

Director's Recommendation**That:**

1. Council resolve to apply the infrastructure charges under an Adopted Infrastructure Charges Resolution to the planning scheme use types identified in Attachment 1 for the Beaudesert Shire Planning Scheme 2007, Boonah Shire Planning Scheme 2006, and the Ipswich Planning Scheme 2006;
2. Council resolve to apply the infrastructure charges under an Adopted Infrastructure Charges Resolution in Attachment 2 for residential and non-residential development for the Priority Infrastructure areas (previously endorsed by Council and included in Attachment 3);
3. Council resolve to apply the infrastructure charges under an Adopted Infrastructure Charges Resolution in Attachment 2 as the negotiated split with the water retailer-distributor;
4. Council resolve to recognise credits for existing lawful use of premises in accordance with the infrastructure charges of the Infrastructure Charges Resolution included in Attachment 2; and
5. Council resolve to apply the infrastructure charges outlined in the below table for development applications for Reconfiguration of a Lot for residential and non-residential uses determined upon the commencement of the Infrastructure Charges Resolution:

Residential	Rate applicable to dwelling unit (3 or more bedroom dwelling) per allotment
Industry	Charge applicable for industry equivalent to 30% site coverage of the net developable area
Commercial (Retail)	Charge applicable for commercial (retail) equivalent to 30% site coverage of the net developable area
Commercial (Office)	Charge applicable for commercial (office) equivalent to 30% site coverage of the net developable area
Commercial (Bulk goods)	Charge applicable for commercial (bulk goods) equivalent to 30% site coverage of the net developable area

Should the use of the newly created allotment be inconsistent with the infrastructure charges applied under the Development Approval for a Reconfiguration of a Lot, the further collection or refund of infrastructure charges will be sought prior to the issue of a development permit for building works. In the event that a Development Application for a Reconfiguration of a Lot for a mixed use non – residential development is received where the use of individual allotments are not identified, the higher of the infrastructure charges rate of the Infrastructure Charges Resolution included in Attachment No. 2 shall be applied.

Moved Cr Adams, seconded Cr Bensted, that the Director's recommendation be adopted.
CARRIED

Attachments

1. Standardised Planning Scheme use types.
2. Adopted infrastructure charges.
3. Endorsed Priority Infrastructure Areas.

Attachment 1 - Standardised Planning Scheme use types

Planning scheme use types to which adopted infrastructure charges schedule apply

Planning scheme use types - Beaudesert Shire	Planning scheme use type - Boonah Shire	Planning scheme use type - Ipswich City Council	Classes of development to which adopted infrastructure charges schedule apply
<ul style="list-style-type: none"> - Caretakers Residence; - House; - Managers/Workers House; - Medium Density Residential. 	<ul style="list-style-type: none"> - Caretakers Residence; - House; - Multiple Dwelling; - Relatives' Accommodation. 	<ul style="list-style-type: none"> - Caretaker Residential; - Single Residential; - Dual Occupancy; - Display Housing; - Multiple Residential. 	Residential
<ul style="list-style-type: none"> - Bed and Breakfast; - Motel; - Tourist Cabins; - Camping Ground. 	<ul style="list-style-type: none"> - Caravan Park; - Host Home Accommodation; - Motel; - Tourist Cabins; - Camping Ground. 	<ul style="list-style-type: none"> - Temporary Accommodation. 	Accommodation (short term)
<ul style="list-style-type: none"> - Aged Persons Accommodation; - Caravan / Relocatable Home Park. 			Accommodation (long term)
<ul style="list-style-type: none"> - Funeral Premises; - Public Worship. 	<ul style="list-style-type: none"> - Funeral Establishment. 	<ul style="list-style-type: none"> - Business Use (Funeral Premises); - Community Use (Cemetery, Community Hall, Crematorium, Cultural Centre, Gallery, Library, Meeting Rooms, Museum, Place of Worship). 	Places of Assembly
<ul style="list-style-type: none"> - Retail Plant Nursery; - Retail Showroom. 	<ul style="list-style-type: none"> - Plant Nursery; - Bulk Supplies; - Showroom. 	<ul style="list-style-type: none"> - Business Use (Bulky Goods Sales, Vehicle Sales Premises, Garden Centre, Farm Supply Outlet). 	Commercial (bulk goods)
<ul style="list-style-type: none"> - General Store; - Shop; - Shopping Centre; - Produce Store; - Convenience Restaurant; - Food Establishment / Reception Centre. 	<ul style="list-style-type: none"> - Shop; - Food Premises. 	<ul style="list-style-type: none"> - General Store; - Shopping Centre; - Business Use (Café, Fast Food Premises, Restaurant, Shop, Snack Bar, Takeaway Food Premises). 	Commercial (retail)
<ul style="list-style-type: none"> - Commercial Activity. 	<ul style="list-style-type: none"> - Commercial Premises. 	<ul style="list-style-type: none"> - Business Use (Medical Centre, Office, Professional Office); - General Store. 	Commercial (office)
<ul style="list-style-type: none"> - Child Care Facility; - Educational Establishment. 	<ul style="list-style-type: none"> - Educational Establishment. 	<ul style="list-style-type: none"> - Community Use (Child Care Centre, School). 	Education facility
<ul style="list-style-type: none"> - Hotel / Club. 	<ul style="list-style-type: none"> - Hotel. 	<ul style="list-style-type: none"> - Business Use (Hotel). 	Entertainment

- Indoor Sports, Recreation and Entertainment.	- Indoor Recreation.	- Entertainment Use.	Indoor sport and recreation facility
- Industry – General; - Industry – Low Impact / Service; - Warehouse / Storage Facility; - Passenger Terminal; - Service Station; - Transport Terminal; - Truck Depot.	- Industry - Medium Impact; - Industry - Low Impact; - Bulk Store; - Warehouse; - Service Station; - Transport Depot.	- General Industry; - Service / Trades use; - Business Use (Laundromat, Service Station).	Industry
- Industry – High.	- Industry - High Impact.	- Nuclear Industry; - Special industry.	High impact industry
- Commercial Ground Water Extraction; - Agriculture; - Animal Husbandry; - Coursing or Trialling Track; - Equestrian Activities; - Forestry.	- Aqua Culture – Minor; - Wholesale Nursery; - Agriculture; - Animal Husbandry; - Stables; - Stock Sale Yard.	- Plant Nursery (Wholesale); - Agriculture; - Animal Husbandry; - Forestry.	Low impact rural
- Aquaculture; - Feedlot Farming; - Intensive Agriculture; - Piggery; - Poultry Farm; - Intensive Animal Husbandry.	- Aqua Culture – Significant; - Intensive Animal Industry.	- Intensive Animal Husbandry.	High impact rural
- Veterinary Surgery / Hospital; - Corrective Institution; - Community Care Centre; - Hospital.	- Community Facilities.	- Community Use; - Correctional Centre; - Institutional Residential; - Business Use (Veterinary Clinic); - Community Use (Community Centre, Emergency Service Depot, Hospital, Senior Citizens Centre, Youth Centre).	Essential services
- Market; - Extractive Industry; - Cottage Tourist Facility; - Tourist Business; - Tourist Facility; - Winery / Distillery; - Outdoor Sports, Recreation and Entertainment; - Cemetery; - Landfill Activities; - Utility – Local; - Utility – Major.	- Extractive Industries; - Tourist Facility; - Outdoor Recreation.	- Recreation Use; - Extractive Industry; - Aviation Use; - Tourist Facility; - Wine Making; - Minor Utility; - Major Utility.	Specialised uses
- Home Based Business (Category 1); - Home Based Business (Category 2); - Home Based Business (Category 3);	- Domestic Animal Husbandry; - Roadside Stall; - Home Based Business (commercial based activity - 45m2 in area); - Kennels & Catteries;	- Home Based Activity; - Home Industry; - Temporary Sales Office; - Park; - Night Court; - Temporary Use; - Car Park.	Minor uses

<ul style="list-style-type: none">- Roadside Stall;- Private Airstrip;- Cattery;- Kennel;- Temporary Estate Sales Office;- Public Park;- Telecommunications Facility;- Temporary Activity.	<ul style="list-style-type: none">- Park;- Telecommunications Facility;- Utilities – Local;- Utilities – Public.		
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Attachment 2 – Adopted infrastructure charges

Adopted infrastructure charges

Table 1: Infrastructure Charges (and Agreed Allocations with QUU) to be Applied under a Maximum Infrastructure Charges Framework

Development for which an adopted infrastructure charge may apply	Maximum adopted charges	Local Government adopted infrastructure charges resolution	QUU agreed proportion of adopted infrastructure charges	Maximum adopted charges for stormwater network	Local Government adopted infrastructure charges resolution for stormwater network	Part of Local Government Area applicable
3 or more bedroom dwelling	\$28,000 per dwelling unit (for all networks)	\$25,000 per dwelling unit (for all networks)	\$12,500 per dwelling unit (for water and sewerage networks)	N/A	N/A	Beaudesert, Canungra, Koorralbyn PIAs
3 or more bedroom dwelling	\$28,000 per dwelling unit (for all networks)	\$19,000 per dwelling unit (for all networks) @2012/13 \$24,000 per dwelling unit (for all networks) @2013/2014 parity with Beaudesert planning scheme charges, per dwelling unit (for all	\$9,500 per dwelling unit (for water and sewerage networks) @2012/13 \$12,000 per dwelling unit (for water and sewerage networks)	N/A	N/A	Boonah, Kalbar, Aratula PIAs

Table 1: Infrastructure Charges (and Agreed Allocations with QUU) to be Applied under a Maximum Infrastructure Charges Framework

Development for which an adopted infrastructure charge may apply	Maximum adopted charges	Local Government adopted infrastructure charges resolution	QUU agreed proportion of adopted infrastructure charges	Maximum adopted charges for stormwater network	Local Government adopted infrastructure charges resolution for stormwater network	Part of Local Government Area applicable
3 or more bedroom dwelling	\$28,000 per dwelling unit (for all networks)	\$14,000 per dwelling unit (for all networks) @2012/13 \$17,000 per dwelling unit (for all networks) @2013/2014 parity with Beaudesert planning scheme charges per dwelling unit (for all networks) minus 20% discount.	\$5,000 per dwelling unit (for water network only) @2012/13 \$5,000 per dwelling unit (for water network only)	N/A	N/A	Mt Alford, Warrill View, Peak Crossing and Harrisville PIAs
1 or 2 bedroom dwelling	\$20,000 per dwelling unit (for all networks)	\$18,000 per dwelling unit (for all networks)	\$8,800 per dwelling unit (for water and sewerage networks)	N/A	N/A	Beaudesert, Canungra, and Koorabyn PIAs
1 or 2 bedroom dwelling	\$20,000 per dwelling unit (for all networks)	\$13,000 per dwelling unit (for all networks)	\$8,800 per dwelling unit (for water and sewerage networks)	N/A	N/A	Boonah, Kalbar, Aratula PIAs

Table 1: Infrastructure Charges (and Agreed Allocations with QUU) to be Applied under a Maximum Infrastructure Charges Framework

Development for which an adopted infrastructure charge may apply	Maximum adopted charges	Local Government adopted infrastructure charges resolution	QUU agreed proportion of adopted infrastructure charges	Maximum adopted charges for stormwater network	Local Government adopted infrastructure charges resolution for stormwater network	Part of Local Government Area applicable
		<p>@2012/13 \$15,600 per dwelling unit (for all networks)</p> <p>@2013/14 Parity with Beaudesert planning scheme charges per dwelling unit (for all networks)</p>	<p>sewerage networks)</p> <p>@2012/13 \$8,800 per dwelling unit (for water and sewerage networks)</p>			
1 or 2 bedroom dwelling	\$20,000 per dwelling unit (for all networks)	<p>\$10,000 per dwelling unit (for all networks)</p> <p>@2012/13 \$12,000 per dwelling unit (for all networks)</p>	<p>\$3,500 per dwelling unit (for water network only)</p> <p>@2012/13 \$3,500 per dwelling unit (for water network networks)</p>	N/A	N/A	Mt Alford, Warrill View, Peak Crossing, Harrisville PIAs

Table 1: Infrastructure Charges (and Agreed Allocations with QUU) to be Applied under a Maximum Infrastructure Charges Framework

Development for which an adopted infrastructure charge may apply	Maximum adopted charges	Local Government adopted infrastructure charges resolution	QUU agreed proportion of adopted infrastructure charges	Maximum adopted charges for stormwater network	Local Government adopted infrastructure charges resolution for stormwater network	Part of Local Government Area applicable
		@2013/14 Parity with Beaudesert planning scheme charges per dwelling unit (for all networks) minus 20% discount				
Accommodation (short term)	\$10,000 per dwelling unit (1 or 2 bedroom dwelling) (for all networks) Or \$14,000 per dwelling unit (3 or more bedroom dwelling) (for all networks)	\$9,000 per dwelling unit (for all networks)	\$4,400 per dwelling unit (for water and sewerage networks)	N/A	N/A	Beaudesert, Canungra, and Koorralbyn PIAs
Accommodation (short term)	\$10,000 per dwelling unit (1 or 2 bedroom dwelling) (for all networks)	\$6,500 per dwelling unit (for all networks)	\$6,250 per dwelling unit (for water and sewerage networks) \$4,400 per dwelling unit (for water and sewerage)	N/A	N/A	Boonah, Kalbar, Aratula PIAs

Table 1: Infrastructure Charges (and Agreed Allocations with QUU) to be Applied under a Maximum Infrastructure Charges Framework

Development for which an adopted infrastructure charge may apply	Maximum adopted charges	Local Government adopted infrastructure charges resolution	QUU agreed proportion of adopted infrastructure charges	Maximum adopted charges for stormwater network	Local Government adopted infrastructure charges resolution for stormwater network	Part of Local Government Area applicable
	networks) Or \$14,000 per dwelling unit (3 or more bedroom dwelling) (for all networks)	@2012/13 \$7,800 per dwelling unit (for all networks) @2013/14 Parity with Beaudesert planning scheme charges per dwelling unit (for all networks)	networks) @2012/13 \$4,400 per dwelling unit (for water and sewerage networks)			
		@2012/13 \$9,100 per dwelling unit (for all networks)	\$4,750 per dwelling unit (for water and sewerage networks)			
		@2012/13 \$10,920 per dwelling unit (for all networks)	@2012/13 \$6,000 per dwelling unit (for water and sewerage networks)			

Table 1: Infrastructure Charges (and Agreed Allocations with QUU) to be Applied under a Maximum Infrastructure Charges Framework

Development for which an adopted infrastructure charge may apply	Maximum adopted charges	Local Government adopted infrastructure charges resolution	QUU agreed proportion of adopted infrastructure charges	Maximum adopted charges for stormwater network	Local Government adopted infrastructure charges resolution for stormwater network	Part of Local Government Area applicable
Accommodation (short term)	\$10,000 per dwelling unit (1 or 2 bedroom dwelling) for all networks Or	@2013/14 Parity with Beaudesert planning scheme charges per dwelling unit (for all networks) \$5,000 per dwelling unit (for all networks) @2012/13 \$6,000 per dwelling unit (for all networks) @2013/14 Parity with Beaudesert planning scheme charges per dwelling unit (for all networks) minus 20% discount	\$1,750 per dwelling unit (for water network only) @2012/13 \$1,750 per dwelling unit (for water and sewerage networks)			Mt Alford, Warrill View, Peak Crossing, Harrisville PIAs

Table 1: Infrastructure Charges (and Agreed Allocations with QUU) to be Applied under a Maximum Infrastructure Charges Framework

Development for which an adopted infrastructure charge may apply	Maximum adopted charges	Local Government adopted infrastructure charges resolution	QUU agreed proportion of adopted infrastructure charges	Maximum adopted charges for stormwater network	Local Government adopted infrastructure charges resolution for stormwater network	Part of Local Government Area applicable
	\$14,000 per dwelling unit (3 or more bedroom dwelling) (for all networks)	\$7,000 per dwelling unit (for all networks) @2012/13 \$8,400 per dwelling unit (for all networks)	\$2,500 per dwelling unit (for water network only) @2012/13 \$2,500 per dwelling unit (for water and sewerage networks)			
Accommodation (long term)	\$20,000 per dwelling unit (1 or 2 bedroom dwelling) (for all networks) Or	@2013/14 Parity with Beaudesert planning scheme charges per dwelling unit (for all networks) minus 20% discount \$18,000 per dwelling unit (for all networks)	\$8,800 per dwelling unit (for water and sewerage networks)	N/A	N/A	Beaudesert, Canungra, Kooralbyn PIAs

Table 1: Infrastructure Charges (and Agreed Allocations with QUU) to be Applied under a Maximum Infrastructure Charges Framework

Development for which an adopted infrastructure charge may apply	Maximum adopted charges	Local Government adopted infrastructure charges resolution	QUU agreed proportion of adopted infrastructure charges	Maximum adopted charges for stormwater network	Local Government adopted infrastructure charges resolution for stormwater network	Part of Local Government Area applicable
	\$28,000 per dwelling unit (3 or more bedroom dwelling) (for all networks)	\$25,000 per dwelling unit (for all networks)	12,500 per dwelling unit (for water and sewerage networks)			
Accommodation (long term)	\$20,000 per dwelling unit (1 or 2 bedroom dwelling) (for all networks) Or \$28,000 per	\$13,000 per dwelling unit (for all networks) @2012/13 \$15,600 per dwelling unit (for all networks) @2013/14 Parity with Beaudesert planning scheme charges per dwelling unit (for all networks)	\$8,800 per dwelling unit (for water and sewerage networks) @2012/13 \$8,800 per dwelling unit (for water and sewerage networks)	N/A	N/A	Boonah, Kalbar, Aratula PIAs

Table 1: Infrastructure Charges (and Agreed Allocations with QUU) to be Applied under a Maximum Infrastructure Charges Framework

Development for which an adopted infrastructure charge may apply	Maximum adopted charges	Local Government adopted infrastructure charges resolution	QUU agreed proportion of adopted infrastructure charges	Maximum adopted charges for stormwater network	Local Government adopted infrastructure charges resolution for stormwater network	Part of Local Government Area applicable
	dwelling unit (3 or more bedroom dwelling) (for all networks)	dwelling unit (for all networks) @2012/13 \$24,000 per dwelling unit (for all networks)	dwelling unit (for water and sewerage networks) @2012/13 \$12,000 per dwelling unit (for water and sewerage networks)			
Accommodation (long term)	\$20,000 per dwelling unit (1 or 2 bedroom dwelling) (for all networks)	@2013/2014 Parity with Beaudesert planning scheme charges per dwelling unit (for all networks) \$10,000 per dwelling unit (for all networks)	\$3,500 per dwelling unit (for water network only) @2012/13 \$3,500 per dwelling unit (for water network)	N/A	N/A	Mt Alford, Warrill View, Peak Crossing, Harrisville PIAs

Table 1: Infrastructure Charges (and Agreed Allocations with QUU) to be Applied under a Maximum Infrastructure Charges Framework

Development for which an adopted infrastructure charge may apply	Maximum adopted charges	Local Government adopted infrastructure charges resolution	QUU agreed proportion of adopted infrastructure charges	Maximum adopted charges for stormwater network	Local Government adopted infrastructure charges resolution for stormwater network	Part of Local Government Area applicable
	Or \$28,000 per dwelling unit (3 or more bedroom dwelling) (for all networks)	@2013/14 Parity with Beaudesert planning scheme charges per dwelling unit (for all networks) minus 20% discount \$14,000 per dwelling unit (for all networks) @2012/13 \$17,000 per dwelling unit (for all networks) @2013/2014 Parity with Beaudesert planning scheme charges per dwelling unit (for all networks) minus 20% discount	\$5,000 per dwelling unit (for water network only) @2012/13 \$5,000 per dwelling unit (for water network only)			

Table 1: Infrastructure Charges (and Agreed Allocations with QUU) to be Applied under a Maximum Infrastructure Charges Framework

Development for which an adopted infrastructure charge may apply	Maximum adopted charges	Local Government adopted infrastructure charges resolution	QUU agreed proportion of adopted infrastructure charges	Maximum adopted charges for stormwater network	Local Government adopted infrastructure charges resolution for stormwater network	Part of Local Government Area applicable
Places of Assembly	\$70 per m ² of GFA	\$70 per m ² of GFA	\$15 per m ² of GFA	\$10 per impervious m ²	\$10 per impervious m ²	Beaudesert, Canungra, Kooralbyn, Boonah, Aratula, Kalbar PIAs
Places of Assembly	\$70 per m ² of GFA	\$60 per m ² of GFA	\$5 per m ² of GFA	\$10 per impervious m ²	\$10 per impervious m ²	Mt Alford, Warill View, Peak Crossing, Harrisville PIAs
Commercial (bulk goods)	\$140 per m ² of GFA	\$140 per m ² of GFA	\$30 per m ² of GFA	\$10 per impervious m ²	\$10 per impervious m ²	Beaudesert, Canungra, Kooralbyn, Boonah, Aratula, Kalbar PIAs
Commercial (bulk goods)	\$140 per m ² of GFA	\$120 per m ² of GFA	\$10 per m ² of GFA	\$10 per impervious m ²	\$10 per impervious m ²	Mt Alford, Warill View, Peak Crossing, Harrisville PIAs
Commercial (retail)	\$180 per m ² of GFA	\$180 per m ² of GFA	\$30 per m ² of GFA	\$10 per impervious m ²	\$10 per impervious m ²	Beaudesert, Canungra, Kooralbyn, Boonah, Aratula, Kalbar PIAs
Commercial (retail)	\$180 per m ² of GFA	\$160 per m ² of GFA	\$10 per m ² of GFA	\$10 per impervious m ²	\$10 per impervious m ²	Mt Alford, Warill View, Peak Crossing,

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Development for which an adopted infrastructure charge may apply	Maximum adopted charges	Local Government adopted infrastructure charges resolution	QUU agreed proportion of adopted infrastructure charges	Maximum adopted charges for stormwater network	Local Government adopted infrastructure charges resolution for stormwater network	Part of Local Government Area applicable
Commercial (office)	\$140 per m ² of GFA	\$140 per m ² of GFA	\$30 per m ² of GFA	\$10 per impervious m ²	\$10 per impervious m ²	Harrisville PIAs Beaudesert, Canungra, Kooralbyn, Boonah, Aratula, Kalbar PIAs
Commercial (office)	\$140 per m ² of GFA	\$120 per m ² of GFA	\$10 per m ² of GFA	\$10 per impervious m ²	\$10 per impervious m ²	Mt Alford, Warrill View, Peak Crossing, Harrisville PIAs
Education facility	\$140 per m ² of GFA	\$140 per m ² of GFA	\$30 per m ² of GFA	\$10 per impervious m ²	\$10 per impervious m ²	Beaudesert, Canungra, Kooralbyn, Boonah, Aratula, Kalbar PIAs
Education facility	\$140 per m ² of GFA	\$120 per m ² of GFA	\$10 per m ² of GFA	\$10 per impervious m ²	\$10 per impervious m ²	Mt Alford, Warrill View, Peak Crossing, Harrisville PIAs
Entertainment	\$200 per m ² of GFA	\$200 per m ² of GFA	\$30 per m ² of GFA	\$10 per impervious m ²	\$10 per impervious m ²	Beaudesert, Canungra, Kooralbyn, Boonah, Aratula, Kalbar PIAs
Entertainment	\$200 per m ² of GFA	\$180 per m ² of GFA	\$10 per m ² of GFA	\$10 per impervious m ²	\$10 per impervious m ²	Mt Alford, Warrill View, Peak

Table 1: Infrastructure Charges (and Agreed Allocations with QUU) to be Applied under a Maximum Infrastructure Charges Framework

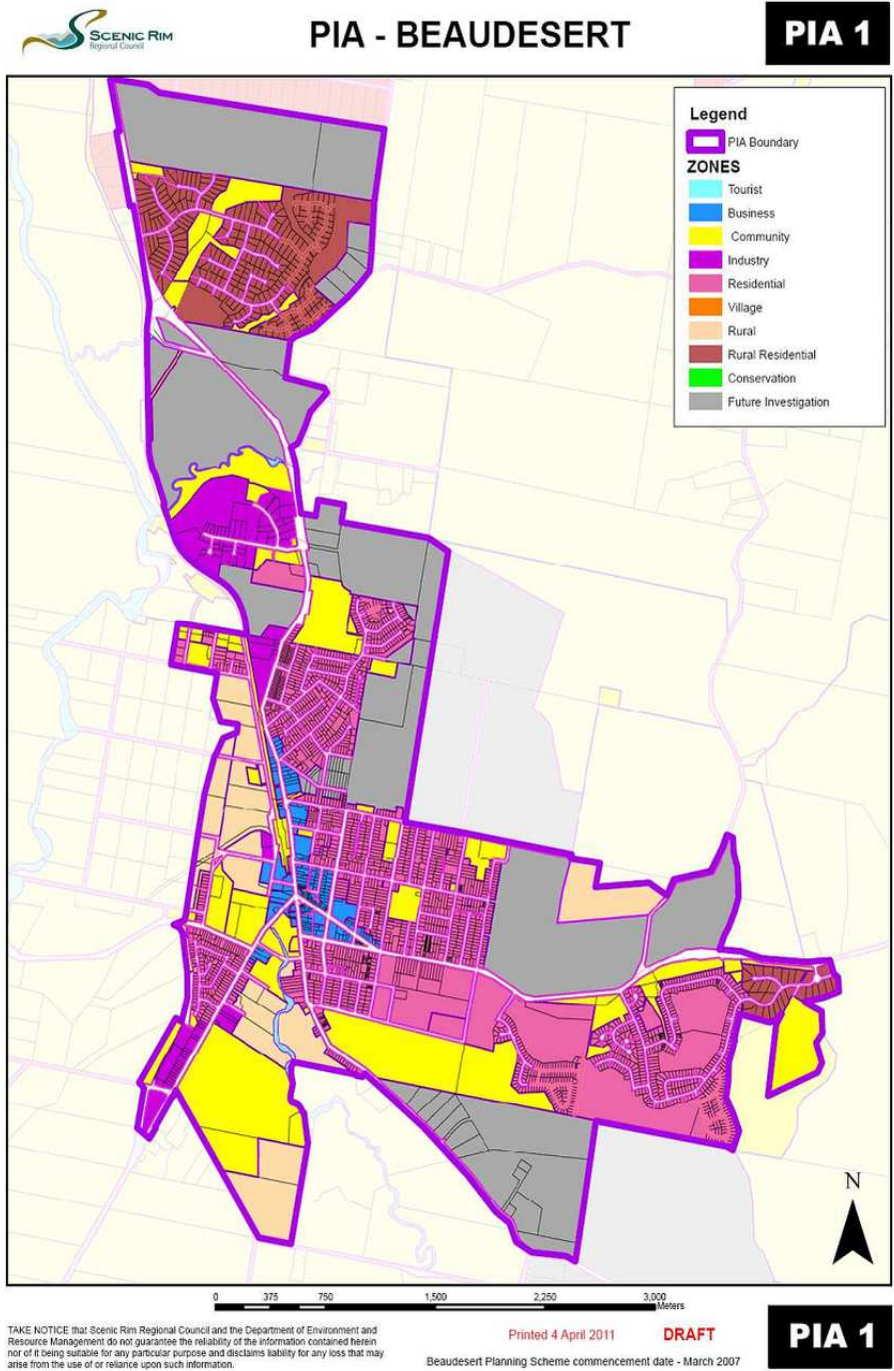
Development for which an adopted infrastructure charge may apply	Maximum adopted charges	Local Government adopted infrastructure charges resolution	QUU agreed proportion of adopted infrastructure charges	Maximum adopted charges for stormwater network	Local Government adopted infrastructure charges resolution for stormwater network	Part of Local Government Area applicable
						Crossing, Harrisville PIAs
Indoor sport and recreation facility	\$200 per m ² of GFA, court rates at \$20 per m ² of GFA	\$200 per m ² of GFA, court rates at \$20 per m ² of GFA	\$50 per m ² of GFA, court rates \$5 per m ² of GFA	\$10 per impervious m ²	\$10 per impervious m ²	Beaudesert, Canungra, Kooralbyn, Boonah, Aratula, Kalbar PIAs
Indoor sport and recreation facility	\$200 per m ² of GFA, court rates at \$20 per m ² of GFA	\$180 per m ² of GFA, court rates at \$18 per m ²	\$170 per m ² of GFA, court rates \$2 per m ²	\$10 per impervious m ²	\$10 per impervious m ²	Mt Alford, Warrill View, Peak Crossing, Harrisville PIAs
Industry	\$50 per m ² of GFA	\$50 per m ² of GFA	\$30 per m ² of GFA	\$10 per impervious m ²	\$10 per impervious m ²	Beaudesert, Canungra, Kooralbyn, Boonah, Aratula, Kalbar PIAs
Industry	\$50 per m ² of GFA	\$30 per m ² of GFA	\$10 per m ² of GFA	\$10 per impervious m ²	\$10 per impervious m ²	Mt Alford, Warrill View, Peak Crossing, Harrisville PIAs
High impact industry	\$70 per m ² of GFA	\$70 per m ² of GFA	\$40 per m ² of GFA	\$10 per impervious m ²	\$10 per impervious m ²	Beaudesert, Canungra, Kooralbyn, Boonah, Aratula, Kalbar PIAs
High impact	\$70 per m ² of GFA	\$56 per m ² of GFA	\$13 per m ² of GFA	\$10 per impervious m ²	\$10 per impervious m ²	Mt Alford, Warrill

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Development for which an adopted infrastructure charge may apply	Maximum adopted charges	Local Government adopted infrastructure charges resolution	QUU agreed proportion of adopted infrastructure charges	Maximum adopted charges for stormwater network	Local Government adopted infrastructure charges resolution for stormwater network	Part of Local Government Area applicable
industry				m ²	m ²	View, Peak Crossing, Harrisville PIAs
Low impact rural						
High impact rural	\$20 per m ² of GFA	\$20 per m ² of GFA	Nil charge	N/A	N/A	Beaudesert, Canungra, Kooralbyn, Boonah, Aratula, Kalbar, Mt Alford, Warrill View, Peak Crossing, Harrisville PIAs
Essential services	\$140 per m ² of GFA	\$140 per m ² of GFA	\$30 per m ² of GFA	\$10 per impervious m ²	\$10 per impervious m ²	Beaudesert, Canungra, Kooralbyn, Boonah, Aratula, Kalbar PIAs
Essential services	\$140 per m ² of GFA	\$120 per m ² of GFA	\$10 per m ² of GFA	\$10 per impervious m ²	\$10 per impervious m ²	Mt Alford, Warrill View, Peak Crossing, Harrisville PIAs
Specialised uses						
Minor uses						
Use and demand determined at time of assessment						
Nil charge						

Attachment 3 - Endorsed Priority Infrastructure Areas

Priority Infrastructure Areas A

Council's adopted infrastructure charges for particular development apply in the following areas:



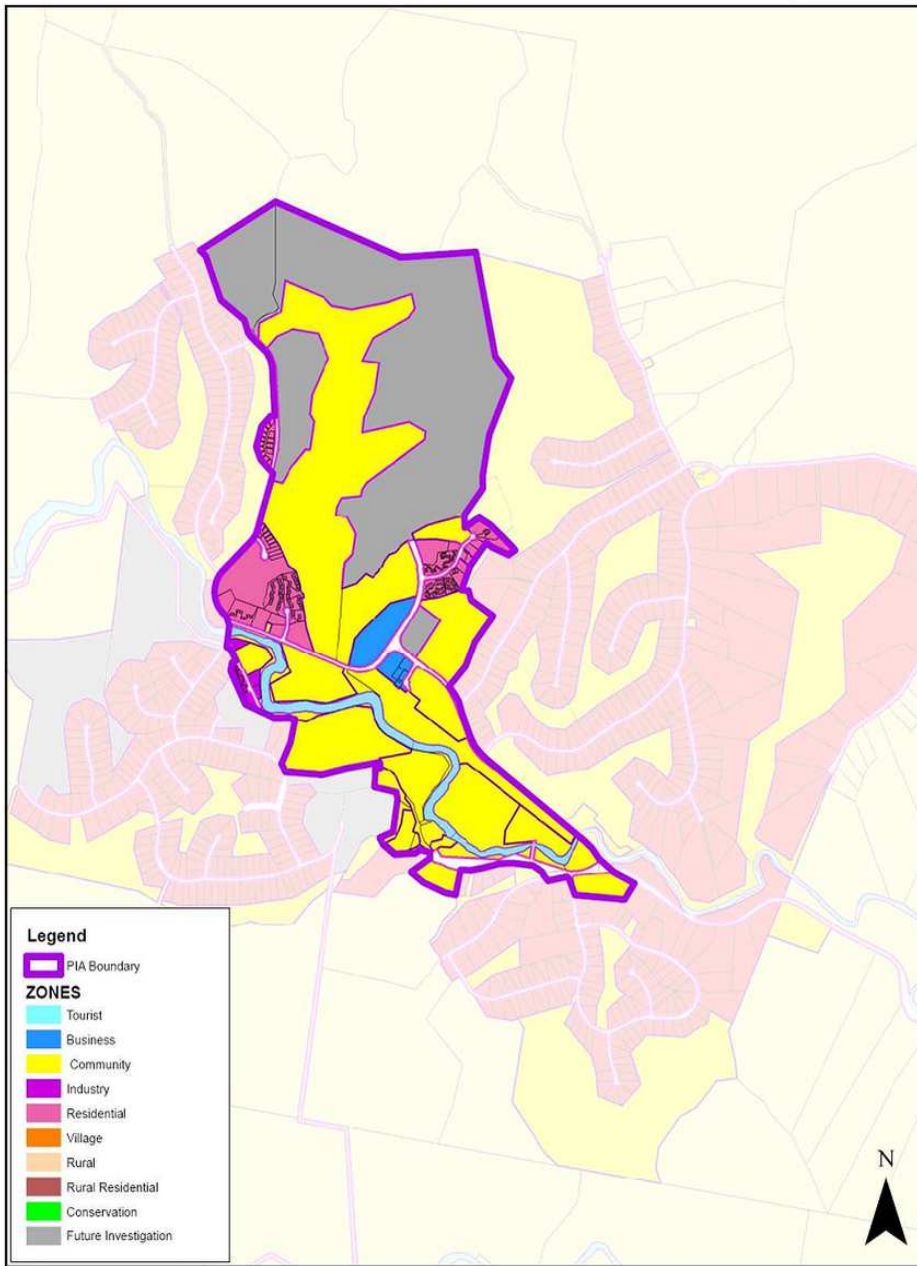
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Beaudesert Planning Scheme commencement date - March 2007



PIA - KOORALBYN

PIA 2



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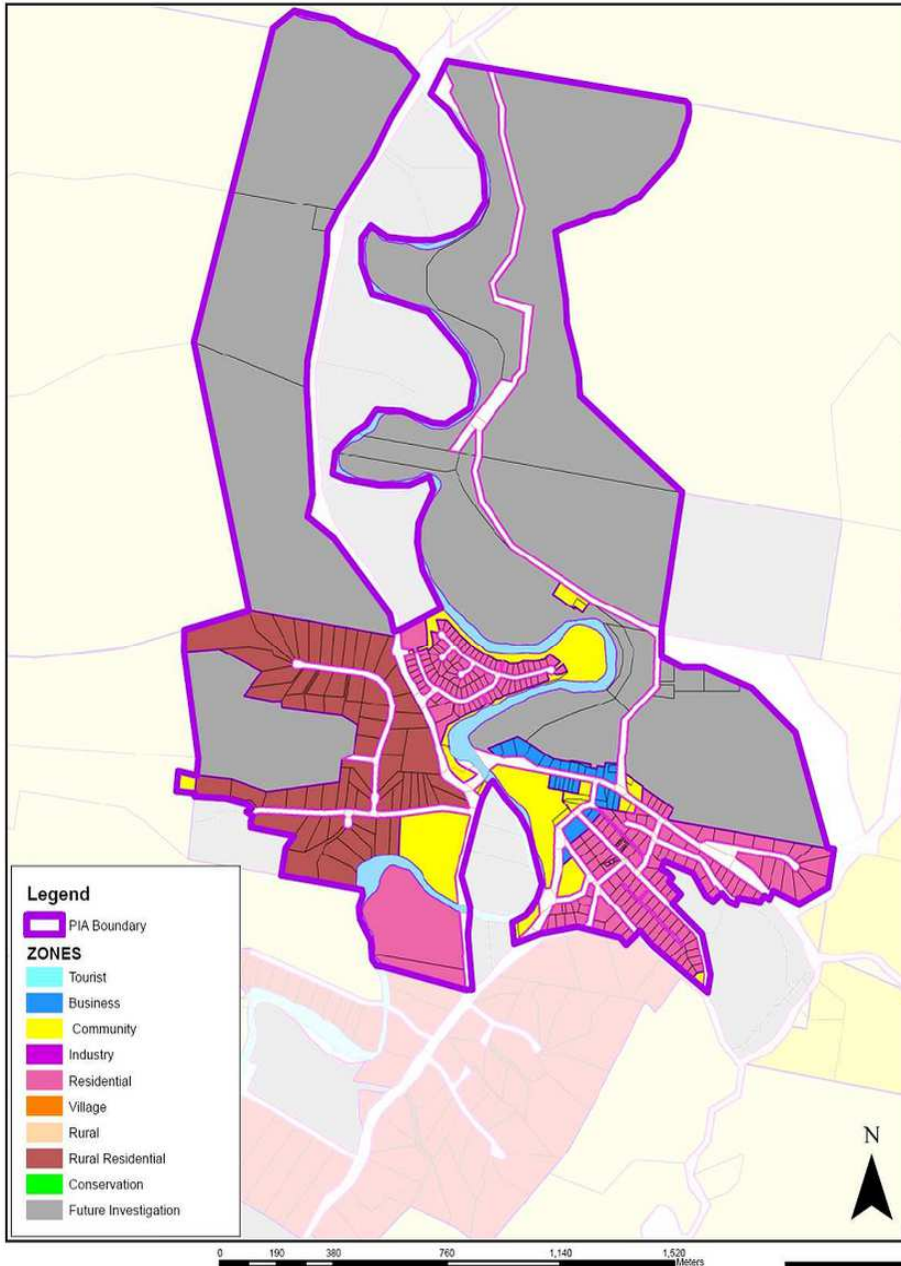
Beautesert Planning Scheme commencement date - March 2007

PIA 2



PIA - CANUNGRA

PIA 3



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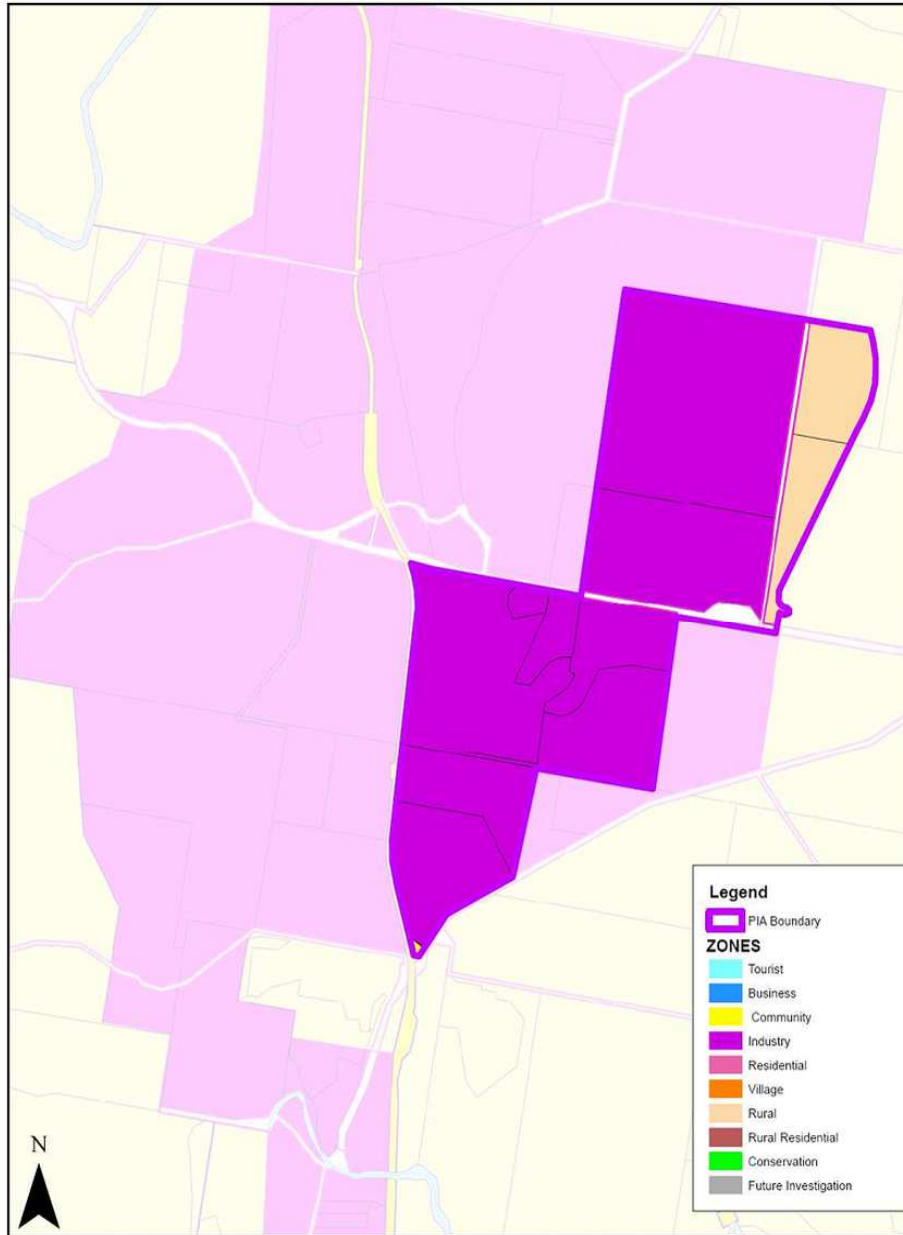
Beaudesert Planning Scheme commencement date - March 2007

PIA 3



PIA - BROMELTON

PIA 4



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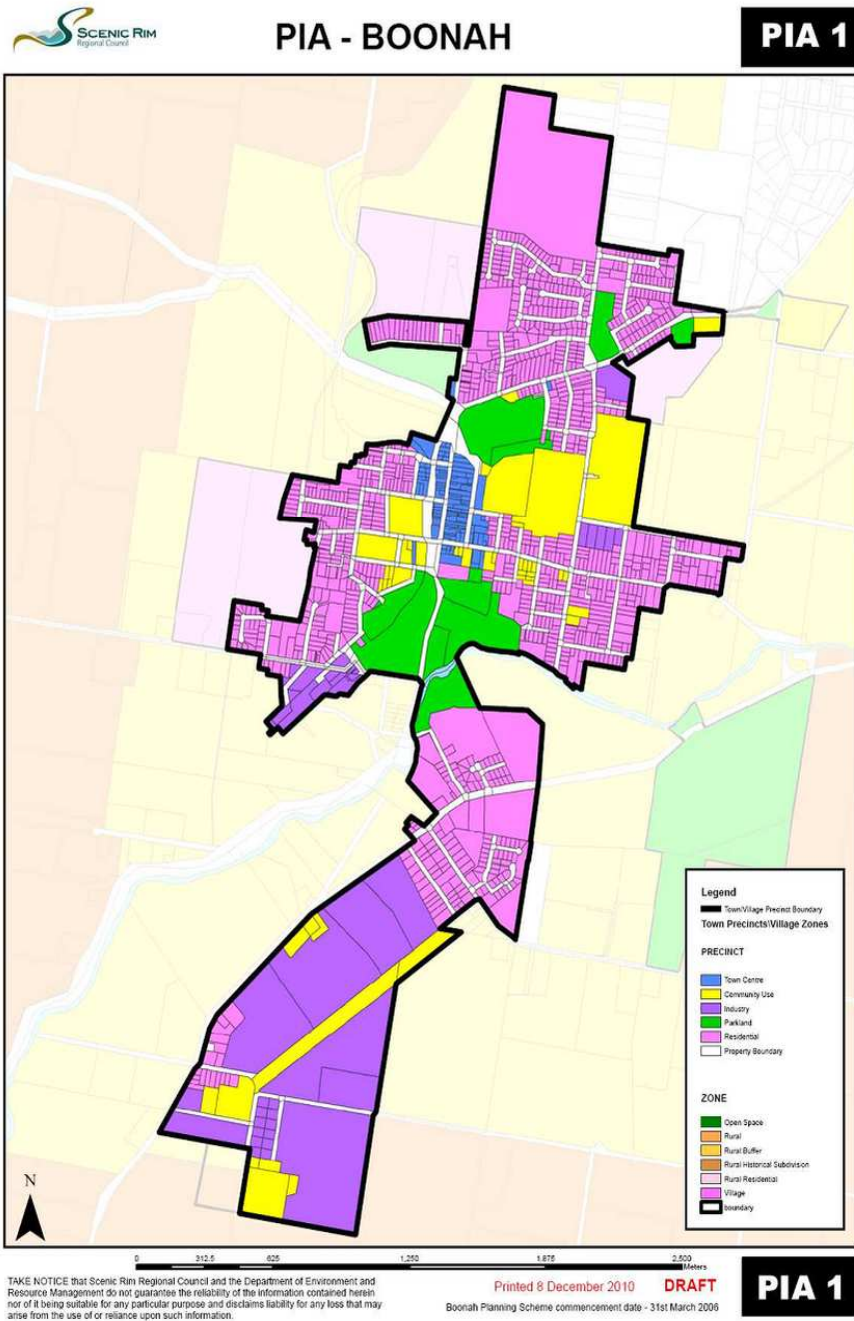
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Beautesert Planning Scheme commencement date - March 2007

Priority Infrastructure Areas B

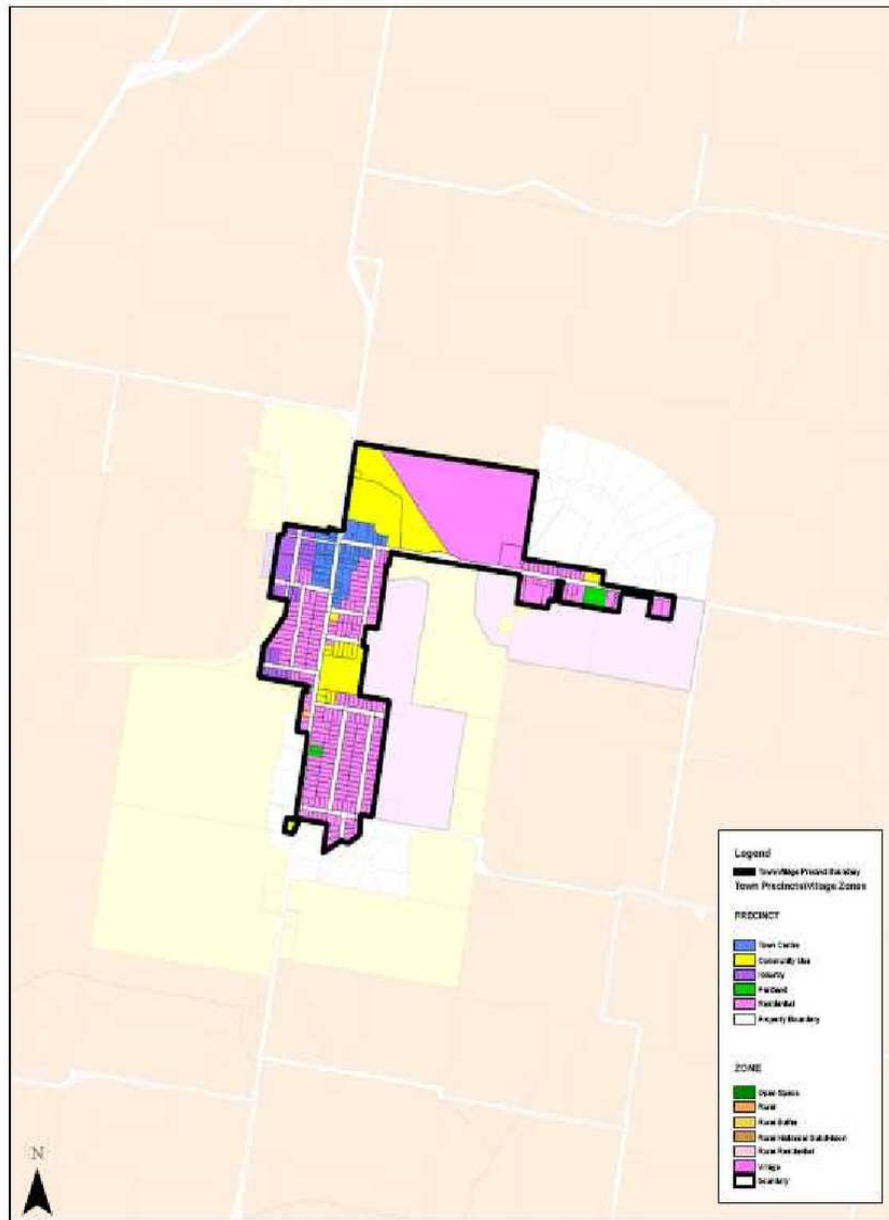
Council's adopted infrastructure charges for particular development apply in the following areas:





PIA - KALBAR

PIA 2



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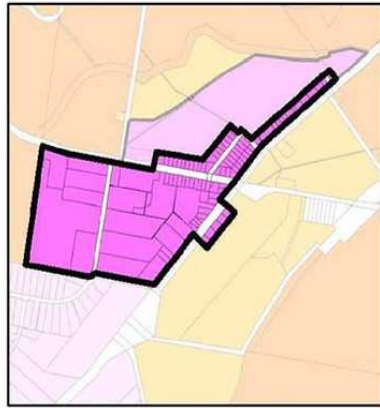
Boonah Planning Scheme commencement date - 31st March 2005

PIA 2

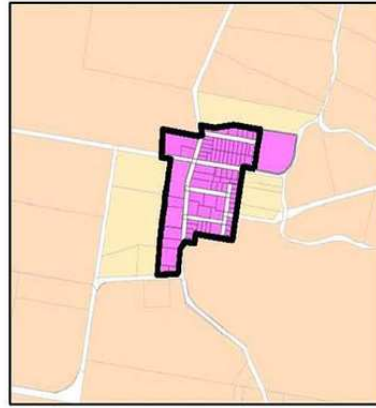


PIA -
ARATULA, MT ALFORD,
WARRILL VIEW

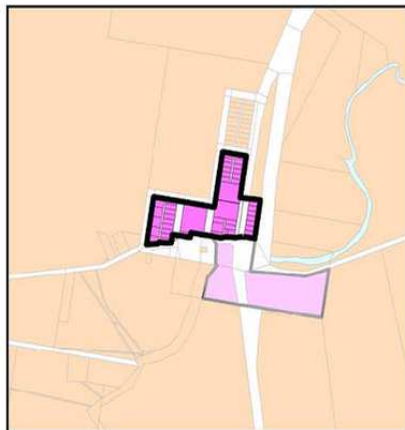
PIA 3



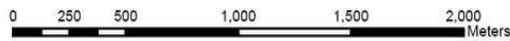
ARATULA



MT ALFORD



WARRILL VIEW



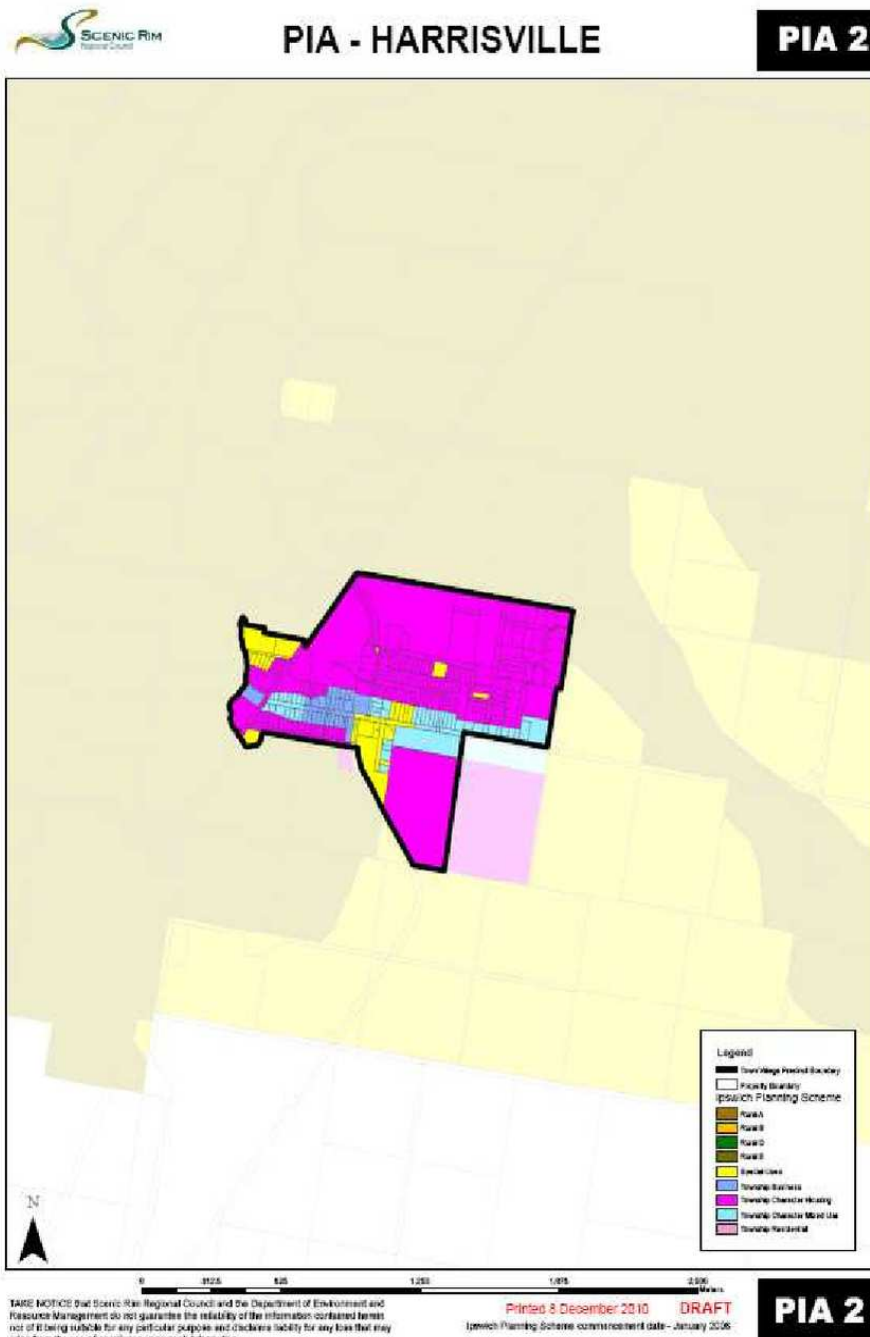
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PIA 3

Priority Infrastructure Areas C

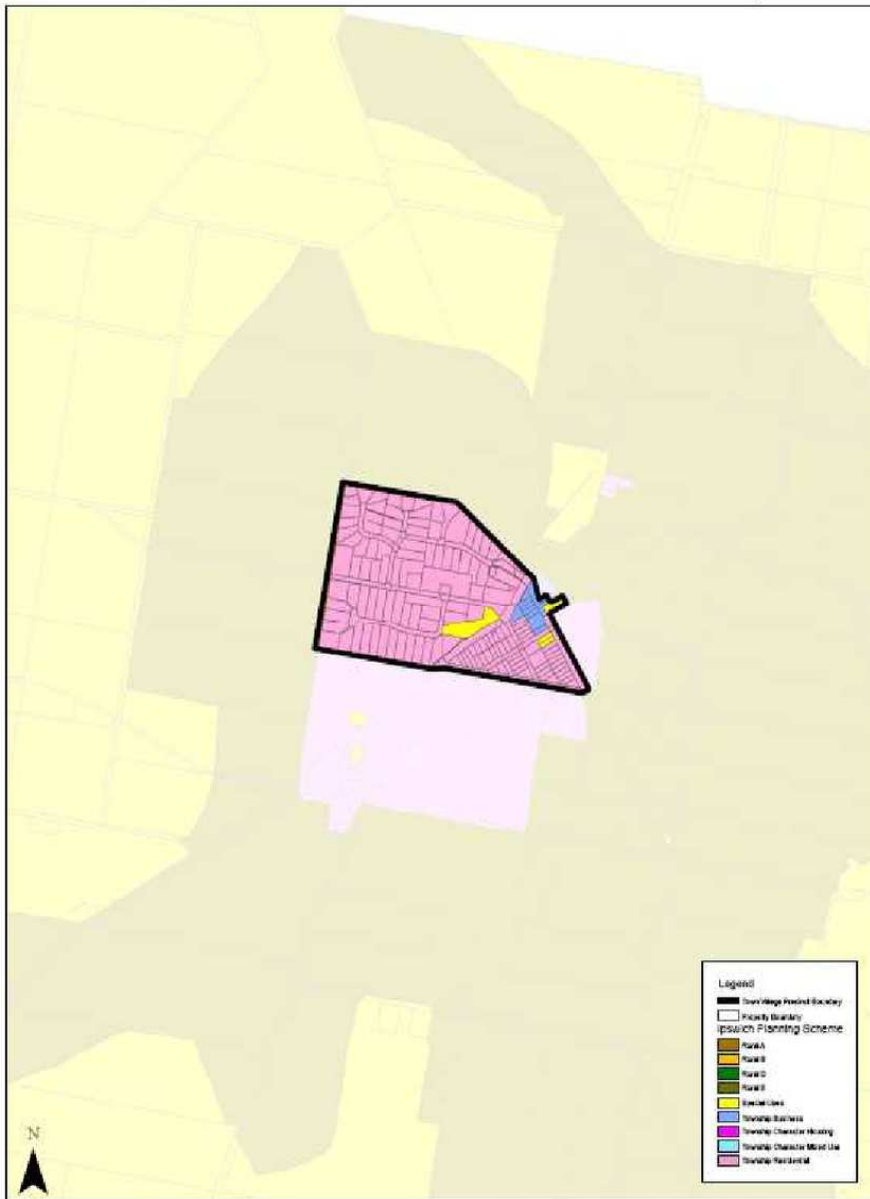
Council's adopted infrastructure charges for particular development apply in the following areas:





PIA - PEAK CROSSING

PIA 1



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Ipswich Planning Scheme commencement date - January 2008

PIA 1