

Part 5 Tables of assessment



Part 5 Tables of assessment

5.1 Preliminary

The tables in this part identify the category of development, and the category of assessment and assessment benchmarks for assessable development in the planning scheme area.

5.2 Reading the tables

The tables identify the following:

- (1) the category of development:
 - (a) prohibited;
 - (b) accepted, including accepted with requirements; and
 - (c) assessable development, that requires either code or impact assessment
- (2) the category of assessment - code or impact - for assessable development in:
 - (a) a zone and, where used, a precinct of a zone;
 - (b) a local plan, where used and, where used, a precinct of a local plan; and
 - (c) an overlay where used
- (3) the assessment benchmarks for assessable development, including:
 - (a) whether a zone code or specific provisions in the zone code apply (shown in the 'assessment benchmarks' column);
 - (b) if there is a local plan, whether a local plan code or specific provisions in the local plan code apply (shown in the "assessment benchmarks" column);
 - (c) if there is an overlay:
 - (i) whether an overlay code applies (shown in **Table 5.10.1—Assessment benchmarks for overlays**) or
 - (ii) whether the assessment benchmarks as shown on the overlay map (noted in the "assessment benchmarks" column) applies;
 - (d) any other applicable code(s) (shown in the "assessment benchmarks" column).
- (4) any variation to the category of assessment (shown as an "if" in the 'category of assessment' column) that applies to the development.

Note—Development will only be taken to be prohibited development under the planning scheme if it is identified as prohibited development in Schedule 10 of the Regulation.

Editor's note—Examples of matters that can vary the category of assessment are gross floor area, height, numbers of people or precinct provisions.

5.3 Categories of development and assessment

5.3.1. Process for determining the category of development and the category of assessment for assessable development

The process for determining a category of development and category of assessment is:

- (1) for a Material change of use, establish the use by reference to the use definitions in Schedule 1 - SC 1.1: Use definitions;
- (2) for all development, identify the following:
 - (a) the zone or zone precinct that applies to the premises, by reference to the zone map in Schedule 2;
 - (b) if a local plan or local plan precinct applies to the premises, by reference to the local plan map in Schedule 2;
 - (c) if an overlay applies to the premises, by reference to the overlay map in Schedule 2.
- (3) determine if the development is accepted development under schedule 6 of the Regulation

Editor's note—Schedule 6 of the Regulation prescribes development that a planning scheme can not state is assessable development where the matters identified in the schedule are met.

- (4) determine if the development is assessable development under Schedule 10 of the regulation by reference to the tables in section 5.4 Regulated categories of development and categories of assessment prescribed by the Regulation.
- (5) if the development is not listed in the tables in section 5.4, Development prescribed under schedules 6 of the Regulation determine the initial category of assessment by reference to the tables in:
 - section 5.5 Categories of development and assessment—Material change of use
 - section 5.7 Categories of development and assessment—Reconfiguring a lot
 - section 5.8 Categories of development and assessment—Building work and
 - section 5.9 Categories of development and assessment—Operational work;
- (6) a precinct of a zone may change the categories of development or assessment and this will be shown in the “category of assessment” column of the tables in sections 5.5,5.6, 5.7, 5.8 and 5.9;
- (7) if a local plan applies refer to the table(s) in section 5.6 categories of assessment—Local plans, to determine if the local plan changes the categories of development or assessment for the zone;
- (8) if a precinct of a local plan changes the category of development or assessment this will be shown in the “categories of development and assessment” column of the table(s) in section 5.6;
- (9) if an overlay applies, refer to section 5.10 categories of development and assessment—Overlays, to determine if the overlay further changes the category of development or assessment.

5.3.2. Determining the category of development and categories of assessment

- (1) A Material change of use is assessable development requiring impact assessment:
 - (a) unless the table of assessment states otherwise;
 - (b) if a use is not listed or defined;
 - (c) unless otherwise prescribed in the *Act* or the Regulation.
- (2) Reconfiguring a lot is assessable development requiring code assessment unless the tables of assessment state otherwise or unless otherwise prescribed in the *Act* or the Regulation.
- (3) Building work and Operational work are accepted development, unless the tables of assessment state otherwise or unless otherwise prescribed in the *Act* or the Regulation.
- (4) Where an aspect of development is proposed on premises included in more than one zone, local plan or overlay, the category of development or assessment for that aspect is the highest category under each of the applicable zones, local plans or overlays.
- (5) Where development is proposed on premises partly affected by an overlay, the category of development or assessment for the overlay only relates to the part of the premises affected by the overlay.
- (6) For the purposes of Schedule 6, Part 2 Material change of use section(2)(2)(d) (i) or (ii) of the Regulation, an overlay does not apply to the premises if the development meets the acceptable outcomes that form the requirements for accepted development in the relevant overlay code.
- (7) If development is identified as having a different category of development or category of assessment under a zone than under a local plan or an overlay, the highest category of development or assessment applies as follows:
 - (a) accepted development subject to requirements prevails over accepted development;
 - (b) code assessment prevails over accepted development where subject to requirements and accepted development;
 - (c) impact assessment prevails over code assessment, accepted development where subject to requirements and accepted development.
- (8) Despite sub-subsections 5.3.2(4) and (7) above, a category of assessment in a local plan overrides a category of assessment in a zone and a category of assessment in an overlay overrides a category of assessment in a zone or local plan.
- (9) The category of development for development identified in schedule 6 of the Regulation, overrides all other categories of development or assessment for that development under the planning scheme to the extent of any inconsistency.

Editor's note—Schedule 7 of the Regulation also identifies development that the state categorises as accepted development. Some development in the schedule may still be made assessable under the planning scheme.

- (10) Despite all of the above, if development is listed as prohibited development under Schedule 10 of the Regulation, a development application cannot be made.

Note—Development is to be taken to be prohibited development under the planning scheme only if it is identified in Schedule 10 the Regulation.

5.3.3. Determining the requirements for accepted development and assessment benchmarks and other matters for assessable development

- (1) Accepted development does not require a development approval and is not subject to assessment benchmarks. However, certain requirements may apply to some types of development for it to be accepted development. Where nominated in the tables of assessment, accepted development must comply with the requirements identified as acceptable outcomes in the relevant parts of the applicable code(s) as identified in the relevant column.
- (2) Accepted development that does not comply with one or more of the nominated acceptable outcomes in the relevant parts of the applicable code(s) becomes code assessable development unless otherwise specified.
- (3) The following rules apply in determining assessment benchmarks for each category of development and assessment.
- (4) Code assessable development:
- (a) is to be assessed against all the assessment benchmarks identified in the assessment benchmarks column
 - (b) that occurs as a result of development becoming code assessable pursuant to sub-section 5.3.3(4)(c), should:
 - (i) be assessed against the assessment benchmarks for the development application, limited to the subject matter of the acceptable outcomes that were not complied with or were not capable of being complied with under sub-section 5.3.3(4)(c)
 - (ii) comply with all required acceptable outcomes identified in subsection 5.3.3(4)(a), other than those mentioned in sub-section 5.3.3(4)(c);
 - (c) that complies with:
 - (i) the purpose and overall outcomes of the code complies with the code
 - (ii) the performance or acceptable outcomes complies with the purpose and overall outcomes of the code;
 - (d) is to be assessed against any assessment benchmarks for the development identified in section 26 of the Regulation.

Editor's note—Section 27 of the Regulation also identifies the matters that code assessment must have regard to.

- (5) Impact assessable development:
- (a) is to be assessed against the identified assessment benchmarks in the assessment benchmarks column (where relevant)
 - (b) assessment is to have regard to the whole of the planning scheme, to the extent relevant
 - (c) is to be assessed against any assessment benchmarks for the development identified in section 30 of the Regulation.

Note—The first row of each table of assessment is to be checked to confirm if there are assessment benchmarks that commonly apply to general scenarios in the zone, local plan or overlay.

Editor's note—Section 31 of the Regulation identifies the matters that impact assessment must have regard to.

5.4 Regulated categories of development and categories of assessment prescribed by the Regulation

For the development specified in the ‘use’, ‘zone’ or ‘development’ columns, the categories of development and assessment are prescribed.

Table 5.4.1— Development under schedule 6 of the Regulation: material change of use

Use	Categories of development and assessment	Assessment benchmarks
<i>community residence</i>	Accepted development subject to requirements	
	Editor's note – Refer to the material change of use tables for category of assessment for community residence that do not comply with the requirements for accepted development	Editor's note – requirements for community residence development that may not be made assessable under a planning scheme are set out in Schedule 6, part 2 item 6 of the Regulation.
<i>dual occupancy</i>	Accepted	
	If identified in Schedule 6, part 2(2) of the Regulation	Editor's note – the Queensland Development Code also applies to dual occupancies.
<i>dwelling house</i>	Accepted	
	If in a residential zone and identified in schedule 6, part 2(2) of the Regulation	Editor's note – the Queensland Development Code also applies to dwelling houses.

Table 5.4.2—Regulated categories of development and categories of assessment: Reconfiguring a lot

Zone	Category of assessment	Assessment benchmarks
Residential zone category or industry zone category (other than a rural residential zone)	Code assessment	
	Subdivision of one lot into two lots (and associated operational work) if code assessment is required under Schedule 10 (part 12) of the Regulation	9.2.3 Reconfiguring a lot (subdividing one lot into two lots) and associated Operational work code Editor's note – Assessment benchmarks for the reconfiguring a lot are set out in Schedule 12 of the Regulation.

Table 5.4.3—Regulated categories of development and categories of assessment: Operational work

Zone	Category of assessment	Assessment benchmarks
Residential zone category or industry zone category	Code assessment	
	Operational work associated with reconfiguring a lot requiring code assessment under Schedule 10, part 12 division 2 of the Regulation	9.2.3 Reconfiguring a lot (subdividing one lot into two lots) and associated Operational work code Editor's note – Assessment benchmarks for the reconfiguring a lot and associated operational works are set out in Schedule 12 of the Regulation.

5.5 Categories of development and assessment—Material change of use

The following tables identify the categories of development and assessment for development in a zone for making a material change of use.

Table 5.5.1—Low density residential zone

Categories of development and assessment	Use	Assessment benchmarks for assessable development and requirements for accepted development	
<p>Accepted subject to requirements</p>	<ul style="list-style-type: none"> • <i>Caretaker’s accommodation</i> • <i>Multiple dwelling</i> • <i>Residential care facility</i> • <i>Retirement facility</i> • <i>Rooming accommodation</i> <p>If expanding the <i>total use area</i> of the existing use by less than 50m² requiring:</p> <p>(a) no building work; or (b) <i>minor building work</i>.</p>	<ul style="list-style-type: none"> • Residential activities code • Parking, access and loading code • Landscaping code • Excavation and filling code • Engineering works and services code 	
	<ul style="list-style-type: none"> • <i>Dual occupancy</i> <p>If located on a <i>site</i> with a minimum area of 700m².</p>		
	<ul style="list-style-type: none"> • <i>Dwelling house</i> <p>If no <i>secondary dwelling</i> is proposed.</p>		
	<ul style="list-style-type: none"> • <i>Dwelling unit</i> <p>If:</p> <p>(a) located on a <i>site</i> with a minimum area of 600m²; and (b) contained within the same building as the non-residential use</p>		
	<ul style="list-style-type: none"> • <i>Sales office</i> <p>If a display <i>dwelling</i> in a residential development.</p>		
	<ul style="list-style-type: none"> • <i>Child care centre</i> • <i>Community use</i> • <i>Emergency services</i> • <i>Funeral parlour</i> • <i>Indoor sport and recreation</i> <p>If expanding the <i>total use area</i> of the existing use by less than 50m² requiring:</p> <p>(a) no building work; or (b) <i>minor building work</i>.</p>		<ul style="list-style-type: none"> • Community and recreation activities code • Parking, access and loading code • Landscaping code • Excavation and filling code • Engineering works and services code
	<ul style="list-style-type: none"> • <i>Park</i> 		

Table 5.5.1—Low density residential zone

Categories of development and assessment	Use	Assessment benchmarks for assessable development and requirements for accepted development
	<ul style="list-style-type: none"> • <i>Place of worship</i> <p>If expanding the <i>total use area</i> of an existing <i>Place of worship</i> by less than 50m² requiring:</p> <p>(a) no building work or <i>minor building work</i>; and</p> <p>(b) the extension does not require the addition of more than five car parks pursuant to the Parking, access and loading code.</p>	
	<ul style="list-style-type: none"> • <i>Health care services</i> • <i>Office</i> • <i>Service station</i> • <i>Short term accommodation</i> • <i>Veterinary services</i> <p>If expanding the <i>total use area</i> of the existing use by less than 50m² requiring:</p> <p>(a) no building work; or</p> <p>(b) <i>minor building work</i>.</p>	<ul style="list-style-type: none"> • Centre and entertainment activities code • Parking, access and loading code • Landscaping code • Excavation and filling code • Engineering works and services code
	<ul style="list-style-type: none"> • <i>Shop</i> <p>If expanding the <i>total use area</i> of an existing <i>shop</i> by less than 50m² requiring:</p> <p>(a) no building work or <i>minor building work</i>; and</p> <p>(b) the use does not require a liquor licence.</p>	
	<ul style="list-style-type: none"> • <i>Low impact industry</i> • <i>Service industry</i> <p>If expanding the <i>total use area</i> of the existing use by less than 50m² requiring:</p> <p>(a) no building work; or</p> <p>(b) <i>minor building work</i>.</p>	<ul style="list-style-type: none"> • Industry and infrastructure activities code • Parking, access and loading code • Landscaping code • Excavation and filling code • Engineering works and services code
	<ul style="list-style-type: none"> • <i>Utility installation</i> <p>If for the distribution of local utility services and not involving bulk storage, generation and/or treatment.</p>	
	<ul style="list-style-type: none"> • <i>Relocatable home park</i> • <i>Tourist park</i> 	<ul style="list-style-type: none"> • Relocatable home park and tourist park code • Parking, access and loading code

Table 5.5.1—Low density residential zone

Categories of development and assessment	Use	Assessment benchmarks for assessable development and requirements for accepted development
	If expanding the total use area of the existing use by less than 50m ² requiring: (a) no building work or <i>minor building work</i> ; and (b) the expansion is only to the office or amenity buildings.	<ul style="list-style-type: none"> • Landscaping code • Excavation and filling code • Engineering works and services code
Code assessment	<ul style="list-style-type: none"> • <i>Dual occupancy</i> If located on a <i>site</i> less than 700m ² .	<ul style="list-style-type: none"> • Low density residential zone code • Residential activities code • Parking, access and loading code • Landscaping code • Excavation and filling code • Water quality code (if applicable) • Engineering works and services code
	<ul style="list-style-type: none"> • <i>Dwelling unit</i> 	
	<ul style="list-style-type: none"> • <i>Home based business</i> If not involving an <i>Industry activity</i> .	<ul style="list-style-type: none"> • Low density residential zone code • Home based business code • Parking, access and loading code • Landscaping code • Excavation and filling code • Water quality code (if applicable) • Engineering works and services code
Impact assessment	<ul style="list-style-type: none"> • Any other use not listed in this table. • Any use listed in this table and not meeting the description listed in the use column. • Any other undefined use. 	<ul style="list-style-type: none"> • The planning scheme.

Editor's note—The above categories of development and assessment apply unless otherwise prescribed in the Regulation.

Table 5.5.2—Medium density residential zone

Categories of development and assessment	Use	Assessment benchmarks for assessable development and requirements for accepted development
<p>Accepted subject to requirements</p>	<ul style="list-style-type: none"> • <i>Caretaker’s accommodation</i> • <i>Residential care facility</i> • <i>Retirement facility</i> • <i>Rooming accommodation</i> <p>If expanding the <i>total use area</i> of the existing use by less than 50m² requiring:</p> <p>(a) no building work; or (b) <i>minor building work</i>.</p>	<ul style="list-style-type: none"> • Residential activities code • Parking, access and loading code • Landscaping code • Excavation and filling code • Engineering works and services code
	<ul style="list-style-type: none"> • <i>Dual occupancy</i> <p>If located on a <i>site</i> with a minimum area of 700m².</p>	
	<ul style="list-style-type: none"> • <i>Dwelling house</i> • <i>Dwelling unit</i> <p>If:</p> <p>(a) located on a <i>site</i> with a minimum area of 600m²; and (b) contained within the same building as the non-residential use</p>	
	<ul style="list-style-type: none"> • <i>Multiple dwelling</i> <p>If expanding the <i>total use area</i> of an existing <i>multiple dwelling</i> by less than 50m² requiring:</p> <p>(a) no building work or <i>minor building work</i>; and (b) the building height does not exceed 8.5m.</p>	
	<ul style="list-style-type: none"> • <i>Sales office</i> <p>If a display <i>dwelling</i> in a residential development.</p>	
	<ul style="list-style-type: none"> • <i>Child care centre</i> • <i>Community use</i> • <i>Emergency services</i> • <i>Funeral parlour</i> • <i>Indoor sport and recreation</i> <p>If expanding the <i>total use area</i> of the existing use by less than 50m² requiring:</p> <p>(a) no building work; or (b) <i>minor building work</i>.</p>	
	<ul style="list-style-type: none"> • <i>Park</i> 	

Table 5.5.2—Medium density residential zone

Categories of development and assessment	Use	Assessment benchmarks for assessable development and requirements for accepted development
	<ul style="list-style-type: none"> • <i>Place of worship</i> <p>If expanding the total use area of an existing <i>Place of worship</i> by less than 50m² requiring:</p> <p>(a) no building work or <i>minor building work</i>; and</p> <p>(b) the extension does not require the addition of more than five car parks pursuant to the Parking, access and loading code.</p>	
	<ul style="list-style-type: none"> • <i>Health care services</i> • <i>Office</i> • <i>Service station</i> • <i>Short term accommodation</i> • <i>Veterinary services</i> <p>If expanding the <i>total use area</i> of the existing use by less than 50m² requiring:</p> <p>(a) no building work; or</p> <p>(b) <i>minor building work</i>.</p>	<ul style="list-style-type: none"> • Centre and entertainment activities code • Parking, access and loading code • Landscaping code • Excavation and filling code • Engineering works and services code
	<ul style="list-style-type: none"> • <i>Shop</i> <p>If expanding the <i>total use area</i> of an existing <i>shop</i> by less than 50m² requiring:</p> <p>(a) no building work or <i>minor building work</i>; and</p> <p>(b) the use does not require a liquor licence.</p>	
	<ul style="list-style-type: none"> • <i>Low impact industry</i> • <i>Service industry</i> <p>If expanding the <i>total use area</i> of the existing use by less than 50m² requiring:</p> <p>(a) no building work; or</p> <p>(b) <i>minor building work</i>.</p>	<ul style="list-style-type: none"> • Industry and infrastructure activities code • Parking, access and loading code • Landscaping code • Excavation and filling code • Engineering works and services code
	<ul style="list-style-type: none"> • <i>Utility installation</i> <p>If for the distribution of local utility services and not involving bulk storage, generation and/or treatment.</p>	
	<ul style="list-style-type: none"> • <i>Relocatable home park</i> • <i>Tourist park</i> 	<ul style="list-style-type: none"> • Relocatable home park and tourist park code • Parking, access and loading code

Table 5.5.2—Medium density residential zone

Categories of development and assessment	Use	Assessment benchmarks for assessable development and requirements for accepted development
	If expanding the total use area of the existing use by less than 50m ² requiring: (a) no building work or minor building work; and (b) the expansion is only to the office or amenity buildings.	<ul style="list-style-type: none"> • Landscaping code • Excavation and filling code • Engineering works and services code
	<ul style="list-style-type: none"> • <i>Animal keeping if:</i> (a) within the Racehorse stables precinct; and (b) for the stabling of racehorses registered with Racing Queensland only; and (c) stable is located at the rear of the property; and (d) located on a <i>site</i> 1,000m² or greater. 	<ul style="list-style-type: none"> • Rural activities code • Parking, access and loading code • Landscaping code • Excavation and filling code • Engineering works and services code
Code assessment	<ul style="list-style-type: none"> • <i>Dual occupancy</i> If located on a <i>site</i> less than 700m². 	<ul style="list-style-type: none"> • Medium density residential zone code • Residential activities code • Parking, access and loading code • Landscaping code • Excavation and filling code • Water quality code (if applicable) • Engineering works and services code
<ul style="list-style-type: none"> • <i>Dwelling unit</i> 		
<ul style="list-style-type: none"> • <i>Multiple dwelling</i> • <i>Retirement facility</i> • <i>Rooming accommodation</i> If the <i>building height</i> does not exceed 8.5m.		
<ul style="list-style-type: none"> • <i>Home based business</i> If not involving an <i>Industry activity</i>. 	<ul style="list-style-type: none"> • Medium density residential zone code • Home based business code • Parking, access and loading code • Landscaping code • Excavation and filling code • Water quality code (if applicable) • Engineering works and services code 	
<ul style="list-style-type: none"> • <i>Animal keeping if:</i> (a) within the Racehorse stables precinct; and (b) for the stabling of racehorses registered with 	<ul style="list-style-type: none"> • Medium density residential zone code • Rural activities code • Parking, access and loading code • Landscaping code • Excavation and filling code 	

Table 5.5.2—Medium density residential zone

Categories of development and assessment	Use	Assessment benchmarks for assessable development and requirements for accepted development
	Racing Queensland only; and (c) stable is located at the rear of the property; and (d) located on a <i>site</i> greater than 800m ² and less than 1,000m ² .	<ul style="list-style-type: none"> • Water quality code (if applicable) • Engineering works and services code
Impact assessment	<ul style="list-style-type: none"> • Any other use not listed in this table. • Any use listed in this table and not meeting the description listed in the use column. • Any other undefined use. 	<ul style="list-style-type: none"> • The planning scheme.

Editor's note—The above categories of development and assessment apply unless otherwise prescribed in the Regulation.

Table 5.5.3 – Local centre zone

Categories of development and assessment	Use	Assessment benchmarks for assessable development and requirements for accepted development
<p>Accepted subject to requirements</p>	<ul style="list-style-type: none"> • <i>Dual occupancy</i> • <i>Dwelling house</i> • <i>Multiple dwelling</i> • <i>Residential care facility</i> • <i>Retirement facility</i> • <i>Rooming accommodation</i> <p>If expanding the <i>total use area</i> of the existing use by less than 50m² requiring:</p> <p>(a) no building work; or (b) <i>minor building work.</i></p>	<ul style="list-style-type: none"> • Residential activities code • Parking, access and loading code • Landscaping code • Excavation and filling code • Engineering works and services code
	<ul style="list-style-type: none"> • <i>Dwelling unit</i> 	
	<ul style="list-style-type: none"> • <i>Community care centre</i> • <i>Child care centre</i> • <i>Community residence</i> • <i>Emergency services</i> • <i>Funeral parlour</i> • <i>Indoor sport and recreation</i> • <i>Place of worship</i> <p>If expanding the <i>total use area</i> of the existing use by less than 50m² requiring:</p> <p>(a) no building work; or (b) <i>minor building work.</i></p>	<ul style="list-style-type: none"> • Community and recreation activities code • Parking, access and loading code • Landscaping code • Excavation and filling code • Engineering works and services code
	<ul style="list-style-type: none"> • <i>Community use</i> <p>If for a <i>site</i> with existing <i>centre and entertainment activities</i> and requiring:</p> <p>(a) no building work; or (b) <i>minor building work.</i></p>	
	<ul style="list-style-type: none"> • <i>Educational establishment</i> <p>If expanding an existing <i>educational establishment</i> requiring:</p> <p>(a) no building work; or (b) building work where the total use area is less than 100m².</p>	
<ul style="list-style-type: none"> • <i>Hospital</i> <p>If expanding the <i>total use area</i> of an existing <i>hospital</i> requiring:</p> <p>(a) no building work; or (b) building work where the <i>gross floor area</i> of the</p>		

Table 5.5.3 – Local centre zone

Categories of development and assessment	Use	Assessment benchmarks for assessable development and requirements for accepted development
	expansion is less than 100m ² .	
	<ul style="list-style-type: none"> • <i>Park</i> • <i>Adult store</i> • <i>Market</i> • <i>Office</i> • <i>Shop</i> • <i>Showroom</i> • <i>Theatre</i> <p>If for a <i>site</i> with existing <i>centre and entertainment activities</i> and requiring:</p> <p>(a) no building work; or (b) minor building work.</p>	<ul style="list-style-type: none"> • Centre and entertainment activities code • Parking, access and loading code • Landscaping code • Excavation and filling code • Engineering works and services code
	<ul style="list-style-type: none"> • <i>Agricultural supplies store</i> • <i>Bar</i> • <i>Bulk landscape supplies store</i> • <i>Car wash</i> • <i>Food and drink outlet</i> • <i>Garden centre</i> • <i>Hardware and trade supplies</i> • <i>Health care services</i> • <i>Hotel</i> • <i>Nightclub entertainment facility</i> • <i>Outdoor sales</i> • <i>Parking station</i> • <i>Service station</i> • <i>Short term accommodation</i> <p>If expanding the <i>total use area</i> of the existing use by less than 50m² requiring:</p> <p>(a) no building work; or (b) <i>minor building work</i>.</p>	
	<ul style="list-style-type: none"> • <i>Club</i> • <i>Function facility</i> <p>If a new use less than 100m², or expanding an existing use by less than 50m² where:</p> <p>(a) a <i>site</i> with existing <i>centre and entertainment activities</i>; and (b) requiring no building work or <i>minor building work</i>; and (c) the use does not require a liquor or gaming licence.</p> <ul style="list-style-type: none"> • <i>Sales office</i> 	

Table 5.5.3 – Local centre zone

Categories of development and assessment	Use	Assessment benchmarks for assessable development and requirements for accepted development
	<ul style="list-style-type: none"> • <i>Shop</i> • <i>Shopping centre</i> <p>If for a <i>site</i> with existing <i>centre and entertainment activities</i> and requiring:</p> <p>(a) no building work <i>or minor building work</i>; and</p> <p>(b) the use does not require a liquor licence.</p>	
	<ul style="list-style-type: none"> • <i>Veterinary services</i> <p>If</p> <p>(a) for a <i>site</i> with existing <i>centre and entertainment activities</i> requiring no building work; <i>or minor building work</i>; and</p> <p>(b) If treating small animals only.</p>	
	<ul style="list-style-type: none"> • <i>Low impact industry</i> <p>If expanding the <i>total use area</i> of the existing use by less than 50m² requiring:</p> <p>(a) no building work; or</p> <p>(b) <i>minor building work</i>.</p>	<ul style="list-style-type: none"> • Industry and infrastructure activities code • Parking, access and loading code • Landscaping code • Excavation and filling code • Engineering works and services code
	<ul style="list-style-type: none"> • <i>Service industry</i> <p>If for a <i>site</i> with existing <i>centre and entertainment activities</i> and requiring:</p> <p>(a) no building work; or</p> <p>(b) <i>minor building work</i>.</p>	
	<ul style="list-style-type: none"> • <i>Utility installation</i> <p>If for the distribution of local utility services and not involving bulk storage, generation and/or treatment.</p>	
	<ul style="list-style-type: none"> • <i>Home based business</i> <p>If not involving an <i>Industry activity</i>.</p>	<ul style="list-style-type: none"> • Home based business code • Parking, access and loading code • Landscaping code • Excavation and filling code • Engineering works and services code

Table 5.5.3 – Local centre zone

Categories of development and assessment	Use	Assessment benchmarks for assessable development and requirements for accepted development
Code assessment	<ul style="list-style-type: none"> • <i>Multiple dwelling</i> • <i>Residential care facility</i> • <i>Retirement facility</i> • <i>Rooming accommodation</i> 	<ul style="list-style-type: none"> • Local centre zone code • Residential activities code • Parking, access and loading code • Landscaping code • Excavation and filling code • Water quality code (if applicable) • Engineering works and services code
	<ul style="list-style-type: none"> • <i>Child care centre</i> • <i>Community residence</i> • <i>Community use</i> • <i>Emergency services</i> • <i>Funeral parlour</i> • <i>Indoor sport and recreation</i> • <i>Place of worship</i> • <i>Educational establishment</i> 	<ul style="list-style-type: none"> • Local centre zone code • Community and recreation activities code • Parking, access and loading code • Landscaping code • Excavation and filling code • Water quality code (if applicable) • Engineering works and services code
	<ul style="list-style-type: none"> • <i>Adult store</i> • <i>Garden centre</i> • <i>Hardware and trade supplies</i> • <i>Health care services</i> • <i>Market</i> • <i>Office</i> • <i>Outdoor sales</i> • <i>Parking station</i> • <i>Service station</i> • <i>Short term accommodation</i> • <i>Showroom</i> • <i>Theatre</i> 	<ul style="list-style-type: none"> • Local centre zone code • Centre and entertainment activities code • Parking, access and loading code • Landscaping code • Excavation and filling code • Water quality code (if applicable) • Engineering works and services code
	<ul style="list-style-type: none"> • <i>Club</i> • <i>Food and drink outlet</i> • <i>Function facility</i> • <i>Shop</i> • <i>Shopping centre</i> <p>Where the use does not require a liquor or gaming licence.</p>	
	<ul style="list-style-type: none"> • <i>Veterinary services</i> <p>If treating small animals only.</p>	
	<ul style="list-style-type: none"> • <i>Service industry</i> 	<ul style="list-style-type: none"> • Local centre zone code • Industry and infrastructure activities code • Parking, access and loading code • Landscaping code • Excavation and filling code

Table 5.5.3 – Local centre zone

Categories of development and assessment	Use	Assessment benchmarks for assessable development and requirements for accepted development
		<ul style="list-style-type: none"> • Water quality code (if applicable) • Engineering works and services code
Impact assessment	<ul style="list-style-type: none"> • Any other use not listed in this table. • Any use listed in this table and not meeting the description listed in the use column. • Any other undefined use. 	<ul style="list-style-type: none"> • The planning scheme.

Editor's note—The above categories of development and assessment apply unless otherwise prescribed in the Regulation.

Table 5.5.4 – Principal centre zone

Categories of development and assessment	Use	Assessment benchmarks for assessable development and requirements for accepted development
<p>Accepted subject to requirements</p>	<ul style="list-style-type: none"> • <i>Dual occupancy</i> • <i>Dwelling house</i> • <i>Dwelling unit</i> • <i>Multiple dwelling</i> • <i>Residential care facility</i> • <i>Retirement facility</i> • <i>Rooming accommodation</i> <p>If expanding the <i>total use area</i> of the existing use by less than 50m² requiring:</p> <p>(a) no building work; or (b) <i>minor building work</i>.</p>	<ul style="list-style-type: none"> • Residential activities code • Parking, access and loading code • Landscaping code • Excavation and filling code • Engineering works and services code
	<ul style="list-style-type: none"> • <i>Community care centre</i> • <i>Child care centre</i> • <i>Community residence</i> • <i>Emergency services</i> • <i>Funeral parlour</i> • <i>Indoor sport and recreation</i> • <i>Place of worship</i> <p>If expanding the <i>total use area</i> of the existing use by less than 50m² requiring:</p> <p>(a) no building work; or (b) <i>minor building work</i>.</p>	<ul style="list-style-type: none"> • Community and recreation activities code • Parking, access and loading code • Landscaping code • Excavation and filling code • Engineering works and services code
	<ul style="list-style-type: none"> • <i>Community use</i> <p>If for a <i>site</i> with existing <i>centre and entertainment activities</i> and requiring:</p> <p>(a) no building work; or (b) <i>minor building work</i>.</p>	
	<ul style="list-style-type: none"> • <i>Educational establishment</i> <p>If expanding an existing <i>educational establishment</i> requiring:</p> <p>(a) no building work; or (b) building work where the total use area is less than 100m².</p>	
	<ul style="list-style-type: none"> • <i>Hospital</i> <p>If expanding the <i>total use area</i> of an existing <i>hospital</i> requiring:</p> <p>(a) no building work; or (b) building work where the <i>gross floor area</i> of the</p>	

Table 5.5.4 – Principal centre zone

Categories of development and assessment	Use	Assessment benchmarks for assessable development and requirements for accepted development
	expansion is less than 100m ² .	
	<ul style="list-style-type: none"> • <i>Park</i> • <i>Adult store</i> • <i>Health care services</i> • <i>Market</i> • <i>Nightclub entertainment facility</i> • <i>Office</i> • <i>Shop</i> • <i>Shopping centre</i> • <i>Showroom</i> • <i>Theatre</i> <p>If for a <i>site</i> with existing <i>centre and entertainment activities</i> and requiring:</p> <p>(a) no building work; or (b) <i>minor building work</i>.</p>	<ul style="list-style-type: none"> • Centre and entertainment activities code • Parking, access and loading code • Landscaping code • Excavation and filling code • Engineering works and services code
	<ul style="list-style-type: none"> • <i>Agricultural supplies store</i> • <i>Bulk landscape supplies store</i> • <i>Car wash</i> • <i>Food and drink outlet</i> • <i>Garden centre</i> • <i>Hardware and trade supplies</i> • <i>Outdoor sales</i> • <i>Parking station</i> • <i>Service station</i> • <i>Short term accommodation</i> <p>If expanding the <i>total use area</i> of the existing use by less than 50m² requiring:</p> <p>(a) no building work; or (b) <i>minor building work</i>.</p>	
	<ul style="list-style-type: none"> • <i>Bar</i> • <i>Club</i> • <i>Function facility</i> • <i>Hotel</i> • <i>Nightclub entertainment facility</i> <p>If a new use less than 100m², or expanding an existing use by less than 50m² where:</p> <p>(a) a <i>site</i> with existing <i>centre and entertainment activities</i>; and (b) requiring no building work or <i>minor building work</i>; and</p>	

Table 5.5.4 – Principal centre zone

Categories of development and assessment	Use	Assessment benchmarks for assessable development and requirements for accepted development
	<ul style="list-style-type: none"> • <i>Food and drink outlet</i> <p>If a new use less than 100m², or expanding an existing use by less than 50m² where:</p> <ul style="list-style-type: none"> (a) a <i>site</i> with existing <i>centre and entertainment activities</i>; and (b) requiring no building work or <i>minor building work</i>; and (c) does not require a liquor licence; and (d) does not include a drive-through <ul style="list-style-type: none"> • <i>Sales office</i> • <i>Veterinary services</i> <p>If</p> <ul style="list-style-type: none"> (a) for a site with existing <i>centre and entertainment activities</i> requiring no building work; or <i>minor building work</i>; and (b) If treating small animals only 	
	<ul style="list-style-type: none"> • <i>Low impact industry</i> <p>If expanding the <i>total use area</i> of the existing use by less than 50m² requiring:</p> <ul style="list-style-type: none"> (a) no building work; or (b) <i>minor building work</i>. <ul style="list-style-type: none"> • <i>Service industry</i> <p>If for a <i>site</i> with existing <i>centre and entertainment activities</i> and requiring:</p> <ul style="list-style-type: none"> (a) no building work; or (b) <i>minor building work</i>. <ul style="list-style-type: none"> • <i>Utility installation</i> <p>If for the distribution of local utility services and not involving bulk storage, generation and/or treatment.</p>	<ul style="list-style-type: none"> • Industry and infrastructure activities code • Parking, access and loading code • Landscaping code • Excavation and filling code • Engineering works and services code
	<ul style="list-style-type: none"> • <i>Home based business</i> <p>If not involving an <i>Industry activity</i>.</p>	<ul style="list-style-type: none"> • Home based business code • Parking, access and loading code • Landscaping code • Excavation and filling code

Table 5.5.4 – Principal centre zone

Categories of development and assessment	Use	Assessment benchmarks for assessable development and requirements for accepted development
		<ul style="list-style-type: none"> • Engineering works and services code
Code assessment	<ul style="list-style-type: none"> • <i>Dwelling unit</i> • <i>Multiple dwelling</i> • <i>Residential care facility</i> • <i>Retirement facility</i> • <i>Rooming accommodation</i> 	<ul style="list-style-type: none"> • Principal centre zone code • Residential activities code • Parking, access and loading code • Landscaping code • Excavation and filling code • Water quality code (if applicable) • Engineering works and services code
	<ul style="list-style-type: none"> • <i>Child care centre</i> • <i>Community residence</i> • <i>Community use</i> • <i>Emergency services</i> • <i>Funeral parlour</i> • <i>Indoor sport and recreation</i> • <i>Place of worship</i> 	<ul style="list-style-type: none"> • Principal centre zone code • Community and recreation activities code • Parking, access and loading code • Landscaping code • Excavation and filling code • Water quality code (if applicable) • Engineering works and services code
	<ul style="list-style-type: none"> • <i>Adult store</i> • <i>Bar</i> • <i>Car wash</i> • <i>Club</i> • <i>Food and drink outlet</i> • <i>Function facility</i> • <i>Health care services</i> • <i>Hotel</i> • <i>Market</i> • <i>Nightclub entertainment facility</i> • <i>Office</i> • <i>Parking station</i> • <i>Service station</i> • <i>Shop</i> • <i>Shopping centre</i> • <i>Short term accommodation</i> • <i>Showroom</i> • <i>Theatre</i> 	<ul style="list-style-type: none"> • Principal centre zone code • Centre and entertainment activities code • Parking, access and loading code • Landscaping code • Excavation and filling code • Water quality code (if applicable) • Engineering works and services code
	<ul style="list-style-type: none"> • <i>Veterinary services</i> <p>If treating small animals only.</p>	
<ul style="list-style-type: none"> • <i>Service industry</i> 	<ul style="list-style-type: none"> • Principal centre zone code • Industry and infrastructure activities code • Parking, access and loading code • Landscaping code • Excavation and filling code 	

Table 5.5.4 – Principal centre zone

Categories of development and assessment	Use	Assessment benchmarks for assessable development and requirements for accepted development
		<ul style="list-style-type: none"> • Water quality code (if applicable) • Engineering works and services code
Impact assessment	<ul style="list-style-type: none"> • Any other use not listed in this table. • Any use listed in this table and not meeting the description listed in the use column. • Any other undefined use. 	<ul style="list-style-type: none"> • The planning scheme.

Editor's note—The above categories of development and assessment apply unless otherwise prescribed in the Regulation.

Table 5.5.5 – Open space zone

Categories of development and assessment	Use	Assessment benchmarks for assessable development and requirements for accepted development
<p>Accepted subject to requirements</p>	<ul style="list-style-type: none"> • <i>Community use</i> • <i>Outdoor sport and recreation</i> <p>If expanding the <i>total use area</i> of the existing use by less than 50m² requiring:</p> <p>(a) no building work; or (b) <i>minor building work</i>.</p>	<ul style="list-style-type: none"> • Community and recreation activities code • Parking, access and loading code • Landscaping code • Excavation and filling code • Engineering works and services code
	<ul style="list-style-type: none"> • <i>Park</i> • <i>Club</i> <p>If expanding the <i>total use area</i> of an existing <i>club</i> by less than 50m² requiring:</p> <p>(a) no building work or <i>minor building work</i>; and (b) the use does not require a liquor or gaming licence.</p>	
	<ul style="list-style-type: none"> • <i>Market</i> <p>If:</p> <p>(a) on land owned or operated by Council; and (b) no new, or extensions to existing permanent buildings or structures are proposed.</p>	
<p>Code assessment</p>	<ul style="list-style-type: none"> • <i>Outdoor sport and recreation</i> <p>If:</p> <p>(a) located on Council owned or controlled land or a not-for profit community organisation; and (b) the total <i>gross floor area</i> of any use does not exceed 100m²; and (c) not involving an activity that requires a liquor or gaming licence.</p>	<ul style="list-style-type: none"> • Open space zone code • Community and recreation activities code • Parking, access and loading code • Landscaping code • Excavation and filling code • Water quality code (if applicable) • Engineering works and services code
<p>Impact assessment</p>	<ul style="list-style-type: none"> • Any other use not listed in this table. • Any use listed in this table and not meeting the description listed in the use column. • Any other undefined use. 	<ul style="list-style-type: none"> • The planning scheme.

Editor's note—The above categories of development and assessment apply unless otherwise prescribed in the Regulation.

Table 5.5.6 – Sport and recreation zone

Categories of development and assessment	Use	Assessment benchmarks for assessable development and requirements for accepted development
<p>Accepted subject to requirements</p>	<ul style="list-style-type: none"> • <i>Caretakers accommodation</i> <p>If expanding the <i>total use area</i> of an existing <i>caretaker's accommodation</i> by less than 50m² requiring:</p> <p>(a) no building work; or (b) <i>minor building work</i>.</p>	<ul style="list-style-type: none"> • Residential activities code • Landscaping code • Parking, access and loading code • Engineering works and services code • Excavation and filling code
	<ul style="list-style-type: none"> • <i>Child care centre</i> <p>If expanding the <i>total use area</i> of the existing <i>child care centre</i> by less than 50m² requiring:</p> <p>(a) no building work; or (b) <i>minor building work</i>.</p>	<ul style="list-style-type: none"> • Community and recreation activities code • Parking, access and loading code • Landscaping code • Excavation and filling code • Engineering works and services code
	<ul style="list-style-type: none"> • <i>Community use</i> • <i>Major sport, recreation and entertainment facility</i> • <i>Motor sport facility</i> • <i>Outdoor sport and recreation</i> <p>If expanding the <i>total use area</i> of the existing use by less than 50m² requiring:</p> <p>(a) no building work or <i>minor building work</i>; and (b) the use does not require a liquor or gaming licence.</p>	
	<ul style="list-style-type: none"> • <i>Indoor sport and recreation</i> <p>If:</p> <p>(a) on land owned or operated by Council; and (b) no new, or extensions to existing permanent buildings or structures are proposed.</p>	
	<ul style="list-style-type: none"> • <i>Park</i> • <i>Club</i> • <i>Function facility</i> <p>If expanding the <i>total use area</i> of the existing use by less than 50m² requiring:</p> <p>(a) no building work or <i>minor building work</i>; and (b) the use does not require a liquor or gaming licence.</p>	<ul style="list-style-type: none"> • Centre and entertainment activities code • Parking, access and loading code • Landscaping code • Excavation and filling code • Engineering works and services code

Table 5.5.6 – Sport and recreation zone

Categories of development and assessment	Use	Assessment benchmarks for assessable development and requirements for accepted development
	<ul style="list-style-type: none"> • <i>Food and drink outlet</i> • <i>Shop</i> <p>If expanding the <i>total use area</i> of the existing use by less than 50m² requiring:</p> <ul style="list-style-type: none"> (a) requiring no building work <i>minor building work</i>; and (b) located on Council owned or controlled land; and (c) conducted in association with, and subordinate to a <i>recreation activity</i> on the same <i>site</i>; and (d) the use does not require a liquor licence; and (e) the total <i>gross floor area</i> is less than 100m². 	
Code assessment	<ul style="list-style-type: none"> • <i>Market</i> <p>If:</p> <ul style="list-style-type: none"> (a) on land owned or operated by Council; and (b) no new, or extensions to existing permanent buildings or structures are proposed. 	<ul style="list-style-type: none"> • Sport and recreation zone code • Community and recreation activities code • Parking, access and loading code • Landscaping code • Excavation and filling code • Water quality code (if applicable) • Engineering works and services code
	<ul style="list-style-type: none"> • <i>Community use</i> <p>If:</p> <ul style="list-style-type: none"> (a) the use does not require a liquor or gaming licence; and (b) for a not-for-profit organisation on Council owned or controlled land. 	<ul style="list-style-type: none"> • <i>Indoor sport and recreation</i> • <i>Outdoor sport and recreation</i>
	<ul style="list-style-type: none"> • <i>Club</i> <p>If:</p> <ul style="list-style-type: none"> (a) the use does not require a liquor or gaming licence; and (b) for a not-for-profit organisation on Council owned or controlled land. 	<ul style="list-style-type: none"> • Sport and recreation zone code • Centre and entertainment activities code • Landscaping code • Parking, access and loading code • Engineering works and services code
	<ul style="list-style-type: none"> • <i>Food and drink outlet</i> • <i>Shop</i> <p>If:</p>	<ul style="list-style-type: none"> • Water quality code (if applicable) • Excavation and filling code

Table 5.5.6 – Sport and recreation zone

Categories of development and assessment	Use	Assessment benchmarks for assessable development and requirements for accepted development
	(a) located on Council owned or controlled land; and (b) conducted in association with, and subordinate to a <i>recreation activity</i> on the same <i>site</i> ; and (c) the use does not require a liquor licence; and (d) the total <i>gross floor area</i> is less than 100m ² .	
Impact assessment	<ul style="list-style-type: none"> • Any other use not listed in this table. • Any use listed in this table and not meeting the description listed in the use column. • Any other undefined use. 	<ul style="list-style-type: none"> • The planning scheme.

Editor's note—The above categories of development and assessment apply unless otherwise prescribed in the Regulation.

Table 5.5.7 – Environmental management and conservation zone

Categories of development and assessment	Use	Assessment benchmarks for assessable development and requirements for accepted development
Impact assessment	<ul style="list-style-type: none"> • Any other use not listed in this table. • Any use listed in this table and not meeting the description listed in the use column. • Any other undefined use. 	The planning scheme.

Editor's note—The above categories of development and assessment apply unless otherwise prescribed in the Regulation.

Table 5.5.8 – Low impact industry zone

Categories of development and assessment	Use	Assessment benchmarks for assessable development and requirements for accepted development
<p>Accepted subject to requirements</p>	<ul style="list-style-type: none"> • <i>Caretakers accommodation</i> 	<ul style="list-style-type: none"> • Residential activities code • Landscaping code • Parking, access and loading code • Engineering works and services code • Excavation and filling code
	<ul style="list-style-type: none"> • <i>Emergency services</i> • <i>Indoor sport and recreation</i> <p>If expanding the <i>total use area</i> of the existing use requiring:</p> <p>(a) no building work; or (b) building work where the increase in <i>gross floor area</i> is less than 100m².</p>	<ul style="list-style-type: none"> • Community and recreation activities code • Parking, access and loading code • Landscaping code • Excavation and filling code • Engineering works and services code
	<ul style="list-style-type: none"> • <i>Park</i> • <i>Agricultural supplies store</i> • <i>Bulk landscape supplies store</i> • <i>Car wash</i> • <i>Hardware and trade supplies</i> • <i>Service station</i> • <i>Veterinary services</i> <p>If expanding the <i>total use area</i> of the existing use by less than 50m² requiring:</p> <p>(a) no building work; or (b) building work where the increase in <i>gross floor area</i> is less than 100m².</p>	<ul style="list-style-type: none"> • Centre and entertainment activities code • Parking, access and loading code • Landscaping code • Excavation and filling code • Engineering works and services code
	<ul style="list-style-type: none"> • <i>Food and drink outlet</i> • <i>Shop</i> <p>(a) the expansion requires no building work or <i>minor building work</i>; and (b) the <i>total use area</i> is less than 100m²; and (c) the use does not require a liquor licence; and (d) the expansion does not include a drive-through facility.</p>	
	<ul style="list-style-type: none"> • <i>Garden centre</i> <p>If expanding the <i>total use area</i> of an existing an existing <i>garden centre</i> where:</p>	

Table 5.5.8 – Low impact industry zone

Categories of development and assessment	Use	Assessment benchmarks for assessable development and requirements for accepted development
	(a) the expansion requires no building work or building work less than 100m ² ; and (b) the expansion does not include a <i>Food and drink outlet</i> .	
	<ul style="list-style-type: none"> • <i>Office</i> If expanding the <i>total use area</i> of an existing <i>office</i> by less than 50m ² requiring: (a) no building work; or (b) <i>minor building work</i> .	
	<ul style="list-style-type: none"> • <i>Outdoor sales</i> If expanding the <i>total use area</i> of an existing <i>outdoor sales use</i> by less than 100m ² requiring: (a) no building work; or (b) <i>minor building work</i> .	
	<ul style="list-style-type: none"> • <i>Low impact industry</i> • <i>Service industry</i> • <i>Warehouse</i> Where the GFA does not exceed 8000m ² .	<ul style="list-style-type: none"> • Industry and infrastructure activities code • Parking, access and loading code • Landscaping code • Engineering works and services code • Excavation and filling code
	<ul style="list-style-type: none"> • <i>Research and technology industry</i> • <i>Transport depot</i> If expanding the <i>total use area</i> of the existing use requiring: (a) no building work; or (b) building work where the increase in <i>gross floor area</i> is less than 100m ² .	
	<ul style="list-style-type: none"> • <i>Utility installation</i> If for the distribution of local utility services and not involving bulk storage, generation and/or treatment.	
	<ul style="list-style-type: none"> • <i>Wholesale nursery</i> If expanding the <i>total use area</i> of an existing <i>wholesale nursery</i> requiring: (a) no building work; or	<ul style="list-style-type: none"> • Rural activities code • Parking, access and loading code • Landscaping code • Engineering works and services code • Excavation and filling code

Table 5.5.8 – Low impact industry zone

Categories of development and assessment	Use	Assessment benchmarks for assessable development and requirements for accepted development
	(b) building work where the increase in <i>gross floor area</i> is less than 100m ² .	
	<ul style="list-style-type: none"> • <i>Home based business</i> <p>If for a <i>low impact industry</i> or <i>service industry</i> use in an existing dwelling.</p>	<ul style="list-style-type: none"> • Home based business code • Parking, access and loading code • Landscaping code • Engineering works and services code • Excavation and filling code
Code assessment	<ul style="list-style-type: none"> • <i>Emergency services</i> • <i>Indoor sport and recreation</i> 	<ul style="list-style-type: none"> • Low impact industry zone code • Community and recreation activities code • Parking, access and loading code • Landscaping code • Excavation and filling code • Water quality code (if applicable) • Engineering works and services code
	<ul style="list-style-type: none"> • <i>Agricultural supplies store</i> • <i>Bulk landscape supplies store</i> • <i>Car wash</i> • <i>Hardware and trade supplies</i> • <i>Veterinary services</i> 	<ul style="list-style-type: none"> • Low impact industry zone code • Centre and entertainment activities code • Landscaping code • Parking, access and loading code • Engineering works and services code • Water quality code (if applicable) • Excavation and filling code
	<ul style="list-style-type: none"> • <i>Garden centre</i> <p>If the <i>garden centre</i> does not include a <i>food and drink outlet</i>.</p>	
	<ul style="list-style-type: none"> • <i>Service station</i> <p>Where use fronts a State controlled road.</p>	
	<ul style="list-style-type: none"> • <i>Research and technology industry</i> • <i>Transport depot</i> 	<ul style="list-style-type: none"> • Low impact industry zone code • Industry and infrastructure activities code • Parking, access and loading code • Landscaping code • Engineering works and services code • Excavation and filling code • Water quality code (if applicable)
	<ul style="list-style-type: none"> • <i>Wholesale nursery</i> 	<ul style="list-style-type: none"> • Low impact industry zone code • Rural activities code • Parking, access and loading code • Landscaping code

Table 5.5.8 – Low impact industry zone

Categories of development and assessment	Use	Assessment benchmarks for assessable development and requirements for accepted development
		<ul style="list-style-type: none"> • Engineering works and services code • Water quality code (if applicable) • Excavation and filling code
Impact assessment	<ul style="list-style-type: none"> • Any other use not listed in this table. • Any use listed in this table and not meeting the description listed in the use column. • Any other undefined use. 	<ul style="list-style-type: none"> • The planning scheme.

Editor's note—The above categories of development and assessment apply unless otherwise prescribed in the Regulation.

Table 5.5.9 – Medium impact industry zone

Categories of development and assessment	Use	Assessment benchmarks for assessable development and requirements for accepted development
<p>Accepted subject to requirements</p>	<ul style="list-style-type: none"> • <i>Caretakers accommodation</i> 	<ul style="list-style-type: none"> • Residential activities code • Landscaping code • Parking, access and loading code • Engineering works and services code • Excavation and filling code
	<ul style="list-style-type: none"> • <i>Crematorium</i> <p>If expanding the <i>total use area</i> of an existing <i>crematorium</i> requiring:</p> <p>(a) no building work; or (b) building work where the increase in <i>gross floor area</i> is less than 100m².</p>	<ul style="list-style-type: none"> • Community and recreation activities code • Parking, access and loading code • Landscaping code • Excavation and filling code • Engineering works and services code
	<ul style="list-style-type: none"> • <i>Park</i> • <i>Outdoor sales</i> <p>If expanding the <i>total use area</i> of an existing <i>outdoor sales use</i> which requires:</p> <p>(a) no building work; or (b) building work where increase in gross floor area is less than 100m²; or (c) a new outdoor sales use for the sale of industrial or farm equipment.</p>	<ul style="list-style-type: none"> • Centre and entertainment activities code • Parking, access and loading code • Landscaping code • Excavation and filling code • Engineering works and services code •
	<ul style="list-style-type: none"> • <i>Service Station</i> <p>If expanding the <i>total use area</i> of and existing <i>service Station</i> by less than 50m² requiring:</p> <p>(a) no building work; or (b) building work where the increase in <i>gross floor area</i> is less than 100m².</p>	
	<ul style="list-style-type: none"> • <i>Low impact industry</i> • <i>Research and technology industry</i> • <i>Transport depot</i> • <i>Warehouse</i> <p>If expanding the <i>total use area</i> of the existing use requiring:</p> <p>(a) no building work; or (b) building work where the increase in <i>gross floor area</i> is less than 100m².</p>	<ul style="list-style-type: none"> • Industry and infrastructure activities code • Parking, access and loading code • Landscaping code • Engineering works and services code • Excavation and filling code
	<ul style="list-style-type: none"> • <i>Medium impact industry</i> 	

Table 5.5.9 – Medium impact industry zone

Categories of development and assessment	Use	Assessment benchmarks for assessable development and requirements for accepted development
	<p>Where GFA does not exceed 8000 m².</p> <ul style="list-style-type: none"> • <i>Utility installation</i> <p>If for the distribution of local utility services and not involving bulk storage, generation and/or treatment.</p>	
Code assessment	<ul style="list-style-type: none"> • <i>Crematorium</i> 	<ul style="list-style-type: none"> • Medium impact industry zone code • Community and recreation activities code • Parking, access and loading code • Landscaping code • Excavation and filling code • Water quality code (if applicable) • Engineering works and services code
	<ul style="list-style-type: none"> • <i>Low impact industry</i> <p>Where for a motor vehicle repair shop.</p>	<ul style="list-style-type: none"> • Medium impact industry zone code • Industry and infrastructure activities code
	<ul style="list-style-type: none"> • <i>Research and technology industry</i> • <i>Substation</i> • <i>Transport depot</i> • <i>Utility installation</i> 	<ul style="list-style-type: none"> • Parking, access and loading code • Landscaping code • Engineering works and services code • Excavation and filling code • Water quality code (if applicable)
Impact assessment	<ul style="list-style-type: none"> • Any other use not listed in this table. • Any use listed in this table and not meeting the description listed in the use column. • Any other undefined use. 	<ul style="list-style-type: none"> • The planning scheme.

Editor's note—The above categories of development and assessment apply unless otherwise prescribed in the Regulation.

Table 5.5.10 – Special industry zone

Categories of development and assessment	Use	Assessment benchmarks for assessable development and requirements for accepted development
Code assessment	<ul style="list-style-type: none"> • <i>Major electricity infrastructure</i> • <i>Substation</i> • <i>Special industry</i> <p>If expanding the <i>total use area</i> of an existing <i>special industry</i> use by less than 100m².</p>	<ul style="list-style-type: none"> • Special industry zone code • Industry and infrastructure activities code • Parking, access and loading code • Landscaping code • Engineering works and services code • Water quality code (if applicable) • Excavation and filling code
Impact assessment	<ul style="list-style-type: none"> • Any other use not listed in this table. • Any use listed in this table and not meeting the description listed in the use column. • Any other undefined use. 	<ul style="list-style-type: none"> • The planning scheme.

Editor's note—The above categories of development and assessment apply unless otherwise prescribed in the Regulation.

Table 5.5.11 – Community facilities zone

Categories of development and assessment	Use	Assessment benchmarks for assessable development and requirements for accepted development
<p>Accepted subject to requirements</p>	<ul style="list-style-type: none"> • <i>Caretakers accommodation</i> • <i>Dual occupancy</i> • <i>Dwelling house</i> • <i>Dwelling unit</i> <p>If</p> <p>(a) associated with, and subordinate to a <i>hospital use</i> or <i>education establishment use</i> on the same <i>site</i>; and</p> <p>(b) for use by students or staff only.</p>	<ul style="list-style-type: none"> • Residential activities code • Landscaping code • Parking, access and loading code • Engineering works and services code • Excavation and filling code
	<ul style="list-style-type: none"> • <i>Cemetery</i> • <i>Chile care centre</i> • <i>Community care centre</i> • <i>Community use</i> • <i>Crematorium</i> • <i>Emergency services</i> • <i>Funeral parlour</i> • <i>Place of worship</i> <p>If expanding the <i>total use area</i> of the existing use by less than 50m² requiring:</p> <p>(a) no building work; or</p> <p>(b) <i>minor building work</i>.</p>	<ul style="list-style-type: none"> • Community and recreation activities code • Parking, access and loading code • Landscaping code • Excavation and filling code • Engineering works and services code
	<ul style="list-style-type: none"> • <i>Community residence</i> <p>If expanding the <i>total use area</i> of the existing use by less than 25m² requiring:</p> <p>(a) no building work; or</p> <p>(b) <i>minor building work</i>.</p>	
	<ul style="list-style-type: none"> • <i>Educational establishment</i> • <i>Hospital</i> <p>If expanding an existing <i>educational establishment</i> requiring:</p> <p>(a) no building work; or</p> <p>(b) building work where the increase in <i>gross floor area</i> is less than 100m².</p>	
	<ul style="list-style-type: none"> • <i>Indoor sport and recreation</i> • <i>Outdoor sport and recreation</i> <p>If expanding the <i>total use area</i> of the existing use by less than 50m² requiring:</p>	

Table 5.5.11 – Community facilities zone

Categories of development and assessment	Use	Assessment benchmarks for assessable development and requirements for accepted development
	(a) no building work or <i>minor building work</i> ; and (b) not involving an activity that requires a liquor licence or gaming licence.	
	<ul style="list-style-type: none"> • <i>Park</i> • <i>Club</i> • <i>Health care services</i> • <i>Office</i> If expanding the <i>total use area</i> of the existing use by less than 50m ² requiring: (a) no building work; or (b) <i>minor building work</i> .	<ul style="list-style-type: none"> • Centre and entertainment activities code • Parking, access and loading code • Landscaping code • Excavation and filling code • Engineering works and services code
	<ul style="list-style-type: none"> • <i>Food and drink outlet</i> • <i>Shop</i> If: (a) located on government owned or controlled land; and (b) conducted in association with, and subordinate to a <i>community use, educational establishment or hospital</i> on the same <i>site</i> ; and (c) not involving an activity that requires a liquor licence; and (d) the total <i>gross floor area</i> of the <i>food and drink outlet</i> does not exceed 100m ² .	
	<ul style="list-style-type: none"> • <i>Market</i> If: (a) on land owned or operated by Council; and (b) expanding an existing building or structure by no more than 25m ² ; and (c) no new additional permanent buildings or structures are proposed.	
	<ul style="list-style-type: none"> • <i>Utility installation</i> If for the distribution of local utility services and not involving bulk storage, generation and/or treatment.	<ul style="list-style-type: none"> • Industry and infrastructure activities code • Parking, access and loading code • Landscaping code • Engineering works and services code • Excavation and filling code

Table 5.5.11 – Community facilities zone

Categories of development and assessment	Use	Assessment benchmarks for assessable development and requirements for accepted development
<p>Code assessment</p>	<ul style="list-style-type: none"> • <i>Multiple dwelling</i> • <i>Rooming accommodation</i> <p>If</p> <p>(a) associated with, and subordinate to a <i>hospital</i> use or <i>education establishment</i> use on the same <i>site</i>; and</p> <p>(b) for use by students or staff only.</p>	<ul style="list-style-type: none"> • Community facilities zone code • Residential activities code • Parking, access and loading code • Landscaping code • Excavation and filling code • Water quality code (if applicable) • Engineering works and services code
	<ul style="list-style-type: none"> • <i>Child care centre</i> <p>If on the same <i>site</i> as a <i>community use</i>, an <i>educational establishment</i> or a <i>hospital</i>.</p>	<ul style="list-style-type: none"> • Community facilities zone code • Community and recreation activities code • Parking, access and loading code • Landscaping code • Excavation and filling code • Water quality code (if applicable) • Engineering works and services code
	<ul style="list-style-type: none"> • <i>Educational establishment</i> 	
	<ul style="list-style-type: none"> • <i>Funeral parlour</i> <p>If associated with, and subordinate to a <i>hospital</i>, <i>crematorium</i> or <i>cemetery</i> on the same <i>site</i>.</p>	
	<ul style="list-style-type: none"> • <i>Indoor sport and recreation</i> <p>If:</p> <p>(a) expanding an existing <i>indoor sport and recreation</i> use or a new <i>indoor sport and recreation</i> use associated with, and ancillary to a <i>community use</i>, <i>hospital</i> or <i>educational establishment</i> use on the same <i>site</i>; and</p> <p>(b) not involving an activity that requires a liquor licence.</p>	
	<ul style="list-style-type: none"> • <i>Outdoor sport and recreation</i> <p>not involving an activity that requires a liquor or gaming licence.</p>	
	<ul style="list-style-type: none"> • <i>Club</i> <p>If for a not-for-profit organisation on Council owned or controlled land.</p>	<ul style="list-style-type: none"> • Community facilities zone code • Centre and entertainment activities code • Landscaping code • Parking, access and loading code • Engineering works and services code • Water quality code (if applicable) • Excavation and filling code
	<ul style="list-style-type: none"> • <i>Health care services</i> <p>If on government owned or controlled land.</p>	
<ul style="list-style-type: none"> • <i>Market</i> 		
<ul style="list-style-type: none"> • <i>Short term accommodation</i> 		

Table 5.5.11 – Community facilities zone

Categories of development and assessment	Use	Assessment benchmarks for assessable development and requirements for accepted development
	If (a) associated with, and subordinate to a <i>hospital</i> use or <i>education establishment</i> use on the same <i>site</i> ; and (b) for use by students or staff only.	
Impact assessment	<ul style="list-style-type: none"> • Any other use not listed in this table. • Any use listed in this table and not meeting the description listed in the use column. • Any other undefined use. 	<ul style="list-style-type: none"> • The planning scheme.

Editor's note—The above categories of development and assessment apply unless otherwise prescribed in the Regulation.

Table 5.5.12 – Mixed use zone

Categories of development and assessment	Use	Assessment benchmarks for assessable development and requirements for accepted development
<p>Accepted subject to requirements</p>	<ul style="list-style-type: none"> • <i>Dual occupancy</i> • <i>Dwelling house</i> • <i>Dwelling unit</i> 	<ul style="list-style-type: none"> • Residential activities code • Landscaping code • Parking, access and loading code • Engineering works and services code • Excavation and filling code
	<ul style="list-style-type: none"> • <i>Multiple dwelling</i> • <i>Residential care facility</i> • <i>Retirement facility</i> • <i>Rooming accommodation</i> <p>If expanding the <i>total use area</i> of the existing use by less than 50m² requiring:</p> <p>(a) no building work; or (b) <i>minor building work.</i></p>	
	<ul style="list-style-type: none"> • <i>Child care centre</i> • <i>Community care centre</i> • <i>Community residence</i> • <i>Emergency services</i> • <i>Place of worship</i> <p>If expanding the <i>total use area</i> of the existing use by less than 50m² requiring:</p> <p>(a) no building work; or (b) minor building work.</p>	<ul style="list-style-type: none"> • Community and recreation activities code • Parking, access and loading code • Landscaping code • Excavation and filling code • Engineering works and services code
	<ul style="list-style-type: none"> • <i>Community use</i> <p>If for a <i>site</i> with existing <i>centre and entertainment activities</i> and requiring:</p> <p>(a) no building work; or (b) <i>minor building work.</i></p>	
	<ul style="list-style-type: none"> • <i>Educational establishment</i> • <i>Hospital</i> <p>If expanding the <i>total use area</i> of the existing use requiring:</p> <p>(a) no building work; or (b) building work where the <i>gross floor area</i> is less than 100m².</p>	
	<ul style="list-style-type: none"> • <i>Park</i> 	
<ul style="list-style-type: none"> • <i>Adult store</i> • <i>Agricultural supplies store</i> • <i>Bulk landscape supplies store</i> • <i>Car wash</i> • <i>Funeral parlour</i> • <i>Garden centre</i> • <i>Hardware and trade supplies</i> • <i>Health care services</i> 	<ul style="list-style-type: none"> • Centre and entertainment activities code • Parking, access and loading code • Landscaping code • Excavation and filling code • Engineering works and services code 	

Table 5.5.12 – Mixed use zone

Categories of development and assessment	Use	Assessment benchmarks for assessable development and requirements for accepted development
	<ul style="list-style-type: none"> • <i>Market</i> • <i>Parking station</i> • <i>Service station</i> • <i>Short term accommodation</i> <p>If expanding the <i>total use area</i> of the existing use by less than 50m² requiring:</p> <p>(a) no building work; or (b) <i>minor building work</i>.</p>	
	<ul style="list-style-type: none"> • <i>Club</i> <p>If expanding the <i>total use area</i> of an existing <i>club</i> by less than 50m² requiring:</p> <p>(a) no building work; or <i>minor building work</i>; and (b) the use does not require a liquor or gaming licence.</p>	
	<ul style="list-style-type: none"> • <i>Food and drink outlet</i> • <i>Shop</i> • <i>Shopping centre</i> <p>If for a <i>site</i> with existing <i>centre and entertainment activities</i> and requiring:</p> <p>(a) no building work or minor building work; (b) the use does not require a liquor licence.</p>	
	<ul style="list-style-type: none"> • <i>Function facility</i> <p>If expanding the <i>total use area</i> of an existing <i>function facility</i> by less than 50m² requiring:</p> <p>(a) no building work; or minor building work; and (b) the use does not require a liquor or gaming licence.</p>	
	<ul style="list-style-type: none"> • <i>Office</i> • <i>Outdoor sales</i> <p>If for a <i>site</i> with existing <i>centre and entertainment activities</i> and requiring:</p> <p>(a) no building work or; (b) <i>minor building work</i>.</p>	
	<ul style="list-style-type: none"> • <i>Sales office</i> 	

Table 5.5.12 – Mixed use zone

Categories of development and assessment	Use	Assessment benchmarks for assessable development and requirements for accepted development
	<ul style="list-style-type: none"> • <i>Veterinary services</i> <p>If for a <i>site</i> with existing <i>centre and entertainment activities</i> and requiring:</p> <p>(a) no building work or <i>minor building work</i>;</p> <p>(b) the use treats small animals only.</p>	
	<ul style="list-style-type: none"> • <i>Low impact industry</i> <p>If expanding the <i>total use area</i> of an existing <i>low impact industry</i> use by less than 50m² requiring:</p> <p>(a) no building work; or</p> <p>(b) <i>minor building work</i>.</p>	<ul style="list-style-type: none"> • Industry and infrastructure activities code • Parking, access and loading code • Landscaping code • Engineering works and services code • Excavation and filling code
	<ul style="list-style-type: none"> • <i>Service industry</i> <p>If for a <i>site</i> with existing <i>centre and entertainment activities</i> and requiring:</p> <p>(a) no building work or;</p> <p>(b) <i>minor building work</i></p>	
	<ul style="list-style-type: none"> • <i>Utility installation</i> <p>If for the distribution of local utility services and not involving bulk storage, generation and/or treatment.</p>	
	<ul style="list-style-type: none"> • <i>Home based business</i> <p>If not involving an <i>Industry activity</i>.</p>	<ul style="list-style-type: none"> • Home based business code • Parking, access and loading code • Landscaping code • Engineering works and services code • Excavation and filling code
Code assessment	<ul style="list-style-type: none"> • <i>Multiple dwelling</i> • <i>Residential care facility</i> • <i>Retirement facility</i> • <i>Rooming accommodation</i> 	<ul style="list-style-type: none"> • Mixed use zone code • Residential activities code • Parking, access and loading code • Landscaping code • Excavation and filling code • Water quality code (if applicable) • Engineering works and services code
	<ul style="list-style-type: none"> • <i>Child care centre</i> • <i>Community residence</i> • <i>Community use</i> • <i>Educational establishment</i> • <i>Emergency services</i> 	<ul style="list-style-type: none"> • Mixed use zone code • Community and recreation activities code • Parking, access and loading code

Table 5.5.12 – Mixed use zone

Categories of development and assessment	Use	Assessment benchmarks for assessable development and requirements for accepted development	
		<ul style="list-style-type: none"> • Landscaping code • Excavation and filling code • Water quality code (if applicable) • Engineering works and services code 	
	<ul style="list-style-type: none"> • <i>Adult store</i> • <i>Funeral parlour</i> • <i>Garden centre</i> • <i>Hardware and trade supplies</i> • <i>Health care services</i> • <i>Office</i> • <i>Short term accommodation</i> 	<ul style="list-style-type: none"> • Mixed use zone code • Centre and entertainment activities code • Landscaping code • Parking, access and loading code • Engineering works and services code • Water quality code (if applicable) • Excavation and filling code 	
	<ul style="list-style-type: none"> • <i>Car wash</i> • <i>Service station</i> <p>Where the proposed use fronts the Barkly Highway, Marian Street or Grace Street.</p>		
	<ul style="list-style-type: none"> • <i>Club</i> <p>Where use does not require a gaming licence.</p>		
	<ul style="list-style-type: none"> • <i>Food and drink outlet</i> • <i>Function facility</i> <p>Where use does not require a liquor or gaming licence.</p>		
	<ul style="list-style-type: none"> • <i>Shop</i> • <i>Shopping centre</i> <p>(a) the <i>total use area</i> is less than 100m² or the <i>site</i> has <i>road frontage</i> to Marian Street; and</p> <p>(b) the use does not require a liquor licence.</p>		
	<ul style="list-style-type: none"> • <i>Veterinary services</i> <p>If treating small animals only</p>		
	<ul style="list-style-type: none"> • <i>Service industry</i> 		<ul style="list-style-type: none"> • Mixed use zone code • Industry and infrastructure activities code • Landscaping code • Parking, access and loading code • Engineering works and services code • Water quality code (if applicable) • Excavation and filling code

Table 5.5.12 – Mixed use zone

Categories of development and assessment	Use	Assessment benchmarks for assessable development and requirements for accepted development
Impact assessment	<ul style="list-style-type: none"> • Any other use not listed in this table. • Any use listed in this table and not meeting the description listed in the use column. • Any other undefined use. 	<ul style="list-style-type: none"> • The planning scheme.

Editor's note—The above categories of development and assessment apply unless otherwise prescribed in the Regulation.

Table 5.5.13—Rural zone

Categories of development and assessment	Use	Assessment benchmarks for assessable development and requirements for accepted development	
Accepted	<ul style="list-style-type: none"> • <i>Animal husbandry</i> • <i>Animal keeping</i> 	n/a	
Accepted subject to requirements	<ul style="list-style-type: none"> • <i>Caretakers accommodation</i> • <i>Dual occupancy</i> • <i>Dwelling unit</i> <p>If expanding the <i>total use area</i> of the existing use by less than 50m² requiring:</p> <p>(a) no building work; or (b) <i>minor building work</i>.</p>	<ul style="list-style-type: none"> • Residential activities code • Landscaping code • Parking, access and loading code • Engineering works and services code • Excavation and filling code 	
	<ul style="list-style-type: none"> • <i>Dwelling house</i> 		
	<ul style="list-style-type: none"> • <i>Non-resident workforce accommodation</i> <p>If:</p> <p>(a) for a temporary <i>non-resident workforce accommodation</i> use of less than six months duration; and (b) the total area being used for the <i>non-resident workforce accommodation</i> does not exceed 5000m².</p>		
	<ul style="list-style-type: none"> • <i>Environment facility</i> <p>If expanding the <i>total use area</i> of an existing <i>Environment facility</i> use by less than 50m² requiring:</p> <p>(a) no building work; or (b) <i>minor building work</i>.</p>		<ul style="list-style-type: none"> • Community and recreation activities code • Parking, access and loading code • Landscaping code • Excavation and filling code • Engineering works and services code
	<ul style="list-style-type: none"> • <i>Park</i> 		
	<ul style="list-style-type: none"> • <i>Nature based tourism</i> • <i>Short term accommodation</i> • <i>Veterinary services</i> <p>If expanding the <i>total use area</i> of the existing use by less than 50m² requiring:</p> <p>(a) no building work; or (b) <i>minor building work</i>.</p>		<ul style="list-style-type: none"> • Centre and entertainment activities code • Parking, access and loading code • Landscaping code • Excavation and filling code • Engineering works and services code
<ul style="list-style-type: none"> • <i>Extractive industry</i> • <i>Low impact industry</i> • <i>Medium impact industry</i> <p>If expanding the <i>total use area</i> of an existing <i>extractive industry</i> use by less than 50m² requiring:</p> <p>(a) no building work; or</p>	<ul style="list-style-type: none"> • Industry and infrastructure activities code • Parking, access and loading code • Landscaping code • Engineering works and services code • Excavation and filling code 		

Table 5.5.13—Rural zone

Categories of development and assessment	Use	Assessment benchmarks for assessable development and requirements for accepted development
	<p>(b) <i>minor building work.</i></p> <ul style="list-style-type: none"> • <i>Utility installation</i> <p>If for the distribution of local utility services and not involving bulk storage, generation and/or treatment.</p>	
	<ul style="list-style-type: none"> • <i>Aquaculture</i> • <i>Intensive animal industry</i> • <i>Intensive horticulture</i> • <i>Permanent plantation</i> • <i>Rural industry</i> • <i>Rural workers' accommodation</i> • <i>Wholesale nursery</i> • <i>Winery</i> <p>If expanding the <i>total use area</i> of the existing use by less than 50m² requiring:</p> <p>(a) no building work; or (b) <i>minor building work.</i></p>	<ul style="list-style-type: none"> • Rural activities code • Parking, access and loading code • Landscaping code • Engineering works and services code • Excavation and filling code
	<ul style="list-style-type: none"> • <i>Cropping</i> • <i>Roadside stall</i> <p>If goods displayed for sale are limited to those produced on site</p>	
	<ul style="list-style-type: none"> • <i>Home based business</i> <p>If not involving an <i>Industry activity.</i></p>	<ul style="list-style-type: none"> • Home based business code • Parking, access and loading code • Landscaping code • Engineering works and services code • Excavation and filling code
	<ul style="list-style-type: none"> • <i>Relocatable home park</i> • <i>Tourist park</i> <p>If: expanding the total use area of the existing use by less than 50m² requiring:</p> <p>(a) no building work or <i>minor building work</i>; and (b) the expansion is only to the office or amenity buildings.</p>	<ul style="list-style-type: none"> • Relocatable home park and tourist park code • Parking, access and loading code • Landscaping code • Engineering works and services code • Excavation and filling code
Code assessment	<ul style="list-style-type: none"> • <i>Caretakers accommodation</i> 	<ul style="list-style-type: none"> • Rural zone code • Residential activities Code • Parking, access and loading code • Landscaping code • Excavation and filling code

Table 5.5.13—Rural zone

Categories of development and assessment	Use	Assessment benchmarks for assessable development and requirements for accepted development
		<ul style="list-style-type: none"> • Water quality code (if applicable) • Engineering works and services code
	<ul style="list-style-type: none"> • <i>Veterinary services</i> 	<ul style="list-style-type: none"> • Rural zone code • Centre and entertainment activities code • Landscaping code • Parking, access and loading code • Engineering works and services code • Water quality code (if applicable) • Excavation and filling code
	<ul style="list-style-type: none"> • <i>Extractive industry</i> • <i>Landing</i> • <i>Substation</i> 	<ul style="list-style-type: none"> • Rural zone code • Industry and infrastructure activities code • Landscaping code • Parking, access and loading code • Engineering works and services code • Water quality code (if applicable) • Excavation and filling code
	<ul style="list-style-type: none"> • <i>Intensive animal industry</i> • <i>Intensive horticulture</i> • <i>Permanent plantation</i> • <i>Roadside stall</i> • <i>Rural industry</i> • <i>Wholesale nursery</i> 	<ul style="list-style-type: none"> • Rural zone code • Rural activities code • Landscaping code • Parking, access and loading code • Engineering works and services code • Water quality code (if applicable) • Excavation and filling code
	<ul style="list-style-type: none"> • <i>Winery</i> <p>If not open to the public.</p>	<ul style="list-style-type: none"> • Rural zone code • Rural activities code • Landscaping code • Parking, access and loading code • Engineering works and services code • Water quality code (if applicable) • Excavation and filling code
	<ul style="list-style-type: none"> • <i>Home based business</i> <p>If involving an <i>Industry activity</i>.</p>	<ul style="list-style-type: none"> • Rural zone code • Home based business code • Landscaping code • Parking, access and loading code • Engineering works and services code • Water quality code (if applicable) • Excavation and filling code
	<ul style="list-style-type: none"> • <i>Tourist park</i> 	<ul style="list-style-type: none"> • Rural zone code • Relocatable home park and tourist park code • Landscaping code • Parking, access and loading code

Table 5.5.13—Rural zone

Categories of development and assessment	Use	Assessment benchmarks for assessable development and requirements for accepted development
		<ul style="list-style-type: none"> • Engineering works and services code • Water quality code (if applicable) • Excavation and filling code
Impact assessment	<ul style="list-style-type: none"> • Any other use not listed in this table. • Any use listed in this table and not meeting the description listed in the use column. • Any other undefined use. 	<ul style="list-style-type: none"> • The planning scheme.

Editor's note—The above categories of development and assessment apply unless otherwise prescribed in the Regulation.

Table 5.5.14—Rural residential zone

Categories of development and assessment	Use	Assessment benchmarks for assessable development and requirements for accepted development
Accepted	<ul style="list-style-type: none"> • <i>Animal husbandry</i> • <i>Animal keeping</i> 	n/a
Accepted subject to requirements	<ul style="list-style-type: none"> • <i>Caretakers accommodation</i> <p>If expanding the total use area of an existing <i>caretakers accommodation</i> by less than 50m² requiring:</p> <p>(a) no building work; or (b) <i>minor building work</i>.</p>	<ul style="list-style-type: none"> • Residential activities code • Landscaping code • Parking, access and loading code • Engineering works and services code • Excavation and filling code
	<ul style="list-style-type: none"> • <i>Dual occupancy</i> • <i>Dwelling unit</i> <p>If</p> <p>(a) expanding the total use area of the existing use by less than 50m² requiring no building work or <i>minor building work</i>; and (b) The total number of <i>dwellings on-site</i> does not exceed two.</p>	
	<ul style="list-style-type: none"> • <i>Dwelling house</i> • <i>Environment facility</i> <p>If expanding the <i>total use area</i> of an existing <i>environment facility</i> use by less than 50m² requiring:</p> <p>(a) no building work; or (b) <i>minor building work</i>.</p>	<ul style="list-style-type: none"> • Community and recreation activities code • Parking, access and loading code • Landscaping code • Excavation and filling code • Engineering works and services code
	<ul style="list-style-type: none"> • <i>Park</i> 	
	<ul style="list-style-type: none"> • <i>Veterinary services</i> <p>If expanding the <i>total use area</i> of an existing <i>veterinary services</i> use by less than 50m² requiring:</p> <p>(a) no building work; or (b) <i>minor building work</i>.</p>	<ul style="list-style-type: none"> • Centre and entertainment activities code • Parking, access and loading code • Landscaping code • Excavation and filling code • Engineering works and services code
	<ul style="list-style-type: none"> • <i>Utility installation</i> <p>If for the distribution of local utility services and not involving bulk storage, generation and/or treatment.</p>	<ul style="list-style-type: none"> • Industry and infrastructure activities code • Parking, access and loading code • Landscaping code • Engineering works and services code • Excavation and filling code
	<ul style="list-style-type: none"> • <i>Cropping</i> <p>If not involving:</p> <p>(a) application of chemical pesticides, except by hand;</p>	<ul style="list-style-type: none"> • Rural activities code • Parking, access and loading code • Landscaping code

Table 5.5.14—Rural residential zone

Categories of development and assessment	Use	Assessment benchmarks for assessable development and requirements for accepted development
	<p>or (b) the use of agricultural pumps, motors or machinery between the hours of 6pm and 7am; or (c) the use of scare guns or hail cannon devices or other devices that may cause nuisance to neighbours.</p> <ul style="list-style-type: none"> • <i>Permanent plantation</i> <p>If expanding the <i>total use area</i> of an existing <i>permanent plantation</i> by less than 50m² requiring:</p> <p>(a) no building work; or (b) <i>minor building work</i>.</p> <ul style="list-style-type: none"> • <i>Roadside stall</i> <p>If goods displayed are limited to those produced on site.</p> <ul style="list-style-type: none"> • <i>Home based business</i> <p>If not involving an <i>Industry activity</i>.</p>	<ul style="list-style-type: none"> • Engineering works and services code • Excavation and filling code • Home based business code • Parking, access and loading code • Landscaping code • Engineering works and services code • Excavation and filling code
Code assessment	<ul style="list-style-type: none"> • <i>Caretakers accommodation</i> • <i>Dual occupancy</i> • <i>Dwelling unit</i> <p>If the total number of <i>dwellings on-site</i> does not exceed two.</p> <ul style="list-style-type: none"> • Cropping <p>If subordinate to the use of the <i>site for residential activities</i>.</p> <ul style="list-style-type: none"> • Roadside stall 	<ul style="list-style-type: none"> • Rural residential zone code • Residential activities code • Parking, access and loading code • Landscaping code • Excavation and filling code • Water quality code (if applicable) • Engineering works and services code • Rural residential zone code • Rural activities code • Landscaping code • Parking, access and loading code • Engineering works and services code • Water quality code (if applicable) • Excavation and filling code

Table 5.5.14—Rural residential zone

Categories of development and assessment	Use	Assessment benchmarks for assessable development and requirements for accepted development
Impact assessment	<ul style="list-style-type: none"> • Any other use not listed in this table. • Any use listed in this table and not meeting the description listed in the use column. • Any other undefined use. 	<ul style="list-style-type: none"> • The planning scheme.

Editor's note—The above categories of development and assessment apply unless otherwise prescribed in the Regulation.

Table 5.5.15 – Special purpose zone

Categories of development and assessment	Use	Assessment benchmarks for assessable development and requirements for accepted development
<p>Accepted subject to requirements</p>	<ul style="list-style-type: none"> • <i>Caretakers accommodation</i> 	<ul style="list-style-type: none"> • Residential activities Code • Landscaping code • Parking, access and loading code • Engineering works and services code • Excavation and filling code
	<ul style="list-style-type: none"> • <i>Park</i> 	<ul style="list-style-type: none"> • Community and recreation activities code • Parking, access and loading code • Landscaping code • Excavation and filling code • Engineering works and services code
	<ul style="list-style-type: none"> • <i>Air services</i> <p>If expanding the <i>total use area</i> of an existing <i>air services</i> use requiring:</p> <p>(a) no building work; or (b) building work where the floor area is less than 100m².</p>	<ul style="list-style-type: none"> • Industry and infrastructure activities code • Parking, access and loading code • Landscaping code • Engineering works and services code • Excavation and filling code
	<ul style="list-style-type: none"> • <i>High impact industry</i> <p>If for the purpose of the Mount Isa City Council landfill facility.</p> <ul style="list-style-type: none"> • <i>Substation</i> • <i>Utility installation</i> 	
<p>Code assessment</p>	<ul style="list-style-type: none"> • <i>Air services</i> 	<ul style="list-style-type: none"> • Special purpose zone code • Industry and infrastructure activities code • Parking, access and loading code • Landscaping code • Excavation and filling code • Water quality code (if applicable) • Engineering works and services code
<p>Impact assessment</p>	<ul style="list-style-type: none"> • Any other use not listed in this table. • Any use listed in this table and not meeting the description listed in the use column. • Any other undefined use. 	<ul style="list-style-type: none"> • The planning scheme.

Editor's note—The above categories of development and assessment apply unless otherwise prescribed in the Regulation.

Table 5.5.16—Township zone

Categories of development and assessment	Use	Assessment benchmarks for assessable development and requirements for accepted development
<p>Accepted subject to requirements</p>	<ul style="list-style-type: none"> • <i>Dual occupancy</i> <p>If located on a <i>site</i> with a minimum area of 700m².</p>	<ul style="list-style-type: none"> • Residential activities code • Landscaping code • Parking, access and loading code • Engineering works and services code • Excavation and filling code
	<ul style="list-style-type: none"> • <i>Dwelling house</i> • <i>Dwelling unit</i> <p>If:</p> <p>(a) located on a site with a minimum area of 600m²; and</p> <p>(b) contained within the same building as the non-residential use.</p>	
	<ul style="list-style-type: none"> • <i>Multiple dwelling</i> • <i>Residential care facility</i> • <i>Retirement facility</i> • <i>Rooming accommodation</i> <p>If expanding the <i>total use area</i> of the existing use by less than 50m² requiring:</p> <p>(a) no building work; or</p> <p>(b) <i>minor building work</i>.</p>	
	<ul style="list-style-type: none"> • <i>Sales office</i> <p>If a display <i>dwelling</i> in a residential development</p>	
	<ul style="list-style-type: none"> • <i>Child care centre</i> • <i>Community care centre</i> • <i>Community residence</i> • <i>Community use</i> • <i>Emergency services</i> • <i>Indoor sport and recreation</i> • <i>Outdoor sport and recreation</i> <p>If expanding the <i>total use area</i> of the existing use by less than 50m² requiring:</p> <p>(a) <i>no building work; or</i></p> <p>(b) <i>minor building work</i>.</p>	
	<ul style="list-style-type: none"> • <i>Educational establishment</i> <p>If expanding an existing <i>educational establishment</i> requiring:</p> <p>(a) no building work; or</p> <p>(b) building work where the total use area is less than 100m².</p>	
	<ul style="list-style-type: none"> • <i>Park</i> 	

Table 5.5.16—Township zone

Categories of development and assessment	Use	Assessment benchmarks for assessable development and requirements for accepted development
	<ul style="list-style-type: none"> • <i>Place of worship</i> <p>If expanding the <i>total use area</i> of an existing <i>place of worship</i> by less than 50m² requiring:</p> <p>(a) no building work or <i>minor building work</i>; and</p> <p>(b) the extension does not require the addition of more than five car parks pursuant to the Parking, access and loading code.</p>	
	<ul style="list-style-type: none"> • <i>Agricultural supplies store</i> • <i>Bar</i> • <i>Bulk landscape supplies store</i> • <i>Funeral parlour</i> • <i>Garden centre</i> • <i>Hardware and trade supplies</i> • <i>Health care services</i> • <i>Hotel</i> • <i>Office</i> • <i>Outdoor sales</i> • <i>Service station</i> • <i>Short term accommodation</i> • <i>Theatre</i> • <i>Veterinary services</i> <p>If expanding the <i>total use area</i> of the existing use by less than 50m² requiring:</p> <p>(a) no building work; or</p> <p>(b) minor building work.</p>	<ul style="list-style-type: none"> • Centre and entertainment activities code • Parking, access and loading code • Landscaping code • Excavation and filling code • Engineering works and services code
	<ul style="list-style-type: none"> • <i>Club</i> • <i>Function facility</i> <p>If expanding the <i>total use area</i> of the existing use by less than 50m² requiring:</p> <p>(a) no building work; or minor building work; and</p> <p>(b) the use does not require a liquor or gaming licence.</p>	
	<ul style="list-style-type: none"> • <i>Shop</i> • <i>Food and drink outlet</i> <p>If for a <i>site</i> with existing <i>centre and entertainment activities</i> and requiring:</p> <p>(a) no building work or <i>minor building work</i>; and</p>	

Table 5.5.16—Township zone

Categories of development and assessment	Use	Assessment benchmarks for assessable development and requirements for accepted development
	<p>(b) the use does not require a liquor licence.</p> <ul style="list-style-type: none"> • <i>Low impact industry</i> • <i>Service industry</i> • <i>Warehouse</i> <p>If expanding the <i>total use area</i> of the existing use by less than 50m² requiring:</p> <p>(a) no building work; or (b) <i>minor building work</i>.</p> <ul style="list-style-type: none"> • <i>Utility installation</i> <p>If for the distribution of local utility services and not involving bulk storage, generation and/or treatment.</p> <ul style="list-style-type: none"> • <i>Relocatable home park</i> • <i>Tourist park</i> <p>If expanding the <i>total use area</i> of the existing use by less than 50m² requiring:</p> <p>(a) no building work or <i>minor building work</i>; (b) the extension relates to office or amenities buildings only</p>	<ul style="list-style-type: none"> • Industry and infrastructure activities code • Parking, access and loading code • Landscaping code • Engineering works and services code • Excavation and filling code <ul style="list-style-type: none"> • Relocatable home park and tourist park code • Parking, access and loading code • Landscaping code • Engineering works and services code • Excavation and filling code
Code assessment	<ul style="list-style-type: none"> • <i>Dual occupancy</i> <p>If located on a <i>site</i> less than 700m²</p> <ul style="list-style-type: none"> • <i>Dwelling unit</i> • <i>Multiple dwelling</i> • <i>Residential care facility</i> • <i>Retirement facility</i> • <i>Rooming accommodation</i> <ul style="list-style-type: none"> • <i>Community residence</i> • <i>Community use</i> • <i>Educational establishment</i> • <i>Indoor sport and recreation</i> • <i>Outdoor sport and recreation</i> <ul style="list-style-type: none"> • <i>Agricultural supplies store</i> • <i>Bulk landscape supplies store</i> 	<ul style="list-style-type: none"> • Township zone code • Residential activities code • Parking, access and loading code • Landscaping code • Excavation and filling code • Water quality code (if applicable) • Engineering works and services code <ul style="list-style-type: none"> • Township zone code • Community and recreation activities code • Parking, access and loading code • Landscaping code • Excavation and filling code • Water quality code (if applicable) • Engineering works and services code <ul style="list-style-type: none"> • Township zone code

Table 5.5.16—Township zone

Categories of development and assessment	Use	Assessment benchmarks for assessable development and requirements for accepted development
	<ul style="list-style-type: none"> • <i>Garden centre</i> • <i>Hardware and trade supplies</i> • <i>Health care services</i> • <i>Office</i> • <i>Outdoor sales</i> • <i>Short term accommodation</i> • <i>Veterinary services</i> 	<ul style="list-style-type: none"> • Centre and entertainment activities code • Landscaping code • Parking, access and loading code • Engineering works and services code • Water quality code (if applicable) • Excavation and filling code
	<ul style="list-style-type: none"> • <i>Club</i> • <i>Food and drink outlet</i> • <i>Function facility</i> • <i>Shop</i> <p>Where the use does not require a liquor or gaming licence.</p>	
	<ul style="list-style-type: none"> • <i>Market</i> <p>If no new, or extensions to existing permanent buildings or structures are proposed.</p>	
	<ul style="list-style-type: none"> • <i>Low impact industry</i> • <i>Service industry</i> • <i>Utility station</i> 	<ul style="list-style-type: none"> • Township zone code • Industry and infrastructure activities code • Landscaping code • Parking, access and loading code • Engineering works and services code • Water quality code (if applicable) • Excavation and filling code
	<ul style="list-style-type: none"> • <i>Animal keeping</i> 	<ul style="list-style-type: none"> • Township zone code • Rural activities code • Landscaping code • Parking, access and loading code • Engineering works and services code • Water quality code (if applicable) • Excavation and filling code
	<ul style="list-style-type: none"> • <i>Home based business</i> <p>If not involving an <i>Industry activity</i>.</p>	<ul style="list-style-type: none"> • Township zone code • Home based business code • Landscaping code • Parking, access and loading code • Engineering works and services code • Water quality code (if applicable) • Excavation and filling code
	<ul style="list-style-type: none"> • <i>Tourist park</i> 	<ul style="list-style-type: none"> • Township zone code • Relocatable home park and tourist park code

Table 5.5.16—Township zone

Categories of development and assessment	Use	Assessment benchmarks for assessable development and requirements for accepted development
		<ul style="list-style-type: none"> • Landscaping code • Parking, access and loading code • Engineering works and services code • Water quality code (if applicable) • Excavation and filling code
Impact assessment	<ul style="list-style-type: none"> • Any other use not listed in this table. • Any use listed in this table and not meeting the description listed in the use column. • Any other undefined use. 	<ul style="list-style-type: none"> • The planning scheme.

Editor's note—The above categories of development and assessment apply unless otherwise prescribed in the Regulation.

5.6 Categories of development and assessment—Reconfiguring a lot

The following table identifies the categories of development and assessment for reconfiguring a lot.

Table 5.6.1 Categories of development and assessment—Reconfiguring a lot

Zone	Categories of development and assessment	Assessment benchmarks for assessable development
Low Density Residential	Code Assessment	
	Any lot created is equal to or greater than 700m ² .	Reconfiguring a lot code Low density residential zone code Engineering works and services code Water quality code (if applicable)
	Impact Assessment	
	Any lot created is less than 700m ² .	The planning scheme
Medium Density Residential	Code Assessment	
	If: (a) any corner lot created is equal to or greater than 500m ² ; or (b) any other lot created is equal to or greater than 600m ² .	Reconfiguring a lot code Medium density residential zone code Engineering works and services code Water quality code (if applicable)
	Impact Assessment	
	If: (a) any corner lot created is less than 500m ² ; or (b) any other lot created is less than 600m ² .	The planning scheme
Principal Centre	Code Assessment	
	Any lot created is equal to or greater than 800m ² .	Reconfiguring a lot code Principal centre zone code Engineering works and services code Water quality code (if applicable)
	Impact Assessment	
	Any lot created is less than 800m ² .	The planning scheme
Local Centre	Code Assessment	
	Any lot created is equal to or greater than 800m ² .	Reconfiguring a lot code Local centre zone code Engineering works and services code Water quality code (if applicable)
	Impact Assessment	
	Any lot created is less than 800m ² .	The planning scheme
Low Impact Industry	Code Assessment	
	Any lot created is equal to or greater than 1,000m ² .	Reconfiguring a lot code Low impact industry zone code Engineering works and services code Water quality code (if applicable)
	Impact Assessment	
	Any lot created is less than 1,000m ² .	The planning scheme
Medium Impact Industry	Code Assessment	
	Any lot created is equal to or greater than 4,000m ² .	Reconfiguring a lot code Medium impact industry zone code Engineering works and services code Water quality code (if applicable)
	Impact Assessment	

Table 5.6.1 Categories of development and assessment—Reconfiguring a lot

Zone	Categories of development and assessment	Assessment benchmarks for assessable development
	Any lot created is less than 4,000m ² .	The planning scheme
Special Industry	Code Assessment	
	Any lot created is equal to or greater than 1 hectare.	Reconfiguring a lot code Special industry zone code Engineering works and services code Water quality code (if applicable)
	Impact Assessment	
	Any lot created is less than 1 hectare.	The planning scheme
Environmental Management and Conservation Zone	Impact Assessment	
		Reconfiguring a lot code Environmental Management and Conservation zone code Engineering works and services code Water quality code (if applicable)
Open Space	Code Assessment	
		Reconfiguring a lot Code Open space zone code Engineering works and services code Water quality code (if applicable)
Sport and Recreation	Code Assessment	
		Reconfiguring a lot code Sport and recreation zone code Engineering works and services code Water quality code (if applicable)
Rural	Code Assessment	
	Any lot created is equal to or greater than 1,000 hectares.	Reconfiguring a lot code Rural zone code Engineering works and services code Water quality code (if applicable)
	Impact Assessment	
	Any lot created is less than 1,000 hectares.	The planning scheme
Rural Residential	Code Assessment	
	Any lot created is equal to or greater than 1 hectare.	Reconfiguring a lot code Rural residential zone code Engineering works and services code Water quality code (if applicable)
	Impact Assessment	
	Any lot created is less than 1 hectare.	The planning scheme
Community Facilities	Code Assessment	
		Reconfiguring a lot code Community facilities zone code Engineering works and services code Water quality code (if applicable)
Mixed Use	Code Assessment	
	Any lot created is equal to or greater than 800m ² .	Reconfiguring a lot Code Mixed Use Zone Code Engineering works and services code Water quality code (if applicable)
	Impact Assessment	
	Any lot created is less than 800m ² .	The planning scheme
Special Purpose	Code Assessment	
		Reconfiguring a lot Code Special purpose zone code Engineering works and services code Water quality code (if applicable)

Table 5.6.1 Categories of development and assessment—Reconfiguring a lot

Zone	Categories of development and assessment	Assessment benchmarks for assessable development
Township	Code Assessment	
	Any lot created is equal to or greater than 700m ² .	Reconfiguring a lot code Township zone code Engineering works and services code Water quality code (if applicable)
	Impact Assessment	
	Any lot created is less than 700m ² .	The planning scheme
Code Assessment		
<ul style="list-style-type: none"> • Any other Reconfiguring a lot not listed in this table • Any other Reconfiguring a lot listed in this table and not meeting description listed in the “Categories of development and assessment” column. 		

Editor’s note—The above categories of development and assessment apply unless otherwise prescribed in the Regulation.

5.7 Categories of development and assessment — Building work

The following table identifies the categories of development and assessment for building work regulated under the planning scheme.

Table 5.7.1 Categories of development and assessment—Building work

Zone	Categories of development and assessment	Assessment benchmarks for assessable development
Low density residential	Accepted subject to requirements	
	Construction of a Class 10a building (as defined by the Building Code of Australia).	Residential activities code (PO 22 and PO 23)
Medium density residential	Accepted subject to requirements	
	Construction of a Class 10a building (as defined by the Building Code of Australia).	Residential activities code (PO 22 and PO 23)
Township	Accepted subject to requirements	
	Construction of a Class 10a building (as defined by the Building Code of Australia).	Residential activities code (PO 22 and PO 23)
Accepted development		
Any other building work:		
(a) not listed in this table; or		
(b) listed in this table not meeting description listed in the “Categories of development and assessment” column.		
Except where located within the Major infrastructure overlay, Heritage overlay and Lake Moondarra environs overlay (Refer 5.10 Categories of development and assessment – Overlays)		

Editor’s note—The above categories of development and assessment apply unless otherwise prescribed in the Regulation.

5.8 Categories of development and assessment —Operational work

The following table identifies the categories of development and assessment for Operational work.

Table 5.8.1 Categories of development and assessment —Operational work

Zone	Categories of development and assessment	Assessment benchmarks for assessable development
All zones	Accepted development	
	Operational work involving filling and/or excavation where: <ul style="list-style-type: none"> (a) not within: <ul style="list-style-type: none"> (i) the Flood Hazard Overlay; or (ii) the Heritage Overlay; and (b) not: <ul style="list-style-type: none"> (i) changing the level of land by more than 1m; or (ii) involving cumulative excavation or filling exceeding 50m³. 	
	Operational work involving clearing vegetation, including vegetation to which the <i>Vegetation Management Act</i> applies where: <ul style="list-style-type: none"> (a) not within the Wetlands and waterway corridors Overlay; and (b) not within the Heritage overlay; and (c) not within the Biodiversity overlay. 	
	Operational works for carparking and vehicle circulation where the area of the car park and associated vehicle circulation area is less than 200m ² .	
	Operational work involving road works on an existing Local Government road if not associated with the Reconfiguring a lot or Material change of use.	

Table 5.8.1 Categories of development and assessment —Operational work

Zone	Categories of development and assessment	Assessment benchmarks for assessable development
	Placing an <i>advertising device</i> on a premises where: <ul style="list-style-type: none"> (a) the area of advertising device does not exceed: <ul style="list-style-type: none"> (i) 0.3 m² for an <i>advertising device</i> on a site if ancillary to and associated with a lawful use of a <i>home based business</i>; or (ii) 1.5m² otherwise; and (b) the advertising device is not illuminated; and (c) there are no other <i>advertising devices</i> on the site. 	
All zones	Accepted subject to requirements	
	Undertaking roadworks for a driveway crossover on a Local Government road.	Engineering works and services code
All zones	Code Assessment	
	Operational work involving excavation and/or filling where within the Flood hazard overlay .	Excavation and filling code Flood hazard overlay code
	Operational work involving excavation and/or filling where: <ul style="list-style-type: none"> (a) Within Bulk Water Corridor (25 metre buffer) as depicted in the Major infrastructure overlay. (b) Within 25 metres of a high-pressure gas pipeline as depicted in the Major infrastructure overlay. 	Excavation and filling code
	Operational work involving excavation and/or filling where: <ul style="list-style-type: none"> (a) changing the level of the land by more than 1m; or (b) involving cumulative excavation or filling greater than 50m³. 	Excavation and filling code
	Placing an <i>advertising device</i> on a <i>site</i> .	Advertising devices code
	Operational work involving roadworks on a Local Government road (except a driveway crossover) if associated with a Reconfiguring a lot or Material change of use.	Engineering works and services code
	All other Operational work associated with Reconfiguring a lot or a Material change of use if the <i>Sustainable Planning Regulation 2009 Schedule 18, Table 2</i> does not apply.	Engineering works and services code Water quality code (if applicable)
	Operational works for <i>urban purposes</i> involving waste water discharge.	Engineering works and services code Water quality code (if applicable)

Table 5.8.1 Categories of development and assessment —Operational work

Zone	Categories of development and assessment	Assessment benchmarks for assessable development
Impact Assessment		
<ul style="list-style-type: none"> • Any other Operational work not listed in this table. • Any other Operational work listed in this table and not meeting the description listed in the “Categories of development and assessment” column. 		

Editor’s note—The above categories of development and assessment apply unless otherwise prescribed in the Regulation.

5.9 Categories of development and assessment—Local plans

The following table identifies the categories of development and assessment in the Mount Isa Airport Local Plan.

Refer: Mount Isa Airport Local Plan Maps 1 and 2 (LP-01 to LP-02)

Table 5.9.1 Mount Isa Airport local plan: Material change of use

Zone	Categories of development and assessment	Assessment benchmarks for assessable development
If in the Mount Isa Airport local plan area		
<i>Air Services</i>	Accepted subject to requirements	
		Mount Isa Airport local plan code Industry and infrastructure activities code Parking, access and loading code Landscaping code Engineering works and services code Excavation and filling code
If in the Airport operations precinct		
<i>Bar</i>	Code assessment	
		Mount Isa Airport local plan code Centre and entertainment activities code Parking, access and loading code Landscaping code Engineering works and services code Water quality code (if applicable) Excavation and filling code
<i>Car wash</i>	Accepted subject to requirements	
		Mount Isa Airport local plan code Centre and entertainment activities code Parking, access and loading code Landscaping code Engineering works and services code Excavation and filling code
<i>Club</i>	Code assessment	
		Mount Isa Airport local plan code Centre and entertainment activities code Parking, access and loading code Landscaping code Engineering works and services code Water quality code (if applicable) Excavation and filling code
<i>Educational establishment</i>	Code assessment	
	Where related to the aviation industry	Mount Isa Airport local plan code Community and recreation activities code Parking, access and loading code Landscaping code Engineering works and services code Water quality code (if applicable) Excavation and filling code
<i>Emergency services</i>	Accepted subject to requirements	

Table 5.9.1 Mount Isa Airport local plan: Material change of use

Zone	Categories of development and assessment	Assessment benchmarks for assessable development
		Mount Isa Airport local plan code Community and recreation activities code Parking, access and loading code Landscaping code Engineering works and services code Excavation and filling code

Table 5.9.1 Mount Isa Airport local plan: Material change of use

Zone	Categories of development and assessment	Assessment benchmarks for assessable development
<i>Food and drink outlet</i>	Accepted subject to requirements	
	(a) Where part of an airport passenger terminal building; or (b) Where not part of the airport passenger terminal building and the total <i>gross floor area</i> of the use does not exceed 100m ² ; or (c) When no building works are required other than <i>minor building works</i> .	Mount Isa Airport local plan code Centre and entertainment activities code Parking, access and loading code Landscaping code Engineering works and services code Excavation and filling code
	Code assessment	
		Mount Isa Airport local plan code Centre and entertainment activities code Parking, access and loading code Landscaping code Engineering works and services code Water quality code (if applicable) Excavation and filling code
<i>Office</i>	Code assessment	
	(a) Where part of an airport passenger terminal building; and (b) When no building works are required other than <i>minor building works</i> ; and (c) Where ancillary to Aviation activities.	Mount Isa Airport local plan code Centre and entertainment activities code Parking, access and loading code Landscaping code Engineering works and services code Water quality code (if applicable) Excavation and filling code
	Accepted subject to requirements	
<i>Parking station</i>	Accepted subject to requirements	
		Mount Isa Airport local plan code Centre and entertainment activities code Parking, access and loading code Landscaping code Engineering works and services code Excavation and filling code

Table 5.9.1 Mount Isa Airport local plan: Material change of use

Zone	Categories of development and assessment	Assessment benchmarks for assessable development
<i>Shop</i>	Accepted subject to requirements	
	(a) Where part of an airport passenger terminal building; or (b) Where not part of the airport passenger terminal building and the total <i>gross floor area</i> of the use does not exceed 100m ² ; or (c) When no building works are required other than <i>minor building works</i> .	Mount Isa Airport local plan code Centre and entertainment activities code Parking, access and loading code Landscaping code Engineering works and services code Excavation and filling code
	Code assessment	
		Mount Isa Airport local plan code Centre and entertainment activities code Parking, access and loading code Landscaping code Engineering works and services code Water quality code (if applicable) Excavation and filling code
<i>Short-term accommodation</i>	Code assessment	
		Mount Isa Airport local plan code Centre and entertainment activities code Parking, access and loading code Landscaping code Engineering works and services code Water quality code (if applicable) Excavation and filling code
If in the Commercial and low impact industry precinct		
<i>Bulk landscape supplies</i>	Code assessment	
		Mount Isa Airport local plan code Centre and entertainment activities code Parking, access and loading code Landscaping code Engineering works and services code Water quality code (if applicable) Excavation and filling code
<i>Car wash</i>	Accepted subject to requirements	
		Mount Isa Airport local plan code Centre and entertainment activities code Parking, access and loading code Landscaping code Engineering works and services code Excavation and filling code
<i>Caretakers accommodation</i>	Accepted subject to requirements	
	Where total number of <i>Caretakers accommodation</i> in the Commercial and low impact industry precinct does not exceed one	Mount Isa Airport local plan code Residential activities code Parking, access and loading code Landscaping code Engineering works and services code Excavation and filling code
Code assessment		

Table 5.9.1 Mount Isa Airport local plan: Material change of use

Zone	Categories of development and assessment	Assessment benchmarks for assessable development
<i>Educational establishment</i>	Where related to the aviation industry	Mount Isa Airport local plan code Community and recreation activities code Parking, access and loading code Landscaping code Engineering works and services code

Table 5.9.1 Mount Isa Airport local plan: Material change of use

Zone	Categories of development and assessment	Assessment benchmarks for assessable development
<i>Emergency services</i>	Accepted subject to requirements	
		Mount Isa Airport local plan code Community and recreation activities code Parking, access and loading code Landscaping code Engineering works and services code Excavation and filling code
<i>Food and drink outlet</i>	Accepted subject to requirements	
	If the total <i>gross floor area</i> of the use does not exceed 100m ²	Mount Isa Airport local plan code Centre and entertainment activities code Parking, access and loading code Landscaping code Engineering works and services code Excavation and filling code
	Code assessment	
		Mount Isa Airport local plan code Centre and entertainment activities code Parking, access and loading code Landscaping code Engineering works and services code Water quality code (if applicable) Excavation and filling code
<i>Garden centre</i>	Code assessment	
		Mount Isa Airport local plan code Centre and entertainment activities code Parking, access and loading code Landscaping code Engineering works and services code
<i>Hardware and trade supplies</i>	Code assessment	
		Mount Isa Airport local plan code Centre and entertainment activities code Parking, access and loading code Landscaping code Engineering works and services code
<i>Low impact industry</i>	Accepted subject to requirements	
		Mount Isa Airport local plan code Industry and infrastructure activities code Parking, access and loading code Landscaping code Engineering works and services code Excavation and filling code
<i>Office</i>	Accepted subject to requirements	
		Mount Isa Airport local plan code Centre and entertainment activities code Parking, access and loading code Landscaping code Engineering works and services code Excavation and filling code
<i>Outdoor sales</i>	Code assessment	

Table 5.9.1 Mount Isa Airport local plan: Material change of use

Zone	Categories of development and assessment	Assessment benchmarks for assessable development
		Mount Isa Airport local plan code Centre and entertainment activities code Parking, access and loading code Landscaping code Engineering works and services code
<i>Parking station</i>	Accepted subject to requirements	
		Mount Isa Airport local plan code Centre and entertainment activities code Parking, access and loading code Landscaping code Engineering works and services code Excavation and filling code
<i>Service station</i>	Code assessment	
		Mount Isa Airport local plan code Centre and entertainment activities code Parking, access and loading code Landscaping code Engineering works and services code Excavation and filling code Water quality code (if applicable)
<i>Shop</i>	Accepted subject to requirements	
	(a) If no building work other than <i>minor building work</i> is required; and (b) The total <i>gross floor area</i> of the use does not exceed 100m ² .	Mount Isa Airport local plan code Centre and entertainment activities code Parking, access and loading code Landscaping code Engineering works and services code Excavation and filling code
	Code assessment	
		Mount Isa Airport local plan code Centre and entertainment activities code Parking, access and loading code Landscaping code Engineering works and services code Water quality code (if applicable) Excavation and filling code
<i>Short-term accommodation</i>	Code assessment	
		Mount Isa Airport local plan code Centre and entertainment activities code Parking, access and loading code Landscaping code Engineering works and services code Water quality code (if applicable) Excavation and filling code
<i>Transport depot</i>	Code assessment	
		Mount Isa Airport local plan code Industry and infrastructure activities code Parking, access and loading code Landscaping code Engineering works and services code
<i>Utility installation</i>	Accepted subject to requirements	

Table 5.9.1 Mount Isa Airport local plan: Material change of use

Zone	Categories of development and assessment	Assessment benchmarks for assessable development
		Mount Isa Airport local plan code Industry and infrastructure activities code Parking, access and loading code Landscaping code Engineering works and services code Excavation and filling code
<i>Warehouse</i>	Accepted subject to requirements	Mount Isa Airport local plan code Industry and infrastructure activities code Parking, access and loading code Landscaping code Engineering works and services code Excavation and filling code

Table 5.9.1 Mount Isa Airport local plan: Material change of use

Zone	Categories of development and assessment	Assessment benchmarks for assessable development
If in the Tourism and recreation precinct		
<i>Club</i>	Code assessment	
	(a) If no building work other than <i>minor building work</i> is required; and (b) The total <i>gross floor area</i> of the use does not exceed 100m ² .	Mount Isa Airport local plan code Centre and entertainment activities code Parking, access and loading code Landscaping code Engineering works and services code Water quality code (if applicable) Excavation and filling code
<i>Indoor sport recreation and entertainment</i>	Accepted subject to requirements	
	(a) If expanding an <i>Indoor sport recreation and entertainment</i> use requiring no building work other than <i>minor building work</i> ; and (b) The total <i>gross floor area</i> of the use does not exceed 100m ² .	Mount Isa Airport local plan code Community and recreation activities code Parking, access and loading code Landscaping code Engineering works and services code Excavation and filling code
	Code assessment	
	Mount Isa Airport local plan code Community and recreation activities code Parking, access and loading code Landscaping code Engineering works and services code Water quality code (if applicable) Excavation and filling code	
<i>Outdoor sport and recreation</i>	Code assessment	
		Mount Isa Airport local plan code Community and recreation activities code Parking, access and loading code Landscaping code Engineering works and services code Water quality code (if applicable) Excavation and filling code
<i>Tourist park</i>		Mount Isa Airport local plan code Centre and entertainment activities code Parking, access and loading code Landscaping code Engineering works and services code Water quality code (if applicable) Excavation and filling code
If in the Western airport precinct		
<i>Animal husbandry</i>	Code assessment	
		Mount Isa Airport local plan code Rural activities code Parking, access and loading code Landscaping code Engineering works and services code Water quality code (if applicable) Excavation and filling code
	Code assessment	

Table 5.9.1 Mount Isa Airport local plan: Material change of use

Zone	Categories of development and assessment	Assessment benchmarks for assessable development
<i>Renewable energy facility</i>		Mount Isa Airport local plan code Industry and infrastructure activities code Parking, access and loading code Landscaping code Engineering works and services code Water quality code (if applicable) Excavation and filling code

Table 5.9.1 Mount Isa Airport local plan: Material change of use

Zone	Categories of development and assessment	Assessment benchmarks for assessable development
Impact assessment		
<ul style="list-style-type: none"> • Any other use not listed in this table. • Any use listed in the table and not meeting description listed in the “Categories of development and assessment” column. • Any other undefined use. 		The planning scheme

Editor’s note—The above categories of development and assessment apply unless otherwise prescribed in the Regulation.

Table 5.9.2 Mount Isa Airport local plan: Reconfiguring a lot

Use	Categories of development and assessment	Assessment benchmarks for assessable development
All precincts	Code assessment	
		Mount Isa Airport local plan code Reconfiguring a lot code Engineering works and services code Water quality code (if applicable)

Editor’s note—The above categories of development and assessment apply unless otherwise prescribed in the Regulation.

5.10 Categories of development and assessment—Overlays

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

Table 5.10.1—Assessment criteria for overlays

Development	Categories of development and assessment	Assessment benchmarks for assessable development
<p>Airport environs overlay, refer: State Planning Policy (SPP) Interactive Mapping System</p> <p>Infrastructure: Strategic Airports and Aviation Facilities:</p> <ul style="list-style-type: none"> (a) ANEF Contours (ANEF 20-40) (b) Obstacle limitation surface contours (c) Obstacle limitation surface area (d) Airport public safety area (e) Light restriction zone (Zones A-D) (f) Lighting area buffer 6km (g) Wildlife hazard buffer zone (3,8 & 13 km) (h) Aviation facility 		
<p>Material change of use involving:</p> <ul style="list-style-type: none"> (a) residential activities (except rooming accommodation); or (b) educational establishment; or (c) child care centre; or (d) health care services; or (e) hospital; or (f) community use; or (g) place of worship <p>if within the 20 ANEF noise contour or greater as depicted in the Airport environs overlay.</p>	<p>Code assessment</p>	<p>Airport environs overlay code</p>
<p>Material change of use involving:</p> <ul style="list-style-type: none"> (a) rooming accommodation; or (b) short-term accommodation; or (c) hotel; or (d) office <p>If within the 25 ANEF noise contour or greater as depicted in the Airport environs overlay.</p>	<p>Code assessment</p>	<p>Airport environs overlay code</p>
<p>Material change of use involving:</p> <ul style="list-style-type: none"> (a) cropping (turf farm or fruit tree farm); or (b) intensive animal industry (piggery or poultry farm); or (c) aquaculture (fish processing/packing plant); or (d) animal husbandry (cattle /dairy farm); or (e) an environment facility (if involving a wetland); or (f) major sport, recreation and entertainment facility); or 	<p>Code assessment</p>	<p>Airport environs overlay code</p>

Table 5.10.1—Assessment criteria for overlays

Development	Categories of development and assessment	Assessment benchmarks for assessable development
<p>(g) <i>outdoor sport and recreation</i>; or (h) <i>park</i>; or (i) <i>low-impact industry</i> (food processing plant); or (j) <i>medium-impact industry</i> (food processing plant); or (k) <i>high-impact industry</i> (food processing plant); or (l) <i>utility instillation</i> (food/organic waste facility or putrescible waste facility (e.g. landfill transfer station))</p> <p>within a 13km radius of the airport runway as depicted in the Wildlife hazard buffer zone as depicted in the Airport environs overlay</p>		
<p>Material change of use and Operational works (other than for the purposes of <i>air services</i> if within a Light restriction zone as depicted in the Airport environs overlay).</p>	<p>No change where within the Mount Isa Airport Local Plan area.</p>	<p>Airport environs overlay code</p>
	<p>Code assessment where not within the Mount Isa Airport Local Plan area.</p>	<p>Airport environs overlay code</p>
<p>Material change of use and Operational works (other than for the purposes of <i>air services</i> if within an Airport Public Safety Area as depicted in the Airport environs overlay).</p>	<p>No change where within the Mount Isa Airport Local Plan area.</p>	<p>Airport environs overlay code</p>
	<p>Code assessment where not within the Mount Isa Airport Local Plan area.</p>	<p>Airport environs overlay code</p>
<p>Material change of use, Building work and Operational works (other than for the purposes of <i>air services</i> if within an Aviation Facility Area as depicted in the Airport environs overlay).</p>	<p>No change where within the Mount Isa Airport Local Plan area.</p>	<p>Airport environs overlay code</p>
	<p>Code assessment where not within the Mount Isa Airport Local Plan area.</p>	<p>Airport environs overlay code</p>
<p>Material change of use and Building work that encroach into the Obstacle Limitation Surface as depicted in the Airport environs overlay).</p>	<p>No change where within the Mount Isa Airport Local Plan area.</p>	<p>Airport environs overlay code</p>
	<p>Code assessment where not within the Mount Isa Airport Local Plan area.</p>	<p>Airport environs overlay code</p>
<p>Material change use of involving emissions that encroach into the Obstacle Limitation Surface as depicted in the Airport environs overlay).</p>	<p>No change where within the Mount Isa Airport Local Plan area.</p>	<p>Airport environs overlay code</p>
	<p>Code assessment where not within the Mount Isa Airport Local Plan area.</p>	<p>Airport environs overlay code</p>

Table 5.10.1—Assessment criteria for overlays

Development	Categories of development and assessment	Assessment benchmarks for assessable development
Biodiversity overlay, refer: State Planning Policy (SPP) Interactive Mapping System		
Environment and Heritage: Biodiversity: <ul style="list-style-type: none"> • MSES – Protected Areas (estate and nature refuge) • MSES – Wildlife Habitat • MSES - Regulated Vegetation (categories B, C and R) • MSES - Regulated Vegetation (essential habitat) 		
Material change of use involving building work	Code assessment	Biodiversity overlay code
Reconfiguration of a Lot	No change	Biodiversity overlay code
Operational work for filling or excavation	Code assessment	Biodiversity overlay code
Operational work for vegetation clearing	Code assessment	Biodiversity overlay code
Bushfire hazard overlay, refer: State Planning Policy (SPP) Interactive Mapping System		
Safety and Resilience to Hazards: Natural Hazards Risk and Resilience: <ul style="list-style-type: none"> • Very high potential bushfire intensity • High potential bushfire intensity • Medium potential bushfire intensity • Potential impact buffer 		
Material change of use involving building work	Code assessment	Bushfire hazard overlay code
Reconfiguration of a Lot	Code assessment	Bushfire hazard overlay code
Extractive resources overlay, refer: Extractive Resources Overlay Map 1 (OM-ER-01)		
Material change of use involving building work	Code assessment	Extractive resources overlay code
Reconfiguration of a Lot	No change	Extractive resources overlay code
Operational work for filling or excavation	No change	Extractive resources overlay code
Flood hazard overlay, refer:		
1. Flood Hazard Overlay Maps 1 to 7 (OM-FH-01 to OM-FH-07); and		
2. State Planning Policy (SPP) Interactive Mapping System		
Safety and Resilience to Hazards: Natural Hazards Risk and Resilience:		
<ul style="list-style-type: none"> • Flood hazard area - Level 1 – Queensland floodplain assessment overlay 		
Material change of use involving building work	Code assessment	Flood hazard overlay code
Reconfiguration of a lot	No change	Flood hazard overlay code
Operational works	Code assessment	Flood hazard overlay code
Heritage overlay, refer: Heritage Overlay Maps 1 to 4 (OM-H-01 to OM-H-04)		
Reconfiguring a lot	No change	Heritage overlay code
Building work if: <ul style="list-style-type: none"> (a) On a Local Heritage Place or Area as depicted in the Heritage overlay; and (b) Not associated with a material change of use 	Code assessment if the building work does not involve the demolition, relocation or removal, either in whole or in part of a Local Heritage Place.	Heritage overlay code

Table 5.10.1—Assessment criteria for overlays

Development	Categories of development and assessment	Assessment benchmarks for assessable development
	Impact assessment if the building work involves the demolition, relocation or removal, either in whole or in part of a Local Heritage Place.	Heritage overlay code
Building work if (a) Within the Heritage Buffer as depicted in the Heritage overlay; and (b) Not associated with a material change of use.	Code assessment	Heritage overlay code
Material change of use if: (a) Within a Local Heritage Place or Area as depicted in the Heritage overlay ; or (b) Within the Heritage Buffer as depicted in the Heritage overlay .	Code assessment if the change of use will not result in building work involving demolition, relocation or removal, either in whole or in part, of a Local Heritage Place.	Heritage overlay code
	Impact assessment if the change of use will result in building work involving demolition, relocation or removal, either in whole or in part of a Local Heritage Place.	Heritage overlay code
Operational work if: (a) on a Local Heritage Place or Area as depicted in the Heritage overlay ; and (b) involving excavating or filling exceeding 10m ³ ; or (c) Clearing vegetation that is considered significant to the Place (as per the reasons for heritage significance on the Mount Isa Local Heritage Register Place Card).	Code assessment	Heritage overlay code
Operational work involving placing an <i>advertising device</i> on premises if: (a) on a Local Heritage Place or Area as depicted in the Heritage overlay ; or (b) within the Heritage Buffer as depicted in the Heritage overlay .	Code assessment	Heritage overlay code
Lake Moondarra environs overlay, refer: Lake Moondarra Environs Overlay Map 1 (OM-LME-01)		
Material change of use involving building work	Code assessment	Lake Moondarra environs overlay code
Reconfiguration of a Lot	No change	Lake Moondarra environs overlay code

Table 5.10.1—Assessment criteria for overlays

Development	Categories of development and assessment	Assessment benchmarks for assessable development
Operational work for filling or excavation	Code assessment	Lake Moondarra environs overlay code
Building work other than <i>minor building work</i>	Code assessment	Lake Moondarra environs overlay code

Table 5.10.1—Assessment criteria for overlays

Development	Categories of development and assessment	Assessment benchmarks for assessable development
<p>Major Infrastructure overlay, refer:</p> <p>1. State Planning Policy (SPP) Interactive Mapping System</p> <p>(a) Infrastructure: Energy and Water Supply:</p> <ul style="list-style-type: none"> • Major electricity infrastructure (Ergon) • Electricity Substation (Ergon) <p>(b) Infrastructure: Transport Infrastructure:</p> <ul style="list-style-type: none"> • State controlled road • Future state controlled road • Railway corridor <p>(c) Economic Growth: Agriculture:</p> <ul style="list-style-type: none"> • Stock route network <p>(d) Information Purposes: Transport Infrastructure:</p> <ul style="list-style-type: none"> • Transport noise corridor – State controlled road (mandatory) • Transport noise corridor – State controlled road (voluntary) • Transport noise corridor – railway • <p>2. Major Infrastructure Overlay– Bulk Water Maps 1 to 3 (OM-BW-01 to OM-BW-03)</p> <p>3. High-pressure gas pipelines within Mount Isa as identified via: DNRM’s: MinesOnlineMaps at: https://www.business.qld.gov.au/industries/mining-energy-water/resources/minerals-coal/online-services/minesonlinemaps</p>		
<ul style="list-style-type: none"> • Material change of use; • Reconfiguration of a lot; • Operational works; and • Building work. <p>where:</p> <p>(a) Within 20 metres from Major electricity infrastructure as depicted in the Major infrastructure overlay; or</p> <p>(b) Adjoining or within Stock routes as depicted in the Major infrastructure overlay; or</p> <p>(c) Within 25 metres of a State transport infrastructure as depicted in the Major infrastructure overlay.</p> <p>(d) Within Transport noise corridors as depicted in the Major infrastructure overlay.</p> <p>(e) Within Bulk Water Corridor (25 metre buffer) as depicted in the Major infrastructure overlay.</p> <p>(f) Within 25 metres of a high-pressure gas pipeline as depicted in the Major infrastructure overlay.</p>	<p>No change</p>	<p>Major infrastructure overlay code</p>

Table 5.10.1—Assessment criteria for overlays

Development	Categories of development and assessment	Assessment benchmarks for assessable development
Scenic amenity overlay, refer: Scenic Amenity Overlay Maps 1 to 6 (OM-SA-01 to OM-SA-06)		
Material change of use	Material change of use	Material change of use
Reconfiguration of a Lot	Reconfiguration of a Lot	Reconfiguration of a Lot
Operational work for filling or excavation	Operational work for filling or excavation	Operational work for filling or excavation
Wetlands and waterway corridors overlay, refer: State Planning Policy (SPP) Interactive Mapping System <ul style="list-style-type: none"> • MSES – High Ecological Significance wetlands • MSES – High Ecological value waters (wetland) • MSES – High Ecological waters (watercourse) • MSES - Regulated Vegetation (intersecting a watercourse) 		
Material change of use involving building work if: (a) Within 25 metres from a wetland or waterway as depicted in Wetlands and Waterway Corridors Overlay ; or (b) Within 10 metres from the boundary of a property where this boundary is within 10 metres from wetland or waterway as depicted in Wetlands and Waterway Corridors Overlay .	Code assessment	Wetlands and waterway corridors overlay code
Reconfiguration of a Lot if: (a) Within 25 metres from a wetland or waterway as depicted in Wetlands and Waterway Corridors Overlay .	No change	Wetlands and waterway corridors overlay code

Table 5.10.1—Assessment criteria for overlays

Development	Categories of development and assessment	Assessment benchmarks for assessable development
Operational work for <ul style="list-style-type: none"> • filling or excavation; or • vegetation clearing if: <p>(a) Within 25 metres from a wetland or waterway as depicted in Wetlands and Waterway Corridors Overlay.</p>	Code assessment	Wetlands and waterway corridors overlay code

Note—Some overlays may only be included for information purposes. This should not change the level of assessment or assessment criteria in the planning scheme.