

# EXEMPTION CERTIFICATE

GIVEN UNDER S46 PLANNING ACT 2016



Mailing Address: PO Box 390, Gayndah Qld 4625  
Street Address: 34-36 Capper Street, Gayndah Qld 4625  
Telephone: 1300 696 272  
Facsimile: (07) 4161 1425  
Email: admin@northburnett.qld.gov.au  
Web: northburnett.qld.gov.au  
ABN: 23 439 388 197

THE EFFECT OF THIS EXEMPTION CERTIFICATE GIVEN UNDER SECTION 46 OF THE PLANNING ACT 2016 IS THAT THE DEVELOPMENT IDENTIFIED BELOW DOES NOT REQUIRE A DEVELOPMENT PERMIT.

## DETAILS OF PREMISES

Street address	Saleyards Road, Biggenden
Real property description	Lot 2 on SP228088

## DETAILS OF LANDOWNER

Name	Last Pastoral Co Pty Ltd
Postal address	22 Edward Street, Biggenden Qld
Phone number	0408 139 901
Email address	

*The Planning Act 2016 requires the Council give the certificate to each owner of the premises and each referral agency.*

## REQUESTER

Name	Nick Piras
Postal address	288 Inverramsay Road GOOMBURRA QLD 4362
Email address	NickP@thompsonlonghorn.com.au

## DEVELOPMENT TO WHICH THIS EXEMPTION CERTIFICATE APPLIES

This certificate applies to the following proposed development, which as a result, no longer requires a development permit.

Rearranging the pens at the existing Intensive animal industry (saleyards). Refer to Appendix 1 for a plan showing the proposed development.

*(Refer to additional supporting information over page)*

## ASSESSABLE DEVELOPMENT TRIGGERS

The planning scheme makes the proposed development assessable.

- |                                     |   |
|-------------------------------------|---|
| <input checked="" type="checkbox"/> | Tables 5.5.1 to 5.5.8—categories of assessment for making a material change of use in various zones |
| N/A                                 | Table 5.6.1—categories of assessment for reconfiguring a lot  |
| N/A                                 | Table 5.7.1—categories of assessment for building work  |
| N/A                                 | Table 5.8.1—categories of assessment for operational work   |
| N/A                                 | Table 5.10.1—categories of assessment for overlays  |

N/A Other—categories of assessment in relation to prescribed categories in Tables 5.4.1 and 5.4.2

## REFERRAL AGENCIES

There are no referral agencies for the development.

N/A There are one or more referral agencies for the development.

N/A All referral agencies have agreed in writing to the exemption certificate being given.

## REASONS FOR GIVING THE EXEMPTION CERTIFICATE

THE COUNCIL GIVES THIS EXEMPTION CERTIFICATE BECAUSE—

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

- 1) The site contains long-established and lawfully-operating saleyards.
- 2) The proposed development would replace outdated facilities and would not involve any new use.
- 3) The proposed development would have approximately the same number of selling pens and would not cause a material increase in the intensity or scale of the use. The intensity or scale of the use is one that fluctuates with such factors as seasonal influences and market demand.
- 4) The effects of the proposed development would include—
  - a) all loading and unloading would occur within the premises and no longer involve a loading ramp on Saleyards Road;
  - b) more efficient processing of cattle;
  - c) less traffic congestion from livestock transport vehicles;
  - d) less dust leaving the site due to an improved watering system and regular sprinkler points; and,
  - e) less release of effluent from the site and more efficient cleaning of pens.
- 5) The proposed development would result in improved safety for people.
- 6) The proposed development would improve animal welfare.
- 7) The effects of the development would therefore be minor or inconsequential, considering the circumstances under which it was categorised as assessable development, including the existing lawful use of the premises.

the development was categorised as assessable development only because of particular circumstances that no longer apply;

N/A

the development was categorised as assessable development because of an error.

N/A

## ADDITIONAL SUPPORTING DOCUMENTATION

*The following attachments form part of this certificate—*

N/A A written description of the proposed development

Plans or other drawings showing the proposed development—refer to Appendix 1

N/A Further supporting or explanatory documentation

N/A Other (please describe)—

## FURTHER PROVISIONS

This exemption certificate attaches to the premises and benefits each of the owners, the owners' successors in title and any occupiers of the premises.

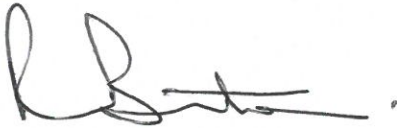
This exemption certificate has effect for 4 years after the day the certificate was given.

- The development stated in this exemption certificate must be complete within 3 years after the day the certificate was given.
- A use that is the natural and ordinary consequence of the development must start within 3 years after the day the certificate was given.
- To the extent development does not comply with a requirement stated in this section, the exemption certificate has no effect.
- Other provisions of the *Planning Act 2016* may apply to this exemption certificate.

**ENDORSEMENT BY CHIEF EXECUTIVE OFFICER**

Exemption Certificate given today,

09                      08                      2018  
Day                      Month                      Year



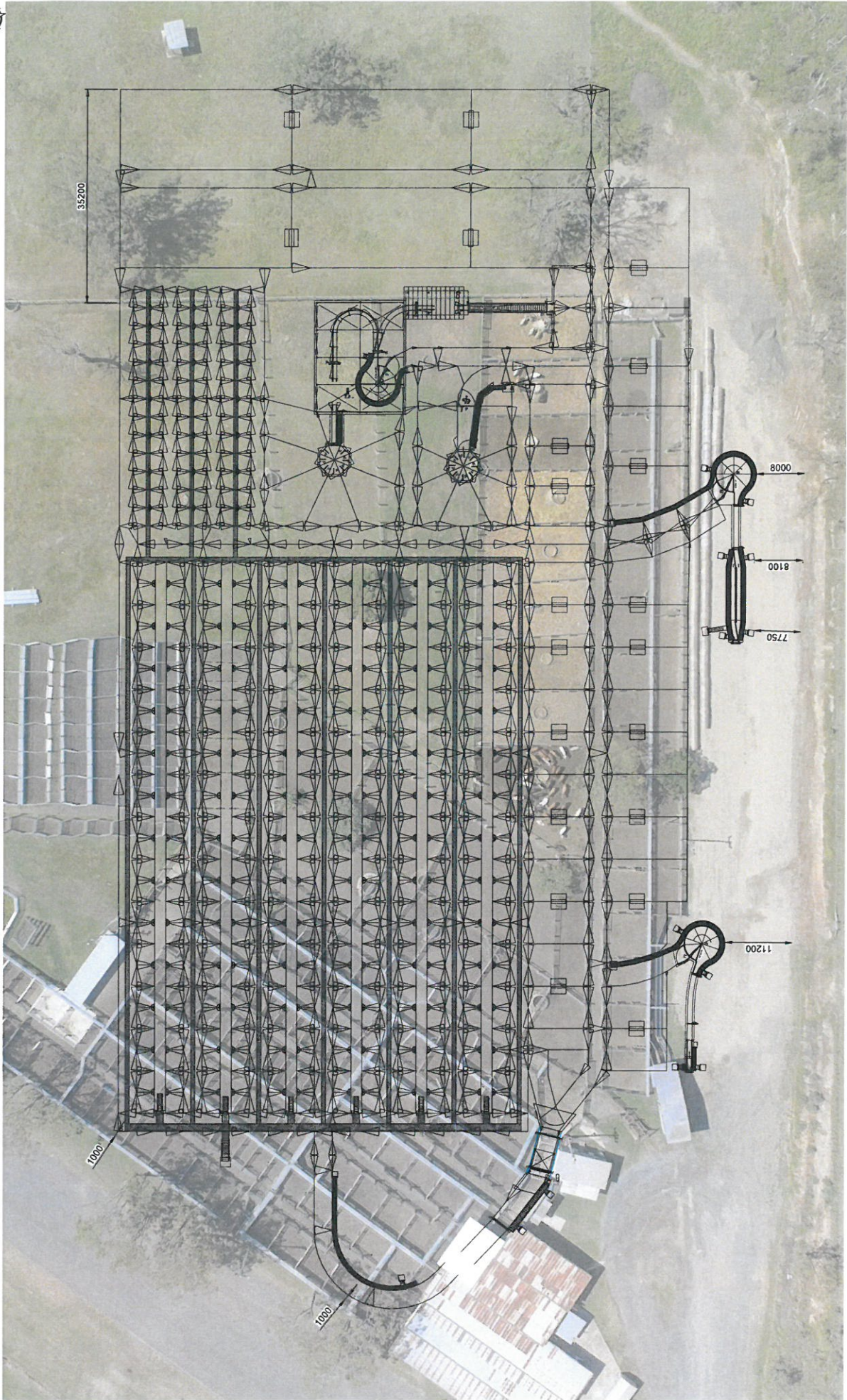
Ray Burton PSM  
**Interim Chief Executive Officer**

# EXEMPTION CERTIFICATE

APPENDIX 1



*Mailing Address:* PO Box 390, Gayndah Qld 4625  
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NO.	DATE	BY	CHKD.

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MANUFACTURERS  
 OF QUALITY STOCK  
 RACING TRAINING  
 EQUIPMENT

**A1**  
 PROJECT: BMW  
 DATE: 1/06/18  
 DRAWN BY: DPH  
 CHECKED BY: BMW

PROJECT: BIGGENDEN LIVESTOCK EXCHANGE  
 BIGGENDEN LIVESTOCK EXCHANGE UPGRADE  
 EARTHWORKS  
 DRAWING NO: BIG-602  
 SHEET NO: P2