

NOTICE ABOUT DECISION – STATEMENT OF REASONS

The following information is provided in accordance with Section 63(4) & (5) of the Planning Act 2016

The development application for:

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|----------------------------|--|
| Type of Approval: | Development Permit for Material Change of Use (Dual Occupancy) |
| Level of Assessment | Code |
| Application No: | MCU26/0003 |
| Name of Applicant: | Ebony Morrison C/- ONF Surveyors |
| Street Address: | 37 Gladys Street KINGAROY |
| Real Property Description: | Lot 47 on RP66068 |

On 22 April 2026 the above development application was:

Approved in full, with conditions;

1. Reasons for the Decision

The reasons for this decision are:

- The subject site is identified within the Low Density Residential Zone under the South Burnett Regional Council Planning Scheme version 2.0. The land use of a Dual Occupancy is an anticipated use where meeting particular criteria. The development has demonstrated the outcome is appropriate in the zone and context and will not unduly impact upon the residential amenity of the area.
- Any impacts are considered to be reasonably managed or mitigated through the imposition of reasonable and relevant conditions.
- The Dual Occupancy complies with the Strategic Framework, Purpose Statements, Overall Outcomes, Performance Outcomes and relevant assessment benchmarks of the South Burnett Regional Council Planning Scheme 2017.
- The Dual Occupancy will be adequately serviced by water, sewerage, electricity and telecommunications. The development includes a shared access arrangement and sufficient parking for each unit.

2. Assessment Benchmarks

The following are the benchmarks apply to this development:

South Burnett Regional Council Planning Scheme 2017

- Low Density Residential Zone Code
- Services and Works Code

3. Compliance with Benchmarks

The development was assessed against all the assessment benchmarks listed above and complies with all of these or can be conditioned to comply.

Note: Each application submitted to Council is assessed individually on its own merit