Date >> 21 October 2026

PO BOX 1268, Townsville
Queensland 4810

13 48 10

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

ABN: 44 741 992 072

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

Email >>hello@northpointplanning.com.au

Dear Sir/Madam

Information Request
Planning Act 2016

As per our telephone conversation on *21 October 2026* please be advised that, upon review of the below mentioned development application, further information is required to undertake a comprehensive assessment. In accordance with section 12 of Development Assessment Rules under the *Planning Act 2016* the following information is requested.

Application Details

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

The information requested is set out below >>

Request Item 1 – Rearrangment of carports and driveway

The applicant is requested to provide amended plans that rearrange the carports and/or driveways to achieve a higher level of streetscape amenity.

Reason

To demonstrate compliance with Performance Outcome PO16, PO22, and PO23 of the Low density residential zone code of the Townsville City Plan.

Advice

The applicant is advised that the current layout results in carports and hardstand driveway dominating the façade.

It is considered that it may be suitable to remove Carport 1 from the frontage and relocate the covered parking to a tandem carport located along the eastern boundary and out of the front 6m setback. The site plan could also be redesigned to provide a double driveway access to Carport 2 accessed directly from the street and a single driveway on the east accessing Carport 1 from the street.

The above requested design changes would provide space for landscaping that will soften the development and assist in giving a house like appearance, however this advice is given as only one potential solution.

End of Information Request >>

Under the provisions of the Development Assessment Rules under the *Planning Act 2016*, you have three options available in response to this Information Request. You may give the assessment manager (in this instance Council):

(a) all of the information requested; **or**
(b) part of the information requested; **or**
(c) a notice that none of the information will be provided.

For any response given in accordance with items (b) and (c) above, you may also advise Council that it must proceed with its assessment of the development application.

Please be aware that under the Development Assessment Rules under the *Planning Act 2016*, the applicant is to respond to any Information Request within **3 months** of the request. If you do not respond to the Information Request within this time period, or, within a further period agreed between the applicant and Council, it will be taken that you have decided not to provide a response. In the event of no response being received, Council will continue with the assessment of the application without the information requested.

Council prefers that all of the information requested be submitted as one package. If any additional matters arise as a result of the information submitted, or, as a result of public notification (where applicable), you will be advised accordingly.

Should any referral agency make an information request, you are reminded of your obligation to provide council with a copy of the information response provided to that referral agency.

You may wish to follow the progress of this application using PD Online on Council's website www.townsville.qld.gov.au

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.

Yours faithfully



For Assessment Manager
Planning and Development

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