

## Exemption Certificate

Section 46 of the Planning Act 2016

File reference: EC24-07  
Contact name: Mr Kevin Gore  
Contact number: (07) 4671 7400  
Date: 13 May 2024

Ben Smith  
19 Raymond Terrace  
GOONDIWINDI QLD 4390

Dear Be

I wish to advise that an Exemption Certificate is granted for a development comprising of a Domestic Storage Shed with attached Carport located within the required side and rear boundary setbacks on Lot 203 on SP333099, 8 Annie Court, 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"* (Domestic Storage Shed with attached Carport built within the side and rear boundary setbacks)

Table 6.2.3.1 (PO3 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.
- The proposal is for a non-habitable Domestic Storage Shed with attached Carport. It is considered that the proposed structure will maintain the coherent streetscape character of the zone and will not detract from the amenity of adjoining premises.

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

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This Exemption Certificate has effect for **two (2) years** from the date of issue.

### **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 13 May 2026.

Should you have a query or seek clarification about any of these details, please contact Council's Building Certifier, Mr Kevin Gore, on (07) 4671 7400.

Yours faithfully



**Jason Quinnell**  
Director  
Goondiwindi Regional Council

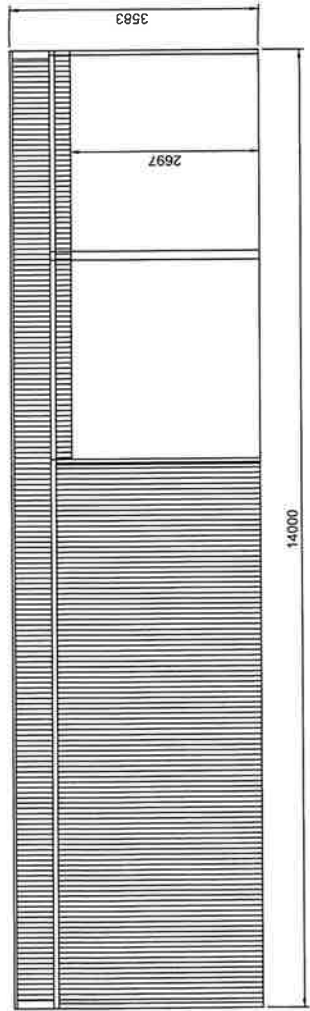
enc Attachment 1—Aerial Image Site Plan (Lot 203 on SP333099, 8 Annie Court, Goondiwindi),  
Site Plan and Shed Elevation Plan



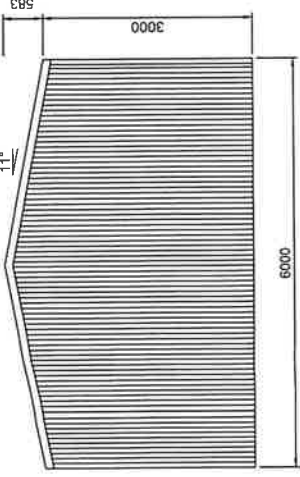
**Attachment 1 – Aerial Image Site Plan (Lot 203 on SP333099, 8 Annie Court, Goondiwindi QLD), Site Plan and Shed Elevation Plan**



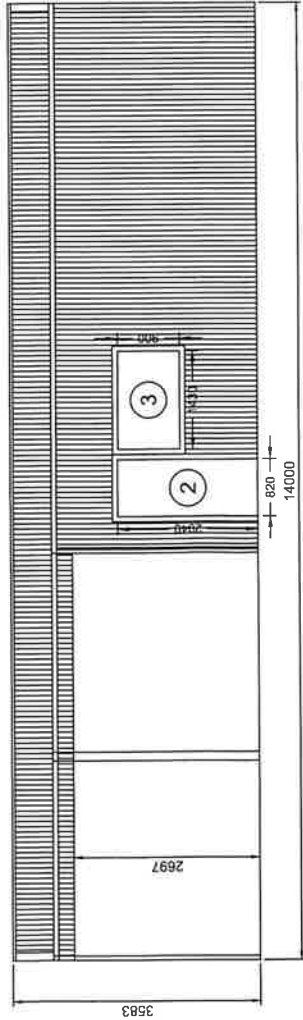




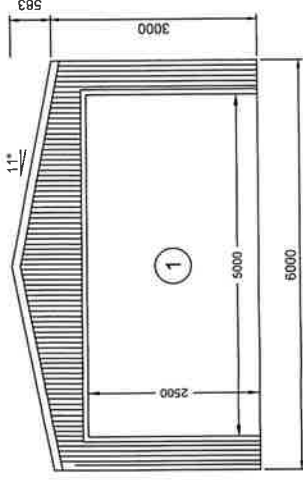
2 LEFT ELEVATION  
SCALE: 1:75



3 REAR ELEVATION  
SCALE: 1:75  
FRAME #6



1 RIGHT ELEVATION  
SCALE: 1:75



4 FRONT ELEVATION  
SCALE: 1:75  
FRAME #3

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Signature:

Date: 19.01.2024

Customer Name: George Flick  
Site Address: 8 Annie Court  
Goondwindi,  
QLD, 4390

DATE: 19-01-2024  
JOB NO: 2995409641  
SHEET: 2 of 8