

What you should know about the draft new planning scheme for Carpentaria Shire

What a planning scheme does

The draft new planning scheme sets out important strategies for how development, resources and values are to be managed in Carpentaria Shire over the new 10 years.

It sets out Council's plan for what sort of development can be expected and where. It also sets out expected standards for new development and the assessment or application process that may be required.

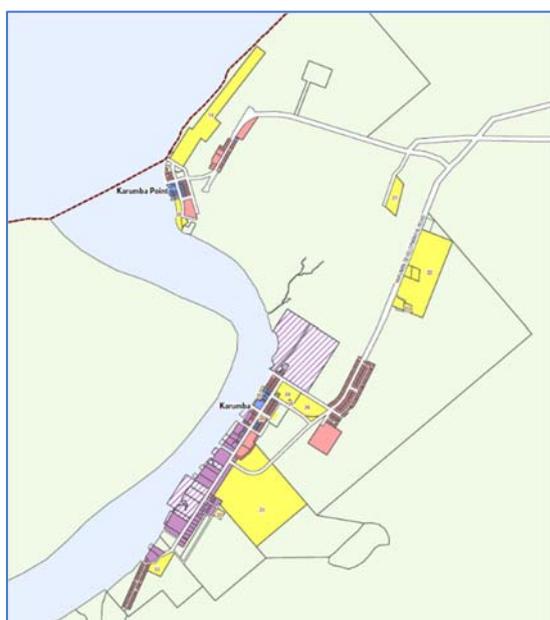
In doing this, a planning scheme has to apply and balance a range of objectives, such as:

- making sure there is enough land available to support community needs (including housing, services, business and industry areas)
- ensuring infrastructure is provided and used efficiently (roads, pathways, and stormwater drainage)
- protecting natural areas and features such as heritage buildings
- making our communities more resilient to natural hazards such as floods and bushfires

Council is required to prepare a planning scheme and given the powers to regulate development by the Planning Act 2016. It is also required to integrate a wide range of State Government planning policies into the planning scheme – which are set out in the State Planning Policy – which can be found here

<https://planning.statedevelopment.qld.gov.au/planning-framework/plan-making/state-planning/state-planning-policy>

Mapping – zones and overlays



The main way a planning scheme regulates development is by applying different zones to different areas which allow for a different range of activities. These need to be selected from a suite of zones set by the State Government. The draft new planning scheme for Carpentaria uses the following zones:

- general residential zone
- rural residential zone
- centre zone
- industrial zone
- community facilities zone
- rural zone

The draft planning scheme also includes maps (called overlays) of important values across the local government area, including:

- airport operational space
- bushfire hazard, coastal hazard and flood hazard
- areas of environmental significance
- heritage places

The State Government provides some other information about planning scheme sand zone here: <https://planning.statedevelopment.qld.gov.au/planning-framework/planning-making/local-planning/local-planning-schemes>

Process to prepare a planning scheme

The process for preparing a new planning scheme is governed by the state Planning Act 2016 and it's Minister's Guidelines and Rules.



Have your say

During this public notification period, everyone can have their say on the draft planning scheme. All submissions that are received by Council will be reviewed and used to revise and refine the draft plan.

Information about how to make a submission can be found here:

[Draft Carpentaria Planning Scheme 2023 – Carpentaria Shire Council](#)