

12 May 2023

Enquiries: Neil Beck
Our Ref: EXEM 2023_5369/1 (1156544)
Your Ref: 20224254

Administration Office
64 - 66 Front St Mossman
P 07 4099 9444
F 07 4098 2902

J P Ward
90 South Arm Drive
WONGA BEACH QLD 4873

Dear Sir / Madam

EXEMPTION CERTIFICATE

Council refers to your amended request for an exemption certificate for the following premises received on 9 May 2023.

Summary of Exempt Development

Construction of a deck as detailed in Attachment 1.

Location details

Street Address: 90-96 South Arm Drive WONGA BEACH

Real Property Description: LOT: 8 SP: 176447

Local Government Area: Douglas Shire Council

Decision

Council advises that an exemption certificate has been granted on 12 May 2023 for development as detailed in Attachment 1.

Referral agencies

Not Applicable

Reasons for giving exemption certificate

The development is exempt under this certificate under s46(3)(b) of the *Planning Act 2016* for the following reason(s):

- The effects of the development would be minor or inconsequential, considering the circumstances under which the development was categorised as assessable development.

When exemption certificate ceases to have effect

This exemption certificate does not lapse.

Other

Please quote Council's application number: EXEM 2023_ 5369/1 in all subsequent correspondence relating to this request.

Should you require any clarification regarding this matter, please contact Neil Beck on telephone 07 4099 9444.

Yours faithfully

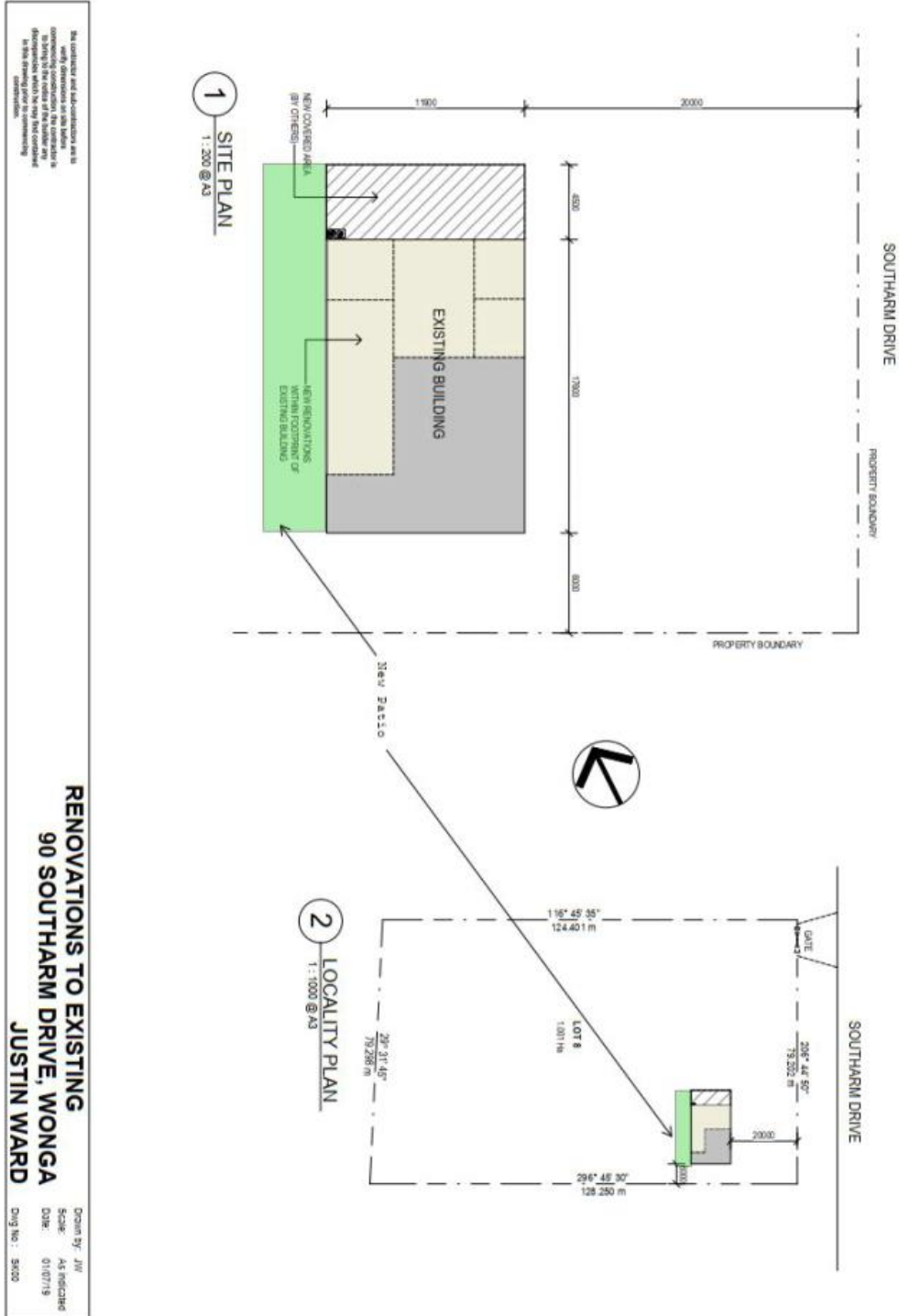


For
Paul Hoyer
Manager Environment & Planning

cc Emailed to GMA Certification Group Pty Ltd – adminpd@gmacert.com.au

GMA Certification Group

APPENDIX A - Proposed Plans



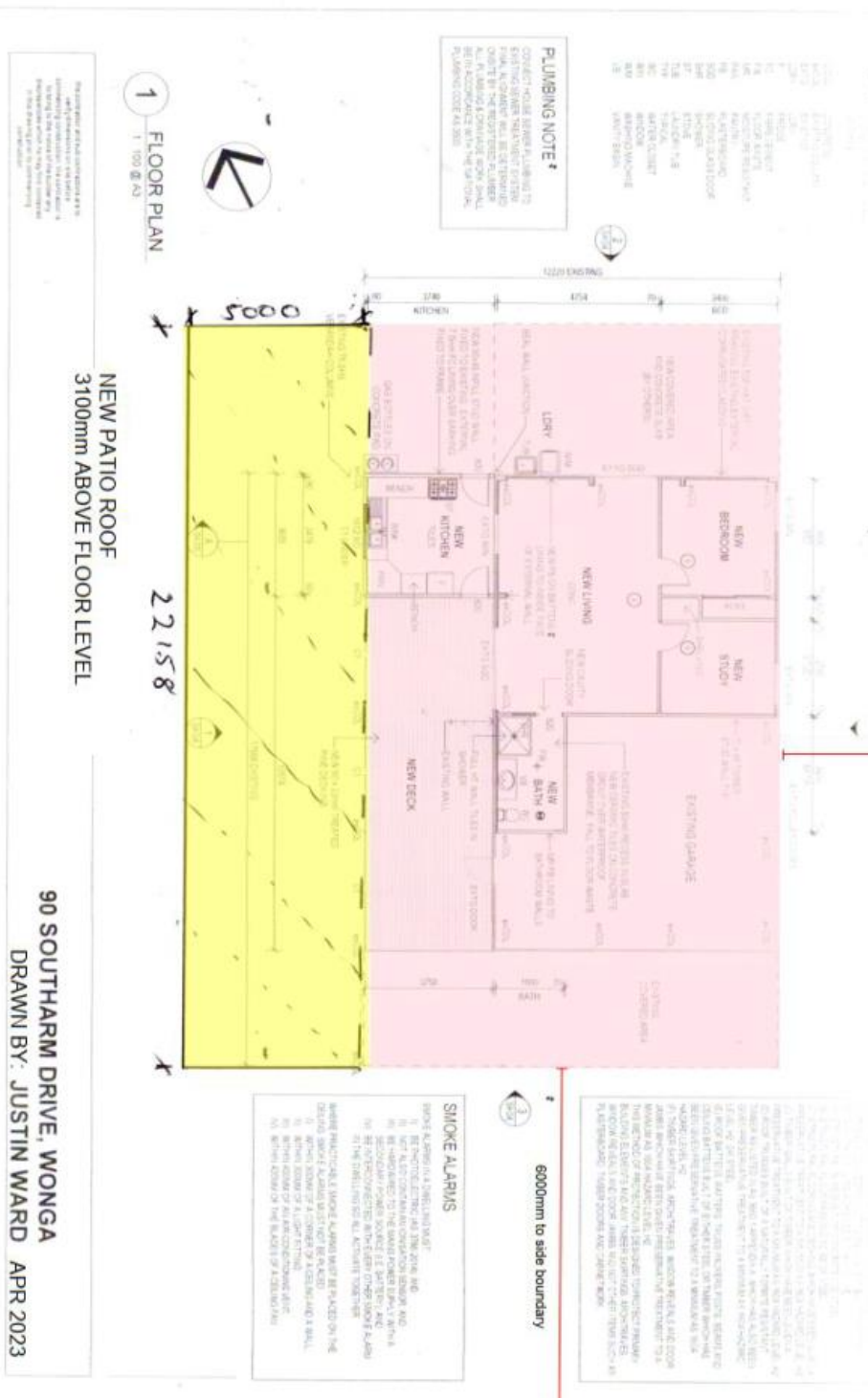
www.gmacert.com.au

APPROVAL RELATES TO PATIO ROOF ONLY

EXISTING DWELLING

2000mm to front boundary

6000mm to side boundary



PLUMBING NOTE #
 CONTACT YOUR LOCAL PLUMBER TO
 VERIFY THE LOCATION OF ALL EXISTING
 AND NEW PLUMBING. ALL PLUMBING
 SHALL BE INSTALLED IN ACCORDANCE
 WITH THE RELEVANT PLUMBING
 REGULATIONS AND STANDARDS.
 ALL PLUMBING WORK SHALL BE
 COMPLETED WITHIN THE
 SPECIFIED TIME FRAME.

SMOKE ALARMS
 1. SMOKE ALARMS SHALL BE INSTALLED IN
 ALL BEDROOMS AND BATHS.
 2. SMOKE ALARMS SHALL BE INSTALLED
 IN ALL COMMON AREAS.
 3. SMOKE ALARMS SHALL BE INSTALLED
 IN ALL PATIO ROOFS.
 4. SMOKE ALARMS SHALL BE INSTALLED
 IN ALL GARAGES.
 5. SMOKE ALARMS SHALL BE INSTALLED
 IN ALL ATTACHED GARAGES.
 6. SMOKE ALARMS SHALL BE INSTALLED
 IN ALL CARPORTS.
 7. SMOKE ALARMS SHALL BE INSTALLED
 IN ALL PERGOLAS.
 8. SMOKE ALARMS SHALL BE INSTALLED
 IN ALL PATIO ROOFS.
 9. SMOKE ALARMS SHALL BE INSTALLED
 IN ALL GARAGES.
 10. SMOKE ALARMS SHALL BE INSTALLED
 IN ALL ATTACHED GARAGES.
 11. SMOKE ALARMS SHALL BE INSTALLED
 IN ALL CARPORTS.
 12. SMOKE ALARMS SHALL BE INSTALLED
 IN ALL PERGOLAS.

90 SOUTHARM DRIVE, WONGA
 DRAWN BY: JUSTIN WARD APR 2023