

31 July 2019

Enquiries: Daniel Lamond
Our Ref: MCUI3171/2019 (912301)
Your Ref: B8857

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Optus Mobile Pty Ltd
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PO Box 31
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Attention: Joel Stuart

Dear Joel

**INFORMATION REQUEST
(GIVEN UNDER SECTION 12 OF THE DEVELOPMENT ASSESSMENT RULES)**

Thank you for your development application properly made on 11 July 2019.

Location details

Street address: Cape Tribulation Road CAPE TRIBULATION, 4/3910 Cape Tribulation Road CAPE TRIBULATION
Real property description: LOT: 0 TYP: SP PLN: 219085, LOT: 4 TYP: SP PLN: 219085

Application details

Application number: MCUI3171/2019
Approval sought: Development Permit
Nature of development proposed: Material Change of Use
Description of the development proposed: Telecommunications Facility

Council wishes to advise that the planning intent for the Cape Tribulation area is to only accommodate one (1) high impact telecommunications facility. Please be advised that Telstra has submitted a development application for a telecommunications facility at 3726 Cape Tribulation Road, Cape Tribulation. Council strongly advises that you negotiate with Telstra to co-locate services at one facility only.

The Douglas Shire Council has determined that the following additional information is needed to assess the application:

Excavation and Fill

1. Council visited the site on 25 July 2019 as part of a routine inspection for development application assessment. It was observed that the proposed development area for the tower compound was within an area of particularly soft and wet ground. It was observed that the proposed development area is surrounded by low lying swamp type area holding water. Council's Lidar data indicates that the proposed development area is approximately 2.5-2.25 metres (AHD) in elevation. The development application does not detail the amount of fill required for the balance of the access driveway, vehicle standing area and compound area required for the proposal. It is noted that the excavation and fill volumes were not confirmed in the prelodgement meeting with the State Assessment and Referral Agency. Please provide the following:
 - a. A detailed plan demonstrating the volume of fill required to be imported for practical vehicle access, vehicle standing, manoeuvring and compound development;
 - b. A detailed plan demonstrating the volume of excavation required for the construction of the footing of the tower;
 - c. Detail of additional fill required to be imported for the construction of the proposal;
 - d. Detail of the amount of excavation required for trenching for the service cables running from the on-site generator to the proposed tower.
 - e. A detailed acid sulfate soils investigation in accordance with the latest version of Guidelines for Sampling and Analysis of Lowland Acid Sulfate Soils in Queensland.

Siting of Proposed Development

2. Demonstrate that the proposed development area is not in conflict with the existing on-site effluent treatment system's disposal area. Provide an accurate plan drawn to an appropriate scale of the disposal area and associated effluent treatment system infrastructure (Irrigation network- sprinklers or drippers ect.) in relation to the areas requiring fill and disturbance during construction and for the ongoing use of the facility.

Plan of Development

3. Provide a detailed site plan demonstrating the location of the rear boundary of the allotment and proximity to the watercourse at the rear of the allotment. The site plan should include annotations detailing the boundary setback distance from the proposed compound. The site plan should also pick up accurate existing site levels in Australian Height Datum.

Coverage Test Metrics

4. Provide coverage test metrics for the 34, 35 and 36 metre levels above existing ground at the site. Provide coverage test metrics for the 34, 35 and 36 metre levels at the site of the proposed Telstra telecommunications facility at 3726 Cape Tribulation Road, Cape Tribulation.

The due date for providing the requested information is 4 November 2019.

As Douglas Shire Council's assessment of your application will be based on the information provided, it is recommended that you provide all of the information requested. In accordance with section 14.2 of the Development Assessment Rules, if you do not provide a response before the

above due date (or a further agreed period), it will be taken as if you have decided not to respond to the information request and the Douglas Shire Council will continue with the assessment of your application without the information requested.

Please quote Council's application number: MCUI3171/2019 in all subsequent correspondence relating to this development application. Should you require any clarification regarding this matter, please contact Daniel Lamond on telephone 07 4099 9456.

Yours faithfully

PAUL HOYE
Manager Environment and Planning