

Our ref: AU008658 – PC/SL
Council ref: MCUI 2023_5398

135 Abbott Street
Cairns QLD 4870
T +61 7 4031 1336

Date: 1 August 2023

The Chief Executive Officer
Douglas Shire Council
PO Box 723
Mossman QLD 4873

Attention: Jenny Elphinstone

Dear Jenny,

5967 Captain Cook Highway, Craiglie

Notice of intention to commence public notification (pursuant to section 17.2 of the Development Assessment Rules)

Council Ref: MCUI 2023_5398

RPS AAP Consulting Pty Ltd act on behalf of Peace World Pty Ltd, in relation to a combined application for a Development Permit for a Material Change of Use for a Food and Drink Outlet with drive-through facility and a Development Permit for Operational Work for an Advertising Device located at 5967 Captain Cook Highway, Craiglie, also described as Lot 11 on C22510.

We provide notice that we intend to commence public notification and intend to commence Public Notification actions, including:

- the issue of notices to the owners of lots adjoining the premises on 4th August 2023;
- publication of a notice in the Cairns Post on 7th August 2023; and
- erection of public notice sign on the road frontage of the premises on 7th August 2023.

The first day of the notification period will be Tuesday 8th August 2023.

The last day for submissions will be Thursday 31st August 2023.

We trust that the above information is sufficient for your purposes, however, should you require any further details or clarification, please do not hesitate to contact the undersigned.

Yours sincerely,
for RPS AAP Consulting Pty Ltd



Patrick Clifton

Senior Principal | Practice Leader – Planning, Cairns

Patrick.clifton@rpsgroup.com.au

+61 7 4031 1336

enc:

Attachment 1: Adjoining Landowner Letters

Attachment 2: Cairns Post Public Notice

Attachment 3: DA Public Notice

Our ref: AU008658

Attachment 1

Adjoining Landowner Letters

Our ref: AU008658

135 Abbott Street
Cairns QLD 4870
T +61 7 4031 1336

Date: 4 August 2023

Amplitel Pty Ltd
C/- JLL
Locked Bag 3, Hutt Street
Adelaide SA 5000

Registered Mail

Dear Sir/Madam,

Public Notification of a development application (pursuant to section 53 of the Planning Act and Section 17 of the Development Assessment Rules), located at 5967 Captain Cook Highway, Craiglie

RPS AAP Consulting Pty Ltd act on behalf of Peace World Pty Ltd in respect of a Development Application lodged with Douglas Shire Council, seeking a Development Permit for Material Change of Use and Operational Works.

The application site is located at 5967 Captain Cook Highway, Craiglie, described as Lot 11 on C22510 and the application is a combined application for a Development Permit for a Material Change of Use for a Food and Drink Outlet with drive-through facility and a Development Permit for Operational Work for an Advertising Device.

Council's records indicate that you are the owner of land adjoining the application site, being 6 Dickson Street, Craiglie, described as Lot 1 on RP724748. Under the *Planning Act 2016* we are required to provide you with the enclosed notice about the application.

The Public Notification Period commences on 8th August 2023 until 31st August 2023.

Further information and details of the application are available from

Douglas Shire Council, 64-66 Front Street, Mossman

PO Box 723, Mossman QLD 4873

enquiries@douglas.qld.gov.au

Council's reference number for this application is MCUI 2023_5398.

In accordance with the Development Assessment Rules, notices will be placed on the land and published in the Cairns Post.

We enclose a copy of the Public Notice relating to the proposal for your information. Further information and details of the application are available from Douglas Shire Council.

Our ref: AU008658

Yours sincerely,
for RPS AAP Consulting Pty Ltd



Patrick Clifton
Senior Principal | Practice Leader – Planning, Cairns
Patrick.clifton@rpsgroup.com.au

enc: **Attachment 1: Cairns Post Public Notice**

Our ref: AU008658

Attachment 1

Cairns Post Public Notice

Proposed Development

Make a submission from

8 August to 31 August 2023

Combined application for a Development Permit for a Material Change of Use for a Food and Drink Outlet with drive-through facility and a Development Permit for Operational Work for an Advertising Device.

Where: 5967 Captain Cook Highway, Craiglie

On: Lot 11 on C22510

Approval sought: Development Permit

Application ref: MCUI 2023_5398

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

Douglas Shire Council

PO Box 723 Mossman QLD 4873

E: enquiries@douglas.qld.gov.au

P: 1800 026 318

W: www.douglas.qld.gov.au

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

Our ref: AU008658

135 Abbott Street
Cairns QLD 4870
T +61 7 4031 1336

Date: 4 August 2023

The Director
Buildup Property Group Pty Limited (Tte)
PO Box 917
Port Douglas QLD 4877

Registered Mail

Dear Sir/Madam,

Public Notification of a development application (pursuant to section 53 of the Planning Act and Section 17 of the Development Assessment Rules), located at 5967 Captain Cook Highway, Craiglie

RPS AAP Consulting Pty Ltd act on behalf of Peace World Pty Ltd in respect of a Development Application lodged with Douglas Shire Council, seeking a Development Permit for Material Change of Use and Operational Works.

The application site is located at 5967 Captain Cook Highway, Craiglie, described as Lot 11 on C22510, and the application is a combined application for a Development Permit for a Material Change of Use for a Food and Drink Outlet with drive-through facility and a Development Permit for Operational Work for an Advertising Device.

Council's records indicate that you are the owner of land adjoining the application site, being 5969 Captain Cook Highway, Craiglie, described as Lot 1 on C22510. Under the *Planning Act 2016* we are required to provide you with the enclosed notice about the application.

The Public Notification Period commences on 8th August 2023 until 31st August 2023.

Further information and details of the application are available from

Douglas Shire Council, 64-66 Front Street, Mossman

PO Box 723, Mossman QLD 4873

enquiries@douglas.qld.gov.au

Council's reference number for this application is MCUI 2023_5398.

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Yours sincerely,
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Patrick.clifton@rpsgroup.com.au

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Where: 5967 Captain Cook Highway, Craiglie

On: Lot 11 on C22510

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E: enquiries@douglas.qld.gov.au

P: 1800 026 318

W: www.douglas.qld.gov.au

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Our ref: AU008658

135 Abbott Street
Cairns QLD 4870
T +61 7 4031 1336

Date: 4 August 2023

Ergon Energy Corporation Ltd
C/- Ventia Utility Services
GPO Box 1461
Brisbane, QLD 4001

Registered Mail

Dear Sir/Madam,

Public Notification of a development application (pursuant to section 53 of the Planning Act and Section 17 of the Development Assessment Rules), located at 5967 Captain Cook Highway, Craiglie

RPS AAP Consulting Pty Ltd act on behalf of Peace World Pty Ltd in respect of a Development Application lodged with Douglas Shire Council, seeking a Development Permit for Material Change of Use and Operational Works.

The application site is located at 5967 Captain Cook Highway, Craiglie, described as Lot 11 on C22510 and the application is a combined application for a Development Permit for a Material Change of Use for a Food and Drink Outlet with drive-through facility and a Development Permit for Operational Work for an Advertising Device.

Council's records indicate that you are the owner of land adjoining the application site, being 42-44 Owen Street, Craiglie, also described as Lot 64 on C2252. Under the *Planning Act 2016* we are required to provide you with the enclosed notice about the application.

The Public Notification Period commences on 8th August 2023 until 31st August 2023.

Further information and details of the application are available from

Douglas Shire Council, 64-66 Front Street, Mossman

PO Box 723, Mossman QLD 4873

enquiries@douglas.qld.gov.au

Council's reference number for this application is MCUI 2023_5398.

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Our ref: AU008658

Yours sincerely,
for RPS AAP Consulting Pty Ltd



Patrick Clifton

Senior Principal | Practice Leader – Planning, Cairns
Patrick.clifton@rpsgroup.com.au

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Cairns Post Public Notice

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8 August to 31 August 2023

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Where: 5967 Captain Cook Highway, Craiglie

On: Lot 11 on C22510

Approval sought: Development Permit

Application ref: MCUI 2023_5398

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

Douglas Shire Council

PO Box 723 Mossman QLD 4873

E: enquiries@douglas.qld.gov.au

P: 1800 026 318

W: www.douglas.qld.gov.au

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

Our ref: AU008658

135 Abbott Street
Cairns QLD 4870
T +61 7 4031 1336

Date: 4 August 2023

Ergon Energy Corporation Ltd
C/- Ventia Utility Services
GPO Box 1461
Brisbane QLD 4001

Registered Mail

Dear Sir/Madam,

Public Notification of a development application (pursuant to section 53 of the Planning Act and Section 17 of the Development Assessment Rules), located at 5967 Captain Cook Highway, Craiglie

RPS AAP Consulting Pty Ltd act on behalf of Peace World Pty Ltd in respect of a Development Application lodged with Douglas Shire Council, for a Development Permit for Material Change of Use and Operational Works.

The application site is located at 5967 Captain Cook Highway, Craiglie, described as Lot 11 on C22510, and the application is a combined application for a Development Permit for a Material Change of Use for a Food and Drink Outlet with drive-through facility and a Development Permit for Operational Work for an Advertising Device.

Council's records indicate that you are the owner of land adjoining the application site, being 38-40 Owen Street, Craiglie, described as Lot 65 on C2252. Under the *Planning Act 2016* we are required to provide you with the enclosed notice about the application.

The Public Notification Period commences on 8th August 2023 until 31st August 2023.

Further information and details of the application are available from

Douglas Shire Council, 64-66 Front Street, Mossman

PO Box 723, Mossman QLD 4873

enquiries@douglas.qld.gov.au

Council's reference number for this application is MCUI 2023_5398.

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for RPS AAP Consulting Pty Ltd



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Patrick.clifton@rpsgroup.com.au

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Attachment 1

Cairns Post Public Notice

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8 August to 31 August 2023

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Where: 5967 Captain Cook Highway, Craiglie

On: Lot 11 on C22510

Approval sought: Development Permit

Application ref: MCUI 2023_5398

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Douglas Shire Council

PO Box 723 Mossman QLD 4873

E: enquiries@douglas.qld.gov.au

P: 1800 026 318

W: www.douglas.qld.gov.au

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

Our ref: AU008658

135 Abbott Street
Cairns QLD 4870
T +61 7 4031 1336

Date: 4 August 2023

The Director
Peace World Pty Ltd
PO Box 1077
Smithfield, QLD 4878

Registered Mail

Dear Sir/Madam,

Public Notification of a development application (pursuant to section 53 of the Planning Act and Section 17 of the Development Assessment Rules), located at 5967 Captain Cook Highway, Craiglie

RPS AAP Consulting Pty Ltd act on behalf of Peace World Pty Ltd in respect of a Development Application lodged with Douglas Shire Council, seeking a Development Permit for Material Change of Use and Operational Works.

The application site is located at 5967 Captain Cook Highway, Craiglie, described as Lot 11 on C22510 and the application is a combined application for a Development Permit for a Material Change of Use for a Food and Drink Outlet with drive-through facility and a Development Permit for Operational Work for an Advertising Device.

Council's records indicate that you are the owner of land adjoining the application site, described as Lot 2 on RP700333, located on Captain Cook Highway in Craiglie. Under the *Planning Act 2016* we are required to provide you with the enclosed notice about the application.

The Public Notification Period commences on 8th August 2023 until 31st August 2023.

Further information and details of the application are available from

Douglas Shire Council, 64-66 Front Street, Mossman

PO Box 723, Mossman QLD 4873

enquiries@douglas.qld.gov.au

Council's reference number for this application is MCUI 2023_5398.

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Attachment 1

Cairns Post Public Notice

Proposed Development

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Where: 5967 Captain Cook Highway, Craiglie

On: Lot 11 on C22510

Approval sought: Development Permit

Application ref: MCUI 2023_5398

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

Douglas Shire Council

PO Box 723 Mossman QLD 4873

E: enquiries@douglas.qld.gov.au

P: 1800 026 318

W: www.douglas.qld.gov.au

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

Our ref: AU008658

Attachment 2

Cairns Post Public Notice

Proposed Development

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8 August to 31 August 2023

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Where: 5967 Captain Cook Highway, Craiglie

On: Lot 11 on C22510

Approval sought: Development Permit

Application ref: MCUI 2023_5398

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

Douglas Shire Council

PO Box 723 Mossman QLD 4873

E: enquiries@douglas.qld.gov.au

P: 1800 026 318

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

Our ref: AU008658


Attachment 3

DA Public Notice

PROPOSED DEVELOPMENT HAVE YOUR SAY

DEVELOPMENT APPLICATION FOR A FOOD AND DRINK OUTLET AND AN ADVERTISING DEVICE

 5967 Captain Cook Highway, Craiglie

 Lot 11 on C22510

 Approval sought: A Development Permit for Material Change of Use for a Food and Drink Outlet with a drive-through facility and a Development Permit for Operational Work for an Advertising Device.

 Application reference: MCUI 2023_5398

 **Make a submission: 8 August to 31 August 2023**



Lot size and frontage
2,175m²
Approximately 36.5
metre road frontage to
Captain Cook Highway



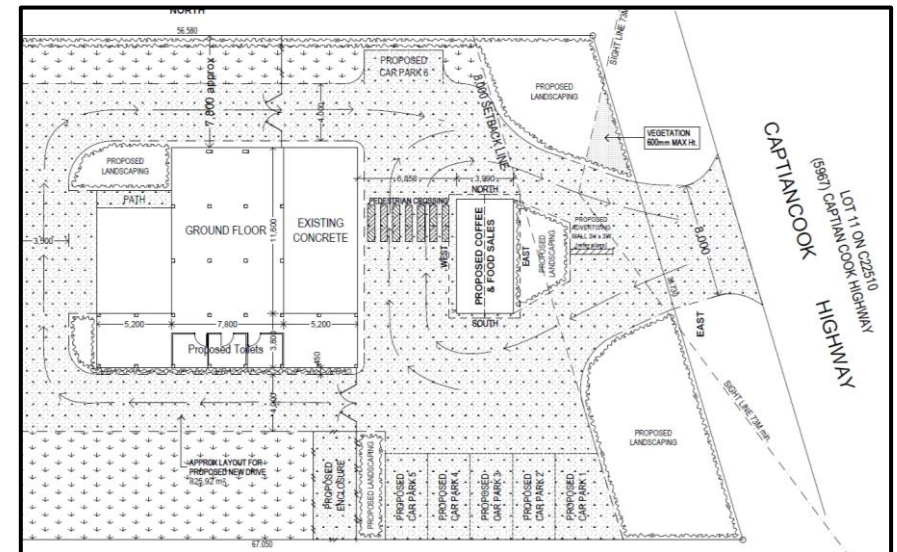
Building height
6.6 metres



Setbacks
Approximately 8
metres from
Captain Cook
Highway frontage



Site cover
Approximately 15%



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

- Douglas Shire Council
- www.douglas.qld.gov.au
- 1800 026 318

Submissions can be made to:

- Douglas Shire Council
- PO Box 723, Mossman QLD 4873
- enquiries@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.

