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DEVELOPMENT THAT DOES NOT REQUIRE CONSENT

Certain minor types of development do not require consent or the lodgement of a development application with the Authority.

Development that does not require consent is identified in Schedule 3 of Part 5 - Redfern - Waterloo Sites of SEPP (Major Projects) 2005 and includes:

- [Exempt Development as identified in Clause 17](#)
- Certain minor works to heritage items in accordance with Clause 27(2)

Exempt Development

Clause 17 identifies the following development as exempt development provided it is of minimal environmental impact and complies with the criteria set out in the Redfern-Waterloo Authority – Guidelines for Exempt Development:

- the temporary use of the land for community events that are open to the general public, including public gatherings, ceremonies, sporting events or outdoor exhibitions,
- the erection and use of temporary structures, having minimal visual impact, for the purposes of, or in connection with, any such community event,
- the erection and use of outdoor seating, tables and similar furniture located in the public domain and associated with cafes, restaurants, bars and other similar development,
- the erection, installation, maintenance and upgrading by or on behalf of a public authority of public furniture, planter boxes, lighting, public art, street signs, bus shelters, public telephone booths or post boxes, or the carrying out by or on behalf of a public authority of street planting, work for the purpose of changing the width or surface of a footpath, and related road works,
- the erection, installation, maintenance and upgrading by or on behalf of a public authority in existing public recreation areas of public furniture, shade structures, public art, tables, seats, children's play equipment, barbecues and toilets,
- the carrying out, by or on behalf of a public authority, of landscaping associated with existing public recreation areas,
- development for the purposes of real estate signs,
- the erection of a flagpole, if the maximum height of the flagpole is not more than 6 metres above existing ground level,
- erection of a side or rear boundary fence located behind the front wall of a building, if the fence does not exceed 1.8 metres in height and is not of masonry construction,
- the use of premises for a home business,
- minor internal alterations to commercial or retail premises, such as fit-out works or the installation of partitions, shelving, benches or workstations, if the alterations are not structural, do not result in the creation of additional floor space and do not change the building classification.

Carrying out these types of development as exempt development requires:

- Compliance with the nominated criteria set out in the RWA Guidelines for Exempt Development (currently being prepared)
- Compliance with [RWA Guidelines for Temporary Community Events](#)

Before carrying out any work contact the RWA Planning Team on 9202 9128 for advice.

Minor Works to Heritage Items

In accordance with Clause 27(2) works to heritage items may not require consent provided:

- the Authority has been notified of the proposed work;
- the Authority has advised the applicant in writing before any work is carried out that it is satisfied the work:
 - Is of a minor nature, or is for maintenance of the heritage item; and
 - Would not adversely affect the significance of the heritage item.

To carry out development without consent in accordance with the above Clause you will be required to:

- Advise the Authority prior to undertaking any work to determine whether the works are considered minor and would not impact on the heritage significance of the item.
- Complete a [Minor Works to Heritage Items Not Requiring Consent Form](#)
- Provide a statement of heritage impact and supporting information which demonstrates the minor nature of the work and that it will not impact on the

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- heritage significance of the item.
- Receive written advice from the Authority confirming the development proposal satisfies this clause.

Before carrying out any work contact the RWA Planning Team on 9202 9128 for advice.

Further Information

If you need further information or advice, phone our planning team on 9202 9128.

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