

PRZ1 - Urban Open Space Zone

Zone Objectives

- a) Provide an appropriate quality, quantity and distribution of parks and open spaces that will contribute to the recreational and social needs of the community
- b) Establish a variety of settings that will support a range of recreational and leisure activities as well as protect flora and fauna habitats and corridors, natural and cultural features and landscape character
- c) Allow for stormwater drainage and the protection of water quality, stream flows and stream environs in a sustainable, environmentally responsible manner and which provides opportunities for the community to interact with and interpret the natural environment
- d) Allow for ancillary uses that support the care, management and enjoyment of these open spaces including park maintenance depots, small-scale community activity centres
- e) Ensure that development does not unacceptably affect the landscape or scenic quality of the area, adequacy of open space for other purposes, or users, access to open space, or amenity of adjoining residents
- f) Provide for integrated land and water planning and management
- g) Provide safe pedestrian and cycling access to urban open space to promote active living.

PRZ1 – Urban Open Space Zone Development Table

| EXEMPT DEVELOPMENT | |
|---|---|
| Development approval is not required. Building approval may be required. On leased land, development must be authorised by a lease. | |
| Development identified in the Planning and Development Act 2007 as exempt (see sections 133 and 134 of the Act and section 20 and schedule 1 of the Planning and Development Regulation 2008) | |
| ASSESSABLE DEVELOPMENT | |
| Development application required. On leased land, development must be authorised by a lease. | |
| MINIMUM ASSESSMENT TRACK CODE | |
| Development listed below requires a development application and is assessed in the code track | |
| Development | |
| No development identified. | |
| MINIMUM ASSESSMENT TRACK MERIT | |
| Development listed below requires a development application and is assessed in the merit track, unless specified in schedule 4 of the Planning and Development Act 2007 (as impact track) or specified as prohibited development in a precinct map. | |
| Development | |
| ancillary use | minor use |
| aquatic recreation facility | municipal depot |
| communications facility | outdoor recreation facility |
| community activity centre | parkland |
| consolidation | playing field |
| demolition | sign |
| development in a location and of a type identified in a precinct map as additional merit track development | subdivision |
| major road | temporary use |
| MAJOR UTILITY INSTALLATION | varying a lease (where not prohibited, code track or impact track assessable) |
| minor road | |
| MINIMUM ASSESSMENT TRACK IMPACT | |
| Development listed below requires a development application and is assessed in the impact track | |
| 1. Development that is not: <ol style="list-style-type: none"> a. Exempt, code track or merit track development (see section 132 of the Planning and Development Act 2007); or b. Prohibited development, other than development that is permitted under s137 of the Planning and Development Act 2007. | |
| 2. Development specified in schedule 4 of the Planning and Development Act 2007 and not listed as a prohibited use in this table. | |
| 3. Development that is authorised by a lease and listed as a prohibited use in this table. | |
| 4. Development declared under section 124 or section 125 of the Planning and Development Act 2007 and not listed as a prohibited development in this table. | |
| 5. Varying a lease to add a use assessable under the impact track. | |

PROHIBITED DEVELOPMENT

Development listed below is prohibited development unless the development is identified elsewhere in this development table as assessable under the code, merit or impact track.

| | |
|---|---|
| agriculture | liquid fuel depot |
| airport | mining industry |
| animal care facility | mobile home park |
| animal husbandry | nature conservation area |
| boarding house | NON-RETAIL COMMERCIAL USE |
| bulk landscape supplies | offensive industry |
| car park | overnight camping area |
| caravan park/camping ground | pedestrian plaza |
| cemetery | place of assembly |
| child care centre | place of worship |
| civic administration | plant and equipment hire establishment |
| club | plantation forestry |
| community theatre | produce market |
| COMMERCIAL ACCOMMODATION USE | public agency |
| corrections facility | public transport facility |
| craft workshop | railway use |
| cultural facility | recyclable materials collection |
| defence installation | recycling facility |
| development in a location and of a type identified in a precinct map as additional prohibited development | religious associated use |
| drink establishment | RESIDENTIAL USE |
| drive-in cinema | restaurant |
| educational establishment | retirement village |
| emergency services facility | sand and gravel extraction |
| farm tourism | scientific research establishment |
| freight transport facility | service station |
| funeral parlour | shop |
| general industry | stock/sale yard |
| group or organised camp | store |
| hazardous industry | tourist facility |
| hazardous waste facility | transport depot |
| health facility | varying a lease to add a use listed as "prohibited development" in this development table |
| home business | vehicle sales |
| hospital | veterinary hospital |
| incineration facility | warehouse |
| indoor entertainment facility | waste transfer station |
| indoor recreation facility | woodlot |
| industrial trades | zoological facility |
| land fill site | |
| land management facility | |
| light industry | |

RELEVANT CODE

Development proposals must comply with the Parks and Recreation Zone Development Code.

NOTE ABOUT ANCILLARY, MINOR AND TEMPORARY USE

Some development that would otherwise be prohibited may be assessed under the merit track if they can be defined as *ancillary, minor or temporary use*. For example, a *car park* alone is prohibited, but could be considered if it is ancillary to a *playing field* which is an assessable development under the merit track.