

9.3.11.3 Indoor sport and recreation code

Performance outcomes	Acceptable outcomes	Response
PO1 Development provides acceptable levels of privacy and amenity for residents in neighbouring residential dwellings.	AO1.1 Development provides on any site boundary with land in a residential zone: (a) a minimum 1.8m high acoustic fence; (b) a minimum 2m wide landscaped buffer.	Complies with Performance Outcome The proposed development will be contained within the enclosed space within the existing building. The space is separated from the residential units within the building and is located adjacent to the Kangaroo Point Park. The size of the space means that any indoor sport and recreation use will be small-scale and therefore is anticipated that it will achieve acceptable levels of privacy and amenity for residents in neighbouring residential dwellings.
	AO1.2 Development provides a minimum side and rear boundary setback of 2m for any part of a building or structure which is less than 3m in height.	
	AO1.3 Development provides for any part of a building or structure which is greater than 3m in height, a minimum side and rear boundary setback of 3m, or half the height of the building or structure at that point, whichever is the greater.	
	AO1.4 Development with associated outdoor lighting is completed in accordance with AS 4282-1997 Control of the obtrusive effects of outdoor lighting.	Not Applicable No outdoor lighting is proposed by the development. Any outdoor lighting is existing and will not be changed.
	AO1.5 Development provides for any air conditioning, refrigeration and other mechanical plant, vents, exhausts and refuse and recycling storage areas to be:	Not Applicable Air conditioning and mechanical equipment will be unchanged from the existing approval.

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	(a) located so that they are not visually obtrusive when viewed from the street; (b) screened from adjacent residential dwellings and land where in a zone in the Residential zones category. Note—Refer to the Refuse planning scheme policy for guidance.	
PO2 Development ensures that noise generated by indoor sport and recreation does not exceed the noise (planning) criteria in Table 9.3.11.3.B and the night-time noise criteria in Table 9.3.11.3.C at a sensitive zone or sensitive use. Note—A noise impact assessment report prepared in accordance with the Noise impact assessment planning scheme policy can assist in demonstrating compliance with this performance outcome.	AO2.1 Development is conducted wholly within an enclosed building and does not involve external activity.	Complies with Acceptable Outcome The proposed development will not include any external activities.
	AO2.2 Development ensures car parking areas used at night are acoustically screened from adjoining residential dwellings.	Not Applicable
	AO2.3 Development does not generate noise that is clearly audible and creates a disturbance within a dwelling or an associated balcony or patio.	Complies with Acceptable Outcome The proposed development will not generate noise that is clearly audible and creates a disturbance within a dwelling.
PO3 Development is highly accessible to its intended users.	AO3 Development is not solely accessible from a minor road.	Complies with Performance Outcome The site is accessible from a minor road and the Kangaroo Point Riverwalk, which is relevant as the development is anticipated to be accessed by local residents walking or cycling.
PO4 Development that is located on public land, is planned and designed to:	AO4	Not Applicable

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(a) deliver maximum use of the site; (b) demonstrate co-location of compatible sport, recreation and community facility uses; (c) maximise utility to the broader sport and recreation community.	Development ensures that services are shared between uses such as car parking, cafe, pro shop.	
PO5 Development creates a safe environment by incorporating the key elements of crime prevention through environmental design.	AO5 Development incorporates the key elements of crime prevention through environmental design in its layout, building or structure design and landscaping by: (a) facilitating casual surveillance opportunities and including good sightlines to publicly accessible areas such as car parks, pathways, public toilets and communal areas; (b) defining different uses and private and public ownerships through design and restricting access from non-residential uses into private residential dwellings; (c) promoting safety and minimising opportunities for graffiti and vandalism through exterior building design and orientation of buildings and use of active frontages; (d) ensuring publicly accessible areas such as car parks, pathways, public toilets and communal areas are well lit; (e) including way-finding cues; (f) minimising predictable routes and entrapment locations near public spaces such as car	Complies with Acceptable Outcome The existing space includes glazing within the façade overlooking the street and park to encourage overlooking and casual surveillance.

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	parks, public toilets, ATMs and communal areas. Note—For guidance in achieving the key elements of crime prevention through environmental design, refer to the Crime prevention through environmental design planning scheme policy.	