

# GMA Certification Group

BUILDING SURVEYORS

ACN 150 435 617

*Leaders in Building Certification Services*

**Port Douglas**

P: 07 4098 5150 E: adminpd@gmacert.com.au

Unit 5 "Craiglie Business Centre" Owen Street, Port Douglas, QLD, 4877

P.O. Box 2760, Nerang Qld 4211



3 August 2022

Chief Executive Officer  
Douglas Shire Council  
PO Box 723  
Mossman QLD 4873

Attention: Building Services / Development Assessment

Dear Sir/Madam,

**Re: Application for Alternative Siting Assessment – Shed, Lot 44 SP204468, 10  
Julia Close, Wonga Beach**

It is acknowledged that the proposed patio does not comply with the rear boundary clearance identified under the acceptable solutions of the *Queensland Development Code MP1.2* Acceptable Solution A2. The proposed encroachment is:

- The outermost projection of the shed is proposed to be built up to left-hand side boundary.

As a consequence, in providing a concurrence agency response the Council is required to have regard to Performance Outcome P2. In particular, the Council would have to determine that the proposed development would adversely affect the provision of adequate daylight and ventilation and the amenity and privacy of the adjoining residents.

It is submitted that, in this instance and in the context of the existing development of the site and area, the proposed patio would not have any adverse impacts on adjoining residents. The table below provides a detailed assessment against these applicable assessment benchmarks.

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Table 1 Queensland Development Code MP 1.2.

| Performance Criteria   | Acceptable Solutions  | Compliance   |
|--|---|--|
| <b>Buildings and Structures</b>  |   |  |
| <b>P2</b><br>Buildings and structures – <ul style="list-style-type: none"> <li>(a) provide adequate daylight and ventilation to habitable rooms; and</li> <li>(b) allow adequate light and ventilation to habitable rooms of buildings on adjoining lots.</li> <li>(c) do not adversely impact on the amenity and privacy of residents on adjoining lots.</li> </ul> | <b>A2</b><br>(a) The side and rear boundary clearance for a part of the building or structure is – <ul style="list-style-type: none"> <li>(i) where the height of that part is 4.5m or less - 1.5m; and</li> <li>(ii) where the height of that part is greater than 4.5m but not more than 7.5m - 2m; and</li> <li>(iii) where the height is greater than 7.5m - 2m plus 0.5m for every 3m or part exceeding 7.5m.</li> </ul> (b) For a rectangular or near rectangular narrow lot with a 15m or less frontage, the minimum side and rear setbacks for that part are – <ul style="list-style-type: none"> <li>(i) where the height is not more than 7.5m – in accordance with Table A2; and</li> <li>(ii) where the height is more than 7.5m – 2m plus 0.5m for every 3m or part of 3m by which the height exceeds 7.5m.</li> </ul> (c) Structures may be exempted from A2 (a) and (b) where – <ul style="list-style-type: none"> <li>(i) the structure is not a deck, patio, pergola, verandah, gazebo or the like other than one permitted under A2 (c)</li> <li>(v)</li> </ul> | <b>Complies with P2</b><br>The shed, exhibiting an outermost projection height of 3.00 metres within the allowable 1.5 metre side setback encroachment, will be located more than the minimum required 1.5 metres from neighbouring habitable rooms.<br><br>With this, the proposal would not overshadow or adversely impact the adjoining residence in terms of daylight or ventilation,<br><br>The shed, being a 10a, is classified for non-habitable purposes. Therefore, the proposal would not be considered to unduly impact the privacy nor amenity of the adjoining residents.<br><br>With the above considered, the proposed development would not result in a development that is inconsistent with the requirements of the Performance Outcome.<br><br>Additional key points by Owner for Council's consideration include: <ul style="list-style-type: none"> <li>- proposal allows a 2-bay parking space for protecting boat and 4x4 from inclement weather</li> </ul> |

**Table A2**

| Road Frontage<br>in metres | Side and Rear<br>Boundary Clearances |            |
|----------------------------|--------------------------------------|------------|
|                            | Height<br>in metres                  |            |
|                            | 4.5 or less                          | 4.5 to 7.5 |
| 14.501 – 15.000            | 1.425                                | 1.900      |
| 14.001 – 14.500            | 1.350                                | 1.800      |
| 13.501 – 14.000            | 1.275                                | 1.700      |
| 13.001 – 13.500            | 1.200                                | 1.600      |
| 12.501 – 13.000            | 1.125                                | 1.500      |
| 12.001 – 12.500            | 1.050                                | 1.400      |
| 11.501 – 12.000            | 0.975                                | 1.300      |
| 11.001 – 11.500            | 0.900                                | 1.200      |
| 10.501 – 11.000            | 0.825                                | 1.100      |
| 10.500 or less             | 0.750                                | 1.000      |

| Performance Criteria | Acceptable Solutions   | Compliance  |
|----------------------|--|---|
|                      | <p>(ii) the structure is not used for entertainment, recreational purposes or the like</p> <p>(iii) a screen, fence or retaining wall or a combination of screens, fences or retaining walls is not more than 2m in height or</p> <p>(iv) a rainwater tank, including any supporting structure such as a stand, is not more than 2.4m high.</p> <p>(v) subject to (ii), it is a pergola or other structure which is-</p> <ul style="list-style-type: none"> <li>A. not enclosed by walls or roofed; and</li> <li>B. not more than 2.4m in height at the boundary; and</li> <li>C. primarily ornamental or for horticultural purposes.</li> </ul> <p>(d) Subject to A2(c), class 10a buildings or parts may be within the boundary clearances nominated in A2(a) and (b) where –</p> <ul style="list-style-type: none"> <li>(i) the height of a part within the boundary clearance is not more than 4.5m and has a mean height of not more than 3.5m; and</li> <li>(ii) the total length of all buildings or parts, of any class, within the boundary clearance is</li> </ul> | <p>and to shield from view of streetscape,</p> <ul style="list-style-type: none"> <li>- the adjoining property has no existing structures along the boundary line.</li> </ul> |

| Performance Criteria | Acceptable Solutions  | Compliance |
|----------------------|---|------------|
|                      | <p>not more than 9m along any one boundary; and</p> <p>(iii) the class 10a buildings or parts within the boundary clearance are located no closer than 1.5m to a required window in a habitable room of an adjoining dwelling.</p> <p>(e) Swimming pools may be within the boundary clearances nominated in A2(a) and (b) where –</p> <p>(i) a solid wall or fence, constructed to prevent water entry onto adjoining lots, at least 1.8m high above finished ground level, is erected between the swimming pool and the boundary of the lot; and</p> <p>(ii) the top of the wall or fence is at least 1.0m above the top of the coping of the pool</p> |            |

On the basis of the above assessment, it is considered that the development is able to satisfy the Performance Outcomes and therefore satisfies the Assessment Benchmarks. On that basis, Council is obligated, in accordance with the requirements of the *Planning Act 2016* to provide a positive concurrence agency response.

Should you require any further information or wish to discuss the application, please contact me on 4771 6532 or by email [daniel.c@gmacert.com.au](mailto:daniel.c@gmacert.com.au)

Kind Regards

A handwritten signature in blue ink, appearing to be 'Daniel Cobain', with a stylized loop and a long horizontal stroke.

Daniel Cobain  
GMA Certification Group  
Encl.

# DA Form 2 – Building work details

**Approved form (version 1.2 effective 7 February 2020) made under Section 282 of the Planning Act 2016.**

This form **must** be used to make a development application **involving building work**.

For a development application involving **building work only**, use this form (DA Form 2) only. The DA Forms Guide provides advice about how to complete this form.

For a development application involving **building work associated and any other type of assessable development** (i.e. material change of use, operational work or reconfiguring a lot), use DA Form 1 – Development application details and parts 4 to 6 of this form (DA Form 2).

Unless stated otherwise, all parts of this form **must** be completed in full and all required supporting information **must** accompany the development application.

One or more additional pages may be attached as a schedule to this development application if there is insufficient space on the form to include all the necessary information.

This form and any other form relevant to the development application must be used to make a development application relating to strategic port land and Brisbane core port land under the *Transport Infrastructure Act 1994*, and airport land under the *Airport Assets (Restructuring and Disposal) Act 2008*. For the purpose of assessing a development application relating to strategic port land and Brisbane core port land, any reference to a planning scheme is taken to mean a land use plan for the strategic port land, Brisbane port land use plan for Brisbane core port land, or a land use plan for airport land.

**Note:** All terms used in this form have the meaning given under the Planning Act 2016, the Planning Regulation 2017, or the Development Assessment Rules (DA Rules).

## PART 1 – APPLICANT DETAILS

| 1) Applicant details                                       |                    |
|--|--------------------|
| Applicant name(s) <i>(individual or company full name)</i> | Leigh Wiggins      |
| Contact name <i>(only applicable for companies)</i>        | Leigh Wiggins      |
| Postal address <i>(PO Box or street address)</i>           | Lot 44, Julia Cl   |
| Suburb   | WONGA BEACH        |
| State  | QLD                |
| Postcode   | 4873               |
| Country  | Australia          |
| Contact number   | na                 |
| Email address <i>(non-mandatory)</i>                       | leiwig12@gmail.com |
| Mobile number <i>(non-mandatory)</i>                       | 0487 941 931       |
| Fax number <i>(non-mandatory)</i>                          | na                 |
| Applicant's reference number(s) <i>(if applicable)</i>     |                    |

## PART 2 – LOCATION DETAILS

| 2) Location of the premises <i>(complete 2.1 and/or 2.2 if applicable)</i>   |  |
|--|--|
| <b>Note:</b> Provide details below and attach a site plan for any or all premises part of the development application. For further information, see <a href="#">DA Forms Guide: Relevant plans</a> .   |  |
| 2.1) Street address and lot on plan  |  |
| <input checked="" type="checkbox"/> Street address AND lot on plan <i>(all lots must be listed)</i> , OR   |  |
| <input type="checkbox"/> Street address AND lot on plan for an adjoining or adjacent property of the premises <i>(appropriate for development in water but adjoining or adjacent to land e.g. jetty, pontoon. All lots must be listed)</i> . |  |

|          |            |                                    |                          |
|----------|------------|------------------------------------|--------------------------|
| Unit No. | Street No. | Street Name and Type               | Suburb                   |
|          | 10         | Julia Cl                           | WONGA BEACH              |
| Postcode | Lot No.    | Plan Type and Number (e.g. RP, SP) | Local Government Area(s) |
| 4873     | 44         | SP 204468                          | Douglas Shire Council    |

## 2.2) Additional premises

- ☐ Additional premises are relevant to this development application and the details of these premises have been attached in a schedule to this development application
- ☒ Not required

## 3) Are there any existing easements over the premises?

**Note:** Easement uses vary throughout Queensland and are to be identified correctly and accurately. For further information on easements and how they may affect the proposed development, see the [DA Forms Guide](#)

- ☐ Yes – All easement locations, types and dimensions are included in plans submitted with this development application
- ☒ No

# PART 3 – FURTHER DETAILS

## 4) Is the application only for building work assessable against the building assessment provisions?

- ☐ Yes – (proceed to 8)
- ☒ No

## 5) Identify the assessment manager(s) who will be assessing this development application

*Douglas Shire Council*

## 6) Has the local government agreed to apply a superseded planning scheme for this development application?

- ☐ Yes – a copy of the decision notice is attached to this development application
- ☐ The local government is taken to have agreed to the superseded planning scheme request – relevant documents attached
- ☐ No

## 7) Information request under Part 3 of the DA Rules

- ☐ I agree to receive an information request if determined necessary for this development application
- ☐ I do not agree to accept an information request for this development application
- Note:** By not agreeing to accept an information request I, the applicant, acknowledge:
- that this development application will be assessed and decided based on the information provided when making this development application and the assessment manager and any referral agencies relevant to the development application are not obligated under the DA Rules to accept any additional information provided by the applicant for the development application unless agreed to by the relevant parties.
  - Part 3 of the DA Rules will still apply if the application is an application listed under section 11.3 of the DA Rules.
- Further advice about information requests is contained in the [DA Forms Guide](#).

## 8) Are there any associated development applications or current approvals?

- ☐ Yes – provide details below or include details in a schedule to this development application
- ☐ No

| List of approval/development application         | Reference | Date | Assessment manager |
|--|-----------|------|--------------------|
| <input type="checkbox"/> Approval                |           |      |                    |
| <input type="checkbox"/> Development application |           |      |                    |
| <input type="checkbox"/> Approval                |           |      |                    |
| <input type="checkbox"/> Development application |           |      |                    |

## 9) Has the portable long service leave levy been paid?

- ☐ Yes – a copy of the receipted QLeave form is attached to this development application

|   |                      |                                |
|---|----------------------|--------------------------------|
| <input type="checkbox"/> No – I, the applicant will provide evidence that the portable long service leave levy has been paid before the assessment manager decides the development application. I acknowledge that the assessment manager may give a development approval only if I provide evidence that the portable long service leave levy has been paid<br><input checked="" type="checkbox"/> Not applicable (e.g. building and construction work is less than \$150,000 excluding GST) |                      |                                |
| Amount paid   | Date paid (dd/mm/yy) | QLeave levy number (A, B or E) |
| \$  |                      |                                |

|  |
|--|
| <b>10) Is this development application in response to a show cause notice or required as a result of an enforcement notice?</b><br><input type="checkbox"/> Yes – show cause or enforcement notice is attached<br><input checked="" type="checkbox"/> No |
|--|

|   |  |           |  |
|---|--|-----------|--|
| <b>11) Identify any of the following further legislative requirements that apply to any aspect of this development application</b>  |  |           |  |
| <input type="checkbox"/> The proposed development is on a place entered in the <b>Queensland Heritage Register</b> or in a local government's <b>Local Heritage Register</b> . See the guidance provided at <a href="http://www.des.qld.gov.au">www.des.qld.gov.au</a> about the requirements in relation to the development of a Queensland heritage place |  |           |  |
| Name of the heritage place:   |  | Place ID: |  |

## PART 4 – REFERRAL DETAILS

|  |
|--|
| <b>12) Does this development application include any building work aspects that have any referral requirements?</b><br><input type="checkbox"/> Yes – the Referral checklist for building work is attached to this development application<br><input checked="" type="checkbox"/> No – proceed to Part 5 |
|--|

| <b>13) Has any referral agency provided a referral response for this development application?</b><br><input type="checkbox"/> Yes – referral response(s) received and listed below are attached to this development application<br><input type="checkbox"/> No          |                 |                        |
|---|-----------------|------------------------|
| Referral requirement  | Referral agency | Date referral response |
|   |                 |                        |
|   |                 |                        |
| Identify and describe any changes made to the proposed development application that was the subject of the referral response and the development application the subject of this form, or include details in a schedule to this development application (if applicable) |                 |                        |
|   |                 |                        |

## PART 5 – BUILDING WORK DETAILS

|  |                    |
|--|--------------------|
| <b>14) Owner's details</b><br><input type="checkbox"/> Tick if the applicant is also the owner and proceed to 15). Otherwise, provide the following information. |                    |
| Name(s) (individual or company full name)  | Leigh Wiggins      |
| Contact name (applicable for companies)  | Leigh Wiggins      |
| Postal address (P.O. Box or street address)  | Lot 44, Julia Cl   |
| Suburb   | WONGA BEACH        |
| State  | QLD                |
| Postcode   | 4873               |
| Contact number   | na                 |
| Email address (non-mandatory)  | leiwig12@gmail.com |
| Mobile number (non-mandatory)  | 0487 941 931       |
| Fax number (non-mandatory)   | na                 |



| 15) Builder's details  |                    |
|--|--------------------|
| <input type="checkbox"/> Tick if a builder has not yet been engaged to undertake the work and proceed to 16). Otherwise provide the following information. |                    |
| Name(s) <i>(individual or company full name)</i>   | Leigh Wiggins      |
| Contact name <i>(applicable for companies)</i>   | Leigh Wiggins      |
| QBCC licence or owner – builder number   |                    |
| Postal address <i>(P.O. Box or street address)</i>   | Lot 44, Julia Cl   |
| Suburb   | WONGA BEACH        |
| State  | QLD                |
| Postcode   | 4873               |
| Contact number   | na                 |
| Email address <i>(non-mandatory)</i>   | leiwig12@gmail.com |
| Mobile number <i>(non-mandatory)</i>   | 0487 941 931       |
| Fax number <i>(non-mandatory)</i>  | na                 |

| 16) Provide details about the proposed building work  |  |
|---|--|
| a) What type of approvals is being sought?  |  |
| <input checked="" type="checkbox"/> Development permit<br><input type="checkbox"/> Preliminary approval   |  |
| b) What is the level of assessment?   |  |
| <input checked="" type="checkbox"/> Code assessment<br><input type="checkbox"/> Impact assessment <i>(requires public notification)</i>   |  |
| c) Nature of the proposed building work (tick all applicable boxes)   |  |
| <input checked="" type="checkbox"/> New building or structure<br><input type="checkbox"/> Change of building classification <i>(involving building work)</i><br><input type="checkbox"/> Demolition |  |
| <input type="checkbox"/> Repairs, alterations or additions<br><input type="checkbox"/> Swimming pool and/or pool fence<br><input type="checkbox"/> Relocation or removal                            |  |
| d) Provide a description of the work below or in an attached schedule.  |  |
| New Construction of Shed  |  |
| e) Proposed construction materials  |  |
| External walls  | <input type="checkbox"/> Double brick<br><input type="checkbox"/> Brick veneer<br><input type="checkbox"/> Stone/concrete                              |
|   | <input checked="" type="checkbox"/> Steel<br><input type="checkbox"/> Timber<br><input type="checkbox"/> Fibre cement                                  |
|   | <input type="checkbox"/> Curtain glass<br><input type="checkbox"/> Aluminium<br><input type="checkbox"/> Other   |
| Frame   | <input type="checkbox"/> Timber<br><input type="checkbox"/> Other  |
|   | <input checked="" type="checkbox"/> Steel<br><input type="checkbox"/> Aluminium  |
| Floor   | <input checked="" type="checkbox"/> Concrete<br><input type="checkbox"/> Timber<br><input type="checkbox"/> Other                                      |
| Roof covering   | <input type="checkbox"/> Slate/concrete<br><input type="checkbox"/> Aluminium  |
|   | <input type="checkbox"/> Tiles<br><input checked="" type="checkbox"/> Steel<br><input type="checkbox"/> Fibre cement<br><input type="checkbox"/> Other |
| f) Existing building use/classification? <i>(if applicable)</i>   |  |
|   |  |

|  |                      |                  |
|--|----------------------|------------------|
| g) New building use/classification? (if applicable)  |                      |                  |
| 10a  |                      |                  |
| h) Relevant plans<br><b>Note:</b> Relevant plans are required to be submitted for all aspects of this development application. For further information, see <a href="#">DA Forms Guide: Relevant plans</a> . |                      |                  |
| <input checked="" type="checkbox"/> Relevant plans of the proposed works are attached to the development application   |                      |                  |
| 17) What is the monetary value of the proposed building work?  |                      |                  |
| \$60,000.00  |                      |                  |
| 18) Has Queensland Home Warranty Scheme Insurance been paid?   |                      |                  |
| <input type="checkbox"/> Yes – provide details below   |                      |                  |
| <input type="checkbox"/> No  |                      |                  |
| Amount paid  | Date paid (dd/mm/yy) | Reference number |
| \$   |                      |                  |

## PART 6 – CHECKLIST AND APPLICANT DECLARATION

|   |  |
|---|--|
| 19) Development application checklist   |  |
| The relevant parts of <i>Form 2 – Building work details</i> have been completed   | <input checked="" type="checkbox"/> Yes  |
| This development application includes a material change of use, reconfiguring a lot or operational work and is accompanied by a completed <i>Form 1 – Development application details</i>   | <input type="checkbox"/> Yes<br><input checked="" type="checkbox"/> Not applicable |
| Relevant plans of the development are attached to this development application<br><b>Note:</b> Relevant plans are required to be submitted for all aspects of this development application. For further information, see <a href="#">DA Forms Guide: Relevant plans</a>   | <input checked="" type="checkbox"/> Yes  |
| The portable long service leave levy for QLeave has been paid, or will be paid before a development permit is issued  | <input type="checkbox"/> Yes<br><input checked="" type="checkbox"/> Not applicable |
| 20) Applicant declaration   |  |
| <input checked="" type="checkbox"/> By making this development application, I declare that all information in this development application is true and correct<br><input checked="" type="checkbox"/> Where an email address is provided in Part 1 of this form, I consent to receive future electronic communications from the assessment manager and any referral agency for the development application where written information is required or permitted pursuant to sections 11 and 12 of the <i>Electronic Transactions Act 2001</i><br><b>Note:</b> It is unlawful to intentionally provide false or misleading information.  |  |
| <b>Privacy</b> – Personal information collected in this form will be used by the assessment manager and/or chosen assessment manager, any referral agency and/or building certifier (including any professional advisers which may be engaged by those entities) while processing, assessing and deciding the development application.<br>All information relating to this development application may be available for inspection and purchase, and/or published on the assessment manager's and/or referral agency's website.<br>Personal information will not be disclosed for a purpose unrelated to the <i>Planning Act 2016</i> , <i>Planning Regulation 2017</i> and the DA Rules except where: <ul style="list-style-type: none"> <li>such disclosure is in accordance with the provisions about public access to documents contained in the <i>Planning Act 2016</i> and the <i>Planning Regulation 2017</i>, and the access rules made under the <i>Planning Act 2016</i> and <i>Planning Regulation 2017</i>; or</li> <li>required by other legislation (including the <i>Right to Information Act 2009</i>); or</li> <li>otherwise required by law.</li> </ul> This information may be stored in relevant databases. The information collected will be retained as required by the <i>Public Records Act 2002</i> . |  |

## PART 7 –FOR COMPLETION BY THE ASSESSMENT MANAGER – FOR OFFICE USE ONLY

Date received:  Reference numbers:

### For completion by the building certifier

|   |                                   |                               |
|---|-----------------------------------|-------------------------------|
| Classification(s) of approved building work |                                   |                               |
| 10a   |                                   |                               |
| Name  | QBCC Certification Licence number | QBCC Insurance receipt number |
| GMA Certification Group                     |                                   |                               |

### Notification of engagement of alternate chosen assessment manager

|   |  |
|---|--|
| Prescribed assessment manager                           |  |
| Name of chosen assessment manager                       |  |
| Date chosen assessment manager engaged                  |  |
| Contact number of chosen assessment manager             |  |
| Relevant licence number(s) of chosen assessment manager |  |

### Additional information required by the local government

| Confirm proposed construction materials: |  |   |  |
|--|--|---|--|
| External walls                           | <input type="checkbox"/> Double brick        | <input checked="" type="checkbox"/> Steel | <input type="checkbox"/> Curtain glass |
|  | <input type="checkbox"/> Brick veneer        | <input type="checkbox"/> Timber           | <input type="checkbox"/> Aluminium     |
|  | <input type="checkbox"/> Stone/concrete      | <input type="checkbox"/> Fibre cement     | <input type="checkbox"/> Other         |
| Frame                                    | <input type="checkbox"/> Timber              | <input checked="" type="checkbox"/> Steel | <input type="checkbox"/> Aluminium     |
|  | <input type="checkbox"/> Other               |   |  |
| Floor                                    | <input checked="" type="checkbox"/> Concrete | <input type="checkbox"/> Timber           | <input type="checkbox"/> Other         |
| Roof covering                            | <input type="checkbox"/> Slate/concrete      | <input type="checkbox"/> Tiles            | <input type="checkbox"/> Fibre cement  |
|  | <input type="checkbox"/> Aluminium           | <input checked="" type="checkbox"/> Steel | <input type="checkbox"/> Other         |

### QLeave notification and payment

*Note: For completion by assessment manager if applicable*

|   |  |                      |  |
|---|--|----------------------|--|
| Description of the work                           |  |                      |  |
| QLeave project number                             |  |                      |  |
| Amount paid (\$)                                  |  | Date paid (dd/mm/yy) |  |
| Date receipted form sighted by assessment manager |  |                      |  |
| Name of officer who sighted the form              |  |                      |  |

### Additional building details required for the Australian Bureau of Statistics

|   |      |                              |    |
|---|------|------------------------------|----|
| Existing building use/classification? (if applicable) |      |                              |    |
| New building use/classification?                      |      | 10a                          |    |
| Site area (m <sup>2</sup> )                           | 1076 | Floor area (m <sup>2</sup> ) | 90 |

# Referral checklist for building work

This referral checklist is required where any aspect of building work for a development application requires referral as identified in *DA Form 2 – Building work details*.

All relevant referral requirements for the development application are to be identified on this checklist. This checklist is to accompany *DA Form 2 – Building work details* for all development applications for building work that require referral.

**Note:** All terms used within the forms have the meaning given under the Planning Act 2016, the Planning Regulation 2017, or the Development Assessment Rules (DA Rules).

## 1) Referral requirements relevant to any building work identified on *DA Form 2 – Building work details*

**Note:** The Planning Regulation 2017 will determine if referral is required for a development application.

### Matters requiring referral to the **Chief Executive of the Planning Act 2016:**

- ☐ Premises seaward of coastal building line
- ☐ Declared fish habitat area
- ☐ State transport corridor
- ☐ Future State transport corridor
- ☐ Queensland heritage place
- ☐ Koala habitat in SEQ region

### Matters requiring referral to the **local government:**

- ☐ Particular class 1 and 10 buildings and structures involving possible amenity and aesthetic impacts
- ☐ Particular buildings for residential purposes
- ☒ Design and siting
- ☐ Fire safety in particular budget accommodation buildings
- ☐ Higher risk personal appearance services
- ☐ Building work for residential services
- ☐ Building work for removal or rebuilding
- ☐ Building work for particular class 1 buildings relating to material change of use
- ☐ Temporary accommodation buildings
- ☐ Building work relating to end of trip facilities for Queensland Development Code, part 4.1
- ☐ Building work for class 1 building on premises with on-site wastewater management system
- ☐ Flood hazard area
- ☐ Local heritage place

### Matters requiring referral to the **Queensland Fire and Emergency Service:**

- ☐ Fire safety systems – special fire services required or alternative solution proposed
- ☐ Fire safety systems – budget accommodation building
- ☐ Fire safety systems – residential care building
- ☐ Water-based fire safety installations
- ☐ Fire safety for farm buildings

### Matters requiring referral to **Safe Food Production QLD:**

- ☐ Retail meat premises

### Matters requiring referral to the **Chief Health Officer under the Hospital and Health Boards Act 2011:**

- ☐ Private health facilities

### Matters requiring referral to the **Chief Executive of the Pastoral Workers' Accommodation Act 1980:**

- ☐ Pastoral workers' accommodation

### Matters requiring referral to the **relevant service provider:**

- ☐ Building work over or near relevant infrastructure relating to Queensland Development Code, part 1.4





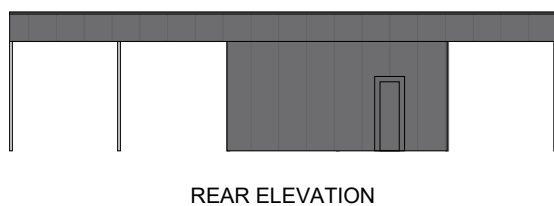
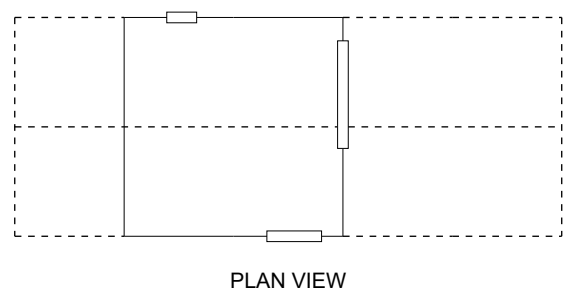
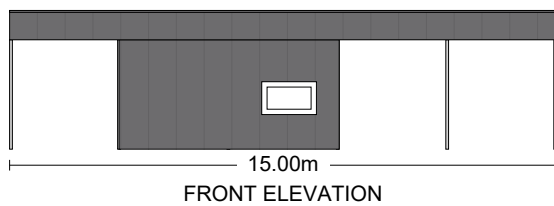
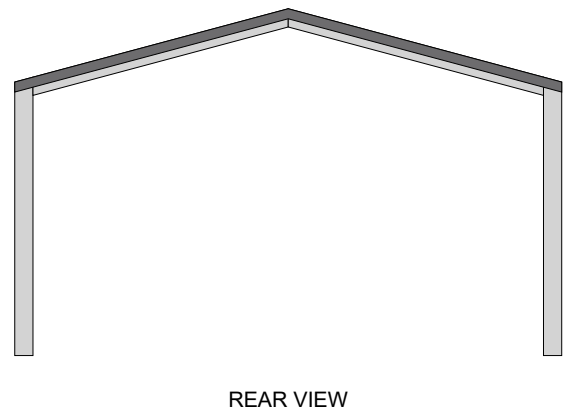
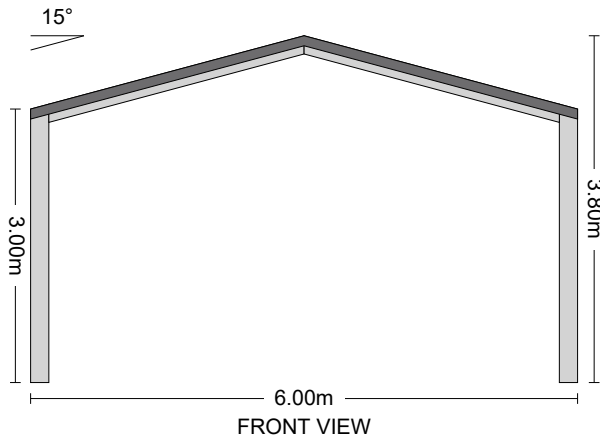
LEE WIGGINS

QUOTE NO: 352037

DATE: 04/07/2022

VALID: 14 Days

SHEDBOSS ATHERTON





# GMA Certification Group

BUILDING SURVEYORS

A.C.N 150 435 617

*Leaders in Building Certification Services*



**Port Douglas Office**

**P:** 07 4098 5150 **F:** 07 4098 5180 **E:** adminpd@gmcert.com.au

**Unit 5, Owen Street**

**Craiglie Business Park Craiglie**

**PO Box 2760 Nerang QLD 4211**

03 Aug 2022

Leigh Wiggins  
Lot 44, Julia CI  
WONGA BEACH QLD 4873

Dear Leigh

**Confirmation notice**

**Re: GMA Certification Group Ref No. 20220596**  
**Lot 44 on SP 204468**  
**10 Julia CI WONGA BEACH 10 4873**  
**Development Permit for Building Works for New Construction of Shed & New Construction of Patio**

The development application described above was properly made to the GMA Certification Group on 14 Feb 2022

**Public notification details**

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Part 4 of the Development Assessment Rules is not applicable to this development application.

**Referral details**

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Part 2 of the Development Assessment Rules is applicable. GMA, as the assessment manager intent to make an information request (where applicable) and the applicant has not indicated that they do not wish to receive an information request.

The development application must be referred to all relevant referral agency(s) within 10 business days starting the day after receiving this notice, or a further period agreed with the assessment manager; otherwise the application will lapse under section 31 of the Development Assessment Rules.

Yours sincerely

Daniel Cobain

GMA Certification Group