

Part 4—Tables of assessment

4.1 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, as well as any relevant requirements for accepted development.

4.2 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:
 - (d) a zone and, where used, a precinct of a zone
- (3) the assessment benchmarks for assessable development and requirements for accepted development, including:
 - (e) whether a zone code or specific provisions in the zone code apply (shown in the 'assessment benchmarks' column)
 - (f) any other applicable code(s) (shown in the 'assessment benchmarks' column)
- (4) any variation to the category of development or category of assessment (shown as an 'if' in the 'category of development and 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.

4.3 Categories of development and assessment

4.3.1 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
- (2) for all development, identify the zone or zone precinct that applies to the premises, by reference to the zone 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 cannot state is assessable development where the matters identified in the schedule are met.

- (4) determine if the development is prescribed as being assessable development under schedule 10 of the Regulation
- (5) if the development is not listed at Schedule 6 of the Regulation, determine the initial category of assessment by reference to the tables in:
 - (a) section 4.4 (Categories of development and assessment—Material change of use)
 - (b) section 4.5 (Categories of development and assessment—Reconfiguring a lot)

- (c) section 4.6 (Categories of development and assessment—Operational work)
- (d) section 4.7 (Categories of development and assessment—Building work)

4.3.2 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, the category of development or assessment for that aspect is the highest category under each of the applicable zones.
- (5) The category of development prescribed under 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.

- (6) Despite all 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.

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

The following rules apply in determining assessment benchmarks for each category of development and assessment:

- (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 4. 3.3(2) must:
 - (i) be assessed against the assessment benchmarks for the development application, limited to the subject matter of the required acceptable outcomes that were not complied with or were not capable of being complied with under sub-section 4. 3.3(2) ; and
 - (ii) comply with all required acceptable outcomes identified in sub-section 4.3.3(1) other than those mentioned in sub-section 4.3.3(2);
- (c) that complies with:
 - (i) the purpose and overall outcomes of the code complies with the code
 - (ii) the performance or acceptable outcomes comply 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.

4.4 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 4.4.1—Township zone

Use	Categories of development and assessment	Assessment benchmarks
Accepted development		
Commercial activities	If not in the Industrial precinct and: (a) involves the reuse of an existing building and no	

Use	Categories of development and assessment	Assessment benchmarks
	<p>external building work is proposed; or</p> <p>(b) involves the reuse of a local heritage place and requires no building or operational work in relation to it; or</p> <p>(c) the reuse of a local heritage place requiring building or operational work in relation to it and an exemption certificate has been granted by Boulia Shire Council; and</p> <p>(d) is not located in a flood hazard area on <u>Schedule 2 – Flood mapping.</u></p>	
Community activities	<p>If not in the Industrial precinct and:</p> <p>(a) involves the reuse of an existing building and no external building work is proposed; or</p> <p>(b) involves the reuse of a local heritage place and requires no building or operational work in relation to it; or</p> <p>(c) involves the reuse of a local heritage place requiring building or operational work in relation to it and an exemption certificate has been granted by Boulia Shire Council; and</p> <p>(d) is not located in a flood hazard area on <u>Schedule 2 – Flood mapping.</u></p>	
Dwelling House	<p>If:</p> <p>(a) not in the Industrial precinct;</p> <p>(b) not located in a flood hazard area on <u>Schedule 2 – Flood mapping;</u> and</p> <p>(c) not exceeding 8.5m in building height.</p>	<p>Editor's Note—The Queensland Development Code also applies to dwelling houses.</p>
Dwelling Unit	<p>If:</p> <p>(a) not in the Industrial precinct; and</p>	

Use	Categories of development and assessment	Assessment benchmarks
	(b) not located in the flood hazard area on <u>Schedule 2 – Flood mapping.</u>	
Emergency Services	If not located in a flood hazard area on <u>Schedule 2 – Flood mapping</u>	
Home-based business	If: (a) a maximum of 50m ² gross floor area; and (b) does not include bed and breakfast style accommodation; and (c) not located in a flood hazard area shown on <u>Schedule 2 – flood mapping</u> if involving building work.	
Major electricity infrastructure	If: (a) provided by a public sector entity or Boulia Shire Council; and (b) not located in the flood hazard area on <u>Schedule 2 – Flood mapping.</u>	
Market	If not in the Industrial precinct.	
Park		
Substation	If: (a) provided by a public sector entity or Boulia Shire Council; and (b) not located in a flood hazard area shown on <u>Schedule 2 – flood mapping.</u>	
Tourist Park	If: (a) provided by Boulia Shire Council; and (b) not located in a flood hazard area on <u>Schedule 2 – Flood mapping.</u>	
Utility installation	If: (a) provided by a public sector entity or Boulia Shire Council; and (b) not located in a flood hazard area shown on <u>Schedule 2 – Flood mapping</u> if involving	

Use	Categories of development and assessment	Assessment benchmarks
	water treatment plant or a waste management facility.	
Code assessment		
Agricultural supplies store	If located in the Industrial precinct.	General development code Township zone code
Caretaker's accommodation		General development code
Commercial activities	If: (a) not accepted development; (b) not in the Industrial precinct.	General development code Township zone code
Community activities	If not accepted development.	General development code Township zone code
Dual occupancy	If on a lot greater than 800m ² .	General development code Township zone code
Dwelling house	If not accepted development.	General development code
Dwelling unit	If not accepted development.	General development code Township zone code
Garden centre	If located in the Industrial precinct.	General development code Township zone code
Hardware and trade supplies	If located in the Industrial precinct.	General development code
Home-based business	If not accepted development.	General development code
Indoor sport and recreation	If located in the Industrial precinct.	General development code Township zone code
Low impact industry	If located in the Industrial precinct.	General development code
Major electricity infrastructure	If not accepted development.	General development code
Market	If not accepted development.	General development code Township zone code
Multiple dwelling	If on a lot greater than 1000m ² .	General development code Township zone code
Outdoor sales	If located in the Industrial precinct.	General development code Township zone code
Residential care facility	If: (a) not located in a flood hazard area shown on Schedule 2 – Flood Mapping ;	General development code Township zone code

Use	Categories of development and assessment	Assessment benchmarks
	(b) if not in the Industrial precinct; and (c) on a lot greater than 1000 m ²	
Retirement facility	If: (a) not located in a flood hazard area shown on <u>Schedule 2 – Flood Mapping</u> ; (b) if not in the Industrial precinct; and (c) on a lot greater than 1000 m ²	General development code Township zone code
Rooming accommodation	If: (a) not located in a flood hazard area shown on <u>Schedule 2 – Flood Mapping</u> ; (b) if not in the Industrial precinct; and (c) on a lot greater than 1000 m ²	General development code Township zone code
Service industry	If located in the Industrial precinct.	General development code
Service station	If located in the industrial precinct.	General development code Township zone code
Short-term accommodation	If: (a) the reuse of an existing dwelling or domestic outbuilding; (b) not in the Industrial precinct; (c) involves no external building work; and (d) the combined total number of residing guests does not exceed six (6).	General development code Township zone code
Substation	If not accepted development.	General development code
Telecommunications facility		General development code Township zone code
Transport depot	If located in the Industrial precinct.	General development code
Utility installation	If not accepted development.	General development code
Veterinary service		General development code Township zone code
Warehouse	If located in the Industrial precinct.	General development code
Impact assessment		

Use	Categories of development and assessment	Assessment benchmarks
<p>Any other use not listed in this table.</p> <p>Any use listed in this table and not meeting the requirements stated in the “Categories of development and assessment” column.</p> <p>Any other undefined use.</p>		The planning scheme

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

Table 4.4.3—Rural residential zone

Use	Categories of development and assessment	Assessment benchmarks
Accepted development		
Dwelling house	<p>If:</p> <p>(a) not located in a flood hazard area shown on Schedule 2 – flood mapping or a bushfire prone area on SPP mapping – Safety and Resilience to Hazards (Natural Hazards Risk and Resilience – Bushfire Prone Area); and</p> <p>(b) not exceeding 8.5m in building height.</p> <p>Editor’s note—Boulia Shire Council is using the state-wide interactive bushfire mapping as the mapping in their scheme and that the bushfire hazard shown in that mapping is deemed to be the Bushfire Prone Area in the scheme (so as to trigger the Building Code and AS3959-2009).</p>	Editor’s Note—The Queensland Development Code also applies to dwelling houses.
Emergency services	<p>If not located in a flood hazard area shown on Schedule 2 – Flood mapping or a bushfire prone area on SPP mapping – Safety and Resilience to Hazards (Natural Hazards Risk and Resilience – Bushfire Prone Area).</p>	
Home based business	If:	

	<ul style="list-style-type: none"> (a) does not include bed and breakfast style accommodation; and (b) not located in a flood hazard area shown on Schedule 2 – Flood mapping if involving building work. 	
Major electricity infrastructure	<p>If:</p> <ul style="list-style-type: none"> (a) provided by a public sector entity or Bouliia Shire Council; and (b) not located in a flood hazard area shown on Schedule 2 – Flood mapping or a bushfire prone area on SPP mapping – Safety and Resilience to Hazards (Natural Hazards Risk and Resilience – Bushfire Prone Area). 	
Park		
Roadside stall		Editor's Note—Separate approval is required from the Department of Transport and Main Roads for a Roadside Stall in the State-controlled road reserve under the <i>Transport Infrastructure Act 1994</i>
<p>Rural activities, excluding:</p> <ul style="list-style-type: none"> (a) animal husbandry (b) cropping (c) intensive animal industry (d) intensive horticulture (e) rural workers accommodation. <p>Editor's note – the keeping of animals is regulated under council's local law.</p>	<p>If not located in a flood hazard area on Schedule 2 – Flood mapping or a bushfire prone area on SPP mapping – Safety and Resilience to Hazards (Natural Hazards Risk and Resilience – Bushfire Prone Area).</p>	
Substation	<p>If:</p> <ul style="list-style-type: none"> (a) provided by a public sector entity or Bouliia Shire Council; and (b) not located in a flood hazard area shown on Schedule 2 – Flood mapping or a bushfire prone area on SPP mapping – Safety and Resilience to Hazards (Natural Hazards 	

	Risk and Resilience – Bushfire Prone Area).	
Utility installation	If: (a) provided by a public sector entity or Bouliā Shire council; and (b) not located in a flood hazard area shown on Schedule 2 – Flood mapping if involving water treatment plant or a waste management facility; or (c) a bushfire prone area on SPP mapping – Safety and Resilience to Hazards (Natural Hazards Risk and Resilience – Bushfire Prone Area) .	
Code assessment		
Dwelling house	If not accepted development.	General development code Rural residential zone code
Home-based business	If: (a) for bed and breakfast style accommodation; or (b) not otherwise accepted development.	General development code Rural residential zone code
Impact assessment		
Any other use not listed in this table. Any use listed in this table and not meeting the 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 4.4.3— Rural zone

Use	Categories of development and assessment	Assessment benchmarks
Category of development prescribed by Regulation – Accepted development subject to requirements		
Editor’s note—Section 16 and schedule 6 of the Regulation prohibit this planning scheme from stating that a material change of use for the stated use is assessable development in prescribed circumstances.		
Particular cropping (cropping involving	If complying with the requirements stated in schedule 13 of the Regulation.	

Use	Categories of development and assessment	Assessment benchmarks
forestry for wood production)	Editor's note—Where the development does not comply with the requirements stated in schedule 13 of the Regulation, the local government is able to regulate a material change of use, for this use, in this planning scheme. Refer to following content in this table.	
Accepted development		
Caretaker's accommodation	If: (a) activities, buildings/structures and works are not located within 200m of the high pressure gas pipeline identified on SPP mapping – Safety and Resilience to Hazards (Emissions and Hazardous Activities – High Pressure Gas Pipelines) ; and (b) not located in a flood hazard area shown on Schedule 2 – Flood mapping or a bushfire prone area on SPP mapping – Safety and Resilience to Hazards (Natural Hazards Risk and Resilience – Bushfire Prone Area) .	
Cemetery	If: (a) provided by on or behalf of Boulia Shire Council or public sector entity; and (b) activities, buildings/structures and works are not located within 200m of the high pressure gas pipeline identified on SPP mapping – Safety and Resilience to Hazards (Emissions and Hazardous Activities – High Pressure Gas Pipelines) .	
Dwelling House	If: (a) activities, buildings/structures and works are not located within 200m of the high pressure gas pipeline identified on SPP mapping – Safety and Resilience to Hazards	Editor's Note—The Queensland Development Code also applies to dwelling houses.

Use	Categories of development and assessment	Assessment benchmarks
	<p>(Emissions and Hazardous Activities – High Pressure Gas Pipelines); and</p> <p>(b) not located in a flood hazard on Schedule 2 – Flood mapping or a bushfire prone area on SPP mapping – Safety and Resilience to Hazards (Natural Hazards Risk and Resilience – Bushfire Prone Area); and</p> <p>(c) not exceeding 8.5m in building height.</p> <p>Editor’s note—Bouliia Shire Council is using the statewide interactive bushfire mapping as the mapping in their scheme and that the bushfire hazard shown in that mapping is deemed to be the Bushfire Prone Area in the scheme (so as to trigger the Building Code and AS3959-2009).</p>	
Emergency services	<p>If:</p> <p>(a) activities, buildings/structures and works are not located within 200m of the high pressure gas pipeline identified on SPP mapping – Safety and Resilience to Hazards (Emissions and Hazardous Activities – High Pressure Gas Pipelines); and</p> <p>(b) not located in a flood hazard on Schedule 2 – Flood mapping or a bushfire prone area on SPP mapping – Safety and Resilience to Hazards (Natural Hazards Risk and Resilience – Bushfire Prone Area)</p>	
Environment facility	<p>If:</p> <p>(a) provided by a public sector entity or Bouliia Shire Council; and</p> <p>(b) activities, buildings/structures and works are not located within 200m of the high pressure gas pipeline identified on SPP mapping – Safety and</p>	

Use	Categories of development and assessment	Assessment benchmarks
	Resilience to Hazards (Emissions and Hazardous Activities – High Pressure Gas Pipelines)	
Home-based business	If: (a) activities, buildings/structures and works are not located within 200m of the high pressure gas pipeline identified on SPP mapping – Safety and Resilience to Hazards (Emissions and Hazardous Activities – High Pressure Gas Pipelines) ; and (b) not involving bed and breakfast style accommodation in a flood hazard area shown on Schedule 2 – Flood mapping if involving building work.	
Major electricity infrastructure	If: (a) provided by a public sector entity or Bouliia Shire Council; and (b) activities, buildings/structures and works are not located within 200m of the high pressure gas pipeline identified on SPP mapping – Safety and Resilience to Hazards (Emissions and Hazardous Activities – High Pressure Gas Pipelines) .	
Outdoor sport and recreation	If: (a) provided by a public sector entity or Bouliia Shire Council; and (b) activities, buildings/structures and works are not located within 200m of the high pressure gas pipeline identified on SPP mapping – Safety and Resilience to Hazards (Emissions and Hazardous Activities – High Pressure Gas Pipelines) .	
Outstation	If activities, buildings/structures and works are not located within	

Use	Categories of development and assessment	Assessment benchmarks
	200m of the high pressure gas pipeline identified on SPP mapping – Safety and Resilience to Hazards (Emissions and Hazardous Activities – High Pressure Gas Pipelines) .	
Park	If activities, buildings/structures and works are not located within 200m of the high pressure gas pipeline identified on SPP mapping – Safety and Resilience to Hazards (Emissions and Hazardous Activities – High Pressure Gas Pipelines) .	
Permanent Plantation	If: (a) activities, buildings/structures and works are not located within 200m of the high pressure gas pipeline identified on SPP mapping – Safety and Resilience to Hazards (Emissions and Hazardous Activities – High Pressure Gas Pipelines) ; and (b) not located in an 'Important agricultural area', or 'Stock route network' mapped on SPP mapping – Economic Growth (Agriculture) .	
Roadside stall	If activities, buildings/structures and works are not located within 200m of the high pressure gas pipeline identified on SPP mapping – Safety and Resilience to Hazards (Emissions and Hazardous Activities – High Pressure Gas Pipelines) . Editor's note—Separate approval is required from the Department of Transport and Main Roads for a Roadside Stall in the State-controlled road reserve under the <i>Transport Infrastructure Act 1994</i> .	
Rural activities, excluding: (a) Intensive animal industry; and	If: (a) activities, buildings/structures and works are not located within 200m of the high	

Use	Categories of development and assessment	Assessment benchmarks
(b) Rural workers accommodation	<p>pressure gas pipeline identified on SPP mapping – Safety and Resilience to Hazards (Emissions and Hazardous Activities – High Pressure Gas Pipelines); and</p> <p>(b) not cropping involving forestry for wood production.</p>	
Rural workers accommodation	<p>If:</p> <p>(a) activities, buildings/structures and works are not located within 200m of the high pressure gas pipeline identified on SPP mapping – Safety and Resilience to Hazards (Emissions and Hazardous Activities – High Pressure Gas Pipelines); and</p> <p>(b) not located in a flood hazard area shown on Schedule 2 – Flood mapping or a bushfire prone area on SPP mapping – Safety and Resilience to Hazards (Natural Hazards Risk and Resilience – Bushfire Prone Area)</p>	
Short-term accommodation	<p>If:</p> <p>(a) involving farm stay style accommodation;</p> <p>(b) no more than five cabins;</p> <p>(c) activities, buildings/structures and works are not located within 200m of the high pressure gas pipeline identified on SPP mapping – Safety and Resilience to Hazards (Emissions and Hazardous Activities – High Pressure Gas Pipelines); and</p> <p>(d) not located in a flood hazard area shown on Schedule 2 – Flood mapping or a bushfire prone area on SPP mapping – Safety and Resilience to Hazards (Natural Hazards Risk and Resilience – Bushfire Prone Area).</p>	
Substation	If:	

Use	Categories of development and assessment	Assessment benchmarks
	<ul style="list-style-type: none"> (a) provided by a public sector entity or Bouliā Shire Council; (b) activities, buildings/structures and works are not located within 200m of the high pressure gas pipeline identified on SPP mapping – Safety and Resilience to Hazards (Emissions and Hazardous Activities – High Pressure Gas Pipelines); and (c) not located in a flood hazard area shown on Schedule 2 – flood mapping or a bushfire prone area on SPP mapping – Safety and Resilience to Hazards (Natural Hazards Risk and Resilience – Bushfire Prone Area). 	
Telecommunications facility	<p>If activities, buildings/structures and works are not located within 200m of the high pressure gas pipeline identified on SPP mapping – Safety and Resilience to Hazards (Emissions and Hazardous Activities – High Pressure Gas Pipelines).</p>	
Tourist park	<p>If:</p> <ul style="list-style-type: none"> (a) provided by Bouliā Shire Council; (b) activities, buildings/structures and works are not located within 200m of the high pressure gas pipeline identified on SPP mapping – Safety and Resilience to Hazards (Emissions and Hazardous Activities – High Pressure Gas Pipelines) and; (c) not located in a flood hazard area shown on Schedule 2 – Flood mapping or a bushfire prone area on SPP mapping – Safety and Resilience to Hazards (Natural Hazards Risk and Resilience – Bushfire Prone Area). 	
Utility installation	If:	

Use	Categories of development and assessment	Assessment benchmarks
	(a) provided by a public sector entity or Bouliā Shire Council; and (b) activities, buildings/structures and works are not located within 200m of the high pressure gas pipeline identified on SPP mapping – Safety and Resilience to Hazards (Emissions and Hazardous Activities – High Pressure Gas Pipelines) ; (c) not located in a flood hazard area shown on Schedule 2 – Flood mapping if involving water treatment plant or a waste management facility; and (d) not located in a bushfire prone area on SPP mapping – Safety and Resilience to Hazards (Natural Hazards Risk and Resilience – Bushfire Prone Area) .	
Code assessment		
Aquaculture		General development code Rural zone code
Caretaker's accommodation	If not accepted development.	General development code
Cemetery	If not accepted development.	General development code
Dwelling house	If not accepted development.	General development code
Educational establishment	If for: (a) Agricultural training and education purposes; or (b) Aboriginal cultural training and education purposes.	General development code Rural zone code
Environment facility	If not accepted development.	General development code Rural zone code
Home-based business	If not accepted development.	General development code Rural zone code
Major electricity infrastructure	If not accepted development.	General development code
Nature based tourism		General development code Rural zone code
Outdoor sport and recreation	If not accepted development.	General development code Rural zone code
Outstation	If not accepted development.	General development code

Use	Categories of development and assessment	Assessment benchmarks
Permanent plantation	If not accepted development.	General development code
Renewable energy facility	If not located in an 'important agricultural area' or 'stock route network' mapped on SPP mapping – Economic Growth (Agriculture) .	General development code Rural zone code
Roadside stall	If not accepted development.	General development code
Rural activities, excluding: (a) Intensive animal industry	If not accepted development.	General development code
Service station		General development code Rural zone code
Short-term accommodation	If not accepted development.	General development code
Substation	If not accepted development.	General development code
Telecommunications facility	If not accepted development.	General development code
Utility installation	If not accepted development.	General development code
Veterinary service		General development code
Impact assessment		
Any other use not listed in this table.		The planning scheme
Any use listed in this table and not meeting the requirements stated in the "Categories of development and assessment" column.		
Any other undefined use.		

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

Table 4.4.4—Recreation and open space zone

Use	Categories of development and assessment	Assessment benchmarks
Accepted development		
Emergency services	If not located in a flood hazard area on Schedule 2 – Flood mapping or a bushfire prone area on SPP mapping – Safety and Resilience to Hazards (Natural Hazards Risk and Resilience – Bushfire Prone Area) .	
Environment facility	If provided by a public sector entity or Boulia Shire Council.	

Major electricity infrastructure	If provided by a public sector entity or Boulia Shire Council.	
Outdoor sport and recreation	If provided by a public sector entity or Boulia Shire Council.	
Park		
Roadside stall	Editor's note—Separate approval is required from the Department of Transport and Main Roads for a Roadside Stall in the State-controlled road reserve under the <i>Transport Infrastructure Act 1994</i> .	
Substation	If: (a) provided by a public sector entity or Boulia Shire Council; and (b) not located in a flood hazard area shown on Schedule 2 – Flood mapping .	
Tourist Park	If provided by Boulia Shire Council.	
Utility installation	If: (a) provided by a public sector entity or Boulia Shire Council; and (b) not located in a flood hazard area shown on Schedule 2 – Flood mapping if involving water treatment plant or a waste management facility.	
Code assessment		
Commercial activities if involving: (a) club; or (b) food and drink outlet		General development code
Major electricity infrastructure	If not accepted development.	General development code
Market		General development code
Outdoor sport and recreation	If not accepted development.	General development code
Substation	If not accepted development.	General development code
Telecommunications facility		General development code
Utility infrastructure	If not accepted development.	General development code
Impact assessment		

Any other use not listed in this table.	The planning scheme
Any use listed in this table and not meeting the description listed in the “Categories of development and assessment” column.	
Any other undefined use.	

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

4.5 Categories of development and assessment—Reconfiguring a lot

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

Table 4.5.1—Reconfiguring a lot

Zone	Categories of development and assessment	Assessment criteria
Code assessment		
Township zone Rural residential Rural zone Recreation and open space zone		Reconfiguration of a lot code General development code Applicable zone code

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

4.6 Categories of development and assessment—Operational work

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

Table 4.6.1—Operational work

Zone	Categories of development and assessment	Assessment benchmarks and requirements for accepted development
Code assessment		
All zones	If operational works (other than landscaping, vegetation clearing, filling or excavation) for the reconfiguration of a lot	Operational work code
	If operational works (other than landscaping, filling or	Operational work code

Zone	Categories of development and assessment	Assessment benchmarks and requirements for accepted development
	excavation) for a material change of use on a site with an area exceeding 2,000m ²	
	If filling and excavation: (a) within 1.5m of a lot boundary and exceeding a depth of 300mm; or (b) involving a depth or height exceeding 1m.	Operational work code
	If: (a) on a lot that is or contains a local heritage place identified in Table SC3.1–Local Heritage Places of Schedule 3 ; or (b) on a lot that shares a common boundary with another lot that is or contains a local heritage place identified in Table SC3.1–Local Heritage Places of Schedule 3 , unless no part of the lot is within 50m of a local heritage place.	PO25 of the General development code
All zones excluding the Rural zone	Filling and excavation within the flood hazard area shown on Schedule 2 – Flood mapping if: (a) filling greater than 150mm in height; or (b) filling or excavation of more than 10m ³ of material.	Operational works code
Accepted development		
Any other operational work not listed in this table.		

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

4.7 Categories of development and assessment—Building work

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

Table 4.7.1—Building work

Zone	Categories of development and assessment	Assessment benchmarks and requirements for accepted development
Code assessment		
All	If: (a) on a lot that is or contains a local heritage place identified in <u>Table SC3.1–Local Heritage Places of Schedule 3</u> ; or (b) on a lot that shares a common boundary with another lot that is or contains a local heritage place identified in <u>Table SC3.1–Local Heritage Places of Schedule 3</u> , unless no part of the lot is within 50m of a local heritage place.	PO25 of the General development code

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

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