

ADMINISTRATIVE and MINOR AMENDMENT CHANGES - TEXT

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Spelling, grammar and numbering changes have not been recorded. All other Administrative and minor amendments have been documented in the table below.

Statutory Guideline 04/2014

2.3A.2 Administrative amendment

An **administrative amendment** to a planning scheme is:

- (a) an amendment that the local government is satisfied corrects or changes:
 - (i) an explanatory matter about the planning scheme
 - (ii) the format or presentation of the planning scheme
 - (iii) a spelling, grammatical or mapping error in the planning scheme that does not materially affect the remainder of the planning scheme
 - (iv) a factual matter incorrectly stated in the planning scheme
 - (v) a redundant or outdated term in the planning scheme
 - (vi) inconsistent numbering of provisions in the planning scheme, or
 - (vii) cross-references in the planning scheme
- (b) an amendment that removes provisions in a planning scheme which have been declared by a regulation made pursuant to the *South-East Queensland Water (Distribution and Retail Restructuring) Act 2009* (SEQ Water Act) to have no
- (c) effect for the assessment of a development application in the SEQ Region (see sections 78A and 102 of the SEQ Water Act), or
- (d) an amendment to:
 - (i) reflect an amendment to the mandatory, non-mandatory or optional components of the standard planning scheme provisions (SPSP) used in the planning scheme

Example for paragraph (c)(i)—an amendment to reflect an updated use definition of the SPSP that is already reflected (in its previous form) in a local government planning scheme or to reflect a change made to SPSP if able to be included verbatim.

- (ii) include a statement that a referral agency has devolved or delegated a referral agency jurisdiction to a local government, as provided for in section 2.3 of the SPSP, or
- (iii) include a statement that a regional plan or state planning policy (SPP) is appropriately integrated, in whole or in part, in the planning scheme, if the Minister has advised the local government that the planning scheme appropriately reflects the regional plan or SPP.

2.3A.3 Minor amendment

A **minor amendment** to a planning scheme is an amendment that the local government is satisfied:

- (a) reflects a current development approval, a master plan for a declared master planned area, or an approved development plan under the *South Bank Corporation Act 1989*, or an approval under other legislation
- (b) incorporates a structure plan for a declared master planned area, if the local government's declared master planned area has a structure plan for the area, in accordance with section 761A(2)(a) of the SPA
- (c) includes a PSP prepared in accordance with section 114 of the SPA
- (d) is a change to a SPSP compliant planning scheme that is directly responding to a SPP
- (e) reflects a change that is directly responding to a state planning regulatory provision (SPRP) or a regional plan for a designated region that applies in the local government area

ADMINISTRATIVE and MINOR AMENDMENT CHANGES - TEXT

- (f) reflects changes to the planning scheme in response to a Ministerial direction if in the local government’s opinion, the subject matter of those changes involved adequate public consultation
- (g) has involved adequate consultation with the public and the state
- (h) reflects a change to a natural hazard overlay that if amended using the major amendment process, the delay would significantly increase the risk to people and/or property
- (i) includes, under section 86 of the SPA, a statement in the planning scheme that a development control plan (DCP) applies to the part of the planning scheme area to which the DCP applies
- (j) if the local government is a continuing local government or a new local government under the Local Government (De-amalgamation Implementation) Regulation 2013 (LGDIR) and the planning scheme does not include an IPA planning scheme for the new local government area:
 - (i) is a change to the title of the planning scheme
 - (ii) is a change to the planning scheme to identify the name or local government area of the new local government or the continuing local government, or
 - (iii) removes content that only applies to land outside the local government area of the continuing or new local government, or
- (k) is otherwise of a minor nature (not including zoning changes).

Executive Summary

- All text changes are Administrative changes.
- Spelling, grammar and numbering
- Removing out of date text
- Reflecting QPP mandatory wording
- Aligning terminology
- Amending, adding deleting Editor’s notes
- Removing duplication
- Correcting references to figures
- Minor consistency changes
- Addition of explanatory text that adds clarity
- Factorial matter incorrectly stated in the planning scheme e.g name of a precinct or Overlay map

Issue No	Section & Issue	Background & reason for change	Recommended change (instructions and exact wording of change)
1.	Planning Scheme index - 9.4.1.6.4 RAL Urban Precinct	Name of precinct is not correct in tree on eScheme.	Add the word “neighbourhood” in uCreate tree so it reads “Urban neighbourhood precinct”
2.	Entire Scheme	References to Urban precinct and Suburban Precinct are not correct	Add the word “neighbourhood” so it reads “Urban neighbourhood precinct” “Suburban neighbourhood precinct”
3.	Woodfordia 7.2.2.1.2 - PO12	Reference to 2mG is still present in the planning scheme and needs to be removed. This should have been removed prior to adoption.	Delete wording in PO12 - The layout of dwellings and siting of development footprints ensures that residents exposed to electromagnetic fields from powerlines (33kV and greater) does not exceed 2mG (average) Renumber accordingly

ADMINISTRATIVE and MINOR AMENDMENT CHANGES - TEXT

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4.	RAL 9.4.1.9.1 - PO8/AO8; 9.4.1.10.2 - PO11; 9.4.1.11.2 - PO6; 9.4.1.12.4.2 - PO7/AO7	Reference to 2mG is still present in the planning scheme and needs to be removed. This should have been removed prior to adoption.	Delete wording in both PO8 & AO8 ensures that resident's (caretaker's accommodation(10)) exposure to electromagnetic fields from powerlines exceeding 2mG is minimised. Renummer and amend SAO/PO table accordingly.
5.	About the planning scheme - Table 1.7.7.1 Exempt development	Terminology does not align with overlay map legend. Legend terminology/attributes are either: - Bulk water supply infrastructure buffer - Water supply buffer Should read Bulk water supply infrastructure buffer.	Add "infrastructure" d. not mapped as: ... viii. Bulk water supply infrastructure buffer, Gas pipeline buffer or High voltage electricity line buffer on Overlay map – Infrastructure buffers; or ... OR ... d. not mapped as: ... vii. Bulk water supply infrastructure buffer, Gas pipeline buffer or High voltage electricity line buffer identified on Overlay map – Infrastructure buffers; or ...
6.	5.3.3 Determining the assessment criteria	Section 5.3.3 (1) (a) (iii) where the development does not comply with one or more identified self-assessable acceptable outcomes of the applicable code(s), the development becomes assessable development. Wording does not reflect QPP	Amend to read as follows: a. Self-assessable development i. must be assessed against all the identified self-assessable acceptable outcomes of the applicable code(s) identified in the assessment criteria column; ii. that complies with the self-assessable acceptable outcomes of the applicable code(s) complies with the code(s); iii. where the development does not comply with one or more identified self-assessable acceptable outcomes of the applicable code(s), the development becomes code assessable development unless otherwise specified.
7.	SC1 Definitions	Administrative definition of 'Domestic outbuilding' Add clarity that this is: 1. detached from the dwelling 2. includes 'and the like' structures.	Amend the definition to add the following editor's notes: Domestic outbuilding - A Class 10a building, as defined in the Building Code of Australia, that is ancillary to a residential use on the same premises and is limited to non-habitable buildings for the purpose of a shed, garage and carport. Editor's note - This term includes 'and the like' buildings or roofed structures. Editor's note - This term is a building or other roofed structure that is detached from the dwelling. It is solely a class 10a and does not incorporate a component of any

ADMINISTRATIVE and MINOR AMENDMENT CHANGES - TEXT

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			<p>other class. Further, Domestic outbuildings are not garages and carports constructed to appear as an integral part of a dwelling (e.g. a single roof over the dwelling and garage parts of a building) and where the roof of a carport is attached directly to a dwelling (i.e. not attached via an ancillary structure such as a roofed walkway or pergola etc.)</p>
8.	<p>Entire planning scheme. E.g. 7.2.3.7.5 Caboolture West local plan code - RAL - Rural living precinct E.g. Gen res - CC, Rec and open space, zone codes e.g. RAL - Centre, EC - Transition, Gen res (CC, Sub, Next gen), RR, Township (centre and res)</p>	<p>Editor's note below SAO/PO table Editor's note is from the consultation version</p>	<p>Delete Editor's note Editor's note – The table above has been intentionally left blank. It will be finalised prior to commencement of the Planning scheme.</p>
9.	<p>7.2.2.1.2 Purpose - Reconfiguring a lot code - Woodfordia local area plan</p>	<p>Typo. Sentence double up from paragraph 2.</p>	<p>Delete repeated sentence. 3. The purpose of this part of the code will be achieved through the overall outcomes as identified in Part 9.4.1 - Reconfiguring a lot code and the following additional Woodfordia local area specific overall outcomes:The purpose of the Reconfiguring a lot code is to facilitate and manage the outcomes of development for reconfiguring a lot.:</p>
10.	<p>5 Tables of assessment - 5.10.2 Flood Hazard</p>	<p>Table of Assessment refers to 8.3.1 for DIAs</p>	<p>Correct reference in 'Development' column as follows: Material Change of Use in a Drainage investigation area identified on Figure 8.3.1 of the 8.2.2.1 to 8.2.2.10 of the 8.2.2 'Flood hazard overlay code'.</p>
11.	<p>SC1 Definitions</p>	<p>Admin definition of building height Clarity needed for measuring building height.</p>	<p>Add an editor's note to the definition of Building height that reads as follows: Editor's note - Lift overruns, air conditioners and the like, are excluded from the measure of building height.</p>
12.	<p>General residential zone - all precincts Emerging community zone - Transition</p>	<p>The heading is confusing in that people are assuming that it only applies to Retail, commercial or community activities listed in the activity groups in the tables of</p>	<p>Amend the heading as follows: "Retail, Commercial and Community activities uses"</p>

ADMINISTRATIVE and MINOR AMENDMENT CHANGES - TEXT

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	precinct - developed lots Cab west local plan - Urban living - next gen sub-precinct	assessment, when it actually applies to all e.g. service stations.																														
13.	Township zone - Residential precinct	Remove the grey from the headings under the use specific criteria for a Dwelling house	Remove grey fill from the following headings where they appear after the grey 'Dwelling house' heading for BOTH the self-assessable criteria (SAO's) AND assessable criteria (AO/PO): Car parking Access and driveways Casual surveillance Waste Sloping land Secondary dwelling Domestic outbuilding AO/PO only - Screening - fences and walls																													
14.	Dwelling house code - 9.3.1	Amendment occurred to the site cover table in the Zone codes but not in the Dwelling house code. Amend to be consistent.	Amend the site cover table in SAO5 and AO4 <table border="1"> <thead> <tr> <th rowspan="2">Building height</th> <th colspan="5">Lot Size</th> </tr> <tr> <th>300m² or less</th> <th>301-400m²</th> <th>401-500m²</th> <th>501-1000m²</th> <th>Greater than 1000m²</th> </tr> </thead> <tbody> <tr> <td>8.5m or less</td> <td>75%</td> <td>70%</td> <td>60%</td> <td>60%</td> <td>60%</td> </tr> <tr> <td>>8.5m – 12.0m</td> <td>50%</td> <td>50%</td> <td>60%</td> <td>50%</td> <td>50%</td> </tr> <tr> <td>Greater than >12.4m</td> <td>N/A</td> <td>N/A</td> <td>N/A</td> <td>50%</td> <td>40%</td> </tr> </tbody> </table>	Building height	Lot Size					300m ² or less	301-400m ²	401-500m ²	501-1000m ²	Greater than 1000m ²	8.5m or less	75%	70%	60%	60%	60%	>8.5m – 12.0m	50%	50%	60%	50%	50%	Greater than >12.4m	N/A	N/A	N/A	50%	40%
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Greater than >12.4m	N/A	N/A	N/A	50%	40%																											
15.	Residential uses code - 9.3.2 and Dwelling house code 9.3.1	Amend wording of heading as walls are not regulated in the SAO/AO/PO	Amend the heading as follows: "Screening - fences and walls ".																													
16.	General Residential - Coastal communities	Amend heading for site cover to be consistent with other precincts.	Amend heading to read as follows: "Site cover (Residential uses)"																													

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	AND Next gen precincts		
17.	Dwelling house code - 9.3.1	Amend editor's note to be clearer.	<p>Amend editor's note in SAO4 and corresponding AO3.2 to read as follows:</p> <p>Editor's note - A wall is not to be built to the boundary if it has a window or if a wall of a building on an adjoining lot:</p> <p>a. is within 900mm of that boundary; b. is not constructed from masonry or other material fire rated in accordance with the Building Code of Australia; b. is no closer than 1.5m to a window or opening to a habitable room of an adjoining dwelling is within 1.5m of that boundary and has an opening/window to a habitable room.</p>
18.	Zone code and RAL development codes	<p>Infrastructure buffers overlay - Wastewater treatment site buffer</p> <p>Terminology in error - minor amendment required in reusable content. Make terminology consistent with that in the overlay mapping legend.</p>	<p>Amend as follows:</p> <p>Development does not include the following uses within a Wastewater treatment plant site buffer</p>
19.	<p>Tables of assessment</p> <p>Gen Res zone - Next gen and Suburban precinct</p> <p>AND EC zone - Transition (developed lot)</p> <p>For: Multiple dwelling, Rooming accommodation, Short-term accommodation, Relocatable home park,</p>	Amend all triggers that refer to a property being within 400m or 800m walking distance of a higher order or district centre (Refer to overlay map - Centre walking distances) to clarify that part of the primary frontage of the lot must be within the mapped walking distance of the higher order or district centre.	<p>Add an editors' note below the trigger to read as follows:</p> <p>If:</p> <p>i. for 6 or less dwellings; ii. on a lot with an area of 800m² or more and a road frontage of 20m or more; iii. within 800m walking distance of a higher order or district centre (Refer to Overlay map - Centre walking distances); and Editor's note - For this trigger to apply, part of the primary frontage of the lot is to be within the mapped walking distance specified above. iv. meets the self-assessable acceptable outcome for building height (Residential uses).</p>

ADMINISTRATIVE and MINOR AMENDMENT CHANGES - TEXT

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	Residential care facility, Retirement facility.		
20.	All zones and local plans where the use of Sensitive Uses still exists	OO, PO and AO's still use the term sensitive uses instead of the term sensitive land uses. Some precincts, zones and local plans still refer to sensitive uses instead of sensitive land uses. Needs to be the defined admin term where appropriate.	Change 'sensitive uses' to 'sensitive land uses' where term is used in the overall outcomes or performance outcomes of all zones and precincts. Except where term is used in conjunction with other term i.e. 'Noise Sensitive Uses', 'Odour Sensitive uses', these are to be left as is.
21.	Strategic framework	End notes 3.7, 3.23, 3.28, 3.29 and 3.34 read - The mapping in this working draft of the Strategic Framework is indicative at the whole of Region scale and is not intended to be viewed at a property level. These end notes refer to 'this working draft of the Strategic Framework'. Need to delete this reference.	Amend to read as follows: The mapping in this working draft of the Strategic Framework is indicative at the whole of Region scale and is not intended to be viewed at a property level.
22.	Entire scheme	Need to delete PO's in the works and Site Earthworks codes as they are redundant/repeat of PO above.	1. Delete PO Development does not leave cleared land exposed for an unreasonable periods of time but is rehabilitated in a timely manner, and renumber accordingly where it is repeated above 2. Amend SAO/PO tables accordingly
23.	Tables of assessment Telecommunication Facility Self assessable triggers tables where applicable.	If: i. co-locating with an existing facility; ii. not increasing the height of the facility by no more than 5m; and iii. not complying with the circumstances for exempt development.	Amend to read as follows: If: i. co-locating with an existing facility; ii. not increasing the height of the facility by no more than 5m; and iii. not complying with the circumstances for exempt development.

ADMINISTRATIVE and MINOR AMENDMENT CHANGES - TEXT

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		Not / no in same sentence causes confusion	
24.	Reconfiguring a Lot Code, General residential zone, Urban neighbourhood precinct 9.4.1.6.4	PO6 Admin change - should be Urban neighbourhood precinct	Amend to read as follows: PO6 Rear lots do not establish in the Urban neighbourhood precinct.
25.	4 Priority infrastructure plan, 4.4.3 Public parks and land for community infrastructure Table 4.4.3.4 Desired standard of service for land for community facilities	Refers to the Draft Strategic Framework under the Accessibility row and Planning criteria column	Amend to read as follows: Land for community facilities is located to ensure adequate pedestrian, cycle and vehicle access. New land for community facilities is located within an appropriate place type in the Draft Strategic Framework.
26.	State planning provisions	Wording correction	Amend to read as follows: The m Minister has identified that the State Planning Policy (July 2014) is integrated in the draft Moreton Bay Regional Council Planning Scheme in the following ways
27.	State planning provisions	Wording corrections	2.2 The m Minister has identified that the draft Moreton Bay Regional Council Planning Scheme, specifically the strategic framework, appropriately advances the South East Queensland Regional Plan 2009-2031, as it applies in the planning scheme area. 2.4 The m Minister has identified that the Queensland Planning Provisions version 3.1 (June 2014) are appropriately reflected in the draft Moreton Bay Regional Council Planning Scheme.
28.	9 Reconfiguring a Lot Code, Rural Zone	Overall Outcomes (a)-(c) states 'reconfiguring of land' and (d)-(f) states Reconfiguring a Lot. Amend to read Reconfiguring a Lot in all instances	Change wording to in Overall Outcome (a) - (c) as follows. a. Reconfiguring of land a Lot in the Rural residential zone maintains the established low density and open area local character and amenity of the streetscape through retaining appropriately larger lot sizes and retaining appropriate buffering of larger lots to particular uses. b. Reconfiguring of land a Lot on land identified as a potential future growth front (e.g Narangba, Morayfield-Burpengary and Burpengary East) does not result in further fragmentation of that land or prevent the future conversion of that land for future urban purposes.

ADMINISTRATIVE and MINOR AMENDMENT CHANGES - TEXT

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			c. Reconfiguring of land a Lot on land identified as having particular values, qualities or characteristics that require buffering or are affected by constraints does not result in further fragmentation of that land or the establishment and encroachment of incompatible uses.
29.	Reconfiguring a Lot Code, Township Zone, Centre precinct Community facilities zone	The note says refer to General residential zone, Suburban precinct for use consistent with the precinct.	Amend to read as follows: Boundary realignment results in lots which have appropriate size, dimensions and access to cater for uses consistent with the precinct. Change note to reference correct zone/precinct e.g. Note - Refer to overall outcomes for the General residential zone – Suburban neighbourhood Township zone - Township centre precinct for uses consistent in this precinct.
30.	Reconfiguring a Lot Code, Centre zone, Rural zone and Rural residential zone	PO 26 of Centre zone, Po3 of Rural zone and PO11 of Rural residential zones refers to 're-alignment of lot boundaries whereas the elsewhere in the scheme refers to boundary realignment without hyphen.	Amended PO26 (Centre zone), PO3 Rural zone and PO11 (Rural residential zone, as follows: Re-alignment lot b Boundary realignment: a. does not result in the creation, or in the potential creation of, additional lots; b. is an improvement on the existing land use situation; c. do not result in existing land uses on-site becoming non-compliant with planning scheme criteria; d. results in lots which have appropriate size, dimensions and access to cater for uses consistent with the zone; e. infrastructure and services are wholly contained within the lot they serve; f. ensures the uninterrupted continuation of lots providing for their own private servicing.
31.	9 Reconfiguring a Lot Code, Recreation and Open Space Precinct	PO3 and AO3 should be included under Stormwater Management heading.	Move entire PO3 and AO3 under Stormwater Management heading. Renumber and amend SAO/PO table accordingly.
32.	9 Reconfiguring a Lot Code, Rural zone, Woodfordia Reconfiguring a Lot Code	PO9 (Rural) / PO10 (Woodfordia) relates to road frontage and is listed under 'services', perhaps include under Lot size and design.	Move entire PO and AO to under Lot size and Design heading. Renumber and amend SAO/PO table accordingly.
33.	9 Reconfiguring a Lot Code, Township Zone, Convenience precinct	PO17 and SAO2 - Notes provide examples that are not relevant to the zone. Remove. Alternatively amend notes to use relevant examples - caretaker's residence et.	Amend PO/SAO to read as follows: PO17 Boundary realignment does not result in existing land uses on-site becoming non-compliant with planning scheme requirements. Note - Examples may include but are not limited to:

ADMINISTRATIVE and MINOR AMENDMENT CHANGES - TEXT

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			a. minimum lot size requirements; b. setbacks; c. parking and access requirements; d. servicing and Infrastructure requirements; e. dependant elements of an existing or approved land use being separately titled, including but not limited to: i. Where premises is approved as Multiple dwelling(49) with a communal open space area, the communal open space cannot be separately titled as it is required by the Multiple dwelling(49) approval. ii. Where a commercial or industrial land use contains an ancillary office(53), the office(53) cannot be separately titled as it is considered part of the commercial or industrial use. iii. Where a Dwelling house(22) includes a secondary dwelling or associated outbuildings, they cannot be separately titled as they are dependent on the Dwelling house(22) use.
34.	3 Strategic framework	The word Duplex is noted a number of times in the Strategic framework and should refer to Dual occupancy as this is the defined use in the scheme	Replace Duplex with Dual Occupancy
35.	9 Dwelling house code	Add editor's note to clarify what "front wall" means	Add editor's note, within the table under 'two storey: ...' to read as follows: Two storey: 6.0m wide maximum and recessed 1.0m behind the front wall or balcony of upper level. Editor's note - Front wall is to have a minimum length of 40% of the adjoining frontage.
36.	9.3.2 Residential uses code and zone codes	Amend heading in outdoor living space table to be consistent with the SAO.	Amend heading in row in table to read as follows: "Minimum dimension in all directions "
37.	6 Zone codes, 7 Local plan code, 9 Reconfiguring a lot & 9 Development codes	Values and constraints criteria heading names - Current headings for bushfire, landslide and bulk water do not align with mapping.	All relevant codes (zones, development and local plan) amend values and constraint heading rows: - Bushfire hazard areas - Landslide hazard - Landslide hazard - land having a slope greater 15% - Water supply pipeline buffer Bulk water supply infrastructure buffer
38.	6 Zone codes, 7 Local plan code, 9 Reconfiguring a lot & 9 Development codes	All codes - Values and Constraints Criteria heading - Note about criteria not applying. The wording of this note is long and confusing, including additional	Values and constraints criteria Note - The relevant values and constraints criteria do not apply where the development is, the subject of the application, is associated and consistent with, and subsequent to a current Development permit for Reconfiguring a lot or Material change of use or Operational work , where that approval, under this or a superseded planning scheme, has considered and addressed (e.g. through a development footprint plan (or similar in the

ADMINISTRATIVE and MINOR AMENDMENT CHANGES - TEXT

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		wording not needed to correct interpretation. Amendment to the note was discussed at meeting 23/03/16. Refer to A13274848.	case of Landslide hazard), or conditions of approval) the identified value or constraint under this planning scheme.								
39.	9 Reconfiguring a lot code - All zone and precinct sections	Infrastructure buffers criteria are split up and appear under headings relating to the individual attributes/mapped features of the overlay map. All criteria should be under a single heading, as per all other codes.	Add new grey heading row - " Infrastructure buffers (refer Overlay map - Infrastructure buffers to determine if the following assessment criteria apply) " Move all criteria relating to this overlay map to be under this heading and remove grey shading of the rows that will become sub-heading rows. Criteria that should be under the 'Infrastructure buffers' heading includes: - Gas pipeline buffer - High voltage electricity line buffer - Wastewater treatment plant buffer - Water supply pipeline buffer - Bulk water supply infrastructure - Water supply buffer - Electricity supply substation buffer - Landfill buffer Renumber and amend SAO/PO table accordingly.								
40.	Appendix 2	Amend appendix to reflect Admin and Minor amendment Summary of changes is as per detail in Gazette notice.	Amend Appendix 2 to read as follows: Table AP2.1—Table of amendments <table border="1" data-bbox="1025 951 2031 1431"> <thead> <tr> <th data-bbox="1025 951 1167 1114">Date of adoption and effective date</th> <th data-bbox="1167 951 1279 1114">Planning scheme version number</th> <th data-bbox="1279 951 1429 1114">Amendment type</th> <th data-bbox="1429 951 2031 1114">Summary of amendments</th> </tr> </thead> <tbody> <tr> <td data-bbox="1025 1118 1167 1431">14 June 2016 (adoption) and 20 June 2016 (effective)</td> <td data-bbox="1167 1118 1279 1431">Version 2 incorporating Moreton Bay Regional Planning Scheme 2015</td> <td data-bbox="1279 1118 1429 1431">Minor & Administrative</td> <td data-bbox="1429 1118 2031 1431">The purpose and general effect of the amendments are to: <ul style="list-style-type: none"> • correct spelling, grammar, numbering and formatting errors • remove out of date text • reflect current QPP mandatory wording • align terminology used in different parts of the document and correct inconsistencies • amend, add and delete Editor's notes and other explanatory text as necessary to assist in navigating and interpreting the document • remove unnecessary duplication • correct references to figures </td> </tr> </tbody> </table>	Date of adoption and effective date	Planning scheme version number	Amendment type	Summary of amendments	14 June 2016 (adoption) and 20 June 2016 (effective)	Version 2 incorporating Moreton Bay Regional Planning Scheme 2015	Minor & Administrative	The purpose and general effect of the amendments are to: <ul style="list-style-type: none"> • correct spelling, grammar, numbering and formatting errors • remove out of date text • reflect current QPP mandatory wording • align terminology used in different parts of the document and correct inconsistencies • amend, add and delete Editor's notes and other explanatory text as necessary to assist in navigating and interpreting the document • remove unnecessary duplication • correct references to figures
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				(Amendment 1)		<ul style="list-style-type: none"> • correct factual matters that are incorrectly stated in the planning scheme • align zone extents and overlay details with the property boundaries and road alignments shown on the current digital cadastral data base (DCDB) supplied by the State • amend explanatory notes on maps as necessary to improve their usability • adjust some zones to reflect current development approvals • more effectively identify the extent of some overlay features referred to in planning scheme codes • align various overlay maps with current constraint data published and supplied by the State <p>Refer to Amendment Version 1 for further detail.</p>
41.	Dwelling house code Rural zone code (Hamlet Precinct)	Amend SAO, AO and PO to clarify the appropriate size requirement for a secondary dwelling relative to the frontage. Same amendment SAO37, PO51 AO51 Rural zone code for Hamlet Precinct	<p>Amend SAO22 and AO21.3 and PO21 to read as follows:</p> <p>The GFA of the secondary dwelling does not exceed:</p> <p>a. 45m² GFA for a lot with a primary frontage of 15m or less less than 15m; or b. 55m² GFA for a lot with a primary frontage of greater than 15m 15m or more.</p> <p>Note - This is a quantifiable standard that relates to matters identified in section 26, table 1 schedule 7 of the Sustainable Planning Regulation. Non-compliance with this provision for a Dwelling house(22) requires a concurrence agency response from Council.</p>			