

23 March 2022

Our Ref: 21-649
Your Ref: CA2022_4621/1

Chief Executive Officer

Douglas Shire Council
PO Box 723
MOSSMAN QLD 4873

Attention: Jenny Elphinstone – Senior Planning Officer (Jenny.Elphinstone@douglas.qld.gov.au)

Dear Jenny,

RE: NOTICE OF COMPLIANCE – APPLICATION FOR A DEVELOPMENT PERMIT FOR A MATERIAL CHANGE OF USE & RECONFIGURING A LOT AT 1506 CAPE TRIBULATION ROAD, COW BAY.

We write on behalf of Rainforest Rescue (the 'Applicant') to confirm that public notification with respect to the above-described application has been undertaken in accordance with the requirements of under Part 4 of the Development Assessment Rules given effect under section 68(1) of the *Planning Act 2016*.

Applicant: Rainforest Rescue
Proposal: Development Permit for a Material Change of Use and Reconfiguring a Lot
Council Ref: CA2022_4621/1
Property Address: 1506 Cape Tribulation Road, Cow Bay
Description: Lot 551 on RP748411

The Public Notification included:

- ☒ Publishing a notice in the Cairns Post (News Corp Australia) on the **28 February 2022**. A copy of the newspaper advertisement is attached to this notice; and
- ☒ Placing a notice on the land in the prescribed manner from **28 February 2022** and removed **23 March 2022**. A photo of the sign as erected on the land before its removal is attached to this notice; and
- ☒ Giving a notice to the owners of all land adjoining the land under the letter dated **28 February 2022**, posted via registered post on the same day. A list of the names and addresses and the date they were notified is attached to this notice.

Yours faithfully,



Justin Phipps
Town Planner

E justin@urbansync.com.au | T 07 4051 6946 | M 0458 902 541

**ATTACHMENT 1:
NEWSPAPER ADVERTISEMENT (THE CAIRNS POST)**

Proposed Development

Make a submission from
01/03/2022 to 22/03/2022

**DEVELOPMENT PERMIT FOR A
MATERIAL CHANGE OF USE &
RECONFIGURING A LOT**

Where: 1506 Cape Tribulation
Road, Cow Bay

On: Lot 551 on RP748411

Approval sought: Development
Permit for a Material Change of
Use & Reconfiguring a Lot

Application ref: CA2022_4621/1

**You may obtain a copy of the
application and make a
submission to:**

Douglas Shire Council
PO Box 723 Mossman QLD 4873
enquires@douglas.qld.gov.au
(07) 4099 9444
<https://www.douglas.qld.gov.au/>

Public notification requirements are in
accordance with the *Planning Act 2016*

Note text sized used in this template must meet the minimum requirements set out in schedule 3 of the Development Assessment Rules.

ATTACHMENT 2: NOTICE ON LAND

Marked below are the locations of all 4 signs.



1.



2.



3.



4.



ATTACHMENT 3: LETTERS TO ADJOINING LANDOWNERS



28 February 2022

Our Ref: 21-649
Your Ref: CA2022_4621/1

The State of Queensland (Represented by Dept. of Resources)

GPO Box 2454
Brisbane QLD 4001

Dear Sir/Madam,

**RE: APPLICATION SUBMITTED TO DOUGLAS SHIRE COUNCIL (REF: CA2022_4621/1).
APPLICATION FOR MATERIAL CHANGE OF USE (INTENSIVE HORTICULTURE) &
RECONFIGURING A LOT (TERM LEASE EXCEEDING 10 YEARS) AT 1506 CAPE
TRIBULATION ROAD, COW BAY.**

We refer to the above matter and note that a development application has been submitted for consideration to Douglas Shire Council over land that is adjoining premises owned by you (Lot 20 on SP296959). We **enclose** a copy of the public notification for your attention.

The application is before Council and should you require a copy of the full application it can be obtained from the Assessment Manager, Douglas Shire Council.

Yours faithfully,



Justin Phipps
Town Planner

E justin@urbansync.com.au | **T** 07 4051 6946 | **M** 0458 902 541

Proposed Development

Make a submission from
01/03/2022 to 22/03/2022

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PROPOSED DEVELOPMENT HAVE YOUR SAY

DEVELOPMENT PERMIT FOR A MATERIAL CHANGE OF USE (INTENSIVE HORTICULTURE) & RECONFIGURING A LOT (TERM LEASE EXCEEDING 10 YEARS)


 1506 Cape Tribulation Road, Cow Bay


 Lot 551 on RP748411


 Approval sought: Development Permit for a Material Change of Use & Reconfiguring a Lot.

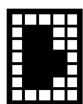
 Application reference: CA2022_4621/1

 **Make a submission: 01/03/2022 to 22/03/2022**

 **Lot size and frontage**
> 123.6Ha
> 780m (Cape Trib Road)
> 915m (Buchanan Creek Road)

 **Building height**
> 4.6m

 **Setbacks**
> 25.7m (Primary Front)
> Approx. 50m (Secondary Front)

 **Site cover**
> 0.08%

For further information and to view a copy of the application, contact:

- Douglas Shire Council
- [www.https://www.douglas.qld.gov.au/](https://www.douglas.qld.gov.au/)
- (07) 4099 9444

Submissions can be made to:

- Douglas Shire Council
- PO Box 723, Mossman QLD 4873
- enquires@douglas.qld.gov.au

To be eligible for appeal rights under the Planning Act 2016 submissions must be received within the period to make a submission stated above.

Public notification requirements are in accordance with the *Planning Act 2016*

