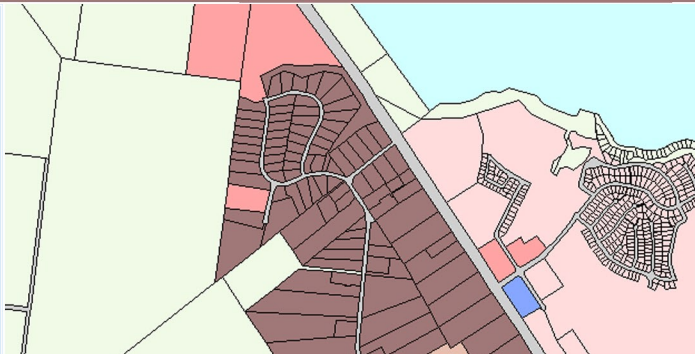


Zone: Rural Residential

Your guide to navigating the Whitsunday Regional Council Planning Scheme.

PURPOSE

The Rural residential zone is to provide residential development on large lots where local government infrastructure and services may not be provided and where the intensity of residential development is generally semi-rural in nature. These areas occur on land considered unsuitable for agricultural production.



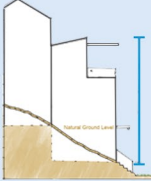
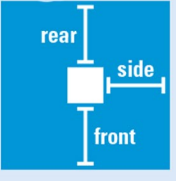
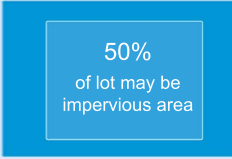
PREFERRED USES

		Dwelling house
		Home based business
		Cropping

LEVELS OF ASSESSMENT

ACCEPTED	CODE ASSESSABLE
Dwelling house Home based business Sales office Animal husbandry Cropping Roadside stall	Nil - unless accepted use fails to meet accepted development criterion of respective code or overlay.
	 If use not stated here, development is not preferred in this zone and is therefore impact assessable.

AS PART OF YOUR DEVELOPMENT WE WILL ASSESS

Min lot size and frontage for dwelling  Minimum Area 4000m ² Minimum depth 50m Minimum frontage 40m	Building Height  8.5m above natural ground level or 10m where on slope exceeding 15%	Home based business  Total area, bedrooms, number of customers, car parking	Secondary dwelling  Max GFA 70m ² and serviced by 1 car park	Setbacks 
Site Cover  50% of lot may be impervious area	Flood immunity  Finished floor level is 300mm above defined flood level	Amenity and Privacy 	Natural hazards 	Integration with local rural activities 

The contents of this information sheet have been prepared in order to assist residents to understand the Whitsunday Planning Scheme. This information is a general overview only. For full details in relation to the applicable provisions of the planning scheme that affect proposed development, please refer to the Whitsunday Planning Scheme.

FOR MORE INFORMATION

Visit the Whitsunday Planning Scheme on Councils website; or

Contact: Strategic Planning on 1300 972 753

Email: info@whitsundayrc.qld.gov.au