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| Property Address: |  |
| New Survey Plan No: | SP\_\_\_\_\_\_ |
| Council Reference: | RAL24/\_\_\_ |
| Relevant Development Permit Details: | RAL24/\_\_\_\_\_\_\_ - Minor Change to Development Approval  OPW24/\_\_\_\_\_\_ - Civil Works associated with RAL24\_\_\_\_\_\_ |
| Consultant Name: |  |
| Consultant Accreditation Number: |  |
| Consultant Contact No: |  |

**DIRECTIONS**

* **Step 1:** Please copy and paste all relevant conditions of approval into the 'Conditions' cells provided. Please add more rows or delete rows where necessary.
* **Step 2:** Please provide details to demonstrate   
    
  in the 'How it Complies' cell on the development has compliance with the conditions. This cell may include information relating to Council invoice/receipt numbers and must also include references to attached documents such as plans, receipts, certificates, agreements, reports etc.
* **Step 3:** Please upload your completed 'Compliance with Conditions report' as part your Fast Track Survey Plan application.

**Reconfiguring a Lot conditions**

| Conditions | How it Complies |
| --- | --- |
| **Condition 1 - Approved Plans**  The development of the site must be undertaken generally in accordance with the following plans, except as altered by this approval:   * Insert approved plans table from approval | **Example Response**:  The development generally complies with the approved plans listed in this condition, with no requirement to bond any works. |
| **Condition 2 - Water Supply (Public System)**  The development must be serviced by the public water supply. In particular, a reticulated water supply must be provided to the frontage of each lot within the proposed development in accordance with Part 9.3.4 Reconfiguring a lot code and Part 9.3.6 Works code of the Townsville City Plan. | **Example Response:**  The applicant obtained an OPW permit (OPW24/\_\_\_\_\_), which provides for civil works for water reticulation and facilitates connections to Council’s water supply network.  A copy of the ‘as constructed’ plan for water has been submitted to Council and previously approved, all works have been completed and accepted, refer Appendix \_\_.  Attached As Constructed. |
| **Condition 3 - Sewerage Reticulation**  The development must be serviced by the public sewerage network. In particular, each allotment must be provided with a single property service and must be connected directly and separately to council’s sewer in accordance with Part 9.3.4 Reconfiguring a lot code and Part 9.3.6 Works code of the Townsville City Plan. | **Example Response:**  The applicant obtained an OPW permit (OPW24/\_\_\_\_\_) which included provision of sewer.  A copy of the approved ‘as constructed’ plan is provided, refer Appendix \_\_.  Attached As Constructed. |
| **Condition 4 - Existing Services**  The existing services for each lot must be contained within the individual allotments. Any existing water meters must be contained within the individual lot which they service, at the property road frontage. | **Example Response:**  Survey Plan SP\_\_\_\_\_\_ confirms existing services for the lots are wholly contained within the lot serviced and do not require provision of additional service easements.  Attached Service Map confirming all locations of services. |
| **Condition 5 - Relocation of Utilities**  Any relocation and/or alteration to any public utility installation required as a result of any works carried out in connection with this development must be carried out at no cost to council. | **Example Response:**  The developer has undertaken all required works to ensure the lots are connected the relevant utilities. No relocation of public utilities was required.  Or   Provide evidence relocation has been completed. |
| **Condition 6 - Electricity and Telecommunications**  Electricity and telecommunications must be provided in accordance with Part 9.3.6 Works code of the Townsville City Plan. | **Example Response:**  The applicant has an certificate of supply with Ergon for Stage 5, refer Appendix \_\_.  The applicant has obtained confirmation of NBN supply is available, refer Appendix \_\_. |
| **Condition 7 - Minimum Lot Levels**  The finished level on all new allotments created within the development site must be above the 1% AEP flood. | **Example Response:**  The finished levels achieved the floor inundation of 1%AEP.  A copy of the approved as constructed drawings are attached. The applicant obtained an OPW permit (OPW24/\_\_\_\_\_)  Please provide RPEQ Certification. |
| **Condition 8 - Soil Erosion & Sediment Control Plan**  (a) Soil erosion and sediment control (SESC) plans must be prepared  by a suitably qualified professional and submitted to Council for approval, with the proposed SESC measures to be designed in accordance with “Best Practice Erosion and Sediment Control” published by the international Erosion Control Association (Australasian Chapter) (IECA, 2008).  (b) Prescribed Water Contaminants (as defined in the Environmental Protection Act 1994) must not be released from the site or to waters within the site, or be likely to be released should rainfall occur, unless all reasonable and practicable measures are taken to prevent or minimise the release and concentration of contamination. These measures must be designed, implemented and maintained in accordance with the “Best Practice Erosion and Sediment Control” published by the international Erosion Control Association (Australasian Chapter) (IECA, 2008). | **Example Response:**  The applicant obtained an OPW permit (OPW24/\_\_\_\_\_)  The Soil Erosion & Sediment Control plans were accepted as part of that application.  This was managed onsite and there was no sediment and erosion impacts during construction. |
| **Condition 9 - Dust Management**  Dust mitigation measures must be implemented onsite for the suppression of dust. During Level 3 and 4 water restrictions, water must not be drawn from council’s reticulated supply. Water to be used for dust mitigation is to be drawn from sources other than council’s reticulated supply should Level 3 and 4 water restrictions be in effect and/or imposed during the construction of the development. | **Example Response:**  Dust mitigation measures were adopted on site and there was no impact during construction. |
| **Condition 10 - Stormwater Drainage**  An appropriately qualified and experienced Registered Professional Engineer of Queensland (RPEQ) must certify that stormwater drainage achieves the prescribed outcomes in accordance with Part 9.3.2 Healthy waters code of the Townsville City Plan. | **Example Response:**  The applicant obtained an OPW permit (OPW24/\_\_\_\_\_) and the Stormwater Drainage plans were accepted as part of that application.  RPEQ Certified letter attached Appendix: |
| **Condition 10 - Stormwater Quality Management**  A Stormwater Quality Management Plan (SQMP) must be prepared by a suitably qualified person in accordance with Part 9.3.2 Healthy waters code of the Townsville City Plan and submitted to council for approval. The SQMP must be implemented in accordance with SC6.4 Development manual planning scheme policy of the Townsville City Plan. | **Example Response:**  The applicant obtained an OPW permit (OPW24/\_\_\_\_\_) and the Stormwater Quality Management plans were accepted as part of that application. |
| **Condition 11 - Stormwater Drainage Easements and Reserves**  a) All easements or reserves over all underground drains, constructed drainage works, improved drains and natural concentrated flow paths which are placed under the control of council must be registered with the Plan of Survey.  b) All easements or reserves required by council or other public utility entity for access to, or for the provision of, essential services must be registered with the Plan of Survey.  c) Surrenders of any existing easements and/or leases where necessary in connection with the subdivision must be registered with the Plan of Survey.  d) The extent and location of easements, reserves and surrenders required in (a) to (c) will, as far as possible, be determined prior to issue of the development permit for Operational Work or upon completion of works if subsequently found necessary.  e) The land shown on the approved plans for drainage purposes must be transferred to council, free of cost, as freehold on trust for drainage purposes, in accordance with relevant code/s and policies. | **Example Response:**  The Survey Plan (SP\_\_\_\_\_\_) is generally in accordance with approved plan, including provision of easements:  • Easement \_\_ in Lot \_\_\_\_ on SP\_\_\_\_\_\_\_. |
| **Condition 12 - Roadworks**  All new roads and intersections shown on the approved plans listed in Condition 1 must be designed and constructed in accordance with Part 9.3.5 Transport, access and parking code of the Townsville City Plan. | **Example Response:**  The applicant obtained an OPW permit (OPW24/\_\_\_\_\_) and the Roadworks plans were accepted as part of that application.  **OR**  Pavement Design was approved under OPW22/\_\_\_\_\_\_.01. |
| **Condition 13 - Street Trees**  Street tree planting must be provided to the road frontage in accordance with Part 9.3.3 Landscape code of the Townsville City Plan. | **Example Response:**  The applicant obtained an OPW permit (OPW24/\_\_\_\_\_) for landscaping works associated with RAL24/\_\_\_\_\_ were accepted. Council has conducted an inspection and confirmed that works are accepted as ‘On Maintenance’.  A copy of the ‘On Maintenance’ Acceptance is provided for reference as Appendix \_\_. |
| **Condition 14 - Existing Street Trees**  Existing street trees located within the road reserve must not be damaged, removed, destroyed or lopped without the written consent of council first being obtained. | **Example Response:**  No Street trees were damaged, removed, destroyed or lopped. No consent was required. |
| **Condition 14 Bushfire Management Plan**  A Bushfire Management plan must be prepared in accordance with Part 8.2.2. Bushfire Hazard overlay code of the Townsville City Plan and submitted to council for approval. | **Example Response:**  A certificate of compliance has been issued under RALXX. |