Table 5.9.77.A – Yeerongpilly Transit Oriented Development neighbourhood plan: material change of use

Editor’s Note - The categories of development and assessment in Table 5.9.77.A are in accordance with the *Yeerongpilly Transit Oriented Development State Planning Regulatory Provision 2016* and override the categories of development and assessment in the zone table of assessment.

|  |  |  |
| --- | --- | --- |
| Use | Categories of development and assessment | Assessment benchmarks |
| If in the neighbourhood plan area |
| Any | Accepted development |
| Development approval is not required | Not applicable |
| Caretaker’s accommodation | Accepted development, subject to compliance with identified requirements |
| If complying with all identified acceptable outcomes in the Caretaker’s accommodation code | Not applicable |
| Assessable development—Code assessment |
| If not Accepted development | Caretaker’s accommodation code |
| Park | Accepted development, subject to compliance with identified requirements |
| If complying with all identified acceptable outcomes in the Park code | Not applicable |
| Assessable development—Code assessment |
| If not Accepted development | Park code |
| Home-based business | Accepted development, subject to compliance with identified requirements |
| If complying with all identified acceptable outcomes in the Home-based business code | Not applicable |
| Assessable development—Code assessment |
| If not Accepted development | Home-based business code |
| If in the District centre (District) sub-precinct (NPP-001a) of the Mixed use core precinct (NPP-001)  |
| Centre activities activity group (excluding caretaker’s accommodation and substation) | Accepted development, subject to compliance with identified requirements |
| If involving an existing premises with no increase in gross floor area, where complying with all identified acceptable outcomes in section A of the Centre or mixed use code | Not applicable |
| Assessable development—Code assessment |
| If involving an existing premises with no increase in gross floor area, where not Accepted development | Centre or mixed use code – purpose, overall outcomes and section A outcomes only |
| If involving a new premises or an existing premises with an increase in gross floor area | Yeerongpilly TOD neighbourhood plan codeCentre or mixed use codeDistrict centre zone code (District zone precinct)Prescribed secondary codes |
| Bar | Assessable development—Code assessment |
|  | Yeerongpilly TOD neighbourhood plan codeCentre or mixed use codeDistrict centre zone code (District zone precinct)Prescribed secondary codes |
| Hotel | Assessable development—Code assessment |
|  | Yeerongpilly TOD neighbourhood plan codeCentre or mixed use codeDistrict centre zone code (District zone precinct)Prescribed secondary codes |
| Multiple dwelling | Assessable development—Code Assessment |
|  | Yeerongpilly TOD neighbourhood plan codeCentre or mixed use codeMultiple dwelling codeDistrict centre zone code (District zone precinct)Prescribed secondary codes |
| Residential care facility | Assessable development—Code Assessment |
|  | Yeerongpilly TOD neighbourhood plan codeCentre or mixed use codeResidential care facility codeDistrict centre zone code (District zone precinct)Prescribed secondary codes |
| Retirement facility | Assessable development—Code Assessment |
|  | Yeerongpilly TOD neighbourhood plan codeCentre or mixed use codeMultiple dwelling codeDistrict centre zone code (District zone precinct)Prescribed secondary codes |
| If in the Mixed use (Centre frame) sub-precinct (NPP-001b) of the Mixed use core precinct (NPP-001)  |
| Centre activities activity group (excluding caretaker’s accommodation and substation) | Accepted development, subject to compliance with identified requirements |
| If involving an existing premises with no increase in gross floor area, where complying with all identified acceptable outcomes in section A of the Centre or mixed use code | Not applicable |
| Assessable development—Code assessment |
| If involving an existing premises with no increase in gross floor area, where not Accepted development | Centre or mixed use code – purpose, overall outcomes and section A outcomes only |
| If involving a new premises or an existing premises with an increase in gross floor area | Yeerongpilly TOD neighbourhood plan codeCentre or mixed use codeMixed use zone code (Centre frame zone precinct)Prescribed secondary codes |
| Bar | Assessable development—Code assessment |
|  | Yeerongpilly TOD neighbourhood plan codeCentre or mixed use codeMixed use zone code (Centre frame zone precinct)Prescribed secondary codes |
| Hotel | Assessable development—Code assessment |
|  | Yeerongpilly TOD neighbourhood plan codeCentre or mixed use codeMixed use zone code (Centre frame zone precinct)Prescribed secondary codes |
| Multiple dwelling | Assessable development—Code Assessment |
|  | Yeerongpilly TOD neighbourhood plan codeCentre or mixed use codeMultiple dwelling codeMixed use zone code (Centre frame zone precinct)Prescribed secondary codes |
| Residential care facility | Assessable development—Code Assessment |
|  | Yeerongpilly TOD neighbourhood plan codeCentre or mixed use codeResidential care facility codeMixed use zone code (Centre frame zone precinct)Prescribed secondary codes |
| Retirement facility | Assessable development—Code Assessment |
|  | Yeerongpilly TOD neighbourhood plan codeCentre or mixed use codeMultiple dwelling codeMixed use zone code (Centre frame zone precinct)Prescribed secondary codes |
| If in the High density residential sub-precinct (NPP-002a) of the Residential mixed use precinct (NPP-002)  |
| Child care centre | Assessable development—Code assessment |
|  | Yeerongpilly TOD neighbourhood plan codeChild care centre codeHigh density residential zone code Prescribed secondary codes |
| Community care centre | Assessable development—Code assessment |
| If on the ground floor of a building | Yeerongpilly TOD neighbourhood plan codeCommunity facilities codeHigh density residential zone code Prescribed secondary codes |
| Community residence | Assessable development—Code assessment |
|  | Yeerongpilly TOD neighbourhood plan codeCommunity facilities codeHigh density residential zone code Prescribed secondary codes |
| Dual occupancy | Assessable development—Code assessment |
| If in the 3 storeys (maximum) area identified on Figure bin the Yeerongpilly TOD neighbourhood plan code | Yeerongpilly TOD neighbourhood plan codeDual occupancy codeHigh density residential zone code Prescribed secondary codes |
| Dwelling house | Accepted development, subject to compliance with identified requirements |
| If in the 3 storeys (maximum) area identified on Figure bin the Yeerongpilly TOD neighbourhood plan code where:1. not on a small lot,
2. complying with all identified acceptable outcomes in the Dwelling house code
 | Not applicable |
| If in the 3 storeys (maximum) area identified on Figure b in the Yeerongpilly TOD neighbourhood plan code where:1. on a small lot,
2. complying with all identified acceptable outcomes in the Dwelling house (small lot) code
 | Not applicable |
| Assessable development—Code assessment |
| If in the 3 storeys (maximum) area identified on Figure bin the Yeerongpilly TOD neighbourhood plan code where:1. not on a small lot,
2. not Accepted development
 | Dwelling house code |
| If in the 3 storeys (maximum) area identified on Figure bin the Yeerongpilly TOD neighbourhood plan code where:1. on a small lot,
2. not Accepted development
 | Dwelling house (small lot) code |
| Education establishment | Assessable **development**—Code assessment |
| If on the ground floor of a building | Yeerongpilly TOD neighbourhood plan codeCommunity facilities codeHigh density residential zone code Prescribed secondary codes |
| Food and drink outlet | Assessable development—Code assessment |
| If involving a new premises with a maximum gross floor area of 200m2 and located in areas identified as Primary active frontage or Secondary active frontage on Figure bin the Yeerongpilly TOD neighbourhood plan code | Yeerongpilly TOD neighbourhood plan codeCentre or mixed use codeHigh density residential zone code Prescribed secondary codes |
| Multiple dwelling | Assessable **development**—Code assessment |
|  | Yeerongpilly TOD neighbourhood plan codeMultiple dwelling codeHigh density residential zone code Prescribed secondary codes |
| Office | Assessable **development**—Code assessment |
| If involving a new premises with a maximum gross floor area of 200m2  | Yeerongpilly TOD neighbourhood plan codeCentre or mixed use codeHigh density residential zone code Prescribed secondary codes |
| Residential care facility | Assessable development—Code Assessment |
|  | Yeerongpilly TOD neighbourhood plan codeResidential care facility codeHigh density residential zone code Prescribed secondary codes |
| Retirement facility | Assessable development—Code Assessment |
|  | Yeerongpilly TOD neighbourhood plan codeMultiple dwelling codeHigh density residential zone code Prescribed secondary codes |
| Shop | Assessable development—Code assessment |
| If involving a new premises with a maximum gross floor area of 200m2 and located in areas identified as Primary active frontage or Secondary active frontage on Figure bin the Yeerongpilly TOD neighbourhood plan code  | Yeerongpilly TOD neighbourhood plan codeCentre or mixed use codeHigh density residential zone code Prescribed secondary codes |
| Short-term accommodation | Assessable development—Code assessment |
|  | Yeerongpilly TOD neighbourhood plan codeShort-term accommodation codeHigh density residential zone code Prescribed secondary codes |
| If in the Medium density residential sub-precinct (NPP-002b) of the Residential mixed use precinct (NPP-002)  |
| Child care centre | Assessable development—Code assessment |
|  | Yeerongpilly TOD neighbourhood plan codeChild care centre codeMedium density residential zone code Prescribed secondary codes |
| Community care centre | Assessable development—Code assessment |
| If on the ground floor of a building | Yeerongpilly TOD neighbourhood plan codeCommunity facilities codeMedium density residential zone code Prescribed secondary codes |
| Community residence | Assessable development—Code assessment |
|  | Yeerongpilly TOD neighbourhood plan codeCommunity facilities codeMedium density residential zone code Prescribed secondary codes |
| Dual occupancy | Assessable development—Code assessment |
| If in the 3 storeys (maximum) area identified on Figure bin the Yeerongpilly TOD neighbourhood plan code | Yeerongpilly TOD neighbourhood plan codeDual occupancy codeMedium density residential zone code Prescribed secondary codes |
| Dwelling house | Accepted development, subject to compliance with identified requirements |
| If in the 3 storeys (maximum) area identified on Figure bin the Yeerongpilly TOD neighbourhood plan code where:1. not on a small lot,
2. complying with all identified acceptable outcomes in the Dwelling house code
 | Not applicable |
| If in the 3 storeys (maximum) area identified on Figure bin the Yeerongpilly TOD neighbourhood plan code where:1. on a small lot,
2. complying with all identified acceptable outcomes in the Dwelling house (small lot) code
 | Not applicable |
| Assessable development—Code assessment |
| If in the 3 storeys (maximum) area identified on Figure bin the Yeerongpilly TOD neighbourhood plan code where:1. not on a small lot,
2. not Accepted development
 | Dwelling house code |
| If in the 3 storeys (maximum) area identified on Figure bin the Yeerongpilly TOD neighbourhood plan code where:1. on a small lot,
2. not Accepted development
 | Dwelling house (small lot) code |
| Education establishment | Assessable development—Code assessment |
| If on the ground floor of a building | Yeerongpilly TOD neighbourhood plan codeCommunity facilities codeMedium density residential zone code Prescribed secondary codes |
| Food and drink outlet | Assessable development—Code assessment |
| If involving a new premises with a maximum gross floor area of 200m2 and located in areas identified as Primary active frontage or Secondary active frontage on Figure bin the Yeerongpilly TOD neighbourhood plan code | Yeerongpilly TOD neighbourhood plan codeCentre or mixed use codeMedium density residential zone code Prescribed secondary codes |
| Multiple dwelling | Assessable development—Code assessment |
|  | Yeerongpilly TOD neighbourhood plan codeMultiple dwelling codeMedium density residential zone code Prescribed secondary codes |
| Office | Assessable development—Code assessment |
| If involving a new premises with a maximum gross floor area of 200m2  | Yeerongpilly TOD neighbourhood plan codeCentre or mixed use codeMedium density residential zone code Prescribed secondary codes |
| Residential care facility | Assessable development—Code Assessment |
|  | Yeerongpilly TOD neighbourhood plan codeResidential care facility codeMedium density residential zone code Prescribed secondary codes |
| Retirement facility | Assessable development—Code Assessment |
|  | Yeerongpilly TOD neighbourhood plan codeMultiple dwelling codeMedium density residential zone code Prescribed secondary codes |
| Shop | Assessable development—Code assessment |
| If involving a new premises with a maximum gross floor area of 200m2 and located in areas identified as Primary active frontage or Secondary active frontage on Figure bin the Yeerongpilly TOD neighbourhood plan code  | Yeerongpilly TOD neighbourhood plan codeCentre or mixed use codeMedium density residential zone code Prescribed secondary codes |
| Short-term accommodation | Assessable development—Code assessment |
|  | Yeerongpilly TOD neighbourhood plan codeShort-term accommodation codeMedium density residential zone code Prescribed secondary codes |
| If in the Low-medium density residential sub-precinct (NPP-002c) of the Residential mixed use precinct (NPP-002)  |
| Child care centre | Assessable development—Code assessment |
|  | Yeerongpilly TOD neighbourhood plan codeChild care centre codeLow-Medium density residential zone code Prescribed secondary codes |
| Community care centre | Assessable development—Code assessment |
| If on the ground floor of a building | Yeerongpilly TOD neighbourhood plan codeCommunity facilities codeLow-Medium density residential zone code Prescribed secondary codes |
| Community residence | Assessable development—Code assessment |
|  | Yeerongpilly TOD neighbourhood plan codeCommunity facilities codeLow-Medium density residential zone code Prescribed secondary codes |
| Dual occupancy | Assessable development—Code assessment |
| If in the 3 storeys (maximum) area identified on Figure bin the Yeerongpilly TOD neighbourhood plan code | Yeerongpilly TOD neighbourhood plan codeDual occupancy codeLow-Medium density residential zone code Prescribed secondary codes |
| Dwelling house | Accepted development, subject to compliance with identified requirements |
| If in the 3 storeys (maximum) area identified on Figure bin the Yeerongpilly TOD neighbourhood plan code where:1. not on a small lot,
2. complying with all identified acceptable outcomes in the Dwelling house code
 | Not applicable |
| If in the 3 storeys (maximum) area identified on Figure bin the Yeerongpilly TOD neighbourhood plan code where:1. on a small lot,
2. complying with all identified acceptable outcomes in the Dwelling house (small lot) code
 | Not applicable |
| Assessable development—Code assessment |
| If in the 3 storeys (maximum) area identified on Figure bin the Yeerongpilly TOD neighbourhood plan code where:1. not on a small lot,
2. not Accepted development
 | Dwelling house code |
| If in the 3 storeys (maximum) area identified on Figure bin the Yeerongpilly TOD neighbourhood plan code where:1. on a small lot,
2. not Accepted development
 | Dwelling house (small lot) code |
| Education establishment | Assessable development—Code assessment |
| If on the ground floor of a building | Yeerongpilly TOD neighbourhood plan codeCommunity facilities codeLow-Medium density residential zone code Prescribed secondary codes |
| Food and drink outlet | Assessable development—Code assessment |
| If involving a new premises with a maximum gross floor area of 200m2 and located in areas identified as Primary active frontage or Secondary active frontage on Figure bin the Yeerongpilly TOD neighbourhood plan code | Yeerongpilly TOD neighbourhood plan codeCentre or mixed use codeLow-Medium density residential zone code Prescribed secondary codes |
| Multiple dwelling | Assessable development—Code assessment |
|  | Yeerongpilly TOD neighbourhood plan codeMultiple dwelling codeLow-Medium density residential zone code Prescribed secondary codes |
| Office | Assessable development—Code assessment |
| If involving a new premises with a maximum gross floor area of 200m2  | Yeerongpilly TOD neighbourhood plan codeCentre or mixed use codeLow-Medium density residential zone code Prescribed secondary codes |
| Residential care facility | Assessable development—Code Assessment |
|  | Yeerongpilly TOD neighbourhood plan codeResidential care facility codeLow-Medium density residential zone code Prescribed secondary codes |
| Retirement facility | Assessable development—Code assessment |
|  | Yeerongpilly TOD neighbourhood plan codeMultiple dwelling codeLow-Medium density residential zone code Prescribed secondary codes |
| Shop | Assessable development—Code assessment |
| If involving a new premises with a maximum gross floor area of 200m2 and located in areas identified as Primary active frontage or Secondary active frontage on Figure bin the Yeerongpilly TOD neighbourhood plan code  | Yeerongpilly TOD neighbourhood plan codeCentre or mixed use codeLow-Medium density residential zone code Prescribed secondary codes |
| Short-term accommodation | Assessable development—Code assessment |
|  | Yeerongpilly TOD neighbourhood plan codeShort-term accommodation codeLow-Medium density residential zone code Prescribed secondary codes |
| If in the Low-rise residential precinct (NPP-003) |
| Community residence | Assessable development—Code assessment |
|  | Yeerongpilly TOD neighbourhood plan codeCommunity facilities codeLow-Medium density residential zone code Prescribed secondary codes |
| Dual occupancy | Assessable development—Code assessment |
|  | Yeerongpilly TOD neighbourhood plan codeDual occupancy codeLow-Medium density residential zone code Prescribed secondary codes |
| Dwelling house | Accepted development, subject to compliance with identified requirements |
| If in the 3 storeys (maximum) area identified on Figure bin the Yeerongpilly TOD neighbourhood plan code where:1. not on a small lot;
2. complying with all identified acceptable outcomes in the Dwelling house code
 | Not applicable |
| If in the 3 storeys (maximum) area identified on Figure bin the Yeerongpilly TOD neighbourhood plan code where:1. on a small lot;
2. complying with all identified acceptable outcomes Dwelling house (small lot) code
 | Not applicable |
| Assessable development—Code assessment |
| If in the 3 storeys (maximum) area identified on Figure bin the Yeerongpilly TOD neighbourhood plan code where:1. not on a small lot;
2. not Accepted development
 | Dwelling house code |
| If in the 3 storeys (maximum) area identified on Figure bin the Yeerongpilly TOD neighbourhood plan code where:1. on a small lot;
2. not Accepted development
 | Dwelling house (small lot) code |
| Multiple dwelling | Assessable development—Code assessment |
|  | Yeerongpilly TOD neighbourhood plan codeMultiple dwelling codeLow-Medium density residential zone code Prescribed secondary codes |
| Residential care facility | Assessable development—Code assessment |
|  | Yeerongpilly TOD neighbourhood plan codeResidential care facility codeLow-Medium density residential zone code Prescribed secondary codes |
| Retirement facility | Assessable development—Code assessment |
|  | Yeerongpilly TOD neighbourhood plan codeMultiple dwelling codeLow-Medium density residential zone code Prescribed secondary codes |
| If in the Open space precinct (NPP-004) |
| Environmental facility  | Accepted development, subject to compliance with identified requirements |
| If complying with all identified acceptable outcomes in the Park code | Not applicable |
| Assessable development—Code assessment |
| If not Accepted development | Park code |
| Outdoor sport and recreation | Assessable development—Code Assessment |
|  | Yeerongpilly TOD neighbourhood plan codeOutdoor sport and recreation codeOpen space zone code (Local zone precinct)Prescribed secondary codes |
| If in the Major sports venue precinct (NPP-005) |
| Indoor sport and recreation | Assessable development—Code assessment |
|  | Yeerongpilly TOD neighbourhood plan codeIndoor sport and recreation codeCommunity facilities zone code (Major sports venue zone precinct)Prescribed secondary codes |
| Major sport, recreation and entertainment facility | Assessable development—Code assessment |
| If an expansion of or associated with the Queensland Tennis Centre | Yeerongpilly TOD neighbourhood plan codeIndoor sport and recreation codeOutdoor sport and recreation codeCommunity facilities zone code (Major sports venue zone precinct)Prescribed secondary codes |
| Outdoor sport and recreation | Assessable development—Code assessment |
|  | Yeerongpilly TOD neighbourhood plan codeOutdoor sport and recreation codeCommunity facilities zone code (Major sports venue zone precinct)Prescribed secondary codes |
| Assessable development—Impact assessment |
| Any other use not listed in this table.Any use listed in this table and not meeting the description listed in the “Categories of development and assessment” column.Any other undefined use. | The planning scheme including:Yeerongpilly TOD neighbourhood plan code |

Table 5.9.77.B – Yeerongpilly Transit Oriented Development neighbourhood plan: reconfiguring a lot

Editor’s Note - The categories of development and assessment in Table 5.9.77.B are in accordance with the *Yeerongpilly Transit Oriented Development State Planning Regulatory Provision 2016* and override the categories of development and assessment in the zone table of assessment.

|  |  |  |
| --- | --- | --- |
| Development | Categories of development and assessment | Assessment benchmarks |
| If in the District centre (District) sub-precinct (NPP-001a) of the Mixed use core precinct (NPP-001)  |
| ROL, if assessable development | Assessable development—Code assessment | Yeerongpilly TOD neighbourhood plan codeSubdivision codeDistrict centre zone code (District zone precinct)Prescribed secondary codes |
| If in the Mixed use (Centre frame) sub-precinct (NPP-001b) of the Mixed use core precinct (NPP-001)  |
| ROL, if assessable development | Assessable development—Code assessment | Yeerongpilly TOD neighbourhood plan codeSubdivision codeMixed use zone code (Centre frame zone precinct)Prescribed secondary codes |
| If in the High density residential sub-precinct (NPP-002a) of the Residential mixed use precinct (NPP-002)  |
| ROL, if assessable development | Assessable development—Code assessment | Yeerongpilly TOD neighbourhood plan codeSubdivision codeHigh density residential zone code Prescribed secondary codes |
| If in the Medium density residential sub-precinct (NPP-002b) of the Residential mixed use precinct (NPP-002)  |
| ROL, if assessable development | Assessable development—Code assessment | Yeerongpilly TOD neighbourhood plan codeSubdivision codeMedium density residential zone code Prescribed secondary codes |
| If in the Low-medium density residential sub-precinct (NPP-002c) of the Residential mixed use precinct (NPP-002)  |
| ROL, if assessable development | Assessable development—Code assessment | Yeerongpilly TOD neighbourhood plan codeSubdivision codeLow-Medium density residential zone code Prescribed secondary codes |
| If in the Low-rise residential precinct (NPP-003) |
| ROL, if assessable development | Assessable development—Code assessment | Yeerongpilly TOD neighbourhood plan codeSubdivision codeLow-Medium density residential zone code Prescribed secondary codes |
| If in the Open space precinct (NPP-004) |
| ROL, if assessable development | Assessable development—Code assessment | Yeerongpilly TOD neighbourhood plan codeSubdivision codeOpen space zone code (Local zone precinct)Prescribed secondary codes |
| If in the Major sports venue precinct (NPP-005) |
| ROL, if assessable development | Assessable development—Code assessment | Yeerongpilly TOD neighbourhood plan codeSubdivision codeCommunity facilities zone code (Major sports venue zone precinct)Prescribed secondary codes |

Table 5.9.77.C–Yeerongpilly Transit Oriented Development neighbourhood plan: building work

|  |  |  |
| --- | --- | --- |
| Development | Categories of development and assessment | Assessment benchmarks |
| Building work, if assessable development | No change | Yeerongpilly TOD neighbourhood plan code |

Table 5.9.77.D–Yeerongpilly Transit Oriented Development neighbourhood plan: operational work

|  |  |  |
| --- | --- | --- |
| Development | Categories of development and assessment | Assessment benchmarks |
| Operational work, if assessable development | No change | Yeerongpilly TOD neighbourhood plan code |