

20 January 2026
Job Ref: M3306P

Townsville City Council
By email: developmentassessment@townsville.qld.gov.au

Att: Cassie James – Planning Coordinator

Re: Development application for a material change of use of premise for a mixed use development incorporating a Health care centre, food and drink outlet, shop and 2 x dwelling units at 16 Poole Way Bushland Beach and described as Lot 6 on SP333154

Dear Cassie,

On behalf of our client Poole Way No.2 Pty Ltd, we hereby lodge a development application for material change of use of premise for a mixed use development involving a health care centre, food and drink outlet, shop and a dual occupancy at 16 Poole Way Bushland Beach.

The following supporting material is attached to the development application for Council's consideration:

- DA Form 1
- Signed owner's consent
- Well-made application checklist
- Town Planning Report
- Report Appendices

The applicable development application fee for the proposed mixed use development is understood to be \$11,096.00 in accordance with the Council's 2025/26 fees and charges relating to an impact assessable application. This fee will be paid upon receipt of Council's payment advice.

Should you have any questions regarding this application, please do not hesitate to give me a call on 07 3012 0100.

Yours faithfully,



TIMOTHY BALCOMBE
SENIOR URBAN PLANNER
JFP URBAN CONSULTANTS

CC – Poole Way No.2 Pty Ltd