



CASSOWARY COAST REGIONAL COUNCIL
PO Box 887
INNISFAIL QLD 4860
Ph: 1300 763 903 Fax: (07) 4061 4258
Email: enquiries@cassowarycoast.qld.gov.au

REQUEST FORM – Reduction in infrastructure charges

The Cassowary Coast Regional Council [Development Incentives: Reduction in Infrastructure Charges Policy](#) is intended to encourage development that achieves strategic planning and economic objectives for the region by considering a reduction in the infrastructure charges payable for specific types of development in specific locations.

To determine if your development is eligible for a reduction in infrastructure charges, please refer to the [Development Incentives: Reduction in Infrastructure Charges Policy](#) or contact Planning Services on P: 1300 763 903.

The completed form can be sent by:

Post: Chief Executive Officer
Cassowary Coast Regional Council
PO Box 887, INNISFAUL QLD 4860
Email: enquiries@cassowarycoast.qld.gov.au

Fax: 07 4061 4258

Deliver to: 70 Rankin Street, Innisfail or 38-40 Bryant Street, Tully

1. Applicant details:

Name/s (individual or company name in full)	
For company: contact name	
Postal address:	
Phone:	
Email:	
Is the applicant for this application, the applicant given the development approval? If no, what is the name of the applicant given the development approval?	<input type="checkbox"/> Yes <input type="checkbox"/> No

2. Details of development approval

CCRC development application number:	
Development approval for: e.g. MCU RAL	
Development approval description:	
Expected completion date of development:	
Property description:	
Property address:	

Guidelines for completing this form

For your application to be accepted as 'properly made', all parts in items 1, 2, 3 and 6 must be completed. For items 4 and 5, the section relevant to your application must be completed (i.e. MCU/RAL and zone).

3. Eligibility criteria for all requests:	
Refer 6.1 of the policy	Demonstrated compliance
The proposed development is located in an eligible location and is for eligible development (as determined by Table 2 and Table 3 of the Policy).	
The proposed development provides for capital investment in accordance with the planning scheme.	
The proposed development generates growth and new opportunities for investment within the region* (note: if the requested reduction amount is greater than \$500,000.00 the applicant must supply a Socio-economic impact assessment (SEIA) completed by a suitability qualified and experienced person in accordance with section 7 of this policy. The SEIA is to be supplied at the time of lodgement of the request for Councils consideration).	
The proposed development must be capable of being completed within three (3) years of the date on which the development approval in respect of the development starts to have effect under the Act.	

4. Material change of use – Eligibility criteria (refer Table 2 of the policy)	
Rural zone (Where the property has a minimum land area of 1 hectare)	
Eligible development	Demonstrated compliance
<ul style="list-style-type: none"> • Food and drink outlet (where code assessable in the Cassowary Coast planning scheme 2015) • Nature based tourism (up to and including 6 cabins) • Tourist park • Winery/distillery/brewery 	
Environmental management and conservation zone	
Eligible development	Demonstrated compliance
<ul style="list-style-type: none"> • Nature based tourism (up to and including 6 cabins) • Tourist park 	

4. Material change of use – Eligibility criteria (refer Table 2 of the policy)	
Township zone – Business precinct; Local business precinct and Business fringe precinct	
Eligible development	Demonstrated compliance
<ul style="list-style-type: none"> • Food and drink outlet • Health care services • Indoor sport and recreation • Office • Shop • Service industry 	
Township zone – Central business precinct	
Eligible development	Demonstrated compliance
<ul style="list-style-type: none"> • Food and drink outlet • Function facility • Health care services • Hotel - where for a 4-star (or better) accommodation facility* • Indoor sport and recreation • Multiple dwelling – where for 4 or more dwelling units • Shop • Shopping centre • Short term accommodation - where for a 4-star (or better) accommodation facility* • Theatre • Warehouse 	
Note: * 4-star rating is determined by the Australian Tourism Industry Council Classification Guideline	
Township zone – Community purpose precinct	
Eligible development	Demonstrated compliance
<ul style="list-style-type: none"> • Child care centre • Educational establishment • Health care services • Hospital • Residential care facility • Retirement facility 	
Township zone – Industry precinct	
Eligible development	Demonstrated compliance
<ul style="list-style-type: none"> • High impact industry • Low impact industry • Marine industry • Medium impact industry • Outdoor sales • Research and technology industry • Service station • Special industry • Transport depot • Warehouse 	

4. Material change of use – Eligibility criteria (refer Table 2 of the policy)

Township zone – Residential precinct

Eligible development

- Dual occupancy
- Multiple dwelling – where for 4 or more dwelling units

Demonstrated compliance

Township zone – Residential choice precinct

Eligible development

- Dual occupancy
- Multiple dwelling – where for 4 or more dwelling units

Demonstrated compliance

Township zone – Tourism precinct

Eligible development

- Function facility
- Multiple dwelling – where for 4 or more dwelling units
- Resort complex
- Shop
- Short term accommodation - where for a 4-star (or better) accommodation
- Tourist attraction

Demonstrated compliance

*Note: * 4-star rating is determined by the Australian Tourism Industry Council Classification Guideline*

5. Reconfiguring a lot – Eligibility criteria (refer Table 3 of the policy)

Rural zone * 0%* with the exception of land included within the Urban Footprint of the Far North Queensland Regional Plan 2009-2031 or land which is subject to a preliminary approval overriding the planning scheme for residential development which Council may grant a potential reduction of up to 100%

Demonstrated compliance

5. Reconfiguring a lot – Eligibility criteria (refer Table 3 of the policy)

Township zone – Business precinct; Local business precinct and Business fringe precinct

Demonstrated compliance

Township zone – Central business precinct

Demonstrated compliance

Township zone – Community purpose precinct

Demonstrated compliance

Township zone – Industry precinct

Demonstrated compliance

Township zone – Residential precinct

Demonstrated compliance

5. Reconfiguring a lot – Eligibility criteria (refer Table 3 of the policy)

Township zone – Residential choice precinct

Demonstrated compliance

Township zone – Tourism precinct

Demonstrated compliance

Rural residential zone

Demonstrated compliance

6. Declaration

I/we declare that all information in this application for a reduction in infrastructure charges is true and correct.

I/we acknowledge the I/we will be required to enter into an Infrastructure Agreement to vary the infrastructure charges notice issued for the development.

You are providing personal information which will be used for the purpose of delivering services and carrying out council business. Your personal information is handled in accordance with the [Information Privacy Act 2009](#) and will only be accessed by persons who have been authorised to do so. Your information will not be given to any other person or agency unless you have given us permission or the disclosure is required by law.

Related forms, policies and procedures	Development Incentives: Reduction in Infrastructure Charges Policy
Relevant legislation	<i>Local Government Act 2009</i> (Qld) <i>Planning Act 2016</i> (Qld)
References and resources	Cassowary Coast Regional Council planning scheme 2015