State Development Assessment Provisions

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Queensland Government

The Department of State Development, Infrastructure and Planning connects industries, businesses, communities and government (at all levels) to leverage regions' strengths to generate sustainable and enduring economic growth that supports well-planned, inclusive and resilient communities.

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1.0 Policy context

1.1 Introduction

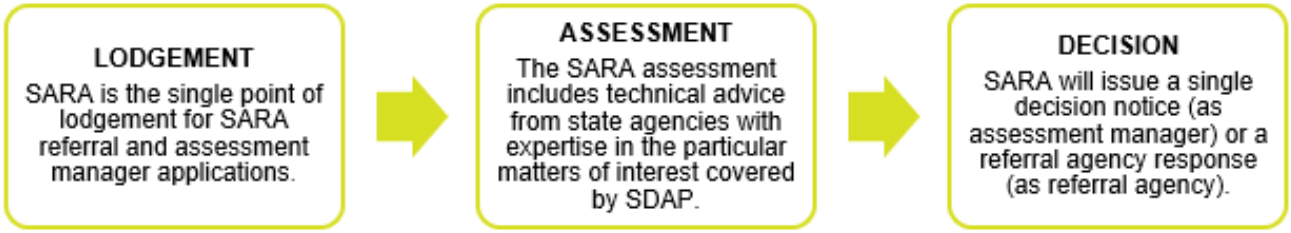
The State Development Assessment Provisions (SDAP) provide assessment benchmarks for the assessment of development applications involving the State Assessment and Referral Agency (SARA).

SARA uses SDAP to deliver a coordinated, whole-of-government approach to the state's assessment of development applications.

1.2 The role of SARA

The chief executive (through SARA) is the assessment manager or referral agency for development applications where there is a matter of state interest.

SARA's assessment process



1.3 Relationship of SDAP with the Planning Act 2016 and the Planning Regulation 2017

In assessing and deciding a development application, SARA is bound by the decision-making rules outlined in the Act. This includes the matters SARA must assess a development application against and the matters SARA may have regard to when undertaking the assessment[1].

The assessment benchmarks for SARA triggers, including the SDAP, are set out in Schedule 9 and 10 of the Planning Regulation 2017 (the regulation). Section 27 of the regulation stipulates that SARA must have regard to the matters stated in Schedule 9 and 10 of the regulation.

1.4 Development not assessed by SARA, or not assessed against SDAP

SARA is the only assessing authority that uses SDAP.

SDAP does not contain provisions for the South East Queensland Regional Plan and a material change of use on contaminated land. SARA will assess these applications against the criteria prescribed in the regulation.

[1] Refer to Section 55(2) of the Act

2.0 Using the state codes

Matters of state interest which are considered by SDAP include interests that have the potential to impact on development and interests that must be protected from the impacts of development.

2.1 Application of state codes

SDAP is a performance-based code that regulates specific outcomes, rather than regulating development through prescription. Applicants are required to address criteria to demonstrate the way in which development manages impacts on a matter of state interest.

In making a development application to SARA, applicants need to respond to the relevant provisions of the applicable state codes in SDAP.

2.2 Purpose statement

The purpose statement provides the overall context for the code and holistically defines what the code seeks to manage and/or protect. The purpose statement of a state code is the highest order test within SDAP that a development application can be assessed against. Development will comply with a particular state code if it can be shown to meet the code's purpose statement.

2.3 Performance outcomes (PO)

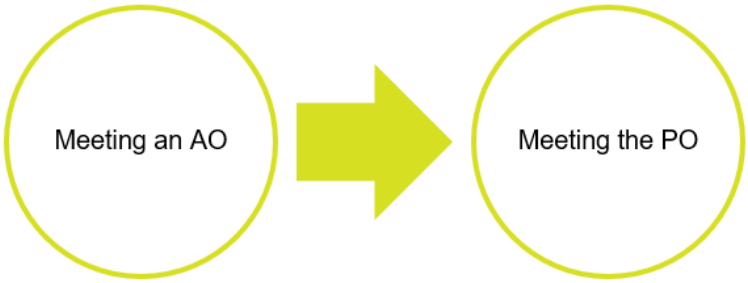
Performance outcomes set the benchmarks for achieving the purpose statement of the code.

Performance outcomes define what may constitute an acceptable or tolerable impact on a matter of state interest, or the minimum standards required to manage the impacts of development on a matter of state interest.

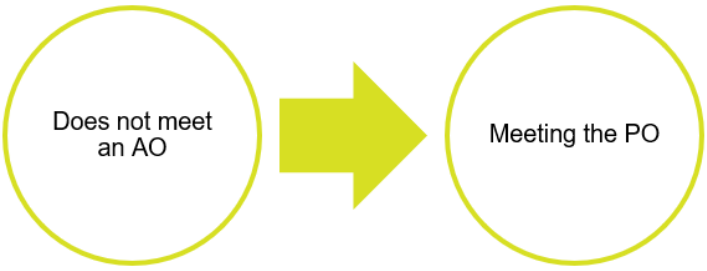
If a development application does not comply with one or more performance outcomes then SARA will determine, on balance, whether the purpose statement is complied with.

2.4 Acceptable outcomes (AO)

Acceptable outcomes identify one way a performance outcome can be met. An application that complies with all applicable acceptable outcomes is considered to satisfy the corresponding performance outcome. Acceptable outcomes are provided for some, but not all, performance outcomes.



If an application does not comply with one or more of the applicable acceptable outcomes, or if no acceptable outcome is specified, the application must endeavour to comply with the performance outcome.



Where multiple acceptable outcomes are specified, they are to be read in the following way:

1. if there is an 'AND' provided between each acceptable outcome, this means all the acceptable outcomes apply if they are relevant to the application
2. if there is an 'OR' between each acceptable outcome and there are only two acceptable outcomes, this means one or the other apply if they are relevant to the application
3. if there are three or more acceptable outcomes provided and there is an 'AND' provided between the first two or more acceptable outcomes, then an 'OR' provided between the last two acceptable outcomes, this means that all the acceptable outcomes apply and one-or-the-other of the last two acceptable outcomes apply. For example:
   AO1.1 is assessed;
   AO1.2 must be assessed with AO1.1; and
   AO1.3 must be assessed with AO1.1 and AO1.2
   AO1.1-AO1.3 meet the performance outcome
   OR
   If **AO1.4** is assessed, AO1.1-AO1.3 do not apply; and
   AO1.5 must be assessed with AO1.4
   AO1.4-AO1.5 meet the performance outcome
4. if there are three or more acceptable outcomes provided and the words – 'OR all of the following acceptable outcomes apply' or 'OR both of the following acceptable outcomes apply'; this means that either the first acceptable outcome applies, or all other acceptable outcomes apply. For example:
   AO2.1 is assessed
   OR
   AO2.2 and **AO2.3** are assessed

2.5 How the state codes are used in assessment

Each state code in SDAP contains a purpose statement and performance outcomes. Some codes may also contain acceptable outcomes.

Development complies with the state code where:

- ✓ it meets all relevant acceptable outcomes for each performance outcome (if applicable); or
- ✓ it complies with all performance outcomes; or
- ✓ the development does not meet one or more performance outcome and SARA determines, on balance, that the development complies with the purpose statement. This could include circumstances where multiple state interests and codes must be considered.

If development does not comply with the purpose statement of the code, it does not comply with the code itself.

SARA uses the following decision-making hierarchy when undertaking assessments against SDAP.

Scenario	SDAP feature			
	Acceptable outcomes (AOs)	**Performance outcomes (POs)**	**Purpose statement**	**Outcome**
1.	Complies with all	Complies	Complies	✓ Complies with code
2.	Does not comply with all (or no AOs provided)	Complies with all	Complies	✓ Complies with code
3.	Does not comply with all (or no AOs provided)	Does not comply with all	Complies	✓ Complies with code
4.	Does not comply with all (or no AOs provided)	Does not comply with all	Does not comply (despite compliance with some AOs and POs)	✗ Does not comply with code

2.6 Managing multiple state codes or matters of state interest

Development applications assessed against SDAP will sometimes involve multiple matters of state interest and a number of different state codes. Where this occurs, applicants should address each state code independently, rather than attempting to balance or justify outcomes with reference to other state codes.

In cases where multiple state codes are triggered and the purpose statement of one or more of the codes is not considered to be achieved by the development, SARA will make a decision that best achieves and advances the purpose of the Act.

3.0 Interpretation

3.1 Statutory and non-statutory parts of SDAP

SDAP comprises a number of sections and includes the following statutory and non-statutory material:

Statutory	Non-statutory
• purpose statement • performance outcomes • acceptable outcomes • statutory notes • figures and/or references tables • headings • glossary • abbreviations • FastTrack5 qualifying checklists.	• notes • reference documents • the following sections at the start of SDAP: 1.0 Policy context 2.0 Using the state codes 3.0 Interpretation 4.0 Appendices.

3.2 Numbered and bulleted lists

Numbered and bulleted lists throughout this document are to be interpreted as ‘and’ statements unless the word ‘or’ is included.

3.3 Glossary of terms

A glossary is included within each state code to define terms as they relate to that individual state code. All defined terms within the state code are bold for ease of reference. When a term is not defined it has the meaning given in the Act, or the regulation. Alternatively, the ordinary meaning for the term should be used.

3.4 Mapping

The development assessment mapping system (DAMS) contains mapping layers relevant to SARA. DAMS hosts mapping layers that assist users in identifying relevant assessment or referral triggers under the regulation and/or responding to provisions contained within SDAP. DAMS also contains information about other state government planning mechanisms not related to SARA.

DAMS includes data supplied to SARA by various external agencies and organisations. Those external parties retain the respective ownership and intellectual property rights in the data supplied.

In determining the ‘point of truth’ of a trigger, this must always be the legislation that gives effect to the matter. If there is an inconsistency between DAMS and the legislation, the legislation takes precedence.

For example, if land meets the definition of ‘railway corridor’ under the regulation but is not mapped as such in DAMS, the definition in the regulation would prevail and the related trigger would apply.

4.0 Appendices

4.1 Appendix 1: Development requiring assessment under the regulation

Appendix 1 assists applicants in determining which of the state codes apply to a development application.

Table 1 outlines where SARA is the assessment manager and table 2 outlines where SARA is a referral agency.

4.2 Appendix 2: FastTrack5 framework

The FastTrack5 framework is a referral and assessment process that allows certain aspects of development to be assessed and decided quickly by SARA. Applications that qualify for FastTrack5 assessment will not be subject to an information request and standard conditions will generally be applied. A reduced fee applies to eligible aspects of development.

Appendix 2 sets out the relevant FastTrack5 triggers and qualifying criteria. For further information on SARA's assessment through the FastTrack5 framework, visit: https://www.planning.qld.gov.au/planning-framework/state-assessment-and-referral-agency/state-development-assessment-provisions-sdap.

State code 1: Development in a state-controlled road environment

Purpose statement

The purpose of this code is to protect the safety, function and efficiency of **state-controlled roads**, **future state-controlled roads**, **road transport infrastructure**, **active transport infrastructure** and **public passenger services** on **state-controlled roads** from adverse impacts of development. The code is intended to protect the safety of people using, and living or working near, **state-controlled roads**.

Specifically, this code seeks to ensure development:

1. does not increase the likelihood or frequency of accidents, fatalities or serious injury for users of a **state-controlled road**;
2. does not adversely impact the **structural integrity** or physical condition of **state-controlled roads, road transport infrastructure**, **public passenger transport infrastructure** or **active transport infrastructure**;
3. does not adversely impact the function and efficiency of **state-controlled roads** or **future state-controlled roads**;
4. does not adversely impact the state's ability to plan, construct, maintain, upgrade or operate **state-controlled roads**, **future state-controlled roads** or **road transport infrastructure**;
5. does not significantly increase the cost to the state to plan, construct, upgrade or maintain **state-controlled roads, future state-controlled roads** or **road transport infrastructure**;
6. maintains or improves access to **public passenger transport infrastructure** or **active transport infrastructure**;
7. does not adversely impact the state's ability to operate **public passenger services** on **state-controlled roads**;
8. protects community amenity from significant adverse impacts of environmental emissions generated by **road transport infrastructure** or vehicles using **state-controlled roads**.

Using this code

The assessment benchmarks for this code comprise:

- a purpose statement which identifies the overall intent of the code;
- performance outcomes which set benchmarks to achieve the purpose statement of the code;
- acceptable outcomes which identify one way to achieve the relevant performance outcome.

Development complies with the code where:

- it complies with the acceptable outcomes for the performance outcome; or
- it complies with all the performance outcomes, where not complying with the acceptable outcomes; or
- development does not meet relevant performance outcome(s) and SARA determines, on balance, that the development complies with the purpose statement.

This code also includes the glossary of terms for definitions relevant to this code and reference documents, including the guideline **State Development Assessment Provisions guideline - State Code 1: Development in a state-controlled road environment** which provides direction on how to address this code. which provides direction on how to address this code.

Performance outcomes and acceptable outcomes

Table 1.1 Development in general

Performance outcomes	Acceptable outcomes
Buildings, structures, infrastructure, services and utilities	
PO1 The location of the development does not create a safety hazard for users of the **state-controlled road.**	**AO1.1** Development is not located in a **state-controlled road**. AND **AO1.2** Development can be maintained without requiring access to a **state-controlled road**.

Performance outcomes	Acceptable outcomes
PO2 The design and construction of the development does not adversely impact the **structural integrity** or physical condition of the **state-controlled road** or **road transport infrastructure**.	No acceptable outcome is prescribed.
PO3 The location of the development does not obstruct **road transport infrastructure** or adversely impact the operating performance of the **state-controlled road**.	No acceptable outcome is prescribed.
PO4 The location, placement, design and operation of advertising devices, visible from the **state-controlled road**, do not create a safety hazard for users of the **state-controlled road**.	No acceptable outcome is prescribed.
PO5 The design and construction of buildings and **structures** does not create a safety hazard by distracting users of the **state-controlled road**.	**AO5.1** Facades of buildings and **structures** fronting the **state-controlled road** are made of non-reflective materials. AND **AO5.2** Facades of buildings and **structures** do not direct or reflect point light sources into the face of oncoming traffic on the **state-controlled road**. AND **AO5.3** External lighting of buildings and **structures** is not directed into the face of oncoming traffic on the **state-controlled road**. AND **AO5.4** External lighting of buildings and **structures** does not involve flashing or laser lights.
PO6 Road, pedestrian and bikeway bridges over a **state-controlled road** are designed and constructed to prevent projectiles from being thrown onto the **state-controlled road**.	**AO6.1** Road, pedestrian and bikeway bridges over the **state-controlled road** include throw protection screens in accordance with section 4.11 of the Design Criteria for Bridges and Other Structures Manual, Department of Transport and Main Roads, 2020.
Landscaping	
PO7 The location of landscaping does not create a safety hazard for users of the **state-controlled road**.	**AO7.1** Landscaping is not located in a **state-controlled road**. AND **AO7.2** Landscaping can be maintained without requiring access to a **state-controlled road**. AND **AO7.3** Landscaping does not block or obscure the sight lines for vehicular access to a **state-controlled road**.
Stormwater and overland flow	
PO8 Stormwater run-off or overland flow from the development site does not create or exacerbate a safety hazard for users of the **state-controlled road**.	No acceptable outcome is prescribed.

Performance outcomes	Acceptable outcomes
PO9 Stormwater run-off or overland flow from the development site does not result in a material worsening of the operating performance of the **state-controlled road** or **road transport infrastructure**.	No acceptable outcome is prescribed.
PO10 Stormwater run-off or overland flow from the development site does not adversely impact the **structural integrity** or physical condition of the **state-controlled road** or **road transport infrastructure**.	No acceptable outcome is prescribed.
PO11 Development ensures that stormwater is lawfully discharged.	**AO11.1** Development does not create any new points of discharge to a **state-controlled road.** AND **AO11.2** Development does not concentrate flows to a **state-controlled road**. AND **AO11.3** Stormwater run-off is discharged to a **lawful point of discharge**. AND **AO11.4** Development does not worsen the condition of an existing **lawful point of discharge** to the **state-controlled road**.
Flooding	
PO12 Development does not result in a material worsening of flooding impacts within a **state-controlled road**.	**AO12.1** For all flood events up to 1% **annual exceedance probability**, development results in negligible impacts (within +/- 10mm) to existing flood levels within a **state-controlled road**. AND **AO12.2** For all flood events up to 1% **annual exceedance probability**, development results in negligible impacts (up to a 10% increase) to existing peak velocities within a **state-controlled road**. AND **AO12.3** For all flood events up to 1% **annual exceedance probability**, development results in negligible impacts (up to a 10% increase) to existing time of submergence of a **state-controlled road**.
Drainage Infrastructure	
PO13 Drainage infrastructure does not create a safety hazard for users in the **state-controlled road**.	**AO13.1** Drainage infrastructure is wholly contained within the development site, except at the **lawful point of discharge**. AND **AO13.2** Drainage infrastructure can be maintained without requiring access to a **state-controlled road**.

Performance outcomes	Acceptable outcomes
PO14 Drainage infrastructure associated with, or within, a **state-controlled road** is constructed, and designed to ensure the **structural integrity** and physical condition of existing drainage infrastructure and the surrounding drainage network.	No acceptable outcome is prescribed.

Table 1.2 Vehicular access, road layout and local roads

Performance outcomes	Acceptable outcomes
Vehicular access to a state-controlled road or within 100 metres of a state-controlled road intersection	
PO15 The location, design and operation of a **new or changed access** to a **state-controlled road** does not compromise the safety of users of the **state-controlled road**.	No acceptable outcome is prescribed.
PO16 The location, design and operation of a **new or changed access** does not adversely impact the **functional requirements** of the **state-controlled road**.	No acceptable outcome is prescribed.
PO17 The location, design and operation of a **new or changed access** is consistent with the **future intent** of the **state-controlled road**.	No acceptable outcome is prescribed.
PO18 New or changed access is consistent with the access for the relevant **limited access road policy**: 1. **LAR 1** where direct access is prohibited; or 2. **LAR 2** where access may be permitted, subject to assessment.	No acceptable outcome is prescribed.
PO19 New or changed access to a **local road** within 100 metres of an intersection with a **state-controlled road** does not compromise the safety of users of the **state-controlled road**.	No acceptable outcome is prescribed.
PO20 New or changed access to a **local road** within 100 metres of an intersection with a **state-controlled road** does not adversely impact on the operating performance of the intersection.	No acceptable outcome is prescribed.
Public passenger transport and active transport	
PO21 Development does not compromise the safety of users of **public passenger transport infrastructure**, **public passenger services** and **active transport infrastructure**.	No acceptable outcome is prescribed.
PO22 Development maintains the ability for people to access **public passenger transport infrastructure, public passenger services** and **active transport infrastructure**.	No acceptable outcome is prescribed.
PO23 Development does not adversely impact the operating performance of **public passenger transport infrastructure, public passenger services** and **active transport infrastructure**.	No acceptable outcome is prescribed.
PO24 Development does not adversely impact the **structural integrity** or physical condition of **public passenger transport infrastructure** and **active transport infrastructure**.	No acceptable outcome is prescribed.

Table 1.3 Network impacts

Performance outcomes	Acceptable outcomes
PO25 Development does not compromise the safety of users of the **state-controlled road** network.	No acceptable outcome is prescribed.
PO26 Development ensures **no net worsening** of the operating performance of the **state-controlled road** network.	No acceptable outcome is prescribed.
PO27 Traffic movements are not directed onto a **state-controlled road** where they can be accommodated on the **local road** network.	No acceptable outcome is prescribed.
PO28 Development involving haulage exceeding 10,000 tonnes per year does not adversely impact the pavement of a **state-controlled road**.	No acceptable outcome is prescribed.
PO29 Development does not impede delivery of **planned upgrades** of **state-controlled roads**.	No acceptable outcome is prescribed.
PO30 Development does not impede delivery of **corridor improvements** located entirely within the **state-controlled road corridor**.	No acceptable outcome is prescribed.

Table 1.4 Filling, excavation, building foundations and retaining structures

Performance outcomes	Acceptable outcomes
PO31 Development does not create a safety hazard for users of the **state-controlled road** or **road transport infrastructure**.	No acceptable outcome is prescribed.
PO32 Development does not adversely impact the operating performance of the **state-controlled road**.	No acceptable outcome is prescribed.
PO33 Development does not undermine, damage or cause subsidence of a **state-controlled road**.	No acceptable outcome is prescribed.
PO34 Development does not cause ground water disturbance in a **state-controlled road**.	No acceptable outcome is prescribed.
PO35 Excavation, boring, piling, blasting and fill compaction do not adversely impact the physical condition or **structural integrity** of a **state-controlled road** or **road transport infrastructure**.	No acceptable outcome is prescribed.
PO36 Filling and excavation associated with the construction of **new or changed access** do not compromise the operation or capacity of existing drainage infrastructure for a **state-controlled road.**	No acceptable outcome is prescribed.

Table 1.5 Environmental emissions

Statutory note: Where a **state-controlled road** is co-located in the same transport corridor as a railway, the development should instead comply with Environmental emissions in State code 2: Development in a railway environment.

Performance outcomes	Acceptable outcomes
Reconfiguring a lot	
Involving the creation of 5 or fewer new residential lots adjacent to a state-controlled road or type 1 multi-modal corridor	
PO37 Development minimises free field noise intrusion from a **state-controlled road.**	**AO37.1** Development provides a noise barrier or earth mound which is designed, sited and constructed: 1. to achieve the maximum free field acoustic levels in reference table 2 (item 2.1); 2. in accordance with: a. Chapter 7 integrated noise barrier design of the Transport Noise Management Code of Practice: Volume 1 (Road Traffic Noise), Department of Transport and Main Roads, 2013;

	b. Technical Specification-MRTS15 Noise Fences, Transport and Main Roads, 2019; c. Technical Specification-MRTS04 General Earthworks, Transport and Main Roads, 2020. OR **AO37.2** Development achieves the maximum free field acoustic levels in reference table 2 (item 2.1) by **alternative noise attenuation measures** where it is not practical to provide a noise barrier or earth mound. OR **AO37.3** Development provides a **solid gap-free fence** or other **solid gap-free structure** along the full extent of the boundary closest to the **state-controlled road**.
Involving the creation of 6 or more new residential lots adjacent to a state-controlled road or type 1 multi-modal corridor	
PO38 Reconfiguring a lot minimises free field noise intrusion from a **state-controlled road.**	**AO38.1** Development provides noise barrier or earth mound which is designed, sited and constructed: 1. to achieve the maximum free field acoustic levels in reference table 2 (item 2.1); 2. in accordance with: a. Chapter 7 integrated noise barrier design of the Transport Noise Management Code of Practice: Volume 1 (Road Traffic Noise), Department of Transport and Main Roads, 2013; b. Technical Specification-MRTS15 Noise Fences, Transport and Main Roads, 2019; c. Technical Specification-MRTS04 General Earthworks, Transport and Main Roads, 2020. OR **AO38.2** Development achieves the maximum free field acoustic levels in reference table 2 (item 2.1) by **alternative noise attenuation measures** where it is not practical to provide a noise barrier or earth mound.
Material change of use (accommodation activity)	
Ground floor level requirements adjacent to a state-controlled road or type 1 multi-modal corridor	
PO39 Development minimises noise intrusion from a **state-controlled road** in **private open space**.	**AO39.1** Development provides a noise barrier or earth mound which is designed, sited and constructed: 1. to achieve the maximum free field acoustic levels in reference table 2 (item 2.2) for **private open space** at the ground floor level; 2. in accordance with: a. Chapter 7 integrated noise barrier design of the Transport Noise Management Code of Practice: Volume 1 (Road Traffic Noise), Department of Transport and Main Roads, 2013; b. Technical Specification-MRTS15 Noise Fences, Transport and Main Roads, 2019; c. Technical Specification-MRTS04 General Earthworks, Transport and Main Roads, 2020. OR

	AO39.2 Development achieves the maximum free field acoustic level in reference table 2 (item 2.2) for **private open space** by **alternative noise attenuation measures** where it is not practical to provide a noise barrier or earth mound.
PO40 Development (excluding a **relevant residential building** or **relocated building)** minimises noise intrusion from a **state-controlled road** in **habitable rooms** at the facade.	**AO40.1** Development (excluding a **relevant residential building** or **relocated building**) provides a noise barrier or earth mound which is designed, sited and constructed: 1. to achieve the maximum building façade acoustic level in reference table 1 (item 1.1) for **habitable rooms**; 2. in accordance with: a. Chapter 7 integrated noise barrier design of the Transport Noise Management Code of Practice: Volume 1 (Road Traffic Noise), Department of Transport and Main Roads, 2013; b. Technical Specification-MRTS15 Noise Fences, Transport and Main Roads, 2019; c. Technical Specification-MRTS04 General Earthworks, Transport and Main Roads, 2020. OR **AO40.2** Development (excluding a **relevant residential building** or **relocated building**) achieves the maximum building façade acoustic level in reference table 1 (item 1.1) for **habitable rooms** by **alternative noise attenuation measures** where it is not practical to provide a noise barrier or earth mound.
PO41 Habitable rooms (excluding a **relevant residential building** or **relocated building**) are designed and constructed using materials to achieve the maximum internal acoustic level in reference table 3 (item 3.1).	No acceptable outcome is provided.
Above ground floor level requirements (accommodation activity) adjacent to a state-controlled road or type 1 multi-modal corridor	
PO42 Balconies, podiums, and roof decks include: 1. a continuous **solid gap-free structure** or balustrade (excluding gaps required for drainage purposes to comply with the Building Code of Australia); 2. highly acoustically absorbent material treatment for the total area of the soffit above balconies, podiums, and roof decks.	No acceptable outcome is provided.
PO43 Habitable rooms (excluding a **relevant residential building** or **relocated building**) are designed and constructed using materials to achieve the maximum internal acoustic level in reference table 3 (item 3.1).	No acceptable outcome is provided.
Material change of use (other uses)	
Ground floor level requirements (childcare centre, educational establishment, hospital) adjacent to a state-controlled road or type 1 multi-modal corridor	
PO44 Development: 1. provides a noise barrier or earth mound that is designed, sited and constructed: a. to achieve the maximum free field acoustic level in reference table 2 (item	No acceptable outcome is provided.

2.3) for all **outdoor education areas** and **outdoor play areas**; b. in accordance with: i. Chapter 7 integrated noise barrier design of the Transport Noise Management Code of Practice: Volume 1 (Road Traffic Noise), Department of Transport and Main Roads, 2013; ii. Technical Specification-MRTS15 Noise Fences, Transport and Main Roads, 2019; iii. Technical Specification-MRTS04 General Earthworks, Transport and Main Roads, 2020; or 2. achieves the maximum free field acoustic level in reference table 2 (item 2.3) for all **outdoor education areas** and **outdoor play areas** by **alternative noise attenuation measures** where it is not practical to provide a noise barrier or earth mound.	
PO45 Development involving a **childcare centre** or **educational establishment**: 1. provides a noise barrier or earth mound that is designed, sited and constructed: 2. to achieve the maximum building facade acoustic level in reference table 1 (item 1.2); 3. in accordance with: a. Chapter 7 integrated noise barrier design of the Transport Noise Management Code of Practice: Volume 1 (Road Traffic Noise), Department of Transport and Main Roads, 2013; b. Technical Specification-MRTS15 Noise Fences, Transport and Main Roads, 2019; c. Technical Specification-MRTS04 General Earthworks, Transport and Main Roads, 2020; or 4. achieves the maximum building facade acoustic level in reference table 1 (item 1.2) by **alternative noise attenuation measures** where it is not practical to provide a noise barrier or earth mound.	No acceptable outcome is provided.
PO46 Development involving: 1. **indoor education areas** and **indoor play areas**; or 2. sleeping rooms in a **childcare centre**; or 3. **patient care areas** in a **hospital** achieves the maximum internal acoustic level in reference table 3 (items 3.2-3.4).	No acceptable outcome is provided.
Above ground floor level requirements (childcare centre, educational establishment, hospital) adjacent to a state-controlled road or type 1 multi-modal corridor	
PO47 Development involving a **childcare centre** or **educational establishment** which have balconies, podiums or elevated **outdoor play areas** predicted to exceed the maximum free field acoustic level in reference table 2 (item 2.3)	No acceptable outcome is provided.

due to noise from a **state-controlled road** are provided with: 1. a continuous **solid gap-free structure** or balustrade (excluding gaps required for drainage purposes to comply with the Building Code of Australia); 2. highly acoustically absorbent material treatment for the total area of the soffit above balconies or elevated **outdoor play areas**.	
PO48 Development including: 1. **indoor education areas** and **indoor play areas** in a **childcare centre** or **educational establishment**; or 2. sleeping rooms in a **childcare centre**; or 3. **patient care areas** in a **hospital** located above ground level, is designed and constructed to achieve the maximum internal acoustic level in reference table 3 (items 3.2-3.4).	No acceptable outcome is provided.
Air, light and vibration	
PO49 Private open space, **outdoor education areas** and **outdoor play areas** are protected from air quality impacts from a **state-controlled road**.	**AO49.1** Each dwelling or unit has access to a **private open space** which is shielded from a **state-controlled road** by a building, **solid gap-free fence**, or other **solid gap-free structure**. OR **AO49.2** Each **outdoor education area** and **outdoor play area** is shielded from a **state-controlled road** by a building, **solid gap-free fence,** or other **solid gap-free structure**.
PO50 Patient care areas within **hospitals** are protected from vibration impacts from a **state-controlled road** or **type 1 multi-modal corridor**.	**AO50.1 Hospitals** are designed and constructed to ensure vibration in the patient treatment area does not exceed a vibration dose value of $0.1m/s^{1.75}$. AND **AO50.2 Hospitals** are designed and constructed to ensure vibration in the ward of a **patient care area** does not exceed a vibration dose value of $0.4m/s^{1.75}$.
PO51 Development is designed and sited to ensure light from infrastructure within, and from users of, a **state-controlled road** or **type 1 multi-modal corridor**, does not: 1. intrude into buildings during night hours (10pm to 6am); 2. create unreasonable disturbance during evening hours (6pm to 10pm).	No acceptable outcomes are prescribed.

Table 1.6: Development in a future state-controlled road environment

Performance outcomes	Acceptable outcomes
PO52 Development does not impede delivery of a **future state-controlled road**.	**AO52.1** Development is not located in a **future state-controlled road**. OR ALL OF THE FOLLOWING APPLY:

Performance outcomes	Acceptable outcomes
	AO52.2 Development does not involve filling and excavation of, or material changes to, a **future state-controlled road**. AND **AO52.3** The intensification of lots does not occur within a **future state-controlled road**. AND **AO52.4** Development does not result in the landlocking of parcels once a **future state-controlled road** is delivered.
PO53 The location and design of **new or changed access** does not create a safety hazard for users of a **future state-controlled road**.	**AO53.1** Development does not include **new or changed access** to a **future state-controlled road**.
PO54 Filling, excavation, building foundations and **retaining structures** do not undermine, damage or cause subsidence of a **future state-controlled road**.	No acceptable outcome is prescribed.
PO55 Development does not result in a material worsening of stormwater, flooding, overland flow or drainage impacts in a **future state-controlled road** or **road transport infrastructure**.	No acceptable outcome is prescribed.
PO56 Development ensures that stormwater is lawfully discharged.	**AO56.1** Development does not create any new points of discharge to a **future state-controlled road**. AND **AO56.2** Development does not concentrate flows to a **future state-controlled road**. AND **AO56.3** Stormwater run-off is discharged to a **lawful point of discharge**. AND **AO56.4** Development does not worsen the condition of an existing **lawful point of discharge** to the **future state-controlled road**.

Reference tables

Table 1: Maximum building facade acoustic levels

Applicable use	Acoustic levels
1.1: Accommodation activity	a. ≤60 dB(A) L_{10} (18 hour) façade corrected (measured L90 (8 hour) free field between 10pm and 6am ≤40 dB(A)) OR

	b. ≤63 dB(A) L_{10} (18 hour) façade corrected (measured L90 (8 hour) free field between 10pm and 6am > 40 dB(A))
1.2: Childcare centre or **educational establishment**	≤58 dB(A) L_{10} (1 hour) façade corrected (maximum hour during normal opening hours)

Table 2: Maximum free field acoustic levels

Applicable use	Acoustic levels
2.1: Private open space for **residential lots**	a. ≤57 dB(A) L_{10} (18 hour) free field (measured L_{90} (18 hour) free field between 6am and 12 midnight ≤45 dB(A)) OR b. ≤60 dB(A) L_{10} (18 hour) free field (measured L_{90} (18 hour) free field between 6am and 12 midnight >45 dB(A))
2.2: Private open space for an **accommodation activity** (including lots created for a **future accommodation activity**)	
2.3: Outdoor education areas and **outdoor play areas** in a **childcare centre** or **educational establishment**	≤63 dB(A) L_{10} (12 hour) free field (between 6am and 6pm)

Table 3: Maximum internal acoustic levels

Applicable use	Acoustic levels
3.1: Habitable rooms in **an accommodation activity** (excluding uses addressed in QDC MP4.4)	≤35 dB(A) L_{eq} (1 hour) (maximum hour over 24 hours)
3.2: Indoor education areas and **indoor play areas** in a **childcare centre** or **education establishment**	
3.3: Sleeping rooms in a **childcare centre**	
3.4: Patient care areas in a **hospital**	

Reference documents

Department of Transport and Main Roads 2020, Design criteria for bridges and other structures manual

Department of Transport and Main Roads 2019, Roadside Advertising Manual, 3rd Edition

Department of Transport and Main Roads 2016, Road Planning and Design Manual 2nd Edition: Volume 3

Department of Transport and Main Roads 2017, SDAP Supporting Information: Environmental emissions in a state-controlled road environment

Department of Transport and Main Roads 2017, SDAP Supporting Information: Filling, excavation and retaining structures in a state-controlled road environment

Department of Transport and Main Roads 2017, SDAP Supporting Information: Stormwater and drainage in a state-controlled road environment

Department of Transport and Main Roads 2019, Vehicular access to State-controlled roads

Department of Transport and Main Roads 2017, SDAP Supporting Information: Vehicular Access to a State-controlled Road Policy

Department of Transport and Main Roads 2018, Guide to traffic impact assessment

Department of Transport and Main Roads 2013, Transport Noise Management Code of Practice: Volume 1 (Road Traffic Noise)

Department of Transport and Main Roads 2016, Transport Noise Management Code of Practice: Volume 2 (Construction Noise and Vibration)

Department of Transport and Main Roads 2019, Technical Specification MRTS15 Noise Fences

Department of Transport and Main Roads 2020, Technical Specification MRTS04 General Earthworks

International Erosion Control Association Australasia, Best Practice Erosion and Sediment Control document

Institute of Public Works Engineering Australasia (Queensland Division), Queensland Urban Drainage Manual, Fourth edition, 2016

Department of Transport and Main Roads 2023, State Development Assessment Provisions guideline - State Code 1: Development in a state-controlled road environment

Standards Australia 2005, AS4133.0–2005 – Methods of testing rocks for engineering purposes

Standards Australia 2000, AS1289.0-2000 – Methods of testing soils for engineering purposes

Standards Australia 1997, AS1055.1–1997 Acoustics – Description and measurement of environmental noise

Queensland Government, Queensland Development Code 2015, MP4.4 Buildings in a transport noise corridor

Glossary of terms

Accommodation activity means any of the following:
1. caretaker's accommodation;
2. community residence;
3. dual occupancy;
4. dwelling house;
5. dwelling unit;
6. multiple dwelling;
7. relocatable home park;
8. residential care facility;
9. resort complex;
10. retirement facility;
11. rooming accommodation;
12. short-term accommodation;
13. tourist park;
14. a development with a combination of uses 1 to 13.

Active transport means physical activity undertaken as a means of transport from one place to another, including but not limited to the following:
1. cycling;
2. walking;
3. cycling or walking to a place to access public passenger transport, or from a place after public passenger transport has been used.

Active transport infrastructure means infrastructure for use in connection with **active transport**, including:
1. a path or walkway for use by pedestrians;
2. a path, lane or other infrastructure for use by cyclists;
3. a device or facility designed and constructed for parking bicycles.

Alternative noise attenuation measures means a design outcome that:

1. meets the relevant acoustic requirements within reference tables 1, 2 and 3 as demonstrated by a Noise Assessment Report, prepared by an appropriately qualified acoustic consultant and certified by a Registered Professional Engineer of Queensland (RPEQ);
2. is in accordance with the applicable structural, engineering and design requirements.

Annual exceedance probability means the probability that a given condition, such as rainfall total accumulated over a given duration or flow rate, will be exceeded in any one year.

Childcare centre see schedule 24 of the Planning Regulation 2017.
Note: **Childcare centre** means the premises used for care, education and minding, but not residence, of children.

Corridor improvements means improvement activities within the road corridor and carried out by the Department of Transport and Main Roads. Corridor improvements include design, network and safety improvements, including (but not limited to) road widening, intersection improvements, bus infrastructure (including bus stops), turning lanes, footpaths, cycle routes and other design features (including medians, guardrails, tree clearing, drainage works etc.) located entirely within the road corridor.

DA mapping system means the mapping system containing the Geographic Information System mapping layers kept, prepared or sourced by the state that relate to development assessment and matters of interest to the state in assessing development applications.
Note: The **DA mapping system** is available on the department's website.

Educational establishment see schedule 24 of the Planning Regulation 2017.
Note: **Educational establishment** means the use of premises for:
1. training and instruction to impart knowledge and develop skills; or
2. student accommodation, before or after school care, or vacation care, if the use is ancillary to the use in paragraph 1.

Functional requirement means the **state-controlled road** serves as an effective and efficient route for through-traffic. This applies to all relevant road users including road freight vehicles, public passenger transport and **active transport**.
Note: **Functional requirements** is a term used in the Department of Transport and Main Roads Vehicular Access to State-controlled Roads Policy 2019. The Vehicular Access Policy sets out four strategies to ensure a vehicular access is consistent with the **functional requirements** of the **state-controlled road**.

Future intent relates to the state's investment in the transport network, including the road network and infrastructure, to ensure that a road operates as intended for all road users including public passenger transport or **active transport**. This includes infrastructure in the corridor:
1. footpaths and cycling infrastructure;
2. drainage (kerb and channel, stormwater infrastructure);
3. public utility plants (electricity, gas, telecommunications, water and sewerage infrastructure);
4. bus infrastructure (including bus stops).

Note: **Future intent** is a term used in the Department of Transport and Main Roads Vehicular Access to State-controlled Roads Policy 2019. The Vehicular Access Policy sets out three strategies to ensure vehicular access is consistent with the current or planned intent for the road corridor and the state-controlled road network.

Future state-controlled road see schedule 6 of the *Transport Infrastructure Act 1994*.
Note: **Future state-controlled road** means a road or land that the chief executive administering the *Transport Infrastructure Act 1994* has, by written notice given to a local government and published in the gazette, indicated is intended to become a **state-controlled road** under section 42 of that Act.
See the **DA mapping system**.

Habitable room see the *Building Code of Australia*.
Note: **Habitable room** means a room used for normal domestic activities, and includes a bedroom, living room, lounge room, music room, television room, kitchen, dining room, sewing room, study, playroom, family room, home theatre and sunroom but excludes a bathroom, laundry, water closet, pantry, walk-in wardrobe, corridor, hallway, lobby, photographic darkroom, clothes-drying room, and other spaces of a specialised nature occupied neither frequently nor for extended periods.

Hospital see schedule 24 of the Planning Regulation 2017.
Note: **Hospital** means the use of premises for:
1. the medical or surgical care or treatment of patients, whether or not the care or treatment requires overnight accommodation; or
2. providing accommodation for patients; or
3. providing accommodation for employees, or any other use, if the use is ancillary to the use in paragraphs 1 or 2.

Indoor education area means an enclosed area within a **childcare centre** or **educational establishment** intended for use for the training or teaching of people including a classroom, lecture hall/theatre and library.

Indoor play area means an enclosed area within a **childcare centre** or **educational establishment** intended for use for children's play. This term excludes functional areas such as bathrooms, food preparation areas, washing facilities and other spaces of a specialised nature.

LAR 1 means a **limited access road** mapped in the **DA mapping system** as a **LAR 1** and supported by a **limited access policy**. The **limited access policy** for **LAR1** (or section(s) of road identified as **LAR 1**) do not allow for any new or changed direct access to the **limited access road**.

LAR 2 means a **limited access road** mapped in the **DA mapping system** as **LAR 2** and supported by a **limited access policy**. The **limited access policy** for **LAR 2** (or sections of a road identified as **LAR 2**) may permit **new or changed access** to the **limited access road**.

Lawful point of discharge see the Queensland Urban Drainage Manual 2016.
Note: **Lawful point of discharge** means a point of discharge of stormwater from premises that is considered to satisfy the requirements specifically outlined within the Queensland Urban Drainage Manual, 2016. See section 3.9 of the Queensland Urban Drainage Manual, 2016, for further information.

Limited access road see the *Transport Infrastructure Act 1994*.
Note: **Limited access road** means a **state-controlled road**, or part of a **state-controlled road**, declared to be a **limited access road** under section 54 of the *Transport Infrastructure Act 1994*.
See **DA mapping system**.

Limited access policy see the *Transport Infrastructure Act 1994*.
Note: **Limited access policy** means a policy for a **limited access road** prepared under section 54(4) of the *Transport Infrastructure Act 1994*.

Local road means a road controlled by a local government authority.

New or changed access see schedule 24 of the Planning Regulation 2017.
Note: **New or changed access** between premises and a road or **state transport corridor** means:
1. the use of a new location as a relevant vehicular access between the premises and the road or corridor; or
2. the construction of a new relevant vehicular access between the premises and the road or corridor; or
3. the extension of an existing relevant vehicular access between the premises and the road or corridor; or
4. an increase in the number of vehicles regularly using an existing relevant vehicular access between the premises and the road or corridor; or
5. a change in the type of vehicles regularly using an existing relevant vehicular access between the premises and the road or corridor.

No net worsening means the current and forecast characteristics of the transport network are not significantly worse with the development than the current and forecast characteristics existing without the development in the impact assessment area. **No net worsening** takes proposed mitigation measures into consideration.
Note: See Principle 2 of Guide to Traffic Impact Assessment, Department of Transport and Main Roads, 2018

Outdoor education area means outdoor areas intended for use for the training or teaching of persons. This term does not include playgrounds or outdoor sport and recreational areas.

Outdoor play area see the Queensland Development Code.
Note: **Outdoor play area** means an unenclosed area located outside the external walls of the building. This term only includes playgrounds/play areas in a **childcare centre** or **educational establishment**.

Patient care area see the Building Code of Australia.
Note: **Patient care area** means a part of a health-care building normally used for the treatment, care, accommodation, recreation, dining and holding of patients including a ward area and treatment area. A ward area means that part of a **patient care area** for resident patients and may contain areas for accommodation, sleeping, associated living and nursing facilities. A treatment area means an area within a **patient care area** such as an operating theatre and rooms used for recovery, minor procedures, resuscitation, intensive care and coronary care from which a patient may not be readily moved.

Planned upgrade means an extension, upgrade, or duplication of state transport infrastructure or transport networks for which affected land has been identified
1. in a publicly available government document; or
2. in written advice to affected land owners.

Note: Government documents are Commonwealth, state or local government documents that include a statement of intent for, or a commitment to, a planning outcome or infrastructure provision.
See the **DA mapping system**.

Private open space means an on site outdoor space for the exclusive use of occupants of a dwelling.

Public passenger service see schedule 3 of the *Transport Operations (Passenger Transport) Act 1994*.
Note: **Public passenger service** means a service for the carriage of passengers if:
1. the service is provided for fare or other consideration; or
2. the service is provided in the course of a trade or business (but not if it is provided by an employer solely for employees); or
3. the service is a courtesy or community transport service; and
4. includes a driver service and a service for the administration of taxi services, but does not include a service excluded from the *Transport Operations (Passenger Transport) Act 1994* by a regulation.

Public passenger transport infrastructure see section 3 of the *Transport Planning and Coordination Act 1994.*
Note: **Public passenger transport infrastructure** means infrastructure for, or associated with, the provision of public passenger transport, including, but not limited to:
1. a transit terminal for **public passenger services** (for example, an airport terminal, a coach terminal, a cruise ship terminal); or
2. a ferry terminal, jetty, pontoon or landing for ferry services; or
3. a bus stop, bus shelter, bus station or bus lay-by; or
4. a busway station; or
5. a light rail station; or
6. a taxi rank, limousine rank or limousine standing area; or
7. a railway station; or
8. vehicle parking and set-down facilities; or
9. pedestrian and bicycle paths and bicycle facilities; or
10. a road on which a public passenger transport service operates.

Relevant residential building see section 6 of the Queensland Development Code Mandatory Part 4.4: Buildings in a Transport Noise Corridor.
Note: A building is a **relevant residential building** if:
1. a building development application for the construction of the building is made after 31 August 2010;
2. the building:
   a. is a class 1, 2, 3 or building;
   b. is located in a **transport noise corridor**;
   c. is not a **relocated building**;
3. the building development approval for the construction of the building was not given under the building assessment provisions in force immediately before 1 September 2010, under section 37 of the *Building Act 1975*.

Relocated building see section 7 of Queensland Development Code Mandatory Part 4.4: Buildings in a Transport Noise Corridor.
Note: A building is a **relocated building** if the building:
1. is a class 1, 2, 3 or 4 building;
2. was constructed on an allotment (the first allotment) where it was used as a residence;
3. is relocated from:
   a. the first allotment to another allotment; or
   b. a site on the first allotment to another site on the first allotment.

Residential lots means lots created with the intention of being used for one or more of the following uses:
1. caretaker's accommodation;
2. a community residence;
3. a dual occupancy;
4. a dwelling house;
5. a dwelling unit;
6. a home-based business;
7. a multiple dwelling;
8. non-resident workforce accommodation;
9. a relocatable home park;
10. a residential care facility;
11. a resort complex;
12. a retirement facility;
13. rooming accommodation;
14. rural workers' accommodation;
15. short-term accommodation;
16. a tourist park.

Retaining structures means retention **structures** and systems such as walls, batters, anchors, bolts, soil nails, shoring, piles, piers, beams and similar **structures**.

Road transport infrastructure see schedule 6 of the *Transport Infrastructure Act 1994*.

Note: **Road transport infrastructure** means transport infrastructure relating to roads.

Solid gap-free fence means a noise reducing fence that:
1. is a structurally fit for purpose fence;
2. a minimum of 1.8m in height;
3. built along the boundary with a state transport corridor;
4. made from materials with sound attenuating properties, limited to concrete blocks or bricks or fibre cement sheeting;
5. has no clearance gap at panel junctions, connections and under the fence (excluding gaps required for drainage purposes to comply with the Building Code of Australia);
6. has a return where the fence is not adjoining a **solid gap-free fence** or **solid gap-free structure**.

Solid gap-free structure means a noise reducing **structure** that:
1. is structurally fit for purpose **structure**;
2. a minimum of 1.8 metres in height for a **structure** at ground level;
3. built along the boundary with a state transport corridor for a **structure** at ground level;
4. is made from materials with sound attenuating properties, limited to glass, or concrete blocks, or bricks or fibre cement sheeting;
5. has no clearance gap at panel junctions, connections and under the **structure** (excluding gaps required for drainage purposes to comply with the Building Code of Australia);
6. has a return where the fence is not adjoining a **solid gap-free fence** or **solid gap free structure**.

State-controlled road means:
1. a **state-controlled road** within the meaning of the *Transport Infrastructure Act 1994*, schedule 6; or
2. state toll road corridor land.

Note: See the **DA mapping system**.

Structure means any built **structure** as well as **retaining structures**.

Structural integrity means the retention of the infrastructure's physical condition over time. This avoids an element of the **structure** breaking or malfunctioning causing the **structure** itself to fail, sooner than expected.

Transport noise corridor see chapter 8B the *Building Act 1975*.
Note: **Transport noise corridor** means land designated under chapter 8B of the *Building Act 1975* as a **transport noise corridor**.

Type 1 multi-modal corridor means a transport corridor that includes a **state-controlled road** and at least one of the following:
1. a busway; or
2. light rail; or
3. a railway with 15 or fewer passing trains per day.

State code 2: Development in a railway environment

Purpose statement

The purpose of the code is to protect **railway corridors**, **future railway corridors, rail transport infrastructure** and **other rail infrastructure** from adverse impacts of development. The purpose of this code is also to protect the safety of people using, and living and working near, **railways**.

Specifically, this code seeks to ensure development:

1. does not result in an increase in the likelihood or frequency of accidents, fatalities or serious injury for users of a **railway**;
2. does not adversely impact the **structural integrity** or physical condition of **railways, rail transport infrastructure** or **other rail infrastructure** within a **railway corridor**;
3. does not compromise the operating performance of **railway corridors**;
4. does not adversely impact the state's ability to plan, construct, maintain, upgrade or operate **railway corridors, future railway corridors** and associated **rail transport infrastructure** or **other rail infrastructure**;
5. does not significantly increase the cost to the state to plan, construct, maintain, upgrade or operate **railway corridors, future railway corridors, rail transport infrastructure** or **other rail infrastructure**;
6. does not compromise pedestrian or cycle access to **public passenger transport infrastructure** or **active transport infrastructure** associated with **railways**;
7. protects the community from significant adverse impacts resulting from environmental emissions generated by a **railway**.

Using this code

The assessment benchmarks for this code comprise:

- a purpose statement which identifies the overall intent of the code;
- performance outcomes which set benchmarks to achieve the purpose statement of the code;
- acceptable outcomes which identify one way to achieve the relevant performance outcome.

Development complies with the code where:

- it complies with the acceptable outcomes for the performance outcome; or
- it complies with all the performance outcomes, where not complying with the acceptable outcomes; or
- development does not meet relevant performance outcome(s) and SARA determines, on balance, that the development complies with the purpose statement.

This code also includes the glossary of terms for definitions relevant to this code and reference documents; including the guideline, **Guide to Development in a Transport Environment: Rail** which provides direction on how to address this code.

Performance outcomes and acceptable outcomes

Table 2.1 Development in general

Performance outcomes	Acceptable outcomes
Building, structures, infrastructure, services and utilities	
PO1 Development does not create a safety hazard within the **railway corridor**.	No acceptable outcome is prescribed.
PO2 Development does not cause damage to the **railway corridor, rail transport infrastructure** or **other rail infrastructure**.	No acceptable outcome is prescribed.
PO3 Development does not interfere with, or obstruct, the **rail transport infrastructure** or **other rail infrastructure**.	No acceptable outcome is prescribed.

Performance outcomes	Acceptable outcomes
PO4 Development does not adversely impact the **structural integrity** or physical condition of the **railway**, **other rail infrastructure** or the **railway corridor** by adding or removing **loading**.	No acceptable outcome is prescribed.
PO5 Development above a **railway** is designed to enable natural ventilation and smoke dispersion in the event of a fire emergency.	No acceptable outcome is prescribed.
PO6 Development does not adversely impact the operating performance of the **railway corridor**.	No acceptable outcome is prescribed.
PO7 Buildings and **structures** in a **railway corridor** are designed and constructed to protect persons in the event of a derailed train.	No acceptable outcome is prescribed.
PO8 Buildings and **structures** in **high risk locations** and where also located within 10 metres of the centreline of the nearest **railway** track are design and constructed to protect persons in the event of a derailed train.	**AO8.1** Buildings and **structures**, in a **railway corridor**, including foundations, retaining and other support elements, are designed and constructed in accordance with Civil Engineering Technical Requirement CIVIL-SR-012 Collision protection of supporting elements adjacent to **railways**, Queensland Rail, 2011, AS5100 Bridge design, and AS1170 Structural design actions.
PO9 Buildings and **structures** are designed and constructed to protect people from electrocution.	**AO9.1** The outermost projection of development is set back horizontally a minimum of 3 metres from the outermost projection of **overhead line equipment**.
PO10 Development in the **railway corridor** is designed and constructed to prevent projectiles being thrown onto the **railway**.	No acceptable outcome is prescribed.
PO11 Buildings, and **structures** with publicly accessible or communal areas within 20 metres from the centreline of the nearest **railway** track are designed and constructed to prevent projectiles from being thrown onto a **railway**.	**AO11.1** Publicly accessible areas located within 20 metre from the centreline of the nearest **railway** do not overlook a **railway**. OR **AO11.2** Buildings and **structures** are designed to ensure publicly accessible areas located within 20 metres from the centreline of the nearest **railway** track and that overlook the **railway** may include throw protection screens in accordance with the relevant provisions of the Civil Engineering Technical Requirement – CIVIL-SR005 Design of buildings over or near **railways**, Queensland Rail, 2011, and the Civil Engineering Technical Requirement – CIVIL-SR008 Protection screens, Queensland Rail.
Stormwater and overland flow	
PO12 Stormwater run-off or overland flow from the development site does not create or exacerbate a safety hazard in a **railway corridor**.	No acceptable outcome is prescribed.
PO13 Stormwater run-off or overland flow from the development site does not result in a material worsening of operating performance of the **railway corridor**, **rail transport infrastructure** or **other rail infrastructure**.	No acceptable outcome is prescribed.
PO14 Stormwater run-off or overland flow from the development site does not interfere with the **structural integrity** or physical condition of the	No acceptable outcome is prescribed.

Performance outcomes	Acceptable outcomes
railway corridor, rail transport infrastructure or **other rail infrastructure**.	
Flooding	
PO15 Development does not result in a material worsening of flooding impacts within a **railway corridor**.	No acceptable outcome is prescribed.
Drainage Infrastructure	
PO16 Drainage infrastructure does not create a safety hazard in a **railway corridor**.	**AO16.1** Drainage infrastructure is wholly contained within the development site. AND **AO16.2** Drainage infrastructure can be maintained without requiring access to a **railway corridor**.
Construction Impacts	
PO17 Construction activities do not cause ground movement or vibration impacts in a **railway corridor**.	No acceptable outcome is prescribed.
Access	
PO18 Development prevents unauthorised access to the **railway corridor**.	**AO18.1** Development abutting the **railway corridor** incorporates fencing along the property boundary with the **railway corridor** in accordance with the **railway manager's** standards. AND **AO18.2** A road barrier designed in accordance with Queensland Rail Civil Engineering Technical Requirement CIVIL-SR-007 – Design Criteria for Road Rail Barriers. AND **AO18.3** Vehicle manoeuvring areas, driveways, **loading** areas and carparks abutting the **railway corridor** incorporate **rail interface barriers** along the boundary to the **railway corridor**.
PO19 Development maintains existing maintenance and authorised access to the **railway corridor**.	**AO19.1** Development does not obstruct existing authorised access points and access routes for maintenance and emergency works to the **railway corridor** at all times.
PO20 Development does not impede the maintenance of a **railway bridge** or authorised access to a **railway bridge**.	**AO20.1** Buildings and other **structures** are set back horizontally a minimum of 3 metres from a **railway bridge**. AND **AO20.2** Permanent **structures** are not located below or abutting a **railway bridge**. AND **AO20.3** Temporary activities below or abutting a **railway bridge** do not impede access to a **railway corridor**.
Public passenger transport and active transport	

Performance outcomes	Acceptable outcomes
PO21 Development does not compromise the safety of **public passenger transport infrastructure** and **active transport infrastructure**.	No acceptable outcome is prescribed.
PO22 Development maintains pedestrian and cycle access to a **railway** station or other **public passenger transport infrastructure** and **active transport infrastructure** associated with the **railway**.	No acceptable outcome is prescribed.
PO23 Development does not adversely impact the **structural integrity** or physical condition of **public passenger transport infrastructure** and **active transport infrastructure**.	No acceptable outcome is prescribed.
PO24 Development does not adversely impact the operating performance of **public passenger transport infrastructure, public passenger services** and **active transport infrastructure**.	No acceptable outcome is prescribed.
Planned upgrades	
PO25 Development does not impede delivery of **planned upgrades** of **rail transport infrastructure**.	No acceptable outcome is prescribed.
Network safety	
PO26 Development involving **dangerous goods** does not adversely impact on the safety or operations of the **railway** and **rail transport infrastructure**.	**AO26.1** Development does not involve handling or storage of hazardous chemicals above the threshold quantities listed in table 5.2 of the Model Planning Scheme Development Code for Hazardous Industries and Chemicals, Office of Industrial Relations, Department of Justice and Attorney-General, 2016.

Table 2.2 Filling, excavation, building foundations and retaining structures

Performance outcomes	Acceptable outcomes
PO27 Development does not create a safety hazard for users of the **railway** or **other rail infrastructure**.	No acceptable outcome is prescribed.
PO28 Development does not adversely impact on the operating performance of the **railway** or **other rail infrastructure** within the **railway corridor**.	No acceptable outcome is prescribed.
PO29 Development does not undermine, damage, or cause subsidence of, the **railway corridor**.	No acceptable outcome is prescribed.
PO30 Development does not adversely impact the **structural integrity** or physical condition of the **railway**, **other rail infrastructure** or the **railway corridor** by adding or removing **loading**.	No acceptable outcome is prescribed.
PO31 Development does not cause ground water disturbance in the **railway corridor**.	No acceptable outcome is prescribed.
PO32 Development does not adversely impact the **railway** or **other rail infrastructure** within the **railway corridor**.	No acceptable outcome is prescribed.
PO33 Excavation, boring, piling, blasting, drilling, fill compaction or similar activities does not adversely impact the operating performance of the **railway** or **other rail infrastructure** within the **railway corridor**.	No acceptable outcome is prescribed.
PO34 Filling and excavation material does not cause an obstruction or nuisance in the **railway corridor**.	**AO34.1** Fill, spoil or any other material is not stored in, or adjacent to, the **railway corridor**.

Table 2.3 Railway crossings

Performance outcomes	Acceptable outcomes
PO35 Development does not require a new level **railway crossing**.	No acceptable outcome is prescribed.
PO36 Development does not adversely impact on the operating performance of an existing **railway crossing**.	No acceptable outcome is prescribed.
PO37 Development does not adversely impact on the safety of an existing **railway crossing**.	No acceptable outcome is prescribed.
PO38 Development is designed and constructed to allow for on-site circulation to ensure vehicles do not queue in a **railway crossing**.	No acceptable outcome is prescribed.

Table 2.4 Environmental emissions

Statutory note: Where development is adjacent to a **railway** with 15 or fewer passing trains per day, compliance with table 2.4 is not required.

Performance outcomes	Acceptable outcomes
Reconfiguring a Lot	
Involving the creation of 5 or fewer new residential lots adjacent to a railway or type 2 multi-modal corridor	
PO39 Development minimises free field noise intrusion from a **railway**.	**AO39.1** Development provides a noise barrier or earth mound which is designed, sited and constructed: 1. to achieve the maximum free field acoustic levels in reference table 2 (item 2.1); 2. in accordance with: a. Civil Engineering Standard Specification QR-CTS-Part 41 – Part 41, Design and Construction of Noise Fences/Barriers, Queensland Rail, 2018; b. Technical Specification-MRTS15 Noise Fences, Transport and Main Roads, 2019; c. Technical Specification-MRTS04 General Earthworks, Transport and Main Roads, 2020. OR **AO39.2** Development achieves the maximum free field acoustic levels in reference table 2 (item 2.1) by **alternative noise attenuation measures** where it is not practical to provide a noise barrier or earth mound. OR **AO39.3** Development provides a **solid gap-free fence** or other **solid gap-free structure** along the full extent of the boundary closest to a **railway**.
Involving the creation of 6 or more new residential lots adjacent to a railway or type 2 multi-modal corridor	
PO40 Reconfiguring a lot minimises free field noise intrusion from a **railway**.	**AO40.1** Development provides a noise barrier or earth mound which is designed, sited and constructed: 1. to achieve the maximum free field acoustic levels in reference table 2 (item 2.1); 2. in accordance with:

	a. Civil Engineering Standard Specification QR-CTS-Part 41 – Part 41, Design and Construction of Noise Fences/Barriers; b. Technical Specification-MRTS15 Noise Fences, Transport and Main Roads, 2019; c. Technical Specification-MRTS04 General Earthworks, Transport and Main Roads, 2020. OR **AO40.2** Development achieves the maximum free field acoustic levels in reference table 2 (item 2.1) by **alternative noise attenuation measures** where it is not practical to provide a noise barrier or earth mound.
Material change of use (accommodation activity)	
Ground floor level requirements adjacent to a railway or type 2 multi-modal corridor	
PO41 Development minimises noise intrusion from a **railway** in **private open space** at the ground floor.	**AO41.1** Development provides a noise barrier or earth mound which is designed, sited and constructed: 1. to achieve the maximum free field acoustic levels in reference table 2 (item 2.2) for **private open space** at the ground floor level; 2. in accordance with: a. Civil Engineering Standard Specification QR-CTS-Part 41 – Part 41, Design and Construction of Noise Fences/Barriers, Queensland Rail, 2018; b. Technical Specification-MRTS15 Noise Fences, Transport and Main Roads, 2019; c. Technical Specification-MRTS04 General Earthworks, Transport and Main Roads, 2020. OR **AO41.2** Development achieves the maximum free field acoustic level in reference table 2 (item 2.2) for **private open space** at the ground floor level by **alternative noise attenuation measures** where it is not practical to provide a noise barrier or earth mound.
PO42 Development (excluding a **relevant residential building** or **relocated building)** minimises noise intrusion from the **railway** in **habitable rooms** at the facade of the ground floor level.	**AO42.1** Development (excluding a **relevant residential building** or **relocated building**) provides a noise barrier or earth mound which is designed, sited and constructed: 1. to achieve the maximum building facade acoustic level in reference table 1 (item 1.1) for **habitable rooms** at the ground floor level; 2. in accordance with: a. Civil Engineering Standard Specification QR-CTS-Part 41 – Part 41, Design and Construction of Noise Fences/Barriers, Queensland Rail, 2018; b. Technical Specification-MRTS15 Noise Fences, Transport and Main Roads, 2019;.

	c. Technical Specification-MRTS04 General Earthworks, Transport and Main Roads, 2020. OR **AO42.2** Development (excluding a **relevant residential building** or **relocated building**) achieves the maximum building facade acoustic level in reference table 1 (item 1.1) for **habitable rooms** at the ground floor level by **alternative noise attenuation measures** where it is not practical to provide a noise barrier or earth mound.
PO43 Habitable rooms (excluding a **relevant residential building** or **relocated building**) are designed and constructed using materials to achieve the maximum internal acoustic level in Table 3 (item 3.1).	No acceptable outcome is prescribed.
Above ground floor level requirements (accommodation activity) adjacent to a railway or type 2 multi-modal corridor	
PO44 Balconies, podiums and roof decks include: 1. a continuous **solid gap-free structure** or balustrade (excluding gaps required for drainage purposes to comply with the Building Code of Australia); 2. highly acoustically absorbent material treatment for the total area of the soffit above balconies, podiums and roof decks	No acceptable outcome is prescribed.
PO45 Habitable rooms (excluding a **relevant residential building** or **relocated building**) are designed and constructed using materials to achieve the maximum internal acoustic level in reference table 3 (item 3.1).	No acceptable outcome is prescribed.
Material change of use (other uses)	
Ground floor level requirements (childcare centre, educational establishment, hospital) adjacent to a railway or type 2 multi-modal corridor	
PO46 Development: 1. provides a noise barrier or earth mound that is designed, sited and constructed: a. to achieve the maximum free field acoustic level in reference table 2 (item 2.3) for all **outdoor education areas** and **outdoor play areas**; b. in accordance with: i. Civil Engineering Standard Specification QR-CTS-Part 41 – Part 41, Design and Construction of Noise Fences/Barriers, Queensland Rail, 2018; ii. Technical Specification-MRTS15 Noise Fences, Transport and Main Roads, 2019; iii. Technical Specification-MRTS04 General Earthworks, Transport and Main Roads, 2020; or 2. achieves the maximum free field acoustic level in reference table (item 2.3) for all **outdoor**	No acceptable outcome is prescribed.

education areas and **outdoor play areas** by **alternative noise attenuation measures** where it is not practical to provide a noise barrier or earth mound.	
PO47 Development involving a **childcare centre** or **educational establishment**: 1. provides a noise barrier or earth mound that is designed, sited and constructed: a. to achieve the maximum building facade acoustic level in reference table 1 (item 1.2); b. in accordance with: i. Civil Engineering Standard Specification QR-CTS-Part 41 – Part 41, Design and Construction of Noise Fences/Barriers, Queensland Rail, 2018; or 2. achieves the maximum building facade acoustic level in reference table 1 (item 1.2) by **alternative noise attenuation measures** where it is not practical to provide a noise barrier or earth mound.	No acceptable outcome is prescribed.
PO48 Development involving: 1. **indoor education areas** and **indoor play areas**; or 2. sleeping rooms in a **childcare centre**; or 3. **patient care areas** in a **hospital**; achieves the maximum internal acoustic level in reference table 3 (items 3.2, 3.3 and 3.4).	No acceptable outcome is prescribed.
Above ground floor level requirements (childcare centre, educational establishment, hospital) adjacent to a railway or **type 2 multi-modal corridor**	
PO49 Development involving a **childcare centre**; or **educational establishment** which have balconies, podiums or elevated **outdoor play areas** predicted to exceed the maximum free field acoustic level in reference table 2 (item 2.3) due to noise from the **railway** are provided with: 1. a continuous **solid gap-free structure** or balustrade (excluding gaps required for drainage purposes to comply with the Building Code of Australia); and 2. highly acoustically absorbent material treatment for the total area of the soffit above balconies, podiums and elevated **outdoor play areas**.	No acceptable outcome is prescribed.
PO50 Development including: 1. **indoor education areas** and **indoor play areas** in a **childcare centre** or **educational establishment**; or 2. sleeping rooms in a **childcare centre**; or 3. **patient care areas** in a **hospital** located above ground level, is designed and constructed to achieve the maximum internal acoustic level in reference table 3 (items 3.2-3.4).	No acceptable outcome is prescribed.
Air, light and vibration	

PO51 Private open space, **outdoor education areas** and **outdoor play areas** are protected from air quality impacts from a **railway**.	**AO51.1** Each dwelling or unit has access to a **private open space** which is shielded from a **railway** by a building, noise barrier, **solid gap-free fence**, or other **solid gap-free structure**. OR **AO51.2** Each **outdoor education area** and **outdoor play area** is shielded from a **railway** by a building, noise barrier, **solid gap-free fence,** or other **solid gap-free structure**.
PO52 Patient care areas within **hospitals** are protected from vibration impacts from a **railway**.	**AO52.1 Hospitals** are designed and constructed to ensure vibration in the patient treatment area does not exceed a vibration dose value of $0.1m/s^{1.75}$. AND **AO52.2 Hospitals** are designed and constructed to ensure vibration in the ward of a **patient care area** does not exceed a vibration dose value of $0.4m/s^{1.75}$.
PO53 Development is designed and sited to ensure light from infrastructure within, and use of, a **railway** does not: 1. intrude into buildings during night hours (10pm to 6am); and 2. create unreasonable disturbance during evening hours (6pm to 10pm).	No acceptable outcomes are prescribed.

Table 2.5 Development in a future railway corridor

Performance outcomes	Acceptable outcomes
PO54 Development does not impede the planning, design and delivery of **rail transport infrastructure** in a **future railway corridor**.	**AO54.1** Development is not located in a **future railway corridor**. OR both of the following acceptable outcomes apply: **AO54.2** The intensification of lots does not occur within a **future railway corridor**. AND **AO54.3** Development does not result in the landlocking of parcels once a **future railway corridor** is delivered.
PO55 Development, including filling, excavation, building foundations and **retaining structures** do not undermine or cause subsidence of a **future railway corridor**.	No acceptable outcome is prescribed.
PO56 Development does not result in a material worsening of stormwater, flooding, overland flow or drainage impacts in a **future railway corridor**.	No acceptable outcome is prescribed.

Reference tables

Table 1: Maximum building facade acoustic levels

Applicable use	Acoustic levels
1.1: Accommodation activity	a. ≤65 dB(A) Leq (24 hour) facade corrected AND b. ≤87 dB(A) (single event maximum sound pressure level) facade corrected
1.2: Childcare centre or **educational establishment**	a. ≤65 dB(A) Leq (1 hour) facade corrected (maximum hour during opening hours) AND b. ≤87 dB(A) (single event maximum sound pressure level) facade corrected

Table 2: Maximum free field acoustic levels

Applicable use	Acoustic levels
2.1: Private open space for **residential lots**	a. ≤62 dB(A) Leq (24 hour) free field AND b. ≤84 dB(A) (single event maximum sound pressure level) free field
2.2: Private open space for an **accommodation activity** (including allotments created for a **future accommodation activity**)	
2.3: Outdoor education areas and **outdoor play areas** in a **childcare centre** or **educational establishment**	a. ≤62 dB(A) Leq (12 hour) free field (between 6am and 6pm) AND b. ≤84 dB(A) (single event maximum sound pressure level) free field

Table 3: Maximum internal acoustic levels

Applicable use	Acoustic levels
3.1: Habitable rooms in **an accommodation activity** (excluding uses addressed in QDC MP4.4)	≤45 dB(A) single event maximum sound pressure level
3.2: Indoor education areas and **indoor play areas** in a **childcare centre** or **education establishment**	≤50 dB(A) single event maximum sound pressure level
3.3: Sleeping rooms in a **childcare centre**	≤45 dB(A) single event maximum sound pressure level
3.4: Patient care areas in a **hospital**	

Reference documents

Department of Transport and Main Roads, Guide to Development in a Transport Environment: Rail

Department of Transport and Main Roads 2016, Road Planning and Design Manual 2nd edition: Volume 3

Department of Transport and Main Roads 2016, Transport Noise Management Code of Practice Volume 2: Construction noise and vibration

Department of Transport and Main Roads 2019, Technical Specification MRTS15 Noise Fences

Department of Transport and Main Roads 2020, Technical Specification MRTS04 General Earthworks

Institute of Public Works Engineering Australasia (Queensland Division) 2016, Queensland Urban Drainage Manual, Fourth edition.

Standards Australia 2000, AS1289.0-2000 – Methods of testing soils for engineering purposes

Standards Australia 2010, AS2436–2010 – Guide to noise and vibration control on construction, demolition and maintenance sites

Standards Australia 2005, AS4133.0–2005 – Methods of testing rocks for engineering purposes

Department of Infrastructure, Local Government and Planning 2016, State Planning Policy – state interest guideline: Emissions and hazardous activities

Department of Justice and Attorney-General (Office of Industrial Relations) 2016, Model Planning Scheme Development Code for Hazardous Industries and Chemicals

International Erosion Control Association Australasia (IECA), Best Practice Erosion and Sediment Control document 2008

Glossary of terms

Accommodation activity means any of the following:
1. caretaker's accommodation;
2. community residence;
3. dual occupancy;
4. dwelling house;
5. dwelling unit;
6. multiple dwelling;
7. relocatable home park;
8. residential care facility;
9. resort complex;
10. retirement facility;
11. rooming accommodation;
12. short-term accommodation;
13. tourist park;
14. a development with a combination of uses 1 to 13.

Active transport infrastructure means infrastructure for use in connection with active transport, including, for example, a path or walkway for use by pedestrians; a path, lane or other infrastructure for use by cyclists; or a device or facility designed and constructed for parking bicycles.

Alternative noise attenuation measures means a design outcome that:
1. meets the relevant acoustic requirements within reference tables 1, 2 and 3 as demonstrated by a Noise Assessment Report, prepared by an appropriately qualified acoustic consultant and certified by a Registered Professional Engineer of Queensland (RPEQ);
2. is in accordance with the applicable structural, engineering and design requirements.

Childcare centre see schedule 24 of the Planning Regulation 2017.
Note: **Childcare centre** means the use of premises for the care, education and minding, but not residence, of children.

DA mapping system means the mapping system containing the Geographic Information System mapping layers kept, prepared or sourced by the state that relate to development assessment and matters of interest to the state in assessing development applications.
Note: The **DA mapping system** is available on the department's website.

Dangerous goods see schedule 1 of the *Work Health and Safety Act 2011*.
Note: **Dangerous goods** means:
1. asbestos; or
2. anything defined under the ADG Code as:
   a. **dangerous goods**; or
   b. goods too dangerous to be transported.

Educational establishment see schedule 24 of the Planning Regulation 2017.
Note: **Educational establishment** means the use of premises for:
1. training and instruction to impart knowledge and develop skills; or
2. student accommodation, before or after school care, or vacation care, if the use is ancillary to the use in paragraph 1.

Future railway corridor see schedule 24 of the Planning Regulation 2017.
Note: **Future railway corridor** means:
1. land identified in a guideline made under the *Transport Planning Act*, section 8E as a future transport corridor for:
   a. **rail transport infrastructure**; or
   b. **other rail infrastructure**; or
   c. **railway works**; or
2. **future railway land**.

See the **DA mapping system**.

Future railway land see section 242 of the *Transport Infrastructure Act 1994*.
Note: Land becomes **future railway land** when the chief executive [TIA], by written notice to the relevant local government and in the gazette, indicates that the land is intended to be used for a **railway**. **Future railway land** ceases to be **future railway land** when it is subleased to a **railway manager** under section 240(4) of the *Transport Infrastructure Act 1994*. If the chief executive [TIA] decides that **future railway land** is no longer to be used for the **railway**, the chief executive [TIA] must give written notice of that fact to the relevant local government and in the gazette.

Habitable room see the Building Code of Australia.
Note: **Habitable room** means a room used for normal domestic activities, and includes a bedroom, living room, lounge room, music room, television room, kitchen, dining room, sewing room, study, playroom, family room, home theatre and sunroom but excludes a bathroom, laundry, water closet, pantry, walk-in wardrobe, corridor, hallway, lobby, photographic darkroom, clothes-drying room, and other spaces of a specialised nature occupied neither frequently nor for extended periods.

High risk location means properties adjacent to the **railway corridor** where the risk of train derailment warrants a risk assessment and consideration of possible structural responses incorporated into adjacent development.
Note: See the **DA mapping system**.

Hospital see schedule 24 of the Planning Regulation 2017.
Note: **Hospital** means the use of premises for:
1. the medical or surgical care or treatment of patients, whether or not the care or treatment requires overnight accommodation; or
2. providing accommodation for patients; or
3. providing accommodation for employees, or any other use, if the use is ancillary to the use in paragraphs 1 or 2.

Indoor education area means an enclosed area within a **childcare centre** or **educational establishment** intended for use for the training or teaching of people including a classroom, lecture hall/theatre and library.

Indoor play area means an enclosed area within a **childcare centre** or **educational establishment** intended for use for children's play. This term excludes functional areas such as bathrooms, food preparation areas, washing facilities and other spaces of a specialised nature.

Loading means pressure or force exerted on land or infrastructure.

Other rail infrastructure see schedule 6 of the *Transport Infrastructure Act 1994*.
Note: **Other rail infrastructure** means:
1. freight centres or depots;
2. maintenance depots;
3. office buildings or housing;
4. rolling stock or other vehicles that operate on a **railway**;

5. workshops;
6. any **railway** track, works or other thing that is part of anything mentioned in paragraphs 1 to 5.

Outdoor education area means outdoor areas intended for use for the training or teaching of persons. This term does not include playgrounds or outdoor sport and recreational areas.

Outdoor play area see the Queensland Development Code.
Note: **Outdoor play area** means an unenclosed area located outside the external walls of the building. This term only includes playgrounds/play areas in a **childcare centre** or **educational establishment**.

Overhead line equipment means overhead lines, cabling and associated **structures** used to provide power to electric trains.

Patient care area see the Building Code of Australia.
Note: **Patient care area** means a part of a health-care building normally used for the treatment, care, accommodation, recreation, dining and holding of patients including a ward area and treatment area. A ward area means that part of a **patient care area** for resident patients and may contain areas for accommodation, sleeping, associated living and nursing facilities. A treatment area means an area within a **patient care area** such as an operating theatre and rooms used for recovery, minor procedures, resuscitation, intensive care and coronary care from which a patient may not be readily moved.

Planned upgrade means an extension, upgrade, or duplication of state transport infrastructure or transport networks for which affected land has been identified:
1. in a publicly available government document; or
2. in written advice to affected land owners.

Note: Government documents are Commonwealth, state or local government documents that include a statement of intent for, or a commitment to, a planning outcome or infrastructure provision. See the **DA mapping system**.

Private open space means an outdoor space for the exclusive use of occupants of a dwelling.

Public passenger service see the *Transport Operations (Passenger Transport) Act 1994*.
Note: **Public passenger service** means a service for the carriage of passengers if:
1. the service is provided for fare or other consideration; or
2. the service is provided in the course of a trade or business (but not if it is provided by an employer solely for employees); or
3. the service is a courtesy or community transport service; and
4. includes a driver service and a service for the administration of taxi services, but does not include a service excluded from the *Transport Operations (Passenger Transport) Act 1994* by a regulation.

Public passenger transport infrastructure see the *Transport Planning and Coordination Act 1994*.
Note: **Public passenger transport infrastructure** means infrastructure for, or associated with, the provision of public passenger transport, including, but not limited to:
1. a transit terminal for **public passenger services** (for example, an airport terminal, a coach terminal, a cruise ship terminal), or
2. a ferry terminal, jetty, pontoon or landing for ferry services; or
3. a bus stop, bus shelter, bus station or bus lay-by; or
4. a busway station; or
5. a light rail station; or
6. a taxi rank, limousine rank or limousine standing area; or
7. a **railway** station; or
8. vehicle parking and set-down facilities; or
9. pedestrian and bicycle paths and bicycle facilities; or
10. a road on which a public passenger transport service operates.

Rail transport infrastructure see schedule 6 of the *Transport Infrastructure Act 1994*.
Note: **Rail transport infrastructure** means facilities necessary for operating a **railway**, including:
1. **railway** track and works built for the **railway**, including, for example:
   a. cuttings;
   b. drainage works;
   c. excavations;
   d. land fill;
   e. track support earthworks; and
2. any of the following things that are associated with the **railway's** operation:
   a. bridges;
   b. communication systems;
   c. machinery and other equipment;
   d. marshalling yards;
   e. noticeboards, notice markers and signs;
   f. overhead electrical power supply systems;
   g. over-track **structures**;

h. platforms;
i. power and communication cables;
j. service roads;
k. signalling facilities and equipment;
l. stations;
m. survey stations, pegs and marks;
n. train operation control facilities;
o. tunnels;
p. under-track **structures**; and

3. vehicle parking and set down facilities for intending passengers for a **railway** that are controlled or owned by a **railway manager** or the chief executive [TIA]; and
4. pedestrian facilities, including footpath paving, for the **railway** that are controlled or owned by a **railway manager** or the chief executive [TIA];

but does not include **other rail infrastructure**.

Railway see schedule 6 of the *Transport Infrastructure Act 1994*.

Note: **Railway** means a guided system, or proposed guided system, designed for the movement of rolling stock that is capable of transporting passengers or freight, or both, on a **railway** track and:

1. includes:
   a. **rail transport infrastructure**;
   b. a **railway** being or proposed to be built on **future railway land** ;
2. but does not include:
   a. rolling stock;
   b. a **railway** mentioned in section 107(2) of the *Transport Infrastructure Act 1994*.

Railway bridge means a **structure** which crosses a watercourse, land, road or other obstacle, on which **rail transport infrastructure** or **other rail infrastructure** is located.

Railway corridor see schedule 24 of the Planning Regulation 2017.

Note: **Railway corridor** means:

1. land on which **rail transport infrastructure** or **other rail infrastructure** is situated; or
2. land on which **railway works** are carried out if the works relate to **rail transport infrastructure** or **other rail infrastructure**; or
3. land on which services for the maintenance or operation of **rail transport infrastructure** or **other rail infrastructure** are situated.

See the **DA mapping system**.

Railway crossing see schedule 6 of the *Transport Infrastructure Act 1994*.

Note: **Railway crossing** means a level crossing, bridge or another **structure** used to cross over or under a **railway**.

Railway manager see schedule 6 of the *Transport Infrastructure Act 1994*.

Note: **Railway manager** means:

1. for a **railway** – the person who is an accredited rail infrastructure manager in relation to **railway** operations relating to the **railway**; or
2. for **rail corridor** land – the person who is an accredited rail infrastructure manager in relation to **railway** operations relating to the **railway** or proposed **railway** on or proposed to be on the **rail corridor** land.

Railway works see schedule 6 of the *Transport Infrastructure Act 1994*.

Note: **Railway works** means:

1. works for constructing, maintaining, altering or operating a **railway** or rolling stock; or
2. works for establishing, constructing or maintaining transport infrastructure, other than **rail transport infrastructure**, that are:
   a. directly related to paragraph 1; and
   b. necessary for the safety, efficiency and operational integrity of transport infrastructure; or
3. other works declared under a regulation to be **railway works**.

Relevant residential building see section 6 of the Queensland Development Code Mandatory Part 4.4: Buildings in a Transport Noise Corridor.

Note: A building is a **relevant residential building** if:

1. a building development application for the construction of the building is made after 31 August 2010
2. the building:
   a. is a class 1, 2, 3 or building;
   b. is located in a **transport noise corridor**;
   c. is not a **relocated building**;
3. the building development approval for the construction of the building was not given under the building assessment provisions in force immediately before 1 September 2010, under section 37 of the *Building Act 1975*.

Relocated building see section 7 of Queensland Development Code Mandatory Part 4.4: Buildings in a Transport Noise Corridor.

Note: A building is a **relocated building** if the building:

1. is a class 1, 2, 3 or 4 building;
2. was constructed on an allotment (the first allotment) where it was used as a residence;

3. is relocated from:
   a. the first allotment to another allotment; or
   b. a site on the first allotment to another site on the first allotment.

Retaining structures means **structures** and systems such as walls, batters, anchors, bolts, soil nails, shoring, piles, piers, beams and similar **structures** used to retain fill or excavation.

Solid gap-free fence means a noise reducing fence that:
1. is a structurally fit for purpose fence;
2. a minimum of 1.8m in height;
3. built along the boundary with a state transport corridor;
4. made from materials with sound attenuating properties, limited to concrete blocks, or bricks, or fibre cement sheeting;
5. has no clearance gap at panel junctions, connections and under the fence (excluding gaps required for drainage purposes to comply with the Building Code of Australia);
6. has a return where the fence is not adjoining a **solid gap-free fence** or **solid gap-free structure**.

Solid gap-free structure means a noise reducing **structure** that:
1. is structurally fit for purpose **structure**;
2. a minimum of 1.8 metres in height for a **structure** at ground level;
3. built along the boundary with a state transport corridor for a **structure** at ground level;
4. made from materials with sound attenuating properties, limited to concrete blocks, or bricks, or fibre cement sheeting has no clearance gap at panel junctions, connections and under the **structure** (excluding gaps required for drainage purposes to comply with the Building Code of Australia);
5. has a return where the fence is not adjoining a **solid gap-free fence** or **solid gap-free structure**.

Structure means any built **structure** as well as **retaining structures**.

Structural integrity means **structural integrity** is retention of the infrastructure's physical condition over time. This avoids an element of the **structure** breaking or malfunctioning causing the **structure** itself to fail, sooner than expected.

Transport noise corridor means land designated under chapter 8B of the *Building Act 1975* as a transport noise corridor.

Type 2 multi-modal corridor means a transport corridor that includes a **railway** (with 15 or more passing trains per day) and at least one of the following:
1. a state-controlled road; or
2. a busway; or
3. light rail.

State code 3: Development in a busway environment

Purpose statement

The purpose of this code is to protect **busways**, future **busways** and other infrastructure in a **busway corridor** from adverse impacts of development. The purpose of this code is also to protect the safety of people using, and living and working near, **busways**.

Specifically, this code seeks to ensure:

1. development does not create a safety hazard for users of a **busway**, by increasing the likelihood or frequency of fatality or serious injury;
2. development does not compromise the structural integrity of a **busway**, **busway transport infrastructure** or **busway transport infrastructure works**;
3. development does not compromise the state's ability to construct **busways** and future **busways**, or significantly increase the cost to construct **busways** and future **busways**;
4. development does not compromise the state's ability to maintain and operate **busways**, or significantly increase the cost to maintain and operate **busways**;
5. the community is protected from significant adverse impacts resulting from environmental emissions generated by **busways**.

Using this code

The assessment benchmarks for this code comprise:

- a purpose statement which identifies the overall intent of the code;
- performance outcomes which set benchmarks to achieve the purpose statement of the code;
- acceptable outcomes which identify one way to achieve the relevant performance outcome.

Development complies with the code where:

- it complies with the acceptable outcomes for the performance outcome; or
- it complies with all the performance outcomes, where not complying with the acceptable outcomes; or
- development does not meet relevant performance outcome(s) and SARA determines, on balance, that the development complies with the purpose statement.

This code also includes the glossary of terms for definitions relevant to this code and reference documents; including the guideline: **Interim Guide to Development in a Transport Environment: Busway** which provides direction on how to address this code.

Performance outcomes and acceptable outcomes

Table 3.1 Development in a busway environment

Performance outcomes	Acceptable outcomes
Buildings and structures	
PO1 The location of buildings, **structures**, infrastructure, services and utilities does not create a safety hazard in a **busway corridor** or cause damage to, or obstruct **busway transport infrastructure**.	**AO1.1** Buildings, **structures**, infrastructure, services and utilities are not located in a **busway corridor**. AND **AO1.2** Buildings, **structures**, infrastructure, services and utilities can be maintained without requiring access to a **busway corridor**.
PO2 Development does not add or remove **loading** that will cause damage to **bus transport infrastructure** or a **busway corridor**.	No acceptable outcome is prescribed.
PO3 Road, pedestrian and bikeway bridges over a **busway corridor** are designed and constructed to	**AO3.1** Road, pedestrian and bikeway bridges include throw protection screens in accordance with section 4.9.3 of the Design Criteria for Bridges and

Performance outcomes	Acceptable outcomes
prevent projectiles from being thrown onto a **busway**.	Other Structures Manual, Department of Transport and Main Roads, 2018.
PO4 Construction activities do not cause ground movement or vibration impacts in a **busway corridor**.	No acceptable outcome is prescribed.
Filling, excavation and retaining structures	
PO5 Filling, excavation and **retaining structures** do not interfere with, or result in damage to, infrastructure or services in a **busway corridor**.	No acceptable outcome is prescribed.
PO6 Filling, excavation, building foundations and **retaining structures** do not undermine or cause subsidence of a **busway corridor**.	No acceptable outcome is prescribed.
PO7 Filling, excavation, building foundations and **retaining structures** do not cause ground water disturbance in a **busway corridor**.	No acceptable outcome is prescribed.
PO8 Excavation, boring, piling, blasting or fill compaction during construction of a development does not result in ground movement or vibration impacts that would cause damage or nuisance to **busway transport infrastructure** or **busway transport infrastructure works**.	No acceptable outcome is prescribed.
PO9 Filling and excavation material does not cause an obstruction or nuisance in a **busway corridor**.	**AO9.1** Development does not store fill, spoil or any other material in, or adjacent to, a **busway corridor**.
PO10 Filling and excavation does not cause wind-blown dust nuisance in a **busway corridor**.	**AO10.1** Compaction of fill is carried out in accordance with the requirements of AS1289.0 2000 – Methods of testing soils for engineering purposes. AND **AO10.2** Dust suppression measures are used during filling and excavation activities such as wind breaks or barriers and dampening of ground surfaces.
Stormwater and drainage	
PO11 Development does not result in an **actionable nuisance** or worsening of stormwater, flooding or drainage impacts in a **busway corridor**.	No acceptable outcome is prescribed.
PO12 Run-off from the development site during construction of development does not cause siltation of stormwater infrastructure affecting a **busway**.	**AO12.1** Run-off from the development site during construction of development is not discharged to stormwater infrastructure for a **busway**.
Access	
PO13 Development prevents unauthorised access to a **busway corridor**.	**AO13.1** Where development is abutting a **busway corridor**, a fence is provided along the property boundary in accordance with clause 4.1.6 of the Guide to Road Design Part 6B, Austroads 2015 and Part 6B of the Road Planning and Design Manual, 2nd edition, Department of Transport and Main Roads, 2016.
PO14 Vehicular access for a development does not create a safety hazard or result in worsening of operating conditions on **busways**.	No acceptable outcome is prescribed.

Performance outcomes	Acceptable outcomes
PO15 Development does not damage or interfere with **public passenger transport infrastructure**, **public passenger services** or pedestrian and cycle access to **public passenger transport infrastructure** and **public passenger services**.	**AO15.1** Vehicular access and associated road access works are not located within 5 metres of **public passenger transport infrastructure**. AND **AO15.2** Development does not necessitate the relocation of existing **public passenger transport infrastructure**. AND **AO15.3** On-site vehicle circulation is designed to give priority to entering vehicles at all times so vehicles using a vehicular access do not obstruct **public passenger transport infrastructure** and **public passenger services** or obstruct pedestrian or cycle access to **public passenger transport infrastructure** and **public passenger services**. AND **AO15.4** The normal operation of **public passenger transport infrastructure** or **public passenger services** is not interrupted during construction of the development.
Planned upgrades	
PO16 Development does not impede delivery of **planned upgrades** of **busway transport infrastructure**.	**AO16.1** Development is not located on land identified by Department of Transport and Main Roads as land required for the **planned upgrade** of **busway transport infrastructure**. OR **AO16.2** Development is sited and designed so that permanent buildings, **structures**, infrastructure, services or utilities are not located on land identified by the Department of Transport and Main Roads as land required for the **planned upgrade** of **busway transport infrastructure**. OR all of the following acceptable outcomes apply: **AO16.3 Structures** and infrastructure located on land identified by the Department of Transport and Main Roads as land required for the **planned upgrade** of a **busway transport infrastructure** are able to be readily relocated or removed without materially affecting the viability or functionality of the development. AND

Performance outcomes	Acceptable outcomes
	AO16.4 Development does not involve filling and excavation of, or material changes to, land required for a **planned upgrade** to **busway transport infrastructure**. AND **AO16.5** Land is able to be reinstated to the pre-development condition at the completion of the use.

Table 3.2 Environmental emissions

Statutory note: Where a **busway** is co-located in the same transport corridor as a state-controlled road, development should instead comply with Environmental emissions of State code 1: Development in a state-controlled road environment.

Where a **busway** is co-located in the same transport corridor as a railway, development should instead comply with Environmental emissions of State code 2: Development in a railway environment.

Performance outcomes	Acceptable outcomes
Noise	
Accommodation activities	
PO17 Development involving: 1. an **accommodation activity**; or 2. land for a future **accommodation activity** minimises noise intrusion from a **busway** in **habitable rooms**.	**AO17.1** A noise barrier or earth mound is provided which is design, sited and constructed: 1. to meet the following external noise criteria at all facades of the building envelope: a. ≤55 dB(A) L_{eq} (1 hour) facade corrected (maximum hour between 6 am and 10 pm); b. ≤50 dB(A) L_{eq} (1 hour) facade corrected (maximum hour between 10 pm and 6 am); c. ≤64 dB(A) L_{max} facade corrected (between 10pm and 6am); 2. in accordance with chapter 7 – Integrated noise barrier design of the Transport Noise Management Code of Practice – Volume 1 Road Traffic Noise, Department of Transport and Main Roads, 2013. OR all of the following acceptable outcomes apply: **AO17.2** Buildings which include a **habitable room** are setback the maximum distance possible from a **busway**. AND **AO17.3** Buildings are designed and oriented so that **habitable rooms** are located furthest from a **busway**. AND **AO17.4** Buildings are designed and constructed using materials which ensure that **habitable rooms** meet the following internal noise criteria:

Performance outcomes	Acceptable outcomes
	1. ≤35 dB(A) L_{eq} (1 hour) (maximum hour over 24 hours).
PO18 Development involving an **accommodation activity** minimises noise intrusion from a **busway** in **outdoor spaces for passive recreation**.	**AO18.1** A noise barrier or earth mound is provided which is design, sited and constructed: 1. to meet the following external noise criteria in **outdoor spaces for passive recreation**: a. ≤52 dB(A) L_{eq} (1 hour) free field (maximum hour between 6 am and 10 pm); b. ≤66 dB(A) L_{max} free field in accordance with chapter 7 – Integrated noise barrier design of the Transport Noise Management Code of Practice – Volume 1 Road Traffic Noise, Department of Transport and Main Roads, 2013. OR **AO18.2** Each dwelling has access to an **outdoor space for passive recreation** which is shielded from a **busway** by a building, a solid gap-free fence, or other solid gap-free **structure**. AND **AO18.3** Each dwelling with a balcony directly exposed to noise from a **busway** has a continuous solid gap-free balustrade (other than gaps required for drainage purposes to comply with the Building Code of Australia).
Childcare centres and educational establishments	
PO19 Development involving a: 1. **childcare centre**; or 2. **educational establishment** minimises noise intrusion from a **busway in indoor education areas** and **indoor play areas**.	**AO19.1** A noise barrier or earth mound is provided which is designed, sited and constructed: to meet the following external noise criteria at the building envelope: 1. ≤55 dB(A) L_{eq} (1 hour) facade corrected (maximum hour during normal opening hours); 2. in accordance with chapter 7 – Integrated noise barrier design of the Transport Noise Management Code of Practice – Volume 1 Road Traffic Noise, Department of Transport and Main Roads, 2013. OR all of the following acceptable outcomes apply: **AO19.2** Buildings which include **indoor education areas** and **indoor play areas** are setback the maximum distance possible from a **busway**. AND **AO19.3** Buildings are designed and oriented so that **indoor education areas** and **indoor play areas** are located furthest from the **busway**.

Performance outcomes	Acceptable outcomes
	AND **AO19.4** Buildings are designed and constructed using materials which ensure **indoor education areas** and **indoor play areas** meet the following internal noise criteria: 1. ≤35 dB(A) L_{eq} (1 hour) (maximum hour during opening hours).
PO20 Development involving a: 1. **childcare centre**; or 2. **educational establishment** minimises noise intrusion from a **busway** in **outdoor education areas** and **outdoor play areas**.	**AO20.1** A noise barrier or earth mound is provided which is design, sited and constructed: 1. to meet the following external noise criteria in **outdoor education areas** and **outdoor play areas**: a. ≤52 dB(A) L_{eq} (1 hour) free field (maximum hour during normal opening hours); b. ≤66 dB(A) L_{max} free field (during normal opening hours); 2. in accordance with chapter 7 – Integrated noise barrier design of the Transport Noise Management Code of Practice – Volume 1 Road Traffic Noise, Department of Transport and Main Roads, 2013. OR **AO20.2** Each **outdoor education area** and **outdoor play area** is shielded from noise generated from a **busway** by a building, a solid gap-free fence, or other solid gap-free **structure**.
Hospitals	
PO21 Development involving a **hospital** minimises noise intrusion from a **busway** in **patient care areas**.	**AO21.1 Hospitals** are designed and constructed using materials which ensure **patient care areas** meet the following internal noise criteria: 1. ≤35 dB(A) L_{eq} (1 hour) (maximum hour during opening hours).
Vibration	
Hospitals	
PO22 Development involving a **hospital** minimises vibration impacts from a **busway** in **patient care areas**.	**AO22.1 Hospitals** are designed and constructed to ensure vibration in the treatment area of a **patient care area** does not exceed a vibration dose value of $0.1m/s^{1.75}$. AND **AO22.2 Hospitals** are designed and constructed to ensure vibration in the ward area of a **patient care area** does not exceed a vibration dose value of $0.4m/s^{1.75}$.
Air and light	
PO23 Development involving an **accommodation activity** minimises air quality impacts from a	**AO23.1** Each dwelling has access to an **outdoor space for passive recreation** which is shielded

Performance outcomes	Acceptable outcomes
busway in **outdoor spaces for passive recreation**.	from a **busway** by a building, a solid gap-free fence, or other solid gap-free **structure**.
PO24 Development involving a: 1. **childcare centre**; or 2. **educational establishment** minimises air quality impacts from a **busway** in **outdoor education areas** and **outdoor play areas**.	**AO24.1** Each **outdoor education area** and **outdoor play area** is shielded from a **busway** by a building, solid gap-free fence, or other solid gap-free **structure**.
PO25 Development involving an **accommodation activity** or **hospital** minimises lighting impacts from a **busway**.	**AO25.1** Buildings for an **accommodation activity** or **hospital** are designed to minimise the number of windows or transparent/translucent panels facing a **busway**. OR **AO25.2** Windows facing a **busway** include treatments to block light from a **busway**.

Table 3.3 Development in a future busway environment

Performance outcomes	Acceptable outcomes
PO26 Development does not impede delivery of **busway transport infrastructure** in a **future busway corridor**.	**AO26.1** Development is not located in a **future busway corridor**. OR **AO26.2** Development is sited and designed so that permanent buildings, **structures**, infrastructure, services or utilities are not located in a **future busway corridor**. OR all of the following acceptable outcomes apply: **AO26.3 Structures** and infrastructure located in a **future busway corridor** are able to be readily relocated or removed without materially affecting the viability or functionality of the development. AND **AO26.4** Development does not involve filling and excavation of, or material changes to, a **future busway corridor**. AND **AO26.5** Land is able to be reinstated to the pre-development condition at the completion of the use.
PO27 Filling, excavation, building foundations and **retaining structures** do not undermine or cause subsidence of a **future busway corridor**.	No acceptable outcome is prescribed.

Performance outcomes	Acceptable outcomes
PO28 Fill material from a development site does not result in contamination of land for a **future busway corridor.**	**AO28.1** Fill material is free of contaminants including acid sulfate content. AND **AO28.2** Compaction of fill is carried out in accordance with the requirements of AS 1289.0 2000 – Methods of testing soils for engineering purposes.
PO29 Development does not result in an **actionable nuisance**, or worsening of, stormwater, flooding or drainage impacts in a **future busway corridor**.	No acceptable outcome is prescribed.

Reference documents

Department of Transport and Main Roads, Interim Guide to Development in a Transport Environment: Busway

Austroads 2015, Guide to Road Design Part 6B: Roadside Environment

Department of Transport and Main Roads 2013, Transport Noise Management Code of Practice – Volume 1: Road Traffic Noise

Department of Transport and Main Roads 2016, Road Planning and Design Manual 2nd edition: Volume 3

Department of Transport and Main Roads 2016, Transport Noise Management Code of Practice: Volume 2: Construction Noise and Vibration

Department of Transport and Main Roads 2018, Design criteria for bridges and other structures manual

Institute of Public Works Engineering Australasia (Queensland Division), Queensland Urban Drainage Manual, Fourth edition, 2016

International Erosion Control Association Australasia, Best Practice Erosion and Sediment Control document

Standards Australia 1997, AS1055.1–1997 Acoustics – Description and measurement of environmental noise

Standards Australia 2000, AS1289.0–2000 – Methods of testing soils for engineering purposes

Glossary of terms

Accommodation activity means any of the following:
1. caretaker's accommodation;
2. community residence;
3. dual occupancy;
4. dwelling house;
5. dwelling unit;
6. multiple dwelling;
7. relocatable home park;
8. residential care facility;
9. resort complex;
10. retirement facility;
11. rooming accommodation;
12. short-term accommodation;

13. tourist park;
14. a development with a combination of uses 1 to 13.

Actionable nuisance means where stormwater or surface water drainage to a downstream property causes a loss of enjoyment of property or physical damage to property (termed 'nuisance') such that the nuisance is actionable in law.
Note: See the Queensland Urban Drainage Manual, Institute of Public Works Engineering Australasia (Queensland Division), Fourth edition, 2016, for further information.

Busway see schedule 6 of the Transport Infrastructure Act 1994.
Note: **Busway** means:
1. a route especially designed and constructed for, and dedicated to, the priority movement of buses for passenger transport purposes
2. places for the taking on and letting off of bus passengers using the route.

Busway corridor means land on which:
1. **busway transport infrastructure** is situated; or
2. **busway transport infrastructure works** are being done; or
3. other services are provided for the maintenance or operation of **busway transport infrastructure**.

Busway transport infrastructure see schedule 6 of the *Transport Infrastructure Act 1994*.
Note: **Busway transport infrastructure** means each of the following:
1. the pavement on which buses run for a **busway**
2. the stations for operating a **busway**
3. other facilities necessary for managing or operating a **busway**, including for example:
   a. infrastructure put in place for the **busway**, including the following:
      i. support earthworks
      ii. cuttings
      iii. drainage works
      iv. excavations
      v. land fill
   b. the following things, if associated with the operation of the **busway**:
      i. access or service lanes
      ii. bridges, including bridges over water
      iii. **busway** operation control facilities
      iv. communication systems
      v. depots
      vi. machinery and other equipment
      vii. monitoring and security systems
      viii. noise barriers
      ix. notice boards, notice markers and signs
      x. office buildings
      xi. passenger interchange facilities between the **busway** and other modes of transport
      xii. platforms
      xiii. positioning systems
      xiv. power and communication cables
      xv. signalling facilities and equipment
      xvi. survey stations, pegs and marks
      xvii. ticketing equipment and systems
      xviii. timetabling systems
      xix. tunnels
      xx. under-**busway structures**
      xxi. workshops.
4. vehicle parking vehicle parking and set down facilities for intending passengers for a **busway**
5. pedestrian facilities, including paving of footpaths, for a **busway**
6. other facilities, or commercial or retail outlets or works, for the convenience of passengers and others who may use a **busway**, including, for example, automatic teller machines, lockers or showers for cyclists and others, newsagents and wheelchair hire or exchange centres
7. landscaping or associated works for a **busway**.

Busway transport infrastructure works see schedule 6 of the *Transport Infrastructure Act 1994*.
Note: **Busway transport infrastructure works** means works done for:
1. constructing **busway transport infrastructure** or things associated with **busway transport infrastructure**; or
2. the maintenance of **busway transport infrastructure** or of things associated with **busway transport infrastructure**; or
3. facilitating the operation of **busway transport infrastructure** or things associated with **busway transport infrastructure**; or
4. establishing, constructing or maintaining transport infrastructure, other than **busway transport infrastructure**, if the works are:
   a. directly related to an activity mentioned in paragraph 1, 2 or 3; and
   b. necessary for the safety, efficiency and operational integrity of transport infrastructure; or
5. other works declared under a regulation to be **busway transport infrastructure works**.

Childcare centre see schedule 24 of the Planning Regulation 2017.
Note: **Childcare centre** means the premises used for care, education and minding, but not residence, of children.

DA mapping system means the mapping system containing the Geographic Information System mapping layers kept, prepared or sourced by the state that relate to development assessment and matters of interest to the state in assessing development applications.
Note: The **DA mapping system** is available on the department's website.

Educational establishment see schedule 24 of the Planning Regulation 2017.
Note: **Educational establishment** means the use of premises for:
1. training and instruction to impart knowledge and develop skills; or
2. student accommodation, before or after school care, or vacation care, if the use is ancillary to the use in paragraph 1.

Future busway corridor means land identified in a guideline made under section 8E of the *Transport Planning and Coordination Act 1994*, for **busway transport infrastructure** or **busway transport infrastructure works**.
Note: See the **DA mapping system**.

Habitable room see the Building Code of Australia.
Note: **Habitable room** means a room used for normal domestic activities, and includes a bedroom, living room, lounge room, music room, television room, kitchen, dining room, sewing room, study, playroom, family room, home theatre and sunroom but excludes a bathroom, laundry, water closet, pantry, walk-in wardrobe, corridor, hallway, lobby, photographic darkroom, clothes-drying room, and other spaces of a specialised nature occupied neither frequently nor for extended periods.

Hospital see schedule 24 the Planning Regulation 2017.
Note: **Hospital** means the use of premises for:
the medical or surgical care or treatment of patients, whether or not the care or treatment requires overnight accommodation; or
1. providing accommodation for patients; or
2. providing accommodation for employees, or any other use, if the use is ancillary to the use in paragraphs 1 or 2.

Indoor education area means an enclosed area within a **childcare centre** or **educational establishment** intended for use for the training or teaching of people including a classroom, lecture hall/theatre and library.

Indoor play area means an enclosed area within a **childcare centre** or **educational establishment** intended for use for children's play. This term excludes functional areas such as bathrooms, food preparation areas, washing facilities and other spaces of a specialised nature.

Loading means pressure or force exerted on land of infrastructure.

Outdoor education area means outdoor areas intended for use for the training or teaching of persons. This term does not include playgrounds or outdoor sport and recreational areas.

Outdoor play area see the Queensland Development Code.
Note: **Outdoor play area** means an unenclosed area located outside the external walls of the building. This term only includes playgrounds/play areas in a **childcare centre** or **educational establishment**.

Outdoor space for passive recreation means **private open space**, communal open space or public open space.

Patient care area see the Building Code of Australia.
Note: **Patient care area** means a part of a health-care building normally used for the treatment, care, accommodation, recreation, dining and holding of patients including a ward area and treatment area. A ward area means that part of a **patient care area** for resident patients and may contain areas for accommodation, sleeping, associated living and nursing facilities. A treatment area means an area within a **patient care area** such as an operating theatre and rooms used for recovery, minor procedures, resuscitation, intensive care and coronary care from which a patient may not be readily moved.

Planned upgrade means an extension, upgrade, or duplication of state transport infrastructure or transport networks for which affected land has been identified:
1. in a publicly available government document; or
2. in written advice to affected land owners.

Note: Government documents are Commonwealth, state or local government documents that include a statement of intent for, or a commitment to, a planning outcome or infrastructure provision.
See the **DA mapping system**.

Public passenger service see schedule 3 of the *Transport Operations (Passenger Transport) Act 1994*.

Note: **Public passenger service** means a service for the carriage of passengers if:
1. the service is provided for fare or other consideration; or
2. the service is provided in the course of a trade or business (but not if it is provided by an employer solely for employees); or
3. the service is a courtesy or community transport service; and
4. includes a driver service and a service for the administration of taxi services but does not include a service excluded from the *Transport Operations (Passenger Transport) Act 1994* by a regulation.

Public passenger transport infrastructure see schedule 1 of the *Transport Planning and Coordination Act 1994.*
Note: **Public passenger transport infrastructure** means infrastructure for, or associated with, the provision of public passenger transport, including, but not limited to:
1. a transit terminal for **public passenger services** (for example, an airport terminal, a coach terminal, a cruise ship terminal)
2. a ferry terminal, jetty, pontoon or landing for ferry services
3. a bus stop, bus shelter, bus station or bus lay-by
4. a **busway** station
5. a light rail station
6. a taxi rank, limousine rank or limousine standing area
7. a railway station
8. vehicle parking and set-down facilities
9. pedestrian and bicycle paths and bicycle facilities
10. a road on which a public passenger transport service operates.

Private open space means an **outdoor space** for the exclusive use of occupants of a building.

Retaining structures means retention **structures** and systems such as walls, anchors, bolts, soil nails, shoring, piles, piers, beams.

Structure means any built **structure** as well as **retaining structures**.

Abbreviations

dB(A) – decibels measured on the 'A' frequency weighting network

State code 4: Development in a light rail environment

Purpose statement

The purpose of this code is to protect **light rail**, future **light rail** and other infrastructure in a **light rail corridor**, from adverse impacts of development. The purpose of this code is also to protect the safety of people using, and living and working near, **light rail**.

Specifically, this code seeks to ensure:

1. development does not create a safety hazard for users of a **light rail** by increasing the likelihood or frequency of fatality or serious injury;
2. development does not compromise the structural integrity of **light rail**, **light rail transport infrastructure** or **light rail transport infrastructure works**;
3. development does not result in a worsening of the physical condition or operating performance of **light rail**;
4. development does not compromise the state's ability to construct **light rail** and future **light rail**, or significantly increase the cost to construct **light rail** and future **light rail**;
5. development does not compromise the state's ability to maintain and operate **light rail**, or significantly increase the cost to maintain and operate **light rail**;
6. the community is protected from significant adverse impacts resulting from environmental emissions generated by a **light rail**.

Using this code

The assessment benchmarks for this code comprise:

- a purpose statement which identifies the overall intent of the code;
- performance outcomes which set benchmarks to achieve the purpose statement of the code;
- acceptable outcomes which identify one way to achieve the relevant performance outcome.

Development complies with the code where:

- it complies with the acceptable outcomes for the performance outcome; or
- it complies with all the performance outcomes, where not complying with the acceptable outcomes; or
- development does not meet relevant performance outcome(s) and SARA determines, on balance, that the development complies with the purpose statement.

This code also includes the glossary of terms for definitions relevant to this code and reference documents; including the **Guide to Development in a Transport Environment: Light Rail** which provides direction on how to address this code.

Performance outcomes and acceptable outcomes

Development that is within in a **light rail** environment should demonstrate compliance with the relevant provisions of table 4.1 and table 4.2.

Development that is within a future **light rail** environment should demonstrate compliance with the relevant provisions of table 4.3.

Table 4.1: All development in a light rail environment

Performance outcomes	Acceptable outcomes
Buildings and structures	
PO1 The location of buildings, **structures**, infrastructure, services and utilities does not create a safety hazard in a **light rail corridor** or cause damage to, or obstruct, **light rail transport infrastructure**. Note: The Guide to Development in a Transport Environment: Light Rail, Department of Transport and Main Roads, 2018 provides guidance on how to comply with this performance outcome.	**AO1.1** Buildings, **structures**, infrastructure services and utilities are not located in a **light rail corridor**. AND **AO1.2** Buildings, **structures**, infrastructure, services and utilities can be maintained without requiring access to a **light rail corridor**.

Performance outcomes	Acceptable outcomes
	AND **AO1.3** Buildings, **structures** and infrastructure are set back horizontally a minimum of 3 metres from the outermost projection of **overhead line equipment**. AND **AO1.4** Vegetation is set back horizontally a minimum of 1 metre from the **light rail hazard zone** and does not exceed 5 metres in height at maturity. AND **AO1.5** Construction activities do not encroach into a **light rail hazard zone**. AND **AO1.6** Construction activities do not divert vehicle, pedestrian or cycle traffic into the **light rail hazard zone**.
PO2 Buildings and **structures** are designed and constructed to not create a safety hazard by distracting drivers of **light rail vehicles**.	**AO2.1** Facades of buildings and **structures** facing a **light rail corridor** are made of non-reflective materials. OR **AO2.2** Facades of buildings and **structures** do not reflect point light sources into the face of oncoming **light rail vehicles**. AND **AO2.3** External lighting of buildings and **structures** is not directed into the face of oncoming **light rail vehicles** and does not involve flashing or laser lights.
PO3 Development does not add or remove **loading** that will cause damage to **light rail transport infrastructure** or a **light rail corridor**. Note: To demonstrate compliance with this performance outcome, it is recommended a Registered Professional Engineer of Queensland (RPEQ) certified geotechnical assessment is provided.	No acceptable outcome is prescribed.
PO4 Road, pedestrian and bikeway bridges over a **light rail corridor** are designed and constructed to prevent projectiles from being thrown onto **light rail**.	**AO4.1** Road, pedestrian and bikeway bridges include throw protection screens in accordance with Civil Engineering Technical Requirement CIVIL-SR-008 – Protection screens, Queensland Rail.
PO5 Construction activities do not cause ground movement or vibration impacts in a **light rail corridor**. Note: To demonstrate compliance with this performance outcome, it is recommended a RPEQ certified geotechnical assessment is prepared.	No acceptable outcome is prescribed.

Filling, excavation and retaining structures	
PO6 Filling, excavation and **retaining structures** do not interfere with, or result in damage to, infrastructure or services in a **light rail corridor**. Note: Information on the location of services and public utility plants in a **light rail corridor** can be obtained from the 'Dial Before You Dig' service. Where development will impact on an existing or future service or public utility plant in a **light rail corridor** such that the service or public utility plant will need to be relocated, the alternative alignment must comply with the standards and design specifications of the relevant service or public utility provider, and any costs of relocation are to be borne by the developer.	No acceptable outcome is prescribed.
PO7 Filling, excavation, building foundations and **retaining structures** do not undermine or cause subsidence of a **light rail corridor**. Note: To demonstrate compliance with this performance outcome, it is recommended an RPEQ certified geotechnical assessment is provided. Section 2.2 of the Guide to Development in a Transport Environment: Light Rail, Department of Transport and Main Roads, 2018 provides guidance on how to comply with this performance outcome.	No acceptable outcome is prescribed.
PO8 Filling and excavation, building foundations and **retaining structures** do not cause ground water disturbance in a **light rail corridor**. Note: To demonstrate compliance with this performance outcome, it is recommended an RPEQ certified geotechnical assessment is provided.	No acceptable outcome is prescribed.
PO9 Excavation, boring, piling, blasting or fill compaction during construction of a development does not result in ground movement or vibration impacts that would cause damage or nuisance to **light rail transport infrastructure** or **light rail transport infrastructure works**. Note: To demonstrate compliance with this performance outcome, it is recommended an RPEQ certified geotechnical assessment is provided. Section 2.2 of the Guide to Development in a Transport Environment: Light Rail, Department of Transport and Main Roads, 2018 provides guidance on how to comply with this performance outcome.	No acceptable outcome is prescribed.
PO10 Fill material from a development site does not result in contamination of a **light rail corridor**.	**AO10.1** Fill material is free of contaminants including acid sulfate content. Note: Soil and rocks should be tested in accordance with AS 1289 – Methods of testing soils for engineering purposes and AS 4133-2005 – Methods of testing rocks for engineering purposes. AND **AO10.2** Compaction of fill is carried out in accordance with the requirements of AS 1289.0 2000 – Methods of testing soils for engineering purposes.
PO11 Filling and excavation does not cause wind-blown dust nuisance in a **light rail corridor**.	**AO11.1** Compaction of fill is carried out in accordance with the requirements of AS 1289.0 2000 – Methods of testing soils for engineering purposes.

	AND **AO11.2** Dust suppression measures are used during filling and excavation activities such as wind breaks or barriers and dampening of ground surfaces.
Stormwater and drainage	
PO12 Development does not result in an **actionable nuisance** or worsening of stormwater, flooding or drainage impacts in a **light rail corridor**. Note: Section 2.3 of the Guide to Development in a Transport Environment: Light Rail, Department of Transport and Main Roads, 2018 provides guidance on how to comply with this performance outcome.	No acceptable outcome is prescribed.
PO13 Run-off from the development site during construction of development does not cause siltation of stormwater infrastructure affecting a **light rail corridor**.	**AO13.1** Run-off from the development site during construction is not discharged to stormwater infrastructure for a **light rail corridor**.
Access	
PO14 Vehicular access for a development does not create a safety hazard for **light rail transport infrastructure** or result in a worsening of operating conditions for the **light rail**. Note: Section 2.4 of the Guide to Development in a Transport Environment: Light Rail, Department of Transport and Main Roads, 2018 provides guidance on how to comply with this performance outcome.	**AO14.1** Development does not involve new or changed access between the premises and the **light rail corridor**. Note: Where a new or changed access between the premises and a **light rail corridor** is proposed, the proposal will need to be assessed to determine if the vehicular access for the development is safe and whether the access will adversely affect public passenger transport services. Further information regarding design requirements for vehicular access can be found in the Guide to Development in a Transport Environment: Light Rail, Department of Transport and Main Roads, 2018 OR **AO14.2** Where a property directly abuts a road within the **light rail corridor**, vehicular access is configured for left in and left out turning movements only. AND **AO14.3** On-site vehicle circulation is designed to give priority to entering vehicles at all times to ensure movement of **light rail vehicles** is not impeded by an overflow of traffic queuing to enter the premises.
PO15 Development does not damage or interfere with **public passenger transport infrastructure**, **public passenger services** or pedestrian and cycle access to **public passenger transport infrastructure** and **public passenger services**. Note: Section 2.5 of the The Guide to Development in a Transport Environment: Light Rail, Department of Transport and Main Roads, 2018 provides guidance on how to comply with this performance outcome.	**AO15.1** Vehicular access and associated road access works for a development are not located within 5 metres of existing **public passenger transport infrastructure**. AND **AO15.2** Development does not necessitate the relocation of existing **public passenger transport infrastructure**. AND **AO15.3** On-site vehicle circulation is designed to give priority to entering vehicles at all times so vehicles using a vehicular access do not obstruct

	public passenger transport infrastructure, **public passenger services** and pedestrian or cycle access to **public passenger transport infrastructure** and **public passenger services**. AND **AO15.4** The normal operation of **public passenger transport infrastructure** or **public passenger services** is not interrupted during the construction of the development.
Planned upgrades	
PO16 Development does not impede delivery of **planned upgrades** of **light rail transport infrastructure**.	**AO16.1** Development is not located on land identified by the Department of Transport and Main Roads as land required for the **planned upgrade** of **light rail transport infrastructure**. Note: Land required for the **planned upgrade** of **light rail transport infrastructure** is identified in the **DA mapping system**. OR **AO16.2** Development is sited and designed so that permanent buildings, **structures**, infrastructure, services or utilities are not located on land identified by the Department of Transport and Main Roads as land required for the **planned upgrade** of **light rail transport infrastructure**. OR all of the following acceptable outcomes apply: **AO16.3 Structures** and infrastructure located on land identified by the Department of Transport and Main Roads as land required for the **planned upgrade** of a of **light rail transport infrastructure** are able to be readily relocated or removed without materially affecting the viability or functionality of the development. AND **AO16.4** Development does not involve filling and excavation of, or material changes to, land required for a **planned upgrade** of **light rail transport infrastructure**. AND **AO16.5** Land is able to be reinstated to the pre-development condition at the completion of the use.

Table 4.2: Environmental emissions

Statutory note: Where a **light rail** is co-located in the same transport corridor as a state-controlled road, development should instead comply with Environmental emissions of State code 1: Development in a state-controlled road environment.

Where a **light rail** is co-located in the same transport corridor as a railway, development should instead comply with Environmental emissions of State code 2: Development in a railway environment.

Performance outcomes	Acceptable outcomes
Noise	
Accommodation activities	
PO17 Development involving: 1. an **accommodation activity**; or 2. land for a future **accommodation activity** minimises noise intrusion from a **light rail** in **habitable rooms**.	**AO17.1** A noise barrier or earth mound is provided that is designed, sited and constructed: 1. to meet the following external noise criteria at all facades of the building envelope: a. ≤55 dB(A) L_{eq} (1 hour) façade corrected (maximum hour between 6 am and 10 pm); b. ≤50 dB(A) L_{eq} (1 hour) façade corrected (maximum hour between 10 pm and 6 am); c. ≤64 dB(A) L_{max} façade corrected (between 10pm and 6am); 2. in accordance with chapter 7 – Integrated noise barrier design of the Transport Noise Management Code of Practice – Volume 1 Road Traffic Noise, Department of Transport and Main Roads, 2013. Note: To demonstrate compliance with the acceptable outcome, it is recommended that a RPEQ certified noise assessment report is provided, prepared in accordance with section 2.7 of the Guide to Development in a Transport Environment: Light Rail, Department of Transport and Main Roads, 2018. If the building envelope is unknown, the deemed-to-comply setback distances for buildings stipulated by the local planning instrument or relevant building regulations should be used. In some instances, the design of noise barriers and mounds to achieve the noise criteria above the ground floor may not be reasonable or practicable. In these instances, any relaxation of the criteria is at the discretion of the Department of Transport and Main Roads. OR all of the following acceptable outcomes apply: **AO17.2** Buildings which include a **habitable room** are setback the maximum distance possible from the **light rail**. AND **AO17.3** Buildings are designed and oriented so that **habitable rooms** are located furthest from the **light rail**. AND **AO17.4** Buildings are designed and constructed using materials which ensure that **habitable rooms** meet the following internal noise criteria: 1. ≤35 dB(A) L_{eq} (1 hour) (maximum hour over 24 hours). Note: Noise levels from a **light rail** are to be measured in accordance with AS1055.1–1997 Acoustics – Description and measurement of environmental noise. To demonstrate compliance with the acceptable outcome, it is recommended that a RPEQ certified noise assessment report is provided, prepared in accordance with section 2.7 of the Guide to

Performance outcomes	Acceptable outcomes
	Development in a Transport Environment: Light Rail, Department of Transport and Main Roads, 2018.
PO18 Development involving an **accommodation activity** minimises noise intrusion from a **light rail** in **outdoor spaces for passive recreation**.	**AO18.1** A noise barrier or earth mound is provided which is design, sited and constructed: 1. to meet the following external noise criteria in **outdoor spaces for passive recreation**: a. ≤52 dB(A) L_{eq} (1 hour) free field (maximum hour between 6 am and 10 pm); b. ≤66 dB(A) L_{max} free field; 2. in accordance with chapter – Integrated noise barrier design of the Transport Noise Management Code of Practice – Volume 1 Road Traffic Noise, Department of Transport and Main Roads, 2013. Note: To demonstrate compliance with the acceptable outcome, it is recommended that a RPEQ certified noise assessment is provided, prepared in accordance with section 2.7 of the Guide to Development in a Transport Environment: Light Rail, Department of Transport and Main Roads, 2018. OR **AO18.2** Each dwelling has access to an **outdoor space for passive recreation** which is shielded from **light rail transport infrastructure** by a building, a solid gap-free fence, or other solid gap-free **structure**. AND **AO18.3** Each dwelling with a balcony directly exposed to noise from a **light rail** has a continuous solid gap-free balustrade (other than gaps required for drainage purposes to comply with the Building Code of Australia).
Childcare centres and educational establishments	
PO19 Development involving a: 1. **childcare centre**; or 2. **educational establishment** minimises noise intrusion from a **light rail** in **indoor education areas** and **indoor play areas**.	**AO19.1** A noise barrier or earth mound is provided which is design, sited and constructed: 1. to meet the following external noise criteria at the building envelope: ≤55 dB(A) L_{eq} (1 hour) façade corrected (maximum hour during normal opening hours); 2. in accordance with chapter 7 – Integrated noise barrier design of the Transport Noise Management Code of Practice – Volume 1 Road Traffic Noise, Department of Transport and Main Roads, 2013. Note: To demonstrate compliance with the acceptable outcome, it is recommended that a RPEQ certified noise assessment report is provided, prepared in accordance with section 2.7 of the Guide to Development in a Transport Environment: Light Rail, Department of Transport and Main Roads, 2018. If the building envelope is unknown, the deemed-to-comply setback distances for buildings stipulated by the local planning instrument or relevant building regulations should be used. OR all of the following acceptable outcomes apply:

Performance outcomes	Acceptable outcomes
	AO19.2 Buildings which include **indoor education areas** and **indoor play areas** are setback the maximum distance possible from a **light rail**. AND **AO19.3** Buildings are designed and oriented so that **indoor education areas** and **indoor play areas** are located furthest from a **light rail**. AND **AO19.4** Buildings are designed and constructed using materials which ensure **indoor education areas** and **indoor play areas** meet the following internal noise criteria: 1. ≤35 dB(A) L_{eq} (1 hour) (maximum hour during opening hours). Note: Noise levels from a **light rail** are to be measured in accordance with AS1055.1–1997 Acoustics – Description and measurement of environmental noise. To demonstrate compliance with the acceptable outcome, it is recommended that a RPEQ certified noise assessment report is provided, prepared in accordance with section 2.7 of the Guide to Development in a Transport Environment: Light Rail, Department of Transport and Main Roads, 2018.
PO20 Development involving a: 1. **childcare centre**; or 2. **educational establishment** minimises noise intrusion from a **light rail** in **outdoor education areas** and **outdoor play areas**.	**AO20.1** A noise barrier or earth mound is provided which is design, sited and constructed: 1. to meet the following external noise criteria in **outdoor education areas** and **outdoor play areas**: a. ≤52 dB(A) L_{eq} (1 hour) free field (maximum hour during normal opening hours); b. ≤66 dB(A) L_{max} free field (during normal opening hours); 2. in accordance with chapter 7 – Integrated noise barrier design of the Transport Noise Management Code of Practice – Volume 1 Road Traffic Noise, Department of Transport and Main Roads, 2013. Note: To demonstrate compliance with the acceptable outcome, it is recommended that a RPEQ certified noise assessment is provided, prepared in accordance with section 2.7 of the Guide to Development in a Transport Environment: Light Rail, Department of Transport and Main Roads, 2018. OR **AO20.2** Each **outdoor education area** and **outdoor play area** is shielded from noise generated from a **light rail** by a building, a solid gap-free fence, or other solid gap-free **structure**.
Hospitals	
PO21 Development involving a **hospital** minimises noise intrusion from a **light rail** in **patient care areas**.	**AO21.1 Hospitals** are designed and constructed using materials which ensure **patient care areas** meet the following internal noise criteria:

Performance outcomes	Acceptable outcomes
	1. ≤35 dB(A) L_{eq} (1 hour) (maximum hour during opening hours). Statutory note: Noise levels from a **light rail** are to be measured in accordance with AS1055.1–1997 Acoustics – Description and measurement of environmental noise. Note: To demonstrate compliance with the acceptable outcome, it is recommended that a RPEQ certified noise assessment report is provided, prepared in accordance with section 2.7 of the Guide to Development in a Transport Environment: Light Rail, Department of Transport and Main Roads, 2018.
Vibration	
Hospitals	
PO22 Development involving a **hospital** minimises vibration impacts from a **light rail** in **patient care areas**.	**AO22.1 Hospitals** are designed and constructed to ensure vibration in the treatment area of a **patient care area** does not exceed a vibration dose value of $0.1m/s^{1.75}$. AND **AO22.2 Hospitals** are designed and constructed to ensure vibration in the ward area of a **patient care area** does not exceed a vibration dose value of $0.4m/s^{1.75}$. Note: To demonstrate compliance with the acceptable outcome, it is recommended that a RPEQ certified vibration assessment report be provided.
Light	
PO23 Development involving an **accommodation activity** or **hospital** minimises lighting impacts from a **light rail**.	**AO23.1** Buildings for an **accommodation activity** or **hospital** are designed to minimise the number of windows or transparent/translucent panels facing a **light rail**. AND **AO23.2** Windows facing a **light rail** include treatments to block light from a **light rail**.

Table 4.3: Development in a future light rail environment

Performance outcomes	Acceptable outcomes
PO24 Development does not impede delivery of **light rail infrastructure** in a **future light rail corridor**.	**AO24.1** Development is not located in a **future light rail corridor**. OR **AO24.2** Development is sited and designed so that permanent buildings, **structures**, infrastructure, services or utilities are not located in a **future light rail corridor**. OR all of the following acceptable outcomes apply: **AO24.3 Structures** and infrastructure located in a **future light rail corridor** are able to be readily relocated or removed without materially affecting the viability or functionality of the development.

Performance outcomes	Acceptable outcomes
	AND **AO24.4** Development does not involve filling and excavation of, or material changes to, a **future light rail corridor**. AND **AO24.5** Land is able to be reinstated to the pre-development condition at the completion of the use.
PO25 Filling, excavation, building foundations and **retaining structures** do not undermine, cause subsidence of, or groundwater seepage into, a **future light rail corridor**. Note: To demonstrate compliance with this performance outcome, it is recommended that an RPEQ certified geotechnical assessment is provided, prepared in accordance with Volume 3 of the Road Planning and Design Manual, 2nd edition, Department of Transport and Main Roads, 2016. Section 2.2 of the: Guide to Development in a Transport Environment: Light Rail, Department of Transport and Main Roads, 2018 provides guidance on how to comply with this performance outcome.	No acceptable outcome is prescribed.
PO26 Fill material from a development site does not result in contamination of land for a **future light rail corridor**.	**AO26.1** Fill material is free of contaminants including acid sulfate content. Note: Soil and rocks should be tested in accordance with AS1289 – Methods of testing soils for engineering purposes and AS4133 2005 – Methods of testing rocks for engineering purposes. AND **AO26.2** Compaction of fill is carried out in accordance with the requirements of AS 1289.0 2000 – Methods of testing soils for engineering purposes.
PO27 Development does not result in an **actionable nuisance**, or worsening of stormwater, flooding or drainage impacts in a **future light rail corridor**.	No acceptable outcome is prescribed.

Reference documents

Department of Transport and Main Roads 2013, Transport Noise Management Code of Practice: Volume 1 (Road Traffic Noise)

Department of Transport and Main Roads 2016, Transport Noise Management Code of Practice volume 2: Construction Noise and Vibration

Department of Transport and Main Roads 2016, Road Planning and Design Manual 2nd edition: Volume 3

Department of Transport and Main Roads, Guide to Development in a Transport Environment: Light Rail

Department of Transport and Main Roads 2018, Design criteria for bridges and other structures manual

Institute of Public Works Engineering Australasia (Queensland Division), Queensland Urban Drainage Manual, Fourth edition, 2016

International Erosion Control Association Australasia, Best Practice Erosion and Sediment Control document

Queensland Rail, Civil Engineering Technical Requirements and standard drawings: Civil-SR-008 – Protection screens

Standards Australia 1997, AS1055.1–1997 Acoustics – Description and measurement of environmental noise

Standards Australia 2000, AS1289.0-2000 – Methods of testing soils for engineering purposes

Standards Australia 2005, AS4133.0–2005 – Methods of testing rocks for engineering purposes

Glossary of terms

Accommodation activity means any of the following:
1. caretaker's accommodation
2. community residence
3. dual occupancy
4. dwelling house
5. dwelling unit
6. multiple dwelling
7. relocatable home park
8. residential care facility
9. resort complex
10. retirement facility
11. rooming accommodation
12. short-term accommodation
13. tourist park
14. a development with a combination of uses 1 to 13.

Actionable nuisance means where stormwater or surface water drainage to a downstream property causes a loss of enjoyment of property or physical damage to property (termed 'nuisance') such that the nuisance is actionable in law.
Note: See the Queensland Urban Drainage Manual, Institute of Public Works Engineering Australasia (Queensland Division), Fourth edition, 2016, for further information.

Childcare centre see schedule 24 of the Planning Regulation 2017.
Note: **Childcare centre** means the premises used for care, education and minding, but not residence, of children.

DA mapping system means the mapping system containing the Geographic Information System mapping layers kept, prepared or sourced by the state that relate to development assessment and matters of interest to the state in assessing development applications.
Note: The **DA mapping system** is available on the department's website.

Educational establishment see schedule 24 of the Planning Regulation 2017.
Note: **Educational establishment** means the use of premises for:
1. training and instruction to impart knowledge and develop skills; or
2. student accommodation, before or after school care, or vacation care, if the use is ancillary to the use in paragraph 1.

Future light rail corridor means land identified in a guideline made under section 8E of the *Transport Planning and Coordination Act 1994,* for **light rail transport infrastructure** or **light rail transport infrastructure works**.

Habitable room see the Building Code of Australia.
Note: **Habitable room** means a room used for normal domestic activities, and includes a bedroom, living room, lounge room, music room, television room, kitchen, dining room, sewing room, study, playroom, family room, home theatre and sunroom but excludes a bathroom, laundry, water closet, pantry, walk-in wardrobe, corridor, hallway, lobby, photographic darkroom, clothes-drying room, and other spaces of a specialised nature occupied neither frequently nor for extended periods.

Hospital see schedule 24 of the Planning Regulation 2017.
Note: **Hospital** means the use of premises for:
1. the medical or surgical care or treatment of patients, whether or not the care or treatment requires overnight accommodation; or
2. providing accommodation for patients; or
3. providing accommodation for employees, or any other use, if the use is ancillary to the use in paragraphs 1 or 2.

Indoor education area means an enclosed area within a **childcare centre** or **educational establishment** intended for use for the training or teaching of people including a classroom, lecture hall/theatre and library.

Indoor play area means an enclosed area within a **childcare centre** or **educational establishment** intended for use for children's play. This term excludes functional areas such as bathrooms, food preparation areas, washing facilities and other spaces of a specialised nature.

Light rail see schedule 6 of the *Transport Infrastructure Act 1994*.
Note: **Light rail** means:
1. a route wholly or partly dedicated to the priority movement of **light rail vehicles** for passenger transport purposes, whether or not the route was designed and constructed for those purposes as well as other purposes; and
2. places for the taking on and letting off of **light rail vehicle** passengers using the route.

Light rail corridor see schedule 24 of the Planning Regulation 2017.
Note: **Light rail corridor** means:
1. land on which **light rail transport infrastructure** is situated; or
2. land on which **light rail transport infrastructure works** are carried out; or
3. land on which services are provided for the maintenance or operation of **light rail transport infrastructure** are situated.

Light rail hazard zone means the area extending:
1. 1.75 metres either side of the nearest rail below ground and up to 3 metres above ground
2. 3 metres either side of the nearest rail higher than 3 metres above ground.

Note: Refer to the Guide to Development in a Transport Environment: Light rail, Department of Transport and Main Roads, 2017 for a visual representation of the **light rail hazard zone**.

Light rail transport infrastructure see schedule 6 of the *Transport Infrastructure Act 1994*.
Note: **Light rail transport infrastructure** means each of the following:
1. the rails on which **light rail vehicles** run for a **light rail** and pavement incorporating the rails
2. the stations for operating a **light rail**
3. other facilities necessary for managing or operating a **light rail**, including, for example:
   a. works built for the **light rail**, including the following:
      i. cuttings
      ii. drainage works
      iii. excavations
      iv. land fill
      v. track support earthworks; and
   b. **light rail vehicles** that operate on a **light rail**; and
   c. the following things if they are associated with the **light rail's** operation:
      i. access or service lanes
      ii. bridges, including bridges over water
      iii. communication systems
      iv. **light rail** operation control facilities
      v. machinery and other equipment
      vi. maintenance depots
      vii. marshalling yards
      viii. monitoring and security systems
      ix. noise barriers
      x. notice boards, notice markers and signs
      xi. office buildings
      xii. overhead wiring
      xiii. over-track **structures**
      xiv. passenger interchange facilities between **light rail** and other modes of transport
      xv. platforms
      xvi. positioning systems
      xvii. power and communication cables
      xviii. power supply substations and equipment
      xix. signalling facilities and equipment
      xx. survey stations, pegs and marks
      xxi. ticketing equipment and systems
      xxii. timetabling systems
      xxiii. tunnels
      xxiv. under-track **structures**
      xxv. workshops
4. vehicle parking and set down facilities for intending passengers for a **light rail**
5. pedestrian facilities, including paving of footpaths, for a **light rail**
6. other facilities, or commercial or retail outlets or works, for the convenience of passengers and others who may use a **light rail**, including, for example, automatic teller machines, lockers or showers for cyclists and others, newsagents and wheelchair hire or exchange centres
7. landscaping or associated works for a **light rail**.

Light rail transport infrastructure works see schedule 6 of the *Transport Infrastructure Act 1994*.
Note: **Light rail transport infrastructure works** means works done for:
1. constructing **light rail transport infrastructure** or things associated with **light rail transport infrastructure**
2. the maintenance of **light rail transport infrastructure** or of things associated with **light rail transport infrastructure**
3. facilitating the operation of **light rail transport infrastructure** or things associated with **light rail transport infrastructure**
4. establishing, constructing or maintaining transport infrastructure, other than **light rail transport infrastructure**, if the works are:
   a. directly related to an activity mentioned in paragraph 1, 2 or 3; and
   b. necessary for the safety, efficiency and operational integrity of transport infrastructure
5. other works declared under a regulation to be **light rail transport infrastructure works**.

Light rail vehicle see schedule 6 of the *Transport Infrastructure Act 1994*.
Note: **Light rail vehicle** means a type of transport that:
1. is intended wholly or mainly for the carriage of passengers or for track maintenance
2. travels on flanged wheels on parallel rails
3. is designed to operate in line of sight on road-like areas.

Loading means pressure or force exerted on land or infrastructure.

Outdoor education area means outdoor areas intended for use for the training or teaching of persons. This term does not include playgrounds or outdoor sport and recreational areas.

Outdoor play area see the Queensland Development Code.
Note: **Outdoor play area** means an unenclosed area located outside the external walls of the building. This term only includes playgrounds/play areas in a **childcare centre** or **educational establishment**.

Outdoor spaces for passive recreation means **private open space**, communal open space or public open space associated with the development.

Overhead line equipment means overhead lines, cabling and associated **structures** used to provide power to electric **light rail vehicles**.

Patient care area see the Building Code of Australia.
Note: **Patient care area** means a part of a health-care building normally used for the treatment, care, accommodation, recreation, dining and holding of patients including a ward area and treatment area. A ward area means that part of a **patient care area** for resident patients and may contain areas for accommodation, sleeping, associated living and nursing facilities. A treatment area means an area within a **patient care area** such as an operating theatre and rooms used for recovery, minor procedures, resuscitation, intensive care and coronary care from which a patient may not be readily moved.

Planned upgrade means an extension, upgrade, or duplication of state transport infrastructure or transport networks for which affected land has been identified:
1. in a publicly available government document; or
2. in written advice to affected land owners.

Note: Government documents are Commonwealth, state or local government documents that include a statement of intent for, or a commitment to, a planning outcome or infrastructure provision.
See the **DA mapping system**.

Public passenger service see schedule 3 of the *Transport Operations (Passenger Transport) Act 1994*.
Note: **Public passenger service** means a service for the carriage of passengers if:
1. the service is provided for fare or other consideration; or
2. the service is provided in the course of a trade or business (but not if it is provided by an employer solely for employees); or
3. the service is a courtesy or community transport service; and
4. includes a driver service and a service for the administration of taxi services, but does not include a service excluded from the *Transport Operations (Passenger Transport) Act 1994* by a regulation.

Public passenger transport infrastructure see schedule 1 of the *Transport Planning and Coordination Act 1994*.
Note: **Public passenger transport infrastructure** means infrastructure for, or associated with, the provision of public passenger transport, including, but not limited to:
1. a transit terminal for public passengers services (for example, an airport terminal, a coach terminal, a cruise ship terminal)
2. a ferry terminal, jetty, pontoon or landing for ferry services
3. a bus stop, bus shelter, bus station or bus lay-by
4. a busway station
5. a **light rail** station
6. a taxi rank, limousine rank or limousine standing area
7. a railway station
8. vehicle parking and set-down facilities
9. pedestrian and bicycle paths and bicycle facilities
10. a road on which a public passenger transport service operates.

Private open space means an outdoor space for the exclusive use of occupants of a building.

Retaining structures means retention **structures** and systems such as walls, anchors, bolts, soil nails, shoring, piles, piers, beams.

Structure means any built structure as well as **retaining structures**.

Abbreviations

RPEQ – Registered Professional Engineer of Queensland

State code 5: Development in a state-controlled tunnel environment

Purpose statement

The purpose of this code is to protect **state-controlled transport tunnels** from adverse impacts of development. The purpose of this code is also to protect the safety of people using and living and working near **state-controlled transport tunnels**.

Specifically, this code seeks to ensure:

1. development does not create a safety hazard for users of a **state-controlled transport tunnel**, by increasing the likelihood or frequency of fatality or serious injury;
2. development does not compromise the structural integrity of **state-controlled transport tunnels**;
3. development does not compromise the state's ability to construct **state-controlled transport tunnels** and **future state-controlled transport tunnels**, or significantly increase the cost to construct **state-controlled transport tunnels** and **future state-controlled transport tunnels**;
4. development does not compromise the state's ability to maintain and operate **state-controlled transport tunnels**, or significantly increase the cost to maintain and operate **state-controlled transport tunnels**;
5. the community is protected from significant adverse impacts resulting from environmental emissions generated by **state-controlled transport tunnels**.

Using this code

The assessment benchmarks for this code comprise:

- a purpose statement which identifies the overall intent of the code;
- performance outcomes which set benchmarks to achieve the purpose statement of the code;
- acceptable outcomes which identify one way to achieve the relevant performance outcome.

Development complies with the code where:

- it complies with the acceptable outcomes for the performance outcome; or
- it complies with all the performance outcomes, where not complying with the acceptable outcomes; or
- development does not meet relevant performance outcome(s) and SARA determines, on balance, that the development complies with the purpose statement.

This code also includes the glossary of terms for definitions relevant to this code and reference documents which provides direction on how to address this code.

Performance outcomes and acceptable outcomes

Table 5.1 Development in a state-controlled tunnel environment

Performance outcomes	Acceptable outcomes
Buildings and structures	
PO1 The location of buildings, **structures**, infrastructure, services and utilities does not cause damage to a **state-controlled transport tunnel**, or obstruct **state-controlled transport tunnel infrastructure**.	**AO1.1** Buildings, **structures**, infrastructure, services and utilities are not located on land identified as a **state-controlled transport tunnel**. AND **AO1.2** Buildings, **structures**, infrastructure, services and utilities can be maintained without requiring access to land identified as a **state-controlled transport tunnel**.
PO2 Buildings, **structures**, infrastructure, services and utilities do not interfere with, or result in damage to, infrastructure or services in a **state-controlled transport tunnel**.	No acceptable outcome is prescribed.

Performance outcomes	Acceptable outcomes
PO3 Buildings, **structures**, infrastructure, services and utilities do not add or remove **loading** that will cause damage to a **state-controlled transport tunnel** or **state-controlled tunnel infrastructure**.	No acceptable outcome is prescribed.
PO4 Buildings, **structures**, infrastructure, services and utilities do not cause ground movement or vibration impacts that would cause damage or nuisance to a **state-controlled transport tunnel** or **state-controlled transport tunnel infrastructure**.	No acceptable outcome is prescribed.
PO5 Buildings, **structures**, infrastructure, services and utilities do not cause ground water disturbance on land for a **state-controlled transport tunnel**.	No acceptable outcome is prescribed.
Filling, excavation and retaining structures	
PO6 Filling, excavation and **retaining structures** do not interfere with, or result in damage to, infrastructure or services in a **state-controlled transport tunnel**.	No acceptable outcome is prescribed.
PO7 Filling, excavation, building foundations and **retaining structures** do not undermine or cause subsidence of land for a **state-controlled transport tunnel**.	No acceptable outcome is prescribed.
PO8 Excavation, boring, piling or fill compaction during construction of a development does not result in ground movement or vibration impacts that would cause damage or nuisance to a **state-controlled transport tunnel**.	No acceptable outcome is prescribed.
PO9 Development does not involve blasting.	No acceptable outcome is prescribed.
PO10 Filling and excavation, building foundations and **retaining structures** do not cause damage to a **state-controlled transport tunnel** by adding or removing **loading**.	No acceptable outcome is prescribed.
PO11 Filling and excavation, building foundations and **retaining structures** do not cause ground water disturbance to a **state-controlled transport tunnel corridor**.	No acceptable outcome is prescribed.
PO12 Fill material from a development site does not result in contamination of a **state-controlled transport tunnel corridor**.	**AO12.1** Fill material is free of contaminants including acid sulfate content. AND **AO12.2** Compaction of fill is carried out in accordance with the requirements of AS 1289.0 2000 – Methods of testing soils for engineering purposes.
PO13 Filling and excavation in the vicinity of a **state-controlled transport tunnel portal** does not cause wind-blown dust nuisance in a **state-controlled transport tunnel**.	**AO13.1** Compaction of fill is carried out in accordance with the requirements of AS 1289.0 2000 – Methods of testing soils for engineering purposes. AND **AO13.2** Dust suppression measures are used during filling and excavation activities such as wind breaks or barriers and dampening of ground surfaces.

Performance outcomes	Acceptable outcomes
PO14 Filling and excavation material does not cause damage, obstruction or nuisance in a **state-controlled transport tunnel corridor**.	**AO14.1** Development does not store fill, spoil or any other material in a **state-controlled transport tunnel corridor**.
Stormwater and drainage	
PO15 Development does not result in an **actionable nuisance** or worsening of stormwater, flooding or drainage impacts in a **state-controlled transport tunnel corridor** or a **state-controlled transport tunnel**.	No acceptable outcome is prescribed.
PO16 Run-off from the development site during construction of development does not cause siltation of stormwater infrastructure affecting a **state-controlled transport tunnel**.	**AO16.1** Run-off from the development site during construction is not discharged to stormwater infrastructure for a **state-controlled transport tunnel**.
PO17 Development does not cause damage to tunnel drainage **structures**.	No acceptable outcome is prescribed.
Access	
PO18 Vehicular access to a development is not from a **state-controlled transport tunnel**.	No acceptable outcome is prescribed.
PO19 Development does not obstruct or impede existing access to a **state-controlled transport tunnel**.	**AO19.1** Development is designed and sited to ensure existing authorised access points and access routes for maintenance and emergency works to a **state-controlled transport tunnel** are clear from obstructions at all times.
Network safety	
PO20 Development involving **dangerous goods** adjacent to a **state-controlled transport tunnel corridor** does not adversely impact on the safety or operations of a **state-controlled transport tunnel**.	**AO20.1** Development does not involve handling or storage of hazardous chemicals above the threshold quantities listed in table 5.2 of Model Planning Scheme Development Code for Hazardous Industries and Chemicals, Office of Industrial Relations, Department of Justice and Attorney-General, 2016.
Air and light	
PO21 Development involving an **accommodation activity** located near a **state-controlled transport tunnel portal** minimises air quality impacts from a **state-controlled transport tunnel**. in **outdoor spaces for passive recreation**.	**AO21.1** Each dwelling has access to an **outdoor space for passive recreation** which is shielded from a **state-controlled transport tunnel portal** by a building, solid gap-free fence, or other solid gap-free **structure**.
PO22 Development involving a: 1. **childcare centre**; or 2. **educational establishment** located near a **state-controlled transport tunnel portal** minimises air quality impacts from a **state-controlled transport tunnel** in **outdoor education areas** and **outdoor play areas**.	**AO22.1** Each **outdoor education area** and **outdoor play area** is shielded from a **state-controlled transport tunnel portal** by a building, solid gap-free fence, or other solid gap-free **structure**.
PO23 Development involving an **accommodation activity** or **hospital** located near a **state-controlled transport tunnel portal** minimises lighting impacts from a **state-controlled transport tunnel**.	**AO23.1** Buildings for an **accommodation activity** or **hospital** are designed to minimise the number of windows or transparent/translucent panels facing a **state-controlled transport tunnel portal**. OR **AO23.2** Windows facing a **state-controlled transport tunnel** include treatments to block light from **state-controlled transport tunnel portal**.

Table 5.2 Development impacting on a future state-controlled tunnel environment

Performance outcomes	Acceptable outcomes
PO24 Development does not impede the delivery of a **future state-controlled transport tunnel**.	**AO24.1** Development is not located on land identified as a **future state-controlled transport tunnel**. **OR** **AO24.2** Development is sited and designed so that permanent buildings, **structures**, infrastructure, services or utilities are not located on land identified as a **future state-controlled transport tunnel**. **OR all of the following acceptable outcomes apply:** **AO24.3 Structures** and infrastructure located on land identified as a **future state-controlled transport tunnel** are able to be readily relocated or removed without materially affecting the viability or functionality of the development. **AND** **AO24.4** Development does not involve filling and excavation of, or material changes to, land identified as a **future state-controlled transport tunnel**. **AND** **AO24.5** Land is able to be reinstated to the pre-development condition at the completion of the use.
PO25 Filling and excavation, building foundations and **retaining structures** do not obstruct, undermine, or cause subsidence of land for a **future state-controlled transport tunnel**.	No acceptable outcome is prescribed.
PO26 Filling and excavation, building foundations and **retaining structures** do not cause damage to land for a **future state-controlled transport tunnel** by adding or removing **loading**.	No acceptable outcome is prescribed.
PO27 Fill material from a development site does not result in contamination of land for a **future state-controlled transport tunnel**.	**AO27.1** Fill material is free of contaminants including acid sulfate content. AND **AO27.2** Compaction of fill is carried out in accordance with the requirements of AS1289.0 2000 – Methods of testing soils for engineering purposes.
PO28 Development does not result in an **actionable nuisance** or worsening of stormwater, flooding or drainage impacts on land for a **future state-controlled transport tunnel**.	No acceptable outcome is prescribed.

Reference documents

Department of Justice and Attorney-General (Office of Industrial Relations) 2016, Model Planning Scheme Development Code for Hazardous Industries and Chemicals

Department of Transport and Main Roads 2015, Guide to Development in a Transport Environment: Rail

Department of Transport and Main Roads 2017, SDAP Supporting Information: Filling, excavation and retaining structures in a state-controlled road environment

Department of Transport and Main Roads 2017, SDAP Supporting Information: Stormwater and drainage in a state-controlled road environment

Department of Transport and Main Roads 2016, Road Planning and Design Manual 2nd edition: Volume 3

Department of Transport and Main Roads 2016, Transport Noise Management Code of Practice Volume 2: Construction noise and vibration

Department of Transport and Main Roads 2018, Design criteria for bridges and other structures manual

Queensland Rail, Civil Engineering Technical Requirements and standard drawings:

Civil-SR-002 – Work in or about Queensland Rail property

Civil-SR-003 – Requirements for work on or near high voltage overhead line equipment and low voltage services

Civil-SR-005 – Design of buildings over or near railways

Civil-SR-012 – Collision protection of supporting elements adjacent to railways

Civil-SR-014 – Design of noise barriers adjacent to railways

Civil-SR-016 – Requirements for services under the railway corridor (non-QR services)

Institute of Public Works Engineering Australasia (Queensland Division), Queensland Urban Drainage Manual, Fourth edition, 2016

Standards Australia 2000, AS1289.0-2000 – Methods of testing soils for engineering purposes

Standards Australia 2010, AS2436–2010 – Guide to noise and vibration control on construction, demolition and maintenance sites

Standards Australia 2005, AS4133.0–2005 – Methods of testing rocks for engineering purposes

Glossary of Terms

Accommodation activity means any of the following:

1. caretaker's accommodation

2. community residence
3. dual occupancy
4. dwelling house
5. dwelling unit
6. multiple dwelling
7. relocatable home park
8. residential care facility
9. resort complex
10. retirement facility
11. rooming accommodation
12. short-term accommodation
13. tourist park
14. a development with a combination of uses 1 to 13.

Actionable nuisance means where stormwater or surface water drainage to a downstream property causes a loss of enjoyment of property or physical damage to property (termed 'nuisance') such that the nuisance is actionable in law.
Note: See the Queensland Urban Drainage Manual, Institute of Public Works Engineering Australasia (Queensland Division), Fourth edition, 2016, for further information.

ADG code see schedule 1 of the *Work Health and Safety Act 2011*.
Note: **ADG code** means the Australian Code for the Transport of Dangerous goods by Road and Rail approved by the Australian Transport Council, as updated from time to time.

Childcare centre see schedule 24 of the Planning Regulation 2017.
Note: **Childcare centre** means the premises used for minding or care, but not residence, of children.

DA mapping system means the mapping system containing the Geographic Information System mapping layers kept, prepared or sourced by the state that relate to development assessment and matters of interest to the state in assessing development applications.
Note: The **DA mapping system** is available on the department's website.

Dangerous goods see schedule 1 of the *Work Health and Safety Act 2011*.
Note: **Dangerous goods** means:
1. asbestos; or
2. anything defined under the **ADG code** as:
   a. **dangerous goods**; or
   b. goods too dangerous to be transported.

Educational establishment see schedule 24 of the Planning Regulation 2017.
Note: **Educational establishment** means premises used for training and instruction designed to impart knowledge and develop skills. **Educational establishment** includes the following uses and activities if they are ancillary:
1. on-site student accommodation
2. on-site before and after school care
3. on site vacation care.

Future state-controlled transport tunnel see schedule 24 of the Planning Regulation 2017.
Note: **Future state-controlled transport tunnel** means a tunnel that forms part of a **future state transport corridor**.

Future state transport corridor see schedule 24 of the Planning Regulation 2017.
Note: **Future State transport corridor** means:
1. a future state-controlled road; or
2. a future railway corridor; or
3. a future busway corridor; or
4. a future light rail corridor.

See the **DA mapping system**.

Hospital see schedule 24 of the Planning Regulation 2017.
Note: **Hospital** means the use of premises for:
1. the medical or surgical care or treatment of patients, whether or not the care or treatment requires overnight accommodation
2. providing accommodation for patients.

Loading means pressure or force exerted on land or infrastructure.

Outdoor education area means outdoor areas intended for use for the training or teaching of persons. This term does not include playgrounds or outdoor sport and recreational areas.

Outdoor play area see the Queensland Development Code.
Note: **Outdoor play area** means an unenclosed area located outside the external walls of the building. This term only includes playgrounds/play areas in a **childcare centre** or **educational establishment**.

Outdoor spaces for passive recreation means private open space, communal open space or public open space.

Retaining structures means retention **structures** and systems such as walls, batters, anchors, bolts, soil nails, shoring, piles, piers, beams and similar **structures**.

Structure means any built **structure** as well as **retaining structures**.

State-controlled transport tunnel see schedule 24 of the Planning Regulation 2017
Note: **State-controlled transport tunnel** means a tunnel that forms part of a state transport corridor.
See the **DA mapping system**.

State-controlled transport tunnel portal means the entrance to a tunnel.

State code 6: Protection of state transport networks

Purpose statement

The purpose of this code is to:

1. protect **state transport infrastructure**, **public passenger transport infrastructure, active transport infrastructure** and **public passenger services** from the adverse impacts of development;
2. maintain the operating performance of the **transport network**;
3. ensure development enables safe and convenient access to **public passenger transport**.

Specifically, this code seeks to ensure development:

1. does not create a safety hazard for users of **state transport infrastructure** or **public passenger services** by increasing the likelihood or frequency of a fatality or serious injury;
2. does not result in a worsening of the physical condition or operating performance of the state **transport network**;
3. does not compromise the state's ability to cost-effectively construct, operate and maintain **state transport infrastructure**;
4. provides **public passenger transport infrastructure** to enable development to be serviced by **public passenger transport**;
5. provides safe and direct access to **public passenger transport infrastructure** or **active transport infrastructure**, including access by cycling and walking.

Using this code

The assessment benchmarks for this code comprise:

- a purpose statement which identifies the overall intent of the code;
- performance outcomes which set benchmarks to achieve the purpose statement of the code;
- acceptable outcomes which identify one way to achieve the relevant performance outcome.

Development complies with the code where:

- it complies with the acceptable outcomes for the performance outcome; or
- it complies with all the performance outcomes, where not complying with the acceptable outcomes; or
- development does not meet relevant performance outcome(s) and SARA determines, on balance, that the development complies with the purpose statement.

This code also includes the glossary of terms for definitions relevant to this code and reference documents which provides direction on how to address this code.

Table 6.1 Application of provisions

Relevant provisions of the code	Development
Network impacts	
PO1 – PO13	All development
Stormwater and drainage	
PO14 – PO20	All development
Planned upgrades	
PO21	All development
Public passenger transport infrastructure	
PO22 – P25 and PO30	All development
PO26 – PO31	**Accommodation activities**, airport, business activities, club, educational establishment, function facility, hospital, hotel, major sport, recreation and entertainment facility, residential care facility, shop, shopping centre, short-term accommodation, theatre, tourist attraction
PO32 – PO34	Airport, club, function facility, hospital, hotel, major sport, recreation and entertainment facility, residential care facility, resort complex, shop,

	shopping centre, short-term accommodation, theatre, tourist attraction
PO35	Educational establishment

Performance outcomes and acceptable outcomes

Table 6.2 Development in general

Performance outcomes	Acceptable outcomes
Network impacts	
PO1 Development does not compromise the safety of users of the **state-controlled road** network.	No acceptable outcome is prescribed.
PO2 Development does not adversely impact the structural integrity or physical condition of a **state-controlled road** or **road transport infrastructure**.	No acceptable outcome is prescribed.
PO3 Development ensures **no net worsening** of the operating performance the **state-controlled road** network.	No acceptable outcome is prescribed.
PO4 Traffic movements are not directed onto a **state-controlled road** where they can be accommodated on the **local road** network.	No acceptable outcome is prescribed.
PO5 Development involving haulage exceeding 10,000 tonnes per year does not damage the pavement of a **state-controlled road**.	No acceptable outcome is prescribed.
PO6 Development does not require a new **railway** level crossing.	No acceptable outcome is prescribed.
PO7 Development does not adversely impact the operating performance of an existing **railway crossing**.	No acceptable outcome is prescribed.
PO8 Development does not adversely impact on the safety of an existing **railway crossing**.	No acceptable outcome is prescribed.
PO9 Development is designed and constructed to allow for on-site circulation to ensure vehicles do not queue in a **railway crossing**.	No acceptable outcome is prescribed.
PO10 Development does not create a safety hazard within the **railway corridor**.	No acceptable outcome is prescribed.
PO11 Development does not adversely impact the operating performance of the **railway corridor**.	No acceptable outcome is prescribed.
PO12 Development does not interfere with or obstruct the **railway transport infrastructure** or **other rail infrastructure**.	No acceptable outcome is prescribed.
PO13 Development does not adversely impact the structural integrity or physical condition of a **railway corridor** or **rail transport infrastructure**.	No acceptable outcome is prescribed.
Stormwater and overland flow	
PO14 Stormwater run-off or overland flow from the development site does not create or exacerbate a safety hazard for users of a **state transport corridor** or **state transport infrastructure**.	No acceptable outcome is prescribed.
PO15 Stormwater run-off or overland flow from the development site does not result in a material worsening of operating performance of a **state transport corridor** or **state transport infrastructure**.	No acceptable outcome is prescribed.

Performance outcomes	Acceptable outcomes
PO16 Stormwater run-off or overland flow from the development site does not interfere with the structural integrity or physical condition of the **state transport corridor** or **state transport infrastructure**.	No acceptable outcome is prescribed.
PO17 Development associated with a **state-controlled road** or **road transport infrastructure** ensures that stormwater is lawfully discharged.	**AO17.1** Development does not create any new points of discharge to a **state transport corridor** or **state transport infrastructure**. AND **AO17.2** Development does not concentrate flows to a **state transport corridor**. AND **AO17.3** Stormwater run-off is discharged to a **lawful point of discharge**. AND **AO17.4** Development does not worsen the condition of an existing **lawful point of discharge** to a **state transport corridor** or **state transport infrastructure**.
Flooding	
PO18 Development does not result in a material worsening of flooding impacts within a **state transport corridor** or **state transport infrastructure**	*For a **state-controlled road** or **road transport infrastructure**, all of the following apply:* **AO18.1** For all flood events up to 1% **annual exceedance probability**, development ensures there are negligible impacts (within +/- 10mm) to existing flood levels within a **state transport corridor**. AND **AO18.2** For all flood events up to 1% **annual exceedance probability**, development ensures there are negligible impacts (up to a 10% increase) to existing peak velocities within a **state transport corridor**. AND **AO18.3** For all flood events up to 1% annual exceedance probability, development ensures there are negligible impacts (up to a 10% increase) to existing time of submergence of a **state transport corridor**. *No acceptable outcome is prescribed for a **railway corridor** or **rail transport infrastructure**.*
Drainage infrastructure	

Performance outcomes	Acceptable outcomes
PO19 Drainage infrastructure does not create a safety hazard in a **state transport corridor**.	*For a **state-controlled road** environment, both of the following apply:* **AO19.1** Drainage infrastructure associated with, or in a **state-controlled road** is wholly contained within the development site, except at the **lawful point of discharge**. AND **AO19.2** Drainage infrastructure can be maintained without requiring access to a **state transport corridor**. *For a **railway** environment both of the following apply:* **AO19.3** Drainage infrastructure associated with a **railway corridor** or **rail transport infrastructure** is wholly contained within the development site. AND **AO19.4** Drainage infrastructure can be maintained without requiring access to a **state transport corridor**.
PO20 Drainage infrastructure associated with, or in a **state-controlled road** or **road transport infrastructure** is constructed and designed to ensure the structural integrity and physical condition of existing drainage infrastructure and the surrounding drainage network is maintained.	No acceptable outcome is prescribed.
Planned upgrades	
PO21 Development does not impede delivery of **planned upgrades** of **state transport infrastructure**.	No acceptable outcome is prescribed.

Table 6.3 Public passenger transport infrastructure and active transport

Performance outcomes	Acceptable outcomes
PO22 Development does not damage or interfere with **public passenger transport infrastructure**, **active transport infrastructure** or **public passenger services**.	No acceptable outcome is prescribed.
PO23 Development does not compromise the safety of **public passenger transport infrastructure**, **public passenger services** and **active transport infrastructure**.	No acceptable outcome is prescribed.
PO24 Development does not adversely impact the operating performance of **public passenger transport infrastructure, public passenger services** and **active transport infrastructure**.	No acceptable outcome is prescribed.
PO25 Development does not adversely impact the structural integrity or physical condition of **public**	No acceptable outcome is prescribed.

Performance outcomes	Acceptable outcomes
passenger transport infrastructure and **active transport infrastructure**.	
PO26 Upgraded or new **public passenger transport infrastructure** and **active transport infrastructure** is provided to accommodate the demand for **public passenger transport** and **active transport** generated by the development.	No acceptable outcome is prescribed.
PO27 Development is designed to ensure the location of **public passenger transport infrastructure** prioritises and enables efficient **public passenger services**.	No acceptable outcome is prescribed.
PO28 Development enables the provision or extension of **public passenger services**, **public passenger transport infrastructure** and **active transport infrastructure** to the development and avoids creating indirect or inefficient routes for **public passenger services**.	No acceptable outcome is prescribed.
PO29 New or modified road networks are designed to enable development to be serviced by **public passenger services**.	**AO29.1** Roads catering for buses are arterial or **sub-arterial roads**, collector or their equivalent. AND **AO29.2** Roads intended to accommodate buses are designed and constructed in accordance with: 1. Road Planning and Design Manual, 2nd Edition, Volume 3 – Guide to Road Design; Department of Transport and Main Roads; 2. Supplement to Austroads Guide to Road Design (Parts 3, 4-4C and 6), Department of Transport and Main Roads; 3. Austroads Guide to Road Design (Parts 3, 4-4C and 6); 4. Austroads Design Vehicles and Turning Path Templates; 5. Queensland Manual of Uniform Traffic Control Devices, Part 13: Local Area Traffic Management and AS 1742.13-2009 Manual of Uniform Traffic Control Devices – Local Area Traffic Management; AND **AO29.3** Traffic calming devices are not installed on roads used for buses in accordance with section 2.3.2 Bus Route Infrastructure, Public Transport Infrastructure Manual, Department of Transport and Main Roads, 2015.
PO30 Development provides safe, direct and convenient access to existing and future **public passenger transport infrastructure** and **active transport infrastructure**.	No acceptable outcome is prescribed.
PO31 On-site vehicular circulation ensures the safety of both **public passenger transport services** and pedestrians.	No acceptable outcome is prescribed.

Performance outcomes	Acceptable outcomes
PO32 Taxi facilities are provided to accommodate the demand generated by the development.	No acceptable outcome is prescribed.
PO33 Facilities are provided to accommodate the demand generated by the development for community transport services, courtesy transport services, and **booked hire services** other than taxis.	No acceptable outcome is prescribed.
PO34 Taxi facilities are located and designed to provide convenient, safe and equitable access for passengers.	**AO34.1** A **taxi facility** is provided parallel to the kerb and adjacent to the main entrance. AND **AO34.2 Taxi facilities** are designed in accordance with: 1. AS2890.5–1993 Parking facilities – on-street parking and AS1428.1–2009 Design for access and mobility – general requirements for access – new building work; 2. AS1742.11–1999 Parking controls – manual of uniform traffic control devices 3. AS/NZS 2890.6–2009 Parking facilities –off street parking for people with disabilities; 4. Disability standards for accessible public 5. transport 2002 made under section 31(1) of the Disability Discrimination Act 1992; 6. AS/NZS 1158.3.1 – Lighting for roads and public spaces, Part 3.1: Pedestrian area (category P) lighting – Performance and design requirements; 7. Chapter 7 Taxi Facilities, Public Transport Infrastructure Manual, Department of Transport and Main Roads, 2015.
PO35 Educational establishments are designed to ensure the safe and efficient operation of **public passenger services**, pedestrian and cyclist access and **active transport infrastructure**.	**AO35.1** Educational establishments are designed in accordance with the provisions of the Planning for Safe Transport Infrastructure at Schools, Department of Transport and Main Roads, 2011.

Reference documents

Department of Transport and Main Roads 2018, Manual of Uniform Traffic Control Devices

Department of Transport and Main Roads 2011, Planning for Safe Transport Infrastructure at Schools

Department of Transport and Main Roads 2017, SDAP Supporting Information: Public passenger transport infrastructure

Department of Transport and Main Roads 2015, Guide to Development in a Transport Environment: Rail

Department of Transport and Main Roads, TransLink Division 2015, Public Transport Infrastructure Manual

Department of Transport and Main Roads 2016, Road Planning and Design Manual (Queensland Practice) 2nd edition

Department of Transport and Main Roads 2018, Guide to Traffic Impact Assessment

Institute of Public Works Engineering Australasia (Queensland Division) 2016, Queensland Urban Drainage Manual, Fourth edition

Standards Australia 2016, AS1742.7 – 2016 - Roads and Maritime Services – Manual of uniform traffic control devices

Standards Australia 2009, AS1428.1–2009 - Design for access and mobility – General requirements for access – New building work

Standards Australia 1999, AS1742.11–1999 - Parking controls – Manual of uniform traffic control devices

Standards Australia 1993, AS2890.5–1993 - Parking facilities – On-street parking

Standards Australia 2009, AS/NZS 2890.6–2009 - Parking facilities – Off-street parking for people with disabilities

Glossary of terms

Accommodation activity means any of the following:
1. caretaker's accommodation;
2. community residence;
3. dual occupancy;
4. dwelling house;
5. dwelling unit;
6. multiple dwelling;
7. relocatable home park;
8. residential care complex;
9. resort complex;
10. retirement facility;
11. rooming accommodation;
12. short-term accommodation;
13. tourist park;
14. a development with a combination of 1 to 13.

Active transport infrastructure means infrastructure for use in connection with active transport, including:
1. a path or walkway for use by pedestrians;
2. a path, lane or other infrastructure for use by cyclists;
3. a device or facility designed and constructed for parking bicycles.

Arterial road see glossary of terms, 4th edition, Austroads, 2015.
Note: **Arterial road** means a road that predominantly carries through traffic from one region to another, forming principal avenues of travel for traffic movements.

Booked hire services means ride-booking, ride-sourcing and ride-sharing services. Booked hire vehicles cannot be hailed and are pre-booked using booking options provided by the service provider.

DA mapping system means the mapping system containing the Geographic Information System mapping layers kept, prepared or sourced by the state that relate to development assessment and matters of interest to the state in assessing development applications.
Note: The **DA mapping system** is available on the department's website.

Lawful point of discharge see the Queensland Urban Drainage Manual 2016.
Note: **Lawful point of discharge** means a point of discharge of stormwater from an allotment that is considered to satisfy the requirements specifically outlined within the Queensland Urban Drainage Manual, 2016. (See section 3.9 of the Queensland Urban Drainage Manual, 2016, for further information).

Local road means a road controlled by a local government authority.

No net worsening means the current and forecast characteristics of the **transport network** are not significantly worse with the development than the current and forecast characteristics existing without the development in the impact assessment area. **No net worsening** takes proposed mitigation measures into consideration.
Note: See Principle 2 of the Guide to Traffic Impact Assessment, Department of Transport and Main Roads, 2018

Planned upgrade means an extension, upgrade, or duplication of **state transport infrastructure** or **transport networks** for which affected land has been identified:

1. in a publicly available government document; or
2. in written advice to affected land owners.

Note: Government documents are Commonwealth, state or local government documents that include a statement of intent for, or a commitment to, a planning outcome or infrastructure provision.
See the **DA mapping system**.

Public passenger service see schedule 3 of the *Transport Operations (Passenger Transport) Act 1994.*
Note: **Public passenger service** means a service for the carriage of passengers if:

1. the service is provided for fare or other consideration;
2. the service is provided in the course of a trade or business (but not if it is provided by an employer solely for employees);
3. the service is a courtesy or community transport service; and
4. includes a driver service and a service for the administration of taxi services, but does not include a service excluded from the *Transport Operations (Passenger Transport) Act 1994* by a regulation.

Public passenger transport see section 3 of the *Transport Planning and Coordination Act 1994*.
Note: **Public passenger transport** means the carriage of passengers by a **public passenger service** using a public passenger vehicle.

Public passenger transport infrastructure see section 3 of the *Transport Planning and Coordination Act 1994.*
Note: **Public passenger transport infrastructure** means infrastructure for, or associated with, the provision of **public passenger transport**, including, but not limited to:

1. a transit terminal for **public passenger services** (for example, an airport terminal, a coach terminal, a cruise ship terminal);
2. a ferry terminal, jetty, pontoon or landing for ferry services;
3. a bus stop, bus shelter, bus station or bus lay-by;
4. a busway station;
5. a light rail station;
6. a taxi rank, limousine rank or limousine standing area;
7. a **railway** station;
8. vehicle parking and set-down facilities;
9. pedestrian and bicycle paths and bicycle facilities; or
10. a road on which a **public passenger transport** service operates.

Rail transport infrastructure see schedule 6 of the *Transport Infrastructure Act 1994*.
Note: **Rail transport infrastructure** means facilities necessary for operating a **railway**, including **railway** track and works built for the **railway**, including for example:

a. cuttings; or
b. drainage works; or
c. excavations; or
d. land fill; or
e. track support earthworks any of the following things that are associated with the **railway's** operation:
    i. bridges; or
    ii. communication systems; or
    iii. machinery and other equipment; or
    iv. marshalling yards; or
    v. noticeboards, notice markers and signs; or
    vi. overhead electrical power supply systems; or
    vii. over-track structures; or
    viii. platforms; or
    ix. power and communication cables; or
    x. service roads; or
    xi. signalling facilities and equipment; or
    xii. stations; or
    xiii. survey stations, pegs and marks; or
    xiv. train operation control facilities; or
    xv. tunnels; or
    xvi. under-track structures vehicle parking and set down facilities for intending passengers for a **railway** that are controlled or owned by a **railway** manager or the chief executive [TIA]; or

xvii. pedestrian facilities, including footpath paving, for the **railway** that are controlled or owned by a **railway** manager or the chief executive [TIA], but does not include other rail infrastructure.

Railway see schedule 6 of the Transport Infrastructure Act 1994.

Note: **Railway** means a guided system, or proposed guided system, designed for the movement of rolling stock that is capable of transporting passengers or freight, or both, on a **railway** track, and:

1. includes:
   a. **rail transport infrastructure**;
   b. a **railway** being or proposed to be built on future **railway** land; but
2. does not include:
   a. rolling stock;
   b. a **railway** mentioned in section 107(2) of the *Transport Infrastructure Act 1994*.

See the **DA mapping system**.

Railway crossing see schedule 6 of the *Transport Infrastructure Act 1994*.

Note: **Railway crossing** means a level crossing, bridge or another structure used to cross over or under a **railway**.

Road transport infrastructure see schedule 6 of the *Transport Infrastructure Act 1994*.

Note: **Road transport infrastructure** means transport infrastructure relating to roads.

State-controlled road means:

1. a **state-controlled road** within the meaning of the *Transport Infrastructure Act 1994*, schedule 6; or
2. state toll road corridor land.

Note: See the **DA mapping system**.

State transport corridor see schedule 24 of the Planning Regulation 2017.

Note: **State transport corridor** means:

1. a busway corridor; or
2. a light rail corridor; or
3. a **railway** corridor; or
4. a **state-controlled road**.

State transport infrastructure means any of the following:

1. **state-controlled road**; or
2. busway transport infrastructure under the *Transport Infrastructure Act 1994*; or
3. light **rail transport infrastructure** under the *Transport Infrastructure Act 1994*; or
4. **rail transport infrastructure** under the *Transport Infrastructure Act 1994*; or
5. other rail infrastructure under the *Transport Infrastructure Act 1994*; or
6. **active transport infrastructure** under the *Transport Planning and Coordination Act 1994*.
7. **public passenger transport infrastructure**.

Taxi facilities see chapter 7 Public Transport Infrastructure Manual, Department of Transport and Main Roads, 2015.

Note: **Taxi facilities** means either a taxi rank or taxi bay.

Transport network means the series of connected routes, corridors and transport facilities required to move goods and passengers and includes roads, **railways**, public transport routes (for example, bus routes), active transport routes (for example, cycle ways), freight routes and local, state and privately owned infrastructure.

State code 7: Maritime safety

Purpose statement

The purpose of the code is to protect the safety of people using, and living or working near, **navigable waterways**.

Specifically, this code seeks to ensure the construction and operation of the development does not compromise the:

1. viable operation of **aids to navigation**
2. safe operation of vessels in **navigable waterways**.

Using this code

The assessment benchmarks for this code comprise:

- a purpose statement which identifies the overall intent of the code;
- performance outcomes which set benchmarks to achieve the purpose statement of the code
- acceptable outcomes which identify one way to achieve the relevant performance outcome.

Development complies with the code where:

- it complies with the acceptable outcomes for the performance outcome; or
- it complies with all the performance outcomes, where not complying with the acceptable outcomes; or
- development does not meet relevant performance outcome(s) and SARA determines, on balance, that the development complies with the purpose statement.

This code also includes the glossary of terms for definitions relevant to this code and reference documents; including the guideline, **State Development Assessment Provisions Supporting Information – Maritime Safety**, which provides direction on how to address this code.

Performance outcomes and acceptable outcomes

Table 7.1: Operational work

Performance outcomes	Acceptable outcomes
Visibility	
PO1 Lighting does not distract attention away from, or otherwise reduce the effectiveness of, **aids to navigation**.	**AO1.1** Lights are shielded to prevent glare or reflection. AND **AO1.2** Development does not include flood lighting, flashing lights, flickering lights, or lights coloured green, blue or red.
PO2 Development is designed and constructed to be visible to mariners, to avoid the risk of collision.	No acceptable outcome is prescribed.
Aids to navigation	
PO3 Development does not interfere with the operation of **aids to navigation**.	**AO3.1** Development does not destabilise **aids to navigation, including** ground tackle. AND **AO3.2** Development does not obstruct sight lines to **aids to navigation**. AND **AO3.3** Development keeps sight lines of any **aids to navigation** which cross the land clear of obstructions.

Performance outcomes	Acceptable outcomes
	AND **AO3.4** Development does not interfere with existing access to **aids to navigation** for maintenance purposes. AND **AO3.5** Development does not result in electrical or electro-magnetic emissions that impede the operation of **aids to navigation**.
Protection of navigable waterways	
PO4 Development does not obstruct the safe movement of vessels in a **navigable waterway**.	No acceptable outcome is prescribed.

Reference documents

Department of Transport and Main Roads, State Development Assessment Provisions Supporting Information – Maritime Safety

Standards Australia 1997, AS 4282–1997 Control of the obtrusive effects of outdoor lighting

Glossary of terms

Aids to navigation see section 104 of the *Transport Operations (Marine Safety) Act 1994*.
Note: An **aid to navigation**:
1. is a device designed to be used for navigation or the guidance or mariners, including a device to help in:
   a. fixing a ship's position; or
   b. deciding a safe course for a ship; or
   c. warning a ship of dangers or obstructions (for example: beacon, buoy, light, lighthouse, marine mark, radio aid or signal)
2. includes any structure or equipment ancillary to the **aid to navigation** (for example: the battery house providing a lighthouse with power; lifesaving equipment that is part of an **aid to navigation**)
3. does not include a device on board a ship.

Navigable waterway means waters with a sufficient depth and width to allow safe passage by all vessel sizes and types that frequently use the area.

State code 8: Coastal development and tidal works

Purpose statement

The purpose of this code is to ensure that development is designed and located to:

1. protect life, buildings and infrastructure from the impacts of **coastal erosion**;
2. maintain **coastal processes**;
3. conserve **coastal resources**;
4. maintain appropriate public use of, and access to and along, **State coastal land**;
5. account for the projected impacts of climate change;
6. avoid impacts or, where the **matters of state environmental significance** cannot be reasonably avoided, impacts are reasonably minimised and mitigated;
7. does not result in a **significant residual impact** on a **matter of state environmental significance** unless the **significant residual impact** is acceptable, and an **offset** is provided.

In addition to the above, the purpose of this code is to ensure that development involving operational works which is not assessed by local government is designed and located to protect life and property from the impacts of **storm tide inundation**.

Using this code

The assessment benchmarks for this code comprise:

- a purpose statement which identifies the overall intent of the code;
- performance outcomes which set benchmarks to achieve the purpose statement of the code;
- acceptable outcomes which identify one way to achieve the relevant performance outcome.

Development complies with the code where:

- it complies with the acceptable outcomes for the performance outcome; or
- it complies with all the performance outcomes, where not complying with the acceptable outcomes; or
- development does not meet relevant performance outcome(s) and SARA determines, on balance, that the development complies with the purpose statement.

This code also includes the glossary of terms for definitions relevant to this code and reference documents; including the guideline **State Development Assessment Provisions State Code 8: Coastal development and tidal works**, which provides direction on how to address this code.

Performance outcomes and acceptable outcomes

Table 8.1: All development

Performance outcomes
Development in the erosion prone area
PO1 Development is only permitted in the **erosion prone area** where it: 1. is one of the following types of development: a. **coastal-dependent development**; or b. **temporary, readily relocatable or able to be abandoned**; or c. **essential community infrastructure**; or d. **redevelopment** of an existing permanent building or structure that cannot be relocated or abandoned; and 2. cannot feasibly be located elsewhere; or 3. is located landward of: a. a **fit for purpose revetment**; or b. a proposed revetment that is consistent with: i. an **agreement with a local government**; or ii. the alignment of adjacent lawful revetments; or 4. is on a lot less than 2000m^2 where a **coastal building line** is present.
PO2 Development (other than **coastal protection work**) in the **erosion prone area**: 1. does not adversely impact **coastal processes**; and 2. ensures that the protective function of landforms and vegetation is maintained. Note: In considering reconfiguring a lot applications, the State may require land in the **erosion prone area** to be surrendered to the State for coastal management purposes under the *Coastal Protection and Management Act 1995*. Where the planning chief executive receives a copy of a land surrender requirement or proposed land surrender notice under the *Coastal Protection and Management Act 1995*, this must be considered in assessing the application.

Performance outcomes
PO3 Development is sited, designed and constructed to limit the risk of impacts of **coastal erosion** to an acceptable level by: 1. locating development outside the **erosion prone area**; or 2. mitigating or otherwise accommodating the risks posed by **coastal erosion.**
PO4 Development in the **erosion prone area** does not significantly increase the risk or impacts to people and property from **coastal erosion**.
PO5 Development (other than **coastal protection work**) in the **erosion prone area** does not directly or indirectly increase the severity of **coastal erosion** either on or off the site.
PO6 In **erosion prone areas** where a **coastal building line** is present, building work is located landward of the **coastal building line** unless **coastal protection work** has been constructed to protect the development.
Artificial waterways
PO7 Development of **artificial waterways**, canals and **dry-land marinas** conserves **coastal resources** by: 1. ensuring changes to water flows, water levels and sediment movement do not adversely impact the natural waterway to which it is connected; 2. demonstrating appropriate storage, treatment and disposal of **dredged material** for the life of the development.
Coastal protection work
PO8 Works for **beach nourishment** minimises adverse impacts on **coastal processes**.
PO9 Works for **beach nourishment** do not increase the severity of erosion on adjacent land.
PO10 Erosion control structures (excluding revetments) are only constructed where there is an **imminent threat** to **significant buildings or infrastructure**, and there is no feasible option for either: 1. **beach nourishment**; or 2. relocation or abandonment of structures.
PO11 Erosion control structures (revetments only) are only constructed where: 1. there is an **imminent threat** to **significant buildings or infrastructure**, and there is no feasible option for either: a. **beach nourishment**; or b. relocation or abandonment of structures; or 2. the development: a. is in a consistent alignment with adjacent lawful revetments; or b. is consistent with an **agreement with a local government** that a revetment is appropriate in the proposed location.
PO12 Erosion control structures minimise interference with **coastal processes** and reduce the severity of erosion on adjacent land.
Water quality
PO13 Development: 1. maintains or enhances **environmental values** of receiving waters; 2. achieves the **water quality objectives** of Queensland waters; 3. avoids the release of **prescribed water contaminants** to **tidal waters**.
Public use of and access to State coastal land
PO14 Development maintains or enhances public use of and access to and along **State coastal land** (except where this is contrary to the protection of **coastal resources** or public safety).
PO15 Private marine development does not reduce public use of and access to **State coastal land** and ensures that works: 1. are used for **marine access purposes** only; 2. minimise the use of **State coastal land**; 3. are designed to accommodate the berthing of one vessel only per waterfront residence; 4. do not interfere with access between **navigable waterways** and adjacent properties.
PO16 Development does not reduce public use of and access to **State coastal land** and ensures that **erosion control structures**, intended to protect a freehold or leasehold (not State land) premises, are wholly located within the lot: 1. except where impeded by **significant buildings or infrastructure** that cannot be removed or relocated; or 2. for revetments the development is: a. in a consistent alignment with adjacent lawful revetments; or b. consistent with an **agreement with a local government** that a revetment is appropriate in the proposed location.
Matters of state environmental significance

Performance outcomes
PO17 Development is designed and sited to: 1. avoid impacts on **matters of state environmental significance**; or 2. minimise and mitigate impacts on **matters of state environmental significance** after demonstrating avoidance is not reasonably possible; and 3. provide an **offset** if, after demonstrating all reasonable avoidance, minimisation and mitigation measures are undertaken, the development results in an acceptable **significant residual impact** on a **matter of state environmental significance**. Statutory note: For Brisbane core port land, an offset may only be applied to development on land identified as E1 Conservation/Buffer, E2 Open Space or Buffer/Investigation in the Brisbane Port LUP precinct plan.

Table 8.2: All operational work

Performance outcomes
Private marine development
PO18 Private marine development is designed and constructed to maintain existing waterway banks in their natural state and not require: 1. **coastal protection work**; 2. shoreline or riverbank hardening; 3. **dredging** for **marine access purposes**.
Disposal of solid waste or dredged material from artificial waterways
PO19 Solid waste from land and **dredged material** from **artificial waterways** is not disposed of in **tidal water** unless it is for **beneficial reuse**.
Disposal of dredged material other than from artificial waterways
PO20 Dredged material is returned to **tidal water** where the material is needed to maintain **coastal processes** and sediment volume.
PO21 Where the **dredged material** is not needed to maintain **coastal processes** and sediment volume, the quantity of **dredged material** disposed to **tidal water** is minimised through **beneficial reuse** or disposal on land.
All dredging and any disposal of dredged material in tidal water
PO22 Dredging or disposal of **dredged material** in tidal waters does not adversely impact on **coastal processes** and **coastal resources**.
Reclamation
PO23 Development does not involve **reclamation** of land below **tidal water**, other than for the purposes of: 1. **coastal-dependent development**, **public marine development** or **essential community infrastructure**; or 2. strategic ports, priority ports, boat harbours or strategic airports and aviation facilities, in accordance with a statutory land use plan or master plan; or 3. **coastal protection work** or work necessary to protect **coastal resources** or **coastal processes**.

Table 8.3: Operational work for tidal works which is not assessed by local government

Performance outcomes	Acceptable outcomes
PO24 Tidal works are sited and designed to operate safely during and following a **defined storm tide event**.	**AO24.1** Tidal work is designed and located in accordance with the Guideline: Building and engineering standards for tidal works, Department of Environment and Heritage Protection, 2017.

Reference documents

Department of Environment and Science, Guideline – SDAP State code 8: Coastal development and tidal works

Department of the Environment, Water, Heritage and the Arts 2009, National Assessment Guidelines for Dredging 2009

Department of Environment and Heritage Protection 2016, Environmental offsets framework documents

Department of Environment and Heritage Protection 2017, Guideline: Building and engineering standards for tidal works

Department of State Development, Infrastructure and Planning 2014, Significant Residual Impact Guideline

Glossary of terms

Agreement with a local government is an agreement between the Department of Environment and Science (DES) and a local government in regard to a specified location, alignment and conceptual design of an **erosion control structure**, being:

1. an agreement between the two parties in writing; or
2. the endorsement by DES of a document provided by a local government (including a Shoreline Erosion Management Plan, or a planning scheme that integrates the natural hazards, risk and resilience state interest in the State Planning Policy 2017);

supporting a proposed **erosion control structure** at a location, with or without qualifications.

Artificial waterway see section 8 of the *Coastal Protection and Management Act 1995*.
Note: **Artificial waterway** means an artificial channel, lake or other body of water. An **artificial waterway** includes:

1. an access channel
2. an artificial channel that is formed because land has been reclaimed from **tidal water** and is intended to allow boating access to allotments on subdivided land
3. other artificial channels subject to the ebb and flow of the tide
4. any additions or alterations to an **artificial waterway**.

However, an **artificial waterway** does not include the following:

1. a swimming pool
2. an ornamental pond of no more than 5 000 square metres in area
3. a pond for aquaculture or for treating effluent
4. a freshwater storage reservoir for domestic water supply
5. a water storage facility situated on a natural watercourse and used for irrigation or other agricultural purposes
6. a part of a river, creek or stream in which water flows in a natural channel, whether artificially improved or not
7. a drain for carrying stormwater or other material
8. any of the following used for accessing port infrastructure if constructed in the area of a port for which a port authority or port operator is responsible:
    a. a navigation channel
    b. a harbour swing basin
    c. a berth pocket
    d. a berth approach or departure path.

Beach nourishment means the replenishment of a beach system using imported sediment to balance erosion losses or to re-establish a wider beach and dune system. It does not include the creation of a new beach.

Beneficial reuse means using **dredged material** for a purpose that provides social, economic or environmental benefits (or a combination of these). It includes **beach nourishment**, **reclamation**, environmental restoration purposes (such as restoring wetlands or nesting islands) and use on land for fill or construction purposes.

Coastal building line see the *Coastal Protection and Management Act 1995*.
Note: **Coastal building line** means a line declared as a **coastal building line** under the *Coastal Protection and Management Act 1995*.

Coastal-dependent development:

1. means development that in order to function must be located in **tidal waters** or be able to access **tidal water**; and
2. may include, but is not limited to:
    a. industrial and commercial facilities such as ports, harbours and navigation channels and facilities, aquaculture involving marine species, desalination plants, tidal generators, **coastal protection works**, **erosion control structures, public marine development** and **beach nourishment**;
    b. tourism facilities for marine (boating) purposes;
    c. community facilities and sporting facilities which require access to **tidal water** in order to function, such as surf clubs, marine rescue, rowing and sailing clubs;
    d. co-located residential and tourist uses that are part of an integrated development proposal (e.g. mixed use development) incorporating a marina, if these uses are located directly landward of the marina and appropriately protected from natural hazards; but
3. does not include:
    a. residential development, including canal development, as the primary use;
    b. waste management facilities, such as landfills, sewerage treatment plants;
    c. transport infrastructure, other than for access to the coast.

Coastal erosion means the loss of land or the removal of beach or dune sediments by wave action, wind action, tidal currents or water flows or by permanent inundation due to **sea level rise**.

Coastal management district see the Planning Regulation 2017.

Note: **Coastal management district** means a **coastal management district** under the *Coastal Protection and Management Act 1995*, other than an area declared under section 54(2) of that Act.

Coastal processes means the natural processes of the coast, including:
1. sediment transport to and along the coast;
2. wind, waves, tides and currents which transfer energy to the coast and drive sediment transport;
3. fluctuations in the location and form of landforms and the foreshore and associated ecosystems from sediment transport (erosion and land building); and
4. changes in sea level; ecological processes (including growth and spread of native plants); and the natural water cycle (for example coastal wetlands' role in filtration and flood mitigation).

Coastal protection work means any permanent or periodic work undertaken primarily to manage the impacts of **coastal erosion** or **storm tide inundation**, including the use of **erosion control structures** and altering **coastal processes** such as sediment transport.

Coastal resources means the natural resources of the coastal zone. It includes natural and physical features and landforms, **coastal processes**, vegetation, wildlife, the marine environment, quarry material, soil, water and air.

DA mapping system means the mapping system containing the Geographic Information System mapping layers kept, prepared or sourced by the state that relate to development assessment and matters of interest to the state in assessing development applications.
Note: The **DA mapping system** is available on the department's website.

Defined storm tide event (DSTE) means the event, measured in terms of likelihood of reoccurrence, and associated inundation level adopted to manage the development of a particular area. The DSTE is equivalent to a one in 100 year average recurrence interval storm event incorporating:
1. **sea level rise**; and
2. an increase in cyclone intensity by 10 percent relative to maximum potential intensity.

Note: Where **storm tide inundation** levels have not been determined by a local study, the **defined storm tide event level** can be determined by reference to default **storm tide inundation** area mapping, as depicted in the **DA mapping system**. In these mapping layers, **storm tide inundation** is based on default values of 1.5 metres above highest astronomical tide (HAT) for South East Queensland and 2.0 metres above HAT for the remainder of the state. Where required, the storm tide level can be related back to Australian Height Datum by reference to the Queensland Tide Tables.

Defined storm tide event level means the peak water level reached during a **defined storm tide event**.

Dredged material means mud, sand, coral, shingle, gravel, clay, earth and other material removed by **dredging** from the bed in **tidal water**. Dredged material includes **dredge spoil**, quarry material where it is removed from **tidal water** as a commercial product and sand dredged for **beach nourishment**.

Dredging means the mechanical removal of **dredged material** from below **tidal water**. It excludes minor adjustments to the bed surface to level troughs and peaks and where bed material is only redistributed locally (bed levelling).

Dry-land marina means a marina created by the excavation of land above the high-water mark.

Environmental value see the *Environmental Protection Act 1994*.
Note: **Environmental value** means:
1. a quality or physical characteristic of the environment that is conducive to ecological health or public amenity or safety; or
2. another quality of the environment identified and declared to be an **environmental value** under an environmental protection policy or regulation.

The Environmental Protection (Water and Wetland Biodiversity) Policy 2019 states the **environmental values** of waters.

Erosion control structure means a structure designed to protect land or to permanently alter sediment transport processes and includes structures such as revetments (including seawalls), groynes, artificial reefs, or breakwaters.

Erosion prone area means an area declared to be an **erosion prone area** under section 70(1) of the *Coastal Protection and Management Act 1995*.
Note: The **erosion prone area** is indicatively shown on the **DA mapping system**.
Erosion prone areas are identified in accordance with the methodology set out in the Coastal Hazard Technical Guide, Department of Environment and Heritage Protection, 2013 and use the following factors to account for the projected impacts of climate change by the year 2100:
1. a **sea level rise** factor of 0.8 metres;
2. an increase in the maximum cyclone intensity by 10 percent.

Essential community infrastructure is:
1. emergency services infrastructure;
2. emergency shelters;
3. police facilities;
4. hospitals and associated facilities;
5. stores of valuable records or heritage items;
6. infrastructure forming part of the electricity transmission grid or supply network;
7. communications facilities;
8. sewerage treatment plants;
9. water treatment plants.

Fit for purpose revetment means a revetment that:
1. is lawfully constructed;
2. is designed to protect against coastal erosion conditions at the site or can meet required design standards (e.g. Australian Standards);
3. has been maintained to the approved design.

Imminent threat from erosion means an area potentially affected by erosion from a one in 100 year annual recurrence interval (ARI) design storm event.

Marine access purpose means a structure in **tidal water** used to facilitate vessel access for people between land and a **navigable waterway**. This includes jetties, pontoons and boat ramps but excludes decks and boardwalks.

Matters of state environmental significance see schedule 2 of the Environmental Offsets Regulation 2014.
Note: **Matters of state environmental significance** are **prescribed environmental matters** under the Environmental Offsets Regulation 2014 that require an **offset** when a prescribed activity will have a **significant residual impact** on the matter. A **matter of state environmental significance** is any of the following matters:
1. regional ecosystems under the *Vegetation Management Act 1999* that:
   a. are endangered regional ecosystems
   b. are of concern regional ecosystems
   c. intersect with a wetland shown on the vegetation management wetlands map
   d. contain areas of essential habitat shown on the essential habitat map for an animal that is endangered wildlife or vulnerable wildlife or a plant that is endangered wildlife or vulnerable wildlife
   e. are located within the defined distances stated in the Environmental Offsets Policy 2014 from the defining banks of a relevant watercourse or drainage feature as shown on the vegetation management watercourse and drainage feature map
   f. contain remnant vegetation and are areas of land determined to be required for ecosystem functioning ('connectivity areas')
2. wetlands in a wetland protection area or wetlands of high ecological significance shown on the Map of Queensland Wetland Environmental Values under the Environmental Protection Policy 2019
3. wetlands and watercourses in high ecological value waters as defined in schedule 2 of the Environmental Protection (Water and Wetland Biodiversity) Policy 2019
4. designated precincts in strategic environmental areas under the Regional Planning Interests Regulation 2014
5. threatened wildlife (plants and animals) under the *Nature Conservation Act 1992* and special least concern animals under the Nature Conservation (Wildlife) Regulation 2006
6. protected areas under the *Nature Conservation Act 1992* excluding coordinated conservation areas
7. highly protected zones of state marine parks under the *Marine Parks Act 2004*
8. declared fish habitat areas under the *Fisheries Act 1994*
9. waterways that provide for fish passage under the *Fisheries Act 1994* if the construction, installation or modification of waterway barrier works carried out under an authority will limit the passage of fish along the waterway
10. marine plants under the *Fisheries Act 1994*
11. legally secured **offset** areas.

Navigable waterway means waters with a sufficient depth and width to allow safe passage by all vessel sizes and types that frequently use the area.

Offset means environmental **offset** under the *Environmental Offsets Act 2014*.
Note: Environmental **offset** means an activity undertaken to counterbalance a **significant residual impact** of a prescribed activity on a **prescribed environmental matter**, delivered in accordance with the Environmental offsets framework. The **prescribed environmental matters** assessed under the SDAP are **matters of state environmental significance**.

Prescribed environmental matters see the Environmental Offsets Regulation 2014.
Note: A **prescribed environmental matter** is any species, ecosystem or other similar matter protected under Queensland legislation for which an environmental **offset** may be provided. A **prescribed environmental matter** may be a matter of national, state or local environmental significance, however, assessment criteria in the SDAP only relate to **matters of state environmental significance**. Each of the **prescribed environmental matters** are listed under the Environmental Offsets Regulation 2014.

Prescribed water contaminants see the *Environmental Protection Act 1994*.
Note: See schedule 10 of the Environmental Protection Regulation 2019 for a list of **prescribed water contaminants**.

Private marine development means a work for a non-commercial purpose attached to private land and extending over abutting **tidal water**.

Public marine development means development for public use that requires location in or adjacent to **tidal water** to function.

Reclamation see the *Coastal Protection and Management Act 1995*.
Note: **Reclamation** of land under **tidal water** means raising the land above the high-water mark, whether gradually and imperceptibly or otherwise, by carrying out works, including **dredging** and the depositing of solid material.

Redevelopment means development that affects permanent built structures on an already developed site. **Redevelopment** includes the expansion of a building footprint or addition of a structure, reconstruction or remodelling an exterior, demolition and replacement of existing structures.

Sea level rise means an increase in sea level caused by global warming due to climate change. Sea level rise is projected to be 0.8 metres from the present day to 2100.
Note: **Sea level rise** projections based on the best available science are prepared by the Intergovernmental Panel on Climate Change.

Significant buildings or infrastructure means a building or infrastructure:
1. in good condition and repair;
2. used for residential, commercial or infrastructure purposes;
3. of a design which cannot be readily dismantled and relocated (excluding foundations);
4. of high economic value.

Significant residual impact see the *Environmental Offsets Act 2014.*
Note: **Significant residual impact** is an impact, whether direct or indirect, of a prescribed activity on all or part of a **prescribed environmental matter** that:
1. remains, or will or is likely to remain, (whether temporarily or permanently) despite on-site mitigation measures for the prescribed activity;
2. is, or will or is likely to be, significant.

Guidance for determining if a prescribed activity will have a **significant residual impact** on a **matter of state environmental significance** is provided in the Significant Residual Impact Guideline, Department State Development, Infrastructure and Planning, 2014.

State coastal land see the *Coastal Protection and Management Act 1995*.
Note: **State coastal land** means land in a **coastal management district** other than land that is:
1. freehold land, or land contracted to be granted in fee simple by the state; or
2. a state forest or timber reserve under the *Forestry Act 1959*; or
3. in a watercourse or lake as defined under the *Water Act 2000*; or
4. subject to a lease or licence issued by the state.

State coastal land includes land that is, or is at any time, covered by **tidal water**.

Storm tide inundation means temporary inundation of land by abnormally high ocean levels caused by cyclones and severe storms.

Temporary, readily relocatable or able to be abandoned means a structure that, if threatened by **coastal erosion**, will be relocated, removed or allowed to be lost rather than protected from the impacts because it is:
1. of low economic value; and
2. is capable of being disassembled, is easily removed, or loss by erosion is of low consequence; and
3. is not an intrinsic part of infrastructure or will have high social value or need; or
4. intended to remain in place for only a short period and then removed, whether or not it is threatened by **coastal erosion**.

Tidal water see the *Coastal Protection and Management Act 1995*.
Note: **Tidal water** means:
1. the sea and any part of a harbour or watercourse ordinarily within the ebb and flow of the tide at spring tides; or
2. the water downstream from a downstream limit as defined under the *Water Act 2000*.

Water quality objectives means the numerical concentration limits, mass or volume limits per unit of time or narrative statements of indicators established for waters to enhance or protection the **environmental values** for those waters set out in:
1. schedule 1 of the Environmental Protection (Water and Wetland Biodiversity) Policy 2019, for water mentioned in the policy; or
2. otherwise, the Queensland Water Quality Guidelines 2009.

State code 9: Great Barrier Reef wetland protection areas

Purpose statement

The purpose of this code is to ensure that development involving **high impact earthworks** in a **wetland protection area**:

1. is located outside of a **wetland**;
2. does not have an unacceptable impact on **wetland environmental values**;
3. is designed and located to avoid impacts or, where the **matters of state environmental significance** cannot be reasonably avoided, impacts are reasonably minimised and mitigated;
4. does not result in a **significant residual impact** on **a matter of state environmental significance** unless **the significant residual impact** is acceptable, and an **offset** is provided.

Using this code

Development within a **wetland** in a **wetland protection area** cannot comply with this code.

The assessment benchmarks for this code comprise:

- a purpose statement which identifies the overall intent of the code;
- performance outcomes which set benchmarks to achieve the purpose statement of the code;
- acceptable outcomes which identify one way to achieve the relevant performance outcome.

Development complies with the code where:

- it complies with the acceptable outcomes for the performance outcome; or
- it complies with all the performance outcomes, where not complying with the acceptable outcomes; or
- development does not meet relevant performance outcome(s) and SARA determines, on balance, that the development complies with the purpose statement.

This code also includes the glossary of terms for definitions relevant to this code and reference documents; including the guideline **State Development Assessment Provisions State Code 9: Great Barrier Reef wetland protection areas**, which provides direction on how to address this code

Performance outcomes and acceptable outcomes

Table 9.1: Development with an acceptable outcome

Performance outcomes	Acceptable outcomes
General	
PO1 Development maintains or improves **wetland environmental values** and native **vegetation** within the wetland and the **buffer**.	**AO1.1** The **buffer** surrounding a wetland has a minimum width of: 1. 200 metres, where the **wetland** is located outside a **prescribed urban area**; or 2. 50 metres, where the **wetland** is located within a **prescribed urban area**.

Table 9.2: Development with no acceptable outcome

Performance outcomes
General
PO2 Development is not carried out in a **wetland** in a **wetland protection area**.
Hydrology
PO3 Development maintains or improves the existing surface and groundwater hydrology in a **wetland protection area**.
Water quality
PO4 Development does not unacceptably impact the water quality of the **wetland** in the **wetland protection area** and in the **wetland buffer**.
PO5 Development does not use the **wetland** in the **wetland protection area** for stormwater treatment.

Performance outcomes
Land degradation
PO6 Development is located and designed to protect the **wetland protection area** from **land degradation.**
Fauna management
PO7 Development protects **wetland fauna** from any impacts associated with noise, light or **visual disturbance**.
PO8 Development protects the movement of **wetland fauna** within and through a **wetland protection area**.
PO9 Development does not introduce pest plants, pest animals or **exotic species** into a **wetland** and its **buffer**.
Matters of state environmental significance
PO10 Development outside the **wetland** is designed and sited to: 1. avoid impacts on **matters of state environmental significance**; or 2. minimise and mitigate impacts on **matters of state environmental significance** after demonstrating avoidance is not reasonably possible; and 3. provide an **offset** if, after demonstrating all reasonable avoidance, minimisation and mitigation measures are undertaken, the development results in an acceptable **significant residual impact** on **a matter of state environmental significance**. Statutory note: For Brisbane core port land, an offset may only be applied to development on land identified as E1 Conservation/Buffer, E2 Open Space or Buffer/Investigation in the Brisbane Port LUP precinct plan.

Reference documents

Department of Environment and Science, State Development Assessment Provisions Guideline: State code 9: Wetland protection areas

Department of Environment and Heritage Protection 2016, Environmental offsets framework documents

Department of State Development, Infrastructure and Planning 2017, State Planning Policy

Department of State Development, Infrastructure and Planning 2014, Significant Residual Impact Guideline

Glossary of terms

Buffer means the transition zone between a **wetland** and any surrounding land use that supports the values and processes of the **wetland** and protects it from external threats.

Exotic species means all non-native and non-endemic flora and fauna, including domestic pets.

High impact earthworks see schedule 24 of the Planning Regulation 2017.

Note: **High impact earthworks** means operational work that:

1. changes the form of land, or involves placing a structure on land, in a way that diverts water to or from a **wetland** in a **wetland protection area**; and
2. involves excavating or filling:
   a. if the work is carried out in the **wetland** or within 200 metres of the **wetland** – more than 100m^3; or
   b. otherwise – more than 1000m^3.

However**, high impact earthworks** does not include operational work that is:

1. excavating to establish underground infrastructure, other than infrastructure for drainage or stormwater flows, if the excavated land is to be restored, as far as practicable, to its original contours after the infrastructure is established; or
2. carried out for the maintenance of dams, fences, helipads, roads, stockyards, vehicular tracks or watering facilities; or
3. carried out for any of the following in relation to government supported transport infrastructure:
   a. the maintenance, servicing or repair of the infrastructure
   b. the replacement, rehabilitation, removal or alteration of the infrastructure
   c. the taking of preventative or remedial action
   d. the maintenance of systems and services associated with the infrastructure; or
4. carried out:
   a. in tidal water; or
   b. for a forest practice; or
   c. to reinstate earthworks destroyed by floods or landslides; or
   d. to restore or conserve the ecological processes or hydrological functions of a **wetland protection area**; or
   e. to laser level land without change to the previously levelled contours or slopes; or
   f. for government supported transport infrastructure for which the funding and construction arrangements were approved by the state or Commonwealth before 31 October 2011; or
5. carried out under:
   a. the *Electricity Act 1994*, section 101 or 112A; or

b. the Fire and Emergency Services Act 1990, section 53, 68 or 69; or
c. a geothermal exploration permit under the *Geothermal Energy Act 2010*; or

6. assessable development under schedule 12 [Operational work that is assessable development] if the work is:
   a. carried out completely or partly in a declared fish habitat area; or
   b. constructing or raising waterway barrier works.

Land degradation means:
1. soil erosion; or
2. rising water tables; or
3. the expression of salinity; or
4. stream bank instability; or
5. a process that results in declining water quality, including acid sulfate soil disturbance.

Map of Great Barrier Reef wetland protection areas under the Environmental Protection Regulation 2019, schedule 19, part 2.

Map of Queensland wetland environmental values under the Environmental Protection (Water and Wetland Biodiversity) Policy 2019, schedule 2.

Matters of state environmental significance see schedule 2 of the Environmental Offsets Regulation 2014.
Note: **Matters of state environmental significance** are **prescribed environmental matters** under the Environmental Offsets Regulation 2014 that require an **offset** when a prescribed activity will have a **significant residual impact** on the matter. A **matter of state environmental significance** is any of the following matters:
1. regional ecosystems under the *Vegetation Management Act 1999* that:
   a. are endangered regional ecosystems
   b. are of concern regional ecosystems
   c. intersect with a wetland shown on the vegetation management wetlands map
   d. contain areas of essential habitat shown on the essential habitat map for an animal that is endangered wildlife or vulnerable wildlife or a plant that is endangered wildlife or vulnerable wildlife
   e. are located within the defined distances stated in the Environmental Offsets Policy 2014 from the defining banks of a relevant watercourse or drainage feature as shown on the vegetation management watercourse and drainage feature map
   f. are areas of land determined to be required for ecosystem functioning ('connectivity areas')
2. wetlands of high ecological significance shown on the map of Queensland wetland environmental values under the Environmental Protection (Water and Wetland Biodiversity) Policy 2019
3. wetlands and watercourses in high ecological value waters as defined in schedule 2 of the Environmental Protection (Water and Wetland Biodiversity) Policy 2019
4. designated precincts in strategic environmental areas under the Regional Planning Interests Regulation 2014
5. threatened wildlife (plants and animals) under the *Nature Conservation Act 1992* and special least concern animals under the Nature Conservation (Wildlife) Regulation 2006
6. protected areas under the *Nature Conservation Act 1992,* excluding coordinated conservation areas
7. highly protected zones of state marine parks under the *Marine Parks Act 2004*
8. declared fish habitat areas under the *Fisheries Act 1994*
9. waterways that provide for fish passage under the *Fisheries Act 1994* if the construction, installation or modification of waterway barrier works carried out under an authority will limit the passage of fish along the waterway
10. marine plants under the *Fisheries Act 1994*; or
11. legally secured offset areas.

Offset means environmental offset under the *Environmental Offsets Act 2014*.
Note: Environmental **offset** means an activity undertaken to counterbalance a **significant residual impact** of a prescribed activity on a **prescribed environmental matter**, delivered in accordance with the Environmental offsets framework. The **prescribed environmental matters** assessed under the State Development Assessment Provisions are **matters of state environmental significance**.

Prescribed environmental matter see the Environmental Offsets Regulation 2014.
Note: A **prescribed environmental matter** is any species, ecosystem or other similar matter protected under Queensland legislation for which an **offset** may be provided. A **prescribed environmental matter** may be a matter of national, state or local environmental significance, however, assessment criteria in the State Development Assessment Provisions only relate to **matters of state environmental significance**. Each of the **prescribed environmental matters** are listed under the Environmental Offsets Regulation 2014.

Prescribed urban area
Note: **Prescribed urban area** for clearing native **vegetation** means:
1. an area identified in a gazette notice by the chief executive as an urban area; or
2. if no gazette notice has been published – an area identified as an area intended specifically for urban purposes, including future urban purposes (but not rural residential or future rural residential purposes) on a map in a planning scheme that:
   a. identifies the areas using cadastral boundaries;
   b. is used exclusively or primarily to assess development applications.

Significant residual impact see the *Environmental Offsets Act 2014.*
Note: **Significant residual impact** is an impact, whether direct or indirect, of a prescribed activity on all or part of a **prescribed environmental matter** that:

1. remains, or will or is likely to remain, (whether temporarily or permanently) despite on-site mitigation measures for the prescribed activity
2. is, or will or is likely to be, significant.

Guidance for determining if a prescribed activity will have a **significant residual impact** on a **matter of state environmental significance** is provided in the Significant Residual Impact Guideline, Department of State Development, Infrastructure and Planning, 2014.

Vegetation includes all native vegetation, including:
1. **vegetation** as defined under the *Vegetation Management Act 1999*; or
2. grass and non-woody herbage; or
3. a plant within a grassland regional ecosystem prescribed under a regulation; or
4. a mangrove.

Visual disturbance means the disturbance of fauna by visual intrusions that could lead to a loss or diminishment of key life cycle functions or changes to usage patterns of a **wetland** by mobile fauna (such as birds). This term include disturbance by people, pets or vehicles.

Note: Loss or diminishment of key life cycle may include, but is not limited to, nest abandonment or modified feeding patterns.

Wetland means an area shown as a wetland on the map of Great Barrier Reef wetland protection areas under the Environmental Protection Regulation 2019, schedule 19, part 2.

Wetland environmental values means **environmental values** for wetlands under section 7 of the Environmental Protection (Water and Wetland Biodiversity) Policy 2019. For section 9(b) of the *Environmental Protection Act 1994*, the qualities of a wetland that support and maintain the following are environmental values:
1. the health and biodiversity of the wetland's ecosystems;
2. the wetland's natural state and biological integrity;
3. the presence of distinct or unique features, plants or animals and their habitats, including threatened wildlife, near threatened wildlife and rare wildlife under the *Nature Conservation Act 1992;*
4. the wetland's natural hydrological cycle;
5. the natural interaction of the wetland with other ecosystems, including other wetlands.

Wetland fauna means species that have adapted to living in **wetlands** and are dependent on them for:
1. all of their life cycle; or
2. a major part of their life; or
3. critical stages of their life cycle, such as breeding and larval development.

Wetland protection area means an area shown as a **wetland** protection area on the **map of Great Barrier Reef wetland protection areas** as defined within the Environmental Protection Regulation 2019.

State code 10: Taking or interfering with water

Purpose statement

The purpose of this code is to ensure sustainable management of water by ensuring that development:

1. maintains:
   a. natural ecosystem processes;
   b. riverine environments;
   c. **underground water** systems;
   d. physical integrity of **watercourses**;
2. does not result in an adverse impact on:
   a. connectivity between **underground water** and water in a **watercourse**, **lake** or **spring**;
   b. property of others;
   c. the water security of other users and their access to the water resource;
3. minimises the volume of **overland flow water** taken, consistent with the development;
4. minimises the take of **contaminated agricultural run-off water**;
5. in the Queensland Murray Darling Basin, allows for the capture of **contaminated agricultural run-off water** and release of water when an **acceptable water quality** is achieved.

Using this code

The assessment benchmarks for this code comprise:

- a purpose statement which identifies the overall intent of the code;
- performance outcomes which set benchmarks to achieve the purpose statement of the code;
- acceptable outcomes which identify one way to achieve the relevant performance outcome.

Development complies with the code where:

- it complies with the acceptable outcomes for the performance outcome; or
- it complies with all the performance outcomes, where not complying with the acceptable outcomes; or
- development does not meet relevant performance outcome(s) and SARA determines, on balance, that the development complies with the purpose statement.

This code also includes the glossary of terms for definitions relevant to this code and reference documents; including the guideline **State Development Assessment Provisions Guidance Material: State code 10: Taking or interfering with water**, which provides direction on how to address this code.

Performance outcomes and acceptable outcomes

Table 10.1: Development and relevant provisions of the code

Development	Relevant provisions of the code
For works that take or interfere with water in a **watercourse**, **lake** or **spring**	Table 10.2 – General: PO1 – PO4
For works that take or interfere with **underground water**	Table 10.2 – General: PO1 – PO4 Table 10.2 – **Underground water**: PO5 – PO6
For works that take **overland flow water**, where prescribed by regulation under the *Water Act 2000*	Table 10.2 – General: PO1 – PO4 Table 10.2 – **Overland flow water**: PO7 – PO8
For works that take **overland flow water**, where the works are reconfiguring **existing works**	Table 10.2 – General: PO1 – PO4 Table 10.2 – **Overland flow water**: PO7 – PO8 Table 10.2 – Reconfiguring **existing works**: PO9 – PO12
For works that take **overland flow water** in a limited catchment area identified in a **water plan** Note: Limited catchment areas are listed in table 10.3.	Table 10.2 – General: PO1 – PO4 Table 10.2 – **Overland flow water**: PO7 – PO8 Table 10.2 – Limited catchment area: PO13
For works that take **overland flow water** which is **contaminated agricultural run-off water**	Table 10.2 – General: PO1 – PO4 Table 10.2 – **Overland flow water**: PO7 – PO8 Table 10.2 – **Contaminated agricultural run-off water**: PO14 – PO15
Contaminated agricultural run-off water in a Queensland Murray Darling Basin catchment	Table 10.2 – General: PO1 – PO4 Table 10.2 – **Overland flow water:** PO7 – PO8 Table 10.2 – **Contaminated agricultural run-off water**: PO14– PO16

Development	Relevant provisions of the code
For works that take **overland flow water** as part of an **environmentally relevant activity** or under an **environmental authority**	Table 10.2 – General: PO1 – PO4 Table 10.2 – **Overland flow water**: PO7 – PO9 Table 10.2 – **Environmentally relevant activity**: PO17
For works that take **overland flow water**, incidental to capturing **coal seam gas water**	Table 10.2 – General: PO1 – PO4 Table 10.2– **Overland flow water**: PO7 – PO8 Table 10.2 – **Coal seam gas water**: PO18
For works that take **overland flow water**, under a **water entitlement**	Table 10.2– General: PO1 – PO4 Table 10.2– **Overland flow water**: PO7 – PO8
For works that take **overland flow water** for the purpose of **water sensitive urban design**, for developments in urban areas	Table 10.2– General: PO1 – PO4 Table 10.2– **Overland flow water**: PO7 – PO8

Table 10.2: All development

Performance outcomes	Acceptable outcomes
General	
PO1 Works do not cause an unacceptable impact on natural ecosystems.	No acceptable outcome is prescribed.
PO2 Works do not cause an unacceptable impact on other users' ability to access the resource.	No acceptable outcome is prescribed.
PO3 Works do not cause an unacceptable impact on the physical integrity of the **watercourse, lake or spring**.	No acceptable outcome is prescribed.
PO4 Works are consistent with any of the following, to the extent they are relevant to the proposed development: 1. a **water plan**; 2. a **water management protocol**; 3. a moratorium notice issued under the *Water Act 2000*.	No acceptable outcome is prescribed.
Underground water	
PO5 Works maintain the natural ecosystem processes of the **underground water** system.	No acceptable outcome is prescribed.
PO6 Works do not unacceptably impact on connectivity between **underground water** and water in a **watercourse**, **lake** or **spring**.	No acceptable outcome is prescribed.
Overland flow water	
PO7 Works to take **overland flow water** are for one of the following: 1. for an activity prescribed by regulation under the *Water Act 2000*; or 2. for reconfiguring **existing works**; or 3. in a **limited catchment area** identified in a **water plan**; or 4. for **contaminated agricultural run-off water**; or 5. part of an **environmentally relevant activity** or under an **environmental authority**; or 6. incidental to capturing **coal seam gas water**; or 7. consistent with a **water entitlement**; or 8. for the purpose of **water sensitive urban design**; for developments in urban areas.	No acceptable outcome is prescribed.
PO8 Works are located, constructed and operated in a way that do not adversely impact on neighbouring properties.	**AO8.1** Works are contained within the property boundaries. AND **AO8.2** At full supply level, the area inundated is contained within the property boundaries.

Performance outcomes	Acceptable outcomes
	AND **AO8.3 Bywash** resulting from the works and any water diverted away from contaminated areas exits the property as close as practicable to the same location at which it exited the property boundary prior to construction of the works.
Reconfiguring Existing works	
PO9 Development altering existing works do not increase the overall take of **overland flow water**.	**AO9.1** Development altering existing works must not result in an increase to any of the following: 1. the capacity of the works to store water; or 2. the rate at which the works take water; or 3. the average volume of water taken by the works.
PO10 Works do not involve reconfiguration of natural water bodies or bunded areas.	No acceptable outcome is prescribed.
PO11 Works do not involve reconfiguration of the storage capacity of any of the following: 1. a **lake** that was not used for irrigation or other **intensive stocking** or production; or 2. land being used for irrigated or dryland agriculture or areas surrounded by **levees** designed to prevent the land becoming inundated; or 3. naturally occurring infield storages.	No acceptable outcome is prescribed.
PO12 New works are located within the **same premises** as the **existing works**.	No acceptable outcome is prescribed.
Limited catchment area	
PO13 In the **limited catchment areas**, any works for storing water are: 1. not larger than necessary for storing water other than **overland flow water**; or 2. designed to take **floodwater** overflowing from any adjacent **watercourse**.	**AO13.1** In the limited catchment areas, the **incidental take of overland flow water**: 1. is located within the sub-catchment/management area listed in table 10.3, column 2 for the relevant limited catchment area; and 2. is stored in a local catchment area that is less than or equal to the area of the limited catchment area specified in table 10.3, column 3.
Contaminated agricultural run-off water	
PO14 Contaminated agricultural run-off water is captured and stored using existing works unless additional storage is required.	No acceptable outcome is prescribed.
PO15 Works to take **contaminated agricultural run-off water**: 1. are not be larger than required to contain **contaminated agricultural run-off water**; and 2. allow for water that is not **contaminated agricultural run-off water** to be passed through the works.	No acceptable outcome is prescribed.
Contaminated agricultural run-off water in a Queensland Murray Darling Basin catchment	
PO16 Works to contain **contaminated agricultural run-off water** in a **Queensland Murray Darling Basin catchment**: 1. do not increase the volume of **overland flow water** taken in a **water year**; and 2. allow for the release of water when an **acceptable quality of water** is achieved.	No acceptable outcome is prescribed.
Environmentally relevant activity	
PO17 Works only capture the volume of **overland flow water** necessary for the operation of the	No acceptable outcome is prescribed.

Performance outcomes	Acceptable outcomes
environmentally relevant activity or **environmental authority** under the *Environmental Protection Act 1994.*	
Coal seam gas water	
PO18 Works for coal seam gas water: 1. are not larger than required to store **coal seam gas water** for the **beneficial use** of the resource under chapter 8 of the *Waste Reduction and Recycling Act 2011*; 2. are designed to take **floodwater** from any adjacent **watercourse**; 3. are designed to contain **coal seam gas water** that could be stored in an existing alternative storage.	No acceptable outcome is prescribed.

Reference tables

Table 10.3: Limited catchment area parameters

Column 1: Water plan area	Column 2: Sub-catchment/ management area	Column 3: Area of local catchment
Fitzroy Basin	Fitzroy, Lower Mackenzie, Upper Mackenzie, Lower Dawson, Upper Dawson, Isaac Connors, Nogoa and Comet	250 hectares
Burnett Basin	Coastal Burnett Overland Flow Area	25 hectares

Reference documents

Department of Regional Development, Manufacturing and Water, State Development Assessment Provisions Guidance Material: State code 10: Taking or interfering with water

Healthy Waters Management Plans

Queensland Government Business and Industry Portal 2015, Overland flow works that require certification

State of Queensland 2016, Code of practice for the release of stored water from privately owned farm storages to receiving waters in the Queensland Murray-Darling Basin

Glossary of terms

Acceptable quality of water means water in which the concentration level of the contaminants is not greater than the water quality objectives prescribed by the relevant Healthy Waters Management Plan.

Beneficial use means the resource such as water has a **beneficial use** other than disposal. An example of beneficial use is reusing or recycling water.

Bywash means water that is diverted from a dam or reservoir and is usually associated with a pipe or other structure to prevent uncontrolled overtopping.

Coal seam gas water means **underground water** brought to the surface of the earth or moved underground in connection with exploring for or producing coal seam gas.

Contaminated agricultural run-off water means **overland flow water** that contains, or is likely to contain, excess nutrients or farm chemicals at levels potentially harmful to the quality of water in a **watercourse**, **lake** or **spring**.

Environmental authority see the *Environmental Protection Act 1994.*
Note: **Environmental authority** means generally an **environmental authority** issued under section 195 of the *Environmental Protection Act 1994* that approves an **environmentally relevant activity** applied for in an application.

Environmental harm see the *Environmental Protection Act 1994*
Note: **Environmental harm** is any adverse effect, or potential adverse effect (whether temporary or permanent and of whatever magnitude, duration or frequency) on environmental value, and include environmental nuisance.

Environmentally relevant activity (ERA) see the *Environmental Protection Act 1994.*
Note: Each of the following is an **environmentally relevant activity**:
1. an agricultural **ERA** as defined under section 75 of the *Environmental Protection Act 1994*
2. a resource activity as defined under section 107 of the *Environmental Protection Act 1994*
3. an activity prescribed under section 19 of the *Environmental Protection Act 1994* as an **environmentally relevant activity**.

Existing works means works that allow taking of **overland flow water** that are in existence at the time the relevant development application is made.

Floodwater see the *Water Act 2000.*
Note: **Floodwater**, in relation to a **watercourse** or **lake**, means water that has overflowed the outer banks of the **watercourse**, or the bed and banks of the **lake**, because of a flood event affecting the **watercourse** or **lake**, and is on land near the **watercourse** or **lake**.

Incidental take of overland flow water means to take **overland flow water** in a storage that is primarily for storing water from a source other than overland flow.

Intensive stocking means a technique of stocking land on a long term basis above what is normally considered to be the carrying capacity of the land, for example, by implementing strategic or rotational grazing.

Lake see schedule 4 of the *Water Act 2000*.
Note: **Lake** includes:
1. if a feature is identified on the **watercourse** identification map as a **lake** – means the feature identified on the map; or
2. otherwise, includes:
   a. a lagoon, swamp or other natural collection of water, whether permanent or intermittent
   b. the bed and banks and any other element confining or containing the water.

Levee see schedule 4 of the *Water Act 2000*.
Note: **Levee** means an artificial embankment or structure which prevents or reduces the flow of **overland flow water** onto or from land. A **levee** includes **levee**-related infrastructure.

Limited catchment areas are areas listed in table 10.3.1.

Murray Darling Basin catchment includes the following **water plan** areas**:**
1. Water Plan (Condamine and Balonne) 2019 area
2. Water Plan (Border Rivers and Moonie) 2019 area
3. Water Plan (Warrego, Paroo, Bullo and Nebine) 2016 area; except the Bulloo River catchment. (see schedule 1 of the Water Plan)

Overland flow water see schedule 4 of the *Water Act 2000*.
Note: **Overland flow water**:
1. means water, including **floodwater**, that is urban stormwater or is other water flowing over land, other than in a **watercourse** or **lake**:
   a. after having fallen as rain or in any other way; or
   b. after rising to the surface naturally from underground
2. does not include:
   a. water that has naturally infiltrated the soil in normal farming operations, including infiltration that has occurred in farming activity such as clearing, replanting and broadacre ploughing; or
   b. tailwater from irrigation if the tailwater recycling meets best practice requirements; or
   c. water collected from roofs for rainwater tanks.

Same premises means contiguous parcels of land or tenure under the same land ownership or tenure holder.

Spring see schedule 4 of the *Water Act 2000*.
Note: **Spring** means:
1. if a feature is identified on the **watercourse** identification map as a **spring** – the feature identified on the map; or
2. otherwise – the land to which water rises naturally from below the ground and the land over which the water then flows.

Underground water see schedule 4 of the *Water Act 2000*.
Note: **Underground water** means water that occurs naturally in, or is introduced artificially into, an aquifer.

Water entitlement see schedule 4 of the *Water Act 2000*.
Note: **water entitlement** means a water allocation, interim water allocation or water licence granted under the *Water Act 2000.*

Water plan see schedule 4 of the *Water Act 2000*.
Note: **Water plan** means a plan approved by the Governor in Council under section 48(1) of the *Water Act 2000*.

Water management protocol see schedule 4 of the *Water Act 2000*.
Note: **Water management protocol** means a protocol made by the chief executive under section 68 of the *Water Act 2000.*

Water planning instrument see schedule 4 of the *Water Act 2000*.
Note: **Water planning instrument** means a water plan, **water management protocol** or moratorium notice.

Water sensitive urban design means design that integrates total water cycle management into the urban built form to minimise the effects of development on the natural water cycle and environmental values, and to address water supply and use.

Watercourse see schedule 4 of the *Water Act 2000*.
Note: A **watercourse**:

1. is a river, creek or other stream, including a stream in the form of an anabranch or a tributary, in which water flows permanently or intermittently, regardless of the frequency of flow events:
   a. in a natural channel, whether artificially modified or not; or
   b. in an artificial channel that has changed the course of the stream
2. includes any of the following located in it:
   a. in-stream islands
   b. benches
   c. bars
3. does not, however, include a drainage feature
4. further, unless there is a contrary intention, a reference to a **watercourse** in the *Water Act 2000*, other than in section 5 or in the definitions in schedule 4 to the extent they support the operation of section 5, is a reference to anywhere that is:
   a. upstream of the downstream limit of the **watercourse**
   b. between the lateral limits of the **watercourse**
   c. a reference to the *Water Act 2000* to, or a to a circumstance that involves, land adjoining a **watercourse**, is a reference to, or a circumstance that involves, and effectively adjoining a **watercourse**.

Section 5AA of the *Water Act 2000* provides for the **watercourse identification map** that identifies the known extent of **watercourses** and drainage features that are managed under the *Water Act 2000*. Please be aware that the majority of minor **watercourses** and drainage features in Queensland have not yet been mapped, as indicated in the mapping, and therefore it should not be the only source of information that is relied upon when interpreting the SDAP provisions or identifying assessment triggers.

Water year see schedule 4 of the *Water Act 2000*
Note: a **water year**, for a water management protocol, resource operations licence, operations manual, interim resource operations licence or water licence, means—

(a) the accounting period prescribed by regulation for the protocol, licence or manual; or
(b) until a period is prescribed under paragraph (a)—the accounting period stated in the protocol, licence or manual for taking water under the protocol, licence or manual.

Abbreviations

ERA – Environmentally relevant activity

State code 11: Removal, destruction or damage of marine plants

Purpose statement

The purpose of this code is to ensure that development which involves the removal, destruction or damage of **marine plants** and **fish habitat**:

1. maintains the extent, distribution, diversity and condition of **marine plant** communities and protects the ecological functions to which they contribute;
2. maintains the health and productivity of **fisheries resources** and **fish habitat**;
3. minimises impacts on the management, use, development and protection of **fisheries resources** and **fish habitat**;
4. is designed and located to avoid impacts or, where the **matters of state environmental significance** cannot be reasonably avoided, impacts are reasonably minimised and mitigated;
5. does not result in a **significant residual impact** on **a matter of state environmental significance** unless **the significant residual impact** is acceptable, and an **offset** is provided.

Using this code

The assessment benchmarks for this code comprise:

- a purpose statement which identifies the overall intent of the code;
- performance outcomes which set benchmarks to achieve the purpose statement of the code;
- acceptable outcomes which identify one way to achieve the relevant performance outcome.

Development complies with the code where:

- it complies with the acceptable outcomes for the performance outcome; or
- it complies with all the performance outcomes, where not complying with the acceptable outcomes; or
- development does not meet relevant performance outcome(s) and SARA determines, on balance, that the development complies with the purpose statement.

This code also includes the glossary of terms for definitions relevant to this code and reference documents; including the guideline **State Development Assessment Provisions guideline – State Code 11: Removal, destruction or damage of marine plants** which provides direction on how to address this code.

Performance outcomes and acceptable outcomes

Table 11.1 Operational works

Performance outcomes	Acceptable outcomes
All development - Impacts to marine plants	
PO1 The design, construction and maintenance of the development does not result in adverse impacts to **marine plants** and **fish habitat**.	No acceptable outcome is prescribed.
PO2 Development is designed and sited to: 1. avoid impacts on **marine plants**; or 2. minimise and mitigate impacts on **marine plants** after demonstrating avoidance is not reasonably possible; and 3. provide an **offset** if, after demonstrating all reasonable avoidance, minimisation and mitigation measures are undertaken, the development results in an acceptable **significant residual impact** on **marine plants** that are: (a) A **matter of State environmental significance**; and (b) A **prescribed environmental matter**. Statutory note: For Brisbane core port land, an offset may only be applied to development on land identified as E1	No acceptable outcome is prescribed.

Performance outcomes	Acceptable outcomes
Conservation/Buffer, E2 Open Space or Buffer/Investigation in the Brisbane Port LUP precinct plan.	
PO3 Aspects of development are only permitted on **tidal land** where there is a **functional requirement** and the development cannot be feasibly located elsewhere. Ancillary elements (such as rest rooms and offices) are to be located outside of **tidal land**.	No acceptable outcome is prescribed.
PO4 The design, construction and maintenance of the development does not result in adverse impacts on **fisheries resources**.	No acceptable outcome is prescribed.
PO5 The development maintains or improves natural drainage patterns and preserves the extent, frequency, duration and timing of tidal and freshwater inundation necessary to sustain the health, distribution and ecological function of **marine plants** and associated **fish habitats**. Statutory note: Development is to demonstrate that it does not alter hydrological conditions in a way that directly or indirectly results in the decline, deterioration, or loss of **marine plants**.	*For bridges:* **AO5.1** Bridges are designed with abutments above the **highest astronomical tide**. AND *For water, sewer or stormwater infrastructure:* **AO5.2** Infrastructure is placed below the existing natural substrate surface level, and natural substrate, surface levels and habitat condition and values are reinstated. *For any other development, no acceptable outcome is prescribed.*
PO6 The design, construction and maintenance of the development: (a) maintains natural erosion and accretion processes. (b) does not increase the risk of scour or erosion of **waterway** bed or banks; and does not increase the risk of shoreline or **foreshore** erosion.	No acceptable outcome is prescribed.
PO7 Development does not adversely impact on recreational, indigenous and commercial **fishing** use of or access to **fisheries resources** and **fish habitats, fishing** related infrastructure, services and facilities**.**	*For development for a material change of use or reconfiguration of a lot:* **AO7.1 Tidal land** and **fish habitats** are separated from development and are available for **public use**. **AO7.2** The development does not alter existing infrastructure or existing community access arrangements. *For any other development, no acceptable outcome is prescribed.*

Reference documents

Department of Primary Industries, State Development Assessment Provisions guideline - State Code 11: Removal, destruction or damage of marine plants

Department of Environment, Tourism, Science and Innovation, Environmental offsets framework

Department of Primary Industries 1998, Restoration of fish habitats: Fisheries guidelines for marine areas FHG 002

Department of Environment and Science 2015, Fish habitat area code of practice: The lawful use of physical, pesticide and biological controls in a declared fish habitat area

Department of Primary Industries 2000, Fisheries guidelines for fish habitat buffer zones FHG 003

Department of State Development, Infrastructure and Planning 2014, Significant residual impact guideline

Local Government Association of Queensland 2014, Mosquito management code of practice

Policies
Department of Environment and Science 2015, Marine management: Fish habitat area selection, assessment, declaration and review

Department of Environment and Science 2015, Marine management: Management of declared fish habitat areas

Ministerial Council on Forestry, Fisheries and Aquaculture 1999, National Policy for the Translocation of Live Aquatic Organisms – Issues, Principles and Guidelines for Implementation

Accepted Development
Business Queensland website, Accepted development requirements for operational work that is the removal, destruction or damage of marine plants

Other references
Queensland Government Publications Portal, Research reports on declared Fish Habitat Areas

Department of Agriculture, Fisheries and Forestry 2013, Guideline on fisheries adjustment as a result of development (available on request from DPI)

Business Queensland website Waterway works and structures

Department of Environment and Resource Management 2011, Queensland Wetland Buffer Planning Guideline

Business Queensland website Declared Fish Habitat Area plans and locations

Business Queensland website, Aquaculture management

Department of Resources 2024, Queensland Acid Sulfate Soil Technical Manual: Soil Management Guidelines v5.1

International Ecohydraulics Symposium 2012, From Sea to Source: International guidance for the restoration of fish migration highways

International Erosion Control Association Australasia 2025, Best practice erosion and sediment control document

Glossary of terms

Declared fish habitat area see the *Fisheries Act 1994*.
Note: **Declared fish habitat area** means an area that is declared under the *Fisheries Act 1994* to be a **fish habitat** area. Section 120 of the
Fisheries Act 1994 deals with declaration of **fish habitat** areas.

Fish see section 5 of the *Fisheries Act 1994*.
Note: **Fish**:
1. means an animal (whether living or dead) of a species that throughout its life cycle usually lives:
    a. in water (whether freshwater or saltwater); or
    b. in or on foreshores; or
    c. in or on **land** under water

2. includes:
    a. prawns, crayfish, rock lobsters, crabs and other crustaceans
    b. scallops, oysters, pearl oysters and other molluscs
    c. sponges, annelid worms, bêche-de-mer and other holothurians
    d. trochus and green snails
3. does not include:
    a. crocodiles, or
    b. protected animals under the *Nature Conservation Act 1992*; or
    c. pests under the *Pest Management Act 2001*; or
    d. animals prescribed under a regulation not to be **fish**
4. also includes:
    a. the spat, spawn and eggs of **fish**
    b. any part of **fish** or spat, spawn or eggs of **fish**
    c. treated **fish**, including treated spat, spawn and eggs of **fish**
    d. coral, coral limestone, shell grit or star sand
    e. freshwater or saltwater products declared under a regulation to be **fish**.

Fish habitat see the *Fisheries Act 1994*.
Note: **Fish habitat** includes **land**, waters and plants associated with the life cycle of **fish**, and includes **land** and waters not presently occupied by **fisheries resources.**

Fisheries resources see the *Fisheries Act 1994*.
Note: **Fisheries resources** includes **fish** and **marine plants**.

Fishing see the *Fisheries Act 1994*.
Note: **Fishing** includes:
1. searching for, or taking, **fish**
2. attempting to search for, or take, **fish**
3. engaging in other activities that can reasonably be expected to result in the locating, or taking, of **fish**
4. landing **fish** (from a boat or in another way), bringing **fish** ashore or transhipping **fish**.

Foreshore see the *Fisheries Act 1994*.
Note: **Foreshore** means parts of the banks, beds, reefs, shoals, shore and other **land** between high water and low water.

Functional requirement to be located on **tidal land** means that there is a prerequisite greater than any other consideration for the aspect of development to be located on tidal lands to achieve its function. For example, the ramp element of a boat ramp must be on **tidal land** to enable the launching of boats. However, the functional requirement does not extend to associated or ancillary elements. For example, amenity facilities to service ramp users are not required to be located on **tidal land** to function. Similarly, a stormwater outlet has a functional requirement to be located on **tidal land** to discharge flows and reduce risks of flooding adjoining **land**. However, only the outlet headwall and scour apron needs to be located on **tidal land** while other associated infrastructure such as detention basins can function entirely on terrestrial **land**.

Highest astronomical tide means the highest level of the tides that can be predicted to occur under average meteorological conditions and under any combination of astronomical conditions.

Land includes **foreshores** and tidal and non-tidal land.

Legally secured offset area see the *Environmental Offsets Act 2014*.
Note: An area of **land** is a **legally secured offset area** if:
1. the area is:
    a. an environmental **offset** protection area; or
    b. an area declared as an area of high nature conservation value under section 19F of the *Vegetation Management Act 1999*; or

another area prescribed under a regulation; and
2. under the *Environmental Offsets Act 2014* or another Act, the area is subject to a delivery or management plan or agreement (however described in this Act or the other Act) to achieve a conservation outcome for a **prescribed environmental matter**.

Marine plant see section 8 of the *Fisheries Act 1994*.
Note: **Marine plant** includes the following:
1. a plant (a tidal plant) that usually grows on, or adjacent to, **tidal land**, whether it is living, dead, standing or fallen
2. material of a tidal plant, or other plant material on **tidal land**
3. a plant, or material of a plant, prescribed under a regulation or management plan to be a **marine plant**.

A **marine plant** does not include a plant that is a prohibited matter or restricted matter under the *Biosecurity Act 2014*.

Matters of state environmental significance see schedule 2 of the Environmental Offsets Regulation 2014.
Note: **Matters of state environmental significance** are **prescribed environmental matters** under the Environmental Offsets Regulation 2014
that require an offset when a prescribed activity will have a significant residual impact on the matter. A **matter of state environmental significance** is any of the following matters:
1. regional ecosystems under the *Vegetation Management Act 1999* that:
   a. are endangered regional ecosystems
   b. are of concern regional ecosystems
   c. intersect with a wetland shown on the vegetation management wetlands map
   d. contain areas of essential habitat shown on the essential habitat map for an animal that is endangered wildlife or vulnerable wildlife or a plant that is endangered wildlife or vulnerable wildlife
   e. are located within the defined distances stated in the Environmental Offsets Policy 2014 from the defining banks of a relevant watercourse or drainage feature as shown on the vegetation management watercourse and drainage feature map
   f. contain remnant vegetation and are areas of land determined to be required for ecosystem functioning (‘connectivity areas’)
2. wetlands in a wetland protection area or wetlands of high ecological significance shown on the Map of Queensland Wetland Environmental Values under the Environmental Protection Policy 2019
3. wetlands and watercourses in high ecological value waters as defined in schedule 2 of the Environmental Protection (Water and Wetland Biodiversity) Policy 2019
4. designated precincts in strategic environmental areas under the Regional Planning Interests Regulation 2014
5. threatened wildlife (plants and animals) under the *Nature Conservation Act 1992* and special least concern animals under the Nature Conservation (Wildlife) Regulation 2006
6. protected areas under the *Nature Conservation Act 1992* excluding coordinated conservation areas
7. highly protected zones of state marine parks under the *Marine Parks Act 2004*
8. declared **fish habitat** areas under the *Fisheries Act 1994*
9. waterways that provide for **fish** passage under the *Fisheries Act 1994* if the construction, installation or modification of waterway barrier works carried out under an authority will limit the passage of **fish** along the waterway
10. marine plants under the *Fisheries Act 1994*
11. legally secured **offset** areas.

Offset means environmental **offset** under the *Environmental Offsets Act 2014*.
Note: Environmental **offset** means an activity undertaken to counterbalance a **significant residual impact** of a prescribed activity on a **prescribed environmental matter**, delivered in accordance with the Environmental offsets framework. The **prescribed environmental matters** assessed under the State Development Assessment Provisions are **matters of state environmental significance**.

Prescribed environmental matters see the *Environmental Offsets Act 2014*.
Note: A prescribed environmental matter is any species, ecosystem or other similar matter protected under Queensland legislation for which an offset may be provided. A prescribed environmental matter may be a matter of national, state or local environmental significance, however, assessment criteria in the State Development Assessment Provisions only relate to matters of state environmental significance.
Each of the **prescribed environmental matters** are listed under the Environmental Offsets Regulation 2014.

Public use means available for free use by any member of the public without prior permission.

Significant residual impact see the *Environmental Offsets Act 2014*.
Note: **Significant residual impact** is an impact, whether direct or indirect, of a prescribed activity on all or part of a **prescribed environmental**

matter that:

1. remains, or will or is likely to remain, (whether temporarily or permanently) despite on-site mitigation measures for the prescribed activity
2. is, or will, or is likely to be, significant.

Guidance for determining if a prescribed activity will have a **significant residual impact** on a **matter of state environmental significance** is
provided in the Significant Residual Impact Guideline, Department of State Development, Infrastructure and Planning, 2014.

Tidal land see the *Fisheries Act 1994*.
Note: **Tidal land** includes reefs, shoals and other **land** permanently or periodically submerged by waters subject to tidal influence.

Waterway see the *Fisheries Act 1994*.
Note: **Waterway** includes a river, creek, stream, watercourse or inlet of the sea. For further guidance see the Business Queensland webpage *Waterways in Queensland*.

State code 12: Development in a declared fish habitat area

Purpose statement

The purpose of the code is to ensure development in a **declared fish habitat area**:

1. is limited to **prescribed development purposes**;
2. maintains the natural condition of **fish habitat** and natural processes in **management A areas**;
3. maintains the current **fish habitat** values and functions of **management B areas**;
4. maintains the community and **fishing** sector's use of the area and access to **fisheries resources**;
5. is designed and located to avoid impacts or, where the **matters of state environmental significance** cannot be reasonably avoided, impacts are reasonably minimised and mitigated;
6. does not result in a **significant residual impact** on a **matter of state environmental significance** unless **the significant residual impact** is acceptable, and an **offset** is provided.

Using this code

Development cannot comply with this code where it is:

- not for one or more **prescribed development purposes**; or
- oyster aquaculture that is not in compliance with the Oyster industry plan for Moreton Bay Marine Park, Department of Agriculture and Fisheries, 2015.

The assessment benchmarks for this code comprise:

- a purpose statement which identifies the overall intent of the code;
- performance outcomes which set benchmarks to achieve the purpose statement of the code;
- acceptable outcomes which identify one way to achieve the relevant performance outcome.

Development complies with the code where:

- it complies with the acceptable outcomes for the performance outcome; or
- it complies with all the performance outcomes, where not complying with the acceptable outcomes; or
- development does not meet relevant performance outcome(s) and SARA determines, on balance, that the development complies with the purpose statement.

Note: Where development is in accordance with a current resource allocation authority, it complies with all the assessment benchmarks of Table 12.1.

This code also includes the glossary of terms for definitions relevant to this code and reference documents; including the guideline **State Development Assessment Provisions Guidance Material: State code 12: Development in a declared fish habitat area**, which provides direction on how to address this code.

Performance outcomes and acceptable outcomes

Table 12.1: Building work or operational works for which a resource allocation authority has not yet been granted

Performance outcomes
Prescribed development purposes
PO1 Development is only undertaken for a **prescribed development purpose** in a **declared fish habitat area.**
All development
PO2 Marine plants to be used for revegetation purposes have **local provenance** and are obtained from within a **declared fish habitat area** only if: 1. no alternative source of **marine plants** is feasible; or 2. the removal of **marine plants** has minimal impact on the **declared fish habitat area**.
PO3 Development for a public or educational purpose is located to optimise **public use**, benefit or awareness of the **declared fish habitat area**.
Research including monitoring or education
PO4 Development that is for researching, including monitoring, surveying and investigating or educating, is directly related to one or more of the following: 1. **fish**, **fisheries** or **fish habitat**; 2. general biological or ecosystem values or processes within the area;

Performance outcomes
3. protected area management; 4. investigation of impacts of development on the **declared fish habitat area**; 5. cultural values; 6. experimental trials for a research project.
Structures in a management B area
PO5 Development within a **declared fish habitat area**: 1. directly abuts **land** that is owned or directly controlled by the applicant (or with the consent of the owner); or 2. is in a location within the **declared fish habitat area** with State government marine planning arrangements that support the development (e.g. a mooring within a designated or agreed mooring areas).
PO6 For private development that is for the purposes of facilitating **fishing** or boat access (e.g. installation of a private jetty, pontoon, boat ramp or **fishing** platform) only one structure or facility is provided per adjoining property and is located entirely within the extension of the side boundaries of that property.
PO7 Private boat mooring: 1. where adjoining property, is limited to one mooring located entirely within the extension of the side boundaries of that property; or 2. is installed within a government approved **designated mooring area;** or 3. is installed in an existing mooring field.
PO8 Development for erosion control purposes (including revetments, groynes and gabions) only occurs where erosion is resulting in an immediate threat to: 1. the ability to use the **land** for its existing or approved purpose; or 2. infrastructure, structures or buildings that are not expendable or not able to be relocated; or 3. a cultural heritage site.
Beach replenishment in a management B area
PO9 Beach replenishment only occurs where erosion is resulting in an immediate threat to: 1. the ability to use the **land** for its existing or approved purpose; or 2. infrastructure, structures or buildings that are not expendable or not able to be relocated; or 3. a cultural heritage site.
PO10 The area that the beach replenishment is to be carried out on is a high-energy, sandy sediment shoreline with biological communities adapted to mobile sediments.

Table 12.2: All building work or operational works

Performance outcomes
All development
PO11 Only those aspects of a development that have a functional requirement to be located within the **declared fish habitat area** occur within the area. Ancillary elements (for example, car and trailer parks, rest rooms, offices) occur outside the **declared fish habitat area**.
PO12 The spatial extent of development within the **declared fish habitat area** is minimised to the greatest extent practical to ensure the integrity of intact habitats.
PO13 Development is designed and constructed to ensure it does not increase the risk of mortality, **disease** or injury to **fish**, or compromise the health, productivity, marketability or suitability for human consumption of **fish**.
PO14 Development maintains or improves water quality.
PO15 Development maintains tidal or stream hydrology and retains natural drainage and inundation patterns.
PO16 Development likely to cause disturbance to potential or actual acid sulfate soil, prevents the release of contaminants.
PO17 Where any temporary benthic disturbance is necessary the pre-disturbance condition is restored, having regard to (amongst other things): 1. surface sediment type and profile; 2. bank profile and potential for erosion; and 3. re-establishment by flora and fauna.
PO18 Excess sediment arising from development is managed to avoid further disturbance within the **declared fish habitat area**.
PO19 Development is designed, sited and constructed such that the need for additional works to ensure long term operation of the development is minimised.
PO20 Development does not adversely impact on:

Performance outcomes
1. community access to **fisheries resources** and **fish habitats** including recreational and indigenous **fishing** access; 2. commercial **fishing** access and linkages between a commercial, **fishery** and infrastructure, services and facilities.
Restoration works
PO21 Development which is for restoration ensures the **declared fish habitat area** returns to pre-existing or improved condition or improves future resilience and recovery.
Constructing a temporary structure
PO22 A temporary structure is in place for a limited period, is designed to facilitate **fish** movement and be completely removed.
Structures in a management A area that were constructed before the area was declared as a fish habitat area
PO23 Relocation or **exchange** of an existing structure: 1. results in a footprint that is less than or equal to the footprint of the existing structure; 2. improves the condition of **fisheries resources** and **fish habitats**, including through water quality outcomes.
PO24 Upgrading or replacement of public sewerage, water treatment and stormwater infrastructure minimises the disturbance footprint within the **declared fish habitat area** and improves the condition of **fisheries resources** and **fish habitats**, including through improved water quality outcomes.
Structures in a management B area
PO25 The establishment of structures or infrastructure does not involve filling of **tidal land**.
PO26 Development for erosion control purposes (including revetments, groynes and gabions) is designed to achieve the best available erosion management solution from both an erosion management and a **fish habitat** management perspective.
PO27 Development for erosion control purposes (including revetments, groynes and gabions) does not result in permanent loss of **fish habitat** beyond the footprint of the structure, other than where caused by minimal **regularisation** of the **foreshore** boundary.
Beach replenishment in a management B area
PO28 Beach replenishment does not create terrestrial **land**, unless it is a sacrificial dune or beach which forms an integral part of the erosion control design.
PO29 The beach replenishment work is undertaken in a way that minimises the need for other erosion control activities or works.
PO30 The beach replenishment work is undertaken in a way that minimises the frequency of any ongoing replenishment requirements.
PO31 A source of replenishment material for future maintenance is identified and secured.
Dredging or extracting sediment
PO32 Dredging or extracting sediment is only undertaken for the purposes of: 1. restoring **fish habitats** or natural processes; or 2. as part of the construction of a structure (e.g. excavating the footings for a boat ramp or revetment wall).
Aquaculture
PO33 Development for **aquaculture** is only for tidal works associated with oyster production within licensed oyster areas in compliance with the Oyster industry plan for Moreton Bay Marine Park, Department of Agriculture and Fisheries, 2015.
Matters of state environmental significance
PO34 Development is designed and sited to: 1. avoid impacts on **matters of state environmental significance**; or 2. minimise and mitigate impacts on **matters of state environmental significance** after demonstrating avoidance is not reasonably possible; and 3. provide an **offset** if, after demonstrating all reasonable avoidance, minimisation and mitigation measures are undertaken, the development results in an acceptable **significant residual impact** on a **matter of state environmental significance**. Statutory note: For Brisbane core port land, an **offset** may only be applied to development on land identified as E1 Conservation/Buffer, E2 Open Space or Buffer/Investigation in the Brisbane Port LUP precinct plan.

Reference documents

Department of Environment and Science 2022, State Development Assessment Provisions Guidance Material: State code 12: Development in a declared fish habitat area

Department of State Development, Infrastructure and Planning 2014, Significant Residual Impact Guideline

Glossary of terms

Aquaculture see the *Fisheries Act 1994*.
Note: **Aquaculture** means the cultivation of live **fisheries resources** for sale other than in circumstances prescribed under a regulation.

Declared fish habitat area see the *Fisheries Act 1994.*
Note: **Declared fish habitat area** means an area that is declared under the *Fisheries Act 1994* to be a **fish habitat** area. Section 120 of the *Fisheries Act 1994* deals with declaration of **fish habitat** areas.

Designated mooring area see Marine resource management: Management of declared fish habitat areas, Department of National Parks, Sport and Racing, 2015.
Note: **Designated mooring area** means an area designated for moorings under an agreement, plan or legislation by the Department of Agriculture and Fisheries, Department of Transport and Main Roads and/or any other relevant agencies.

Disease see section 94 of the *Fisheries Act 1994*.
Note: **Disease** means:
1. a **disease**, parasite, pest, plant or other thing (the **disease**) that has, or may have, the effect (directly or indirectly) of killing or causing illness in **fisheries resources**, or in humans or animals that eat **fisheries resources** infected with or containing the **disease**
2. a chemical or antibiotic residue
3. a **fish** or plant species that may compete against **fisheries resources** or other **fisheries resources** to the detriment of the **fisheries resources** or other **fisheries resources**.

Entity see the schedule of the *Fisheries Act 1994.*
Note: **Entity** includes an **entity** established under the law of the Commonwealth or another state.

Fish see section 5 of the *Fisheries Act 1994*.
Note: **Fish**:
1. means an animal (whether living or dead) of a species that throughout its life cycle usually lives:
   a. in water (whether freshwater or saltwater); or
   b. in or on **foreshores**; or
   c. in or on **land** under water
2. includes:
   a. prawns, crayfish, rock lobsters, crabs and other crustaceans
   b. scallops, oysters, pearl oysters and other molluscs
   c. sponges, annelid worms, bêche-de-mer and other holothurians
   d. trochus and green snails
3. does not include:
   a. crocodiles, or
   b. protected animals under the *Nature Conservation Act 1992*; or
   c. pests under the *Pest Management Act 2001*; or
   d. animals prescribed under a regulation not to be **fish**
4. fish also includes:
   a. the spat, spawn and eggs of **fish**
   b. any part of **fish** or spat, spawn or eggs of **fish**
   c. treated **fish**, including treated spat, spawn and eggs of **fish**
   d. coral, coral limestone, shell grit or star sand
   e. freshwater or saltwater products declared under a regulation to be **fish**.

Fish habitat see the *Fisheries Act 1994*.
Note: **Fish habitat** includes **land**, waters and plants associated with the life cycle of **fish**, and includes **land** and waters not presently occupied by **fisheries resources**.

Fisheries resources see the *Fisheries Act 1994*.
Note: **Fisheries resources** includes **fish** and **marine plants**.

Fishery see section 7 of the *Fisheries Act 1994*.
Note: **Fishery** means activity by way of **fishing**, for example, activities specified by reference to all or any of the following:
1. a species of **fish**
2. a type of **fish** by reference to sex, size or age or another characteristic

3. an area
4. a way of **fishing**
5. a type of boat
6. a class of person
7. the purpose of an activity
8. the effect of the activity on a **fish habitat**, whether or not the activity involves **fishing**
9. anything else prescribed under a regulation.

Fishing see the *Fisheries Act 1994.*
Note: **Fishing** includes:
1. searching for, or taking, **fish**
2. attempting to search for, or take, **fish**
3. engaging in other activities that can reasonably be expected to result in the locating, or taking, of **fish**
4. landing **fish** (from a boat or in another way), bringing **fish** ashore or transhipping **fish**.

Foreshore see the *Fisheries Act 1994*.
Note: **Foreshore** means parts of the banks, beds, reefs, shoals, shore and other **land** between high water and low water.

Land includes **foreshores** and tidal and non-tidal land.

Legally secured offset area see the *Environmental Offsets Act 2014*.
Note: An area of **land** is a **legally secured offset area** if:
1. the area is:
   a. an environmental **offset** protection area; or
   b. an area declared as an area of high nature conservation value under section 19F of the *Vegetation Management Act 1999*; or
   c. another area prescribed under a regulation; and
2. under the *Environmental Offsets Act 2014* or another Act, the area is subject to a delivery or management plan or agreement (however described in this Act or the other Act) to achieve a conservation outcome for a **prescribed environmental matter**.

Local provenance is within 100km of the site.

Management A area see the Fisheries (General) Regulation 2019.
Note: A **management A area** means an area within a **declared fish habitat area** identified by the words 'management A' on the **fish habitat** area plan mentioned in schedule 3 for the **declared fish habitat area**.

Management B area see the Fisheries (General) Regulation 2019.
Note: A **management B area** means an area within a **declared fish habitat area** identified by the words 'management B' on the **fish habitat** area plan mentioned in schedule 3 for the **declared fish habitat area**.

Marina see Marine Resource Management: Management of Declared Fish Habitat Areas Operational Policy, Department of National Parks, Sport and Racing, 2015.
Note: **Marina** means an area of tidal water primarily used for storage of multiple vessels secured to fixed or floating platforms that can be used to access the vessels. The **marina** may also include uses such as slipways, boat ramps, and fuel wharves.

Marine plant see section 8 of the *Fisheries Act 1994*.
Note: **Marine plant** includes the following:
1. a plant (a tidal plant) that usually grows on, or adjacent to, **tidal land**, whether it is living, dead, standing or fallen
2. material of a tidal plant, or other plant material on **tidal land**
3. a plant, or material of a plant, prescribed under a regulation or management plan to be a **marine plant**.

A **marine plant** does not include a plant that is a declared pest under the *Land Protection (Pest and Stock Route Management) Act 2002*.

Matters of state environmental significance see the Environmental Offsets Regulation 2014.
Note: **Matters of state environmental significance** are **prescribed environmental matters** under the Environmental Offsets Regulation 2014 that require an **offset** when a prescribed activity will have a **significant residual impact** on the matter. A **matter of state environmental significance** is any of the following matters:
1. regional ecosystems under the *Vegetation Management Act 1999* that:
   a. are endangered regional ecosystems
   b. are of concern regional ecosystems
   c. intersect with a wetland shown on the vegetation management wetlands map
   d. contain areas of essential habitat shown on the essential habitat map for an animal that is endangered wildlife or vulnerable wildlife or a plant that is endangered wildlife or vulnerable wildlife
   e. are located within the defined distances stated in the Environmental Offsets Policy 2014 from the defining banks of a relevant watercourse or drainage feature as shown on the vegetation management watercourse and drainage feature map; or
   f. are areas of **land** determined to be required for ecosystem functioning ('connectivity areas')
2. wetlands in a wetland protection area or wetlands of high ecological significance shown on the map of Queensland Wetland Environmental Values under the Environmental Protection (Water and Wetland Biodiversity) Policy 2019
3. wetlands and watercourses in high ecological value waters as defined in schedule 2 of the Environmental Protection (Water and Wetland Biodiversity) Policy 2019
4. designated precincts in strategic environmental areas under the Regional Planning Interests Regulation 2014

5. threatened wildlife (plants and animals) under the *Nature Conservation Act 1992* and special least concern animals under the Nature Conservation (Wildlife) Regulation 2006
6. protected areas under the *Nature Conservation Act 1992,* excluding coordinated conservation areas
7. highly protected zones of state marine parks under the *Marine Parks Act 2004*
8. **declared fish habitat areas** under the *Fisheries Act 1994*
9. **waterways** that provide for **fish** passage under the *Fisheries Act 1994* if the construction, installation or modification of **waterway** barrier works carried under an authority will limit the passage of **fish** along the **waterway**
10. **marine plants** under the *Fisheries Act 1994*; or
11. **legally secured offset areas**.

Offset means environmental offset under the *Environmental Offsets Act 2014*.
Note: Environmental **offset** means an activity undertaken to counterbalance a **significant residual impact** of a prescribed activity on a **prescribed environmental matter**, delivered in accordance with the Environmental offsets framework. The **prescribed environmental matters** assessed under the State Development Assessment Provisions are **matters of state environmental significance**.

Prescribed development purposes see the Fisheries (General) Regulation 2019.
Note: A **prescribed development purpose** for a **declared fish habitat area**, means any of the following in, or directly affecting, the area:
1. restoring the **fish habitat** or natural processes (for example: reinstating tidal profiles for allowing restoration of **marine plant** communities, restoring tidal flows and inundation patterns)
2. managing **fisheries resources** or **fish habitat** (for example: constructing a boardwalk for public access within the **declared fish habitat area** for preventing uncontrolled disturbance of the habitat)
3. researching, including monitoring, or educating
4. ensuring public health or safety
5. providing public infrastructure to facilitate **fishing** (for example: a boat ramp or jetty for **public use**)
6. providing subterranean public infrastructure if the surface of the area can be restored, after the completion of the relevant works or activity, to its condition before the performance of the works or activity
7. constructing a temporary structure
8. maintaining a structure that was constructed before the area was declared to be a **fish habitat** area under the Act
9. maintaining a structure, other than a structure mentioned in 8 above, that has been lawfully constructed
10. for a part of the area that is a **management B area**:
    a. constructing a permanent structure in the area; or
    b. depositing material for beach replenishment in the area for the purpose of erosion control.

Prescribed environmental matters see the *Environmental Offsets Act 2014*.
Note: A **prescribed environmental matter** is any species, ecosystem or other similar matter protected under Queensland legislation for which an **offset** may be provided. A **prescribed environmental matter** may be a matter of national, state or local environmental significance, however, assessment criteria in the SDAP only relate to **matters of state environmental significance**. Each of the **prescribed environmental matters** are listed under the Environmental Offsets Regulation 2014.

Public sector entity see the *Planning Act 2016.*
Note: A **public sector entity** means:
1. a department or part of a department; or
2. other than in chapter 4 (of the *Planning Act 2016*) – a distributor-retailer; or
3. an agency, authority, commission, committee, corporation (including a government owned corporation), instrumentality, office, or other **entity**, established under an Act for a public or state purpose (for example: a local government, a government owned corporation or a rail government **entity** under the *Transport Infrastructure Act 1994*).

Public use means available for free use by any member of the public without prior permission.

Regularisation means the process of making a shoreline more consistent in alignment.

Resource allocation authority means a **resource allocation authority** issued, and in force, under part 5, division 3, subdivision 2A of the *Fisheries Act 1994*.

Significant residual impact see the *Environmental Offsets Act 2014*.
Note: **Significant residual impact** is an impact, whether direct or indirect, of a prescribed activity on all or part of a **prescribed environmental matter** that:
1. remains, or will or is likely to remain, (whether temporarily or permanently) despite on-site mitigation measures for the prescribed activity
2. is, or will, or is likely to be, significant.

Guidance for determining if a prescribed activity will have a **significant residual impact** on a **matter of state environmental significance** is provided in the Significant Residual Impact Guideline, Department of State Development, Infrastructure and Planning, 2014.

Tidal land see the *Fisheries Act 1994.*
Note: **Tidal land** includes reefs, shoals and other **land** permanently or periodically submerged by waters subject to tidal influence.

Waterway see the *Fisheries Act 1994.*
Note: **Waterway** includes a river, creek, stream, watercourse or inlet of the sea. For further guidance see the Maintaining Fish Passage in Queensland: What is a waterway? factsheet, Department of Agriculture, Fisheries and Forestry, 2014.

State code 13: Unexploded ordnance

Purpose statement

The purpose of this code is to ensure that a site identified as having **substantial unexploded ordnance (UXO)** potential is investigated and, where necessary, remediated so as to not place another part of the environment, or human health, at risk as a consequence of development.

Using this code

The assessment benchmarks for this code comprise:

- a purpose statement which identifies the overall intent of the code;
- performance outcomes which set benchmarks to achieve the purpose statement of the code.

Development complies with the code where:

- it complies with all the performance outcomes; or
- development does not meet relevant performance outcome(s) and SARA determines, on balance, that the development complies with the purpose statement.

There are no acceptable outcomes for this code.

This code also includes the glossary of terms for definitions relevant to this code and reference documents; including guideline **Planning guidance – State code 13: Unexploded ordnance**, which provides direction on how to address this code.

Performance outcomes

Table 13.1 All development

Performance outcomes
PO1 On a site that is identified as having **substantial UXO** potential, a contractor approved by the Australian Department of Defence has certified that: 1. the site identified as having **substantial UXO** potential has been remediated; or 2. the proposed use can be suitably managed on the site.

Reference documents

Department of State Development, Infrastructure, Local Government and Planning, Planning guidance – State code 13: Unexploded ordnance

Australian Government, Department of Defence, Unexploded Ordnance in Australia
Note: The Australian Department of Defence will provide advice on the hazards associated with **UXO** to all Commonwealth, state and local government authorities and private organisations or individuals who request it. Defence is actively engaged in identifying areas where **UXO** are likely to be present. Members of the public can assist in this process. If you have any information that may be of assistance please contact UXO@defence.gov.au.

Glossary of terms

Substantial unexploded ordnance (**UXO**) means a site identified as having substantial UXO potential on the DA mapping system.
Note: The **DA mapping system** is available on the department's website.

Abbreviations

UXO – Unexploded ordnance

State code 14: Queensland heritage

Purpose statement

The purpose of this code is to ensure **development** on or **adjoining** a **Queensland heritage place** conserves its **cultural heritage significance** for the benefit of the community and future generations.

Specifically, this code seeks to ensure **development**:

1. on a **Queensland heritage place**:
   a. protects the **identified elements** of the **Queensland heritage place** that are of **cultural heritage significance** by substantially reducing unavoidable impacts;
   b. promotes the **preservation** of **identified elements** of the **Queensland heritage place** that are of **cultural heritage significance**;
   c. where practical, restores the **identified elements** of the **Queensland heritage place** that are of **cultural heritage significance**;
   d. aligns with the ongoing **conservation** management of the **Queensland heritage place** where **adaptation** is proposed.

If it is demonstrated that there is **no reasonable alternative** to **development** on a **Queensland heritage place destroying or substantially reducing** the place's **cultural heritage significance**, ensure that the place's significance is interpreted and incorporated as appropriate.

2. involving a material change of use **adjoining** a **Queensland heritage place**:
   a. maintains or substantially reduces unavoidable impacts on, the **setting** and/or **streetscape** where these form part of the **cultural heritage significance** of the **Queensland heritage place**;
   b. avoids direct adverse impacts on the **cultural heritage significance** of the **Queensland heritage place**.

Using this code

The assessment benchmarks for this code comprise:

- a purpose statement which identifies the overall intent of the code;
- performance outcomes which set benchmarks to achieve the purpose statement of the code.

Development complies with the code where:

- it complies with all the performance outcomes; or
- development does not meet relevant performance outcome(s) and SARA determines, on balance, that the development complies with the purpose statement.

There are no acceptable outcomes for this code.

This code also includes the glossary of terms for definitions relevant to this code and reference documents; including the guideline **State Development Assessment Provisions: State code 14: Queensland heritage**, which provides direction on how to address this code.

Performance outcomes

Table 14.1: Applicable criteria for development associated with a Queensland heritage place

Type of development on a Queensland heritage place	Relevant provisions of code
All **development** on a **Queensland heritage place**	Table 14.2 — PO1 – PO4
Reconfiguring a lot on land containing a **Queensland heritage place**	Table 14.3 — PO5 – PO7
Material change of use on land **adjoining** a **Queensland heritage place** or on a lot containing a **Queensland heritage place**, but not carried out on the **Queensland heritage place**	Table 14.4 — PO8

Table 14.2: Development on a Queensland heritage place

Performance outcomes
PO1 Development minimises adverse impacts on the **cultural heritage significance** of a **Queensland heritage place**.
PO2 Development on a **Queensland heritage place** with **identified archaeological potential** manages adverse impacts on **artefacts**.
PO3 Development employs methods and utilises materials that are compatible with the **conservation** of built and landscape **features** that form part of the **cultural heritage significance** of the **Queensland heritage place**.
Development proposing to destroy or substantially reduce the cultural heritage significance of a Queensland heritage place
PO4 Development proposing to **destroy or substantially reduce** the **cultural heritage significance** of the **Queensland heritage place** must demonstrate that there is **no reasonable alternative** to the **development** that would conserve the **cultural heritage significance** of the **Queensland heritage place**.

Table 14.3: Reconfiguring a lot on land containing a Queensland heritage place

Performance outcomes
PO5 Development does not result in a lot size or configuration which adversely impacts the aspects of the **setting** that form part of the **cultural heritage significance** of the **Queensland heritage place**.
PO6 Development does not result in a lot size and configuration which adversely impacts the ongoing **conservation** management of the **Queensland heritage place**.
Where the relationship between built and open spaces forms part of the cultural heritage significance of the place
PO7 Development on a place where the relationship between built and open spaces form part of the **cultural heritage significance** of the place, maintains a lot size and configuration which facilitates the **conservation** of these relationships.

Table 14.4: Material change of use on land adjoining a Queensland heritage place or on a lot containing a Queensland heritage place, but not carried out on the Queensland heritage place

Performance outcomes
PO8 Development is located, designed and scaled so that its form, bulk and proximity minimises adverse impacts on the **cultural heritage significance** of the **Queensland heritage place**.

Reference documents

Department of Environment and Science, Guideline – SDAP State code 14: Queensland heritage

Australia ICOMOS 2013, The Burra Charter: The Australia ICOMOS Charter for Places of Cultural Significance

Queensland heritage register Application form: Request for a certified copy of entry

Apply for a Heritage Exemption Certificate

Glossary of terms

Adaptation see The Burra Charter: The Australia ICOMOS Charter for Places of Cultural Significance, 2013.
Note: **Adaptation** means changing a place to suit the existing use or a proposed use.

Adjoining means premises that share a common boundary with a **Queensland heritage place**, including premises that meet at a single point on a common boundary.

Artefact see the *Queensland Heritage Act 1992*.
Note: **Artefact** means an archaeological **artefact** or underwater cultural heritage **artefact**.
The terms archaeological **artefact** and underwater cultural heritage **artefact** are defined in the *Queensland Heritage Act 1992*.

Conservation see the *Queensland Heritage Act 1992*.
Note: **Conservation** includes protection, stabilisation, maintenance, preservation, restoration, reconstruction and adaptation.

Cultural heritage significance see the *Queensland Heritage Act 1992*.
Note: **Cultural heritage significance**, of a place or feature of a place, means its aesthetic, architectural, historical, scientific, social, or other significance, to the present generation or past or future generations. In describing the **cultural heritage significance** of a **Queensland heritage place**, the entry for the place in the **Queensland Heritage Register** may address the aesthetic, architectural, historical, scientific, social, or other significance of a place or a **feature** of a place to the present generation or past or future generations. **Cultural heritage significance** is embodied in the place itself: its fabric, **setting**, use, associations, meanings, records, related places and related objects, as described in the entry for the place in the **Queensland Heritage Register**.

Destroy or substantially reduce see section 277 of the *Planning Act 2016*.
Note: Destroy or substantially reduce means to destroy or substantially reduce the cultural heritage significance of the **state heritage place**, including:
1. by demolishing all elements or features of the place that contribute to the place's cultural heritage significance described in the place's entry in the Queensland Heritage Register; and
2. by changing the place so that the place no longer satisfies any of the criteria for entry in the Queensland Heritage Register.

Development see the *Queensland Heritage Act 1992*.
Note: **Development** means:
1. carrying out
   a. building work; or
   b. plumbing or draining work; or
   c. operational work; or
2. reconfiguring a lot; or
3. making a material change of use of premises.

Building work for a Queensland heritage place, includes:
1. altering, repairing, maintaining or moving a built, natural, or landscape **feature**;
2. excavating, filling or other disturbances to land that may damage, expose or move archaeological **artefacts**;
3. altering, repairing or removing **artefacts** that contribute to the place's **cultural heritage significance**, including, for example, furniture or fittings;
4. altering, repairing or removing building finishes that contribute to the place's **cultural heritage significance**, including, for example, paint, wallpaper or plaster.

Feature see the *Queensland Heritage Act 1992*.
Note: **Feature**, in relation to a place, includes the following:
1. a building or structure, or part of a building or structure;
2. an **artefac**t, including an archaeological **artefact** and underwater cultural heritage **artefact**;
3. a precinct;
4. a natural or landscape feature.

Identified archaeological potential means that a place has been entered in the **Queensland Heritage Register** as it has potential to contain an archaeological **artefact** or other **feature** that is an important source of information about an aspect of Queensland's history. Places with archaeological potential satisfy criterion C of the cultural heritage criteria on which places are assessed for entry on the **Queensland Heritage Register**.

Identified elements means all aspects of a **Queensland heritage place**, including its **features** and **setting**, identified as being of **cultural heritage significance** in the entry for the place in the **Queensland Heritage Register**.

No reasonable alternative exists if it is demonstrated that, in the context of the heritage place:
1. a risk to public health and safety cannot be remedied, other than by carrying out the **development**;
2. a substantial environmental risk cannot be remedied, other than by carrying out the **development**;
3. an extraordinary economic cost would be caused by not carrying out the **development**. This does not include the opportunity cost associated with not proceeding with a proposed redevelopment on the site;
4. an extraordinary social disadvantage would result from not carrying out the **development**.

Preservation see The Burra Charter: The Australia ICOMOS Charter for Places of Cultural Significance, 2013.
Note: **Preservation** means maintaining a place in its existing state and retarding deterioration.

Queensland heritage place see the *Queensland Heritage Act 1992*.
Note: **Queensland heritage place** means a **State heritage place** or a protected area under part 4 of the *Queensland Heritage Act 1992.*

Queensland Heritage Register see the *Queensland Heritage Act 1992*.
Note: **Queensland Heritage Register** means the register kept under part 3 of the *Queensland Heritage Act 1992*.

Places in the **Queensland Heritage Register** have been assessed as satisfying one or more of eight cultural heritage criteria and have been entered in accordance with the requirements of the *Queensland Heritage Act 1992*. All applicants are encouraged to obtain a certified copy of the entry for the relevant **Queensland heritage place(s)** from the **Queensland Heritage Register** prior to making a **development** application. A certified copy of entry is an official and complete copy of a place's entry in the **Queensland Heritage Register**. To request a certified copy of entry submit an Application form: Request for a certified copy of entry available at to the Department of Environment and Science along with the required fee.

Setting see The Burra Charter: The Australia ICOMOS Charter for Places of Cultural Significance, 2013.
Note: **Setting** means the immediate and extended environment of a **State heritage place** that is part of or contributes to its **cultural heritage significance** and distinctive character. Urban form, setbacks, landmarks, spatial character and layout, landscape elements and historically significant views to or from the heritage place can contribute to the **cultural heritage significance** of a **setting**.

State heritage place see the *Queensland Heritage Act 1992*.
Note: **State heritage place** means a place entered in the **Queensland Heritage Register** as a **State heritage place** under part 4 of the *Queensland Heritage Act 1992.*

Streetscape means the visual elements of a street, including ground surfaces, adjoining buildings, street furniture, trees and open spaces, that combine to form the street's character.

State code 15: Removal of quarry material from a watercourse or lake

Purpose statement

The purpose of the code is to provide for the removal of **quarry material** from a **watercourse** or **lake** in a way that ensures the sustainable management of water resources and **quarry material** and is undertaken in a way to maintain natural environments and processes.

Using this code

The assessment benchmarks for this code comprise:

- a purpose statement which identifies the overall intent of the code;
- performance outcomes which set benchmarks to achieve the purpose statement of the code.

Development complies with the code where:

- it complies with all the performance outcomes; or
- development does not meet relevant performance outcome(s) and SARA determines, on balance, that the development complies with the purpose statement.

There are no acceptable outcomes for this code.

This code also includes the glossary of terms for definitions relevant to this code and reference documents; including the guideline **State code 15: Removal of quarry material,** which provides direction on how to address this code.

Performance outcomes

Table 15.1: All development

Performance outcomes
PO1 Works do not have an unacceptable impact on the natural river ecosystem processes, including naturally occurring geomorphic processes.
PO2 Works do not have an unacceptable impact on riverine or estuarine environments, including habitats for aquatic species.
PO3 Works do not adversely impact on the physical integrity of the **watercourse** or **lake**.
PO4 Works do not adversely impact built **instream infrastructure**.
PO5 Works do not impede other users' physical access to either water or quarry resources**.**

Reference documents

Department of Regional Development, Manufacturing and Water, State Development Assessment Provisions Guidance Material: State code 15: Removal of quarry material

Watercourse identification map
https://www.business.qld.gov.au/industries/mining-energy-water/water/maps-data/watercourse-map

Glossary of terms

Instream infrastructure includes, but is not limited to, works used to take or interfere with water, riverine restoration works, pylons or road infrastructure located within a **watercourse** or **lake**.

Lake see schedule 4 of the *Water Act 2000*.
Note: **Lake** includes:
1. if a feature is identified on the **watercourse** identification map as a **lake** – means the feature identified on the map; or
2. otherwise, includes:
   a. a lagoon, swamp or other natural collection of water, whether permanent or intermittent
   b. the bed and banks and any other element confining or containing the water.

Quarry material see schedule 4 of the *Water Act 2000*.

Note: **Quarry material** means material, other than a mineral within the meaning of any Act relating to mining, in a **watercourse** or **lake**. **Quarry material** includes stone, gravel, sand, rock, clay, earth and soil unless it is removed from the **watercourse** or **lake** as waste material.

Watercourse see schedule 4 of the *Water Act 2000*.

Note: A **watercourse**:

1. is a river, creek or other stream, including a stream in the form of an anabranch or a tributary, in which water flows permanently or intermittently, regardless of the frequency of flow events:
   a. in a natural channel, whether artificially modified or not; or
   b. in an artificial channel that has changed the course of the stream
2. includes any of the following located in it:
   a. in-stream islands
   b. benches
   c. bars
3. does not, however, include a drainage feature
4. further:
   a. unless there is a contrary intention, a reference to a **watercourse** in the *Water Act 2000*, other than in section 5 or in the definitions in schedule 4 to the extent they support the operation of section 5, is a reference to anywhere that is:
      I. upstream of the downstream limit of the **watercourse**
      II. between the lateral limits of the **watercourse**
   b. a reference in the *Water Act 2000* to, or to a circumstance that involves, land adjoining a **watercourse**, is a reference to, or to a circumstance that involves, land effectively adjoining a **watercourse**.

Note: Section 5AA of the *Water Act 2000* provides for the watercourse identification map that identifies the known extent of **watercourses** and drainage features that are managed under the *Water Act 2000*.

State code 16: Native vegetation clearing

Purpose statement

The purpose of this code is to ensure development:

1. avoids **clearing**, or where avoidance is not reasonably possible, minimises **clearing** to:
   a. conserve **vegetation**;
   b. avoid **land degradation**;
   c. avoid the loss of **biodiversity**;
   d. maintain **ecological processes**;
2. minimises contributions to greenhouse gas emissions;
3. for **vegetation retention purposes,** is undertaken in a manner that retains or regenerates **vegetation** by sustainably managing the impacts of the **clearing** on **regional ecosystems**, **biodiversity** and **ecological processes** over time;
4. is consistent with any **notice requiring compliance** on the land subject to the development application unless a **better environmental outcome** can be achieved;
5. is consistent with **vegetation management requirements** for **particular regulated areas** unless a **better environmental outcome** can be achieved;
6. avoids impacts on **vegetation** and minimises and mitigates impacts on **vegetation** where avoidance is not possible;
7. does not result in a **significant residual impact** on a **matter of state environmental significance** unless **the significant residual impact** is acceptable, and an **offset** is provided (where appropriate). An **offset** is not appropriate for acceptable **significant residual impacts** on a connectivity area unless the **clearing** is for development that is a **coordinated project**, **natural channel diversion** or **contaminants removal**.

Using this code

The assessment benchmarks for this code comprise:

- a purpose statement which identifies the overall intent of the code;
- performance outcomes which set benchmarks to achieve the purpose statement of the code;
- acceptable outcomes which identify one way to achieve the relevant performance outcome.

Development complies with the code where:

- it complies with the acceptable outcomes for the performance outcome; or
- it complies with all the performance outcomes, where not complying with the acceptable outcomes; or
- development does not meet relevant performance outcome(s) and SARA determines, on balance, that the development complies with the purpose statement.

This code also includes the glossary of terms for definitions relevant to this code and reference documents; including the guideline **State Development Assessment Provisions guideline - State Code 16: Clearing native vegetation**, which provides direction on how to address this code.

Guidance for determining if the development will have a **significant residual impact** is provided in the Significant Residual Impact Guideline, Department of State Development, Infrastructure and Planning, 2014 in section 3.1 (Regulated vegetation). Where the **significant residual impact** is considered an acceptable impact on the **matter of state environmental significance** and an **offset** is considered appropriate, the **offset** should be delivered in accordance with the environmental offsets framework.

Statutory note: Where an **offset** applies to development on Brisbane core port land, it only applies to areas within the area identified as E1 Conservation/Buffer, E2 Open Space or Buffer/Investigation in the Brisbane Port LUP precinct plan.

Performance outcomes and acceptable outcomes

Table 16.1: Relevant code provisions for each type of development

Clearing purpose	Relevant provisions
Material change of use and / or reconfiguring a lot and / or operational work	
Public safety, **relevant infrastructure activities** and / or **consequential development of IPA approval**	Table 16.2 and Table 16.3
Extractive industry	Table 16.2 and Table 16.4
Coordinated project (agriculture)	Table 16.2 and Table 16.5
Coordinated project (**extractive industry**)	Table 16.2 and Table 16.6
Coordinated project (all other purposes)	Table 16.2 and Table 16.7
Material change of use and / or reconfiguring a lot for all other purposes	Table 16.2 and Table 16.8
Material change of use and / or reconfiguring a lot for which there will be no **clearing as a result of the material change of use** or **reconfiguring a lot**	Table 16.9
Material change of use and / or reconfiguring a lot for which **clearing** is limited to **clearing** that could be done as **exempt clearing work** for the purpose of the development prior to the material change of use or reconfiguring a lot application being approved	Table 16.2 and Table 16.10
Operational work	
Necessary environmental clearing	Table 16.2 and Table 16.11
Control non-native plants or **declared pests**	Table 16.2 and Table 16.12
Encroachment	Table 16.2 and Table 16.13
Fodder harvesting	Table 16.2 and Table 16.14
Managing thickened vegetation	Table 16.2 and Table 16.15

Table 16.2: General

Performance outcomes	Acceptable outcomes
PO1 Clearing of **vegetation** is consistent with any **notice requiring compliance** on the land subject to the development application, unless a **better environmental outcome** can be achieved.	No acceptable outcome is prescribed.
PO2 Clearing of **vegetation** is consistent with **vegetation management requirements** for **particular regulated areas** unless a **better environmental outcome** can be achieved.	No acceptable outcome is prescribed.
PO3 Clearing of **vegetation** in a **legally secured offset area**: 1. is consistent with the **offset** delivery plan; or 2. is consistent with an **agreement** for the **offset area** on the land subject to the development application; or 3. only occurs if an additional **offset** is provided.	No acceptable outcome is prescribed.

Table 16.3: Public safety, relevant infrastructure activities and / or consequential development of IPA approval

Performance outcomes	Acceptable outcomes
Clearing avoids and minimises impacts	
PO4 Clearing of **vegetation** and **adverse impacts of clearing vegetation** do not occur unless the application	No acceptable outcome is prescribed.

Performance outcomes	Acceptable outcomes
has demonstrated that the **clearing** and the **adverse impacts of clearing** have been: 1. reasonably avoided; or 2. reasonably minimised where it cannot be reasonably avoided.	
Clearing associated with wetlands	
PO5 Clearing of **vegetation** within a natural **wetland** and/or within 100 metres of the **defining bank** of a natural **wetland** maintains the composition, structure and function of any **regional ecosystem** associated with any natural **wetland** to protect all of the following: 1. bank stability by protecting against bank erosion; 2. water quality by filtering sediments, nutrients and other pollutants; 3. aquatic habitat; 4. terrestrial habitat.	**AO5.1 Clearing** does not occur in a natural **wetland** or within 100 metres of the **defining bank** of any natural **wetland**. OR **AO5.2 Clearing** within 100 metres of the **defining bank** of any natural **wetland**: 1. does not occur within 10 metres of the **defining bank** of any natural **wetland**; and 2. does not exceed widths in reference table 1 in this code.
PO6 Where **clearing** of **vegetation** in a **regional ecosystem** associated with a natural **wetland** does not maintain the composition, structure and function of the **regional ecosystem**, and cannot be avoided and has been mitigated, an **offset** is provided for any acceptable **significant residual impact**.	No acceptable outcome is prescribed.
Clearing associated with watercourses and drainage features	
PO7 Clearing of **vegetation** within a **watercourse** and/or **drainage feature** and/or within the relevant distance (listed in reference table 2) of a **watercourse** and/or **drainage feature,** maintains the composition, structure and function of the **regional ecosystem** associated with the **watercourse** and/or **drainage feature** to protect all of the following: 1. bank stability by protecting against bank erosion; 2. water quality by filtering sediments, nutrients and other pollutants; 3. aquatic habitat; 4. terrestrial habitat.	**AO7.1 Clearing** does not occur in any of the following areas: 1. inside the defining bank of a **watercourse** or **drainage feature**; and 2. within the relevant distance of the **defining bank** of any **watercourse** or **drainage feature** in reference table 2 of this code. OR **AO7.2 Clearing** within any **watercourse** or **drainage feature**, or within the relevant distance of the **defining bank** of any **watercourse** or **drainage feature** in reference table 2 of this code: 1. does not exceed the widths in reference table 1 of this code; and 2. does not occur within 10 metres of the **defining bank**, unless **clearing** is required into or across the **watercourse** or **drainage feature**.
PO8 Where **clearing** of **vegetation** in a **regional ecosystem** associated with a **watercourse** and/or **drainage feature** does not maintain the composition, structure and function of the **regional ecosystem**, and cannot be avoided and has been mitigated, an **offset** is provided for any acceptable **significant residual impact**.	No acceptable outcome is prescribed.
Connectivity	
PO9 Regional ecosystems on the subject land and any adjacent land retain sufficient **vegetation** to: 1. maintain **ecological processes**; and	**AO9.1 Clearing** occurs in accordance with reference table 3 in this code.

Performance outcomes	Acceptable outcomes
2. ensure the **regional ecosystem** remains in the landscape despite **threatening processes**.	
Soil erosion if the local government is not the assessment manager for the development application	
PO10 Clearing of **vegetation** does not result in **accelerated soil erosion** within or outside the land the subject of the development application.	**AO10.1 Clearing** only occurs if an **erosion and sediment control plan** is developed and implemented to prevent increased **soil erosion and instability** resulting from the **clearing**.
Salinity	
PO11 Clearing of **vegetation** within 100 metres of a **salinity expression area** does not contribute to or accelerate **land degradation** through either of the following: 1. **waterlogging**; 2. the **salinisation** of **groundwater**, surface water or soil.	**AO11.1 Clearing** does not occur within 100 metres of a **salinity expression area**.
Conserving least concern regional ecosystems - Minimising clearing of areas temporarily required to enable construction of the infrastructure	
PO12 Clearing of **vegetation** for temporary use areas to construct necessary infrastructure, such as temporary use roads or access tracks, maintains the composition, structure and function of **least concern regional ecosystems**.	**AO12.1 Clearing** for temporary use areas to construct necessary infrastructure does not occur in a **least concern regional ecosystem**. OR **AO12.2** Total **clearing** for temporary use areas to construct necessary infrastructure in any **regional ecosystem** combined does not exceed the widths prescribed in table reference table 1 of this code. OR **AO12.3** Total **clearing** for temporary use areas to construct necessary infrastructure in any **regional ecosystem** combined does not exceed areas prescribed in table reference table 1 of this code.
PO13 Where **clearing** of **vegetation** in a **regional ecosystem** for temporary use areas to construct necessary infrastructure does not maintain the composition, structure and function of the **regional ecosystem**, and cannot be avoided and has been mitigated, the **cleared** area is **rehabilitated**.	No acceptable outcome is prescribed.
Conserving endangered and of concern regional ecosystems	
PO14 Clearing of **vegetation** maintains the composition, structure and function of **endangered regional ecosystems** and/or **of concern regional ecosystems**.	**AO14.1 Clearing** does not occur in an **endangered regional ecosystem** or an **of concern regional ecosystem**. OR **AO14.2** Total **clearing** of **endangered regional ecosystems** and **of concern regional ecosystems** combined does not exceed the widths prescribed in table reference table 1 of this code. OR

Performance outcomes	Acceptable outcomes
	AO14.3 Total **clearing** of **endangered regional ecosystems** and **of concern regional ecosystems** combined does not exceed areas prescribed in table reference table 1 of this code.
PO15 Where **clearing** of **vegetation** in an **endangered regional ecosystem** or an **of concern regional ecosystems** does not maintain the composition, structure and function of the **regional ecosystem**, and cannot be avoided and has been mitigated, the cleared area: 1. is **rehabilitated**; or 2. where the **cleared** area cannot reasonably be **rehabilitated**, an **offset** is provided for any acceptable **significant residual impact**.	No acceptable outcome is prescribed.
Essential habitat excluding essential habitat for *Phascolarctos cinereus* (koalas) if development is assessable under Schedule 10, Part 10 of the Planning Regulation 2017	
PO16 Clearing of **vegetation** in a **regional ecosystem** that is an area of **essential habitat** maintains the composition, structure and function of the **regional ecosystem** for each **protected wildlife** species individually.	**AO16.1 Clearing** does not occur in **essential habitat**. OR **AO16.2 Clearing** in **essential habitat** does not exceed the widths prescribed in reference table 1 of this code. OR **AO16.3 Clearing** in **essential habitat** does not exceed the areas prescribed in table reference table 1 of this code.
PO17 Where **clearing** of **vegetation** in a **regional ecosystem** that is an area of **essential habitat** does not maintain the composition, structure and function of the **regional ecosystem**, and cannot be avoided and has been mitigated, an **offset** is provided for any acceptable **significant residual impact for** each **protected wildlife** species individually.	No acceptable outcome is prescribed.
Acid sulfate soils if the local government is not the assessment manager for the development application	
PO18 Clearing of **vegetation** does not result in, or accelerate, disturbance of acid sulfate soils or changes to the hydrology of the location that will result in either of the following: 1. aeration of horizons containing iron sulphides; 2. mobilisation of acid or metals.	**AO18.1 Clearing** does not occur in **land zone 1**, **land zone 2** or **land zone 3**. OR **AO18.2 Clearing** in **land zone 1**, **land zone 2** or **land zone 3** in areas below the five metre Australian Height Datum only occurs where: 1. **mechanical clearing** does not disturb the soil to a depth greater than 30 centimetres; and 2. acid sulfate soils are managed consistent with the soil management guidelines in the Queensland Acid Sulfate Soil Technical Manual.

Table 16.4: Extractive industry

Performance outcomes	Acceptable outcomes
Clearing avoids and minimises impacts	

Performance outcomes	Acceptable outcomes
PO19 Clearing of **vegetation** and **adverse impacts of clearing vegetation** do not occur unless the application has demonstrated that the **clearing** and the **adverse impacts of clearing** have been: 1. reasonably avoided; or 2. reasonably minimised where it cannot be reasonably avoided.	No acceptable outcome is prescribed.
Clearing associated with wetlands	
PO20 Clearing of **vegetation** within a natural **wetland** and/or within 100 metres of the **defining bank** of a natural **wetland** maintains the composition, structure and function of any **regional ecosystem** associated with any natural **wetland** to protect all of the following: 1. bank stability by protecting against bank erosion; 2. water quality by filtering sediments, nutrients and other pollutants; 3. aquatic habitat; 4. terrestrial habitat.	**AO20.1 Clearing** does not occur in a natural **wetland** or within 100 metres of the **defining bank** of any natural **wetland**. OR **AO20.2 Clearing** within 100 metres of the **defining bank** of any natural **wetland**: 1. does not occur within 10 metres of the **defining bank** of any natural **wetland**; and 2. does not exceed widths in table reference table 1 in this code.
PO21 Where **clearing** of **vegetation** in a **regional ecosystem** associated with a natural **wetland** does not maintain the composition, structure and function of the **regional ecosystem**, and cannot be avoided and has been mitigated, an **offset** is provided for any acceptable **significant residual impact**.	No acceptable outcome is prescribed.
Clearing associated with watercourses and drainage features	
PO22 Clearing of **vegetation** within a **watercourse** and /or **drainage feature** and/or within the relevant distance (listed in reference table 2) of a **watercourse** and/or **drainage feature,** maintains the composition, structure and function of the **regional ecosystem** associated with the **watercourse** and/or **drainage feature** to protect all of the following: 1. bank stability by protecting against bank erosion; 2. water quality by filtering sediments, nutrients and other pollutants; 3. aquatic habitat; 4. terrestrial habitat.	**AO22.1 Clearing** does not occur in any of the following areas: 1. inside the **defining bank** of a **watercourse** or **drainage feature**; and 2. within the relevant distance of the **defining bank** of any **watercourse** or **drainage feature** in reference table 2 of this code. OR **AO22.2 Clearing** within any **watercourse** or **drainage feature**, or within the relevant distance of the **defining bank** of any **watercourse** or **drainage feature** in reference table 2 of this code: 1. does not exceed the widths in table reference table 1 of this code; and 2. does not occur within 10 metres of the **defining bank**, unless **clearing** is required into or across the **watercourse** or **drainage feature**.
PO23 Where **clearing** of **vegetation** in a **regional ecosystem** associated with a **watercourse** and/or **drainage feature** does not maintain the composition, structure and function of the **regional ecosystem**, and cannot be avoided and has been mitigated, an **offset** is provided for any acceptable **significant residual impact**.	No acceptable outcome is prescribed.
Connectivity	

Performance outcomes	Acceptable outcomes
PO24 Regional ecosystems on the subject land and any adjacent land retain sufficient **vegetation** to maintain: 1. **ecological processes**; and 2. ensure the **regional ecosystem** remains in the landscape despite **threatening processes**.	**AO24.1 Clearing** occurs in accordance with reference table 3 in this code.
Soil erosion if the local government is not the assessment manager for the development application	
PO25 Clearing does not result in **accelerated soil erosion** within or outside the land the subject of the development application.	**AO25.1 Clearing** only occurs if an **erosion and sediment control plan** is developed and implemented to prevent **soil erosion and instability** resulting from the **clearing**.
Salinity	
PO26 Clearing within 100 metres of a **salinity expression area** does not contribute to or accelerate **land degradation** through either of the following: 1. **waterlogging**; 2. the **salinisation** of **groundwater**, surface water or soil.	**AO26.1 Clearing** does not occur within 100 metres of a **salinity expression area**.
Conserving endangered and of concern regional ecosystems	
PO27 Clearing of **vegetation** maintains the composition, structure and function of **endangered regional ecosystems** and/or **of concern regional ecosystems**.	**AO27.1 Clearing** does not occur in an **endangered regional ecosystem** or an **of concern regional ecosystem**. OR **AO27.2** Total **clearing** of **endangered regional** ecosystems and **of concern regional ecosystems** combined does not exceed the widths prescribed in table reference table 1 of this code. OR **AO27.3** Total **clearing** of **endangered regional ecosystems** and **of concern regional ecosystems** combined does not exceed areas prescribed in table reference table 1 of this code.
PO28 Where **clearing** of **vegetation** in an **endangered regional ecosystem** or an **of concern regional ecosystems** does not maintain the composition, structure and function of the **regional ecosystem**, and cannot be avoided and has been mitigated, the cleared area: 1. is **rehabilitated**; or 2. where the cleared area cannot be **rehabilitated**, an **offset** is provided for any acceptable **significant residual impact**.	No acceptable outcome is prescribed.
Essential habitat excluding essential habitat for *Phascolarctos cinereus* (koalas) if development is assessable under Schedule 10, Part 10 of the Planning Regulation 2017	
PO29 Clearing of **vegetation** in a **regional ecosystem** that is an area of **essential habitat** maintains the composition, structure and function of the **regional ecosystem** for each **protected wildlife** species individually.	**AO29.1 Clearing** does not occur in **essential habitat**. OR

Performance outcomes	Acceptable outcomes
	AO29.2 Clearing in **essential habitat** does not exceed the widths prescribed in table reference table 1 of this code. OR **AO29.3 Clearing** in **essential habitat** does not exceed the areas prescribed in table reference table 1 of this code.
PO30 Where **clearing** of **vegetation** in a **regional ecosystem** that is an area of **essential habitat** does not maintain the composition, structure and function of the **regional ecosystem**, and cannot be avoided and has been mitigated, an **offset** is provided for any acceptable **significant residual impact for** each **protected wildlife** species individually.	No acceptable outcome is prescribed.
Acid sulfate soils if the local government is not the assessment manager for the development application	
PO31 Clearing does not result in, or accelerate, disturbance of acid sulfate soils or changes to the hydrology of the location that will result in either of the following: 1. aeration of horizons containing iron sulphides 2. mobilisation of acid or metals.	**AO31.1 Clearing** does not occur in **land zone 1**, **land zone 2** or **land zone 3**. OR **AO31.2 Clearing** in **land zone 1**, **land zone 2** or **land zone 3** in areas below the five metre Australian Height Datum only occurs where: 1. **mechanical clearing** does not disturb the soil to a depth greater than 30 centimetres; and 2. acid sulfate soils are managed consistent with the soil management guidelines in the Queensland Acid Sulfate Soil Technical Manual.
Staged clearing	
PO32 Clearing of **vegetation**: 1. is staged in line with operational needs that restrict **clearing** to the current operational area; and 2. only occurs in the area from which material will be extracted, and any reasonably associated **built infrastructure**, within the term of the development approval; and 3. does not occur without required permits.	No acceptable outcome is prescribed.

Table 16.5: Coordinated project (agriculture)

Performance outcomes	Acceptable outcomes
Clearing avoids and minimises impacts	
PO33 Clearing of **vegetation** and **adverse impacts of clearing vegetation** do not occur unless the application has demonstrated that the **clearing** and the **adverse impacts of clearing** have been: 1. reasonably avoided; or 2. reasonably minimised where it cannot be reasonably avoided.	No acceptable outcome is prescribed.
Clearing associated with wetlands	

Performance outcomes	Acceptable outcomes
PO34 Clearing of **vegetation** within a natural **wetland** and/or within 100 metres of the **defining bank** of a natural **wetland** maintains the composition, structure and function of any **regional ecosystem** associated with any natural **wetland** to protect all of the following: 1. bank stability by protecting against bank erosion; 2. water quality by filtering sediments, nutrients and other pollutants; 3. aquatic habitat; 4. terrestrial habitat.	**AO34.1 Clearing** does not occur in a natural **wetland** or within 100 metres of the **defining bank** of any natural **wetland**. OR **AO34.2 Clearing** within 100 metres of the **defining bank** of any natural **wetland**: 1. does not occur within 10 metres of the **defining bank** of any natural **wetland**; and 2. does not exceed widths in table reference table 1 in this code.
PO35 Where **clearing** of **vegetation** in a **regional ecosystem** associated with a natural **wetland** does not maintain the composition, structure and function of the **regional ecosystem**, and cannot be avoided and has been mitigated, an **offset** is provided for any acceptable **significant residual impact**.	No acceptable outcome is prescribed.
Clearing associated with watercourses and drainage features	
PO36 Clearing of **vegetation** within a **watercourse** and /or **drainage feature** and/or within the relevant distance (listed in reference table 2) of a **watercourse** and/or **drainage feature,** maintains the composition, structure and function of the **regional ecosystem** associated with the **watercourse** and/or **drainage feature** to protect all of the following: 1. bank stability by protecting against bank erosion; 2. water quality by filtering sediments, nutrients and other pollutants; 3. aquatic habitat; 4. terrestrial habitat.	**AO36.1 Clearing** does not occur in any of the following areas: 1. inside the **defining bank** of a **watercourse** or **drainage feature**; and 2. within the relevant distance of the **defining bank** of any **watercourse** or **drainage feature** in reference table 2 of this code. OR **AO36.2 Clearing** within any **watercourse** or **drainage feature**, or within the relevant distance of the **defining bank** of any **watercourse** or **drainage feature** in reference table 2 of this code: 1. does not exceed the widths in table reference table 1 of this code; and 2. does not occur within 10 metres of the **defining bank**, unless **clearing** is required into or across the **watercourse** or **drainage feature**.
PO37 Where **clearing** of **vegetation** in a **regional ecosystem** associated with a **watercourse** and/or **drainage feature** does not maintain the composition, structure and function of the **regional ecosystem**, and cannot be avoided and has been mitigated, an **offset** is provided for any acceptable **significant residual impact**.	No acceptable outcome is prescribed.
Connectivity	
PO38 Regional ecosystems on the subject land and any adjacent land retain sufficient **vegetation** to: 1. maintain **ecological processes**; and 2. ensure the **regional ecosystem** remains in the landscape despite **threatening processes**.	**AO38.1 Clearing** occurs in accordance reference table 3 of this code.
PO39 Where: 1. **clearing** of **vegetation** in a **regional ecosystem** does not maintain **ecological processes**; and	No acceptable outcome is prescribed.

Performance outcomes	Acceptable outcomes
2. the **regional ecosystem** does not remain in the landscape despite **threatening processes**; and 3. the **clearing** cannot be avoided; and 4. the **clearing** has been mitigated an **offset** is provided for any acceptable **significant residual impact**.	
Soil erosion if the local government is not the assessment manager for the development application	
PO40 Clearing does not result in **accelerated soil erosion** within or outside the land the subject of the development application.	**AO40.1 Clearing** only occurs if an **erosion and sediment control plan** is developed and implemented to prevent **soil erosion and instability** resulting from the **clearing**.
Salinity	
PO41 Clearing within 100 metres of a **salinity expression area** does not contribute to or accelerate **land degradation** through either of the following: 1. **waterlogging**; 2. the **salinisation** of **groundwater**, surface water or soil.	**AO41.1 Clearing** does not occur within 100 metres of a **salinity expression area**.
Conserving endangered and of concern regional ecosystems	
PO42 Clearing of **vegetation** maintains the composition, structure and function of **endangered regional ecosystems** and/or **of concern regional ecosystems**.	**AO42.1 Clearing** does not occur in an **endangered regional ecosystem** or an **of concern regional ecosystem**. OR **AO42.2** Total **clearing** of **endangered regional ecosystems** and **of concern regional ecosystems** combined does not exceed the widths prescribed in table reference table 1 of this code. OR **AO42.3** Total **clearing** of **endangered regional ecosystems** and **of concern regional ecosystems** combined does not exceed areas prescribed in table reference table 1 of this code.
PO43 Where **clearing** of **vegetation** in an **endangered regional ecosystem** or an **of concern regional ecosystems** does not maintain the composition, structure and function of the **regional ecosystem**, and cannot be avoided and has been mitigated, the cleared area: 1. is **rehabilitated**; or 2. where the cleared area cannot be **rehabilitated**, an **offset** is provided for any acceptable **significant residual impact**.	No acceptable outcome is prescribed.
Essential habitat excluding essential habitat for *Phascolarctos cinereus* (koalas) if development is assessable under Schedule 10, Part 10 of the Planning Regulation 2017	
PO44 Clearing of **vegetation** in a **regional ecosystem** that is an area of **essential habitat** maintains the composition, structure and function of the **regional ecosystem** for each **protected wildlife** species individually.	**AO44.1 Clearing** does not occur in **essential habitat**. OR

Performance outcomes	Acceptable outcomes
	AO44.2 Clearing in **essential habitat** does not exceed the widths prescribed in table reference table 1 of this code. OR **AO44.3 Clearing** in **essential habitat** does not exceed the areas prescribed in table reference table 1 of this code.
PO45 Where **clearing** of **vegetation** in a **regional ecosystem** that is an area of **essential habitat** does not maintain the composition, structure and function of the **regional ecosystem**, and cannot be avoided and has been mitigated, an **offset** is provided for any acceptable **significant residual impact for** each **protected wildlife** species individually.	No acceptable outcome is prescribed.
Acid sulfate soils if the local government is not the assessment manager for the development application	
PO46 Clearing does not result in, or accelerate, disturbance of acid sulfate soils or changes to the hydrology of the location that will result in either of the following: 1. aeration of horizons containing iron sulphides; 2. mobilisation of acid or metals.	**AO46.1 Clearing** does not occur in **land zone 1**, **land zone 2** or **land zone 3**. OR **AO46.2 Clearing** in **land zone 1**, **land zone 2** or **land zone 3** in areas below the five metre Australian Height Datum only occurs where: 1. **mechanical clearing** does not disturb the soil to a depth greater than 30 centimetres; and 2. acid sulfate soils are managed consistent with the soil management guidelines in the Queensland Acid Sulfate Soil Technical Manual.
Clearing for agriculture	
PO47 Clearing of **vegetation** only occurs where the land is suitable for agriculture having regard to topography, climate and soil attributes.	No acceptable outcome is prescribed.
PO48 For applications for irrigated crops, the owner of the land has, or may have, access to enough water for establishing, cultivating and harvesting the crops to which the **clearing** of **vegetation** relates.	No acceptable outcome is prescribed.

Table 16.6: Coordinated project (extractive industry)

Performance outcomes	Acceptable outcomes
Clearing avoids and minimises impacts	
PO49 Clearing of **vegetation** and **adverse impacts of clearing vegetation** do not occur unless the application has demonstrated that the **clearing** and the **adverse impacts of clearing** have been: 1. reasonably avoided; or 2. reasonably minimised where it cannot be reasonably avoided.	No acceptable outcome is prescribed.
Clearing associated with wetlands	
PO50 Clearing of **vegetation** within a natural **wetland** and/or within 100 metres of the **defining bank** of a natural **wetland** maintains the composition, structure and	**AO50.1 Clearing** does not occur in a natural **wetland** or within 100 metres of the **defining bank** of any natural **wetland**.

Performance outcomes	Acceptable outcomes
function of any **regional ecosystem** associated with any natural **wetland** to protect all of the following: 1. bank stability by protecting against bank erosion; 2. water quality by filtering sediments, nutrients and other pollutants; 3. aquatic habitat; 4. terrestrial habitat.	OR **AO50.2 Clearing** within 100 metres of the **defining bank** of any natural **wetland**: 1. does not occur within 10 metres of the **defining bank** of any natural **wetland**; and 2. does not exceed widths in reference table 1 in this code.
PO51 Where **clearing** of **vegetation** in a **regional ecosystem** associated with a natural **wetland** does not maintain the composition, structure and function of the **regional ecosystem**, and cannot be avoided and has been mitigated, an **offset** is provided for any acceptable **significant residual impact**.	No acceptable outcome is prescribed.
Clearing associated with watercourses and drainage features	
PO52 Clearing of **vegetation** within a **watercourse** and /or **drainage feature** and/or within the relevant distance (listed in reference table 2) of a **watercourse** and/or **drainage feature,** maintains the composition, structure and function of the **regional ecosystem** associated with the **watercourse** and/or **drainage feature** to protect all of the following: 1. bank stability by protecting against bank erosion; 2. water quality by filtering sediments, nutrients and other pollutants; 3. aquatic habitat; 4. terrestrial habitat.	**AO52.1 Clearing** does not occur in any of the following areas: 1. inside the **defining bank** of a **watercourse** or **drainage feature**; and 2. within the relevant distance of the **defining bank** of any **watercourse** or **drainage feature** in reference table 2 of this code. OR **AO52.2 Clearing** within any **watercourse** or **drainage feature**, or within the relevant distance of the **defining bank** of any **watercourse** or **drainage feature** in reference table 2 of this code: 1. does not exceed the widths in reference table 1 of this code; and 2. does not occur within 10 metres of the **defining bank**, unless **clearing** is required into or across the **watercourse** or **drainage feature**.
PO53 Where **clearing** of **vegetation** in a **regional ecosystem** associated with a **watercourse** and/or **drainage feature** does not maintain the composition, structure and function of the **regional ecosystem**, and cannot be avoided and has been mitigated, an **offset** is provided for any acceptable **significant residual impact**.	No acceptable outcome is prescribed.
Connectivity	
PO54 Regional ecosystems on the subject land and any adjacent land retain sufficient **vegetation** to: 1. maintain **ecological processes**; and 2. ensure the **regional ecosystem** remains in the landscape despite **threatening processes**.	**AO54.1 Clearing** occurs in accordance with reference table 3 of this code.
PO55 Where: 1. **clearing** of **vegetation** in a **regional ecosystem** does not maintain **ecological processes;** and 2. the **regional ecosystem**; and 3. the **clearing** cannot be avoided; and 4. the **clearing** has been mitigated an **offset** is provided for any acceptable **significant residual impact**.	No acceptable outcome is prescribed.

Performance outcomes	Acceptable outcomes
Soil erosion if the local government is not the assessment manager for the development application	
PO56 Clearing does not result in **accelerated soil erosion** within or outside the land the subject of the development application.	**AO56.1 Clearing** only occurs if an **erosion and sediment control plan** is developed and implemented to prevent **soil erosion and instability** resulting from the **clearing**.
Salinity	
PO57 Clearing within 100 metres of a **salinity expression area** does not contribute to or accelerate **land degradation** through either of the following: 1. **waterlogging**; 2. the **salinisation** of **groundwater**, surface water or soil.	**AO57.1 Clearing** does not occur within 100 metres of a **salinity expression area**.
Conserving endangered and of concern regional ecosystems	
PO58 Clearing of **vegetation** maintains the composition, structure and function of **endangered regional ecosystems** and/or **of concern regional ecosystems**.	**AO58.1 Clearing** does not occur in an **endangered regional ecosystem** or an **of concern regional ecosystem**. OR **AO58.2** Total **clearing** of **endangered regional ecosystems** and **of concern regional ecosystems** combined does not exceed the widths prescribed in reference table 1 of this code. OR **AO58.3** Total **clearing** of **endangered regional ecosystems** and **of concern regional ecosystems** combined does not exceed areas prescribed in reference table 1 of this code.
PO59 Where **clearing** of **vegetation** in an **endangered regional ecosystem** or an **of concern regional ecosystems** does not maintain the composition, structure and function of the **regional ecosystem**, and cannot be avoided and has been mitigated, the cleared area: 1. is **rehabilitated**; or 2. where the cleared area cannot be **rehabilitated**, an **offset** is provided for any acceptable **significant residual impact**.	No acceptable outcome is prescribed.
Essential habitat excluding essential habitat for *Phascolarctos cinereus* (koalas) if development is assessable under Schedule 10, Part 10 of the Planning Regulation 2017	
PO60 Clearing of **vegetation** in a **regional ecosystem** that is an area of **essential habitat** maintains the composition, structure and function of the **regional ecosystem** for each **protected wildlife** species individually.	**AO60.1 Clearing** does not occur in **essential habitat**. OR **AO60.2 Clearing** in **essential habitat** does not exceed the widths prescribed in reference table 1 of this code. OR **AO60.3 Clearing** in **essential habitat** does not exceed the areas prescribed in reference table 1 of this code.

Performance outcomes	Acceptable outcomes
PO61 Where **clearing** of **vegetation** in a **regional ecosystem** that is an area of **essential habitat** does not maintain the composition, structure and function of the **regional ecosystem**, and cannot be avoided and has been mitigated, an **offset** is provided for any acceptable **significant residual impact for** each **protected wildlife** species individually.	No acceptable outcome is prescribed.
Acid sulfate soils if the local government is not the assessment manager for the development application	
PO62 Clearing does not result in, or accelerate, disturbance of acid sulfate soils or changes to the hydrology of the location that will result in either of the following: 1. aeration of horizons containing iron sulphides; 2. mobilisation of acid or metals.	**AO62.1 Clearing** does not occur in **land zone 1**, **land zone 2** or **land zone 3**. OR **AO62.2 Clearing** in **land zone 1**, **land zone 2** or **land zone 3** in areas below the five metre Australian Height Datum only occurs where: 1. **mechanical clearing** does not disturb the soil to a depth greater than 30 centimetres; and 2. acid sulfate soils are managed consistent with the soil management guidelines in the Queensland Acid Sulfate Soil Technical Manual.
Staged clearing	
PO63 Clearing: 1. is staged in line with operational needs that restrict **clearing** to the current operational area; and 2. only occurs in the area from which material will be extracted, and any reasonably associated **built infrastructure**, within the term of the development approval; and 3. does not occur without required permits.	No acceptable outcome is prescribed.

Table 16.7: Coordinated project (all other purposes)

Performance outcomes	Acceptable outcomes
Clearing avoids and minimises impacts	
PO64 Clearing of **vegetation** and **adverse impacts of clearing vegetation** do not occur unless the application has demonstrated that the **clearing** and the **adverse impacts of clearing** have been: 1. reasonably avoided; or 2. reasonably minimised where it cannot be reasonably avoided.	No acceptable outcome is prescribed.
Clearing associated with wetlands	
PO65 Clearing of **vegetation** within a natural **wetland** and/or within 100 metres of the **defining bank** of a natural **wetland** maintains the composition, structure and function of any **regional ecosystem** associated with any natural **wetland** to protect all of the following: 1. bank stability by protecting against bank erosion; 2. water quality by filtering sediments, nutrients and other pollutants; 3. aquatic habitat; 4. terrestrial habitat.	**AO65.1 Clearing** does not occur in a natural **wetland** or within 100 metres of the **defining bank** of any natural **wetland**. OR **AO65.2 Clearing** within 100 metres of the **defining bank** of any natural **wetland**: 1. does not occur within 10 metres of the **defining bank** of any natural **wetland**; and 2. does not exceed widths in table reference table 1 in this code.

Performance outcomes	Acceptable outcomes
PO66 Where **clearing** of **vegetation** in a **regional ecosystem** associated with a natural **wetland** does not maintain the composition, structure and function of the **regional ecosystem**, and cannot be avoided and has been mitigated, an **offset** is provided for any acceptable **significant residual impact**.	No acceptable outcome is prescribed.
Clearing associated with watercourses and drainage features	
PO67 Clearing of **vegetation** within a **watercourse** and/or **drainage feature** and/or within the relevant distance (listed in reference table 2) of a **watercourse** and/or **drainage feature,** maintains the composition, structure and function of the **regional ecosystem** associated with the **watercourse** and/or **drainage feature** to protect all of the following: 1. bank stability by protecting against bank erosion; 2. water quality by filtering sediments, nutrients and other pollutants; 3. aquatic habitat; 4. terrestrial habitat.	**AO67.1 Clearing** does not occur in any of the following areas: 1. inside the **defining bank** of a **watercourse** or **drainage feature**; and 2. within the relevant distance of the **defining bank** of any **watercourse** or **drainage feature** in reference table 2 of this code. OR **AO67.2 Clearing** within any **watercourse** or **drainage feature**, or within the relevant distance of the **defining bank** of any **watercourse** or **drainage feature** in reference table 2 of this code: 1. does not exceed the widths in table reference table 1 of this code; and 2. does not occur within 10 metres of the **defining bank**, unless **clearing** is required into or across the **watercourse** or **drainage feature**.
PO68 Where **clearing** of **vegetation** in a **regional ecosystem** associated with a **watercourse** and/or **drainage feature** does not maintain the composition, structure and function of the **regional ecosystem**, and cannot be avoided and has been mitigated, an **offset** is provided for any acceptable **significant residual impact**.	No acceptable outcome is prescribed.
Connectivity	
PO69 Regional ecosystems on the subject land and any adjacent land retain sufficient **vegetation** to: 1. maintain **ecological processes**; and 2. ensure the **regional ecosystem** remains in the landscape despite **threatening processes**.	**AO69.1 Clearing** occurs in accordance with reference table 3 of this code.
PO70 Where: 1. **clearing** of **vegetation** in a **regional ecosystem** does not maintain **ecological processes;** and 2. the **regional ecosystem**; and 3. the **clearing** cannot be avoided; and 4. the **clearing** has been mitigated an **offset** is provided for any acceptable **significant residual impact**.	No acceptable outcome is prescribed.
Soil erosion if the local government is not the assessment manager for the development application	
PO71 Clearing does not result in **accelerated soil erosion** within or outside the land the subject of the development application.	**AO71.1 Clearing** only occurs if an **erosion and sediment control plan** is developed and implemented to prevent **soil erosion and instability** resulting from the **clearing**.
Salinity	

Performance outcomes	Acceptable outcomes
PO72 Clearing within 100 metres of a **salinity expression area** does not contribute to or accelerate **land degradation** through either of the following: 1. **waterlogging**; 2. the **salinisation** of **groundwater**, surface water or soil.	**AO72.1 Clearing** does not occur within 100 metres of a **salinity expression area**.
Conserving least concern regional ecosystems - Minimising clearing of areas temporarily required to enable construction of the infrastructure	
PO73 Clearing of **vegetation** for temporary use areas to construct necessary infrastructure, such as temporary use roads or access tracks, maintains the composition, structure and function of **least concern regional ecosystems**.	**AO73.1 Clearing** for temporary use areas to construct necessary infrastructure does not occur in a **least concern regional ecosystem**. OR **AO73.2** Total **clearing** for temporary use areas to construct necessary infrastructure in any **regional ecosystem** combined does not exceed the widths prescribed in table reference table 1 of this code. OR **AO73.3** Total **clearing** for temporary use areas to construct necessary infrastructure in any **regional ecosystem** combined does not exceed areas prescribed in table reference table 1 of this code.
PO74 Where **clearing** of **vegetation** in a **regional ecosystem** for temporary use areas to construct necessary infrastructure does not maintain the composition, structure and function of the **regional ecosystem**, and cannot be avoided and has been mitigated, the **cleared** area is **rehabilitated**.	No acceptable outcome is prescribed.
Conserving endangered and of concern regional ecosystems	
PO75 Clearing of **vegetation** maintains the composition, structure and function of **endangered regional ecosystems** and/or **of concern regional ecosystems**.	**AO75.1 Clearing** does not occur in an **endangered regional ecosystem** or an **of concern regional ecosystem**. OR **AO75.2** Total **clearing** of **endangered regional ecosystems** and **of concern regional ecosystems** combined does not exceed the widths prescribed in table reference table 1 of this code. OR **AO75.3** Total **clearing** of **endangered regional ecosystems** and **of concern regional ecosystems** combined does not exceed areas prescribed in reference table 1 of this code.
PO76 Where **clearing** of **vegetation** in an **endangered regional ecosystem** or an **of concern regional ecosystems** does not maintain the composition, structure and function of the **regional ecosystem**, and	No acceptable outcome is prescribed.

Performance outcomes	Acceptable outcomes
cannot be avoided and has been mitigated, the cleared area: 1. is **rehabilitated**; or 2. where the cleared area cannot be **rehabilitated**, an **offset** is provided for any acceptable **significant residual impact**.	
Essential habitat excluding essential habitat for *Phascolarctos cinereus* (koalas) if development is assessable under Schedule 10, Part 10 of the Planning Regulation 2017	
PO77 Clearing of **vegetation** in a **regional ecosystem** that is an area of **essential habitat** maintains the composition, structure and function of the **regional ecosystem** for each **protected wildlife** species individually.	**AO77.1 Clearing** does not occur in **essential habitat**. OR **AO77.2 Clearing** in **essential habitat** does not exceed the widths prescribed in reference table 1 of this code. OR **AO77.3 Clearing** in **essential habitat** does not exceed the areas prescribed in reference table 1 of this code.
PO78 Where **clearing** of **vegetation** in a **regional ecosystem** that is an area of **essential habitat** does not maintain the composition, structure and function of the **regional ecosystem**, and cannot be avoided and has been mitigated, an **offset** is provided for any acceptable **significant residual impact for** each **protected wildlife** species individually.	No acceptable outcome is prescribed.
Acid sulfate soils if the local government is not the assessment manager for the development application	
PO79 Clearing does not result in, or accelerate, disturbance of acid sulfate soils or changes to the hydrology of the location that will result in either of the following: 1. aeration of horizons containing iron sulphides 2. mobilisation of acid or metals.	**AO79.1 Clearing** does not occur in **land zone 1**, **land zone 2** or **land zone 3**. OR **AO79.2 Clearing** in **land zone 1**, **land zone 2** or **land zone 3** in areas below the five metre Australian Height Datum only occurs where: 1. **mechanical clearing** does not disturb the soil to a depth greater than 30 centimetres; and 2. acid sulfate soils are managed consistent with the soil management guidelines in the Queensland Acid Sulfate Soil Technical Manual.

Table 16.8: Material change of use and / or reconfiguring a lot for all other purposes

Performance outcomes	Acceptable outcomes
Clearing avoids and minimises impacts	
PO80 Clearing of **vegetation** and **adverse impacts of clearing vegetation** do not occur unless the application has demonstrated that the **clearing** and the **adverse impacts of clearing** have been: 1. reasonably avoided; or 2. reasonably minimised where it cannot be reasonably avoided.	No acceptable outcome is prescribed.
Clearing associated with wetlands	

Performance outcomes	Acceptable outcomes
PO81 Clearing of **vegetation** within a natural **wetland** and/or within 100 metres of the **defining bank** of a natural **wetland** maintains the composition, structure and function of any **regional ecosystem** associated with any natural **wetland** to protect all of the following: 1. bank stability by protecting against bank erosion; 2. water quality by filtering sediments, nutrients and other pollutants; 3. aquatic habitat; 4. terrestrial habitat.	**AO81.1 Clearing** does not occur in a natural **wetland** or within 100 metres of the **defining bank** of any natural **wetland**. OR **AO81.2 Clearing** within 100 metres of the **defining bank** of any natural **wetland**: 1. does not occur within 10 metres of the **defining bank** of any natural **wetland**; and 2. does not exceed widths in reference table 1 in this code.
PO82 Where **clearing** of **vegetation** in a **regional ecosystem** associated with a natural **wetland** does not maintain the composition, structure and function of the **regional ecosystem**, and cannot be avoided and has been mitigated, an **offset** is provided for any acceptable **significant residual impact**.	No acceptable outcome is prescribed.
Clearing associated with watercourses and drainage features	
PO83 Clearing of **vegetation** within a **watercourse** and /or **drainage feature** and/or within the relevant distance (listed in reference table 2) of a **watercourse** and/or **drainage feature,** maintains the composition, structure and function of the **regional ecosystem** associated with the **watercourse** and/or **drainage feature** to protect all of the following: 1. bank stability by protecting against bank erosion; 2. water quality by filtering sediments, nutrients and other pollutants; 3. aquatic habitat; 4. terrestrial habitat.	**AO83.1 Clearing** does not occur in any of the following areas: 1. inside the **defining bank** of a **watercourse** or **drainage feature**; and 2. within the relevant distance of the **defining bank** of any **watercourse** or **drainage feature** in reference table 2 of this code. OR **AO83.2 Clearing** within any **watercourse** or **drainage feature**, or within the relevant distance of the **defining bank** of any **watercourse** or **drainage feature** in reference table 2 of this code: 1. does not exceed the widths in table reference table 1 of this code; and 2. does not occur within 10 metres of the **defining bank**, unless **clearing** is required into or across the **watercourse** or **drainage feature**.
PO84 Where **clearing** of **vegetation** in a **regional ecosystem** associated with a **watercourse** and/or **drainage feature** does not maintain the composition, structure and function of the **regional ecosystem**, and cannot be avoided and has been mitigated, an **offset** is provided for any acceptable **significant residual impact**.	No acceptable outcome is prescribed.
Connectivity	
PO85 Regional ecosystems on the subject land and any adjacent land, retain sufficient **vegetation** to maintain: 1. **ecological processes**; and 2. ensure the **regional ecosystem** remains in the landscape despite **threatening processes**.	**AO85.1 Clearing** occurs in accordance with reference table 3 in this code**.**
Soil erosion if the local government is not the assessment manager for the development application	

Performance outcomes	Acceptable outcomes
PO86 Clearing does not result in **accelerated soil erosion** within or outside the land the subject of the development application.	**AO86.1 Clearing** only occurs if an **erosion and sediment control plan** is developed and implemented to prevent **soil erosion and instability** resulting from the **clearing**.
Salinity	
PO87 Clearing within 100 metres of a **salinity expression area** does not contribute to or accelerate **land degradation** through either of the following: 1. **waterlogging**; 2. the **salinisation** of **groundwater**, surface water or soil.	**AO87.1 Clearing** does not occur within 100 metres of a **salinity expression area**.
Conserving endangered and of concern regional ecosystems	
PO88 Clearing of **vegetation** maintains the composition, structure and function of **endangered regional ecosystems** and/or **of concern regional ecosystems**.	**AO88.1 Clearing** does not occur in an **endangered regional ecosystem** or an **of concern regional ecosystem**. OR **AO88.2** Total **clearing** of **endangered regional ecosystems** and **of concern regional ecosystems** combined does not exceed the widths prescribed in reference table 1 of this code. OR **AO88.3** Total **clearing** of **endangered regional ecosystems** and **of concern regional ecosystems** combined does not exceed areas prescribed in reference table 1 of this code.
PO89 Where **clearing** of **vegetation** in an **endangered regional ecosystem** or an **of concern regional ecosystems** does not maintain the composition, structure and function of the **regional ecosystem**, and cannot be avoided and has been mitigated, the cleared area: 1. is **rehabilitated**; or 2. where the cleared area cannot be **rehabilitated**, an **offset** is provided for any acceptable **significant residual impact**.	No acceptable outcome is prescribed.
Essential habitat excluding essential habitat for *Phascolarctos cinereus* (koalas) if development is assessable under Schedule 10, Part 10 of the Planning Regulation 2017	
PO90 Clearing of **vegetation** in a **regional ecosystem** that is an area of **essential habitat** maintains the composition, structure and function of the **regional ecosystem** for each **protected wildlife** species individually.	**AO90.1 Clearing** does not occur in **essential habitat**. OR **AO90.2 Clearing** in **essential habitat** does not exceed the widths prescribed in reference table 1 of this code. OR **AO90.3 Clearing** in **essential habitat** does not exceed the areas prescribed in reference table 1 of this code.
PO91 Where **clearing** of **vegetation** in a **regional ecosystem** that is an area of **essential habitat** does not	No acceptable outcome is prescribed.

Performance outcomes	Acceptable outcomes
maintain the composition, structure and function of the **regional ecosystem**, and cannot be avoided and has been mitigated, an **offset** is provided for any acceptable **significant residual impact for** each **protected wildlife** species individually.	
Acid sulfate soils if the local government is not the assessment manager for the development application	
PO92 Clearing does not result in, or accelerate, disturbance of acid sulfate soils or changes to the hydrology of the location that will result in either of the following: 1. aeration of horizons containing iron sulphides; 2. mobilisation of acid or metals.	**AO92.1 Clearing** does not occur in **land zone 1**, **land zone 2** or **land zone 3**. OR **AO92.2 Clearing** in **land zone 1**, **land zone 2** or **land zone 3** in areas below the five metre Australian Height Datum only occurs where: 1. **mechanical clearing** does not disturb the soil to a depth greater than 30 centimetres; and 2. acid sulfate soils are managed consistent with the Queensland Acid Sulfate Soil Technical Manual.

Table 16.9: Material change of use and / or reconfiguring a lot for which there will be no clearing as a result of the material change of use or reconfiguring a lot

Performance outcomes	Acceptable outcomes
PO93 Clearing as a result of a material change of use or **clearing as a result of reconfiguring a lot** does not occur.	No acceptable outcome is prescribed.

Table 16.10: Material change of use and / or reconfiguring a lot for which clearing is limited to clearing that could be done as exempt clearing work for the purpose of the development prior to the material change of use or reconfiguring a lot application being approved

Performance outcomes	Acceptable outcomes
Clearing avoids and minimises impacts	
PO94 Clearing of **vegetation** and **adverse impacts of clearing vegetation** do not occur unless the application has demonstrated that the **clearing** and the **adverse impacts of clearing** have been: 1. reasonably avoided; or 2. reasonably minimised where it cannot be reasonably avoided.	No acceptable outcome is prescribed.
Clearing that could already be done under an exemption	
PO95 Clearing of **vegetation** does not occur unless it is **clearing** that could be done as **exempt clearing work** for the purpose of the development prior to the material change of use or reconfiguring a lot application being approved.	No acceptable outcome is prescribed.

Table 16.11: Necessary environmental clearing

Performance outcomes	Acceptable outcomes
Clearing avoids and minimises impacts	
PO96 Clearing of **vegetation** and **adverse impacts of clearing vegetation** do not occur unless the application has demonstrated that the **clearing** and the **adverse impacts of clearing** have been: 1. reasonably avoided; or	No acceptable outcome is prescribed.

Performance outcomes	Acceptable outcomes
2. reasonably minimised where it cannot be reasonably avoided.	
Clearing associated with wetlands (Land Restoration and Natural Disaster Preparation)	
PO97 Clearing of **vegetation** within a natural **wetland** and/or within 100 metres of the **defining bank** of a natural **wetland** maintains the composition, structure and function of any **regional ecosystem** associated with any natural **wetland** to protect all of the following: 1. bank stability by protecting against bank erosion; 2. water quality by filtering sediments, nutrients and other pollutants; 3. aquatic habitat; 4. terrestrial habitat.	**AO97.1 Clearing** does not occur in any of the following areas: 1. inside the **defining bank** of any natural **wetland**; and 2. within 100 metres of the **defining bank** of any natural **wetland**. OR **AO97.2 Clearing** within 100 metres of the **defining bank** of any natural **wetland** only occurs where: 1. **clearing** does not exceed 0.5 hectares; and 2. **clearing** retains all **mature trees** and **habitat trees**; and 3. **clearing** that is for **flood preparation** complies with all of the following: a. **clearing** is undertaken by **felling** only; and: b. **clearing** does not exceed 100 square metres; and c. **clearing** does not occur outside the **defining banks** of a natural **wetland**.. OR **AO97.3 Clearing** to provide necessary access to undertake **necessary environmental clearing** only occurs where **clearing**: 1. does not exceed 10 metres in width; and 2. retains all **mature trees** and **habitat trees**; and 3. the access track: a. runs parallel to a natural **wetland** and **clearing** is not within 10 metres of the **defining bank** of a natural **wetland**; or b. is required to provide access across the **wetland**.
PO98 Where **clearing** of **vegetation** in a **regional ecosystem** associated with a natural **wetland** does not maintain the composition, structure and function of the **regional ecosystem**, and cannot be avoided and has been mitigated, the cleared area is **rehabilitated**.	No acceptable outcome is prescribed.
Clearing associated with wetlands (natural channel diversion and contaminants removal)	
PO99 Clearing of **vegetation** within a natural **wetland** and/or within 100 metres of the **defining bank** of a natural **wetland** maintains the composition, structure and function of any **regional ecosystem** associated with any natural **wetland** to protect all of the following: 1. bank stability by protecting against bank erosion; 2. water quality by filtering sediments, nutrients and other pollutants; 3. aquatic habitat; 4. terrestrial habitat.	**AO99.1 Clearing** does not occur in any of the following areas: 1. inside the **defining bank** of any natural **wetland**; and 2. within 100 metres of the **defining bank** of any natural **wetland**. OR **AO99.2 Clearing** within 100 metres of the **defining bank** of any natural **wetland** only occurs where:

Performance outcomes	Acceptable outcomes
	1. **clearing** does not exceed 0.5 hectares; and 2. **clearing** retains all **mature trees** and **habitat trees**. OR **AO99.3 Clearing** to provide necessary access to undertake **necessary environmental clearing** only occurs where **clearing**: 1. does not exceed 10 metres in width; and 2. retains all **mature trees** and **habitat trees**; and 3. the access track: a. runs parallel to a natural **wetland** and **clearing** is not within 10 metres of the **defining bank** of a natural **wetland**; or b. is required to provide access across the **wetland**.
PO100 Where **clearing** of **vegetation** in a **regional ecosystem** associated with a natural **wetland** does not maintain the composition, structure and function of the **regional ecosystem**, and cannot be avoided and has been mitigated, the cleared area: 1. is **rehabilitated**; or 2. where the **cleared** area cannot reasonably be **rehabilitated**, an **offset** is provided for any acceptable **significant residual impact**.	No acceptable outcome is prescribed.
Clearing associated with watercourses and drainage features (Land Restoration and Natural Disaster Preparation)	
PO101 Clearing of **vegetation** within a **watercourse** and/or **drainage feature** and/or within the relevant distance (listed in reference table 2) of a **watercourse** and/or **drainage feature** maintains the composition, structure and function of any **regional ecosystem** associated with any **watercourse** and/or **drainage feature** to protect all of the following: 1. bank stability by protecting against bank erosion; 2. water quality by filtering sediments, nutrients and other pollutants; 3. aquatic habitat; 4. terrestrial habitat.	**AO101.1 Clearing** does not occur in any of the following areas: 1. inside the **defining bank** of a **watercourse** or **drainage feature**; and 2. within the relevant distance of the **defining bank** of any **watercourse** or **drainage feature** in reference table 2 of this code. OR **AO101.2 Clearing** in any **watercourse** or **drainage feature**, or within the relevant distance of the **defining bank** of any **watercourse** or **drainage feature** in reference table 2 of this code only occurs where: 1. **clearing** does not exceed 0.5 hectares; and 2. **clearing** retains all **mature trees** and **habitat trees**; and 3. **clearing** that is for **flood preparation** complies with all of the following: a. **clearing** is undertaken by **felling** only; and b. **clearing** does not exceed 100 square metres; and c. **clearing** does not occur outside of the **defining bank** of any **watercourse** or **drainage feature**. OR

Performance outcomes	Acceptable outcomes
	AO101.3 Clearing to provide necessary access to undertake **necessary environmental clearing** only occurs where **clearing**: 1. does not exceed 10 metres in width; and 2. retains all **mature trees** and **habitat trees**; and 3. the access track: a. runs parallel to a **watercourse** or **drainage feature** and **clearing** is not within 10 metres of the **defining bank** of a **watercourse** or **drainage feature**; or b. is required to provide access across the **watercourse** or **drainage feature**.
PO102 Where **clearing** of **vegetation** in a **regional ecosystem** associated with a **watercourse** and/or **drainage feature** does not maintain the composition, structure and function of the **regional ecosystem**, and cannot be avoided and has been mitigated, the **cleared** area is **rehabilitated**.	No acceptable outcome is prescribed.
Clearing associated with watercourses and drainage features (natural channel diversion and contaminants removal)	
PO103 Clearing of **vegetation** within a **watercourse** and/or **drainage feature** and/or within the relevant distance (listed in reference table 2) of a **watercourse** and/or **drainage feature maintains** the composition, structure and function of any **regional ecosystem** associated with any **watercourse** or **drainage feature** to protect all of the following: 1. bank stability by protecting against bank erosion; 2. water quality by filtering sediments, nutrients and other pollutants; 3. aquatic habitat; 4. terrestrial habitat.	**AO103.1 Clearing** does not occur within any of the following areas: 1. inside the **defining bank** of a **watercourse** or **drainage feature**; and 2. within the relevant distance of the **defining bank** of any **watercourse** or **drainage feature** in reference table 2 of this code. OR **AO103.2 Clearing** in any **watercourse** or **drainage feature**, or within the relevant distance of the **defining bank** of any **watercourse** or **drainage feature** in reference table 2 of this code only occurs where: 1. **clearing** does not exceed 0.5 hectares; and 2. **clearing** retains all **mature trees** and **habitat trees**. OR **AO103.3 Clearing to provide necessary access to undertake necessary environmental clearing only occurs where:** 1. **clearing** does not exceed 10 metres in width; and 2. **clearing** retains all **mature trees** and **habitat trees**; and 3. the access track: a. runs parallel to a **watercourse** or **drainage feature** and **clearing** is not within 10 metres of the **defining bank** of a **watercourse** or **drainage feature**; or b. is required to provide access across the **watercourse** or **drainage feature**.

Performance outcomes	Acceptable outcomes
PO104 Where **clearing** of **vegetation** in a **regional ecosystem** associated with a **watercourse** and/or **drainage feature** does not maintain the composition, structure and function of the **regional ecosystem**, and cannot be avoided and has been mitigated, the cleared area: 1. is **rehabilitated**; or 2. where the **cleared** area cannot reasonably be **rehabilitated**, an **offset** is provided for any acceptable **significant residual impact**.	No acceptable outcome is prescribed.
Connectivity (land restoration and natural disaster preparation)	
PO105 Regional ecosystems on the subject land and any adjacent land retain sufficient **vegetation** to: 1. maintain **ecological processes**; and 2. ensure the **regional ecosystem** remains in the landscape despite **threatening processes**.	**AO105.1 Clearing** occurs in accordance with reference table 3 of this code.
PO106 Where: 1. **clearing** of **vegetation** in a **regional ecosystem** does not maintain **ecological processes;** and 2. the **regional ecosystem** does not remain in the landscape despite **threatening processes;** and 3. the **clearing** cannot be avoided; and 4. the **clearing** has been mitigated; the **cleared** area is **rehabilitated**.	No acceptable outcome is prescribed.
Connectivity (natural channel diversion and contaminants removal)	
PO107 Regional ecosystems on the subject land and any adjacent land retain sufficient **vegetation** to: 1. maintain **ecological processes**; and 2. ensure the **regional ecosystem** remains in the landscape despite **threatening processes**.	**AO107.1 Clearing** occurs in accordance with reference table 3 of this code.
PO108 Where: 1. **clearing** of **vegetation** in a **regional ecosystem** does not maintain **ecological processes**; and 2. the **regional ecosystem** does not remain in the landscape despite **threatening processes;** and 3. the **clearing** cannot be avoided; and 4. the **clearing** has been mitigated; the **cleared** area: a. is **rehabilitated**; or b. where the **cleared** area cannot reasonably be **rehabilitated**, an **offset** is provided for any acceptable **significant residual impact**.	No acceptable outcome is prescribed.
Soil erosion if the local government is not the assessment manager for the development application	
PO109 Clearing does not result in **accelerated soil erosion** within or outside the land the subject of the development application.	**AO109.1 Clearing** only occurs if an **erosion and sediment control plan** is developed and implemented to prevent **soil erosion and instability** resulting from the **clearing**.
Salinity	
PO110 Clearing within 100 metres of a **salinity expression area** does not contribute to or accelerate **land degradation** through either of the following: 1. **waterlogging**; 2. the **salinisation** of **groundwater**, surface water or soil.	**AO110.1 Clearing** does not occur within 100 metres of a **salinity expression area**.

Performance outcomes	Acceptable outcomes
Essential habitat (land restoration and natural disaster preparation) excluding essential habitat for *Phascolarctos cinereus* (koalas) if development is assessable under Schedule 10, Part 10 of the Planning Regulation 2017	
PO111 Clearing of **vegetation** in a **regional ecosystem** that is an area of **essential habitat** maintains the composition, structure and function of the **regional ecosystem** for each **protected wildlife** species individually.	**AO111.1 Clearing** does not occur in **essential habitat**. OR **AO111.2 Clearing** in **essential habitat** does not exceed the widths prescribed in reference table 1 of this code. OR **AO111.3 Clearing** in **essential habitat** does not exceed the areas prescribed in reference table 1 of this code.
PO112 Where **clearing** of **vegetation** in a **regional ecosystem** that is an area of **essential habitat** does not maintain the composition, structure and function of the **regional ecosystem** for each **protected wildlife** species individually, and cannot be avoided and has been mitigated, the **cleared** area is **rehabilitated**.	No acceptable outcome is prescribed.
Essential habitat (natural channel diversion and contaminants removal) excluding essential habitat for *Phascolarctos cinereus* (koalas) if development is assessable under Schedule 10, Part 10 of the Planning Regulation 2017	
PO113 Clearing of **vegetation** in a **regional ecosystem** that is an area of **essential habitat** maintains the composition, structure and function of the **regional ecosystem** for each **protected wildlife** species individually.	**AO113.1 Clearing** does not occur in **essential habitat**. OR **AO113.2 Clearing** in **essential habitat** does not exceed the widths prescribed in reference table 1 of this code. OR **AO113.3 Clearing** in **essential habitat** does not exceed the areas prescribed in reference table 1 of this code.
PO114 Where **clearing** of **vegetation** in a **regional ecosystem** that is an area of **essential habitat** does not maintain the composition, structure and function of the **regional ecosystem** for each **protected wildlife** species individually, and cannot be avoided and has been mitigated, the cleared area: 1. is **rehabilitated**; or 2. where the **cleared** area cannot reasonably be **rehabilitated**, an **offset** is provided for any acceptable **significant residual impact** for each **protected wildlife** species individually.	No acceptable outcome is prescribed.
Acid sulfate soils if the local government is not the assessment manager for the development application	
PO115 Clearing does not result in, or accelerate, disturbance of acid sulfate soils or changes to the hydrology of the location that will result in either of the following:	**AO115.1 Clearing** does not occur in **land zone 1**, **land zone 2** or **land zone 3**. OR

Performance outcomes	Acceptable outcomes
1. aeration of horizons containing iron sulphides; 2. mobilisation of acid or metals.	**AO115.2 Clearing** in **land zone 1**, **land zone 2** or **land zone 3** in areas below the five metre Australian Height Datum only occurs where: 1. **mechanical clearing** does not disturb the soil to a depth greater than 30 centimetres; and 2. acid sulfate soils are managed consistent with the soil management guidelines in the Queensland Acid Sulfate Soil Technical Manual.
Maintaining the composition, structure and function of the regional ecosystem (land restoration and natural disaster preparation)	
PO116 Clearing of **vegetation** maintains the composition, structure and function of the **regional ecosystem**.	**AO116.1 Clearing** retains all of the following: 1. **habitat trees**; 2. **mature trees**; and 3. the natural floristic composition and **range of sizes** across the **application area**. OR **AO116.2 Clearing** is for the purpose of **natural disaster preparation** and does not exceed the widths prescribed in reference table 1 of this code. OR **AO116.3 Clearing** is for the purpose of **natural disaster preparation** and does not exceed the areas prescribed in reference table 1 of this code.
PO117 Where **clearing** of **vegetation** in a **regional ecosystem** does not maintain the composition, structure and function of the **regional ecosystem**, and cannot be avoided and has been mitigated, the cleared area is **rehabilitated**.	No acceptable outcome is prescribed.
Maintaining the composition, structure and function of the regional ecosystem (natural channel diversion and contaminants removal)	
PO118 Clearing of **vegetation** maintains the composition, structure and function of the **regional ecosystem**.	**AO118.1 Clearing** retains all of the following: 1. **habitat trees**; 2. **mature trees**; and 3. the natural floristic composition and **range of sizes** across the **application area**.
PO119 Where **clearing** of **vegetation** in a **regional ecosystem** does not maintain the composition, structure and function of the **regional ecosystem**, and cannot be avoided and has been mitigated, the cleared area: 1. is **rehabilitated**; or 2. where the **cleared** area cannot reasonably be **rehabilitated**, an **offset** is provided for any acceptable **significant residual impact**.	No acceptable outcome is prescribed.
Duration of clearing, preventing land degradation, and maintaining biodiversity, ecological processes and regional ecosystems (Land Restoration, Natural Disaster Preparation and Contaminates Removal)	
PO120 Clearing occurs only during a period that: 1. will not contribute to **land degradation**; and 2. ensures the ongoing maintenance of **ecological processes** and **biodiversity**; and	No acceptable outcome is prescribed.

Performance outcomes	Acceptable outcomes
3. maintains the **regional ecosystem**.	

Table 16.12: Control non-native plants or declared pests

Performance outcomes	Acceptable outcomes
Clearing avoids and minimises impacts	
PO121 Clearing of **vegetation** and **adverse impacts of clearing vegetation** do not occur unless the application has demonstrated that the **clearing** and the **adverse impacts of clearing** have been: 1. reasonably avoided; or 2. reasonably minimised where it cannot be reasonably avoided.	No acceptable outcome is prescribed.
Clearing associated with wetlands	
PO122 Clearing of **vegetation** within a natural **wetland** and/or within 100 metres of the **defining bank** of a natural **wetland** maintains the composition, structure and function of any **regional ecosystem** associated with a natural **wetland** to protect all of the following: 1. bank stability by protecting against bank erosion; 2. water quality by filtering sediments, nutrients and other pollutants; 3. aquatic habitat; 4. terrestrial habitat.	**AO122.1 Mechanical clearing** does not occur in any of the following areas, unless it is required to provide necessary access to control non-native plants or **declared pests**: 1. inside the **defining bank** of any natural **wetland**; and 2. within 20 metres of the **defining bank** of any natural **wetland**. AND **AO122.2 Clearing** to provide necessary access to control non-native plants or **declared pests** only occurs where: 1. **clearin**g does not exceed five metres in width; and 2. **clearing** retains all **mature trees** and **habitat trees**; and 3. the access track: a. runs parallel to a natural **wetland** and **clearing** is not within 10 metres of the **defining bank** of a natural **wetland**; or b. is required to provide access across the **wetland**. AND **AO122.3** Chemical **clearing** retains: 1. all **mature trees**; and 2. all **habitat trees**; and 3. at least 50 per cent of **immature trees** in each 50 metre by 50 metre area. AND **AO122.4** Root absorbed broad spectrum herbicides are not applied within whichever is the greater distance from the **defining bank** of a natural **wetland**: 1. 100 metres; or

Performance outcomes	Acceptable outcomes
	2. the distance specified on the approved product label; or 3. the distance specified in the safety and use conditions issued by the Australian Pesticides and Veterinary Medicines Authority. AND **AO122.5 Aerial application** of a **foliar herbicide** does not occur within whichever is the greater distance from the **defining bank** of a natural **wetland**; 1. 50 metres; or 2. the distance specified for **wetlands** on the approved product label; or 3. the distance specified in the safety and use conditions issued by the Australian Pesticides and Veterinary Medicines Authority.
Clearing associated with watercourses or drainage features	
PO123 Clearing of **vegetation** within a **watercourse** and/or **drainage feature** and/or within the relevant distance (listed in reference table 2) of a **watercourse** and/or **drainage feature** maintains the composition, structure and function of any **regional ecosystem** associated with any **watercourse** and/or **drainage feature** to protect all of the following: 1. bank stability by protecting against bank erosion; 2. water quality by filtering sediments, nutrients and other pollutants; 3. aquatic habitat; 4. terrestrial habitat.	**AO123.1 Mechanical clearing** does not occur in any of the following areas, unless it is required to provide necessary access to control non-native plants or **declared pests**: 1. inside the **defining bank** of any **watercourse** or **drainage feature**; and 2. within 10 metres of the **defining bank** of a **watercourse** or **drainage feature** that is a **stream order** 1 or 2 **watercourse** or **drainage feature**; and 3. within 15 metres of the **defining bank** of a **watercourse** or **drainage feature** that is a **stream order** 3 or 4 **watercourse** or **drainage feature**; and 4. within 20 metres of the **defining bank** of a **watercourse** or **drainage feature** that is a **stream order** 5 or more **watercourse** or **drainage feature**. AND **AO123.2 Clearing** to provide necessary access to control non-native plants or **declared pests** only occurs where: 1. **clearing** does not exceed five metres in width; and 2. **clearing** retains all **habitat trees** and **mature trees**; and 3. the access track: a. runs parallel to the **watercourse** or **drainage feature** and is not within 10 metres of the **defining bank** of the **watercourse** or **drainage feature**; or b. is required to provide access across the **watercourse** or **drainage feature**. AND

Performance outcomes	Acceptable outcomes
	AO123.3 Chemical **clearing** retains all of the following: 1. **mature trees;** and 2. **habitat trees**; and 3. at least 50 per cent of **immature trees** in any 50 metre by 50 metre area. AND **AO123.4 Root absorbed broad spectrum herbicides** are not applied within whichever is the greater distance from the **defining bank** of a **watercourse or drainage feature**: 1. 100 metres; or 2. any distance specified on the approved product label; or 3. the distance specified in the safety and use conditions issued by the Australian Pesticides and Veterinary Medicines Authority. AND **AO123.5 Aerial application** of a **foliar herbicide** does not occur within whichever is the greater distance from the **defining bank** of a **watercourse or drainage feature**: 1. 50 metres; or 2. any distance specified on the approved product label; or 3. the distance specified in the safety and use conditions issued by the Australian Pesticides and Veterinary Medicines Authority.
Soil erosion	
PO124 Clearing of **vegetation** does not result in **accelerated soil erosion** within or outside the land subject of the development application.	**AO124.1 Clearing** only occurs where **recognised best practice methods** are employed to: 1. prevent **soil erosion and instability** resulting from the **clearing**; and 2. stabilise **soil erosion and instability** which would result from **clearing**; and 3. prevent increased sediment run-off entering a **wetland**, **watercourse** or **drainage feature** as a result of the **clearing**. AND **AO124.2 Mechanical clearing:** 1. does not occur on a **slope** greater than 15 percent; and 2. in each 50 by 50 metre area (0.25 hectares), retains 50 per cent of the **ground cover** and does not disturb more than 50 per cent of the **ground cover**. AND

Performance outcomes	Acceptable outcomes
	AO124.3 New access tracks required to provide necessary access to control a non-native plant or **declared pests** do not exceed five metres in width or de-stabilise the banks of any **watercourse** or **drainage feature** as a result of crossing, construction or use.
Acid sulfate soils if the local government is not the assessment manager for the development application	
PO125 Clearing does not result in, or accelerate, disturbance of acid sulfate soils or changes to the hydrology of the location that will result in either of the following: 1. aeration of horizons containing iron sulphides; 2. mobilisation of acid or metals.	**AO125.1 Clearing** does not occur in **land zone 1**, **land zone 2** or **land zone 3**. OR **AO125.2 Clearing** in **land zone 1**, **land zone 2** or **land zone 3** in areas below the five metre Australian Height Datum only occurs where: 1. **mechanical clearing** does not disturb the soil to a depth greater than 30 centimetres; and 2. acid sulfate soils are managed consistent with the soil management guidelines in the Queensland Acid Sulfate Soil Technical Manual.
Conserving remnant vegetation that is a regional ecosystem	
PO126 Clearing activities: 1. maintain the natural floristic composition and **range of sizes** of each species of the **regional ecosystem** evenly spaced across the **application area**; and 2. retain all **habitat trees** and **mature trees**.	**AO126.1 Mechanical clearing**: 1. only occurs within 1.5 metres from the edge of the canopy of individual non-native plants, unless the **clearing** is required to provide necessary access to control a non-native plant or **declared pest**; and 2. does not occur using two machines linked by chain or cable; and 3. retains all **habitat trees** and **mature trees**. AND **AO126.2 Clearing** to provide necessary access to control non-native plants or **declared pests** does not exceed five metres in width. AND **AO126.3** Any **regional ecosystem burn** is undertaken in accordance with the fire guideline for the **regional ecosystem**, as outlined in the Regional Ecosystem Description Database (REDD). AND **AO126.4** Chemical **clearing** retains all of the following: 1. **mature trees**; and 2. **habitat trees**; and 3. at least 50 per cent of **immature trees** in each 50 metre by 50 metre area. AND **AO126.5 Aerial application** of a **root-absorbed broad spectrum herbicides** does not occur.

Performance outcomes	Acceptable outcomes
	AND **AO126.6 Root-absorbed broad spectrum herbicides** are not applied within whichever distance is the greater from a **mature tree** or a **habitat tree**; 1. 30 metres; or 2. the distance specified on the approved product label; or 3. the distance specified in the safety and use conditions issued by the Australian Pesticides and Veterinary Medicines Authority.
Duration of clearing, preventing land degradation, and maintaining biodiversity, ecological processes and regional ecosystems	
PO127 Clearing occurs only during a period that: 1. will not contribute to **land degradation**; and 2. ensures the ongoing maintenance **of ecological processes** and **biodiversity**; and 3. maintains the **regional ecosystem**.	No acceptable outcome is prescribed.

Table 16.13: Encroachment

Performance outcomes	Acceptable outcomes
Clearing associated with wetlands	
PO128 Clearing of **vegetation** within a natural **wetland** and/or within 100 metres of the **defining bank** of a natural **wetland** maintains the composition, structure and function of any **regional ecosystem** associated with a natural **wetland** to protect all of the following: 1. bank stability by protecting against bank erosion; 2. water quality by filtering sediments, nutrients and other pollutants; 3. aquatic habitat; 4. terrestrial habitat.	**AO128.1 Mechanical clearing** does not occur in any of the following areas: 1. inside the **defining bank** of any natural **wetland**; and 2. within 20 metres of the **defining bank** of any natural **wetland**. AND **AO128.2 Root absorbed broad spectrum herbicides** are not applied within whichever is the greater distance from the **defining bank** of a natural **wetland**: 1. 100 metres; or 2. the distance specified on the approved product label; or 3. the distance specified in the safety and use conditions issued by the Australian Pesticides and Veterinary Medicines Authority.
Clearing associated with watercourses or drainage features	
PO129 Clearing of **encroachment** maintains: 1. bank stability by protecting against bank erosion; and 2. water quality by filtering sediments, nutrients and other pollutants; and 3. aquatic habitat; and 4. terrestrial habitat.	**AO129.1 Mechanical clearing** does not occur in any of the following areas: 1. inside the **defining bank** of any **watercourse** or **drainage feature**; and 2. within 10 metres of the **defining bank** of a **watercourse** or **drainage feature** that is a **stream order** 1 or 2 **watercourse** or **drainage feature**; and 3. within 15 metres of the **defining bank** of a **watercourse** or **drainage feature** that is a **stream order** 3 or 4 **watercourse** or **drainage feature**; and

Performance outcomes	Acceptable outcomes
	4. within 20 metres of the **defining bank** of a **watercourse** or **drainage feature** that is a **stream order** 5 or more **watercourse** or **drainage feature**. AND **AO129.2 Root-absorbed broad spectrum herbicides** are not applied within whichever is the greater distance from the **defining bank** of a **watercourse** or **drainage feature**: 1. 100 metres; or 2. any distance specified on the approved product label; or 3. the distance specified in the safety and use conditions issued by the Australian Pesticides and Veterinary Medicines Authority.
Soil erosion	
PO130 Clearing does not result in **accelerated soil erosion** within or outside the land subject of the development application.	**AO130.1 Clearing** only occurs where **recognised best practice methods** are employed to: 1. prevent **soil erosion and instability** resulting from the **clearing**; and 2. stabilise **soil erosion and instability** which would result from **clearing**; and 3. prevent increased sediment run-off entering a **wetland**, **watercourse** or **drainage feature** as a result of the **clearing**. AND **AO130.2 Mechanical clearing** does not occur in any of the following areas: 1. within 50 metres of an area of **soil erosion and instability**; and 2. **slopes** greater than five per cent.
Salinity	
PO131 Clearing within 100 metres of a **salinity expression area** does not contribute to or accelerate **land degradation** through either of the following: 1. **waterlogging**; 2. the **salinisation** of **groundwater**, surface water or soil.	**AO131.1 Clearing** does not occur within 100 metres of a **salinity expression area**.
Acid sulfate soils if the local government is not the assessment manager for the development application	
PO132 Clearing does not result in, or accelerate, disturbance of acid sulfate soils or changes to the hydrology of the location that will result in either of the following: 1. aeration of horizons containing iron sulphides; or 2. mobilisation of acid or metals.	**AO132.1 Clearing** does not occur in **land zone 1**, **land zone 2** or **land zone 3**. OR **AO132.2 Clearing** in **land zone 1**, **land zone 2** or **land zone 3** in areas below the five metre Australian Height Datum only occurs where: 1. **mechanical clearing** does not disturb the soil to a depth greater than 30 centimetres; and

Performance outcomes	Acceptable outcomes
	2. acid sulfate soils are managed consistent with the soil management guidelines in the Queensland Acid Sulfate Soil Technical Manual.
Clearing limited to specific regional ecosystems	
PO133 Clearing of **encroachment** does not occur, other than in the **regional ecosystems** listed in reference table 5 of this code.	No acceptable outcome is prescribed.
Conserving vegetation	
PO134 Clearing activities: 1. result in the restoration of the **regional ecosystem**; and 2. retain all **habitat trees**; and 3. retain all **groves**; and 4. retain species which make up the natural floristic composition of the **regional ecosystem**, distributed in a natural pattern.	**AO134.1 Clearing** retains all of the following: 1. all **mature trees**; and 2. all **habitat trees**; and 3. all woody **vegetation** within a **grove,** unless it is undertaken by a **regional ecosystem burn**. AND **AO134.2** Any **regional ecosystem burn** is undertaken in accordance with the fire guideline for the **regional ecosystem**, as outlined in the Regional Ecosystem Description Database (REDD). AND **AO134.3 Clearing** does not result in debris being stacked or pushed against a **mature tree** or a **habitat tree**. AND **AO134.4 Mechanical clearing** does not occur within 10 metres of a **mature tree** or a **habitat tree**. AND **AO134.5 Aerial application** of a herbicide does not occur. AND **AO134.6** Chemical **clearing** does not occur within five metres of a **mature tree** or a **habitat tree**. AND **AO134.7 Root-absorbed broad spectrum herbicides** are not applied in any of the following areas: 1. **regional ecosystems** 11.4.11 and 11.8.11; and 2. within whichever is the greater distance from a **mature tree** or a **habitat tree**: a. 10 metres; or b. the distance specified by the approved product label; or c. the distance specified in the safety and use conditions prescribed by the Australian

Performance outcomes	Acceptable outcomes
	Pesticides and Veterinary Medicines Authority; and 3. within whichever is the greater distance from a **grove**: a. 30 metres; or b. the distance specified by the approved product label; or c. the distance specified in the safety and use conditions issued by the Australian Pesticides and Veterinary Medicines Authority.
Duration of clearing, preventing land degradation, and maintaining biodiversity, ecological processes and regional ecosystems	
PO135 Clearing occurs only during a period that: 1. will not contribute to **land degradation**; and 2. ensures the ongoing maintenance of **ecological processes** and **biodiversity**; and 3. maintains the **regional ecosystem**.	No acceptable outcome is prescribed.

Table 16.14: Fodder harvesting

Performance outcomes	Acceptable outcomes
Clearing associated with wetlands	
PO136 Clearing of **vegetation** within a natural **wetland** and/or within 100 metres of the **defining bank** of a natural **wetland** maintains the composition, structure and function of any **regional ecosystem** associated with a natural **wetland** to protect all of the following: 1. bank stability by protecting against bank erosion; 2. water quality by filtering sediments, nutrients and other pollutants; 3. aquatic habitat; 4. terrestrial habitat.	**AO136.1 Mechanical clearing** does not occur in any of the following areas: 1. inside the **defining bank** of any natural **wetland**; and 2. within 20 metres of the **defining bank** of any natural **wetland**. AND **AO136.2 Mechanical clearing** that is strip harvesting or block harvesting does not occur in any of the following areas: 1. inside the **defining bank** of any natural **wetland**; and 2. within 100 metres of the **defining bank** of any natural **wetland**.
Clearing associated with watercourses or drainage features	
PO137 Clearing of **vegetation** within a **watercourse** and/or **drainage feature** and/or within the relevant distance (listed in reference table 2) of a **watercourse** and/or **drainage feature** maintains the composition, structure and function of any **regional ecosystem** associated with any **watercourse** and/or **drainage feature** to protect all of the following: 1. bank stability by protecting against bank erosion; 2. water quality by filtering sediments, nutrients and other pollutants; 3. aquatic habitat; 4. terrestrial habitat.	**AO137.1 Mechanical clearing** does not occur in any of the following areas: 1. inside the **defining bank** of any **watercourse** or **drainage feature**; and 2. within 20 metres of the **defining bank** of any **watercourse** or **drainage feature**. AND **AO137.2 Mechanical clearing** that is **strip harvesting** or **block harvesting** does not occur in any of the following areas: 1. inside the **defining bank** of any **watercourse** or **drainage feature**; and

Performance outcomes	Acceptable outcomes
	2. within 100 metres of the **defining bank** of any **watercourse** or **drainage feature**.
Soil erosion	
PO138 Clearing does not result in **accelerated soil erosion** within or outside the land subject of the development application.	**AO138.1 Clearing** only occurs where **recognised best practice methods** are employed to: 1. prevent **soil erosion and instability** resulting from the **clearing**; and 2. stabilise **soil erosion and instability** which would result from **clearing**; and 3. prevent increased sediment run-off entering a **wetland**, **watercourse** or **drainage feature** as a result of the **clearing**. AND **AO138.2 Mechanical clearing** does not occur on a **slope** greater than five percent. OR **AO138.3 Mechanical clearing** does not occur within 50 metres of an area of **soil erosion and instability**.
Salinity	
PO139 Clearing within 100 metres of a **salinity expression area** does not contribute to or accelerate **land degradation** through either of the following: 1. **waterlogging**; 2. the **salinisation** of **groundwater**, surface water or soil.	**AO139.1 Clearing** does not occur within 100 metres of a **salinity expression area**.
Essential habitat excluding essential habitat for *Phascolarctos cinereus* (koalas) if development is assessable under Schedule 10, Part 10 of the Planning Regulation 2017	
PO140 Clearing of **vegetation** in a **regional ecosystem** that is an area of **essential habitat** maintains the composition, structure and function of the **regional ecosystem** for each **protected wildlife** species individually.	**AO140.1 Clearing** does not occur in **essential habitat**. OR **AO140.2 Clearing** in **essential habitat** does not exceed the widths prescribed in reference table 1 of this code. OR **AO140.3 Clearing** in **essential habitat** does not exceed the areas prescribed in reference table 1 of this code.
PO141 Where **clearing** of **vegetation** in a **regional ecosystem** that is an area of **essential habitat** does not maintain the composition, structure and function of the **regional ecosystem**, and cannot be avoided and has been mitigated, an **offset** is provided for any acceptable **significant residual impact for** each **protected wildlife** species individually.	No acceptable outcome is prescribed.
Limits to clearing for fodder harvesting	
PO142 Clearing is limited to: 1. the extent necessary to provide fodder for stock; and	No acceptable outcome is prescribed.

Performance outcomes	Acceptable outcomes
2. areas where the stock is located, and the stock have sufficient water.	
PO143 Clearing must only occur: 1. in **regional ecosystems** listed in reference table 6 or reference table 7 of this code; and 2. in accordance with the harvesting method limitations for the **regional ecosystem** listed in reference table 6 or reference table 7 of this code.	No acceptable outcome is prescribed.
PO144 Clearing consists predominantly of **fodder species**.	No acceptable outcome is prescribed.
Conserving vegetation	
PO145 Clearing is carried out in a way that conserves: 1. **remnant vegetation** in perpetuity; and 2. the **regional ecosystem** in which the **vegetation** is situated.	**AO145.1 Clearing** does not result in the removal of non-**fodder species** with a height of four metres or more. AND **AO145.2 Selective harvesting**: 1. retains all non-**fodder species** except where the damage is an unavoidable consequence of **clearing** the selected fodder tree; and 2. when using a chainsaw in **regional ecosystems** listed in reference table 6 of this code, retains at least one fodder tree for every fodder tree **cleared**; and 3. in **least concern regional ecosystems** listed in reference table 7 of this code, retains at least one fodder tree for each fodder tree **cleared**; and 4. in **of concern regional ecosystems** listed in reference table 7 of this code, retains at least two fodder trees for each fodder tree **cleared**. AND **AO145.3 Strip harvesting** and **block harvesting**: 1. where **fodder harvesting** has previously occurred in an area of a lot, only occurs if all of the following apply: a. the **vegetation** has not been cleared in the last 10 years; and b. the average height of the fodder trees is at least 70 per cent of the height of the tallest stands of **fodder species** in the **regional ecosystem**; and c. the fodder trees that were previously harvested have now attained an average height of at least 4 metres; and 2. aligns **clearing** along the contour where practical; and 3. does not occur in patches of **regional ecosystems** that are less than 10 hectares in area or less than 500 metres wide. AND

Performance outcomes	Acceptable outcomes
	AO145.4 Strip harvesting: 1. does not result in any **strip harvesting area** exceeding 50 metres in width; and 2. results in all **strip retention areas**: a. being preserved along the length of **strip harvest areas** to a width of at least 1.5 times that of the adjacent **strip harvest area**; and b. containing **fodder species** with an average height of at least four metres; and 3. does not result in **clearing** for machinery access between **strip harvest areas** exceeding 15 metres in width. AND **AO145.5 Block harvesting**: 1. does not result in any **block harvest area** exceeding one hectare; and 2. results in **block retention areas**: a. being preserved between **block harvest areas** in accordance with the widths specified in reference table 8 of this code; and b. containing **fodder species** with an average height of at least four metres; and 3. does not result in **clearing** for machinery access between **block harvest areas** exceeding 10 metres in width.
Cleared vegetation	
PO146 Fodder harvesting is carried out in a way that results in the woody biomass of the **cleared vegetation** remaining where it is **cleared**.	No acceptable outcome is prescribed.
Conserving the fodder resource	
PO147 Fodder harvesting is carried out in a way that will conserve the fodder resource.	**AO147.1 Clearing** does not occur: 1. in an area that has been **cleared** in the previous 10-year period; and 2. more than once in the same area of a lot; and 3. in more than 50 per cent of the area of the **regional ecosystem** listed in reference table 6 and reference table 7 of this code on the lot; and 4. in areas required to be retained under this code, a development approval or any **accepted development vegetation clearing code**.
Duration of clearing, preventing land degradation, and maintaining biodiversity, ecological processes and regional ecosystems	
PO148 Clearing occurs only during a period that: 1. will not contribute to **land degradation**; and 2. ensures the ongoing maintenance of **ecological processes** and **biodiversity**; and 3. maintains the **regional ecosystem**.	No acceptable outcome is prescribed.

Table 16.15: Managing thickened vegetation

Performance outcomes	Acceptable outcomes
Clearing associated with wetlands	

Performance outcomes	Acceptable outcomes
PO149 Clearing of **vegetation** within a natural **wetland** and/or within 100 metres of the **defining bank** of a natural **wetland** maintains the composition, structure and function of any **regional ecosystem** associated with a natural **wetland** to protect all of the following: 1. bank stability by protecting against bank erosion; 2. water quality by filtering sediments, nutrients and other pollutants; 3. aquatic habitat; 4. terrestrial habitat.	**AO149.1 Mechanical clearing** does not occur in any of the following areas: 1. inside the **defining bank** of a natural **wetland**; and 2. within 20 metres of the **defining bank** of a natural **wetland**.
Clearing associated with watercourses or drainage features	
PO150 Clearing of **vegetation** within a **watercourse** and/or **drainage feature** and/or within the relevant distance (listed in reference table 2) of a **watercourse** and/or **drainage feature** maintains the composition, structure and function of any **regional ecosystem** associated with any **watercourse** and/or **drainage feature** to protect all of the following: 1. bank stability by protecting against bank erosion; 2. water quality by filtering sediments, nutrients and other pollutants; 3. aquatic habitat; 4. terrestrial habitat.	**AO150.1 Mechanical clearing** does not occur in any of the following areas: 1. inside the **defining bank** of any **watercourse drainage feature**; 2. within 10 metres of the **defining bank** of a **watercourse** or **drainage** feature that is a **stream order** 1 or 2 **watercourse** or **drainage feature**; 3. within 15 metres of the **defining bank** of a **watercourse** or **drainage feature** that is a **stream order** 3 or 4 **watercourse** or **drainage feature**; 4. within 20 metres of the **defining bank** of a **watercourse** or **drainage feature** that is a **stream order** 5 or more **watercourse** or **drainage feature**.
Soil erosion	
PO151 Clearing does not result in **accelerated soil erosion** within or outside the land subject of the development application.	**AO151.1 Clearing** only occurs where **recognised best practice methods** are employed to: 1. prevent **soil erosion and instability** resulting from the **clearing**; and 2. stabilise **soil erosion and instability** which would result from **clearing**; and 3. prevent increased sediment run-off entering a **wetland**, **watercourse** or **drainage feature** as a result of the **clearing**. AND **AO151.2 Mechanical clearing** does not: 1. occur in a **regional ecosystem** in reference table 4 of this code that states '**mechanical clearing** not permitted'; 2. disturb more than 50 per cent of the ground surface or result in any hectare having less than 50 per cent **ground cover**; 3. occur on a **slope** greater than five per cent; and 4. occur within 50 metres of an area of **soil erosion and instability**.
Acid sulfate soils if the local government is not the assessment manager for the development application	
PO152 Clearing does not result in, or accelerate, disturbance of acid sulfate soils or changes to the hydrology of the location that will result in either of the following: 1. aeration of horizons containing iron sulphides;	**AO152.1 Clearing** does not occur in **land zone 1**, **land zone 2** or **land zone 3**. OR

Performance outcomes	Acceptable outcomes
2. mobilisation of acid or metals.	**AO152.2 Clearing** in **land zone 1**, **land zone 2** or **land zone 3** in areas below the five metre Australian Height Datum only occurs where: 1. **mechanical clearing** does not disturb the soil to a depth greater than 30 centimetres; and 2. acid sulfate soils are managed consistent with the soil management guidelines in the Queensland Acid Sulfate Soil Technical Manual.
Restoring the regional ecosystem	
PO153 Clearing activities: 1. restore the natural floristic composition and **range of sizes** of each species of the **regional ecosystem** evenly spaced across the **application area**; and 2. retain **mature trees**, **habitat trees** and **tall immature trees** and **thickets**.	**AO153.1 Clearing** does not occur in **thickets**. AND **AO153.2 Clearing** retains: 1. all **mature trees** and **habitat trees**; 2. a full **range of sizes** and species typical of the **regional ecosystem** in the area; and 3. where the number of **mature trees** plus **habitat trees** is less than 20 per hectare, **tall immature trees** to total 20 **mature trees**, **habitat trees** and **tall immature trees** per hectare. AND **AO153.3 Clearing** does not result in debris stacked or pushed against a **mature tree**, **habitat tree** or **tall immature tree**. AND **AO153.4** If **clearing immature trees**, retain **immature trees** in each 50 metre by 50 metre area to at least the density specified reference table 4 of this code. AND **AO153.5** If **clearing low shrubs**: 1. in **regional ecosystems** where **clearing** is restricted to **low shrubs** as specified in reference table 4 of this code – **clearing** retains all **immature trees**; 2. in **regional ecosystems** where **clearing** is not restricted to **low shrubs** as specified in reference table 4 of this code – **clearing** retains at least the number of **immature trees** specified in reference table 4 of this code; and 3. **clearing** retains at least 10 per cent of the predominate species that have thickened. AND **AO153.6 Mechanical clearing** does not occur within 5 metres of the trunk of a **mature tree**, **habitat tree** or **tall immature tree**.

Performance outcomes	Acceptable outcomes
	AND **AO153.7 Clearing** is not undertaken by: 1. **aerial application** of any herbicide; and/or 2. application of a **root-absorbed broad spectrum herbicide**. AND **AO153.8** Chemical **clearing** does not occur within five metres of the trunk of a **mature tree**, **habitat tree** or **tall immature tree**. AND **AO153.9** Any **regional ecosystem burn** is undertaken in accordance with the fire guideline for the **regional ecosystem**, as outlined in the Regional Ecosystem Description Database (REDD).
Clearing limited to specific regional ecosystems and specific clearing methods	
PO154 Clearing must be for the purpose of restoring the remnant **regional ecosystem** and only occur if all of the following apply: 1. **clearing** is in **regional ecosystems** prescribed in reference table 4 of this code; and 2. **clearing** is in accordance with the **clearing** restrictions for the **regional ecosystem** prescribed in reference table 4 of this code.	No acceptable outcome is prescribed.
PO155 Clearing occurs only during a period that: 1. will not contribute to **land degradation**; and 2. ensures the ongoing maintenance of **ecological processes** and **biodiversity**; and 3. maintains the **regional ecosystem**.	No acceptable outcome is prescribed.

Reference tables

Table 1

Clearing limits per regional ecosystem structure category		
Structure category	**Width (metres)**	**Area (hectares)**
Dense and mid-dense*	10	0.5
Sparse and very sparse*	20	2
Grassland*	25	5

*Note: Refer to the structure category within the latest version of Regional Ecosystem Description Database, developed by the Queensland Herbarium and the Department of Environment and Science.

Table 2

Distance from defining banks of watercourses and drainage features	
Stream order	**Distance from the defining bank of a watercourse or drainage feature (metres)**
1 or 2	10
3 or 4	25
5 or greater	50

Table 3

Maintaining connectivity areas	
Coastal bioregions and subregions	**Non-coastal bioregions and subregions**
Clearing does not: 1. occur in areas of **vegetation** that are less than 10 hectares; and 2. reduce the extent of **vegetation** to less than 10 hectares; and 3. occur in areas of **vegetation** less than 100 metres wide; and 4. reduce the width of **vegetation** to less than 100 metres; and 5. occur where the extent of **vegetation** on the subject lot(s) is reduced to, or less than, 30 per cent of the total area of the lot(s).	**Clearing** does not: 1. occur in areas of **vegetation** that are less than 50 hectares; and 2. reduce the extent of **vegetation** to less than 50 hectares; and 3. occur in areas of **vegetation** less than 200 metres wide; and 4. reduce the width of **vegetation** to less than 200 metres; and 5. occur where the extent of **vegetation** on the subject lot(s) is reduced to, or less than, 30 per cent of the total area of the lot(s).

Table 4

Managing thickened vegetation – Prescribed regional ecosystems and restrictions In this table, regional ecosystems are grouped by vegetation density and bioregion. Use this table to determine the regional ecosystems where clearing is permitted, the tree retention rates and any clearing restrictions.						
Very sparse regional ecosystems						
Tree retention rates: Retained **immature tree** density must be at least 200 trees per hectare after **clearing**.						
Bioregion						**Clearing restrictions**
North West Highlands						
1.5.14	1.5.6					
Gulf Plains						
2.3.9	2.3.10	2.3.34	2.5.2	2.5.5	2.10.6	
Cape York Peninsula						
3.3.24	3.3.37	3.9.4 3.9.5	3.9.6 3.9.7	3.10.15 3.11.15	3.11.17	
Mitchell Grass Downs						
4.3.9 4.3.10	4.5.2 4.5.8 4.5.9	4.7.4	4.9.10 4.9.12 4.9.14	4.9.16 4.9.18		
Channel Country						
5.5.2	5.5.4	5.5.6	5.9.2			
Mulga Lands						

6.3.7 6.3.9 6.3.22	6.3.24 6.5.14 6.5.15	6.5.16 6.5.18 6.5.19	6.6.2	6.7.6 6.7.7 6.7.9	6.7.17 6.9.2	
Wet Tropics						
7.12.28						
Einasleigh Uplands						
9.3.5 9.3.22	9.5.14 9.7.5 9.8.1 9.8.2 9.8.4 9.8.9	9.11.13 9.11.17 9.11.21 9.11.23 9.11.24 9.12.1	9.12.4 9.12.6 9.12.10 9.12.11 9.12.12 9.12.14 9.12.15	9.12.16 9.12.21 9.12.23 9.12.27 9.12.28	9.12.29 9.12.33 9.12.39 9.12.40	
Desert Uplands						
10.3.6	10.3.12	10.3.26	10.5.5	10.5.9	10.5.12	
Brigalow Belt						
11.8.4 11.8.5	11.10.6	11.11.6	11.11.12	11.12.5		
South-east Queensland						
12.11.15						
Sparse regional ecosystems						
Tree retention rates: Retained **immature tree** density must be at least 300 trees per hectare after **clearing**.						
Bioregion						**Clearing restrictions**
North West Highlands						
1.3.4	1.5.2					
Gulf Plains						
2.3.5 2.3.7 2.3.11 2.3.18 2.3.19 2.3.22	2.3.27 2.3.36	2.5.1 2.5.9 2.5.10 2.5.12 2.5.14	2.7.4 2.7.5 2.9.4	2.9.4 2.9.6 2.10.1 2.10.2	2.10.4 2.11.1 2.12.1	
2.3.15 2.3.17	2.3.20 2.3.21 2.3.24	2.3.29 2.3.30				**Mechanical clearing** not permitted.
Cape York Peninsula						
3.3.8 3.3.16 3.3.20 3.3.28	3.5.5 3.5.6 3.5.24 3.5.25	3.7.3	3.9.2	3.11.7 3.11.12 3.11.13	3.12.10 3.12.11 3.12.18	
Mitchell Grass Downs						
4.3.8	4.5.4	4.5.8	4.9.6	4.9.11		
Channel Country						
5.5.1	5.5.3	5.6.2	5.6.3	5.6.4		
Mulga Lands						
6.3.5 6.3.16 6.3.18 6.3.21	6.5.1 6.5.2 6.5.3	6.5.6 6.5.7 6.5.8 6.5.9	6.5.10 6.5.11 6.5.13	6.5.17 6.6.1	6.7.10 6.7.11 6.7.12 6.7.13	
Central Queensland Coast						
8.5.3 8.5.5	8.9.1 8.11.1	8.12.6 8.12.9	8.12.20	8.12.22		

Einasleigh Uplands						
9.3.2 9.3.6 9.3.8 9.3.16 9.3.19 9.3.20 9.3.21	9.5.3 9.5.4 9.5.6 9.5.7 9.5.8 9.5.9 9.5.10 9.5.13 9.7.1 9.7.3	9.7.1 9.7.2 9.8.11 9.10.7	9.11.1 9.11.2 9.11.3 9.11.5 9.11.7 9.11.15 9.11.19 9.11.22 9.11.25 9.11.26	9.12.7 9.12.13 9.12.24 9.12.26 9.12.32		
9.3.3	9.11.16 9.11.31 9.11.32	9.12.31				**Mechanical clearing** not permitted.
Desert Uplands						
10.3.9 10.3.10 10.3.11	10.3.27 10.3.28	10.5.4	10.9.5			
10.3.14						**Mechanical clearing** not permitted.
Brigalow Belt						
11.3.4 11.3.6 11.3.7 11.3.9 11.3.10 11.3.12 11.3.14 11.3.18	11.3.19 11.3.29 11.3.30 11.3.32 11.3.35 11.3.36 11.3.39	11.4.2 11.5.2 11.5.3 11.5.5 11.5.8 11.5.9 11.5.12 11.5.13 11.5.20	11.9.2 11.9.7	11.10.1 11.10.7 11.10.12 11.11.4 11.11.7 11.11.9 11.11.10 11.11.11 11.11.15 11.11.20	11.12.1 11.12.2 11.12.3 11.12.9 11.12.10 11.12.11 11.12.13	
11.7.7						Restricted to **clearing** of **low shrubs** only. **Clearing** of **immature trees** is not permitted.
South-east Queensland						
12.3.12	12.8.16 12.8.17	12.9-10.4 12.9-10.7	12.12.4 12.12.5			
New England Tableland						
13.11.1	13.11.4	13.12.2	13.12.5			
Mid-dense regional ecosystems						
Tree retention rates: Retained **immature tree** density must be at least 500 trees per hectare after **clearing**.						
Bioregion						**Clearing restrictions**
Gulf Plains						
2.5.4	2.5.16					
Mulga Lands						
6.7.1	6.7.2	6.7.14	6.7.15	6.7.16		
Wet Tropics						

7.11.16	7.11.21	7.12.53	7.12.55			
Central Queensland Coast						
8.12.12						
Einasleigh Uplands						
9.3.15						
Brigalow Belt						
11.3.26 11.5.1 11.5.4 11.5.21	11.7.4 11.7.6	11.9.13	11.10.4 11.10.9 11.10.11	11.11.1	11.12.6	
South-east Queensland						
12.9-10.2	12.12.27					

Table 5

Grassland regional ecosystems in which encroachment can be cleared					
3.3 56	4.3.20	4.9.9	6.7.17	10.3.7	11.4.11
3.3.60	4.9.7	5.7.9	9.8.5	10.3.8	11.8.11
3.3.61	4.9.8	5.7.10	9.12.42	11.3.31	11.9.3
3.12.32					

Table 6

Regional ecosystems in which fodder species are dominant and suitable for fodder harvesting by all harvesting practices						
4.5.2	5.5.2	5.6.4	6.5.6	6.5.11	6.5.18	6.7.12
4.5.3	5.5.3	5.7.5	6.5.7	6.5.13	6.6.1	6.7.17
4.5.4	5.5.4	5.7.14	6.5.8	6.5.14	6.7.9	
5.5.1	5.5.5	6.3.21	6.5.9	6.5.15	6.7.10	
	5.5.6	6.5.1	6.5.10	6.5.16	6.7.11	

Table 7

Regional ecosystems in which fodder species are not dominant and harvesting is limited to selective harvesting only				
6.3.16	6.5.3	6.7.6	6.7.15	11.5.13
6.3.18	6.5.17	6.7.13	6.7.16	11.7.2
6.5.2	6.7.1	6.7.14	6.7.17	11.11.2

Table 8

Minimum retention area and widths required for block harvesting	
Block harvesting area	**Minimum width of retained vegetation**
Less than 0.5 hectares (70 metres by 70 metres)	75 metres
0.5 hectares to 1 hectare (100 metres by 100 metres)	150 metres

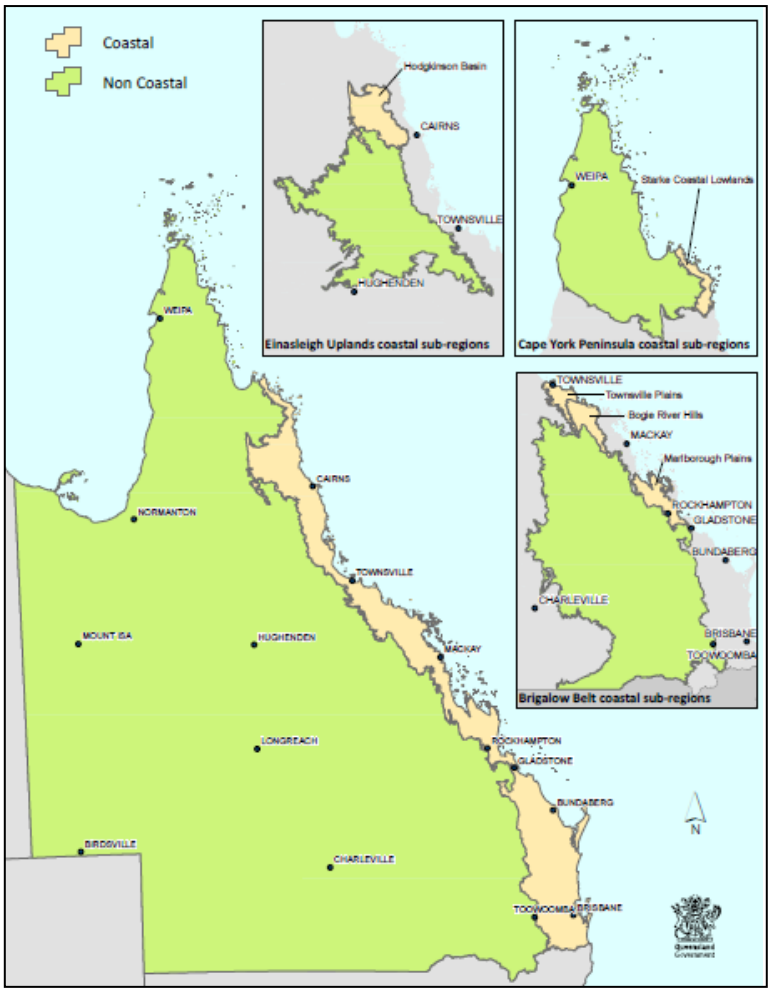
Table 9

Range of size classes – trees	
Class	**Diameter**
1	<5 centimetres
2	5 centimetres – 10 centimetres

Range of size classes – trees	
Class	**Diameter**
3	>10 centimetres – 20 centimetres
4	>20 centimetres – 40 centimetres

Figures

Figure 16.1: Location of coastal and non-coastal bioregions and subregions



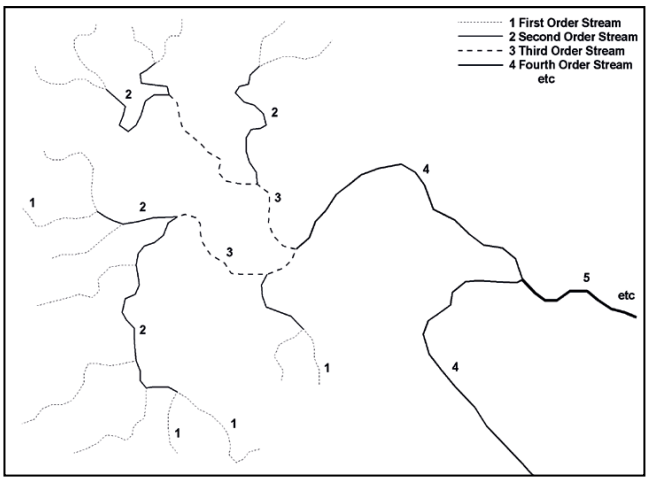


Figure 16.2: Diagrammatic view of stream ordering

When two streams of the same order join, the resulting stream becomes one **stream order** larger. If two streams of different orders join, the resultant **stream order** is that of the larger stream (note: for this diagram, streams are **watercourses** and **drainage features** shown on the **vegetation management watercourse and drainage feature map**).

Reference documents

Department of Resources, State Development Assessment Provisions guideline - State Code 16: Clearing native vegetation.

Department of State Development, Infrastructure and Planning 2014, Significant Residual Impact Guideline

Department of Environment and Science 2021, Queensland Environmental Offsets Policy

Department of Environment and Science 2021, General guide for the Queensland Environmental Offsets Framework V1.03

Department of Environment and Heritage Protection 2014, Queensland Environmental Offsets Policy Significant Residual Impact Guideline

Department of Environment and Science 2021, BioCondition Benchmarks

Department of Environment and Science, Regional Ecosystem Description Database Refer to the Queensland Government website for the most up to date version

Department of Infrastructure, Local Government and Planning 2017, State Planning Policy

Department of Natural Resources and Mines 2017, Necessary environmental clearing under the Vegetation Management Act 1999 A guideline for development applications

International Erosion Control Association (IECA) 2008, Best Practice Erosion and Sediment Control Document

Department of Science Information Technology Innovation and the Arts, Queensland Acid Sulfate Soil Technical Manual. Refer to the Queensland Government website for the most up to date version

Glossary of terms

Accelerated soil erosion means **soil erosion** that exceeds the natural level and that occurs as a direct result of human activity.

Accepted development vegetation clearing code see the *Vegetation Management Act 1999.*
Note: An **accepted development vegetation clearing code** is a code made under section 19O of the *Vegetation Management Act 1999*.

Adverse impacts of clearing include, but are not limited to, the following:
1. the loss of **vegetation**
2. the loss of **biodiversity**
3. **land degradation**
4. loss of **connectivity**
5. altered **ecological processes**; and
6. contributions to greenhouse gas emissions.

Aerial application means application by aircraft or drone.

Agreement means an agreed delivery arrangement under the *Environmental Offsets Act* including any **offset** delivery plan and or any other instrument associated with a **legally secured offset area** however described.

Application area means the area the subject of the development application that is proposed to be **cleared** of **vegetation**.

Better environmental outcome means an environmental outcome provided on land in exchange for an area to be developed which is a **particular regulated area**, or is subject to a **notice requiring compliance**, and is legally secured using a **declared area (voluntary)** before:

1. the commencement of works; and
2. prior to any amendment, partial discharge or discharge of any **notice requiring compliance** or instrument securing a **particular regulated area**.

Biodiversity see the *Vegetation Management Act 1999*.

Note: **Biodiversity** means the variability among living organisms from all sources, including terrestrial, marine and other aquatic ecosystems and the ecological complexes of which they are a part, and includes:

1. diversity within species and between species; and
2. diversity of ecosystems.

Block harvest area means the block or clump where **block harvesting** is undertaken.

Block harvesting means **fodder harvesting** in blocks or clump (**block harvest areas**) while retaining undisturbed areas of **vegetation** (**block retention areas**) on all sides of the **block harvest area**.

Block retention area means an undisturbed area of vegetation required to be retained on all sides of a **block harvest area** when undertaking **block harvesting**.

Built infrastructure see *Vegetation Management Act 1999*

Note: built infrastructure includes a building, or other structure, built or used for any purpose

Category A area see the *Vegetation Management Act 1999*.

Note: A **category A area** is an area, other than a **category B area**, category C area, category R area or **category X area**, shown on the **regulated vegetation management map** as a **category A area** that:

1. is any of the following:
   a. a **declared area**
   b. an **offset area**
   c. an **exchange area**; or
2. has been **unlawfully cleared**; or
3. is, or has been, subject to:
   a. a **restoration notice**; or
   b. an **enforcement notice** under the *Planning Act 2016* containing conditions about restoration of **vegetation**; or
4. has been **cleared** of native **vegetation** and in relation to the **clearing** a person has been found guilty by a court, whether or not a conviction has been recorded, of a **clearing** offence; or
5. the chief executive decides under section 20BA [of the VMA] is a **category A area**.

Category B area see the *Vegetation Management Act 1999*.

Note: A **category B area** is an area, other than a **category A area**, category C area, category R area or **category X area**, shown on the **regulated vegetation management map** as a **category B area** that:

1. contains **remnant vegetation**; or
2. the chief executive [administering the VMA] decides to show on the **regulated vegetation management map** as a **category B area**; or
3. if section 20AN [of the VMA] does not apply to the area:
   a. is a Land Act tenure to be converted under the *Land Act 1994* to another form of tenure, and contains:
      i. an **endangered regional ecosystem**; or
      ii. an **of concern regional ecosystem**; or
      iii. a **least concern regional ecosystem**.

Category X area see the *Vegetation Management Act 1999*.

Note: A **category X area** is an area, other than a **category A area, category B area**, category C area or category R area, shown on the **regulated vegetation management map** as a **category X area**. However, an area is not a **category X area** if the chief executive decides under section 20CA [of the VMA] that the area is not a **category X area**.

Clear, **cleared** or **clearing** of **vegetation** means:

1. to remove, cut down, ringbark, push over, poison or destroy in any way including by burning, flooding or draining; but
2. does not include destroying standing **vegetation** by stock, or lopping a tree.

Note: For the purpose of assessment of a material change of use or reconfiguring a lot application, any reference to **clearing** is taken to include "**clearing as a result of the material change of use**" or "**clearing as a result of the reconfiguring a lot**".

Clearing as a result of a material change of use means:

1. **clearing** of **vegetation** that will result from the change in use, consisting of any of the following:
   a. **clearing** to construct **built infrastructure** – including buildings, stormwater management systems, water supply and sewerage systems – that are proposed as part of the material change of use application
   b. **clearing** for roads, vehicle parking, vehicle and pedestrian access, utilities corridors, services, fences, **fire breaks** and **fire management lines**
   c. **clearing** that may not be necessary for developing **built infrastructure** but is associated with the use applied for
2. **clearing** of **vegetation** that will become **exempt clearing work** if the development application is approved. This includes any of the following examples:
   a. **clearing** for **routine management** and **essential management** purposes associated with the approved development including **clearing** to maintain proposed infrastructure, facilities, roads, access routes, utilities, services and fences, and **clearing** to maintain the safety of persons and property that will be associated with the development
   b. **clearing** for necessary **fire breaks**, **fire management lines** and associated with the development. This will be assessed as follows:
      i. all **built infrastructure** other than underground services, roads and fences will be assessed as requiring **clearing** for **fire breaks** and safety buffers with a width of 20 metres or 1.5 times the height of the tallest adjacent tree to the infrastructure, whichever is the greater. The extent of **clearing** assessed will include any vegetation that may be required to be **cleared** for fire breaks distances and safety buffers on adjoining land
      ii. all proposed allotment boundaries will be assessed as requiring **clearing** for **fire management lines** with a width of 10 metres constructed on either side of the allotment boundary unless written evidence from the relevant Area Commander of the Queensland Fire and Emergency Service which confirms an alternative **fire management line** width is required or acceptable
      iii. in the case of evidence being presented which demonstrates constraints on **clearing** for **fire management lines** as being reasonably imposed in accordance with written evidence from the relevant Area Commander or equivalent officer of the Queensland Fire and Emergency Service, the development may be conditioned so that the full extent of **exempt clearing work** prescribed for **essential management** under schedule 21 of the Planning Regulation 2017 cannot be carried out by current or future landholders.

Clearing as a result of reconfiguring a lot means:

1. **clearing** of **vegetation** that will result from reconfiguring a lot, consisting of any of the following:
   a. **clearing** for boundary fence lines for each proposed allotment (whether or not the **clearing** is proposed as part of the application)
   b. **clearing** to construct **built infrastructure**, including stormwater management systems, water supply and sewerage systems, roads, access routes or utilities corridors that are proposed as part of the reconfiguring a lot application or that will be required as a condition of approval by the assessment manager
   c. **clearing** for excavation and filling, for example, where the lots are to be levelled
2. **clearing** of **vegetation** that will become **exempt clearing work** if the development application is approved. This includes any of the following examples:
   a. **clearing** for a single residence and reasonably associated buildings and structures for each allotment to be created as a result of the reconfiguring a lot, where no such dwelling house already exists on the proposed allotment
   b. all lots will be assessed as including **clearing** of two hectares for the purpose stated in 2a, or for lots smaller than two hectares the whole area of the lot, unless the application demonstrates that a greater or smaller area will be required and achieved – for example, building envelopes binding on title
   c. **clearing** for **routine management** and **essential management** purposes associated with the approved development including **clearing** to maintain proposed infrastructure, facilities, roads, access routes, utilities, services and fences, and **clearing** to maintain the safety of persons and property that will be associated with the development
   d. **clearing** for necessary **fire breaks**, **fire management lines** and safety buffers associated with the development. This will be assessed as follows:

i. all **built infrastructure** other than underground services, roads and fences will be assessed as requiring **clearing** for **firebreaks** and safety buffers with a width of 20 metres or 1.5 times the height of the tallest adjacent tree to the infrastructure, whichever is the greater. The extent of **clearing** assessed will include any vegetation that may be required to be **cleared** for **fire breaks** and **safety buffers** on adjoining land
ii. all proposed allotment boundaries will be assessed as requiring **clearing** for **fire management lines** with a width of 10 metres constructed on either side of the allotment boundary unless written evidence from the relevant Area Commander of the Queensland Fire and Emergency Service which confirms an alternative **fire management line** width is required or acceptable
iii. in the case of evidence being presented which demonstrates constraints on **clearing** for **fire management lines** as being reasonably imposed in accordance with written evidence from the relevant Area Commander of the Queensland Fire and Emergency Service, the development may be conditioned so that the full extent of **exempt clearing work** prescribed for **essential management** under schedule 21 of the Planning Regulation 2017 cannot be carried out by current or future landholders.

Coastal bioregions and subregions mean the following bioregions and subregions, as shown in figure 16.1:
1. Brigalow Belt Bioregion sub-regions Townsville Plains (sub-region 11.1), Bogie River Hills (sub-region 11.2), and Marlborough Plains (sub-region 11.14)
2. Central Queensland Coast Bioregion
3. Cape York Peninsula Bioregion sub-region Starke Coastal Lowlands (sub-region 3.2)
4. Einasleigh Uplands Bioregion sub-region Hodgkinson Basin
5. Wet Tropics Bioregion
6. South East Queensland Bioregion.

Consequential development of IPA approval means **clearing** that is a natural and ordinary consequence of other assessable development for which a development approval was given under the repealed *Integrated Planning Act 1997*, or a development application was made under that Act, before 16 May 2003.

Contaminant see the *Vegetation Management Act 1999*.
Note: **Contaminant** includes a gas, liquid, solid or energy source, including radioactivity and electromagnetic radiation.

Contaminants removal means part 4 of **necessary environmental clearing**, defined as **clearing** of **vegetation** that is necessary to remove **contaminants** from land.

Coordinated project see the *State Development and Public Works Organisation Act 1971*.
Note: A **coordinated project** is a project declared to be a **coordinated project** under the *State Development and Public Works Organisation Act 1971*.

Declared area (voluntary) see section 19F of the *Vegetation Management Act 1999*.
Note: A **declared area (voluntary)** is an area declared under the VMA to be an area of high nature conservation value or an area vulnerable to **land degradation**, at the request of the owner of the land.

Declared pests means restricted or prohibited matter declared under the *Biosecurity Act 2014*.
Note: A prohibited matter is a biosecurity matter that, for the time being, is established as prohibited matter. A restricted matter is a biosecurity matter that, for the time being, is established as restricted matter.

Defining bank means the bank which confines the seasonal flows but may be inundated by flooding from time to time. This can be either:
1. the bank or terrace that confines the water before the point of flooding; or
2. where there is no bank, the **seasonal high water line** which represents the point of flooding.

Diameter means the width of a tree trunk measured at 1.3 metres above the ground.

Drainage feature means a natural landscape feature, including a gully, drain, drainage depression or other erosion feature that:
1. is formed by the concentration of, or operates to confine or concentrate, overland flow water during and immediately after rainfall events
2. flows for only a short duration after a rainfall event, regardless of the frequency of flow events

3. commonly, does not have enough continuing flow to create a riverine environment
4. is shown on the **vegetation management watercourse and drainage feature map**:
   a. at a scale of 1:25 000 for the local government areas of Brisbane, Moreton Bay, Gold Coast, Sunshine Coast, Logan, Noosa and Redlands, unless the application is to **clear vegetation** for an **extractive industry**; or
   b. for all other local governments, and for applications to **clear vegetation** for an **extractive industry**.

Ecological processes means processes including, but not limited to, the following:
1. hydrological processes; or
2. soil development; or
3. nutrient cycling; or
4. chemical processes including storage of nutrients; or
5. decomposition and cycling of organic matter; or
6. pollination and seed production; or
7. seed dispersal; or
8. predator-prey relationships; or
9. germination and recruitment of species; or
10. the carbon cycle and stability of atmospheric carbon; or
11. habitats for flora and fauna (such as particular **regional ecosystems**, logs, rocks, debris, leaf litter, nectar, hollow bearing trees, food and shelter).

Encroachment means a woody species that has invaded an area of a grassland **regional ecosystem** to an extent the area is no longer consistent with the description of the **regional ecosystem** and the woody species is absent in **historical imagery** and present in **recent imagery**.

Endangered regional ecosystem see the *Vegetation Management Act 1999.*
Note: **Endangered regional ecosystem** means a **regional ecosystem** declared to be an **endangered regional ecosystem** under the VMA.

Enforcement notice means a notice under the *Planning Act 2016* issued for a **clearing** offence or a notice under the *Planning Act 2016* containing conditions about restoration of **vegetation.**

Environmental clearing management plan means a plan that outlines management actions that will be undertaken in an area **cleared** for **necessary environmental clearing** to **rehabilitate** the area over time to ensure **endangered regional ecosystems, of concern regional ecosystems**, **least concern regional ecosystems**, **essential habitat**, connectivity is maintained, **wetlands** and **watercourses** are protected, and **clearing** does not result in **land degradation**.
Note: Refer to the Guidelines for **necessary environmental clearing** to assist with developing the **environmental clearing management plan**.

Environmental offset agreement see the *Environmental Offsets Act 2014.*
Note: **Environmental offset agreements** may also be described as an 'agreed delivery arrangement' or 'delivery agreement'.

Erosion and sediment control plan means a plan which details all of the following:
1. the presence and location of any accelerated **soil erosion** within the proposed development area; and
2. the rates of soil and sediment movement prior to the proposed development; and
3. the estimated rates of soil loss and sediment movement after the proposed development; and
4. the **recognised best practice methods** that will be employed to:
   a. ensure rates of soil loss and sediment movement are the same or less than those prior to the proposed development; and
   b. prevent increased **soil erosion** resulting from the **clearing**; and
   c. prevent increased sediment run-off entering a **wetland**, **watercourse** or **drainage feature** as a result of the **clearing**; and
   d. stabilise **soil erosion** which results from **clearing**.
5. A map showing where **recognised best practice methods** will be used within and around the proposed development area to address points 4(a) to 4(d) above.

Note: For further guidance on developing an **erosion and sediment control plan**, please refer to the Best Practice Erosion and Sediment Control Document, IECA, 2008.

Essential habitat see the *Vegetation Management Act 1999,* section 20AC.
Note: **Essential habitat is** shown on the **essential habitat map.**
Essential habitat for **protected wildlife** is a **category A area, category B area** or category C area shown on the **regulated vegetation management map**:
1. that has at least three **essential habitat factors** for the **protected wildlife** that must include any **essential habitat factors** that are stated as mandatory for the **protected wildlife** in the **essential habitat database**; or
2. in which the **protected wildlife,** at any stage of its life cycle, is located.

Essential habitat database see the *Vegetation Management Act 1999.*
Note: An **essential habitat database** means a database, listing **essential habitat factors** for **protected wildlife,** certified by the chief executive [administering the VMA] as an **essential habitat database.**

Essential habitat factor see the *Vegetation Management Act 1999.*
Note: **Essential habitat factor**, for **protected wildlife,** is a component of the wildlife's habitat, including for example, a landform, pollinator, **regional ecosystem**, soil and water, that is necessary or desirable for the wildlife at any stage of its lifecycle.

Essential habitat map see the *Vegetation Management Act 1999*, section 20AC.
Note: The **essential habitat map** is a map certified by the chief executive [administering the **VMA**] as the **essential habitat map** for the State and showing, for the State, areas the chief executive reasonably believes are areas of **essential habitat** for **protected wildlife.**

Essential management see schedule 24 of the Planning Regulation 2017.
Note: **Essential management** means **clearing** native **vegetation**:
1. for establishing or maintaining a necessary **firebreak** to protect infrastructure other than a fence, road or vehicular track, if the maximum width of the **firebreak** is equivalent to 1.5 times the height of the tallest **vegetation** adjacent to the infrastructure, or 20 metres, whichever is the greater; or
2. for establishing a necessary **fire management line** if the maximum width of the **clearing** for the **fire management line** is 10 metres; or
3. necessary to remove or reduce the imminent risk that the **vegetation** poses of serious personal injury or damage to the infrastructure; or
4. by fire under the *Fire and Emergency Services Act 1990* to reduce hazardous fuel load; or
5. necessary to maintain infrastructure including any core airport infrastructure, buildings, fences, helipads, roads, stockyards, vehicular tracks, watering facilities and constructed drains other than contour banks, other than to source construction material; or
6. for maintaining a garden or orchard, other than **clearing** predominant canopy trees to maintain underplantings established within **remnant vegetation**; or
7. on land subject to a lease issued under the *Land Act 1994* for agriculture or grazing purposes to source construction timber to repair existing infrastructure on the land, if:
   a. the infrastructure is in need of immediate repair
   b. the **clearing** does not cause **land degradation** as defined under the VMA
   c. restoration of a similar type, and to the extent of the removed trees, is ensured; or
8. by the owner on freehold land to source construction timber to maintain infrastructure on any land of the owners, if:
   a. the **clearing** does not cause **land degradation** as defined under the VMA
   b. restoration of a similar type, and to the extent of the removed trees, is ensured.

Exchange area see the *Vegetation Management Act 1999*.
Note: **Exchange area** means an area of **vegetation** that must be protected in the way provided under a self-assessable **vegetation clearing** code in exchange for **clearing** high value regrowth **vegetation.**

Exempt clearing work see the Planning Regulation 2017.
Note: **Exempt clearing work** means operational work that is the **clearing** of native vegetation as **exempt clearing work** or for particular land as prescribed in schedule 21 of the Planning Regulation 2017, or that, under the *Vegetation Management Act 1999*, section 74, is not affected by that Act.

Extractive industry see the *Vegetation Management Act 1999*.
Note: **Extractive industry** means one or more of the following:
1. dredging material from the bed of any waters
2. extracting, from a pit or quarry, rock, sand, clay, gravel, loam or other material
3. screening, washing, grinding, milling, sizing or separating material extracted from a pit or quarry; and

includes carrying out work that is the natural and ordinary consequence of carrying out the work mentioned above.

Felling means the cutting of **vegetation** using equipment that retains the root of the **vegetation** in the ground, such as a handsaw, axe, brush cutter or chainsaw. The term does not include using a dozer or tractor or other type of machinery to push **vegetation**.

Firebreak means an area that has been **cleared** and maintained in a low fuel state to either stop or steady wildfire, or back burn against.

Fire management line means a pathway, track or road, including existing property tracks, or fence line **clearings**, which can be used to access water for fire-fighting, divide the property into sub-units to allow a fuel reduction burning program to be carried out, or divide the property into sub-units to allow for back burning in the event of a wildfire.

Flood means an overflow of water rising above the **defining banks** of a **wetland**, **watercourse** or **drainage feature**.

Flood preparation means activities undertaken to reduce the likelihood or impacts of a **flood**.

Fodder harvesting see the *Vegetation Management Act 1999.*
Note: **Fodder harvesting** is the **clearing** of **vegetation** predominantly consisting of **fodder species**:
1. necessary to provide fodder for stock
2. carried out in a way that:
   a. conserves the **vegetation** in perpetuity
   b. conserves the **regional ecosystem** in which the **vegetation** is situated
   c. results in the woody biomass of the **cleared vegetation** remaining where it is **cleared**.

Fodder species means any of the following species:
1. *Acacia aneura;*
2. *Acacia brachystachya;*
3. *Acacia excelsa;*
4. *Acacia pendula;*
5. *Acacia sibirica;*
6. *Alphitonia excels;*
7. *Flindersia maculosa;*
8. *Geijera parviflora.*

Foliar herbicide means a herbicide primarily absorbed by the foliage of plants. For example, spraying using glyphosate'.
Note: The application of a herbicide must also comply with the approved product label or the safety and use conditions published by the Australian Pesticides and Veterinary Medicines Authority.

Ground cover means plant matter, either dead or alive, woody or non-woody, that covers the surface of the ground (either attached or detached). For example grasses, shrubs, tree and grass leaf litter, twigs, logs, branches etc.

Groundwater means water occurring below the surface of the ground.
Grove means an area of woody **vegetation** that is present in **historical imagery**.

Gully erosion means the removal of soil by water creating large incised channels more than 30 centimetres in depth.

Habitat trees means a living or dead standing tree that contains either of the following:
1. one or more visible hollows positioned at least two metres above the base of the tree;
2. an active bird's nest or the nest of a raptor or other bird that uses the same nest each year.

Note: **Habitat trees** are used, or potentially used, by hollow-dwelling fauna.

Historical imagery means an aerial photograph or satellite image used for the purpose of demonstrating the presence of **encroachment**, that was taken more than 15 years ago.

Immature trees means a tree or shrub (other than a **mature tree** or **habitat tree**) that is two metres or more in height.

Land Act notice see the *Vegetation Management Act 1999*, section 20BA(b).
Note: A **Land Act notice** is a notice issued by the chief executive [administering the VMA] for **clearing** in contravention of a tree **clearing** provision under the *Land Act 1994* as in force before the commencement of the *Vegetation Management and Other Legislation Amendment Act 2004*, section 3.

Land degradation see the *Vegetation Management Act 1999*.
Note: **Land degradation** includes any of the following:
1. **soil erosion**; or
2. rising water tables; or
3. the expression of **salinity**; or

4. **mass movement** by gravity of soil or rock; or
5. stream bank instability; or
6. a process that results in declining water quality; or
7. disturbance of acid sulfate soils.

Land restoration means part 1 of **necessary environmental clearing**, defined as **clearing** of **vegetation** that is necessary to restore the ecological and environmental condition of land.

Land zone 1 means quaternary estuarine and marine deposits subject to periodic inundation by saline or brackish marine waters. This includes mangroves, saltpans, off-shore tidal flats and tidal beaches.

Land zone 2 means quaternary coastal dunes and beach ridges. This includes degraded dunes, sand plains and swales, lakes and swamps enclosed by dunes, as well as coral and sand cays.

Land zone 3 means quaternary alluvial systems, including floodplains, alluvial plains, alluvial fans, terraces, levees, swamps, channels, closed depressions and fine textured palaeo-estuarine deposits. This also includes estuarine plains currently under fresh water influence, inland lakes and associated dune systems (lunettes).

Least concern regional ecosystem see the *Vegetation Management Act 1999.*
Note: **Least concern regional ecosystem** means a **regional ecosystem** declared to be a **least concern regional ecosystem** under the VMA.

Legally secured offset area see the *Environmental Offsets Act 2014*.
Note: An area of land is a **legally secured offset area** if:
1. the area is:
   a. an environmental **offset** protection area; or
   b. an area declared as an area of high nature conservation value under section 19F of the *Vegetation Management Act 1999*;
   c. another area prescribed under a regulation; and
2. under the *Environmental Offsets Act 2014* or another Act, the area is subject to a delivery or management plan or agreement (however described in this Act or the other Act) to achieve a conservation outcome for a **prescribed environmental matter**.

Low shrub means any live woody tree, shrub or **ground cover** less than two meters high.

Managing thickened vegetation means the selective **clearing** of **vegetation** at a locality that does not include clearing using a chain or cable linked between two tractors, bulldozers or other traction vehicles –
1. to restore a **regional ecosystem** to the floristic composition and range of densities typical the **regional ecosystem** in the bioregion in which it is located; and
2. to maintain ecological processes and prevent loss of biodiversity.

Mass movement is a landslip, earthflow, landslide, rock avalanche or soil creep.

Matters of state environmental significance see the Environmental Offsets Regulation 2014, schedule 2.
Note: **Matters of state environmental significance** are **prescribed environmental matters** under the Environmental Offsets Regulation 2014 that require an **offset** when a prescribed activity will have a **significant residual impact** on the matter. A **matter of state environmental significance** is any of the following matters:
1. **regional ecosystems** under the *Vegetation Management Act 1999* that:
   a. are **endangered regional ecosystems**; or
   b. are **of concern regional ecosystems**; or
   c. intersect with a **wetland** shown on the **vegetation management wetlands map**; or
   d. contains an area of essential habitat on the essential habitat map for an animal that is critically endangered wildlife, endangered wildlife or vulnerable wildlife or a plant that is critically endangered wildlife, endangered wildlife or vulnerable wildlife; or
   e. are located within the defined distances stated in the Environmental Offsets Policy 2014 from the **defining banks** of a relevant **watercourse** or **drainage feature** as shown on the **vegetation management watercourse and drainage feature map**; or
   f. are areas of land determined to be required for ecosystem functioning ('**connectivity areas**'); or
2. **wetlands** in a **wetland** protection area or **wetlands** of high ecological significance shown on the Map of referable **wetlands** under the Environmental Protection Regulation 2019; or
3. **wetlands** and **watercourses** in high ecological value waters as defined in the Environmental Protection (Water and Wetland Biodiversity) Policy 2019, schedule 2; or
4. designated precincts in strategic environmental areas under the Regional Planning Interests Regulation 2014; or
5. threatened wildlife under the *Nature Conservation Act 1992* and special least concern animals under the Nature Conservation (Wildlife) Regulation 2006; or
6. protected areas under the *Nature Conservation Act 1992,* excluding coordinated conservation areas; or
7. highly protected zones of state marine parks under the *Marine Parks Act 2004*; or
8. fish habitat areas under the *Fisheries Act 1994*; or

9. waterways that provide for fish passage under the *Fisheries Act 1994* if the construction, installation or modification of waterway barrier works carried will limit the passage of fish along the waterway; or
10. marine plants under the *Fisheries Act 1994*; or
11. **legally secured offset areas**.

Mature tree means a native tree that is:
1. a *Eucalyptus, Corymbia, Lophostemon* and *Angophora* species (such as 'gum' or 'box' trees) with a single trunk or several trunks with a **diameter** of 30 centimetres or more;
2. any other native tree species with—a single trunk with a **diameter** of 20 cm or more; or several trunks with a **diameter** of 25 cm or more.

Note: If there are several trunks, add the diameters of the two largest trunks together.

Mechanical clearing means the **clearing** of **vegetation** using any of the following methods:
1. slashing; or
2. brush cutting; or
3. machinery which disturbs the soil surface or uproots woody **vegetation**.

Natural channel diversion means part 2 of **necessary environmental clearing**, defined as **clearing** that is necessary to divert existing natural channels in a way that replicates the existing form of the natural channels.

Natural disaster preparation means part 3 of **necessary environmental clearing**, defined as **clearing** that is necessary to prepare for the likelihood of a natural disaster.

Necessary environmental clearing see the *Vegetation Management Act 1999.*
Note: **Necessary environmental clearing** means **clearing** of **vegetation** that is necessary to:
1. restore the ecological and environmental condition of land (example – stabilising banks of **watercourses** and **drainage features**, works to **rehabilitate** eroded areas, works to prevent erosion of land or for ecological fire management); or
2. divert existing natural channels in a way that replicates the existing form of the natural channels; or
3. prepare for the likelihood of a natural disaster (example – removal of silt to mitigate flooding); or
4. remove **contaminants** from land.

Non-coastal bioregions and subregions mean the following bioregions and subregions, as shown in figure 16.1:
1. Brigalow Belt Bioregion sub-regions not listed under **coastal bioregions and subregions**
2. New England Tableland Bioregion
3. Northwest Highlands Bioregion
4. Gulf Plains Bioregion
5. Cape York Peninsula Bioregion subregions not listed under coastal bioregions and subregions
6. Mitchell Grass Downs Bioregion
7. Channel Country Bioregion
8. Mulga Lands Bioregion
9. Einasleigh Uplands Bioregion subregions not listed under coastal bioregions and subregions
10. Desert Uplands Bioregion.

Notice requiring compliance mean any of the following notices:
1. a **restoration notice**; or
2. a **stop work notice**; or
3. a **Land Act notice**; or
4. a trespass notice if the trespass related act under the *Land Act 1994* for the notice is the **clearing** of **vegetation** on the relevant land; or
5. an **enforcement notice** under the *Planning Act 2016* issued for a **vegetation clearing** offence; or
6. a compliance notice containing conditions about the restoration of **vegetation**.

Of concern regional ecosystem see the *Vegetation Management Act 1999*.
Note: **Of concern regional ecosystem** means a **regional ecosystem** declared to be an **of concern regional ecosystem** under the VMA.

Offset means environmental **offset** under the *Environmental Offsets Act 2014*. In accordance with the offset principles under the Environmental Offsets Policy, an **offset** can only be considered to meet a Performance Outcome

or a purpose under then Purpose Statement of this code where **clearing** and the impacts of **clearing** have first been reasonably avoided, then reasonably mitigated.
Note: Environmental **offset** means an activity undertaken to counterbalance a **significant residual impact** of a prescribed activity on a **prescribed environmental matter**, delivered in accordance with the Environmental offsets Framework. The **prescribed environmental matters** assessed under the State Development Assessment Provisions are **matters of state environmental significance**.

Offset area see the *Vegetation Management Act 1999*.
Note: **Offset area** means a **legally secured offset area** under the *Environmental Offset Act 2014*.

Particular regulated areas means any of the following areas:

(a) an **exchange area**; or

(b) an **unlawfully cleared** area; or

(c) a **declared area (voluntary)** declared for purposes other than to legally secure an **offset area** under the *Environmental Offsets Act 2014*; or

(d) an area on a **PMAV** shown to be **category A area** where the chief executive [administering the VMA] reasonably believes that a **vegetation clearing** offence is being, or has been, committed in relation to the area.

Prescribed environmental matters see the *Environmental Offsets Act 2014*.
Note: A **prescribed environmental matter** is any species, ecosystem or other similar matter protected under Queensland legislation for which an **offset** may be provided. A **prescribed environmental matter** may be a matter of national, state or environmental significance, however, assessment criteria in the State Development Assessment Provisions only relate to **matters of state environmental significance**. Each of the **prescribed environmental matters** is listed under the Environmental Offsets Regulation 2014.

Prescribed regional ecosystems and restrictions means a **regional ecosystem** or restriction prescribed in table 16.3.4 of this code for **managing thickened vegetation**.

Property map of assessable vegetation (PMAV) see *Vegetation Management Act 1999*.
Note:
1. a **property map of assessable vegetation (PMAV)** is a map certified by the chief executive [administering the VMA] as a **PMAV** for an area and showing the **vegetation** category area for the area
2. the map may also show for the area the location of the boundaries of, and the **regional ecosystem** number for, each **regional ecosystem** in the area.

Protected wildlife see the *Vegetation Management Act 1999*.
Note: **Protected wildlife** means native wildlife prescribed under the *Nature Conservation Act 1992* as:
1. Critically endangered wildlife; or
2. endangered wildlife; or
3. vulnerable wildlife; or
4. near threatened wildlife.

Public safety means **clearing** to ensure public safety.

Range of sizes means retaining a range of all size classes as outlined in reference table 9.

Recent imagery means an aerial photograph or satellite image used for the purposes of demonstrating **encroachment**, that was taken less than 15 years ago.

Recognised best practices method means a method to mitigate **accelerated soil erosion,** recognised by any of the following:
1. a Federal or State government agency published advice or guide, such as the Soil Conservation Guidelines for Queensland (3rd edition)

the Best Practice Erosion and Sediment Control Document, IECA, 2008.

Regional ecosystem see the *Vegetation Management Act 1999*.
Note: **Regional ecosystem** means a **vegetation** community in a bioregion that is consistently associated with a particular combination of geology, landform and soil.

Regional ecosystem burn means a burn that is planned and undertaken for the purpose of restoring the range of plant species, size classes, and **vegetation** densities typical of the regional ecosystem.

Note: A **regional ecosystem burn** is for purposes other than reducing hazardous fuel loads. Reducing hazardous fuel loads by fire under the *Fire and Emergency Services Act 1990*, is **exempt clearing work**.
A permit under the *Fire and Emergency Services Act 1990* is required for a **regional ecosystem burn**.

Regulated vegetation management map see the *Vegetation Management Act 1999*, section 20A.
Note: The **regulated vegetation management map** is the map certified by the chief executive [administering the VMA] as the **regulated vegetation management map** for a part of the State and showing the **vegetation** category areas for the part.

Rehabilitate or **Rehabilitated** means, where **clearing** and the impacts of **clearing** have first been reasonably avoided, and then reasonably mitigated, undertaking management actions, to the extent required under this code, in accordance with an **environmental clearing management plan** to ensure:

1. **regional ecosystems** associated with a **wetland** are **re**habilitated to maintain the composition, structure and function of the **regional ecosystem** to protect all of the following:
   a. water quality by filtering sediments, nutrients and pollutants
   b. aquatic habitat
   c. terrestrial habitat.
2. **regional ecosystems** associated with a **watercourse** or **drainage feature** are **rehabilitated** to maintain the composition, structure and function of the **regional ecosystem** to protect all of the following:
   a. bank stability by protecting against bank erosion
   b. water quality by filtering sediments, nutrients and pollutants
   c. aquatic habitat
   d. terrestrial habitat
3. **connectivity areas** are **rehabilitated** to maintain **ecological processes,** and the **regional ecosystem/s** remain in the landscape despite **threatening processes.**
4. **regional ecosystems** that are areas of **essential habitat** are **rehabilitated** to maintain the composition, structure and function of the **regional ecosystem.**
5. **endangered regional ecosystems, of concern regional ecosystems** and **least concern regional ecosystems** are **rehabilitated** to maintain the composition, structure and function of the **regional ecosystem.**

Note: Refer to the Guidelines for **necessary environmental clearing,** Department of Natural Resources and Mines, 2013 to assist with developing relevant management actions to ensure the **application area** is appropriately **rehabilitated.**

Relevant infrastructure activities see the *Vegetation Management Act 1999.*
Note: **Relevant infrastructure activities** means:
1. establishing and maintaining a necessary fence, **firebreak,** road, or vehicular track; or
2. constructing and maintaining necessary **built infrastructure**.

Remnant vegetation see the *Vegetation Management Act 1999.*
Note: **Remnant vegetation** means **vegetation**:
1. that is:
   a. an **endangered regional ecosystem**; or
   b. an **of concern regional ecosystem**; or
   c. a **least concern regional ecosystem**
2. forming the predominant canopy of the **vegetation**:
   a. covering more than 50 per cent of the undisturbed predominant canopy
   b. averaging more than 70 per cent of the **vegetation's** undisturbed height
   c. composed of species characteristic of the **vegetation's** undisturbed predominant canopy.

Restoration notice see the *Vegetation Management Act 1999*, section 54B.
Note: A **restoration notice** means a notice given to a person by an official requiring the person to rectify the matter if the official reasonably believes the person has committed a **vegetation clearing** offence and the matter can be rectified.

Retained tree means any native tree that has a diameter at 1.3 metres above ground level which is 20 centimetres or more. For multi-stemmed trees, add the diameters of the two largest stems.

Retained vegetation means an area of a fodder **regional ecosystem** that has an average canopy height of **fodder species** that is more than four metres.

Rill erosion means the removal of soil by runoff water to create small channels up to 30 centimetres deep.

Root-absorbed broad spectrum herbicide means a broad spectrum herbicide that is primarily absorbed by the roots of plants, rather than the shoots.
Note: Examples of root-absorbed broad spectrum herbicides are hexazinone (Velpar) or tebuthiuron (Graslan). Glyphosate is not considered a **root absorbed broad spectrum herbicide**.
The application of a herbicide must also comply with the approved product label or the safety and use conditions published by the Australian Pesticides and Veterinary Medicines Authority.

Routine management see schedule 24 of the Planning Regulation 2017.
Note: **Routine management** means the **clearing** of native **vegetation**:
1. to establish a necessary fence, road or vehicular track if the maximum width of **clearing** for the fence, road or track is 10 metres; or
2. to build necessary built infrastructure, including core airport infrastructure, other than contour banks, fences, roads or vehicular tracks, if:
   a. the **clearing** is not to source construction timber; and
   b. the total area **cleared** is less than two hectares; and
   c. the total area covered by the infrastructure is less than two hectares; or
3. by the owner on freehold land to source construction timber for establishing necessary infrastructure on any land of the owner, if:
   a. the **clearing** does not cause **land degradation** as defined under the VMA; and
   b. restoration of a similar type, and to the extent of the removed trees, is ensured; or
4. by the lessee of land subject to a lease issued under the *Land Act 1994* for agriculture or grazing purposes to source construction timber, other than commercial timber, for establishing necessary infrastructure on the land if:
   a. the **clearing** does not cause **land degradation** as defined under the VMA; and
   b. restoration of a similar type, and to the extent of the removed trees, is ensured.

Salinisation means the process of salts accumulating in soils or waters.

Salinity means **waterlogging** or the **salinisation** of **groundwater**, surface water or soil.

Salinity expression area means an area containing more than one of the following **salinity** indicators:
1. plant species tolerant of saline conditions, shallow water tables or poor drainage (**waterlogging**);
2. wet areas in lower parts of the landscape or bare soil (soil **scalding**);
3. dieback of larger trees in low, wetter parts of the landscape (outside drought conditions or the effects of fire);
4. salt accumulations on the surface (often white and powdery, sometimes crystalline); or
5. areas of shallow **groundwater**.

Note:
1. For example—*Melaleuca* spp. (in particular *Melaleuca bracteata* and *Melaleuca quinquenervia*), *Sporobolus spp.* (saltwater or marine couch), *Salsola kali* (soft roly-poly), *Sclerolaena* spp. (in particular prickly roly-poly), *Cyperus* spp. (sedges), *Juncus* spp. (rushes), *Atriplex* spp. (saltbushes), *Halosarcia spp.* (samphires), *Chloris spp.* (Rhodes grasses), *Enchylaena tomentosa* (ruby saltbush), *Sesuvium portulacastrum* (purslane), *Tecticornia* spp (samphires), *Phragmites* spp.
2. A water table less than five metres from the surface would generally be considered as shallow for this purpose. One mechanism to identify this is from a nearby bore.

Scald means a bare area formed when the surface soil is removed by wind or water erosion, exposing a more clayey subsoil which is devoid of vegetation and relatively impermeable to water.
Note: Definition from the National Committee on Soil and Terrain, (2009). Australian soil and land survey handbook. (3rd edition). (CSIRO Publishing: Melbourne, Victoria)

Seasonal high water line means the zone which represents the usual peak seasonal flow level and can be identified by deposition, debris or characteristic **vegetation** zonation. If this is not obvious, project a horizontal line from the **seasonal high water line** on the opposite bank.

Selective harvesting involves felling individual fodder trees using a chainsaw, or selectively pushing individual fodder trees using a tractor or dozer. This practice should cause minimal damage to the surrounding **vegetation**.

Sheet erosion is the removal of a relatively uniform layer of soil from the surface with generally no obvious channel created.
Note: Definition from the National Committee on Soil and Terrain, (2009). Australian soil and land survey handbook. (3rd edition). (CSIRO Publishing: Melbourne, Victoria)

Significant residual impact see the *Environmental Offsets Act 2014.*
Note: **Significant residual impact is** an impact, whether direct or indirect, of a prescribed activity on all or part of a **prescribed environmental matter** that:
1. remains, or will or is likely to remain, (whether temporarily or permanently) despite on-site mitigation measures for the prescribed activity;
2. is, or will or is likely to be, significant.

Guidance for determining if a prescribed activity will have a **significant residual impact** on a **matter of state environmental significance** is provided in the Significant Residual Impact Guideline, Department State Development, Infrastructure and Planning, 2014.

Slope means a measure of the upward or downward incline of the land surface over any 30 metre length in the **application area.**

Soil erosion means **mass movement**, **gully erosion**, **rill erosion**, **sheet erosion**, tunnel erosion, stream bank erosion, **wind erosion**, or **scald**; and any associated loss of chemical, physical or biological fertility – including, but not limited to water holding capacity, soil structure, organic matter, soil biology, and nutrients.

Soil erosion and instability means the occurrence of **gully erosion** greater than 30 centimetres in depth, landslips, a scarp, soil scalding or stream bank slumping.

Stream bank erosion means the removal of soil from a stream bank, typically during periods of high stream flow.
Note: Definition from the National Committee on Soil and Terrain, (2009). Australian soil and land survey handbook. (3rd edition). (CSIRO Publishing: Melbourne, Victoria)

Stream order means a numerical ordering classification of each stream segment according to its position within a catchment, as shown in figure 16.2. Streams are **watercourses** and **drainage features** shown on the **vegetation management watercourse and drainage feature map.**

Stop work notice see the *Vegetation Management Act 1999*, section 54A.
Note: A **stop work notice** means a notice given to a person by an official requiring the person to stop committing a **vegetation** offence if the official reasonably believes the person is committing a **vegetation clearing** offence.

Strip harvest area means a strip where **strip harvesting** is undertaken.

Strip harvesting means **fodder harvesting** in strips (**strip harvest areas**), while retaining undisturbed areas of **vegetation** (**strip retention areas**) on both sides of a **strip harvest area**.

Strip retention area means an undisturbed area of **vegetation** required to be retained on all sides of a **strip harvest area** when undertaking **strip harvesting**.

Tall immature tree means the tallest immature trees retained as 'surrogate' **mature trees**.

Thicket means thick or dense patches of **vegetation** such as vine-scrub, gidgee (*Acacia cambagei*) or brigalow (*Acacia harpophylla*) that naturally occur in sparse to mid-**dense regional ecosystems**.
Note: **Thickets** are generally too small to be mapped as distinct vegetation communities but may be visible on satellite or aerial imagery. The species composition within vine-scrub **thickets** may differ from the surrounding vegetation.

Threatening processes are natural or human induced process that adversely affect or may adversely affect regulated **vegetation**, populations, ecological communities or species. A threatening process threatens or may threaten the survival, abundance or evolutionary development of a native species or ecological community and may include but are not limited to:

1. fragmentation
2. land clearing
3. climate change
4. weather events
5. weeds and pests (animal and plant) infestations
6. fire
7. disease
8. **land degradation**
9. predation.

Tunnel erosion means the removal of subsoil by water while the surface soil remains relatively intact.
Note: Definition from the National Committee on Soil and Terrain, (2009). Australian soil and land survey handbook (3rd edition). (CSIRO Publishing: Melbourne, Victoria)

Unlawfully cleared see the *Vegetation Management Act 1999.*
Note: Means **cleared** of **vegetation** by a person in contravention of:
1. a **vegetation clearing provision**, if the person:
   a. has not contested an infringement notice given for the contravention; or
   b. has been convicted of the contravention, whether or not the conviction is recorded; or
2. a tree **clearing** provision under the *Land Act 1994*, as in force before the commencement of the *Vegetation Management and Other Legislation Amendment Act 2004*, section 3.

Vegetation see the *Vegetation Management Act 1999*.
Note: For the purpose of this code, **vegetation** is limited to **vegetation** where it is identified as assessable under the Planning Regulation 2017.

Vegetation clearing provision see the *Vegetation Management Act 1999*.
Note: A **vegetation clearing provision** is any of the following to the extent the provision relates to the **clearing** of **vegetation**:
1. the *Planning Act 2016*, section 162, 163(1), 164, 165 and 168(5);

for the **clearing** of **vegetation** that happened before the repeal of the *Sustainable Planning Act 2009* – section 578(1), 580(1), 581(1), 582 or 594(1) of that Act.

Vegetation management requirements means any conditions, restrictions, management requirements or outcomes identified in a **particular regulated area** which must be undertaken or complied with to achieve compliance with the **particular regulated area**.

Vegetation management watercourse and drainage feature map see the *Vegetation Management Act 1999.*
Note: The **vegetation management watercourse and drainage feature map** is the map certified by the chief executive [administering the VMA] as the **vegetation management watercourse and drainage feature map** showing particular **watercourses** and **drainage features** for the State. The map consists of the following documents:
1. the document called **Vegetation management watercourse and drainage feature map** (1:25 000)
2. the document called **Vegetation management watercourse and drainage feature map** (1:100 000 and 1:250 000).

Vegetation management wetlands map see the *Vegetation Management Act 1999*.
Note: The **vegetation management wetlands map** is the map certified by the chief executive [administering the VMA] as the **vegetation management wetlands map** showing particular **wetlands** for the state.

Vegetation retention purposes means **clearing** that is not intended to permanently remove **vegetation** or change **remnant vegetation** to non-remnant **vegetation**, but retains **vegetation** or allows it to regenerate over time. Vegetation retention purposes are:

1. **fodder harvesting**
2. controlling non-native plants or **declared pests**
3. **managing thickened vegetation**
4. **clearing** of **encroachment**
5. **necessary environmental clearing** other than **natural channel diversion.**

Watercourse means a **watercourse** as defined under the *Vegetation Management Act 1999*, other than an artificial channel, that is shown:
1. at a scale of 1:25 000 on the **vegetation management watercourse and drainage feature map** for the local government areas of Brisbane, Moreton Bay, Gold Coast, Sunshine Coast, Logan, Noosa and Redlands, unless the application is to **clear vegetation** for an **extractive industry**; or
2. on the **vegetation management watercourse and drainage feature map** for all other local governments and applications to **clear vegetation** for **extractive industries**.

Waterlogging means to soak or saturate with water.

Weed cover means the estimated percentage of the area that is covered by weeds, measured over a 30 metre by 30 metre (0.09 hectare) area.

Wetland means an area of land that supports plants or is associated with plants that are adapted to and dependent on living in wet conditions for at least part of their life cycle, and are shown on the **vegetation management wetlands map**.

Wind erosion means the movement of soil by wind.

Abbreviations

PMAV – Property map of assessable vegetation

VMA – *Vegetation Management Act 1999*

REDD – Regional Ecosystem Description Database

State code 17: Aquaculture

Purpose statement

The purpose of this code is to ensure **aquaculture** industry development and practices are ecologically sustainable. The code ensures that development:

1. maintains the health and productivity of **fisheries resources**, **fish habitat** and the natural environment;
2. maintains commercial, recreational, and indigenous **fishing** access
3. manages the health and productivity of **aquaculture fisheries resources**.

Using this code

The assessment benchmarks for this code comprise:

- a purpose statement which identifies the overall intent of the code;
- performance outcomes which set benchmarks to achieve the purpose statement of the code;
- acceptable outcomes which identify one way to achieve the relevant performance outcome.

Development complies with the code where:

- it complies with the acceptable outcomes for the performance outcome; or
- it complies with all the performance outcomes, where not complying with the acceptable outcomes; or
- development does not meet relevant performance outcome(s) and SARA determines, on balance, that the development complies with the purpose statement.

This code also includes the glossary of terms for definitions relevant to this code and reference documents; including the guideline **State Development Assessment Provisions guideline - State Code 17: Aquaculture**, which provides direction on how to address this code.

Performance outcomes and acceptable outcomes

Table 17.1: Material change of use

Performance outcomes	Acceptable outcomes
Location	
PO1 Development is suitably designed and sited for the type and scale of **aquaculture** activity proposed.	No acceptable outcome is prescribed.
PO2 Development is designed and sited to minimise adverse impacts on 1. **fisheries resources**; 2. **fish habitat**; 3. the natural environment.	**AO2.1** Development is designed, constructed and maintained to avoid adverse impacts on **fisheries resources, fish habitat** and the natural environment.
PO3 Structures that hold and contain **aquaculture fisheries resources** are designed and sited to prevent the escape or release of **aquaculture fisheries resources** under the full range of conditions that could be expected at the site.	No acceptable outcome is prescribed.
Access	
PO4 Development does not adversely impact on community access to **fisheries resources** and **fish habitat** including recreational and indigenous **fishing** access.	**AO4.1** Development does not alter existing access infrastructure or existing community access arrangements to **fisheries resources** and **fish habitat**.
PO5 Development does not adversely impact on commercial **fishing** access.	No acceptable outcome is prescribed.
PO6 Development does not adversely impact on existing linkages associated with a commercial **fishery** and infrastructure, services, and facilities.	No acceptable outcome is prescribed.
Health and productivity	

Performance outcomes	Acceptable outcomes
PO7 Development likely to cause drainage or disturbance to acid sulfate soils prevents the release of contaminants and impacts on **fisheries resources** and **fish habitat**.	No acceptable outcome is prescribed.
Land-based aquaculture development	
PO8 Development is designed and sited to mitigate **biosecurity** and **disease** risks to the natural environment.	**AO8.1** Development is designed and constructed to prevent impacts on **waterways** and wetlands by: 1. being located away from important natural features such as **waterways** and wetlands: a. for tidal habitats: i. 100 metres from **highest astronomical tide** outside an urban area; or ii. 50 metres from **highest astronomical tide** within an urban area; b. for non-tidal habitats: i. 50 metres from bankfull width outside an urban area; and ii. 25 metres from bankfull width within an urban area; 2. constructing all **ponds** above the **highest astronomical tide**;
PO9 Ponds, tanks, containers, aquaria and drainage systems are designed and constructed to ensure immunity from flooding and inundation.	*For the cultivation of exotic aquaculture fisheries resources:* **AO9.1 Ponds**, **tanks**, **containers** and aquaria used to cultivate exotic **aquaculture fisheries resources** are constructed on **land** that is situated above the Q100 flood level (1% AEP), or no lower than the highest known or recorded flood level if Q100 (1% AEP) is unavailable. *For all other development*: **AO9.2 Ponds**, **tanks**, **containers** and aquaria used to cultivate **aquaculture fisheries resources** and for **bioremediation** are constructed with the lowest point of the top of wall at least the height of the Q100 flood level (1% AEP), or no lower than the highest known or recorded flood level if Q100 (1% AEP) is unavailable. AND **AO9.3 Ponds, tanks, containers** and aquaria used solely for treatment and settlement (free of **aquaculture fisheries resources**) are constructed so that the lowest point on the top of wall is at least the height of the Q50 (2% AEP) flood level. AND **AO9.4** All in-ground structures, including any structure or impoundment used for the collection or treatment of wastewater, are constructed to prevent the ingress of stormwater run-off e.g. by constructing

Performance outcomes	Acceptable outcomes
	a bund or levee wall around the structure or impoundment.
Tidal aquaculture developments	
PO10 The design and construction of **aquaculture furniture** and other infrastructure does not result in adverse impacts to **fisheries resources**.	**AO10.1 Aquaculture furniture** does not interfere with **fisheries resources**. AND **AO10.2 Aquaculture furniture** and other infrastructure is designed, constructed and maintained to be removable. AND **AO10.3** All materials used in the construction of **aquaculture furniture** are of a chemically inactive and non-hazardous nature. AND **AO10.4** Other structures, including break walls, fences, boat ramps and jetties, are not constructed on areas allocated for **prescribed aquaculture**. AND **AO10.5 Aquaculture furniture** and other infrastructure is designed and constructed to not include any fixed structures in the substrate (except for supporting posts).
PO11 Development in the Great Sandy Strait Marine Park: 1. is within a designated **aquaculture** area identified in the Great Sandy Regional Marine Aquaculture Plan (GSRMAP); 2. is consistent with the type of **aquaculture** approved for the designated area; and 3. complies with the assessment criteria and conditions of the GSRMAP.	No acceptable outcome is prescribed.

Reference documents

Aquaculture policies and guidelines

Department of Agriculture and Fisheries, State Development Assessment Provisions guideline - State Code 17: Aquaculture.

Queensland Primary Industries and Fisheries 2004, FAMOP001 – Management arrangements for potentially high risk activities in the context of ecologically sustainable development for aquaculture facilities

Accepted Development

Department of Agriculture and Fisheries 2020, Accepted development requirements for material change of use that is aquaculture

Other references

Department of Agriculture and Fisheries 2019, Aquaculture Development Areas

Department of Environment and Science 2018, Queensland Environmental Offsets Policy

Department of Science, Information Technology, Innovation and the Arts 2014, Queensland Acid Sulfate Soil Technical Manual

International Erosion Control Association 2008, Best Practice Erosion and Sediment Control Guidelines

Glossary of terms

Aquaculture see the *Fisheries Act 1994*.
Note: **Aquaculture** means the cultivation of live fisheries resources for sale other than in circumstances prescribed by regulation.

Aquaculture fisheries resources see the *Fisheries Act 1994*.
Note: **Aquaculture fisheries resources** means live **fish** and other marine plants cultivated in aquaculture.

Aquaculture furniture see the *Fisheries Act 1994*.
Note: **Aquaculture furniture** means a cage, rack, **tank**, tray, or anything else used, or capable of being used, in aquaculture or to assist in aquaculture.

Container see the *Fisheries Act 1994*.
Note: **Container** includes a basket, case and tray.

Fish see the *Fisheries Act 1994*.
Note: **Fish** means

1. means an animal (whether living or dead) of a species that throughout its life cycle usually lives:
    a. in water (whether freshwater or saltwater);
    b. in or on foreshores; or
    c. in or on land under water.
2. includes:
    a. prawns, crayfish, rock lobsters, crabs and other crustaceans;
    b. scallops, oysters, pearl oysters and other molluscs;
    c. sponges, annelid worms, bêche-de-mer and other holothurians;
    d. trochus and green snails.
3. however, does not include:
    a. crocodiles;
    b. protected animals under the *Nature Conservation Act 1992*;
    c. pests under the *Pest Management Act 2001*; or
    d. animals prescribed under a regulation not to be **fish**
4. also includes:
    a. the spat, spawn and eggs of **fish**;
    b. any part of **fish** or of spat, spawn or eggs of **fish**;
    c. treated **fish**, including treated spat, spawn and eggs of **fish**;
    d. coral, coral limestone, shell grit or star sand;
    e. freshwater or saltwater products declared under a regulation to be **fish**.

Fish habitat see the *Fisheries Act 1994*.
Note: **Fish habitat** includes land, waters and plants associated with the life cycle of **fish**, and includes land and waters not presently occupied by fisheries resources.

Fisheries resources see the *Fisheries Act 1994*.
Note: **Fisheries resources** includes **fish** and marine plants.

Fishery see the *Fisheries Act 1994*.
Note: **Fishery** includes activities by way of **fishing**, including, for example, activities specified by reference to all or any of the following:

a. a species of **fish**;
b. a type of fish by reference to sex, size or age or another characteristic;
c. an area;
d. a way of **fishing**;
e. a type of boat;
f. a class of person;
g. the purpose of an activity;

h. the effect of the activity on a **fish** habitat, whether or not the activity involves **fishing**;
i. anything else prescribed by regulation.

Fishing see the *Fisheries Act 1994.*
Note: **Fishing** includes:
1. searching for, or taking, **fish**;
2. attempting to search for, or take, **fish**;
3. engaging in other activities that can reasonably be expected to result in the locating, or taking, of **fish**;
4. landing **fish** (from a boat or another way), bringing **fish** ashore or transhipping **fish**.

Highest astronomical tide means the highest level of the tides that can be predicted to occur under average meteorological conditions and under any combination of astronomical conditions.

Land see the *Fisheries Act 1994.*
Note: Land includes foreshores and tidal and non-tidal land.

Pond means an earthen in-ground container.

Prescribed aquaculture means aquaculture for which a **resource allocation authority** has been obtained.

Resource allocation authority means a current **resource allocation authority** issued under the *Fisheries Act 1994*.

Tank means an above-ground container used for intensive aquaculture within an enclosed facility.

Waterway see the *Fisheries Act 1994*.
Note: **Waterway** includes a river, creek, stream, watercourse, drainage feature or inlet of the sea.

State code 18: Constructing or raising waterway barrier works in fish habitats

Using this code

The assessment benchmarks for this code comprise:

- purpose statement which identifies the overall intent of the code
- performance outcomes which set benchmarks to achieve the purpose statement of the code
- acceptable outcomes which identify one way to achieve the relevant performance outcome.

Development complies with the code where:

- it complies with the acceptable outcomes for the performance outcome; or
- it complies with all the performance outcomes, where not complying with the acceptable outcomes; or
- development does not meet relevant performance outcome(s) and SARA determines, on balance, that the development complies with the purpose statement.

NOTE: The use of stepped spillways cannot comply with this code.

This code also includes the glossary of terms for definitions relevant to this code and reference documents; including the guideline, **State Development Assessment Provisions guideline: State Code 18: Constructing or raising of waterway barrier works in a fish habitats** which provides direction on how to address this code.

Purpose statement

The purpose of the code is to ensure that development involving the constructing or raising of **waterway barrier works** in a **fish habitat**:

1. maintains **fish** movement and connectivity throughout **waterways** and within and between **fish habitats**
2. maintains the health and productivity of **fisheries resources** and **fish habitat**
3. maintains the community and **fishing** sectors' use of the area and access to **fisheries resources**
4. provides adequate **fish** passage including a **fish way,** if necessary
5. avoid impacts or, where the **matters of state environmental significance** cannot be reasonably avoided, impacts are reasonably minimised and mitigated does not result in a **significant residual impact** on a **matter of state environmental significance** unless the **significant residual impact** is acceptable, and an **offset** is provided

Performance outcomes and acceptable outcomes

Table 18.1: Operational work

Performance outcomes	Acceptable outcomes
All development - Impacts on waterways	
PO1 Waterway barrier works do not result in adverse impacts on **waterways** that provide for **fish passage**.	No acceptable outcome is prescribed.
PO2 Development is designed, constructed and maintained to avoid and minimise impacts on **matters of state environmental significance**.	No acceptable outcome is prescribed.
PO3 Where development impacts on **matters of state environmental significance**, development mitigates impacts and provides an **offset** for any acceptable **significant residual impact** on **matters of state environmental significance**. Statutory note: For Brisbane core port land, an offset may only be applied to development on land identified as E1 Conservation/Buffer, E2 Open Space or Buffer/Investigation in the Brisbane Port LUP precinct plan.	No acceptable outcome is prescribed.
All development in general	

Performance outcomes	Acceptable outcomes
PO4 Aspects of development are only permitted within a **waterway** where there is a functional requirement and the development cannot be feasibly located elsewhere. Ancillary elements are to be located outside of the **waterway**.	No acceptable outcome is prescribed.
PO5 For the life of the barrier, adequate **fish** passage is provided and maintained through: 1. **fish way(s)** that adequately provide for the movement of **fish**; or 2. the movement of **fish** is adequately provided for in another way.	*For all crossings:* **AO5.1** Hydraulic conditions (depth, velocities and turbulence) from the downstream to the upstream limit of the structure allow for **fish** passage of all **fish** attempting to move through the crossing at all flows up to the **drownout** of the structure. AND **AO5.2** For the life of the crossing, the relative levels of: 1. a bed level crossing or a culvert invert 2. bed erosion protection 3. apron scour protection; and 4. the stream bed are maintained to avoid drops in elevation at their joins. AND **AO5.3** The crossing and associated erosion protection structures are installed at no steeper gradient than the **waterway** bed gradient. AND **AO5.4** The crossing and associated erosion protection structures are roughened throughout to approximately simulate natural bed conditions. AND **AO5.5** Design and maintenance measures are in place for the life of the crossing to keep crossings clear of blockages through a regular inspection program in order to retain **fish** passage through the crossing. AND *For **waterway** crossings other than bridges and culverts:* **AO5.6** The crossing is built at or below bed level so that the surface of the crossing is no higher than the stream bed at the site. AND **AO5.7** The lowest point of the crossing is installed at the level of the lowest point of the natural stream

Performance outcomes	Acceptable outcomes
	bed (pre-construction), within the footprint of the proposed crossing. AND **AO5.8** There is a height difference between the lowest point of the crossing and the edges of the low flow section of the crossing so that water is channelled into the low flow section of the crossing. AND **AO5.9** The level of the remainder of the crossing is no higher than the lowest point of the natural stream bed outside of the low flow channel. AND *For bridges:* **AO5.10** Bridge support piles are not constructed within the low-flow channel and do not constrict the edges of the low-flow channel, and the number of piles in-stream are minimised. AND **AO5.11** Bridge abutments and bank revetment works do not extend into the ***waterway*** beyond the toes of the banks. AND **AO5.12** Suitable **fish habitats** are maintained within the low-flow channel. AND *For culverts:* **AO5.13** Culverts are only installed where the site conditions do not allow for a bridge. AND **AO5.14** The combined width of the culvert cell apertures are equal to 100 percent of the **main channel** width. AND **AO5.15** The base of the culvert incorporates a low flow channel consistent with the natural low flow channel and: 1. is buried a minimum of 300 millimetres to allow bed material to deposit and reform the natural bed on top of the culvert base; or 2. the base of the culvert is the stream bed; or

Performance outcomes	Acceptable outcomes
	3. the base of the culvert cell and any instream scour protection is roughened throughout to approximately simulate natural bed conditions. AND **AO5.16** The outermost culvert cells incorporate roughening elements such as baffles on their bankside sidewalls. AND **AO5.17** Roughening elements are installed on the upstream wingwalls on both banks to the height of the upstream obvert or the full height of the wingwall. AND **AO5.18** Roughening elements provide a contiguous lower velocity zone (no greater than 0.3 metres/second) for at least 100 millimetres width from the wall through the length of the culvert and wingwalls. AND **AO5.19** Culvert alignment to the stream flow minimises water turbulence. AND **AO5.20** There is sufficient light at the entrance to and through the culvert so that **fish** are not discouraged by a sudden darkness. AND **AO5.21** The depth of cover above the culvert is as low as structurally possible, except where culverts have an average recurrence interval (ARI) greater than 50 years. AND **AO5.22** For culvert crossings designed with a flood immunity ARI greater than 50 years, **fish** passage is provided up to culvert capacity. *For all other development no acceptable outcome is prescribed.*
PO6 Waterway barrier works are designed, constructed, operated and maintained to provide lateral and longitudinal **fish** passage for all members of the **fish** community.	No acceptable outcome is prescribed. *For new dams and weirs, refer to PO23*
PO7 The development is designed and operated so that all components of **waterway barrier works** and pathways of potential **fish** movement provide for	No acceptable outcome is prescribed.

Performance outcomes	Acceptable outcomes
safe **fish** passage. Stepped spillways are not acceptable.	
PO8 The **drownout** characteristics of the **waterway barrier works** are designed and constructed to not result in adverse impacts to **fish** passage.	No acceptable outcome is prescribed.
PO9 Development does not result in adverse impacts to **fisheries resources.**	No acceptable outcome is prescribed.
PO10 The design, construction and maintenance of the development does not result in non-essential hardening or unnatural modification of the **main channel** of the **waterway.**	No acceptable outcome is prescribed.
PO11 The development retains natural **fish habitat** and features such as shade, pools, riffles, rock outcrops and boulders, wherever possible.	No acceptable outcome is prescribed.
PO12 The design, construction and maintenance of the development does not result in straightening of meandering **waterways**.	No acceptable outcome is prescribed.
PO13 Where channels are to be significantly modified, the design and construction of the development replicates natural **waterways** and habitat features.	No acceptable outcome is prescribed.
PO14 Where **waterway barrier works** will modify water levels or flow characteristics of the **waterway**, existing up and downstream structures are upgraded to provide adequate **fish** passage in accordance with the new levels or flow characteristics.	No acceptable outcome is prescribed.
PO15 The development is designed, constructed and maintained to provide water exchange sufficient to maintain or improve water quality and flow conditions on which **fisheries resources** depend.	No acceptable outcome is prescribed.
PO16 Development likely to cause drainage or disturbance to acid sulfate soils, prevents the release of contaminants and impacts on **fisheries resources** and **fish habitats**.	No acceptable outcome is prescribed.
PO17 The development is designed, constructed and maintained to not result in adverse impacts to beds, banks and vegetation adjacent to the permanent development footprint.	No acceptable outcome is prescribed.
PO18 After completion of in-stream works, disturbed areas of the bed and banks of the **waterway** outside the permanent development footprint are returned to their original profile and stabilised to promote regeneration of natural **fish habitats**.	No acceptable outcome is prescribed.
PO19 The development is designed and constructed to maintain or restore the natural substrate of the **waterway** bed.	No acceptable outcome is prescribed.
PO20 Development does not adversely impact on community access to **tidal land** and **waterways**.	No acceptable outcome is prescribed.
PO21 Development does not adversely impact on community access to **fisheries resources** and **fish habitats** including recreational and indigenous **fishing** access.	No acceptable outcome is prescribed.
PO22 Development does not adversely impact on commercial **fishing** access and linkages between a commercial **fishery** and infrastructure, services and facilities.	No acceptable outcome is prescribed.

Performance outcomes	Acceptable outcomes
Development involving a new dam or weir	
PO23 The development provides adequate fish passage through bidirectional fish way(s) at the location of impact or through a net benefit to fish passage at other existing barrier location(s). Other existing barrier location(s) must be located within: i. the same river or catchment system; or ii. a nearby catchment system with similar aquatic ecology.	**AO23** Fish passage is provided and maintained through bidirectional fish way(s) where economically feasible and where it provides environmental benefit
Development involving fish ways	
PO24 Having regard to the hydrology of the site and **fish** movement characteristics, the **fish way** is capable of operating, and will operate: 1. for as long as the **waterway barrier work** is in position; and 2. whenever there are inflows into the impoundment or **waterway**, release out of the impoundment and during overtopping events; and **3.** when the impoundment is above dead storage level.	No acceptable outcome is prescribed.
PO25 The development is designed, constructed and maintained to ensure the hydrology allows for fish movement for the life of the **waterway barrier works**.	No acceptable outcome is prescribed.
PO26 Fish ways are designed, constructed and maintained to not adversely impact on **fish** and **fish** movement.	No acceptable outcome is prescribed.
PO27 Fish ways are designed, constructed and operated to direct release water through the **fish way** as a priority over the outlet works.	No acceptable outcome is prescribed.
PO28 Fish ways are designed, constructed and operated to ensure flows and releases of water do not result in adverse impacts to **fish** or **fish passage**.	No acceptable outcome is prescribed.
PO29 The development is designed, constructed and operated to ensure **fishway** operational issues are promptly rectified for the life of the **fishway** including: 1. all components are designed to be durable, reliable and adequately protected from damage during high flow and flood events 2. all components can be replaced; and 3. a contingency plan ensures provision of alternate adequate **fish** passage during the **fish way** re-instatement process.	No acceptable outcome is prescribed.
PO30 The development is designed to allow for installation of monitoring equipment and to allow access for monitoring and maintenance.	No acceptable outcome is prescribed.
PO31 Fish ways are designed, constructed and operated to source water supply from surface water or equivalent water quality.	No acceptable outcome is prescribed.

Performance outcomes	Acceptable outcomes
PO32 Tailwater control structures are designed, constructed and maintained to allow for **fish passage**.	No acceptable outcome is prescribed.
Development involving floodgates	
PO33 The design, construction and operation of a floodgate does not result in adverse impacts on **fish**, **fish passage** or **fish habitat**.	No acceptable outcome is prescribed.
PO34 Floodgates are designed, constructed and maintained to ensure the invert is at bed level.	No acceptable outcome is prescribed.
Temporary waterway barrier works	
PO35 The temporary **waterway barrier works** will exist only for a specified temporary period.	No acceptable outcome is prescribed.
PO36 The temporary waterway barrier works provides adequate **fish** movement	No acceptable outcome is prescribed.
PO37 The development is designed, constructed and maintained to ensure temporary barriers are removed and the bed and banks are returned to their original profile and stability.	No acceptable outcome is prescribed.
PO38 Temporary **waterway barrier works** are designed, constructed and maintained to allow for downstream movement during works, where required by species present.	No acceptable outcome is prescribed.
PO39 The condition and value of aquatic macrophytes and other **fish habitats** is maintained.	No acceptable outcome is prescribed.

18.3 Reference documents

Department of Agriculture and Fisheries website, What is a waterway?

Department of Agriculture and Fisheries website, What is a waterway barrier work?

Department of Agriculture and Fisheries website, What is not a waterway barrier work?

Department of Environment and Science 2018, Queensland environmental offsets framework documents

Department of Environment and Science 2018, Fish habitat area code of practice: The lawful use of physical, pesticide and biological controls in a declared fish habitat area.

Department of Primary Industries 1998, Restoration of fish habitats: Fisheries guidelines for marine areas FHG 002

Department of Primary Industries 2000, Fisheries guidelines for fish habitat buffer zones FHG 003

Department of Primary Industries and Fisheries 2006, Fisheries guidelines for fish-friendly structures FHG 006

Department of State Development, Infrastructure and Planning 2014, Significant residual impact guideline

Local Government Association of Queensland 2012, Mosquito management code of practice

Policies

Department of National Parks, Sport and Racing 2015, Marine management: Fish habitat Area selection, assessment, declaration and review

Department of National Parks, Sport and Racing 2015, Marine management: Management of declared fish habitat areas

Department of Primary Industries 1998, Departmental procedures for provision of fisheries comments: Dredging, Extraction and Spoil Disposal Activities (FHMOP 004)

Department of Primary Industries and Fisheries 2007, Management and protection of marine plants and other tidal fish habitats (FHMOP001)

Department of Primary Industries and Fisheries 2007, Tidal fish habitats, erosion control and beach replenishment (FHMOP010)

Department of Agriculture and Fisheries 2015, Oyster industry plan for Moreton Bay Marine Park

Ministerial Council on Forestry, Fisheries and Aquaculture 1999, National Policy for the Translocation of Live Aquatic Organisms – Issues, Principles and Guidelines for Implementation

Queensland Department of Primary Industries 1996, Departmental Procedures for Permit Applications Assessment and Approvals for Insect Pest Control in Coastal Wetlands (FHMOP 003)

Accepted Development

Department of Agriculture and Fisheries 2017, Accepted development requirements for operational work that is constructing or raising waterway barrier works

Other references

Department of Agriculture, Fisheries and Forestry 2012, Declared Fish Habitat Area Network Assessment Report 2012

Department of Agriculture, Fisheries and Forestry 2013, Guideline on fisheries adjustment as a result of development (available on request from DAF)

Department of National Parks, Sport and Racing 2015, Declared fish habitat area network strategy 2015-2020: Planning for the future of Queensland's declared fish habitat area network

Department of Environment and Resource Management 2011, Queensland Wetland Buffer Planning Guideline

Department of Environment and Science 2018, Declared fish habitat area network assessment report – 2017

Department of Environment and Science website, Declared fish habitat area plans

Department of Science, Information Technology, Innovation and the Arts 2014 , Queensland Acid Sulfate Soil Technical Manual: Soil Management Guidelines

International Ecohydraulics Symposium 2012, From Sea to Source: International guidance for the restoration of fish migration highways

International Erosion Control Association Australasia 2008, Best practice erosion and sediment control document

SEQ Catchments website

Glossary of terms

Drownout means when the tailwater and headwater levels across a weir are essentially equal, velocities are sufficiently low at, or close to, the edge of the spillway crest and the weir is fully submerged to a sufficient depth to allow for **fish** passage and for the species and size-classes of **fish** moving through the site to cross the weir.

Fish see section 5 of the *Fisheries Act 1994*.

Note: **Fish**:

1. means an animal (whether living or dead) of a species that throughout its life cycle usually lives:
   a. in water (whether freshwater or saltwater); or
   b. in or on **foreshores**; or

   c. in or on **land** under water
2. includes:
   a. prawns, crayfish, rock lobsters, crabs and other crustaceans
   b. scallops, oysters, pearl oysters and other molluscs
   c. sponges, annelid worms, beche-de-mer and other holothurians
   d. trochus and green snails
3. does not include:
   a. crocodiles; or
   b. protected animals under the *Nature Conservation Act 1992*; or
   c. pests under the *Pest Management Act 2001*; or
   d. animals prescribed under a regulation not to be **fish**
4. also includes:
   a. the spat, spawn and eggs of **fish**
   b. any part of **fish** or spat, spawn or eggs of **fish**
   c. treated **fish**, including treated spat, spawn and eggs of **fish**
   d. coral, coral limestone, shell grit or star sand
   e. freshwater or saltwater products declared under a regulation to be **fish**.

Fish habitat see the *Fisheries Act 1994.*
Note: **Fish habitat** includes land, waters and plants associated with the life cycle of **fish**, and includes land and waters not presently occupied by **fisheries resources**.

Fish way see the *Fisheries Act 1994*.
Note: **Fish way** means a **fish** ladder or another structure or device by which **fish** can pass through, by or over **waterway barrier works**.

Fisheries resources see the *Fisheries Act 1994.*
Note: **Fisheries resources** includes **fish** and **marine plants**.

Fishery see section 7 of the *Fisheries Act 1994*.
Note: **Fishery** means activity by way of **fishing**, for example, activities specified by reference to all or any of the following:
1. a species of **fish**
2. a type of **fish** by reference to sex, size or age or another characteristic
3. an area
4. a way of **fishing**
5. a type of boat
6. a class of person
7. the purpose of an activity
8. the effect of the activity on a **fish habitat**, whether or not the activity involves **fishing**
9. anything else prescribed under a regulation.

Fishing see the *Fisheries Act 1994*.
Note: **Fishing** includes:
1. searching for, or taking, **fish**
2. attempting to search for, or take, **fish**
3. engaging in other activities that can reasonably be expected to result in the locating, or taking, of **fish**
4. landing **fish** (from a boat or in another way), bringing **fish** ashore or transhipping **fish**.

Foreshore see the *Fisheries Act 1994*.
Note: **Foreshore** means parts of the banks, beds, reefs, shoals, shore and other land between high water and low water.

Legally secured offset area see the *Environmental Offsets Act 2014.*
Note: An area of land is a **legally secured offset area** if:
1. the area is:
   a. an environmental **offset** protection area; or
   b. an area declared as an area of high nature conservation value under section 19F of the *Vegetation Management Act 1999*; or
   c. another area prescribed under a regulation; and
2. under the *Environmental Offsets Act 2014* or another Act, the area is subject to a delivery or management plan or agreement (however described in this Act or the other Act) to achieve a conservation outcome for a **prescribed environmental matter**.

Main channel means the active component of the flow channel of a **waterway** characterised by a distinct change in appearance or structure at the upper limit of the channel (refer to accepted development requirements for examples).

Fish passage means the ability for fish to move both upstream and downstream through waterways and to connected wetlands.

Marine plant see section 8 of the *Fisheries Act 1994*.
Note: **Marine plant** includes the following:

1. a plant (a tidal plant) that usually grows on, or adjacent to, **tidal land**, whether it is living, dead, standing or fallen
2. material of a tidal plant, or other plant material on **tidal land**
3. a plant, or material of a plant, prescribed under a regulation or management plan to be a **marine plant**.

A **marine plant** does not include a plant that is a prohibited matter or restricted matter under the *Biosecurity Act 2014*..

Matters of state environmental significance see schedule 2 of the Environmental Offsets Regulation 2014.
Note: **Matters of state environmental significance** are **prescribed environmental matters** under the Environmental Offsets Regulation 2014 that require an **offset** when a prescribed activity will have a **significant residual impact** on the matter. A **matter of state environmental significance** is any of the following matters:
1. regional ecosystems under the *Vegetation Management Act 1999* that:
   a. are endangered regional ecosystems
   b. are of concern regional ecosystems
   c. intersect with a wetland shown on the vegetation management wetlands map
   d. contain areas of essential habitat shown on the essential habitat map for an animal that is endangered wildlife or vulnerable wildlife or a plant that is endangered wildlife or vulnerable wildlife
   e. are located within the defined distances stated in the Environmental Offsets Policy 2014 from the defining banks of a relevant watercourse or drainage feature as shown on the vegetation management watercourse and drainage feature map
   f. contain remnant vegetation and are areas of land determined to be required for ecosystem functioning ('connectivity areas')
2. wetlands in a wetland protection area or wetlands of high ecological significance shown on the Map of Queensland Wetland Environmental Values under the Environmental Protection Policy 2019
3. wetlands and watercourses in high ecological value waters as defined in schedule 2 of the Environmental Protection (Water and Wetland Biodiversity) Policy 2019
4. designated precincts in strategic environmental areas under the Regional Planning Interests Regulation 2014
5. threatened wildlife (plants and animals) under the *Nature Conservation Act 1992* and special least concern animals under the Nature Conservation (Wildlife) Regulation 2006
6. protected areas under the *Nature Conservation Act 1992* excluding coordinated conservation areas
7. highly protected zones of state marine parks under the *Marine Parks Act 2004*
8. declared fish habitat areas under the *Fisheries Act 1994*
9. waterways that provide for fish passage under the *Fisheries Act 1994* if the construction, installation or modification of waterway barrier works carried out under an authority will limit the passage of fish along the waterway
10. marine plants under the *Fisheries Act 1994*
11. legally secured **offset** areas.

Offset means environmental **offset** under the *Environmental Offsets Act 2014*.
Note: Environmental **offset** means an activity undertaken to counterbalance a **significant residual impact** of a prescribed activity on a **prescribed environmental matter**, delivered in accordance with the Environmental offsets framework. The **prescribed environmental matters** assessed under the State Development Assessment Provisions are **matters of state environmental significance**.

Prescribed environmental matters see the *Environmental Offsets Act 2014*.
Note: A **prescribed environmental matter** is any species, ecosystem or other similar matter protected under Queensland legislation for which an **offset** may be provided. A **prescribed environmental matter** may be a matter of national, state or local environmental significance, however, assessment criteria in the State Development Assessment Provisions only relate to **matters of state environmental significance**. Each of the **prescribed environmental matters** are listed under the Environmental Offsets Regulation 2014.

Significant residual impact see the *Environmental offsets Act 2014*.
Note: **Significant residual impact** is an impact, whether direct or indirect, of a prescribed activity on all or part of a **prescribed environmental matter** that:
1. remains, or will or is likely to remain, (whether temporarily or permanently) despite on-site mitigation measures for the prescribed activity
2. is, or will, or is likely to be, significant.

Guidance for determining if a prescribed activity will have a **significant residual impact** on a **matter of state environmental significance** is provided in the Significant Residual Impact Guideline, Department State Development, Infrastructure and Planning, 2014.

Strategic environmental area see the *Regional Planning Interests Act 2014.*
Note: A **strategic environmental area** is an area that:
1. contains one or more environmental attributes for the area
2. is either:
   a. shown on a map in a regional plan as a **strategic environmental area**; or
   b. prescribed under a regulation.

Tidal land see the *Fisheries Act 1994*.
Note: **Tidal land** includes reefs, shoals and other land permanently or periodically submerged by waters subject to tidal influence.

Waterway see the *Fisheries Act 1994*.
Note: **Waterway** includes a river, creek, stream, watercourse, drainage feature or inlet of the sea. For further guidance see the fact sheet Maintaining Fish Passage in Queensland: What is a waterway? Department of Agriculture, Fisheries and Forestry, 2014.

Waterway barrier works see the *Fisheries Act 1994*.
Note: **Waterway barrier works** means a dam, weir, or other barrier across a **waterway** if the barrier limits **fish** stock access and movement along a **waterway**. For further guidance see the factsheets Maintaining Fish Passage in Queensland: What is a waterway barrier work?,

Department of Agriculture, Fisheries and Forestry, 2014 and Maintaining Fish Passage in Queensland: What is not a waterway barrier work?, Department of Agriculture, Fisheries and Forestry, 2014.

18.5 Abbreviations

ARI – Average Recurrence Interval

State code 19: Category 3 levees

Purpose statement

The purpose of this code is to ensure the community's **resilience** to the impacts of flood events, levee failure, or levee overtopping is maintained or enhanced by the category 3 levee. V3.4

Using this code

The assessment benchmarks for this code comprise:

- a purpose statement which identifies the overall intent of the code
- performance outcomes which set benchmarks to achieve the purpose statement of the code.

Development complies with the code where:

- it complies with all the performance outcomes; or
- development does not meet relevant performance outcome(s) and SARA determines, on balance, that the development complies with the purpose statement.

There are no acceptable outcomes for this code.

This code also includes the glossary of terms for definitions relevant to this code and reference documents; including the guideline **Construction or modification of category 2 and 3 levees**, which provides direction on how to address this code.

Performance outcomes

Table 19.1: All development

Performance outcomes
PO1 People and properties impacted by the category 3 levee have been made aware of the benefits and impacts created by the development. This can be demonstrated through: a. a vulnerability and tolerability assessment report; and b. identifying the benefits and impacts to people and property under pre and post category 3 levee conditions across a range of flood event scenarios.
PO2 Appropriate disaster management processes are in place in the event of levee failure or overtopping. This can be demonstrated through: a. a levee operations and maintenance manual; and b. updating the emergency action plan in the Local Government's Local Disaster Management Plan to reflect changes as a result of the category 3 levee.

Reference documents

Department of Natural Resources, Mines and Energy 2018, Guidelines for the construction or modification of category 2 and 3 levees.

Glossary of terms

Resilience means the ability to adapt to changing conditions and prepare for, withstand and rapidly recover from disruption.

State code 20: Referable dams

Purpose statement

The development is designed, constructed, managed and maintained to reduce the risk to the community from failure of referable dams.

Using this code

The assessment benchmarks for this code comprise:

- a purpose statement which identifies the overall intent of the code;
- performance outcomes which set benchmarks to achieve the purpose statement of the code.

Development complies with the code where:

- it complies with all the performance outcomes; or
- development does not meet relevant performance outcome(s) and SARA determines, on balance, that the development complies with the purpose statement.

There are no acceptable outcomes for this code.

This code also includes a reference document; the guideline **Dam Safety Management Guideline**, which provides direction on how to address this code.

Performance outcomes

Table 20.1: All development

Performance outcomes
PO1 Development is sited, designed and constructed in accordance with all of the following: 1. dam engineering practices and standards 2. to avoid structural failure 3. to mitigate impacts in the event of failure.
PO2 Development is managed and maintained in accordance with all of the following: 1. dam engineering practices and standards 2. to avoid structural failure 3. to mitigate impacts in the event of failure.

Reference documents

Department of Natural Resources, Mines and Energy, 2020, Dam Safety Management Guideline.

State code 21: Hazardous chemical facilities

Purpose statement

The development is designed and sited, so far as **reasonably practicable**, to ensure:

1. human health and safety, and the built environment are protected from off-site risks resulting from physical or chemical hazards;
2. **hazardous chemical facilities** are protected from:
   a. off-site **hazard scenarios** at existing **hazardous chemical facilities**;
   b. natural hazards.

Using this code

The assessment benchmarks for this code comprise:

- a purpose statement which identifies the overall intent of the code;
- performance outcomes which set benchmarks to achieve the purpose statement of the code.

Development complies with the code where:

- it complies with all the performance outcomes; or
- development does not meet relevant performance outcome(s) and SARA determines, on balance, that the development complies with the purpose statement.

There are no acceptable outcomes for this code.

This code also includes the glossary of terms for definitions relevant to this code and reference documents; including the guideline **Planning guideline State code 21: Hazardous chemical facilities**, which provides direction on how to address this code.

Performance outcomes

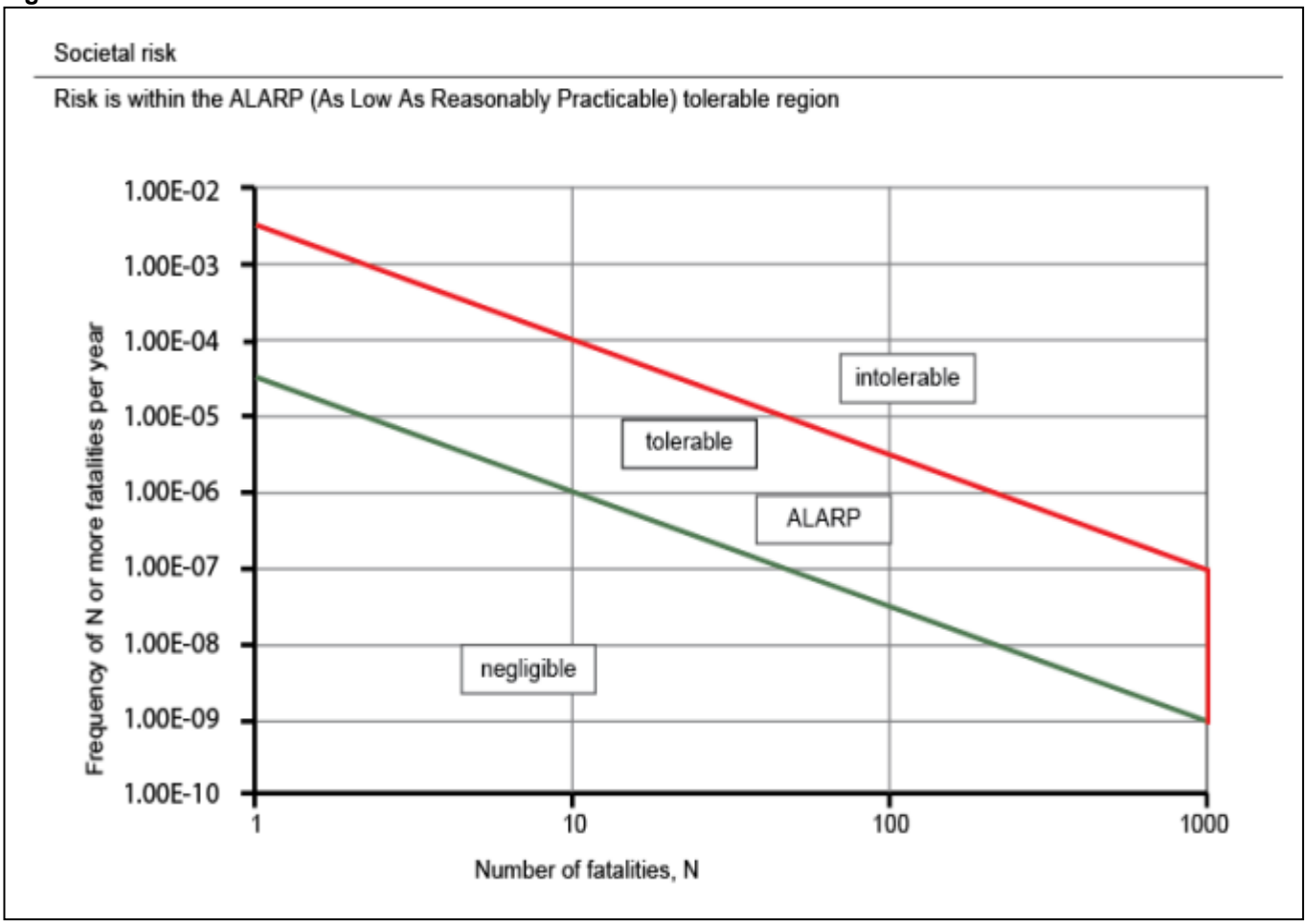
Table 21.1: Material change of use

Performance outcomes
Off-site impacts—vulnerable land use or land zoned for a vulnerable land use
PO1 The **hazardous chemical facility** does not create a **dangerous dose to human health**.
Off-site impacts—sensitive land use or land zoned for a sensitive land use
PO2 The **hazardous chemical facility** does not create a **dangerous dose to human health**.
Off-site impacts—commercial or community activity land use or land zoned for a commercial or community activity land use
PO3 The **hazardous chemical facility** does not create a **dangerous dose to human health**.
Off-site impacts—open space land use or land zoned for an open space land use
PO4 The **hazardous chemical facility**, does not create: a. a **dangerous dose to human health**; or b. where (a) cannot be achieved, an **individual fatality risk level** of 10 x 10^{-6}/year and the societal risk criteria in figure 21.1.
Off-site impacts—industrial land use or land zoned for an industrial land use
PO5 The **hazardous chemical facility**, does not create either of the following: a. a **dangerous dose to the built environment**; and b. an **individual fatality risk level** of 50 x 10^{-6}/year.
Storage and handling areas
PO6 Storage and handling areas for **fire risk hazardous chemicals** are provided with a 24-hour monitored fire detection system that has the ability to detect a fire in its early stages and notify an **emergency responder** at all times.
PO7 Storage and handling areas for **packages** of liquid or solid **fire risk hazardous chemicals** are provided with a spill containment system with a working volume capable of containing a minimum of 100 percent of all **packages** (**prescribed hazardous chemicals** and/or non-hazardous chemicals) within the area plus the output of any **fixed firefighting system** provided for the area over a minimum of 90 minutes.

PO8 Storage and handling areas for liquid or solid **fire risk hazardous chemicals** in **tanks** are provided with a spill containment system with a working volume capable of containing a minimum of: a. 110 percent of the largest **tank** within a spill compound or 25 percent of the aggregate where multiple **tanks** are located within a spill compound, whichever is the greater; and b. the output of any **fixed firefighting system** provided for any bulk **tank** within a spill compound over a minimum of 90 minutes.
PO9 Storage and handling areas for **prescribed hazardous chemicals** that, if in contact with each other, may react to produce a fire, explosion or other harmful reaction, or a flammable, toxic or corrosive vapour are designed to prevent contact between the **prescribed hazardous chemicals**.
PO10 Development is designed and sited to mitigate impacts on **storage and handling areas** from **natural hazard** including, but not limited to: a. flood; b. bushfire; c. erosion; d. storm tide inundation; e. landslide; f. earthquake; g. **wind action**.
All development
PO11 Development is designed and sited to mitigate the risks from **hazard scenarios** occurring at existing **hazardous chemical facilities**.

Figures

Figure 21.1: Societal risk criteria



Reference documents

Workplace Health and Safety Queensland, Planning guideline – State code 21: Hazardous chemical facilities

National Transport Commission, Australian code for the transport of dangerous goods by road and rail

Glossary of terms

AEGL means Acute Exposure Guidelines Level which identifies threshold exposure limits for the general public and are applicable to emergency exposure periods ranging from 10 minutes to eight hours as published by the United States Environmental Protection Agency.

AEGL-2 means the airborne concentration (expressed as ppm or mg/m3) of a substance above which it is predicted the general population, including susceptible individuals, could experience irreversible or other serious, long-lasting adverse health effects or an impaired ability to escape.

Commercial or community activity land use means any of the following as defined in the Planning Regulation 2017:

1. shopping centre;
2. shop;
3. office;
4. major sport, recreation and entertainment facility;
5. market;
6. showroom;
7. tourist attraction;
8. entertainment facility;
9. place of worship;
10. community use;
11. theatre.

Dangerous dose to human health means:

1. for fire or explosion – an effect that equals or exceeds the following:
   a. 4.7 kilowatts per square metre for heat radiation; or
   b. 7 kilopascals for explosion overpressure;
2. for toxic or corrosive gases – an effect that equals or exceeds the following:
   a. **AEGL-2** (60 minutes); or
   b. where a corresponding **AEGL** is not available – **ERPG-2**; or
   c. where a corresponding **ERGP-2** is not available – a concentration that is likely to produce the following effects:
      i. severe distress to almost all people; or
      ii. a substantial proportion of people require medical attention; or
      iii. some people are seriously injured, requiring prolonged treatment; or
      iv. highly susceptible people might be fatally injured.

Dangerous dose to the built environment means an effect from fire or explosion that equals or exceeds the following:

1. 12.6 kilowatts per square metre for heat radiation; or
2. 14 kilopascals for explosion overpressure.

Emergency responder means a person capable of assessing the severity of an emergency situation and providing a response or requesting assistance.
Note: An **emergency responder** includes a person employed by or on behalf of a **hazardous chemical facility** or Queensland Fire and Emergency Services.

ERPG means the Emergency Response Planning Guidelines developed by the American Industrial Hygiene Association and includes **ERPG-2**.

ERPG-2 means the maximum airborne concentration below which it is believed that nearly all individuals could be exposed for up to one hour without experiencing or developing irreversible or other serious health effects or symptoms which could impair an individual's ability to take protective action.

Fire risk hazardous chemical see schedule 19 of the Work Health and Safety Regulation 2011.
Note: **Fire risk hazardous chemical** means a hazardous chemical that:
1. is any of the following:
   a. a flammable gas;
   b. a flammable liquid (hazard category 1 to 3);
   c. a flammable solid;
   d. a substance liable to spontaneous combustion;
   e. a substance which, in contact with water, emits flammable gases;
   f. an oxidizing substance;
   g. an organic peroxide; and
2. burns readily or supports combustion.

Fixed firefighting system means any water-supplying engineering control such as a drencher system, sprinkler system, foam making system, cooling ring, fire hydrant, hydrant monitor or hose reel that has been installed for a prescribed hazardous chemical storage and handling area for the purposes of mitigating fire hazards associated with that area. It does not include any fixed or portable firefighting system located outside the boundaries of the development.

Hazard scenario means a reasonably foreseeable scenario involving **prescribed hazardous chemicals** resulting in an uncontrolled fire or explosion, or release of corrosive or toxic vapours, dusts or gases from the development.

Hazardous chemical facility see the Planning Regulation 2017.
Note: **Hazardous chemical facility** means the use of premises for a facility at which a **prescribed hazardous chemical** is present or likely to be present in a quantity that exceeds 10 percent of the chemical's threshold quantity under schedule 15 of the Work Health and Safety Regulation 2011.

Individual fatality risk level means the risk of death to a person at a particular point.

Industrial land use means any of the following as defined in the Planning Regulation 2017:
1. an extractive industry;
2. a high impact industry;
3. a low impact industry;
4. a marine industry;
5. a medium impact industry;
6. a research and technology industry;
7. a service industry;
8. a special industry;
9. a warehouse.

Natural hazard see glossary in the State Planning Policy.
Note: Natural hazard means a naturally occurring situation or condition, such as a flood, bushfire, landslide, coastal erosion or storm-tide inundation, with the potential for loss or harm to the community, property or environment.

Open space land use means any of the following as defined in the Planning Regulation 2017:
1. outdoor sport and recreation (not including sporting stadiums);
2. park;
3. environment facility;
4. rural industry.

Package means a transportable container designed to contain a **prescribed hazardous chemical** that has a water capacity:
1. not exceeding 500 litres; or
2. exceeding 500 litres and is an intermediate bulk container (IBC) as defined by the ADG Code.

Placard quantity means a **placard quantity** for a **prescribed hazardous chemical** or group of prescribed hazardous chemicals as per schedule 11 of the Work Health and Safety Regulation 2011.

Prescribed hazardous chemical means any of the following:
1. a chemical listed in schedule 11 of the Work Health Safety Regulation 2011; or
2. a chemical classified as explosives under the ADG Code or GHS; or
3. a chemical classified as hazardous to the aquatic environment under the ADG Code or GHS.

Reasonably practicable see section 18 of the *Work Health and Safety Act 2011*.
Note: **Reasonably practicable**, in relation to a duty to ensure health and safety, means that which is, or was at a particular time, reasonably able to be done in relation to ensuring health and safety, taking into account and weighing up all relevant matters including:
1. the likelihood of the hazard or the risk concerned occurring
2. the degree of harm that might result from the hazard or the risk
3. what the person concerned knows, or ought reasonably to know, about:
   a. the hazard or the risk
   b. ways of eliminating or minimising the risk
4. the availability and suitability of ways to eliminate or minimise the risk
5. after assessing the extent of the risk and the available ways of eliminating or minimising the risk, the cost associated with available ways of eliminating or minimising the risk, including whether the cost is grossly disproportionate to the risk.

Sensitive land use means any of the following as defined in the Planning Regulation 2017:
1. community residence;
2. dual occupancy;
3. dwelling house;
4. educational establishment;
5. multiple dwelling;
6. relocatable home park;
7. residential care facility;
8. rooming accommodation;
9. short-term accommodation;
10. tourist park.

Storage and/or handling means storing, processing, generating, using, transferring or unloading activities, but does not include transporting **prescribed hazardous chemicals** by road, rail, sea or air if the transport is regulated under the:
1. *Explosive Act 1999*; or
2. *Transport Operations (Marine Safety) Act 1994*; or
3. *Transport Operations (Road Use Management) Act 1995*; or
4. *Transport (Rail Safety) Act 2010*.

Storage and handling area means any area designed for the **storage and/or handling** of a particular **prescribed hazardous chemical** or group of **prescribed hazardous chemicals** in a quantity that exceeds a **placard quantity** and includes any separation distances, barriers and spill containment systems required to adequately isolate the area.
Further clarification: Multiple **storage and handling areas** located within a development's boundaries may be considered individual **storage and handling areas** where, after taking account of the chemical(s) within the area, each area is adequately isolated and provided with a self-contained spill compound. For example, where a **storage and handling area** for flammable liquids in **packages** and a **storage and handling area** for corrosive substances in **tanks** are located within the same facility, each area may be considered a separate **storage and handling area** provided it is appropriately isolated from the other and provided with a self-contained spill compound. However, if an area contained **packages** and/or **tanks** of flammable liquids, toxic liquids and corrosive solids all within the same spill compound; such an area is to be considered a single **storage and handling area**.

Tank means any container (e.g. tank, vessel or drum) designed to contain a **prescribed hazardous chemical** that has a water capacity exceeding 500 litres, however, does not include an intermediate bulk container (IBC) as defined by the ADG Code.

Vulnerable land use means any of the following as defined in the Planning Regulation 2017:
1. childcare centre;
2. community care centre;
3. educational establishment;
4. health care service;

5. hospital;
6. retirement facility.

Wind action means the influences of site wind speeds, design wind speeds, design wind pressures and distributed forces as described in the Australian and New Zealand Standard AS/NZS1170.2: Structural design actions: Part 2, Wind actions.

Abbreviations

ADG Code – Australian code for the transport of dangerous goods by road and rail as published by the National Transport Commission

AEGL – Acute Exposure Guidelines Level

ERPG – Emergency Response Planning Guidelines

GHS – Globally Harmonised Classification System as referenced in the Work Health and Safety Regulation 2011

State code 22: Environmentally relevant activities

Purpose statement

The purpose of the code is to ensure that **environmentally relevant activities** (**ERAs**):

1. are located and designed to avoid or mitigate **environmental harm** on **environmental values** of the natural **environment**, adjacent **sensitive land uses** and **sensitive receptors**;
2. are designed and located to avoid impacts or, where the **matters of state environmental significance** cannot be reasonably avoided, impacts are reasonably minimised and mitigated;
3. does not result in a **significant residual impact** on **a matter of state environmental significance** unless **the significant residual impact** is acceptable, and an **offset** is provided.

Using this code

The assessment benchmarks for this code comprise:

- a purpose statement which identifies the overall intent of the code;
- performance outcomes which set benchmarks to achieve the purpose statement of the code;
- acceptable outcomes which identify one way to achieve the relevant performance outcome.

Development complies with the code where:

- it complies with the acceptable outcomes for the performance outcome; or
- it complies with all the performance outcomes, where not complying with the acceptable outcomes; or
- development does not meet relevant performance outcome(s) and SARA determines, on balance, that the development complies with the purpose statement.

This code also includes the glossary of terms for definitions relevant to this code and reference documents; including the guideline State Development Assessment Provisions Guidance Material: **Guideline – SDAP State code 22: Environmentally Relevant Activities**, which provides direction on how to address this code.

Performance outcomes and acceptable outcomes

Table 22.1: All development

Performance outcomes	Acceptable outcomes
All ERAs	
PO1 Development is suitably located and designed to avoid or mitigate **environmental harm** to the acoustic **environment**.	**AO1.1** Development meets the acoustic quality objectives for sensitive receptors identified in the Environmental Protection (Noise) Policy 2019.
PO2 Development is suitably located and designed to avoid or mitigate **environmental harm** to the air **environment**.	**AO2.1** Development meets the air quality objectives of the Environmental Protection (Air) Policy 2019.
PO3 Development (other than **intensive animal industry** for **poultry farming**), is suitably located and designed to avoid or mitigate **environmental harm** on adjacent **sensitive land uses** caused by odour.	No acceptable outcome is prescribed.
PO4 Development is suitably located and designed to avoid or mitigate **environmental harm** to the receiving waters **environment**.	**AO4.1** Development meets the management intent, water quality guidelines and objectives of the Environmental Protection (Water and Wetland Biodiversity) Policy 2019.
PO5 Development is designed to include elements which: 1. prevent or minimise the production of **hazardous contaminants** and **waste** as by-products; or 2. contain and treat **hazardous contaminants** on-site rather than releasing them into the **environment**; and	No acceptable outcome is prescribed.

Performance outcomes	Acceptable outcomes
3. provide secondary containment to prevent the accidental release of **hazardous contaminants** to the **environment** from spillage or leaks.	
PO6 Environmentally hazardous materials located on-site are stored to avoid or minimise their release into the **environment** due to inundation during flood events.	No acceptable outcome is prescribed.
All development – matters of state environmental significance	
PO7 Development is designed and sited to: 1. avoid impacts on **matters of state environmental significance**; or 2. minimise and mitigate impacts on **matters of state environmental significance** after demonstrating avoidance is not reasonably possible; and 3. provide an **offset** if, after demonstrating all reasonable avoidance, minimisation and mitigation measures are undertaken, the development results in an acceptable **significant residual impact** on a **matter of state environmental significance**. Statutory note: For Brisbane core port land, an offset may only be applied to development on land identified as E1 Conservation/Buffer, E2 Open Space or Buffer/Investigation in the Brisbane Port LUP precinct plan.	No acceptable outcome is prescribed.
Intensive animal industry – poultry farming (ERA 4(2))	
PO8 Poultry farming development (where farming more than 200,000 birds) is suitably located and designed to avoid or mitigate **environmental harm** on adjacent **sensitive land uses**, caused by odour.	**AO8.1** For poultry farming involving 300,000 birds or less, development meets the separation distances as determined using the S-factor methodology to: 1. a **sensitive land use** in a rural zone; and 2. boundary of a non-rural zone. OR **AO8.2** Development meets the separation distances as determined by odour modelling using the following criteria: 1. 2.5 **odour units**, 99.5 percent, 1 hour average for a **sensitive land use** in a rural zone; or 2. 1.0 **odour units**, 99.5 percent, 1 hour average for the boundary of a non-rural zone.

Reference documents

Department of Environment and Science, Guideline – SDAP State code 22: Environmentally Relevant Activities

Department of Agriculture and Fisheries 2016, Development of Meat Chicken Farms in Queensland

Department of Environment and Heritage Protection 2016, Environmental offsets framework documents

Department of Environment and Heritage Protection 2013, Guideline – Odour Impact Assessment from Developments

Department of State Development, Infrastructure and Planning 2014, Significant Residual Impact Guideline

Queensland Government 2008, Environmental Protection (Air) Policy 2019

Queensland Government 2008, Environmental Protection (Noise) Policy 2019

Glossary of terms

Environment includes:
1. ecosystems and their constituent parts, including people and communities
2. all natural and physical resources
3. the qualities and characteristics of locations, places and areas, however large or small, that contribute to their biological diversity and integrity, intrinsic or attributed scientific value or interest, amenity, harmony and sense of community
4. the social, economic, aesthetic and cultural conditions that affect, or are affected by, things mentioned in paragraphs 1 to 3.

Environmental harm see the *Environmental Protection Act 1994.*
Note: **Environmental harm** is defined as any adverse effect, or potential adverse effect (whether temporary or permanent and of whatever magnitude, duration or frequency) on an **environmental value**, and includes **environmental** nuisance.

Environmentally hazardous material means **hazardous contaminants** as well as any bulk material which can detrimentally impact on the **environmental values** if released into the **environment**.
Note: Common examples of **environmentally hazardous materials** are compost and mulch, tailings and effluent from **intensive animal industries**.

Environmentally relevant activity (ERA) means a concurrence ERA listed in schedule 2 of the Environmental Protection Regulation 2019 with a capital 'C' in column 3 (excluding mobile or temporary ERAs and ERAs devolved to local authorities by section 101 of the Environmental Protection Regulation 2019).

Environmental value see the *Environment Protection Act 1994*.
Note: **Environmental values** are:
1. a quality or physical characteristic of the **environment** that is conducive to ecological health or public amenity or safety; or
2. another quality of the **environment** identified and declared to be an **environmental value** under an environmental protection policy or regulation. Relevant environmental protection policies (EPP) are EPP (Noise), EPP (Air) and EPP (Water and Wetland Biodiversity).

Hazardous contaminant see the *Environmental Protection Act 1994*.
Note: **Hazardous contaminant** means a contaminant, other than an item of explosive ordnance that, if improperly treated, stored, disposed of or otherwise managed, is likely to cause serious or material **environmental harm** because of:
1. its quantity, concentration, acute or chronic toxic effects, carcinogenicity, teratogenicity, mutagenicity, corrosiveness, explosiveness, radioactivity or flammability; or
2. its physical, chemical or infectious characteristics.

Intensive animal industry see schedule 24 of the Planning Regulation 2017.
Note: **Intensive animal industry** means:
1. the use of premises for:
   a. the intensive production of animals or animal products, in an enclosure, that requires food and water to be provided mechanically or by hand; or
   b. storing and packing feed and produce, if the use is ancillary to the use in subparagraph a; but
2. does not include the cultivation of aquatic animals.

Examples include feedlot, piggery, poultry and egg production.

Matters of state environmental significance see schedule 2 of the Environmental Offsets Regulation 2014.
Note: **Matters of state environmental significance** are **prescribed environmental matters** under the Environmental Offsets Regulation 2014 that require an **offset** when a prescribed activity will have a **significant residual impact** on the matter. A **matter of state environmental significance** is any of the following matters:
1. regional ecosystems under the *Vegetation Management Act 1999* that:
   a. are endangered regional ecosystems
   b. are of concern regional ecosystems
   c. intersect with a wetland shown on the vegetation management wetlands map
   d. contain areas of essential habitat shown on the essential habitat map for an animal that is endangered wildlife or vulnerable wildlife or a plant that is endangered wildlife or vulnerable wildlife
   e. are located within the defined distances stated in the Environmental Offsets Policy 2014 from the defining banks of a relevant watercourse or drainage feature as shown on the vegetation management watercourse and drainage feature map; or
   f. are areas of land determined to be required for ecosystem functioning ('connectivity areas')
2. **wetlands** in a **wetland** protection area or **wetlands** of high ecological significance shown on the map of Queensland wetland environmental values under the Environmental Protection (Water and Wetland Biodiversity) Policy 2019

3. **wetlands** and watercourses in high ecological value waters as defined in schedule 2 of the Environmental Protection (Water and Wetland Biodiversity) Policy 2019
4. designated precincts in strategic environmental areas under the Regional Planning Interests Regulation 2014
5. threatened wildlife (plants and animals) under the *Nature Conservation Act 1992* and special least concern animals under the Nature Conservation (Wildlife) Regulation 2006
6. protected areas under the *Nature Conservation Act 1992,* excluding coordinated conservation areas
7. highly protected zones of state marine parks under the *Marine Parks Act 2004*
8. declared fish habitat areas under the *Fisheries Act 1994*
9. waterways that provide for fish passage under the *Fisheries Act 1994* if the construction, installation or modification of waterway barrier works carried will limit the passage of fish along the waterway
10. marine plants under the *Fisheries Act 1994*; or
11. legally secured **offset** areas.

Offset means environmental offset under the *Environmental Offsets Act 2014*.
Note: Environmental **offset** means an activity undertaken to counterbalance a **significant residual impact** of a prescribed activity on a **prescribed environmental matter**, delivered in accordance with the Environmental **offsets** framework. The **prescribed environmental matters** assessed under the State Development Assessment Provisions are **matters of state environmental significance**.

Odour unit (ou) means that concentration of odorant(s) at standard conditions that elicits a physiological response from a panel (detection threshold) equivalent to that elicited by one **Reference Odour Mass**, evaporated in one cubic metre of neutral gas at standard conditions.

Poultry farming see schedule 2 of the Environmental Protection Regulation 2019.
Note: **Poultry farming** consists of farming a total of more than 1000 birds for:
1. producing eggs or fertile eggs
2. rearing hatchlings, starter pullets or layers; or
3. rearing birds for meat.

Prescribed environmental matters see the *Environmental Offsets Act 2014*.
Note: A **prescribed environmental matter** is any species, ecosystem or other similar matter protected under Queensland legislation for which an **offset** may be provided. A **prescribed environmental matter** may be a matter of national, state or local **environmental** significance, however, assessment criteria in the State Development Assessment Provisions only relate to **matters of state environmental significance**. Each of the **prescribed environmental matters** are listed under the Environmental Offsets Regulation 2014.

Reference odour mass means the acceptable reference value for the odour unit, equal to a defined mass of a certified reference material. One reference odour mass is equivalent to 132 µg n-butanol which evaporated in 1 cubic metre of neutral gas at standard conditions produces a concentration of 40 ppb (µmol/mol).

Sensitive land uses see schedule 24 of the Planning Regulation 2017.
Note: **Sensitive land uses** means:
1. caretaker's accommodation; or
2. a childcare centre; or
3. a community residence; or
4. a detention facility; or
5. a dual occupancy; or
6. a dwelling house; or
7. a dwelling unit; or
8. an educational establishment; or
9. a health care service; or
10. a hospital; or
11. a hotel, to the extent the hotel provides accommodation for tourists or travellers; or
12. a multiple dwelling; or
13. non-resident workforce accommodation; or
14. a relocatable home park; or
15. a residential care facility; or
16. a resort complex; or
17. a retirement facility; or
18. rooming accommodation; or
19. rural workers' accommodation; or
20. short-term accommodation; or
21. a tourist park.

Sensitive receptor means an area or place where noise is measured as defined by schedule 1 of the Environmental Protection Policy (Noise) 2019.
Serious environmental harm see the *Environmental Protection Act 1994*.
Note: **Serious environmental harm** is **environmental harm** (other than **environmental** nuisance):

1. that is irreversible, of a high impact or widespread
2. caused to an area of high conservation value or special significance
3. that causes actual or potential loss or damage to property of an amount of, or amounts totalling, more than the threshold amount; or
4. that results in costs of more than the threshold amount being incurred in taking appropriate action to:
   a. prevent or minimise the harm
   b. rehabilitate or restore the **environment** to its condition before the harm.

Significant residual impact see the *Environmental Offsets Act 2014*.
Note: **Significant residual impact** is an impact, whether direct or indirect, of a prescribed activity on all or part of a **prescribed environmental matter** that:
1. remains, or will or is likely to remain, (whether temporarily or permanently) despite on-site mitigation measures for the prescribed activity
2. is, or will or is likely to be, significant.

Guidance for determining if a prescribed activity will have a **significant residual impact** on a **matter of state environmental significance** is provided in the Significant Residual Impact Guideline, Department of State Development, Infrastructure and Planning, 2014.

Wetland means an area shown as a wetland on the wetlands of high ecological significance shown on the map of Queensland wetland environmental values under the Environmental Protection (Water and Wetland Biodiversity) Policy 2019, schedule 2.

Waste see the *Environmental Protection Act 1994*.
Note: **Waste** includes anything, other than a resource approved under chapter 8 of the *Waste Reduction and Recycling Act 2011*, that is:
1. left over, or an unwanted by-product, from an industrial, commercial, domestic or other activity; or
2. surplus to the industrial, commercial, domestic or other activity generating the **waste**.

State code 23: Wind farm development

Purpose statement

The purpose of this code:

1. is to set out the minimum parameters of assessment necessary to demonstrate that a wind farm development can satisfactorily mitigate any unacceptable adverse impacts on individuals, communities and the **environment**; and
2. is to ensure that the impacts arising from the design, siting (including proximity to sensitive land uses), construction, operation and decommissioning of wind farms do not result in unacceptable adverse impacts on individuals, communities and the **environment**; and
3. is to ensure development for a wind farm is decommissioned in a timely and efficient manner that reuses, recycles, and/or repurposes materials to the greatest extent possible and **rehabilitates** the **environment**.

Using this code

The assessment benchmarks for this code comprise:

- a purpose statement which identifies the overall intent of the code
- performance outcomes which set benchmarks which must be complied with to achieve the purpose statement of the code.

Development complies with the code where:

- it complies with all relevant performance outcomes; or
- development does not meet relevant performance outcome(s) and SARA determines, on balance, that the development complies with the purpose statement.

There are no acceptable outcomes for this code.

This code also includes the glossary of terms for definitions relevant to this code and reference documents; including the guideline – **Planning guideline State code 23: Wind farm development**, which provides direction on how to address this code.

Performance outcomes

Table 23.1: Material change of use

Performance outcomes
Protected wildlife and associated habitats and areas of high ecological value
PO1 Development is located and designed to ensure that: • **protected wildlife** and associated habitats; and • areas of **high ecological value** are protected from adverse impacts.
PO2 Development is constructed to ensure that: • **protected wildlife** and associated habitats; and • areas of **high ecological value** are protected from adverse impacts.
PO3 Development operations ensure that **protected wildlife** and birds and bats are protected from adverse impacts.
PO4 Areas cleared for the construction of a **wind farm** are progressively **rehabilitated** to the maximum extent practicable following construction without impeding the safe and efficient operations and maintenance of the **wind farm**.
Agricultural land
PO5 Development is located and designed to ensure that there is no significant loss of **high-quality agricultural land** values.
Natural drainage patterns
PO6 The **wind farm**, including ancillary infrastructure, is designed and sited to minimise crossings of and interference with natural drainage lines, **waterways** and wetlands.
Protecting water quality and erosion control
PO7 Development is designed to avoid areas of **high erosion risk**, where failure of erosion management devices would result in permanent and/or adverse impacts on receiving **waterways** or wetlands.

Performance outcomes
PO8 Development is constructed to maintain or improve the water quality of receiving waters, **waterways** and wetlands by: • minimising erosion and run off; • managing drainage control; and • preserving the bank stability of affected **waterways** and drainage lines.
PO9 Areas cleared for construction are progressively stabilised during construction to ensure that erosion and run off to the surrounding landscape and **waterways** is minimised to the greatest extent possible.
Natural hazards and extreme weather events
PO10 Development is located, designed, constructed and operated to be responsive to **natural hazards** and **extreme weather events**.
PO11 Development is constructed and operated to protect the safety of people in the event of **natural hazards** or **extreme weather events** occurring.
Acoustic amenity
PO12 The predicted acoustic level at all noise affected existing or approved **sensitive land uses** on **host lots** does not exceed the criteria stated in table 23.2.
PO13 The predicted acoustic level at all noise affected existing or approved **sensitive land uses** on **non- host lots** does not exceed the criteria stated in table 23.3.
Electromagnetic interference
PO14 Development is designed and/or mitigation measures are used to protect pre-existing television, radar and radio transmission and reception from **electromagnetic interference**.
Shadow flicker
PO15 Development is designed, constructed and operated so that the modelled blade **shadow flicker** impacts on existing or approved **sensitive land uses** do not exceed 30 hours per annum and 30 minutes per day.
Social impacts
PO16 Development demonstrates that either: • a **community benefit agreement** has been entered into; or • where a **community benefit agreement** has not been entered into, **social impacts** of the development, including workforce accommodation, local business and industry impacts, community health and well-being, are identified, managed, mitigated, counterbalanced and monitored.
Areas identified by state or local government planning instruments as having high scenic amenity
PO17 Development in an area identified by state or local government planning instruments as having high **scenic amenity** is sited and designed to protect the **scenic amenity** and **landscape values** of the locality and region.
Transport networks
PO18 Construction and ongoing activities associated with the development do not adversely impact the efficiency and condition of **transport networks** and infrastructure nor compromise the safety of users of the **transport network**.
PO19 Development delivers necessary upgrades to the **transport network** to ensure construction activities and ongoing maintenance do not adversely impact **transport networks** and infrastructure.
PO20 Development demonstrates that a safe, viable and practical haulage route can be secured to accommodate the movement of **oversize/overmass vehicles** during construction and ongoing maintenance activities.
PO21 Development provides safe, efficient, and sustainable vehicular access to the site for all vehicle types anticipated through the construction, operation, maintenance and **decommissioning** of the **wind farm**.
Aviation safety, integrity and efficiency
PO22 Development does not adversely affect the safety, operational integrity and efficiency of **air services** and aircraft operations as a result of its: 1. location; 2. siting; 3. design; 4. construction; 5. operation.
PO23 Development includes lighting and marking measures that ensure the safety, operational integrity and efficiency of **air services** and aircraft operations.
Decommissioning
PO24 Relevant components of development, both after completion of construction and at cessation of operations, are **decommissioned** in a timely and efficient manner.
PO25 Decommissioning ensures that materials removed from site destined for landfill are minimised while opportunities to reuse, recycle and /or repurpose are deployed to the greatest extent feasible.

Performance outcomes
PO26 Decommissioning at end of operations ensures disturbance footprints are **rehabilitated**, and **waterways** and drainage patterns are reinstated.
PO27 Decommissioning plans are secured by bonds or financial guarantees or other mechanism/s to safeguard compliance.

Reference tables

Table 23.2: Acoustic criteria for host lots

Acoustic criteria	
Noise description	**Acoustic level does not exceed**
The outdoor (free-field) night-time (8pm to 6am) A-weighted equivalent acoustic level (LA_{eq}), assessed at all noise affected existing or approved **sensitive land uses**.	1. 45dB(A); 2. the background noise (LA_{90}) by more than 5dB(A); whichever is the greater, for wind speed from **cut-in** to rated power of the **wind turbine** and each integer wind speed in between referenced to **hub height**.

Table 23.3: Acoustic criteria for non-host lots

Acoustic criteria	
Noise description	**Acoustic level does not exceed**
Where a written agreement (deed) does not apply	
The outdoor (free-field) night-time (8pm to 6am) A-weighted equivalent acoustic level (LA_{eq}), assessed at all noise affected existing or approved **sensitive land uses**.	1. 35dB(A); 2. the background noise (LA_{90}) by more than 5dB(A); whichever is the greater, for wind speed from **cut-in** to rated power of the **wind turbine** and each integer wind speed in between referenced to **hub height**.
The outdoor (free-field) day-time (6am to 8pm) A-weighted equivalent acoustic level (LA_{eq}), assessed at all noise affected existing or approved **sensitive land uses**.	1. 37dB(A); 2. the background noise (LA90) by more than 5dB(A); whichever is the greater, for wind speed from **cut-in** to rated power of the **wind turbine** and each integer wind speed in between referenced to **hub height**.
Where a written agreement (deed) applies	
The outdoor (free-field) night-time (8pm to 6am) A-weighted equivalent acoustic level (LA_{eq}), assessed at all **non-host lots** affected existing or approved **sensitive land uses**.	1. 45 dB(A); 2. the background noise (LA_{90}) by more than 5dB(A); whichever is the greater, for wind speed from **cut-in** to rated power of the **wind turbine** and each integer wind speed in between referenced to **hub height**.

Reference documents

Department of State Development, Infrastructure and Planning, Planning guideline State code 23: Wind farm development

Glossary of terms

Air services means the premises used for any of the following:

1. the arrival and departure of aircraft;
2. the housing, servicing, refuelling, maintenance and repair of aircraft;
3. the assembly and dispersal of passengers or goods on or from an aircraft;
4. any ancillary activities directly serving the needs of passengers and visitors to the use;
5. associated training and education facilities;
6. aviation facilities.

Community benefit agreement see the Planning Act 2016.
Note: A **community benefit agreement** is an agreement, entered into under this division, about providing a benefit to a community in the locality of development requiring social impact assessment the subject of a development application or change application, including, for example—
(a) providing or contributing towards infrastructure or another thing for the community; or
(b) making a financial contribution to the community.

Cut-in means the wind speed at which a **wind turbine** starts power production.

Decommissioning/decommissioned means the removal, rehabilitation and remediation of the wind farm in part, after finalisation of construction, then in entirety at cessation of operations. Decommissioning will be in accordance with strategies prepared by proponents and all decommissioning activities undertaken at full cost to proponents/operators.

Electromagnetic interference means disturbance or degradation of telecommunications signals currently in operation over the land use area. Includes signals transmitted via microwave, very high frequency and ultra-high frequency systems.

Environment see the *Environmental Protection Act 1994*, section 8**.**
Note: **Environment** includes—
(a) ecosystems and their constituent parts, including people and communities; and
(b) all natural and physical resources; and
(c) the physical characteristics of locations, places and areas, however large or small; and
(d) the physical surroundings of people, including the land, waters, atmosphere, climate, sound, odours and tastes; and
(e) the social, economic, aesthetic and cultural conditions that affect, or are affected by, things mentioned in paragraphs (a) to (d).

Extreme weather events means an occurrence of a value of a weather or climate variable beyond a threshold that lies near the end of the range of observations for the variable.

Height of a **wind turbine** means the maximum **height** reached by the tip of the turbine blades at their highest point above **ground level**.

High ecological value means Matters of State Environmental Significance (MSES) as defined under Schedule 2 of the Queensland Environmental Offsets Regulation 2014. These matters can exist on publicly available resources such as Queensland Globe or be identified by a suitably qualified ecologist during a flora and/or fauna survey.
Examples of MSES include, but are not limited to, threatened wildlife habitat and/or known populations under the *Nature Conservation Act 1992* (e.g. wildlife habitat for threatened or Special Least Concern (SLC) species, essential habitat, koala habitat etc.), protected areas such as National Parks and Endangered or Of Concern remnant regional ecosystems.

High erosion risk see glossary of terms in IECA Best Practice Erosion and Sediment Control
Note: A high likelihood of soil erosion resulting from rain, wind or flowing water relative to a given risk rating (such as the various erosion risk ratings presented in Section 4.4 of Chapter 4 of IECA Best Practice Erosion and Sediment Control).

High quality agricultural land, means strategic cropping land, and priority agricultural areas, or Agricultural Land Classification (ALC) Class A and Class B land identified on the SPP interactive mapping system, Development assessment mapping system (DAMs) or local planning instruments.

Host lot means a parcel of land (lot(s)) that accommodates any part of a **wind farm** development.

Hub height of a **wind turbine** means the **height** of the hub measured from **ground level** (i.e. the **height** of the **wind turbine** without blades).

Landscape values means areas protected under a regional plan and/or local government planning scheme, such as biodiversity networks, natural economic resource areas (including rural production), **scenic amenity** areas and landscape heritage areas.

Natural hazards see Part F: Glossary of the State Planning Policy 2017
Note: Natural hazard means a naturally occurring situation or condition, such as a flood, bushfire, landslide, coastal erosion or storm-tide inundation, with the potential for loss or harm to the community, property or environment.

Non-host lot means a lot no part of which is used for **wind farm** or part of a **wind farm**.

Oversize/overmass vehicle means a heavy vehicle or combination which alone, or together with its load, exceeds prescribed mass or dimension requirements, and is a heavy vehicle carrying, or designed for the purpose of carrying, a large indivisible item.

Protected wildlife means native wildlife that is prescribed under the *Nature Conservation Act 1992* as extinct wildlife, extinct in the wild wildlife, critically endangered wildlife, endangered wildlife, vulnerable wildlife, near threatened wildlife, least concern wildlife and special least concern plants or animals under the Nature Conservation (Animals) Regulation 2020 and Nature Conservation (Plants) Regulation 2020.

Rehabilitate/Rehabilitated means restoration of areas of disturbance created for the construction of and operations of a wind farm. Rehabilitate means the act of undertaking a range of activities that collectively endeavour to return the landscape (over time) back to its condition prior to the wind farm land use. These activities aim to achieve a safe, stable, non-polluting and sustainable landform (over time) through methods including, but not limited to:

1. **decommissioning** and removal of infrastructure;
2. remodifying some areas of civil works;
3. replanting with native vegetation species;
4. installation of habitat elements (e.g. fallen woody debris);
5. watering to enhance planting survival rates;
6. weed and pest management;
7. monitoring and reporting.

Scenic amenity means a measure of the relative contribution of each place in the landscape to the collective appreciation of open space as viewed from places that are important to the public.

Sensitive land uses see schedule 24 of the Planning Regulation 2017.
Note: **Sensitive land use** means any of the following as defined in the Planning Regulation 2017:

1. caretakers accommodation
2. child care centre
3. community care centre
4. community residence
5. detention facility
6. dual occupancy
7. dwelling house
8. dwelling unit
9. educational establishment
10. health care services
11. hospital
12. hotel
13. multiple dwelling
14. non-resident workforce accommodation
15. relocatable home park
16. residential care facility
17. resort complex
18. retirement facility
19. rooming accommodation
20. rural workers' accommodation
21. short-term accommodation
22. tourist park
23. workforce accommodation.

Shadow flicker means a shadow that is cast under certain combinations of geographical position and time

of day, when the sun passes behind the blades of a **wind turbine** and as the blades rotate, the shadow flicks on and off. The duration of this effect, which varies according to the time of the year, can be calculated from the machine geometry and the latitude of the site.

Social impact see the *Planning Act 2016*.
Note: ***Social impact***, in relation to development requiring social impact assessment, means the potential impact of the development on the social environment of a community in the locality of the development, including the potential impact of the development on—
(a) the physical or mental wellbeing of members of the community; and
(b) the livelihood of members of the community and
(c) the values of the community; and
(d) the provision of services to the community, including, for example, educational services, emergency services or health services.

Transport networks mean the series of connected routes, corridors and transport facilities required to move goods and passengers and includes roads, **railways**, public transport routes (for example, bus routes), active transport routes (for example, cycle ways), freight routes and local, state and privately owned infrastructure.

Waterway see the *Fisheries Act 1994*.
Note: **Waterway** includes a river, creek, stream, watercourse, drainage feature or inlet of the sea.

Wind farm see schedule 24 of the Planning Regulation 2017.
Note:
(a) means the use of premises for generating electricity by wind force, other than electricity that is to be used mainly on the premises for a domestic or rural use; and
(b) includes the use of premises for any of the following, if the use relates, or is ancillary, to the use stated in paragraph (a)—
  (i) a **wind turbine**, wind monitoring tower or anemometer;
  (ii) a building or structure, including, for example, a site office or temporary workers' accommodation;
  (iii) a storage area or maintenance facility, including, for example, a lay down area;
  (iv) infrastructure or works, including, for example, site access, foundations, electrical works, substations, facilities or devices for storing and releasing energy, or landscaping.

Wind turbine see schedule 24 of the Planning Regulation 2017.
Note: **Wind turbine** means a machine or generator that uses wind force to generate electricity and includes the blades of the machine or generator.

Abbreviations

dB(A) – decibels measured on the 'A' frequency weighting network

L_{Aeq} – the equivalent continuous (time-averaged) A-weighted sound level

L_{A90} – the A-weighted noise level equalled or exceeded for 90 percent of the measurement period. This is commonly referred to as the background noise level

State code 25: Development in South East Queensland koala habitat areas

Purpose statement

The purpose of State Code 25 is to ensure development:

1. does not cause an unacceptable impact on **mapped koala habitat areas**;
2. is designed and located to avoid impacts or, where the **matters of state environmental significance** cannot be reasonably avoided, impacts are reasonably minimised and mitigated;
3. does not result in a **significant residual impact** on a **matter of state environmental significance** unless the **significant residual impact** is acceptable, and an **offset** is provided.

Using this code

The assessment benchmarks for this code comprise:

- a purpose statement which identifies the overall intent of the code;
- performance outcomes which set benchmarks to achieve the purpose statement of the code;

Development complies with the code where:

- it complies with all the performance outcomes; or
- development does not meet relevant performance outcome(s) and SARA determines, on balance, that the development complies with the purpose statement.

There are no acceptable outcomes for this code.

This code also includes the glossary of terms for definitions relevant to this code and reference documents; including the guideline, **Guideline: State Development Assessment Provisions - State Code 25: Development in koala habitat areas**, which provides direction on how to address this code.

Performance outcomes and acceptable outcomes

Table 25.1: Development and relevant provisions of the code

Aspect of Development	Relevant provisions
Material change of use, operational work, building work and plumbing or drainage work	Table 25.2
Reconfiguring a lot	Table 25.3

Table 25.2 Material change of use, operational work, building work and plumbing or drainage work

Performance outcomes
PO1 Development supports **connectivity** between **highly connected patches** of **mapped koala habitat areas**.
PO2 Development supports **safe koala movement** by preventing **fragmentation** of patches of **mapped koala habitat areas**.
PO3 Development within a **mapped koala habitat area** is undertaken in a way that prevents the risk of injury or death of koalas.
PO4 Development does not compromise **safe koala movement** through impediments that restrict movements between **highly connected patches** of **mapped koala habitat areas**.
PO5 Development is designed and sited to: 1. avoid impacts on **matters of state environmental significance**; or 2. minimise and mitigate impacts on **matters of state environmental significance** after demonstrating avoidance is not reasonably possible; and 3. provide an **offset** if, after demonstrating all reasonable avoidance, minimisation and mitigation measures are undertaken, the development results in an acceptable **significant residual impact** on a **matter of state environmental significance**. Statutory note: For Brisbane core port land, an offset may only be applied to development on land identified as E1 Conservation/Buffer, E2 Open Space or Buffer/Investigation in the Brisbane Port LUP precinct plan.

Table 25.3 Reconfiguring a lot

Performance outcomes
PO6 Development supports **connectivity** between **highly connected patches** of **mapped koala habitat areas**.
PO7 Interfering with koala habitat as a **result of the development** does not compromise **safe koala movement** by preventing **fragmentation** of patches of **mapped koala habitat areas**.

Performance outcomes
PO8 Interfering with koala habitat as a **result of the development** supports **connectivity** between **highly connected patches** of **mapped koala habitat areas**.
PO9 Development supports **safe koala movement** by preventing **fragmentation** of patches of **mapped koala habitat areas**.
PO10 Development within a **mapped koala habitat area** is undertaken in a way that prevents the risk of injury or death of koalas.
PO11 Development is designed and sited to: 1. avoid impacts on **matters of state environmental significance**; or 2. minimise and mitigate impacts on **matters of state environmental significance** after demonstrating avoidance is not reasonably possible; and 3. provide an **offset** if, after demonstrating all reasonable avoidance, minimisation and mitigation measures are undertaken, the development results in an acceptable **significant residual impact** on a **matter of state environmental significance**. Statutory note: For Brisbane core port land, an offset may only be applied to development on land identified as E1 Conservation/Buffer, E2 Open Space or Buffer/Investigation in the Brisbane Port LUP precinct plan.

Reference documents

Department of Environment and Science, Guideline: State Development Assessment Provisions State Code 25: Development in South East Queensland koala habitat areas

Department of Environment and Science 2020, Koala-sensitive Design Guideline

Department of Environment Science 2018, Regional Ecosystem Technical Descriptions

Glossary of terms

Connectivity means patches of **mapped koala habitat areas** that are linked to each other in a larger network of **mapped koala habitat areas**. Connectivity can be achieved in two different through:
1. physical connections between **mapped koala habitat areas** which includes areas of native vegetation; and
2. the ability for koalas to safely move between patches of **mapped koala habitat areas** without increasing the risk of injury or death of a koala.

DA Mapping system means the mapping system containing the Geographic Information System mapping layer kept, prepared or sourced by the state that relate to development assessment and matters of interest to the State in assessing development applications.
Note: The **DA mapping system** is available on the Department of State Development, Infrastructure and Planning's website.

Exempted development means exempted development as defined under Schedule 24 of the Planning Regulation 2017.

Fragmentation or **fragmenting** means the loss of **mapped koala habitat areas** that results in any of the following:
1. patches of **mapped koala habitat areas** that are separated into one or more smaller patches of isolated habitat;
2. disconnection or isolation of patches of **mapped koala habitat areas** by removal of the vegetated corridor; or
3. disconnection or isolation of patches of **mapped koala habitat areas** that are stepping stones (i.e. corridors that are not continuous); or
4. removal of scattered trees within **mapped koala habitat areas** that connect **mapped koala habitat areas**.

Highly connected patches means **mapped koala habitat areas** that are less than 200 metres apart.

Infrastructure includes a building, or other structure, built or used for any purpose.
Note: As defined under the Planning Regulation 2017

Interfering (with **koala habitat**) means:
1. to remove, cut down, ringbark, push over, poison or destroy vegetation in any way including by burning, flooding or draining, native vegetation in a **mapped koala habitat area**; but
2. does not include destroying standing vegetation by stock, or lopping a tree.

Koala habitat means:
1. an area of vegetation where koalas live; or
2. a partially or completely cleared area used by koalas to cross from an area of vegetation where koalas live to another; or
3. an area of vegetation where koalas do not live, if the area primarily consists of **koala habitat trees** and is reasonably suitable to sustain koalas.

Note: As defined under Nature Conservation (Koala) Conservation Plan 2017.

Koala habitat tree means:
1. a tree of the *Corymbia*, *Melaleuca*, *Lophostemon* or *Eucalyptus* genera that is edible by koalas; or
2. a tree of a type typically used by koalas for shelter, including, for example, a tree of the *Angophora* genus.

Note: As defined under Nature Conservation (Koala) Conservation Plan 2017.

Matters of state environmental significance includes:
1. prescribed regional ecosystems (as defined in the Environmental Offsets Regulation 2014) that are:
   a. endangered regional ecosystems;
   b. of concern regional ecosystems;
   c. regional ecosystems that intersect with an area shown as a wetland on the vegetation management wetlands map;
   d. regional ecosystems that are located within a defined distance from the defining banks of a relevant watercourse (as defined in the Environmental Offsets Regulation 2014);
   e. areas of essential habitat on the essential habitat map for an animal that is endangered wildlife or vulnerable wildlife or a plant that is endangered wildlife or vulnerable wildlife; or
   f. connectivity area (as defined in the Environmental Offsets Regulation 2014).
2. wetlands in a wetland protection area or wetlands of high ecological significance shown on the map of Queensland wetland environmental values under the Environmental Protection (Water and Wetland Biodiversity) Policy 2019;
3. wetlands and watercourses in high ecological value waters;
4. designated precincts in a strategic environmental area;
5. an area that is shown as a high risk are on the flora survey trigger map and that contains plants that are endangered wildlife or vulnerable wildlife;
6. an area that is not shown as a high-risk area on the flora survey trigger map, to the extent the area contains plants that are endangered wildlife or vulnerable wildlife;
7. habitat for an animal that is endangered wildlife, vulnerable wildlife or a special least concern animal;
8. **koala habitat areas** under the *Nature Conservation (Koala) Conservation Plan 2017*;
9. protected areas;
10. highly protected zones of State marine parks;
11. fish habitat areas under the *Fisheries Act 1994*;
12. waterways providing for fish passage;
13. marine plants within the meaning of the *Fisheries Act 1994*; or
14. legally secured offset areas.

Note: As defined under Environmental Offsets Regulation 2014, Schedule 2.
Note: Most **matters of state environmental significance** can be found on the **DA Mapping System**.

Mapped koala habitat area means an area shown on the Koala Conservation Plan Map that the chief executive of the *Nature Conservation Act 1992* has determined to be a **koala habitat** area due to the combination of biophysical measures and suitable vegetation of the area.

Offset means environmental **offset** under the *Environmental Offsets Act 2014*.
Note: Environmental **offset** means an activity undertaken to counterbalance a **significant residual impact** of a prescribed activity on a **prescribed environmental matter**, delivered in accordance with the Environmental offsets framework. The **prescribed environmental matters** assessed under the SDAP are **matters of state environmental significance**.

On-site mitigation measure means a measure undertaken on land to which a **prescribed activity** relates, to mitigate unacceptable impacts on a **prescribed environmental matter**, including but not limited to:
1. rehabilitation
2. koala exclusion fencing
3. koala friendly fencing

Prescribed activity see the *Environmental Offsets Act 2014*.
Note: A **prescribed activity** is an activity:
1. the subject of an authority under another Act ; and
2. for which an offset condition may be imposed under the other Act on the authority; and
3. that is prescribed under a regulation

Prescribed environmental matters see the *Environmental Offsets Act 2014*.
Note: A **prescribed environmental matter** is any species, ecosystem or other similar matter protected under Queensland legislation for which an **offset** may be provided. A **prescribed environmental matter** may be a matter of national, state or local **environmental** significance, however, assessment criteria in the State Development Assessment Provisions only relate to **matters of state environmental significance**. Each of the **prescribed environmental matters** are listed under the Environmental Offsets Regulation 2014.

Result of the development means **interfering with koala habitat** that will result from the reconfiguration of a lot, including any of the following:

1. clearing for boundary fence lines for each proposed allotment (whether or not the clearing is proposed as part of the application)
2. clearing to construct built infrastructure, including stormwater management systems, water supply and sewerage systems, roads, access routes or utilities corridors that are proposed as part of the reconfiguring a lot application or that will be required as a condition of approval by the assessment manager
3. clearing for excavation and filling, for example, where the lots are to be levelled
4. clearing that will become **exempted development** if the development application is approved.

Safe koala movement means the ability for koalas to move safely across an area in a way that does not increase the risk of injury or death.

Significant residual impact means an impact, whether direct or indirect, of a **prescribed activity** on all or part of a **prescribed environmental matter** that remains, or will or is likely to remain, (whether temporarily or permanently) despite **on-site mitigation** measures for the **prescribed activity** is, or will or is likely to be, significant.

State code 26: Solar farm development

Purpose statement

The purpose of this code is to ensure development for a **solar farm**:

1. is located, sited, designed, constructed, operated and maintained to mitigate any adverse impacts to individuals, communities, the **environment**, **high quality agricultural land**, adjacent **sensitive land uses** and **sensitive receptors**; and infrastructure and services.
2. ensures impacts arising from the construction, operation and decommissioning do not result in unacceptable adverse impacts on individuals, communities, the **environment**, agricultural land, adjacent **sensitive land uses** and **sensitive receptors**, and infrastructure and services.
3. is decommissioned in a timely and efficient manner that reuses, recycles and/or repurposes materials to the greatest extent possible and **rehabilitates** the **environment**.

Using this code

The assessment benchmarks for this code comprise:

- a purpose statement which identifies the overall intent of the code
- performance outcomes which set benchmarks which must be complied with to achieve the purpose statement of the code.

Development complies with the code where:

- it complies with all relevant performance outcomes; or
- development does not meet relevant performance outcome(s) and SARA determines, on balance, that the development complies with the purpose statement.

There are no acceptable outcomes for this code.

This code also includes the glossary of terms for definitions relevant to this code and reference documents; including the guideline – **Planning guideline State code 26: Solar farm development,** which provides direction on how to address this code.

Performance outcomes

Table 26.1 Material change of use

Performance outcomes
Areas of high ecological value
PO1 Development is located, designed, constructed, managed, operated and maintained outside areas of **high ecological value** and development that may be adjacent to a **high ecological value** area is to be designed, operated and managed to protect these areas and associated habitats from adverse impacts.
Agricultural land
PO2 Development is located and designed to ensure there is no significant loss of **high-quality agricultural land**.
PO3 Development is constructed to maintain the fertility and soil attributes of **high-quality agricultural land** and to enable decommissioning at the end of operations to return the land to its pre-construction agricultural land values.
PO4 Development does not fragment **high-quality agricultural land** to the extent of restricting the connectivity of agricultural land necessary to ensure its ongoing productivity and operation.
PO5 Development on or adjacent to the **stock route network** does not impact the network's primary use for moving stock on foot.
Protecting water quality and stormwater management
PO6 Development is located, designed and constructed to: • minimise the disturbance of **high risk soils**, and • manage the release of acid, iron and other soil base contaminants.
PO7 Development is located, designed and constructed to maintain or improve the water quality of receiving waters, **waterways** and wetlands by: • avoiding **waterways** and wetlands; • minimising crossings of and interference with natural drainage lines, farm drainage and irrigation infrastructure; • minimising erosion and sediment run off; • managing drainage control; • preserving the bank stability of affected **waterways** and drainage lines; and • avoiding non-essential hardening or unnatural modification of the **waterway**.
PO8 Development is located, designed and constructed to minimise interference with overland flow paths.

Performance outcomes
Natural hazards and disasters
PO9 Development is located, designed, constructed and operated to be resilient and responsive to **natural hazards** and **disasters**.
PO10 Development is located, designed, constructed and operated to protect the safety of people and animals in the event of **natural hazards** or **disasters**.
Acoustic amenity
PO11 Development is located, designed, constructed and operated to meet the **acoustic quality objectives** for **sensitive receptors** on or adjoining the site identified in the Environmental Protection (Noise) Policy 2019.
Visual amenity, glint and glare
PO12 Development in an area identified by state or local government planning instruments as having high scenic amenity is located and designed to protect the **scenic amenity** and **landscape values** of the locality and region.
PO13 Development is located and designed to minimise adverse glint and glare impacts on adjoining properties.
PO14 Glint and glare from the development does not create an unacceptable safety risk to aviation, rail and drivers of vehicles on roads adjacent to the development.
Social impacts
PO15 Development demonstrates that either: • a **community benefit agreement** has been entered into; or • where a **community benefit agreement** has not been entered into, **social impacts** of the development, including workforce accommodation, local business and industry impacts, community health and well-being, are identified, managed, mitigated, counterbalanced and monitored.
Transport networks and access
PO16 Development construction, operation and maintenance and decommissioning activities associated with the development do not adversely impact the efficiency and condition of **transport networks** and infrastructure nor compromise the safety of users of the **transport network**.
PO17 Development construction, operation and maintenance and decommissioning activities associated with the development do not compromise the safety of users of the **transport network**.
PO18 Development delivers necessary upgrades to the **transport network** to ensure construction activities and ongoing maintenance do not adversely impact **transport networks** and infrastructure.
PO19 Development demonstrates that a safe, viable and practical haulage route can be secured to accommodate the movement of **oversize/overmass vehicles** during construction and ongoing maintenance activities.
PO20 Development provides safe, efficient, and sustainable vehicular access to the site for all vehicle types anticipated through the construction, operation, maintenance and **decommissioning** of the **solar farm**.
Decommissioning
PO21 Relevant components of development, both after completion of construction and at cessation of operations, are **decommissioned** in a timely and efficient manner.
PO22 Decommissioning ensures that materials removed from site destined for landfill are minimised while opportunities to reuse, recycle and /or repurpose are deployed to the greatest extent feasible.
PO23 Decommissioning at end of operations ensures disturbance footprints are **rehabilitated,** and **waterways** and drainage patterns are reinstated.
PO24 Decommissioning plans are secured by bonds or financial guarantees or other mechanism/s to safeguard compliance.

Reference documents

Department of State Development, Infrastructure and Planning, Planning Guideline State code 26: Solar farm development.

Glossary of terms

Acoustic quality objective see the Environmental Protection (Noise) Policy 2019.
Note: ***Acoustic quality objective***, for a sensitive receptor, means the maximum level of noise that should be experienced in the acoustic environment of the sensitive receptor.

Community benefit agreement see the Planning Act 2016.
Note: A **community benefit agreement** is an agreement, entered into under this division, about providing a benefit to a community in the locality of
development requiring social impact assessment the subject of a development application or change application, including, for example—
(a) providing or contributing towards infrastructure or another thing for the community; or
(b) making a financial contribution to the community.

Decommissioning/decommissioned means the removal, rehabilitation and remediation of the solar farm in part, after finalisation of construction, then in entirety at cessation of operations. Decommissioning will be in accordance with strategies prepared by proponents and all decommissioning activities undertaken at full cost to proponents/operators.

Disaster see the *Disaster Management Act 2003*.
Note: A **disaster** is a serious disruption in a community, caused by the impact of an event, that requires a significant coordinated response by the State and other entities to help the community recover from the disruption.

Environment see the *Environmental Protection Act 1994*, section 8**.**
Note: **Environment** includes—
(a) ecosystems and their constituent parts, including people and communities; and
(b) all natural and physical resources; and
(c) the physical characteristics of locations, places and areas, however large or small; and
(d) the physical surroundings of people, including the land, waters, atmosphere, climate, sound, odours and tastes; and
(e) the social, economic, aesthetic and cultural conditions that affect, or are affected by, things mentioned in paragraphs (a) to (d).

High ecological value means Matters of State Environmental Significance (MSES) as defined under Schedule 2 of the Queensland Environmental Offsets Regulation 2014. These matters can exist on publicly available resources such as Queensland Globe or be identified by a suitably qualified ecologist during a flora and/or fauna survey. Examples of MSES include, but are not limited to, threatened wildlife habitat and/or known populations under the *Nature Conservation Act 1992* (e.g. wildlife habitat for threatened or Special Least Concern (SLC) species, essential habitat, koala habitat etc.), protected areas such as National Parks and Endangered or Of Concern remnant regional ecosystems.

High erosion risk see glossary of terms in IECA Best Practice Erosion and Sediment Control
Note: A high likelihood of soil erosion resulting from rain, wind or flowing water relative to a given risk rating (such as the various erosion risk ratings presented in Section 4.4 of Chapter 4 of IECA Best Practice Erosion and Sediment Control).

High-quality agricultural land, means strategic cropping land, and priority agricultural areas, or Agricultural Land Classification (ALC) Class A and Class B land identified on the SPP interactive mapping system, Development assessment mapping system (DAMs) or local planning instruments.

High risk soils means areas with erosive, dispersive, sodic, saline and/or acid sulfate soils.

Landscape values means areas protected under a regional plan and/or local government planning scheme, such as biodiversity networks, natural economic resource areas (including rural production), **scenic amenity** areas and landscape heritage areas.

Natural hazards see Part F: Glossary of the State Planning Policy 2017
Note: Natural hazard means a naturally occurring situation or condition, such as a flood, bushfire, landslide, coastal erosion or storm-tide inundation, with the potential for loss or harm to the community, property or environment.

Oversize/overmass vehicle means a heavy vehicle or combination which alone, or together with its load, exceeds prescribed mass or dimension requirements, and is a heavy vehicle carrying, or designed for the purpose of carrying, a large indivisible item.

Rehabilitate/Rehabilitated means restoration of areas of disturbance created for the construction of and operations of a solar farm. Rehabilitate means the act of undertaking a range of activities that collectively endeavour to return the landscape (over time) back to its condition prior to the solar farm land use. These activities aim to achieve a safe, stable, non-polluting and sustainable landform (over time) through methods including, but not limited to:

1. **decommissioning** and removal of infrastructure;
2. remodifying some areas of civil works;
3. replanting with native vegetation species;
4. installation of habitat elements (e.g. fallen woody debris);
5. watering to enhance planting survival rates;
6. weed and pest management;
7. monitoring and reporting.

Scenic amenity means a measure of the relative contribution of each place in the landscape to the collective appreciation of open space as viewed from places that are important to the public.

Sensitive land use/Sensitive land uses see schedule 24 of the Planning Regulation 2017.

Note: **Sensitive land use** means any of the following as defined in the Planning Regulation 2017:

1. caretakers accommodation
2. child care centre
3. community care centre
4. community residence
5. detention facility
6. dual occupancy
7. dwelling house
8. dwelling unit
9. educational establishment
10. health care services
11. hospital
12. hotel
13. multiple dwelling
14. non-resident workforce accommodation
15. relocatable home park
16. residential care facility
17. resort complex
18. retirement facility
19. rooming accommodation
20. rural workers' accommodation
21. short-term accommodation
22. tourist park
23. workforce accommodation.

Sensitive receptor means an area or place where noise is measured as defined by schedule 1 of the Environmental Protection (Noise) Policy 2019.

Social impact see the *Planning Act 2016*.

Note: ***Social impact***, in relation to development requiring social impact assessment, means the potential impact of the development on the social environment of a community in the locality of the development, including the potential impact of the development on—

(a) the physical or mental wellbeing of members of the community; and
(b) the livelihood of members of the community and
(c) the values of the community; and
(d) the provision of services to the community, including, for example, educational services, emergency services or health services.

Solar Farm see schedule 24 of the Planning Regulation 2017.

Note: **Solar Farm—**

(a) means the use of premises for the generation of electricity or energy from a source of solar energy, other than electricity or energy to be used mainly on the premises; and
(b) includes the use of premises for any of the following if the use relates, or is ancillary, to the use stated in paragraph (a)—
  (i) a building or structure, including, for example, a site office or temporary workers' accommodation;
  (ii) a storage area or maintenance facility, including, for example, a lay down area;
  (iii) infrastructure or works, including, for example, site access, foundations, electrical works, substations, facilities or devices for storing and releasing energy, or landscaping.

Stock route network see the Stock Route management Act 2002, schedule 3.

Note: ***Stock route network*** means the network of stock routes and reserves for travelling stock in the State.

Transport networks mean the series of connected routes, corridors and transport facilities required to move goods and passengers and includes roads, railways, public transport routes (for example, bus routes), active transport routes (for example, cycle ways), freight routes and local, state and privately owned infrastructure.

Waterway see the *Fisheries Act 1994*.
Note: **Waterway** includes a river, creek, stream, watercourse, drainage feature or inlet of the sea.

State code 27: Battery storage facility development

Purpose statement

The purpose of this code is to ensure that development of a **battery storage facility**:

1. avoids and/or appropriately integrates risk mitigation strategies and responsive design measures to address potential fire hazards, and other environmental risks, ensuring long-term safety and resilience for people, surrounding land uses and the **environment**.
2. minimises the loss or fragmentation of **high-quality agricultural land**;
3. does not result in unacceptable adverse impacts on individuals, communities, the **environment**, adjacent **sensitive land uses** and **sensitive receptors, landscape values** and infrastructure and services.
4. is **decommissioned** in a timely and efficient manner that reuses, recycles, and/or repurposes materials to the greatest extent possible and **rehabilitates** the **environment.**

Using this code

The assessment benchmarks for this code comprise:

- a purpose statement which identifies the overall intent of the code
- performance outcomes which set benchmarks which must be complied with to achieve the purpose statement of the code.

Development complies with the code where:

- it complies with all relevant performance outcomes; or
- development does not meet relevant performance outcome(s) and SARA determines, on balance, that the development complies with the purpose statement.

There are no acceptable outcomes for this code.

This code also includes the glossary of terms for definitions relevant to this code and reference documents; including the guideline – **Planning guideline State code 27: Battery storage facility development,** which provides direction on how to address this code.

Performance outcomes

Table 27.1: Material change of use

Performance outcomes
Areas of high ecological value and associated wildlife habitats
PO1 Development is located, sited and designed to ensure that the following are protected from adverse impacts: • **protected wildlife** and associated habitats; and • areas of **high ecological value**.
Risk mitigation
PO2 Development is designed, sited and constructed to ensure that risks from physical hazards, chemical hazards and battery failure hazards are avoided and/or mitigated with respect to: • **human health** and **safety;** and • the built and natural **environment**.
PO3 Development mitigates the risks of fire, explosion and thermal runaway from battery storage infrastructure.
PO4 Development is designed to ensure fire and thermal events can be contained and isolated to prevent escalation and propagation to other developments and uses on and offsite.
Incident response
PO5 Development is designed to facilitate effective and efficient emergency service access and response in the event of a fire, bushfire (including cleared fire fighting areas at the interface of hazardous vegetation), explosion, contamination leak or any other incident requiring an emergency service response.
PO6 The development: • provides appropriate fire detection, monitoring and notification to the site operator; and

Performance outcomes
• ensures the electrical safety of the facility, in the event of an incident requiring emergency response.
PO7 Development demonstrates that there is capacity to provide a reliable, sustainable and fit-for-purpose water supply.
Social impacts
PO8 Development demonstrates that either: • a **community benefit agreement** has been entered into for development requiring social impact assessment; or • where a **community benefit agreement** has not been entered into, **social impacts** of the development, including workforce accommodation, local business and industry impacts, community health and well-being, are identified, managed, mitigated, counterbalanced and monitored.
Agricultural land
PO9 Development is located and designed to ensure there is no unacceptable loss of **high-quality agricultural land**.
PO10 Development does not fragment **high-quality agricultural land** in a way that restricts connectivity of agricultural land necessary to ensure its ongoing productivity and operation.
PO11 Development is constructed to maintain the fertility and soil attributes of **high-quality agricultural land** and to enable **decommissioning** at the end of operations to return the land to pre-construction agricultural land productive value.
PO12 Development on or adjacent to the **stock route network** maintains its operational efficiency and ongoing integrity and function.
Natural hazards
PO13 Development is located and sited to avoid **natural hazard** areas including **high erosion risk** areas and **bushfire prone areas.**
PO14 Where development cannot be located and sited to avoid **natural hazard** areas (e.g. **Bushfire prone areas**, and **high erosion risk** areas), demonstrate that: • there is no suitable alternative location; • infrastructure can function effectively during and after a **natural hazard** event; and • mitigation measures are implemented to reduce the risk to people, property and the **environment** to a tolerable level.
PO15 Bushfire hazard is identified and risk is mitigated through strategies for vegetation management, landscape management, water supply, provision of appropriate access, identification of safe assembly or evacuation routes and establishing cleared and maintained asset protection zones around infrastructure that is wholly contained on site.
Protecting water quality and stormwater management
PO16 Development: • minimises the disturbance of **high risk soils**; and • manages the release of soil based contaminants.
PO17 Development maintains the water quality of receiving waters, **waterways** and wetlands by: • avoiding locating in **waterways** and wetlands; • minimising crossings of and interference with natural drainage lines, farm drainage and irrigation infrastructure; • minimising erosion and sediment run off; • managing drainage control; and • preserving the bank stability of affected **waterways** and drainage lines avoiding non-essential hardening or unnatural modification of the **waterway**.
PO18 Development prevents the release of contaminants to surface water or groundwater in the event of an incident, including a fire or explosion.
PO19 Development minimises interference with overland flow paths.
Acoustic amenity and vibration

Performance outcomes
PO20 Construction, operation, maintenance and **decommissioning** meets the **acoustic quality objectives** for **sensitive receptors** on or adjacent to the site identified in the Environmental Protection (Noise) Policy 2019.
PO21 Construction, operation, maintenance and **decommissioning** does not cause vibration impacts that adversely affect the operational performance or **sensitive receptors** within or adjacent to the site.
Visual impact
PO22 Development is sited and designed to: • minimise visual impacts on **sensitive receptors**; • protect the **landscape values** and **scenic amenity** of the surrounding landscape; and • provide screening and buffering to **sensitive receptors** the greatest extent feasible.
Lighting
PO23 Lighting associated with the development provides safe and effective illumination for site operations and maintenance, whilst minimising environmental impacts and visual impacts on **sensitive receptors**.
Transport networks
PO24 Construction, operation, maintenance and **decommissioning** activities associated with the development do not adversely impact the efficiency and condition of **transport networks** and infrastructure.
PO25 Construction, operation, maintenance and **decommissioning** activities associated with the development do not compromise the safety of users of the **transport network**.
PO26 Development delivers necessary upgrades to the **transport network** to ensure construction activities and ongoing maintenance do not adversely impact **transport networks** and infrastructure.
PO27 Development demonstrates that a safe, viable and practical haulage route can be secured to accommodate the movement of **oversize/overmass** vehicles during construction and ongoing maintenance activities.
PO28 Development provides safe, efficient, and sustainable vehicular access to the site for all vehicle types anticipated through construction, operation, maintenance and **decommissioning**.
Infrastructure
PO29 Development is located and designed to avoid unacceptable impacts resulting from proximity to current or approved **resource activity** or **pipeline** near or on the site.
PO30 Development is serviced by all relevant infrastructure commensurate with its scale and operational requirements.
Decommissioning
PO31 Relevant components of development, both after completion of construction and at cessation of operations, are **decommissioned** in a timely and efficient manner.
PO32 Development **decommissioning** ensures that: • materials removed from site are minimised; • materials that are removed from the site are disposed of at approved disposal facilities capable of receiving the materials; and • opportunities to reuse, recycle and/or repurpose the materials are deployed to the greatest extent feasible.
PO33 Decommissioning at end of operations ensures disturbance footprints are **rehabilitated**, and **waterways** and drainage patterns are reinstated.
PO34 Decommissioning incorporates design features that enable reuse, recycling, and recovery of battery components and associated infrastructure at end-of-life.
PO35 Decommissioning plans are secured by bonds or financial guarantees or other mechanism/s to safeguard compliance.

Reference documents

Department of State Development, Infrastructure and Planning, Planning guideline State code 27: Battery storage facility development.

Glossary of terms

Acoustic quality objective see the Environmental Protection (Noise) Policy 2019.
Note: ***Acoustic quality objective***, for a **sensitive receptor**, means the maximum level of noise that should be experienced in the acoustic environment of the sensitive receptor.

Battery storage device see schedule 24 of the Planning Regulation 2017.
Note: **Battery storage device**-
(a) means plant that –
  (i) converts electricity into stored energy; and
  (ii) releases stored energy as electricity; and
(b) includes any equipment necessary for the operation of the plant.

Bushfire prone area see Part F: Glossary of the State Planning Policy 2017
Note: a bushfire prone area is land that is potentially affected by significant bushfires, including vegetation likely to support a significant bushfire; adjacent land that could be subject to impacts from a significant bushfire (i.e. potential impact buffer) and is:
(a) identified by a local government in a local planning instrument as a bushfire prone area, based on a localised bushfire study, prepared by a suitably qualified person; or
(b) if the local government has not identified bushfire prone areas in a local planning instrument in accordance with (a) above, shown on the SPP IMS as a bushfire prone area.

Battery storage facility see schedule 24 of the Planning Regulation 2017.
Note: **Battery storage facility** means the use of premises for the operation of 1 or more battery storage devices.

Community benefit agreement see the *Planning Act 2016*.
Note: A **community benefit agreement** is an agreement, entered into under this division, about providing a benefit to a community in the locality of development requiring social impact assessment the subject of a development application or change application, including, for example—
(a) providing or contributing towards infrastructure or another thing for the community; or
(b) making a financial contribution to the community.

Decommissioning/decommissioned means the removal, rehabilitation and remediation of the battery storage facility in part, after finalisation of construction, then in entirety at cessation of operations. Decommissioning will be in accordance with strategies prepared by proponents and all decommissioning activities undertaken at full cost to proponents/operators.

Environment see the *Environmental Protection Act 1994*, section 8**.**
Note: **Environment** includes—
(a) ecosystems and their constituent parts, including people and communities; and
(b) all natural and physical resources; and
(c) the physical characteristics of locations, places and areas, however large or small; and
(d) the physical surroundings of people, including the land, waters, atmosphere, climate, sound, odours and tastes; and
(e) the social, economic, aesthetic and cultural conditions that affect, or are affected by, things mentioned in paragraphs (a) to (d).

High ecological value means Matters of State Environmental Significance (MSES) as defined under Schedule 2 of the Queensland Environmental Offsets Regulation 2014.

Note: These matters can exist on publicly available resources such as Queensland Globe or be identified by a suitably qualified ecologist during a flora and/or fauna survey. Examples of MSES include, but are not limited to, threatened wildlife habitat and/or known populations under the *Nature Conservation Act 1992* (e.g. wildlife habitat for threatened or Special Least Concern (SLC) species, essential habitat, koala habitat etc.), protected areas such as National Parks and Endangered or Of Concern remnant regional ecosystems.

High erosion risk see glossary of terms in IECA Best Practice Erosion and Sediment Control.
Note: A high likelihood of soil erosion resulting from rain, wind or flowing water relative to a given risk rating (such as the various erosion risk ratings presented in Section 4.4 or Chapter 4 of IECA Best Practice Erosion and Sediment Control).

High risk soils means areas with erosive, dispersive, sodic, saline and/or acid sulfate soils.

High quality agricultural land, means strategic cropping land, and priority agricultural areas, or Agricultural Land Classification (ALC) Class A and Class B land identified on the SPP interactive mapping system, Development assessment mapping system (DAMs) or local planning instruments.

Landscape values means areas protected under a regional plan and/or local government planning scheme, such as biodiversity networks, natural economic resource areas (including rural production), **scenic amenity**

areas and landscape heritage areas.

Natural hazards see Part F: Glossary of the State Planning Policy 2017.
Note: Natural hazard means a naturally occurring situation or condition, such as a flood, bushfire, landslide, coastal erosion or storm-tide inundation, with the potential for loss or harm to the community, property or environment.

Oversize/overmass vehicle means a heavy vehicle or combination which alone, or together with its load, exceeds prescribed mass or dimension requirements, and is a heavy vehicle carrying, or designed for the purpose of carrying, a large indivisible item.

Pipeline see the *Petroleum and Gas (Production and Safety) Act 2004,* chapter 1, section 16.
Note: A ***pipeline*** is a pipe, or system of pipes, for transporting—
(a) generally—petroleum, fuel gas, produced water, prescribed storage gases or regulated hydrogen; and
(b) GHG streams; and
(c) substances prescribed under section 402 of the *Petroleum and Gas (Production and Safety) Act 2004*.

Protected wildlife means native wildlife that is prescribed under the *Nature Conservation Act 1992* as extinct wildlife, extinct in the wild wildlife, critically endangered wildlife, endangered wildlife, vulnerable wildlife, near threatened wildlife, least concern wildlife and special least concern plants or animals under the Nature Conservation (Animals) Regulation 2020 and Nature Conservation (Plants) Regulation 2020.

Rehabilitate/Rehabilitated means restoration of areas of disturbance created for the construction of and operations of a battery storage facility. Rehabilitate means the act of undertaking a range of activities that collectively endeavor to return the landscape (over time) back to its condition prior to the battery storage facility land use. These activities aim to achieve a safe, stable, non-polluting and sustainable landform (over time) through methods including, but not limited to:
1. **decommissioning** and removal of infrastructure;
2. remodifying some areas of civil works;
3. replanting with native vegetation species;
4. installation of habitat elements (e.g. fallen woody debris);
5. watering to enhance planting survival rates;
6. weed and pest management;
7. monitoring and reporting.

Resource activity see the *Regional Planning Interests Act 2014,* Part 1, Division 3, Subdivision 3, Section 12.
Note: **Resource Act** and **Resource Activity** includes—
(1) A ***resource Act*** is any of the following—
(a) *Geothermal Energy Act 2010*;
(b) *Greenhouse Gas Storage Act 2009*;
(c) *Mineral Resources Act 1989*;
(d) *Petroleum Act 1923*;
(e) *Petroleum and Gas (Production and Safety) Act 2004*.

(2) A ***resource activity*** is—
(a) an activity for which a resource authority is required to lawfully carry out; or
(b) for a provision about a resource authority or proposed resource authority—an authorised activity for the authority or proposed authority (if granted) under the relevant resource Act.

Scenic amenity means a measure of the relative contribution of each place in the landscape to the collective appreciation of open space as viewed from places that are important to the public.

Sensitive land uses see schedule 24 of the Planning Regulation 2017.
Note: **Sensitive land use** means any of the following as defined in the Planning Regulation 2017:
1. caretakers accommodation
2. child care centre
3. community care centre
4. community residence
5. detention facility
6. dual occupancy
7. dwelling house
8. dwelling unit
9. educational establishment
10. health care services
11. hospital
12. hotel
13. multiple dwelling
14. non-resident workforce accommodation

15. relocatable home park
16. residential care facility
17. resort complex
18. retirement facility
19. rooming accommodation
20. rural workers' accommodation
21. short-term accommodation
22. tourist park
23. workforce accommodation.

Sensitive receptor means an area or place where noise is measured as defined by schedule 1 of the Environmental Protection (Noise) Policy 2019.

Social impact see the *Planning Act 2016*.
Note: ***Social impact***, in relation to development requiring social impact assessment, means the potential impact of the development on the social environment of a community in the locality of the development, including the potential impact of the development on—
(a) the physical or mental wellbeing of members of the community; and
(b) the livelihood of members of the community and
(c) the values of the community; and
(d) the provision of services to the community, including, for example, educational services, emergency services or health services.

Stock route network see the *Stock Route Management Act 2002*, schedule 3.
Note: ***Stock route network*** means the network of stock routes and reserves for travelling stock in the State.

Transport networks mean the series of connected routes, corridors and transport facilities required to move goods and passengers and includes roads, railways, public transport routes (for example, bus routes), active transport routes (for example, cycle ways), freight routes and local, state and privately owned infrastructure.

Waterway see the *Fisheries Act 1994*.
Note: **Waterway** includes a river, creek, stream, watercourse, drainage feature or inlet of the sea.

Appendix 1: Development requiring SARA assessment

Table 1: Assessment manager role

Matters of state interest	Development type	Relevant provisions of the Regulation*	Assessment paths available	Relevant state codes
Aquaculture	Material change of use	Schedule 10 part 6, div 1, sub 2, table 1	Standard	State code 17: Aquaculture
Environmentally relevant activities	Material change of use	Schedule 10, part 5, div 3, table 1	Standard	State code 22: Environmentally relevant activities
Declared fish habitat areas	Operational work	Schedule 10, part 6, div 2, sub 2, table 1	Standard	State code 12: Development in a declared fish habitat area
Marine plants	Operational work	Schedule 10, part 6, div 3, sub 2, table 1	Standard	State code 11: Removal, destruction or damage or marine plants
Waterway barrier works	Operational work	Schedule 10, part 6, div 4, sub 2, table 1	Standard	State code 18: Constructing or raising waterway barrier works in fish habitats
Native vegetation clearing	Operational work	Schedule 10, part 3, div 3, table 1	FastTrack5	Refer to Appendix 2: FastTrack5 qualifying criteria for this trigger
			Standard	State code 16: Native vegetation clearing
Queensland heritage	Various aspects of development	Schedule 10, part 8, div 2, sub 2, table 1 Schedule 10, part 8, div 2, sub 2, table 2	Standard	State code 14: Queensland heritage
Tidal works or development in a coastal management district	Operational work	Schedule 10, part 17, div 2, table 1	Standard	State code 8: Coastal development and tidal works
Taking or interfering with water	Operational work	Schedule 10, part 19, div 1, sub 2, table 1	Standard	State code 10: Taking or interfering with water
Removing quarry material	Various aspects of development	Schedule 10, part 19, div 2, sub 2, table 1	Standard	State code 15: Removal of quarry material from a watercourse or lake
Wetland protection area	Operational work	Schedule 10, part 20, div 3, table 1	Standard	State code 9: Great Barrier Reef wetland protection areas
Referable dams	Operational work	Schedule 10, part 19, div 3, sub 2, table 1	Standard	State code 20: Referable dams

Matters of state interest	Development type	Relevant provisions of the Regulation*	Assessment paths available	Relevant state codes
Hazardous chemical facilities	Material change of use	Schedule 10, part 7, div 2, table 1	Standard	State code 21: Hazardous chemical facilities
Wind farms	Material change of use	Schedule 10, part 21, div 2, table 1	Impact assessment	State code 23: Wind farm development State code 27: Battery storage facility development (where wind farm use includes ancillary facilities or devices for storing and releasing energy)
Koalas	Various aspects of development	Schedule 10, part 10, div 3, sub 2, table 1	Standard	State code 25: Development in South East Queensland koala habitat areas
	Various aspects of development	Schedule 10, part 10, div 4, sub 2, table 1	Standard	State code 25: Development in South East Queensland koala habitat areas
Solar farms	Material change of use	Schedule 10, part 16AA, div 2, table 1	Impact assessment	State code 26: Solar farm development State code 27: Battery storage facility development (where solar farm use includes ancillary facilities or devices for storing and releasing energy)
Battery storage facility	Material change of use	Schedule 10, part 2, div 2, table 1	Impact assessment	State code 27: Battery storage facility development

Table 2: Referral agency role

Matters of state interest	Development type	Relevant provisions of the Regulation	Assessment paths available	Relevant state codes
Aquaculture	Material change of use	Schedule 10, part 6, div 1, sub 3, table 1	Standard	State code 17: Aquaculture
Environmentally relevant activities	Material change of use	Schedule 10, part 5, div 4, table 2	Standard	State code 22: Environmentally relevant activities
Declared fish habitat area	Building work	Schedule 9, part 3, div 1, table 2	Standard	State code 12: Development in a declared fish habitat area
	Operational work	Schedule 10, part 6, div 2, sub 3, table 1	Standard	
Marine plants	Operational work	Schedule 10, part 6, div 3, sub 3, table 1	Standard	State code 11: Removal, destruction or damage of marine plants
	Reconfiguring a lot where involving	Schedule 10, part 6, div 3, sub 3, table 2	Standard	

Matters of state interest	Development type	Relevant provisions of the Regulation	Assessment paths available	Relevant state codes
	operational work for the removal, destruction or damage to marine plants			
	Material change of use where involving operational work for the removal, destruction or damage to marine plants	Schedule 10, part 6, div 3, sub 3, table 2	Standard	
Native vegetation clearing	Reconfiguring a lot	Schedule 10, part 3, div 4, table 2	Standard	State code 16: Native vegetation clearing
	Operational work	Schedule 10, part 3, div 4, table 1	Standard	
	Material change of use	Schedule 10, part 3, div 4, table 3	Standard	
Queensland heritage	Various aspects of development	Schedule 10, part 8, div 2, sub 3, table 1 Schedule 10, part 8, div 2, sub 3, table 2	Standard	State code 14: Queensland heritage
Tidal works or work in a coastal management district	Material change of use	Schedule 10, part 17, div 3, table 6	Standard	State code 8: Coastal development and tidal works
	Reconfiguring a lot	Schedule 10, part 17, div 3, table 5	Standard	State code 8: Coastal development and tidal works
	Operational work	Schedule 10, part 17, div 3, table 1	FastTrack5	Refer to Appendix 2: FastTrack5 qualifying criteria for this trigger
			Standard	State code 8: Coastal development and tidal works
	Building work	Schedule 9, part 3, div 1, table 1	Standard	State code 8: Coastal development and tidal works
Taking or interfering with water	Operational work	Schedule 10, part 19, div 1, sub 3, table 1	Standard	State code 10: Taking or interfering with water
Removing quarry material	All aspects of development	Schedule 10, part 19, div 2, sub 3, table 1	Standard	State code 15: Removal of quarry material from a watercourse or lake

Matters of state interest	Development type	Relevant provisions of the Regulation	Assessment paths available	Relevant state codes
Category 3 levees	Operational work	Schedule 10, part 19, div 4, sub 3, table 1	Standard	State code 19: Category 3 levees
Waterway barrier works	Operational work	Schedule 10, part 6, div 4, sub 3, table 1	Standard	State code 18: Construction or raising waterway barrier works in fish habitats
Wetland protection area	Reconfiguring a lot	Schedule 10, part 20, div 4, table 2	Standard	State code 9: Great Barrier Reef wetland protection areas
	Material change of use	Schedule 10, part 20, div 4, table 3	Standard	
	Operational work	Schedule 10, part 20, div 4, table 1	Standard	
Unexploded ordnance	Reconfiguring a lot	Schedule 10, part 4, div 3, table 1	Standard	State code 13: Unexploded ordnance
	Material change of use	Schedule 10, part 4, div 3, table 1	Standard	State code 13: Unexploded ordnance
Referable dams	Operational work	Schedule 10, part 19, div 3, sub 3, table 1	Standard	State code 20: Referable dams
Maritime safety	Operational work	Schedule 10, part 17, div 3, table 2	FastTrack5	Refer to Appendix 2: FastTrack5 qualifying criteria for this trigger
			Standard	State code 7: Maritime safety
State transport corridors	Building work	Schedule 9, part 3, div 1, table 3 Schedule 9, part 3, div 1, table 4	FastTrack5	Refer to Appendix 2: FastTrack5 qualifying criteria for this trigger
			Standard	If near a state controlled road or future state controlled road: State code 1: Development in a state-controlled road environment If near a railway corridor or future railway corridor: State code 2: Development in a railway environment If near a busway corridor or future busway corridor: State code 3: Development in a busway environment If near a light rail corridor or future light rail corridor: State code 4: Development in a light rail environment
	Reconfiguring a lot	Schedule 10, part 9, div 4, sub 2, table 1	FastTrack5	Refer to Appendix 2: FastTrack5 qualifying criteria for this trigger
			Standard	If near a state controlled road or future state controlled road:

Matters of state interest	Development type	Relevant provisions of the Regulation	Assessment paths available	Relevant state codes
		Schedule 10, part 9, div 4, sub 2, table 2 Schedule 10, part 9, div 4, sub 2, table 3		State code 1: Development in a state-controlled road environment If near a railway corridor or future railway corridor: State code 2: Development in a railway environment If near a busway corridor or future busway corridor: State code 3: Development in a busway environment If near a light rail corridor or future light rail corridor: State code 4: Development in a light rail environment
	Material change of use	Schedule 10, part 9, div 4, sub 2, table 4	FastTrack5	Refer to Appendix 2: FastTrack5 qualifying criteria for this trigger
			Standard	If near a state controlled road or future state controlled road: State code 1: Development in a state-controlled road environment If near a railway corridor or future railway corridor: State code 2: Development in a railway environment If near a busway corridor or future busway corridor: State code 3: Development in a busway environment If near a light rail corridor or future light rail corridor: State code 4: Development in a light rail environment
	Operational work	Schedule 10, part 9, div 4, sub 2, table 5 Schedule 10, part 9, div 4, sub 2, table 6	FastTrack5	Refer to Appendix 2: FastTrack5 qualifying criteria for this trigger
			Standard	If near a state controlled road or future state controlled road: State code 1: Development in a state-controlled road environment If near a railway corridor or future railway corridor: State code 2: Development in a railway environment If near a busway corridor or future busway corridor: State

Matters of state interest	Development type	Relevant provisions of the Regulation	Assessment paths available	Relevant state codes
				code 3: Development in a busway environment If near a light rail corridor or future light rail corridor: State code 4: Development in a light rail environment
State transport infrastructure (thresholds)	Various aspects of development	Schedule 10, part 9, div 4, sub 1, table 1	Standard	State code 6: Protection of state transport networks
State-controlled transport tunnels	Reconfiguring a lot	Schedule 10, part 9, div 4, sub 3, table 1	FastTrack5	Refer to Appendix 2: FastTrack5 qualifying criteria for this trigger
			Standard	State code 5: Development in a state-controlled transport tunnel environment
	Material change of use	Schedule 10, part 9, div 4, sub 3, table 2	FastTrack5	Refer to Appendix 2: FastTrack5 qualifying criteria for this trigger
			Standard	State code 5: Development in a state-controlled transport tunnel environment
	Operational work	Schedule 10, part 9, div 4, sub 3, table 3	FastTrack5	Refer to Appendix 2: FastTrack5 qualifying criteria for this trigger
			Standard	State code 5: Development in a state-controlled transport tunnel environment
Brisbane core port land	Operational work – near a state transport corridor	Schedule 10, part 13, div 1, sub 2, table 2	FastTrack5	Refer to Appendix 2: FastTrack5 qualifying criteria for this trigger
				If near a state controlled road or future state controlled road: State code 1: Development in a state-controlled road environment If near a railway corridor or future railway corridor: State code 2: Development in a railway environment If near a busway corridor or future busway corridor: State code 3: Development in a busway environment If near a light rail corridor or future light rail corridor: State code 4: Development in a light rail environment

Matters of state interest	Development type	Relevant provisions of the Regulation	Assessment paths available	Relevant state codes
	Operational work – near a future state transport corridor	Schedule 10, part 13, div 1, sub 2, table 3	Standard	If near a state controlled road or future state controlled road: State code 1: Development in a state-controlled road environment If near a railway corridor or future railway corridor: State code 2: Development in a railway environment If near a busway corridor or future busway corridor: State code 3: Development in a busway environment If near a light rail corridor or future light rail corridor: State code 4: Development in a light rail environment
	Material change of use – near a state transport corridor or that is a future state transport corridor	Schedule 10, part 13, div 1, sub 2, table 4	FastTrack5	Refer to Appendix 2: FastTrack5 qualifying criteria for this trigger
			Standard	If near a state controlled road or future state controlled road: State code 1: Development in a state-controlled road environment If near a railway corridor or future railway corridor: State code 2: Development in a railway environment If near a busway corridor or future busway corridor: State code 3: Development in a busway environment If near a light rail corridor or future light rail corridor: State code 4: Development in a light rail environment
	Material change of use of premises for an environmentally relevant activity	Schedule 10, part 13, div 1, sub 2, table 6	Standard	State code 22: Environmentally relevant activities
	Material change of use or operational work – tidal works or works in a coastal	Schedule 10, part 13, div 1, sub 2, table 7	Standard	State code 8: Coastal development and tidal works

Matters of state interest	Development type	Relevant provisions of the Regulation	Assessment paths available	Relevant state codes
	management district			
	Material change of use – hazardous chemical facility	Schedule 10, part 13, div 1, sub 2, table 8	Standard	State code 21: Hazardous chemical facilities
	Operational work – taking or interfering with water	Schedule 10, part 13, div 1, sub 2, table 9	Standard	State code 10: Taking or interfering with water
	Operational work – referable dams	Schedule 10, part 13, div 1, sub 2, table 10	Standard	State code 20: Referable dams
	Material change of use or operational work – relating to fisheries	Schedule 10, part 13, div 1, sub 2, table 11	Standard	State code 12: Development in a declared fish habitat area OR State code 11: Removal, destruction or damage of marine plants OR State code 17: Aquaculture OR State code 18: Constructing or raising waterway barrier works in fish habitats
	Various development below the high-water mark and within Port of Brisbane's port limits under the *Transport Infrastructure Act 1994*	Schedule 10, part 13, div 2, table 1	Standard	State code 7: Maritime safety
Wind farms	Material change of use	Schedule 10, part 21, div 3, table 1	Standard	State code 23: Wind farm development State code 27: Battery storage facility development (where wind farm use includes ancillary facilities or devices for storing and releasing energy)
Koalas	Various aspects of development	Schedule 10, part 10, div 3, sub 3, table 1	Standard	State code 25: Development in South East Queensland koala habitat areas
	Various aspects of development	Schedule 10, part 10, div 4, sub 3, table 1	Standard	State code 25: Development in South East Queensland koala habitat areas
Solar farms	Material change of use	Schedule 10, part 16AA, div 3, table 1	Standard	State code 26: Solar farm development State code 27: Battery storage facility development (where

Matters of state interest	Development type	Relevant provisions of the Regulation	Assessment paths available	Relevant state codes
				solar farm use includes ancillary facilities or devices for storing and releasing energy)
Battery storage facility	Material change of use	Schedule 10, part 2, div 3, table 1	Standard	State code 27: Battery storage facility development

Appendix 2: FastTrack5 qualifying criteria

Introduction

The FastTrack5 framework is a streamlined SARA referral and assessment process that allows aspects of development subject to selected triggers to be assessed and decided quickly by SARA, and to be subject to a reduced fee. Appendix 2 includes the qualifying criteria for each of those triggers eligible for assessment under the SARA FastTrack5 framework (summarised below).

For each eligible trigger, the qualifying criteria checklists are provided to enable applicants to self-determine whether or not a triggered aspect of development qualifies for FastTrack5 assessment. Having confirmed that the relevant aspect of the development meets the SARA FastTrack5 qualifying criteria, SARA can quickly assess and provide a referral response or decisions for a FastTrack5 eligible aspect of the development within five days of acceptance that the aspect of development meets the qualifying criteria. Applications that qualify for SARA FastTrack5 assessment will not be subject to an information request and standard conditions will generally be applied.

SARA FastTrack5 triggers and qualifying criteria

Trigger	Checklist name
Schedule 9, part 3, division 1, table 3 (building work under the Building Act that is near a state transport corridor)	FastTrack5 qualifying criteria checklist 1: State transport corridors (material change of use, operational works, building work)
Schedule 10, part 9, division 4, subdivision 2, table 4 (material change of use of premises near a state transport corridor or that is a future state transport corridor)	
Schedule 10, part 9, division 4, subdivision 2, table 5 (operational work on premises near a state transport corridor)	
Schedule 10, part 13, division 1, subdivision 2, table 2 (operational work on premises near a state transport corridor that is on Brisbane core port land)	
Schedule 10, part 13, division 1, subdivision 2, table 4 (material change of use on premises near a state transport corridor that is on Brisbane core port land)	
Schedule 10, part 9, division 4, subdivision 2, table 1 (reconfiguring a lot near a state transport corridor)	FastTrack5 qualifying criteria checklist 2: State transport corridors (reconfiguring a lot)
Schedule 10, part 9, division 4, subdivision2, table 3 (reconfiguring a lot that is near a state-controlled road intersection)	
Schedule 10, part 9, division 4, subdivision 3, table 1 (reconfiguring a lot near a state-controlled transport tunnel)	FastTrack5 qualifying criteria checklist 3: State-controlled transport tunnels

Trigger	Checklist name
Schedule 10, part 9, division 4, subdivision 3, table 2 (material change of use near a state-controlled transport tunnel or in a future state-controlled transport tunnel)	(reconfiguring a lot, material change of use, operational works)
Schedule 10, part 9, division 4, subdivision 3, table 3 (operational work near a state-controlled transport tunnel or in a future state-controlled transport tunnel).	
Schedule 10, part 17, division 3, table 2 (tidal works)	FastTrack5 qualifying criteria checklist 4: Tidal works – impacts on maritime safety (operational work)
Schedule 10, part 17, division 3, table 1 (tidal works)	FastTrack5 qualifying criteria checklist 5: Tidal works – coastal protection (operational work)
Schedule 10, part 3, division 3, table 1 (operational work for managing thickened vegetation as defined under the *Vegetation Management Act 1999*).	FastTrack5 qualifying criteria checklist 6: Clearing native vegetation to manage thickened vegetation (operational work)

FastTrack5 qualifying criteria checklist 1

State transport corridor (material change of use, operational works, building works)
This form must be used when seeking a FastTrack5 assessment pathway for the following triggers:

1. schedule 10, part 9, division 4, subdivision 2, table 4 (material change of use of premises near a state transport corridor or that is a future state transport corridor);
2. schedule 10, part 9, division 4, subdivision 2, table 5 (operational work on premises near a state transport corridor);
3. schedule 9, part 3, division 1, table 3 (building work under the Building Act that is near a state transport corridor);
4. schedule 10, part 13, division 1, subdivision 2, table 2 (operational work on premises near a state transport corridor that is on Brisbane core port land);
5. schedule 10, part 13, division 1, subdivision 2, table 4 (material change of use on premises near a state transport corridor that is on Brisbane core port land).

When submitting an application containing a FastTrack5 trigger to SARA using MyDAS2, applicants must upload a completed qualifying criteria checklist for each eligible trigger. The responses on the form must demonstrate that the triggered aspect of development meets all qualifying criteria applicable to the relevant eligible trigger.

Applicants should also provide or make reference to any supporting information or material that supports their claim for a FastTrack5 assessment.

When seeking FastTrack5 assessment for eligible triggers, you must:

1. have completed any other forms relevant to your application;
2. upload a completed copy of this form when referring your application using MyDAS2;
3. provide all supporting information required on the form at the time of lodgement – this information will assist SARA in undertaking its FastTrack5 assessment.

All terms used in this form have the meaning given in the Act or the regulation.

Qualifying criteria		Response		Supporting information provided
State transport planning				
1	Is the proposed development located on land identified as: a. required for the **planned upgrade** of a state transport corridor; or b. a future state transport corridor.	**No: Proceed to question 2.** An excerpt from the **DA mapping system** must be provided demonstrating that the subject site is not located: a. on land required for the **planned upgrade** of a state transport corridor; or b. in a future state transport corridor. Note: The **DA mapping system** is available on the department's website.	☐	
		Yes: Application cannot qualify for the FastTrack5 assessment pathway and must follow the standard SARA assessment. Please refer to the relevant SDAP state codes.		
Environmental emissions				
2	Does the proposed development include one or more of the following uses: a. child care centre; b. educational establishment; c. hospital; d. multiple dwelling; e. relocatable home park;	**No: Proceed to question 3.**	☐	
		Yes: Application cannot qualify for the FastTrack5 assessment pathway and must follow the standard SARA assessment. Please refer to the relevant SDAP state codes.		

Qualifying criteria		Response		Supporting information provided
	f. residential care facility; g. resort complex; h. retirement facility; i. rooming accommodation; j. short term accommodation; k. tourist park.			
State transport protection				
3	Does the proposed development include works within 25 metres of a state transport corridor or in a future state transport corridor? Note: Works includes building work and operational work as defined under the Act.	**No: Proceed to question 4.** A site/layout plan must be provided and demonstrate that works are not proposed within 25 metres of a state transport corridor or in a future state transport corridor.	☐	
		Yes: Application cannot qualify for the FastTrack5 assessment pathway and must follow the standard SARA assessment. Please refer to the relevant SDAP state codes.		
4	a. Does the subject site include an overland flow path? Note: An overland flow path is open space floodway channels, road reserves, pavement expanses and other flow paths that convey flows typically in excess of the capacity of the minor drainage system (Road Drainage Manual, July 2015).	**No: Proceed to question 4b.** A site/layout plan must be provided and demonstrate the subject site does not include an overland flow path.	☐	
		Yes: Application cannot qualify for the FastTrack5 assessment pathway and must follow the standard SARA assessment. Please refer to the relevant SDAP state codes.		
	AND			
	b. Is the stormwater point of discharge: i. within 50 metres of a flood hazard area; and ii. the flood hazard area adjoins a state transport corridor or future state transport corridor. Note: Land identified as a 'flood hazard area' is identified in the SPP interactive mapping system or the relevant planning scheme. The stormwater point of discharge is the location at which stormwater leaves the subject site.	**No: Proceed to question 4c.** An excerpt from the SPP interactive mapping system or the relevant planning scheme must be provided and demonstrate: a. the stormwater point of discharge is located 50 metres or more from the flood hazard area; or b. that a flood hazard area does not adjoin a state transport corridor or future state transport corridor. Note: The SPP interactive mapping system is available on the department's website.	☐	
		Yes: Application cannot qualify for the FastTrack5 assessment pathway and must follow the standard SARA assessment. Please refer to the relevant SDAP state codes.		
	AND			
	c. Will the proposed development alter the existing topography (lay of the land) of the subject site resulting in stormwater flowing towards any state transport corridor or future state transport corridor?	**No: Proceed to question 5.** A site/layout plan must be provided and include contour lines demonstrating the subject site, pre and post development, slopes away from any state transport corridor or future state transport corridor.	☐	
		Yes: Application cannot qualify for the FastTrack5 assessment pathway and must follow the standard SARA assessment. Please refer to the relevant SDAP state codes.		
Vehicular access				
		No: Proceed to question 6.	☐	

Qualifying criteria		Response		Supporting information provided
5	a. Does the proposed development: i. propose a 'new or changed access' between the subject site and a state transport corridor; or ii. have an existing access between the subject site and a state transport corridor.	A site/layout plan must be provided and demonstrate the subject site does not have an existing, new or changed access to a state-controlled road.		
		Yes: Proceed to question 5b.		
	AND			
	b. Does the proposed development include an existing access or propose a 'new or changed access' to a: i. busway corridor; ii. light rail corridor; iii. railway corridor.	**No: Proceed to question 5c.** A site/layout plan must be provided and demonstrate that the subject site does not include an existing access or a proposed 'new or changed access' to a: i. busway corridor; ii. light rail corridor; iii. railway corridor.	☐	
		Yes: Application cannot qualify for the FastTrack5 assessment pathway and must follow the standard SARA assessment. Please refer to the relevant SDAP state codes.		
	AND			
	c. Has a permitted road access location approval, under section 62 of the *Transport Infrastructure Act 1994,* been granted by the Department of Transport and Main Roads (DTMR) for the proposed or existing access to the state-controlled road in relation to the proposed development?	**Yes: Proceed to question 6.** A copy of the section 62 approval granted by DTMR must be provided. The development which is the subject of the application must be of an equivalent use and intensity for which the section 62 approval was issued, and the section 62 approval must have been granted no more than 5 years prior to the lodgement of the application.	☐	
		No: Application cannot qualify for the FastTrack5 assessment pathway and must follow the standard SARA assessment. Please refer to the relevant SDAP state codes.		
6	Does the proposed development include a 'new or changed' access onto a local government road within 100 metres of an intersection with a state-controlled road?	**No: Proceed to question 7.** An excerpt from the **DA mapping system** must be provided demonstrating that any access onto a local government road is not located within 100 metres of an intersection with a state-controlled road. The development which is the subject of the application must also be of an equivalent use and intensity to the existing development. Note: The **DA mapping system** is available on the department's website.	☐	
		Yes: Application cannot qualify for the FastTrack5 assessment pathway and must follow the standard SARA assessment. Please refer to the relevant SDAP state codes.		
7	Does the proposed development include a 'new or changed'	**No: Application is eligible for FastTrack5 assessment.**	☐	

Qualifying criteria		Response		Supporting information provided
	access onto a local government road within 100 metres of a railway crossing?	A site/layout plan must be provided and demonstrate that any access onto a local government road is not located within 100 metres of an intersection with a railway crossing. The development which is the subject of the application must also be of an equivalent use and intensity to the existing development.		
		Yes: Application cannot qualify for the FastTrack5 assessment pathway and must follow the standard SARA assessment. Please refer to the relevant SDAP state codes.		

Glossary of terms

DA mapping system means the mapping system containing the Geographic Information System mapping layers kept, prepared or sourced by the state that relate to development assessment and matters of interest to the state in assessing development applications.
Note: The **DA mapping system** is available on the department's website.

New or changed access see schedule 24 of the Planning Regulation 2017.
Note: **new or changed access**, between premises and a road or State transport corridor, means—

1. the use of a new location as a relevant vehicular access between the premises and the road or corridor; or
2. the construction of a new relevant vehicular access between the premises and the road or corridor; or
3. the extension of an existing relevant vehicular access between the premises and the road or corridor; or Example for paragraph (c)— widening a driveway to allow access by a wide-turning vehicle
4. an increase in the number of vehicles regularly using an existing relevant vehicular access between the premises and the road or corridor; or
5. a change in the type of vehicles regularly using an existing relevant vehicular access between the premises and the road or corridor.

Planned upgrade means an extension, upgrade, or duplication of state transport infrastructure or transport networks for which affected land has been identified:
1. in a publicly available government document; or
2. in written advice to affected land owners.

Note: Government documents are Commonwealth, state or local government documents that include a statement of intent for, or a commitment to, a planning outcome or infrastructure provision.
See the **DA mapping system**.

FastTrack5 qualifying criteria checklist 2

State transport corridor (reconfiguring a lot)

This form must be used when seeking a FastTrack5 assessment pathway for the following triggers:

1. schedule 10, part 9, division 4, subdivision 2, table 1 (reconfiguring a lot near a state transport corridor);
2. schedule 10, part 9, division 4, subdivision 2, table 3 (reconfiguring a lot that is near a state-controlled road intersection).

When submitting an application containing a FastTrack5 trigger to SARA using MyDAS2, applicants must upload a completed qualifying criteria checklist for each eligible trigger. The responses on the form must demonstrate that the triggered aspect of development meets all qualifying criteria applicable to the relevant eligible trigger.

Applicants should also provide or make reference to any supporting information or material that supports their claim for a FastTrack5 assessment.

When seeking FastTrack5 assessment for eligible triggers, you must:

1. have completed any other forms relevant to your application;
2. upload a completed copy of this form when referring your application using MyDAS2;
3. provide all supporting information required on the form at the time of lodgement – this information will assist SARA in undertaking its FastTrack5 assessment.

Where not defined, all terms have the meaning given in the Act or the regulation.

Volumetric subdivision only:

Qualifying criteria		Response		Supporting information provided
Volumetric subdivision				
1	Is the proposed development solely for the purpose of an above ground volumetric subdivision?	**Yes: Application is eligible for FastTrack5 assessment.** The application is eligible for FastTrack5 assessment. No further assessment against the remaining criteria is required.	☐	
		No: Application cannot qualify for the FastTrack5 assessment pathway and must follow the standard SARA assessment. Please refer to the relevant SDAP state codes.		

All other development:

Qualifying criteria		Response		Supporting information provided
State transport planning				
1	Is the proposed development located on land identified as: a. required for the **planned upgrade** of a state transport corridor; or b. a future state transport corridor.	**No: Proceed to question 2.** An excerpt from the **DA mapping system** must be provided and demonstrate the subject site is not located: a. on land required for the planned upgrade of a state transport corridor; or b. on a future state transport corridor. Note: The **DA mapping system** is available on the department's website.	☐	
		Yes: Application cannot qualify for the FastTrack5 assessment pathway and must follow the standard SARA assessment. Please refer to the relevant SDAP state codes.		

Qualifying criteria		Response		Supporting information provided
State transport protection				
2	Does the proposed development result in works within 25 metres of a state transport corridor or in a future state transport corridor? Note: Works includes building work and operational work as defined under the Act.	**No: Proceed to question 3.** A site/layout plan must be provided and demonstrate that works are not proposed within 25 metres of a state transport corridor or in a future state transport corridor.	☐	
		Yes: Application cannot qualify for the FastTrack5 assessment pathway and must follow the standard SARA assessment. Please refer to the relevant SDAP state codes.		
3	a. Does the subject site include an **overland flow path**? Note: An overland flow path is open space floodway channels, road reserves, pavement expanses and other flow paths that convey flows typically in excess of the capacity of the minor drainage system (Road Drainage Manual, July 2015).	**No: Proceed to question 3b.** A site/layout plan must be provided and demonstrate the subject site does not include an **overland flow path**.	☐	
		Yes: Application cannot qualify for the FastTrack5 assessment pathway and must follow the standard SARA assessment. Please refer to the relevant SDAP state codes.		
	AND			
	b. Is the stormwater point of discharge: i. within 50 metres of a flood hazard area; ii. the flood hazard area adjoins a state transport corridor or future state transport corridor. Note: Land identified as a 'flood hazard area' is identified in the SPP interactive mapping system or the relevant planning scheme. The stormwater point of discharge is the location at which stormwater leaves the subject site.	**No: Proceed to question 3c.** An excerpt from the SPP interactive mapping system or the relevant planning scheme must be provided and demonstrate that: a. the stormwater point of discharge is located 50 metres or more from the flood hazard area; or b. that a flood hazard area does not adjoin a state transport corridor or future state transport corridor. Note: The SPP interactive mapping system is available on the department's website.	☐	
		Yes: Application cannot qualify for the FastTrack5 assessment pathway and must follow the standard SARA assessment. Please refer to the relevant SDAP state codes.		
	AND			
	c. Will the proposed development result in or require an alteration to the existing topography (lay of the land) of the subject site resulting in stormwater flowing towards a state transport corridor or future state transport corridor?	**No: Proceed to question 3.** A site/layout plan must be provided and include contour lines demonstrating the subject site, pre and post development, slopes away from any state transport corridor or future state transport corridor.	☐	
		Yes: Application cannot qualify for the FastTrack5 assessment pathway and must follow the standard SARA assessment. Please refer to the relevant SDAP state codes.		
Vehicular access				
4	a. Does the proposed development: i. propose a **new or changed access** between the subject site and a state transport corridor; or ii. have an existing access between the subject site	**No: Proceed to question 5.** A site/layout plan must be provided and demonstrate the subject site does not have an existing, **new or changed access** to a state-controlled road.	☐	
		Yes: Proceed to question 4b.		

Qualifying criteria		Response		Supporting information provided
	and a state transport corridor. AND			
	b. Does the proposed development include an existing access or propose a **new or changed access** to a: i. busway corridor; ii. light rail corridor; iii. railway corridor. AND	**No: Proceed to question 4c.** A site/layout plan must be provided and demonstrate the subject site does not include an existing access or a proposed **new or changed access** to a: i. busway corridor; ii. light rail corridor; iii. railway corridor.		
		Yes: Application cannot qualify for the FastTrack5 assessment pathway and must follow the standard SARA assessment. Please refer to the relevant SDAP state codes.		
	c. Has a permitted road access location approval, under section 62 of the *Transport Infrastructure Act 1994,* been granted by the Department of Transport and Main Roads (DTMR) for the proposed or existing access to the state-controlled road in relation to the proposed development?	**Yes: Proceed to question 5.** A copy of the section 62 approval granted by DTMR must be provided. The development which is the subject of the application must be of an equivalent use and intensity for which the section 62 approval was issued, and the section 62 approval must have been granted no more than five years prior to the lodgement of the application.	☐	
		No: Application cannot qualify for the FastTrack5 assessment pathway and must follow the standard SARA assessment. Please refer to the relevant SDAP state codes.		
5	Does the proposed development include a **new or changed** access onto a local government road within 100 metres of an intersection with a state-controlled road?	**No: Proceed to question 6.** An excerpt from the **DA mapping system** must be provided demonstrating that any access onto a local government road is not located within 100 metres of an intersection with a state-controlled road. The development which is the subject of the application must also be of an equivalent use and intensity to the existing development. Note: The **DA mapping system** is available on the department's website.	☐	
		Yes: Application cannot qualify for the FastTrack5 assessment pathway and must follow the standard SARA assessment. Please refer to the relevant SDAP state codes.		
6	Does the proposed development include a **new or changed** access onto a local government road within 100 metres of a railway crossing?	**No: Application is eligible for FastTrack5 assessment.** A site/layout plan must be provided and demonstrate that any access onto a local government road is not located within 100 metres of an intersection with a railway crossing. The development which is the subject of the application must also be of an equivalent use and intensity to the existing development.	☐	
		Yes: Application cannot qualify for the FastTrack5 assessment pathway and must follow the standard SARA assessment. Please refer to the relevant SDAP state codes.		

Glossary of terms

DA mapping system means the mapping system containing the Geographic Information System mapping layers kept, prepared or sourced by the state that relate to development assessment and matters of interest to the state in assessing development applications.
Note: The **DA mapping system** is available on the department's website

New or changed access see the Planning Regulation 2017, schedule 26.
Note**: New or changed access** between premises and a road or State transport corridor, means-

1. the use of a new location as a relevant vehicular access between the premises and the road or corridor; or
2. the construction of a new relevant vehicular access between the premises and the road or corridor; or
3. an extension of an existing relevant vehicular access between the premises and the road or corridor; or
   Example for paragraph c- widening a driveway to allow access by wide turning vehicle
4. an increase in the number of vehicles regularly using an existing relevant vehicular access between the premises and the road or corridor; or
5. a change in the type of vehicles regularly using an existing relevant vehicular access between the premises and the road or corridor.

Overland flow path means open space floodway channels, road reserves, pavement expanses and other flow paths that convey flows typically in excess of the capacity of the minor drainage system (Road Drainage Manual, July 2015).

Planned upgrade means an extension, upgrade, or duplication of state transport infrastructure or transport networks for which affected land has been identified:

1. in a publicly available government document; or
2. in written advice to affected land owners.

Note: Government documents are Commonwealth, state or local government documents that include a statement of intent for, or a commitment to, a planning outcome or infrastructure provision.
See the **DA mapping system**.

Stormwater point of discharge means the location at which stormwater leaves the subject site.

FastTrack5 qualifying criteria checklist 3

State-controlled transport tunnel (reconfiguring a lot, material change of use, operational works)

This form must be used when seeking a FastTrack5 assessment pathway for the following triggers:

1. schedule 10, part 9, division 4, subdivision 3, table 1 (reconfiguring a lot near a state-controlled transport tunnel);
2. schedule 10, part 9, division 4, subdivision 3, table 2 (material change of use near a state-controlled transport tunnel or in a future state-controlled transport tunnel);
3. schedule 10, part 9, division 4, subdivision 3, table 3 (operational work near a state-controlled transport tunnel or in a future state-controlled transport tunnel).

When submitting an application containing a FastTrack5 trigger to SARA using MyDAS2, applicants must upload a completed qualifying criteria checklist for each eligible trigger. The responses on the form must demonstrate that the triggered aspect of development meets all qualifying criteria applicable to the relevant eligible trigger.

Applicants should also provide or make reference to any supporting information or material that supports their claim for a FastTrack5 assessment.

When seeking FastTrack5 assessment for eligible triggers, you must:

1. have completed any other forms relevant to your application;
2. upload a completed copy of this form when referring your application using MyDAS2;
3. provide all supporting information required on the form at the time of lodgement – this information will assist SARA in undertaking its FastTrack5 assessment.

Where not defined, all terms have the meaning given in the Act or the regulation.

Qualifying criteria		Response		Supporting information provided
State transport planning				
1	Is the proposed development located on land identified as a: a. state-controlled transport tunnel; or b. future state-controlled transport tunnel.	**No: Proceed to question 2.** An excerpt from the DA mapping system must be provided and demonstrate the subject site is not located on land identified as a: a. state-controlled transport tunnel; or b. future state-controlled transport tunnel. Note: The **DA mapping system** is available on the department's website.	☐	
		Yes: Application cannot qualify for the FastTrack5 assessment pathway and must follow the standard SARA assessment. Please refer to the relevant SDAP state codes.		
Environmental emissions				
2	Does the proposed development include one or more of the following uses: a. accommodation activity; b. child care centre; c. educational establishment; d. hospital.	**No: Proceed to question 3.**	☐	
		Yes: Application cannot qualify for the FastTrack5 assessment pathway and must follow the standard SARA assessment. Please refer to the relevant SDAP state codes.		
State transport protection				
3	Does the proposed development include works on or within	**No: Proceed to question 4.**	☐	

	Qualifying criteria	Response		Supporting information provided
	50 metres of a state-controlled transport tunnel or future state-controlled transport tunnel? Note: Works includes building work and operational work as defined under the Act.	A site/layout plan must be provided and demonstrate that works are not proposed within 50 metres of a state-controlled transport tunnel or a future state-controlled transport tunnel.		
		Yes: Application cannot qualify for the FastTrack5 assessment pathway and must follow the standard SARA assessment. Please refer to the relevant SDAP state codes.		
4	a. Does the subject site include an **overland flow path**?	**No: Proceed to question 4b.** A site/layout plan must be provided and demonstrate the subject site does not include an **overland flow path.**	☐	
		Yes: Application cannot qualify for the FastTrack5assessment pathway and must follow the standard SARA assessment. Please refer to the relevant SDAP state codes.		
	AND			
	b. Is the **stormwater point of discharge**: i. within 50 metres of a flood hazard area; ii. the flood hazard area adjoins a state-controlled transport tunnel or future state-controlled transport tunnel. Note: Land identified as a 'flood hazard area' is identified in the SPP interactive mapping system or the relevant planning scheme.	**No: Proceed to question 4c.** An excerpt from the SPP interactive mapping system or the relevant planning scheme must be provided and demonstrate that: a. the **stormwater point of discharge** is located 50 metres or more from the flood hazard area; or b. that a flood hazard area does not adjoin a state-controlled transport tunnel or future state-controlled transport tunnel. Note: The SPP interactive mapping system is available on the department's website.	☐	
		Yes: Application cannot qualify for the FastTrack5assessment pathway and must follow the standard SARA assessment. Please refer to the relevant SDAP state codes.		
	AND			
	c. Will the proposed development alter the existing topography (lay of the land) of the subject site resulting in stormwater flowing towards a state-controlled transport tunnel or future state-controlled transport tunnel?	**No: Application is eligible for FastTrack5 assessment.** A site/layout plan must be provided and include contour lines demonstrating the subject site, pre and post development, slopes away from any state-controlled transport tunnel or a future state-controlled transport tunnel.	☐	
		Yes: Application cannot qualify for the FastTrack5 assessment pathway and must follow the standard SARA assessment. Please refer to the relevant SDAP state codes.		

Glossary of terms

DA mapping system means the mapping system containing the Geographic Information System mapping layers kept, prepared or sourced by the state that relate to development assessment and matters of interest to the state in assessing development applications.
Note: The **DA mapping system** is available on the department's website.

Overland flow path means open space floodway channels, road reserves, pavement expanses and other flow paths that convey flows typically in excess of the capacity of the minor drainage system (Road Drainage Manual, July 2015).

Stormwater point of discharge means the location at which stormwater leaves the subject site.

FastTrack5 qualifying criteria checklist 4

Tidal works – impacts on maritime safety (operational works)

This form must be used when seeking a FastTrack5 assessment pathway for trigger:

1. schedule 10, part 17, division 3, table 2 (operational work in tidal waters)

When submitting an application containing a FastTrack5 trigger to SARA using MyDAS2, applicants must upload a completed qualifying criteria checklist for each eligible trigger. The responses on the form must demonstrate that the triggered aspect of development meets all qualifying criteria applicable to the relevant eligible trigger.

Applicants should also provide or make reference to any supporting information or material that supports their claim for a FastTrack5 assessment.

When seeking FastTrack5 assessment for eligible triggers, you must:

1. have completed any other forms relevant to your application;
2. upload a completed copy of this form when referring your application using MyDAS2;
3. provide all supporting information required on the form at the time of lodgement – this information will assist SARA in undertaking its FastTrack5 assessment.

Where not defined, all terms have the meaning given in the Act or the regulation.

Qualifying criteria		Response		Supporting information provided
Tidal works				
1	Is the proposed tidal works for one or more of the following uses: a. **private single vessel pontoon**; b. **private single vessel jetty**; c. **private single vessel boat ramp**; d. **drainage outlet**; e. **stormwater outlet**; f. a **revetment wall** relating to tidal works listed in (a) to (e); g. a **fender pile** relating to a pontoon development; h. **beach protection works**, above the **low water mark** when conducted from the shore; i. **sand nourishment** when conducted from the shore.	**Yes: Proceed to question 2.**	☐	
		No: Application cannot qualify for the FastTrack5 assessment pathway and must follow the standard SARA assessment. Please refer to the relevant SDAP state codes.		
2	Will the proposed tidal works, including any structures and any **vessel** berthed, moored or attached to the structure: a. encroach into, pass over or under a **navigation corridor**; or b. be located in a **high risk maritime development zone**.	**No: Application is eligible for FastTrack5 assessment.** A site/layout plan must be provided demonstrating that tidal works, including any structures and any **vessel** berthed at a structure: a. do not encroach into, pass over or under a **navigation corridor**; or b. are not located in a **high risk maritime development zone**.	☐	
		Yes: Application cannot qualify for the FastTrack5 assessment pathway and must follow the standard SARA assessment. Please refer to the relevant SDAP state codes.		

Glossary of terms

Beach protection works means measures aimed to prevent erosion and flooding

Drainage outlet means an outlet for the purpose of discharging drainage. Note that open drains that are less than 1m deep and have a cross sectional area less than 2.5m^2 are not classified as tidal works.

Fender pile means an upright, usually freestanding, pile driven into the sea bed or a riverbed beside a berth to protect the dock wall or wharf from the impact of vessels.

High risk maritime development zone means areas indicated in the DA mapping system as high risk maritime development zone. These are areas in the vicinity of ports, state boat harbours, marinas and navigationally difficult areas such as waterways which experience significant shoaling and waters between and around populated islands. High risk maritime development zone includes:

1. marinas with six or more boats
2. state boat harbours
3. port limits and/or pilotage areas
4. sensitive marine environments including areas of constant sand movement
5. from the coast to the extent of Queensland waters (three nautical miles).

Note: The DA mapping system is available on the department's website.

Low water mark means the lowest astronomical tide as per the Queensland Tide Tables published by Maritime Safety Queensland.

Navigation corridor means areas indicated in the DA mapping system as navigation corridor. These are the sections of a navigable tidal waterway allocated for the movement of **vessels**.

Private single vessel boat ramp means a boat ramp that is:

1. constructed to provide private access to private land from tidal water for non-commercial purposes, and
2. designed to launch a single vessel at a time from the ramp.

Private single vessel jetty means a jetty that is:

1. constructed to provide private access to private land from tidal water for non-commercial purposes, and
2. designed for a single on-water vessel to be attached to the jetty while it remains on the water. This includes a jetty with one or more associated ancillary mooring such as a dry berth or a personal watercraft pod.

Private single vessel pontoon means a pontoon that is:

1. constructed to provide private access to private land from tidal water for non-commercial purposes, and
2. designed for a single on-water vessel to be attached to the pontoon while it remains on the water. This includes a pontoon with one or more associated ancillary moorings such as a dry berth or a personal watercraft pod.

Revetment wall means a protective covering on an embankment of earth or a permanent structure, designed to maintain a slope or to prevent erosion and subsidence.

Sand nourishment means a process by which sediment, usually sand, lost through longshore drift or erosion is replaced from other sources.

Stormwater outlet means an outlet for the purpose of discharging stormwater. Note that open drains that are less than 1m deep and have a cross sectional area less than 2.5m^2 are not classified as tidal works.

Vessel means a ship defined under section 10 of the *Transport Operations (Marine Safety) Act 1994*.

FastTrack5 qualifying criteria checklist 5

Tidal works – coastal protection (operational work)

This form must be used when seeking a FastTrack5 assessment pathway for the following trigger:

1. schedule 10, part 17, division 3, table 1 (operational works in tidal waters).

For this checklist, either table 1 or table 2 must be completed, as relevant.

When submitting an application containing a FastTrack5 trigger to SARA using MyDAS2, applicants must upload a completed qualifying criteria checklist for each eligible trigger. The responses on the form must demonstrate that the triggered aspect of development meets all qualifying criteria applicable to the relevant eligible trigger.

Applicants should also provide or make reference to any supporting information or material that supports their claim for a FastTrack5 assessment.

When seeking FastTrack5 assessment for eligible triggers, you must:

1. have completed any other forms relevant to your application;
2. upload a completed copy of this form when referring your application using MyDAS2;
3. provide all supporting information required on the form at the time of lodgement – this information will assist SARA in undertaking its FastTrack5 assessment.

Where not defined, all terms used in this form have the meaning given in the Act or the regulation.

Table 1: Marinas or state boat harbours

Qualifying criteria		Response		Supporting information provided
1	Is the proposed tidal works: a. for a **marine access purpose** b. located within a **developed marina or state boat harbour area**.	**Yes: Proceed to question 2.** An excerpt from the **DA mapping system** must be provided and demonstrate the subject site is located within a mapped **developed marina or state boat harbour area**.	☐	
		No: Application cannot qualify for the FastTrack5 assessment pathway and must follow the standard SARA assessment. Please refer to the relevant SDAP state codes.		
2	Is the proposed tidal works located within an existing lease issued under the *Land Act 1994* and supported by owner's consent from: a. if the works are in a state boat harbour, the Department of Transport and Main Roads (DTMR); or b. otherwise, the Department of Resources.	**Yes: Proceed to question 3.** A copy of lease under the *Land Act 1994* and owner's consent from either DNRME or DTMR, as appropriate, must be provided.	☐	
		No: Application cannot qualify for the FastTrack5 assessment pathway and must follow the standard SARA assessment. Please refer to the relevant SDAP state codes.		
3	Has the design of the tidal works been certified by a Registered Professional Engineer of Queensland (RPEQ) as complying with the relevant standards? Note: Tidal works must be designed in accordance with all appropriate Australian Standards, and the Prescribed Tidal	**Yes: Application is eligible for FastTrack5 assessment.** Plans certified by an RPEQ must be provided.	☐	
		No: Application cannot qualify for the FastTrack5 assessment pathway and must follow the standard SARA assessment. Please refer to the relevant SDAP state code.		

Qualifying criteria		Response	Supporting information provided
	Works Code contained in a regulation declared under the *Coastal Protection and Management Act 1995*.		

Table 2: Private marine access structures

Qualifying criteria		Response		Supporting information provided
1	Is the proposed tidal works: a. **private marine development** which is a: i. **pontoon** (maximum width of 3.5m and maximum width of 3m for the gangway) that is designed to accommodate the berthing of one vessel only; or ii. **jetty** (maximum width of 3m) that is designed to accommodate the berthing of one vessel only; or iii. **boat ramp**; (maximum width of 3.6m with vehicle access and maximum width of 3m without vehicle access) and b. not a roofed structure; and c. located within a **developed tidal waterway area**? Note: guidance on the allowable widths for private marine access structures is provided in Attachment 1.	**Yes: Proceed to question 2.** An excerpt from the **DA mapping system** must be provided and demonstrate the subject site is located within an area mapped as a **developed tidal waterway area**.	☐	
		No: Application cannot qualify for the FastTrack5 assessment pathway and must follow the standard SARA assessment. Please refer to the relevant SDAP state codes.		
2	Will the proposed tidal works attach to adjoining, privately owned, freehold land (the lot), and no other land and is the lot identified in the application? Note: To comply with qualifying criteria, the tidal works cannot extend across State land that is situated above the high-water mark (e.g. unallocated State land, esplanade, road or reserve).	**Yes: Proceed to question 3.** Proposal plans must be supplied showing the land to which the tidal works will attach. The plans must show the cadastral boundaries of the lot. Where the seaward boundary is an ambulatory boundary provide a survey to confirm the current position of the boundary. A letter of consent from the registered landowner/s must be provided.	☐	
		No: Application cannot qualify for the FastTrack5 assessment pathway and must follow the standard SARA assessment. Please refer to the relevant SDAP state codes.		
3		**Yes or not applicable: Proceed to question 4.**	☐	

	Is the proposed tidal works over or attached to a **revetment** which is lawfully approved?	The application must include a copy of the approval for the **revetment** to demonstrate that the criteria is met.		
		No: Application cannot qualify for the FastTrack5 assessment pathway and must follow the standard SARA assessment. Please refer to the relevant SDAP state codes.		
4	Is the proposed tidal works over or attached to **reclaimed land** which is lawfully approved?	**Yes or not applicable: Proceed to question 5.** A plan of the proposal must be supplied showing that the boundary of the reclaimed land coincides with the seaward boundary of the lot (subject of the application) to demonstrate that the criteria is met.	☐	
		No: Application cannot qualify for the FastTrack5 assessment pathway and must follow the standard SARA assessment. Please refer to the relevant SDAP state codes.		
5	Are there any existing structures or tidal works, other than a **revetment** or **reclaimed land**, adjacent to the lot? Note: Structures include (but are not limited to) mooring piles, pontoons, jetties and boat ramps.	**No: Proceed to question 6.** Proposal plans must be supplied identifying the seaward boundary of the lot, and demonstrating that no other existing structures or works are adjacent to the lot and below the high-water mark.	☐	
		Yes: Application cannot qualify for the FastTrack5 assessment pathway and must follow the standard SARA assessment. Please refer to the relevant SDAP state codes.		
6	Is an adjacent lot on either side of the subject land a **constrained lot**? Note: Adjacent lots must have an access corridor of at least 3m wide from the waterfront property boundary to the navigation corridor or navigable water unimpeded by any structure. If a lot is identified as a **constrained lot** then further investigation is required.	**No: Proceed to question 7.** Proposal plans must show the cadastral boundary of the lots on either side, the extended side boundaries of those lots and identify that the distance between the extended side boundaries at the navigation corridor of each side lot is 3 metres or greater.	☐	
		Yes: Application cannot qualify for the FastTrack5 assessment pathway and must follow the standard SARA assessment. Please refer to the relevant SDAP state codes.		
7	Is the proposed tidal works within an area (a **water allocation area**) that is: a. set back at least 1.5 metres from both of the **extended side boundaries** of the lot; or b. for a boat ramp set back at least 1.5 metres from one side boundary of the lot; and ii. not seaward of a **quayline**; and iii. not within a **navigation corridor**?	**Yes: Proceed to question 8.** Proposal plans must be supplied showing the location of the proposed tidal works and the **water allocation area** for the lot.	☐	
		No: Application cannot qualify for the FastTrack5 assessment pathway and must follow the standard SARA assessment. Please refer to the relevant SDAP state codes.		
8	Has the design of the tidal works been certified by a Registered	**Yes: Application is eligible for FastTrack5 assessment.**	☐	

	Professional Engineer of Queensland (RPEQ) as complying with the relevant standards? Note: Tidal works must be designed in accordance with the Prescribed Tidal Works Code contained in the Coastal Protection and Management Regulation 2017.	Plans certified by an RPEQ must be provided.		
		No: Application cannot qualify for the FastTrack5 assessment pathway and must follow the standard SARA assessment. Please refer to the relevant SDAP state codes.		

Glossary of terms

Beach nourishment means the replenishment of a beach system using imported sediment to balance erosion losses or to re-establish a wider beach and dune system. It does not include the creation of a new beach.

Coastal erosion means the loss of land or the removal of beach or dune sediments by wave action, wind action, tidal currents or water flows or by permanent inundation due to sea level rise.

Coastal processes means the natural processes of the coast, including:

1. sediment transport to and along the coast;

2. wind, waves, tides and currents which transfer energy to the coast and drive sediment transport;

3. fluctuations in the location and form of landforms and the foreshore and associated ecosystems from sediment transport (erosion and land building); and

4. changes in sea level; ecological processes (including growth and spread of native plants); and the natural water cycle (for example coastal wetlands' role in filtration and flood mitigation).

Coastal protection work means any permanent or temporary work undertaken primarily to manage the impacts of **coastal erosion** or **storm tide inundation. It includes 'soft works' such as beach nourishment** and 'hard works' such as **erosion control structures and tidal flow barriers**.

Constrained lot means a lot that has a distance between the extended side boundaries of 3m or less at the seaward boundary due to meanders or bends in the waterway or the position of the lot side boundaries. See the DES guideline 'Preparing a water allocation area for tidal works in natural waterways**'** at: https://www.qld.gov.au/__data/assets/pdf_file/0018/107244/preparing-water-allocation-area-tidal-works.pdf/.

DA mapping system means the mapping system containing the Geographic Information System mapping layers kept, prepared or sourced by the state that relate to development assessment and matters of interest to the state in assessing development applications.

Note: The DA mapping system is available on the department's website.

Developed marina or state boat harbour area means areas indicated in the **DA mapping system** as developed marinas or state boat harbours. These are existing facilities that have been developed for the purpose of the safe mooring of vessels.

Developed tidal waterway area means areas indicated in the **DA mapping system** as a developed tidal waterway area. These are natural tidal waterways that have a high number of private marine access structures.

Note: A **developed tidal waterway area** is distinct from a **water allocation area**. However, an area mapped as a **developed tidal waterway area** may include a **water allocation area**.

Erosion control structure means a structure built from rock, concrete, geotextile bags or similar material and designed to protect land from sea erosion, usually by permanently altering sediment transport processes. It includes seawalls, revetments, groynes, artificial reefs, and breakwaters. An **erosion control structure** is a subset of **coastal protection work** and does not include temporary works such as **beach nourishment** or sand pushing.

Extended side boundaries means a notional boundary worked out by extending a side boundary of a lot into tidal water in a continuing straight line.

Marine access purpose means a structure in tidal water used to facilitate vessel access for people between land and a **navigable waterway**. This includes jetties, pontoons and boat ramps but excludes decks and boardwalks.

Navigable waterway means waters with sufficient depth and width to allow safe passage by all vessel sizes and types that frequently use the area. This includes areas seaward of a **quayline** or **navigation corridor** determined by a managing authority.

Navigation corridor means areas indicated in the **DA mapping system** as navigation corridor. These are the sections of a navigable tidal waterway allocated for the movement of vessels.

Private marine development means a work, other than an **erosion control structure**, for a non-commercial purpose attached to private land and extending over abutting tidal water.

Quayline means a boundary set by a managing authority for the waterway that defines how far tidal works, such as pontoons or jetties, may extend into a waterway.

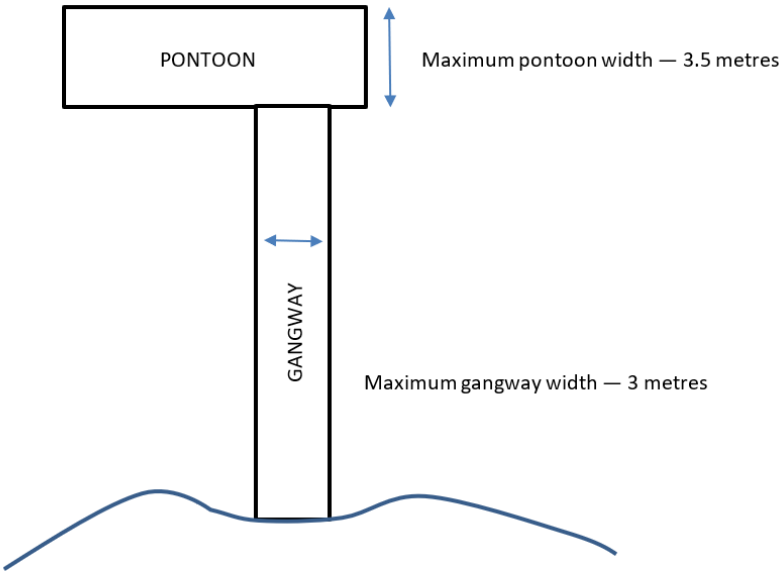
Reclaimed land means land that has been raised above the high-water mark, whether gradually and imperceptibly or otherwise, by carrying out works, including dredging and the depositing of solid material.

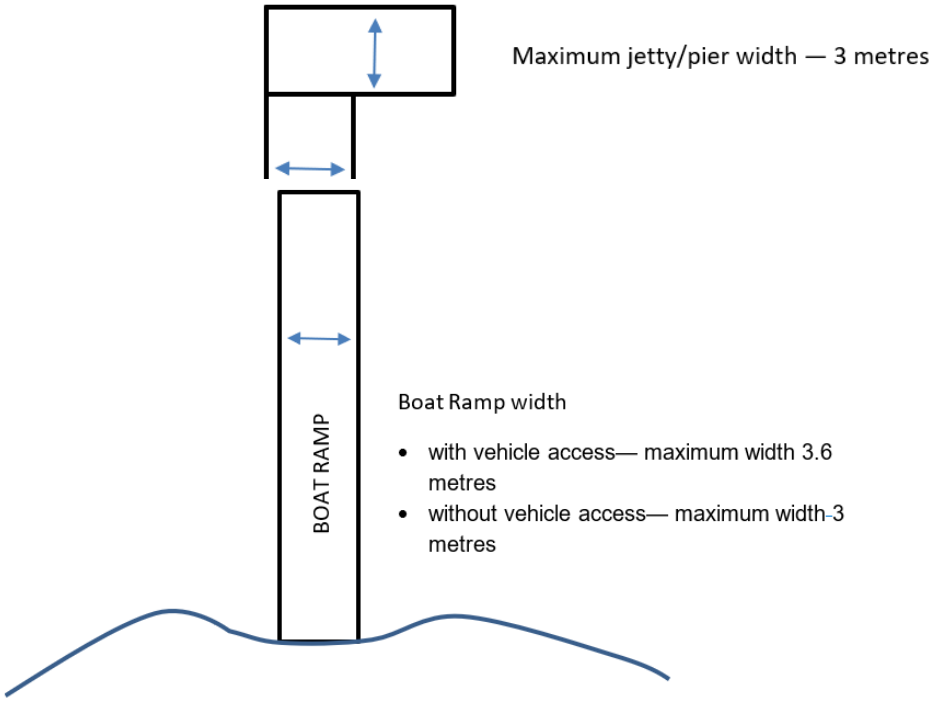
Revetment means a structure on the bank of a waterway or shoreline intended to protect land in behind from erosion by waves or the flow of tidal water (an **erosion control structure**). A revetment may include loose rock or boulders (bank armouring) and walls built from concrete, timber, geotextile bags or other materials. Revetment does not include retaining walls above the high-water mark that are primarily for landscaping purposes rather than for protecting land from erosion.

Storm tide inundation means the temporary inundation of land by abnormally high ocean levels caused by cyclones and severe storms.

Water allocation area means the area of a waterway defined in the DES guideline, 'Preparing a water allocation area for tidal works in natural waterways' where a waterfront property owner may apply for approval to locate and construct a private marine access structure. See the DES guideline at: https://www.qld.gov.au/__data/assets/pdf_file/0018/107244/preparing-water-allocation-area-tidal-works.pdf/.

Attachment 1 – Allowable widths for private marine access structures





FastTrack5 qualifying criteria checklist 6

Clearing native vegetation to manage thickened vegetation (operational work)

This form must be used when seeking a FastTrack5 assessment pathway for the following trigger:

1. schedule 10, part 3, division 3, table 1 (operational work for managing thickened vegetation as defined under the *Vegetation Management Act 1999*).

When submitting an application containing a FastTrack5 trigger to SARA using MyDAS2, applicants must upload a completed qualifying criteria checklist for each eligible trigger. The responses on the form must demonstrate that the triggered aspect of development meets all qualifying criteria applicable to the relevant eligible trigger.

Where an application has more than one SARA trigger, but not all triggers or aspects of development are eligible for FastTrack5 assessment, the application will be subject to the standard statutory assessment timeframes. However, any aspects of development eligible for FastTrack5 assessment will benefit from the reduced FastTrack5 application fee.

Applicants should also provide or make reference to any supporting information or material that supports their claim for a FastTrack5 assessment.

When seeking FastTrack5 assessment for eligible triggers, you must:

1. have completed any other forms relevant to your application
2. upload a completed copy of this form when making your application using MyDAS2
3. provide all supporting information required on the form at the time of lodgement – this information will assist SARA in undertaking its FastTrack5 assessment.

Where not defined, all terms used in this form have the meaning given in the State Development Assessment Provisions (SDAP) State Code 16.

Qualifying criteria		Response	Supporting information provided
Relevant purpose determination			
1	Has the chief executive of the *Vegetation Management Act 1999* determined the proposed **clearing** is for a relevant purpose?	**Yes: Proceed to question 2.** The proposed clearing area the subject of the relevant purpose determination must be the same as the proposed clearing area the subject of the development application. A copy of the following information from the Department of Resources must be provided: a. the letter confirming the proposed development is for a relevant purpose; and b. the Relevant Purpose Determination Plan (RPDP) showing the area subject to the relevant purpose determination.	☐
		No: Application cannot qualify for the FastTrack5 assessment pathway.	
Areas subject to a Notice Requiring Compliance			

2	Is the proposed **clearing** area subject to a **notice requiring compliance**?	**No: Proceed to question 3.** The proposed **clearing** area must not be subject to a **restoration notice**, **stop work notice**, **Land Act notice**, trespass notice under the *Land Act 1994* for the **clearing** of **vegetation**, **enforcement notice** or other compliance notice containing conditions about the restoration of **vegetation**. A copy of the relevant purpose determination letter from the Department of Resources must be provided confirming the proposed **clearing** area is not subject to a **notice requiring compliance**.	☐	
		Yes: Application cannot qualify for the FastTrack5 assessment pathway and must follow the standard SARA assessment. Please refer to the relevant SDAP state codes.		
Particular regulated areas				
3	Is the proposed **clearing** area a **particular regulated area**?	**No: Proceed to question 4.** The proposed **clearing** area must not be an **exchange area**, **unlawfully cleared** area, **declared area (voluntary)** or an area on a PMAV shown as a **category A area** were the chief executive of the *Vegetation Management Act 1999* reasonably believes that a **vegetation clearing** offence is or has been committed. A copy of the relevant purpose determination letter from the Department of Resources must be provided confirming the proposed **clearing** area is not a **particular regulated area**.	☐	
		Yes: Application cannot qualify for the FastTrack5 assessment pathway and must follow the standard SARA assessment. Please refer to the relevant SDAP state codes.		
Legally secured offset area				
4	Is the proposed **clearing** area a **legally secured offset area**?	**No: Proceed to question 5.** The proposed **clearing** area must not be a **legally secured offset area** under the *Environmental Offsets Act 2014*. The applicant must demonstrate that the proposed **clearing** area is not an area that is: a. an environmental offset protection area; or b. an area declared as an area of high nature conservation value under	☐	

		section 19F of the Vegetation Management Act 1999; or c. another area prescribed under a regulation; and under the *Environmental Offsets Act 2014* or another Act, the area is subject to a delivery or management plan or agreement (however described) to achieve a conservation outcome for a **prescribed environmental matter**. Notes: 1. To obtain information on any **legally secured offset area** that is either: a. an environmental **offset** protection area; or b. another area prescribed under a regulation; please contact the Department of Environment and Science. For enquiries regarding records on the register of offsets contact offsets@des.qld.gov.au 2. To obtain information about any legally secured offset area that is an area declared as an area of high nature conservation value, undertake a current title search. Title searches can be purchased by calling 1300 255 750 or 13 QGOV (13 74 68) or by contacting your local Titles Queensland office.		
		Yes: Application cannot qualify for the FastTrack5 assessment pathway and must follow the standard SARA assessment. Please refer to the relevant SDAP state codes.		
Area limit				
5	Is the proposed **clearing** area equal to or less than 400 hectares?	**Yes: Proceed to question 6.** The application must demonstrate the proposed **clearing** area the subject of the development application is not greater than 400 hectares. A copy of the relevant purpose determination letter from the Department of Resources must be provided that includes a Relevant Purpose Determination Plan (RPDP) showing an area determined to be for a relevant purpose of less than 400 hectares.	☐	
		No: Application cannot qualify for the FastTrack5 assessment pathway and must follow the standard SARA assessment. Please refer to the relevant SDAP state codes.		
Self-Audit				
6a	Have you, or any employee, contractor or agent on your behalf, undertaken any previous **clearing** for **managing thickened vegetation** on the lot under a development approval for a development application approved under the FastTrack5 process?	**Yes: Proceed to question 6b.** The application must confirm whether or not any prior **clearing** for **managing thickened vegetation** has occurred on the lot by the applicant or the applicant's employee, contractor or agent. **No: Proceed to question 7.**	☐	

6b	Was a self-audit of this prior **clearing** completed to ensure the **clearing** was consistent with the development approval conditions?	**Yes: Proceed to question 7.** If there has been prior clearing, the application must: a. identify the prior clearing; b. provide the details of the development approval; and c. confirm a self-audit has been undertaken for this prior clearing to manage thickened vegetation on the lot. Notes: 1. You are not required to submit the results of your self-audit with this application. You must retain all self-audit results and make them available to the Department of Resources upon request. 2. Guidance on undertaking a self-audit is available online (search 'self-audit sheet – managing thickened vegetation under a FastTrack5 development approval').	☐	
		No: Application cannot qualify for the FastTrack5 assessment pathway and must follow the standard SARA assessment. Please refer to the relevant SDAP state codes.		
Clearing limitations				
7	Is the proposed **clearing** consistent with all of the clearing limitations listed in Appendix A?	**Yes: Application is eligible for FastTrack5 assessment.** The applicant must confirm the proposed **clearing** will be consistent with all of the clearing limitations listed in Appendix A. Note: Any subsequent development approval will be conditioned in accordance with these clearing limitations.	☐	
		No: Application cannot qualify for the FastTrack5 assessment pathway and must follow the standard SARA assessment. Please refer to the relevant SDAP state codes.		

Appendix A – Clearing limitations

Limitation Number	Clearing limitation
1	**Clearing** must not include **clearing** using a chain or cable linked between two tractors, bulldozers or other traction vehicles.
2	The proposed **clearing** must be consistent with the: a. **regional ecosystem**/s (listed in table 4 of SDAP state code 16); b. method/s of **clearing** (listed in table 4 of SDAP state code 16); and c. restrictions of **clearing** (listed in table 4 of SDAP state code 16); approved in the relevant purpose determination.
3	**Clearing** must not occur in any of the following: a. **in thickets**; or b. for **mechanical clearing,** within five metres or less from the trunk of a **mature tree**, **habitat tree** or **tall immature tree**.
4	**Clearing** must retain: a. all **mature trees** and **habitat trees**; b. a full range of sizes and species typical of the **regional ecosystem** in the area; and c. where the number of **mature trees** plus **habitat trees** is less than 20 per hectare, **tall immature trees** to total 20 **mature trees, habitat trees** and **tall immature trees** per hectare.
5	Where **clearing immature trees**, **clearing** must retain the number of **immature trees** specified in table 4 of SDAP state code 16 distributed in a pattern that is as natural as possible.
6	Where **clearing low shrubs** in **regional ecosystems** restricted to **low shrubs** as specified in table 4 of SDAP state code 16, **clearing** must retain: a. all **immature trees**; and b. at least 10 per cent of the predominate species that have thickened.
7	Where **clearing low shrubs** in **regional ecosystems** not restricted to **low shrubs** as specified in table 4 of SDAP state code 16, **clearing** must retain: a. at least the number of **immature trees** specified in table 4 of SDAP state code 16; and b. at least 10 per cent of the predominate species that have thickened.
8	**Mechanical clearing** must not result in debris being stacked or pushed against a **mature tree**, **habitat tree** or **tall immature tree**.
9	**Clearing** must not be undertaken by: a. **aerial application** of any herbicide; or b. application of a **root-absorbed broad spectrum herbicide**.
10	**Clearing** must not include chemical **clearing** within five metres of the trunk of a **mature tree**, **habitat tree** or **tall immature tree**.
11	**Mechanical clearing** must not occur in any of the following: a. inside the **defining bank** of a natural **wetland**; or b. within 20 metres of the **defining bank** of a natural **wetland**.
12	**Mechanical clearing** must not occur in any of the following: a. inside the **defining bank** of any **watercourse** or **drainage feature**; b. within 10 metres of the **defining bank** of a **watercourse** or **drainage feature** that is a **stream order** 1 or 2 **watercourse** or **drainage feature**; c. within 15 metres of the **defining bank** of a **watercourse** or **drainage feature** that is a **stream order** 3 or 4 **watercourse** or **drainage feature**; or d. within 20 metres of the **defining bank** of a **watercourse** or **drainage feature** that is a **stream order** 5 or more **watercourse** or **drainage feature**.
13	**Mechanical clearing** must not result in any of the following: a. disturb more than 50 per cent of the ground surface or result in any hectare having less than 50 per cent **ground cover**; b. occur on **slopes** in excess of five per cent; or c. occur within 50 metres of an area of **soil erosion and instability**.

14	**Mechanical clearing** must not occur in **land zone 1**, **land zone 2** or **land zone 3** in areas below the five metre Australian Height Datum.
15	**Clearing** vegetation under this approval may only be undertaken within 5 years of the approval taking effect.

Abbreviations

RPDP – Relevant purpose determination plan