### Relocatable home park and tourist park code

#### Application

1. This code applies to assessing development for:
	1. Relocatable home park; or
	2. Tourist park
2. When using this code, reference should be made to Part 5.

#### Purpose

1. The purpose of the Relocatable home park and tourist park code is to ensure that Relocatable home parks and tourist parks are appropriately located, designed and operated.
2. The purpose of the code will be achieved through the following overall outcomes:
	1. relocatable home parks provide recreational and communal facilities;
	2. a high standard of amenity is provided for residents and occupants and adjoining properties;
	3. safe movement of pedestrians and vehicles is provided;
	4. a relocatable home park and tourist park is of a scale and intensity that is compatible with the preferred character of the local area;
	5. a relocatable home park and tourist park does not adversely impact on the amenity of rural and residential areas or the viable operation of rural activities;
	6. a relocatable home park and tourist park is provided with appropriate utilities and services;
	7. a relocatable home park is located near centres, transport facilities and community facilities.

#### Criteria for assessment

Part A - Criteria for assessable development

Table 9.3.17.3.a –Relocatable home park and tourist park code – assessable development

| Performance outcomes | Acceptable outcomes | Applicant response |
| --- | --- | --- |
| **For assessable development** |
| **Site requirements**  |
| **PO1**The site has sufficient area to accommodate:(a) buildings and structures;(b) setbacks;(c) access, parking, manoeuvring and circulation;(d) pedestrian access;(e) landscaping;(f) recreational areas and facilities. | **AO1.1**The site has a minimum area of 1 hectare. |  |
| **Setbacks**  |
| **PO2**Appropriate setbacks are provided from the internal access roads and site boundaries.  | **AO2.1**Relocatable home sites are set back not less than:(a) 3 metres from an internal road;(b) 1.5 metres from any site boundary. |  |
| **AO2.2**Caravan, cabin and tent sites are set back not less than:(a) 2 metres from an internal road;(b) 1.5 metres from any site boundary.  |  |
| **Open space and recreation facilities**  |
| **PO3**Communal open space is provided for the outdoor recreation needs of the residents and occupants. | **AO3.1**A minimum of 10% of the site is provided as communal recreational area. |  |
| **PO4**The site layout incorporates passive and active recreation areas suitable to meet the needs of a variety of users.  | **AO4.1**No acceptable outcomes are provided. |  |
| **Safety**  |
| **PO5**Safety of users of the development and surrounding community is considered and incorporated into the design of the facility.Note – Planning scheme policy – Crime prevention through environmental design (CPTED) provides guidance on appropriate design responses. | **AO5.1**No acceptable outcomes are provided. |  |
| **Landscaping**  |
| **PO6**Landscaping contributes to establishing an attractive and safe streetscape and a high standard of amenity and privacy for residents.  | **AO6.1**A landscaped area not less than 5 metres wide is provided and maintained within the site along the front boundary. |  |
| **AO6.2**A landscaped area not less than 2 metres wide is provided and maintained within the site along the side and rear boundaries. |  |
| **Access** |
| **PO7**An internal vehicular movement network is provided to allow the safe and convenient access of vehicles.  | **AO7.1**The entrance/exit road provides all-weather access and has a width of 7 metres to allow 2 vehicles towing caravans or 2 campervans/motorhomes to pass each other. |  |
| **AO7.2**A caravan holding bay with dimensions of 4 metres by 20 metres is provided adjacent to the entrance/exit road.  |  |
| **AO7.3**Internal roads (excluding the entrance/exit road) meet the following criteria:(a) one way – minimum 4 metres wide;(b) two way – minimum 6 metres wide. |  |
| **Operation and Maintenance** |
| **PO8**The number, type and location of individual sites and facilities are readily identifiable.  | **AO8.1**A permanent sign clearly indicating the number and location of each type of individual site and the location of facilities is provided at the main entrance.  |  |
| **AO8.2**Each individual site is identified on the ground with the number and type of site clearly displayed on a permanent marker/sign located at the front of the site. |  |
| **Facilities** |
| **AO9**Waste and recyclable material collection, laundry, shower and toilet facilities are provided for site users.  | **AO9.1**Waste and recyclable material storage areas:(a) are located on site; (b) are sited and designed to be unobtrusive and screened from view from the street frontage and public areas; (c) are imperviously sealed roofed and bunded, and contain a hose down area draining to Council’s sewer network; (d) are of a sufficient size to accommodate bulk (skip) bins; (e) have appropriate access and sufficient on site manoeuvrability area for waste and recyclable material collection services.Note – The Environmental performance code contains requirements for waste and recyclable material storage. |  |
| **AO9.2**An amenities building is provided to service caravan and tent sites and includes a laundry, toilets and showers.  |  |