



15 September 2026

Planning Officer: Carl Ewin
Our Reference: MCU/26/0018
Your Reference: 2997/26

B Williams & E Elder
C/- Rapid Building Approvals
Suite 7 2-4 Stanton Road
SMITHFIELD QLD 4878

Dear Applicants,

Decision Notice

Planning Act 2016

I refer to your application and advise that on 14 September 2026, under delegated authority, Council decided to approve the application in full subject to conditions.

Details of the decision are as follows:

APPLICATION DETAILS

Application No: MCU/26/0018
Street Address: 2620 Mossman - Mount Molloy Road, Mount Molloy
Real Property Description: Lot 32 on SP198626
Planning Scheme: Mareeba Shire Council Planning Scheme 2016

DECISION DETAILS

Type of Decision: Approval
Type of Approval: Development Permit for Material Change of Use – Dwelling House (Secondary Dwelling)
Date of Decision: 14 September 2026

CURRENCY PERIOD OF APPROVAL

The currency period for this development approval is **six (6) years** starting the day that this development approval takes effect. (Refer to Section 85 "Lapsing of approval at end of currency period" of the *Planning Act 2016*.)

INFRASTRUCTURE

Where conditions relate to the provision of infrastructure, these are non-trunk infrastructure conditions unless specifically nominated as a “*necessary infrastructure condition*” for the provision of trunk infrastructure as defined under Chapter 4 of the *Planning Act 2016*.

ASSESSMENT MANAGER CONDITIONS (COUNCIL)(a) Development assessable against the Planning Scheme

1. Development must be carried out generally in accordance with the approved plans and the facts and circumstances of the use as submitted with the application, subject to any alterations:
 - found necessary by Council’s delegated officer at the time of examination of the engineering plans or during construction of the development because of particular engineering requirements; and
 - to ensure compliance with the following conditions of approval.
2. Timing of Effect
 - 2.1 The conditions of the development permit must be complied with to the satisfaction of Council’s delegated officer prior to the commencement of the use except where specified otherwise in these conditions of approval.
 - 2.2 Prior to the commencement of use, the applicant must notify Council that all the conditions of the development permit have been complied with, except where specified otherwise in these conditions of approval.
3. General
 - 3.1 The development approval would not have been issued if not for the conditions requiring the construction of infrastructure within the conditions of approval.
 - 3.2 The applicant/developer is responsible for the cost of necessary alterations to existing public utility mains, services or installations required by works in relation to the proposed development or any works required by condition(s) of this approval.
 - 3.3 All payments or bonds required to be made to the Council pursuant to any condition of this approval must be made prior to commencement of the use and at the rate applicable at the time of payment.
 - 3.4 All works must be designed, constructed and carried out in accordance with FNQROC Development Manual requirements (as amended) and to the satisfaction of Council’s delegated officer.

4. Infrastructure Services and Standards

4.1 On-site Sewerage Disposal

Any associated on-site effluent disposal system must be constructed in compliance with the latest version On-Site Domestic Wastewater Management Standard (ASNZ1547) to the satisfaction of Council's delegated officer.

REFERRAL AGENCIES

Not Applicable.

APPROVED PLANS

The following plans are Approved plans for the development:

Plan/Document Number	Plan/Document Title	Prepared by	Dated
2707 W1 of 9	Floor Plan	pd designs	July 2026
2707 W2 of 9	Footing & Drainage Plan	pd designs	July 2026
2707 W3 of 9	Notes	pd designs	July 2026
2707 W4 of 9	Section Detail	pd designs	July 2026
2707 W5 of 9	Truss Tie Down Details	pd designs	July 2026
2707 W6 of 9	Elevation	pd designs	July 2026
2707 W7 of 9	Site Plan	pd designs	May 2026
2707 W8 of 9	Notes	pd designs	July 2026
2707 W9 of 9	-	pd designs	July 2026

ASSESSMENT MANAGERS ADVISORY NOTES

The following notes are included for guidance and information purposes only and do not form part of the assessment manager conditions:

(a) Compliance with applicable codes/policies

The development must be carried out to ensure compliance with the provisions of Council's Local Laws, Planning Scheme Policies, Planning Scheme and Planning Scheme Codes to the extent they have not been varied by a condition of this approval.

(b) Compliance with Acts and Regulations

The erection and use of the building must comply with the Building Act and all other relevant Acts, Regulations and Laws, and these approval conditions.

(c) Environmental Protection and Biodiversity Conservation Act 1999

The applicant is advised that referral may be required under the *Environmental Protection and Biodiversity Conservation Act 1999* if the proposed activities are likely to have a significant impact on a matter of national environmental significance. Further information on these matters can be obtained from www.dcceew.gov.au.

(d) Cultural Heritage

In carrying out the activity the applicant must take all reasonable and practicable measures to ensure that no harm is done to Aboriginal cultural heritage (the “cultural heritage duty of care”). The applicant will comply with the cultural heritage duty of care if the applicant acts in accordance with gazetted cultural heritage duty of care guidelines. An assessment of the proposed activity against the duty of care guidelines will determine whether or to what extent Aboriginal cultural heritage may be harmed by the activity. Further information on cultural heritage, together with a copy of the duty of care guidelines and cultural heritage search forms, may be obtained from www.dsdsatsip.qld.gov.au.

(e) Electric Ants

Electric ants are designated as restricted biosecurity matter under the *Biosecurity Act 2014*.

Certain restrictions and obligations are placed on persons dealing with electric ant carriers within the electric ant restricted zone. Movement restrictions apply in accordance with Sections 74–77 of the *Biosecurity Regulation 2016*. Penalties may be imposed on movement of electric ant carriers and electric ants in contravention of the legislated restrictions. It is the responsibility of the applicant to check if the nominated property lies within a restricted zone.

All persons within and outside the electric ant biosecurity zone have an obligation (a ***general biosecurity obligation***) to manage biosecurity risks and threats that are under their control, they know about, or they are expected to know about. Penalties may apply for failure to comply with a general biosecurity obligation.

For more information please visit the electric ant website at [Electric ants in Queensland | Business Queensland](http://ElectricantsinQueensland.com.au) or contact Biosecurity Queensland 13 25 23.

FURTHER DEVELOPMENT PERMITS REQUIRED

- Development Permit for Building Work
- Compliance Permit for Plumbing and Drainage Work

RIGHTS OF APPEAL

You are entitled to appeal against this decision. A copy of the relevant appeal provisions from the *Planning Act 2016* is attached.

During the appeal period, you as the applicant may suspend your appeal period and make written representations to council about the conditions contained within the development approval. If council agrees or agrees in part with the representations, a "negotiated decision notice" will be issued. Only one "negotiated decision notice" may be given. Taking this step will defer your appeal period, which will commence again from the start the day after you receive a "negotiated decision notice".

OTHER DETAILS

If you wish to obtain more information about Council's decision, electronic copies are available on line at www.msc.qld.gov.au, or at Council Offices.

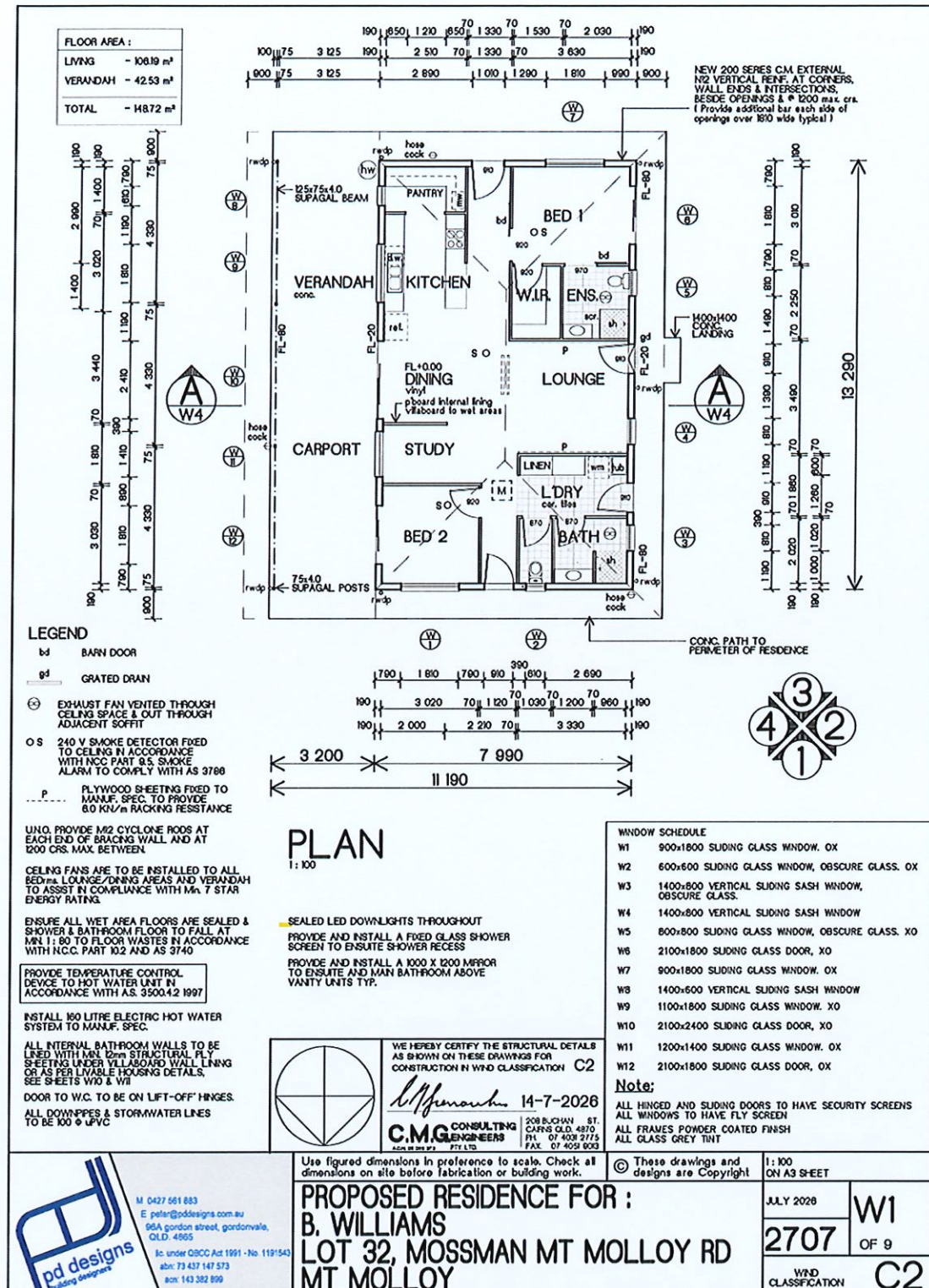
Yours faithfully



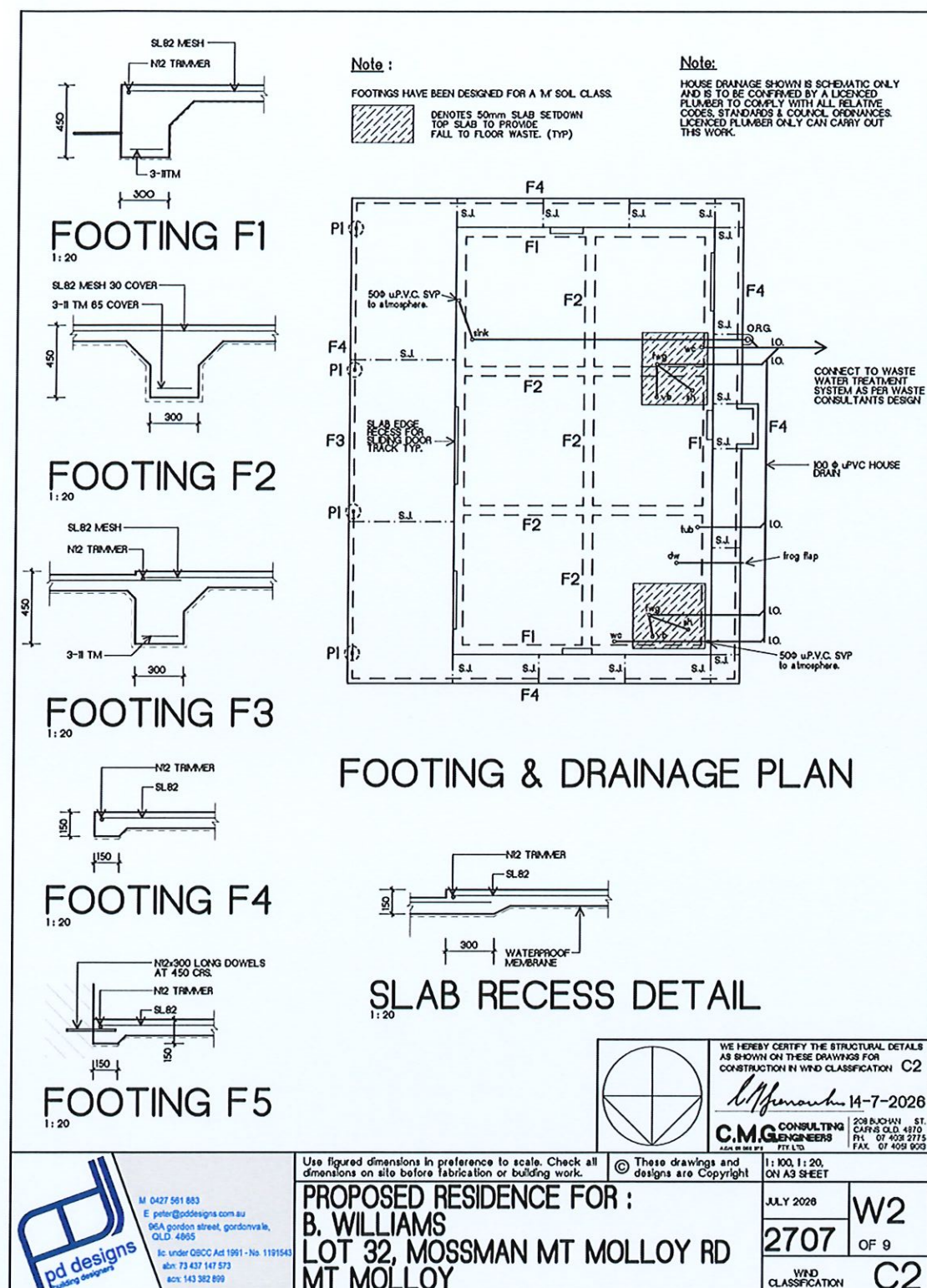
BRIAN MILLARD
COORDINATOR PLANNING & BUILDING

Enc: Approved Plans/Documents
 Appeal Rights

APPROVED PLANS / DOCUMENTS



15/9/2026
B. Williams



15/9/2026
B. W. L.

STRUCTURAL STEELWORK NOTES

1. IT IS THE CONTRACTORS RESPONSIBILITY TO CHECK ALL LEVELS AND DIMENSIONS ON SITE PRIOR TO FABRICATION OF ANY MISCELLANEOUS STEELWORK.
2. ALL WORKMANSHIP AND MATERIALS SHALL BE IN ACCORDANCE WITH AS 1250 AND AS 1554.
3. UNLESS OTHERWISE SHOWN STEEL QUALITY SHALL CONFORM WITH ALL RELEVANT AUSTRALIAN STANDARDS.
4. UNLESS OTHERWISE SHOWN ALL INTERFACES BETWEEN CONNECTING STEELWORK SHALL BE EITHER BOLTED OR CONTINUOUSLY WELDED. ALL WELDS SHALL BE 6mm FILLET WELDS ON BOTH SIDES UNO.
5. ALL BUTT WELDS SHALL BE FULL PENETRATION BUTT WELDS UNLESS SHOWN OTHERWISE.
6. THE CONTRACTOR SHALL PROVIDE ALL CLEATS AND HOLES REQUIRED FOR FIXING NON-STRUCTURAL ELEMENTS TO STEELWORK WHETHER SHOWN OR NOT ON THE DRAWINGS.
7. SITE WELDING SHALL BE CARRIED OUT IN STRICT ACCORDANCE WITH SAFETY REGULATIONS.
8. ALL STEEL MEMBERS TO BE PAINTED WITH ZINC SILICATE PRIMER WHERE CONCEALED, & PAINTED TO MATCH SURROUNDING WALLS WHERE EXPOSED.

BLOCKWORK NOTES

1. ALL WORK SHALL BE IN ACCORDANCE WITH THE LATEST EDITION OF THE FOLLOWING CODES:
AS3700 SAA CONCRETE MASONRY CODE.
2. ALL CONCRETE MASONRY BLOCKS SHALL HAVE A CHARACTERISTIC COMPRESSIVE STRENGTH OF 12 MPa.
3. MORTAR FOR BLOCKWORK SHALL BE 1 PART CEMENT : 0.5 PARTS LIME : 4.5 PARTS CLEAN SAND. MINIMUM 28 DAY COMPRESSIVE STRENGTH OF MORTAR SHALL BE 28 MPa.
4. MINIMUM 28 DAY COMPRESSIVE STRENGTH OF CORE FILLING GROUT SHALL BE 15 MPa. MINIMUM CEMENT CONTENT 360 kg/cum.
5. ALL PERS SHALL HAVE CLEAN OUT BLOCKS LAID AT SLAB LEVEL. MORTAR FNS EXTRUDED INTO THE CORE SHALL BE REMOVED BY RODDING AND ALL MORTAR DROPPINGS SHALL BE REMOVED FROM THE CLEAN OUT HOLES. THE CLEANOUT HOLES SHALL BE BLOCKED & THE GROUT PLACED AND COMPACTED BY PENCIL VIBRATOR OR THROUGH RODDING WITH PLAN BARS.
6. ALL REINFORCED CORES SHALL BE FILLED WITH GROUT.
7. NO CHASES SHALL BE CUT INTO BLOCKWORK WITHOUT PRIOR APPROVAL OF THE SUPERINTENDENT.
8. PROVIDE BAR CHAIRS AND WIRE TIES TO KEEP REINFORCEMENT IN CORRECT LOCATION.

CONCRETE NOTES

1. ALL WORKMANSHIP AND MATERIALS SHALL BE IN ACCORDANCE WITH AS 3600
2. MINIMUM COVER TO REINFORCEMENT TO BE AS FOLLOWS UNLESS NOTED OTHERWISE ON THE DRAWING:

UNDERSIDE & SIDE OF FOOTINGS	65 mm
TOP OF FOOTINGS	30 mm
COLUMNS	50 mm
FLOOR SLAB	30 mm
3. CONTROL JOINTS SHALL BE PROPERLY FORMED AND USED ONLY WHERE SHOWN.
4. REINFORCEMENT IS SHOWN DIAGRAMATICALLY AND NOT NECESSARILY SHOWN IN THE TRUE PROJECTION.
5. SPLICES IN REINFORCEMENT SHALL BE MADE ONLY IN THE POSITIONS SHOWN OR AS OTHERWISE APPROVED BY THE SUPERINTENDENT.
6. ALL REINFORCEMENT SHALL BE SUPPORTED IN ITS CORRECT POSITION SO AS NOT TO BE DISPLACED DURING CONCRETING ON APPROVED BAR CHAIRS AT 1000 mm MAXIMUM CENTRES BOTH WAYS. WHERE REQUIRED PROVIDE SUPPORT BARS N8 @ 1000 mm MAXIMUM CENTRES.
7. CONCRETE COMPONENTS AND QUALITY SHALL BE AS FOLLOWS:

ELEMENT	SLUMP MAX	AGGREGATE SIZE	F _c	AGGREGATE
FOUNDATIONS	80 +/- 15	20 mm	N20	NORMAL
GROUND SLABS	80 +/- 15	20 mm	N25	NORMAL
COLUMNS	80 +/- 15	20 mm	N25	NORMAL
CORE FILLING GROUT	230 +/- 15	0 mm	S20	NORMAL

REQUIREMENTS FOR SUSTAINABLE BUILDINGS**ACCEPTABLE SOLUTIONS:****VOLUME OF WATER:**

LICENSED PLUMBERS MUST INSTALL WELS RATED TOILETS AND WELS RATED TAPWARE FOR KITCHEN SINKS, BASINS AND LAUNDRY TROUBS IN NEW CLASS 1 AND CLASS 2 BUILDINGS IN ACCORD WITH RATING APPLICABLE WITH THE NCC. FOR ANY MAJOR RENOVATION WORK THAT INVOLVES BOTH A BUILDING DEVELOPMENT APPROVAL AND A PLUMBING APPLICATION, THE RETROFIT OF EXISTING TOILETS WITH 4-STAR RATED TOILETS IS REQUIRED. THE RETROFITTING OF EXISTING TAPS IS NOT PART OF THIS NEW REQUIREMENT.

TOILETS MUST HAVE DUAL FLUSH CAPABILITY THAT DOES NOT EXCEED 6 LITRES ON FULL FLUSH & 3 LITRES ON HALF FLUSH.

WATER SUPPLY:

IN A SERVICE AREA FOR RETAIL WATER SERVICE UNDER THE WATER ACT 2000, THE WATER SUPPLIED TO A NEW CLASS 1 BUILDING DOES NOT EXCEED PRESSURE LEVELS SET OUT IN AS/NZS 3550:2003 AND IF THE MAIN WATER PRESSURE EXCEEDS OR COULD EXCEED 500 KPA, A WATER PRESSURE LIMITING DEVICE IS INSTALLED TO ENSURE THAT THE MAXIMUM OPERATING PRESSURE AT THE OUTLET WITHIN THE BOUNDARIES OF THE PROPERTY DOES NOT EXCEED 500 KPA.

AR-CONDITIONING:

MINIMUM 2.9 ENERGY EFFICIENCY RATIO (EER) EQUIVALENT TO A CURRENT 4-STAR ENERGY RATING FOR AIR-CONDITIONERS PERMANENTLY ATTACHED TO FIXED WIRING IN CLASS 1 AND CLASS 2 BUILDINGS WHERE NEW AND REPLACEMENT SYSTEMS ARE INSTALLED FROM 1 JULY 2009.

ACCEPTABLE HOT WATER SYSTEMS

IN A NEW CLASS 1 BUILDING:
HOT WATER SYSTEMS MUST HAVE A LOW GREENHOUSE GAS EMISSION IMPACT.

SHOWER ROSES TO BE AAA RATING WHEN ASSESSED AGAINST AS/NZS 6400:2004 OR LABELLING SCHEME (WELS) A 4 STAR RATING UNDER THE WATER EFFICIENCY LABELLING SCHEME (WELS).

WALL FRAMING

PREFABRICATED STEEL WALL FRAMES
DESIGN & CERTIFICATION BY MANUFACTURER
INCLUDING WALL TIE DOWN AND BRACING
EFFECTED TO MANUF. SPECIFICATIONS.

ROOF TRUSS NOTES

ROOF TRUSSES TO BE DESIGNED AND CERTIFIED BY THE TRUSS MANUFACTURER.

THE DESIGN SHALL INCLUDE:-

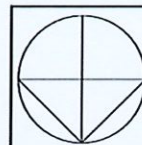
- (a) TRUSS LAYOUT.
- (b) ALL NECESSARY WIND AND BOTTOM CHORD BRACING.
- (c) ALL INTERNAL TRUSS CONNECTIONS.

TERMITE TREATMENT

SELECTED TREATMENT METHOD TO BE WITH PHYSICAL BARRIERS. A MONOLITHIC SLAB LAYED IN ACCORDANCE WITH AS 2870 AND S.S. MESH PARTIAL TREATMENT TO PENETRATIONS AND PERIMETER OF SLAB EDGE OUT PAST RENDER IN ACCORDANCE WITH AS 3680.1 AND USE OF NON-SUSCEPTIBLE BUILDING MATERIALS E.G. STEEL & C.C.A. OR L.O.S.P. TREATED TIMBER.

REGULAR INSPECTIONS ARE REQUIRED AT 3 - 6 MONTH INTERVALS TO ENSURE THE BARRIERS HAVE NOT BEEN BRIDGED BY TERMITES.

NO GARDENS ARE TO BE BUILT UP TO THE HOUSE SO A CLEAR VIEW OF THE PERIMETER OF THE BUILDING IS READILY VISIBLE FOR PERIODIC INSPECTIONS & NO BRIDGING PATHS ARE PROVIDED FOR THE TERMITES TO BYPASS THE PHYSICAL BARRIERS WITHOUT DETECTION.



WE HEREBY CERTIFY THE STRUCTURAL DETAILS AS SHOWN ON THESE DRAWINGS FOR CONSTRUCTION IN WIND CLASSIFICATION C2

[Signature] 14-7-2026

C.M.G. CONSULTING
208 BUCHANAN ST.
CAIRNS QLD 4870
PH 07 4038 2775
FAX 07 4038 9003



M 0427 561 683
E peller@pddesigns.com.au
56A gordon street, gordonvale,
QLD. 4865
Lic under QBCC Act 1991 - No. 1191543
abn: 73 437 147 573
aon: 143 382 899

Use figured dimensions in preference to scale. Check all dimensions on site before fabrication or building work.

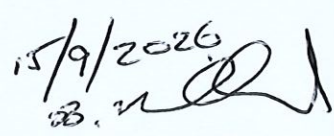
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PROPOSED RESIDENCE FOR :
B. WILLIAMS
LOT 32, MOSSMAN MT MOLLOY RD
MT MOLLOY

JULY 2026
2707
WIND CLASSIFICATION
W3
OF 9
C2

15/9/2026
[Signature]



CMB. WALL REINFORCEMENT NOTES

- PROVIDE DOUBLE COURSE BOND BEAM AT UNDER SIDE OF ROOF. REIN. WITH 2/N2 OR 1/N8 BAR EACH COURSE 500 mm LAPS.
- PROVIDE SINGLE COURSE BOND BEAM IMMEDIATELY BELOW ALL WINDOW OPENINGS. REIN. WITH 1/N2.
- UNDO. ON PLAN ALL UNITS TO BE REIN. WITH 2/N2 OR 1/N8 BAR WITH N2 TIE BARS AT 1000 mm max.
- UNDO. ON PLAN ALL 200 CMB. WALLS TO BE REIN. WITH N2 VERTICAL BARS AT ENDS, CORNERS, INTERSECTIONS, AT EACH SIDE OF OPENINGS AND AT 1200 mm max. CENTRES BETWEEN.
- PROVIDE ADDITIONAL N2 VERTICAL BARS TO CORES ADJACENT TO OPENINGS GREATER THAN 180 WIDE.
- W/C1 DENOTES WALL CONTROL JOINT UNDO. TO BE REINFORCED WITH 1/N2 VERTICAL EACH SIDE OF JOINT.
- EXTEND BOND BEAM REINFORCEMENT THROUGH JOINT. FILL JOINT WITH MORTAR AND REINFORCE WITH 2/N2 BARS. PROVIDE SEALANT BOTH SIDES TO ARCHITECTS SPECIFICATIONS.

BLOCKWORK NOTES

- ALL WORK SHALL BE IN ACCORDANCE WITH THE LATEST EDITION OF THE FOLLOWING CODES :
AS3700 S44 CONCRETE MASONRY CODE
- ALL CONCRETE MASONRY BLOCKS SHALL HAVE A CHARACTERISTIC COMPRESSIVE STRENGTH OF 2 MPa.
- MORTAR FOR BLOCKWORK SHALL BE 1 PART CEMENT : 0.5 PARTS LIME : 4.5 PARTS CLEAN SAND. MINIMUM 28 DAY COMPRESSIVE STRENGTH OF MORTAR SHALL BE 2.8 MPa.
- MINIMUM 28 DAY COMPRESSIVE STRENGTH OF CORE FILLING GROUT SHALL BE 15 MPa. MINIMUM CEMENT CONTENT 380 kg/cum.
- ALL PERIS SHALL HAVE CLEAN OUT BLOCKS LAD AT SLAB LEVEL. MORTAR FINS EXTRUDED INTO THE CORE SHALL BE REMOVED BY ROCCING AND ALL MORTAR DROPPINGS SHALL BE REMOVED FROM THE CLEANOUT HOLES. THE CLEANOUT HOLES SHALL BE BLOCKED TO THE GROUND AND REINFORCED BY PENCIL VIBRATOR OR THROUGH RODDING WITH PLAN BARS.
- ALL REINFORCED CORES SHALL BE FILLED WITH GROUT.
- NO CHASES SHALL BE CUT INTO BLOCKWORK WITHOUT PRIOR APPROVAL OF THE SUPERINTENDENT.
- PROVIDE BAR CHAIRS AND WIRE TIES TO KEEP REINFORCEMENT IN CORRECT LOCATION

TRUSS TIE DOWN DETAILS

(REFER TRUSS MANUF. LAYOUT AND UPLIFT LOADING)

TD1
1:20

TD2
1:20

TD3
1:20

TD4
1:20

TD5
1:20

TD6
1:20

TD7
1:20

TD8
1:20

UPLIFT RESISTANCE IN (Ultimate Limit State)

TRUSS JOINT GROUP	J2	J3	J4	J04	J05	J06
TD1	20	15	10	16	11	8
TD2	35	25	16	23	18	15
TD3	49	44	28	44	36	28
TD4	76	54	34	54	43	34
TD5	20	15	10	16	11	8
TD6	49	44	28	44	36	28
TD7	93	84	53	84	68	53
TD8	128	115	73	115	94	73

NOTE: PROVIDE 2-N2 (MIN.) VERTICAL REIN. BARS ADJACENT TO CLEATS WITH TIE-DOWN LOADS GREATER THAN 80kN

PROPOSED RESIDENCE FOR:

B. WILLIAMS
LOT 32, MOSSMAN MT MOLLOY RD.
MT MOLLOY

Use figured dimensions in preference to scale. Check all dimensions on site before fabrication or building work.

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W5
JULY 2026
2707
OF 9
WIND CLASSIFICATION
C2

W. HENRY COPY THE STRUCTURAL DETAILS AS SHOWN ON THESE DRAWINGS FOR CONSTRUCTION IN WIND CLASSIFICATION C2

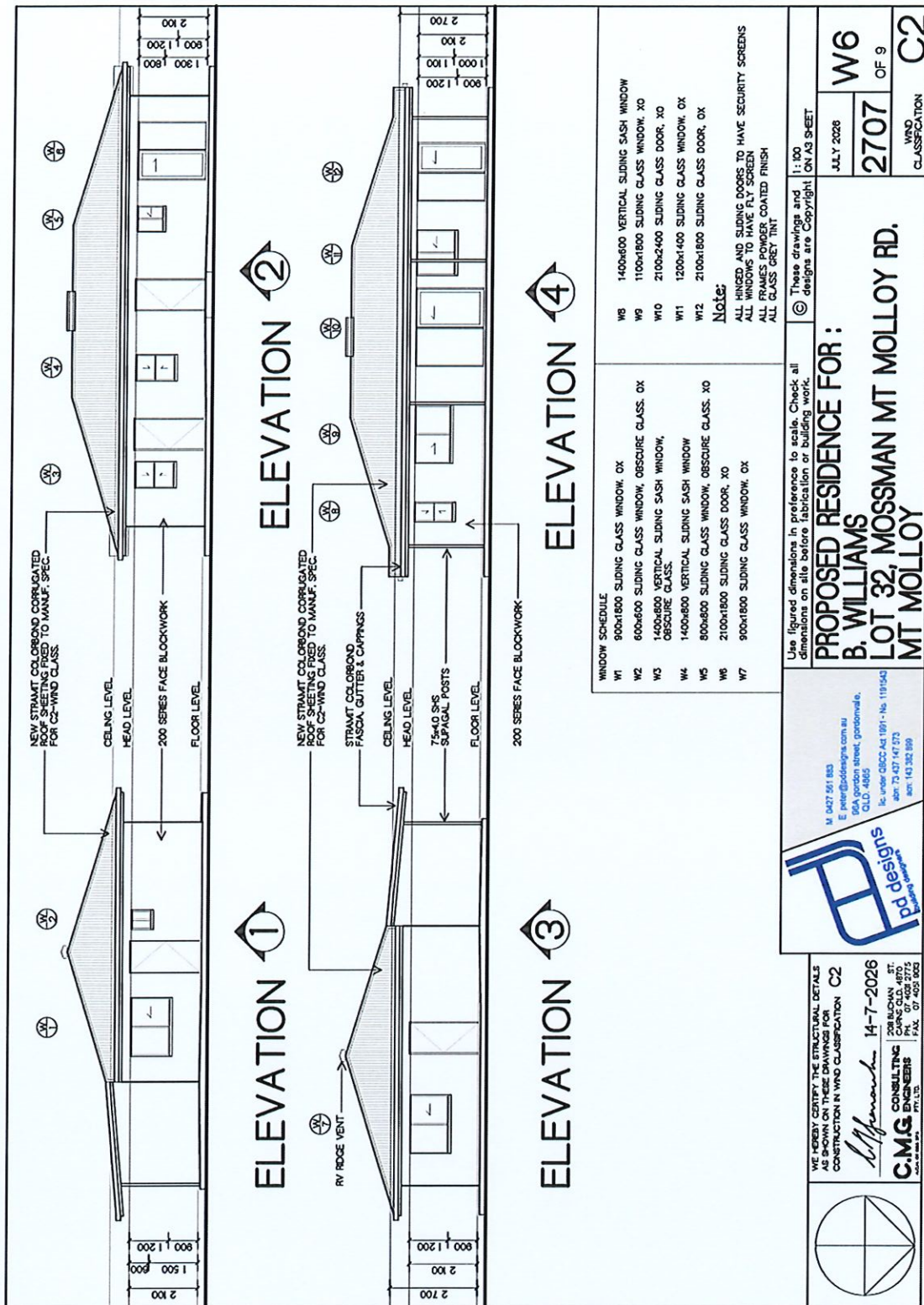
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208 BLOOMING ET.
PO BOX 100
P.O. BOX 100
P.O. BOX 100
P.O. BOX 100

W. HENRY COPY THE STRUCTURAL DETAILS AS SHOWN ON THESE DRAWINGS FOR CONSTRUCTION IN WIND CLASSIFICATION C2

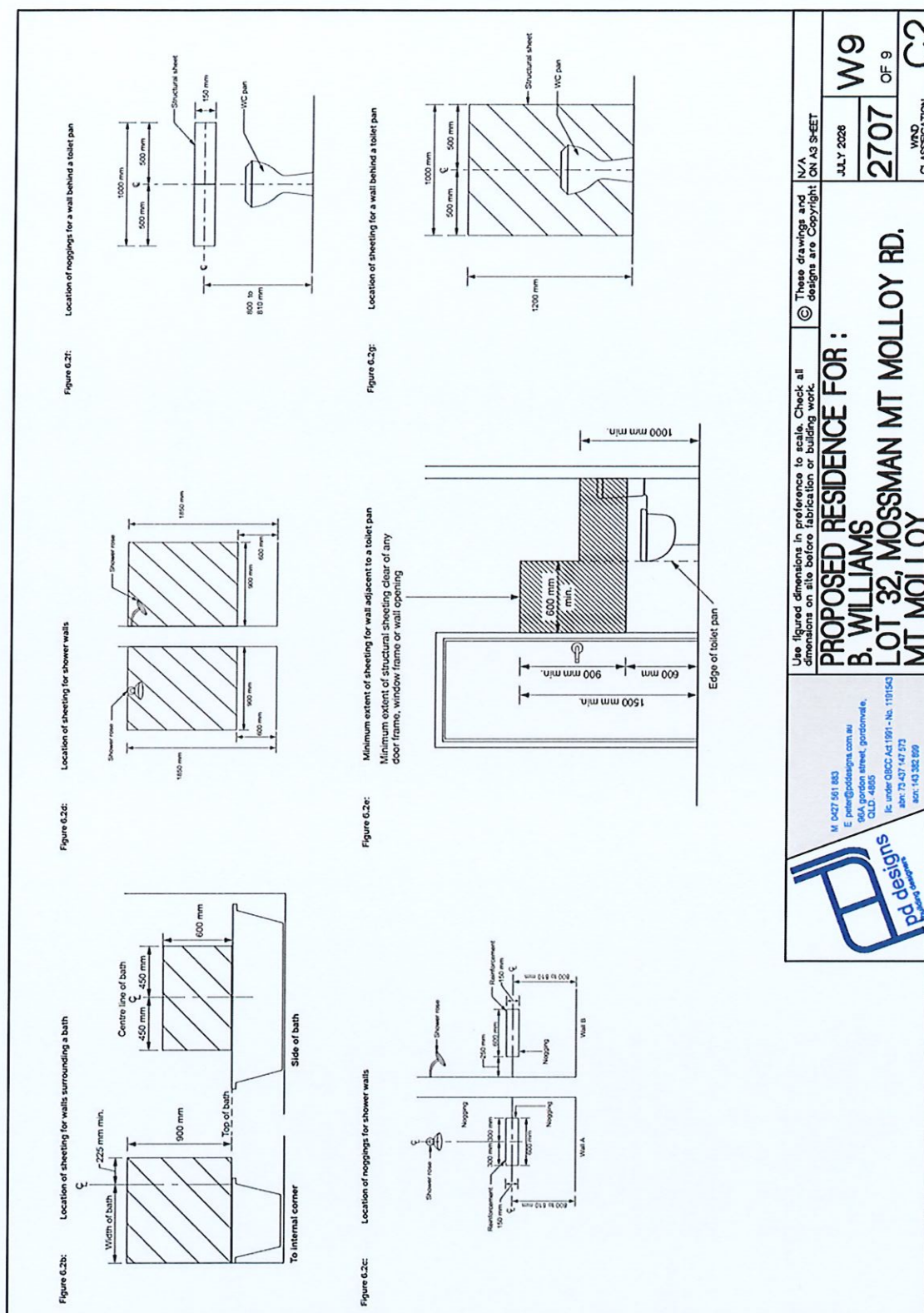
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15/9/2026
B. Williams





15/9/2026
B. V. R.

Appeal Rights

PLANNING ACT 2016 & THE PLANNING REGULATION 2017

Chapter 6 Dispute resolution

Part 1 Appeal rights

229 Appeals to tribunal or P&E Court

(1) Schedule 1 of the Planning Act 2016 states –

(a) Matters that may be appealed to –

- (i) either a tribunal or the P&E Court; or
- (ii) only a tribunal; or
- (iii) only the P&E Court; and

(b) The person-

- (i) who may appeal a matter (**the appellant**); and
- (ii) who is a respondent in an appeal of the matter; and
- (iii) who is a co-respondent in an appeal of the matter; and
- (iv) who may elect to be a co-respondent in an appeal of the matter.

(Refer to Schedule 1 of the Planning Act 2016)

(2) An appellant may start an appeal within the appeal period.

(3) The **appeal period** is –

- (a) for an appeal by a building advisory agency – 10 business days after a decision notice for the decision is given to the agency; or
- (b) for an appeal against a deemed refusal – at any time after the deemed refusal happens; or
- (c) for an appeal against a decision of the Minister, under chapter 7, part 4, to register premises or to renew the registration of premises – 20 business days after a notice us published under section 269(3)(a) or (4); or
- (d) for an appeal against an infrastructure charges notice – 20 business days after the infrastructure charges notice is given to the person; or
- (e) for an appeal about a deemed approval of a development application for which a decision notice has not been given – 30 business days after the applicant gives the deemed approval notice to the assessment manager; or
- (f) for any other appeal – 20 business days after a notice of the decision for the matter, including an enforcement notice, is given to the person.

Note –

See the P&E Court Act for the court's power to extend the appeal period.

- (4) Each respondent and co-respondent for an appeal may be heard in the appeal.
- (5) If an appeal is only about a referral agency's response, the assessment manager may apply to the tribunal or P&E Court to withdraw from the appeal.
- (6) To remove any doubt. It is declared that an appeal against an infrastructure charges notice must not be about-
 - (a) the adopted charge itself; or
 - (b) for a decision about an offset or refund-

- (i) the establishment cost of trunk infrastructure identified in a LGIP; or
- (ii) the cost of infrastructure decided using the method included in the local government's charges resolution.

230 Notice of appeal

- (1) An appellant starts an appeal by lodging, with the registrar of the tribunal or P&E Court, a notice of appeal that-
 - (a) is in the approved form; and
 - (b) succinctly states the grounds of the appeal.
- (2) The notice of appeal must be accompanied by the required fee.
- (3) The appellant or, for an appeal to a tribunal, the registrar must, within the service period, give a copy of the notice of appeal to –
 - (a) the respondent for the appeal; and
 - (b) each co-respondent for the appeal; and
 - (c) for an appeal about a development application under schedule 1, table 1, item 1 – each principal submitter for the development application; and
 - (d) for an appeal about a change application under schedule 1, table 1, item 2 – each principal submitter for the change application; and
 - (e) each person who may elect to become a co-respondent for the appeal, other than an eligible submitter who is not a principal submitter in an appeal under paragraph (c) or (d); and
 - (f) for an appeal to the P&E Court – the chief executive; and
 - (g) for an appeal to a tribunal under another Act – any other person who the registrar considers appropriate.
- (4) The *service period* is –
 - (a) if a submitter or advice agency started the appeal in the P&E Court – 2 business days after the appeal has started; or
 - (b) otherwise – 10 business days after the appeal is started.
- (5) A notice of appeal given to a person who may elect to be a co-respondent must state the effect of subsection (6).
- (6) A person elects to be a co-respondent by filing a notice of election, in the approved form, within 10 business days after the notice of appeal is given to the person.

231 Other appeals

- (1) Subject to this chapter, schedule 1 and the P&E Court Act, unless the Supreme Court decides a decision or other matter under this Act is affected by jurisdictional error, the decision or matter is non-appealable.
- (2) The *Judicial Review Act 1991*, part 5 applies to the decision or matter to the extent it is affected by jurisdictional error.
- (3) A person who, but for subsection (1) could have made an application under the *Judicial Review Act 1991* in relation to the decision or matter, may apply under part 4 of that Act for a statement of reasons in relation to the decision or matter.
- (4) In this section –
decision includes-
 - (a) conduct engaged in for the purpose of making a decision; and
 - (b) other conduct that relates to the making of a decision; and
 - (c) the making of a decision or failure to make a decision; and

(d) a purported decision ; and

(e) a deemed refusal.

non-appealable, for a decision or matter, means the decision or matter-

(a) is final and conclusive; and

(b) may not be challenged, appealed against, reviewed, quashed, set aside or called into question in any other way under the Judicial Review Act 1991 or otherwise, whether by the Supreme Court, another court, a tribunal or another entity; and

(c) is not subject to any declaratory, injunctive or other order of the Supreme Court, another court, a tribunal or another entity on any ground.

232 Rules of the P&E Court

(1) A person who is appealing to the P&E Court must comply with the rules of the court that apply to the appeal.

(2) However, the P&E Court may hear and decide an appeal even if the person has not complied with the rules of the P&E Court.