



Planning Information Sheet

PS14 – Rural Industry

November 2010

“Rural Industry” is generally defined as an industry that handles, treats, processes or packs rural products which have been grown, reared or produced in the locality. It includes agriculture, horticulture and pasture farming but does not include a brewery. A Rural Industry is a discretionary use in the Priority and General Agriculture zones.

Is Planning Approval Required?

Yes. Planning approval is required for all types of rural industries. This information sheet will guide you through the planning approval process.

How do I apply for planning approval?

You will need to complete a planning application form and complete the attached checklist, which will assist you in ensuring that all the required documentation is submitted with your application. Please note that the checklist requires the submission of a detailed statement, which should provide justification for the proposed development in accordance Local Planning Scheme No. 1 and any relevant Local Planning Policies. Note that in many cases, particularly for larger and more complex proposals, it may be more appropriate to engage a consultant to lodge an application on your behalf.

What do I need to know?

Local Planning Scheme No. 1 provides the development standards which apply to each development such as parking requirements, landscaping, minimum lot size, setbacks, site coverage etc. The suitability of each use, and its appropriate site requirements and development standards, is determined by cross referencing the "Use and Development Classes" on the left hand side of the Use Class Table of the Scheme with the list of "Zones, Minimum Site and Development requirements" along the top of that Table.

Is there anything else?

Depending on the development that is proposed, you may also require a building licence and/or approval from Council's Environmental Health Department. On this basis it is suggested that you consult with Council's Building and Environmental Health Department regarding any other approvals that may be required. Council's Building Department can be contacted on 9780 5214, and Council's Health Department can be contacted on 9780 9232.

Note: Prior to lodging your application for a variation to the building envelope you may wish to consider making an appointment with one of Council's Planning Officers to discuss the proposal. Please phone 9780 5228 for an appointment. Applications that do not comply with the relevant standards or contain insufficient information may be refused or take longer to process.

**** DISCLAIMER ****

This information sheet is a guide only. Verification with original Local Laws, Acts, Local Planning Scheme No. 1 and other relevant documents is recommended for detailed references. The Shire of Augusta Margaret River accepts no responsibility for errors or omissions.