



## Part 3. Strategic outcomes

### 3.1 Preliminary

- (1) The Strategic Outcomes set the policy direction for the planning scheme and form the basis for ensuring appropriate development occurs within the planning scheme area for the life of the planning scheme.
- (2) Mapping that supports the Strategic Outcomes is included in Schedule 2. Features shown in the mapping appear in *italicised* text in the Strategic Outcomes.
- (3) Strategic Outcomes are provided in the following structure:
  - (a) for the entire region in Section 3.2; and
  - (b) for each town within the region in Sections 3.3 – 3.5.
- (4) Strategic Outcomes are either provided as:
  - (a) regional or town outcomes, which apply to the entire geographic area (region or town) to which the section they are contained in relates; or
  - (b) land use outcomes, which apply to specific land areas within the broader geographic area as shown in the mapping discussed in Section 3.1(2). The applicability of any land use outcome is clearly articulated within the outcome by reference to a feature shown in the mapping.
- (5) Where the Strategic Outcomes are prescribed as an assessment benchmark for development, the following outcomes apply to the assessment of development:
  - (a) all regional outcomes in Section 3.3.1;
  - (b) where development is located in a town, all town outcomes in the relevant section;
  - (c) any relevant land use outcomes for the region; and
  - (d) where development is located in a town, any relevant land use outcomes for the town in the relevant section.
- (6) Although the Strategic Outcomes have been separated into sections, as discussed above, no specific section or outcome is considered to prevail over another. The structuring of the Strategic Outcomes is for ease of use and does not indicate a hierarchy of provisions. The Strategic Outcomes, when read as a whole, articulate the strategic direction for development within the Barcaldine region.
- (7) The Strategic Outcomes in this part are strategic outcomes for the local government area for the purposes of Section 16(1) of the Act.

## 3.2 The Barcaldine Region

### 3.2.1 Regional Outcomes

#### General

- (1) Development is to be strategically located in a safe and efficient manner that leaves a positive legacy for the community of the Barcaldine region.
- (2) The future of the Barcaldine region is to be formed through a balance between:
  - (a) the preservation of the established rural lifestyle, character and amenity enjoyed by the community; and
  - (b) the promotion of the ongoing prosperity and economic development of the region.
- (3) The Barcaldine region's five towns of Barcaldine, Alpha, Jericho, Aramac and Muttaburra, provide distinct economies of varying sizes and are each a focal point for business activity, government services and community facilities. Each town supports its population and surrounding pastoral properties and industries.

Note – Further detail in relation to each of these towns is provided in Sections 3.3 – 3.5 of the Planning Scheme.

- (4) Land uses are organised in a logical and efficient manner throughout the region, reflective of site constraints and surrounding features of the natural and built environment.
- (5) Development does not result in land use conflicts. Activities that have the potential to generate significant emissions or impacts on surrounding areas such as industry uses and uses involving the use, storage and disposal of hazardous materials and chemicals, dangerous goods and flammable or combustible substances, are appropriately located within the region and separated from incompatible land uses.

#### The Community

- (6) The Barcaldine region continues to support its local community through:
  - (a) the retention and enhancement of the region's unique outback character, amenity and lifestyle, particularly through built environment outcomes.
  - (b) creating vibrant, attractive and well-maintained places for all ages.
  - (c) supporting the operation and expansion of local community facilities and use of public spaces and assets for sporting, recreation, artistic, historic or cultural endeavors.
  - (d) supporting ongoing service provision and economic opportunities to local residents in their local town, where possible and appropriate.
  - (e) encouraging aging in place through appropriate health and community services.
  - (f) valuing, protecting and promoting the knowledge, culture and tradition of First Nations People.
- (7) Development protects, promotes and enhances the rich history and culture of the Barcaldine region through:
  - (a) protecting cultural heritage in the form of sites of sacred or cultural significance to First Nations People, landmarks, artefacts and historically significant built structures.


- (b) promoting architectural, cultural or historic qualities of places and artefacts and their contribution to the character of the region.
- (c) recognising the connection that First Nations People have to Country within the Barcaldine region, including the Iningai, Bidjara and Wangan Jagalingou people.
- (d) promoting the history and heritage of the region as an important source of tourism, where doing so is compatible with the protection of cultural values and matters of cultural heritage significance.


Note – In some instances it may not be appropriate for matters of cultural or heritage significance to form the basis for tourism activities.

- (e) supporting ongoing use and adaptation of buildings that are of heritage significance, where the heritage values of the site and building are maintained.
- (f) protecting local cemeteries in each town, as an important part of the history of the region.

### **Economic Development**

- (8) The Barcaldine region will comprise a diversified, self-sufficient and sustainable economy that:
  - (a) generates employment opportunities for the regional community;
  - (b) supports new and expanded business opportunities in the region's towns;
  - (c) builds upon the region's traditional economic strengths of agriculture and animal husbandry;
  - (d) advances economic opportunities in new rural industries, tourism, mining resources, renewable energy, aged care and small business sectors; and
  - (e) takes advantage of emerging technologies across all business sectors.
- (9) The Barcaldine region embraces opportunities for innovative land use approaches that support economic development and/or environmental sustainability including:
  - (a) use of new technologies in existing industries;
  - (b) supporting new and emerging industries in the region, particularly where they relate to or can complement established industries;
  - (c) improving supply chains and production methods;
  - (d) supporting the efficient use or reuse of natural resources;
  - (e) embracing the use and development of renewable energy infrastructure, where appropriate; and
  - (f) promoting environmental stewardship.
- (10) Economic development is promoted throughout the region, not only within the town of Barcaldine. Each of the towns within the region are a focus for economic development associated with urban activities that are appropriately located in a town environment, while other opportunities may also exist outside towns.

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- (11) The key role that agriculture plays in the regional economy is maintained and enhanced through:
- (a) protecting cattle grazing (for beef production) and sheep grazing (for wool and lamb production) as the primary agricultural industries for the region;
  - (b) continuing to support secondary agricultural pursuits including macropod harvesting and goat meat production;
  - (c) supporting new and emerging agricultural and rural economic development opportunities;
  - (d) promoting opportunities to open new irrigated areas for cropping through improved water supply infrastructure and water allocation arrangements;
  - (e) avoiding land use conflicts that may prejudice the existing or future prosperity of agricultural uses and components of the agriculture supply chain including feedlots and other intensive animal industries, saleyards, abattoirs, stock routes, water supply, road, rail and electricity infrastructure;
  - (f) protecting *Agricultural Land Classification (class A and B)* from fragmentation or alienation, noting agricultural land is a significant natural resource for the region which supports existing economic activity and future economic development opportunities.
- (12) Tourism provides a significant contribution to Barcaldine's regional economy. Growth in tourism is encouraged, being focused on the region's cultural heritage, paleo tourism, nature-based tourism, specifically through:
- (a) the protection of established tourism sites from inappropriate development in each town. Where appropriate to local site opportunities and constraints, the expansion and further embellishment of these tourist sites is promoted;
  - (b) the establishment of new tourist sites and businesses is supported where appropriate infrastructure can be made available and adverse impacts on the environment and cultural heritage values are avoided;
  - (c) supporting the delivery of a range of tourist accommodation options throughout the region, provided residential amenity and character is protected;
  - (d) providing opportunities for farm-stays and other tourist activities associated with agricultural activity in the region, where these uses are compatible with, and do not prejudice, the ongoing operation of existing and future rural uses;
  - (e) the provision and upgrading of facilities, services and infrastructure to support and grow event-based tourism such as the Tree of Knowledge Festival, camp drafting, agricultural shows, the Harry Redford Cattle Drive and horse racing meets;
  - (f) the protection of, and provision and upgrading of facilities, services and infrastructure to support, features which contribute to the cultural identity of the region and attract drive-tourism, such as the sculptures of the Lake Dunn Sculpture Trail.
- (13) All towns within the region are proximate to the Galilee Basin and are intended to attract investment and development in response to resource sector growth.
- (14) Mining and extractive resources are protected for future use as important State and local economic resources. Increasing opportunities will be seen in developments associated with mining and extractive resources.



Editor's Note – The Galilee Basin State Development Area (SDA) has been declared in the eastern part of the Barcardine region to facilitate development of existing coal resources. Some development associated with the mining sector will be enabled in the SDA. Development within the SDA that is regulated by the SDA does not form part of the Planning Scheme.

- (15) Locally extracted resources (sand, gravel, hard rock) will continue to meet regional demands for extracted materials and support economic activity through:
- (a) the protection of sources of extractive materials such as gravel pits and quarries, and their associated haul routes, from incompatible development such as sensitive uses;
  - (b) expansion or establishment of new quarries where there is a demonstrated need and impacts can be managed;
  - (c) rehabilitation of extractive industry and resource sites once the resource has been exhausted or the extractive industry use becomes unviable.


### **The Environment and Natural Hazards**

- (16) Biodiversity and natural resources are important to agriculture, tourism and the community in the region. Development must be located in a manner that avoids significant adverse impacts on matters of national and state environmental significance and intact natural areas and maintains connectivity along ecological corridors, including through the protection of:
- (a) the Desert Uplands bioregion as a nationally declared biodiversity hotspot;
  - (b) riparian habitats and wetlands, particularly significant riparian areas along the Alice River and Aramac Creek;
  - (c) Lake Galilee, which is listed in the Directory of Important Wetlands in Australia;
  - (d) areas including Lake Dunn, Cudmore National Park, Cudmore Resources Reserve and Forest Den National Park;
  - (e) natural springs such as Aramac Springs;
  - (f) habitat that supports birdlife such as brolgas and wedge-tail eagles; and
  - (g) unique landforms and landscape views throughout the region.
- (17) Water represents a significant environmental, cultural and economic value for the region, forming a core part of the natural environment, providing a water supply to the community and supporting economic activities including agriculture and tourism. The catchments, quality and supply of water sourced from the region's river systems along with artesian water from the Great Artesian Basin is protected and used in a sustainable manner for the benefit of the entire community.
- (18) Development supports the progressive improvement in the community's resilience to flood hazards. Development outcomes on flood-affected land, including development siting, layout, design, access and evacuation options, will be carefully managed so that risk to personal safety, property and the environment during future flood events is minimised. New development is preferred to be located on land that is not flood affected, supporting the gradual and long-term movement of the region's towns away from flood-affected land.
- (19) New development avoids areas known to be bushfire-prone and, where unavoidable, is built, designed, and located to be resilient to bushfires.
- (20) New development does not unduly burden disaster management response or recovery capacity, nor adversely impact the existing capabilities of emergency services.

- (21) Development does not result in a widespread or irreversible impact on an environmental attribute of a strategic environmental area.


### **Infrastructure**

- (22) It is imperative that infrastructure is planned for and delivered commensurate with population growth and development occurring in the region, as set out in the Local Government Infrastructure Plan for the region.
- (23) For development outside of the PIA, or development within the PIA that may exceed the capacity of existing infrastructure networks, private investment is expected to support the augmentation of impacted infrastructure networks. Council's level of investment in infrastructure will be provided as planned for in the Local Government Infrastructure Plan.
- (24) All infrastructure delivered in the region is sufficiently designed and constructed to ensure it supports the efficient and safe delivery of the required service and minimises ongoing maintenance and upgrade requirements.
- (25) New infrastructure within the Barcaldine region:
  - (a) is used as a catalyst for economic development opportunities, particularly associated with agriculture, mining, extractive resources and tourism;
  - (b) embraces new and innovative design approaches and delivery models;
  - (c) supports the sustainability of the region, including improving access to water supplies for towns and agricultural uses; and
  - (d) is designed and delivered to maximise its benefit to the community over the short and long term.
- (26) The road network servicing central western Queensland is of social and economic significance to the region. It is also integral to intra-state and inter-state connectivity. The safety and efficiency of the road network, particularly the following highways, major roads and routes, is preserved and improved where possible:
  - (a) Capricorn Highway
  - (b) Landsborough Highway
  - (c) Aramac – Torrens Creek Road
  - (d) Cramsie – Muttaborra Road
  - (e) Muttaborra – Aramac Road
  - (f) Hughenden – Muttaborra Road
  - (g) Ilfracombe – Aramac Road
  - (h) Clermont – Alpha Road
  - (i) Alpha – Tambo Road
  - (j) Blackall – Jericho Road

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- (27) Railways servicing the region are protected as important transport infrastructure and their role in supporting passenger and freight movement is maintained and expanded, particularly where supporting the economic development of the region.
  - (28) The Barcaldine region is provided with sufficient energy infrastructure to support existing and future community and industry demand. Opportunities for the use of alternative energy sources such as solar and geothermal power are investigated and encouraged throughout the region. The development of new energy infrastructure improves the self-sufficiency of the region.
  - (29) Access to communications infrastructure in the Barcaldine region is progressively improved through:
    - (a) maintenance of existing infrastructure for the ongoing benefit of the community;
    - (b) provision of new infrastructure to support new development;
    - (c) supporting the growth of digital connections and mobile services; and
    - (d) improving community and business access to fixed and mobile services.

### 3.2.2 Land Use Outcomes

- (1) The *Town Area* of each town encompasses the town's intended footprint, including housing areas, various services, facilities and businesses, recreational areas, tourism landmarks and the full extent of reticulated infrastructure.
- (2) The location, nature and design of development in the *Town Area* maintains consistency with the established character and amenity of the *Town Area*, including site specific, local and town wide considerations such as the existing land use pattern, rural character and low-rise built form of each town.
- (3) Development that supports the 'Drive Tourism' industry, such as local tourist attractions and short-term accommodation, is supported and promoted in the *Town Area*.
- (4) New development, such as workforce accommodation and support services and industries associated with the construction and operation of mining projects, is supported within or adjacent to the *Town Area*, as an integrated component of the land use pattern that does not impact on the established town character or amenity. No new towns will be established in the region associated with mining projects.
- (5) The reuse of existing non-residential buildings for new uses, where involving minor modification, is supported and encouraged in each *Town Area* where it is compatible with surrounding land uses and any constraints of the land, such as flood hazards.
- (6) The region's *Town Centres* support development that activates the main street environment and provides the principal place of business comprising a mix of retail, commercial, hotels, short-term accommodation land uses.
- (7) New retail and commercial development is consolidated in the *Town Centres* of each town, commensurate with their scale and intended role in the region.
- (8) *Town Centres* are to achieve a high level of site occupancy before alternative sites are developed for non-residential purposes outside the *Town Centres*.
- (9) Development in the *Town Area* does not undermine the primacy, role and function of the *Town Centre*.

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- (10) *Community Facilities and Recreation and Open Space* areas are maintained for the benefit of the community and are protected from incompatible development, such as sensitive uses.
  - (11) The region's *Industry Areas* will accommodate a mix of industrial business activities that provide a local service and increase local employment opportunities. *Industry Areas* will also accommodate industries that play a support role for mining projects or other regionally significant projects. Industry uses located in the *Industry Areas* must be compatible with the surrounding area, including existing uses, and avoid amenity impacts beyond the boundary of the *Industry Area*. Development must be serviced by sealed roads and reticulated infrastructure where available.
  - (12) Existing lawful industrial activities located outside the *Industry Areas* may continue to operate, but any expansion, redevelopment or material increase in the intensity of use is restricted to a level where impacts on surrounding housing areas and other sensitive uses are not increased.
  - (13) The *Barcaldine Airport* and *Town Airstrips* provide a vital access point for passengers travelling in small aircraft and for health and emergency services. These facilities also have the potential to support future economic development, particularly associated with major resource projects. Upgrades are undertaken where required to realise these opportunities.
  - (14) The *Barcaldine Airport* and *Town Airstrips* are to be protected from incompatible development or intrusions that compromise aircraft safety or the operation of associated aviation navigation and communication facilities.
  - (15) Productive rural land in *Rural and Other Areas* is protected from fragmentation or encroachment from uses which would reduce its productivity.
  - (16) Non-rural uses may be appropriate in *Rural and Other Areas* where they:
    - (a) do not result in conflicts with existing or likely future rural activities;
    - (b) do not diminish the amenity of established residential uses within *Rural and Other Areas*;
    - (c) minimise risks from natural hazards and do not significantly alter landscape values; and
    - (d) can demonstrate:
      - (i) a direct relationship with the rural use in the immediate locality; or
      - (ii) the potential to make a contribution to primary production or the diversification of rural industries; or
      - (iii) a need to be located outside *Town Areas*, due to potential impacts or specific use requirements.
  - (17) To support regional population growth in all towns, living options across the region will be diversified by allowing rural lifestyle lots or new rural residential development in *Rural and Other Areas* where:
    - (a) land is proximate to a *Town Area*;
    - (b) appropriate access to services and facilities is provided, including reticulated water supply where possible;
    - (c) land use conflicts with existing or likely future rural uses are avoided by incorporating appropriate buffers and separation distances in the siting and design of development;



- (d) there is no increased risk to persons or property from natural hazards; and
- (e) the provision of new development supports housing choice for the community.

### 3.3 The Town of Barcaldine

#### 3.3.1 Town Outcomes

- (1) Barcaldine is the largest and most populous town in the region, accommodating the local government administration centre and the widest range and highest order of services, facilities and businesses. Barcaldine is, and will for the foreseeable future remain, the primary population and administrative centre for the region.
- (2) The Tree of Knowledge Memorial and the Australian Workers Heritage Centre are retained and enhanced as important regional tourist sites. These sites are protected from inappropriate development that may detract from the tourist experience offered.
- (3) The establishment of an interactive hub arrangement of innovative industrial, manufacturing and renewable energy uses is supported on the eastern fringe of Barcaldine, where such development can be located, designed and operated to ensure the safe long-term operation of the Barcaldine Airport and not adversely impact the safety and amenity of residential and sensitive uses.

#### 3.3.2 Land Use Outcomes

- (1) Development within the *Town Area* of Barcaldine:
  - (a) supports the diversification of housing options to meet the needs of all members of the community;
  - (b) provides short-term accommodation that supports continued and expanded tourism activities in the town and throughout the region;
  - (c) provides for the embellishment of existing non-residential uses interspersed in the *Town Area* where compatible with the local amenity; and
  - (d) may provide commercial, retail and short-term accommodation uses along the Landsborough Highway where these uses demonstrate a link to highway business / passing trade and impacts to sensitive uses can be managed.
- (2) Barcaldine's *Town Centre* is focused along Oak Street and part of Ash Street. The distinct "country town" character of the *Town Centre*, which is characterised by the elements listed below, is protected and enhanced. New development is compatible and consistent with the established character.
  - (a) The southern side of Oak Street provides buildings that:
    - (i) comprise a low scale, lightweight (primarily timber and tin) built form;
    - (ii) are designed to provide a pedestrian focused environment through the provision of a continuous built to boundary façade and pedestrian shelter that is integrated into the design of the building;
    - (iii) include land uses and activities that engage with the adjoining pedestrian footpath, such as shops fronts, dining areas, entrances and verandahs;

- (iv) include architectural treatments which are reflective of the grandeur of a main street environment;
  - (v) provide prominent but integrated signage which is reflective of high levels of business and community activity; and
  - (vi) include vehicular, parking and servicing areas at the rear of the site, such that they are not visible and do not interact with the main street environment.
- (b) The northern side of Oak Street supports an open space environment focused on the tourism trail associated with the Tree of Knowledge, which is a prominent and primary feature within this area.
  - (c) The *Town Centre* includes features, such as buildings, which act as local landmarks due to their design, scale, visual prominence or location (for example on a street corner). Features within Barcaldine which provide local landmarks are protected.
  - (d) The *Town Centre* forms a coherent, contiguous and experiential place for residents and visitors through consistent streetscape interventions such as landscaping, surface treatments, street furniture, tourism interventions and signage.
- (3) The adaptive reuse of existing buildings in the *Town Centre* is encouraged where the buildings contribution to the character of the area is maintained and enhanced, having regard to those elements described in Strategic Outcome (2).
  - (4) Large scale, freestanding buildings that do not integrate with adjoining sites or the pedestrian environment are not located in the *Town Centre*.
  - (5) The occupation of existing, serviced lots in both identified *Industry Areas* must be prioritised before any additional greenfield land is developed for industry purposes. The standard of roads and reticulated services in the eastern *Industry Area*, which forms the town's industrial estate, is expected to improve over time in response to new industrial development.
  - (6) The *Recreation and Open Space* area on the western side of the town is developed for the purpose of the Barcaldine Recreation Park, which will include a range of open space and recreation uses for the enjoyment of the community and visitors. There is the potential for the *Recreation and Open Space* area to accommodate a range of more intensive recreational activities and development in the surrounding area should not prevent this from occurring.
  - (7) The *Rural Residential Area* can support further rural residential development where reticulated water and all weather access is provided.
  - (8) The *Barcaldine Airport* area is intended to accommodate air service-related or complementary business activities, such as warehousing, freight/transport/logistic industries, and a parking station should this be required to support a fly-in fly-out workforce activities.

## 3.4 The Town of Alpha

### 3.4.1 Town Outcomes

- (1) Alpha is to preserve its role as a key service town that supports its resident population, the surrounding pastoral community and supplements the basic level of services in other smaller towns such as Jericho.
- (2) Alpha is strategically located in proximity to future mining operations in the Galilee Basin and is intended to accommodate forecast growth generated by the resources sector.

- (3) The co-location and integration of mining accommodation and associated services and facilities is supported where sited on flood-free land within or adjacent to the town.
- (4) Challenges exist in providing reticulated water supply to new development in Alpha due to the capacity of pumping systems. New development is to address this constraint and ensure adequate servicing can be achieved.
- (5) Future development in Alpha is to respond to the legacy issue of the town's development on the floodplain of Alpha Creek. In response to the flood hazard risk, existing development within the floodplain is to be relocated to flood-free land. The relocation of the town will occur over a long-term planning horizon that will exceed the lifetime of this Planning Scheme.
- (6) The Local Government Infrastructure Plan will facilitate new development through the relocation of the town in response to flood hazards.
- (7) The Jane Neville Rolfe Art Gallery, Tivoli Theatre Museum and walking tracks that showcase the town's history and public murals are retained and enhanced as important regional tourist sites. These sites are protected from inappropriate development that may detract from the tourist experience offered.

### 3.4.2 Land Use Outcomes

- (1) New development is supported on the western side of the *Town Area* where unconstrained by the *Limited Development Area* and compatible with the existing land use pattern.
- (2) The *Limited Development Area* identifies land that is located within the Alpha Creek floodplain and is subject to flood hazards. New development, other than at the Showgrounds (see Outcome (3)), is not located within the *Limited Development Area*. The continued improvement and adaptive re-use of existing buildings in the *Limited Development Area* is supported where the development is compatible with the nature and extent of flood hazard risk.

Note – Examples of instances where development may be considered to be compatible with the nature and extent of the flood hazard risk, include:

- House renovations;
- Upgrading rural infrastructure at the *Alpha Dip Yards*;
- Changing the use of existing premises from one business to another; and
- Minor building extensions where engineered to withstand flood impacts.

- (3) The *Showgrounds* are intended to remain in the *Limited Development Area* in the foreseeable future. New development at this facility must be associated with the continued functioning of the showgrounds and be resilient to flood impacts.
- (4) The *Town Expansion Area* provides flood free land that is intended to accommodate the long-term relocation of the Alpha township. Any interim development of this area should not prejudice this long-term land use intent.
- (5) The *Town Expansion Area* includes the *Existing Golf Course*, which will be relocated to the *Future Golf Course* site to facilitate development of the *Town Expansion Area* for township purposes.
- (6) *Worker Accommodation* may be appropriately located within the *Town Expansion Area* subject to the provision of sufficient urban infrastructure and development incorporating a design that is compatible with the established character and amenity of the Alpha township.
- (7) The *Future Alpha Investigation Area* protects land for the future expansion of the Alpha township and is intended to accommodate growth from the resources sector.

- (8) Interim uses for the *Future Alpha Investigation Area* will be limited to existing cattle grazing activities, or other low impact rural or passive recreation uses, which do not require reticulated water or sewer infrastructure or result in impacts to nearby sensitive uses.
- (9) Land use and infrastructure planning investigations must be undertaken in advance of developing the *Town Expansion Area*, *Future Alpha Investigation Area* or *Industry Investigation Area* for permanent uses or additional lots to ensure an orderly and logical sequence of development is achieved in these areas.
- (10) The existing urban form and land use pattern of development in the *Town Centre* will be maintained until such time that the Alpha township is relocated to the *Town Expansion Area*.
- (11) New development in the *Industry Area* must not adversely impact the *Hospital*, which is a sensitive use and must be protected. Proximate uses must be compatible with the *Hospital* and not prejudice its role and function.
- (12) The *Industry Investigation Area* protects land for new air service uses associated with the redevelopment of the *Town Airstrip*. It is also intended to support industry uses with larger land area requirements or off-site impacts that are inappropriate for the *Industry Area*.


## 3.5 The Towns of Jericho, Aramac and Muttaborra

### 3.5.1 Town Outcomes

- (1) The towns of Jericho, Aramac and Muttaborra provide services and facilities for the residents of immediate and surrounding rural communities, as well as visitors.
- (2) Housing is predominantly in the form of dwelling houses, but may also include duplexes and small-scale multiple dwellings, retirement or residential care facilities that provide 'whole of life' accommodation choices.
- (3) Tourism sites are protected from inappropriate development that may detract from the tourist experience offered. The following are retained and enhanced as important regional tourist sites:
  - (a) in Jericho, Redbank Park, Crystal Trumpeters monument, the Jericho drive-in theatre and Freedom Park camping;
  - (b) in Aramac, The Tramway Museum, Harry Redford Interpretative Centre and Freedom Park camping, and nearby attractions of natural and cultural heritage significance, being the Healing Circle, Lake Dunn, Gray Rock and Horsetailer's Gorge; and
  - (c) in Muttaborra, the Muttaborrasaurus Interpretation Centre, Dr Arratta Museum, Cassimatis Museum and Freedom Park camping.

### 3.5.2 Land Use Outcomes

- (1) New housing and accommodation facilities are provided in the *Town Areas* of each town.
- (2) In the *Jericho Town Area*, new development must be sited and designed to achieve flood immunity, despite protection from the *Flood Levee*.
- (3) *Industry Areas* are the preferred location for local businesses associated with the macropod industry (i.e. kangaroo meat processing activities such as commercial chiller boxes or 'roo boxes'), in addition to other industry uses that contribute to local employment or provide local services in the town. Development must be serviced by constructed road access and adequate on-site services unless reticulated infrastructure is available.

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- (4) Where land is flood-affected in the *Industry Areas*, development must not involve significant building footprints or intensive activities that would be difficult to evacuate prior to a flood hazard event.
  - (5) The Aramac *Industry Area* must be subject to land use and infrastructure planning investigations in advance of any medium to large scale development, to ensure an orderly and logical sequence of development in the area is achieved.