

3 February 2023

Enquiries: Rebecca Taranto
Our Ref: MCUC 2023_5241/1 (Doc ID:1136733)
Your Ref: 20220205

Administration Office
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A A Joseph
C/- GMA Certification Group Pty Ltd
PO Box 2760
Nerang QLD 4211

Email: lisa.gmacert@gmail.com

Dear Sir/Madam

INFORMATION REQUEST
(Given under Section 12 of the Development Assessment Rules)

Council refers to your development application received on 24/01/2023. Under the 2018 *Douglas Shire Planning Scheme*, a large portion of Lot 7 on RP865078 lies within the Hillslopes overlay. Application MCUC 2023_5241/1 seeks approval for a Material Change of Use- Dwelling House (Garage and Driveway). The Planning Report submitted with the Application (Council Doc id:1136280), indicates that the proposed development does not require Filling or Excavation, or retaining structures. However, an initial review of the application raises concerns that due to the topography of the site, preparatory earthworks and retaining treatments will be necessary to stabilise the site.

Applicant Details

Name: A A Joseph
Postal Address: C/- GMA Certification Group Pty Ltd
PO Box 2760
Nerang QLD 4211
Email: Lisa.gmacert@gmail.com

Property Details

Street Address: De Meio Drive Lower Daintree
Real Property Description: Lot 7 on RP865078
Local Government Area: Douglas Shire Council

Application Details

Application Number: MCUC 2023_5241/1

Approval Sought: Development Permit
Nature of Development Proposed: MCU - Material Change of Use
Description of the Development Proposed: Material Change of Use (Garage)

Additional Information Requested

The following additional information is requested in order to complete an assessment of the application:

Filling and Excavation

1. Should the construction of the proposed garage and driveway require preparatory earthworks, please provide a plan of earthworks that details the design of any required excavation and/ or fill.

Retaining Structures

2. Should the earthworks require the support of retaining structure/s, please provide details of the specific means of supporting or retaining to be used. Where relevant, a geotechnical design detail should be provided that shows;
 - a. Elevations and sections for each retaining structure; and
 - b. Proposed drainage solutions.

Due Date

The due date for providing the requested information is 3 May 2023 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 Council will continue with the assessment of the application.

Please quote Council's application number: MCUC 2023_5241/1 in all subsequent correspondence relating to this development application.

Should you require any clarification regarding this, please contact Rebecca Taranto on telephone 07 4099 9444.

Yours faithfully



For
Paul Hoyer
Manager Environment & Planning