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Port Douglas QLD 4877

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19 August 2026

Manager, Development Assessment
Douglas Shire Council
[REDACTED]

PROPERLY MADE SUBMISSION

Development Application CA-2025/5732/1

150-site Tourist Park and Workers' Accommodation, Lot 2 Captain Cook Highway, Port Douglas

I chose to live on this street for its peace, its community, and its natural setting alongside Crees Creek. This development threatens all of that — and the basic studies needed to assess the real impact on our neighbourhood have not been done.

Our street already sits in the mapped 100 Year flood zone. The developer wants to fill 3 hectares of adjacent floodplain without a completed flood study showing what that does to us. Two properties have recently built at the cul-de-sac end of Endeavour Street, the ground was raised for these builds to avoid flooding. The first heavy rain (not in the rainy season) flooded the grounds of the existing neighbouring property. Water doesn't just disappear it moves somewhere else. With the proposed adjacent floodplain being covered our properties are at a high risk of flooding. Council's own planning officer said in writing that approval cannot proceed without that study. It still hasn't been provided.

A sewage pressure main will be bored under Crees Creek — a tidal waterway in a High Hazard Storm Tide zone — to service up to 526 people or more, based on sewage calculations that use less than half that number. The existing Endeavour Street pump station has not been assessed for this load. Nobody has studied what happens if the pipe fails during a flood. A couple of years before Cyclone Jasper we had heavy rains and the actual road in Endeavour Street was flooded. I had to put sand bags into the toilet bowls as the water level was rising so high. I dread to think what will happen with additional sewerage of approximately 500 people!

367 pages of application documents contain no acoustic assessment of the noise impact on our streets. A camp kitchen, recreation area, and hundreds of hospitality workers finishing late shifts immediately next to a quiet family neighbourhood will permanently change the character of this place. That impact deserves proper assessment — not a five dot point assertion that impacts will be minimal.

There is also no stormwater plan, no acid sulphate soil testing, no electric ant management plan for large-scale earthworks within the confirmed restricted zone, and no Federal environmental assessment despite the site's connection to the Great Barrier Reef catchment.

I ask that Council require all of these assessments to be completed before any decision is made.

I request that I be notified of the decision on this application and provided with full appeal rights as a properly made submitter.

Yours sincerely,

