# Ipswich City Council Ipswich Adopted Infrastructure Charges Resolution (No. 1) 2021

## Contents

			Page
Part 1		Introduction	1
	1.	Short title	1
	2.	Commencement	1
	3.	Planning Act 2016	1
	4. 5.	Purpose Interpretation	1 2
Part 2		Adopted charges	3
	6.	Purpose of part 2	3
	7.	Adopted charges	3 3 5 5 5
	8.	Trunk infrastructure networks for adopted charges	5
	9.	Applicable date for the adopted charges	5
	10.	Applicable area for the adopted charges	
	11.	Applicable uses or activity for the adopted charges	5
Part 3		Levied charges	6
	12.	Purpose of part 3	6
	13.	Applicable development for the levied charge	
	14.	Working out the levied charge	6 7
	15.	Working out the applied adopted charge	7
	16.	Working out the additional demand	7
	17.	Working out the levied charge relief	10
	18. 19.	Working out the discount for the prescribed financial contribution Working out the automatic increase	11 12
	10.		
Part 4		Offset and refund for trunk infrastructure	13
	20.	Purpose of part 4	13
	21.	Identified trunk infrastructure criteria	14
	22.	Working out the establishment cost	14
	23. 24.	Calculation of the establishment cost Recalculation of the establishment cost for work	14 15
	2 <del>4</del> . 25.	Recalculation of the establishment cost for land	19
	26.	Calculation of the actual cost	20
	27.	Application of an offset and refund	22
	28.	Information about an offset and refund	22
	29.	Timing of an offset and refund	23
Schedule 1		Dictionary	29
Schedule 2		Trunk infrastructure network charges	37
Schedule 3		Applicable uses under the Ipswich planning scheme and Springfield structure plan	47
Schedule 4		Applied local government adopted charges for particular uses	54

Schedule 5	Deemed demand for the deemed demand area	55
Schedule 6	Amount of levied charge relief	56
Schedule 7	Identified trunk infrastructure criteria	57
Schedule 8	Planned cost for local government trunk infrastructure networks	59
Schedule 9	Maximum construction on costs for work	60
Schedule 10	Infrastructure trunk network Charge areas maps	61
Schedule 11	Constrained land map	67
Schedule 12	Deemed demand areas map	68

## Ipswich City Council Ipswich Adopted Infrastructure Charges Resolution (No. 1) 2021

#### Part 1 Introduction

#### 1. Short title

This resolution may be cited as *Ipswich Adopted Infrastructure Charges Resolution (No. 1) 2021.* 

#### 2. Commencement

This resolution has effect on and from the day the making of this resolution by the local government is first uploaded on the relevant local government website.<sup>1</sup>

Editor's note—See section 118(2) (Steps after making charges resolution) of the Planning Act 2016.

#### 3. Planning Act 2016

- (1) This resolution is made under the Planning Act.
- (2) This resolution is to be read in conjunction with the following:
  - (a) the Planning Regulation;
  - (b) the Ipswich planning scheme.
- (3) This resolution is attached to but does not form part of the Ipswich planning scheme.

Editor's note—See section 118(1) (Steps after making charges resolution) of the Planning Act 2016.

#### 4. Purpose

The purpose of this resolution is to state the following:

- (a) the adopted charges for providing the local government trunk infrastructure networks and distributor-retailer trunk infrastructure networks for development;
- (b) the levied charges to be levied by the local government for development for the demand placed on the local government trunk infrastructure networks;

<sup>&</sup>lt;sup>1</sup> The making of this resolution by the local government was first uploaded on the Ipswich City Council website on 1 July 2021.

(c) matters relevant to the working out of an offset and refund for a trunk infrastructure contribution for the local government trunk infrastructure networks for development.

#### 5. Interpretation

- (1) The dictionary in schedule 1 defines words used in this resolution.
- (2) A word not defined in this resolution which is defined in the Planning Act has the meaning given in the Planning Act.
- (3) A word not defined in this resolution or the Planning Act has the meaning given to it by the edition of the Macquarie Dictionary that is current at the date this resolution takes effect, subject to section 14A (Interpretation best achieving Act's purpose) of the *Acts Interpretation Act 1954* and section 14 (Applicable provisions) of the *Statutory Instruments Act 1992*.

Editor's note—Section 14A(1) (Interpretation best achieving Act's purpose) of the Acts Interpretation Act 1954, which provides that in the interpretation of a provision of an Act the interpretation that will best achieve the purpose of the Act is to be preferred to any other interpretation, applies to a statutory instrument under section 14 (Applicable provisions) of the Statutory Instruments Act 1992.

### Part 2 Adopted charges

#### 6. Purpose of part 2

Part 2 states the following:

- (a) the adopted infrastructure charges for providing trunk infrastructure networks for development (*adopted charge*);
- (b) the *trunk infrastructure networks*, which are the following:
  - (i) for the local government—the trunk infrastructure for the local government's transport, public parks and community facilities infrastructure networks (*local government trunk infrastructure networks*);
  - (ii) for the distributor-retailer—the trunk infrastructure for the distributor-retailer's water service and wastewater service (distributor-retailer trunk infrastructure networks).
- (c) the date the adopted charges take effect (applicable date);
- (d) the part of the local government area to which the adopted charges apply (*applicable area*);
- (e) the uses to which the adopted charges apply (*applicable use*).

#### 7. Adopted charges

- (1) The local government has before levied adopted infrastructure charges under the Planning Act on the following basis:
  - (a) the local government had before 30 June 2011 adopted *Planning Scheme Policy 5—Infrastructure* (**PSP 5**) which stated a charge for the trunk infrastructure networks for development;
  - (b) the adopted infrastructure charge was the lesser of a charge the local government could have obtained in relation to a development by imposing a condition of a development approval requiring a financial contribution under PSP 5 and the maximum adopted charge under the Planning Regulation;
  - (c) the proportion of the adopted infrastructure charge that could be charged by the distributor-retailer was determined by the Planning Regulation to be the proportion that the distributor-retailer was able to charge under PSP 5;
  - (d) the proportion of the adopted infrastructure charge that could be levied by the local government was the balance of the adopted infrastructure charge that was not the proportion of the adopted infrastructure charge that could have been charged by the distributor-retailer.

- (2) The local government has for the purpose of working out the adopted charges for the local government trunk infrastructure networks under this resolution determined the following:
  - (a) a charge for each trunk infrastructure network based on PSP 5 (including indexation) for development which is included in schedule 2 (*trunk infrastructure network charges*) that comprise the following:
    - a charge for each local government trunk infrastructure network (local government trunk infrastructure network charge or LNC);
    - (ii) a charge for each distributor-retailer trunk infrastructure network (distributor-retailer trunk infrastructure network charge or DNC);
  - (b) a total charge for all trunk infrastructure networks worked out by adding the *LNC* and the *DNC* (total trunk infrastructure network charges or Total NC);
  - (c) the proportion of the *DNC* to the *Total NC* being the proportion of the adopted infrastructure charge that could be charged by the distributor-retailer (*relevant proportion or RP*);
  - (d) the maximum adopted charge (*maximum adopted charge or MAC*) is to be applied by the local government as follows:
    - for a reconfiguring a lot which is in the residential area or other area not in the commercial or industrial area, the amount of the MAC for a dwelling house (3 or more bedroom);
    - (ii) for a reconfiguring a lot which is in the commercial or industrial area, the nominated percent of the *MAC* for the use of the premises as prescribed in Table B in schedule 2;
    - (iii) for a material change of use, the amount of the *MAC* for the proposed use of the premises;
  - (e) the distributor-retailer's adopted charge cannot exceed the relevant proportion of the *MAC*.
- (3) The adopted charge (AC) for the local government trunk infrastructure networks is to be worked out by the local government as follows:
  - (a) where *Total NC* is less than or equal to the *MAC*, the *LNC*;
  - (b) where *Total NC* is greater than the *MAC*, the following calculation:

LNC x MAC

Editor's note—For adopted charges for providing the local government trunk infrastructure networks—see section 113(1) (Adopting charges by resolution) and 114(1) (Contents—general) of the Planning Act 2016.

#### 8. Trunk infrastructure networks for adopted charges

- (1) The local government trunk infrastructure networks are specified in the local government infrastructure plan.
- (2) The distributor-retailer trunk infrastructure networks are specified in the **distributor-retailer infrastructure planning instrument** which means the following:
  - (a) the distributor-retailer's water netserv plan under the SEQ Water Act;
  - (b) the interim connections policy and schedule of works under the SEQ Water Act adopted by the distributor-retailer if paragraph (a) is not applicable;
  - (c) the local government's local government infrastructure plan, if paragraphs (a) and (b) are not applicable.

#### 9. Applicable date for the adopted charges

The applicable date for the adopted charges is the day this resolution has effect.

Editor's note—See section 2 (Commencement).

#### 10. Applicable area for the adopted charges

The applicable area for the adopted charges is all of the local government area.

Editor's note—See section 114(2) (Contents—general) of the Planning Act 2016.

#### 11. Applicable uses or activity for the adopted charges

- (1) The applicable uses or activity under the Ipswich planning scheme and the Springfield structure plan to which the adopted charges apply are stated in schedule 3.
- (2) The local government is to include a use or activity under the Ipswich planning scheme or Springfield structure plan as 'Any other use not listed, including a use that is unknown' in schedule 3, column 1 pursuant to the Planning Regulation based on an assessment of the use and the demand placed upon the trunk infrastructure networks.
- (3) The local government has indicatively included the uses or activity under the Ipswich planning scheme and the Springfield structure plan in schedule 3, column 2 and column 3 which are identified as an 'Other use' in schedule 3, column 1 pursuant to the Planning Regulation subject to an assessment of the use and the demand placed upon the trunk infrastructure networks.

Editor's note—See schedule 16, Table 1, column 1 and column 2, 'Other uses', of the Planning Regulation.

## Part 3 Levied charges

#### 12. Purpose of part 3

Part 3 states the following:

- (a) the applicable development for which adopted charges may be levied by the local government for development for the demand placed upon the local government trunk infrastructure networks (*levied charge*);
- (b) the method to be applied by the local government for working out the levied charge including the following:
  - (i) the adopted charge to be applied (applied adopted charge);
  - (ii) the additional demand placed upon the local government trunk infrastructure networks which will be generated by the development (additional demand);
  - (iii) the relief to be applied to the levied charge (*levied charge relief*);
  - (iv) the discount to be applied for a financial contribution (*prescribed financial contribution*):
    - (A) provided for in relation to a local government trunk infrastructure network under an infrastructure charging instrument for a previous development approval;
    - (B) which has been paid to the local government or otherwise satisfied under an infrastructure agreement between the applicant for the previous development approval and the local government for the provision of land, work or money for the local government trunk infrastructure networks; and
    - (C) which has not been reimbursed or otherwise previously applied against another financial contribution:
- (c) the method to be applied by the local government for working out the increase in the levied charge from the day the levied charge is levied to the day the levied charge is paid (*automatic increase*).

#### 13. Applicable development for the levied charge

- (1) The levied charge may be levied for the following development:
  - (a) reconfiguring a lot;
  - (b) material change of use of premises.

- (2) The levied charge is not to be levied for the following:
  - (a) works or use of premises authorised under the *Greenhouse Gas* Storage Act 2009, the Mineral Resources Act 1989, the Petroleum Act 1923 or the Petroleum and Gas (Production and Safety) Act 2004; or
  - (b) development in a priority development area under the *Economic Development Act 2012*; or
  - (c) development by a department, or part of a department, under a designation; or
  - (d) development for a non-State school under a designation.

Editor's note—See section 113(3) (Adopting charges by resolution) of the Planning Act 2016

#### 14. Working out the levied charge

The levied charge for the development is to be worked out by the local government as follows:

$$LC = ((AC \times AD) - LCR) - D$$

Where:

LC is the levied charge for the development, which cannot be less than zero.

AC is the applied adopted charge for the development.

AD is the additional demand for the development.

LCR is the levied charge relief for the development.

*D* is the discount for the prescribed financial contribution.

#### 15. Working out the applied adopted charge

The applied adopted charge for the development is to be worked out by the local government by applying the following:

- (a) the adopted charge worked out under section 7 (Adopted charges), if paragraph (b) does not apply;
- (b) the applied adopted charge for particular uses in schedule 4, if the local government considers that it should be applied having regard to the additional demand placed upon the local government trunk infrastructure networks which will be generated by the development.

#### 16. Working out the additional demand

(1) The additional demand for the development is to be worked out by the local government as follows:

$$AD = DD - DC$$

Where:

AD is the additional demand.

*DD* is the demand placed upon the local government trunk infrastructure networks which will be generated by the development (*development demand*).

*DC* is the demand placed upon the local government trunk infrastructure networks generated by existing or previous development if applicable (*demand credit*).

- (2) The development demand is worked out using the relevant unit of calculation for an adopted charge for the development in schedule 2 (*demand unit*).
- (3) The demand credit is to be worked out using the greater of the following:
  - (a) if the premises is subject to an existing use which is lawful and already taking place on the premises (existing lawful use) that places demand upon the local government trunk infrastructure networks, the demand generated for the existing lawful use using the applicable demand units for the use;
  - (b) if the premises is subject to a previous use which was lawful at the time it was carried out and is no longer taking place on the premises (*previous lawful use*) that placed demand upon the local government trunk infrastructure networks, the demand generated for the previous lawful use using the applicable demand units for the use;
  - (c) if the premises is a vacant lot (other than for a vacant lot in subsection (3)(e) below), the demand for one dwelling house (3 bedroom dwelling) in schedule 2;
  - (d) if the relevant local government trunk infrastructure network is the transport network and the premises are within the deemed demand area, the deemed demand for the deemed demand area in schedule 5 (deemed demand);
  - (e) if the premises is a vacant lot in a commercial or industrial area and a levied charge has been paid pursuant to section 7(2)(d)(ii), the demand calculated under section 7(2)(d)(ii).

Editor's note—See section 120 (2) and (3) (Limitation of levied charge) of the Planning Act 2016.

(4) The demand credit for an existing lawful use or previous lawful use under subsections 3(a) and 3(b) is to be worked out by the local government prior to the time for the giving of the relevant approval to which the levied charge applies as follows:

Editor's note—A relevant approval is a development approval under the Planning Act 2016.

(a) an applicant which is seeking the demand credit for an existing lawful use or previous lawful use is to:

- give a notice in the prescribed form to the local government which provides evidence of the existing lawful use or the previous lawful use and the calculation of the demand credit;
- (ii) pay the prescribed fee;

Editor's note—The prescribed fee may include local government's costs for determining the demand credit.

- (b) the local government is to:
  - determine if a demand credit for the existing lawful use or the previous lawful use is applicable to the development;
  - (ii) work out the demand credit for the previous lawful use if applicable; and
  - (iii) give a notice to the applicant stating the outcome of the local government's determination.

Editor's note—The notice may be given in an infrastructure charges notice.

(5) The demand credit for the deemed demand under subsection 3(d) is to be worked out by the local government prior to the time for the giving of the relevant approval to which the levied charge applies as follows:

Editor's note—A relevant approval is a development approval under the Planning Act 2016.

- (a) an applicant which is seeking the demand credit for the deemed demand is to:
  - (i) give a notice in the prescribed form to the local government which provides evidence of the following:
    - (A) the premises are within the deemed demand area;
    - (B) the existing lawful use and the calculation of the demand generated by the existing lawful use on the transport network;
  - (ii) pay the prescribed fee;

Editor's note—The prescribed fee may include local government's costs for determining the demand credit.

- (b) the local government is to:
  - (i) determine if the demand generated by the existing lawful use is applicable to the development;
  - (ii) if it is satisfied that there is no outstanding infrastructure contribution under a previous development approval, work out the deemed demand as follows:

DD = AD - ED

Where:

DD is the deemed demand.

AD is the assumed demand for the applicable deemed demand area in schedule 5.

ED is the demand generated by the existing lawful use on the transport network which is applicable to the development.

(iii) give a notice to the applicant stating the outcome of the local government's determination.

Editor's note—The notice may be given in an infrastructure charges notice.

- (6) The demand credit under subsection 3(e) is to be worked out by the local government prior to the time for the giving of the relevant approval to which the levied charge applies as follows:
  - (a) an applicant which is seeking the demand credit is to:
    - (i) give a notice in the prescribed form to the local government which provides evidence of the following:
      - (A) application details and any relevant conditions relating to the payment of the levied charge made under section 7(2)(d)(ii);
      - (B) receipt of the payment of the levied charge made under section 7(2)(d)(ii);
      - (C) the infrastructure agreement under which payment of the levied charge has been satisfied (where relevant);
    - (ii) pay the prescribed fee;

Editor's note—The prescribed fee may include local government's costs for determining the demand credit.

- (b) the local government is to determine if the demand credit is applicable to the development.
- (7) A demand credit is only to be provided to a maximum amount equal to the development demand.

#### 17. Working out the levied charge relief

(1) The amount of the levied charge relief for the development is to be worked out by the local government as follows:

 $LCR = AC \times AD \times PR$ 

Where:

LCR is the levied charge relief.

AC is the applied adopted charge for the proposed development worked out under section 15 (Working out the applied adopted charge).

AD is the additional demand for the proposed development worked out under section 16 (Working out the additional demand).

PR is the relevant percentage of levied charge relief stated in schedule 6.

(2) The levied charge relief for the development is to be worked out by the local government prior to the time for the giving of the relevant approval to which the levied charge applies as follows:

Editor's note—A relevant approval is a development approval under the Planning Act 2016.

- (a) an applicant which is seeking the levied charge relief is to:
  - (i) give a notice in the prescribed form to the local government which provides evidence of the following:
    - (A) the applicant is a prescribed community organisation;
    - (B) the proposed development is a prescribed community development;
    - (C) the calculation of the amount of the levied charge relief; and
  - (ii) pay the prescribed fee;

Editor's note—The prescribed fee may include local government's costs for determining the levied charge relief.

- (b) the local government is to:
  - (i) determine if the applicant is a prescribed community organisation and the proposed development is a prescribed community development;
  - (ii) if it accepts that the applicant is a prescribed community organisation and the proposed development is a prescribed community development, work out the levied charge relief; and
  - (iii) give a notice to the applicant stating the outcome of the local government's determination.

Editor's note—The notice may be given in an infrastructure charges notice.

#### 18. Working out the discount for the prescribed financial contribution

(1) The amount of the discount for the prescribed financial contribution is to be worked out by the local government as follows:

D = PFC - (AC - DC)

Where:

D is the discount which cannot be less than zero.

PFC is the amount of the prescribed financial contribution.

AC is the applied adopted charge for the proposed development worked out under section 15 (Working out the applied adopted charge).

*DC* is the demand credit if applicable worked out under section 16 (Working out the additional demand).

(2) The discount for the prescribed financial contribution is to be worked out by the local government prior to the time for the giving of the relevant approval to which the levied charge applies as follows:

Editor's note—A relevant approval is a development approval under the Planning Act 2016.

- (a) an applicant which is seeking the discount for the prescribed financial contribution is to:
  - (i) give a notice in the prescribed form to the local government which provides evidence of the prescribed financial contribution and the calculation of the discount; and
  - (ii) pay the prescribed fee;

Editor's note—The prescribed fee may include local government's costs for determining the discount for prescribed financial contribution.

- (b) the local government is to:
  - (i) determine if the discount for a prescribed financial contribution is applicable to the development;
  - (ii) work out the discount for the prescribed financial contribution if applicable; and
  - (iii) give a notice to the applicant stating the outcome of the local government's determination.

Editor's note—The notice may be given in an infrastructure charges notice.

#### 19. Working out the automatic increase

(1) The automatic increase of the levied charge is to be worked out by the local government as the amount which is equal to the increase calculated by using the index stated in the Planning Act.

Editor's note—See section 114(3)(b), (4) and (6) (Contents—general) of the Planning Act 2016.

- (2) However the amount of the automatic increase of the levied charge must not be more than the amount of the increase prescribed by the Planning Act.
  - Editor's note—See section 114(5) (Contents—general) of the Planning Act 2016.
- (3) The automatic increase is only to be worked out by the local government following a period of twelve (12) months from the date of a development approval.

#### Part 4 Offset and refund for trunk infrastructure

#### 20. Purpose of part 4

Part 4 states the following matters relevant to the working out of an offset or refund for the provision of trunk infrastructure for the local government trunk infrastructure networks for development:

- (a) the criteria for trunk infrastructure to be applied by the local government in deciding if development infrastructure is trunk infrastructure (*identified trunk infrastructure criteria*);
- (b) the method to be applied by the local government for working out the cost of trunk infrastructure for an offset or refund where an applicant is required under a condition of a relevant approval to provide land or work for the following trunk infrastructure for local government trunk infrastructure networks (trunk infrastructure contribution):

Editor's note—A relevant approval is a development approval under the Planning Act 2016.

(i) **identified trunk infrastructure**—development infrastructure which is identified in the local government infrastructure plan;

Editor's note—See section 127 (Application and operation of subdivision) and 128(1)(a) (Necessary infrastructure conditions) of the Planning Act 2016.

- (ii) different trunk infrastructure—development infrastructure which:
  - (A) is an alternative to the identified trunk infrastructure; and
  - (B) delivers the same desired standards of service for the network of development infrastructure stated in the local government infrastructure plan;

Editor's note—See section 127 (Application and operation of subdivision) and 128(1)(b) (Necessary infrastructure conditions) of the Planning Act 2016.

- (iii) **necessary trunk infrastructure**—development infrastructure which is not identified trunk infrastructure or different trunk infrastructure that satisfies the identified trunk infrastructure criteria and is necessary to service development;
- (iv) **prescribed trunk infrastructure**—development infrastructure which is not identified trunk infrastructure, different trunk infrastructure or necessary trunk infrastructure that becomes trunk infrastructure under the Planning Act;
- (c) whether an offset or refund applies and if so the details of the offset and refund and the timing of the offset and refund.

#### 21. Identified trunk infrastructure criteria

The identified trunk infrastructure criteria for deciding that development infrastructure is trunk infrastructure are the following:

- (a) that the development infrastructure is necessary to service development consistent with the assumptions about the type, scale, location or timing of future development stated in the local government infrastructure plan;
- (b) that the development infrastructure complies with the criteria in schedule 7.

#### 22. Working out the establishment cost

The establishment cost for a trunk infrastructure contribution is to be worked out by the local government using the following:

- (a) for the calculation of the establishment cost—the method in section 23 (Calculation of the establishment cost);
- (b) for the recalculation of the establishment cost for work calculated under paragraph (a)—the method in section 24 (Recalculation of the establishment cost for work);
- (c) for the recalculation of the establishment cost for land calculated under paragraph (a)—the method in section 25 (Recalculation of the establishment cost for land).

#### 23. Calculation of the establishment cost

- (1) The establishment cost for a trunk infrastructure contribution is to be worked out by the local government using any of the following:
  - (a) the planned estimate of the trunk infrastructure contribution;
  - (b) a cost-based estimate of the establishment cost for the trunk infrastructure contribution determined by the local government using first principles estimating;
  - (c) an estimate of the establishment cost for the trunk infrastructure contribution reasonably determined by the local government.
- (2) The *planned estimate* of the trunk infrastructure contribution if:
  - (a) the whole of an item of identified trunk infrastructure—is the *planned cost* being the amount of the value of the item stated in schedule 8;
  - (b) part of an item of identified trunk infrastructure—is the estimate of the proportion of the planned cost of the item of identified trunk infrastructure applicable to the trunk infrastructure contribution having regard to the method used by the local government to work out the planned cost of the item of identified trunk infrastructure stated in the extrinsic material to the local government infrastructure plan; and

(c) different trunk infrastructure, necessary trunk infrastructure or prescribed trunk infrastructure—is the estimate of the planned cost of the infrastructure having regard to the method used by the local government to work out the planned cost of the identified trunk infrastructure for the network of development infrastructure stated in the extrinsic material to the local government infrastructure plan.

#### 24. Recalculation of the establishment cost for work

#### Market cost

- (1) The establishment cost for a trunk infrastructure contribution for work may be recalculated by the local government at the request of the applicant by using the market cost for the work.
- (2) The *market cost* for the work is the estimate of the cost of the design and construction of the work:
  - (a) including the following:
    - (i) the construction cost for the work;
    - (ii) construction on costs for the work which do not exceed the maximum construction on costs stated in schedule 9 for the following:
      - (A) the cost of survey for the work;
      - (B) the cost of geotechnical investigations for the work;
      - (C) the cost of only detailed design for the work;
      - (D) the cost of project management and contract administration;
      - (E) the cost of environmental investigations for the work:
      - (F) a portable long service leave payment for a construction contract for the work;
    - (iii) risk and contingencies which do not exceed 10% for the cost of that part of the of the work in a construction contract which is subject to a contingency.

#### Example—

A construction contract for a trunk road infrastructure network item may state a contingency for pavement design and service relocation.

- (b) excluding the following:
  - (i) the planning of the work;
  - (ii) a cost of carrying out temporary infrastructure;

- (iii) a cost of carrying out other infrastructure which is not part of the trunk infrastructure contribution;
- (iv) a cost of the decommissioning, removal and rehabilitation of infrastructure identified in paragraphs (ii) and (iii);
- (v) a part of the trunk infrastructure contribution provided by:
  - (A) the local government; or
  - (B) a person, other than the applicant or a person engaged by the applicant;
- (vi) a cost to the extent that GST is payable and an input tax credit can be claimed for the work;
- (vii) a cost attributable directly or indirectly to the failure of an applicant or a person engaged by the applicant to perform and fulfil a relevant approval for the work;

Editor's note—A relevant approval is a development approval under the Planning Act 2016.

- (viii) a cost caused or contributed to by a negligent or wilful act or omission by the applicant or a person engaged by the applicant;
- (ix) a cost of carrying out development infrastructure which is only made necessary by the development and does not contribute to the function of the trunk infrastructure item;
- a cost of carrying out trunk infrastructure which relates to another development infrastructure network;
- (xi) a cost of carrying out development infrastructure which is replacing existing infrastructure with different infrastructure in another development infrastructure network;
- (xii) a cost of existing development infrastructure which services or is planned to service existing or future demand that is replaced by the trunk infrastructure contribution.

#### Determining the market cost

- (3) The local government is to, prior to the applicant starting the construction of the work, determine the market cost for the work as follows:
  - (a) the applicant is to undertake an open tender process for the work;
  - (b) the applicant is to:
    - (i) give to the local government a notice in the prescribed form which states the following:
      - (A) an open tender process has been conducted;
      - (B) the tenders received:

- (C) the applicant's preferred tenderer and where the trunk infrastructure contribution is trunk road infrastructure a statement demonstrating the tender is from a *suitably qualified civil contractor*;
- (D) the applicant's reason for the preferred tenderer;
- (E) the terms of the construction contract for the work;
- a plan for each development infrastructure network clearly showing the extent of the work for which an offset is sought;
- (G) the applicant's calculation of the market cost for the work; and

Editor's note—Tenders for the development of trunk road infrastructure are only to be accepted from a suitably qualified civil contractor.

(ii) pay the prescribed fee;

Editor's note—The prescribed fee may include local government's costs for determining the market cost.

- (c) the local government may, within 15 business days of the date the notice under paragraph (b) is received by the local government, give a notice to the applicant which states that the applicant is to provide to the local government a document to enable the local government to determine the market cost including without limitation the following:
  - (i) details in respect of a construction contract for the work;
  - (ii) a plan for each development infrastructure network clearly showing the scope of the work for which an offset is sought;
- (d) the applicant is to comply with a notice given by the local government to the applicant under paragraph (c);
- (e) the local government is to as soon as reasonably practicable determine the market cost acting reasonably having regard to the matters in paragraphs (a) to (d):
- (f) the local government after determining the market cost is to as soon as reasonably practicable:
  - (i) give to the applicant a notice which states the following:
    - (A) the local government's calculation of the market cost for the work and the reason for any difference from the applicant's calculation;
    - (B) the establishment cost for the work; and
  - (ii) issue an amended infrastructure charges notice.

#### Adjustment of the establishment cost

- (4) The local government is to, after the completion of the construction of the work and prior to the date for the payment of a levied charge, determine an adjustment to the establishment cost as follows:
  - (a) this subsection only applies to a cost of work (*prescribed cost*) if the cost:
    - (i) would have formed part of the market cost used to work out the establishment cost for the work; and
    - (ii) was not included in the market cost used to work out the establishment cost or was included in the market cost used to work out the establishment cost but was for an amount less than the prescribed cost; and
    - (iii) was included in the market cost used to work out the establishment cost but was subject to a contingency stated in subsection (2)(a)(iii);
  - (b) the applicant may, prior to 15 business days after the applicant has completed the work:
    - (i) give to the local government a single notice which is to state the following:
      - (A) that the applicant requests that the local government adjust the establishment cost to take account of the prescribed cost;
      - (B) all information reasonably necessary to establish the calculation of the prescribed cost and that the cost is a prescribed cost;
      - (C) the applicant's calculation of the prescribed cost; and
    - (ii) pay the prescribed fee if paragraph (i) applies.

Editor's note—The prescribed fee may include local government's costs for determining whether the establishment cost is to be adjusted.

- (c) the local government may, within 15 business days of the date the notice under paragraph (b) is received by the local government, give a notice to the applicant which states that the applicant is to provide to the local government a document to enable the local government to determine the value of an adjusted establishment cost;
- (d) the applicant is to comply with a notice given by the local government to the applicant under paragraph (c);
- (e) the local government is to as soon as reasonably practicable determine whether the establishment cost is to be adjusted acting reasonably having regard to the matters in paragraphs (a) to (d);

- (f) the local government after determining whether the establishment cost is to be adjusted, is to as soon as reasonably practicable:
  - (i) give to the applicant a notice which states the following:
    - (A) the local government's calculation of the adjusted establishment cost for the work and the reason for any difference from the applicant's calculation;
    - (B) the establishment cost for the work; and
  - (ii) issue an amended infrastructure charges notice.

#### 25. Recalculation of the establishment cost for land

- (1) The establishment cost for a trunk infrastructure contribution for land may be recalculated by the local government at the request of the applicant using the current market value of the land.
- (2) The *current market value* of the land is the difference, determined by using the before and after method of valuation of the whole of the subject premises, between the value of the subject premises including the land and the value of the subject premises excluding the land.
- (3) The local government is to, prior to the date of payment of the levied charge, determine the market value of the land as follows:
  - (a) the applicant is to provide to the local government the following:
    - a notice in the prescribed form requesting the recalculation of the establishment cost for the land;
    - (ii) a valuation of the land undertaken by a certified practicing valuer:
    - (iii) the prescribed fee;

Editor's note—The prescribed fee may include the local government's costs of the recalculation process including the cost of the registered valuer and independent certified practicing valuer.

- (b) the local government may, if the matters in paragraph (a) are satisfied, refer the valuation to a registered valuer to assess whether the valuation is consistent with the current market value;
- (c) the local government is to decide whether to:
  - (i) accept the valuation; or
  - (ii) reject the valuation;
- (d) the local government is to, if it accepts the valuation:
  - (i) give to the applicant a notice stating the establishment cost for the land; and

- (ii) index the establishment cost for the land using the CPI from the date of the accepted valuation to the date stated in the amended infrastructure charges notice;
- (e) the local government is to, if it rejects the valuation, refer the valuation to an independent certified practicing valuer to:
  - (i) assess whether the valuation is consistent with the current market value; and
  - (ii) undertake a valuation of the land if the valuation is assessed as not consistent with the current market value;
- (f) the local government is to, upon the determination of the independent certified practicing valuer's valuation:
  - (i) give to the applicant a notice stating the establishment cost for the land;
  - (ii) index the establishment cost for the land using the CPI from the date of the independent certified practicing valuer's valuation to the date stated in the amended infrastructure charges notice; and
  - (iii) issue an amended infrastructure charges notice;
- (g) the local government however is not required to refer the valuation to the registered valuer or the independent certified practising valuer if the applicant has not paid to the Council the prescribed fee including the costs of the registered valuer under paragraph (b) and the independent certified practicing valuer under paragraph (e).

#### 26. Calculation of the actual cost

- (1) The actual cost for the work is the cost of the design and construction of the work:
  - (a) including the following:
    - (i) the construction cost for the work;
    - (ii) construction on costs for the work which do not exceed the maximum construction on costs stated in schedule 9 for the following:
      - (A) the cost of survey for the work;
      - (B) the cost of geotechnical investigations for the work;
      - (C) the cost of only detailed design for the work;
      - (D) the cost of project management and contract administration;
      - (E) the cost of environmental investigations for the work;

- (F) a portable long service leave payment for a construction contract for the work;
- (iii) risk and contingencies which do not exceed 10% for the cost of that part of the work in a construction contract which is subject to a contingency.

#### Example—

A construction contract for a trunk road infrastructure network item may state a contingency for pavement design and service relocation.

- (b) excluding the following:
  - (i) the planning of the work;
  - (ii) a cost of carrying out temporary infrastructure;
  - (iii) a cost of carrying out other infrastructure which is not part of the trunk infrastructure contribution;
  - (iv) a cost of the decommissioning, removal and rehabilitation of infrastructure identified in paragraphs (ii) and (iii);
  - (v) a part of the trunk infrastructure contribution provided by:
    - (A) the local government; or
    - (B) a person, other than the applicant or a person engaged by the applicant;
  - (vi) a cost to the extent that GST is payable and an input tax credit can be claimed for the work;
  - (vii) a cost attributable directly or indirectly to the failure of an applicant or a person engaged by the applicant to perform and fulfil a relevant approval for the work;

Editor's note—A relevant approval is a development approval under the Planning Act 2016.

- (viii) a cost caused or contributed to by a negligent or wilful act or omission by the applicant or a person engaged by the applicant;
- (ix) a cost of carrying out development infrastructure which is only made necessary by the development and does not contribute to the function of the trunk infrastructure item;
- (x) a cost of carrying out trunk infrastructure which relates to another development infrastructure network;
- (xi) a cost of carrying out development infrastructure which is replacing existing infrastructure with different infrastructure in another development infrastructure network;

(xii) a cost of existing development infrastructure which services or is planned to service existing or future demand that is replaced by the trunk infrastructure contribution.

Editor's note—Trunk road infrastructure works are only to be carried out by a suitably qualified civil contractor.

#### 27. Application of an offset and refund

The following apply if a trunk infrastructure contribution services or is planned to service premises other than premises the subject of the relevant approval and an adopted charge applies to the development the subject of the relevant approval:

Editor's note—A relevant approval is a development approval under the Planning Act 2016.

- (a) an **offset**—where the cost for the trunk infrastructure contribution calculated in accordance with section 28 (Information about an offset and refund) is equal to or less than the levied charge; and
- (b) a **refund**—where the cost for the trunk infrastructure contribution calculated in accordance with section 28 (Information about an offset and refund) is more than the levied charge.

#### 28. Information about an offset and refund

- (1) If an offset applies, the cost for the trunk infrastructure contribution is to be worked out by the local government in accordance with:
  - (a) for the calculation of the establishment cost section 23 (Calculation of the establishment cost);
  - (b) for the recalculation of the establishment cost for work calculated under paragraph (a) section 24 (Recalculation of the establishment cost for work);
  - (c) for recalculation of the establishment cost for land calculated under paragraph (a) section 25 (Recalculation of the establishment cost for land);
  - (d) for calculation of the **actual cost** for work section 26 (Calculation of the actual cost) where less than the establishment cost for work calculated under paragraph (a).

Editor's note—Calculation of an offset and refund for work pursuant to subclause (1)(d) will be used when the details provided in accordance with section 29(1)(b) (Timing of an offset and refund) evidence that the **actual cost** is less than the establishment cost for work calculated pursuant to subclause (1)(a).

(2) If a refund applies, the refund is to be worked out by the local government as the amount equal to the difference between the cost for the trunk infrastructure calculated in accordance with subsection 28(1) and the amount worked out by applying the adopted charge to the premises as follows:

R = C - LC

Where:

R is the refund amount.

C is the cost of the trunk infrastructure provided.

LC is the levied charge.

#### 29. Timing of an offset and refund

- (1) An applicant entitled to seek an offset or refund for the trunk infrastructure contribution is to:
  - (a) give to the local government a notice in the prescribed form which states the following:
    - (i) the date the trunk infrastructure contribution the subject of an offset or refund was lawfully completed;
    - (ii) that the trunk infrastructure contribution has been provided in accordance with the relevant approval for the trunk infrastructure contribution;

Editor's note—A relevant approval is a development approval under the Planning Act 2016.

- (b) for works, unless the cost of the trunk infrastructure contribution has been determined in accordance with section 24 (Recalculation of the establishment cost for work), provide full details of the actual cost in the form of the tender documentation including any variations, invoices and proof of payments; and
- (c) pay the prescribed fee.

Editor's note—The prescribed fee may include the local government's costs for determining the matters in subsection (1)(a) and (1)(b).

- (2) The local government is to as soon as reasonably practicable after receiving a notice under subsection (1):
  - (a) determine whether the trunk infrastructure contribution has satisfied the matters in subsections (1)(a) and (1)(b); and
  - (b) give to the applicant a notice stating the outcome of the local government's determination.
- (3) The local government if satisfied of the matters in subsections (1)(a) and (1)(b) is to, unless otherwise provided for in an infrastructure agreement:
  - (a) for an offset—set off the cost determined in accordance with section 28 (Information about an offset and refund) for the trunk infrastructure contribution against the levied charge when the levied charge stated in the infrastructure charges notice is payable under the Planning Act;
  - (b) for a refund—give the refund when stated in the infrastructure charges notice.

- (4) The local government has adopted a policy position in relation to the determination in an infrastructure charges notice of when a refund is to be given by the local government to achieve the following policy objectives:
  - (a) to seek to integrate the local government's land use and infrastructure plans;
  - (b) to implement the local government infrastructure plan as the basis for the local government's trunk infrastructure funding;
  - (c) to implement infrastructure funding which is equitable, accountable and financially sustainable for the local government.
- (5) The local government's policy position in relation to the determination in an infrastructure charges notice of when a refund is to be given by the local government and related matters is as follows:
  - (a) for a trunk infrastructure contribution for identified trunk infrastructure which is identified in the local government's capital works program at the date of the relevant approval with a planned date that is consistent with the local government infrastructure plan:

Editor's note—A relevant approval is a development approval under the Planning Act 2016.

- (i) the refund may be given in accordance with the payment triggers in paragraph (ii) until the planned date, at which time the balance of the refund is to be given by 31 December of the financial year following the planned date;
- (ii) the following payment triggers achieve the local government's policy objectives:
  - (A) for a refund which is an amount that is less than \$100,000—the refund may be given by 31 December of the financial year following the completion of the trunk infrastructure contribution;
  - (B) for a refund which is an amount that is \$100,000 or more but not more than \$500,000—the refund may be given annually over 3 financial years in equal payments by 31 December in each financial year commencing in the financial year following the completion of the trunk infrastructure contribution:
  - (C) for a refund which is an amount that is \$500,000 or more but not more than \$1 million—the refund may be given annually over 5 financial years in equal payments by 31 December in each financial year commencing in the financial year following the completion of the trunk infrastructure contribution;
  - (D) for a refund which is an amount that is \$1 million or more—the refund may be given annually in equal payments of \$250,000 by 31 December in each financial year commencing in the financial year following the completion of the trunk infrastructure contribution until the amount is paid;

- (iii) each amount to be paid under paragraph (i) is to be increased by the CPI from the date of the infrastructure charges notice for the refund to the date that the amount is paid;
- (b) for a trunk infrastructure contribution for identified trunk infrastructure (for which subsection 29(5)(a) does not apply) or different trunk infrastructure which is provided before or in the planned date or period for the trunk infrastructure contribution stated in the local government infrastructure plan:
  - (i) the following payment triggers achieve the local government's policy objectives:
    - (A) for a refund which is an amount that is less than \$100,000—the refund may be given by 31 December of the financial year following the end of the relevant planned date or period for the trunk infrastructure contribution;
    - (B) for a refund which is an amount that is \$100,000 or more but not more than \$500,000—the refund may be given annually over 3 financial years in equal payments by 31 December in each financial year commencing in the financial year following the end of the relevant planned date or period for the trunk infrastructure contribution:
    - (C) for a refund which is an amount that is \$500,000 or more but not more than \$1 million—the refund may be given annually over 5 financial years in equal payments by 31 December in each financial year commencing in the financial year following the end of the relevant planned date or period for the trunk infrastructure contribution:
    - (D) for a refund which is an amount that is \$1 million or more—the refund may be given annually in equal payments of \$250,000 by 31 December in each financial year commencing in the financial year following the end of the relevant planned date or period for the trunk infrastructure contribution until the amount is paid;
  - each amount to be paid under paragraph (i) is to be increased by the CPI from the date of the infrastructure charges notice for the refund to the date that the amount is paid;
- (c) for a trunk infrastructure contribution for identified trunk infrastructure or different trunk infrastructure which is provided after the planned date or period for the trunk infrastructure contribution stated in the local government infrastructure plan:
  - (i) the following payment triggers achieve the local government's policy objectives:

- (A) for a refund which is an amount that is less than \$100,000—the refund may be given by 31 December of the financial year following the completion of the trunk infrastructure contribution;
- (B) for a refund which is an amount that is \$100,000 or more but not more than \$500,000—the refund may be given annually over 3 financial years in equal payments by 31 December in each financial year commencing in the financial year following the completion of the trunk infrastructure contribution;
- (C) for a refund which is an amount that is \$500,000 or more but not more than \$1 million—the refund may be given annually over 5 financial years in equal payments by 31 December in each financial year commencing in the financial year following the completion of the trunk infrastructure contribution;
- (D) for a refund which is an amount that is \$1 million or more—the refund may be given annually in equal payments of \$250,000 by 31 December in each financial year commencing in the financial year following the completion of the trunk infrastructure contribution until the amount is paid;
- (ii) each amount to be paid under paragraph (i) is to be increased by the CPI from the date of the infrastructure charges notice for the refund to the date that the amount is paid;
- (d) for a trunk infrastructure contribution for necessary trunk infrastructure:
  - (i) the local government is to estimate the period in which the trunk infrastructure contribution would have been planned to be provided had it been included in the local government infrastructure plan having regard to the method used by the local government to work out the relevant planned date or period of items of identified trunk infrastructure for the network of development infrastructure stated in the extrinsic material to the local government infrastructure plan (specified date or period);
  - (ii) the local government is to upon the completion of the trunk infrastructure contribution include the trunk infrastructure as existing trunk infrastructure in the local government infrastructure plan;
  - (iii) the following payment triggers achieve the local government's policy objectives:
    - (A) for a refund which is an amount that is less than \$100,000—the refund may be given by 31 December of the financial year following the end of the specified date or period for the trunk infrastructure contribution;

- (B) for a refund which is an amount that is \$100,000 or more but not more than \$500,000—the refund may be given annually over 3 financial years in equal payments by 31 December in each financial year commencing in the financial year following the end of the specified date or period for the trunk infrastructure contribution;
- (C) for a refund which is an amount that is \$500,000 or more but not more than \$1 million—the refund may be given annually over 5 financial years in equal payments by 31 December in each financial year commencing in the financial year following the end of the specified date or period for the trunk infrastructure contribution:
- (D) for a refund which is an amount that is \$1 million or more—the refund may be given annually in equal payments of \$250,000 by 31 December in each financial year commencing in the financial year following the end of the specified date or period for the trunk infrastructure contribution until the amount is paid;
- (iv) each amount to be paid under paragraph (iii) is to be increased by the CPI from the date of the infrastructure charges notice for the refund to the date that the amount is paid;
- (e) for a trunk infrastructure contribution for prescribed trunk infrastructure:
  - the local government is to upon the completion of the trunk infrastructure contribution include the trunk infrastructure as existing trunk infrastructure in the local government infrastructure plan;
  - (ii) the following payment triggers achieve the local government's policy objectives:
    - (A) for a refund which is an amount that is less than \$100,000—the refund may be given by 31 December 2036:
    - (B) for a refund which is an amount that is \$100,000 or more but not more than \$500,000—the refund may be given annually over 3 financial years in equal payments between 31 December 2036 and 31 December 2039;
    - (C) for a refund which is an amount that is \$500,000 or more but not more than \$1 million—the refund may be given annually over 5 financial years in equal payments between 31 December 2036 and 31 December 2041;

- (D) for a refund which is an amount that is \$1 million or more—the refund may be given annually in equal payments of \$250,000 from 31 December 2036 until the amount is paid;
- (iii) each amount to be paid under paragraph (ii) is to be increased by the CPI from the date of the infrastructure charges notice for the refund to the date that the amount is paid.

## Schedule 1 Dictionary

actual cost see section 26 (Calculation of the actual cost).

additional demand see section 12(b)(ii) (Purpose of part 3).

adopted charge see section 6(a) (Purpose of part 2).

applicable area see section 6(d) (Purpose of part 2).

applicable date see section 6(c) (Purpose of part 2).

applicable use see section 6(e) (Purpose of part 2).

applied adopted charge see section 12(b)(i) (Purpose of part 3).

arterial roads mean local roads which:

- (a) facilitate traffic movement across a number of suburbs or townships, or provide crosscity links between major activity areas and link with highways and motorways; and
- (b) are primarily used for through traffic movements (that is, 50 percent or more of the road's traffic will ultimately not have an origin or destination within the adjacent traffic zone or contribution sector).

Editor's note—The term 'arterial roads' is also referred to as 'intersuburban links' in the Council's land-use planning activities.

automatic increase see section 12(c) (Purpose of part 3).

**bedroom** means an area of a building or structure which:

- is used, designed or intended for use for sleeping but excludes a lounge room, dining room, living room, kitchen, water closet, bathroom, laundry, garage or plant room; or
- (b) can be used for sleeping such as a den, study, loft, media or home entertainment room, library, family or rumpus room or other similar space.

citywide community facilities mean community facilities which are described as 'citywide community facilities' and meet the relevant elements as set out in the extrinsic material for the community facilities trunk infrastructure network.

Editor's note—See Part 13—Local Government Infrastructure Plan, which forms part of the Ipswich planning scheme.

citywide parks mean parks which are described as 'citywide parks' and meet the relevant elements as set out in the extrinsic material for the public parks trunk infrastructure network.

Editor's note—See Part 13—Local Government Infrastructure Plan, which forms part of the Ipswich planning scheme.

commercial or industrial area means that part of the local government area in the zones and designations under the Ipswich planning scheme identified below:

Commercial (office)	CBD primary commercial zone
area	CBD secondary commercial zone CBD top of town zone CBD medical services zone
Commercial (retail) area	Major centre zone Local retail & commercial zone CBD North secondary business zone
	Rosewood town centre primary business area zone & town square sub area Character area - mixed use zone
	CBD primary retail zone
	Business park zone
	Rosewood town centre secondary business area zone
Other Industry area	Local business & industry zone  Local business & industry investigation zone  Business incubator zone
	Regional business & industry zone
	Regional business & industry investigation zone
	Rosewood service trades & showgrounds zone

**completion** means the stage in the provision of a trunk infrastructure contribution by an applicant when the local government is satisfied that the trunk infrastructure contribution is complete other than for a minor omission and a minor defect which:

- (a) is not essential;
- (b) does not prevent the matter from being reasonably capable of being used for its intended purpose;
- (c) the local government determines the applicant has a reasonable basis for not promptly rectifying; and

(d) the rectification of which will not prejudice the convenient use of the matter.

**CPI** (an acronym for consumer price index) means the following:

- (a) the consumer price index 6401.0 All Groups Brisbane published by the Australian Bureau of Statistics;
- (b) if an index described in paragraph (a) ceases to be published—another similar index prescribed by the local government.

Editor's note—Where the CPI has not been published for a calculation date the change in the CPI is to be determined by having regard to the index prior to the base date and the index prior to the calculation date.

*current market value* see section 25(2) (Recalculation of the establishment cost for land).

**deemed demand** see section 16(3)(d) (Working out the additional demand).

deemed demand area means the deemed demand area in schedule 12.

*demand credit* see section 16(1) (Working out the additional demand).

demand unit see section 16(2) (Working out the additional demand).

development demand see section 16(1) (Working out the additional demand).

different trunk infrastructure see section 20(b)(ii) (Purpose of part 4).

distributor-retailer means the Central SEQ Distributor-Retailer Authority (trading as Queensland Urban Utilities) under the SEQ Water Act.

distributor-retailer's adopted charge or DAC see section 7(2)(e) (Adopted charges).

distributor-retailer infrastructure planning instrument see section 8(2) (Trunk infrastructure networks for adopted charges).

distributor-retailer trunk infrastructure network charge or DNC see section 7(2)(a)(ii) (Adopted charges).

distributor-retailer trunk infrastructure networks see section 6(b)(ii) (Purpose of part 2).

district community facilities mean community facilities which are described as 'district community facilities' and meet the relevant elements as set out in the extrinsic material for the community facilities trunk infrastructure network.

Editor's note—See Part 13—Local Government Infrastructure Plan, which forms part of the Ipswich planning scheme.

district parks mean parks which are described as 'district parks' and meet the relevant elements as set out in the extrinsic material for the public parks trunk infrastructure network.

Editor's note—See Part 13—Local Government Infrastructure Plan, which forms part of the Ipswich planning scheme.

dwelling has the meaning in the Planning Regulation.

Editor's note—The term 'dwelling' is defined in the Planning Regulation to mean:

- "(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."

establishment cost see section 22 (Working out the establishment cost).

existing lawful use see section 16(3)(a) (Working out the additional demand).

financial year means a period of 1 year beginning on 1 July.

**GFA** (an acronym for gross floor area) has the meaning in the Planning Regulation.

Editor's note—The term 'gross floor area' is defined in the Planning Regulation to mean:

"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."

identified trunk infrastructure criteria see section 20(a) (Purpose of part 4).

identified trunk infrastructure see section 20(b)(i) (Purpose of part 4).

infrastructure charging instrument means any of the following:

- (a) a condition imposed under a planning scheme policy about infrastructure;
- (b) an adopted infrastructure charge levied under an adopted infrastructure charges notice;
- (c) a levied charge under an infrastructure charges notice.

Ipswich planning scheme means the Ipswich Planning Scheme 2006.

levied charge see section 12(a) (Purpose of part 3).

levied charge relief see section 12(b)(iii) (Purpose of part 3).

**local community facilities** mean community facilities which are described as 'local community facilities' and meet the relevant elements as set out in the extrinsic material for the community facilities trunk infrastructure network.

Editor's note—See Part 13—Local Government Infrastructure Plan, which forms part of the Ipswich planning scheme.

*local government trunk infrastructure networks* see section 6(b)(i) (Purpose of part 2).

**local government trunk infrastructure network charge or LNC** see section 7(2)(a)(i) (Adopted charges).

**local parks** mean parks which are described as 'local parks' and meet the relevant elements as set out in the extrinsic material for the public parks trunk infrastructure network.

Editor's note—See Part 13—Local Government Infrastructure Plan, which forms part of the Ipswich planning scheme.

*market cost* see section 24(2) (Recalculation of the establishment cost for work).

maximum adopted charge or MAC see section 7(2)(d) (Adopted charges).

**necessary trunk infrastructure** see section 20(b)(iii) (Purpose of part 4).

offset see section 27(a) (Application of an offset and refund).

**persons** has the meaning in the local government infrastructure plan.

Editor's note—The term 'person' is defined in the local government infrastructure plan to mean "the number of persons within an occupied dwelling averaged across the detached housing or attached housing zones as outlined in the Planning Scheme."

planned cost see section 23(2)(a) (Calculation of the establishment cost).

*planned estimate* see section 23(2) (Calculation of the establishment cost).

**Planning Act** means the *Planning Act* 2016.

*Planning Regulation* means the Planning Regulation 2017.

**PPI** (an acronym for producer price index) means the following:

- (a) the producer price index for construction 6427.0 (ABS PPI) index number 3101—Road and Bridge construction index for Queensland published by the Australian Bureau of Statistics;
- (b) if an index described in paragraph (a) ceases to be published—another similar index prescribed by the local government.

Editor's note—Where the PPI has not been published for a calculation date the change in the PPI is to be determined by having regard to the index prior to the base date and the index prior to the calculation date.

#### prescribed community development means the following:

- (a) citywide developments—these developments are higher order community facilities which have a Citywide or sub-regional catchment. Whilst not mandatory, their location is best intended for the Ipswich City Centre or proposed Town Centres (e.g. Ipswich Grammar Schools);
- (b) district developments—these developments, whilst higher order community facilities, have a 'sector' or large suburban catchment (i.e. Ipswich Eastern Suburbs, Southern Corridor etc.). These types of developments are more prevalent in existing urban areas (e.g. St. Peter Claver College);
- (c) neighbourhood developments—these developments, whilst varying in size, cater primarily for the needs of the surrounding neighbourhood (e.g. Leichhardt Catholic Primary School, Riverview Neighbourhood Centre);
- (d) local developments—these developments provide facilities for a highly localised catchment (e.g. Local Neighbourhood House, Tenants' Association House or local community hall or recreational facility which is generally less than 200m² in GFA). These developments will be limited to small, local based community organisations.

#### prescribed community organisation means the following:

- (a) Scouts and Girl Guides Associations, War Widows Guild, Creche and Kindergartens, Queensland Deaf Society (Inc.), Queensland Spastic Welfare League, Welfare Associations for the Blind, Queensland Society for Crippled Children, Senior Citizens Clubs and other like registered charitable organisations;
- (b) religious institutions;
- (c) private schools (or non-state schools) in receipt of a subsidy under the Education (General Provisions) Act 2006 and affiliated with an approved Capital Assistance Authority under the Education (Capital Assistance) Act 1993; or
- (d) other non-profit organisations (including sporting and recreational organisations) which provide a service to the community and do not normally have an income stream or are able to demonstrate their status as non-profit through an external source such as the Australian Taxation Office.

prescribed cost see section 24(4)(a) (Recalculation of the establishment cost for work).

prescribed financial contribution see section 12(b)(iv) (Purpose of part 3).

prescribed fee means a cost recovery fee prescribed by the local government.

prescribed form means a form prescribed by the local government.

prescribed trunk infrastructure see section 20(b)(iv) (Purpose of part 4).

previous lawful use see section 16(3)(b) (Working out the additional demand).

*local government infrastructure plan* means the Local Government Infrastructure Plan, which forms part of the Ipswich planning scheme.

Editor's note—The Local Government Infrastructure Plan is Part 13 of the Ipswich Planning Scheme 2006.

PSP 5 see section 7(1)(a) (Adopted charges).

**refund** see section 27(b) (Application of an offset and refund).

relevant proportion or RP see section 7(2)(c) (Adopted charges).

*religious institution* means an institution which is a religious institution under the *Income Tax Assessment Act 1936* or the *Income Tax Assessment Act 1997*, as applicable.

**residential area** means that part of the local government area in the zones and designations under the Ipswich planning scheme that is not otherwise identified as commercial or industrial area.

**SEQ Water Act** means the South-East Queensland Water (Distribution and Retail Restructuring) Act 2009.

specified date or period see section 29(5)(d)(i) (Timing of an offset and refund).

**Springfield structure plan** means the Springfield structure plan, which forms part of the lpswich planning scheme.

Editor's note—The Springfield structure plan is Part 14 of the Ipswich Planning Scheme 2006.

sub-arterial roads mean local roads which:

(a) facilitate movement across a suburb, from one suburb to another and link with arterial roads; and

(b) are primarily used for through traffic movements (that is, 50 percent or more of the road's traffic usage that ultimately does not have an origin or destination within the adjacent traffic zone or contribution sector).

Editor's note—The term 'sub-arterial roads' is also referred to as 'suburban links' and 'distributors' in the Council's land-use planning activities.

**suite** means a number of connected rooms one of which is a bedroom in which an individual or a group of two or more related or unrelated people reside with the common intention to live together on a long term basis and who make common provision for food or other essentials for living.

#### suitably qualified civil contractor means a contractor:

- (a) that has been prequalified by the Department of Transport and Main Roads under the Austroads National Prequalification System for Civil (Road and Bridge) Construction Contracts in the categories of roadworks and bridge construction relevant to the trunk road infrastructure to be constructed; or
- (b) that is able to demonstrate that it meets the prequalification criteria of the Department of Transport and Main Roads under the Austroads National Prequalification System for Civil (Road and Bridge) Construction Contracts in the categories of roadworks and bridge construction relevant to the trunk road infrastructure to be constructed.

total trunk infrastructure network charges or Total NC see section 7(2)(b) (Adopted charges).

trunk infrastructure contribution see section 20(b) (Purpose of part 4).

trunk infrastructure networks see section 6(b) (Purpose of part 2).

trunk infrastructure network charges see section 7(2) (Adopted charges).

### Schedule 2 Trunk infrastructure network charges

Table A Reconfiguring a lot of land in the residential area

Column 1	Column 2				
Demand unit	Trunk infrastru	icture network c	harges		
	Transport trunk infrastructure network	Public parks trunk infrastructure network	Community facilities trunk infrastructure network	Water supply trunk infrastructure network for water service	Sewerage trunk infrastructure network for wastewater service
Lot	Trunk infrastructure network charge for one dwelling house (3 bedroom dwelling) charge in Table C1.	Trunk infrastructure network charge for one dwelling house (3 bedroom dwelling) charge in Table C2.	Trunk infrastructure network charge for one dwelling house (3 bedroom dwelling) charge in Table C3.	Trunk infrastructure network charge for one dwelling house (3 bedroom dwelling) charge in Table C4.	Trunk infrastructure network charge for one dwelling house (3 bedroom dwelling) charge in Table C5.

Table B Reconfiguring a lot of land not in the residential area

Column 1	Column 2	Column 3	Column 4	Column 5		
Demand unit	Area	Unconstrained (see schedule	Constrained Area (see schedule 11)	Trunk infrastructure network charges		
		11) percentage	percentage	Transport trunk infrastructure network	Water supply trunk infrastructure network for water service	Sewerage trunk infrastructure network for wastewater service
Lot	Commercial (office) area	30	Not applicable	Trunk infrastructure network charge for Commercial (office) - Office charge in Table D1 (\$ per m² GFA).	Trunk infrastructure network charge for Commercial (office) - Office charge in Table D2 (\$ per m² GFA).	Trunk infrastructure network charge for Commercial (office) - Office charge in Table D3 (\$ per m² GFA).
Lot	Commercial (retail) area	30	22.5 in the Business park zone (see schedule 11)	Trunk infrastructure network charge for Commercial (retail) - Shop charge in Table D1 (\$ per m² GFA).	Trunk infrastructure network charge for Commercial (retail) - Shop charge in Table D2 (\$ per m² GFA).	Trunk infrastructure network charge for Commercial (retail) - Shop charge in Table D3 (\$ per m² GFA).
Lot	Other industry area	30	6.65 in the Regional business and industry zone and Regional business and industry investigation zone (see schedule 11)	Trunk infrastructure network charge for Other industry - Low impact industry charge in Table D1 (\$ per m² GFA).	Trunk infrastructure network charge for Other industry - Low impact industry charge in Table D2 (\$ per m² GFA).	Trunk infrastructure network charge for Other industry - Low impact industry charge in Table D3 (\$ per m² GFA).

Table C1 Residential use – transport trunk infrastructure network

																		Column																
Column 1																Re	sidential us	e under the F	rk charge (\$ p Planning Reg	ulation	,													
harge Are	ea														Edito	or's note - Se	e schedule 1	6, Table 1, co	lumn 1 of th	e Planning R	egulation 													
			esidential u	ses									ommodation	(long term)			1											ation (short term				Т		
		er's accomm ultiple dwelli									Roo	ming Acc	ommodation				1	Retirem	ent Facility								Short-tern	n accommodatio	n			-	Tourist Park	
		ual occupano		Dwellir	g house	Relocatabl	e Home Pai	rk		Other				Student acc	ommodation				ty Residence		Tou	ırist Park (Cara	avan Park)	ŀ	lotel (resider	ntial compone	nt)	Short	-term accomm	odation (other)	)	(0	Camping ground)	
						1 or 2 bedroom	3 or more bedroom				Rod	room				Bedroom				Bedroom							Bedroom			Ro	edroom			
			3 or more	1 or 2	3 or more	relocatable	relocatab	le		Suit	te with 3 that				Suite with 3		Suite		Suite with 3							Suite with				Suite with 3 tha		)		
	1 bedroom		bedroom		bedroom	dwelling	dwelling			e with 2 or n			Suite with			within a		Suite with 2		within a	1 caravan	2 caravan	3 caravan		Suite with 2	1	within a		Suite with 2		ithin a		011	
	dwelling 1 2767	dwelling 36	dwelling 26 534	dwelling 4 442	dwelling 8 6202	site 3626	site 3	1 bedr 626	1908	rooms bed 3817	drooms suite 5725	e 1908	1 bedroom 1 2767	pedrooms 5535		suite 276	bedroom 2767	oedrooms 3626	bedrooms 5344	suite 276	7 362	sites	sites 252 108		n bedrooms 8 381		suite 1908	bedroom 3 2767		bedrooms sui	iite 2767	1 tent site 2 7 2767	2 tent sites 3 t	tent site: 83
	2 2328	30	50 449			3050	3	050	1605	3210	4816	1605	2328	4655	6983		2328	3050				-	100 91	50 160							2328		4655	6
	3 2739 4 2674					3589 3504		589 504	1889 1844	3778 3689	5667 5533	1889 1844	2739	5478 5349			2739	3589 3504	5289 5165				178 107 009 105			-		2739			2739 2674	9 2739 4 2674	5478 5349	8
	5 3776					3504 4948		948	2604	5208	7812	2604	2674 3776	5349 7551	8023 11327		2674 3776	3504 4948	7291				395 148					4 2674 4 3776		8023 11327	2674 3776	3776	7551	1
	6 3937					5159		159	2715	5430	8146	2715	3937	7874		393	3937	5159	7603									3937			3937	3937	7874	11
	7 3259 8 1129		71 629 80 218			427° 1480		271 480	2248 779	4496 1558	6744 2337	2248 779	3259 1129	6519 2259			3259	4271 1480	6294 2181				542 128 960 44					3259 9 1129			3259 1129		6519 2259	
	9 2211				7 4955	2897	7 2	897	1525	3049	4574	1525	2211	4421	6632		2211	2897	4269				793 86	90 152							2211	1 2211	4421	
	10 3086					4044		044	2128	4256	6385	2128	3086	6172			3086	4044			-		087 121 136 107								3086		6172	
	11 2723 12 3832					3568 5022		568 022	1878 2643	3756 5286	5634 7929	1878 2643	2723 3832	5446 7664			2723 2 3832	3568 5022	5258 7400									3 2723 3 3832			2723 3832		5446 7664	1
	13 3889					5096		096	2682	5364	8046	2682	3889	7777			3889	5096	7509												3889	3889	7777	1
	14 3869 15 2348		-			5069 3076		069 076	2668 1619	5336 3238	8004 4857	2668 1619	3869 2348	7737 4695			3869 3 2348	5069 3076	7470 4534				138 152 153 92					3869			3869 2348	9 3869 3 2348	7737 4695	1
	16 2896					3795		795	1997	3995	5992	1997	2896	5793			2896	3795	5593				590 113					7 2896			2896	5 2896	5793	
	17 5139					673		734	3544	7089	10633	3544	5139	10278			5139	6734	9924												5139		10278	1
	18 3864 19 5288			2 618 2 846		5064 6930		930	2665 3647	5330 7294	7995 10942	2665 3647	3864 5288	7729 10577	11593 15865		3864 5288	5064 6930	7462 10212									5 3864 7 5288		11593 15865	3864 5288	4 3864 3 5288	7729 10577	1:
:	20 3397			9 543		445		451	2342	4685	7027	2342	3397	6793			3397	4451	6559				901 133								3397		6793	10
- :	21 3824					5011		011	2637	5275	7912	2637	3824	7648			3824	5011	7385							-		3824			3824	3824	7648	11
	22 5155 23 2848					6755 3732		755 732	3555 1964	7111 3928	10666 5892	3555 1964	5155 2848	10311 5696	15466 8544		5 5155 2848	6755 3732	9955 5499					266 355 195 196						15466 8544	5155 2848	5 5155 3 2848	10311 5696	15
	24 2416	31	66 466	6 386	6 5416	3166	3	166	1666	3333	4999	1666	2416	4833	7249	241	2416	3166	4666	241	6 316	56 63	332 94	199 166	6 333	33 4999	1666	2416	4833	7249	2416	5 2416	4833	
- :	25 2695 26 3042		31 520 85 587			353° 3985		531 985	1858 2098	3717 4195	5575 6293	1858 2098	2695 3042	5389 6083			2695	3531 3985	5203 5873				062 105 971 119					3 2695 3 3042			2695 3042	2695 2 3042	5389 6083	
	27 2852			_		3737		737	1967	3934	5901	1967	2852	5704			2852	3737	5507				474 112					7 2852			2852	2 2852	5704	
	28 2485			8 397		3256		256	1714	3427	5141	1714	2485	4970			2485	3256	4798				512 97		-			4 2485			2485			
	29 2933 30 2812					3843 3684		843 684	2023 1939	4045 3878	6068 5817	2023 1939	2933 2812	5865 5623	8798 8435		2933	3843 3684	5663 5429				586 115 368 110					2933		8798 8435	2933 2812	2933	5865 5623	
	31 3961	51				519		191	2732	5464	8196	2732	3961	7923			3961	5191	7649									2 3961			3961	1 3961	7923	1
	32 1654			4 264		2167		167	1141	2281	3422	1141	1654	3308			1654	2167	3194				334 65					1 1654			1654	1654	3308	
	33 2715 34 3090					3557 4049		557 049	1872 2131	3745 4262	5617 6393	1872 2131	2715 3090	5430 6180			2715	3557 4049	5242 5967				115 10 <i>6</i> 098 121					2 2715 1 3090			2715 3090	2715	5430 6180	
:	35 3925					5143		143	2707	5414	8121	2707	3925	7850		392	3925	5143					286 154	129 270	7 541	14 8121	2707			11775	3925		7850	1
:	36 1936 37 2077					2537 2722		537 722	1335 1433	2671 2865	4006 4298	1335 1433	1936 2077	3873 4155			1936	2537 2722	3739 4012				074 <i>76</i> 444 81								1936 2077	5 1936 7 2077	3873 4155	
	38 2432					3187		187	1678	3355	5033	1678	2432	4865			2432	3187	4697				375 95					3 2432			2432			
:	39 2925					3832		832	2017	4034	6051	2017	2925	5849			2925	3832	5647				564 114					7 2925			2925			:
- :	40 2194 41 2162					2875 2833		875 833	1513 1491	3027 2982	4540 4473	1513 1491	2194 2162	4389 4324			2194	2875 2833	4238 4175				751 86 566 85					3 2194 1 2162			2194 2162	2 2194 2 2162	4389 4324	
	42 4611	60			-	6042		042	3180	6360	9539	3180	4611	9221	13832	461	4611	6042	8904		1 604							4611		13832	4611	1 4611	9221	13
	43 3953					5180		180	2726	5453	8179	2726	3953	7906	0.400	200	3953	5180						540 272				3953			3953	3 3953	7906	11
	44 2808 45 5551		79 542 73 1071			7273		679 273	1936 3828	3873 7656	5809 11484	1936 3828	2808 5551	11101		280i 555	2808 5551	3679 7273	5422 10718				358 110 547 218								2808 5551	2808 1 5551	5615 11101	16
	46 3021	39	59 583	4 483	4 6772	3959	3	959	2084	4167	6251	2084	3021	6043	9064	302	3021	3959	5834	302	1 395	59 79	918 118	377 208	416	6251	2084	3021	6043	9064	3021	1 3021	6043	ç
	47 2110 48 662		64 407 67 127			2764 867		764 867	1455 456	2910 912	4365 1369	1455 456	2110 662	4219 1323			2110	2764 867					529 82 734 26	93 145 01 45		10 4365 12 1369		5 2110			2110	2 2110		1
	49 1315		23 253			1723		723	907	1814	2721	907	1315	2630				1723						70 90		12 1369 14 2721					1315			:
	50 1509		77 291			1977		977	1040	2081	3121	1040	1509	3017				1977	2913	150				31 104							1509			4
	51 1053 52 2061		80 203 01 398			1380 270		380 701	726 1422	1452 2843	2178 4265	726 1422	1053 2061	2106 4123			1053	1380 2701	2033 3980					39 72 03 142				5 1053 2 2061			1053 2061			3
į	53 1029	13	48 198		6 2306	1348	3 1	348	709	1419	2128	709	1029	2057				1348						044 70				9 1029			1029			3
	54 940	12	32 181	5 150	4 2107	1232	2 1	232	648	1296	1945	648	940	1880	2820	940	940	1232	1815	94	0 123	32 24	463 36	95 64	8 129	96 1945	648	940	1880	2820	940	940	1880	2

#### Table C2 Residential use – public parks trunk infrastructure network

0.11											5.11	D. I. I I	Colum		<b>(2)</b>	1 .38									
Column 1 Charge											Public		rastructure net al use under th		V-1	d unit)									
Area											Editor's no		ule 16, Table 1,		•	Regulation									
		Re	sidential use	es					А	ccommodati	on (long term	)								Accommodatio	n (short term)				
	Caretak	er's accommo	odation								, , ,										,				
	Mu	ıltiple dwelli	ng										Retiremen	t Facility						Short-term acc	commodation			Tourist Park	
	D	ual occupanc	y	Dwellir	ng house	Relocatable	Home Park		Rooming Acco	ommodation			Community	Residence		Touri	st Park (Caravar	Park)	Н	lotel (residenti	ial component	)	(	Camping ground	d)
							3 or more				Bedroom				Bedroom						L	Bedroom			
			3 or more	1 or 2	3 or more		bedroom			Suite with 3				Suite with		L					Suite with 3				
	1 bedroom		bedroom	bedroom	bedroom		relocatable	Suite with 1			within a	Suite with 1			within a	1 caravan	2:4	3 caravan	Suite with 1	Suite with 2		within a	1 4 4 - 14 -	244	244
F1	dwelling 4851	dwelling 6282	dwelling 9304	dwelling 779	dwelling 3 10895	dwelling site 6282		bearoom 4851	bedrooms 9702	bedrooms 14553	suite 4851	bedroom 4851	bedrooms 6282	bedrooms 9304		site 6282	2 caravan sites 12565		bedroom 3976			suite 3976		2 tent sites 3	3 tent sites 14553
E2	4944	6403				6403		4944	9888	14833		4944				6403	12806						1001		14833
F3	4350	5633				5633		4350	8699	13049						5633	11266								13049
F4	4710	6100				6100		4710	9420	14129		4710				6100	12199					3860			14129
E5	4384	5678				5678		4384	8769	13153		4384				5678	11356					3594			13153
E6	4978	6447	9548	799	7 11180	6447	6447	4978	9956	14934	4978	4978	6447	9548	4978	6447	12894	19341	4080	8161	12241	4080	4978	9956	14934
C1	4349	5632	8341	698	7 9767	5632	5632	4349	8698	13047	4349	4349	5632	8341	4349	5632	11264	16896	3565	7129	10694	3565	4349	8698	13047
C2	4182	5416				5416		4182	8365	12547		4182					10833					3428			12547
C3	4876	6315				6315		4876	9753	14629	4876	4876					12630					3997	4876		14629
C4	4687	6070				6070		4687	9374	14061	4687	4687				6070	12140		3842						14061
C5	4472	5791		718		5791	5791	4472	8944	13416						5791	11583		3665			3665			13416
C6	5083	6583				6583		5083	10167	15250		5083				6583	13167	19750							15250
C7	4424	5730				5730		4424	8849	13273		4424				5730	11460								13273
C8	4236	5486				5486		4236	8472	12708		4236				5486	10972								12708
C9 C10	4447	5759 6874				5759 6874		4447 5307	8894	13340 15922		4447 5307				5759 6874	11518 13747		3645 4350			3645 4350			13340 15922
C10	5307 6534	8462				8462		6534	10615 13068	19601	6534	6534				8462	16924					5356			19601
D1	4895	6339				8462		4895	9789	14684						6339	12678		4012						14684
R2	5143	6661	9865			6661	6661	5143	10286	15430							13322								15430
R3	4713	6104	9040			6104		4713	9426	14139		4713				6104	12208		3863						14139
R4	4792	6206				6206		4792	9585	14377							12413		3928			3928			14377
W1	4599	5956				5956		4599	9197	13796		4599				5956	11911	17867	3769						13796
W2	4770	6178				6178		4770	9541	14311	4770	4770				6178	12356								14311
W3	4221	5466				5466		4221	8441	12662		4221	5466			5466	10932					3460			12662
W4	4383	5676	8407	7042	2 9844	5676	5676	4383	8766	13149	4383	4383	5676	8407	4383	5676	11353	17029	3593	7185	10778	3593	4383	8766	13149
W5	4411	5712	8460	708	6 9906	5712	5712	4411	8821	13232	4411	4411	5712	8460	4411	5712	11425	17137	3615	7231	10846	3615	4411	8821	13232
W6	4350	5633	8343	698	9769	5633	5633	4350	8700	13049	4350	4350	5633	8343	4350	5633	11267	16900	3565	7131	10696	3565	4350	8700	13049
W7	4286	5550		688		5550		4286	8571	12857	4286			8220			11101	16651	3513						12857
W8	4308	5580				5580		4308	8617	12925		4308					11160		3532						12925
W9	4263	5521	8176	6849	9 9574	5521	5521	4263	8526	12789	4263	4263	5521	8176	4263	5521	11042	16562	3494	1 6988	10483	3494	4263	8526	12789

Table C3 Residential use – community facilities trunk infrastructure network

Column 1										Co	ommunity F	acilities trunk	Colum	nn 2 e network chai	rae (\$ ner den	nand unit)									
Charge											•	Residential	use under th	e Planning Req	julation	,									
Area						<u> </u>							e 16, Table 1,	column 1 of th	ne Planning Re	egulation									
			sidential us	es				1		Accommodat	tion (long te	rm)								<u>Accommodation</u>	on (short term)		1		
		r's accomm																							,
		tiple dwelli	J											ent Facility		l					ccommodation			Tourist Park	
	Du	al occupano	СУ	Dwellin	g house		e Home Park		Rooming Acc	ommodation			Communi	ty Residence	_	louris	t Park (Carava	in Park)		Hotel (residen	tial componen	t)	(Ca	amping ground	1)
						1 or 2	3 or more																		,
				1 0		bedroom	bedroom			0.11	Bedroom			0.11	Bedroom						0.11	Bedroom			
	4 1	01		1 or 2	3 or more		relocatable	0.21		Suite with 3	1	0.11	6 11 11 6	Suite with 3	that is not				0.11	6 11 111 0	Suite with 3				,
	1 bedroom			bedroom	bedroom	dwelling	dwelling		1 Suite with 2	1	within a		Suite with 2	1.	within a	1 caravan	1	3 caravan		Suite with 2	1	within a			
F1	dwelling 622	dwelling	dwelling 1193	dwelling 99	dwelling	site	site 6 806	bedroom 62			suite	bedroom 2 622	bedrooms 806		suite	site		sites	bedroom 510	bedrooms 1020		suite 510		2 tent sites 3	1866
E2	612	806 792		98		7 80 <i>6</i> 4 792		-		-									50				622 612	1244 1224	1835
E2	637	792 825		102	-	1 825																	637	1224	1912
E/I	556	720		89		_		_											45!				556	1111	1667
F5	570	738		91		_													46				570	1140	1710
E6	605	783		97:					-														605	1210	1814
C1	639	828		102					-											-			639	1279	1918
C2	636	823		102								_							52 <sup>-</sup>				636	1271	1907
C3	631	817		101		+																	631	1262	1893
C4	654	847		105												_			530				654	1308	1962
C5	583	756		93															478				583	1167	1750
C6	556	721		89	4 1250			55	6 1113				721	1067					456	912	1368	456	556	1113	1669
C7	598	774	1146	96	1342	2 774	4 774	1 59	8 1195	1793	3 598	598	774	1146	5 59	8 774	1548	2322	490	980	1470	490	598	1195	1793
C8	724	938	1389	116	4 1627	7 938	938	3 72	1449	2173	3 72	4 724	938	1389	72	4 938	1876	2814	594	4 1188	1781	594	724	1449	2173
C9	565	732	1084	90	1269	732	2 732	2 56	5 1130	1695	5 56!	5 565	732	1084	1 56	5 732	1463	2195	463	926	1389	463	565	1130	1695
C10	518	670		83:												-			424	4 849	1273		518	1035	1553
C11	710	920	1363	114		920	920			2131				1363				2760	582	2 1165	1747		710	1421	2131
R1	587	760		94:	-	_													48				587	1174	1761
R2	675	875		108		_													554		-		675	1351	2026
R3	673	871		108		1 87			-														673	1345	2018
R4	633	820		101															519				633	1267	1900
W1	212	274		34																	-		212	424	636
W2	216	279		34				_											17				216	431	647
W3	259	336		410													-		212				259	518	777
W4	228	295		36	-				-										18				228	456	683
W5	229	296		36															188				229	458	686
W6	284	368		45																			284	569	853
W7	260	337		418								-				_			21:				260	520	780 707
W8	262	340 334		42°	-					-									21!				262 258	525	787
W9	258	334	494	414	+ 5/9	334	+ 334	1 25	515	<u> </u>	o <sub> </sub> 258	258	334	494	+ 25	8 334	667	1001	21	1 422	633	211	258	515	773

Table C4 Residential use – water supply trunk infrastructure network for water service

olumn 1												Water su	pply trunk inf	Column 2 frastructure network of	harge (\$ per dem	and unit)												
harge														al use under the Planr	5 5 5													
rea														ule 16, Table 1, columi	1 of the Planning	Regulation												
			Resi	idential uses								Accommodation (	(long term)											lation (short term				
					Dwell	ing house					Rooming A	ccommodation											Short-terr	n accommodation			_	
	Caretal	ker's accommodation														Retirement F			Tourist Pa	ark								Tourist Park
	M	lultiple dwelling	Dual occup	oancy	site > 450m2	site < or = 450m2	Relocatable Hom	e Park		Other			udent accom			Community Re	sidence		(Caravan P	ark)	Hote	l (residential			term accommod	ation (other)	(C	amping Ground)
								more			Bedroom			Bedroom									Bedroo			Bedroom		
		3 or mo		3 or more 1 or 2			e 1 or 2 bedroom   bed				13 that is no			uite with 3 that is no			e with 3 Bedroom t						ite with 3 that is r			te with 3 that is no	t	
		2 bedroom bedroo							vith 1 Suite wit		within a	Suite with 1 Su			Suite with 1 Su			in 1 caravan	n 2 caravan		Suite with 1 S				Suite with 2 or n		1	
	dwelling						,	elling site   bedroo					edrooms be			drooms bedr		site	sites	sites		edrooms be				Irooms suite		2 tent sites 3 tent
1	209			3658 4181	4933 689		44 3136	3136			703 156	8 1359	2717	4076 135		3136				271 9407		3136		568 2090	4181	6271 20		
2	175			3068 3507	4138 578	0001	34 2630	2630			945 13	1140	2279	3419 114	0 1753	2630	3068 1	753 2		260 7890		2630		315 1753	3507		53 1753	
3	139			2443 2792	3294 460	07 2694 37	2074	2094			141 104	17 907	1815	2722 90	7 1396	2094	2443 1	396 2		188 6282	-	2094	0	047 1396	2792		96 1396	
4	162			2835 3240	3824 534			2430			645 12	1053	2106	3159 105	3 1620	2430	2000			861 7291		2430		215 1620	3240	1001	20 1620	
5	88			1549 1771	2089 292			1328			992 66	575	1151	1726 57	5 885	1328	1549	885 1		656 3984	664	1328	1992	664 885	1771	2656 88	85 885	1771
6	54			944 1079	1273 178	31 1041 14		809			214 40	05 351	701	1052 35	1 540	809	944	540		619 2428	405	809	12.11	405 540	1079	1619 5	40 540	
7	149	, LLIO L		2623 2997	3537 494	16 2892 40	46 2248	2248			372 112	24 974	1948	2922 97	4 1499	2248	2623 1	499 2		496 6744	1124	2248	3372 1	124 1499	2997	4496 149	99 1499	2,,,,
8	97 89			1714 1959	2311 323			1469			204 73	85 637	1273	1910 63	7 979	1469	1714	9/9 1		938 4407	735	1469		735 979	1959	2938 9	79 979 90 890	
10	0,	0 1001 1	37 TITE 1	1557 1779	2100 270	.,.,		2474			002 66	57 578	1157	1735 57	8 890	1334	1557	640 1		669 4003	667	1334	2002	667 890	1779	2669 89	70	1111
10	164 125			2886 3298 2202 2517	3892 544 2970 415	12 3183 44 53 2429 33	53 2474 98 1888	24/4			711 123 332 94	37 1072 14 818	2144 1636	3216 107 2454 81	2 1649	2474 1888	2886 1 2202 1	049 2		947 7421 776 5663	1237	2474 1888		237 1649 944 1259	3298 2517	4947 16- 3776 12		
11	76			2202 2517 1332 1522	1796 25			1141			712 57	11 495	989	1484 49	8 1259 5 761	1141	1332	209 1		283 3424	571	1141	2832 1712	571 761	1522	2283 76	61 761	2517 1522
12					6070 848	38 4964 69	45 3858	3858			787 192	29 1672	3344	5016 167	2 2572	3858	4501 2	701 1		716 11574		3858	5787 1	929 2572	5144	7716 25	72 2572	
14	257 173			1501 5144 3033 3466	4090 57		79 2600	2600			399 130	00 1126	2253	3379 112		2600				199 7799		2600		300 1733	3466	5199 17		
15	159			2787 3185	3759 525	0010		2389			584 119	95 1035	2071	3106 103	5 1593	2389	2787 1	733 2		778 7167	1195	2389	3584 1	195 1593	3185	4778 159	1700	
16	325			5693 6507	7678 1073			4880			320 24	10 2115	4229	6344 211		4880		253 4		760 14640		4880		440 3253	6507	9760 32		
17	291			5101 5830	6879 96			4372			559 218	86 1895	3789	5684 189	5 2915	4372				745 13117	2186	4372	6559 2	186 2915	5830	8745 29	15 2915	
18	283			1957 5665	6685 934		48 4249	4249			373 212	24 1841	3682	5523 184	1 2832	4249				497 12746	2124	4249	6373 2	124 2832	5665	8497 283		
19	670			1729 13404	15817 221			10053			080 502	7 4356	8713	13069 435		10053	11729 6			106 30159		10053		027 6702	13404	20106 670	02 6702	
20	180			3162 3614	4264 596		78 2710	2710			065 135	55 1174	2349	3523 117	4 1807	2710				420 8131	1355	2710		355 1807	3614	5420 180		
21	140			2461 2812	3318 464	10 2714 37		2109			164 105	55 914	1828	2742 91	4 1406	2109	2461 1			218 6327	1055	2109		055 1406	2812	4218 140		
22	189			3314 3787	4469 624			2840			261 142	20 1231	2462	3693 123	1 1894	2840	3314 1			681 8521	1420	2840		420 1894	3787	5681 189	94 1894	
23	166		11 2079 2	2911 3327	3926 549		92 2495	2495		2495 3	743 124	18 1081	2163	3244 108	1 1664	2495	2911 1	664 2	495 49	991 7486		2495	3743 1	248 1664	3327	4991 166	64 1664	
24	57			1010 1154	1362 190			866			299 43	33 375	750	1126 37	5 577	866	1010	577		732 2597		866		433 577	1154	1732 5	77 577	
25	140	2 2103 2	53 1752 2	2453 2804	3308 462	26 2705 37	85 2103	2103	1051 2		154 105	51 911	1822	2733 91	1 1402	2103	2453 1	402 2		205 6308	1051	2103		051 1402	2804	4205 140	02 1402	
26	148			2602 2974	3510 490			2231			346 11	15 967	1933	2900 96	7 1487	2231	2602 1			461 6692	1115	2231	3346 1	115 1487	2974	4461 148		
27	159			2797 3197	3772 527	75 3085 43	16 2398	2398			597 119	9 1039	2078	3117 103	9 1598	2398	2797 1	598 2	398 4	795 7193	1199	2398	3597 1	199 1598	3197	4795 159	98 1598	3197
28	97	6 1465 1	09 1221 1	1709 1953	2304 322	22 1885 26	36 1465	1465	732	1465 2	197 73	32 635	1269	1904 63	5 976	1465	1709	976 1	465 29	929 4394	732	1465	2197	732 976	1953	2929 9	76 976	1953
29	86	9 1304 1	21 1087 1	1521 1739	2052 286	59 1678 23	47 1304	1304	652	1304 1	956 65	52 565	1130	1695 56	5 869	1304	1521	869 1	304 20	608 3912	652	1304	1956	652 869	1739	2608 86	69 869	1739
30	138	0 2070 2	15 1725 2	2415 2760	3257 455	54 2664 37	26 2070	2070	1035 2	2070 3	105 103	85 897	1794	2691 89	7 1380	2070	2415 1	380 2	2070 4	140 6210	1035	2070	3105 1	035 1380	2760	4140 138	80 1380	2760
31	26	5 397	63 331	463 529	625 87	74 511 7	15 397	397	199	397	596 19	9 172	344	516 17	2 265	397	463	265	397	794 1191	199	397	596	199 265	529	794 20	65 265	529
32	125	9 1888 2	02 1573 2	2202 2517	2970 415	53 2429 33	98 1888	1888	944	1888 2	332 94	14 818	1636	2454 81	8 1259	1888	2202 1	259 1	888 3	776 5663	944	1888	2832	944 1259	2517	3776 12	59 1259	2517
33	64	5 968 1	29 806 1	1129 1290	1523 212	29 1245 17	42 968	968	484	968 1	452 48	34 419	839	1258 41	9 645	968	1129	645	968 19	936 2903	484	968	1452	484 645	1290	1936 6	45 645	1290
3/1	754	7 11220 12	07 0424 12	2207 15004	17911 2/00	14566 203	77 11220	11220	E440 11	1220 16	001 564	1005	0011	14716 400	5 7547	11320	12207 7	547 11	220 22	6/11 22061	5660	11220	14001	440 7547	15004	22641 75	47 7547	15004

Table C5 Residential use – sewerage trunk infrastructure network for wastewater service

														umn 2																
Column 1 Charge												Resid	infrastructure net dential use under	the Planning	Regulation															
Area							1						chedule 16, Table	1, column 1	of the Planning R	egulation														
			Residentia	uses	Dwellin			-		D	Accomm ing Accomm	odation (long te	rm)		1									7100011111104	ation (short term) n accommodation					
	Caretaker's acco	nmmodation			Dweilin	ig nouse	_			Roomi	ing Accomm	odation				Retirement Fa	cility		Tour	ist Park	-			Snort-terr	n accommodation			_	Tourist Pa	ark
	Multiple dy		Dual occupancy	si	te > 450m2	site < or = 450m2	Relocatable Home Park		Other			Student	t accommodation			ommunity Res				an Park)		Hotel (res	idential com	ponent)	Short	term accomm	odation (other)		(Camping Gro	
		3 or more		r more 1 or 2	3 or more		3 or more		Sui	Bedr te with 3 that			Suite with 3	Bedroom 3 that is not				droom t is not						Bedroom	m		Bedro uite with 3 that is			
	1 bedroom 2 bedro							Suite with 1	Suite with 2 or			with 1 Suite w			Suite with 1 Sui				avan 2 car	avan 3 cara	avan Suite	with 1 Suite v				Suite with 2 o				
	dwelling dwellin	ng dwelling	dwelling dwelling dv	elling dwellin	g dwelling	dwelling dwelling	dwelling site dwelling sit	e bedroom	bedrooms be	drooms suite	e bedr	oom bedrooi	ms bedrooms	suite	bedroom be	drooms bed	lrooms suit	te site	sites	sites	bedr	oom bedroo	oms bedro	oms suite	bedroom	bedrooms b	edrooms suite	1 tent si	te 2 tent sites	es 3 tent sites
1		3836 4476			6036 8440			1710		5755	1918		3325 498		2558	3836	4476	2558	3836	7673	11509	1918	3836	0,00	918 2558	5115			558 511	
2		3643 4250			5732 8015	4688 65		IO IOEE		5465	1822		3157 473		2429	3643	4250	2429	3643	7287	10930	1822	3643		822 2429	4858			429 485	
3		3912 4564 2649 309			6155 8607 4168 5829	5034 704 3409 474	12 0712 07		3912 2649	5868 3974	1956	1695	3391 508 2296 344		2608	3912 2649	4564 3091	2608 1766	3912	7825	11737 7948	1956	3912		956 2608	5216			608 521	
- 4	11.00	2649 309° 3795 4428			4168 5829 5971 8349	3409 470 4883 683	2047 20		3795	5693	1325 1898		2296 344 3289 493		1766 2530	3795	4428	2530	2649 3795	5299 7590	11385	1325 1898	2649 3795		325 1766 898 2530	3533 5060			766 353 530 506	
6		6284 733			9887 13825	8085 113	0170 01			9426	3142	2723	5446 816		4189	6284	7331	4189	6284	12568	18852	3142	6284		142 4189	8379			189 837	
7	1338	2007 2342		2676	3158 4416	2583 36	13 2007 20	07 1004	2007	3011	1004	870	1740 260	9 870	1338	2007	2342	1338	2007	4014	6021	1004	2007	3011 1	004 1338	2676	4014	1338 1	338 267	
8		11639 13579			8313 25607	14976 209				17459	5820		10087 1513		7760	11639	13579	7760	11639	23279	34918		11639		820 7760	15519			760 1551	
9		2749 320	, EE/I GEO/		4326 6048	3537 494	2/17/ 2/1	1373		4124	1375		2383 357		1833	2749	3207	1833	2749	5499	8248	1375	2749		375 1833	3666	0177		833 366	0177
10		3209 3744 8174 9536	. 2071 0711		5049 7060 2860 17983	4129 57 10517 147	77 0207 02	1000		4814 12261	1605 4087		2781 417 7084 1062		2140 5449	3209 8174	3744 9536	2140 5449	3209 8174	6419 16348	9628 24522	1605 4087	3209 8174		605 2140 087 5449	4279 10899	6419 16348		140 427 449 1089	
12		9912 1156			2860 17983 5595 21807	12754 178		12 4956		14868	4956		8590 1288		6608	9912	11564	6608	9912	19824	29736	4087	9912		956 6608	13216			608 1321	
13		3441 401			5415 7571	4428 619				5162	1721		2983 447		2294	3441	4015	2294	3441	6883	10324	1721	3441		721 2294	4589			294 458	
14	2984	4477 5223	3 3730 5223	5969	7043 9848	5760 80	58 4477 44	77 2238	4477	6715	2238	1940	3880 581	9 1940	2984	4477	5223	2984	4477	8953	13430	2238	4477	6715 2	238 2984	5969	8953	2984 2	984 596	969 8953
15		2832 3304			4455 6230	3643 50	77 2002 20			4248	1416		2454 368		1888	2832	3304	1888	2832	5663	8495	1416	2832		416 1888	3776			888 377	
16		2697 314 <sup>1</sup> 4003 467 <sup>1</sup>	7 2248 3147 1 3336 4671		4244 5934 6299 8808	3470 485 5151 720				4046 6005	1349 2002		2338 350 3470 520		1798 2669	2697 4003	3147 4671	1798 2669	2697 4003	5394 8007	8092 12010	1349 2002	2697 4003		349 1798 002 2669	3596 5338	5394 8007		798 359 669 533	
17		4769 556			7504 10493	6137 85	1000	2002	4003	7154	2385		4134 620		3180	4003	46 / I 55 6 4	3180	4003	9539	14308	2385	4769		385 3180	6359			180 635	
19		3086 360	0 2571 3600	0007	4855 6788	3970 55	1707	2303	1707	4628	1543		2674 401		2057	3086	3600	2057	3086	6171	9257	1543	3086		543 2057	4114		0.00	057 411	
20		12286 1433			9330 27029	15808 221	15 12286 122			18429	6143		10648 1597		8191	12286	14334	8191	12286	24572	36858	6143	12286		143 8191	16381	24572		191 1638	
21		8962 1045			4100 19716	11531 1613	***	02 1101	8962	13443	4481		7767 1165		5974	8962	10455	5974	8962	17923	26885	4481	8962		481 5974	11949			974 1194	
22		9341 10898			4697 20551	12019 168	7011 70			14012	4671		8096 1214		6228	9341	10898	6228	9341	18683	28024	4671	9341		671 6228	12455			228 1245	
23	1110	1664 1942 2485 2899	1007 1712		2619 3661 3909 5466	2141 29 <sup>4</sup> 3197 44 <sup>7</sup>	96 1664 166 72 2485 24	0.1		2496	832 1242	721 1077	1442 216		1110 1656	1664 2485	1942 2899	1110 1656	1664 2485	3329 4969	4993 7454	832	1664		832 1110 242 1656	2219 3313			110 221 656 331	
25		2485 2899 2003 233	9 2070 2899 7 1669 2337		3151 4406	2577 36			2003	3727 3004	1001	868	2153 323 1736 260		1335	2003	2337	1335	2003	4006	6008	1242 1001	2485 2003		001 1335	2670			656 331 335 267	
26		2728 3182			4291 6001	3509 49			2728	4091	1364		2364 354		1818	2728	3182	1818	2728	5455	8183	1364	2728		364 1818	3637			818 363	
27		5130 598			8071 11285	6600 92			5130	7694	2565		4446 666		3420	5130	5985	3420	5130	10259	15389	2565	5130		565 3420	6840			420 684	
28		2975 347			4681 6545	3828 53				4462	1487		2578 386		1983	2975	3471	1983	2975	5950	8925	1487	2975		487 1983	3967			983 396	
29		2797 3263 3270 381	5 2001 0200	0,2,	4401 6153 5145 7194	3599 50: 4207 58:	2777 27	1377	2797 3270	4196 4905	1399 1635		2424 363 2834 425		1865 2180	2797 3270	3263 3815	1865 2180	2797	5594	8391 9810	1399	2797 3270	1170	399 1865 635 2180	3729 4360	0071		865 372	
31		3270 381! 3001 350	5 2725 3815 1 2501 3501		4722 6602	4207 58 3861 54				4905 4501	1500		2601 390		2001	3270	3501	2001	3270 3001	6540 6002	9003	1635 1500	3001		500 2001	4360			180 436 001 400	
32		1938 226	1 1615 2261		3049 4263	2493 34	88 1938 193	38 969		2907	969	840	1679 251		1292	1938	2261	1292	1938	3875	5813	969	1938		969 1292	2584	3875		292 258	
33		2569 299	7 2141 2997	3426	4042 5652	3306 463		69 1285		3854	1285	1113	2227 334		1713	2569	2997	1713	2569	5138	7707	1285	2569		285 1713	3426	5138		713 342	
34		2278 2658			3585 5012	2932 410	0.1 EE/0 EE			3418	1139	987	1975 296		1519	2278	2658	1519	2278	4557	6835	1139	2278		139 1519	3038			519 303	
35		7057 823			1102 15524	9079 1270				10585	3528		6116 917		4704	7057	8233	4704	7057	14113	21170	3528	7057		528 4704	9409			704 940	
36		13380 15610 1936 2250			1051 29435 3045 4258	17215 2400 2490 34			13380 1936	20069	6690 968		11596 1739 1677 251		8920 1290	13380 1936	15610 2258	8920 1290	13380 1936	26759 3871	40139 5807	6690 968	13380 1936		690 8920 968 1290	17839 2581			920 1783 290 258	
38	1270	9925 11579			5616 21835	12770 178	1750 175	700		14888	4963		8602 1290		6617	9925	11579	6617	9925	19850	29775	4963	9925		963 6617	13233			290 238 617 1323	
39		11531 1345			8142 25368	14836 207	56 11531 115	31 5765	11531	17296	5765	4997	9993 1499		7687	11531	13453	7687	11531	23062	34593	5765	11531	17296 5	765 7687	15374	23062	7687 7	687 1537	
40		15934 1858			5069 35054	20501 286		7,07		23900	7967		13809 2071		10622	15934	18589	10622	15934	31867	47801		15934		967 10622	21245			622 2124	
41		1669 194	7 1391 1947		2625 3671	2147 30	01 1007 10	69 834		2503	834	723	1446 216		1112	1669	1947	1112	1669	3337	5006	834	1669	2000	834 1112	2225			112 222	
42		3910 4562			6152 8602 3486 4874	5031 70: 2851 39:	0710 07	1700		5865	1955 1108	1694 960	3389 508 1920 288		2607 1477	3910 2215	4562	2607 1477	3910	7820 4431	11730	1955 1108	3910 2215		955 2607 108 1477	5214 2954			607 521 477 295	
43		2215 2585 5251 6126			3486 4874 8262 11553	2851 396 6756 949			2215 5251	3323 7877	2626		1920 288 4551 682		3501	5251	2585 6126	3501	2215 5251	10502	15753	1108 2626	5251		108 1477 626 3501	7002			477 295 501 700	
45		3342 389	9 2785 3899		5258 7352	4300 60				5012	1671		2896 434		2228	3342	3899	2228	3342	6683	10025	1671	3342		671 2228	4456			228 445	
46		3021 352			4752 6645	3886 54				4531	1510		2618 392		2014	3021	3524	2014	3021	6041	9062	1510	3021		510 2014	4027			014 402	
47	-	3164 369	1 2636 3691		4978 6960	4071 56	70 0101			4746	1582		2742 411		2109	3164	3691	2109	3164	6327	9491	1582	3164		582 2109	4218			109 421	
48		3949 460	7 3291 4607		6213 8688	5081 710	0717 07	.,,	3949	5924	1975		3423 513		2633	3949	4607	2633	3949	7898	11848	1975	3949	0,2,	975 2633	5266			633 526	
49		3793 4425 2604 3038	0101 1120		5968 8345 4097 5729	4880 683 3350 466	21 3173 31	75 1070	3793 2604	5689 3906	1896 1302		3287 493 2257 338		2529 1736	3793 2604	4425 3038	2529 1736	3793 2604	7586 5208	11379 7812	1896 1302	3793 2604	0007	896 2529 302 1736	5057 3472	7586 5208		529 505 736 347	
51		3157 3683	3 2631 3683		4097 5729 4967 6946	4062 56		57 1579		3906 4736	1579		2736 410		2105	3157	3683	2105	3157	6314	9472	1579	3157		579 2105	4210			736 347 105 421	
52		2092 2440			3291 4602	2691 37			2092	3138	1046		1813 271		1395	2092	2440	1395	2092	4184	6275	1046	2092		046 1395	2789	4184		395 278	
53		2300 268			3619 5060	2959 414		00 1150		3450	1150	997	1993 299		1533	2300	2683	1533	2300	4600	6900	1150	2300		150 1533	3067			533 306	067 4600
54		3029 3534			4766 6664	3898 54	0027 00			4544	1515		2625 393		2019	3029	3534	2019	3029	6058	9088	1515	3029		515 2019	4039			019 403	
55		2623 306			4127 5772	3375 473				3935	1312		2274 341		1749	2623	3061	1749	2623	5247	7870	1312	2623		312 1749	3498	5247		749 349	
56		2168 2529 2374 2770			3411 4769 3735 5223	2789 390 3054 42		68 1084 74 1187		3252 3561	1084 1187	939 1029	1879 281 2057 308		1445 1583	2168	2529 2770	1445 1583	2168 2374	4335 4748	6503 7122	1084 1187	2168 2374		084 1445 187 1583	2890 3165	4335 4748		445 289 583 316	
37	1303	2014 211	1770 2770	3103	JZZ3	3034 42	10 2314 23	77 1107	2314	JJU I	1107	1027	2007 300	1029	1303	2314	2110	1303	23/4	4/40	/ 122	1107	23/4	5501 I	1001	3103	4740	1000	310	4/40

 Table D1
 Non-residential use – transport trunk infrastructure network

															Transport t	Co trunk infrastructure	olumn 2 network char	arge (\$ per dem	and unit)													
																n-residential use un																
															Editor's note - so	ee schedule 16, Tab	ole 1, column	1 of the Planni	ng Regulatio	1	High impact											
Places of Assembly	Com	mercial (bulk o	noods)				Commercial (ret	tail)				Commercia	I (office)	Educational facility	Entertainment		oor sport & ecreation		Other Indust	rv	industry or sp	ecial Low impa		pact rural		Essential service	95			Otheruses		Minoruses
			,,					I					(====)	,									Cultivating, in a						Major sport,	.		
Function		Bulk landscap	e	Se		oing Centre S 10m2 < (3	Shopping Centre (20,000m2 <	Shopping Cent	tre		Service					Indoor	r sport &	Low impact	Research 8	i	High impact	Animal	confined area, aquatic animals o	or	Correctional	Health care	Emergeno	y	recreation ar entertainme	nt Air service, Animal keepin	Any other use not listed, g, including a use that is	Advertising device, Cemetery, Home-ba
Club facility	Agric. Supplies s	tore supplies	Showroom	Adult Store sta	tion 20,000n	0m2 GFA) 3	30,000m2 GFA)	(> 30,000m2 GI	FA) Food & d	rink outlet	Industry	Office 5	ales office	Childcare centre	Hotel Theatr Nightclub			industry Medium		Warehouse	industry	husbandry	plants for sale	Winery	facility	service	services	Crematoriun		Car park	unknown	business
Community									Fast Food						entertainment			impact					Intensive animal			Veterinary				rt Motor sport facility, Non-		Landing, Market, Re
use	Garden Centre			Shop					Premises	Other				Community care centre	facility			industry			Special indus	ry Cropping	ind. & horticultu	re	Hospital	service			and recreation	n resident accommodation		stall
														Educational establishment																		
														other than an educational establishment for the Flying																		
Funeral	H'ware & trade			Shopping Centre										establishment for the Flying Start for Queensland								Permanent	:		Residential ca	are						Telecommunicat
parlour Place of	supplies			(<10,000m2 GFA)										Children program				Rural industry Marine	,			plantation	Wholesale nurse	ery	facility					Port service, Tourist attract Utility installation, Extracti		Park Temporary use, 0
worship	Outdoor sales																	industry				Wind farm								industry		lighting
m <sup>2</sup> of GFA		m <sup>2</sup> of GFA					m <sup>2</sup> of GFA					m <sup>2</sup> of	GFA	m <sup>2</sup> of GFA	m <sup>2</sup> of GFA		mand unit n <sup>2</sup> of GFA		m <sup>2</sup> of GFA		m <sup>2</sup> of GFA	m <sup>2</sup> of GFA	A m <sup>2</sup> o	of GFA		m <sup>2</sup> of GFA				m <sup>2</sup> of GFA		n/a
98.29 126.9 82.67 106.		26.91 4	4.85 89. 7.72 75.	70 126.91 15 106.75	222.33 187.01	98.29 82.67		0 6	8.70 222. 7.79 187.			98.29 82.67	126.91 106.75	98.29	222.33 187.01	126.91 106.75	126.91 106.75	91 44.8 75 37.7		9 21.9	5	44.85 0	.00 0.	.00 44.85 .00 37.72		62.02 9	8.29 2.67				arge The maximum adopted chargetion under the Planning Regulation	je The maximum
97.28 125.0	62 12	25.62 4	4.39 88.	8 125.62	220.07	97.28	88.78	8 6	8.00 220.	07 175.67		97.28	125.62	97.28	220.07	125.62	125.62	52 44.3	9 97.2		2	37.72 U 44.39 O	.00 0.	.00 44.39	9 6	61.39 9	7.28	44.39	97.28 12	25.62 and adopted charges und	der and adopted charges under	Regulation an
94.99 122.0 134.10 173.1			3.34 86. 1.19 122.	9 122.66 19 173.16	214.88 303.36	94.99 134.10	86.69 122.39		6.40 214. 3.74 303.		43.34	94.99 134.10	122.66 173.16	94.99	214.88 303.36	122.66 173.16	122.66				1	43.34 0		.00 43.34			4.99 4.10				rhich this resolution are those whi that are applicable to the use that	
139.83 180.5	56 18	80.56 6	3.81 127.	2 180.56	316.32	139.83	127.62	2 9	7.75 316.	32 252.52	63.81	139.83	180.56	139.83	316.32	180.56	180.56	63.8	1 139.8	3 31.2		63.81 0	.00 0.	.00 63.81	1 8	88.25 13	9.83	63.81 13	39.83 18	30.56 the local government deci	ides the local government decide	s Editor's note -
115.76 149.4 40.12 51.8			2.82 105. 8.31 36.	55 149.48 51 51.80	261.88 90.75	115.76 40.12			0.92 261. 8.04 90.			115.76 40.12	149.48 51.80	115.76	261.88 90.75	149.48 51.80	149.48 51.80	18 52.8 30 18.3			_	52.82 0 18.31 0		.00 52.82 .00 18.31						19.48 should apply for the use	e. should apply for the use. e 16, Editor's note - see schedule 1	
78.51 101.3	38 10	01.38 3	5.83 71.	5 101.38	177.61	78.51	71.65	5 5-	4.88 177.	61 141.78	35.83	78.51	101.38	78.5	177.61	101.38	101.38	35.8	3 78.5	1 17.5	7	35.83 0	.00 0.	.00 35.83	3 4	49.55 7	8.51	35.83	78.51 10	01.38 Table 1, column 2 of the	e Table 1, column 2 of the	,
109.60 141.5 96.71 124.6			0.01 100. 4.13 88.	141.53 26 124.88	247.94 218.77	109.60 96.71			6.62 247. 7.60 218.			109.60 96.71	141.53 124.88	109.60 96.7	247.94 218.77	141.53 124.88	141.53 124.88				0	50.01 0 44.13 0		.00 50.01 .00 44.13			9.60 ! 6.71 ·			11.53 Planning Regulation 24.88	Planning Regulation	
136.11 175.			2.11 124. 3.02 126	2 175.75	307.90	136.11	124.22		5.14 307.			136.11	175.75 178.34	136.1° 138.1°	307.90	175.75 178.34	175.75 178.34				-	62.11 0		.00 62.11	1 8	85.89 13	6.11	62.11 13	36.11 17	75.75 78.34		
138.12 178.3 137.40 177.4			3.02 126. 2.70 125.	05 178.34 19 177.42	312.44 310.81	138.12 137.40	126.05 125.39		6.55 312. 6.05 310.		63.02	138.12 137.40	178.34	138.12	312.44 310.81	178.34	178.34	34 63.0 12 62.7			8	63.02 0 62.70 0		.00 63.02 .00 62.70			8.12 7.40			77.42		
83.38 107.6 102.87 132.6			8.05 76. 6.94 93.	0 107.67 8 132.83	188.63 232.71	83.38 102.87			8.29 188. 1.91 232.		38.05 46.94	83.38 102.87	107.67 132.83	83.38 102.87	188.63 232.71	107.67 132.83	107.67 132.83	57 38.0 33 46.9			2	38.05 0 46.94 0		.00 38.05			3.38 : 2.87 :			07.67 32.83		
182.53 235.6	69 23	35.69 8	3.29 166.	8 235.69	412.91	182.53	166.58	8 12	7.59 412.	91 329.62	83.29	182.53	235.69	182.53	412.91	235.69	235.69		9 182.5	3 40.7	1	83.29 O	.00 0.	.00 83.29	11	15.19 18	2.53	83.29 18	82.53 23	35.69		
137.26 177.2 187.83 242.5			2.63 125. 5.71 171.		310.49 424.90	137.26 187.83			5.95 310. 1.30 424.			137.26 187.83	177.23 242.54	137.20 187.81	310.49 424.90	177.23 242.54	177.23 242.54					62.63 0 85.71 0		.00 62.63 .00 85.71						77.23 12.54		
120.64 155.			5.05 110.	9 155.77	272.89	120.64			4.33 272.	89 217.85	55.05	120.64	155.77	120.64	272.89	155.77	155.77	77 55.0	5 120.6	4 26.9	1	55.05 0	.00 0.	.00 55.05	5 7	76.13 12	0.64	55.05 12	20.64 15	55.77		
135.82 175.3 183.10 236.4			1.98 123. 3.55 167.	95 175.38 10 236.43	307.25 414.20	135.82 183.10			4.94 307. 7.99 414.		61.98 83.55	135.82 183.10	175.38 236.43	135.82	307.25 414.20	175.38 236.43	175.38 236.43	88 61.9 13 83.5			~	61.98 0 83.55 0		.00 61.98 .00 83.55			5.82 3.10			75.38 36.43		
101.15 130.6			6.16 92.	130.61	228.82 194.14	101.15			0.71 228. 9.99 194		46.16	101.15	130.61	101.15	228.82 194.14	130.61	130.61				9	46.16 0		.00 46.16			1.15			30.61		
85.82 110.8 95.71 123.9			9.16 78. 3.67 87.	110.82 14 123.58	216.50	85.82 95.71	78.32 87.34		9.99 194. 6.90 216.		43.67	85.82 95.71	123.58	95.7	194.14 216.50	110.82 123.58	123.58				7	39.16 U 43.67 0		.00 39.16 .00 43.67			5.82 5.71			10.82 23.58		
108.03 139.4 101.29 130.1			9.29 98. 6.22 92.	i9 139.49 14 130.80	244.37 229.14	108.03 101.29			5.51 244. 0.81 229.			108.03 101.29	139.49 130.80	108.03 101.29	244.37 229.14	139.49 130.80	139.49 130.80				2	49.29 0 46.22 0		.00 49.29 .00 46.22			8.03 1.29			89.49 80.80		
88.26 113.9	96 11	13.96 4	0.27 80.	113.96	199.65	88.26	80.54	4 6	1.69 199.	65 159.38	40.27	88.26	113.96	88.20	199.65	113.96	113.96	6 40.2	7 88.2	6 19.7	_	40.27 0	.00 0.	.00 40.27	7 5	55.70 8	8.26	40.27	88.26 11	13.96		
104.16 134.5 99.86 128.5			7.53 95. 5.57 91.	06 134.50 14 128.95	235.62 225.90	104.16 99.86	95.06 91.14		2.81 235. 9.81 225.		47.53 45.57	104.16 99.86	134.50 128.95	104.16	235.62 225.90	134.50 128.95	134.50 128.95				~	47.53 0 45.57 0		.00 47.53 .00 45.57			1.10			34.50 28.95		
140.69 181.6	67 18	81.67 6	4.20 128.	10 181.67	318.27	140.69	128.40	0 9	8.35 318.	27 254.07	64.20	140.69	181.67	140.69	318.27	181.67	181.67 75.85	64.2	0 140.6	9 31.4	2	64.20 0	.00 0.	.00 64.20	9	88.79 14	0.69	64.20 14	40.69 18	31.67		
58.74 75.8 96.42 124.5			6.80 53. 4.00 88.	75.85 00 124.51	132.88 218.12	58.74 96.42			1.06 132. 7.40 218.			58.74 96.42	124.51	96.42	132.88 218.12	75.85 124.51	124.51				_	26.80 0 44.00 0		.00 26.80 .00 44.00						75.85 24.51		
109.75 141.1 139.40 180.0			0.08 100. 3.61 127.	16 141.71 12 180.01	248.26 315.35	109.75 139.40			6.72 248. 7.45 315.		50.08 63.61	109.75 139.40	141.71 180.01	109.75	248.26 315.35	141.71 180.01	141.71 180.01	71 50.0			•	50.08 0 63.61 0		.00 50.08 .00 63.61			7.70			11.71 30.01		
68.77 88.1			1.38 62.	6 88.80	155.57	68.77			7.45 315. 8.07 155.			68.77	88.80	68.7	155.57	88.80	88.80				6	31.38 0		.00 31.38			8.77			18.80		
73.79 95.2 86.39 111.5			3.67 67. 9.42 78	95.28 111.56	166.91 195.43	73.79 86.39	67.34 78.84		1.58 166. 0.39 195.		33.67	73.79 86.39	95.28 111.54	73.79	166.91 195.43	95.28 111.56	95.28 111.56				8	33.67 0 39.42 0		.00 33.67			3.79 6.39			95.28 11.56		
103.87 134.	13 13	34.13 4	7.40 94.	00 134.13	234.97	103.87	94.80	0 7:	2.61 234.	97 187.58	47.40	103.87	134.13	103.8	234.97	134.13	134.13	13 47.4	0 103.8	7 23.1	9	47.40 0	.00 0.	.00 47.40	6	65.55 10	3.87	47.40 10	03.87 13	34.13		
77.94 100.6 76.79 99.			5.57 71. 5.04 70.	3 100.64 08 99.16	176.31 173.72	77.94 76.79	71.13		4.48 176. 3.68 173.		35.57 35.04	77.94 76.79	100.64 99.16	77.94 76.79	176.31 173.72	100.64 99.16	100.64 99.16	54 35.5 16 35.0			5	35.57 0 35.04 0		.00 35.57 .00 35.04			7.94 6.79			00.64 99.16		
163.76 211.4		11.46 7	4.73 149.	15 211.46	370.45	163.76		5 11-	4.47 370.	45 295.72		163.76	211.46	163.76 140.4	370.45	211.46	211.46	16 74.7	3 163.7	6 36.5	7	74.73 0	.00 0.	.00 74.73			3.76	74.73 16	63.76 21	11.46		
140.41 181.3 99.72 128.3	76 12	28.76 4	4.07 128. 5.50 91.	4 181.30 00 128.76	317.62 225.58	140.41 99.72	91.00	0 6	8.15 317. 9.71 225.	58 180.07	45.50	140.41 99.72	181.30 128.76	140.4° 99.72	317.62 225.58	181.30 128.76	181.30 128.76		0 99.7	2 22.2	_	64.07 0 45.50 0	.00 0.	.00 64.07 .00 45.50	6	62.93 9	9.72	45.50	99.72 12	31.30 28.76		
197.14 254.5 107.31 138.5		54.56 8	9.96 179. 8.97 97.	22 254.56 3 138.57	445.97 242.75	197.14 107.31			7.81 445. 5.01 242.		89.96	197.14 107.31	254.56 138.57	197.14 107.3	445.97 242.75	254.56 138.57	254.56 138.57		6 197.1	4 44.0		89.96 0 48.97 0		.00 89.96 .00 48.97			7.14 7.31 ·			54.56 38.57		
74.93 96.	76	96.76 3	4.19 68.	8 96.76	169.51	74.93	68.38	8 5:	2.38 169.	51 135.31	34.19	74.93	96.76	74.93	169.51	96.76	96.76	76 34.1	9 74.9	3 16.7	3	34.19 0	.00 0.	.00 34.19	9 4	47.29 7	4.93	34.19	74.93	96.76		
23.50 30.3 46.71 60.3			0.72 21. 1.31 42.	14 30.34 53 60.31	53.15 105.66	23.50 46.71	21.44 42.63		6.42 53. 2.65 105.			23.50 46.71	30.34 60.21	23.50	53.15 105.66	30.34 60.31	30.34	34 10.7 31 21.3		0 5.2	5	10.72 0		.00 10.72 .00 21.31			3.50 6.71			80.34 50.31		
53.58 69.	19	59.19 2	4.45 48.	0 69.19	121.21	53.58	48.90	0 3	7.46 121.	21 96.76	24.45	53.58	69.19	53.58	121.21	69.19	69.19	19 24.4	5 53.5		7	24.45 0	.00 0.	.00 24.45	3	33.82 5	3.58	24.45	53.58	59.19		
1 37.39 48.2 2 73.21 94.5			7.06 34. 3.41 66.	3 48.29 32 94.54	84.59 165.62	37.39 73.21			6.14 84. 1.18 165.			37.39 73.21	48.29 94.54	37.39	84.59 165.62	48.29 94.54	48.29 94.54	29 17.0 54 33.4			5	17.06 0 33.41 0		.00 17.06 .00 33.41			7.39 3.21			18.29 94.54		
36.53 47.			6.67 33.	34 47.18	82.65	36.53			5.54 82.			36.53	47.18	36.53	82.65	47.18	47.18	18 16.6				16.67 0		.00 16.67			6.53			17.18		1

Table D2 Non-residential use – water supply trunk infrastructure network for water service

	bandry plants for sale Intensive animal ind. & Veterinary horticulture manent trattion nursery facility services service service veterinary services service Veterinary veterinary service veterinary veterinary services veterinary veterinar	Other uses  Major sport, recreation and entertainment Air service, Animal including a use that is Ce unknown between Gardier varieties and recreation and recreation Port service, Fourist Tele
Commercial (bulk goods)  Commercial (retail)  Commercial (retail)  Commercial (office)  Educational facility  Function facility  Agric. Supplies store  Supplies  Safes  Adult Store  Fast Food  Safes Other  Shop Premises  Shopping  All  Hware & trade  supplies  Shopping  Agric. Supplies  Safes  Shopping  Showroom  S	rural rural Essential services  Cultivating, in a confined area, aquatic animals or plants for sale Intensive animal ind. & horticulture manent tatation rural Emergency Services Service Veterinary Veterinary Service Service Service Service Veterinary Service Ser	Major sport, recreation and entertainment facility  Outdoor sport and recreation  On the port and recreation and entertainment facility  Outdoor sport and recreation  Port service, Animal including a use that is can be unknown  La Fresher accommodation  Port service, Pourist  Figure 1  Any other use not listed, and including a use that is can be unknown  La Fresher accommodation  Fort service, Fourist  Figure 2  Figure 3  Figure 3  Figure 3  Figure 3  Figure 3  Figure 4  Figure 3  Figure 4
Function facility Agric. Supplies store supplies Showroom  Function facility Agric. Supplies store supplies Store supplies Showroom  Function facility Agric. Supplies Store supplies Store supplies Store supplies Store supplies Store supplies Store Shopping Centre Station Showroom  Fast Food Shopping Centre Station Showroom  Fast Food Shopping Centre Station Showroom  Fast Food Sales office Service Childcare Centre Shopping Centre Station Showroom  Fast Food Shopping Centre Station Showroom  Fast Food Shopping Centre Station Showroom  Fast Food Shopping Centre Showroom  Fast Food Shopping Centre Station Showroom  Fast Food Shopping Centre Showroom  Fast Food	Cultivating, in a confined area, aquatic mal animals or plants for sale facility services service Intensive animal ind. & pping horticulture Hospital manent nursery care facility service service	Major sport, recreation and entertainment facility  Outdoor sport and recreation  On the port and recreation and entertainment facility  Outdoor sport and recreation  Port service, Animal including a use that is can be unknown  La Fresher accommodation  Port service, Pourist  Figure 1  Any other use not listed, and including a use that is can be unknown  La Fresher accommodation  Fort service, Fourist  Figure 2  Figure 3  Figure 3  Figure 3  Figure 3  Figure 3  Figure 4  Figure 3  Figure 4
Function facility Agric. Supplies store supplies Shopping all Hware & trade supplies supplies Supplies Start of Centre supplies supplies Start of Centre supplies supplies supplies Start of Centre supplies supplies Start of Centre supplies Start o	a confined area, aquatic commal animals or plants for sale Intensive animal ind. & horticulture manent tattion area animal ind. & horticulture care facility area facility.	recreation and entertainment Air service, Animal including a use that is Ce unknown Dutdoor sport and recreation Port service, Tourist Ariservice, Animal entertainment Air service, Animal including a use that is Ce unknown but including a use that is C
nunity Garden Centre Shop Premises Other Sales office centre school Other facility mactinuous must be supplied by Showroom Fast Food Shopping Centre Shopping Showroom Fast Food Shopping Centre Shopping Centre Shopping Centre Shopping Centre Shopping Centre Showroom Station Showroom Showroom Showroom Showroom Shopping Centre Showroom S	animal ind. & Veterinary pping horticulture Hospital service manent Wholesale nursery care facility  Veterinary service care facility	and recreation resident accommodation Figure 1 Port service, Tourist Tele
Garden Centre Shop Premises Other Sales office care centre school Other facility impact industry Special Industry Cropping Permane plantation of Showroom Station Station Wind farr	pping horticulture Hospital service manent Wholesale Residential nursery care facility	and recreation resident accommodation Figure 1 Port service, Tourist Tele
al         Hware & trade         Shopping         Permane           ur         supplies         Centre         Rural industry         plantation           of         Service         Marine         Marine         Industry         Wind farr           lip         Showroom         Station         Wind farr         Wind farr         Wind farr	manent Wholesale Residential care facility	Port service, Tourist Tele
ur supplies Centre Rural industry plantation of Service Marine industry Showroom Station Wind farr	ntation nursery care facility	
of Service Marine Industry Wind farr		attraction
ip Showroom Station I industry Wind farr	d farm Winery	Utility installation, To
Demand unit to the control of the co		Extractive industry Or
Domain unit		
m <sup>2</sup> of GFA m <sup>2</sup> o	n <sup>2</sup> of GFA m <sup>2</sup> of GFA m <sup>2</sup> of GFA	m <sup>2</sup> of GFA
12.54 37.63 31.36 6.27 12.54 31.36 188.13 100.34 18.81 31.36 24.46 24.46 40.76 37.63 12.54 12.54 18.81 31.36 6.27 18.81	0.00 0.00 13.80 18.81 31.36	31.36 12.54 The maximum adopted The maximum adopted The m
10.52 31.55 26.29 5.26 10.52 26.29 157.75 84.13 15.78 26.29 20.51 20.51 34.18 31.55 10.52 10.52 15.78 26.29 5.26 15.78	0.00 0.00 11.57 15.78 26.29	26.29 10.52 charge under the Planning charge under the Planning ch
8.38 25.13 20.94 4.19 8.38 20.94 125.64 67.01 12.56 20.94 16.33 16.33 27.22 25.13 8.38 8.38 12.56 20.94 4.19 12.56	0.00 0.00 9.21 12.56 20.94	20.94 8.38 Regulation and adopted Regulation and adopted Plan
9.72 29.16 24.30 4.86 9.72 24.30 145.82 77.77 14.58 24.30 18.96 18.96 31.59 29.16 9.72 9.72 14.58 24.30 4.86 14.58	0.00 0.00 10.69 14.58 24.30	24.30 9.72 charges under this charges under this and
5.31 15.93 13.27 2.65 5.31 13.27 79.64 42.47 7.96 13.27 10.35 10.35 17.25 15.93 5.31 5.31 7.96 13.27 2.65 7.96	0.00 0.00 5.84 7.96 13.27	13.27 5.31 resolution are those which resolution are those which under
3.24 9.72 8.10 1.62 3.24 8.10 48.61 25.92 4.86 8.10 6.32 6.32 10.53 9.72 3.24 3.24 4.86 8.10 1.62 4.86	0.00 0.00 3.56 4.86 8.10	8.10 3.24 are applicable to the use are applicable to the use
8.99 26.97 22.48 4.50 8.99 22.48 134.86 71.92 13.49 22.48 17.53 17.53 29.22 26.97 8.99 8.99 13.49 22.48 4.50 13.49	0.00 0.00 9.89 13.49 22.48	22.48 8.99 that the local government that the local government Edit
5.88 17.64 14.70 2.94 5.88 14.70 88.21 47.04 8.82 14.70 11.47 11.47 19.11 17.64 5.88 5.88 8.82 14.70 2.94 8.82	0.00 0.00 6.47 8.82 14.70	14.70 5.88 decides should apply for decides should apply for school
5.35 16.04 13.36 2.67 5.35 13.36 80.18 42.76 8.02 13.36 10.42 10.42 17.37 16.04 5.35 5.35 8.02 13.36 2.67 8.02	0.00 0.00 5.88 8.02 13.36	13.36 5.35 the use. the use. α
9.89 29.66 24.72 4.94 9.89 24.72 148.31 79.10 14.83 24.72 19.28 19.28 32.13 29.66 9.89 9.89 14.83 24.72 4.94 14.83	0.00 0.00 10.88 14.83 24.72	24.72 9.89 Editor's note - see schedule Editor's note - see schedule Plan
7.55 22.65 18.88 3.78 7.55 18.88 113.27 60.41 11.33 18.88 14.72 14.72 24.54 22.65 7.55 7.55 11.33 18.88 3.78 11.33	0.00 0.00 8.31 11.33 18.88	18.88 7.55 16, Table 1, column 2 of the 16, Table 1, column 2 of the
4.56 13.69 11.41 2.28 4.56 11.41 68.46 36.51 6.85 11.41 8.90 8.90 14.83 13.69 4.56 4.56 6.85 11.41 2.28 6.85	0.00 0.00 5.02 6.85 11.41	11.41 4.56 Planning Regulation Planning Regulation
15.43 46.28 38.57 7.71 15.43 38.57 231.42 123.42 23.14 38.57 30.08 30.08 50.14 46.28 15.43 15.43 23.14 38.57 7.71 23.14	0.00 0.00 16.97 23.14 38.57	38.57 15.43
10.40 31.20 26.00 5.20 10.40 26.00 156.02 83.21 15.60 26.00 20.28 20.28 33.80 31.20 10.40 10.40 15.60 26.00 5.20 15.60	0.00 0.00 11.44 15.60 26.00	26.00 10.40
9.55 28.66 23.89 4.78 9.55 23.89 143.32 76.44 14.33 23.89 18.63 18.63 31.05 28.66 9.55 9.55 14.33 23.89 4.78 14.33	0.00 0.00 10.51 14.33 23.89	23.89 9.55
19.52 58.57 48.80 9.76 19.52 48.80 292.83 156.17 29.28 48.80 38.07 38.07 63.45 58.57 19.52 19.52 29.28 48.80 9.76 29.28 17.49 52.47 43.72 8.74 17.49 43.72 262.34 139.92 26.23 43.72 34.10 34.10 56.84 52.47 17.49 17.49 26.23 43.72 8.74 26.23	0.00 0.00 21.47 29.28 48.80 0.00 0.00 19.24 26.23 43.72	48.80 19.52 43.72 17.49
		43.72 17.49
	0.00 0.00 18.70 25.50 42.49 0.00 0.00 44.24 60.32 100.54	100.54 40.22
40.22 120.65 100.54 20.11 40.22 100.54 603.23 321.72 60.32 100.54 78.42 78.42 130.70 120.65 40.22 40.22 60.32 100.54 20.11 60.32 100.84 32.51 27.09 5.42 10.84 27.09 162.53 86.68 16.25 27.09 21.13 21.13 35.21 32.51 10.84 10.84 16.25 27.09 5.42 16.25	0.00 0.00 44.24 60.32 100.34	27.09 10.84
10.00 32.51 27.09 4.22 10.00 102.53 67.47 12.65 27.08 12.53 10.45 10.45 27.41 25.30 8.43 8.43 12.65 27.08 4.22 12.65	0.00 0.00 11.92 10.25 27.09	21.08 8.43
11.36 34.09 28.41 5.68 11.36 28.41 170.45 90.90 17.04 28.41 22.16 22.16 36.93 34.09 11.36 11.36 17.04 28.41 5.68 17.04	0.00 0.00 12.50 17.04 28.41	28.41 11.36
11.33 34.07 22.41 3.00 11.30 20.41 10.43 70.31 17.04 22.41 22.10 22.10 30.33 34.07 11.30 1	0.00 0.00 12.30 17.04 28.41	24.95 9.98
3.46 10.39 8.66 1.73 3.46 8.66 1.73 5.20 8.66 6.76 6.76 11.26 10.39 3.46 3.46 5.20 8.66 1.73 5.20	0.00 0.00 3.81 5.20 8.66	8.66 3.46
8.41 25.24 21.03 4.21 8.41 21.03 126.18 67.30 12.62 21.03 16.40 16.40 27.34 25.24 8.41 8.41 12.62 21.03 4.21 12.62	0.00 0.00 9.25 12.62 21.03	21.03 8.41
8.92 26.75 22.30 4.46 8.92 22.30 133.77 71.35 13.38 22.30 17.39 17.39 28.98 26.75 8.92 8.92 13.38 22.30 4.46 13.38	0.00 0.00 9.81 13.38 22.30	22.30 8.92
9.59 28.77 23.98 4.80 9.59 23.98 143.86 76.73 14.39 23.98 18.70 18.70 31.17 28.77 9.59 9.59 14.39 23.98 4.80 14.39	0.00 0.00 10.55 14.39 23.98	23.98 9.59
5.86 17.58 14.65 2.93 5.86 14.65 87.88 46.87 8.79 14.65 11.42 11.42 19.04 17.58 5.86 5.86 8.79 14.65 2.93 8.79	0.00 0.00 6.44 8.79 14.65	14.65 5.86
5.21 15.64 13.04 2.61 5.21 13.04 78.22 41.72 7.82 13.04 10.17 10.17 16.95 15.64 5.21 5.21 7.82 13.04 2.61 7.82	0.00 0.00 5.74 7.82 13.04	13.04 5.21
8.28 24.85 20.70 4.14 8.28 20.70 124.23 66.25 12.42 20.70 16.15 16.15 26.92 24.85 8.28 8.28 12.42 20.70 4.14 12.42	0.00 0.00 9.11 12.42 20.70	20.70 8.28
1.59 4.77 3.98 0.80 1.59 3.98 23.87 12.73 2.39 3.98 3.10 3.10 5.17 4.77 1.59 1.59 2.39 3.98 0.80 2.39	0.00 0.00 1.75 2.39 3.98	3.98 1.59
7.55 22.65 18.88 3.78 7.55 18.88 113.27 60.41 11.33 18.88 14.72 14.72 24.54 22.65 7.55 7.55 11.33 18.88 3.78 11.33	0.00 0.00 8.31 11.33 18.88	18.88 7.55
3.87 11.61 9.67 1.93 3.87 9.67 58.04 30.96 5.80 9.67 7.55 7.55 12.58 11.61 3.87 3.87 5.80 9.67 1.93 5.80	0.00 0.00 4.26 5.80 9.67	9.67 3.87

Table D3 Non-residential use – sewerage trunk infrastructure network for wastewater service

Column 1													r.	werage trunk infrasi	Column 2		mand unit											
Column 1 Charge														Non-residentia	I use under the	Planning Regula	tion											
area								Ī					Editor's	note - see schedule	16, Table 1, colu	umn 1 of the Pla	nning Regula	High impact										
	Places of A	ssembly	Commercial (bull	k goods)		Commercial (retail)		Commercial (office)		ducational faci	lity	Entert	ainment	Indoor sport & recreation	(	Other Industry		industry or special industry		High impact rura	ı	Essential service	es			Other uses		Minoruses
		Function		cape Outdoor			Service		Childcare	Start for Quee	educational It for the Flying ensland			Indoor sport &	Low impact			High impact	Animal	Cultivating, in a confined area, aquatic animals		Emergency	Health care			Air service, Animal keeping, Ca		Advertising device, Cemetery, Home-
	Club	facility	Agric. Supplies store suppl	ies sales Adul		Food & drink outlet	Industry	Office	centre	Children prog	ram	Hotel Nightclub	Theatre	recreation	industry	tech. ind.	Warehouse	industry	husbandry	or plants for sale Intensive animal	facility	services		Crematorium	facility	park	unknown	based business
	Community use		Garden Centre	Shop		ast Food Premises Other		Sales office	Community care centre	Primary school	Other	entertainment facility			Medium impact industry	ry		Special Industry	Cropping	ind. & horticulture	Hospital		Veterinary service			Motor sport facility, Non- resident accommodation		Landing, Market, Roadside stall
	Funeral parlour		H'ware & trade supplies	Shop											Rural industry	,			Permanent plantation	Wholesale nursery	Residential care facility					Port service, Tourist attraction		Telecommunications facility, Park
	Place of			Servi Statio	ice										Marine						our o russinty					Utility installation, Extractive		Temporary use,
	worship		Showroom	Statio	on										industry Demand uni	nit			Wind farm	Winery						industry		Outdoor lighting
	m <sup>2</sup> of		m <sup>2</sup> of GFA 37.12		37.12	m <sup>2</sup> of GFA 222.74 118.79	22.22	m <sup>2</sup> of GFA	20.0	m <sup>2</sup> of GFA 6 28.96	40.27		of GFA	m <sup>2</sup> of GFA 14.8	. 22.2	m <sup>2</sup> of GFA 27 37.12	7.4	m <sup>2</sup> of GFA	m <sup>2</sup> of GFA		0 10	m <sup>2</sup> of GFA	27 37.12	2 37.1	14.0	m <sup>2</sup> of GFA	The mention of entered	n/a
2	14.21	42.62	35.51	7.10 14.21	35.51	213.08 113.64	4 21.31	35.5	2 28.9	0 27.70		42.62	2 14.2	14.2	22.2	35.51	7.42	21.3	0.00	0.0	0 15.	63 21.3	35.51	35.5	14.2	The maximum adopted charge under the Planning Regulation	charge under the	The maximum adopted charge under
3	15.10 10.89		37.76 27.23	7.55 15.10 5.45 10.89	37.76 27.23	226.54 120.82 163.39 87.14		37.76 4 27.23			49.08 35.40	45.31 32.68		) 15.10 9 10.89	22.65		7.55 5.45	5 22.65 5 16.34						37.7 3 27.2		and adopted charges under thi resolution are those which are		,
5	14.71 23.01		36.78 57.52	7.36 14.71 11.50 23.01	36.78 57.52	220.68 117.70 345.12 184.07		7 36.78 1 57.52			47.81 74.78	44.14 69.02		14.7	22.0° 34.5°		7.36 11.50	6 22.0° 0 34.5°			0 16. 0 25.			36.7 2 57.5		applicable to the use that the local government decides	this resolution are those which are applicable to	
7	8.75	26.26	21.88	4.38 8.75	21.88 102.15	131.28 70.02	2 13.13	21.88	17.0	7 17.07	28.44	26.26 122.58	5 8.7	8.75 6 40.86	13.13	3 21.88	4.38	8 13.13	0.00	0.0	_	63 13.1	13 21.88	3 21.8 5 102.1	8.7	should apply for the use.	the use that the local	is nil.
9	40.86 11.23	33.68	28.06	5.61 11.23	28.06	168.38 89.80	0 16.84	28.06	5 21.8	9 21.89	36.48	33.68	11.2	11.23	61.29	34 28.06	20.43 5.61	1 16.84	0.00	0.0	0 12.	35 16.8	34 28.06	5 28.0	11.2		government decides should apply for the use.	Editor's note - see schedule 16, Table 1,
10 11	12.76 29.31		31.90 73.27	6.38 12.76 14.65 29.31	31.90 73.27	191.39 102.07 439.62 234.46		31.90 5 73.21			41.47 95.25	38.28 87.92		12.70	19.14		6.38	8 19.14 5 43.96						7 73.2			Editor's note - see schedule 16, Table 1,	column 2 of the Planning Regulation
12	35.10 13.53		87.75 33.83	17.55 35.10 6.77 13.53	87.75 33.83	526.53 280.81 202.99 108.26					114.08 43.98	105.31 40.60		35.10 3 13.53	52.65		17.55 6.77	5 52.65 7 20.30			-						column 2 of the Planning Regulation	
14	16.98	50.95	42.46	8.49 16.98	42.46	254.75 135.86	6 25.47	7 42.46	6 33.1	2 33.12	55.20	50.95	16.9	16.98	25.4	17 42.46	8.49	9 25.4	7 0.00	0.0	0 18.	68 25.4	17 42.46	42.4	16.9	В	Regulation	
15 16	11.50 11.05		28.75 27.63	5.75 11.50 5.53 11.05	28.75 27.63	172.51 92.00 165.78 88.42			5 22.4 3 21.5		37.38 35.92	34.50 33.16		11.50 11.0	17.25		5.75 5.53	5 17.25 3 16.58			0 12. 0 12.			5 28.7 3 27.6				
17 18	15.41 17.96		38.52 44.90	7.70 15.41 8.98 17.96	38.52 44.90	231.09 123.25 269.39 143.68		1 38.52 1 44.90	2 30.0 0 35.0		50.07 58.37	46.22 53.88		15.4	23.1		7.70 8.98	0 23.1° 8 26.9	1 0.00		0 16. <sup>1</sup> 0 19. <sup>1</sup>			38.5				
19	12.35	37.04	30.87 107.54	6.17 12.35	30.87	185.20 98.77	7 18.52		7 24.0	8 24.08	40.13	37.04 129.04	12.3	12.3	18.52	30.87	6.17	7 18.52	2 0.00	0.0	0 13.	58 18.5	52 30.87	7 30.8	12.3	5		
21	43.01 31.93		79.83	15.97 31.93	107.54 79.83	645.22 344.12 479.01 255.47		79.83	3 62.2	7 62.27	103.78	95.80	31.9	31.93	47.90	79.83	15.97	7 47.90	0.00	0.0	0 35.	13 47.9	79.83	79.8	31.9	3		
22	33.20 7.61		83.00 19.02	16.60 33.20 3.80 7.61	83.00 19.02	497.99 265.60 114.14 60.87		83.00			107.90 24.73	99.60		33.20	49.80 11.4°		16.60	0 49.80 0 11.4°			0 36. 0 8.			83.0 2 19.0				
24	10.34 8.74		25.86 21.84	5.17 10.34 4.37 8.74	25.86 21.84	155.15 82.75 131.06 69.90		1 25.86			33.62 28.40	31.03 26.21	3 10.3	10.3	15.5° 13.1°	51 25.86	5.17 4.37	7 15.5° 7 13.1°	0.00			38 15.5		5 25.8 1 21.8	10.3	4		
26	11.15	33.46	27.88	5.58 11.15	27.88	167.30 89.23	3 16.73	3 27.88	8 21.7	5 21.75	36.25	33.46	5 11.1	11.1	16.73	73 27.88	5.58	8 16.73	0.00	0.0	0 12.:	27 16.	73 27.88	3 27.8	11.1	5		
27 28	19.16 11.98		47.90 29.94	9.58 19.16 5.99 11.98	47.90 29.94	287.40 153.28 179.67 95.82		47.90 7 29.94			62.27 38.93	57.48 35.93		5 19.16 3 11.98	28.74 3 17.91		9.58 5.99	8 28.74 9 17.91	0.00 0.00					47.9 1 29.9				
29	11.38 12.96		28.46 32.40	5.69 11.38 6.48 12.96	28.46 32.40	170.77 91.08 194.42 103.69		3 28.46 4 32.40			37.00 42.12	34.15 38.88		3 11.30 5 12.90	17.00		5.69	9 17.08 8 19.44						28.4				
31	12.06	36.19	30.16	6.03 12.06	30.16	180.97 96.52	2 18.10	30.16	5 23.5	3 23.53	39.21	36.19	9 12.0	12.00	18.10	0 30.16	6.03	3 18.10	0.00	0.0	0 13.:	27 18.1	10 30.16	30.1	12.0	6		
32	8.52 10.63		21.30 26.56	4.26 8.52 5.31 10.63	21.30 26.56	127.81 68.16 159.38 85.00		21.30 4 26.56			27.69 34.53	25.56 31.88		8.5.	12.78		4.26 5.31	6 12.78 1 15.94			0 9.3 0 11.							
34	9.73 25.58		24.32 63.96	4.86 9.73 12.79 25.58	24.32 63.96	145.93 77.83 383.75 204.66		9 24.32 7 63.96			31.62 83.15	29.19 76.75		9.73 3 25.50	14.59 38.31		4.86	6 14.59 9 38.33	7 0.00					2 24.3				
36	46.66	139.98	116.65	23.33 46.66	116.65	699.90 373.28	8 69.99				151.65	139.98	3 46.6	46.6	69.99	9 116.65	23.33	3 69.99			0 51.	33 69.9	99 116.65	116.6	46.6	6		
38	8.51 35.15	105.44	21.28 87.86	4.26 8.51 17.57 35.15	21.28 87.86	127.70 68.11 527.18 281.16	6 52.72			3 68.53			4 35.1	8.5 35.1	12.7	2 87.86	4.26 17.57		7 0.00	0.0	0 38.	66 52.7	72 87.86	3 21.2 5 87.8	35.1	5		
39 40	40.50 55.17		101.24 137.93		101.24 137.93	607.46 323.98 827.60 441.39		101.24			131.62 179.31	121.49 165.52		0 40.50 7 55.11	60.75 82.76		20.25 27.59		5 0.00 5 0.00		0 44.			1 101.2 3 137.9				
41	7.62	22.87	19.06	3.81 7.62	19.06	114.35 60.99	9 11.44	19.06	5 14.8	7 14.87	24.78	22.87	7 7.6	7.62	11.44	19.06	3.81	1 11.44	0.00	0.0	0 8.	39 11.4	14 19.06	5 19.0	7.6	2		
42	15.10 9.45			7.55 15.10 4.72 9.45	37.74 23.62										22.64		7.55 4.72											
44	19.57 13.56			9.78 19.57 6.78 13.56	48.91 33.90												9.78 6.78		0.00	0.0								
46	12.49	37.47	31.23	6.25 12.49	31.23	187.37 99.93	3 18.74	31.23	3 24.3	6 24.36	40.60	37.47	7 12.4	12.49	18.74	4 31.23	6.25	5 18.74	0.00	0.0	0 13.	74 18.	74 31.23	31.2	12.4	9		
47 48	12.97 15.59			6.48 12.97 7.79 15.59	32.42 38.97										19.45		6.48 7.79											
49	15.07 11.10			7.53 15.07 5.55 11.10	37.67 27.76												7.53 5.55											
51	12.95	38.84	32.37	6.47 12.95	32.37	194.21 103.58	8 19.42	32.37	7 25.2	5 25.25	42.08	38.84	12.9	12.9	19.42	12 32.37	6.47	7 19.42	2 0.00	0.0	0 14.:	24 19.4	12 32.37	32.3	12.9	5		
52 53	9.40 10.09			4.70 9.40 5.05 10.09	23.49 25.23												4.70 5.05	0 14.09 5 15.14										
54	12.19 10.91	36.58	30.49	6.10 12.19 5.45 10.91	30.49 27.27	182.92 97.56	6 18.29	30.49	9 23.7	8 23.78	39.63	36.58	3 12.1		18.29	9 30.49	6.10 5.45	0 18.29	0.00	0.0	0 13	41 18.2	29 30.49	30.4	12.1	9		
56	8.43	25.30	21.08	4.22 8.43	21.08	126.51 67.47	7 12.65	21.08	16.4	5 16.45	27.41	25.30	8.4	8.43	12.6	5 21.08	4.22	2 12.65	0.00	0.0	0 9.:	28 12.6	55 21.08	21.0	8.4	3		
57	10.34	31.01	25.84	5.17 10.34	25.84	155.04 82.69	9 15.50	25.84	4 20.1	6 20.16	33.59	31.01	1 10.3	10.34	15.50	0 25.84	5.17	7 15.50	0.00	0.0	0 11.:	37 15.	50 25.84	1 25.8	10.3	4		1

# Schedule 3 Applicable uses under the Ipswich planning scheme and Springfield structure plan

Column 1 Use pursuant to the Planning Regulation  Editor's note—See schedule 16, Table 1, column 1, of the Planning Regulation.	Column 2 Use or activity under the Ipswich planning scheme  Editor's note—See Ipswich Planning Scheme 2006.	Column 3 Use under the Springfield structure plan Editor's note—See Springfield Structure Plan.
	Residential uses	
Dwelling house	Single residential	Detached house
Dual occupancy	Dual occupancy	Dual occupancy dwelling; Relatives' flat
Caretaker's accommodation	Caretaker residential	Caretakers' residence
Multiple dwelling	Multiple residential	Apartment building; Attached house (per dwelling)
	Accommodation (short-term)	
Tourist park	Temporary accommodation (camping ground, caravan park)	Camping ground; Caravan park (short term accommodation)
Hotel	No defined use	Hotel
Short-term accommodation	Temporary accommodation (boarding house, motel)	Backpackers' hostel; Motel
Resort complex		
	Accommodation (long-term)	
Relocatable home park	Multiple residential (caravan park, if providing permanent accommodation)	Caravan park (permanent occupancy)
Community residence	No defined use	No defined use
Retirement facility	Multiple residential (retirement community)	Retirement community
Rooming accommodation	Multiple residential (boarding house, if providing permanent accommodation); Student accommodation	Student accommodation; Tenement building
	Places of assembly	
Club	Entertainment use (club)	Club

Column 1 Use pursuant to the Planning Regulation  Editor's note—See schedule 16, Table 1, column 1, of the Planning Regulation.	Column 2 Use or activity under the Ipswich planning scheme  Editor's note—See Ipswich Planning Scheme 2006.	Column 3 Use under the Springfield structure plan Editor's note—See Springfield Structure Plan.
Community use	Community use (community centre, community hall, cultural centre, gallery, information centre, library, meeting rooms, museum, neighbourhood centre, senior citizens centre, transit centre, youth centre)	Community building (art and craft centre, information centre, senior citizens centre, youth centre, meeting room, welfare centre, library, neighbourhood centre); Passenger terminal
Function facility		Reception and function rooms
Funeral parlour	Business use (funeral premises)	Funeral parlour
Place of worship	Community use (place of worship)	Place of public worship
	Commercial (bulk goods)	
Agricultural supplies store	Business use (farm supply outlet, produce/craft market)	Produce/craft market; Produce store
Bulk landscape supplies		Landscape supply outlet
Garden centre	Business use (garden centre)	Garden centre
Hardware and trade supplies		
Outdoor sales		Plant sales and hire yard
Showroom	Business use (auction depot, vehicle sales premises, bulky goods sales)	Auction depot, Retail warehouse; Motor showroom
	Commercial (retail)	
Adult store		
Food and drink outlet	Catering shop; Business use (cafe, restaurant, fast food premises, cake shop, snack bar, takeaway food premises, hot bread shop, food delivery service)	Fast food premises; Catering business; Restaurant; Community building (kiosk centre)
Service industry	Business use (laundromat)	Service industry
Service station	Business use (service station)	Service station
Shop	General store; Business use (shop)	General store; Local shops; Sale of automotive parts and accessories; Commercial

Column 1 Use pursuant to the Planning Regulation Editor's note—See schedule	Column 2 Use or activity under the Ipswich planning scheme  Editor's note—See Ipswich	Column 3 Use under the Springfield structure plan Editor's note—See	
16, Table 1, column 1, of the Planning Regulation.	Planning Scheme 2006.	Springfield Structure Plan.	
		Premises (business or commercial purpose, other than for a business office or a purpose specified in the Springfield structure plan)	
Shopping centre	Shopping centre	Major shopping centre; Neighbourhood shopping centre; Neighbourhood centre	
	Commercial (office)		
Office	Business use (office, professional office)	Professional office; Commercial premises (business office); Public building	
Sales office	Temporary sales office; Display housing	Real estate display/sales office	
	Broadcasting station	Radio station; Television station	
Educational facility			
Childcare centre	Community use (child care centre)	Child care centre	
Community care centre			
Educational establishment other than an educational establishment for the Flying Start for Queensland Children program	Community use (school); primary school; secondary school; tertiary use	Educational establishment	
Educational establishment for the Flying Start for Queensland Children program			
Entertainment			
Hotel	Business use (hotel); Entertainment use (licensed club)	Hotel; Tavern; Licensed club	
Nightclub entertainment facility	Entertainment use (cabaret, night club)	Night club	

Column 1 Use pursuant to the Planning Regulation	Column 2 Use or activity under the lpswich planning scheme	Column 3 Use under the Springfield structure plan	
Editor's note—See schedule 16, Table 1, column 1, of the Planning Regulation.	Editor's note—See Ipswich Planning Scheme 2006.	Editor's note—See Springfield Structure Plan.	
Theatre	Entertainment use (theatre, cinema, concert hall, dance hall)	Indoor entertainment (theatre, cinema, concert hall, dance hall, public hall)	
Resort complex			
	Indoor sport and recreation		
Indoor sport and recreation	Recreation use (indoor recreation); Entertainment use (amusement parlour); Indoor entertainment	Indoor recreation; Indoor entertainment (amusement parlour); Sports complex (indoor)	
	High impact industry or special industry	/	
High impact industry		Concrete batching plant; Dangerous goods store; Fuel depot; Junk yard; Special industry; Vehicle wrecking yard	
Special industry	Special industry; Nuclear industry		
Other Industry			
Low impact industry	Service/Trades use	Automatic car wash; Car repair station; Light industry	
Medium impact industry	General industry	Freight depot; General industry; Milk depot; Transport depot; Transport terminal; Truck depot	
Research and technology industry		Research and associated technology activities	
Rural industry			
Warehouse	Service/Trades use (warehouse or storage)	Mini storage complex; Warehouse; Bulk store; Storage yard	
Marine industry			
	High impact rural		
Cultivating, in a confined area, aquatic animals or	Intensive Animal Husbandry (aquaculture)		

Column 1 Use pursuant to the Planning Regulation Editor's note—See schedule	Column 2 Use or activity under the Ipswich planning scheme  Editor's note—See Ipswich	Column 3 Use under the Springfield structure plan Editor's note—See	
16, Table 1, column 1, of the Planning Regulation.	Planning Scheme 2006.	Springfield Structure Plan.	
plants for sale			
Intensive animal industry	Intensive animal husbandry (feedlot, riding establishment, piggery, stock sales market)	Animal establishment; Riding school; stable; Stock sales yard	
Intensive horticulture			
Wholesale nursery	Plant nursery (wholesale)	Plant nursery (wholesale)	
Winery	Wine making		
	Low impact rural		
Animal husbandry	Animal husbandry; Intensive animal husbandry (dairy)	Animal husbandry	
Cropping	Agriculture	Agriculture; Turf farm	
Permanent plantation	Forestry	Forestry	
Wind farm			
Essential services			
Correctional facility	Correctional centre	Reformative institution	
Emergency services	Community use (emergency service depot)	Emergency services depot	
Health care service	Business use (medical centre)	Community building (health centre); Medical centre	
Hospital	Community use (hospital)	Hospital	
Residential care facility	Institutional residential; Multiple Residential (nursing home)	Institutional residence	
Veterinary service	Business use (veterinary clinic)	Veterinary clinic; Veterinary hospital	
Minor uses			
Advertising device		Advertising structure	
Cemetery	Community use (cemetery)	Cemetery	
Home-based business	Home based activity	Family day care centre; Home business; Home industry; Home occupation	

Column 1 Use pursuant to the Planning Regulation	Column 2 Use or activity under the Ipswich planning scheme	Column 3 Use under the Springfield structure plan
Editor's note—See schedule 16, Table 1, column 1, of the Planning Regulation.	Editor's note—See Ipswich Planning Scheme 2006.	Editor's note—See Springfield Structure Plan.
Landing		
Market		
Outdoor lighting	Night court	Night tennis court
Park	Park	Environmental facility; Park; Community building; restrooms
Roadside stall		Roadside stall
Telecommunications facility	Minor utility	Local utility
Temporary use	Temporary use	
	Other uses	
Air service	Aviation use	
Animal keeping	Intensive animal husbandry (cattery, kennels, stable)	Animal establishment; Stable
Car park	Car park	Car park
Crematorium	Community use (crematorium)	Crematorium
Extractive industry	Extractive industry	Extractive industry
Major sport, recreation and entertainment facility	Recreation use (equestrian and coursing sports); Entertainment use (exhibition, trade fair)	Exhibition; Trade fair
Motor sport facility	Recreation use (motor sports)	Motor sports complex
Non-resident workforce accommodation		
Outdoor sport and recreation	Entertainment use (drive in theatre); Recreation use (outdoor recreation)	Outdoor entertainment; Outdoor recreation; Sports complex
Port service		
Tourist attraction	Tourist facility	Tourist facility; Zoo
Utility installation	Major utility	Public utility; Special use
Other uses		Clearing of timber or

Column 1 Use pursuant to the Planning Regulation	Column 2 Use or activity under the Ipswich planning scheme	Column 3 Use under the Springfield structure plan
Editor's note—See schedule 16, Table 1, column 1, of the Planning Regulation.	Editor's note—See Ipswich Planning Scheme 2006.	Editor's note—See Springfield Structure Plan.
		vegetation; earth works
Any other use not listed in column 1, including a use that is unknown		

### Schedule 4 Applied local government adopted charges for particular uses

The local government may apply discounted adopted charges for those particular uses that comply with:

- (a) the criteria outlined in the following Implementation Guidelines in the Ipswich Planning Scheme:
  - (i) Implementation Guideline No. 1;
  - (ii) Implementation Guideline No. 11;
  - (iii) Implementation Guideline No. 26; and
- (b) other Council policies as adopted by Council from time to time.

### Schedule 5 Deemed demand for the deemed demand area

Column 1 Deemed demand area under the Ipswich planning scheme	Column 2 Assumed demand (m <sup>2</sup> GFA per hectare for use under the Planning Regulation)
	Editor's note—See schedule 16, Table 1, column 1 and column 2 of the Planning Regulation.
Major centres zone—where the land is shaded in the deemed demand area in schedule 12	3000 for Commercial (retail) – Shop
Local retail and commercial zone—where the land is shaded in the deemed demand area in schedule 12	3000 for Commercial (retail) – Shop
Local business and industry zone—where the land is shaded in the deemed demand area in schedule 12	3000 for Other Industry – Low impact industry
Regionally significant business and industry zone—where the land is shaded in the deemed demand area in schedule 12	3000 for Other Industry – Low impact industry
CBD north secondary business zone—where the land is shaded in the deemed demand area in schedule 12	3000 for Other Industry – Low impact industry
CBD residential high density zone—where the land is shaded in the deemed demand area in schedule 12	3000 for Other Industry – Low impact industry
Character mixed use zone	3000 for Commercial (retail) – Shop
Business incubator zone	3000 for Other Industry – Low impact industry
CBD primary retail zone	40,000 for Commercial (retail) – Shop
CBD primary commercial zone—where the land is not shaded in the deemed demand area in schedule 12	40,000 for Commercial (office) – Office
CBD primary commercial zone—where the land is shaded in the deemed demand area in schedule 12	10,000 for Commercial (office) – Office
CBD top of town zone	10,000 for Commercial (office) – Office
CBD medical services zone	10,000 for Commercial (office) – Office
Rosewood—Town centre primary business area and town square sub area	3000 for Commercial (retail) – Shop
Rosewood—Town centre secondary business area	3000 for Commercial (office) – Office
Rosewood—Service trades/showgrounds zone	3000 for Other Industry – Low impact industry

#### Schedule 6 Amount of levied charge relief

Column 1 Category of prescribed	Column 2 Percentage of levied charg	ge relief (%)
development	Transport trunk infrastructure network	Public parks and community facilities trunk infrastructure networks
Citywide	50	100
District	75	100
Neighbourhood	100	100
Local	100	100

#### Schedule 7 Identified trunk infrastructure criteria

Column 1 Local government trunk infrastructure networks	Column 2 Identified trunk infrastructure criteria	
Transport trunk infrastructure network	Transp followir	ort trunk infrastructure network comprises the ng:
	(a)	arterial roads;
	(b)	sub-arterial roads;
	(c)	within an arterial or a sub-arterial road land and works for, an associated interchange, intersection, road drainage, kerb and channel, culverts, bridges, pedestrian and cyclist pathways, lighting and landscaping.
		oort trunk infrastructure network does not se the following:
	(a)	major collector, collector and access streets linking a development area with an arterial or sub-arterial road;
	(b)	land and works for an arterial road or a sub- arterial road that is primarily related to providing access to and from a development area such as an acceleration or deceleration lane, turn lanes, traffic signals and roundabouts.
Public parks trunk infrastructure network	Public followir	parks trunk infrastructure network comprises the ng:
	(a)	citywide parks—land, works and embellishments for citywide recreation parks, waterside parks, linear parks and sport ground and courts;
	(b)	district parks—land, works and embellishments for district recreation parks and waterside parks;
	(c)	local parks—land, works and embellishments for local recreation parks, linear parks and sport ground and courts.
	restrict govern	infrastructure for existing and future parks is ed to the standard as set out in the local ment infrastructure plan extrinsic material for olic parks trunk infrastructure network.
		note—See Part 13—Local Government ucture Plan, which forms part of the Ipswich planning e.

### Community facilities trunk infrastructure network

Community facilities trunk infrastructure network comprises the following:

- (a) citywide community facilities—land and basic works associated with the clearing of land and connection to services for citywide community facilities;
- (b) district community facilities—land and basic works associated with the clearing of land and connection to services for district community facilities;
- (c) local community facilities—land and basic works associated with the clearing of land and connection to services for local community facilities.

Trunk infrastructure for existing and future community facilities land is restricted to the standard as set out in the local government infrastructure plan extrinsic material for the community facilities trunk infrastructure network.

Editor's note—See Part 13—Local Government Infrastructure Plan, which forms part of the Ipswich planning scheme.

### Schedule 8 Planned cost for local government trunk infrastructure networks

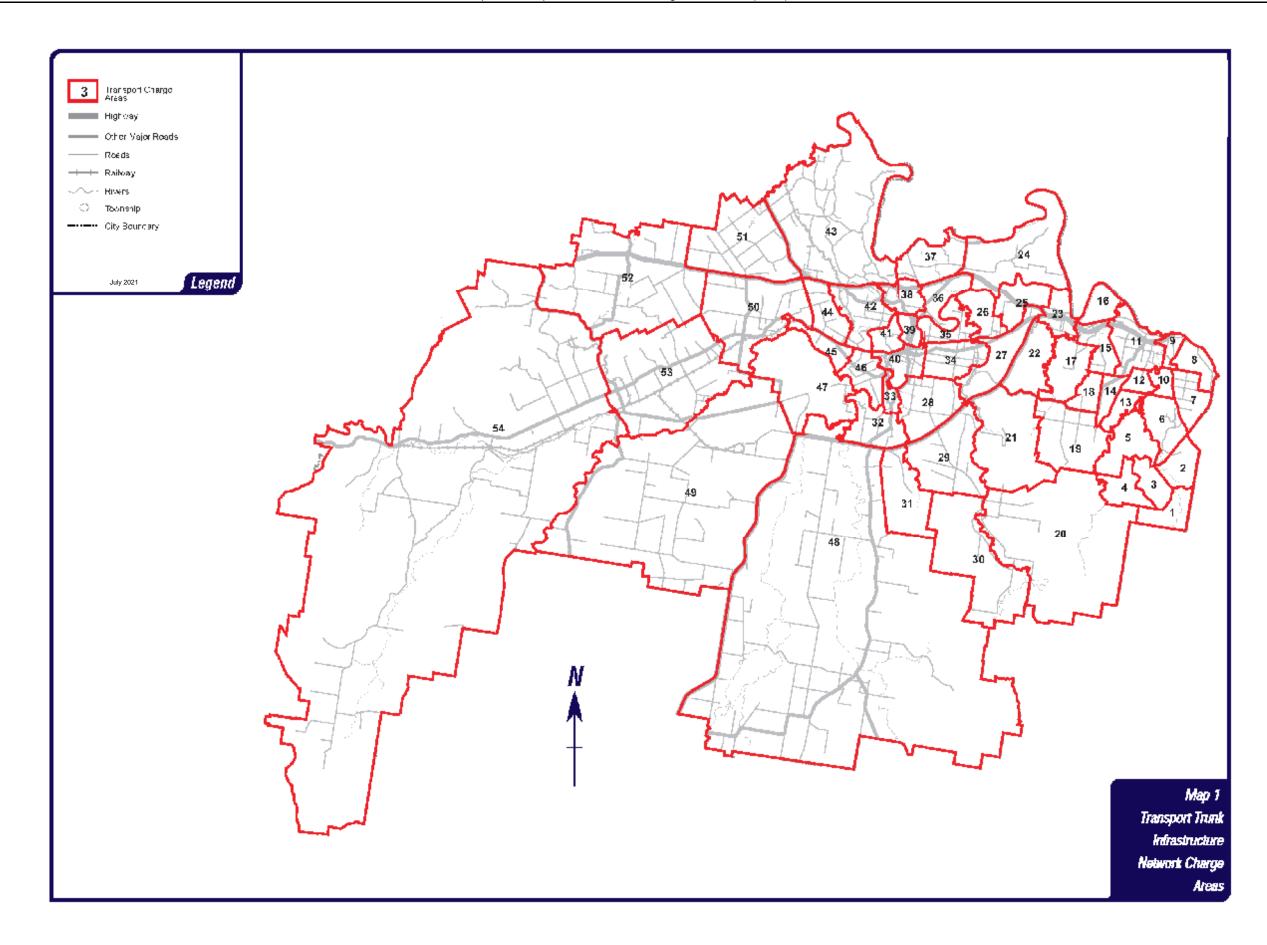
Column 1 Local government trunk infrastructure networks	Column 2 Land	Column 3 Work	
Transport trunk infrastruc	ture network		
Transport network	The value of the land cost stated in the Ipswich Planning Scheme 2006 Local government infrastructure plan extrinsic material for the transport network.	The value of the following stated in the Ipswich Planning Scheme 2006 Local government infrastructure plan extrinsic material for the transport network:	
		(a) construction cost;	
		(b) construction on cost.	
Public parks trunk infrast	ructure network		
Public parks network	The value of the land cost stated in the Ipswich Planning Scheme 2006 Local government infrastructure plan extrinsic material for the public parks network.	The value of the embellishment cost stated in the Ipswich Planning Scheme 2006 Local government infrastructure plan extrinsic material for the public parks network.	
Community facilities trunk infrastructure network			
Land for community facilities network	The value of the land cost stated in the Ipswich Planning Scheme 2006 Local government infrastructure plan extrinsic material for the community facilities network.	Not applicable.	

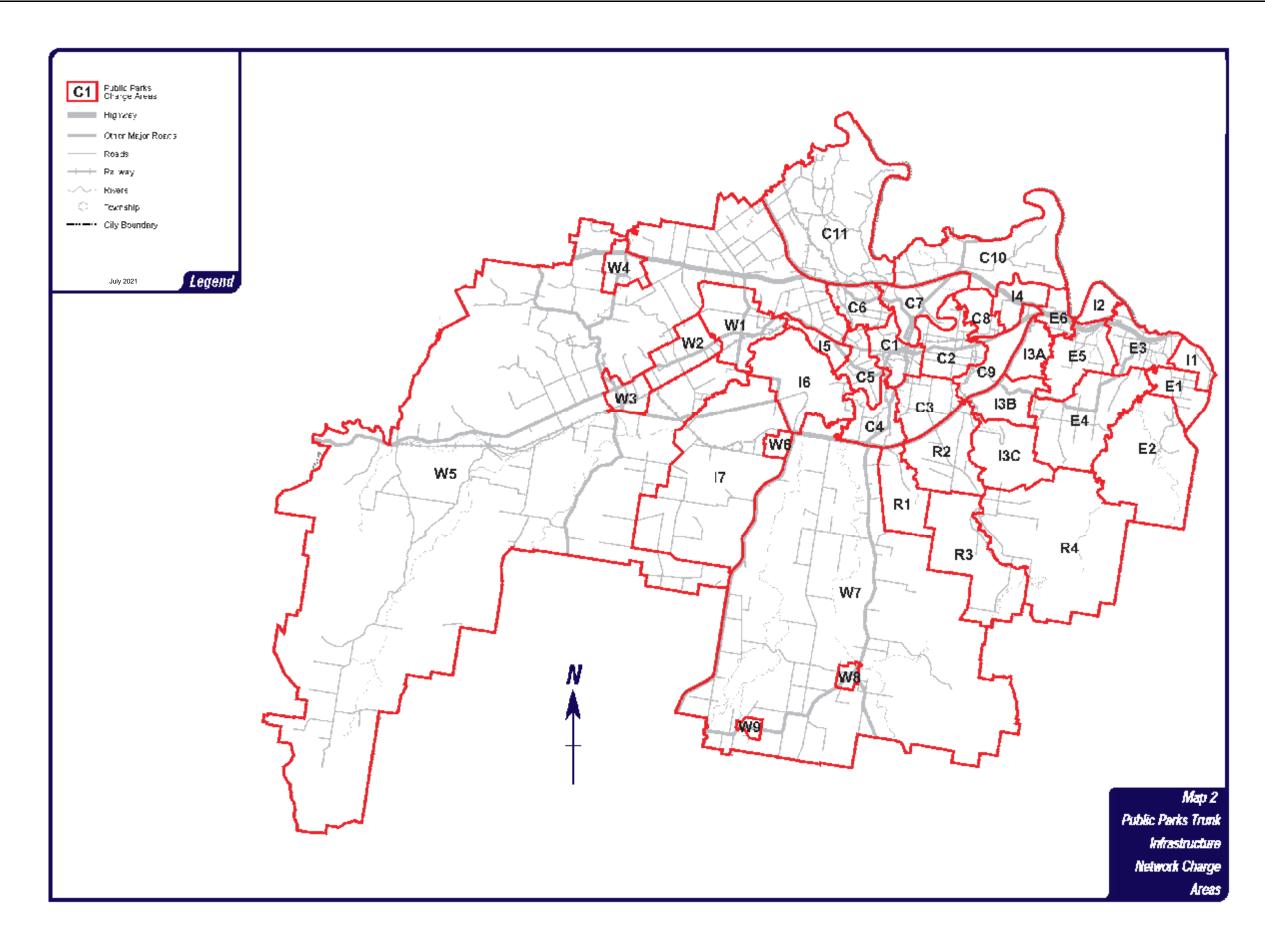
## Schedule 9 Maximum construction on costs for work

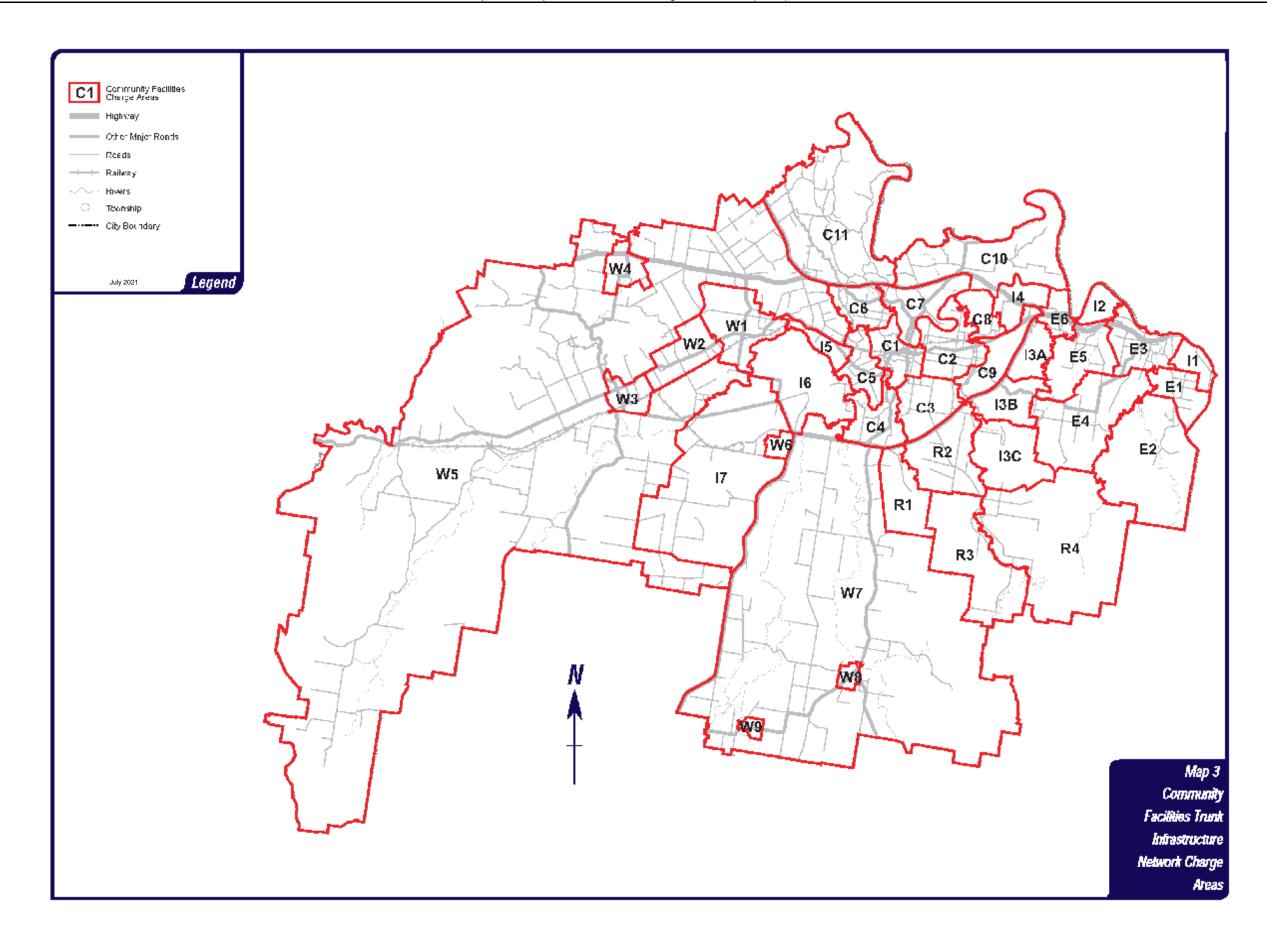
Column 1 Trunk infrastructure network	Column 2 Maximum construction on costs for work (Percentage of the construction cost for the work)
Transport trunk infrastructure n	etwork
Transport network	23%
Public parks trunk infrastructure network	
Public parks network	8% (included in embellishment cost)
Community facilities trunk infrastructure network	
Land for community facilities network	Not applicable

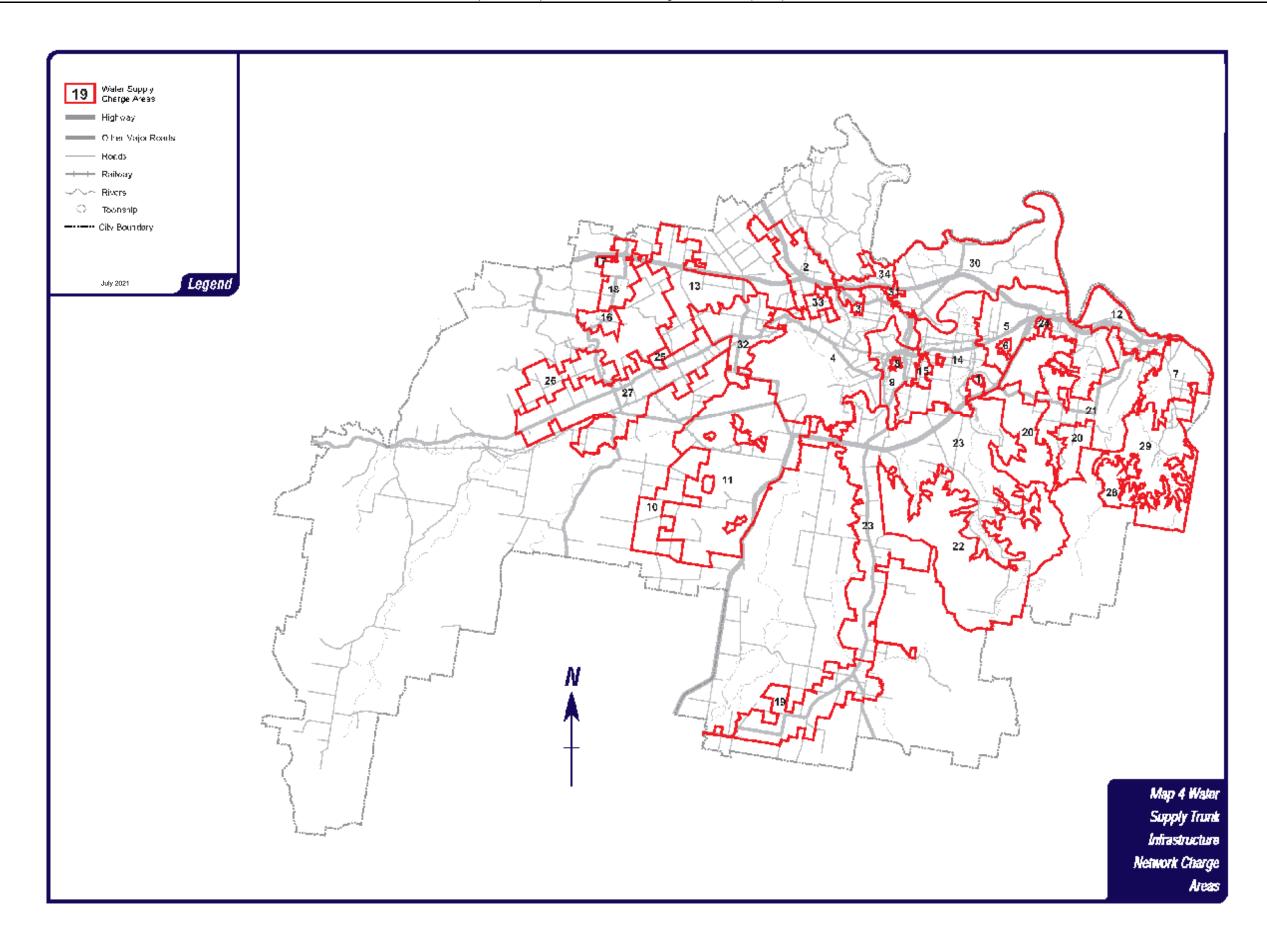
## Schedule 10 Infrastructure trunk network Charge areas maps

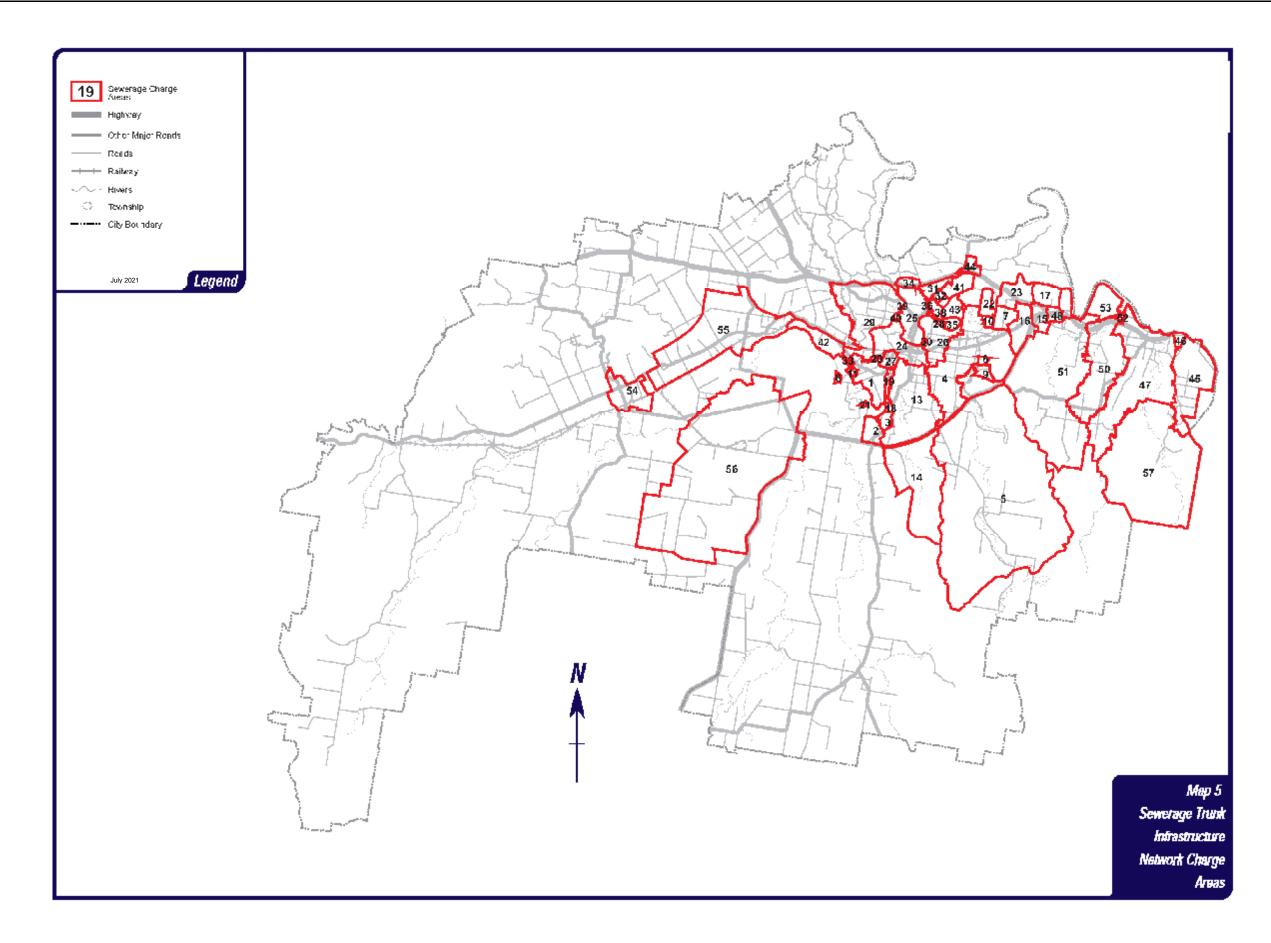
Column 1	Column 2
Map no.	Description
1.	Transport trunk infrastructure network charge areas
2.	Public parks trunk infrastructure network charge areas
3.	Community facilities trunk infrastructure network charge areas
4.	Water supply trunk infrastructure network charge areas
5.	Sewerage trunk infrastructure network charge areas



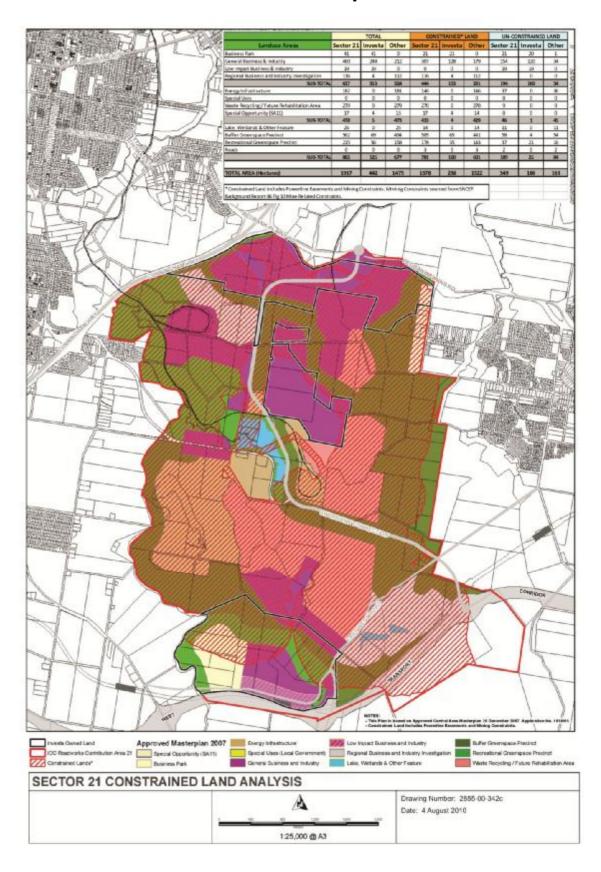








#### **Schedule 11 Constrained land map**



### **Schedule 12 Deemed demand areas map**

