

From: "Rory Brown" <Rory.Brown@energyq.com.au>
Sent: Wed, 10 Sep 2025 15:29:12 +1000
To: "Development Assessment" <developmentassessment@townsville.qld.gov.au>
Cc: "Anne Zareh" <anne.zareh@braziermotti.com.au>
Subject: Ergon - Material Change of Use Multiple Dwellings (46 Units) at 2 Treeline Drive, Rasmussen 904SP344615
Attachments: Ergon - MCU Multiple Dwelling (46 Units) MCU25_0054, 2 Treeline Drive Rasmussen 904SP344615.pdf

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Good afternoon,

Please find attached Ergon Energy's referral agency response for the Material Change of Use Multiple Dwellings (46 Units) at 2 Treeline Drive, Rasmussen 904SP344615. Should you require any further information regarding this matter, please feel free to contact me to discuss.

Kind regards,

Rory

Rory Brown
Town Planner
People, Property & Safety Division



Energy Queensland
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420 Flinders Street, Townsville QLD 4810
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ergon.com.au

10 September 2025

Chief Executive Officer
Townsville City Council

Attention: *Town Planning*

Via email: developmentassessment@townsville.qld.gov.au

cc Urbex Pty Ltd
 C/- Brazier Motti
 Attention: *Anne Zareh*
 Via email: Anne.Zareh@braziermotti.com.au

Dear Sir/Madam,

**Ergon Advice Agency Response – Material Change of Use for Multiple Dwelling
(46 Units). 2 Treeline Drive, Rasmussen, 904SP344615
Council Ref: MCU25/0054
Our Ref: ECM 27101600 – 27831080**

This Referral Agency response is given under section 56 of the *Planning Act 2016*.

Response	
Outcome	Approved in full – No objection
Date of response	10 September 2025
Referral assessment capacity	Advice
Matters referral assessment made against (S55(2))	The purpose of the <i>Electricity Act 1994</i> and <i>Electricity Safety Act 2002</i>
Reasons for decision (S56(7)(b))	The works do not conflict with: <ul style="list-style-type: none">▪ the objectives set out within Part 2, Section 3 of the <i>Electricity Act 1994</i>▪ the purpose of the <i>Electricity Safety Act 2002</i> as set out within Part 1 Division 2 Section 4 & 5.

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See the 'considerations when developing around electricity infrastructure' section of our website
www.ergon.com.au/referralagency

The works do not adversely impact on the safe, efficient, and economically viable operation of the supply network.

Development Details	
Applicant	Urbex Pty Ltd C/- Brazier Motti
Assessment Manager	Townsville City Council
Council Application No.	MCU25/054
Street Address	2 Treeline Drive RASMUSSEN
RPD	Lot 904 SP 344615
Development Type	Material Change of Use for Multiple Dwelling – 46 Units
Referral Trigger	<input checked="" type="checkbox"/> Schedule 10, Part 9, Division 2, Table 2, Item 1 (10.9.2.2.1) – Material Change of use of premises within 100m of a substation site or subject to an easement for the benefit of a distribution entity under the Electricity Act and the easement is for a supply network
Impacted Electrical Infrastructure	Easement R on SP280588, RR on SP344615 and U on SP306200 - U/G 11kV Cables (ID: 11I-400T/1726) O/H 11kV Feeder (ID: MOO) and Poles 10391452, 10391453, 10391454, 10391455, 10391456

Ergon provides the following response to the application in accordance with Section 56(1) of the *Planning Act 2016*:

Component of Development	Advice Agency direction
MCU	<input checked="" type="checkbox"/> S56(1)(a) – no requirements for the application

Ergon's response has been provided relevant to the following plans and supporting documents. Any alterations to the plans and or document(s) identified below within Table 1 below are to be resubmitted to Ergon for comment.

Table 1			
Plans forming part of this Approval			
<i>Title</i>	<i>Plan No.</i>	<i>Issue</i>	<i>Date</i>
<i>Context Plan 1 – Stage 4/A</i>	<i>SD002</i>	<i>DA-1</i>	<i>05/08/25</i>
<i>Context Plan 2 – Stage 4/A</i>	<i>SD003</i>	<i>DA-1</i>	<i>05/08/25</i>

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General Advice:

- Compliance with the Electrical Safety Act 2002, including any Code of Practice under the Act and the Electrical safety Regulation 2013 including any safety exclusion zones defined in the Regulation is mandatory

Should any doubt exist in maintaining the prescribed clearance to the overhead conductors and electrical infrastructure then the applicant is obliged under the Act to seek advice from Ergon.

- Any costs incurred by Ergon as a result of the works on the easement are to be met by the property Developer / owner.
- This response does not constitute an approval to commence any works within the easement. Consent to commence works relevant to the conditions of the easement is required. All works on easement (including but not limited to earthworks, drainage and detention basins, road construction, underground and overhead services installation) require detailed submissions, assessment, and consent (or otherwise) by Ergon.
- All works proposed to be undertaken in close proximity to overhead or underground electrical lines are to be undertaken in accordance with Ergon's Works Practice Manual WP1323. This document refers to various standards, guidelines, calculations, legal requirements, technical details, and other information relevant to working near high voltage infrastructure. A copy of WP1323 can be found online via Ergon's document library ([Document library | Ergon](#)).

Should you require any further information on the above matter, please contact the undersigned on 0459 537 076 or via email at townplanning@ergon.com.au.

Yours faithfully,



Rory Brown
Town Planner

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