

Exemption Certificate

Section 46 of the Planning Act 2016

File reference: EC24-13
Contact name: Mrs Ronnie McMahon: PD
Contact number: (07) 4671 7400
Date: 05 July 2024

Jarrad Thwaite
129 Hensler Road
GOONDIWINDI QLD 4390

Dear Jarrad,

I wish to advise that an Exemption Certificate is granted for a development comprising a 33m x 5.5m open carport built within the allowable primary road setback, on Lot 1 on SP134499, 1 -3 Troy Drive, Goondiwindi.

1. Description of the Development to which this Certificate relates

Assessable Development under the <i>Goondiwindi Region Planning Scheme 2018 (Version 2), Part 5 Tables of Assessment</i>	Part 5 Reference
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"Industry activities" (open carport built within allowable secondary road setback)	Table 5.5.5 (PO4 of the Low Impact Industry Zone 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 development is proposed to be 5m from primary road frontage. It is considered that the location of the proposed structure will be appropriate with regard to building character and appearance and will not affect the privacy of the adjoining premises as per PO4 of the Low Impact Industry zone code.

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 05 July 2026.

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

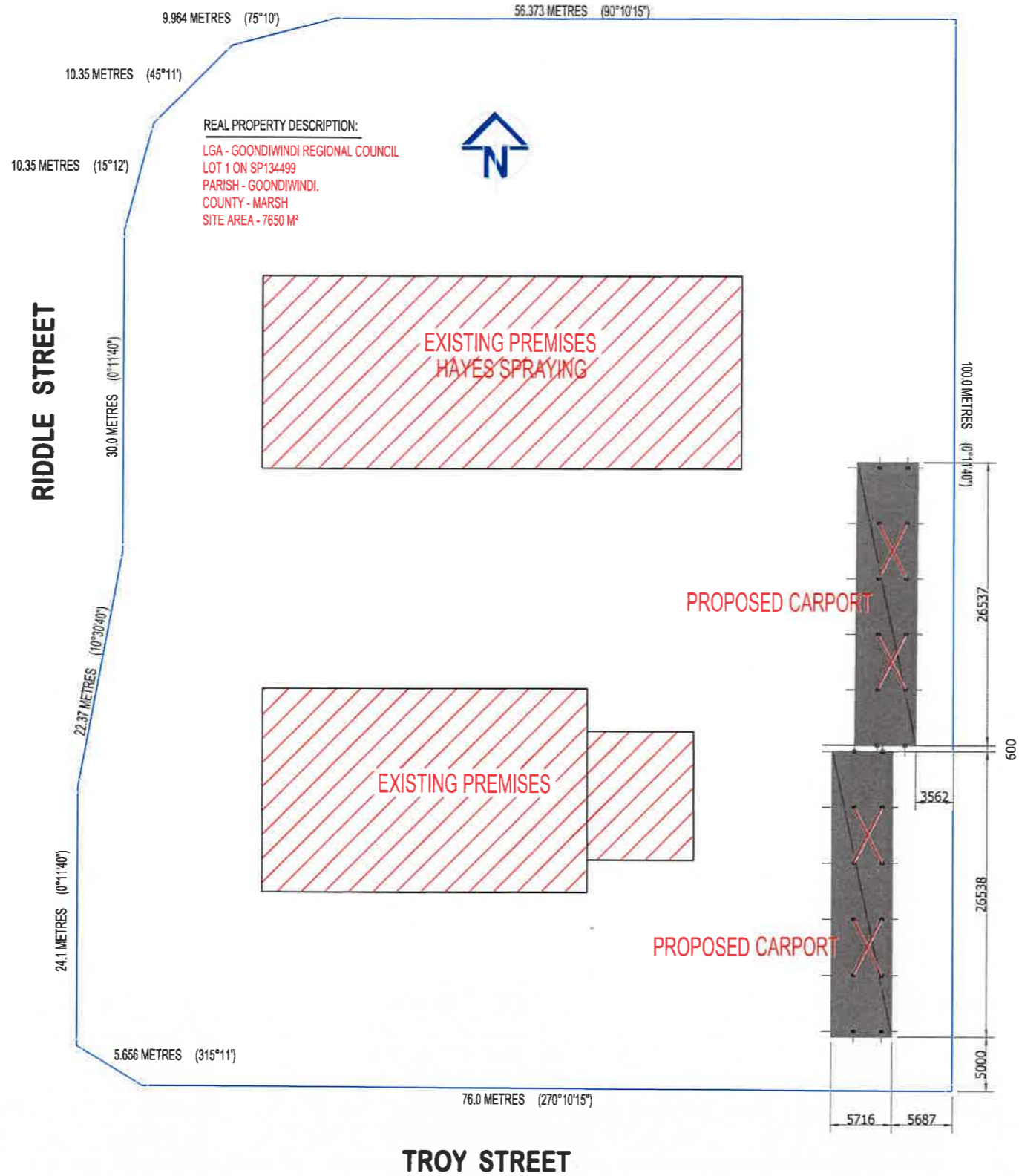
enc Attachment 1—Site Plan (1 Troy Drive, Goondiwindi)



**Attachment 1 – Site Plan (1 - 3 Troy Drive, Goondiwindi –
Lot 1 on SP134499)**



BOUNDARY ROAD



GOONDIWINDI REGIONAL COUNCIL
 Approved Plan referred to in Council's Decision Notice

Council Reference: **FC 24-13**

Dated: **05-07-2024**

Signed: *[Signature]*

Print Name: **RONNIE McMANAW**
 (Under Delegation) ASSESSMENT MANAGER

Rev	By	Description	Approved	Date
A	BEC	FOR APPROVAL	BEC	03/06/24

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Horiz	Vert	Client:
Designed	SFE	03/06/24
Drafter		
Draft check		
Approved	BEC	03/06/24

Client: **HAYES SPRAYING**

Project: **PROPOSED CARPORTS
 1 TROY DRIVE
 GOONDIWINDI Q4390**

REFER ANY DISCREPANCIES TO ENGINEER PRIOR TO PROCEEDING WITH CONSTRUCTION	
Drawing Title	Drawing No.
SITE PLAN	24-085
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FOR CONSTRUCTION