

From: "Joshua Kent" <jkent@tsvairport.com.au>
Sent: Mon, 2 Feb 2026 07:58:28 +1000
To: "Maris-Claire Salazar" <maris-claire.salazar@townsville.qld.gov.au>
Subject: Re: Third Party Advice - 57-67 Gorden Street and 10-16 Peel Street, Garbutt

Good morning,

The airport has no concerns for the developments at 57-67 Gorden Street and 10-16 Peel Street, Garbutt.

Apologies for the late reply, Please do continue to send these through.

Thanks,

Joshua Kent
Aviation Regulatory Compliance Officer
Townsville Airport

t: 07 4727 3211 | **m:** 0477 801 566
e: jkent@tsvairport.com.au | **w:** www.townsvilleairport.com.au
a: Cnr. Halifax and Stinson Avenue, Garbutt, QLD 4814



TSV Townsville
Airport



Unless this email is marked urgent in the subject line, QAL recognises employees' right to disconnect outside

of their ordinary hours, and there is no obligation to read or respond to this email until your next shift

From: Maris-Claire Salazar <maris-claire.salazar@townsville.qld.gov.au>

Sent: Tuesday, January 27, 2026 3:59 PM

To: Joshua Kent <jkent@tsvairport.com.au>

Cc: Adrian Pivotto <apivotto@tsvairport.com.au>

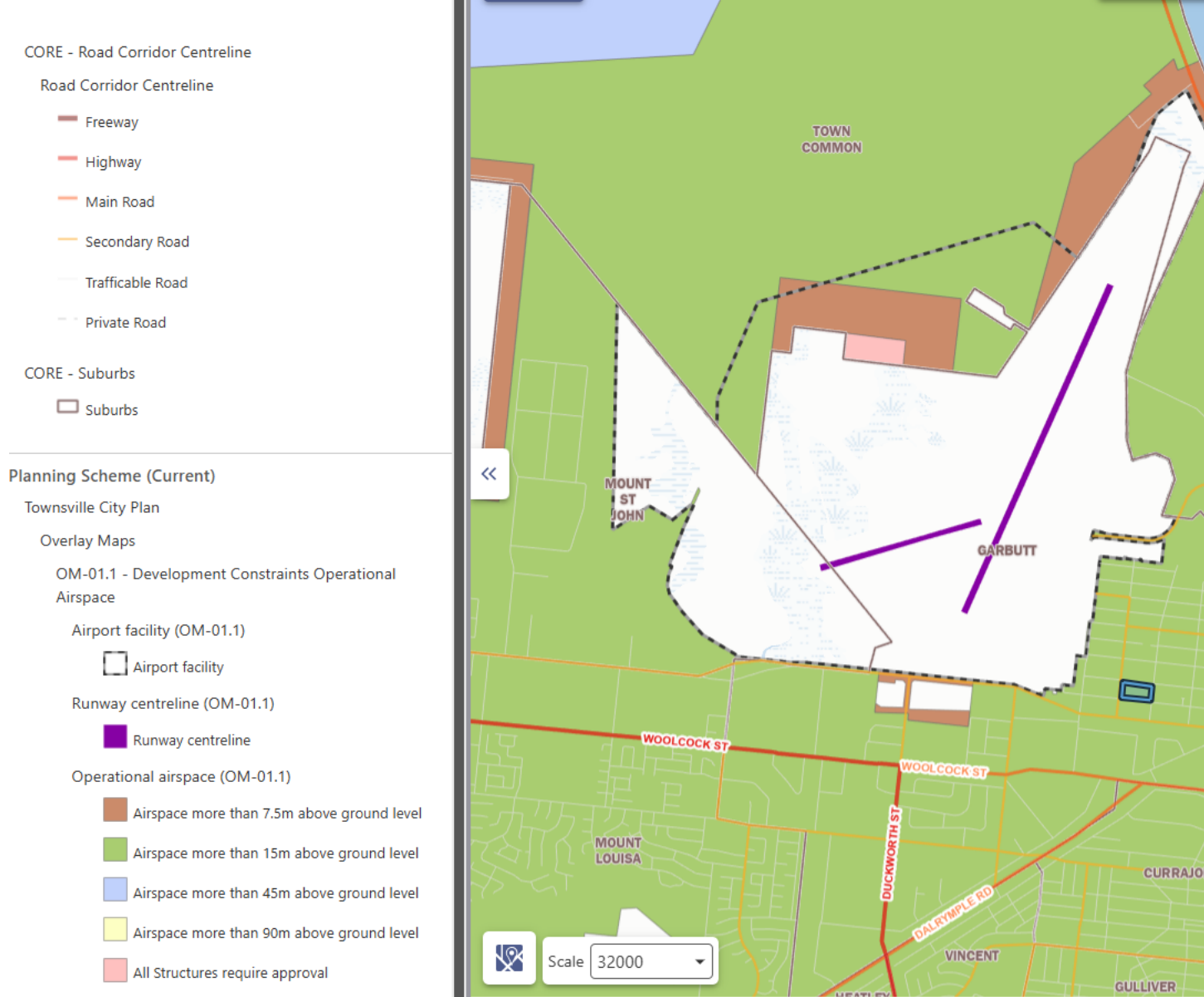
Subject: FW: Third Party Advice - 57-67 Gorden Street and 10-16 Peel Street, Garbutt

Hi Joshua,

A new application has come into Council for a Health care services in Garbutt, close to the airport.

If you have any concerns with the attached plans for the abovementioned site, please get comments back to me by **EOB 30/1/2026** *sorry I only just realised that these were bouncing back.

Note the images below from our latest planning scheme amendment. If this is of low risk and you don't need to see these types anymore, please let me know.



CORE - Road Corridor Centreline

Road Corridor Centreline

- Freeway
- Highway
- Main Road
- Secondary Road
- Trafficable Road
- Private Road

CORE - Suburbs

- Suburbs

Planning Scheme (Current)

Townsville City Plan

Overlay Maps

OM-01.2 - Development Constraints Wildlife hazard buffer zones and Public safety areas

Public safety areas (OM-01.2)

- Public safety areas

Runway centreline (OM-01.2)

- Runway centreline

Runway separation distances (OM-01.2)

Distance from airport runway

- 13km
- 8km
- 3km

Airport facility (OM-01.2)

- Airport facility



CORE - Road Corridor Centreline

Road Corridor Centreline

- Freeway
- Highway
- Main Road
- Secondary Road
- Trafficable Road
- Private Road

CORE - Suburbs

- Suburbs

Planning Scheme (Current)

Townsville City Plan

Overlay Maps

OM-01.3 - Development Constraints Aviation Facilities

Runway centreline (OM-01.3)

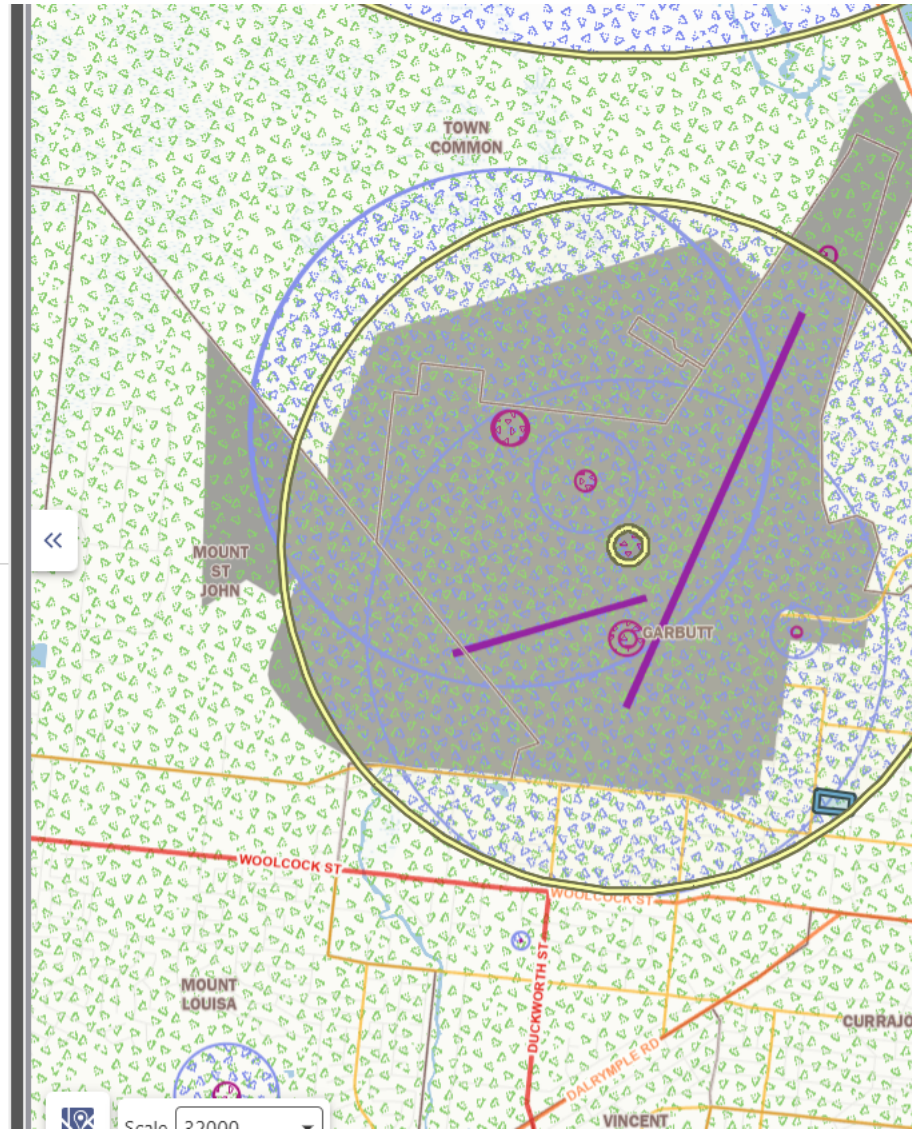
- Runway centreline

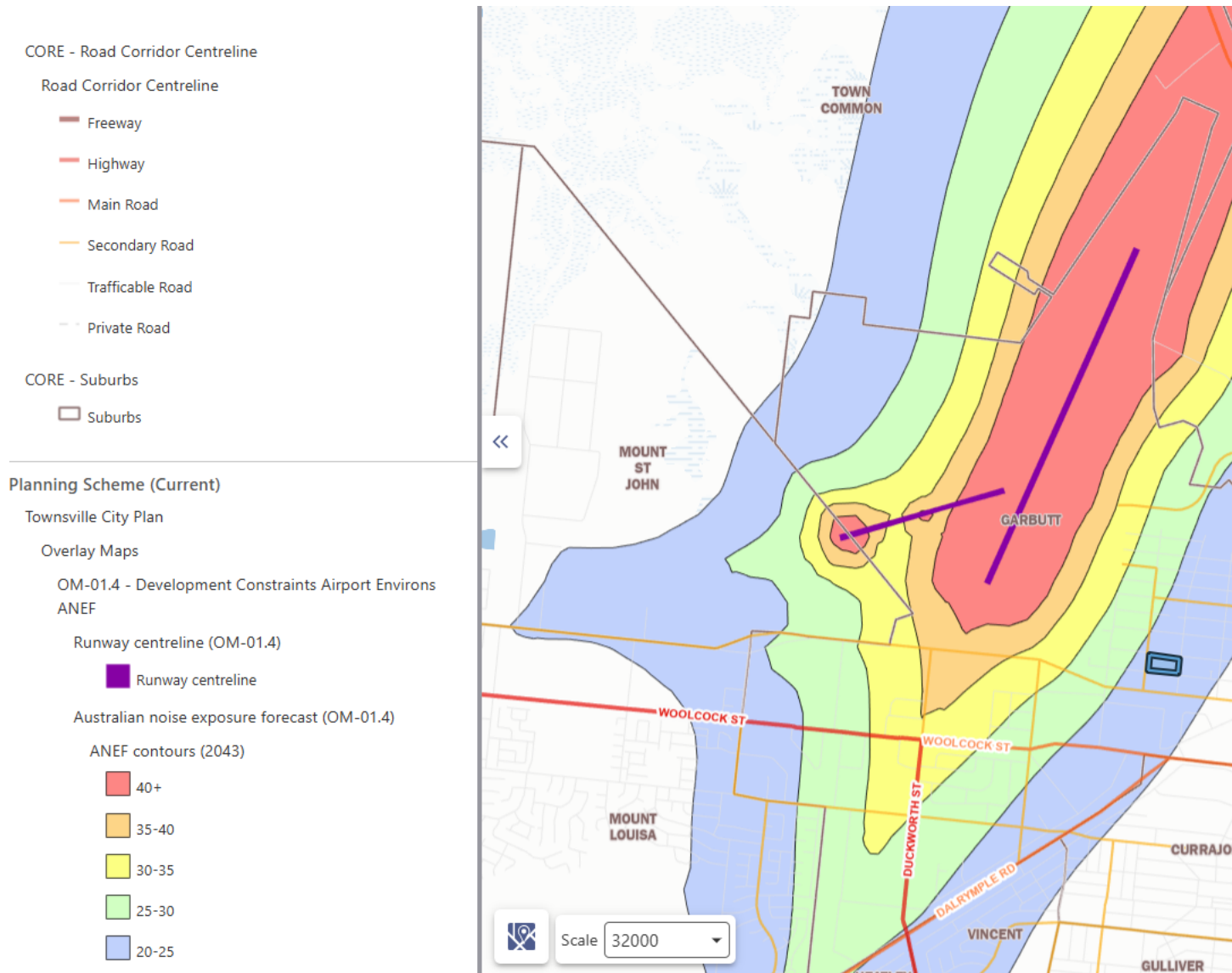
Aviation facilities (OM-01.3)

Aviation facility

- Location
- Building Restricted Area - Zone A
- Building Restricted Area - Zone A/B
- Building Restricted Area - Area of Interest

Airport facility (OM-01.3)





If you have any questions, please call me on the number below.

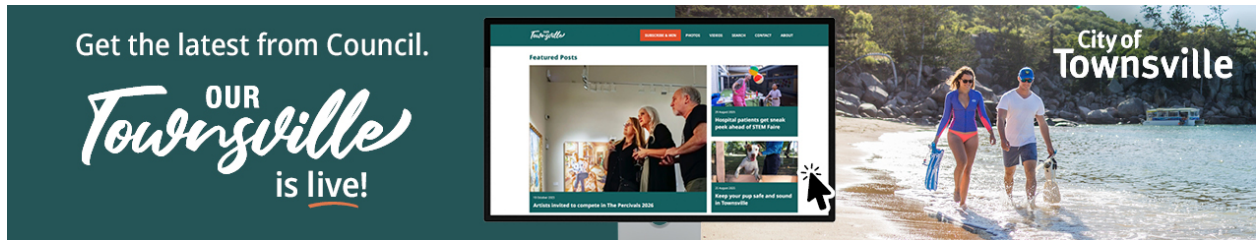
Kind Regards,

Maris-Claire Salazar

Planning Officer - Development Assessment
 Planning, Environment and Lifestyle

P (07) 4727 9412 **E** maris-claire.salazar@townsville.qld.gov.au

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



OUR VISION - A globally connected community driven by lifestyle and nature **OUR PURPOSE** - Grow Townsville

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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From: Maris-Claire Salazar
Sent: Thursday, 22 January 2026 9:39 AM
To: 'jkent@tsvairport.com.au' <jkent@tsvairport.com.au>
Subject: Third Party Advice - 57-67 Gorden Street and 10-16 Peel Street, Garbutt

Hi Joshua,

I've not a new application for health care service, refer to attached submission.

More important is MCU26/0002| 43574-001-02 Health care services, community care services and ancillary office building for health care services 57-67 Gorden Street and 10-16 Peel Street, Garbutt. If you have any conditions or require information please let me know by **2/2/2026**. See mapping images below from our city plan:

CORE - Road Corridor Centreline

Road Corridor Centreline

- Freeway
- Highway
- Main Road
- Secondary Road
- Trafficable Road
- Private Road

CORE - Suburbs

- Suburbs

Planning Scheme (Current)

Townsville City Plan

Overlay Maps

OM-01.1 - Development Constraints Operational Airspace

Airport facility (OM-01.1)

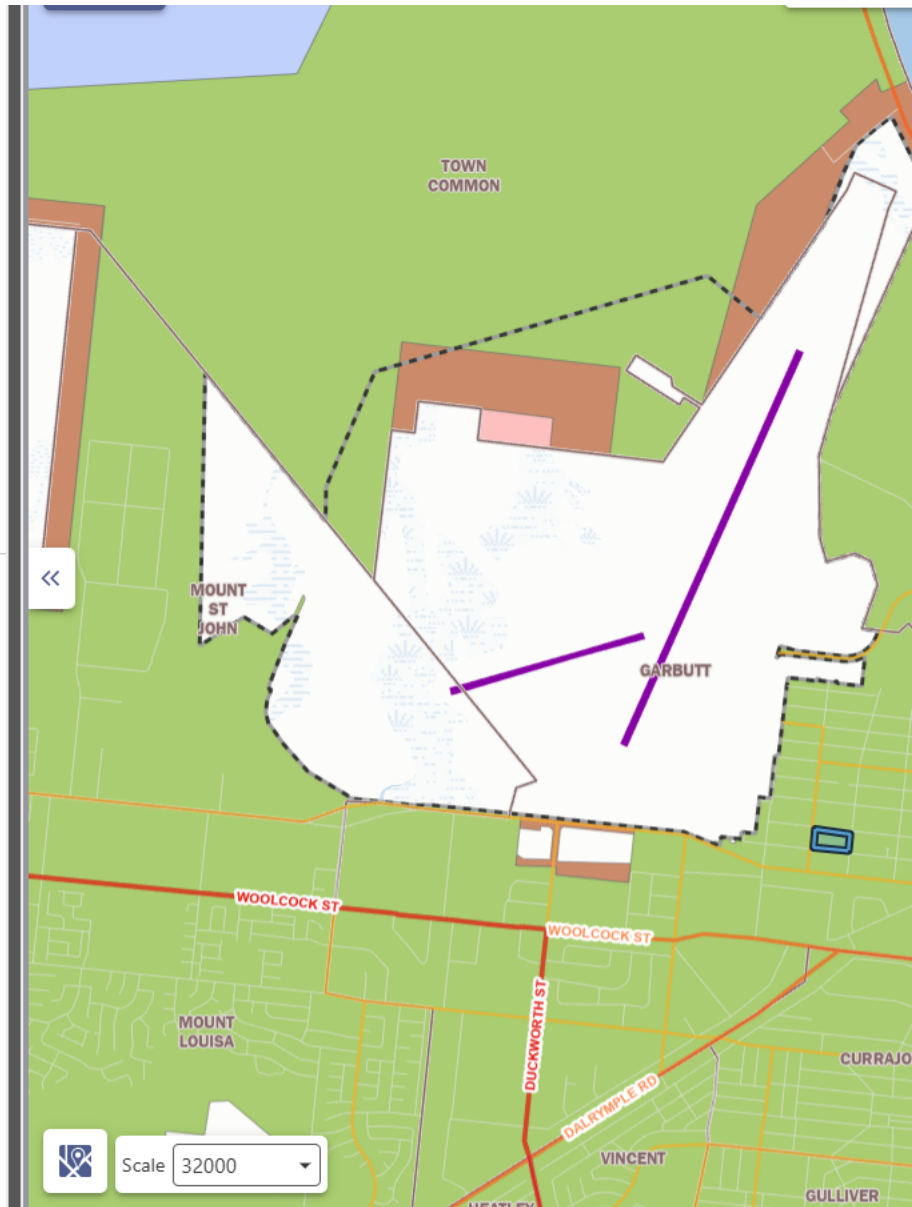
- Airport facility

Runway centreline (OM-01.1)

- Runway centreline

Operational airspace (OM-01.1)

- Airspace more than 7.5m above ground level
- Airspace more than 15m above ground level
- Airspace more than 45m above ground level
- Airspace more than 90m above ground level
- All Structures require approval



CORE - Road Corridor Centreline

Road Corridor Centreline

- Freeway
- Highway
- Main Road
- Secondary Road
- Trafficable Road
- Private Road

CORE - Suburbs

- Suburbs

Planning Scheme (Current)

Townsville City Plan

Overlay Maps

OM-01.2 - Development Constraints Wildlife hazard buffer zones and Public safety areas

Public safety areas (OM-01.2)

- Public safety areas

Runway centreline (OM-01.2)

- Runway centreline

Runway separation distances (OM-01.2)

Distance from airport runway

- 13km
- 8km
- 3km

Airport facility (OM-01.2)

- Airport facility



CORE - Road Corridor Centreline

Road Corridor Centreline

- Freeway
- Highway
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- Trafficable Road
- Private Road

CORE - Suburbs

- Suburbs

Planning Scheme (Current)

Townsville City Plan

Overlay Maps

OM-01.3 - Development Constraints Aviation Facilities

Runway centreline (OM-01.3)

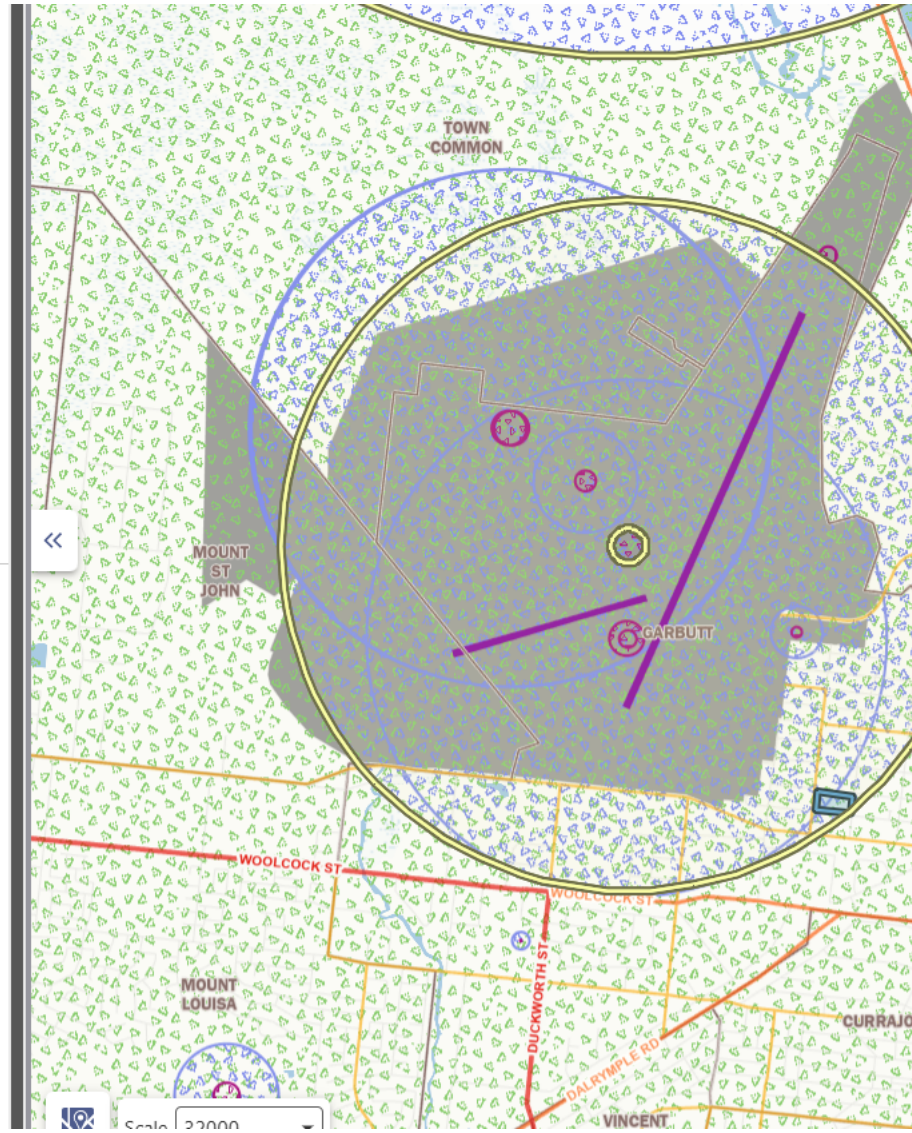
- Runway centreline

Aviation facilities (OM-01.3)

Aviation facility







- Location
- Building Restricted Area - Zone A
- Building Restricted Area - Zone A/B
- Building Restricted Area - Area of Interest

Airport facility (OM-01.3)




CORE - Road Corridor Centreline

Road Corridor Centreline

-  Freeway
-  Highway
-  Main Road
-  Secondary Road
-  Trafficable Road
-  Private Road

CORE - Suburbs

-  Suburbs


Planning Scheme (Current)

Townsville City Plan

Overlay Maps


OM-01.4 - Development Constraints Airport Environs ANEF

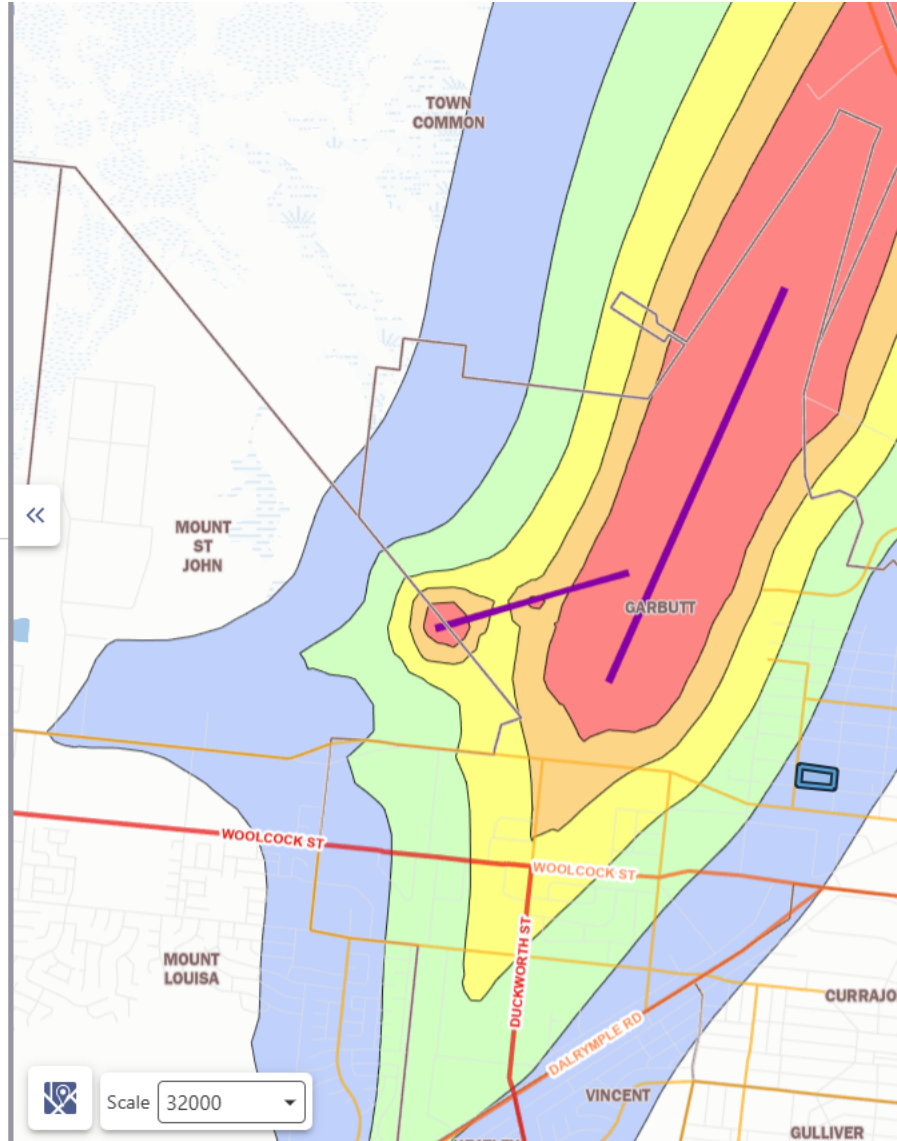
Runway centreline (OM-01.4)

-  Runway centreline

Australian noise exposure forecast (OM-01.4)

ANEF contours (2043)

-  40+
-  35-40
-  30-35
-  25-30
-  20-25



- Freeway
- Highway
- Main Road
- Secondary Road
- Trafficable Road
- Private Road

CORE - Suburbs

- Suburbs

Planning Scheme (Current)

Townsville City Plan

Overlay Maps

OM-01.5 - Development Constraints Light Intensity

Airport runway measurements (OM-01.5)

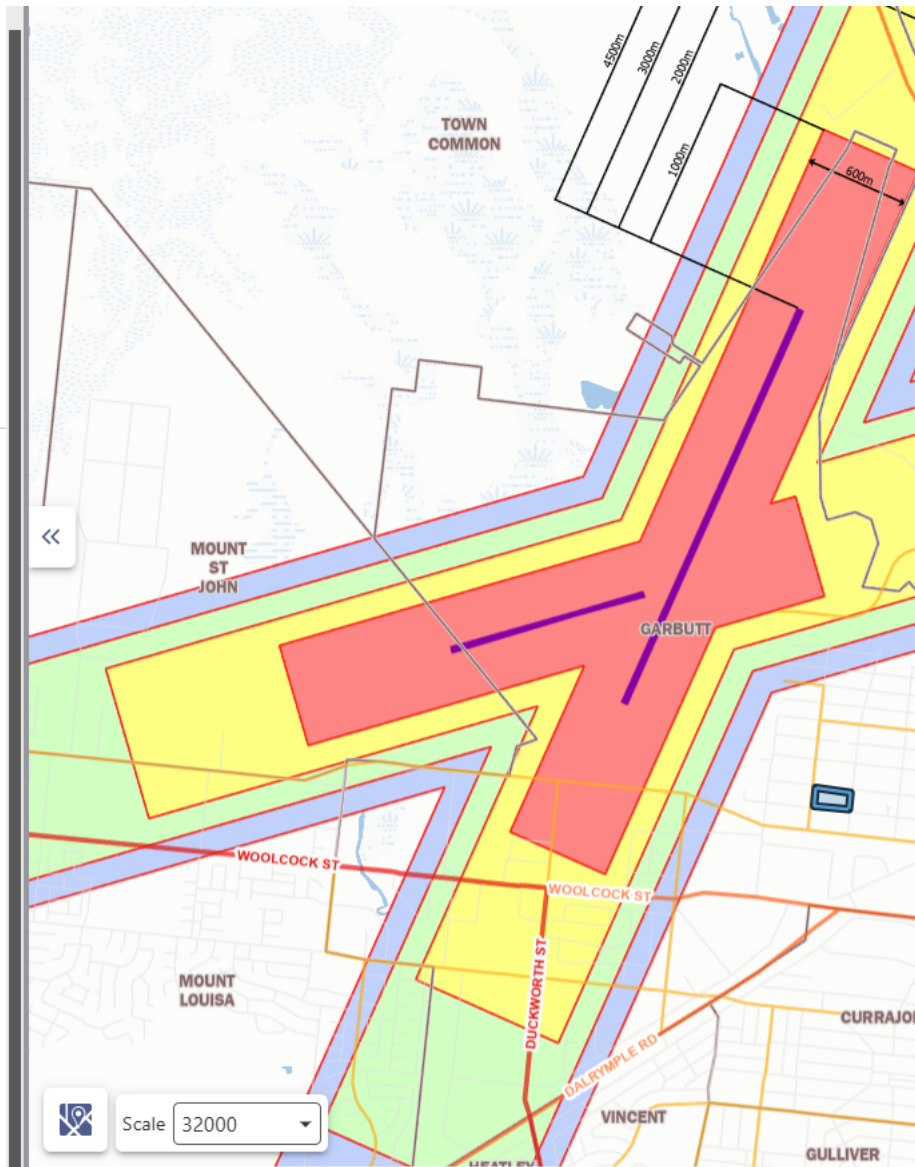
- ↔ 1500m; 1200m; 900m; 600m
- 1000m; 2000m; 3000m; 4500m
- level 1200m; level 1500m; level 600m; level 900m; level runway

Runway centreline (OM-01.5)

- Runway centreline

Lighting area buffer zones (OM-01.5)

- Zone A
- Zone B
- Zone C
- Zone D
- 6 km radius



If you have any questions, please call me on the number below.

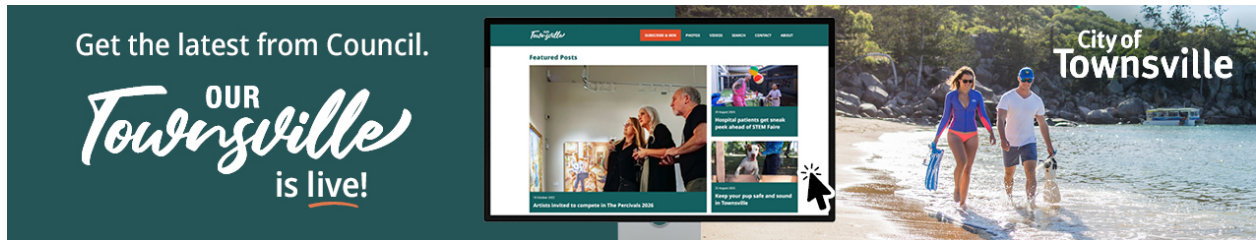
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