

3.2.4 Industry Zone

Table 3.2.4 – Categorisation Table for Material Change of Use in the Industry Zone

Categories of Development and Assessment	Requirements for Accepted Development and Assessment Benchmarks for Assessable Development	
<u>Aquaculture</u>		
<p>Assessable Development – Code Assessment, where located wholly within a building.</p> <p>Note – This building does not need to be existing.</p>	6.1.4	Industry Zone Standard Outcomes
	6.3.1	Landscaping Standard Outcomes
	6.3.2	Parking, Access and Transport Standard Outcomes
	6.3.5	Works, Services and Infrastructure Standard Outcomes
	5	Merit Outcomes, to the extent prescribed pursuant to Section 3.1(11)
<u>Bulk Landscape Supplies</u>		
<p>1. Accepted Development, where:</p> <p>(a) located within an existing building;</p> <p>(b) any building work is limited to <u>minor building work</u>; and</p> <p>(c) complying with all Standard Outcomes of the identified requirements.</p> <p>2. Assessable Development – Code Assessment, where paragraph 1 does not apply</p>	6.1.4	Industry Zone Standard Outcomes
	6.3.1	Landscaping Standard Outcomes
	6.3.2	Parking, Access and Transport Standard Outcomes
	6.3.5	Works, Services and Infrastructure Standard Outcomes
	5	Merit Outcomes, to the extent prescribed pursuant to Section 3.1(11), where paragraph 2 applies.
<u>Caretaker's Accommodation</u>		
<p>Assessable Development – Code Assessment</p>	5	Merit Outcomes (1. General; 4. Amenity and Privacy; 5. Built Form and Development Design; 9. Infrastructure and Services; 10. Land Constraints; 11. Land Use; 12. Landscaping; and 14. Parking Access and Transport)
<u>Extractive Industry</u>		
<p>Assessable Development – Code Assessment, where located in the <i>Extractive Industry Precinct</i>.</p>	5	Merit Outcomes (1. General; 4. Amenity and Privacy; 5. Built Form and Development Design; 9. Infrastructure and Services; 10. Land Constraints; 11. Land Use; 12. Landscaping; and 14. Parking Access and Transport)

Categories of Development and Assessment	Requirements for Accepted Development and Assessment Benchmarks for Assessable Development	
<u>Emergency Services</u>		
Assessable Development – Code Assessment	6.1.4	Industry Zone Standard Outcomes
	6.3.1	Landscaping Standard Outcomes
	6.3.2	Parking, Access and Transport Standard Outcomes
	6.3.5	Works, Services and Infrastructure Standard Outcomes
	5	Merit Outcomes, to the extent prescribed pursuant to Section 3.1(11).
<u>Food and Drink Outlet</u>		
Assessable Development – Code Assessment	6.1.4	Industry Zone Standard Outcomes
	6.3.1	Landscaping Standard Outcomes
	6.3.2	Parking, Access and Transport Standard Outcomes
	6.3.5	Works, Services and Infrastructure Standard Outcomes
	5	Merit Outcomes, to the extent prescribed pursuant to Section 3.1(11).
<u>Indoor Sport and Recreation</u>		
Assessable Development – Code Assessment	5	Merit Outcomes (1. General; 4. Amenity and Privacy; 5. Built Form and Development Design; 9. Infrastructure and Services; 10. Land Constraints; 11. Land Use; 12. Landscaping; and 14. Parking Access and Transport)
<u>Landing</u>		
Assessable Development – Code Assessment	6.1.4	Industry Zone Standard Outcomes
	6.2.3	Landing Standard Outcomes
	6.3.1	Landscaping Standard Outcomes
	6.3.2	Parking, Access and Transport Standard Outcomes
	6.3.5	Works, Services and Infrastructure Standard Outcomes
	5	Merit Outcomes, to the extent prescribed pursuant to Section 3.1(11).

Categories of Development and Assessment	Requirements for Accepted Development and Assessment Benchmarks for Assessable Development	
Low Impact Industry		
<p>1. Accepted Development, where:</p> <p>(a) located within an existing building;</p> <p>(b) any building work is limited to <u>minor building work</u>; and</p> <p>(c) complying with all Standard Outcomes of the identified requirements.</p> <p>2. Assessable Development – Code Assessment, where paragraph 1 does not apply.</p>	6.1.4	Industry Zone Standard Outcomes
	6.3.1	Landscaping Standard Outcomes
	6.3.2	Parking, Access and Transport Standard Outcomes
	6.3.5	Works, Services and Infrastructure Standard Outcomes
	5	Merit Outcomes, to the extent prescribed pursuant to Section 3.1(11), where paragraph 2 applies.
Marine Industry		
<p>1. Accepted Development, where:</p> <p>(a) located within an existing building;</p> <p>(b) any building work is limited to <u>minor building work</u>; and</p> <p>(c) complying with all Standard Outcomes of the identified requirements.</p> <p>2. Assessable Development – Code Assessment, where paragraph 1 does not apply.</p>	6.1.4	Industry Zone Standard Outcomes
	6.3.1	Landscaping Standard Outcomes
	6.3.2	Parking, Access and Transport Standard Outcomes
	6.3.5	Works, Services and Infrastructure Standard Outcomes
	5	Merit Outcomes, to the extent prescribed pursuant to Section 3.1(11), where paragraph 2 applies.
Medium Impact Industry		
<p>1. Accepted Development, where:</p> <p>(a) located within an existing building;</p> <p>(b) any building work is limited to <u>minor building work</u>; and</p> <p>(c) complying with all Standard Outcomes of the identified requirements.</p> <p>2. Assessable Development – Code Assessment, where paragraph 1 does not apply.</p>	6.1.4	Industry Zone Standard Outcomes
	6.3.1	Landscaping Standard Outcomes
	6.3.2	Parking, Access and Transport Standard Outcomes
	6.3.5	Works, Services and Infrastructure Standard Outcomes
	5	Merit Outcomes, to the extent prescribed pursuant to Section 3.1(11), where paragraph 2 applies.

Categories of Development and Assessment	Requirements for Accepted Development and Assessment Benchmarks for Assessable Development	
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Office

<p>1. Accepted Development, where:</p> <p>(a) located within an existing building;</p> <p>(b) any building work is limited to <u>minor building work</u>; and</p> <p>(c) complying with all Standard Outcomes of the identified requirements.</p> <p>2. Assessable Development – Code Assessment, where paragraph 1 does not apply.</p>	6.1.4	Industry Zone Standard Outcomes
	6.3.1	Landscaping Standard Outcomes
	6.3.2	Parking, Access and Transport Standard Outcomes
	6.3.5	Works, Services and Infrastructure Standard Outcomes
	5	Merit Outcomes, to the extent prescribed pursuant to Section 3.1(11), where paragraph 2 applies.

Outdoor Sales

<p>Assessable Development – Code Assessment</p>	6.1.4	Industry Zone Standard Outcomes
	6.3.1	Landscaping Standard Outcomes
	6.3.2	Parking, Access and Transport Standard Outcomes
	6.3.5	Works, Services and Infrastructure Standard Outcomes
	5	Merit Outcomes, to the extent prescribed pursuant to Section 3.1(11).

Park

Accepted Development	-
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Port Service

<p>1. Accepted Development, where:</p> <p>(a) located within an existing building;</p> <p>(b) any building work is limited to <u>minor building work</u>; and</p> <p>(c) complying with all Standard Outcomes of the identified requirements.</p> <p>2. Assessable Development – Code Assessment, where paragraph 1 does not apply.</p>	6.1.4	Industry Zone Standard Outcomes
	6.3.1	Landscaping Standard Outcomes
	6.3.2	Parking, Access and Transport Standard Outcomes
	6.3.5	Works, Services and Infrastructure Standard Outcomes
	5	Merit Outcomes, to the extent prescribed pursuant to Section 3.1(11), where paragraph 2 applies.

Categories of Development and Assessment	Requirements for Accepted Development and Assessment Benchmarks for Assessable Development	
Research and Technology Industry		
Assessable Development – Code Assessment	6.1.4	Industry Zone Standard Outcomes
	6.3.1	Landscaping Standard Outcomes
	6.3.2	Parking, Access and Transport Standard Outcomes
	6.3.5	Works, Services and Infrastructure Standard Outcomes
	5	Merit Outcomes, to the extent prescribed pursuant to Section 3.1(11).
Sales Office		
1. Accepted Development , where: (a) the use will be established for a period not exceeding two (2) years; and (b) complying with all Standard Outcomes of the identified requirements.	6.1.4	Industry Zone Standard Outcomes
	6.3.1	Landscaping Standard Outcomes
	6.3.2	Parking, Access and Transport Standard Outcomes
	6.3.5	Works, Services and Infrastructure Standard Outcomes
	5	Merit Outcomes, to the extent prescribed pursuant to Section 3.1(11), where paragraph 2 applies.
2. Assessable Development – Code Assessment , where: (a) the use will be established for a period not exceeding two (2) years; and (b) not complying with all Standard Outcomes of the identified requirements for Accepted Development.		
Service Industry		
1. Accepted Development , where: (a) located within an existing building; (b) any building work is limited to <u>minor building work</u> ; and (c) complying with all Standard Outcomes of the identified requirements.	6.1.4	Industry Zone Standard Outcomes
	6.3.1	Landscaping Standard Outcomes
	6.3.2	Parking, Access and Transport Standard Outcomes
	6.3.5	Works, Services and Infrastructure Standard Outcomes
2. Assessable Development – Code Assessment , where paragraph 1 does not apply.	5	Merit Outcomes, to the extent prescribed pursuant to Section 3.1(11), where paragraph 2 applies.

Categories of Development and Assessment	Requirements for Accepted Development and Assessment Benchmarks for Assessable Development	
<u>Service Station</u>		
Assessable Development – Code Assessment	5	Merit Outcomes (1. General; 4. Amenity and Privacy; 5. Built Form and Development Design; 9. Infrastructure and Services; 10. Land Constraints; 11. Land Use; 12. Landscaping; and 14. Parking Access and Transport)
<u>Shop</u>		
Assessable Development – Code Assessment	5	Merit Outcomes (1. General; 4. Amenity and Privacy; 5. Built Form and Development Design; 9. Infrastructure and Services; 10. Land Constraints; 11. Land Use; 12. Landscaping; and 14. Parking Access and Transport)
<u>Showroom</u>		
Assessable Development – Code Assessment	5	Merit Outcomes (1. General; 4. Amenity and Privacy; 5. Built Form and Development Design; 9. Infrastructure and Services; 10. Land Constraints; 11. Land Use; 12. Landscaping; and 14. Parking Access and Transport)
<u>Substation</u>		
Assessable Development – Code Assessment	5	Merit Outcomes (1. General; 4. Amenity and Privacy; 5. Built Form and Development Design; 9. Infrastructure and Services; 10. Land Constraints; 11. Land Use; 12. Landscaping; and 14. Parking Access and Transport)
<u>Telecommunications Facility</u>		
Assessable Development – Code Assessment	5	Merit Outcomes (1. General; 4. Amenity and Privacy; 5. Built Form and Development Design; 9. Infrastructure and Services; 10. Land Constraints; 11. Land Use; 12. Landscaping; and 14. Parking Access and Transport)

Categories of Development and Assessment	Requirements for Accepted Development and Assessment Benchmarks for Assessable Development	
Transport Depot		
1. Accepted Development , where: (a) located within an existing building; (b) any building work is limited to <u>minor building work</u> ; and (c) complying with all Standard Outcomes of the identified requirements.	6.1.4	Industry Zone Standard Outcomes
	6.3.1	Landscaping Standard Outcomes
	6.3.2	Parking, Access and Transport Standard Outcomes
	6.3.5	Works, Services and Infrastructure Standard Outcomes
2. Assessable Development – Code Assessment , where paragraph 1 does not apply.	5	Merit Outcomes, to the extent prescribed pursuant to Section 3.1(11), where paragraph 2 applies.
Warehouse		
1. Accepted Development , where: (a) located within an existing building; (b) any building work is limited to <u>minor building work</u> ; and (c) complying with all Standard Outcomes of the identified requirements.	6.1.4	Industry Zone Standard Outcomes
	6.3.1	Landscaping Standard Outcomes
	6.3.2	Parking, Access and Transport Standard Outcomes
	6.3.5	Works, Services and Infrastructure Standard Outcomes
2. Assessable Development – Code Assessment , where paragraph 1 does not apply.	5	Merit Outcomes, to the extent prescribed pursuant to Section 3.1(11), where paragraph 2 applies.
Wholesale Nursery		
Assessable Development – Code Assessment	5	Merit Outcomes (1. General; 4. Amenity and Privacy; 5. Built Form and Development Design; 9. Infrastructure and Services; 10. Land Constraints; 11. Land Use; 12. Landscaping; and 14. Parking Access and Transport)
Any use		
Assessable Development – Impact Assessment , where: (a) a use that is not listed in this table; or (b) a use listed in this table and not meeting the description listed under the Category of Development and Assessment heading; or (c) an undefined use.	5	Merit Outcomes (1. General; 4. Amenity and Privacy; 5. Built Form and Development Design; 9. Infrastructure and Services; 10. Land Constraints; 11. Land Use; 12. Landscaping; and 14. Parking Access and Transport)
	4	Strategic Outcomes (all)

Editor's note – The above Categories of Development and Assessment apply unless otherwise prescribed in the Act or the Regulation.