From: "Tellina Finlay" <Tellina@northpointplanning.com.au>
Sent: Fri, 2 Oct 2026 11:18:10 +1000
To: "Development Assessment" <developmentassessment@townsville.qld.gov.au>
Cc: "Jayne Carter" <jayne.carter@townsville.qld.gov.au>; "Meredith Hutton" <meredith@northpointplanning.com.au>
Subject: Fw: MCU26/0095 - Notice - Action Notice Assessment Manager - 42B Hughes Street Hermit Park
Attachments: MCU26 0095 - Notice - Action Notice Assessment Manager.pdf

Good morning,

Please take the following correspondence as the applicant's full response to the Action Notice issued by Council for the abovementioned application on 28 September 2026.

We confirm that payment of the relevant assessment fee for the application was made on 28 September 2026.

Thanks very much - please do not hesitate to contact our office should Council have any further questions to the abovementioned.

Kind regards,

Tellina Finlay
Para Planner

Northpoint Planning

E tellina@northpointplanning.com.au
P 07 4440 5282 | **M** 0448 764 562
W www.northpointplanning.com.au
A 613 Flinders Street | PO Box 4
Townsville Q 4810

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From: Development Assessment <developmentassessment@townsville.qld.gov.au>
Sent: Monday, 28 September 2026 9:36 AM
To: Hello <hello@northpointplanning.com.au>
Cc: Jayne Carter <jayne.carter@townsville.qld.gov.au>; Md Moniruzzaman <md.moniruzzaman@townsville.qld.gov.au>
Subject: MCU26/0095 - Notice - Action Notice Assessment Manager - 42B Hughes Street Hermit Park

Your Reference: NP26.022

Good morning,

Please find attached an electronic copy of the above mentioned.

If you have any questions please don't hesitate to contact the Assessing Officer Jayne Carter, on 4727 9428.

Kind regards,

Planning & Development
TOWNSVILLE CITY COUNCIL

Discover everything you need to undertake planning and development in Townsville, visit Planning - Townsville City Council

P 4417 5325 **E** developmentassessment@townsville.qld.gov.au

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

Document Set ID: 28924111
Version: 1, Version Date: 07/10/2026



Document Set ID: 28924111
Version: 1, Version Date: 07/10/2026

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WINNER QLD TRAINING AWARDS NQ REGION LARGE EMPLOYER OF THE YEAR 2022 & 2023

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.

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PO BOX 1268, Townsville
Queensland 4810

13 48 10

enquiries@townsville.qld.gov.au
townsville.qld.gov.au

ABN: 44 741 992 072

Date >> 28 September 2026

R Marsden
C/- Northpoint Planning
Po Box 4
TOWNSVILLE CITY QLD 4810

Email >> hello@northpointplanning.com.au

Dear Sir/Madam

Action Notice
Planning Act 2016

Council acknowledges receipt of your application on 14 September 2026 and advises that the application is not properly made pursuant to the *Planning Act 2016*.

Application Details

Application no:	MCU26/0095
Assessment no.	1726055
Proposal:	Multiple Dwelling - Three Units
Development Type:	Development Permit– Material Change of Use
Street address/s:	42B Hughes Street HERMIT PARK QLD 4812
Real property description/s:	Lot 2 RP 742182
Applicant's reference:	NP26.022

Reasons and Actions Required

The reason/s why the application requires an Action Notice are/is;

- Not accompanied by the required fee.

The action required to make the application properly made, are provided below:

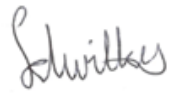
- Pay the applicable fee as per the invoice issued 16 September 2026 (attached).

Pursuant to section 51of the *Planning Act 2016,* the applicant must take the actions identified above to make the application properly made. Pursuant to section 3.2 of the Development Assessment Rules under the *Planning Act 2016*, the applicant must comply with all of the actions and give notice of compliance to the assessment manager within 20 business days of this notice (or further agreed period), otherwise the application will be taken to have not been made and the application will be returned.

If you have any further queries in relation to the above, please do not hesitate to contact Jayne Carter on telephone 07 4727 9428 or email developmentassessment@townsville.qld.gov.au.

Document Set ID: 28928184
Version: 1, Version Date: 28/09/2026

Yours faithfully



For Assessment Manager
Planning and Development

Document Set ID: 28928034
Version: 1, Version Date: 27/09/2026