

From: "Anne Zareh" <Anne.Zareh@braziermotti.com.au>
Sent: Tue, 27 Jan 2026 11:14:48 +1000
To: "Development Assessment" <developmentassessment@townsville.qld.gov.au>
Subject: Lodgement of Development Application MCU (Impact)
Attachments: 43126-040-02 - Cover Letter DA lodgement.pdf

Our reference: 43126-040-02

Good morning,

Please see link below to access a development application for Material Change of Use for Multiple Dwelling (Impact)- Precinct 4 Somers & Hervey.

Download [here](#).

The attached cover letter contains the relevant development proposal information.

With thanks
Anne



Anne Zareh
Associate/Senior Town Planner

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27 January 2026

Our Ref: 43126-040-02

Assessment Manager
Townsville City Council
PO Box 1268
TOWNSVILLE QLD 4810

Attention: Development Assessment

Dear Sir/Madam,

**DEVELOPMENT APPLICATION
MATERIAL CHANGE OF USE (48 MULTIPLE DWELLINGS)
SOMERS & HERVEY PRECINCT 4 STAGE 12A
2 TREELINE DRIVE, RASMUSSEN (LOT 904 ON SP344615)**

We act on behalf of the Applicant, Urbex Pty Ltd, in relation to the abovementioned application.

Please find enclosed a Development Application seeking a Development Permit for Material Change of Use (Impact) on land described above.

In accordance with Townsville City Council's Schedule of Fees and Charges 2025/2026, the fee is **\$17,520.00**. This includes the Material Change of Use fee of \$16,352.00 (48 Units) and the Impact assessment fee of \$1,168.00.00.

Thank you in advance and please do not hesitate in contacting the undersigned should you require further information.

Yours faithfully,

ANNE ZAREH
Senior Planner
Brazier Motti Pty Ltd

Encl. Development Application