

From: "Timothy Balcombe" <tbalcombe@jfp.com.au>
Sent: Wed, 6 May 2026 14:24:01 +1000
To: "Jayne Carter" <jayne.carter@townsville.qld.gov.au>
Cc: "Graeme Bews" <gbews@jfp.com.au>; "Development Assessment" <developmentassessment@townsville.qld.gov.au>
Subject: M3306P - 16 Poole Way Bushland Beach - Adjoining neighbour information

Attention: Jayne Carter - Senior Planning officer

Hi Jayne,

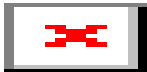
In accordance with section 13.2(a) of the *Development Assessment Rules*, I hereby provide all of the information requested as part of Council's Information Request dated 19 February 2026.

We trust this satisfactorily addresses Council's information request items and allows the application to progress to Public Notification stage of the application. Should Council have any questions or wish to discuss any part of this response, please do not hesitate to give me a call on 07 3012 0100.

 [Response to Council's information request](#)

Kind regards,

TIMOTHY BALCOMBE
SENIOR URBAN PLANNER
JFP URBAN CONSULTANTS
P 07 3012 0100 | M 0411 580 522



[legal note](#)

From: Jayne Carter <jayne.carter@townsville.qld.gov.au>
Sent: Wednesday, May 6, 2026 8:45 AM
To: Timothy Balcombe <tbalcombe@jfp.com.au>
Subject: RE: M3306P - 16 Poole Way Bushland Beach - Adjoining neighbour information

Hi Tim,

Sorry about the delay. I will follow this up for you with the appropriate team and make sure you receive them shortly.

Thanks for the update reading the Information Request Response.

Kind Regards,

Jayne Carter B.Plan (Hons)
Senior Planning Officer - Planning Assessment
Executive Office - Planning and Development

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P 4727 9428 **M** 0466 516 913 **E** Jayne.Carter@townsville.qld.gov.au

143 Walker Street, Townsville QLD 4810 | PO Box 1268, Townsville QLD 4810



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Townsville City Council acknowledges the Wulgurukaba of Gurambilbarra and Yunbenun, Bindal, Gugu Badhun and Nywaigi as the Traditional Owners of this land. We pay our respects to their cultures, their ancestors and their Elders, past, present, and all future generations.



From: Timothy Balcombe <tbalcombe@jfp.com.au>
Sent: Tuesday, 5 May 2026 5:11 PM
To: Jayne Carter <jayne.carter@townsville.qld.gov.au>
Subject: Re: M3306P - 16 Poole Way Bushland Beach - Adjoining neighbour information

Hi Jayne, thanks for following up. Still yet to receive adjoining owner's details. FYI I plan to lodge the IR response tomorrow.
Thank you and speak soon.

Kind regards Tim

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From: Jayne Carter <jayne.carter@townsville.qld.gov.au>
Sent: Tuesday, May 5, 2026 2:36:02 PM

To: Timothy Balcombe <tbalcombe@jfp.com.au>

Subject: RE: M3306P - 16 Poole Way Bushland Beach - Adjoining neighbour information

Hi Timothy,

Just wanted to check and make sure you have received the requested adjoining owner's details?

Kind Regards,

Jayne Carter B.Plan (Hons)
Senior Planning Officer - Planning Assessment
Executive Office - Planning and Development

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From: Timothy Balcombe <tbalcombe@jfp.com.au>

Sent: Monday, 27 April 2026 4:26 PM

To: Development Assessment <developmentassessment@townsville.qld.gov.au>

Cc: Graeme Bews <gbews@jfp.com.au>; Jayne Carter <jayne.carter@townsville.qld.gov.au>

Subject: M3306P - 16 Poole Way Bushland Beach - Adjoining neighbour information

Attention: Jayne Carter - Senior Planning Officer

Hi Jayne,

On behalf of our client Poole Way No.2 Pty Ltd, I am close to finalising and lodging our response to Council's information request. As such, could you please request your admin team to arrange the adjoining owner's details to assist with a public notification requirements as required by s17.1(b) of the *Development Assessment Rules*. I note the subject site adjoins 2 premises being:

1. 12 Poole Way Bushland Beach
2. 21 Lynwood Ave Bushland Beach

Application details:

Applicant details - Poole Way No.2 Pty Ltd C/ - JFP Urban Consultants

Email address - tbalcombe@jfp.com.au

Address - T209 Tower 1 Kon tiki business centre - 55 Plaza Parade Maroochydore

Phone: 07 3012 0100

Site details - 16 Poole Way Bushland Beach 4818, described as Lot 6 on SP333154

Proposal - Medical centre, shop (chemist), food and drink outlet and dual occupancy.

Development type - Development permit for a material change of use

Level of assessment - Impact assessment

Council ref: MCU26/0003

I acknowledge that as the Applicant for a Development Application requiring Impact Assessable public notification under the *Planning Act 2016* and the information provided will only be used for this purpose. I acknowledge that I will check all adjoining owners details have been correctly provided by Council.

I look forward to receiving this information so we can commence Public notification of the subject application.

Should you have any questions or wish to discuss, please let me know.

Kind regards,

TIMOTHY BALCOMBE

SENIOR URBAN PLANNER

JFP URBAN CONSULTANTS

P 07 3012 0100 | M 0411 580 522

[legal note](#)