CHARTERS TOWERS
REGIONAL COUNCIL

Charters Towers Regional Town Plan

PLANNING FOR A NEW WORLD

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Citation and commencement

This Town plan may be cited as the Charters Towers Regional Town plan.

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The commencement date for the Town plan was Monday 29 July 2019.

Amendments to the Town plan are included at Appendix 2.

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Part 1 About the Town plan

1.1 Introduction

(1) The Charters Towers Regional Town plan (Town plan) has been prepared in accordance with the *Planning Act 2016* (the Act) as a framework for managing development in a way that advances the purpose of the Act.

(2) The Town plan applies to the Town plan area of the Charters Towers Region including all premises, roads, internal waterways and interrelates with the surrounding local government areas illustrated on **Map 1 – Local government** Town plan **area and context.**

Editor's note—The boundaries of the local government area are described by the maps referred to within the *Local Government (Operations) Regulation 2010*.

Editor's note—State legislation may state that the Town plan does not apply to certain areas, e.g. strategic port land under the *Transport Infrastructure Act 1994* and State development areas.

Editor's note—The Town plan does not apply to Commonwealth Land, e.g. Department of Defence bases, training areas and ranges which are regulated under the *Defence Act 1901* (Commonwealth).

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Charters Towers Regional Town Plan Local Government Map

Local Government

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

DISCLAIMER

Based on or contains data provided by the State of Queensland (Department of Natural Resources and Mines) [2019]. In consideration of the State permitting use of this data you acknowledge and agree that the State gives no warranty in relation to the data (including accuracy, reliability, completeness, currency or suitability) and accepts no liability (including without limitation, liability in negligence) for any loss, damage or costs (including consequential damage) relating to any use of the data. Data must not be used for direct marketing or be used in breach of the privacy laws.

Cadastral boundaries as at June 2019 sourced from QSpatial.

Geocentric Datum of Australia (GDA94)

29/06/2019

Approx Scale @ A3 1:1,300,000

0 30 60

km

Local Goverment Map

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1.2 Town plan components

(1) The Town plan comprises the following components:

(a) about the Town plan
(b) state planning provisions
(c) the strategic framework
(d) the local government infrastructure plan
(e) tables of assessment
(f) the following zones and, where applicable, zone precincts specified in **Table 1.2.1 (Zones and zone precincts)** below.

Table 1.2.1—Zones and zone precincts

Zones and zone precincts
Residential zones category
(a) General residential zone
Centre zones category
(a) Centre zone
Industry zones category
(a) Industry zone (b) Industry investigation zone
Recreation zones category
(a) Recreation and open space zone
Environmental zones category
(a) Environmental management and conservation zone
Tourism zone category
(a) Minor tourism zone
Other zones category
(a) Community facilities zone (i) Hospital and health care services precinct (b) Emerging community zone (c) Rural zone (d) Rural residential zone (i) Environs precinct (ii) Hervey Range precinct (e) Special purpose zone, including: (i) Air services precinct (ii) Defence land precinct (iii) Saleyard precinct (f) Township zone

(g) there are no local plans
(h) the overlays specified in **Table 1.2.2 (Overlays)** below

Table 1.2.2—Overlays

Overlays
(a) Agricultural land overlay (b) Bushfire hazard overlay (c) Flood hazard overlay (d) Heritage overlay (e) Natural environment overlay (f) Regional infrastructure corridor overlay (g) Residential character overlay

(i) the development codes specified in **Table 1.2.3 (Development codes)** below

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Table 1.2.3—Development codes

Development codes
Use codes
(a) Extractive industry code (b) Home-based business code (c) Telecommunications facility use code
Other development codes
(a) Development works code (b) Landscaping code (c) Reconfiguring a lot code

(j) schedules and appendices

(2) The following Town plan policies specified in **Table 1.2.4 (Town plan policies)** below support the Town plan:

Table 1.2.4—Town plan policies

Town plan policies
Town plan policies relating to Part 7 (Overlay codes)
(a) Heritage Town plan policy (b) Natural hazards Town plan policy
Town plan policies relating to Part 8 (Other codes)
(a) Development works Town plan policy

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1.3 Interpretation

1.3.1 Definitions

(1) A term used in the Town plan has the meaning assigned to that term by one of the following:
   (a) the *Planning Act 2016* (the Act)
   (b) the *Planning Regulation 2017* (the Regulation)
   (c) the definitions in Schedule 1 (Definitions) of the Town plan
   (d) the *Acts Interpretation Act 1954*
   (e) the ordinary meaning where that term is not defined in any of the above.

(2) In the event a term has been assigned a meaning in more than one of the instruments listed in sub-section 1.3.1(1), the meaning contained in the instrument highest on the list will prevail.

(3) A reference in the Town plan to any act includes any regulation or instrument made under it, and where amended or replaced, if the context permits, means the amended or replaced act.

(4) A reference in the Town plan to a specific resource document or standard, means the latest version of the resource document or standard.

(5) A reference to a part, section, table or schedule is a reference to a part, section, table or schedule of the Town plan.

Editor's note–In accordance with section 16(3) of the Act the regulated requirements apply to this Town plan to the extent of any inconsistency with the Town plan.

1.3.2 Standard drawings, maps, notes, editor's notes and footnotes

(1) Standard drawings contained in codes or schedules are part of the Town plan.

(2) Maps provide information to support the outcomes and are part of the Town plan.

(3) Notes are identified by the title 'note' and are part of the Town plan.

(4) Editor's notes and footnotes are extrinsic material, as per the *Acts Interpretation Act 1954*, and are identified by the title 'editor's note' and 'footnote' and are provided to assist in the interpretation of the Town plan; they do not have the force of law.

Note–This is an example of a note.
Editor's note–This is an example of an editor's note.
Footnote[1]–See example at bottom of page.

1.3.3 Punctuation

(1) A word followed by ';' or ', and' is considered to be 'and'
(2) A word followed by '; or' means either or both options can apply.

1.3.4 Zones for roads, closed roads and reclaimed land

(1) The following applies to a road, closed road or reclaimed land in the Town plan area:

   (a) if adjoined on both sides by land in the same zone—the road, closed road or reclaimed land is in the same zone as the adjoining land;

[1] Footnote—this is an example of a footnote.

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(b) if adjoined on one side by land in a zone and adjoined on the other side by land in another zone—the road, closed road or reclaimed land is in the same zone as the adjoining land when measured from a point equidistant from the adjoining boundaries;
(c) if the road, closed road or reclaimed land is adjoined on one side only by land in a zone—the entire reclaimed land is in the same zone as the adjoining land;
(d) if the road, closed road or reclaimed land is covered by a zone then that zone applies.

Editor's note—The boundaries of the local government area are described by the maps referred to in the *Local Government Regulation 2012*.

1.4 Categories of development

(1) The categories of development under the Act are:

(a) accepted development

Editor's note—A development approval is not required for development that is accepted development. Under section 44(6)(a) of the Act, if a categorising instrument does not apply a category of development to a particular development, the development is accepted development. Schedule 7 of the Regulation also prescribes accepted development.

Editor's note—In this Town plan, some development is categorised as accepted, subject to meeting certain requirements. These requirements are identified in the tables of assessment and in the relevant codes.

(b) assessable development:
(i) code assessment
(ii) impact assessment

Editor's note—A development approval is required for assessable development. Schedules 9, 10 and 12 of the Regulation also prescribe assessable development.

(c) prohibited development.

Editor's note—A development application may not be made for prohibited development. The Regulation prescribes prohibited development.

(2) The Town plan states the category of development for certain types of development and specifies the category of assessment for assessable development in the Town plan area in Part 5 (Tables of assessment).

Editor's note—Section 43 of the Act identifies that a categorising instrument categorises development and specifies categories of assessment and may be a regulation or local categorising instrument. A local categorising instrument includes a Town plan, a TLPI or a variation approval.

1.5 Hierarchy of assessment benchmarks

(1) Where there is inconsistency between provisions in the Town plan, the following rules apply:

(a) the strategic framework prevails over all other components to the extent of the inconsistency for impact assessment;
(b) relevant codes as specified in schedules 6 and 10 of the Regulation prevail over all other components to the extent of the inconsistency;
(c) overlays prevail over all other components (other than the matters mentioned in (a) and (b)) to the extent of the inconsistency;
(d) zone codes prevail over use codes and other development codes to the extent of the inconsistency;
(e) provisions of Part 9 (Other plans) may override any of the above.

1.6 Building work regulated under the Town plan

(1) Section 17(b) of the Regulation identifies the assessment benchmarks for building work that a local planning instrument must not change the effect to the extent

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the building work is regulated under the building assessment provisions, unless permitted under the *Building Act 1975*.

(2) The building assessment provisions are listed in section 30 of the *Building Act 1975*.

Editor's note—The building assessment provisions are stated in section 30 of the *Building Act 1975* and are assessment benchmarks for the carrying out of building assessment work or building work that is accepted development subject to any requirements (see also section 31 of the *Building Act 1975*).

(3) This Town plan, through Part 5 (Tables of assessment), regulates building work in accordance with sections 32 and 33 of the *Building Act 1975*.

Editor's note—The *Building Act 1975* permits Town plans to:

- regulate, for the Building Code of Australia (BCA) or the Queensland Development Code (QDC), matters prescribed under a regulation under the *Building Act 1975* (section 32). These include variations to provisions contained in parts MP1.1, MP 1.2 and MP 1.3 of the QDC such as heights of buildings related to obstruction and overshadowing, siting and design of buildings to provide visual privacy and adequate sight lines, on site parking and outdoor living spaces. It may also regulate other matters, such as designating land liable to flooding, designating land as bushfire prone areas and transport noise corridors.
- deal with an aspect of, or matter related or incidental to building work prescribed under a regulation under section 32 of the *Building Act 1975.*
- specify alternative boundary clearances and site cover provisions for Class 1 and 10 structures under section 33 of the *Building Act 1975*.

Refer to schedule 9 of the Regulation to determine assessable development, the type of assessment and any referrals applying to the building work.

(4) There are no building assessment provisions in this Town plan.

Editor's note—A decision in relation to building work that is assessable development under the Town plan should only be issued as a preliminary approval. See section 83(b) of the *Building Act 1975*.

Editor's note—In a development application, the applicant may request a preliminary approval for building work. The decision on that development application can also be taken to be a referral agency's response under section 56 of the Act, for building work assessable against the *Building Act 1975*. The decision notice must state this.

1.7 Local government administrative matters

1.7.1 Temporary uses not assessable under this Town plan

(1) Council may determine that a temporary use that is unlikely to create a significant detrimental impact on the amenity of nearby land is not a material change of use of premises and is therefore not development as defined under the Act. Such activities include, but are not necessarily limited to, the following:

(a) school fetes;
(b) travelling circuses;
(c) promotional activities;
(d) mobile food and drink trucks of no fixed location; and
(e) activities undertaken by a local government associated with infrastructure construction and maintenance.

Editor's note—While not assessable under the Town plan, a temporary use may need to address or adhere to local laws or subordinate local laws

1.7.2 Mining tenements

(1) The Act does not apply to development in mining tenements authorised under the *Mineral Resources Act 1989*, other than for administrating the development assessment process for the *Queensland Heritage Act 1992*, in relation to a Queensland heritage place.

(2) Details of the mining tenements are available from the Queensland Governments online maps.

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1.7.3 Other documents incorporated in the Town plan

(1) Table 1.7.3.1 (Overlay mapping in the State planning policy (SPP) interactive mapping system) identifies overlays or overlay elements depicted in the SPP interactive mapping system (plan making) that are referenced and incorporated in the Town plan.

Table 1.7.3.1—Overlay mapping in the SPP interactive mapping system

Overlay	SPP interactive mapping system reference
Agricultural land overlay	The following 'Agriculture' elements (mapped under the economic growth theme): (a) Agricultural Land Classification (ALC) Class A and Class B land; (b) Stock route network.
Bushfire hazard overlay	The following 'Natural hazards risk and resilience' elements (mapped under the 'Hazards and safety' theme): (a) medium, high and very high bushfire hazard areas.
Flood hazard overlay	The following 'Natural hazards risk and resilience' elements (mapped under the 'Hazards and safety' theme): (a) Flood hazard area (Queensland Reconstruction Authority level 1); (b) Flood hazard area (Queensland Reconstruction Authority level 2).
Natural environment overlay	The following 'biodiversity' elements (mapped under the 'Environment and heritage' theme): (a) Matters of State Environmental Significance (MSES).
Regional infrastructure overlay	(a) Major electricity infrastructure and electricity substations (mapped under the 'Infrastructure' theme, subsection 'Energy and water supply – major electricity infrastructure'); (b) State controlled road and railway corridors (mapped under the 'Infrastructure' theme, subsection 'State transport infrastructure'); (c) Bulk water storage infrastructure (operated by Sunwater), (mapped under the 'Infrastructure' theme, subsection 'Water infrastructure').

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Part 2 State planning provisions

2.1 State planning policy

The Minister has identified that the State planning policy July 2017 is integrated in the Town plan in the following ways:

State interests in the state planning policy appropriately integrated excluding Coastal environment and Strategic ports.

Editor's note–In accordance with section 8(4)(a) of the Act the State planning policy applies to the extent of any inconsistency.

2.2 Regional plan

There is currently no regional plan that applies to the Charters Towers local government area.

2.3 Regulated requirements

The regulated requirements prescribed in the Regulation are appropriately reflected in full in the Town plan.

Editor's note—Section 16(3) of the Act states that the contents prescribed by the Regulation apply instead of a local planning instrument, to the extent of any inconsistency.

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Part 3 Strategic framework

3.1 Preliminary

(1) The strategic framework sets the policy direction for the Town plan and forms the basis for ensuring appropriate development occurs in the Town plan area for the life of the Town plan.

(2) For the purpose of describing the policy direction for the Town plan, the strategic framework is structured in the following way:

- (a) the strategic intent;
- (b) the following five themes that collectively represent the policy intent of the scheme:
  - (i) a New World for economic development and tourism;
  - (ii) a New World for living, growing and aging in our communities;
  - (iii) a New World of sustainable infrastructure and services for our communities;
  - (iv) a New World protecting our heritage and natural resources; and
  - (v) a New World which is resilient to natural and other hazards.
- (c) the strategic theme outcomes proposed for development in the Town plan area for each theme;
- (d) the element(s) that refine and further describe the strategic theme outcome(s);
- (e) the specific outcomes sought for each element; and
- (f) the land-use strategies for achieving these outcomes.

(3) Although each theme has its own section, the strategic framework in its entirety represents the policy intent for the Town plan.

Editor's note—The strategic framework is taken to be the strategic outcomes for the purpose of section 16(1)(a) of the Act.

3.2 Strategic intent

3.2.1 Overview

(1) The Charters Towers Region is greater in size than Tasmania. Within this large area is a diverse array of land uses and activities influenced by geographic, climatic and economic conditions.

(2) The region is located in an area of strategic significance acting as a 'cyclone resilient' economic gateway between western Queensland and large coastal urban communities via major road and rail networks.

(3) The city of Charters Towers and Ravenswood were first established through the discovery of vast gold deposits in the late nineteenth century. This resulted in Charters Towers experiencing a gold rush boom driving major population and economic growth resulting in Charters Towers being known at the time as, 'The World'. A legacy of this prominent period are the numerous historic buildings and features throughout the town that celebrate and show the local cultural heritage of the past.

(4) Today gold mining[2] remains one of the major economic drivers with the Charters Towers region containing some of the largest gold deposits in Australia.

(5) The region has also experienced other periods of growth, such as the industrialised gold mining of the early 20th century and the influx of service

[2] Mineral or gas exploration and extraction activities and associated authorised activities are not regulated by the Charters Towers Regional Town Plan. These activities are regulated by the Queensland Government under a range of State legislation including the *Mineral Resources Act 1989* and the *State Development and Public Works Organisation Act 1971*.

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personnel during World War II which have contributed to the establishment of settlements and infrastructure which support the contemporary social and economic prosperity of the region.

(6) The region today is an agricultural powerhouse and is internationally recognised in the cattle industry. The H.M. Clarke Saleyards (Dalrymple Saleyards) is a regionally significant infrastructure facility supporting the region's cattle industry.

(7) Cropping and other rural industries occur extensively throughout the region's productive lands along with broad hectare grazing.

(8) Agricultural and grazing activities are influenced by access to water and climatic conditions resulting in innovative primary production activities and associated industries. The Burdekin River and its tributaries is vital 'natural infrastructure' supporting existing and future agriculture and associated activities.

(9) The Charters Towers urban area has evolved into a major inter-regional education and health care hub servicing a large catchment of north and north-west Queensland. There are three boarding (primary and secondary) and primary schools, a State high school and school of distance education that provide educational services to residents in town and to children from rural areas. The Charters Towers hospital offers a variety of in and outpatient health care and emergency services.

(10) Building on its locational attributes and access to major transport infrastructure, the Charters Towers urban area supports a thriving industry sector through significant industrial land supplies with diverse lot sizes and varying standards of infrastructure service.

(11) Townships such as Pentland and Greenvale and localities including Hervey Range and Belyando Crossing are located along the Flinders Highway, Gregory Developmental Road and Hervey Range Road. These function as important focal points for rural communities and cater for passing tourists and road freight.

(12) The Charters Towers urban area and its surrounding townships and localities are renown for a relaxed county lifestyle and rural character, ideal for the lifestyle needs of families and retirees. There is a range of community, recreation and entertainment facilities that promote community wellbeing. This is symbolised through events such as the Goldfield Ashes which is the largest amateur cricket carnival in the southern hemisphere.

(13) The Charters Towers region features many areas of natural and environmental value through numerous national parks along with part of the southern fringe of the Wet Tropics World Heritage Area in the Paluma Range National Park. These areas are popular tourist destinations including camping on the banks of Fletcher Creek.

(14) Many of the region's towns and settlements are over one hundred years old demonstrating a resilience to climatic, economic and societal changes.

(15) The region experiences levels of climatic variations that influence the extent of natural hazards such as flooding and bushfire in rural areas.

3.2.2 The New World in 2038

Whilst Charters Towers was often referred to as 'The World' at the height of the gold rush in the late nineteenth century, changes in economic conditions and technology in recent times has seen the region become more adaptable and progressive in the face of changing circumstances. The Town plan describes these characteristics as part of what is named, 'The New World' which looks towards the region of Charters Towers in 2038 and beyond.

(1) The New World of Charters Towers is made up of a prosperous and engaged regional community driven by traditional industries in the gold mining and rural sectors, new economic development, innovation opportunities and tourism. This

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regional mosaic is underpinned by infrastructure, services and sustainable development practices.

(2) The New World of the Charters Towers region has the following building blocks:

(a) a strong sense of place epitomised by an authentic country atmosphere and rewarding lifestyle;
(b) a network of strategically connected communities of different sizes that promote community wellbeing and regional identity;
(c) a celebrated history demonstrated though heritage buildings, monuments and well-known sporting traditions; and
(d) an abundance of natural resources that is maintained through sustainable land use practices in farming, renewable energy production and other forms of innovative development.

(3) Communities are made up of distinct and compact urban areas and townships that:

(a) are functional, well balanced, liveable and have a high level of amenity;
(b) support community interaction and active lifestyles for all age groups;
(c) provide housing choice and affordability across all lifecycle situations including renters, first home buyers, families, retirees and people with special needs;
(d) have an abundance of parkland, sporting fields, public spaces and tree lined streets; and
(e) display a built form character that compliments historical features of the region's urban areas and townships.

(4) The urban area of Charters Towers is a north and north-west Queensland centre for education and health care services including boarding schools, specialist training in contemporary agricultural practices and aged care facilities.

(5) Economic development outcomes maximise the strategic locational and physical attributes of the region to service regional, national and global markets and supply chains associated with mining, agriculture, rural enterprises, logistics and distribution.

(6) These strategic local and physical attributes include:

(a) the multi modal transport links of the Flinders Highway, Gregory Developmental Road and Mt Isa – Townsville rail corridor that converge in proximity to the urban centre of Charters Towers and connect to the Port of Townsville and beyond;
(b) the Charters Towers Airport providing a range of air services and other complimentary uses as part of a larger economic development area;
(c) the urban area of Charters Towers acting as an urban gateway supporting major mining activities in the region and further afield in the Galilee Basin;
(d) relatively unconstrained land and natural resources free from severe natural hazards and constraints including cyclones;
(e) excellent climatic conditions supporting rural production activities and renewable energy practices such as solar farming and bioenergy production; and
(f) a reliable water supply from the Burdekin River and its catchment.

(7) Entrepreneurial activities and innovation is encouraged where strategies that seek further economic diversification capitalise on the natural characteristics and competitive advantages of the region to support sustained prosperity.

(8) The Charters Towers region is adaptable, flexible and nimble in providing materials, services, energy and data networks to support new technologies, research, innovation and emerging economic opportunities.

(9) This ability to adapt in changing economic circumstances demonstrates the region's level of resilience to accommodate population and economic growth in its urban areas and townships.

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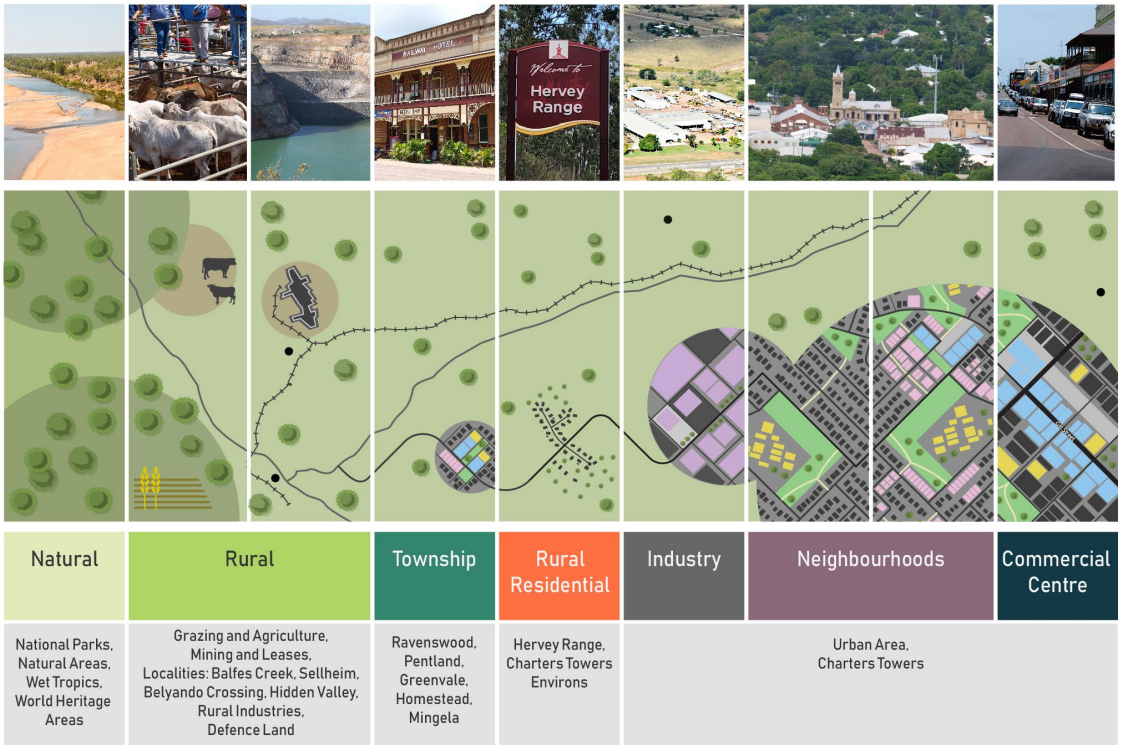
3.2.3 Places in the New World of the Charters Towers Region

Charters Towers is a large and diverse region which contains many distinct places that are all important in creating a vibrant and prosperous region. The Charters Towers places model is a visual summary of how land use and development is acknowledged and anticipated across the region within these distinct places, as illustrated in the model below:



Places	Description	Location in the region
Natural	Natural places will remain dominated by the natural environment through mostly undisturbed natural conditions containing high biodiversity and open space values. These places are inappropriate for urban development but could accommodate small scale tourism and other compatible uses where celebrating the natural environment and impacts can be suitably managed.	Various conservation reserves, national parks and adjoining natural landscapes across the region included in the Conservation and environmental management zone: White Mountain National Park, Great Basalt Wall National Park, Dalrymple National Park, Paluma Range National Park, Girringun National Park, part of Wet Tropics World Heritage Area.
Rural	Rural places consume the largest area throughout the region and are used primarily for agriculture, grazing and complementary tourism, agribusiness and rural activities. Other activities may be found in rural places where they are in keeping with the character,	Large land holdings in the Rural zone which surround the region's rural residential, township and urban areas. Localities (sometimes in the

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Places	Description	Location in the region
	amenity and natural resources of the area or are unable to be in urban areas due to scale and impacts. In some limited circumstances larger scale economic activities may be appropriate where this is not possible in urban areas. Rural places also contain small localities which provide low level community facilities, service hubs and tourist stopovers which act as a focal point for the surrounding rural and hinterland community. Mining and exploration activities occur in rural areas. These activities are not regulated by the Town plan but are regulated by the Queensland State Government under other legislation including the *Mineral Resources Act 1989*, the *Environmental Protection Act 1994* and the *State Development and Public Works Organisation Act 1971*. Integrated within the region's rural areas are extensive Defence Field Training Areas, which support the training of defence personnel for military operations.	Minor tourism zone) are dispersed across the rural areas such as Balfes Creek, Belyando Crossing, Sellheim and Hidden Valley.
Rural Residential	Rural residential places provide for residential development on large lifestyle lots in a rural setting. The keeping of small numbers of working and companion animals and hobby farming is expected in these areas along with some small-scale tourism uses in Hervey Range.	Rural residential zoned land in the Charters Towers fringe and environs areas and also Hervey Range.
Urban - Industry	Urban – Industry places are predominantly for industrial development and major economic activity. In addition to land in the Industry zone, there is extensive land identified in the Industry investigation zone to accommodate the future industrial growth needs of the region. These places have varying lot sizes and standards of infrastructure service consistent with their location and anticipated use.	Industry and Industry investigation zoned areas located within the Charters Towers urban area.
Urban - Neighbourhoods	Urban neighbourhoods accommodate the region's urban residential areas with a wide range of housing options such as houses, units and retirement facilities that cater for all lifecycle needs. Many houses display historical design features which reflect the heritage and character of these neighbourhoods. Within these areas	General residential zoned areas within the Charters Towers urban area.

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Places	Description	Location in the region
	there is sufficient capacity to accommodate the future urban growth of the region. Neighbourhoods are fully serviced to an urban standard and include some non-residential uses (community facilities, open space and sport and recreation).	
Urban – Commercial centre	The Central Business District of Charters Towers is the Urban - Commercial centre of the region. In addition to providing the convenience service needs of surrounding neighbourhoods, it also functions as a regional economic hub connecting into State wide, National and global markets. Centre activities include Shopping, offices, administration centres, medical and personal services, Food and drink outlets and hotels or other uses that provide a community focal point. Community services such as boarding schools and the regional hospital facility support a population catchment well beyond the urban area of Charters Towers. Buildings along Gill and Mosman Street date back to the gold mining boom of the late nineteenth century providing a unique heritage quality that defines the character of the commercial centre. Future development contributes to and reflects this historic character.	The Charters Towers Central Business District included within the Centre zone and major community facilities such as schools and the hospital within the Community facilities zone.
Townships	Townships service rural and hinterland communities, passing travellers and tourists where along major roads and highways. Townships support a diverse range of small rural, industry, service, tourist and other economic activities in compact and functioning communities.	Ravenswood, Pentland, Greenvale, Homestead and Mingela.

3.3 A New World for economic development and tourism

3.3.1 Strategic outcomes

3.3.1.1 A region for major economic activities, uses and opportunities

(1) The region has vast areas of largely unconstrained rural land that can support major economic activities and uses that cannot be appropriately accommodated within urban and township areas because of adverse impacts. The region has unique locational and transport characteristics with multi modal networks (major road and rail and a rural airport) converging in Charters Towers along with proximity to the Port of Townsville. In addition to other land consumptive uses, these characteristics are suitable for the establishment of a large scale freight and logistics supply hub for north Queensland.

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(2) Major economic activities and large industrial uses may be considered outside urban and township areas where:

(a) there is demonstrated need;
(b) the scale and size of the development means it cannot be feasibly located within existing industry or other urban zones;
(c) the impacts generated require separation from urban areas and sensitive land uses;
(d) these are in highly accessible locations that maximise road and rail freight corridors and other transport connections;
(e) these are supported by necessary infrastructure that provides for sufficient water and energy;
(f) these are free from flooding and other natural hazards;
(g) these avoid productive rural land;
(h) these amalgamate or co-locate with similar uses (where possible); and
(i) operational impacts such as effluent disposal and other forms of waste can be managed and mitigated to acceptable levels.

(3) The H.M. Clarke Saleyards (Dalrymple Saleyard) and Dalrymple Stadium are major economic assets associated with the beef industry. Uses undertaken in the Dalrymple Stadium (rodeos and associated events) are value adding activities that compliment and reinforce the saleyards as an economic node for the beef industry are supported where access and traffic can be managed appropriately.

3.3.1.2 Delivering thriving urban and township centres

(1) The region's urban and township centres provide a range of commercial, retail, professional, educational, administrative, community, entertainment, health and aged care, cultural, social activities that facilitate economic development and service community needs.

(2) The greatest concentration and intensity of these centre activities are located in the Centre zone of Charters Towers. This is a defined Central Business District following the 'high streets' of Gill Street (west of the railway crossing to the Mosman Street), Deane Street (between Hodgkinson Street and Ryan Street) and Mosman Street (from Towers Street to Jane Street). Development along these main streets:

(a) ensure active uses are situated at ground level; and
(b) reinforce the main street/historical character of the central business district.

(3) Commercial and centre activities are limited to the centre and Township zones.

(4) Urban, rural residential, township and rural areas support Home-based business activities which:

(a) are small scale and subordinate to the primary residential dwelling;
(b) do not compromise the viability of the region's centres and employment areas; and
(c) are low impact and compatible with the amenity and residential character of surrounding areas.

(5) Centre activities and buildings within the region's commercial centre and township areas:

(a) manage the interface between centre activities and adjoining residential activities;
(b) achieve a building height and size proportionate to surrounding historic buildings; and
(c) promote high quality centre design that creates safe places and highly accessible streets and public spaces.

(6) Centre activities and associated development within the urban centre of Charters Towers and the township area of Ravenswood is designed to integrate with the

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character of existing historic commercial buildings through awnings along prominent street frontages and complimentary facade treatments.

(7) Small scale centres such as along Church Street in Charters Towers are intended as convenience centres providing retail and Food and drink outlets to the surrounding area.

(8) Development associated with research and development for supporting and growing the agricultural, beef and industrial sectors is supported in appropriate locations that mitigate any amenity impacts on surrounding uses.

(9) Educational establishments such as schools and training facilities are appropriate within the urban area of Charters Towers where development:

(a) supports the needs of the local, regional and inter-regional community;
(b) is of a site area and configuration to comfortably accommodate necessary buildings, sporting facilities and open space areas;
(c) transitions in terms of building height and bulk to any surrounding sensitive land uses;
(d) is highly accessible and integrated and co-located with complementary uses where possible; and
(e) can accommodate and manage parking, traffic and access arrangements appropriately.

(10) Forms of Short-term accommodation and complementary tourist and entertainment activities promote and support the region's historic character, heritage, recreation and sporting traditions.

(11) Industry zoned land within the region's urban areas support a range of industrial activities compatible with the amenity of surrounding areas.

(12) Industrial development occurs in a range of small and large lots that reflect site area requirements for a range of industrial activities and development footprint needs.

(13) Commercial uses are not supported on Industry zoned land. Indoor sport and recreation uses are possible where utilising existing warehouses and sheds.

(14) Sensitive land uses do not encroach upon Industry zoned land.

(15) Industry investigation zoned land west of the H.M. Clarke Saleyards and Dalrymple Stadium has been identified to accommodate future industrial growth once existing industrial precincts reach capacity.

(16) Any development of Industry investigation zoned land:

(a) allows for the staging of development in line with the provision of necessary urban infrastructure and services;
(b) provides for a range of lot sizes suitable to respond to a diverse range of industrial activities;
(c) mitigates and minimises impacts on the natural terrain, natural environment and water quality;
(d) achieves the construction and post construction design objectives for stormwater management relevant to local climatic conditions;
(e) avoids risks to industrial activities from natural hazards; natural hazards and other hazards such as former mine shafts and contaminated land;
(f) ensures regional infrastructure networks and corridors are protected from inappropriate development; and
(g) provides for appropriate fire hydrant infrastructure and unimpeded access for emergency service vehicles to protect people, property and the environment.

3.3.1.3 Enabling a diverse rural economy

(1) The Charters Towers region has a strong, prosperous and diverse rural economy that services, local, state, national and global markets. It contains a mix of agricultural, animal husbandry and value-adding activities, such as agri-tourism

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and associated rural production uses. Land uses supporting these economic development outcomes in rural areas include grazing, cropping, horticulture, forestry, intensive animal industries, tourism and solar farms.

(2) A sustainable rural economy is supported by the retention of Rural zoned lots of a size sufficient to support economically viable farming activities where on productive rural land.

(3) Rural localities such as Sellheim, Hervey Range, Balfes Creek and Hidden Valley are small communities generally clustered around a community focal point with opportunities for small scale services and tourism uses.

(4) Cattle feedlots are a vital intensive animal industry use that supports growth in the sale and export of cattle. Sensitive land uses must be well separated from feedlots and other intensive rural industries in rural areas.

(5) Nature based tourism and agri-tourism provide a vital component of economic diversification in rural areas that take advantage of the region's natural resources, vibrant agricultural sector, scenic amenity and rural lifestyle. These tourism uses complement rural activities and rural scenic amenity.

(6) Short-stay tourism accommodation in rural areas may occur in the form of bed and breakfasts, farm stays, ecotourism cabins and camping, as well as larger scale tourist accommodation and function facilities.

(7) Tourism and recreation related development:

(a) has a limited building footprint;
(b) is compatible with surrounding land uses and rural character;
(c) does not aversely encroach on rural production activities;
(d) does not involve significant modification of the natural landform; and
(e) avoids or mitigates the impacts of natural hazards and environmental values.

(8) Tourism uses accessible from the Flinders Highway, Gregory Developmental Road and Hervey Range Road are supported where they do not adversely impact on the economy of the region's urban and township areas.

(9) Renewable energy facilities such as solar farms and bioenergy facilities are supported in rural areas where:

(a) the impacts on productive rural land and adjoining land uses can be avoided or mitigated; and
(b) in locations accessible to relevant infrastructure networks and supply chains.

3.4 A New World for living, growing and aging in our communities

3.4.1 Strategic outcomes

3.4.1.1 The region's urban, township and rural areas

(1) The urban centre of Charters Towers provides the highest level and range of urban housing and lifestyle choices along with important health, community and educational services for the region.

(2) Urban expansion does not extend beyond areas included within the following zones:

(a) General residential;
(b) Centre;
(c) Industry;
(d) Industry investigation;
(e) Emerging community;
(f) Community facilities;

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(g) Open space and recreation (where within the Charters Towers urban area);
(h) Special purpose (where urban infrastructure is within the Charters Towers urban centre).

(3) Building heights within the urban centre of Charters Towers is generally two storeys or in keeping with the height of existing buildings.

(4) Pentland, Homestead, Greenvale and Mingela support rural catchments with rural convenience and highway related services and facilities that service surrounding rural catchments, freight traffic and tourists.

(5) Ravenswood continues to function as a township that supports a local population employed mainly in gold mining activities, rural services and tourism related uses that reflect its gold mining history.

(6) Sellheim, Balfes Creek and Hidden Valley are smaller communities with limited services, community facilities and infrastructure. There is limited growth anticipated in these areas over the life of the Town plan.

(7) The Hervey Range community supports rural residential lifestyle options along with small scale tourism and health and wellbeing activities that focus on leverage off the unique natural setting and vistas of Hervey Range.

3.4.1.2 Providing housing choice and diversity across the lifecycle

(1) Existing urban areas within Charters Towers are the focus for the majority of housing growth through a mix of:

(a) infill development in the form of Dwelling houses, Dual occupancy, Multiple dwellings, community residence, residential care and retirement facilities in the General residential zone; and
(b) greenfield urban development in the Emerging community zone area.

(2) In addition to this, there are also housing options in the Rural residential zone surrounding the Charters Towers urban area.

(3) The urban centre of Charters Towers provides housing choice that supports aging in place along with accommodation for people requiring assistance with daily living needs. This is an essential part of the region's housing diversity particularly for elderly people as they transition from more traditional detached housing forms in rural, rural residential and urban areas into retirement and residential care facilities. These uses are situated in appropriate locations with proximity to health care services, parks, community facilities and convenience Shopping and recreation facilities.

(4) Infill development must compliment neighbourhood character, be oriented to the street and include design elements that reduce building bulk, minimise overlooking and overshadowing on adjoining properties and allow for sufficient area for vehicle parking and storage.

(5) The establishment of new urban residential areas does not occur outside the Emerging community zone.

(6) Development within the Emerging community zone:

(a) manages the timely conversion of non–urban land to urban purposes when necessary to meet community needs;
(b) allows for the staging of development in line with the provision of community infrastructure (including parks) and services;
(c) facilitates integration with existing and future urban development, having regard to movement networks, open space networks and accessibility to community infrastructure;
(d) provides accessibility for all modes of transport including pedestrian, cyclist and private motor vehicles;
(e) creates clear, direct pedestrian and cycle access to centres and local parks;
(f) provides for a range of housing types and associated lot sizes while avoiding large tracts of any one housing type;

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(g) increases residential densities in and around centres, along connector streets and close to parks and schools;
(h) includes provision for convenience level centres where there is demonstrated need and does not impact on the viability of the existing centres;
(i) locates community facilities including schools, where appropriate, requiring high levels of accessibility within or adjoining centres;
(j) mitigates and minimises impacts on the natural terrain, natural environment and water quality;
(k) achieves the construction and post construction design objectives for stormwater management relevant to local climatic conditions;
(l) avoids risks to future residents from natural hazards and other hazards such as former mine shafts and contaminated land;
(m) avoids impacts associated with the location of sensitive uses in proximity to hazardous land uses, major electricity, pump stations and substations;
(n) provides an open space network suitable for community needs;
(o) provides for the provision of telecommunication infrastructure; and
(p) provides for appropriate fire hydrant infrastructure and unimpeded access for emergency service vehicles to protect people, property and the environment.

(7) There is potential for small scale residential growth within the Township zone areas of Ravenswood, Pentland, Homestead, Mingela and Greenvale. This growth may change should mining or major economic projects demonstrate a need to establish within or in proximity to these townships. In such circumstances, further growth will be considered where development:

(a) demonstrates the utilisation of existing vacant land and housing capacity within the Township zone;
(b) provides infrastructure and services to support the necessary urban growth;
(c) is effectively integrated in terms of design and appearance with the existing settlement pattern; and
(d) avoids natural hazards, productive rural land and other constraints.

(8) Rural residential housing is limited to the Rural residential zone on lot sizes that can accommodate onsite treatment of effluent and provide transition to rural areas from urban areas. The extent of the Rural residential zone surrounding the Charters Towers urban area is a reflection of historical subdivision patterns that resulted in a mix of highly fragmented land and the absence of genuine rural activities in these areas. This consists of an inner ring of Rural residential parcels which have some level of water servicing and an outer ring known as the Environs precinct that accommodates larger Rural residential parcels with very limited servicing.

(9) No further Rural residential development is supported outside of land in the Rural residential zone surrounding the Charters Towers urban area and in Hervey Range.

(10) Diverse housing options are possible on Rural zoned properties to enable accommodation for multiple generations of families to live on farms in conjunction with farm-based employees. This includes Dwelling houses, Secondary dwellings, Caretaker's accommodation and Rural workers accommodation.

(11) Any non-resident workers accommodation is strictly limited to the construction phases of any mining or major economic projects. These temporary uses are construction camps which exist only during the construction phase of such developments and are decommissioned once construction is finished.

(12) The housing of operational employees of mining or major economic projects must be accommodated within the region's urban or township communities where the necessary services, facilities and infrastructure are already provided or

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can be augmented. Non-resident workforce accommodation servicing operational employees is not supported anywhere throughout region.

3.5 A New World of sustainable infrastructure & services for our communities

3.5.1 Strategic outcomes

3.5.1.1 General

(1) The following infrastructure types are provided, where relevant, to meet the needs of the community and support economic activities and businesses:

(a) Transport;
(b) Parkland;
(c) Recreation and community;
(d) Health facilities;
(e) Reticulated potable water and sewerage;
(f) Stormwater;
(g) Waste management; and
(h) Energy and telecommunications infrastructure.

(2) Development is located, coordinated and sequenced to ensure the orderly and cost-effective delivery of the full range of infrastructure and services required for functional and well-balanced communities. This includes the design, delivery and timing of parkland and open space, community facilities, transport infrastructure, energy, water and utility networks.

(3) Urban development and associated infrastructure does not extend beyond the land zoned for urban purposes within the Priority Infrastructure Area.

(4) Development minimises user demand and optimises available capacity of infrastructure networks.

(5) Infrastructure networks are designed to minimise adverse impacts on public health and safety, the visual character and amenity of the community, and the natural environment.

(6) Infrastructure networks are located and designed to avoid or minimise their exposure to natural and other hazards.

(7) Whole of life costs, including both establishment and ongoing operation and maintenance costs, are minimised.

(8) Urban development supplies non-trunk infrastructure networks that connect to external infrastructure networks in a manner that maintains the overall safety and efficiency of these networks.

(9) On site wastewater and water supply systems maintain human health and safety, the amenity of the immediate locality and minimise adverse impacts on water quality and the natural environment.

(10) Infrastructure corridors and sites are co-located wherever practicable to minimise impacts on landscapes, the natural environment and communities. The purpose of this is to utilise land and infrastructure efficiently.

3.5.1.2 Enhancing transport connectivity and infrastructure networks

(1) Infrastructure corridors and sites for transport, water supply, gas pipelines, sewerage, waste, energy and telecommunications are protected from development and hazards that would undermine their safe, efficient and unencumbered operation or expansion. Key infrastructure corridors and sites are shown on Overlay Map OM6.

(2) Within Charters Towers, a network of roads, walking and cycling paths provide access to places of employment, education, recreation, community services and

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other townships and localities across the region via the intra-regional road network.

(3) Development does not impact upon the safe and efficient operation of the transport network[3], airports and aviation facilities, and the rail network within the region.

(4) Development does not impact upon the safe and efficient operation of freight movement associated with:

(a) major roads such as the Flinders Highway, Gregory Developmental Road and Hervey Range Road; and
(b) the Mt Isa – Townsville rail network.

(5) Ribbon development is not supported along major regional transport links outside of the Centre zone.

(6) The Charters Towers airport is regionally significant infrastructure. A strategically recognised area has been identified which includes the airport facility and land for future development. Further feasibility work and master planning will be undertaken to investigate the establishment of regional economic activities and other air services activities that maximise the air, road and rail infrastructure networks within Charters Towers. Development does not:

(a) encroach on, or adversely impact upon the current and future safety, efficiency and operation of the Charters Towers Airport; and
(b) compromise the future development potential of this strategic precinct for regionally economic activities and uses with incompatible land uses.

3.5.1.3 Social, open space and recreational infrastructure that supports community health and wellbeing

(1) Residents and visitors have access to a network of well-located social infrastructure, open space and recreational facilities that meet community needs and promotes community interaction and a healthy lifestyle.

(2) Charters Towers hospital and health services facility is an important health infrastructure asset servicing the greater regional community. Development within the Charters Towers Hospital and health care services precinct reinforces the role of the hospital and also supports other allied health and medical support facilities including possible Short-term accommodation. Should the Charters Towers Hospital relocate to a larger site within the Charters Towers urban area, this precinct allows for infill residential development including townhouses and aged care facilities.

(3) Charters Towers has a concentration of internationally recognised primary, secondary and boarding school educational facilities servicing inter-regional rural and urban catchments beyond the local government boundary. Development within the urban area of Charters Towers complements these facilities through educational services and associated housing needs for students and staff.

(4) Community services and facilities along with civic and public spaces are concentrated in Charters Towers and the region's, townships and localities to enhance community life and interaction.

(5) Social infrastructure is designed to be multi-purpose, flexible and adaptable to respond to the changing and emerging needs of the community.

(6) Development within the Emerging community zone is provided with appropriate social, recreational and open space infrastructure from the initial stages of development.

(7) A network of open space and parkland provides for a diverse range of passive and active recreation activities to support active and healthy lifestyles and enhance the quality of urban and township environments.

[3] A road hierarchy is included on map AM1.

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(8) Development facilitates an open space network that is functional, interconnected and highly accessible from surrounding communities by walking and cycling.

(9) Sporting and other recreational facilities are:

(a) provided to cater for the sporting and recreational needs of local communities; and
(b) located and designed to minimise impacts on the amenity of the surrounding areas.

3.5.1.4 Managing waste efficiently

(1) Waste management infrastructure is provided and managed to maintain the health, wellbeing, amenity of the community and the natural environment, and to minimise visual and amenity impacts.

(2) Development provides for the safe and efficient storage and collection of waste and recyclable materials, commensurate with the type and amount of waste generated.

3.6 A New World protecting our heritage and natural resources

3.6.1 Strategic outcomes

3.6.1.1 Celebrating and preserving local cultural heritage

(1) The Charters Towers region has a rich history largely associated with Queensland's gold mining boom of the late nineteenth and early twentieth century and in World War II military activities. This is demonstrated by heritage buildings (particularly along Mosman and Gill Street), monuments and physical features located on Towers Hill and throughout the region.

(2) Development ensures these cultural heritage values of local significance as identified in the Heritage overlay map OM4 are:

(a) conserved and protected from inappropriate development for the enjoyment of present and future communities; and
(b) compatible with the cultural heritage significance of the place.

(3) The Residential character overlay identifies important streetscapes and gateways that ensure the appearance of Dwelling houses and Dual occupancy complement local cultural heritage places and enhance the unique streetscape character of neighbourhoods within the urban area of Charters Towers.

(4) Where an Indigenous Land Use Agreement (ILUA) is registered, the land use aspirations are recognised to achieve the outcomes of each ILUA.

(5) Carefully planned development of traditional lands contributes to the economic and social benefit of traditional owners.

(6) Development on, around or near land of cultural significance to traditional owners demonstrates a cultural heritage duty of care[4].

(7) Development does not diminish or adversely impact on places or values of cultural significance to traditional owners.[5]

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[4] The Department of Aboriginal and Torres Strait Islander Partnerships administer the Duty of care guidelines under the *Aboriginal Cultural Heritage Act 2003* which can be found on the Departments website.

[5] The region's traditional owners have deep historical and contemporary connections to the region and ongoing interest in the planning and management of land use across their traditional lands. Development that may impact upon matters of Aboriginal cultural heritage and Torres Strait Islander cultural heritage supports the requirements of the *Aboriginal Cultural Heritage Act 2013* and the *Torres Strait Islander Cultural Heritage Act 2003*.

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3.6.1.2 Productive rural lands and rural activities

(1) Rural land is abundant throughout the Charters Towers region, and various forms of rural production and associated activities are a major source of economic activity and employment.

(2) Reconfiguration of lots in the Rural zone avoids the fragmentation of rural land into lot sizes which do not support the long-term economic viability of agriculture and grazing enterprises.

(3) Reconfiguration of rural land will occur only where it has been demonstrated that the reconfiguration:

- (a) can support an ongoing and viable rural enterprise[6] on the land or is necessary to support a major economic or industrial use that is necessary to be located in a rural area[7]; and
- (b) will not impact on adjoining farming activities through the inclusion of sufficient buffers within the proposed allotments[8]; and
- (c) will not adversely impact upon productive rural land; and
- (d) will not adversely impact on infrastructure and services; and
- (e) will not adversely impact on extraction of resources by enabling encroachment of sensitive uses.

(4) Class A and B land that supports high value agricultural activities are protected from fragmentation and encroachment by sensitive land uses and other activities in rural areas such as extractive resource activities.

(5) Existing intensive animal industries, cropping and other larger scale and higher impacting activities are protected from encroachment by sensitive land uses.

(6) Intensive animal industries and other larger scale and higher impacting activities are not located where they would adversely impact on urban or rural residential areas or existing sensitive land uses established on rural land.

(7) The function, connectivity and pasture productivity of the stock route network, including reserves associated with the network (i.e. for camping and watering purposes) and existing pasturage rights are protected from development that comprise the use of the network and adjoining pasturage rights.

3.6.1.3 Extractive and mineral resources

(1) Mineral and other extractive natural resources are protected from encroachment by sensitive land uses that might prevent or constrain current or future operations.

(2) Extractive resource operations only occur where:

- (a) compatible with the intentions of the Rural zone and any overlays applying to the site;
- (b) impacts on visual amenity and the natural environment (including MSES and water quality) can be appropriately managed; and
- (c) the impacts from any noise, dust, light blasting or vibration on the safety and amenity of the surrounding area can be mitigated to an acceptable standard.

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[6] Viability can be demonstrated through a detailed business plan for the long-term viability of an agricultural enterprise on the new lot. This would include analysis of: the proposed agricultural land use and markets (market opportunities and competition, market prices and long-term trends); and all relevant costs including establishment costs, fixed operating costs, and variable input costs. Furthermore, soil capabilities, water availability and cost, climate and climate change, and infrastructure should also be considered. A suitably qualified professional is to prepare the detailed business plan in order to ensure the content of the plan is sufficiently detailed to inform decision making of both the applicant and the assessment manager.

[7] Refer to section 3.3.1.1(2).

[8] This should be cognisant of industry best practice, including risks to adjacent properties (eg. consideration of spray drift).

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(3) Resource extraction areas are progressively rehabilitated following extraction to restore the natural environment and to mitigate environmental impacts including impacts associated with dust.

3.6.1.4 Protecting biodiversity and water quality

(1) Development avoids significant impacts in areas identified as Matters of National Environmental Significance[9] such as the region's national parks and areas within the Wet Tropics World Heritage Area.

(2) Development avoids or minimises impacts on Matters of State Environmental Significance and maintains ecological processes and connectivity by minimising fragmentation. Where development results in a significant residual impact on these areas, the impacts are offset.[10]

(3) Development ensures impacts on local terrestrial and aquatic biodiversity values are avoided or minimised where they cannot be reasonably avoided across the entire region.

(4) Terrestrial and aquatic habitat areas are connected (where possible) to ensure the ongoing function of significant ecological processes.

(5) Development avoids the introduction or spread of pest plants and animals in the region.

(6) Development minimises disturbances to natural topography and avoids changes to natural waterways, their bed, banks and riparian vegetation.

(7) Urban stormwater is managed to mitigate impacts upon the region's waterways, water quality and aquatic ecosystems.

(8) The environmental values of the region's waterways are protected or enhanced, and development does not adversely impact on the quality of receiving waters, including waterways and wetlands.

(9) Development does not adversely impact upon water quality within the region's water supply catchments including the Burdekin River catchment.

3.7 A New World which is resilient to natural and other hazards

3.7.1 Strategic outcomes

3.7.1.1 All hazards

(1) The region is subject to some natural hazards such as bushfire, flooding and landslide along with other hazards such as former mine shafts, contaminated land and military training operations on defence land.

(2) Development does not materially increase the extent or severity of natural or other hazards or their impacts on people, property and the environment.

(3) Exposure of people and property to hazards is avoided, or where it is not possible to avoid the hazard, the risks are mitigated to an acceptable or tolerable level.

(4) The establishment of essential community infrastructure and services is located and designed to ensure functionality during and immediately after a natural hazard event.

(5) Development does not reduce the functions of landforms or vegetation in providing protection against natural hazards.

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[9] Consideration must be given to the requirements of the *Environment Protection and Biodiversity Conservation Act 1999*.

[10] Environmental Offsets for significant residual impacts on Matters of State Environmental Significance are regulated by the *Environmental Offsets Act 2014* and the *Environmental Offsets Regulation 2014*.

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(6) The cost to the public of measures to mitigate the risks of natural hazards is minimised.

(7) Activities involving the manufacture or bulk storage of hazardous material are not located in hazard areas.

(8) Development does not unreasonably prevent disaster management and emergency responses from occurring.

(9) Sensitive land uses are appropriately managed in areas subject to adverse noise impacts such as along major transport noise corridors[11].

3.7.1.2 Flood hazard

(1) Development must protect people and property by avoiding flood hazards or, where it is not possible to avoid the hazard, the risks are mitigated to an acceptable or tolerable level.

(2) Development does not result in an increase in the extent or severity of flood risk to the site or other land.

3.7.1.3 Bushfire and landslide hazard

(1) The establishment or intensification of development involving higher concentrations of people living, working or congregating in high risk bushfire or landslide hazard areas is avoided unless it can be demonstrated:

(a) there is an overriding community need in the public interest; and
(b) no other site is suitable and reasonably available.

(2) Development within or near bushfire and landslide hazard areas protects people and property by avoiding the bushfire or landslide hazard or incorporates appropriate siting, design and management practices to mitigating any risk to an acceptable or tolerable level.

3.7.1.4 Other hazards

(1) Development that is likely to generate off site adverse impacts such as air, noise or odour emissions are adequately separated from existing sensitive land uses and natural receiving environments and is protected from encroachment by new sensitive land uses. Such development may include:

(a) wastewater treatment and disposal facilities;
(b) solid waste management sites;
(c) industrial development;
(d) extractive industry;
(e) regionally significant economic projects; and
(f) intensive animal industries such as feedlots.

(2) Sensitive land uses and other forms of inappropriate development avoid noise, air quality and other impacts by not locating in proximity to:

(a) operational mining activities and associated hazards;
(b) major industrial activities;
(c) intensive rural industries and activities; and
(d) government owned defence land (in the Special purpose zone - Defence land precinct) where military training and operations may be undertaken.

(3) Development that has the potential to cause land or water contamination is located, designed and managed to minimise environmental and community health risks.

(4) Development involving the use, storage and disposal of hazardous materials and hazardous chemicals, dangerous goods and flammable or combustible substances is located, designed and managed to minimise the health and safety risks to communities and adverse impacts on the natural environment.

[11] Transport noise corridors are identified on map AM1.

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(5) Development considers the location of former mining activities and related hazards and adequately mitigates any potential for risk to people and property[12].

[12] Sites of former mining activity may be identified through the historic mining permits resources (Mineral Occurrence and Geological Observation Data) and Abandoned Mines Layers of MyMinesOnlines Maps. However, applicants should be aware that the online mapping does not spatially represent all abandoned mines and their extent. Geotechnical investigation of past mining areas may reveal additional unmapped historic mine sites.

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Part 4 Local government infrastructure plan

There is no Local government infrastructure plan in effect.

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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 Town plan area.

5.2 Reading the tables

The tables identify the following:

(1) the category of development:

- (a) prohibited;
- (b) accepted, including accepted subject to 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) 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 an overlay:
  - (i) whether an overlay code applies (shown in section 5.8 Categories of development and assessment – Overlays); or
  - (ii) whether the assessment benchmarks as shown on the overlay map (noted in the 'assessment benchmarks for assessable development and requirements for accepted development' column) applies;
- (c) any other applicable code(s) (shown in the 'assessment benchmarks for assessable development and requirements for accepted development' column);
- (d) any requirements for accepted development which will need to be met in order for the development to remain accepted;

(4) any variation to the 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 Town plan if it is identified as prohibited development in the Regulation.

Editor's note—Examples of matters that can vary the category of assessment are height or lot size 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 (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 (Mapping);
- (b) if an overlay applies to the premises, by reference to the overlay map in Schedule 2 (Mapping);

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(3) determine if the development is accepted development under schedule 6 or 7 of the Regulation or is assessable or prohibited development under the Regulation;

Editor's note—Schedule 6 of the Regulation prescribes development that a Town plan can not state is assessable development where the matters identified in the schedule are met. Schedule 7 of the Regulation identifies development the State makes accepted. Some development in schedule 7 may still be made assessable under this Town plan.

(4) otherwise, determine the initial category of assessment by reference to the tables in:

- section 5.4 Categories of development and assessment—Material change of use;
- section 5.5 Categories of development and assessment—Reconfiguring a lot;
- section 5.6 Categories of development and assessment—Building work;
- section 5.7 Categories of development and assessment—Operational work;

(5) 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 5.4, 5.5, 5.6 and 5.7;

(6) if an overlay applies, refer to section 5.8 (Categories of development or 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 section 5.4 Categories of development and assessment—Material change of use 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 section 5.5 Categories of development and assessment—Reconfiguring a lot states otherwise or unless otherwise prescribed in the Act or the Regulation.

(3) Building work and operational work are accepted development, unless section 5.6 Categories of development and assessment—Building work or section 5.7 Categories of development and assessment—Operational work 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 or overlay, the category of development or assessment for that aspect is the highest category under each of the applicable zones 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 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;

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(c) impact assessment prevails over code assessment, accepted development where subject to requirements and accepted development.

(8) Provisions of Part 9 (Other plans) may override any of the above.

(9) The category of development prescribed under schedule 6 of the Regulation, overrides all other categories of development or assessment for that development under the Town plan to the extent of any inconsistency.

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

Note—Development is to be taken to be prohibited development under the Town plan 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 or variations may apply to some types of development for it to be accepted development. Where nominated in the categories of development and assessment, accepted development (where stated as 'accepted development subject to requirements') must comply with the requirements contained in the identified assessment benchmark(s) as identified in the 'assessment benchmarks for assessable development and requirements for accepted development' 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 for assessable development and requirements for accepted development column;

(b) that occurs as a result of development becoming code assessable pursuant to sub-section 5.3.3(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 5 3.3(2);

(ii) comply with all required acceptable outcomes identified in sub-section 5.3.3(1) other than those mentioned in sub-section 5.3.3(2);

(c) that complies with:

(i) the purpose and overall outcomes of the code complies with the code;

(ii) the performance or acceptable outcomes 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 for assessable development and requirements for accepted development column (where relevant);

(b) assessment is to have regard to the whole of the Town plan, to the extent relevant;

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(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.

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5.4 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.

5.4.1 Residential zones category

Table 5.4.1.1—General residential zone

Use	Categories of development and assessment	Assessment benchmarks for assessable development and requirements for accepted development
Park	**Accepted development**	
		No assessment benchmarks apply
Emergency services Substation Utility installation	**Accepted development**	
	If undertaken by a public sector entity and where the development footprint is less than 500m^2	No assessment benchmarks apply
Home-based business	**Accepted development subject to requirements**	
		Home-based business code
	Assessable development - Impact assessment	
	If not Accepted development subject to requirements	The Town plan
Dual occupancy Dwelling house Sales office	**Accepted development subject to requirements**	
		General residential zone code
Food and drink outlet Shop Office	**Accepted development subject to requirements**	
	Only within an existing non-residential building	General residential zone code
	Assessable development - Impact assessment	
	If not Accepted development subject to requirements	The Town plan
Child care centre Multiple dwelling Residential care facility Retirement facility Rooming accommodation	**Assessable development - Code assessment**	
	If building height does not exceed 8.5m and 2 storeys	General residential zone code Development works code Landscaping code
Assessable development - Impact assessment		
Any other use not listed in this table. Any use listed in the table and not meeting the description listed in the categories of development and assessment column. Any other undefined use.		The Town plan

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

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5.4.2 Centres zones category

Table 5.4.2.1—Centre zone

Use	Categories of development and assessment	Assessment benchmarks for assessable development and requirements for accepted development
Park	**Accepted development**	
		No assessment benchmarks apply
Emergency services Substation Utility installation	**Accepted development**	
	If undertaken by a public sector entity and where the development footprint is less than 500m^2	No assessment benchmarks apply
Caretakers accommodation Dwelling unit	**Accepted development subject to requirements**	
		Centre zone code
Home-based business	**Accepted development subject to requirements**	
		Home-based business code
	Assessable development - impact assessment	
	If not Accepted development subject to requirements	The Town plan
Telecommunications facility	**Accepted development subject to requirements**	
		Telecommunications facility code
Adult store Agricultural supplies store Bar Car wash Club Community care centre Community use Educational establishment Food and drink outlet Function facility Funeral parlour Garden Centre Hardware and trade supplies Health care services Indoor sport and recreation Market Office Outdoor sales Service industry Shop	**Accepted development**	
	If involving the reuse of an existing building and not involving building work	No assessment benchmarks apply
	Assessable development - Code assessment	
	In all other circumstances	Centre zone code Development works code Landscaping code

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Use	Categories of development and assessment	Assessment benchmarks for assessable development and requirements for accepted development
Shopping centre Showroom Theatre Veterinary services		
Child care centre Parking station Place of worship Service station Short-term accommodation	Assessable development - Code assessment	
		Centre zone code Development works code Landscaping code
Multiple dwelling Rooming accommodation	Assessable development - Code assessment	
	Where dwellings are located above the ground floor level	Centre zone code Development works code Landscaping code
Assessable development - Impact assessment		
Any other use not listed in this table. Any use listed in the table and not meeting the description listed in the categories of development and assessment column. Any other undefined use.		The Town plan

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5.4.3 Industry zones category

Table 5.4.3.1—Industry zone

Use	Categories of development and assessment	Assessment benchmarks for assessable development and requirements for accepted development
Park	**Accepted development**	
		No assessment benchmarks apply
Emergency services Substation Utility installation	**Accepted development**	
	If undertaken by a public sector entity	No assessment benchmarks apply
	Assessable development - Code assessment	
	In all other circumstances	Industry zone code Development works code Landscaping code
Indoor sport and recreation	**Accepted development**	
	Where using an existing building	No assessment benchmarks apply
	Assessable development - Code assessment	
	In all other circumstances	Industry zone code Development works code Landscaping code
Caretaker's accommodation	**Accepted development subject to requirements**	
		Industry zone code
Telecommunications facility	**Accepted development subject to requirements**	
		Telecommunication facility code
Low impact industry Service industry Warehouse	**Accepted development subject to requirements**	
	Only where the land does not adjoin the General residential zone	Industry zone code Development works code
Agricultural supplies store Bulk landscape supplies Car wash Crematorium Educational establishment Food and drink outlet Funeral parlour Garden centre Hardware and trade supplies	**Assessable development - Code assessment**	
		Industry zone code Development works code Landscaping code
Brothel Major electricity infrastructure Medium impact industry	**Assessable development - Code assessment**	
	Only where the land does not adjoin the General residential zone	Industry zone code Development works code Landscaping code

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Use	Categories of development and assessment	Assessment benchmarks for assessable development and requirements for accepted development
Outdoor sales Research and technology industry Service station Transport depot		
Assessable development - Impact assessment		
Any other use not listed in this table. Any use listed in the table and not meeting the description listed in the categories of development and assessment column. Any other undefined use.		The Town plan

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Table 5.4.3.2—Industry investigation zone

Use	Categories of development and assessment	Assessment benchmarks for assessable development and requirements for accepted development
Animal husbandry Major electricity infrastructure Park Substation	**Accepted development**	
	Where Major electricity infrastructure, if proposed as underground infrastructure (inclusive of associated transition structures) Where Substation, if undertaken by a public sector entity	No assessment benchmarks apply
	Assessable development - Code assessment	
	Where Major electricity infrastructure, where land does not adjoin land within the General residential zone	Industry investigation zone code Development works code
Emergency services Utility installation	**Accepted development**	
	If undertaken by a public sector entity and where the development footprint is less than 500m^2	No assessment benchmarks apply
	Assessable development - Code assessment	
	If not undertaken by a public entity	Industry investigation zone code Development works code
Telecommunications facility	**Accepted development subject to requirements**	
		Telecommunications facility code
Sales office	**Accepted development subject to requirements**	
		Industry zone code
Caretaker's accommodation	**Accepted development subject to requirements**	
		Industry investigation zone code
	Assessable development - Impact assessment	
	If not Accepted development subject to requirements	The Town plan
Assessable development - Impact assessment		
Any other use not listed in this table. Any use listed in the table and not meeting the description listed in the categories of development and assessment column. Any other undefined use.		The Town plan

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5.4.4 Recreation zone category

Table 5.4.4.1—Recreation and open space zone

Use	Categories of development and assessment	Assessment benchmarks for assessable development and requirements for accepted development
Environment facility Park Permanent Plantation	**Accepted development**	
		No assessment benchmarks apply
Major electricity infrastructure	**Accepted development**	
	If proposed as underground infrastructure (inclusive of associated transition structures)	No assessment benchmarks apply
Emergency services Utility installation Substation	**Accepted development**	
	If undertaken by a public sector entity and where the development footprint is less than 500m^2	No assessment benchmarks apply
Telecommunications facility	**Accepted development subject to requirements**	
		Telecommunications facility code
Caretaker's accommodation Dwelling unit Market Outdoor sport and recreation	**Accepted development subject to requirements**	
		Recreation and open space zone code
Club Community use Function facility Indoor sport and recreation	**Accepted development**	
	If involving the reuse of an existing building and not involving building work	No assessment benchmarks apply
	Assessable development - Code assessment	
	If not involving the reuse of existing building	Recreation and open space zone code Development works code Landscaping code
Assessable development - Impact assessment		
Any other use not listed in this table. Any use listed in the table and not meeting the description listed in the categories of development and assessment column. Any other undefined use.		The Town plan

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5.4.5 Environmental zones category

Table 5.4.5.1—Environmental management and conservation zone

Use	Categories of development and assessment	Assessment benchmarks for assessable development and requirements for accepted development
Environment facility **Landing*** **Major electricity infrastructure** **Outstation** **Park** *Editor's note–Assessment may be triggered through other legislation	**Accepted development**	
	Where Major electricity infrastructure, if proposed as underground infrastructure (inclusive of associated transition structures)	No assessment benchmarks apply
Emergency services	**Accepted development**	
	If undertaken by a public sector entity and where the development footprint is less than 500m^2	No assessment benchmarks apply
Telecommunications facility	**Assessable development - Code assessment**	
		Telecommunications facility code
Substation	**Assessable development - Code assessment**	
		Environmental management and conservation zone code
Caretakers accommodation	**Accepted development subject to requirements**	
		Environmental management and conservation zone code
Nature based tourism **Utility installation** **Substation**	**Assessable development - Code assessment**	
		Environmental management and conservation zone code Development works code Landscaping code
Assessable development - Impact assessment		
Any other use not listed in this table. Any use listed in the table and not meeting the description listed in the categories of development and assessment column. Any other undefined use.		The Town plan

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5.4.6 Tourism zones category

Table 5.4.6.1—Minor tourism zone

Use	Categories of development and assessment	Assessment benchmarks for assessable development and requirements for accepted development
Environment facility Major electricity infrastructure Park	**Accepted development**	
	Where Major electricity infrastructure, if proposed as underground infrastructure (inclusive of associated transition structures), otherwise Impact assessment	No assessment benchmarks apply
Emergency services Substation Utility installation	**Accepted development**	
	If undertaken by a public sector entity and where the development footprint is less than 500m^2	No assessment benchmarks apply
	Assessable development - Code assessment	
	If not undertaken by a public entity	Minor tourism zone code
Caretaker's accommodation Dwelling unit	**Accepted development subject to requirements**	
		Minor tourism zone code
Nature based tourism Short-term accommodation Tourist park	**Assessable development - Code assessment**	
		Minor tourism zone code Development works code Landscaping code
Food and drink outlet Shop	**Assessable development - Code assessment**	
	Where not adjoining land in the General residential zone	Minor tourism zone code Development works code Landscaping code
Assessable development - Impact assessment		
Any other use not listed in this table. Any use listed in the table and not meeting the description listed in the categories of development and assessment column. Any other undefined use.		The Town plan

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5.4.7 Other zones category

Table 5.4.7.1—Community facilities zone

Use	Categories of development and assessment	Assessment benchmarks for assessable development and requirements for accepted development
Cemetery Major electricity infrastructure Park	**Accepted development**	
	Where Major electricity infrastructure, if proposed as underground infrastructure (inclusive of associated transition structures)	No assessment benchmarks apply
Emergency services Substation Utility installation	**Accepted development**	
	If undertaken by a public sector entity and where the development footprint is less than 500m^2	No assessment benchmarks apply
Caretaker's accommodation Child care centre Community care centre Community use Educational establishment Health care services Indoor sport and recreation Market Outdoor sport and recreation Place of worship	**Accepted development subject to requirements**	
	If involving the reuse of an existing building and not involving building work	Community facilities zone code
	Assessable development - Code assessment	
	In all other circumstances	Community facilities zone code Development works code Landscaping code
Club	**Accepted development subject to requirements**	
	If: (a) involving the reuse of an existing building and not involving building work; and (b) not involving a permanent liquor or gaming licence.	Community facilities zone code
	Assessable development - Code assessment	
	If not involving the sale of liquor or gaming	Community facilities zone code Development works code Landscaping code
Residential care facility	**Assessable development - Code assessment**	
		Community facilities zone code Development works code Landscaping code
Food and drink	**Assessable development - Code assessment**	

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Use	Categories of development and assessment	Assessment benchmarks for assessable development and requirements for accepted development
outlet Shop	Where Gross Floor Area (GFA) does not exceed 150m^2	Community facilities zone code Development works code Landscaping code
Hospital Short-term accommodation	**Assessable development - Code assessment**	
	Where in the Hospital and health care services precinct	Community facilities zone code Development works code Landscaping code
Assessable development - Impact assessment		
Any other use not listed in this table. Any use listed in the table and not meeting the description listed in the categories of development and assessment column. Any other undefined use.		The Town plan

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Table 5.4.7.2—Emerging community zone

Use	Categories of development and assessment	Assessment benchmarks for assessable development and requirements for accepted development
Animal husbandry Cropping Major electricity infrastructure Park	**Accepted development**	
	Where Major electricity infrastructure, if proposed as underground infrastructure (inclusive of associated transition structures)	No assessment benchmarks apply
Emergency services Substation Utility installation	**Accepted development**	
	If undertaken by a public sector entity and where the development footprint is less than 500m^2	No assessment benchmarks apply
Caretaker's accommodation Dwelling house Sales office	**Accepted development subject to requirements**	
		Emerging community zone code
Home-based business	**Accepted development subject to requirements**	
		Home business code
	Assessable development - Impact assessment	
	If not Accepted development subject to requirements	The Town plan
Outdoor sport and recreation	**Assessable development - Code assessment**	
		Emerging community zone code Development works code Landscaping code
Assessable development - Impact assessment		
Any other use not listed in this table. Any use listed in the table and not meeting the description listed in the categories of development and assessment column. Any other undefined use.		The Town plan

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Table 5.4.7.3—Rural zone

Use	Categories of development and assessment	Assessment benchmarks for assessable development and requirements for accepted development
Animal husbandry Environment facility Major electricity infrastructure Outstation Park Permanent plantation	**Accepted development**	
	Where Major electricity infrastructure, if proposed as underground infrastructure (inclusive of associated transition structures)	No assessment benchmarks apply
Cropping	**Accepted development**	
		No assessment benchmarks apply
Emergency services Substation Utility installation	**Accepted development**	
	If undertaken by a public sector entity	No assessment benchmarks apply
Intensive horticulture Roadside stall	**Accepted development subject to requirements**	
		Rural zone code
Nature based tourism Short-term accommodation (where a farm stay)	**Accepted development subject to requirements**	
	Where up to 10 guests	Rural zone code
Caretaker's accommodation Dwelling house Dwelling unit Rural workers accommodation	**Accepted development subject to requirements**	
		Rural zone code
Animal keeping	**Accepted development subject to requirements**	
	Where not involving kennels or catteries	Rural zone code Development works code
	Assessable development - Code assessment	
	Where involving kennels or catteries	Rural zone code
Home-based business	**Accepted development subject to requirements**	
		Home-based business code
	Assessable development – Impact assessment	
	If not Accepted development subject to requirements	Home-based business code
Telecommunications facility	**Accepted development subject to requirements**	
		Telecommunications facility code
Agricultural supplies store Bulk landscape supplies Club Community use Food and drink	**Assessable development - Code assessment**	
		Rural zone code Development works code Landscaping code

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Use	Categories of development and assessment	Assessment benchmarks for assessable development and requirements for accepted development
outlet Function facility Garden centre Market Outdoor sport and recreation Renewable energy facility (where a solar farm) Rural industry Tourist park Wholesale nursery Winery		
Assessable development - Impact assessment		
Any other use not listed in this table. Any use listed in the table and not meeting the description listed in the categories of development and assessment column. Any other undefined use.		The Town plan

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Table 5.4.7.4—Rural residential zone

Use	Categories of development and assessment	Assessment benchmarks for assessable development and requirements for accepted development
Cropping Major electricity infrastructure Park	**Accepted development**	
	Where Major electricity infrastructure, if proposed as underground infrastructure (inclusive of associated transition structures)	No assessment benchmarks apply
Emergency services Substation Utility installation	**Accepted development**	
	If undertaken by a public sector entity and where the development footprint is less than 500m^2	No assessment benchmarks apply
Animal husbandry Dwelling house Roadside stall	**Accepted development subject to requirements**	
		Rural residential zone code
Home-based business	**Accepted development subject to requirements**	
		Home-based business code
	Assessable development - Impact assessment	
	If not Accepted development subject to requirements	The Town plan
Community use	**Assessable development - Code assessment**	
		Rural residential zone code Development works code
Caretakers accommodation	**Accepted development subject to requirements**	
	Where in the Hervey Range precinct	Rural residential zone code
Food and drink outlet Function facility Nature based tourism Short-term accommodation Tourist park	**Assessable development - Code assessment**	
	Where in the Hervey Range precinct	Rural residential zone code Development works code Landscaping code
Assessable development - Impact assessment		
Any other use not listed in this table. Any use listed in the table and not meeting the description listed in the categories of development and assessment column. Any other undefined use.		The Town plan

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Table 5.4.7.5—Special purpose zone

Use	Categories of development and assessment	Assessment benchmarks for assessable development and requirements for accepted development
Emergency services Major electricity infrastructure Park Utility installation	**Accepted development**	
	Where Major electricity infrastructure, if proposed as underground infrastructure (inclusive of associated transition structures)	No assessment benchmarks apply
Substation	**Accepted development**	
	Where undertaken by a public sector entity	No assessment benchmarks apply
Animal husbandry	**Accepted development**	
	Where not: (i) in the Airport precinct; (ii) adjoining land in the General residential zone.	No assessment benchmarks apply
Telecommunications facility	**Accepted development subject to requirements**	
		Telecommunications facility code
Caretaker's accommodation Transport depot Outdoor sport and recreation	**Assessable development - Code Assessment**	
	Where not in the Airport precinct	Special purpose zone code Development works code
Air service	**Assessable development - Code Assessment**	
	Where in the Airport precinct	Special purpose zone code Development works code
Intensive animal industry (where a cattle saleyard) Major sport, recreation and entertainment facility (where an arena or stadium) Agricultural supplies store Educational establishment (where associated with rural or agricultural industry) Research and technology industry (where associated with rural or agricultural industry)	**Assessable development - Code Assessment**	
	Where in the Saleyard precinct	Special purpose zone code Development works code Landscaping code

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Use	Categories of development and assessment	Assessment benchmarks for assessable development and requirements for accepted development
Transport depot		
Assessable development - Impact assessment		
Any other use not listed in this table. Any use listed in the table and not meeting the description listed in the categories of development and assessment column. Any other undefined use.		The Town plan

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Table 5.4.7.6—Township zone

Use	Categories of development and assessment	Assessment benchmarks for assessable development and requirements for accepted development
Major electricity infrastructure Park	**Accepted development**	
	Where Major electricity infrastructure, if proposed as underground infrastructure (inclusive of associated transition structures)	No assessment benchmarks apply
Emergency services Substation Utility installation	**Accepted development**	
	If undertaken by a public sector entity and where the development footprint is less than 500m^2	No assessment benchmarks apply
Home-based business	**Accepted development subject to requirements**	
		Home base business code
	Assessable development - Impact assessment	
	If not Accepted development subject to requirements	The Town plan
Caretaker's accommodation Dual occupancy Dwelling house Dwelling unit	**Accepted development subject to requirements**	
		Township zone code
Bar Club Community care centre Community use Food and drink outlet Health Care services Market Nature based tourism Office Service industry Shop	**Accepted development subject to requirements**	
	If involving the reuse of an existing non-residential building and not involving building work	Township zone code
	Assessable development - Code assessment	
	In all other circumstances	Township zone code Development works code Landscaping code
Agricultural supplies store Bulk landscape supplies Child care centre Garden centre Hardware and trade supplies Indoor sport and recreation Low impact industry Outdoor sales Place of Worship	**Assessable development - Code assessment**	
		Township zone code Development works code Landscaping code

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Use	Categories of development and assessment	Assessment benchmarks for assessable development and requirements for accepted development
Service station Warehouse Short-term accommodation Shopping centre Tourist park Veterinary services		
Assessable development - Impact assessment		
Any other use not listed in this table. Any use listed in the table and not meeting the description listed in the categories of development and assessment column. Any other undefined use.		The Town plan

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

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5.5 Categories of development and assessment—Reconfiguring a lot

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

Table 5.5.1—Reconfiguring a lot

Zone	Categories of development and assessment	Assessment benchmarks for assessable development and requirements for accepted development
Centre Community facilities Environmental management and conservation General residential zone Industry Minor tourism Recreation and open space Special purpose Minor Tourism Township	**Assessable development - Code assessment**	
	In all circumstances	The relevant zone code Reconfiguring a lot code Development works code
Emerging community Industry investigation zone	**Assessable development - Code assessment**	
	If the size of all lots created are equal to, or greater than 50ha	The relevant zone code Reconfiguring a lot code Development works code
	Assessable development - Impact assessment	
	In all other circumstances	The Town plan
Rural residential	**Assessable development - Code assessment**	
	If all lots created are equal to, or greater than 0.5ha in area and 50m in frontage where not in the Hervey Range or Environs precincts	Rural residential zone code Reconfiguring a lot code Development works code
	If all lots created are equal to, or greater than 2ha in area and a frontage of 80m where in the Hervey Range precinct	
	If all lots created are equal to, or greater than 8ha in area and a frontage of 80m in the Environs precinct	
	Assessable development - Impact assessment	
	In all other circumstances	The Town plan
Rural	**Assessable development - Code assessment**	
	If all lots created are equal to, or greater than 5,000ha in area	Rural zone code Reconfiguring a lot code Development works code

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Zone	Categories of development and assessment	Assessment benchmarks for assessable development and requirements for accepted development
	Assessable development - Impact assessment	
	In all other circumstances	The Town plan
Assessable development - Code assessment		
Any other reconfiguring a lot not listed in this table, unless otherwise prescribed in the Regulation. Any reconfiguring a lot 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.

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5.6 Categories of development and assessment—Building work

There is no building work regulated by the Town plan other than where identified in an overlay in section 5.8 of this Town plan.

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5.7 Categories of development and assessment—Operational work

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

Table 5.7.1—Operational work

Zone	Categories of development and assessment	Assessment benchmarks for assessable development and requirements for accepted development
All zones	**Accepted development subject to requirements**	
	Where excavating or filling that is: (a) less than 1 metre above or below ground level and involving less than 100m^3 of material; or (b) 1 metre or more above or below ground level and involving less than 50m^3 of material	Development works code
Assessable development - Code assessment		
Any other operational work not listed in this table. Any 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.

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5.8 Categories of development and assessment—Overlays

The following table identifies where an overlay changes the categories of development and assessment from that stated in a zone and the relevant assessment benchmarks.

Table 5.8.1—Assessment benchmarks for overlays

Development	Categories of development and assessment	Assessment benchmarks for assessable development and requirements for accepted development
Bushfire hazard overlay		
If in a high or very high bushfire hazard area		
Any material change of use for: (a) caretakers accommodation (b) Dwelling house	Assessable development - Code assessment	Bushfire hazard overlay code
Any material change of use for: (a) Agricultural supplies store (b) Bulk landscape supplies (c) Club (d) Community use (e) Food and drink outlet (f) Function facility (g) Garden centre (h) Market (i) Nature based tourism (j) Outdoor sport and recreation (k) Rural industry (l) Rural workers accommodation (m) Short-term accommodation (n) Tourist park (o) Wholesale nursery	Assessable development - Impact assessment	The Town plan
Any other material change of use	No change to categories of development and assessment	Bushfire hazard overlay code
If in a medium bushfire hazard area		
Any material change of use	No change to categories of development and assessment	Bushfire hazard overlay code
If in a medium, high or very high bushfire hazard area		
Reconfiguring a lot	No change to categories of development and assessment	Bushfire hazard overlay code

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Development	Categories of development and assessment	Assessment benchmarks for assessable development and requirements for accepted development
Flood hazard overlay		
Any material change of use where, Accepted development subject to requirements in the relevant zone, for: (a) caretakers accommodation; (b) Dual occupancy; (c) Dwelling house; (d) dwelling unit; (e) nature based tourism; (f) Rural workers accommodation; (g) Short-term accommodation (where a farm stay).	Assessable development - Code assessment where in the: i. significant, high or extreme Queensland Reconstruction Authority level 2 Flood hazard areas; or ii. Queensland Reconstruction Authority level 1 Flood hazard areas	Flood hazard overlay code
Any other material change of use	No change to categories of development and assessment	Flood hazard overlay code
Any reconfiguring a lot	No change to categories of development and assessment	Flood hazard overlay code
Operational work where not associated with a material change of use or reconfiguring a lot	Assessable development - Code assessable	Flood hazard overlay code
Heritage overlay		
If located on a local heritage place		
Any reconfiguring a lot	No change to assessment level	Heritage overlay code
Any building work whether or not associated with a material change of use. Editor's note – this does not include: (a) building work where involving demolition work; or (b) minor building work.	Code assessment	Heritage overlay code
Any building work where involving the demolition, partial demolition or removal of a local heritage place	Impact assessment	The Town plan

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Development	Categories of development and assessment	Assessment benchmarks for assessable development and requirements for accepted development
Operational work (where an advertising device)	Accepted development subject to requirements	Heritage overlay code
Natural environment overlay		
Material change of use	No change to categories of development and assessment	Natural environment overlay code
Reconfiguring a lot	No change to categories of development and assessment	Natural environment overlay code
Operational work where not associated with a material change of use or reconfiguring a lot and involving the clearing of vegetation	Assessable development - Code assessment	Natural environment overlay code
Any other operational work	No change to categories of development and assessment	Natural environment overlay code
Regional infrastructure overlay		
Material change of use and/or Building work where located within the Building restricted area for the Tabletop RSR, VHF and SGS aviation facilities.	No change to categories of development and assessment where building height does not exceed 12m otherwise code assessment	Regional infrastructure overlay code
Any other material change of use	Code assessment where not in the Building restricted area for the Tabletop RSR, VHF and SGS aviation facilities.	Regional infrastructure overlay code
Any reconfiguring a lot	No change to categories of development and assessment	Regional infrastructure overlay code
Operational work	No change to categories of development and assessment	Regional infrastructure overlay code
Residential character overlay		
Dwelling house Dual occupancy	Accepted development subject to requirements	Residential character overlay code
	Code assessment where not achieving Accepted development subject to requirements	Residential character overlay code

Note–Some overlays may only be included for information purposes. This should not change the category of development or assessment or the assessment benchmarks in the Town plan.

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Part 6 Zones

6.1 Preliminary

(1) Zones organise the Town plan area in a way that facilitates the location of preferred or acceptable land uses.

(2) Zones are mapped and included in Schedule 2 (Mapping).

(3) The categories of development and assessment for development in a zone are in Part 5 Tables of Assessment.

(4) Assessment benchmarks for zones are contained in a zone code.

(5) A precinct may be identified for part of a zone.

(6) Precinct provisions are contained in the zone code.

(7) Each zone code identifies the following:

- (a) the purpose of the code;
- (b) the overall outcomes that achieve the purpose of the code;
- (c) the performance outcomes that achieve the overall outcomes and the purpose of the code;
- (d) the acceptable outcomes that achieve the performance and overall outcomes and the purpose of the code; and
- (e) the performance and acceptable outcomes for the precinct.

(8) The following are the zone codes for the Town plan:

- (a) Residential zones category:
  - (i) General residential zone code.
- (b) Centre zones category:
  - (i) Centre zone code.
- (c) Industry zones category:
  - (i) Industry zone code; and
  - (i) Industry investigation zone code.
- (d) Recreation zones category:
  - (i) Recreation and open space zone code.
- (e) Environmental zones category:
  - (i) Environmental management and conservation zone code.
- (f) Tourism zone category:
  - (i) Minor tourism zone.
- (g) Other zones category:
  - (i) Community facilities zone code;
  - (ii) Emerging community zone code;
  - (iii) Rural zone code;
  - (iv) Rural residential zone code;
  - (v) Special purpose zone; and
  - (vi) Township zone code.

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6.2 Zone codes

6.2.1 Residential zone category

6.2.1.1 General residential zone code

6.2.1.1.1 Application

This code applies to development where the code is identified as applicable in categories of assessment and development.

When using this code, reference should be made to section 5.3.2 and where applicable, section 5.3.3 located in Part 5.

6.2.1.1.2 Purpose

(1) The purpose of the General residential zone is to provide for:

- (a) residential uses; and
- (b) community uses, small-scale services, facilities and infrastructure to support local residents.

(2) The purpose of the zone will be achieved through the following overall outcomes:

- (a) development is low rise and consistent with the low-density character of the existing neighbourhoods within the Charters Towers urban area;
- (b) development provides a range of residential dwelling choices including Dwelling houses, Dual occupancy and attached housing forms such as Multiple dwellings, retirement facilities, residential care facilities and Rooming accommodation;
- (c) detached housing forms such as Dwelling houses and Dual occupancy forms are located on standard residential lot sizes;
- (d) attached housing forms such as Multiple dwellings, residential care facilities and retirement facilities are accommodated on larger sites to ensure:
  - (i) building bulk, density and the development footprint complements the surrounding area;
  - (ii) setbacks ensure privacy and limit overshadowing on adjoining sites; and
  - (iii) sufficient open space and car parking areas are provided.
- (e) buildings are of a scale, height and size that complement the low rise residential neighbourhood character through design elements that reduce building bulk and create an attractive streetscape;
- (f) development creates pleasant living environments that ensure privacy, access to sunlight, open space, ventilation and natural climate control;
- (g) development supports safe and walkable neighbourhoods that are well connected to community facilities, employment nodes, centres, open space and recreational areas, community services and educational opportunities in other zones;
- (h) small scale non-residential uses may be supported (particularly in existing non-residential buildings) where such uses directly support the day to day needs of the immediate residential community, ensure reasonable neighbourhood amenity and do not undermine the viability of nearby centres;
- (i) development is designed to incorporate sustainable practices including maximising energy efficiency, water conservation and active transport use;
- (j) development is supported by transport infrastructure that is designed to provide and promote safe and efficient movement including walking and cycling;
- (k) development is supported by necessary open space, recreational areas and appropriate infrastructure to support the needs of the local community;

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(l) development maintains a high level of residential amenity having regard to traffic, noise, dust, odour, lighting, overshadowing, privacy and other locally specific impacts;

(m) development responds to land constraints, including but not limited to, former mining activities and land contamination;

Editor's note–sites of former mining activity may be identified through the Historic Mining Permits, Resources (Mineral Occurrence and Geological Observation Data) and Abandoned Mines layers of MyMinesOnline Maps. However, proponents should be aware that the online mapping does not spatially represent all abandoned mines and their extent. Geotechnical investigation of past mining areas may reveal additional unmapped historic mine sites.

(n) development mitigates any adverse impacts on adjoining areas of environmental significance through location, design, operation and management requirements; and

(o) residential development is protected from the impacts of any nearby industrial activities, transport corridors, infrastructure, installations and other major facilities.

6.2.1.1.3 Specific benchmarks for assessment

Table 6.2.1.1.3(a)—Accepted development subject to requirements and assessable development

Performance outcomes	Acceptable outcomes
Built form	
PO1 Buildings: (a) are low rise; (b) do not create unreasonable overshadowing on adjoining residential properties; and (c) do not adversely impact on the residential character and amenity of the area.	**AO1** Building height does not exceed 8.5m and 2 storeys above ground level.
PO2 Residential buildings: (a) are proportionate to the size and street frontage of the site; (b) protect residential neighbourhood character; (c) provide setbacks that maintain appropriate levels of light and solar penetration, air circulation, privacy and amenity for adjoining properties; (d) provide for adequate open space and landscape areas; (e) reduce building bulk; and (f) allow casual surveillance of the street.	**AO2.1** Where a Multiple dwelling, Residential care facility, Retirement facility or Rooming accommodation, development is in accordance with Table 6.2.1.1.3(b)—Siting requirements. **AO2.2** Where a Dual occupancy: (a) site cover is a maximum of 50% of the total site area; and (b) minimum street frontage is 30m. Editor's note–Setbacks for a Dwelling house and Dual occupancy are regulated in the QDC.
Residential density	
PO3 Residential density reflects the residential character of the area.	**AO3.1** Residential density is a maximum of: (a) 1 dwelling per lot where a Dwelling house (including 1 Secondary dwelling); or (b) 1 dwelling per 450m^2 where Dual occupancy; or (c) 1 dwelling per 240m^2 where a Multiple

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Performance outcomes	Acceptable outcomes
	dwelling.
	AO3.2 Where a Dwelling house, any Secondary dwelling is: (a) a maximum of 80m^2 GFA; and (b) within 10m of the main building.
Open space	
PO4 Development must provide sufficient and accessible open space for resident's needs.	**AO4.1** Where a Multiple dwelling, Retirement facility or Rooming accommodation, minimum open space requirements are provided in accordance with the following: (a) 30m^2 private open space per ground storey dwelling with a minimum dimension of 5m in any direction; (b) for dwellings above ground storey, a balcony with a minimum area of 12m^2 and a minimum dimension of 3m; and (c) development greater than 18 dwellings provides a minimum communal open space area of 50m^2 with a minimum dimension of 10m.
	AO4.2 Private open space is directly adjacent to the main living area.
Design and streetscape	
PO5 Driveways and parking areas including garages must not visually dominate the street.	**AO5.1** Carparking areas where a Multiple dwelling, Retirement facility or Rooming accommodation, are located behind the main building.
	AO5.2 Vehicle access is provided through a: (a) 1 paired driveway for a Dual occupancy (where not on a corner lot); (b) single driveway where a Multiple dwelling, Residential care facility, Retirement facility or Rooming accommodation.
Use - Sales office	
PO6 The use does not adversely impact on the residential amenity of the surrounding land uses and local character.	**AO6.1** Development of the sales office is in place for no more than two years.
	AO6.2 The site coverage of the building is a maximum of 50% of the site area.
	AO6.3 There are a maximum of 2 employees on-site at any one time.
	AO6.4 The use operates between 8:00 and 18:00

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Performance outcomes	Acceptable outcomes
	Monday to Saturday and 9:00 to 13:00 on Sunday.
Use - Food and drink outlet, Office or Shop if using an existing non-residential building	
PO7 Non-residential uses within an existing non-residential building do not adversely impact on the amenity of area.	AO7 Hours of operation are limited to 7:00 – 19:00 daily.
For all assessable development	
Design and streetscape	
PO8 Development has a high-quality appearance and makes a positive contribution to the streetscape.	AO8.1 Landscaping is to be provided at a minimum dimension of 1.5m in width along the full frontage of any road.
	AO8.2 For any Multiple dwelling or Retirement facility, balconies or verandahs occupy a minimum of 50% of the building facade fronting the street.
PO9 Pedestrian entries: (a) are visible from the street and visitor car parking areas; (b) are separate to vehicle access points; (c) incorporate sun and rain shelter, such as overhangs or awnings; and (d) are defined by human scale design elements (such as, doors, windows, awnings, a portico, landscaping, etc).	No acceptable outcome is nominated.
PO10 Buildings must be orientated to facilitate casual surveillance of the street and any adjoining public space. Editor's note–This applies to all street frontages where development fronts more than 1 street.	AO10 Buildings fronting a street or public space include the following features: (a) large windows associated with living areas; or (b) balconies or verandahs.
PO11 Development facilitates the security of people and property having regard to: (a) opportunities for casual surveillance and sight lines; (b) exterior building design that promotes safety; (c) adequate lighting; (d) appropriate signage and wayfinding; (e) minimisation of entrapment locations; (f) clearly visible placement and location of letterboxes for identification by emergency services; and (g) building entrances, loading and storage areas that are well lit and lockable after hours. Editor's note—Applicants should have regard to *Crime Prevention through Environmental Design*	No acceptable outcome is nominated.

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Performance outcomes	Acceptable outcomes
Guidelines for Queensland.	
PO12 Design elements contribute to an interesting and attractive building through: (a) the provision of projections and recesses in the façade which reflect changes in internal functions of buildings; (b) variations in materials and building form; (c) modulation in the façade, horizontally or vertically; (d) articulation of building entrances and openings; (e) corner treatments to address both street frontages; (f) elements which assist in wayfinding and legibility; and (g) elements which relate to the context including surrounding buildings, parks, streets and open spaces.	No acceptable outcome is nominated.
PO13 Roof form assists in reducing the appearance of building bulk by: (a) articulating individual dwellings; and (b) incorporating variety in design through use of roof pitch, height, gables and skillions.	No acceptable outcome is nominated.
Open space	
PO14 Open space is oriented to provide adequate sunlight and prevailing breeze.	No acceptable outcome is nominated.
PO15 Communal open space is: (a) designed to provide useable areas for communal activities such as clothes drying and social interaction; and (b) is not dominated by landscaping.	No acceptable outcome is nominated.
Amenity	
PO16 Habitable spaces must not directly overlook dwellings on adjacent land.	**AO16** Habitable room windows of a dwelling are separated a minimum of 9m from a habitable room window or private open space of another dwelling unless: (a) windows have translucent glazing or sill heights of at least 1.5m; or (b) there is a 1.8m high dividing fence at ground level; (c) outlook from windows, balconies, and terraces of a dwelling is screened where screening is; (i) a solid translucent screen or

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Performance outcomes	Acceptable outcomes
	perforated panels or trellises which have a maximum of 50% openings; and (ii) permanent and fixed, and designed to complement the development.
PO17 Landscaping is provided to enhance the appearance of the development, screen unsightly components, create an attractive on site environment and provide shading. Editor's note–Applicants are also referred to the Landscaping code.	No acceptable outcome is nominated.
PO18 Outdoor activity, plant equipment, waste, storage and servicing areas are screened from adjoining properties and from the street.	AO18 Outdoor activity, plant equipment, waste, storage and servicing areas are: (a) not located adjacent to any road frontage; and (b) screened from public view by either: (i) a 1.8m high solid wall or fence, constructed in materials and colours compatible with the main building on site; or (ii) mature landscaping that has the same effect as a 1.8m high wall.
Effects of development	
PO19 Development responds sensitively to on site and surrounding topography, drainage patterns, utility services, access, vegetation and adjoining land uses, such that: (a) any hazards to people or property are avoided; (b) any earthworks are minimised; (c) the retention of natural drainage line is maximised; (d) the retention of existing vegetation is maximised; (e) damage or disruption to sewer, stormwater and water infrastructure is avoided; and (f) there is adequate buffering, screening or separation to adjoining development.	No acceptable outcome is nominated.
PO20 Development maintains a high level of amenity within the site and minimises impacts on surrounding areas, having regard to: (a) noise; (b) traffic and parking; (c) visual impact;	No acceptable outcome is nominated.

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Performance outcomes	Acceptable outcomes
(d) odour and emissions; and (e) lighting. Editor's note–Applicants may be required to engage specialists to provide detailed investigations into the above matters in order to demonstrate compliance with this performance outcome.	
PO21 All uses are located, designed, orientated and constructed to: (a) minimise noise dust, odour or other nuisance from existing lawful uses; (b) minimise nuisance caused by noise, vibration and dust emissions generated from any state-controlled road, major road, infrastructure corridor and rail network in the vicinity; and (c) avoid areas that may place unreasonable risk to people and property from former mining activities and contaminated land. Editor's note–Sites of former mining activity may be identified through the Historic Mining Permits, Resources (Mineral Occurrence and Geological Observation Data) and Abandoned Mines layers of MyMinesOnline Maps. However, proponents should be aware that the online mapping does not spatially represent all abandoned mines and their extent. Geotechnical investigation of past mining areas may reveal additional unmapped historic mine sites.	No acceptable outcome is nominated.
Use - Child care centre	
PO22 Development is low impact, limited in scale and: (a) compatible with neighbouring residential uses and complementary to local character; (b) incorporates design elements that are consistent with the surrounding residential development; (c) supports the day to day needs of residents; (d) located on a site which must adequately accommodate activity needs and space requirements; and (e) does not undermine the viability of nearby centres.	No acceptable outcome is nominated.
PO23 Development is highly accessible and is co-located with, or located close to, the commercial centre of Charters Towers or other community or recreation uses.	No acceptable outcome is nominated.
PO24 Development does not adversely impact	AO24 Hours of operation are limited to 6.00 to

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Performance outcomes	Acceptable outcomes
on the amenity of area.	19.00 daily.
PO25 Buildings are located on the site to maximise the residential amenity of residents and neighbours.	**AO25** Buildings are setback a minimum of: (a) 6m from the front and rear boundary; and (b) 3m from the side boundary
PO26 Development must ensure residential amenity is maintained on adjoining properties.	**AO26** Development provides a 1.8m acoustic screen fence where adjoining a residential use.
PO27 The development minimises: (a) the hazards of heavy traffic; (b) adverse impacts on the prevailing road hierarchy; and (c) on site conflict between children's activities, pedestrian movement, vehicle movement and car parking.	No acceptable outcome is nominated.

Table 6.2.1.1.3(b)—Siting requirements

Element			Acceptable solutions
4.1	Minimum frontage		30m
4.2	Minimum area		1,200m^2
4.3	Maximum site cover		50%
4.4	Minimum Setbacks	Front	3m (Outer most projection and including all street frontages where a corner lot)
			5m to any garage on a street frontage
		Rear	6m (where not on a corner lot)
		Side	1.5m not including eaves
4.5	Built to Boundary walls		Limited to 1 side boundary with a maximum length 10m and maximum height 3.5m

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6.2.2 Centre zone category

6.2.2.1 Centre zone code

6.2.2.1.1 Application

This code applies to development where the code is identified as applicable in categories of assessment and development.

When using this code, reference should be made to section 5.3.2 and where applicable, section 5.3.3 located in Part 5.

6.2.2.1.2 Purpose

(1) The purpose of the Centre zone is to provide for a variety of uses and activities to service all or part of the local government area, including, for example, administrative, business, community, cultural, entertainment, professional, residential or retail uses or activities.

(2) The purpose of the zone will be achieved through the following overall outcomes:

- (a) promotion of a mix of commercial, business, professional and retail activities;
- (b) development is generally established in accessible, well-connected locations with access to cycling and pedestrian networks;
- (c) service industries may be appropriate in the zone;
- (d) commercial buildings:
  - (i) provide ground level activation with Shop fronts and pedestrian entries;
  - (ii) address all street frontages; and
  - (iii) include façade treatments, awnings and building materials that are complementary to the historic building character of Gill and Mosman streets;
- (e) development is designed to maximise energy efficiency and water conservation;
- (f) development provides a high level of amenity and is reflective of the surrounding character of the area;
- (g) development is supported by appropriate infrastructure and essential services;
- (h) development is of a scale, location and configuration that integrates and complements the heritage values of buildings and streetscapes;
- (i) development responds to land constraints, including but not limited to, former mining activities and land contamination.

Editor's note–Sites of former mining activity may be identified through the Historic Mining Permits, Resources (Mineral Occurrence and Geological Observation Data) and Abandoned Mines layers of MyMinesOnline Maps. However, proponents should be aware that the online mapping does not spatially represent all abandoned mines and their extent. Geotechnical investigation of past mining areas may reveal additional unmapped historic mine sites.

6.2.2.1.3 Specific benchmarks for assessment

Table 6.2.2.1.3—Accepted development subject to requirements and assessable development

Performance outcomes	Acceptable outcomes
Built form (if involving building work)	
PO1 Building height: (a) is consistent with the intended character of the centre; and (b) does not result in a significant loss of visual amenity.	AO1 Building height does not exceed 2 storeys.

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Performance outcomes	Acceptable outcomes
Use - Dwelling unit	
PO2 Development does not compromise ground level business activities being established.	**AO2** Development is located either: (a) above the ground floor level; or (b) to the rear of ground level business activities.
PO3 Development must provide sufficient and accessible open space for residents needs.	**AO3** Development provides a minimum of 16m^2 private open space for a dwelling unit with a minimum dimension of 3m in any direction.
Use - Caretaker's accommodation	
PO4 Development: (a) is ancillary to the primary non-residential use; (b) provides adequate private open space for the caretaker; and (c) does not compromise ground level business activities being established.	**AO4.1** No more than 1 Caretaker's accommodation unit is established on the site.
	AO4.2 Caretaker's accommodation is a maximum of 50m^2 in GFA.
	AO4.3 Caretaker's accommodation is (a) located above the ground floor level; or (b) to the rear of ground level business activities.
	AO4.4 Caretaker's accommodation is provided with a private open space area which: (a) is directly accessible from a habitable room; and (b) where a balcony, a veranda or a deck, has a minimum area of 15m^2 with minimum horizontal dimensions of 1.25m.
For all assessable development	
Land use, scale and tenancy mix	
PO5 Development: (a) provides for a range of retail, commercial, community, entertainment and recreational activities; and (b) is of a size and scale that meets the needs of the local community.	No acceptable outcome is nominated.
PO6 Development provides a diverse mix of building types and tenancy sizes to support a range of business and community uses and enterprise opportunities.	No acceptable outcome is nominated.
Centre design	
PO7	No acceptable outcome is nominated.

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Performance outcomes	Acceptable outcomes
Development: (a) is proportionate to the size and street frontage of the site; (b) maintains and enhances the existing streetscape; (c) protects adjacent amenity; (d) maintains appropriate levels of light and solar penetration, air circulation, privacy for adjoining properties; (e) provides for public space and landscape areas; and (f) reduces building bulk.	
PO8 Buildings are designed to: (a) overlook the external street network by having buildings built up to the street alignments and providing active building frontages to public streets and spaces; (b) respect and complement the existing historic building character of the area; (c) maintain an appropriate human scale; (d) minimise the use of highly reflective materials; and (e) respond to climatic conditions.	No acceptable outcome is nominated.
PO9 Design elements contribute to an interesting and attractive streetscape and building through: (a) variations in materials that are reflective of the historic building character of the main streets of Gill and Mosman Street; (b) changes in building form to enable articulation of facades and differentiation between buildings; (c) modulation in the façade, horizontally or vertically; (d) articulation of building entrances and openings; (e) corner treatments to address all street frontages; and (f) elements which assist in wayfinding and legibility.	No acceptable outcome is nominated.
PO10 Building caps and rooftops contribute to the architectural distinction of the building, and effectively screen service structures, lift over-runs, plant and equipment.	No acceptable outcome is nominated.
PO11 Development is designed to facilitate the safety and security of people and	No acceptable outcome is nominated.

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Performance outcomes	Acceptable outcomes
property having regard to: (a) maximising casual surveillance and sight lines; (b) exterior building design that promotes safety; (c) adequate lighting; (d) appropriate signage and wayfinding; (e) minimisation of personal concealment and entrapment locations; and (f) building entrances, parking, loading and storage areas that are well lit and have clearly defined access points. Editor's note—Applicants should have regard to *Crime Prevention through Environmental Design Guidelines for Queensland.*	
Street interface	
PO12 Parapet walls ensure the appearance of buildings from the street is consistent in scale and height of historical commercial buildings in Charters Towers.	**AO12** Buildings include a parapet wall facing the street frontage with a building height a minimum of 1 storey or 6.5m and a maximum of 2 storeys or 9.5m.
PO13 Buildings and pedestrian entries: (a) are visible and accessible from the main street and car parking areas; (b) incorporate well designed and functional sun and rain shelter, such as overhangs or awnings; and (c) are defined by design elements (such as recessing of doors and landscaping).	No acceptable outcome is nominated.
PO14 Buildings must provide continuous pedestrian shelter along the main commercial streets of Charters Towers.	**AO14** Buildings must provide a post supported awning with a minimum width of 3.5m along the full street frontage of the site where fronting either Gill Street or Mosman Street.
PO15 Buildings include windows and openings to: (a) promote street life and business activities; (b) encourage strong indoor/outdoor relationships at ground level; and (c) to facilitate casual surveillance.	No acceptable outcome is nominated.
PO16 Development contributes towards high quality streetscape outcomes that integrate effectively with the street and along key pedestrian and cycle routes.	No acceptable outcome is nominated.
PO17 Development must ensure safe, convenient and legible connections and	No acceptable outcome is nominated.

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Performance outcomes	Acceptable outcomes
pathways are provided: (a) for pedestrians and cyclists to, from and within the site; and (b) to open space, parkland and community-related activities.	
Landscape design Editor's note–Refer also to the Landscaping code.	
PO18 Landscape treatments includes hard and soft elements that: (a) is of a character and durability that reflects the centre; (b) enhance the appearance of the centre; (c) extends from the street edge into building entrances and foyers (where not on Gill and Mosman Street); (d) emphasises a clear pedestrian entry point; (e) screen unsightly components; (f) do not obstruct views of key character and heritage features of buildings including frontages and awnings; (g) provides shading; and (h) reflects and reinforces a tropical image through integrating landscape, outdoor and indoor spaces.	No acceptable outcome is nominated.
Amenity	
PO19 Development is located, designed and operated so that adverse impacts on privacy and amenity on nearby land in the General residential zone is minimised.	**AO19.1** Buildings are set back 3m from any boundary shared with land in the General residential zone.
	AO19.2 A 1.8m high solid screen fence is provided along all boundaries shared with land in the General residential zone.
	AO19.3 A landscaped buffer with a minimum width of 2m and consisting of dense screen planting is provided along all boundaries shared with land in the General residential zone.
	AO19.4 Windows that have a direct view into an adjoining residential use are provided with fixed screening that is a maximum of 50% transparent to obscure views and maintain privacy for residents.
PO20 Development minimises impacts on surrounding land and provides for an appropriate level of amenity within the centre, having regard to:	No acceptable outcome is nominated.

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Performance outcomes	Acceptable outcomes
(a) noise; (b) hours of operation; (c) traffic; (d) visual impact; (e) signage; (f) odour and emissions; (g) lighting; (h) access to sunlight; (i) privacy; and (j) outlook. Editor's note–Applicants may be required to engage specialists to provide detailed investigations into the above matters in order to demonstrate compliance with this performance criterion.	
PO21 All uses are located, designed, orientated and constructed to: (a) minimise noise dust, odour or other nuisance from existing lawful uses; and (b) minimise nuisance caused by noise, vibration and dust emissions generated from any state-controlled road, infrastructure corridor and rail network in the vicinity; and (c) avoid areas that may place unreasonable risk to people and property from former mining activities and contaminated land. Editor's note–Sites of former mining activity may be identified through the Historic Mining Permits, Resources (Mineral Occurrence and Geological Observation Data) and Abandoned Mines layers of MyMinesOnline Maps. However, proponents should be aware that the online mapping does not spatially represent all abandoned mines and their extent. Geotechnical investigation of past mining areas may reveal additional unmapped historic mine sites.	No acceptable outcome is nominated.
Car parking and access	
PO22 Parking and loading areas must not visually dominate the streetscape.	No acceptable outcome is nominated.
Storage areas	
PO23 The location of ancillary storage of goods or materials and waste management areas must not detract from the visual amenity of the local area.	**AO23** Equipment, materials, goods and/or, machinery used on site are either: (a) stored behind the front building setback and screened from view; or (b) stored within a building.
Effects of development	
PO24 Development responds sensitively to on site and surrounding topography,	No acceptable outcome is nominated.

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Performance outcomes	Acceptable outcomes
waterways, drainage patterns, utility services, access, vegetation and adjoining land use, such that: (a) any hazards to people or property are avoided; (b) any earthworks are minimised; (c) the retention of natural drainage line is maximised; (d) the retention of existing vegetation is maximised where possible; (e) damage or disruption to sewer, stormwater and water infrastructure is avoided; and (f) there is adequate buffering, screening or separation to adjoining development.	
Use - Multiple dwelling	
PO25 Development does not compromise ground level business activities being established.	**AO25** Development is located either: (a) above the ground floor level; or (b) to the rear of ground level business activities.
PO26 Development must provide sufficient and accessible open space for residents needs.	**AO26.1** Development provides a minimum of 12m^2 private open space for each dwelling with a minimum dimension of 3m in any direction.
	AO26.2 Private open space is accessible from the main living area.
	AO26.3 Development greater than 18 dwellings provides a minimum communal open space area of 50m^2 with a minimum dimension of 5m.
PO27 Habitable spaces must not directly overlook dwellings on adjacent land.	**AO27** Habitable room windows of a dwelling are separated a minimum of 9m from a habitable room window or private open space of another dwelling unless: (a) windows have translucent glazing or sill heights of at least 1.5m; or (b) there is a 1.8m high dividing fence at ground level; (c) outlook from windows, balconies, and terraces of a dwelling unit is screened with: (i) a solid translucent screen or perforated panels or trellises which have a maximum of 50% openings; and (ii) permanent and fixed, and designed to complement the development.

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Performance outcomes	Acceptable outcomes
Use - Child care centre	
PO28 Development does not adversely impact on the amenity of area.	**AO28** Hours of operation is limited to 6:00 to 19:00 daily.
PO29 The development minimises: (a) the hazards of heavy traffic; (b) adverse impacts on the prevailing road hierarchy; and (c) on site conflict between children's activities, pedestrian movement, vehicle movement and car parking.	No acceptable outcome is nominated.

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6.2.3 Industry zone category

6.2.3.1 Industry zone code

6.2.3.1.1 Application

This code applies to development where the code is identified as applicable in categories of assessment and development.

When using this code, reference should be made to section 5.3.2 and where applicable, section 5.3.3 located in Part 5.

6.2.3.1.2 Purpose

(1) The purpose of the Industry zone is to provide for:
- (a) a variety of industry activities; and
- (b) other uses and activities that:
  - (i) support industry activities; and
  - (ii) do not compromise the future use of premises for industry activities.

(2) The purpose of the zone will be achieved through the following overall outcomes:
- (a) industrial activities are located, designed and managed to maintain public safety, avoid significant adverse effects on the natural environment and minimise impacts on adjacent non-industrial land;
- (b) high impact, noxious and hazardous industrial uses require large development sites with appropriate separation from other land use activities;
- (c) the zone also accommodates limited activities of wholesale, trade supplies and indoor sport and recreation uses which are difficult to locate in other areas, where these have low levels of potential impacts on surrounding areas;
- (d) other non-industrial uses that are ancillary to, and directly support, the industrial area are facilitated;
- (e) the zone does not accommodate uses which are primarily oriented to retail sales and commercial business activities and which are more appropriately located in centres, such as Shops, Shopping centres, showrooms and offices;
- (f) uses and works for industrial purposes are located, designed and managed to maintain safety to people, avoid significant adverse effects on the natural environment and minimise impacts on adjacent non-industrial land;
- (g) development maximises the use of existing transport infrastructure and has access to the appropriate level of transport infrastructure (railways, freight routes and motorways) and facilities such as airports;
- (h) development is supported by transport infrastructure that is designed to provide and promote safe and efficient transport use, walking and cycling;
- (i) development is designed to incorporate sustainable practices including maximising energy efficiency and water conservation;
- (j) the scale, character and built form of development contributes to a high standard of amenity and makes a positive contribution to the public domain and streetscape particularly along major roads;
- (k) the viability of both existing and future industrial uses are protected from the intrusion of incompatible uses;
- (l) development responds to land constraints, including but not limited to topography, bushfire and flooding, former mining activities and land contamination;

  Editor's note–Sites of former mining activity may be identified through the Historic Mining Permits, Resources (Mineral Occurrence and Geological Observation Data) and Abandoned Mines layers of MyMinesOnline Maps. However, proponents should be aware that the online mapping does not spatially represent all abandoned mines and their

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extent. Geotechnical investigation of past mining areas may reveal additional unmapped historic mine sites.

(m) adverse impacts on natural features and processes, both on site and from adjoining areas, are minimised through location, design, operation and management of development;

(n) development avoids significant adverse effects on water quality and the natural environment; and

(o) industrial uses are adequately separated from sensitive land uses to minimise the likelihood of environmental harm or environmental nuisance occurring.

6.2.3.1.3 Specific benchmarks for assessment

Table 6.2.3.1.3—Accepted development subject to requirements and assessable development

Performance outcomes	Acceptable outcomes
Built form (if involving building work)	
PO1 Buildings, outdoor storage and activity areas: (a) are appropriate to the height, scale, bulk and character of other buildings and activities in the surrounding industrial area; (b) are proportionate to the size of the site; and (c) do not result in a significant loss of visual amenity.	**AO1.1** Building height does not exceed: (a) 12m; or (b) 8.5m where adjoining a residential premises or land in the General residential zone.
	AO1.2 Site cover including any outdoor storage and sales areas do not exceed 75% of the site.
PO2 Buildings, structures and industry activities are setback from the road frontage to mitigate the impact of activities on the streetscape.	**AO2** Buildings, structures and industrial activity areas are setback 6m from the road frontage.
Building design (if involving building work)	
PO3 Building entrances are legible and safe.	**AO3.1** The main entry to the premises is: (a) easily identifiable and directly accessible from the street with a clearly defined entrance point; and (b) separate to vehicle access points.
	AO3.2 Each building or tenancy is provided with a highly visible street and unit number.
	AO3.3 Premises are provided with external lighting sufficient to provide safe ingress and egress for site users.
	AO3.4 Ancillary office space is sited and orientated towards the principal road frontage of a site.
Amenity	
PO4 Where adjoining land in the General residential zone, development provides adequate buffering and screening so that	**AO4.1** New buildings, plant and equipment, active outdoor use areas, site access and car parking, servicing or outdoor storage

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Performance outcomes	Acceptable outcomes
adverse impacts on the amenity on adjoining properties are minimised.	areas are set back a minimum of 5m from any boundary adjoining land in the General residential zone.
	AO4.2 Within the setback area of any adjoining land in the General residential zone, the following is provided: (a) a minimum 1.8m high solid boundary fence; and (b) a densely planted landscape strip, having a minimum width of 3m and the balance setback area turfed.
	AO4.3 Windows or openings that have direct views into adjoining residential buildings are provided with fixed screening that is a maximum of 50% transparent to obscure views into the adjoining residential building and maintain privacy for those residents.
PO5 Utility elements (including refuse areas, outdoor storage, plant and equipment, loading and unloading areas) are screened from view from the street and adjoining any land in another zone.	AO5 Utility elements are: (a) located within or behind the building; or (b) screened by a 1.8m high solid wall or fence; or (c) behind landscaping having the same screening effect as a 1.8m screen fence. Editor's note—Screening can be provided by any combination of the above treatments to meet the acceptable outcome.
PO7 Landscaping is provided to mitigate the visual impact of development and screen unsightly components.	AO7 A minimum 2m width of landscaping is provided along the entire principal road frontage excluding the driveway.
PO8 Development minimises potential conflicts with, or impacts on, other uses having regard to vibration, odour, dust or other emissions.	AO8.1 Development achieves the air quality design objectives set out in the *Environmental Protection (Air) Policy 2008*, as amended. Editor's note–To achieve compliance, development is planned, designed and managed to ensure emissions from activities to achieve the appropriate acoustic objectives (measured at the receptor dB(A)).
	AO8.2 Development that involves the storage of materials on site that are capable of generating air contaminants either by wind or when disturbed are managed by: (a) being wholly enclosed in storage bins; or (b) a watering program so material cannot become airborne.

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Performance outcomes	Acceptable outcomes
PO9 Development prevents or minimises the generation of any noise so that: (a) nuisance is not caused to adjoining premises or other nearby sensitive land uses; and (b) desired ambient noise levels in residential areas are not exceeded.	**AO9** Development achieves the noise generation levels set out in the *Environmental Protection (Noise) Policy 2008*, as amended.
PO10 Outdoor lighting does not adversely affect the amenity of adjoining properties or create a traffic hazard on adjacent roads.	**AO10.1** Light emanating from any source complies with *Australian Standard AS4282 Control of the Obtrusive Effects of Outdoor Lighting.*
	AO10.2 Outdoor lighting is provided in accordance with *Australian Standard AS 1158.1.1 Road Lighting – Vehicular Traffic (Category V) Lighting – Performance and Installation Design Requirements.*
PO11 Development provides for the collection, treatment and disposal of liquid wastes or sources of contamination such that off site releases of contaminants do not occur.	**AO11.1** Areas where potentially contaminating substances are stored or used, are: (a) roofed and sealed with concrete, asphalt or similar impervious surface and bunded; and (b) located above the defined flood event. Editor's note–Refer to the Flood hazard overlay code for further information regarding the defined flood event.
	AO11.2 Provision is made for spills to be bunded and retained on site for removal and disposal by an approved means.
	AO11.3 Roof water is piped away from areas of potential contamination.
Hours of operation	
PO12 Hours of operation are limited to minimise nuisance to any surrounding sensitive land uses.	**AO12** Where within 150m of a sensitive land use or land in a Residential zone, hours of operation are limited to 7:00 to 18:00 daily.
Use - Caretaker's accommodation	
PO13 Development: (a) is subordinate to non-residential uses on the same site; and (b) only accommodates 1 caretaker.	**AO13.1** No more than 1 Caretaker's accommodation unit on site.
	AO13.2 Caretaker's accommodation is a maximum of 50m^2 in GFA.
Use - Office	
PO14 Offices are only accommodated within	**AO14** The area used for an ancillary office use

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Performance outcomes	Acceptable outcomes
the Industry zone where they are ancillary to the primary industrial use.	does not exceed 100m^2 GFA.
Use - Agricultural supplies store, Garden centre, Hardware and trade supplies	
PO15 Development: (a) does not impact on the viability of the region's centres and industrial areas; (b) does not compromise the industry character of the locality; and (c) does not include large format, land consumptive commercial uses.	AO15 GFA does not exceed 250m^2 for any Agricultural supplies store, Garden centre and Hardware and trade supplies.
For all assessable development	
Land use	
PO16 Development does not compromise the use of land for industry purposes.	No acceptable outcome is nominated.
PO17 Development is: (a) an industrial activity; or (b) trade related; or (c) difficult to locate in other zones due to land area or operational requirements (such as indoor sport and recreation uses); or (d) small in scale and ancillary to, or directly supports, the industrial functions of the area.	No acceptable outcome is nominated.
PO18 Any Educational establishment must involve the provision of training exclusively and specifically related to industrial or trade related activities.	No acceptable outcome is nominated.
Use - Food and drink outlet	
PO19 Development: (a) occurs at a scale which provides for the day to day convenience needs of employees in the industry area; and (b) does not impact on the viability of the region's centres.	AO19 GFA including all seating areas does not exceed 150m^2.
PO20 Development provides a safe environment for staff and patrons through: (a) adequate separation from the source of any emissions generated by surrounding uses; and (b) design and construction features which mitigate noise and air quality impacts on food preparation and dining areas.	No acceptable outcome is nominated.
Use - Service station	

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Performance outcomes	Acceptable outcomes
PO21 Buildings and structures allow for the safe operation of the Service station.	**AO21** All buildings and structures, including equipment associated with the Service station operation are setback as follows: (a) 10m from the front boundary; and (b) 2m from the side and rear boundaries
PO22 Retail components are ancillary to the Service station use.	**AO22** The maximum area of retail GFA is 80m^2.
Amenity	
PO23 Development must provide adequate separation to sensitive land uses to avoid harmful exposure to air, noise and odour emissions from industrial uses that have the potential to adversely impact on human health, amenity and wellbeing. Editor's note–Applicants may be required to engage specialists to provide detailed investigations into the above matters in order to demonstrate compliance with this performance criterion.	No acceptable outcome is nominated.
PO24 All uses are located, designed, orientated and constructed to: (a) minimise noise dust, odour or other nuisance from existing lawful uses; and (b) minimise nuisance caused by noise, vibration and dust emissions generated from any state-controlled road, infrastructure corridor and rail network in the vicinity; and (c) avoid areas that may place unreasonable risk to people and property from former mining activities and contaminated land. Editor's note–Sites of former mining activity may be identified through the Historic Mining Permits, Resources (Mineral Occurrence and Geological Observation Data) and Abandoned Mines layers of MyMinesOnline Maps. However, proponents should be aware that the online mapping does not spatially represent all abandoned mines and their extent. Geotechnical investigation of past mining areas may reveal additional unmapped historic mine sites.	No acceptable outcome is nominated.
PO25 Development is designed to facilitate the safety and security of people and property having regard to: (a) maximising casual surveillance and sight lines; (b) exterior building design that promotes safety; (c) adequate lighting;	No acceptable outcome is nominated.

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Performance outcomes	Acceptable outcomes
(d) appropriate signage and wayfinding; (e) minimisation of personal concealment and entrapment locations; and (f) building entrances, parking, loading and storage areas that are well lit and have clearly defined access points. Editor's note—Applicants should have regard to *Crime Prevention through Environmental Design Guidelines for Queensland.*	
Effects of development	
PO26 Development responds sensitively to on site and surrounding topography, waterways, drainage patterns, utility services, access, vegetation and adjoining land uses, such that: (a) any hazards to people or property are avoided; (b) any earthworks are minimised; (c) the retention of natural drainage lines are maximised; (d) the retention of existing vegetation is maximised; (e) damage or disruption to sewer, stormwater and water infrastructure is avoided; (f) the risk of introducing and spreading weeds and pest animals is mitigated; and (g) there is adequate buffering, screening or separation to adjoining development.	No acceptable outcome is nominated.
PO27 Development is located, designed and operated so that adverse environmental impacts and environmental harm on nearby land is minimised.	No acceptable outcome is nominated.

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6.2.3.2 Industry investigation zone code

6.2.3.2.1 Application

This code applies to development where the code is identified as applicable in categories of assessment and development.

When using this code, reference should be made to section 5.3.2 and where applicable, section 5.3.3 located in Part 5.

6.2.3.2.2 Purpose

(1) The purpose of the Industry investigation zone is to identify and protect land that may be suitable for industry activities, subject to further planning and investigation.

Editor's note–Future industrial development must be in accordance with an approved structure plan. Section 3.3.1.2(16) of Part 3 (Strategic Framework) and the Reconfiguring a Lot code provide further guidance on these matters.

(2) The purpose of the zone will be achieved through the following overall outcomes:

(a) interim development does not compromise the future development potential of the area for industrial purposes;

(b) land that is suitable for industrial purposes is not developed until necessary trunk infrastructure is provided to service the development;

(c) land that is suitable for future industrial purposes is located to minimise impacts on non-industrial land;

(d) development does not compromise the future development potential of the area for industrial purposes; and

(p) development responds to land constraints, including but not limited to, flooding, bushfire, former mining activities and land contamination.

Editor's note–Sites of former mining activity may be identified through the Historic Mining Permits, Resources (Mineral Occurrence and Geological Observation Data) and Abandoned Mines layers of MyMinesOnline Maps. However, proponents should be aware that the online mapping does not spatially represent all abandoned mines and their extent. Geotechnical investigation of past mining areas may reveal additional unmapped historic mine sites.

6.2.3.2.3 Specific benchmarks for assessment

Table 6.2.3.2.3—Accepted development subject to requirements and assessable development

Performance outcomes	Acceptable outcomes
Building height	
PO1 Buildings are: (a) low rise; and (b) consistent with the character of the area.	AO1 Building height does not exceed 8.5m.
Use - Caretakers accommodation	
PO2 Development: (a) is subordinate to non-residential uses on the same site; (b) is very small scale; (c) does not compromise the future industrial use of the site; and (d) only accommodates 1 caretaker.	AO2.1 No more than 1 Caretaker's accommodation unit is established on the site. AO2.2 The Caretaker's accommodation unit is a maximum of 50m^2 in gross floor area.
Use - Sales office	
PO3	AO3.1

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Performance outcomes	Acceptable outcomes
The use does not adversely impact on the amenity of the surrounding land uses and local character.	Development of the sales office is in place for no more than two years. **AO3.2** There are a maximum of 2 employees on site at any one time.
For all assessable development	
Land use	
PO4 Development does not reduce or preclude the long-term use of land within the Industry investigation area for future industrial purposes.	No acceptable outcome is nominated.
Infrastructure	
PO5 Development is adequately serviced with infrastructure commensurate with its needs.	No acceptable outcome is nominated.
Effects of development	
PO6 Development minimises impacts on non-industrial uses, having regard to: (a) noise; (b) traffic and parking; (c) visual impact; (d) vibrations; (e) signage; (f) odour and emissions; and (g) lighting. Editor's note–Applicants may be required to engage specialists to provide detailed investigations into the above matters in order to demonstrate compliance with this performance criterion.	No acceptable outcome is nominated.
PO7 Development responds sensitively to on site and surrounding topography, drainage patterns, waterways, utility services, access, vegetation and adjoining land use, such that: (a) any hazards to people or property are avoided; (b) any earthworks are minimised; (c) the retention of natural drainage line is maximised; (d) the retention of existing vegetation is maximised; (e) damage or disruption to sewer, stormwater and water infrastructure is avoided; (f) the risk of introducing and spreading weeds and pest animals is mitigated; and (g) there is adequate buffering,	No acceptable outcome is nominated.

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Performance outcomes	Acceptable outcomes
screening or separation to adjoining development.	
PO8 All uses are located, designed, orientated and constructed to: (a) minimise noise dust, odour or other nuisance from existing lawful uses; and (b) minimise nuisance caused by noise, vibration and dust emissions generated from any state-controlled road, infrastructure corridor and rail network in the vicinity; and (c) avoid areas that may place unreasonable risk to people and property from former mining activities and contaminated land. Editor's note–Sites of former mining activity may be identified through the Historic Mining Permits, Resources (Mineral Occurrence and Geological Observation Data) and Abandoned Mines layers of MyMinesOnline Maps. However, proponents should be aware that the online mapping does not spatially represent all abandoned mines and their extent. Geotechnical investigation of past mining areas may reveal additional unmapped historic mine sites.	No acceptable outcome is nominated.

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6.2.4 Recreation zone category

6.2.4.1 Recreation and open space zone code

6.2.4.1.1 Application

This code applies to development where the code is identified as applicable in categories of assessment and development.

When using this code, reference should be made to section 5.3.2 and where applicable, section 5.3.3 located in Part 5.

6.2.4.1.2 Purpose

(1) The purpose of the Recreation and open space zone is to provide for:

- (a) a variety of cultural, educational, leisure, recreation and sporting uses and activities, including, for example:
  - (i) parks, playgrounds or playing fields for the use of residents and visitors; and
  - (ii) parks, or other areas, for the conservation of natural areas; and
- (b) facilities and infrastructure to support the uses and activities stated in paragraph (a).

(2) The purpose of the zone will be achieved through the following overall outcomes:

- (a) recreation and open space areas are accessible to the general public for a range of outdoor activities;
- (b) a range of functional and accessible recreation open spaces including parks, linkages and sporting fields and facilities are available for the use and enjoyment of residents and visitors;
- (c) opportunities for small scale sporting clubs and community uses are established in multi purpose club facilities;
- (d) development is designed to incorporate sustainable practices including maximising energy efficiency and water conservation;
- (e) development is supported by transport infrastructure that is designed to provide and promote safe and efficient access;
- (f) impacts on adjacent areas from development and activities within the zone are managed through buffering to adjacent sensitive land uses and appropriate design, siting and operation of facilities and infrastructure;
- (g) ancillary structures and buildings such as clubhouses, kiosks, shelters, stands, amenity facilities, picnic tables and playgrounds are provided where necessary to support safe access and essential management of sport and recreation areas;
- (h) land that is susceptible to flooding or drainage problems is protected from inappropriate activities or facilities;
- (i) where areas in this zone include natural habitats such as bushland, wetlands or waterways, or act as a buffer between natural and developed areas, adverse impacts on areas of ecological significance are avoided and where avoidance is not possible, minimised;
- (j) development responds to land constraints, including but not limited to topography, bushfire and flooding;
- (k) open space areas are planned and designed to enhance community liveability, scenic amenity and provide a retreat from developed areas.

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6.2.4.1.3 Specific benchmarks for assessment

Table 6.2.4.1.3—Accepted development subject to requirements and assessable development

Performance outcomes	Acceptable outcomes
Built form	
PO1 Built form is of a height and scale that: (a) is low-medium rise and visually unobtrusive; (b) protects surrounding residential amenity and minimises overshadowing and overlooking where adjoining an existing residential use or land in a zone in which residential activities can occur; and (c) does not restrict access to, utility or enjoyment of the land for sport and recreation purposes.	**AO1.1** Building height does not exceed 12m.
	AO1.2 The site cover of all buildings and structures does not exceed the lesser of 40% of the total site area or 400m^2.
Uses - Caretakers accommodation or dwelling unit	
PO2 Development is: (a) ancillary to the primary use; and (b) does not compromise the sport and recreation function of this site.	**AO2.1** No more than 1 accommodation unit is established on the site.
	AO2.2 Development is a maximum of 100m^2 in gross floor area.
Amenity	
PO3 Development provides adequate separation, screening and buffering from any adjoining residential premises or land in a zone in which residential activities can occur, so that residential privacy and amenity is not adversely affected.	**AO3.1** Development that shares a boundary with a residential premises or land in a zone in which residential activities can occur, requires a minimum boundary setback of 6m for: (a) temporary structures including markets; (b) active outdoor use or sporting areas; (c) site access points; (d) car parking areas; and (e) servicing or outdoor storage areas.
	AO3.2 Development that shares a boundary with a residential premises or land in a zone in which residential activities can occur, must ensure all buildings: (a) are setback a minimum of 15m from that common boundary; and (b) include a minimum 1.8m high solid screen fence along that common boundary; or (c) a landscaped buffer area consisting of dense screen planting of a minimum 3m width along that common boundary.

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Performance outcomes	Acceptable outcomes
	Editor's note–Refer also to the Landscaping code.
	AO3.3 Windows that have a direct view into an adjoining residential use are provided with fixed screening that is a maximum of 50% transparent.
PO4 Outdoor lighting does not adversely affect the amenity of adjoining properties or create a traffic hazard on adjacent roads.	**AO4.1** Light emanating from any source complies with *Australian Standard AS4282 Control of the Obtrusive Effects of Outdoor Lighting* as amended.
	AO4.2 Outdoor lighting is provided in accordance with *Australian Standard AS1158.1.1 Road Lighting – Vehicular Traffic (Category V) Lighting – Performance and Installation Design Requirements* as amended.
PO5 Development must not unreasonably affect the amenity of the surrounding area.	**AO5** Hours of operation are limited between 7:00 and 22:00 daily.
For all assessable development	
Land use	
PO6 Development facilitates the optimum enjoyment and use of the land for recreation and open space purposes.	No acceptable outcome is nominated.
PO7 Non-recreation uses occur only where they directly support the primary recreation and open space function of the site or are a compatible community-related activity.	No acceptable outcome is nominated.
PO8 Buildings, structures and use areas are designed to ensure efficient use of buildings and facilities and provide for multiple or shared use of facilities where practicable.	No acceptable outcome is nominated.
Design and amenity	
PO9 Development does not impede public access to and use of recreation and open space facilities.	No acceptable outcome is nominated.
PO10 Development maintains a high level of amenity within the site and minimises impacts on surrounding areas, having regard to: (a) noise; (b) traffic and parking; (c) visual impact;	No acceptable outcome is nominated.

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Performance outcomes	Acceptable outcomes
(d) signage; (e) odour and emissions; (f) waste; (g) access to sunlight; and (h) privacy. Editor's note–Applicants may be required to engage specialists to provide detailed investigations into the above matters in order to demonstrate compliance with this performance criterion.	
PO11 Landscaping: (a) enhances visual amenity; (b) integrates with the sport and recreation setting; (c) allows for active recreational and sporting activities to occur; and (d) ensures the sport and recreation area is highly accessible. Editor's note–Refer also to the Landscaping code.	No acceptable outcome is nominated.
PO12 Development must ensure safe and legible connections are provided for: (a) pedestrians and cyclists to, from and within the site; and (b) open space, parkland, recreation areas, centres and community-related activities.	No acceptable outcome is nominated.
PO13 The site layout and design responds sensitively to on site and surrounding topography, waterways, drainage patterns, ecological values by: (a) any hazards to people or property are avoided; (b) any earthworks are minimised; (c) the retention of natural drainage lines are maximised; (d) the retention of existing vegetation is maximised; (e) damage, safety or disruption to sewer, stormwater detention and water infrastructure is avoided; (f) mitigating the risk of introducing and spreading weeds and pest animals; and (g) there is adequate buffering, screening or separation to adjoining development.	No acceptable outcome is nominated.
PO14 Development is designed to achieve safety for all users having regard to: (a) maximising casual surveillance and	No acceptable outcome is nominated.

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Performance outcomes	Acceptable outcomes
sight lines; (b) avoiding personal concealment and entrapment locations; (c) exterior building design that promotes safety; (d) adequate lighting; (e) appropriate signage and wayfinding; and (f) building entrances, parking areas, loading and storage areas that are well lit and have clearly defined access points. Editor's note–Applicants may find useful guidance in the Queensland Government's Crime Prevention through Environmental Design Guidelines for Queensland.	
PO15 All uses are located, designed, orientated and constructed to: (a) minimise noise dust, odour or other nuisance from existing lawful uses; and (b) minimise nuisance caused by noise, vibration and dust emissions generated from any state-controlled road, infrastructure corridor and rail network in the vicinity.	No acceptable outcome is nominated.

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6.2.5 Environmental zone category

6.2.5.1 Environmental management and conservation zone code

6.2.5.1.1 Application

This code applies to development where the code is identified as applicable in categories of assessment and development.

When using this code, reference should be made to section 5.3.2 and where applicable, section 5.3.3 located in Part 5.

6.2.5.1.2 Purpose

(1) The purpose of the Environmental management and conservation zone is to provide for the protection and maintenance of areas that support one or more of the following:

- (a) biological diversity;
- (b) ecological integrity;
- (c) naturally occurring landforms; and
- (d) coastal processes.

(2) The purpose of the zone will be achieved through the following overall outcomes:

- (a) the ecological values of land are protected from the impacts of inappropriate development;
- (b) very low intensity development related to the conservation and environmental values of the area may be facilitated where a demonstrated community need exists;
- (c) nature based tourism is facilitated where a demonstrated community need exists and the use does not detrimentally affect the environmental values of the area;
- (d) adverse impacts from on site and adjoining sites are minimised or avoided through the location, design and management of development and activities;
- (e) land is publicly accessible where this does not compromise other overall outcomes; and
- (f) development does not fragment state, regional or local environmental corridors and maintains linkages to areas with other ecological values.

6.2.5.1.3 Specific benchmarks for assessment

Table 6.2.5.1.3—Accepted development subject to requirements and assessable development

Performance outcomes	Acceptable outcomes
Use - Caretakers accommodation	
PO1 Development is: (a) ancillary to the primary use; and (b) does not compromise the low density, natural, conservation and open space function of the site.	**AO1.1** No more than 1 Caretaker's accommodation unit is established on the site.
	AO1.2 Caretakers accommodation is a maximum of 100m^2 in gross floor area.
	AO1.3 Development does not involve the clearing of native vegetation.
For assessable development	
Land use	
PO2 Development:	No acceptable outcome is nominated.

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Performance outcomes	Acceptable outcomes
(a) is consistent with the environmental character of the locality; and (b) protects natural and scenic values of the locality.	
PO3 Development provides for public access to the land except where: (a) environmental values are adversely impacted; and (b) there is a risk to public safety.	No acceptable outcome is nominated.
Use - Nature based tourism	
PO4 Development directly supports visitation to the land for conservation purposes.	No acceptable outcome is nominated.
PO5 Development is of a scale and intensity that does not compromise the very low density and environmental character of the locality.	AO5.1 Building height does not exceed 4.5m.
	AO5.2 Development does not involve the clearing of native vegetation.
	AO5.3 Development does not exceed 6 guests at any one time.
Effects of development	
PO6 Development responds sensitively to on site and surrounding topography, waterways, drainage patterns, utility services, access, vegetation and adjoining land use, such that: (a) any hazards to people or property are avoided; (b) any earthworks are minimised; (c) the retention of natural drainage lines are maximised; (d) the retention of existing vegetation is maximised; (e) the risk of introducing and spreading weeds and pest animals is mitigated; and (f) there is adequate buffering, screening or separation to adjoining development.	No acceptable outcome is nominated.
PO7 All uses are located, designed, orientated and constructed to: (a) minimise noise dust, odour or other nuisance from existing lawful uses; and (b) minimise nuisance caused by noise, vibration and dust emissions generated from any state-controlled road, infrastructure corridor and rail network in the vicinity.	No acceptable outcome is nominated.

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6.2.6 Tourism zone category

6.2.6.1 Minor tourism zone

6.2.6.1.1 Application

This code applies to development where the code is identified as applicable in categories of assessment and development.

When using this code, reference should be made to section 5.3.2 and where applicable, section 5.3.3 located in Part 5.

6.2.6.1.2 Purpose

(1) The purpose of the Minor tourism zone is to provide for:

- (a) a variety of activities, facilities and places that:
  - (i) are for, or support tourism;
  - (ii) have less than 20 employees; and
  - (iii) are in environmental, rural or urban areas.
- (b) permanent accommodation for employees, if required for the activities, facilities and places stated in paragraph (a) and appropriate for the area.

(2) The purpose of the zone will be achieved through the following overall outcomes:

- (a) the primary use in this zone is for tourism purposes by way of short stay holidays associated:
  - (i) with caravan parks and/or cabins and Short-term accommodation such as motels within the urban area of Charters Towers; or
  - (ii) caravan parks, camping and/or cabins in specific locations along highway corridors and/or associated with natural environmental features.
- (b) a range of uses are provided only where subordinate to or directly associated with tourism and nature-based tourism opportunities activities;
- (c) development services the day to day convenience needs of tourists, visitors and staff;
- (d) development is of a scale that does not impact on the viability of surrounding centres;
- (e) development provides a high level of amenity for visitors;
- (f) development minimises adverse impacts on ecological values;
- (g) development protects and enhances the unique local, scenic, environmental, cultural and historic character of the locality; and
- (h) development responds to land constraints including topography, bushfire, flooding, former mining activities and land contamination.

Editor's note–Sites of former mining activity may be identified through the Historic Mining Permits, Resources (Mineral Occurrence and Geological Observation Data) and Abandoned Mines layers of MyMinesOnline Maps. However, proponents should be aware that the online mapping does not spatially represent all abandoned mines and their extent. Geotechnical investigation of past mining areas may reveal additional unmapped historic mine sites.

6.2.6.1.3 Specific benchmarks for assessment

Table 6.2.6.1.3—Accepted development subject to requirements and assessable development

Performance outcomes	Acceptable outcomes
Built form	
PO1 Buildings and other structures are; (a) low rise; and (b) designed to reflect the immediate	AO1 Building height does not exceed 8.5m.

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Performance outcomes	Acceptable outcomes
surrounding area.	
Uses - Caretakers accommodation or dwelling unit	
PO2 Development is: (a) ancillary to the primary use; and (b) does not compromise the tourism function of the site.	**AO2.1** No more than 1 accommodation unit is established on the site.
	AO2.2 Development is a maximum of 100m^2 in GFA.
Land use	
PO3 Development: (a) is primarily a tourist related activity; (b) has less than 20 employees; and (c) is directly associated or servicing a tourist related activity.	No acceptable outcome is nominated.
Use – Food and drink outlet or Shop	
PO4 Any Food and drink outlet or Shop, where not ancillary to a Tourist park or Short-term accommodation: (a) is not located in an area adjoining the General residential zone; and (b) provides highway or tourist related services.	No acceptable outcome is nominated.
PO5 The scale and size of any Food and drink outlet or Shop: (a) serves the on site needs of tourists and visitors; and (b) does not impact on retail activities occurring in urban and township centres.	**AO5** The maximum GFA of any Shop or Food and drink outlet does not exceed 100m^2.
Amenity	
PO6 Development provides adequate separation, screening and buffering from any adjoining residential premises or land in a zone in which residential activities can occur, so that residential privacy and amenity is not adversely affected.	**AO6.1** Where adjoining a residential use or land in a zone in which residential activities can occur: (a) a minimum side and rear boundary setback of 3m is required for any: (i) ancillary kiosk or Food and drink outlet premises; (ii) site access points; and (iii) car parking areas; (b) a minimum boundary setback of 10m is required for any: (i) amenity buildings; (ii) servicing or outdoor storage areas; (iii) temporary structures including caravans; and (iv) active outdoor use areas.
	AO6.2 Plant and air-conditioning equipment is

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Performance outcomes	Acceptable outcomes
	screened from view of the road or adjoining residential activity.
PO7 Development must not unreasonably affect the amenity of the surrounding area.	AO7 Hours of operation of any ancillary kiosk or Food and drink outlet are limited to 6:00 to 22:00 daily.
PO8 Development minimises impacts on surrounding land and uses, having regard to: (a) noise; (b) visual impact; (c) signage; (d) odour and emissions; (e) lighting; (f) access to sunlight; and (g) privacy. Editor's note–Applicants may be required to engage specialists to provide detailed investigations into the above matters in order to demonstrate compliance with this performance outcome.	No acceptable outcome is nominated.
PO9 All uses are located, designed, orientated and constructed to: (a) minimise noise dust, odour or other nuisance from existing lawful uses; and (b) minimise nuisance caused by noise, vibration and dust emissions generated from any state-controlled road, infrastructure corridor and rail network in the vicinity; and (c) avoid areas that may place unreasonable risk to people and property from former mining activities and contaminated land. Editor's note–Sites of former mining activity may be identified through the Historic Mining Permits, Resources (Mineral Occurrence and Geological Observation Data) and Abandoned Mines layers of MyMinesOnline Maps. However, proponents should be aware that the online mapping does not spatially represent all abandoned mines and their extent. Geotechnical investigation of past mining areas may reveal additional unmapped historic mine sites.	No acceptable outcome is nominated.
Protection of natural values	
PO10 The site layout and design responds sensitively to on site and surrounding topography, waterways, drainage patterns and ecological values by: (a) any hazards to people or property are avoided; (b) any earthworks are minimised;	No acceptable outcome is nominated.

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Performance outcomes	Acceptable outcomes
(c) the retention of natural drainage lines are maximised; (d) the retention of existing vegetation is maximised; (e) damage, safety or disruption to sewer, stormwater detention and water infrastructure is avoided; and (f) there is adequate buffering, screening or separation to adjoining development.	

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6.2.7 Other zone category

6.2.7.1 Community facilities zone code

6.2.7.1.1 Application

This code applies to development where the code is identified as applicable in categories of assessment and development.

When using this code, reference should be made to section 5.3.2 and where applicable, section 5.3.3 located in Part 5.

6.2.7.1.2 Purpose

(1) The purpose of the Community facilities zone is to provide for community-related uses, activities and facilities, whether publicly or privately owned, including, for example:

(a) educational establishments;
(b) hospitals;
(c) transport and telecommunication networks; and
(d) utility installations.

(2) The purpose of the zone will be achieved through the following overall outcomes:

(a) development is generally consistent in scale, height and bulk with that of surrounding development;

(b) development is sited, designed and operated in a way that does not adversely impact on the amenity of adjoining properties through buffering and appropriate design, siting and operation of facilities and infrastructure;

(c) other complementary uses may occur within this zone, where community-related activities and facilities remain the primary use and continue to effectively meet community needs;

(d) community facilities are in highly accessible locations and are designed to promote safe and efficient public use through walking and cycling;

(e) adverse impacts on areas of environmental significance, natural features and processes are avoided;

(f) development is designed to incorporate sustainable practices including maximising energy efficiency and water conservation;

(g) development responds to land constraints, including but not limited to topography, bushfire and flooding, former mining activities and land contamination; and

Editor's note–Sites of former mining activity may be identified through the Historic Mining Permits, Resources (Mineral Occurrence and Geological Observation Data) and Abandoned Mines layers of MyMinesOnline Maps. However, proponents should be aware that the online mapping does not spatially represent all abandoned mines and their extent. Geotechnical investigation of past mining areas may reveal additional unmapped historic mine sites.

(h) The purpose of the zone will also be achieved through the following additional overall outcomes for particular precinct:

(i) hospital and health care services precinct:

A. development provides for hospital uses and a range of health care, allied health and medical support services; and
B. Short-term accommodation for visitors associated with patients is supported.

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6.2.7.1.3 Specific benchmarks for assessment

Table 6.2.7.1.3—Accepted development subject to requirements and assessable development

Performance outcomes	Acceptable outcomes
Built form - where involving building work	
PO1 Built form is of a height that: (a) is low-medium rise and visually unobtrusive; (b) protects surrounding residential amenity and minimises overshadowing and overlooking where adjoining an existing residential use or a Residential zone.	**AO1** Building height does not exceed 8.5m or 12m where in the Hospital and health care services precinct.
PO2 Front building setbacks and orientation provide for an attractive streetscape that is compatible with existing characteristics of the local area.	**AO2.1** Buildings have their main facade and entry facing the primary street frontage.
	AO2.2 Front boundary setbacks for buildings are: (a) within 20% of the average front setback of adjoining buildings; or (b) where there are no adjoining buildings, 6m.
PO3 Development minimises the bulk of buildings to assist integration with surrounding development and character of the locality.	**AO3** Walls are articulated so that they do not exceed in length of 15m without a change in plane of at least 1m depth.
Amenity	
PO4 Development provides adequate separation and buffering from any adjoining residential premises or land in a zone in which residential activities can occur, so that residential privacy and amenity is not adversely affected.	**AO4.1** New buildings are set back 3m or half the height of that part of the building, whichever is the greater, from any boundary shared with a residential use or land in a zone in which residential activities can occur.
	AO4.2 Where development adjoins a residential use or land in a zone in which residential activities can occur: (a) a 1.8m high solid screen fence is provided along that common boundary; or (b) a landscaped buffer with a minimum width of 2m and consisting of dense screen planting is provided along that common boundary. Editor's note–Refer also to the Landscaping Code.
	AO4.3 Windows that have a direct view into an adjoining residential use are provided with fixed screening that is a maximum of 50% transparent to obscure views and maintain privacy for residents.

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Performance outcomes	Acceptable outcomes
	AO4.4 Plant, waste and air-conditioning equipment is screened from view of the road or adjoining residential activity.
PO5 The amenity of the locality is not unreasonably affected as a result of development.	AO5 Hours of operation are limited to: (a) 7:00 to 18:00 daily; or (b) 6:00 to 22:00 daily where not adjoining an existing residential use or land within the General residential zone. Editor's note–Hours of operation do not apply in the Hospital and health care services precinct.
PO6 Outdoor lighting does not adversely affect the amenity of adjoining properties or create a traffic hazard on adjacent roads.	**AO6.1** Light emanating from any source complies with *Australian Standard AS4282 Control of the Obtrusive Effects of Outdoor Lighting* as amended.
	AO6.2 Outdoor lighting is provided in accordance with *Australian Standard AS1158.1.1 Road Lighting – Vehicular Traffic (Category V) Lighting – Performance and Installation Design Requirements* as amended.
PO7 Refuse storage areas and storage of goods or materials in open areas is presented in a manner that does not detract from the visual amenity of the locality.	AO7 The open area used for the storage of refuse, vehicles, machinery, goods and materials used on the site is: (a) located no closer than 3m from any boundary; and (b) are screened from view by a 1.8m high solid screen.
Use - Caretakers accommodation	
PO8 Development: (a) is ancillary to the primary use; and (b) provides adequate open space for the caretaker.	**AO8.1** No more than 1 Caretaker's accommodation unit is established on the site.
	AO8.2 The Caretaker's accommodation unit is a maximum of 100m^2 in GFA.
	AO8.3 Private open space area is provided which: (a) is directly accessible from a habitable room; and (b) where a balcony, a veranda or a deck, has a minimum area of 15m^2 with minimum horizontal dimensions of 2m.
For all assessable development	
Land use	
PO9 Non-community related activities only	AO9 Development for a Shop or Food and

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Performance outcomes	Acceptable outcomes
occur where they: (a) support or are otherwise complementary, to the community related activities or facilities on the site; and (b) are subordinate to those community activities or facilities.	drink outlet is: (a) a maximum of 150m^2; and (b) part of the building including community related activities.
PO10 Development does not prejudice the ongoing operation and expansion of existing community related activities on the site.	No acceptable outcome is nominated.
PO11 Development facilitates opportunities for appropriate co-location of community related activities or facilities.	No acceptable outcome is nominated.
Design and amenity	
PO12 Development maintains a high level of amenity within the site and minimises impacts on surrounding areas, having regard to: (a) noise; (b) traffic and parking; (c) visual impact; (d) signage; (e) odour and emissions; (f) access to sunlight; and (g) privacy. Editor's note–Applicants may be required to engage specialists to provide detailed investigations into the above matters in order to demonstrate compliance with this performance criterion.	No acceptable outcome is nominated.
PO13 Development must ensure safe, convenient and legible connections are provided: (a) for pedestrians and cyclists to, from and within the site; and (b) to open space, parkland, centres and community-related activities.	No acceptable outcome is nominated.
PO14 Development is designed to achieve safety for all users having regard to: (a) maximising casual surveillance and sight lines; (b) avoiding personal concealment and entrapment locations; (c) exterior building design that promotes safety; (d) adequate lighting; (e) appropriate signage and wayfinding; and	No acceptable outcome is nominated.

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Performance outcomes	Acceptable outcomes
(f) building entrances, parking areas, loading and storage areas that are well lit and have clearly defined access points. Editor's note–Applicants may find useful guidance in the Queensland Government's *Crime Prevention through Environmental Design Guidelines for Queensland.*	
PO15 Design elements contribute to an interesting and attractive streetscape and building through: (a) variations in material and building form to enable articulation of facades and differentiation between buildings; (b) modulation in the façade, horizontally or vertically; (c) articulation of building entrances and openings; (d) corner treatments to address both street frontages; (e) elements which assist in wayfinding and legibility; and (f) elements which relate to the context including surrounding buildings, parks, streets and open spaces.	No acceptable outcome is nominated.
Effects of development	
PO16 Development responds sensitively to on site and surrounding topography, waterways, drainage patterns, utility services, access, vegetation and adjoining land use, such that: (a) any unreasonable hazards to people or property are avoided; (b) any earthworks are minimised; (c) the retention of natural drainage line is maximised; (d) the retention of existing vegetation is maximised; (e) damage or disruption to sewer, stormwater and water infrastructure is avoided; and (f) there is adequate buffering, screening or separation to adjoining development.	No acceptable outcome is nominated.
PO17 All uses are located, designed, orientated and constructed to: (a) minimise noise dust, odour or other nuisance from existing lawful uses; and (b) minimise nuisance caused by noise, vibration and dust emissions	No acceptable outcome nominated.

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Performance outcomes	Acceptable outcomes
generated from any state-controlled road, infrastructure corridor and rail network in the vicinity; and (c) avoid areas that may place unreasonable risk to people and property from former mining activities and contaminated land. Editor's note–Sites of former mining activity may be identified through the Historic Mining Permits, Resources (Mineral Occurrence and Geological Observation Data) and Abandoned Mines layers of MyMinesOnline Maps. However, proponents should be aware that the online mapping does not spatially represent all abandoned mines and their extent. Geotechnical investigation of past mining areas may reveal additional unmapped historic mine sites.	

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6.2.7.2 Emerging community zone code

6.2.7.2.1 Application

This code applies to development where the code is identified as applicable in categories of assessment and development.

When using this code, reference should be made to section 5.3.2 and where applicable, section 5.3.3 located in Part 5.

6.2.7.2.2 Purpose

(1) The purpose of the Emerging community zone is to:

- (a) identify land that is intended for an urban purpose in the future;
- (b) protect land that is identified for an urban purpose in the future from incompatible uses; and
- (c) provide for the timely conversion of non-urban land to land for urban purposes.

Editor's note–Future urban development must be in accordance with an approved structure plan. Section 3.4.1.2(6) of Part 3 (Strategic Framework) and the Reconfiguring a lot code provides further guidance on these matters.

(2) The purpose of the zone will be achieved through the following overall outcomes:

- (a) interim development does not compromise the future development potential of the area for urban purposes and uses that are incompatible with residential uses are not encouraged;
- (b) development does not compromise the efficient provision of infrastructure, consideration of environmental constraints and desired settlement pattern for the area;
- (c) significant historical, architectural, topographic, landscape, scenic, social, recreational and cultural features and associations, as well as natural habitat areas, wildlife corridors, wetlands and waterway corridors are protected;
- (d) roads and other transport corridors are coordinated and interconnected to ensure pedestrian, bike, public transport and private vehicles have accessibility between neighbourhoods, centres and other locations;
- (e) development responds to land constraints, including but not limited to, flooding, bushfire, former mining activities and land contamination.

Editor's note–Sites of former mining activity may be identified through the Historic Mining Permits, Resources (Mineral Occurrence and Geological Observation Data) and Abandoned Mines layers of MyMinesOnline Maps. However, proponents should be aware that the online mapping does not spatially represent all abandoned mines and their extent. Geotechnical investigation of past mining areas may reveal additional unmapped historic mine sites.

6.2.7.2.3 Specific benchmarks for assessment

Table 6.2.7.2.3—Accepted development subject to requirements and assessable development

Performance outcomes	Acceptable outcomes
Building height	
PO1 Buildings: (a) are low rise; (b) do not create overshadowing on adjoining residential properties; and (c) do not adversely impact on the character and amenity of the area.	AO1 Building height does not exceed 8.5m.
Residential density	
PO2	AO2.1

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Performance outcomes	Acceptable outcomes
Development reflects the very low-density character of the area.	Residential density is limited to 1 Dwelling house per allotment (which includes 1 Secondary dwelling).
	AO2.2 Where a Dwelling house, any Secondary dwelling is: (a) is a maximum of 80m² GFA; and (b) within 10m of the main building.
Use - Caretakers accommodation	
PO3 Development: (a) does not compromise the future urban use of the site; (b) is small scale; and (c) is subordinate to the primary use of the site.	**AO3.1** No more than 1 Caretaker's accommodation unit is established on the site.
	AO3.2 The Caretaker's accommodation unit is a maximum of 50m² in GFA.
Use - Sales office	
PO4 The use does not adversely impact on the amenity of the surrounding land uses and local character.	**AO4.1** Development of the Sales office is in place for no more than 2 years.
	AO4.2 The site coverage of the building is a maximum of 50% of the site area.
	AO4.3 There are a maximum of 2 employees on site at any one time.
	AO4.4 The use operates between 9:00 and 18:00 Monday to Saturday and 9:00 to 13:00 on Sunday.
For all assessable development	
Land use	
PO5 Interim non-urban development does not reduce or preclude the long-term use of the site or nearby land for urban purposes, having regard to the scale and nature of the activity and its likely impacts.	No acceptable outcome is nominated.
Use - Outdoor sport and recreation	
PO6 All buildings must: (a) be associated with the Outdoor sport and recreation activity; and (b) be low in scale and density.	No acceptable outcome is nominated.
PO7 Development provides adequate separation, screening and buffering from any adjoining residential premises so that residential privacy and amenity is not	**AO7.1** Development that shares a boundary with a residential premises requires a minimum boundary setback of 6 metres for: (a) active outdoor use or sporting areas;

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Performance outcomes	Acceptable outcomes
adversely affected.	(b) site access points; (c) car parking areas; and (d) servicing or outdoor storage areas.
	AO7.2 Development that shares a boundary with a residential premise must ensure all buildings: (a) are setback a minimum of 15m from that common boundary; and (b) include a minimum 1.8m high solid screen fence along that common boundary; or (c) a landscaped buffer area consisting of dense screen planting of a minimum 3m width along that common boundary. Editor's note–Refer also to the Landscaping code.
PO8 Outdoor lighting does not adversely affect the amenity of adjoining properties or create a traffic hazard on adjacent roads.	**AO8.1** Light emanating from any source complies with *Australian Standard AS4282 Control of the Obtrusive Effects of Outdoor Lighting* as amended.
	AO8.2 Outdoor lighting is provided in accordance with *Australian Standard AS1158.1.1 Road Lighting – Vehicular Traffic (Category V) Lighting – Performance and Installation Design Requirements* as amended.
Effects of development	
PO9 Development responds sensitively to on site and surrounding topography, drainage patterns, utility services, access, vegetation and adjoining land use, such that: (a) any hazards to people or property are avoided; (b) any earthworks are minimised; (c) the retention of natural drainage line is maximised; (d) the retention of existing vegetation is maximised; (e) damage or disruption to sewer, stormwater and water infrastructure is avoided; (f) the risk of introducing and spreading weeds and pest animals is mitigated; and (g) there is adequate buffering, screening or separation to adjoining development.	No acceptable outcome is nominated.

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Performance outcomes	Acceptable outcomes
PO10 Development maintains a high level of amenity within the site and minimises impacts on surrounding areas, having regard to: (a) noise and air quality; (b) traffic and parking; (c) visual impact; (d) signage; (e) odour and emissions; and (f) lighting. Editor's note–Applicants may be required to engage specialists to provide detailed investigations into the above matters in order to demonstrate compliance with this performance criterion.	No acceptable outcome is nominated.
PO11 All uses are located, designed, orientated and constructed to: (a) minimise noise dust, odour or other nuisance from existing lawful uses; (b) minimise nuisance caused by noise, vibration and dust emissions generated from any state-controlled road, infrastructure corridor and rail network in the vicinity; and (c) avoid areas that may place unreasonable risk to people and property from former mining activities and contaminated land. Editor's note–Sites of former mining activity may be identified through the Historic Mining Permits, Resources (Mineral Occurrence and Geological Observation Data) and Abandoned Mines layers of MyMinesOnline Maps. However, proponents should be aware that the online mapping does not spatially represent all abandoned mines and their extent. Geotechnical investigation of past mining areas may reveal additional unmapped historic mine sites.	No acceptable outcome is nominated.

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6.2.7.3 Rural zone code

6.2.7.3.1 Application

This code applies to development where the code is identified as applicable in categories of assessment and development.

When using this code, reference should be made to section 5.3.2 and where applicable, section 5.3.3 located in Part 5.

6.2.7.3.2 Purpose

(1) The purpose of the rural zone is to:

- (a) provide for rural uses and activities; and
- (b) provide for other uses and activities that are compatible with:
  - (i) existing and future rural uses and activities; and
  - (ii) the character and environmental features of the zone; and
- (c) maintain the capacity of land for rural uses and activities by protecting and managing significant natural resources and processes.

(2) The purpose of the zone will be achieved through the following overall outcomes:

- (a) areas for primary production are conserved and fragmentation is avoided through maintaining very large lots to support rural agricultural activities;
- (b) the viability of both existing and future rural uses and resource related activities are protected from the intrusion of incompatible uses;
- (c) sensitive land uses are protected from impacts associated with resource extraction activities associated with mining and quarrying having regard to vibration, odour, dust or other emissions;
- (d) the establishment of a wide range of rural pursuits is facilitated, including cropping, intensive horticulture, grazing, intensive animal industries, animal husbandry and animal keeping and other compatible primary production uses;
- (e) cropping and horticultural activities are encouraged on productive ALC Class A and B agricultural land;
- (f) renewable energy facilities and extractive industries:
  - (i) mitigate impacts on the environment and adjoining land uses;
  - (ii) do not degrade ALC Class A and B agricultural land;
  - (iii) are located to allow connections into supporting energy networks; and
  - (iv) rehabilitate sites upon completion of activities.

Editor's note–For extractive industry, refer also to the Extractive Industry code in Part 8.

- (g) the establishment of outdoor recreation and small-scale tourism and entertainment facilities (such as restaurants and function facilities) in suitable locations is facilitated only where they do not compromise the use of the land for rural activities and minimise any land-use conflicts;
- (h) natural features such as creeks, gullies, waterways, wetlands and bushland are retained, managed and separated from adjacent development where possible. Any unavoidable impacts are minimised through location, design, operation and management requirements;
- (i) rural land uses incorporate sustainable practices to:
  - (i) prevent soil erosion and landslide;
  - (ii) protect the quality of land resources and water catchments; and
  - (iii) maintain habitat values of waterways and native timber and forest areas.
- (j) adverse impacts of land use, both on site and from adjoining areas, are avoided and any unavoidable impacts are minimised through location, design, operation and management;

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(k) urban and rural residential expansion does not occur on land in the rural zone;

(l) development responds to land constraints, including but not limited to, former mining activities and land contamination.

(m) Development does not conflict with the ongoing efficient and safe use of the stock route network by travelling stock.

Editor's note–Sites of former mining activity may be identified through the Historic Mining Permits, Resources (Mineral Occurrence and Geological Observation Data) and Abandoned Mines layers of MyMinesOnline Maps. However, proponents should be aware that the online mapping does not spatially represent all abandoned mines and their extent. Geotechnical investigation of past mining areas may reveal additional unmapped historic mine sites.

6.2.7.3.3 Specific benchmarks for assessment

Table 6.2.7.3.3—Accepted development subject to requirements and assessable development

Performance outcomes	Acceptable outcomes
Built form	
PO1 Buildings are designed and located so as not to adversely impact on the rural character and amenity of the locality.	**AO1.1** Building height does not exceed 12m.
	AO1.2 Buildings, other than a Roadside stall, are setback a minimum of: (a) 10m from the front boundary and side boundaries for allotments greater than 2ha; or (b) 5m front boundary and side boundaries for allotments less than 2ha.
Residential density	
PO2 Residential density reflects the low intensity rural character of the locality.	**AO2.1** Residential density is limited to: (a) one Dwelling house (including a Secondary dwelling) per allotment; and (b) Rural workers accommodation up to 400m^2 GFA.
	AO2.2 Any Secondary dwelling is a maximum of 150m^2 GFA.
Amenity	
PO3 Sensitive land uses do not encroach on existing or approved rural, mining and extractive industry activities or other uses that may result in an adverse impact on amenity, health or safety. Editor's note–Where not achieving AO3, a site-based assessment is required to demonstrate compliance with PO3.	**AO3** Sensitive land uses are separated: (a) from intensive animal industry uses where: (i) feedlots by a minimum of 1km; (ii) poultry farms by a minimum of 800m; (b) from animal keeping where: (i) catteries and kennels by a minimum of 800m; (ii) otherwise 500m; (c) aquaculture by a minimum of 300m; (d) from waste disposal areas connected to an animal husbandry operation by a

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<table>
<tr><th>Performance outcomes</th><th>Acceptable outcomes</th></tr>
<tr><td></td><td>minimum of 1km;
(e) from cropping on areas of agricultural land by a minimum of 300m;
(f) from other agricultural activities (excluding cropping activities) by a minimum of 50m;
(g) from other rural activities, not elsewhere mentioned, by a minimum of 100m;
(h) from railway activities by a minimum of 100m;
(i) from existing industrial activities by 1km; and
(j) from extractive industry operations as follows:
<table>
<tr><th>Operation</th><th>Separation distance</th></tr>
<tr><td>Extraction or processing involving blasting or crushing</td><td>1,000m</td></tr>
<tr><td>Extraction or processing not involving blasting or crushing</td><td>200m</td></tr>
<tr><td>Haul route</td><td>100m</td></tr>
</table></td></tr>
<tr><td>PO4
Outdoor lighting does not adversely affect the amenity of adjoining properties or create a traffic hazard on adjacent roads.</td><td>AO4.1
Light emanating from any source complies with Australian Standard AS4282 Control of the Obtrusive Effects of Outdoor Lighting or current version.

AO4.2
Outdoor lighting is provided in accordance with Australian Standard AS 1158.1.1 Road Lighting – Vehicular Traffic (Category V) Lighting – Performance and Installation Design Requirements or current version.</td></tr>
<tr><td>PO5
Development does not adversely impact on the amenity of the surrounding rural or rural residential land uses and/or rural landscape character.</td><td>AO5
Plant and air-conditioning equipment, storage areas and processing activities are screened from view of the road or adjoining residential uses.</td></tr>
<tr><td>PO6
Development ensures:
(a) vulnerability to landslip, erosion and land degradation is minimised; and
(b) the safety of people and property.

Editor's note–Where not achieving AO6, a site-based assessment and Landslide risk management plan is required to demonstrate compliance with PO6. Refer to the Natural hazards TPP.</td><td>AO6
Development is not located on slopes greater than 15%.</td></tr>
<tr><td colspan="2">Stock routes
Editor's note – stock routes are identified on the Agriculture overlay map OM1.</td></tr>
</table>

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Performance outcomes	Acceptable outcomes
PO7 Development does not result in encroachment by sensitive land uses and other incompatible uses along the stock route network and uses are setback and buffered from the stock route network to mitigate impacts.	**AO7** Sensitive land uses are separated a minimum of: (a) 200m from a surveyed stock route; or (b) 800m from an unsurveyed stock route.
PO8 Development on or adjoining the stock route network does not compromise the connectivity and integrity of the network and protects the ongoing, efficient and safe use of travelling stock by: (a) Maintaining the extent of the stock route network, including where pasturage rights exists; (b) Maintaining access to water facilities and other stock route infrastructure; (c) Using access works that are robust and fit-for-purpose, and provide for the safe passage of stock traversing the stock route; and (d) Where transport or other linear infrastructure crosses a stock rout, providing a practical solution to allow stock to move across the infrastructure safety and in a timely example (for example grade separation).	No acceptable outcome is nominated.
PO9 Development does not result in a loss of secondary values associated with the stock route network including recreational, environmental and heritage values.	No acceptable outcome is nominated.
Use - Caretakers accommodation	
PO10 Development is ancillary to the primary use.	**A10** No more than 1 Caretaker's accommodation unit is established on the site.
Use - Roadside stall	
PO11 Roadside stalls are of a scale in keeping with the rural character of the locality.	**AO11.1** Structures associated with the use are limited to 30m^2 GFA.
	AO11.2 A Roadside stall is setback a minimum of 10m from the front and side boundaries.
	AO11.3 The Roadside stall only sells produce grown on site.
For all assessable development	
Land use	
PO12	No acceptable outcomes are nominated.

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Performance outcomes	Acceptable outcomes
Development: (a) is consistent with the rural character of the locality; (b) supports the primary rural function of the zone; and (c) protects rural, natural and scenic values of the locality.	
PO13 Tourism (including associated accommodation), recreation and entertainment related activities: (a) are small scale; (b) do not impact on the viability of nearby urban and township areas; (c) have a direct nexus with the natural environment or rural activities; (d) avoid locating on productive rural land; (e) are not located where they would prejudice the ongoing operation of existing or approved rural activities such as intensive animal industries and intensive horticulture; and (f) are compatible with rural production and agricultural land, natural resources and landscape amenity.	No acceptable outcomes are nominated.
Design and amenity	
PO14 Development is designed to achieve safety for all users having regard to: (a) maximising casual surveillance and sight lines; (b) avoiding personal concealment and entrapment locations; (c) exterior building design that promotes safety; (d) adequate lighting; (e) appropriate signage and wayfinding; and (f) building entrances, parking areas, loading and storage areas that are well lit and have clearly defined access points. Editor's note–Applicants may find useful guidance in the Queensland Government's Crime Prevention through Environmental Design Guidelines for Queensland.	No acceptable outcome is nominated.
PO15 Development minimises potential conflicts with, or impacts on, other uses having regard to vibration, odour, dust or other emissions.	**AO15.1** Development achieves the air quality design objectives set out in the *Environmental Protection (Air) Policy 2008*, as amended.
	AO15.2 Development that involves the storage of

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Performance outcomes	Acceptable outcomes
	materials on site that are capable of generating air contaminants either by wind or when disturbed are managed by: (a) being wholly enclosed in storage bins; or (b) a watering program so material cannot become airborne.
PO16 Development prevents or minimises the generation of any noise so that nuisance is not caused to adjoining premises or other nearby sensitive land uses.	**AO16** Development achieves the noise generation levels set out in the *Environmental Protection (Noise) Policy 2008*, as amended.
PO17 Development does not unduly impact on the existing amenity and character of the locality having regard to: (a) the scale, siting and design of buildings and structures; (b) visibility from roads and other public view points, screening vegetation and landscaping; (c) the natural landform and avoidance of visual scarring; and (d) vibration, odour, dust, spray drift and other emissions.	No acceptable outcomes are nominated.
PO18 All uses are located, designed, orientated and constructed to: (a) minimise noise dust, odour or other nuisance from existing lawful uses including rural and industrial uses; (b) minimise nuisance caused by noise, vibration and dust emissions generated to the State-controlled road and rail network in the vicinity of the land; (c) not adversely encroach on airport service uses and other activities associated with the Charters Towers airport; and (d) avoid areas that may place unreasonable risk to people and property from former mining activities and contaminated land. Editor's note – sites of former mining activity may be identified through the Historic Mining Permits, Resources (Mineral Occurrence and Geological Observation Data) and Abandoned Mines layers of MyMinesOnline Maps. However, proponents should be aware that the online mapping does not spatially represent all abandoned mines and their extent. Geotechnical investigation of past mining areas may reveal additional unmapped historic mine sites.	No acceptable outcomes are nominated.

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<table>
<tr><th>Performance outcomes</th><th>Acceptable outcomes</th></tr>
<tr><td>PO19
Development ensures ecological values, habitat corridors, soil and water quality are protected, having regard to:
(a) maximising the retention of vegetation and the protection of vegetation from the impacts of development;
(b) minimising the potential for erosion and minimisation of earthworks;
(c) maximising the retention and protection of natural drainage lines and hydrological regimes;
(d) avoidance of release of biohazards into the environment;
(e) mitigating the risk of introducing and spreading weeds and pest animals; and
(f) avoidance of leeching by nutrients, pesticides or other contaminants, or potential for salinity.</td><td>No acceptable outcome is nominated.</td></tr>
<tr><td colspan="2">Use - Animal keeping (kennels or catteries)</td></tr>
<tr><td rowspan="6">PO20
Development is sited, constructed and managed such that:
(a) animals are securely housed; and
(b) the use does not create an unreasonable nuisance beyond the site boundaries.</td><td>AO20.1
The premises has a minimum site area of 5ha.</td></tr>
<tr><td>AO20.2
Buildings used for animal keeping are constructed with impervious reinforced concrete floors, gravity drained to the effluent collection/treatment point.</td></tr>
<tr><td>AO20.3
Animal proof fencing or other appropriate barrier features are provided to a minimum height of 1.8m within the site to prevent the escape of animals.</td></tr>
<tr><td>AO20.4
Animals are kept in fenced enclosures, inside buildings at all times between the hours of 18:00 and 07:00.</td></tr>
<tr><td>AO20.5
A person who is responsible for the operation of the use is accommodated on the premises at all times.</td></tr>
<tr><td>AO20.6
Animal enclosures are set back to roads, streets and water resources as follows:
<table>
<tr><td>Road frontages</td><td>50m</td></tr>
<tr><td>Top bank of creek, river, stream, wetland, edge of well, bore, dam, weir, intake or the like which provides potable water supply to the site or surrounds</td><td>100m</td></tr>
<tr><td>Top bank of dry or perennial gully</td><td>30m</td></tr>
</table></td></tr>
</table>

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Performance outcomes	Acceptable outcomes
Use - Agricultural supplies store, Bulk landscaping supplies, Rural industry, Wholesale nursery and Garden centre	
PO21 Development is located and designed on sites of sufficient size, to minimise adverse impacts on: (a) the amenity of the setting, in particular noise, odour and dust emissions; (b) the amenity of neighbours; and (c) operating within the safe and effective design capacity of the region's road system.	**AO21.1** The premises has a minimum site area of 5ha.
	AO21.2 A minimum 15m setback is required from any adjoining property boundary.
	AO21.3 Sales, storage, handling, packaging and production areas are setback a minimum of: (a) 100m from any sensitive land use (50m for Garden centre); (b) 50m from State-controlled roads and 20m from all other roads; (c) 20m from any residential dwelling on the same or neighbouring site (10m for Garden centre); and (d) 30m from top bank of creek, river, stream or wetland edge of well, bore, dam, weir, or intake that provides potable water.
	AO21.4 Infrastructure and material storage areas are confined to free draining areas and sites on slopes not exceeding 10%.
	AO21.5 There is direct access from the property boundary to a sealed road.
	AO21.6 Hours of operation are limited between 07:00 to 17:00.
Use - Club or community use	
PO22 Development is located and designed on sites of sufficient size, to minimise adverse impacts on: (a) the amenity of the setting, in particular noise, odour and dust emissions; and (b) the amenity of neighbours.	**AO22.1** A minimum site area of 5ha.
	AO22.2 Siting and layout includes: (a) the total area of covered buildings and roof structures is no greater than 10% of site area; and (b) no building or structure is closer than 15m to any site boundary.
	AO22.3 Buildings and structures associated with the use is limited to: (a) shelters; (b) toilets; (c) kiosks; and (d) hall/function area.
	AO22.4 Hours of operation are limited between 07:00 and 22:00.

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Performance outcomes	Acceptable outcomes
Use - Renewable energy facility (where a solar farm)	
PO23 Development is: (a) located to allow for connections into relevant energy supply networks; (b) located to avoid fragmenting highly productive agricultural land; and (c) accessible to an appropriate level of road infrastructure to support the facility.	No acceptable outcome is nominated.
PO24 Development ensures the site is returned to its pre-development condition and land use upon cessation of the renewable energy facility.	No acceptable outcome is nominated.

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6.2.7.4 Rural residential zone code

6.2.7.4.1 Application

This code applies to development where the code is identified as applicable in categories of assessment and development.

When using this code, reference should be made to section 5.3.2 and where applicable, section 5.3.3 located in Part 5.

6.2.7.4.2 Purpose

(1) The purpose of the Rural residential zone is to provide for residential uses and activities on large lots, including lots for which the local government has not provided infrastructure and services.

(2) The purpose of the zone will be achieved through the following overall outcomes:

- (a) development of large rural residential lots with Dwelling houses where there is limited provision of infrastructure;
- (b) development provides a high level of residential amenity and character appropriate for the Rural residential zone;
- (c) natural features such as creeks, gullies, waterways, wetlands, vegetation and bushland are retained, enhanced and buffered from the impacts of development. Any unavoidable impacts are minimised through location, design operation and management requirements;
- (d) non-residential uses are limited to meet the day-to-day needs of the residential catchment where not in proximity to land suitably zoned for centre activities;
- (e) development responds to land constraints, including but not limited to, flooding, bushfire, former mining activities and land contamination;

  Editor's note–Sites of former mining activity may be identified through the Historic Mining Permits, Resources (Mineral Occurrence and Geological Observation Data) and Abandoned Mines layers of MyMinesOnline Maps. However, proponents should be aware that the online mapping does not spatially represent all abandoned mines and their extent. Geotechnical investigation of past mining areas may reveal additional unmapped historic mine sites.

- (f) the purpose of the zone will also be achieved through the following additional overall outcomes for a particular precinct:
  - (i) Environs precinct:
    - A. development is located on larger rural residential lots with very limited services and infrastructure;
    - B. this precinct functions as a transition area to larger land parcels and rural activities in the Rural zone.
  - (ii) Hervey Range precinct:
    - A. development supports low impact and short stay tourist and entertainment activities that compliment the natural environment and health and wellbeing pursuits;
    - B. development ensures a high level of amenity for neighbouring properties.

6.2.7.4.3 Specific benchmarks for assessment

Table 6.2.7.4.3—Accepted development subject to requirements and assessable development

Performance outcomes	Acceptable outcomes
Built form	
PO1 Buildings are designed and located to not adversely impact on the rural residential character of the area.	**AO1** Building height does not exceed 8.5m.

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Performance outcomes	Acceptable outcomes
PO2 Buildings and other structures are located on the site to: (a) protect the amenity of residents and neighbours; and (b) not impact on existing rural industries on neighbouring rural zoned land.	**AO2** Buildings, other than a Roadside stall or a non-residential use in the Hervey Range precinct, are setback a minimum of: (a) 6m from the front boundary and 3m from the side boundaries for allotments greater than 2ha; or (b) 5m front boundary and side boundaries for existing allotments less than 2ha.
Residential density	
PO3 Residential density reflects the very low intensity character of the locality.	**AO3.1** Residential is limited to 1 Dwelling house per allotment including a Secondary dwelling
	AO3.2 Any Secondary dwelling is: (a) a maximum of 80m^2 gross floor area; and (b) within 25m of the main building.
Use - Roadside stall	
PO4 Roadside stalls are of a scale in keeping with the rural residential character of the area.	**AO4.1** Structures associated with the use are limited to 30m^2 gross floor area.
	AO4.2 Structures associated with the use are setback 0m from the front boundary and 3m from the side boundary for allotments greater than 2ha.
	AO4.3 The Roadside stall only sells produce grown on site.
Where in the Hervey Range precinct	
PO5 Any Caretaker's accommodation is ancillary to the primary use.	**AO5** No more than 1 Caretaker's accommodation unit is established on site.
For all assessable development	
Land use	
PO6 Non-residential uses and are limited to those which: (a) do not impact on residential amenity; (b) are compatible with neighbouring rural uses; (c) are complementary to local character and amenity; and (d) do not undermine the viability of nearby urban areas.	No acceptable outcomes are nominated.
Use - Community use	
PO7 Development is located and designed on sites of sufficient size to minimise	**AO7.1** A minimum site area for a Community use is 2ha.

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Performance outcomes	Acceptable outcomes
adverse impacts on: (a) the amenity of the setting, in particular noise, odour and dust emissions; (b) the amenity of neighbours; and (c) the safe and effective design capacity of the region's road system.	**AO7.2** Siting and layout of the Community use includes: (a) a total area of covered buildings and roof structures that is no greater than 10% of the site area; and (b) no building or structure closer than 15m to any site boundary.
	AO7.3 Buildings and structures associated with a community use only include: (a) shelters; (b) toilets; (c) stands and/or grandstands; (d) kiosks; (e) hall/function area; or (f) lighting.
	AO7.4 Hours of operation are limited to 07:00 and 22:00 daily.
PO8 Development maintains a high level of amenity within the site and minimises impacts on surrounding areas, having regard to: (a) traffic and parking; (b) visual impact; (c) signage; (d) access to sunlight; and (e) privacy. Editor's note–Applicants may be required to engage specialists to provide detailed investigations into the above matters in order to demonstrate compliance with this performance criterion.	No acceptable outcomes are nominated.
Effects of development	
PO9 Development responds sensitively to on site and surrounding topography, drainage patterns, utility services, access, vegetation and adjoining land uses, such that: (a) any hazards to people or property are avoided; (b) any earthworks are minimised; (c) the retention of natural drainage lines are maximised; (d) the retention of existing vegetation is maximised; (e) damage or disruption to sewer, stormwater and water infrastructure is avoided; (f) the risk of introducing and spreading weeds and pest animals is mitigated;	No acceptable outcomes are nominated.

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Performance outcomes	Acceptable outcomes
and (g) there is adequate buffering, screening or separation to adjoining development.	
PO10 All uses are located, designed, orientated and constructed to: (a) minimise noise dust, odour or other nuisance from existing lawful uses; and (b) minimise nuisance caused by noise, vibration and dust emissions generated from any State-controlled road, infrastructure corridor and rail network in the vicinity; (c) avoid areas that may place unreasonable risk to people and property from former mining activities and contaminated land. Editor's note–Sites of former mining activity may be identified through the Historic Mining Permits, Resources (Mineral Occurrence and Geological Observation Data) and Abandoned Mines layers of MyMinesOnline Maps. However, proponents should be aware that the online mapping does not spatially represent all abandoned mines and their extent. Geotechnical investigation of past mining areas may reveal additional unmapped historic mine sites.	No acceptable outcomes are nominated.
Where a non-residential use in the Hervey Range precinct	
PO11 Development provides adequate separation, screening and buffering from any adjoining residential premises so that residential privacy and amenity is not adversely affected.	**AO11.1** Where adjoining a residential premise, development including any building, structure or activity area, is no closer than 15m to any site boundary.
	AO11.2 Plant and air-conditioning equipment is screened from view of the road or adjoining residential activity.
PO12 Development must not unreasonably affect the amenity of the surrounding area.	**AO12** Hours of operation is limited for the following uses: (a) Food and drink outlet: 07:00 – 22:00 daily. (b) Function facility: 10:00 – 24:00 daily.

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6.2.7.5 Special purpose zone code

6.2.7.5.1 Application

This code applies to development where the code is identified as applicable in categories of assessment and development.

When using this code, reference should be made to section 5.3.2 and where applicable, section 5.3.3 located in Part 5.

6.2.7.5.2 Purpose

(1) The purpose of the Special purpose zone is to:

(a) provide for public facilities and infrastructure that are publicly or privately owned or operated; and

(b) ensure that incompatible uses do not encroach on the public facilities and infrastructure.

(2) The purpose of the zone will be achieved through the following overall outcomes:

(a) special uses and works that are owned or operated by Federal, State or local government and government entities are accommodated within this zone. These activities include military defence land, airports, rail lines, rail stations, the provision of water supply, sewerage, electricity, gas, telecommunications, transport, drainage, cattle saleyard facilities and other like services;

(b) development is located appropriate to the type of proposed special purpose and is generally consistent in scale, height and bulk with that of the surrounding development;

(c) the viability of special purpose uses are protected by excluding development that could limit the ongoing operation of existing special purpose uses or prejudice appropriate new activities;

(d) development will be provided with a level of infrastructure that is appropriate to the use;

(i) development responds to land constraints including topography, bushfire, flooding, former mining activities and land contamination;

Editor's note–Sites of former mining activity may be identified through the Historic Mining Permits, Resources (Mineral Occurrence and Geological Observation Data) and Abandoned Mines layers of MyMinesOnline Maps. However, proponents should be aware that the online mapping does not spatially represent all abandoned mines and their extent. Geotechnical investigation of past mining areas may reveal additional unmapped historic mine sites.

(e) adverse impacts on natural features and processes, both on site and from adjoining areas, are minimised through location, design, operation and management of development;

(f) development avoids significant adverse effects on water quality and the natural environment.

(g) development does not conflict with the ongoing efficient and safe use of the stock route network of travelling stock.

(3) The purpose of the zone will also be achieved through the following additional overall outcomes for a particular precinct:

(a) Airport precinct:

(i) development provides only for air services within the airport operations area; and

(ii) development ensures the efficient and safe operation of the Charters Towers airport.

(b) Saleyard precinct:

(i) development includes service, technology, education, recreational and storage related uses and activities that reinforce and

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complement rural and agricultural industries throughout the region particularly in the beef sector.

(c) Defence land precinct:

(i) development provides for military and defence operations and related uses to be conducted on site with appropriate buffers to adjoining rural land;

(ii) sensitive land uses do not encroach into military and defence uses within this precinct.

Editor's note—The Town plan does not apply to Commonwealth Land that includes Department of Defence bases, training areas and ranges which are regulated under the *Defence Act 1901* (Commonwealth).

6.2.7.5.3 Specific benchmarks for assessment

Table 6.2.7.5.3—Assessable development

Performance outcomes	Acceptable outcomes
Built form	
PO1 Development is setback from the road frontage to mitigate the impact of activities on the streetscape.	**AO1** Buildings, structures and specialised industrial activity areas are setback: (a) 10m for land on an arterial road; and (b) 6m for land on any other road.
Caretaker's accommodation	
PO2 Development for Caretaker's accommodation; (a) is subordinate to non-residential uses on the same site; and (b) provides adequate private open space for residents.	**AO2.1** No more than 1 Caretaker's accommodation unit is established per non-residential land use.
	AO2.2 Caretaker's accommodation is a maximum of 100m^2 in GFA.
AO3 Development for Caretaker's accommodation provides a safe living environment for residents through: (a) adequate separation from the source of any emissions generated by the primary use of the site; and (b) design and construction features which mitigate noise, lighting and air quality impacts on habitable rooms.	No acceptable outcome is nominated.
Land use	
PO4 Development: (a) does not compromise the use of land for special purposes including public utilities and infrastructure; and (b) is well separated from existing sensitive land uses.	No acceptable outcome is nominated.
PO5 Where in the Airport precinct, development: (a) is only associated with air services activities and other complementary uses; and (b) ensures the safe operation of air services activities.	No acceptable outcome is nominated.

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Performance outcomes	Acceptable outcomes
PO6 Where in the Saleyard precinct, development: (a) supports rural and agricultural industries; and (b) ensures the ongoing viability and operation of the existing saleyard and stadium infrastructure through avoiding inappropriate land uses and activities.	No acceptable outcome is nominated.
Building design	
PO7 Buildings include features that contribute to an attractive streetscape commensurate with the character of the zone.	**AO7.1** The unarticulated length of external walls along a road frontage does not exceed 15m.
	AO7.2 Buildings: (a) are designed and constructed with varying façade treatments and high-quality finishes such as brick, painted concrete or masonry; and (b) does not incorporate highly reflective materials.
PO8 Building entrances are legible and safe.	**AO8.1** The main entry to the premises is: (a) easily identifiable and directly accessible from the street with a clearly defined entrance point; and (b) separate to vehicle access points.
	AO8.2 Each building is provided with a highly visible street number.
	AO8.3 Premises are provided with external lighting sufficient to provide safe ingress and egress for site users.
	AO8.4 Ancillary office space is sited and orientated towards the principal road frontage of a site.
PO9 Development is designed to facilitate the safety and security of people and property having regard to: (a) maximising casual surveillance and sight lines; (b) exterior building design that promotes safety; (c) adequate lighting; (d) appropriate signage and wayfinding; (e) minimisation of personal concealment and entrapment locations; and (f) building entrances, parking, loading	No acceptable outcome is nominated.

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Performance outcomes	Acceptable outcomes
and storage areas that are well lit and have clearly defined access points. Editor's note–Applicants should have regard to *Crime Prevention through Environmental Design Guidelines for Queensland.*	
Amenity	
PO10 Utility elements (including refuse areas, outdoor storage, plant and equipment, loading and unloading areas) are screened from the street and land within other zones.	**AO10** Utility elements are: (a) located within or behind the building; or (b) screened by a 1.8m high solid wall or fence; or (c) behind landscaping having the same screening effect as a 1.8m screen fence. Editor's note–Screening can be provided by any combination of the above treatments to meet the acceptable outcome.
PO11 Landscaping is provided to mitigate the visual impact of development and screen unsightly components. Editor's note–Refer also to the Landscaping code.	**AO11** Landscaping is provided along the entire principal site frontage, excluding driveway, with a minimum width of: (a) 4m along an arterial road; and (b) 2m along any other road.
PO12 Outdoor lighting does not adversely affect the amenity of adjoining properties or create a traffic hazard on adjacent roads.	**AO12.1** Light emanating from any source complies with *Australian Standard AS4282 Control of the Obtrusive Effects of Outdoor Lighting.*
	AO12.2 Outdoor lighting is provided in accordance with *Australian Standard AS1158.1.1 Road Lighting – Vehicular Traffic (Category V) Lighting – Performance and Installation Design Requirements.*
Effects of development	
PO13 Development responds sensitively to on site and surrounding topography, waterways, drainage patterns, utility services, access, vegetation and adjoining land use, such that: (a) any hazards to people or property are avoided; (b) any earthworks are minimised; (c) the retention of natural drainage line is maximised; (d) the retention of existing vegetation is maximised; (e) damage or disruption to sewer, stormwater and water infrastructure is avoided; (f) the risk of introducing and spreading	No acceptable outcome is nominated.

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Performance outcomes	Acceptable outcomes
weeds and pest animals is mitigated; and (g) there is adequate buffering, screening or separation to adjoining development.	
PO14 Development minimises potential conflicts with, or impacts on, other uses having regard to vibration, odour, dust or other emissions.	**AO14.1** Development achieves the air quality design objectives set out in the *Environmental Protection (Air) Policy 2008*, as amended.
	AO14.2 Development that involves the storage of materials on site that are capable of generating air contaminants either by wind or when disturbed are managed by: (a) being wholly enclosed in storage bins; or (b) a watering program so material cannot become airborne.
PO15 Development prevents or minimises the generation of any noise so that: (a) nuisance is not caused to adjoining premises or other nearby sensitive land uses; and (b) desired ambient noise levels in residential areas are not exceeded.	**AO15** Development achieves the noise generation levels set out in the *Environmental Protection (Noise) Policy 2008*, as amended.
PO16 Development provides for the collection, treatment and disposal of liquid wastes or sources of contamination such that off site releases of contaminants do not occur.	**AO16.1** Areas where potentially contaminating substances are stored or used, are: (a) roofed and sealed with concrete, asphalt or similar impervious substance and bunded; and (b) located at a level above the defined flood event.
	AO16.2 Provision is made for spills to be bunded and retained on site for removal and disposal by an approved means.
	AO16.3 Roof water is piped away from areas of potential contamination.
PO17 Development is located, designed and operated so that adverse environmental impacts and environmental harm on nearby land is minimised.	No acceptable outcome is nominated.
PO18 All uses are located, designed, orientated and constructed to: (a) minimise noise dust, odour or other nuisance from existing lawful uses; and (b) minimise nuisance caused by noise,	No acceptable outcome is nominated.

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Performance outcomes	Acceptable outcomes
vibration and dust emissions generated from any state-controlled road, infrastructure corridor and rail network in the vicinity; and (c) avoid areas that may place unreasonable risk to people and property from former mining activities and contaminated land. Editor's note–Sites of former mining activity may be identified through the Historic Mining Permits, Resources (Mineral Occurrence and Geological Observation Data) and Abandoned Mines layers of MyMinesOnline Maps. However, proponents should be aware that the online mapping does not spatially represent all abandoned mines and their extent. Geotechnical investigation of past mining areas may reveal additional unmapped historic mine sites.	
PO19 Development does not result in encroachment by sensitive land uses and other incompatible uses along the stock route network and uses are setback and buffered from the stock route network to mitigate impacts.	AO19.1 Sensitive land uses are separate a minimum of: (a) 200m for a surveyed stock route; or (b) 800m from an unsurveyed stock route.

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6.2.7.6 Township zone code

6.2.7.6.1 Application

This code applies to development where the code is identified as applicable in categories of assessment and development.

When using this code, reference should be made to section 5.3.2 and where applicable, section 5.3.3 located in Part 5.

6.2.7.6.2 Purpose

(1) The purpose of the Township zone is to provide for:

- (a) small to medium urban areas in a rural or coastal area; and
- (b) a variety of uses and activities to service local residents, including, for example, business, community, education, industrial, open space, recreation, residential or retail uses or activities; and
- (c) tourist attractions and Short-term accommodation, if appropriate for the area.

(2) The purpose of the zone will be achieved through the following overall outcomes:

- (a) a range of residential, retail, commercial, small scale industrial, administrative and cultural uses are provided;
- (b) non-residential uses, where consistent with township character, can include tourist related uses such as Tourist parks and small scale Short-term accommodation and highway related services;
- (c) non-residential uses are co-located where possible to minimise the amenity impacts on any adjoining residential uses;
- (d) development protects and enhances the unique local or historic character of a town;
- (e) development is visually appealing and through quality building design that contributes to entry statements into the township and along highway corridors,
- (f) development services the needs of both local residents, residents of the surrounding rural hinterland areas and visitors;
- (g) development is designed to incorporate sustainable practices including maximising energy efficiency and water conservation;
- (h) development provides a high level of amenity;
- (i) community facilities and infrastructure that directly supports the local community is facilitated;
- (j) natural features such as creeks, gullies, waterways, wetlands, habitats, vegetation and bushland are retained, enhanced and buffered from the impacts of adjacent uses and any unavoidable impacts are minimised through location, design, operation and management requirements;
- (k) development responds to land constraints, including but not limited to topography, bushfire, flooding and former mining activities.

Editor's note–Sites of former mining activity may be identified through the Historic Mining Permits, Resources (Mineral Occurrence and Geological Observation Data) and Abandoned Mines layers of MyMinesOnline Maps. However, proponents should be aware that the online mapping does not spatially represent all abandoned mines and their extent. Geotechnical investigation of past mining areas may reveal additional unmapped historic mine sites.

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6.2.7.6.3 Specific benchmarks for assessment

Table 6.2.7.6.3—Accepted development subject to requirements and assessable development

Performance outcomes	Acceptable outcomes
Building height (if involving building work)	
PO1 Buildings are: (a) low rise and visually unobtrusive; and (b) located and designed to reflect the low density or township character of the area.	**AO1** Building height does not exceed 8.5m or 2 storeys.
Residential density	
PO2 Development reflects the low-density character of the locality.	**AO2.1** Residential density is a maximum of: (a) one dwelling per lot where a Dwelling house (including one Secondary dwelling); or (b) one dwelling per 450m^2 where Dual occupancy.
	AO2.2 Where a Dual occupancy: (a) site cover is a maximum of 50% of the total site area; and (b) minimum street frontage is 30m. Editor's note–Setbacks for a Dwelling house and Dual occupancy are regulated in the Queensland Development Code.
	AO2.3 Where a Dwelling house, any Secondary dwelling is: (a) is a maximum of 80m^2 gross floor area; and (b) within 10m of the main building
Amenity	
PO3 The amenity of any adjoining residential uses is not unreasonably affected because of non-residential activity.	**AO3** Where non-residential development adjoins a residential use, hours of operation are limited to 7:00 to 18:00 daily. Editor's note–This does not apply to Nature based tourism, Short-term accommodation, Service station and Tourist park.
PO4 Development provides adequate buffering and screening from any adjoining residential premises so that the privacy and amenity of residential premises are not adversely affected.	**AO4.1** Where non-residential development adjoins a residential use, a 1.8m high solid screen fence is provided along all boundaries shared with residential premises.
	AO4.2 Plant and air-conditioning equipment is screened from view of the road or adjoining residential premises.
Infrastructure and services	

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Performance outcomes	Acceptable outcomes
PO5 Development is serviced by an adequate, safe and reliable supply of potable and general use water, connected to reticulated water supply where possible.	**AO5** Development is connected to a potable on site water supply in accordance with the *Development works Town plan policy.*
PO6 Development is serviced on site by appropriate waste water disposal infrastructure which ensures: (a) no adverse ecological impacts on the receiving environment; (b) cumulative impacts of onsite waste water treatment are considered in assessing the likely environmental impacts; (c) public health is maintained; (d) the location, site area, soil type and topography is suitable for on any site waste water treatment; and (e) the reuse of waste water does not contaminate any surface water or ground water.	**AO6** Development treats waste water in accordance with the *Development works Town plan policy.*
Use - Caretakers accommodation	
PO7 Development: (a) is ancillary to a non-residential use on the same site; (b) provides adequate open space for the caretaker; and (c) does not compromise the township or village character of the immediate area.	**AO7.1** No more than 1 Caretaker's accommodation unit is established on the site.
	AO7.2 The Caretaker's accommodation unit is a maximum of 100m^2 in GFA.
	AO7.3 Private open space area is provided which: (a) is directly accessible from a habitable room; and (b) where a balcony, a veranda or a deck, has a minimum area of 15m^2 with minimum horizontal dimensions of 1.25m.
For all assessable development	
Land use	
PO8 Non-residential development: (a) occurs at a scale which provides for the day to day convenience needs of township residents, surrounding rural areas and tourists; (b) does not impact on the viability of the region's centres; (c) does not compromise the low-density township character of the locality; and (d) is located in clusters adjoining other	No acceptable outcome is nominated.

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Performance outcomes	Acceptable outcomes
non-residential uses.	
Design and amenity	
PO9 Non-residential development provides adequate separation, buffering and screening from any adjoining residential premises so that the privacy and amenity of residential premises are not adversely affected.	**AO9** Where non-residential activities adjoin residential premises, a minimum boundary side and rear setback of 3m is required for any: (a) buildings; (b) temporary structures including markets; (c) active outdoor use areas; (d) site access points; (e) car parking areas; and (f) servicing or outdoor storage areas.
PO10 Development through building design: (a) has a high-quality appearance; (b) makes a positive contribution to the township character streetscape; (c) emphasises the local and historic features of the town; and (d) contributes to entry statements along major roads and highways.	No acceptable outcome is nominated.
PO11 Development maintains a high level of amenity within the site and minimises impacts on surrounding areas, having regard to: (a) noise; (b) traffic and parking; (c) visual impact; (d) odour and emissions; (e) lighting (f) waste; (g) access to sunlight; and (h) privacy. Editor's note–Applicants may be required to engage specialists to provide detailed investigations into the above matters in order to demonstrate compliance with this performance criterion.	No acceptable outcome is nominated.
PO12 Development is located, designed, orientated and constructed to: (a) minimise noise dust, odour or other nuisance from existing lawful uses including rural and industrial uses; (b) minimise nuisance caused by noise, vibration and dust emissions generated to the state-controlled road, major roads and the rail network near the land; and (c) avoid areas that may place	No acceptable outcome is nominated.

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Performance outcomes	Acceptable outcomes
unreasonable risk to people and property from former mining activities and contaminated land. Editor's note–Sites of former mining activity may be identified through the Historic Mining Permits, Resources (Mineral Occurrence and Geological Observation Data) and Abandoned Mines layers of MyMinesOnline Maps. However, proponents should be aware that the online mapping does not spatially represent all abandoned mines and their extent. Geotechnical investigation of past mining areas may reveal additional unmapped historic mine sites.	
PO13 Development is designed to achieve safety for all users having regard to: (a) maximising casual surveillance and sight lines; (b) avoiding personal concealment and entrapment locations; (c) exterior building design that promotes safety; (d) adequate lighting; (e) appropriate signage and wayfinding; (f) clearly visible placement and location of letterboxes for identification by emergency services; and (g) building entrances, parking areas, loading and storage areas that are well lit and have clearly defined access points. Editor's note–Applicants may find useful guidance in the Queensland Government's Crime Prevention through Environmental Design Guidelines for Queensland.	No acceptable outcome is nominated.
PO14 Development responds sensitively to on site and surrounding topography, drainage patterns, utility services, access, vegetation and adjoining land use, such that: (a) any hazards to people or property are avoided or mitigated to an acceptable level; (b) any earthworks are minimised; (c) the retention of natural drainage lines are maximised; (d) the retention of existing vegetation is maximised; (e) damage or disruption to sewer, stormwater and water infrastructure is avoided; and (f) there is adequate buffering, screening or separation to adjoining development.	No acceptable outcome is nominated.

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Performance outcomes	Acceptable outcomes
Use - Short-term accommodation and Tourist park	
PO15 Development is of a scale that does not compromise the low density and township character of the locality.	**AO15.1** Short-term accommodation does not exceed 15 rooms.
	AO15.2 Tourist park development does not exceed 50 park sites including 10 holiday cabins.
PO16 Development provides adequate separation from any adjoining residential premises so that the privacy and amenity of residential premises are not adversely affected.	**AO16** Where a Tourist park adjoins a residential premises, the minimum setback to any communal buildings is 10m.
Use - Service station	
PO17 Buildings and structures allow for the safe operation of the Service station.	**AO17** All buildings and structures, including equipment associated with the Service station operation are setback as follows: (a) 10m from the front boundary; and (b) 3m from the side and rear boundaries.
PO18 Retail components are ancillary to the Service station use.	**AO18** The maximum area of retail GFA including any Food and drink outlet is 150m^2.
Use - Child care centre	
PO19 Child care centre development minimises: (a) the hazards of heavy traffic; (b) adverse impacts on the prevailing road hierarchy; and (c) on site conflict between children's activities, pedestrian movement, vehicle movement and car parking.	**AO19.1** The use is not accessed from an arterial road.
	AO19.2 Parking spaces are located so that children are not required to cross the driveway or vehicular access way to reach the building.

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Part 7 Overlays

7.1 Preliminary

(1) Overlays identify areas in the Town plan that reflect state and local level interests and that have one or more of the following characteristics:

(a) there is a particular sensitivity to the effects of development;
(b) there is a constraint on land use or development outcomes;
(c) there is the presence of valuable resources;
(d) there are particular opportunities for development.

(2) Overlays are mapped and included in Schedule 2 (Mapping).[13]

(3) The changed category of development or assessment, if applicable, for development affected by an overlay are in Part 5 (Tables of Assessment).

(4) Some overlays may be included for information purposes only. This should not result in a change to the category of development or assessment or any additional assessment benchmarks.

(5) Assessment benchmarks for an overlay may be contained in one or more of the following:

(a) a map for an overlay;
(b) a code for an overlay;
(c) a zone code;
(d) a development code.

(6) Where development is proposed on premises partly affected by an overlay, the assessment benchmarks for the overlay only relate to the part of the premises affected by the overlay.

(7) The overlays for the Town plan are:

(a) Bushfire hazard overlay code;
(b) Flood hazard overlay code;
(c) Heritage overlay code;
(d) Natural environment overlay code;
(e) Regional infrastructure overlay code; and
(f) Residential character overlay code.

(8) The following overlays for the Town plan without code(s) are:
(a) Agricultural overlay.

[13] Section 5.8 (Categories of development and assessment – Overlays) and each code in Part 7 (Overlays) identifies where the elements for each overlay are mapped.

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7.2 Overlay codes

7.2.1 Bushfire hazard overlay code

7.2.1.1 Application

This code applies to development where the code is identified as applicable in the categories of development and assessment for the Bushfire hazard overlay code and applies to any areas identified on Bushfire hazard overlay map OM2.

When using this code, reference should be made to section 5.3.2 and where applicable, section 5.3.3 located in Part 5.

7.2.1.2 Purpose

(1) The purpose of the Bushfire hazard overlay code is to ensure that:

- (a) that the risks to life, property, community, economic activity and the environment during uncontrolled bushfire events are avoided or minimised; and
- (b) development does not increase the potential for bushfire damage or risk on site or to other property.

(2) The purpose of the code will be achieved through the following overall outcomes:

- (a) development is compatible with the nature of the bushfire hazard except where there is an overriding need for the development in the public interest and no other site is suitable and reasonably available for the proposal;
- (b) development siting, layout, design and access minimises the risks to personal safety, damage to property, infrastructure and other assets;
- (c) development directly, indirectly and cumulatively avoids an unacceptable increase in severity of bushfires and does not increase the potential for damage on the site or to other properties;
- (d) the potential for the release of hazardous material as a result of a bushfire event is avoided;
- (e) evacuation and disaster management response including firefighting and access for emergency services during bushfire events is facilitated; and
- (f) community infrastructure is located and designed to function effectively at all times.

7.2.1.3 Specific benchmarks for assessment

Table 7.2.1.3—Assessable development

Performance outcomes	Acceptable outcomes
Site suitability	
PO1 Development maintains the safety of people and property. Editor's note – A site specific bushfire hazard assessment and management plan is required to demonstrate compliance with this performance criterion. Refer to the Natural hazards Town plan Policy.	No acceptable outcome is nominated.
PO2 Development does not result in a higher concentration of people living, working or congregating in a bushfire prone area unless it can be demonstrated: (a) there is an overriding community need in the public interest; and (b) no other site is suitable and	**AO2** The following uses are not located on land within a high to very high bushfire hazard area: (a) Agricultural supplies store; (b) Bulk landscape supplies; (c) Club; (d) Community use;

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Performance outcomes	Acceptable outcomes
reasonably available.	(e) Food and drink outlet; (f) Function facility; (g) Garden centre; (h) Market; (i) Nature based tourism; (j) Outdoor sport and recreation; (k) Rural industry; (l) Rural workers accommodation; (m) Renewable energy facility; (n) Tourist park; and (o) Wholesale nursery.
Siting of development	
PO3 The siting, layout and design of development avoids or mitigates the risks associated with bushfire hazard through: (a) being situated on that part of the site that has the lowest level of bushfire risk; (b) fire mitigation measures that do not adversely impact on areas having high environmental values. Editor's note– (i) a site specific bushfire hazard assessment and management plan is required to demonstrate compliance with this performance criterion. Refer to the Natural hazards TPP; (ii) buildings in a bushfire hazard area must meet the requirements of *AS3959-2009 – the Australian Standard for the Construction of Buildings in Bushfire Prone Areas* and the requirements of the Building Code of Australia.	No acceptable outcome is nominated.
Water supply	
PO4 Development in areas with a reticulated water supply has adequate flow and pressure for fire-fighting purposes at all times.	**AO4** The water supply network has a minimum sustained pressure and flow of at least 10 litres per second at 200kPa.
PO5 Development in areas without a reticulated water supply has an appropriate dedicated water supply for fire-fighting purposes, that is safely located and freely accessible for fire-fighting purposes at all times.	**AO5** Development involving a gross floor area greater than 50m^2 where a reticulated water supply is not available is: (a) provided with an easily accessible fire resistant on site water storage of not less than 5,000 litres (e.g. concrete tank with fire brigade fittings, in-ground swimming pool, dam fed by a permanent water source) that is within 100m of the development; and (b) has a hard-standing area allowing a heavy rigid fire appliance safe access to within 6m of the storage facility. Editor's note–Plastic water tanks are not

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Performance outcomes	Acceptable outcomes
	considered to be fire resistant.
Roads, fire access trails and firebreaks	
PO6 Roads and fire access trails are designed and constructed to: (a) enable efficient access to buildings and structures for fire-fighting purposes for emergency services; and (b) swift evacuation in emergency situations.	**AO6.1** Roads and fire access trails are designed and constructed to: (a) have a maximum gradient of 12.5%; (b) a minimum cleared width of 6m and a minimum formed width of 4m; (c) provides passing and turning areas for fire-fighting appliances at intervals of not less than 500m; (d) have a vehicular access at each end to roads or a bushfire trail; and (e) not involve any cul-de-sac.
	AO6.2 Development has direct access to an evacuation route with a potential fire intensity exposure no greater than 2kw/m^2. Editor's note–The distance from hazardous vegetation to achieve 2kw/m^2 is generally: (i) 58m in a very high bushfire hazard areas; (ii) 52m in a high bushfire hazard area; and (iii) 44m in a medium bushfire hazard area.
	AO6.3 Development incorporates an area of managed vegetation that separates lot boundaries from hazardous vegetation by a distance of: (a) 20m to a high or very high bushfire risk area; or (b) 10m to a medium risk bushfire area and includes a fire access trail. Editor's note– (i) hazardous vegetation is identified through a site specific bushfire hazard assessment. Refer also to the Natural hazards TPP; (ii) any fire access trail is secured by public ownership or an access easement in favour of Charters Towers Regional Council and the Queensland Fire and Rescue Service.
PO7 Development provides for adequate fire breaks that minimise bushfire hazard by: (a) separating hazardous vegetation from development areas; and (b) facilitating access for firefighting and emergency vehicles. Editor's note–A site specific bushfire hazard assessment and management plan is required to demonstrate compliance with this performance criterion. Refer to the Natural hazards TPP.	No acceptable outcome is nominated.

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Performance outcomes	Acceptable outcomes
PO8 Development is located and designed to incorporate a bushfire defendable space which achieves separation between buildings, building envelopes and hazardous vegetation necessary to reduce risk to an acceptable or tolerable level.	**AO8.1** Buildings, or building envelopes, are separated by hazardous vegetation by a distance that achieves a radiant heat flux level at any point on the building, or building envelope, respectively that does not exceed: (a) 10kW/m^2 where involving a vulnerable use, essential service uses or hazardous chemical facility use; or (b) 29W/m^2 otherwise. Editor's note–The radiant flux levels and separation distances are to be established in accordance with hazard assessments. Where a separation distance is proposed to be achieved by utilising existing, cleared developed areas external to the site, certainty must be established (through tenure or other means) that the land will remain cleared of hazardous vegetation. For staged development, temporary separation distances, perimeter roads or fire trails may be absorbed as part of subsequent stages.
	AO8.2 Development ensures buildings or building envelopes are separated from adjacent buildings or building envelopes by a minimum distance of 8m.
Hazardous materials	
PO9 The potential for the release of hazardous materials as a result of a bushfire event is avoided.	**AO9** Development involving the production or storage of hazardous materials is not located within a high or very high bushfire hazard area.
Reconfiguration of a lot	
PO10 Additional lots avoid the risk of bushfire hazard to: (a) personal and property safety; and (b) increased risk of damage to assets. Editor's note–A site specific bushfire hazard assessment and management plan may demonstrate that the site is not within a bushfire hazard area or has a low degree of bushfire risk. Refer also to the Natural hazards TPP.	**AO10** New lots (including rear lots) do not occur in a bushfire prone area.
Essential community infrastructure Editor's note–The term essential community infrastructure is defined in the State Planning Policy.	
PO11 Development for essential community infrastructure is located, designed and sited to: (a) protect the safety of people during a bushfire; (b) not increase the exposure of people to the risk from a bushfire event; and (c) function effectively during and immediately after bushfire events.	No acceptable outcome is nominated.

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Performance outcomes	Acceptable outcomes
Editor's note–A site specific bushfire hazard assessment and management plan is required to demonstrate compliance with this performance criterion. Refer to the Natural hazards TPP.	

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7.2.2 Flood hazard overlay code

7.2.2.1 Application

This code applies to development where the code is identified as applicable in the categories of development and assessment for the Flood hazard overlay code and applies to any areas identified on Flood hazard overlay map OM3.

When using this code, reference should be made to section 5.3.2 and where applicable, section 5.3.3 located in Part 5.

7.2.2.2 Purpose

(1) The purpose of the Flood hazard overlay code is to ensure that development on land subject to a defined flood[1] event[2] (DFE) avoids or mitigates the risk of flood hazard[3] to protect people, property, the environment and economic activity and, to ensure development does not adversely affect other properties or the hydraulic efficiency of a waterway or floodplain.

(2) The purpose of the code will be achieved through compliance with the following overall outcomes:

- (a) development does not occur on land subject to flooding from a defined flood event unless:
  - (i) it is compatible with the level of risk having regard to flow depth, flow velocity, rate of flood level rise and the duration of the inundation;
  - (ii) the impacts of flooding can be managed such that there can be no foreseeable risk to personal safety or to property;
- (b) development does not result in an increase in the extent or severity of flood risk to the site or other land;
- (c) the flood storage or the conveyance of waterways and flood plains is not diminished;
- (d) the potential for the release of hazardous material is not increased;
- (e) development supports, and does not unduly burden disaster management response or recovery capacity and capabilities;
- (f) essential community infrastructure is located and designed to function effectively during and immediately after a flood hazard event.

Editor's notes–

1. The term 'flood' is used to describe the temporary inundation of land by expanses of water that overtop the natural or artificial banks of a creek, river, lake or estuary resulting from prolonged or intensive rainfall in the catchments of these water bodies.
2. The term 'defined flood event' or DFE is used to describe level of a 1% annual exceedance probability (AEP) event (including an allowance for climate change) where determined by a flood assessment. It should be noted that higher flood events than the DFE can occur.
3. Site specific flood hazard assessments are required to demonstrate compliance with aspects of this overlay code. Refer also to the Natural hazard TPP.
4. For the purposes of section 13 of the *Building Regulation 2006:*
   (a) The area covered by the flood overlay map is the designated flood hazard area;
   (b) The defined flood level is the level to which flood waters would reasonably be expected to rise within the flood hazard area during the defined flood event.

7.2.2.3 Specific benchmarks for assessment

Table 7.2.2.3(a)—Assessable development

Performance outcomes	Acceptable outcomes
Siting of development	
PO1 Development: (a) does not provide unacceptable risks to people and property from flood	No acceptable outcome is nominated.

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Performance outcomes	Acceptable outcomes
hazard impacts or, the risks are mitigated to an acceptable or tolerable level; and (b) does not intensify or locate a use in an extreme or high hazard area, in order to avoid risks to people, property and the environment.	
PO2 Development is sited to enable safe evacuation in the event of a flood.	No acceptable outcome is nominated.
PO3 Signage is provided within flood hazard areas to alert residents and visitors to the flood hazard.	**AO3** Signage is provided on site (regardless of whether the land is in public or private ownership) indicating: (a) the position and path of all safe evacuation routes off the site; and (b) if the site contains or is within 100m of a floodable waterway, hazard warning signage and depth indicators are also provided at key hazard points such as floodway crossings or entrances to low-lying reserves.
Reconfiguring a lot	
PO4 The siting, layout and design of lot reconfiguration avoids or mitigates the adverse impacts associated with flooding to protect the safety of people and property.	No acceptable outcome is nominated.
PO5 Road and pathway layout ensures residents are not physically isolated from adjacent flood free urban areas and provides a safe and clear evacuation route.	No acceptable outcome is nominated.
Building floor levels	
PO6 The floor levels of sensitive land uses have an acceptable level of flood immunity to maintain the safety of people from flood hazard impacts. Editor's note–The grouping of land uses known as 'sensitive land uses', as referenced throughout this Town plan is found in section SC1.2 Administrative terms.	**AO6.1** Habitable rooms have a minimum floor level at least 0.3m above the DFE.
	AO6.2 Floor levels of non-habitable rooms (other than Class 10 buildings) are above the DFE, or allow for the flow through of floodwaters on the ground floor.
	AO6.3 Where involving an extension to an existing residential use that has habitable rooms below the level referred to in AO6.2, any extension does not exceed 25m^2 GFA.

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Performance outcomes	Acceptable outcomes
PO7 Non-residential development is designed and located to minimise damage to property and contents from flooding impacts.	No acceptable outcome is nominated.
Earthworks	
PO8 Development including any earthworks must: (a) not adversely impact on or change the flood characteristics of a floodplain or waterway; (b) not reduce existing flood storage and flow capacity; (c) avoid any physical change to a floodplain or natural waterway; (d) avoid increased scour and erosion; (e) not increase the depth, velocity or direction of the flow, the rate of flood level rise or the duration of inundation on the site or on land external to the site; and (f) not remove any riparian or riverine vegetation.	No acceptable outcome is nominated.
Hazardous materials	
PO9 Public safety and the natural environment are not adversely affected by the impacts of floodwater on hazardous materials manufactured or stored in bulk.	**AO9.1** Development does not involve the manufacture or storage of hazardous materials within a flood hazard area.
	AO9.2 Where it can be demonstrated that there is a low or medium flood risk, the manufacture or storage of hazardous materials takes place above the DFE flood levels. Editor's note–A site specific flood hazard assessment is required to demonstrate compliance with this performance criterion. Refer to the Natural hazards TPP.
Intensive animal industry	
PO10 The use of land for intensive animal husbandry does not establish or intensify in a flood hazard area, in order to avoid risk to the environment.	**AO10** Intensive animal husbandry, including the storage of bulk food and any associated water treatment facilities, does not occur on land below the DFE.
Essential community infrastructure Editor's note–The term essential community infrastructure is defined in the State Planning Policy.	
PO11 Essential community infrastructure is able to function effectively during and immediately after flood events.	**AO11** Community infrastructure is provided at or above the recommended flood level specified in Table 7.2.2.3(b)—Recommended flood levels of community infrastructure.

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Performance outcomes	Acceptable outcomes
PO12 Essential services infrastructure (e.g. on site electricity, gas, water supply, sewerage and telecommunications) maintains its function during and immediately after a DFE flood event.	**AO12** Any components of infrastructure that are likely to fail to function or may result in contamination when inundated by flood water (e.g. electrical switchgear and motors, water supply pipeline air valves) are: (a) located above the DFE; or (b) designed and constructed to prevent floodwater intrusion/infiltration.
Emergency management	
PO13 Development in flood hazard areas supports and does not hinder disaster management capacity and capabilities.	No acceptable outcome is nominated.

Table 7.2.2.3(b)—Recommended flood levels for community infrastructure

Development	Level of flood immunity annual exceedance probability (AEP)
Development involving: (a) emergency services; and (b) hospitals and associated facilities.	0.2% AEP flood event
Development involving: (a) emergency/evacuation shelters; (b) the storage of valuable records or items of historic/cultural significance (e.g. libraries, galleries); (c) aeronautical facilities; (d) telecommunication facilities; (e) substations; (f) water treatment plants; (g) regional fuel storage; (h) food storage warehouse; and (i) Retirement facility and Residential care facility.	0.5% AEP flood event
Sewerage treatment plants (requiring licensing as an environmentally relevant activity).	1% AEP flood event

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7.2.3 Heritage overlay code

7.2.3.1 Application

This code applies to development where the code is identified as applicable in the applicable categories of assessment and development for the Heritage overlay code and applies to any areas identified on Heritage overlay map OM4.

When using this code, reference should be made to section 5.3.2 and where applicable, section 5.3.3 located in Part 5.

7.2.3.2 Purpose

(1) The purpose of the Heritage overlay code is to ensure:

- (a) local cultural heritage places throughout the Charters Towers region are conserved for present and future generations;
- (a) development is compatible with the cultural heritage significance of the local heritage place; and
- (b) any development and works undertaken is consistent with the Burra Charter.

(1) For buildings, local heritage places are characterised by the following features:

- (a) commercial buildings with no setbacks to the street, post supported awnings along the street frontages, pedestrian entries from the street, predominately glass Shop fronts to the street, unobtrusive signage and a scale consistent with late nineteenth century architecture;
- (b) residential detached dwellings of "timber and iron" style set in a large yard with mature trees, with a dominant roof form, the use of corrugated iron, elevated on timber stumps and the use of verandahs.

(3) The purpose of the code will be achieved through the following overall outcomes:

- (a) the cultural heritage significance of the Charters Towers region's local heritage places is maintained and protected;
- (b) local heritage places are protected from inappropriate removal and demolition unless there are no adverse impact on the heritage significance of that place or there is an unacceptable human safety risk;
- (c) the re-use and adaption of local heritage places is supported where development is compatible to the heritage significance of the place;
- (d) archaeological features and artefacts are identified and appropriately managed;
- (e) development within a Local Heritage place including signage is visually subservient to the heritage place and does not impact on its cultural heritage significance.

Editor's note–A site specific heritage impact assessment is required to demonstrate compliance with various aspects of this overlay code. Refer also to the Heritage Town plan policy.

7.2.3.3 Specific benchmarks for assessment

Table 7.2.3.3—Accepted development subject to requirements and assessable development

Performance outcomes	Acceptable outcomes
Operational work where an Advertising device	
PO1 The visual appearance of advertising devices and signage: (a) is unobtrusive and does not dominate the building or streetscape; and (b) protects the historic character of the local cultural heritage place.	AO1 Signage and advertising devices comply with the section 4.3.3 of the Heritage Town plan policy.

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Performance outcomes	Acceptable outcomes
Assessable development	
Demolition or removal within a Local heritage place	
PO2 Any demolition must: (a) not result in the loss of the cultural heritage significance of the heritage place; or (b) demonstrate the building or structure to be demolished is not capable of structural repair and represents a safety hazard; or (c) ensure that part of the local heritage place is not of cultural heritage significance. Editor's note–PO2(b) will require the preparation and submission of an Engineering report by a suitably qualitied professional (Registered Practicing Engineer of Queensland) that demonstrates the building or structure is structurally unsound, represents a public safety risk and is beyond reasonable repair.	No acceptable outcome is nominated.
Development within a Local heritage place	
PO3 Development is compatible with the conservation and management of the cultural heritage significance of the Local heritage place.	No acceptable outcome is nominated.
PO4 Development does not adversely affect the heritage significance of the heritage place and is compatible with its heritage values including: (a) maintaining views to and from the heritage place where significant; (b) consistency with the character, setbacks, setting or appearance of the heritage place; (c) minimising for overshadowing on to the heritage place; (d) avoiding altering, removing or concealing significant heritage features; (e) avoiding the removal of significant established trees and vegetation; and (f) consistency with open space and landscaping features.	No acceptable outcome is nominated.
PO5 Any reconfiguring a lot: (a) does not diminish the cultural significance of the local heritage place including maintaining its historical context, landscape settings and consistency with the prevailing built environment; (b) reflects the pattern and layout of the	No acceptable outcome is nominated.

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Performance outcomes	Acceptable outcomes
original subdivision in the area; and (c) does not reduce public access to the local heritage place.	
Carrying out building work (where not demolition), operational work or other works within a Local heritage place	
PO6 Building work incorporates design elements which are compatible with the values of the heritage place in terms of: (a) architectural features; (b) external materials; and (c) finishes and colours.	No acceptable outcome is nominated.
PO7 Excavation or other earthworks do not create an adverse impact on archaeological and heritage values of the local heritage place.	No acceptable outcome is nominated.
PO8 Any new fencing, landscaping, access or car parking arrangements are designed and sited in a manner that: (a) does not have a detrimental impact on the significant values or views of the place; (b) enhances the overall appearance of the local heritage place; and (c) is sensitive to materials, colours, scale, placement and layout of the place.	No acceptable outcome is nominated.
Archaeology	
PO9 Development does not adversely impact on known or potential archaeological deposits.	No acceptable outcome is nominated.
General	
PO10 Any changes as a result of development and associated works to a Local heritage place, are appropriately managed and documented.	**AO10** Development is compatible with a Conservation management plan prepared in accordance with the Australia ICOMOS Charter for Places of Cultural Heritage Significance. Editor's note–An archival quality photographic record is made of the features of the place that are impacted because of the development.

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7.2.4 Natural environment overlay code

7.2.4.1 Application

This code applies to development where the code is identified as applicable in the categories of development and assessment for the Natural environment overlay code and applies to any areas identified on Natural environment overlay map OM5.

When using this code, reference should be made to section 5.3.2 and where applicable, section 5.3.3 located in Part 5.

7.2.4.2 Purpose

(1) The purpose of the Natural environment overlay code is to:

- (a) protect important environmental areas including those Matters of State Environmental Significance (MSES) and their associated ecological processes and biodiversity values;
- (b) maintain or enhance the health and resilience of biodiversity to support ecological integrity;
- (c) maintain or enhance ecological connectivity to preserve fauna movement, habitat values, remnant vegetation and ecological processes;
- (d) protect or enhance water quality, ecosystem health and the natural hydrological functioning of waterways, wetlands and their riparian areas and buffers; and
- (e) protect, rehabilitate and manage biodiversity and ecosystem services values.

(2) The purpose of the code will be achieved through the following overall outcomes:

- (a) development avoids adverse impacts on MSES and their associated ecological processes and biodiversity values, unless:
  - (i) it is demonstrated that MSES do not exist on the site; or
  - (ii) where adverse environmental impacts cannot be avoided, impacts are minimised and an environmental offset is provided for any residual adverse impacts and a net environmental benefit is achieved;
- (b) development avoids direct and indirect impacts resulting in species or habitat loss or disturbance, soil degradation or pollution due to vegetation clearing, erosion and contamination, salinity, waste disposal or modification to natural processes;
- (c) fragmentation of remnant vegetation, ecological corridors and existing habitat is avoided to maintain ecological function and biodiversity values and to maintain or increase the resilience of ecosystems and habitat to threatening processes, including the impacts of climate change;
- (d) a network of connecting corridors and linkages between areas supporting MSES, wetlands, waterways, remnant vegetation, habitat areas and other natural areas are maintained, created or restored;
- (e) development including infrastructure, is designed and located to maintain and enhance continuity of wildlife movement and ecological processes;
- (f) the hydrological regime of wetlands and waterways is protected and rehabilitated;
- (g) development avoids encroachment or expansion into sensitive habitats along riparian areas unless it is for management of public access, recreation, public use or other public benefit;
- (h) development maintains sustainable community access to waterways, national parks and other land in protected area estates;
- (i) development incorporates and maintains appropriate buffers in accordance with minimum best practice distances so as to avoid adverse impacts on environmental values;

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(j) development maintains or enhances the scenic amenity of important natural landscapes, views and vistas.

Editor's note–Matters of national environmental significance are regulated the Environmental Protection and Biodiversity Conservation Act 1999.

7.2.4.3 Specific benchmarks for assessment

Table 7.2.4.3—Accepted development subject to requirements and assessable development

Performance outcomes	Acceptable outcomes
Environmental protection and buffering	
PO1 Development maintains and protects and MSES by: (a) locating in areas that avoid adverse impacts on MSES; or (b) where adverse environmental impacts cannot be avoided, impacts are minimised and an environmental offset is provided for any residual adverse impacts; and (c) the underlying ecological processes and biodiversity values of MSES are maintained or enhanced. Editor's note– (i) to assist in demonstrating achievement of an environmental and ecological assessment may be required to demonstrate compliance with this performance criterion; (ii) where it is demonstrated that adverse impacts cannot be avoided or minimised, significant residual impacts on matters of state environmental significance may require an offset in accordance in accordance with the *Environmental Offsets Act 2014*.	**AO1** Development locates outside of an area supporting MSES as shown on map OM5.
Buffers	
PO3 Development is setback from and provides an adequate vegetated buffer to areas containing MSES to: (a) protect these areas and their values from threatening processes; (b) avoid edge effects such as undesirable microclimate effects and threats from non-native or pest fauna or flora; and (c) maintain and enhance ecological connectivity.	**AO3** A buffer extending from the outside edge of an area of MSES is provided and has a minimum width of 200m where located outside an urban zone.
PO4 An adequate buffer to a wetland in a MSES area is provided and maintained to: (a) protect or enhance habitat values, connectivity and other ecological processes and values; (b) protect water quality and aquatic conditions; (c) maintain natural micro-climatic	**AO4** A vegetated and development free buffer is provided and maintained extending from the high bank of the following: (a) 100m wide buffer to a river; or (b) 50m wide buffer to waterway.

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Performance outcomes	Acceptable outcomes
conditions; (d) maintain natural hydrological processes; (e) prevent mass movement, gully erosion, rill erosion, sheet erosion, tunnel erosion, stream bank erosion, wind erosion, or scalding; and (f) prevent loss or modification of chemical, physical or biological properties or functions of soil.	
PO5 Isolated habitat areas are linked by a continuous corridor to provide effective ecological connectivity and to create additional linkages along waterways, wetlands, drainage lines, ridgelines, and other areas where possible.	AO5 Development provides a continuous corridor with a minimum width of 100m linking areas of protected vegetation to each other and other vegetation areas off site.
Assessable development	
General	
PO6 Alterations to natural landforms, hydrology and drainage patterns do not adversely impact on areas containing MSES.	No acceptable outcome is nominated.
PO7 Development retains and enhances riparian vegetation along watercourses and drainage corridors, and vegetation along timbered ridgelines.	No acceptable outcome is nominated.
PO8 Development avoids direct and indirect impacts on significant ecological communities and significant species and their habitats, including disturbance from the presence of vehicles, pedestrian use, increased exposure to domestic animals, noise and lighting impacts.	No acceptable outcome is nominated.
PO9 Areas of habitat that support a critical life cycle stage such as feeding, breeding or roosting or ecological function for threatened species, ecological communities or migratory species are protected and not impacted by development.	No acceptable outcome is nominated.
PO10 Buffering, rehabilitation or restoration protects and enhances MSES and their underlying ecological processes, habitat and biodiversity values by: (a) using site appropriate and locally occurring native species; (b) replicating as far as practicable, the species composition and structural	No acceptable outcome is nominated.

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Performance outcomes	Acceptable outcomes
components of healthy remnant vegetation and associated habitats, including understorey vegetation; and (c) excluding environmental weeds, declared plants and other non-native plants likely to displace native flora or fauna species or degrade habitat.	
PO11 Development: (a) avoids the introduction of pest species (plant or animal) that pose a risk to the ecological integrity and biodiversity values of MSES; and (b) includes appropriate pest management practices to control any existing threat of pest species in a way that provides for the long term ecological integrity of MSES.	No acceptable outcome is nominated.
Ecological corridors	
PO12 Development protects an ecological corridor through: (a) enhancing ecological connectivity and habitat extent; and (b) effectively linking habitats on and/or adjacent to the site. Editor's note–Ecological corridors and habitat linkages have dimensions and characteristics to support: (i) ecological processes and functions that enable the natural change in distributions of species and provide connectivity between populations of species over long periods of time; (ii) ecological responses to climate change; (iii) connectivity between large tracts and patches of remnant vegetation, habitat areas and areas supporting MSES; and (iv) effective and unhindered day-to-day and seasonal movement of avian, terrestrial and aquatic fauna.	No acceptable outcome is nominated.
Wetland ecological values	
PO13 Development involving the clearing of vegetation protects the biodiversity, ecological values and processes, and hydrological functioning of a wetland area, including: (a) water quality values; (b) aquatic habitat values; (c) terrestrial habitat values; and (d) usage of the site by native wetland fauna species or communities.	No acceptable outcome is nominated.
Wetland hydrology and stormwater management	
PO14	No acceptable outcome is nominated.

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Performance outcomes	Acceptable outcomes
The existing surface water hydrological regime of the wetland is enhanced or maintained through: (a) providing a net ecological benefit and improvement to the environmental values and functioning of a wetland in a wetland protection area; or (b) rehabilitating the existing hydrological regime or restore the natural hydrological regime of a wetland.	
Land degradation	
PO15 Development avoids land degradation in a wetland area, including: (a) mass soil movement, gully erosion, rill erosion, sheet erosion, tunnel erosion, stream bank erosion, wind erosion, or scalding; and (b) loss or modification of chemical, physical or biological properties or functions of soils.	No acceptable outcome is nominated.
PO16 Degraded areas supporting MSES or other environmental values important to the maintenance of underlying ecological processes required to maintain biodiversity, are rehabilitated as near as is practical to the naturally occurring state of native plant species and ecological communities.	No acceptable outcome is nominated.
Monitoring	
PO17 During construction and operation of development, ongoing management, monitoring and maintenance is undertaken to ensure impacts on areas supporting MSES and their underlying ecological processes and biodiversity values are avoided or minimised.	No acceptable outcome is nominated.
Environmental Offsets	
PO18 Where development cannot reasonably avoid impacts on MNES or MSES, any unavoidable impacts should be minimised and offset, in accordance with the *Environmental Offsets Regulation 2014.*	No acceptable outcome is nominated.

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7.2.5 Regional infrastructure overlay code

7.2.5.1 Application

This code applies to development where the code is identified as applicable in the categories of development and assessment for the Regional infrastructure overlay and applies to any areas identified on Regional infrastructure corridor overlay map OM6.

When using this code, reference should be made to section 5.3.2 and where applicable, section 5.3.3 located in Part 5.

7.2.5.2 Purpose

(1) The purpose of the Regional infrastructure overlay code is to:

- (a) protect regionally significant infrastructure including the Tabletop RSR, VHF and SGS aviation facilities from nearby development that is sensitive to, or creates a risk for the infrastructure; and
- (b) protect nearby development from the potential impacts of the regionally significant infrastructure.

(2) The purpose of the code will be achieved through the following overall outcomes:

- (a) effective separation and interface treatment is provided to major infrastructure sites and corridors to avoid risk to people and property and to minimise noise, odour and visual impacts;
- (b) easy access is provided to and along major infrastructure sites and corridors;
- (c) development does not compromise the safe and efficient operation, maintenance or expansion of major infrastructure;
- (d) existing and planned regional infrastructure facilities and corridors are protected from encroachment by sensitive land uses or incompatible development;
- (e) development does not create any threat to the provision of a safe and reliable supply of services and infrastructure to all users, and avoids any potential interference with the ongoing operation, maintenance and augmentation of the services and infrastructure;
- (f) development does not increase the potential for safety concerns, nuisance and complaints and minimises the need for measures to be introduced in the operation of the infrastructure to reduce potential impacts on surrounding areas; and
- (g) development minimises overlooking of and visual exposure to the infrastructure sites and corridors.

7.2.5.3 Specific benchmarks for assessment

Table 7.2.5.3—Assessable development

Performance outcomes	Acceptable outcomes
General	
PO1 Development does not increase risk to community health or safety, or the operation and reliability of major regional infrastructure.	No acceptable outcome is nominated.
PO2 Development involving a sensitive land use is sufficiently separated from major infrastructure to: (a) ensure community safety; (b) minimise the likelihood of nuisance or complaint; and	**AO2** Sensitive land uses maintain a setback of at least: (a) 50m from a transmission substation; (b) 20m from any other substation; (c) 40m from a Powerlink high voltage corridor;

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Performance outcomes	Acceptable outcomes
(c) is located, designed and constructed to protect the integrity of the major infrastructure; and (d) maintains adequate access for any required maintenance or upgrading of the major infrastructure.	(d) 20m from bulk water storage infrastructure; (e) 30m from a transmission line equal or greater than 66kV (identified as a major electricity infrastructure on OM6).
PO3 Other than where they are separated from the infrastructure by a road, buildings are oriented to avoid direct overlooking of major infrastructure or corridors.	No acceptable outcome is nominated. Editor's note–The figure below provides an illustration of buildings oriented away from infrastructure.
PO4 Major infrastructure within private land is protected by easement in favour of the service provider.	AO4 Existing easements are maintained and where none currently exist, new easements are created which are sufficient for the provider's requirements.
PO5 Where in the building restriction area, development (including any associated permanent or temporary structures landscaping) does not obstruct a clear line of sight between the Tabletop RSR, VHF and SGS aviation facilities and associated communication satellites.	AO5 Where in the building restriction area, development (including any associated permanent or temporary structures landscaping) does not exceed 12m in building height.
Electricity infrastructure (including substations)	
PO6 Where major electricity infrastructure is located within public open space, the dimensions and characteristics of the open space area are sufficient to accommodate the electricity easement, in combination with compatible recreational facilities and landscaping, so that: (a) it has an open and expansive character, with landscape design which assists in breaking up the linear and vertical dominance of the infrastructure; (b) landscaping is located outside the easement area and substantively screens and softens the appearance of poles, towers or other structures; and (c) recreational facilities and landscaping are compatible with the electricity infrastructure, having	No acceptable outcome is nominated. Editor's note–The figures below provide an example of a well-integrated transmission corridor.

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Performance outcomes	Acceptable outcomes
regard to safety, height, the conductivity of materials and access to the electricity infrastructure by the electricity provider.	 Editor's note–Refer also to the Landscaping code.
PO7 Where major electricity infrastructure is located in a road: (a) an attractive, functional and safe streetscape is achieved; (b) street furniture, planting and lighting are compatible with the electricity infrastructure, having regard to safety, height and the conductivity of materials; (c) the reserve has sufficient width to accommodate significant landscaping which assists in screening and softening poles, towers or other structures and equipment from nearby sensitive land uses; (d) the clearances required under schedules 4 and 5 of the *Electrical Safety Regulations 2002* can be achieved; and (e) convenient access to the infrastructure by the electricity provider is maintained.	No acceptable outcome is nominated.
PO8 Development avoids potential noise nuisance from electricity substations.	AO8 Noise emissions do not exceed 5db(A) above background noise level at the facia of a building measured in accordance with AS 1055 Acoustics – description and measurement of environmental noise.
PO9 There is sufficient space within the site to establish landscaping which substantively assists in screening and softening poles, towers or other structures and equipment associated with major electricity infrastructure and substations.	AO9 A minimum 3m wide densely planted landscaped buffer is provided along the boundary adjoining the major electricity infrastructure, including provision for advanced trees and shrubs that will grow to a minimum height of 10m. Editor's note–The figures below provide an example but are not drawn to scale. Applicants may find guidance in Powerlink's "Screening your home from powerlines – A guide for planting trees and shrubs outside of easements to screen

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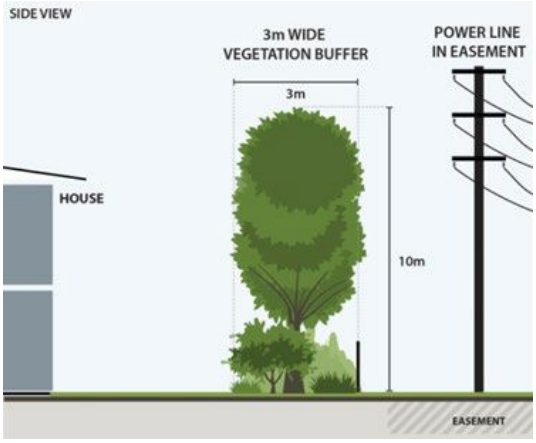
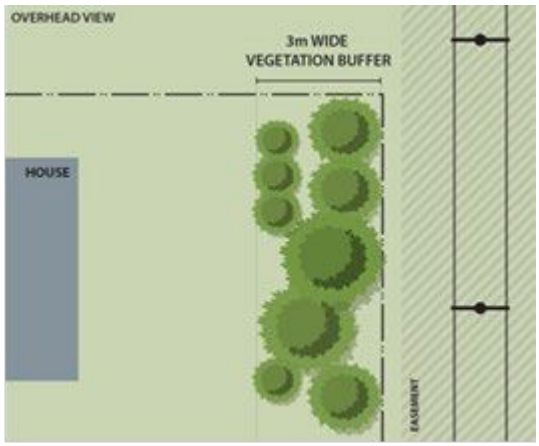
Performance outcomes	Acceptable outcomes
	powerlines". Applicants should also note that vegetation will need to maintain statutory clearances (refer Ergon's Standard for Vegetation Management and Standard for Vegetation Clearance Profile).   Editor's note–Refer also to the Landscaping code.
Reconfiguring a lot	
PO10 Reconfiguration of lots does not compromise or adversely impact upon the efficiency, functionality and integrity of major infrastructure and services networks.	No acceptable outcome is nominated.
PO11 Lot reconfiguration integrates major infrastructure sites and corridors within the overall layout. Layout and design: (a) ensures land of sufficient size and suitability is allocated to accommodate the existing and future major infrastructure networks; (b) as far as possible, minimises the likely visual prominence of major infrastructure; and (c) provides for an interface to surrounding uses that minimises the potential for nuisance (including noise and odour), health and safety	No acceptable outcome is nominated.

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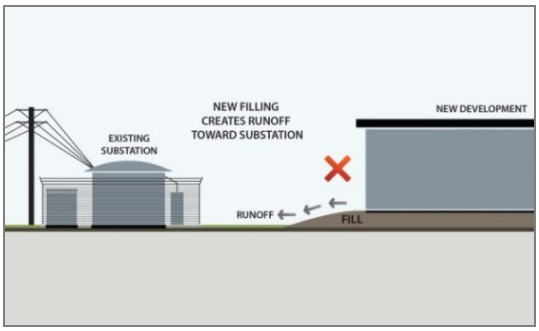
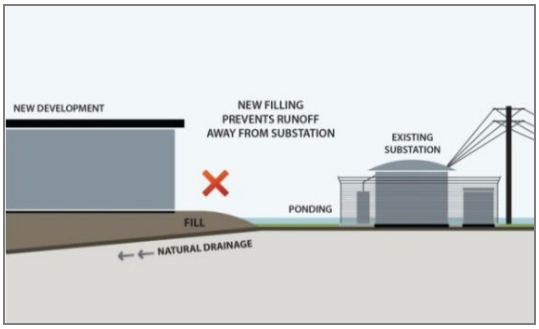
Performance outcomes	Acceptable outcomes
concerns. Editor's note–Applicants should consult with the infrastructure providers early in the planning process to determine relevant infrastructure requirements.	
PO12 Where the reconfiguration involves major electricity infrastructure corridor, the corridor is incorporated within a useable public open space network wherever possible.	No acceptable outcome is nominated.
Operational works	
PO13 Development within a bulk water storage area is located, designed and constructed to: (a) protect the integrity of the water supply infrastructure; and (b) maintains adequate access for any required maintenance or upgrading work to the water supply infrastructure.	**AO13** Development does not involve works within a bulk water storage infrastructure corridor.
PO14 Earthworks do not restrict access to major electricity infrastructure by the electricity providers, using their normal vehicles and equipment.	No acceptable outcome is nominated.
PO15 There is no worsening of flooding, drainage or erosion conditions affecting regional infrastructure.	No acceptable outcome is nominated. Editor's note–The figures below illustrate the concept.  
PO16 Development maintains the clearances required under schedules 4 and 5 of the *Electrical Safety Regulations 2002.*	No acceptable outcome is nominated.

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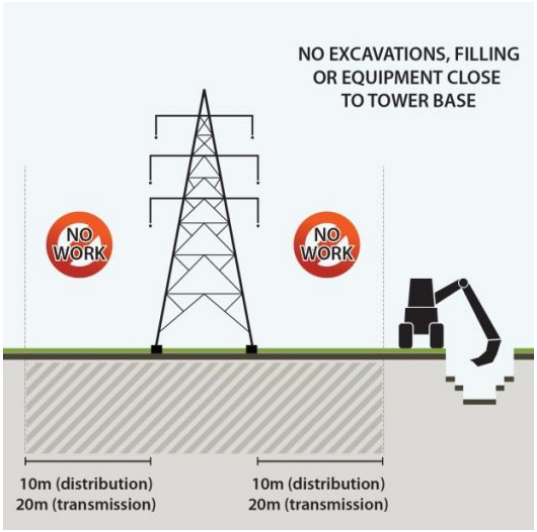
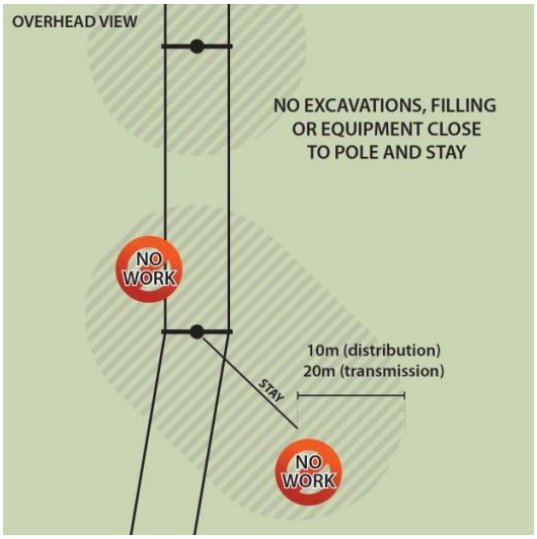
Performance outcomes	Acceptable outcomes
PO17 Earthworks are undertaken in a way which: (a) ensures stability of the land on or adjoining electricity infrastructure; (b) does not otherwise impact on the safety and reliability of the electricity infrastructure; and (c) does not restrict the placement or use of the electricity provider's equipment.	**AO17.1** No earthworks are undertaken: (a) for overhead transmission infrastructure, within 20m of a transmission tower or pole; or (b) for overhead distribution infrastructure, within 10m of a tower, pole or stay; or (c) for substations, within 10m of a property boundary shared with the substation. Editor's note–The figures below illustrate the concept.  
	AO17.2 No earthworks are undertaken, or other loading or displacement of earth caused, within the easement of an underground power line.
PO18 Other services and infrastructure works (such as stormwater, sewerage, water	**AO18.1** Underground services are not located within 20m of a tower, pole, stay or

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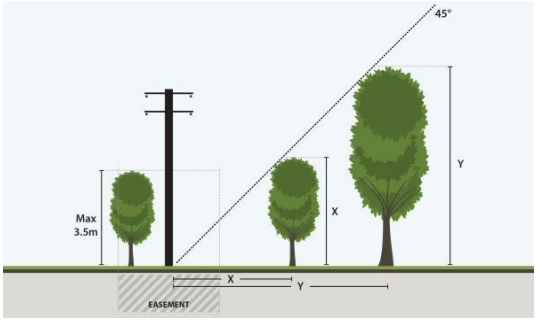
Performance outcomes	Acceptable outcomes
and the like) do not impact on the safety and reliability of electricity infrastructure.	substation boundary.
	AO18.2 No valve pits occur within: (a) for transmission infrastructure, 60m of a tower, pole or stay; or (b) for distribution infrastructure, 20m of a tower, pole or stay
	AO18.3 Pipelines with cathodic protection systems, comply with part 11 of the *Electrical Safety Regulation 2013*.
	AO18.4 Underground services traversing an easement, cross at right angles to the overhead or underground lines.
	AO18.5 Trenches for services are backfilled to be compacted in 150mm layers to at least 95% modified dry density compaction ratio.
	AO18.6 Trenches under construction are not left open overnight.
PO19 Vegetation does not pose a risk to the safety or reliability of electricity infrastructure.	**AO19.1** Vegetation planted within an easement of an overhead powerline or, where there is no easement, the area of influence of a powerline has a mature height of no more than 3.5 metres.
	AO19.2 Vegetation planted within an underground powerline easement does not have a mature root system in >150mm depth and is not located directly over the powerline.
	AO19.3 Vegetation adjoining easements complies with the clearance dimensions illustrated in the figure below. 

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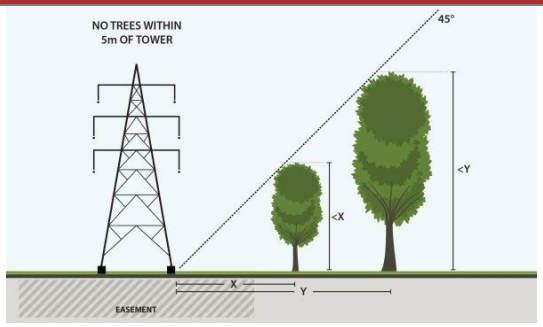
Performance outcomes	Acceptable outcomes
	 **AO19.4** Planting complies with (as relevant to the infrastructure concerned): (a) Energex's *Safe Tree Guidelines;* or (b) Ergon's *Plant Smart* brochures; or (c) Powerlink's *Screening Your Home from Powerlines* information sheet and Property and Easements / Landowner information sheets). Editor's note–Further information can be found on the websites of the abovementioned infrastructure providers.

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7.2.6 Residential character overlay code

7.2.6.1 Application

This code applies to development where the code is identified as applicable in the categories of assessment and development for the Residential character overlay code and applies to any areas identified on Residential character overlay map OM7.

When using this code, reference should be made to section 5.3.2 and where applicable, section 5.3.3 located in Part 5.

Editor's notes–This overlay code applies to only Dwelling house and Dual occupancy development.

7.2.6.2 Purpose

(1) The purpose of the Residential character overlay code is to ensure that:

- (a) Dwelling house and Dual occupancy development achieve an appearance and visual amenity that is consistent with the streetscape character of traditional residential neighbourhoods and important gateways in the urban area of Charters Towers.

(2) The purpose of the code will be achieved through the following overall outcomes:

- (a) development includes design features that are symbolic of the timber framed Queenslander building vernacular in Charters Towers that includes:
  - (i) form features such as pitched roofs and front verandahs;
  - (ii) scale features that reduce building bulk including timber stumps;
  - (iii) lightweight façade and roof materials and textural elements; and
  - (iv) building orientation towards the street.

7.2.6.3 Specific benchmarks for assessment

Table 7.2.6.3—Accepted development subject to requirements and assessable development

Performance outcomes	Acceptable outcomes
PO1 Development: (a) is complimentary with the prevailing streetscape; and (b) includes materials and design features that are compatible with the traditional building character of the area.	**AO1.1** Buildings include an attached roofed front verandah facing the street.
	AO1.2 Buildings include a lightweight framed floor to be raised a minimum of 0.6m and a maximum of 2.1m above the ground.
	AO1.3 Roof sheeting includes metal materials.

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Part 8 Development codes

8.1 Preliminary

(1) Development codes are codes for assessment where identified as an applicable code in Part 5 (Tables of Assessment).

Editor's note—Assessment benchmarks for certain assessable development and requirements for certain accepted development are also contained in the Planning Regulation.

(2) Use codes and other development codes are specific to each Town plan area.

(3) The following are the use codes for the Town plan:

(a) Extractive industry code;
(b) Home-based business code; and
(c) Telecommunications facility code.

(4) The following are the other development codes for the Town plan:

(a) Development works code;
(b) Landscaping code; and
(c) Reconfiguring a lot code.

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8.2 Use codes

8.2.1 Extractive Industry Code

8.2.1.1 Application

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

When using this code, reference should be made to section 5.3.2 and where applicable, section 5.3.3 located in Part 5.

8.2.1.2 Purpose

(1) The purpose of the Extractive industry code is to:

- (a) facilitate the optimum use of extractive resources in identified areas in the region limited to the Rural zone;
- (b) ensure extractive industry operations occur in a manner that minimises impacts on public safety, amenity, the natural environment, road traffic and the road network; and
- (c) ensures rehabilitation occurs following extraction.

(2) The purpose of the code will be achieved through the following overall outcomes:

- (a) extractive industry activities including haulage routes are separated from sensitive land uses to mitigate:
  - (i) encroachment on extractive industry operations by sensitive land uses; and
  - (ii) extractive industry operational impacts on sensitive uses including visual, light, vibration, air, noise and water quality impacts;
- (b) extractive industry activities are designed and managed to mitigate as far as possible, impacts on the site and surrounding areas environmental values;
- (c) extractive industry activities are designed and managed as far as possible to protect the visual amenity and landscape character of the surrounding area;
- (d) conflicts to the region's road network between public road users and haulage traffic is minimised; and
- (e) land disturbed by extractive industry activities is progressively rehabilitated to ensure the site is environmentally stable and capable of reuse.

8.2.1.3 Specific benchmarks for assessment

Table 8.2.1.3—Assessable development

Performance outcomes	Acceptable outcomes
Design and operation	
PO1 Extractive industry is located and operated to maintain public safety.	No acceptable outcome is nominated.
PO2 Extractive industry is located and operated to minimise potential visual impacts on nearby areas and sensitive land uses.	**AO2** Extractive industry activities are screened from view from public roads, public vantage points and sensitive land uses by (a) natural topographic features such as ridgelines; or (b) a minimum 30m wide landscaped native vegetation buffer.
PO3 Extractive industry is located and operated to minimise potential air, noise and vibration impacts on nearby areas	**AO3.1** Noise and vibration impacts do not exceed acceptable levels contained within the *Environmental Protection (Noise)*

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Performance outcomes	Acceptable outcomes
and sensitive land uses.	*Policy 2008*, as amended.
	AO3.2 Air quality impacts including dust do not exceed acceptable levels contained within the *Environmental Protection (Air) Policy 2008*, as amended.
	AO3.3 Blasting and crushing operations are limited to the hours of 09:00 to 17:00 Monday to Friday.
	AO3.4 Other extractive industry operations are limited to the hours of 06:00 to 18:00 Monday to Saturday.
PO4 Extractive industry operations avoid or minimise impact on the visual and landscape character of hilltops and ridgelines.	**AO4** Extractive industry operations areas are located a minimum of 50m from any hilltop or ridgeline (measured horizontally from the peak).
PO5 Extractive industry operations avoid or minimises impact on areas of ecological significance, ecological processes or biodiversity values external to the site.	No acceptable outcome is nominated.
Stormwater management	
PO6 Stormwater drainage systems are designed, constructed and maintained to: (a) prevent ponding in excavated areas; (b) minimise and control erosion; (c) prevent pollution of ground and surface water; and (d) provide opportunities to conserve and re-use water on site.	No acceptable outcome is nominated.
Public safety and access	
PO7 Public safety is maintained by: (a) preventing public access into operations areas; and (b) informing the public of the presence and nature of operations.	**AO7.1** Public entry is prevented through the provision of: (a) security fencing with a minimum height of 2m on the perimeter of the site; and (b) security gates a minimum height of 2m at all access points.
	AO7.2 Signs that inform of operations and safety hazards, are installed on: (a) any public road adjoining the site; and (b) gates/fencing surrounding the site.
Haulage	
PO8 Extractive industry activities are located to ensure the safe and efficient access and operation of vehicles transporting	No acceptable outcome is nominated.

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Performance outcomes	Acceptable outcomes
extractive materials.	
Rehabilitation	
PO9 Progressive and staged rehabilitation of completed extraction sites must be undertaken that incorporates: (a) decontamination of both soil and water; (b) land profiling to establish useable and stable landforms and soil profiles; (c) revegetation with native plant species; and (d) monitoring and maintenance of works and rehabilitation sites.	No acceptable outcome is nominated.
PO10 Created water bodies: (a) have a depth, bed and bank profile suitable to establish and sustain aquatic vegetation; (b) establish water quality suitable to establish and sustain aquatic vegetation and wildlife; and (c) are revegetated and stocked to establish native aquatic vegetation and fauna communities and riparian vegetation.	No acceptable outcome is nominated.

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8.2.2 Home-based business code

8.2.2.1 Application

This code applies to development identified as requiring assessment against the Home-based business code by the tables of assessment in Part 5 (Tables of assessment).

When using this code, reference should be made to section 5.3.2 and where applicable, section 5.3.3 located in Part 5.

8.2.2.2 Purpose

(1) The purpose of the Home-based business use code is to ensure that Home-based business uses are subordinate to a dwelling and residential activity and do not adversely impact on the:
   (a) amenity of surrounding residential uses; and
   (b) the viability of nearby centres and townships.

(2) The purpose of the code will be achieved through the following overall outcomes:
   (a) the scale and intensity of development is low impact;
   (b) development does not compromise the viability of designated centres, townships and employment areas;
   (c) development does not adversely impact on the amenity of adjoining premises; and
   (d) development maintains the character of residential neighbourhoods, township, rural residential and rural areas.

8.2.2.3 Specific benchmarks for assessment

Table 8.2.2.3—Accepted development subject to requirements and assessable development

Performance outcomes	Acceptable outcomes
PO1 Development is of a scale and intensity: (a) secondary to the primary residential activity and residents on the site; (b) similar in appearance to surrounding land uses and dwellings; and (c) consistent with the prevailing character of the area.	**AO1.1** Development has a maximum GFA of: (a) 50m^2 in the General residential, Centre, Rural residential or Township zone; or (b) 150m^2 in the Rural zone.
	AO1.2 Development (where not a home-based child care), generates a demand for no more than 12 business (customer and employee) related vehicular trips to and from the site per day.
	AO1.3 Development generates a demand for no more than one delivery per week from a delivery vehicle exceeding 2.5 tonnes in weight.
	AO1.4 The Home-based business must be conducted by: (a) one or more of the permanent residents of the residential dwelling; and (b) no more than one non-resident employees at any time.
	AO1.5 Development is wholly contained within

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Performance outcomes	Acceptable outcomes
	the dwelling or ancillary outbuilding on the site.
	AO1.6 Bed and breakfast accommodation: (a) is wholly contained within the principal dwelling on the site; (b) allows a maximum continuous period of stay for any guest of no more than 4 weeks; (c) does not contain more than: (i) 2 guest bedrooms if within a General residential, Centre, Township or Rural residential zone; or (ii) 4 guest bedrooms if within the Rural zone.
PO2 Development is consistent with the streetscape character of the zone.	**AO2.1** Goods, equipment and activities associated with the development are not visible from the street or adjoining premises.
	AO2.2 Advertising devices associated with the Home-based business are: (a) not illuminated; and (b) limited in size to a face area of 0.3m^2.
PO3 Development does not adversely impact on the amenity of area.	**AO3** The Home-based business (where not a Bed and breakfast) is conducted between: (a) 08:00 – 19:00 Monday to Friday; and (b) 08:00 – 13:00 Saturday.
PO4 Home-based business related vehicle parking: (a) is associated with the onsite Home-based business; and (b) does not adversely affect the amenity of neighbouring properties.	**AO4** Development (where not a home-based child care), is limited to a maximum of 2 business (customer and any non-resident employee) related vehicles parked on the premises at any one time.
PO5 Development must not compromise the safety of the neighbourhood and its residents.	**AO5.1** Development does not store or use flammable and combustible liquids on site for the conduct of the Home-based business in amounts greater than what is permitted for a residential dwelling under *AS 1940-2004 The storage and handling of flammable and combustible liquids*.
	AO5.2 Development does not involve an industrial activity.

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8.2.3 Telecommunications facility use code

8.2.3.1 Application

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

When using this code, reference should be made to section 5.3.2 and where applicable, section 5.3.3 located in Part 5.

Editor's note–Low impact telecommunications facilities are not regulated by the Town plan. The *Telecommunications (Low Impact Facilities) Determination 1997* provides a full list of low impact facilities. Low impact facilities remain the responsibility of the Commonwealth.

8.2.3.2 Purpose

(1) The purpose of the Telecommunications facilities use code is to ensure that telecommunication facilities are located, designed and managed to minimise impacts on the amenity of adjoining premises.

(2) The purpose of the code will be achieved through the following overall outcomes:

- (a) development does not unreasonably impact on the amenity of adjoining premises and the zone;
- (b) development facilitates co-location of infrastructure wherever possible; and
- (c) development does not unreasonably impact on the character and streetscape of the locality.

8.2.3.3 Specific benchmarks for assessment

Table 8.2.3.3—Accepted development subject to requirements and assessable development

Performance outcomes	Acceptable outcomes
Design	
PO1 Development minimises visual amenity impacts on surrounding land uses.	**AO1** Development has the following minimum boundary setbacks: (a) 10m, where the height of the structure is less than 20m; (b) 15m, where the height of the structure is between 20m and 30m; (c) 20m, where the height of the structure is greater than 30m; and (d) 50m from the General residential zone.
Noise	
PO2 Development does not generate noise which: (a) causes nuisance; or (b) exceeds ambient noise levels.	**AO2** Development ensures that: (a) noise levels measured as the adjusted maximum sound pressure level LAmax, adj.T at a noise sensitive place do not exceed: (i) background noise level plus 5dB(A) between the hours of 07:00 and 22:00pm; (ii) background noise level plus 3dB(A) between the hours of 22:00 and 07:00; and (b) noise levels measured as the adjusted maximum sound pressure level LAmax, adj. T at a business place do

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Performance outcomes	Acceptable outcomes
	not exceed: (i) background noise level plus 10dB(A) between the hours of 07:00 and 22:00; and (ii) background noise level plus 8dB(A) between the hours of 22:00 and 07:00.
Screening and landscaping	
PO3 Any building associated with a telecommunications facility is screened: (a) from view from any adjoining use and street; and (b) by vegetation.	**AO3.1** Development provides a vegetation buffer with a minimum width of 2m along all site boundaries.
	AO3.3 All vegetation buffers must: (a) be semi-mature vegetation upon planting; and (b) grow to a minimum height of 2m within 3 years of being planted.
Security	
PO4 Fencing prevents unauthorised access to telecommunications facilities.	**AO4** A fence including a gate (where required) with a minimum height of 2m is provided around all buildings and structures.
Co-location	
PO5 Development is designed to facilitate co-location of telecommunication facilities.	**AO5** Development: (a) ensures the design facilitates co-masting or co-siting with other carriers; or (b) involves co-location with an existing telecommunications facility.

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8.3 Other development codes

8.3.1 Development works code

8.3.1.1 Application

This code applies to development identified as requiring assessment against the Development works code by the tables of assessment in Part 5 (Tables of assessment).

When using this code, reference should be made to section 5.3.2 and where applicable, section 5.3.3 located in Part 5.

8.3.1.2 Purpose

(1) The purpose of the Development works code is to:

- (a) ensure all development is provided with appropriate infrastructure, parking spaces and services;
- (b) ensure development manages stormwater and wastewater as part of the integrated total water cycle and in ways that help protect the environmental water values specified in the *Environmental Protection (Water) Policy 2009* and the Stormwater Management Design Objectives in the State Planning Policy;
- (c) protect surface water and ground water; and
- (d) ensure development is designed, constructed, operated and maintained to eliminate any adverse impacts on the environment and the amenity of the locality.

(2) The purpose of the code will be achieved through the following overall outcomes:

- (a) development is adequately serviced by utility and access infrastructure including roads, water, waste water, power, telecommunications, stormwater management and waste management;
- (b) the integrity and efficiency of utility and access infrastructure systems is maintained;
- (c) environmental values of receiving waters are protected from adverse development impacts arising from stormwater quality and flow;
- (d) environmental values of receiving waters are protected from waste water impacts;
- (e) public health and safety are protected and damage or nuisance caused by stormwater is avoided;
- (f) stormwater management works is designed to maintain or recreate natural hydrological processes and minimise run-off;
- (g) the function, safety and efficiency of the transport network is optimised;
- (h) development within close proximity to existing or future public passenger transport facilities supports an integrated approach to land use and transport integration;
- (i) development provides adequate on site vehicular access and adequate parking and servicing facilities for vehicles and parking facilities for bicycles;
- (j) access, parking, servicing and associated manoeuvring areas are designed to be safe, functional and meet the reasonable demands generated by the development;
- (k) provision of safe and non-discriminatory public and pedestrian access is provided;
- (l) works in public streets and spaces enhance the pedestrian amenity and improve streetscape appearance;
- (m) earthwork does not impact adversely on the amenity of the site or the surrounding area and does not result in increased flooding, drainage and soil erosions problems on upstream and downstream property; and

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(n) development provides for the storage of generated waste in an environmentally acceptable manner and waste storage facilities are functionally appropriate for users of the facilities.

8.3.1.3 Specific benchmarks for assessment

Table 8.3.1.3(a)—Accepted development subject to requirements and assessable development

Performance outcomes	Acceptable outcomes
Utility infrastructure and services	
PO1 Development is serviced by an adequate, safe and reliable supply of potable and general use water, connected to reticulated water supply where possible.	**AO1** Development is: (a) connected to Council's reticulated water supply network, including the installation of easily accessed water meters, in accordance with the *Development works Town plan policy*; or (b) if connection to Council's reticulated water supply network is not possible, a potable on site water supply is provided in accordance with the *Development works Town plan policy.*
PO2 Development is serviced by appropriate waste water disposal infrastructure which ensures: (a) no adverse ecological impacts on the receiving environment; (b) cumulative impacts of onsite waste water treatment are considered in assessing the likely environmental impacts; (c) public health is maintained; (d) the location, site area, soil type and topography is suitable for on site waste water treatment; and (e) the reuse of waste water does not contaminate any surface water or ground water.	**AO2** Development is: (a) connected to Council's reticulated sewerage treatment system, in accordance with the *Development works Town plan policy*; or (b) if connection to Council's reticulated sewerage treatment system is not possible, waste water is treated in accordance with *Development works Town plan policy.*
PO3 Electricity supply network and telecommunication service connections are provided to the site and are connected.	**AO3.1** The development is connected to electricity and telecommunications infrastructure in accordance with the standards of the relevant regulatory authority prior to the commencement of any use of the site.
	AO3.2 Where not included in the development, provision is made for future telecommunications services (such as fibre optic cable) in accordance with the standards of the relevant regulatory authority.
Stormwater management Editor's note–Refer also to the Stormwater management design objectives in the State planning policy.	

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Performance outcomes	Acceptable outcomes
PO4 Stormwater management is designed and operated to ensure that adjoining land and upstream and downstream areas are not adversely affected through any ponding or changes in flows: (a) ensure that adjoining land and upstream and downstream areas are not adversely affected through any ponding or changes in flows; and (b) direct stormwater to a lawful point of discharge through competently designed and constructed outlet works in a manner that reflects the predevelopment status. Editor's note– Stormwater quality must meet the design objectives within the *Development works Town plan policy.*	**AO4.1** Development does not result in an increase in flood level or flood duration on upstream, downstream or adjacent properties.
	AO4.2 Stormwater (including roof and surface water) is conveyed to the kerb and channel or other lawful point of discharge in accordance with the requirements of the *Development works Town plan policy.*
	AO4.3 Stormwater runoff from all impervious areas (roof, pavements, etc) are not permitted to flow or discharge over adjoining properties.
Earthworks	
PO5 Earthworks are undertaken in a manner that: (a) prevents any worsening of soil erosion or water quality on the site, any adjoining land, or land upstream or downstream of the site; (b) produces stable landforms and structures; (c) maintain natural landforms where possible; (d) minimise the height of any batter faces; (e) does not unduly impact on the amenity or privacy for occupants of the site or on adjoining land or on the amenity of the streetscape; (f) does not result in the contamination of land or water; and (g) avoids risk to people and property.	**AO5.1** Earthworks comply with the *Development works Town plan policy.*
	AO5.2 The extent of filling or excavation does not exceed 40% of the site area or 500m^2, whichever is lesser.
	AO5.3 Excavating or filling is no greater than 1m in height or depth.
	AO5.4 Batters have a maximum slope of 25%, are terraced at every rise of 1.5m and each terrace has a depth of 0.75m.
	AO5.5 No contaminated material is used as fill.
PO6 Retaining walls are designed to minimise visual impact through: (a) setbacks from any boundary; and (b) being stepped or terraced to accommodate landscaping.	**AO6.1** The combined height of any retaining walls and fences does not exceed 2m.
	AO6.2 A retaining wall is set back at least half the height of the wall from any boundary of the site.
	AO6.3 Retaining walls over 1.5m are stepped 0.75m for every 1.5m in height, terraced and landscaped.
	AO6.4 Design and construction of retaining walls over 1m in height are certified by a Registered Professional Engineer of Queensland.

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Performance outcomes	Acceptable outcomes
PO7 The excavation, filling or laying of pipes within the vicinity of electricity supply infrastructure must not create damage or hazard. Editor's note–Development involving filling, excavation or laying of metal pipes on land contiguous to electricity supply infrastructure should be referred to the relevant electricity entity for safety advice on the proposed development.	**AO7.1** Excavation or filling does not occur within: (a) 10m of any tower, pole, foundation, ground anchorage or stay supporting electric lines or associated equipment; (b) 5m of a substation site boundary; (c) 2m of a padmount substation; or (d) 1m of a padmount transformer or an underground cable.
	AO7.2 The laying of metal pipes does not occur within: (a) 5m of any pole, tower, foundation, ground anchorage or stay supporting electric lines or associated equipment; (b) 15m of any substation site boundary; or (c) 5m of, and parallel to, an electric line shadow.
Parking and access	
PO8 Development includes the provision of adequate and convenient car parking on site to satisfy the anticipated requirements of the land use or activity.	**AO8** Car parking is provided in accordance with Table 8.3.1.3(b)–Car parking requirements.
PO9 Development provides end of trip facilities for people engaging in active transport (bicycle and pedestrian): (a) to meet the needs of users and promote active modes of travel; (b) at convenient, easily identifiable, safe locations; and (c) in locations that do not obstruct vehicular, bicycle or pedestrian movement paths.	**AO9** Development provides cycling and pedestrian end of trip facilities, in accordance with the requirements of the *Development works Town plan policy.*
PO10 Access driveways are designed and constructed to: (a) provide convenient access to the site and maintain the safety and efficiency of the road; (b) minimise conflicts with traffic and pedestrians; and (c) are constructed to a standard that is appropriate to the location and to meet the anticipated volume and type of traffic.	**AO10.1** Access driveways are designed and constructed in accordance with the relevant *Development works Town plan policy.*
	AO10.2 Access driveways allow vehicles (with the exception of Dwelling house and Dual occupancy) to enter and exit the site in a forward gear.
PO11 Vehicle movement areas (including internal driveways, access aisles, manoeuvring areas, car parks and service bays) are designed to ensure:	**AO11** Manoeuvring, queuing, loading and unloading areas, and parking areas are: (a) designed and constructed in accordance with the *Development*

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Performance outcomes	Acceptable outcomes
(a) a gradient appropriate for the type of vehicles; (b) effective stormwater drainage; (c) clearly marked and signed spaces; (d) convenience and safety for drivers and pedestrians; and (e) adequate dimensions to meet user requirements, including access and egress for emergency vehicles.	*works Town plan policy*; and (b) certified by a Registered Professional Engineer of Queensland.
PO12 Footpaths in the road reserve are provided along all road frontages and are paved in durable and stable materials matching any adjacent development footpaths.	AO12 Footpaths are: (a) provided for the full width and length of all road frontages; (b) designed and constructed in accordance with the requirements of the *Development works Town plan policy*; and (c) certified by a Registered Professional Engineer of Queensland.
PO13 Pedestrian access to buildings: (a) do not obstruct pedestrian movement (or form physical clutter) on public footpaths; (b) are not visually overbearing (or form visual clutter) in the streetscape; and (c) provide safe, efficient and convenient access including wheelchair access.	AO13 Steps, escalators, ramps and lifts are: (a) located wholly within the site; and (b) setback a minimum of 1.5m from the front boundary.
Acoustic and air quality	
PO14 Development minimises potential conflicts with, or impacts on, other uses having regard to vibration, odour, dust or other emissions.	AO14 Development achieves the air quality design objectives set out in the *Environmental Protection (Air) Policy 2008, as amended.* Editor's note–To achieve compliance, development is planned, designed and managed to ensure emissions from activities achieve the appropriate acoustic objectives (measured at the receptor dB(A)).
PO15 Development prevents or minimises the generation of any noise so that: (a) nuisance is not caused to adjoining premises or other nearby sensitive land uses; and (b) desired ambient noise levels in residential areas are not exceeded.	AO15 Development achieves the noise generation levels set out in the *Environmental Protection (Noise) Policy 2008, as amended*.
PO16 Development adjacent to State controlled roads or Council controlled arterial road minimise nuisance caused by noise, vibration and dust emissions.	AO16 Development complies with the requirements of the Department Main Roads - Road Traffic Noise Management Code of Practice and the *Environmental Protection (Noise) Policy 2008*.
Lighting	

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Performance outcomes	Acceptable outcomes
PO17 External lighting is provided in urban areas to ensure a safe environment.	**AO17** Technical parameters, design, installation, operation and maintenance of outdoor lighting complies with the requirements of *AS4282 – Control of the Obtrusive Effects of Outdoor Lighting.*
Waste management	
PO18 Development: (a) minimises waste generation (including construction, demolition and operational waste); and (b) provides adequate facilities on site for the storage of waste and recyclables.	**AO18** Waste storage and management arrangements are sited, screened and designed in accordance with the *Development works Town plan policy.*
PO19 Development is designed to allow for safe and efficient servicing of waste and recycling containers through: (a) a development layout that facilitates direct and unobstructed servicing of waste and recycling containers; and (b) minimising the potential for nuisances to be caused by way of noise and odour.	**AO19** Waste and recycling collection services are provided in accordance with the *Development works Town plan policy.*
For all assessable development	
General	
PO20 Where buildings and structures are located on multiple lots, these are amalgamated to form one lot.	No acceptable outcome specified.
Wastewater management	
PO20 Wastewater is managed to: (a) avoid wastewater discharge to any waterway; or (b) if wastewater discharge to waterways cannot be practically avoided, discharge is minimised to an acceptable level by re-use, recycling, recovery and treatment for disposal to sewer, surface water and groundwater. Editor's note–Wastewater is defined in accordance with *Environmental Protection (Water) Policy 2009*, schedule 2). A wastewater management plan (WWMP) is prepared by a suitably qualified person and addresses: (i) wastewater type; and (ii) climatic conditions; and (iii) water quality objectives (WQOs); and (iv) best-practice environmental management.	No acceptable outcome specified.
PO21	No acceptable outcome specified.

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Performance outcomes	Acceptable outcomes
Wastewater discharge maintains ecological processes, riparian vegetation, waterway integrity, and downstream ecosystem health including: (a) protecting applicable water quality objectives for the receiving waters; (b) managing soil disturbance or altering natural hydrology in coastal areas; and (c) avoiding or minimising the release of nutrients of concern.	
Stormwater management	
PO22 Stormwater management systems: (a) implement Water Sensitive Urban Design (WSUD) principles that: (i) protect natural systems and waterways; (ii) allow for the detention of stormwater instead of rapid conveyance; (iii) minimise impervious areas; (iv) utilise stormwater to conserve potable water; (v) integrate stormwater treatment into the landscape; (vi) ensure water quality values are protected; (c) must be economically maintained for the life of the system; (d) provide for safe access and maintenance; and (e) maintain natural drainage lines and adequate filtering and settlement of sediment for the protection of watercourses, wetlands from point sources and non-point source stormwater discharges.	**AO22** Stormwater management systems are designed and constructed in accordance with the *Development works Town plan policy.* Editor's note–A site Stormwater Quality Management Plan (SQMP) is prepared in accordance with *Development works Town plan policy.*
PO23 Development allows for sufficient site area to accommodate an effective stormwater management system.	No acceptable outcome specified.
PO24 Development provides for the orderly development of stormwater infrastructure within a catchment, having regard to: (a) existing capacity of stormwater infrastructure and ultimate catchment conditions; (b) discharge for existing and future upstream development; and (c) protecting the integrity of adjacent and downstream development.	No acceptable outcome specified.

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Performance outcomes	Acceptable outcomes
PO25 Major stormwater drainage network elements are designed and constructed with the capacity to control stormwater flows under normal and minor system blockage conditions for the applicable defined flood event ensuring there is no damage to property or hazards for motorists.	**AO25** Stormwater infrastructure is designed in accordance with the requirements of the *Development works Town plan policy.*
PO26 Reconfiguration of lots includes stormwater management measures in the design of any road reserve, streetscape or drainage networks to: (a) minimise impacts on the water cycle; (b) protect waterway health by improving stormwater quality and reducing site run-off; and (c) avoid large impervious surfaces.	No acceptable outcome specified.
PO27 Construction activities for the development avoids or minimise adverse impacts on stormwater quality by: (a) achieving the post construction stormwater management design objectives for pollution load reductions for Western Queensland (TSS 85% TP 60% TN 45% and 90% Gross pollutants) and or In lieu of modelling, the default bio-retention treatment area of 1.5 per cent of the contributing catchment area; and (b) the waterway stability management design objective: limit the peak 1-year ARI event discharge within the receiving waterway to the pre-development peak1-year ARI discharge. An Erosion and Sediment Control Plan (ESCP) is prepared by a suitably qualified person that demonstrates: (i) erosion and sediment control practices (including any proprietary erosion and sediment control products) are designed, installed, constructed, operated, monitored and maintained, and any other erosion and sediment control practices are carried out in accordance with local conditions; or (ii) how stormwater quality will be managed in accordance with an acceptable regional or local guideline so that target contaminants are treated to a design objective at least equivalent of this Performance	**AO27** Stormwater quality achieves the stormwater design objectives of the *Development works Town plan policy.*

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Performance outcomes	Acceptable outcomes
outcome.	
Earthworks	
PO28 Earthworks associated with roads: (c) maintain the efficiency of the road network; (d) do not adversely impact upon residents or road infrastructure; and (e) do not obstruct access to the site.	No acceptable outcome specified.
PO29 Development in the Rural zone and Rural residential zone manages soil erosion and sedimentation by: (a) avoiding land clearing or earthworks in the riparian corridor to a designated stream; (b) minimising the extent of disturbance on, or the stabilisation of slopes steeper than 10%; and (c) managing and controlling surface drainage by using natural flow paths.	No acceptable outcome specified.
PO30 Any disturbed areas within the site are to be progressively rehabilitated through appropriate earthworks and involve the: (a) grading and reshaping of the disturbed areas to provide controlled and stable drainage flow paths; (b) construction of drainage paths which divert high velocity flows away from disturbed areas; (c) re-spreading of stored topsoil stripped from the site prior to commencement of construction works; and (d) planting of the disturbed area with native species of grasses, ground covers and trees and placing mulch in between on the surface. Editor's note–Applicants may be required to engage specialists to prepare a rehabilitation plan.	No acceptable outcome specified.
Land use and transport integration	
PO31 Development: (a) supports a road hierarchy which facilitates efficient movement of all transport modes; and (b) appropriately integrates and connects with surrounding movement networks. Editor's note–Refer to the road hierarchy identified on map AM1.	No acceptable outcome specified.
PO32	**AO32**

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Performance outcomes	Acceptable outcomes
Development provides direct and safe access to public passenger transport facilities.	Any through-site pathway connections to public passenger transport facilities are provided in accordance with Austroads guide to road design—Part 6A: Pedestrian and cyclist paths.
Road design	
PO33 Roads providing access to the site are provided, constructed and maintained to a standard which is adequate for the traffic type and volume likely to be generated by the activities on site.	**AO33** Roadworks are provided in accordance with the requirements of the *Development works Town plan policy.*
PO34 Street lighting and signs are provided to ensure the safety of both vehicles and pedestrians, and to facilitate access and movement.	**PO34** Street lighting and signage comply with the requirements of the *Development works Town plan policy.*
Acoustic and air quality	
PO35 Utility services and service structures attached to buildings, do not adversely impact on the acoustic or visual amenity of the surrounding area and are: (a) located as far from sensitive land uses, road frontage boundaries and public open spaces as practical; (b) acoustically shielded and visually screened so as not to be audible or visible from adjoining and nearby sites, public open spaces and roads.	No acceptable outcome specified.

Table 8.3.1.3(b)—Car parking requirements

Use	Car parking rate requirements
Multiple dwelling	1.5 spaces per dwelling
Short-term accommodation	1 space per rooming units plus 1 space per 2 employees
Rooming accommodation	1 space per rooming units plus 1 space per 3 rooming units for visitor
Retirement facility	1 space dwelling plus 1 space per 2 employees
Tourist park	1 space per van site or tent site, plus 1 space per 2 employees
Relocatable home park	1 space per relocatable home
Child care centre	1 space per employee plus passenger set down area for 4 vehicles
Adult store Bar Food and drink outlet Nightclub entertainment facility Service industry Shop Shopping centre Theatre	1 space per 15m^2 of total use area

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Use	Car parking rate requirements
Office	1 space per 30m^2 GFA
Agricultural supplies store Bulk landscape supplies Garden centre Hardware and trade supplies Outdoor sales Showroom Wholesale nursery	1 space per employee and 1 space per 100m^2 GFA
Car wash	2 spaces per bay, AND queuing space within the site for 4 vehicles using or awaiting use of each washing bay
Hotel	1 space per 15m^2 GFA area plus 1 space per 2 employees
Veterinary service	1 space per 25m^2 GFA
Health care services	1 space per 20m^2 of GFA and 1 space for ambulance vehicle pick-up and set down
Cemetery Crematorium	1 space per 2 employees, plus 1 space per 2 seats in an auditorium or chapel situated on the premises
Funeral parlour	1 space per 2 employees, plus 1 space per 2 seats in an auditorium or chapel
Community care centre	1 space per 20m^2 of GFA
Community use	1 space per 2 employees, including volunteers, plus 1 space per 50m^2 GFA
Place of worship	1 space per 10 seats
High impact industry Low impact industry Medium impact industry Research and technology industry Rural industry Special industry Warehouse	1 space per 100m^2 of total use area
Transport Depot	1 space per employee
Animal keeping Intensive animal industry	1 space per employee
Winery	1 space per 25m^2 of GFA
Detention facility	1 space per 2 employees plus 1 space per 20 inmates or residents
Any other use not listed in this table	Sufficient spaces to accommodate the amount of vehicle traffic likely to be generated by the particular use

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8.3.2 Landscaping code

8.3.2.1 Application

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

When using this code, reference should be made to section 5.3.2 and where applicable, section 5.3.3 located in Part 5.

8.3.2.2 Purpose

(1) The purpose of the Landscaping code is to ensure landscaping in both the private and public domain:

- (a) complements built form, topography and existing landscape elements;
- (b) enhances the visual appeal and local character of different places throughout the region;
- (c) is designed and constructed to a high standard to suit climatic conditions; and
- (d) is functional for users and remains fit for purpose over the long-term.

(2) The purpose of the code will be achieved by the following overall outcomes:

- (a) landscaping creates shade and shelter on streets and public spaces;
- (b) landscaping conserves energy, water usage and creates comfortable microclimates;
- (c) landscaping creates high quality streetscapes and enhances local identity;
- (d) landscape design is used to integrate the natural and built form elements of the site and the locality;
- (e) landscape elements contribute to the useability, legibility, identity and understanding of the region and its places;
- (f) landscaping is used for screening to soften built form, mitigate adverse aesthetic impacts, improve amenity and provide privacy;
- (g) plant species and landscaping materials are suitable for local climatic conditions;
- (h) plant species, landscaping materials and surface treatments are suited to their intended function and user requirements and are designed to remain attractive, fit for purpose and be cost effective to maintain over the long-term;
- (i) landscape design facilitates an accessible, safe and comfortable environment for all users; and
- (j) mature on site vegetation is retained, protected and integrated into the site design wherever practicable.

8.3.2.3 Specific benchmarks for assessment

Table 8.3.2.3—Assessable development

Performance outcomes	Acceptable outcomes
General	
PO1 Landscape design of both public and private spaces: (a) compliments the intended character of the streetscape and zone; (b) is functional and designed to be visually appealing in the long-term; and (c) incorporates plant types appropriate	No acceptable outcome is nominated.

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Performance outcomes	Acceptable outcomes
for the region and local climate.	
PO2 Landscape works and plant selection ensure: (a) climatically appropriate species are planted; (b) the provision of shade in appropriate locations; (c) an appropriate mix of soft and hard elements; and (d) planting densities and stock sizes are suitable for their location, purpose and hardiness.	No acceptable outcome is nominated.
PO3 Street trees are provided in appropriate locations to: (a) provide shade for pedestrians along footpaths; (b) reinforce the legibility of the movement network; (c) avoid damage to public or private property or infrastructure; (d) enhance the character of the streetscape; and (e) ensure visibility is maintained from entrances and exits to properties and at intersections.	**AO3** Street trees are provided at the rate whichever is the lesser of: (a) one street tree per lot frontage or one tree per 10 linear metres of road frontage; or (b) a minimum of 1 tree per 400m^2 of site area.
PO4 Street treatments including pavement, seating, lighting, rubbish bins are provided to: (a) enhance the usability and amenity of streets and public spaces; (b) facilitate social interaction; and (c) maintain clean streetscapes. Editor's note–Refer also to the *Development works Town plan policy.*	No acceptable outcome is nominated.
PO5 Wherever possible, landscape design facilitates the retention and integration of mature existing vegetation, both within and external to the site.	**AO5** Existing mature trees and vegetation are retained and incorporated into the landscape design.
Landscaping along boundaries and edges	
PO6 Planting and landscape elements along boundaries and edges assist in: (a) maintaining privacy between adjoining buildings; (b) protecting local views, vistas and sightlines; (c) enhancing the visual appearance of the built form; (d) screening service, utility and parking	No acceptable outcome is nominated.

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Performance outcomes	Acceptable outcomes
areas; (e) minimising noise impacts between noise sources and sensitive receiving environments; and (f) reducing the visual impact of acoustic fences, retaining walls and long unbroken walls.	
Open air car parking	
PO7 Open air car parking areas are provided with suitable levels of shade.	**AO7.1** Shade trees are located at the rate of one tree per 6 car spaces.
	AO7.2 Wheel stops are provided to protect vegetation.
Sustainability	
PO8 Landscape design, including irrigation methods, optimise water and energy efficiency and respond appropriately to local conditions, by: (a) maximising the exposure to the prevailing summer winds and the winter morning sun; (b) minimising exposure to the prevailing winter winds and the summer afternoon sun; (c) optimising shade to create useable and comfortable areas; and (d) maintaining infiltration to subsurface soil.	No acceptable outcome is nominated.
Safety	
PO9 Landscape elements enhance the safety, legibility of places and do not undermine the surveillance of paths, walkways, parking areas, streets and public spaces by ensuring: (a) landscape elements (including signage and other infrastructure) does not interfere with sightlines; (b) spaces are well lit, free from obstructions and clearly defined by landscape treatments; and (c) public and private areas are clearly distinguishable and accessible. Editor's note–Applicants should have regard to Crime Prevention through Environmental Design Guidelines for Queensland.	No acceptable outcome is nominated.
Maintenance	
PO10 Landscape elements do not adversely affect stormwater quantity or quality by ensuring: (a) the flow of water along overland	No acceptable outcome is nominated.

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Performance outcomes	Acceptable outcomes
flow paths is not restricted; (b) opportunities for water infiltration are maximised; and (c) areas of pavement, turf and mulched garden beds are appropriately located and adequately drained.	
PO11 Landscape elements: (a) provide high levels of durability and robustness; (b) are cost effective; and (c) have the ability to be maintained conveniently over the long-term.	No acceptable outcome is nominated.
PO12 Landscape works and plant selection protects the structural integrity and function of: (a) buildings and structures; (b) overhead and underground services; and (c) other forms of infrastructure.	No acceptable outcome is nominated.

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8.3.3 Reconfiguring a lot code

8.3.3.1 Application

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

When using this code, reference should be made to section 5.3.2 and where applicable, section 5.3.3 located in Part 5.

8.3.3.2 Purpose

(1) The purpose of the Reconfiguring a lot code is to:

- (a) ensure that new lots are configured in a manner that facilitates the achievement of the sustainable urban and rural outcomes expressed in the relevant zone codes;
- (b) ensure that new lots are provided with infrastructure and access appropriate for their intended use and zone;
- (c) minimise adverse environmental impacts and protect the productive capacity and landscape character of the region's natural resources.
- (d) ensure that stock routes are maintained and protected from inappropriate development.

(2) The purpose of the code will be achieved through the following overall outcomes:

- (a) new lots are of a size and shape appropriate for their intended use and the character of the applicable zone;
- (b) new lot reconfiguration is responsive to topography, natural drainage systems, vegetation and habitat corridors and protects the landscape character of the locality;
- (c) each new lot is provided with a suitable level of infrastructure, services and access;
- (d) greenfield development is characterised by walkability, housing choice and conveniently located centres providing enhanced opportunities for social interaction;
- (e) neighbourhoods are designed to allow development to incorporate climate responsive, energy efficient design principles;
- (f) streets are legible, safe, highly interconnected and designed to achieve enhanced streetscapes;
- (g) rural areas are not fragmented to the detriment of productive grazing, agricultural, horticultural or other rural uses;
- (h) open space meets the active and passive recreational needs of the community and protects the biodiversity of natural areas and systems.
- (i) development does not conflict with the ongoing efficient and safe use of the stock route network by travelling stock.

Editor's note–In order to demonstrate compliance with this code, Council may request the preparation of a structure plan which may form the basis of a preliminary approval for development in an area within the Industry investigation zone or Emerging community. Refer also to section 3.3.1.2(16) and 3.4.1.2(6) of the Strategic Framework.

8.8.3.3 Specific benchmarks for assessment

Table 8.3.3.3(a)—Assessable development

Performance outcomes	Acceptable outcomes
Lot design	
PO1 Reconfiguration creates lots that are of a sufficient size, shape and dimension: (a) that are consistent with the character of the zone;	AO1 Lots comply with the minimum lot size and dimensions specified for its zone in Table 8.3.3.3(b)–Minimum lot size and dimensions.

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Performance outcomes	Acceptable outcomes
(b) to accommodate development commensurate with the required building footprint, setbacks, private open space, vehicle access and parking and servicing areas for the zone; (c) that does not compromise the future development potential of land in the Emerging community zone and Industry investigation zone for urban purposes; and (d) are sufficient to protect areas with significant ecological values.	
PO2 Rear lots are only created where: (a) they are for the purpose of a single Dwelling house; (b) the topography of the land or other physical features ensure that the amenity of adjoining lots would not be detrimentally affected; (c) the circumstances of the particular case are such that it would not be desirable or practical to provide full frontage lots; and (d) the function and safety of the road frontage road is not adversely affected and allows for waste collection.	**AO2.1** Only one rear lot is provided behind each full frontage lot.
	AO2.2 The minimum size of a rear lot, excluding its access handle is: (a) the same as the minimum lot size for the relevant zone in accordance with Table 8.3.3.3(b)–Minimum lot size and dimensions; and (b) is capable of containing a building envelope having minimum dimensions of 15m x 20m.
	AO2.3 The access handle of the rear allotment has a minimum width of 4m.
PO3 Any boundary realignment must: (a) improve the shape or utility of the existing lot; (b) be consistent with the character of the zone; and (c) not create additional lots.	**AO3.1** No additional lots are created.
	AO3.2 The boundary realignment meets the minimum lot size and dimensions in accordance with Table 8.3.3.3(b)–Minimum lot size and dimensions.
PO4 Any boundary realignment must: (a) be an improvement on the existing situation; (b) avoid encumbering existing physical features such as dams and waterways; and (c) not create a situation where, as a result of the reconfiguration any buildings or structures become unlawful.	No acceptable outcome is nominated.
General design	
PO5 The layout of lots, streets and infrastructure avoids or minimises impacts on environmental features by: (a) following the natural topography and minimising earthworks;	No acceptable outcome is nominated.

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Performance outcomes	Acceptable outcomes
(b) avoiding crossing or otherwise fragmenting waterways, wetlands, habitat areas, ecological corridors or steep land; and (c) maintaining natural drainage features and hydrological regimes.	
PO6 Lot design does not increase risks to people and property through: (a) natural hazards; and (b) unreasonable impacts from noise dust, odour or other nuisance from existing lawful uses.	No acceptable outcome is nominated.
PO7 Reconfiguration is designed to ensure integration with the surrounding locality, having regard to: (a) connections to surrounding streets, pedestrian and cycle networks and other infrastructure networks; (b) open space networks, habitat areas or corridors; (c) connections to centres, employment areas and recreation areas; (d) surrounding landscaping and streetscape treatments; and (e) the interface between adjoining land uses.	No acceptable outcome is nominated.
Neighbourhood design in the General residential zone	
PO8 Reconfigurations are designed to ensure: (a) the creation of seamless interlinked neighbourhoods with residential character and identity; (b) pedestrian movement is encouraged; and (c) neighbourhoods are concentrated around community focus points such as centres and parks.	No acceptable outcome is nominated.
PO9 A variety of lot sizes are provided in close proximity to centres and parks to promote a wider housing choice and mix that are consistent with zone outcomes.	No acceptable outcome is nominated.
PO10 Neighbourhood design provides for safer communities by maximising opportunities for casual surveillance and minimising opportunities for crime and vandalism. Editor's note–Applicants may find useful guidance in the Queensland Government's Crime Prevention through Environmental Design Guidelines for Queensland.	No acceptable outcome is nominated.

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Performance outcomes	Acceptable outcomes
PO11 Movement and open space networks are: (a) safe, clearly legible and have a high degree of connectivity; and (b) interconnected through a grid or modified grid pattern.	No acceptable outcome is nominated.
PO12 Movement networks prioritise walking and cycling within neighbourhoods.	No acceptable outcome is nominated.
PO13 The permeability and connectivity of streets is not compromised by the use of cul-de-sacs unless no alternative arrangement is possible.	No acceptable outcome is nominated.
Climate responsive design	
PO14 Neighbourhood layouts are designed to respond to local climate conditions and enable energy efficient dwellings.	No acceptable outcome is nominated.
Lot reconfiguration in the Industry zone	
PO15 Reconfiguration facilitates all types of industrial activities through: (a) the creation of functional activity areas and building footprints; (b) a range of lot sizes; (c) accommodating appropriate waste water management capabilities; and (d) maximising access to significant roads, highways and railways.	No acceptable outcome is nominated.
PO16 Where reconfiguration adjoins land in another zone, lots are of a sufficient size to mitigate any noise, air quality and visual impacts on that adjoining land.	No acceptable outcome is nominated.
Lot reconfiguration in the Rural zone	
PO17 Reconfiguration: (a) maintains rural, open space and landscape character; (b) protects the productive capacity of rural land resources; (c) allows for the efficient operation of rural activities and viable farming and grazing practices; and (d) development does not adversely impact extractive and mining operations.	**AO17** Lots comply with the minimum lot size and dimensions for the rural zone specified in Table 8.3.3.3(b)–Minimum lot size and dimensions.
PO18 Reconfiguration of land identified as Class A and B Agricultural land does not: (a) adversely impact on the viability of land for productive agricultural	**AO18** Lots comply with the minimum lot size and dimensions for the rural zone specified in Table 8.3.3.3(b)–Minimum lot size and dimensions.

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Performance outcomes	Acceptable outcomes
purposes; and (b) constrain existing farming activities. Editor's note–Class A and B agricultural land is identified in the Agriculture overlay map OM1.	
Infrastructure and services Editor's note–Refer also to the Development works code.	
PO19 Each reconfigured lot is provided with infrastructure and services appropriate to its intended use and location in a manner that: (a) is efficient; (b) is adaptable to allow for future infrastructure upgrades; (c) minimises risk of adverse environmental or amenity-related impacts; (d) promotes the efficient use of water resources; and (e) minimises whole of life cycle costs for that infrastructure.	**AO19.1** Lots created within the Priority Infrastructure Area are designed and configured to connect to a reticulated water supply and a reticulated sewerage in accordance with the *Development works Town plan policy.*
	AO19.2 Lots created outside the Priority Infrastructure Area are designed and configured to: (a) connect to a potable on site water supply in accordance with the *Development works Town plan policy; and* (b) treat waste water on site in accordance with the *Development works Town plan policy.*
	AO19.3 Lots are designed and configured to provide for stormwater infrastructure in accordance with the design requirements of the *Development works Town plan policy.*
	AO19.4 Lots are connected to electricity and telecommunications infrastructure in accordance with the standards of the relevant regulatory authority prior to the commencement of any use of the site.
PO20 Where reconfiguration proposes individual on site waste water disposal, it must be demonstrated that: (a) the soil type and permeability, slope, and hydrology of the land is capable of accommodating the proposed loads within the lot; (b) there is sufficient area within the lot for an alternative disposal area should it be required; and (c) individually and collectively, the impacts of the existing and proposed systems do not adversely impact on the groundwater quality of the locality.	No acceptable outcome specified.
Access and road design Editor's note–refer also to the Development works code.	

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Performance outcomes	Acceptable outcomes
PO21 Lots have safe access for vehicles and pedestrians through: (a) direct frontage to a properly constructed public road or to common property having a direct frontage to a properly constructed public road created under a community management statement; and (b) providing access appropriate for the type of vehicle associated with development.	**AO21** Lots are designed to achieve safe vehicle and pedestrian access in accordance with the *Development works Town plan policy.*
PO22 Reconfiguration involving the creation of new roads must: (a) provide for the safe, efficient and convenient movement for all modes of transport; (b) are designed and constructed to support their intended function for all relevant design vehicle types; (c) provide safe and easy access to the frontage of lots; (d) are designed and constructed to give priority to pedestrian and bicycle pathways at intersections; (e) where practicable, align with open space corridors and waterways; and (f) where appropriate provide connections to adjoining land.	No acceptable outcome specified.
PO23 New roads ensure streetscape and landscape treatments are provided that: (a) create an attractive and legible environment which establishes character and identity; (b) maintain important views and vistas where possible; (c) enhance safety and comfort, and meet user needs; (d) complement the function of the street in which they are located by reinforcing desired traffic speed and behaviour; (e) support safe pedestrian and cycling movement; (f) maximise infiltration of stormwater runoff wherever practicable; (g) provide shade through street trees along road frontages; and (h) minimise maintenance and whole of lifecycle costs.	No acceptable outcome specified.
PO24 Reconfiguration includes appropriate	No acceptable outcome is nominated.

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Performance outcomes	Acceptable outcomes
pedestrian and cycle infrastructure that: (a) provides a high level of connectivity and permeability that links residential areas with schools; centres, community activity uses; parks and employment areas; (b) provides for safe street crossings and for safety between pedestrians and cyclists; (c) is designed taking into account topography and convenience for users; and (d) meets disability access standards.	
Stormwater management Editor's note–Refer also to the Development works code.	
PO25 Reconfiguring a lot development: (a) manages the stormwater quality, quantity and velocity flow characteristics from the lot to maintain or improve the pre-development levels; and (b) where practicable incorporates stormwater re-use.	No acceptable outcome is nominated.
Parks and open space Editor's note–Where acceptable outcomes are set out in this section, it is acknowledged that they may primarily be practicable in greenfield developments in the Emerging community zone or large lots within the General residential zone. Alternative outcomes are likely to be appropriate in existing developed areas. This may include works and embellishments to existing parks or recreational corridors to meet the development's demand, infrastructure charges or as part of an infrastructure agreement.	
PO26 Reconfiguring a lot provides parkland or open space which: (a) meets the needs of the community for a range of active and passive uses; and (b) is of a sufficient size and shape to accommodate recreation activities with associated equipment and facilities.	**AO26** Parkland is provided in accordance with the Local Government Infrastructure Plan.
PO27 The design of parkland or open space: (a) contributes to the character of the neighbourhood or area; (b) is safe and functions as a focal point for the neighbourhood or community; (c) minimise the interface between residential lots and open space through appropriate treatments including alignment, fencing and landscaping; (d) maximises road frontage to facilitate casual surveillance;	No acceptable outcome is nominated.

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Performance outcomes	Acceptable outcomes
(e) incorporates natural areas including important local vegetation, waterways, ridgelines and wetlands; (f) preserves landscape features important to the scenic amenity of a locality; (g) is linked to existing parkland or open space networks wherever possible; (h) offers a broad range of informal and formal experiences to the community; (i) is cost effective to maintain; and (j) provided in the early stages of staged developments.	
PO28 The location of parkland or open space is conveniently located to residential neighbourhoods.	No acceptable outcome is nominated.
PO29 Open space for conservation purposes protects riparian corridors, significant vegetation and wildlife habitat and movement corridors.	No acceptable outcome is nominated.
Volumetric reconfiguration	
PO30 Volumetric reconfiguration (subdivision of space above or below the surface of land): (a) facilitates efficient development that is consistent with the intent for the zone; or (b) is consistent with a development approval.	No acceptable outcome is nominated.
Access easement	
PO31 The access easement must: (a) be of adequate width; (b) be constructed to a standard appropriate to the situation; and (c) not result in unreasonable detriment or nuisance to neighbours.	**AO31** The access easement is designed in accordance with the design requirements of the *Development works Town plan policy.*
Stock routes	
PO32 The stock route network identified in the State planning policy mapping – agriculture, development and construction, mining and extractive resources is protected from encroachment by sensitive and incompatible land uses and access works are robust, fit-for-purpose and provide for the safe passage of stock traversing the stock route.	**AO32** No new allotments are created adjacent to the stock route network.

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Table 8.3.3.3(b)—Minimum lot size and dimensions

Zone	Minimum lot size	Minimum frontage
General Residential	700m^2	15m
Centre	400m^2	10m
Industry Township	1,000m^2	20m
Rural residential	0.5ha	50m
• Hervey Range precinct	2ha	80m
• Environs precinct	8ha	80m
Emerging community Industry investigation	50ha	Not specified
Rural	5,000ha	Not specified
Community facilities Environmental management and conservation Minor tourism Recreation and open space Special purpose	Not specified	Not specified

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Part 9 Other plans

There are no other plans within the Charters Towers local government area.

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Schedule 1 Definitions

SC1.1 Use definitions

(1) Use definitions have a particular meaning for the purpose of the Town plan.

(2) Any use not listed in Table SC1.1.2 (Use definitions) column 1 is an undefined use.

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

(3) A use listed in Table SC1.1.2 (Use definitions) column 1 has the meaning set out beside that term in column 2.

(4) The use definitions listed here are the definitions used in this Town plan.

(5) Column 3 of SC1.1.2 (Use definitions) identifies examples of the types of activities that are consistent with the use identified in column 1.

(6) Column 4 of Table SC1.1.2 (Use definitions) identifies examples of activities that are not consistent with the use identified in column 1.

(7) Columns 3 and 4 of Table SC1.1.2 (Use definitions) are not exhaustive lists.

(8) Uses listed in Table SC1.1.2 (Use definitions) columns 3 and 4 that are not listed in column 1, do not form part of the definition.

Table SC1.1.1—Index of use definitions

Index for use definitions		
Adult store	Hardware and trade supplies	Place of worship
Agricultural supplies store	Health care service	Port service
Air service	High impact industry	Relocatable home park
Animal husbandry	Home-based business	Renewable energy facility
Animal keeping	Hospital	Research and technology industry
Aquaculture	Hotel	Residential care facility
Bar	Indoor sport and recreation	Resort complex
Brothel	Intensive animal husbandry	Retirement facility
Bulk landscape supplies	Intensive horticulture	Roadside stall
Caretaker's accommodation	Landing	Rooming accommodation
Car wash	Low impact industry	Rural industry
Cemetery	Major electricity infrastructure	Rural workers' accommodation
Childcare centre	Major sport, recreation and entertainment facility	Sales office
Club	Marine industry	Service industry
Community care centre	Market	Service station
Community residence	Medium impact industry	Shop
Community use	Motor sport facility	Shopping centre
Crematorium	Multiple dwelling	Short-term accommodation
Cropping	Nature-based tourism	Showroom
Detention facility	Nightclub entertainment facility	Special industry
Dual occupancy	Non-resident workforce accommodation	Substation
Dwelling house	Office	Telecommunications facility
Dwelling unit	Outdoor sales	Theatre
Educational establishment	Outdoor sport and recreation	Tourist attraction
Emergency services	Outstation	Tourist park
Environment facility	Park	Transport depot
Extractive industry	Parking station	Utility installation
Food and drink outlet	Party house	Veterinary service
Function facility	Permanent plantation	Warehouse
Funeral parlour		Wholesale nursery
Garden centre		Winery

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Table SC1.1.2—Use definitions

Column 1 Use	Column 2 Definition	Column 3 Examples include	Column 4 Does not include the following examples
Adult store	The use of premises for the primary purpose of displaying or selling: (a) sexually explicit materials; or (b) products and devices that are associated with, or used in, a sexual practice or activity.	Sex Shop	Shop, newsagent, registered pharmacist or video hire, where the primary use of these are concerned with: (a) the sale, display or hire of printed or recorded matter (not of a sexually explicit nature); or (b) the sale or display of underwear or lingerie; or (c) the sale or display of an article or thing primarily concerned with or used in association with a medically recognised purpose
Agricultural supplies store	The use of premises for the sale of agricultural supplies and products. Examples of agricultural supplies and products—animal feed, bulk veterinary supplies, chemicals, farm clothing, fertilisers, irrigation materials, saddlery, seeds.		Bulk landscape supplies, garden centre, outdoor sales wholesale nursery
Air service	The use of premises for— (a) the arrival or departure of aircraft; or (b) housing, servicing, refuelling, maintaining or repairing aircraft; or (c) the assembly and dispersal of passengers or goods on or from an aircraft; or (d) training and education facilities relating to aviation; or (e) aviation facilities; or (f) an activity that— (i) is ancillary to an	Airport, air strip, helipad, public or private airfield	

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Column 1 Use	Column 2 Definition	Column 3 Examples include	Column 4 Does not include the following examples
	activity or facility stated in paragraphs (a) to (e); and (ii) directly services the needs of aircraft passengers. Examples of an air service—airport, air strip, helipad.		
Animal husbandry	The use of premises for— (a) producing animals or animal products on native or improved pastures or vegetation; or (b) a yard, stable, temporary holding facility or machinery repairs and servicing, if the use is ancillary to the use in paragraph (a). Examples of animal husbandry-—cattle stud, grazing of livestock, non-feedlot dairy.	Cattle studs, grazing of livestock, non-feedlot dairying	Animal keeping, intensive animal husbandry, aquaculture, feedlots, piggeries
Animal keeping	The use of premises for— (a) boarding, breeding or training animals; or (b) a holding facility or machinery repairs and servicing, if the use is ancillary to the use in paragraph (a). Examples of animal keeping—aviary, cattery, kennel, stables, wildlife refuge.	Aviaries, catteries, kennels, stables, wildlife refuge	Aquaculture, cattle studs, domestic pets, feedlots, grazing of livestock, non-feedlot dairying, piggeries, poultry meat and egg production, animal husbandry
Aquaculture	The use of premises for cultivating, in a confined area, aquatic animals or plants for sale.	Pond farms, tank systems, hatcheries, raceway system, rack and line systems, sea cages	Intensive animal husbandry
Bar	The use of premises, with seating for 60 or less people, for— (a) selling liquor for consumption on the premises; or (b) an entertainment activity, or preparing and selling food and drink for consumption		Club, hotel, nightclub entertainment facility, tavern

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Column 1 Use	Column 2 Definition	Column 3 Examples include	Column 4 Does not include the following examples
	on the premises, if the use is ancillary to the use in paragraph (a).		
Brothel	Premises made available for prostitution by 2 or more prostitutes at the premises. Note–See the Prostitution Act 1999, schedule 4.		Adult store, club, nightclub entertainment facility, Shop
Bulk landscape supplies	The use of premises for the bulk storage and sale of mainly non-packaged landscaping and gardening supplies, including for example, soil, gravel, potting mix or mulch.		Garden centre, outdoor sales, wholesale nursery
Caretaker's accommodation	The use of premises for a dwelling for a caretaker of a non-residential use on the same premises.		Dwelling house
Car wash	The use of premises for the commercial cleaning of motor vehicles.		Service station
Cemetery	The use of premises for the interment of bodies or ashes after death.	Burial ground, crypt, columbarium, lawn cemetery, pet cemetery, mausoleum	Crematorium, funeral parlour
Childcare centre	The use of premises for the care, education and minding, but not residence, of children. Examples of a childcare centre—before or after school care, crèche, early childhood centre, kindergarten, vacation care.	Crèche, early childhood centre, kindergarten, outside hours school care	Educational establishment, home based child care, family day care
Club	The use of premises for— (a) an association established for social, literary, political, sporting, athletic or other similar purposes; or (b) preparing and selling food and drink, if the use is ancillary to the use in paragraph (a).	Club house, guide and scout clubs, surf lifesaving club, RSL, bowls club	Hotel, nightclub entertainment facility, place of worship, theatre
Community care centre	The use of premises for— (a) providing social support to members of the public; or (b) providing medical	Disability support services, drop in centre, respite centre, integrated indigenous support	Child care centre, family day care, home based child care, health care services, Residential

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Column 1 Use	Column 2 Definition	Column 3 Examples include	Column 4 Does not include the following examples
	care to members of the public, if the use is ancillary to the use in subparagraph (a); but It does not include the use of premises for providing accommodation to members of the public. Examples of a community care centre-—disability support service, drop-in centre, respite centre, indigenous support centre.	centre	care facility
Community residence	The use of premises for residential accommodation for— (a) no more than— (i) 6 children, if the accommodation is provided as part of a pgoram or service under the *Youth Justice Act 1992*; or (ii) 6 persons who require assistance or support with daily living needs; and (b) no more than 1 support worker; and Includes a building or structure that is reasonably associated with the use in paragraph (a) and (b).	Hospice	Dwelling house, dwelling unit, Residential care facility, Rooming accommodation, Short-term accommodation
Community use	The use of premises for— (a) providing artistic, social or cultural facilities or community services to the public; or (b) preparing and selling food and drink, if the use is ancillary to the use in paragraph (a). Examples of a community use—art gallery, community centre, community hall, library, museum.	Art gallery, community centre, community hall, library, museum	Cinema, club, hotel, nightclub entertainment facility, place of worship
Crematorium	The use of premises for the cremation or aquamation of bodies.		Cemetery

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Column 1 Use	Column 2 Definition	Column 3 Examples include	Column 4 Does not include the following examples
Cropping	The use of premises for— (a) growing and harvesting plants, or plant material, that are cultivated in soil, for commercial purposes; or (b) harvesting, storing or packing plants or plant material grown on the premises, if the use is ancillary to the use in paragraph (a); or (c) repairing and servicing machinery used on the premises, if the use is ancillary to the use in paragraph (a). Examples of cropping—forestry for wood production, fodder and pasture production, producing fruits, nuts, vegetables and grains, plant fibre production, sugar cane growing, vineyard.	Fruit, nut, vegetable and grain production, forestry for wood production, fodder and pasture production, plant fibre production, sugar cane growing, vineyard	Permanent plantations, intensive horticulture, rural industry
Detention facility	The use of premises for the lawful detention of persons. Example of a detention facility—correctional facility.	Prison, detention centre, youth detention centre	Police station, court cell complex
Dual occupancy	(a) A residential use of premises for 2 households involving— (i) 2 dwellings (whether attached or detached) on a single lot or 2 dwellings (whether attached or detached) on separate lots that share a common property; and (ii) any domestic outbuilding associated with the dwellings; but (b) does not include a residential use of premises that involves a Secondary dwelling.	Duplex, two dwellings on a single lot (whether or not attached), two dwellings within one single community title scheme under the *Body Corporate and Community Management Act 1997*, two dwellings within the one body corporate to which the *Building Units and Group Title Act 1980* continues to apply.	Dwelling house, Multiple dwelling

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Column 1 Use	Column 2 Definition	Column 3 Examples include	Column 4 Does not include the following examples
Dwelling house	A residential use of premises involving— (a) 1 dwelling for a single household and any domestic outbuildings associated with the dwelling; or (b) 1 dwelling for a single household, a Secondary dwelling, and any domestic outbuildings associated with either dwelling.		Caretaker's accommodation, Dual occupancy, Rooming accommodation, Short-term accommodation, student accommodation, Multiple dwelling
Dwelling unit	The use of premises containing a non-residential use for a single dwelling, other than a dwelling for a caretaker of the non-residential use.	'Shop-top' apartment	Caretaker's accommodation, Dwelling house
Educational establishment	The use of premises for— (a) training and instruction to impart knowledge and develop skills; or (b) student accommodation, before or after school care, or vacation care, if the use is ancillary to the use in paragraph (a). Examples of an educational establishment—college, outdoor education centre, primary school, secondary school, special education facility, technical institute, university.	Pre-preparatory, preparatory and primary school, secondary school, special education, college, university, technical institute, outdoor education centres	Child care centre, home based child care, family day care
Emergency services	The use of premises by a government entity or community organisation to provide— (a) essential emergency services; or (b) disaster management services; or (c) management support facilities for the services. Examples of emergency services—ambulance station, evacuation centre, fire station, police station.	State emergency service facility, ambulance station, rural fire brigade, auxiliary fire and rescue station, urban fire and rescue station, police station, emergency management support facility, evacuation centres	Community use, hospital, Residential care facility

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Column 1 Use	Column 2 Definition	Column 3 Examples include	Column 4 Does not include the following examples
Environment facility	(a) The use of premises for a facility for the appreciation, conservation or interpretation of an area of cultural, environmental or heritage value; but (b) does not include the use of premises to provide accommodation for tourists and travellers.	Nature-based attractions, walking tracks, seating, shelters, boardwalks, observation decks, bird hides	
Extractive industry	The use of premises for— (a) extracting or processing extractive resources; and (b) any related activities, including, for example, transporting the resources to market.	Quarry	
Food and drink outlet	The use of premises for— (a) preparing and selling food and drink for consumption on or off the premises; or (b) providing liquor for consumption on the premises, if the use is ancillary to the use in paragraph (a). Examples of a Food and drink outlet—café, coffee Shop, drive-through facility, kiosk, milk bar, restaurant, snack bar, takeaway Shop, tearoom.	Bistro, café, coffee Shop, drive-through facility, kiosk, milk bar, restaurant, snack bar, take-away, tea room	Bar, club, hotel, Shop, theatre, nightclub entertainment facility
Function facility	The use of premises for— (a) receptions or functions; or (b) preparing and providing food and liquor for consumption on the premises as part of a reception or function.	Conference centre, reception centre	Community use, hotel
Funeral parlour	(a) The use of premises for— (i) arranging and conducting funerals, memorials and other similar events; or (ii) a mortuary; or (iii) storing and		Cemetery, crematorium, place of worship

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Column 1 Use	Column 2 Definition	Column 3 Examples include	Column 4 Does not include the following examples
	preparing bodies for burial or cremation; but (b) does not include the use of premises for the burial or cremation of bodies.		
Garden centre	The use of premises for— (a) selling pants; or (b) selling gardening and landscape products and supplies that are mainly in pre-packaged form; or (c) a Food and drink outlet is ancillary to the use in paragraph (a).	Retail plant nursery	Bulk landscape supplies, wholesale nursery, outdoor sales
Hardware and trade supplies	The use of premises for selling, displaying or hiring hardware and trade supplies, including, for example, house fixtures, timber, tools, paint, wallpaper or plumbing supplies.		Shop, showroom, outdoor sales and warehouse
Health care service	The use of premises for medical purposes, paramedical purposes, alternative health therapies or general health care, if overnight accommodation is not provided on the premises. Examples of a health care service—dental clinic, medical centre, physiotherapy clinic.	Dental clinics, medical centres, natural medicine practices, nursing services, physiotherapy clinic	Community care centre, hospital
High impact industry	The use of premises for an industrial activity— (a) that is the manufacturing, producing, processing, repairing, altering, recycling, storing, distributing, transferring or treating of products, and (b) that a local planning instrument applying to the premises states is a high impact industry; and (c) that complies with any thresholds for the activity stated in a	Abattoirs, concrete batching plant, boiler making and engineering and metal foundry Note–additional examples may be shown in SC1.1.2 industry thresholds.	Tanneries, rendering plants, oil refineries, waste incineration, manufacturing or storing explosives, power plants, manufacturing fertilisers, service industry, low impact industry, medium impact industry, special industry

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Column 1 Use	Column 2 Definition	Column 3 Examples include	Column 4 Does not include the following examples
	local planning instrument applying to the premises, including, for example, thresholds relating to the number of products manufactured or the level of emissions produced by the activity.		
Home-based business	The use of a dwelling or domestic outbuilding on premises for a business activity that is subordinate to the residential use of the premises.	Bed and breakfast, home office, home based child care	Hobby, office, Shop, warehouse, transport depot
Hospital	The use of premises for— (a) the medical or surgical care or treatment of patients, whether or not the care or treatment requires overnight accommodation; or (b) providing accommodation for patients; or (c) providing accommodation for employees, or any other use, if the use is ancillary to the use in paragraph (a) or (b).		Health care services, Residential care facility
Hotel	(a) The use of premises for— (i) selling liquor for consumption on the premises; or (ii) a dining or entertainment activity, or providing accommodation to tourists or travellers, if the use is ancillary to the use in subparagraph (i); but (b) does not include a bar.	Pub, tavern	Bar, nightclub entertainment facility
Indoor sport and recreation	The use of premises for a leisure, sport or recreation activity conducted wholly or mainly indoors.	Amusement parlour, bowling alley, gymnasium, squash courts, enclosed tennis	Cinema, hotel, nightclub entertainment facility, theatre

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Column 1 Use	Column 2 Definition	Column 3 Examples include	Column 4 Does not include the following examples
	Examples of indoor sport and recreation—amusement parlour, bowling alley, gymnasium, squash court.	courts	
Intensive animal industry	(a) The use of premises for— (i) the intensive production of animals or animal products, in an enclosure, that requires food and water to be provided mechanically or by hand; or (ii) storing and packing feed and produce, if the use is ancillary to the use in subparagraph (i); but (b) does not include the cultivation of aquatic animals. Examples of intensive animal industry—feedlot, piggery, poultry and egg production	Feedlots, piggeries, poultry and egg production	Animal husbandry, aquaculture, drought feeding, milking sheds, shearing sheds, weaning pens
Intensive horticulture	(a) The use of premises for— (i) the intensive production of plants or plant material carried out indoors on imported media; or (ii) the intensive production of plants or plant material carried out outside using artificial lights or containers; or (iii) storing and packing plants or plant material grown on the premises, if the use is ancillary to a use in subparagraph (i) or (ii); but (b) does not include the	Greenhouse and shade house plant production, hydroponic farms, mushroom farms	Wholesale nursery

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Column 1 Use	Column 2 Definition	Column 3 Examples include	Column 4 Does not include the following examples
	cultivation of aquatic plants. Examples of intensive horticulture—greenhouse, hydroponic farm, mushroom farm.		
Landing	The use of premises for a structure— (a) for mooring, launching, storing and retrieving vessels; and (b) from which passengers embark and disembark.	Boat ramp, jetty, pontoon	Marina
Low impact industry	The use of premises for an industrial activity— (a) that is the manufacturing, producing, processing, repairing, altering, recycling, storing, distributing, transferring or treating of products; and (b) that a local planning instrument applying to the premises states is low impact industry; and (c) that complies with any thresholds for the activity states in a local planning instrument applying to the premises, including, for example, thresholds relating to the number of products manufactured or the level of emissions produced by the activity.	Repairing motor vehicles, fitting and turning workshop Note–additional examples may be shown in Table 6 industry thresholds.	Panel beating, spray painting or surface coating, tyre recycling, drum re-conditioning, wooden and laminated product manufacturing, service industry, medium impact industry, high impact industry, special industry
Major electricity infrastructure	(a) The use of premises for— (i) a transmission grid or supply network; or (ii) a telecommunication facility, if the use is ancillary to the use in subparagraph (i); but (b) does not include the	Powerlines greater than 66kV	Minor electricity infrastructure, substation

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Column 1 Use	Column 2 Definition	Column 3 Examples include	Column 4 Does not include the following examples
	use of premises for a supply network or private electricity works stated in schedule 6, section 26(5), unless the use involves— (i) a new zone substation or bulk supply substation; or (ii) the augmentation of a zone substation or bulk supply substation that significantly increases the input or output standard voltage.		
Major sport, recreation and entertainment facility	The use of premises for large-scale events, including, for example, major sporting, recreation conference or entertainment events. Examples of a major sport, recreation and entertainment facility—convention centre, exhibition centre, horse racing facility, sports stadium.	Convention and exhibition centres, entertainment centres, sports stadiums, horse racing	Indoor sport and recreation, local sporting field, motor sport, park, outdoor sport and recreation
Marine industry	The use of waterfront premises for— (a) manufacturing, storing, repairing or servicing vessels or maritime infrastructure; or (b) providing fuel or disposing of waste, if the use is ancillary to the use in paragraph (a). Examples of marine industry—boat building, boat storage, dry dock.	Boat building, boat storage, dry dock	Marina
Market	The use of premises on a regular basis for— (a) selling goods to the public mainly from temporary structures, including, for example, stalls, booths or trestle tables; or (b) providing entertainment, if the	Flea market, farmers market, car boot sales	Shop, Roadside stall

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Column 1 Use	Column 2 Definition	Column 3 Examples include	Column 4 Does not include the following examples
	use is ancillary to the use in paragraph (a).		
Medium impact industry	The use of premises for an industrial activity— (a) that is the manufacturing, producing, processing, repairing, altering, recycling, storing, distributing, transferring or treating of products; and (b) that a local planning instrument applying to the premises states is a medium impact industry; and (c) that complies with any thresholds for the activity stated in a local planning instrument applying to the premises, including, for example, thresholds relating to the number of products manufactured or the level of emissions produced by the activity.	Spray painting and surface coating, wooden and laminated product manufacturing (including cabinet making, joining, timber truss making or wood working). Note–additional examples may be shown in Table 6 industry thresholds.	Concrete batching, tyre manufacturing and retreading, metal recovery (involving a fragmentiser), textile manufacture, chemically treating timber and plastic product manufacture, service industry, low impact industry, high impact industry, special industry
Motor sport facility	The use of premises for— (a) organised or recreational motor sports; or (b) facilities for spectators, including, for example, stands, amenities or Food and drink outlets, if the use is ancillary to the use in paragraph (a). Examples of a motor sport facility—car race track, go-kart track, trail bike park, 4WD park.	Go-karting, lawn mower race tracks, trail bike parks, 4WD and all terrain parks, motocross tracks, off road motorcycle facility, motorcycle or car race tracks	Major sport, recreation and entertainment facility, outdoor sport and recreation
Multiple dwelling	A residential use of premises involving 3 or more dwellings, whether attached or detached, for separate households.	Apartments, flats, units, townhouses, row housing, triplex	Rooming accommodation, Dual occupancy, duplex, granny flat, Residential care facility, Retirement facility
Nature-based tourism	The use of premises for a tourism activity, including	Environmentally responsible	Environment facility

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Column 1 Use	Column 2 Definition	Column 3 Examples include	Column 4 Does not include the following examples
	accommodation for tourists, for the appreciation, conservation or interpretation of— (a) an area of environmental, cultural or heritage value; or (b) a local ecosystem; or (c) the natural environment. Examples of nature-based tourism—environmentally responsible accommodation facilities including cabins, huts, lodges and tents.	accommodation facilities including lodges, cabins, huts and tented camps	
Nightclub entertainment facility	The use of premises for— (a) providing entertainment that is cabaret, dancing or music; or (b) selling liquor and preparing and selling food, for consumption on the premises; if the use is ancillary to the use in paragraph (a).		Club, hotel, tavern, pub, indoor sport and recreation, theatre, concert hall
Non-resident workforce accommodation	The use of premises for— (a) accommodation for non-resident workers; or (b) recreation and entertainment facilities for persons residing at the premises and their visitors, if the use is ancillary to the use in paragraph (a).	Contractor's camp, construction camp, single person's quarters, temporary workers' accommodation	Relocatable home park, Short-term accommodation, Tourist park
Office	(a) The use of premises for— (i) providing an administrative, financial, management or secretarial service or function; or (ii) the practice of a profession; or (iii) providing business or professional advice or services; but (b) does not include	Bank, real estate agent, administration building	Home-based business, home office, Shop, outdoor sales

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Column 1 Use	Column 2 Definition	Column 3 Examples include	Column 4 Does not include the following examples
	premises used for making, selling or hiring goods. Examples of an office—bank, real estate agency		
Outdoor sales	The use of premises for— (a) displaying, selling, hiring or leasing vehicles, boats, caravans, machinery, equipment or other similar products, if the use is mainly conducted outdoors; or (b) repairing, servicing, selling or fitting accessories for the products stated in paragraph (a), if the use is ancillary to the use in paragraph (a).	Agricultural machinery sales yard, motor vehicles sales yard	Bulk landscape supplies, market
Outdoor sport and recreation	The use of premises for— (a) a recreation or sporting activity that is carried on outdoors and requires areas of open space; or (b) providing and selling food and drink, change room facilities or storage facilities, if the use is ancillary to the use in paragraph (a). Examples of outdoor sport and recreation—cricket oval, driving range, golf course, swimming pool, tennis court.	Driving range, golf course, swimming pool, tennis courts, football ground, cricket oval	Major sport, recreation and entertainment facility, motor sport, park, community use
Outstation	The use of premises for— (a) cultural or recreation activities by Aboriginal people or Torres Strait Islanders; or (b) facilities for short-term or long-term camping activities, if the use is ancillary to the use in paragraph (a).	Indigenous camp site	Dwelling house, hostel, Multiple dwelling, relocatable home park, Short-term accommodation, Tourist park
Park	The use of premises, accessible to the public free of charge, for sport, recreation and leisure	Urban common	Tourist attraction, outdoor sport and recreation

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Column 1 Use	Column 2 Definition	Column 3 Examples include	Column 4 Does not include the following examples
	activities and facilities.		
Parking station	The use of premises for parking vehicles, other than parking that is ancillary to another use.	Car park, 'park and ride', bicycle parking	
Party house	Premises containing a dwelling that is used to provide, for a fee, accommodation or facilities for guests if— (a) guests regularly use all or part of the premises for parties (bucks parties, hens parties, raves, or wedding receptions, for example); and (b) the accommodation or facilities are provided for a period of less than 10 days; and (c) the owner of the premises does not occupy the premises during that period.		
Permanent plantation	The use of premises for growing, but not harvesting, plants for the carbon sequestration, biodiversity, natural resource management or another similar purpose.	Permanent plantations for carbon sequestration, biodiversity or natural resource management	Forestry for wood production, biofuel production
Place of worship	The use of premises for— (a) organised worship and other religious activities; or, (b) social, education or charitable activities, if the use is ancillary to the use in paragraph (a).	Church, chapel, mosque, synagogue, temple	Community use, child care centre, funeral parlour, crematorium
Port service	The use of premises for— (a) the arrival and departure of vessels; or (b) the movement of passengers or goods on or off vessels; or (c) storing, servicing, maintaining or repairing vessels; or (d) ancillary uses that directly service the needs of passengers of the vessels.	Marina, ferry terminal	Landing
Relocatable home park	The use of premises for— (a) relocatable dwellings		Tourist park

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Column 1 Use	Column 2 Definition	Column 3 Examples include	Column 4 Does not include the following examples
	for long-term residential accommodation; or (b) amenity facilities, Food and drink outlets, a manager's residence, or recreation facilities for the exclusive use of residents, if the use is ancillary to the use in paragraph (a).		
Renewable energy facility	(a) The use of premises for the generation of electricity or energy from a renewable energy source, including, for example, sources of bio-energy, geothermal energy, hydropower, ocean energy, solar energy or wind energy; but (b) does not include the use of premises to generate electricity or energy that is to be used mainly on the premises.	Solar farm, wind farm, tidal power, hydroelectric power, geothermal power	Wind turbine or solar panels supplying energy to domestic or rural activities on the same site
Research and technology industry	The use of premises for an innovative or emerging industry that involves designing and researching, assembling, manufacturing, maintaining, storing or testing machinery or equipment. Examples of research and technology industry—aeronautical engineering, biotechnology industries, computer component manufacturing, computer server facilities, energy industries, medical laboratories.	Aeronautical engineering, computer component manufacturing, medical laboratories, computer server facility	
Residential care facility	The use of premises for supervised accommodation, and medical and other support services, for persons who— (a) cannot live independently; and (b) require regular	Convalescent home, nursing home	Community residence, Dwelling house, Dual occupancy, hospital, Multiple dwelling, Retirement facility

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Column 1 Use	Column 2 Definition	Column 3 Examples include	Column 4 Does not include the following examples
	nursing or personal care. Examples of Residential care facility—convalescent home, nursing home.		
Resort complex	The use of premises for— (a) tourist and visitor accommodation that includes integrated leisure facilities; or Examples of integrated leisure facilities—bars, meeting and function facilities, restaurants, sporting and fitness facilities. (b) staff accommodation that is ancillary to the use in paragraph (a); or (c) transport facilities for the premises, including, for example, a ferry terminal or air service.	Island resort	
Retirement facility	A residential use of premises for— (a) accommodation for older members of the community, or retired persons, in independent living units or services units; or (b) amenity and community facilities, a manager's residence, health care and support services, preparing food and drink or staff accommodation, if the use is ancillary to the use in paragraph (a).	Retirement village	Residential care facility
Roadside stall	The use of premises for the roadside display and sale of goods in a rural area.	Produce stall	Market
Rooming accommodation	The use of premises for— (a) residential accommodation, if each resident— (i) has a right to occupy 1 or more	Boarding house, hostel, monastery, off site student accommodation	Hospice, community residence, Dwelling house, Short-term accommodation, Multiple dwelling

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Column 1 Use	Column 2 Definition	Column 3 Examples include	Column 4 Does not include the following examples
	rooms on the premises; and (ii) does not have a right to occupy the whole of the premises; and (iii) does not occupy a self-contained unit, as defined in the *Residential Tenancies and Rooming accommodation Act 2008*, schedule 2, or has only limited facilities available for private use; and (iv) shares other rooms, facilities, furniture or equipment outside of the resident's room with 1 or more other residents, whether or not the rooms, facilities, furniture or equipment are on the same or different premises; or (b) a manager's residence, an office or providing food or other services to residents, if the use is ancillary to the use in paragraph (a). Examples of Rooming accommodation— boarding house, hostel, monastery, off site student accommodation.		
Rural industry	The use of premises for— (a) storing, processing or packaging products from a rural use carried out on the premises or adjoining premises; or (b) selling products from a rural use carried out on the premises or adjoining premises, if	Packing shed	Intensive animal husbandry, intensive horticulture, Roadside stall, wholesale nursery, winery, abattoir, agricultural supply store

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Column 1 Use	Column 2 Definition	Column 3 Examples include	Column 4 Does not include the following examples
	the use is ancillary to the use in paragraph (a).		
Rural workers' accommodation	The use of premises as accommodation, whether or not self-contained, for employees of a rural use, if— (a) the premises, and the premises where the rural use is carried out, are owned by the same person; and (b) the employees are not non-resident workers.	Farm workers' accommodation	Short-term accommodation, Caretaker's accommodation, Dual occupancy, Dwelling house, nature or rural based tourist accommodation, non-resident workforce accommodation, Multiple dwelling
Sales office	The use of premises for temporary display of land parcels or buildings that— (a) are for sale or proposed to be sold; or (b) can be won as a prize in a competition.	Display dwelling	Bank, office
Service industry	The use of premises for an industrial activity that— (a) does not result in off site air, noise or odour emissions; and (b) is suitable for location with other non-industrial uses. Examples of service industries—audio visual equipment repair, bicycle repairs, clock and watch repairs, computer repairs, dry cleaning, film processing, hand engraving, jewellery making, laundromat, locksmith, picture framing, shoe repairs, tailor.	Audio visual equipment repair, film processing, bicycle repairs, clock and watch repairs, computer repairs, dry cleaning, hand engraving, jewellery making, laundromat, locksmith, picture framing, shoe repairs, tailor	Small engine mechanical repair workshop, cabinet making, Shop fitting, sign writing, tyre depot, low impact industry, medium impact, high impact industry, special industry
Service station	The use of premises for— (a) selling fuel, including, for example, petrol, liquid petroleum gas, automotive distillate or alternative fuels or (b) a Food and drink outlet, Shop, trailer hire, or maintaining, repairing, servicing or washing vehicles, if the use is ancillary to	Electric vehicle charging station	Car wash

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Column 1 Use	Column 2 Definition	Column 3 Examples include	Column 4 Does not include the following examples
	the use in paragraph (a).		
Shop	The use of premises for— (a) displaying, selling or hiring goods; or (b) providing personal services or betting to the public. Examples of a Shop—betting agency, corner store, department store, discount variety store, hair dressing salon, liquor store, supermarket.	Hairdresser, liquor store, department store, discount department store, discount variety stores, betting agencies, supermarket, corner store	Adult store, Food and drink outlet, showroom, market
Shopping centre	The use of premises for an integrated Shopping complex consisting mainly of Shops.		
Short-term accommodation	(a) The use of premises for (i) providing accommodation of less than 3 consecutive months to tourists or travellers; or (ii) a manager's residence, office, or recreation facilities for the exclusive use of guests, if the use is ancillary to the use in subparagraph (i); but (b) does not include a hotel, nature-based tourism, resort complex or Tourist park.	Motel, backpackers accommodation, cabins, serviced apartments, hotel, farm stay	Hostel, Rooming accommodation, Tourist park
Showroom	The use of premises for the sale of goods that are of— (a) a related product line; and (b) a size, shape or weight that requires— (i) a large area for handling, display or storage; and (ii) direct vehicle access to the building that contains the goods by members of the	Bulky goods sales, motor vehicles sales showroom, bulk stationary supplies	Food and drink outlet, Shop, outdoor sales

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Column 1 Use	Column 2 Definition	Column 3 Examples include	Column 4 Does not include the following examples
	public to enable the loading and unloading of the goods. Examples of a showroom—bulk stationary supplies, bulky goods sales, motor vehicle sales showroom.		
Special industry	The use of premises for an industrial activity— (a) that is manufacturing, producing, processing, repairing, altering, recycling, storing, distributing, transferring or treating products; and (b) that a local planning instrument applying to the premises states is a special industry; and (c) that complies with any thresholds for the activity states in a local planning instrument applying to the premises, including, for example, thresholds relating to the number of products manufactured or the level of emissions produced by the activity.	Tanneries, rendering plants, oil refineries, waste incineration, manufacturing or storing explosives, power plants, manufacturing fertilisers. Note–additional examples may be shown in Table 6 industry thresholds.	Low impact industry, medium impact industry, high impact industry, service industry
Substation	The use of premises— (a) as part of a transmission grid or supply network to— (i) convert of transform electrical energy from one voltage to another; or (ii) regulate voltage in an electrical circuit; or (iii) control electrical circuits; or (iv) switch electrical current between circuits; or (b) for a telecommunications facility for—	Substations, switching yards	Major electricity infrastructure, minor electricity infrastructure

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Column 1 Use	Column 2 Definition	Column 3 Examples include	Column 4 Does not include the following examples
	(i) works, as defined under the *Electricity Act,* section 12(1); or (ii) workforce operational and safety communications.		
Telecommunicat-ions facility	The use of premises for a facility that is capable of carrying communications and signals by guided or unguided electromagnetic energy.	Telecommunication tower, broadcasting station, television station	Aviation facility, 'low-impact telecommunications facility' as defined under the *Telecommunications Act 1997*
Theatre	The use of premises for— (a) presenting movies, live entertainment or music to the public; or (b) the production of film or music; or (c) the following activities or facilities, if the use is ancillary to a use in paragraph (a) or (b)— (i) preparing and selling food and drink for consumption on the premises; (ii) facilities for editing and post-production; (iii) facilities for wardrobe, laundry and make-up; (iv) set construction workshops; (v) sound stages. Examples of a theatre—cinema, concert hall, film studio, music recording studio.	Cinema, movie house, concert hall, dance hall, film studio, music recording studio	Community hall, hotel, indoor sport and recreation facility, temporary film studio
Tourist attraction	The use of premises for– (a) providing entertainment to, or a recreation facility for, the general public; or (b) preparing and selling food and drink for consumption on the premises, if the use is ancillary to the use in paragraph (a). Examples of a tourist attraction—theme park,	Theme park, zoo	Hotel, major sport, recreation and entertainment facility, nightclub entertainment facility

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Column 1 Use	Column 2 Definition	Column 3 Examples include	Column 4 Does not include the following examples
	zoo.		
Tourist park	The use of premises for— (a) holiday, accommodation in caravans, self-contained cabins, tents or other similar structures; or (b) amenity facilities, a Food and drink outlet, a manager's residence, offices, recreation facilities for the use of occupants and their visitors, or staff accommodation, if the use is ancillary to the use in paragraph (a).	Camping ground, caravan park, holiday cabins	Relocatable home park, tourist attraction, Short-term accommodation, non-resident workforce accommodation
Transport depot	The use of premises for— (a) storing vehicles, or machinery, that are used for a commercial or public purpose; or (b) cleaning, repairing or servicing vehicles or machinery, if the use is ancillary to the use in paragraph (a). Examples of a transport depot—using premises to store buses, taxis, trucks, heavy vehicles or heavy machinery.	Premises used for storing buses, taxis, heavy vehicles or heavy machinery, contractors depot	Home-based business, warehouse, low impact industry, service industry
Utility installation	The use of premises for— (a) a service for supplying or treating water, hydraulic power or gas; or (b) a sewerage, drainage or stormwater service; or (c) a transport service; or (d) a waste management service; or (e) a maintenance depot, storage depot or other facility for a service stated in paragraphs (a) to (d).	Sewerage treatment plant, mail depot, pumping station, water treatment plant	Telecommunications tower, major electricity infrastructure, minor electricity infrastructure, substation, renewable energy facility, transport depot
Veterinary service	The use of premises for— (a) the medical or surgical treatment of animals; or (b) the short-term stay of animals, if the use is		Animal keeping

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Column 1 Use	Column 2 Definition	Column 3 Examples include	Column 4 Does not include the following examples
	ancillary to the use in paragraph (a).		
Warehouse	The use of premises for— (a) storing or distributing goods, whether or not carried out in a building; or (b) the wholesale of goods, if the use is ancillary to the use in paragraph (a). Examples of a warehouse— self-storage facility, storage yard.	Self-storage sheds	Hardware and trade supplies, outdoor sales, showroom, Shop
Wholesale nursery	The use of premises for— (a) the wholesale of plants grown on or next to the premises; or (b) selling gardening materials, if the use is ancillary to the use in paragraph (a).		Bulk landscape supplies, garden centre
Winery	The use of premises for— (a) making wine; or (b) selling wine that is made on the premises.		Rural industry

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SC1.1.1 Defined activity groups

(1) Defined use terms listed in Table SC1.1.2 (Use definitions) are able to be clustered into activity groups.

(2) An activity group listed in column 1 clusters the defined use terms listed in column 2.

(3) An activity group is able to be referenced in Part 5 (Tables of Assessment).

(4) The activity groups listed here are the defined activity groups for the purpose of the Town plan.

Table SC1.1.1.1—Index of defined activity groups

Residential activities Business activities Entertainment activities	Industry activities Community activities Recreation activities	Rural activities Other activities

Editor's note–The grouping of land uses known as 'sensitive land uses', as referenced throughout this Town plan is found in section SC1.2 Administrative terms.

Table SC1.1.1.2—Defined activity groups

Column 1 Activity group	Column 2 Uses
Residential activities	Caretaker's accommodation Community residence Dual occupancy Dwelling house Dwelling unit Home-based business Multiple dwelling Nature-based tourism Non-resident workforce accommodation Relocatable home park Residential care facility Resort complex Retirement facility Rooming accommodation Rural workers accommodation Short-term accommodation Tourist park
Business activities	Adult store Agricultural supplies store Bar Car wash Food and drink outlet Garden centre Hardware and trade supplies Market Office Outdoor sales Sales office Service station Shop Shopping centre Showroom Veterinary services
Entertainment activities	Club Function facility Hotel

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Column 1 Activity group	Column 2 Uses
	Nightclub entertainment facility Theatre Tourist attraction
Industry activities	Bulk landscape supplies Extractive industry High impact industry Low impact industry Marine industry Medium impact industry Research and technology industry Service industry Special industry Transport depot Warehouse
Community activities	Cemetery Child care centre Community care centre Community use Crematorium Detention facility Educational establishment Emergency services Funeral parlour Health care services Hospital Place of worship
Recreation activities	Environment facility Indoor sport and recreation Major sport, recreation and entertainment facility Motor sport facility Outdoor sport and recreation Park
Rural activities	Animal husbandry Animal keeping Aquaculture Cropping Intensive animal industry Intensive horticulture Permanent plantation Roadside stall Rural industry Wholesale nursery Winery
Other activities	Air services Brothel Landing Major electricity infrastructure Outstation Parking station Port services Renewable energy facility Substation Telecommunications facility

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Column 1 Activity group	Column 2 Uses
	Utility installation

SC1.1.2 Industry thresholds

(1) The industry thresholds listed below are to be used in conjunction with the defined use terms listed in Table SC1.1.2.1 (Industry thresholds)—low impact industry, medium impact industry, high impact industry and special industry.

Table SC1.1.2.1—Industry thresholds

Column 1 Use	Column 2 Additional examples include
Low impact industry	1. Repairing and servicing motor vehicles, including mechanical components, radiators, electrical components, wheel alignments, exhausts, tyres, suspension or air conditioning, not including spray painting; 2. Repairing and servicing lawn mowers and outboard engines; 3. Fitting and turning workshop; 4. Assembling or fabricating products from sheet metal or welding steel, producing less than 10 tonnes a year and not including spray painting; 5. Assembling wood products not involving cutting, routing, sanding or spray painting; and 6. Dismantling automotive or mechanical equipment, not including debonding brake or clutch components.
Medium impact industry	1. Metal foundry producing less than 10 tonnes of metal castings per annum; 2. Boiler making or engineering works producing less than 10,000 tonnes of metal product per annum; 3. Facility, goods yard or warehouse for the storage and distribution of dangerous goods not involving manufacturing processes and not a major hazard facility under the *Work Health and Safety Act 2001*; 4. Abrasive blasting facility using less than 10 tonnes of abrasive material per annum; 5. Enamelling workshop using less than 15,000 litres of enamel per annum; 6. Galvanising works using less than 100 tonnes of zinc per annum; 7. Anodising or electroplating workshop where tank area is less than 400 square metres; 8. Powder coating workshop using less than 500 tonnes of coating per annum; 9. Spray painting workshop (including spray painting vehicles, plant, equipment or boats) using less than 20,000 litres of paint per annum; 10. Scrap metal yard (not including a fragmentiser), dismantling automotive or mechanical equipment including debonding brake or clutch components; 11. Manufacturing clay or ceramic products including bricks, tiles, pipes and pottery goods, less than 200 tonnes per annum; 12. Processing, smoking, drying, curing, milling, bottling or canning food, beverages or pet food, less than 200 tonnes per annum; 13. Vegetable oil or oilseed processing in works with a design production capacity of less than 1,000 tonnes per annum; 14. Manufacturing wooden products including cabinet making, joinery and wood working, where producing less than 500 tonnes per annum; 15. Manufacturing medium density fibreboard, chipboard, particle board, plywood, laminated board or wood veneer products, less

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Column 1 Use	Column 2 Additional examples include
	than 250 tonnes per annum; 16. Sawmilling, wood chipping and kiln drying timber and logs, producing less than 500 tonnes per annum; 17. Recycling and reprocessing batteries; 18. Repairing or maintaining boats; 19. Manufacturing substrate for mushroom growing; 20. Manufacturing or processing plaster, producing less than 5,000 tonnes per annum; 21. Recycling or reprocessing tyres including retreading; 22. Printing advertising material, magazines, newspapers, packaging and stationery; 23. Transport depot, distribution centre, contractors depot and storage yard; 24. Manufacturing fibreglass, foam plastic, composite plastic or rigid fibre-reinforced plastic or plastic products, less than 5 tonnes per annum (except fibreglass boats, tanks and swimming pools); 25. Manufacturing PET, PETE, polypropylene and polystyrene plastic or plastic products, less than 10,000 tonnes per annum; 26. Reconditioning metal or plastic drums; 27. Glass fibre manufacture less than 200 tonnes per annum; 28. Manufacturing glass or glass products, where not glass fibre, less than 250 tonnes per annum; 29. Concrete batching and producing concrete products.
High impact industry	1. Metal foundry producing 10 tonnes or greater of metal castings per annum; 2. Boiler making or engineering works producing 10,000 tonnes or greater of metal product per annum; 3. Major hazard facility for the storage and distribution of dangerous goods not involving manufacturing processes; 4. Scrap metal yard including a fragmentiser; 5. Manufacturing clay or ceramic products including bricks, tiles, pipes and pottery goods, greater than 200 tonnes per annum; 6. Processing, smoking, drying, curing, milling, bottling or canning food, beverages or pet food, greater than 200 tonnes per annum; 7. Vegetable oil or oilseed processing in works with a design production capacity of greater than 1,000 tonnes per annum; 8. Manufacturing wooden products including cabinet making, joinery and wood working, producing greater than 500 tonnes per annum; 9. Manufacturing medium density fibreboard, chipboard, particle board, plywood, laminated board or wood veneer products, 250 tonnes or greater per annum; 10. Sawmilling, wood chipping and kiln drying timber and logs, producing greater than 500 tonnes per annum; 11. Manufacturing or processing plaster, producing greater than 5,000 tonnes per annum; 12. Enamelling workshop using 15,000 litres or greater of enamel per annum; 13. Galvanising works using 100 tonnes or greater of zinc per annum; 14. Anodising or electroplating workshop where tank area is 400 square metres or greater; 15. Powder coating workshop using 500 tonnes or greater of coating per annum; 16. Spray painting workshop (including spray painting vehicles, plant, equipment or boats) using 20,000 litres or greater of paint per annum; 17. Treating timber for preservation using chemicals including copper,

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Column 1 Use	Column 2 Additional examples include
	chromium, arsenic, borax and creosote; 18. Manufacturing soil conditioners by receiving, blending, storing, processing, drying or composting organic material or organic waste, including animal manures, sewage, septic sludges and domestic waste; 19. Manufacturing fibreglass pools, tanks and boats; 20. Manufacturing, fibreglass, foam plastic, composite plastic or rigid fibre-reinforced plastic or plastic products, 5 tonnes or greater per annum (except fibreglass boats, tanks and swimming pools); 21. Manufacturing PET, PETE, polypropylene and polystyrene plastic or plastic products, 10,000 tonnes or greater per annum; 22. Manufacturing tyres, asbestos products, asphalt, cement; glass or glass fibre, mineral wool or ceramic fibre; 23. Abattoir; 24. Recycling chemicals, oils or solvents; 25. Waste disposal facility (other than waste incinerator); 26. Recycling, storing or reprocessing regulated waste; 27. Manufacturing batteries; 28. Manufacturing wooden products including cabinet making, joinery, wood working, producing greater than 500 tonnes per annum; 29. Abrasive blasting facility using 10 tonnes or greater of abrasive material per annum; 30. Crematoria; 31. Glass fibre manufacture producing 200 tonnes or greater per annum; 32. Manufacturing glass or glass products, where not glass fibre, less than 250 tonnes per annum; 33. Distilling alcohol in works producing greater than 2,500 litres per annum; and 34. Sugar milling or refining.
Special industry	1. Oil refining or processing; 2. Producing, refining or processing gas or fuel gas; 3. Power station; 4. Producing, quenching, cutting, crushing or grading coke; 5. Waste incinerator; 6. Pulp or paper manufacturing; 7. Tobacco processing; 8. Tannery or works for curing animal skins, hides or finishing leather; 9. Textile manufacturing, including carpet manufacturing, wool scouring or carbonising, cotton milling, or textile bleaching, dyeing or finishing; 10. Rendering plant; 11. Manufacturing chemicals, poisons and explosives; 12. Manufacturing fertilisers involving ammonia; 13. Manufacturing polyvinyl chloride plastic.

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SC1.2 Administrative terms

(1) Administrative terms and definitions assist with the interpretation of the Town plan but do not have a meaning in relation to a use term.

(2) An administrative term listed in Table SC1.2.2—Administrative terms and definitions as per the regulated requirements column 1 has the meaning set out beside that administrative term in column 2 under the heading.

(3) The administrative terms and definitions listed here are the terms and definitions for the purpose of the Town plan.

Table SC1.2.1—Index of administrative terms and definitions

Index for administrative terms and definitions		
Adjoining premises Advertising device Affordable housing Average width Base date Basement Boundary clearance Building height Cultural heritage significance Demand unit Development footprint Domestic outbuilding	Dwelling Essential community infrastructure Gross floor area Ground level Household Minor building work Minor electricity infrastructure Net developable area Non-resident worker Outermost projection Planning assumption Plot ratio	Projection area Secondary dwelling Sensitive land use Service catchment Setback Site Site cover Storey Temporary use Total use area Ultimate development Water netserv plan

Table SC1.2.2—Administrative terms and definitions as per the regulated requirements

Column 1 Administrative term	Column 2 Definition
Adjoining premises	***adjoining premises*** means premises that share a common boundary, including premises that meet at a single point on a common boundary.
Advertising device	***advertising device***— (a) means a permanent sign, structure or other device used, o (b) includes a structure, or part of a building, the primary purp
Affordable housing	***affordable housing*** means housing that is appropriate to the needs of households with low to moderate incomes, if the members of the households will spend no more than 30% of gross income on housing costs.
Average width	***average width,*** of a lot, means the distance, measured in metres, between the midpoint on each side boundary of the lot.
Base date	***base date*** means the date from which the local government has estimated future infrastructure demand and costs for the local government area.
Basement	***basement*** means a space— (a) between a floor level in a building and the floor level that is immediately below it; and (b) no part of which is more than 1m above ground level.
Boundary clearance	***boundary clearance*** means the distance between a building or structure on premises and the boundary of the premises, measured from the part of the building or

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Column 1 Administrative term	Column 2 Definition
	structure that is closest to the boundary, other than a part that is— (a) an architectural or ornamental attachment; or (b) a rainwater fitting. *Examples—* 1. If the fascia of a building is the part of the building that is closest to the boundary, the boundary clearance is the distance between the outside of the fascia and the boundary. 2. If a point on the roof of a building is the part of the building that is closest to the boundary, the boundary clearance is the distance between that point on the roof and the boundary.
Building height	***building height***, of a building, means— (a) the vertical distance, measured in metres, between the ground level of the building and the highest point on the roof of the building, other than a point that is part of an aerial, chimney, flagpole or load-bearing antenna; or (b) the number of storeys in the building above ground level.
Cultural heritage significance	***cultural heritage significance***, means a place or feature of a place, means its aesthetic, architectural, historical, scientific, social or other significance, to the present generation or past or future generations.
Demand unit	***demand unit*** means a unit of measurement for measuring the level of demand for infrastructure.
Development footprint	***development footprint,*** for development, means a part of the premises that the development relates to, including, for example, any part of the premises that, after the development is carried out, will be covered by— (a) buildings or structures, measured to their outermost projection; or (b) landscaping or open space; or (c) facilities relating to the development; or (d) on site stormwater drainage or wastewater treatment; or (e) a car park, road, access track or area used for vehicle movement; or (f) another area of disturbance.
Domestic outbuilding	***domestic outbuilding*** means a non-habitable class 10a building that is— (a) a shed, garage or carport; and (b) ancillary to a residential use carried out on the premises where the building is.
Dwelling	***dwelling*** means all or part of a building that— (a) is used, or capable of being used, as a self-contained residence; and (b) contains— (i) food preparation facilities; and (ii) a bath or shower; and (iii) a toilet; and (iv) a wash basin; and (v) facilities for washing clothes.
Essential community infrastructure	***essential community infrastructure*** includes— (a) emergency services infrastructure

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Column 1 Administrative term	Column 2 Definition
	(b) emergency shelters (c) police facilities (d) hospitals and associated facilities (e) power stations and substations (f) major switch yards (g) communications facilities (h) sewerage treatment plans; and (i) water treatment plants.
Gross floor area	***gross floor area***, for a building, means the total floor area of all storeys of the building, measured from the outside of the external walls and the centre of any common walls of the building, other than areas used for— (a) building services, plant or equipment; or (b) access between levels; or (c) a ground floor public lobby; or (d) a mall; or (e) parking, loading or manoeuvring vehicles; or (f) unenclosed private balconies, whether roofed or not.
Ground level	***ground level*** means— (a) the level of the natural ground; or (b) if the level of the natural ground has changed, the level as lawfully changed.
Household	***household*** means 1 or more individuals who— (a) live in a dwelling with the intent of living together on a long-term basis; and (b) make common provision for food and other essentials for living.
Minor building work	***minor building work*** means building work that increases the gross floor area of a building by no more than the lesser of the following— (a) 50m^2; (b) an area equal to 5% of the gross floor area of the building.
Minor electricity infrastructure	***minor electricity infrastructure*** means development stated in the Planning Regulation 2017, schedule 6 section 26(5).
Net developable area	***net developable area***, for premises, means the area of the premises that— (a) is able to be developed; and (b) is not subject to a development constraint, including, for example, a constraint relating to acid sulfate soils, flooding or slope.
Non-resident worker	***non-resident worker*** means a person who— (a) performs work as part of— (i) a resource extraction project; or (ii) a project identified in a Town plan as a major industry or infrastructure project; or (iii) a rural use; and (b) lives, for extended periods, in the locality of the project, but has a permanent residence elsewhere. *Example of a non-resident worker—a person engaged in fly-in/fly-out, or drive in/drive out, working arrangements*
Outermost projection	***outermost projection***, of a building or structure, means the outermost part of the building or structure, other than a part that is—

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Column 1 Administrative term	Column 2 Definition
	(a) a retractable blind; or (b) a fixed screen; or (c) a rainwater fitting; or (d) an ornamental attachment.
Planning assumption	***planning assumption*** means an assumption about the type, scale, location and timing of future growth in the local government area.
Plot ratio	***plot ratio*** means the ratio of the gross floor area of a building on a site to the area of the site.
Projection area	***projection area*** means a part of the local government area for which the local government has carried out demand growth projection.
Secondary dwelling	***Secondary dwelling*** means a dwelling, whether attached or detached, that is used in conjunction with, and subordinate to, a Dwelling house on the same lot.
Sensitive land use	***sensitive land use*** means— (a) Caretaker's accommodation; or (b) a childcare centre; or (c) a community care centre; or (d) a community residence; or (e) a detention facility; or (f) a Dual occupancy; or (g) a Dwelling house; or (h) a dwelling unit; or (i) an educational establishment; or (j) a health care service; or (k) a hospital; or (l) a hotel, to the extent the hotel provides accommodation for tourists or travellers; or (m) a Multiple dwelling; or (n) non-resident workforce accommodation; or (o) a relocatable home park; or (p) a Residential care facility; or (q) a resort complex; or (r) a Retirement facility; or (s) Rooming accommodation; or (t) rural workers' accommodation; or (u) Short-term accommodation; or (v) a supervised accommodation service; or (w) a Tourist park.
Service catchment	***service catchment*** means an area serviced by an infrastructure network.
Setback	***setback***, for a building or structure, means the shortest distance, measured horizontally, between the outermost projection of the building or structure to the vertical projection of the boundary of the lot where the building or structure is.
Site	***site***, of development, means the land that the development is to be carried out on. *Examples—* 1. If development is to be carried out on part of a lot, the site of the development is that part of the lot. 2. If development is to be carried out on part of 1 lot and part of an adjoining lot, the site of the development is

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Column 1 Administrative term	Column 2 Definition
	both of those parts.
Site cover	***site cover***, of development, means the portion of the site, expressed as a percentage, that will be covered by a building or structure, measured to its outermost projection, after the development is carried out, other than a building or structure, or part of a building or structure, that is— (a) in a landscaped or open space area, including, for example, a gazebo or shade structure; or (b) a basement that is completely below ground level and used for car parking; or (c) the eaves of a building; or (d) a sun shade.
Storey	***storey***— (a) means a space within a building between 2 floor levels, or a floor level and a ceiling or roof, other than— (i) a space containing only a lift shaft, stairway or meter room; or (ii) a space containing only a bathroom, shower room, laundry, toilet or other sanitary compartment; or (iii) a space containing only a combination of the things stated in subparagraph (i) or (ii); or (iv) a basement with a ceiling that is not more than 1m above ground level; and (b) includes— (i) a mezzanine; and (ii) a roofed structured that is on, or part of, a rooftop, if the structure does not only accommodate building plant and equipment.
Temporary use	***temporary use*** means a use that— (a) is carried out on a non-permanent basis; and (b) does not involve the construction of, or significant changes to, permanent buildings or structures.
Total use area	***total use area*** means the sum of all parts of the lot used for a particular use, including any ancillary use, but does not include areas used for: (a) car parking; (b) landscaping; and (c) vehicle manoeuvring. For the purpose of calculating car parking requirements the term included the total floor area and all buildings.
Ultimate development	***ultimate development***, for an area or premises, means the likely extent of development that is anticipated in the area, or on the premises, if the area or premises are fully developed.
Water netserv plan	***water netserv plan*** means a plan adopted by an SEQ service provider, as defined under the *South-East Queensland Water (Distribution and Retail Restructuring) Act 2009*, under section 99BJ of that Act.

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Schedule 2Mapping

SC2.1 Map index

The table below lists any strategic framework, zoning and overlay maps applicable to the Town plan area. Maps relevant to other plans have also been included in SC2.5.

<Insert either of the following statements as relevant:

'Editor's note—Mapping for the LGIP is contained in Schedule 2 of the own plan.'

Table SC2.1.1—Map index

Map number	Map title	Gazettal date
Zone maps		
ZM1	Zoning	29 July 2019
Overlay maps		
OM1	Agricultural	29 July 2019
OM2	Bushfire hazard	29 July 2019
OM3	Flood hazard	29 July 2019
OM4	Heritage	29 July 2019
OM5	Nature environment	29 July 2019
OM6	Regional infrastructure	29 July 2019
OM7	Residential character	29 July 2019
Other plans maps		
AM1	Transport noise corridor and road hierarchy	29 July 2019

SC2.3Zone maps

See over.

SC2.4Overlay maps

See over.

SC2.5Other plans maps

See over.

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Schedule 3 Local government infrastructure plan mapping and supporting material

There is no Local government infrastructure plan in effect.

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Schedule 4 Town plan policies

SC4.1 Town plan policy index

The table below lists all the Town plan policies applicable to the Town plan area.

Table SC4.1.1— Town plan policy index

Development works Town plan policy
Heritage Town plan policy
Natural hazards Town plan policy

SC4.2 Development works Town plan policy

SC4.2.1 Purpose

The purpose of this Town plan policy is to provide guidance to applicants on the required relevant engineering and development works standard drawings, documents, specifications and references that are to be utilised for development.

This policy assists in achieving the objectives of the Development works code.

This Town plan policy applies to assessable development which requires assessment against the Development works code as indicated in acceptable solutions of this code.

Terms used in the Town plan policy are defined in Schedule 1—Definitions.

Documents included in this policy include:

1. Standard drawings and specification for water and wastewater infrastructure and services from the CTM Water Alliance Design and Construction Code.
2. For meeting stormwater management quality objectives, Table A: construction phase- stormwater management design objectives, appendix 2 – Stormwater management design objectives of the State planning policy – July 2017 (as amended).
3. Standard drawings and specifications for stormwater management (quantity), earthworks, road design, and park design from the Institute of Public Works Engineers Australia (https://www.ipwea.org/home).
4. Best Practice Erosion and Sediment Control (as amended 2018) International Erosion Control Association of Australasia (IECA), Picton NSW.
5. The suite of AS2890 Australian Standards relating to parking design and operation.
6. Waste management in accordance with *Local Law No. 8 (Waste Management) 2018.*

SC4.3 Heritage Town plan policy

SC4.3.1 Purpose

The purpose of this Town plan policy is to provide guidance to applicants on the required heritage assessment and information requirements in achieving the objectives of the Heritage overlay code.

This Town plan policy applies to assessable development which requires assessment against the Heritage overlay code.

Terms used in the Town plan policy are defined in Schedule 1—Definitions.

SC4.3.2 Guidelines for preparing a Heritage impact assessment

(1) An appropriately qualified heritage consultant is to prepare the Heritage impact assessment.

(2) The Heritage impact assessment is to address:

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(a) a description of the current features and conditions of the site;

(b) an assessment of the heritage values and features of the site using the relevant citations in Schedule 5 of this Town plan and other relevant historical sources of information; and

(c) where and how the proposed development will impact the heritage features and values of the site;

(d) what mitigation measures are proposed to ensure heritage values and features of the site are maintained. This may require a Heritage management plan for development and works within a heritage place or Archaeological management plan for development and works within a heritage place where known or potential archaeological deposits exist.

(3) The Heritage impact assessment is to be based on the objectives and processes of the ICOMOS Charter for the Conservation of Places of Cultural Heritage Significance (*Burra Charter 2013)* or subsequent versions.

SC4.3.3 Guidelines where Operational works where an Advertising device

(1) This section of the Policy provides specific guidelines for development where involving an Advertising device in responding to Acceptable outcome AO1 of the Heritage overlay code.

(2) SC4.3.3 applies to the erection of any advertising device on land in the Centre zone where also included in the Heritage overlay mapping OM5.

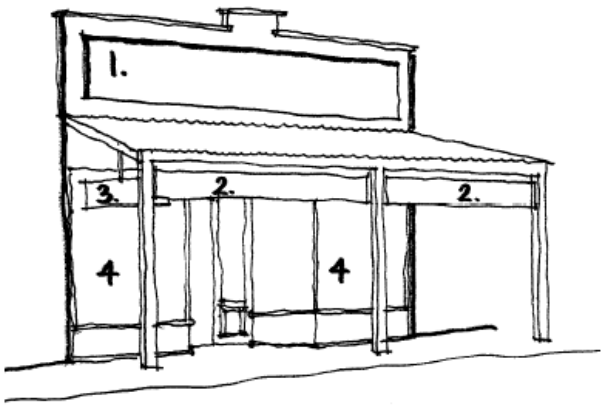
(3) SC4.3.3 is to be also read in conjunction with Subordinate Local Law No. 1.4 (Installation of Advertising Devices) 2011

SC4.3.3.1 Objectives

To ensure the historic character of the City is protected through complimentary assessment provisions to control the visual appearance of advertising devices in the City's commercial centre. The overriding principle is that advertising devices and signage should not dominate the building or streetscape in size, colour or form. Buildings should be recognisable as a building with a colour scheme and signage attached rather than the building being represented as a sign.

SC4.3.3.2 Requirements for existing historic character buildings and new buildings

Advertising devices shall be limited to four parts of any building. All of the advertising devices on a building shall be designed as an integrated package with consistent colours, fonts and appearance. The four parts of the building are identified in the drawing below and described in sections SC4.3.3.2.1 – SC4.3.3.2.4.



SC4.3.3.2.1 Parapet advertising devices

Location: To be located on a portion of the parapet which respects the existing architecture of the parapet. Architectural details of the building are not to be concealed

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by advertisements. Advertising devices may be painted on or fixed to the parapet. Advertising devices should not be hung at right angles to the parapet.

Size: To cover a maximum of one quarter of the total parapet area above the awning.

Materials: Painted or non-illuminated signs are acceptable. Some neon may be acceptable provided it satisfies the other criteria.

Colour: The colour scheme for the advertisement should compliment the existing colour scheme of the building. Corporate logos or colours for the advertising device may be used provided they do not dominate the building or streetscape.

SC4.3.3.2.2 Awning fascia advertising devices

Location: Advertising devices on awning fascias should be located along the front edge of the awning between the posts. Advertising devices should be fitted between the existing posts and should not conceal the posts from the view of the street. No advertisement should be hung below the fascia or above the line of the gutter, awning or roof in any way.

Size: The size of the advertising device should be dictated by the size of the existing fascia.

Materials: Painted or non-illuminated signs are acceptable.

Colour: The colour scheme for the advertising device should complement the existing colour scheme of the building. Corporate logos or colours for the advertising device may be used provided they do not dominate the building or streetscape.

SC4.3.3.2.3 Advertising devices hung below the awning

Location: Advertising devices below awnings should be hung from the awning structure in a 'shingle' style perpendicular to the existing building.

Size: The size of the advertising device should fit within the area below the awning to a minimum height not lower than the bottom of the awning and of a height not to be a danger to pedestrians.

Materials: Painted or illuminated signs are acceptable.

Colour: The colour scheme for the advertising device should complement the existing colour scheme of the building. Corporate logos or colours for the advertising device may be used provided they do not dominate the building or streetscape.

SC4.3.3.2.4 Advertising devices on the glass Shopfront

Location: Advertising devices may be applied to the glass panels of Shopfronts provided they do not block the view from the street into the Shops.

Size: Signs are to cover no more than 50% of the glass area.

Materials: Stickers or hand-painted signs may be used. Neon signs may be hung behind the glass.

Colour: The colour scheme for the advertising device should complement the existing colour scheme of the building. Corporate logos or colours for the advertising device may be used provided they do not dominate the building or streetscape.

Additional advertising devices may be allowed on the masonry section of facades adjacent to glass Shopfronts or on other parts of the building provided the overall advertisement scheme does not dominate the building or streetscape and respects the architectural features of the building.

SC4.3.3.3 Other advertising devices

Developments which are setback from the street may be allowed to provide one freestanding post supported advertising device on the property. This advertising device will be assessed on its capacity not to dominate the streetscape subject to Council approval.

Location: Advertising devices may be located between buildings and the front alignment.

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Size: The maximum size is a total height of 4m with the sign element being a maximum height of 1.5m and a maximum width of 1m.

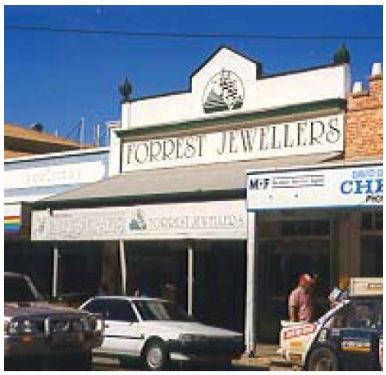
Materials: These advertising devices may be illuminated, neon or a painted type.

Colour: The colour scheme for the advertising device should complement the existing colour scheme of the building. Corporate logos or colours for the advertising device may be used provided they do not dominate the building or streetscape.

SC4.3.3.4 Examples of acceptable advertising devices and signage

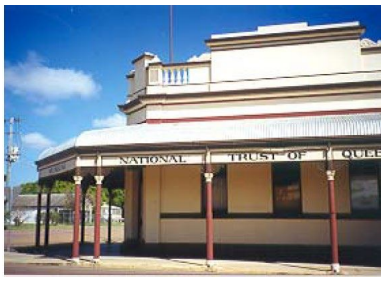
Examples of acceptable advertising devices and signage have been provided here to assist in preparing a design for historic character buildings. All of these examples would comply with SC4.3.3 of this Town plan policy.

This signage is a part of the colour scheme for the building. The architectural features of the façade are highlighted in a dark green and the wording for the signage fits well into the space on the parapet. The fascia sign co-ordinates with the overall signage and building colours and does not dominate the building or the streetscape.



This signage is simple and allow the architectural features of the building to dominate. It shows that signage does not have to cover every part of a façade to be effective. The pedimented section in the centre has been used for a graphic of Henry Lawson. The advertising reflects contemporary design with the inclusion of font styles which may have been used last century.

The signage for this building is limited to the awning fascia zone of the building. The colour scheme for the signage is the same as the colour scheme. The lettering is simple and effective and does not dominate the building. The lettering style is a traditional font in a sans serif.



This is a commercial business which uses signage to convey the name of the business and the activities carried out by the business. The signage is in the same colours as the building. The signage is placed on the parapet and the fascia awning. While the lettering is quite large the use of a dark letter on a light background reduces its dominance. The awning posts have been retained and highlighted and are not covered over by the signage.

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The architectural features of the building are incorporated into the design of the signage system.

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SC4.4 Natural hazards Town plan policy

The Town plan policies are made under Chapter 2, Part 3 of the Planning Act 2016. Terms used in the Town plan policy are defined in Schedule 1—Definitions.

The table below lists all the Town plan policies applicable to the Town plan area.

Table SC4.4.1— Town plan policy index

Bushfire hazard Town plan policy
Flood hazard Town plan policy
Landslide hazard Town plan policy

SC4.4.1 Bushfire hazard Town plan policy

SC4.4.1.1Purpose

The purpose of the Town plan policy is to:

(1) provide guidance in achieving the outcomes of the Bushfire hazard overlay code; and

(2) provide information and guidance relating to the preparation of a bushfire hazard assessment and bushfire management plan.

SC4.4.1.2 Application

This Town plan policy applies to development which requires assessment against the Bushfire hazard overlay code.

SC4.4.1.3 Town plan policy details

Bushfire hazard areas (BHAs) are those areas that have been identified as being subject to potential bushfire hazard. A detailed site-specific assessment is required to verify the potential level of bushfire hazard on a subject site.

BHAs to which the Bushfire hazard overlay code and this Town plan policy apply, are identified on the Bushfire overlay map OM4.

SC4.4.1.4 Preparing a bushfire hazard assessment

(1) A bushfire hazard assessment is to be undertaken:

- (a) in accordance with the *Australian Standard AS3959 - 2009: Construction of buildings in bushfire prone areas* ***and the*** State planning policy and any supporting guidelines; and
- (b) by an appropriately qualified and experienced person.

(2) A bushfire hazard assessment is to:

- (a) identify the name and qualifications or experience of the person(s) preparing the assessment;
- (b) describe the development in relation to the location and extend of the bushfire hazard in relation to any storage of dangerous or hazardous goods on site;
- (c) details of existing vegetation, including slope and aspect characteristics of the site;
- (d) details of climatic conditions that influence bushfire patterns and intensity; and
- (e) details of existing bushfire records and local knowledge.

SC4.4.1.5 Preparing a Bushfire Management plan

A Bushfire management plan must include the following:

(1) identification of proposed mitigation measures to reduce the risk of bushfire hazard;

(2) identification of the key factors such as vegetation type, slope and aspect that may limit mitigation options, location of evacuation routes and/or safety zones;

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(3) an assessment of the specific risk factors associated with the proposed development, including the nature of activities associated with the use, numbers and types of persons likely to be present, particular warning and/or evacuation requirements; and

(4) a plan for mitigating the bushfire risk, including:

(a) proposed development site layout, indicating access and boundaries;
(b) building locations or building envelopes;
(c) firebreaks and buffers;
(d) landscaping treatments;
(e) warning and evacuation procedures and routes;
(f) firefighting requirements including infrastructure;
(g) any other specific measures such as external sprinkler systems and alarms;
(h) purchaser/resident education and awareness programs;
(i) ongoing maintenance and response awareness programs; and
(j) a description of the control measures.

SC4.4.2 Flood Town plan policy

SC4.4.2.1 Purpose

The purpose of the Town plan policy is to:

(1) provide guidance in achieving the outcomes of the Flood hazard overlay code; and

(2) provide information and guidance relating to the preparation of a flood hazard assessment report.

SC4.4.2.2 Application

This Town plan policy applies to development which requires assessment against the Flood hazard overlay code.

SC4.4.2.3 Town plan policy details

The flood hazard areas to which the Flood hazard overlay code and this Town plan policy apply, are identified on the Flood hazard overlay map OM8.

Flood risk must have regard to flow depth and velocity, rate of flood level rise and the duration of the inundation.

SC4.4.2.4 Preparing a flood hazard assessment

(1) A flood hazard assessment is to be undertaken:

(a) in accordance with the *AS/NZS ISO 31000: 2009 Risk management—Principles and guidelines* ***and the*** State planning policy and supporting guidelines; and
(b) by a Registered Professional Engineer Queensland or equivalent with experience in flood management.

(2) A flood risk assessment is to:

(a) identify an assessment of the specific risk factors associated with the proposed development, including the numbers and types of persons likely to be present;
(b) analysis of flood velocity, depth and hydraulic hazard which may affect the proposed development during a flood event;
(c) details of the location and extent of the flood hazard in relation to any storage of dangerous or hazardous goods on site;
(d) identify the location of buildings, waterway corridors and relevant flood hydraulic hazard areas on site;
(e) identify the location and details of underground stormwater infrastructure, open drainage channels or overland flow paths;
(f) provide a catchment plan detailing internal and external drainage catchments;

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(g) detail the flood modelling used as a basis for the flood study to compare existing and proposed flood inundation extents as a result of development;
(h) identify earthwork plans for any flow path modifications proposed by the development; and
(i) location of waterway corridors and relevant flood hydraulic hazard areas.

SC4.4.2.5 Preparing a flood emergency management plan

(1) A Flood emergency management plan is a strategy to mitigate the residual risk from flooding and may be required to be included as part of a detailed flood hazard assessment depending of the level of flood risk or hazard.

(2) The Flood emergency management plan is to:

(a) describe the nature, size, characteristics and built form of the development, including identification of the asset or use life;
(b) provide a plan of the proposed development indicating evacuation routes and assembly areas (where relevant);
(c) identify triggers where the evacuation plans and other emergency flood management measures are to be implemented;
(d) detail relevant emergency signage to be incorporated in the building design;
(e) detail any procedures required to manage evacuation;
(f) identify contact numbers of relevant local emergency services; and
(g) provide a quantitative assessment of risk and risk-reduction factors of the relevant flood hazard.

SC4.4.3 Landslide hazard Town plan policy

SC4.4.3.1 Purpose

The purpose of the Town plan policy is to:

(1) provide guidance in achieving the outcomes of the Rural zone code; and

(2) provide information and guidance relating to the preparation of a site-based assessment and Landslide risk management plan.

SC4.4.3.2 Application

This Town plan policy applies to development which requires assessment against the Rural zone code.

SC4.4.3.3 Town plan policy details

A site based assessment and Landslide risk management plan aims to assess and appropriately mitigate any vulnerability to landslip, erosion and land degradation associated with a development to appropriately protect people and property from this hazard.

The landslide hazard areas to which the Rural zone code and this Town plan policy apply, are identified as land with a slope greater than 15%.

SC4.4.3.4 Preparing a site based assessment and landslide risk management plan

(1) A geotechnical assessment is to be undertaken:

(a) in accordance with the *Landslide Risk Management Guidelines* in *Australian Geomechanics, Volume 42, No. 1 March 2007* ***and the*** State planning policy and any supporting guidelines; and
(b) by a Registered Professional Engineer Queensland or equivalent who practices in the field of geotechnical engineering or has experience in landslide mitigation.

(2) The site based assessment and Landslide risk management plan is to:

(a) detail the proposed development and site conditions, including surface and sub-surface materials, slope and natural features;
(b) detail the history of slope instability, including the occurrence of previous landslides on the site or adjoining land;
(c) details of groundwater and surface drainage patterns on site and off site;
(d) provide a geotechnical assessment of the development on land stability;

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(e) identify impact of landslides on or near the site affecting the proposed development and the calculated risk to life and property; and
(f) outline mitigation strategies or measures required to avoid or minimise risks of instability on the site and adjoining the site.

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Schedule 5 Cultural heritage statement of significance

Local heritage places across the Charters Towers Region are protected through the provisions of the Town plan via the strategic framework and the heritage overlay code. In interpreting each place, a statement of local cultural heritage significance has been prepared using a themes-based approach using the Department of Environment and Science's Assessment Cultural Heritage Significance: Using the Cultural Heritage Criteria (2013). These themes relate specifically to the Charters Towers Region and are detailed below.

Table SC5.1.1—Place based themes for the Charters Towers Region

Theme reference	Theme
A	The place being a Dwelling house is constructed generally between the period of 1880 to 1915 demonstrating an original example of late colonial to federation and pre-world war one building design. The design of the place is constructed with a siting, built form and of materials that represent a Gabled-roofed cottage, Pyramid-roofed house, Short-ridged roof house with encircling verandas, Bungalow-roofed house or Asymmetrical bungalow-roof house. 216-218 Gill Street Charters Towers City 4820 12 Churchill Street Richmond Hill 4820
B	The place is important to interpreting the influence the Gold Rush era during the late 1800s. The place contributes to the engineering, construction and scientific advancements of mineral extraction in particular gold. 83-85 Mosman Street Charters Towers City 4820 87-89 Mosman Street Charters Towers City 4820
C	The place is important to interpreting the influence the Second World War movement had to the Region. The place contributes to former military defence training and infrastructure required for the advancement of Australia within the Second World War. 7 Harris Lane Queenton 4820 8 Harris Lane Queenton 4820
D	The place is important in demonstrating the administrative, cultural, religious, commercial or societal evolution and settlement pattern of the Charters Towers Region particularly between the period of 1880 to 1910.

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Theme reference	Theme	
	151 Mosman Street Lissner 4820	13 Miner Street Charters Towers 4820

Table SC5.1.2—Statements of significance for local heritage places

Editor's note–The letter references listed in the Theme(s) column in the table below refers to the place based themes in Table SC5.1.1.

Place name	Real property description	Address	Theme(s)
Butler's Residence	46GS1066	34 Railway Street	A
State High School	240DV702	97-113 Towers Street	D
Mine Shaft	1CP849622	103-107 Hodgkinson Street	B
Dwelling	12MPH13922	68 Hodgkinson Street	A
Old Police Lock-up	10CT18282	20-22 Hodgkinson Street	D
Ross's Building	1GTP70149 2GTP70149 3GTP70149	9 Gill Street	D
Ackers Building	1RP700200 3RP700200	23-31 Gill Street	D
Red Arcade	3RP735588 2RP735588 1RP735588	57-61 Gill Street	D
Regent Theatre	1RP708332 807CT1824	67-69 Gill Street	D
Northern Miner	808CT1824	73 Gill Street	D
Shops (Masonic Lodge)	809CT1824	77 Gill Street	D
Olympia Theatre	811CT1824	85 Gill Street	D
MU Hall	812CT1824	89-95 Gill Street	D
Wheeler's House	238CT1824	133 Gill Street	A
Morgue (1885) Morgue (1904) Operating Theatre (1899) Open Air Ward (1923) Baby Clinic (1927)	1CT1826	135-139 Gill Street	D
Dwelling	2RP734952	147 Gill Street	A
Dwelling	1RP731409	149 Gill Street	A
Dwelling	2RP716569	149 Gill Street	A
Siemon's Store	6CT18223 7CT18223	161-165 Gill Street	D
Davy - Blacksmith	2MPH21643	177 Gill Street	D
Blue Store	274DV707	187-191 Gill Street	D
Blue Store	278MPH32296	187-191 Gill Street	D
Blue Store	274DV707	187-191 Gill Street	D
Queenton Store	3MPH1571	280-286 Gill Street	D
Dwelling	1MPH1381	272-274 Gill Street	A
Store	1MPH31031	256 Gill Street	D
Butcher	1MPH34669	244-246 Gill Street	D
A.J. Andrews Store	25SP205597	220-222 Gill Street	D
Cummins & Campbell	14CT18233	190-192 Gill Street	D

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Place name	Real property description	Address	Theme(s)
Store			
Church of England	13CT18233 12CT1823	182-186 Gill Street	D
Foxlee's Store	9CT18214	172 Gill Street	D
Smith's Building	11CT18214	158-162 Gill Street	D
Excelsior Library	914CT1824	130-132 Gill Street	D
Arida's Building	1RP732011	126-128 Gill Street	D
Court House Hotel	2RP732011	120-124 Gill Street	D
Wyatt & Gates	1RP717585 2RP717585 2RP707638	114-118 Gill Street	D
Cato Oyster Salon	1RP707638	112 Gill Street	D
Caledonian House	910CT1824	108-110 Gill Street	D
Thos Taylor - Cabinetmaker	32RP745526	100 Gill Street	D
Tredrea's Shop	2RP700209	96-98 Gill Street	D
Dunsford's Store	31RP745527	88-90 Gill Street	D
Victory Cafe	1RP714205	84 Gill Street	D
Fairest Frock Salon	2RP714205	82 Gill Street	D
Ross's Building	3RP714205 5RP714205 6RP714205	72-74 Gill Street	D
Shop	1RP700207	68 Gill Street	D
Holliman & Co	2RP731410 3RP700203 4RP700205	66 Gill Street	D
Confectionery Shop	2RP700203	58 Gill Street	D
London Chartered Bank of Australia	1RP700202 1RP700205	52-56 Gill Street	D
Carse & Lauther Arcade	902CT1824	48-50 Gill Street	D
Old Bank of NSW	519CT1824	34-36 Gill Street	D
Gofton's Cycles	2RP707505 3RP707505	30-32 Gill Street	D
Cunningham's News Agency	1RP707505	28 Gill Street	D
Cash & Carry Store	3RP708291	26 Gill Street	D
Waddell Pharmacy	2RP708291	24 Gill Street	D
Siemon's Cash Store	1RP708291	22 Gill Street	D
Old Church of Christ – Presbystrian Church	127CT1824	27 Ryan Street	D
Showgrounds	1CT182102	2-8 Show Street	D
St Mary's College	509CT18219 510CT18219 511CT18219 512CT18219 513CT18219 514CT18219	59-69 Mary Street	D
Dwelling	52CT18232 51CT18232	13 Anne Street	A
Lutheran Church Manse	57CT18232	23 Anne Street	A
Dwelling	3MPH20422	33 Anne Street	A
Phoenix Hotel	1MPH20861	41 Anne Street	D
Dwelling (Retreat)	1RP731189	4 Church Street	A
Dwelling	36CT18232	28 Anne Street	A
Gas Works	234DV630	17-21 Mill Street	B
St Patrick Hotel	1MPH20745	32-36 Mill Street	D
ANA Hall	2MPH21461 2RP700238	36 Deane Street	D

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Place name	Real property description	Address	Theme(s)
	1RP700239		
Husband's Motors	2RP700241	32-34 Deane Street	D
Miner's Cottage	2RP700200	26 Deane Street	A
Park Hotel	22RP804190	1 Mosman Street	D
Dwelling	1MPH1299	46 Church Street	A
Drill Hall	1RP731791	20-24 Church Street	D
George Ellis Surgery	2RP731189	2 Church Street	D
Kate Joncour's House	5RP700245	55 Boundary Street	A
Dwelling	2RP702013	3-5 Bow Street	A
McCallum / Ineson Building	2RP715159	28 Bow Street	D
Printer	2RP708318 3RP708318	26 Bow Street	D
Waverley Hotel	1RP726134 3RP745520 55CT18220	19-25 Mosman Street	D
Surgeon Butcher & Meteor Motors	2RP700188 411CT1824	57-61 Mosman Street	D
Mining Agency	1RP708318	83-85 Mosman Street	B
Miners' Accident Assoc.	1RP715159	87-89 Mosman Street	D
ATC (Horticultural Hall)	1RP708357 506RP895507 504CT1824	101-105 Mosman Street	D
Chicago Warehouse	4RP720880	129 Mosman Street	D
Club House Hotel	2RP700196 601CT1824	131 Mosman Street	D
Commercial Hotel	1RP745528 606CT1824 2CT1824	151-155 Mosman Street	D
St Paul's Playhouse	2RP724106	156-160 Mosman Street	D
Royal Hotel	301CT1824	100-106 Mosman Street	D
Prince of Wales Hotel	114CT1824 115CT1824	96-98 Mosman Street	D
AB Bright Exchange	111CT1824	84 Mosman Street	B
Union Bank	107CT1824	74 Mosman Street	D
City Hall	105CT1824 106CT1824	72 Mosman Street	D
Edmeade's Park	104CT1824	68 Mosman Street	D
Old Commonwealth Bank Building	103CT1824	64-66 Mosman Street	D
Buckland's Building	201CT1824	56 Mosman Street	D
Dwelling	2MPH1215	3 Mexican Street	A
Brilliant Hotel	1MPH21645	62 High Street	D
Dwelling	2RP718673	28 Elizabeth Street	A
Significance related to ex-Grand Secret tennis courts	4MPH13541	69 Cambridge Street	D
Dwelling	1MPH20419	12 Oxford Street	A
Dwelling	1MPH34007	40 King Street	A
Dwelling	1MPH920	43 King Street	A
Dwelling	1MPH20409	28 Bellevue Street	A
Dwelling	11MPH20370	98 Hackett Terrace	A
Dwelling	7MPH20370	96 Hackett Terrace	A
Dwelling (Mt Alma)	5MPH20370	92 Hackett Terrace	A
Old Methodist Church	1CT18286	60 Hackett Terrace	D
Mt Carmel College	1RP742961	6-8 Hackett Terrace	D
Dwelling	10MPH20669	24 Plant Street	A
Dwelling	5MPH20383	55 Plant Street	A
Dwelling	1MPH20888	55 Plant Street	A

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Place name	Real property description	Address	Theme(s)
Dwelling	1MPH1289	13 Millchester Road	A
WW2 Igloo	677SP115189	8 Harris Lane	C
Dwelling	1MPH20381	88 Millchester Road	A
Queenton Post Office	6RP707261	8 Millchester Road	D
Strong Room	1DV617	35 Deanes Road	B
Fuel Depot WW2	3SP148693	7 Harris Lane	C
Fuel Depot WW2	1RP901157	3-9 Norman Dungavell Drive	C
Dwelling	1MPH21511	17-19 Norman Dungavell Drive	A
Woollen Mill	1MPH21569	7 New Queen Road	D
Shop (A.E. Sellars – Carrier)	1MPH21392	3 Enterprise Road	D
Enterprise Mill	18SP108016	Enterprise Road	B
Church	1MPH1262	25 York Street	D
York Street Methodist Church	2MPH31787	35 York Street	D
Butcher Shop	1MPH1217	41 York Street	D
Shop	2MPH30687	85 York Street	D
Pioneer Cemetery	259CT1822	2-32 North Street	D
Dwelling	1MPH30356	26 Armstrong Road	A
Dwelling	1MPH1155	7 Farrelly Street	A
Dwelling	1MPH1293	15 Oliver Street	A
Dwelling (Day Dawn)	1SP108211	22 Day Dawn Road	A
Dwelling	1MPH20868	57 Dalrymple Road	A
Lynd Cemetery	218C8220	32-62 Lynd Highway	D
Dwelling (Tower Villa)	2RP732069	12 Churchill Street	A
Dwelling	1RP712773	16 Churchill Street	A
Dwelling (Samuel Allen & Sons)	2MPH33827	42 Gordon Street	A
Dwelling (Old Church of England)	17RP835587	25 Gordon Street	D
Advent House	15RP835587	29 Gordon Street	A
Richmond Hill House	190DV546	2 Burdekin Street	A
Airport	5SP113252	1-13 MacPherson Street	C
WW2 Bore Sight Range - Airport	2RP724021	1-13 MacPherson Street	C
Dwelling	2MPH40276	13 Davies Street	A
Dwelling	2MPH13681	9 Wilson Street	A
Old Brewery	22CT18267	11-27 Duman Road	D
All Souls' School	1MPH40482	1-59 Flinders Highway	D
Significance related to remnants of Fair Rosamond Mill	23CP855246	149 Palmer Road	B
Dwelling	2MPH1527	4 Craven Street	A
Dwelling	1MPH21553	7 Enterprise Road	A
Dwelling	4MPH21553	9 Enterprise Road	A
Dwelling	3MPH21553	11 Enterprise Road	A
Dwelling	2MPH1251	6 Enterprise Road	A
Dwelling	1MPH1690	6 Victory Street	A
Dwelling	2MPH1690	4 Victory Street	A
Dwelling	3MPH1690	2 Victory Street	A
Dwelling	1MPH1374	5 York Street	A
Dwelling	3MPH1374	7 York Street	A
Dwelling	2MPH1374	9 York Street	A
Dwelling	1MPH1377	15 York Street	A
Dwelling	3MPH1377	17 York Street	A
Dwelling	2MPH1506	29 York Street	A

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Dwelling	1MPH1506	31 York Street	A
Dwelling	1MPH13749	39 York Street	A
Dwelling	1MPH34841	43 York Street	A
Dwelling	7MPH13749	49 York Street	A
Dwelling	5MPH13749	57 York Street	A
Dwelling	1MPH1272	59 York Street	A
Dwelling	2MPH1625	61 York Street	A
Dwelling	1MPH314	63 York Street	A
Dwelling	2MPH20910	73 York Street	A
Dwelling	1MPH21370	77-79 York Street	A
Dwelling	2MPH1554	76 York Street	A
Dwelling	1MPH21651	70 York Street	A
Dwelling	11MPH13746	68 York Street	A
Dwelling	98RP911813	58-62 York Street	A
Dwelling	1MPH853	56 York Street	A
Dwelling	1MPH1371	54 York Street	A
Dwelling	2MPH1272	52 York Street	A
Dwelling	1MPH1427	48 York Street	A
Dwelling	1MPH30473	42 York Street	A
Dwelling	3MPH21197	26 York Street	A
Dwelling	2MPH1638	22 York Street	A
Dwelling	4MPH1513	20 York Street	A
Dwelling	1MPH1513	18 York Street	A
Dwelling	1MPH33416	8 York Street	A
Dwelling	4MPH1690	1 Sadds Lane	A
Dwelling	1MPH21649	3 Sadds Lane	A
Dwelling	2MPH1527	4 Craven Street	A
Dwelling	2MPH21649	5 Sadds Lane	A
Dwelling	2MPH1513	11 Sadds Lane	A
Dwelling	3MPH1513	13 Sadds Lane	A
Dwelling	1MPH21197	15 Sadds Lane	A
Dwelling	3MPH1519	23 Sadds Lane	A
Dwelling	1MPH31408	31 Sadds Lane	A
Dwelling	2MPH1650	51 Sadds Lane	A
Dwelling	1MPH1650	53 Sadds Lane	A
Dwelling	1MPH1327	13 Bluff Road	A
Dwelling	1MPH1491	22 Bluff Road	A
Dwelling	1MPH13612	6 Bluff Road	A
Dwelling	4MPH13612	13 Armstrong Road	A
Dwelling	5MPH13738	30 Armstrong Road	A
Dwelling	1MPH13582	28 Armstrong Road	A
Dwelling	2MPH13716	10 Armstrong Road	A
Dwelling	1MPH40282	8 Armstrong Road	A
Dwelling	1MPH20514	18 Phillipson Road	A
Dwelling	1MPH20579	6 Phillipson Road	A
Dwelling	1MPH596	12 Tram Street	A
Dwelling	2MPH1697	2 Tram Street	A
Dwelling	2MPH13678	19 Pyrites Road	A
Dwelling	1MPH21485	1 Pyrites Road	A
Dwelling	1MPH34895	11 Oliver Street	A
Dwelling	2MPH20812	17 Oliver Street	A
Dwelling	5MPH13678	21 Webster Street	A
Dwelling	1MPH1274	13 Brown Street	A
Dwelling	3MPH13678	14 Brown Street	A
Dwelling	1MPH1173	32 Day Dawn Road	A
Dwelling	1MPH1734	28 Day Dawn Road	A
Dwelling	1MPH21663	26 Day Dawn Road	A
Dwelling	1MPH1782	20 Day Dawn Road	A

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Place name	Real property description	Address	Theme(s)
Dwelling	1MPH33602	14 Paull Street	A
Dwelling	3MPH1372	9 Rainbow Road	A
Dwelling	225CP860299	11 Rainbow Road	A
Dwelling	1MPH20749	13 Rainbow Road	A
Dwelling	2MPH1613	27 Rainbow Road	A
Dwelling	1MPH13744	30 Rainbow Road	A
Dwelling	5MPH13744	28 Rainbow Road	A
Dwelling	1MPH20812	14 Rainbow Road	A
Dwelling	6MPH13746	4 Rainbow Road	A
Dwelling	2MPH21763	19 Baker Street	A
Dwelling	2MPH21812	23 Baker Street	A
Dwelling	1MPH747	42 Dalrymple Road	A
Dwelling	2MPH21649	5 Sadds Lane	A
Dwelling	2MPH1513	11 Sadds Lane	A
Dwelling	3MPH1513	13 Sadds Lane	A
Dwelling	1MPH21197	15 Sadds Lane	A
Dwelling	3MPH1519	23 Sadds Lane	A
Dwelling	1MPH31408	31 Sadds Lane	A
Dwelling	2MPH1650	51 Sadds Lane	A
Dwelling	1MPH1650	53 Sadds Lane	A
Dwelling	1MPH21541	23 Dalrymple Road	A
Dwelling	1MPH1580	25 Dalrymple Road	A
Dwelling	2RP700263	18 Churchill Street	A
Dwelling	41RP747460	46 Gordon Street	A
Dwelling	25RP840971	8 St Gabriels Close	A
Dwelling	10DV835586	32 Prior Street	A
Dwelling	9RP835587	30 Prior Street	A
Dwelling	8RP835587	28 Prior Street	A
Dwelling	2MPH1582	27 Prior Street	A
Dwelling	8RP854066	35 Prior Street	A
Dwelling	6MPH13531	15 Burdekin Street	A
Dwelling	1RP846913	10 Davies Street	A
Dwelling	1MPH40276	11 Davies Street	A
Dwelling	1MPH20562	21 Davies Street	A
Dwelling	1MPH1430	2 Gauvin Street	A
Dwelling	2MPH13743	15 Black Jack Road	A
Dwelling	5MPH13681	22 Black Jack Road	A
Dwelling	1MPH21541	23 Dalrymple Road	A
Dwelling	1MPH1580	25 Dalrymple Road	A
Dwelling	2RP700263	18 Churchill Street	A
Dwelling	41RP747460	46 Gordon Street	A
Dwelling	25RP840971	8 St Gabriels Close	A
Dwelling	10DV835586	32 Prior Street	A
Dwelling	9RP835587	30 Prior Street	A
Dwelling	8RP835587	28 Prior Street	A
Dwelling	2MPH1582	27 Prior Street	A
Dwelling	8RP854066	35 Prior Street	A
Dwelling	6MPH13531	15 Burdekin Street	A
Dwelling	1RP846913	10 Davies Street	A
Dwelling	1MPH40276	11 Davies Street	A
Dwelling	1MPH20562	21 Davies Street	A
Dwelling	1MPH1430	2 Gauvin Street	A
Dwelling	2MPH13743	15 Black Jack Road	A
Dwelling	5MPH13681	22 Black Jack Road	A
Dwelling	1MPH21541	23 Dalrymple Road	A
Dwelling	1MPH1580	25 Dalrymple Road	A
Dwelling	2RP700263	18 Churchill Street	A
Dwelling	41RP747460	46 Gordon Street	A

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Place name	Real property description	Address	Theme(s)
Dwelling	25RP840971	8 St Gabriels Close	A
Dwelling	10DV835586	32 Prior Street	A
Dwelling	9RP835587	30 Prior Street	A
Dwelling	8RP835587	28 Prior Street	A
Dwelling	2MPH1582	27 Prior Street	A
Dwelling	8RP854066	35 Prior Street	A
Dwelling	1MPH33996	49 Racecourse Road	A
Dwelling	22RP804379	57 Racecourse Road	A
Dwelling	1MPH31336	63 Racecourse Road	A
Dwelling	48RP849620	65 Racecourse Road	A
Dwelling	1MPH1708	12 Paradise Street	A
Dwelling	2MPH1708	10 Paradise Street	A
Dwelling	2MPH13976	6 Paradise Street	A
Dwelling	2MPH34784	2 Paradise Street	A
Dwelling	1MPH1408	13 Aplin Street	A
Dwelling	1MPH13611	22 Aplin Street	A
Dwelling	1MPH40494	19 Millchester Road	A
Dwelling	1MPH21437	23 Millchester Road	A
Dwelling	1MPH33644	29 Millchester Road	A
Dwelling	1MPH35460	31 Millchester Road	A
Dwelling	1MPH21567	51 Millchester Road	A
Dwelling	17RP859196	57 Millchester Road	A
Dwelling	2RP884320	59A Millchester Road	A
Dwelling	1MPH20510	77 Millchester Road	A
Dwelling	1MPH1281	79 Millchester Road	A
Dwelling	1MPH13715	83 Millchester Road	A
Dwelling	1MPH1535	62 Millchester Road	A
Dwelling	1MPH21418	44 Millchester Road	A
Dwelling	1MPH1440	42 Millchester Road	A
Dwelling	1MPH20939	30 Millchester Road	A
Dwelling	1MPH1435	26 Millchester Road	A
Dwelling	1M1753	24 Millchester Road	A
Dwelling	1RP702024 2RP702024	20 Millchester Road	A
Dwelling	4M1753	18 Millchester Road	A
Dwelling	1MPH21374	6 Millchester Road	A
Dwelling	2MPH21374	4 Millchester Road	A
Dwelling	1MPH21304	10 Bray Street	A
Dwelling	1DV840894	13 Kellys Road	A
Dwelling	86DV747	10 Harris Lane	A
Dwelling	1MPH21623	21 Sayers Street	A
Dwelling	1MPH31485	25 Sayers Street	A
Dwelling	1MPH1481	9 Craven Street	A
Dwelling	1/MPH1238	10 Cunningham Street	A
Dwelling	2MPH1325	22 Craven Street	A
Dwelling	2MPH21555	16 Craven Street	A
Dwelling	8MPH21553	12 Craven Street	A
Dwelling	6MPH21553	8 Craven Street	A
Dwelling	2DV725	72 Plant Street	A
Dwelling	1MPH13713	68 Plant Street	A
Dwelling	1MPH898	66 Plant Street	A
Dwelling	1MPH945	2 Bridge Street	A
Dwelling	745CP860301	58 Plant Street	A
Dwelling	2MPH1273	56 Plant Street	A
Dwelling	1MPH615	52 Plant Street	A
Dwelling	1MPH20797	50 Plant Street	A
Dwelling	2MPH20591	48 Plant Street	A
Dwelling	4MPH20669	36 Plant Street	A

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Dwelling	1MPH20786	2 Plant Street	A
Dwelling	3SP115185	21 Plant Street	A
Dwelling	3MPH20607	35 Plant Street	A
Dwelling	1MPH20593	49 Plant Street	A
Dwelling	2MPH13934	51 Plant Street	A
Dwelling	4MPH13934	53 Plant Street	A
Dwelling	2MPH20888	59 Plant Street	A
Dwelling	7MPH20415	69 Plant Street	A
Dwelling	1MPH34577	71 Plant Street	A
Dwelling	2MPH1443	97 Plant Street	A
Dwelling	1MPH32515	18 Plummer Street	A
Dwelling	2MPH15868	14 Plummer Street	A
Dwelling	1MPH15868	12 Plummer Street	A
Dwelling	1MPH20368	8 Plummer Street	A
Dwelling	1MPH1117	6 Plummer Street	A
Dwelling	3MPH1117	4 Plummer Street	A
Dwelling	2MPH1117	2 Plummer Street	A
Dwelling	1MPH20433	10 Sellheim Street	A
Dwelling	2MPH587	8 Sellheim Street	A
Dwelling	6MPH13934	1 Manton Street	A
Dwelling	1MPH442	66 Racecourse Road	A
Dwelling	1MPH21033	62 Racecourse Road	A
Dwelling	1MPH1056	48 Racecourse Road	A
Dwelling	1MPH1730	46 Racecourse Road	A
Dwelling	1DV840955	44 Racecourse Road	A
Dwelling	2MPH21748	24 Racecourse Road	A
Dwelling	1MPH3009	17 Racecourse Road	A
Dwelling	1MPH1509	29 Racecourse Road	A
Dwelling	4MPH21085	31 Racecourse Road	A
Dwelling	1MPH763	33 Racecourse Road	A
Dwelling	2MPH1744	35 Racecourse Road	A
Dwelling	1MPH1287	88 King Street	A
Dwelling	1MPH20442	78 King Street	A
Dwelling	2MPH20442	76 King Street	A
Dwelling	3MPH20500	74 King Street	A
Dwelling	2MPH20500	72 King Street	A
Dwelling	6CT18239	68 King Street	A
Dwelling	8CT18239	64 King Street	A
Dwelling	3RP700262	62 King Street	A
Dwelling	1MPH1695	54 King Street	A
Dwelling	23CT18220	63 King Street	A
Dwelling	29CT18220	75 King Street	A
Dwelling	30CT18220	77 King Street	A
Dwelling	1MPH427	5 Clarke Street	A
Dwelling	1MPH20541	7 Clarke Street	A
Dwelling	1MPH40015	22 Bellevue Street	A
Dwelling	2MPH958	2 MacDonald Street	A
Dwelling	8MPH20415	9 MacDonald Street	A
Dwelling	3MPH20409	110 Hackett Terrace	A
Dwelling	2MPH30925	94 Hackett Terrace	A
Dwelling	2MPH20426	58 Hackett Terrace	A
Dwelling	1MPH20426	56 Hackett Terrace	A
Dwelling	3SP112340	44 Hackett Terrace	A
Dwelling	1MPH20603	42 Hackett Terrace	A
Dwelling	1MPH20700	40 Hackett Terrace	A
Dwelling	5RP889749	34 Hackett Terrace	A
Dwelling	2MPH368	16 Hackett Terrace	A
Dwelling	1MPH1649	29 Hackett Terrace	A

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Dwelling	1MPH1693	31 Hackett Terrace	A
Dwelling	2MPH21706	61 Hackett Terrace	A
Dwelling	1MPH1643	63 Hackett Terrace	A
Dwelling	2MPH1643	65 Hackett Terrace	A
Dwelling	1MPH1062	67 Hackett Terrace	A
Dwelling	2MPH20669	73 Hackett Terrace	A
Dwelling	6MPH20669	75 Hackett Terrace	A
Dwelling	1MPH34784	85 Hackett Terrace	A
Dwelling	1MPH20724	91 Hackett Terrace	A
Dwelling	2MPH20383	93 Hackett Terrace	A
Dwelling	1MPH1012	115 Hackett Terrace	A
Dwelling	2MPH20394	127 Hackett Terrace	A
Dwelling	2MPH20409	139 Hackett Terrace	A
Dwelling	2MPH1061	90 Plant Street	A
Dwelling	1MPH30471	88 Plant Street	A
Dwelling	6MPH20370	56 King Street	A
Dwelling	310CT18236	45 Miner Street	A
Dwelling	13CT18221 14CT18221	44 Rutherford Street	A
Dwelling	12CT18221	40 Rutherford Street	A
Dwelling	23CT18221	32 Rutherford Street	A
Dwelling	24CT18221	30 Rutherford Street	A
Dwelling	25CT18221	28 Rutherford Street	A
Dwelling	26CT18221	26 Rutherford Street	A
Dwelling	318CT18236 319CT18236	20 Rutherford Street	A
Dwelling	2RP700260	18 Rutherford Street	A
Dwelling	1RP700260	16 Rutherford Street	A
Dwelling	292CT18236	12 Rutherford Street	A
Dwelling	1RP700255	17 Rutherford Street	A
Dwelling	1MPH21283	2 Day Street	A
Dwelling	65CT18236	114 Stubley Street	A
Dwelling	62CT18236	108 Stubley Street	A
Dwelling	1MPH21410	106 Stubley Street	A
Dwelling	1RP741833	78 Stubley Street	A
Dwelling	22MPH21646	76 Stubley Street	A
Dwelling	1MPH20395	74 Stubley Street	A
Dwelling	1MPH1318	70 Stubley Street	A
Dwelling	1MPH358	42 Stubley Street	A
Dwelling	1MPH1061	47 Stubley Street	A
Dwelling	1MPH13638	53 Stubley Street	A
Dwelling	2MPH20369	55 Stubley Street	A
Dwelling	1RP855238	65 Stubley Street	A
Dwelling	902CT18215	71 Stubley Street	A
Dwelling	114CT18215	50 Marion Street	A
Dwelling	233CT18215	105 Stubley Street	A
Dwelling	232CT18215	107 Stubley Street	A
Dwelling	229MPH21650	113 Stubley Street	A
Dwelling	228MPH21650	115 Stubley Street	A
Dwelling	1RP708071	110 King Street	A
Dwelling	208CT18215	108 King Street	A
Dwelling	207CT18215	106 King Street	A
Dwelling	206CT18215	104 King Street	A
Dwelling	205CT18215	102 King Street	A
Dwelling	204CT18215	100 King Street	A
Dwelling	203CT18215	98 King Street	A
Dwelling	201CT18215	24 Elizabeth Street	A
Dwelling	6MPH21679	4 Melville Street	A

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Place name	Real property description	Address	Theme(s)
Dwelling	1MPH21679	2 Melville Street	A
Dwelling	2MPH1379	4 Regent Street	A
Dwelling	2MPH40594	3 Regent Street	A
Dwelling	1MPH40594	7 Regent Street	A
Dwelling	1MPH31641	8 Day Street	A
Dwelling	48CT18236	25 Charlotte Street	A
Dwelling	1MPH1202	27 Charlotte Street	A
Dwelling	18MPH899	22 Charlotte Street	A
Dwelling	30CT18236	31 Marion Street	A
Dwelling	2RP708071	41 Marion Street	A
Dwelling	2RP711527	44 Marion Street	A
Dwelling	1RP711527	42 Marion Street	A
Dwelling	54CT18236	40 Marion Street	A
Dwelling	56CT18236	36 Marion Street	A
Dwelling	2RP715737	30 Marion Street	A
Dwelling	2RP714543 3RP714543	24 Marion Street	A
Dwelling	1RP714543	20 Marion Street	A
Dwelling	3MPH1685	10 Marion Street	A
Dwelling	3RP700260	17 Elizabeth Street	A
Dwelling	105CP818201	42 Cambridge Street	A
Dwelling	179CP818201	40 Cambridge Street	A
Dwelling	1MPH21629	38 Cambridge Street	A
Dwelling	1MPH1685	8 Marion Street	A
Dwelling	225CT18236	14 Oxford Street	A
Dwelling	2RP712056	14 Marion Street	A
Dwelling	204CT18236	44 Miner Street	A
Dwelling	203CT18236	42 Miner Street	A
Dwelling	4RP714543	40 Miner Street	A
Dwelling	256CT18236	38 Miner Street	A
Dwelling	255CT18236	36 Miner Street	A
Dwelling	252CT18236	30 Miner Street	A
Dwelling	1RP700258	26 Miner Street	A
Dwelling	3RP700259 4RP700259	24 Miner Street	A
Dwelling	281CT18236	20 Miner Street	A
Dwelling	3RP700261 4RP700261	19 Miner Street	A
Dwelling	326CT18236	27 Miner Street	A
Dwelling	321CT18236	37 Miner Street	A
Dwelling	320CT18236	23 Marion Street	A
Dwelling	314CT18236	26 Marion Street	A
Dwelling	1MPH1110	135 Towers Street	A
Dwelling	2MPH1102	141 Towers Street	A
Dwelling	2MPH1696	143 Towers Street	A
Dwelling	1MPH1696	145 Towers Street	A
Dwelling	3MPH1719	148 Towers Street	A
Dwelling	1MPH1243	136 Towers Street	A
Dwelling	1MPH1292	132 Towers Street	A
Dwelling	2MPH1720	128 Towers Street	A
Dwelling	4MPH1720	126 Towers Street	A
Dwelling	1MPH1720	124 Towers Street	A
Dwelling	1MPH21627	118 Towers Street	A
Dwelling	3MPH21398	114 Towers Street	A
Dwelling	8MPH21679	4 School Street	A
Dwelling	2MPH21667	98 Towers Street	A
Dwelling	1MPH30879	90 Towers Street	A
Dwelling	2RP711931	86 Towers Street	A

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Dwelling	1MPH1323	64 Towers Street	A
Dwelling	99CT18236	62 Towers Street	A
Dwelling	98CT18236	60 Towers Street	A
Dwelling	97CT18236	58 Towers Street	A
Dwelling	1MPH21389	56 Towers Street	A
Dwelling	3MPH21646	50 Towers Street	A
Dwelling	92MPH21646	48 Towers Street	A
Dwelling	5MPH1668	46 Towers Street	A
Dwelling	111CT18236	38 Towers Street	A
Dwelling	1MPH1166	5 Melville Street	A
Dwelling	1MPH21408	40 Church Street	A
Dwelling	1MPH1336	11 Melville Street	A
Dwelling	1MPH1225	13 Melville Street	A
Dwelling	1MPH1339	15 Melville Street	A
Dwelling	27CP865761	19 Melville Street	A
Dwelling	2MPH1719	25 Melville Street	A
Dwelling	5MPH1719	27 Melville Street	A
Dwelling	1MPH1719	29 Melville Street	A
Dwelling	4MPH1719	31 Melville Street	A
Dwelling	1MPH1436	35 Melville Street	A
Dwelling	1MPH31134	22 Melville Street	A
Dwelling	2MPH1522	18 Melville Street	A
Dwelling	1MPH1100	16 Melville Street	A
Dwelling	70CP865761	14 Melville Street	A
Dwelling	230CP865761	12 Melville Street	A
Dwelling	1MPH1295	10 Melville Street	A
Dwelling	36DV761	81 Church Street	A
Dwelling	2MPH21679	6 Melville Street	A
Dwelling	45CT18220	39 Mosman Street	A
Dwelling	44CT18220	43 Mosman Street	A
Dwelling	43CT18220	47 Mosman Street	A
Dwelling	42CT18220	51 Mosman Street	A
Dwelling	41CT18220	55 Mosman Street	A
Dwelling	1RP700196	135 Mosman Street	A
Dwelling	2RP700197	139 Mosman Street	A
Dwelling	605CT1824	147 Mosman Street	A
Dwelling	608CT1824	159 Mosman Street	A
Dwelling	3RP818156	165-167 Mosman Street	A
Dwelling	3RP724106 4RP724106	152 Mosman Street	A
Dwelling	314CT1824	140 Mosman Street	A
Dwelling	1RP700184 2RP700184	138 Mosman Street	A
Dwelling	310CT1824	126 Mosman Street	A
Dwelling	1RP700183 2RP700183	122 Mosman Street	A
Dwelling	303CT1824	108 Mosman Street	A
Dwelling	15CT18220	24 Mosman Street	A
Dwelling	1RP700233	24 Mosman Street	A
Dwelling	16CT18220	20 Mosman Street	A
Dwelling	20CT18220	10 Mosman Street	A
Dwelling	21CT18220	8 Mosman Street	A
Dwelling	1RP720106	13 Mosman Street	A
Dwelling	2RP804190	13 Mosman Street	A
Dwelling	102CT18232	18 Jane Street	A
Dwelling	103CT18232	16 Jane Street	A
Dwelling	1MPH1149	11 Mexican Street	A
Dwelling	2MPH1360	13 Mexican Street	A

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Place name	Real property description	Address	Theme(s)
Dwelling	1MPH1360	15 Mexican Street	A
Dwelling	1MPH40100	21 Mexican Street	A
Dwelling	1MPH1288	34 Mexican Street	A
Dwelling	1MPH1498	14 Mexican Street	A
Dwelling	2MPH1257	8 Mexican Street	A
Dwelling	11MPH21646	51 Towers Street	A
Dwelling	1MPH1203	53 Towers Street	A
Dwelling	9MPH899	55 Towers Street	A
Dwelling	2MPH30355	58 Deane Street	A
Dwelling	1MPH1515	123 Towers Street	A
Dwelling	1MPH1684	127 Towers Street	A
Dwelling	2MPH886	83 Church Street	A
Dwelling	1MPH886	85 Church Street	A
Dwelling	5MPH13746	67 High Street	A
Dwelling	1MPH21513	72 High Street	A
Dwelling	1MPH1379	68 High Street	A
Dwelling	2MPH31134	66 High Street	A
Dwelling	1MPH1200	52 High Street	A
Dwelling	5MPH1641	46 High Street	A
Dwelling	1MPH1092	31 Boundary Street	A
Dwelling	2MPH1092	37 Boundary Street	A
Dwelling	1MPH13708	39 Boundary Street	A
Dwelling	4RP700245	53 Boundary Street	A
Dwelling	3RP716196	59 Boundary Street	A
Dwelling	2RP716196	61 Boundary Street	A
Dwelling	1MPH1102	80 Boundary Street	A
Dwelling	1MPH1461	46 Boundary Street	A
Dwelling	4MPH1489	44 Boundary Street	A
Dwelling	4MPH20376	40 Boundary Street	A
Dwelling	2MPH21631	36 Boundary Street	A
Dwelling	1MPH21631	34 Boundary Street	A
Dwelling	4MPH21643	25 Vulture Street	A
Dwelling	6MPH21643	29 Vulture Street	A
Dwelling	5MPH21643	31 Vulture Street	A
Dwelling	1RP749457	34 Vulture Street	A
Dwelling	10CT18223	32 Vulture Street	A
Dwelling	11CT18223	30 Vulture Street	A
Dwelling	1MPH1366	28 Vulture Street	A
Dwelling	2MPH1366	26 Vulture Street	A
Dwelling	2MPH20861	24 Vulture Street	A
Dwelling	3MPH20861	22 Vulture Street	A
Dwelling	37CT18218	3 Mills Lane	A
Dwelling	2RP726134	29 Mosman Street	A
Dwelling	52CT18220	31 Mosman Street	A
Dwelling	51CT18220	35 Mosman Street	A
Dwelling	2MPH886	83 Church Street	A
Dwelling	1MPH886	85 Church Street	A
Dwelling	5MPH13746	67 High Street	A
Dwelling	1MPH21513	72 High Street	A
Dwelling	1MPH1379	68 High Street	A
Dwelling	2MPH31134	66 High Street	A
Dwelling	1MPH1200	52 High Street	A
Dwelling	5MPH1641	46 High Street	A
Dwelling	1MPH1092	31 Boundary Street	A
Dwelling	2MPH1092	37 Boundary Street	A
Dwelling	1MPH13708	39 Boundary Street	A
Dwelling	4RP700245	53 Boundary Street	A
Dwelling	3RP716196	59 Boundary Street	A

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Place name	Real property description	Address	Theme(s)
Dwelling	2RP716196	61 Boundary Street	A
Dwelling	1MPH1102	80 Boundary Street	A
Dwelling	1MPH1461	46 Boundary Street	A
Dwelling	4MPH1489	44 Boundary Street	A
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Dwelling	1MPH21631	34 Boundary Street	A
Dwelling	4MPH21643	25 Vulture Street	A
Dwelling	6MPH21643	29 Vulture Street	A
Dwelling	5MPH21643	31 Vulture Street	A
Dwelling	1RP749457	34 Vulture Street	A
Dwelling	10CT18223	32 Vulture Street	A
Dwelling	11CT18223	30 Vulture Street	A
Dwelling	1MPH1366	28 Vulture Street	A
Dwelling	2MPH1366	26 Vulture Street	A
Dwelling	2MPH20861	24 Vulture Street	A
Dwelling	3MPH20861	22 Vulture Street	A
Dwelling	37CT18218	3 Mills Lane	A
Dwelling	2RP726134	29 Mosman Street	A
Dwelling	52CT18220	31 Mosman Street	A
Dwelling	51CT18220	35 Mosman Street	A
Dwelling	3MPH20861	22 Vulture Street	A
Dwelling	37CT18218	3 Mills Lane	A
Dwelling	2RP726134	29 Mosman Street	A
Dwelling	52CT18220	31 Mosman Street	A
Dwelling	1CP846996	24 Anne Street	A
Dwelling	38CT18232	22 Anne Street	A
Dwelling	1MPH30671	18 Anne Street	A
Dwelling	42CP860303	14 Anne Street	A
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Dwelling	92CT18232	6 Anne Street	A
Dwelling	93CT18232	4 Anne Street	A
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Dwelling	75CT18232	9 Park Street	A
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Dwelling	1MPH1301	17 Park Street	A
Dwelling	1MPH20772	21 Park Street	A
Dwelling	1MPH1454	29 Park Street	A
Dwelling	3MPH21381	28 Park Street	A
Dwelling	3MPH1489	26 Park Street	A
Dwelling	1MPH20376	18 Park Street	A
Dwelling	3MPH20376	16 Park Street	A
Dwelling	59CT18232	14 Park Street	A
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Dwelling	61CT18232	10 Park Street	A
Dwelling	62CT18232	8 Park Street	A
Dwelling	64CT18232	4 Park Street	A
Dwelling	2MPH1599	31 Mill Street	A
Dwelling	1MPH1510	35 Mill Street	A
Dwelling	1MPH1405	28 Mill Street	A
Dwelling	2MPH1432	26 Mill Street	A
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Dwelling	704CT1824	24 Deane Street	A
Dwelling	705CT1824	22 Deane Street	A
Dwelling	3RP700236	18 Deane Street	A
Dwelling	2RP717010	12 Deane Street	A
Dwelling	111CT18232	8 Deane Street	A

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Place name	Real property description	Address	Theme(s)
Dwelling	3RP710770	1 School Street	A
Dwelling	2RP710211	3 School Street	A
Dwelling	4MPH21398	5 School Street	A
Dwelling	5MPH21679	7 School Street	A
Dwelling	4MPH21679	11 School Street	A
Dwelling	3MPH21679	13 School Street	A
Dwelling	1RP700230	25 Church Street	A
Dwelling	2RP700254	65 Church Street	A
Dwelling	1MPH121511	69 Church Street	A
Dwelling	1MPH1644	97 Mary Street	A
Dwelling	12CT18223	102 Mary Street	A
Dwelling	14CT18223	98 Mary Street	A
Dwelling	15CT18223	96 Mary Street	A
Dwelling	16CT18223	94 Mary Street	A
Dwelling	2RP700246	92 Mary Street	A
Dwelling	1RP700246	90 Mary Street	A
Dwelling	1RP700245	88 Mary Street	A
Dwelling	3RP700245	86 Mary Street	A
Dwelling	2RP700245	84 Mary Street	A
Dwelling	3CT18211	76 Mary Street	A
Dwelling	15RP745523	56 Mary Street	A
Dwelling	122CT1824	50 Mary Street	A
Dwelling	121CT1824	48 Mary Street	A
Dwelling	1RP736786	46 Mary Street	A
Dwelling	3RP700224	26 Mary Street	A
Dwelling	2RP700224	24 Mary Street	A
Dwelling	1RP700224	22 Mary Street	A
Dwelling	1MPH20713	20 Mary Street	A
Dwelling	96CT18232	3 Anne Street	A
Dwelling	97CT18232	5 Anne Street	A
Dwelling	53CT18232	15 Anne Street	A
Dwelling	54CT18232	17 Anne Street	A
Dwelling	55CT18232	19 Anne Street	A
Dwelling	1MPH20953	27 Anne Street	A
Dwelling	1MPH33724	29 Anne Street	A
Dwelling	1CP860300	31 Anne Street	A
Dwelling	1MPH1275	45 Anne Street	A
Dwelling	2MPH1208	70 Anne Street	A
Dwelling	3MPH1208	66 Anne Street	A
Dwelling	5MPH21215	64 Anne Street	A
Dwelling	4MPH21215	62 Anne Street	A
Dwelling	3MPH21215	58 Anne Street	A
Dwelling	1MPH21215	56 Anne Street	A
Dwelling	1RP714501	54 Anne Street	A
Dwelling	4RP744700	52 Anne Street	A
Dwelling	3RP744700	50 Anne Street	A
Dwelling	610CT18219	48 Anne Street	A
Dwelling	611CT18219 612CT18219	44 Anne Street	A
Dwelling	613CT18219	42 Anne Street	A
Dwelling	18CP850711	26 Anne Street	A
Dwelling	40CT18223	95 Hodgkinson Street	A
Dwelling	15MPH13922	80 Hodgkinson Street	A
Dwelling	17MPH13922	78 Hodgkinson Street	A
Dwelling	9MPH13922	76 Hodgkinson Street	A
Dwelling	1MPH32307	74A Hodgkinson Street	A
Dwelling	4MPH13922	70 Hodgkinson Street	A
Dwelling	6MPH13922	66 Hodgkinson Street	A

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Place name	Real property description	Address	Theme(s)
Dwelling	3MPH13922	64 Hodgkinson Street	A
Dwelling	14MPH13922	62 Hodgkinson Street	A
Dwelling	18MPH13922	60 Hodgkinson Street	A
Dwelling	2MPH1732	58 Hodgkinson Street	A
Dwelling	136CT1824	12 Hodgkinson Street	A
Dwelling	135CT1824	10 Hodgkinson Street	A
Dwelling	134CT1824	8 Hodgkinson Street	A
Dwelling	1RP716196	63 Boundary Street	A
Dwelling	8CT18223	167-169 Gill Street	A
Dwelling	1MPH1259	197-199 Gill Street	A
Dwelling	2MPH34998	258 Gill Street	A
Dwelling	24CT18223	216-218 Gill Street	A
Dwelling	23CT18223	212-214 Gill Street	A
Dwelling	22CT18223	208-210 Gill Street	A
Dwelling	1RP714386	200 Gill Street	A
Dwelling	16CT18233	196-198 Gill Street	A
Dwelling	15CT18233	194 Gill Street	A
Dwelling	14RP745523	17 Ryan Street	A
Dwelling	2RP709628	37 Ryan Street	A
Dwelling	29RP745521	28 Ryan Street	A
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Dwelling	2RP714642	47 Mary Street	A
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Dwelling	301CT18215	57 Mary Street	A
Dwelling	601CT18219	71 Mary Street	A
Dwelling	607CT18219	54 Boundary Street	A
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Dwelling	1MPH1356	91 Mary Street	A
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Dwelling	34RP745522	1 Aland Street	A
Dwelling	35RP745522	5 Aland Street	A
Dwelling	161CT1824	7 Aland Street	A
Dwelling	160CT1824	9-11 Aland Street	A
Dwelling	158CT1824	15 Aland Street	A
Dwelling	2RP718973	15 Aland Street	A
Dwelling	157CT1824	17 Aland Street	A
Dwelling	156CT1824	19 Aland Street	A
Dwelling	1RP700228	31 Aland Street	A
Dwelling	1RP708007	33 Aland Street	A
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Dwelling	11MPH13922	55 Aland Street	A
Dwelling	16MPH13922	57 Aland Street	A
Dwelling	10MPH13922	59 Aland Street	A
Dwelling	2MPH33195	61 Aland Street	A
Dwelling	1MPH33195	63 Aland Street	A
Dwelling	8MPH13922	65 Aland Street	A
Dwelling	2MPH13922	67 Aland Street	A
Dwelling	1MPH13922	71 Aland Street	A

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Place name	Real property description	Address	Theme(s)
Dwelling	1MPH1163	44 Aland Street	A
Dwelling	53CP850713	40 Aland Street	A
Dwelling	54CP850713	38 Aland Street	A
Dwelling	1MPH1576	34 Aland Street	A
Dwelling	4CT18237	28 Aland Street	A
Dwelling	5MPH21452	18 Aland Street	A
Dwelling	174CT1824	16 Aland Street	A
Dwelling	2MPH1419	4 Aland Street	A
Dwelling	928CT1824	3 Hodgkinson Street	A
Dwelling	2RP804486	29 Hodgkinson Street	A
Dwelling	1RP700213 2RP700213	35 Hodgkinson Street	A
Dwelling	19CT18233	67 Hodgkinson Street	A
Dwelling	21CT18233	75 Hodgkinson Street	A
Dwelling	22CT18233	79 Hodgkinson Street	A
Dwelling	23CT18233	83 Hodgkinson Street	A
Dwelling	2RP700243	87 Hodgkinson Street	A
Dwelling	42CT18223	91 Hodgkinson Street	A
Dwelling	41CT18223	93 Hodgkinson Street	A

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Appendix 1Index and glossary of abbreviations and acronyms

Table AP1.1—Abbreviations and acronyms

Abbreviation/ acronym	Description
GFA	Gross floor area
ILUA	Indigenous land use agreement
MCU	Material change of use as defined in the Act
RoL	Reconfiguring a lot as defined in the Act
TPP	Town plan Policy
BCA	Building Code of Australia
QDC	Queensland Development Code
MSES	Matters of State Environmental Significance
DFE	Defined Flood Event
ALC	Agricultural Land Classification
WSUD	Water Sensitive Urban Design
SQMP	Stormwater Quality Management Plan
ESCP	Erosion and Sediment Control Plan
the Act	*Planning Act 2016*
the Regulation	*Planning Regulation 2017*
the SP Act	*Sustainable Planning Act 2009* (repealed)
the SP Regulation	Sustainable Planning Regulation 2009 (repealed)
The SPP	State Planning Policy – July 2017

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Appendix 2 Table of amendments

Table AP2.1—Table of amendments

Date of adoption and effective date	Town plan version number	Amendment type	Summary of amendments
17 July 2019 (adoption) and 29 July 2019 (effective)	Version 1	Not applicable	Not applicable

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CHARTERS TOWERS
REGIONAL COUNCIL

Charters Towers Regional Town Plan

PO Box 189 Charters Towers Qld 4820
ADMINISTRATION: 12 Mosman Street
Charters Towers Qld 4820 Australia

PH. (07) 4761 5300 | **F.** (07) 4761 5344
E. mail@charterstowers.qld.gov.au
ABN. 67 731 313 583

www.charterstowers.qld.gov.au

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CASSOWARY COAST REGIONAL COUNCIL
TABLELANDS REGIONAL COUNCIL
HINCHINBROOK SHIRE COUNCIL
PALM ISLAND ABORIGINAL SHIRE COUNCIL
ETHERIDGE SHIRE COUNCIL
TOWNSVILLE CITY COUNCIL
BURDEKIN SHIRE COUNCIL
FLINDERS SHIRE COUNCIL
WHITSUNDAY REGIONAL COUNCIL
ISAAC REGIONAL COUNCIL
BARCALDINE REGIONAL COUNCIL
WINTON SHIRE COUNCIL

16 17 18 19 20 21 22 23 24 25 26 27 28 29 30 31 32 33 34 35 36

Greenvale 9
Kadara 11
Mingela 12
Sellheim 15
Charters Towers 1-7
Ravenswood 14
Balfes Creek 8
Homestead 10
Pentland 13

GREGORY DEVELOPMENTAL ROAD
HERVEY RANGE ROAD
FLINDERS HIGHWAY
GREGORY DEVELOPMENTAL ROAD

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Zone Map

Zone
- Centre
- General Residential
- Industry
- Industry Investigation
- Community Facilities
- Minor Tourism
- Recreation and Open Space
- Environmental Management and Conservation
- Rural Residential
- Emerging Community
- Rural
- Special Purpose
- Township

Precinct
- CF1 - Hospital and Health Care Services Precinct
- RR1 - Environs Precinct
- RR2 - Hervey Range Precinct
- SP1 - Airport Precinct
- SP2 - Defence Precinct
- SP3 - Sales Yard Precinct
- Precinct Boundary

Other Map Layers
- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

DISCLAIMER

Based on or contains data provided by the State of Queensland (Department of Natural Resources and Mines) [2019]. In consideration of the State permitting use of this data you acknowledge and agree that the State gives no warranty in relation to the data (including accuracy, reliability, completeness, currency or suitability) and accepts no liability (including without limitation, liability in negligence) for any loss, damage or costs (including consequential damage) relating to any use of the data. Data must not be used for direct marketing or be used in breach of the privacy laws.

Cadastral boundaries as at June 2019 sourced from QSpatial.

Geocentric Datum of Australia (GDA94)

4/07/2019

Approx Scale @ A3 1:1,300,000

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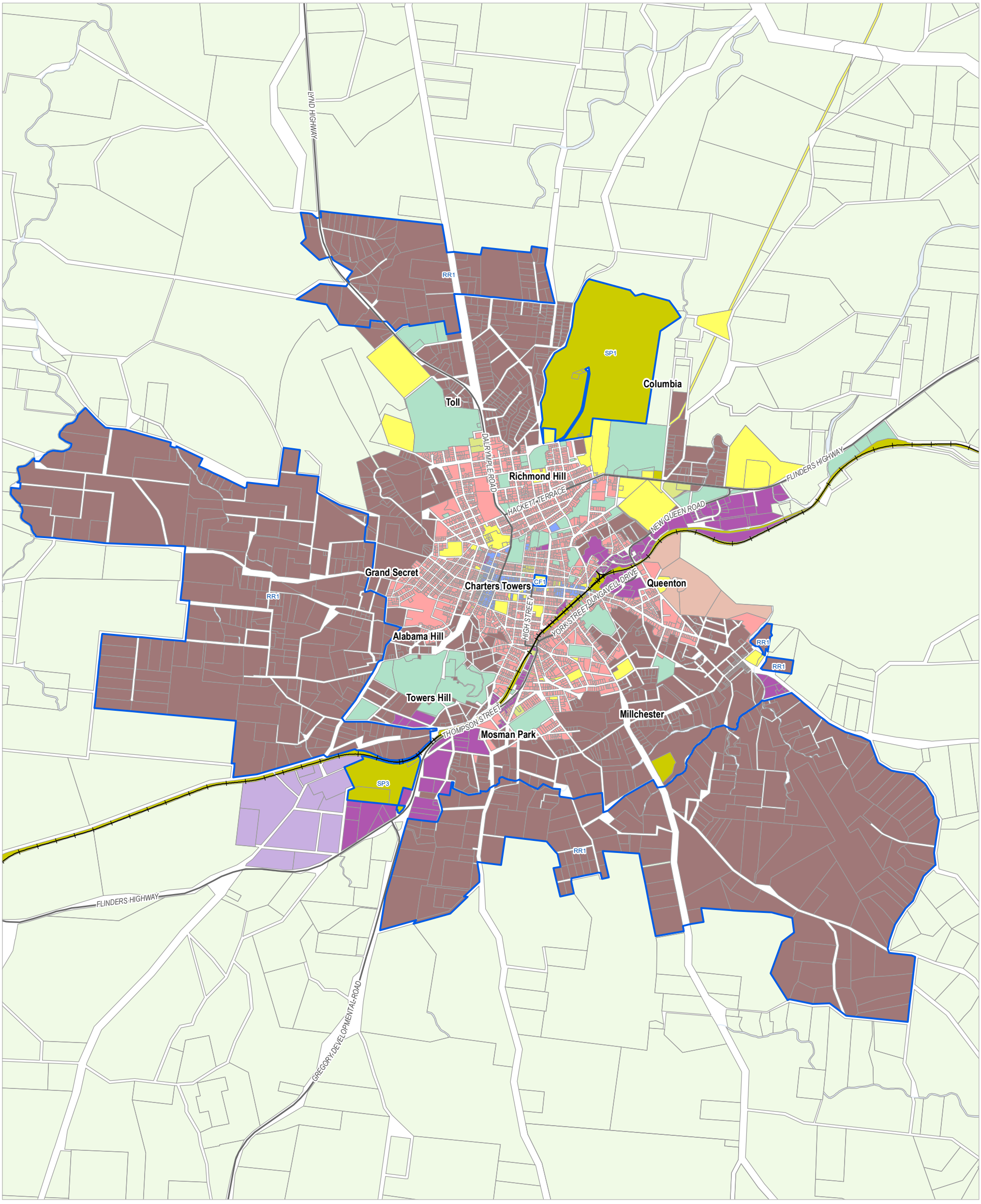
km

Zone - ZM1.0 Region

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019



CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Zone Map

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Cadastral boundaries as at June 2019 sourced from QSpatial.

Geocentric Datum of Australia (GDA94)

4/07/2019

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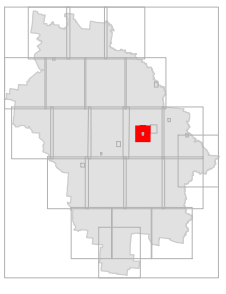
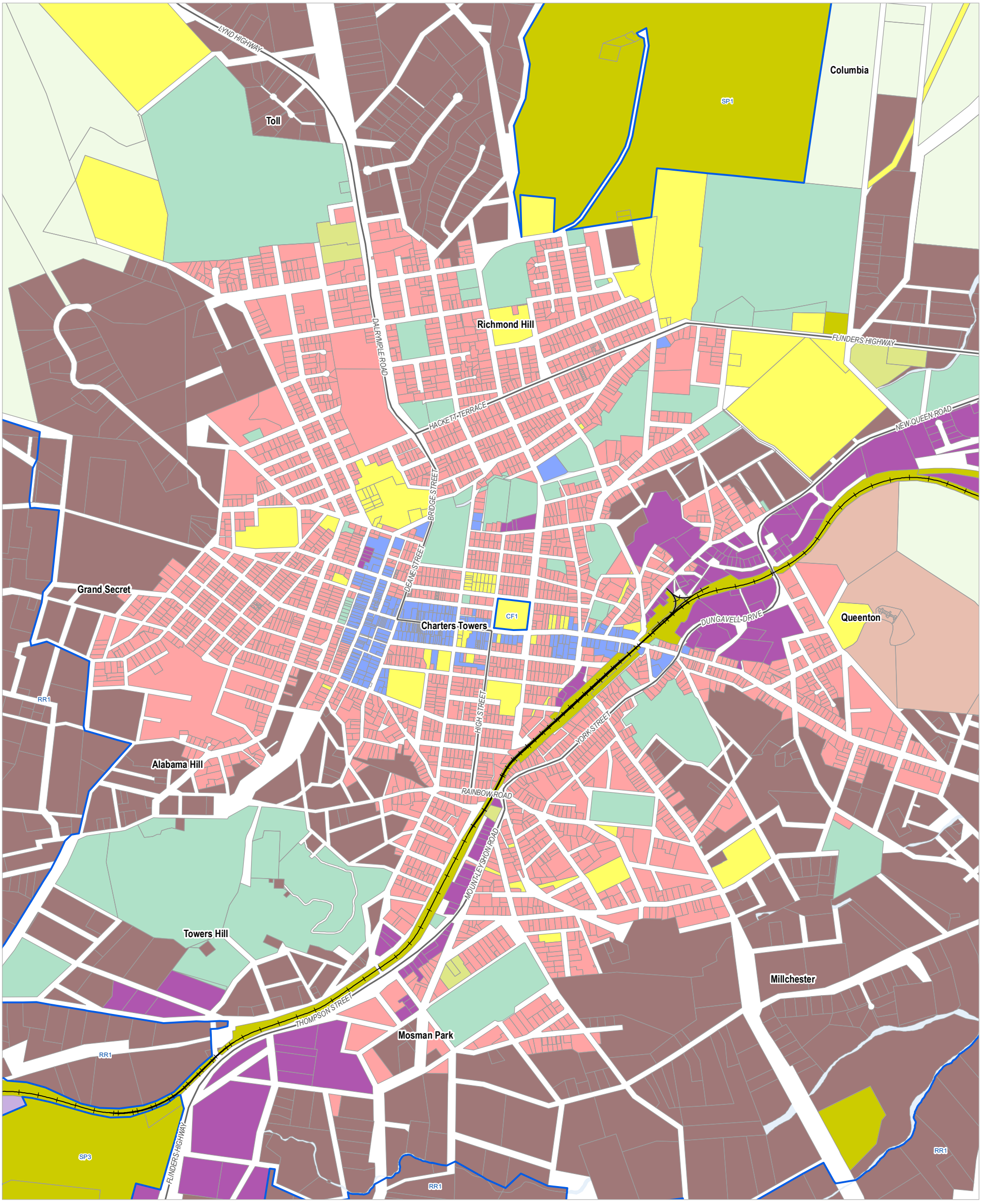


Zone - ZM1.1
Charters Towers and Surrounds



CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Zone Map

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Cadastral boundaries as at June 2019 sourced from QSpatial.

Geocentric Datum of Australia (GDA94)

4/07/2019

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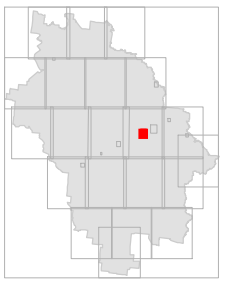

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Charters Towers Urban Area

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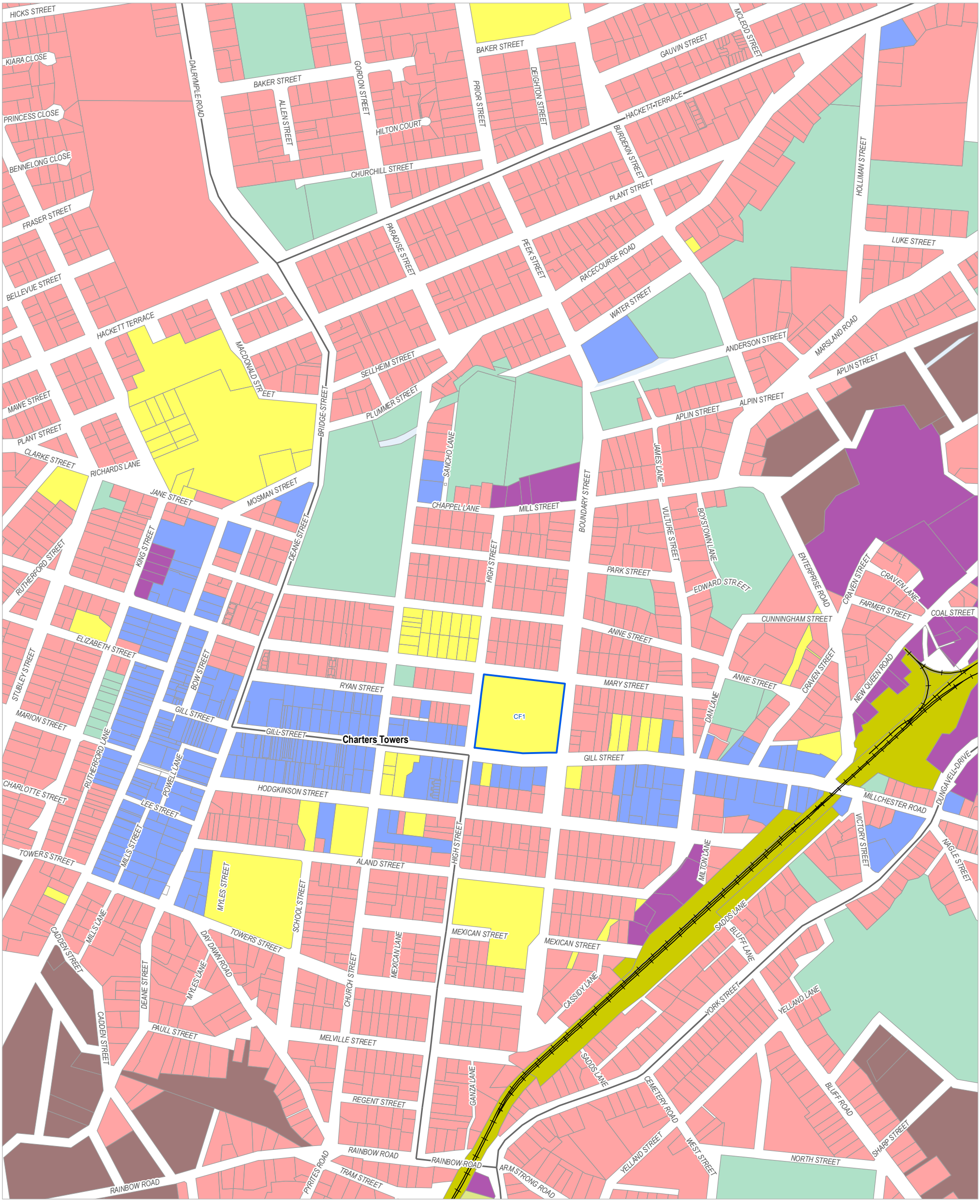

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Zone Map

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- Major Roads

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Cadastral boundaries as at June 2019 sourced from QSpatial.

Geocentric Datum of Australia (GDA94)

4/07/2019

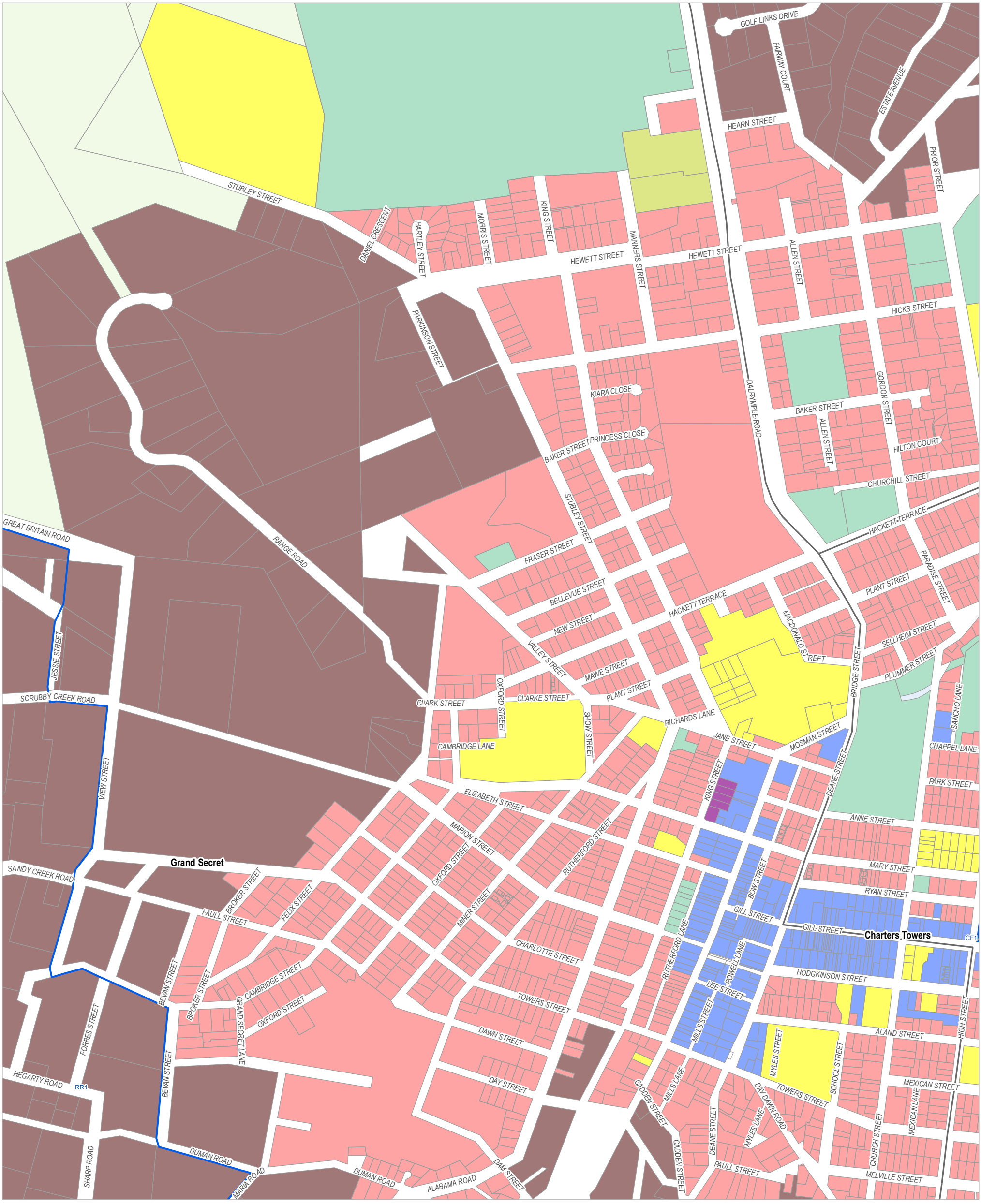
Approx Scale @ A3 1:8,000

0 0.2 0.4

km

Zone - ZM1.3
Charters Towers Centre

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019



CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Zone Map

Zone

- Centre
- General Residential
- Industry
- Industry Investigation
- Community Facilities
- Minor Tourism
- Recreation and Open Space
- Environmental Management and Conservation
- Rural Residential
- Emerging Community
- Rural
- Special Purpose
- Township

Precinct

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Other Map Layers

- Cadastral Boundary
- Local Government Boundary
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- Railway Network
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Geocentric Datum of Australia (GDA94)

4/07/2019

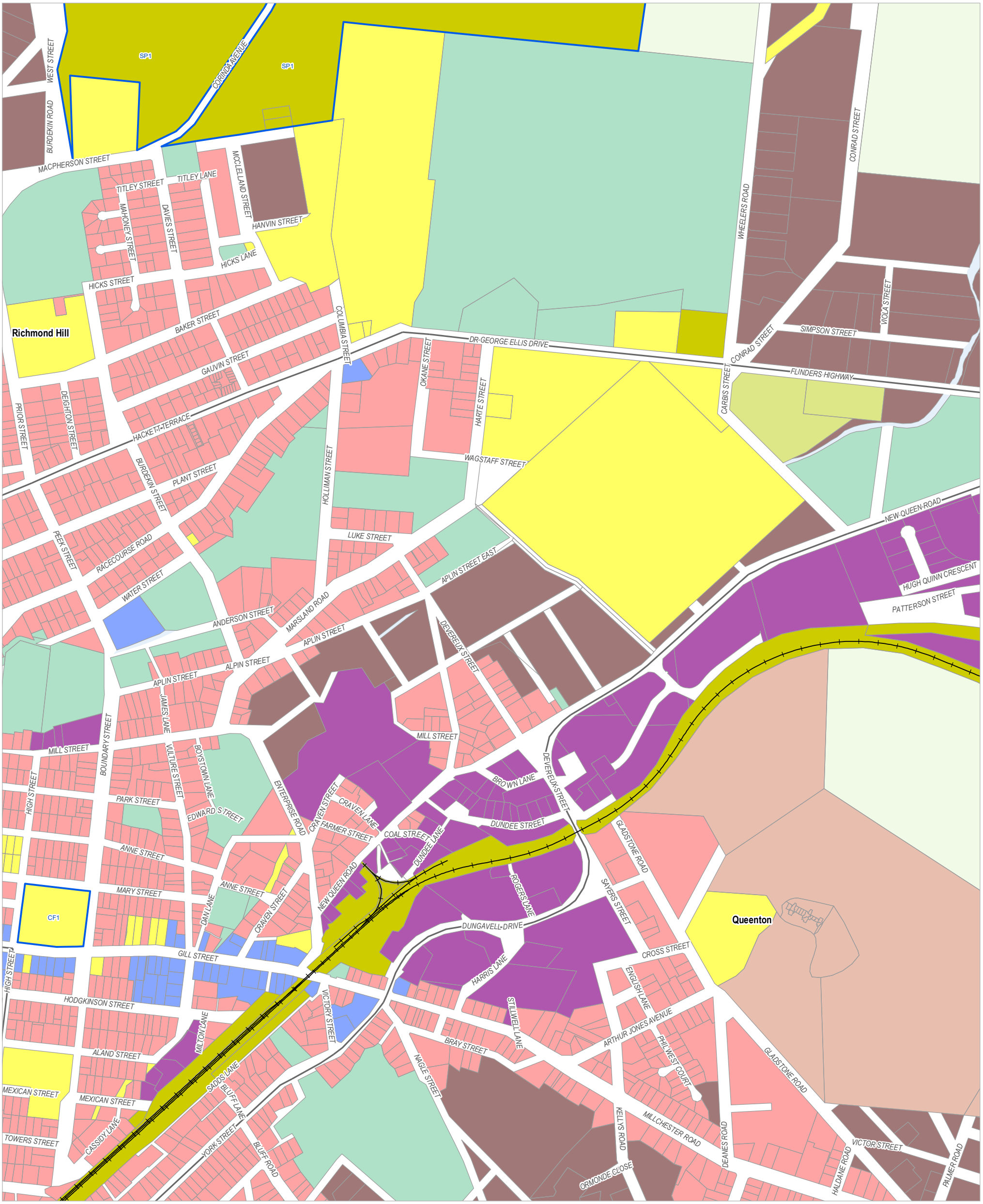
Approx Scale @ A3 1:10,000

0 0.25 0.5

km

Zone - ZM1.4
Charters Towers Inset 1

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019



CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Zone Map

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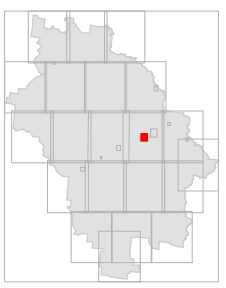
4/07/2019

Approx Scale @ A3 1:10,000

0 0.25 0.5

km



Zone - ZM1.5
Charters Towers Inset 2

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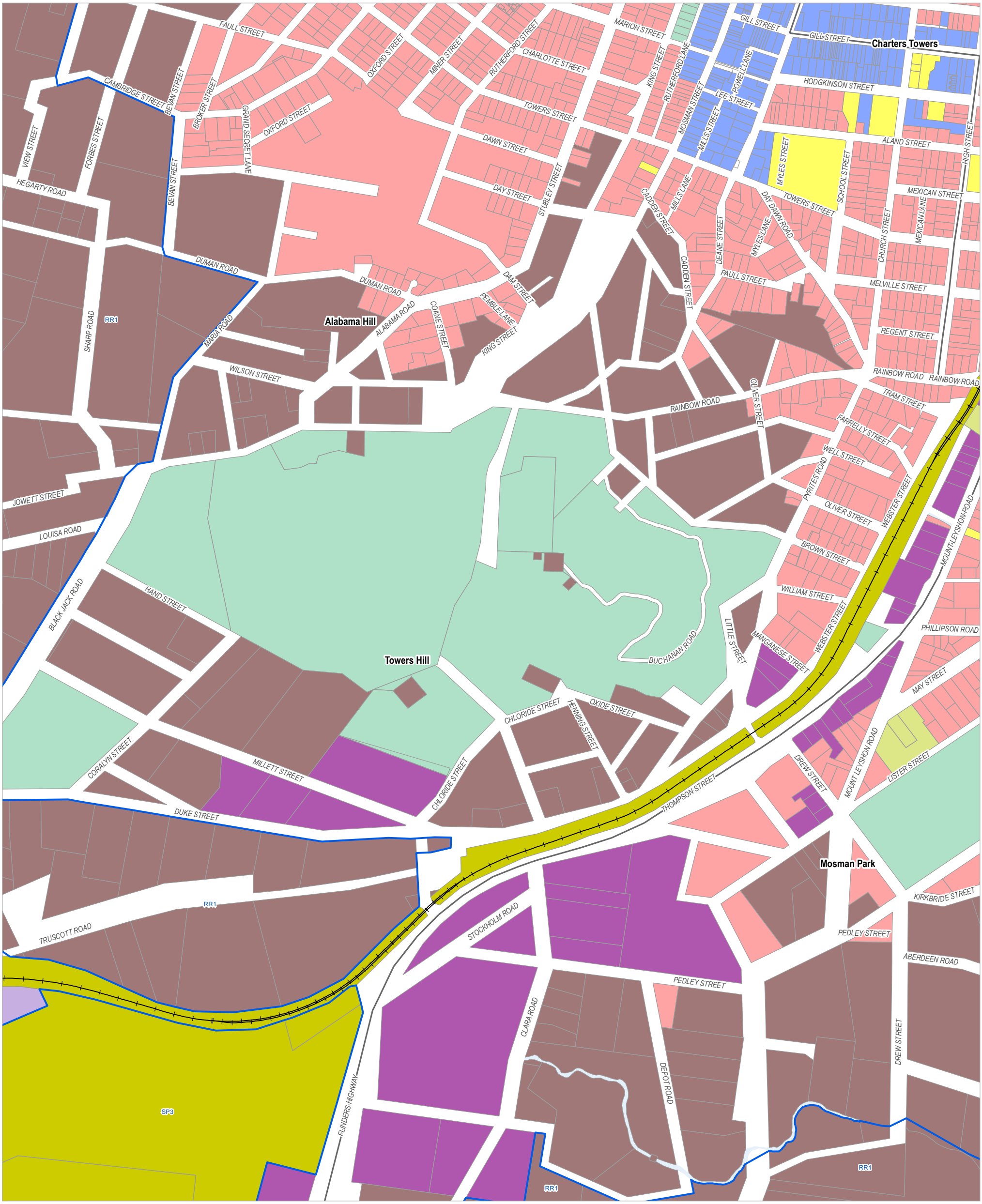
Version: 5, Version Date: 15/07/2019



CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Zone Map

Zone

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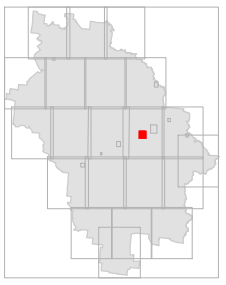
4/07/2019

Approx Scale @ A3 1:10,000

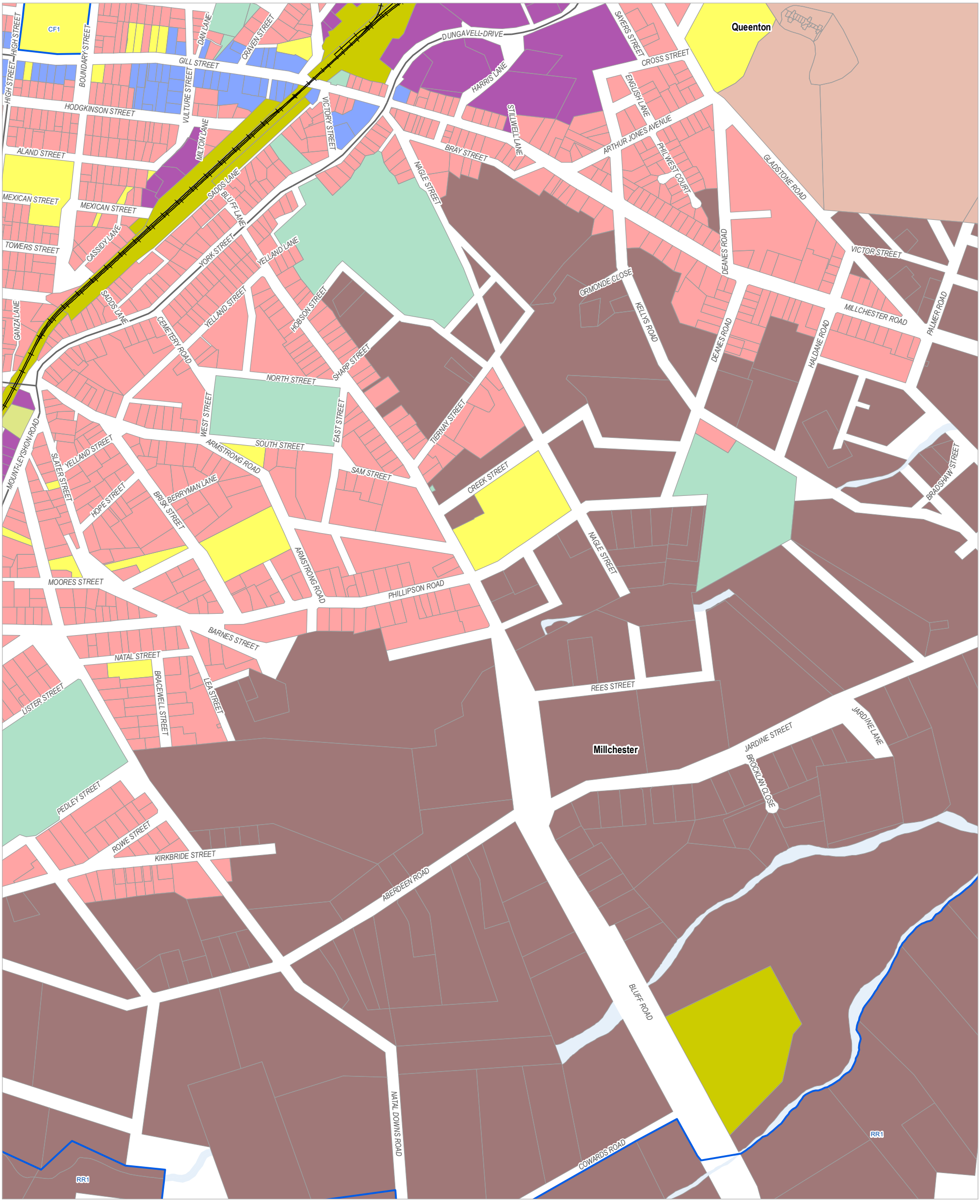
0 0.25 0.5

km



Zone - ZM1.6
Charters Towers Inset 3

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019



CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Zone Map

Zone

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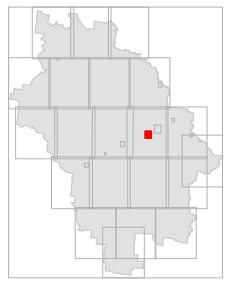
Geocentric Datum of Australia (GDA94)

4/07/2019

Approx Scale @ A3 1:10,000

0 0.25 0.5

km



Zone - ZM1.7
Charters Towers Inset 4

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019

CHARTERS TOWERS
REGIONAL COUNCIL

Charters Towers Regional Town Plan Zone Map

Zone
- Centre
- General Residential
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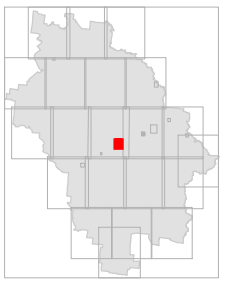
Geocentric Datum of Australia (GDA94)

4/07/2019

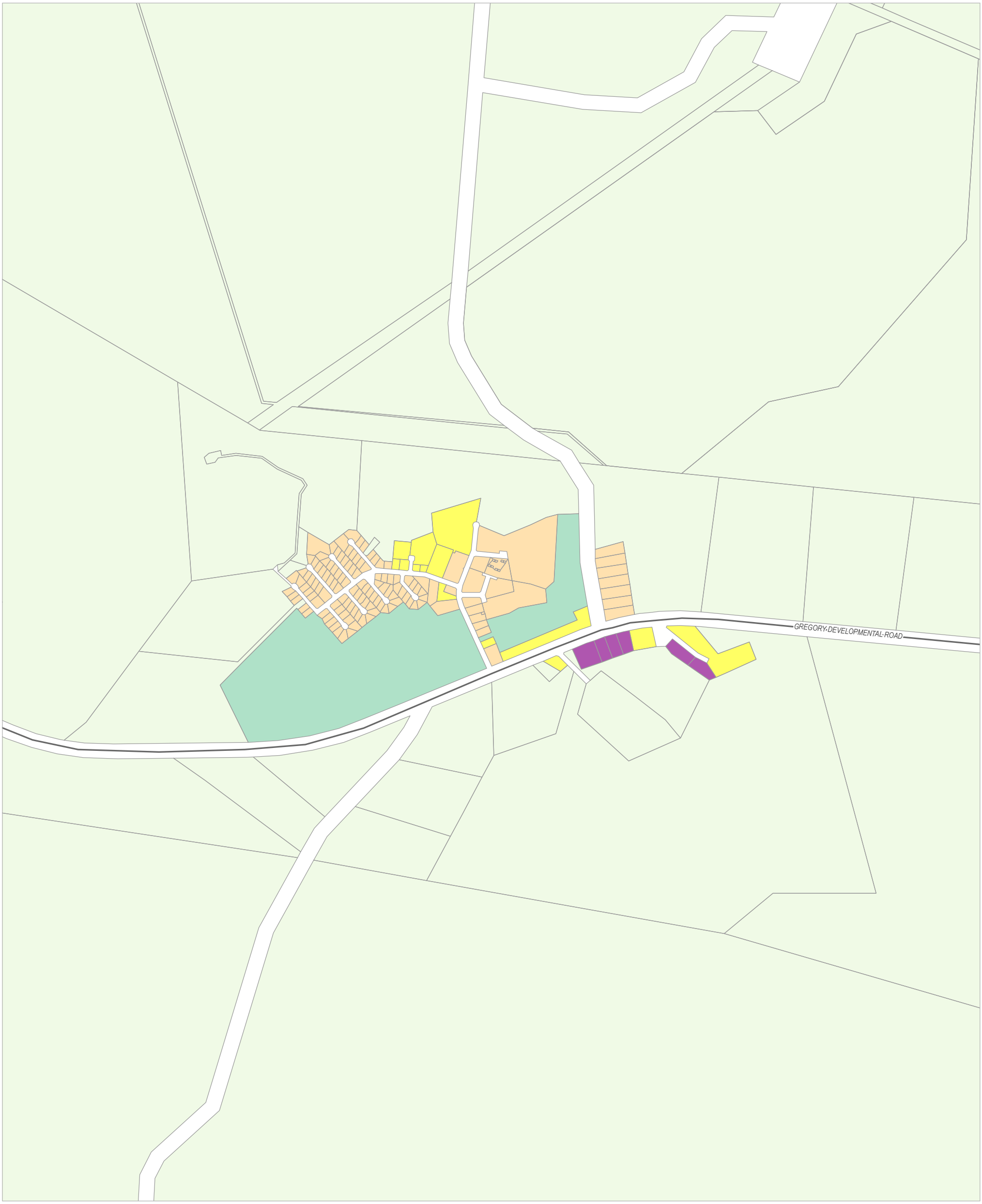
Approx Scale @ A3 1:25,000

0 0.65 1.3

km



Zone - ZM1.8 Balfes Creek



CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Zone Map

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Geocentric Datum of Australia (GDA94)

4/07/2019

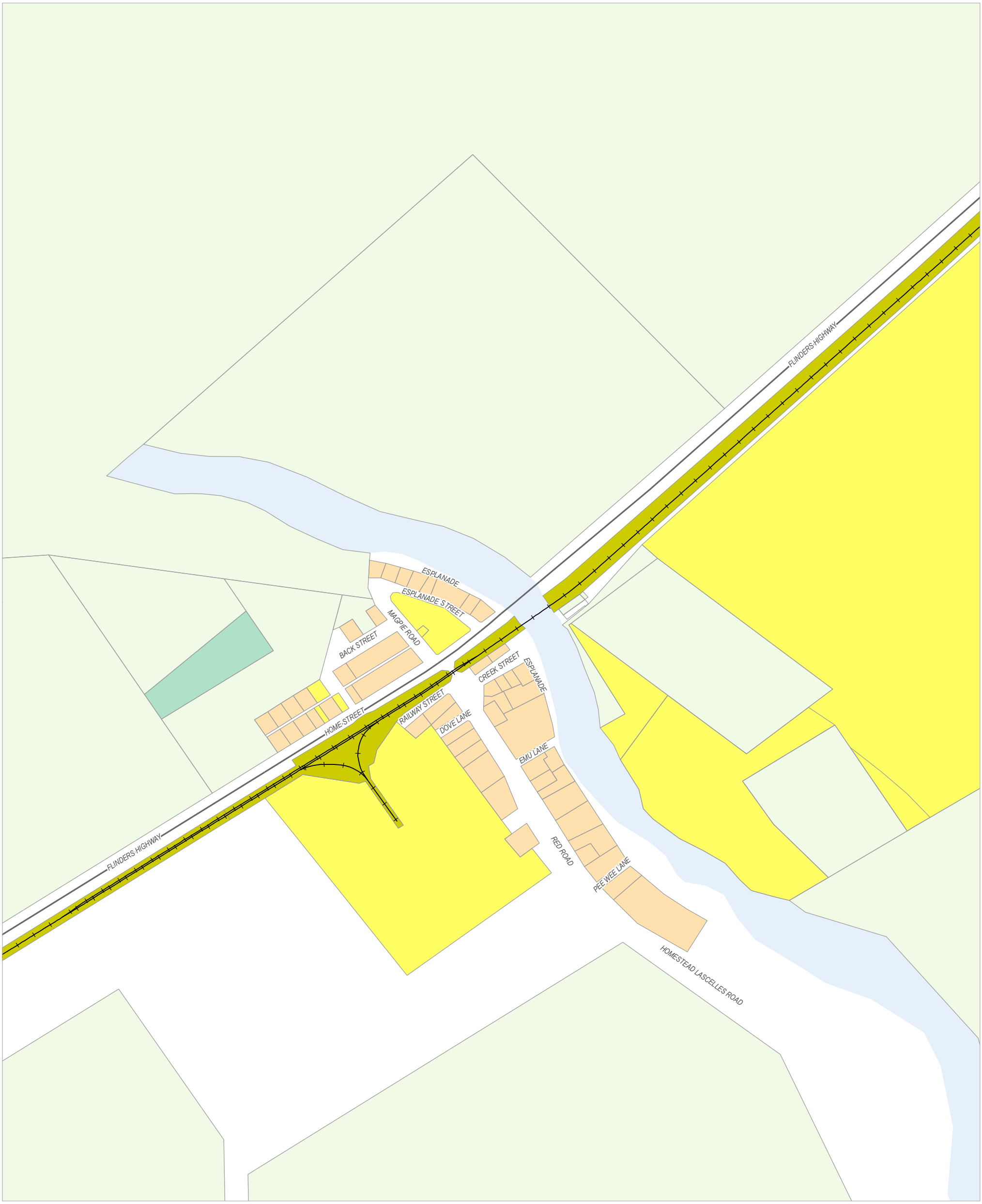
Approx Scale @ A3 1:15,000

0 0.4 0.8

km

Zone - ZM1.9 Greenvale

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019



CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Zone Map

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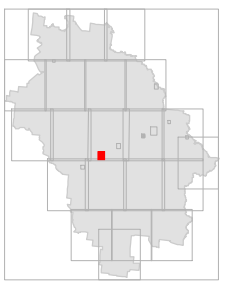
Geocentric Datum of Australia (GDA94)

4/07/2019

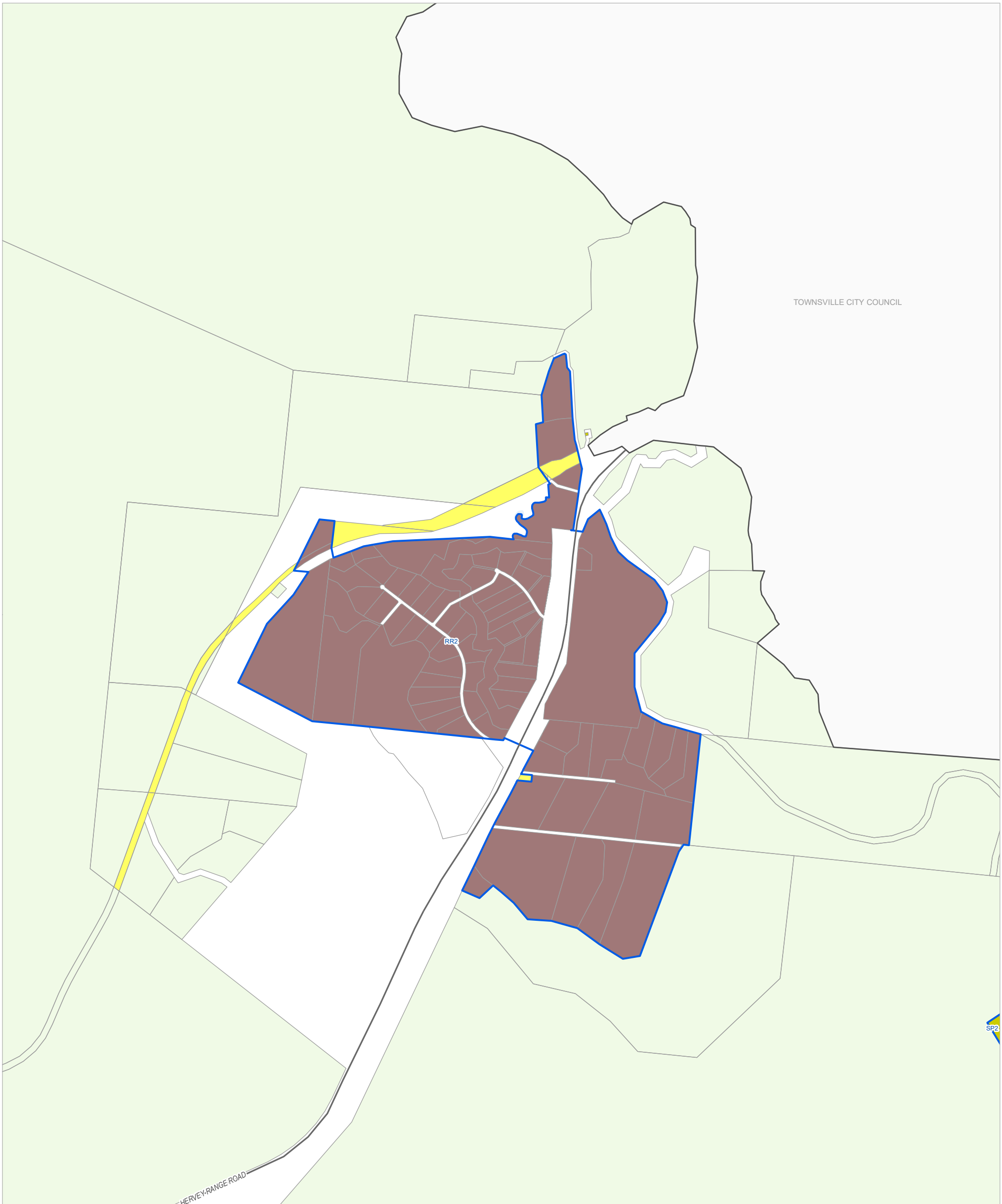
Approx Scale @ A3 1:10,000

0 0.25 0.5

km



Zone - ZM1.10 Homestead



CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Zone Map

Zone

- Centre
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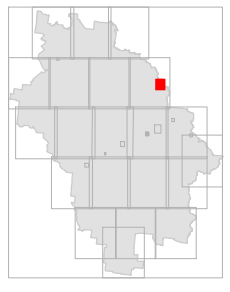
Geocentric Datum of Australia (GDA94)

4/07/2019

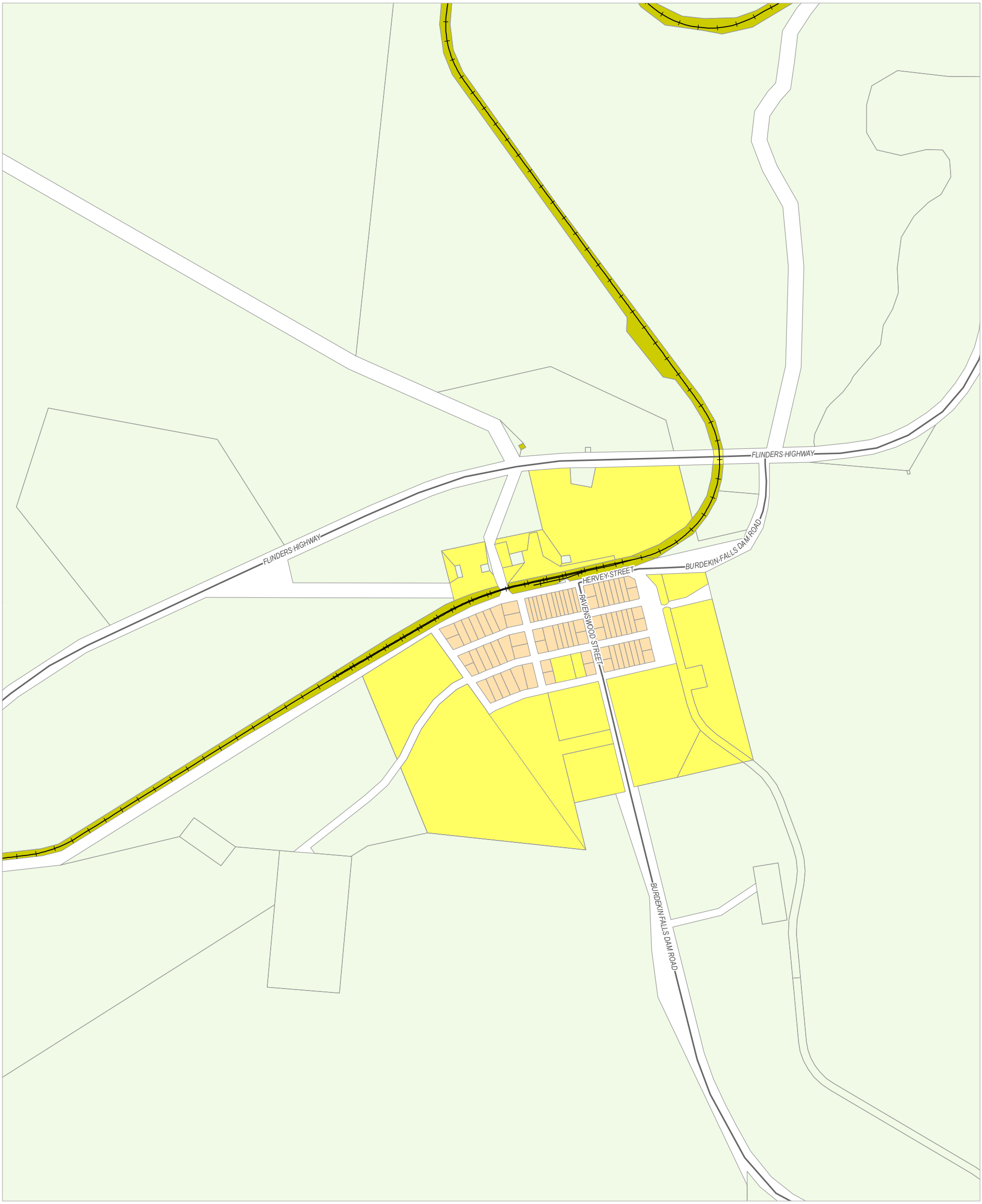
Approx Scale @ A3 1:25,000

0 0.65 1.3

km



Zone - ZM1.11 Hervey Range



CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Zone Map

Zone

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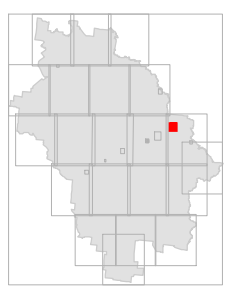
Geocentric Datum of Australia (GDA94)

4/07/2019

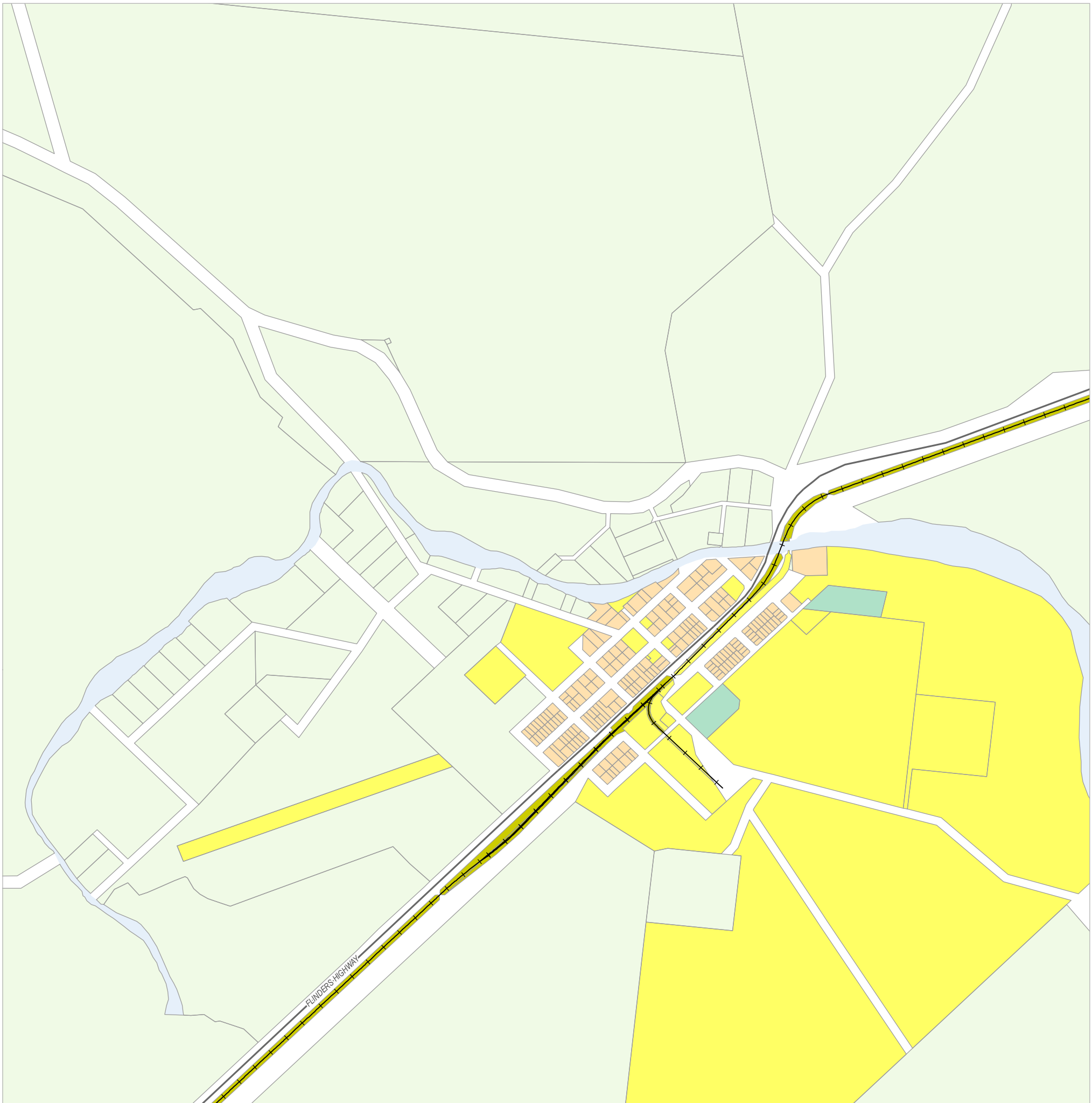
Approx Scale @ A3 1:15,000

0 0.4 0.8

km



Zone - ZM1.12 Mingela



CHARTERS TOWERS
REGIONAL COUNCIL

Charters Towers Regional Town Plan Zone Map

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Geocentric Datum of Australia (GDA94)

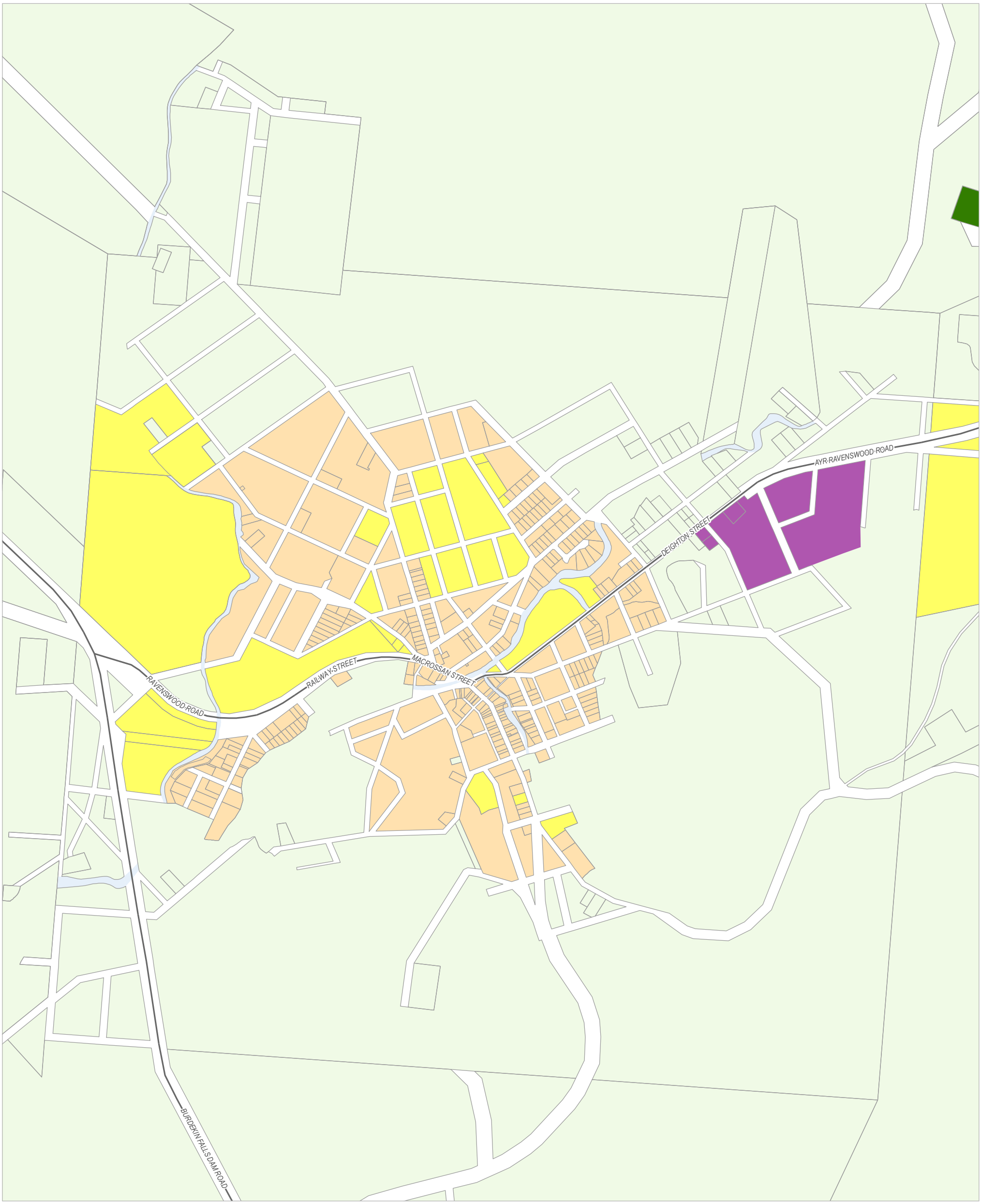
4/07/2019

Approx Scale @ A3 1:20,000

0 0.55 1.1

km

Zone - ZM1.13 Pentland



CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Zone Map

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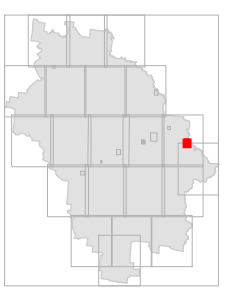
Approx Scale @ A3 1:15,000

0 0.4 0.8

km



Zone - ZM1.14 Ravenswood

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Version: 5, Version Date: 15/07/2019

FLINDERS HIGHWAY

FLINDERS HIGHWAY

CHARTERS TOWERS
REGIONAL COUNCIL

Charters Towers Regional Town Plan Zone Map

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Geocentric Datum of Australia (GDA94)

4/07/2019

Approx Scale @ A3 1:40,000

0 1 2

km

Zone - ZM1.15 Sellheim

TABLELANDS REGIONAL COUNCIL

ETHERIDGE SHIRE COUNCIL

GREGORY DEVELOPMENTAL ROAD

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Zone Map

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Geocentric Datum of Australia (GDA94)

4/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13

km

Zone - ZM1.16
Map 1

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019

TABLELANDS REGIONAL COUNCIL

CASSOWARY COAST REGIONAL COUNCIL

HINCHINBROOK SHIRE COUNCIL

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Zone Map

Zone

- Centre
- General Residential
- Industry
- Industry Investigation
- Community Facilities
- Minor Tourism
- Recreation and Open Space
- Environmental Management and Conservation
- Rural Residential
- Emerging Community
- Rural
- Special Purpose
- Township

Precinct

- CF1 - Hospital and Health Care Services Precinct
- RR1 - Environs Precinct
- RR2 - Hervey Range Precinct
- SP1 - Airport Precinct
- SP2 - Defence Precinct
- SP3 - Sales Yard Precinct
- Precinct Boundary

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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Cadastral boundaries as at June 2019 sourced from QSpatial.

Geocentric Datum of Australia (GDA94)

4/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13

km

Zone - ZM1.17
Map 2

Document Set ID: 1208921
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TABLELANDS REGIONAL COUNCIL

CASSOWARY COAST REGIONAL COUNCIL

HINCHINBROOK SHIRE COUNCIL

TOWNSVILLE CITY COUNCIL

CHARTERS TOWERS REGIONAL COUNCIL

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Geocentric Datum of Australia (GDA94)

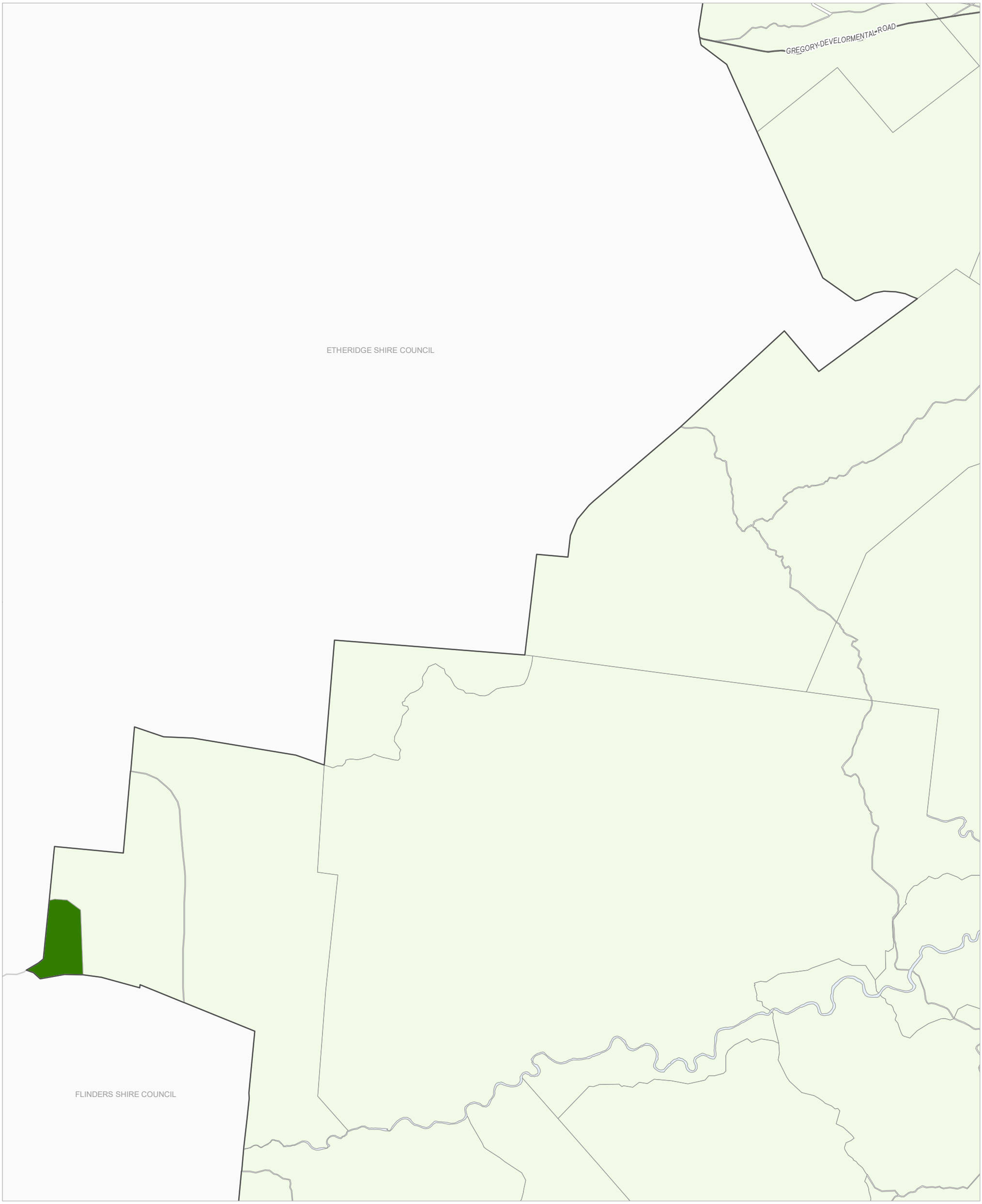
4/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13

km

Zone - ZM1.18
Map 3



CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Zone Map

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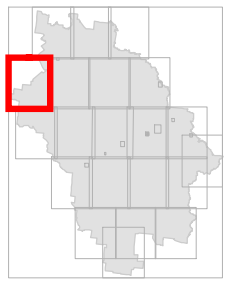
0 6.5 13

km



Zone - ZM1.19
Map 4

CHARTERS TOWERS
REGIONAL COUNCIL

Charters Towers Regional Town Plan Zone Map

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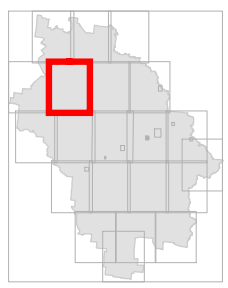
km



Zone - ZM1.20
Map 5

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Zone Map

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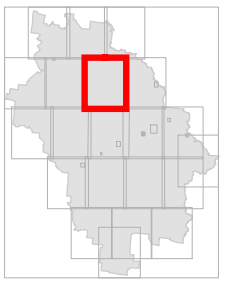
0 6.5 13

km



Zone - ZM1.21
Map 6

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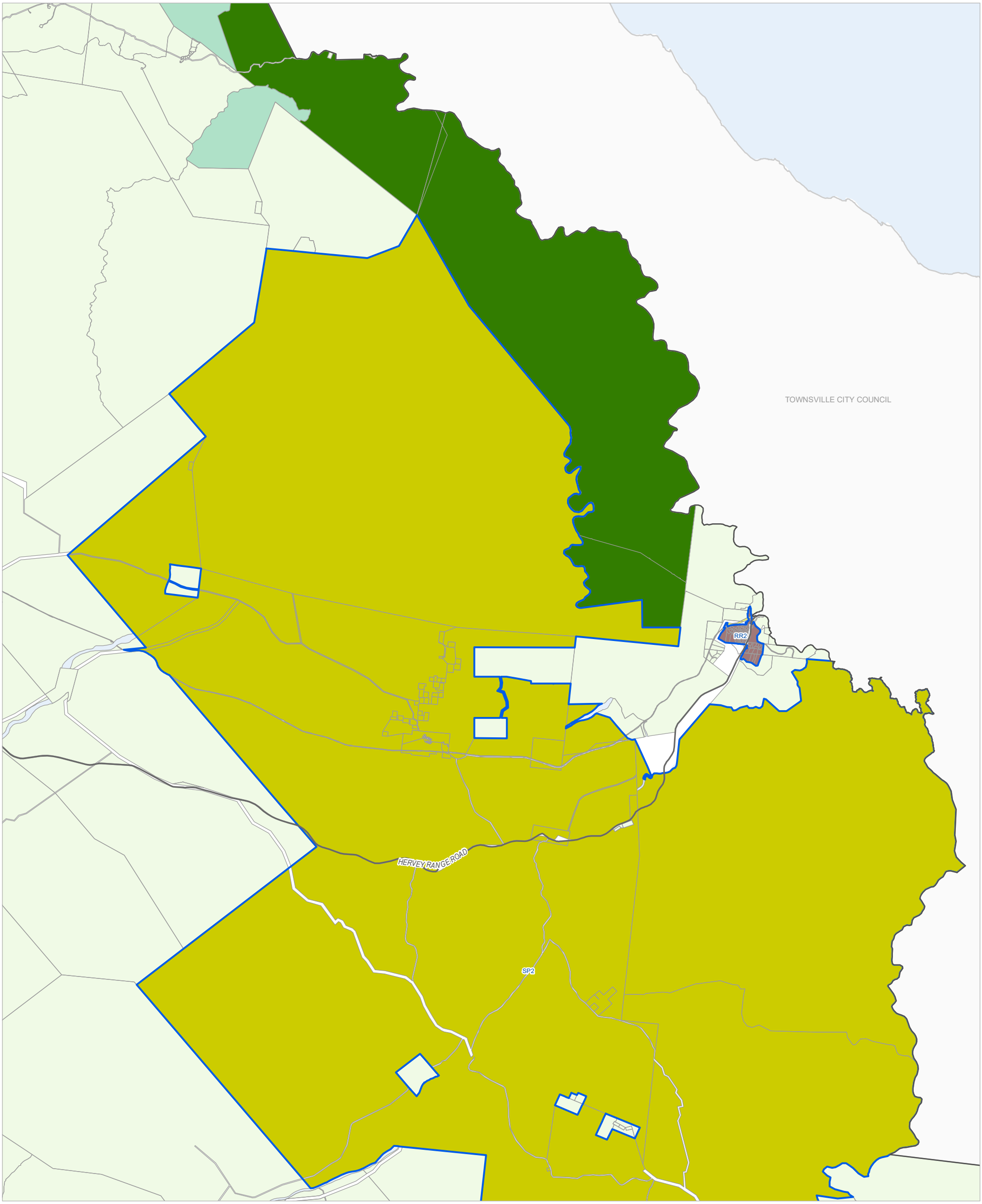
Version: 5, Version Date: 15/07/2019



CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Zone Map

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4/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13

km

Zone - ZM1.22
Map 7

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019

FLINDERS SHIRE COUNCIL

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Zone Map

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4/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13

km

Zone - ZM1.23
Map 8

FLINDERS SHIRE COUNCIL

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Zone Map

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Geocentric Datum of Australia (GDA94)

4/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13

km

Zone - ZM1.24
Map 9

GREGORY DEVELOPMENTAL ROAD

Balfes Creek

FLINDERS HIGHWAY

Homestead

FLINDERS HIGHWAY

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Zone Map

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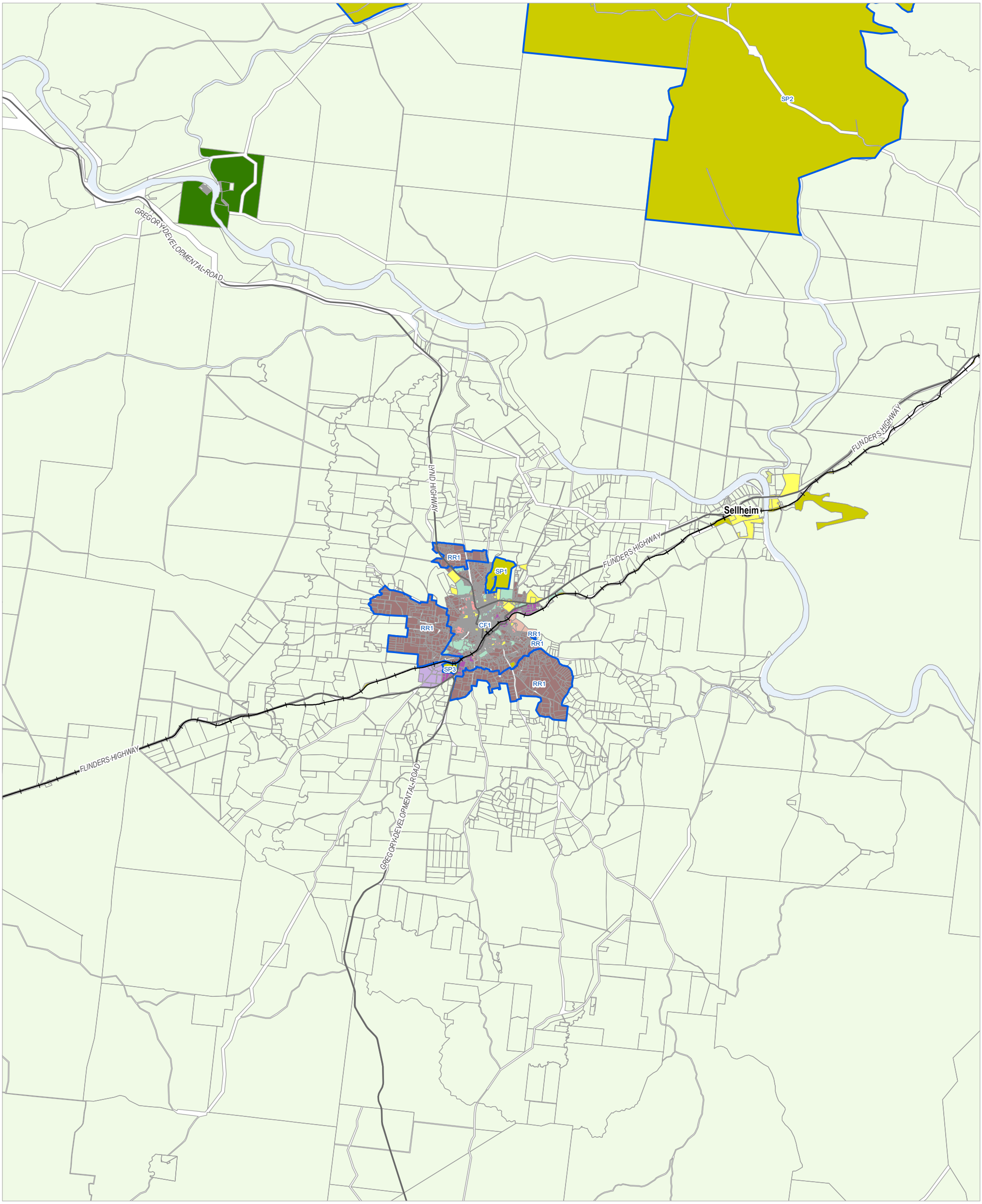
0 6.5 13

km

Zone - ZM1.25
Map 10



CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Zone Map

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4/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13

km

Zone - ZM1.26
Map 11

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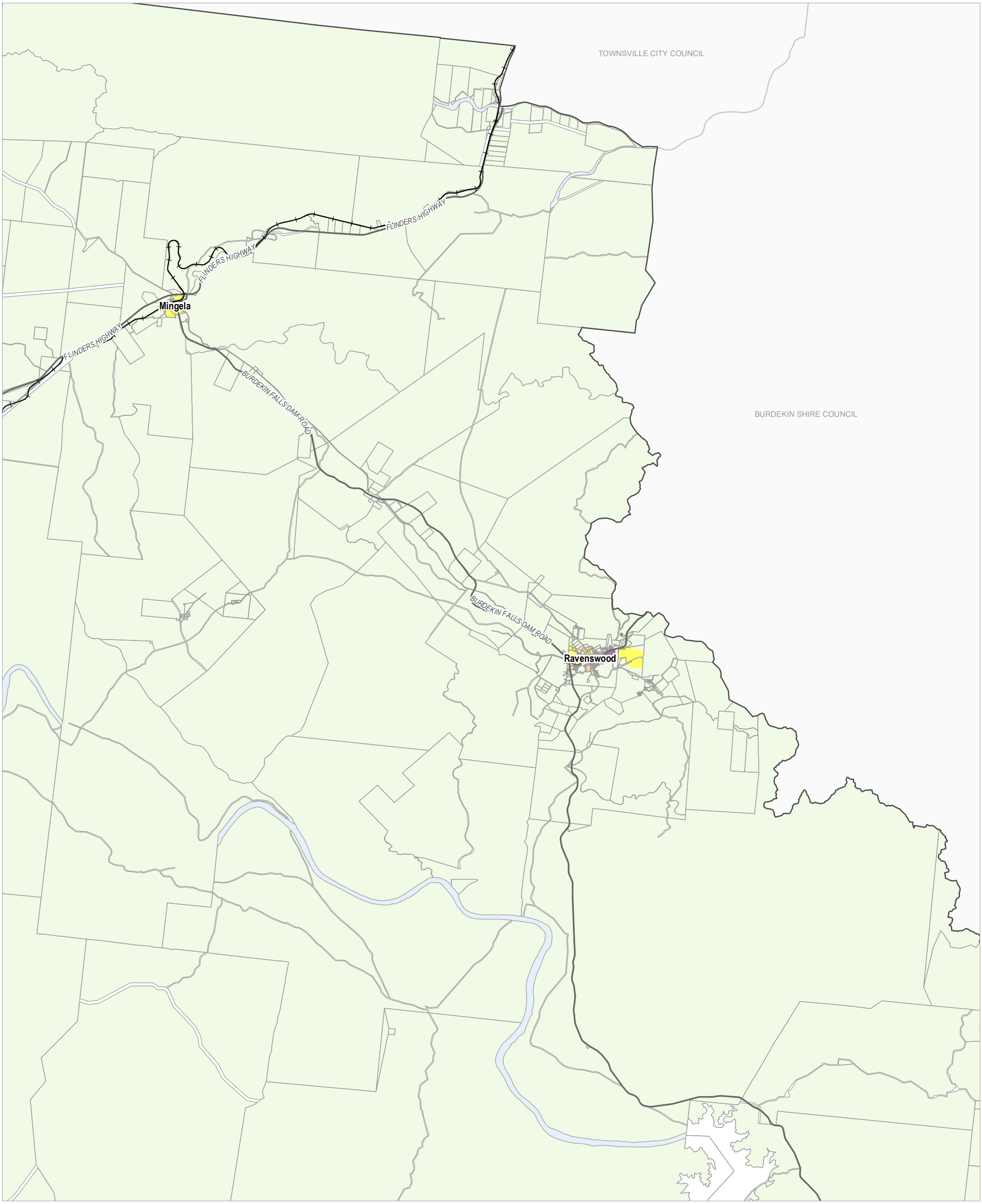
Version: 5, Version Date: 15/07/2019



CHARTERS TOWERS REGIONAL COUNCIL

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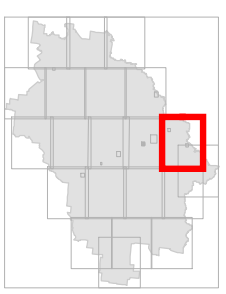
0 6.5 13

km



Zone - ZM1.27
Map 12

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019

BURDEKIN SHIRE COUNCIL

BURDEKIN FALLS DAM ROAD

WHITSUNDAY REGIONAL COUNCIL

CHARTERS TOWERS REGIONAL COUNCIL

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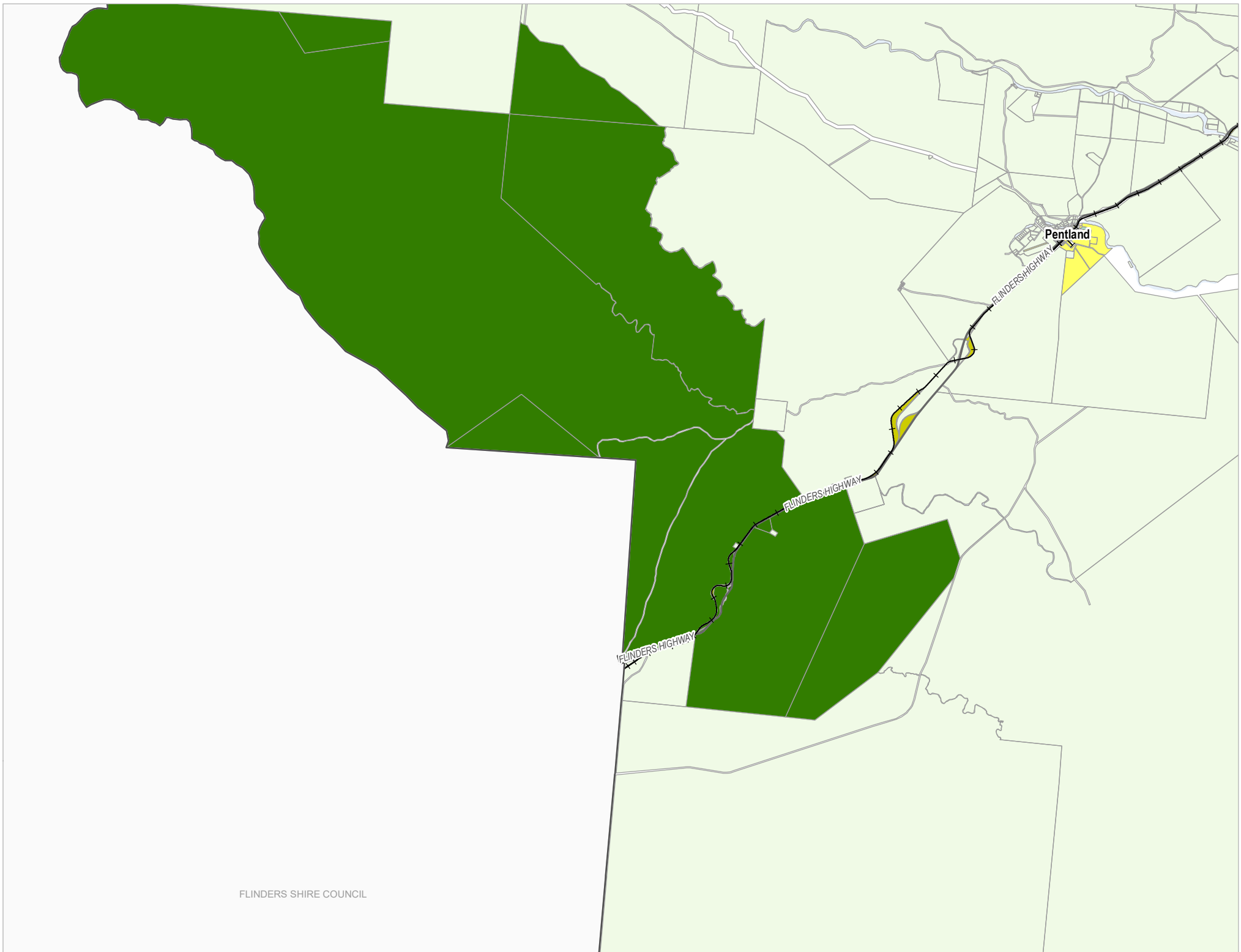
0 6.5 13

km

Zone - ZM1.28
Map 13



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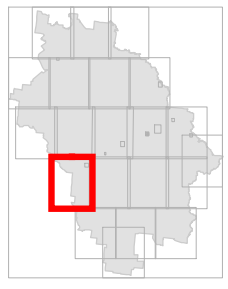
0 6.5 13

km



Zone - ZM1.29
Map 14

FLINDERS HIGHWAY

FLINDERS HIGHWAY

FLINDERS HIGHWAY

FLINDERS HIGHWAY

CHARTERS TOWERS
REGIONAL COUNCIL

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0 6.5 13

km

Zone - ZM1.30
Map 15

CHARTERS TOWERS
REGIONAL COUNCIL

Charters Towers Regional Town Plan Zone Map

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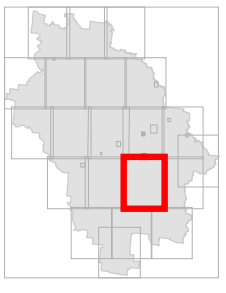
km



Zone - ZM1.31
Map 16

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Zone Map

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- Major Roads

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Cadastral boundaries as at June 2019 sourced from QSpatial.

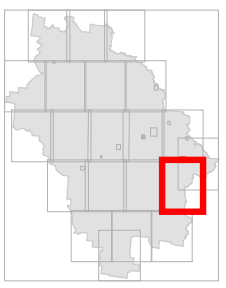
Geocentric Datum of Australia (GDA94)

4/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13

km



Zone - ZM1.32
Map 17

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019

FLINDERS SHIRE COUNCIL

BARCALDINE REGIONAL COUNCIL

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Zone Map

Zone

- Centre
- General Residential
- Industry
- Industry Investigation
- Community Facilities
- Minor Tourism
- Recreation and Open Space
- Environmental Management and Conservation
- Rural Residential
- Emerging Community
- Rural
- Special Purpose
- Township

Precinct

- CF1 - Hospital and Health Care Services Precinct
- RR1 - Environs Precinct
- RR2 - Hervey Range Precinct
- SP1 - Airport Precinct
- SP2 - Defence Precinct
- SP3 - Sales Yard Precinct
- Precinct Boundary

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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Geocentric Datum of Australia (GDA94)

4/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13

km

Zone - ZM1.33
Map 18

ISAAC REGIONAL COUNCIL

CHARTERS TOWERS
REGIONAL COUNCIL

Charters Towers Regional Town Plan Zone Map

Zone

- Centre
- General Residential
- Industry
- Industry Investigation
- Community Facilities
- Minor Tourism
- Recreation and Open Space
- Environmental Management and Conservation
- Rural Residential
- Emerging Community
- Rural
- Special Purpose
- Township

Precinct

- CF1 - Hospital and Health Care Services Precinct
- RR1 - Environs Precinct
- RR2 - Hervey Range Precinct
- SP1 - Airport Precinct
- SP2 - Defence Precinct
- SP3 - Sales Yard Precinct
- Precinct Boundary

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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Geocentric Datum of Australia (GDA94)

4/07/2019

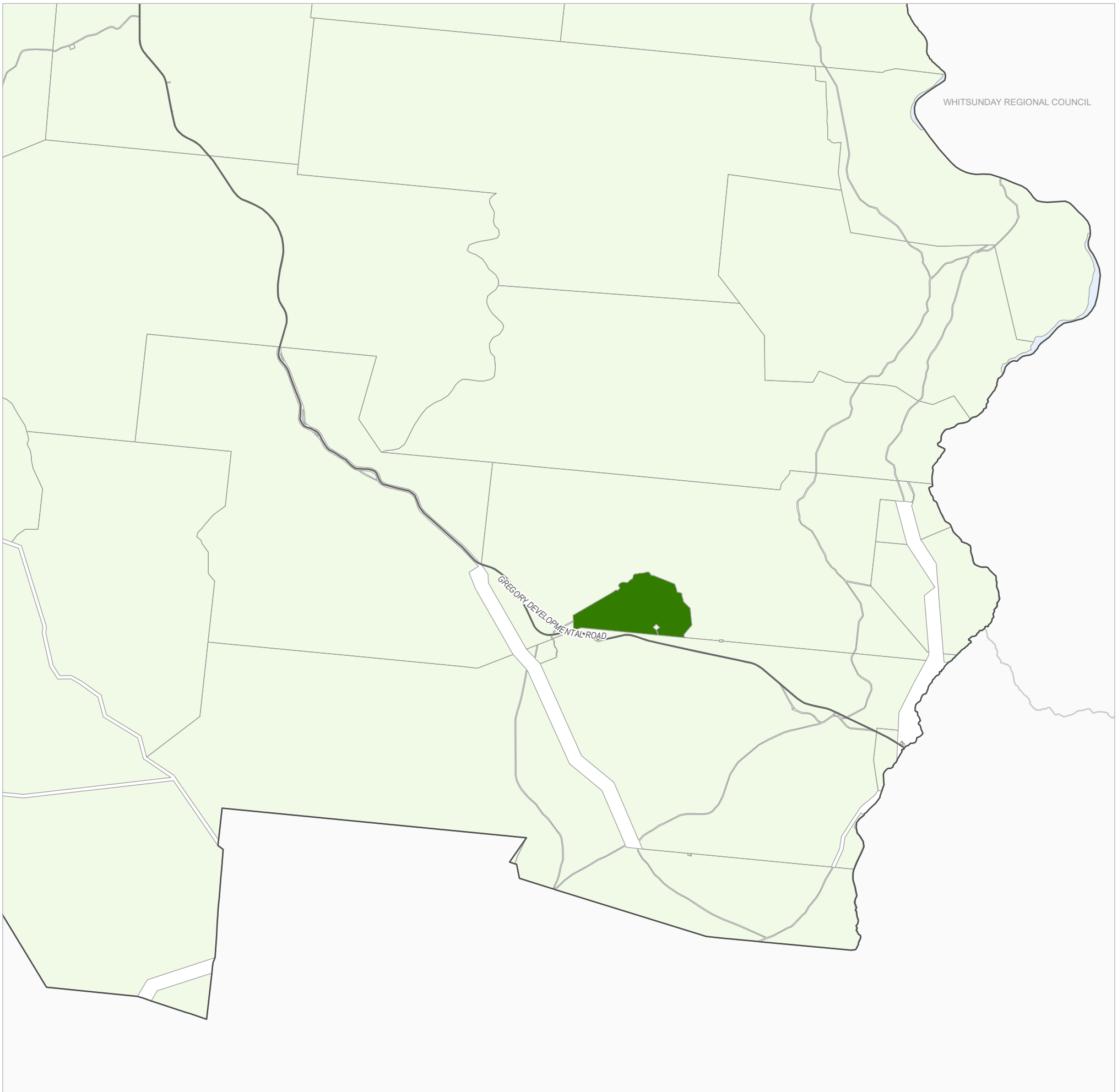
Approx Scale @ A3 1:250,000

0 6.5 13

km

Zone - ZM1.34
Map 19

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019



CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Zone Map

Zone

- Centre
- General Residential
- Industry
- Industry Investigation
- Community Facilities
- Minor Tourism
- Recreation and Open Space
- Environmental Management and Conservation
- Rural Residential
- Emerging Community
- Rural
- Special Purpose
- Township

Precinct

- CF1 - Hospital and Health Care Services Precinct
- RR1 - Environs Precinct
- RR2 - Hervey Range Precinct
- SP1 - Airport Precinct
- SP2 - Defence Precinct
- SP3 - Sales Yard Precinct
- Precinct Boundary

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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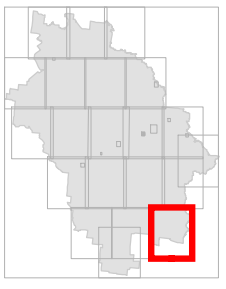
Geocentric Datum of Australia (GDA94)

4/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13

km



Zone - ZM1.35
Map 20

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019

ISAAC REGIONAL COUNCIL

BARCALDINE REGIONAL COUNCIL

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Zone Map

Zone

- Centre
- General Residential
- Industry
- Industry Investigation
- Community Facilities
- Minor Tourism
- Recreation and Open Space
- Environmental Management and Conservation
- Rural Residential
- Emerging Community
- Rural
- Special Purpose
- Township

Precinct

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- RR1 - Environs Precinct
- RR2 - Hervey Range Precinct
- SP1 - Airport Precinct
- SP2 - Defence Precinct
- SP3 - Sales Yard Precinct
- Precinct Boundary

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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Geocentric Datum of Australia (GDA94)

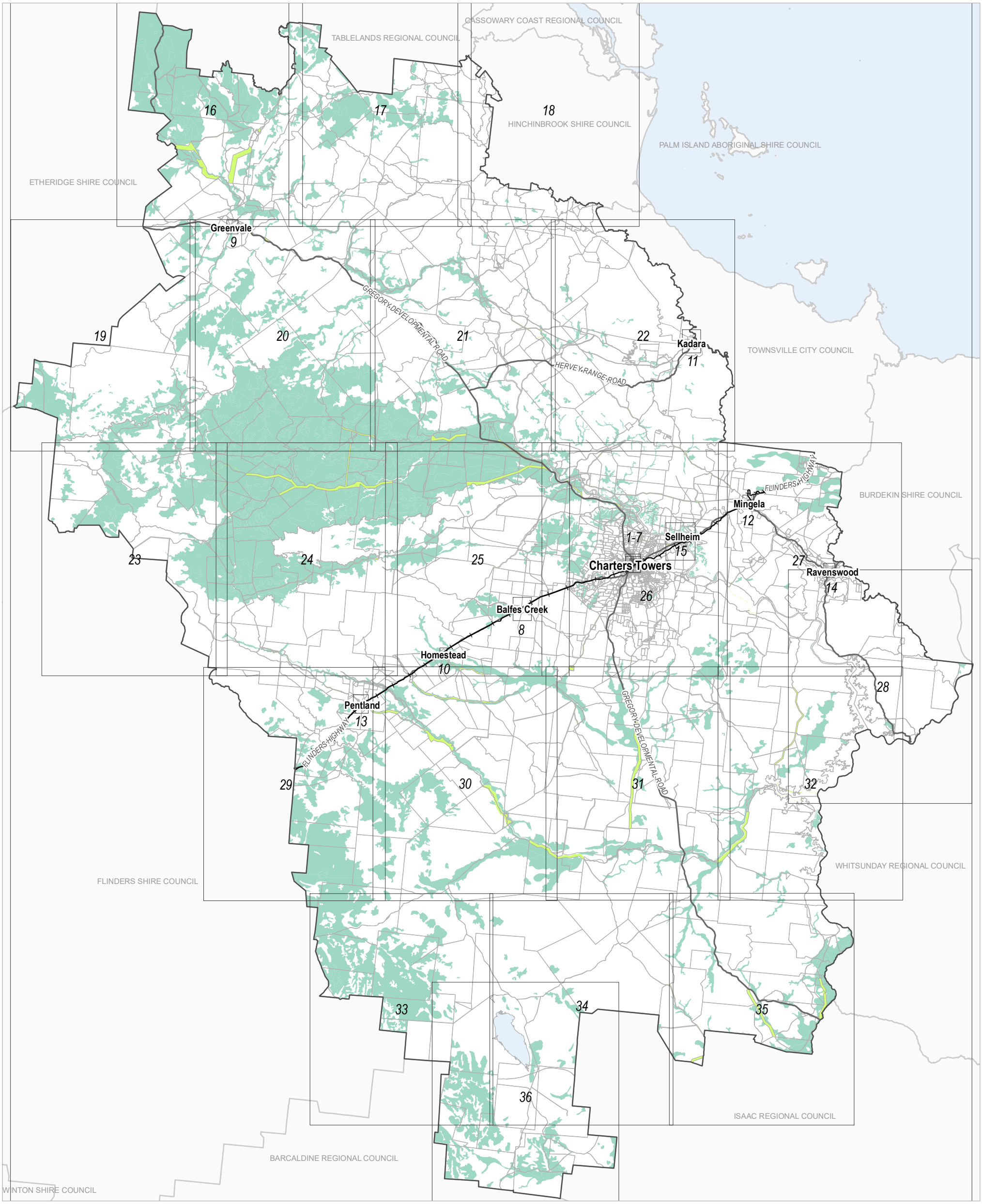
4/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13

km

Zone - ZM1.36
Map 21



CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Agricultural Overlay Map

Agricultural Areas

- Stock Route
- Agricultural Land Classification (Class A and B)

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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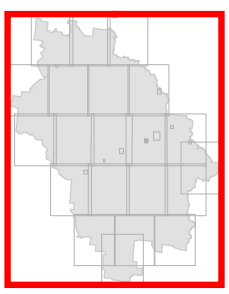
Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:1,300,000

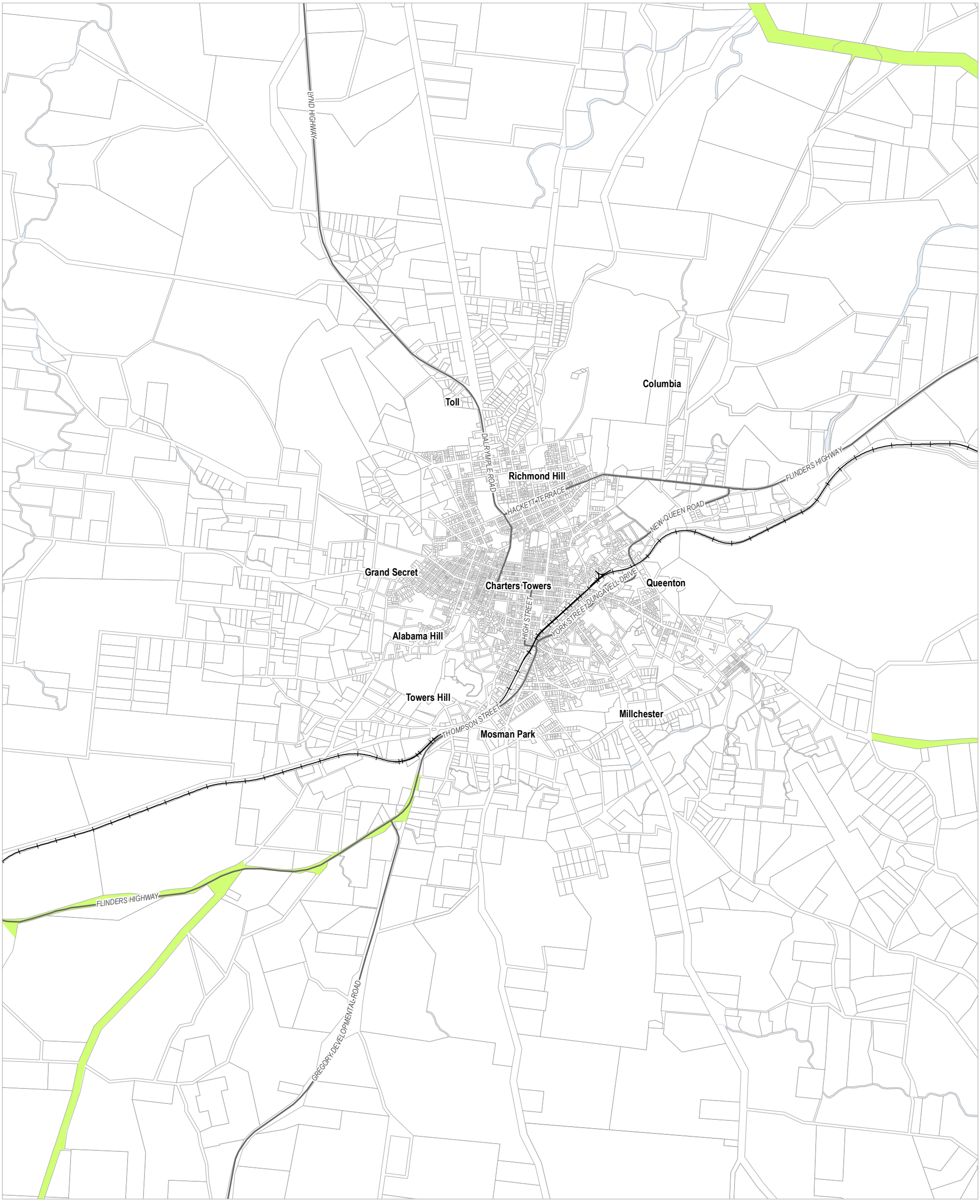
0 30 60

km



Agriculture Overlay - OM1.0 Region

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019



CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Agricultural Overlay Map

Agricultural Areas
- Stock Route
- Agricultural Land Classification (Class A and B)

Other Map Layers
- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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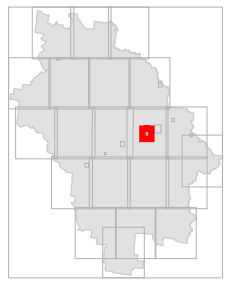
Geocentric Datum of Australia (GDA94)

3/07/2019

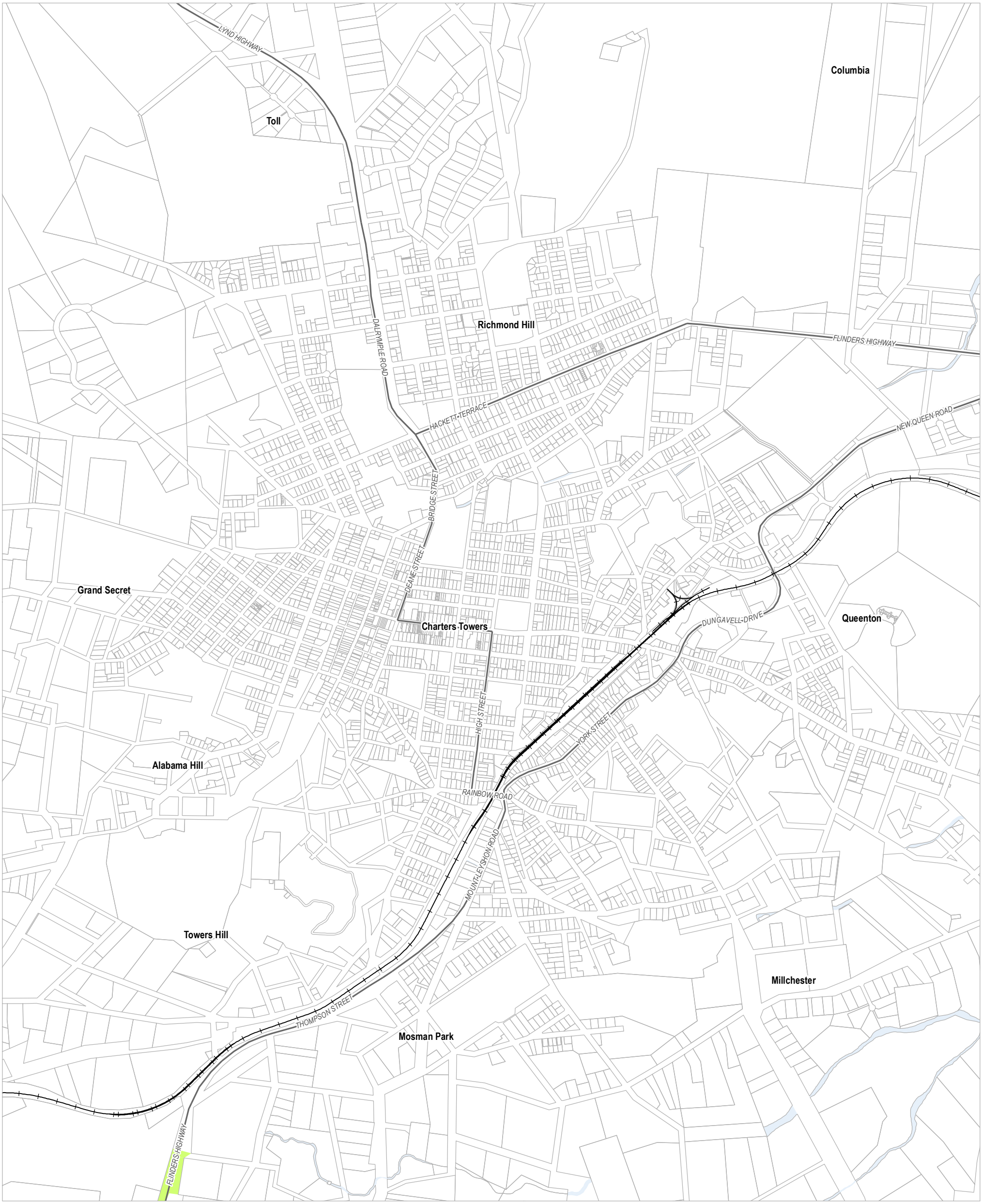
Approx Scale @ A3 1:55,000

0 1.5 3
km



Agriculture Overlay - OM1.1
Charters Towers and Surrounds

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019



CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Agricultural Overlay Map

Agricultural Areas

- Stock Route
- Agricultural Land Classification (Class A and B)

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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Refer to State Goverment mapping for the latest version of the overlay if applicable.

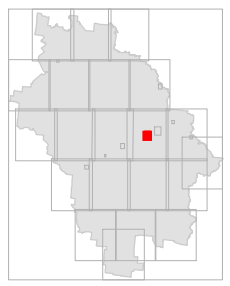
Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:20,000

0 0.55 1.1

km



Agriculture Overlay - OM1.2 Charters Towers Urban Area

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Agricultural Overlay Map

Agricultural Areas

- Stock Route
- Agricultural Land Classification (Class A and B)

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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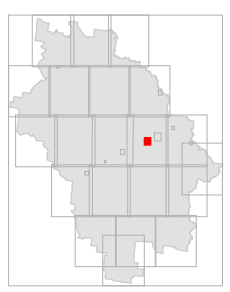
Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:8,000

0 0.2 0.4

km



Agriculture Overlay - OM1.3
Charters Towers Centre

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019

CHARTERS TOWERS
REGIONAL COUNCIL

Charters Towers Regional Town Plan Agricultural Overlay Map

Agricultural Areas
- Stock Route
- Agricultural Land Classification (Class A and B)

Other Map Layers
- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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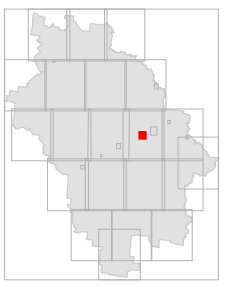
Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:10,000

0 0.25 0.5
km



Agriculture Overlay - OM1.4
Charters Towers Inset 1

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019

Richmond Hill
Queenton
WEST STREET
BURDEKIN ROAD
CORINDA AVENUE
MACPHERSON STREET
TITLEY STREET
TITLEY LANE
MAHONEY STREET
DAVIES STREET
MCCLELLAND STREET
HANVIN STREET
HICKS LANE
HICKS STREET
BAKER STREET
GAUVIN STREET
COLUMBIA STREET
DR GEORGE ELLIS DRIVE
FLINDERS HIGHWAY
WHEELERS ROAD
CONRAD STREET
VIOLA STREET
SIMPSON STREET
CARBIS STREET
OKANE STREET
HARTE STREET
WAGSTAFF STREET
PRIOR STREET
DEIGHTON STREET
HACKETT TERRACE
BURDEKIN STREET
PLANT STREET
HOLLIMAN STREET
LUKE STREET
APLIN STREET EAST
NEW QUEEN ROAD
HUGH QUINN CRESCENT
PATTERSON STREET
PEEK STREET
RACECOURSE ROAD
WATER STREET
ANDERSON STREET
MARSLAND ROAD
APLIN STREET
ALPIN STREET
DEVEREUX STREET
JAMES LANE
BOUNDARY STREET
MILL STREET
VULTURE STREET
BOYSTOWN LANE
HIGH STREET
PARK STREET
EDWARD STREET
ENTERPRISE ROAD
CRAVEN STREET
CRAVEN LANE
FARMER STREET
COAL STREET
DUNDEE LANE
BROWN LANE
DUNDEE STREET
GLADSTONE ROAD
ANNE STREET
MARY STREET
DAN LANE
NEW QUEEN ROAD
ROGERS LANE
SAYERS STREET
DUNGAVELL DRIVE
GILL STREET
CROSS STREET
HARRIS LANE
ENGLISH LANE
STILLWELL LANE
ARTHUR JONES AVENUE
PHILLWEST COURT
HODGKINSON STREET
MILTON LANE
VICTORY STREET
ALAND STREET
SADDS LANE
BLUFF LANE
BRAY STREET
NAGLE STREET
KELLYS ROAD
MILLCHESTER ROAD
DEANES ROAD
MEXICAN STREET
CASSIDY LANE
YORK STREET
BLUFF ROAD
TOWERS STREET
ORMONDE CLOSE
HALDANE ROAD
VICTOR STREET
PALMER ROAD

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Agricultural Overlay Map

Agricultural Areas
- Stock Route
- Agricultural Land Classification (Class A and B)

Other Map Layers
- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:10,000

0 0.25 0.5
km

Agriculture Overlay - OM1.5
Charters Towers Inset 2

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Agricultural Overlay Map

Agricultural Areas

- Stock Route
- Agricultural Land Classification (Class A and B)

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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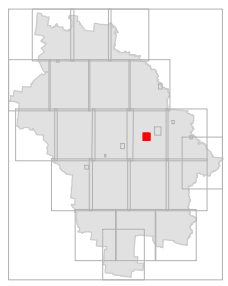
Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:10,000

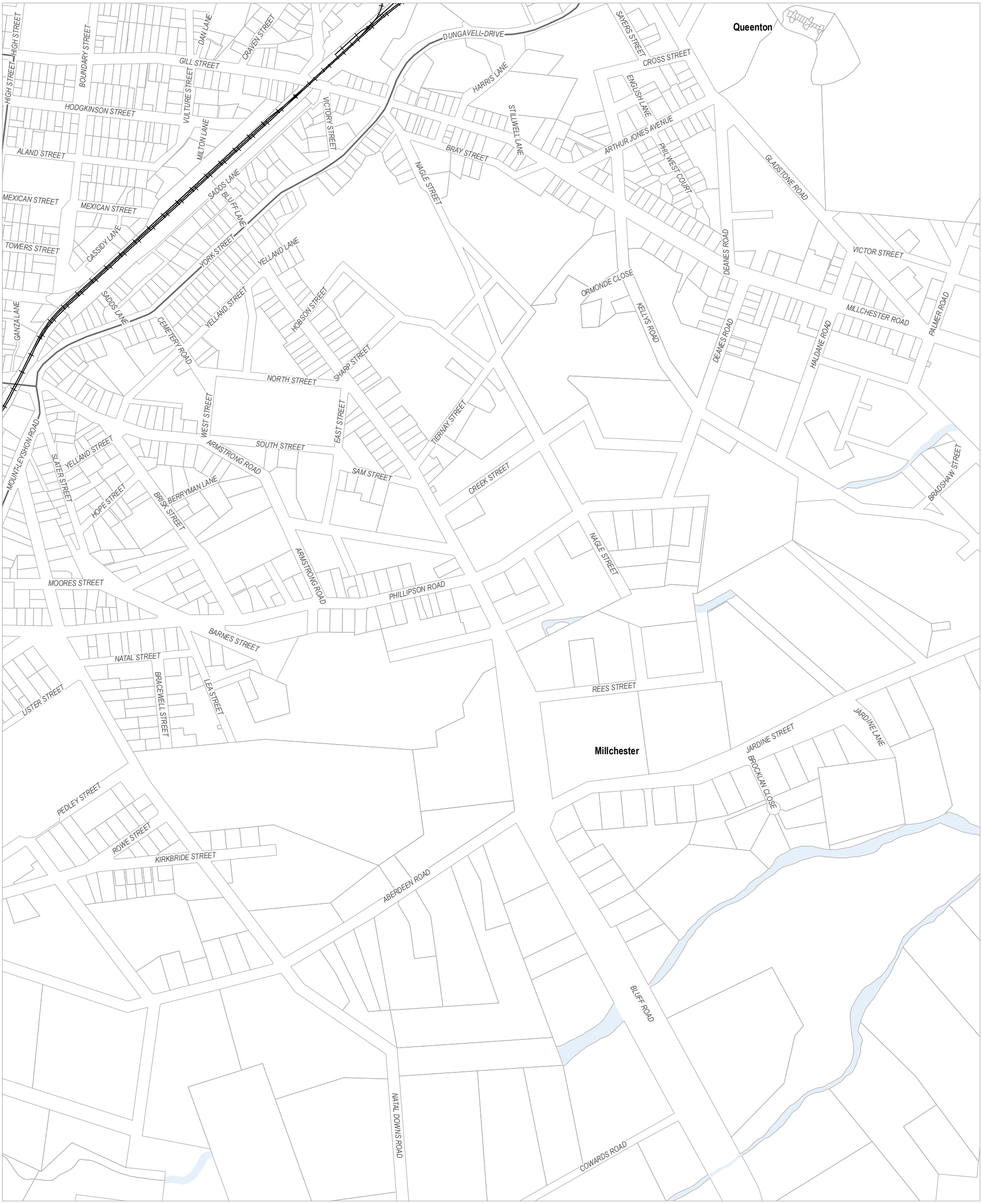
0 0.25 0.5

km



Agriculture Overlay - OM1.6
Charters Towers Inset 3

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019



CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Agricultural Overlay Map

Agricultural Areas

- Stock Route
- Agricultural Land Classification (Class A and B)

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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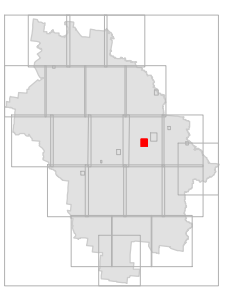
Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:10,000

0 0.25 0.5

km



Agriculture Overlay - OM1.7
Charters Towers Inset 4

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019

FLINDERS HIGHWAY

CHARTERS TOWERS
REGIONAL COUNCIL

Charters Towers Regional Town Plan Agricultural Overlay Map

Agricultural Areas

- Stock Route
- Agricultural Land Classification (Class A and B)

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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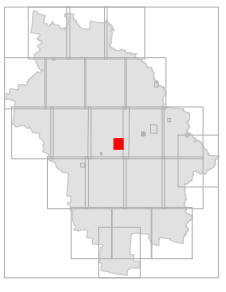
Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:25,000

0 0.65 1.3

km



Agriculture Overlay - OM1.8 Balfes Creek

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019

GREGORY DEVELOPMENTAL ROAD

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Agricultural Overlay Map

Agricultural Areas

- Stock Route
- Agricultural Land Classification (Class A and B)

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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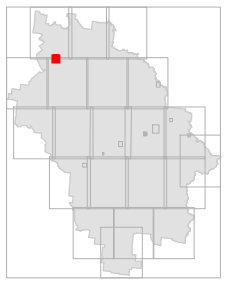
Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:15,000

0 0.4 0.8

km



Agriculture Overlay - OM1.9 Greenvale

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Agricultural Overlay Map

Agricultural Areas

- Stock Route
- Agricultural Land Classification (Class A and B)

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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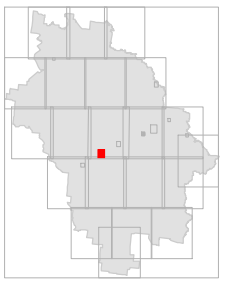
Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:10,000

0 0.25 0.5

km



Agriculture Overlay - OM1.10 Homestead

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019

TOWNSVILLE CITY COUNCIL

HERVEY RANGE ROAD

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Agricultural Overlay Map

Agricultural Areas

- Stock Route
- Agricultural Land Classification (Class A and B)

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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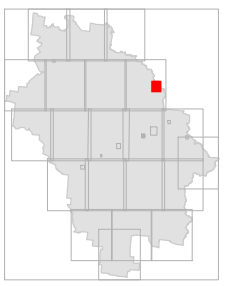
Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:25,000

0 0.65 1.3

km



Agriculture Overlay - OM1.11 Hervey Range

FLINDERS HIGHWAY

FLINDERS HIGHWAY

HERVEY STREET

BURDEKIN FALLS DAM ROAD

RAVENSWOOD STREET

BURDEKIN FALLS DAM ROAD

CHARTERS TOWERS
REGIONAL COUNCIL

Charters Towers Regional Town Plan Agricultural Overlay Map

Agricultural Areas

- Stock Route
- Agricultural Land Classification (Class A and B)

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
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- Major Roads

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Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:15,000

0 0.4 0.8

km

Agriculture Overlay - OM1.12 Mingela

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019

CHARTERS TOWERS
REGIONAL COUNCIL

Charters Towers Regional Town Plan Agricultural Overlay Map

Agricultural Areas

- Stock Route
- Agricultural Land Classification (Class A and B)

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
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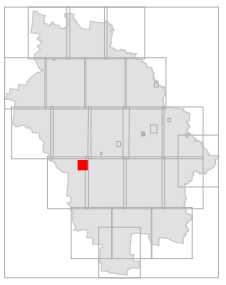
Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:20,000

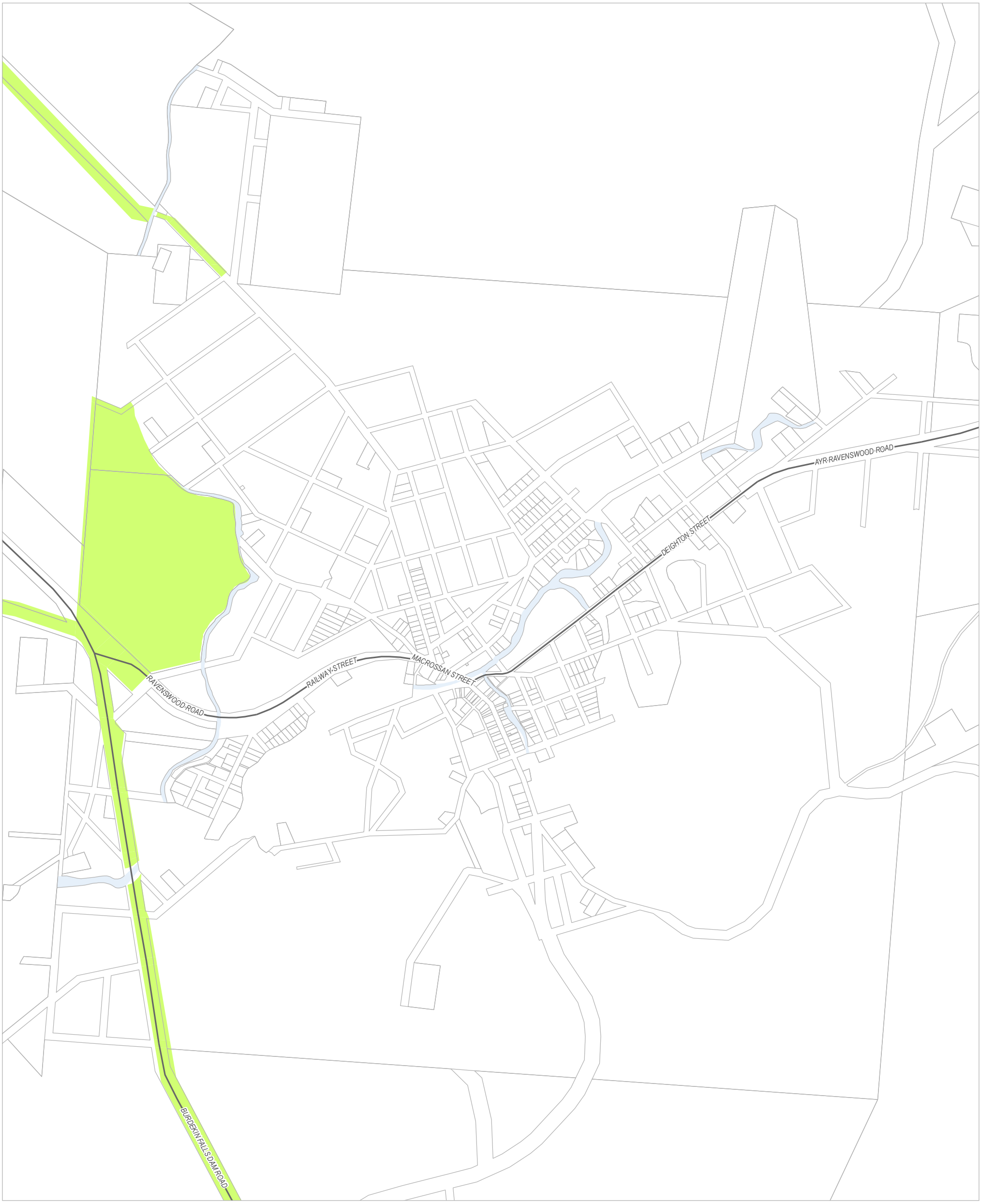
0 0.55 1.1

km



Agriculture Overlay - OM1.13 Pentland

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019



CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Agricultural Overlay Map

Agricultural Areas

- Stock Route
- Agricultural Land Classification (Class A and B)

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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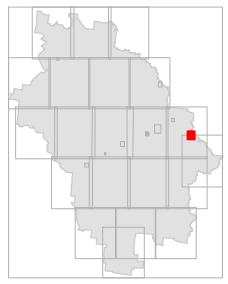
Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:15,000

0 0.4 0.8

km



Agriculture Overlay - OM1.14 Ravenswood

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019

FLINDERS HIGHWAY

FLINDERS HIGHWAY

CHARTERS TOWERS
REGIONAL COUNCIL

Charters Towers Regional Town Plan Agricultural Overlay Map

Agricultural Areas

- Stock Route
- Agricultural Land Classification (Class A and B)

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:40,000

0 1 2

km

Agriculture Overlay - OM1.15 Sellheim

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019

TABLELANDS REGIONAL COUNCIL

ETHERIDGE SHIRE COUNCIL

GREGORY DEVELOPMENTAL ROAD

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Agricultural Overlay Map

Agricultural Areas

- Stock Route
- Agricultural Land Classification (Class A and B)

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13

km

Agriculture Overlay - OM1.16 Map 1

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019

TABLELANDS REGIONAL COUNCIL

CASSOWARY COAST REGIONAL COUNCIL

HINCHINBROOK SHIRE COUNCIL

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Agricultural Overlay Map

Agricultural Areas

- Stock Route
- Agricultural Land Classification (Class A and B)

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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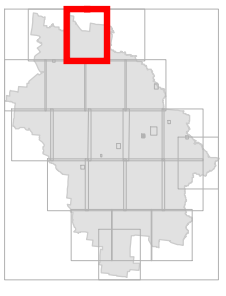
Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13

km



Agriculture Overlay - OM1.17 Map 2

TABLELANDS REGIONAL COUNCIL

CASSOWARY COAST REGIONAL COUNCIL

HINCHINBROOK SHIRE COUNCIL

TOWNSVILLE CITY COUNCIL

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Agricultural Overlay Map

Agricultural Areas

- Stock Route
- Agricultural Land Classification (Class A and B)

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
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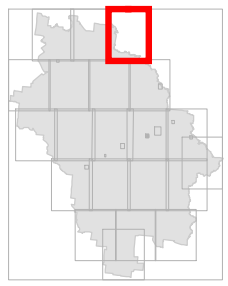
Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13

km



Agriculture Overlay - OM1.18 Map 3

GREGORY DEVELOPMENTAL ROAD

ETHERIDGE SHIRE COUNCIL

FLINDERS SHIRE COUNCIL

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Agricultural Overlay Map

Agricultural Areas

- Stock Route
- Agricultural Land Classification (Class A and B)

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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Geocentric Datum of Australia (GDA94)

3/07/2019

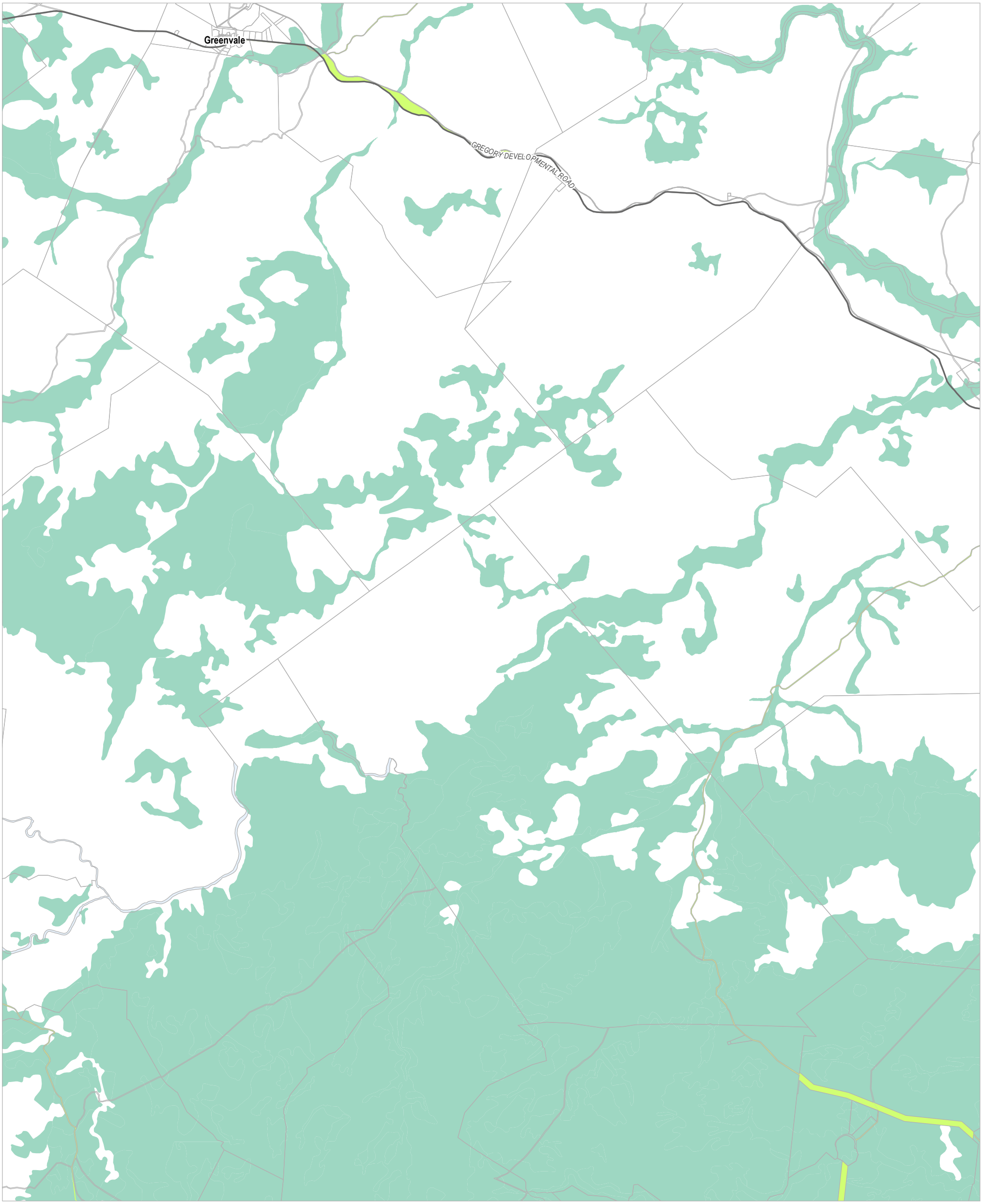
Approx Scale @ A3 1:250,000

0 6.5 13

km

Agriculture Overlay - OM1.19 Map 4

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019



CHARTERS TOWERS
REGIONAL COUNCIL

Charters Towers Regional Town Plan Agricultural Overlay Map

Agricultural Areas
- Stock Route
- Agricultural Land Classification (Class A and B)

Other Map Layers
- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
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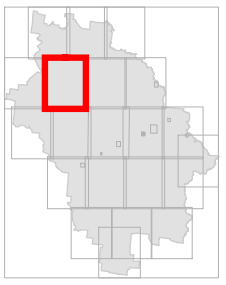
Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13
km



Agriculture Overlay - OM1.20 Map 5

HERVEY RANGE ROAD

GREGORY DEVELOPMENTAL ROAD

CHARTERS TOWERS
REGIONAL COUNCIL

Charters Towers Regional Town Plan Agricultural Overlay Map

Agricultural Areas

- Stock Route
- Agricultural Land Classification (Class A and B)

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
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Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13

km

Agriculture Overlay - OM1.21 Map 6

TOWNSVILLE CITY COUNCIL

Kadara

HERVEY RANGE ROAD

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Agricultural Overlay Map

Agricultural Areas

- Stock Route
- Agricultural Land Classification (Class A and B)

Other Map Layers

- Cadastral Boundary
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- Waterway
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- Major Roads

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Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13

km

Agriculture Overlay - OM1.22 Map 7

FLINDERS SHIRE COUNCIL

CHARTERS TOWERS
REGIONAL COUNCIL

Charters Towers Regional Town Plan Agricultural Overlay Map

Agricultural Areas

- Stock Route
- Agricultural Land Classification (Class A and B)

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
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- Major Roads

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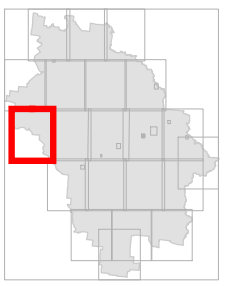
3/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13

km



Agriculture Overlay - OM1.23
Map 8

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Version: 5, Version Date: 15/07/2019

FLINDERS SHIRE COUNCIL

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Agricultural Overlay Map

Agricultural Areas

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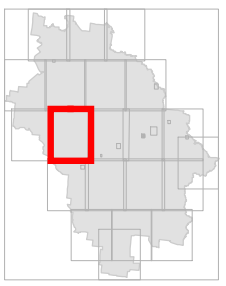
3/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13

km



Agriculture Overlay - OM1.24 Map 9

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019

GREGORY DEVELOPMENTAL ROAD

Balfes Creek

FLINDERS HIGHWAY

Homestead

FLINDERS HIGHWAY

CHARTERS TOWERS
REGIONAL COUNCIL

Charters Towers Regional Town Plan Agricultural Overlay Map

Agricultural Areas

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Geocentric Datum of Australia (GDA94)

3/07/2019

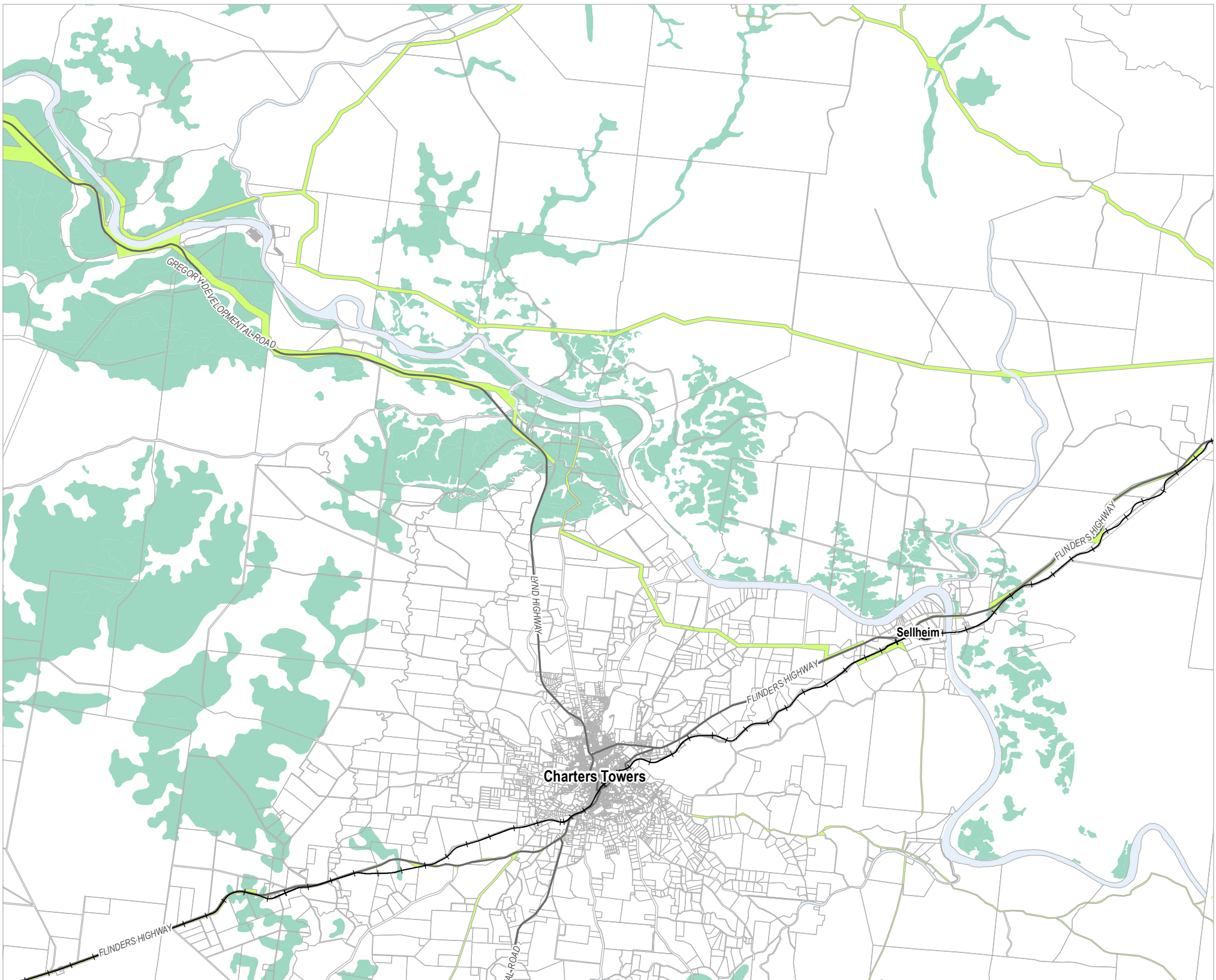
Approx Scale @ A3 1:250,000

0 6.5 13

km

Agriculture Overlay - OM1.25 Map 10

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019



CHARTERS TOWERS
REGIONAL COUNCIL

Charters Towers Regional Town Plan Agricultural Overlay Map

Agricultural Areas
- Stock Route
- Agricultural Land Classification (Class A and B)

Other Map Layers
- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13
km

Agriculture Overlay - OM1.26 Map 11

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019

TOWNSVILLE CITY COUNCIL

BURDEKIN SHIRE COUNCIL

FLINDERS HIGHWAY

FLINDERS HIGHWAY

FLINDERS HIGHWAY

Mingela

BURDEKIN FALLS DAM ROAD

BURDEKIN FALLS DAM ROAD

Ravenswood

CHARTERS TOWERS
REGIONAL COUNCIL

Charters Towers Regional Town Plan Agricultural Overlay Map

Agricultural Areas

- Stock Route
- Agricultural Land Classification (Class A and B)

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13

km

Agriculture Overlay - OM1.27
Map 12

BURDEKIN SHIRE COUNCIL

BURDEKIN FALLS DAM ROAD

WHITSUNDAY REGIONAL COUNCIL

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Agricultural Overlay Map

Agricultural Areas

- Stock Route
- Agricultural Land Classification (Class A and B)

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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Refer to State Goverment mapping for the latest version of the overlay if applicable.

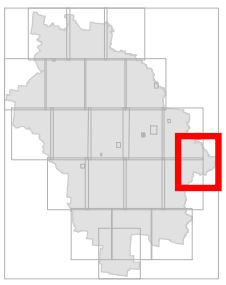
Geocentric Datum of Australia (GDA94)

3/07/2019

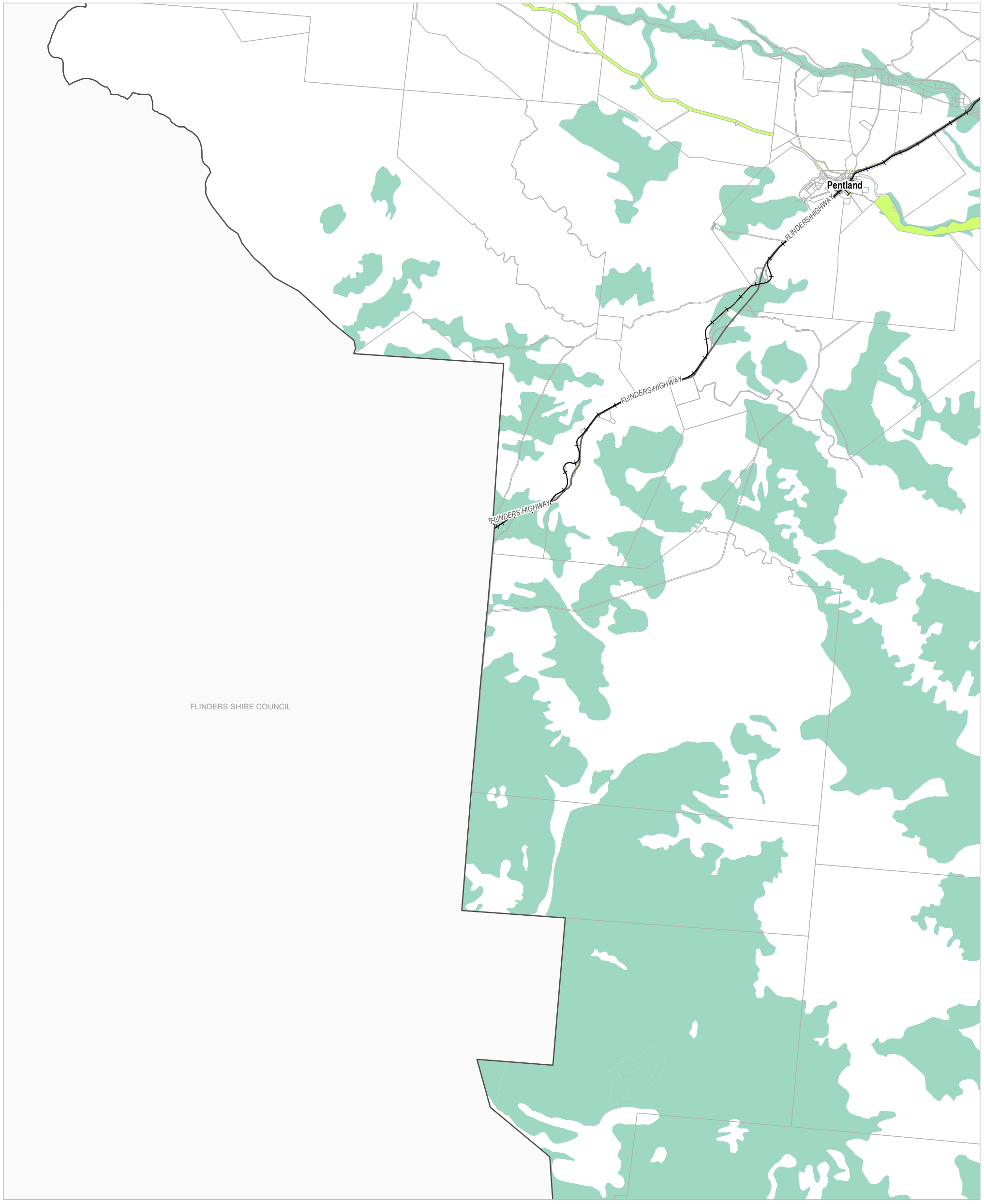
Approx Scale @ A3 1:250,000

0 6.5 13

km



Agriculture Overlay - OM1.28 Map 13



CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Agricultural Overlay Map

Agricultural Areas
- Stock Route
- Agricultural Land Classification (Class A and B)

Other Map Layers
- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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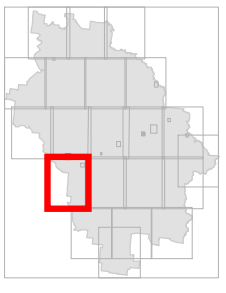
Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13

km



Agriculture Overlay - OM1.29 Map 14

FLINDERS HIGHWAY

FLINDERS HIGHWAY

FLINDERS HIGHWAY

CHARTERS TOWERS
REGIONAL COUNCIL

Charters Towers Regional Town Plan Agricultural Overlay Map

Agricultural Areas

- Stock Route
- Agricultural Land Classification (Class A and B)

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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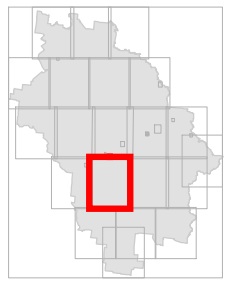
Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13

km



Agriculture Overlay - OM1.30 Map 15

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019

GREGORY DEVELOPMENTAL ROAD

CHARTERS TOWERS
REGIONAL COUNCIL

Charters Towers Regional Town Plan Agricultural Overlay Map

Agricultural Areas

- Stock Route
- Agricultural Land Classification (Class A and B)

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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Geocentric Datum of Australia (GDA94)

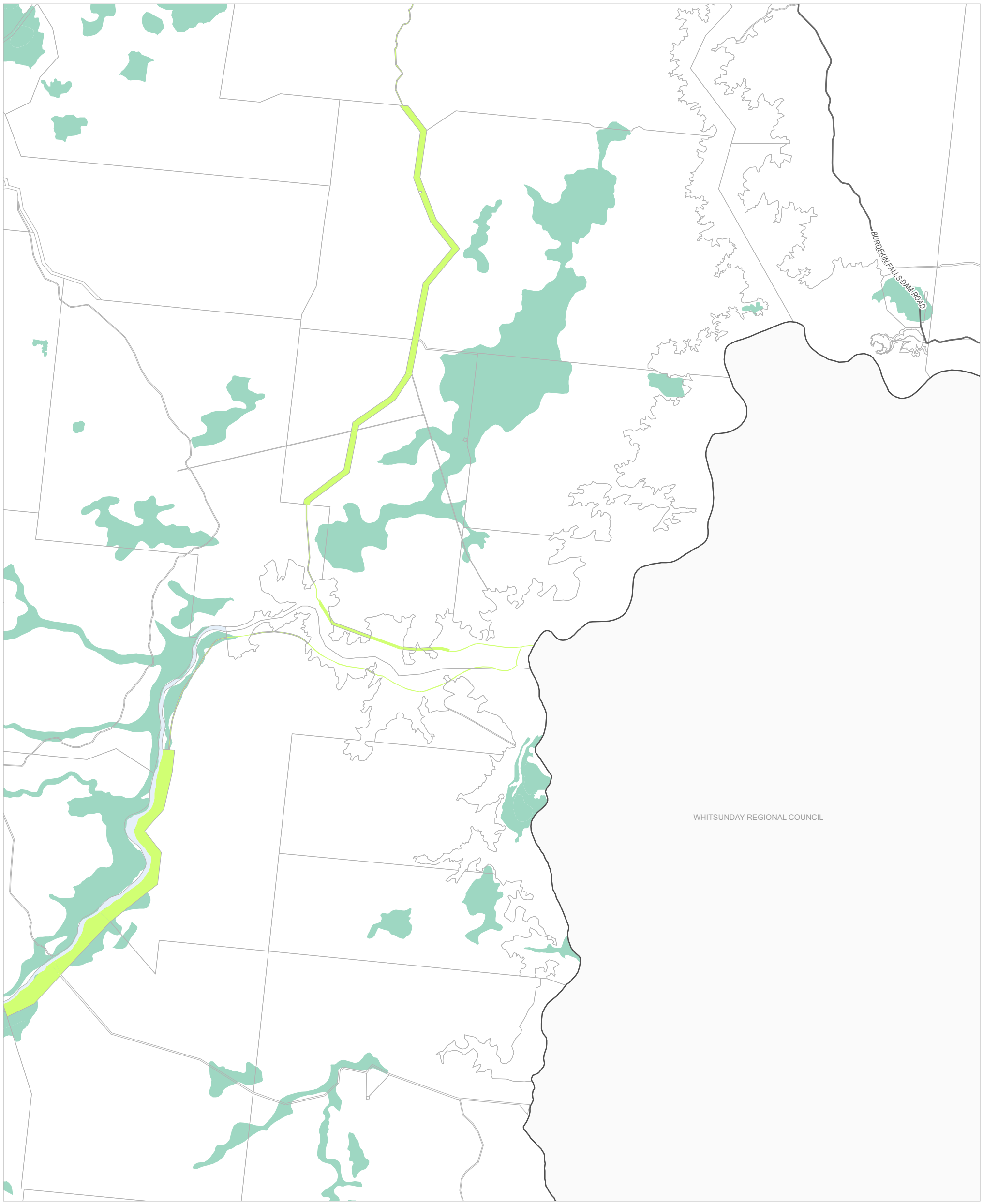
3/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13

km

Agriculture Overlay - OM1.31
Map 16



CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Agricultural Overlay Map

Agricultural Areas

- Stock Route
- Agricultural Land Classification (Class A and B)

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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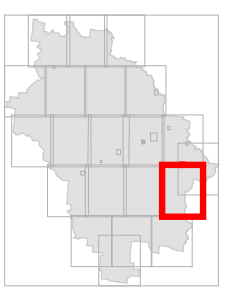
Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13

km



Agriculture Overlay - OM1.32
Map 17

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019

FLINDERS SHIRE COUNCIL

BARCALDINE REGIONAL COUNCIL

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Agricultural Overlay Map

Agricultural Areas

- Stock Route
- Agricultural Land Classification (Class A and B)

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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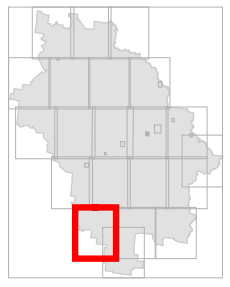
Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13

km



Agriculture Overlay - OM1.33 Map 18

ISAAC REGIONAL COUNCIL

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Agricultural Overlay Map

Agricultural Areas

- Stock Route
- Agricultural Land Classification (Class A and B)

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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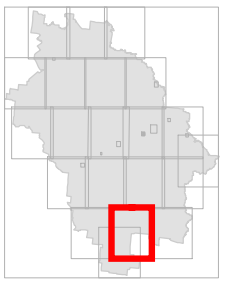
Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13

km



Agriculture Overlay - OM1.34 Map 19

WHITSUNDAY REGIONAL COUNCIL

GREGORY DEVELOPMENTAL ROAD

ISAAC REGIONAL COUNCIL

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Agricultural Overlay Map

Agricultural Areas

- Stock Route
- Agricultural Land Classification (Class A and B)

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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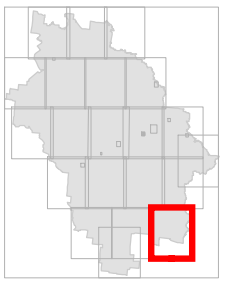
Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13

km



Agriculture Overlay - OM1.35
Map 20

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019

ISAAC REGIONAL COUNCIL

BARCALDINE REGIONAL COUNCIL

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Agricultural Overlay Map

Agricultural Areas

- Stock Route
- Agricultural Land Classification (Class A and B)

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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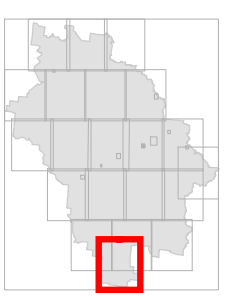
Geocentric Datum of Australia (GDA94)

3/07/2019

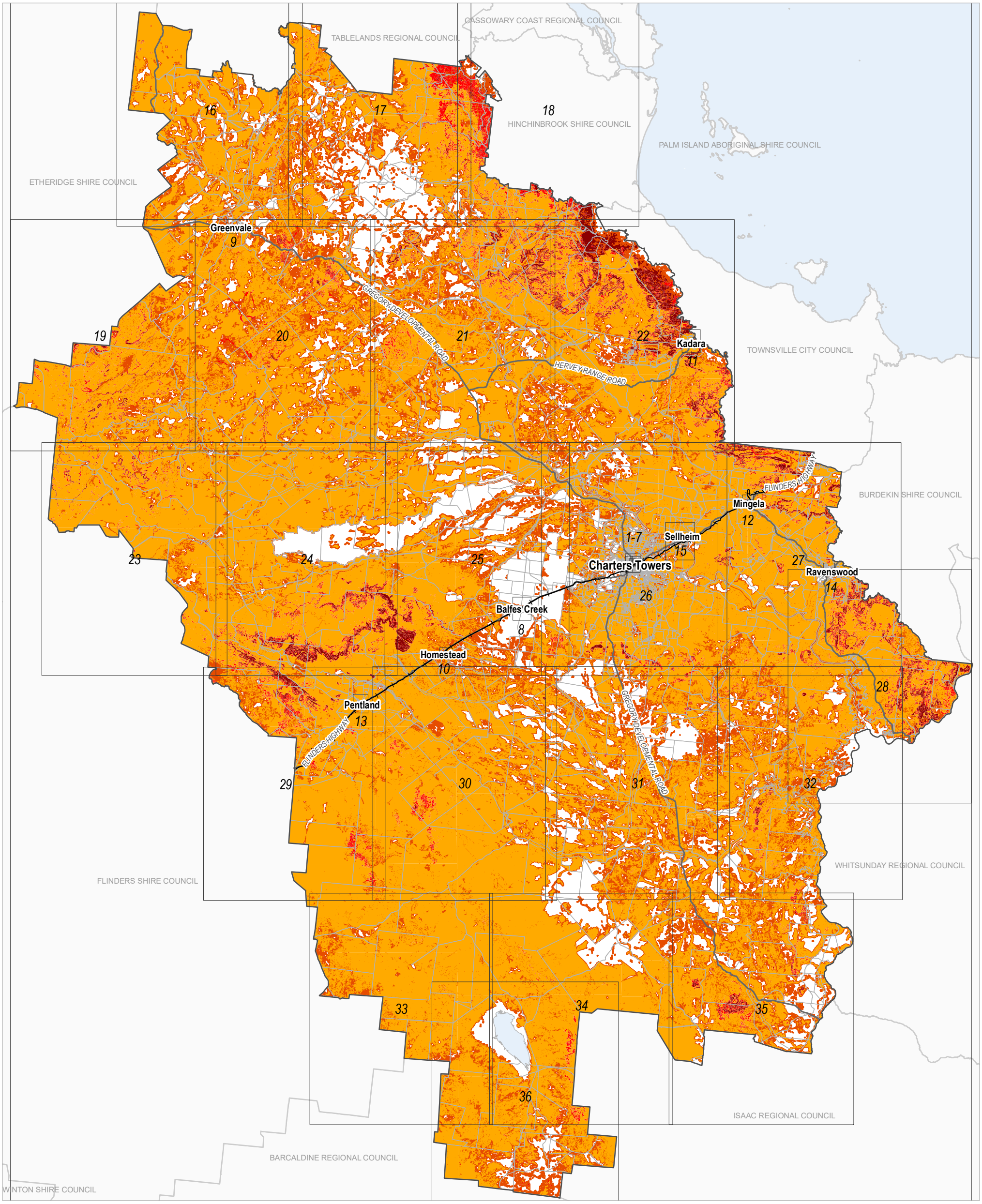
Approx Scale @ A3 1:250,000

0 6.5 13

km



Agriculture Overlay - OM1.36
Map 21



CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Bushfire Hazard Overlay Map

Bushfire Prone Areas

- Very High Potential Bushfire Intensity
- High Potential Bushfire Intensity
- Medium Potential Bushfire Intensity
- Potential Impact Buffer

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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Bushfire Prone Areas as at September 2015, sourced from QSpatial.

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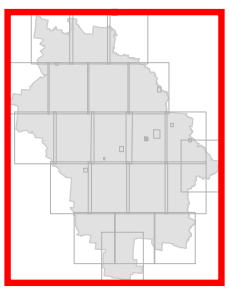
Geocentric Datum of Australia (GDA94)

3/07/2019

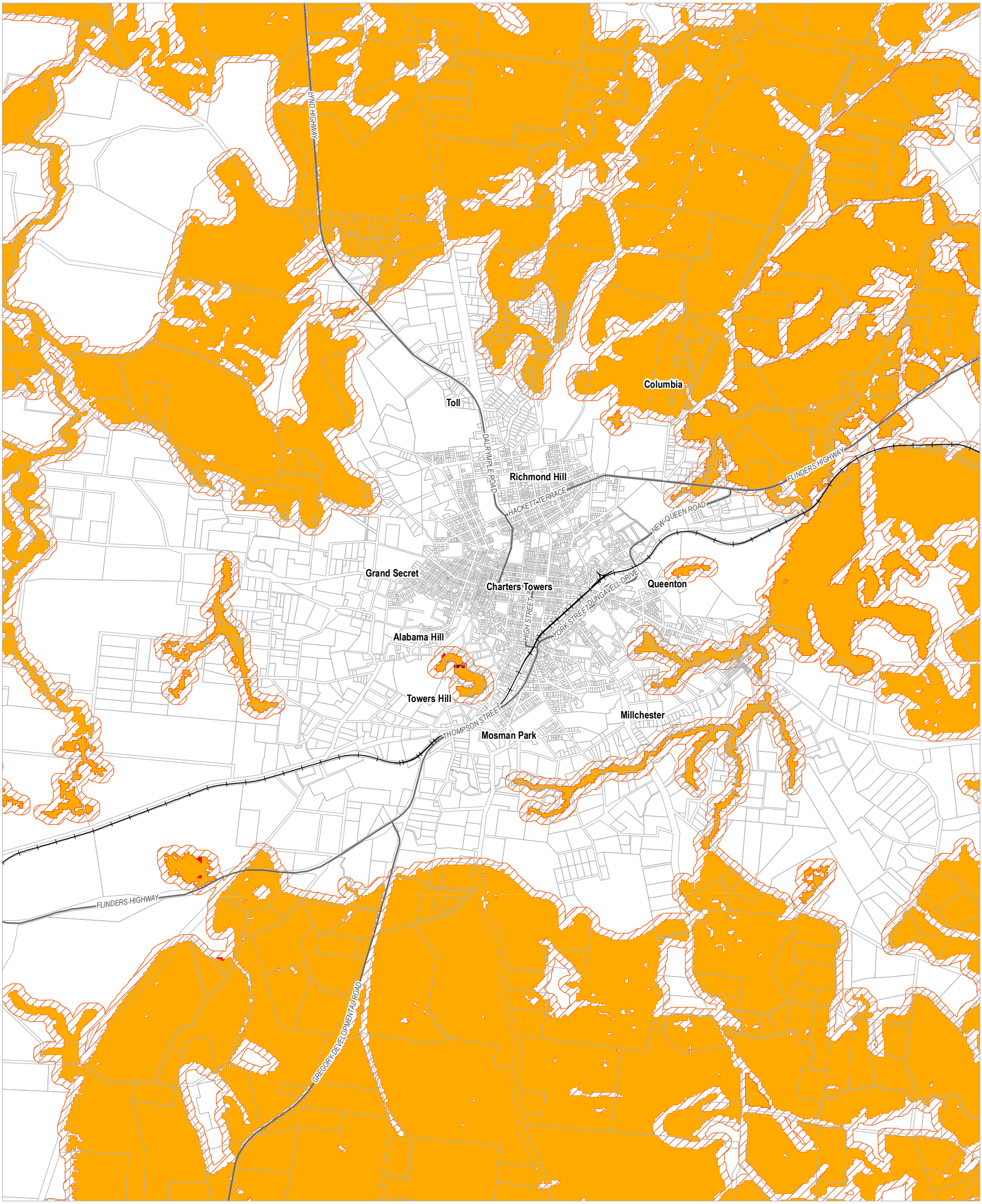
Approx Scale @ A3 1:1,300,000

0 30 60
km



Bushfire Hazard Overlay - OM2.0 Region

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019



CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Bushfire Hazard Overlay Map

Bushfire Prone Areas

- Very High Potential Bushfire Intensity
- High Potential Bushfire Intensity
- Medium Potential Bushfire Intensity
- Potential Impact Buffer

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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Bushfire Prone Areas as at September 2015, sourced from QSpatial.

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Geocentric Datum of Australia (GDA94)

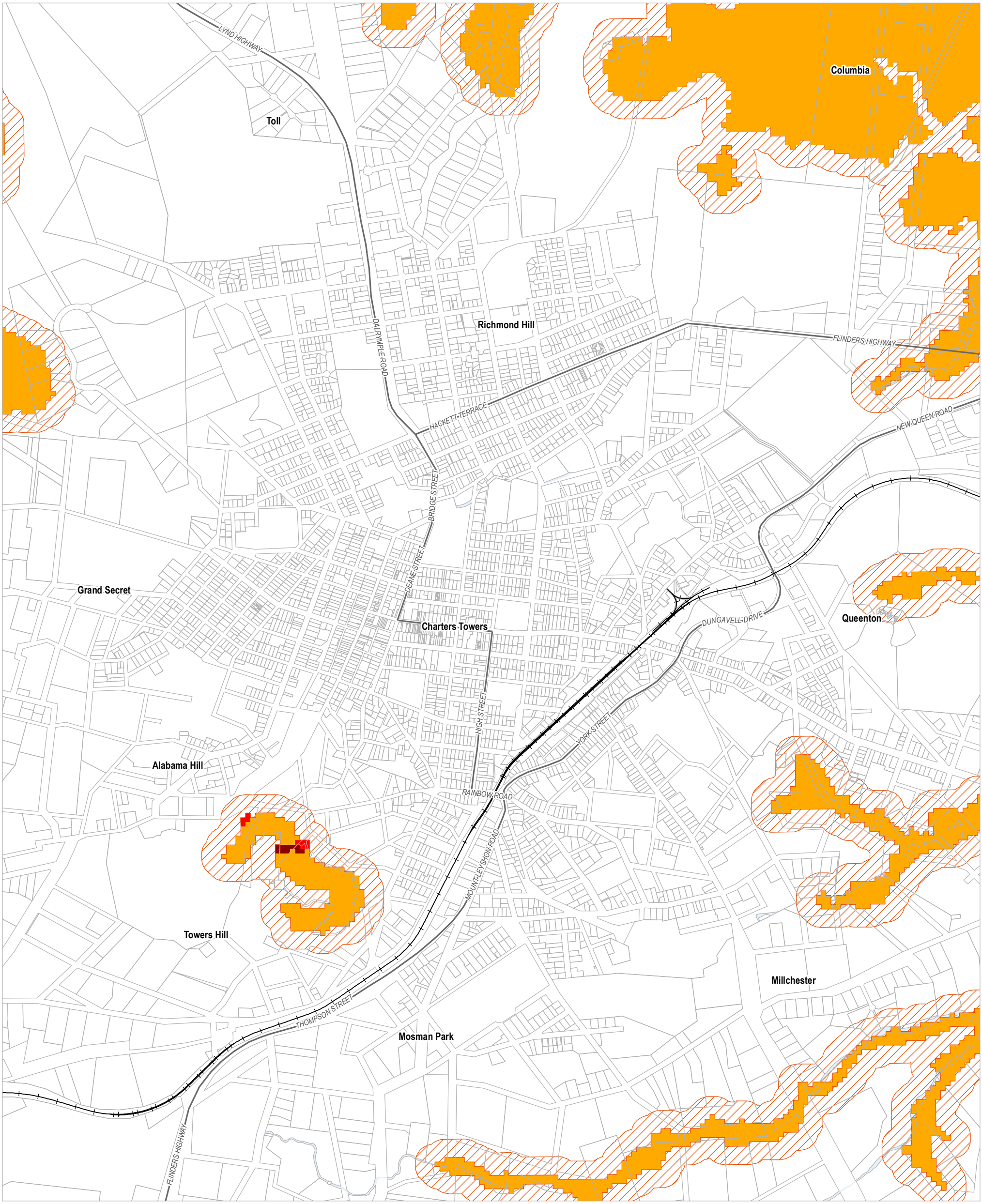
3/07/2019

Approx Scale @ A3 1:55,000

0 1.5 3
km

Bushfire Hazard Overlay - OM2.1
Charters Towers and Surrounds

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019



CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Bushfire Hazard Overlay Map

Bushfire Prone Areas

- Very High Potential Bushfire Intensity
- High Potential Bushfire Intensity
- Medium Potential Bushfire Intensity
- Potential Impact Buffer

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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Bushfire Prone Areas as at September 2015, sourced from QSpatial.

Refer to State Goverment mapping for the latest version of the overlay if applicable.

Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:20,000

0 0.55 1.1

km

Bushfire Hazard Overlay - OM2.2
Charters Towers Urban Area

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Bushfire Hazard Overlay Map

Bushfire Prone Areas

- Very High Potential Bushfire Intensity
- High Potential Bushfire Intensity
- Medium Potential Bushfire Intensity
- Potential Impact Buffer

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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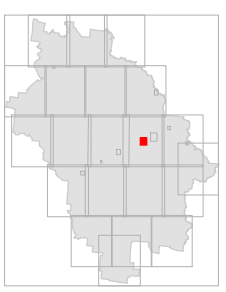
Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:8,000

0 0.2 0.4

km



Bushfire Hazard Overlay - OM2.3
Charters Towers Centre

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019

CHARTERS TOWERS
REGIONAL COUNCIL

Charters Towers Regional Town Plan Bushfire Hazard Overlay Map

Bushfire Prone Areas

- Very High Potential Bushfire Intensity
- High Potential Bushfire Intensity
- Medium Potential Bushfire Intensity
- Potential Impact Buffer

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

DISCLAIMER

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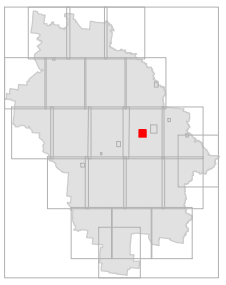
Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:10,000

0 0.25 0.5
km



Bushfire Hazard Overlay - OM2.4
Charters Towers Inset 1

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Bushfire Hazard Overlay Map

Bushfire Prone Areas

- Very High Potential Bushfire Intensity
- High Potential Bushfire Intensity
- Medium Potential Bushfire Intensity
- Potential Impact Buffer

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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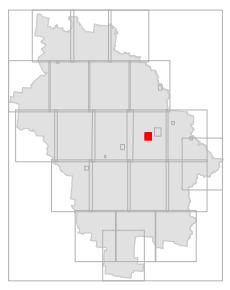
Geocentric Datum of Australia (GDA94)

3/07/2019

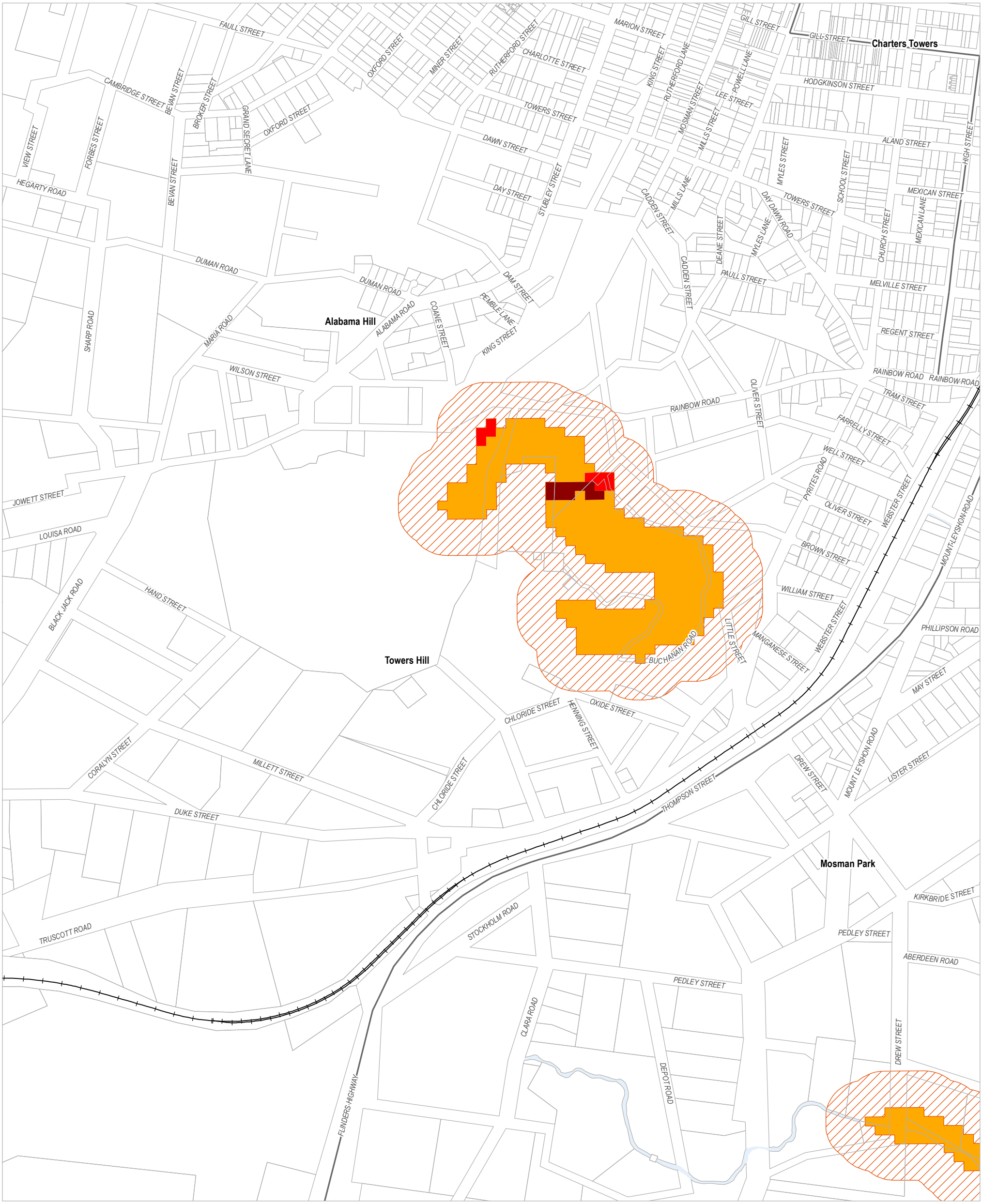
Approx Scale @ A3 1:10,000

0 0.25 0.5
km



Bushfire Hazard Overlay - OM2.5
Charters Towers Inset 2

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019



CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Bushfire Hazard Overlay Map

Bushfire Prone Areas

- Very High Potential Bushfire Intensity
- High Potential Bushfire Intensity
- Medium Potential Bushfire Intensity
- Potential Impact Buffer

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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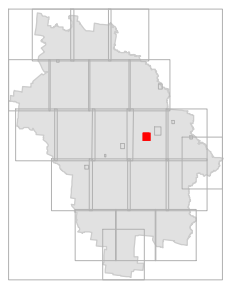
Geocentric Datum of Australia (GDA94)

3/07/2019

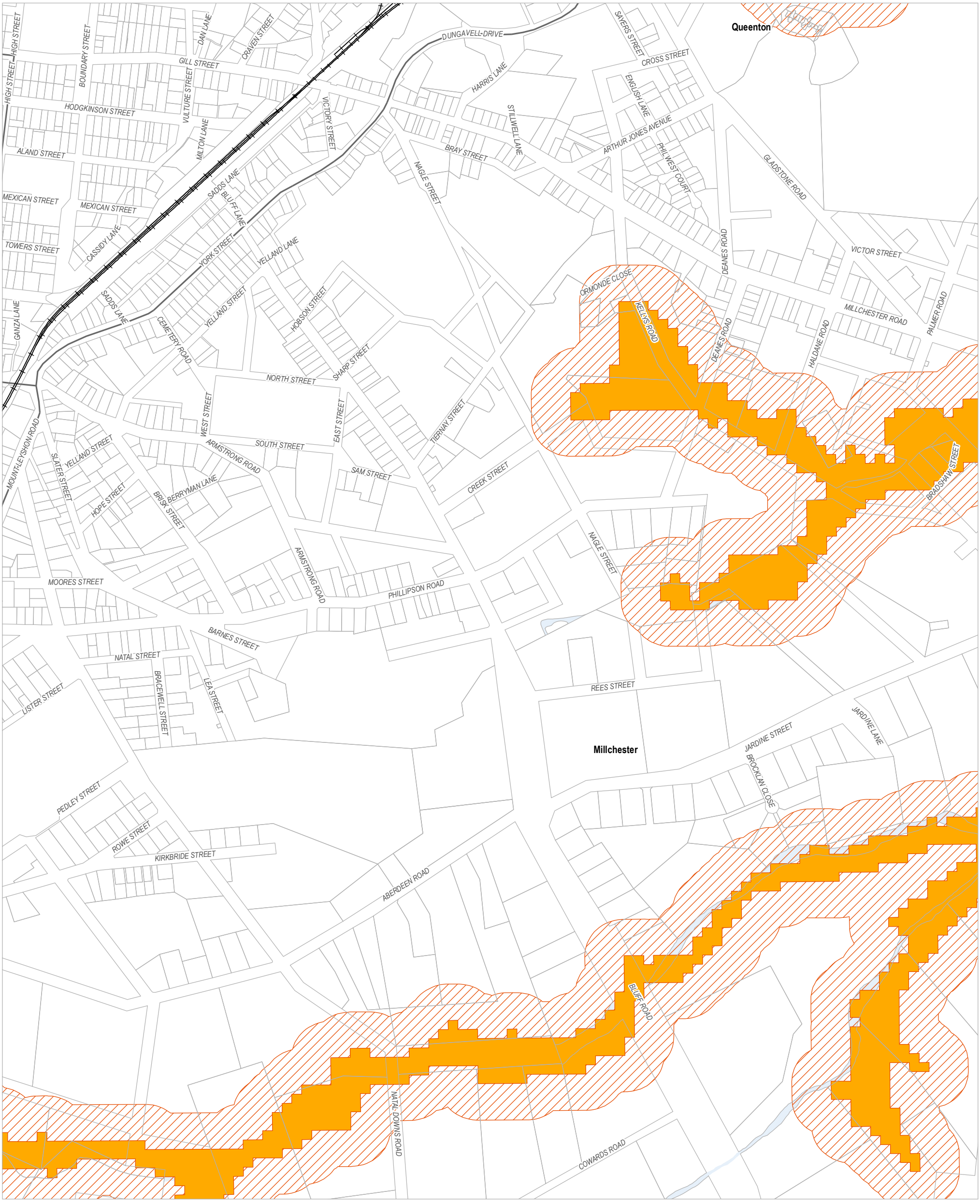
Approx Scale @ A3 1:10,000

0 0.25 0.5
km



Bushfire Hazard Overlay - OM2.6
Charters Towers Inset 3

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019



CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Bushfire Hazard Overlay Map

Bushfire Prone Areas

- Very High Potential Bushfire Intensity
- High Potential Bushfire Intensity
- Medium Potential Bushfire Intensity
- Potential Impact Buffer

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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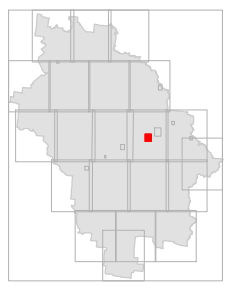
Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:10,000

0 0.25 0.5
km



Bushfire Hazard Overlay - OM2.7
Charters Towers Inset 4

CHARTERS TOWERS
REGIONAL COUNCIL

Charters Towers Regional Town Plan Bushfire Hazard Overlay Map

Bushfire Prone Areas

- Very High Potential Bushfire Intensity
- High Potential Bushfire Intensity
- Medium Potential Bushfire Intensity
- Potential Impact Buffer

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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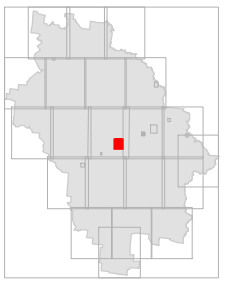
Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:25,000

0 0.65 1.3

km



Bushfire Hazard Overlay - OM2.8 Balfes Creek

GREGORY DEVELOPMENTAL ROAD

CHARTERS TOWERS
REGIONAL COUNCIL

Charters Towers Regional Town Plan Bushfire Hazard Overlay Map

Bushfire Prone Areas

- Very High Potential Bushfire Intensity
- High Potential Bushfire Intensity
- Medium Potential Bushfire Intensity
- Potential Impact Buffer

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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Geocentric Datum of Australia (GDA94)

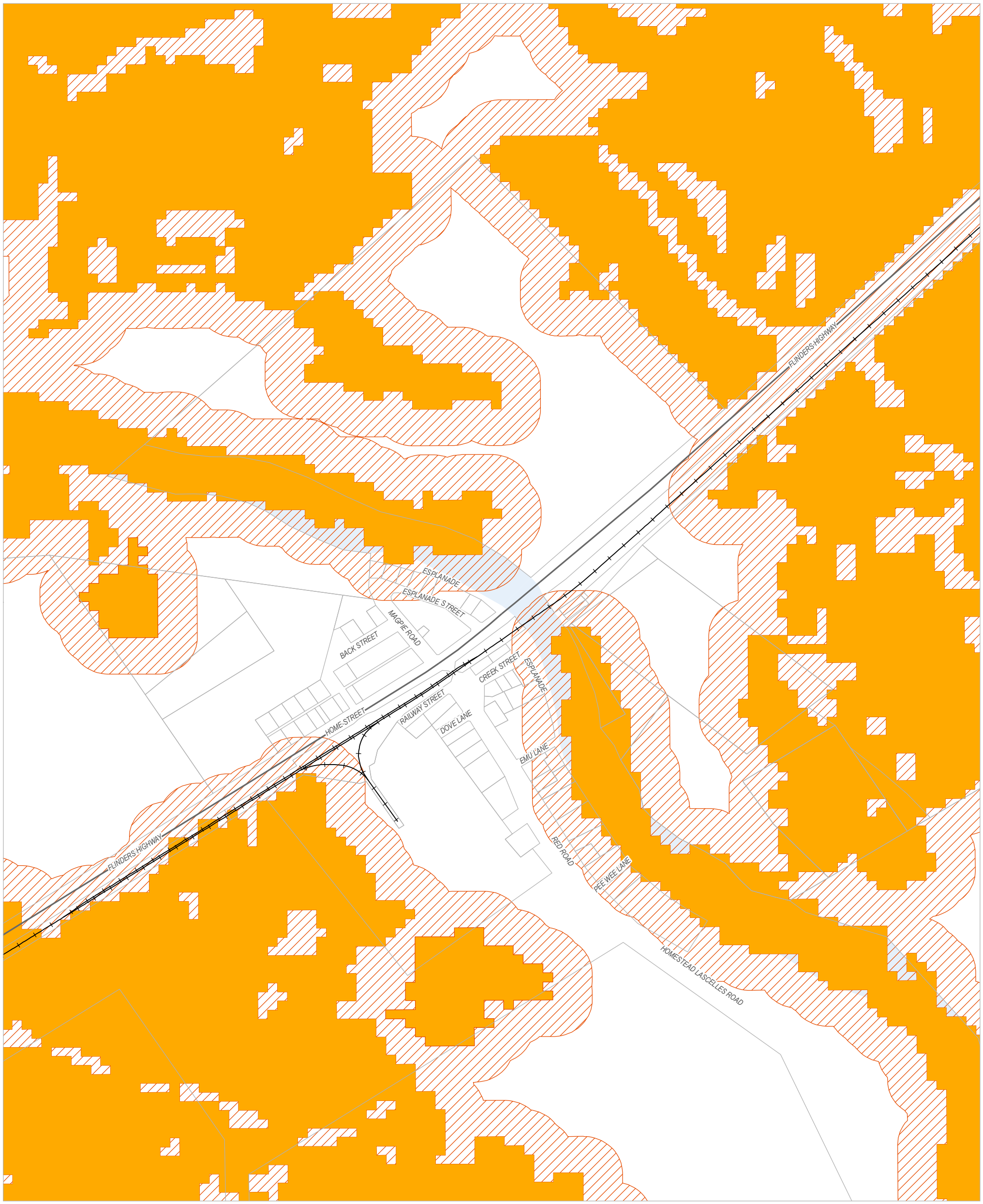
3/07/2019

Approx Scale @ A3 1:15,000

0 0.4 0.8

km

Bushfire Hazard Overlay - OM2.9 Greenvale



CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Bushfire Hazard Overlay Map

Bushfire Prone Areas

- Very High Potential Bushfire Intensity
- High Potential Bushfire Intensity
- Medium Potential Bushfire Intensity
- Potential Impact Buffer

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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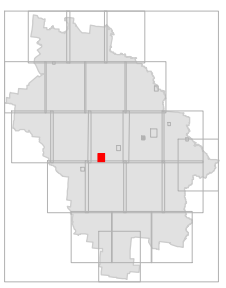
Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:10,000

0 0.25 0.5
km



Bushfire Hazard Overlay - OM2.10 Homestead

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019

TOWNSVILLE CITY COUNCIL

HERVEY RANGE ROAD

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Bushfire Hazard Overlay Map

Bushfire Prone Areas

- Very High Potential Bushfire Intensity
- High Potential Bushfire Intensity
- Medium Potential Bushfire Intensity
- Potential Impact Buffer

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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Geocentric Datum of Australia (GDA94)

3/07/2019

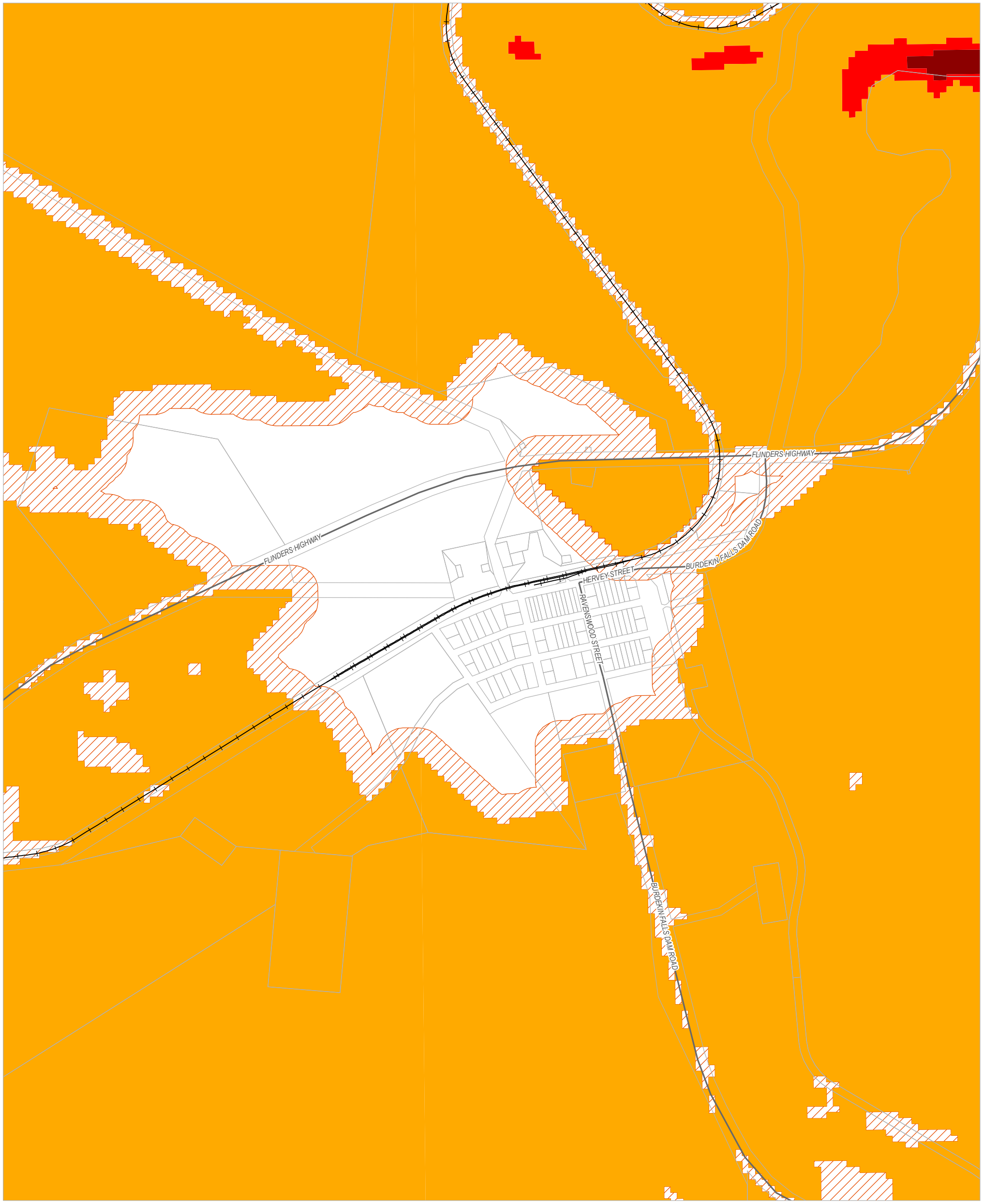
Approx Scale @ A3 1:25,000

0 0.65 1.3

km

Bushfire Hazard Overlay - OM2.11 Hervey Range

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019



CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Bushfire Hazard Overlay Map

Bushfire Prone Areas

- Very High Potential Bushfire Intensity
- High Potential Bushfire Intensity
- Medium Potential Bushfire Intensity
- Potential Impact Buffer

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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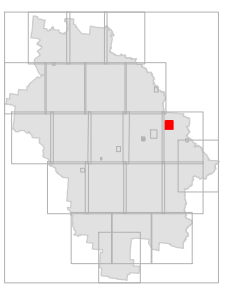
Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:15,000

0 0.4 0.8

km



Bushfire Hazard Overlay - OM2.12 Mingela

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019

FLINDERS HIGHWAY

CHARTERS TOWERS
REGIONAL COUNCIL

Charters Towers Regional Town Plan Bushfire Hazard Overlay Map

Bushfire Prone Areas

- Very High Potential Bushfire Intensity
- High Potential Bushfire Intensity
- Medium Potential Bushfire Intensity
- Potential Impact Buffer

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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Geocentric Datum of Australia (GDA94)

3/07/2019

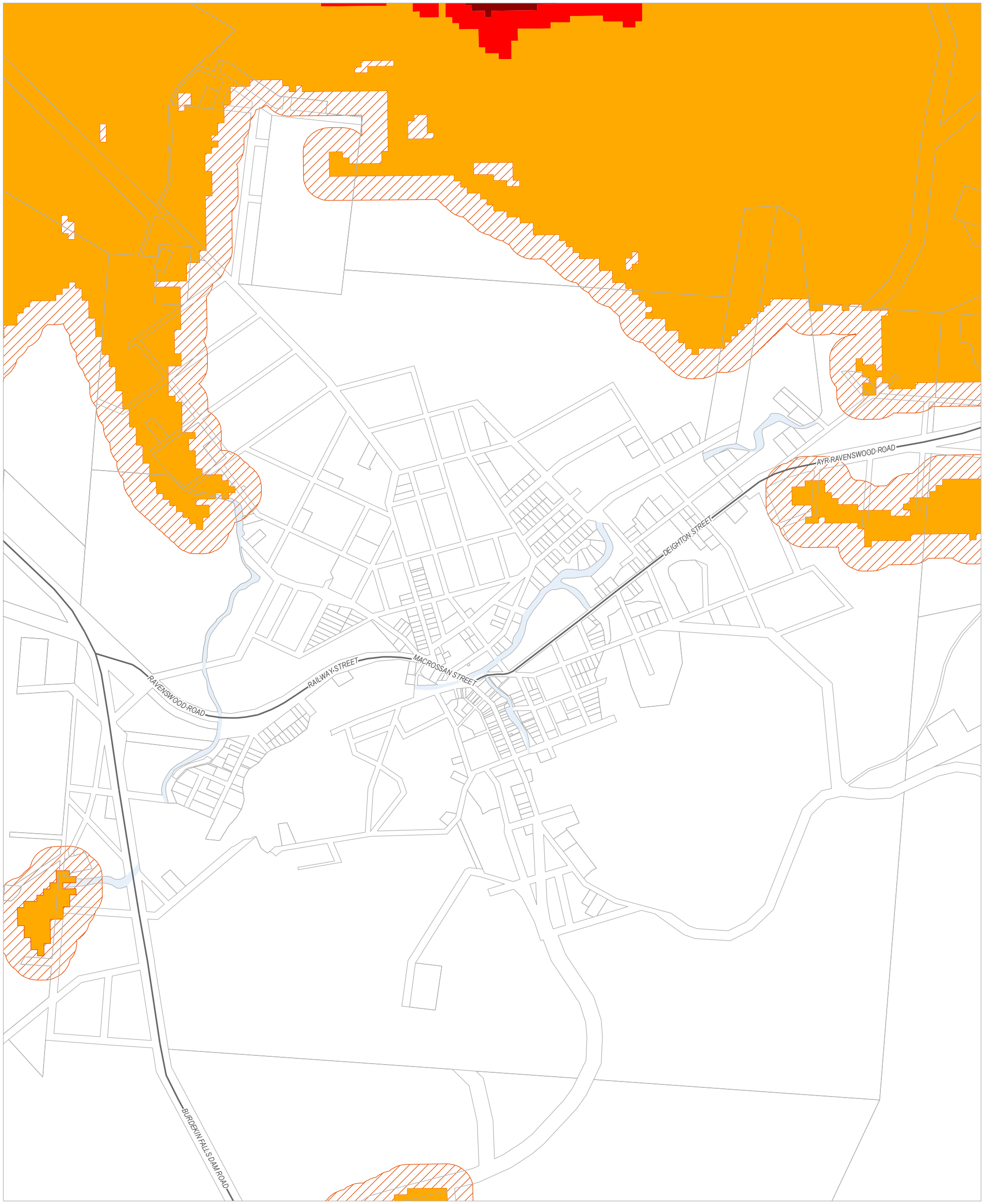
Approx Scale @ A3 1:20,000

0 0.55 1.1

km

Bushfire Hazard Overlay - OM2.13 Pentland

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019



CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Bushfire Hazard Overlay Map

Bushfire Prone Areas

- Very High Potential Bushfire Intensity
- High Potential Bushfire Intensity
- Medium Potential Bushfire Intensity
- Potential Impact Buffer

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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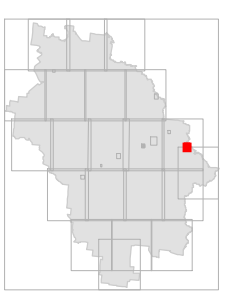
Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:15,000

0 0.4 0.8

km



Bushfire Hazard Overlay - OM2.14 Ravenswood

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019

FLINDERS HIGHWAY

FLINDERS HIGHWAY

CHARTERS TOWERS
REGIONAL COUNCIL

Charters Towers Regional Town Plan Bushfire Hazard Overlay Map

Bushfire Prone Areas

- Very High Potential Bushfire Intensity
- High Potential Bushfire Intensity
- Medium Potential Bushfire Intensity
- Potential Impact Buffer

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:40,000

0 1 2
km

Bushfire Hazard Overlay - OM2.15 Sellheim

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019

TABLELANDS REGIONAL COUNCIL

ETHERIDGE SHIRE COUNCIL

GREGORY DEVELOPMENTAL ROAD

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Bushfire Hazard Overlay Map

Bushfire Prone Areas

- Very High Potential Bushfire Intensity
- High Potential Bushfire Intensity
- Medium Potential Bushfire Intensity
- Potential Impact Buffer

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13

km

Bushfire Hazard Overlay - OM2.16 Map 1

TABLELANDS REGIONAL COUNCIL

CASSOWARY COAST REGIONAL COUNCIL

HINCHINBROOK SHIRE COUNCIL

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Bushfire Hazard Overlay Map

Bushfire Prone Areas

- Very High Potential Bushfire Intensity
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- Medium Potential Bushfire Intensity
- Potential Impact Buffer

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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Geocentric Datum of Australia (GDA94)

3/07/2019

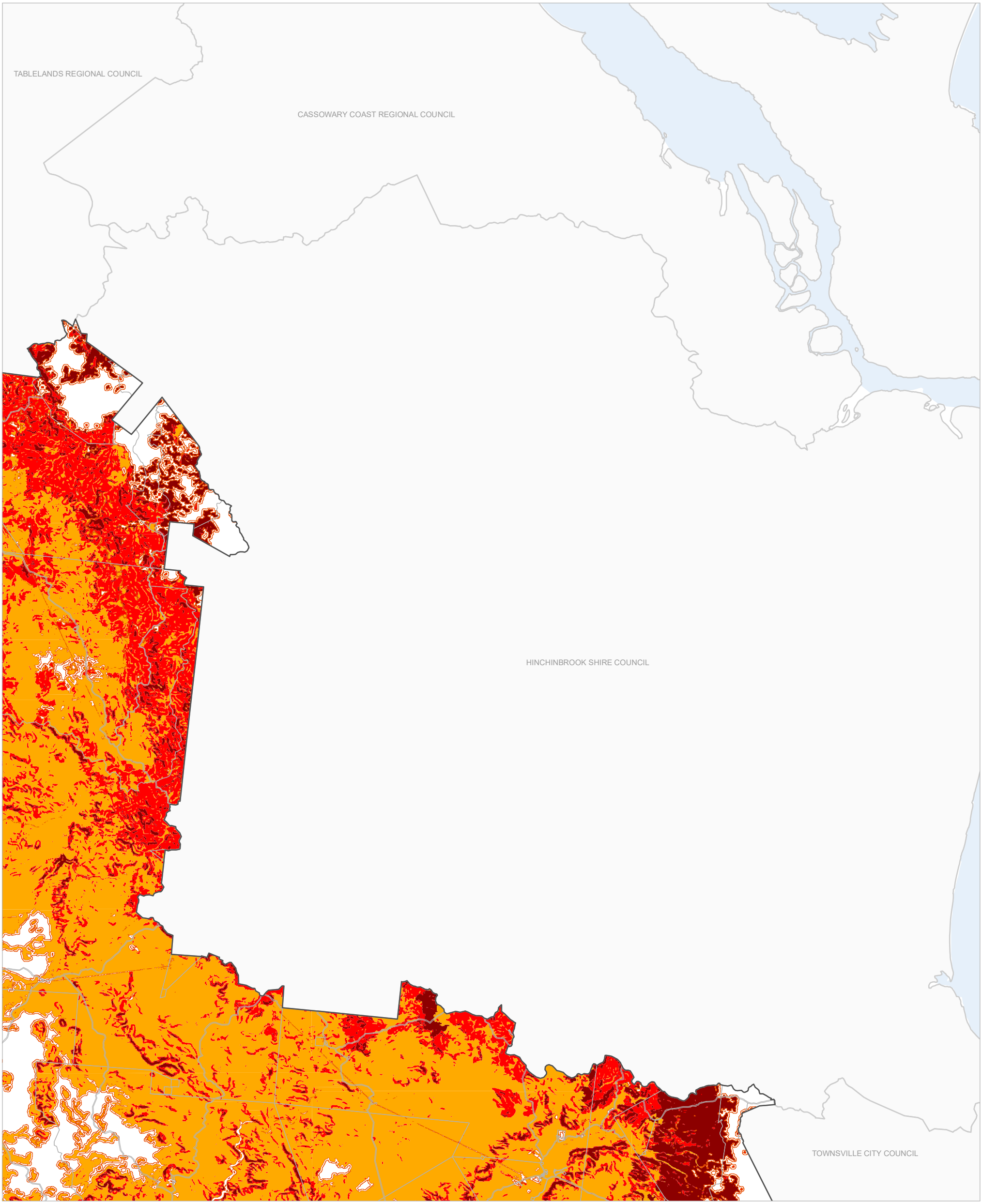
Approx Scale @ A3 1:250,000

0 6.5 13

km

Bushfire Hazard Overlay - OM2.17 Map 2

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019



CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Bushfire Hazard Overlay Map

Bushfire Prone Areas

- Very High Potential Bushfire Intensity
- High Potential Bushfire Intensity
- Medium Potential Bushfire Intensity
- Potential Impact Buffer

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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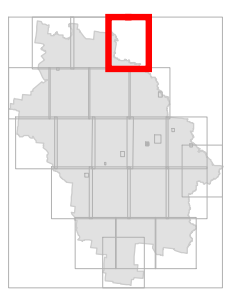
Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13

km



Bushfire Hazard Overlay - OM2.18 Map 3

GREGORY DEVELOPMENTAL ROAD

ETHERIDGE SHIRE COUNCIL

FLINDERS SHIRE COUNCIL

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Bushfire Hazard Overlay Map

Bushfire Prone Areas

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- High Potential Bushfire Intensity
- Medium Potential Bushfire Intensity
- Potential Impact Buffer

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
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Geocentric Datum of Australia (GDA94)

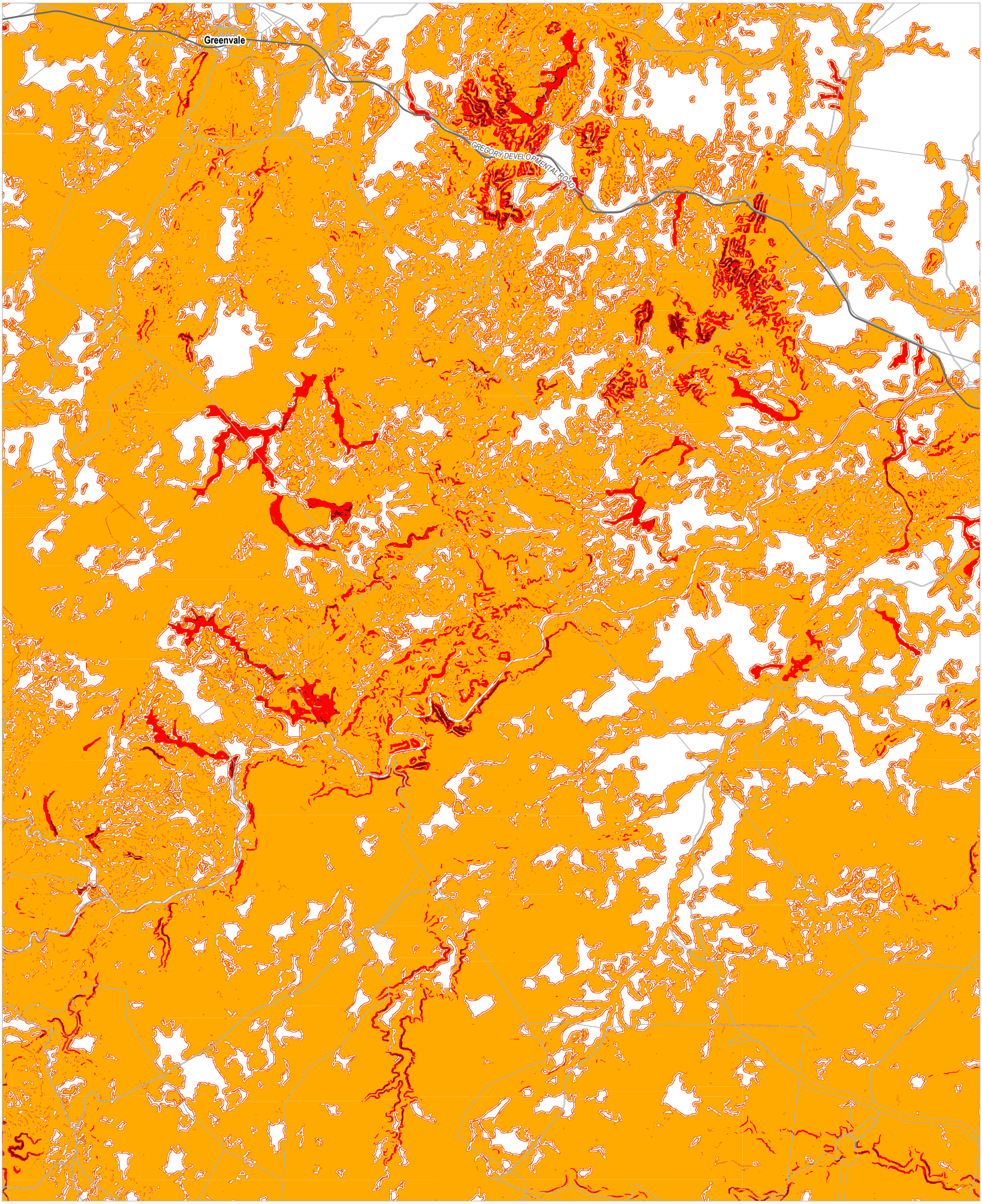
3/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13

km

Bushfire Hazard Overlay - OM2.19 Map 4



CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Bushfire Hazard Overlay Map

Bushfire Prone Areas
- Very High Potential Bushfire Intensity
- High Potential Bushfire Intensity
- Medium Potential Bushfire Intensity
- Potential Impact Buffer

Other Map Layers
- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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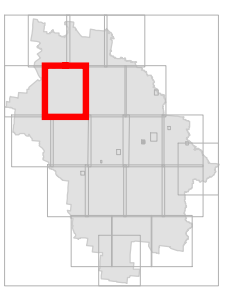
Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13
km



Bushfire Hazard Overlay - OM2.20 Map 5

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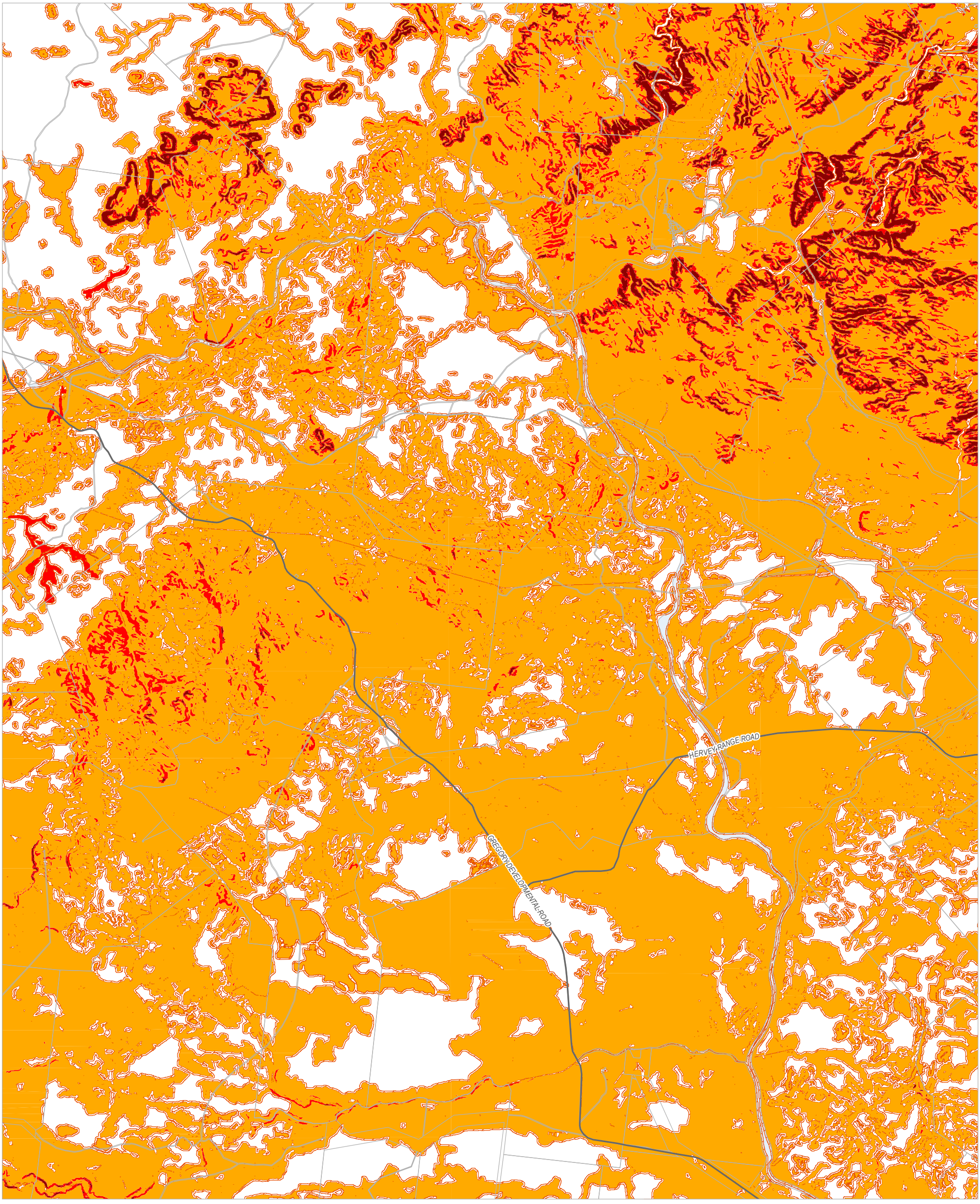
Version: 5, Version Date: 15/07/2019



CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Bushfire Hazard Overlay Map

Bushfire Prone Areas

- Very High Potential Bushfire Intensity
- High Potential Bushfire Intensity
- Medium Potential Bushfire Intensity
- Potential Impact Buffer

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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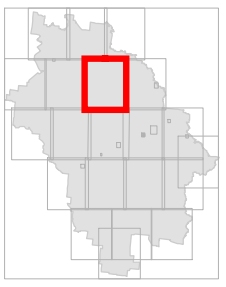
3/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13

km



Bushfire Hazard Overlay - OM2.21 Map 6

TOWNSVILLE CITY COUNCIL

Kadara

HERVEY RANGE ROAD

CHARTERS TOWERS
REGIONAL COUNCIL

Charters Towers Regional Town Plan Bushfire Hazard Overlay Map

Bushfire Prone Areas

- Very High Potential Bushfire Intensity
- High Potential Bushfire Intensity
- Medium Potential Bushfire Intensity
- Potential Impact Buffer

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13
km

Bushfire Hazard Overlay - OM2.22 Map 7

FLINDERS SHIRE COUNCIL

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Bushfire Hazard Overlay Map

Bushfire Prone Areas

- Very High Potential Bushfire Intensity
- High Potential Bushfire Intensity
- Medium Potential Bushfire Intensity
- Potential Impact Buffer

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13

km

Bushfire Hazard Overlay - OM2.23 Map 8

CHARTERS TOWERS
REGIONAL COUNCIL

Charters Towers Regional Town Plan Bushfire Hazard Overlay Map

Bushfire Prone Areas

- Very High Potential Bushfire Intensity
- High Potential Bushfire Intensity
- Medium Potential Bushfire Intensity
- Potential Impact Buffer

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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Geocentric Datum of Australia (GDA94)

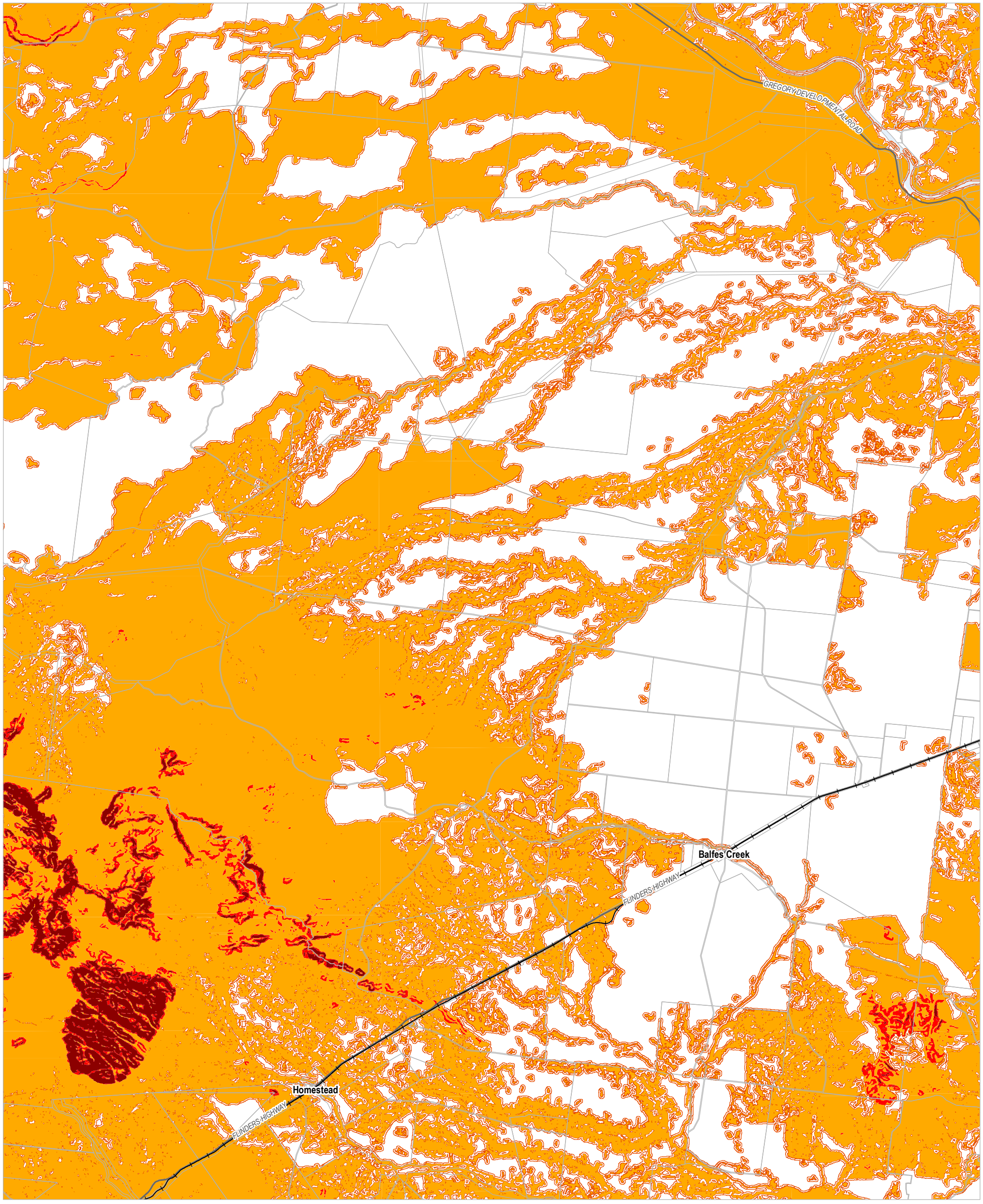
3/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13

km

Bushfire Hazard Overlay - OM2.24 Map 9



CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Bushfire Hazard Overlay Map

Bushfire Prone Areas

- Very High Potential Bushfire Intensity
- High Potential Bushfire Intensity
- Medium Potential Bushfire Intensity
- Potential Impact Buffer

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
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3/07/2019

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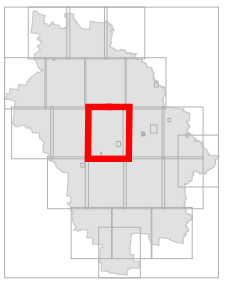
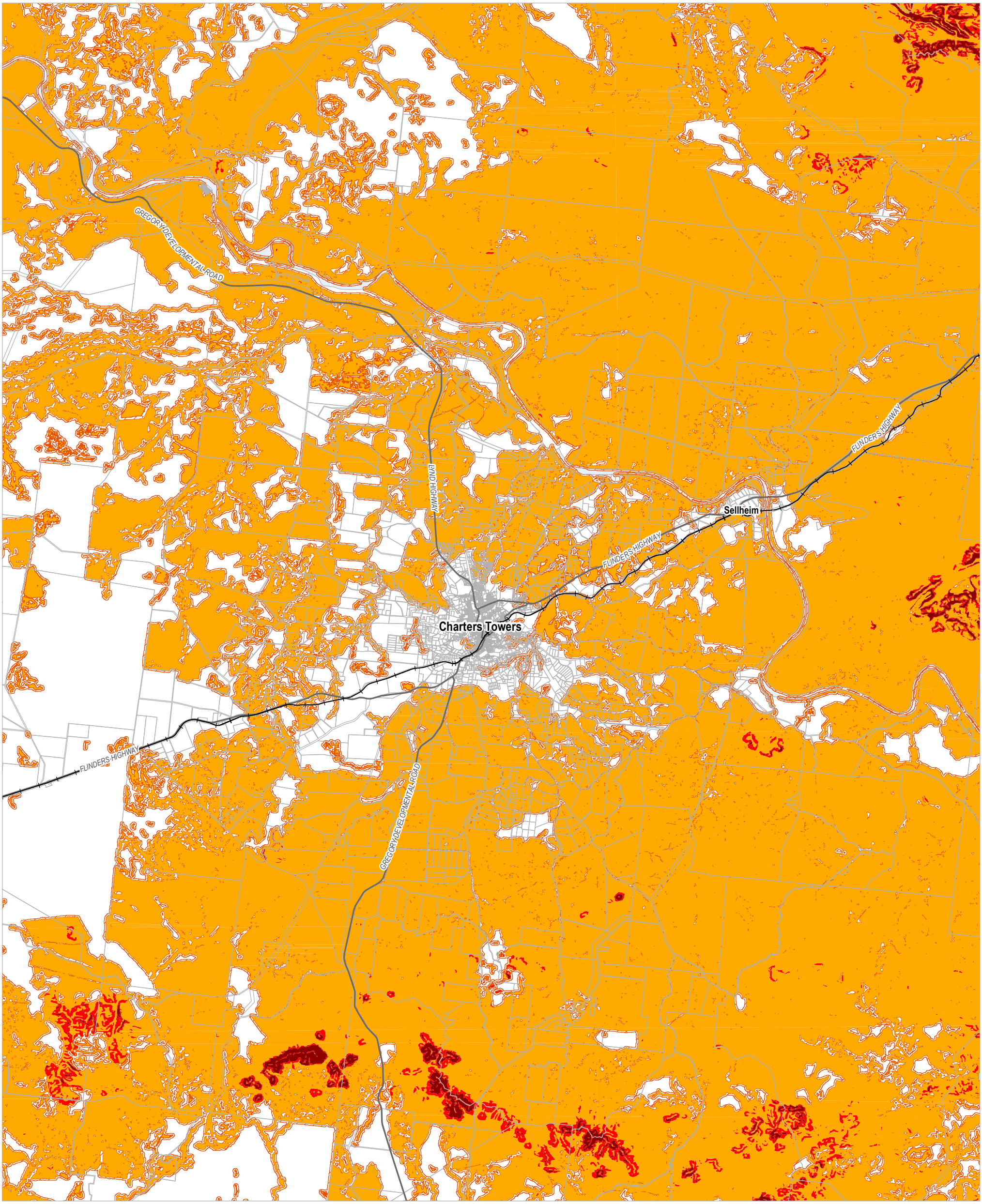
0 6.5 13
km



Bushfire Hazard Overlay - OM2.25 Map 10



CHARTERS TOWERS
REGIONAL COUNCIL

Charters Towers Regional Town Plan Bushfire Hazard Overlay Map

Bushfire Prone Areas

- Very High Potential Bushfire Intensity
- High Potential Bushfire Intensity
- Medium Potential Bushfire Intensity
- Potential Impact Buffer

Other Map Layers

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- Local Government Boundary
- Waterway
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Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13
km

Bushfire Hazard Overlay - OM2.26 Map 11

TOWNSVILLE CITY COUNCIL

BURDEKIN SHIRE COUNCIL

FLINDERS HIGHWAY

FLINDERS HIGHWAY

FLINDERS HIGHWAY

Mingela

BURDEKIN FALLS DAM ROAD

BURDEKIN FALLS DAM ROAD

Ravenswood

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Bushfire Hazard Overlay Map

Bushfire Prone Areas

- Very High Potential Bushfire Intensity
- High Potential Bushfire Intensity
- Medium Potential Bushfire Intensity
- Potential Impact Buffer

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
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- Railway Network
- Major Roads

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Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13

km

Bushfire Hazard Overlay - OM2.27 Map 12

BURDEKIN SHIRE COUNCIL

BURDEKIN FALLS DAM ROAD

WHITSUNDAY REGIONAL COUNCIL

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Bushfire Hazard Overlay Map

Bushfire Prone Areas

- Very High Potential Bushfire Intensity
- High Potential Bushfire Intensity
- Medium Potential Bushfire Intensity
- Potential Impact Buffer

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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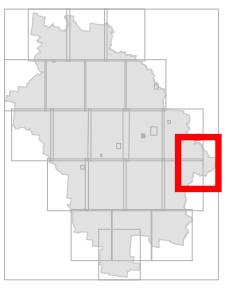
3/07/2019

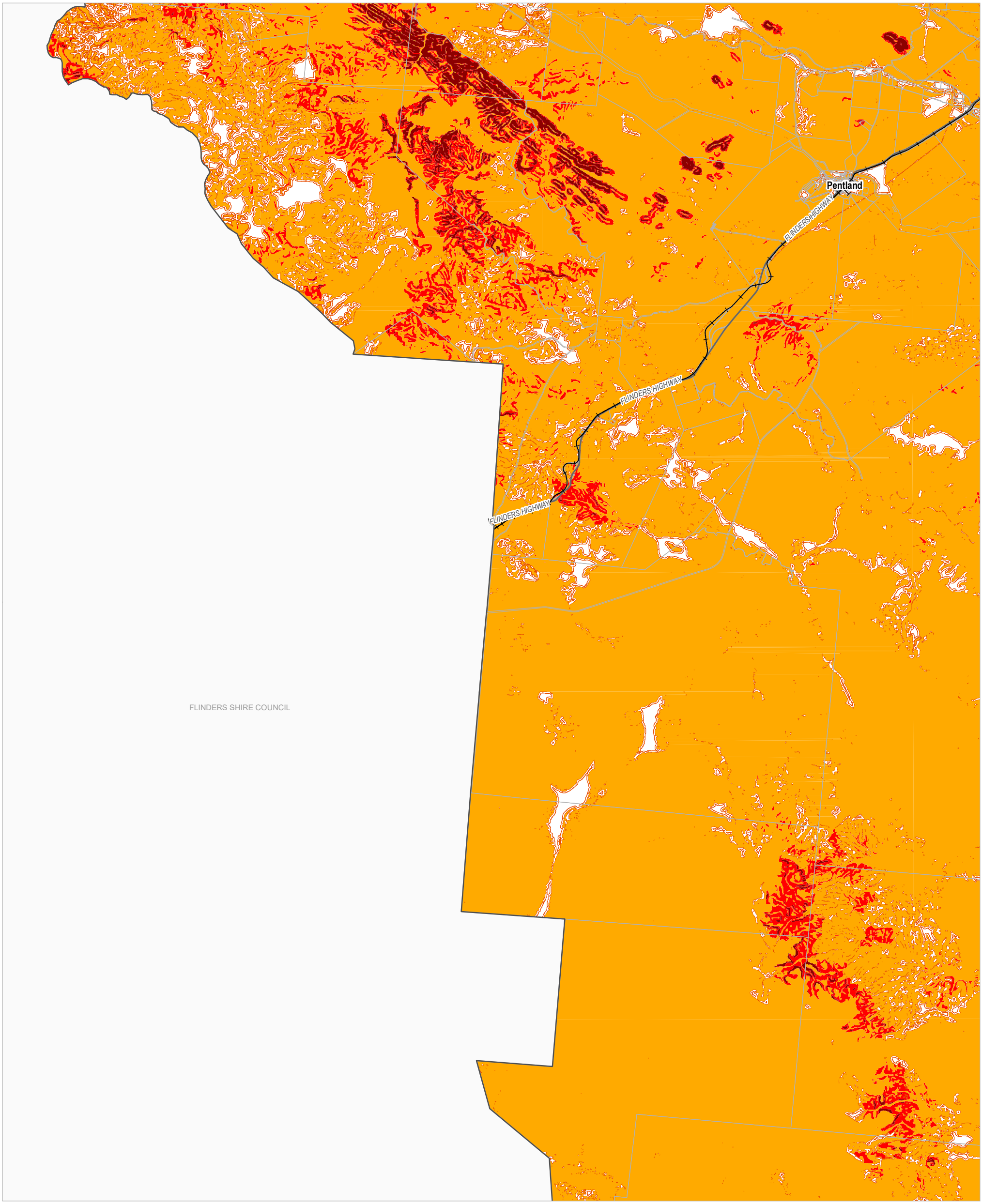
Approx Scale @ A3 1:250,000

0 6.5 13

km



Bushfire Hazard Overlay - OM2.28 Map 13



CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Bushfire Hazard Overlay Map

Bushfire Prone Areas

- Very High Potential Bushfire Intensity
- High Potential Bushfire Intensity
- Medium Potential Bushfire Intensity
- Potential Impact Buffer

Other Map Layers

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- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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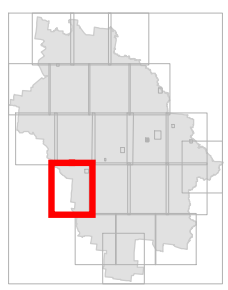
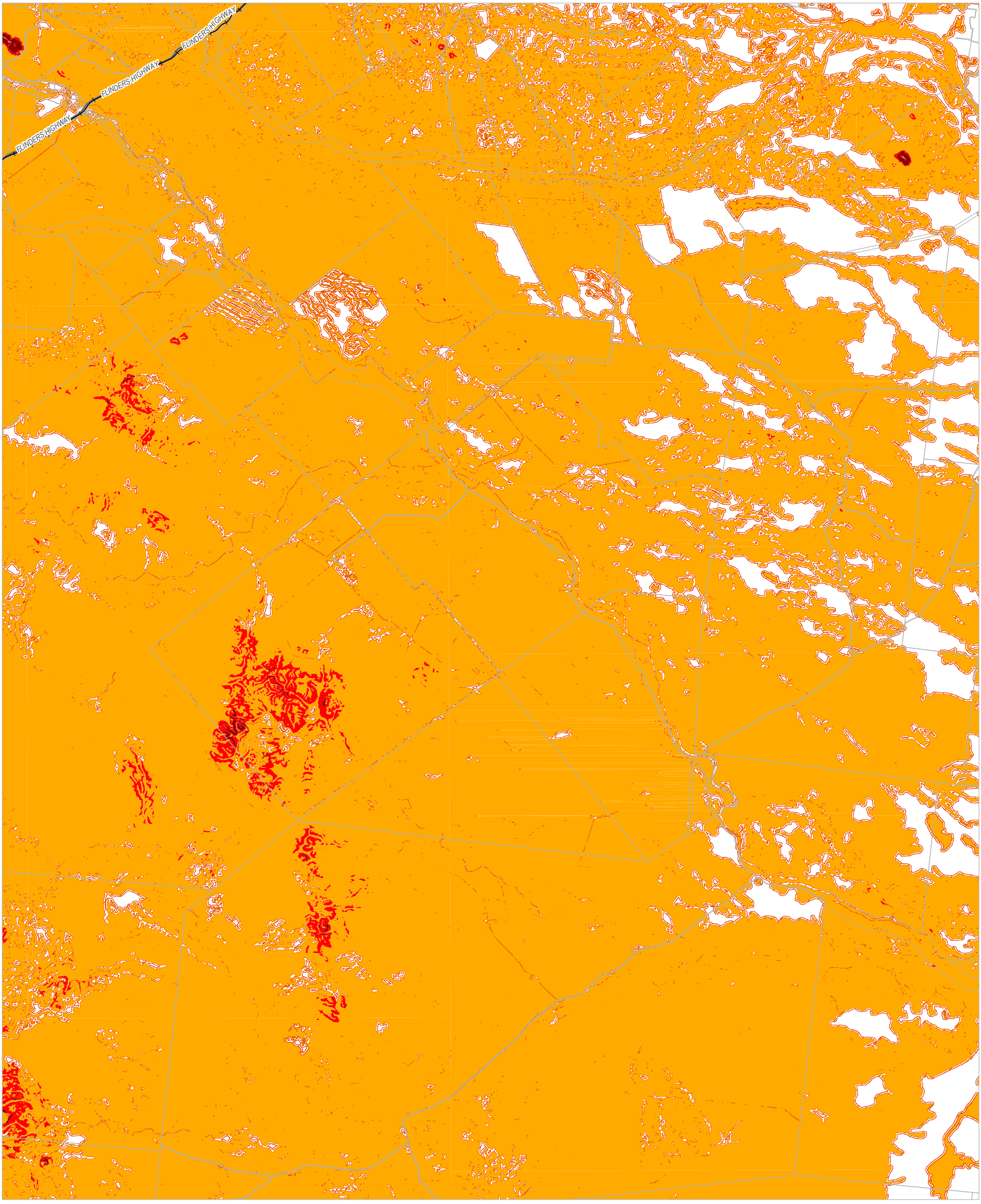
0 6.5 13
km



Bushfire Hazard Overlay - OM2.29 Map 14

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019



CHARTERS TOWERS
REGIONAL COUNCIL

Charters Towers Regional Town Plan Bushfire Hazard Overlay Map

Bushfire Prone Areas
- Very High Potential Bushfire Intensity
- High Potential Bushfire Intensity
- Medium Potential Bushfire Intensity
- Potential Impact Buffer

Other Map Layers
- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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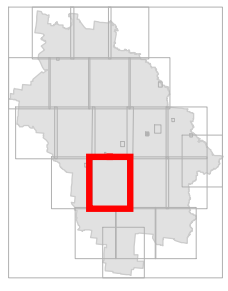
3/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13
km



Bushfire Hazard Overlay - OM2.30 Map 15

GREGORY DEVELOPMENTAL ROAD

CHARTERS TOWERS
REGIONAL COUNCIL

Charters Towers Regional Town Plan Bushfire Hazard Overlay Map

Bushfire Prone Areas

- Very High Potential Bushfire Intensity
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Other Map Layers

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- Local Government Boundary
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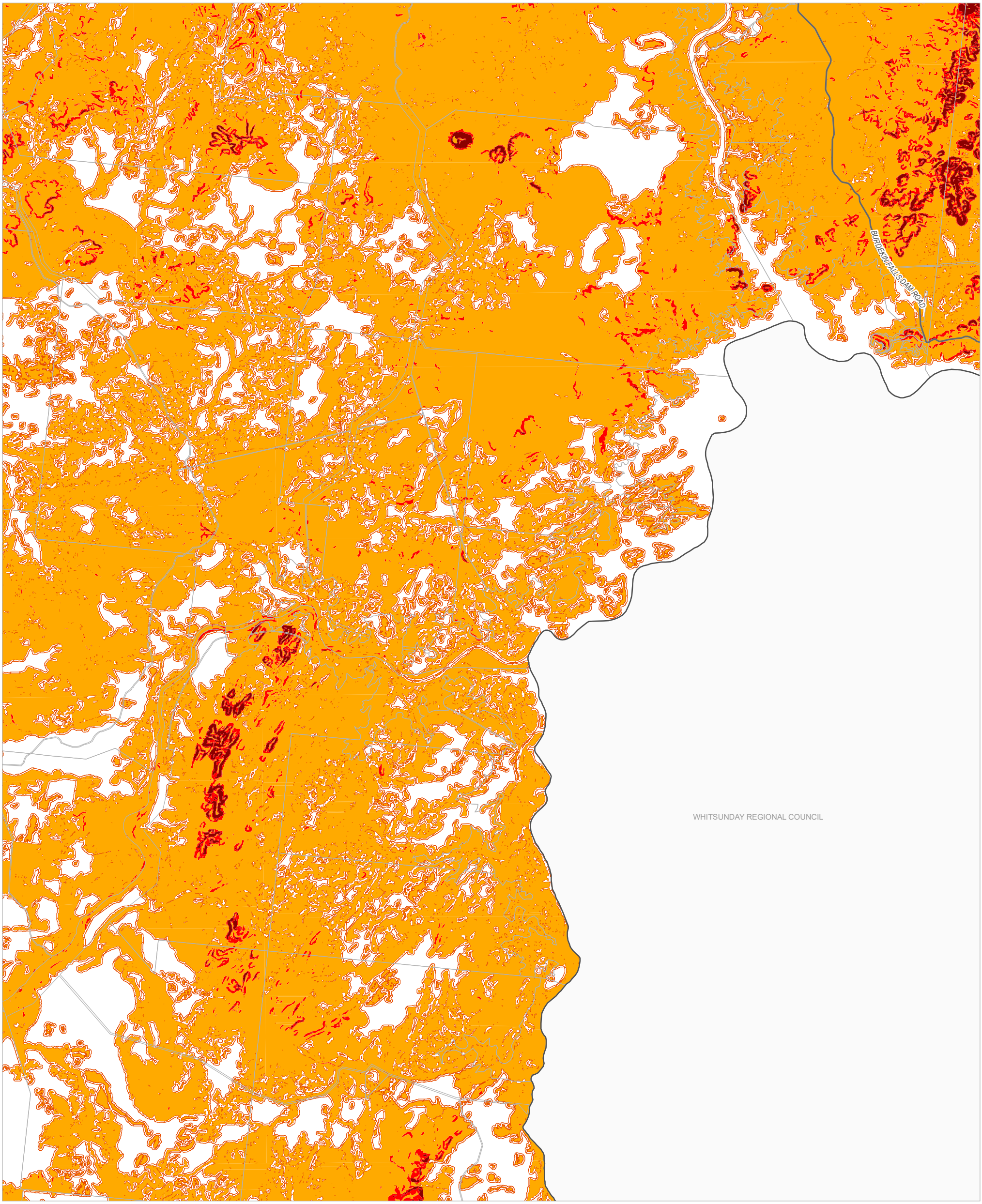
3/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13
km

Bushfire Hazard Overlay - OM2.31 Map 16



CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Bushfire Hazard Overlay Map

Bushfire Prone Areas

- Very High Potential Bushfire Intensity
- High Potential Bushfire Intensity
- Medium Potential Bushfire Intensity
- Potential Impact Buffer

Other Map Layers

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- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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3/07/2019

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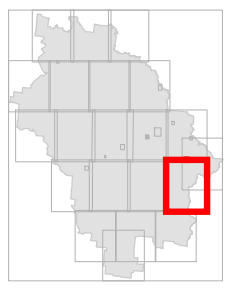
0 6.5 13

km



Bushfire Hazard Overlay - OM2.32 Map 17

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019

FLINDERS SHIRE COUNCIL

BARCALDINE REGIONAL COUNCIL

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Bushfire Hazard Overlay Map

Bushfire Prone Areas

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Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13

km

Bushfire Hazard Overlay - OM2.33 Map 18

ISAAC REGIONAL COUNCIL

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Bushfire Hazard Overlay Map

Bushfire Prone Areas

- Very High Potential Bushfire Intensity
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- Medium Potential Bushfire Intensity
- Potential Impact Buffer

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
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Geocentric Datum of Australia (GDA94)

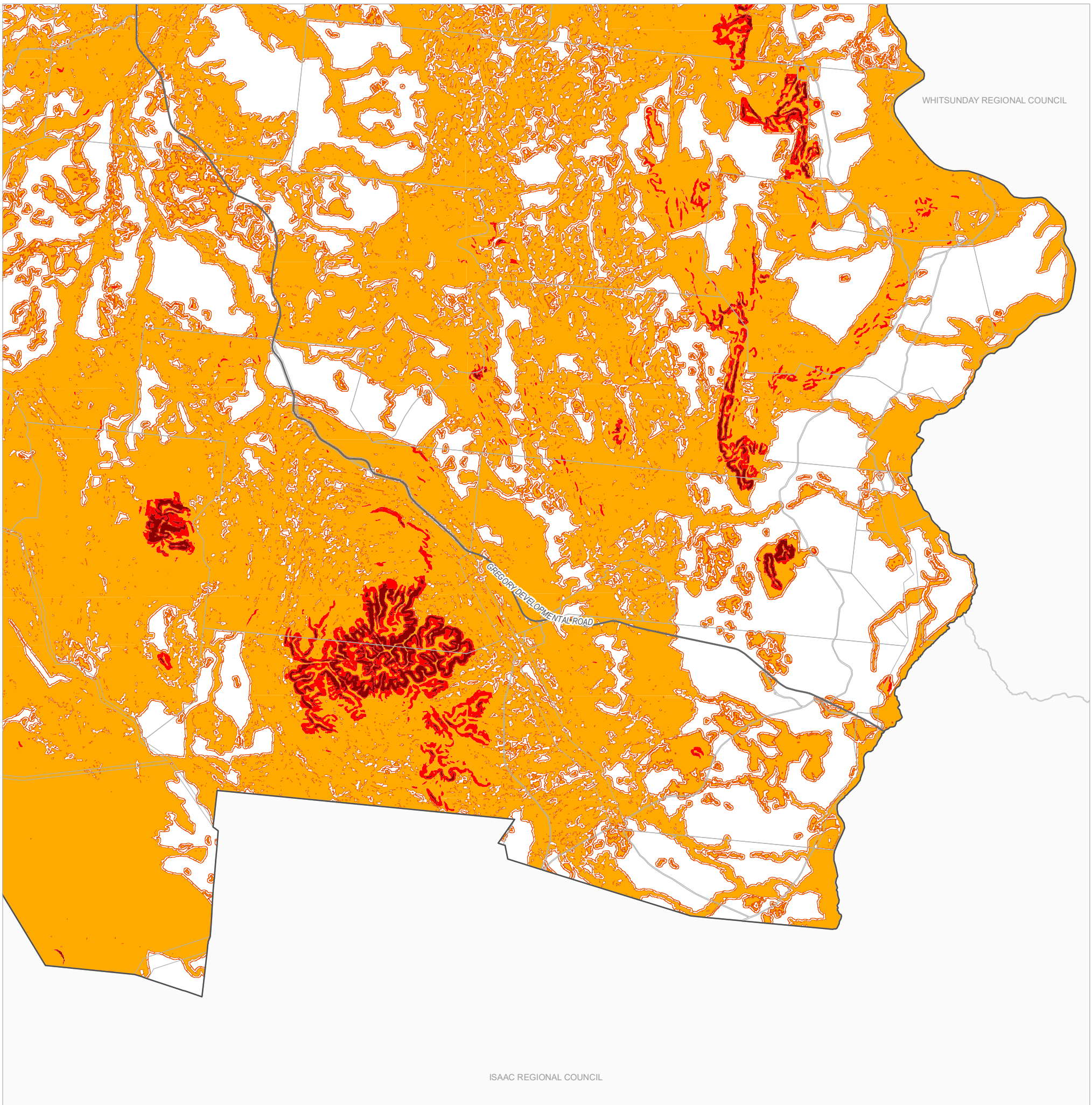
3/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13

km

Bushfire Hazard Overlay - OM2.34 Map 19



CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Bushfire Hazard Overlay Map

Bushfire Prone Areas

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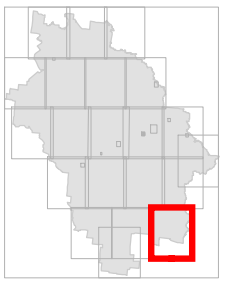
3/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13

km



Bushfire Hazard Overlay - OM2.35
Map 20

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Version: 5, Version Date: 15/07/2019

ISAAC REGIONAL COUNCIL

BARCALDINE REGIONAL COUNCIL

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Bushfire Hazard Overlay Map

Bushfire Prone Areas

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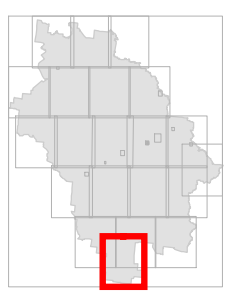
3/07/2019

Approx Scale @ A3 1:250,000

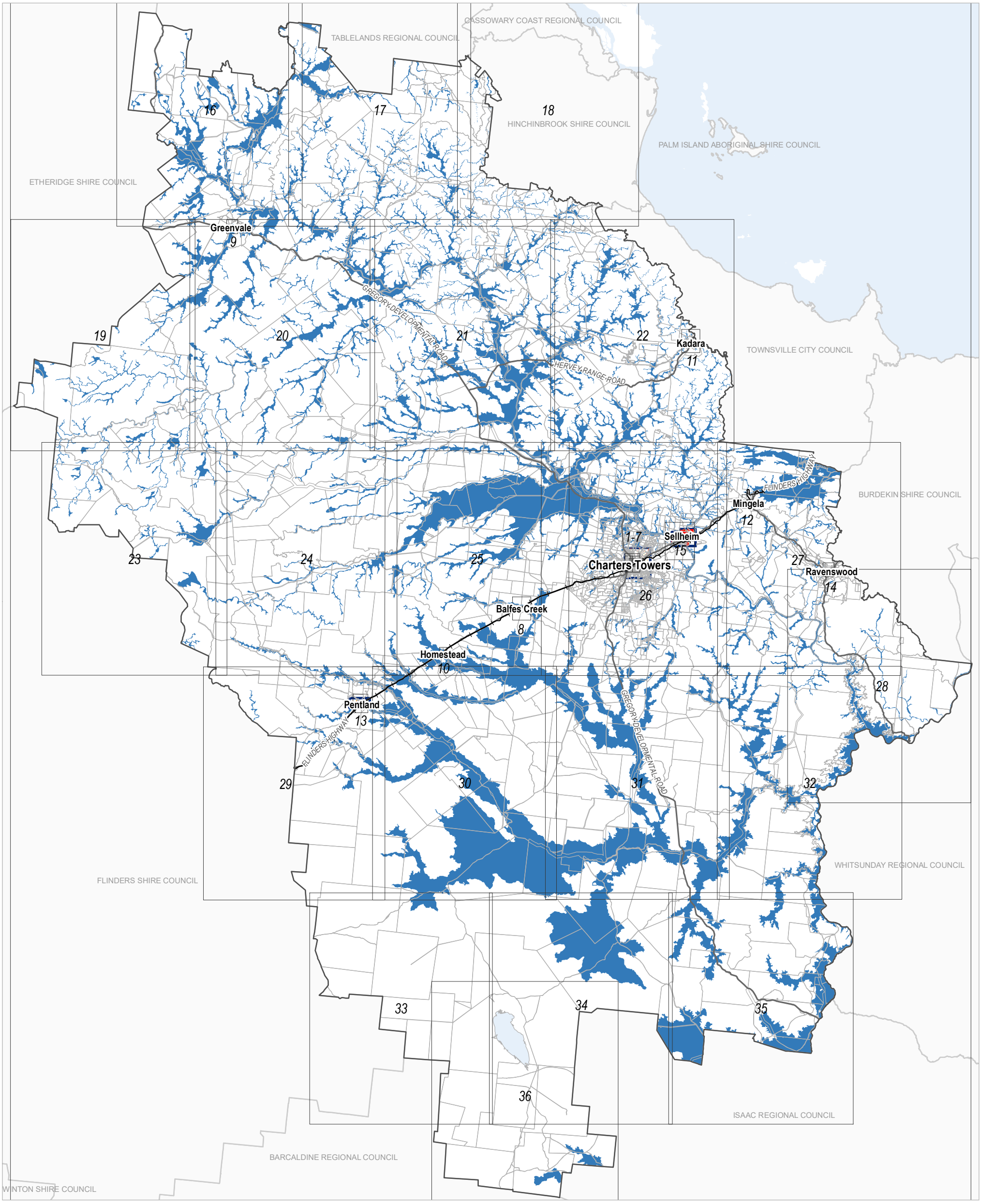
0 6.5 13

km



Bushfire Hazard Overlay - OM2.36
Map 21

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019



CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Flood Hazard Overlay Map

Flood Prone Areas

- Flood Hazard Area - QRA Level 1
- Significant Hazard Area – QRA Level 2 with 1% AEP
- High Hazard Area – QRA Level 2 with 1% AEP
- Extreme Hazard Area – QRA Level 2 with 1% AEP

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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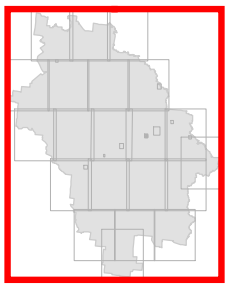
Refer to State Goverment mapping for the latest version of the overlay if applicable.

Geocentric Datum of Australia (GDA94)

3/07/2019

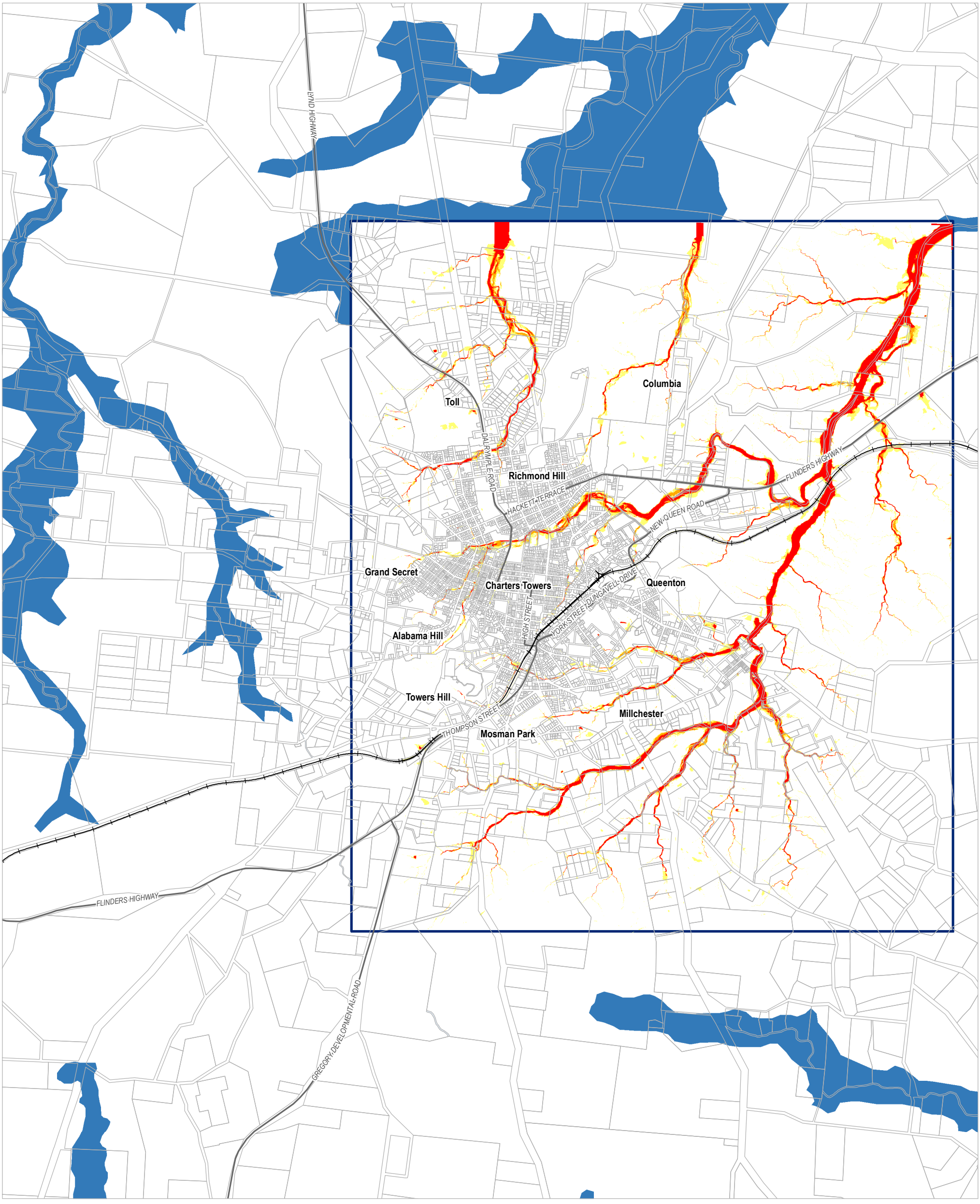
Approx Scale @ A3 1:1,300,000

0 30 60
km



Flood Hazard Overlay - OM3.0 Region

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019



CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Flood Hazard Overlay Map

Flood Prone Areas

- Flood Hazard Area - QRA Level 1
- Significant Hazard Area – QRA Level 2 with 1% AEP
- High Hazard Area – QRA Level 2 with 1% AEP
- Extreme Hazard Area – QRA Level 2 with 1% AEP

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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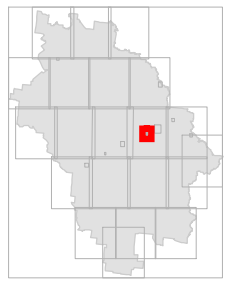
Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:55,000

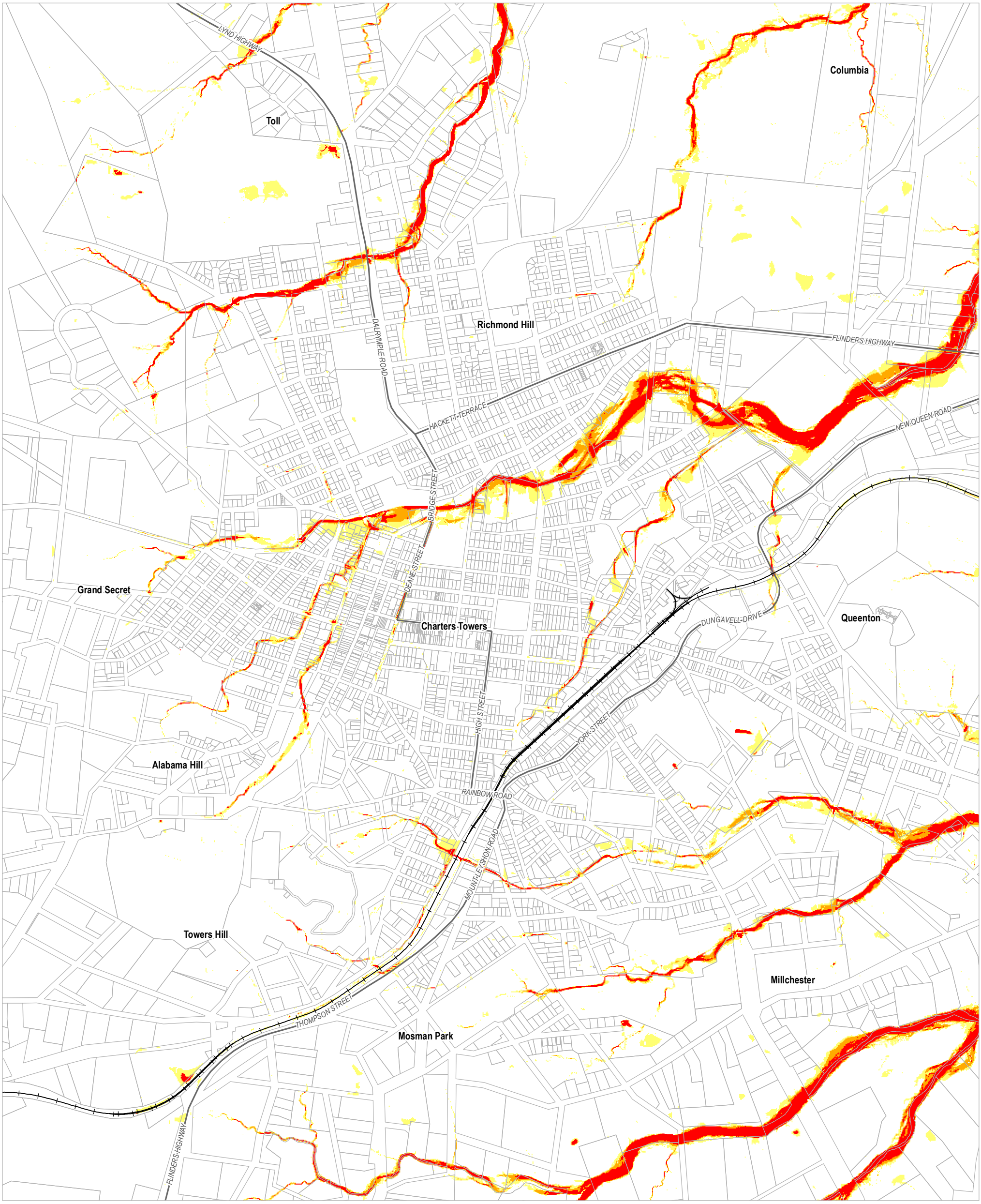
0 1.5 3

km



Flood Hazard Overlay - OM3.1 Charters Towers and Surrounds

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019



CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Flood Hazard Overlay Map

Flood Prone Areas

- Flood Hazard Area - QRA Level 1
- Significant Hazard Area – QRA Level 2 with 1% AEP
- High Hazard Area – QRA Level 2 with 1% AEP
- Extreme Hazard Area – QRA Level 2 with 1% AEP

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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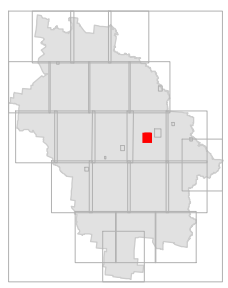
Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:20,000

0 0.55 1.1

km



Flood Hazard Overlay - OM3.2
Charters Towers Urban Area

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019

CHARTERS TOWERS
REGIONAL COUNCIL

Charters Towers Regional Town Plan Flood Hazard Overlay Map

Flood Prone Areas

- Flood Hazard Area - QRA Level 1
- Significant Hazard Area – QRA Level 2 with 1% AEP
- High Hazard Area – QRA Level 2 with 1% AEP
- Extreme Hazard Area – QRA Level 2 with 1% AEP

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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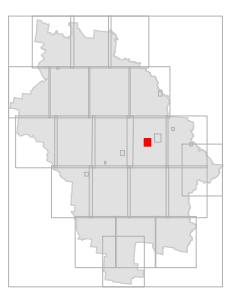
Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:8,000

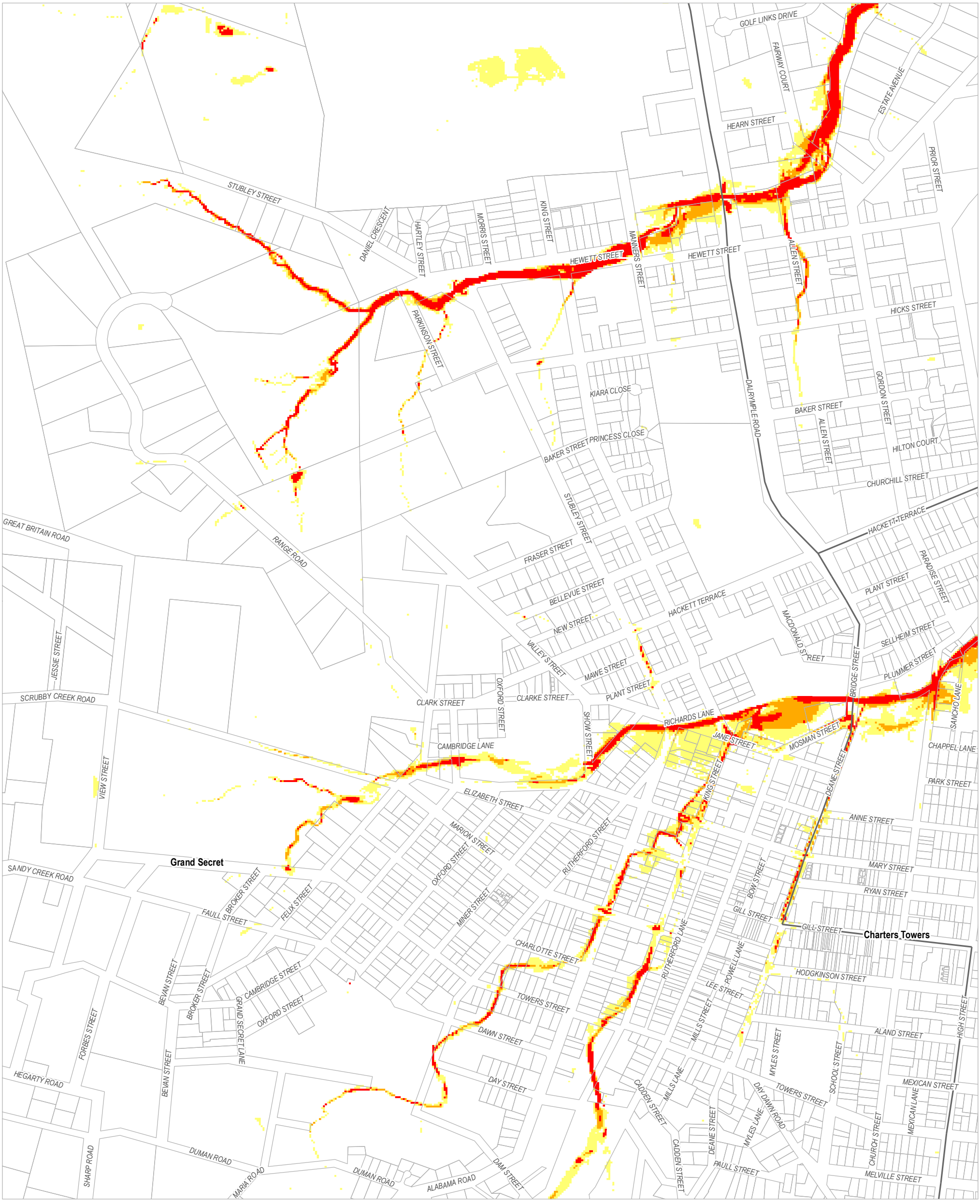
0 0.2 0.4

km



Flood Hazard Overlay - OM3.3 Charters Towers Centre

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019



CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Flood Hazard Overlay Map

Flood Prone Areas

- Flood Hazard Area - QRA Level 1
- Significant Hazard Area – QRA Level 2 with 1% AEP
- High Hazard Area – QRA Level 2 with 1% AEP
- Extreme Hazard Area – QRA Level 2 with 1% AEP

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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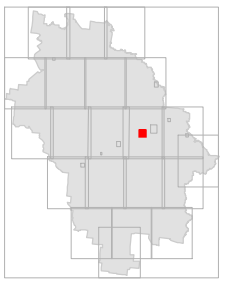
Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:10,000

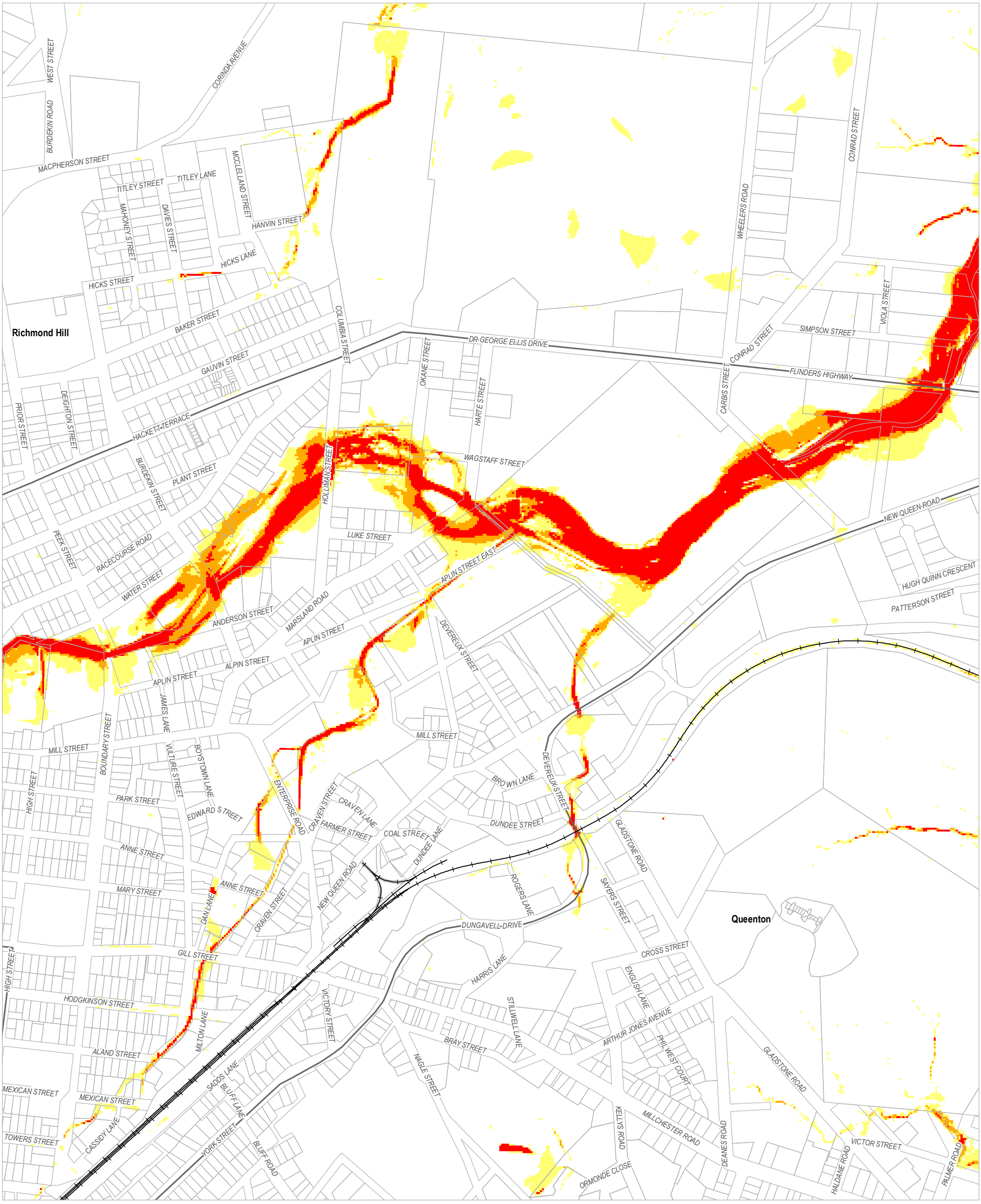
0 0.25 0.5

km



Flood Hazard Overlay - OM3.4
Charters Towers Inset 1

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019



CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Flood Hazard Overlay Map

Flood Prone Areas

- Flood Hazard Area - QRA Level 1
- Significant Hazard Area – QRA Level 2 with 1% AEP
- High Hazard Area – QRA Level 2 with 1% AEP
- Extreme Hazard Area – QRA Level 2 with 1% AEP

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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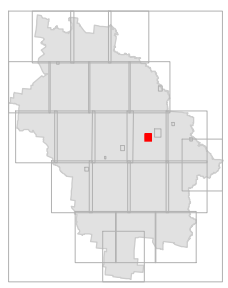
Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:10,000

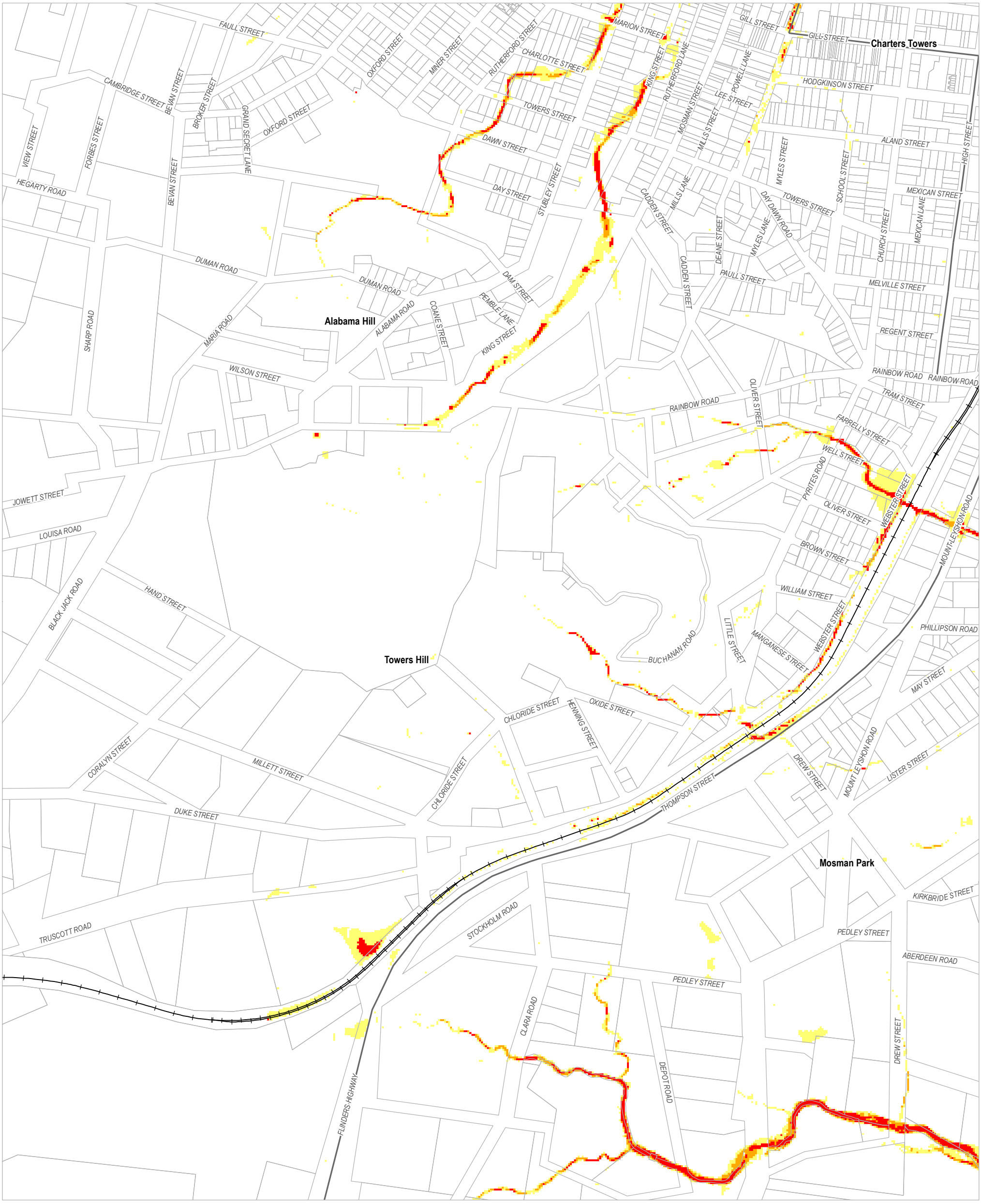
0 0.25 0.5

km



Flood Hazard Overlay - OM3.5
Charters Towers Inset 2

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019



CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Flood Hazard Overlay Map

Flood Prone Areas

- Flood Hazard Area - QRA Level 1
- Significant Hazard Area – QRA Level 2 with 1% AEP
- High Hazard Area – QRA Level 2 with 1% AEP
- Extreme Hazard Area – QRA Level 2 with 1% AEP

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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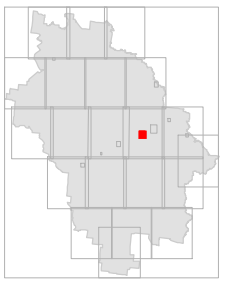
Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:10,000

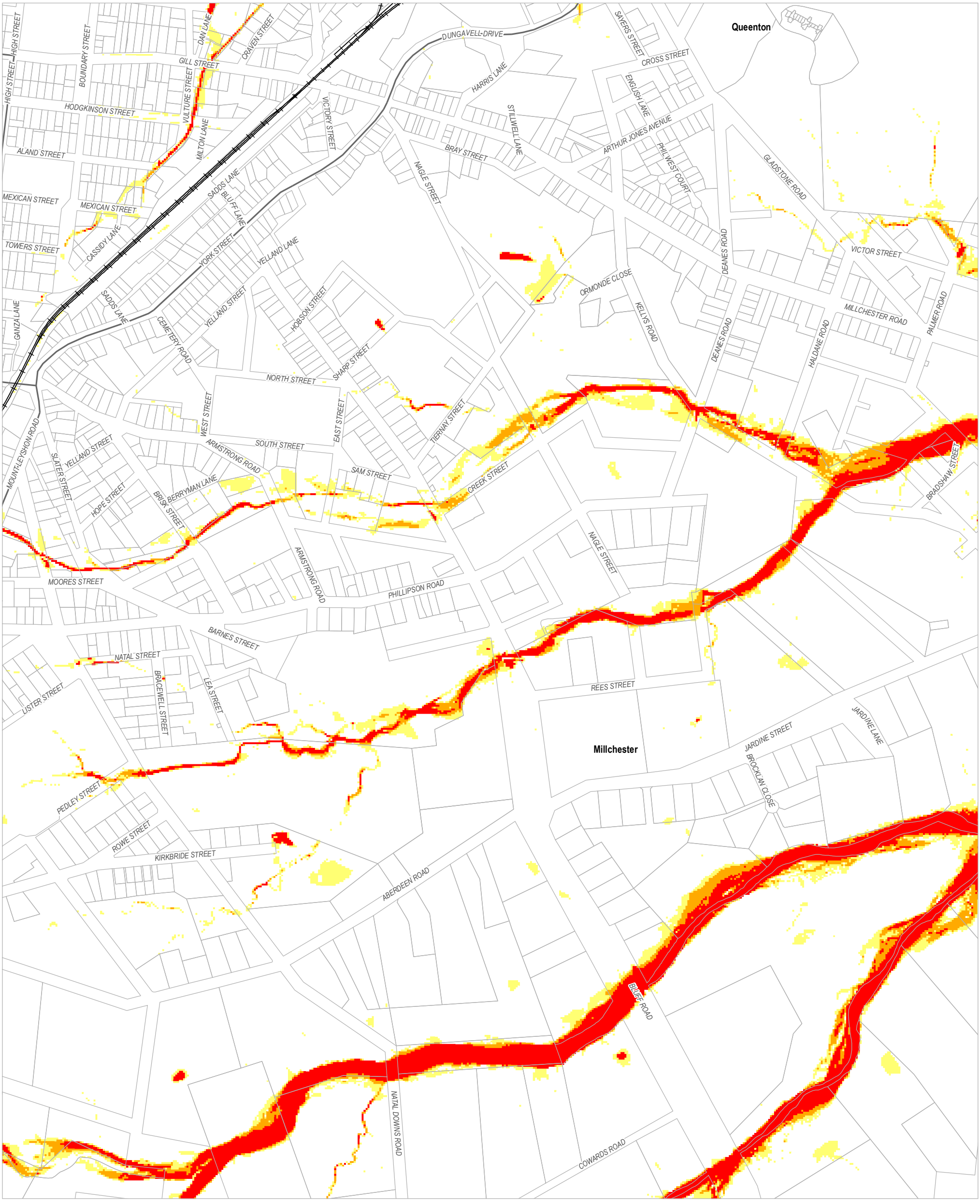
0 0.25 0.5

km



Flood Hazard Overlay - OM3.6 Charters Towers Inset 3

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019



CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Flood Hazard Overlay Map

Flood Prone Areas

- Flood Hazard Area - QRA Level 1
- Significant Hazard Area – QRA Level 2 with 1% AEP
- High Hazard Area – QRA Level 2 with 1% AEP
- Extreme Hazard Area – QRA Level 2 with 1% AEP

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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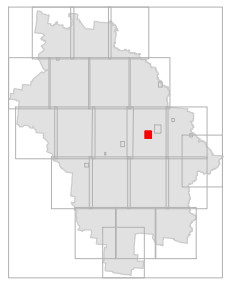
Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:10,000

0 0.25 0.5

km



Flood Hazard Overlay - OM3.7
Charters Towers Inset 4

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019

CHARTERS TOWERS
REGIONAL COUNCIL

Charters Towers Regional Town Plan Flood Hazard Overlay Map

Flood Prone Areas

- Flood Hazard Area - QRA Level 1
- Significant Hazard Area – QRA Level 2 with 1% AEP
- High Hazard Area – QRA Level 2 with 1% AEP
- Extreme Hazard Area – QRA Level 2 with 1% AEP

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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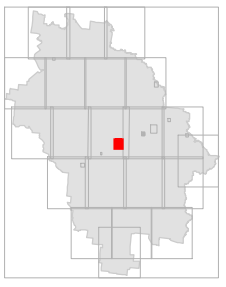
Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:25,000

0 0.65 1.3

km



Flood Hazard Overlay - OM3.8 Balfes Creek

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019

GREGORY-DEVELOPMENTAL-ROAD

CHARTERS TOWERS
REGIONAL COUNCIL

Charters Towers Regional Town Plan Flood Hazard Overlay Map

Flood Prone Areas

- Flood Hazard Area - QRA Level 1
- Significant Hazard Area – QRA Level 2 with 1% AEP
- High Hazard Area – QRA Level 2 with 1% AEP
- Extreme Hazard Area – QRA Level 2 with 1% AEP

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:15,000

0 0.4 0.8
km

Flood Hazard Overlay - OM3.9 Greenvale

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019

FLINDERS HIGHWAY
ESPLANADE
ESPLANADE STREET
MAGPIE ROAD
BACK STREET
CREEK STREET
ESPLANADE
HOME STREET
RAILWAY STREET
DOVE LANE
EMU LANE
RED ROAD
PEE WEE LANE
HOMESTEAD LASCELLES ROAD
FLINDERS HIGHWAY

CHARTERS TOWERS
REGIONAL COUNCIL

Charters Towers Regional Town Plan Flood Hazard Overlay Map

Flood Prone Areas

- Flood Hazard Area - QRA Level 1
- Significant Hazard Area – QRA Level 2 with 1% AEP
- High Hazard Area – QRA Level 2 with 1% AEP
- Extreme Hazard Area – QRA Level 2 with 1% AEP

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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Refer to State Goverment mapping for the latest version of the overlay if applicable.

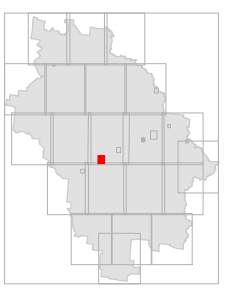
Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:10,000

0 0.25 0.5

km



Flood Hazard Overlay - OM3.10 Homestead

TOWNSVILLE CITY COUNCIL

HERVEY RANGE ROAD

CHARTERS TOWERS
REGIONAL COUNCIL

Charters Towers Regional Town Plan Flood Hazard Overlay Map

Flood Prone Areas

- Flood Hazard Area - QRA Level 1
- Significant Hazard Area – QRA Level 2 with 1% AEP
- High Hazard Area – QRA Level 2 with 1% AEP
- Extreme Hazard Area – QRA Level 2 with 1% AEP

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:25,000

0 0.65 1.3

km

Flood Hazard Overlay - OM3.11 Hervey Range

FLINDERS HIGHWAY

FLINDERS HIGHWAY

BURDEKIN FALLS DAM ROAD

HERVEY STREET

RAVENSWOOD STREET

BURDEKIN FALLS DAM ROAD

CHARTERS TOWERS
REGIONAL COUNCIL

Charters Towers Regional Town Plan Flood Hazard Overlay Map

Flood Prone Areas

- Flood Hazard Area - QRA Level 1
- Significant Hazard Area – QRA Level 2 with 1% AEP
- High Hazard Area – QRA Level 2 with 1% AEP
- Extreme Hazard Area – QRA Level 2 with 1% AEP

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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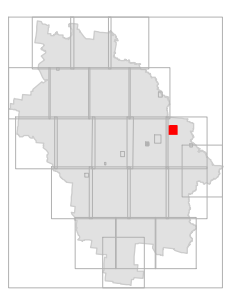
Geocentric Datum of Australia (GDA94)

3/07/2019

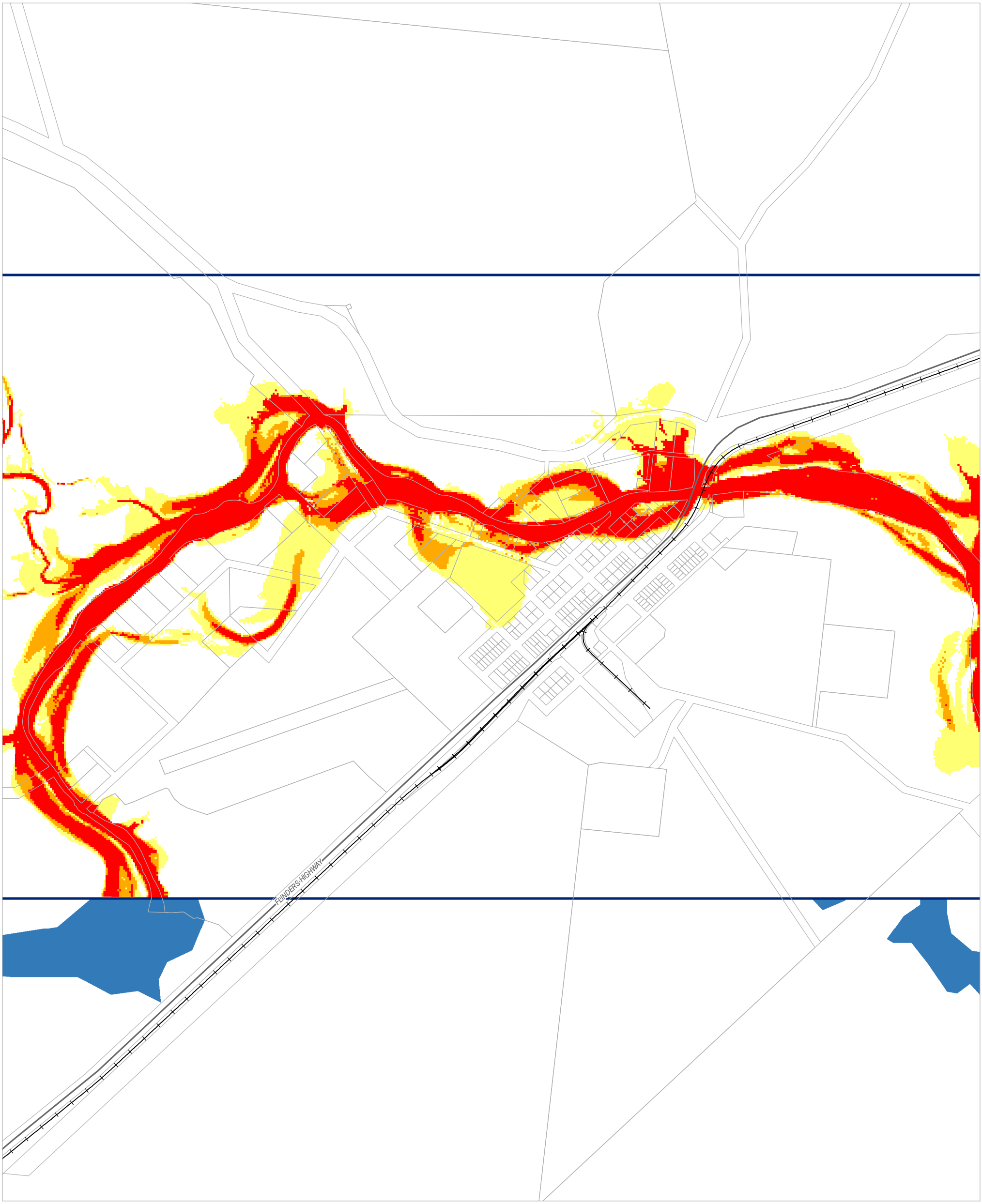
Approx Scale @ A3 1:15,000

0 0.4 0.8

km



Flood Hazard Overlay - OM3.12 Mingela



CHARTERS TOWERS
REGIONAL COUNCIL

Charters Towers Regional Town Plan Flood Hazard Overlay Map

Flood Prone Areas

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- Extreme Hazard Area – QRA Level 2 with 1% AEP

Other Map Layers

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- Local Government Boundary
- Waterway
- Railway Network
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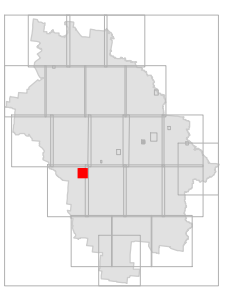
Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:20,000

0 0.55 1.1

km



Flood Hazard Overlay - OM3.13 Pentland

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019

AYR·RAVENSWOOD·ROAD
DEIGHTON·STREET
MACROSSAN·STREET
RAILWAY·STREET
RAVENSWOOD·ROAD
BURDEKIN·FALLS·DAM·ROAD

CHARTERS TOWERS
REGIONAL COUNCIL

Charters Towers Regional Town Plan Flood Hazard Overlay Map

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Other Map Layers

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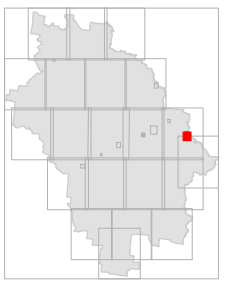
Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:15,000

0 0.4 0.8
km



Flood Hazard Overlay - OM3.14 Ravenswood

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019

FLINDERS HIGHWAY

FLINDERS HIGHWAY

CHARTERS TOWERS
REGIONAL COUNCIL

Charters Towers Regional Town Plan Flood Hazard Overlay Map

Flood Prone Areas

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- High Hazard Area – QRA Level 2 with 1% AEP
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Other Map Layers

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Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:40,000

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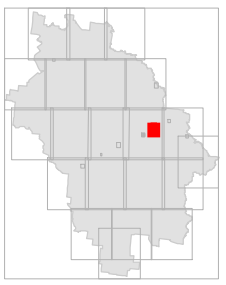
km



Flood Hazard Overlay - OM3.15
Sellheim

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019

TABLELANDS REGIONAL COUNCIL

ETHERIDGE SHIRE COUNCIL

GREGORY DEVELOPMENTAL ROAD

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Flood Hazard Overlay Map

Flood Prone Areas

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- Extreme Hazard Area – QRA Level 2 with 1% AEP

Other Map Layers

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Geocentric Datum of Australia (GDA94)

3/07/2019

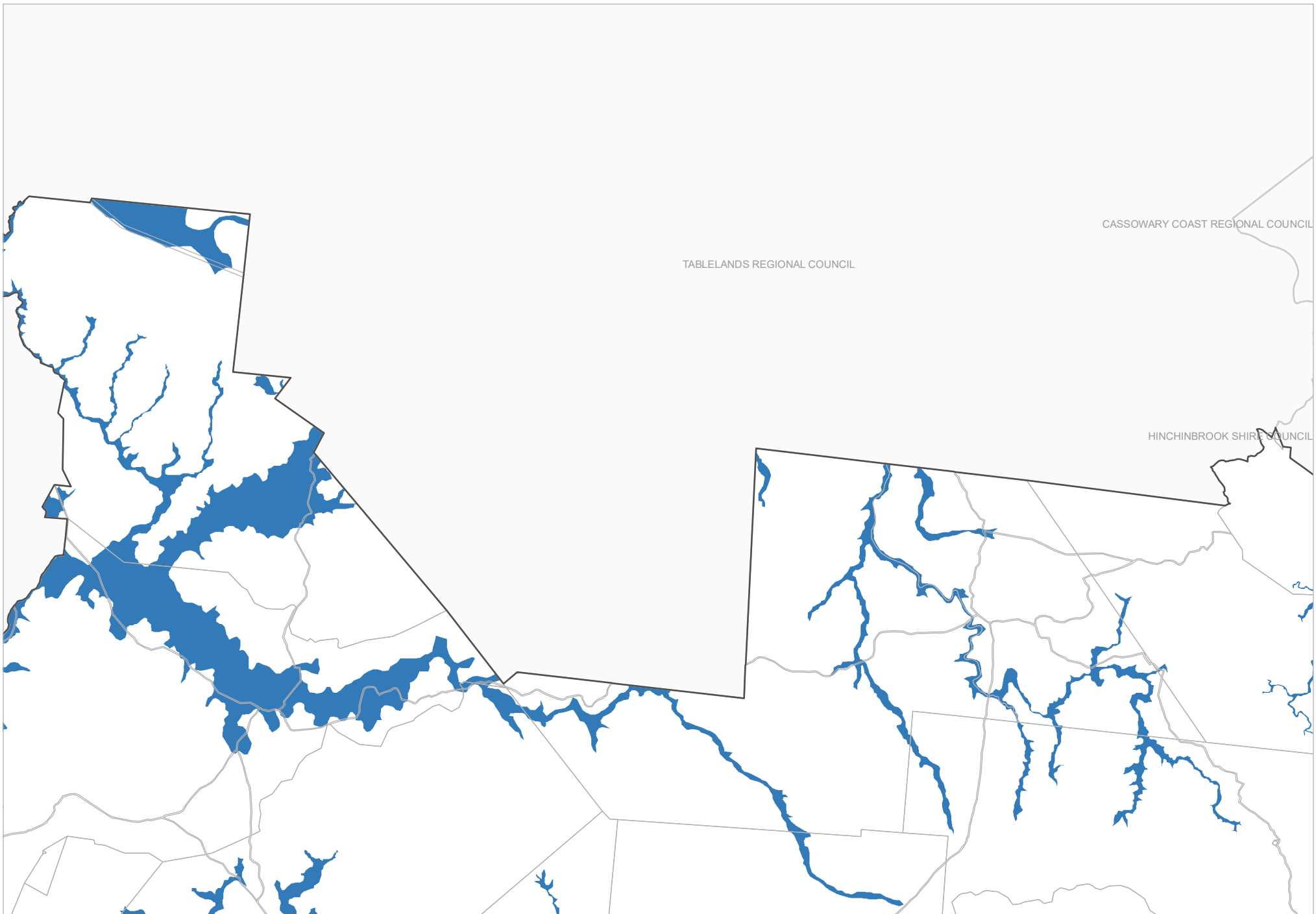
Approx Scale @ A3 1:250,000

0 6.5 13

km

Flood Hazard Overlay - OM3.16 Map 1

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019



CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Flood Hazard Overlay Map

Flood Prone Areas

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Other Map Layers

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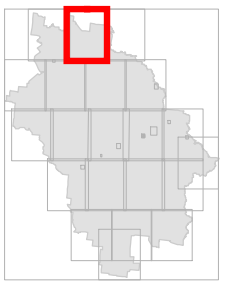
3/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13

km



Flood Hazard Overlay - OM3.17 Map 2

TABLELANDS REGIONAL COUNCIL

CASSOWARY COAST REGIONAL COUNCIL

HINCHINBROOK SHIRE COUNCIL

TOWNSVILLE CITY COUNCIL

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Flood Hazard Overlay Map

Flood Prone Areas

- Flood Hazard Area - QRA Level 1
- Significant Hazard Area – QRA Level 2 with 1% AEP
- High Hazard Area – QRA Level 2 with 1% AEP
- Extreme Hazard Area – QRA Level 2 with 1% AEP

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13

km

Flood Hazard Overlay - OM3.18 Map 3

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019

GREGORY DEVELOPMENTAL ROAD

ETHERIDGE SHIRE COUNCIL

FLINDERS SHIRE COUNCIL

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Flood Hazard Overlay Map

Flood Prone Areas

- Flood Hazard Area - QRA Level 1
- Significant Hazard Area – QRA Level 2 with 1% AEP
- High Hazard Area – QRA Level 2 with 1% AEP
- Extreme Hazard Area – QRA Level 2 with 1% AEP

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13

km

Flood Hazard Overlay - OM3.19 Map 4

Greenvale

GREGORY DEVELOPMENTAL ROAD

CHARTERS TOWERS
REGIONAL COUNCIL

Charters Towers Regional Town Plan Flood Hazard Overlay Map

Flood Prone Areas

- Flood Hazard Area - QRA Level 1
- Significant Hazard Area – QRA Level 2 with 1% AEP
- High Hazard Area – QRA Level 2 with 1% AEP
- Extreme Hazard Area – QRA Level 2 with 1% AEP

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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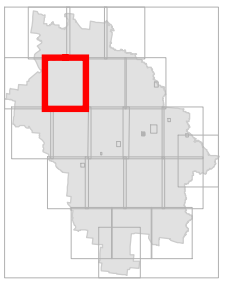
Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13

km



Flood Hazard Overlay - OM3.20 Map 5

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019

HERVEY RANGE ROAD

GREGORY DEVELOPMENTAL ROAD

CHARTERS TOWERS
REGIONAL COUNCIL

Charters Towers Regional Town Plan Flood Hazard Overlay Map

Flood Prone Areas

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Other Map Layers

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- Local Government Boundary
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Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13

km

Flood Hazard Overlay - OM3.21 Map 6

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019

TOWNSVILLE CITY COUNCIL

Kadara

HERVEY RANGE ROAD

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Flood Hazard Overlay Map

Flood Prone Areas

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Other Map Layers

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Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13

km

Flood Hazard Overlay - OM3.22 Map 7

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019

FLINDERS SHIRE COUNCIL

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Flood Hazard Overlay Map

Flood Prone Areas

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Other Map Layers

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Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13

km

Flood Hazard Overlay - OM3.23 Map 8

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019

FLINDERS SHIRE COUNCIL

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Flood Hazard Overlay Map

Flood Prone Areas

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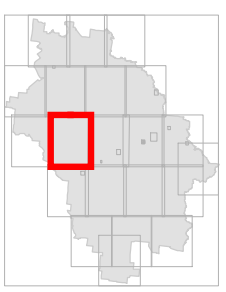
3/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13

km



Flood Hazard Overlay - OM3.24 Map 9

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Flood Hazard Overlay Map

Flood Prone Areas

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3/07/2019

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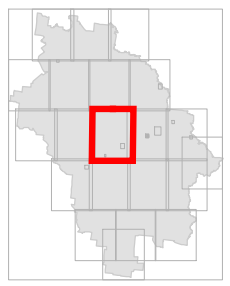
0 6.5 13

km



Flood Hazard Overlay - OM3.25 Map 10

GREGORY DEVELOPMENTAL ROAD

LYND HIGHWAY

FLINDERS HIGHWAY

Sellheim

Charters Towers

FLINDERS HIGHWAY

GREGORY DEVELOPMENTAL ROAD

CHARTERS TOWERS
REGIONAL COUNCIL

Charters Towers Regional Town Plan Flood Hazard Overlay Map

Flood Prone Areas

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- Major Roads

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Refer to State Goverment mapping for the latest version of the overlay if applicable.

Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13

km

Flood Hazard Overlay - OM3.26
Map 11

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019

TOWNSVILLE CITY COUNCIL

BURDEKIN SHIRE COUNCIL

FLINDERS HIGHWAY

FLINDERS HIGHWAY

FLINDERS HIGHWAY

Mingela

BURDEKIN FALLS DAM ROAD

BURDEKIN FALLS DAM ROAD

Ravenswood

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Flood Hazard Overlay Map

Flood Prone Areas

- Flood Hazard Area - QRA Level 1
- Significant Hazard Area – QRA Level 2 with 1% AEP
- High Hazard Area – QRA Level 2 with 1% AEP
- Extreme Hazard Area – QRA Level 2 with 1% AEP

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13

km

Flood Hazard Overlay - OM3.27 Map 12

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019

BURDEKIN SHIRE COUNCIL

BURDEKIN FALLS DAM ROAD

WHITSUNDAY REGIONAL COUNCIL

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Flood Hazard Overlay Map

Flood Prone Areas

- Flood Hazard Area - QRA Level 1
- Significant Hazard Area – QRA Level 2 with 1% AEP
- High Hazard Area – QRA Level 2 with 1% AEP
- Extreme Hazard Area – QRA Level 2 with 1% AEP

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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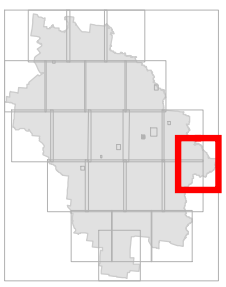
Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:250,000

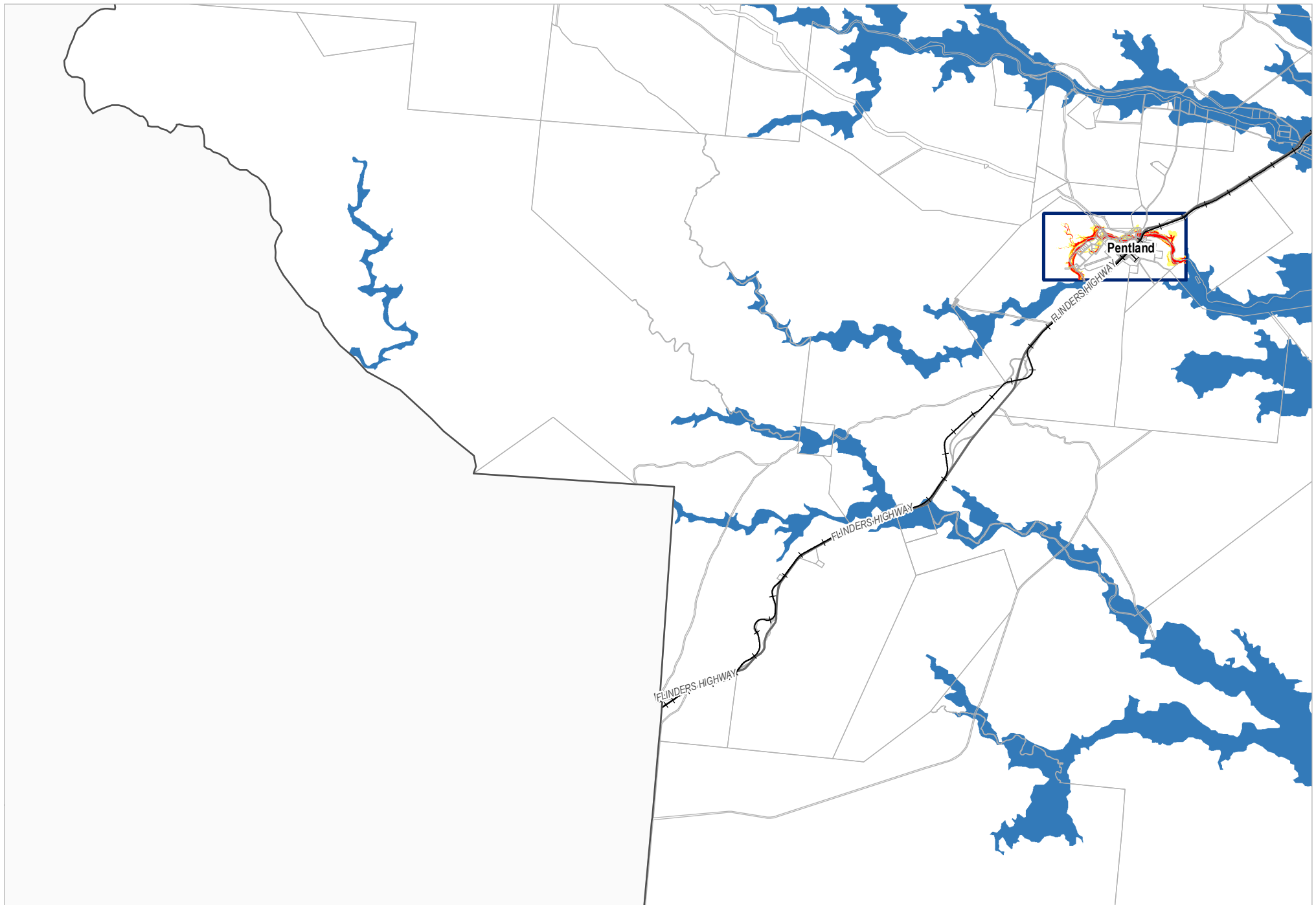
0 6.5 13

km



Flood Hazard Overlay - OM3.28
Map 13

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019



CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Flood Hazard Overlay Map

Flood Prone Areas

- Flood Hazard Area - QRA Level 1
- Significant Hazard Area – QRA Level 2 with 1% AEP
- High Hazard Area – QRA Level 2 with 1% AEP
- Extreme Hazard Area – QRA Level 2 with 1% AEP

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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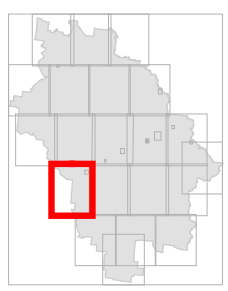
Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13

km



Flood Hazard Overlay - OM3.29 Map 14

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Flood Hazard Overlay Map

Flood Prone Areas

- Flood Hazard Area - QRA Level 1
- Significant Hazard Area – QRA Level 2 with 1% AEP
- High Hazard Area – QRA Level 2 with 1% AEP
- Extreme Hazard Area – QRA Level 2 with 1% AEP

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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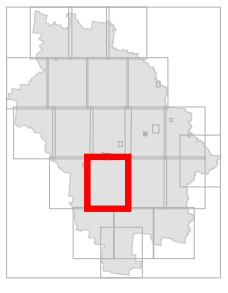
Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:250,000

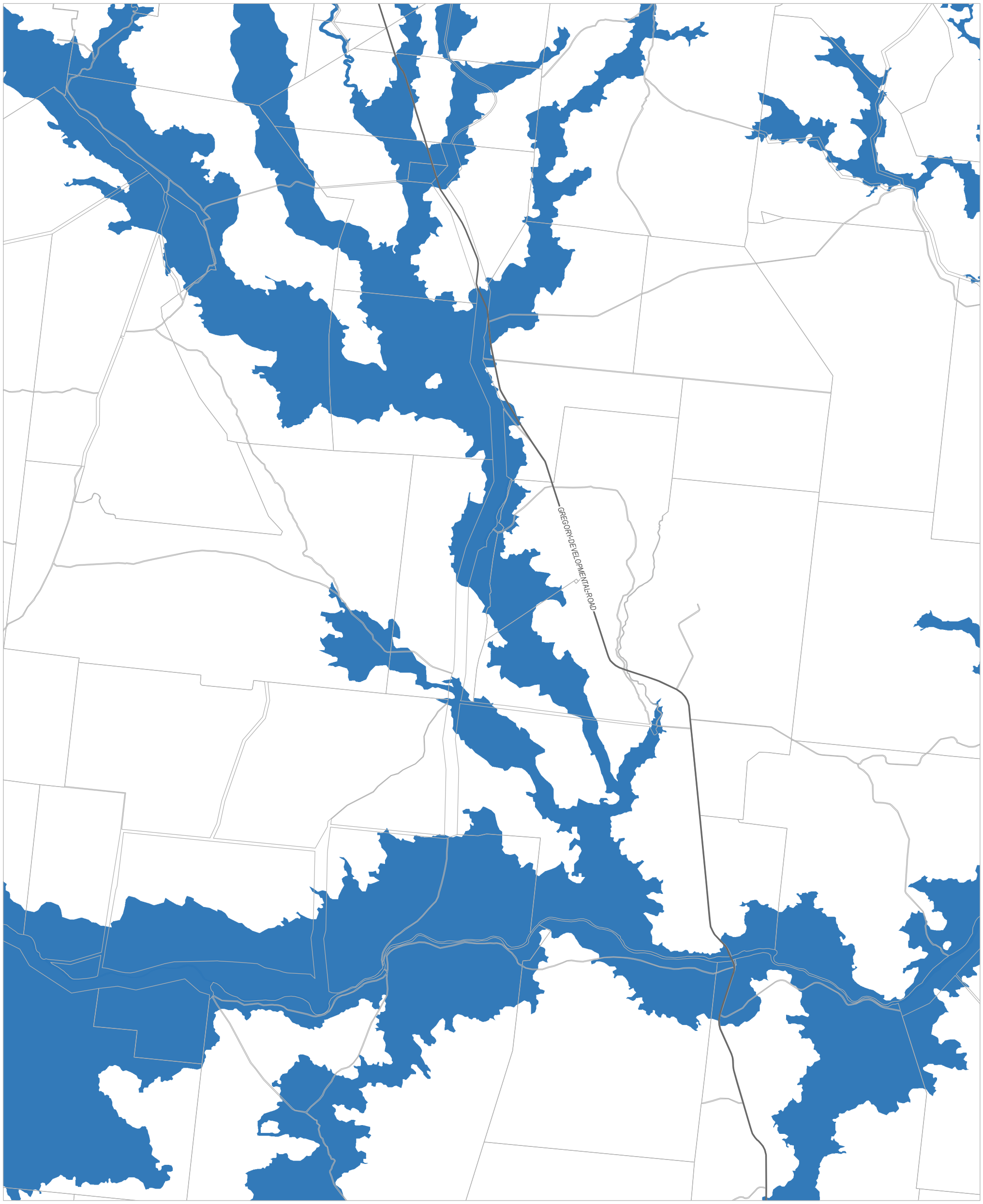
0 6.5 13

km



Flood Hazard Overlay - OM3.30 Map 15

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019



CHARTERS TOWERS
REGIONAL COUNCIL

Charters Towers Regional Town Plan Flood Hazard Overlay Map

Flood Prone Areas

- Flood Hazard Area - QRA Level 1
- Significant Hazard Area – QRA Level 2 with 1% AEP
- High Hazard Area – QRA Level 2 with 1% AEP
- Extreme Hazard Area – QRA Level 2 with 1% AEP

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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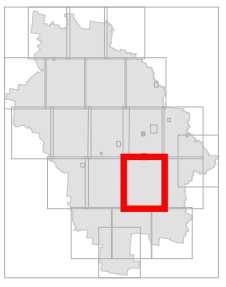
Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13

km



Flood Hazard Overlay - OM3.31 Map 16

BURDEKIN FALLS DAM ROAD

WHITSUNDAY REGIONAL COUNCIL

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Flood Hazard Overlay Map

Flood Prone Areas

- Flood Hazard Area - QRA Level 1
- Significant Hazard Area – QRA Level 2 with 1% AEP
- High Hazard Area – QRA Level 2 with 1% AEP
- Extreme Hazard Area – QRA Level 2 with 1% AEP

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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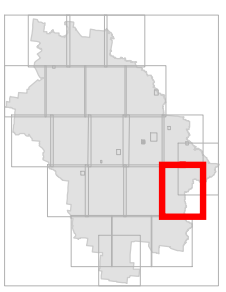
Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13

km



Flood Hazard Overlay - OM3.32 Map 17

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019

FLINDERS SHIRE COUNCIL

BARCALDINE REGIONAL COUNCIL

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Flood Hazard Overlay Map

Flood Prone Areas

- Flood Hazard Area - QRA Level 1
- Significant Hazard Area – QRA Level 2 with 1% AEP
- High Hazard Area – QRA Level 2 with 1% AEP
- Extreme Hazard Area – QRA Level 2 with 1% AEP

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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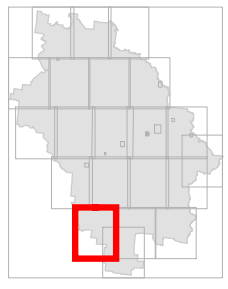
3/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13

km



Flood Hazard Overlay - OM3.33 Map 18

ISAAC REGIONAL COUNCIL

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Flood Hazard Overlay Map

Flood Prone Areas

- Flood Hazard Area - QRA Level 1
- Significant Hazard Area – QRA Level 2 with 1% AEP
- High Hazard Area – QRA Level 2 with 1% AEP
- Extreme Hazard Area – QRA Level 2 with 1% AEP

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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Geocentric Datum of Australia (GDA94)

3/07/2019

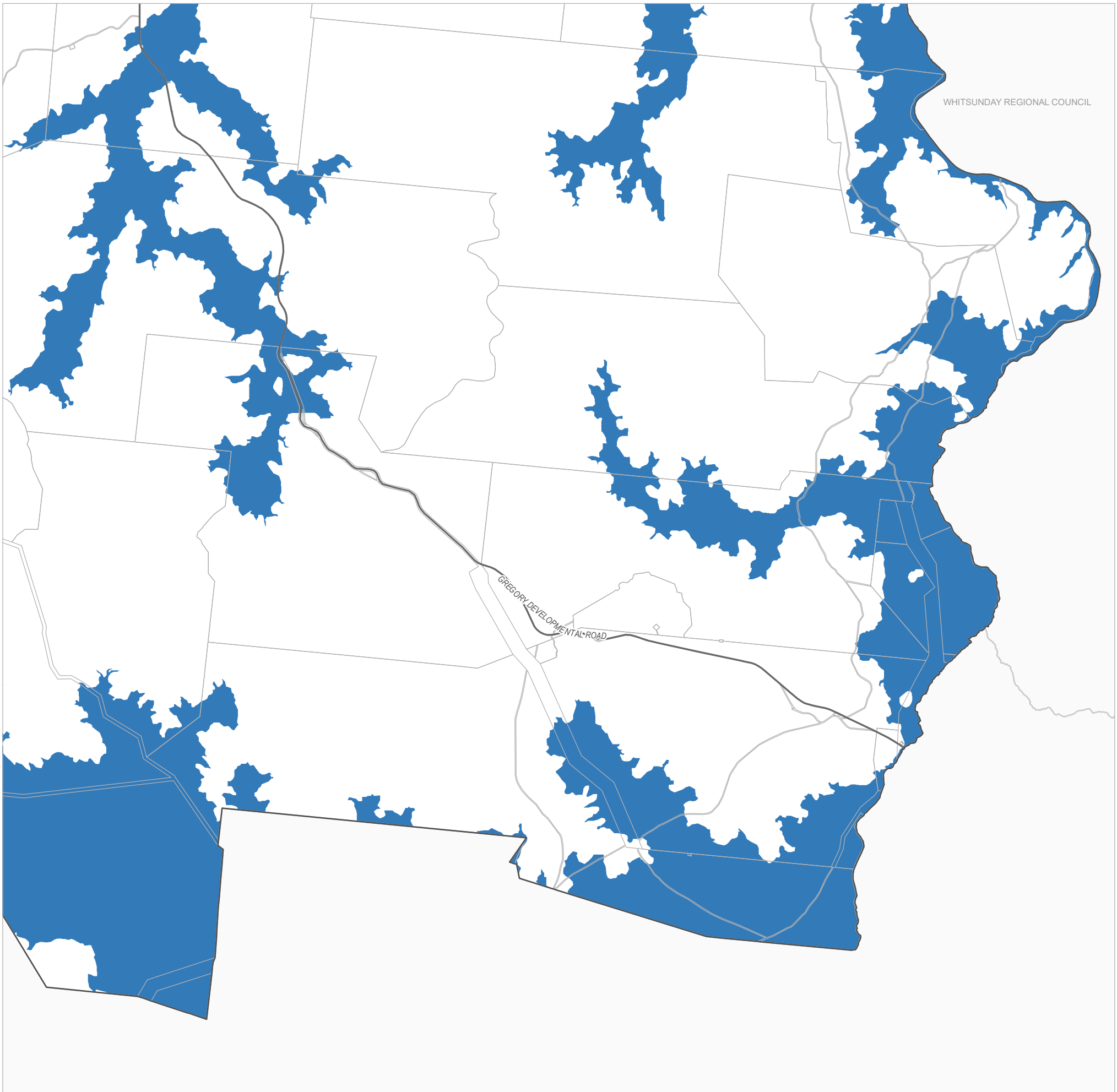
Approx Scale @ A3 1:250,000

0 6.5 13

km

Flood Hazard Overlay - OM3.34 Map 19

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019



CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Flood Hazard Overlay Map

Flood Prone Areas

- Flood Hazard Area - QRA Level 1
- Significant Hazard Area – QRA Level 2 with 1% AEP
- High Hazard Area – QRA Level 2 with 1% AEP
- Extreme Hazard Area – QRA Level 2 with 1% AEP

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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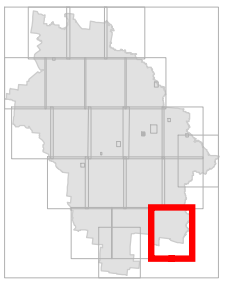
Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13

km



Flood Hazard Overlay - OM3.35
Map 20

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019

ISAAC REGIONAL COUNCIL

BARCALDINE REGIONAL COUNCIL

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Flood Hazard Overlay Map

Flood Prone Areas

- Flood Hazard Area - QRA Level 1
- Significant Hazard Area – QRA Level 2 with 1% AEP
- High Hazard Area – QRA Level 2 with 1% AEP
- Extreme Hazard Area – QRA Level 2 with 1% AEP

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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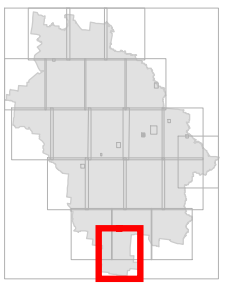
Geocentric Datum of Australia (GDA94)

3/07/2019

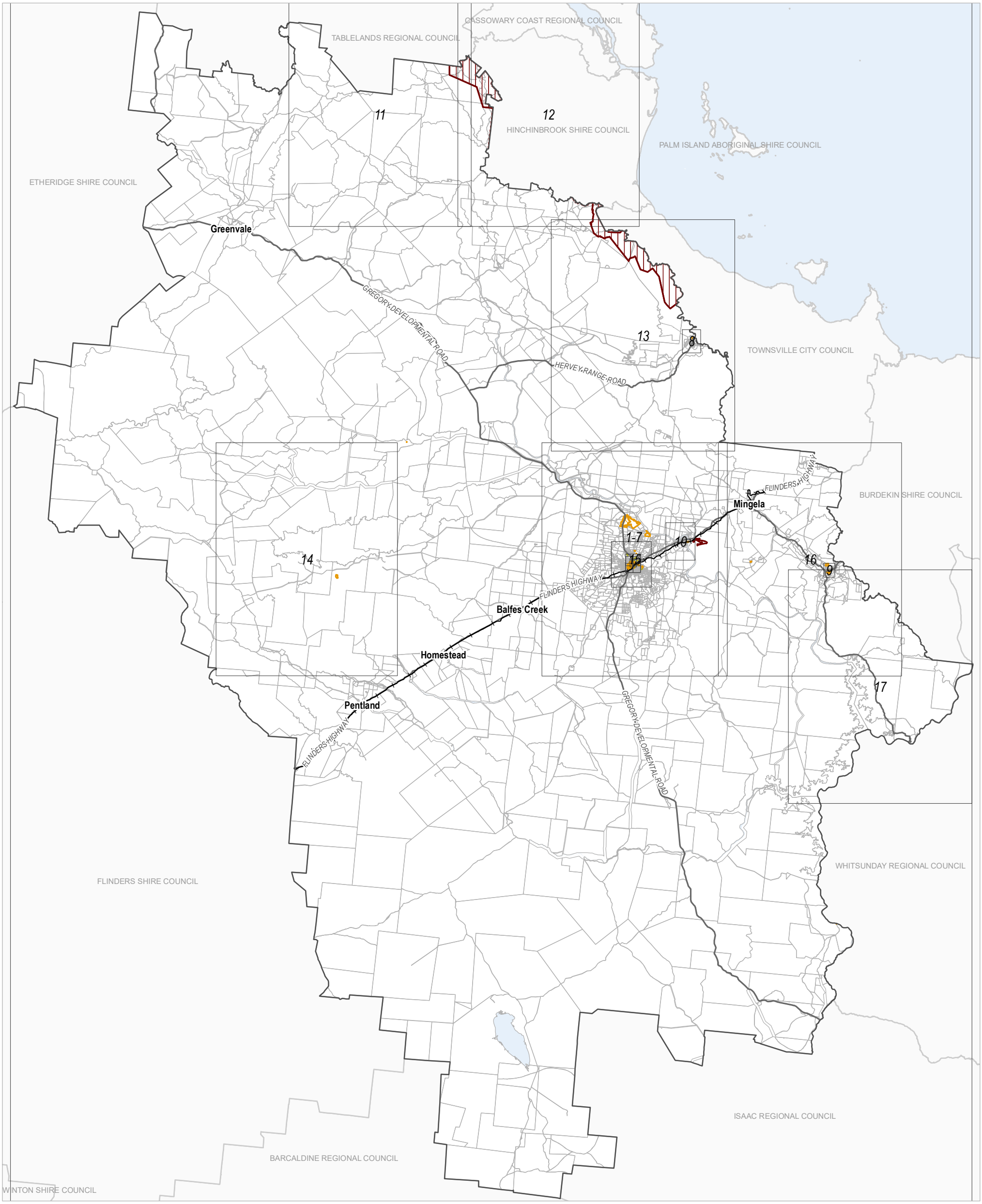
Approx Scale @ A3 1:250,000

0 6.5 13

km



Flood Hazard Overlay - OM3.36 Map 21



CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Heritage Overlay Map

MapbookAnno manual

Cultural Heritage Places

- National Heritage Place
- State Heritage Place
- Local Heritage Place

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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State heritage as at 21/06/2019, sourced from QSpatial. National heritage place as at 29/03/2019.

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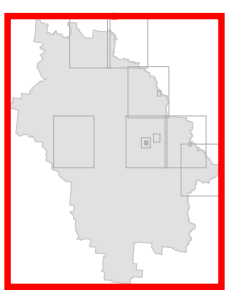
Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:1,300,000

0 30 60

km



Heritage Overlay - OM4.0 Region

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019

LYND HIGHWAY
Toll
Columbia
DALRYMPLE ROAD
Richmond Hill
HACKETT TERRACE
FLINDERS HIGHWAY
NEW QUEEN ROAD
Grand Secret
Charters Towers
Queenton
HIGH STREET
YORK STREET
DUNGAVEL DRIVE
Alabama Hill
Towers Hill
THOMPSON STREET
Millchester
Mosman Park
FLINDERS HIGHWAY
GREGORY DEVELOPMENTAL ROAD

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Heritage Overlay Map

MapbookAnno manual

Cultural Heritage Places

- National Heritage Place
- State Heritage Place
- Local Heritage Place

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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Geocentric Datum of Australia (GDA94)

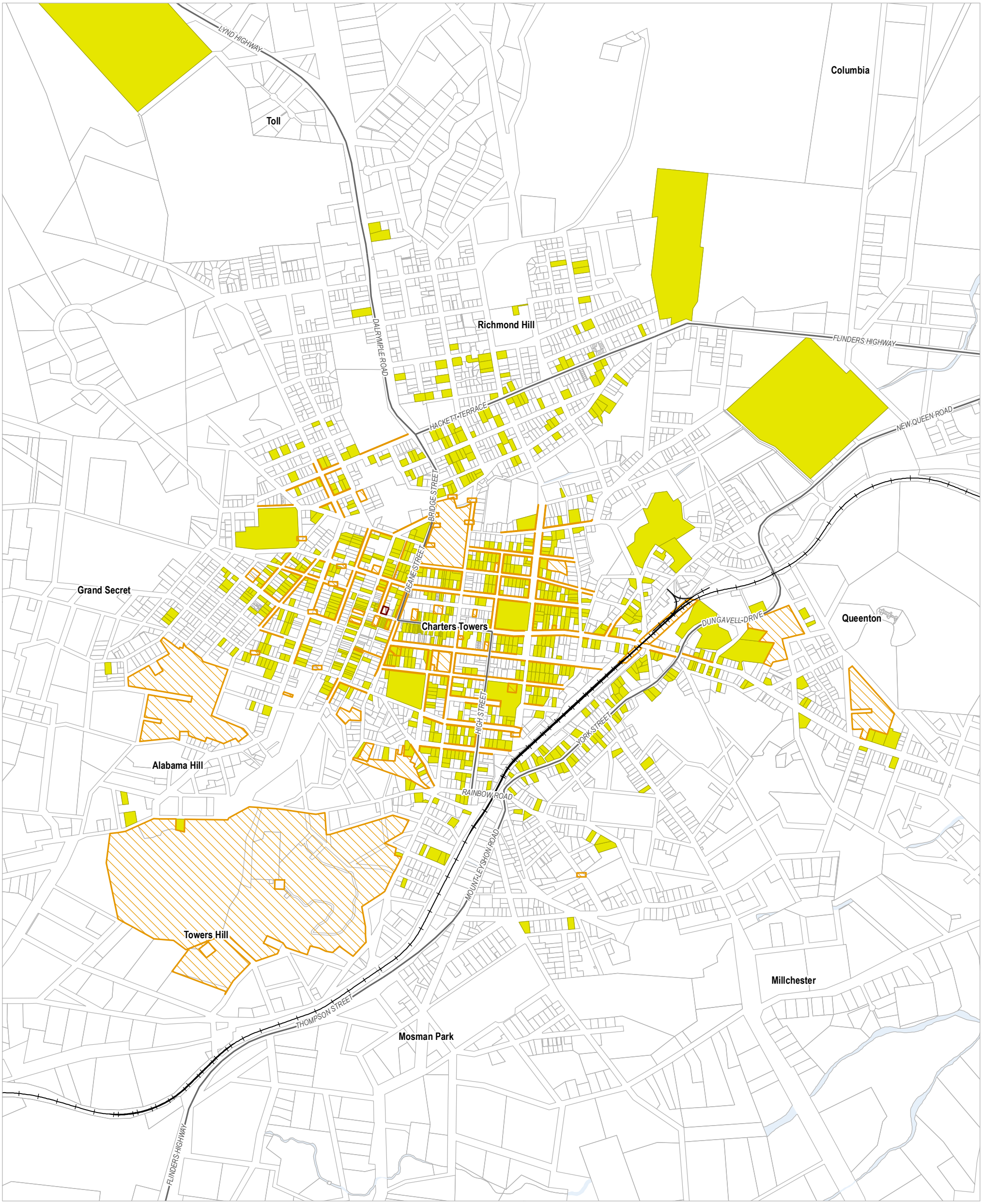
3/07/2019

Approx Scale @ A3 1:55,000

0 1.5 3
km

Heritage Overlay - OM4.1 Charters Towers and Surrounds

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019



CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Heritage Overlay Map

MapbookAnno manual

Cultural Heritage Places

- National Heritage Place
- State Heritage Place
- Local Heritage Place

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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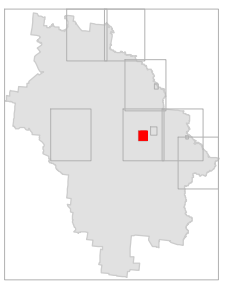
Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:20,000

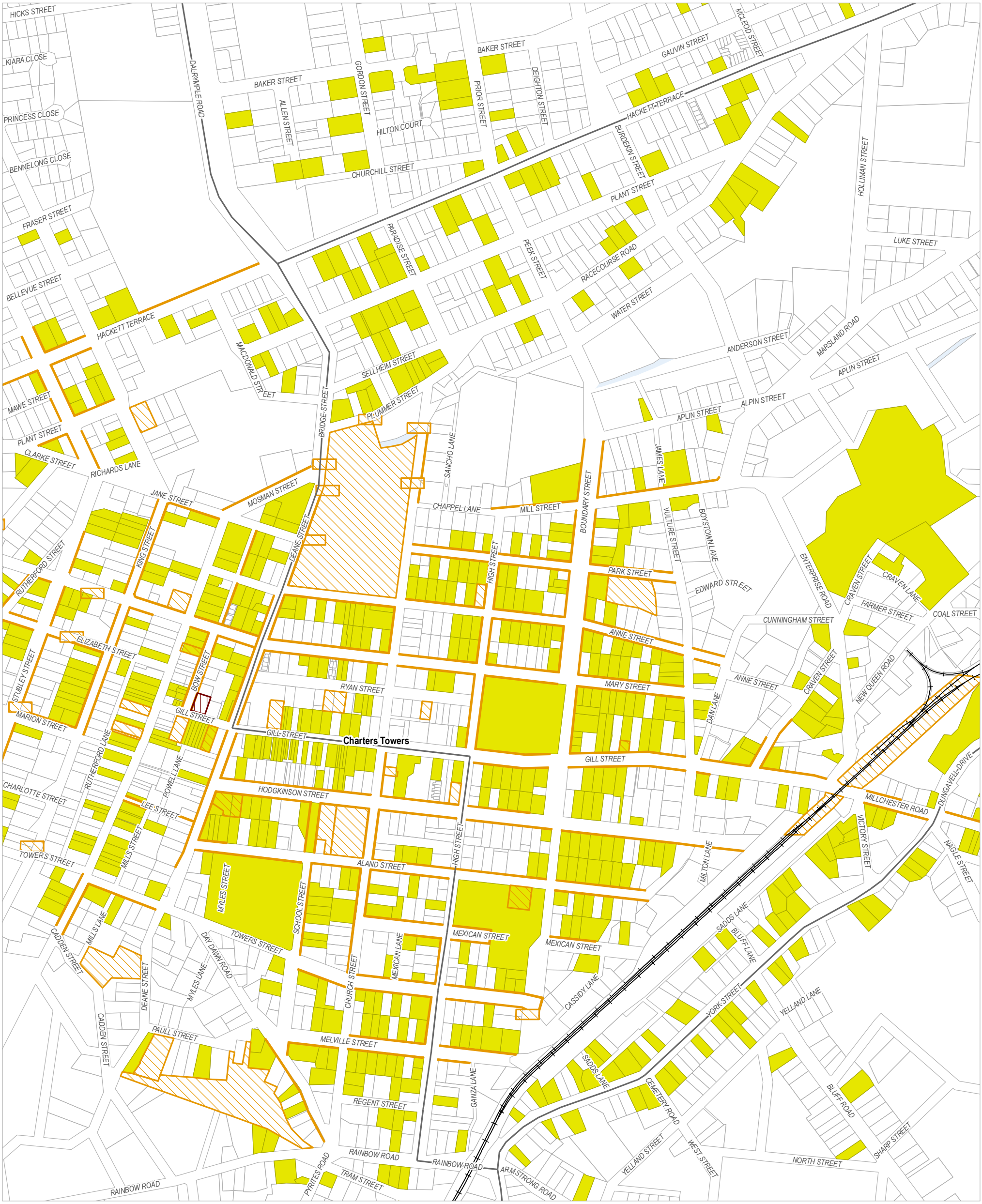
0 0.55 1.1

km



Heritage Overlay - OM4.2 Charters Towers Urban Area

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019



CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Heritage Overlay Map

MapbookAnno manual

Cultural Heritage Places

- National Heritage Place
- State Heritage Place
- Local Heritage Place

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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State heritage as at 21/06/2019, sourced from QSpatial. National heritage place as at 29/03/2019.

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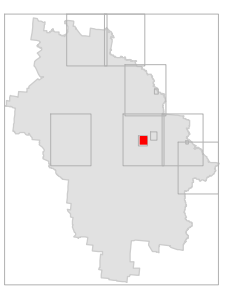
Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:8,000

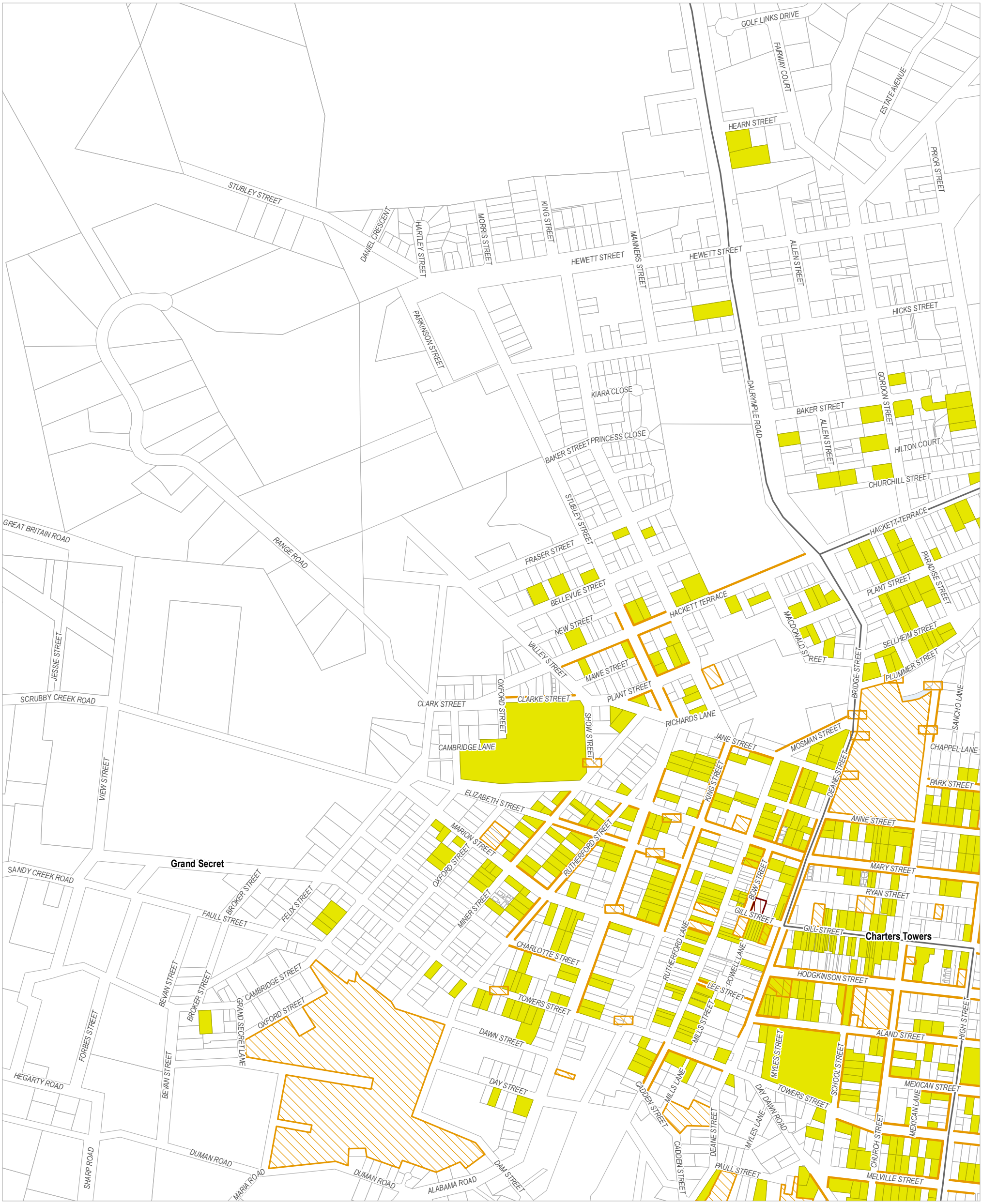
0 0.2 0.4

km



Heritage Overlay - OM4.3 Charters Towers Centre

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019



CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Heritage Overlay Map

MapbookAnno manual

Cultural Heritage Places

- National Heritage Place
- State Heritage Place
- Local Heritage Place

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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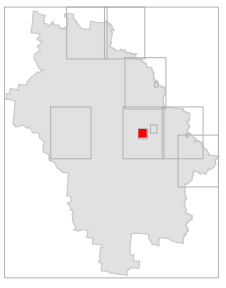
Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:10,000

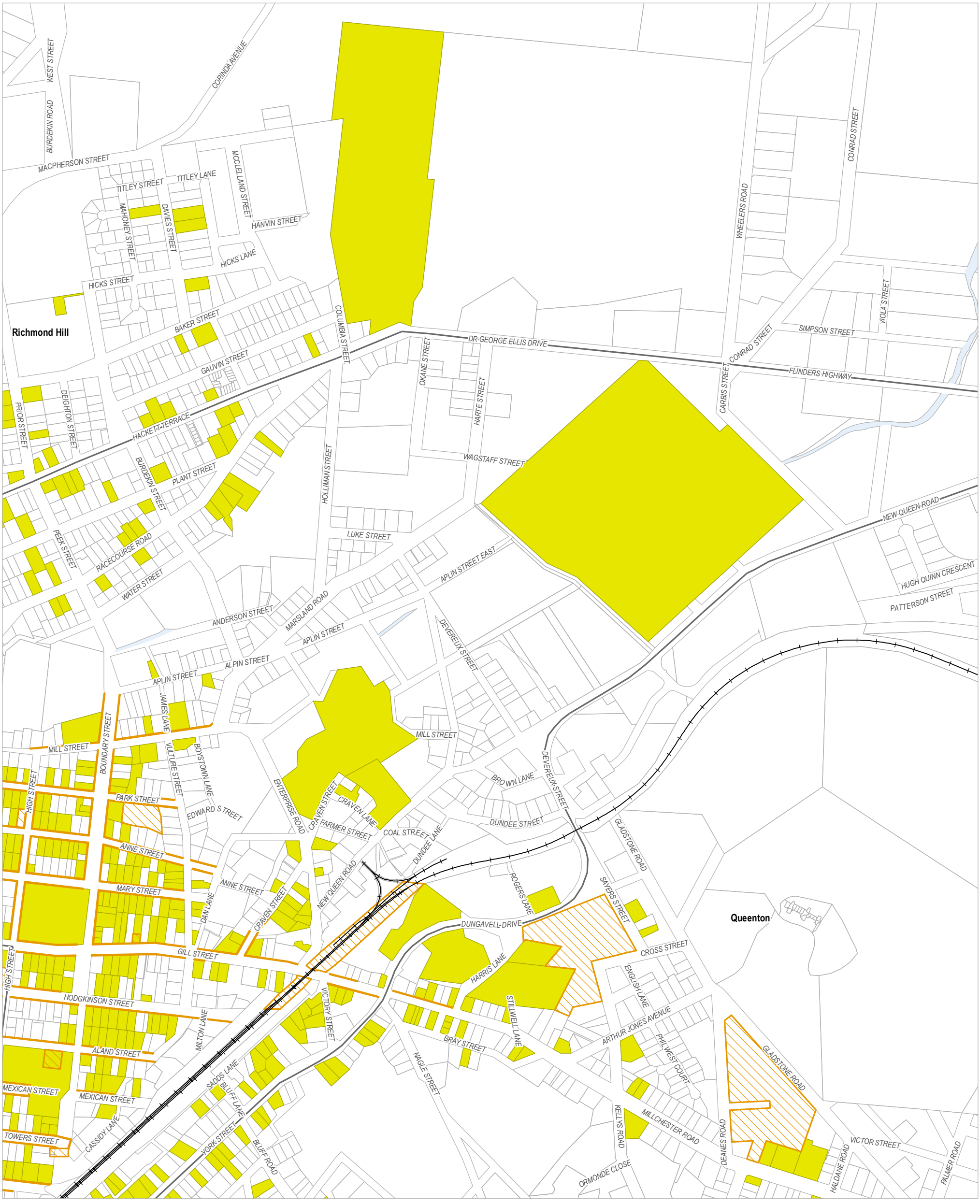
0 0.25 0.5

km



Heritage Overlay - OM4.4
Charters Towers Inset 1

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019



CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Heritage Overlay Map

MapbookAnno manual

Cultural Heritage Places

- National Heritage Place
- State Heritage Place
- Local Heritage Place

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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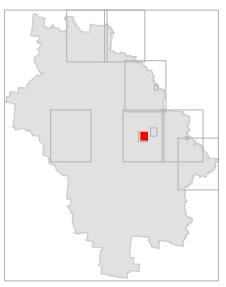
Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:10,000

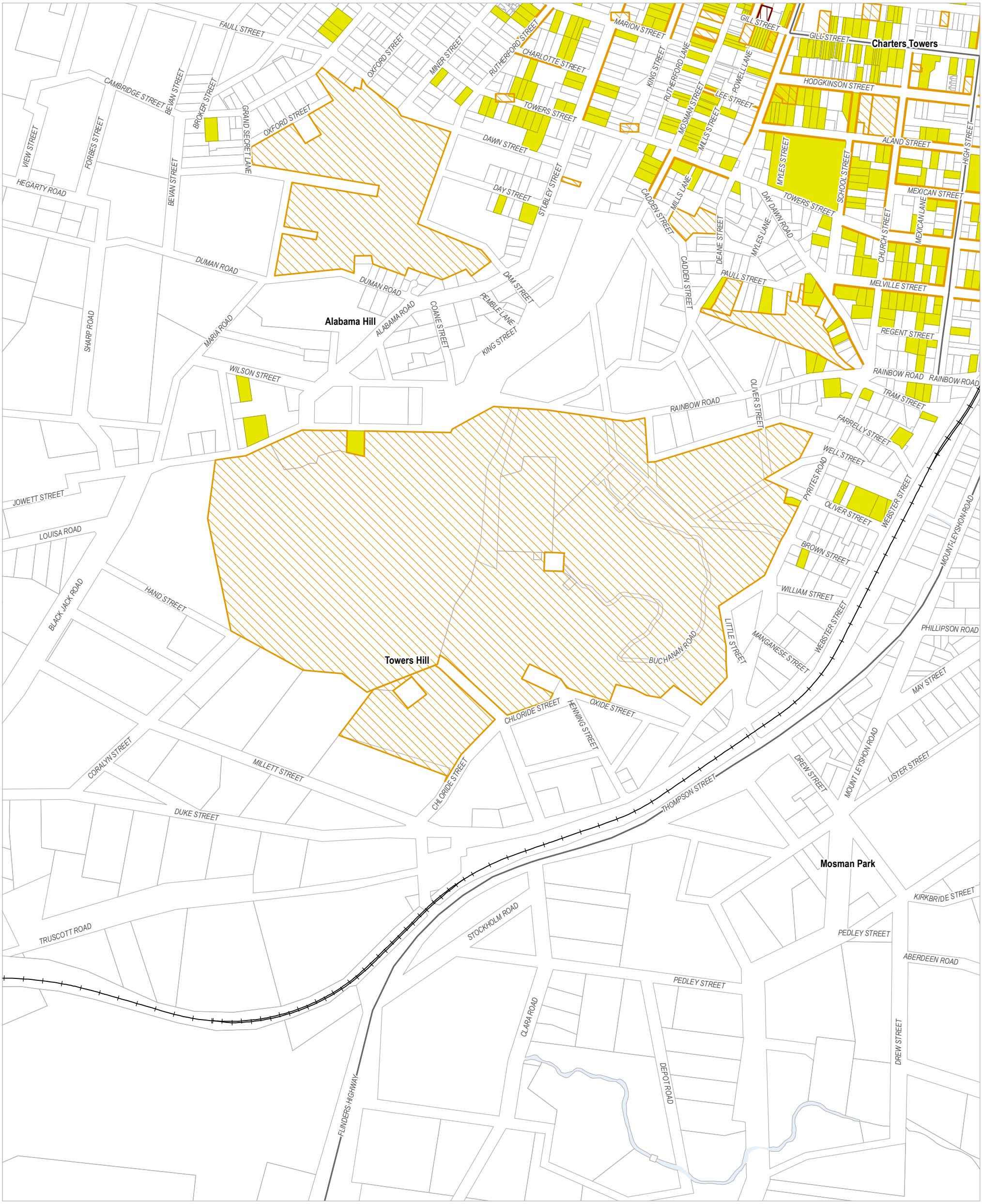
0 0.25 0.5

km



Heritage Overlay - OM4.5 Charters Towers Inset 2

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019



CHARTERS TOWERS
REGIONAL COUNCIL

Charters Towers Regional Town Plan Heritage Overlay Map

MapbookAnno manual

Cultural Heritage Places

- National Heritage Place
- State Heritage Place
- Local Heritage Place

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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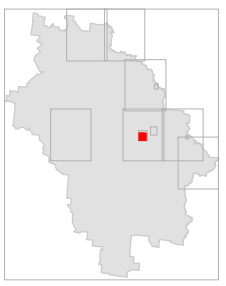
Geocentric Datum of Australia (GDA94)

3/07/2019

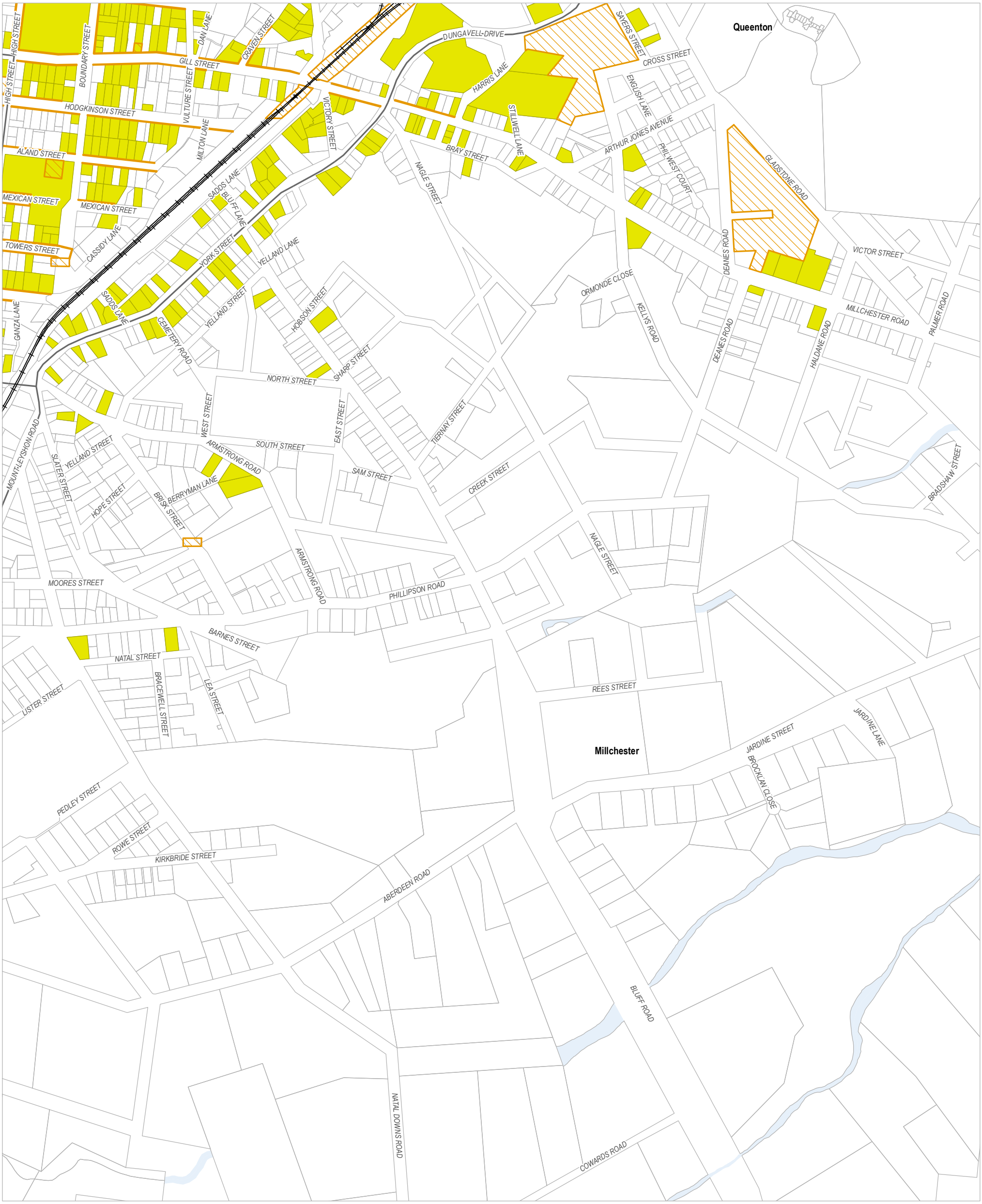
Approx Scale @ A3 1:10,000

0 0.25 0.5
km



Heritage Overlay - OM4.6
Charters Towers Inset 3

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019



CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Heritage Overlay Map

MapbookAnno manual

Cultural Heritage Places

- National Heritage Place
- State Heritage Place
- Local Heritage Place

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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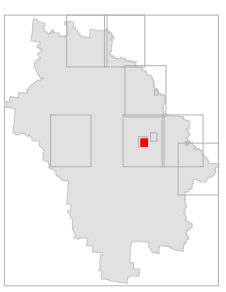
Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:10,000

0 0.25 0.5

km



Heritage Overlay - OM4.7 Charters Towers Inset 4

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019

TOWNSVILLE CITY COUNCIL

HERVEY RANGE ROAD

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Heritage Overlay Map

MapbookAnno manual

Cultural Heritage Places

- National Heritage Place
- State Heritage Place
- Local Heritage Place

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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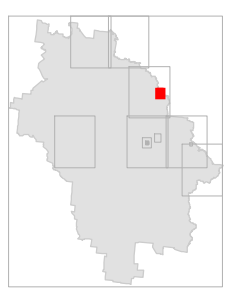
Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:25,000

0 0.65 1.3

km



Heritage Overlay - OM4.11 Hervey Range

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019

AYR·RAVENSWOOD·ROAD
DEIGHTON·STREET
RAILWAY·STREET
MACROSSAN·STREET
RAVENSWOOD·ROAD
BURDEKIN·FALLS·DAM·ROAD

CHARTERS TOWERS
REGIONAL COUNCIL

Charters Towers Regional Town Plan Heritage Overlay Map

MapbookAnno manual

Cultural Heritage Places
- National Heritage Place
- State Heritage Place
- Local Heritage Place

Other Map Layers
- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:15,000

0 0.4 0.8
km

Heritage Overlay - OM4.14 Ravenswood

FLINDERS HIGHWAY

FLINDERS HIGHWAY

CHARTERS TOWERS
REGIONAL COUNCIL

Charters Towers Regional Town Plan Heritage Overlay Map

MapbookAnno manual

Cultural Heritage Places

- National Heritage Place
- State Heritage Place
- Local Heritage Place

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:40,000

0 1 2

km

Heritage Overlay - OM4.15 Sellheim

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019

TABLELANDS REGIONAL COUNCIL

CASSOWARY COAST REGIONAL COUNCIL

HINCHINBROOK SHIRE COUNCIL

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Heritage Overlay Map

MapbookAnno manual

Cultural Heritage Places

- National Heritage Place
- State Heritage Place
- Local Heritage Place

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13

km

Heritage Overlay - OM4.17
Map 2

TABLELANDS REGIONAL COUNCIL

CASSOWARY COAST REGIONAL COUNCIL

HINCHINBROOK SHIRE COUNCIL

TOWNSVILLE CITY COUNCIL

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Heritage Overlay Map

MapbookAnno manual

Cultural Heritage Places

- National Heritage Place
- State Heritage Place
- Local Heritage Place

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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Geocentric Datum of Australia (GDA94)

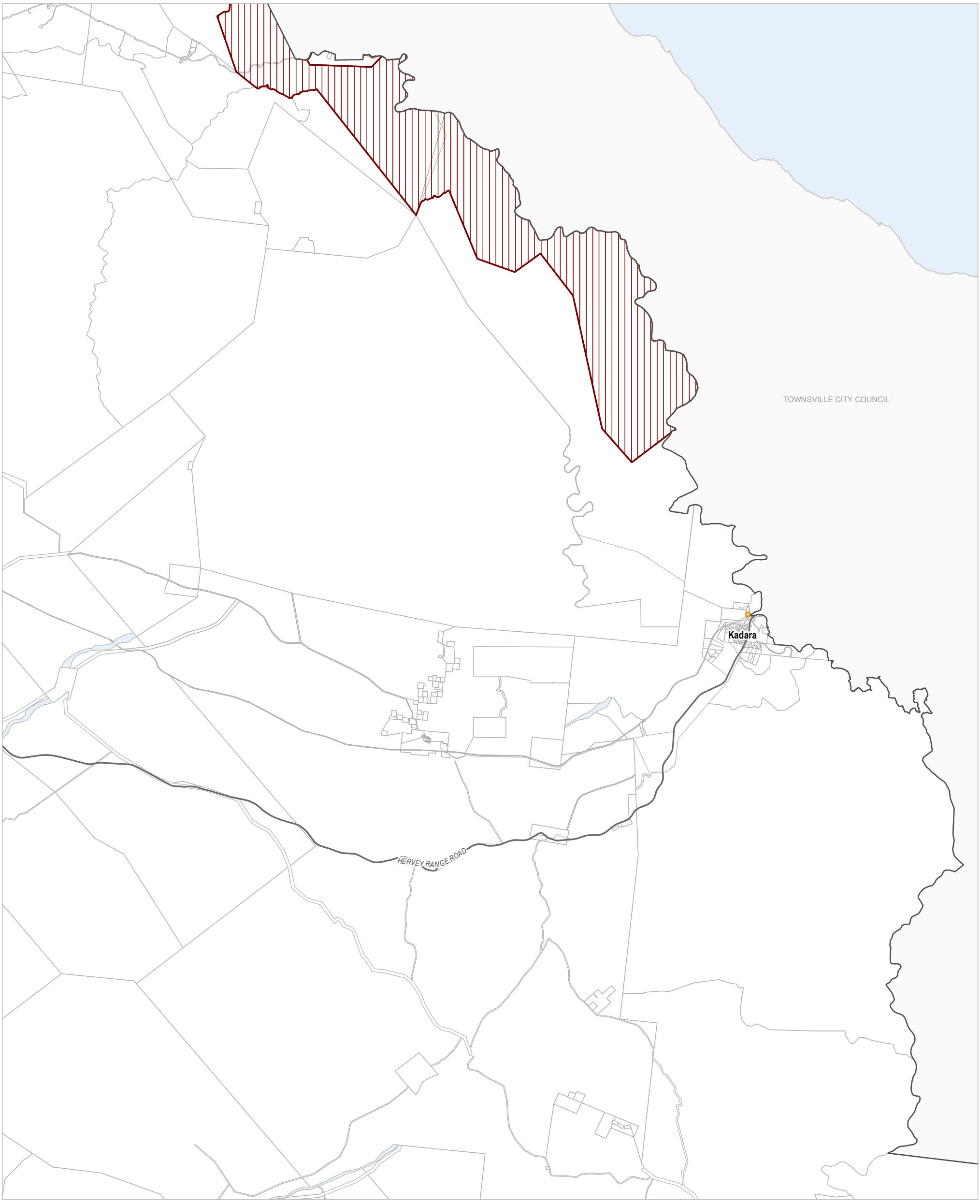
3/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13

km

Heritage Overlay - OM4.18 Map 3



CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Heritage Overlay Map

MapbookAnno manual

Cultural Heritage Places

- National Heritage Place
- State Heritage Place
- Local Heritage Place

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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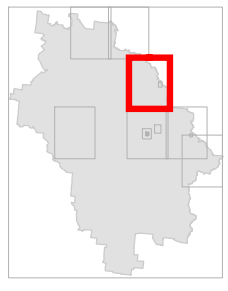
Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13

km



Heritage Overlay - OM4.22 Map 7

FLINDERS SHIRE COUNCIL

CHARTERS TOWERS
REGIONAL COUNCIL

Charters Towers Regional Town Plan Heritage Overlay Map

MapbookAnno manual

Cultural Heritage Places

- National Heritage Place
- State Heritage Place
- Local Heritage Place

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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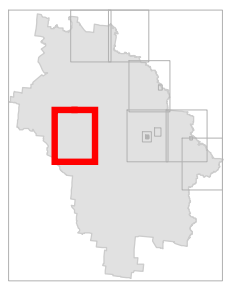
Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13

km



Heritage Overlay - OM4.24 Map 9

GREGORY DEVELOPMENTAL ROAD

FLINDERS HIGHWAY

LYND HIGHWAY

Sellheim

Charters Towers

GREGORY DEVELOPMENTAL ROAD

CHARTERS TOWERS
REGIONAL COUNCIL

Charters Towers Regional Town Plan Heritage Overlay Map

MapbookAnno manual

Cultural Heritage Places

- National Heritage Place
- State Heritage Place
- Local Heritage Place

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
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Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13

km

Heritage Overlay - OM4.26
Map 11

TOWNSVILLE CITY COUNCIL

BURDEKIN SHIRE COUNCIL

FLINDERS HIGHWAY

FLINDERS HIGHWAY

FLINDERS HIGHWAY

Mingela

BURDEKIN FALLS DAM ROAD

BURDEKIN FALLS DAM ROAD

Ravenswood

CHARTERS TOWERS
REGIONAL COUNCIL

Charters Towers Regional Town Plan Heritage Overlay Map

MapbookAnno manual

Cultural Heritage Places

- National Heritage Place
- State Heritage Place
- Local Heritage Place

Other Map Layers

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- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13

km

Heritage Overlay - OM4.27
Map 12

BURDEKIN SHIRE COUNCIL

BURDEKIN FALLS DAM ROAD

WHITSUNDAY REGIONAL COUNCIL

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Heritage Overlay Map

MapbookAnno manual

Cultural Heritage Places

- National Heritage Place
- State Heritage Place
- Local Heritage Place

Other Map Layers

- Cadastral Boundary
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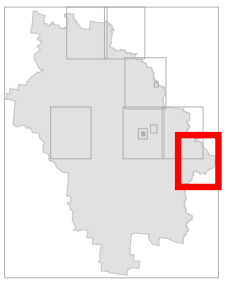
Geocentric Datum of Australia (GDA94)

3/07/2019

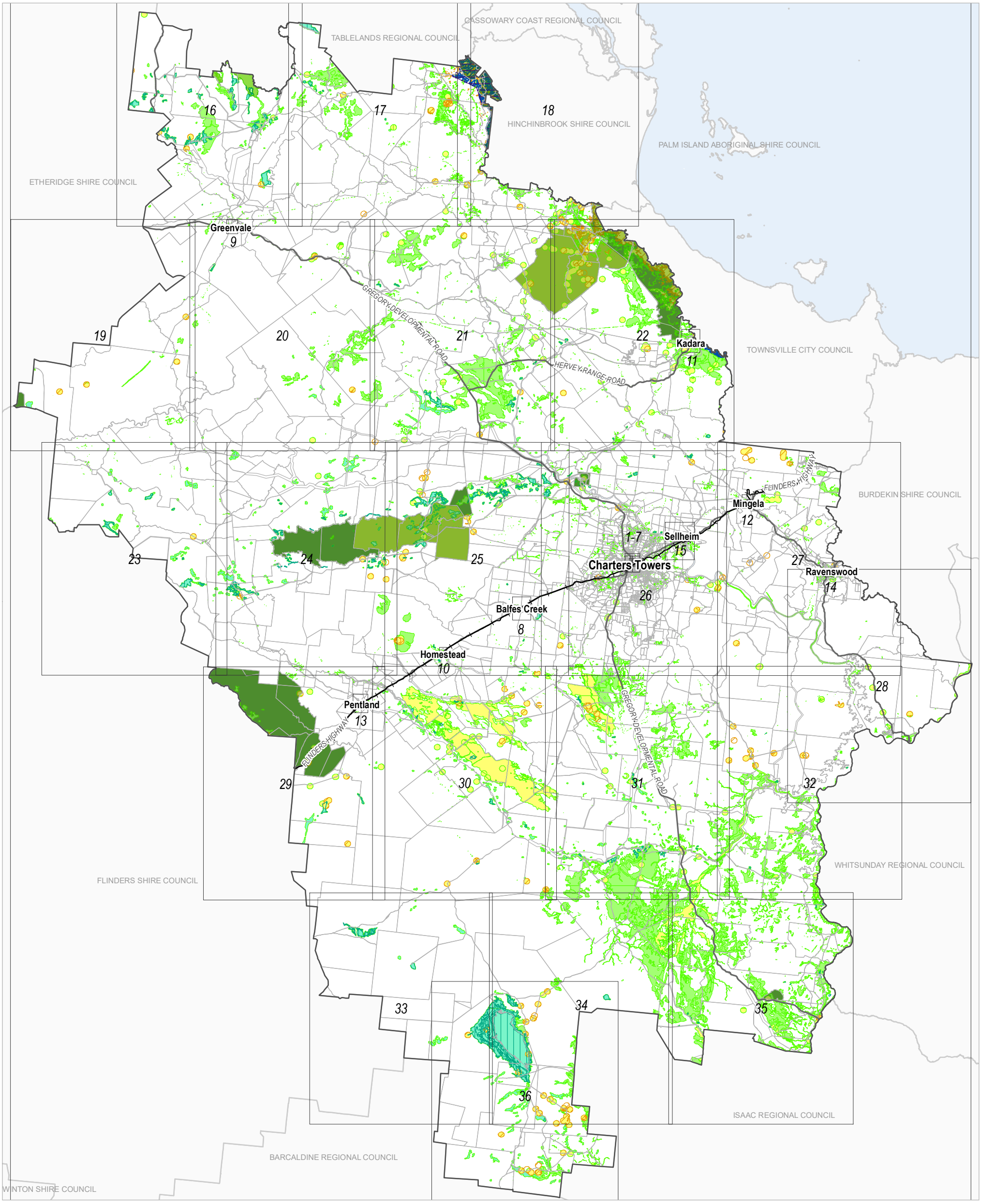
Approx Scale @ A3 1:250,000

0 6.5 13

km



Heritage Overlay - OM4.28
Map 13



CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Natural Environment Overlay Map

Matters of State Environmental Significance (MSES)

- Protected areas (estates)
- Protected areas (nature refuge)
- High ecological value waters (watercourse)
- High ecological significance wetlands
- High ecological value waters (wetland)
- Wildlife habitat
- Regulated vegetation (essential habitat)
- Regulated vegetation (wetland)
- Regulated vegetation (category B)
- Regulated vegetation (category C)
- Regulated vegetation (category R)
- High ecological value water areas

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

DISCLAIMER

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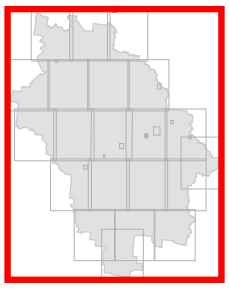
Geocentric Datum of Australia (GDA94)

3/07/2019

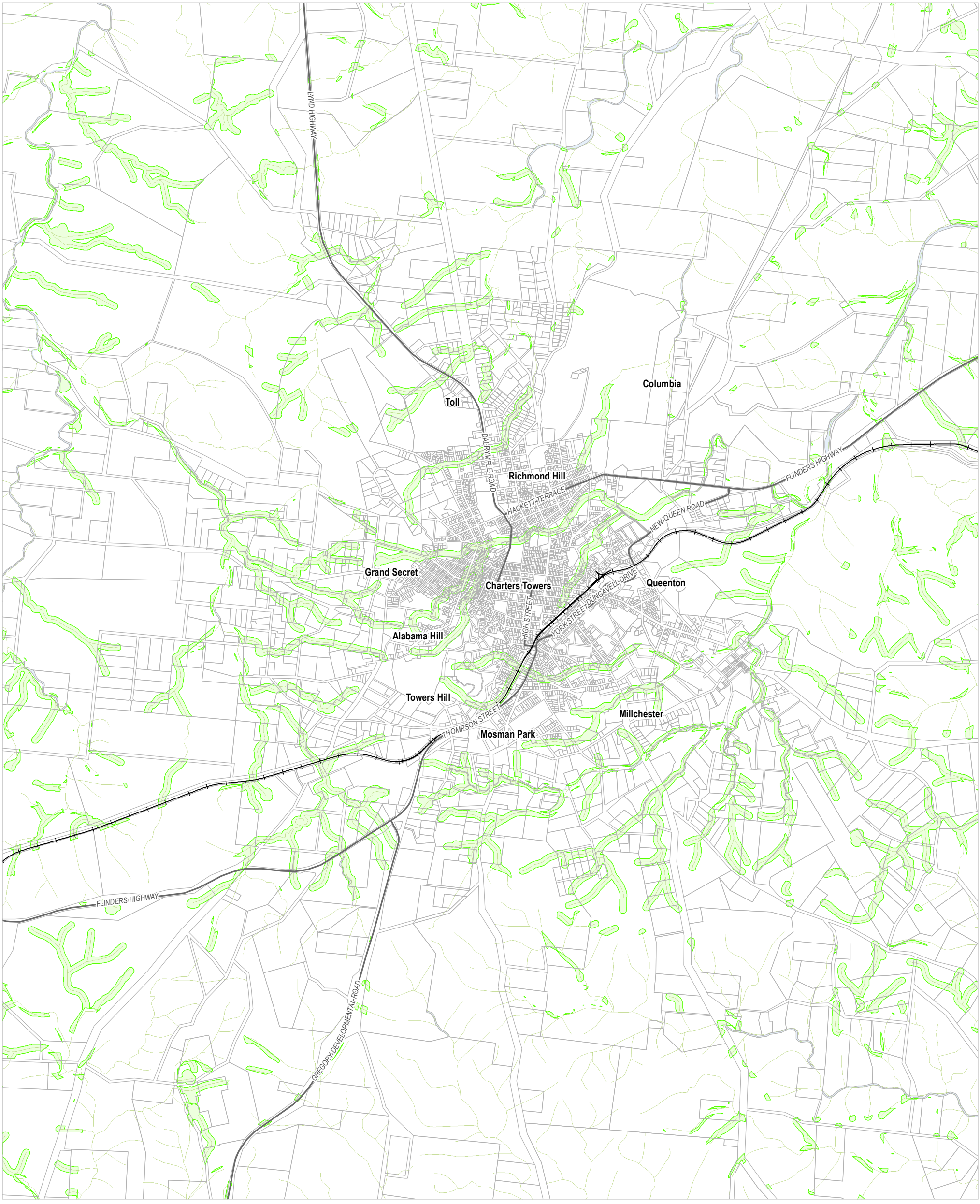
Approx Scale @ A3 1:1,300,000

0 30 60
km



Natural Environmental Overlay - OM5.0 Region

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019



CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Natural Environment Overlay Map

Matters of State Environmental Significance (MSES)

- Protected areas (estates)
- Protected areas (nature refuge)
- High ecological value waters (watercourse)
- High ecological significance wetlands
- High ecological value waters (wetland)
- Wildlife habitat
- Regulated vegetation (intersecting a watercourse)
- Regulated vegetation (essential habitat)
- Regulated vegetation (wetland)
- Regulated vegetation (category B)
- Regulated vegetation (category C)
- Regulated vegetation (category R)
- High ecological value water areas

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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Geocentric Datum of Australia (GDA94)

3/07/2019

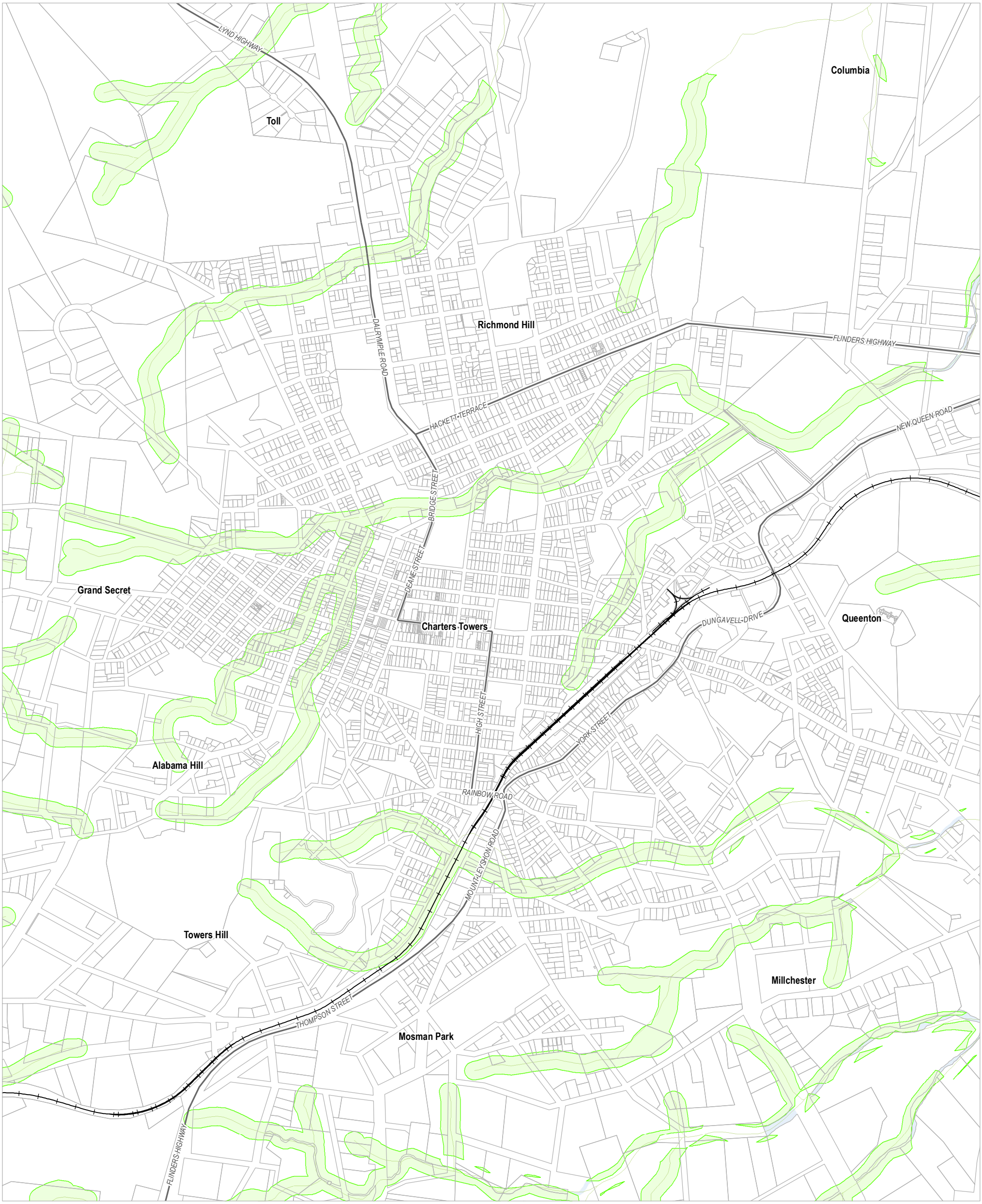
Approx Scale @ A3 1:55,000

0 1.5 3

km

Natural Environmental Overlay - OM5.1
Charters Towers and Surrounds

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019



CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Natural Environment Overlay Map

Matters of State Environmental Significance (MSES)

- Protected areas (estates)
- Protected areas (nature refuge)
- High ecological value waters (watercourse)
- High ecological significance wetlands
- High ecological value waters (wetland)
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- Regulated vegetation (intersecting a watercourse)
- Regulated vegetation (essential habitat)
- Regulated vegetation (wetland)
- Regulated vegetation (category B)
- Regulated vegetation (category C)
- Regulated vegetation (category R)
- High ecological value water areas

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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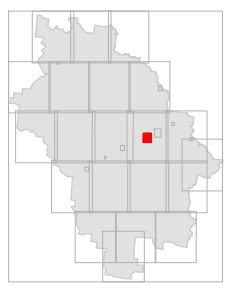
Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:20,000

0 0.55 1.1

km



Natural Environmental Overlay - OM5.2
Charters Towers Urban Area

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Natural Environment Overlay Map

Matters of State Environmental Significance (MSES)

- Protected areas (estates)
- Protected areas (nature refuge)
- High ecological value waters (watercourse)
- High ecological significance wetlands
- High ecological value waters (wetland)
- Wildlife habitat
- Regulated vegetation (intersecting a watercourse)
- Regulated vegetation (essential habitat)
- Regulated vegetation (wetland)
- Regulated vegetation (category B)
- Regulated vegetation (category C)
- Regulated vegetation (category R)
- High ecological value water areas

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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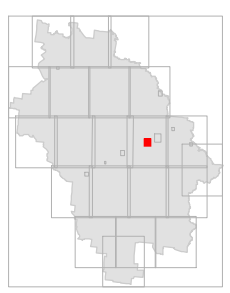
Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:8,000

0 0.2 0.4

km



Natural Environmental Overlay - OM5.3
Charters Towers Centre

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Natural Environment Overlay Map

Matters of State Environmental Significance (MSES)

- Protected areas (estates)
- Protected areas (nature refuge)
- High ecological value waters (watercourse)
- High ecological significance wetlands
- High ecological value waters (wetland)
- Wildlife habitat
- Regulated vegetation (intersecting a watercourse)
- Regulated vegetation (essential habitat)
- Regulated vegetation (wetland)
- Regulated vegetation (category B)
- Regulated vegetation (category C)
- Regulated vegetation (category R)
- High ecological value water areas

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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Geocentric Datum of Australia (GDA94)

3/07/2019

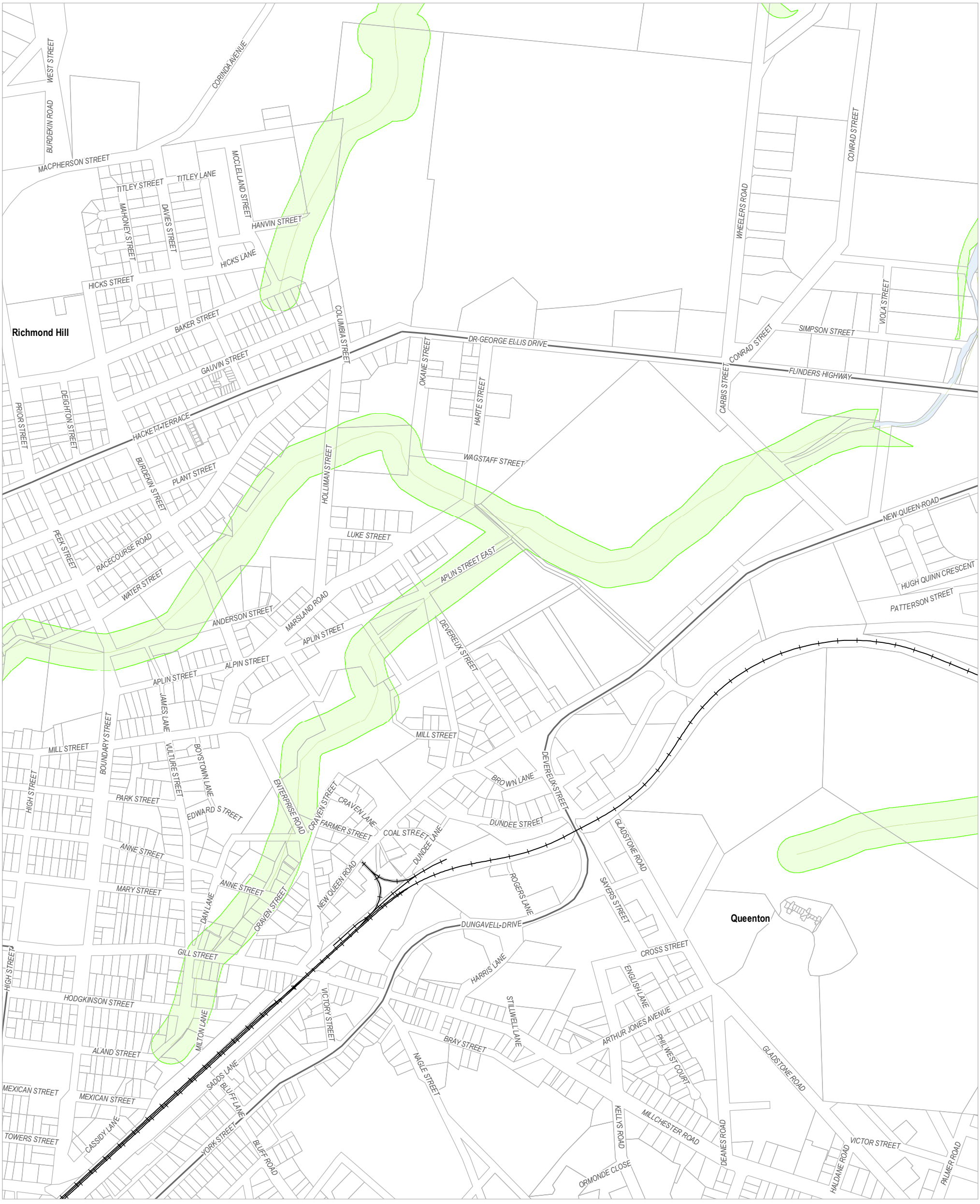
Approx Scale @ A3 1:10,000

0 0.25 0.5

km

Natural Environmental Overlay - OM5.4
Charters Towers Inset 1

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019



CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Natural Environment Overlay Map

Matters of State Environmental Significance (MSES)

- Protected areas (estates)
- Protected areas (nature refuge)
- High ecological value waters (watercourse)
- High ecological significance wetlands
- High ecological value waters (wetland)
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- Regulated vegetation (essential habitat)
- Regulated vegetation (wetland)
- Regulated vegetation (category B)
- Regulated vegetation (category C)
- Regulated vegetation (category R)
- High ecological value water areas

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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Geocentric Datum of Australia (GDA94)

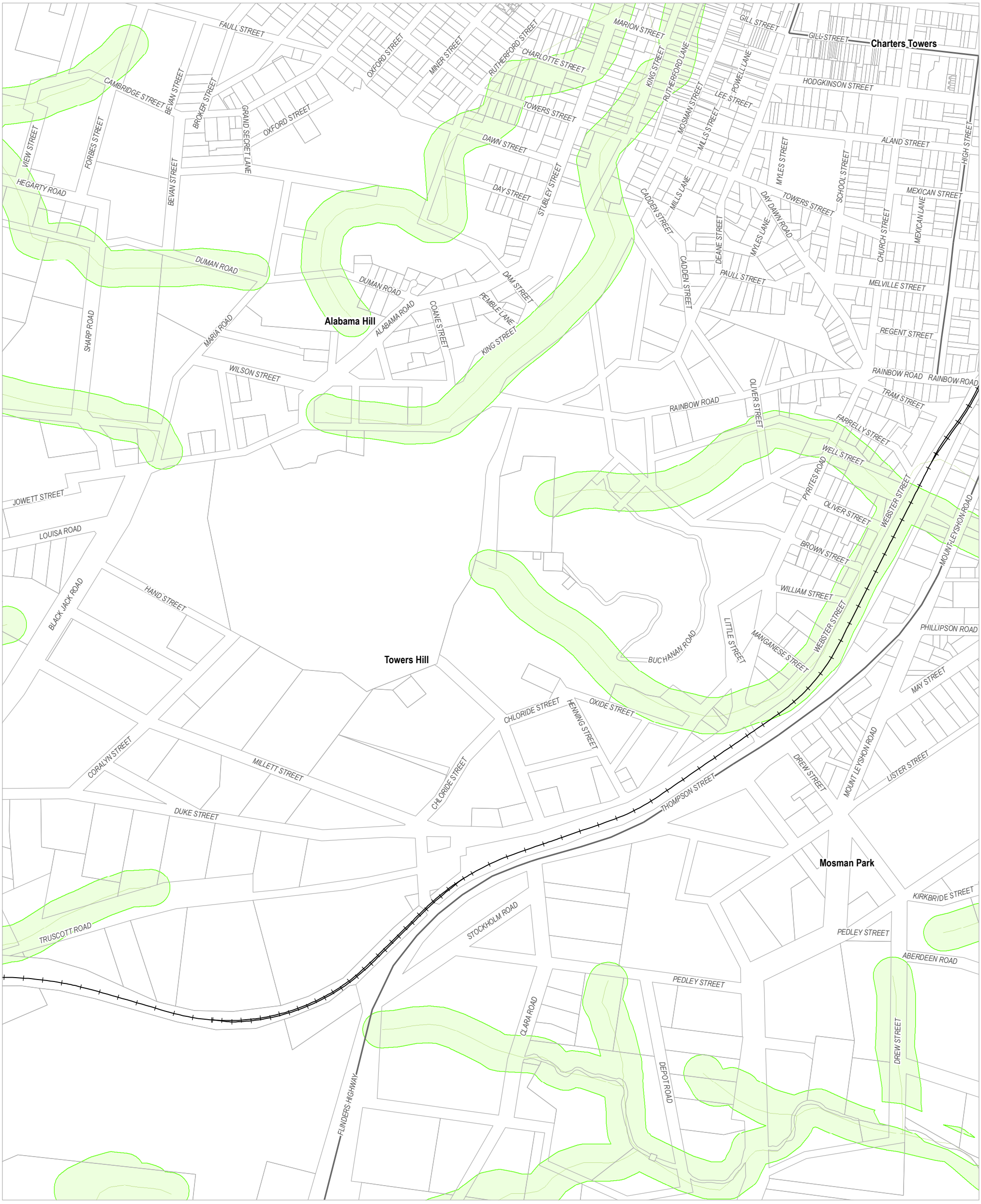
3/07/2019

Approx Scale @ A3 1:10,000

0 0.25 0.5
km

Natural Environmental Overlay - OM5.5
Charters Towers Inset 2

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019



CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Natural Environment Overlay Map

Matters of State Environmental Significance (MSES)

- Protected areas (estates)
- Protected areas (nature refuge)
- High ecological value waters (watercourse)
- High ecological significance wetlands
- High ecological value waters (wetland)
- Wildlife habitat
- Regulated vegetation (intersecting a watercourse)
- Regulated vegetation (essential habitat)
- Regulated vegetation (wetland)
- Regulated vegetation (category B)
- Regulated vegetation (category C)
- Regulated vegetation (category R)
- High ecological value water areas

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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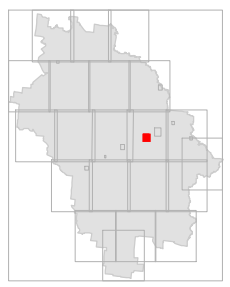
Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:10,000

0 0.25 0.5
km



Natural Environmental Overlay - OM5.6
Charters Towers Inset 3

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Natural Environment Overlay Map

Matters of State Environmental Significance (MSES)

- Protected areas (estates)
- Protected areas (nature refuge)
- High ecological value waters (watercourse)
- High ecological significance wetlands
- High ecological value waters (wetland)
- Wildlife habitat
- Regulated vegetation (intersecting a watercourse)
- Regulated vegetation (essential habitat)
- Regulated vegetation (wetland)
- Regulated vegetation (category B)
- Regulated vegetation (category C)
- Regulated vegetation (category R)
- High ecological value water areas

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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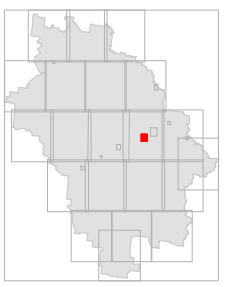
May contain overlap between layers.

Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:10,000

0 0.25 0.5
km



Natural Environmental Overlay - OM5.7
Charters Towers Inset 4

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019

CHARTERS TOWERS
REGIONAL COUNCIL

Charters Towers Regional Town Plan Natural Environment Overlay Map

Matters of State Environmental Significance (MSES)

- Protected areas (estates)
- Protected areas (nature refuge)
- High ecological value waters (watercourse)
- High ecological significance wetlands
- High ecological value waters (wetland)
- Wildlife habitat
- Regulated vegetation (intersecting a watercourse)
- Regulated vegetation (essential habitat)
- Regulated vegetation (wetland)
- Regulated vegetation (category B)
- Regulated vegetation (category C)
- Regulated vegetation (category R)
- High ecological value water areas

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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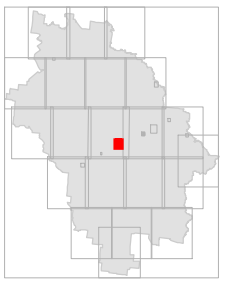
Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:25,000

0 0.65 1.3

km



Natural Environmental Overlay - OM5.8 Balfes Creek

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019

GREGORY-DEVELOPMENTAL-ROAD

CHARTERS TOWERS
REGIONAL COUNCIL

Charters Towers Regional Town Plan Natural Environment Overlay Map

Matters of State Environmental Significance (MSES)

- Protected areas (estates)
- Protected areas (nature refuge)
- High ecological value waters (watercourse)
- High ecological significance wetlands
- High ecological value waters (wetland)
- Wildlife habitat
- Regulated vegetation (intersecting a watercourse)
- Regulated vegetation (essential habitat)
- Regulated vegetation (wetland)
- Regulated vegetation (category B)
- Regulated vegetation (category C)
- Regulated vegetation (category R)
- High ecological value water areas

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:15,000

0 0.4 0.8
km

Natural Environmental Overlay - OM5.9 Greenvale

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019

FLINDERS HIGHWAY
ESPLANADE
ESPLANADE STREET
MAGPIE ROAD
BACK STREET
CREEK STREET
ESPLANADE
HOME STREET
RAILWAY STREET
DOVE LANE
EMU LANE
RED ROAD
PEE WEE LANE
HOMESTEAD LASCELLES ROAD
FLINDERS HIGHWAY

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Natural Environment Overlay Map

Matters of State Environmental Significance (MSES)

- Protected areas (estates)
- Protected areas (nature refuge)
- High ecological value waters (watercourse)
- High ecological significance wetlands
- High ecological value waters (wetland)
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- Regulated vegetation (intersecting a watercourse)
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- High ecological value water areas

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
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Geocentric Datum of Australia (GDA94)

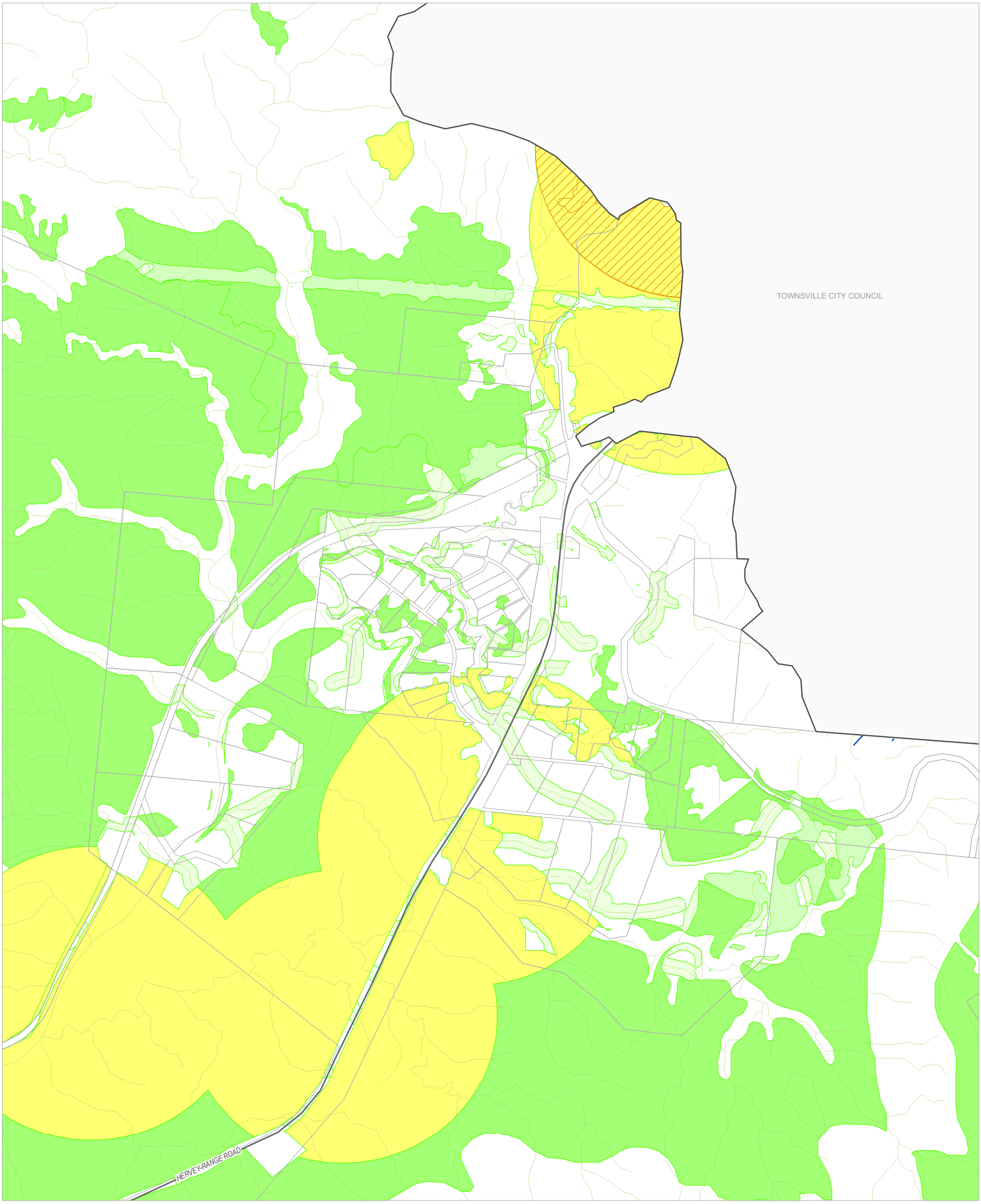
3/07/2019

Approx Scale @ A3 1:10,000

0 0.25 0.5
km

Natural Environmental Overlay - OM5.10 Homestead

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019



CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Natural Environment Overlay Map

Matters of State Environmental Significance (MSES)

- Protected areas (estates)
- Protected areas (nature refuge)
- High ecological value waters (watercourse)
- High ecological significance wetlands
- High ecological value waters (wetland)
- Wildlife habitat
- Regulated vegetation (intersecting a watercourse)
- Regulated vegetation (essential habitat)
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- Regulated vegetation (category C)
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- High ecological value water areas

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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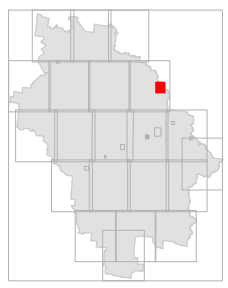
Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:25,000

0 0.65 1.3

km



Natural Environmental Overlay - OM5.11 Hervey Range

FLINDERS HIGHWAY

FLINDERS HIGHWAY

BURDEKIN FALLS DAM ROAD

HERVEY STREET

RAVENSWOOD STREET

BURDEKIN FALLS DAM ROAD

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Natural Environment Overlay Map

Matters of State Environmental Significance (MSES)

- Protected areas (estates)
- Protected areas (nature refuge)
- High ecological value waters (watercourse)
- High ecological significance wetlands
- High ecological value waters (wetland)
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- Regulated vegetation (category B)
- Regulated vegetation (category C)
- Regulated vegetation (category R)
- High ecological value water areas

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:15,000

0 0.4 0.8

km

Natural Environmental Overlay - OM5.12 Mingela

FLINDERS HIGHWAY

CHARTERS TOWERS
REGIONAL COUNCIL

Charters Towers Regional Town Plan Natural Environment Overlay Map

Matters of State Environmental Significance (MSES)

- Protected areas (estates)
- Protected areas (nature refuge)
- High ecological value waters (watercourse)
- High ecological significance wetlands
- High ecological value waters (wetland)
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- Regulated vegetation (intersecting a watercourse)
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- Regulated vegetation (wetland)
- Regulated vegetation (category B)
- Regulated vegetation (category C)
- Regulated vegetation (category R)
- High ecological value water areas

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

DISCLAIMER

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Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:20,000

0 0.55 1.1
km

Natural Environmental Overlay - OM5.13 Pentland

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019

AYR-RAVENSWOOD-ROAD
DEIGHTON-STREET
MACROSSAN-STREET
RAILWAY-STREET
RAVENSWOOD-ROAD
BURDEKIN-FALLS-DAM-ROAD

CHARTERS TOWERS
REGIONAL COUNCIL

Charters Towers Regional Town Plan Natural Environment Overlay Map

Matters of State Environmental Significance (MSES)

- Protected areas (estates)
- Protected areas (nature refuge)
- High ecological value waters (watercourse)
- High ecological significance wetlands
- High ecological value waters (wetland)
- Wildlife habitat
- Regulated vegetation (intersecting a watercourse)
- Regulated vegetation (essential habitat)
- Regulated vegetation (wetland)
- Regulated vegetation (category B)
- Regulated vegetation (category C)
- Regulated vegetation (category R)
- High ecological value water areas

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:15,000

0 0.4 0.8
km

Natural Environmental Overlay - OM5.14 Ravenswood

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019

FLINDERS HIGHWAY

FLINDERS HIGHWAY

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Natural Environment Overlay Map

Matters of State Environmental Significance (MSES)

- Protected areas (estates)
- Protected areas (nature refuge)
- High ecological value waters (watercourse)
- High ecological significance wetlands
- High ecological value waters (wetland)
- Wildlife habitat
- Regulated vegetation (intersecting a watercourse)
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- Regulated vegetation (wetland)
- Regulated vegetation (category B)
- Regulated vegetation (category C)
- Regulated vegetation (category R)
- High ecological value water areas

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:40,000

0 1 2

km

Natural Environmental Overlay - OM5.15 Sellheim

TABLELANDS REGIONAL COUNCIL

ETHERIDGE SHIRE COUNCIL

GREGORY DEVELOPMENTAL ROAD

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Natural Environment Overlay Map

Matters of State Environmental Significance (MSES)

- Protected areas (estates)
- Protected areas (nature refuge)
- High ecological value waters (watercourse)
- High ecological significance wetlands
- High ecological value waters (wetland)
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- Regulated vegetation (intersecting a watercourse)
- Regulated vegetation (essential habitat)
- Regulated vegetation (wetland)
- Regulated vegetation (category B)
- Regulated vegetation (category C)
- Regulated vegetation (category R)
- High ecological value water areas

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13

km

Natural Environmental Overlay - OM5.16 Map 1

TABLELANDS REGIONAL COUNCIL

CASSOWARY COAST REGIONAL COUNCIL

HINCHINBROOK SHIRE COUNCIL

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Natural Environment Overlay Map

Matters of State Environmental Significance (MSES)

- Protected areas (estates)
- Protected areas (nature refuge)
- High ecological value waters (watercourse)
- High ecological significance wetlands
- High ecological value waters (wetland)
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- Regulated vegetation (intersecting a watercourse)
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- Regulated vegetation (wetland)
- Regulated vegetation (category B)
- Regulated vegetation (category C)
- Regulated vegetation (category R)
- High ecological value water areas

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13

km

Natural Environmental Overlay - OM5.17 Map 2

TABLELANDS REGIONAL COUNCIL

CASSOWARY COAST REGIONAL COUNCIL

HINCHINBROOK SHIRE COUNCIL

TOWNSVILLE CITY COUNCIL

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Natural Environment Overlay Map

Matters of State Environmental Significance (MSES)

- Protected areas (estates)
- Protected areas (nature refuge)
- High ecological value waters (watercourse)
- High ecological significance wetlands
- High ecological value waters (wetland)
- Wildlife habitat
- Regulated vegetation (intersecting a watercourse)
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- Regulated vegetation (category B)
- Regulated vegetation (category C)
- Regulated vegetation (category R)
- High ecological value water areas

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13

km

Natural Environmental Overlay - OM5.18 Map 3

GREGORY DEVELOPMENTAL ROAD

ETHERIDGE SHIRE COUNCIL

FLINDERS SHIRE COUNCIL

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Natural Environment Overlay Map

Matters of State Environmental Significance (MSES)

- Protected areas (estates)
- Protected areas (nature refuge)
- High ecological value waters (watercourse)
- High ecological significance wetlands
- High ecological value waters (wetland)
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- Regulated vegetation (intersecting a watercourse)
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- Regulated vegetation (category C)
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- High ecological value water areas

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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Geocentric Datum of Australia (GDA94)

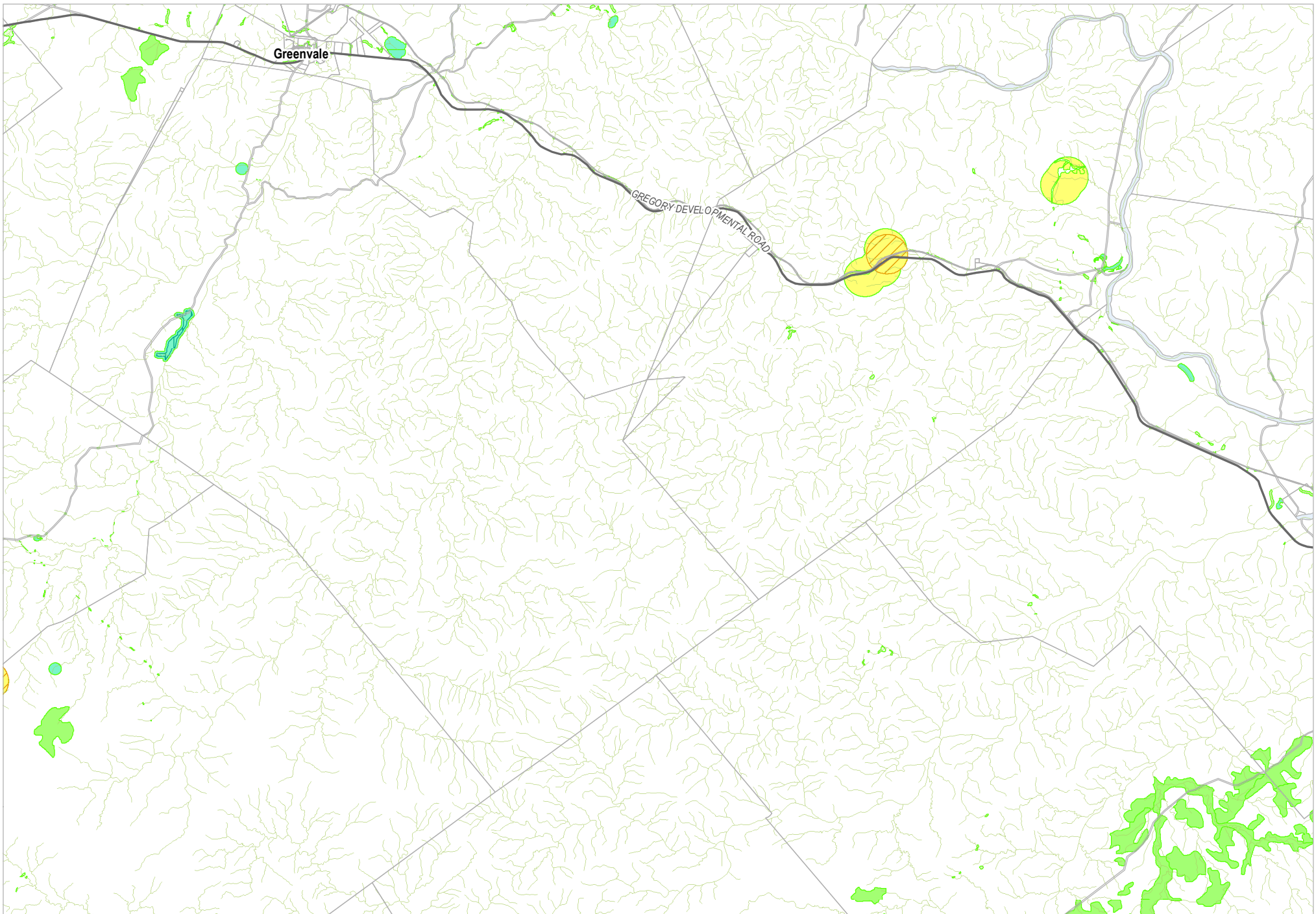
3/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13

km

Natural Environmental Overlay - OM5.19 Map 4



CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Natural Environment Overlay Map

Matters of State Environmental Significance (MSES)

- Protected areas (estates)
- Protected areas (nature refuge)
- High ecological value waters (watercourse)
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- Regulated vegetation (category B)
- Regulated vegetation (category C)
- Regulated vegetation (category R)
- High ecological value water areas

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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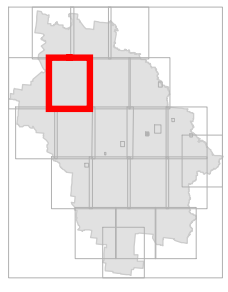
Geocentric Datum of Australia (GDA94)

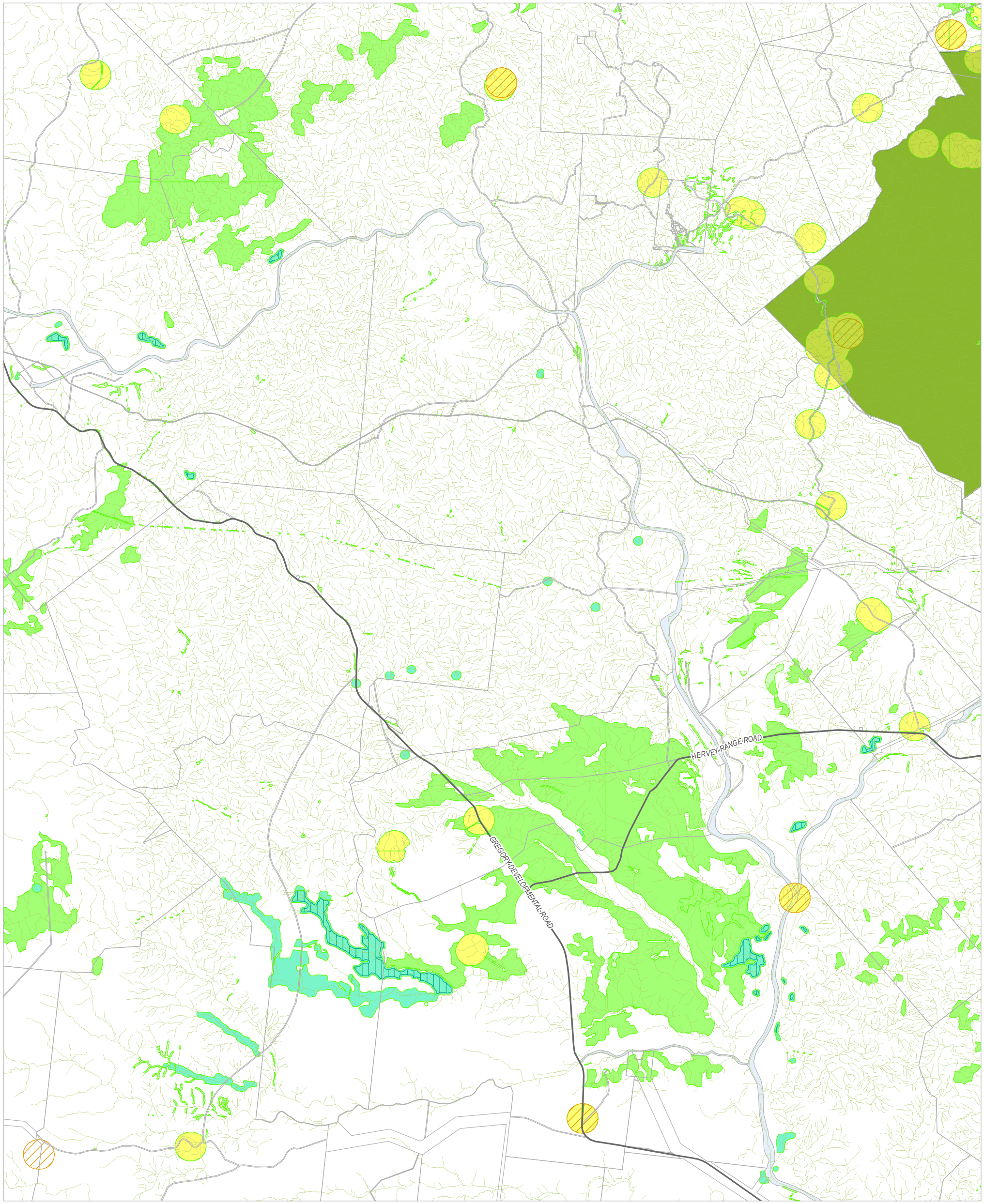
3/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13
km



Natural Environmental Overlay - OM5.20 Map 5



CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Natural Environment Overlay Map

Matters of State Environmental Significance (MSES)

- Protected areas (estates)
- Protected areas (nature refuge)
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- Regulated vegetation (category R)
- High ecological value water areas

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
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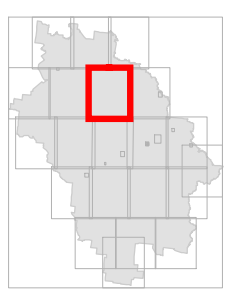
Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13

km



Natural Environmental Overlay - OM5.21 Map 6

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019

TOWNSVILLE CITY COUNCIL

Kadara

HERVEY RANGE ROAD

CHARTERS TOWERS
REGIONAL COUNCIL

Charters Towers Regional Town Plan Natural Environment Overlay Map

Matters of State Environmental Significance (MSES)

- Protected areas (estates)
- Protected areas (nature refuge)
- High ecological value waters (watercourse)
- High ecological significance wetlands
- High ecological value waters (wetland)
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- Regulated vegetation (category C)
- Regulated vegetation (category R)
- High ecological value water areas

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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Geocentric Datum of Australia (GDA94)

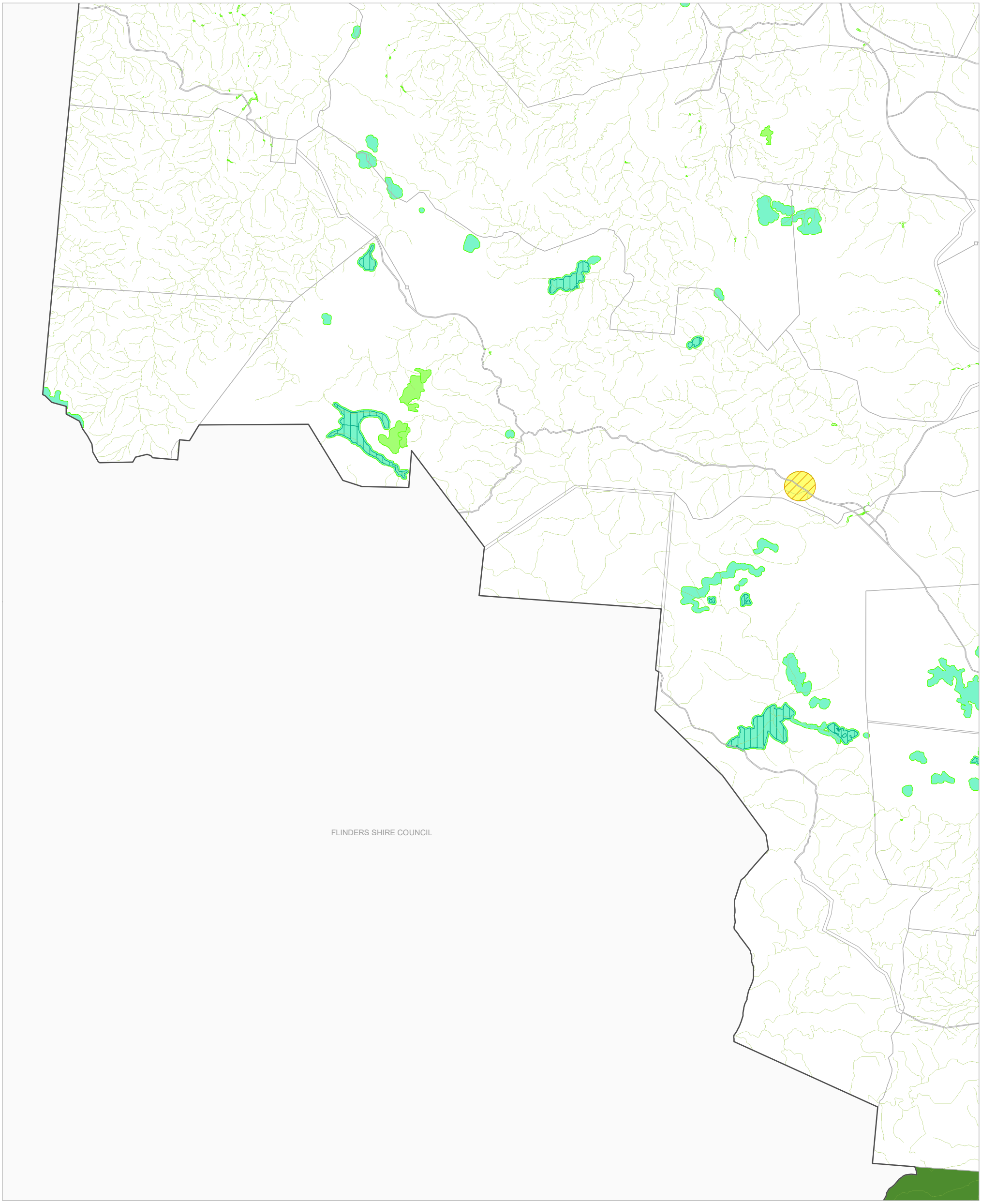
3/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13
km

Natural Environmental Overlay - OM5.22 Map 7

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019



CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Natural Environment Overlay Map

Matters of State Environmental Significance (MSES)

- Protected areas (estates)
- Protected areas (nature refuge)
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- High ecological value water areas

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13

km

Natural Environmental Overlay - OM5.23 Map 8

FLINDERS SHIRE COUNCIL

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Natural Environment Overlay Map

Matters of State Environmental Significance (MSES)

- Protected areas (estates)
- Protected areas (nature refuge)
- High ecological value waters (watercourse)
- High ecological significance wetlands
- High ecological value waters (wetland)
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- Regulated vegetation (category B)
- Regulated vegetation (category C)
- Regulated vegetation (category R)
- High ecological value water areas

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
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Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13

km

Natural Environmental Overlay - OM5.24 Map 9

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019

GREGORY DEVELOPMENTAL ROAD

Balfes Creek

FLINDERS HIGHWAY

Homestead

FLINDERS HIGHWAY

CHARTERS TOWERS
REGIONAL COUNCIL

Charters Towers Regional Town Plan Natural Environment Overlay Map

Matters of State Environmental Significance (MSES)

- Protected areas (estates)
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Other Map Layers

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Geocentric Datum of Australia (GDA94)

3/07/2019

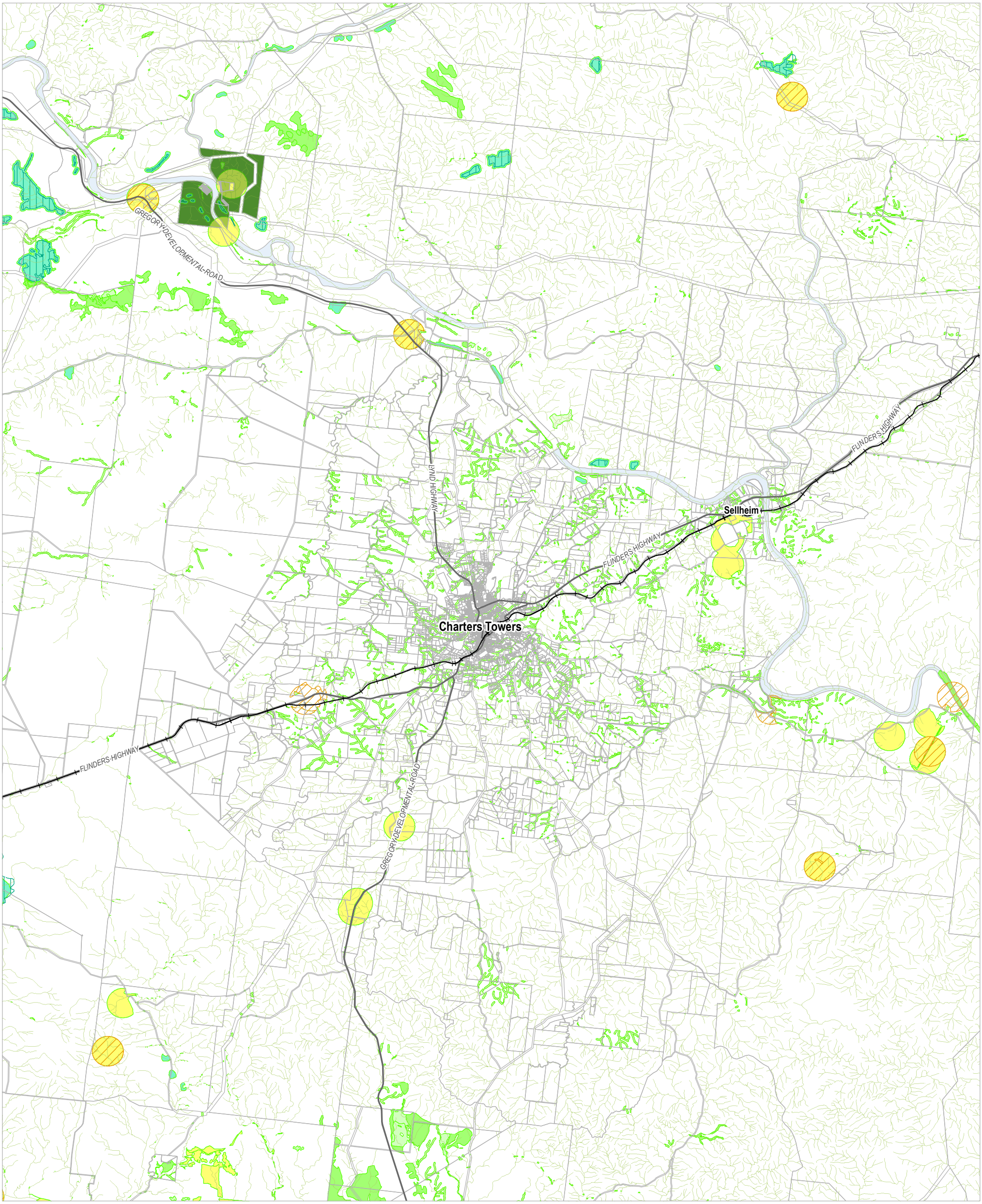
Approx Scale @ A3 1:250,000

0 6.5 13

km

Natural Environmental Overlay - OM5.25 Map 10

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019



CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Natural Environment Overlay Map

Matters of State Environmental Significance (MSES)

- Protected areas (estates)
- Protected areas (nature refuge)
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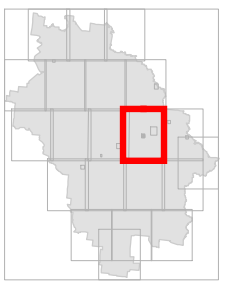
Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13

km



Natural Environmental Overlay - OM5.26 Map 11

TOWNSVILLE CITY COUNCIL

BURDEKIN SHIRE COUNCIL

FLINDERS HIGHWAY

FLINDERS HIGHWAY

FLINDERS HIGHWAY

Mingela

BURDEKIN FALLS DAM ROAD

BURDEKIN FALLS DAM ROAD

Ravenswood

CHARTERS TOWERS
REGIONAL COUNCIL

Charters Towers Regional Town Plan Natural Environment Overlay Map

Matters of State Environmental Significance (MSES)

- Protected areas (estates)
- Protected areas (nature refuge)
- High ecological value waters (watercourse)
- High ecological significance wetlands
- High ecological value waters (wetland)
- Wildlife habitat
- Regulated vegetation (intersecting a watercourse)
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- Regulated vegetation (category C)
- Regulated vegetation (category R)
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Other Map Layers

- Cadastral Boundary
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Refer to State Goverment mapping for the latest version of the overlay if applicable. May contain overlap between layers.

Geocentric Datum of Australia (GDA94)

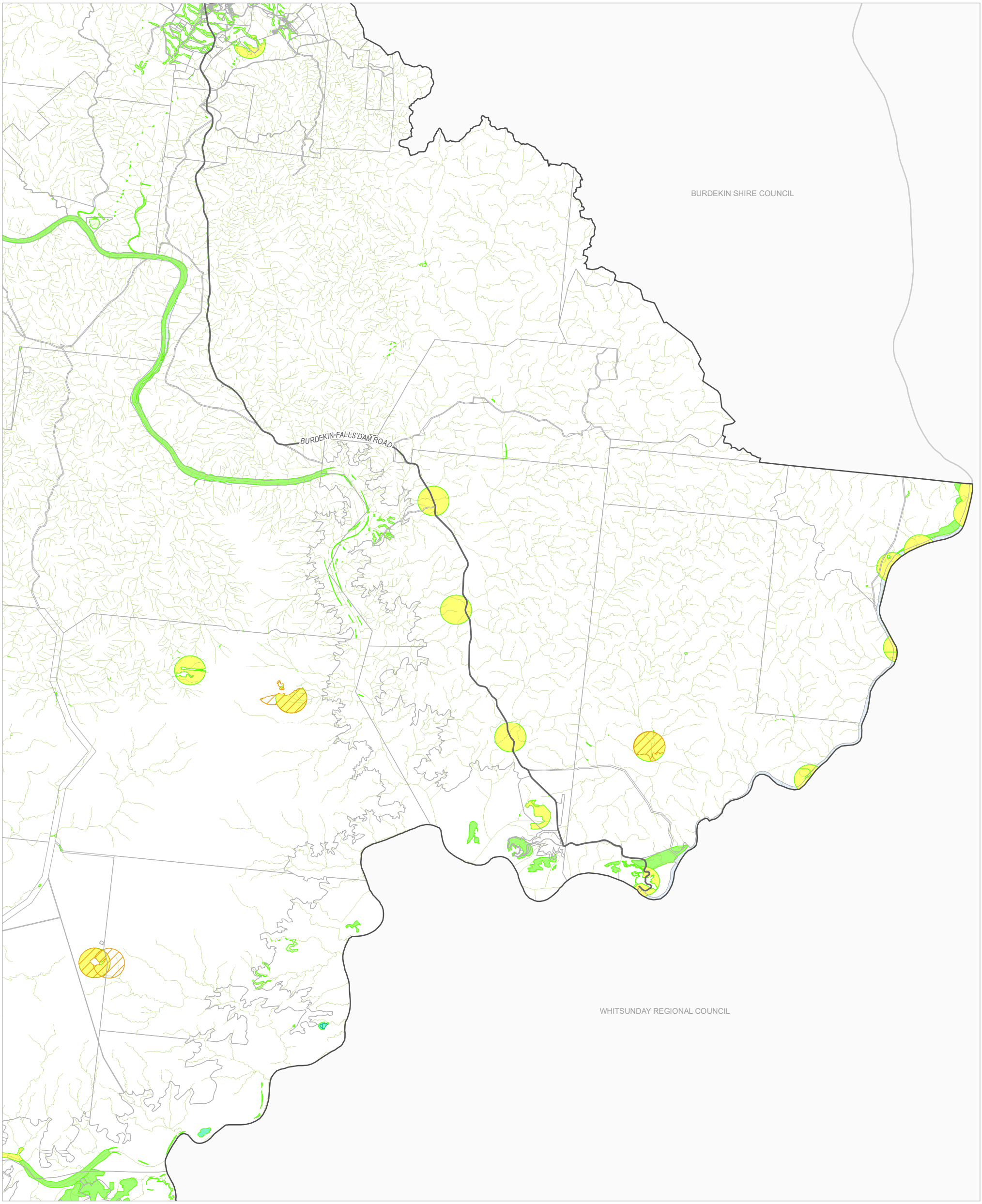
3/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13

km

Natural Environmental Overlay - OM5.27
Map 12



CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Natural Environment Overlay Map

Matters of State Environmental Significance (MSES)

- Protected areas (estates)
- Protected areas (nature refuge)
- High ecological value waters (watercourse)
- High ecological significance wetlands
- High ecological value waters (wetland)
- Wildlife habitat
- Regulated vegetation (intersecting a watercourse)
- Regulated vegetation (essential habitat)
- Regulated vegetation (wetland)
- Regulated vegetation (category B)
- Regulated vegetation (category C)
- Regulated vegetation (category R)
- High ecological value water areas

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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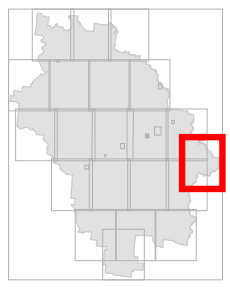
Geocentric Datum of Australia (GDA94)

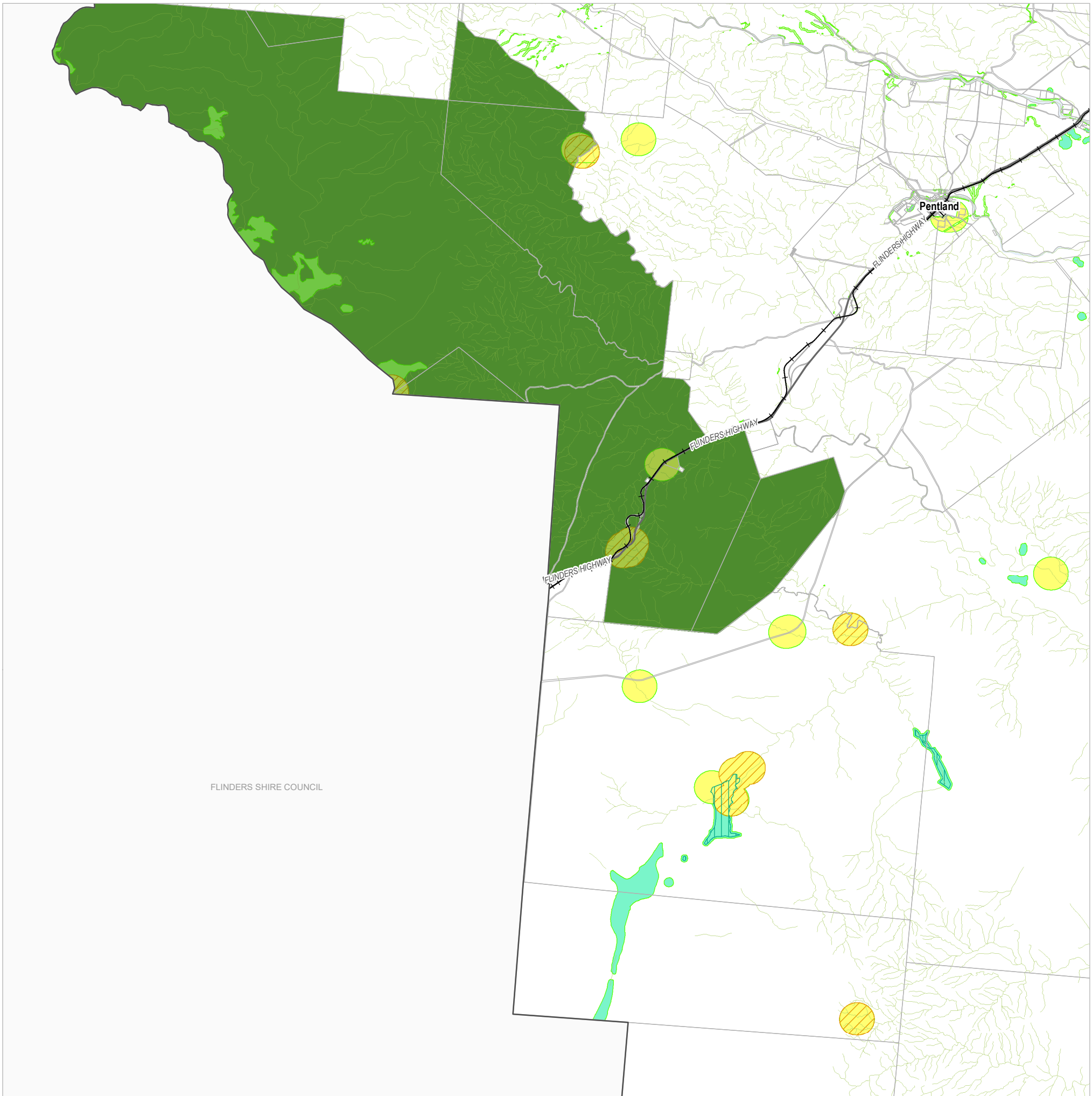
3/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13
km



Natural Environmental Overlay - OM5.28 Map 13



CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Natural Environment Overlay Map

Matters of State Environmental Significance (MSES)

- Protected areas (estates)
- Protected areas (nature refuge)
- High ecological value waters (watercourse)
- High ecological significance wetlands
- High ecological value waters (wetland)
- Wildlife habitat
- Regulated vegetation (intersecting a watercourse)
- Regulated vegetation (essential habitat)
- Regulated vegetation (wetland)
- Regulated vegetation (category B)
- Regulated vegetation (category C)
- Regulated vegetation (category R)
- High ecological value water areas

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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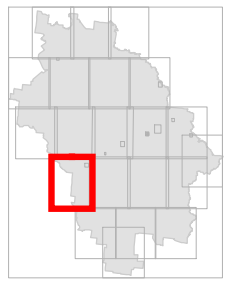
Geocentric Datum of Australia (GDA94)

3/07/2019

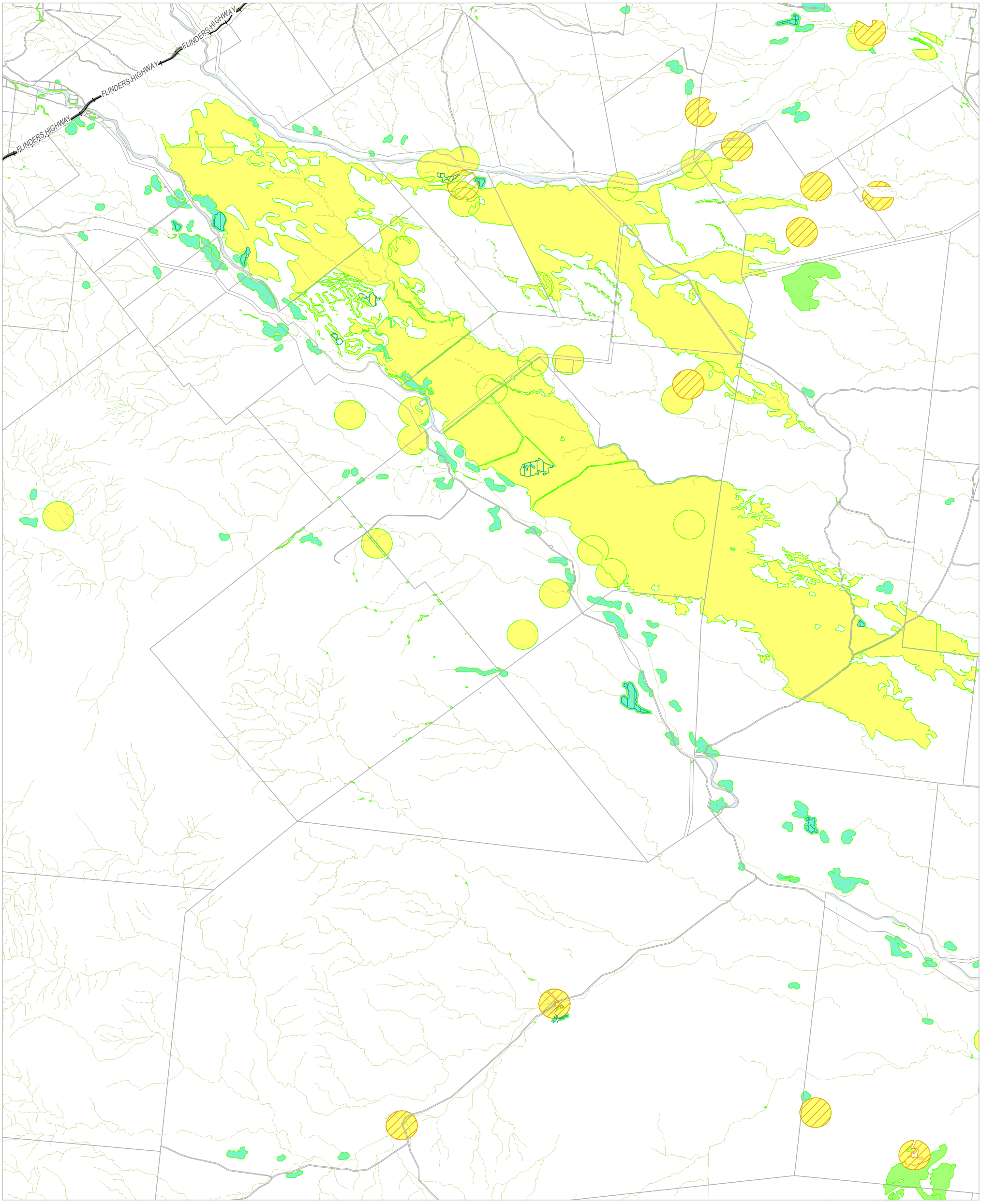
Approx Scale @ A3 1:250,000

0 6.5 13

km



Natural Environmental Overlay - OM5.29
Map 14



CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Natural Environment Overlay Map

Matters of State Environmental Significance (MSES)

- Protected areas (estates)
- Protected areas (nature refuge)
- High ecological value waters (watercourse)
- High ecological significance wetlands
- High ecological value waters (wetland)
- Wildlife habitat
- Regulated vegetation (intersecting a watercourse)
- Regulated vegetation (essential habitat)
- Regulated vegetation (wetland)
- Regulated vegetation (category B)
- Regulated vegetation (category C)
- Regulated vegetation (category R)
- High ecological value water areas

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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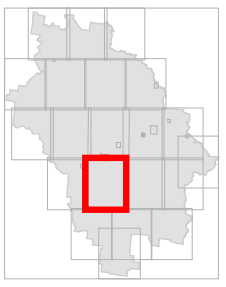
Geocentric Datum of Australia (GDA94)

3/07/2019

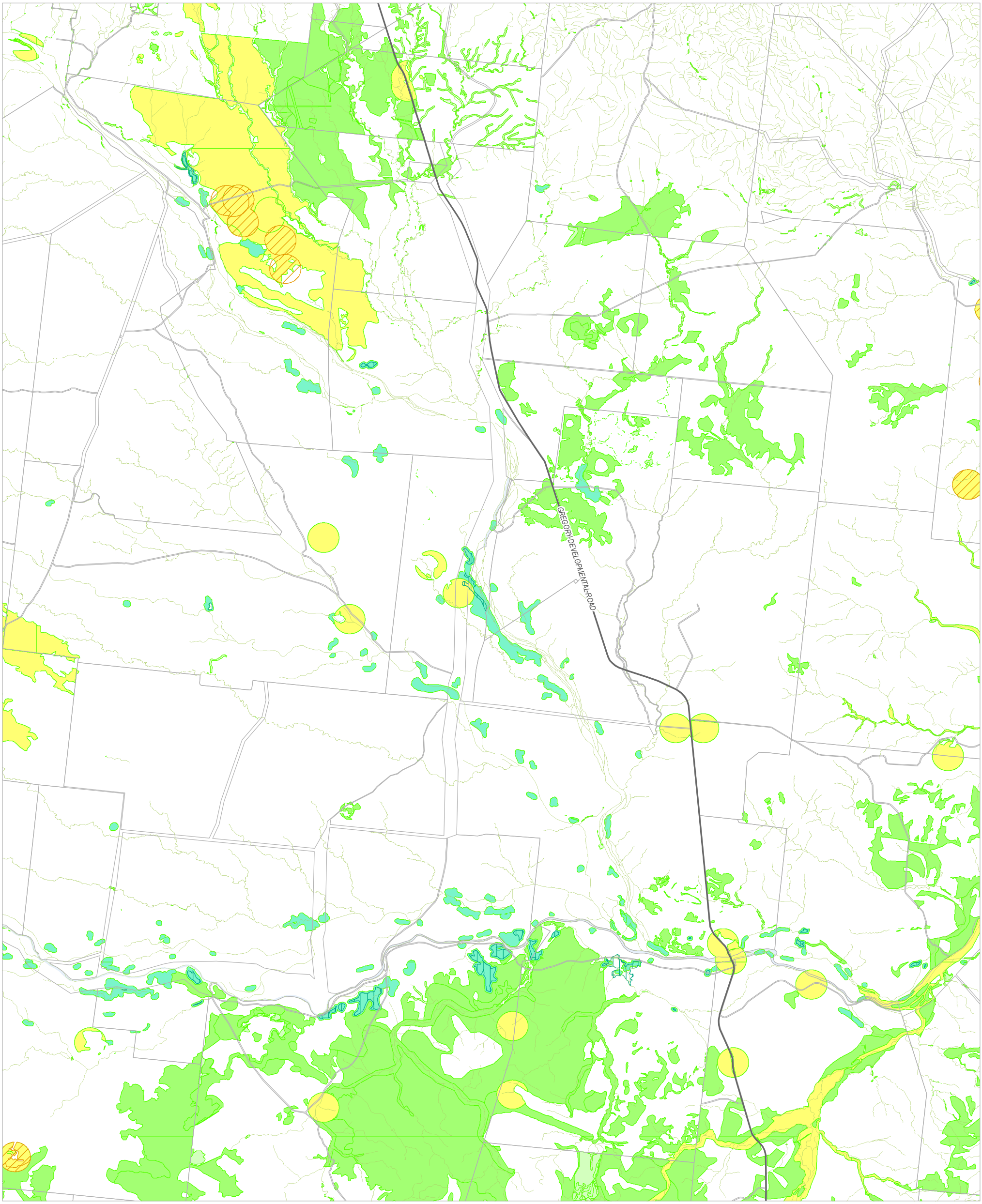
Approx Scale @ A3 1:250,000

0 6.5 13

km



Natural Environmental Overlay - OM5.30 Map 15



CHARTERS TOWERS
REGIONAL COUNCIL

Charters Towers Regional Town Plan Natural Environment Overlay Map

Matters of State Environmental Significance (MSES)

- Protected areas (estates)
- Protected areas (nature refuge)
- High ecological value waters (watercourse)
- High ecological significance wetlands
- High ecological value waters (wetland)
- Wildlife habitat
- Regulated vegetation (intersecting a watercourse)
- Regulated vegetation (essential habitat)
- Regulated vegetation (wetland)
- Regulated vegetation (category B)
- Regulated vegetation (category C)
- Regulated vegetation (category R)
- High ecological value water areas

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13
km

Natural Environmental Overlay - OM5.31 Map 16

BURDEKIN FALLS DAM ROAD

WHITSUNDAY REGIONAL COUNCIL

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Natural Environment Overlay Map

Matters of State Environmental Significance (MSES)

- Protected areas (estates)
- Protected areas (nature refuge)
- High ecological value waters (watercourse)
- High ecological significance wetlands
- High ecological value waters (wetland)
- Wildlife habitat
- Regulated vegetation (intersecting a watercourse)
- Regulated vegetation (essential habitat)
- Regulated vegetation (wetland)
- Regulated vegetation (category B)
- Regulated vegetation (category C)
- Regulated vegetation (category R)
- High ecological value water areas

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13

km

Natural Environmental Overlay - OM5.32 Map 17

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019

FLINDERS SHIRE COUNCIL

BARCALDINE REGIONAL COUNCIL

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Natural Environment Overlay Map

Matters of State Environmental Significance (MSES)

- Protected areas (estates)
- Protected areas (nature refuge)
- High ecological value waters (watercourse)
- High ecological significance wetlands
- High ecological value waters (wetland)
- Wildlife habitat
- Regulated vegetation (intersecting a watercourse)
- Regulated vegetation (essential habitat)
- Regulated vegetation (wetland)
- Regulated vegetation (category B)
- Regulated vegetation (category C)
- Regulated vegetation (category R)
- High ecological value water areas

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13

km

Natural Environmental Overlay - OM5.33
Map 18

ISAAC REGIONAL COUNCIL

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Natural Environment Overlay Map

Matters of State Environmental Significance (MSES)

- Protected areas (estates)
- Protected areas (nature refuge)
- High ecological value waters (watercourse)
- High ecological significance wetlands
- High ecological value waters (wetland)
- Wildlife habitat
- Regulated vegetation (intersecting a watercourse)
- Regulated vegetation (essential habitat)
- Regulated vegetation (wetland)
- Regulated vegetation (category B)
- Regulated vegetation (category C)
- Regulated vegetation (category R)
- High ecological value water areas

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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Geocentric Datum of Australia (GDA94)

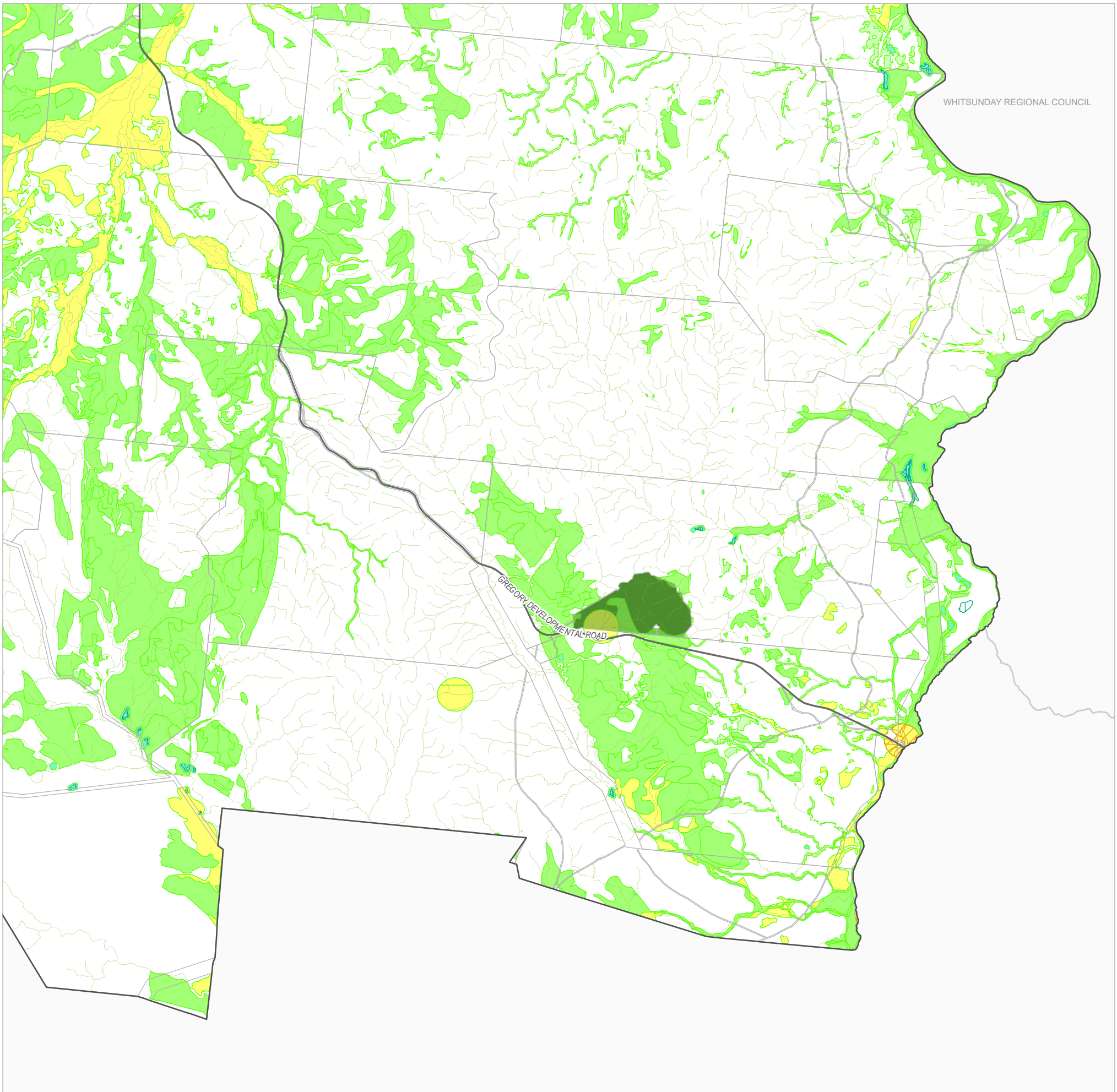
3/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13

km

Natural Environmental Overlay - OM5.34 Map 19



CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Natural Environment Overlay Map

Matters of State Environmental Significance (MSES)

- Protected areas (estates)
- Protected areas (nature refuge)
- High ecological value waters (watercourse)
- High ecological significance wetlands
- High ecological value waters (wetland)
- Wildlife habitat
- Regulated vegetation (intersecting a watercourse)
- Regulated vegetation (essential habitat)
- Regulated vegetation (wetland)
- Regulated vegetation (category B)
- Regulated vegetation (category C)
- Regulated vegetation (category R)
- High ecological value water areas

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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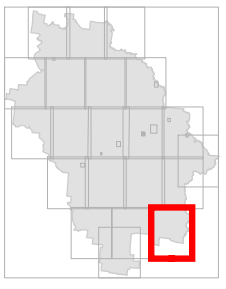
Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13
km



Natural Environmental Overlay - OM5.35
Map 20

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019

ISAAC REGIONAL COUNCIL

BARCALDINE REGIONAL COUNCIL

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Natural Environment Overlay Map

Matters of State Environmental Significance (MSES)

- Protected areas (estates)
- Protected areas (nature refuge)
- High ecological value waters (watercourse)
- High ecological significance wetlands
- High ecological value waters (wetland)
- Wildlife habitat
- Regulated vegetation (intersecting a watercourse)
- Regulated vegetation (essential habitat)
- Regulated vegetation (wetland)
- Regulated vegetation (category B)
- Regulated vegetation (category C)
- Regulated vegetation (category R)
- High ecological value water areas

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Railway Network
- Major Roads

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Geocentric Datum of Australia (GDA94)

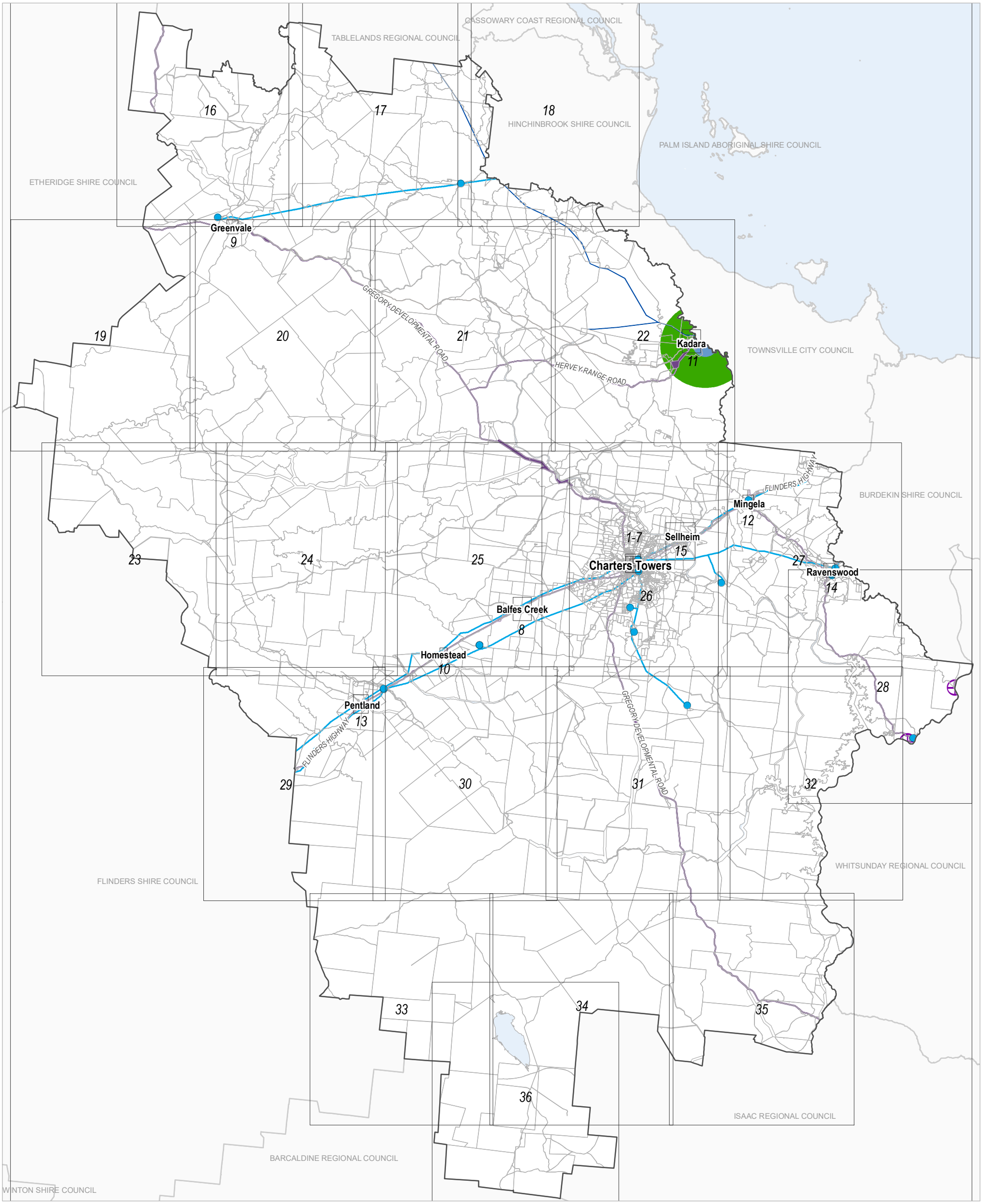
3/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13

km

Natural Environmental Overlay - OM5.36
Map 21



CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Regional Infrastructure Overlay Map

Transport Infrastructure
- State Controlled Road
- Railway Corridor
- Future Railway Corridor

Electricity Infrastructure
- Powerlink High Voltage Corridor
- Ergon High Voltage Line (above 66kV)
- Ergon Electricity Substations

Note: not all substations shown.

Aviation Infrastructure - Aviation facility
- Location
- Building Restriction Area - Zone A
- Building Restriction Area - Zone A/B
- Building Restriction Area - Area of Interest

Water Infrastructure
- Bulk Water Storage Infrastructure (Sunwater)

Other Map Layers
- Cadastral Boundary
- Local Government Boundary
- Waterway

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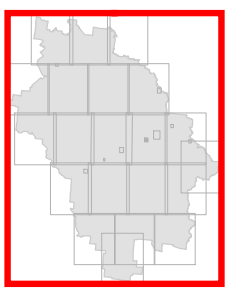
Refer to State Goverment mapping for the latest version of the overlay if applicable.

Geocentric Datum of Australia (GDA94)

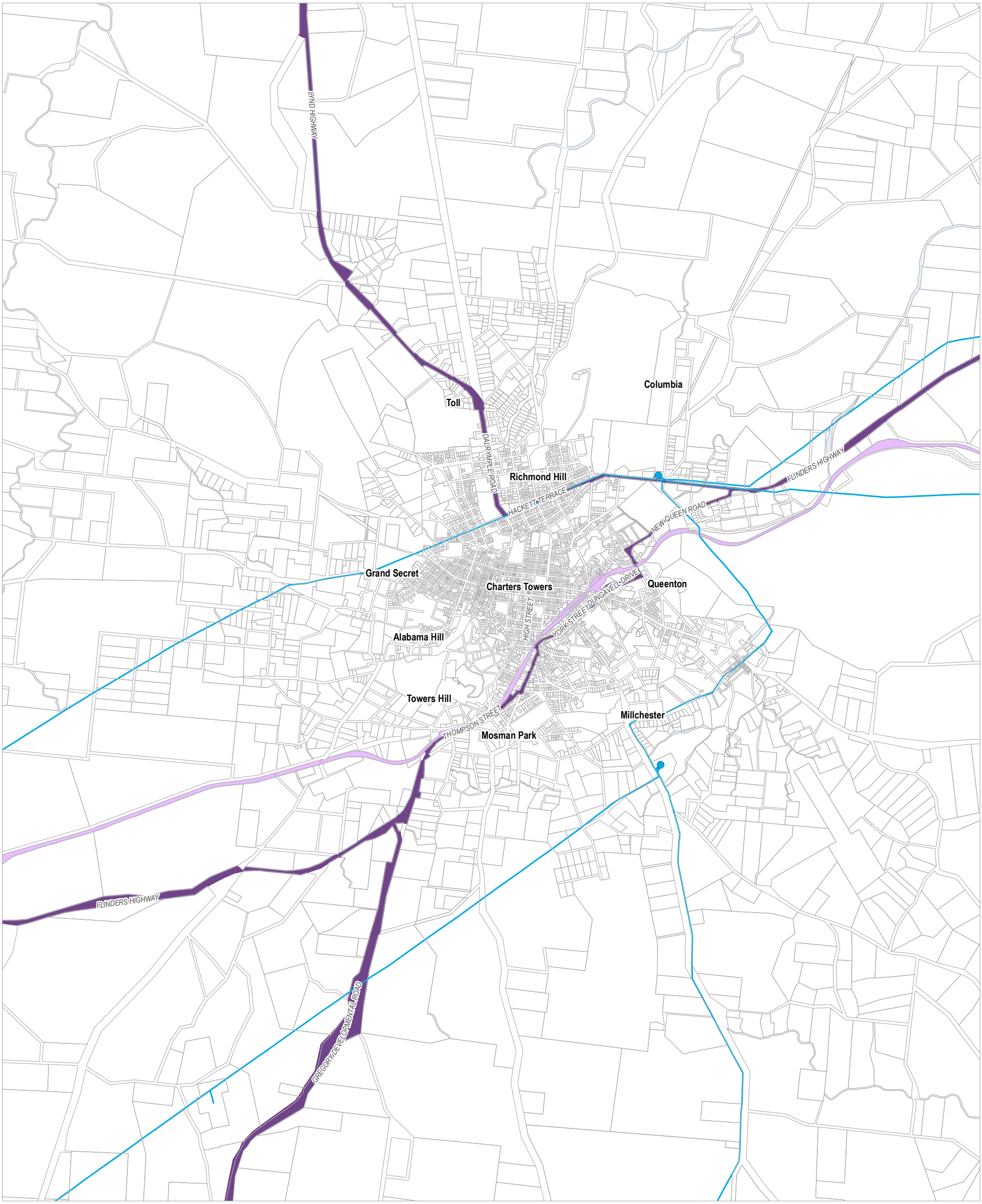
3/07/2019

Approx Scale @ A3 1:1,300,000

0 30 60
km



Regional Infrastructure Overlay - OM6.0 Region



CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Regional Infrastructure Overlay Map

Transport Infrastructure
- State Controlled Road
- Railway Corridor
- Future Railway Corridor

Electricity Infrastructure
- Powerlink High Voltage Corridor
- Ergon High Voltage Line (above 66kV)
- Ergon Electricity Substations

Note: not all substations shown.

Aviation Infrastructure - Aviation facility
- Location
- Building Restriction Area - Zone A
- Building Restriction Area - Zone A/B
- Building Restriction Area - Area of Interest

Water Infrastructure
- Bulk Water Storage Infrastructure (Sunwater)

Other Map Layers
- Cadastral Boundary
- Local Government Boundary
- Waterway

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Geocentric Datum of Australia (GDA94)

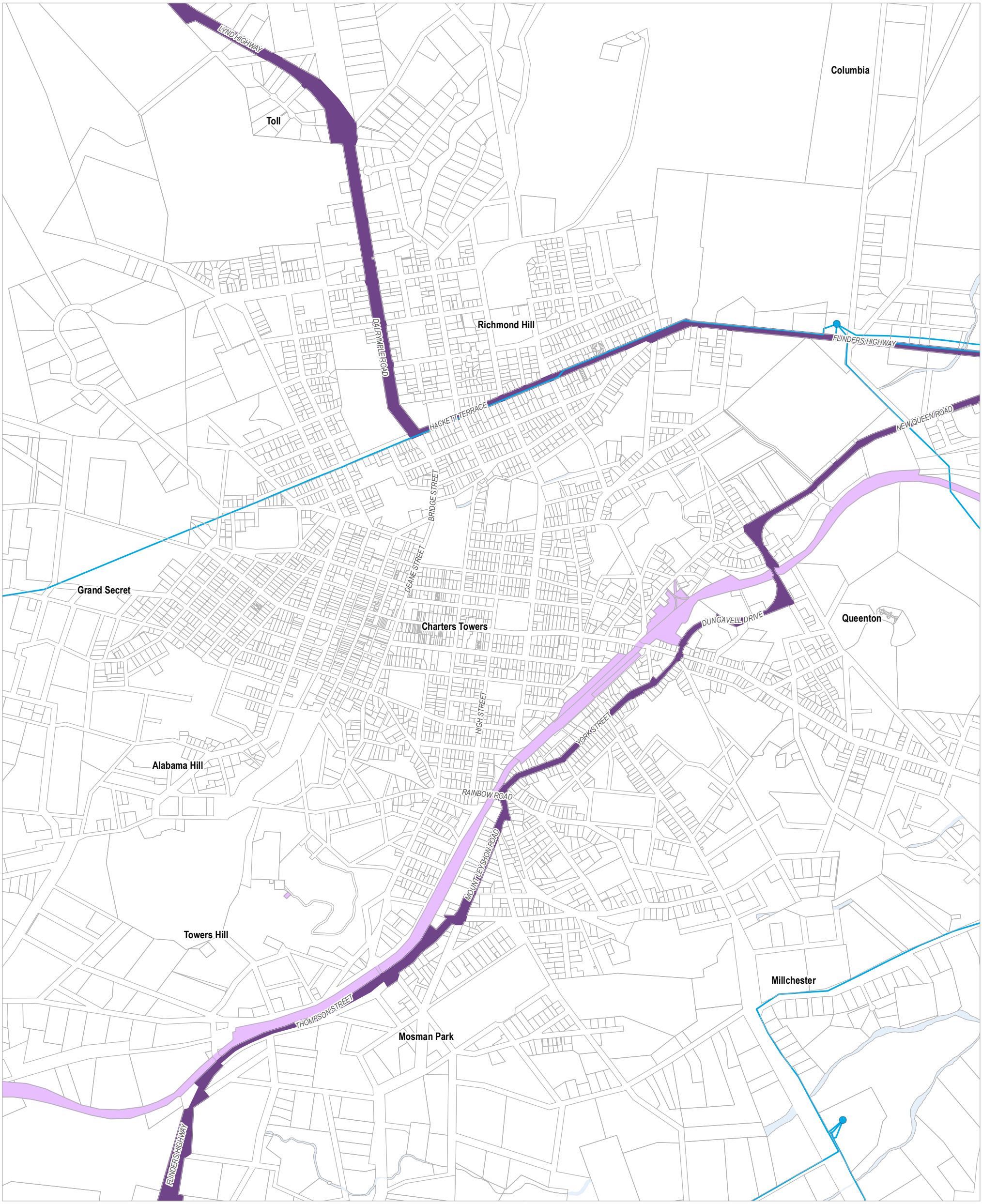
3/07/2019

Approx Scale @ A3 1:55,000

0 1.5 3
km

Regional Infrastructure Overlay - OM6.1
Charters Towers and Surrounds

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019



CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Regional Infrastructure Overlay Map

Transport Infrastructure
- State Controlled Road
- Railway Corridor
- Future Railway Corridor

Electricity Infrastructure
- Powerlink High Voltage Corridor
- Ergon High Voltage Line (above 66kV)
- Ergon Electricity Substations

Note: not all substations shown.

Aviation Infrastructure - Aviation facility
- Location
- Building Restriction Area - Zone A
- Building Restriction Area - Zone A/B
- Building Restriction Area - Area of Interest

Water Infrastructure
- Bulk Water Storage Infrastructure (Sunwater)

Other Map Layers
- Cadastral Boundary
- Local Government Boundary
- Waterway

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Refer to State Goverment mapping for the latest version of the overlay if applicable.

Geocentric Datum of Australia (GDA94)

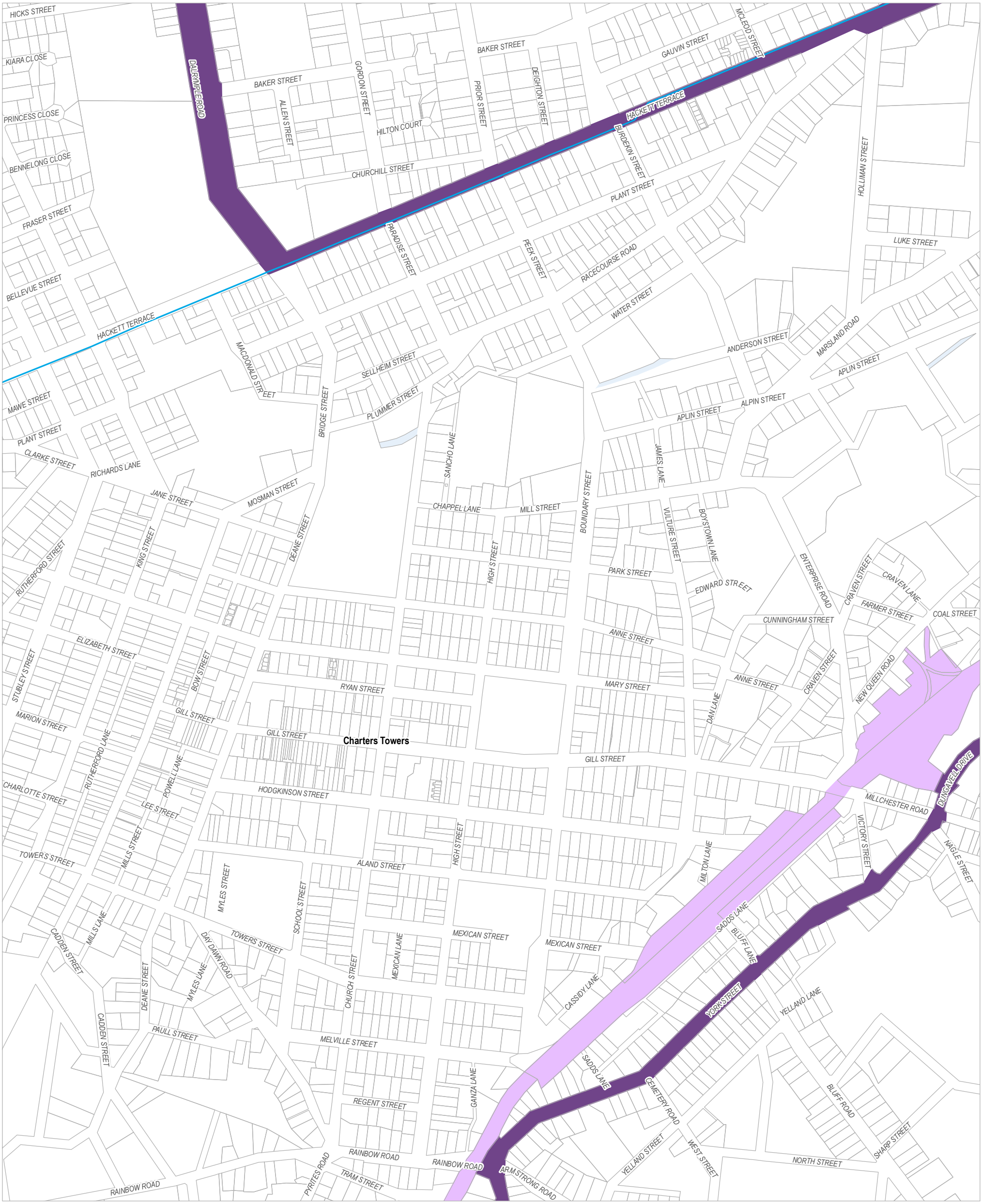
3/07/2019

Approx Scale @ A3 1:20,000

0 0.55 1.1
km

Regional Infrastructure Overlay - OM6.2
Charters Towers Urban Area

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019



CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Regional Infrastructure Overlay Map

Transport Infrastructure
- State Controlled Road
- Railway Corridor
- Future Railway Corridor

Electricity Infrastructure
- Powerlink High Voltage Corridor
- Ergon High Voltage Line (above 66kV)
- Ergon Electricity Substations

Note: not all substations shown.

Aviation Infrastructure - Aviation facility
- Location
- Building Restriction Area - Zone A
- Building Restriction Area - Zone A/B
- Building Restriction Area - Area of Interest

Water Infrastructure
- Bulk Water Storage Infrastructure (Sunwater)

Other Map Layers
- Cadastral Boundary
- Local Government Boundary
- Waterway

DISCLAIMER

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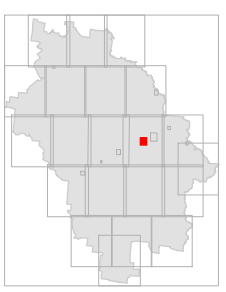
Geocentric Datum of Australia (GDA94)

3/07/2019

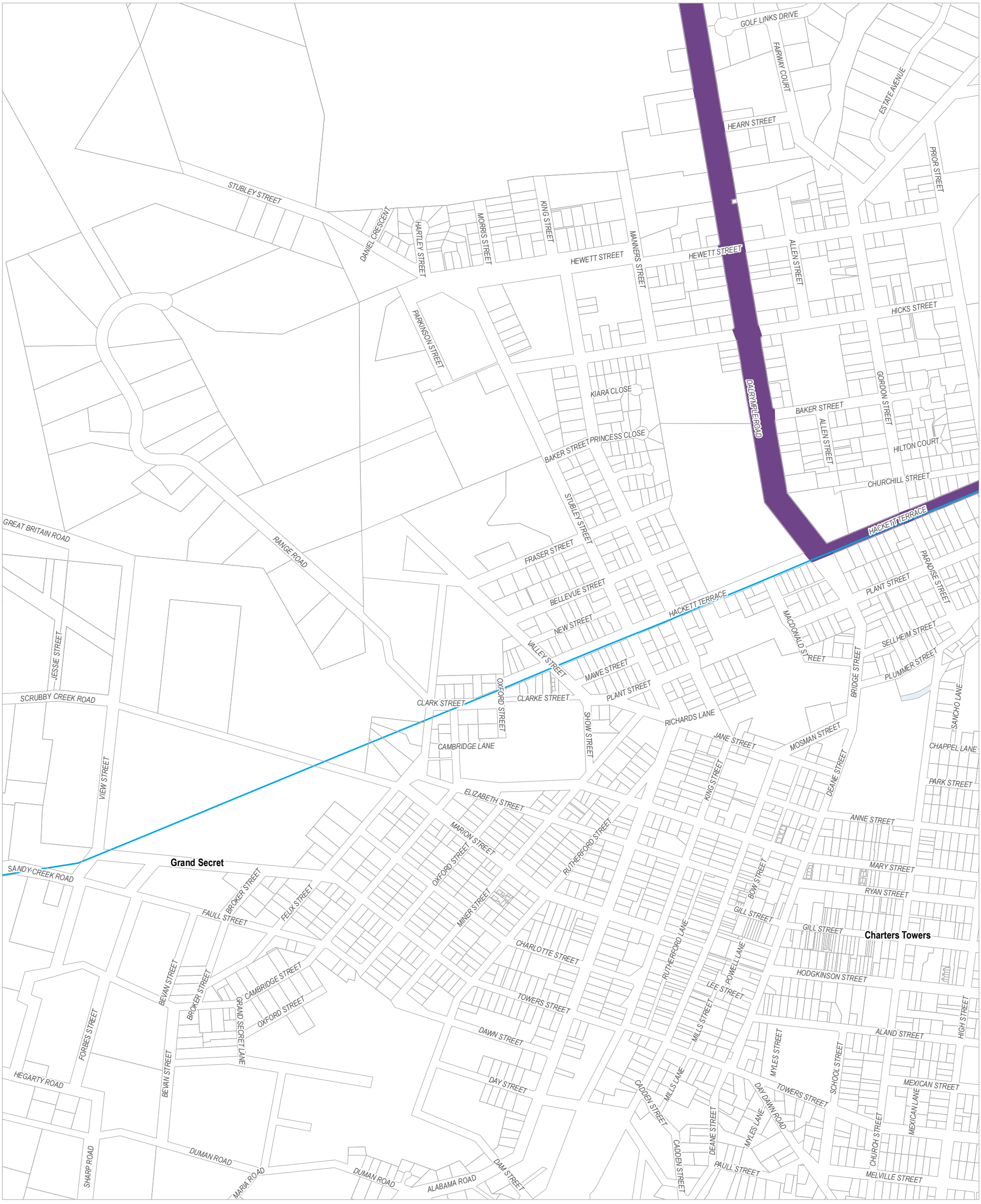
Approx Scale @ A3 1:8,000

0 0.2 0.4
km



Regional Infrastructure Overlay - OM6.3
Charters Towers Centre

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019



CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Regional Infrastructure Overlay Map

Transport Infrastructure
- State Controlled Road
- Railway Corridor
- Future Railway Corridor

Electricity Infrastructure
- Powerlink High Voltage Corridor
- Ergon High Voltage Line (above 66kV)
- Ergon Electricity Substations

Note: not all substations shown.

Aviation Infrastructure - Aviation facility
- Location
- Building Restriction Area - Zone A
- Building Restriction Area - Zone A/B
- Building Restriction Area - Area of Interest

Water Infrastructure
- Bulk Water Storage Infrastructure (Sunwater)

Other Map Layers
- Cadastral Boundary
- Local Government Boundary
- Waterway

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Refer to State Goverment mapping for the latest version of the overlay if applicable.

Geocentric Datum of Australia (GDA94)

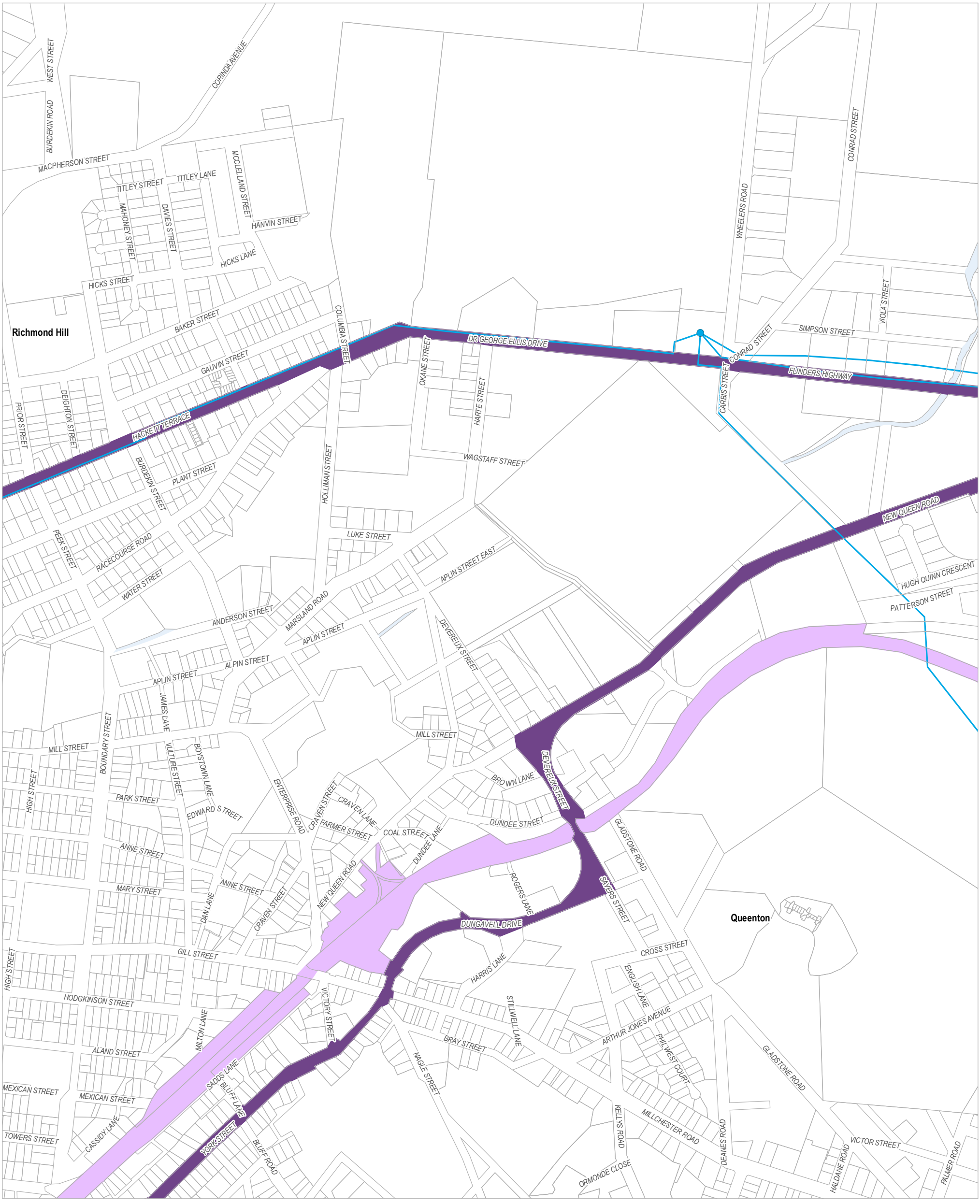
3/07/2019

Approx Scale @ A3 1:10,000

0 0.25 0.5
km

Regional Infrastructure Overlay - OM6.4
Charters Towers Inset 1

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019



CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Regional Infrastructure Overlay Map

Transport Infrastructure
- State Controlled Road
- Railway Corridor
- Future Railway Corridor

Electricity Infrastructure
- Powerlink High Voltage Corridor
- Ergon High Voltage Line (above 66kV)
- Ergon Electricity Substations

Note: not all substations shown.

Aviation Infrastructure - Aviation facility
- Location
- Building Restriction Area - Zone A
- Building Restriction Area - Zone A/B
- Building Restriction Area - Area of Interest

Water Infrastructure
- Bulk Water Storage Infrastructure (Sunwater)

Other Map Layers
- Cadastral Boundary
- Local Government Boundary
- Waterway

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Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:10,000

0 0.25 0.5
km

Regional Infrastructure Overlay - OM6.5
Charters Towers Inset 2

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Regional Infrastructure Overlay Map

Transport Infrastructure
- State Controlled Road
- Railway Corridor
- Future Railway Corridor

Electricity Infrastructure
- Powerlink High Voltage Corridor
- Ergon High Voltage Line (above 66kV)
- Ergon Electricity Substations

Note: not all substations shown.

Aviation Infrastructure - Aviation facility
- Location
- Building Restriction Area - Zone A
- Building Restriction Area - Zone A/B
- Building Restriction Area - Area of Interest

Water Infrastructure
- Bulk Water Storage Infrastructure (Sunwater)

Other Map Layers
- Cadastral Boundary
- Local Government Boundary
- Waterway

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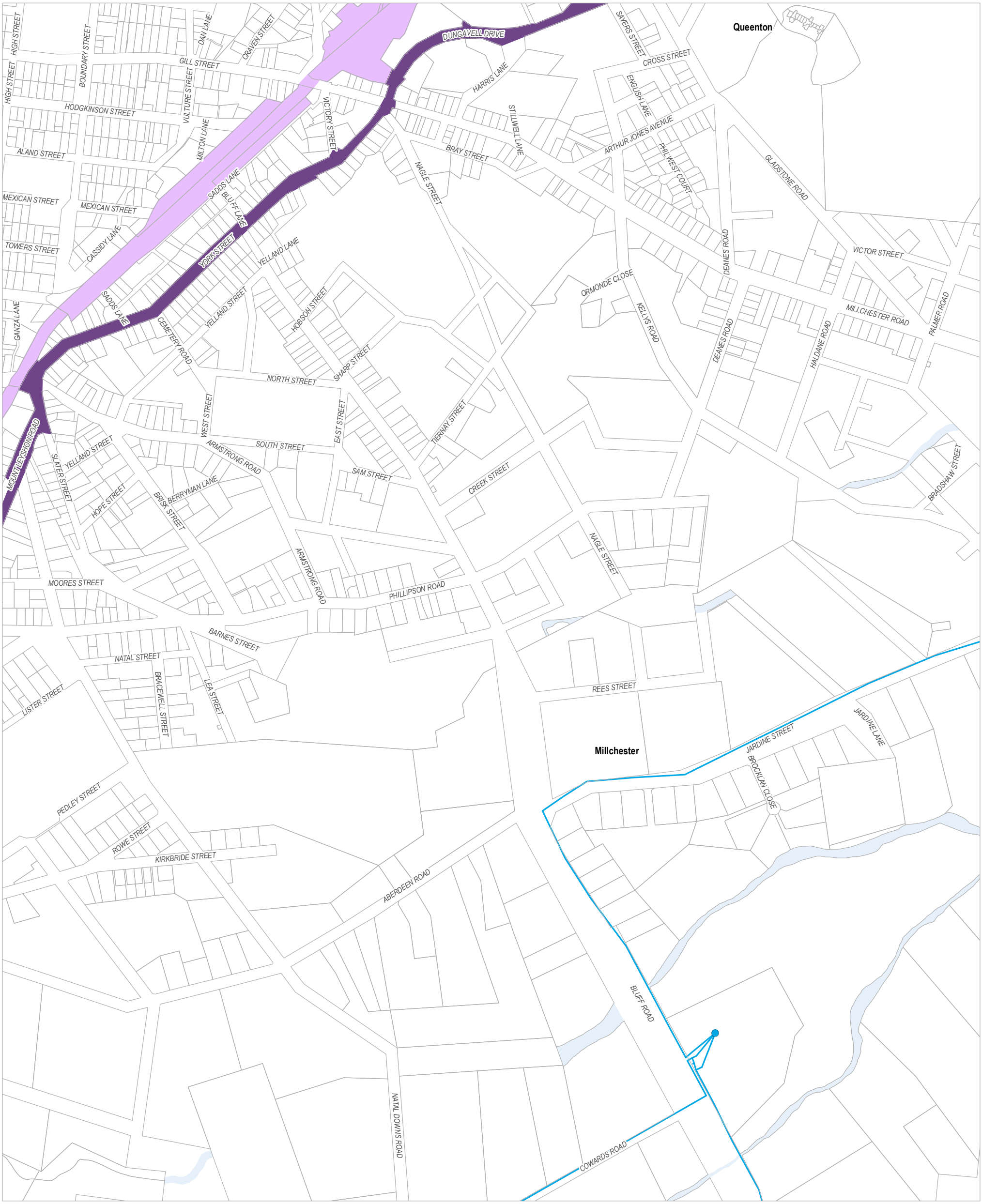
Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:10,000

0 0.25 0.5
km

Regional Infrastructure Overlay - OM6.6
Charters Towers Inset 3



CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Regional Infrastructure Overlay Map

Transport Infrastructure
- State Controlled Road
- Railway Corridor
- Future Railway Corridor

Electricity Infrastructure
- Powerlink High Voltage Corridor
- Ergon High Voltage Line (above 66kV)
- Ergon Electricity Substations

Note: not all substations shown.

Aviation Infrastructure - Aviation facility
- Location
- Building Restriction Area - Zone A
- Building Restriction Area - Zone A/B
- Building Restriction Area - Area of Interest

Water Infrastructure
- Bulk Water Storage Infrastructure (Sunwater)

Other Map Layers
- Cadastral Boundary
- Local Government Boundary
- Waterway

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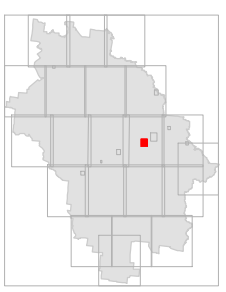
Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:10,000

0 0.25 0.5 km



Regional Infrastructure Overlay - OM6.7
Charters Towers Inset 4

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Regional Infrastructure Overlay Map

Transport Infrastructure
- State Controlled Road
- Railway Corridor
- Future Railway Corridor

Electricity Infrastructure
- Powerlink High Voltage Corridor
- Ergon High Voltage Line (above 66kV)
- Ergon Electricity Substations

Note: not all substations shown.

Aviation Infrastructure - Aviation facility
- Location
- Building Restriction Area - Zone A
- Building Restriction Area - Zone A/B
- Building Restriction Area - Area of Interest

Water Infrastructure
- Bulk Water Storage Infrastructure (Sunwater)

Other Map Layers
- Cadastral Boundary
- Local Government Boundary
- Waterway

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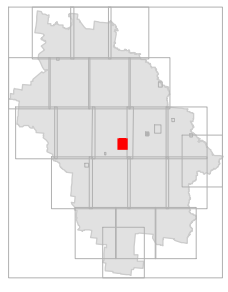
Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:25,000

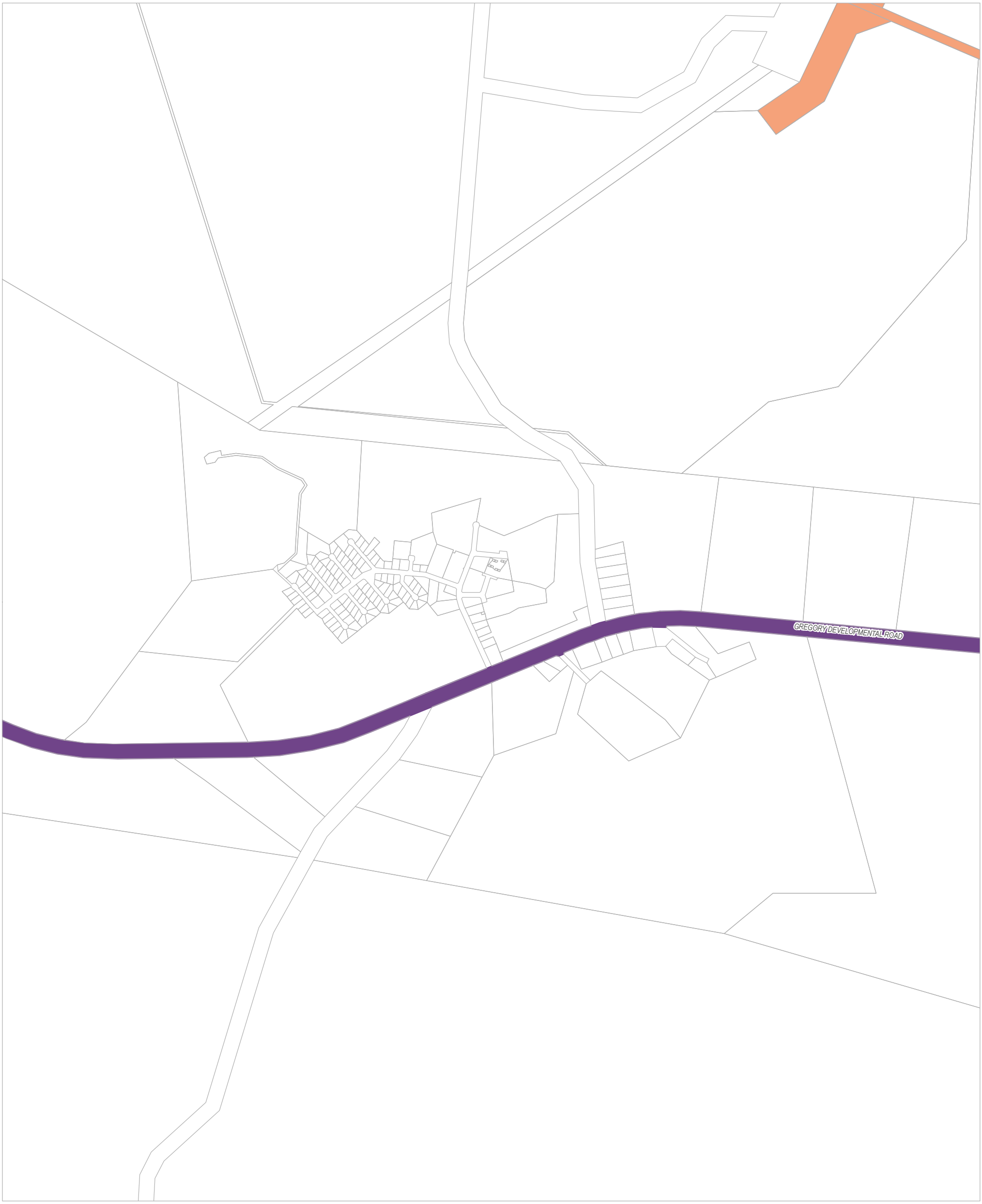
0 0.65 1.3

km



Regional Infrastructure Overlay - OM6.8 Balfes Creek

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019



CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Regional Infrastructure Overlay Map

Transport Infrastructure
- State Controlled Road
- Railway Corridor
- Future Railway Corridor

Electricity Infrastructure
- Powerlink High Voltage Corridor
- Ergon High Voltage Line (above 66kV)
- Ergon Electricity Substations

Note: not all substations shown.

Aviation Infrastructure - Aviation facility
- Location
- Building Restriction Area - Zone A
- Building Restriction Area - Zone A/B
- Building Restriction Area - Area of Interest

Water Infrastructure
- Bulk Water Storage Infrastructure (Sunwater)

Other Map Layers
- Cadastral Boundary
- Local Government Boundary
- Waterway

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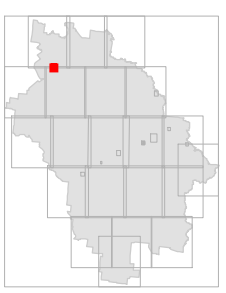
Geocentric Datum of Australia (GDA94)

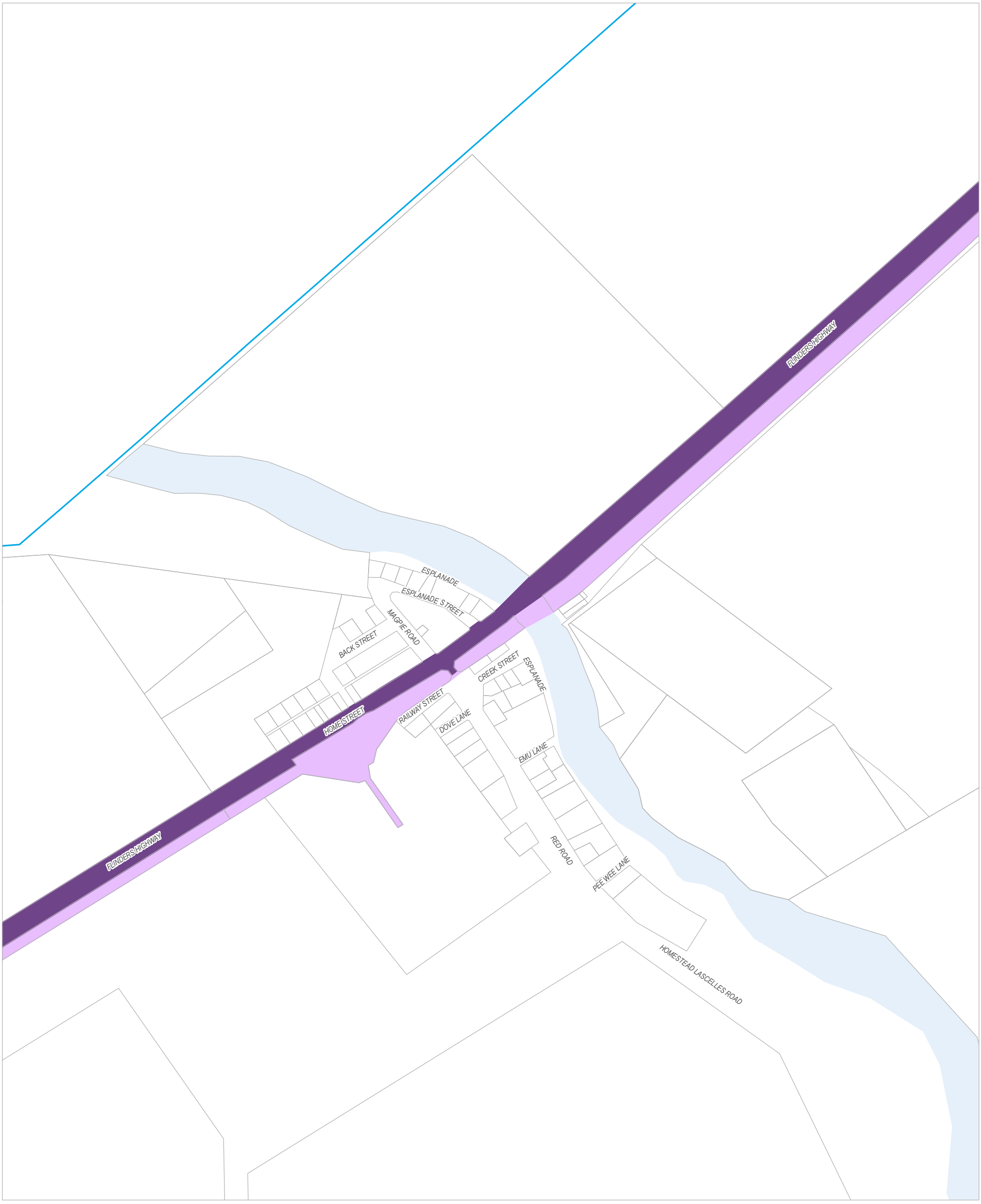
3/07/2019

Approx Scale @ A3 1:15,000

0 0.4 0.8 km



Regional Infrastructure Overlay - OM6.9 Greenvale



CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Regional Infrastructure Overlay Map

Transport Infrastructure
- State Controlled Road
- Railway Corridor
- Future Railway Corridor

Electricity Infrastructure
- Powerlink High Voltage Corridor
- Ergon High Voltage Line (above 66kV)
- Ergon Electricity Substations

Note: not all substations shown.

Aviation Infrastructure - Aviation facility
- Location
- Building Restriction Area - Zone A
- Building Restriction Area - Zone A/B
- Building Restriction Area - Area of Interest

Water Infrastructure
- Bulk Water Storage Infrastructure (Sunwater)

Other Map Layers
- Cadastral Boundary
- Local Government Boundary
- Waterway

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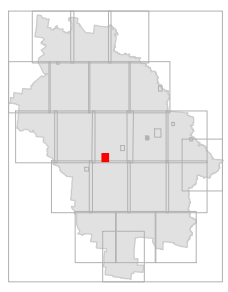
Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:10,000

0 0.25 0.5
km



Regional Infrastructure Overlay - OM6.10 Homestead

TOWNSVILLE CITY COUNCIL

HERVEY RANGE ROAD

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Regional Infrastructure Overlay Map

Transport Infrastructure
- State Controlled Road
- Railway Corridor
- Future Railway Corridor

Electricity Infrastructure
- Powerlink High Voltage Corridor
- Ergon High Voltage Line (above 66kV)
- Ergon Electricity Substations

Note: not all substations shown.

Aviation Infrastructure - Aviation facility
- Location
- Building Restriction Area - Zone A
- Building Restriction Area - Zone A/B
- Building Restriction Area - Area of Interest

Water Infrastructure
- Bulk Water Storage Infrastructure (Sunwater)

Other Map Layers
- Cadastral Boundary
- Local Government Boundary
- Waterway

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Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:25,000

0 0.65 1.3
km

Regional Infrastructure Overlay - OM6.11 Hervey Range

FLINDERS HIGHWAY

FLINDERS HIGHWAY

BURDEKIN FALLS DAM ROAD

HERVEY STREET

RAVENSWOOD STREET

BURDEKIN FALLS DAM ROAD

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Regional Infrastructure Overlay Map

Transport Infrastructure
- State Controlled Road
- Railway Corridor
- Future Railway Corridor

Electricity Infrastructure
- Powerlink High Voltage Corridor
- Ergon High Voltage Line (above 66kV)
- Ergon Electricity Substations

Note: not all substations shown.

Aviation Infrastructure - Aviation facility
- Location
- Building Restriction Area - Zone A
- Building Restriction Area - Zone A/B
- Building Restriction Area - Area of Interest

Water Infrastructure
- Bulk Water Storage Infrastructure (Sunwater)

Other Map Layers
- Cadastral Boundary
- Local Government Boundary
- Waterway

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Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:15,000

0 0.4 0.8 km

Regional Infrastructure Overlay - OM6.12 Mingela

CHARTERS TOWERS
REGIONAL COUNCIL

Charters Towers Regional Town Plan Regional Infrastructure Overlay Map

Transport Infrastructure
- State Controlled Road
- Railway Corridor
- Future Railway Corridor

Electricity Infrastructure
- Powerlink High Voltage Corridor
- Ergon High Voltage Line (above 66kV)
- Ergon Electricity Substations

Note: not all substations shown.

Aviation Infrastructure - Aviation facility
- Location
- Building Restriction Area - Zone A
- Building Restriction Area - Zone A/B
- Building Restriction Area - Area of Interest

Water Infrastructure
- Bulk Water Storage Infrastructure (Sunwater)

Other Map Layers
- Cadastral Boundary
- Local Government Boundary
- Waterway

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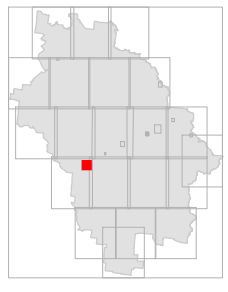
Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:20,000

0 0.55 1.1
km



Regional Infrastructure Overlay - OM6.13 Pentland

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Regional Infrastructure Overlay Map

Transport Infrastructure
- State Controlled Road
- Railway Corridor
- Future Railway Corridor

Electricity Infrastructure
- Powerlink High Voltage Corridor
- Ergon High Voltage Line (above 66kV)
- Ergon Electricity Substations

Note: not all substations shown.

Aviation Infrastructure - Aviation facility
- Location
- Building Restriction Area - Zone A
- Building Restriction Area - Zone A/B
- Building Restriction Area - Area of Interest

Water Infrastructure
- Bulk Water Storage Infrastructure (Sunwater)

Other Map Layers
- Cadastral Boundary
- Local Government Boundary
- Waterway

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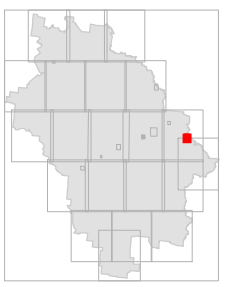
Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:15,000

0 0.4 0.8 km



Regional Infrastructure Overlay - OM6.14 Ravenswood

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019

FLINDERS HIGHWAY

FLINDERS HIGHWAY

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Regional Infrastructure Overlay Map

Transport Infrastructure

- State Controlled Road
- Railway Corridor
- Future Railway Corridor

Electricity Infrastructure

- Powerlink High Voltage Corridor
- Ergon High Voltage Line (above 66kV)
- Ergon Electricity Substations

Note: not all substations shown.

Aviation Infrastructure - Aviation facility

- Location
- Building Restriction Area - Zone A
- Building Restriction Area - Zone A/B
- Building Restriction Area - Area of Interest

Water Infrastructure

- Bulk Water Storage Infrastructure (Sunwater)

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway

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Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:40,000

0 1 2
km

Regional Infrastructure Overlay - OM6.15 Sellheim

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019

TABLELANDS REGIONAL COUNCIL

ETHERIDGE SHIRE COUNCIL

GREGORY DEVELOPMENTAL ROAD

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Regional Infrastructure Overlay Map

Transport Infrastructure
- State Controlled Road
- Railway Corridor
- Future Railway Corridor

Electricity Infrastructure
- Powerlink High Voltage Corridor
- Ergon High Voltage Line (above 66kV)
- Ergon Electricity Substations

Note: not all substations shown.

Aviation Infrastructure - Aviation facility
- Location
- Building Restriction Area - Zone A
- Building Restriction Area - Zone A/B
- Building Restriction Area - Area of Interest

Water Infrastructure
- Bulk Water Storage Infrastructure (Sunwater)

Other Map Layers
- Cadastral Boundary
- Local Government Boundary
- Waterway

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Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13
km

Regional Infrastructure Overlay - OM6.16 Map 1

TABLELANDS REGIONAL COUNCIL

CASSOWARY COAST REGIONAL COUNCIL

HINCHINBROOK SHIRE COUNCIL

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Regional Infrastructure Overlay Map

Transport Infrastructure
- State Controlled Road
- Railway Corridor
- Future Railway Corridor

Electricity Infrastructure
- Powerlink High Voltage Corridor
- Ergon High Voltage Line (above 66kV)
- Ergon Electricity Substations

Note: not all substations shown.

Aviation Infrastructure - Aviation facility
- Location
- Building Restriction Area - Zone A
- Building Restriction Area - Zone A/B
- Building Restriction Area - Area of Interest

Water Infrastructure
- Bulk Water Storage Infrastructure (Sunwater)

Other Map Layers
- Cadastral Boundary
- Local Government Boundary
- Waterway

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Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13
km

Regional Infrastructure Overlay - OM6.17 Map 2

TABLELANDS REGIONAL COUNCIL

CASSOWARY COAST REGIONAL COUNCIL

HINCHINBROOK SHIRE COUNCIL

TOWNSVILLE CITY COUNCIL

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Regional Infrastructure Overlay Map

Transport Infrastructure
- State Controlled Road
- Railway Corridor
- Future Railway Corridor

Electricity Infrastructure
- Powerlink High Voltage Corridor
- Ergon High Voltage Line (above 66kV)
- Ergon Electricity Substations

Note: not all substations shown.

Aviation Infrastructure - Aviation facility
- Location
- Building Restriction Area - Zone A
- Building Restriction Area - Zone A/B
- Building Restriction Area - Area of Interest

Water Infrastructure
- Bulk Water Storage Infrastructure (Sunwater)

Other Map Layers
- Cadastral Boundary
- Local Government Boundary
- Waterway

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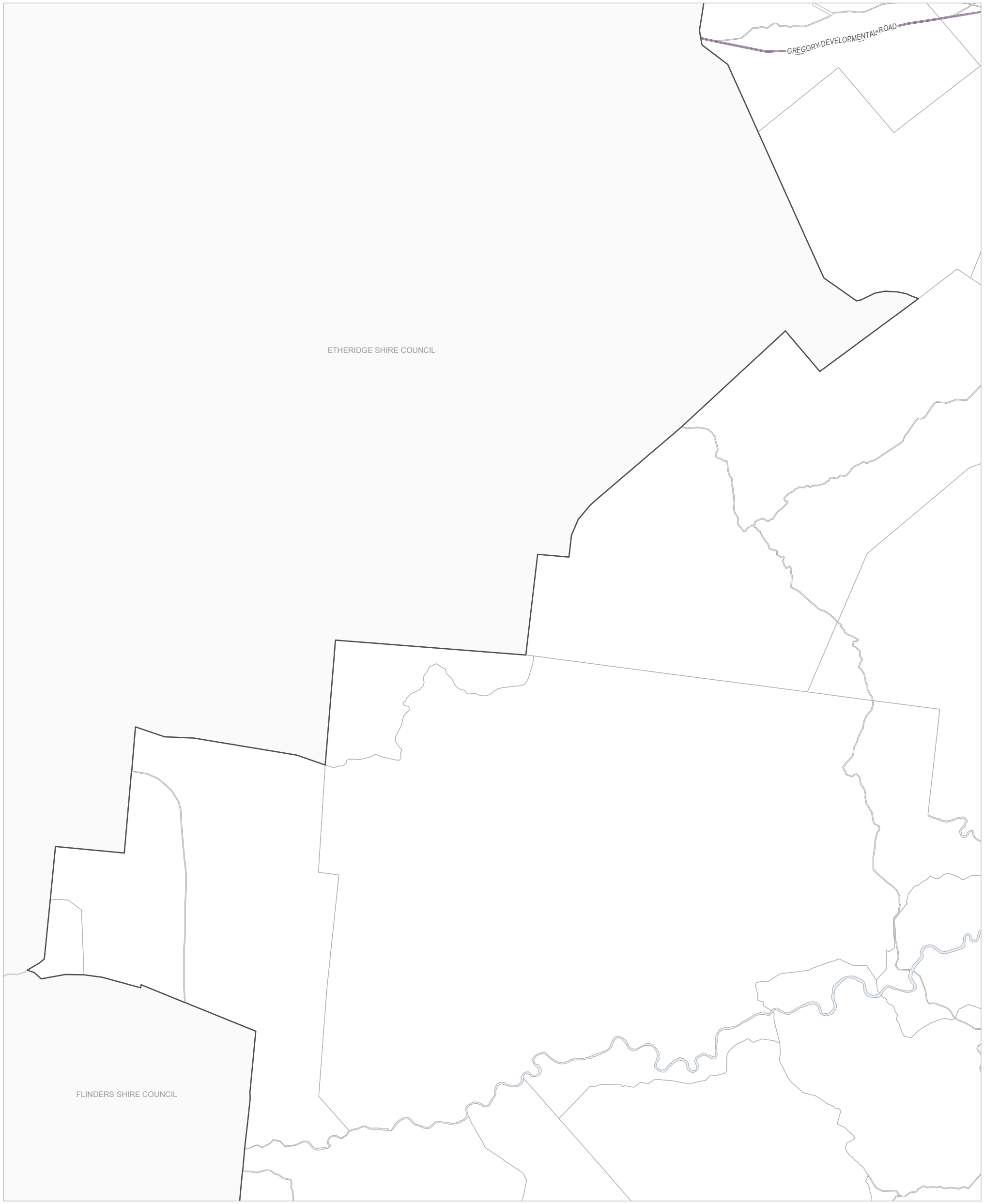
Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13
km

Regional Infrastructure Overlay - OM6.18 Map 3



CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Regional Infrastructure Overlay Map

Transport Infrastructure
- State Controlled Road
- Railway Corridor
- Future Railway Corridor

Electricity Infrastructure
- Powerlink High Voltage Corridor
- Ergon High Voltage Line (above 66kV)
- Ergon Electricity Substations

Note: not all substations shown.

Aviation Infrastructure - Aviation facility
- Location
- Building Restriction Area - Zone A
- Building Restriction Area - Zone A/B
- Building Restriction Area - Area of Interest

Water Infrastructure
- Bulk Water Storage Infrastructure (Sunwater)

Other Map Layers
- Cadastral Boundary
- Local Government Boundary
- Waterway

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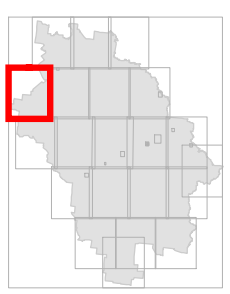
Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13
km



Regional Infrastructure Overlay - OM6.19 Map 4

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Regional Infrastructure Overlay Map

Transport Infrastructure
- State Controlled Road
- Railway Corridor
- Future Railway Corridor

Electricity Infrastructure
- Powerlink High Voltage Corridor
- Ergon High Voltage Line (above 66kV)
- Ergon Electricity Substations

Note: not all substations shown.

Aviation Infrastructure - Aviation facility
- Location
- Building Restriction Area - Zone A
- Building Restriction Area - Zone A/B
- Building Restriction Area - Area of Interest

Water Infrastructure
- Bulk Water Storage Infrastructure (Sunwater)

Other Map Layers
- Cadastral Boundary
- Local Government Boundary
- Waterway

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Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13
km

Regional Infrastructure Overlay - OM6.20 Map 5

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Regional Infrastructure Overlay Map

Transport Infrastructure
- State Controlled Road
- Railway Corridor
- Future Railway Corridor

Electricity Infrastructure
- Powerlink High Voltage Corridor
- Ergon High Voltage Line (above 66kV)
- Ergon Electricity Substations

Note: not all substations shown.

Aviation Infrastructure - Aviation facility
- Location
- Building Restriction Area - Zone A
- Building Restriction Area - Zone A/B
- Building Restriction Area - Area of Interest

Water Infrastructure
- Bulk Water Storage Infrastructure (Sunwater)

Other Map Layers
- Cadastral Boundary
- Local Government Boundary
- Waterway

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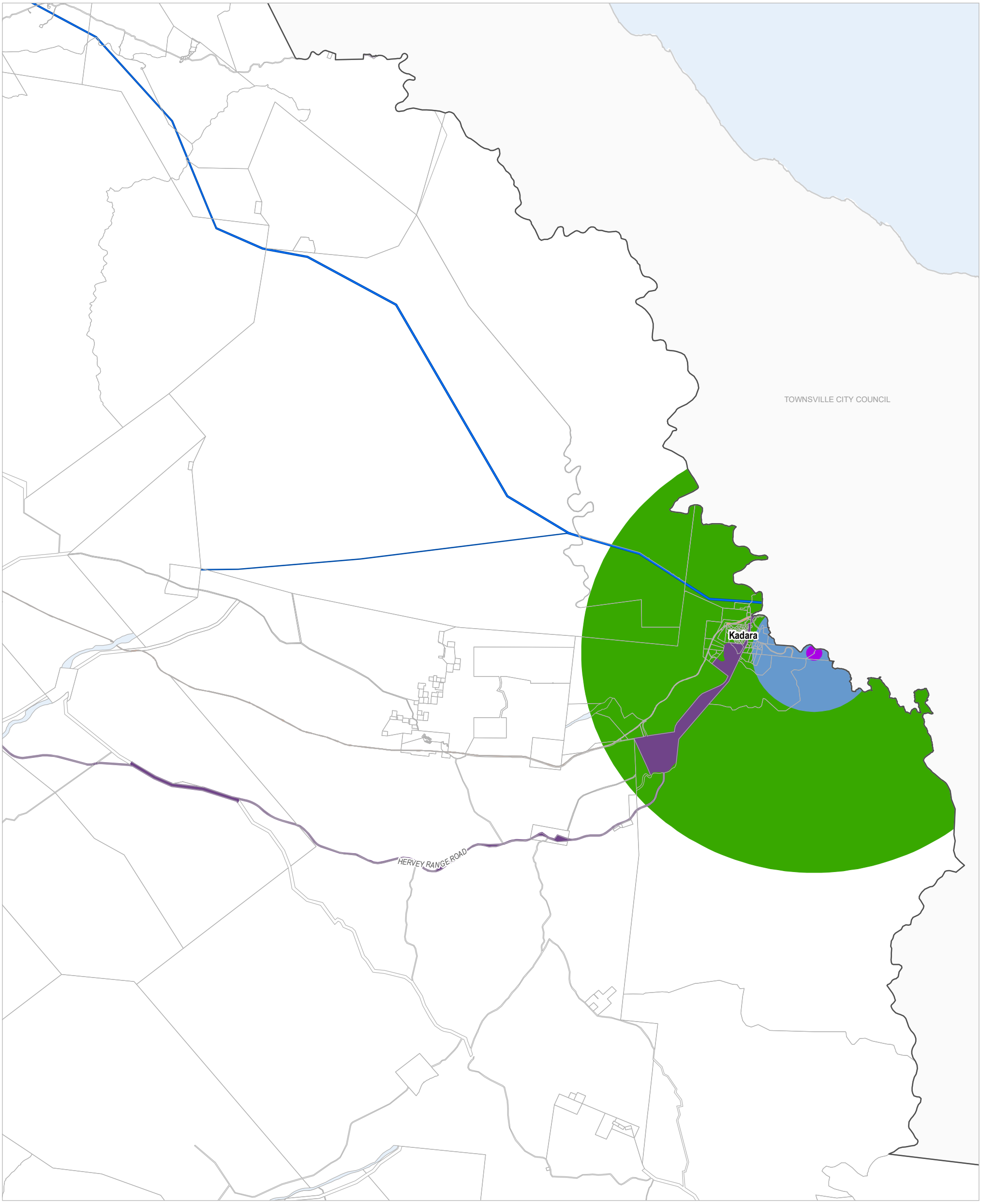
Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13
km

Regional Infrastructure Overlay - OM6.21 Map 6



CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Regional Infrastructure Overlay Map

Transport Infrastructure
- State Controlled Road
- Railway Corridor
- Future Railway Corridor

Electricity Infrastructure
- Powerlink High Voltage Corridor
- Ergon High Voltage Line (above 66kV)
- Ergon Electricity Substations

Note: not all substations shown.

Aviation Infrastructure - Aviation facility
- Location
- Building Restriction Area - Zone A
- Building Restriction Area - Zone A/B
- Building Restriction Area - Area of Interest

Water Infrastructure
- Bulk Water Storage Infrastructure (Sunwater)

Other Map Layers
- Cadastral Boundary
- Local Government Boundary
- Waterway

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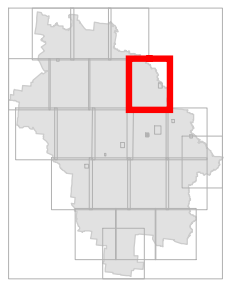
Geocentric Datum of Australia (GDA94)

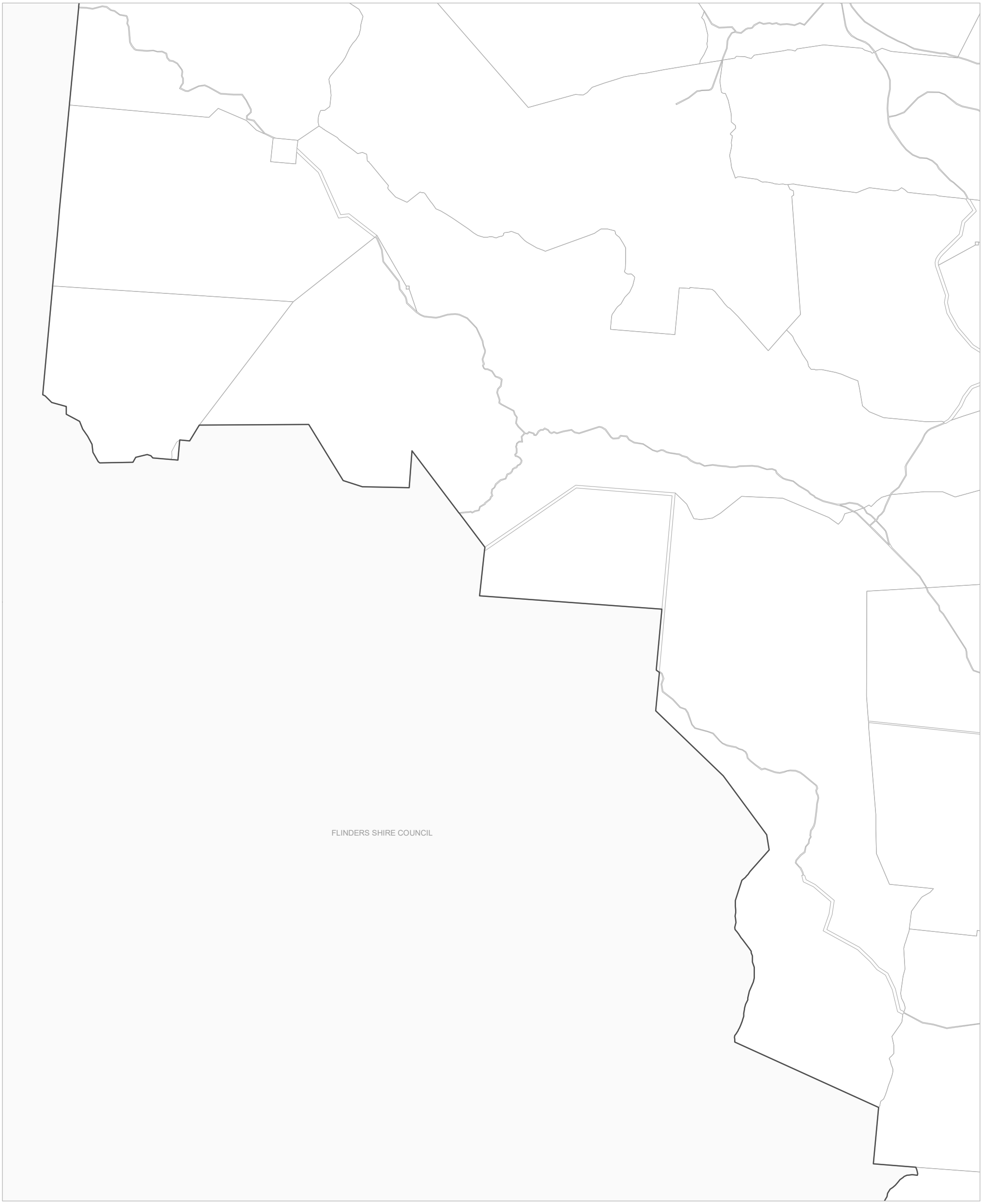
3/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13
km



Regional Infrastructure Overlay - OM6.22 Map 7



CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Regional Infrastructure Overlay Map

Transport Infrastructure
- State Controlled Road
- Railway Corridor
- Future Railway Corridor

Electricity Infrastructure
- Powerlink High Voltage Corridor
- Ergon High Voltage Line (above 66kV)
- Ergon Electricity Substations

Note: not all substations shown.

Aviation Infrastructure - Aviation facility
- Location
- Building Restriction Area - Zone A
- Building Restriction Area - Zone A/B
- Building Restriction Area - Area of Interest

Water Infrastructure
- Bulk Water Storage Infrastructure (Sunwater)

Other Map Layers
- Cadastral Boundary
- Local Government Boundary
- Waterway

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Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13
km

Regional Infrastructure Overlay - OM6.23 Map 8

FLINDERS SHIRE COUNCIL

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Regional Infrastructure Overlay Map

Transport Infrastructure
- State Controlled Road
- Railway Corridor
- Future Railway Corridor

Electricity Infrastructure
- Powerlink High Voltage Corridor
- Ergon High Voltage Line (above 66kV)
- Ergon Electricity Substations

Note: not all substations shown.

Aviation Infrastructure - Aviation facility
- Location
- Building Restriction Area - Zone A
- Building Restriction Area - Zone A/B
- Building Restriction Area - Area of Interest

Water Infrastructure
- Bulk Water Storage Infrastructure (Sunwater)

Other Map Layers
- Cadastral Boundary
- Local Government Boundary
- Waterway

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Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13
km

Regional Infrastructure Overlay - OM6.24 Map 9

GREGORY DEVELOPMENTAL ROAD

Balfes Creek

FLINDERS HIGHWAY

Homestead

FLINDERS HIGHWAY

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Regional Infrastructure Overlay Map

Transport Infrastructure
- State Controlled Road
- Railway Corridor
- Future Railway Corridor

Electricity Infrastructure
- Powerlink High Voltage Corridor
- Ergon High Voltage Line (above 66kV)
- Ergon Electricity Substations

Note: not all substations shown.

Aviation Infrastructure - Aviation facility
- Location
- Building Restriction Area - Zone A
- Building Restriction Area - Zone A/B
- Building Restriction Area - Area of Interest

Water Infrastructure
- Bulk Water Storage Infrastructure (Sunwater)

Other Map Layers
- Cadastral Boundary
- Local Government Boundary
- Waterway

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Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13
km

Regional Infrastructure Overlay - OM6.25 Map 10

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Regional Infrastructure Overlay Map

Transport Infrastructure
- State Controlled Road
- Railway Corridor
- Future Railway Corridor

Electricity Infrastructure
- Powerlink High Voltage Corridor
- Ergon High Voltage Line (above 66kV)
- Ergon Electricity Substations

Note: not all substations shown.

Aviation Infrastructure - Aviation facility
- Location
- Building Restriction Area - Zone A
- Building Restriction Area - Zone A/B
- Building Restriction Area - Area of Interest

Water Infrastructure
- Bulk Water Storage Infrastructure (Sunwater)

Other Map Layers
- Cadastral Boundary
- Local Government Boundary
- Waterway

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Geocentric Datum of Australia (GDA94)

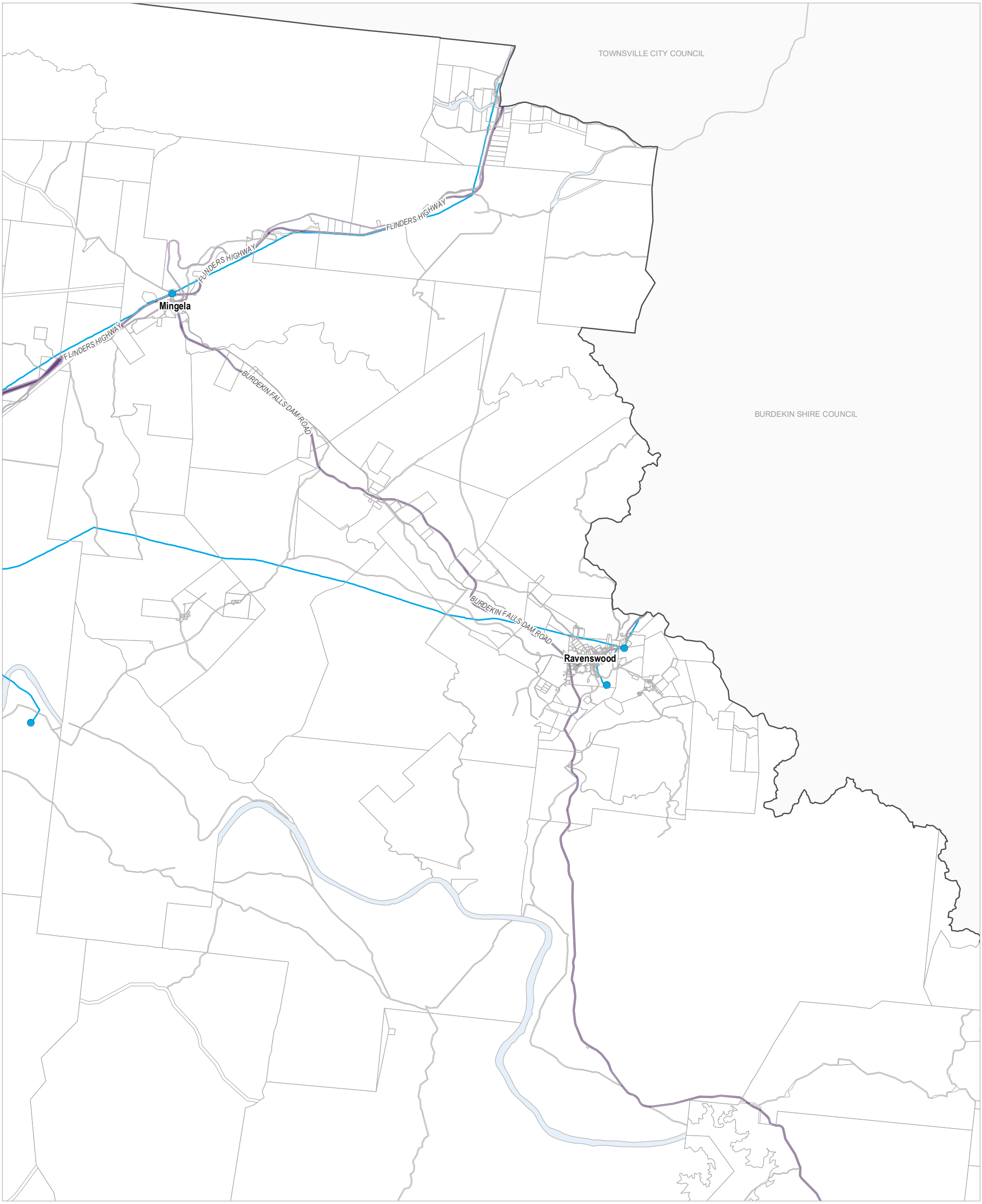
3/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13
km

Regional Infrastructure Overlay - OM6.26 Map 11

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019



CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Regional Infrastructure Overlay Map

Transport Infrastructure
- State Controlled Road
- Railway Corridor
- Future Railway Corridor

Electricity Infrastructure
- Powerlink High Voltage Corridor
- Ergon High Voltage Line (above 66kV)
- Ergon Electricity Substations

Note: not all substations shown.

Aviation Infrastructure - Aviation facility
- Location
- Building Restriction Area - Zone A
- Building Restriction Area - Zone A/B
- Building Restriction Area - Area of Interest

Water Infrastructure
- Bulk Water Storage Infrastructure (Sunwater)

Other Map Layers
- Cadastral Boundary
- Local Government Boundary
- Waterway

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Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13
km

Regional Infrastructure Overlay - OM6.27
Map 12

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019

BURDEKIN SHIRE COUNCIL

BURDEKIN FALLS DAM ROAD

WHITSUNDAY REGIONAL COUNCIL

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Regional Infrastructure Overlay Map

Transport Infrastructure
- State Controlled Road
- Railway Corridor
- Future Railway Corridor

Electricity Infrastructure
- Powerlink High Voltage Corridor
- Ergon High Voltage Line (above 66kV)
- Ergon Electricity Substations

Note: not all substations shown.

Aviation Infrastructure - Aviation facility
- Location
- Building Restriction Area - Zone A
- Building Restriction Area - Zone A/B
- Building Restriction Area - Area of Interest

Water Infrastructure
- Bulk Water Storage Infrastructure (Sunwater)

Other Map Layers
- Cadastral Boundary
- Local Government Boundary
- Waterway

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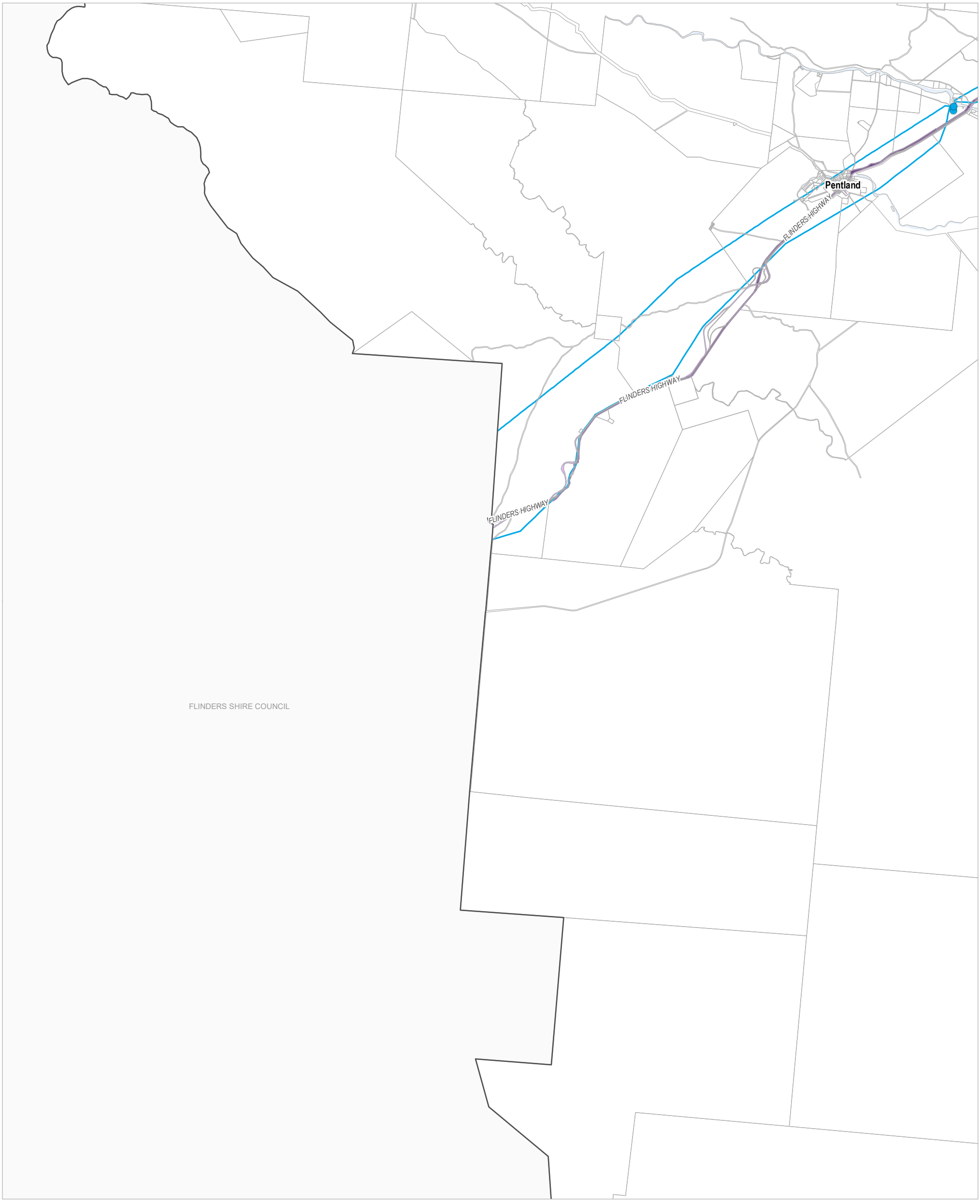
Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13
km

Regional Infrastructure Overlay - OM6.28
Map 13



CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Regional Infrastructure Overlay Map

Transport Infrastructure
- State Controlled Road
- Railway Corridor
- Future Railway Corridor

Electricity Infrastructure
- Powerlink High Voltage Corridor
- Ergon High Voltage Line (above 66kV)
- Ergon Electricity Substations

Note: not all substations shown.

Aviation Infrastructure - Aviation facility
- Location
- Building Restriction Area - Zone A
- Building Restriction Area - Zone A/B
- Building Restriction Area - Area of Interest

Water Infrastructure
- Bulk Water Storage Infrastructure (Sunwater)

Other Map Layers
- Cadastral Boundary
- Local Government Boundary
- Waterway

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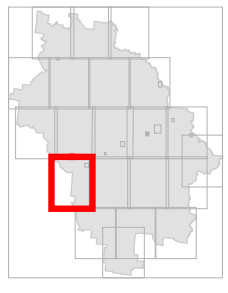
3/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13
km



Regional Infrastructure Overlay - OM6.29
Map 14

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019

CHARTERS TOWERS
REGIONAL COUNCIL

Charters Towers Regional Town Plan Regional Infrastructure Overlay Map

Transport Infrastructure
- State Controlled Road
- Railway Corridor
- Future Railway Corridor

Electricity Infrastructure
- Powerlink High Voltage Corridor
- Ergon High Voltage Line (above 66kV)
- Ergon Electricity Substations

Note: not all substations shown.

Aviation Infrastructure - Aviation facility
- Location
- Building Restriction Area - Zone A
- Building Restriction Area - Zone A/B
- Building Restriction Area - Area of Interest

Water Infrastructure
- Bulk Water Storage Infrastructure (Sunwater)

Other Map Layers
- Cadastral Boundary
- Local Government Boundary
- Waterway

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Refer to State Goverment mapping for the latest version of the overlay if applicable.

Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13
km

Regional Infrastructure Overlay - OM6.30
Map 15

GREGORY DEVELOPMENTAL ROAD

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Regional Infrastructure Overlay Map

Transport Infrastructure
- State Controlled Road
- Railway Corridor
- Future Railway Corridor

Electricity Infrastructure
- Powerlink High Voltage Corridor
- Ergon High Voltage Line (above 66kV)
- Ergon Electricity Substations

Note: not all substations shown.

Aviation Infrastructure - Aviation facility
- Location
- Building Restriction Area - Zone A
- Building Restriction Area - Zone A/B
- Building Restriction Area - Area of Interest

Water Infrastructure
- Bulk Water Storage Infrastructure (Sunwater)

Other Map Layers
- Cadastral Boundary
- Local Government Boundary
- Waterway

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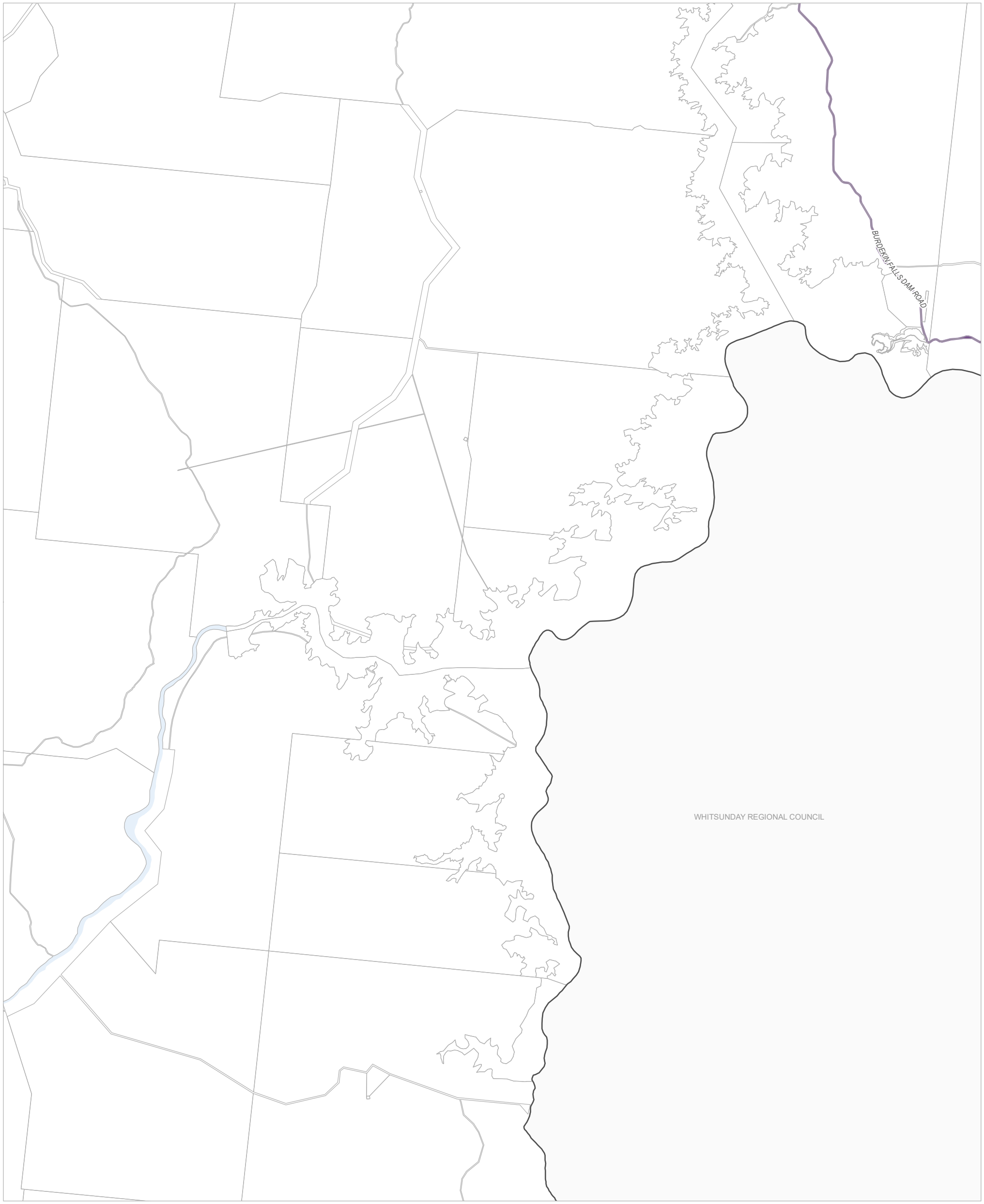
Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13
km

Regional Infrastructure Overlay - OM6.31
Map 16



CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Regional Infrastructure Overlay Map

Transport Infrastructure
- State Controlled Road
- Railway Corridor
- Future Railway Corridor

Electricity Infrastructure
- Powerlink High Voltage Corridor
- Ergon High Voltage Line (above 66kV)
- Ergon Electricity Substations

Note: not all substations shown.

Aviation Infrastructure - Aviation facility
- Location
- Building Restriction Area - Zone A
- Building Restriction Area - Zone A/B
- Building Restriction Area - Area of Interest

Water Infrastructure
- Bulk Water Storage Infrastructure (Sunwater)

Other Map Layers
- Cadastral Boundary
- Local Government Boundary
- Waterway

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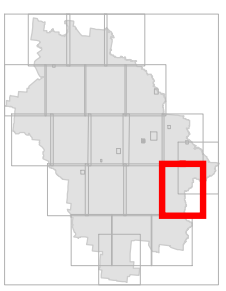
Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13
km



Regional Infrastructure Overlay - OM6.32
Map 17

FLINDERS SHIRE COUNCIL

BARCALDINE REGIONAL COUNCIL

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Regional Infrastructure Overlay Map

Transport Infrastructure
- State Controlled Road
- Railway Corridor
- Future Railway Corridor

Electricity Infrastructure
- Powerlink High Voltage Corridor
- Ergon High Voltage Line (above 66kV)
- Ergon Electricity Substations

Note: not all substations shown.

Aviation Infrastructure - Aviation facility
- Location
- Building Restriction Area - Zone A
- Building Restriction Area - Zone A/B
- Building Restriction Area - Area of Interest

Water Infrastructure
- Bulk Water Storage Infrastructure (Sunwater)

Other Map Layers
- Cadastral Boundary
- Local Government Boundary
- Waterway

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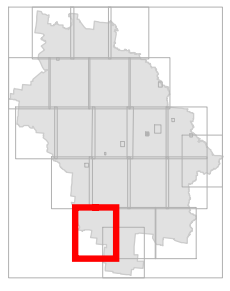
Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13
km



Regional Infrastructure Overlay - OM6.33
Map 18

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Regional Infrastructure Overlay Map

Transport Infrastructure
- State Controlled Road
- Railway Corridor
- Future Railway Corridor

Electricity Infrastructure
- Powerlink High Voltage Corridor
- Ergon High Voltage Line (above 66kV)
- Ergon Electricity Substations

Note: not all substations shown.

Aviation Infrastructure - Aviation facility
- Location
- Building Restriction Area - Zone A
- Building Restriction Area - Zone A/B
- Building Restriction Area - Area of Interest

Water Infrastructure
- Bulk Water Storage Infrastructure (Sunwater)

Other Map Layers
- Cadastral Boundary
- Local Government Boundary
- Waterway

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Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13
km

Regional Infrastructure Overlay - OM6.34 Map 19

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Regional Infrastructure Overlay Map

Transport Infrastructure
- State Controlled Road
- Railway Corridor
- Future Railway Corridor

Electricity Infrastructure
- Powerlink High Voltage Corridor
- Ergon High Voltage Line (above 66kV)
- Ergon Electricity Substations

Note: not all substations shown.

Aviation Infrastructure - Aviation facility
- Location
- Building Restriction Area - Zone A
- Building Restriction Area - Zone A/B
- Building Restriction Area - Area of Interest

Water Infrastructure
- Bulk Water Storage Infrastructure (Sunwater)

Other Map Layers
- Cadastral Boundary
- Local Government Boundary
- Waterway

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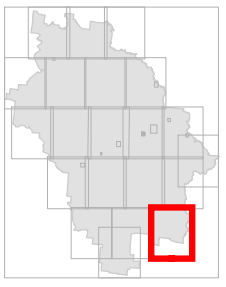
Refer to State Goverment mapping for the latest version of the overlay if applicable.

Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13
km



Regional Infrastructure Overlay - OM6.35
Map 20

ISAAC REGIONAL COUNCIL

BARCALDINE REGIONAL COUNCIL

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Regional Infrastructure Overlay Map

Transport Infrastructure
- State Controlled Road
- Railway Corridor
- Future Railway Corridor

Electricity Infrastructure
- Powerlink High Voltage Corridor
- Ergon High Voltage Line (above 66kV)
- Ergon Electricity Substations

Note: not all substations shown.

Aviation Infrastructure - Aviation facility
- Location
- Building Restriction Area - Zone A
- Building Restriction Area - Zone A/B
- Building Restriction Area - Area of Interest

Water Infrastructure
- Bulk Water Storage Infrastructure (Sunwater)

Other Map Layers
- Cadastral Boundary
- Local Government Boundary
- Waterway

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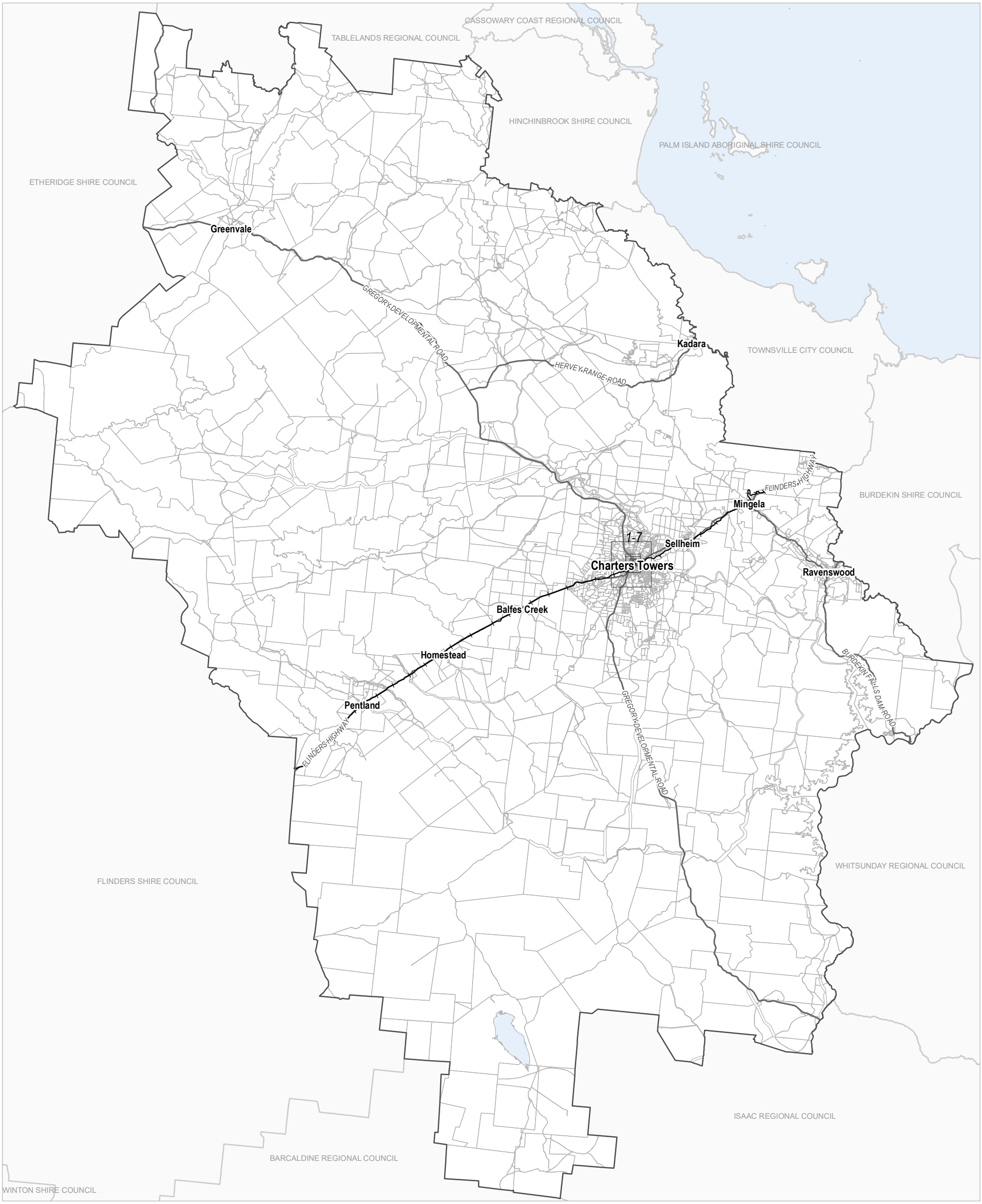
Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13
km

Regional Infrastructure Overlay - OM6.36
Map 21



CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Building Character Overlay Map

Builing Character Areas

- Builing Character Places

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Major Roads
- Railway Network

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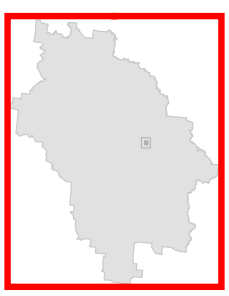
Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:1,300,000

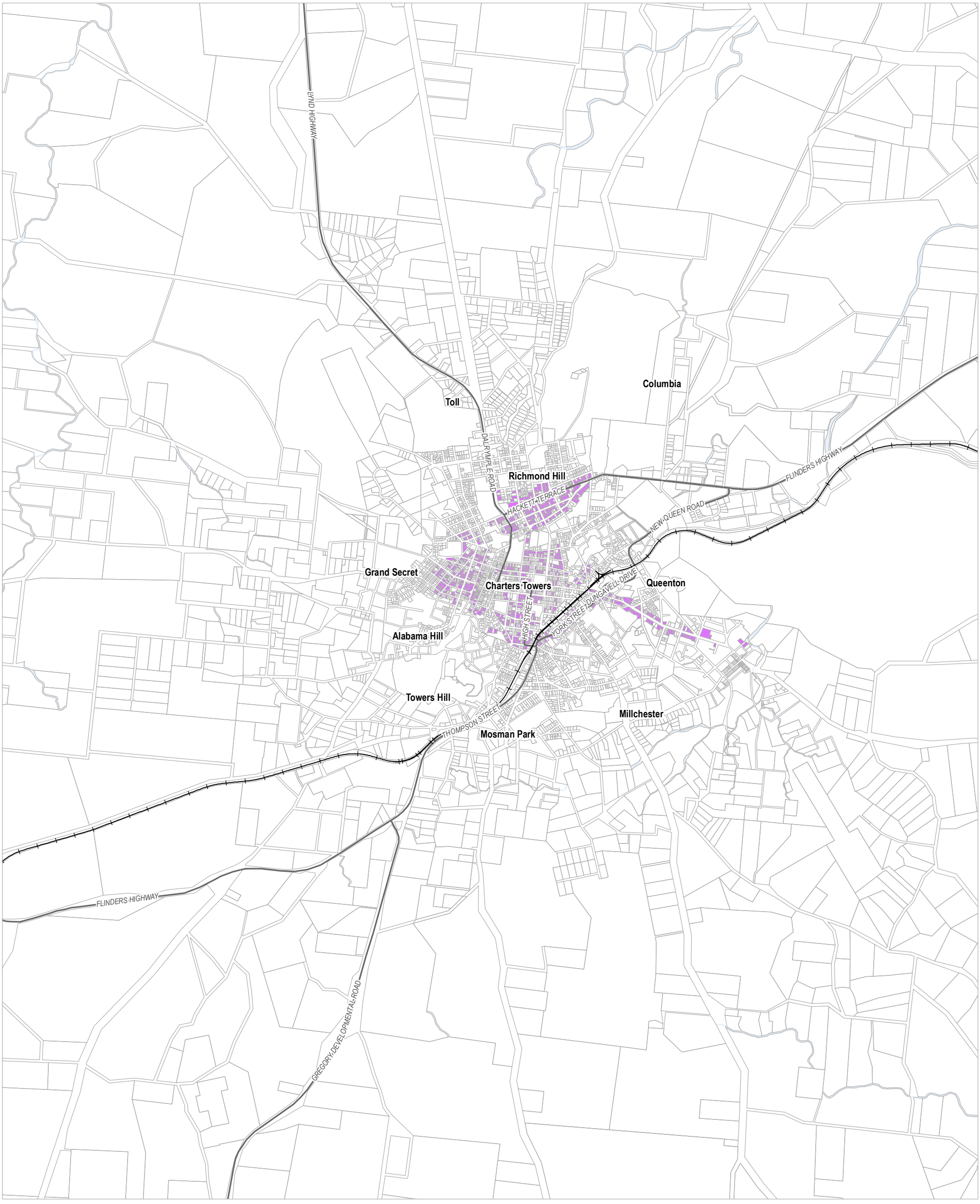
0 30 60

km



Building Character Overlay - OM7.0 Region

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019



CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Building Character Overlay Map

Builing Character Areas

- Builing Character Places

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Major Roads
- Railway Network

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Geocentric Datum of Australia (GDA94)

3/07/2019

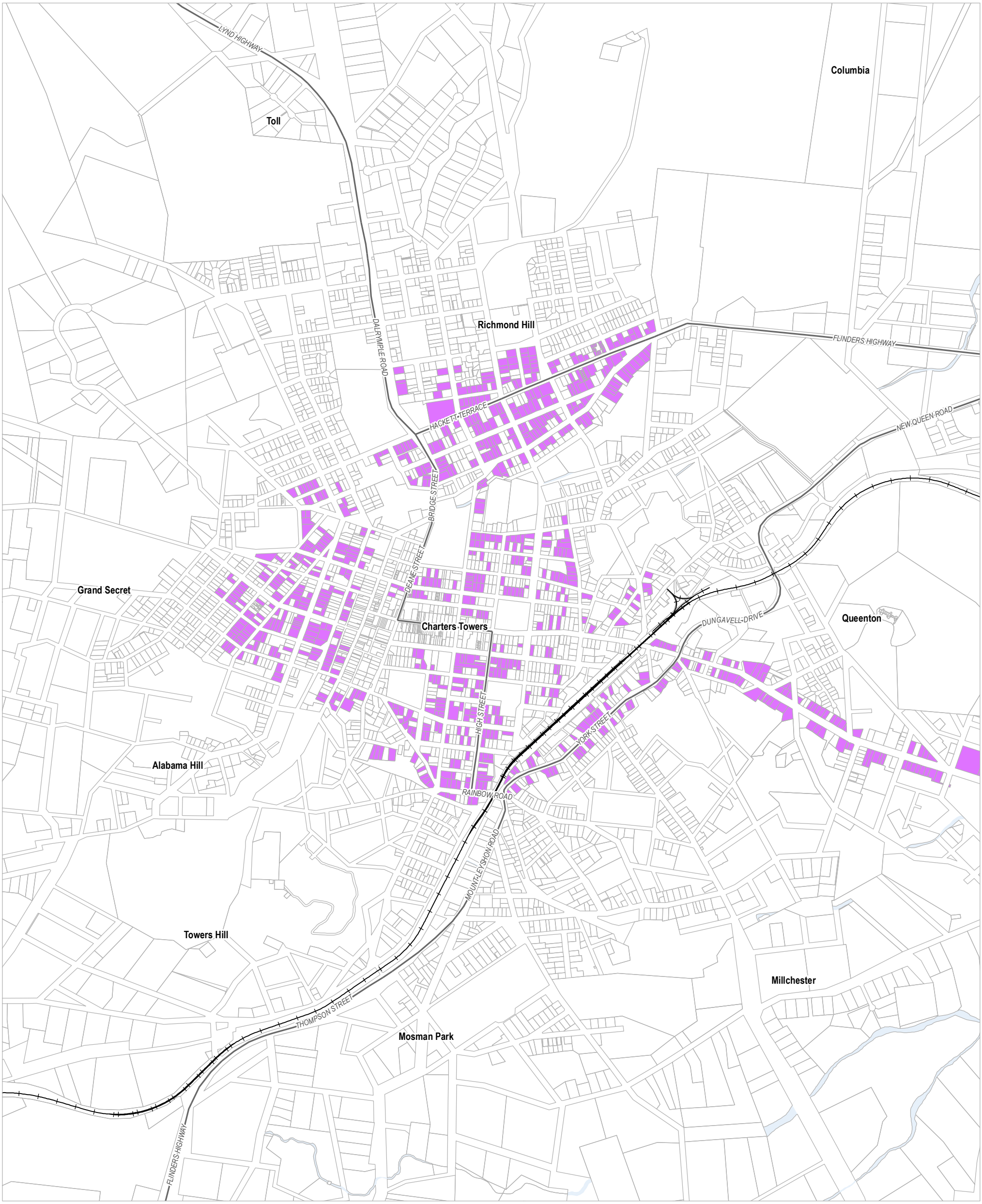
Approx Scale @ A3 1:55,000

0 1.5 3

km

Building Character Overlay - OM7.1
Charters Towers and Surrounds

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019



CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Building Character Overlay Map

Builing Character Areas

- Builing Character Places

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Major Roads
- Railway Network

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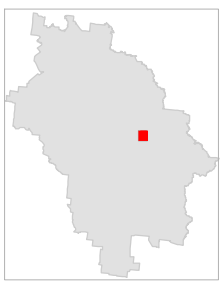
Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:20,000

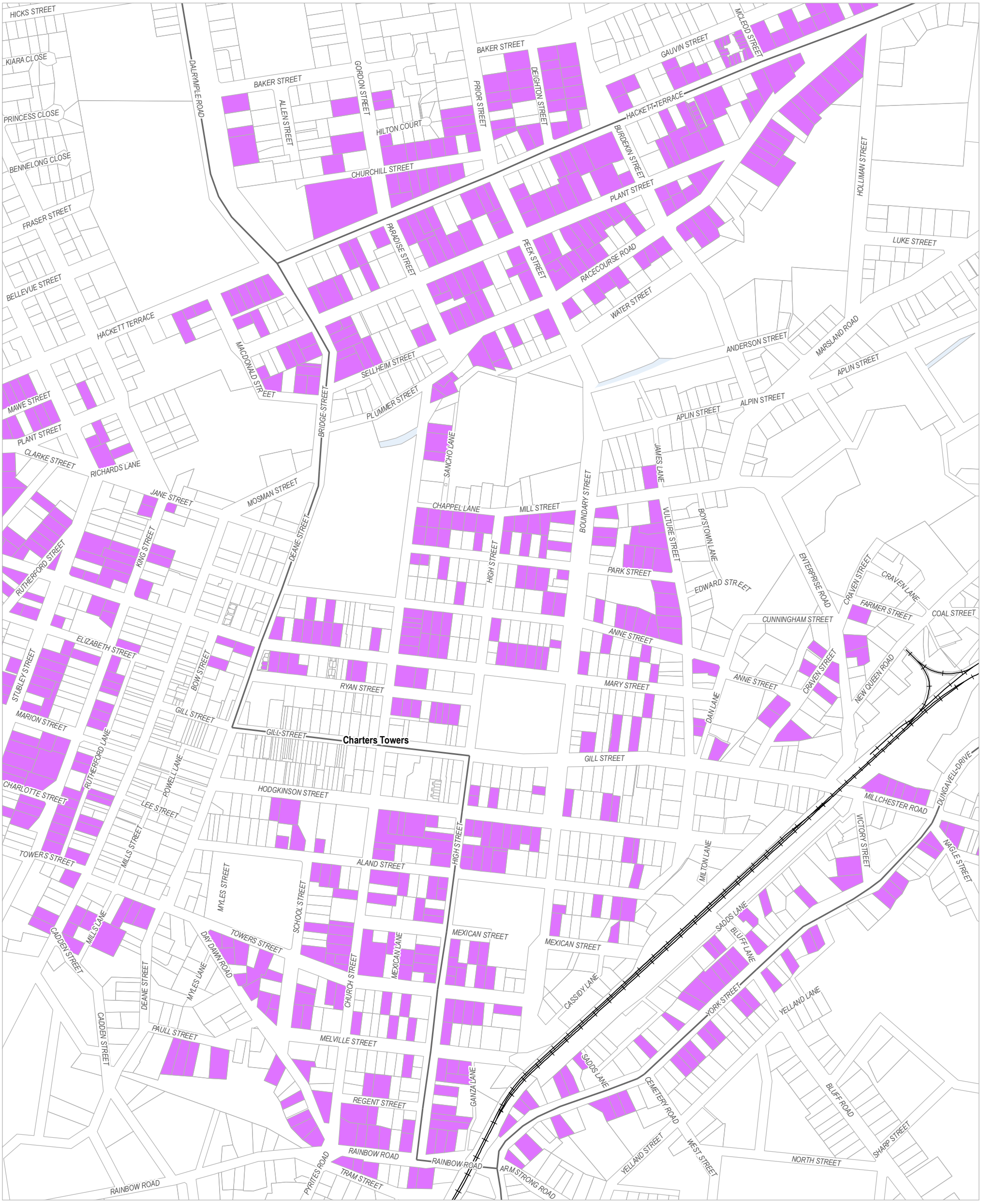
0 0.55 1.1

km



Building Character Overlay - OM7.2
Charters Towers Urban Area

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019



CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Building Character Overlay Map

Builing Character Areas

- Builing Character Places

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Major Roads
- Railway Network

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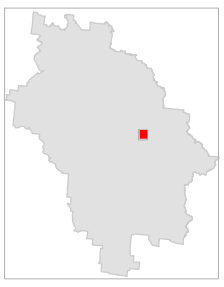
Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:8,000

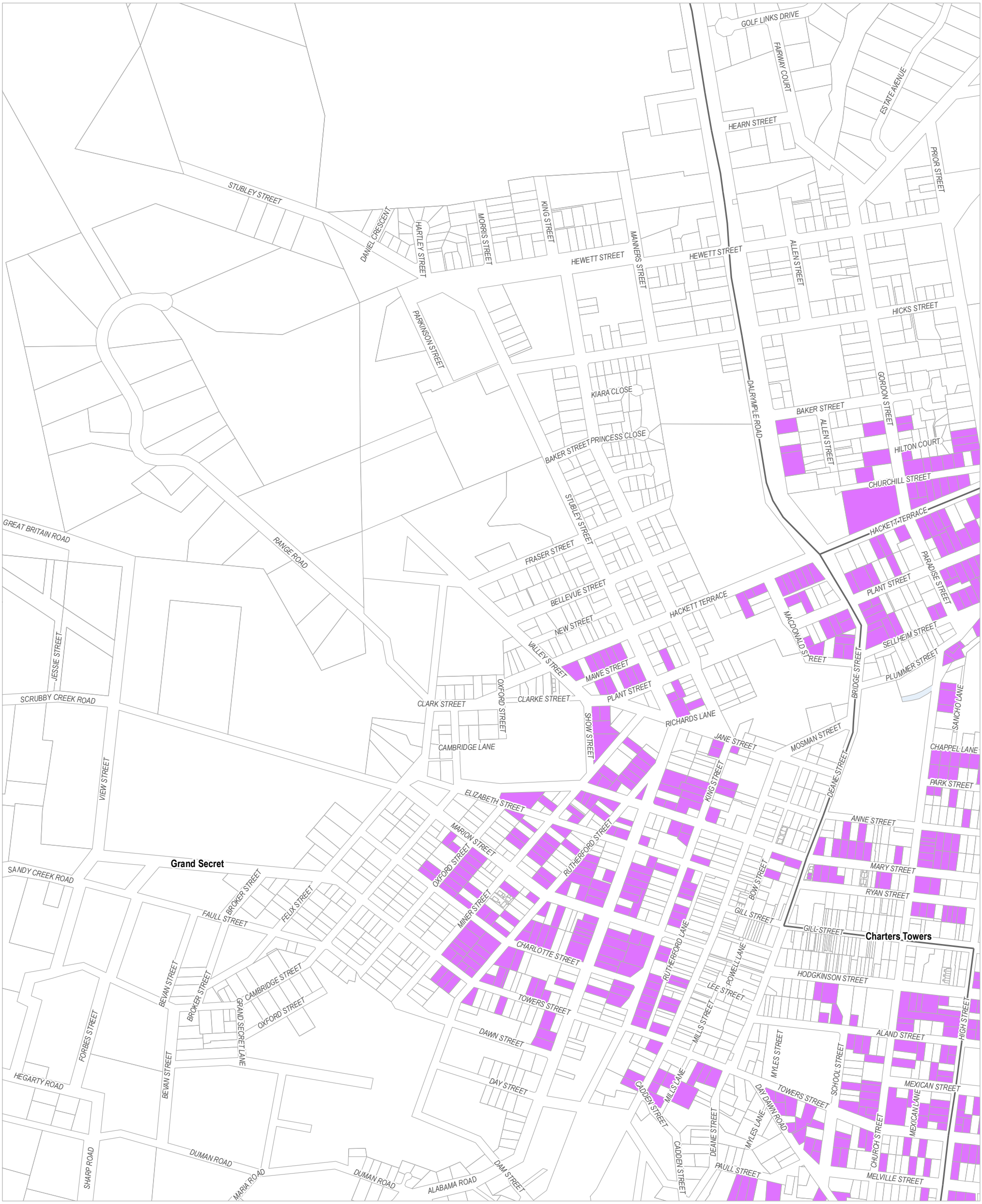
0 0.2 0.4

km



Building Character Overlay - OM7.3
Charters Towers Centre

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019



CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Building Character Overlay Map

Buiding Character Areas

- Buiding Character Places

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Major Roads
- Railway Network

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Geocentric Datum of Australia (GDA94)

3/07/2019

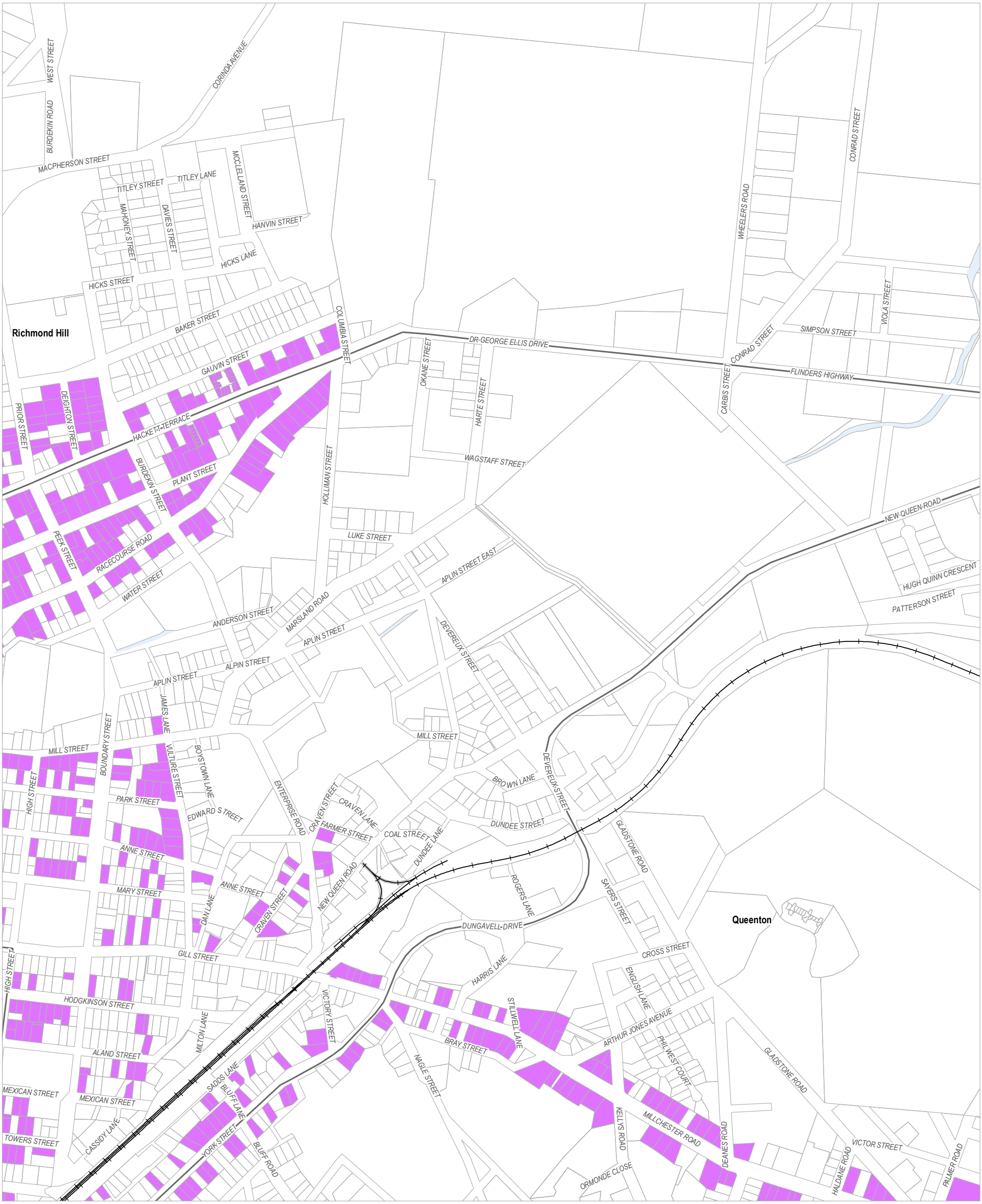
Approx Scale @ A3 1:10,000

0 0.25 0.5

km

Building Character Overlay - OM7.4
Charters Towers Inset 1

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019



CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Building Character Overlay Map

Builing Character Areas

- Builing Character Places

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Major Roads
- Railway Network

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Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:10,000

0 0.25 0.5

km

Building Character Overlay - OM7.5
Charters Towers Inset 2

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Building Character Overlay Map

Builing Character Areas

- Builing Character Places

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Major Roads
- Railway Network

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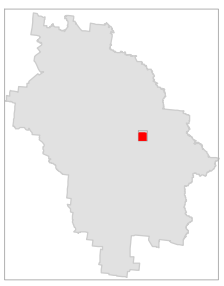
Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:10,000

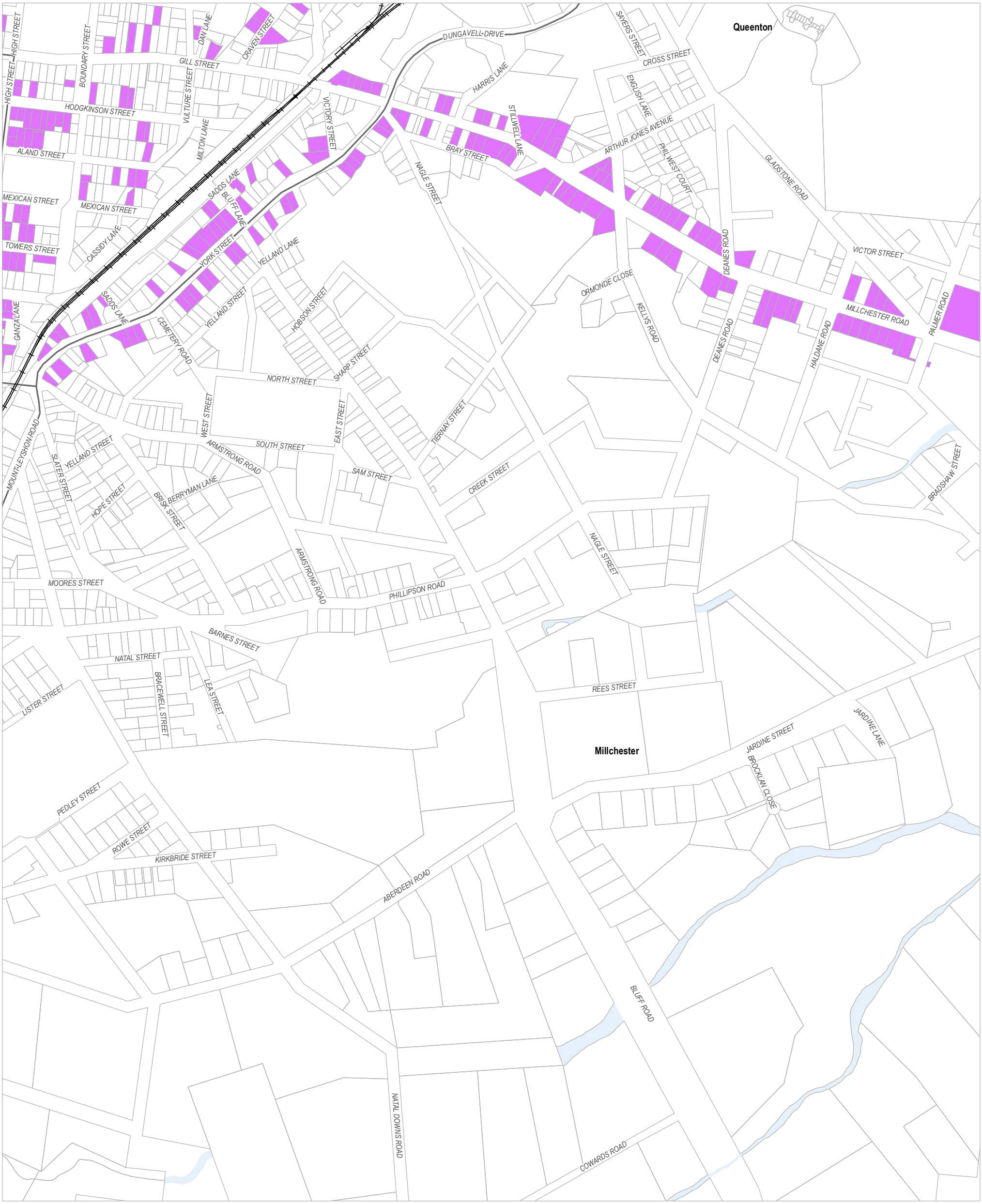
0 0.25 0.5

km



Building Character Overlay - OM7.6 Charters Towers Inset 3

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019



CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Building Character Overlay Map

Builing Character Areas

- Builing Character Places

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- Major Roads
- Railway Network

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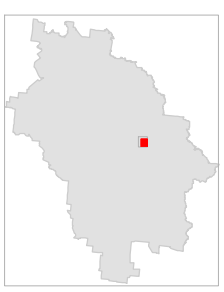
Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:10,000

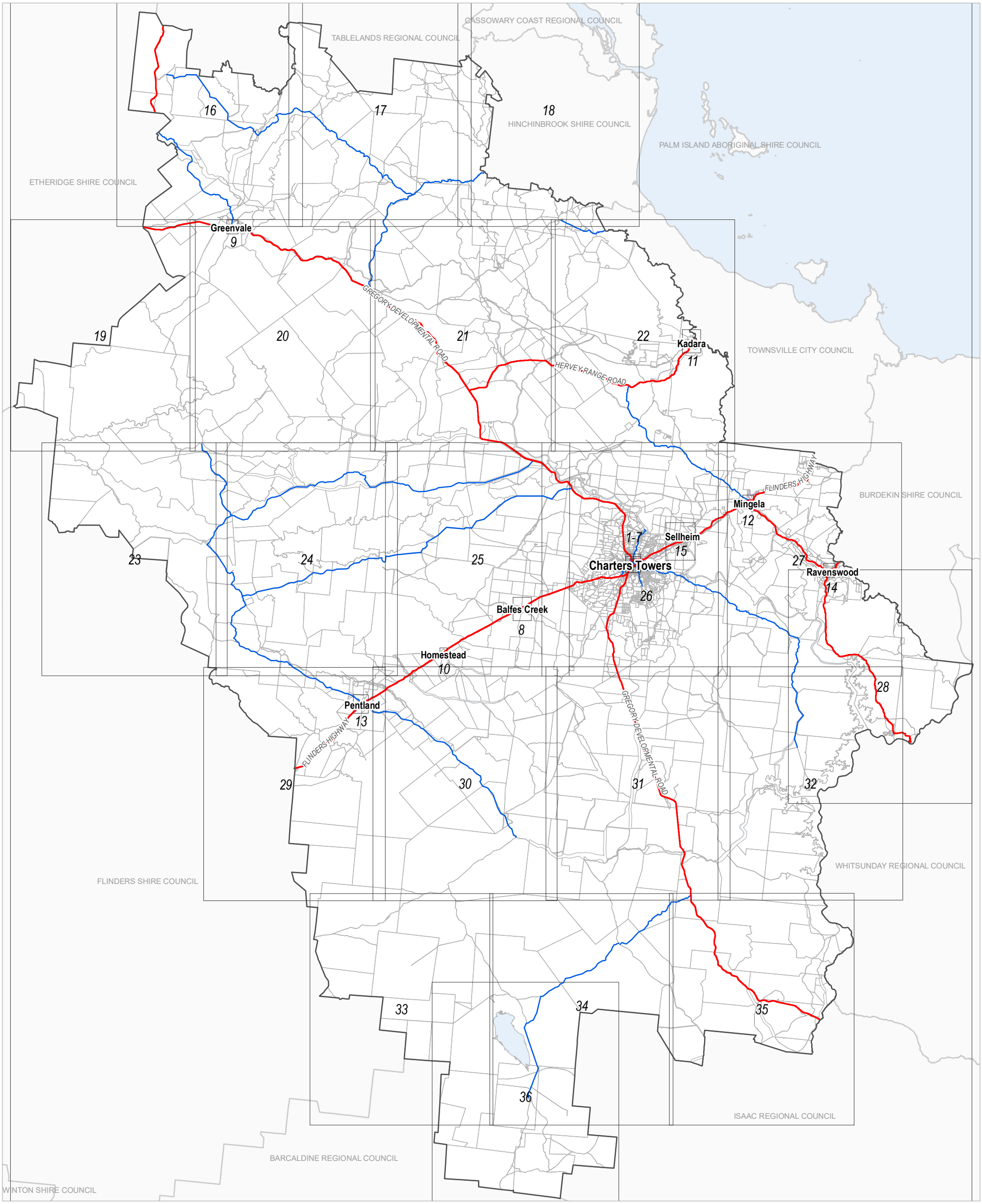
0 0.25 0.5

km



Building Character Overlay - OM7.7
Charters Towers Inset 4

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019



CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Transport Noise Corridor and Road Hierarchy Advisory Map

Transport Noise Corridor - Railway

- Category 1 - 70 dB (A)
- Category 2 - 75 dB (A)
- Category 3 - 80 dB (A)
- Category 4 - 85 dB (A)

Transport Noise Corridor - State-Controlled Road (Mandatory)

- Category 0: Noise Level < 58 dB(A)
- Category 1: 58 dB(A) =< Noise Level < 63 dB(A)
- Category 2: 63 dB(A) < Noise Level < 68 dB(A)
- Category 3: 68 dB(A) =< Noise Level < 73 dB(A)
- Category 4: Noise Level >= 73 dB(A)

Transport Noise Corridor - State-Controlled Road (Voluntary)

- Category 0: Noise Level < 58 dB(A)
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- Category 3: 68 dB(A) =< Noise Level < 73 dB(A)
- Category 4: Noise Level >= 73 dB(A)

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- State-Controlled Road
- Arterial Road

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Cadastral boundaries as at June 2019 sourced from QSpatial.
Transport Noise Corridors as at February 2018 supplied by Department of Transport and Main Roads.

Refer to State Goverment mapping for the latest version of the overlay if applicable.

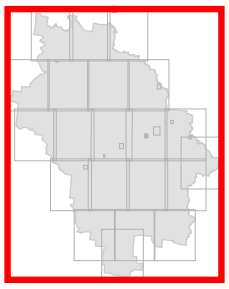
Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:1,300,000

0 30 60

km



Transport Noise Corridor and Road Hierarchy - AM1.0 Region

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019

LYND HIGHWAY
Toll
Columbia
DALRYMPLE ROAD
Richmond Hill
HACKETT TERRACE
FLINDERS HIGHWAY
NEW QUEEN ROAD
Grand Secret
Charters Towers
HIGH STREET
YORK STREET
DUNGAVEL DRIVE
Queenton
Alabama Hill
Towers Hill
THOMPSON STREET
Millchester
Mosman Park
FLINDERS HIGHWAY
GREGORY DEVELOPMENTAL ROAD

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Transport Noise Corridor and Road Hierarchy Advisory Map

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- Category 2: 63 dB(A) < Noise Level < 68 dB(A)
- Category 3: 68 dB(A) =< Noise Level < 73 dB(A)
- Category 4: Noise Level >= 73 dB(A)

Other Map Layers
- Cadastral Boundary
- Local Government Boundary
- Waterway
- State-Controlled Road
- Arterial Road

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Transport Noise Corridors as at February 2018 supplied by Department of Transport and Main Roads.

Refer to State Goverment mapping for the latest version of the overlay if applicable.

Geocentric Datum of Australia (GDA94)

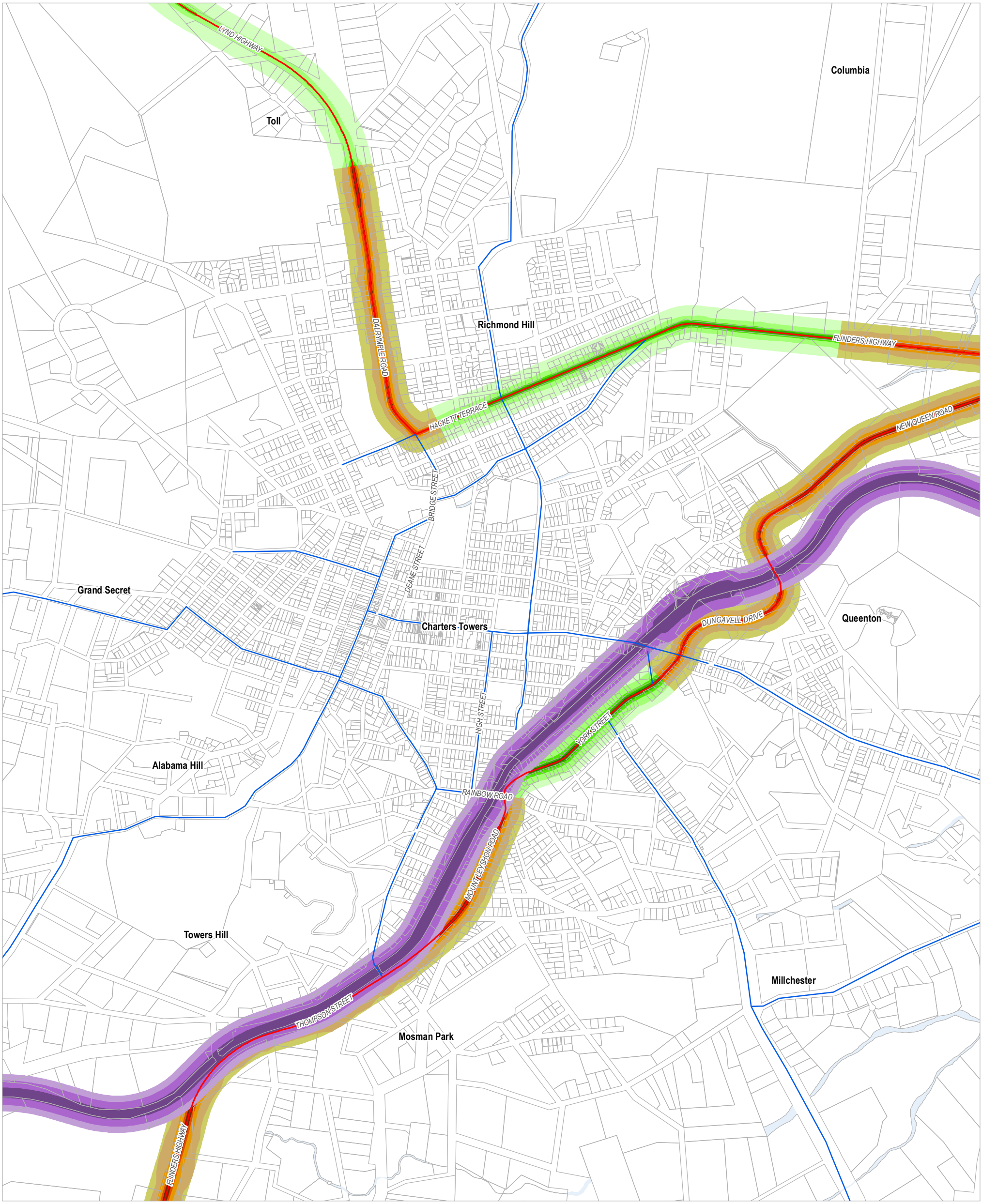
3/07/2019

Approx Scale @ A3 1:55,000

0 1.5 3
km

Transport Noise Corridor and Road Hierarchy - AM1.1 Charters Towers and Surrounds

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019



CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Transport Noise Corridor and Road Hierarchy Advisory Map

Transport Noise Corridor - Railway
- Category 1 - 70 dB (A)
- Category 2 - 75 dB (A)
- Category 3 - 80 dB (A)
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Transport Noise Corridor - State-Controlled Road (Mandatory)
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Transport Noise Corridor - State-Controlled Road (Voluntary)
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- Category 2: 63 dB(A) < Noise Level < 68 dB(A)
- Category 3: 68 dB(A) =< Noise Level < 73 dB(A)
- Category 4: Noise Level >= 73 dB(A)

Other Map Layers
- Cadastral Boundary
- Local Government Boundary
- Waterway
- State-Controlled Road
- Arterial Road

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Transport Noise Corridors as at February 2018 supplied by Department of Transport and Main Roads.

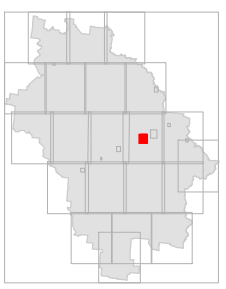
Refer to State Goverment mapping for the latest version of the overlay if applicable.

Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:20,000

0 0.55 1.1
km



Transport Noise Corridor and Road Hierarchy - AM1.2 Charters Towers Urban Area

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Transport Noise Corridor and Road Hierarchy Advisory Map

Transport Noise Corridor - Railway

- Category 1 - 70 dB (A)
- Category 2 - 75 dB (A)
- Category 3 - 80 dB (A)
- Category 4 - 85 dB (A)

Transport Noise Corridor - State-Controlled Road (Mandatory)

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- Category 1: 58 dB(A) =< Noise Level < 63 dB(A)
- Category 2: 63 dB(A) < Noise Level < 68 dB(A)
- Category 3: 68 dB(A) =< Noise Level < 73 dB(A)
- Category 4: Noise Level >= 73 dB(A)

Transport Noise Corridor - State-Controlled Road (Voluntary)

- Category 0: Noise Level < 58 dB(A)
- Category 1: 58 dB(A) =< Noise Level < 63 dB(A)
- Category 2: 63 dB(A) < Noise Level < 68 dB(A)
- Category 3: 68 dB(A) =< Noise Level < 73 dB(A)
- Category 4: Noise Level >= 73 dB(A)

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- State-Controlled Road
- Arterial Road

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Transport Noise Corridors as at February 2018 supplied by Department of Transport and Main Roads.

Refer to State Goverment mapping for the latest version of the overlay if applicable.

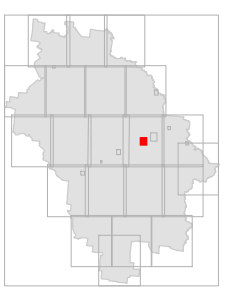
Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:8,000

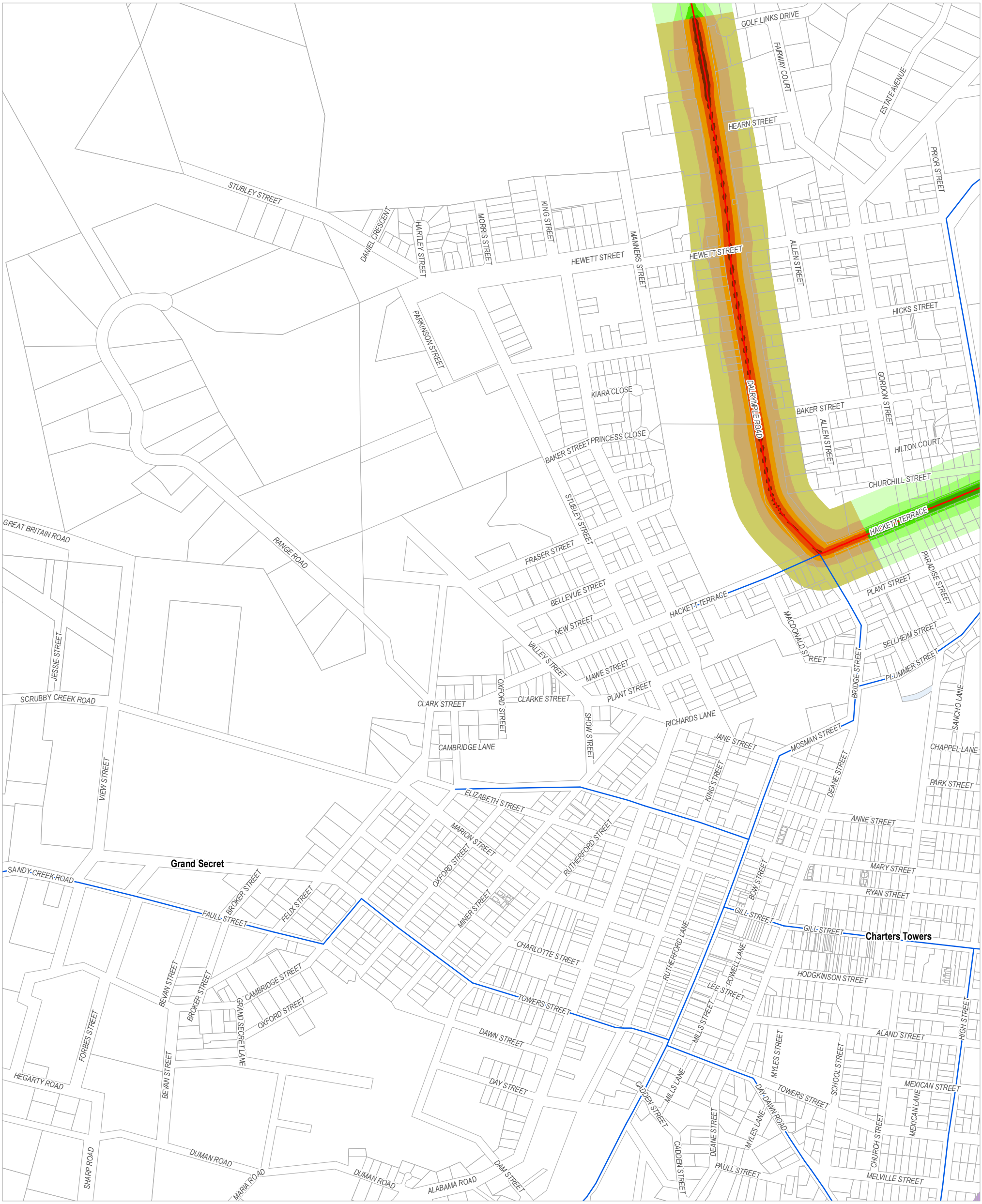
0 0.2 0.4

km



Transport Noise Corridor and Road Hierarchy - AM1.3 Charters Towers Centre

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019



CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Transport Noise Corridor and Road Hierarchy Advisory Map

Transport Noise Corridor - Railway

- Category 1 - 70 dB (A)
- Category 2 - 75 dB (A)
- Category 3 - 80 dB (A)
- Category 4 - 85 dB (A)

Transport Noise Corridor - State-Controlled Road (Mandatory)

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- Category 2: 63 dB(A) < Noise Level < 68 dB(A)
- Category 3: 68 dB(A) =< Noise Level < 73 dB(A)
- Category 4: Noise Level >= 73 dB(A)

Transport Noise Corridor - State-Controlled Road (Voluntary)

- Category 0: Noise Level < 58 dB(A)
- Category 1: 58 dB(A) =< Noise Level < 63 dB(A)
- Category 2: 63 dB(A) < Noise Level < 68 dB(A)
- Category 3: 68 dB(A) =< Noise Level < 73 dB(A)
- Category 4: Noise Level >= 73 dB(A)

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- State-Controlled Road
- Arterial Road

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Transport Noise Corridors as at February 2018 supplied by Department of Transport and Main Roads.

Refer to State Goverment mapping for the latest version of the overlay if applicable.

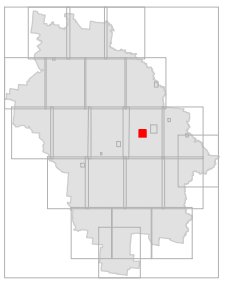
Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:10,000

0 0.25 0.5

km



Transport Noise Corridor and Road Hierarchy - AM1.4 Charters Towers Inset 1

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Transport Noise Corridor and Road Hierarchy Advisory Map

Transport Noise Corridor - Railway

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Transport Noise Corridor - State-Controlled Road (Voluntary)

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Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- State-Controlled Road
- Arterial Road

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Transport Noise Corridors as at February 2018 supplied by Department of Transport and Main Roads.

Refer to State Goverment mapping for the latest version of the overlay if applicable.

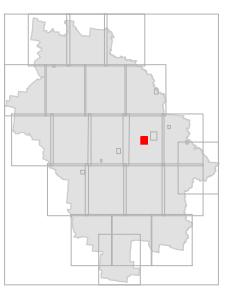
Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:10,000

0 0.25 0.5

km



Transport Noise Corridor and Road Hierarchy - AM1.5 Charters Towers Inset 2

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Transport Noise Corridor and Road Hierarchy Advisory Map

Transport Noise Corridor - Railway

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- Category 4 - 85 dB (A)

Transport Noise Corridor - State-Controlled Road (Mandatory)

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Transport Noise Corridor - State-Controlled Road (Voluntary)

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- Category 4: Noise Level >= 73 dB(A)

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- State-Controlled Road
- Arterial Road

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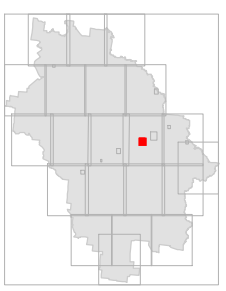
Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:10,000

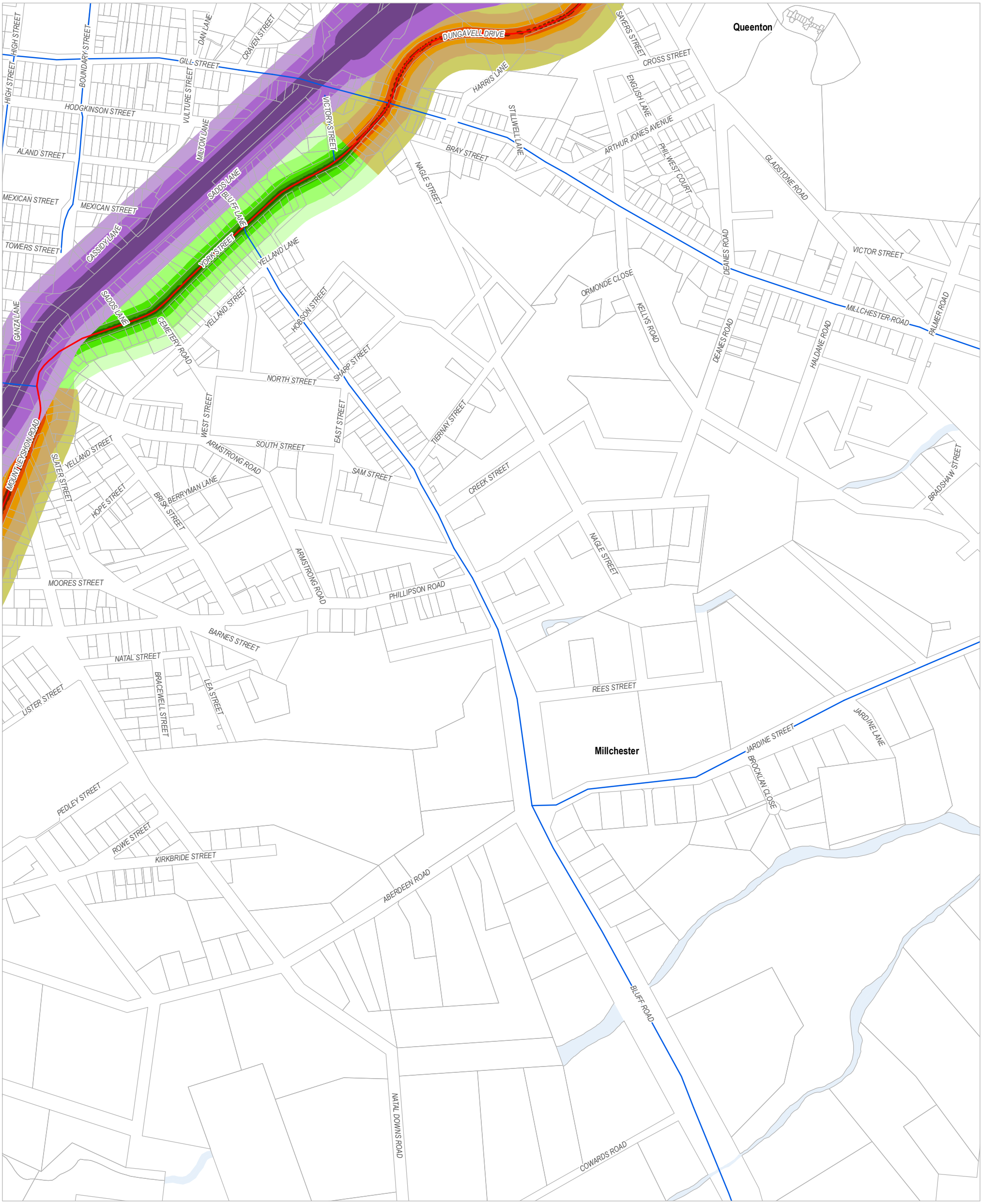
0 0.25 0.5

km



Transport Noise Corridor and Road Hierarchy - AM1.6 Charters Towers Inset 3

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019



CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Transport Noise Corridor and Road Hierarchy Advisory Map

Transport Noise Corridor - Railway

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Transport Noise Corridor - State-Controlled Road (Voluntary)

- Category 0: Noise Level < 58 dB(A)
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Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- State-Controlled Road
- Arterial Road

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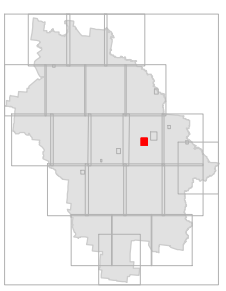
Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:10,000

0 0.25 0.5

km



Transport Noise Corridor and Road Hierarchy - AM1.7 Charters Towers Inset 4

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019

CHARTERS TOWERS
REGIONAL COUNCIL

Charters Towers Regional Town Plan Transport Noise Corridor and Road Hierarchy Advisory Map

Transport Noise Corridor - Railway

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Transport Noise Corridor - State-Controlled Road (Voluntary)

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Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- State-Controlled Road
- Arterial Road

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Transport Noise Corridors as at February 2018 supplied by Department of Transport and Main Roads.

Refer to State Goverment mapping for the latest version of the overlay if applicable.

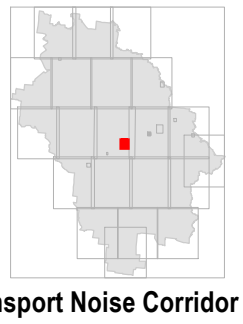
Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:25,000

0 0.65 1.3

km



Transport Noise Corridor and Road Hierarchy - AM1.8 Balfes Creek

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019

GREGORY DEVELOPMENTAL ROAD

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Transport Noise Corridor and Road Hierarchy Advisory Map

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- Category 4 - 85 dB (A)

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Transport Noise Corridor - State-Controlled Road (Voluntary)

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Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- State-Controlled Road
- Arterial Road

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Transport Noise Corridors as at February 2018 supplied by Department of Transport and Main Roads.

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Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:15,000

0 0.4 0.8

km

Transport Noise Corridor and Road Hierarchy - AM1.9 Greenvale

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019

FLINDERS HIGHWAY
ESPLANADE
ESPLANADE STREET
MAGPIE ROAD
BACK STREET
CREEK STREET
ESPLANADE
HOME STREET
RAILWAY STREET
DOVE LANE
EMU LANE
RED ROAD
PEE WEE LANE
HOMESTEAD LASCELLES ROAD
FLINDERS HIGHWAY

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Transport Noise Corridor and Road Hierarchy Advisory Map

Transport Noise Corridor - Railway
- Category 1 - 70 dB (A)
- Category 2 - 75 dB (A)
- Category 3 - 80 dB (A)
- Category 4 - 85 dB (A)

Transport Noise Corridor - State-Controlled Road (Mandatory)
- Category 0: Noise Level < 58 dB(A)
- Category 1: 58 dB(A) =< Noise Level < 63 dB(A)
- Category 2: 63 dB(A) < Noise Level < 68 dB(A)
- Category 3: 68 dB(A) =< Noise Level < 73 dB(A)
- Category 4: Noise Level >= 73 dB(A)

Transport Noise Corridor - State-Controlled Road (Voluntary)
- Category 0: Noise Level < 58 dB(A)
- Category 1: 58 dB(A) =< Noise Level < 63 dB(A)
- Category 2: 63 dB(A) < Noise Level < 68 dB(A)
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- Category 4: Noise Level >= 73 dB(A)

Other Map Layers
- Cadastral Boundary
- Local Government Boundary
- Waterway
- State-Controlled Road
- Arterial Road

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Cadastral boundaries as at June 2019 sourced from QSpatial.
Transport Noise Corridors as at February 2018 supplied by Department of Transport and Main Roads.

Refer to State Goverment mapping for the latest version of the overlay if applicable.

Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:10,000

0 0.25 0.5
km

Transport Noise Corridor and Road Hierarchy - AM1.10 Homestead

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Version: 5, Version Date: 15/07/2019

TOWNSVILLE CITY COUNCIL

HERVEY RANGE ROAD

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Transport Noise Corridor and Road Hierarchy Advisory Map

Transport Noise Corridor - Railway

- Category 1 - 70 dB (A)
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- Category 3 - 80 dB (A)
- Category 4 - 85 dB (A)

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Transport Noise Corridor - State-Controlled Road (Voluntary)

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Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
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Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:25,000

0 0.65 1.3

km

Transport Noise Corridor and Road Hierarchy - AM1.11 Hervey Range

FLINDERS HIGHWAY

FLINDERS HIGHWAY

HERVEY STREET

BURDEKIN FALLS DAM ROAD

RAVENSWOOD STREET

BURDEKIN FALLS DAM ROAD

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Transport Noise Corridor and Road Hierarchy Advisory Map

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Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- State-Controlled Road
- Arterial Road

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Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:15,000

0 0.4 0.8

km

Transport Noise Corridor and Road Hierarchy - AM1.12 Mingela

FLINDERS HIGHWAY

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Transport Noise Corridor and Road Hierarchy Advisory Map

Transport Noise Corridor - Railway

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Other Map Layers

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- Local Government Boundary
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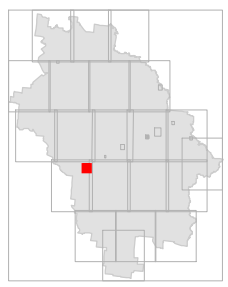
Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:20,000

0 0.55 1.1

km



Transport Noise Corridor and Road Hierarchy - AM1.13 Pentland

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Transport Noise Corridor and Road Hierarchy Advisory Map

Transport Noise Corridor - Railway

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Other Map Layers

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- Local Government Boundary
- Waterway
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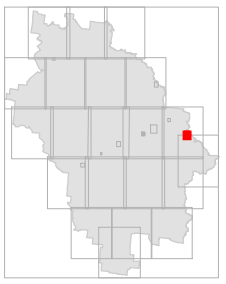
Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:15,000

0 0.4 0.8

km



Transport Noise Corridor and Road Hierarchy - AM1.14 Ravenswood

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019

FLINDERS HIGHWAY

FLINDERS HIGHWAY

CHARTERS TOWERS
REGIONAL COUNCIL

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Other Map Layers

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- State-Controlled Road
- Arterial Road

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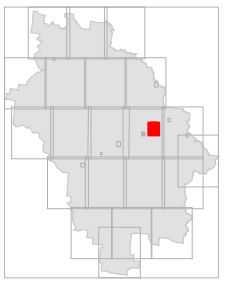
Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:40,000

0 1 2

km



Transport Noise Corridor and Road Hierarchy - AM1.15 Sellheim

TABLELANDS REGIONAL COUNCIL

ETHERIDGE SHIRE COUNCIL

GREGORY DEVELOPMENTAL ROAD

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Transport Noise Corridor and Road Hierarchy Advisory Map

Transport Noise Corridor - Railway

- Category 1 - 70 dB (A)
- Category 2 - 75 dB (A)
- Category 3 - 80 dB (A)
- Category 4 - 85 dB (A)

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Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
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Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13

km

Transport Noise Corridor and Road Hierarchy - AM1.16 Map 1

TABLELANDS REGIONAL COUNCIL

CASSOWARY COAST REGIONAL COUNCIL

HINCHINBROOK SHIRE COUNCIL

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Transport Noise Corridor and Road Hierarchy Advisory Map

Transport Noise Corridor - Railway

- Category 1 - 70 dB (A)
- Category 2 - 75 dB (A)
- Category 3 - 80 dB (A)
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Transport Noise Corridor - State-Controlled Road (Mandatory)

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Transport Noise Corridor - State-Controlled Road (Voluntary)

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Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- State-Controlled Road
- Arterial Road

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Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13

km

Transport Noise Corridor and Road Hierarchy - AM1.17 Map 2

TABLELANDS REGIONAL COUNCIL

CASSOWARY COAST REGIONAL COUNCIL

HINCHINBROOK SHIRE COUNCIL

TOWNSVILLE CITY COUNCIL

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Transport Noise Corridor and Road Hierarchy Advisory Map

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Transport Noise Corridor - State-Controlled Road (Voluntary)
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Other Map Layers
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Geocentric Datum of Australia (GDA94)

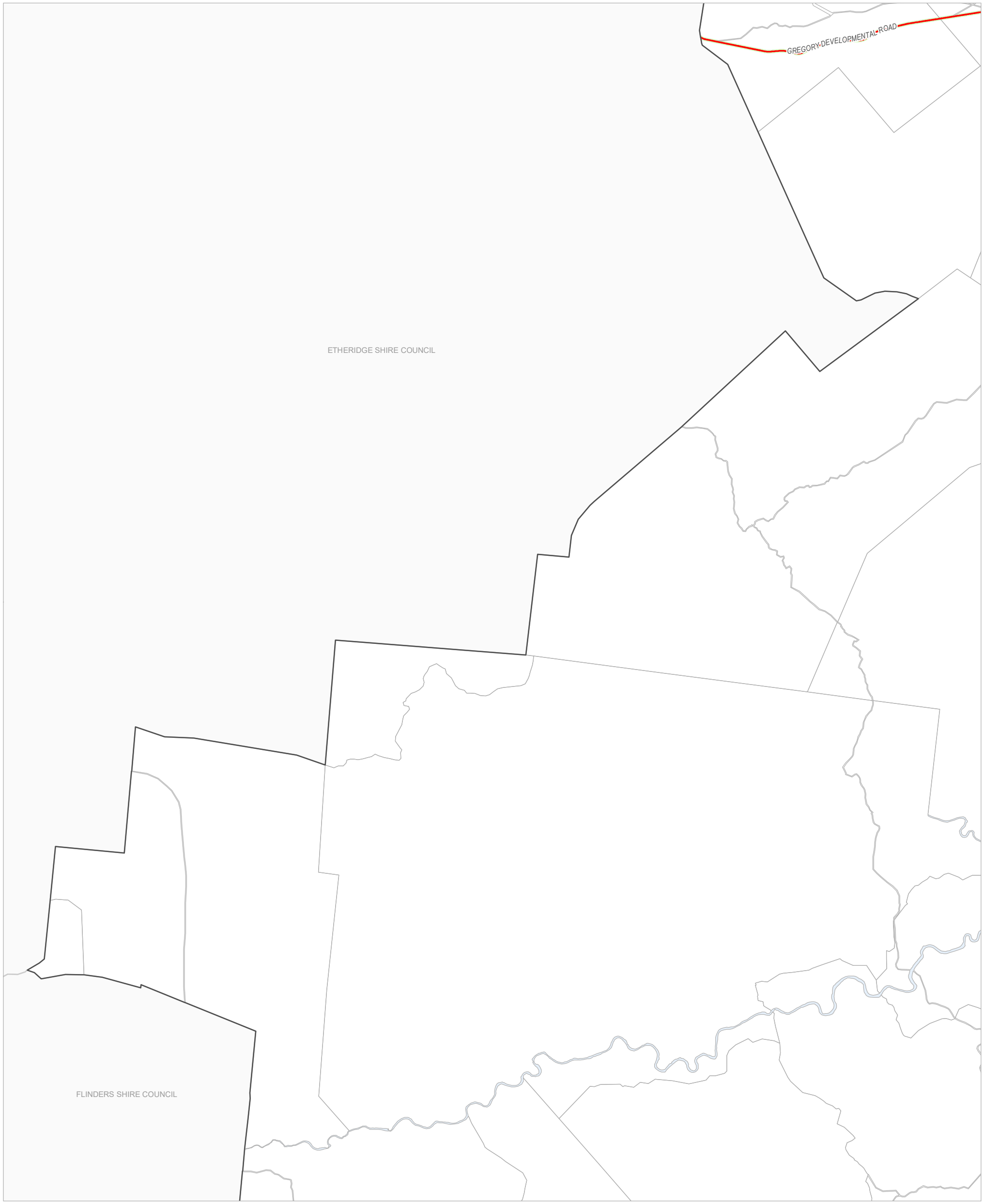
3/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13

km

Transport Noise Corridor and Road Hierarchy - AM1.18 Map 3



CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Transport Noise Corridor and Road Hierarchy Advisory Map

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Other Map Layers
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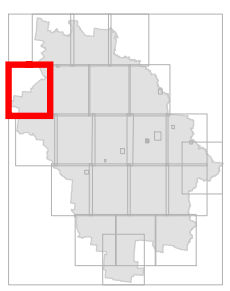
3/07/2019

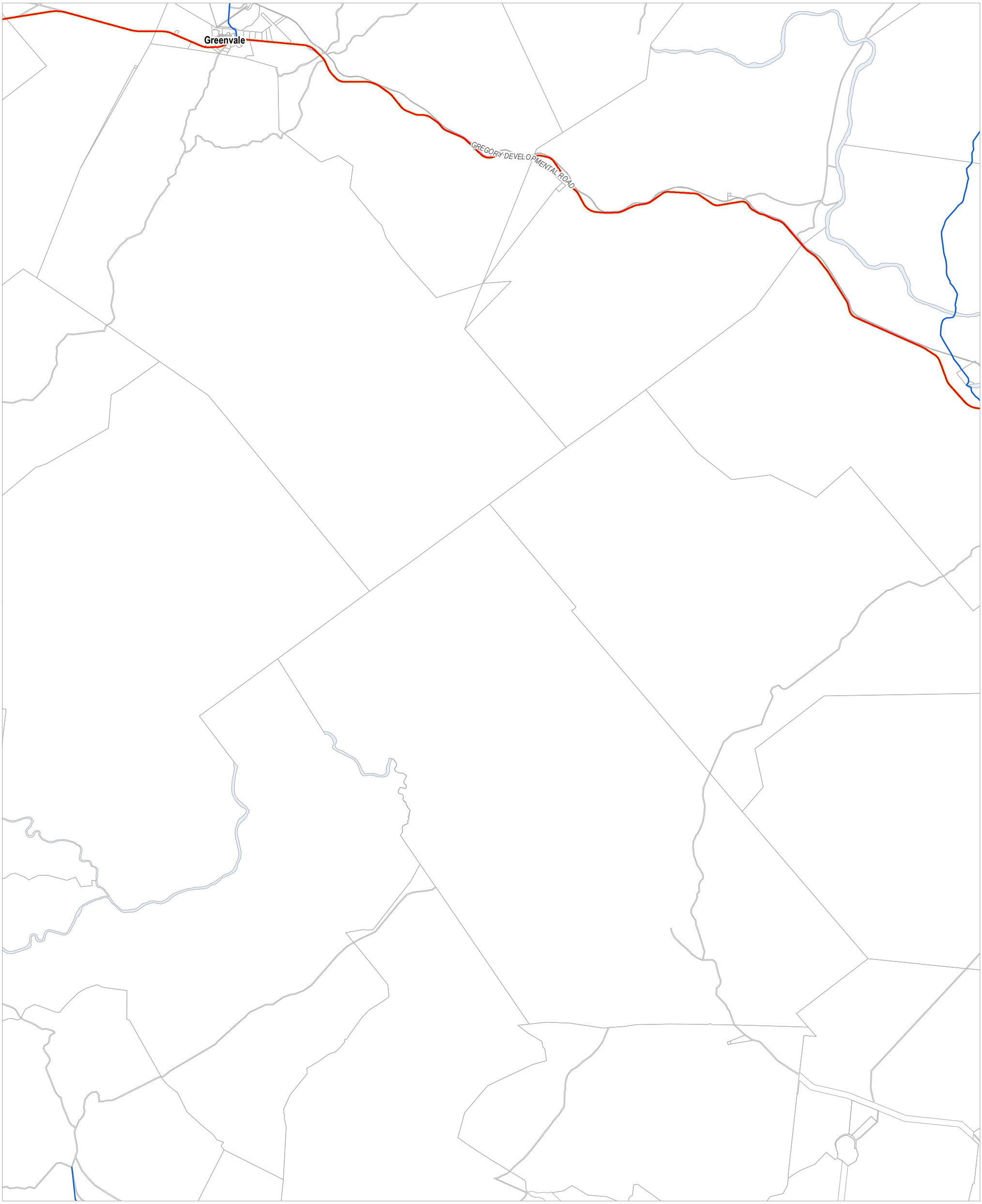
Approx Scale @ A3 1:250,000

0 6.5 13
km



Transport Noise Corridor and Road Hierarchy - AM1.19 Map 4

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019



CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Transport Noise Corridor and Road Hierarchy Advisory Map

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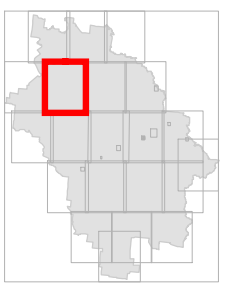
Geocentric Datum of Australia (GDA94)

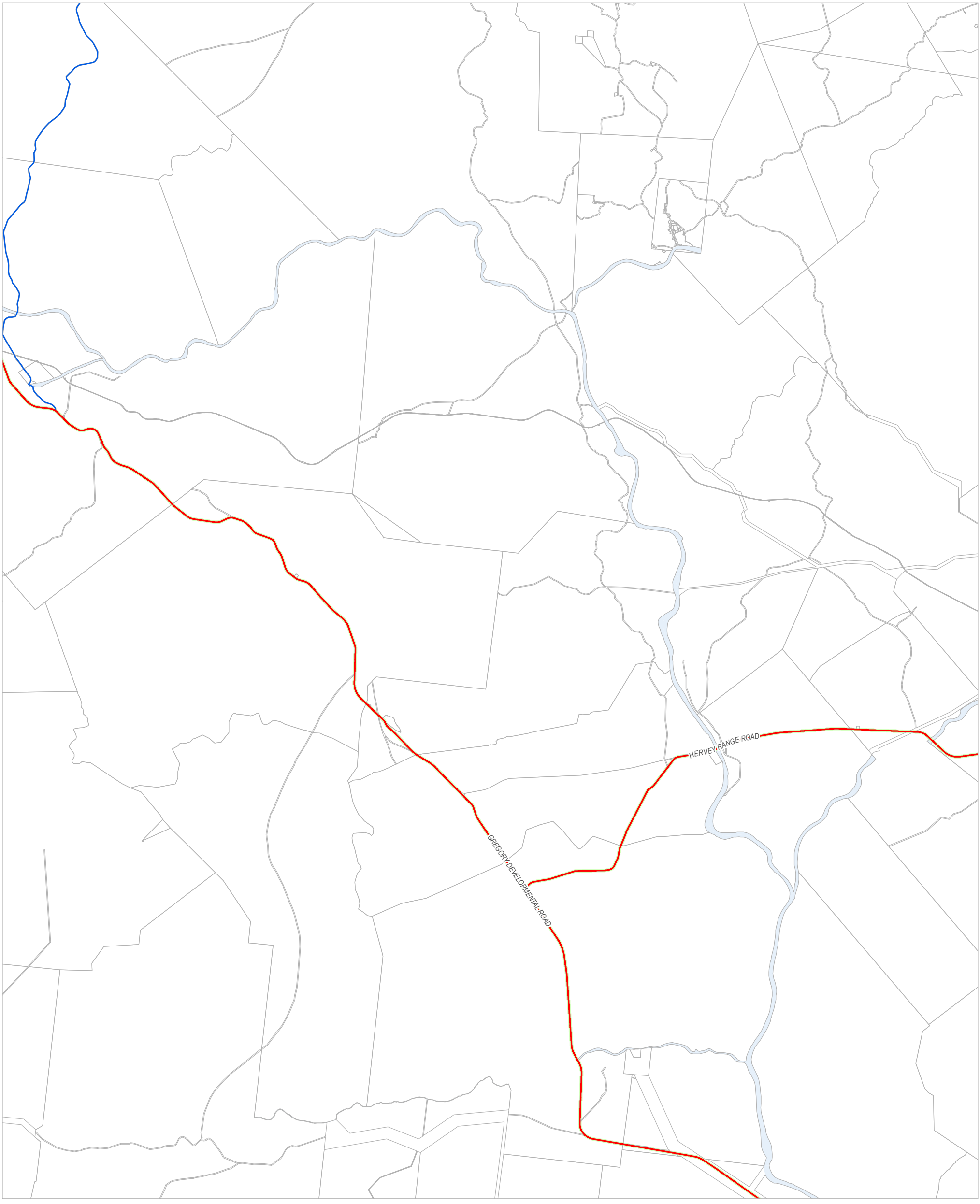
3/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13
km



Transport Noise Corridor and Road Hierarchy - AM1.20 Map 5



CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Transport Noise Corridor and Road Hierarchy Advisory Map

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- Category 2: 63 dB(A) < Noise Level < 68 dB(A)
- Category 3: 68 dB(A) =< Noise Level < 73 dB(A)
- Category 4: Noise Level >= 73 dB(A)

Transport Noise Corridor - State-Controlled Road (Voluntary)
- Category 0: Noise Level < 58 dB(A)
- Category 1: 58 dB(A) =< Noise Level < 63 dB(A)
- Category 2: 63 dB(A) < Noise Level < 68 dB(A)
- Category 3: 68 dB(A) =< Noise Level < 73 dB(A)
- Category 4: Noise Level >= 73 dB(A)

Other Map Layers
- Cadastral Boundary
- Local Government Boundary
- Waterway
- State-Controlled Road
- Arterial Road

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Transport Noise Corridors as at February 2018 supplied by Department of Transport and Main Roads.

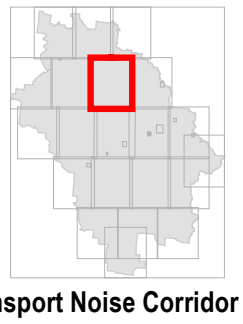
Refer to State Goverment mapping for the latest version of the overlay if applicable.

Geocentric Datum of Australia (GDA94)

3/07/2019

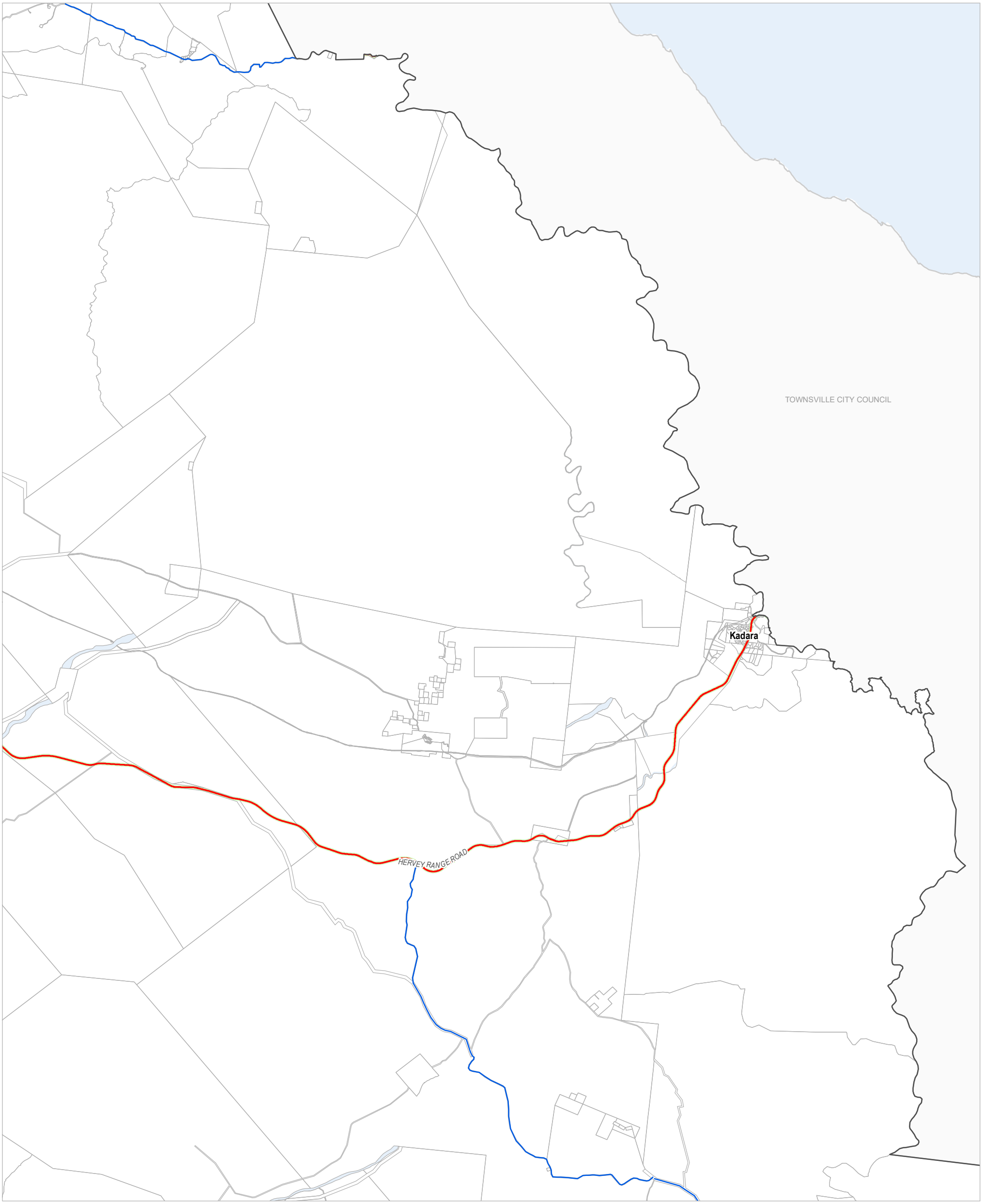
Approx Scale @ A3 1:250,000

0 6.5 13
km



Transport Noise Corridor and Road Hierarchy - AM1.21 Map 6

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019



CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Transport Noise Corridor and Road Hierarchy Advisory Map

Transport Noise Corridor - Railway
- Category 1 - 70 dB (A)
- Category 2 - 75 dB (A)
- Category 3 - 80 dB (A)
- Category 4 - 85 dB (A)

Transport Noise Corridor - State-Controlled Road (Mandatory)
- Category 0: Noise Level < 58 dB(A)
- Category 1: 58 dB(A) =< Noise Level < 63 dB(A)
- Category 2: 63 dB(A) < Noise Level < 68 dB(A)
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Transport Noise Corridor - State-Controlled Road (Voluntary)
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- Category 4: Noise Level >= 73 dB(A)

Other Map Layers
- Cadastral Boundary
- Local Government Boundary
- Waterway
- State-Controlled Road
- Arterial Road

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Geocentric Datum of Australia (GDA94)

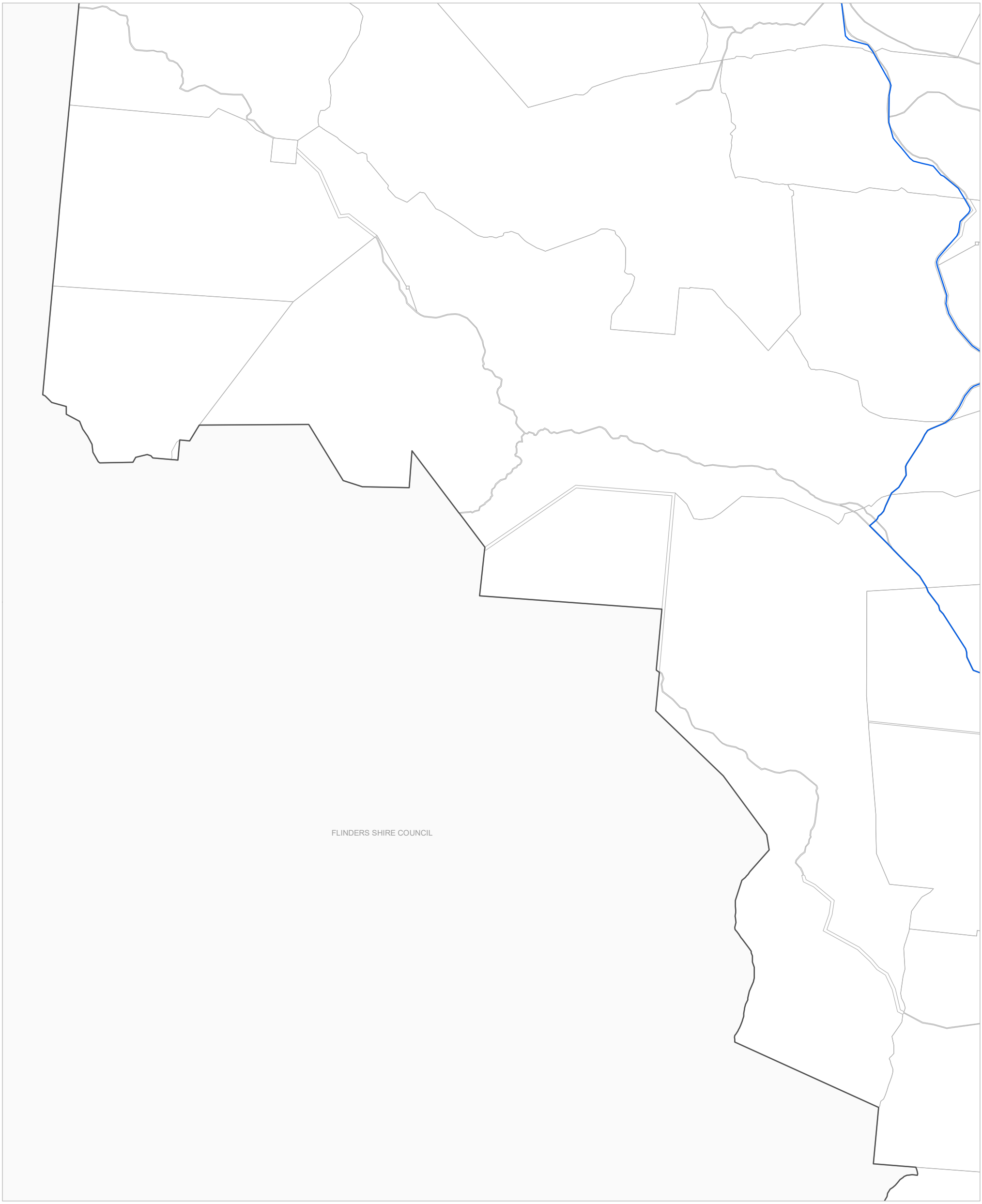
3/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13
km

Transport Noise Corridor and Road Hierarchy - AM1.22 Map 7

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019



CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Transport Noise Corridor and Road Hierarchy Advisory Map

Transport Noise Corridor - Railway

- Category 1 - 70 dB (A)
- Category 2 - 75 dB (A)
- Category 3 - 80 dB (A)
- Category 4 - 85 dB (A)

Transport Noise Corridor - State-Controlled Road (Mandatory)

- Category 0: Noise Level < 58 dB(A)
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Transport Noise Corridor - State-Controlled Road (Voluntary)

- Category 0: Noise Level < 58 dB(A)
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- Category 4: Noise Level >= 73 dB(A)

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- State-Controlled Road
- Arterial Road

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3/07/2019

Approx Scale @ A3 1:250,000

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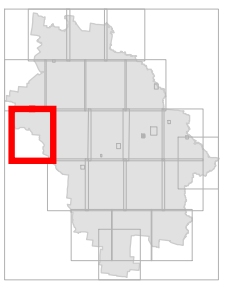
km



Transport Noise Corridor and Road Hierarchy - AM1.23 Map 8

FLINDERS SHIRE COUNCIL

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Transport Noise Corridor and Road Hierarchy Advisory Map

Transport Noise Corridor - Railway

- Category 1 - 70 dB (A)
- Category 2 - 75 dB (A)
- Category 3 - 80 dB (A)
- Category 4 - 85 dB (A)

Transport Noise Corridor - State-Controlled Road (Mandatory)

- Category 0: Noise Level < 58 dB(A)
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Transport Noise Corridor - State-Controlled Road (Voluntary)

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Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- State-Controlled Road
- Arterial Road

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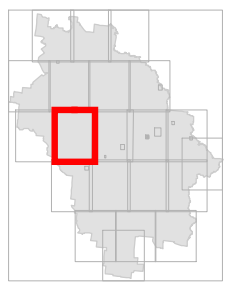
Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13

km



Transport Noise Corridor and Road Hierarchy - AM1.24 Map 9

GREGORY DEVELOPMENTAL ROAD

Balfes Creek

FLINDERS HIGHWAY

Homestead

FLINDERS HIGHWAY

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Transport Noise Corridor and Road Hierarchy Advisory Map

Transport Noise Corridor - Railway

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Transport Noise Corridor - State-Controlled Road (Voluntary)

- Category 0: Noise Level < 58 dB(A)
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- Category 4: Noise Level >= 73 dB(A)

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- State-Controlled Road
- Arterial Road

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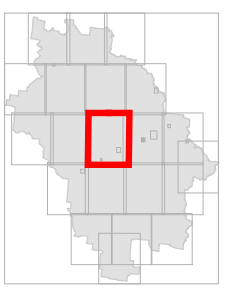
3/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13

km



Transport Noise Corridor and Road Hierarchy - AM1.25 Map 10

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Transport Noise Corridor and Road Hierarchy Advisory Map

Transport Noise Corridor - Railway

- Category 1 - 70 dB (A)
- Category 2 - 75 dB (A)
- Category 3 - 80 dB (A)
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Transport Noise Corridor - State-Controlled Road (Mandatory)

- Category 0: Noise Level < 58 dB(A)
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- Category 3: 68 dB(A) =< Noise Level < 73 dB(A)
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Transport Noise Corridor - State-Controlled Road (Voluntary)

- Category 0: Noise Level < 58 dB(A)
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Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- State-Controlled Road
- Arterial Road

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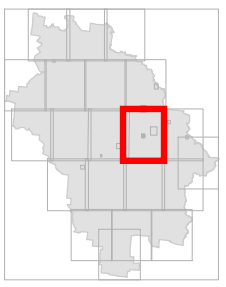
3/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13

km



Transport Noise Corridor and Road Hierarchy - AM1.26 Map 11

Document Set ID: 1208921
Version: 5, Version Date: 15/07/2019

TOWNSVILLE CITY COUNCIL

BURDEKIN SHIRE COUNCIL

FLINDERS HIGHWAY

FLINDERS HIGHWAY

FLINDERS HIGHWAY

Mingela

BURDEKIN FALLS DAM ROAD

BURDEKIN FALLS DAM ROAD

Ravenswood

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Transport Noise Corridor and Road Hierarchy Advisory Map

Transport Noise Corridor - Railway

- Category 1 - 70 dB (A)
- Category 2 - 75 dB (A)
- Category 3 - 80 dB (A)
- Category 4 - 85 dB (A)

Transport Noise Corridor - State-Controlled Road (Mandatory)

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Transport Noise Corridor - State-Controlled Road (Voluntary)

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Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- State-Controlled Road
- Arterial Road

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Geocentric Datum of Australia (GDA94)

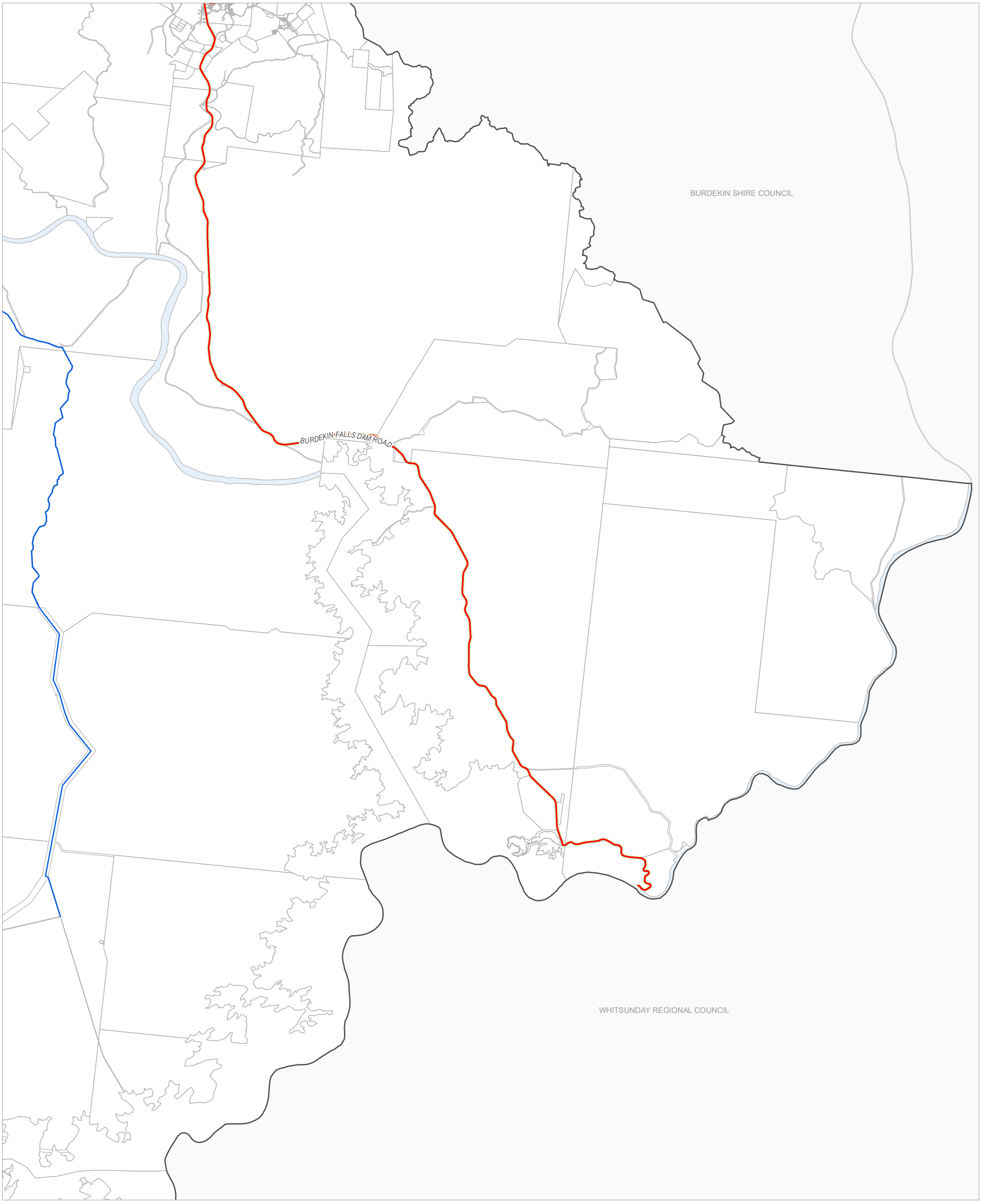
3/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13

km

Transport Noise Corridor and Road Hierarchy - AM1.27 Map 12



CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Transport Noise Corridor and Road Hierarchy Advisory Map

Transport Noise Corridor - Railway
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Transport Noise Corridor - State-Controlled Road (Voluntary)
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Other Map Layers
- Cadastral Boundary
- Local Government Boundary
- Waterway
- State-Controlled Road
- Arterial Road

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3/07/2019

Approx Scale @ A3 1:250,000

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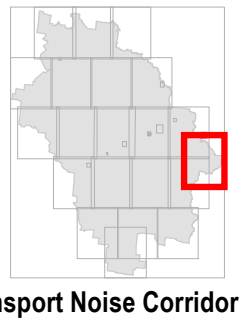
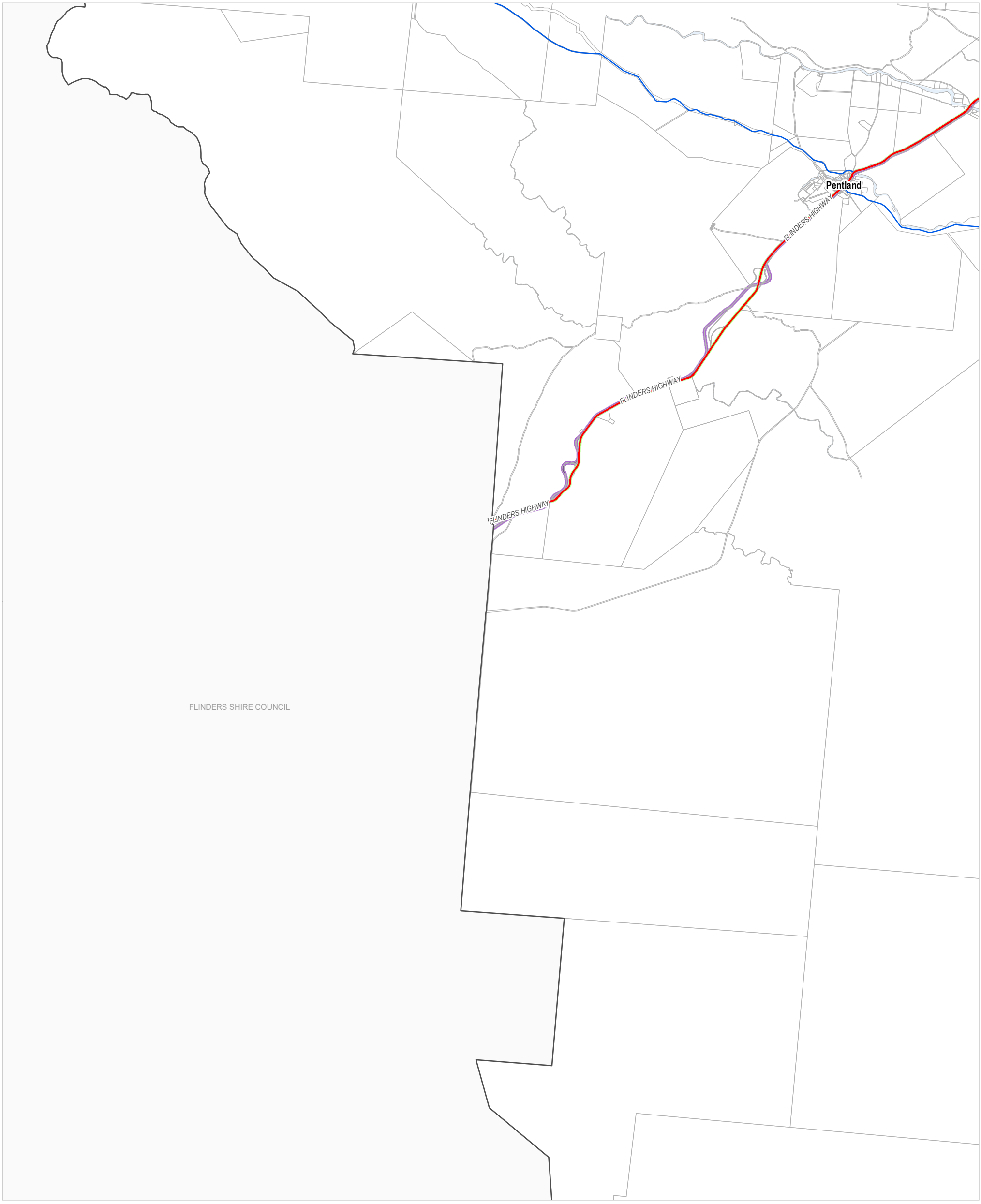
km



Transport Noise Corridor and Road Hierarchy - AM1.28 Map 13



CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Transport Noise Corridor and Road Hierarchy Advisory Map

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- Category 1 - 70 dB (A)
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Transport Noise Corridor - State-Controlled Road (Voluntary)
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Other Map Layers
- Cadastral Boundary
- Local Government Boundary
- Waterway
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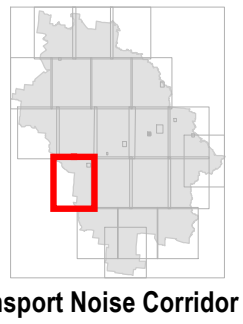
km



Transport Noise Corridor and Road Hierarchy - AM1.29 Map 14

FLINDERS HIGHWAY

FLINDERS HIGHWAY

FLINDERS HIGHWAY

CHARTERS TOWERS
REGIONAL COUNCIL

Charters Towers Regional Town Plan Transport Noise Corridor and Road Hierarchy Advisory Map

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Other Map Layers

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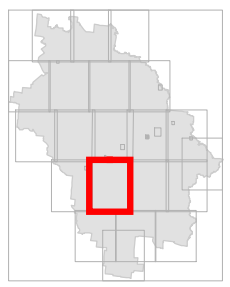
0 6.5 13

km



Transport Noise Corridor and Road Hierarchy - AM1.30 Map 15

Document Set ID: 1208921
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GREGORY DEVELOPMENTAL ROAD

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Transport Noise Corridor and Road Hierarchy Advisory Map

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Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- State-Controlled Road
- Arterial Road

DISCLAIMER

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Cadastral boundaries as at June 2019 sourced from QSpatial.
Transport Noise Corridors as at February 2018 supplied by Department of Transport and Main Roads.

Refer to State Goverment mapping for the latest version of the overlay if applicable.

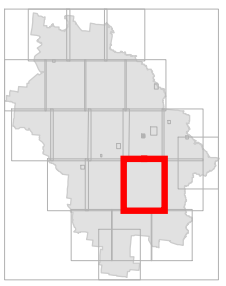
Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13

km



Transport Noise Corridor and Road Hierarchy - AM1.31 Map 16

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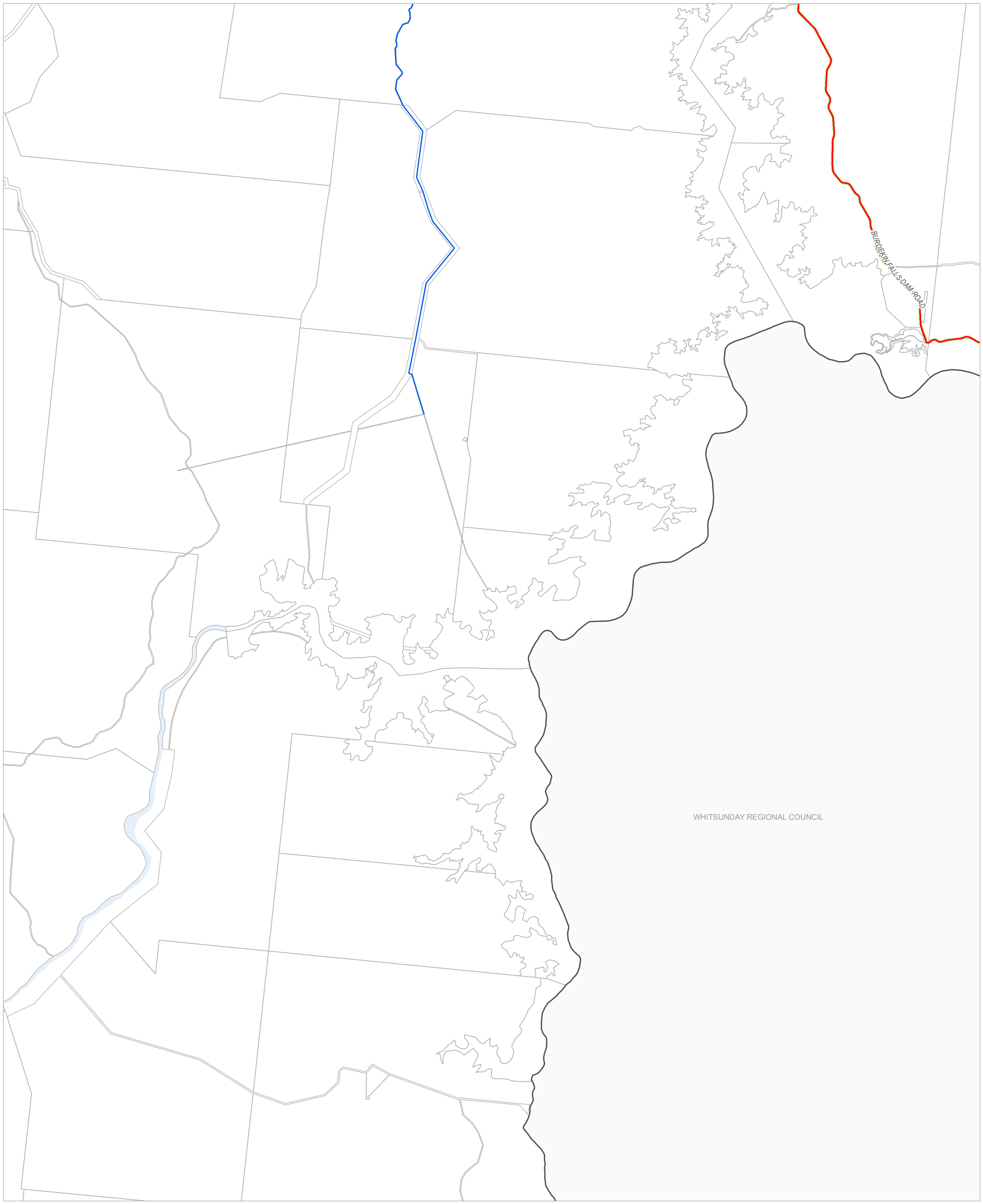

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Transport Noise Corridor and Road Hierarchy Advisory Map

Transport Noise Corridor - Railway

- Category 1 - 70 dB (A)
- Category 2 - 75 dB (A)
- Category 3 - 80 dB (A)
- Category 4 - 85 dB (A)

Transport Noise Corridor - State-Controlled Road (Mandatory)

- Category 0: Noise Level < 58 dB(A)
- Category 1: 58 dB(A) =< Noise Level < 63 dB(A)
- Category 2: 63 dB(A) < Noise Level < 68 dB(A)
- Category 3: 68 dB(A) =< Noise Level < 73 dB(A)
- Category 4: Noise Level >= 73 dB(A)

Transport Noise Corridor - State-Controlled Road (Voluntary)

- Category 0: Noise Level < 58 dB(A)
- Category 1: 58 dB(A) =< Noise Level < 63 dB(A)
- Category 2: 63 dB(A) < Noise Level < 68 dB(A)
- Category 3: 68 dB(A) =< Noise Level < 73 dB(A)
- Category 4: Noise Level >= 73 dB(A)

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- State-Controlled Road
- Arterial Road

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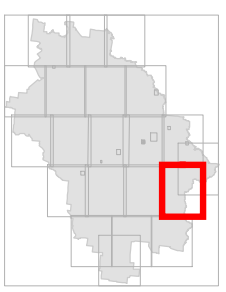
Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13

km



Transport Noise Corridor and Road Hierarchy - AM1.32 Map 17

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FLINDERS SHIRE COUNCIL

BARCALDINE REGIONAL COUNCIL

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Transport Noise Corridor and Road Hierarchy Advisory Map

Transport Noise Corridor - Railway

- Category 1 - 70 dB (A)
- Category 2 - 75 dB (A)
- Category 3 - 80 dB (A)
- Category 4 - 85 dB (A)

Transport Noise Corridor - State-Controlled Road (Mandatory)

- Category 0: Noise Level < 58 dB(A)
- Category 1: 58 dB(A) =< Noise Level < 63 dB(A)
- Category 2: 63 dB(A) < Noise Level < 68 dB(A)
- Category 3: 68 dB(A) =< Noise Level < 73 dB(A)
- Category 4: Noise Level >= 73 dB(A)

Transport Noise Corridor - State-Controlled Road (Voluntary)

- Category 0: Noise Level < 58 dB(A)
- Category 1: 58 dB(A) =< Noise Level < 63 dB(A)
- Category 2: 63 dB(A) < Noise Level < 68 dB(A)
- Category 3: 68 dB(A) =< Noise Level < 73 dB(A)
- Category 4: Noise Level >= 73 dB(A)

Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- State-Controlled Road
- Arterial Road

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Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13

km

Transport Noise Corridor and Road Hierarchy - AM1.33 Map 18

ISAAC REGIONAL COUNCIL

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Transport Noise Corridor and Road Hierarchy Advisory Map

Transport Noise Corridor - Railway

- Category 1 - 70 dB (A)
- Category 2 - 75 dB (A)
- Category 3 - 80 dB (A)
- Category 4 - 85 dB (A)

Transport Noise Corridor - State-Controlled Road (Mandatory)

- Category 0: Noise Level < 58 dB(A)
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Transport Noise Corridor - State-Controlled Road (Voluntary)

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Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
- State-Controlled Road
- Arterial Road

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Geocentric Datum of Australia (GDA94)

3/07/2019

Approx Scale @ A3 1:250,000

0 6.5 13

km

Transport Noise Corridor and Road Hierarchy - AM1.34 Map 19

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Transport Noise Corridor and Road Hierarchy Advisory Map

Transport Noise Corridor - Railway
- Category 1 - 70 dB (A)
- Category 2 - 75 dB (A)
- Category 3 - 80 dB (A)
- Category 4 - 85 dB (A)

Transport Noise Corridor - State-Controlled Road (Mandatory)
- Category 0: Noise Level < 58 dB(A)
- Category 1: 58 dB(A) =< Noise Level < 63 dB(A)
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Transport Noise Corridor - State-Controlled Road (Voluntary)
- Category 0: Noise Level < 58 dB(A)
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- Category 4: Noise Level >= 73 dB(A)

Other Map Layers
- Cadastral Boundary
- Local Government Boundary
- Waterway
- State-Controlled Road
- Arterial Road

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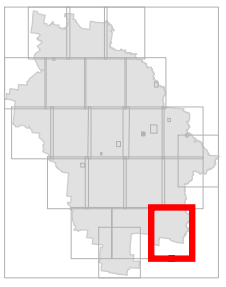
Approx Scale @ A3 1:250,000

0 6.5 13
km



Transport Noise Corridor and Road Hierarchy - AM1.35 Map 20

ISAAC REGIONAL COUNCIL

BARCALDINE REGIONAL COUNCIL

CHARTERS TOWERS REGIONAL COUNCIL

Charters Towers Regional Town Plan Transport Noise Corridor and Road Hierarchy Advisory Map

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Other Map Layers

- Cadastral Boundary
- Local Government Boundary
- Waterway
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- Arterial Road

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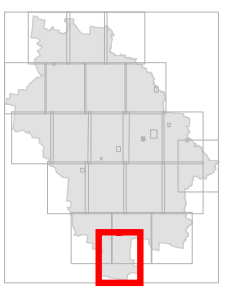
0 6.5 13

km



Transport Noise Corridor and Road Hierarchy - AM1.36 Map 21

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