



Cassowary Coast Planning Scheme 2015

The Cassowary Coast Regional Council has adopted a new planning scheme for the Cassowary Coast Region. The Cassowary Coast Planning Scheme 2015 regulates land use and development across the Region and provides a consistent planning regime for the whole Council area.

Core values enshrined in the Cassowary Coast Planning Scheme

- ❖ Vibrant, inclusive community based on a strong regional economy.
- ❖ A Region known for its remarkable biodiversity within its rainforests, waterways, beaches and islands.
- ❖ A Region with clean air and water and healthy populations of the iconic species, the southern cassowary and the mahogany glider.
- ❖ A sustainable approach to the use and management of natural resources, energy and waste.
- ❖ New and exciting local industries continue to be developed based on nature-based tourism, value-added agriculture and technological innovation.
- ❖ A resilient and diversified regional economy linked to markets near and far, and supporting existing and new industries.
- ❖ A thriving economy benefiting from an invigorated workforce empowered through training and creative learning.
- ❖ Infrastructure management and development decisions are sound.
- ❖ Unique heritage and cultural diversity is celebrated through our lifestyles, architecture, arts, festivals and events.
- ❖ We are resilient in nature, quick to adapt to change and able to call upon our own resources in times of need.

From the strategic intent "Creating our future: our vision"

Interactive Mapping

Council has developed interactive online mapping to support the Cassowary Coast Planning Scheme. To see how a property is affected by the Planning Scheme, follow the link on Council's website: www.cassowarycoast.qld.gov.au.

What is a planning scheme?

A planning scheme regulates land use and development in a local government area. It designates land as being suitable for certain types of development and outlines how that development should occur. Planning schemes also recognise the values of land that should be protected and constraints that may apply.

The key components of a Planning Scheme are the Strategic Framework, the Tables of Assessment, the Priority Infrastructure Plan, the Zones, the Local Plans, the Overlays, the Development Codes and the Definitions.

What is in the CCRC Planning Scheme?

The Cassowary Coast Planning Scheme 2015 contains the elements outlined below. The Planning Scheme reflects the Queensland Planning Provisions, which are standard planning scheme provisions that provide a consistent format and structure for planning schemes in Queensland.

Part 1 - About the Planning Scheme	Includes a map of the area covered by the Planning scheme, background information and information on how to interpret the Planning Scheme.
Part 2 - State Planning Provisions	Contains Information about how the Planning Scheme has incorporated State government planning requirements.
Part 3 - Strategic Framework	Sets the policy direction for the Planning Scheme and forms the basis for ensuring appropriate development occurs in the Planning Scheme area for the life of the Planning Scheme.
Part 4 - Priority Infrastructure Plan	Integrates and coordinates land use planning and infrastructure planning and ensures that trunk infrastructure is planned and provided in an efficient and orderly manner.
Part 5 - Tables of Assessment	Contains tables that identify the level of assessment and assessment criteria for development in the Planning Scheme, along with information on how to interpret and apply the tables.
Part 6 - Zones	Contains the zone codes which state the assessment criteria for each zone.
Part 7 - Local Plans	Contains the local plan codes which state the assessment criteria for the Cardwell, Greater Mission Beach, Innisfail, Tully and Villages local plan areas.
Part 8 - Overlays	Identifies areas in the Region which are subject to particular opportunities or constraints and provides codes that state the assessment criteria for the overlays.
Part 9 - Development Codes	The development codes contain the assessment criteria that apply to particular uses or types of development.
Schedule 1 - Definitions	All definitions in the planning scheme are included in this schedule, which contains the use definitions and administrative definitions.
Schedule 2 - Mapping	Contains the map index for the Planning Scheme.
Schedule 3 - Priority Infrastructure Plan Mapping and Supporting Material	Contains the index of the maps that support the priority infrastructure plan.
Schedule 4 - Notations	Contains details of Council's infrastructure charges resolution.
Schedule 5 - Land Designated for Community Infrastructure	Contains details of all lots which have been designated for community infrastructure in the Cassowary Coast Region.
Planning Scheme Policies	These policies support the operation of the Planning Scheme and relate to building design, requirements for civil engineering works and landscaping.
Schedule 7 - Continuing Approvals	Lists the documents relevant to the continuing approvals for the Ella Bay Little Cove and Port Hinchinbrook developments.
Appendices	Provides a list of abbreviations used in the Planning Scheme and any amendments made to the Planning Scheme.