

Division 16—Planning Scheme Building Matters Code

12.16.1 Planning Scheme Building Matters Code

The provisions in this division comprise the Planning Scheme Building Matters Code. They are—

- compliance with the Planning Scheme Building Matters Code (section 12.16.2);
- overall outcomes for the Planning Scheme Building Matters Code (section 12.16.3);
- specific outcomes, probable solutions and acceptable solutions for the Planning Scheme Building Matters Code (section 12.16.4).

12.16.2 Compliance with the Planning Scheme Building Matters Code

Development that, in the local government’s opinion is consistent with the specific outcomes in section 12.16.4 complies with the Planning Scheme Building Matters Code.

12.16.3 Overall Outcomes for the Planning Scheme Building Matters Code

(1) The overall outcomes are the purpose of the Planning Scheme Building Matters Code.

NOTE 12.16.3A
 Sub-section (1) provides the link between the overall outcomes sought for the code and the IPA code assessment rules which refer to the ‘purpose’ of the code [see IPA s.3.5.13(2)].

(2) The overall outcomes sought for the Planning Scheme Building Matters Code are the following—

- (a) Buildings are sited, designed and constructed in a manner which does not cause a nuisance or disturbance to the occupiers or users of nearby land, particularly nearby residents.
- (b) The visual character and amenity of the site and the nearby area is not adversely affected.
- (c) Buildings are compatible with the physical characteristics of the site and its surrounds.

12.16.4 Specific Outcomes, Probable Solutions and Acceptable Solutions for the Planning Scheme Building Matters Code

The specific outcomes sought for Planning Scheme Building Matters Code are set out in column 1 of Table 12.16.1 and the acceptable solutions (if self assessable) and the probable solutions (if code assessable) are set out in column 2 of Table 12.16.1.

Table 12.16.1: Specific Outcomes, Probable Solutions and Acceptable Solutions for Planning Scheme Building Matters

| Column 1 Specific Outcomes | Column 2 Acceptable Solutions (if self assessable) Probable Solutions (if code assessable) |
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| 1. For lots 450m ² or more in area. | |
| Design and siting of buildings and structures | |
| In accordance with the Performance Criteria specified in Element 1 of MP 1.2 of the Queensland Development Code. | In accordance with the Acceptable Solutions specified in Element 1 of MP 1.2 of the Queensland Development Code. |
| On-Site Car Parking | |
| In accordance with the Performance Criteria specified in Element 2 of MP 1.2 of the Queensland Development Code. | In accordance with the Acceptable Solutions specified in Element 2 of MP 1.2 of the Queensland Development Code. |
| 2. For lots under 450m ² in area. | |
| Design and siting of buildings and structures | |
| In accordance with the Performance Criteria specified in Element 1 of MP 1.1 of the Queensland Development Code. | In accordance with the Acceptable Solutions specified in Element 1 of MP 1.1 of the Queensland Development Code. |
| On-Site Car Parking | |
| In accordance with the Performance Criteria specified in Element 2 of MP 1.1 of the Queensland Development Code. | In accordance with the Acceptable Solutions specified in Element 2 of MP 1.1 of the Queensland Development Code. |
| Outdoor Living Space | |
| In accordance with the Performance Criteria specified in Element 3 of MP 1.1 of the Queensland Development Code. | In accordance with the Acceptable Solutions specified in Element 3 of MP 1.1 of the Queensland Development Code. |

