

Exemption Certificate

Section 46 of the Planning Act 2016

File reference: EC24-26
Contact name: Mr Kevin Gore
Contact number: (07) 4671 7400
Date: 19 December 2024

Peter Andrews
4 Octagonal Court
GOONDIWINDI QLD 4390

Dear Peter

I wish to advise that an Exemption Certificate is granted for a development comprising of a non-habitable Storage Shed with attached carport located within the required side boundary setback on Lot 56 on SP127656, 4 Octagonal Court, Goondiwindi.

1. Description of the Development to which this Certificate relates

**Assessable Development under the Goondiwindi
Region Planning Scheme 2018 (Version 2), Part 5
Tables of Assessment**

Part 5 Reference

"Accommodation activities" – "Dwelling House" (Domestic Storage Shed with attached carport built within the required side boundary setback)

Table 6.2.3.1 (PO3 of the General Residential Zone Code)

2. Reasons for Giving Exemption Certificate

The development is exempt under this Certificate under section 46(3)(b) of the *Planning Act 2016* for the following reasons:

- The effects of the development would be minor or inconsequential, considering the circumstances under which the development was categorised as assessable development.
- The proposal is for a non-habitable domestic storage shed with attached carport. It is considered that the proposed structure will maintain the coherent streetscape character of the General Residential Zone in Goondiwindi and will not detract from the amenity of the adjoining premises.

3. When Exemption Certificate Ceases to have Effect

This Exemption Certificate has effect for **two (2) years** from the date of issue.

4. State Periods that Must be Complied with

To the extent the development does not comply with any of the following, this Exemption Certificate has no effect:

- The use must commence by 19th December 2026.
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Should you have a query or seek clarification about any of these details, please contact Council's Building Certifier, Mr Kevin Gore, on (07) 4671 7400.

Yours faithfully



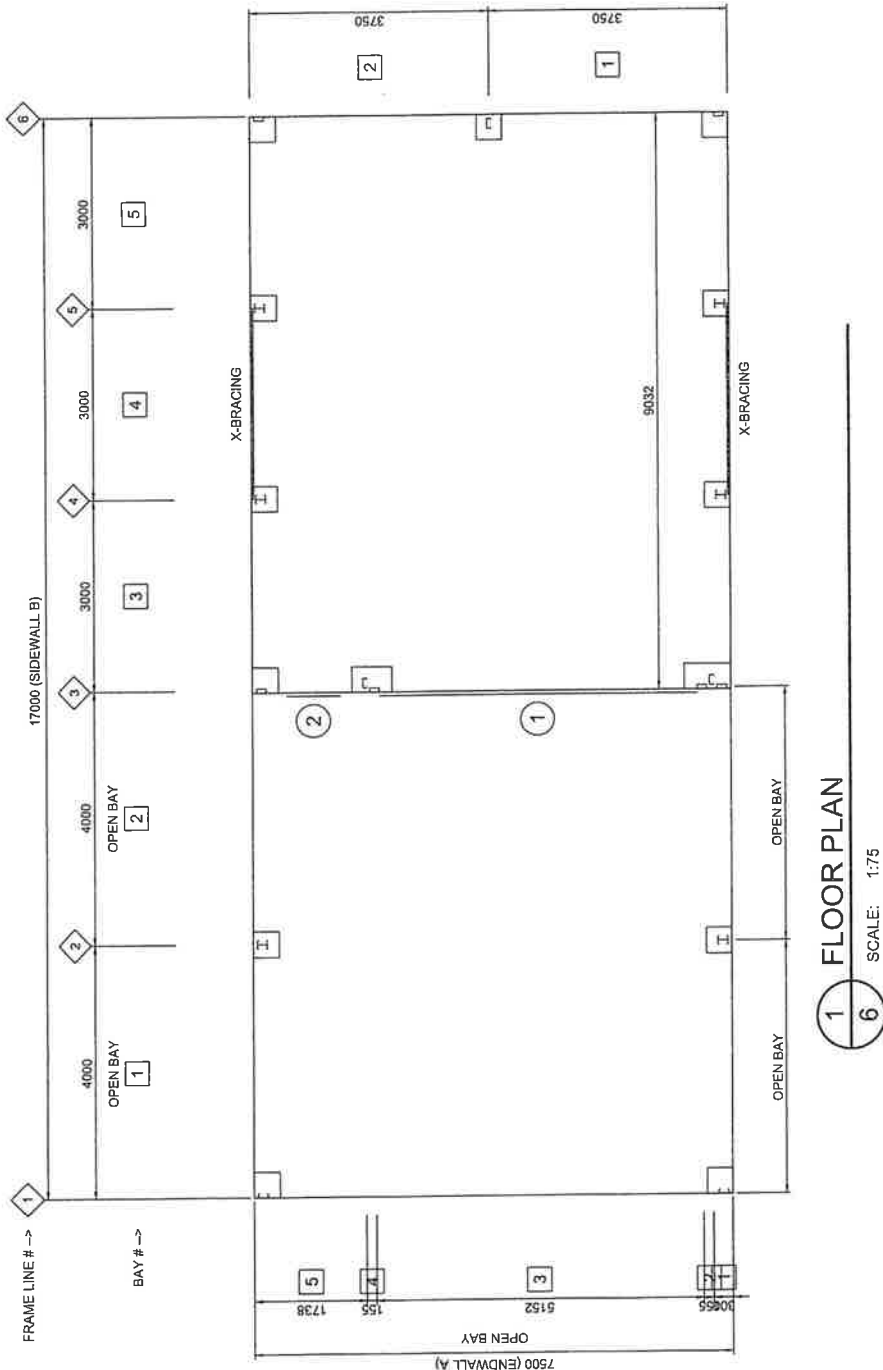
Carl Manton
Chief Executive Officer
Goondiwindi Regional Council

enc Attachment 1—Site Plan – (Lot 56 on SP127656, 4 Octagonal Court, Goondiwindi), 'Best Sheds' Floor and Elevation Plans – Job Reference No 1998848669



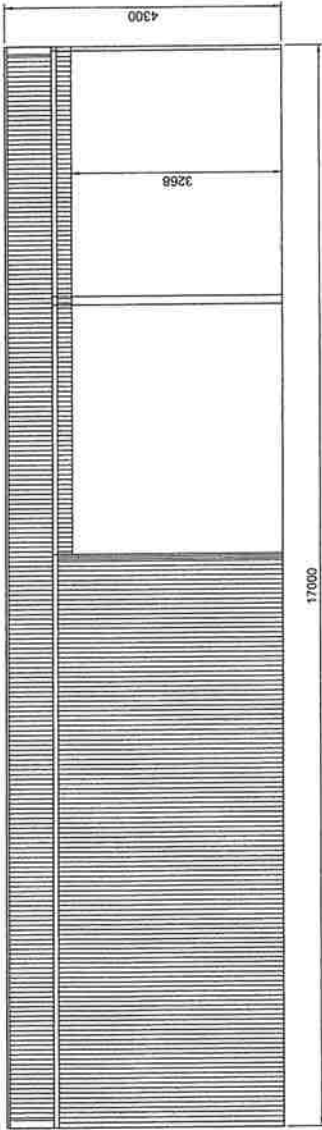
Attachment 1 – Site Plan (Lot 56 on SP127656, 4 Octagonal Court, Goondiwindi QLD), 'Best Sheds' Floor and Elevation Plans – Job Reference No 1998848669



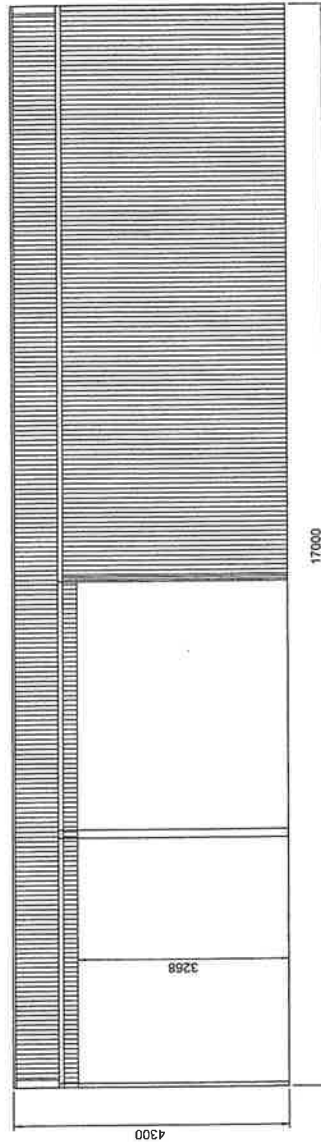


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2 LEFT ELEVATION
SCALE: 1:75



1 RIGHT ELEVATION
SCALE: 1:75

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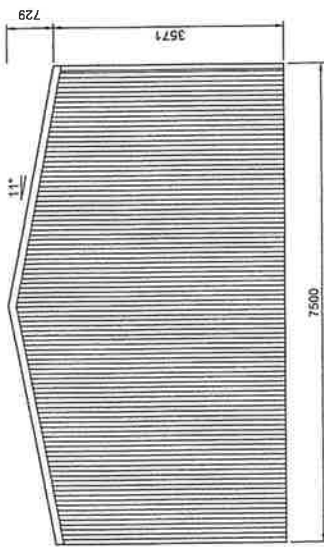
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CAMILO PINEDA MORENO
Graduated Engineer
RPEQ (STRUCTURAL ENGINEERING)

Customer Name: Peter Andrews
Site Address: 4 Oclagonal Court
Goondwindi,
QLD, 4390

Signature: _____
Date: 06.12.2024

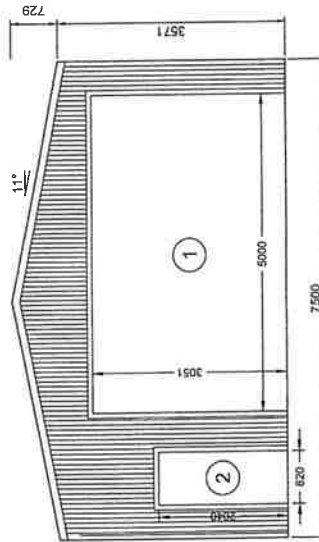
DATE 06-12-2024
JOB NO. 199848669
SHEET 2 of 10



1 REAR ELEVATION

SCALE: 1:75

FRAME #6



2 FRONT ELEVATION

SCALE: 1:75

FRAME #3

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CAMILLO PINEDA MORENO
REGISTERED PROFESSIONAL ENGINEER (CIVIL)
Signature: _____
Date: 06.12.2024

Customer Name: Peter Andrews
Site Address: 4 Odiagonal Court
Goondalivindi,
QLD, 4380

DATE: 06-12-2024
JOB NO. 1998848669
SHEET 3 of 10