road links within the local plan area include Palmwoods-Montville Road, Woombye-Palmwoods Road, Eudlo Road and Chevallum Road.

Urban zoned land within the local plan area is connected, or has the ability to be connected, to reticulated water and sewerage.

7.2.23.3 Purpose and overall outcomes

- (1) The purpose of the Palmwoods local plan code is to provide locally relevant planning provisions for the assessment of development within the Palmwoods local plan area.
- (2) The purpose of the Palmwoods local plan code will be achieved through the following overall outcomes:-
 - (a) Palmwoods remains a moderate sized rural town with a distinct heritage character, primarily servicing the local needs of its resident population and immediately surrounding rural communities.
 - (b) Urban development within the Palmwoods local plan area is limited to land within the urban growth management boundary so as to protect and reinforce the separate identity of Palmwoods, provide for the efficient provision of *infrastructure* and services, avoid constrained land and protect the landscape character and productivity of surrounding rural lands.
 - (c) Development retains important built form, *streetscape*, landscape character and natural environment elements that contribute to the character, setting, and identity of Palmwoods as a rural town with a strong sense of place and associations with the past.
 - (d) Development in the Local centre zone supports the role and function of the Palmwoods Town Centre as a local (full service) activity centre, providing a wide range of convenience goods and services to meet the needs of its resident population and immediately surrounding rural communities.
 - (e) The “country town” feel, traditional main street built form and heritage and *streetscape* character of the Palmwoods Town Centre is retained and reinforced, with Main Street and Margaret Street enhanced as attractive and pedestrian friendly streets. Development addresses the street, complements the traditional *streetscape* and building form and retains historical buildings and landmarks contributing to the character and identity of the town.
 - (f) Development provides for centre uses to be consolidated along Main Street, with development along Margaret Street limited to small scale, low intensity business uses with low traffic generation.
 - (g) Redevelopment of disused rail land fronting Main Street in the vicinity of Church Street:-
 - (i) provides for community activities and/or business activities and, in particular, a *supermarket*;
 - (ii) does not compromise or adversely impact upon the current or future operation of the North Coast Rail Line;
 - (iii) retains existing heritage buildings and features;
 - (iv) provides for safe and convenient pedestrian access to the railway station;
 - (v) provides an attractive and active streetfront address to Main Street and the future pedestrian link to the railway station;
 - (vi) retains public parking servicing the railway station integrated within the development design; and
 - (vii) is designed such that opportunities for possible future expansion are retained following realignment of the rail line.
 - (h) Development in the Low density residential zone and Emerging community zone protects and is sympathetic to the traditional rural town character and identity of Palmwoods, typified by low-rise *dwelling houses* in generous landscaped grounds. Reconfiguring a lot in the Low density residential zone and Emerging community zone incorporates road and lot layouts which sensitively respond to site characteristics and are consistent with the established subdivision pattern of older parts of the town, characterised by regular shaped lots, grid or modified grid layout, open *streetscape* and mature street trees. Development in these zones provides an interconnected network of roads, pedestrian and cycle paths and open space.
 - (i) Development in the Medium density residential zone is sympathetic to the traditional rural town character and heritage values of Palmwoods and is of a bulk and architectural scale that does not dominate the *streetscape* or the hillside, is compatible with surrounding development and provides strong pedestrian links to the town centre.
 - (j) Development in the Low impact industry zone and Medium impact industry zone provides a range of small to medium scale industry uses compatible with a rural town setting. Industry

uses are located, designed and operated in manner that does not adversely impact upon environmental values or the amenity of nearby residential land.

- (k) Development provides for the establishment of a linked system of open space focussed on continuous vegetated corridors along Paynter Creek and the major drainage lines which traverse the local plan area.
- (l) Development is designed and sited to protect significant environmental and riparian areas and to sensitively respond to the physical characteristics and constraints of land in the local plan area, including flood prone land, steep slopes and native *vegetation*.
- (m) Development in the local plan area is supported by a network of open space to meet the needs of the local community and facilitates safe and convenient pedestrian and cycle connections to, between and around key destinations within the local plan area.
- (n) Development does not compromise or adversely impact upon the operation or future upgrading of the North Coast Rail Line. Rural land located within the urban growth management boundary is not developed for urban purposes prior to the re-alignment of the North Coast Rail Line.
- (o) In the event that the North Coast Rail Line is re-aligned within the life of the planning scheme, the pattern of land use and the provision of transport and other *infrastructure* in the Palmwoods local plan area is adapted to:-
 - (i) appropriately utilise surplus railway land to consolidate and provide for improvements to the Palmwoods town centre, particularly in terms of the provision of community facilities and urban open space, with some expansion of business uses provided for; and
 - (ii) provide for the development of rural land within the urban growth management boundary that has been identified as being potentially suitable for urban purposes but that cannot be efficiently integrated within the town fabric prior to the realignment of the North Coast Rail Line.
- (p) Development of surplus railway land and rural land within the urban growth management boundary that becomes available as a consequence of the re-alignment of the North Coast Rail Line occurs in a logical manner, consistent with the availability of *infrastructure* and services. Development that brings forward a requirement for new *infrastructure* only occurs if that *infrastructure* is provided as part of the development.
- (q) Development of surplus railway land and rural land within the urban growth management boundary that becomes available as a consequence of the re-alignment of the North Coast Rail Line is master planned.

7.2.23.4 Assessment criteria

Table 7.2.23.4.1 Criteria for assessable development

Performance Outcomes		Acceptable Outcomes	
<i>Development in the Palmwoods Local Plan Area Generally</i>			
PO1	Development provides for buildings, structures and landscaping that is consistent with and reflects the traditional <i>streetscape</i> and built form and rural town character of Palmwoods.	AO1.1	Development provides for the retention and/or adaptive re-use, with limited modification, of buildings which have cultural heritage or character significance. Editor's note—Section 8.2.9 (Heritage and character areas overlay code) sets out requirements for development on heritage places and in character areas.
		AO1.2	Buildings and structures incorporate traditional external building materials, such as timber cladding and corrugated iron roofs.
		AO1.3	For residential, business and community activities, roof forms are simple, traditional Queensland-style roof designs

Performance Outcomes		Acceptable Outcomes	
			including gable, hip, pitched or multiple gable roof forms.
PO2	Development provides for the retention and enhancement of key landscape elements including historical landmarks, significant views and vistas, existing character trees and areas of significant <i>vegetation</i> contributing to the character, setting, and sense of place of Palmwoods.	AO2.1	Development provides for the retention of old stone retaining walls, historical landmarks, memorials and monuments.
		AO2.2	Development protects and emphasises, and does not intrude upon, important view lines to the Blackall Range and other views to surrounding rural and natural areas where identified on Figure 7.2.23A (Palmwoods local plan elements) .
		AO2.3	<p>Development protects and enhances existing mature trees and character <i>vegetation</i> including:-</p> <ul style="list-style-type: none"> (a) riparian <i>vegetation</i> along Paynter Creek and the major drainage lines running north from Rifle Range Road across Palmwoods School Road and Dunning Street; (b) <i>vegetation</i> in Kolora Park identified on Figure 7.2.23A (Palmwoods local plan elements); (c) bushland along Woombye-Palmwoods Road, Eudlo Road and Palmwoods-Montville Road; and (d) other character <i>vegetation</i> identified on Figure 7.2.23A (Palmwoods local plan elements). <p>Note—in some circumstances, the eradication of weed species and planting of locally native species that make a comparable contribution to local character may also satisfy the Acceptable Outcome.</p>
PO3	Development contributes to the establishment of attractive and coherent <i>streetscapes</i> and gateways to enhance the rural town character of, and sense of entry and arrival to, Palmwoods.	AO3.1	Development adjacent to a primary streetscape treatment area or identified gateway/entry point on Figure 7.2.23A (Palmwoods local plan elements) incorporates architectural and landscape treatments and other design elements which enhance the sense of entry and arrival to, and rural town character of, Palmwoods, and emphasise corner locations.
		AO3.2	<p>Development provides for streetscape improvements which complement existing or proposed streetscape works in the local area to ensure continuity of <i>streetscapes</i> and landscape design.</p> <p>Note—Section 9.4.2 (Landscape code) sets out requirements for streetscape landscapes including entry statement landscapes.</p> <p>Note—a landscape master plan may provide further guidance regarding particular streetscape treatments in a local plan area.</p> <p>Note—streetscape materials and palettes can be referenced from the <i>Council's</i> Infrastructure and Guideline Standards for each centre as required.</p>
PO4	Development provides through block pedestrian linkages which:- (a) are located to reflect the desire	AO4	Development provides visible, safe, comfortable and attractive through block pedestrian linkages where identified on

Performance Outcomes		Acceptable Outcomes	
	<p>lines of pedestrian movement between major points of attraction and public spaces;</p> <p>(b) provide a safe alternative to the street based pedestrian and cycle movement network; and</p> <p>(c) provide a comfortable pedestrian environment in terms of access, width, shelter, materials and function.</p>		Figure 7.2.23A (Palmwoods local plan elements).
PO5	Development is sited and designed in a manner which sensitively responds to local topography.	AO5	Development on sloping sites provides for building form that steps down the slope and minimises the extent of cut and fill required to accommodate development.
PO6	Development on land with frontage to Paynter Creek and the major drainage lines running north from Rifle Range Road across Palmwoods School Road and Dunning Street, or on land otherwise identified as a local ecological linkage on Figure 7.2.23A (Palmwoods local plan elements) , facilitates the provision of the local ecological linkage.	AO6	<p>No acceptable outcome provided.</p> <p>Editor's note—Section 8.2.3 (Biodiversity, waterways and wetlands overlay code) sets out requirements for the provision of ecological linkages.</p>
PO7	Development does not compromise or adversely impact upon the operation or future upgrading of the North Coast Rail Line.	AO7	No acceptable outcome provided.
PO8	Development for a <i>food and drink outlet</i> does not:- (a) provide for the establishment of a <i>high volume convenience restaurant</i> ; or (b) incorporate a <i>drive-through facility</i> .	AO8	No acceptable outcome provided.
Development in the Local Centre Zone			
PO9	Development in the Local centre zone provides for small scale uses and mixed uses that:- (a) support Palmwoods' role and function as a local (full service) activity centre; and (b) provide a wide range of goods and services to meet the convenience needs of Palmwoods' resident population and immediately surrounding rural community.	AO9	No acceptable outcome provided.
PO10	Development in the Local centre zone provides for:- (a) Main Street to be retained as the primary focus for centre activities; and (b) development along Margaret Street to be limited to small scale, low intensity business uses with low traffic generation.	AO10	No acceptable outcome provided.
PO11	Development in the Local centre zone:- (a) is sympathetic to the rural town character and identity of Palmwoods; (b) addresses the street; (c) complements the traditional built form and <i>streetscape</i> ; (d) creates vibrant and active streets and public spaces; (e) provides continuous weather	AO11	Development in the Local centre zone:- (a) provides for Main Street and Margaret Street to be maintained and enhanced as attractive and pedestrian friendly main streets; (b) provides for <i>primary active street frontages</i> , built to the front boundary, where identified on Figure 7.2.23A (Palmwoods local plan elements) ; (c) maintains the appearance of fine-

Performance Outcomes		Acceptable Outcomes	
	<p>protection for pedestrians;</p> <p>(f) uses traditional building materials; and</p> <p>(g) provides functional and integrated access, car parking and servicing areas which preserve the integrity of existing stone retaining walls and do not dominate the street.</p>		<p>grained shopfronts addressing the street;</p> <p>(d) respects the layout, scale (including height and <i>setback</i>) and character of existing buildings;</p> <p>(e) provides all-weather protection for pedestrians in the form of continuous awnings and/or light verandah structures with decorative (non-load bearing) posts over footpath areas in conjunction with mature or semi-mature shade trees planted along the <i>site frontage</i> adjacent to the kerbside;</p> <p>(f) has simple, traditional Queensland-style roof designs such as hipped or gabled and parapet walls of various shapes facing the street;</p> <p>(g) has building openings overlooking and addressing the street;</p> <p>(h) incorporates vertical proportions on the front façade and well defined shopfronts and entry doors;</p> <p>(i) uses traditional building materials (timber cladding and corrugated iron roofing);</p> <p>(j) uses understated colour schemes and low-reflective roofing and cladding materials;</p> <p>(k) ensures that signage is integrated with the building;</p> <p>(l) includes provision of landscaping, shaded seating and consistent and simple paving materials on footpaths;</p> <p>(m) provides for vehicular access to be from the rear of sites where required to preserve old stone retaining walls; and</p> <p>(n) retains on-street car parking and provides for on-site car parking behind buildings at the rear of the development.</p>
PO12	<p>Redevelopment of disused railway land adjacent to Main Street in the vicinity of Church Street:-</p> <p>(a) provides for the development of community activities and/or business activities, in particular, a <i>supermarket</i> (where not otherwise established in the local plan area);</p> <p>(b) does not compromise or adversely impact upon the current or future operation of the North Coast Rail Line;</p> <p>(c) provides for the retention and/or adaptive re-use of existing heritage buildings and features;</p> <p>(d) provides for safe and convenient pedestrian access to the railway station;</p> <p>(e) provides an attractive and active streetfront address to Main Street and the future pedestrian link to the railway station;</p> <p>(f) retains public parking servicing the railway station integrated within the</p>	AO12	No acceptable outcome provided.

Performance Outcomes		Acceptable Outcomes	
	development design; and (g) is designed such that opportunities for possible future expansion are retained following realignment of the rail line.		
Development in the Medium Impact Industry Zone			
PO13	Development in the Medium impact industry zone:- (a) provides safe and efficient vehicular access; (b) is effectively screened from Palmwoods-Montville Road; (c) provides appropriate riparian buffers to Paynter Creek and protects water quality; and (d) protects the amenity of surrounding or nearby residential areas.	AO13	No acceptable outcome provided.
Development in the Low Impact Industry Zone			
PO14	Development in the Low impact industry zone:- (a) is limited to small scale and low impact industry uses that are compatible with a rural town setting; (b) integrates with existing developed areas; (c) provides safe and efficient vehicular access; (d) is effectively screened from, or provides an attractive street front address, to Main Street; and (e) protects the amenity of surrounding or nearby residential areas.	AO14	No acceptable outcome provided.
Development in the Low Density Residential Zone			
PO15	Reconfiguring a lot in the Low density residential zone provides for lot sizes and a configuration of lots that is sympathetic to the rural town character and identity of the Palmwoods local plan area.	AO15.1 AO15.2	Reconfiguring a lot in the Low density residential zone has a minimum lot size of 800m ² . Reconfiguring a lot in the Low density residential zone provides for regular-shaped lots with a grid street layout and subdivision pattern.
PO16	Reconfiguring a lot within the Low density residential zone:- (a) is designed to sensitively respond to site characteristics and avoids significant scarring of the landscape; and (b) provides for an interconnected, legible and permeable system of local roads, pedestrian, cycle and open space links with adjoining land.	AO16	Reconfiguring a lot in the Low density residential zone:- (a) provides for a subdivision layout which minimises the extent of cut and fill required to accommodate new lots and roads; and (b) incorporates an interconnected internal road system, pedestrian, cycle and open space links, including where identified on Figure 7.2.23A (Palmwoods local plan elements) .
Development in the Medium Density Residential Zone			
PO17	Development in the Medium density residential zone:- (a) provides for the establishment of a range of housing types compatible with a rural town setting; (b) sensitively responds to local topography; (c) allows for integration of existing <i>character buildings</i> into any redevelopment including the retention and adaptive re-use of	AO17	No acceptable outcome provided.

Performance Outcomes		Acceptable Outcomes	
	<p>existing <i>character buildings</i>, with limited external modification;</p> <p>(d) is of a domestic scale that does not dominate the <i>streetscape</i> or hillside or detract from the visual amenity of adjoining properties;</p> <p>(e) provides for building form which reflects the traditional Queensland style with the use of timber, pitched roofs, verandahs and subdued colours;</p> <p>(f) contributes positively to local <i>streetscape</i> character;</p> <p>(g) provides for generous open space to be maintained between buildings to preserve a predominantly open feel;</p> <p>(h) provides for the retention of existing mature <i>vegetation</i>, particularly on ridgelines and hilltops; and</p> <p>(i) provides strong pedestrian links to the town centre.</p>		
Development in the Emerging Community Zone Generally			
PO18	Development in the Emerging community zone is master planned to ensure that development occurs in a logical and coordinated manner.	AO18	No acceptable outcome provided.
PO19	Development in the Emerging community zone provides for:- (a) predominantly low density residential housing; and (b) lot sizes and a configuration of lots that is sympathetic to the rural town character and identity of the Palmwoods local plan area.	AO19	No acceptable outcome provided.
PO20	Reconfiguring a lot within the Emerging community zone:- (a) is designed to sensitively respond to site characteristics and avoids significant scarring of the landscape; and (b) provides for an interconnected system of local roads, pedestrian, cycle and open space links with adjoining land and the Palmwoods Town Centre.	AO20	Reconfiguring a lot in the Emerging community zone:- (a) provides for a subdivision layout which minimises the extent of cut and fill required to accommodate new lots and roads; and (b) incorporates an interconnected, permeable internal road system, pedestrian, cycle and open space links, including as indicated on Figure 7.2.23A (Palmwoods local plan elements) .
PO21	Development in the Emerging community zone provides for:- (a) the protection and buffering of <i>ecologically important areas</i> and drainage areas, including the character <i>vegetation</i> and local ecological linkages identified on Figure 7.2.23A (Palmwoods local plan elements) ; and (b) appropriate buffering and separation to nearby agricultural land and rural uses.	AO21	No acceptable outcome provided.
Development in the Emerging Community Zone (North-Eastern Part of Local Plan Area)			
PO22	Development in the Emerging community zone in the north-eastern part of the local plan area:- (a) provides a physical and visual	AO22	No acceptable outcome provided.

Performance Outcomes		Acceptable Outcomes	
	<p><i>buffer</i> at the interface to rural land directly to the north to reinforce and maintain the sub-regional inter urban break between Palmwoods and Woombye;</p> <p>(b) provides for a future road connection to the west of the existing North Coast Rail Line corridor;</p> <p>(c) provides for the retention of existing mature <i>vegetation</i>, particularly in and adjacent to Woombye-Palmwoods Road, drainage lines and <i>wetland</i> areas;</p> <p>(d) does not interfere with or adversely impact on significant views to the west from Woombye-Palmwoods Road; and</p> <p>(e) provides an appropriate interface to the Woombye War Cemetery located on the opposite (eastern) side of Woombye-Palmwoods Road.</p>		
Development in the Emerging Community Zone (South-Eastern Part of Local Plan Area)			
PO23	Development in the Emerging community zone in the south-eastern part of the local plan area provides for local road connections and does not solely rely upon road access from Eudlo Road.	AO23	No acceptable outcome provided.
Development of Surplus Railway land and Rural land within the Urban Growth Management Boundary not available for Urban Purposes at Commencement of Planning Scheme			
PO24	Development provides for the following land areas that are not available for urban development at the commencement of the planning scheme to be developed only once the North Coast Rail Line is re-aligned:- <p>(a) surplus railway land included in the Community facilities zone in the central part of the local plan area immediately adjoining the Palmwoods Town Centre; and</p> <p>(b) rural zoned land within the urban growth management boundary in the north-western and south-eastern parts of the local plan area.</p>	AO24	No acceptable outcome provided.
PO25	Development of rural land within the urban growth management boundary, where identified on Figure 7.2.23A (Palmwoods local plan elements) , and made available in the life of the planning scheme (once the North Coast Railway is realigned):- <p>(a) provides for predominantly low density residential development;</p> <p>(b) is already connected to or can be efficiently connected to the <i>infrastructure</i> required to service the land;</p> <p>(c) is sympathetic to the rural town character and heritage of Palmwoods;</p> <p>(d) avoids development of land subject to constraints and protects <i>ecologically important areas</i>;</p>	AO25	No acceptable outcome provided.

Performance Outcomes		Acceptable Outcomes	
	<ul style="list-style-type: none"> (e) is designed to sensitively respond to site characteristics and avoids significant scarring of the landscape; (f) protects visual amenity from Woombye-Palmwoods Road, Eudlo Road and the re-aligned rail line; (g) provides an integrated, legible and permeable road, cycle and pathway network which connects residential neighbourhoods to the town centre, community, sport and recreation facilities and open space; (h) provides appropriate open space to service the local community; and (i) provides effective buffering to adjoining rural areas and uses. 		
PO26	<p>Development of surplus railway land immediately adjoining the Palmwoods Town Centre, where identified on Figure 7.2.23A (Palmwoods local plan elements), and made available in the life of the planning scheme:-</p> <ul style="list-style-type: none"> (a) provides for the improvement of the town centre and the consolidation of Main Street as the focus for centre activities and community interaction; (b) provides for predominantly open space and community activities, with limited business and residential activities; (c) is sympathetic to the rural town character and heritage of Palmwoods and provides a coherent and attractive streetfront address; (d) provides safe and convenient access to the new railway station, Kolora Park and surrounding areas; (e) effectively integrates with existing developed areas and the new railway station; and (f) where for business uses, provides an active <i>frontage</i> to Main Street and the pedestrian link to the new railway station. 	AO26	No acceptable outcome provided.
PO27	Development provides for surplus railway land and rural land within the urban growth management boundary made available in the life of the planning scheme to be master planned and occur in a logical sequence, providing for the efficient and timely provision of <i>infrastructure</i> and services.	AO27	Development of surplus railway land or rural land within the urban growth management boundary is undertaken in accordance with a local master plan that has been subject to public consultation and implemented either through a planning scheme amendment or a preliminary approval pursuant to Section 242 of the Act.

Performance Outcomes		Acceptable Outcomes	
	<p>events up to and including the <i>DFE</i> or <i>DSTE</i>, based on:-</p> <p>(a) current climate conditions; and</p> <p>(b) incorporating an appropriate allowance for the predicted impacts of climate change.</p>		<p>(a) there is no loss of on-site flood storage capacity;</p> <p>(b) any changes to level, depth, duration and velocity of floodwaters are contained within the <i>site</i> for all flood events up to and including the <i>DFE</i> or <i>DSTE</i> based on:-</p> <p>(i) current climate conditions; and</p> <p>(ii) incorporating an allowance for the predicted impacts of climate change at the year 2100;</p> <p>(iii) catchment conditions relevant at the time of upstream or downstream development;</p> <p>(c) no earthworks (including filling of land or reduction of flood storage capacity) occurs, unless:-</p> <p>(i) such earthworks result in the rehabilitation and repair of the hydrological network and riparian ecology of a <i>waterway</i>; and</p> <p>(ii) an assessment undertaken by a competent person demonstrates that reforming of the land does not negatively impact on the overall hydrology, hydraulics and flood capacity of the <i>waterway</i> and does not, in any way, result in the reduction of flood storage capacity on the <i>site</i>; or</p> <p>(iii) such earthworks relate to improving drainage in a drainage deficient area, as identified on Figure 8.2.7 (Drainage deficient areas), and are undertaken in accordance with a current drainage deficient area flood information certificate issued by the <i>Council</i>.</p>
PO10	<p>Development does not increase the severity of storm tide related impacts for off-site property for all storm tide events up to and including the <i>DFE</i> or <i>DSTE</i>, based on:-</p> <p>(a) current climate conditions; and</p> <p>(b) incorporating an appropriate allowance for the predicted impacts of climate change at the end of the design life of the development.</p>	AO10	<p>Development does not involve any physical alteration to the <i>storm tide inundation area</i>, including <i>vegetation clearing</i>.</p> <p>OR</p> <p>Development avoids or, where avoidance is not possible, minimises alterations to the <i>site</i> that would result in:-</p> <p>(a) acceleration or redirection of flows towards neighbouring <i>infrastructure</i> and development;</p> <p>(b) increased local water levels; or</p> <p>(c) increased breaking wave heights.</p>

Table 8.2.7.3.3 Flood levels and flood immunity requirements for development and infrastructure

Column 1 Type of development	Column 2 Flood level (DFE/DSTE) ²²		Column 3 Minimum design level ^{23 24 25}	
	Column 2A Recurrence Interval	Column 2B Planning period for climate change	Column 3A Surface ²⁶	Column 3B Floor
<i>General</i>				
Business	1% AEP	2100	DFE/DSTE or Historical	DFE/DSTE + 0.5m or Historical + 0.6m
Industrial	1% AEP	2100	DFE/DSTE + 0.5m or Historical + 0.6m	DFE/DSTE + 0.5m or Historical + 0.6m
Residential	1% AEP	2100	DFE/DSTE + 0.5m or Historical + 0.6m	DFE/DSTE + 0.5m or Historical + 0.6m
Community (<i>Child care centre / Educational establishment</i>)	0.5% AEP	2100	DFE/DSTE or Historical	DFE/DSTE + 0.5m or Historical + 1m
Other than as specified above	1% AEP	2100	DFE/DSTE + 0.5m or Historical + 0.6m	DFE/DSTE + 0.5m or Historical + 0.6m
<i>Community activities that are essential community infrastructure (recommended flood level [RFL])</i>				
Emergency service facilities other than police facilities ²⁷	0.2% AEP	2100	DFE/DSTE or Historical	DFE/DSTE + 0.5m or Historical + 1m
Emergency shelter	0.2% AEP	2100	DFE/DSTE or Historical	DFE/DSTE + 0.5m or Historical + 1m
Hospitals and associated facilities	0.2% AEP	2100	DFE/DSTE or Historical	DFE/DSTE + 0.5m or Historical + 1m
Police facilities ²⁷	0.5% AEP	2100	DFE/DSTE or Historical	DFE/DSTE + 0.5m or Historical + 1m
Stores of valuable records or items of historic or cultural significance	0.5% AEP	2100	DFE/DSTE or Historical	DFE/DSTE + 0.5m or Historical + 1m
<i>Utilities that are essential community infrastructure (recommended flood level [RFL])</i>				
Major switch yards and substation	0.5% AEP	2100	DFE/DSTE or Historical	DFE/DSTE + 0.5m or Historical + 1m
Power station	0.2% AEP	2100	DFE/DSTE or Historical	DFE/DSTE + 0.5m or Historical + 1m
Sewage treatment plant ²⁸	0.01% AEP	2100	N/A	DFE/DSTE or Historical + 1m
Water treatment plant	0.5% AEP	2100	DFE/DSTE or Historical	DFE/DSTE + 0.5m or Historical + 1m
<i>Infrastructure²⁹</i>				
Access roads and car parking	10% AEP	2100	DFE/DSTE and maximum inundation depth of 250mm during 1% AEP event	N/A
Collector streets and above	1% AEP	2100	DFE/DSTE	N/A
Other than as specified above	1% AEP	2100	DFE/DSTE or Historical	DFE/DSTE or Historical
<i>Hazardous and other materials</i>				
Manufacture and storage of hazardous materials in bulk	1% AEP	2100	DFE/DSTE + 0.5m or Historical + 1m	DFE/DSTE + 0.5m or Historical + 1m

²² Note—the DFE/DSTE is the nominated recurrent event at the end of the nominated planning period.

²³ Note—the minimum design level is the DFE/DSTE, (including freeboard where nominated). Where the DFE/DSTE is unavailable the minimum design level is the historic level (including freeboard where nominated).

²⁴ Note—for development which is reconfiguring a lot for urban purposes, the minimum design level nominated applies to the entire lot and all associated infrastructure.

²⁵ Note—for development which is reconfiguring a lot for rural or rural residential purposes, the minimum design level nominated applies to the building envelope or development footprint area only, subject to access to the building envelope or development footprint area from the road network being trafficable during the 1% AEP event and flood-free during the 39% AEP event.

²⁶ Note—surface level requirements apply to development for reconfiguring a lot only.

²⁷ Note—some emergency services and police facilities (e.g. water police and search and rescue operations) are dependent on direct water access. The flood levels do not apply to these aspects but other operational areas should be located above the recommended flood level to the greatest extent feasible.

²⁸ Note—for a sewage treatment plant, the recommended flood level applies only to electrical and other equipment that, if damaged by flood water or debris, would prevent the plant from functioning. This equipment should either be protected from damage or designed to withstand inundation.

²⁹ Note—minimum design levels for infrastructure apply to standalone infrastructure only. Where infrastructure is proposed as part of development, the minimum design levels nominated for that development category also apply to the associated infrastructure.

Performance Outcomes	Acceptable Outcomes
	suppression vehicles.
	<p>AO3.2</p> <p>Fire access tracks and roads are established and maintained:-</p> <p>(a) to a minimum width of 4 metres;</p> <p>(b) that are accessible; and</p> <p>(c) that ensure no part of a plantation is more than 250 metres from a fire access track or road.</p>
For Assessable Development	
Cropping Harvest, Haulage and Wildfire Management	
<p>PO4</p> <p>Local government are informed of the expected cropping harvest cycles, volumes, timescales and haulage routes, plus propose wildfire management and location of supportive <i>infrastructure</i>.</p>	<p>AO4</p> <p>When the forest for wood production area is greater than 10 hectares a management report is attached to the development application that contains the following information:-</p> <p>(a) expected harvest cycles and estimated harvest timescale;</p> <p>(b) an estimated haulage route plan identifying likely local roads for transporting the harvest to the primary destination/s; and</p> <p>(c) proposed methods and supporting <i>infrastructure</i> location for managing wild fire (including an area map of the property location, adjacent roads and tracks, property entrances, location of fire access tracks and turnarounds on the property and location of water points in the area).</p>

Table 9.2.2.3.2 Forestry for wood production setback distances

Aspect	Distance (measured from base of the tree)
Areas of Environmental Interest	
Top of a defining bank of streams (gully, creek or river) that are represented on the 1:100 000 topographic map series in accordance with the stream order classification system	Stream order 1 to 2: 5 metres; or Stream order 3 to 5: 10 metres; or Stream order 6: 20 metres.
State-owned protected areas and forest reserves under the <i>Nature Conservation Act 1992</i>	10 metres
Protected vegetation under the <i>Vegetation Management Act 1999</i>	10 metres
Infrastructure	
<i>Dwellings</i>	100 metres or such distance that ensures the <i>dwelling</i> is consistent with the requirements of AS3959-2009 and the Building Code of Australia
Machinery sheds	25 metres or 1.5 times the maximum anticipated height of the tree at harvest, whichever is the greater
Transmission lines and above-ground pipelines (excluding <i>infrastructure</i> servicing only the farm) not subject to an easement	25 metres or 1.5 times the maximum anticipated height of the tree at harvest, whichever is the greater

Table 9.2.2.3.3 Forestry for wood production firebreak distances

Firebreaks	
Forestry for wood production activities less than 40 hectares	7 metres

Firebreaks	
Forestry for wood production of 40 hectares to 100 hectares	10 metres
Forestry for wood production greater than 100 hectares	20 metres, or a 10 metre break that is free of flammable material that is greater than 1 metre high followed by a 10 metre fuel reduction area where forestry for wood production trees are pruned up to a minimum height of 5 metres, commencing once trees are greater than 10 metres in height.

9.2.3 Reconfiguring a lot (subdividing one lot into two lots) and associated operational work code

9.2.3.1 Purpose

- (1) The purpose of the Reconfiguring a lot (subdividing one lot into two lots) and associated operational work code is for assessing requests for compliance assessment for development for reconfiguring a lot that requires compliance assessment as prescribed under **Table 5.4.2 (Prescribed levels of assessment: reconfiguring a lot)** in **Part 5 (Tables of assessment)**.

Note—development subject to compliance assessment must be able to achieve compliance with the compliance outcomes for a compliance permit to be issued.

Note—if compliance with the code is not possible, the development cannot be considered for compliance assessment and a development application for assessable development must be made to the local government as outlined in Schedule 18 of the Regulation.

9.2.3.2 Assessment criteria

Table 9.2.3.2.1 Reconfiguring a lot (subdividing one lot into two lots) and associated operational work requiring compliance assessment

Compliance Outcomes	
<i>Lot Design</i>	
CO1	Each lot complies with the minimum <i>frontage</i> requirements specified in Column 4 of Table 9.4.4.3.2 (Minimum lot size and dimensions) as applicable to the zone in which the subject <i>site</i> is located.
CO2	Each lot complies with the minimum building envelope requirements specified in Column 3 of Table 9.4.4.3.2 (Minimum lot size and dimensions) as applicable to the zone in which the subject <i>site</i> is located.
CO3.1	On land in the industrial zone, no <i>rear lots</i> are created.
CO3.2	On land in a <i>residential zone</i> , any <i>rear lot</i> complies with the following:- (a) the number of adjoining <i>rear lots</i> does not exceed three; (b) only one <i>rear lot</i> is provided behind each standard lot; (c) no more than two <i>rear lot</i> access strips directly adjoin each other; and (d) no more than two <i>rear lots</i> gain <i>access</i> from the head of a cul-de-sac.
CO4	The reconfiguration ensures that any existing building or structure is <i>setback</i> to any new property boundary in accordance with the <i>setback</i> requirements for the existing use as specified in the applicable use code and any applicable local plan code.
CO5	The reconfiguration ensures that any proposed building or structure can comply with boundary <i>setback</i> requirements for the proposed future use of the land as specified in the applicable use code and any applicable local plan code.
CO6.1	The reconfiguration ensures that any proposed building or structure avoids easements, such as easements for trunk sewer lines.
CO6.2	No new lots are created where a proposed building or structure cannot be constructed due to existing or planned underground or aboveground <i>infrastructure</i> .
CO7	No new lots are created on land subject to flooding up to and including the declared level determined by Council.

Compliance Outcomes	
CO8	If the land is located in a Designated Bushfire Prone Area, the reconfiguration does not involve premises identified as being greater than low risk.
CO9	No new lots are created where the existing <i>slope</i> of the land is 15 per cent or greater.
Infrastructure	
CO10	For premises located in a reticulated water area, each lot is connected to the reticulated water supply <i>infrastructure</i> network. OR For premises located outside a reticulated water area, each lot is provided with an alternative potable water supply source (e.g. rainwater, bore water), with a minimum storage capacity of 45,000 litres.
CO11	For premises located in a seweraged area ¹ , each lot is connected to the reticulated sewer <i>infrastructure</i> network. OR For premises located outside a seweraged area, each lot provides for an effluent treatment and disposal system in accordance with the requirements of <i>Plumbing and Drainage Act 2002</i> .
CO12	Each lot is connected to an electricity supply <i>infrastructure</i> network.
CO13	Each lot is connected to a telecommunications infrastructure network.
CO14	<i>Infrastructure</i> (water supply, sewerage, roads, stormwater quality and quantity, recreational parks, land only for community purposes) is designed and constructed in accordance with the standards specified in the Planning scheme policy for development works .
Access	
CO15	Each lot has lawful, safe and practical access to the existing road network via:- (a) direct road <i>frontage</i> ; or (b) an access strip (for a <i>rear lot</i>); or (c) an access easement.
CO16	Where access to a lot is proposed via an access strip or easement, the access strip or easement:- (a) has a minimum width that complies with the requirements specified in Columns 2, 3 and 4 of Table 9.4.4.3.4 (Access strip requirements for rear lots) ; and (b) is designed and constructed in accordance with the standards specified in the Planning Scheme policy for development works .
CO17	The maximum length of an access strip or easement does not exceed 40 metres.
CO18	The gradient of an access strip or easement does not exceed 15%.
CO19	A driveway crossover to each lot is designed and constructed in accordance with the standards specified in the Planning scheme policy for development works .
Stormwater	
CO20	Onsite erosion and the release of sediment or sediment-laden stormwater from the premises is minimised at all times including during construction and complies with the standards specified in the Planning scheme policy for development works .
CO21	<i>Filling or excavation</i> on the premises does not exceed a maximum of one metre vertical change in <i>natural ground level</i> at any point.
CO22	<i>Filling or excavation</i> does not cause ponding on the premises or adjoining land.

¹ Editor's note—seweraged area is defined in the *Plumbing and Drainage Act 2002* and means a service area for a sewerage service under the *Water Supply (Safety and Reliability) Act 2008*.

9.3.5 Dual occupancy code

9.3.5.1 Application

This code applies to self assessable and assessable development identified as requiring assessment against the Dual occupancy² code by the tables of assessment in **Part 5 (Tables of assessment)**.

9.3.5.2 Purpose and overall outcomes

- (1) The purpose of the Dual occupancy code is to ensure dual occupancies are appropriately located, achieve a high level of comfort and amenity for occupants, maintain the amenity of neighbouring premises and are compatible with the character and *streetscape* of the local area.
- (2) The purpose of the Dual occupancy code will be achieved through the following overall outcomes:-
 - (a) a *dual occupancy* is located in an area intended to accommodate more diverse housing options and is integrated within its neighbourhood setting in a manner which appropriately disperses the distribution of density having regard to the intent of the zone;
 - (b) a *dual occupancy* incorporates a high standard of design and makes a positive contribution to the *streetscape* character of the area in which it is located;
 - (c) a *dual occupancy* is sited and designed to protect the amenity, privacy and access to sunlight of adjoining residential premises;
 - (d) a *dual occupancy* provides a high level of amenity and convenience to residents of the *dual occupancy*; and
 - (e) a *dual occupancy* is provided with an appropriate level of *infrastructure* and services.

9.3.5.3 Assessment criteria³

Table 9.3.5.3.1 Criteria for self assessable and assessable development

Performance Outcomes		Acceptable Outcomes	
<i>Location and Site Suitability</i>			
PO1	The <i>dual occupancy</i> is located on a <i>site</i> which:- <ol style="list-style-type: none"> (a) is convenient to local services and public transport; (b) is in an area intended to accommodate more diverse housing options; (c) is dispersed and not concentrated within low density residential neighbourhoods; (d) has sufficient area and dimensions to accommodate the use (including associated access, parking, landscapes and setback requirements); and (e) is not steep and is otherwise suitable for the proposed development. 	AO1.1	The <i>site</i> is included in a <i>centre zone</i> and the <i>dual occupancy</i> is part of a <i>mixed use building</i> . OR The <i>site</i> is included in the Medium density residential zone. OR The <i>site</i> is included in the Low density residential zone, other than in Precinct LDR-1 (Protected Housing Area).
		AO1.2	Where located on a <i>site</i> included in the Low density residential zone, other than in Precinct LDR-1 (Protected Housing Area), the <i>site</i> :- <ol style="list-style-type: none"> (a) has a minimum area of 800m², exclusive of any access strip; (b) does not adjoin another lot

² Editor's note—in accordance with **Schedule 1 (Definitions)**, a reference to a '*dual occupancy*' in the planning scheme includes a reference to any *home office* and all outbuildings, structures and works normally associated with a *dual occupancy*.

³ Editor's note—a Structure Plan, as varied by an approved master plan and an approved plan of development for a preliminary approval overriding a planning scheme (pursuant to Section 242 of the Act) or reconfiguring a lot, may vary or specify alternative assessment criteria for a *dual occupancy*. In such cases, compliance with these alternative assessment criteria will be deemed to represent compliance with the comparable provisions of the Dual occupancy code.

Performance Outcomes		Acceptable Outcomes	
			developed or approved for a <i>dual occupancy</i> ; and (c) has a <i>slope</i> of not more than 15%.
Height of Buildings and Structures			
PO2	The height of the <i>dual occupancy</i> is consistent with the preferred character of a local area and does not adversely impact on the amenity of adjacent premises having regard to:- (a) overshadowing; (b) privacy and overlooking; (c) views and vistas; (d) building appearance; and (e) building massing and scale as seen from neighbouring premises.	AO2	The height of the <i>dual occupancy</i> does not exceed:- (a) for a <i>site</i> included in a <i>centre zone</i> —the height specified on the applicable Height of Buildings and Structures Overlay Map; or (b) for a <i>site</i> included in the Medium density residential zone or Low density residential zone—8.5 metres, notwithstanding the height specified on the applicable Height of Buildings and Structures Overlay Map.
Site Cover and Density			
PO3	The <i>dual occupancy</i> :- (a) is of a scale that is compatible with surrounding development; (b) does not present an appearance of bulk to adjacent premises, road or other areas in the vicinity of the <i>site</i> ; (c) maximises opportunities for the retention of existing <i>vegetation</i> and allows for soft landscapes between buildings and the street; (d) allows for adequate area at ground level for outdoor recreation, entertainment, clothes drying and other site facilities; and (e) facilitates on-site stormwater management and vehicular access.	AO3.1	The <i>site cover</i> of the <i>dual occupancy</i> does not exceed:- (a) 50% where a single <i>storey dual occupancy</i> ; (b) 40% where the <i>dual occupancy</i> is 2 or more <i>storeys</i> in height; or (c) 50% for the ground floor and 30% for the upper floors where the <i>dual occupancy</i> is 2 or more <i>storeys</i> in height.
		AO3.2	The maximum number of bedrooms per <i>dwelling</i> in the <i>dual occupancy</i> does not exceed 3.
Streetscape Character			
PO4	The <i>dual occupancy</i> is designed and constructed to:- (a) provide an attractive address to all street <i>frontages</i> ; (b) make a positive contribution to the preferred <i>streetscape</i> character of the locality; (c) provide shading to walls and windows of the <i>dual occupancy</i> ; (d) minimise opportunities for residents to overlook the <i>private open space</i> areas of neighbouring premises; and (e) maximise the retention of existing mature trees within the <i>frontage</i> setback, to retain <i>streetscape</i> character.	AO4.1	Each <i>dwelling</i> has an individual design such that the floor plan is not a mirror image of the adjoining <i>dwelling</i> and includes distinct external design elements (e.g. variations in roof line, facade, treatment or position of main entrances and garages, window treatments and shading devices).
		AO4.2	The <i>dual occupancy</i> is <i>setback</i> at least 4.5 metres from any street <i>frontage</i> , with any garage or carport associated with the <i>dual occupancy setback</i> at least 6 metres.
		AO4.3	Any garage or carport is <i>setback</i> a minimum of 1.5 metres from the main face of the associated <i>dwelling</i> , or in line with the main face of the associated <i>dwelling</i> , where the <i>dwelling</i> incorporates a front verandah or portico projecting forward of the main face or faces.
		AO4.4	The <i>dual occupancy</i> is <i>setback</i> from any side or rear property boundary in accordance with the boundary clearance provisions of the QDC MP1.3.

Performance Outcomes		Acceptable Outcomes	
Private Open Space			
PO5	Sufficient <i>private open space</i> is provided to allow for the amenity and reasonable recreation needs of the occupants of the <i>dual occupancy</i> .	A05	Each <i>dwelling</i> is provided with <i>private open space</i> at ground level free of buildings which:- (a) is at least 50m ² in area; (b) comprises not more than two separate parts; (c) has one part directly accessible from the main living area which:- (i) is at least 25m ² in area; (ii) has a minimum dimension of 4 metres; and (iii) has a maximum gradient of 1 in 20 (5%).
Setbacks to Canals and Artificial Waterways			
PO6	Buildings and structures are adequately <i>setback</i> from canals and other artificial <i>waterways</i> or waterbodies (e.g. lakes) to:- (a) protect the structural integrity of the canal/ <i>waterway</i> /waterbody profile and revetment wall; and (b) ensure no unreasonable loss of amenity occurs to adjacent land and dwellings, having regard to:- (i) privacy and overlooking; (ii) views and vistas; (iii) building character and appearance; and (iv) building massing and scale as seen from neighbouring premises.	A06	Buildings and structures exceeding 1 metre in height above ground level (other than pool fencing which is at least 75% transparent) are <i>setback</i> a minimum of 4.5 metres from the property boundary adjacent to the canal or artificial <i>waterway</i> /waterbody.
Site Landscapes			
PO7	The <i>dual occupancy</i> incorporates site landscapes that:- (a) provide an attractive landscape setting for the enjoyment and appreciation of residents; (b) integrate the development into the surrounding urban landscape; (c) effectively define and screen <i>private open space</i> and service areas; (d) utilise locally native <i>vegetation</i> species as the major planting theme; and (e) maximise the retention of existing mature trees in order to retain the landscape character of the area.	A07.1 A07.2 A07.3 A07.4 A07.5	The <i>site</i> is fully landscaped with turf and tree and shrub species. At least 20% of the <i>site</i> is retained for soft landscapes (i.e. not used as hardstand area). A minimum 1 metre wide landscape strip is provided along the full length of the street <i>frontage</i> (excluding driveways and pathways). A 1.8 metre high solid screen fence is provided along:- (a) the full length of all rear <i>site</i> boundaries; and (b) the full length of all side <i>site</i> boundaries to the front building line. Fences or walls are not provided along street <i>frontages</i> . OR Fences or walls to street <i>frontages</i> are not more than:- (a) 1.8 metres high where the <i>site</i> is on a <i>major road</i> ; or (b) 1.2 metres high where the <i>site</i> is not on a <i>major road</i> .
Safety and Security			
PO8	The <i>dual occupancy</i> , including buildings	A08.1	Each <i>dwelling</i> has an entrance which is

Performance Outcomes		Acceptable Outcomes	
	and outdoor spaces, is designed to protect the personal security and safety of residents by allowing for casual surveillance.	AO8.2	clearly identifiable and visible from the street and driveway. The internal pathway network has clear sightlines to the <i>dwelling</i> entrance and street access points.
Access and Car Parking			
PO9	Sufficient parking spaces are provided on the <i>site</i> to cater for residents and visitors.	AO9	A minimum of 2 (two) car parking spaces are provided per <i>dwelling</i> , with at least 1 (one) car parking space capable of being covered. Note—car parking spaces may be provided in a tandem configuration provided that all spaces are wholly contained within the <i>site</i> such that parked vehicles do not protrude into the road reserve.
PO10	The design and management of access, parking and vehicle movement on the <i>site</i> facilitates the safe and convenient use of the <i>dual occupancy</i> by residents and visitors.	AO10	Access driveways, internal circulation and manoeuvring areas, and on-site car parking areas are designed and constructed in accordance with:- (a) IPWEA Standard Drawings SEQ R-050 and R-056 as applicable; and (b) <i>AS2890 Parking facilities – Off-street parking</i> .
Services and Utilities			
PO11	The <i>dual occupancy</i> is provided with, and connected to, <i>infrastructure</i> and services.	AO11	The <i>dual occupancy</i> is connected to the reticulated water supply, sewerage and telecommunications <i>infrastructure</i> networks and has an electricity supply.
PO12	The <i>dual occupancy</i> is provided with a stormwater management system which:- (a) makes adequate provision for drainage of the premises to a lawful point of discharge; and (b) conveys external catchment stormwater through the development.	AO12	Where the <i>dual occupancy</i> is on a lot with a finished level that falls to the road, stormwater is:- (a) piped to kerb and channel; or (b) connected directly into the <i>Council's</i> piped stormwater <i>infrastructure</i> network. OR Where the <i>dual occupancy</i> is on a lot with a finished level that falls away from the road, stormwater is:- (a) connected into an inter-allotment drainage easement; or (b) connected directly into the <i>Council's</i> piped stormwater <i>infrastructure</i> network.
PO13	Development works and connections to <i>infrastructure</i> and services are undertaken in accordance with accepted engineering standards and are complete prior to the commencement of the use.	AO13.1 AO13.2	All development works are certified by a Registered Professional Engineer Queensland (RPEQ). All connections to <i>infrastructure</i> and services are in accordance with the requirements of the relevant <i>infrastructure</i> entity.
PO14	The <i>dual occupancy</i> is provided with adequate areas for the storage of waste and recyclable items, in appropriate containers, which are convenient to use and service.	AO14.1	A separate waste storage area is provided for each <i>dwelling</i> to accommodate the permanent storage of waste and recyclable items in standard waste containers. OR A shared waste storage area over which each <i>dwelling</i> has control via access

Performance Outcomes		Acceptable Outcomes	
		AO14.2	<p>rights or ownership is provided to accommodate the permanent storage of waste and recyclable items in standard waste containers.</p> <p>The separate or shared waste storage area is:-</p> <ul style="list-style-type: none"> (a) a level, constructed hardstand area, and where shared, provided with a screened enclosure; (b) of sufficient size to accommodate the required number of standard waste containers (i.e. a minimum of 2 wheelie bins per <i>dwelling</i>, and a minimum of 600mm x 600mm per wheelie bin); (c) not visible from passing vehicle or pedestrian traffic; (d) easy to access and use; and (e) not located adjacent to the living areas of existing neighbouring properties.
Filling or excavation			
PO15	<p>Any <i>filling or excavation</i> associated with a <i>dual occupancy</i>:-</p> <ul style="list-style-type: none"> (a) sensitively responds to the slope and landform characteristics of the <i>site</i>; (b) provides safe and efficient <i>access</i> for vehicles and pedestrians on sloping land; (c) minimises adverse impacts on the <i>streetscape</i>; and (d) does not adversely impact upon the privacy or amenity of surrounding premises. 	<p>AO15.1</p> <p>AO15.2</p>	<p>The extent of excavation (cut) and fill does not involve a total change of more than 1.0 metre relative to the ground at any point.</p> <p>No part of any cut or fill is within 1.5 metres of any property boundary, except cut and fill involving a change in ground level of less than 200mm that does not necessitate the removal of any <i>vegetation</i>.</p> <p>OR</p> <p>Filling and/or excavation is confined to within the plan area of the <i>dual occupancy</i>, with ground level being retained around external walls of the building.</p>

9.3.6 Dwelling house code

9.3.6.1 Application

This code applies to self assessable and assessable development identified as requiring assessment against the Dwelling house⁴ code by the tables of assessment in **Part 5 (Tables of assessment)**.

9.3.6.2 Purpose and overall outcomes

- (1) The purpose of the Dwelling house code is to ensure *dwelling houses* achieve a high level of comfort and amenity for occupants, maintain the amenity and privacy of neighbouring residential premises and are compatible with the character and *streetscape* of the local area.
- (2) The purpose of the Dwelling house code will be achieved through the following overall outcomes:-
 - (a) a *dwelling house* incorporates a high standard of design and makes a positive contribution to the *streetscape* character of the area in which it is located;
 - (b) a *dwelling house* is sited and designed to protect the amenity and privacy of neighbouring residential premises;
 - (c) a *dwelling house* provides a high level of amenity to the residents of the *dwelling house*; and
 - (d) a *dwelling house* is provided with an acceptable level of *infrastructure* and services.

9.3.6.3 Assessment criteria⁵

Table 9.3.6.3.1 Criteria for self assessable and assessable development

Performance Outcomes		Acceptable Outcomes	
Height of Buildings and Structures			
PO1	The height of the <i>dwelling house</i> is consistent with the preferred character of a local area and does not adversely impact on the amenity of neighbouring premises having regard to:- (a) overshadowing; (b) privacy and overlooking; (c) views and vistas; (d) building appearance; and (e) building massing and scale as seen from neighbouring premises.	AO1	The height of the <i>dwelling house</i> does not exceed 8.5 metres, notwithstanding the height specified on an applicable Height of Buildings and Structures Overlay Map.
Garages, Carports and Sheds			
PO2	Garages, carports and sheds:- (a) preserve the amenity of adjacent land and dwelling houses; (b) do not dominate the <i>streetscape</i> ; (c) maintain an adequate area suitable for landscapes adjacent to the road <i>frontage</i> ; and (d) maintain the visual continuity and pattern of buildings and landscape elements within the street.	AO2.1	Where located on a lot in a <i>residential zone</i> , a garage, carport or shed:- (a) is <i>setback</i> at least 6 metres from any road <i>frontage</i> ; (b) does not exceed a height of 3.6 metres; and (c) has a total floor area that does not exceed 56m ² . Note—AO2.1(b) and (c) do not apply to a garage under the main roof of a <i>dwelling house</i> .

⁴ Editor's note—in accordance with **Schedule 1 (Definitions)**, a reference to a '*dwelling house*' in the planning scheme includes a reference to any *secondary dwelling* or *home office* associated with the *dwelling house*, and all outbuildings, structures and works normally associated with a *dwelling house*.

⁵ Editor's note—a Structure Plan, as varied by an approved master plan and an approved plan of development for a preliminary approval overriding a planning scheme (pursuant to Section 242 of the Act) or reconfiguring a lot, may vary or specify alternative assessment criteria for a *dwelling house*. In such cases, compliance with these alternative assessment criteria will be deemed to represent compliance with the comparable provisions of the Dwelling house code.

Performance Outcomes		Acceptable Outcomes	
	<p>(rather than built structures);</p> <p>(b) preserve the amenity and character of the rural or rural residential area, having regard to building massing and scale as seen from the road and neighbouring premises; and</p> <p>(c) minimise opportunities for residents to overlook the <i>private open space</i> areas of neighbouring premises.</p>	<p>AO5.2</p>	<p>of 2 hectares or less; or</p> <p>(b) 10 metres where the lot has an area of more than 2 hectares.</p> <p>Where located on a lot in the Rural residential zone the <i>dwelling house</i> (including any associated garage, carport or shed) is <i>setback</i> at least 3 metres from any side or rear boundary.</p> <p>Note—AO5.1 and AO5.2 alternative provisions to QDC.</p>
Setbacks to Canals and Artificial Waterways			
PO6	<p>Buildings and structures are adequately <i>setback</i> from canals and other artificial <i>waterways</i> or waterbodies (e.g. lakes) to:-</p> <p>(a) protect the structural integrity of the canal/<i>waterway</i>/waterbody profile and revetment wall;</p> <p>(b) ensure no unreasonable loss of amenity to adjacent land and dwellings occur having regard to:-</p> <p>(i) privacy and overlooking;</p> <p>(ii) views and vistas;</p> <p>(iii) building character and appearance; and</p> <p>(c) building massing and scale as seen from neighbouring premises.</p>	AO6	<p>Buildings and structures exceeding 1 metre in height above ground level (other than pool fencing which is at least 75% transparent) are <i>setback</i> a minimum of 4.5 metres from the property boundary adjacent to the canal or artificial <i>waterway</i>/waterbody.</p> <p>Note—AO6 alternative provision to QDC.</p>
Services and Utilities			
PO7	The <i>dwelling house</i> is provided with a level of <i>infrastructure</i> and services that is appropriate to its setting and commensurate with its needs.	<p>AO7.1</p> <p>AO7.2</p> <p>AO7.3</p>	<p>Where located on a lot in an <i>urban zone</i> the <i>dwelling house</i> is connected to the reticulated water supply, sewerage, stormwater drainage and telecommunications <i>infrastructure</i> networks (where available to the lot).</p> <p>Where located on a lot in a <i>non-urban zone</i> and/or reticulated sewerage is not available to the lot, the <i>dwelling house</i> is connected to an on-site effluent treatment and disposal system.</p> <p>Note—the <i>Plumbing and Drainage Act 2003</i> sets out requirements for on-site effluent treatment and disposal.</p> <p>Where located on a lot in a <i>non-urban zone</i> and/or reticulated water supply is not available to the lot, the <i>dwelling house</i> is provided with a rainwater collection tank that:-</p> <p>(a) has a minimum capacity of 45,000 litres; and</p> <p>(b) is plumbed so that water from the rainwater tank is available for household use.</p>
Access and Car Parking			
PO8	Sufficient parking spaces are provided on the <i>site</i> to cater for residents and visitors.	AO8	<p>On-site car parking is provided in accordance with the following:-</p> <p>(a) for a lot exceeding 300m²—at least 2 (two) car parking spaces with at least one space capable of being covered; or</p> <p>(b) for a lot not exceeding 300m²—at least 1 (one) covered car parking</p>

Performance Outcomes		Acceptable Outcomes	
			space. Note—car parking spaces may be provided in a tandem configuration provided that all spaces are wholly contained within the <i>site</i> such that parked vehicles do not protrude into the road reserve.
PO9	The design and management of <i>access</i> , parking and vehicle movement on the <i>site</i> facilitates the safe and convenient use of the <i>dwelling house</i> by residents and visitors.	AO9	Access driveways, internal circulation and manoeuvring areas, and on-site car parking areas are designed and constructed in accordance with:- (a) IPWEA Standard Drawings SEQ R-050 and R-056 as applicable; and (b) <i>AS2890 Parking facilities – Off-street parking</i> .
Tennis Courts and Sports Courts			
PO10	Where a <i>dwelling house</i> includes a tennis court or other type of sports court, the court is designed, located and operated to avoid any adverse impacts on the amenity of neighbouring premises.	AO10.1	A 1.5 metre landscape strip incorporating screening tree and/or shrub species is provided between the tennis court or sports court and any side property boundary to create a visual screen between the tennis court and the side boundary.
		AO10.2	The tennis court or sports court is fenced with 3.6 metre high mesh fencing for a full size tennis court or 2.4 metre high mesh fencing if for a half size court.
		AO10.3	Where incorporating lighting:- (a) the tennis court or sports court is located at least 50 metres from the external wall of an existing or approved dwelling on an adjacent lot; and (b) the vertical illumination resulting from direct, reflected or other incidental lighting emanating from the <i>site</i> does not exceed 8 lux when measured at any point 1.5 metres outside the boundary and at any level from ground level upwards.
Secondary Dwellings			
PO11	Any <i>secondary dwelling</i> established in association with the <i>dwelling house</i> is:- (a) located on a lot with sufficient area to accommodate the <i>secondary dwelling</i> and associated <i>access</i> , parking, landscape and <i>setback</i> requirements; (b) small in scale and clearly ancillary to the <i>dwelling house</i> ; and (c) provided with sufficient on-site car parking to meet user needs.	AO11.1	The <i>secondary dwelling</i> is located on a lot with a minimum area of 600m ² .
		AO11.2	The <i>secondary dwelling</i> has a maximum <i>gross floor area</i> of:- (a) 90m ² where located on a lot in the Rural zone or Rural residential zone; and (b) 60m ² where located on a lot in another zone.
		AO11.3	The <i>dwelling house</i> and the <i>secondary dwelling</i> have a combined maximum <i>site cover</i> of 50%.
		AO11.4	At least 1 (one) car parking space, in addition to the requirement for the <i>dwelling house</i> , is provided for the <i>secondary dwelling</i> .
Filling or excavation			
PO12	Any <i>filling or excavation</i> associated with a <i>dwelling house</i> :- (a) sensitively responds to the slope	AO12	Except where located on a <i>site</i> having a <i>slope</i> of greater than 15% as identified on an applicable Landslide Hazard and

Performance Outcomes		Acceptable Outcomes	
	<p>and landform characteristics of the <i>site</i>;</p> <p>(b) provides safe and efficient access for vehicles and pedestrians on sloping land;</p> <p>(c) minimises adverse impacts on the <i>streetscape</i>; and</p> <p>(d) does not adversely impact upon the privacy or amenity of surrounding premises.</p>		<p>Steep Land Overlay Map:-</p> <p>(a) the extent of excavation (cut) or fill does not involve a total change of more than 1.0 metre relative to ground level at any point; and</p> <p>(b) no part of any un-retained cut or fill batter is within 1.5 metres of any property boundary except cut and fill involving a change in ground level of less than 200mm.</p> <p>OR</p> <p>Filling and/or excavation is confined to within the plan area of the <i>dwelling house</i> with ground level being retained around external walls of the building.</p> <p>OR</p> <p>Where on a lot in an identified drainage deficient area, filling is undertaken in accordance with a current drainage deficient area flood information certificate issued by the <i>Council</i> for the <i>site</i>.</p> <p>Editor's note—drainage deficient areas are identified on Figure 8.2.7 (Drainage deficient areas) of the Flood hazard overlay code.</p>
Additional Requirements for Dwelling Houses in Certain Areas and Precincts			
Blackall Range Local Plan Area			
PO13	<p>The <i>dwelling house</i>:-</p> <p>(a) has a scale and bulk that is subservient to the natural and rural landscape with building forms that are visually broken up;</p> <p>(b) has exterior surfaces that allow the <i>dwelling house</i> to blend in with the natural and rural landscape; and</p> <p>(c) incorporates roof forms that are consistent with traditional rural or rural village setting.</p>	<p>AO13.1</p> <p>AO13.2</p> <p>AO13.3</p> <p>AO13.4</p>	<p>The height of the <i>dwelling house</i> does not exceed 2 storeys.</p> <p>The total footprint of the <i>dwelling house</i>, including any associated garage, carport or shed, does not exceed 280m².</p> <p>The exterior colour of the <i>dwelling house</i> is characterised by muted earth/environmental tones that blend with the hinterland rural and natural environment.</p> <p>Note—appropriate colours will depend on the existing native <i>vegetation</i> and backdrop, but may include muted tones such as green, olive green, blue green, grey green, yellow green, green blue, indigo, brown and blue grey.</p> <p>The <i>dwelling house</i> incorporates one of the following roof designs:-</p> <p>(a) gable roof;</p> <p>(b) hip roof;</p> <p>(c) Dutch gable;</p> <p>(d) pitched roof with skillion at rear; or</p> <p>(e) multiple gable roof.</p>
Buderim Local Plan Area (Precinct BUD LPP-1 (Gloucester Road South) on Local Plan Map LPM32)			
PO14	<p>The <i>dwelling house</i> is designed and sited such that it maintains the integrity of the large, established residential properties adjacent to the southern part of Gloucester Road that are characterised by buildings set back from street boundaries and surrounded by generous landscaped grounds.</p>	AO14	<p>The <i>dwelling house</i> (including any garage, carport or shed) is <i>setback</i> at least 10 metres from Gloucester Road.</p> <p>Note—AO14 alternative provision to QDC.</p>

Performance Outcomes		Acceptable Outcomes	
Caloundra Local Plan Area (Precinct CAL LPP-4 (Moffat Beach/Shelly Beach) on Local Plan Map LPM45			
PO15	The <i>dwelling house</i> preserves the amenity of adjacent land and <i>dwelling houses</i> and does not dominate the <i>streetscape</i> having regard to:- (a) building character and appearance; (b) views and vistas; and (c) building mass and scale as seen from neighbouring premises.	AO15.1	The <i>dwelling house</i> (including any garage, carport or shed) is <i>setback</i> a minimum of 6 metres from the primary street <i>frontage</i> . Note—AO15.1 alternative provision to QDC.
		AO15.2	Any <i>secondary dwelling</i> not physically attached to the <i>dwelling house</i> by a common wall and under the main roof does not exceed 4 metres in height.

9.3.7 Extractive industry code

9.3.7.1 Application

This code applies to assessable development identified as requiring assessment against the Extractive industry code by the tables of assessment in **Part 5 (Tables of assessment)**.

9.3.7.2 Purpose and overall outcomes

- (1) The purpose of the Extractive industry code is to ensure that the exploitation of *extractive resources* is undertaken in an environmentally sound manner which avoids, or if avoidance is not practicable, minimises and mitigates, any adverse impacts on environmental and landscape values, public safety and the amenity of surrounding premises.
- (2) The purpose of the Extractive industry code will be achieved through the following overall outcomes:-
 - (a) extraction of *extractive resources* occurs in a safe and environmentally sound manner;
 - (b) *ecologically important areas* and water quality are protected from any environmental degradation potentially arising from *extractive industry* operations;
 - (c) *extractive industry* operations are located, designed, constructed and operated to avoid, or if avoidance is not practicable, minimise and mitigate, adverse impacts on any *sensitive land use*;
 - (d) *transport routes* allow extractive materials to be transported with the least amount of impact on development along those roads and on the function of those roads;
 - (e) land used for *extractive industry* operations is effectively rehabilitated; and
 - (f) in Precinct RUR1 (Meridan Plains Extractive Resource Area), the exploitation of *extractive resources* occurs in a manner that:-
 - (i) maintains or improves the integrity of the Mooloolah River and the flood storage capacity of the Mooloolah River *floodplain*;
 - (ii) maintains, as far as practicable, the flow conveyance patterns of the Mooloolah River flood plain, avoids any worsening of existing flooding conditions and protects the existing ground water regime;
 - (iii) protects, buffers and reconnects *ecologically important areas*;
 - (iv) maintains the quality of surface water and groundwater;
 - (v) avoids adverse impacts on upstream and downstream properties;
 - (vi) provides for and protects existing and planned future transport and other *infrastructure* corridors;
 - (vii) provides for and protects the function of identified *transport routes*;
 - (viii) provides appropriate separation distances to conflicting land uses;
 - (ix) minimises the visual impacts of *extractive industry* operations throughout the life of the development on the scenic values of the *floodplain* as an open landscape;
 - (x) provides for the rehabilitation of the area in a manner that supports the establishment of a range of complementary open space and recreation uses within a post extraction setting;
 - (xi) provides land for continuous public access trails along a rehabilitated Mooloolah River esplanade, connecting to public access points and open space areas; and
 - (xii) protects the advanced waste water and sewage treatment plant site.

9.3.7.3 Assessment criteria

Table 9.3.7.3.1 Criteria for assessable development

Performance Outcomes		Acceptable Outcomes	
<i>Extractive Industry Generally</i>			
<i>Site Planning</i>			
PO1	The <i>extractive industry</i> is designed and established so as to provide:-	AO1	<i>In partial fulfilment of Performance Outcome PO1:-</i>

Performance Outcomes		Acceptable Outcomes	
	stormwater run-off quality and quantity.		
PO7	Automatic mechanical carwash facilities (where provided) are designed to collect, treat and recycle waste water for reuse.	AO7	No acceptable outcome provided.
PO8	The collection, treatment and disposal of solid and liquid wastes ensures that:- (a) off-site releases of contaminants do not occur; and (b) measures to minimise waste generation and to maximise recycling are implemented.	AO8	No acceptable outcome provided.
Protection of Residential Amenity			
PO9	The <i>service station</i> ensures the amenity of existing or planned residential areas is protected and noise, light or odour nuisance is avoided.	AO9	Where the <i>service station</i> adjoins a residential use or land included in a <i>residential zone</i> :- (a) a 2 metre high solid screen fence is provided along all common property boundaries of the <i>site</i> ; and (b) the hours of operation of the <i>service station</i> are limited to between 7.00am to 10.00pm.
Landscapes			
PO10	The <i>service station</i> incorporates landscapes that soften the development and contribute to the development providing an attractive appearance.	AO10.1 AO10.2	At least 10% of the <i>site</i> area is provided as landscape area. A minimum 2 metre wide landscape strip is provided along each street <i>frontage</i> and common property boundary of the <i>site</i> .
On-site Amenities			
PO11	Customer air and water facilities, and any automatic mechanical car washing facilities, are located such that:- (a) vehicles using, or waiting to use, such facilities are standing wholly within the <i>site</i> ; and (b) an adequate <i>buffer</i> is provided to any adjoining residential use.	AO11	No acceptable outcome provided.
Extent of Retail Sale of Goods			
PO12	The associated sale of goods, including food stuffs, is <i>ancillary</i> to the provision of fuel and automotive repairs and service.	AO12	The <i>gross floor area</i> used for the associated retail sale of goods is limited to 150m ² .

9.3.19 Sport and recreation uses code

9.3.19.1 Application

This code applies to assessable development identified as requiring assessment against the Sport and recreation uses code by the tables of assessment in **Part 5 (Tables of assessment)**.

9.3.19.2 Purpose and overall outcomes

- (1) The purpose of the Sport and recreation uses code is to ensure sport and recreation uses are developed in appropriate locations, meet the needs of users and protect the amenity of surrounding premises.
- (2) The purpose of the Sport and recreation uses code will be achieved through the following overall outcomes:-
 - (a) sport and recreation uses are established in appropriate locations that provide convenient access for users;
 - (b) sport and recreation uses are located and designed so as to be compatible with the preferred character of the local area;
 - (c) sport and recreation uses involving the establishment of major facilities provide high quality buildings, structures and facility design;
 - (d) sport and recreation uses do not have an adverse impact upon the amenity of existing or proposed future residential areas or neighbouring premises; and
 - (e) sport and recreation uses provide access, car parking, public transport and other services and utilities commensurate with the scale and nature of the use.

9.3.19.3 Assessment criteria

Table 9.3.19.3.1 Criteria for assessable development

Performance Outcomes		Acceptable Outcomes	
Location and Facility Design			
PO1	The sport and recreation use is located and designed so as to be:- (a) convenient to users; and (b) compatible with the preferred character of the local area.	AO1	No acceptable outcome provided.
PO2	The sport and recreation use:- (a) is effectively designed to meet the needs of users, having regard to the scale and nature of the use; (b) has buildings and structures that are fit for purpose; and (c) in the case of a <i>major sport, recreation and entertainment facility</i> , has buildings and structures that incorporate passive design responses that acknowledge and reflect the region's sub-tropical climate.	AO2	No acceptable outcome provided.
PO3	The sport and recreation use ensures that mechanical plant and equipment and storage areas associated with the use are designed and screened so as to provide an attractive address to streets and adjoining properties.	AO3	No acceptable outcome provided.
Road System and Public Transport			
PO4	The surrounding road system is capable of accommodating the additional traffic	AO4	No acceptable outcome provided.

Performance Outcomes		Acceptable Outcomes	
	generated by the sport and recreation use without adverse impacts.		
PO5	The sport and recreation use provides for public transport facilities and services, where required, to accommodate the needs of users, having regard to the scale and nature of the use.	AO5	No acceptable outcome provided.
<i>Additional Requirements for Outdoor Sport and Recreation and Major Sport, Recreation and Entertainment Facility</i>			
PO6	Any structure associated with the use does not result in a significant loss of amenity for surrounding development, having regard to:- (a) the extent and duration of lighting and overshadowing; (b) privacy and overlooking impacts; (c) impacts on views and vistas; and (d) the scale of the structure relative to its surroundings.	AO6	No acceptable outcome provided.

9.3.20 Telecommunications facility code

9.3.20.1 Application

This code applies to assessable development identified as requiring assessment against the Telecommunications facility code by the tables of assessment in **Part 5 (Tables of assessment)**.

Editor's note—

- (a) this code deals with *telecommunication facilities* involving the erection of a telecommunication tower; and
- (b) development for a *telecommunications facility* that involves studios or offices for broadcasting should be assessed against the Business uses and centre design code as provided for in **Part 5 (Tables of assessment)**.

Editor's note—the planning scheme does not apply to *telecommunications facilities* identified as low impact under the *Telecommunications (Low Impact Facilities) Determination 1997*. This includes certain co-located *telecommunications facilities*.

9.3.20.2 Purpose and overall outcomes

- (1) The purpose of the Telecommunications facility code is to ensure *telecommunication facilities* are developed in a manner which protects public health, the environment and the amenity of surrounding premises.
- (2) The purpose of the Telecommunication facility code will be achieved through the following overall outcomes:-
 - (a) a *telecommunications facility* does not adversely affect the amenity of surrounding premises;
 - (b) a *telecommunications facility* is integrated with its natural, rural or townscape setting and does not detract from the visual amenity of scenic routes;
 - (c) a *telecommunications facility* does not adversely impact upon community wellbeing; and
 - (d) a *telecommunications facility* is located with compatible uses and facilities.

9.3.20.3 Assessment criteria

Table 9.3.20.3.1 Criteria for assessable development

Performance Outcomes		Acceptable Outcomes	
Proximity To Sensitive Land Uses			
PO1	The <i>telecommunications facility</i> is located so as to minimise any adverse impacts on the amenity of nearby residential, community and other <i>sensitive land uses</i> .	AO1	The <i>telecommunications facility</i> is located at least:- (a) 400 metres from any residential use; (b) 500 metres from any <i>child care centre, community care centre, educational establishment or park</i> ; (c) 20 metres from any public pathway; and (d) 1 kilometre from any other existing or approved <i>telecommunications facility</i> .
Visual Amenity and Landscape Character			
PO2	The <i>telecommunications facility</i> is integrated with its natural, rural or townscape setting and is not visually dominant or obtrusive.	AO2.1	<i>In partial fulfilment of Performance Outcome PO2</i> The <i>telecommunications facility</i> :- (a) is of a similar height to surrounding structures or <i>vegetation</i> ; (b) has a colour and finish that reduces visual recognition in the landscape; and (c) is unobtrusive when viewed from any scenic route identified on a Scenic

Performance Outcomes		Acceptable Outcomes	
		AO6.3	<p>Reflective glare that would cause nuisance to residents or the general public at surrounding premises and public spaces is avoided or minimised through the use of:-</p> <ul style="list-style-type: none"> (a) external building materials and finishes with low-reflectivity; or (b) building design/architectural elements or landscape treatments to block or reduce excessive reflected glare.

9.4.4 Reconfiguring a lot code

9.4.4.1 Application

This code applies to assessable development identified as requiring assessment against the Reconfiguring a lot code by the tables of assessment in **Part 5 (Tables of assessment)**.

9.4.4.2 Purpose and overall outcomes

- (1) The purpose of the Reconfiguring a lot code is to ensure that new lots are configured in a manner which:-
 - (a) is consistent with the desired character of the local area;
 - (b) is appropriate for their intended use;
 - (c) is responsive to site constraints;
 - (d) provides appropriate access (including access for services); and
 - (e) supports high quality urban and landscape design outcomes.
- (2) The purpose of the Reconfiguring a lot code will be achieved through the following overall outcomes:-
 - (a) development provides for lots that are of a size and have dimensions that are appropriate for their intended use and responsive to local character and site constraints;
 - (b) development provides for lots that have a suitable and safe means of access to a public road; and
 - (c) development provides for subdivisions that result in the creation of safe and healthy communities by:-
 - (i) incorporating a well-designed and efficient lot layout that promotes walking, cycling and the use of public transport;
 - (ii) incorporating a road and *transport network* that is responsive to, and integrated with, the natural topography of the *site*, is integrated with existing or planned adjoining development and supports the circulation of public transport with no or only minimal route redundancy;
 - (iii) avoiding adverse impacts on native *vegetation, waterways, wetlands* and other *ecologically important areas* present on, or adjoining the *site*;
 - (iv) avoiding or mitigating the risk to people and property from natural hazards;
 - (v) incorporating a lot layout that is responsive to natural climatic influences and allows for new dwellings to reflect the principles of sub-tropical and sustainable design; and
 - (vi) providing appropriate *infrastructure*, including reticulated water and sewerage (where available), sealed roads, pedestrian and bicycle paths, urban and non-urban open space and community facilities in urban areas.

9.4.4.3 Assessment criteria

Table 9.4.4.3.1 Criteria for assessable development

Performance Outcomes		Acceptable Outcomes	
Lot Layout and Site Responsive Design			
PO1	Development provides for a lot layout and configuration of roads and other transport corridors that avoids land subject to natural hazards and is responsive to:- <ol style="list-style-type: none"> (a) the setting of the <i>site</i> within an urban or non-urban context; (b) any natural environmental values 	AO1	No acceptable outcome provided. Note—the following parts of the planning scheme include elements required to be addressed by a development application for reconfiguring a lot:- <ol style="list-style-type: none"> (a) Part 7 (Local plan codes), which identifies local planning requirements for local plan areas;

Performance Outcomes		Acceptable Outcomes	
	<p>or hazards present on, or adjoining the <i>site</i>;</p> <p>(c) any places of cultural heritage significance or character areas present on, or adjoining the <i>site</i>;</p> <p>(d) any important landmarks, views, vistas or other areas of high scenic quality present on, or able to be viewed from, the <i>site</i>;</p> <p>(e) any natural economic resources present on, adjoining or near the <i>site</i>; and</p> <p>(f) sub-tropical and sustainable design in terms of the orientation of lots, the provision of water cycle <i>infrastructure</i> and the incorporation of landscapes that are complementary to existing native <i>vegetation</i> within the subdivision.</p>		<p>(b) Part 8 (Overlays), which identifies development constraints and valuable resources; and</p> <p>(c) Part 10 (Other plans), which identifies structure planning and other requirements for declared master plan areas.</p> <p>Note—the <i>Council</i> may require submission of a <i>local area structure plan</i> for a <i>site</i> exceeding 10 hectares in area, or a development involving the creation of 50 or more new lots, so as to demonstrate compliance with Performance Outcome PO1.</p>
Lot Layout and Neighbourhood/Estate Design			
PO2	<p>Development provides for a lot layout, land use and <i>infrastructure</i> configuration that:-</p> <p>(a) provides for an efficient land use pattern;</p> <p>(b) effectively connects and integrates the <i>site</i> with existing or planned development on adjoining sites;</p> <p>(c) provides for the efficient movement of pedestrians, cyclists, public transport and private motor vehicles, in that order of priority;</p> <p>(d) provides for moderate and large size developments to have multiple <i>access</i> points;</p> <p>(e) creates legible and interconnected movement and open space networks;</p> <p>(f) provides defined edges to <i>public open space</i> by the alignment of a new road and avoids direct interface between freehold lots and <i>public open space</i>;</p> <p>(g) promotes a sense of community identity and belonging;</p> <p>(h) provides for a high level of amenity, having regard to potential noise, dust, odour and lighting nuisance sources;</p> <p>(i) accommodates and provides for the efficient and timely delivery of <i>infrastructure</i> appropriate to the <i>site</i>'s context and setting;</p> <p>(j) avoids the use of culs-de-sac;</p> <p>(k) maximises the number of lots that have exposure to favourable solar orientation for future <i>dwellings</i>;</p> <p>(l) avoids the sporadic or out-of-sequence creation of lots; and</p> <p>(m) protects and enhances <i>ecologically important areas</i> and provides for the clustering of lots into cleared areas.</p>	AO2	<p>No acceptable outcome provided.</p> <p>Note—the <i>Council</i> may require submission of a <i>local area structure plan</i> for a <i>site</i> exceeding 10 hectares in area, or a development involving the creation of 50 or more new lots, so as to demonstrate compliance with Performance Outcome PO2.</p>

Performance Outcomes		Acceptable Outcomes	
Size and Dimensions of Lots			
PO3	Development provides for the size, dimensions and orientation of lots to:- (a) be appropriate for their intended use in accordance with the intent of the applicable zone code; (b) be consistent with the prevailing urban fabric (where applicable) and the preferred character of the local area; (c) where for residential lots, provide sufficient area for a suitable building envelope, vehicle access and useable <i>private open space</i> , without the need for major earthworks and retaining walls; (d) where for commercial and industrial lots, provide sufficient area to accommodate a wide range of industry and commercial use types; (e) where not located in a sewered area, provide an area for the safe and sustainable on-site treatment and disposal of effluent; (f) take account of and respond appropriately to natural values and site constraints; and (g) in the case of land included in the Rural zone, prevent the fragmentation of rural land.	AO3.1	Except where otherwise specified in a structure plan or local plan code, a lot complies with the minimum lot size specified in Column 2 of Table 9.4.4.3.2 (Minimum lot size and dimensions) .
		AO3.2	Except where otherwise specified in a structure plan or local plan code, a lot contains a minimum square or rectangular area and a minimum <i>frontage</i> that complies with Columns 3 and 4 respectively of Table 9.4.4.3.2 (Minimum lot size and dimensions) .
		AO3.3	All reconfigured lots on land subject to a constraint or valuable feature identified on an overlay map contains a building envelope marked on a plan of development that demonstrates that there is an area sufficient to accommodate the intended purpose of the lot that is not subject to the constraint or valuable feature or that appropriately responds to the constraint or valuable feature.
		AO3.4	No additional lots are created on land included in:- (a) the Limited development (landscape residential) zone; or (b) the Rural residential zone (outside of the rural residential growth management boundary).
		AO3.5	Lot boundaries and roads are aligned to avoid traversing <i>ecologically important areas</i> .
Small Residential Lots			
PO4	Development provides for small residential lots (of less than 600m ²) to be created in limited circumstances where:- (a) consistent with the intent of the zone and compatible with the preferred character of the local area; and (b) on land that is fit for purpose and not subject to topographic constraints.	AO4.1	Notwithstanding Acceptable Outcome AO3.1 (above), small residential lots may be created on land in one of the following zones:- (a) the Emerging community zone; or (b) the Medium density residential zone.
		AO4.2	The land on which small residential lots are created has a <i>slope</i> of not more than 10%.
PO5	Small residential lots (of less than 600m ²) are developed in accordance with a plan of development, which demonstrates that:- (a) most lots are provided with a north-south orientation to optimise opportunities for passive solar design and natural airflow; (b) the development is efficiently configured and provides laneway access that optimises the use of public streets by pedestrians and minimises pedestrians/vehicle conflict points; (c) an appropriate building envelope can be accommodated;	AO5.1	A plan of development complies with the design criteria for small residential lots specified in Table 9.4.4.3.3 (Design criteria for small residential lots) .
		AO5.2	Each small residential lot is capable of containing a rectangle suitable for building purposes where the long axis of the rectangle faces between 30° east and 20° west of true north.

Performance Outcomes		Acceptable Outcomes	
	<ul style="list-style-type: none"> (d) sufficient and useable <i>private open space</i> can be provided for each future <i>dwelling</i>; (e) any building contained within the building envelope is unlikely to impact adversely upon the amenity of <i>adjoining premises</i> as a result of overshadowing, privacy and access to sunlight; and (f) landscape and tree planting can be accommodated in deep soil zones to soften built form elements, improve micro climate and contribute to the quality of the public realm. 		
Rear (Hatchet) Lots			
PO6	<p>Development provides for <i>rear lots</i> to be created only where:-</p> <ul style="list-style-type: none"> (a) forming part of a residential, rural residential or rural subdivision; (b) the lots are not likely to prejudice the subsequent development of adjoining land; (c) it is not desirable nor practicable for the <i>site</i> to be reconfigured so that all lots have full <i>frontage</i> to a road; (d) the siting of buildings on the <i>rear lot</i> is not likely to be detrimental to the use and amenity of the surrounding area; (e) uses on surrounding land will not have a detrimental effect on the use and amenity of the <i>rear lot</i>; (f) the safety and efficiency of the road from which <i>access</i> is gained is not adversely affected; and (g) vehicular <i>access</i> to <i>rear lots</i> will not have a detrimental impact on lots adjoining the access strip due to excessive noise, light, dust, stormwater runoff and the like. 	AO6	<p><i>Rear lots</i> are designed such that:-</p> <ul style="list-style-type: none"> (a) the minimum area of the lot, exclusive of any access strip, complies with Columns 2 and 3 of Table 9.4.4.3.2 (Minimum lot size and dimensions); (b) the gradient of the access strip does not exceed 10%; (c) no more than four lots directly adjoin the <i>rear lot</i>, excluding lots that adjoin at one point; (d) no more than three lots gain <i>access</i> from the same access handle; (e) no more than 10% of lots within a subdivision are accessed from an access handle; (f) where two <i>rear lots</i> adjoin each other, a single common driveway and reciprocal access easements are provided; (g) no more than two <i>rear lots</i> and/or <i>rear lot</i> access strips directly adjoin each other; (h) <i>rear lot</i> access strips are located on only one side of a full <i>frontage</i> lot; and (i) <i>rear lot</i> access strips comply with the requirements of Table 9.4.4.3.4 (Access strip requirements for rear lots).
Irregular Shaped Lots			
PO7	<p>Development provides for irregular shaped lots to be created only where:-</p> <ul style="list-style-type: none"> (a) the creation of regular lots is impractical such as at a curve in the road; (b) safe <i>access</i> and visual exposure to and from the <i>site</i> can be provided, while not adversely impacting on the functionality of the surrounding road network; and (c) the irregular lot is demonstrably suitable for its intended purpose. 	AO7	<p>Irregular lots are designed so that they:-</p> <ul style="list-style-type: none"> (a) fully contain a square or rectangle specified in Column 3 of Table 9.4.4.3.2 (Minimum lot size and dimensions); and (b) comply with requirements of Table 9.4.4.3.5 (Minimum width for irregular shaped lots).
Rearrangement of Lot Boundaries			
PO8	<p>Development provides that the rearrangement of lot boundaries is an improvement on the existing situation.</p>	AO8	<p>The rearrangement of lot boundaries results in an improvement to the existing situation whereby the size and dimensions of proposed lots comply more fully with</p>

Performance Outcomes		Acceptable Outcomes	
			<p>Table 9.4.4.3.2 (Minimum lot size and dimensions), and at least one of the following is achieved:-</p> <ul style="list-style-type: none"> (a) the rearrangement of lots remedies an existing boundary encroachment by a building or areas; (b) the rearranged lots will be made more regular in shape; (c) access is provided to a lot that previously had no access or an unsuitable access; (d) the rearranged lots better meet the overall outcomes for the zone and the local plan area in which the <i>site</i> is situated; (e) the rearrangement of lots remedies a situation where an existing lot has multiple zonings; (f) the rearrangement of lots provides for a significant improvement in rural productivity; or (g) the rearrangement of lots results in a significant improvement in the protection of environmental values.
Volumetric Subdivision			
PO9	Development provides that the subdivision of space above or below the surface of land facilitates efficient development in a manner that is consistent with the overall outcomes for the zone and local plan area in which the <i>site</i> is located, or is consistent with a development approval for material change of use that has not lapsed.	AO9	No acceptable outcome provided.
Subdivision by Lease			
PO10	Development provides that subdivision by lease facilitates efficient development in a manner that is consistent with the overall outcomes for the zone and local plan area in which the <i>site</i> is located, or is consistent with a development approval for material change of use that has not lapsed.	AO10	No acceptable outcome provided.
Buffers to Sensitive Land, Incompatible Uses and Infrastructure			
PO11	Development provides for lots to be created in locations that:- <ul style="list-style-type: none"> (a) are adequately buffered to prevent potential adverse impacts on future users of the lots and adjacent lots; (b) separate the lots from incompatible uses and <i>infrastructure</i>; and (c) do not create “reverse amenity” situations where the continued operation of existing uses is compromised by the proposed development. 	AO11.1 AO11.2 AO11.3	<p>No part of any lot included in a <i>residential zone</i>, the Emerging community zone or the Rural residential zone is located within the setback area of an existing <i>intensive rural use</i> as specified in Column 4 of Table 9.3.16.3.3 (Siting and setback requirements for intensive rural uses).</p> <p>Where located adjacent to rural land, development for residential and rural residential lots provides an agricultural <i>buffer</i> included in public land, or in the common property of a community title scheme, that complies with the buffer design criteria specified in Table 2 of the <i>State Planning Guidelines – Separating Agricultural and Residential Land Uses</i>.</p> <p>Any part of any lot included in a residential zone, the Emerging community</p>

Performance Outcomes		Acceptable Outcomes	
		AO11.4	<p>zone or the Rural residential zone:-</p> <ul style="list-style-type: none"> (a) can accommodate a minimum square or rectangle as specified in Column 3 of Table 9.4.4.3.2 (Minimum lot size and dimensions), clear of any electricity transmission line easement; (b) is not located within 500 metres of an existing or planned high voltage transmission grid substation site; (c) is not located within 100 metres of an existing bulk supply transformer; (d) is not located within 60 metres of an existing zone transformer; and (e) is not located within any area subject to unacceptable noise, vibration, lighting or odour nuisance from the operation of an existing lawful, adjoining or nearby use. <p>Any reconfiguring a lot involving land in a <i>residential zone</i>, the Emerging community zone or the Rural residential zone provides for the number of lots burdened by electrical transmission line easements to be reduced to one.</p>
Avoidance of Contaminated Land			
PO12	Development ensures that lots are not created on contaminated land, unless the land is first remediated and declared to be fit for the intended purpose.	AO12	No acceptable outcome provided.
Road and Public Transport Infrastructure¹²			
PO13	<p>Development involving the creation of new roads and other transport corridors ensures that the road network:-</p> <ul style="list-style-type: none"> (a) accords with the 2031 Functional Transport Hierarchy as shown on Figure 9.4.8A (2031 Functional Transport Hierarchy); (b) provides visible distinction of roads, based on function and design features; (c) provides convenient, safe and efficient movement for all modes of transport between land use activities with priority given to pedestrian movement and bicycle use over vehicle movements; (d) allows for unimpeded and practical access to each proposed lot; (e) accommodates or facilitates access to cycle and pedestrian pathways; (f) facilitates a high standard of urban design which reflects a grid pattern to assist connectivity, particularly for pedestrians and cyclists; (g) provides for the operation of 	AO13	<p>No acceptable outcome provided.</p> <p>Editor's note – Section 9.4.8 (Transport and parking code) and Section 9.4.11 (Works, services and infrastructure code) include assessment criteria relating to the design and construction of road and public transport <i>infrastructure</i>.</p>

¹² Editor's note—vehicle access points to State controlled roads require approval under the *Transport Infrastructure Act 1994*. Access approvals to State controlled roads are administered by the Department of Transport and Main Roads in accordance with the Road Planning and Design Manual.

Performance Outcomes		Acceptable Outcomes	
	<p>public transport and accommodates public transport <i>infrastructure</i>;</p> <p>(h) connects to and integrates with existing roads and other relevant facilities within and external to the land to be subdivided;</p> <p>(i) provides for the dedication and construction of roads where required to allow access to and proper development of adjoining vacant land that is intended for development;</p> <p>(j) provides for the construction and adequate drainage of all proposed roads, pathways, laneways and bikeways within and adjoining the land to be subdivided;</p> <p>(k) does not unreasonably adversely impact on existing vehicular traffic, <i>active transport</i> users or the amenity of the surrounding environment;</p> <p>(l) provides safe passage for wildlife movement and incorporates wildlife movement corridors into the entire design and use of the road system; and</p> <p>(m) incorporates appropriate areas for the provision of street trees and landscapes.</p>		
PO14	Development involving the creation of new roads ensures that a network of public transport routes is provided such that public transport can efficiently service the neighbourhood/estate with no, or only minimal, route redundancy.	AO14	No acceptable outcome provided.
PO15	Development involving the creation of new roads ensures that design of streets and roads to be used as a public transport route allows for the efficient and unimpeded movement of buses, without facilitating high traffic speeds.	AO15	No acceptable outcome provided.
PO16	Development involving the creation of new roads ensures that most or all urban lots are located within walking distance of public transport.	AO16	In an urban area, at least 90% of lots are within 400 metres safe walking distance of an existing or proposed public transport route, or within 500 metres safe walking distance of a public transport stop.
Pedestrian and Bicycle Path Infrastructure			
PO17	<p>Development provides for the establishment of a network of pedestrian and bicycle paths that:-</p> <p>(a) provides a high level of permeability and connectivity;</p> <p>(b) maximises opportunities to link activity centres, employment areas, residential areas, community facilities, open space and public transport stops;</p> <p>(c) have an alignment that maximises visual interest, allows for the retention of trees and other significant features and</p>	AO17	<p>No acceptable outcome provided.</p> <p>Editor's note – Section 9.4.8 (Transport and parking code) and Section 9.4.11 (Works, services and infrastructure code) provide requirements for the design and construction of pedestrian and bicycle path <i>infrastructure</i>.</p>

Performance Outcomes		Acceptable Outcomes	
	<p>does not compromise the operation of or access to other <i>infrastructure</i>;</p> <p>(d) incorporates safe street crossings with adequate sight distances, pavement markings, warning signs and safety rails;</p> <p>(e) incorporates shade through the provision of street trees and landscapes; and</p> <p>(f) is well lit and located where there is casual surveillance from nearby premises.</p>		
Public Parks and Open Space Infrastructure			
PO18	<p>Development provides for parks, drainage reserves and open space <i>infrastructure</i> that:-</p> <p>(a) provides for a range of passive and active recreation settings and can accommodate adequate facilities to meet the needs of the community;</p> <p>(b) is well distributed and contributes to the legibility, accessibility and character of the locality;</p> <p>(c) creates attractive settings and focal points for the community;</p> <p>(d) benefits the amenity of adjoining land uses;</p> <p>(e) incorporates appropriate measures for stormwater and flood management;</p> <p>(f) facilitates the retention and enhancement of native <i>vegetation, waterways, wetlands</i> and other <i>ecologically important areas</i> and natural and cultural features;</p> <p>(g) is cost effective to maintain; and</p> <p>(h) is dedicated as public land in the early stages of the subdivision.</p>	AO18	<p>No acceptable outcome provided.</p> <p>Editor's note—Section 9.4.2 (Landscape code) includes requirements for the design and construction of landscape elements in public parks and open space <i>infrastructure</i>.</p>
Stormwater Management Infrastructure			
PO19	<p>Development provides for the effective drainage of lots and roads in a manner that:-</p> <p>(a) maintains and restores the natural flow regime;</p> <p>(b) effectively manages stormwater quality and quantity; and</p> <p>(c) ensures no adverse impacts on receiving waters and surrounding land.</p>	AO19	<p>No acceptable outcome provided.</p> <p>Editor's note—Section 9.4.6 (Stormwater management code) includes requirements for the design and construction of stormwater management <i>infrastructure</i>.</p>
Infrastructure and Services			
PO20	<p>Development provides that each lot is provided with appropriate development <i>infrastructure</i> and services commensurate with the nature and location of the subdivision.</p>	AO20.1	<p>In urban areas, new lots are connected to:-</p> <p>(a) the reticulated water supply <i>infrastructure</i> network;</p> <p>(b) the reticulated sewer <i>infrastructure</i> networks;</p> <p>(c) the reticulated electricity <i>infrastructure</i> network; and</p> <p>(d) where available, a high speed telecommunications <i>infrastructure</i> network.</p> <p>Editor's note—Section 9.4.6 (Stormwater</p>

Performance Outcomes		Acceptable Outcomes	
			<p>management code) and Section 9.4.7 (Sustainable design code) include requirements for integrated water management and dual water reticulation systems that may reduce demand upon the reticulated water supply <i>infrastructure</i> network.</p>
		AO20.2	In urban areas, where 5 or more new lots are created or a new road is created, electricity <i>infrastructure</i> is provided underground.
		AO20.3	<p>In non-urban areas, new lots are provided with:-</p> <ul style="list-style-type: none"> (a) a connection to the reticulated water supply <i>infrastructure</i> network, where available; (b) a connection to the reticulated sewer <i>infrastructure</i> network, where available, or otherwise an area suitable to accommodate an on-site effluent treatment and disposal system; (c) a connection to the reticulated electricity <i>infrastructure</i> network or a separate electricity generation source; and (d) where available, access to a high speed telecommunications network.
Waterway Esplanades			
PO21	Development involving subdivision including or adjacent to a major <i>waterway</i> (stream order 3 or above) provides for continuous public access along the full length of the <i>waterway</i> , in addition to any requirement for <i>park</i> and open space.	AO21	<p>Development provides for a public esplanade to be provided for land adjoining any <i>waterway</i> of stream order 3 or above, where identified on a Biodiversity, Waterways and Wetlands Overlay Map, which:-</p> <ul style="list-style-type: none"> (a) in respect to a <i>waterway</i> of stream order 5 or above, is a minimum of 30 metres wide measured from the high bank; (b) in respect to a <i>waterway</i> of stream order 3 or 4, is a minimum of 10 metres wide measured from the high bank; (c) is dedicated as public land; and (d) has legal access from a public place for the purposes of maintenance.

Table 9.4.4.3.2 Minimum lot size and dimensions^{13 14 15 16}

Column 1 Zone	Column 2 Minimum lot size			Column 3 Minimum square or rectangle (metres)	Column 4 Minimum frontage (metres)
	Column 2A Slope ≤ 15%	Column 2B Slope > 15% and ≤ 20%	Column 2C Slope > 20%		
Low density residential zone	600m ²	1,000m ²	1,500m ²	15 x 20	15
Medium density residential zone	800m ²	1,000m ²	1,500m ²	15 x 20	15
High density residential zone	800m ²	1,000m ²	1,500m ²	20 x 30	20
Tourist accommodation zone	1,000m ²	1,000m ²	1,500m ²	20 x 40	20
Principal centre zone	400m ²	1,000m ²	1,000m ²	10 x 12	Not specified
Major centre zone	400m ²	1,000m ²	1,000m ²	10 x 12	Not specified
District centre zone	400m ²	1,000m ²	1,000m ²	10 x 12	Not specified
Local centre zone	400m ²	1,000m ²	1,000m ²	10 x 12	Not specified
Specialised centre zone	1,000m ²	1,000m ²	1,000m ²	20 x 40	20
Sport and recreation zone	Not specified	Not specified	Not specified	Not specified	Not specified
Open space zone	Not specified	Not specified	Not specified	Not specified	Not specified
Low impact industry zone	1,000m ²	1,000m ²	1,000m ²	20 x 40	20
Medium impact industry zone	1,500m ²	1,500m ²	1,500m ²	30 x 40	30
High impact industry zone	4,000m ²	4,000m ²	4,000m ²	30 x 40	40
Waterfront and marine industry zone	1,000m ²	1,000m ²	1,000m ²	20 x 40	20
Community facilities zone	Not specified	Not specified	Not specified	Not specified	Not specified
Environmental management and conservation zone	Not specified	Not specified	Not specified	Not specified	Not specified
Limited development (landscape residential) zone	No new lots to be created				
Rural zone	100 hectares	100 hectares	100 hectares	Not specified	250
Rural residential zone where within the rural residential growth management boundary.	6,000m ² (minimum average 1 hectare)	6,000m ² (minimum average 1 hectare)	6,000m ² (minimum average 1 hectare)	50 x 100	60
Rural residential zone not otherwise specified.	No new lots to be created				
Emerging community zone	10 hectares	10 hectares	10 hectares	Not specified	100
Tourism zone	Not specified				

¹³ Note—the minimum lot size requirements specified in column 2 of **Table 9.4.4.3.2 (Minimum lot size and dimensions)** may be varied by an applicable local plan or structure plan.

¹⁴ Note—where a local plan or structure plan varies the minimum lot size requirements specified in column 2 of **Table 9.4.4.3.2 (Minimum lot size and dimensions)**, it does not override the requirement for a larger lot size to be provided on sloping sites (i.e. column 2B and 2C of **Table 9.4.4.3.2** continue to apply to the extent relevant).

¹⁵ Note—for land included in the Medium density residential zone or Emerging community zone, the minimum lot size requirements specified in column 2 of **Table 9.4.4.3.2 (Minimum lot size and dimensions)** may be varied by an approved plan of development that provides for a minimum lot size of 300m² and complies with the criteria for small lot housing.

¹⁶ Note—where **Table 9.4.4.3.2 (Minimum lot size and dimensions)** has not specified a minimum lot size or other dimension, development must satisfy Performance Outcome PO3.

Table 9.4.4.3.3 Design criteria for small residential lots

Column 1 Design element	Column 2 Row lots	Column 3 Narrow lots	Column 4 Small lots
Lot Width	< 10 metres	10 – 15 metres	> 15 metres
Access	Via laneway with a minimum width of 6 metres except where orientation of <i>private open space</i> is optimised by having vehicle access via the primary street <i>frontage</i> .	Not specified	In accordance with the Queensland Development Code.
Maximum <i>Site Cover</i>	60%	50%	
Minimum Private Open Space	20m ² with 4 metre dimension generally at rear of dwelling.	30m ² with 5 metre dimension generally at rear of dwelling.	
Minimum Planting	20m ² with access to deep soil and sky with 12m ² at primary street <i>frontage</i> .	30m ² with access to deep soil and sky with 15m ² at primary street <i>frontage</i> .	
Minimum Front <i>Setback</i>	(a) 5.5 metres to garage door and 4 metres to house wall when single street address provided; and (b) 4 metres to house wall and 2 metres to verandah / balcony when vehicle access provided by rear laneway.		
Minimum Rear <i>Setback</i>	(a) 4 metres where abutting another residential lot; and (b) 1 metre to ground storey and 0.5 metre to first upper storey where adjoining a laneway.		
Minimum Side <i>Setback</i>	1 metre where not nominated as built to boundary on the plan of development.		
Minimum Parking	(a) for a lot exceeding 300m ² —at least 2 (two) car parking spaces with at least one space capable of being covered; or (b) for a lot not exceeding 300m ² —at least 1 (one) covered car parking space. Note—car parking spaces may be provided in a tandem configuration provided that all spaces are wholly contained within the <i>site</i> such that parked vehicles do not protrude into the road reserve.		
Front Entry	Pedestrian entry and door visible and accessible from primary street <i>frontage</i> .		
Street Surveillance	Minimum 1 living space overlooking the primary street <i>frontage</i> .		
Front Fence	(a) Maximum of 1.8 metres high; (b) 50% transparent where exceeding 1.2 metres high; and (c) Articulated to allow for dense landscape screening.		
Light and Air	Buildings that exceed 8 metres in depth must be provided with a courtyard within the building footprint that has a minimum dimension of 2 metres x 2 metres.	Not specified	

PLAZA PARADE PRECINCT			
1. Development identified in a table of assessment as self assessable or code assessable that exceeds the height limit for the site specified on Other Plans Map OPM M5 (Maroochydore PRAC Master Planned Area Height of Buildings and Structures) is impact assessable except where the <i>Sustainable Planning Regulation 2009</i> specifies a different level of assessment.			
Defined Use	Level of Assessment	Assessment Criteria	
Major electricity infrastructure if for underground high voltage sub transmission powerlines and associated transition structures. (Consistent use)	Exempt		
Major electricity infrastructure if not otherwise specified (Inconsistent use)	Impact assessable	<ul style="list-style-type: none"> • Maroochydore PRAC structure plan • Sunshine Coast Planning Scheme as applicable to the Master Planned Area 	
Substation (Consistent use)	Code assessable	<ul style="list-style-type: none"> • Maroochydore structure plan area code • Utility code 	<ul style="list-style-type: none"> • Prescribed other development codes
Telecommunications facility if other than a freestanding tower. (Consistent use)	Code assessable	<ul style="list-style-type: none"> • Maroochydore structure plan area code • Telecommunications facility code 	<ul style="list-style-type: none"> • Prescribed other development codes
Telecommunications facility if not otherwise specified. (Inconsistent use)	Impact assessable	<ul style="list-style-type: none"> • Maroochydore PRAC structure plan • Sunshine Coast Planning Scheme as applicable to the Master Planned Area 	
Utility installation if for a local utility (consistent use)	Exempt		
Utility installation if not otherwise specified. (Inconsistent use)	Impact assessable	<ul style="list-style-type: none"> • Maroochydore PRAC structure plan • Sunshine Coast Planning Scheme as applicable to the Master Planned Area 	
Other defined uses			
All other uses defined in Schedule 1 (Definitions) (Inconsistent use)	Impact assessable	<ul style="list-style-type: none"> • Maroochydore PRAC structure plan • Sunshine Coast Planning Scheme as applicable to the Master Planned Area 	
Undefined uses			
Any use not defined in Schedule 1 (Definitions) (Inconsistent use)	Impact assessable	<ul style="list-style-type: none"> • Maroochydore PRAC structure plan • Sunshine Coast Planning Scheme as applicable to the Master Planned Area 	

Table 10.2.3.3K Sunshine Plaza Precinct Table of Assessment

SUNSHINE PLAZA PRECINCT			
1. Development identified in a table of assessment as self assessable or code assessable that exceeds the height limit for the site specified on Other Plans Map OPM M5 (Maroochydore PRAC Master Planned Area Height of Buildings and Structures) is impact assessable except where the <i>Sustainable Planning Regulation 2009</i> specifies a different level of assessment.			
Defined Use	Level of Assessment	Assessment Criteria	
Residential activities			
Caretaker's accommodation if in an existing building. (Consistent use)	Self assessable	<ul style="list-style-type: none"> • Caretaker's accommodation code 	
Caretaker's accommodation if not otherwise specified. (Consistent use)	Code assessable	<ul style="list-style-type: none"> • Maroochydore structure plan area code • Caretaker's accommodation code 	<ul style="list-style-type: none"> • Nuisance code • Transport and parking code
Multiple dwelling (Consistent use)	Code assessable	<ul style="list-style-type: none"> • Maroochydore structure plan area code • Multi-unit residential uses code 	<ul style="list-style-type: none"> • Prescribed other development codes
Residential care facility (Consistent use)	Code assessable	<ul style="list-style-type: none"> • Maroochydore structure plan area code • Residential care facility and retirement facility code 	<ul style="list-style-type: none"> • Multi-unit residential uses code if in a building greater than 2 storeys in height • Prescribed other development codes
Resort complex	Code assessable	<ul style="list-style-type: none"> • Maroochydore structure plan 	<ul style="list-style-type: none"> • Prescribed other

SUNSHINE PLAZA PRECINCT			
1. Development identified in a table of assessment as self assessable or code assessable that exceeds the height limit for the site specified on Other Plans Map OPM M5 (Maroochydore PRAC Master Planned Area Height of Buildings and Structures) is impact assessable except where the <i>Sustainable Planning Regulation 2009</i> specifies a different level of assessment.			
Defined Use	Level of Assessment	Assessment Criteria	
<i>(Consistent use)</i>		area code • Multi-unit residential uses code	development codes
Retirement facility <i>(Consistent use)</i>	Code assessable	• Maroochydore structure plan area code • Residential care facility and retirement facility code	• Multi-unit residential uses code if in a building greater than 2 storeys in height • Prescribed other development codes
Rooming accommodation <i>(Consistent use)</i>	Code assessable	• Maroochydore structure plan area code • Multi-unit residential uses code	• Prescribed other development codes
Short term accommodation	Code assessable	• Maroochydore structure plan area code • Multi-unit residential uses code	• Prescribed other development codes
Business activities			
Adult store if in an existing building. <i>(Consistent use)</i>	Self assessable	• Maroochydore structure plan area code (Section 10.2.4.3: AO27.1, AO27.2, AO29, and AO30) • Transport and parking code	
Adult store if not otherwise specified. <i>(Consistent use)</i>	Code assessable	• Maroochydore structure plan area code • Business uses and centre design code	• Prescribed other development codes
Bar <i>(Consistent use)</i>	Code assessable	• Maroochydore structure plan area code • Business uses and centre design code	• Prescribed other development codes
Car wash <i>(Consistent use)</i>	Code assessable	• Maroochydore structure plan area code • Business uses and centre design code	• Prescribed other development codes
Food and drink outlet if:- <i>(a) in an existing building; or</i> <i>(b) on Lot 60 RP862779, Lot 61 CP816941, Lot 63 RP866874 and Lot 8 RP181890 and in accordance with the Order in Council dated 20 February 1992.</i> <i>(Consistent use)</i>	Self assessable	• Maroochydore structure plan area code (Section 10.2.4.3: AO27.1, AO27.2, AO29 and AO30) • Transport and parking code	
Food and drink outlet if not otherwise specified. <i>(Consistent use)</i>	Code assessable	• Maroochydore structure plan area code • Business uses and centre design code	• Prescribed other development codes
Function facility <i>(Consistent use)</i>	Code assessable	• Maroochydore structure plan area code • Business uses and centre design code	• Prescribed other development codes
Funeral parlour <i>(Consistent use)</i>	Code assessable	• Maroochydore structure plan area code • Business uses and centre design code	• Prescribed other development codes
Garden centre if:- <i>(a) in an existing building; and</i> <i>(b) having a gross leasable floor area not exceeding 450m².</i> <i>(Consistent use)</i>	Self assessable	• Maroochydore structure plan area code (Section 10.2.4.3: AO27.1, AO27.2, AO29, and AO30) • Transport and parking code	
Garden centre if:- <i>(a) not in an existing building; and</i> <i>(b) having a gross</i>	Code assessable	• Maroochydore structure plan area code • Business uses and centre	• Prescribed other development codes

SUNSHINE PLAZA PRECINCT			
1. Development identified in a table of assessment as self assessable or code assessable that exceeds the height limit for the site specified on Other Plans Map OPM M5 (Maroochydore PRAC Master Planned Area Height of Buildings and Structures) is impact assessable except where the <i>Sustainable Planning Regulation 2009</i> specifies a different level of assessment.			
Defined Use	Level of Assessment	Assessment Criteria	
<i>leasable floor area not exceeding 450m². (Consistent use)</i>		design code	
Garden centre if not otherwise specified. <i>(Inconsistent use)</i>	Impact assessable	<ul style="list-style-type: none"> • Maroochydore PRAC structure plan • Sunshine Coast Planning Scheme as applicable to the Master Planned Area 	
Hardware and trade supplies if:- <i>(a) in an existing building; and (b) having a gross leasable floor area not exceeding 450m². (Consistent use)</i>	Self assessable	<ul style="list-style-type: none"> • Maroochydore structure plan area code (Section 10.2.4.3: AO27.1, AO27.2, AO29, and AO30) • Transport and parking code 	
Hardware and trade supplies if:- <i>(a) not in an existing building; and (b) having a gross leasable floor area not exceeding 450m². (Consistent use)</i>	Code assessable	<ul style="list-style-type: none"> • Maroochydore structure plan area code • Business uses and centre design code 	<ul style="list-style-type: none"> • Prescribed other development codes
Hardware and trade supplies if not otherwise specified. <i>(Inconsistent use)</i>	Impact assessable	<ul style="list-style-type: none"> • Maroochydore PRAC structure plan • Sunshine Coast Planning Scheme as applicable to the Master Planned Area 	
Health care services if in an existing building. <i>(Consistent use)</i>	Self assessable	<ul style="list-style-type: none"> • Maroochydore structure plan area code (Section 10.2.4.3: AO27.1, AO27.2, AO29 and AO30) • Transport and parking code 	
Health care services if not otherwise specified <i>(Consistent use)</i>	Code assessable	<ul style="list-style-type: none"> • Maroochydore structure plan area code • Business uses and centre design code 	<ul style="list-style-type: none"> • Prescribed other development codes
Home based business if:- <i>(a) for a home office; or (b) involving a home based child care service licensed under the Child Care Act 2002. (Consistent use)</i>	Exempt		
Home based business if for an activity other than a high impact home based business activity. <i>(Consistent use)</i>	Self assessable	<ul style="list-style-type: none"> • Home based business code 	
Home based business if for a high impact home based business activity. <i>(Inconsistent use)</i>	Impact assessable	<ul style="list-style-type: none"> • Maroochydore PRAC structure plan • Sunshine Coast Planning Scheme as applicable to the Master Planned Area 	
Hotel <i>(Consistent use)</i>	Code assessable	<ul style="list-style-type: none"> • Maroochydore structure plan area code • Business uses and centre design code 	<ul style="list-style-type: none"> • Multi-unit residential uses code if incorporating a residential development • Prescribed other development codes
Market if conducted by a not-for-profit organisation on Council owned or controlled land. <i>(Consistent use)</i>	Exempt		
Market if not otherwise specified. <i>(Consistent use)</i>	Code assessable	<ul style="list-style-type: none"> • Market code • Safety and security code 	<ul style="list-style-type: none"> • Transport and parking code • Waste management code
Nightclub entertainment facility <i>(Consistent use)</i>	Code assessable	<ul style="list-style-type: none"> • Maroochydore structure plan area code • Business uses and centre 	<ul style="list-style-type: none"> • Prescribed other development codes

SUNSHINE PLAZA PRECINCT

1. Development identified in a table of assessment as self assessable or code assessable that exceeds the height limit for the site specified on **Other Plans Map OPM M5 (Maroochydore PRAC Master Planned Area Height of Buildings and Structures)** is impact assessable except where the *Sustainable Planning Regulation 2009* specifies a different level of assessment.

Defined Use	Level of Assessment	Assessment Criteria	
		design code	
Office if in an existing building. (Consistent use)	Self assessable	<ul style="list-style-type: none"> • Maroochydore structure plan area code (Section 10.2.4.3: AO27.1, AO27.2, AO29 and AO30) • Transport and parking code 	
Office if not otherwise specified. (Consistent use)	Code assessable	<ul style="list-style-type: none"> • Maroochydore structure plan area code • Business uses and centre design code 	<ul style="list-style-type: none"> • Prescribed other development codes
Sales office	Self assessable	<ul style="list-style-type: none"> • Maroochydore PRAC structure plan code (Section 10.2.4.3: AO27.1, AO27.2, AO29 and AO30) • Sale office code 	
Shop if:- (a) in an existing building; and (b) not for a department store. (Consistent use)	Self assessable	<ul style="list-style-type: none"> • Maroochydore structure plan area code (Section 10.2.4.3: AO27.1, AO27.2, AO29 and AO30) • Transport and parking code 	
Shop if for a department store. (Inconsistent use)	Impact assessable	<ul style="list-style-type: none"> • Maroochydore structure plan area code • Sunshine Coast Planning Scheme as applicable to the Master Planned Area 	
Shop if not otherwise specified. (Consistent use)	Code assessable	<ul style="list-style-type: none"> • Maroochydore structure plan area code • Business uses and centre design code 	<ul style="list-style-type: none"> • Prescribed other development codes
Shopping centre if:- (a) in an existing building and not involving a new department store; or (b) being on Lot 60 RP 862779, Lot 61 CP 816941, Lot 63 RP 866871 & Lot 8 RP 181890 and in accordance with the Order in Council dated 20 February 1992. (Consistent use)	Self assessable	<ul style="list-style-type: none"> • Maroochydore structure plan area code (Section 10.2.4.3: AO27.1, AO27.2, AO29 and AO30) • Transport and parking code 	
Shopping centre if not otherwise specified. (Inconsistent use)	Impact assessable	<ul style="list-style-type: none"> • Maroochydore structure plan area code • Sunshine Coast Planning Scheme as applicable to the Master Planned Area 	
Theatre (Consistent use)	Code assessable	<ul style="list-style-type: none"> • Maroochydore structure plan area code • Business uses and centre design code 	<ul style="list-style-type: none"> • Prescribed other development codes
Veterinary services if in an existing building. (Consistent use)	Self assessable	<ul style="list-style-type: none"> • Maroochydore structure plan area code (Section 10.2.4.3: AO27.1, AO27.2, AO29 and 30) • Transport and parking code 	
Veterinary services if not otherwise specified. (Consistent use)	Code assessable	<ul style="list-style-type: none"> • Maroochydore structure plan area code • Business uses and centre design code 	<ul style="list-style-type: none"> • Prescribed other development codes
Industrial activities			
Service industry if:- (a) in an existing building; and (b) having a gross leasable floor area not exceeding 450m ² . (Consistent use)	Self assessable	<ul style="list-style-type: none"> • Maroochydore structure plan area code (Section 10.2.4.3: AO27.1, AO27.2, AO29, and AO30) • Transport and parking code 	
Service industry if:- (a) not in an existing building; and (b) having a gross leasable floor area not exceeding 450m ² . (Consistent use)	Code assessable	<ul style="list-style-type: none"> • Maroochydore structure plan area code • Business uses and centre design code 	<ul style="list-style-type: none"> • Prescribed other development codes

SUNSHINE PLAZA PRECINCT			
1. Development identified in a table of assessment as self assessable or code assessable that exceeds the height limit for the site specified on Other Plans Map OPM M5 (Maroochydore PRAC Master Planned Area Height of Buildings and Structures) is impact assessable except where the <i>Sustainable Planning Regulation 2009</i> specifies a different level of assessment.			
Defined Use	Level of Assessment	Assessment Criteria	
Service industry if not otherwise specified. (Inconsistent use)	Impact assessable	<ul style="list-style-type: none"> • Maroochydore PRAC structure plan • Sunshine Coast Planning Scheme as applicable to the Master Planned Area 	
Community activities			
Child care centre if in an existing building. (Consistent use)	Self assessable	<ul style="list-style-type: none"> • Maroochydore structure plan area code (Section 10.2.4.3 AO27.1, A)27.2, AO29 and AO30) • Child care centre code • Transport and parking code 	
Child care centre if not otherwise specified. (Consistent use)	Code assessable	<ul style="list-style-type: none"> • Maroochydore structure plan area code • Child care centre code 	<ul style="list-style-type: none"> • Prescribed other development codes
Community use if:- (a) located on Council owned or controlled land; and (b) undertaken by or on behalf of the Council. (Consistent use)	Exempt		
Community use if in an existing building. (Consistent use)	Self assessable	<ul style="list-style-type: none"> • Maroochydore structure plan area code (Section 10.2.4.3: AO27.1, AO27.2, AO29, and AO30) • Transport and parking code 	
Community use if not otherwise stated. (Consistent use)	Code assessable	<ul style="list-style-type: none"> • Maroochydore structure plan area code • Community activities code 	<ul style="list-style-type: none"> • Prescribed other development codes
Educational establishment if in an existing building. (Consistent use)	Self assessable	<ul style="list-style-type: none"> • Maroochydore structure plan area code (Section 10.2.4.3: AO27.1, AO27.2, AO29, and AO30) • Transport and parking code 	
Educational establishment if not otherwise specified. (Consistent use)	Code assessable	<ul style="list-style-type: none"> • Maroochydore structure plan area code • Community activities code 	<ul style="list-style-type: none"> • Prescribed other development codes
Emergency services (Consistent use)	Code assessable	<ul style="list-style-type: none"> • Maroochydore structure plan area code • Community activities code 	<ul style="list-style-type: none"> • Prescribed other development codes
Place of worship (Consistent use)	Code assessable	<ul style="list-style-type: none"> • Maroochydore structure plan area code • Community activities code 	<ul style="list-style-type: none"> • Prescribed other development codes
Sport and recreation activities			
Club if in an existing building. (Consistent use)	Self assessable	<ul style="list-style-type: none"> • Maroochydore structure plan area code (Section 10.2.4.3: AO27.1, AO27.2, AO29 and AO30) • Transport and parking code 	
Club if not otherwise specified. (Consistent use)	Code assessable	<ul style="list-style-type: none"> • Maroochydore structure plan area code • Business uses and centre design code 	<ul style="list-style-type: none"> • Sport and recreation use code • Prescribed other development codes
Indoor sport and recreation if in an existing building. (Consistent use)	Self assessable	<ul style="list-style-type: none"> • Maroochydore structure plan area code (Section 10.2.4.3: AO27.1, AO27.2, AO29 and AO30) • Transport and parking code 	
Indoor sport and recreation if not otherwise specified. (Consistent use)	Code assessable	<ul style="list-style-type: none"> • Maroochydore structure plan area code • Business uses and centre design code 	<ul style="list-style-type: none"> • Sport and recreation uses code • Prescribed other development codes
Park (Consistent use)	Exempt		
Other activities			
Parking station (Consistent use)	Code assessable	<ul style="list-style-type: none"> • Maroochydore structure plan area code • Business uses and centre design code 	<ul style="list-style-type: none"> • Prescribed other development codes
Major electricity infrastructure if for underground high voltage sub transmission	Exempt		

SUNSHINE PLAZA PRECINCT		
1. Development identified in a table of assessment as self assessable or code assessable that exceeds the height limit for the site specified on Other Plans Map OPM M5 (Maroochydore PRAC Master Planned Area Height of Buildings and Structures) is impact assessable except where the <i>Sustainable Planning Regulation 2009</i> specifies a different level of assessment.		
Defined Use	Level of Assessment	Assessment Criteria
<i>powerlines and associated transition structures. (Consistent use)</i>		
Major electricity infrastructure if not otherwise specified <i>(Inconsistent use)</i>	Impact assessable	<ul style="list-style-type: none"> • Maroochydore PRAC structure plan • Sunshine Coast Planning Scheme as applicable to the Master Planned Area
Substation <i>(Consistent use)</i>	Code assessable	<ul style="list-style-type: none"> • Maroochydore structure plan area code • Utility code <ul style="list-style-type: none"> • Prescribed other development codes
Telecommunications facility if other than a freestanding tower. <i>(Consistent use)</i>	Code assessable	<ul style="list-style-type: none"> • Maroochydore structure plan area code • Telecommunications facility code <ul style="list-style-type: none"> • Prescribed other development codes
Telecommunications facility if not otherwise specified. <i>(Inconsistent use)</i>	Impact assessable	<ul style="list-style-type: none"> • Maroochydore PRAC structure plan • Sunshine Coast Planning Scheme as applicable to the Master Planned Area
Utility installation if for a local utility <i>(consistent use)</i>	Exempt	
Utility installation if not otherwise specified. <i>(Inconsistent use)</i>	Impact assessable	<ul style="list-style-type: none"> • Maroochydore PRAC structure plan • Sunshine Coast Planning Scheme as applicable to the Master Planned Area
Other defined uses		
All other uses defined in Schedule 1 (Definitions) <i>(Inconsistent use)</i>	Impact assessable	<ul style="list-style-type: none"> • Maroochydore PRAC structure plan • Sunshine Coast Planning Scheme as applicable to the Master Planned Area
Undefined uses		
Any use not defined in Schedule 1 (Definitions) <i>(Inconsistent use)</i>	Impact assessable	<ul style="list-style-type: none"> • Maroochydore PRAC structure plan • Sunshine Coast Planning Scheme as applicable to the Master Planned Area

Table 10.2.3.3L Maroochydore Central Precinct Table of Assessment

MAROOCHYDORE CENTRAL PRECINCT		
1. Development identified in a table of assessment as self assessable or code assessable that exceeds the height limit for the site specified on Other Plans Map OPM M5 (Maroochydore PRAC Master Planned Area Height of Buildings and Structures) is impact assessable except where the <i>Sustainable Planning Regulation 2009</i> specifies a different level of assessment.		
Defined Use	Level of Assessment	Assessment Criteria
Residential activities		
Caretaker's accommodation <i>(Consistent use)</i>	Code assessable	<ul style="list-style-type: none"> • Maroochydore structure plan area code • Caretaker's accommodation code <ul style="list-style-type: none"> • Nuisance code • Transport and parking code
Business activities		
Sales office if an estate sales office <i>(Consistent use)</i>	Self assessable	<ul style="list-style-type: none"> • Maroochydore structure plan area code • Sales office code
Sales office if not otherwise specified.	Impact assessable	<ul style="list-style-type: none"> • Maroochydore PRAC structure plan • Sunshine Coast Planning Scheme as applicable to the Master Planned Area
Sport and recreation activities		
Outdoor sport and recreation if for golf course purposes.	Code assessable	<ul style="list-style-type: none"> • Maroochydore structure plan area code • Sport and recreation uses code <ul style="list-style-type: none"> • Prescribed other development codes
Outdoor sport and recreation if not otherwise specified.	Impact assessable	<ul style="list-style-type: none"> • Maroochydore PRAC structure plan • Sunshine Coast Planning Scheme as applicable to the Master Planned Area
Other activities		
Major electricity	Exempt	

Schedule 1 Definitions

SC1.1 Use definitions

SC1.1.1 Defined uses

- (1) Use definitions have a specific meaning for the purposes of the planning scheme.
- (2) Any use not listed in column 1 of **Table SC1.1.2 (Use definitions)** is an undefined use.

Note—development comprising a combination of defined uses is not considered to be an undefined use.

- (3) A use listed in column 1 of **Table SC1.1.2 (Use definitions)** has the meaning set out beside that term in column 2.
- (4) Column 3 of **Table SC1.1.2 (Use definitions)** identifies examples of the types of activities which fall within the use identified in column 1.
- (5) Column 4 of **Table SC1.1.2 (Use definitions)** identifies examples of activities which do not fall within the use identified in column 1.
- (6) Columns 3 and 4 of **Table SC1.1.2 (Use definitions)** are not exhaustive lists.
- (7) Uses listed in columns 3 and 4 of **Table SC1.1.2 (Use definitions)** which are not listed in column 1 form part of the definition.
- (8) The use definitions listed here are the definitions used in the planning scheme.

Table SC1.1.1 Index of use definitions

<ul style="list-style-type: none"> • Adult store • Agricultural supplies store • Air services • Animal husbandry • Animal keeping • Aquaculture • Bar • Bulk landscape supplies • Caretaker's accommodation • Car wash • Cemetery • Child care centre • Club • Community care centre • Community residence • Community use • Crematorium • Cropping • Dual occupancy • Dwelling house • Dwelling unit • Educational establishment • Emergency services • Environment facility • Extractive industry • Food and drink outlet • Function facility • Funeral parlour • Garden centre • Hardware and trade supplies 	<ul style="list-style-type: none"> • Health care services • High impact industry • Home based business • Hospital • Hotel • Indoor sport and recreation • Intensive animal industry • Intensive horticulture • Low impact industry • Major electricity infrastructure • Major sport, recreation and entertainment facility • Marine industry • Market • Medium impact industry • Motor sport facility • Multiple dwelling • Nature-based tourism • Nightclub entertainment facility • Office • Outdoor sales • Outdoor sport and recreation • Park • Parking station • Permanent plantation • Place of worship • Port services • Relocatable home park 	<ul style="list-style-type: none"> • Renewable energy facility • Research and technology industry • Residential care facility • Resort complex • Retirement facility • Roadside stall • Rooming accommodation • Rural industry • Rural workers accommodation • Sales office • Service industry • Service station • Shop • Shopping centre • Short-term accommodation • Showroom • Special industry • Substation • Telecommunications facility • Theatre • Tourist attraction • Tourist park • Transport depot • Utility installation • Veterinary services • Warehouse • Wholesale nursery • Winery
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Table SC1.1.2 Use definitions

Column 1 Use	Column 2 Definition	Column 3 Examples include	Column 4 Does not include the following examples
Adult store	Premises used as a shop where the primary purpose is for the display or sale of sexually explicit materials, products and devices associated with or used in a sexual practice or activity.	Sex shop	<i>Shop</i> , newsagent, registered pharmacist or video hire, where the primary use of these are concerned with:- <ul style="list-style-type: none"> • the sale, display or hire of printed or recorded matter (not of a sexually explicit nature); or • the sale or display of underwear or lingerie; or • the sale or display of an article or thing primarily concerned with or used in association with a medically recognised purpose.
Agricultural supplies store	Premises used for the sale of agricultural products and supplies including agricultural chemicals and fertilisers, seeds, bulk veterinary supplies, farm clothing, saddlery, animal feed and irrigation materials.		<i>Bulk landscape supplies, garden centre, outdoor sales, wholesale nursery</i>
Air services	Premises used for any of the following:- <ul style="list-style-type: none"> • the arrival and departure of aircraft; • the housing, servicing, refuelling, maintenance and repair of aircraft; • the assembly and dispersal of passengers or goods on or from an aircraft; • any <i>ancillary</i> activities directly serving the needs of passengers and visitors to the use; • associated training and education facilities; and • <i>aviation facilities</i>. 	Airport, airstrip, helipad, public or private airfield	
Animal husbandry	Premises used for production of animals or animal products on either native or improved pastures or <i>vegetation</i> . The use includes <i>ancillary</i> yards, stables and temporary holding facilities and the repair and servicing of machinery.	Cattle studs, grazing of livestock (including poultry), non-feedlot dairying	<i>Animal keeping, intensive animal industry, aquaculture, feedlots, piggeries</i>
Animal keeping	Premises used for boarding, breeding or training of animals.	Aviaries, catteries, kennels, stables, wildlife refuges	<i>Aquaculture, cattle studs, domestic pets, feedlots, grazing of</i>

Column 1 Use	Column 2 Definition	Column 3 Examples include	Column 4 Does not include the following examples
	The use may include <i>ancillary</i> temporary or permanent holding facilities on the same <i>site</i> and <i>ancillary</i> repair and servicing of machinery.		livestock, non-feedlot dairying, piggeries, poultry meat and egg production, <i>animal husbandry</i>
Aquaculture	Premises used for the cultivation of aquatic animals or plants in a confined area that may require the provision of food either mechanically or by hand.	Pond farms, tank systems, hatcheries, raceway system, rack and line systems, sea cages	<i>Intensive animal industry</i>
Bar	Premises used primarily to sell liquor for consumption on the premises and that provides for a maximum capacity to seat sixty persons at any one time. The use may include <i>ancillary</i> sale of food for consumption on the premises and entertainment activities.		<i>Club, hotel, nightclub entertainment facility, tavern.</i>
Bulk landscape supplies	Premises used for bulk storage and sale of landscaping and gardening supplies, which may include soil, gravel, potting mix and mulch, where the majority of materials sold from the premises are not in pre-packaged form.		<i>Garden centre, outdoor sales, wholesale nursery</i>
Caretaker's accommodation	A <i>dwelling</i> provided for a caretaker of a non-residential use on the same premises.		<i>Dwelling house</i>
Car wash	Premises primarily used for commercially cleaning motor vehicles by an automatic or partly automatic process.		<i>Service station</i>
Cemetery	Premises used for interment of bodies or ashes after death.	Burial ground, crypt, columbarium, lawn cemetery, pet cemetery, mausoleum	<i>Crematorium, funeral parlour</i>
Child care centre	Premises used for minding, education and care, but not residence, of children.	Crèche, early childhood centre, kindergarten, outside hours school care	<i>Educational establishment, home based child care, family day care</i>
Club	Premises used by persons associated for social, literary, political, sporting, athletic or other similar purposes for social interaction or entertainment. The use may include the <i>ancillary</i> preparation and service of food and drink.	Club house, guide and scout clubs, surf lifesaving club, RSL club, bowls club	<i>Hotel, nightclub entertainment facility, place of worship, theatre</i>
Community care centre	Premises used to provide social support where no accommodation is provided. Medical care may be provided but is <i>ancillary</i> to the primary use.	Disability support services, drop in centre, respite centre, integrated Indigenous support centre	<i>Child care centre, family day care, home based child care, health care services, residential care facility</i>

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Column 1 Use	Column 2 Definition	Column 3 Examples include	Column 4 Does not include the following examples
Community residence	Any <i>dwelling</i> used for accommodation for a maximum of six persons who require assistance or support with daily living needs, share communal spaces and who may be unrelated. The use may include a resident support worker engaged or employed in the management of the residence.	Hospice	<i>Dwelling house, dwelling unit, residential care facility, rooming accommodation, short-term accommodation</i>
Community use	Premises used for providing artistic, social or cultural facilities and community support services to the public and may include the <i>ancillary</i> preparation and provision of food and drink.	Public art gallery, community centre, community hall, library, museum	Cinema, club, hotel, nightclub, entertainment facility, place of worship
Crematorium	Premises used for the cremation or aquamation of bodies.		Cemetery
Cropping	Premises used for growing plants or plant material for commercial purposes where dependent on the cultivation of soil. The use includes harvesting and the storage and packing of produce and plants grown on the <i>site</i> and the <i>ancillary</i> repair and servicing of machinery used on the <i>site</i> .	Fruit, nut, vegetable and grain production, forestry for wood production, fodder and pasture production, plant fibre production, sugar cane growing, vineyard	<i>Permanent plantations, intensive horticulture, rural industry</i>
Dual occupancy	Premises containing two <i>dwellings</i> each for a separate <i>household</i> , and consisting of: <ul style="list-style-type: none"> a single lot, where neither <i>dwelling</i> is a <i>secondary dwelling</i> two lots sharing common property where one <i>dwelling</i> is located on each lot. 	Duplex, two <i>dwellings</i> on a single lot (whether or not attached), two <i>dwellings</i> within one single community title scheme under the <i>Body Corporate and Community Management Act 1997</i> , two <i>dwellings</i> within the one body corporate to which the <i>Building Units and Group Title Act 1980</i> continues to apply.	<i>Dwelling house, multiple dwelling</i>
Dwelling house	A residential use of premises for one <i>household</i> that contains a single <i>dwelling</i> . The use includes out-buildings and works normally associated with a <i>dwelling house</i> and may include a <i>secondary dwelling</i> .		<i>Caretaker's accommodation, dual occupancy, rooming accommodation, short-term accommodation, student accommodation, multiple dwelling</i>
Dwelling unit	A single <i>dwelling</i> within premises containing non-residential use(s).	'Shop-top' apartment	<i>Caretaker's accommodation, dwelling house</i>

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Column 1 Use	Column 2 Definition	Column 3 Examples include	Column 4 Does not include the following examples
Educational establishment	Premises used for training and instruction designed to impart knowledge and develop skills. The use may include outside hours school care for students or on-site student accommodation.	Pre-preparatory, preparatory and primary school, secondary school, special education, college, university, technical institute, outdoor education centres	<i>Child care centre, home based child care, family day care</i>
Emergency services	Premises used by government bodies or community organisations to provide essential emergency services or disaster management services including management support facilities for the protection of persons, property and the environment.	State emergency service facility, ambulance station, rural fire brigade, auxiliary fire and rescue station, urban fire and rescue station, police station, emergency management support facility, evacuation centres	<i>Community use, hospital, residential care facility</i>
Environment facility	Facilities used for the conservation, interpretation and appreciation of areas of environmental, cultural or heritage value	Nature based attractions, environmental education facilities.	
Extractive industry	Premises used for the extraction and/or processing of <i>extractive resources</i> and associated activities, including their transportation to market.	Quarry	
Food and drink outlet	Premises used for preparation and sale of food and drink to the public for consumption on or off the <i>site</i> . The use may include the <i>ancillary</i> sale of liquor for consumption on <i>site</i> .	Bistro, café, coffee shop, <i>drive-through facility</i> , kiosk, milk bar, restaurant, snack bar, take-away, tea room	<i>Bar, club, hotel, shop, theatre, nightclub entertainment facility</i>
Function facility	Premises used for conducting receptions or functions that may include the preparation and provision of food and liquor for consumption on <i>site</i> .	Conference centre, reception centre	<i>Community use, hotel</i>
Funeral parlour	Premises used to arrange and conduct funerals, memorial services and the like, but do not include burial or cremation. The use includes a mortuary and the storage and preparation of bodies for burial or cremation.		<i>Cemetery, crematorium, place of worship</i>
Garden centre	Premises used primarily for the sale of plants and may include sale of gardening and landscape products and supplies where these are sold mainly in pre-packaged form. The use may include an <i>ancillary food and drink outlet</i> .	Retail plant nursery	<i>Bulk supplies, landscape nursery, wholesale outdoor sales</i>
Hardware and trade supplies	Premises used for the sale, display or hire of hardware and		<i>Shop, showroom, outdoor sales,</i>

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Column 1 Use	Column 2 Definition	Column 3 Examples include	Column 4 Does not include the following examples
	trade supplies including household fixtures, timber, tools, paint, wallpaper, plumbing supplies and the like.		<i>warehouse</i>
Health care services	Premises for medical, paramedical, alternative therapies and general health care and treatment of persons that involves no overnight accommodation.	Dental clinics, medical centres, natural medicine practices, nursing services, physiotherapy clinic	<i>Community care centre, hospital</i>
High impact industry	Premises used for industrial activities that include the manufacturing, producing, processing, repairing, altering, recycling, storing, distributing, transferring or treating of products and have one or more of the following attributes:- <ul style="list-style-type: none"> • potential for significant impacts on <i>sensitive land uses</i> due to offsite emissions including aerosol, fume, particle, smoke, odour and noise; • potential for significant offsite impacts in the event of fire, explosion or toxic release; • generates high traffic flows in the context of the locality or the road network; • generates a significant demand on the local <i>infrastructure</i> network; • the use may involve night time and outdoor activities; • on-site controls are required for emissions and dangerous goods risks. 	See Table SC1.1.3 (Industry thresholds) .	<i>Low impact industry, medium impact industry, research and technology industry, service industry, special industry</i>
Home based business	A <i>dwelling</i> used for a business activity where subordinate to the residential use.	<i>Bed and breakfast, home office, home based childcare, home based studio for creative industries</i>	<i>Hobby, office, shop, warehouse, transport depot</i>
Hospital	Premises used for medical or surgical care or treatment of patients whether or not involving overnight accommodation. The use may include <i>ancillary</i> accommodation for employees and <i>ancillary</i> activities directly serving the needs of patients and visitors.		<i>Health care services, residential care facility</i>
Hotel	Premises used primarily to sell liquor for consumption. The use may include short-term accommodation, dining and entertainment activities	Pub, tavern	<i>Nightclub entertainment facility</i>

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Column 1 Use	Column 2 Definition	Column 3 Examples include	Column 4 Does not include the following examples
	and facilities.		
Indoor sport and recreation	Premises used for leisure, sport or recreation conducted wholly or mainly indoors.	Amusement parlour, bowling alley, gymnasium, squash courts, enclosed tennis courts	Cinema, <i>hotel</i> , <i>nightclub</i> , <i>entertainment facility</i> , <i>theatre</i>
Intensive animal industry	Premises used for the intensive production of animals or animal products in an enclosure that requires the provision of food and water either mechanically or by hand. The use includes the <i>ancillary</i> storage and packing of feed and produce.	Feedlots, piggeries, poultry and egg production (other than grazing of poultry)	<i>Animal husbandry</i> , <i>aquaculture</i> , drought feeding, milking sheds, shearing sheds, weaning pens
Intensive horticulture	Premises used for the intensive production of plants or plant material on imported media and located within a building or structure or where outdoors, artificial lights or containers are used. The use includes the storage and packing of produce and plants grown on the subject <i>site</i> .	Greenhouse and shade house plant production, hydroponic farms, mushroom farms	<i>Wholesale nursery</i>
Low impact industry	Premises used for industrial activities that include the manufacturing, producing, processing, repairing, altering, recycling, storing, distributing, transferring or treating of products and have one or more of the following attributes:- <ul style="list-style-type: none"> negligible impacts on <i>sensitive land uses</i> due to offsite emissions including aerosol, fume, particle, smoke, odour and noise; minimal traffic generation and heavy-vehicle usage; demands imposed upon the local infrastructure network consistent with surrounding uses; the use generally operates during the day (e.g. 7am to 6pm); offsite impacts from storage of dangerous goods are negligible; the use is primarily undertaken indoors. 	See Table SC1.1.3 (Industry thresholds) .	<i>High impact industry</i> , <i>medium impact industry</i> , <i>research and technology industry</i> , <i>service industry</i> , <i>special industry</i>
Major electricity infrastructure	All aspects of development for either the transmission grid or electricity supply networks as defined under the <i>Electricity Act 1994</i> .	Powerlines greater than 66kV	<i>Minor electricity infrastructure</i> , <i>substation</i>

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Column 1 Use	Column 2 Definition	Column 3 Examples include	Column 4 Does not include the following examples
	The use may include <i>ancillary telecommunication facilities</i> .		
Major sport, recreation and entertainment facility	Premises with large scale built facilities designed to cater for large scale events including major sporting, recreation, conference and entertainment events.	Convention and exhibition centres, entertainment centres, sports stadiums, horse racing	<i>Indoor sport and recreation, local sporting field, motor sport facility, park, outdoor sport and recreation</i>
Marine industry	Premises used for waterfront based marine industries involved in any activity relating to the manufacturing, storage, repair or servicing of vessels and maritime infrastructure. The use may include the provision of fuel and disposal of waste.	Boat building, boat storage, dry dock	Marina
Market	Premises used for the sale of goods to the public on a regular basis, where goods are primarily sold from temporary structures such as stalls, booths or trestle tables. The use may include entertainment provided for the enjoyment of customers.	Flea market, farmers market, car boot sales	<i>Shop, roadside stall</i>
Medium impact industry	Premises used for industrial activities that include the manufacturing, producing, processing, repairing, altering, recycling, storing, distributing, transferring or treating of products and have one or more of the following attributes:- <ul style="list-style-type: none"> • potential for noticeable impacts on <i>sensitive land uses</i> due to offsite emissions including aerosol, fume, particle, smoke, odour and noise; • potential for noticeable offsite impacts in the event of fire, explosion or toxic release; • generates high traffic flows in the context of the locality or the road network; • generates an elevated demand on the local <i>infrastructure</i> network; • onsite controls are required for emissions and dangerous goods risks; • the use is primarily undertaken indoors; • evening or night activities are undertaken indoors and not outdoors. 	See Table SC1.1.3 (Industry thresholds) .	<i>High impact industry, low impact industry, research and technology industry, service industry, special industry</i>

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Column 1 Use	Column 2 Definition	Column 3 Examples include	Column 4 Does not include the following examples
Motor sport facility	Premises used for organised or recreational motor sports whether on or off-road, which may include permanent, temporary or informal provision for spectators and other supporting uses.	Go-karting, lawn mower race tracks, trail bike parks, 4WD and all terrain parks, motocross tracks, off road motorcycle facility, motorcycle or car race tracks	<i>Major sport, recreation and entertainment facility, outdoor sport and recreation</i>
Multiple dwelling	Premises that contain three or more <i>dwelling</i> s for separate <i>households</i> .	Apartments, flats, units, townhouses, row housing, triplex	<i>Rooming accommodation, dual occupancy, duplex, granny flat, residential care facility, retirement facility</i>
Nature-based tourism	The use of land or premises for a tourism activity, including tourist and visitor short-term accommodation, that is intended for the conservation, interpretation and appreciation of areas of environmental, cultural or heritage value, local ecosystem, and attributes of the natural environment. <i>Nature-based tourism activities typically:-</i> <ul style="list-style-type: none"> • maintain a nature based focus or product; • promote environmental awareness, education and conservation; • carry out sustainable practices. 	Environmentally responsible accommodation facilities including lodges, cabins, huts and tented camps	<i>Environment facility</i>
Nightclub entertainment facility	Premises used to provide entertainment, which may include cabaret, dancing and music. The use generally includes the sale of liquor and food for consumption on <i>site</i> .		<i>Club, hotel, tavern, pub, indoor sport and recreation, theatre, concert hall</i>
Office	Premises used for an administrative, secretarial or management service or the practice of a profession, where no goods or materials are made, sold or hired and where the principal activity provides for one or more of the following:- <ul style="list-style-type: none"> • business or professional advice; • service of goods that are not physically on the premises; • office based administrative functions of an organisation. 	Administration building, bank, real estate agent, town planning consultant	<i>Home based business, shop, outdoor sales</i>
Outdoor sales	Premises used for the display, sale, hire or lease of products where the use is conducted	Agricultural machinery sales yard, motor vehicles sales	<i>Bulk landscape supplies, market</i>

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Column 1 Use	Column 2 Definition	Column 3 Examples include	Column 4 Does not include the following examples
	wholly or predominantly outdoors and may include construction, industrial or farm plant and equipment, vehicles, boats and caravans. The use may include <i>ancillary</i> repair or servicing activities and sale or fitting of accessories.	yard	
Outdoor sport and recreation	<p>Premises used for a recreation or sport activity that is carried on outside a building and requires areas of open space and may include <i>ancillary</i> works necessary for safety and sustainability.</p> <p>The use may include <i>ancillary food and drink outlet(s)</i> and the provision of <i>ancillary</i> facilities or amenities conducted indoors such as changing rooms and storage facilities.</p>	Driving range, golf course, swimming pool, tennis courts, football ground, cricket oval	<i>Major sport, recreation and entertainment facility, motor sport facility, park, community use</i>
Park	<p>Premises accessible to the public generally for free sport, recreation and leisure, and may be used for community events or other community activities.</p> <p>Facilities may include children's playground equipment, informal sports fields and <i>ancillary</i> vehicle parking and other public conveniences.</p>	Park	<i>Tourist attraction, outdoor sport and recreation</i>
Parking station	Premises used for parking vehicles where the parking is not <i>ancillary</i> to another use.	Car park, 'park and ride', bicycle parking	
Permanent plantation	Premises used for growing plants not intended to be harvested.	Permanent plantations for carbon sequestration, biodiversity or natural resource management	Forestry for wood production, biofuel production
Place of worship	<p>Premises used by an organised group for worship and religious activities.</p> <p>The use may include <i>ancillary</i> facilities for social, educational and associated charitable events.</p>	Church, chapel, mosque, synagogue, temple	<i>Community use, child care centre, funeral parlour, crematorium</i>
Port services	<p>Premises used for the following:-</p> <ul style="list-style-type: none"> the arrival and departure of vessels; the movement of passengers or goods on or off vessels; any <i>ancillary</i> activities directly serving the needs of 	Marina, ferry terminal	Landing

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Column 1 Use	Column 2 Definition	Column 3 Examples include	Column 4 Does not include the following examples
	passengers and visitors or the housing, servicing, maintenance and repair of vessels.		
Relocatable home park	Premises used for relocatable <i>dwelling</i> s (whether they are permanently located or not) that provides long-term residential accommodation. The use may include a manager's residence and office, <i>ancillary food and drink outlet</i> , kiosk, amenity buildings and the provision of recreation facilities for the exclusive use of residents.		<i>Tourist park</i>
Renewable energy facility	Premises used for the generation of electricity or energy from renewable (naturally reoccurring) sources.	Solar farm, wind farm, tidal power	Wind turbine or solar panels supplying energy to domestic or rural activities on the same <i>site</i>
Research and technology industry	Premises used for innovative and emerging technological industries involved in research design, manufacture, assembly, testing, maintenance and storage of machinery, equipment and components. The use may include emerging industries such as energy, aerospace, and biotechnology.	Aeronautical engineering, computer component manufacturing, medical laboratories, computer server facility	<i>High impact industry, low impact industry, medium impact industry, service industry, special industry</i>
Residential care facility	A residential use of premises for supervised accommodation where the use includes medical and other support facilities for residents who cannot live independently and require regular nursing or personal care.	Convalescent home, nursing home	<i>Community residence, dwelling house, dual occupancy, hospital, multiple dwelling, retirement facility</i>
Resort complex	Premises used for tourist and visitor short-term accommodation that include integrated leisure facilities such as:- <ul style="list-style-type: none"> • restaurants and <i>bars</i>; • meeting and <i>function facilities</i>; • sporting and fitness facilities; • staff accommodation; • transport facilities directly associated with the tourist facility such as a ferry terminal and <i>air services</i>. 	Island resort	
Retirement facility	A residential use of premises for an integrated community and specifically built and designed for older people.	Retirement village	<i>Residential care facility</i>

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Column 1 Use	Column 2 Definition	Column 3 Examples include	Column 4 Does not include the following examples
	<p>The use includes independent living units and may include serviced units where residents require some support with health care and daily living needs.</p> <p>The use may also include a manager's residence and office, <i>food and drink outlet</i>, amenity buildings, communal facilities and accommodation for staff.</p>		
Roadside stall	Premises used for the roadside display and sale of goods in rural areas.	Produce stall	<i>Market</i>
Rooming accommodation	<p>Premises used for the accommodation of one or more <i>households</i> where each resident:-</p> <ul style="list-style-type: none"> • has a right to occupy one or more rooms; • does not have a right to occupy the whole of the premises in which the rooms are situated; • may be provided with separate facilities for private use; • may share communal facilities or communal space with one or more of the other residents. <p>The use may include:-</p> <ul style="list-style-type: none"> • rooms not in the same building on-site; or • provision of a food or other service; or • on-site management or staff and associated accommodation. 	Boarding house, hostel, monastery, off-site student accommodation	Hospice, <i>community residence, dwelling house, short-term accommodation, multiple dwelling</i>
Rural industry	<p>Premises used for storage, processing and packaging of products from a rural use.</p> <p>The use includes processing, packaging and sale of products produced as a result of a rural use where these activities are <i>ancillary</i> to a rural use on or adjacent to the <i>site</i>.</p>	Packing shed	Intensive animal husbandry, <i>intensive horticulture, roadside stall, wholesale nursery, winery, abattoir, agricultural supplies store</i>
Rural workers accommodation	Any premises used as quarters for staff employed in the use of land for rural purposes, such as agriculture, intensive animal husbandry and forestry, conducted on a lot in the same ownership whether or not such quarters are self-contained.	Farm workers accommodation	<i>Short-term accommodation, caretaker's accommodation, dual occupancy, dwelling house, nature or rural based tourist accommodation, non-resident workers accommodation,</i>

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Column 1 Use	Column 2 Definition	Column 3 Examples include	Column 4 Does not include the following examples
			<i>multiple dwelling.</i>
Sales office	The <i>temporary use</i> of premises for displaying a land parcel or buildings that can be built for sale or can be won as a prize. The use may include a caravan or relocatable <i>dwelling</i> or structure.	Display dwelling	Bank, office
Service industry	Premises used for industrial activities that have no external air, noise or odour emissions from the <i>site</i> and can be suitably located with other non-industrial uses.	Audio visual equipment repair, film processing bicycle repairs, clock and watch repairs, computer repairs, dry cleaning, hand engraving, jewellery making, laundromat, locksmith, picture framing, shoe repairs, tailor	<i>High impact industry, low impact industry, medium impact industry, research and technology industry, special industry</i>
Service station	Premises used for the sale of fuel including petrol, liquid petroleum gas, automotive distillate and alternative fuels. The use may include, where <i>ancillary, a shop, food and drink outlet</i> , maintenance, repair servicing and washing of vehicles, the hire of trailers, and supply of compressed air.		<i>Car wash</i>
Shop	Premises used for the display, sale or hire of goods or the provision of personal services or betting to the public.	Hairdresser, liquor store, <i>department store, discount department store, discount variety stores, betting agencies, supermarket, corner store</i>	<i>Adult store, food and drink outlet, showroom, market</i>
Shopping centre	Premises comprising two or more individual tenancies that is comprised primarily of shops, and that function as an integrated complex.		
Short-term accommodation	Premises used to provide short-term accommodation for tourists or travellers for a temporary period of time (typically not exceeding three consecutive months) and may be self-contained. The use may include a manager's residence and office and the provision of recreation facilities for the exclusive use of visitors.	Motel, backpackers, cabins, serviced apartments, accommodation hotel, farm stay	Hostel, <i>rooming accommodation, tourist park</i>
Showroom	Premises used primarily for the sale of goods of a related	Bulky goods sales, motor vehicles sales	<i>Food and drink outlet, shop, outdoor sales</i>

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Column 1 Use	Column 2 Definition	Column 3 Examples include	Column 4 Does not include the following examples
	<p>product line that are of a size, shape or weight that requires:-</p> <ul style="list-style-type: none"> • a large area for handling, display or storage; • direct vehicle access to the building by members of the public for loading and unloading items purchased or hired. 	<p>showroom, bulk stationary supplies</p>	
Special industry	<p>Premises used for industrial activities that include the manufacturing, producing, processing, repairing, altering, recycling, storing, distributing, transferring or treating of products and have one or more of the following attributes:-</p> <ul style="list-style-type: none"> • potential for extreme impacts on <i>sensitive land uses</i> due to offsite emissions including aerosol, fume, particle, smoke, odour and noise; • potential for extreme offsite impacts in the event of fire, explosion or toxic release; • onsite controls are required for emissions and dangerous goods risks; • the use generally involves night time and outdoor activities; • the use may involve the storage and handling of large volumes of dangerous goods; • requires significant separation from non-industrial uses. 	<p>See Table SC1.1.3 (Industry thresholds).</p>	<p>Low impact industry, <i>medium impact industry, high impact industry, research and technology industry, service industry</i></p>
Substation	<p>Premises forming part of a transmission grid or supply network under the <i>Electricity Act 1994</i>, and used for:-</p> <ul style="list-style-type: none"> • converting or transforming electrical energy from one voltage to another; or • regulating voltage in an electrical circuit; or • controlling electrical circuits; or • switching electrical current between circuits; or • a switchyard; or • communication facilities for “operating works” as defined under the <i>Electricity Act 1994</i>; and for workforce operational and safety communications. 	<p>Substations, switching yards</p>	<p><i>Major electricity infrastructure, minor electricity infrastructure</i></p>
Telecommunications facility	<p>Premises used for systems that carry communications and</p>	<p>Telecommunication tower, broadcasting</p>	<p><i>Aviation facility, “low-impact</i></p>

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Column 1 Use	Column 2 Definition	Column 3 Examples include	Column 4 Does not include the following examples
	signals by means of radio, including guided or unguided electromagnetic energy, whether such facility is manned or remotely controlled.	station, television station	telecommunications facility" as defined under the <i>Telecommunications Act 1997</i>
Theatre	<p>Premises used for presenting movies, live entertainment or music to the public and may include provision of food and liquor for consumption on the premises.</p> <p>The use may include the production of film or music, including associated <i>ancillary</i> facilities, which are associated with the production, such as sound stages, wardrobe and laundry facilities, makeup facilities, set construction workshops, editing and post-production facilities.</p>	Cinema, movie house, concert hall, dance hall, film studio, music recording studio	Community hall, <i>hotel, indoor sport and recreation facility</i> , temporary film studio
Tourist attraction	<p>Premises used for providing on-site entertainment, recreation or similar facilities for the general public.</p> <p>The use may include provision of food and drink for consumption on site.</p>	Theme park, zoo	<i>Hotel, major sport, recreation and entertainment facility, nightclub entertainment facility</i>
Tourist park	<p>Premises used to provide for accommodation in caravans, self-contained cabins, tents and similar structures for the public for short term holiday purposes.</p> <p>The use may include, where <i>ancillary</i>, a manager's residence and office, kiosk, amenity buildings, <i>food and drink outlet</i>, or the provision of recreation facilities for the use of occupants of the <i>tourist park</i> and their visitors, and accommodation for staff.</p>	<i>Camping ground, caravan park</i> , holiday cabins	<i>Relocatable home park, tourist attraction, short-term accommodation, non-resident workforce accommodation</i>
Transport depot	Premises used for the storage, for commercial or public purposes, of more than one motor vehicle. The use includes premises for the storage of taxis, buses, trucks, heavy machinery and uses of a like nature. The term may include the <i>ancillary</i> servicing, repair and cleaning of vehicles stored on the premises.	Contractor's depot, bus depot, truck yard, heavy machinery yard	<i>Home based business, warehouse, low impact industry, service industry</i>
Utility installation	<p>Premises used to provide the public with any of the following services:-</p> <ul style="list-style-type: none"> • supply or treatment of 	Sewerage treatment plant, mail depot, pumping station, water treatment plant	Telecommunications tower, <i>major electricity infrastructure, minor electricity</i>

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Column 1 Use	Column 2 Definition	Column 3 Examples include	Column 4 Does not include the following examples
	<p>water, hydraulic power or gas;</p> <ul style="list-style-type: none"> • sewerage, drainage or stormwater services; • transport services including road, rail or water; • waste management facilities; or • network <i>infrastructure</i>. <p>The use includes maintenance and storage depots and other facilities for the operation of the use.</p>		<p><i>infrastructure, substation, renewable energy facility, transport depot</i></p>
Veterinary services	<p>Premises used for veterinary care, surgery and treatment of animals that may include provision for the short-term accommodation of the animals on the premises.</p>		<p><i>Animal keeping</i></p>
Warehouse	<p>Premises used for the storage and distribution of goods, whether or not in a building, including self-storage facilities or storage yards.</p> <p>The use may include sale of goods by wholesale where <i>ancillary</i> to storage.</p> <p>The use does not include retail sales from the premises or industrial uses.</p>	<p>Selfstorage sheds</p>	<p><i>Hardware and trade supplies, outdoor sales, showroom, shop</i></p>
Wholesale nursery	<p>Premises used for the sale of plants, but not to the general public, where the plants are grown on or adjacent to the <i>site</i>.</p> <p>The use may include sale of gardening materials where these are <i>ancillary</i> to the primary use.</p>		<p><i>Bulk landscape supplies, garden centre</i></p>
Winery	<p>Premises used for manufacturing of wine, which may include the sale of wine manufactured on <i>site</i>.</p>		<p><i>Rural industry</i></p>

Schedule 1

SC1.2 Administrative definitions

- (1) Administrative definitions assist with the interpretation of the planning scheme but do not have a specific land use meaning.
- (2) A term listed in column 1 of **Table SC1.2.2 (Administrative definitions)** has the meaning set out beside that term in column 2.
- (3) The administrative definitions listed here are the definitions for the purpose of the planning scheme.

Table SC1.2.1 Index of administrative definitions

<ul style="list-style-type: none"> • Access • Acid sulfate soils (ASS) • Active transport • Active use • Adjoining premises • Advertising device • Affordable living • Ancillary • Annual exceedance probability (AEP) • Art and craft centre • Australian noise exposure forecast (ANEF) • Average recurrence interval (ARI) • Aviation facilities • Aviation facility sensitive area • Base date • Basement • Bed and breakfast • Best practice • Buffer or landscape buffer • Building height • Business activity group • Camping ground • Caravan park • Centre zone • Character building • Coastal dependent development • Community activity group • Constructed water body • Corner store • Council • Defined flood event (DFE) • Defined storm tide event (DSTE) • Demand unit • Department store • Development Control Plan 1 Kawana Waters • Development footprint • Discount department store • Distributor-retailer • Domestic outbuilding • Drive-through facility • Dwelling • Ecologically important area • Equivalent dwelling 	<ul style="list-style-type: none"> • Frontage • Full line supermarket • Gross floor area • Gross leasable floor area • High impact home based business activities • High volume convenience restaurant • Home office • Household • Industrial activity group • Industry zone • Infrastructure • Intensive rural use • Kawana Waters Development Agreement • Koala habitat tree • Local area structure plan • Local heritage place • Local utility • Major road • Major utility • Maritime development • Mezzanine • Minor building work • Minor electricity infrastructure • Mixed use building • Mixed use development • Natural ground level • Net developable area • Netserv Plan • Non-juvenile koala habitat tree • Non-urban zone • Not-for-profit organisation • Obstacle limitation surface (OLS) • Other activity group • Operational airspace • Outermost projection • Planning assumptions • Plot ratio • Prescribed other development codes • Primary active street frontage • Principal public transport network • Private open space 	<ul style="list-style-type: none"> • Property maintenance activities • Protected estate • Public open space • Public safety area • Rear lot • Reasonably necessary • Recommended flood level (RFL) • Regional activity centre • Residential activity group • Residential density or density of residential uses • Residential zone • Resource/processing area • Rooming unit • Rural activity group • Safe refuge • Secondary active street frontage • Secondary dwelling • Sensitive land use • Service catchment • Setback • Signface area • Site • Site cover • Slope • Slope analysis • Sport and recreation activity group • State heritage place • Steep land • Storey • Storm tide inundation area • Streetscape • Supermarket • Temporary use • Third party advertising device • Tidal waters • Transport hierarchy • Transport network • Transport route • Ultimate development • Urban purposes • Urban zone • Use area • Vegetation • Vegetation clearing
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<ul style="list-style-type: none"> • Erosion prone area • Essential community infrastructure • Exempt vegetation clearing • Extractive resources • Filling or excavation • Floodplain 	<ul style="list-style-type: none"> • Probable maximum flood (PMF) • Probable maximum storm tide (PMST) 	<ul style="list-style-type: none"> • Water resource catchment area • Water supply storage • Waterway • Wetland
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Table SC1.2.2 Administrative definitions

Column 1 Term	Column 2 Definition
Access	The entry of persons and vehicles onto a lot, either existing or proposed, from a road which abuts the <i>frontage</i> of that lot.
Acid sulfate soils (ASS)	Soil or sediment containing highly acidic horizons or layers affected by the oxidation of iron sulfides, known as actual ASS, and/or soil or sediment containing iron sulfides or other sulfidic material that has not been exposed to air and oxidised, known as potential ASS.
Active transport	Non-motorised forms of transport involving physical activity, such as walking and cycling.
Active use	Any use that by its nature creates activity on adjoining land. The term includes but is not necessarily limited to the following uses as defined in Table SC1.1.2 (Use definitions) :- (a) <i>community use</i> ; (b) <i>food and drink outlet</i> ; (c) <i>hotel</i> ; (d) <i>office</i> (where a bank or real estate agent); (e) <i>shop</i> ; and (f) <i>shopping centre</i> .
Adjoining premises	Premises that share all or part of a measurable common boundary.
Advertising device	Any permanent structure, device, sign or the like intended for advertising purposes. It includes any framework, supporting structure or building feature that is provided exclusively or mainly as part of the advertisement. Note—an <i>advertising device</i> that is not visible from a public place or premises other than premises on which the <i>advertising device</i> is placed is not an <i>advertising device</i> for the purposes of the planning scheme. Note—an <i>advertising device</i> required to be placed on premises by legislation (including subordinate legislation) is not an <i>advertising device</i> for the purposes of the planning scheme.
Affordable living	Housing and neighbourhoods that are designed to minimise the cost of living through a range of measures including the following:- (a) provision of appropriate employment, community <i>infrastructure</i> and open space; (b) provision of high quality public transport and bicycle and pedestrian <i>infrastructure</i> networks; and (c) design for water and energy efficiency.
Ancillary	Associated with, but incidental and subordinate to.
Annual exceedance probability (AEP)	The likelihood of occurrence of a flood of a given size or larger in any one year, usually expressed as a percentage (e.g. 5% <i>AEP</i>).
Art and craft centre	The use of premises being <i>shop</i> for the display and sale of a work of art or craft, such as handicrafts, pottery, paintings and sculptures. The term includes:- (a) the manufacture of art or craft on the premises; and (b) associated individual or small group instruction on the making of a work of art or craft.
Australian noise exposure forecast (ANEF)	A single number index (shown as a series of contours on an Airport Environs Overlay Map) that predicts for a particular future year the cumulative exposure to aircraft noise likely to be experienced by communities near airports during a

Column 1 Term	Column 2 Definition
	specified time period.
Average recurrence interval (ARI)	The average period between the recurrence of a storm event of a given rainfall intensity. The <i>ARI</i> represents a statistical probability. For example, a 10 year <i>ARI</i> indicates an average of 10 years between exceedance of a given storm magnitude.
Aviation facilities	Navigation, communication or surveillance installations provided to assist the safe and efficient movement of aircraft. Such facilities may be located either on or off airport premises.
Aviation facility sensitive area	The area around an <i>aviation facility</i> that is sensitive to development including physical obstructions, competing radio transmissions or significant electromagnetic emissions.
Base date	The date from which a local government has estimated its projected <i>infrastructure</i> demands and costs.
Basement	A space substantially below ground level where the ceiling height projects no more than one metre above ground level.
Bed and breakfast	The use of a premises being a <i>dwelling house</i> for short term accommodation to the travelling public.
Best practice	The application of measures that are comparable with the acknowledged best measures applied nationally and internationally.
Buffer (or landscape buffer)	An area required for ecological, acoustic or scenic amenity protection purposes that incorporates a separation distance and associated landscape, structures and works:- (a) between different land uses; (b) from a major noise source; (c) from a conservation area or a public recreation area; or (d) from a <i>wetland</i> , <i>waterway</i> or <i>waterbody</i> .
Building height	Means:- (a) if specified in metres—the vertical distance between the <i>natural ground level</i> and the highest point of the building roof (apex) or parapet at any point, but not including any load bearing antenna, aerial, chimney, flagpole or the like; (b) if specified in <i>storeys</i> —the number of <i>storeys</i> above <i>natural ground level</i> ; or (c) if specified in both metres and <i>storeys</i> , both (a) and (b) apply.
Business activity group	The uses identified in Figure SC1.1.2B (Business activity group) as forming part of the <i>business activity group</i> .
Camping ground	The use of premises being <i>tourist park</i> for pitching a tent for the purpose of providing short term accommodation to the travelling public. The use may include toilet and shower facilities for the convenience of visitors.
Caravan park	The use of premises being <i>tourist park</i> for the parking of caravans, motor homes, campervans, camper trailers and the like for the purpose of providing accommodation. The use may include:- (a) communal facilities for the exclusive use of occupants; (b) the use of camping areas and cabins for short term accommodation where they are <i>ancillary</i> to the provision of caravan sites; (c) any associated manager's residence and office; and (d) any amenity buildings, recreation and entertainment facilities that cater exclusively for the occupants of the <i>caravan park</i> .
Centre zone	Means each of the following zones:- (a) Principal centre zone; (b) Major centre zone; (c) District centre zone; and (d) Local centre zone.
Character building	A building within a character area that contributes to and reinforces the identified and predominant character of the area.

Column 1 Term	Column 2 Definition
	The term includes those buildings identified as <i>character buildings</i> in the significance statements for neighbourhood character areas in the Planning scheme policy for the Heritage and character areas overlay code .
Coastal-dependent development	Development that requires land adjoining the foreshore and access to tidal water to function, including:- (a) industrial and commercial facilities such as ports, harbours and navigation channels and facilities, erosion control structures and beach nourishment; and (b) tourism facilities for marine (boating) purposes or that are part of an integrated development proposal incorporating a marina.
Community activity group	The uses identified in Figure SC1.1.2D (Community activity group) as forming part of the <i>community activity group</i> .
Constructed water body	Any artificial <i>waterway</i> , including any artificial channel, lake or other body of water. The term includes a canal (being an artificial <i>waterway</i> connected, or intended to be connected to tidal water and from which boating access to the tidal water is not hindered by a lock, weir or similar structure) but does not include a sedimentation basin, stormwater drain (including of natural channel design), treatment wetland, water supply <i>infrastructure</i> or agricultural water body.
Corner store	The use of premises being <i>shop</i> for the display and retail sale of convenience goods to members of the public where the <i>gross leasable floor area</i> of the use is not more than 100m ² . The use may be combined with the use of the same premises for a <i>dwelling unit</i> .
Council	The Sunshine Coast Regional Council.
Defined flood event (DFE)	The event, measured in terms of the likelihood of occurrence, adopted by the <i>Council</i> to manage development as identified in Column 2 of Table 8.2.7.3.3 (Flood levels and flood immunity requirements for development infrastructure) of the Flood hazard overlay code. The <i>DFE</i> incorporates an allowance for future climate change over the design life of the development, through increased rainfall intensities and mean sea level rise.
Defined storm tide event (DSTE)	The event, measured in terms of the likelihood of occurrence, and associated inundation level adopted by the <i>Council</i> to manage development as identified in Column 2 of Table 8.2.7.3.3 (Flood levels and flood immunity requirements for development infrastructure) of the Flood hazard overlay code. The <i>DSTE</i> incorporates an allowance for future climate change over the design life of the development, through increased rainfall intensities, mean sea level rise and a greater frequency of extreme weather events.
Demand unit	A standard of unit measurement to express demand on a trunk <i>infrastructure</i> network.
Department store	A single self-contained retailing outlet in a department based structure and with department based service facilities offering a wide variety of goods and services generally of a non-food nature for sale. Note—examples - David Jones, Myer.
Development Control Plan 1 Kawana Waters	<i>Development Control Plan 1 Kawana Waters</i> made under the repealed <i>Planning and Environment Act 1997</i> and which was in existence prior to the commencement of the planning scheme and includes all amendments to the <i>Development Control Plan 1 Kawana Waters</i> made pursuant to Section 857 (Development Control Plans under repealed LGP&E Act) of the <i>Sustainable Planning Act 2009</i> .
Development footprint	The location and extent of all development proposed on a <i>site</i> . This includes all buildings and structures, open space, all associated facilities, landscaping, on-site stormwater drainage, on-site wastewater treatment, all areas of disturbance, on-site parking, access and manoeuvring areas.
Discount department store	A single self-contained retailing outlet with fast service checkout facilities offering a wide variety of goods and services generally of a non-food nature for sale. Note—examples - Big W, K Mart, Target.

Column 1 Term	Column 2 Definition
Distributor-retailer	The Northern South East Queensland Distributor-Retailer Authority (trading as Unitywater).
Domestic outbuilding	A Class 10a building, as defined in the Building Code of Australia, that is <i>ancillary</i> to a residential use on the same premises and is limited to non-habitable buildings for the purpose of a shed, garage or carport.
Drive-through facility	The use of land buildings or structures to provide or dispense products or services, through an attendant or window or automated machine, to persons remaining in a motor vehicle.
Dwelling	A building or part of a building used or capable of being used as a self-contained residence that must include the following:- (a) food preparation facilities; (b) a bath or shower; (c) a toilet and wash basin; (d) clothes washing facilities. The term includes outbuildings, structures and works normally associated with a <i>dwelling</i> .
Ecologically important area	Except where separately defined in a structure plan, means:- (a) a natural <i>waterway</i> or <i>wetland</i> ; (b) an area of remnant or non-remnant native <i>vegetation</i> identified on a Biodiversity, Waterways and Wetlands Overlay Map; or (c) an area which otherwise:- (i) contains or is likely habitat for scheduled species under the <i>Nature Conservation (Wildlife) Regulation (Qld) 2006</i> ; (ii) contains or is likely to contain listed threatened species and/or ecological communities, protected critical habitat or listed migratory species as defined by the <i>Environmental Protection and Biodiversity Conservation (Cth) Act 1999</i> ; (iii) contains a spring as defined under the <i>Water Act (Qld) 2000</i> ; or (iv) contains habitat for flora and/or fauna species of local ecological significance.
Equivalent dwelling	The equivalence factor used to calculate <i>residential density</i> where:- (a) a <i>rooming unit</i> equals 0.35 <i>equivalent dwellings</i> ; (b) a one bedroom dwelling equals 0.7 <i>equivalent dwellings</i> ; (c) a two bedroom <i>dwelling</i> equals 1 <i>equivalent dwelling</i> ; (d) a three bedroom <i>dwelling</i> equals 1.35 <i>equivalent dwellings</i> ; and (e) a <i>dwelling</i> with four or more bedrooms equals 1.7 <i>equivalent dwellings</i> .
Erosion prone area	An area subject to coastal erosion and declared to be an <i>erosion prone area</i> under section 70(1) of the <i>Coastal Protection and Management Act 1995</i> .
Essential community infrastructure	Any one or more of the following:- (a) <i>emergency services</i> infrastructure; (b) emergency shelters; (c) police facilities; (d) <i>hospitals</i> and associated facilities; (e) stores of valuable records or heritage items; (f) power stations and <i>substations</i> ; (g) major switch yards; (h) communication facilities; (i) sewage treatment plants; and (j) water treatment plants.
Exempt vegetation clearing	<i>Vegetation clearing</i> under the following circumstances:- (a) <i>vegetation clearing</i> undertaken by a statutory authority on land other than freehold land; (b) <i>vegetation clearing</i> undertaken by the <i>Council</i> in the exercise of its power under the <i>Local Government Act 2009</i> ; (c) <i>vegetation clearing</i> undertaken by or on behalf of the <i>Council</i> on <i>Council</i> owned or controlled land included within the Community facilities zone, Sport and recreation zone or Open space zone; (d) clearing of:-

Column 1 Term	Column 2 Definition
	<ul style="list-style-type: none"> (i) a plant declared as a pest pursuant to the <i>Land Protection (Pest and Stock Route Management) Act 2002</i>; (ii) a plant identified as a locally significant pest species in the Sunshine Coast Local Government Area Pest Management Plan; or (iii) a plant which is otherwise an exotic species; <p>provided that the clearing:-</p> <ul style="list-style-type: none"> (i) is consistent with any current development approval that attaches to the land; (ii) does not involve the removal of <i>vegetation</i> on a heritage place identified on a Heritage and Character Areas Overlay Map; (iii) does not involve the removal of <i>vegetation</i> identified as character <i>vegetation</i> in a local plan; and (iv) does not result in the total clearing of an area of <i>vegetation</i> greater than 250m²; <p>(e) <i>vegetation clearing</i> in the Rural zone associated with <i>property maintenance activities</i>;</p> <p>(f) <i>vegetation clearing</i> that is <i>reasonably necessary</i> for carrying out work that is:-</p> <ul style="list-style-type: none"> (i) authorised or required under legislation or a local law; or (ii) specified in a notice served by <i>Council</i> or another regulatory authority; <p>(g) <i>vegetation clearing</i> in accordance with a current development approval:-</p> <ul style="list-style-type: none"> (i) for material change of use, reconfiguring a lot or other operational work; or (ii) for building work associated with a <i>dwelling house</i>; <p>(h) <i>vegetation clearing</i> in accordance with an approved Property Vegetation Management Plan, current permit or other approved plan granted under a local law;</p> <p>(i) <i>vegetation clearing</i> required for emergency works, where:-</p> <ul style="list-style-type: none"> (iii) a person honestly and reasonably believes that an immediate threat exists to life or property; (iv) no other lawful action is reasonably available to the person to avoid the immediate threat to life or property; (v) no reasonable opportunity exists for an application to be made to clear the <i>vegetation</i>; and (vi) <i>Council</i> is advised in writing as soon as practicable after the action has been taken; <p>(j) <i>vegetation clearing</i> involving the harvesting of timber in a lawfully established plantation;</p> <p>(k) <i>vegetation clearing</i> within 3 metres of a lawful building or structure, unless the <i>vegetation</i> is otherwise required to be retained in accordance with a development approval;</p> <p>(l) <i>vegetation clearing</i> on a lot not exceeding 1,000m² in area provided that such <i>vegetation clearing</i>:-</p> <ul style="list-style-type: none"> (i) is consistent with any current development approval that attaches to the land; (ii) is not located in an area subject to a vegetation protection order, registrable covenant, easement or similar legally binding mechanism that seeks to protect the values and functions of recognised significant <i>vegetation</i>; (iii) is not located on land adjacent to land included within the Environmental management and conservation zone; (iv) does not involve the removal of <i>vegetation</i> on a heritage place identified on a Heritage and Character Areas Overlay Map; (v) does not involve the removal of <i>vegetation</i> identified as character <i>vegetation</i> in a local plan; and (vi) does not exceed a total area of 600m²; and <p>(m) <i>vegetation clearing</i> on a lot exceeding 1,000m² in area provided that such <i>vegetation clearing</i>:-</p> <ul style="list-style-type: none"> (i) is not located in a native <i>vegetation</i> area, <i>waterway</i> or <i>wetland</i> on a Biodiversity, Waterways and Wetlands Overlay Map; (ii) is consistent with any current development approval that attaches to the land; (iii) is not located in an area subject to a vegetation protection order, registrable covenant, easement or similar legally binding mechanism that seeks to protect the values and functions of recognised significant

Column 1 Term	Column 2 Definition
	<p><i>vegetation</i>;</p> <p>(iv) is not located in or within 10 metres of the high bank of a natural <i>waterway</i> or <i>wetland</i>, other than a <i>waterway</i> with a revetment wall;</p> <p>(v) is not located on land identified as a landslide hazard area on a Landslide Hazard and Steep Land Overlay Map;</p> <p>(vi) does not involve the removal of <i>vegetation</i> on a heritage place; and</p> <p>(vii) does not involve the removal of <i>vegetation</i> identified as character vegetation in a local plan.</p> <p>Editor's note—<i>vegetation clearing</i> which is defined as <i>exempt vegetation clearing</i> for the purposes of the planning scheme may be subject to assessment under State and/or Federal legislation.</p>
Extractive resources	Natural deposits of sand, gravel, quarry rock, clay, and soil extracted from the earth's crust and processed for use in construction. The term does not include minerals under the <i>Mineral Resources Act 1989</i> such as metal ores, coal, clay for ceramic purposes, foundry sand, limestone and silica sand mined and used for their chemical properties, and rock mined in block or slab form for building or monumental purposes.
Filling or excavation	The removal or importation of material to or from a lot or the relocation of material within a lot that will change the ground level of the land.
Floodplain	An area of land adjacent to a creek, river, estuary, lake, dam or artificial channel, which is subject to inundation by the <i>Probable Maximum Flood (PMF)</i> .
Frontage	Any boundary line, or part thereof, of a lot which coincides with the alignment of a road.
Full line supermarket	<p>A <i>supermarket</i> offering all or most major lines of groceries for sale and having a <i>gross leasable floor area</i> generally in excess of 2,500m².</p> <p><i>Examples—larger types of the examples cited for the term supermarket.</i></p>
Gross floor area (GFA)	<p>The total floor area of all <i>storeys</i> of a building (measured from the outside of the external walls or the centre of a common wall), other than areas used for the following:-</p> <p>(a) building services, plant and equipment;</p> <p>(b) access between levels;</p> <p>(c) ground floor public lobby;</p> <p>(d) a mall;</p> <p>(e) the parking, loading and manoeuvring of motor vehicles;</p> <p>(f) unenclosed private balconies whether roofed or not.</p>
Gross leasable floor area (GLFA)	That part of the <i>gross floor area</i> of a building accommodating non-residential activities available to be rented by a tenant for exclusive use.
High impact home based business activities	<p>A type of <i>home based business</i> that involves one or more of the following activities:-</p> <p>(a) any form of vehicle repairs, services, detailing;</p> <p>(b) panel beating;</p> <p>(c) spray painting;</p> <p>(d) engine reconditioning, repairs;</p> <p>(e) wood working/manufacturing involving the use of power tools;</p> <p>(f) furniture manufacturing;</p> <p>(g) metal work;</p> <p>(h) welding.</p>
High volume convenience restaurant	The use of premises being fast food outlet for the preparation of take-away meals and foods for sale as a nationally or internationally franchised business, where provision is made for high customer turn over, facilities are provided for eating on the premises, and which may or may not include a <i>drive-through facility</i> .
Home office	<p>The use of premises being <i>home based business</i> for office activities which:-</p> <p>(a) are subordinate to the residential component of the <i>dwelling</i>;</p> <p>(b) are conducted only by residents of the <i>dwelling</i>;</p> <p>(c) involve no client visits to the premises;</p> <p>(d) are located in the <i>dwelling</i> or an associated building, with no outside activity;</p>

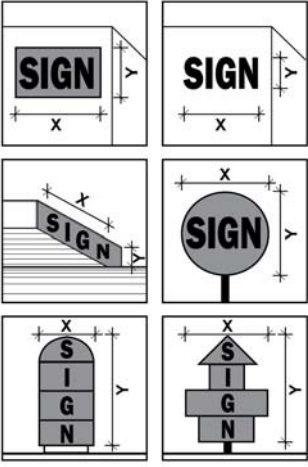
Column 1 Term	Column 2 Definition
	and (e) do not exceed a <i>gross floor area</i> of 20m ² .
Household	An individual or a group of two or more related or unrelated people who reside in the <i>dwelling</i> , with the common intention to live together on a long-term basis and who make common provision for food or other essentials for living.
Industrial activity group	The uses identified in Figure SC1.1.2C (Industrial activity group) as forming part of the <i>industrial activity group</i> .
Industry zone	Means each of the following zones:- (a) Low impact industry zone; (b) Medium impact industry zone; (c) High impact industry zone; and (d) Waterfront and marine industry zone.
Infrastructure	The transport, water cycle management, energy generation, waste management, information and telecommunications, environmental management, open space and social systems and facilities required to support the sustainable growth of the region.
Intensive rural use	Means each of the following uses as defined in Table SC1.1.2 (Use definitions) :- (a) <i>animal keeping</i> ; (b) <i>aquaculture</i> ; (c) <i>intensive animal industry</i> ; and (d) <i>intensive horticulture</i> .
Kawana Waters Development Agreement	The development agreement dated 6 September 1996 between Kawana Estates Pty Ltd (ACN 009 693 556), Buddina Estates Pty Ltd (ACN 009 682 384), the Caloundra City Council and the Minister for Natural Resources and includes all amendments to the development agreement.
Koala habitat tree	Means:- (a) a food tree of the <i>Corymbia</i> , <i>Melaleuca</i> , <i>Lophostemon</i> or <i>Eucalyptus</i> genera; and (b) a preferred shelter species such as <i>Angophora</i> .
Local area structure plan	An integrated plan setting out the environmental, land use, and <i>infrastructure</i> parameters intended to guide development on a <i>site</i> or in an area.
Local heritage place	A place of local heritage significance as shown on a Heritage and Character Areas Overlay Map.
Local utility	The use of premises being <i>utility installation</i> for:- (a) any undertaking by the <i>Council</i> or other public sector entity (including a <i>distributor-retailer</i> entity) for:- (i) the reticulation or conveyance of water, sewerage and stormwater drainage; (ii) the provision or maintenance of roads and traffic controls; or (iii) a public purpose carried out by the <i>Council</i> pursuant to the <i>Local Government Act 2009</i> ; (b) the reticulation of power (including electricity and gas); (c) activities and associated facilities that support the effective functioning of public transport services, including bus, rail, road and water transport; (d) activities and associated facilities that support the effective management of a State Forest, National Park or Conservation Park; (e) the provision of postal services; or (f) the provision of telecommunication services not involving the erection of a <i>telecommunications facility</i> . The term includes <i>ancillary</i> maintenance and storage depots and other facilities for the operation of the use.
Major road	A road classified as one of the following on Figure 9.4.8A (2031 Functional Transport Hierarchy) :- (a) highway/motorway; (b) arterial; (c) sub-arterial;

Column 1 Term	Column 2 Definition
	(d) controlled distributor; (e) distributor; or (f) district collector.
Major utility	The use of premises being <i>utility installation</i> for:- (a) the generation of power (including electricity or gas) from a power plant; (b) the storage or treatment of water, sewage or refuse; or (c) any other Local Government, State or Federal Government purpose which is not a defined use. The term includes <i>ancillary</i> maintenance and storage depots and other facilities for the operation of the use.
Maritime development	Development that requires a location in, or adjacent to, <i>tidal waters</i> to function.
Mezzanine	An intermediate floor with a room.
Minor building work	An alteration, addition or extension to an existing building(s):- (a) which results in an increase in the gross floor area, of the building(s) of less than five per cent of the gross floor area of the existing building(s) or 50m ² , whichever is the lesser; and (b) where the building work does not intrude into any boundary <i>setback</i> specified as an acceptable solution in an applicable use code.
Minor electricity infrastructure	All aspects for development for an electricity supply network as defined under the <i>Electricity Act 1994</i> , (or for private electricity works that form an extension of, or provide service connections to properties from the network), if the network operates at standard voltages up to and including 66kV. This includes:- (a) augmentations/upgrades to existing powerlines where the voltage of the <i>infrastructure</i> does not increase; and (b) augmentations to existing <i>substations</i> (including communication facilities for controlling works as defined under the <i>Electricity Act 1994</i>) where the voltage of the <i>infrastructure</i> does not increase, and where they are located at an existing <i>substation</i> lot.
Mixed use building	A use of premises that integrates residential uses with non-residential uses such as business uses or <i>community uses</i> .
Mixed use development	Development which comprises a mix of residential and non-residential uses such as business uses or <i>community uses</i> , either within a single building (horizontally or vertically) or multiple buildings of different use.
Natural ground level	Means:- (a) the level of the ground of the lot on the day the first plan of survey showing the lot was registered; or (b) if the level of the ground on the day mentioned in paragraph (a) is not known, the natural level of the ground or probable natural level of the ground as determined by a cadastral surveyor.
Net developable area	The area of land available for development. It does not include land that cannot be developed due to constraints such as acid sulphate soils, conservation land, flood affected land or steep slope. Note—for the purpose of a priority infrastructure plan, <i>net developable area</i> is usually measured in hectares, net developable hectares (net dev ha).
Netserv Plan	A <i>distributor-retailer's</i> plan about its water and wastewater networks and provision of water service and wastewater service pursuant to section 99BJ of the <i>South East Queensland Water (Distribution and Retail Restructuring) Act 2009</i> .
Non-juvenile koala habitat tree	A <i>koala habitat tree</i> that has a height of more than four (4) metres, or a trunk with a circumference of more than 31.5 centimetres at 1.3 metres above the ground, or both.
Non-urban zone	Means each of the following zones:- (a) Community facilities zone if located outside the urban growth management

Column 1 Term	Column 2 Definition
	<p>boundary;</p> <p>(b) Sport and recreation zone if located outside the urban growth management boundary;</p> <p>(c) Open space zone;</p> <p>(d) Environmental management and conservation zone;</p> <p>(e) Limited development (landscape residential) zone;</p> <p>(f) Rural zone;</p> <p>(g) Rural residential zone; and</p> <p>(h) Tourism zone if located outside the urban growth management boundary.</p>
Not-for-profit organisation	A bona fide non-profit, volunteer, charitable, community, sporting or religious organisation which is registered with the Australian Tax Office as a charitable/non-profit organisation or with the Office of Fair Trading under either the <i>Associations Incorporation Act 1981</i> or <i>Collections Act 1966</i> .
Obstacle limitation surface (OLS)	The surface that establishes the limit to which objects may project into the airspace associated with an airport or aerodrome to maintain safe aeronautical operations. The <i>OLS</i> consists of an outer surface, a take-off/approach surface and a transitional surface.
Other activity group	The uses identified in Figure SC1.1.2G (Other activity group) as forming part of the <i>other activity group</i> .
Operational airspace	The areas and vertical dimensions of the <i>OLS</i> of the Sunshine Coast Airport and Caloundra Aerodrome.
Outermost projection	The <i>outermost projection</i> of any part of a building or structure including, in the case of a roof, the outside face of the fascia, or the roof structure where there is no fascia, or attached sunhoods or the like, but does not include retractable blinds, fixed screens, rainwater fittings, or ornamental attachments.
Planning assumptions	Assumptions about the type, scale, location and timing of future growth.
Plot ratio	The ratio of <i>gross floor area</i> to the area of the <i>site</i> .
Prescribed other development codes	The following other development codes contained in Part 9 (Development codes) of the planning scheme:- <ul style="list-style-type: none"> (a) Landscape code; (b) Nuisance code; (c) Safety and security code; (d) Stormwater management code; (e) Sustainable design code; (f) Transport and parking code; (g) Waste management code; (h) Works, services and infrastructure code.
Primary active street frontage	<p>Any frontage of a building that creates activity on the adjacent street or other public place.</p> <p>Unless otherwise specified in a local plan code, development on a <i>primary active street frontage</i>:-</p> <ul style="list-style-type: none"> (a) contains <i>active uses</i> such as retail and entertainment/catering business uses for a minimum of 90% of the street front boundary, (b) is built to the street front boundary at ground level; (c) has windows and door openings to the adjacent street or public place; and (d) minimises driveway and servicing access across the active street frontage.
Principal public transport network	The public transport corridors identified on Figure 9.4.8C (Strategic Network of Public Transport Links) as a dedicated public transport corridor, public transport priority corridor and public transport advantage corridor.
Private open space	An outdoor space for the exclusive use of occupants of a building.
Probable maximum flood (PMF)	The largest flood that could reasonably occur at a particular location, resulting from the probable maximum precipitation. The <i>PMF</i> defines the extent of flood-prone land. Generally, it is not physically or financially possible to provide general protection against this event.

Column 1 Term	Column 2 Definition
Probable maximum storm tide (PMST)	The maximum storm tide level that may be expected from the combination of meteorological and hydrological conditions that are reasonably possible in a particular locality, including the predicted impacts of climate change.
Property maintenance activities	<i>Vegetation clearing</i> that is <i>reasonably necessary</i> for property maintenance including construction and maintenance of farm tracks, fences, farm structures (e.g. sheds, bores, windmills, tank stands, and stock yards), maintenance of crops, slashing grass, harvesting of crops, maintenance of pasture and cleared land areas and the pruning, felling and clearing of orchard vegetation species.
Protected estate	Means:- (a) any protected area to which the <i>Nature Conservation Act 1992</i> applies, including any national park, conservation park, resource reserve, nature refuge, coordinated conservation area, wilderness area, World heritage management area and international agreement area; (b) any area protected under other legislation primarily for its conservation significance; and (c) any <i>park</i> owned or controlled by <i>Council</i> and managed primarily for its conservation significance.
Public open space	Outdoor spaces that are generally accessible to the community and provide for a range of sport, recreation, cultural, entertainment or leisure pursuits.
Public safety area	An area immediately beyond the end of a runway and having a relatively high risk from an aircraft incident. The <i>public safety area</i> for the Sunshine Coast Airport is shown on the relevant Airport Environs Overlay Map.
Rear lot	A lot which has access to a road via an access strip which forms part of the lot or via an easement over adjoining land.
Reasonably necessary	Means, in the context of <i>vegetation clearing</i> for a particular purpose, there is no alternative way of achieving the purpose that is prudent and feasible and would avoid <i>vegetation clearing</i> or significantly reduce the extent of <i>vegetation clearing</i> .
Recommended flood level (RFL)	The minimum recommended level for community <i>infrastructure</i> , defined by particular flood and storm tide events, to provide additional immunity from flood and storm tide hazards.
Regional activity centre	An activity centre identified as a <i>regional activity centre</i> in the <i>South-East Queensland Regional Plan 2009 – 2031</i> .
Residential activity group	The uses identified in Figure SC1.1.2A (Residential activity group) as forming part of the <i>residential activity group</i> .
Residential density or density of residential uses	Housing density expressed as <i>equivalent dwellings</i> or lots per hectare of the <i>site</i> .
Residential zone	Means each of the following zones:- (a) Low density residential zone; (b) Medium density residential zone; (c) High density residential zone; and (d) Tourist accommodation zone.
Resource/processing area	The extent of an extractive resource and any existing or potential future processing operations. The term includes an area identified as a <i>resource/processing area</i> on an Extractive Resource Areas Overlay Map.
Rooming unit	That part of a building used for accommodation which may include ensuite facilities but which is not a <i>dwelling</i> .
Rural activity group	The uses identified in Figure SC1.1.2F (Rural activity group) as forming part of the <i>rural activity group</i> .
Safe refuge	An area specifically designed and constructed to provide protection for people during a flood or storm tide inundation event.
Secondary active street frontage	Means any frontage of a building that creates activity on the adjacent street or other public place.

Column 1 Term	Column 2 Definition
	<p>Unless otherwise specified in a local plan, development on a <i>secondary active street frontage</i>:-</p> <p>(a) contains <i>active uses</i> such as retail and entertainment/catering business uses for a minimum of 50% of the street front boundary,</p> <p>(b) is built to the street front boundary, or <i>setback</i> a maximum of 3 metres at ground level;</p> <p>(c) has windows and door openings to the adjacent street or public place; and</p> <p>(d) minimises driveway and servicing access across the active street frontage.</p>
Secondary dwelling	<p>A <i>dwelling</i> used in conjunction with, and subordinate to, a <i>dwelling house</i> on the same lot.</p> <p>A <i>secondary dwelling</i> may be constructed under a <i>dwelling house</i>, be attached to a <i>dwelling house</i> or be freestanding.</p>
Sensitive land use (or sensitive receptor)	<p>Each of the following defined uses:-</p> <p>(a) <i>child care centre</i>;</p> <p>(b) <i>community care centre</i>;</p> <p>(c) <i>community residence</i>;</p> <p>(d) <i>dual occupancy</i>;</p> <p>(e) <i>dwelling house</i>;</p> <p>(f) <i>educational establishment</i>;</p> <p>(g) <i>health care services</i>;</p> <p>(h) <i>hospital</i>;</p> <p>(i) <i>multiple dwelling</i>;</p> <p>(j) <i>nature-based tourism</i>;</p> <p>(k) <i>office</i>;</p> <p>(l) <i>relocatable home park</i>;</p> <p>(m) <i>residential care facility</i>;</p> <p>(n) <i>resort complex</i>;</p> <p>(o) <i>retirement facility</i>;</p> <p>(p) <i>rooming accommodation</i>;</p> <p>(q) <i>short-term accommodation</i>; and</p> <p>(r) <i>tourist park</i>.</p>
Service catchment	<p>An area serviced by an <i>infrastructure</i> network. An <i>infrastructure</i> network is made up of one or more <i>service catchments</i>. <i>Service catchments</i> are determined by the network type and how it has been designed to operate and provide service to the urban areas.</p> <p>Note—for example</p> <ul style="list-style-type: none"> • stormwater network <i>service catchments</i> can be delineated to align with watershed boundaries; • open space network <i>service catchments</i> can be determined using local government accessibility standards; • water network <i>service catchments</i> can be established as the area serviced by a particular reservoir.
Setback	<p>For a building or structure, the shortest distance measured horizontally from the outer most projection of a building or structure to the vertical projection of the boundary of the lot.</p>
Signface area	<p>Means:-</p> <p>(a) in the case of a purpose built <i>advertising device</i> which is free standing, the area of the smallest rectangle that can wholly contain the <i>advertising device</i>, measured from the outside of the <i>advertising devices</i> frame; and</p> <p>(b) in the case of an <i>advertising device</i> that is painted on or otherwise affixed to a building or other structure, the area of the smallest rectangle that can wholly contain the <i>advertising device</i>, inclusive of any decorative lines, stripes, borders and architectural trims that immediately surround the device.</p> <p>Note—the figure below provides further guidance about the definition of <i>signface area</i>.</p>

Column 1 Term	Column 2 Definition
	
Site	Any land on which development is carried out or is proposed to be carried out whether such land comprises the whole or part of one lot or more than one lot if each of such lots is contiguous.
Site cover	<p>The proportion of the <i>site</i> covered by a building(s), structure(s) attached to the building(s) and carport(s), calculated to the outer most projections of the building(s) and is expressed as a percentage.</p> <p>The term does not include:-</p> <ul style="list-style-type: none"> (a) any structure or part thereof included in a landscaped open space area such as a gazebo or shade structure; (b) <i>basement</i> car parking areas located wholly below ground level; (c) eaves and sun shading devices.
Slope	<p>Means:-</p> <ul style="list-style-type: none"> (a) for the purpose of reconfiguring a lot:- <ul style="list-style-type: none"> (i) where the proposed lot is contained wholly within a single <i>slope</i> category shown on a <i>slope analysis</i>, the <i>slope</i> of that category; or (ii) where a proposed lot is contained within more than one <i>slope</i> category shown on a <i>slope analysis</i>, the predominant <i>slope</i> of the <i>use area</i>, as follows:- <ul style="list-style-type: none"> (A) where the <i>use area</i> is contained within one <i>slope</i> category shown on a <i>slope analysis</i>, the <i>slope</i> of that category; or (B) where the <i>use area</i> is contained within more than one <i>slope</i> category shown on a <i>slope analysis</i>, the <i>slope</i> is the average of all predominant <i>slopes</i> of the <i>use area</i>. (b) for the purposes of building works or material change of use, the <i>slope</i> of the <i>use area</i> is that determined as follows:- <ul style="list-style-type: none"> (i) where the <i>use area</i> has one predominant <i>slope</i>, that <i>slope</i>; or (ii) where the <i>use area</i> has more than one predominant <i>slope</i>, the average of all predominant <i>slopes</i>. <p>For the purposes of this definition, predominant <i>slope</i> (%) = $(x \div y) \times 100$ where:-</p> <ul style="list-style-type: none"> • 'x' is the vertical distance in metres between the highest point and the lowest point of the area, and • 'y' is the horizontal distance in metres measured in a straight line between the highest point and the lowest point of the area. <p>Where the area has more than one predominant <i>slope</i> e.g. a knoll or gully, the average of all predominant <i>slopes</i> applies.</p>
Slope analysis	<p>Means a diagram prepared by a licensed surveyor indicating the <i>slope</i> of the <i>site</i> based on one metre contour intervals using the following <i>slope</i> categories:-</p> <ul style="list-style-type: none"> (a) up to 15%; (b) 15% or more but less than 20%; (c) 20% or more but less than 25%;

Column 1 Term	Column 2 Definition
	(d) 25% or more.
Sport and recreation activity group	The uses identified in Figure SC1.1.2E (Sport and recreation activity group) as forming part of the <i>sport and recreation activity group</i> .
State heritage place¹	A place of State cultural heritage significance as entered in the Queensland Heritage Register under the <i>Queensland Heritage Act 1992</i> .
Steep land	Land comprising <i>slopes</i> of 15% or greater.
Storey	<p>A space that is situated between one floor level and the floor level next above, or if there is no floor above, the ceiling or roof above, but not a space that contains only:-</p> <p>(a) a lift shaft, stairway or meter room;</p> <p>(b) a bathroom, shower room, laundry, water closet, or other sanitary compartment; or</p> <p>(c) a combination of the above.</p> <p><i>A mezzanine is a storey.</i></p> <p>A roofed structure on or part of a rooftop that does not solely accommodate building plant and equipment is a <i>storey</i>.</p> <p><i>A basement is not a storey.</i></p>
Storm tide inundation area	An area subject to storm tide inundation during the <i>defined storm tide event</i> .
Streetscape	The collective combination of urban form elements that constitute the view of a street and its public and private domains. These elements include buildings, roads, footpaths, <i>vegetation</i> , open spaces and street furniture.
Supermarket	<p>A single self-contained retailing outlet with fast service checkout facilities offering groceries and associated goods and services for sale.</p> <p><i>Examples – Aldi, Coles, Foodstore, IGA, Woolworths.</i></p>
Temporary use	A use that is impermanent and may be irregular or infrequent that does not require the construction of a permanent building or the installation of permanent <i>infrastructure</i> or services.
Third party advertising device	An <i>advertising device</i> placed on premises for the purpose of advertising a matter not associated with the primary purpose for which the premises is used or developed.
Tidal waters	<p>Means:-</p> <p>(a) the sea and any part of a harbour or <i>waterway</i> ordinarily within the ebb and flow of the tide at spring tides; or</p> <p>(b) the water downstream from a downstream limit declared under the <i>Water Act 2000</i>.</p>
Transport hierarchy	The <i>transport hierarchy</i> shown on Figure 9.4.8A (2031 Functional Transport Hierarchy) .
Transport network	All transport corridors within the defined <i>transport hierarchy</i> , network of pedestrian and cyclist links and network of public transport links.
Transport route	A <i>transport route</i> shown on an Extractive Resource Areas Overlay Map, being the primary route for the transport of extracted resources from the extractive resource area to a State-controlled road.
Ultimate development	The realistic extent of development anticipated to be achieved when a <i>site</i> (or projection area or infrastructure <i>service catchment</i>) is fully developed.
Urban purposes	For the purpose of priority infrastructure plans, <i>urban purposes</i> includes residential (other than rural residential), retail, commercial, industrial, community and

¹ Editor's note—*State heritage places* are shown on the Heritage and Character Areas Overlay Maps for information purposes only. Development involving a *State heritage place* is subject to the provisions of the *Queensland Heritage Act 1992*.

Column 1 Term	Column 2 Definition
	government related purposes.
Urban zone	Means each of the following zones:- (a) Low density residential zone; (b) Medium density residential zone; (c) High density residential zone; (d) Tourist accommodation zone; (e) Principal centre zone; (f) Major centre zone; (g) District centre zone; (h) Local centre zone; (i) Low impact industry zone; (j) Medium impact industry zone; (k) High impact industry zone; (l) Waterfront and marine industry zone; (m) Community facilities zone if located within the urban growth management boundary; (n) Emerging community zone; (o) Sport and recreation zone if located within the urban growth management boundary; (p) Specialised centre zone; and (q) Tourism area zone if located within the urban growth management boundary.
Use area	Means the area comprising the total <i>gross floor area</i> of all buildings on the <i>site</i> and any other part of the <i>site</i> which is to be used.
Vegetation	Trees, plants and all other organisms of vegetable origin, whether living or dead.
Vegetation clearing	The destruction of <i>vegetation</i> or interference with its natural growth in any way including removing, clearing, slashing, cutting down, ringbarking, scar-barking, pushing or pulling over, poisoning (including by contamination), burning, flooding, draining or compacting of roots. The term does not include:- (a) destruction of standing <i>vegetation</i> by stock; (b) lopping a tree by cutting or pruning its branches, provided that it does not involve:- (i) removing the tree's trunk; or (ii) cutting or pruning the tree's branches so severely that it is likely to die; or (c) mowing of grass or lawn.
Water resource catchment area	An area shown on a Water Resource Catchments Overlay Map as being a <i>water resource catchment area</i> .
Water supply storage	A water supply storage area used for bulk water supply as shown on a Water Resource Catchments Overlay Map.
Waterway	A river, creek or other stream, including a stream in the form of an anabranch or a tributary, in which water flows permanently or intermittently, regardless of the frequency of flow events, in a natural channel, whether artificially modified or not or in an artificial channel that has changed the course of the stream. A <i>waterway</i> includes any of the following located in it:- (a) in-stream islands; (b) benches; (c) bars. The term includes constructed storm water drains with surface water flows but not piped water drains.
Wetland	An area of permanent, periodic or intermittent inundation that includes areas of open water and/or native vegetation, with water that is static or flowing, fresh, brackish or salt. The term may include <i>wetlands</i> which lie within <i>floodplains</i> , but does not include the whole of a <i>floodplain</i> . This definition includes natural features as well as <i>constructed water bodies</i> but does not include <i>waterways</i> as separately defined.

Schedule 2 Mapping

SC2.1 Map index

- (1) **Table SC2.1.2 (Map index)** below lists any strategic framework, zoning, local plan and overlay maps applicable to the planning scheme area. Maps relevant to other plans have also been included.

Editor's note—mapping for the PIP is contained within Schedule 3 (Priority infrastructure plan mapping and support material) of the planning scheme.

- (2) **Map SCC2 (Index Map)** identifies the tile number for each map.
- (3) Where a zone map provides an annotation for land included in the Community facilities zone, the annotation refers to the corresponding use set out in **Table SC2.1.2 (Community facilities zone annotations)**.

Table SC2.1.1 Community facilities zone annotations

Annotation on Zoning Map	Use
1.	Air services
2.	Cemetery
3.	Child care centre
4.	Community use
5.	Crematorium
6.	Educational establishment
7.	Emergency services
8.	Extractive industry
9.	Hospital
10.	Multiple dwelling
11.	Outdoor sport and recreation
12.	Place of worship
13.	Relocatable home park
14.	Renewable energy facility
15.	Residential care facility/Retirement facility
16.	Rooming accommodation
17.	Short-term accommodation
18.	Substation
19.	Tourist park
20.	Utility installation (Local utility)
21.	Utility installation (Major utility – refuse)
22.	Utility installation (Major utility – sewerage treatment)
23.	Utility installation (Major utility – water supply)

Table SC2.1.2 Map index

Map number	Map title	Gazettal date
Index map		
Map SCC2	Map SCC2 Index Map	2 May 2014
Strategic framework maps		
SFM1	Strategic Framework Map 1 Land Use Elements	15 August 2016
SFM2	Strategic Framework Map 2 Economic Development Elements	15 August 2016
SFM3	Strategic Framework Map 3 Transport Elements	15 August 2016
SFM4	Strategic Framework Map 4 Infrastructure Elements	15 August 2016
SFM5	Strategic Framework Map 5 Natural Environment Elements	2 May 2014
SFM6	Strategic Framework Map 6 Community Identity, Character and Social Inclusion Elements	2 May 2014

Map number	Map title	Gazettal date
SFM7	Strategic Framework Map 7 Natural Resource Elements	2 May 2014
Zone maps		
ZM1	Zone Map ZM1	2 May 2014
ZM2	Zone Map ZM2	2 May 2014
ZM3	Zone Map ZM3 (Eumundi Local Plan Area)	15 August 2016
ZM4	Zone Map ZM4	2 May 2014
ZM5	Zone Map ZM5	2 May 2014
ZM6	Zone Map ZM6	2 May 2014
ZM7	Zone Map ZM7	15 August 2016
ZM8	Zone Map ZM8 (Yandina Local Plan Area)	2 May 2014
ZM9	Zone Map ZM9	15 August 2016
ZM10	Zone Map ZM10 (Peregian South Local Plan Area)	15 August 2016
ZM11	Zone Map ZM11 (Coolum Local Plan Area)	2 May 2014
ZM12	Zone Map ZM12	2 May 2014
ZM13	Zone Map ZM13	2 May 2014
ZM14	Zone Map ZM14 (Kenilworth Local Plan Area)	2 May 2014
ZM15	Zone Map ZM15	2 May 2014
ZM16	Zone Map ZM16 (Blackall Range Local Plan Area)	15 August 2016
ZM17	Zone Map ZM17	2 May 2014
ZM18	Zone Map ZM18 (Nambour Local Plan Area)	2 May 2014
ZM19	Zone Map ZM19 (Bli Bli Local Plan Area)	15 August 2016
ZM20	Zone Map ZM20	15 August 2016
ZM21	Zone Map ZM21 (Maroochy North Shore Local Plan Area)	15 August 2016
ZM22	Zone Map ZM22 (Maroochydhore Local Plan Area)	2 May 2014
ZM23	Zone Map ZM23	2 May 2014
ZM24	Zone Map ZM24	2 May 2014
ZM25	Zone Map ZM25	2 May 2014
ZM26	Zone Map ZM26	15 August 2016
ZM27	Zone Map ZM27 (Woombye Local Plan Area)	15 August 2016
ZM28	Zone Map ZM28 (Palmwoods Local Plan Area)	15 August 2016
ZM29	Zone Map ZM29 (Eudlo Local Plan Area)	2 May 2014
ZM30	Zone Map ZM30	2 May 2014
ZM31	Zone Map ZM31 (Forest Glen/Kunda Park/Tanawha Local Plan Area)	2 May 2014
ZM32	Zone Map ZM32 (Buderim Local Plan Area)	15 August 2016
ZM33	Zone Map ZM33 (Sippy Downs Local Plan Area)	2 May 2014
ZM34	Zone Map ZM34 (Mooloolaba/Alexandra Headland Local Plan Area)	2 May 2014
ZM35	Zone Map ZM35 (Kawana Waters Local Plan Area)	2 May 2014
ZM36	Zone Map ZM36	2 May 2014
ZM37	Zone Map ZM37	2 May 2014
ZM38	Zone Map ZM38	2 May 2014
ZM39	Zone Map ZM39 (Maleny Local Plan Area)	2 May 2014
ZM40	Zone Map ZM40	15 August 2016
ZM41	Zone Map ZM41 (Mooloolah Local Plan Area)	2 May 2014
ZM42	Zone Map ZM42 (Landsborough Local Plan Area)	15 August 2016
ZM43	Zone Map ZM43	2 May 2014
ZM44	Zone Map ZM44 (Caloundra West Local Plan Area)	15 August 2016
ZM45	Zone Map ZM45 (Caloundra Local Plan Area)	15 August 2016
ZM46	Zone Map ZM46 (Golden Beach/Pelican Waters Local Plan Area)	15 August 2016
ZM47	Zone Map ZM47	2 May 2014
ZM48	Zone Map ZM48	2 May 2014
ZM49	Zone Map ZM49 (Beerwah Local Plan Area)	15 August 2016
ZM50	Zone Map ZM50 (Glass House Mountains Local Plan Area)	2 May 2014
ZM51	Zone Map ZM51	2 May 2014
ZM52	Zone Map ZM52	2 May 2014
ZM53	Zone Map ZM53	2 May 2014
ZM54	Zone Map ZM54 (Beerburum Local Plan Area)	2 May 2014
ZM55	Zone Map ZM55	2 May 2014

Map number	Map title	Gazettal date
Local plan maps		
LPM3	Local Plan Map LPM3 (Eumundi Local Plan Precincts)	2 May 2014
LPM11	Local Plan Map LPM11 (Coolum Local Plan Precincts)	2 May 2014
LPM18	Local Plan Map LPM18 (Nambour Local Plan Precincts)	2 May 2014
LPM21	Local Plan Map LPM21 (Maroochy North Shore Local Plan Precincts)	2 May 2014
LPM22	Local Plan Map LPM22 (Maroochydhore/Kuluin Local Plan Precincts)	2 May 2014
LPM32	Local Plan Map LPM32 (Buderim Local Plan Precincts)	2 May 2014
LPM33	Local Plan Map LPM33 (Sippy Downs Local Plan Precincts)	2 May 2014
LPM34	Local Plan Map LPM34 (Mooloolaba/Alexandra Headland Local Plan Precincts)	2 May 2014
LPM35	Local Plan Map LPM35 (Kawana Waters Local Plan Precincts)	2 May 2014
LPM39	Local Plan Map LPM39 (Maleny Local Plan Precincts)	2 May 2014
LPM42	Local Plan Map LPM42 (Landsborough Local Plan Precincts)	2 May 2014
LPM44	Local Plan Map LPM44 (Caloundra West Local Plan Precincts)	2 May 2014
LPM45	Local Plan Map LPM45 (Caloundra Local Plan Precincts)	2 May 2014
Other plans maps		
Maroochydhore PRAC Declared Master Planned Area		
OPM M1	Other Plans Map OPM M1 (Maroochydhore PRAC Master Planned Area and Master Plan Units)	2 May 2014
OPM M2	Other Plans Map OPM M2 (Maroochydhore PRAC Master Planned Area Land Use Structure)	2 May 2014
OPM M3	Other Plans Map OPM M3 (Maroochydhore PRAC Master Planned Area Major Infrastructure Elements)	2 May 2014
OPM M4	Other Plans Map OPM M4 (Maroochydhore PRAC Master Planned Area Precincts and Sub-precincts)	2 May 2014
OPM M5	Other Plans Map OPM M5 (Maroochydhore PRAC Master Planned Area Height of Buildings and Structures)	2 May 2014
OPM M6	Other Plans Map OPM M6 (Maroochydhore PRAC Master Planned Area Active Frontages, Gateway and Activity Nodes)	2 May 2014
OPM M7	Other Plans Map OPM M7 (Maroochydhore PRAC Master Planned Area Road Transport Infrastructure Network)	2 May 2014
OPM M8	Other Plans Map OPM M8 (Maroochydhore PRAC Master Planned Area Public Transport Infrastructure Network)	2 May 2014
OPM M9	Other Plans Map OPM M9 (Maroochydhore PRAC Master Planned Area Bicycle and Pedestrian Infrastructure Network)	2 May 2014
OPM M10	Other Plans Map OPM M10 (Maroochydhore PRAC Master Planned Area Water Supply Infrastructure Network)	2 May 2014
OPM M11	Other Plans Map OPM M11 (Maroochydhore PRAC Master Planned Area Sewer Infrastructure Network)	2 May 2014
OPM M12	Other Plans Map OPM M12 (Maroochydhore PRAC Master Planned Area Stormwater Infrastructure Network)	2 May 2014
OPM M13	Other Plans Map OPM M13 (Maroochydhore PRAC Master Planned Area Urban Open Space Infrastructure Network)	2 May 2014
OPM M14	Other Plans Map OPM M14 (Maroochydhore PRAC	2 May 2014

Map number	Map title	Gazettal date
	Master Planned Area Community Facilities Infrastructure Network)	
OPM M15	Other Plans Map OPM M15 (Maroochydore PRAC Master Planned Area Electricity Infrastructure Network)	2 May 2014
OPM M16	Other Plans Map OPM M16 (Maroochydore PRAC Master Planned Area Telecommunications Infrastructure Network)	2 May 2014
Palmview Declared Master Planned Area		
OPM P1	Other Plans Map OPM P1 (Palmview Master Planned Area and regional Context)	1 April 2016
OPM P2(a)	Other Plans Map OPM P2(a) (Palmview Master Planned Area Flood Prone Land)	1 April 2016
OPM P2(b)	Other Plans Map OPM P2(b) (Palmview Master Planned Area Ecologically Important Areas)	1 April 2016
OPM P3	Other Plans OPM P3 (Palmview Master Planned Area Land Use Structure)	1 April 2016
OPM P4	Other Plans Map OPM P4 (Palmview Master Planned Area Infrastructure Elements)	1 April 2016
OPM P5	Other Plans Map OPM P5 (Palmview Master Planned Area Development Entitlements)	1 April 2016
OPM P6	Other Plans Map OPM P6 (Palmview Master Planned Area Precincts and Sub-precincts)	1 April 2016
OPM P7	Other Plans Map OPM P7 (Palmview Master Planned Area Development and Transport Infrastructure Network Sequencing)	1 April 2016
OPM P8	Other Plans Map OPM P8 (Palmview Master Planned Area Road Transport Infrastructure Network)	1 April 2016
OPM P9	Other Plans Map OPM P9(Palmview Master Planned Area Public Transport Infrastructure Network)	1 April 2016
OPM P10	Other Plans Map OPM P10 (Palmview Master Planned Area Bicycle and Pedestrian Infrastructure Network)	1 April 2016
OPM P11	Other Plans Map OPM P11 (Palmview Master Planned Area Urban Open Space Infrastructure Network)	1 April 2016
OPM P12	Other Plans Map OPM P12 (Palmview Master Planned Area Non-urban Open Space Infrastructure Network)	1 April 2016
OPM P13	Other Plans Map OPM P13 (Palmview Master Planned Area Community Facilities Infrastructure Network)	1 April 2016
OPM P14	Other Plans Map OPM P14(Palmview Master Planned Area Electricity Infrastructure Network)	1 April 2016
Overlay maps		
Acid sulfate soils overlay maps		
OVM1A	Acid Sulfate Soils Overlay Map OVM1A	2 May 2014
OVM2A	Acid Sulfate Soils Overlay Map OVM2A	2 May 2014
OVM3A	Acid Sulfate Soils Overlay Map OVM3A (Eumundi Local Plan Area)	2 May 2014
OVM4A	Acid Sulfate Soils Overlay Map OVM4A	2 May 2014
OVM5A	Acid Sulfate Soils Overlay Map OVM5A	2 May 2014
OVM6A	Acid Sulfate Soils Overlay Map OVM6A	2 May 2014
OVM7A	Acid Sulfate Soils Overlay Map OVM7A	2 May 2014
OVM8A	Acid Sulfate Soils Overlay Map OVM8A (Yandina Local Plan Area)	2 May 2014
OVM9A	Acid Sulfate Soils Overlay Map OVM9A	2 May 2014
OVM10A	Acid Sulfate Soils Overlay Map OVM10A (Peregian South Local Plan Area)	2 May 2014
OVM11A	Acid Sulfate Soils Overlay Map OVM11A (Coolum Local Plan Area)	2 May 2014
OVM12A	Acid Sulfate Soils Overlay Map OVM12A	2 May 2014
OVM13A	Acid Sulfate Soils Overlay Map OVM13A	2 May 2014
OVM14A	Acid Sulfate Soils Overlay Map OVM14A (Kenilworth	2 May 2014

Map number	Map title	Gazettal date
	Local Plan Area)	
OVM15A	Acid Sulfate Soils Overlay Map OVM15A	2 May 2014
OVM16A	Acid Sulfate Soils Overlay Map OVM16A (Blackall Range Local Plan Area)	2 May 2014
OVM17A	Acid Sulfate Soils Overlay Map OVM17A	2 May 2014
OVM18A	Acid Sulfate Soils Overlay Map OVM18A (Nambour Local Plan Area)	2 May 2014
OVM19A	Acid Sulfate Soils Overlay Map OVM19A (Bli Bli Local Plan Area)	2 May 2014
OVM20A	Acid Sulfate Soils Overlay Map OVM20A	2 May 2014
OVM21A	Acid Sulfate Soils Overlay Map OVM21A (Maroochy North Shore Local Plan Area)	2 May 2014
OVM22A	Acid Sulfate Soils Overlay Map OVM22A (Maroochydhore/Kuluin Local Plan Area)	2 May 2014
OVM23A	Acid Sulfate Soils Overlay Map OVM23A	2 May 2014
OVM24A	Acid Sulfate Soils Overlay Map OVM24A	2 May 2014
OVM25A	Acid Sulfate Soils Overlay Map OVM25A	2 May 2014
OVM26A	Acid Sulfate Soils Overlay Map OVM26A	2 May 2014
OVM27A	Acid Sulfate Soils Overlay Map OVM27A (Woombye Local Plan Area)	2 May 2014
OVM28A	Acid Sulfate Soils Overlay Map OVM28A (Palmwoods Local Plan Area)	2 May 2014
OVM29A	Acid Sulfate Soils Overlay Map OVM29A (Eudlo Local Plan Area)	2 May 2014
OVM30A	Acid Sulfate Soils Overlay Map OVM30A	2 May 2014
OVM31A	Acid Sulfate Soils Overlay Map OVM31A (Forest Glen/Kunda Park/Tanawha Local Plan Area)	2 May 2014
OVM32A	Acid Sulfate Soils Overlay Map OVM32A (Buderim Local Plan Area)	2 May 2014
OVM33A	Acid Sulfate Soils Overlay Map OVM33A (Sippy Downs Local Plan Area)	2 May 2014
OVM34A	Acid Sulfate Soils Overlay Map OVM34A (Mooloolaba/Alexandra Headland Local Plan Area)	2 May 2014
OVM35A	Acid Sulfate Soils Overlay Map OVM35A (Kawana Waters Local Plan Area)	2 May 2014
OVM36A	Acid Sulfate Soils Overlay Map OVM36A	2 May 2014
OVM37A	Acid Sulfate Soils Overlay Map OVM37A	2 May 2014
OVM38A	Acid Sulfate Soils Overlay Map OVM38A	2 May 2014
OVM39A	Acid Sulfate Soils Overlay Map OVM39A (Maleny Local Plan Area)	2 May 2014
OVM40A	Acid Sulfate Soils Overlay Map OVM40A	2 May 2014
OVM41A	Acid Sulfate Soils Overlay Map OVM41A (Mooloolah Local Plan Area)	2 May 2014
OVM42A	Acid Sulfate Soils Overlay Map OVM42A (Landsborough Local Plan Area)	2 May 2014
OVM43A	Acid Sulfate Soils Overlay Map OVM43A	2 May 2014
OVM44A	Acid Sulfate Soils Overlay Map OVM44A (Caloundra West Local Plan Area)	2 May 2014
OVM45A	Acid Sulfate Soils Overlay Map OVM45A (Caloundra Local Plan Area)	2 May 2014
OVM46A	Acid Sulfate Soils Overlay Map OVM46A (Golden Beach/Pelican Waters Local Plan Area)	2 May 2014
OVM47A	Acid Sulfate Soils Overlay Map OVM47A	2 May 2014
OVM48A	Acid Sulfate Soils Overlay Map OVM48A	2 May 2014
OVM49A	Acid Sulfate Soils Overlay Map OVM49A (Beerwah Local Plan Area)	2 May 2014
OVM50A	Acid Sulfate Soils Overlay Map OVM50A (Glass House Mountains Local Plan Area)	2 May 2014
OVM51A	Acid Sulfate Soils Overlay Map OVM51A	2 May 2014
OVM52A	Acid Sulfate Soils Overlay Map OVM52A	2 May 2014
OVM53A	Acid Sulfate Soils Overlay Map OVM53A	2 May 2014
OVM54A	Acid Sulfate Soils Overlay Map OVM54A (Beerburum Local Plan Area)	2 May 2014

Map number	Map title	Gazettal date
OVM55A	Acid Sulfate Soils Overlay Map OVM55A	2 May 2014
Airport environs overlay maps		
OVMBCA(i)	Airport Environs Overlay Map Caloundra Aerodrome (i)	2 May 2014
OVMBM(i)	Airport Environs Overlay Map Maleny (i)	2 May 2014
OVMBSCA(i)	Airport Environs Overlay Map Sunshine Coast Airport (i)	2 May 2014
OVMBCA(ii)	Airport Environs Overlay Map Caloundra Aerodrome (ii)	2 May 2014
OVMBSCA(ii)	Airport Environs Overlay Map Sunshine Coast Airport (ii)	2 May 2014
OVMBCA(iii)	Airport Environs Overlay Map Caloundra Aerodrome (iii)	2 May 2014
OVMBSCA(iii)	Airport Environs Overlay Map Sunshine Coast Airport (iii)	2 May 2014
Biodiversity, waterways and wetlands overlay maps		
OVM1C(i)	Biodiversity, Waterways and Wetlands Overlay Map OVM1C(i)	2 May 2014
OVM2C(i)	Biodiversity, Waterways and Wetlands Overlay Map OVM2C(i)	2 May 2014
OVM3C(i)	Biodiversity, Waterways and Wetlands Overlay Map OVM3C(i) (Eumundi Local Plan Area)	2 May 2014
OVM4C(i)	Biodiversity, Waterways and Wetlands Overlay Map OVM4C(i)	2 May 2014
OVM5C(i)	Biodiversity, Waterways and Wetlands Overlay Map OVM5C(i)	2 May 2014
OVM6C(i)	Biodiversity, Waterways and Wetlands Overlay Map OVM6C(i)	2 May 2014
OVM7C(i)	Biodiversity, Waterways and Wetlands Overlay Map OVM7C(i)	2 May 2014
OVM8C(i)	Biodiversity, Waterways and Wetlands Overlay Map OVM8C(i) (Yandina Local Plan Area)	2 May 2014
OVM9C(i)	Biodiversity, Waterways and Wetlands Overlay Map OVM9C(i)	2 May 2014
OVM10C(i)	Biodiversity, Waterways and Wetlands Overlay Map OVM10C(i) (Peregian South Local Plan Area)	2 May 2014
OVM11C(i)	Biodiversity, Waterways and Wetlands Overlay Map OVM11C(i) (Coolool Local Plan Area)	2 May 2014
OVM12C(i)	Biodiversity, Waterways and Wetlands Overlay Map OVM12C(i)	2 May 2014
OVM13C(i)	Biodiversity, Waterways and Wetlands Overlay Map OVM13C(i)	2 May 2014
OVM14C(i)	Biodiversity, Waterways and Wetlands Overlay Map OVM14C(i) (Kenilworth Local Plan Area)	2 May 2014
OVM15C(i)	Biodiversity, Waterways and Wetlands Overlay Map OVM15C(i)	2 May 2014
OVM16C(i)	Biodiversity, Waterways and Wetlands Overlay Map OVM16C(i) (Blackall Range Local Plan Area)	2 May 2014
OVM17C(i)	Biodiversity, Waterways and Wetlands Overlay Map OVM17C(i)	2 May 2014
OVM18C(i)	Biodiversity, Waterways and Wetlands Overlay Map OVM18C(i) (Nambour Local Plan Area)	2 May 2014
OVM19C(i)	Biodiversity, Waterways and Wetlands Overlay Map OVM19C(i) (Bli Bli Local Plan Area)	2 May 2014
OVM20C(i)	Biodiversity, Waterways and Wetlands Overlay Map OVM20C(i)	2 May 2014
OVM21C(i)	Biodiversity, Waterways and Wetlands Overlay Map OVM21C(i) (Maroochy North Shore Local Plan Area)	15 August 2016
OVM22C(i)	Biodiversity, Waterways and Wetlands Overlay Map OVM22C(i) (Maroochydhore/Kuluin Local Plan Area)	2 May 2014
OVM23C(i)	Biodiversity, Waterways and Wetlands Overlay Map OVM23C(i)	2 May 2014
OVM24C(i)	Biodiversity, Waterways and Wetlands Overlay Map OVM24C(i)	2 May 2014

Map number	Map title	Gazettal date
OVM25C(i)	Biodiversity, Waterways and Wetlands Overlay Map OVM25C(i)	2 May 2014
OVM26C(i)	Biodiversity, Waterways and Wetlands Overlay Map OVM26C(i)	2 May 2014
OVM27C(i)	Biodiversity, Waterways and Wetlands Overlay Map OVM27C(i) (Woombye Local Plan Area)	2 May 2014
OVM28C(i)	Biodiversity, Waterways and Wetlands Overlay Map OVM28C(i) (Palmwoods Local Plan Area)	2 May 2014
OVM29C(i)	Biodiversity, Waterways and Wetlands Overlay Map OVM29C(i) (Eudlo Local Plan Area)	2 May 2014
OVM30C(i)	Biodiversity, Waterways and Wetlands Overlay Map OVM30C(i)	2 May 2014
OVM31C(i)	Biodiversity, Waterways and Wetlands Overlay Map OVM31C(i) (Forest Glen/Kunda Park/Tanawha Local Plan Area)	2 May 2014
OVM32C(i)	Biodiversity, Waterways and Wetlands Overlay Map OVM32C(i) (Buderim Local Plan Area)	2 May 2014
OVM33C(i)	Biodiversity, Waterways and Wetlands Overlay Map OVM33C(i) (Sippy Downs Local Plan Area)	2 May 2014
OVM34C(i)	Biodiversity, Waterways and Wetlands Overlay Map OVM34C(i) (Mooloolaba/Alexandra Headland Local Plan Area)	2 May 2014
OVM35C(i)	Biodiversity, Waterways and Wetlands Overlay Map OVM35C(i) (Kawana Waters Local Plan Area)	2 May 2014
OVM36C(i)	Biodiversity, Waterways and Wetlands Overlay Map OVM36C(i)	2 May 2014
OVM37C(i)	Biodiversity, Waterways and Wetlands Overlay Map OVM37C(i)	2 May 2014
OVM38C(i)	Biodiversity, Waterways and Wetlands Overlay Map OVM38C(i)	2 May 2014
OVM39C(i)	Biodiversity, Waterways and Wetlands Overlay Map OVM39C(i) (Maleny Local Plan Area)	2 May 2014
OVM40C(i)	Biodiversity, Waterways and Wetlands Overlay Map OVM40C(i)	2 May 2014
OVM41C(i)	Biodiversity, Waterways and Wetlands Overlay Map OVM41C(i) (Mooloolah Local Plan Area)	2 May 2014
OVM42C(i)	Biodiversity, Waterways and Wetlands Overlay Map OVM42C(i) (Landsborough Local Plan Area)	2 May 2014
OVM43C(i)	Biodiversity, Waterways and Wetlands Overlay Map OVM43C(i)	2 May 2014
OVM44C(i)	Biodiversity, Waterways and Wetlands Overlay Map OVM44C(i) (Caloundra West Local Plan Area)	2 May 2014
OVM45C(i)	Biodiversity, Waterways and Wetlands Overlay Map OVM45C(i) (Caloundra Local Plan Area)	2 May 2014
OVM46C(i)	Biodiversity, Waterways and Wetlands Overlay Map OVM46C(i) (Golden Beach/Pelican Waters Local Plan Area)	2 May 2014
OVM47C(i)	Biodiversity, Waterways and Wetlands Overlay Map OVM47C(i)	2 May 2014
OVM48C(i)	Biodiversity, Waterways and Wetlands Overlay Map OVM48C(i)	2 May 2014
OVM49C(i)	Biodiversity, Waterways and Wetlands Overlay Map OVM49C(i) (Beerwah Local Plan Area)	2 May 2014
OVM50C(i)	Biodiversity, Waterways and Wetlands Overlay Map OVM50C(i) (Glass House Mountains Local Plan Area)	2 May 2014
OVM51C(i)	Biodiversity, Waterways and Wetlands Overlay Map OVM51C(i)	2 May 2014
OVM52C(i)	Biodiversity, Waterways and Wetlands Overlay Map OVM52C(i)	2 May 2014
OVM53C(i)	Biodiversity, Waterways and Wetlands Overlay Map OVM53C(i)	2 May 2014
OVM54C(i)	Biodiversity, Waterways and Wetlands Overlay Map OVM54C(i) (Beerburum Local Plan Area)	2 May 2014

Map number	Map title	Gazettal date
OVM55C(i)	Biodiversity, Waterways and Wetlands Overlay Map OVM55C(i)	2 May 2014
OVM1C(ii)	Biodiversity, Waterways and Wetlands Overlay Map OVM1C(ii)	6 March 2015
OVM2C(ii)	Biodiversity, Waterways and Wetlands Overlay Map OVM2C(ii)	15 August 2016
OVM3C(ii)	Biodiversity, Waterways and Wetlands Overlay Map OVM3C(ii) (Eumundi Local Plan Area)	6 March 2015
OVM4C(ii)	Biodiversity, Waterways and Wetlands Overlay Map OVM4C(ii)	6 March 2015
OVM5C(ii)	Biodiversity, Waterways and Wetlands Overlay Map OVM5C(ii)	6 March 2015
OVM6C(ii)	Biodiversity, Waterways and Wetlands Overlay Map OVM6C(ii)	6 March 2015
OVM7C(ii)	Biodiversity, Waterways and Wetlands Overlay Map OVM7C(ii)	15 August 2016
OVM8C(ii)	Biodiversity, Waterways and Wetlands Overlay Map OVM8C(ii) (Yandina Local Plan Area)	6 March 2015
OVM9C(ii)	Biodiversity, Waterways and Wetlands Overlay Map OVM9C(ii)	6 March 2015
OVM10C(ii)	Biodiversity, Waterways and Wetlands Overlay Map OVM10C(ii) (Peregian South Local Plan Area)	6 March 2015
OVM11C(ii)	Biodiversity, Waterways and Wetlands Overlay Map OVM11C(ii) (Coolum Local Plan Area)	6 March 2015
OVM12C(ii)	Biodiversity, Waterways and Wetlands Overlay Map OVM12C(ii)	6 March 2015
OVM13C(ii)	Biodiversity, Waterways and Wetlands Overlay Map OVM13C(ii)	6 March 2015
OVM14C(ii)	Biodiversity, Waterways and Wetlands Overlay Map OVM14C(ii) (Kenilworth Local Plan Area)	6 March 2015
OVM15C(ii)	Biodiversity, Waterways and Wetlands Overlay Map OVM15C(ii)	15 August 2016
OVM16C(ii)	Biodiversity, Waterways and Wetlands Overlay Map OVM16C(ii) (Blackall Range Local Plan Area)	15 August 2016
OVM17C(ii)	Biodiversity, Waterways and Wetlands Overlay Map OVM17C(ii)	6 March 2015
OVM18C(ii)	Biodiversity, Waterways and Wetlands Overlay Map OVM18C(ii) (Nambour Local Plan Area)	6 March 2015
OVM19C(ii)	Biodiversity, Waterways and Wetlands Overlay Map OVM19C(ii) (Bli Bli Local Plan Area)	6 March 2015
OVM20C(ii)	Biodiversity, Waterways and Wetlands Overlay Map OVM20C(ii)	6 March 2015
OVM21C(ii)	Biodiversity, Waterways and Wetlands Overlay Map OVM21C(ii) (Maroochy North Shore Local Plan Area)	15 August 2016
OVM22C(ii)	Biodiversity, Waterways and Wetlands Overlay Map OVM22C(ii) (Maroochy/Kuluin Local Plan Area)	6 March 2015
OVM23C(ii)	Biodiversity, Waterways and Wetlands Overlay Map OVM23C(ii)	6 March 2015
OVM24C(ii)	Biodiversity, Waterways and Wetlands Overlay Map OVM24C(ii)	6 March 2015
OVM25C(ii)	Biodiversity, Waterways and Wetlands Overlay Map OVM25C(ii)	6 March 2015
OVM26C(ii)	Biodiversity, Waterways and Wetlands Overlay Map OVM26C(ii)	15 August 2016
OVM27C(ii)	Biodiversity, Waterways and Wetlands Overlay Map OVM27C(ii) (Woombye Local Plan Area)	6 March 2015
OVM28C(ii)	Biodiversity, Waterways and Wetlands Overlay Map OVM28C(ii) (Palmwoods Local Plan Area)	6 March 2015
OVM29C(ii)	Biodiversity, Waterways and Wetlands Overlay Map OVM29C(ii) (Eudlo Local Plan Area)	6 March 2015
OVM30C(ii)	Biodiversity, Waterways and Wetlands Overlay Map OVM30C(ii)	6 March 2015
OVM31C(ii)	Biodiversity, Waterways and Wetlands Overlay Map OVM31C(ii) (Forest Glen/Kunda Park/Tanawha Local	6 March 2015

Map number	Map title	Gazettal date
	Plan Area)	
OVM32C(ii)	Biodiversity, Waterways and Wetlands Overlay Map OVM32C(ii) (Buderim Local Plan Area)	6 March 2015
OVM33C(ii)	Biodiversity, Waterways and Wetlands Overlay Map OVM33C(ii) (Sippy Downs Local Plan Area)	6 March 2015
OVM34C(ii)	Biodiversity, Waterways and Wetlands Overlay Map OVM34C(ii) (Mooloolaba/Alexandra Headland Local Plan Area)	6 March 2015
OVM35C(ii)	Biodiversity, Waterways and Wetlands Overlay Map OVM35C(ii) (Kawana Waters Local Plan Area)	6 March 2015
OVM36C(ii)	Biodiversity, Waterways and Wetlands Overlay Map OVM36C(ii)	6 March 2015
OVM37C(ii)	Biodiversity, Waterways and Wetlands Overlay Map OVM37C(ii)	6 March 2015
OVM38C(ii)	Biodiversity, Waterways and Wetlands Overlay Map OVM38C(ii)	6 March 2015
OVM39C(ii)	Biodiversity, Waterways and Wetlands Overlay Map OVM39C(ii) (Maleny Local Plan Area)	6 March 2015
OVM40C(ii)	Biodiversity, Waterways and Wetlands Overlay Map OVM40C(ii)	6 March 2015
OVM41C(ii)	Biodiversity, Waterways and Wetlands Overlay Map OVM41C(ii) (Mooloolah Local Plan Area)	6 March 2015
OVM42C(ii)	Biodiversity, Waterways and Wetlands Overlay Map OVM42C(ii) (Landsborough Local Plan Area)	6 March 2015
OVM43C(ii)	Biodiversity, Waterways and Wetlands Overlay Map OVM43C(ii)	6 March 2015
OVM44C(ii)	Biodiversity, Waterways and Wetlands Overlay Map OVM44C(ii) (Caloundra West Local Plan Area)	6 March 2015
OVM45C(ii)	Biodiversity, Waterways and Wetlands Overlay Map OVM45C(ii) (Caloundra Local Plan Area)	6 March 2015
OVM46C(ii)	Biodiversity, Waterways and Wetlands Overlay Map OVM46C(ii) (Golden Beach/Pelican Waters Local Plan Area)	6 March 2015
OVM47C(ii)	Biodiversity, Waterways and Wetlands Overlay Map OVM47C(ii)	6 March 2015
OVM48C(ii)	Biodiversity, Waterways and Wetlands Overlay Map OVM48C(ii)	6 March 2015
OVM49C(ii)	Biodiversity, Waterways and Wetlands Overlay Map OVM49C(ii) (Beerwah Local Plan Area)	6 March 2015
OVM50C(ii)	Biodiversity, Waterways and Wetlands Overlay Map OVM50C(ii) (Glass House Mountains Local Plan Area)	6 March 2015
OVM51C(ii)	Biodiversity, Waterways and Wetlands Overlay Map OVM51C(ii)	6 March 2015
OVM52C(ii)	Biodiversity, Waterways and Wetlands Overlay Map OVM52C(ii)	6 March 2015
OVM53C(ii)	Biodiversity, Waterways and Wetlands Overlay Map OVM53C(ii)	6 March 2015
OVM54C(ii)	Biodiversity, Waterways and Wetlands Overlay Map OVM54C(ii) (Beerburum Local Plan Area)	6 March 2015
OVM55C(ii)	Biodiversity, Waterways and Wetlands Overlay Map OVM55C(ii)	6 March 2015
Bushfire hazard overlay maps		
OVM1D	Bushfire Hazard Overlay Map OVM1D	2 May 2014
OVM2D	Bushfire Hazard Overlay Map OVM2D	2 May 2014
OVM3D	Bushfire Hazard Overlay Map OVM3D (Eumundi Local Plan Area)	2 May 2014
OVM4D	Bushfire Hazard Overlay Map OVM4D	2 May 2014
OVM5D	Bushfire Hazard Overlay Map OVM5D	2 May 2014
OVM6D	Bushfire Hazard Overlay Map OVM6D	2 May 2014
OVM7D	Bushfire Hazard Overlay Map OVM7D	2 May 2014
OVM8D	Bushfire Hazard Overlay Map OVM8D (Yandina Local Plan Area)	2 May 2014
OVM9D	Bushfire Hazard Overlay Map OVM9D	2 May 2014

Map number	Map title	Gazettal date
OVM10D	Bushfire Hazard Overlay Map OVM10D (Peregian South Local Plan Area)	2 May 2014
OVM11D	Bushfire Hazard Overlay Map OVM11D (Coolum Local Plan Area)	6 March 2015
OVM12D	Bushfire Hazard Overlay Map OVM12D	2 May 2014
OVM13D	Bushfire Hazard Overlay Map OVM13D	2 May 2014
OVM14D	Bushfire Hazard Overlay Map OVM14D (Kenilworth Local Plan Area)	2 May 2014
OVM15D	Bushfire Hazard Overlay Map OVM15D	2 May 2014
OVM16D	Bushfire Hazard Overlay Map OVM16D (Blackall Range Local Plan Area)	6 March 2015
OVM17D	Bushfire Hazard Overlay Map OVM17D	2 May 2014
OVM18D	Bushfire Hazard Overlay Map OVM18D (Nambour Local Plan Area)	2 May 2014
OVM19D	Bushfire Hazard Overlay Map OVM19D (Bli Bli Local Plan Area)	6 March 2015
OVM20D	Bushfire Hazard Overlay Map OVM20D	2 May 2014
OVM21D	Bushfire Hazard Overlay Map OVM21D (Maroochy North Shore Local Plan Area)	15 August 2016
OVM22D	Bushfire Hazard Overlay Map OVM22D (Maroochydhore/Kuluin Local Plan Area)	2 May 2014
OVM23D	Bushfire Hazard Overlay Map OVM23D	2 May 2014
OVM24D	Bushfire Hazard Overlay Map OVM24D	2 May 2014
OVM25D	Bushfire Hazard Overlay Map OVM25D	2 May 2014
OVM26D	Bushfire Hazard Overlay Map OVM26D	2 May 2014
OVM27D	Bushfire Hazard Overlay Map OVM27D (Woombye Local Plan Area)	6 March 2015
OVM28D	Bushfire Hazard Overlay Map OVM28D (Palmwoods Local Plan Area)	2 May 2014
OVM29D	Bushfire Hazard Overlay Map OVM29D (Eudlo Local Plan Area)	6 March 2015
OVM30D	Bushfire Hazard Overlay Map OVM30D	2 May 2014
OVM31D	Bushfire Hazard Overlay Map OVM31D (Forest Glen/Kunda Park/Tanawha Local Plan Area)	6 March 2015
OVM32D	Bushfire Hazard Overlay Map OVM32D (Buderim Local Plan Area)	2 May 2014
OVM33D	Bushfire Hazard Overlay Map OVM33D (Sippy Downs Local Plan Area)	2 May 2014
OVM34D	Bushfire Hazard Overlay Map OVM34D (Mooloolaba/Alexandra Headland Local Plan Area)	2 May 2014
OVM35D	Bushfire Hazard Overlay Map OVM35D (Kawana Waters Local Plan Area)	6 March 2015
OVM36D	Bushfire Hazard Overlay Map OVM36D	2 May 2014
OVM37D	Bushfire Hazard Overlay Map OVM37D	2 May 2014
OVM38D	Bushfire Hazard Overlay Map OVM38D	2 May 2014
OVM39D	Bushfire Hazard Overlay Map OVM39D (Maleny Local Plan Area)	2 May 2014
OVM40D	Bushfire Hazard Overlay Map OVM40D	2 May 2014
OVM41D	Bushfire Hazard Overlay Map OVM41D (Mooloolah Local Plan Area)	2 May 2014
OVM42D	Bushfire Hazard Overlay Map OVM42D (Landsborough Local Plan Area)	2 May 2014
OVM43D	Bushfire Hazard Overlay Map OVM43D	2 May 2014
OVM44D	Bushfire Hazard Overlay Map OVM44D (Caloundra West Local Plan Area)	2 May 2014
OVM45D	Bushfire Hazard Overlay Map OVM45D (Caloundra Local Plan Area)	2 May 2014
OVM46D	Bushfire Hazard Overlay Map OVM46D (Golden Beach/Pelican Waters Local Plan Area)	6 March 2015
OVM47D	Bushfire Hazard Overlay Map OVM47D	2 May 2014
OVM48D	Bushfire Hazard Overlay Map OVM48D	2 May 2014
OVM49D	Bushfire Hazard Overlay Map OVM49D (Beerwah Local Plan Area)	2 May 2014

Map number	Map title	Gazettal date
OVM50D	Bushfire Hazard Overlay Map OVM50D (Glass House Mountains Local Plan Area)	2 May 2014
OVM51D	Bushfire Hazard Overlay Map OVM51D	2 May 2014
OVM52D	Bushfire Hazard Overlay Map OVM52D	2 May 2014
OVM53D	Bushfire Hazard Overlay Map OVM53D	2 May 2014
OVM54D	Bushfire Hazard Overlay Map OVM54D (Beerburum Local Plan Area)	2 May 2014
OVM55D	Bushfire Hazard Overlay Map OVM55D	2 May 2014
Coastal protection overlay maps		
OVM1E	Coastal Protection Overlay Map OVM1E	2 May 2014
OVM2E	Coastal Protection Overlay Map OVM2E	2 May 2014
OVM3E	Coastal Protection Overlay Map OVM3E (Eumundi Local Plan Area)	2 May 2014
OVM4E	Coastal Protection Overlay Map OVM4E	2 May 2014
OVM5E	Coastal Protection Overlay Map OVM5E	2 May 2014
OVM6E	Coastal Protection Overlay Map OVM6E	2 May 2014
OVM7E	Coastal Protection Overlay Map OVM7E	2 May 2014
OVM8E	Coastal Protection Overlay Map OVM8E (Yandina Local Plan Area)	2 May 2014
OVM9E	Coastal Protection Overlay Map OVM9E	2 May 2014
OVM10E	Coastal Protection Overlay Map OVM10E (Peregian South Local Plan Area)	2 May 2014
OVM11E	Coastal Protection Overlay Map OVM11E (Coolum Local Plan Area)	2 May 2014
OVM12E	Coastal Protection Overlay Map OVM12E	2 May 2014
OVM13E	Coastal Protection Overlay Map OVM13E	2 May 2014
OVM14E	Coastal Protection Overlay Map OVM14E (Kenilworth Local Plan Area)	2 May 2014
OVM15E	Coastal Protection Overlay Map OVM15E	2 May 2014
OVM16E	Coastal Protection Overlay Map OVM16E (Blackall Range Local Plan Area)	2 May 2014
OVM17E	Coastal Protection Overlay Map OVM17E	2 May 2014
OVM18E	Coastal Protection Overlay Map OVM18E (Nambour Local Plan Area)	2 May 2014
OVM19E	Coastal Protection Overlay Map OVM19E (Bli Bli Local Plan Area)	2 May 2014
OVM20E	Coastal Protection Overlay Map OVM20E	2 May 2014
OVM21E	Coastal Protection Overlay Map OVM21E (Maroochy North Shore Local Plan Area)	2 May 2014
OVM22E	Coastal Protection Overlay Map OVM22E (Maroochydhore/Kuluin Local Plan Area)	2 May 2014
OVM23E	Coastal Protection Overlay Map OVM23E	2 May 2014
OVM24E	Coastal Protection Overlay Map OVM24E	2 May 2014
OVM25E	Coastal Protection Overlay Map OVM25E	2 May 2014
OVM26E	Coastal Protection Overlay Map OVM26E	2 May 2014
OVM27E	Coastal Protection Overlay Map OVM27E (Woombye Local Plan Area)	2 May 2014
OVM28E	Coastal Protection Overlay Map OVM28E (Palmwoods Local Plan Area)	2 May 2014
OVM29E	Coastal Protection Overlay Map OVM29E (Eudlo Local Plan Area)	2 May 2014
OVM30E	Coastal Protection Overlay Map OVM30E	2 May 2014
OVM31E	Coastal Protection Overlay Map OVM31E (Forest Glen/Kunda Park/Tanawha Local Plan Area)	2 May 2014
OVM32E	Coastal Protection Overlay Map OVM32E (Buderim Local Plan Area)	2 May 2014
OVM33E	Coastal Protection Overlay Map OVM33E (Sippy Downs Local Plan Area)	2 May 2014
OVM34E	Coastal Protection Overlay Map OVM34E (Mooloolaba/Alexandra Headland Local Plan Area)	2 May 2014
OVM35E	Coastal Protection Overlay Map OVM35E (Kawana Waters Local Plan Area)	2 May 2014
OVM36E	Coastal Protection Overlay Map OVM36E	2 May 2014

Map number	Map title	Gazettal date
OVM37E	Coastal Protection Overlay Map OVM37E	2 May 2014
OVM38E	Coastal Protection Overlay Map OVM38E	2 May 2014
OVM39E	Coastal Protection Overlay Map OVM39E (Maleny Local Plan Area)	2 May 2014
OVM40E	Coastal Protection Overlay Map OVM40E	2 May 2014
OVM41E	Coastal Protection Overlay Map OVM41E (Mooloolah Local Plan Area)	2 May 2014
OVM42E	Coastal Protection Overlay Map OVM42E (Landsborough Local Plan Area)	2 May 2014
OVM43E	Coastal Protection Overlay Map OVM43E	2 May 2014
OVM44E	Coastal Protection Overlay Map OVM44E (Caloundra West Local Plan Area)	2 May 2014
OVM45E	Coastal Protection Overlay Map OVM45E (Caloundra Local Plan Area)	2 May 2014
OVM46E	Coastal Protection Overlay Map OVM46E (Golden Beach/Pelican Waters Local Plan Area)	2 May 2014
OVM47E	Coastal Protection Overlay Map OVM47E	2 May 2014
OVM48E	Coastal Protection Overlay Map OVM48E	2 May 2014
OVM49E	Coastal Protection Overlay Map OVM49E (Beerwah Local Plan Area)	2 May 2014
OVM50E	Coastal Protection Overlay Map OVM50E (Glass House Mountains Local Plan Area)	2 May 2014
OVM51E	Coastal Protection Overlay Map OVM51E	2 May 2014
OVM52E	Coastal Protection Overlay Map OVM52E	2 May 2014
OVM53E	Coastal Protection Overlay Map OVM53E	2 May 2014
OVM54E	Coastal Protection Overlay Map OVM54E (Beerburum Local Plan Area)	2 May 2014
OVM55E	Coastal Protection Overlay Map OVM55E	2 May 2014
Extractive resources overlay maps		
OVM1F	Extractive Resources Overlay Map OVM1F	2 May 2014
OVM2F	Extractive Resources Overlay Map OVM2F	2 May 2014
OVM3F	Extractive Resources Overlay Map OVM3F (Eumundi Local Plan Area)	2 May 2014
OVM4F	Extractive Resources Overlay Map OVM4F	2 May 2014
OVM5F	Extractive Resources Overlay Map OVM5F	2 May 2014
OVM6F	Extractive Resources Overlay Map OVM6F	2 May 2014
OVM7F	Extractive Resources Overlay Map OVM7F	2 May 2014
OVM8F	Extractive Resources Overlay Map OVM8F (Yandina Local Plan Area)	2 May 2014
OVM9F	Extractive Resources Overlay Map OVM9F	2 May 2014
OVM10F	Extractive Resources Overlay Map OVM10F (Peregian South Local Plan Area)	2 May 2014
OVM11F	Extractive Resources Overlay Map OVM11F (Coolum Local Plan Area)	2 May 2014
OVM12F	Extractive Resources Overlay Map OVM12F	2 May 2014
OVM13F	Extractive Resources Overlay Map OVM13F	2 May 2014
OVM14F	Extractive Resources Overlay Map OVM14F (Kenilworth Local Plan Area)	2 May 2014
OVM15F	Extractive Resources Overlay Map OVM15F	2 May 2014
OVM16F	Extractive Resources Overlay Map OVM16F (Blackall Range Local Plan Area)	2 May 2014
OVM17F	Extractive Resources Overlay Map OVM17F	2 May 2014
OVM18F	Extractive Resources Overlay Map OVM18F (Nambour Local Plan Area)	2 May 2014
OVM19F	Extractive Resources Overlay Map OVM19F (Bli Bli Local Plan Area)	2 May 2014
OVM20F	Extractive Resources Overlay Map OVM20F	2 May 2014
OVM21F	Extractive Resources Overlay Map OVM21F (Maroochy North Shore Local Plan Area)	2 May 2014
OVM22F	Extractive Resources Overlay Map OVM22F (Maroochydhore/Kuluin Local Plan Area)	2 May 2014
OVM23F	Extractive Resources Overlay Map OVM23F	2 May 2014
OVM24F	Extractive Resources Overlay Map OVM24F	2 May 2014

Map number	Map title	Gazettal date
OVM25F	Extractive Resources Overlay Map OVM25F	2 May 2014
OVM26F	Extractive Resources Overlay Map OVM26F	2 May 2014
OVM27F	Extractive Resources Overlay Map OVM27F (Woombye Local Plan Area)	2 May 2014
OVM28F	Extractive Resources Overlay Map OVM28F (Palmwoods Local Plan Area)	2 May 2014
OVM29F	Extractive Resources Overlay Map OVM29F (Eudlo Local Plan Area)	2 May 2014
OVM30F	Extractive Resources Overlay Map OVM30F	2 May 2014
OVM31F	Extractive Resources Overlay Map OVM31F (Forest Glen/Kunda Park/Tanawha Local Plan Area)	2 May 2014
OVM32F	Extractive Resources Overlay Map OVM32F (Buderim Local Plan Area)	2 May 2014
OVM33F	Extractive Resources Overlay Map OVM33F (Sippy Downs Local Plan Area)	2 May 2014
OVM34F	Extractive Resources Overlay Map OVM34F (Mooloolaba/Alexandra Headland Local Plan Area)	2 May 2014
OVM35F	Extractive Resources Overlay Map OVM35F (Kawana Waters Local Plan Area)	2 May 2014
OVM36F	Extractive Resources Overlay Map OVM36F	2 May 2014
OVM37F	Extractive Resources Overlay Map OVM37F	2 May 2014
OVM38F	Extractive Resources Overlay Map OVM38F	2 May 2014
OVM39F	Extractive Resources Overlay Map OVM39F (Maleny Local Plan Area)	2 May 2014
OVM40F	Extractive Resources Overlay Map OVM40F	2 May 2014
OVM41F	Extractive Resources Overlay Map OVM41F (Mooloolah Local Plan Area)	2 May 2014
OVM42F	Extractive Resources Overlay Map OVM42F (Landsborough Local Plan Area)	2 May 2014
OVM43F	Extractive Resources Overlay Map OVM43F	2 May 2014
OVM44F	Extractive Resources Overlay Map OVM44F (Caloundra West Local Plan Area)	2 May 2014
OVM45F	Extractive Resources Overlay Map OVM45F (Caloundra Local Plan Area)	2 May 2014
OVM46F	Extractive Resources Overlay Map OVM46F (Golden Beach/Pelican Waters Local Plan Area)	2 May 2014
OVM47F	Extractive Resources Overlay Map OVM47F	2 May 2014
OVM48F	Extractive Resources Overlay Map OVM48F	2 May 2014
OVM49F	Extractive Resources Overlay Map OVM49F (Beerwah Local Plan Area)	2 May 2014
OVM50F	Extractive Resources Overlay Map OVM50F (Glass House Mountains Local Plan Area)	2 May 2014
OVM51F	Extractive Resources Overlay Map OVM51F	2 May 2014
OVM52F	Extractive Resources Overlay Map OVM52F	2 May 2014
OVM53F	Extractive Resources Overlay Map OVM53F	2 May 2014
OVM54F	Extractive Resources Overlay Map OVM54F (Beerburum Local Plan Area)	2 May 2014
OVM55F	Extractive Resources Overlay Map OVM55F	2 May 2014
Flood hazard overlay maps		
OVM1G	Flood Hazard Overlay Map OVM1G	2 May 2014
OVM2G	Flood Hazard Overlay Map OVM2G	2 May 2014
OVM3G	Flood Hazard Overlay Map OVM3G (Eumundi Local Plan Area)	2 May 2014
OVM4G	Flood Hazard Overlay Map OVM4G	2 May 2014
OVM5G	Flood Hazard Overlay Map OVM5G	2 May 2014
OVM6G	Flood Hazard Overlay Map OVM6G	2 May 2014
OVM7G	Flood Hazard Overlay Map OVM7G	2 May 2014
OVM8G	Flood Hazard Overlay Map OVM8G (Yandina Local Plan Area)	2 May 2014
OVM9G	Flood Hazard Overlay Map OVM9G	2 May 2014
OVM10G	Flood Hazard Overlay Map OVM10G (Peregian South Local Plan Area)	2 May 2014
OVM11G	Flood Hazard Overlay Map OVM11G (Coolum Local Plan Area)	2 May 2014

Map number	Map title	Gazettal date
	Plan Area)	
OVM12G	Flood Hazard Overlay Map OVM12G	2 May 2014
OVM13G	Flood Hazard Overlay Map OVM13G	2 May 2014
OVM14G	Flood Hazard Overlay Map OVM14G (Kenilworth Local Plan Area)	2 May 2014
OVM15G	Flood Hazard Overlay Map OVM15G	2 May 2014
OVM16G	Flood Hazard Overlay Map OVM16G (Blackall Range Local Plan Area)	2 May 2014
OVM17G	Flood Hazard Overlay Map OVM17G	2 May 2014
OVM18G	Flood Hazard Overlay Map OVM18G (Nambour Local Plan Area)	2 May 2014
OVM19G	Flood Hazard Overlay Map OVM19G (Bli Bli Local Plan Area)	2 May 2014
OVM20G	Flood Hazard Overlay Map OVM20G	2 May 2014
OVM21G	Flood Hazard Overlay Map OVM21G (Maroochy North Shore Local Plan Area)	2 May 2014
OVM22G	Flood Hazard Overlay Map OVM22G (Maroochydhore/Kuluin Local Plan Area)	2 May 2014
OVM23G	Flood Hazard Overlay Map OVM23G	2 May 2014
OVM24G	Flood Hazard Overlay Map OVM24G	2 May 2014
OVM25G	Flood Hazard Overlay Map OVM25G	2 May 2014
OVM26G	Flood Hazard Overlay Map OVM26G	2 May 2014
OVM27G	Flood Hazard Overlay Map OVM27G (Woombye Local Plan Area)	2 May 2014
OVM28G	Flood Hazard Overlay Map OVM28G (Palmwoods Local Plan Area)	2 May 2014
OVM29G	Flood Hazard Overlay Map OVM29G (Eudlo Local Plan Area)	2 May 2014
OVM30G	Flood Hazard Overlay Map OVM30G	2 May 2014
OVM31G	Flood Hazard Overlay Map OVM31G (Forest Glen/Kunda Park/Tanawha Local Plan Area)	2 May 2014
OVM32G	Flood Hazard Overlay Map OVM32G (Buderim Local Plan Area)	2 May 2014
OVM33G	Flood Hazard Overlay Map OVM33G (Sippy Downs Local Plan Area)	2 May 2014
OVM34G	Flood Hazard Overlay Map OVM34G (Mooloolaba/Alexandra Headland Local Plan Area)	2 May 2014
OVM35G	Flood Hazard Overlay Map OVM35G (Kawana Waters Local Plan Area)	2 May 2014
OVM36G	Flood Hazard Overlay Map OVM36G	2 May 2014
OVM37G	Flood Hazard Overlay Map OVM37G	2 May 2014
OVM38G	Flood Hazard Overlay Map OVM38G	2 May 2014
OVM39G	Flood Hazard Overlay Map OVM39G (Maleny Local Plan Area)	2 May 2014
OVM40G	Flood Hazard Overlay Map OVM40G	2 May 2014
OVM41G	Flood Hazard Overlay Map OVM41G (Mooloolah Local Plan Area)	2 May 2014
OVM42G	Flood Hazard Overlay Map OVM42G (Landsborough Local Plan Area)	2 May 2014
OVM43G	Flood Hazard Overlay Map OVM43G	2 May 2014
OVM44G	Flood Hazard Overlay Map OVM44G (Caloundra West Local Plan Area)	2 May 2014
OVM45G	Flood Hazard Overlay Map OVM45G (Caloundra Local Plan Area)	2 May 2014
OVM46G	Flood Hazard Overlay Map OVM46G (Golden Beach/Pelican Waters Local Plan Area)	2 May 2014
OVM47G	Flood Hazard Overlay Map OVM47G	2 May 2014
OVM48G	Flood Hazard Overlay Map OVM48G	2 May 2014
OVM49G	Flood Hazard Overlay Map OVM49G (Beerwah Local Plan Area)	2 May 2014
OVM50G	Flood Hazard Overlay Map OVM50G (Glass House Mountains Local Plan Area)	2 May 2014
OVM51G	Flood Hazard Overlay Map OVM51G	2 May 2014

Map number	Map title	Gazettal date
OVM52G	Flood Hazard Overlay Map OVM52G	2 May 2014
OVM53G	Flood Hazard Overlay Map OVM53G	2 May 2014
OVM54G	Flood Hazard Overlay Map OVM54G (Beerburum Local Plan Area)	2 May 2014
OVM55G	Flood Hazard Overlay Map OVM55G	2 May 2014
Height of buildings and structures overlay maps		
OVM1H	Height of Buildings and Structures Overlay Map OVM1H	2 May 2014
OVM2H	Height of Buildings and Structures Overlay Map OVM2H	2 May 2014
OVM3H	Height of Buildings and Structures Overlay Map OVM3H (Eumundi Local Plan Area)	15 August 2016
OVM4H	Height of Buildings and Structures Overlay Map OVM4H	2 May 2014
OVM5H	Height of Buildings and Structures Overlay Map OVM5H	2 May 2014
OVM6H	Height of Buildings and Structures Overlay Map OVM6H	2 May 2014
OVM7H	Height of Buildings and Structures Overlay Map OVM7H	15 August 2016
OVM8H	Height of Buildings and Structures Overlay Map OVM8H (Yandina Local Plan Area)	2 May 2014
OVM9H	Height of Buildings and Structures Overlay Map OVM9H	15 August 2016
OVM10H	Height of Buildings and Structures Overlay Map OVM10H (Peregian South Local Plan Area)	15 August 2016
OVM11H	Height of Buildings and Structures Overlay Map OVM11H (Coolum Local Plan Area)	2 May 2014
OVM12H	Height of Buildings and Structures Overlay Map OVM12H	2 May 2014
OVM13H	Height of Buildings and Structures Overlay Map OVM13H	2 May 2014
OVM14H	Height of Buildings and Structures Overlay Map OVM14H (Kenilworth Local Plan Area)	2 May 2014
OVM15H	Height of Buildings and Structures Overlay Map OVM15H	2 May 2014
OVM16H	Height of Buildings and Structures Overlay Map OVM16H (Blackall Range Local Plan Area)	15 August 2016
OVM17H	Height of Buildings and Structures Overlay Map OVM17H	2 May 2014
OVM18H	Height of Buildings and Structures Overlay Map OVM18H (Nambour Local Plan Area)	2 May 2014
OVM19H	Height of Buildings and Structures Overlay Map OVM19H (Bli Bli Local Plan Area)	2 May 2014
OVM20H	Height of Buildings and Structures Overlay Map OVM20H	15 August 2016
OVM21H	Height of Buildings and Structures Overlay Map OVM21H (Maroochy North Shore Local Plan Area)	15 August 2016
OVM22H	Height of Buildings and Structures Overlay Map OVM22H (Maroochydore/Kuluin Local Plan Area)	2 May 2014
OVM23H	Height of Buildings and Structures Overlay Map OVM23H	2 May 2014
OVM24H	Height of Buildings and Structures Overlay Map OVM24H	2 May 2014
OVM25H	Height of Buildings and Structures Overlay Map OVM25H	2 May 2014
OVM26H	Height of Buildings and Structures Overlay Map OVM26H	15 August 2016
OVM27H	Height of Buildings and Structures Overlay Map OVM27H (Woombye Local Plan Area)	15 August 2016
OVM28H	Height of Buildings and Structures Overlay Map OVM28H (Palmwoods Local Plan Area)	15 August 2016
OVM29H	Height of Buildings and Structures Overlay Map OVM29H (Eudlo Local Plan Area)	2 May 2014

Map number	Map title	Gazettal date
OVM30H	Height of Buildings and Structures Overlay Map OVM30H	2 May 2014
OVM31H	Height of Buildings and Structures Overlay Map OVM31H (Forest Glen/Kunda Park/Tanawha Local Plan Area)	2 May 2014
OVM32H	Height of Buildings and Structures Overlay Map OVM32H (Buderim Local Plan Area)	2 May 2014
OVM33H	Height of Buildings and Structures Overlay Map OVM33H (Sippy Downs Local Plan Area)	2 May 2014
OVM34H	Height of Buildings and Structures Overlay Map OVM34H (Mooloolaba/Alexandra Headland Local Plan Area)	2 May 2014
OVM35H	Height of Buildings and Structures Overlay Map OVM35H (Kawana Waters Local Plan Area)	2 May 2014
OVM36H	Height of Buildings and Structures Overlay Map OVM36H	2 May 2014
OVM37H	Height of Buildings and Structures Overlay Map OVM37H	2 May 2014
OVM38H	Height of Buildings and Structures Overlay Map OVM38H	2 May 2014
OVM39H	Height of Buildings and Structures Overlay Map OVM39H (Maleny Local Plan Area)	2 May 2014
OVM40H	Height of Buildings and Structures Overlay Map OVM40H	2 May 2014
OVM41H	Height of Buildings and Structures Overlay Map OVM41H (Mooloolah Local Plan Area)	2 May 2014
OVM42H	Height of Buildings and Structures Overlay Map OVM42H (Landsborough Local Plan Area)	15 August 2016
OVM43H	Height of Buildings and Structures Overlay Map OVM43H	2 May 2014
OVM44H	Height of Buildings and Structures Overlay Map OVM44H (Caloundra West Local Plan Area)	2 May 2014
OVM45H	Height of Buildings and Structures Overlay Map OVM45H (Caloundra Local Plan Area)	2 May 2014
OVM46H	Height of Buildings and Structures Overlay Map OVM46H (Golden Beach/Pelican Waters Local Plan Area)	2 May 2014
OVM47H	Height of Buildings and Structures Overlay Map OVM47H	2 May 2014
OVM48H	Height of Buildings and Structures Overlay Map OVM48H	2 May 2014
OVM49H	Height of Buildings and Structures Overlay Map OVM49H (Beerwah Local Plan Area)	15 August 2016
OVM50H	Height of Buildings and Structures Overlay Map OVM50H (Glass House Mountains Local Plan Area)	2 May 2014
OVM51H	Height of Buildings and Structures Overlay Map OVM51H	2 May 2014
OVM52H	Height of Buildings and Structures Overlay Map OVM52H	2 May 2014
OVM53H	Height of Buildings and Structures Overlay Map OVM53H	2 May 2014
OVM54H	Height of Buildings and Structures Overlay Map OVM54H (Beerburum Local Plan Area)	2 May 2014
OVM55H	Height of Buildings and Structures Overlay Map OVM55H	2 May 2014
Heritage and character areas overlay maps		
OVM11	Heritage and Character Areas Overlay Map OVM11	2 May 2014
OVM21	Heritage and Character Areas Overlay Map OVM21	2 May 2014
OVM31	Heritage and Character Areas Overlay Map OVM31 (Eumundi Local Plan Area)	2 May 2014
OVM41	Heritage and Character Areas Overlay Map OVM41	2 May 2014
OVM51	Heritage and Character Areas Overlay Map OVM51	2 May 2014
OVM61	Heritage and Character Areas Overlay Map OVM61	2 May 2014
OVM71	Heritage and Character Areas Overlay Map OVM71	2 May 2014

Map number	Map title	Gazettal date
OVM8I	Heritage and Character Areas Overlay Map OVM8I (Yandina Local Plan Area)	2 May 2014
OVM9I	Heritage and Character Areas Overlay Map OVM9I	2 May 2014
OVM10I	Heritage and Character Areas Overlay Map OVM10I (Peregian South Local Plan Area)	2 May 2014
OVM11I	Heritage and Character Areas Overlay Map OVM11I (Coolum Local Plan Area)	2 May 2014
OVM12I	Heritage and Character Areas Overlay Map OVM12I	2 May 2014
OVM13I	Heritage and Character Areas Overlay Map OVM13I	2 May 2014
OVM14I	Heritage and Character Areas Overlay Map OVM14I (Kenilworth Local Plan Area)	2 May 2014
OVM15I	Heritage and Character Areas Overlay Map OVM15I	2 May 2014
OVM16I	Heritage and Character Areas Overlay Map OVM16I (Blackall Range Local Plan Area)	2 May 2014
OVM17I	Heritage and Character Areas Overlay Map OVM17I	2 May 2014
OVM18I	Heritage and Character Areas Overlay Map OVM18I (Nambour Local Plan Area)	2 May 2014
OVM19I	Heritage and Character Areas Overlay Map OVM19I (Bli Bli Local Plan Area)	2 May 2014
OVM20I	Heritage and Character Areas Overlay Map OVM20I	2 May 2014
OVM21I	Heritage and Character Areas Overlay Map OVM21I (Maroochy North Shore Local Plan Area)	2 May 2014
OVM22I	Heritage and Character Areas Overlay Map OVM22I (Maroochydore/Kuluin Local Plan Area)	2 May 2014
OVM23I	Heritage and Character Areas Overlay Map OVM23I	2 May 2014
OVM24I	Heritage and Character Areas Overlay Map OVM24I	2 May 2014
OVM25I	Heritage and Character Areas Overlay Map OVM25I	2 May 2014
OVM26I	Heritage and Character Areas Overlay Map OVM26I	2 May 2014
OVM27I	Heritage and Character Areas Overlay Map OVM27I (Woombye Local Plan Area)	2 May 2014
OVM28I	Heritage and Character Areas Overlay Map OVM28I (Palmwoods Local Plan Area)	2 May 2014
OVM29I	Heritage and Character Areas Overlay Map OVM29I (Eudlo Local Plan Area)	2 May 2014
OVM30I	Heritage and Character Areas Overlay Map OVM30I	2 May 2014
OVM31I	Heritage and Character Areas Overlay Map OVM31I (Forest Glen/Kunda Park/Tanawha Local Plan Area)	2 May 2014
OVM32I	Heritage and Character Areas Overlay Map OVM32I (Buderim Local Plan Area)	2 May 2014
OVM33I	Heritage and Character Areas Overlay Map OVM33I (Sippy Downs Local Plan Area)	2 May 2014
OVM34I	Heritage and Character Areas Overlay Map OVM34I (Mooloolaba/Alexandra Headland Local Plan Area)	2 May 2014
OVM35I	Heritage and Character Areas Overlay Map OVM35I (Kawana Waters Local Plan Area)	2 May 2014
OVM36I	Heritage and Character Areas Overlay Map OVM36I	2 May 2014
OVM37I	Heritage and Character Areas Overlay Map OVM37I	2 May 2014
OVM38I	Heritage and Character Areas Overlay Map OVM38I	2 May 2014
OVM39I	Heritage and Character Areas Overlay Map OVM39I (Maleny Local Plan Area)	2 May 2014
OVM40I	Heritage and Character Areas Overlay Map OVM40I	2 May 2014
OVM41I	Heritage and Character Areas Overlay Map OVM41I (Mooloolah Local Plan Area)	2 May 2014
OVM42I	Heritage and Character Areas Overlay Map OVM42I (Landsborough Local Plan Area)	2 May 2014
OVM43I	Heritage and Character Areas Overlay Map OVM43I	2 May 2014
OVM44I	Heritage and Character Areas Overlay Map OVM44I (Caloundra West Local Plan Area)	2 May 2014
OVM45I	Heritage and Character Areas Overlay Map OVM45I (Caloundra Local Plan Area)	2 May 2014
OVM46I	Heritage and Character Areas Overlay Map OVM46I (Golden Beach/Pelican Waters Local Plan Area)	2 May 2014
OVM47I	Heritage and Character Areas Overlay Map OVM47I	2 May 2014

Map number	Map title	Gazettal date
OVM48I	Heritage and Character Areas Overlay Map OVM48I	2 May 2014
OVM49I	Heritage and Character Areas Overlay Map OVM49I (Beerwah Local Plan Area)	2 May 2014
OVM50I	Heritage and Character Areas Overlay Map OVM50I (Glass House Mountains Local Plan Area)	2 May 2014
OVM51I	Heritage and Character Areas Overlay Map OVM51I	2 May 2014
OVM52I	Heritage and Character Areas Overlay Map OVM52I	2 May 2014
OVM53I	Heritage and Character Areas Overlay Map OVM53I	2 May 2014
OVM54I	Heritage and Character Areas Overlay Map OVM54I (Beerburum Local Plan Area)	2 May 2014
OVM55I	Heritage and Character Areas Overlay Map OVM55I	2 May 2014
Landslide hazard and steep land overlay maps		
OVM1J(i)	Landslide Hazard and Steep Land Overlay Map OVM1J(i)	2 May 2014
OVM2J(i)	Landslide Hazard and Steep Land Overlay Map OVM2J(i)	2 May 2014
OVM3J(i)	Landslide Hazard and Steep Land Overlay Map OVM3J(i) (Eumundi Local Plan Area)	2 May 2014
OVM4J(i)	Landslide Hazard and Steep Land Overlay Map OVM4J(i)	2 May 2014
OVM5J(i)	Landslide Hazard and Steep Land Overlay Map OVM5J(i)	2 May 2014
OVM6J(i)	Landslide Hazard and Steep Land Overlay Map OVM6J(i)	2 May 2014
OVM7J(i)	Landslide Hazard and Steep Land Overlay Map OVM7J(i)	2 May 2014
OVM8J(i)	Landslide Hazard and Steep Land Overlay Map OVM8J(i) (Yandina Local Plan Area)	2 May 2014
OVM9J(i)	Landslide Hazard and Steep Land Overlay Map OVM9J(i)	2 May 2014
OVM10J(i)	Landslide Hazard and Steep Land Overlay Map OVM10J(i) (Peregian South Local Plan Area)	2 May 2014
OVM11J(i)	Landslide Hazard and Steep Land Overlay Map OVM11J(i) (Coolool Local Plan Area)	2 May 2014
OVM12J(i)	Landslide Hazard and Steep Land Overlay Map OVM12J(i)	2 May 2014
OVM13J(i)	Landslide Hazard and Steep Land Overlay Map OVM13J(i)	2 May 2014
OVM14J(i)	Landslide Hazard and Steep Land Overlay Map OVM14J(i) (Kenilworth Local Plan Area)	2 May 2014
OVM15J(i)	Landslide Hazard and Steep Land Overlay Map OVM15J(i)	2 May 2014
OVM16J(i)	Landslide Hazard and Steep Land Overlay Map OVM16J(i) (Blackall Range Local Plan Area)	2 May 2014
OVM17J(i)	Landslide Hazard and Steep Land Overlay Map OVM17J(i)	2 May 2014
OVM18J(i)	Landslide Hazard and Steep Land Overlay Map OVM18J(i) (Nambour Local Plan Area)	2 May 2014
OVM19J(i)	Landslide Hazard and Steep Land Overlay Map OVM19J(i) (Bli Bli Local Plan Area)	2 May 2014
OVM20J(i)	Landslide Hazard and Steep Land Overlay Map OVM20J(i)	2 May 2014
OVM21J(i)	Landslide Hazard and Steep Land Overlay Map OVM21J(i) (Maroochy North Shore Local Plan Area)	2 May 2014
OVM22J(i)	Landslide Hazard and Steep Land Overlay Map OVM22J(i) (Maroochy/Kuluin Local Plan Area)	2 May 2014
OVM23J(i)	Landslide Hazard and Steep Land Overlay Map OVM23J(i)	2 May 2014
OVM24J(i)	Landslide Hazard and Steep Land Overlay Map OVM24J(i)	2 May 2014
OVM25J(i)	Landslide Hazard and Steep Land Overlay Map OVM25J(i)	2 May 2014
OVM26J(i)	Landslide Hazard and Steep Land Overlay Map OVM26J(i)	2 May 2014

Map number	Map title	Gazettal date
OVM27J(i)	Landslide Hazard and Steep Land Overlay Map OVM27J(i) (Woombye Local Plan Area)	2 May 2014
OVM28J(i)	Landslide Hazard and Steep Land Overlay Map OVM28J(i) (Palmwoods Local Plan Area)	2 May 2014
OVM29J(i)	Landslide Hazard and Steep Land Overlay Map OVM29J(i) (Eudlo Local Plan Area)	2 May 2014
OVM30J(i)	Landslide Hazard and Steep Land Overlay Map OVM30J(i)	2 May 2014
OVM31J(i)	Landslide Hazard and Steep Land Overlay Map OVM31J(i) (Forest Glen/Kunda Park/Tanawha Local Plan Area)	2 May 2014
OVM32J(i)	Landslide Hazard and Steep Land Overlay Map OVM32J(i) (Buderim Local Plan Area)	2 May 2014
OVM33J(i)	Landslide Hazard and Steep Land Overlay Map OVM33J(i) (Sippy Downs Local Plan Area)	2 May 2014
OVM34J(i)	Landslide Hazard and Steep Land Overlay Map OVM34J(i) (Mooloolaba/Alexandra Headland Local Plan Area)	2 May 2014
OVM35J(i)	Landslide Hazard and Steep Land Overlay Map OVM35J(i) (Kawana Waters Local Plan Area)	2 May 2014
OVM36J(i)	Landslide Hazard and Steep Land Overlay Map OVM36J(i)	2 May 2014
OVM37J(i)	Landslide Hazard and Steep Land Overlay Map OVM37J(i)	2 May 2014
OVM38J(i)	Landslide Hazard and Steep Land Overlay Map OVM38J(i)	2 May 2014
OVM39J(i)	Landslide Hazard and Steep Land Overlay Map OVM39J(i) (Maleny Local Plan Area)	2 May 2014
OVM40J(i)	Landslide Hazard and Steep Land Overlay Map OVM40J(i)	2 May 2014
OVM41J(i)	Landslide Hazard and Steep Land Overlay Map OVM41J(i) (Mooloolah Local Plan Area)	2 May 2014
OVM42J(i)	Landslide Hazard and Steep Land Overlay Map OVM42J(i) (Landsborough Local Plan Area)	2 May 2014
OVM43J(i)	Landslide Hazard and Steep Land Overlay Map OVM43J(i)	2 May 2014
OVM44J(i)	Landslide Hazard and Steep Land Overlay Map OVM44J(i) (Caloundra West Local Plan Area)	2 May 2014
OVM45J(i)	Landslide Hazard and Steep Land Overlay Map OVM45J(i) (Caloundra Local Plan Area)	2 May 2014
OVM46J(i)	Landslide Hazard and Steep Land Overlay Map OVM46J(i) (Golden Beach/Pelican Waters Local Plan Area)	2 May 2014
OVM47J(i)	Landslide Hazard and Steep Land Overlay Map OVM47J(i)	2 May 2014
OVM48J(i)	Landslide Hazard and Steep Land Overlay Map OVM48J(i)	2 May 2014
OVM49J(i)	Landslide Hazard and Steep Land Overlay Map OVM49J(i) (Beerwah Local Plan Area)	2 May 2014
OVM50J(i)	Landslide Hazard and Steep Land Overlay Map OVM50J(i) (Glass House Mountains Local Plan Area)	2 May 2014
OVM51J(i)	Landslide Hazard and Steep Land Overlay Map OVM51J(i)	2 May 2014
OVM52J(i)	Landslide Hazard and Steep Land Overlay Map OVM52J(i)	2 May 2014
OVM53J(i)	Landslide Hazard and Steep Land Overlay Map OVM53J(i)	2 May 2014
OVM54J(i)	Landslide Hazard and Steep Land Overlay Map OVM54J(i) (Beerburum Local Plan Area)	2 May 2014
OVM55J(i)	Landslide Hazard and Steep Land Overlay Map OVM55J(i)	2 May 2014
OVM1J(ii)	Landslide Hazard and Steep Land Overlay Map OVM1J(ii)	2 May 2014
OVM2J(ii)	Landslide Hazard and Steep Land Overlay Map	2 May 2014

Map number	Map title	Gazettal date
	OVM2J(ii)	
OVM3J(ii)	Landslide Hazard and Steep Land Overlay Map OVM3J(ii) (Eumundi Local Plan Area)	2 May 2014
OVM4J(ii)	Landslide Hazard and Steep Land Overlay Map OVM4J(ii)	2 May 2014
OVM5J(ii)	Landslide Hazard and Steep Land Overlay Map OVM5J(ii)	2 May 2014
OVM6J(ii)	Landslide Hazard and Steep Land Overlay Map OVM6J(ii)	2 May 2014
OVM7J(ii)	Landslide Hazard and Steep Land Overlay Map OVM7J(ii)	2 May 2014
OVM8J(ii)	Landslide Hazard and Steep Land Overlay Map OVM8J(ii) (Yandina Local Plan Area)	2 May 2014
OVM9J(ii)	Landslide Hazard and Steep Land Overlay Map OVM9J(ii)	2 May 2014
OVM10J(ii)	Landslide Hazard and Steep Land Overlay Map OVM10J(ii) (Peregian South Local Plan Area)	2 May 2014
OVM11J(ii)	Landslide Hazard and Steep Land Overlay Map OVM11J(ii) (Coolum Local Plan Area)	2 May 2014
OVM12J(ii)	Landslide Hazard and Steep Land Overlay Map OVM12J(ii)	2 May 2014
OVM13J(ii)	Landslide Hazard and Steep Land Overlay Map OVM13J(ii)	2 May 2014
OVM14J(ii)	Landslide Hazard and Steep Land Overlay Map OVM14J(ii) (Kenilworth Local Plan Area)	2 May 2014
OVM15J(ii)	Landslide Hazard and Steep Land Overlay Map OVM15J(ii)	2 May 2014
OVM16J(ii)	Landslide Hazard and Steep Land Overlay Map OVM16J(ii) (Blackall Range Local Plan Area)	2 May 2014
OVM17J(ii)	Landslide Hazard and Steep Land Overlay Map OVM17J(ii)	2 May 2014
OVM18J(ii)	Landslide Hazard and Steep Land Overlay Map OVM18J(ii) (Nambour Local Plan Area)	2 May 2014
OVM19J(ii)	Landslide Hazard and Steep Land Overlay Map OVM19J(ii) (Bli Bli Local Plan Area)	2 May 2014
OVM20J(ii)	Landslide Hazard and Steep Land Overlay Map OVM20J(ii)	2 May 2014
OVM21J(ii)	Landslide Hazard and Steep Land Overlay Map OVM21J(ii) (Maroochy North Shore Local Plan Area)	2 May 2014
OVM22J(ii)	Landslide Hazard and Steep Land Overlay Map OVM22J(ii) (Maroochy/Kuluin Local Plan Area)	2 May 2014
OVM23J(ii)	Landslide Hazard and Steep Land Overlay Map OVM23J(ii)	2 May 2014
OVM24J(ii)	Landslide Hazard and Steep Land Overlay Map OVM24J(ii)	2 May 2014
OVM25J(ii)	Landslide Hazard and Steep Land Overlay Map OVM25J(ii)	2 May 2014
OVM26J(ii)	Landslide Hazard and Steep Land Overlay Map OVM26J(ii)	2 May 2014
OVM27J(ii)	Landslide Hazard and Steep Land Overlay Map OVM27J(ii) (Woombye Local Plan Area)	2 May 2014
OVM28J(ii)	Landslide Hazard and Steep Land Overlay Map OVM28J(ii) (Palmwoods Local Plan Area)	2 May 2014
OVM29J(ii)	Landslide Hazard and Steep Land Overlay Map OVM29J(ii) (Eudlo Local Plan Area)	2 May 2014
OVM30J(ii)	Landslide Hazard and Steep Land Overlay Map OVM30J(ii)	2 May 2014
OVM31J(ii)	Landslide Hazard and Steep Land Overlay Map OVM31J(ii) (Forest Glen/Kunda Park/Tanawha Local Plan Area)	2 May 2014
OVM32J(ii)	Landslide Hazard and Steep Land Overlay Map OVM32J(ii) (Buderim Local Plan Area)	2 May 2014
OVM33J(ii)	Landslide Hazard and Steep Land Overlay Map OVM33J(ii) (Sippy Downs Local Plan Area)	2 May 2014

Map number	Map title	Gazettal date
OVM34J(ii)	Landslide Hazard and Steep Land Overlay Map OVM34J(ii) (Mooloolaba/Alexandra Headland Local Plan Area)	2 May 2014
OVM35J(ii)	Landslide Hazard and Steep Land Overlay Map OVM35J(ii) (Kawana Waters Local Plan Area)	2 May 2014
OVM36J(ii)	Landslide Hazard and Steep Land Overlay Map OVM36J(ii)	2 May 2014
OVM37J(ii)	Landslide Hazard and Steep Land Overlay Map OVM37J(ii)	2 May 2014
OVM38J(ii)	Landslide Hazard and Steep Land Overlay Map OVM38J(ii)	2 May 2014
OVM39J(ii)	Landslide Hazard and Steep Land Overlay Map OVM39J(ii) (Maleny Local Plan Area)	2 May 2014
OVM40J(ii)	Landslide Hazard and Steep Land Overlay Map OVM40J(ii)	2 May 2014
OVM41J(ii)	Landslide Hazard and Steep Land Overlay Map OVM41J(ii) (Mooloolah Local Plan Area)	2 May 2014
OVM42J(ii)	Landslide Hazard and Steep Land Overlay Map OVM42J(ii) (Landsborough Local Plan Area)	2 May 2014
OVM43J(ii)	Landslide Hazard and Steep Land Overlay Map OVM43J(ii)	2 May 2014
OVM44J(ii)	Landslide Hazard and Steep Land Overlay Map OVM44J(ii) (Caloundra West Local Plan Area)	2 May 2014
OVM45J(ii)	Landslide Hazard and Steep Land Overlay Map OVM45J(ii) (Caloundra Local Plan Area)	2 May 2014
OVM46J(ii)	Landslide Hazard and Steep Land Overlay Map OVM46J(ii) (Golden Beach/Pelican Waters Local Plan Area)	2 May 2014
OVM47J(ii)	Landslide Hazard and Steep Land Overlay Map OVM47J(ii)	2 May 2014
OVM48J(ii)	Landslide Hazard and Steep Land Overlay Map OVM48J(ii)	2 May 2014
OVM49J(ii)	Landslide Hazard and Steep Land Overlay Map OVM49J(ii) (Beerwah Local Plan Area)	2 May 2014
OVM50J(ii)	Landslide Hazard and Steep Land Overlay Map OVM50J(ii) (Glass House Mountains Local Plan Area)	2 May 2014
OVM51J(ii)	Landslide Hazard and Steep Land Overlay Map OVM51J(ii)	2 May 2014
OVM52J(ii)	Landslide Hazard and Steep Land Overlay Map OVM52J(ii)	2 May 2014
OVM53J(ii)	Landslide Hazard and Steep Land Overlay Map OVM53J(ii)	2 May 2014
OVM54J(ii)	Landslide Hazard and Steep Land Overlay Map OVM54J(ii) (Beerburum Local Plan Area)	2 May 2014
OVM55J(ii)	Landslide Hazard and Steep Land Overlay Map OVM55J(ii)	2 May 2014
Regional infrastructure overlay maps		
OVM1K	Regional Infrastructure Overlay Map OVM1K	2 May 2014
OVM2K	Regional Infrastructure Overlay Map OVM2K	2 May 2014
OVM3K	Regional Infrastructure Overlay Map OVM3K (Eumundi Local Plan Area)	2 May 2014
OVM4K	Regional Infrastructure Overlay Map OVM4K	2 May 2014
OVM5K	Regional Infrastructure Overlay Map OVM5K	2 May 2014
OVM6K	Regional Infrastructure Overlay Map OVM6K	2 May 2014
OVM7K	Regional Infrastructure Overlay Map OVM7K	2 May 2014
OVM8K	Regional Infrastructure Overlay Map OVM8K (Yandina Local Plan Area)	2 May 2014
OVM9K	Regional Infrastructure Overlay Map OVM9K	2 May 2014
OVM10K	Regional Infrastructure Overlay Map OVM10K (Peregian South Local Plan Area)	2 May 2014
OVM11K	Regional Infrastructure Overlay Map OVM11K (Coolum Local Plan Area)	2 May 2014
OVM12K	Regional Infrastructure Overlay Map OVM12K	2 May 2014

Map number	Map title	Gazettal date
OVM13K	Regional Infrastructure Overlay Map OVM13K	2 May 2014
OVM14K	Regional Infrastructure Overlay Map OVM14K (Kenilworth Local Plan Area)	2 May 2014
OVM15K	Regional Infrastructure Overlay Map OVM15K	2 May 2014
OVM16K	Regional Infrastructure Overlay Map OVM16K (Blackall Range Local Plan Area)	2 May 2014
OVM17K	Regional Infrastructure Overlay Map OVM17K	2 May 2014
OVM18K	Regional Infrastructure Overlay Map OVM18K (Nambour Local Plan Area)	2 May 2014
OVM19K	Regional Infrastructure Overlay Map OVM19K (Bli Bli Local Plan Area)	2 May 2014
OVM20K	Regional Infrastructure Overlay Map OVM20K	2 May 2014
OVM21K	Regional Infrastructure Overlay Map OVM21K (Maroochy North Shore Local Plan Area)	2 May 2014
OVM22K	Regional Infrastructure Overlay Map OVM22K (Maroochydhore/Kuluin Local Plan Area)	2 May 2014
OVM23K	Regional Infrastructure Overlay Map OVM23K	2 May 2014
OVM24K	Regional Infrastructure Overlay Map OVM24K	2 May 2014
OVM25K	Regional Infrastructure Overlay Map OVM25K	2 May 2014
OVM26K	Regional Infrastructure Overlay Map OVM26K	2 May 2014
OVM27K	Regional Infrastructure Overlay Map OVM27K (Woombye Local Plan Area)	2 May 2014
OVM28K	Regional Infrastructure Overlay Map OVM28K (Palmwoods Local Plan Area)	2 May 2014
OVM29K	Regional Infrastructure Overlay Map OVM29K (Eudlo Local Plan Area)	2 May 2014
OVM30K	Regional Infrastructure Overlay Map OVM30K	1 April 2016
OVM31K	Regional Infrastructure Overlay Map OVM31K (Forest Glen/Kunda Park/Tanawha Local Plan Area)	2 May 2014
OVM32K	Regional Infrastructure Overlay Map OVM32K (Buderim Local Plan Area)	2 May 2014
OVM33K	Regional Infrastructure Overlay Map OVM33K (Sippy Downs Local Plan Area)	2 May 2014
OVM34K	Regional Infrastructure Overlay Map OVM34K (Mooloolaba/Alexandra Headland Local Plan Area)	2 May 2014
OVM35K	Regional Infrastructure Overlay Map OVM35K (Kawana Waters Local Plan Area)	1 April 2016
OVM36K	Regional Infrastructure Overlay Map OVM36K	2 May 2014
OVM37K	Regional Infrastructure Overlay Map OVM37K	2 May 2014
OVM38K	Regional Infrastructure Overlay Map OVM38K	2 May 2014
OVM39K	Regional Infrastructure Overlay Map OVM39K (Maleny Local Plan Area)	2 May 2014
OVM40K	Regional Infrastructure Overlay Map OVM40K	2 May 2014
OVM41K	Regional Infrastructure Overlay Map OVM41K (Mooloolah Local Plan Area)	2 May 2014
OVM42K	Regional Infrastructure Overlay Map OVM42K (Landsborough Local Plan Area)	2 May 2014
OVM43K	Regional Infrastructure Overlay Map OVM43K	1 April 2016
OVM44k	Regional Infrastructure Overlay Map OVM44K (Caloundra West Local Plan Area)	1 April 2016
OVM45K	Regional Infrastructure Overlay Map OVM45K (Caloundra Local Plan Area)	2 May 2014
OVM46K	Regional Infrastructure Overlay Map OVM46K (Golden Beach/Pelican Waters Local Plan Area)	2 May 2014
OVM47K	Regional Infrastructure Overlay Map OVM47K	2 May 2014
OVM48K	Regional Infrastructure Overlay Map OVM48K	2 May 2014
OVM49K	Regional Infrastructure Overlay Map OVM49K (Beerwah Local Plan Area)	2 May 2014
OVM50K	Regional Infrastructure Overlay Map OVM50K (Glass House Mountains Local Plan Area)	2 May 2014
OVM51K	Regional Infrastructure Overlay Map OVM51K	2 May 2014
OVM52K	Regional Infrastructure Overlay Map OVM52K	2 May 2014
OVM53K	Regional Infrastructure Overlay Map OVM53K	2 May 2014

Map number	Map title	Gazettal date
OVM54K	Regional Infrastructure Overlay Map OVM54K (Beerburum Local Plan Area)	2 May 2014
OVM55K	Regional Infrastructure Overlay Map OVM55K	2 May 2014
Scenic amenity overlay maps		
OVM1L	Scenic Amenity Overlay Map OVM1L	2 May 2014
OVM2L	Scenic Amenity Overlay Map OVM2L	2 May 2014
OVM3L	Scenic Amenity Overlay Map OVM3L (Eumundi Local Plan Area)	2 May 2014
OVM4L	Scenic Amenity Overlay Map OVM4L	2 May 2014
OVM5L	Scenic Amenity Overlay Map OVM5L	2 May 2014
OVM6L	Scenic Amenity Overlay Map OVM6L	2 May 2014
OVM7L	Scenic Amenity Overlay Map OVM7L	2 May 2014
OVM8L	Scenic Amenity Overlay Map OVM8L (Yandina Local Plan Area)	2 May 2014
OVM9L	Scenic Amenity Overlay Map OVM9L	2 May 2014
OVM10L	Scenic Amenity Overlay Map OVM10L (Peregian South Local Plan Area)	2 May 2014
OVM11L	Scenic Amenity Overlay Map OVM11L (Coolum Local Plan Area)	2 May 2014
OVM12L	Scenic Amenity Overlay Map OVM12L	2 May 2014
OVM13L	Scenic Amenity Overlay Map OVM13L	2 May 2014
OVM14L	Scenic Amenity Overlay Map OVM14L (Kenilworth Local Plan Area)	2 May 2014
OVM15L	Scenic Amenity Overlay Map OVM15L	2 May 2014
OVM16L	Scenic Amenity Overlay Map OVM16L (Blackall Range Local Plan Area)	2 May 2014
OVM17L	Scenic Amenity Overlay Map OVM17L	2 May 2014
OVM18L	Scenic Amenity Overlay Map OVM18L (Nambour Local Plan Area)	2 May 2014
OVM19L	Scenic Amenity Overlay Map OVM19L (Bli Bli Local Plan Area)	2 May 2014
OVM20L	Scenic Amenity Overlay Map OVM20L	2 May 2014
OVM21L	Scenic Amenity Overlay Map OVM21L (Maroochy North Shore Local Plan Area)	2 May 2014
OVM22L	Scenic Amenity Overlay Map OVM22L (Maroochydhore/Kuluin Local Plan Area)	2 May 2014
OVM23L	Scenic Amenity Overlay Map OVM23L	2 May 2014
OVM24L	Scenic Amenity Overlay Map OVM24L	2 May 2014
OVM25L	Scenic Amenity Overlay Map OVM25L	2 May 2014
OVM26L	Scenic Amenity Overlay Map OVM26L	2 May 2014
OVM27L	Scenic Amenity Overlay Map OVM27L (Woombye Local Plan Area)	2 May 2014
OVM28L	Scenic Amenity Overlay Map OVM28L (Palmwoods Local Plan Area)	2 May 2014
OVM29L	Scenic Amenity Overlay Map OVM29L (Eudlo Local Plan Area)	2 May 2014
OVM30L	Scenic Amenity Overlay Map OVM30L	2 May 2014
OVM31L	Scenic Amenity Overlay Map OVM31L (Forest Glen/Kunda Park/Tanawha Local Plan Area)	2 May 2014
OVM32L	Scenic Amenity Overlay Map OVM32L (Buderim Local Plan Area)	2 May 2014
OVM33L	Scenic Amenity Overlay Map OVM33L (Sippy Downs Local Plan Area)	2 May 2014
OVM34L	Scenic Amenity Overlay Map OVM34L (Mooloolaba/Alexandra Headland Local Plan Area)	2 May 2014
OVM35L	Scenic Amenity Overlay Map OVM35L (Kawana Waters Local Plan Area)	2 May 2014
OVM36L	Scenic Amenity Overlay Map OVM36L	2 May 2014
OVM37L	Scenic Amenity Overlay Map OVM37L	2 May 2014
OVM38L	Scenic Amenity Overlay Map OVM38L	2 May 2014
OVM39L	Scenic Amenity Overlay Map OVM39L (Maleny Local Plan Area)	2 May 2014
OVM40L	Scenic Amenity Overlay Map OVM40L	2 May 2014

Map number	Map title	Gazettal date
OVM41L	Scenic Amenity Overlay Map OVM41L (Mooloolah Local Plan Area)	2 May 2014
OVM42L	Scenic Amenity Overlay Map OVM42L (Landsborough Local Plan Area)	2 May 2014
OVM43L	Scenic Amenity Overlay Map OVM43L	2 May 2014
OVM44L	Scenic Amenity Overlay Map OVM44L (Caloundra West Local Plan Area)	2 May 2014
OVM45L	Scenic Amenity Overlay Map OVM45L (Caloundra Local Plan Area)	2 May 2014
OVM46L	Scenic Amenity Overlay Map OVM46L (Golden Beach/Pelican Waters Local Plan Area)	2 May 2014
OVM47L	Scenic Amenity Overlay Map OVM47L	2 May 2014
OVM48L	Scenic Amenity Overlay Map OVM48L	2 May 2014
OVM49L	Scenic Amenity Overlay Map OVM49L (Beerwah Local Plan Area)	2 May 2014
OVM50L	Scenic Amenity Overlay Map OVM50L (Glass House Mountains Local Plan Area)	2 May 2014
OVM51L	Scenic Amenity Overlay Map OVM51L	2 May 2014
OVM52L	Scenic Amenity Overlay Map OVM52L	2 May 2014
OVM53L	Scenic Amenity Overlay Map OVM53L	2 May 2014
OVM54L	Scenic Amenity Overlay Map OVM54L (Beerburum Local Plan Area)	2 May 2014
OVM55L	Scenic Amenity Overlay Map OVM55L	2 May 2014
Water resource catchments overlay maps		
OVM1M	Water Resource Catchments Overlay Map OVM1M	2 May 2014
OVM2M	Water Resource Catchments Overlay Map OVM2M	2 May 2014
OVM3M	Water Resource Catchments Overlay Map OVM3M (Eumundi Local Plan Area)	2 May 2014
OVM4M	Water Resource Catchments Overlay Map OVM4M	2 May 2014
OVM5M	Water Resource Catchments Overlay Map OVM5M	2 May 2014
OVM6M	Water Resource Catchments Overlay Map OVM6M	2 May 2014
OVM7M	Water Resource Catchments Overlay Map OVM7M	2 May 2014
OVM8M	Water Resource Catchments Overlay Map OVM8M (Yandina Local Plan Area)	2 May 2014
OVM9M	Water Resource Catchments Overlay Map OVM9M	2 May 2014
OVM10M	Water Resource Catchments Overlay Map OVM10M (Peregian South Local Plan Area)	2 May 2014
OVM11M	Water Resource Catchments Overlay Map OVM11M (Coolum Local Plan Area)	2 May 2014
OVM12M	Water Resource Catchments Overlay Map OVM12M	2 May 2014
OVM13M	Water Resource Catchments Overlay Map OVM13M	2 May 2014
OVM14M	Water Resource Catchments Overlay Map OVM14M (Kenilworth Local Plan Area)	2 May 2014
OVM15M	Water Resource Catchments Overlay Map OVM15M	2 May 2014
OVM16M	Water Resource Catchments Overlay Map OVM16M (Blackall Range Local Plan Area)	2 May 2014
OVM17M	Water Resource Catchments Overlay Map OVM17M	2 May 2014
OVM18M	Water Resource Catchments Overlay Map OVM18M (Nambour Local Plan Area)	2 May 2014
OVM19M	Water Resource Catchments Overlay Map OVM19M (Bli Bli Local Plan Area)	2 May 2014
OVM20M	Water Resource Catchments Overlay Map OVM20M	2 May 2014
OVM21M	Water Resource Catchments Overlay Map OVM21M (Maroochy North Shore Local Plan Area)	2 May 2014
OVM22M	Water Resource Catchments Overlay Map OVM22M (Maroochydhore/Kuluin Local Plan Area)	2 May 2014
OVM23M	Water Resource Catchments Overlay Map OVM23M	2 May 2014
OVM24M	Water Resource Catchments Overlay Map OVM24M	2 May 2014
OVM25M	Water Resource Catchments Overlay Map OVM25M	2 May 2014
OVM26M	Water Resource Catchments Overlay Map OVM26M	2 May 2014
OVM27M	Water Resource Catchments Overlay Map OVM27M (Woombye Local Plan Area)	2 May 2014
OVM28M	Water Resource Catchments Overlay Map OVM28M	2 May 2014

Map number	Map title	Gazettal date
	(Palmwoods Local Plan Area)	
OVM29M	Water Resource Catchments Overlay Map OVM29M (Eudlo Local Plan Area)	2 May 2014
OVM30M	Water Resource Catchments Overlay Map OVM30M	2 May 2014
OVM31M	Water Resource Catchments Overlay Map OVM31M (Forest Glen/Kunda Park/Tanawha Local Plan Area)	2 May 2014
OVM32M	Water Resource Catchments Overlay Map OVM32M(Buderim Local Plan Area)	2 May 2014
OVM33M	Water Resource Catchments Overlay Map OVM33M (Sippy Downs Local Plan Area)	2 May 2014
OVM34M	Water Resource Catchments Overlay Map OVM34M (Mooloolaba/Alexandra Headland Local Plan Area)	2 May 2014
OVM35M	Water Resource Catchments Overlay Map OVM35M (Kawana Waters Local Plan Area)	2 May 2014
OVM36M	Water Resource Catchments Overlay Map OVM36M	2 May 2014
OVM37M	Water Resource Catchments Overlay Map OVM37M	2 May 2014
OVM38M	Water Resource Catchments Overlay Map OVM38M	2 May 2014
OVM39M	Water Resource Catchments Overlay Map OVM39M (Maleny Local Plan Area)	2 May 2014
OVM40M	Water Resource Catchments Overlay Map OVM40M	2 May 2014
OVM41M	Water Resource Catchments Overlay Map OVM41M(Mooloolah Local Plan Area)	2 May 2014
OVM42M	Water Resource Catchments Overlay Map OVM42M(Landsborough Local Plan Area)	2 May 2014
OVM43M	Water Resource Catchments Overlay Map OVM43M	2 May 2014
OVM44M	Water Resource Catchments Overlay Map OVM44M (Caloundra West Local Plan Area)	2 May 2014
OVM45M	Water Resource Catchments Overlay Map OVM45M (Caloundra Local Plan Area)	2 May 2014
OVM46M	Water Resource Catchments Overlay Map OVM46M (Golden Beach/Pelican Waters Local Plan Area)	2 May 2014
OVM47M	Water Resource Catchments Overlay Map OVM47M	2 May 2014
OVM48M	Water Resource Catchments Overlay Map OVM48M	2 May 2014
OVM49M	Water Resource Catchments Overlay Map OVM49M (Beerwah Local Plan Area)	2 May 2014
OVM50M	Water Resource Catchments Overlay Map OVM50M (Glass House Mountains Local Plan Area)	2 May 2014
OVM51M	Water Resource Catchments Overlay Map OVM51M	2 May 2014
OVM52M	Water Resource Catchments Overlay Map OVM52M	2 May 2014
OVM53M	Water Resource Catchments Overlay Map OVM53M	2 May 2014
OVM54M	Water Resource Catchments Overlay Map OVM54M (Beerburum Local Plan Area)	2 May 2014
OVM55M	Water Resource Catchments Overlay Map OVM55M	2 May 2014