

Second consultation of the Draft Scenic Rim Planning Scheme 2019

What stage is the draft Scenic Rim Planning Scheme at now?

Council has proposed some changes to the draft planning scheme in response to the submissions received during the 2018 public consultation process.

A second consultation of the draft planning scheme is required to seek feedback on these amendments.

Why is public consultation of the planning scheme being done again?

The Queensland Government's legislation (*Planning Act 2016*) and statutory guideline require Council to seek public submissions on the changes that are being proposed as a result of public consultation, because they are 'significantly different' to the consultation version.

How long is the public consultation period?

Consultation will be for a period of 24 business days from **28 August 2019 - 30 September 2019**. This is much shorter than the initial consultation period as the focus of the consultation is limited to the changes that were made to the draft since 2018.

What are the key changes proposed to the draft planning scheme?

As a result of the September - December 2018 consultation period, Council has responded to submissions by:

- Proposing a number of zoning changes;
- Updating overlay mapping with new data from the State government;
- Amending the policy for subdivision and Dual occupancy development on Tamborine Mountain;
- Increasing the minimum lot size for Rural Residential lots from 3000m² to 4000m²;
- Including a new Passive Recreation Precinct and Emerging Community Zone;
- Clarifying policy in relation to the promotion of tourism and major tourist destinations in the region;
- Reinstating the Vegetation Management Area Overlay that currently applies in the *Beaudesert Shire Planning Scheme 2007*;
- Amending the policy for Dual occupancy development in the Low Density and Low-medium Density Residential Zones; and
- Clarifying a number of other policy matters to ensure the intended outcomes for development are accurately described in the planning scheme.

To view all proposed changes, please refer to the ***Draft Scenic Rim Planning Scheme Consultation Report, Appendix 2: Amendments in response to public consultation.***

What changes can be made to the draft planning scheme in this second consultation period and what impact will public consultation have?

The draft planning scheme is in its final stages of preparation. Council has already undertaken significant consultation with the community, receiving over 550 responses in the 2018 consultation and conducting several community engagement events.

It is unlikely that any significant changes will result from consultation and it is Council's intention to request approval from the Minister to adopt the planning scheme based on this policy. This second round of consultation is important for the community to understand the key changes made and what stage the plan is at now.

Notwithstanding, any significant changes with merit may be considered as part of other planning processes.

When will the new planning scheme be finished and implemented?

After this round of consultation, Council will review any further submissions and submit the draft planning scheme to the Minister for State Development, Manufacturing, Infrastructure and Planning for approval.

Council is aiming to formally adopt the planning scheme in early 2020.

How can I see how Council has responded to my submission that I made in 2018?

Council has written to everyone who made a submission in 2018 and provided information about how to view Council's response to submissions and the second round of public consultation.

Please contact Council's Land Use Planning Section if you made a submission, but did not receive a response.

Why hasn't there been any change as a result of my submission?

Council has considered all submissions based on planning grounds and, where possible, has incorporated your views into the latest version of the draft planning scheme.

Council has noted some submissions for future investigation and possible action that are unable to be incorporated at this time as the process of finalising the planning scheme would be further delayed.

I didn't make a submission in the 2018 consultation period. Can I make a submission during this round?

Everyone is welcome and encouraged to participate, however, it is important to understand that **Council is requesting submissions only on those matters that have changed since the 2018 consultation draft.**

Other matters are out of scope and may be deferred for consideration as part of a future amendment to the planning scheme. This is because significant consultation on the planning scheme has already been undertaken and Council wishes to limit feedback to the policy that is proposed to be changed as a result of community consultation in 2018.

These changes are detailed in the **Consultation Report** and shown as 'tracked changes' in the amended draft planning scheme documents.

Where can I view the changes to the draft planning scheme?

The amended draft planning scheme will be available for public consultation from **28 August 2019 to 30 September 2019.**

- The amended draft planning scheme can be viewed online at www.scenicrim.qld.gov.au/new-planning-scheme-project.
- Hard copies of the draft planning scheme will be available at all customer service centres and libraries during the consultation period.

- You can also contact Council's Land Use Planning section on (07)5540 5111 for more information.

How do I make a 'properly made submission' about the amended planning scheme?

In accordance with the *Planning Act 2016*, Council must consider all 'properly made submissions' on the draft planning scheme.

In order to be considered a 'properly made submission', the submission must:

- be in writing and signed by each person making a submission and posted to:

Chief Executive Officer
Re: Planning Scheme Submission
PO Box 25
Beaudesert QLD 4285; or

- be made electronically via email to mail@scenicrim.qld.gov.au or Council's website, www.scenicrim.qld.gov.au/new-planning-scheme-project; and
- be received prior to 4.30pm on **30 September 2019**;
- state the name and residential or business address of all submission-makers;
- supply 1 return postal or email address for the submission;
- state the grounds, and the facts and circumstances relied on to support the grounds.

Please ensure that your submission relates only to those matters that have changed since the 2018 consultation draft - shown as 'tracked changes' in the amended draft planning scheme.

Other matters are out of scope for this consultation.

If I lodge a Development Application now, will it be assessed under the new draft planning scheme?

Development Applications lodged before the commencement of the new planning scheme will be assessed under the current separate Beaudesert, Boonah and Ipswich planning schemes.

Can I make an appointment to talk to a town planner?

Yes. Please contact Council's Land Use Planning section via telephone or email to talk confidentially to a town planner. Available during office hours, Council's town planners can assist with navigating the planning scheme and how it affects you.

Will my submission remain confidential?

Details of your submission will be published in a consultation report on Council's website, but your name, signature and personal contact details will be removed. The state government must also be provided with a copy of all submissions.