

23 August 2021

Enquiries: Jenny Elphinstone
Our Ref: EXEM 2021_4310/1 (Doc 1031664)
Your Ref: 20213377

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

G & B Plumbing
PO Box 1316
Mossman Qld 4870

Email gandbjack@gmail.com

Attention Mr Greg Jack

Dear Sir

EXEMPTION CERTIFICATE

Council refers to your request for an exemption certificate for the following premises received together with a concurrence referral that was properly made on 20 August 2021.

Summary of Exempt Development

Proposed shed to be located in the area mapped on the Planning Scheme Flood Hazard Overlay.

Location details

Street Address: 39 Upper Daintree Road Stewart Creek Valley
Real Property Description: Lot 4 on SR 193
Local Government Area: Douglas Shire Council

Decision

Council advises that an exemption certificate has been granted on 23 August 2021 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 2021_ 4310/1 in all subsequent correspondence relating to this request.

Should you require any clarification regarding this matter, please contact Jenny Elphinstone 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

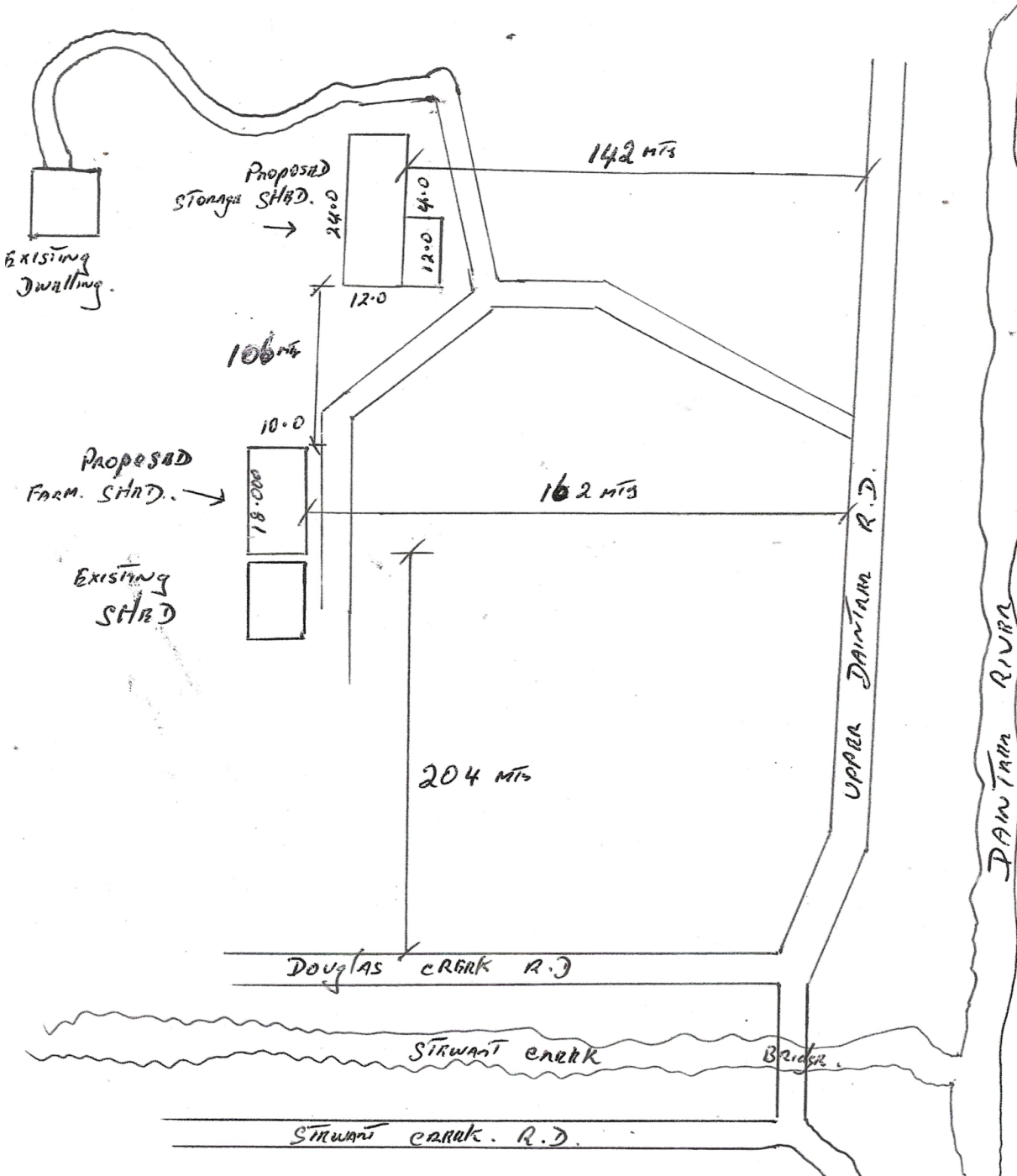
cc Email Jason Torenbeek savanahair@bigpond.com

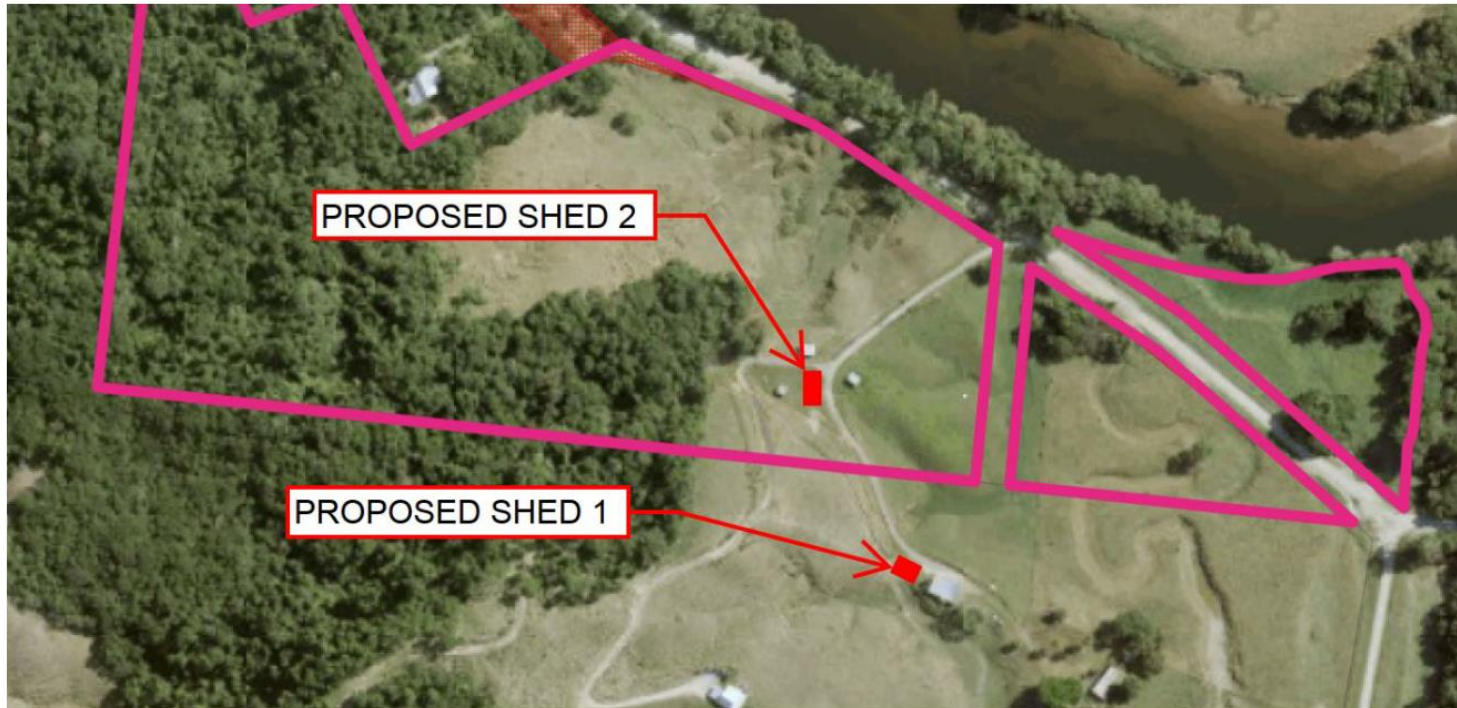
Attachment 1

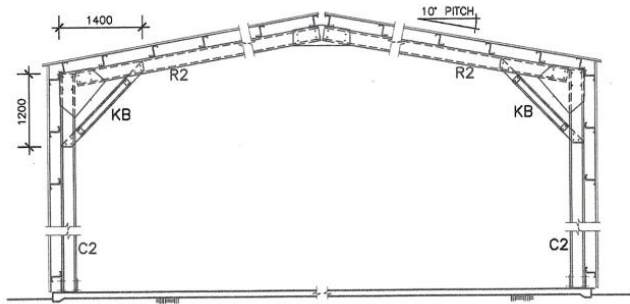
SITE PLAN FOR JASON TOKENBEEK

LOT 3 RP 749183 - DOUGLAS CREEK ROAD

AND UPPER DAWNTON ROAD, STEWART CREEK VALLEY QLD.

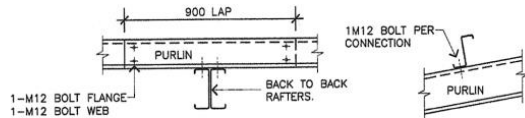




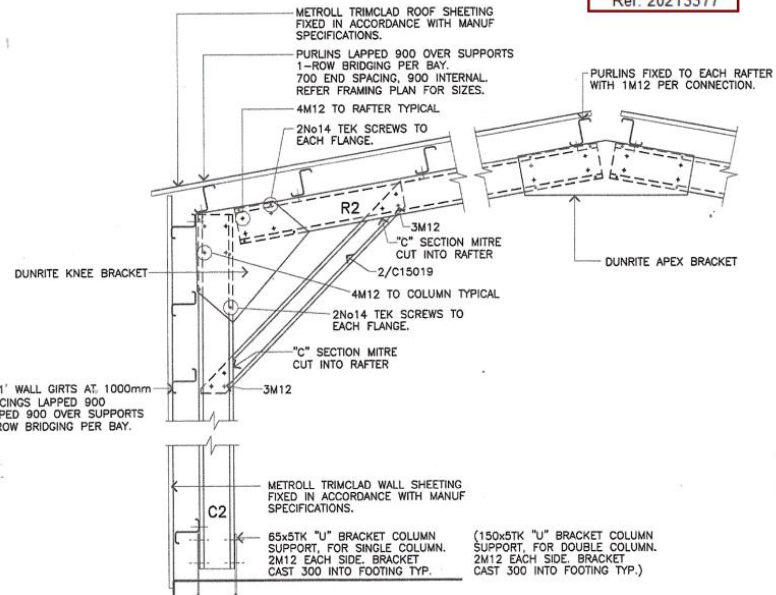


KB—C15019x2 MITRE CUT FLANGES OFF
 2 BOLTS AT EACH END AND 2 BOLTS MIDDLE
 3 BOLTS INTO COLUMN/RAFTER

ELEVATION INTERNAL FRAME
 NOT TO SCALE



TYPICAL PURLIN/RAFTER CONNECTION.
 NOT TO SCALE



SECTION
 NOT TO SCALE



CMG CONSULTING ENGINEERS PTY. LTD.

A.C.N. 011 085 375 STRUCTURAL AND CIVIL
 20B Buchan Street CARNS, 4870. Phone: (07) 4031 2775
 P.O. Box 5901 Cairns Mail Centre Fax: (07) 4051 9013

PROPOSED SHED.

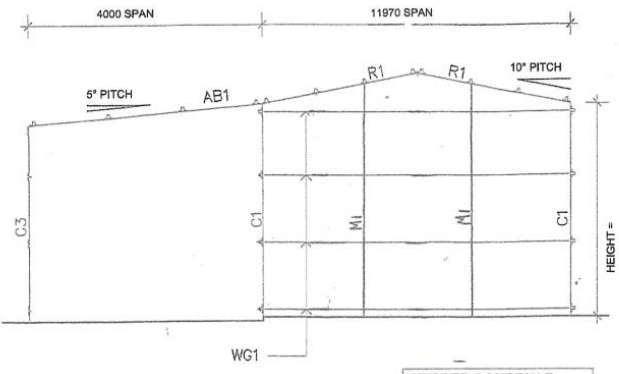
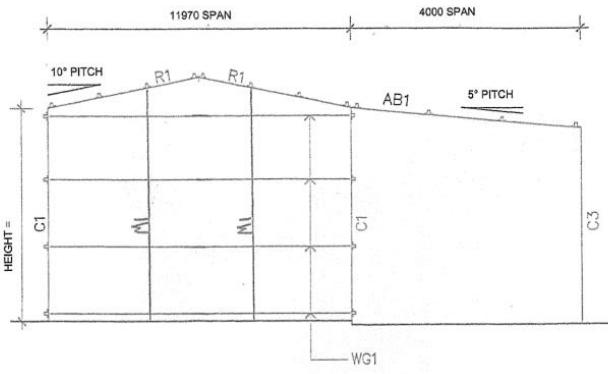
LOT 3 RP 749183
 DOUGLAS CREEK RD.
 AT: STEWART CREEK VALLEY

TITLE: SECTION & DETAILS

JOB REF: CNS2345

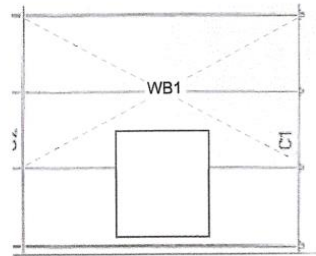
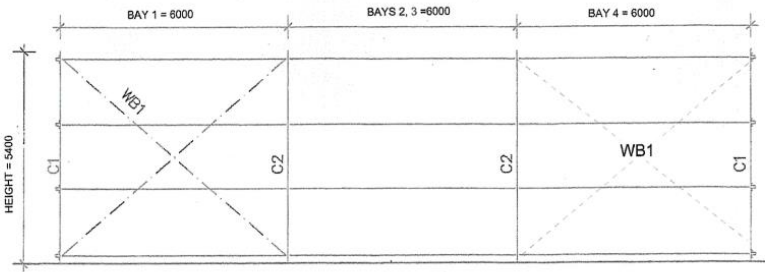
SCALE		DRAWN	CMG
DATE	15.6.21	DESIGNED	CMG
APPROVED	<i>[Signature]</i>	CHECKED	CMG
DWG NUMBER	43496-04	AMDT	

0+SPAN



1 ELEVATION
N.T.S.

2 ELEVATION
N.T.S.



WALL BRACING OVER TOP
OF SGD BAYS 3&4

3 ELEVATION
N.T.S.

4 ELEVATION (SIMILAR)
N.T.S.

MEMBER SCHEDULE	
C1	= C25024
C2	= C25024
R1	= C25024 X 2
R2	= C25024 X 2
C3	= 75x75x4.0
AB1	= C20010
AB2	= C20010 X 2
M1	= C25024
RB1	= 50x1.2 GI STRAP
WB1	= 50x1.2 GI STRAP
PL1	= Z15015 1 ROW
WG1	= BRIDGING
BS	= BAY SPACING = 6.00 M
HT	= HEIGHT = 5.40 M

P1 & P2 = 900x900x900 DEEP MASS CONCRETE FOOTING

P3 & P4 = 450x450x450 DEEP MASS CONCRETE FOOTING

RF1 = 150x150 SLAB EDGE THICKENING

SJ = 25mm DEEP SAW CUT WITHIN 24 HRS OF PLACEMENT OF CONCRETE

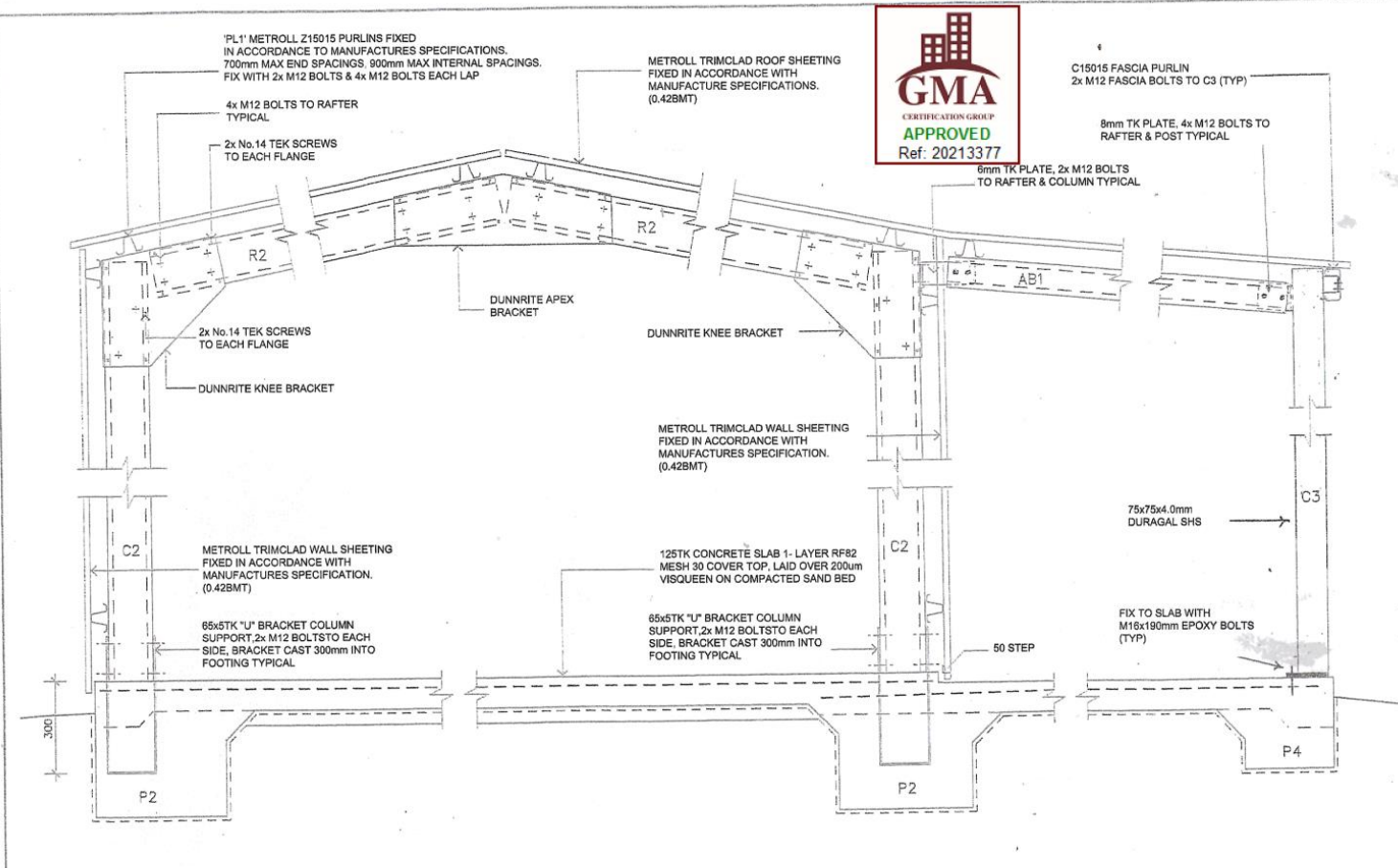
BASED ON "M" OR "S" CLASS SITE ONLY

C.M.G. CONSULTING ENGINEERS PTY.LTD.
A.C.N. 011 083 375 STRUCTURAL AND CIVIL
208 Buchan Street CAIRNS, 4870. P.O. Box 5501 Cairns Mail Centre Phone: (07) 4031 2775 Fax: (07) 4051 9013

PROPOSED SHED
AT: LOT 3 RP 749183 DOUGLAS CREEK RD STEWART CREEK VALLEY
ELEVATIONS

SCALE	HOR AS SHOWN	DRAWN	JD
		DESIGNED	CMG
DATE	15.6.21	CHECKED	CMG
APPROVED	<i>[Signature]</i>		
DWG NUMBER	43496-02	AMDT	A

JOB REF: CNS2345

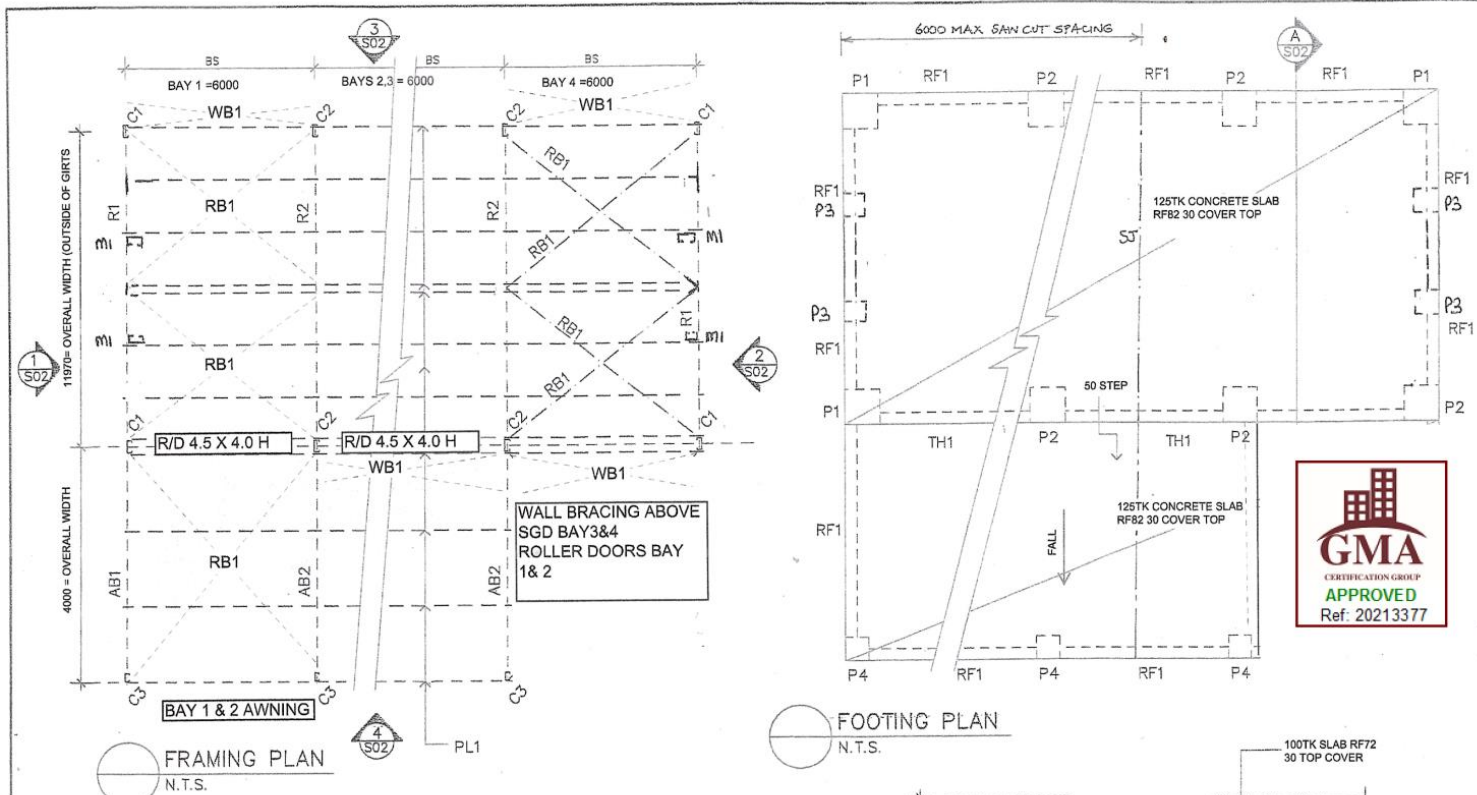


A SECTION
NOT TO SCALE

BASED ON "M" OR "S" CLASS SITE ONLY

C.M.G. CONSULTING ENGINEERS PTY.LTD. <small>A.C.N. 911 053 375</small> STRUCTURAL AND CIVIL 208 Burchon Street CAIRNS, 4870 Phone: (07) 4031 2775	P.O. Box 5901 Colms Mall Centre Fax: (07) 4051 5013	PROPOSED SHED		SCALE	HDR AS SHOWN	DRAWN	JD
		AT: LOT 3 RP749183 DOUGLAS CREEK RD STEWART CREEK VALLEY		DATE	15.6.21	CHECKED	CMG
ELEVATIONS & SECTIONS.		JOB REF: CNS2345		DWG NUMBER	43496-03	AMDT	A

8+ SPAN

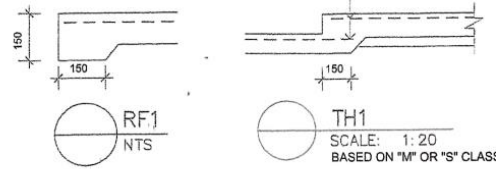


MEMBER SCHEDULE

C1	=	C25024
C2	=	C25024
R1	=	C25024 X 2
R2	=	C25024 X 2
C3	=	75x75x4.0
AB1	=	C20019
AB2	=	C20019 X 2
M1	=	C20024
RB1	=	50x1.2 GI STRAP
WB1	=	50x1.2 GI STRAP
PL1	=	Z15015 1 ROW
WG1	=	BRIDGING

BS = BAY SPACING = 6.00 M
HT = HEIGHT = 5.40 M

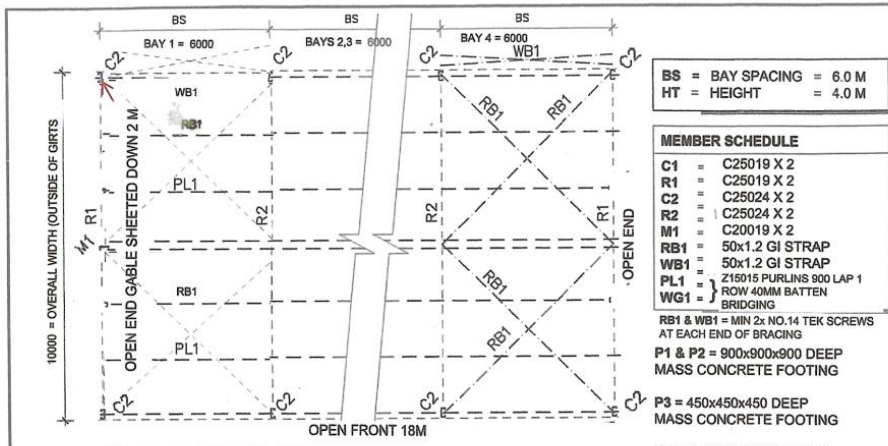
P1 & P2 = 900x900x900 DEEP MASS CONCRETE FOOTING
 P3 & P4 = 450x450x450 DEEP MASS CONCRETE FOOTING
 RF1 = 150x150 SLAB EDGE THICKENING
 SJ = 25mm DEEP SAW CUT WITHIN 24 HRS OF PLACEMENT OF CONCRETE



C.M.G. CONSULTING ENGINEERS PTY.LTD.
 A.C.N. 911 993 375 STRUCTURAL AND CIVIL
 20B Buchan Street CAIRNS, 4870 Phone: (07) 4031 2773
 P.O. Box 5901 Cairns Mail Centre Fax: (07) 4051 9013

PROPOSED SHED
 LOT 3 RP 749183
 AT: DOUGLAS CREEK RD. STEWART CREEK VALLEY
 ELEVATIONS & SECTIONS. JOB REF: CNS2345

SCALE	HOR AS SHOWN	DRAWN	JD
DATE	15.6.21	DESIGNED	CMG
APPROVED	<i>[Signature]</i>	CHECKED	CMG
DWG NUMBER	43496-01	AMDT	B



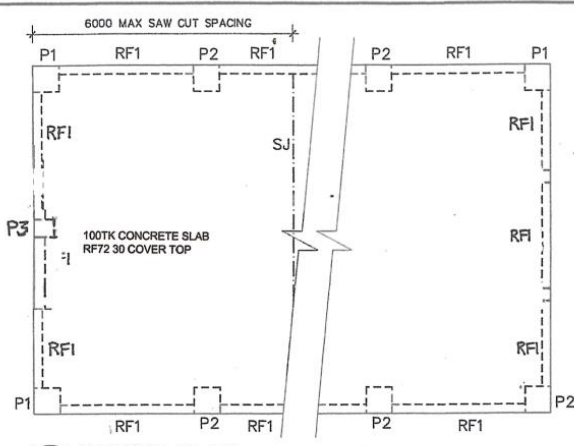
FRAMING PLAN
NOT TO SCALE.

BS = BAY SPACING = 6.0 M
HT = HEIGHT = 4.0 M

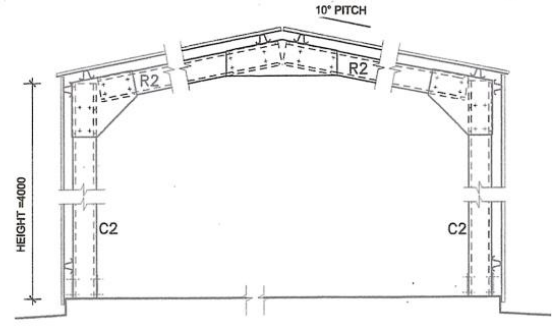
MEMBER SCHEDULE

C1	=	C25019 X 2
R1	=	C25019 X 2
C2	=	C25024 X 2
R2	=	C25024 X 2
M1	=	C20019 X 2
RB1	=	50x1.2 GI STRAP
WB1	=	50x1.2 GI STRAP
PL1	=	Z15015 PURLINS 900 LAP 1
WG1	=	ROW 40MM BATTEN BRIDGING

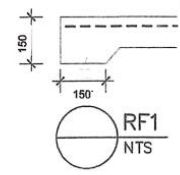
RB1 & WB1 = MIN 2x NO.14 TEK SCREWS AT EACH END OF BRACING
P1 & P2 = 900x900x900 DEEP MASS CONCRETE FOOTING
P3 = 450x450x450 DEEP MASS CONCRETE FOOTING
RF1 = 150x150 SLAB EDGE THICKENING
SJ = 25mm DEEP SAW CUT WITHIN 24 HRS OF PLACEMENT OF CONCRETE



FOOTING PLAN
NOT TO SCALE



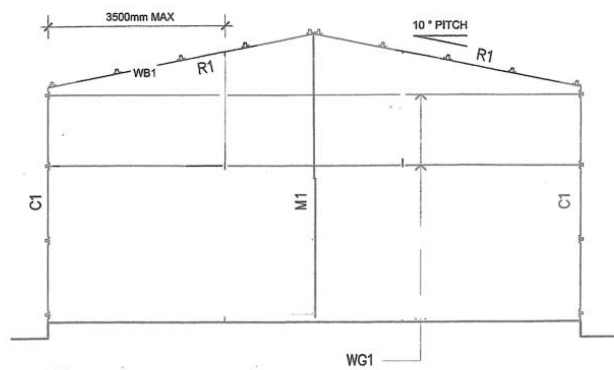
ELEVATION INTERNAL FRAME
NOT TO SCALE



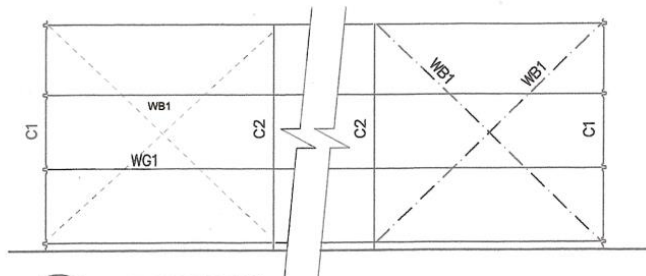
SITE PLAN
NOT TO SCALE

BASED ON "M" OR "S" CLASS SITE ONLY

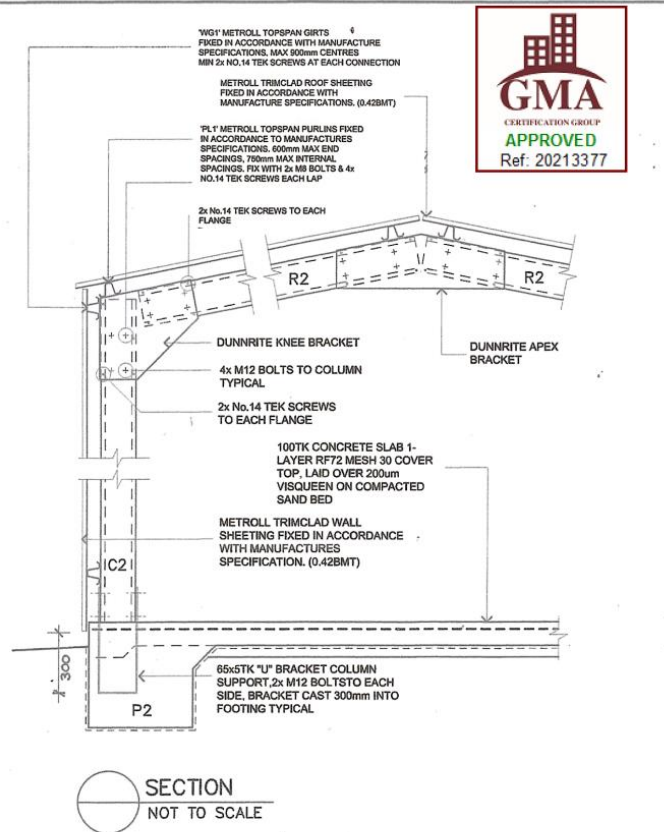
C.M.G. CONSULTING ENGINEERS PTY.LTD. <small>AC.N. 011 069 375 STRUCTURAL AND CIVIL</small> 208 Buchan Street CAIRNS, 4870. Phone: (07) 4031 2775 P.O. Box 5901 Cairns Mail Centre Cairns, 4870. Fax: (07) 4051 9013	PROPOSED SHED LOT 3 RP 749183 AT: DOUGLAS CREEK RD STEWART CREEK VALLEY		SCALE	HOR AS SHOWN	DRAWN	JD	
	PLANS AND SECTION.		DATE	5.7.21	CHECKED	CMG	CMG
JOB REF: CNS2284		APPROVED			DWG NUMBER	43572-01	AMDT A



END ELEVATION
NOT TO SCALE



SIDE ELEVATION
NOT TO SCALE



SECTION
NOT TO SCALE

BASED ON "M" OR "S" CLASS SITE ONLY

C.M.G. CONSULTING ENGINEERS PTY.LTD.
 A.C.N. 011 053 375 STRUCTURAL AND CIVIL
 208 Buchan Street
 CAIRNS, 4870.
 Phone: (07) 4031 2775

P.O. Box 5901
 Cairns Mail Centre
 Fax: (07) 4051 9013

PROPOSED SHED
 LOT 3 RP 749183
 AT: DOUGLAS CREEK RD
 STEWART CREEK VALLEY

ELEVATIONS & SECTIONS.

JOB REF: CNS2284

SCALE	HOR AS SHOWN		DRAWN	JD
	DESIGNED	CMG		
DATE	5.7.21	CHECKED	CMG	
APPROVED				
DWG NUMBER	43572-02	AMDT	A	