



FARM BUILDINGS OTHER THAN STOCK HOLDING YARDS, GRAIN SILOS AND GRAIN BUNKERS

EXEMPT DEVELOPMENT RU1, RU2, RU3, RU4, OR RU6

NSW SEPP (EXEMPT & COMPLYING DEVELOPMENT CODES) 2008

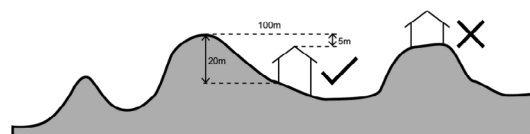
PROPOSED DEVELOPMENT

PROPERTY ADDRESS

EXEMPT DEVELOPMENT STANDARDS

1. Is the land zoned RU1, RU2, RU3, RU4 or RU6? Yes
No
2. The development is not proposed to be constructed or installed on, or in, a heritage item or draft heritage item? Yes
No
3. Does the development have a footprint of no more than 200m²? Yes
No
4. The development is no higher than: Yes
No
 - 7 metres above existing ground level for a lot <10Ha or in a scenic protection area?
 - 10 metres above existing ground level for a lot >10Ha?
5. If your lot is ≤4Ha, is the total footprint (including the proposed development) for all farm structures on the lot no more than 2.5% of the area of the lot? Yes
No
OR
 If your lot size is >4Ha–10Ha, is the total footprint (including the proposed development) for all farm structures on the lot no more than 1,000m²?
OR
 If your lot size is >10Ha, is the total footprint (including the proposed development) for all farm structures on the lot no more than 2,000m²?
6. Is the development located at least 20 metres from any road boundary? Yes
No
7. If the building footprint is ≤100m², is the development located at least 10 metres from any other boundary? Yes
No
OR
 If the building footprint is >100m²–200m², is the development located at least 50 metres from any other boundary?

8. Is the development proposed to be constructed or installed more than 6 metres from any other farm building (including any farm building that is a stock holding yard, grain silo or grain bunker) on the property or adjoining property? Yes
No
9. Is the development located at least 50 metres from a natural waterbody? Yes
No
10. Is the development designed by, and constructed in accordance with, the specification of a professional engineer? Yes
No
11. If the development is a shipping container, there must not be more than the following: Yes
No
 - a landholding <400Ha – 1 shipping container
 - a landholding >400Ha – 5 shipping containers
12. If the development: Yes
No
 - Is on a landholding that has an area of more than 4Ha
 - AND*
 - Is on a landholding in relation to which the natural ground at any point within 100 metres of the ridgeline of any hill is at least 20 metres lower than the ridgeline
 - AND*
 - Is located within 100 metres of that ridgeline, it must be sited on the landholding so that the highest point of the development is at least 5 metres below that ridgeline.



13. Is the development located at least 2 kilometres from an aerodrome or airport? Yes
No

DEFINITIONS

as detailed within the Codes SEPP and *Liverpool Plains Local Environmental Plan 2011*:

- 1. FARM BUILDING** – a structure, the use of which is ancillary to an agricultural use of the landholding on which it is situated and includes a hay shed, stock holding yard, machinery shed, shearing shed, silo, storage tank, outbuilding or the like, but does not include a dwelling.
- 2. FOOTPRINT** – the area of the ground surface occupied by a building, including the walls, footings and roofing of the building, and extending to the perimeter of the foundations and other means of structural support to the building, but does not include the area of access ramps, eaves and sunshade devices.

Note:

Please note that the Codes SEPP is under continuous review. Therefore, the most current version of the SEPP takes precedence over the checklist should any discrepancies be identified.

NOTES