

From: "Barry Craddock" <bcraddock@gassman.com.au>
Sent: 21/12/2018 15:30:21
To: "ALLSOP Thalia" <TALLSOP@goldcoast.qld.gov.au>; "City of Gold Coast mail" <mail@goldcoast.qld.gov.au>
Cc: "Brian Gassman" <brian@gassman.com.au>; "SHARPE Roger" <RSHARPE@goldcoast.qld.gov.au>
Subject: Suspend Applicants Appeal Period - Written representations - Change Application Change Application approval at 31 Yellowwood Road, 60 Stapylton Jacobs Well Road & 82 Christensen Road, Stapylton (GDP Ref:5738)
Attachments: 20181221-5738-Written Reprsentations PA-Suspend Appeal Period.pdf

Hi Thalia

Please find attached our written representations for the Change Application approval (Preliminary Approval for making a Material Change of Use to override the Planning Scheme for Industry Uses) at 31 Yellowwood Road, 60 Stapylton Jacobs Well Road and 82 Christensen Road, Stapylton,

The Applicant also seeks a meeting with Council officers to discuss the written representations in relation to the conditions referred to, and await a date and time at your convenience..

If you have any queries on the above, please do not hesitate to call.

Regards

Barry

g a s s m a n development perspectives



Barry Craddock

Senior Town Planner| BA APP SCI (Planning)
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For email send and receipt conditions, please view our website or click [here](#).

We wish to advise that our offices will be closed from 5pm Friday 21st December 2018 until 8am Monday 7th January 2019. The team at Gassman Development Perspectives wish you a safe and merry Christmas, and look forward to working with you in the New Year.

This email originates from outside of the City of Gold Coast.

OUR REF: 5738:BC
COUNCIL REF:MCU201800656
PN163781/01/DA1

21 December 2018

Gold Coast City Council
PO Box 5042
GOLD COAST MC QLD 9729

via email: mail@goldcoast.qld.gov.au

Attention: Thalia Allsop

Dear Thalia,

**RE: SUSPEND APPLICANTS APPEAL PERIOD (SECTION 75 PLANNING ACT 2016)
WRITTEN REPRESENTATIONS**

CHANGE APPLICATION APPROVAL INCLUDING AMENDED SUITE OF DEVELOPMENT CONDITIONS FOR MCU201100650 (PRELIMINARY APPROVAL FOR MAKING A MATERIAL CHANGE OF USE TO OVERRIDE THE PLANNING SCHEME FOR INDUSTRY USES) AT 31 YELLOWWOOD ROAD, 60 STAPYLTON JACOBS WELL ROAD AND 82 CHRISTENSEN ROAD, STAPYLTON (LOT 4 ON RP6843, LOT 1 ON RP6882, LOT 240 ON W31320)

I refer to our correspondence to suspend the appeal period for the above Change Application approval (Preliminary Approval for making a Material Change of Use to override the Planning Scheme for Industry Uses) at 31 Yellowwood Road, 60 Stapylton Jacobs Well Road and 82 Christensen Road, Stapylton, and seek a meeting on behalf of the Applicant to discuss the written representations in relation to the conditions referred to below (Council Ref: MCU201800656/PN163781/01/DA1).

Table 1 – Summary of Requested Condition Changes			
Condition No.	Condition Aspect	Requested Change	Justification
Part C- The conditions that attach to this preliminary approval are as follows:			
C 2(a)(ii)	Staged construction of development	Amend Condition	The Landuse Classification and Staging Plan referred to should refer to the plan date of 07 August 2018 , not 23/08/18.
C 9	Staged development	Amend Condition	The Landuse Classification and Staging Plan referred to should refer to the plan date of 07 August 2018 , not 23/08/18.
C 15(f)(v)	Detailed landscape plan to be submitted for approval relating to landscape buffers within Stage 1, 2 and 4	Amend Condition	The reference to when the batter is within cut is to be at 1V:3H, is not consistent with Council's Land Development Guidelines and should be amended to reflect 1V:2H accordingly.

C 24(a)	Transfer of open space	Amend condition	The Landuse Classification and Staging Plan referred to should refer to the plan date of 07 August 2018 , not 23/08/18 .
C 70	Relocation of active Wedge-tailed eagles nest within Precinct C	Amend Condition	Reference has been made to inclusion of an amended condition, refer Page 16 of 38 Decision Notice, however Condition has not incorporated approved change and has original condition.

If you have any questions or require any further information regarding this matter, please do not hesitate to contact the undersigned.

Yours faithfully,
GASSMAN DEVELOPMENT PERSPECTIVES PTY LTD



Barry Craddock
Senior Town Planner