

Exemption Certificate

Section 46 of the Planning Act 2016

File reference: EC 22-17
Contact name: Mrs Ronnie McMahon: PD
Contact number: (07) 4671 7400
Date: 19 September 2022

Laney's Steel Pty Ltd
PO Box 42
WARWICK QLD 4370

Attention: Emma Hall

Dear Emma

I wish to advise that an Exemption Certificate is granted for a development comprising of a Class 10a garage within a mapped flood hazard area, on Lot 12 on SP225276, 21 Robinson Street, Inglewood.

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" (garage within a mapped flood hazard area)	Table 5.9.1 (Flood Hazard Overlay Code)
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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.
 - The proposed structure is a non-habitable shed. Given that the site is currently developed with a residential dwelling and storage shed, it is considered that the development would not increase the risk to personal safety.

3. When Exemption Certificate Ceases to have Effect

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

4. State Periods that Must be Complied with

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

- The use must commence by 19 September 2024.

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

A handwritten signature in dark ink, appearing to read 'RM McMahon', followed by a long horizontal flourish.

Ronnie McMahon
Manager of Planning Services
Goondiwindi Regional Council

enc Attachment 1—Site Plan (Lot 12 on SP225276, 21 Robinson Street, Inglewood)



Attachment 1 – Site Plan (Lot 12 on SP225276, 21 Robinson Street, Inglewood)



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Site Plan – 21 Robinson Street, INGLEWOOD QLD 4387
Lot 12 / SP225276 – PROPOSED 8 x 15 x 3.6m GARAGE

