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5.5.6 General residential zone

5.5.6.1 Coastal communities precinct

The following table identifies the categories of development and the categories of assessment for making a material change of use of land according to its zone. The table should be read in conjunction with section 5.3 to determine when the categories of development and categories of assessment in this table may be varied by other provisions of this planning scheme.

Table 5.5.6.1.1 General residential zone - Coastal communities precinct

<p>Note - There are specific exemptions to the categories of development and categories of assessment for some of the uses within the activity groups listed below where conducted as temporary activities. These exceptions appear as use specific entries within the table and prevail over the categories of assessment identified in the activity group.</p> <p>Note - Uses listed in the Activity Groups may also be included as use specific entries within the table.</p>		
Use	Categories of development and assessment	Assessment benchmarks for assessable development and requirements for accepted development
Activity group	Accepted development subject to requirements	
Community activities: <ul style="list-style-type: none"> • Child care centre⁽¹³⁾ • Club⁽¹⁴⁾ • Community care centre⁽¹⁵⁾ • Community use⁽¹⁷⁾ • Educational establishment⁽²⁴⁾ 	If: <ol style="list-style-type: none"> i. using an existing building; ii. increasing the GFA by no more than 50m²; and iii. on a community activity lot identified on Overlay map - Community activities and neighbourhood hubs. 	6.2.6 'General residential zone code' (Part A only)
	Assessable development - Code assessment	
<ul style="list-style-type: none"> • Emergency services⁽²⁵⁾ • Health care services⁽³³⁾ • Place of worship⁽⁶⁰⁾ 	If: <ol style="list-style-type: none"> i. on a lot identified on Overlay map - Community activities and neighbourhood hubs; and ii. not otherwise specified. 	6.2.6 'General residential zone code' (relevant precinct only)
Activity group	Accepted development subject to requirements	
Retail and commercial activities: <ul style="list-style-type: none"> • Food and drink outlet⁽²⁸⁾ • Hardware and trade supplies⁽³²⁾ • Health care services⁽³³⁾ 	If: <ol style="list-style-type: none"> i. using an existing building; ii. increasing the GFA by no more than 50m²; and iii. on a neighbourhood hub lot identified on Overlay map - Community activities and neighbourhood hubs. 	6.2.6 'General residential zone code' (Part A only)

<ul style="list-style-type: none"> Indoor sport and recreation⁽³⁸⁾ - for a gymnasium Office⁽⁵³⁾ Service industry⁽⁷³⁾ Shop⁽⁷⁵⁾ Shopping centre⁽⁷⁶⁾ Veterinary services⁽⁸⁷⁾ 	Assessable development - Code assessment	
Animal husbandry⁽⁴⁾	Accepted development	
Animal keeping⁽⁵⁾	Accepted development	
Cemetery⁽¹²⁾	Accepted development	
Community residence⁽¹⁶⁾	Editor's note - See Table 5.4.1 Development under Schedule 6 the Regulation: Material change of use.	Editor's note - See Table 5.4.1 Development under Schedule 6 the Regulation: Material change of use.
Dwelling house⁽²²⁾	Accepted development subject to requirements	
	<p>If complying with the relevant requirements for accepted development.</p> <p>Note - If it does not meet requirements for accepted development that are alternative provisions to the QDC, matters that relate to amenity and aesthetics or matters identified in</p>	9.3.1 'Dwelling house code'

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	Schedule 9, Part 3, Division 2, Table 1 of the Regulation, as stated in the requirements for accepted development contained in Table 9.3.1.2 a concurrence agency response for building work is required from Council.	
	Assessable development - Code assessment	
	<p>If it does not meet the relevant value and constraint assessment requirements for accepted development.</p> <p>Note - This is a limited assessment to which section 5.3.3 (1) (a) (ii) applies.</p> <p>Note - For the purposes of Schedule 6, Part 2, Item 2 of the Regulation the relevant values and constraints criteria contained in Table 9.3.1.2 are the criteria relevant to the assessment of a material change of use for an applicable Overlay.</p>	9.3.1 'Dwelling house code'
Dual occupancy⁽²¹⁾	Assessable development - Code assessment	
	If on a lot with an area of 1000m ² or more.	6.2.6 'General residential zone code' (relevant precinct only) 9.3.2 'Residential uses code'
Food and drink outlet⁽²⁸⁾	Accepted development	
	<p>If for a temporary use and complying with the circumstances for accepted development in Table 1.7.7.1 'Accepted development'.</p> <p>Editor's note - Development approval is not required.</p>	
Function facility⁽²⁹⁾	Accepted development	
	<p>If for a temporary use and complying with the circumstances for accepted development in Table 1.7.7.1 'Accepted development'.</p> <p>Editor's note - Development approval is not required.</p>	
Home based business⁽³⁵⁾	Accepted development	
	<p>If complying with the circumstances for accepted development in Table 1.7.7.1 'Accepted development'.</p> <p>Editor's note - Development approval is not required.</p>	

	Accepted development subject to requirements	
	If not otherwise specified.	6.2.6 'General residential zone code' (Part A only)
Indoor sport and recreation⁽³⁸⁾	Accepted development	
	If for a temporary use and complying with the circumstances for accepted development in Table 1.7.7.1 'Accepted development'. Editor's note - Development approval is not required.	
Major electricity infrastructure⁽⁴³⁾	Accepted development	
	If complying with the circumstances for accepted development in Table 1.7.7.1 'Accepted development'. Editor's note - Development approval is not required.	
Market⁽⁴⁶⁾	Accepted development	
	If for a temporary use and complying with the circumstances for accepted development in Table 1.7.7.1 'Accepted development'. Editor's note - Development approval is not required.	
Multiple dwelling⁽⁴⁹⁾	Assessable development - Code assessment	
	If on a lot within the Main Street area identified on Figure 6.2.6.1.1. Editor's note - For Figure 6.2.6.1.1 refer to General residential zone code, Coastal communities precinct.	6.2.6 'General residential zone code' (relevant precinct only) 9.3.2 'Residential uses code'
Motor sport facility⁽⁴⁸⁾	Accepted development	
	If for a temporary use and complying with the circumstances for accepted development in Table 1.7.7.1 'Accepted development'. Editor's note - Development approval is not required.	
Nightclub entertainment facility⁽⁵¹⁾	Accepted development	

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	<p>If for a temporary use and complying with the circumstances for accepted development in Table 1.7.7.1 'Accepted development'.</p> <p>Editor's note - Development approval is not required.</p>	
Outdoor sport and recreation⁽⁵⁵⁾	Accepted development	
	<p>If for a temporary use and complying with the circumstances for accepted development in Table 1.7.7.1 'Accepted development'.</p> <p>Editor's note - Development approval is not required.</p>	
Park⁽⁵⁷⁾	Accepted development	
	<p>If complying with the circumstances for accepted development in Table 1.7.7.1 'Accepted development'.</p> <p>Editor's note - Development approval is not required.</p>	
Shop⁽⁷⁵⁾	Accepted development	
	<p>If for a temporary use and complying with the circumstances for accepted development in Table 1.7.7.1 'Accepted development'.</p> <p>Editor's note - Development approval is not required.</p>	
Substation⁽⁸⁰⁾	Accepted development	
	<p>If complying with the circumstances for accepted development in Table 1.7.7.1 'Accepted development'.</p> <p>Editor's note - Development approval is not required.</p>	
	Assessable development - Code assessment	
	If not otherwise specified.	6.2.6 'General residential zone code' (relevant precinct only)
Telecommunications facility⁽⁸¹⁾	Accepted development	

	<p>If complying with the circumstances for accepted development in Table 1.7.7.1 'Accepted development'.</p> <p>Editor's note - Development approval is not required.</p>	
	Accepted development subject to requirements	
	<p>If:</p> <ul style="list-style-type: none"> i. co-locating with an existing facility; ii. not increasing the height of the facility by more than 5m; and iii. not complying with the circumstances for accepted development. 	6.2.6 'General residential zone code' (Part A only)
Theatre⁽⁸²⁾	Accepted development	
	<p>If for a temporary use and complying with the circumstances for accepted development in Table 1.7.7.1 'Accepted development'.</p> <p>Editor's note - Development approval is not required.</p>	
Tourist attraction⁽⁸³⁾	Accepted development	
	<p>If for a temporary use and complying with the circumstances for accepted development in Table 1.7.7.1 'Accepted development'.</p> <p>Editor's note - Development approval is not required.</p>	
Tourist park	Assessable development - Code assessment	
	In all instances.	6.2.6 'General residential zone code' (relevant precinct only)
Utility installation⁽⁸⁶⁾	Accepted development	
	<p>If complying with the circumstances for accepted development in Table 1.7.7.1 'Accepted development'.</p> <p>Editor's note - Development approval is not required.</p>	
	Assessable development - Code assessment	

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	If not otherwise specified.	6.2.6 'General residential zone code' (relevant precinct only)
Assessable development - Impact assessment		
Any other use not listed in this table. Any use listed in the table and not meeting the description listed in the categories of development and categories of assessment column. Any other undefined use.		The planning scheme

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

5.5.6.2 Suburban neighbourhood precinct

The following table identifies the categories of development and the categories of assessment for making a material change of use of land according to its zone. The table should be read in conjunction with section 5.3 to determine when the categories of development and categories of assessment in this table may be varied by other provisions of this planning scheme.

Table 5.5.6.2.1 General residential zone - Suburban neighbourhood precinct

<p>Note - There are specific exemptions to the categories of development and categories of assessment for some of the uses within the activity groups listed below where conducted as temporary activities. These exceptions appear as use specific entries within the table and prevail over the categories of assessment identified in the activity group.</p> <p>Note - Uses listed in the Activity Groups may also be included as use specific entries within the table.</p>		
Use	Categories of development and assessment	Assessment benchmarks for assessable development and requirements for accepted development
<p>Activity group</p> <p>Community Activities:</p> <ul style="list-style-type: none"> • Child care centre⁽¹³⁾ • Club⁽¹⁴⁾ • Community care centre⁽¹⁵⁾ • Community use⁽¹⁷⁾ • Educational establishment⁽²⁴⁾ • Emergency services⁽²⁵⁾ • Health care services⁽³³⁾ • Place of worship⁽⁶⁰⁾ 	<p>Accepted development subject to requirements</p>	
	<p>If:</p> <ul style="list-style-type: none"> i. using an existing building; ii. increasing the GFA by no more than 50m²; and iii. on a community activity lot identified on Overlay map - Community activities and neighbourhood hubs. 	<p>6.2.6 'General residential zone code' (Part C only)</p>
	<p>Assessable development - Code assessment</p>	
	<p>If:</p> <ul style="list-style-type: none"> i. on a lot identified on Overlay map - Community activities and neighbourhood hubs; and ii. not otherwise specified. 	<p>6.2.6 'General residential zone code' (relevant precinct only)</p>
<p>Activity group</p> <p>Retail and Commercial Activities:</p> <ul style="list-style-type: none"> • Food and drink outlet⁽²⁸⁾ • Hardware and trade supplies⁽³²⁾ • Health care services⁽³³⁾ 	<p>Accepted development subject to requirements</p>	
	<p>If:</p> <ul style="list-style-type: none"> i. using an existing building; ii. increasing the GFA by no more than 50m²; and iii. on a neighbourhood hub lot identified on Overlay map - Community activities and neighbourhood hubs. 	<p>6.2.6 'General residential zone code' (Part C only)</p>
	<p>Assessable development - Code assessment</p>	

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<ul style="list-style-type: none"> • Indoor sport and recreation⁽³⁸⁾ - for a gymnasium • Office⁽⁵³⁾ • Service industry⁽⁷³⁾ • Shop⁽⁷⁵⁾ • Shopping centre⁽⁷⁶⁾ • Veterinary services⁽⁸⁷⁾ 	<p>If</p> <ul style="list-style-type: none"> i. on a neighbourhood hub lot identified on Overlay map - Community activities and neighbourhood hubs; and ii. not otherwise specified. <p>OR</p> <ul style="list-style-type: none"> i. is for a corner store; ii. has a total GFA of 250m² or less; and iii. not otherwise specified. 	<p>6.2.6 'General residential zone code' (relevant precinct only)</p>
<p>Animal husbandry⁽⁴⁾</p>	<p>Accepted development</p>	
	<p>If complying with the circumstances for accepted development in Table 1.7.7.1 'Accepted development'.</p> <p>Editor's note - Development approval is not required.</p>	
<p>Animal keeping⁽⁵⁾</p>	<p>Accepted development</p>	
	<p>If complying with the circumstances for accepted development in Table 1.7.7.1 'Accepted development'.</p> <p>Editor's note - Development approval is not required.</p>	
<p>Cemetery⁽¹²⁾</p>	<p>Accepted development</p>	
	<p>If complying with the circumstances for accepted development in Table 1.7.7.1 'Accepted development'.</p> <p>Editor's note - Development approval is not required.</p>	
<p>Community residence⁽¹⁶⁾</p>		
	<p>Editor's note - See Table 5.4.1 Development under Schedule 6 the Regulation: Material change of use.</p>	<p>Editor's note - See Table 5.4.1 Development under Schedule 6 the Regulation: Material change of use.</p>
<p>Dual occupancy⁽²¹⁾</p>	<p>Assessable development - Code assessment</p>	
	<p>If on a lot with an area of 1000m² or more.</p>	<p>6.2.6 'General residential zone code' (relevant precinct only)</p>

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		9.3.2 'Residential uses code'
Dwelling house⁽²²⁾	Accepted development subject to requirements	
	If complying with the relevant requirements for accepted development. Note - If it does not meet requirements for accepted development that are alternative provisions to the QDC, matters that relate to amenity and aesthetics or matters identified in Schedule 9, Part 3, Division 2, Table 1 of the Regulation, as stated in the requirements for accepted development contained in Table 9.3.1.2 a concurrence agency response is required from Council.	9.3.1 'Dwelling house code'
	Assessable development - Code assessment	
	If it does not meet the relevant value and constraint requirements for accepted development subject to requirements. Note - This is a limited assessment to which section 5.3.3 (1) (a) (ii) applies. Note - For the purposes of Schedule 6, Part 2, Item 2 of the Regulation the relevant values and constraints criteria contained in Table 9.3.1.2 are the criteria relevant to the assessment of a material change of use for an applicable Overlay.	9.3.1 'Dwelling house code'
Dwelling unit⁽²³⁾	Accepted development subject to requirements	
	If within an existing commercial building.	6.2.6 'General residential zone code' (Part C only)
	Assessable development - Code assessment	
	If not otherwise specified.	6.2.6 'General residential zone code' (relevant precinct only)
Food and drink outlet⁽²⁸⁾	Accepted development	
	If for a temporary use and complying with the circumstances for accepted development in Table 1.7.7.1 'Accepted development'. Editor's note - Development approval is not required.	
Function facility⁽²⁹⁾	Accepted development	
	If for a temporary use and complying with the circumstances for accepted development in Table 1.7.7.1 'Accepted development'.	

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	Editor's note - Development approval is not required.	
Home based business⁽³⁵⁾	Accepted development	
	If complying with the circumstances for accepted development in Table 1.7.7.1 'Accepted development'. Editor's note - Development approval is not required.	
	Accepted development subject to requirements	
	If not otherwise specified.	6.2.6 'General residential zone code' (Part C only)
Indoor sport and recreation⁽³⁸⁾	Accepted development	
	If for a temporary use and complying with the circumstances for accepted development in Table 1.7.7.1 'Accepted development'. Editor's note - Development approval is not required.	
Major electricity infrastructure⁽⁴³⁾	Accepted development	
	If complying with the circumstances for accepted development in Table 1.7.7.1 'Accepted development'. Editor's note - Development approval is not required.	
Market⁽⁴⁶⁾	Accepted development	
	If for a temporary use and complying with the circumstances for accepted development in Table 1.7.7.1 'Accepted development'. Editor's note - Development approval is not required.	
Motor sport facility⁽⁴⁸⁾	Accepted development	
	If for a temporary use and complying with the circumstances for accepted development in Table 1.7.7.1 'Accepted development'. Editor's note - Development approval is not required.	

Multiple dwelling⁽⁴⁹⁾	Assessable development - Code assessment	
	<p>If:</p> <p>i. on a lot where part of the primary frontage is within 400m walking distance of a higher order or district centre (refer to Overlay map - Walking distance (Centre)) or a train station (refer to Overlay map - Walking distance (Train station)); and</p> <p>ii. meets the example that achieves aspects of the performance outcome for building height (Residential uses).</p>	<p>6.2.6 'General residential zone code' (relevant precinct only)</p> <p>9.3.2 'Residential uses code'</p>
Nightclub entertainment facility⁽⁵¹⁾	Accepted development	
	<p>If for a temporary use and complying with the circumstances for accepted development in Table 1.7.7.1 'Accepted development'.</p> <p>Editor's note - Development approval is not required.</p>	
Outdoor sport and recreation⁽⁵⁵⁾	Accepted development	
	<p>If for a temporary use and complying with the circumstances for accepted development in Table 1.7.7.1 'Accepted development'.</p> <p>Editor's note - Development approval is not required.</p>	
Park⁽⁵⁷⁾	Accepted development	
	<p>If complying with the circumstances for accepted development in Table 1.7.7.1 'Accepted development'.</p> <p>Editor's note - Development approval is not required.</p>	
Relocatable home park⁽⁶²⁾	Assessable development - Code assessment	
	<p>If:</p> <p>i. on a lot where part of the primary frontage is within 800m walking distance of a higher order or district centre (refer to Overlay map - Walking distance (Centre));</p>	<p>6.2.6 'General residential zone code' (relevant precinct only)</p> <p>9.3.2 'Residential uses code'</p>

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	<ul style="list-style-type: none"> ii. meets the example that achieves aspects of the performance outcome for building height (Residential uses); iii. on a lot of 3000m² or less. 	
Residential care facility⁽⁶⁵⁾	Assessable development - Code assessment	
	<p>If:</p> <ul style="list-style-type: none"> i. on a lot where part of the primary frontage is within 800m walking distance of a higher order or district centre (refer to Overlay map - Walking distance (Centre)); OR on a lot with an existing Residential care facility or Retirement facility; and ii. meets the example that achieves aspects of the performance outcome for building height (Residential uses). 	<p>6.2.6 'General residential zone code' (relevant precinct only)</p> <p>9.3.2 'Residential uses code'</p>
Retirement facility⁽⁶⁷⁾	Assessable development - Code assessment	
	<p>If:</p> <ul style="list-style-type: none"> i. on a lot where part of the primary frontage is within 800m walking distance of a higher order or district centre (refer to Overlay map - Walking distance (Centre)); OR on a lot with an existing Residential care facility or Retirement facility; and ii. meets the example that achieves aspects of the performance outcome for building height (Residential uses). 	<p>6.2.6 'General residential zone code' (relevant precinct only)</p> <p>9.3.2 'Residential uses code'</p>
Sales office⁽⁷²⁾	Accepted development subject to requirements	
	In all instances.	6.2.6 'General residential zone code' (Part C only)
Shop⁽⁷⁵⁾	Accepted development	
	<p>If for a temporary use and complying with the circumstances for accepted development in Table 1.7.7.1 'Accepted development'.</p> <p>Editor's note - Development approval is not required.</p>	
Substation⁽⁸⁰⁾	Accepted development	

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	<p>If complying with the circumstances for accepted development in Table 1.7.7.1 'Accepted development'.</p> <p>Editor's note - Development approval is not required.</p>	
	Assessable development - Code assessment	
	If not otherwise specified.	6.2.6 'General residential zone code' (relevant precinct only)
Telecommunications facility⁽⁸¹⁾	Accepted development	
	<p>If complying with the circumstances for accepted development in Table 1.7.7.1 'Accepted development'.</p> <p>Editor's note - Development approval is not required.</p>	
	Accepted development subject to requirements	
	<p>If:</p> <ul style="list-style-type: none"> i. co-locating with an existing facility; ii. not increasing the height of the facility by more than 5m; and iii. not complying with the circumstances for accepted development. 	6.2.6 'General residential zone code' (Part C only)
Theatre⁽⁸²⁾	Accepted development	
	<p>If for a temporary use and complying with the circumstances for accepted development in Table 1.7.7.1 'Accepted development'.</p> <p>Editor's note - Development approval is not required.</p>	
Tourist attraction⁽⁸³⁾	Accepted development	
	<p>If for a temporary use and complying with the circumstances for accepted development in Table 1.7.7.1 'Accepted development'.</p> <p>Editor's note - Development approval is not required.</p>	
Utility installation⁽⁸⁶⁾	Accepted development	

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	<p>If complying with the circumstances for accepted development in Table 1.7.7.1 'Accepted development'.</p> <p>Editor's note - Development approval is not required.</p>	
Assessable development - Code assessment		
	If not otherwise specified.	6.2.6 'General residential zone code' (relevant precinct only)
Assessable development - Impact assessment		
<p>Any other use not listed in this table.</p> <p>Any use listed in the table and not meeting the description listed in the categories of development and categories of assessment column.</p> <p>Any other undefined use.</p>	The planning scheme	

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

5.5.6.3 Next generation neighbourhood precinct

The following table identifies the categories of development and the categories of assessment for making a material change of use of land according to its zone. The table should be read in conjunction with section 5.3 to determine when the categories of development and categories of assessment in this table may be varied by other provisions of this planning scheme.

Table 5.5.6.3.1 General residential zone - Next generation neighbourhood precinct

<p>Note - There are specific exemptions to the categories of development and categories of assessment for some of the uses within the activity groups listed below where conducted as temporary activities. These exceptions appear as use specific entries within the table and prevail over the categories of assessment identified in the activity group.</p> <p>Note - Uses listed in the Activity Groups may also be included as use specific entries within the table.</p>		
Use	Categories of development and assessment	Assessment benchmarks for assessable development and requirements for accepted development
<p>Activity group</p> <p>Community Activities:</p> <ul style="list-style-type: none"> • Child care centre⁽¹³⁾ • Club⁽¹⁴⁾ • Community care centre⁽¹⁵⁾ • Community use⁽¹⁷⁾ • Educational establishment⁽²⁴⁾ • Emergency services⁽²⁵⁾ • Health care services⁽³³⁾ • Place of worship⁽⁶⁰⁾ 	Accepted development subject to requirements	
	<p>If:</p> <ul style="list-style-type: none"> i. using an existing building; ii. increasing the GFA by no more than 50m²; and iii. on a community activity lot identified on Overlay map - Community activities and neighbourhood hubs. 	6.2.6 'General residential zone code' (Part E only)
	Assessable development - Code assessment	
	<p>If:</p> <ul style="list-style-type: none"> i. on a lot identified on Overlay map - Community activities and neighbourhood hubs; and ii. not otherwise specified. 	6.2.6 'General residential zone code' (relevant precinct only)
<p>Activity group</p> <p>Retail and Commercial Activities:</p> <ul style="list-style-type: none"> • Food and drink outlet⁽²⁸⁾ • Hardware and trade supplies⁽³²⁾ • Health care services⁽³³⁾ • Indoor sport and recreation⁽³⁸⁾ - for a gymnasium • Office⁽⁵³⁾ 	Accepted development subject to requirements	
	<p>If:</p> <ul style="list-style-type: none"> i. using an existing building; ii. increasing the GFA by no more than 50m²; and iii. on a neighbourhood hub lot identified on Overlay map - Community activities and neighbourhood hubs. 	6.2.6 'General residential zone code' (Part E only)
	Assessable development - Code assessment	

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<ul style="list-style-type: none"> • Service industry⁽⁷³⁾ • Shop⁽⁷⁵⁾ • Shopping centre⁽⁷⁶⁾ • Veterinary services⁽⁸⁷⁾ 	<p>If:</p> <ul style="list-style-type: none"> i. on a neighbourhood hub lot identified on Overlay map - Community activities and neighbourhood hubs; and ii. not otherwise specified. <p>OR</p> <ul style="list-style-type: none"> i. is for a corner store; ii. has a total GFA of 250m² or less; and iii. not otherwise specified. 	<p>6.2.6 'General residential zone code' (relevant precinct only)</p>
<p>Animal husbandry⁽⁴⁾</p>	<p>Accepted development</p>	
<p>Animal keeping⁽⁵⁾</p>	<p>Accepted development</p>	
<p>Cemetery⁽¹²⁾</p>	<p>Accepted development</p>	
<p>Community residence⁽¹⁶⁾</p>	<p>Editor's note - See Table 5.4.1 Development under Schedule 6 of the Regulation: Material change of use</p>	<p>Editor's note - See Table 5.4.1 Development under Schedule 6 of the Regulation: Material change of use</p>
<p>Dual occupancy⁽²¹⁾</p>	<p>Accepted development subject to requirements</p>	
	<p>If on a lot with a total road frontage of 25m or more.</p>	<p>6.2.6 'General residential zone code' (Part E only)</p>

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		9.3.2 'Residential uses code' (Part A only)
	Assessable development - Code assessment	
	If not otherwise specified.	6.2.6 'General residential zone code' (relevant precinct only) 9.3.2 'Residential uses code'
Dwelling house⁽²²⁾	Accepted development subject to requirements	
	If complying with the relevant requirements for accepted development. Note - If it does not meet requirements for accepted development that are alternative provisions to the QDC, matters that relate to amenity and aesthetics or matters identified in Schedule 9, Part 3, Division 2, Table 1 of the Regulation, as stated in the requirements for accepted development contained in Table 9.3.1.2 a concurrence agency response is required from Council.	9.3.1 'Dwelling house code'
	Assessable development - Code assessment	
	If it does not meet the relevant value and constraint requirements for accepted development subject to requirements. Note - This is a limited assessment to which section 5.3.3 (1) (a) (ii) applies. Note - For the purposes of Schedule 6, Part 2, Item 2 of the Regulation the relevant values and constraints criteria contained in Table 9.3.1.2 are the criteria relevant to the assessment of a material change of use for an applicable Overlay.	9.3.1 'Dwelling house code'
Dwelling unit⁽²³⁾	Accepted development subject to requirements	
	If within an existing commercial building.	6.2.6 'General residential zone code' (Part E only)
	Assessable development - Code assessment	
	If not otherwise specified.	6.2.6 'General residential zone code' (relevant precinct only)
Food and drink outlet⁽²⁸⁾	Accepted development	
	If for a temporary use and complying with the circumstances for accepted development in Table 1.7.7.1 'Accepted development'. Editor's note - Development approval is not required.	

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Function facility⁽²⁹⁾	Accepted development	
	<p>If for a temporary use and complying with the circumstances for accepted development in Table 1.7.7.1 'Accepted development'.</p> <p>Editor's note - Development approval is not required.</p>	
Home based business⁽³⁵⁾	Accepted development	
	<p>If complying with the circumstances for accepted development in Table 1.7.7.1 'Accepted development'.</p> <p>Editor's note - Development approval is not required.</p>	
	Accepted development subject to requirements	
	<p>If not otherwise specified.</p>	<p>6.2.6 'General residential zone code' (Part E only)</p>
Indoor sport and recreation⁽³⁸⁾	Accepted development	
	<p>If for a temporary use and complying with the circumstances for accepted development in Table 1.7.7.1 'Accepted development'.</p> <p>Editor's note - Development approval is not required.</p>	
Major electricity infrastructure⁽⁴³⁾	Accepted development	
	<p>If complying with the circumstances for accepted development in Table 1.7.7.1 'Accepted development'.</p> <p>Editor's note - Development approval is not required.</p>	
Market⁽⁴⁶⁾	Accepted development	
	<p>If for a temporary use and complying with the circumstances for accepted development in Table 1.7.7.1 'Accepted development'.</p> <p>Editor's note - Development approval is not required.</p>	
Motor sport facility⁽⁴⁸⁾	Accepted development	

	<p>If for a temporary use and complying with the circumstances for accepted development in Table 1.7.7.1 'Accepted development'.</p> <p>Editor's note - Development approval is not required.</p>	
Multiple dwelling⁽⁴⁹⁾	Accepted development subject to requirements	
	<p>If:</p> <ul style="list-style-type: none"> 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. on a lot where part of the primary frontage is within 800m walking distance of a higher order or district centre (Refer to Overlay map - Walking distance (Centre)); and iv. meets the requirements for accepted development for building height (Residential uses). 	<p>6.2.6 'General residential zone code' (Part E only)</p> <p>9.3.2 'Residential uses code' (Part B only)</p>
	Assessable development - Code assessment	
	<p>If:</p> <ul style="list-style-type: none"> i. meets the example that achieves aspects of the performance outcome for building height (Residential uses); and ii. not otherwise specified. 	<p>6.2.6 'General residential zone code' (relevant precinct only)</p> <p>9.3.2 'Residential uses code'</p>
Nightclub entertainment facility⁽⁵¹⁾	Accepted development	
	<p>If for a temporary use and complying with the circumstances for accepted development in Table 1.7.7.1 'Accepted development'.</p> <p>Editor's note - Development approval is not required.</p>	
Outdoor sport and recreation⁽⁵⁵⁾	Accepted development	
	<p>If for a temporary use and complying with the circumstances for accepted development in Table 1.7.7.1 'Accepted development'.</p> <p>Editor's note - Development approval is not required.</p>	

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Park⁽⁵⁷⁾	Accepted development	
	<p>If complying with the circumstances for accepted development in Table 1.7.7.1 'Accepted development'.</p> <p>Editor's note - Development approval is not required.</p>	
Relocatable home park⁽⁶²⁾	Assessable development - Code assessment	
	<p>If</p> <p>i. meets the example that achieves aspects of the performance outcome for building height (Residential uses);</p> <p>ii. On a lot of 3000m² or less.</p>	<p>6.2.6 'General residential zone code' (relevant precinct only)</p> <p>9.3.2 'Residential uses code'</p>
Residential care facility⁽⁶⁵⁾	Assessable development - Code assessment	
	<p>If meets the example that achieves aspects of the performance outcome for building height (Residential uses).</p>	<p>6.2.6 'General residential zone code'(relevant precinct only)</p> <p>9.3.2 'Residential uses code' (Part C only)</p>
Retirement facility⁽⁶⁷⁾	Assessable development - Code assessment	
	<p>If meets the example that achieves aspects of the performance outcome for building height (Residential uses).</p>	<p>6.2.6 'General residential zone code' (relevant precinct only)</p> <p>9.3.2 'Residential uses code' (Part C only)</p>
Rooming accommodation⁽⁶⁹⁾	Assessable development - Code assessment	
	<p>If:</p> <p>i. on a lot where part of the primary frontage is within 800m walking distance of a higher order or district centre (refer to Overlay map - Walking distance (Centre)); and</p> <p>ii. meets the example that achieves aspects of the performance outcome for building height (Residential uses).</p>	<p>6.2.6 'General residential zone code' (relevant precinct only)</p> <p>9.3.2 'Residential uses code' (Part C only)</p>
Sales office⁽⁷²⁾	Accepted development subject to requirements	
	<p>In all instances.</p>	<p>6.2.6 'General residential zone code' (Part E only)</p>
Shop⁽⁷⁵⁾	Accepted development	

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	<p>If for a temporary use and complying with the circumstances for accepted development in Table 1.7.7.1 'Accepted development'.</p> <p>Editor's note - Development approval is not required.</p>	
Short-term accommodation⁽⁷⁷⁾	Assessable development - Code assessment	
	<p>If:</p> <p>i. on a lot where part of the primary frontage is within 800m walking distance of a higher order or district centre (refer to Overlay map - Walking distance (Centre)); and</p> <p>ii. meets the example that achieves aspects of the performance outcome for building height (Residential uses).</p>	<p>6.2.6 'General residential zone code' (relevant precinct only)</p> <p>9.3.2 'Residential uses code'</p>
Substation⁽⁸⁰⁾	Accepted development	
	<p>If complying with the circumstances for accepted development in Table 1.7.7.1 'Accepted development'.</p> <p>Editor's note - Development approval is not required.</p>	
	Assessable development - Code assessment	
	If not otherwise specified.	6.2.6 'General residential zone code' (relevant precinct only)
Telecommunications facility⁽⁸¹⁾	Accepted development	
	<p>If complying with the circumstances for accepted development in Table 1.7.7.1 'Accepted development'.</p> <p>Editor's note - Development approval is not required.</p>	
	Accepted development subject to requirements	
	<p>If:</p> <p>i. co-locating with an existing facility;</p>	6.2.6 'General residential zone code' (Part E only)

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	<ul style="list-style-type: none"> ii. not increasing the height of the facility by more than 5m; and iii. not complying with the circumstances for accepted development. 	
Theatre⁽⁸²⁾	Accepted development	
	<p>If for a temporary use and complying with the circumstances for accepted development in Table 1.7.7.1 'Accepted development'.</p> <p>Editor's note - Development approval is not required.</p>	
Tourist attraction⁽⁸³⁾	Accepted development	
	<p>If for a temporary use and complying with the circumstances for accepted development in Table 1.7.7.1 'Accepted development'.</p> <p>Editor's note - Development approval is not required.</p>	
Utility installation⁽⁸⁶⁾	Accepted development	
	<p>If complying with the circumstances for accepted development in Table 1.7.7.1 'Accepted development'.</p> <p>Editor's note - Development approval is not required.</p>	
	Assessable development - Code assessment	
	If not otherwise specified.	6.2.6 'General residential zone code' (relevant precinct only)
Assessable development - Impact assessment		
<p>Any other use not listed in this table.</p> <p>Any use listed in the table and not meeting the description listed in the categories of development and categories of assessment column.</p> <p>Any other undefined use.</p>	The planning scheme	

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

5.5.6.4 Urban neighbourhood precinct

The following table identifies the categories of development and the categories of assessment for making a material change of use of land according to its zone. The table should be read in conjunction with section 5.3 to determine when the categories of development and categories of assessment in this table may be varied by other provisions of this planning scheme.

Table 5.5.6.4.1 General residential zone - Urban neighbourhood precinct

<p>Note - There are specific exemptions to the categories of development and categories of assessment for some of the uses within the activity groups listed below where conducted as temporary activities. These exceptions appear as use specific entries within the table and prevail over the categories of assessment identified in the activity group.</p> <p>Note - Uses listed in the Activity Groups may also be included as use specific entries within the table.</p>		
Use	Categories of development and assessment	Assessment benchmarks for assessable development and requirements for accepted development
<p>Activity group</p> <p>Community Activities:</p> <ul style="list-style-type: none"> Child care centre⁽¹³⁾ Club⁽¹⁴⁾ Community care centre⁽¹⁵⁾ Community use⁽¹⁷⁾ Educational establishment⁽²⁴⁾ Emergency services⁽²⁵⁾ Health care services⁽³³⁾ Place of worship⁽⁶⁰⁾ 	<p>Accepted development subject to requirements</p>	
	<p>If:</p> <ul style="list-style-type: none"> i. using an existing building; ii. increasing the GFA by no more than 50m²; and iii. on a community activity lot identified on Overlay map - Community activities and neighbourhood hubs. 	<p>6.2.6 'General residential zone code' (Part G only)</p>
	<p>Assessable development - Code assessment</p>	
	<p>If:</p> <ul style="list-style-type: none"> i. on a lot identified on Overlay map - Community activities and neighbourhood hubs; and ii. not otherwise specified. <p>OR</p> <ul style="list-style-type: none"> i. part of a mixed use building; and ii. not otherwise specified. 	<p>6.2.6 'General residential zone code' (relevant precinct only)</p>
<p>Activity group</p> <p>Retail and Commercial Activities</p> <ul style="list-style-type: none"> Food and drink outlet⁽²⁸⁾ 	<p>Accepted development subject to requirements</p>	
	<p>If:</p> <ul style="list-style-type: none"> i. using an existing building; 	<p>6.2.6 'General residential zone code' (Part G only)</p>

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<ul style="list-style-type: none"> • Hardware and trade supplies⁽³²⁾ • Health care service⁽³³⁾ • Indoor sport and recreation⁽³⁸⁾ - for a gymnasium • Office⁽⁵³⁾ • Service industry⁽⁷³⁾ • Shop⁽⁷⁵⁾ • Shopping centre⁽⁷⁶⁾ • Veterinary services⁽⁸⁷⁾ 	<ul style="list-style-type: none"> ii. increasing the GFA by no more than 50m²; and iii. on a neighbourhood hub lot identified on Overlay map - Community activities and neighbourhood hubs. <p>OR</p> <p>If:</p> <ul style="list-style-type: none"> i. using an existing building; ii. using an existing tenancy in a mixed use building lawfully established; iii. not on a neighbourhood hub lot identified on Overlay map - Community activities and neighbourhood hubs; and iv. increasing the GFA by no more than 50m². 	
Assessable development - Code assessment		
	<p>If:</p> <ul style="list-style-type: none"> i. on a neighbourhood hub lot identified on Overlay map - Community activities and neighbourhood hubs; and ii. not otherwise specified. <p>OR</p> <ul style="list-style-type: none"> i. is for a corner store or a mixed use building with the proposed uses located on the ground floor; ii. has a total combined retail and commercial GFA of 1000m² or less; and iii. not otherwise specified. 	6.2.6 'General residential zone code' (relevant precinct only)
Animal husbandry⁽⁴⁾	Accepted development	
	<p>If complying with the circumstances for accepted development in Table 1.7.7.1 'Accepted development'.</p> <p>Editor's note - Development approval is not required.</p>	
Animal keeping⁽⁵⁾	Accepted development	
	<p>If complying with the circumstances for accepted development in Table 1.7.7.1 'Accepted development'.</p>	

	Editor's note - Development approval is not required.	
Cemetery⁽¹²⁾	Accepted development	
	If complying with the circumstances for accepted development in Table 1.7.7.1 'Accepted development'. Editor's note - Development approval is not required.	
Community residence⁽¹⁶⁾	Accepted development	
	Editor's note - See Table 5.4.1 Development under Schedule 6 the Regulation: Material change of use.	Editor's note - See Table 5.4.1 Development under Schedule 6 the Regulation: Material change of use.
Dwelling house⁽²²⁾	Accepted development subject to requirements	
	If complying with the relevant requirements for accepted development. Note - If it does not meet requirements for accepted development that are alternative provisions to the QDC, matters that relate to amenity and aesthetics or matters identified in Schedule 9, Part 3, Division 2, Table 1 of the Regulation, as stated in the requirements for accepted development contained in Table 9.3.1.2 a concurrence agency response is required from Council.	9.3.1 'Dwelling house code'
	Assessable development - Code assessment	
	If it does not meet the relevant value and constraint requirements for accepted development subject to requirements. Note - This is a limited assessment to which section 5.3.3 (1) (a) (ii) applies. Note - For the purposes of Schedule 6, Part 2, Item 2 of the Regulation the relevant values and constraints criteria contained in Table 9.3.1.2 are the criteria relevant to the assessment of a material change of use for an applicable Overlay.	9.3.1 'Dwelling house code'
Dwelling unit⁽²³⁾	Accepted development subject to requirements	
	If within an existing commercial building.	6.2.6 'General residential zone code' (Part G only)
	Assessable development - Code assessment	
	If not otherwise specified.	6.2.6 'General residential zone code' (relevant precinct only)
Food and drink outlet⁽²⁸⁾	Accepted development	

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	<p>If for a temporary use and complying with the circumstances for accepted development in Table 1.7.7.1 'Accepted development'.</p> <p>Editor's note - Development approval is not required.</p>	
Function facility ⁽²⁹⁾	Accepted development	
	<p>If for a temporary use and complying with the circumstances for accepted development in Table 1.7.7.1 'Accepted development'.</p> <p>Editor's note - Development approval is not required.</p>	
Home based business ⁽³⁵⁾	Accepted development	
	<p>If complying with the circumstances for accepted development in Table 1.7.7.1 'Accepted development'.</p> <p>Editor's note - Development approval is not required.</p>	
	Accepted development subject to requirements	
	<p>If not otherwise specified.</p>	<p>6.2.6 'General residential zone code' (Part G only)</p>
Indoor sport and recreation ⁽³⁸⁾	Accepted development	
	<p>If for a temporary use and complying with the circumstances for accepted development in Table 1.7.7.1 'Accepted development'.</p> <p>Editor's note - Development approval is not required.</p>	
Major electricity infrastructure ⁽⁴³⁾	Accepted development	
	<p>If complying with the circumstances for accepted development in Table 1.7.7.1 'Accepted development'.</p> <p>Editor's note - Development approval is not required.</p>	
Market ⁽⁴⁶⁾	Accepted development	
	<p>If for a temporary use and complying with the circumstances for accepted development in Table 1.7.7.1 'Accepted development'.</p> <p>Editor's note - Development approval is not required.</p>	

Motor sport facility⁽⁴⁸⁾	Accepted development	
	<p>If for a temporary use and complying with the circumstances for accepted development in Table 1.7.7.1 'Accepted development'.</p> <p>Editor's note - Development approval is not required.</p>	
Multiple dwelling⁽⁴⁹⁾	Accepted development subject to requirements	
	<p>If:</p> <ul style="list-style-type: none"> 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; and iii. meets the example that achieves aspects of the performance outcome for building height (Residential uses). 	<p>6.2.6 'General residential zone code' (Part G only)</p> <p>9.3.2 'Residential uses code' (Part B only)</p>
	Assessable development - Code assessment	
	<p>If:</p> <ul style="list-style-type: none"> i. meets the example that achieves aspects of the performance outcome for building height (Residential uses); and ii. not otherwise specified. 	<p>6.2.6 'General residential zone code' (relevant precinct only)</p> <p>9.3.2 'Residential uses code'</p>
Nightclub entertainment facility⁽⁵¹⁾	Accepted development	
	<p>If for a temporary use and complying with the circumstances for accepted development in Table 1.7.7.1 'Accepted development'.</p> <p>Editor's note - Development approval is not required.</p>	
Office⁽⁵³⁾	Assessable development - Code assessment	
	<p>If:</p> <ul style="list-style-type: none"> i. having a GFA of 2000m² or more OR part of a mixed use building and having a GFA of 1000m² or more; ii. within 800m walking distance of a train station (Refer to Overlay map - Walking distance (Train station)); iii. on a lot with an area of 1000m² or more and a road frontage of 20m or more; iv. meets the example for maximum building height (Residential uses); and 	<p>Table 6.2.6.4.2 'Assessable development - Urban neighbourhood precinct'</p> <p>9.3.2 'Residential uses code'</p>

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	v. not otherwise specified.	
Outdoor sport and recreation⁽⁵⁵⁾	Accepted development	
	If for a temporary use and complying with the circumstances for accepted development in Table 1.7.7.1 'Accepted development'. Editor's note - Development approval is not required.	
Park⁽⁵⁷⁾	Accepted development	
	If complying with the circumstances for accepted development in Table 1.7.7.1 'Accepted development'. Editor's note - Development approval is not required.	
Residential care facility⁽⁶⁵⁾	Assessable development - Code assessment	
	If meets the example that achieves aspects of the performance outcome for maximum building height (Residential uses).	6.2.6 'General residential zone code' (relevant precinct only) 9.3.2 'Residential uses code'
Retirement facility⁽⁶⁷⁾	Assessable development - Code assessment	
	If meets the example that achieves aspects of the performance outcome for maximum building height (Residential uses).	6.2.6 'General residential zone code'(relevant precinct only) 9.3.2 'Residential uses code' (Part C)
Rooming accommodation⁽⁶⁹⁾	Assessable development - Code assessment	
	If meets the example that achieves aspects of the performance outcome for maximum building height (Residential uses).	6.2.6 'General residential zone code' (relevant precinct only) 9.3.2 'Residential uses code'
Sales office⁽⁷²⁾	Accepted development subject to requirements	
	In all instances.	6.2.6 'General residential zone code' (Part G only)
Shop⁽⁷⁵⁾	Accepted development	
	If for a temporary use and complying with the circumstances for accepted development in Table 1.7.7.1 'Accepted development'. Editor's note - Development approval is not required.	

Short-term accommodation⁽⁷⁷⁾	Assessable development - Code assessment	
	If meets the example that achieves aspects of the performance outcome for maximum building height (Residential uses).	6.2.6 'General residential zone code' (relevant precinct only) 9.3.2 'Residential uses code'
Substation⁽⁸⁰⁾	Accepted development	
	If complying with the circumstances for accepted development in Table 1.7.7.1 'Accepted development'. Editor's note - Development approval is not required.	
	Assessable development - Code assessment	
	If not otherwise specified.	6.2.6 'General residential zone code' (relevant precinct only)
Telecommunications facility⁽⁸¹⁾	Accepted development	
	If complying with the circumstances for accepted development in Table 1.7.7.1 'Accepted development'. Editor's note - Development approval is not required.	
	Accepted development subject to requirements	
	If: i. co-locating with an existing facility; ii. not increasing the height of the facility by more than 5m; and iii. not complying with the circumstances for accepted development.	6.2.6 'General residential zone code' (Part G only)
Theatre⁽⁸²⁾	Accepted development	
	If for a temporary use and complying with the circumstances for accepted development in Table 1.7.7.1 'Accepted development'. Editor's note - Development approval is not required.	
Tourist attraction⁽⁸³⁾	Accepted development	
	If for a temporary use and complying with the circumstances for accepted development in Table 1.7.7.1 'Accepted development'.	

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	Editor's note - Development approval is not required.	
Utility installation⁽⁸⁶⁾	Accepted development	
	If complying with the circumstances for accepted development in Table 1.7.7.1 'Accepted development'. Editor's note - Development approval is not required.	
	Assessable development - Code assessment	
	If not otherwise specified.	6.2.6 'General residential zone code' (relevant precinct only)
Assessable development - Impact assessment		
Any other use not listed in this table. Any use listed in the table and not meeting the description listed in the categories of development and categories of assessment column. Any other undefined use.	The planning scheme	

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