



## Vegetation Clearing Under The Planning Scheme

This information sheet provides a summary of planning scheme requirements for vegetation clearing work in the Somerset Region. Other approvals may be required from the State and/or Federal governments.

### When will planning approval be required?

Vegetation clearing will require planning approval unless it is exempt.

### What are the exemptions?

Vegetation clearing is exempt under the planning scheme where it is:

- removal of vegetation that is not *native vegetation* where not otherwise protected; or
- essential management or routine management as defined and permitted by the *Sustainable Planning Regulation 2009*; or
- forestry practice as defined by the *Sustainable Planning Regulation 2009*

Vegetation clearing may be exempt where it is:

- associated with an existing *Dwelling House* and is necessary for the establishment of any ancillary *building, structure* or infrastructure and vegetation clearing will not exceed 1,000m<sup>2</sup> in area; or
- associated with an existing *Rural Activity* and is necessary for the establishment of any ancillary *building, structure* or infrastructure and vegetation clearing will not exceed 5,000m<sup>2</sup> in area.

However, to be exempt for these reasons the clearing cannot involve vegetation:

- in a protected area, wildlife habitat, regulated vegetation, legally secured offset area or wetland buffer area identified on **Biodiversity Areas Overlay Maps OM-003**; or
- vegetation in a bushland koala habitat - primary habitat area or bushland koala habitat – secondary habitat area identified on **Biodiversity Areas Overlay – Koala Conservation Maps OM-003c-d**; or
- in a watercourse buffer area or identified on **Catchment management overlay maps OM005a-b**; or
- vegetation in a High Scenic Amenity Area or Scenic Route Section Buffer Area identified on **Scenic Amenity Overlay Map OM-012**; or
- vegetation in a Landslide Hazard Area identified on **Landslide Hazard Overlay Maps OM010a-b**

**NB:** To check if any of the above overlays affect your land, you can do a property search on Council's eServices, consult the planning scheme maps on Council's website or phone Council on (07) 5424 4000.

## What if I'm not exempt?

You will need to lodge a planning application.

## What are the requirements for an application?

If vegetation clearing is not exempt, prior to clearing you will need to get a planning approval for operational works. As part of an application you will need to demonstrate compliance with:

- the Services, works and infrastructure code (Table 9.4.5.3.A);
- the relevant zone code (Rural zone code and Township zone code etc); and
- any relevant overlay code.

Only the following overlay codes may apply to operational works applications for vegetation clearing:

- Biodiversity overlay code (Table 8.2.3.3.A)
- Catchment management overlay code (Table 8.2.5.3)
- Flood Hazard overlay code (Table 8.2.7.3.A)
- Landslide hazard overlay code (Table 8.2.10.3)
- Local heritage overlay code (Table 8.2.11.3)
- Scenic amenity overlay code (Table 8.2.12.3)

**NB:** To check the zoning of the land you intend to clear, and to see whether any of the above overlays affect the land, you can do a property search on Council's eServices, consult the planning scheme maps on Council's website or phone Council on (07) 5424 4000.

## What are the application fees

There is currently no application fee for a Vegetation clearing application.

## What forms will be required?

To lodge an application to clear your property you will need following:

- IDAS form 1- Making an application
- IDAS form 6- Building or operational work assessable under a planning scheme.

These forms can be found at the Department of Infrastructure, Local Government and Planning's [website \(http://goo.gl/GmXZYV\)](http://goo.gl/GmXZYV).

## State and Federal Legislation

Vegetation clearing within the Somerset Region may also be regulated by the *Vegetation Management Act 1999* (Qld), *Nature Conservation Act 1992* (Qld) and/or the *Environment Protection and Biodiversity Conservation Act 1999* (Cth). You should contact the following government departments before clearing any native vegetation:

### State

- Department of Natural Resources and Mines (*Vegetation Management Act 1999*)  
Website: <https://www.qld.gov.au/environment/land/vegetation/clearing/>  
Phone: 13 74 68

- Department of Environment and Heritage Protection (*Nature Conservation Act 1992*)  
Website: <http://www.ehp.qld.gov.au/licences-permits/plants-animals/protected-plants/index.html> (<http://goo.gl/WbHupk>)  
Phone: 13 74 68

#### **Federal**

- Department of Environment (*Environment Protection and Biodiversity Conservation Act 1999*)  
Website: <http://www.environment.gov.au/epbc/what-is-protected>  
Phone: 1800 803 772

### **Definitions used in this information sheet**

Words which appear in italics have specific meanings as defined in Tables SC 1.1.2 and SC1.2.2 of the planning scheme.

### **For more information?**

For more information, including the full details of the planning scheme codes and use or administrative definitions, please refer to the *Somerset Region Planning Scheme* on Council's website. The *Somerset Region Planning Scheme User Guide* and the *Making an application* information sheet also provide additional information which may assist you. Alternatively, feel free to contact Council by phoning (07) 5424 4000 or emailing your enquiry to [mail@somerset.qld.gov.au](mailto:mail@somerset.qld.gov.au).