
EXEMPTION CERTIFICATE

PLANNING ACT 2016, SECTION 46

I refer to the below referenced development and advise that on 15 June 2018 Council decided to issue an exemption certificate for the development. Details of the decision are as follows:

1. APPLICATION DETAILS

Application Number: EXC001-2018
Decision Date: 15 June 2018
Planning Scheme: Central Highlands Regional Council Planning Scheme 2016 (Amendment No. 3)

2. APPLICANT DETAILS

Name: Central Highlands Regional Council
Postal Address: Po Box 21, Emerald QLD 4720
Email Address: enquiries@chrc.qld.gov.au

3. PROPERTY DETAILS

Street Address: 169 Caringal Road, Emerald QLD
Real Property Description: Lot 1 on SP261404
Local Government Area: Central Highlands Regional Council

4. DECISION DETAILS

The exemption certificate applies for the following development:

Material Change of Use: Emergency Services (Intensification of an existing use)

5. CURRENCY PERIOD FOR THE EXEMPTION CERTIFICATE

This exemption certificate has effect for two years in accordance with section 46 (8) of the Planning Act 2016.

The development must be completed within two years of this exemption certificate being given, ending on 15 June 2020.

6. DEVELOPMENT DETAILS

The exemption certificate applies and is limited to the development as described above and in accordance with the referenced plans and documents.

7. REFERENCED PLANS AND DOCUMENTS

The following documents and plans are referenced in the assessment manager conditions. Copies of these documents are enclosed.

Drawing/Plan Title	Reference No.	Revision	Date	Prepared by
Aspect of development: material change of use				
Draft site – Emergency Management	Figure Pr	-	14 March 2018	Central Highlands Regional Council
[Request for quote] Shed – Supply and erect 4 bay shed 169 Caringal Rd, Emerald	-	-	14 March 2018	Central Highlands Regional Council

8. REFERRAL AGENCIES

Referral Trigger	Referral Agency and Address	Referral Status	Response
<i>Planning Regulation 2017</i> 10.9.4.4.1 – State transport corridor	Department of State Development, Manufacturing, Infrastructure and Planning C/- State Assessment Referral Agency PO Box 113 Rockhampton QLD 4700 RockhamptonSARA@dsgmip.qld.gov.au	Concurrence agency	The Department provided their written agreement to the Central Highlands Regional Council issuing an exemption certificate for the relevant development on 8 June 2018. A copy of their response is attached, reference WR18/23622.

9. STATEMENT OF REASONS

Details of the premises	169 Caringal Road, Emerald QLD Lot 1 on SP261404
Description of development	The exemption certificate is for development incorporating a material change of use for emergency services involving the intensification of an existing use and the construction of Class 10a shed for the purposes of storage and sandbagging.
Reason for giving the exemption certificate	The exemption certificate has been given and the reasons for the decision are based on the following: <ul style="list-style-type: none"> (i) The impacts of the development would be minor or inconsequential for matters relating to local and state government planning interests. (ii) The development is consistent with the existing and future intended use of the subject site for emergency services. The subject site has been registered as reserve land for the benefit of the existing emergency services use and has been highlighted for potential future zoning conversion. (iii) The development does not propose additional or changed access to the subject site and will continue to use the existing constructed access point. The existing access is from the lower order local road (“Caringal Road”) rather than the state-controlled road (“Gregory Highway”).

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10. PROPERTY NOTES

Not applicable.

11. FURTHER DEVELOPMENT PERMITS REQUIRED

Please be advised that despite the issuing of this exemption certificate, the following permits are not given exemption under this certificate and may still be required, in accordance with the relevant legislation, before the development can be carried out:

- Development Permit for Operational Works
- Development Permit for Building Work
- Compliance Permit for Plumbing Work
- Local Law licencing

12. SELF ASSESSABLE CODES

Not applicable.

13. OTHER DETAILS

You are further advised that the truth and accuracy of the information provided in relation to the development is relied on when assessing and deciding to issue this exemption certificate. If you find an inaccuracy in any of the information provided above or have a query or need to seek clarification about any of these details, please contact Council's Development Assessment Unit on ☎ 1300 242 686.

Note: Please ensure you provide details of the application number and assessment manager when contacting council in relation to this application.

14. DELEGATED PERSON

Name:

Sarah Ronnfeldt

Signature:



Date:

15 June 2018

PRINCIPAL PLANNER DEVELOPMENT ASSESSMENT

Enc: Referenced Plans and Documents
Referral agency response (written agreement)

Cc: Department of State Development, Manufacturing, Infrastructure and Planning