



12 January 2026

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Dear Sir/Madam

Further Advice - Development Application Planning Act 2016

Council wishes to provide you with further advice about the application in accordance with the provisions of section 35 of the Development Assessment Rules under the *Planning Act 2016*.

Please note that unlike an information request, assessment timeframes do not stop when advice is provided by Council.

Application Details

Application no: MCU25/0086
Assessment no: 6425034
Proposal: Dwelling House
Street address: 34 Molloy Crescent (Private) Cleveland Palms NOME QLD 4816
Real property description: Lot BX SP 102512
Applicant's reference: DA162-25

Further Advice

The applicant is advised that:

The information requested is set out below >>

Request Item 1 - Copy of Lease Arrangement

The applicant is requested to provide a copy of the lease arrangement for the subject lot from the Queensland Titles Office.

Reason

To allow full and detailed assessment of the proposed development.

Request Item 2 - Amended Site Plan

The applicant is requested to provide amended plans to detail the proposed on-site sewerage arrangement on site in accordance with the Development manual planning scheme policy no. SC6.4 - SC6.4.11.2 Water Supply Planning and Design Guidelines, [SC6.4.11.4 Sewerage Planning and Design Guidelines](#) and SC6.4.3 Standard Drawings.

Reason

To demonstrate compliance with Performance Outcome P07 of the Works code of the Townsville City Plan.

Advice

Plans demonstrating location of the on-site sewerage arrangement on the site, including irrigation lines are recommended.

Request Item 3 - Onsite Water Supply

The applicant is requested to provide further details to the proposed potable water supply for the site in accordance with the Development manual planning scheme policy no. SC6.4 [SC6.4.11.2 Water Supply Planning and Design Guidelines](#) and [SC6.4.3 Standard Drawings](#)

Reason

To demonstrate compliance with Performance Outcome P06 of the Works code of the Townsville City Plan.

Advice

The applicant is advised this detail will include if seeking a siting relaxation application for the tanks along the side boundary, whether the tanks will be for firefighting purposes, using rain capture or private refill.

How to respond

It is requested that you address these issues promptly and provide a response to Council by the **23/1/2026**. If you decide not to respond, your application will be assessed and decided based on the information provided to date.

Under the *Development Assessment Rules* (DA Rules), the issuing of advice does not affect the assessment timeframes. As such, you are strongly encouraged to consider using the provisions under s.32 of the DA Rules to 'stop the current period'. You can stop the current period for a cumulative total of 130 days to allow sufficient time for you to consider and respond to Council's advice and for Council to consider any additional or changed material provided.

If you wish to stop the current period, you must provide notice to Council in accordance with s.32.2 of the DA Rules. A copy of the request should also be given to any referral agency which may be party to the application.

If you have any further queries in relation to the above, please do not hesitate to contact Maris-Claire Salazar on telephone 07 4727 9412 or email developmentassessment@townsville.qld.gov.au.

Yours faithfully



For Assessment Manager
Planning and Development