Your Ref:
Our Ref: F26/02

01 October, 2026

Chief Executive Officer
Mareeba Shire Council
PO Box 154
MAREEBA QLD 4880

Attention: Planning and Building Department

Dear Sir,

RE: APPLICATION FOR A MATERIAL CHANGE OF USE – LOW IMPACT INDUSTRY AND CARETAKER'S ACCOMMODATION. LOT 60 ON SP198060, 28 MARTIN TENNI DRIVE, MAREEBA.

This application is for a Material Change of Use – Low Impact Industry and Caretaker's Accommodation over land described as Lot 60 on SP198060, situated at 28 Martin Tenni Drive, Mareeba is submitted on behalf of the Stephen Grant Ehrlich.

The application comprises of Application Forms, Proposal Plans, SmartMap and this Town Planning Submission. It is understood that the proponent will provide payment of the Application Fee to the Mareeba Shire Council.

The Site

The subject land is described as Lot 60 on SP198060, Locality of Mareeba and situated at 28 Martin Tenni Drive, Mareeba. The site is owned by Stephen Grant Ehrlich who is also the applicant for the proposed development. The subject site comprises of a single allotment, has an area of 2,178 m², contains frontage to Martin Tenni Drive and is currently vacant. The site is accessed from the existing Road Network, being Martin Tenni Drive.

In relation to the current State Governmental Mapping the site is Not Mapped as containing Remnant Vegetation, Regrowth Vegetation and Essential Habitat nor is the site designated as including a Referable Wetland or Wetland Protection Area. The site is not located within 25 metres of a State Controlled Road nor within 25 metres of a Railway Corridor. It is considered that the proposal does not require Referral to any State Agencies.

The Proposed Development

The proposed development is for a Material Change of Use – Low Impact Industry and Caretaker's Accommodation within the Heavy Industrial Precinct of the Industry Zone of the Mareeba Shire Council's Planning Scheme. The site is located at 28 Martin Tenni Drive, Mareeba and is more particularly described as Lot 60 on SP198060. The site is regular in shape, has an area of 2,178 m² and is currently vacant land. The proposal provides for Industrial Uses located within Mareeba Industrial Park with no change to the functioning of the site nor the Industrial Park is envisaged.

Freshwater Planning Pty Ltd
t/e The Freshwater Trust
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A: 17 Barron View Drive, FRESHWATER QLD 4870

A Development Permit for a Material Change of Use is sought to facilitate the construction of a Shed Structure, Site Office, Amenities and Kitchen and Caretaker's Accommodation over the site. The site contains Vacant Land with the proposed development of this property to provide for appropriate Uses to service and support the residents of the immediate Mareeba, and the surrounding Tablelands Region and Environs. No change to the existing Industry Zone nature or character of the Zone nor the existing Industrial Areas is envisaged with the Material Change of Use. The proposal will provide an appropriate development while maintaining the existing amenities and aesthetics of the site.

The proposed development incorporates a Shed Structure which consists of four (4) Shipping Containers with an Engineered pod roof sitting on a concrete slab floor. This structure is 302.4 m² (18 metres x 16.8 metres) and be utilised for the construction of modular buildings. The proposal additionally includes the provision of a Site Office towards the front of the site and Amenities and Kitchen (smoko room) towards the rear of the site. These proposed structures are provided in conjunction with the Low Impact Industry Use proposed over the site. The proposed development additionally proposes a Caretaker's Accommodation towards the rear of the site to aid in addition to property maintenance and security. The Caretaker's Accommodation comprises of two separate areas connected by a deck and encompasses two (2) Bedrooms, Kitchen, Amenities (2), Living Area and Laundry.

The proposal provides for four (4) parking spaces with considered ample room for vehicle manoeuvring over the site. The site is accessed from the existing crossover to the existing Road Network, being Martin Tenni Drive with the proposal formalising the existing access driveway. Landscaping is to be provided along the frontage and rear of the site with the site is to be/is fenced.

The site is located in the Heavy Industrial Precinct within the Industry Zone of the Mareeba Shire Council's Planning Scheme. A Material Change of Use for the proposed Low Impact Industry and Caretakers Accommodation are Code Assessable Uses within this Zone. The application is Code Assessable.

This Submission provides a comprehensive assessment of the relevant planning instruments and site context for the proposed Uses. This is supported by the attached Proposal Plans and the assessment against the relevant aspects of the Mareeba Shire Council's Planning Scheme. It is considered that the proposed development is an appropriate and conforms to the existing Industrial Park, immediate vicinity and surrounding environs providing supporting Services/Uses to the surrounding local residents of Mareeba and the Tablelands.

Far North Queensland Regional Plan 2009-2031
Lot 60 on SP198060 is identified as being in the Urban Footprint designation of the FNQ Regional Plan Mapping.

The proposal is considered to be an infill development of an existing site. The Material Change of Use is within the Urban Footprint and results in the creation of greater densities/Supporting Uses without affecting the existing natural environment. The proposal is for a Material Change of Use to provide necessary services to Mareeba which will continue to support the driving industries of the Mareeba Township and Region.

It is additionally noted that a separate assessment against the Regional Plan is not required due to the fact that the Mareeba Shire Council's Planning Scheme appropriately advances the Far North Queensland Regional Plan 2009-2031, as it applies to the Planning Scheme area.

It is considered that the proposed Material Change of Use is not in conflict with the Intent for Urban Footprint designation of the FNQ Regional Plan 2009-2031.

Industry Zone Code

The proposed development is sought to facilitate the construction of a Low Impact Industry structures and a Caretaker's Accommodation. The proposal is not considered to adversely affect the existing amenity, character and nature of the site and the surrounding vicinity instead, is considered to enhance the existing Industrial Park.

Performance outcomes	Acceptable outcomes	Comments
For accepted development subject to requirements and assessable development		
Height		
PO1 Building height takes into consideration and respects the following: (a) the height of existing buildings on adjoining premises; (b) the development potential, with respect to height, on adjoining premises; (c) the height of buildings in the vicinity of the site; (d) site area and street frontage length.	**AO1** Development has a maximum building height of: (a) 8.5 metres within 10 metres of any common boundary with land in the Low density residential zone, the Medium density residential zone or the Rural residential zone; (b) 35 metres for all buildings and structures where involving a Telecommunication facility; and (c) 12 metres otherwise.	Complies, Building Heights of all structures are less than 12 metres in height.
Siting		
PO2 Development is sited in a manner that considers and respects: (a) the siting and use of adjoining premises; (b) appearance of building bulk; and (c) relationship with road corridors.	**AO2** Buildings and structures include a minimum setback of: (a) 3 metres from any road frontage; (b) 6 metres from side and rear boundaries where adjoining land in the Low density residential zone, the Medium density residential zone or the Rural residential zone; and (c) 0 metres from side and rear boundaries otherwise.	The proposed structures are provided with setbacks to the side and rear boundaries greater than 0 metres (3.0 m side and rear). The Display Building Area and Site Office will be setback 3.0 metres to Martin Tenni Drive. It is not considered that the siting of the proposed will adversely affect the Industrial Area will not result in the provision of building bulk. The proposal is considered acceptable and appropriate and similar to that of the immediate adjoining and surrounding Industrial Allotments.
For assessable development		
Site cover		
PO3 Buildings and structures occupy the site in a manner that: (a) makes efficient use of land; (b) is consistent with the bulk and scale of surrounding buildings.	**AO3** No acceptable outcome is provided.	Complies, As per depicted on the Proposal Plans, the site contains minimal site coverage and is consistent with the immediate and surrounding Industrial Park. As aforementioned the proposal does not result in building bulk and makes efficient use of the land.
Building design		
PO4 Building facades are appropriately designed to maintain and enhance the character of the surrounds.	**AO4** Buildings in the Industrial zone include: (a) a main entrance which is easily identifiable and is directly accessible from the primary road frontage; and (b) any office space sited and oriented towards the primary road frontage.	Complies, The proposal has a main entrance the is easily identifiable and directly accessed from Martin Tenni Drive. The proposed Site Office is located towards the frontage of the site.

Performance outcomes	Acceptable outcomes	Comments
PO5 Development complements and integrates with the established built character of the Industry zone, having regard to: (a) roof form and pitch; (b) building materials, colours and textures; and (c) window and door size and location.	**AO5** No acceptable outcome is provided.	The proposal is for Industrial Structures and a Caretaker's Accommodation within the existing Industrial Park. The proposal is considered to be consistent and in keeping with the existing amenity and aesthetics of the surrounding Industrial Allotments and Industrial Park.
Non-industrial uses		
PO6 Development involving a non-industrial use: (a) has access to adequate infrastructure and essential services; (b) is complementary in nature to the character and amenity of the Industry zone; and (c) does not negatively impact on the operation of existing uses within the Industry zone.	**AO6** No acceptable outcome is provided.	Complies, The proposed Caretaker's Accommodation will be provided with adequate infrastructure and will complement the proposed Uses over the site. The proposed Caretaker's Accommodation is not considered to conflict with the existing nature, character and amenity of the Industry Zone.
Amenity		
PO7 Development must not detract from the amenity of the local area, having regard to: (a) noise; (b) hours of operation; (c) traffic; (d) advertising devices; (e) visual amenity; (f) privacy; (g) lighting; (h) odour; and (i) emissions.	**AO7** No acceptable outcome is provided.	Complies, The proposal is for Low Impact Industry Uses and a Caretaker's Accommodation within the Heavy Industry Precinct of the Industry Zone. It is not considered that the proposal will adversely affect or detract from the amenity of the Industrial Area.
PO8 Development must take into account and seek to ameliorate any existing negative environmental impacts, having regard to: (a) noise; (b) hours of operation; (c) traffic; (d) advertising devices; (e) visual amenity; (f) privacy; (g) lighting; (h) odour; and (i) emissions.	**AO8** No acceptable outcome is provided.	Considered to comply. The proposal is considered to aid in ameliorating any negative environmental impacts over the site.

It is considered that the proposed Material Change of Use for Low Impact Industry and Caretaker's Accommodation within the existing Heavy Industrial Precinct (Mareeba's Industrial Park) of the Industry Zone is not in conflict with the Purposes or Intent of the Zone Code and is appropriate and acceptable.

Industry Activities Code

The proposed development is sought to facilitate the construction of a Low Impact Industry structures and a Caretaker's Accommodation. The proposal is not considered to adversely affect the existing amenity, character and nature of the site and the surrounding vicinity instead, is considered to enhance the existing Industrial Park. The relevant aspects of the Industry Activities Code for the proposed Low Impact Industry Use are addressed provided below.

Performance outcomes	Acceptable outcomes	Comments
For accepted development subject to requirements and assessable development		
Separation		
PO1 Industrial activities are appropriately separated from sensitive uses to ensure their amenity is maintained, having regard to: (a) noise; (b) odour; (c) light; and (d) emissions. Note—Development proposed to be located closer than the separation distances specified in AO2 requires supporting investigations to demonstrate that the expected impacts from the industry use have been adequately mitigated in consideration of the local context.	**AO1** Development is separated from sensitive uses as follows: (a) medium impact industry–250 metres; or (b) high impact industry–500 metres; or (c) special industry– 1.5 kilometres.	Complies, The proposal is for a Low Impact Industry Use within the Heavy Industrial Precinct. No Sensitive Uses are proposed or surrounds the site.
For assessable development		
Amenity		
PO2 Industrial activities protect and enhance the character and amenity of the locality and streetscape through the appropriate location and screening of: (a) air conditioning; (b) refrigeration plant; (c) mechanical plant; and (d) refuse bin storage areas.	**AO2** No acceptable outcome is provided.	Complies, Appropriate screening and refuse storage areas are provided with the proposed development of the site.
PO3 Development avoids and, where unavoidable, mitigates impacts on ground water, particularly where ground water is heavily drawn upon for irrigation or domestic purposes.	**AO3** No acceptable outcome is provided.	The proposal is not considered to contain any impacts on ground water.

It is considered that the proposed Material Change of Use for Low Impact Industry and Caretaker's Accommodation within the existing Heavy Industrial Precinct (Mareeba's Industrial Park) of the Industry Zone is not in conflict with the Purposes or Intent of the Industrial Activities Code and is appropriate and acceptable.

Accommodation Activities Code

The proposed development incorporates a Caretaker's Accommodation within the Industry Zoned Allotment. The Caretaker's Accommodation is an ancillary Use that is sought to aid in the day to day running of the Industrial Allotment in addition to property maintenance and security. An onsite Caretaker would also provide a pivotal role in the security of the site and adjoining premises due to the current social climate. Assessment against the relevant aspects of the Accommodation Activities Code is provided below for the proposed Caretaker's Accommodation. It is considered that the proposal complies with the Intent of the Accommodation Activities Code and is acceptable.

Performance outcomes	Acceptable outcomes	Comments
For accepted development subject to requirements and assessable development		
All Accommodation activities, apart from Tourist Park and Dwelling house		
PO2 Accommodation activities are provided with on-site refuse storage areas that are: (a) sufficient to meet the anticipated demand for refuse storage; and (b) appropriately located on the site having regard to potential odour and noise impacts on uses on the site and adjoining sites.	**AO2.1** A refuse area is provided that: (a) includes a water connection; (b) is of a size and configuration to accommodate 2x240 litre bins per dwelling or accommodation unit where involving a use other than a residential care facility or retirement facility; and (c) is of a size and configuration to accommodate a minimum of two bulk refuse bins where involving a residential care facility or retirement facility.	Can Comply. The proposed Caretaker's Accommodation can be provided with the appropriate services of a Water Connection and Refuse Storage Area in the form of 2 x 240L bins.
All Accommodation activities, except for Dwelling house		
PO3 Accommodation activities are designed to avoid overlooking or loss of privacy for adjoining uses. Note—These provisions apply to any adjoining use, both on an adjoining site and on the same site.	**AO3** The windows of habitable rooms: (a) do not overlook the windows of a habitable room in an adjoining dwelling or accommodation unit; or (b) are separated from the windows of a habitable room in an adjoining dwelling or accommodation unit by a distance greater than: (i) 2 metres at ground level; and (ii) 8 metres above ground level; or (c) are treated with: (i) a minimum sill height of 1.5 metres above floor level; or (ii) fixed opaque glassed installed below 1.5 metres; or (iii) fixed external screens; or (iv) a 1.5 metre high screen fence along the common boundary.	Complies, No Dwellings or Accommodation Units adjoin the site. The proposed Caretaker's Accommodation has been meticulously designed to ensure appropriate privacy.
PO4 Accommodation activities are provided with sufficient private and communal open space areas which: (a) accommodate a range of landscape treatments, including soft and hard landscaping; (b) provide a range of opportunities for passive and active recreation; (c) provide a positive outlook and high quality of amenity to residents; (d) is conveniently located and easily accessible to all residents; and	**AO4.1** Development, except for Caretaker's accommodation, Dwelling house, Dual occupancy or Home based business, includes communal open space which meets or exceeds the minimum area, dimension and design parameters specified in **Table 9.3.1.3C**.	Not Applicable. Caretaker's Accommodation proposed.
	AO4.2 Development includes private open space for each dwelling or accommodation unit which meets or exceeds the minimum area, dimension and design parameters specified in **Table 9.3.1.3D**.	The site is larger enough for the provision of Private Open Space for the proposed Caretaker's Accommodation.

Performance outcomes	Acceptable outcomes	Comments
(e) contribute to an active and attractive streetscape.	**AO4.3** Clothes drying areas are provided at the side or rear of the site so that they are not visible from the street.	Can Comply. Clothes Drying areas will be provided. Any area will not be visible from the street.
	AO4.4 If for Dual occupancy, Multiple dwelling, Residential care facility or Retirement facility, development provides a secure storage area for each dwelling or accommodation unit which: (a) is located to facilitate loading and unloading from a motor vehicle; (b) is separate to, and does not obstruct, on-site vehicle parking or manoeuvring areas; (c) has a minimum space of 2.4m^2 per dwelling or accommodation unit; (d) has a minimum height of 2.1 metres; (e) has minimum dimensions to enable secure bicycle storage; (f) is weather proof; and (g) is lockable.	Not Applicable. The proposal is for a Caretaker's Accommodation.
If for Caretaker's Accommodation		
PO5 Caretaker's accommodation is of a scale and intensity which is consistent with that of the surrounding area. Note—Where Caretaker's Accommodation is assessable development additional assessment benchmarks are provided under "for assessable development".	**AO5.1** Only one caretaker's accommodation is established on the title of the non-residential use.	Complies, The proposal only includes a single Caretaker's Accommodation.
	AO5.2 In the Rural zone, Caretaker's accommodation has a maximum gross floor area of 200m^2.	Not Applicable. The site is within the Industry Zone.
For assessable development		
If for Caretaker's Accommodation		
PO15 The inclusion of Caretaker's accommodation on the site is necessary for the operation of the primary use, having regard to: (a) hours of operation; (b) nature of the use; (c) security requirements; (d) site location and access; and (e) proximity to other land uses.	**AO15** No acceptable outcome is provided.	The proposed Caretaker's Accommodation is necessary for the proposal to aid in providing additional property maintenance and security especially outside of the normal hours of operation.

Airports Environs Overlay Code

The site is located outside of the 8km and within the 13km Bird and Bat Zone of the Bird and Bat Strike Zones and outside the Light Intensity – Mareeba Overlay Mapping. The proposed Low Impact Industry and Caretaker's Accommodation is not considered to adversely affect the site, immediate vicinity or surrounds. The proposal is not for a waste disposal site. It is considered that the Airports Environs Overlay Code is Not Applicable to the proposed Industrial development given the site being located outside the Light Intensity Zone and greater than 8km for Bird and Bat Strike Zones.

Landscaping Code

The proposal is for an Industrial Use and accompanying Caretaker's Accommodation within the Mareeba Industrial Park. Landscaping and Fencing will be provided to maintain and enhance the existing amenity of the Industrial Precinct. The proposal will ensure to provide an attractive Street Frontage improving the amenity of the Industrial Area with the provision of a 1.5 metres Landscaping strip fronting the site. The proposal also provides for a rear Landscaping strip of 1.0 metres in width. It is noted that there is a definite lack of Landscaping

within the existing Uses of Industrial Park. It is considered that the proposed Landscaping is appropriate given the location of the site, street frontage, current Zoning and proposed Uses. The Landscaping is considered appropriate ensuring that these areas are easily maintained while allowing for casual surveillance and enhance the safety of pedestrians through the Crime Preventions Through Environmental Design (CPTED) principles.

The proposed Landscaping ensures to enhance the visual appeal and aspect of the proposed development. It is considered that the proposed development complies with the Purpose and Intent of the Landscaping Code given the site's Zoning, proposed Uses, location and Environs.

Parking and Access Code

The site contains frontage to the existing Road Network, being Martin Tenni Drive Street, with an existing crossover provided. No change to the existing crossover is proposed with the development. The proposed development is for the provision of Low Impact Industry Use over the site and for the ancillary provision of a Caretaker's Accommodation. The proposal requires a parking rate of 1 per 90 m² of GFA or part thereof and a single space for the provision of the Caretaker's Accommodation. The Industrial Structure contains an area of 302.4 m² requiring four (3.36) parking spaces. The proposal provides for four (4) parking spaces conforming with the Parking and Access Code.

The proposed Low Impact Industry provides for vehicle parking with the ancillary Caretaker's Accommodation provided with a sufficient parking space. The site contains an area of 2,178 m² and incorporates sufficient parking, access, and manoeuvring areas. It is considered that the site is provided with safe appropriate access to the proposed Uses.

It is considered that the proposed development is not in conflict with the Purpose or Intent of the Parking and Access Code and is acceptable.

Works, Services, and Infrastructure Code

The proposal is for Industrial Structures and a Caretaker's Accommodation within the Mareeba Industrial Precinct, no change to the existing services is proposed and the proposed new structures will be provided with all available and necessary services. The site is large enough to ensure the appropriate disposal of stormwater occurs. Any Excavation and Filling will be limited to site preparation only as no significant Excavation or Filling is proposed. However, if any significant Excavation or Filling associated with the proposed Material Change of Use is required than any resultant earthworks will be provided as part of an Operational Works Application.

The site contains frontage to the existing Road Network, being Martin Tenni Drive with an existing crossover associated with the site. No change to the existing is proposed. It is considered that the proposed Material Change of Use complies with the Intent of the Works, Services, and Infrastructure Code.

Conclusion

It is considered that the proposed development being a Material Change of Use to facilitate the construction of an Industrial Use and Caretaker's Accommodation within the Mareeba Industrial Park over land described as Lot 60 on SP198060 is appropriate. The proposed design of this development represents a small-scale development that has mitigated all possible negative effects of the surrounding environment maintaining and enhancing an attractive streetscape. In particular, the proposed development:

- Is not in conflict with the Intent and Purposes for land designated in the Heavy Industry Precinct of the Industry Zone;
- Is not in conflict with the Intent and Purposes for land designated in the Hastie Road Business Zone Allotment;
- Can meet the Performance Outcomes and the Purpose of the Industrial Activities Code;
- Can meet the Performance Outcomes and the Purpose of the Accommodation Activities Code;
- Is not in conflict with the nominated Overlays;

- Provides for appropriate and acceptable level of servicing without compromising the environmental values of the Shire and Mareeba; and
- Will encompass no significant negative impacts to the existing nature and amenity of the area, instead enhancing the amenity and character as the Material Change of Use provides an attractive local service supporting the Residential population of Mareeba and the surrounding Townships;

Freshwater Planning Pty Ltd request that Council provide a copy of the Draft Conditions with sufficient time for review prior to issuing a Decision Notice over the site or tabulating and Item on the Agenda. If you have any queries, please do not hesitate to contact Freshwater Planning Pty Ltd.

Yours faithfully,



MATTHEW ANDREJIC
FRESHWATER PLANNING PTY LTD

shade cloth attached to fence until gardens establish hedge

1m garden

underground town sewer

3000

3000

sewer conection

Mobile batch plant/ material lay down area

smoko room/ bathroom

caretakers accomadation

Material lay down area

13200

3000

Shipping Container High cube

Shipping Container High cube

6000

6000

6000

18000

Shipping Container High cube

Shipping Container High cube

Engineered pod roof
Steel C purlin structure
As per engineering plans

66000

Proposed concrete slab
100mm thick 3x pours

16800

hardstand/ car park

22000

finished product lay down area

Display building/ area

Display/ Site office

1002

3000

1.5m garden

Concrete garden edge along front boundery

Mains water conection

Mains power connection surveillance cameras

4800

Road

1200

7500

1200

Road

33000

CLIENT: Steve Ehrlich

PROJECT: 28 Martin Tenni Drive

JOB REF.# :

DATE: 23/08/25

DRAWING NO. Rev. 2

STEVE EHRLICH
Licensed Builder
steve@stelichconstruction.com
0447 820 071
QBCC Lic. 15081241

STELICH CONSTRUCTION

APPROVED BY

DESIGN BY S.E

DRAWN BY S.E

DATE 23/08/2026

AMENDMENTS:

NO.	DESCRIPTION
1	Site plan, Elevations, offset measurements

STAGE: PRELIMINARY

SCHEDULE

- Pod Roof
- 1
- Shipping Containers
- Fence

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STAGE: PRELIMINARY

AMENDMENTS:

NO.	DESCRIPTION	DATE	DRAWN BY	DESIGN BY	APPROVED BY
1	Stage 1 Falls and levels	23/08/2026	S.E	S.E	

SCHEDULE

Falls
Gardens
Datum Points
Fences

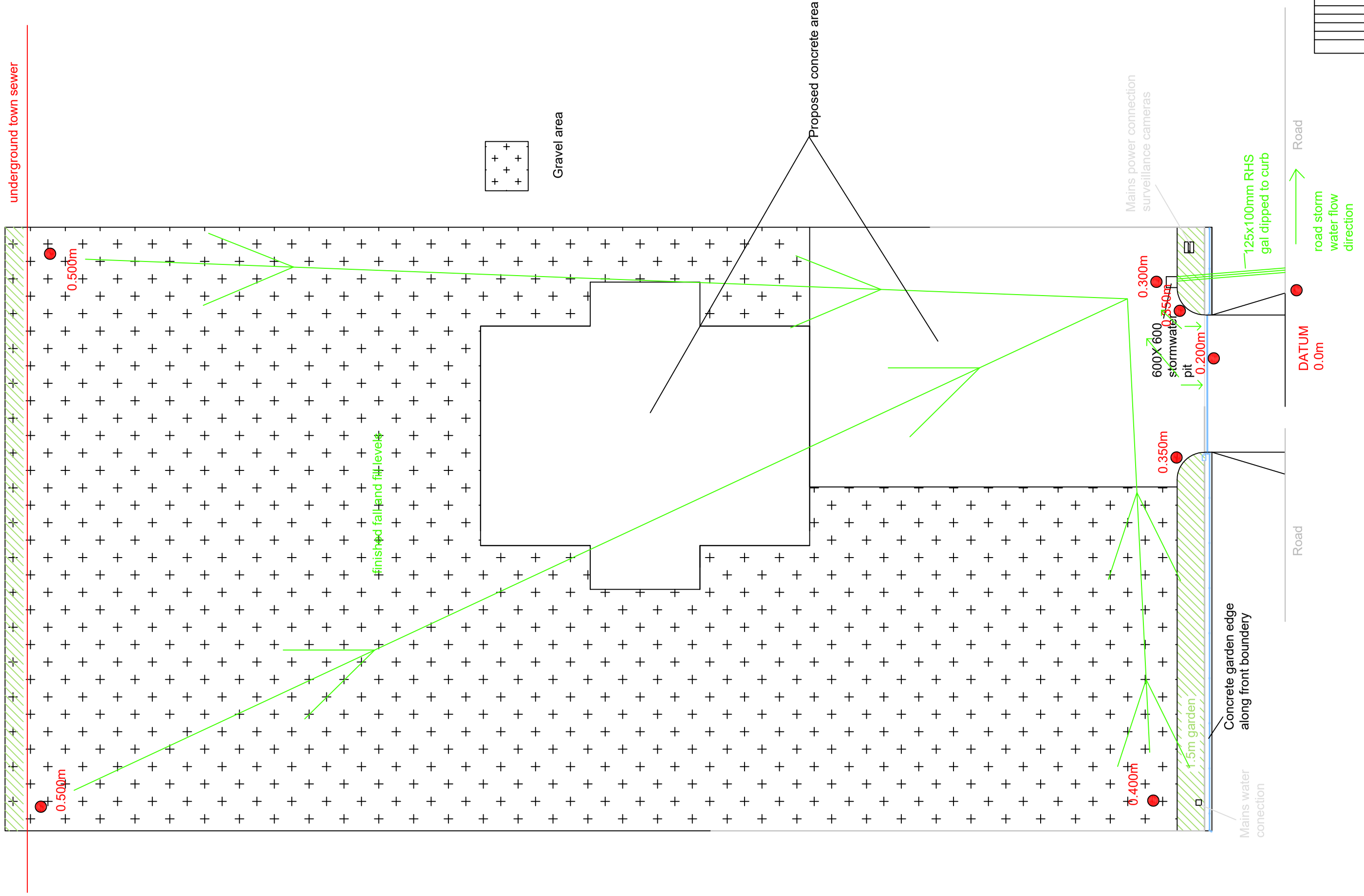
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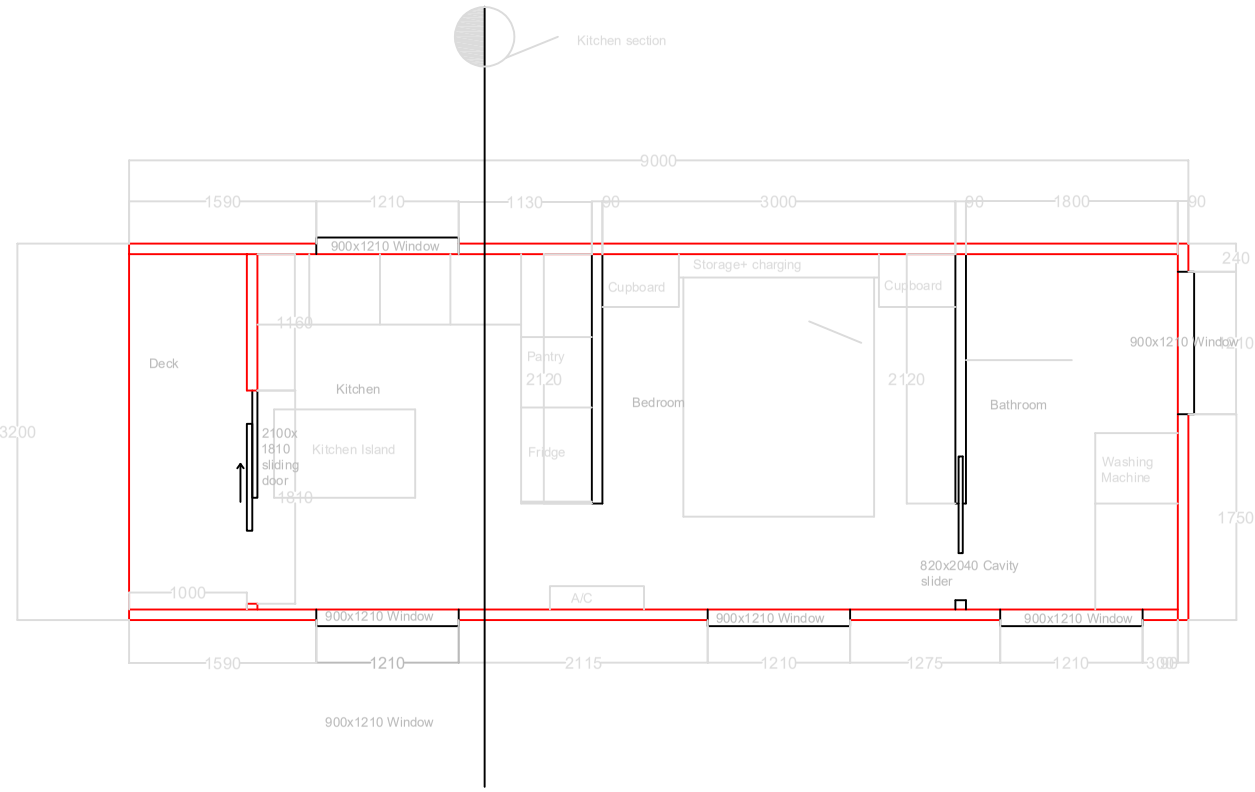
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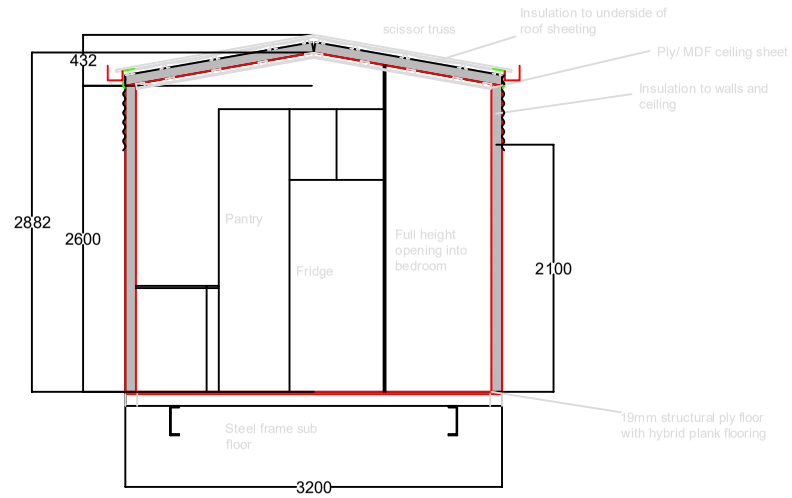
CLIENT: Steve Ehrlich

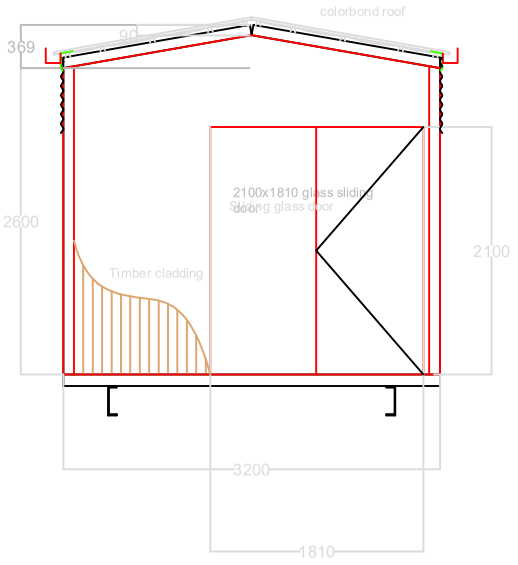
PROJECT: 28 Martin Tenni Drive

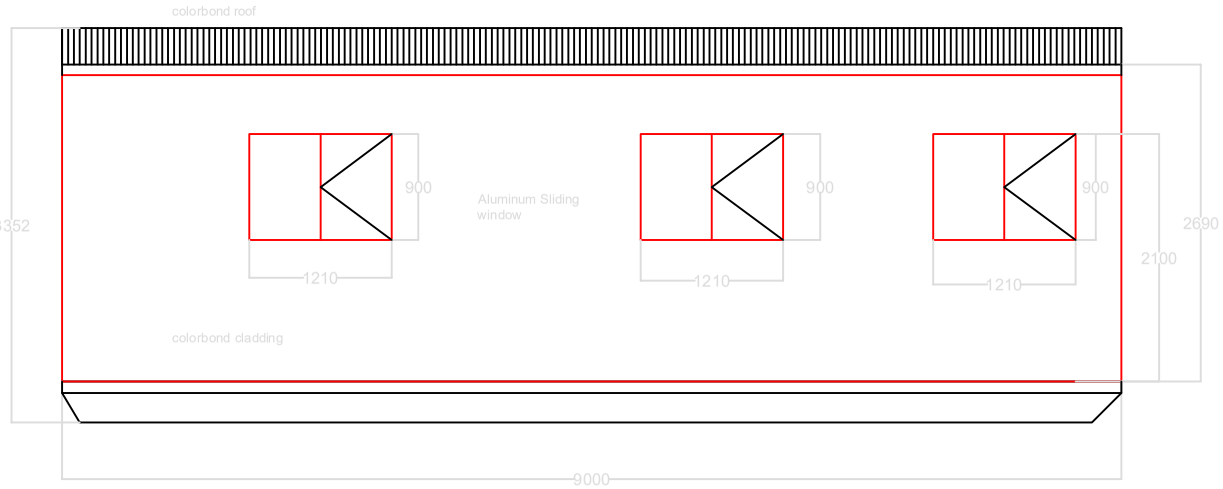
JOB REF.#	DATE:	DRAWING NO.
:	23/08/25	Rev. 2

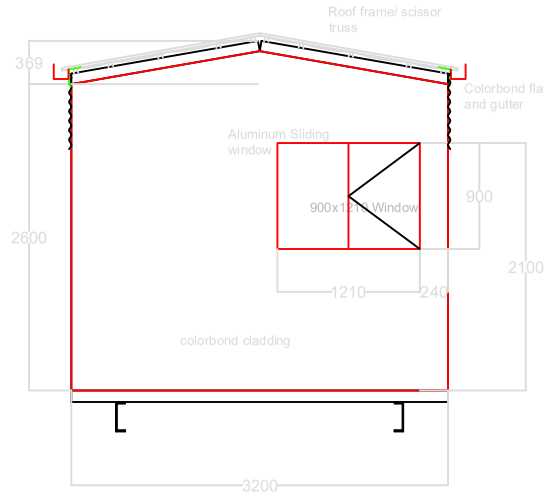


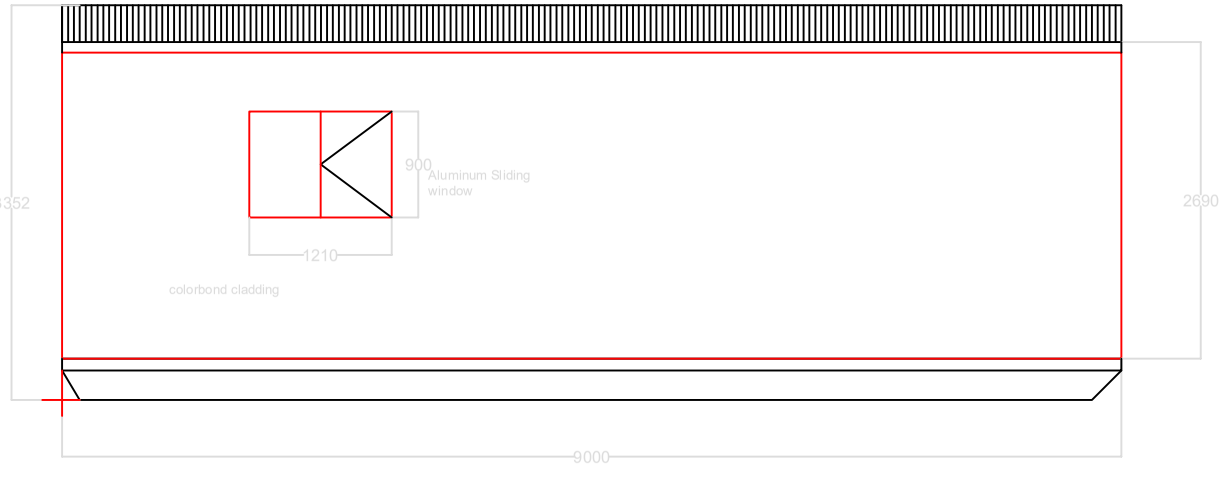












SCHEDULE
0
1
building outline
3
Cabinetry/ Fixtures
Timber Cladding

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STAGE:
PRELIMINARY

AMENDMENTS:

NO.	DESCRIPTION	DATE	DRAWN BY	DESIGN BY	APPROVED BY
1	Caretakers/ Office/ Display Building	23/08/2026	S.E	S.E	

STELICH CONSTRUCTION

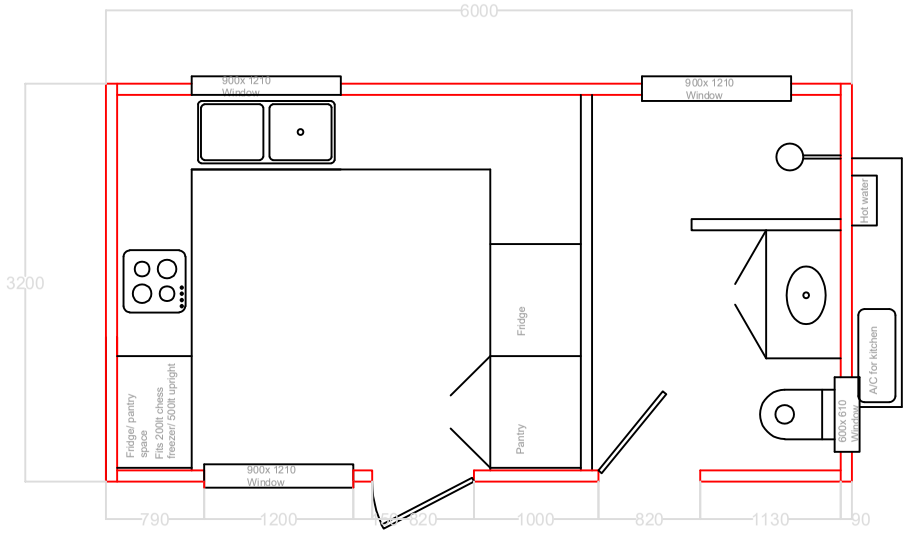
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QBCC Lic. 15081241

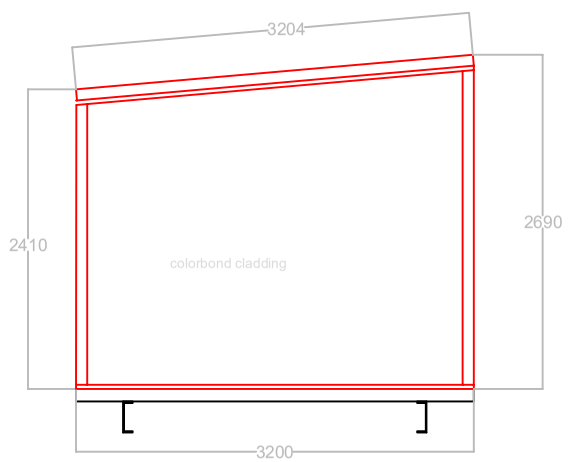
CLIENT: Steve Ehrlich

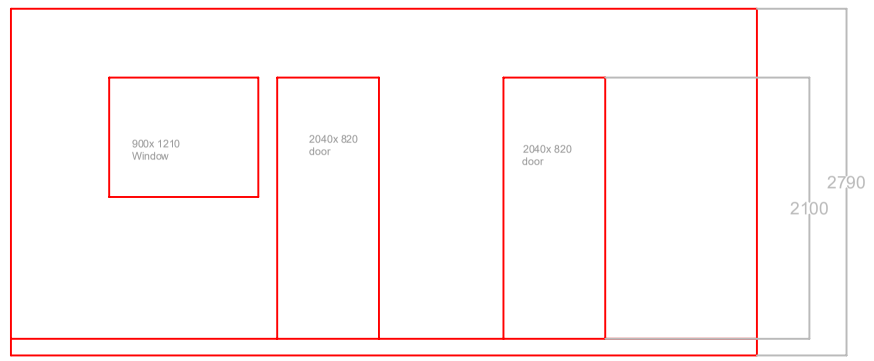
PROJECT: 28 Martin Tenni Drive

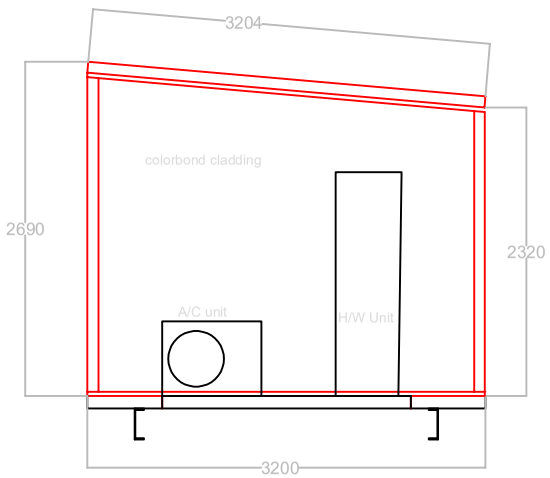
JOB REF.#	DATE:	DRAWING NO.
:	23/08/26	Rev. 2











SCHEDULE	
	0
	1
	External walls
	2
	Cabinetry/ Fixtures

smoko room/ bathroom

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STAGE: PRELIMINARY

AMENDMENTS:

NO.	DESCRIPTION	DATE	DRAWN BY	DESIGN BY	APPROVED BY
1	Smoko/ Bathroom	23/08/2026	S.E	S.E	

STELICH CONSTRUCTION

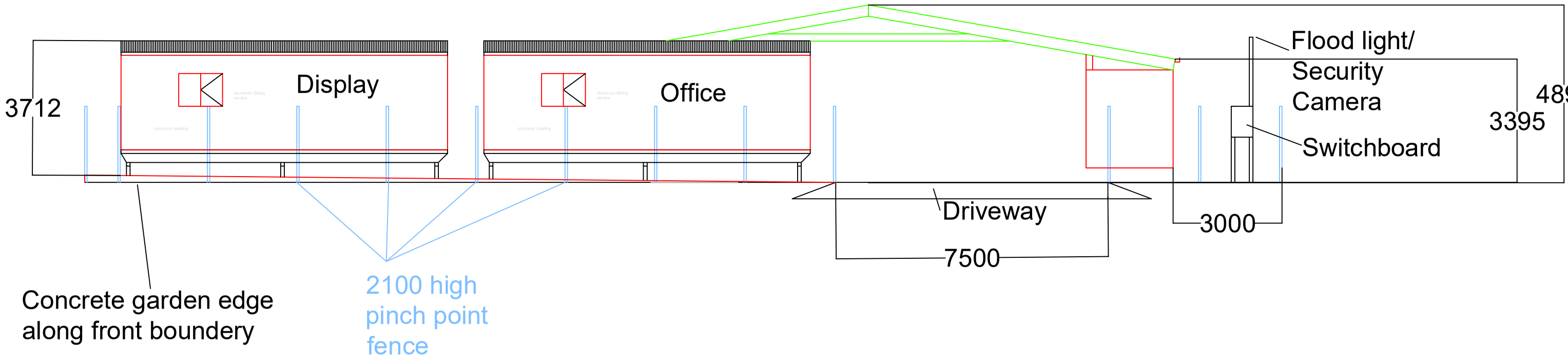
STEVE EHRLICH
Licensed Builder
steve@stelichconstruction.com
0447 820 071
QBCC Lic. 15081241

CLIENT: Steve Ehrlich

PROJECT: 28 Martin Tenni Drive

JOB REF.#	DATE:	DRAWING NO.
:	23/08/26	Rev.2

South-West
Front Elevation



SCHEDULE	
	Pod roof
	1
	Shipping containers
	Fence

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STAGE: PRELIMINARY

AMENDMENTS:

NO.	DESCRIPTION	DATE	DRAWN BY	DESIGN BY	APPROVED BY
1	Front Elevation, dimensions and offsets	23/08/2026	S.E	S.E	

STELICH CONSTRUCTION

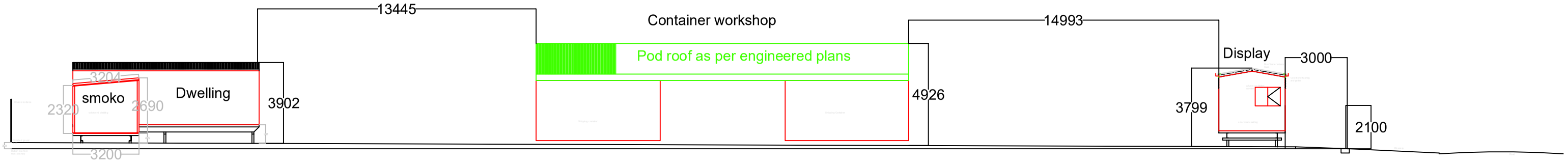
STEVE EHRLICH
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steve@stelichconstruction.com
0447 820 071
QBCC Lic. 15081241

CLIENT: Steve Ehrlich

PROJECT: 28 Martin Tenni Drive

JOB REF.#	DATE:	DRAWING NO.
:	23/08/26	Rev. 2

North-west
Left side Elevation



SCHEDULE	
	Pod roof
	1
	Shipping containers
	Fence

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STAGE:
PRELIMINARY

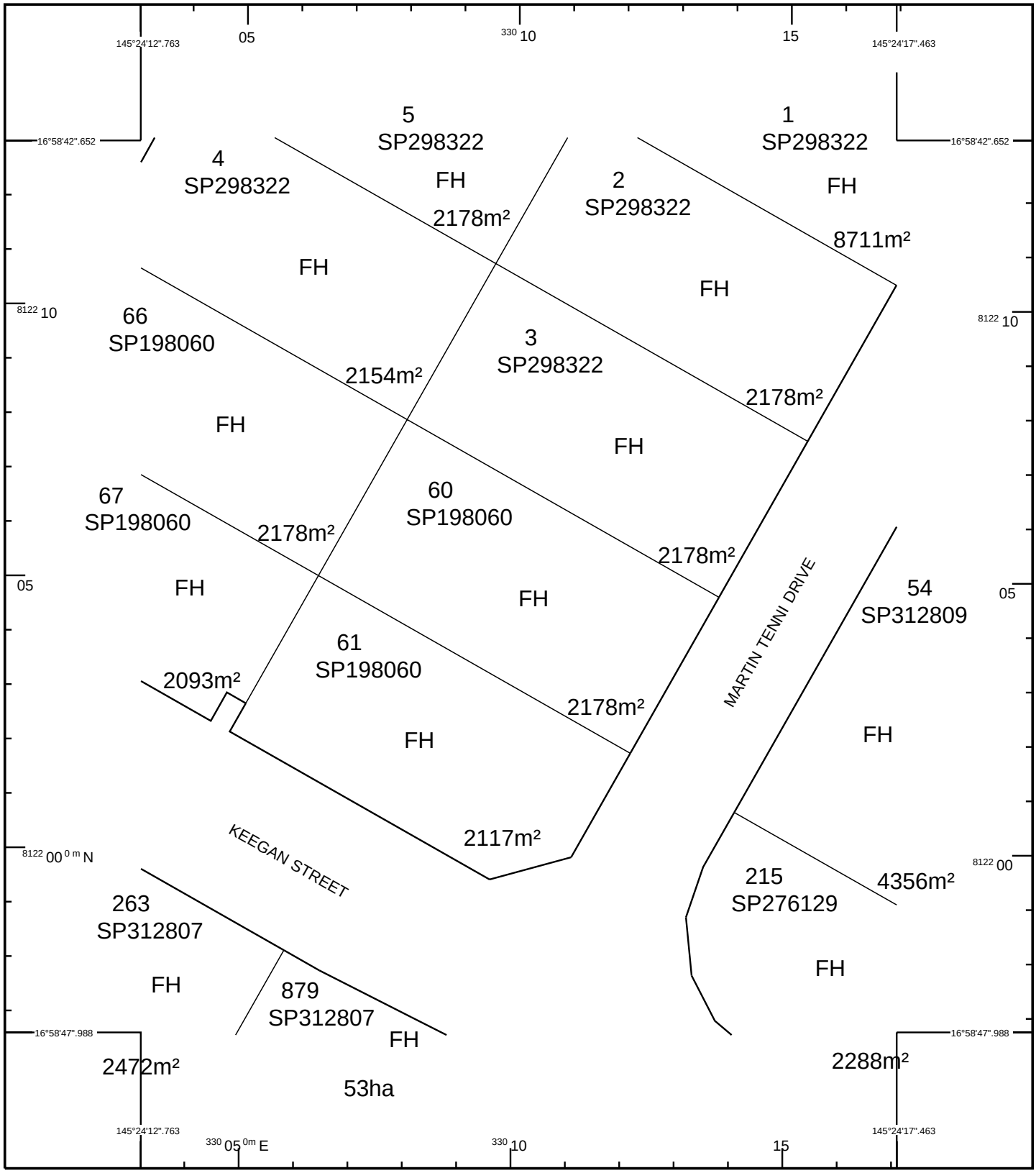
AMENDMENTS:

NO.	DESCRIPTION	DATE	DRAWN BY	DESIGN BY	APPROVED BY
1	North- West Elevation	23/08/2026	S.E	S.E	

STELICH CONSTRUCTION

STEVE EHRLICH
Licensed Builder
steve@stelichconstruction.com
0447 820 071
QBCC Lic. 15081241

CLIENT: Steve Ehrlich
PROJECT: 28 Martin Tenni Drive
JOB REF.#: :
DATE: 23/08/26
DRAWING NO.: Rev. 2



STANDARD MAP NUMBER
7964-22331

0 20 40 60 80 100 m

HORIZONTAL DATUM:GDA94 ZONE:55 SCALE 1 : 1000

SmartMap

An External Product of
SmartMap Information Services

Based upon an extraction from the
Digital Cadastral Data Base

MAP WINDOW POSITION &
NEAREST LOCATION

145°24'15".113
16°58'45".320
MAREEBA
2.81 KM

SUBJECT PARCEL DESCRIPTION

DCDB

Lot/Plan	60/SP198060
Area/Volume	2178m²
Tenure	FREEHOLD
Local Government	MAREEBA SHIRE
Locality	MAREEBA
Segment/Parcel	9154/248

CLIENT SERVICE STANDARDS

PRINTED 07/05/2026

DCDB 30/04/2026

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https://www.qld.gov.au/housing/buying-owning-home/property-land-valuations/smartmaps

GDA

Queensland Government

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DA Form 1 – Development application details

Approved form (version 1.6 effective 2 August 2024) made under section 282 of the Planning Act 2016.

This form **must** be used to make a development application **involving code assessment or impact assessment**, except when applying for development involving only building work.

For a development application involving **building work only**, use *DA Form 2 – Building work details*.

For a development application involving **building work associated with any other type of assessable development (i.e. material change of use, operational work or reconfiguring a lot)**, use this form (*DA Form 1*) **and** parts 4 to 6 of *DA Form 2 – Building work details*.

Unless stated otherwise, all parts of this form **must** be completed in full and all required supporting information **must** accompany the development application.

One or more additional pages may be attached as a schedule to this development application if there is insufficient space on the form to include all the necessary information.

This form and any other form relevant to the development application must be used to make a development application relating to strategic port land and Brisbane core port land under the *Transport Infrastructure Act 1994*, and airport land under the *Airport Assets (Restructuring and Disposal) Act 2008.* For the purpose of assessing a development application relating to strategic port land and Brisbane core port land, any reference to a planning scheme is taken to mean a land use plan for the strategic port land, Brisbane port land use plan for Brisbane core port land, or a land use plan for airport land.

Note: *All terms used in this form have the meaning given under the Planning Act 2016, the Planning Regulation 2017, or the Development Assessment Rules (DA Rules).*

PART 1 – APPLICANT DETAILS

1) Applicant details	
Applicant name(s) (*individual or company full name*)	Stephen Grant Ehrlich
Contact name *(only applicable for companies)*	
Postal address *(P.O. Box or street address)*	C/ Freshwater Planning Pty Ltd 17 Barronview Drive
Suburb	Freshwater
State	QLD
Postcode	4870
Country	Australia
Contact number	0402729004
Email address *(non-mandatory)*	FreshwaterPlanning@outlook.com
Mobile number *(non-mandatory)*	
Fax number *(non-mandatory)*	
Applicant's reference number(s) *(if applicable)*	F26/02
1.1) Home-based business	
☐ Personal details to remain private in accordance with section 264(6) of *Planning Act 2016*	

2) Owner's consent
2.1) Is written consent of the owner required for this development application?
☐ Yes – the written consent of the owner(s) is attached to this development application ☒ No – proceed to 3)

PART 2 – LOCATION DETAILS

3) Location of the premises *(complete 3.1) or 3.2), and 3.3) as applicable)*

***Note**: Provide details below and attach a site plan for any or all premises part of the development application. For further information, see DA Forms Guide: Relevant plans.*

3.1) Street address and lot on plan

☒ Street address **AND** lot on plan (*all lots must be listed*), ***or***

☐ Street address **AND** lot on plan for an adjoining or adjacent property of the premises *(appropriate for development in water but adjoining or adjacent to land e.g. jetty, pontoon. All lots must be listed).*

a)	Unit No.	Street No.	Street Name and Type	Suburb
		28	Martin Tenni Drive	Mareeba
	Postcode	Lot No.	Plan Type and Number *(e.g. RP, SP)*	Local Government Area(s)
	4880	60	SP198060	Mareeba Shire Council
b)	Unit No.	Street No.	Street Name and Type	Suburb
	Postcode	Lot No.	Plan Type and Number *(e.g. RP, SP)*	Local Government Area(s)

3.2) Coordinates of premises *(appropriate for development in remote areas, over part of a lot or in water not adjoining or adjacent to land e.g. channel dredging in Moreton Bay)*

***Note**: Place each set of coordinates in a separate row.*

☐ Coordinates of premises by longitude and latitude

Longitude(s)	Latitude(s)	Datum	Local Government Area(s) *(if applicable)*
		☐ WGS84 ☐ GDA94 ☐ Other:	

☐ Coordinates of premises by easting and northing

Easting(s)	Northing(s)	Zone Ref.	Datum	Local Government Area(s) *(if applicable)*
		☐ 54 ☐ 55 ☐ 56	☐ WGS84 ☐ GDA94 ☐ Other:	

3.3) Additional premises

☐ Additional premises are relevant to this development application and the details of these premises have been attached in a schedule to this development application

☒ Not required

4) Identify any of the following that apply to the premises and provide any relevant details

☐ In or adjacent to a water body or watercourse or in or above an aquifer

Name of water body, watercourse or aquifer:	

☐ On strategic port land under the *Transport Infrastructure Act 1994*

Lot on plan description of strategic port land:	
Name of port authority for the lot:	

☐ In a tidal area

Name of local government for the tidal area *(if applicable)*:	
Name of port authority for tidal area *(if applicable)*	

☐ On airport land under the *Airport Assets (Restructuring and Disposal) Act 2008*	
Name of airport:	
☐ Listed on the Environmental Management Register (EMR) under the *Environmental Protection Act 1994*	
EMR site identification:	
☐ Listed on the Contaminated Land Register (CLR) under the *Environmental Protection Act 1994*	
CLR site identification:	

5) Are there any existing easements over the premises?

Note: Easement uses vary throughout Queensland and are to be identified correctly and accurately. For further information on easements and how they may affect the proposed development, see DA Forms Guide.

☐ Yes – All easement locations, types and dimensions are included in plans submitted with this development application

☒ No

PART 3 – DEVELOPMENT DETAILS

Section 1 – Aspects of development

6.1) Provide details about the first development aspect

a) What is the type of development? *(tick only one box)*

☒ Material change of use ☐ Reconfiguring a lot ☐ Operational work ☐ Building work

b) What is the approval type? *(tick only one box)*

☒ Development permit ☐ Preliminary approval ☐ Preliminary approval that includes a variation approval

c) What is the level of assessment?

☒ Code assessment ☐ Impact assessment *(requires public notification)*

d) Provide a brief description of the proposal *(e.g. 6 unit apartment building defined as multi-unit dwelling, reconfiguration of 1 lot into 3 lots)*:

Low Impact Industry and Caretaker's Residence

e) Relevant plans

***Note**: Relevant plans are required to be submitted for all aspects of this development application. For further information, see DA Forms guide: Relevant plans.*

☒ Relevant plans of the proposed development are attached to the development application

6.2) Provide details about the second development aspect

a) What is the type of development? *(tick only one box)*

☐ Material change of use ☐ Reconfiguring a lot ☐ Operational work ☐ Building work

b) What is the approval type? *(tick only one box)*

☐ Development permit ☐ Preliminary approval ☐ Preliminary approval that includes a variation approval

c) What is the level of assessment?

☐ Code assessment ☐ Impact assessment *(requires public notification)*

d) Provide a brief description of the proposal *(e.g. 6 unit apartment building defined as multi-unit dwelling, reconfiguration of 1 lot into 3 lots)*:

e) Relevant plans

***Note**: Relevant plans are required to be submitted for all aspects of this development application. For further information, see DA Forms Guide: Relevant plans.*

☐ Relevant plans of the proposed development are attached to the development application

6.3) Additional aspects of development
☐ Additional aspects of development are relevant to this development application and the details for these aspects that would be required under Part 3 Section 1 of this form have been attached to this development application
☒ Not required
6.4) Is the application for State facilitated development?
☐ Yes - Has a notice of declaration been given by the Minister?
☒ No

Section 2 – Further development details

7) Does the proposed development application involve any of the following?	
Material change of use	☒ Yes – complete division 1 if assessable against a local planning instrument
Reconfiguring a lot	☐ Yes – complete division 2
Operational work	☐ Yes – complete division 3
Building work	☐ Yes – complete *DA Form 2 – Building work details*

Division 1 – Material change of use

***Note**: This division is only required to be completed if any part of the development application involves a material change of use assessable against a local planning instrument.*

8.1) Describe the proposed material change of use			
Provide a general description of the proposed use	Provide the planning scheme definition *(include each definition in a new row)*	Number of dwelling units *(if applicable)*	Gross floor area (m^2) *(if applicable)*
Low Impact Industry	Low Impact Industry		302.4 m²
Caretaker's Accommodation	Caretaker's Accommodation		

8.2) Does the proposed use involve the use of existing buildings on the premises?
☐ Yes
☒ No

8.3) Does the proposed development relate to temporary accepted development under the Planning Regulation?	
☐ Yes – provide details below or include details in a schedule to this development application	
☒ No	
Provide a general description of the temporary accepted development	Specify the stated period dates under the Planning Regulation

Division 2 – Reconfiguring a lot

***Note**: This division is only required to be completed if any part of the development application involves reconfiguring a lot.*

9.1) What is the total number of existing lots making up the premises?

9.2) What is the nature of the lot reconfiguration? *(tick all applicable boxes)*	
☐ Subdivision *(complete 10)*	☐ Dividing land into parts by agreement *(complete 11)*
☐ Boundary realignment *(complete 12)*	☐ Creating or changing an easement giving access to a lot from a constructed road *(complete 13)*

10) Subdivision				
10.1) For this development, how many lots are being created and what is the intended use of those lots:				
Intended use of lots created	Residential	Commercial	Industrial	Other, please specify:
Number of lots created				

10.2) Will the subdivision be staged?	
☐ Yes – provide additional details below ☐ No	
How many stages will the works include?	
What stage(s) will this development application apply to?	

11) Dividing land into parts by agreement – how many parts are being created and what is the intended use of the parts?				
Intended use of parts created	Residential	Commercial	Industrial	Other, please specify:
Number of parts created				

12) Boundary realignment			
12.1) What are the current and proposed areas for each lot comprising the premises?			
Current lot		Proposed lot	
Lot on plan description	Area (m^2)	Lot on plan description	Area (m^2)
12.2) What is the reason for the boundary realignment?			

13) What are the dimensions and nature of any existing easements being changed and/or any proposed easement? *(attach schedule if there are more than two easements)*				
Existing or proposed?	Width (m)	Length (m)	Purpose of the easement? *(e.g. pedestrian access)*	Identify the land/lot(s) benefitted by the easement

Division 3 – Operational work

***Note**: This division is only required to be completed if any part of the development application involves operational work.*

14.1) What is the nature of the operational work?		
☐ Road work	☐ Stormwater	☐ Water infrastructure
☐ Drainage work	☐ Earthworks	☐ Sewage infrastructure
☐ Landscaping	☐ Signage	☐ Clearing vegetation
☐ Other – please specify:		

14.2) Is the operational work necessary to facilitate the creation of new lots? *(e.g. subdivision)*	
☐ Yes – specify number of new lots:	
☐ No	

14.3) What is the monetary value of the proposed operational work? *(include GST, materials and labour)*

$

PART 4 – ASSESSMENT MANAGER DETAILS

15) Identify the assessment manager(s) who will be assessing this development application

Tablelands Regional Council

16) Has the local government agreed to apply a superseded planning scheme for this development application?

☐ Yes – a copy of the decision notice is attached to this development application
☐ The local government is taken to have agreed to the superseded planning scheme request – relevant documents attached
☒ No

PART 5 – REFERRAL DETAILS

17) Does this development application include any aspects that have any referral requirements?
***Note**: A development application will require referral if prescribed by the* Planning Regulation 2017.

☒ No, there are no referral requirements relevant to any development aspects identified in this development application – proceed to Part 6

Matters requiring referral to the **Chief Executive of the *Planning Act 2016***:

☐ Clearing native vegetation
☐ Contaminated land *(unexploded ordnance)*
☐ Environmentally relevant activities (ERA) *(only if the ERA has not been devolved to a local government)*
☐ Fisheries – aquaculture
☐ Fisheries – declared fish habitat area
☐ Fisheries – marine plants
☐ Fisheries – waterway barrier works
☐ Hazardous chemical facilities
☐ Heritage places – Queensland heritage place *(on or near a Queensland heritage place)*
☐ Infrastructure-related referrals – designated premises
☐ Infrastructure-related referrals – state transport infrastructure
☐ Infrastructure-related referrals – State transport corridor and future State transport corridor
☐ Infrastructure-related referrals – State-controlled transport tunnels and future state-controlled transport tunnels
☐ Infrastructure-related referrals – near a state-controlled road intersection
☐ Koala habitat in SEQ region – interfering with koala habitat in koala habitat areas outside koala priority areas
☐ Koala habitat in SEQ region – key resource areas
☐ Ports – Brisbane core port land – near a State transport corridor or future State transport corridor
☐ Ports – Brisbane core port land – environmentally relevant activity (ERA)
☐ Ports – Brisbane core port land – tidal works or work in a coastal management district
☐ Ports – Brisbane core port land – hazardous chemical facility
☐ Ports – Brisbane core port land – taking or interfering with water
☐ Ports – Brisbane core port land – referable dams
☐ Ports – Brisbane core port land – fisheries
☐ Ports – Land within Port of Brisbane's port limits *(below high-water mark)*
☐ SEQ development area
☐ SEQ regional landscape and rural production area or SEQ rural living area – tourist activity or sport and recreation activity
☐ SEQ regional landscape and rural production area or SEQ rural living area – community activity
☐ SEQ regional landscape and rural production area or SEQ rural living area – indoor recreation
☐ SEQ regional landscape and rural production area or SEQ rural living area – urban activity
☐ SEQ regional landscape and rural production area or SEQ rural living area – combined use
☐ SEQ northern inter-urban break – tourist activity or sport and recreation activity

☐ SEQ northern inter-urban break – community activity
☐ SEQ northern inter-urban break – indoor recreation
☐ SEQ northern inter-urban break – urban activity
☐ SEQ northern inter-urban break – combined use
☐ Tidal works or works in a coastal management district
☐ Reconfiguring a lot in a coastal management district or for a canal
☐ Erosion prone area in a coastal management district
☐ Urban design
☐ Water-related development – taking or interfering with water
☐ Water-related development – removing quarry material *(from a watercourse or lake)*
☐ Water-related development – referable dams
☐ Water-related development –levees *(category 3 levees only)*
☐ Wetland protection area

Matters requiring referral to the **local government:**
☐ Airport land
☐ Environmentally relevant activities (ERA) (*only if the ERA has been devolved to local government)*
☐ Heritage places – Local heritage places

Matters requiring referral to the **Chief Executive of the distribution entity or transmission entity:**
☐ Infrastructure-related referrals – Electricity infrastructure

Matters requiring referral to:
- The **Chief Executive of the holder of the licence**, if not an individual
- The **holder of the licence**, if the holder of the licence is an individual

☐ Infrastructure-related referrals – Oil and gas infrastructure

Matters requiring referral to the **Brisbane City Council:**
☐ Ports – Brisbane core port land

Matters requiring referral to the **Minister responsible for administering the *Transport Infrastructure Act 1994*:**
☐ Ports – Brisbane core port land *(where inconsistent with the Brisbane port LUP for transport reasons)*
☐ Ports – Strategic port land

Matters requiring referral to the **relevant port operator**, if applicant is not port operator**:**
☐ Ports – Land within Port of Brisbane's port limits *(below high-water mark)*

Matters requiring referral to the **Chief Executive of the relevant port authority:**
☐ Ports – Land within limits of another port *(below high-water mark)*

Matters requiring referral to the **Gold Coast Waterways Authority:**
☐ Tidal works or work in a coastal management district *(in Gold Coast waters)*

Matters requiring referral to the **Queensland Fire and Emergency Service:**
☐ Tidal works or work in a coastal management district *(involving a marina (more than six vessel berths))*

18) Has any referral agency provided a referral response for this development application?

☐ Yes – referral response(s) received and listed below are attached to this development application
☒ No

Referral requirement	Referral agency	Date of referral response

Identify and describe any changes made to the proposed development application that was the subject of the referral response and this development application, or include details in a schedule to this development application *(if applicable).*

PART 6 – INFORMATION REQUEST

19) Information request under the DA Rules

☒ I agree to receive an information request if determined necessary for this development application

☐ I do not agree to accept an information request for this development application

***Note**: By not agreeing to accept an information request I, the applicant, acknowledge:*

- *that this development application will be assessed and decided based on the information provided when making this development application and the assessment manager and any referral agencies relevant to the development application are not obligated under the DA Rules to accept any additional information provided by the applicant for the development application unless agreed to by the relevant parties*
- *Part 3 under Chapter 1 of the DA Rules will still apply if the application is an application listed under section 11.3 of the DA Rules or*
- *Part 2under Chapter 2 of the DA Rules will still apply if the application is for state facilitated development*

Further advice about information requests is contained in the DA Forms Guide.

PART 7 – FURTHER DETAILS

20) Are there any associated development applications or current approvals? *(e.g. a preliminary approval)*

☐ Yes – provide details below or include details in a schedule to this development application

☒ No

List of approval/development application references	Reference number	Date	Assessment manager
☐ Approval ☐ Development application			
☐ Approval ☐ Development application			

21) Has the portable long service leave levy been paid? *(only applicable to development applications involving building work or operational work)*

☐ Yes – a copy of the receipted QLeave form is attached to this development application

☐ No – I, the applicant will provide evidence that the portable long service leave levy has been paid before the assessment manager decides the development application. I acknowledge that the assessment manager may give a development approval only if I provide evidence that the portable long service leave levy has been paid

☒ Not applicable *(e.g. building and construction work is less than $150,000 excluding GST)*

Amount paid	Date paid (dd/mm/yy)	QLeave levy number (A, B or E)
$		

22) Is this development application in response to a show cause notice or required as a result of an enforcement notice?

☐ Yes – show cause or enforcement notice is attached

☒ No

23) Further legislative requirements

Environmentally relevant activities

23.1) Is this development application also taken to be an application for an environmental authority for an **Environmentally Relevant Activity (ERA)** under section 115 of the *Environmental Protection Act 1994*?

☐ Yes – the required attachment (form ESR/2015/1791) for an application for an environmental authority accompanies this development application, and details are provided in the table below

☒ No

***Note**: Application for an environmental authority can be found by searching "ESR/2015/1791" as a search term at www.qld.gov.au. An ERA requires an environmental authority to operate. See www.business.qld.gov.au for further information.*

Proposed ERA number:		Proposed ERA threshold:	
Proposed ERA name:			

☐ Multiple ERAs are applicable to this development application and the details have been attached in a schedule to this development application.

Hazardous chemical facilities

23.2) Is this development application for a **hazardous chemical facility**?

☐ Yes – *Form 536: Notification of a facility exceeding 10% of schedule 15 threshold* is attached to this development application

☒ No

***Note**: See www.business.qld.gov.au for further information about hazardous chemical notifications.*

Clearing native vegetation

23.3) Does this development application involve **clearing native vegetation** that requires written confirmation that the chief executive of the *Vegetation Management Act 1999* is satisfied the clearing is for a relevant purpose under section 22A of the *Vegetation Management Act 1999*?

☐ Yes – this development application includes written confirmation from the chief executive of the *Vegetation Management Act 1999* (s22A determination)

☒ No

***Note**: 1. Where a development application for operational work or material change of use requires a s22A determination and this is not included, the development application is prohibited development.*

2. See https://www.qld.gov.au/environment/land/vegetation/applying for further information on how to obtain a s22A determination.

Environmental offsets

23.4) Is this development application taken to be a prescribed activity that may have a significant residual impact on a **prescribed environmental matter** under the *Environmental Offsets Act 2014*?

☐ Yes – I acknowledge that an environmental offset must be provided for any prescribed activity assessed as having a significant residual impact on a prescribed environmental matter

☒ No

***Note**: The environmental offset section of the Queensland Government's website can be accessed at www.qld.gov.au for further information on environmental offsets.*

Koala habitat in SEQ Region

23.5) Does this development application involve a material change of use, reconfiguring a lot or operational work which is assessable development under Schedule 10, Part 10 of the Planning Regulation 2017?

☐ Yes – the development application involves premises in the koala habitat area in the koala priority area

☐ Yes – the development application involves premises in the koala habitat area outside the koala priority area

☒ No

***Note**: If a koala habitat area determination has been obtained for this premises and is current over the land, it should be provided as part of this development application. See koala habitat area guidance materials at www.desi.qld.gov.au for further information.*

Water resources

23.6) Does this development application involve **taking or interfering with underground water through an artesian or subartesian bore, taking or interfering with water in a watercourse, lake or spring, or taking overland flow water under the *Water Act 2000***?

☐ Yes – the relevant template is completed and attached to this development application and I acknowledge that a relevant authorisation or licence under the *Water Act 2000* may be required prior to commencing development

☒ No

***Note**: Contact the Department of Resources at www.resources.qld.gov.au for further information.*

DA templates are available from planning.statedevelopment.qld.gov.au. If the development application involves:

- *Taking or interfering with underground water through an artesian or subartesian bore: complete DA Form 1 Template 1*
- *Taking or interfering with water in a watercourse, lake or spring: complete DA Form1 Template 2*
- *Taking overland flow water: complete DA Form 1 Template 3.*

Waterway barrier works

23.7) Does this application involve **waterway barrier works?**

☐ Yes – the relevant template is completed and attached to this development application

☒ No

DA templates are available from planning.statedevelopment.qld.gov.au. For a development application involving waterway barrier works, complete DA Form 1 Template 4.

Marine activities

23.8) Does this development application involve **aquaculture, works within a declared fish habitat area or removal, disturbance or destruction of marine plants?**

☐ Yes – an associated *resource* allocation authority is attached to this development application, if required under the *Fisheries Act 1994*

☒ No

***Note**: See guidance materials at www.daf.qld.gov.au for further information.*

Quarry materials from a watercourse or lake

23.9) Does this development application involve the **removal of quarry materials from a watercourse or lake** under the *Water Act 2000?*

☐ Yes – I acknowledge that a quarry material allocation notice must be obtained prior to commencing development

☒ No

***Note**: Contact the Department of Resources at www.resources.qld.gov.au and www.business.qld.gov.au for further information.*

Quarry materials from land under tidal waters

23.10) Does this development application involve the **removal of quarry materials from land under tidal water** under the *Coastal Protection and Management Act 1995?*

☐ Yes – I acknowledge that a quarry material allocation notice must be obtained prior to commencing development

☒ No

***Note**: Contact the Department of Environment, Science and Innovation at www.desi.qld.gov.au for further information.*

Referable dams

23.11) Does this development application involve a **referable dam** required to be failure impact assessed under section 343 of the *Water Supply (Safety and Reliability) Act 2008* (the Water Supply Act)?

☐ Yes – the 'Notice Accepting a Failure Impact Assessment' from the chief executive administering the Water Supply Act is attached to this development application

☒ No

***Note**: See guidance materials at www.resources.qld.gov.au for further information.*

Tidal work or development within a coastal management district

23.12) Does this development application involve **tidal work or development in a coastal management district**?

☐ Yes – the following is included with this development application:
- ☐ Evidence the proposal meets the code for assessable development that is prescribed tidal work *(only required if application involves prescribed tidal work)*
- ☐ A certificate of title

☒ No

***Note**: See guidance materials at www.desi.qld.gov.au for further information.*

Queensland and local heritage places

23.13) Does this development application propose development on or adjoining a place entered in the **Queensland heritage register** or on a place entered in a local government's **Local Heritage Register**?

☐ Yes – details of the heritage place are provided in the table below

☒ No

***Note**: See guidance materials at www.desi.qld.gov.au for information requirements regarding development of Queensland heritage places.*

For a heritage place that has cultural heritage significance as a local heritage place and a Queensland heritage place, provisions are in place under the Planning Act 2016 that limit a local categorising instrument from including an assessment benchmark about the effect or impact of, development on the stated cultural heritage significance of that place. See guidance materials at www.planning.statedevelopment.qldgov.au for information regarding assessment of Queensland heritage places.

Name of the heritage place:		Place ID:	

Decision under section 62 of the *Transport Infrastructure Act 1994*

23.14) Does this development application involve new or changed access to a state-controlled road?

☐ Yes – this application will be taken to be an application for a decision under section 62 of the *Transport Infrastructure Act 1994* (subject to the conditions in section 75 of the *Transport Infrastructure Act 1994* being satisfied)

☒ No

Walkable neighbourhoods assessment benchmarks under Schedule 12A of the Planning Regulation

23.15) Does this development application involve reconfiguring a lot into 2 or more lots in certain residential zones (except rural residential zones), where at least one road is created or extended?

☐ Yes – Schedule 12A is applicable to the development application and the assessment benchmarks contained in schedule 12A have been considered

☒ No

***Note**: See guidance materials at www.planning.statedevelopment.qld.gov.au for further information.*

PART 8 – CHECKLIST AND APPLICANT DECLARATION

24) Development application checklist	
I have identified the assessment manager in question 15 and all relevant referral requirement(s) in question 17 ***Note**: See the Planning Regulation 2017 for referral requirements*	☒ Yes
If building work is associated with the proposed development, Parts 4 to 6 of *DA Form 2 – Building work details* have been completed and attached to this development application	☐ Yes ☒ Not applicable
Supporting information addressing any applicable assessment benchmarks is with the development application ***Note**: This is a mandatory requirement and includes any relevant templates under question 23, a planning report and any technical reports required by the relevant categorising instruments (e.g. local government planning schemes, State Planning Policy, State Development Assessment Provisions). For further information, see DA Forms Guide: Planning Report Template.*	☒ Yes
Relevant plans of the development are attached to this development application ***Note**: Relevant plans are required to be submitted for all aspects of this development application. For further information, see DA Forms Guide: Relevant plans.*	☒ Yes
The portable long service leave levy for QLeave has been paid, or will be paid before a development permit is issued *(see 21)*	☐ Yes ☒ Not applicable

25) Applicant declaration
☒ By making this development application, I declare that all information in this development application is true and correct ☒ Where an email address is provided in Part 1 of this form, I consent to receive future electronic communications from the assessment manager and any referral agency for the development application where written information is required or permitted pursuant to sections 11 and 12 of the *Electronic Transactions Act 2001* ***Note**: It is unlawful to intentionally provide false or misleading information.*
Privacy – Personal information collected in this form will be used by the assessment manager and/or chosen assessment manager, any relevant referral agency and/or building certifier (including any professional advisers which may be engaged by those entities) while processing, assessing and deciding the development application. All information relating to this development application may be available for inspection and purchase, and/or published on the assessment manager's and/or referral agency's website. Personal information will not be disclosed for a purpose unrelated to the *Planning Act 2016*, Planning Regulation 2017 and the DA Rules except where: • such disclosure is in accordance with the provisions about public access to documents contained in the *Planning Act 2016* and the Planning Regulation 2017, and the access rules made under the *Planning Act 2016* and Planning Regulation 2017; or • required by other legislation (including the *Right to Information Act 2009*); or • otherwise required by law. This information may be stored in relevant databases. The information collected will be retained as required by the *Public Records Act 2002.*

PART 9 – FOR COMPLETION OF THE ASSESSMENT MANAGER – FOR OFFICE USE ONLY

Date received: | Reference number(s):

Notification of engagement of alternative assessment manager	
Prescribed assessment manager	
Name of chosen assessment manager	
Date chosen assessment manager engaged	
Contact number of chosen assessment manager	
Relevant licence number(s) of chosen assessment manager	

QLeave notification and payment *Note: For completion by assessment manager if applicable*			
Description of the work			
QLeave project number			
Amount paid ($)		Date paid (dd/mm/yy)	
Date receipted form sighted by assessment manager			
Name of officer who sighted the form			