

## Exemption Certificate

Section 46 of the Planning Act 2016

File reference: EC21/18  
Contact name: Mrs Ronnie McMahon: PD  
Contact number: (07) 4671 7400  
Date: 14 December 2021

Damien Rose  
9 Fletcher Street  
GOONDIWINDI QLD 4390

Attention: Damien Rose

Dear Damien,

I wish to advise that an Exemption Certificate is granted for a development comprising construction of an open carport on the western side of the existing building, on Lot 9 on G4757, 9 Fletcher Street, Goondiwindi.

### 1. Description of the Development to which this Certificate relates

**Assessable Development under the Goondiwindi  
Region Planning Scheme 2018 (Version 2), Part 5  
Tables of Assessment**

**Part 5 Reference**

*"Accommodation activities" – "Dwelling house"* (New open carport built within the allowable side boundary setback).

Table 5.5.4 (AO3.1 of the General Residential Zone Code)

### 2. Reasons for Giving Exemption Certificate

The development is exempt under this Certificate under section 46(3)(b) of the *Planning Act 2016* for the following reasons:

- The effects of the development would be minor or inconsequential, considering the circumstances under which the development was categorised as assessable development.

### 3. When Exemption Certificate Ceases to have Effect

This Exemption Certificate has effect for **two (2) years** 14 December 2023.

#### **4. State Periods that Must be Complied with**

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To the extent the development does not comply with any of the following, this Exemption Certificate has no effect:

- The use must commence by 15 December 2023.

**Please note: Should the carport ever be proposed to be closed in, to be used as part of the Class 1a building, a Material Change of Use application will be required unless Planning Scheme amendments relax the current provisions to make it Acceptable Development.**

Should you have a query or seek clarification about any of these details, please contact Council's Manager of Planning Services, Mrs Ronnie McMahon, on (07) 4671 7400.

Yours faithfully



**Ronnie McMahon**  
Manager of Planning Services  
Goondiwindi Regional Council

enc      Attachment 1—Site Plan (9 Fletcher Street, Goondiwindi)



**Attachment 1 – Site Plan (9 Fletcher Street,  
Goondiwindi QLD)**



