

2. Interpretation

2.1 Definitions – the dictionary

The dictionary defines particular words used in this planning scheme as follows—

- (a) defined uses;
- (b) other development and administrative terms.

Any undefined terms used in this planning scheme are intended to have the meaning assigned to them in common usage, unless the context otherwise indicates or requires. For undefined terms, a common reference that will be relied upon by the local government is the latest edition of the Macquarie Australian Dictionary.

2.1.1 Defined Uses

Term	Definition
Accommodation Unit	<p>Means premises used for providing accommodation in rooming units such as a boarding house, guest house, serviced apartment/room, unlicensed hotel, unlicensed residential club, youth hostel or backpackers accommodation or the like.</p> <p>The term includes any area used for the preparation and provision of meals to occupants, a common room or shared recreation facilities and the like, and Caretaker’s Residence.</p> <p>The term does not include Bed and Breakfast Accommodation, Caravan Park Hospital, Hotel, Motel or Retirement Accommodation as herein defined.</p>
Agriculture	<p>Means premises used for producing for commercial purposes, primary products from cropping, growing of crops, pastures, turf, flowers, fruit and vegetables or the like.</p> <p>The term does not include Forest Practice or Roadside Stall as herein defined.</p>
Animal Husbandry	<p>Means premises used for the keeping, farming, feeding or grazing of mammals or birds.</p> <p>The term does not include Aquaculture (Major Impact), Aquaculture (Minor Impact), Intensive Animal Husbandry, Kennel or Rural Industry as herein defined.</p>
Aquaculture (Major Impact)	<p>Any premises used for the cultivation of live fisheries resources for sale (where such resources are as defined in the <i>Fisheries Act 1994</i>) not being Aquaculture (Minor Impact) as herein defined.</p>
Aquaculture (Minor Impact)	<p>Means premises used for the cultivation of live fisheries resources for sale (where such resources are as defined in the <i>Fisheries Act 1994</i>) where the use involves:</p> <ul style="list-style-type: none"> • freshwater tanks with a total production area not exceeding 2000 m² (or exceeding 750 m² where oxygen injection is used);

Term	Definition
	<ul style="list-style-type: none"> • freshwater ponds with a total surface area not exceeding 5,000 m²; and • no off-site discharge of wastes from the tanks or ponds to natural waterways, wetlands or coastal waters. <p>For the purpose of the above definition:</p> <p>(a) "tanks" means water-containing structures not formed by hollowing, excavating or embanking natural surfaces; and</p> <p>(b) "ponds" mean water-containing structures formed by hollowing, excavating or embanking natural surfaces.</p>
Bed and Breakfast Accommodation	<p>Means the secondary use of premises in association with a detached dwelling for the overnight accommodation of tourists and visitors.</p> <p>The term does not include Accommodation Unit, Multiple Dwelling or Motel as herein defined.</p>
Bulk Store	<p>Means premises used for the bulk storage of goods. The term does not include treatment, processing or packaging of any kind.</p>
Bulky Goods Retailing	<p>Means use of premises for the sale by retail or auction, or the hire or display, of articles which are of such a size, shape or weight as to require:</p> <p>(a) A large area for handling, storage or display, or</p> <p>(b) Direct vehicular access to the premises by members of the public for the purpose of loading articles into their vehicles after purchase.</p> <p>Bulky goods includes the following items:</p> <p>(a) Equipment plant sales and hire (including repairs and service);</p> <p>(b) Vehicle parts and accessory sales (which may include fitting);</p> <p>(c) Vehicle, boat or caravan sales (including repairs and service);</p> <p>(d) The sale of hardware, landscape or building supplies; and</p> <p>(e) The sale of furniture, floor coverings, light fittings, large electrical goods, swimming pools, spas or camping equipment.</p> <p>The term does not include the sale of clothing or foodstuffs or Shop as herein defined.</p>
Caravan Park	<p>Means premises used to provide accommodation for people using caravans, tents, relocatable homes or the like.</p> <p>The term does not include Accommodation Unit, Motel or Multiple Dwelling as herein defined.</p>
Carpark	<p>Means the use of premises for the short term parking of motor vehicles where the parking is not associated with another use on the same premises.</p> <p>The term does not include a Vehicle Depot as herein defined.</p>
Caretaker's Residence	<p>Means any dwelling unit used for caretaker or on-site management purposes in connection with a lawful use conducted on the same site.</p>
Child Care Centre	<p>Means premises used for the minding or care, but not accommodation, of children.</p> <p>The term includes a creche or the like.</p>
Detached Dwelling	<p>Means premises which comprise one dwelling unit on one lot.</p> <p>The term includes the operation of a business from a home office for which:</p> <p>(a) the total use area is not greater than 20m²;</p>

Term	Definition
	<p>(b) only a resident or residents of the Detached Dwelling are engaged; and</p> <p>(c) no customers or clients attend the premises.</p>
Educational Establishment	<p>Means premises used for providing tuition or vocational training in an educational curriculum. The term includes such facilities as kindergarten, pre-school, primary school, secondary school and any other place of higher learning.</p>
Extractive Industry	<p>Means the use of premises for the winning, by any means, of any rock, gravel, sand or soil from the earth.</p> <p>The term includes crushing, screening, washing or other treatment process of a similar nature.</p> <p>The term does not include mining within the meaning of the <i>Mineral Resources Act 1989</i>.</p>
Fast Food Premises	<p>Means premises used for the preparation and sale of food and refreshments intended for immediate consumption either on the premises or elsewhere, where the total area occupied by the use does not exceed 50m².</p> <p>The term does not include Restaurant or Shop as herein defined.</p>
Forest Practice	<p>Means the use of premises for a forest practice as defined in the <i>Integrated Planning Act 1997</i>.</p>
Fuel Depot	<p>Means premises used for the storage and distribution of any liquid, solid or gaseous fuel.</p> <p>The term does not include Service Station as herein defined.</p>
Funeral Parlour	<p>Means premises used for the receiving and preparation of deceased bodies for burial or cremation.</p> <p>The term includes a mortuary, a funeral chapel and administration areas used in connection with the use.</p>
Health Care Service	<p>Means any premises used for the medical care or treatment of persons not resident on the site. This term includes a first aid station, a maternal and child welfare clinic, a nursing service, an ambulance station and premises used by a chiropodist, chiropractor, dentist, medical practitioner, optometrist, pathologist, physiotherapist or radiologist in the practice of that profession or by practitioners of alternative therapies.</p> <p>The term does not include Home-based Business, Hospital or Retirement Accommodation.</p>
Home-based Business	<p>Means the secondary use of a detached dwelling for any occupation, vocation or profession carried out in, under or within the curtilage of a detached dwelling.</p>
Hospital	<p>Means premises used for the provision of health services, including the care and accommodation of the sick, infirm, incurable and convalescent persons.</p> <p>The term includes outpatient services provided on the premises but does not otherwise include Health Care Service as herein defined.</p> <p>The term does not include Accommodation Unit or Retirement Accommodation as herein defined.</p>

Term	Definition
Hotel	Means the use of premises for the sale of liquor for consumption on site, which may also include sale of liquor for consumption off-site, short term accommodation and dining/entertainment activities.
Indoor Entertainment	Means premises used for indoor leisure, recreation or sport. The term does not include Hotel, Restaurant or Place of Assembly.
Industry	Means premises used for any industrial activity involving the manufacturing, processing, repair, fabrication or maintenance (or the like) of any item, element, product or machine. The term includes minor incidental retailing of goods, administration and accounting, and storage of goods and materials used in connection with or resulting from the industrial activity. The term does not include any other separately defined use.
Intensive Animal Husbandry	Means premises used for the keeping, breeding, feeding or care of animals for commercial purposes (including land used for the disposal of effluent associated with the use). The term includes animals held in tanks, pens, yards or structures sustained on prepared or manufactured fodder other than for drought or other emergency feeding. The term does not include Aquaculture as herein defined.
Kennel	Means premises used for commercial keeping, boarding or breeding of dogs or cats. The term includes a cattery, breeding kennels, coursing kennels and show kennels.
Landscape Supplies	Means premises used for the sale or distribution of sand, soil, screenings, rocks, timber for use in landscaping and other garden and landscaping materials. The term does not include a Plant Nursery as herein defined.
Local Utility	Means: (a) water reticulation, sewerage reticulation and stormwater drainage undertaken by or for the Council; (b) the construction, maintenance and repair of roads under the control of the Council; (c) the reticulation of gas; (d) the supply of electricity through the electricity supply network as defined in the <i>Electricity Act 1994</i> ; (e) bus public transport facilities. The term does not include Industry, Fuel Depot, Office, Public Infrastructure or Vehicle Depot as herein defined.
Manufacturer's Shop	Means any use within an existing industrial or rural premises where commodities, articles or goods resulting from the industrial processes undertaken on the premises are sold to the public and where the floor area of the use does not exceed 20% of the gross floor area of all buildings on the site.
Motel	Means premises comprising residential accommodation providing overnight, short-stay or holiday accommodation for travellers. The term includes any area used for the preparation and provision of meals to guests, a common room or shared recreation facilities and the like, and Caretaker's Residence.

Term	Definition
	<p>The term does not include Accommodation Unit, Bed and Breakfast Accommodation or Multiple Dwelling as herein defined.</p>
Multiple Dwelling	<p>Means premises which comprise more than one self-contained dwelling unit on a lot. The term includes such forms of development as home units, flats, self-contained apartments and town houses.</p> <p>The term includes the operation of a business from a home office for which:</p> <ul style="list-style-type: none"> (a) the total use area is not greater than 20m²; (b) only a resident or residents of the dwelling unit with which the home office is associated are engaged; and (c) no customers or clients attend the premises. <p>The term does not include Accommodation Unit, Bed and Breakfast Accommodation, Caravan Park, Detached Dwelling, Hotel, Motel, Relatives Apartment or Retirement Accommodation as herein defined.</p>
Office	<p>Means premises used for administrative, clerical, technical, professional or other business purpose where the principal activity provides:</p> <ul style="list-style-type: none"> (a) business or professional advice or services; (b) goods or services that are not physically on the premises; or (c) the office based administrative functions of an organisation.
Open Space and Recreation	<p>Means private or public land that is external to a building envelope and used for open air passive and active recreation, conservation or environmental purposes or private outdoor uses.</p> <p>The term includes areas dedicated to the State (excluding road reserve areas) such as park areas, open sports grounds and environmental or conservation areas.</p>
Outdoor Entertainment	<p>Means the use of premises for the conduct of outdoor sport, recreation or entertainment.</p>
Packing Shed	<p>Means premises used for the packing of primary produce where the total area occupied for the use does not exceed 400m².</p> <p>The term includes the servicing of plant and equipment used for the purposes of packing the product.</p> <p>The term does not include the sale of produce from the packing shed direct to the consumer.</p>
Place of Assembly	<p>Means premises used primarily for public assembly, or public religious activity of a religious organisation, community or association.</p> <p>The term includes the use of the premises for the social or recreational activities of the public or religious organisation and a Caretaker's Residence on the same premises.</p> <p>The term does not include Educational Establishment, Funeral Parlour, theatre, cinema, drive-in theatre or cemetery, whether or not herein defined.</p>

Term	Definition
Plant Nursery	<p>Means premises used to propagate, grow and sell plants to the public.</p> <p>The term includes the sale of pre-packaged gardening materials.</p> <p>The term does not include the sale of building supplies, Landscape Supplies, Rural Industry, Shop, whether or not herein defined.</p>
Public Infrastructure	<p>Means the provision of infrastructure by the federal government, state government, local government or other statutory authorities including, but not limited to:</p> <p>(a) the collection, storage, treatment, generation or bulk distribution or supply of water, electricity, gas, oil, and sewerage;</p> <p>(b) rail transport infrastructure, rail maintenance depots, rail workshops, and rail freight centres directly connected to and operationally integrated with rail transport infrastructure.</p>
Relatives' Apartment	<p>Means any building or other structure or part thereof used as a separate dwelling unit annexed to an existing Detached Dwelling on a lot.</p>
Restaurant	<p>Means premises used for the provision of food or refreshment to members of the public where the total area occupied by the use exceeds 50m² and where such food or refreshment is available primarily for immediate consumption on the premises.</p> <p>The term includes a licensed restaurant and any associated take-away service.</p> <p>The term does not include Fast Food Premises as herein defined.</p>
Retirement Accommodation	<p>Means premises, including one or more room units or dwelling units, for the accommodation of persons retired from the workforce including aged persons. The term includes such activities as the rendering of medical or other professional care to the persons residing therein, and any other activity necessarily required for the conduct of the use.</p>
Roadside Stall	<p>Means premises having an area of less than 20 m² used for the display and sale of any rural produce grown on the site or on adjoining land.</p>
Rural Home Industry	<p>Means premises used for handling, treating, processing and or packing primary produce from the same land the rural home industry is proposed, or from adjoining land. The total area used for the rural home industry is not more than 200 m² and the land must have a dwelling unit erected on it and occupied by a person involved in the Rural Home Industry.</p>
Rural Industry	<p>Means premises used for the handling, treating, processing or packing of primary products or servicing in a workshop of plant and equipment for rural purposes. The term does not include Roadside Stall, Rural Home Industry, Packing Shed or Shop as herein defined.</p>
Rural Tourist Facility	<p>Means the use of premises for providing tourists with a rural experience concerning production or processing of rural produce which is grown or cultivated on that land or adjoining land.</p> <p>The term includes accommodation for no more than two guest households at any one time, any area used for the preparation and provision of meals to guests, a common room or shared recreation facilities and the like, and Caretaker's Residence.</p>

Term	Definition
	The term does not include an Accommodation Unit as herein defined.
Saleyard	Means premises used for holding of livestock for the purpose of offering animals for sale and includes a public livestock market.
Salvage Yard	Means premises used in the collection, storage, salvaging, abandonment, dismantling or sale of scrap metals, scrap timber, other scrap materials, scrap motor vehicles or machinery.
Service Station	<p>Means premises for the sale by retail of motor fuels, lubricants, petroleum products, spare parts, tyres and motor vehicle accessories.</p> <p>The term includes the repairing, maintenance and servicing of motor vehicles and the sale of convenience items only to the travelling public.</p> <p>The term does not include a Fast Food Premises, Restaurant or Shop.</p>
Shop - Neighbourhood	Means premises less than 200 m ² in GFA used for the display and retail sale of goods to members of the public.
Shop	<p>Means premises greater than 200 m² in GFA used for the display and retail sale of goods to members of the public.</p> <p>The term includes a shopping centre.</p> <p>The term does not include Fast Food Premises or Restaurant as herein defined.</p>
Stable	Means premises used for stabling or keeping of a horse or like animal, and includes any shed, loose box or stall used or capable of being used for keeping, stabling, feeding, watering, grooming, shoeing or veterinary treatment of the animal. The term includes a roofed yard.
Tavern	<p>Means the use of premises for the sale of liquor for consumption on site, which may also include sale of liquor for consumption off-site, and facilities for dining and entertainment.</p> <p>The term does not include the provision of accommodation.</p>
Telecommunications Facilities	<p>Means any line, equipment, apparatus, tower, mast, antenna, pole or other like structure, for use in or in connection with a system or series of systems that carries or is capable of carrying, communications by means of guided or unguided electromagnetic energy.</p> <p>The term does not include 'low-impact facilities' as defined by the Commonwealth <i>Telecommunications (Low-impact Facilities) Determination 1997</i>.</p>
Tourist Facility	<p>Means premises used for the purpose of providing entertainment or recreational activities for tourists and travellers.</p> <p>The term includes the sale of light refreshments, souvenirs or local handicrafts or produce, and Caretaker's Residence.</p> <p>The term does not include Restaurant or Shop as herein defined.</p>

Term	Definition
Vehicle Depot	<p>Means a use of premises for a commercial or public purpose, for the overnight or longer storage of more than one motor vehicle including buses, rental vehicles, taxis, trucks and the like.</p> <p>The term includes the servicing or maintenance of vehicles that are stored on the site.</p> <p>The term does not include a Carpark as herein defined.</p>

2.1.2 Other Development and Administrative Terms

Term	Definition
Acceptable Solutions	<p>Means:</p> <p>(a) for self assessable development, the assessment criteria comprising a code that self assessable development must comply with. These are identified with an asterisk (*) in the codes in this planning scheme; and</p> <p>(b) for code or impact assessable development, the assessment criteria that provide a guide for achieving a performance criterion in whole or in part, but do not establish compliance with a code.</p> <p>Acceptable solutions are precise criteria that do not require the exercise of discretion to assess whether proposed development complies.</p>
Adjoining	Means touching or bounding at a point or line.
Assessment Category	<p>Means the type of assessment identified for development including one or other of the following:</p> <p>(a) Exempt</p> <p>(b) Self-assessable</p> <p>(c) Assessable requiring code assessment, referred to as code assessable</p> <p>(d) Assessable requiring impact assessment, referred to as impact assessable.</p>
Assessment Table	Means a table that identifies the assessment categories applying to development, including the identification of relevant assessment criteria that apply to the development.
AEP	Means the average exceedance probability or the likelihood of occurrence of a flood of a given size or larger in any one year, usually expressed as a percentage (e.g. 1% AEP).
Battle-axe Lot	Means a lot that has access to a road by either an access strip or easement, also known as a hatchet lot.
Boundary Realignment	Means reconfiguring a lot(s), where the number of lots does not increase, and the size of the lots does not change by more than 10%.
Building	Means a fixed structure which has a roof and which may be wholly or partly enclosed by walls.
Building Height	Means the vertical distance between the highest point of a building, excluding any antennae, chimney, flues or vent pipes, and the ground level vertically below that point.

Term	Definition
Building Line	Means the minimum distance from any lot boundary to a building.
Building Work	Has the meaning given in the <i>Integrated Planning Act 1997</i> .
Co-located Facility	Means one or more telecommunications facilities (including 'low-impact facilities') installed on or within an existing telecommunications facility or 'public utility structure' (as separately defined in the Commonwealth <i>Telecommunications (Low-impact Facilities) Determination 1997</i>).
Lot Frontage – Cul-de-sacs	For the purposes of determining the width of the frontage for lots which primarily gain access via the head of a cul-de-sac, the width of the frontage is the length of a straight line drawn between two points which are located 6m from the front boundary of the lot measured along each of the side boundaries.
Development	Has the meaning given in the <i>Integrated Planning Act 1997</i> .
Dwelling Unit	Means a building or part of a building used as a self contained residence for the exclusive use of one household which includes: (a) food preparation facilities; (b) bath or shower; (c) closet pan and wash basin; and (d) outbuildings.
Erosion Prone Area	means those areas as shown on the most recent erosion prone area plan(s) prepared by the Environmental Protection Agency (EPA).
Fish Habitat Area (FHA)	Has the meaning given in the <i>Fisheries Act 1994</i> and associated regulations.
Frontage	Means a boundary of a lot which abuts a road.
Future State-controlled Road	Has the meaning given under the <i>Transport Infrastructure Act 1994</i> .
GQAL (Good Quality Agricultural Land)	Means land which is capable of sustainable use for agriculture, with a reasonable level of inputs, and without causing degradation of land or other natural resources. In this context, agricultural land is defined as land used for crop or animal production, but excluding intensive animal uses such as feedlots, piggeries, poultry farms and plant nurseries based on either hydroponics or imported growth media. (<i>Planning Guidelines: The Identification of Good Quality Agricultural Land</i> , p.1).
GFA (Gross Floor Area)	Means the sum of the floor areas (inclusive of all walls, columns and balconies whether roofed or not) of all storeys of every building located on the site (excluding areas used for building services, a ground floor public lobby, a public mall in a shopping centre and areas associated with the parking, loading and manoeuvring of motor vehicles).
Ground Level	Means in the case of a site where: (a) the level of the site has not been altered, the level of the site or RL 3.0 metres AHD, whichever is the higher; or (b) the level of the site has been lawfully altered, the as-constructed finished surface level of the site; or (c) the level of the site has been unlawfully altered, the level of the site as if the site had not been unlawfully altered.
Haulage Routes	Means a State-controlled Road or local road of regional significance as shown on the Regional Infrastructure Overlay Map.

Term	Definition
Health Service Provider	<p>Means any of the following:</p> <ul style="list-style-type: none"> • acupuncturist • ambulance officer • audiologist • audiometrist • child guidance therapist • dental hygienist or school dental therapist • dietitian • medical imaging technologist, nuclear medicine technologist or radiation therapist • naturopath • nurse • optical dispenser • orthoptist • psychotherapist • social worker engaged in the provision of a health service • therapeutic counsellor • traditional Chinese medicine practitioner. • a person registered under a health practitioner registration act (Doctor, Dentist, Pharmacist and the like).
HAT	Means the Highest Astronomical Tide level.
IDAS: Integrated Development Assessment System	Has the meaning given under the <i>Integrated Planning Act 1997</i> .
Intrusive Noise	Has the meaning given under the <i>Environmental Protection (Noise) Policy 1997</i> .
IPA: (<i>Integrated Planning Act 1997</i>)	Means the <i>Integrated Planning Act 1997</i> .
Key Resource Area (extractive industry)	A Key Resource Area for extractive industry includes the maximum available resource, a suitable separation distance to reduce impacts to acceptable levels, and a transport corridor (haulage route) protected against encroachment of incompatible developments.
Landscaping	<p>Means the treatment of premises for the purposes of protecting or enhancing the appearance, comfort, environmental values or use of premises, including:</p> <ol style="list-style-type: none"> (a) planting of trees, shrubs or grass; (b) formation of banks, terraces, lakes or gardens; (c) provision of paving or edging; (d) erection of screen or decorative fences, walls, pergolas, trellises or similar outdoor structures; (e) installation of lighting, signage, outdoor furniture or outdoor artwork; and (f) installation of irrigation works to planted areas.
Lot	Means a piece of land or space described in a land title.
Low-impact Facility	Means a telecommunications facility determined by the <i>Commonwealth Telecommunications (Low-impact Facilities) Determination 1997</i> to be a 'low-impact facility'.
Material Change of Use	Has the meaning given in the <i>Integrated Planning Act 1997</i> .
Minor Building Work	<p>Means building work that:</p> <ol style="list-style-type: none"> (a) is internal building work; or (b) is the maintenance, repair or replacement of existing building work; or (c) does not increase the GFA of buildings on the site by more than 20 m² or 10% of existing GFA, whichever is the lesser; or (d) does not increase the height of a building.

Term	Definition
Noise Relevant Activities	Has the meaning given under the <i>Environmental Protection (Noise) Policy 1997</i> and includes all industrial uses including but not limited to Fuel Depot, Industry, Rural Home Industry, Rural Industry, Packing Shed and Salvage Yard.
Operational Work	Has the meaning given in the <i>Integrated Planning Act 1997</i> .
Overlay	<p>Means the secondary layer for organising the provisions of the planning scheme, based on areas, places or sites having special attributes that may:</p> <ul style="list-style-type: none"> (a) make those areas, places or site sensitive to effects of development, or (b) constrain development due to an environmental hazard or the value of a resource. <p>Land may be included in an overlay on one or more of the overlay maps contained in Schedule 1 of the planning scheme. Land may also be affected by overlay provisions based on its proximity to land identified on an overlay map. Each overlay has an assessment table that identifies the level of assessment for development of different types. Each overlay has an overlay code that sets out assessment criteria that apply to development in or affected by that overlay.</p>
Oxygen Injection	With regard to an aquaculture use, means liquid oxygen injected into ponds or tanks to increase the dissolved oxygen content of the water.
Performance Criteria	In the planning scheme codes, means the specific outcomes which development is required to achieve to Council's satisfaction.
Person	Includes a body of persons, whether incorporated or unincorporated.
Plot Ratio	Means the gross floor area divided by the area of the site.
Precinct	<p>Means the third layer for organising the provisions of the planning scheme based on specific land use allocations for parts of Woodgate.</p> <p>Land may be included in a precinct in the Woodgate Precinct Plan contained in Schedule 2 of the planning scheme.</p> <p>The following precincts are identified on the Woodgate Precinct Plan:</p> <ul style="list-style-type: none"> (a) Precinct 1 (red) - predominantly Detached Dwellings; (b) Precinct 2 (green) - potential for Accommodation Units and Multiple Dwellings not exceeding 2 storeys and 9 metres in height; (c) Precinct 3 (orange) - potential for Accommodation Units and Multiple Dwellings not exceeding 4 storeys and 13 metres in height; (d) Precinct 4 (purple) - future residential expansion area; (e) Precinct 5 (blue) - industry (f) Precinct 6 (mauve) - retirement accommodation (g) Precinct 7 (pink) – future investigation area for Kinkuna Eco Village (h) Precinct 8 (grey) – community facilities. <p>The assessment table for the Residential Zone contains provisions that identify the level of assessment for development in particular precincts. The Rural Zone Code, Residential Zone Code, Industry Zone Code, Infrastructure Zone Code, Residential Development Code and Reconfiguring a Lot Code contain assessment criteria for development in particular precincts.</p>

Term	Definition
Reconfiguring a Lot	Has the meaning given in the <i>Integrated Planning Act 1997</i> .
Road	Has the meaning given under the <i>Transport Infrastructure Act 1994</i> .
Sensitive Receptor	<p>Means an area or site likely to suffer an adverse “impact” when subjected to intrusive noise from a noise relevant activity (“impact” has the meaning given under the <i>Environmental Protection (Noise) Policy 1997</i> only for the purposes of this term and not where used elsewhere in the planning scheme in matters not pertaining to noise).</p> <p>A sensitive receptor includes but is not limited to the following defined uses: all residential uses (including Accommodation Unit, Detached Dwelling, Retirement Accommodation, Multiple Dwellings), Caravan Park, Child Care Centre, Educational Establishment, Health Care Service, Hospital, Hotel, Office, Motel and Place of Assembly.</p> <p>A sensitive receptor includes a library.</p>
Significant Transport Corridor	Includes State-controlled Roads, local roads of regional significance, railways, tramways and tramway corridors as shown on the Regional Infrastructure Overlay Map.
Site	Means land over which development is to be carried out (including the whole or part of one lot or more than one lot where each of those lots is contiguous with the other or another).
Site Coverage	Means that area of a site covered by buildings measured to the outside face of external walls as projected onto a horizontal plane and expressed as a percentage of the site area. The area of land covered by buildings is to be calculated by measuring along the perimeter of the buildings including all verandahs, balconies, passageways and staircases but excluding eaves.
State-controlled Road	Has the meaning given under the <i>Transport Infrastructure Act 1994</i> .
Storey	<p>Means a space within a building which is:</p> <ul style="list-style-type: none"> (a) between the floor and the floor above; or (b) where there is no floor above, between a floor and any ceiling or roof above it; or (c) a foundation area, garage, workshop, storeroom or the like, where the height between the ground level and the top of the floor immediately above is more than 900mm. <p>A mezzanine is not a storey. For the purpose of counting storeys in a building, the number shall be the maximum number of storeys of the building that may be intersected by the same vertical line, not being a line which passes through any wall.</p>
Use	Has the meaning given in the <i>Integrated Planning Act 1997</i> .
Waterway	Means any element of a watercourse (including the bed and banks). The term includes waterways identified on Natural Features and Resources Overlay Map 2 Fish Habitat Areas and Natural Waterways.
Wetland	<p>Means an area of permanent, periodic or intermittent inundation whether natural or artificial, static or slow flowing and fresh, brackish or saline (including areas of marine water the depth of which at low tide does not exceed 6 metres).</p> <p>The term includes but is not limited to a natural wetland categorised as a regional ecosystem.</p>

Term	Definition
Zone	Means the primary layer for organising the provisions of the planning scheme based on land use allocations. Land is allocated to a zone on the zoning maps contained in Schedule 1 of the planning scheme. Each zone has an assessment table that identifies the level of assessment for development of different types. Each zone has a zone code that sets out assessment criteria that apply to development in that zone.

2.2 Terms defined in the IPA

Terms defined in the IPA have the same meaning as in the IPA.

2.3 Explanatory Notes assist interpretation of planning scheme

The Isis Shire Planning Scheme Explanatory Notes are declared to be extrinsic material under the *Statutory Instruments Act 1992*, section 15, that assist interpretation of provisions of this planning scheme.