

Townsville City Plan – Development Manual Planning Scheme Policy Amendment Package 2019/01



WHAT IS AN AMENDMENT?

In order to keep local planning instruments up-to-date, the state government has provided the Minister's Guidelines and Rules (July 2017), which details the types of amendments that may be made to local planning instruments, and the steps to making these amendments.

Amendment Package 2019/01 proposes an amendment to a planning scheme policy (PSP) as outlined in section 22 of the *Planning Act 2016*.

For more information on amendments to local planning instruments please refer to requirements of the *Planning Act 2016*, Planning Regulation 2017 and Minister's Guidelines and Rules (July 2017).

WHAT TYPES OF AMENDMENTS ARE PROPOSED?

Amendment package 2019/01 is proposed as an amendment to a planning scheme policy.

WHAT AMENDMENTS ARE PROPOSED?

There are several key areas of change noted as part of this proposed amendment package. These include the following:

1. SC6.4.2 Development application guidelines –
 - SC6.4.2.2.1 Pre-lodgement advice guidelines – (1)(b) change of terminology.
 - SC6.4.2.2.2 Design requisites and quality assurance guidelines – (1)(a) clarification of included engineering works quality assurance personnel shall cover as an RPEQ.
 - SC6.4.2.2.2 Design requisites and quality assurance guidelines – (1) inclusion of item (d) to stipulate what a quality assurance personnel shall be for an erosion and sediment control plan.
 - SC6.4.2.2.3 Documentation guidelines – items (4), (5), and (6) collated into tabular format for ease of use.
2. SC6.4.3 Design standards – Administrative errors – Multiple incorrect references to Part 9.4.3 Landscape Code have been corrected to 9.3.3 Landscape Code.
3. SC6.4.4 Design specification and standard drawings –
 - SC6.4.4.4.5 Interallotment drainage – (2) amend “must” to “should” to allow for a new item (3), which provides for more flexible design options.
 - SC6.4.4.4.5 Interallotment drainage – insert item at (3) to clarify requirements for interallotment drainage for more than 5 lots must be contained within an easement in favour of council, to ensure council infrastructure is easily accessible for maintenance.
 - SC6.4.4.4.5 Interallotment drainage – insert item at (4) to stipulate that commercial and industrial developments shall connect directly to the council stormwater network rather than via interallotment drainage, to ensure that adequate drainage infrastructure is provided that is fit for purpose.
 - SC6.4.4.4.5 Interallotment drainage – (10) removal of prescriptive requirement to allow flexibility in construction material of interallotment drainage pits to be fit for purpose.
 - SC6.4.4.4.5 Interallotment drainage – (11) correct and clarify requirements for minimum longitudinal gradient of open channels and pipes to align with industry practice and standards.
 - SC6.4.4.4.8 Drainage easements and drainage reserves – (1)(b) remove incorrect reference to Table SC6.4.4.4.3 and correct an incorrect parameter “≤” to “>”.
 - SC6.4.4.5.1 Earthworks (design) Introduction – (1) and (2) correct formatting error.
 - SC6.4.4.5.3 Special treatment of particular areas – (1) add a guiding comment.

4. SC6.4.5 Construction management –
 - SC6.4.5.2.1 General standards and guidelines – (3) minor typographic change.
 - SC6.4.5.2.1 General standards and guidelines – (11) add line requiring as constructed plans for ESCP to be submitted to council prior to requesting the On-Maintenance inspection, as there has been inconsistency in provision of plans to council.
 - SC6.4.5.2.1 General standards and guidelines – (21) Insurance and indemnity updated minimum cover in line with Australian insurance guidelines.
5. SC6.4.6 Construction Standards –
 - SC6.6.6.13 Asphaltic concrete – (6)(c) amend specification MRTS30 to reflect the standard name “Asphalt Pavements”.
6. SC6.4.7 Acceptance of completed works –
 - SC6.4.7.2.11 Bonds and fees advice – (1)(a) correct terminology and clarify basis of fee.

PUBLIC CONSULTATION

The Minister's Guidelines and Rules require council to carry out public consultation on the proposed amendment to the PSP for a period of at least 20 days. Public notice must be given in accordance with the *Planning Act* 2016 and the requirements prescribed in Schedule 4. The local government must consider every properly made submission about the proposed PSP amendment at the end of the public consultation period.

Amendment Package 2019/01 is scheduled for public consultation from Monday 30 September 2019 and finishes at 5pm on Monday 28 October 2019.

WHERE CAN I VIEW THE AMENDMENT?

- The proposed PSP Amendment Package 2019/01 will be available to view and download from council's website www.townsville.qld.gov.au.