

Zone: Community Facilities

The purpose of the Community facilities zone is to provide for community-related uses, activities and facilities, whether publicly or privately owned, including, for example:

- Educational establishments; and
- Hospitals; and
- Transport and telecommunication networks; and
- Utility installations.

The purpose of the Community facilities zone is achieved through the following overall outcomes, including but not limited to:

- The Community facilities zone accommodates community related facilities that are owned and operated by private enterprise or Government entities and their agencies.
- Development facilitates community services, activities and infrastructure that meet the social, educational, spiritual, cultural and health needs of the community. The continuing operation of community facilities and services within the zone is protected and provision is made for redevelopment and expansion of facilities in keeping with their purpose and community needs.

- The Gatton campus of the University of Queensland and the Southern Queensland Correctional Facility are important community facilities. Development near these facilities will only be permitted where it will not prejudice, restrict or limit their operation and expansion.
- Development of allied and compatible uses for community activities and services is supported where they are low scale and protect the role and function of adjacent centres.
- The built form of community facilities reflects the existing built form of the surrounding area. Where development is of a greater scale, height and bulk in relation to surrounding development, the visual effects are addressed by setbacks, building form, landscaping and other means.
- Development ensures there is no unreasonable loss of amenity for surrounding sites, having regard to matters such as noise, lighting, waste, fumes, odours, overlooking, public health and safety.
- Places, buildings or features of a heritage area or heritage place are protected and improved by development to preserve the historical character, amenity and identity of the locality.

EXAMPLES OF CONSISTENT USES

Cemetery Childcare centre Club Community care centre Crematorium Detention facility Educational establishment Emergency services	Food and drink outlet (where associated with community activities) Function facility Funeral parlour Health care service Hospital Indoor sport and recreation Market	Place of worship Renewable energy facility Substation Telecommunications facility Theatre Utility Installation
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Zone: Community Facilities

WE WOULD LIKE TO SEE

Park



Educational Establishment



Community Use



Community Residence

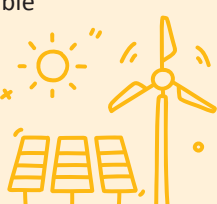


WE WILL CONSIDER

Residential Care Facility



Renewable Energy Facility



Telecommunications Facility



Health Care Service



WE WOULD PREFER NOT TO SEE

Shop



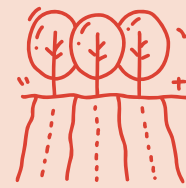
Car Wash



Dwelling House

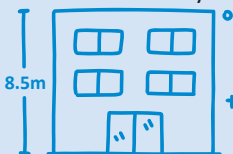


Intensive Horticulture



AS PART OF YOUR DEVELOPMENT WE WILL ASSESS

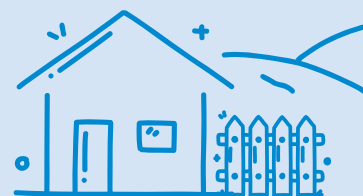
Building Height - **8.5m maximum** or **10m maximum** where adjoining centre or industry zones



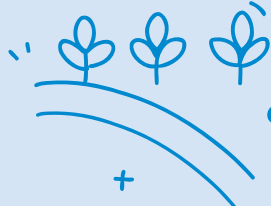
Water Quality



Amenity



Landscaping



Crime Prevention Through Environment Design (CPTED)



FOR MORE INFORMATION

Visit: www.lockyervalley.qld.gov.au
 Contact: Council's Growth & Policy Team on **1300 005 872**
 Email: planningscheme@lvrc.qld.gov.au
 Book: [An appointment with a Planning Officer](#)



Scan the QR code to view the draft planning scheme, scheme maps and access the submissions portal.

