

Name: Paula Jean Atkinson
Postal Address: 184 Flaxton Dr., Flaxton 4560

Email: Neville.atkinso10@bigpond.com

Date:01/11/2018

Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680

Via Email: info@gladstone.qld.gov.au

Attention: Assessment Manager

Dear Sir/Madam,

**DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS ROAD)
11SP200678, 1RP620530 & 4CTN2091**

I write to express my support for the development application described above. I understand the proposal and offer my support for this development application for the following reasons:

Insert your points here

I have been looking for something like this in the region but there is nothing available, I am selling up on the sunshine coast to move back to the Gladstone area to be closer to my daughter & her family after the untimely death of my husband earlier this year.

A resort style retirement facility like this would suit me & the family could have peace of mind that I am in a safe environment.

It would also keep many older & retiring people in the region where at the moment most of the Gladstone older folk live mostly in the Bundaberg area, retaining this part of the population has to be good for the townships as they have more disposable income to spend, that would be of enormous benefit for the whole area & would keep a more balanced population.

This facility would provide employment across the board ie., shops, eateries, coffee shops etc etc.

Thank you for including my support in your considerations and I trust you will agree that this development is desperately needed and ideally located within the Gladstone Region.

Yours sincerely,

Signature:

Name: Paula Jean Atkinson

Note:

- **Please delete this page before submitting.**
- Your letter must be signed by each person making the submission (unless submission is made electronically) OR make a submission for each person.
- Your submission must be received by Gladstone Regional Council between 30/10/18 and 14/12/18.

Items you may like to consider when writing your submission of support:

- Outline that there is a shortage of retirement facilities within the Gladstone Region and request that Gladstone Regional Council support the development so that it will address the current shortage in retirement facilities and assist retirees to remain in this region;
- Explain your personal situation or situation of family or friends that could benefit from this development or would have benefited if it was already in place;
- Provide examples of instances where a family member or friend had to move out of the area and often away from family and friends to access suitable retirement facilities;
- Outline your desire to live in an integrated retirement facility that provides an extensive variety of recreation and community facilities;
- State this block of land is ideally situated and suited for this purpose being level land close to Boyne Island, Tannum Sands and Gladstone;
- Outline that the subject site is an ideal place to live with short travel times to shops and services such as health and medical, sports precincts/facilities and the beach;
- Explain that you believe the proposed retirement facility with a relaxed, rural atmosphere beautified by a golf course will offer a truly unique and desirable retirement destination;
- Outline that you don't think the sites proximity to the Benaraby Motorsport Precinct or surrounding activities will be a detractor for future residents;
- State that 'while it is understandable that Gladstone Regional Council would not have envisioned such a development in their planning scheme, it is considered that there is an overwhelming community need for the development to support its approval';
- State the importance of providing appropriate retirement facilities to retain retirees in the region as they are often active volunteers providing invaluable community support;
- Any other view you wish to outline.

Further information

Project website www.stationcreeklifestylevillage.com.au

Full details of the Development Application may be found at <http://www.gladstone.qld.gov.au/planning-applications>

Project Manager: Jason Sullivan 0428 211 766
Family Member & Director: Jonathan Mann 0429 057 211 or
Family Member & Director: Michael Mann 0409 838 344

Name: H & K de Groot
Postal Address: 80 BROADACRES DRIVE
Email: TANNUM SANDS

Date: 3/12/2018

Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680

Gladstone Regional Council

10 DEC 2018

Records Department

Via Email: info@gladstone.qld.gov.au

Attention: Assessment Manager

Dear Sir/Madam,

DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS ROAD)
11SP200678, 1RP620530 & 4CTN2091

I write to express my support for the development application described above. I understand the proposal and offer my support for this development application for the following reasons:

As aged locals we think this is a wonderful option. We have a motorhome and fear we will need to leave the area in the next few years because of the lack of retirement facilities. Sadly in the past many long time locals have moved to Boyana and Henry Bay because of the lack of facilities in our area. Sadly I feel we too may not benefit from this as we wish to downsize and may have to look elsewhere after 30+ years in this area. Our community needs this option. In view of the downturn in the retail & commercial area of Tannum this could only be a positive. Sadly the other option on a hilly area close to Tannum is not a good option for anyone with a caravan or motorhome.

Thank you for including my support in your considerations and I trust you will agree that this development is desperately needed and ideally located within the Gladstone Region.

Yours sincerely, Kathryn & Harry de Groot
Signature: K de Groot
Name: Kathryn de Groot
Harry de Groot K de Groot

Name: ROSS DAVISON
Postal Address: 2 GREENHILLS COURT,
CALLIOPE, QLD, 4680
Email: rossdavo@hotmail.com

Date: 3-12-18

Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680

Via Email: info@gladstone.qld.gov.au

Attention: Assessment Manager


Dear Sir/Madam,

**DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS ROAD)
11SP200678, 1RP620530 & 4CTN2091**

I write to express my support for the development application described above. I understand the proposal and offer my support for this development application for the following reasons:

My wife and I have been living in Gladstone for 8 years. We have started our young family and have a 3 year old and a 9 month old. We have recently bought our own property here and my parents, who have now retired, were visiting the area with a view to purchase a property and relocate closer to their youngest grandchildren. They would still like the flexibility to easily travel to visit family and friends living in other locations and are seriously considering purchasing into a similar style development further south. They have been to several similar developments during their travels between QLD, NSW and VIC. IF this development had of been up and running now, they would also be Gladstone locals which would be a great advantage to our whole family. Whilst they were here they read about this development in the newspaper and explained that this is what they have been looking for but cannot find one close enough to Gladstone and their grandchildren. They want to live with the security and pleasure of a retirement lifestyle community and facilitate options like an onsite golf course is very appealing. They have no interest of living in the investor developments which make up the majority of Gladstone region, which offer a transient rental neighbourhood and very poor security and high crime rates. We went out to the proposed facility and drove around checking the distances to shops, doctors, chemist, beach, and even drove back over to the local refuse station and the motorsports park that is located close by. After many discussions of the pro's and con's of this proposed location and the facilities they thought this would be a perfect location and have stated that they are prepared to hold off on committing to a similar facility until they hear if this moves forward, with a view to being early residents of station creek lifestyle village. I believe that this village will attract many new locals of the rapidly expanding retirement community to this area and this would be a great improvement to the whole region.

Thank you for including my support in your considerations and I trust you will agree that this development is desperately needed and ideally located within the Gladstone Region.

Yours sincerely,
Signature: 
Name: ROSS DAVISON

Name: Jamie McKenzie
Address: 26 Oaka Lane
Email: jamie@coopermckenzie.com.au

5 November 2018

Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680

Via email: info@gladstone.qld.gov.au

Attention: Assessment Manager

Dear Sir/Madam,

**DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS RD)
11SP200678, 1RP620530 & 4CTN2091**

I write to express my support for the development application described above. I understand the proposal and offer my support for this development application for the following reasons:

I'm 52 and work / lifestyle balance is becoming more confronting. Being able to assimilate into increased leisure time and decreased work with like-minded, similarly motivated couples with discretionary income to enjoy life and companionship is a fundamental prerequisite.

We have seen too many of our close friends retire and immediately move to Maroochydore, Buderim, Montville, Noosa – having achieved somewhat of a rite of passage in Gladstone and have always projected and planned departure long in advance.

We have worked hard, accumulating investment properties and business foundations, networks and the time is approaching to realise those capital gains, top up superannuation, plan for expected and considerable inheritances and put in place plans.

At present, without a suitable alternative locally – the alternative is QLD/NSW border or mid-coast NSW within 5-7 years.

I would be persuaded to stay locally, with our reasonably generous discretionary resources and income if a facility like Station Creek were constructed and the golf course was to the standard that Mr Marsh and I discussed at length were installed as a major leisure.

PTO

After having put in so much time, effort and investment into the Gladstone region – moving away is a very really poignant inevitability.

With an estate like Station Creek – we will stay closer to family, spend our money locally, continue to help the local economy that sustained us for years and spread the word to friends and family in other states that Gladstone – is a DESTINATION, not a stopover.

Thank you for including my support in your considerations and I trust you will agree that this development is desperately needed and ideally located within the Gladstone Region.

Yours sincerely,

Signature:



Name:

Jamie Craig McKenzie

Director / Co-Owner

Cooper McKenzie Marketing Pty Ltd (Est: 2005)

Shop 4/93 Goondoon Street, GLADSTONE

Ratepayer for...

- ✓ 26 Oaka Lane, GLADSTONE
- ✓ 16 Rigby Crs, GLADSTONE
- ✓ 25 Oaka Lane, GLADSTONE
- ✓ 4 Webster Crt, AGNES WATER

Date: 5/12/18

Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680

Postal Address: 52 Katrina Blvd
New Auckland

Email (optional):

Via Email: info@gladstone.qld.gov.au

Attention: Assessment Manager

Dear Sir/Madam,

DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS ROAD)
11SP200678, 1RP620530 & 4CTN2091

I write to express my support for the development application described above. I understand the proposal and offer my support for this development application for the following reasons:

Expert analysis shows there is a **dire need for over 268 retirement dwellings** in this region right now, growing to over 720 in the next 20 years. The proposed retirement village is **very different to a residential development** offering a community lifestyle, grouping likeminded over 50 year olds, encouraging social networking, development of community spirit and provision of recreational and community activities to keep retirees physically and mentally active boosting their wellbeing and preventing feelings of isolation.

This development is well planned and partly contained **within the Priority Living Area under the CQ Regional Plan**. Due diligence studies show it can be successfully implemented. It is a short drive to Shopping Centres, Medical Facilities and public recreational facilities and attractions.

This development is compatible with surrounding businesses and recreational activities. Acoustic amenity can be provided for residents. Expert noise studies have included adjacent business activities and maximum noise levels expected from the **full Motorsport Precinct Masterplan. Site agreements signed by residents will protect the Motorsport Precinct from reverse amenity issues. Quarry and Landfill activities will spread away from the housing area** and will continue to pose no negative impact on the site. **All dwellings will be outside the transport corridor.**

This development supports the **GRC Corporate Plan** offering diversity to the local economy, will create a resilient community group, retaining over 50s who often volunteer for community/sporting clubs, charity groups and churches. It supports the **GRC Economic Development Strategy** providing business diversity, is a family owned enterprise, regionally focused addressing identified community need and is innovative being unprecedented in Australia.

This Lifestyle Village will be an enviable place to live, is extremely well researched, designed and planned by experts to ensure it is compatible with its neighbours, will be unique within Australia, will provide a substantial jobs boost to locals in the region and a substantial boost to the Gladstone Region economy with approximately \$300M investment. It will retain locals who will continue to support the local community through their expenditure with local businesses and their support of local clubs, groups and organisations with their membership and volunteerism.

Thank you for including my support in your considerations and I trust you will agree that this development is desperately needed and ideally located within the Gladstone Region.

Yours sincerely,

Signature:



Name:

LIEN DOWLING

Date: 5/12/18

Postal Address: 52 Katrina Blvd,
New Auckland

Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680

Email (optional):

Via Email: info@gladstone.qld.gov.au

Attention: Assessment Manager

Dear Sir/Madam,

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Thank you for including my support in your considerations and I trust you will agree that this development is desperately needed and ideally located within the Gladstone Region.

Yours sincerely,

Signature: *Irene Dawling*

Name: *Irene Dawling*

Date: 5/10/18

Postal Address:

GLADSTONE

Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680

Email (optional): anita.mcguire@bigpond.com

Gladstone Regional Council

13 DEC 2018

Records Department

Via Email: info@gladstone.qld.gov.au

Attention: Assessment Manager

Dear Sir/Madam,

DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS ROAD)
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This Lifestyle Village will be an enviable place to live, is extremely well researched, designed and planned by experts to ensure it is compatible with its neighbours, will be unique within Australia, will provide a substantial jobs boost to locals in the region and a substantial boost to the Gladstone Region economy with approximately \$300M investment. It will retain locals who will continue to support the local community through their expenditure with local businesses and their support of local clubs, groups and organisations with their membership and volunteerism.

Thank you for including my support in your considerations and I trust you will agree that this development is desperately needed and ideally located within the Gladstone Region.

Yours sincerely,

Signature: *Anita McGuire*

Name: ANITA MCGUIRE



CEO
G.R.C.
P.O. Box 29
CADSTONE

4 6 8 0

Date: 5.12.18

Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680

Via Email: info@gladstone.qld.gov.au

Attention: Assessment Manager

Dear Sir/Madam,

DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS ROAD)
11SP200678, 1RP620530 & 4CTN2091

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This development is well planned and partly contained within the Priority Living Area under the CQ Regional Plan. Due diligence studies show it can be successfully implemented. It is a short drive to Shopping Centres, Medical Facilities and public recreational facilities and attractions.

This development is compatible with surrounding businesses and recreational activities. Acoustic amenity can be provided for residents. Expert noise studies have included adjacent business activities and maximum noise levels expected from the full Motorsport Precinct Masterplan. Site agreements signed by residents will protect the Motorsport Precinct from reverse amenity issues. Quarry and Landfill activities will spread away from the housing area and will continue to pose no negative impact on the site. All dwellings will be outside the transport corridor.

This development supports the GRC Corporate Plan offering diversity to the local economy, will create a resilient community group and retain over 50s in the region who often volunteer for community/sporting clubs, charity groups and churches. It supports the GRC Economic Development Strategy providing business diversity, is a family owned enterprise, is regionally focused addressing identified community need and is innovative being unprecedented in Australia.

This Lifestyle Village will be an enviable place to live, is extremely well researched, designed and planned by experts to ensure it is compatible with its neighbours, will be unique within Australia, will provide a substantial jobs boost to locals in the region and a substantial boost to the Gladstone Region economy with approximately \$300M investment. It will retain locals who will continue to support the local community through their expenditure with local businesses and their support of local clubs, groups and organisations with their membership and volunteerism.

Thank you for including my support in your considerations and I trust you will agree that this development is desperately needed and ideally located within the Gladstone Region.

Yours sincerely,

Signature: 

Name: Elissa Gormley

Postal Address: 21 Paperbark street
Kin Kora QLD 4680

Email (optional):

Gladstone Regional Council

13 DEC 2018

Records Department



CEO
G.R.C.
P.O. Box 29
CADSTONE

4 6 8 0

5th December 2018.

Ian and Loraine BAILEY

Chief Executive Officer

30 Yalkarra Cres ,WURDONG HEIGHTS ,

Gladstone Regional Council

BENARABY QLD 4680.

PO Box 29

GLADSTONE Qld 4680 .

Attention : Assessment Manager .

Dear Sir/Madam ,

DA/3/2018 Public Notification Material Change of Use for Relocatable Retirement Living Lots 11,4,&1 Bruce Highway Benaraby (Cnr Bruce Highway and Tannum Sands Road) 11SP 200678, 1RP620530 & 4CTN2091.

We would submit our support for the above development application. We have studied the proposal and offer our support for the following reasons .

- There is a chronic shortage of this type of retirement living in the Gladstone and this demand will only increase over the coming years .This development provides for community life style grouping with the provision of recreational and community activities for like minded people.
- The development is well planned and partly contained within the Priority Living Area under the CQ Regional Plan .The Village is conveniently located with easy access to Shopping Centres, Medical Facilities and public recreational Facilities .
- The development is compatible with surrounding businesses and recreational facilities . Acoustic amenity can be provided for residents . Expert noise studies have included adjacent business activities and maximum noise levels expected from the full Motorsports Precinct Master Plan . Quarry and Landfill activities will spread away from the housing area and currently pose no negative impact on the site . All dwellings will be outside the transport corridor .
- The development supports the GRC Corporate Plan offering diversity to the local Community and will create a resilient community to retain this important group of people in the area without the necessity of them having to move to other areas in the State that provide for this style of retirement living .
- The Lifestyle Village will be an excellent place to live and with the detailed background research , expert design that is evident in the application . The development will support the local economy , both in the capital investment and providing a substantial boost to local employment .

With these attributes , we trust that Council will not only approve the Application but will actively support and encourage the Proponents to fill this desperate need in the Gladstone Region .

Yours faithfully ,

Ian and Loraine **BAILEY** . Email address – beatle.bailey@activ8.net.au

PO Box 701
Gladstone Q 4680

5/12/18

Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680

Via Email: info@gladstone.qld.gov.au

Attention: Assessment Manager

Dear Sir/Madam,

**DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS ROAD)
11SP200678, 1RP620530 & 4CTN2091**

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This development is well planned and partly contained **within the Priority Living Area under the CQ Regional Plan**. Due diligence studies show it can be successfully implemented. It is a short drive to Shopping Centres, Medical Facilities and public recreational facilities and attractions.

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This development supports the **GRC Corporate Plan** offering diversity to the local economy, will create a resilient community group and retain over 50s in the region who often volunteer for community/sporting clubs, charity groups and churches. It supports the **GRC Economic Development Strategy** providing business diversity, is a family owned enterprise, is regionally focused addressing identified community need and is innovative being unprecedented in Australia.

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Thank you for including my support in your considerations and I trust you will agree that this development is desperately needed and ideally located within the Gladstone Region.

Yours sincerely,


TANIA GASTON

Name: Yvette Luckock
Postal Address: PO Box 7271, Kin Kora Q 4680
Email: yvette.margaret@gmail.com

Date: 4 November 2018

Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680

Via Email: info@gladstone.qld.gov.au

Attention: Assessment Manager

Dear Sir/Madam,

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MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS ROAD)
11SP200678, 1RP620530 & 4CTN2091**

I write to express my support for the development application described above. I understand the proposal and offer my support for this development application for the following reasons:

- There is a massive shortage of retirement facilities within the Gladstone Region. I request that Gladstone Regional Council support the development, so that it will address the current shortage in retirement facilities and assist retirees to remain in this region.
- This proposed use block of land is ideally situated and suited for this purpose being level land close to Boyne Island, Tannum Sands and Gladstone. Shopping and services such as, health and medical, sports precincts/facilities and the beach would be within reach by residents.
- This proposed retirement facility would be built a relaxed, rural atmosphere beautified by a golf course will offer a truly unique and desirable retirement destination. I am currently a Rotary Sunrise volunteer and have attended monthly Benaraby Drags Course for the past 18 years. While the course is noisy if you are onsite, there are only 10 Drag meets per year and I believe these would have limited impact on this site.
- It would be my wish to stay in Gladstone as I age, as my immediate family and friends live and plan to stay in our city. This development would ensure that my family and long-time friends would be close to me when/if I need aged care. To live in an integrated retirement facility that provides an extensive variety of recreation and community facilities, close to family would be ideal if I cannot remain in my own home.
- In my experience, my own family members have been forced to move to a new community situation e.g. Bundaberg, Hervey Bay, Brisbane, in order to enter aged care. In the 21st century, this is unacceptable. It has been proved that family nearby have a positive effect on those people in aged care. This type of development would be absolutely a game changer for Gladstone.

- I care for my 87 year old aunt who has no family. As her niece, I travel regularly to Brisbane to assist with her care and other requirements. Currently she is hospital for treatment. If we had this facility in Gladstone, it would ease the worry that she has for appropriate care and vital connection to family
- Providing appropriate retirement facilities to retain retirees in the region, would mean that residents could be active volunteers providing invaluable community support. As a Rotarian and community volunteer, living at this site would give me the chance to continue my volunteer work in this area.
- In my street alone in Gladstone, four long-time resident families had to move out of the area and away from family and friends to access suitable retirement facilities and access to Aged Care facilities in other areas of the state. We are losing this valued resource of our elders in our community, because Gladstone does not have such a facility.
- While it is understandable that Gladstone Regional Council would not have envisioned such a development in their planning scheme, it is considered that there is an overwhelming community need for the development to support its approval.

Thank you for including my support in your considerations and I trust you will agree that this development is desperately needed and ideally located within the Gladstone Region.

Yours sincerely,

Signature: *Yvette*

Name: Yvette Luckock

Note:

- **Please delete this page before submitting.**
- Your letter must be signed by each person making the submission (unless submission is made electronically) OR make a submission for each person.
- Your submission must be received by Gladstone Regional Council between 30/10/18 and 14/12/18.

Items you may like to consider when writing your submission of support:

- Outline that there is a shortage of retirement facilities within the Gladstone Region and request that Gladstone Regional Council support the development so that it will address the current shortage in retirement facilities and assist retirees to remain in this region;
- Explain your personal situation or situation of family or friends that could benefit from this development or would have benefited if it was already in place;
- Provide examples of instances where a family member or friend had to move out of the area and often away from family and friends to access suitable retirement facilities;
- Outline your desire to live in an integrated retirement facility that provides an extensive variety of recreation and community facilities;
- State this block of land is ideally situated and suited for this purpose being level land close to Boyne Island, Tannum Sands and Gladstone;
- Outline that the subject site is an ideal place to live with short travel times to shops and services such as health and medical, sports precincts/facilities and the beach;
- Explain that you believe the proposed retirement facility with a relaxed, rural atmosphere beautified by a golf course will offer a truly unique and desirable retirement destination;
- Outline that you don't think the sites proximity to the Benaraby Motorsport Precinct or surrounding activities will be a detractor for future residents;
- State that 'while it is understandable that Gladstone Regional Council would not have envisioned such a development in their planning scheme, it is considered that there is an overwhelming community need for the development to support its approval';
- State the importance of providing appropriate retirement facilities to retain retirees in the region as they are often active volunteers providing invaluable community support;
- Any other view you wish to outline.

Further information

Project website www.stationcreeklifestylevillage.com.au

Full details of the Development Application may be found at <http://www.gladstone.qld.gov.au/planning-applications>

Project Manager: Jason Sullivan 0428 211 766
Family Member & Director: Jonathan Mann 0429 057 211 or
Family Member & Director: Michael Mann 0409 838 344

Name:
Postal Address:
Email:

Date:

Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680

Via Email: info@gladstone.qld.gov.au

Attention: Assessment Manager

Dear Sir/Madam,

**DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS ROAD)
11SP200678, 1RP620530 & 4CTN2091**

I write to express my support for the development application described above. I understand the proposal and offer my support for this development application for the following reasons:

Expert analysis shows there is a **dire need for over 268 retirement dwellings** in this region right now, growing to over 720 in the next 20 years. The proposed relocatable retirement village is very different to a residential development, offers a community lifestyle grouping likeminded over 50 year olds, encouraging social networking, development of community spirit and provision of recreational and community activities to keep retirees physically and mentally active boosting their wellbeing and preventing feelings of isolation.

This development is well planned and partly contained **within the Priority Living Area under the CQ Regional Plan**. Due diligence studies show it can be successfully implemented. It is a short drive to Shopping Centres, Medical Facilities and public recreational facilities and attractions.


This development is compatible with surrounding businesses and recreational activities. Acoustic amenity can be provided for residents. Expert noise studies have included adjacent business activities and maximum noise levels expected from the **full Motorsports Precinct Masterplan. Quarry and Landfill activities will spread away from the housing area** and currently pose no negative impact on the site. **All dwellings will be outside the transport corridor.**

This development supports the **GRC Corporate Plan** offering diversity to the local economy, will create a resilient community group, retain over 50s who often volunteer for community/sporting clubs, charity groups and churches. It supports the **GRC Economic Development Strategy** providing business diversity, is a family owned enterprise, regionally focused addressing identified community need and is innovative being unprecedented in Australia.

This Lifestyle Village will be an enviable place to live, is extremely well researched, designed and planned by experts to ensure it is compatible with its neighbours, will be unique within Australia, will provide a substantial jobs boost to locals in the region and a substantial boost to the Gladstone Region economy with approximately \$300M investment and will retain locals who will continue to support the local community through their expenditure with local businesses, their support of local clubs, groups and organisations with their membership and volunteerism.

Thank you for including my support in your considerations and I trust you will agree that this development is desperately needed and ideally located within the Gladstone Region.

Yours sincerely,

Signature: 

Name: *Melonie Achilles*

Postal Address:

06 DEC 2018

~~Records Department~~

Email:

Date:

Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680

Via Email: info@gladstone.qld.gov.au

Attention: Assessment Manager

Dear Sir/Madam,

**DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS ROAD)
11SP200678, 1RP620530 & 4CTN2091**

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*a great idea to have a development
there as a lot of aged people will
be able to stay close to loved ones.*

Thank you for including my support in your considerations and I trust you will agree that this development is desperately needed and ideally located within the Gladstone Region.

Yours sincerely,

Signature: *U.E. Garson*

Name: *Valda Garson*



To

Chief Executive Officer,
Gladstone Regional Council,
P.O. Box 29
Gladstone

4 6 8 0

attention: assessment manager.

Date: 6-12-18

Postal Address:

16 BEEZLEY ST
GLADSTONE.

Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680

Email (optional):

Via Email: info@gladstone.qld.gov.au

Attention: Assessment Manager

Dear Sir/Madam,

DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS ROAD)
11SP200678, 1RP620530 & 4CTN2091

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This development is compatible with surrounding businesses and recreational activities. Acoustic amenity can be provided for residents. Expert noise studies have included adjacent business activities and maximum noise levels expected from the full Motorsport Precinct Masterplan. Site agreements signed by residents will protect the Motorsport Precinct from reverse amenity issues. Quarry and Landfill activities will spread away from the housing area and will continue to pose no negative impact on the site. All dwellings will be outside the transport corridor.

This development supports the GRC Corporate Plan offering diversity to the local economy, will create a resilient community group and retain over 50s in the region who often volunteer for community/sporting clubs, charity groups and churches. It supports the GRC Economic Development Strategy providing business diversity, is a family owned enterprise, is regionally focused addressing identified community need and is innovative being unprecedented in Australia.

This Lifestyle Village will be an enviable place to live, is extremely well researched, designed and planned by experts to ensure it is compatible with its neighbours, will be unique within Australia, will provide a substantial jobs boost to locals in the region and a substantial boost to the Gladstone Region economy with approximately \$300M investment. It will retain locals who will continue to support the local community through their expenditure with local businesses and their support of local clubs, groups and organisations with their membership and volunteerism.

Thank you for including my support in your considerations and I trust you will agree that this development is desperately needed and ideally located within the Gladstone Region.

Yours sincerely,

Signature:



Name:

andy van Bergen

2 Winnecke Rd

Tannum Sands Qld 4680

Email: mbrushe@bigpond.net.au

Chief Executive Officer

Gladstone Regional Council

PO Box 29

Gladstone Qld 4680

Attention: Assessment Manager

Dear Sir/Madam

DA/3/2018 – PUBLIC NOTIFICATION

MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING

LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS ROAD)

11SP200678, 1RP620530 & 4CTN2091

I write to express my opinion in relation to the development application described above.

Whilst I support whole heartedly any proposal, including this development, for the development of retirement living options within the Gladstone Region, I do so with some reservation in relation to the location of this proposal.

Given this development's proximity to the Bruce Highway, the Benaraby Motorsports Complex and the Benaraby Landfill, I believe conflict between this development and current uses will not afford elderly residents the amenity that they will want within their residential community.

As a long term resident (33 years) of Tannum Sands, I am well aware of the noise generated by the current dragstrip as it is clearly audible at our house. It is not offensive at that distance but I am sure would be on the land proposed for this development. I acknowledge that engineering designs within buildings may ameliorate some of this, but I reserve my full support without full noise attenuation reports.

Whilst the dragstrip is only used periodically, it is the intention to increase this to weekly events, and together with the relocation of the Gladstone Speedway to Benaraby Motorsports, the frequency of loud events will be dramatically increased.

I take this opportunity to again respectfully petition Gladstone Regional Council to work with retirement village proponents to deliver a quality facility that recognises and supports the desire of locals to enjoy their later years amongst well established family and friends in the Gladstone Region, and continue to be healthy, happy, contributing members of this community.

Yours sincerely



Maxine Brushe

6th December 2018

Date: 6-12-18

Postal Address: 16 BEEZLEY ST.
GLADSTONE 4680

Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680

Email (optional):

Via Email: info@gladstone.qld.gov.au

Attention: Assessment Manager

Dear Sir/Madam,

DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS ROAD)
11SP200678, 1RP620530 & 4CTN2091

I write to express my support for the development application described above. I understand the proposal and offer my support for this development application for the following reasons:

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Thank you for including my support in your considerations and I trust you will agree that this development is desperately needed and ideally located within the Gladstone Region.

Yours sincerely,

Signature:

Name:

PETER VAN BERGEN

Name: Gregory and Kathy Wakefield
Postal Address: 12 Venus Street, Gladstone 4680

Email.

gwa26748@bigpond.net.au

02 Nov 18

Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680

Attention: Assessment Manager

Dear Sir/Madam,

**DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS ROAD)
11SP200678, 1RP620530 & 4CTN2091**

I write to express my support for the development application described above. I understand the proposal and offer my support for this development application for the following reasons:

There is a lack of facilities in our area for retirement facilities. Greg and I will both be considering what is available in a few years and consider there is nothing that would suit us to have our van and or boat in a village. Greg and I would want to live in a facility that has a community support feel – ie a clubhouse, pool and bowls. We are probably not so interested in the golf, but understand others would be interested in this facility.

Greg and I want to remain in this area. We consider it our home having lived here since 1984 but understand there will come a point where upkeep and maintenance on our current home may become too difficult. Our children are in this town and we do not want to relocate to another town to have retirement living of this type.

Thank you for including my support in your considerations and I trust you will agree that this development is desperately needed and ideally located within the Gladstone Region.

Yours sincerely,

Signature:

Name:

K Wakefield G Wakefield
K WAKEFIELD G WAKEFIELD

12 DEC 2018

~~Records Department~~

Name: Noel Bowley
Postal Address: 17 Bembooka Close
Gladstone

Email: nbbowley1@bigpond.com

Date: 7 - 12 - 2018

Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680

Attention: Assessment Manager

Dear Sir/Madam,

**DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS ROAD)
11SP200678, 1RP620530 & 4CTN2091**

I write to express my support for the development application described above.

I am of senior age and have an involvement with other seniors through involvement in a number of voluntary organisations. Through this involvement I am aware that additional retirement living facilities such as that suggested for Benaraby would be valued by a number of older Gladstone residents

This proposed village appears to offer facilities such as motor home parking and on site activities for more active retirees, not available in existing facilities.

Hence I would like to see Council enable this project to proceed and serve a need that I see.

Thank you for including my support in your considerations and I trust you will agree that this development is desperately needed and ideally located within the Gladstone Region.

Yours sincerely,

Noel Bowley

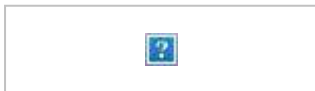
From: [Meera Sunil Abraham](#)
To: [Shaunte Farrington](#)
Subject: Submission - DA/3/2018 - Retirement facility - Richard Smith
Date: Monday, 12 November 2018 10:53:04 AM
Attachments: [image001.jpg](#)
[image002.png](#)

Please paperclip as well. Thank you.

Regards

Meera Sunil Abraham

Administration Officer – Customer Solutions



PO Box 29 Gladstone QLD 4680

Phone [07 4970 0700](tel:0749700700) | Fax [07 4975 8500](tel:0749758500)

Email: Meera.SunilAbraham@gladstone.qld.gov.au | Website www.gladstone.qld.gov.au

From: Helen Priest

Sent: Monday, 12 November 2018 10:32 AM

To: Contact Centre (Mailbox) <contactcentre@gladstone.qld.gov.au>

Cc: Planning (Mailbox) <planning@gladstone.qld.gov.au>

Subject: Planning documents for action - DA/3/2018 - Retirement facility

Please note that this email has also been forwarded to Planning@gladstone.qld.gov.au to enable Pathway Paperclip to be added

Records Management Unit

Phone: extn 6845

From: Info (Mailbox)

Sent: Monday, 12 November 2018 10:31 AM

To: 'jas1994@bigpond.net.au' <jas1994@bigpond.net.au>

Subject: FW: Mann's Retirement Facility

Gladstone Regional Council acknowledges receipt of your e-mail and advises that it has been forwarded to the relevant department for attention.

If your enquiry is urgent, please telephone (07) 49700700 anytime.

No further response will be sent unless you need to be advised of Council's course of action in regards to your enquiry.

Should this be the case Council will contact you within ten (10) business days as per the Gladstone Regional Council's Customer Service Charter which can be viewed in full if you [click here](#).

Regards,

Helen Priest

Records Management Officer



PO Box 29 Gladstone Qld 4680
Phone 07 4970 0700 | Fax 07 4975 8500
Email info@gladstone.qld.gov.au | Website: www.gladstone.qld.gov.au

From: jas1994 jas1994 <jas1994@bigpond.net.au>
Sent: Saturday, 10 November 2018 9:57 AM
To: Info (Mailbox) <info@gladstone.qld.gov.au>
Subject: Mann's Retirement Facility

Richard & Julie Smith
38 Hetherington Street, West Gladstone
jas1994@bigpond.net.au

09/11/2018

Attention: Assessment Manager

Dear Sir/Madam,

DA/3/2018 - PUBLIC

NOTIFICATION

MATERIAL CHANGE OF USE FOR

RELOCATABLE RETIREMENT LIVING

LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY

(CNR BRUCE HIGHWAY & TANNUM SANDS ROAD)

11SP200678, 1RP620530

& 4CTN2091

I Richard Smith, of the address above, are writing to you to express my support for the development application described above. I understand the Proposal and offer my support for this development application for the following reasons. I am extremely excited about what the **Mann's Proposal** has to offer, and hopefully look forward to residing there in the future.

Since 1973, I have lived in the Gladstone area. All my family and my partners family and extended family, all live in the Gladstone area also. Retirement for me is now less than 10 years away. My Retirement Dream is to eventually own a Motor-home with my partner, and reside in a **Retirement Village**, like what the **Mann's are proposing**. But also most importantly, I wish to be around my family and friends in Retirement. **NOT** having to look elsewhere for similar standards for Retirement. Like the **Maryborough** RV Park or **Bundaberg**.

It is a Fact that Gladstone has always lacked enough good Retirement facilities to keep its loyal people here. This has caused some of my friends to head south to the above places. **SHAME**. The Mann's **'Station Creek Retirement village** proposal, is offering things that no others in Gladstone area does. Firstly the **Location** is great, just far enough from Suburbia to get the relaxed **Country Feel**, yet close enough to pop into town to do a few things, or enjoy a dip at the beach. Then the thought of **Flat Land**. Great idea, it allows all levels of elderly fitness abilities to participate more in personal fitness. Having a Pro designed golf course plus other sporting/ fitness activities at my doorstep, really is exciting to hear. Also most importantly, hearing that it is **Family Run**

venture, brings a family feeling. NOT, one that is all corporate run, as they care more about profits, form their tenants then treating them as Family.

Being close to the Highway or Benaraby Sports Precinct, doesn't phase me, as buffer zones and housing acoustics will be included in the proposal. I really don't mind some noise, so I don't see noise as a issue. But the benefits of relaxing around a Family orientated run Village, or being able to just cruise down the highway on your next adventure, really excites me.

The Gladstone area really needs this to eventuate. **An alternative style of Retirement living, run by a Local Family's consortium, that Cares about Gladstone, and its Retiring Community.** So I really hope the Gladstone City Council gets on board and supports the Development as it not only addresses a shortage in Retirement Accommodation, but gives an **alternative choice** to what I think is a Much Better idea to Retirement Living. Its all about **Choice**, and more Importantly, **Keeping Gladstone Family's Together.**

Thank you for including my support in your considerations and I trust you will agree that this development is desperately needed and ideally located within the Gladstone Region.

Yours sincerely, Richard Smith.

Disclaimer: This email and any attachments may contain confidential or privileged information. You must not use or disclose this information, other than for the purposes for which it was supplied. The privilege or confidentiality attached to this email and attachments is not waived by reason of mistaken delivery to you. If for whatever reason this email is received by someone other than the intended recipient, you are requested to notify the sender promptly by telephone, email or facsimile and destroy and delete all copies of the original message. Personal information will only be disclosed to a third party with your written authorisation or as required by law – Refer to Council's website for more information relating to [Privacy](#) or [Right to Information](#).

Name: Ian GAFFEY
Postal Address: 4866 Bruce Hwy Benaraby 4680
Email:

Date: 9-12-18

Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680

Gladstone Regional Council

12 DEC 2018

Records Department

Via Email: info@gladstone.qld.gov.au

Attention: Assessment Manager

Dear Sir/Madam,

**DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS ROAD)
11SP200678, 1RP620530 & 4CTN2091**

I write to express my support for the development application described above. I understand the proposal and offer my support for this development application for the following reasons:

Expert analysis shows there is a **dire need for over 268 retirement dwellings** in this region right now, growing to over 720 in the next 20 years. The proposed relocatable retirement village is very different to a residential development, offers a community lifestyle grouping likeminded over 50 year olds, encouraging social networking, development of community spirit and provision of recreational and community activities to keep retirees physically and mentally active boosting their wellbeing and preventing feelings of isolation.

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This development supports the **GRC Corporate Plan** offering diversity to the local economy, will create a resilient community group, retain over 50s who often volunteer for community/sporting clubs, charity groups and churches. It supports the **GRC Economic Development Strategy** providing business diversity, is a family owned enterprise, regionally focused addressing identified community need and is innovative being unprecedented in Australia.

This Lifestyle Village will be an enviable place to live, is extremely well researched, designed and planned by experts to ensure it is compatible with its neighbours, will be unique within Australia, will provide a substantial jobs boost to locals in the region and a substantial boost to the Gladstone Region economy with approximately \$300M investment and will retain locals who will continue to support the local community through their expenditure with local businesses, their support of local clubs, groups and organisations with their membership and volunteerism.

Thank you for including my support in your considerations and I trust you will agree that this development is desperately needed and ideally located within the Gladstone Region.

Yours sincerely,

Signature: 
Name: Ian Gaffey

10 DEC 2018



Chief Executive Officer
Gladstone Regional Council
PO Box 29

4 6 8 0

GLADSTONE Q

1 & J Gaffney
48866 Bruce Hwy
Benaraby 4680

Name: Jennifer Gaffey
Postal Address: 48866 Bruce Hwy Benaraby
Email: 4680

Date: 9-12-18

Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680

Gladstone Regional Council

2 DEC 2018

Records Department

Via Email: info@gladstone.qld.gov.au

Attention: Assessment Manager

Dear Sir/Madam,

DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS ROAD)
11SP200678, 1RP620530 & 4CTN2091

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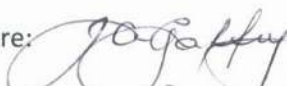
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Yours sincerely,

Signature: 
Name: Jennifer Gaffey



Chief Executive Officer
Gladstone Regional Council
PO Box 29

4 6 8 0

GLADSTONE Q

I & J Gaffney
48866 Bruce Hwy
Benaraby 4680

Name: Philip and Claire Mann
Postal Address: P.O. Box 104, Calliope. Qld.
4680

Email:

Date: 09.12.2018

Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680

Via Email: info@gladstone.qld.gov.au

Attention: Assessment Manager

Dear Sir/Madam,

**DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS ROAD)
11SP200678, 1RP620530 & 4CTN2091**

We write to express our support for the development application described above. We understand the proposal and offer our support for this development application for the following reasons:

1. There has been a long term shortage of retirement accomodation in the Gladstone region and research indicates that this shortage will continue to increase into the future. This development provides a means of alleviating at least some of that shortfall and retaining residents in the region that would otherwise be forced to leave the area to find suitable retirement living. The retention of these residents will prevent a loss to the local economy from the money they spend with local businesses. It will also help build a stronger community if the knowledge and skills of these retirees are not lost to the area with many volunteering their services to the various local clubs and associations.
2. This development is ideally located. It is within very close proximity to services and public attractions provided at Tannum Sands/Boyne Island and Gladstone while providing a unique rural setting on virtually level land for the enjoyment of residents.
3. There will be a significant boost to the local economy from the investment of approximately \$300 million dollars for the development of this facility. Apart from the many jobs this will provide during construction there will be many permanent jobs created for the running of the facility. This in itself improves the business diversity and employment opportunities in the Gladstone region
4. Significant effort has been made to ensure this development will co-exist with surrounding businesses and recreational activities. Expert noise studies at the site have enabled noise mitigation measures to be included in the development plan to ensure residents are not impacted by noise generated from the nearby Motorsport precinct and highway both now and into the future. Site agreements signed by residents will also prevent any negative impact for the Motorsport precinct.

Thank you for including our support in your considerations and we trust you will agree that this development is desperately needed and ideally located within the Gladstone Region.

Yours sincerely,

Signature: 

Name: Philip Mann

Signature: 

Name: Claire Mann

Postal Address:

Email:

Date:

Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680

Via Email: info@gladstone.qld.gov.au

Attention: Assessment Manager

Dear Sir/Madam,

WE NEED THIS HERE!!
GREAT DEVELOPMENT!!
GREAT IDEA FOR THIS AREA + ECONOMIC'S FOR OUR FUTURE!

DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS ROAD)
11SP200678, 1RP620530 & 4CTN2091

I write to express my support for the development application described above. I understand the proposal and offer my support for this development application for the following reasons:

We are losing old people to other areas when retiring + downsizing. Families have to travel further to visit their aging loved ones. The elders who need to move to a retirement village need to change doctors, dentists, optometrist + lose their network of friends. The community misses out financially from this loss! The old MOTORSPORT facility at BENARABY doesn't operate every night. The Maryborough Speedway is right next door to a "RV RETIREMENT VILLAGE". Besides the residences will be

insulated to reduce noise.

Thank you for including my support in your considerations and I trust you will agree that this development is desperately needed and ideally located within the Gladstone Region.

Yours sincerely,

Signature:

Name:

Tricia Stewardson
TRICIA STEWARDSON

Postal Address:

Date: 10/12/18

Email: wendy@tannumeyecore.com.au

Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680

Via Email: info@gladstone.qld.gov.au

Attention: Assessment Manager

Dear Sir/Madam,

**DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS ROAD)
11SP200678, 1RP620530 & 4CTN2091**

I write to express my support for the development application described above. I understand the proposal and offer my support for this development application for the following reasons:

Boyne / Tannum has very few over 65s as compared to the state of QLD. ~~in~~ 2016 Census shows Boyne Tannum has 9.3% over 65 compared with 20.7% for all of Queensland. This is a loss of a generation; loss of grandparents, volunteers and wisdom. An independent style of retirement living is great solution to retain our Seniors. This is not an over-crowded development. Some cows will give up there paddocks, but there is plenty of grazing land around!! Residents are already deaf - the Speedway shouldn't annoy them.

Thank you for including my support in your considerations and I trust you will agree that this development is desperately needed and ideally located within the Gladstone Region.

Yours sincerely,

Signature:

Wendy Wiltshire

Name:

WENDY WILTSHIRE.



CENTRAL QUEENSLAND TRIALS CLUB
P.O. BOX 1994, GLADSTONE. QLD. 4680

Balancing Fun with Challenges

10TH December 2018

Chief Executive Officer

Gladstone Regional Council

PO Box 29

Gladstone QLD 4680

Attention: Assessment Manager

Dear Sir/Madam,

RE: DA / 3 / 2018 - PUBLIC NOTIFICATION MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS ROAD) 11SP200678, 1RP620530 & 4CTN2091

The Central Queensland Trials Club would like to formally express our objection to the development application described above.

We feel that this is not a suitable location for a Retirement village due to its proximity to the Bruce Highway, sand quarries, Benaraby Landfill and the Benaraby Motorsports complex. The landfill, quarry, and the Motorsports Complex have all been in their current locations for some time now and we feel that due to issues like noise from highway traffic, trucks coming and going to the landfill and quarry, and events being held at the Motorsports Complex, this would ultimately have a lot of future residents of the proposed development putting complaints into the council, thus, causing the current industries and recreational sites to have to adhere to strict limitations or close down.

Dust from the quarry and from events being held at the Motorsports complex would also be an issue for residents, and as the residents are in a mature age bracket some may have respiratory issues that may become life threatening on dusty windy days.

All motorsports in the Gladstone area have been encouraged to set up their sporting clubs at the Benaraby Motorsports Complex. Some clubs have put a lot of time and money into club facilities and it would be heartbreaking for these clubs not to be able to use the land for what it was intended, or worse, to have to find new club grounds.

On windy days the smell and dust from the Landfill area would reach the proposed development site causing issues for residents, along with dust from areas of the Motorsports Complex. Night events are often held at the Motorsports Complex with the sounds of bikes and cars being a potential problem to future residents.

We agree that Gladstone is in need of more retirement facilities but feel that this is not the correct place for such a facility.

Regards,

Linda Casey

Secretary, per

Central Qld Trials Club

Name:
Postal Address:
Email:

Date:

Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680

Gladstone Regional Council
10 DEC 2018
Records Department

Via Email: info@gladstone.qld.gov.au

Attention: Assessment Manager

Dear Sir/Madam,

**DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS ROAD)
11SP200678, 1RP620530 & 4CTN2091**

I write to express my support for the development application described above. I understand the proposal and offer my support for this development application for the following reasons:

I've past this site most days and agree it would be a great development to be built. Places for retirees to live are needed in the Gladstone area. I feel proximity to the motor sports complex would not be a problem as prevailing winds are conducive to bypassing this area mostly.

Thank you for including my support in your considerations and I trust you will agree that this development is desperately needed and ideally located within the Gladstone Region.

Yours sincerely,

Signature:

Delma June Coxier

Name:

DELMA JUNE COXIER,
4 IRMA CRT
BENARABY

GLADSTONE REGIONAL COUNCIL
BOYNE TANNUM COMMUNITY CENTRE

Date: 6.12.18

Time: 10.01am

Name: X Moore

28 November 2018

The CEO
Gladstone Regional Council
PO Box 29
GLADSTONE QLD 4680

By Email: info@gladstonerc.qld.gov.au

Dear Sir

**RE: APPLICATION REFERENCE DA/3/2018
LOTS 11, 4 AND 1 BRUCE HIGHWAY, BENARABY**

Please find following a submission in opposition to the above Application.

The proposed development should be rejected by Council on the basis that:

- The proposed development is, by any definition, for residential product in a municipality which has significant existing approvals for land, in sequence, which could easily accommodate the residential / retirement uses proposed by this application.
- The application falsely proposes that provision of this product on already approved land is impossible because of prohibitive up front structural costs.
- The proposal requires significant commitment by the Council, and the State, of infrastructure and funds to an out of sequence development proposal. It would be fiscal impropriety of the highest order were funds committed to this proposal out of sequence, rather than to existing land already approved in the Emerging Community zones or Priority Infrastructure Area.
- Gladstone already has three golf courses, and the viability of these is questionable. It is difficult to see how a fourth golf course could possibly be considered viable, and Council should be cautious to ensure that it is not only the residential / retirement uses that are ultimately developed.

Further specifics as to why Council should reject this proposal include the following:

1. The Application, and the Economic Needs Assessment does not properly consider existing supply of land within the Emerging Communities Zone and Priority Infrastructure Area which could accommodate the proposed uses.
 - 1.1 Council rightly identifies, amongst others, Riverstone Rise, with significant capacity to accommodate future residential accommodation, including retirement accommodation of various configurations.

2. The Application, and subsequent Information Request Response, incorrectly assumes that delivery of retirement product, including that proposed for Station Creek, would be precluded on existing zoned land because of prohibitive up front land acquisition expenses.
 - 2.1 This is incorrect. The Land Agreement and structure of land ownership at Riverstone Rise is a flexible and efficient structure which allows favourable consideration of multiple residential configurations, including that proposed by the Application. Riverstone Rise, as a matter of fact has, and will continue to engage with Retirement operators with a view of providing retirement living options, of any configuration and tenure, as part of the overall masterplan at Riverstone Rise. Feedback to date is that timing is not right at this point, but as the Application notes, this demand will increase over time. Riverstone Rise can accommodate this demand.
3. The Application, and subsequent Information Request Response suggests that the cost of delivery of Infrastructure to the subject site is expected to be comparable to the delivery of works and infrastructure to other sites.
 - 3.1 This is incorrect. Much of the upfront infrastructure is already in place in other projects, including Riverstone Rise and The Sands. Why incur significant costs when there is already significant land that sits in either the Emerging Communities Zone or Priority Infrastructure Area capable of accommodating the proposal.
4. The viability of the Golf Course seems predicated on membership sourced from the associated retirement development. This is flawed.
 - 4.1 Elsewhere in the Application, price sensitivity is proposed as a major driver for the retirement product. It seems counter-intuitive to then argue that this price-sensitive market will pay subscriptions to underwrite the viability of the golf course. The Application also suggests that many of the target market are mobile 'lock and leave' retirees, further questioning the viability of golf course patronage.
 - 4.2 Gladstone already has three golf courses whose membership and viability is struggling. It is difficult to see how a fourth course in the region would perform differently. Surplus resources should be directed toward one of the existing courses, for example, Boyne Island / Tannum Sands, which could benefit from co-operative marketing initiatives with similar retirement product delivered at Riverstone Rise. Council also needs to be cautious that the subject residential / retirement product is not delivered without a commitment to the overall integrated facility, including golf.

We trust that the above is in order, and urge Council to carefully consider, and duly reject, the proposed development.

Yours faithfully



Andrew Brimblecombe
General Manager – Communities
DEVINE LIMITED

10 DEC 2018

Records Department

Name:

Don Colyer

Postal Address:

P.O. Box 3192

Email:

TANNUM SANDS.

Date:

Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680

Via Email: info@gladstone.qld.gov.au

Attention: Assessment Manager

Dear Sir/Madam,

DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS ROAD)
11SP200678, 1RP620530 & 4CTN2091

I write to express my support for the development application described above. I understand the proposal and offer my support for this development application for the following reasons:

- (A) RETIRED COUPLES LEAVE THE GLADSTONE AREA AS WE HAVE AN EMBARRASING LACK OF THIS STYLE OF LIVING, WHERE OLDER PEOPLE ARE ABLE TO STILL ENJOY OUR WONDERFUL AREA (I.E.) FISHING, SPORT, MEDICAL LIFESTYLE & IMPORT-ANTLY IN CLOSE PROXIMITY TO FAMILY & FRIENDS.
- (B) PROPOSED SITE WOULD BE AN EXCELLENT CHOICE AS LOCATION IS CLOSE TO MEDICAL, SHOPPING, ETC
- (C) WE PRESENTLY LIVE AT BENARABY & OUR BLOCK IS HARD TO MAINTAIN WHEN TRAVELLING. DUE TO WIND DIRECTION THE MOTOR SPORT PRECINCT WOULD BE QUITER IF WE WERE TO MOVE THERE (VILLAGE)

Thank you for including my support in your considerations and I trust you will agree that this development is desperately needed and ideally located within the Gladstone Region.

Yours sincerely,

Don Colyer

Signature:



Name:

Don & Penma Colyer

4 Iama St

River Downs, Benaraby

Date: 10/12/2018

Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680

Name: JULIE PAYER
Postal Address: 48846 BRUCE HWY
BENARABY Q 4680
payermiju@hotmail.com

Via Email: info@gladstone.qld.gov.au

Attention: Assessment Manager

Dear Sir/Madam,

**DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS ROAD)
11SP200678, 1RP620530 & 4CTN2091**

I write to express my support for the development application described above. I understand the proposal and offer my support for this development application for the following reasons:

Expert analysis shows there is a **dire need for over 268 retirement dwellings** in this region right now, growing to over 720 in the next 20 years. The proposed relocatable retirement village is very different to a residential development, offers a community lifestyle grouping likeminded over 50 year olds, encouraging social networking, development of community spirit and provision of recreational and community activities to keep retirees physically and mentally active boosting their wellbeing and preventing feelings of isolation.

This development is well planned and partly contained within the Priority Living Area under the CQ Regional Plan. Due diligence studies show it can be successfully implemented. It is a short drive to Shopping Centres, Medical Facilities and public recreational facilities and attractions.

This development is compatible with surrounding businesses and recreational activities. Acoustic amenity can be provided for residents. Expert noise studies have included adjacent business activities and maximum noise levels expected from the **full Motorsports Precinct Masterplan. Quarry and Landfill activities will spread away from the housing area** and currently pose no negative impact on the site. **All dwellings will be outside the transport corridor.**

This development supports the **GRC Corporate Plan** offering diversity to the local economy, will create a resilient community group, retain over 50s who often volunteer for community/sporting clubs, charity groups and churches. It supports the **GRC Economic Development Strategy** providing business diversity, is a family owned enterprise, regionally focused addressing identified community need and is innovative being unprecedented in Australia.

This Lifestyle Village will be an enviable place to live, is extremely well researched, designed and planned by experts to ensure it is compatible with its neighbours, will be unique within Australia, will provide a substantial jobs boost to locals in the region and a substantial boost to the Gladstone Region economy with approximately \$300M investment and will retain locals who will continue to support the local community through their expenditure with local businesses, their support of local clubs, groups and organisations with their membership and volunteerism.

Thank you for including my support in your considerations and I trust you will agree that this development is desperately needed and ideally located within the Gladstone Region.

Yours sincerely,

Signature:

Name:

Date: 11/12/18

Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680

Postal Address: ~~21 PP~~ 21 MACEDON STREET
GLADSTONE, QLD 4680.

Email (optional): brendan@blomex.com.au

Via Email: info@gladstone.qld.gov.au

Attention: Assessment Manager

Dear Sir/Madam,

DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS ROAD)
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Thank you for including my support in your considerations and I trust you will agree that this development is desperately needed and ideally located within the Gladstone Region.

Yours sincerely,

Signature:



Name:

Brendan Hunt

31 Slade Road, Beecher, Gladstone. 4680

11/12/18

Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680

stephands@bigpond.com

Via Email: info@gladstone.qld.gov.au

Attention: Assessment Manager

Dear Sir/Madam,

**DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
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Thank you for including my support in your considerations and I trust you will agree that this development is desperately needed and ideally located within the Gladstone Region.

Yours sincerely,

Doug Stephan

Postal Address: 2 Thackeray Street
Park Avenue 4701

Date: 11/122018

Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680

Email (optional):

Via Email: info@gladstone.qld.gov.au

Attention: Assessment Manager

Dear Sir/Madam,

**DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS ROAD)
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Thank you for including my support in your considerations and I trust you will agree that this development is desperately needed and ideally located within the Gladstone Region.

Yours sincerely,
Geoffrey Beal

Name: Ged and Pam Carter
Postal Address: 278/50 Lindah Rd East
Tinana Qld 4650

Email: gednpamnvan@bigpond.com

Date: 11/11/18

Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680

Via Email: info@gladstone.qld.gov.au

Attention: Assessment Manager

Dear Sir/Madam,

**DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS ROAD)
11SP200678, 1RP620530 & 4CTN2091**

I write to express my support for the development application described above.

After living in Gladstone on and off for 30 years, we moved to RV Homebase Active Lifestyle Village in Tinana, Maryborough in July 2017, and have settled very well into village life. Our village is similar in many respects to this proposed development. We believe villages such as these offer many benefits to over 50's and retirees, including the following:

There are many recreational facilities available to encourage physical activity.

There is a feeling of community, plenty of opportunities for socialising, we know our neighbours and help each other out. There is a diverse skills base in a village such as ours, nothing that can't be achieved.

When travelling, we feel totally confident about the security of our home and the yard maintenance, under the care of village staff and the watchful eyes of neighbours.

We are able to pack / unpack / maintain our caravan in the carport and it is not exposed to the elements when not being used.

There is solid community support, and we know that our social connections will be of significant value in the event, for example, of the passing of a partner. ie. we will be among friends and won't be living alone in suburbia!

Thank you for including my support in your considerations and I trust you will agree that this development is desperately needed and ideally located within the Gladstone Region.

Yours sincerely,

Name: Gerard Carter and Pamela Carter

Postal Address: 2 Thackeray Street
Park Avenue 4701

Date: 11/122018

Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680

Email (optional):

Via Email: info@gladstone.qld.gov.au

Attention: Assessment Manager

Dear Sir/Madam,

**DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS ROAD)
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Yours sincerely,
Karen Beal

Name: Ged and Pam Carter
Postal Address: 278/50 Lindah Rd East
Tinana Qld 4650

Email: gednpamnvan@bigpond.com

Date: 11/11/18

Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680

Via Email: info@gladstone.qld.gov.au

Attention: Assessment Manager

Dear Sir/Madam,

**DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
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Yours sincerely,

Name: Gerard Carter and Pamela Carter

13 DEC 2018

GLADSTONE REGIONAL COUNCIL
Calliope Office

Records Department

Date: 11/12/2018

Time: 11:20 am

Name: Cath H.

Name: DON + CAROL NEY
Postal Address: P.O. Box 250
CALLIOPE QLD
Email: DURY7@BIGPOND.COM

Date: 11. 12. 2018

Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680Via Email: info@gladstone.qld.gov.au

Attention: Assessment Manager

Dear Sir/Madam,

DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS ROAD)
11SP200678, 1RP620530 & 4CTN2091

I write to express my support for the development application described above. I understand the proposal and offer my support for this development application for the following reasons:

1. THERE IS A DESPERATE SHORTAGE OF RETIREMENT FACILITIES IN THE GLADSTONE REGION.
2. MY WIFE AND I ARE TRYING VERY HARD TO GET INTO SUCH A FACILITY BUT THERE ARE NO SUITABLE ONES IN THIS REGION + WE ARE VERY KEEN TO STAY AS WE HAVE SPENT CLOSE TO 25 YEARS HERE BUT UNFORTUNATELY BECAUSE OF OUR AGE + HEALTH ARE GETTING CLOSE TO MOVING AS ARE A LOT OF OUR FRIENDS THEY ARE LIKE US + DON'T WANT TO LEAVE OUR FAMILY, GRAND KIDS + FRIENDS BUT DON'T HAVE
3. THE STATION CREEK PROPOSAL OFFERS A GREAT DEAL IN THAT IT HAS EXTENSIVE VARIETY OF RECREATION + COMMUNITY FACILITIES
4. THE PROPOSED SITING OF THE PLANNED FACILITY IS IDEAL FOR THIS PURPOSE - PLEASE SEE ATTACHED.

Thank you for including my support in your considerations and I trust you will agree that this development is desperately needed and ideally located within the Gladstone Region.

Yours sincerely,

Signature:

Name:

DON NEY

CAROL NEY

5. WE CERTAINLY DO NOT BELIEVE THE RECENT

Page 2

OBSTRUCTION IN THE PAPER BY THE BENGAL GOVERNMENT
PEOPLE WILL PUT PAPER OFF AT ALL. WE ARE
CERTAINLY NOT CONCERNED BY IT.

6. IT WOULD BE GREAT TO HAVE A TOP CLASS GOLFING
FACILITY IN THE REGION. ALL ABOUT THE OLD.

COAST THERE ARE THE MURRAY VICTORY GOLFING

TOURNAMENT, FOR NORTH OCEAN, WINTER SUIT AT

MACKAY, PROSEPERINE, CAPRICORN AT ROCKY +

YARRON, HARVEY BAY. BUT SALLY HAVE IN

GLASSTONE BECAUSE OF THE POOR QUALITY

OF COURSES. THE EVENTS ARE APPROX HUNDRED OF

PEOPLE (MANY FROM GLASSTONE) EVERY YEAR.

IT IS HARD TO SEE ALL THE GOOD PEOPLE

WHO HAVE HAD TO LEAVE THIS AREA IN THE PAST.

THIS CAN PROBABLY BE ATTRIBUTED TO POOR

MANAGEMENT OF THE AREA BY PREVIOUS

BOARDS. PLEASE DON'T ALLOW THE POOR

DECISION OF THE PAST TO CONTINUE AND

GIVE VERY SERIOUS THOUGHT TO IMPROVING

THIS FACILITY.

Nathan Shannon
5 Coolongolook Close
WEST GLADSTONE QLD 4680

The Assessment Manager
Gladstone Regional Council
PO Box 29
GLADSTONE QLD 4680
info@gladstone.qld.gov.au

11 December 2018

Dear Sir/Madam

Re: Proposed Development DA/3/2018

I am making a submission in support of a Material Change of Use for Lot 1 RP 620530, Lot 11 SP 200678 and Lot 4 CTN 2091, Iveragh.

The grounds for my submission are as follows:

1. Gladstone urgently needs additional retirement living options to support the existing and future population of our region. While there are already some forms of retirement living available such as nursing homes and independent living units, this development will provide a new style of accommodation that is not currently available. It will serve those who have relocatable vehicles, caravans and boats. Current options do not allow these to be stored on site. Gladstone region residents seeking an option like this need to leave the region permanently at the moment.
2. The scale and design of this development is appropriate for the site and compatible with the surrounding area. The size of the allotments (350m² and 4520m²) is appropriate for a development that seeks to nurture a community lifestyle and engagement by the residents. There is sufficient distance from the Benaraby Raceway that its operations will not have an impact on residents within the development for the limited number of times that major race meetings are held. Existing road traffic will be more significant for the residents.
3. Being located adjacent to the Bruce Highway and Tannum Sands Road means that the additional traffic movements will be easily accommodated and will cause no traffic or parking issues. All vehicle parking will be located on the site.
4. The inclusion of a golf course as part of the development will maintain the existing landscape of large open spaces and preserve existing water courses and drainage. The whole development will enhance the visual amenity of the area.
5. This development will provide urgently needed employment during construction and when it is operational.

Thank you for the opportunity to make a submission.

Yours sincerely

Nathan Shannon

Todd & Sarah Martin

11 December 2018

Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680

Attention: Assessment Manager

Dear Sir/Madam,

**DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS ROAD)
11SP200678, 1RP620530 & 4CTN2091**

I write to express my support for the development application described above. I understand the proposal and offer my support for this development application for the following reasons:

- My mother and father-in-law relocated from Tannum Sands five years ago due to the shortage of retirement facilities and are currently living away from their family in the Bundaberg Region. If this village was to proceed, my in-laws are planning on returning to the region and have registered their interest in becoming residents of Station Creek Lifestyle Resort as they would like to live closer to their children and grandchildren. They are planning on living in an integrated retirement facility in the Bundaberg Region should this village not be approved.
- My husband is an avid golfer and would welcome the addition of an 18-hole championship golf course in the region.
- The location for the lifestyle resort is ideally situated and suited for the development as the land is level and close to nearby facilities in Boyne Island and Tannum Sands and an easy drive to Gladstone, meaning residents would have easy access to shops and services such as health and medical, sports precincts/ facilities and the beach.
- We understand there is concern regarding the sites' proximity to the Benaraby Motorsport Precinct however residents of Boyne Island can also hear noise from the precinct and it does not deter buyers in this area, and therefore should not be a concern for either the motorsport precinct users or prospective resort buyers, if approved. While it is understandable that GRC would not have envisioned such a development when preparing the planning scheme, there is an overwhelming community need for this type of development to support its approval.

Thank you for including my support in your considerations and I trust you will agree that this development ensures appropriate retirement and community recreational facilities would be available in the area to not only retain our retirees, but possibly welcome back former residents.

Yours sincerely,



Sarah Martin

Todd & Sarah Martin

11 December 2018

Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680

Attention: Assessment Manager

Dear Sir/Madam,

**DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS ROAD)
11SP200678, 1RP620530 & 4CTN2091**

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- I am a keen golfer and would welcome the addition of an 18-hole championship golf course in the region.
- The location for the lifestyle resort is ideally situated and suited for the development as the land is level and close to nearby facilities in Boyne Island and Tannum Sands and an easy drive to Gladstone, meaning residents would have easy access to shops and services such as health and medical, sports precincts/ facilities and the beach.
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Thank you for including my support in your considerations and I trust you will agree that this development ensures appropriate retirement and community recreational facilities would be available in the area to not only retain our retirees, but possibly welcome back former residents.

Yours sincerely,



Todd Martin

21 NOV 2018

Name: Graeme Kuss
Residential Address: 3 George Street
Postal Address: P.O.Box 6
Gladstone 4680

Email:

Date: 12/11/2018

Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680

Via Email: info@gladstone.qld.gov.au

Attention: Assessment Manager

Dear Sir/Madam,

DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS ROAD)
11SP200678, 1RP620530 & 4CTN2091

I write to express my support for the development application described above. I understand the proposal and offer my support for this development application for the following reasons:

I think that the proposed retirement facility with a relaxed, rural atmosphere, having a high standard golf course will offer a truly unique and desirable retirement destination. Having elderly family members who have had to leave this area due to lack of suitable retirement options, I look forward to seeing this development occur.

There should be a consideration given to providing appropriate retirement facilities to retain retirees in the region as they are often active volunteers providing invaluable community support; I for one would love to see a village here as I am looking to retire soon and the golf course would be great for myself and my partner.

While it is understandable that Gladstone Regional Council would not have envisioned such a development in their planning scheme, it is considered that there is an overwhelming community need for the development to support its approval.

Thank you for including my support in your considerations and I trust you will agree that this development is desperately needed and ideally located within the Gladstone Region.

Yours sincerely,

Signature:



Name: Graeme Kuss

THE CEO

GLADSTONE REGIONAL COUNCIL

P.O. BOX 29

GLADSTONE

GLADSTONE REGIONAL COUNCIL
Gladstone Office

Date: 19/11/18

Time: 1.45 pm

Name: Kellere

From: [Meera Sunil Abraham](#)
To: [Shaunte Farrington](#)
Subject: DA/3/2018 - Support for development - Wheeler
Date: Monday, 12 November 2018 12:11:58 PM
Attachments: [image001.jpg](#)
[image002.png](#)

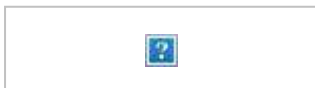
Please paperclip as well.

Thank you.

Regards

Meera Sunil Abraham

Administration Officer – Customer Solutions



PO Box 29 Gladstone QLD 4680

Phone [07 4970 0700](tel:0749700700) | Fax [07 4975 8500](tel:0749758500)

Email: Meera.SunilAbraham@gladstone.qld.gov.au | Website www.gladstone.qld.gov.au

From: Helen Priest

Sent: Monday, 12 November 2018 12:08 PM

To: Contact Centre (Mailbox) <contactcentre@gladstone.qld.gov.au>

Cc: Planning (Mailbox) <planning@gladstone.qld.gov.au>

Subject: Planning documents for action - DA/3/2018 - Support for development - Wheeler

Please note that this email has also been forwarded to Planning@gladstone.qld.gov.au to enable Pathway Paperclip to be added

Records Management Unit

Phone: extn 6845

From: Info (Mailbox)

Sent: Monday, 12 November 2018 12:08 PM

To: 'jas1994@bigpond.net.au' <jas1994@bigpond.net.au>

Subject: FW: Mann's Retirement Village Proposal

Gladstone Regional Council acknowledges receipt of your e-mail and advises that it has been forwarded to the relevant department for attention.

If your enquiry is urgent, please telephone (07) 49700700 anytime.

No further response will be sent unless you need to be advised of Council's course of action in regards to your enquiry.

Should this be the case Council will contact you within ten (10) business days as per the Gladstone Regional Council's Customer Service Charter which can be viewed in full if you [click here](#).

Regards,

Helen Priest
Records Management Officer



PO Box 29 Gladstone Qld 4680
Phone 07 4970 0700 | Fax 07 4975 8500
Email Info@gladstone.qld.gov.au | Website: www.gladstone.qld.gov.au

From: jas1994 jas1994 <jas1994@bigpond.net.au>
Sent: Monday, 12 November 2018 12:07 PM
To: Info (Mailbox) <info@gladstone.qld.gov.au>
Subject: Mann's Retirement Village Proposal

Rodney and Kathleen Wheeler
30 Aerodrome Rd, Gladstone
mumwheeler@hotmail.com

12/11/2018

Attention: Assessment Manager

Dear Sir/ Madam.

DA/3/2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY. (CNRBRUCE HIGHWAY & TANNUM SANDS ROAD)
11SP200678, 1RP620530 & 4CTN2091

I Kathleen Wheeler, of the address above, are writing to you to express my interest and support for the development application described above. I understand the Proposal and offer my support for this development application. Its about time an **Alternate Choice of Retirement Living** has been Proposed, and the Mann's Proposal looks the best yet.

Gladstone has been our home since 1974, Our Children and Gran-kids, also live in the Gladstone area. Having looked at existing Retirement Living in the Gladstone area, I must say that it is not that appealing. Not all on flat ground, or no real range of leisure activities, or Gated, and the thought of your Village expenses going to a corporation. Never really sat right with us. We like the idea an alternate style of Retirement living, run by a Local Family's consortium, that Cares about Gladstone, their family, and its Retiring Community. Plus the idea of a rental payment rather than a lump sum payment is more appealing.

Being off the Land, the Country Feel that they are offering is perfect. So we like the location in preference to town living. Some of my friends, who were long time Locals, have left for Bundaberg or Maryborough, because of a much better Retirement Living Standard, then what we currently have. But what the Mann's are offering, we think will give a more relaxed family feel. Being near the Highway, Dump and Benaraby sports precinct, isn't a issue. We live on the other side of Gladstone, Yet on some days we get the smell of QAL wafting over, and by residing across the road from the airport, we hear daily the variety of noises from aircraft. So you are kidding if you think noise is an issue. But I guess you always will get the complainers.

The Gladstone area really needs this to eventuate, giving an **Alternate Choice in Retirement Living**. So we really hope that the Gladstone City Council gets on board and supports the Development as it not only addresses a shortage in Retirement Accommodation, but gives an Alternative Choice to what we know is a much better idea to Retirement Living. It is all about choice, and more importantly, **Keeping Gladstone Family's Together**.

Thank you for including my support in your considerations, and we trust you will agree that this Development is desperately needed for the Gladstone Area, and is perfectly located for us in the Gladstone Region.

Yours sincerely, Kathleen and Rodney Wheeler.

Disclaimer: This email and any attachments may contain confidential or privileged information. You must not use or disclose this information, other than for the purposes for which it was supplied. The privilege or confidentiality attached to this email and attachments is not waived by reason of mistaken delivery to you. If for whatever reason this email is received by someone other than the intended recipient, you are requested to notify the sender promptly by telephone, email or facsimile and destroy and delete all copies of the original message. Personal information will only be disclosed to a third party with your written authorisation or as required by law – Refer to Council's website for more information relating to [Privacy](#) or [Right to Information](#).

Date: 12/12/18

Postal Address: 6 Observatory place
Newtuckland 4680

Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680

Email (optional):

GLADSTONE REGIONAL COUNCIL
BOYNE TANNUM COMMUNITY CENTRE

Via Email: info@gladstone.qld.gov.au

Date: 13.12.18

Attention: Assessment Manager

Time: 4.02pm

Dear Sir/Madam,

Name: H. Moore

DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS ROAD)
11SP200678, 1RP620530 & 4CTN2091

I write to express my support for the development application described above. I understand the proposal and offer my support for this development application for the following reasons:

Expert analysis shows there is a **dire need for over 268 retirement dwellings** in this region right now, growing to over 720 in the next 20 years. The proposed retirement village is **very different to a residential development** offering a community lifestyle, grouping likeminded over 50 year olds, encouraging social networking, development of community spirit and provision of recreational and community activities to keep retirees physically and mentally active boosting their wellbeing and preventing feelings of isolation.

This development is well planned and partly contained **within the Priority Living Area under the CQ Regional Plan**. Due diligence studies show it can be successfully implemented. It is a short drive to Shopping Centres, Medical Facilities and public recreational facilities and attractions.

This development is compatible with surrounding businesses and recreational activities. Acoustic amenity can be provided for residents. Expert noise studies have included adjacent business activities and maximum noise levels expected from the **full Motorsport Precinct Masterplan. Site agreements signed by residents will protect the Motorsport Precinct from reverse amenity issues. Quarry and Landfill activities will spread away from the housing area and will continue to pose no negative impact on the site. All dwellings will be outside the transport corridor.**

This development supports the **GRC Corporate Plan** offering diversity to the local economy, will create a resilient community group and retain over 50s in the region who often volunteer for community/sporting clubs, charity groups and churches. It supports the **GRC Economic Development Strategy** providing business diversity, is a family owned enterprise, is regionally focused addressing identified community need and is innovative being unprecedented in Australia.

This Lifestyle Village will be an enviable place to live, is extremely well researched, designed and planned by experts to ensure it is compatible with its neighbours, will be unique within Australia, will provide a substantial jobs boost to locals in the region and a substantial boost to the Gladstone Region economy with approximately \$300M investment. It will retain locals who will continue to support the local community through their expenditure with local businesses and their support of local clubs, groups and organisations with their membership and volunteerism.

Thank you for including my support in your considerations and I trust you will agree that this development is desperately needed and ideally located within the Gladstone Region.

Yours sincerely,

Signature: 

Name: Greg Brown

Date: 12/12/18

Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680

Postal Address: 6 Observatory Pl
New Auckland 4680

Email (optional):

GLADSTONE REGIONAL COUNCIL
BOYNE TANNUM COMMUNITY CENTRE

Via Email: info@gladstone.qld.gov.au

Date: 13.12.18

Attention: Assessment Manager

Time: 4:02pm

Dear Sir/Madam,

Name: H Moore

DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS ROAD)
11SP200678, 1RP620530 & 4CTN2091

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This Lifestyle Village will be an enviable place to live, is extremely well researched, designed and planned by experts to ensure it is compatible with its neighbours, will be unique within Australia, will provide a substantial jobs boost to locals in the region and a substantial boost to the Gladstone Region economy with approximately \$300M investment. It will retain locals who will continue to support the local community through their expenditure with local businesses and their support of local clubs, groups and organisations with their membership and volunteerism.

Thank you for including my support in your considerations and I trust you will agree that this development is desperately needed and ideally located within the Gladstone Region.

Yours sincerely,

Signature: 

Name: Shawarne Leek

21 NOV 2018

Name: Tony Dart
Postal Address: 14 School Street
Tannum Sands 4680

Email: ernstdart@gmail.com

Date: 13/11/2018

Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680

Via Email: info@gladstone.qld.gov.au

Attention: Assessment Manager

Dear Sir/Madam,

**DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS ROAD)
11SP200678, 1RP620530 & 4CTN2091**

I write to express my support for the development application described above. I understand the proposal and offer my support for this development application for the following reasons:

We know there is a shortage of retirement facilities within the Gladstone Region and request that Gladstone Regional Council support the development so that it will address the current shortage in retirement facilities and assist retirees to remain in this region. This will also allow families to stay close to one and other.


I am sure it will be seen in the future as a fantastic facility for the Gladstone Region and bring a lot of funding to this community.

Thank you for including my support in your considerations and I trust you will agree that this development is desperately needed and ideally located within the Gladstone Region.

Yours sincerely,

Signature:

Name:




THE CEO
GLADSTONE REGIONAL COUNCIL
P.O. Box 29.
GLADSTONE. 4680

GLADSTONE REGIONAL COUNCIL
Gladstone Office

Date: 19/11/18

Time: 1:45 pm

Name: Kellene

21 NOV 2018

Name: Darin Barnham
Postal Address: 18 Bradford Road
Gladstone 4680

Email:

Date: 13/11/2018

Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680

Via Email: info@gladstone.qld.gov.au

Attention: Assessment Manager

Dear Sir/Madam,

**DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS ROAD)
11SP200678, 1RP620530 & 4CTN2091**

I write to express my support for the development application described above. I understand the proposal and offer my support for this development application for the following reasons:

I think this block of land is ideally situated and suited for this purpose being level land close to Boyne Island, Tannum Sands and Gladstone.

I think that the proposed retirement facility with a relaxed, rural atmosphere, having a high standard golf course will offer a truly unique and desirable retirement destination.

Having elderly family members who have had to leave this area due to lack of suitable retirement options, I look forward to seeing this development occur.

There should be a consideration given to providing appropriate retirement facilities to retain retirees in the region as they are often active volunteers providing invaluable community support;

I for one would love to see a village here as my parents are looking to retire soon and the golf course would be great for them.

While it is understandable that Gladstone Regional Council would not have envisioned such a development in their planning scheme, it is considered that there is an overwhelming community need for the development to support its approval.

I think some of my immediate family members would consider this a great place to live and hope the development happens.

Thank you for including my support in your considerations and I trust you will agree that this development is desperately needed and ideally located within the Gladstone Region.

Yours sincerely,

Signature:



Name: Darin Barnham

THE CEO
GLADSTONE REGIONAL COUNCIL
P.O. BOX 29
GLADSTONE. 4680

GLADSTONE REGIONAL COUNCIL
Gladstone Office

Date: 19/11/18

Time: 1:45pm

Name: Kellene

21 NOV 2018

Name: Jason Britton
Postal Address: 22 Jeana Close
Boyne Island 4680

Email:

Date: 13/11/2018

Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680

Via Email: info@gladstone.qld.gov.au

Attention: Assessment Manager

Dear Sir/Madam,

**DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS ROAD)
11SP200678, 1RP620530 & 4CTN2091**

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While it is understandable that Gladstone Regional Council would not have envisioned such a development in their planning scheme, it is considered that there is an overwhelming community need for the development to support its approval.

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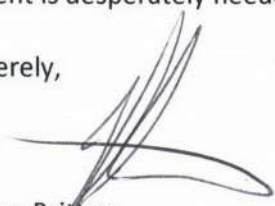
I think some of my immediate family members would consider this a great place to live and hope the development happens.

Thank you for including my support in your considerations and I trust you will agree that this development is desperately needed and ideally located within the Gladstone Region.

Yours sincerely,

Signature:

Name: Jason Britton



THE CEO

GLADSTONE REGIONAL COUNCIL

P.O. Box 29

GLADSTONE. 4680

GLADSTONE REGIONAL COUNCIL
Gladstone Office

Date: 19/11/18

Time: 1:45 pm

Name: Kellene

21 NOV 2018

Name: Jason Burns
Postal Address: 13 Lord Street
Gladstone 4680

Email:

Date: 13/11/2018

Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680

Via Email: info@gladstone.qld.gov.au

Attention: Assessment Manager

Dear Sir/Madam,

**DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS ROAD)
11SP200678, 1RP620530 & 4CTN2091**

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While it is understandable that Gladstone Regional Council would not have envisioned such a development in their planning scheme, it is considered that there is an overwhelming community need for the development to support its approval.

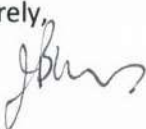
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Thank you for including my support in your considerations and I trust you will agree that this development is desperately needed and ideally located within the Gladstone Region.

Yours sincerely,

Signature:



Name: Jason Burns

THE CEO

GLADSTONE REGIONAL COUNCIL

P.O. Box 29

GLADSTONE. 4680

GLADSTONE REGIONAL COUNCIL
Gladstone Office

Date: 19/11/18

Time: 1:45 pm

Name: Kellene

Jay Wilson
17 Busted Street
GLADSTONE QLD 4680

jay.wilson2@bigpond.com

13/11/2018

Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680

Via Email: info@gladstone.qld.gov.au

Attention: Assessment Manager

Dear Sir/Madam,

**DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS ROAD)
11SP200678, 1RP620530 & 4CTN2091**

I write to express my support for the development application described above. I understand the proposal and offer my support for this development application for the following reasons:

With the current shortage of retirement facilities within the Gladstone Region, Gladstone Regional Council should support this development in order to assist retirees to remain in this region.

Retired parents of many of my close friends have moved away from their family and friends due to a lack of suitable retirement facilities in our a local area. This has had a direct impact on their families and in particular their support network. These families are having to access day-care which has in the past been difficult to gain entry into, as well as placing an additional financial burden on these families.

Retirees should be encouraged wherever possible to remain in the region as they are often an important support to not only their families, but are often active volunteers of multiple organisations providing invaluable community support.

Integrated retirement facilities who provide a variety of recreational and community facilities are available in many other small cities within Queensland and yet Gladstone being a forward-thinking community with a desire to be a forerunner in so many industrial and environmental projects, cannot see the long-term benefits of not only attracting retirees to call our beautiful region home, but retaining those we currently have.

Seems like a shame to not take advantage of a perfect land and people resource.

Thank you for including my support in your considerations and I trust you will agree that this development is desperately needed and ideally located within the Gladstone Region.

Yours sincerely,

Jay Wilson

21 NOV 2018

Name: Scott O'Brien
Postal Address: 10 Marine Ave
Tannum Sands 4680

Email:

Date: 13/11/2018

Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680

Via Email: info@gladstone.qld.gov.au

Attention: Assessment Manager

Dear Sir/Madam,

**DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS ROAD)
11SP200678, 1RP620530 & 4CTN2091**

I write to express my support for the development application described above. I understand the proposal and offer my support for this development application for the following reasons:

While it is understandable that Gladstone Regional Council would not have envisioned such a development in their planning scheme, it is considered that there is an overwhelming community need for the development to support its approval.

I think some of my immediate family members would consider this a great place to live and hope the development happens.

I am sure it will be seen in the future as a fantastic facility for the Gladstone Region and bring a lot of funding and growth to this community.

Thank you for including my support in your considerations and I trust you will agree that this development is desperately needed and ideally located within the Gladstone Region.

Yours sincerely,

Signature:

Name: Scott O'Brien



THE CEO
GLADSTONE REGIONAL COUNCIL
P.O. Box 29
GLADSTONE. 4680

GLADSTONE REGIONAL COUNCIL
Gladstone Office

Date: 19/11/18

Time: 1:45 pm

Name: Kellene

Gladstone Regional Council

21 NOV 2018

Name: Zac Smith
Postal Address: 23 Oxley Dve
Gladstone 4680

Email:

Date: 13/11/2018

Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680

Via Email: info@gladstone.qld.gov.au

Attention: Assessment Manager

Dear Sir/Madam,

**DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS ROAD)
11SP200678, 1RP620530 & 4CTN2091**

I write to express my support for the development application described above. I understand the proposal and offer my support for this development application for the following reasons:

While it is understandable that Gladstone Regional Council would not have envisioned such a development in their planning scheme, it is considered that there is an overwhelming community need for the development to support its approval.

There should be a consideration given to providing appropriate retirement facilities to retain retirees in the region as they are often active volunteers providing invaluable community support; I for one would love to see a village here as my parents are looking to retire soon and the golf course would be great for them.

I think that the proposed retirement facility with a relaxed, rural atmosphere, having a high standard golf course will offer a truly unique and desirable retirement destination. Having elderly family members who have had to leave this area due to lack of suitable retirement options, I look forward to seeing this development occur.

I think some of my immediate family members would consider this a great place to live and hope the development happens.

Thank you for including my support in your considerations and I trust you will agree that this development is desperately needed and ideally located within the Gladstone Region.

Yours sincerely,

Signature: 

Name: Zac Smith

THE CEO
GLADSTONE REGIONAL COUNCIL.
P.O. Box 29
GLADSTONE . 4680

GLADSTONE REGIONAL COUNCIL
Gladstone Office

Date: 19/11/18

Time: 1:45 pm

Name: Kellene

Date: 13/12/18

Postal Address:

P.O. Box 3112 TANNUM SANDS

Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680

Email (optional):

GLADSTONE REGIONAL COUNCIL
BOYNE TANNUM COMMUNITY CENTRE

Via Email: info@gladstone.qld.gov.au

Date:13.12.18.....

Attention: Assessment Manager

Time:4.02pm.....

Dear Sir/Madam,

Name:HYMOORE.....

DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS ROAD)
11SP200678, 1RP620530 & 4CTN2091

I write to express my support for the development application described above. I understand the proposal and offer my support for this development application for the following reasons:

Expert analysis shows there is a **dire need for over 268 retirement dwellings** in this region right now, growing to over 720 in the next 20 years. The proposed retirement village is **very different to a residential development** offering a community lifestyle, grouping likeminded over 50 year olds, encouraging social networking, development of community spirit and provision of recreational and community activities to keep retirees physically and mentally active boosting their wellbeing and preventing feelings of isolation.

This development is well planned and partly contained **within the Priority Living Area under the CQ Regional Plan**. Due diligence studies show it can be successfully implemented. It is a short drive to Shopping Centres, Medical Facilities and public recreational facilities and attractions.

This development is compatible with surrounding businesses and recreational activities. Acoustic amenity can be provided for residents. Expert noise studies have included adjacent business activities and maximum noise levels expected from the **full Motorsport Precinct Masterplan. Site agreements signed by residents will protect the Motorsport Precinct from reverse amenity issues. Quarry and Landfill activities will spread away from the housing area and will continue to pose no negative impact on the site. All dwellings will be outside the transport corridor.**

This development supports the **GRC Corporate Plan** offering diversity to the local economy, will create a resilient community group and retain over 50s in the region who often volunteer for community/sporting clubs, charity groups and churches. It supports the **GRC Economic Development Strategy** providing business diversity, is a family owned enterprise, is regionally focused addressing identified community need and is innovative being unprecedented in Australia.

This Lifestyle Village will be an enviable place to live, is extremely well researched, designed and planned by experts to ensure it is compatible with its neighbours, will be unique within Australia, will provide a substantial jobs boost to locals in the region and a substantial boost to the Gladstone Region economy with approximately \$300M investment. It will retain locals who will continue to support the local community through their expenditure with local businesses and their support of local clubs, groups and organisations with their membership and volunteerism.

Thank you for including my support in your considerations and I trust you will agree that this development is desperately needed and ideally located within the Gladstone Region.

Yours sincerely,

Signature: 

Name: 

Name: Dale Ware

Postal Address: 18 LANGMORN ST RAGLAN
Email:wary@bigpond.net.au

Date: 13th December 2018

Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680

Via Email: info@gladstone.qld.gov.au

Attention: Assessment Manager

Dear Sir/Madam,

**DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS ROAD)
11SP200678, 1RP620530 & 4CTN2091**

I write to express my support for the development application described above. I understand the proposal and offer my support for this development application for the following reasons:

The Gladstone area is desperately in need of a retirement living precinct. Gladstone and it's districts have an abundance of activities and opportunities for retirees, e.g. fishing, Awonga Dam, The Reef, Sporting Clubs and Venues etc.

At present Gladstone residents do not have enough options for retirement

The Benaraby site is a fantastic location, having easy access to North, South and West.

Thank you for including my support in your considerations and I trust you will agree that this development is desperately needed and ideally located within the Gladstone Region.

Yours sincerely,

Signature:



Name: Dale Ware

John Beattie:

63 Camelot St Tennyson, Brisbane:

earthline2@bigpond.com

Date: 13/12/2018

Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680

Via Email: info@gladstone.qld.gov.au

Attention: Assessment Manager

Dear Sir/Madam,

**DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS ROAD)
11SP200678, 1RP620530 & 4CTN2091**

I write to express my support for the development application described above. I understand the proposal and offer my support for this development application for the following reasons:

This project provides much needed work for local people in the region.

I believe there is a need for a facility like this in the region as a focal point for the intake of older people, It gives them access to the facilities at Boyne Island and Tannum Sands, safe havens for boating, access to the Great Barrier Reef via their own facilities or hire facilities, access to the motor cross and drag strip.

This is not a nursing home, it is a retirement facility, and it has a golf course which will attract tourism.

I have been concerned for some time that objections are being made on the basis of old age stereotyping and ageism. We are talking about active baby boomers here; it is not an old age caring facility.

The investment will be in the vicinity of \$300 to \$400 million and much of this funding will provide jobs for locals at the building phase, there will be on going work for permanent staff and maintenance people.

Gladstone has been completely left out by local and state governments since the end of LNG construction. This is the first glimmer of light in 5 years, yet the local council have been trying to stop the project from day one. It demonstrates prejudice against older people and stereotyping, categorization, and ageism.

Any threat to the motor racing facility is only a perceived threat and has been adequately dealt with in the submission. My company built the Moto Cross track from ground zero, thanks to the council at that time; we were nearly prosecuted for illegal tree clearing. So what's changed, resistance to any change continues.

Thank you for including my support in your considerations and I trust you will agree that this development is desperately needed and ideally located within the Gladstone Region.

Yours sincerely,


John Beattie

13/12/2018

Gladstone District Dirtriders Club Inc.

PO Box 718, Gladstone, 4680

[Email:gladstonedistrictdirtriders@gmail.com](mailto:gladstonedistrictdirtriders@gmail.com)



Name: Gladstone District Dirtriders Club Inc
Postal Address: P.O. Box 718 Gladstone

Email: gladstonedistrictdirtriders@gmail.com

Date: 13/12/2018

Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680

Via Email: info@gladstone.qld.gov.au

Attention: Assessment Manager

Dear Sir/Madam,

**DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM
SANDS ROAD)
11SP200678, 1RP620530 & 4CTN2091**

I write to express my objection to the development application described above. As a member of Gladstone District Dirtriders I wish to express an objection to the Material Change of Use.

All Gladstone residents acknowledge that there is a lack of suitable housing/facilities for aged persons within our region however this location is not suitable. The proximity to sand quarries, Benaraby Landfill and the Benaraby Motorsports Precinct makes the proposed area only suited to its current use which is rural. The landfill, quarry and motorsports are existing parts of our regions current employment and recreational facilities which we must maintain.

The sound barriers and other noise mitigation proposed, whilst helpful will never eradicate the noise from the area and the highway and from previous approved developments will lead to the demise of all else within the area. Gladstone District Dirtriders have been established 30 years, 17 of which have been at Benaraby. As a member I do not wish to lose the investment(millions of dollars) that my club has made at Benaraby where the club provides a safe and controlled area for dirt bike riders to enjoy racing and recreation. Please note my formal objection to the proposal to consider a Material Change of Use and any planned residential development at this location.

Signed...Julie E Maeyke.....

Secretary

Gladstone District Dirtriders Club Inc

President
Peter Campbell
0428683633

Race inquiries
Julie Maeyke
0428452645

gladstonedistrictdirtriders@gmail.com

gladstonedistrictdirtriders@gmail.com

Station Creek Lifestyle Resort Development Objection

To whom it may concern

Gladstone District Dirtriders is gravely concerned for our venue at Benaraby given the Material Change of Use Application currently being determined by Gladstone Regional Council for the resort development and RV Homebase proposed by the Mann family on land adjacent to our lease.

Gladstone District Dirtriders feel the Material Change of Use is unjustified on a number of grounds specifically the existing clubs, businesses and council are conducive to the current rural classification and not a residential situation. Given the flooding that has occurred over the area in the past 10 years this further enforces the rural status should remain. The highway, rail line, motorsports precinct and the landfill all being better suited to a rural environment, other areas closer to medical and shopping facilities would offer a more attractive proposition for this type of development.

No infrastructure and facilities on site is a major concern for Gladstone District Dirtriders also as we feel this proposal will be prone to fail and will then become a derelict site. If this does eventuate and the development is not economically viable who foots the bill then?

The close proximity of any housing to the whole motorsport precinct is what concerns Gladstone District Dirtriders the most. Dust and noise complaints have long been the bug bear of most motorsport activities- justified or otherwise. When our club moved to Benaraby in 1999, after previous moves, we hoped that this was to be the forever home for the club. Motorcycling Australia and Motorcycling Queensland our governing bodies are blatantly aware of the complaints made against motorsports and have been proactive in this regard by making it compulsory for all venues to have testing equipment and licenced personnel to test at events to ensure compliance.

Gladstone District Dirtriders acknowledge the Mann families right to prosper and use the land the family have occupied for many years. We also realise it is never the intention of the Mann family to close down all 12 associations within the Motorsport Precinct however history proves that once these developments go ahead and new residents move in circumstances change rapidly. When these developments go ahead all it takes is 1 complaint and councils are obliged to investigate and act according.

A recent meeting with Boyneglade Property Developments Pty Ltd has done nothing to allay our fears on what this development will bring. They did provide a noise assessment which we feel is not comparing apples with apples as it clearly states:

"It is my opinion that the noise impact assessment provided and corresponding recommended noise control measures in the form of acoustic grade dwelling

construction and provision of shielded outdoor recreation areas is appropriate to provide suitable acoustic amenity to future residents.

The acoustic mitigation approach is no different to residential development in proximity to major airports where the Australian Standard As2021 sets the basis for acoustic grade construction...

It is at this point that Gladstone District Dirtriders must point out that airports will never be closed down but motorsports precincts, sand quarries etc can be so this comparison is not relevant and the point of this study has missed the mark.

The other paperwork provided by the Mann family at our meeting was supposed to address our fears regarding noise complaints etc was provided by a legal firm engaged by them. This paperwork has actually done exactly the opposite as it is an onerous document which provides little clear detail. All relevant parties involved will need to view entire contracts to be able to see exactly what we are dealing with. However as it stands this document in clause 4 (b) (2) provides a beneficiary status for interested parties. What an arduous impost on our club volunteer secretaries and all others listed as beneficiaries the implementation of this would be. Contracts for this development are only between Boyneglade and the purchaser. To maintain our beneficiary status we must all enter into a contract or deed perhaps in councils case, with every prospective owner. That equates to visiting a very expensive barrister to draw up documents to help maintain this status. This development as proposed has 510 dwellings so all clubs plus Central Queensland Motorsports, Benaraby Driver Education Facility, Gladstone Regional Council and the quarry and any other parties will have to have deeds or individual contracts signed by them and the prospective owners of every dwelling. For all of us to ensure beneficiary status is maintained the paperwork and red tape will ensure our demise due to the amount of work this will bring. This equates to 7140 contracts plus extra contracts would need to be drawn for our clubs when private promoters bring major events to Benaraby and hire our facilities. This cumbersome process would never work and certainly never protect us.

Regarding contractual law I also believe it would not be enforceable for any person to sign away their legal rights as was suggested in our meeting. Again this concept is breaking new territory with the Mann family always owning the land on which the housing sits. How do they dictate to people what they do in their own homes?

Traffic management is also a concern as this is proposed in a 100km zone and the last thing the Bruce Highway needs is further speed restrictions. Given the 3 golf courses in the Gladstone region plus Miriam Vale are never at capacity it would also seem another golf course is not a priority for this region either. Failed experiments at Lagoona Quays and Iwasaki Yeppoon are testament to the fact these projects are unsustainable. The BITS Club Resort development has been touted a number of times and has never eventuated even though they have an existing 13 hole golf course.

A resort style development would only do further damage to what is already a fragile tourism/rental market. A development already approved at Tannum while not an RV Homebase does offer areas for boats and caravans to be stored and this area is in close proximity to shops and services and is a hugely more attractive proposition than a RV Homebase on the Bruce Highway in the middle of nowhere.

During the public presentation for this development the example of the RV Homebase at Maryborough beside the Maryborough Speedway was used. Contrary to information given in the presentation, the speedway does receive complaints, however Fraser Coast Council support the speedway and so far the complaints have been thwarted. These complaints pertain to screeching tyres, burn outs and complaints of burning rubber and smoke. These complaints arise from 1 club operating at this venue not the 12 Benaraby has. Again this supports maintaining the rural zoning.

The list of motocross venues closed in the SEQ region in the past few years is distressing for our youth and the future of our sport. These venues were as we are in the middle of nowhere and all of a sudden urban sprawl etc have put them in suburbia.

Tracks closed in the past few years are:

Wheelstanders at Oxley closed as no alternative venue was available. It closed due to dust complaints from Harvey Norman and noise complaints despite the fact is it adjacent to Archerfield Air Strip and the Ipswich Motorway.

Reedy Creek on the Gold Coast despite it being beside a rock quarry which still operates but the motocross track was shut down.

Laidley MX Track

Redcliffe MX Track

Lakeside

Stanmore

Others under threat

Carnell Park at Stanthorpe

Coolum Raceway despite it being on the outer edge of an industrial estate.

Mike Hatcher at Ashmore subject to severe and costly restrictions.

Typically, but not always, club race tracks are located on local government land under short-term leases of no more than five years. So every five years, the possibility of eviction arises. Given the many millions already invested in infrastructure by the clubs at Benaraby this development is very distressing.

The view that motorcycle sport is less worthy is misconceived. When our clubs host National and State Championship events, thousands of competitors, their families, support crews, meeting officials, and spectators come into the local

community for up to 6 days and require accommodation, meals and other services, from which the local community benefits economically. These benefits often flow to the community several times a year for clubs that host championship rounds.

The community also benefits from juniors, particularly, participating in motorcycle sport. It takes discipline and dedication to just compete at club level. At junior level, the sport involves the entire family and provides an outlet for children to compete and form long term friendships and rivalries.

The inequity suffered by motorcycle clubs with hundreds of participating members is that a handful of persistent complaints can close a venue and deny those hundreds of members access to their pastime.

The list of other mainly speedway venues closed in Queensland is heartbreaking. Not all closed by noise complaints but closed none the less.

Acacia Ridge Speedway, Atherton Showground Speedway, Ayr Speedway, Bambaroo Speedway, Biggenden Speedway, Bowen Park Speedway, Albion-Boondall Kart Track, Davies Park-Brisbane Speedway, Brisbane Exhibition Speedway, Cooparoo Speedway, Gabba, Mt Gravatt Showground Speedway, Whites Hill-Hill Climb, Childers Showground Speedway, Hinkler Park Speedway, Sharon Speedway, Dallarnil MX Track, Caboolture Raceway, Babinda Showground Speedway, Paramatta Park Speedway, Rancho Speedway, Woree Speedway, Cannonvale Park Speedway, Capella Speedway, Chandler Speedway, Clifford Park Speedway, Cooroy Showground Speedway, Cunnamulla Showground Speedway, Dalby Motorcycle Park, Deagon Sportsground Speedway, Forest Park Speedway, Gayndah Showground Speedway, Gold Coast Grand Prix Circuit, Gordon Vale Speedway, Gympie Showgrounds Speedway, Heit Park Speedway, Ingham Speedway, Ipswich Showground Speedway, Lang Park Speedway, Leyburn Grand Prix Circuit, Lowood Airfield Circuit, Mackay Showground Speedway, Mango Hill Speedway, Mareeba Showground Speedway, Mike Hatcher, Mitchell Speedway, Monto Speedway, Mt Isa Lagoon Speedway, Mungullala Speedway, Wappa Falls Showground Speedway, Belli Racecourse Speedway, Nerimbera Speedway, Newtown Park Speedway, Darlington International Raceway Ormeau, Oxley Speedway, Wheelstanders MX Track, Redcliffe Showgrounds Speedway, Bouldercombe Speedway, Roma Showground Speedway, Rosewood Showground Speedway, Savannah Speedway, Scottsville Speedway, Sun City Drags, Sun City Speedway, Surfers Paradise International Drags and Speedway, Toowoomba Raceway, Willowbank Speedway, Woody Point Circuit and Yandina Racecourse Speedway.

As listed above most are showground speedway which have traditionally been in the centre of towns and this has led to their demise. This is by no means a comprehensive list but a mere indication of what happens when suburbia meets motorsports. The list of these developments that have gone ahead and then within months to have complaints from “new” residents is endless. Due to the

expenditure invested these days in motorsports the flood of closures must be halted. The very home of Motorcycling Queensland at Tivoli is in its final year due to the urban sprawl around the Ipswich area. Noise complaints have been received for years by the council despite the track being alongside the Ipswich Motorway. However a nearby church established 10 years ago has now succeeded in this venue being closed. But alas the motorway must remain and runs constantly 24 hours a day but due to complaints the motocross track which operates 10 meetings a year must cease operation.

The entire development at Benaraby will be under siege from this project as well as the Benaraby Landfill. The landfill methane plant runs constantly and can on a rare occasion be heard at our track. This is in much closer proximity to this proposed development and will also interfere with the tranquillity if that is what this resort plans to use as a selling point. The whole Gladstone Region has struggled since the completion of the Curtis Island projects and the Benaraby Landfill and sand quarries across the road from this proposal provide stable employment for many locals. Both of these employers are also under threat from noise and dust complaints. Regardless of any groups intention this will never work long term as was the case at Surfers Paradise International Raceway, Lakeside and Perth but to name a few.

Surfers Paradise International Raceway was a motor racing complex at Gold Coast, Queensland, Australia. The 3.219 kilometres (2.000 mi) long circuit was designed and built by Keith Williams, a motor racing enthusiast who also designed and built the Adelaide International Raceway (AIR) in South Australia in 1972. It was located opposite the Surfers Paradise Ski Gardens at Carrara.

Surfers Paradise Raceway included a dragstrip along the main straight. Within the circuit lay an airstrip and quarter-mile speedway. Drag racing commenced at Easter in 1966, with the June meet, the Winternationals, beginning in 1968. The Winternationals became the largest drag racing meet outside the United States. Noise and traffic complaints were often made about all events held at the venue over all the years of its operation

Keith Williams sold the raceway in 1984, and the circuit closed at the end of 1987 after 21 years of operation, with the final meeting held on the 27th of August. After years of neglect it was finally destroyed in 2003. The site has since been redeveloped as Emerald Lakes canal estate. Another resounding financial success for developers.

Lakeside Park, formerly known as Lakeside International Raceway is a motor racing circuit located at Pine Rivers 30 km (18.6 mi) north of Brisbane and lies adjacent to Lake Kurwongbah.

The circuit is known as the spiritual home of Queensland motorsport and was built by volunteers and borrowed machinery in the 1960s. The 2.41 km (1.50 mi) circuit opened in 1961 and was closed in mid-2001. The circuit reopened on 5 April 2008, with a race meeting held the following day. Although national championship racing was still being held at the circuit in July 2001 declining revenues, mounting debts, court proceedings, an increasingly hostile local council and competition for event with the nearby Queensland Raceway led to the circuit's closure in 2001. "Friends of Lakeside" had the circuit Heritage Listed and the council were prevented from demolishing the track and facilities. On 18 December 2007, Pine Rivers Shire Council and Queensland Raceway signed off on a 30-year-long term lease (with an option for 10 years) to operate the facility, including both driver training and racing. Racing was limited by noise (95db) and time constraints as a means of ensuring neighbourhood management

The millions invested by the Federal Government, Gladstone Regional Council, Bendigo Community Bank Calliope and the greater community in the Benaraby Driver Education Facility is under threat also as per the example below. This DTEC facility was established many years ago in a disused hangar at Perth International Airport. Despite being divided from housing by bushland, railway lines, a 6 lane highway and industrial sheds noise complaints to council were acted on and now this facility can only open a couple of days a month for Emergency Services Driver Training. What a waste to our community it would be for our newly opened Driver Education Facility to be scuttled due to screeching tyres.

Community madness ruins motorsport facility

Pia Duxbury Tuesday, 13 September 2016 10:11



Stephen Moir, MTA WA CEO has expressed deep concern about the impact the closure will have on motoring in WA.

The planned closure of the RAC's motorsport facilities and driver training at the Driver Training Education Centre (DTEC) is a devastating loss for the WA motoring community says the Motor Trade Association of WA.

Stephen Moir, MTA WA CEO has expressed deep concern about the impact the closure will have on motoring in WA.

"This is the only facility in the Eastern suburbs which allows motorsport enthusiasts, amateurs and experts alike, to drive their cars on a safe purpose built track. It encouraged and fostered responsible driving and educated people on safe driving" Mr Moir said.

"As a community we should support facilities like this. We've got serious issues on WA roads, from hoons to people who just don't know the road rules, such as how to merge and use a roundabout, it's vital that we have safe places which educate and encourage responsible driving" Mr Moir said.

"I find it absolutely appalling that a unique motorsport facility like this will be closed because of noise complaints by people who have made a decision to live near the airport and a large commercial area. I understand that the RAC has made significant attempts to address the noise complaint issue but that a workable solution hasn't been found" Mr Moir continued.

The RAC was notified by the Commonwealth Government that the noise levels related to motorsport activity exceed the prescribed maximum allowable noise limits, which differ to the regulations governing the noise from the nearby airport and trains.

RAC engaged noise mitigation experts to identify solutions to reduce the noise impact on the local community. These included mechanical solutions such as improved exhaust muffling and engineering solutions such as building an earth wall on the edge of the track. But all of those engines revving and tyres screeching has led to scores of noise complaints from local residents and businesses over the years, and the RAC has now decided to close the facility.

The imminent closure of the motorsport facility has drawn a passionate response from the WA motoring community with one [Facebook](#) group drawing over 7,000 members since it launched on 5 September 2016. Attempts are being made to try and keep the facility open.

For more than three months the racing track at the former RAC Driving Centre at Perth's International Airport has been silent.

In October last year the facility shut its doors after twelve years of operation, scuttled by noise complaints from local residents.



Postal Address:

GLEN EDEN

Date:

Email (optional):

OHVEHARVEST1@gmail.com

Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680

Gladstone Regional Council

13 DEC 2018

Via Email: info@gladstone.qld.gov.au

Attention: Assessment Manager

Records Department

Dear Sir/Madam,

**DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS ROAD)
11SP200678, 1RP620530 & 4CTN2091**

I write to express my support for the development application described above. I understand the proposal and offer my support for this development application for the following reasons:

Expert analysis shows there is a dire need for over 268 retirement dwellings in this region right now, growing to over 720 in the next 20 years. The proposed retirement village is very different to a residential development offering a community lifestyle, grouping likeminded over 50 year olds, encouraging social networking, development of community spirit and provision of recreational and community activities to keep retirees physically and mentally active boosting their wellbeing and preventing feelings of isolation.

This development is well planned and partly contained within the Priority Living Area under the CQ Regional Plan. Due diligence studies show it can be successfully implemented. It is a short drive to Shopping Centres, Medical Facilities and public recreational facilities and attractions.

This development is compatible with surrounding businesses and recreational activities. Acoustic amenity can be provided for residents. Expert noise studies have included adjacent business activities and maximum noise levels expected from the full Motorsport Precinct Masterplan. Site agreements signed by residents will protect the Motorsport Precinct from reverse amenity issues. Quarry and Landfill activities will spread away from the housing area and will continue to pose no negative impact on the site. All dwellings will be outside the transport corridor.

This development supports the GRC Corporate Plan offering diversity to the local economy, will create a resilient community group and retain over 50s in the region who often volunteer for community/sporting clubs, charity groups and churches. It supports the GRC Economic Development Strategy providing business diversity, is a family owned enterprise, is regionally focused addressing identified community need and is innovative being unprecedented in Australia.

This Lifestyle Village will be an enviable place to live, is extremely well researched, designed and planned by experts to ensure it is compatible with its neighbours, will be unique within Australia, will provide a substantial jobs boost to locals in the region and a substantial boost to the Gladstone Region economy with approximately \$300M investment. It will retain locals who will continue to support the local community through their expenditure with local businesses and their support of local clubs, groups and organisations with their membership and volunteerism.

Thank you for including my support in your considerations and I trust you will agree that this development is desperately needed and ideally located within the Gladstone Region.

Yours sincerely,

Signature:



Name:

KAREN HARRIS



CEO
G.R.C.
P.O. Box 29
CADSTONE

4 6 8 0

Date: 13/12/18

Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680

Via Email: info@gladstone.qld.gov.au

Attention: Assessment Manager

Dear Sir/Madam,

Postal Address: 36 Jardine Cres
Boyne Island, QLD 4680

Email (optional):

GLADSTONE REGIONAL COUNCIL
BOYNE TANNUM COMMUNITY CENTRE

Date: 13.12.18

Time: 4:02pm

Name: R Moore

DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS ROAD)
11SP200678, 1RP620530 & 4CTN2091

I write to express my support for the development application described above. I understand the proposal and offer my support for this development application for the following reasons:

Expert analysis shows there is a **dire need for over 268 retirement dwellings** in this region right now, growing to over 720 in the next 20 years. The proposed retirement village is **very different to a residential development** offering a community lifestyle, grouping likeminded over 50 year olds, encouraging social networking, development of community spirit and provision of recreational and community activities to keep retirees physically and mentally active boosting their wellbeing and preventing feelings of isolation.

This development is well planned and partly contained **within the Priority Living Area under the CQ Regional Plan**. Due diligence studies show it can be successfully implemented. It is a short drive to Shopping Centres, Medical Facilities and public recreational facilities and attractions.

This development is compatible with surrounding businesses and recreational activities. Acoustic amenity can be provided for residents. Expert noise studies have included adjacent business activities and maximum noise levels expected from the **full Motorsport Precinct Masterplan. Site agreements signed by residents will protect the Motorsport Precinct from reverse amenity issues. Quarry and Landfill activities will spread away from the housing area and will continue to pose no negative impact on the site. All dwellings will be outside the transport corridor.**

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Thank you for including my support in your considerations and I trust you will agree that this development is desperately needed and ideally located within the Gladstone Region.

Yours sincerely,

Signature:

Magdalinski

Name:

Keely Magdalinski

Postal Address: 29 Scallop Street, Tannum Sands.4680.
Q'land.

Date:

Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680

Email (optional):

Via Email: info@gladstone.qld.gov.au

Attention: Assessment Manager

Dear Sir/Madam,

**DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS ROAD)
11SP200678, 1RP620530 & 4CTN2091**

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This development supports the **GRC Corporate Plan** offering diversity to the local economy, will create a resilient community group and retain over 50s in the region who often volunteer for community/sporting clubs, charity groups and churches. It supports the **GRC Economic Development Strategy** providing business diversity, is a family owned enterprise, is regionally focused addressing identified community need and is innovative being unprecedented in Australia.

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Thank you for including my support in your considerations and I trust you will agree that this development is desperately needed and ideally located within the Gladstone Region.

Yours sincerely,

Signature: Pamela Darbyshire

Name:

Date: 13/12/2018

Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680

Postal Address:

3 Carroll Court Bayne Island
4680

Email (optional):

Sullivan@grc.qld.gov.au

GLADSTONE REGIONAL COUNCIL
BOYNE TANNUM COMMUNITY CENTRE

Via Email: info@gladstone.qld.gov.au

Gladstone Regional Council

19 DEC 2018

Date: 14.12.18

Attention: Assessment Manager

Department

Time: 4:05pm

Dear Sir/Madam,

DA / 3 / 2018 - PUBLIC NOTIFICATION Name: J. Meale

MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING

**LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS ROAD)
11SP200678, 1RP620530 & 4CTN2091**

I write to express my support for the development application described above. I understand the proposal and offer my support for this development application for the following reasons:

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Thank you for including my support in your considerations and I trust you will agree that this development is desperately needed and ideally located within the Gladstone Region.

Yours sincerely,

Signature:

Name:

SHAUN SULLIVAN

Postal Address: GLEN EDEN

Date:

Email (optional): Twekeberg@gmail.com

Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680

Gladstone Regional Council

13 DEC 2018

Records Department

Via Email: info@gladstone.qld.gov.au

Attention: Assessment Manager

Dear Sir/Madam,

DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS ROAD)
11SP200678, 1RP620530 & 4CTN2091

I write to express my support for the development application described above. I understand the proposal and offer my support for this development application for the following reasons:

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Thank you for including my support in your considerations and I trust you will agree that this development is desperately needed and ideally located within the Gladstone Region.

Yours sincerely, *TRACY EKEBERG*

Signature: 

Name:



CEO
G.R.C.
P.O. Box 29
CADSTONE

4 6 8 0

Date: 13-12-18

Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680

Via Email: info@gladstone.qld.gov.au

Attention: Assessment Manager

Dear Sir/Madam,

Postal Address: P.O. Box 3112
Tannum Sands. Q. 4680
Email (optional): wjensen@tpg.com.au

GLADSTONE REGIONAL COUNCIL
BOYNE TANNUM COMMUNITY CENTRE

Date: 13.12.18
Time: 4.02pm
Name: KM Moore

DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS ROAD)
11SP200678, 1RP620530 & 4CTN2091

I write to express my support for the development application described above. I understand the proposal and offer my support for this development application for the following reasons:

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Thank you for including my support in your considerations and I trust you will agree that this development is desperately needed and ideally located within the Gladstone Region.

Yours sincerely,

Signature: 

Name: Wayne Robert Jensen

Name: William E Bell
Postal Address: 86 Bunya Road Rockyview 4701
Email: ecknju93@hotmail.com

Date: 13th December 2018

Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680

Via Email: info@gladstone.qld.gov.au

Attention: Assessment Manager

Dear Sir/Madam,

**DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS ROAD)
11SP200678, 1RP620530 & 4CTN2091**

I write to express my support for the development application described above. I understand the proposal and offer my support for this development application for the following reasons:

For several years my wife and I resided in Gladstone, but when I reached retirement age, we chose to relocate to Toowoomba where there was similar lifestyle and Over -50's resorts available. Sadly, we left family and friends behind as there were none of these facilities available in the Gladstone region at the time.

I would like to see this development go ahead for many reasons,

- a) To offer a comfortable and safe lifestyle for this age group so that there would be no need for people to move away from family and their social network.
- b) These people are often involved in the community as active volunteers and the Benaraby Motorsports Precinct could benefit from these willing participants, some of whom would be willing to assist and also enjoy the entertainment provided there. Plans have been put in place to avoid any discomfort to the residents of the resort impacted by activities at the Precinct.
- c) I think the location and attractive rural setting, with all the recreational and community facilities available to residents, are ideal. Shopping, health and medical facilities are all close by. The golf course will enhance the beauty of the resort and offer a great recreational and social area for those who love the sport.
- d) My husband and I really loved this style of living and recommend it to all our friends and family.
- e) This resort also has facilities for caravans and motorhomes which would be ideal for the gray nomad lifestyle.
- f) I believe it would be an incredible asset for the Gladstone Region.

Thank you for including my support in your considerations and I trust you will agree that this development is desperately needed and ideally located within the Gladstone Region.

Yours sincerely,

Signature:

Name: William E. Bell

Ronald Edwin Robertson
Sandra Christine Robertson
Palm Lake Resort
Villa 160/39 Wearing Road
BARGARA QLD 4670
therobbos160@gmail.com

13th.December 2018

Chief Executive Officer
Gladstone Regional Council
PO Box 29
GLADSTONE QLD 4680
Via Email: info@gladstone.qld.gov.au

Attention: Assessment Manager

Dear Sir/Madam

**DA/3/2018-PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS ROAD)
11SP200678, 1RP620530 & 4CTN2091**

I write to express my support for the development application described above. I understand the proposal and offer my support for this development application for the following reasons:

We both lived in Gladstone for four years from 2008 to 2012 and thoroughly loved living in the region. We built a new house in Liriope Drive and would have stayed in Gladstone if there had been a retirement facility to eventually move into. When we lived in Gladstone there was a proposal to have a retirement village in Phillip Street and we were very interested as it was close to shops and doctors and chemists. However this project did not eventuate and it was then we noticed many older residents leaving the district to move into Lifestyle villages and Retirement villages in other areas, particularly Bundaberg and Bargara. We felt this a terrible shame that senior residents were basically forced out of their home town because of a lack of suitable retirement facilities. We both feel that you as a Regional Council should support the development of this facility to ensure that future retirees will not need to leave your region. Most of the retirees that have left your city have members of their family including their grandchildren. This must have been very stressful and sad for all involved. Also retirees are the best volunteer resource that any city can have and any plan to hold these valuable citizens in their home town environment is well worthwhile implementing.

We definitely would not have left Gladstone had we have had an option to purchase into a retirement facility especially one as interesting as the Station Creek Lifestyle Village.

Many of the people who are living in the Lifestyle Village that we live in have most of their children living in Gladstone and they regularly visit them. When we moved into this Resort it was often called "Little Gladstone"

When we decided to look at what facilities were available to retire to we were very impressed with the extensive variety of recreation and community facilities available at Palm Lake Resort Bargara. These facilities are very similar to what is available from Station Creek Lifestyle Village.

The block of land in question seems to be ideal as it is level and this is extremely important for old residents and it is close to Gladstone, Benaraby, and Tannum Sands. The short distance to travel to shops, health and medical facilities, sports precincts/facilities and the beach makes this subject site an ideal place to live in.

After studying the site plan we are very impressed and believe that the proposed retirement facility in a relaxed and rural destination with a well-designed golf course make this site a very desirable retirement destination.

It was mentioned to us that it was far too close to the Benaraby Motorsport Precinct and that the noise facto would be a problem for the residents. We do not consider this would be a problem for any future residents as the Motorsport only use their facility at certain times a month. I am quite sure that after discussions with both parties an amicable decision can be made.

We realize that it is quite understandable that the Gladstone Regional Council would not have envisioned such a development in their planning scheme. It is considered that there is an overwhelming community need for the development to support its approval.

We would like to add that it is very important to provide appropriate retirement facilities mainly because the retention of retirees in the region provides volunteering and invaluable community support. It is also a financial benefit to local businesses as retirees need extra support etc.

We hope that you are able to implement this plan as Gladstone enjoys perfect weather and is a wonderful city to retire in and enjoy one's senior years.

Thank you for including my support in your considerations and I trust you will agree that this development is desperately needed and ideally located within the Gladstone Region.

Yours sincerely,

Ronald Edwin Robertson
Villa 160
Palm Lake Resort
39 Wearing Road
BARGARA QLD 4670
email: therobbos160@gmail.com

Sandra Christine Robertson
Villa 160
Palm Lake Resort
39 Wearing Road
BARGARA QLD 4670
email: therobbos160@gmail.com

Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680
Via Email: info@gladstone.qld.gov.au
Attention: Assessment Manager

Dear Sir/Madam,

DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS ROAD)
11SP200678, 1RP620530 & 4CTN2091

I refer to the above development application, and would like to offer my support to the proposal for the following reasons:-

- The Gladstone region does not have enough of this type of retirement living option. With the Gladstone region's population of approx. 65,000 people, existing facilities such as the Witney Street retirement precinct, the New Auckland Place Aged Care Residence and Blue Care are in constant demand, but are unable to cater for all retirement living options, and the number of retirement age Gladstone residents who are looking for the type of retirement living that the proposed development would offer them.
- There is anecdotal evidence of long term Gladstone region residents moving away from family, friends and long established networks to be accommodated in retirement living facilities in places such as Rockhampton, Bundaberg, Hervey Bay, and even further afield because of the lack of this type of facility. This is not only upsetting for the person who has to move away from their established family and friend bases, but is also upsetting for their families, and can cause financial hardship with travel, accommodation and other related costs for regular visits. A retirement living facility much closer to the Gladstone hub could prevent many families from experiencing these issues. I would want my parents, who are now retired, to have a choice of living options if they should find they are no longer able to continue living in their current home of over 30 years.
- As a long term Gladstone resident (30+ years) who is still working full time, I do not know what my own personal retirement will eventually entail, but I would like to know that I have retirement living options that could include me staying in the Gladstone region as a first option, and not be automatically compelled to move away from my long term home due to a lack of retirement facilities. A place such as the proposed Station Creek Lifestyle Village could be where I may eventually choose to live in my retirement years.

My parents also wish to add their support for this development application. We request that it be given serious and favourable consideration, and that any impediments to the proposal (real or perceived) can be overcome with suitable and realistic town planning conditions that would enable the development to proceed.

Thank you for the opportunity to make a submission.

Regards,
(Ms) Shannon Bearham
24 Carbeen St, Kin Kora
Email: skbear.oz@dreamtilt.com.au

Myra & Harold Bearham
12 Paperbark St, Kin Kora
Email: myra.bearham@westnet.com.au

From: [Meera Sunil Abraham](#)
To: [Shaunte Farrington](#)
Subject: Submission - DA/3/2018 - Central Qld Offroad Racing Association, Inc
Date: Thursday, 15 November 2018 8:46:17 AM
Attachments: [image001.jpg](#)
[image002.jpg](#)
[image003.png](#)

To be paperclipped as well.

Thank you.

Regards

Meera Sunil Abraham

Administration Officer – Customer Solutions



PO Box 29 Gladstone QLD 4680

Phone [07 4975 0700](tel:0749750700) | Fax [07 4975 8500](tel:0749758500)

Email: Meera.SunilAbraham@gladstone.qld.gov.au | Website www.gladstone.qld.gov.au

From: Shelley Edwards

Sent: Thursday, 15 November 2018 8:31 AM

To: Contact Centre (Mailbox) <contactcentre@gladstone.qld.gov.au>

Subject: Planning Documents for Action - DA/3/2018

Please note this email has also been sent to Planning@gladstone.qld.gov.au to enable Pathway Paperclip to be added.

Records Management Unit

Phone: ext 6845

Shelley Edwards

Records Management Officer



PO Box 29 Gladstone Qld 4680

Phone [07 4975 8487](tel:0749758487) | Fax [07 4975 8500](tel:0749758500)

Email Shelley.Edwards@gladstone.qld.gov.au | Website: www.gladstone.qld.gov.au

From: Info (Mailbox)

Sent: Thursday, 15 November 2018 8:30 AM

To: 'brent@gladstone.oppositelock.com.au' <brent@gladstone.oppositelock.com.au>

Subject: FW: MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING

Gladstone Regional Council acknowledges receipt of your e-mail and advises that it has been forwarded to the relevant department for attention.

If your enquiry is urgent, please telephone (07) 4970 0700 anytime.

No further response will be sent unless you need to be advised of Council's course of action in regards to your enquiry.

Should this be the case Council will contact you within ten (10) business days as per the Gladstone Regional Council's Customer Service Charter which can be viewed in full if you [click here](#).

Regards

Shelley Edwards

Records Management Officer



PO Box 29 Gladstone Qld 4680

Phone [07 4970 0700](tel:0749750700) | Fax [07 4975 8500](tel:0749758500)

Email info@gladstone.qld.gov.au | Website: www.gladstone.qld.gov.au

From: Brent Taylor <brent@gladstone.oppositelock.com.au>
Sent: Wednesday, 14 November 2018 6:59 PM
To: Info (Mailbox) <info@gladstone.qld.gov.au>
Cc: Gladstone@parliament.qld.gov.au; Matt Burnett <mayor@gladstone.qld.gov.au>; Chris Trevor <Chris.Trevor@gladstone.qld.gov.au>; Rick Hansen <Rick.Hansen@gladstone.qld.gov.au>; PJ Sobhanian <PJ.Sobhanian@gladstone.qld.gov.au>; Kahn Goodluck <Kahn.Goodluck@gladstone.qld.gov.au>; Peter Masters <Peter.Masters@gladstone.qld.gov.au>; Glenn Churchill <Glenn.Churchill@gladstone.qld.gov.au>; cindibush@gladstone.qld.gov.au; Desley O'Grady <Desley.OGrady@gladstone.qld.gov.au>; =?us-ascii?Q?'ken.o'dowd.mp=40aph.gov.au'?=@mta.metcashautomotive.com.au; 'Central Queensland Motorsports Benaraby' <cqmbenaraby@gmail.com>
Subject: MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING

From:
Brent Taylor
For & on behalf of the Central Qld Offroad Racing Association, Inc
1/33 Chapple St, Gladstone, Qld, 4680

Email: brent@gladstone.oppositelock.com.au
Date: 14/11/2018

To:
Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680

Via Email: info@gladstone.qld.gov.au

Attention: Assessment Manager

Dear Sir/Madam,

DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS ROAD)
11SP200678, 1RP620530 & 4CTN2091

I write to express my objection to the development application described above.

As a club that strongly promotes the fun and inclusion of both male and female, juniors, adults & seniors into motorsport, we feel that the above application and subsequent development will require our club to close its doors. The Central Qld Motorsport Complex was set up in an area away from general public, and as such this is where we have been able to secure a facility to hold events, which bring competitors, crews and spectators in from our local area and out of town. This in turn has these people eating at restaurants and other food outlets, using petrol stations, booking rooms in motels and hotels, using mechanical and parts store etc. If this facility is not available, the cost to relocate for us, and most of the other clubs in the complex, would be too high and/or not possible, leading to clubs ceasing to exist.

It will also affect the newly constructed, and Council & Government funded, Benaraby Driver Education Facility. This facility is doing great things to assist our youth, and those in surround areas, in creating better drivers for the future. Without this facility, the programs that are being run will need to be done in other regions, or stopped altogether.

The proposed retirement living location is in the wrong location. Why would the elderly want to live on a highway, and quite a way from facilities and amenities?

I am confident that a much more suitable location could be found if this facility needs to be constructed.

If you have any questions please don't hesitate to call me on 4972 1613 or 0414 455 542.



Disclaimer: This email and any attachments may contain confidential or privileged information. You must not use or disclose this information, other than for the purposes for which it was supplied. The privilege or confidentiality attached to this email and attachments is not waived by reason of mistaken delivery to you. If for whatever reason this email is received by someone other than the intended recipient, you are requested to notify the sender promptly by telephone, email or facsimile and destroy and delete all copies of the original message. Personal information will only be disclosed to a third party with your written authorisation or as required by law – Refer to Council's website for more information relating to [Privacy](#) or [Right to Information](#).

Name: Drue Pellow
Postal Address: 323 Awoonga Dam Rd
Benaraby, Qld, 4680

Email: dpellow@bigpond.net.au

Date: 14th November 2018

Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680

Via Email: info@gladstone.qld.gov.au

Attention: Assessment Manager

Dear Sir/Madam,

**DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS ROAD)
11SP200678, 1RP620530 & 4CTN2091**

I write to express my support for the development application described above. I understand the proposal and offer my support for this development application for the following reasons:

I have been living in the Boyne/Tannum area for the past 37 years and have seen many changes most of which have been good for the community. Which brings me to the next great thing for the community, Station Creek Lifestyle Village. This is part of the development application DA/3/2018 for the village to be built on Old Tannum Rd. I believe this project is a necessity to keep the money in the region instead of sending it to Hervey Bay, where my parents now live, or even further south the Sunshine Coast.

If the money stayed in the township the wheel keeps turning and even the council benefits due to more rate payers to boost funding to grow the area to be bigger and better. With myself only a few years under the age to be able to purchase in this village it may be something I will look at in the future as I am hoping my children will also stay in the area as I did.

In closing I believe that the Station Creek Lifestyle Village would be a great thing for the community in years to come and I wish them every success in the venture especially being a local for years themselves. Good work The Mann Brothers and I will support them with their dream.

Thank you for including my support in your considerations and I trust you will agree that this development is desperately needed and ideally located within the Gladstone Region.

Yours sincerely,

Signature:

A handwritten signature in blue ink, consisting of a stylized initial 'D' followed by a long horizontal stroke.

Name: Drue Pellow

21 NOV 2018

Assessment Manager

Name: Vicki Dart
Postal Address: 14 School Street
Tannum Sands 4680

Email:

Date: 14/11/2018

Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680

Via Email: info@gladstone.qld.gov.au

Attention: Assessment Manager

Dear Sir/Madam,

**DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS ROAD)
11SP200678, 1RP620530 & 4CTN2091**

I write to express my support for the development application described above. I understand the proposal and offer my support for this development application for the following reasons:

While it is understandable that Gladstone Regional Council would not have envisioned such a development in their planning scheme, it is considered that there is an overwhelming community need for the development to support its approval.

I think that the proposed retirement facility with a relaxed, rural atmosphere, having a high standard golf course will offer a truly unique and desirable retirement destination. Having elderly family members who have had to leave this area due to lack of suitable retirement options, I look forward to seeing this development occur.

I think some of my immediate family members would consider this a great place to live and hope the development happens.

Thank you for including my support in your considerations and I trust you will agree that this development is desperately needed and ideally located within the Gladstone Region.

Yours sincerely,

Signature:



Name: Vicki Dart

THE CEO

GLADSTONE REGIONAL COUNCIL

P.O. BOX 29

GLADSTONE. 4080

GLADSTONE REGIONAL COUNCIL
Gladstone Office

Date: 19/11/18

Time: 1.45 pm

Name: Kellene

Date:

Postal Address:

Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680

Email (optional):

Via Email: info@gladstone.qld.gov.au

Attention: Assessment Manager

Dear Sir/Madam,

DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS ROAD)
11SP200678, 1RP620530 & 4CTN2091

I write to express my support for the development application described above. I understand the proposal and offer my support for this development application for the following reasons:

Expert analysis shows there is a **dire need for over 268 retirement dwellings** in this region right now, growing to over 720 in the next 20 years. The proposed retirement village is **very different to a residential development** offering a community lifestyle, grouping likeminded over 50 year olds, encouraging social networking, development of community spirit and provision of recreational and community activities to keep retirees physically and mentally active boosting their wellbeing and preventing feelings of isolation.

This development is well planned and partly contained **within the Priority Living Area under the CQ Regional Plan**. Due diligence studies show it can be successfully implemented. It is a short drive to Shopping Centres, Medical Facilities and public recreational facilities and attractions.

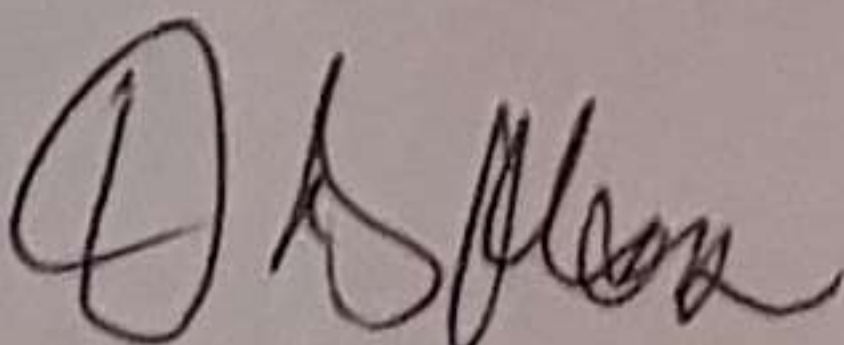
This development is compatible with surrounding businesses and recreational activities. Acoustic amenity can be provided for residents. Expert noise studies have included adjacent business activities and maximum noise levels expected from the **full Motorsport Precinct Masterplan. Site agreements signed by residents will protect the Motorsport Precinct from reverse amenity issues. Quarry and Landfill activities will spread away from the housing area** and will continue to pose no negative impact on the site. **All dwellings will be outside the transport corridor.**

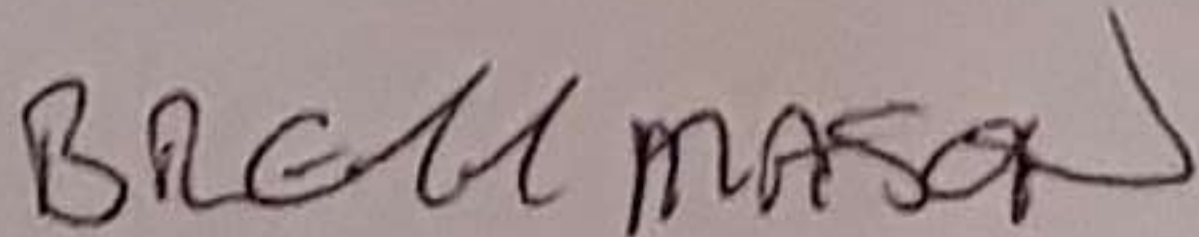
This development supports the **GRC Corporate Plan** offering diversity to the local economy, will create a resilient community group and retain over 50s in the region who often volunteer for community/sporting clubs, charity groups and churches. It supports the **GRC Economic Development Strategy** providing business diversity, is a family owned enterprise, is regionally focused addressing identified community need and is innovative being unprecedented in Australia.

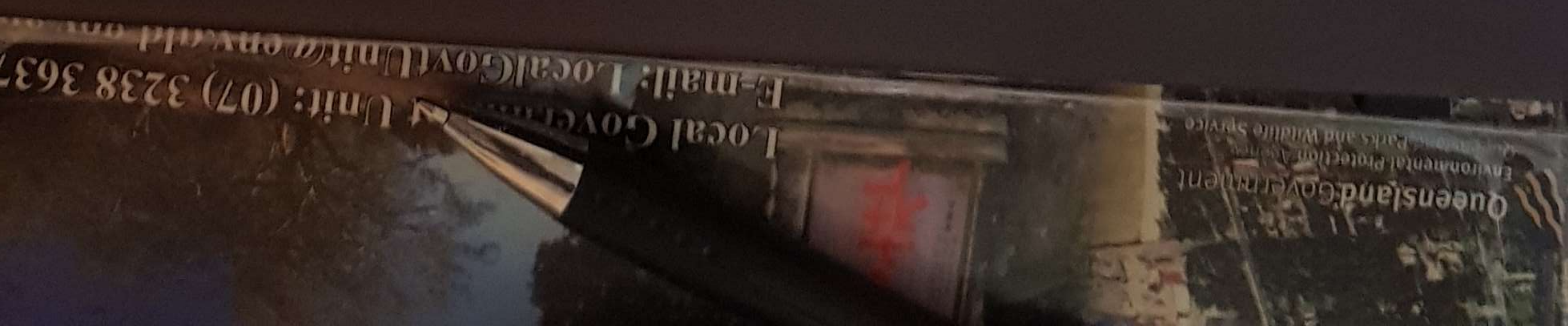
This Lifestyle Village will be an enviable place to live, is extremely well researched, designed and planned by experts to ensure it is compatible with its neighbours, will be unique within Australia, will provide a substantial jobs boost to locals in the region and a substantial boost to the Gladstone Region economy with approximately \$300M investment. It will retain locals who will continue to support the local community through their expenditure with local businesses and their support of local clubs, groups and organisations with their membership and volunteerism.

Thank you for including my support in your considerations and I trust you will agree that this development is desperately needed and ideally located within the Gladstone Region.

Yours sincerely,

Signature: 

Name: 



Date: 14/12/2018

Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680

Postal Address: 10 Alexander St
Boyne Island QLD 4680
Email (optional): ajo53279@bigpond.net.au

Gladstone Regional Council
GLADSTONE REGIONAL COUNCIL
BOYNE TANNUM COMMUNITY CENTRE

Via Email: info@gladstone.qld.gov.au

Attention: Assessment Manager

Dear Sir/Madam,

19 DEC 2018

Records Department

Date: 14.12.18

Time: 4.05pm

Name: K. Meow

DA / 3 / 2018 - PUBLIC NOTIFICATION

MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING

LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS ROAD)

11SP200678, 1RP620530 & 4CTN2091

I write to express my support for the development application described above. I understand the proposal and offer my support for this development application for the following reasons:

Expert analysis shows there is a **dire need for over 268 retirement dwellings** in this region right now, growing to over 720 in the next 20 years. The proposed retirement village is **very different to a residential development** offering a community lifestyle, grouping likeminded over 50 year olds, encouraging social networking, development of community spirit and provision of recreational and community activities to keep retirees physically and mentally active boosting their wellbeing and preventing feelings of isolation.

This development is well planned and partly contained **within the Priority Living Area under the CQ Regional Plan**. Due diligence studies show it can be successfully implemented. It is a short drive to Shopping Centres, Medical Facilities and public recreational facilities and attractions.

This development is compatible with surrounding businesses and recreational activities. Acoustic amenity can be provided for residents. Expert noise studies have included adjacent business activities and maximum noise levels expected from the **full Motorsport Precinct Masterplan. Site agreements signed by residents will protect the Motorsport Precinct from reverse amenity issues. Quarry and Landfill activities will spread away from the housing area and will continue to pose no negative impact on the site. All dwellings will be outside the transport corridor.**

This development supports the **GRC Corporate Plan** offering diversity to the local economy, will create a resilient community group and retain over 50s in the region who often volunteer for community/sporting clubs, charity groups and churches. It supports the **GRC Economic Development Strategy** providing business diversity, is a family owned enterprise, is regionally focused addressing identified community need and is innovative being unprecedented in Australia.

This Lifestyle Village will be an enviable place to live, is extremely well researched, designed and planned by experts to ensure it is compatible with its neighbours, will be unique within Australia, will provide a substantial jobs boost to locals in the region and a substantial boost to the Gladstone Region economy with approximately \$300M investment. It will retain locals who will continue to support the local community through their expenditure with local businesses and their support of local clubs, groups and organisations with their membership and volunteerism.

Thank you for including my support in your considerations and I trust you will agree that this development is desperately needed and ideally located within the Gladstone Region.

Yours sincerely,

Signature: *A.M. Johnson*

Name: Anne-Marie Johnson

COUNCIL & PUBLIC SUBMISSION.

Name: CHARLES WILLIAM TURICH
Postal Address: P.O. Box 3001
TANNUM SANDS QLD. 4680.
Email: NIL

Date: 14th DECEMBER, 2018

Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680

GLADSTONE REGIONAL COUNCIL
Gladstone Office

Date: 17/12/2018

Time: 11:47am

Name: AME

Via Email: info@gladstone.qld.gov.au

Attention: Assessment Manager

Dear Sir/Madam,

**DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS ROAD)
11SP200678, 1RP620530 & 4CTN2091**

I write to express my support for the development application described above. I understand the proposal and offer my support for this development application for the following reasons:

1. There is a shortage of retirement facilities in the Gladstone Region.
2. Retirees in the region will contribute to the active volunteers groups.
3. Retirees in the region will contribute to the business areas of ^{(Boyer Island} Tannum Sands ^{Benaraby}
4. The golf course and bowls clubhouse will be an asset to the area
5. The swimming pool and tennis courts will be of benefit to the area
6. Retirees and family members won't have to travel so far away to like places
7. The three sites closeness to the Waste Management Expansion Area and Benaraby Sportsway won't be a distraction for residents as the RR Living areas are predominately next to the Old Tannum Sands Road.
8. The public necessity for this development will contribute to the necessary expansion of community infrastructure such as water pipeline and sewerage pipeline in a southerly direction along the Old Tannum Sands Road.

Thank you for including my support in your considerations and I trust you will agree that this development is desperately needed and ideally located within the Gladstone Region.

Yours sincerely,

Signature: C. W. Turich

Name: CHARLES WILLIAM TURICH

Date: 14/12/18

Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680

Postal Address: P.O. Box 399
CALLIOPE Q. 4680
Email (optional):

Via Email: info@gladstone.qld.gov.au

Attention: Assessment Manager

Dear Sir/Madam,

**DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS ROAD)
11SP200678, 1RP620530 & 4CTN2091**

I write to express my support for the development application described above. I understand the proposal and offer my support for this development application for the following reasons:

Expert analysis shows there is a **dire need for over 268 retirement dwellings** in this region right now, growing to over 720 in the next 20 years. The proposed retirement village is **very different to a residential development** offering a community lifestyle, grouping likeminded over 50 year olds, encouraging social networking, development of community spirit and provision of recreational and community activities to keep retirees physically and mentally active boosting their wellbeing and preventing feelings of isolation.

This development is well planned and partly contained within the Priority Living Area under the CQ Regional Plan. Due diligence studies show it can be successfully implemented. It is a short drive to Shopping Centres, Medical Facilities and public recreational facilities and attractions.

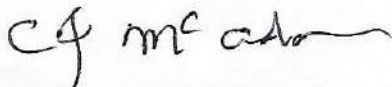
This development is compatible with surrounding businesses and recreational activities. Acoustic amenity can be provided for residents. Expert noise studies have included adjacent business activities and maximum noise levels expected from the **full Motorsport Precinct Masterplan**. **Site agreements signed by residents will protect the Motorsport Precinct from reverse amenity issues.** Quarry and Landfill activities will spread away from the housing area and will continue to pose no negative impact on the site. **All dwellings will be outside the transport corridor.**

This development supports the **GRC Corporate Plan** offering diversity to the local economy, will create a resilient community group and retain over 50s in the region who often volunteer for community/sporting clubs, charity groups and churches. It supports the **GRC Economic Development Strategy** providing business diversity, is a family owned enterprise, is regionally focused addressing identified community need and is innovative being unprecedented in Australia.

This Lifestyle Village will be an enviable place to live, is extremely well researched, designed and planned by experts to ensure it is compatible with its neighbours, will be unique within Australia, will provide a substantial jobs boost to locals in the region and a substantial boost to the Gladstone Region economy with approximately \$300M investment. It will retain locals who will continue to support the local community through their expenditure with local businesses and their support of local clubs, groups and organisations with their membership and volunteerism.

Thank you for including my support in your considerations and I trust you will agree that this development is desperately needed and ideally located within the Gladstone Region.

Yours sincerely,

Signature: 

Name: COLIN J. McADAM

GLADSTONE REGIONAL COUNCIL
Gladstone Office

Date: 14-12-18

Time: 4.06pm

Name: Jolie

SCANNED
TO RMU

Jonathan Mann
58 Yalkarra Crescent
Wurdong Heights QLD 4680

10/12/18

Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680

Via Email: info@gladstone.qld.gov.au

Attention: Assessment Manager

Dear Sir/Madam,

DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM
SANDS ROAD)
11SP200678, 1RP620530 & 4CTN2091

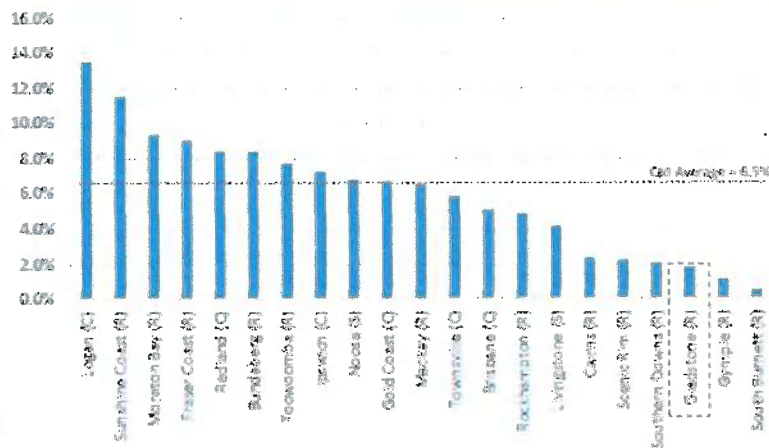
I am one of the Mann family very proudly proposing the Station Creek Lifestyle Village. As original pioneers of the area, my family has always contributed significantly to the development of this region for over 150 years and this has been recognised with the naming of the Turich Mann Bridge over the Boyne River at Benaraby.

Continuing in that tradition, my generation of the Mann Family has identified the provision of retirement dwellings in the form of a Lifestyle Village on our land at Benaraby to be a greatly needed asset that will provide tremendous value to this region.

This need has been confirmed through the Economic Needs Assessment carried out by MacroPlan Dimasi identifying the need for 268 retirement dwellings in this region (in 2016) to achieve the Queensland average of 6.5% of the LGA population living in retirement dwellings, up from Gladstone LGA level of less than 2% as shown in figure below. This need is forecast to increase to over 720 in the next 18 years. These figures do not include those who may be attracted back to the region because of this quality lifestyle village, nor those attracted to the Gladstone Region *because of this Lifestyle Village.*

1/5 gm

Chart 2.1 Persons Living in Retirement Living by LGA



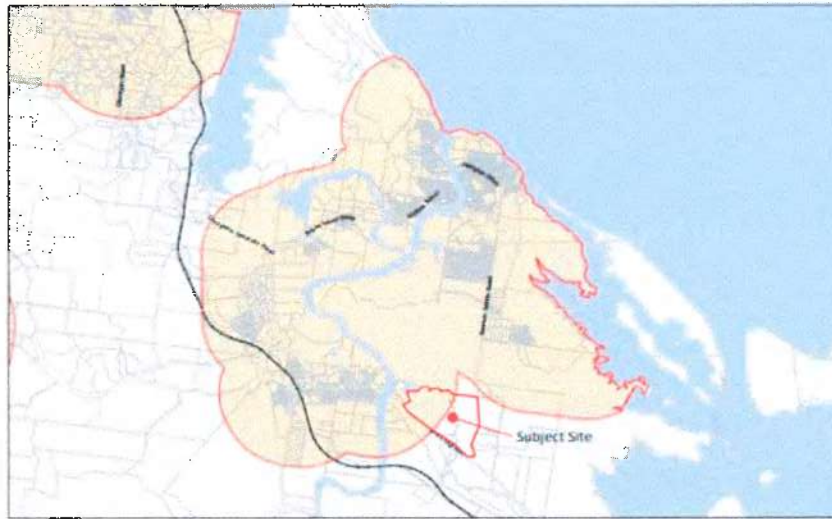
Source: ABS, Census of Population and Housing 2016. Note: includes Retirement Village (self-contained) and MHE.

This development does not compete with available residential lots available. The proposed lifestyle village is very different to a residential development offering a community lifestyle, grouping likeminded over 50 year olds, encouraging social networking, development of community spirit and provision of recreational and community activities to keep retirees physically and mentally active boosting their wellbeing and preventing feelings of isolation. This cannot be achieved within a standard residential development. Resident wellbeing will be boosted further the planned provision of rooms within the communal facilities to be made available to visiting Doctors, Specialists, Social Workers and service personnel.

Very importantly, this development supports the Gladstone Regional Council Corporate Plan offering diversity to the local economy, will create a resilient community group and retain over 50s in the region who often volunteer for community and sporting clubs, charity groups and churches. It supports the Gladstone Regional Council Economic Development Strategy providing business diversity, is a family owned enterprise, is regionally focused addressing identified community need and is innovative being unprecedented in Australia incorporating an 18 hole golf course amongst its many features.

Almost half the land area on which the proposed Lifestyle Village is to be built is within the Priority Living Area under the CQ Regional Plan as shown in figure on the next page, hence the location of the proposed development is generally in compliance with this plan.

2/5 gm



Priority Living Area – Gladstone Region – Benaraby/Boyne Island/Tannum Sands

Extensive engineering studies provided as part of the preliminary application clearly show that the Lifestyle Village can be successfully implemented in this location. Please refer to the documents provided in the Preliminary Application DA/3/2018 submitted 19/1/2018 and the additional documents submitted in response to GRC Request for Information submitted 25/10/2018 for full reports and information. These studies have taken into account the neighbouring businesses and recreational activities including the Motorsport Precinct and show that any emissions from these sites can be accommodated to provide amenity to residents at all times.

I support the Benaraby Motorsport Precinct operation, providing a safe and controlled environment for people to enjoy their motorsport pursuits and importantly provide driver education to save lives on the road. From the outset, *Station Creek Lifestyle Village has been designed around protecting the interests of the Benaraby Motorsport Precinct.*

To future proof the Motorsport Precinct and the Station Creek Lifestyle Village, the Coffey Report commissioned by the Gladstone Regional Council was utilised to understand the full development of the Motorsport Precinct and maximum noise levels expected from the fully developed precinct.

Extensive noise monitoring has been carried out by CRG Acoustics recording maximum noise outputs from the existing Motorsport Precinct (during a drag meet) and local businesses and combining these with maximum noise levels expected from the fully developed Motorsport Precinct per the Coffey masterplan. This data was input to a

3/5 *gmc*

calibrated acoustic model to predict noise levels that would be experienced on the Village site. Noise mitigation measures were then designed to reduce noise on site to allowable levels to provide acoustic amenity to residents. *Please refer to the acoustic report provided by CRG Acoustics for full details of the monitoring undertaken, allowances for Motorsports Precinct expansion and design of noise barriers and home insulation specifications to provide residents acoustic amenity.*

I have personally met with representatives of the Motorsport Precinct clubs and they have advised their concerns that other Motorsports Precincts adjacent residential areas have been forced to relocate however *no specific details were able to be provided by club representatives* to detail how the proximity of the Station Creek Lifestyle Village to the Benaraby Motorsport Precinct was similar to the proximity of residential suburbs to Motorsport Precincts that had been forced to relocate.

As the success of Station Creek Lifestyle Village is paramount to me, the above Acoustic Study has subsequently been independently reviewed by Paul King of MWA Environmental and *his expert opinion is that the designed controls will provide residents acoustic amenity and will "minimise potential reverse amenity constraints" (against the Motorsport Precinct).*

Hence, it has been proven by two Acoustic Experts that noise can be controlled within acceptable and legally required levels on the Station Creek Lifestyle Village site.

Conversely, no data has been provided by the Benaraby Motorsport Precinct club members to dispute the analysis undertaken or otherwise to substantiate their claims against Station Creek Lifestyle Village.

Despite having conclusive, professionally prepared and expert reviewed evidence that noise levels from the Benaraby Motorsport Precinct will not adversely affect the acoustic amenity of the residents of the proposed Station Creek Lifestyle Village, legal advice has been obtained from Hopgood Ganim Lawyers who specialise in Manufactured Home park legislation. Per Hopgood Ganim document provided in the "Request for information" pack, residents of the Station Creek Lifestyle Village can be legally required to sign agreements acknowledging not only the proximity of Benaraby Motorsport Precinct, but also the full development of the Motorsport Precinct per the Coffey Masterplan. This will provide protection to the Gladstone Regional Council and the Benaraby Motorsport Precinct against reverse amenity claims.

4/5 

I have personally spoken to hundreds of people from the full cross-section of the community during the Public Notification period and fully explained the project to them including the proximity of the Village to the Benaraby Motorsports Precinct, the noise monitoring undertaken and the controls to be put in place. With this understanding, approximately 98% of them have willingly signed or written a letter of support. This proves widespread public support for this project in its current location and with full understanding of its proximity to the Motorsport Precinct.

In summary, the Station Creek Lifestyle Village will be an enviable place to live, is extremely well researched, designed and planned by experts to ensure it is compatible with its neighbours, will be unique within Australia, will provide a substantial jobs boost to locals in the region and a substantial boost to the Gladstone Region economy with approximately \$300M investment. It will retain locals who will continue to support the local community through their expenditure with local businesses and their support of local clubs, groups and organisations with their membership and volunteerism. **It is overwhelmingly supported by the majority of the public that understand the project.**

Please give your careful consideration to the extensive information and reports provided supporting this application which demonstrate how the Station Creek Lifestyle Village can successfully proceed to deliver a quality lifestyle village in this location without adverse impacts on surrounding businesses and recreational areas.

Please appreciate the many benefits that this lifestyle village will deliver for the Gladstone Region, its compliance with the GRC Corporate Plan and Economic Development Strategy and the overwhelming support from the public and local businesses.

Yours sincerely,



Jonathan Mann

5/5 

5 Lambert Rd
Sarina Qld 4737

14/12/2018

Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680

Neill.Thompson@bigpond.com

Via Email: info@gladstone.qld.gov.au

Attention: Assessment Manager

Dear Sir/Madam,

**DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS ROAD)
11SP200678, 1RP620530 & 4CTN2091**

I write to express my support for the development application described above. I understand the proposal and offer my support for this development application for the following reasons:

Expert analysis shows there is a **dire need for over 268 retirement dwellings** in this region right now, growing to over 720 in the next 20 years. The proposed retirement village is **very different to a residential development** offering a community lifestyle, grouping likeminded over 50 year olds, encouraging social networking, development of community spirit and provision of recreational and community activities to keep retirees physically and mentally active boosting their wellbeing and preventing feelings of isolation.

This development is well planned and partly contained **within the Priority Living Area under the CQ Regional Plan**. Due diligence studies show it can be successfully implemented. It is a short drive to Shopping Centres, Medical Facilities and public recreational facilities and attractions.

This development is compatible with surrounding businesses and recreational activities. Acoustic amenity can be provided for residents. Expert noise studies have included adjacent business activities and maximum noise levels expected from the **full Motorsport Precinct Masterplan. Site agreements signed by residents will protect the Motorsport Precinct from reverse amenity issues. Quarry and Landfill activities will spread away from the housing area** and will continue to pose no negative impact on the site. **All dwellings will be outside the transport corridor.**

This development supports the **GRC Corporate Plan** offering diversity to the local economy, will create a resilient community group and retain over 50s in the region who often volunteer for community/sporting clubs, charity groups and churches. It supports the **GRC Economic Development Strategy** providing business diversity, is a family owned enterprise, is regionally focused addressing identified community need and is innovative being unprecedented in Australia.

This Lifestyle Village will be an enviable place to live, is extremely well researched, designed and planned by experts to ensure it is compatible with its neighbours, will be unique within Australia, will provide a substantial jobs boost to locals in the region and a substantial boost to the Gladstone Region economy with approximately \$300M investment. It will retain locals who will continue to support the local community through their expenditure with local businesses and their support of local clubs, groups and organisations with their membership and volunteerism.

Thank you for including my support in your considerations and I trust you will agree that this development is desperately needed and ideally located within the Gladstone Region.

Yours sincerely,

Neill Thompson

Date: 14/12/18

Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680

Postal Address: 1415 EAST END RD
BRACEWELL VIA
MT HARV COM. 4695

Email (optional):

Via Email: info@gladstone.qld.gov.au

Attention: Assessment Manager

Dear Sir/Madam,

DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS ROAD)
11SP200678, 1RP620530 & 4CTN2091

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This development is compatible with surrounding businesses and recreational activities. Acoustic amenity can be provided for residents. Expert noise studies have included adjacent business activities and maximum noise levels expected from the full Motorsport Precinct Masterplan. **Site agreements signed by residents will protect the Motorsport Precinct from reverse amenity issues. Quarry and Landfill activities will spread away from the housing area and will continue to pose no negative impact on the site. All dwellings will be outside the transport corridor.**

This development supports the **GRC Corporate Plan** offering diversity to the local economy, will create a resilient community group and retain over 50s in the region who often volunteer for community/sporting clubs, charity groups and churches. It supports the **GRC Economic Development Strategy** providing business diversity, is a family owned enterprise, is regionally focused addressing identified community need and is innovative being unprecedented in Australia.

This Lifestyle Village will be an enviable place to live, is extremely well researched, designed and planned by experts to ensure it is compatible with its neighbours, will be unique within Australia, will provide a substantial jobs boost to locals in the region and a substantial boost to the Gladstone Region economy with approximately \$300M investment. It will retain locals who will continue to support the local community through their expenditure with local businesses and their support of local clubs, groups and organisations with their membership and volunteerism.

Thank you for including my support in your considerations and I trust you will agree that this development is desperately needed and ideally located within the Gladstone Region.

Yours sincerely,

Signature: 

Name: Sharon Lambert.

Date: 14/12/2018

Postal Address: "MOUNTAIN VIEW"
DAETZ ROAD, CALLIOPE, QLD, 468

Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680

Email (optional):

GLADSTONE REGIONAL COUNCIL
Gladstone Office

Date: 14-12-18

Time: 4-22pm

Name: Rebecca

Via Email: info@gladstone.qld.gov.au

SCANNED
TO RMU

Attention: Assessment Manager

Dear Sir/Madam,

DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS ROAD)
11SP200678, 1RP620530 & 4CTN2091

I write to express my support for the development application described above. I understand the proposal and offer my support for this development application for the following reasons:

Expert analysis shows there is a **dire need for over 268 retirement dwellings** in this region right now, growing to over 720 in the next 20 years. The proposed retirement village is **very different to a residential development** offering a community lifestyle, grouping likeminded over 50 year olds, encouraging social networking, development of community spirit and provision of recreational and community activities to keep retirees physically and mentally active boosting their wellbeing and preventing feelings of isolation.

This development is well planned and partly contained within the Priority Living Area under the CQ Regional Plan. Due diligence studies show it can be successfully implemented. It is a short drive to Shopping Centres, Medical Facilities and public recreational facilities and attractions.

This development is compatible with surrounding businesses and recreational activities. Acoustic amenity can be provided for residents. Expert noise studies have included adjacent business activities and maximum noise levels expected from the **full Motorsport Precinct Masterplan. Site agreements signed by residents will protect the Motorsport Precinct from reverse amenity issues. Quarry and Landfill activities will spread away from the housing area and will continue to pose no negative impact on the site. All dwellings will be outside the transport corridor.**

This development supports the **GRC Corporate Plan** offering diversity to the local economy, will create a resilient community group and retain over 50s in the region who often volunteer for community/sporting clubs, charity groups and churches. It supports the **GRC Economic Development Strategy** providing business diversity, is a family owned enterprise, is regionally focused addressing identified community need and is innovative being unprecedented in Australia.

This Lifestyle Village will be an enviable place to live, is extremely well researched, designed and planned by experts to ensure it is compatible with its neighbours, will be unique within Australia, will provide a substantial jobs boost to locals in the region and a substantial boost to the Gladstone Region economy with approximately \$300M investment. It will retain locals who will continue to support the local community through their expenditure with local businesses and their support of local clubs, groups and organisations with their membership and volunteerism.

Thank you for including my support in your considerations and I trust you will agree that this development is desperately needed and ideally located within the Gladstone Region.

Yours sincerely,

Signature: *Staphne Ingham*

Name: STAPHNE INGHAM

Date: 14/12/2018

Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680

Postal Address: "MOUNTAIN VIEW"
DAETZ ROAD
CALLIOPE, QLD 4680.

Email (optional):

Via Email: info@gladstone.qld.gov.au

Attention: Assessment Manager

Dear Sir/Madam,

SCANNED
TO RMU

GLADSTONE REGIONAL COUNCIL
Gladstone Office

Date: 14-12-18

Time: 4:22pm

Name: Rebecca

DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS ROAD)
11SP200678, 1RP620530 & 4CTN2091

I write to express my support for the development application described above. I understand the proposal and offer my support for this development application for the following reasons:

Expert analysis shows there is a **dire need for over 268 retirement dwellings** in this region right now, growing to over 720 in the next 20 years. The proposed retirement village is **very different to a residential development** offering a community lifestyle, grouping likeminded over 50 year olds, encouraging social networking, development of community spirit and provision of recreational and community activities to keep retirees physically and mentally active boosting their wellbeing and preventing feelings of isolation.

This development is well planned and partly contained within the Priority Living Area under the CQ Regional Plan. Due diligence studies show it can be successfully implemented. It is a short drive to Shopping Centres, Medical Facilities and public recreational facilities and attractions.

This development is compatible with surrounding businesses and recreational activities. Acoustic amenity can be provided for residents. Expert noise studies have included adjacent business activities and maximum noise levels expected from the **full Motorsport Precinct Masterplan. Site agreements signed by residents will protect the Motorsport Precinct from reverse amenity issues. Quarry and Landfill activities will spread away from the housing area** and will continue to pose no negative impact on the site. **All dwellings will be outside the transport corridor.**

This development supports the **GRC Corporate Plan** offering diversity to the local economy, will create a resilient community group and retain over 50s in the region who often volunteer for community/sporting clubs, charity groups and churches. It supports the **GRC Economic Development Strategy** providing business diversity, is a family owned enterprise, is regionally focused addressing identified community need and is innovative being unprecedented in Australia.

This Lifestyle Village will be an enviable place to live, is extremely well researched, designed and planned by experts to ensure it is compatible with its neighbours, will be unique within Australia, will provide a substantial jobs boost to locals in the region and a substantial boost to the Gladstone Region economy with approximately \$300M investment. It will retain locals who will continue to support the local community through their expenditure with local businesses and their support of local clubs, groups and organisations with their membership and volunteerism.

Thank you for including my support in your considerations and I trust you will agree that this development is desperately needed and ideally located within the Gladstone Region.

Yours sincerely,

Signature: 

Name: KENNETH INGHAM

Name: Mavee Rutherford,
Postal Address: 3 Sandringham Close
Email: Tel: 07 4680.
m.rutherford@bigpond.com

Date: 19/11/2018.

Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680

Via Email: info@gladstone.qld.gov.au

Attention: Assessment Manager

Dear Sir/Madam,

**DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS ROAD)
11SP200678, 1RP620530 & 4CTN2091**

I write to express my support for the development application described above. I understand the proposal and offer my support for this development application for the following reasons:

I like that the proposed retirement village is designed for active retirees.
- to be RV friendly with oversized garages to house residents RV's caravans and boats.
I am aware that several people I know who are active retirees from Gladstone have moved to the Sunshine Coast or the Redland Bay area to retire in similar styled retirement villages as there was nothing available in Gladstone region.

Thank you for including my support in your considerations and I trust you will agree that this development is desperately needed and ideally located within the Gladstone Region.

Yours sincerely,

Signature: M Rutherford

Name: Mavee Rutherford.

Name: Shame Rutherford
Postal Address: 3 Sandringham Close
Telina Q 4680
Email: srutherford@bigpond-com

Date: 15/11/2018

Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680

Via Email: info@gladstone.qld.gov.au

Attention: Assessment Manager

Dear Sir/Madam,

**DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS ROAD)
11SP200678, 1RP620530 & 4CTN2091**

I write to express my support for the development application described above. I understand the proposal and offer my support for this development application for the following reasons:

I have assisted a number of older people to transition into retirement and am acutely aware that affordable quality facilities are difficult to access in the Gladstone region, forcing retirees to leave our region. The ones I know having all gone to the moreeochy Shire. The departure of our elders makes our families less stable and our society less amenable. Their volunteerism is also lost in all manner of supportive ways. I believe this development is well situated, properly planned and well thoughtout. The integration of facilities will allow residents access to appropriate and varied recreation. Being so accessible from all major population centres will attract clients from the entire region and maximise access to our community services. The need for projects of this ilk is pressing. The proximity of the motor sport facility is accommodated in the layout and sound mitigation on-site.

Thank you for including my support in your considerations and I trust you will agree that this development is desperately needed and ideally located within the Gladstone Region.

Yours sincerely,

Signature:



Name:

Shame L. Rutherford, CPEng

Postal Address: 2 Bauhinia St Boyne Is

Date: 17/12/18

Chief Executive Officer

Email (optional):

Gladstone Regional Council

PO Box 29

Gladstone QLD 4680

Via Email: info@gladstone.qld.gov.au

Attention: Assessment Manager

Dear Sir/Madam,

DA / 3 / 2018 - PUBLIC NOTIFICATION

MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING

LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS ROAD)

11SP200678, 1RP620530 & 4CTN2091

I write to express my support for the development application described above. I understand the proposal and offer my support for this development application for the following reasons:

Expert analysis shows there is a **dire need for over 268 retirement dwellings** in this region right now, growing to over 720 in the next 20 years. The proposed retirement village is **very different to a residential development** offering a community lifestyle, grouping likeminded over 50 year olds, encouraging social networking, development of community spirit and provision of recreational and community activities to keep retirees physically and mentally active boosting their wellbeing and preventing feelings of isolation.

This development is well planned and partly contained **within the Priority Living Area under the CQ Regional Plan**. Due diligence studies show it can be successfully implemented. It is a short drive to Shopping Centres, Medical Facilities and public recreational facilities and attractions.

This development is compatible with surrounding businesses and recreational activities. Acoustic amenity can be provided for residents. Expert noise studies have included adjacent business activities and maximum noise levels expected from the **full Motorsport Precinct Masterplan. Site agreements signed by residents will protect the Motorsport Precinct from reverse amenity issues. Quarry and Landfill activities will spread away from the housing area** and will continue to pose no negative impact on the site. **All dwellings will be outside the transport corridor.**

This development supports the **GRC Corporate Plan** offering diversity to the local economy, will create a resilient community group and retain over 50s in the region who often volunteer for community/sporting clubs, charity groups and churches. It supports the **GRC Economic Development Strategy** providing business diversity, is a family owned enterprise, is regionally focused addressing identified community need and is innovative being unprecedented in Australia.

This Lifestyle Village will be an enviable place to live, is extremely well researched, designed and planned by experts to ensure it is compatible with its neighbours, will be unique within Australia, will provide a substantial jobs boost to locals in the region and a substantial boost to the Gladstone Region economy with approximately \$300M investment. It will retain locals who will continue to support the local community through their expenditure with local businesses and their support of local clubs, groups and organisations with their membership and volunteerism.

Thank you for including my support in your considerations and I trust you will agree that this development is desperately needed and ideally located within the Gladstone Region.

Yours sincerely Regina Jones



From: Christine Tassin

Email: info@tassindevelopments.com.au

Date: 20/11/2018

To:
Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680

Via Email: info@gladstone.qld.gov.au

Attention: Assessment Manager

Dear Sir/Madam,

DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS ROAD)
11SP200678, 1RP620530 & 4CTN2091

I write to express my objection to the development application described above.

As a club member of the Central Qld Offroad Racing Assos, Inc, a club that strongly promotes the fun and inclusion of both male and female, juniors, adults & seniors into motorsport, we feel that the above application and subsequence development will require our club to close its doors. My understanding is that the Central Qld Motorsport Complex was set up in his area, away from general public, so as not run into issues such as developments of this kind.

This facility is doing great things to assist our youth, and those in surround areas, in creating better drivers for the future, in turn saving lives. Without this facility, the clubs & the programs that are being run, they will need to done in other regions, or stopped altogether.

The proposed retirement living location is in the wrong location. Why would the elderly want to live on a highway, and quite a way from facilities and amenities?

I am confident that a much more suitable location could be found if this facility needs to be constructed.

Yours Sincerely

**Central Queensland Offroad Racing Association,
Incorporated**
An Australian Auto Sport Alliance (AASA) affiliated club



Central Queensland Drag Racing Association

PO Box 7351, GLADSTONE QLD 4680
Email: cqdra@benarabyraceway.com
Website: www.benarabyraceway.com
ABN: 61 594 181 949
Ph : 0419 703 710
Ph – Accounts: 0417 204 272

20/11/18

Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680

Via Email: info@gladstone.qld.gov.au

Attention: Assessment Manager

Dear Sir/Madam,

DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS ROAD)
11SP200678, 1RP620530 & 4CTN2091

I write to express my objection to the development application described above.

Any questions please don't hesitate to call us 0419 703 710.

Thanking you
CQDRA Inc.



From: Michael Mifsud

Email: mm@nationalpump.com.au

Date: 20/11/2018

To:

Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680

Via Email: info@gladstone.qld.gov.au

Attention: Assessment Manager

Dear Sir/Madam,

DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS ROAD)
11SP200678, 1RP620530 & 4CTN2091

I write to express my objection to the development application described above.

As a club member of the Central Qld Offroad Racing Assos, Inc, a club that strongly promotes the fun and inclusion of both male and female, juniors, adults & seniors into motorsport, we feel that the above application and subsequence development will require our club to close its doors. My understanding is that the Central Qld Motorsport Complex was set up in his area, away from general public, so as not run into issues such as developments of this kind.

This facility is doing great things to assist our youth, and those in surround areas, in creating better drivers for the future, in turn saving lives. Without this facility, the clubs & the programs that are being run, they will need to done in other regions, or stopped altogether.

The proposed retirement living location is in the wrong location. Why would the elderly want to live on a highway, and quite a way from facilities and amenities?
I am confident that a much more suitable location could be found if this facility needs to be constructed.

Yours Sincerely

Michael Mifsud

**Central Queensland Offroad Racing Association,
Incorporated
An Australian Auto Sport Alliance (AASA) affiliated club**



From: PAUL BRANDT

Email: paul@downsouthmotorsports.com.au

Date: 20/11/2018

To:
Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680

Via Email: info@gladstone.qld.gov.au

Attention: Assessment Manager

Dear Sir/Madam,

DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS ROAD)
11SP200678, 1RP620530 & 4CTN2091

I write to express my objection to the development application described above.

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The proposed retirement living location is in the wrong location. Why would the elderly want to live on a highway, and quite a way from facilities and amenities?
I am confident that a much more suitable location could be found if this facility needs to be constructed.

Yours Sincerely

**Central Queensland Offroad Racing Association,
Incorporated
An Australian Auto Sport Alliance (AASA) affiliated club**



From: Richard Tassin

Email: info@tassindevelopments.com.au

Date: 20/11/2018

To:

Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680

Via Email: info@gladstone.qld.gov.au

Attention: Assessment Manager

Dear Sir/Madam,

DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS ROAD)
11SP200678, 1RP620530 & 4CTN2091

I write to express my objection to the development application described above.

As a club member of the Central Qld Offroad Racing Assos, Inc, a club that strongly promotes the fun and inclusion of both male and female, juniors, adults & seniors into motorsport, we feel that the above application and subsequence development will require our club to close its doors. My understanding is that the Central Qld Motorsport Complex was set up in his area, away from general public, so as not run into issues such as developments of this kind.

This facility is doing great things to assist our youth, and those in surround areas, in creating better drivers for the future, in turn saving lives. Without this facility, the clubs & the programs that are being run, they will need to done in other regions, or stopped altogether.

The proposed retirement living location is in the wrong location. Why would the elderly want to live on a highway, and quite a way from facilities and amenities?

I am confident that a much more suitable location could be found if this facility needs to be constructed.

Yours Sincerely

**Central Queensland Offroad Racing Association,
Incorporated**
An Australian Auto Sport Alliance (AASA) affiliated club



From: Ryan McLucas

Email: ruffasgutz@outlook.com

Date: 20/11/2018

To:

Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680

Via Email: info@gladstone.qld.gov.au

Attention: Assessment Manager

Dear Sir/Madam,

DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS ROAD)
11SP200678, 1RP620530 & 4CTN2091

I write to express my objection to the development application described above.

As a club member of the Central Qld Offroad Racing Assos, Inc, a club that strongly promotes the fun and inclusion of both male and female, juniors, adults & seniors into motorsport, we feel that the above application and subsequence development will require our club to close its doors. My understanding is that the Central Qld Motorsport Complex was set up in his area, away from general public, so as not run into issues such as developments of this kind.

This facility is doing great things to assist our youth, and those in surround areas, in creating better drivers for the future, in turn saving lives. Without this facility, the clubs & the programs that are being run, they will need to done in other regions, or stopped altogether.

The proposed retirement living location is in the wrong location. Why would the elderly want to live on a highway, and quite a way from facilities and amenities?
I am confident that a much more suitable location could be found if this facility needs to be constructed.

Yours Sincerely
Ryan McLucas

**Central Queensland Offroad Racing Association,
Incorporated
An Australian Auto Sport Alliance (AASA) affiliated club**



Gladstone District Dirtriders Club Inc.

PO Box 718, Gladstone, 4680

[Email:gladstonedistrictdirtriders@gmail.com](mailto:gladstonedistrictdirtriders@gmail.com)

Facebook: Gladstone District Dirtriders



Name: **Andrew McIntyre**

Postal Address: 11 briffney street

Email: amaxmct@yahoo.com.au

Date: 20th november 2018

Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680

Via Email: info@gladstone.qld.gov.au

Attention: Assessment Manager

Dear Sir/Madam,

**DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM
SANDS ROAD)
11SP200678, 1RP620530 & 4CTN2091**

I write to express my objection to the development application described above. As a member of Gladstone District Dirtriders I wish to express an objection to the Material Change of Use.

All Gladstone residents acknowledge that there is a lack of suitable housing/facilities for age persons within our region however this location is not suitable. The proximity to sand quarries, Benaraby Landfill and the Benaraby Motorsports Precinct makes the proposed area only suited to its current use which is rural. The landfill, quarry and motorsports are existing parts of our region's current employment and recreational facilities which we must maintain.

The sound barriers and other noise mitigation proposed, whilst helpful will never eradicate the noise from the area and the highway and from previous approved developments will lead to the demise of all else within the area. Gladstone District Dirtriders have been established 30 years, 17 of which have been at Benaraby. As a member I do not wish to loose the investment(millions of dollars) that my club has made at Benaraby where the club provides a safe and controlled area for dirt bike riders to enjoy racing and recreation. Please note my formal objection to the proposal to consider a Material Change of Use and any planned residential development at this location.



President
Peter Campbell
0428683633

Race inquiries
Julie Maeyke
0428452645

gladstonedistrictdirtriders@gmail.com

gladstonedistrictdirtriders@gmail.com

Name:
Postal Address:

Email:

Date:

Gladstone Regional Council

Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680

20 NOV 2018

Planning Department

Via Email: info@gladstone.qld.gov.au

Attention: Assessment Manager

Dear Sir/Madam,

**DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS ROAD)
11SP200678, 1RP620530 & 4CTN2091**

I write to express my support for the development application described above. I understand the proposal and offer my support for this development application for the following reasons:

I have had several friends move to Bundaberg, because there was nowhere suitable in the Gladstone area.

I think this project will be a great asset for Tannum Sands as it will provide jobs and customers for the Tannum Boyme services.

I can't envisage noise being a problem.

I grew up in Gladstone with coal trains going past several times a day and lived with it. I can't see being near a motor sports arena being a problem at all.

Please go for this. We need it.

Thank you for including my support in your considerations and I trust you will agree that this development is desperately needed and ideally located within the Gladstone Region.

Yours sincerely,

Signature: *B.F. McPherson*

Name: *B.F. MCPHERSON
TUCKERS ROAD
BOYNE ISLAND*

Name:
Postal Ad:
Email:



Mrs B F McPherson
10 Tuckers Rd
BOYNE ISLAND QLD 4680

Name: Robert Lansdowne
Postal Address: 12 Surita Court
Boyne island
4680

Email: robertlansdowne@hotmail.com

Date: 20/11/2018

Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680

Via Email: info@gladstone.qld.gov.au

Attention: Assessment Manager

Dear Sir/Madam,

**DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS ROAD)
11SP200678, 1RP620530 & 4CTN2091**

I write to express my support for the development application described above. I understand the proposal and offer my support for this development application for the following reasons:

I see in Gladstone that there is a great shortage of retirement facilities within the Gladstone Region and request that Gladstone Regional Council support the development so that Council will address the current shortage in retirement facilities and assist retirees to remain in this region. Allowing this development will greatly reduce the number of retirees having to leave the area.

I believe this block of land is ideally situated and suited for this development, and being level land close to Boyne Island, Tannum Sands and Gladstone would make this proposal even more attractive. I believe the proposed retirement facility with a rural atmosphere and having a beautiful golf course within the development will offer a truly unique and desirable retirement destination.

Thank you for including my support in your considerations and I trust you will agree that this development is desperately needed and ideally located within the Gladstone Region.

Yours sincerely,

Robert Lansdowne

Carol Smith
6 Evelyn Street
Zilzie Qld 4710

Email: noel_carol_smith@bigpond.com

21 November, 2018

Chief Executive Officer
Gladstone Regional Council
P.O. Box 29
Gladstone Qld 4680

Attention: Assessment Manager

Dear Sir/Madam,

DA/3/2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS ROAD)
11SP200678, 1RP620530 & 4CTN2091

I write to express my objection to the development application described above.

Yours sincerely
Carol Smith
0409499917

Name:
Postal Address:

Email:

Date:

Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680

Via Email: info@gladstone.qld.gov.au

Attention: Assessment Manager

Dear Sir/Madam,

GLADSTONE REGIONAL COUNCIL RECORDS DEPT	
Resp Officer/s.....	
21 NOV 2018	
Ret.....	Doc No.....
File Ref.....	

DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS ROAD)
11SP200678, 1RP620530 & 4CTN2091

I write to express my support for the development application described above. I understand the proposal and offer my support for this development application for the following reasons:

There is a very big shortage of retirement facilities with in the Gladstone Region & I request the Gladstone Council support the development to assist retirees to remain in this region. I believe this block of land is ideally situated & suited for this purpose. Being level and close to Boyne Island & Tannum Sands.

It is important to provide appropriate retirement facilities to retain retirees in the region where they have family and friends.

Thank you for including my support in your considerations and I trust you will agree that this development is desperately needed and ideally located within the Gladstone Region.

Yours sincerely,

Signature:

Name:

Jane Small
Jane Small
Jane Small

Noel Smith
6 Evelyn Street
Zilzie Qld 4710

Email: noel_carol_smith@bigpond.com

21 November, 2018

Chief Executive Officer
Gladstone Regional Council
P.O. Box 29
Gladstone Qld 4680

Attention: Assessment Manager

Dear Sir/Madam,

DA/3/2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS ROAD)
11SP200678, 1RP620530 & 4CTN2091

I write to express my objection to the development application described above.

Yours sincerely
Noel Smith
0418799917

Name:
Postal Address:

Date: 2/11/18

Email:

GLADSTONE REGIONAL COUNCIL RECORDS DEPT	
Resp Officer/s.....	
27 NOV 2018	
Ret.....	Doc No.....
File Ref.....	

Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680

Via Email: info@gladstone.qld.gov.au

Attention: Assessment Manager

Dear Sir/Madam,

DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS ROAD)
11SP200678, 1RP620530 & 4CTN2091

I write to express my support for the development application described above. I understand the proposal and offer my support for this development application for the following reasons:

Having lived in this area since 1973 there has been so many promises of a Retirement Village but none have ever been built, so many good friends are now living in Bundaberg, Holy Bay & other retirement villages, because nothing has been done here. So what the Mann's are proposing is so long overdue, and a bonus it is on level ground and will keep families together. So please finally do something to look after the retirees & keep the family together as grandparents can be still here to see their grandchildren grow up.

Thank you for including my support in your considerations and I trust you will agree that this development is desperately needed and ideally located within the Gladstone Region.

Yours sincerely,

Signature: E. Smith

Name: EILEEN SMITH
21 YUKANA ST
BOYNE IS QLD 4680



Gladstone District Dirtriders Club Inc.
PO Box 718, Gladstone, 4680
Email: gladstonedistrictdirtriders@gmail.com
Facebook: Gladstone District Dirtriders



Date: 22/11/2018

Name: Tracey Shailer
Postal Address: 27 Monterey Way
Calliope QLD 4680
Email: Traceygainey@live.com

Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680

Via Email: info@gladstone.qld.gov.au

Attention: Assessment Manager

Dear Sir/Madam,

**DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM
SANDS ROAD)
11SP200678, 1RP620530 & 4CTN2091**

I write to express my objection to the development application described above. As a member of Gladstone District Dirtriders I wish to express an objection to the Material Change of Use. All Gladstone residents acknowledge that there is a lack of suitable housing/facilities for aged persons within our region however this location is not suitable. The proximity to sand quarries, Benaraby Landfill and the Benaraby Motorsports Precinct makes the proposed area only suited to its current use which is rural. The landfill, quarry and motorsports are existing parts of our regions current employment and recreational facilities which we must maintain. The sound barriers and other noise mitigation proposed, whilst helpful will never eradicate the noise from the area and the highway and from previous approved developments will lead to the demise of all else within the area. Gladstone District Dirtriders have been established 30 years, 17 of which have been at Benaraby. As a member I do not wish to lose the investment (millions of dollars) that my club has made at Benaraby where the club provides a safe and controlled area for dirt bike riders to enjoy racing and recreation. Please note my formal objection to the proposal to consider a Material Change of Use and any planned residential development at this location.

Signed.....



President
Peter Campbell
0428683633

Race inquiries
Julie Maeyke
0428452645

gladstonedistrictdirtriders@gmail.com

gladstonedistrictdirtriders@gmail.com

20 NOV 2018

Records Department

Name: MR. B. VAN BERGEN
Postal Address: 37 ENDEAVOUR CCT
CANNONVALE 4802
Email: veebeeg@optusnet.com.au

Date: 25.11.18

Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680

Via Email: info@gladstone.qld.gov.au

Attention: Assessment Manager

Dear Sir/Madam,

DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS ROAD)
11SP200678, 1RP620530 & 4CTN2091

I write to express my support for the development application described above. I understand the proposal and offer my support for this development application for the following reasons:

AS MY PARENTS WANT TO STAY IN
THE GLADSTONE AREA I AGREE WITH
THEM AND THINK THIS R.V. HOME BASE
STYLE OF LIVING WOULD BE IDEAL
FOR THEM

Thank you for including my support in your considerations and I trust you will agree that this development is desperately needed and ideally located within the Gladstone Region.

Yours sincerely,

Signature:



Name: BEN VAN BERGEN.

29 NOV 2018

Records Department

Name: Mrs. Pat van Bergen
Postal Address: 2 Mango Court
Beecher

Email: P.vanbergen29@gmail.com

Date:

Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680

Via Email: info@gladstone.qld.gov.au

Attention: Assessment Manager

Dear Sir/Madam,

DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS ROAD)
11SP200678, 1RP620530 & 4CTN2091

I write to express my support for the development application described above. I understand the proposal and offer my support for this development application for the following reasons:

My husband & I have lived & worked in Gladstone since 1980. Our children & now, grandchildren live here & our wish is to downsize & remain in the area.

I feel that the proposed Retirement complex is a "godsend" for the area & would definitely encourage our 50's to stay in the area in later years.

We hope to be one of their 1st occupants as there is no alternative accommodation here in the area.

Thank you for including my support in your considerations and I trust you will agree that this development is desperately needed and ideally located within the Gladstone Region.

Yours sincerely,

Signature: *Pat van Bergen*

Name: Patricia van Bergen.

29 NOV 2018



Name: MRS. P. VAN BERGEN
Postal Address: 37 ENDEAVOUR CRT
CANNONVALE 4802
Email: ueebeeza@optusnet.com.au

Date: 25.11.18

Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680

Via Email: info@gladstone.qld.gov.au

Attention: Assessment Manager

Dear Sir/Madam,

DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS ROAD)
11SP200678, 1RP620530 & 4CTN2091

I write to express my support for the development application described above. I understand the proposal and offer my support for this development application for the following reasons:

I AGREE WITH MY IN LAWS ABOUT
HAVING AN RV BASE NEAR
GLADSTONE.
THEY LOVE THE AREA & WANT
TO STAY LOCAL

Thank you for including my support in your considerations and I trust you will agree that this development is desperately needed and ideally located within the Gladstone Region.

Yours sincerely,

Signature: P Van Berger

Name: PATRICIA VAN BERGEN

28 NOV 2018

Records Department

Name: Mr. R. van BERGEN
Postal Address: 2 Mango Court
Beecher

Email:

ronvba3@gmail.com

Date:

Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680

Via Email: info@gladstone.qld.gov.au

Attention: Assessment Manager

Dear Sir/Madam,

DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS ROAD)
11SP200678, 1RP620530 & 4CTN2091

I write to express my support for the development application described above. I understand the proposal and offer my support for this development application for the following reasons:

As my wife & myself have lived and worked in Gladstone & raised our children here, we would love to spend our remaining years in the area. I feel that this RV Homebase type village would be ideal for my wife & myself to "down-size". The Resort sounds ideal & there is nothing like it here. The proposed site is ideal as well as it is still in close proximity to Gladstone & Tannum & all facilities.

Thank you for including my support in your considerations and I trust you will agree that this development is desperately needed and ideally located within the Gladstone Region.

Yours sincerely,

Signature:

Name:

R. Van Bergen
Ronald van Bergen.

Name: Culey RICHARD

Address: 1 RESTREL RD BUCCA @ 4670

Email: rjculley@gmail.com.

Date: 26-11-2018

Chief Executive Officer

Gladstone Regional Council

P O BOX 19

GLADSTONE QLD 4680

Attention: Assessment Manager

Dear Sir/Madam

DA/3/2018 – PUBLIC NOTIFICATION

MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING

LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS ROAD) 11SP200678, 1RP6205030 & 4CTN2091.

I wish to express my objection to the development application described above.

Yours sincerely,



Name: Culey Shirley

Address: 1 KESTREL RD BUCCA 4670

Email: sjwley@gmail.com

Date: 26-11-2018

Chief Executive Officer

Gladstone Regional Council

P O BOX 19

GLADSTONE QLD 4680

Attention: Assessment Manager

Dear Sir/Madam

DA/3/2018 – PUBLIC NOTIFICATION

MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING

LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS ROAD) 11SP200678, 1RP6205030 & 4CTN2091.

I wish to express my objection to the development application described above.

Yours sincerely,



Name: Margaret Hunt
Postal Address: 3 Prota Cui, Benaraby
Email: mhunt@caltex.com.au

Date: 30.11.18

Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680

Via Email: info@gladstone.qld.gov.au

Attention: Assessment Manager

Dear Sir/Madam,

**DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS ROAD)
11SP200678, 1RP620530 & 4CTN2091**

I write to express my support for the development application described above. I understand the proposal and offer my support for this development application for the following reasons:

Expert analysis shows there is a **dire need for over 268 retirement dwellings** in this region right now, growing to over 720 in the next 20 years. The proposed relocatable retirement village is very different to a residential development, offers a community lifestyle grouping likeminded over 50 year olds, encouraging social networking, development of community spirit and provision of recreational and community activities to keep retirees physically and mentally active boosting their wellbeing and preventing feelings of isolation.

This development is well planned and partly contained within the Priority Living Area under the CQ Regional Plan. Due diligence studies show it can be successfully implemented. It is a short drive to Shopping Centres, Medical Facilities and public recreational facilities and attractions.

This development is compatible with surrounding businesses and recreational activities. Acoustic amenity can be provided for residents. Expert noise studies have included adjacent business activities and maximum noise levels expected from the full **Motorsports Precinct Masterplan. Quarry and Landfill activities will spread away from the housing area** and currently pose no negative impact on the site. **All dwellings will be outside the transport corridor.**

This development supports the **GRC Corporate Plan** offering diversity to the local economy, will create a resilient community group, retain over 50s who often volunteer for community/sporting clubs, charity groups and churches. It supports the **GRC Economic Development Strategy** providing business diversity, is a family owned enterprise, regionally focused addressing identified community need and is innovative being unprecedented in Australia.

This Lifestyle Village will be an enviable place to live, is extremely well researched, designed and planned by experts to ensure it is compatible with its neighbours, will be unique within Australia, will provide a substantial jobs boost to locals in the region and a substantial boost to the Gladstone Region economy with approximately \$300M investment and will retain locals who will continue to support the local community through their expenditure with local businesses, their support of local clubs, groups and organisations with their membership and volunteerism.

Thank you for including my support in your considerations and I trust you will agree that this development is desperately needed and ideally located within the Gladstone Region.

Yours sincerely,

Signature: 

Name: Margaret Hunt

Thoroughly agree, I need my family support network around me! will be great for our region.

Name: Michael Byrnes
Postal Address: 6 Chapman St, West Gladstone
Email: micbyrn@caltex.com.au

Date: 30/11/2018

Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680

Via Email: info@gladstone.qld.gov.au

Attention: Assessment Manager

Dear Sir/Madam,

**DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS ROAD)
11SP200678, 1RP620530 & 4CTN2091**

I write to express my support for the development application described above. I understand the proposal and offer my support for this development application for the following reasons:

Expert analysis shows there is a dire need for over 268 retirement dwellings in this region right now, growing to over 720 in the next 20 years. The proposed relocatable retirement village is very different to a residential development, offers a community lifestyle grouping likeminded over 50 year olds, encouraging social networking, development of community spirit and provision of recreational and community activities to keep retirees physically and mentally active boosting their wellbeing and preventing feelings of isolation.

This development is well planned and partly contained within the Priority Living Area under the CQ Regional Plan. Due diligence studies show it can be successfully implemented. It is a short drive to Shopping Centres, Medical Facilities and public recreational facilities and attractions.

This development is compatible with surrounding businesses and recreational activities. Acoustic amenity can be provided for residents. Expert noise studies have included adjacent business activities and maximum noise levels expected from the full Motorsports Precinct Masterplan. Quarry and Landfill activities will spread away from the housing area and currently pose no negative impact on the site. All dwellings will be outside the transport corridor.

This development supports the **GRC Corporate Plan** offering diversity to the local economy, will create a resilient community group, retain over 50s who often volunteer for community/sporting clubs, charity groups and churches. It supports the **GRC Economic Development Strategy** providing business diversity, is a family owned enterprise, regionally focused addressing identified community need and is innovative being unprecedented in Australia.

This Lifestyle Village will be an enviable place to live, is extremely well researched, designed and planned by experts to ensure it is compatible with its neighbours, will be unique within Australia, will provide a substantial jobs boost to locals in the region and a substantial boost to the Gladstone Region economy with approximately \$300M investment and will retain locals who will continue to support the local community through their expenditure with local businesses, their support of local clubs, groups and organisations with their membership and volunteerism.

Thank you for including my support in your considerations and I trust you will agree that this development is desperately needed and ideally located within the Gladstone Region.

Yours sincerely,

Signature: 

Name: Michael Byrnes

From: [Meera Sunil Abraham](#)
To: [Shaunte Farrington](#)
Subject: DA / 3 / 2018 - PUBLIC NOTIFICATION Submission - Reef City Rod & Custom Inc
Date: Wednesday, 5 December 2018 9:01:06 AM
Attachments: [image001.emz](#)
[image003.png](#)
[image005.png](#)
[image002.wmz](#)
[image007.png](#)
[image007.png](#)

To be paperclipped and actioned.

Thank you.

Regards

Meera Sunil Abraham

Administration Officer – Customer Solutions



PO Box 29 Gladstone QLD 4680

Phone 07 4970 0700 | Fax 07 4975 8500

Email: Meera.SunilAbraham@gladstone.qld.gov.au | Website www.gladstone.qld.gov.au

From: Info (Mailbox)

Sent: Wednesday, 5 December 2018 8:34 AM

To: Contact Centre (Mailbox) <contactcentre@gladstone.qld.gov.au>; Planning (Mailbox) <planning@gladstone.qld.gov.au>

Subject: Planning Documents for Action - Assessment Manager re: DA / 3 / 2018 - PUBLIC NOTIFICATION

Please note this email has been sent to Planning to enable Pathway paperclip to be added.

Kate Bambrick
Records Management Unit

From: Info (Mailbox)

Sent: Wednesday, 5 December 2018 8:11 AM

To: 'Donna Radford' <reefcityrod@hotmail.com>

Subject: FW: Assessment Manager re: DA / 3 / 2018 - PUBLIC NOTIFICATION

Gladstone Regional Council acknowledges receipt of your e-mail and advises that it has been forwarded to the relevant department for attention.

If your enquiry is urgent, please telephone (07) 49700700 anytime.

No further response will be sent unless you need to be advised of Council's course of action in regards to your enquiry.

Should this be the case Council will contact you within ten (10) business days as per the Gladstone Regional Council's Customer Service Charter which can be viewed in full if you [click here](#).

Regards

Kate Bambrick

Records Management Officer



PO Box 29 Gladstone Qld 4680

Phone 07 4970 0700 | Fax 07 4975 8500

Email info@gladstone.qld.gov.au | Website www.gladstone.qld.gov.au

From: Donna Radford <reefcityrod@hotmail.com>

Sent: Tuesday, 4 December 2018 6:34 PM

To: Info (Mailbox) <info@gladstone.qld.gov.au>

Subject: ATT: Assessment Manager re: DA / 3 / 2018 - PUBLIC NOTIFICATION

**Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680
Via Email: info@gladstone.qld.gov.au
Attention: Assessment Manager**

Dear Sir/Madam,

**DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS
ROAD)
11SP200678, 1RP620530 & 4CTN2091**

I write to express our objection to the development application described above. As a affiliated club, Reef City Rod & Custom Inc. wish to express an objection to the Material Change of Use.

All Gladstone residents acknowledge that there is a lack of suitable housing/facilities for age persons within our region however this location is not suitable. The proximity to sand quarries, Benaraby Landfill and the Benaraby Motorsports Precinct makes the proposed area only suited to its current use which is rural. The landfill, quarry and motorsports are existing parts of our region's current employment and recreational facilities which we must maintain.

The sound barriers and other noise mitigation proposed, whilst helpful will never eradicate the noise from the area and the highway and from previous approved developments will lead to the demise of all else within the area.

Please note our formal objection to the proposal to consider a Material Change of Use and any planned residential development at this location.

Thank you for your time.
Regards.



**Reef City Rod & Custom Inc.
Donna Radford
(Secretary)
0458112884**

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From: [Meera Sunil Abraham](#)
To: [Shaunte Farrington](#)
Subject: DA/3/2018 - Submission - Allan Morrow
Date: Thursday, 6 December 2018 8:43:18 AM

To be paperclipped and actioned.

Thank you.

Regards
Meera Sunil Abraham
Administration Officer – Customer Solutions

PO Box 29 Gladstone QLD 4680
Phone 07 4970 0700 | Fax 07 4975 8500
Email: Meera.SunilAbraham@gladstone.qld.gov.au | Website www.gladstone.qld.gov.au

-----Original Message-----

From: Info (Mailbox)
Sent: Thursday, 6 December 2018 8:12 AM
To: 'allan.morrow@hotmail.com' <allan.morrow@hotmail.com>
Subject:

Gladstone Regional Council acknowledges receipt of your e-mail and advises that it has been forwarded to the relevant department for attention.

If your enquiry is urgent, please telephone (07) 49700700 anytime.

No further response will be sent unless you need to be advised of Council's course of action in regards to your enquiry.

Should this be the case Council will contact you within ten (10) business days as per the Gladstone Regional Council's Customer Service Charter which can be viewed in full on Council's website.

Regards

Jessica Spurway
Records Management Officer
Gladstone Regional Council
PO Box 29 Gladstone Qld 4680
Phone 07 4970 0700 | Fax 07 4975 8500
Email info@gladstone.qld.gov.au | Website www.gladstone.qld.gov.au

-----Original Message-----

From: Allan Morrow <allan.morrow@hotmail.com>
Sent: Wednesday, 5 December 2018 8:49 PM
To: Info (Mailbox) <info@gladstone.qld.gov.au>
Subject:

Date:5/12/2018

Chief Executive Officer Gladstone Regional Council PO Box 29 Gladstone QLD 4680 Via Email: info@gladstone.qld.gov.au Attention: Assessment Manager Dear Sir/Madam, Postal Address: 261 Gladstone benaraby road Wurdong Heights 4680 DA / 3 / 2018 - PUBLIC NOTIFICATION MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS ROAD) 11SP200678, 1RP620530 & 4CTN2091 I write to express my support for the development application described above. I understand the proposal and offer my support for this development application for the following reasons:

Expert analysis shows there is a dire need for over 268 retirement dwellings in this region right now, growing to over 720 in the next 20 years. The proposed retirement village is very different to a residential development offering a community lifestyle, grouping likeminded over 50 year olds, encouraging social networking, development of community spirit and provision of recreational and community activities to keep retirees physically and mentally active boosting their wellbeing and preventing feelings of isolation.

This development is well planned and partly contained within the Priority Living Area under the CQ Regional Plan. Due diligence studies show it can be successfully implemented. It is a short drive to Shopping Centres, Medical Facilities and public recreational facilities and attractions.

This development is compatible with surrounding businesses and recreational activities. Acoustic amenity can be provided for residents. Expert noise studies have included adjacent business activities and maximum noise levels expected from the full Motorsport Precinct Masterplan. Site agreements signed by residents will protect the Motorsport Precinct from reverse amenity issues. Quarry and Landfill activities will spread away from the housing area and will continue to pose no negative impact on the site. All dwellings will be outside the transport corridor.

This development supports the GRC Corporate Plan offering diversity to the local economy, will create a resilient community group and retain over 50s in the region who often volunteer for community/sporting clubs, charity groups and churches. It supports the GRC Economic Development Strategy providing business diversity, is a family owned enterprise, is regionally focused addressing identified community need and is innovative being unprecedented in Australia.

This Lifestyle Village will be an enviable place to live, is extremely well researched, designed and planned by experts to ensure it is compatible with its neighbours, will be unique within Australia, will provide a substantial jobs boost to locals in the region and a substantial boost to the Gladstone Region economy with approximately \$300M investment. It will retain locals who will continue to support the local community through their expenditure with local businesses and their support of local clubs, groups and organisations with their membership and volunteerism.

Thank you for including my support in your considerations and I trust you will agree that this development is desperately needed and ideally located within the Gladstone Region.

Yours sincerely,

Name: Allan Morrow

Sent from my iPhone

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<<http://www.gladstone.qld.gov.au/web/guest/privacy>> or Right to Information.

<<http://www.gladstone.qld.gov.au/right-to-information>>

From: [Meera Sunil Abraham](#)
To: [Shaunte Farrington](#)
Subject: DA/3/2018 - Submission - Anthony Lewis
Date: Thursday, 13 December 2018 4:09:33 PM
Attachments: [image002.png](#)

To be paperclipped and actioned.

Thank you.

Regards

Meera Sunil Abraham

Administration Officer – Customer Solutions



PO Box 29 Gladstone QLD 4680

Phone [07 4970 0700](tel:0749700700) | Fax [07 4975 8500](tel:0749758500)

Email: Meera.SunilAbraham@gladstone.qld.gov.au | Website www.gladstone.qld.gov.au

From: Info (Mailbox)

Sent: Thursday, 13 December 2018 3:01 PM

To: 'Anthony.Lewis@sca.com.au' <Anthony.Lewis@sca.com.au>

Subject: FW: Public Submission DA 3/2018

Gladstone Regional Council acknowledges receipt of your e-mail and advises that it has been forwarded to the relevant department for attention.

If your enquiry is urgent, please telephone (07) 4970 0700 anytime.

No further response will be sent unless you need to be advised of Council's course of action in regards to your enquiry.

Should this be the case Council will contact you within ten (10) business days as per the Gladstone Regional Council's Customer Service Charter which can be viewed in full if you [click here](#).

Regards

Shelley Edwards

Records Management Officer



PO Box 29 Gladstone Qld 4680

Phone [07 4970 0700](tel:0749700700) | Fax [07 4975 8500](tel:0749758500)

Email info@gladstone.qld.gov.au | Website: www.gladstone.qld.gov.au

From: Anthony Lewis <Anthony.Lewis@sca.com.au>

Sent: Thursday, 13 December 2018 2:55 PM

To: Info (Mailbox) <info@gladstone.qld.gov.au>

Subject: Public Submission DA 3/2018

Name: Anthony Lewis

Postal Address: PO Box 2948 Bundaberg,
Qld 4670

Date: 13/12/2018

Email:

Anthony.Lewis@sca.com.au

Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680

Via Email: info@gladstone.qld.gov.au

Attention: Assessment Manager

Dear Sir/Madam,

DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS
ROAD)
11SP200678, 1RP620530 & 4CTN2091

I write to express my support for the development application described above. I understand the proposal and offer my support for this development application for the following reasons:

As a previous resident who is keen to return to the area to retire (while looking for alternatives to unit living), the Gladstone Region would benefit highly, from this type of facility. The region has a lot to offer retirees of all ages and Benaraby provides the perfect home base, with ease of access to the highway, while being in close proximity to Boyne Island, Tannum Sands as well as Gladstone and Calliope. This facility would also assist in injecting revenue into the region, which in turn would allow Council to further develop the region, which would also provide incentive for more people to be attracted to the region.

Thank you for including my support in your considerations and I trust you will agree that this development is desperately needed and ideally located within the Gladstone Region.

Yours sincerely,

Anthony Lewis

Anthony Lewis
Media Sales Executive

Southern Cross Austereo

T 07-4155-4311 M 0417644637

E Anthony.Lewis@sca.com.au

A 7 Takalvan Street, Bundaberg, QLD, 4670

P PO Box 651, Bundaberg, QLD, 4670





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From: [Meera Sunil Abraham](#)
To: [Shaunte Farrington](#)
Subject: DA/3/2018 - Submission - Bree Davey
Date: Monday, 26 November 2018 8:57:10 AM
Attachments: [image001.png](#)

To be paperclipped and actioned.

Thank you.

Regards

Meera Sunil Abraham

Administration Officer – Customer Solutions



PO Box 29 Gladstone QLD 4680

Phone [07 4970 0700](tel:0749700700) | Fax [07 4975 8500](tel:0749758500)

Email: Meera.SunilAbraham@gladstone.qld.gov.au | Website www.gladstone.qld.gov.au

From: Info (Mailbox)

Sent: Monday, 26 November 2018 8:47 AM

To: 'bree@thecampaignco.com.au' <bree@thecampaignco.com.au>

Subject: FW: MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING

Gladstone Regional Council acknowledges receipt of your e-mail and advises that it has been forwarded to the relevant department for attention.

If your enquiry is urgent, please telephone (07) 49700700 anytime.

No further response will be sent unless you need to be advised of Council's course of action in regards to your enquiry.

Should this be the case Council will contact you within ten (10) business days as per the Gladstone Regional Council's Customer Service Charter which can be viewed in full if you [click here](#).

Regards,

Hayley Keiler

Records Management Unit



PO Box 29 Gladstone Qld 4680

Phone [07 4970 0700](tel:0749700700) | Fax [07 4975 8500](tel:0749758500)

Email info@gladstone.qld.gov.au | Website: www.gladstone.qld.gov.au

From: Bree Davey <bree@thecampaignco.com.au>

Sent: Monday, 26 November 2018 7:39 AM

To: Info (Mailbox) <info@gladstone.qld.gov.au>

Subject: MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING

Attention: Assessment Manager

Dear Sir/Madam,

DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS ROAD)
11SP200678, 1RP620530 & 4CTN2091

I write to express my objection to the development application described above.

Should you have any enquiries please contact me on 0409 861 401

Kind Regards,

Bree Davey
5 Geldard Street,
Cooee Bay, QLD 4703

Disclaimer: This email and any attachments may contain confidential or privileged information. You must not use or disclose this information, other than for the purposes for which it was supplied. The privilege or confidentiality attached to this email and attachments is not waived by reason of mistaken delivery to you. If for whatever reason this email is received by someone other than the intended recipient, you are requested to notify the sender promptly by telephone, email or facsimile and destroy and delete all copies of the original message. Personal information will only be disclosed to a third party with your written authorisation or as required by law – Refer to Council's website for more information relating to [Privacy](#) or [Right to Information](#).

From: [Meera Sunil Abraham](#)
To: [Shaunte Farrington](#)
Subject: DA/3/2018 - Submission - Dean Sullivan
Date: Thursday, 13 December 2018 4:03:40 PM
Attachments: [image002.png](#)

To be paperclipped and actioned.

Thank you.

Regards

Meera Sunil Abraham

Administration Officer – Customer Solutions



PO Box 29 Gladstone QLD 4680

Phone [07 4970 0700](tel:0749700700) | Fax [07 4975 8500](tel:0749758500)

Email: Meera.SunilAbraham@gladstone.qld.gov.au | Website www.gladstone.qld.gov.au

From: Info (Mailbox)

Sent: Thursday, 13 December 2018 12:56 PM

To: 'deancharles000@outlook.com' <deancharles000@outlook.com>

Subject: FW: Assessment

Gladstone Regional Council acknowledges receipt of your e-mail and advises that it has been forwarded to the relevant department for attention.

If your enquiry is urgent, please telephone (07) 4970 0700 anytime.

No further response will be sent unless you need to be advised of Council's course of action in regards to your enquiry.

Should this be the case Council will contact you within ten (10) business days as per the Gladstone Regional Council's Customer Service Charter which can be viewed in full if you [click here](#).

Regards

Shelley Edwards

Records Management Officer



PO Box 29 Gladstone Qld 4680

Phone [07 4970 0700](tel:0749700700) | Fax [07 4975 8500](tel:0749758500)

Email info@gladstone.qld.gov.au | Website: www.gladstone.qld.gov.au

From: dean sullivan <deancharles000@outlook.com>

Sent: Thursday, 13 December 2018 12:52 PM

To: Info (Mailbox) <info@gladstone.qld.gov.au>

Subject: Assessment

Date: 13th December 2018

Phone: 0429625292

Email: deancharles000@outlook.com

Name: Dean Charles Sullivan

Postal Address: unit4, 4 Booth St

Kingaroy. 4610

Chief Executive Officer

Gladstone Regional Council

PO Box 29

Gladstone QLD 4680

Attention: Assessment Manager

Dear Sir/Madam,

DA / 3 / 2018 - PUBLIC NOTIFICATION

MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING

LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS ROAD)

11SP200678, 1RP620530 & 4CTN2091

I write to express my support for the development application described above I understand

this block of land is ideally situated and suited for this purpose being level land close to Boyne Island, Tannum Sands and Gladstone.

I write to express my support for the development application described above. I understand the proposal and offer my support for this development application for the following reasons:

I believe the proposed retirement facility with a relaxed, rural atmosphere beautified by a golf course will offer a truly unique and desirable retirement destination.

This development would create many jobs for this area.

This area is an ideal place to live with short travel times to shops and services such as health and medical, sports precincts/facilities and the beach.

There is a need for appropriate retirement facilities in the region.

Family members have been in the area for the past 20 years.

More accommodation in a friendly home environment.

More accommodation so I can be closer to family.

Suitable accommodation for older people in a friendly home environment is lacking in this area,

Modern accommodation for vans and mobile homes is needed in a safe and secure area.

There is a need for modern accommodation in the area.

Thank you for including my support in your considerations and I trust you will agree that this development is desperately needed and ideally located within the Gladstone Region.

Yours sincerely,

Signature:

Name: Dean C Sullivan

Sent from Windows Mail

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From: [Meera Sunil Abraham](#)
To: [Shaunte Farrington](#)
Subject: DA/3/2018 - Submission - Judith Bell
Date: Friday, 7 December 2018 8:46:56 AM
Attachments: [image002.png](#)

To be paperclipped and actioned.

Thank you.

Regards

Meera Sunil Abraham

Administration Officer – Customer Solutions



PO Box 29 Gladstone QLD 4680

Phone [07 4970 0700](tel:0749700700) | Fax [07 4975 8500](tel:0749758500)

Email: Meera.SunilAbraham@gladstone.qld.gov.au | Website www.gladstone.qld.gov.au

From: Info (Mailbox)

Sent: Friday, 7 December 2018 8:07 AM

To: 'Judy Bell' <judib48@gmail.com>

Subject: FW: Attention: Assessment Manager

Gladstone Regional Council acknowledges receipt of your e-mail and advises that it has been forwarded to the relevant department for attention.

If your enquiry is urgent, please telephone (07) 49700700 anytime.

No further response will be sent unless you need to be advised of Council's course of action in regards to your enquiry.

Should this be the case Council will contact you within ten (10) business days as per the Gladstone Regional Council's Customer Service Charter which can be viewed in full if you [click here](#).

Regards

Kate Bambrick

Records Management Officer



PO Box 29 Gladstone Qld 4680

Phone [07 4970 0700](tel:0749700700) | Fax [07 4975 8500](tel:0749758500)

Email info@gladstone.qld.gov.au | Website www.gladstone.qld.gov.au

From: Judy Bell <judib48@gmail.com>

Sent: Thursday, 6 December 2018 8:22 PM

To: Info (Mailbox) <info@gladstone.qld.gov.au>

Subject: Fwd: Attention: Assessment Manager

----- Forwarded message -----

From: **Judy Bell** <judib48@gmail.com>

Date: Thu, 6 Dec. 2018, 19:57

Subject: Attention: Assessment Manager

To: <www.gladstonerc.qld.gov@gmail.com>

86 Bunya Road
Rockyview 4701
5th December 2018

Dear Sir/Madam,

I am writing to you to support the development application for the Station Creek Lifestyle Village at Lots 11, 4 and 1 Bruce Highway at Benaraby.

I think this village will offer a great lifestyle and security for its residents. It will also be a great asset to the community and a wonderful place to reside.

Thank you for considering my support of this project in your considerations and I trust that you will agree that this development is desperately needed and ideally located within the Gladstone region.

Yours sincerely,

Judith E Bell

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From: [Meera Sunil Abraham](#)
To: [Shaunte Farrington](#)
Subject: DA/3/2018 - Submission - Nick Horsburgh
Date: Monday, 26 November 2018 8:56:19 AM
Attachments: [image003.png](#)

To be paperclipped and actioned.

Thank you.

Regards

Meera Sunil Abraham

Administration Officer – Customer Solutions



PO Box 29 Gladstone QLD 4680

Phone [07 4970 0700](tel:0749700700) | Fax [07 4975 8500](tel:0749758500)

Email: Meera.SunilAbraham@gladstone.qld.gov.au | Website www.gladstone.qld.gov.au

From: Info (Mailbox)

Sent: Monday, 26 November 2018 8:47 AM

To: 'studio@thecampaignco.com.au' <studio@thecampaignco.com.au>

Subject: FW: MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING

Gladstone Regional Council acknowledges receipt of your e-mail and advises that it has been forwarded to the relevant department for attention.

If your enquiry is urgent, please telephone (07) 49700700 anytime.

No further response will be sent unless you need to be advised of Council's course of action in regards to your enquiry.

Should this be the case Council will contact you within ten (10) business days as per the Gladstone Regional Council's Customer Service Charter which can be viewed in full if you [click here](#).

Regards,

Hayley Keiler

Records Management Unit



PO Box 29 Gladstone Qld 4680

Phone [07 4970 0700](tel:0749700700) | Fax [07 4975 8500](tel:0749758500)

Email info@gladstone.qld.gov.au | Website: www.gladstone.qld.gov.au

From: Studio <studio@thecampaignco.com.au>

Sent: Monday, 26 November 2018 7:38 AM

To: Info (Mailbox) <info@gladstone.qld.gov.au>

Subject: MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING

Attention: Assessment Manager

Dear Sir/Madam,

DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS ROAD)
11SP200678, 1RP620530 & 4CTN2091

I write to express my objection to the development application described above.

Should you have any enquiries please contact me on 0403 178 787

Kind Regards,

Nick Horsburgh
5 Geldard Street,
Coos Bay, QLD 4703



T 0409 861 401
E studio@thecampaignco.com.au
W www.artistimpressions.com.au



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From: [Meera Sunil Abraham](#)
To: [Shaunte Farrington](#)
Subject: DA/3/2018 - Submission - Retirement Living - Merrian Ross
Date: Tuesday, 11 December 2018 9:51:11 AM
Attachments: [image002.png](#)

To be paperclipped and actioned.

Thank you.

Regards

Meera Sunil Abraham

Administration Officer – Customer Solutions



PO Box 29 Gladstone QLD 4680

Phone [07 4970 0700](tel:0749700700) | Fax [07 4975 8500](tel:0749758500)

Email: Meera.SunilAbraham@gladstone.qld.gov.au | Website www.gladstone.qld.gov.au

From: Info (Mailbox)

Sent: Tuesday, 11 December 2018 9:19 AM

To: 'mem-krd@bigpond.net.au' <mem-krd@bigpond.net.au>

Subject: Retirement Living

Gladstone Regional Council acknowledges receipt of your e-mail and advises that it has been forwarded to the relevant department for attention.

If your enquiry is urgent, please telephone (07) 49700700 anytime.

No further response will be sent unless you need to be advised of Council's course of action in regards to your enquiry.

Should this be the case Council will contact you within ten (10) business days as per the Gladstone Regional Council's Customer Service Charter which can be viewed in full if you [click here](#).

Regards

Jessica Spurway

Records Management Officer



PO Box 29 Gladstone Qld 4680

Phone [07 4970 0700](tel:0749700700) | Fax [07 4975 8500](tel:0749758500)

Email info@gladstone.qld.gov.au | Website www.gladstone.qld.gov.au

From: Merrian <mem-krd@bigpond.net.au>

Sent: Tuesday, 11 December 2018 9:04 AM

To: Info (Mailbox) <info@gladstone.qld.gov.au>

Subject: Retirement Living

11/12/18

Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680

mem-krd@bigpond.net.au

Via Email: info@gladstone.qld.gov.au

Attention: Assessment Manager

Dear Sir/Madam,

**DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS
ROAD)
11SP200678, 1RP620530 & 4CTN2091**

I write to express my support for the development application described above. I understand the proposal and offer my support for this development application for the following reasons:

Expert analysis shows there is a **dire need for over 268 retirement dwellings** in this region right now, growing to over 720 in the next 20 years. The proposed retirement village **is very different to a residential development** offering a community lifestyle, grouping likeminded over 50 year olds, encouraging social networking, development of community spirit and provision of recreational and community activities to keep retirees physically and mentally active boosting their wellbeing and preventing feelings of isolation.

This development is well planned and partly contained **within the Priority Living Area under the CQ Regional Plan**. Due diligence studies show it can be successfully implemented. It is a short drive to Shopping Centres, Medical Facilities and public recreational facilities and attractions.

This development is compatible with surrounding businesses and recreational activities. Acoustic amenity can be provided for residents. Expert noise studies have included adjacent business activities and maximum noise levels expected from the **full Motorsport Precinct Masterplan. Site agreements signed by residents will protect the Motorsport Precinct from reverse amenity issues. Quarry and Landfill activities will spread away from the housing area** and will continue to pose no negative impact on the site. **All dwellings will be outside the transport corridor.**

This development supports the **GRC Corporate Plan** offering diversity to the local economy, will create a resilient community group and retain over 50s in the region who often volunteer for community/sporting clubs, charity groups and churches. It supports the **GRC Economic Development Strategy** providing business diversity, is a family owned enterprise, is regionally focused addressing identified community need and is innovative being unprecedented in Australia.

This Lifestyle Village will be an enviable place to live, is extremely well researched, designed and planned by experts to ensure it is compatible with its neighbours, will be unique within Australia,

will provide a substantial jobs boost to locals in the region and a substantial boost to the Gladstone Region economy with approximately \$300M investment. It will retain locals who will continue to support the local community through their expenditure with local businesses and their support of local clubs, groups and organisations with their membership and volunteerism.

Thank you for including my support in your considerations and I trust you will agree that this development is desperately needed and ideally located within the Gladstone Region.

Yours sincerely,

Merrian Ross



Virus-free. www.avast.com

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From: [Terri Pattillo](#)
To: [Shaunte Farrington](#)
Subject: FW: Planning documents for action - Support DA/3/2018 - Morgan
Date: Monday, 17 December 2018 12:49:49 PM

If you require any additional information, please do not hesitate to contact Gladstone Regional Council on 07 4970 0700. Please send email correspondence to info@gladstone.qld.gov.au.

Kind regards
Terri

Terri Pattillo

Administration Officer – Customer Solutions
Customer Experience



Gladstone Office 101 Goondoon Street, Gladstone QLD 4680 | PO Box 29 Gladstone QLD 4680
Phone: 07 4970 0700 **Fax:** 07 4975 8500 | **Email:** info@gladstone.qld.gov.au
GRC Website: www.gladstone.qld.gov.au Like us on [Facebook](#)

From: Helen Priest <Helen.Priest@gladstone.qld.gov.au>
Sent: Monday, 17 December 2018 8:27 AM
To: Contact Centre (Mailbox) <contactcentre@gladstone.qld.gov.au>
Cc: Planning (Mailbox) <planning@gladstone.qld.gov.au>
Subject: Planning documents for action - Support DA/3/2018 - Morgan

Please note that this email has also been forwarded to Planning@gladstone.qld.gov.au to enable Pathway Paperclip to be added

Records Management Unit
Phone: extn 6845

From: Info (Mailbox)
Sent: Monday, 17 December 2018 8:26 AM
To: 'NannaDot' <richardanddot@bigpond.com>
Subject: RE:

Gladstone Regional Council acknowledges receipt of your e-mail and advises that it has been forwarded to the relevant department for attention.

If your enquiry is urgent, please telephone (07) 49700700 anytime.

No further response will be sent unless you need to be advised of Council's course of action in regards to your enquiry.

Should this be the case Council will contact you within ten (10) business days as per the Gladstone Regional Council's Customer Service Charter which can be viewed in full if you [click here](#).

Regards,

Helen Priest
Records Management Officer



PO Box 29 Gladstone Qld 4680
Phone 07 4970 0700 | Fax 07 4975 8500
Email info@gladstone.qld.gov.au | Website: www.gladstone.qld.gov.au

From: NannaDot <richardanddot@bigpond.com>
Sent: Monday, 17 December 2018 6:39 AM
To: Info (Mailbox) <info@gladstone.qld.gov.au>
Subject:

Gladstone Regional Council
PO Box 29
Gladstone QLD 4680

16/12/2018

Attention: Assessment Manager

Dear Sir/Madam,
DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS ROAD)
11SP200678, 1RP620530 & 4CTN2091

I was searching for retirement villages when google led me to this development. What a great place to live if that went ahead. There is certainly a need for retirement villages in this state as most seem to be in the cities. I don't want to live in the city. I hope council has the foresight to allow this area to be developed. I'd love to live there. What a great spot for a retirement village with golf course, shops etc. I live in the South Burnett and affordable housing for seniors is on the cards but I doubt I'll live long enough to see that happen.

Thank you for your time,
Dorothy Morgan

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From: [Terri Pattillo](#)
To: [Shaunte Farrington](#)
Subject: FW: Planning documents for action - Support for DA/3/2018 - Poole
Date: Monday, 17 December 2018 12:49:36 PM

If you require any additional information, please do not hesitate to contact Gladstone Regional Council on 07 4970 0700. Please send email correspondence to info@gladstone.qld.gov.au.

Kind regards
Terri

Terri Pattillo

Administration Officer – Customer Solutions
Customer Experience



Gladstone Office 101 Goondoon Street, Gladstone QLD 4680 | PO Box 29 Gladstone QLD 4680
Phone: 07 4970 0700 **Fax:** 07 4975 8500 | **Email:** info@gladstone.qld.gov.au
GRC Website: www.gladstone.qld.gov.au Like us on [Facebook](#)

From: Helen Priest <Helen.Priest@gladstone.qld.gov.au>
Sent: Monday, 17 December 2018 8:25 AM
To: Contact Centre (Mailbox) <contactcentre@gladstone.qld.gov.au>
Cc: Planning (Mailbox) <planning@gladstone.qld.gov.au>
Subject: Planning documents for action - Support for DA/3/2018 - Poole

Please note that this email has also been forwarded to Planning@gladstone.qld.gov.au to enable Pathway Paperclip to be added

Records Management Unit
Phone: extn 6845

From: Info (Mailbox)
Sent: Monday, 17 December 2018 8:24 AM
To: 'Missulli Boutique' <missulliboutique@outlook.com>
Subject: RE: Public Submission DA 3/2018

Gladstone Regional Council acknowledges receipt of your e-mail and advises that it has been forwarded to the relevant department for attention.

If your enquiry is urgent, please telephone (07) 49700700 anytime.

No further response will be sent unless you need to be advised of Council's course of action in regards to your enquiry.

Should this be the case Council will contact you within ten (10) business days as per the Gladstone Regional Council's Customer Service Charter which can be viewed in full if you [click here](#).

Regards,

Helen Priest
Records Management Officer



PO Box 29 Gladstone Qld 4680
Phone 07 4970 0700 | Fax 07 4975 8500
Email info@gladstone.qld.gov.au | Website: www.gladstone.qld.gov.au

From: Missulli Boutique <missulliboutique@outlook.com>
Sent: Saturday, 15 December 2018 7:45 PM
To: Info (Mailbox) <info@gladstone.qld.gov.au>
Subject: Public Submission DA 3/2018

Name: Cherie Poole

Postal Address: 11 Olive Grove Kingaroy 4610

Date: 14 December 2018
MissulliBoutique@outlook.com

Email:

Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680

Via Email: info@gladstone.qld.gov.au

Attention: Assessment Manager

Dear Sir/Madam,

**DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY &
TANNUM SANDS ROAD)
11SP200678, 1RP620530 & 4CTN2091**

I write to express my support for the development application described above. I understand the proposal and offer my support for this development application for the following reasons:

The Gladstone Region, in particular the Tannum Sands area, is a spectacular

coastal location and ideal for retirees to call home.

I have travelled to Gladstone on many occasions as I have friends and family living in the area and see this as a real option for myself when considering retirement in future.

I am however aware that there are very few accommodation options for retirees at present and the proposal put forward by the Mann Family is ideal to fill this void. Their concept of Active Lifestyle Living is what all councils should be encouraging and supporting.

The fact that the Motorsport Precinct is in the general vicinity (more than 1 km away to my understanding) in no way diminishes my interest in this project. RV Homebase at Maryborough has been a huge success and it's built right next to the Maryborough Speedway. The residents from the lifestyle village will no doubt add significant value and support to the Motorsport Precinct, whether it be through volunteering their time or simply attending the events.

Thank you for including my support in your considerations and I trust you will agree that this development is desperately needed and ideally located within the Gladstone Region.

Yours sincerely,

Cherie Poole

Missulli Boutique

201 Kingaroy Street, Kingaroy Qld 4610

07 4162 5525

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From: Meera Sunil Abraham
To: [Shaunte Farrington](#)
Subject: Objection to DA/3/2018 - Bruce Highway Benaraby - Shane Simpson
Date: Thursday, 29 November 2018 4:10:17 PM
Attachments: [image002.png](#)

To be paperclipped and actioned.

Thank you.

Regards

Meera Sunil Abraham

Administration Officer – Customer Solutions



PO Box 29 Gladstone QLD 4680

Phone [07 4970 0700](tel:0749700700) | Fax [07 4975 8500](tel:0749758500)

Email: Meera.SunilAbraham@gladstone.qld.gov.au | Website www.gladstone.qld.gov.au

From: Info (Mailbox)

Sent: Thursday, 29 November 2018 3:28 PM

To: 'shane simpson' <tb1600@hotmail.com>

Subject: RE:

Gladstone Regional Council acknowledges receipt of your e-mail and advises that it has been forwarded to the relevant department for attention.

If your enquiry is urgent, please telephone (07) 49700700 anytime.

No further response will be sent unless you need to be advised of Council's course of action in regards to your enquiry.

Should this be the case Council will contact you within ten (10) business days as per the Gladstone Regional Council's Customer Service Charter which can be viewed in full if you [click here](#).

Regards,

Helen Priest

Records Management Officer



PO Box 29 Gladstone Qld 4680

Phone [07 4970 0700](tel:0749700700) | Fax [07 4975 8500](tel:0749758500)

Email Info@gladstone.qld.gov.au | Website: www.gladstone.qld.gov.au

From: shane simpson <tb1600@hotmail.com>

Sent: Thursday, 29 November 2018 3:27 PM
To: Info (Mailbox) <info@gladstone.qld.gov.au>
Subject:

Name: Shane Simpson

Postal Address: 86-92 Dawson Highway , Biloela, QLD 4715

Email: tb1600@hotmail.com

Date: 29/11/2018

Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680

Via Email: info@gladstone.qld.gov.au

Attention: Assessment Manager

Dear Sir/Madam,

DA / 3 / 2018 - PUBLIC NOTIFICATION

MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING

LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS ROAD)

11SP200678, 1RP620530 & 4CTN2091

I write to express my objection to the development application described above.

Any questions please don't hesitate to call me 0409314042

Thanking you

Shane Simpson

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From: [Meera Sunil Abraham](#)
To: [Shaunte Farrington](#)
Subject: Objection to DA/3/2018 - Relocatable Retirement Village - Wayne Irwin
Date: Wednesday, 21 November 2018 9:40:34 AM
Attachments: [image002.png](#)

To be paperclipped and actioned.

Thank you.

Regards

Meera Sunil Abraham

Administration Officer – Customer Solutions



PO Box 29 Gladstone QLD 4680

Phone [07 4970 0700](tel:0749700700) | Fax [07 4975 8500](tel:0749758500)

Email: Meera.SunilAbraham@gladstone.qld.gov.au | Website www.gladstone.qld.gov.au

From: Info (Mailbox)

Sent: Wednesday, 21 November 2018 8:41 AM

To: 'Wayne Irwin' <wirwin57@gmail.com>

Subject: RE: FYI

Gladstone Regional Council acknowledges receipt of your e-mail and advises that it has been forwarded to the relevant department for attention.

If your enquiry is urgent, please telephone (07) 49700700 anytime.

No further response will be sent unless you need to be advised of Council's course of action in regards to your enquiry.

Should this be the case Council will contact you within ten (10) business days as per the Gladstone Regional Council's Customer Service Charter which can be viewed in full if you [click here](#).

Regards,

Helen Priest

Records Management Officer



PO Box 29 Gladstone Qld 4680

Phone [07 4970 0700](tel:0749700700) | Fax [07 4975 8500](tel:0749758500)

Email Info@gladstone.qld.gov.au | Website: www.gladstone.qld.gov.au

From: Wayne Irwin <wirwin57@gmail.com>

Sent: Wednesday, 21 November 2018 6:39 AM
To: Info (Mailbox) <info@gladstone.qld.gov.au>
Subject: FYI

Name: Wayne Irwin
Postal Address: 4 Keats St Mackay 4740

Email: wirwin57@gmail.com
Date: 21/11/2018

Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680

Via Email: info@gladstone.qld.gov.au

Attention: Assessment Manager

Dear Sir/Madam,

DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS ROAD)
11SP200678, 1RP620530 & 4CTN2091

I write to express my objection to the development application described above. I may not be a resident but I frequently visit benaraby dragway and therefore inject money into your economy. The Benaraby dragway club has been operating on that site since the early 80's.

Disclaimer: This email and any attachments may contain confidential or privileged information. You must not use or disclose this information, other than for the purposes for which it was supplied. The privilege or confidentiality attached to this email and attachments is not waived by reason of mistaken delivery to you. If for whatever reason this email is received by someone other than the intended recipient, you are requested to notify the sender promptly by telephone, email or facsimile and destroy and delete all copies of the original message. Personal information will only be disclosed to a third party with your written authorisation or as required by law – Refer to Council's website for more information relating to [Privacy](#) or [Right to Information](#).

From: [Meera Sunil Abraham](#)
To: [Shaunte Farrington](#)
Subject: Objection to DA/3/2018 - Relocatable Retirement Village - Michael Adams
Date: Wednesday, 21 November 2018 9:36:29 AM
Attachments: [image002.png](#)

To be paperclipped and actioned.

Thank you.

Regards

Meera Sunil Abraham

Administration Officer – Customer Solutions



PO Box 29 Gladstone QLD 4680

Phone [07 4970 0700](tel:0749700700) | Fax [07 4975 8500](tel:0749758500)

Email: Meera.SunilAbraham@gladstone.qld.gov.au | Website www.gladstone.qld.gov.au

From: Info (Mailbox)

Sent: Wednesday, 21 November 2018 8:39 AM

To: 'Fiona adams' <adams4family@bigpond.com>

Subject: RE: Proposed Development DA/3/2018

Gladstone Regional Council acknowledges receipt of your e-mail and advises that it has been forwarded to the relevant department for attention.

If your enquiry is urgent, please telephone (07) 49700700 anytime.

No further response will be sent unless you need to be advised of Council's course of action in regards to your enquiry.

Should this be the case Council will contact you within ten (10) business days as per the Gladstone Regional Council's Customer Service Charter which can be viewed in full if you [click here](#).

Regards,

Helen Priest

Records Management Officer



PO Box 29 Gladstone Qld 4680

Phone [07 4970 0700](tel:0749700700) | Fax [07 4975 8500](tel:0749758500)

Email Info@gladstone.qld.gov.au | Website: www.gladstone.qld.gov.au

From: Fiona adams <adams4family@bigpond.com>

Sent: Tuesday, 20 November 2018 8:54 PM
To: Info (Mailbox) <info@gladstone.qld.gov.au>
Subject: FW: Proposed Development DA/3/2018

Michael Adams
91 Constance Avenue
Rockyview Qld 4701

Email: adams4family@bigpond.com
Date: 20 November 2018

Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680

Via Email: info@gladstone.qld.gov.au

Attention: Assessment Manager

Dear Sir/Madam,

DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS ROAD)
11SP200678, 1RP620530 & 4CTN2091

I write to express my objection to the development application described above.

Any questions please don't hesitate to call me 0438152733

Thanking you

Michael Adams

Disclaimer: This email and any attachments may contain confidential or privileged information. You must not use or disclose this information, other than for the purposes for which it was supplied. The privilege or confidentiality attached to this email and attachments is not waived by reason of mistaken delivery to you. If for whatever reason this email is received by someone other than the intended recipient, you are requested to notify the sender promptly by telephone, email or facsimile and destroy and delete all copies of the original message. Personal information will only be disclosed to a third party with your written authorisation or as required by law – Refer to Council's website for more information relating to [Privacy](#) or [Right to Information](#).

From: [Meera Sunil Abraham](#)
To: [Shaunte Farrington](#)
Subject: Objection to DA/3/2018 - Relocatable Retirement Village - Dylan Bennett
Date: Wednesday, 21 November 2018 12:39:05 PM
Attachments: [image002.png](#)

Meera Sunil Abraham

Administration Officer – Customer Solutions



PO Box 29 Gladstone QLD 4680

Phone [07 4970 0700](tel:0749700700) | Fax [07 4975 8500](tel:0749758500)

Email: Meera.SunilAbraham@gladstone.qld.gov.au | Website www.gladstone.qld.gov.au

From: Info (Mailbox)

Sent: Wednesday, 21 November 2018 12:32 PM

To: 'Dylan Bennett' <bennett.dp@hotmail.com>

Subject: RE: development objection

Gladstone Regional Council acknowledges receipt of your e-mail and advises that it has been forwarded to the relevant department for attention.

If your enquiry is urgent, please telephone (07) 49700700 anytime.

No further response will be sent unless you need to be advised of Council's course of action in regards to your enquiry.

Should this be the case Council will contact you within ten (10) business days as per the Gladstone Regional Council's Customer Service Charter which can be viewed in full if you [click here](#).

Regards,

Helen Priest

Records Management Officer



PO Box 29 Gladstone Qld 4680

Phone [07 4970 0700](tel:0749700700) | Fax [07 4975 8500](tel:0749758500)

Email Info@gladstone.qld.gov.au | Website: www.gladstone.qld.gov.au

From: Dylan Bennett <bennett.dp@hotmail.com>

Sent: Wednesday, 21 November 2018 12:31 PM

To: Info (Mailbox) <info@gladstone.qld.gov.au>

Subject: development objection

Name: Dylan Bennett

Postal Address: 13 Emerson Court, South Gladstone QLD 4680

Email: bennett.dp@hotmail.com

Date: 21st Nov 2018

Chief Executive Officer

Gladstone Regional Council

PO Box 29

Gladstone QLD 4680

Via Email: info@gladstone.qld.gov.au

Attention: Assessment Manager

Dear Sir/Madam,

DA / 3 / 2018 - PUBLIC NOTIFICATION

MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING

LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY &
TANNUM SANDS ROAD)

11SP200678, 1RP620530 & 4CTN2091

I write to express my objection to the development application described above.

Thanking you

Dylan Bennett

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From: [Meera Sunil Abraham](#)
To: [Shaunte Farrington](#)
Subject: Objection to DA/3/2018 - Relocatable Retirement Village - Laeith Skinner
Date: Thursday, 22 November 2018 8:15:42 AM
Attachments: [image002.png](#)

To be paperclipped and actioned.

Thank you.

Regards

Meera Sunil Abraham

Administration Officer – Customer Solutions



PO Box 29 Gladstone QLD 4680

Phone [07 4970 0700](tel:0749700700) | Fax [07 4975 8500](tel:0749758500)

Email: Meera.SunilAbraham@gladstone.qld.gov.au | Website www.gladstone.qld.gov.au

From: Info (Mailbox)

Sent: Wednesday, 21 November 2018 1:19 PM

To: 'L Skinner' <laeith01@gmail.com>

Subject: RE: DA / 3 / 2018 - PUBLIC NOTIFICATION

Gladstone Regional Council acknowledges receipt of your e-mail and advises that it has been forwarded to the relevant department for attention.

If your enquiry is urgent, please telephone (07) 49700700 anytime.

No further response will be sent unless you need to be advised of Council's course of action in regards to your enquiry.

Should this be the case Council will contact you within ten (10) business days as per the Gladstone Regional Council's Customer Service Charter which can be viewed in full if you [click here](#).

Regards,

Helen Priest

Records Management Officer



PO Box 29 Gladstone Qld 4680

Phone [07 4970 0700](tel:0749700700) | Fax [07 4975 8500](tel:0749758500)

Email Info@gladstone.qld.gov.au | Website: www.gladstone.qld.gov.au

From: L Skinner <laeith01@gmail.com>

Sent: Wednesday, 21 November 2018 1:16 PM

To: Info (Mailbox) <info@gladstone.qld.gov.au>

Subject: DA / 3 / 2018 - PUBLIC NOTIFICATION

Laeith skinner

12 McGinn st mackay
Laeith01@gmail.com

21-11-18

Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680

Via Email: info@gladstone.qld.gov.au

Attention: Assessment Manager

Dear Sir/Madam,

DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS
ROAD)
11SP200678, 1RP620530 & 4CTN2091

I write to express my objection to the development application described above.

Disclaimer: This email and any attachments may contain confidential or privileged information. You must not use or disclose this information, other than for the purposes for which it was supplied. The privilege or confidentiality attached to this email and attachments is not waived by reason of mistaken delivery to you. If for whatever reason this email is received by someone other than the intended recipient, you are requested to notify the sender promptly by telephone, email or facsimile and destroy and delete all copies of the original message. Personal information will only be disclosed to a third party with your written authorisation or as required by law – Refer to Council's website for more information relating to [Privacy](#) or [Right to Information](#).

From: [Meera Sunil Abraham](#)
To: [Shaunte Farrington](#)
Subject: Objection to DA/3/2018 - Relocatable Retirement Village - Lisa Skinner
Date: Wednesday, 21 November 2018 9:39:20 AM
Attachments: [image002.png](#)

To be paperclipped and actioned.

Thank you.

Regards

Meera Sunil Abraham

Administration Officer – Customer Solutions



PO Box 29 Gladstone QLD 4680

Phone [07 4970 0700](tel:0749700700) | Fax [07 4975 8500](tel:0749758500)

Email: Meera.SunilAbraham@gladstone.qld.gov.au | Website www.gladstone.qld.gov.au

From: Info (Mailbox)

Sent: Wednesday, 21 November 2018 8:41 AM

To: 'Lisa Skinner' <lisaskinner6582@gmail.com>

Subject: RE: Development Application Objection

Gladstone Regional Council acknowledges receipt of your e-mail and advises that it has been forwarded to the relevant department for attention.

If your enquiry is urgent, please telephone (07) 49700700 anytime.

No further response will be sent unless you need to be advised of Council's course of action in regards to your enquiry.

Should this be the case Council will contact you within ten (10) business days as per the Gladstone Regional Council's Customer Service Charter which can be viewed in full if you [click here](#).

Regards,

Helen Priest

Records Management Officer



PO Box 29 Gladstone Qld 4680

Phone [07 4970 0700](tel:0749700700) | Fax [07 4975 8500](tel:0749758500)

Email Info@gladstone.qld.gov.au | Website: www.gladstone.qld.gov.au

From: Lisa Skinner <lisaskinner6582@gmail.com>

Sent: Wednesday, 21 November 2018 6:28 AM
To: Info (Mailbox) <info@gladstone.qld.gov.au>
Subject: Development Application Objection

Name: Lisa Skinner
Postal Address:
12 McGinn Street
West Mackay Qld 4740
Email:
lisaskinner6582@gmail.com
Date: 21.11.18

Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680

Via Email: info@gladstone.qld.gov.au

Attention: Assessment Manager

Dear Sir/Madam,

DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS ROAD)
11SP200678, 1RP620530 & 4CTN2091

I write to express my objection to the development application described above.

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From: [Meera Sunil Abraham](#)
To: [Shaunte Farrington](#)
Subject: Objection to DA/3/2018 - Relocatable Retirement Village - Michael Titmarsh & Julie Maeyke
Date: Wednesday, 21 November 2018 9:44:49 AM
Attachments: [image003.png](#)
[image001.png](#)

To be paperclipped and actioned.

Thank you.

Regards

Meera Sunil Abraham

Administration Officer – Customer Solutions



PO Box 29 Gladstone QLD 4680

Phone [07 4970 0700](tel:0749700700) | Fax [07 4975 8500](tel:0749758500)

Email: Meera.SunilAbraham@gladstone.qld.gov.au | Website www.gladstone.qld.gov.au

From: Info (Mailbox)

Sent: Wednesday, 21 November 2018 8:45 AM

To: 'Michael Titmarsh' <theautomaticshop@bigpond.com>

Subject: RE: Objection to Material Change

Gladstone Regional Council acknowledges receipt of your e-mail and advises that it has been forwarded to the relevant department for attention.

If your enquiry is urgent, please telephone (07) 49700700 anytime.

No further response will be sent unless you need to be advised of Council's course of action in regards to your enquiry.

Should this be the case Council will contact you within ten (10) business days as per the Gladstone Regional Council's Customer Service Charter which can be viewed in full if you [click here](#).

Regards,

Helen Priest

Records Management Officer



PO Box 29 Gladstone Qld 4680

Phone [07 4970 0700](tel:0749700700) | Fax [07 4975 8500](tel:0749758500)

Email Info@gladstone.qld.gov.au | Website: www.gladstone.qld.gov.au

From: Michael Titmarsh <theautomaticshop@bigpond.com>

Sent: Wednesday, 21 November 2018 8:43 AM
To: Info (Mailbox) <info@gladstone.qld.gov.au>
Subject: Objection to Material Change

Name: Michael Titmarsh
Postal Address: 7 Beak Street Gracemere Qld 4702

Email: theautomaticshop@bigpond.com
Date: 21/11/2018

Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680

Via Email: info@gladstone.qld.gov.au

Attention: Assessment Manager

Dear Sir/Madam,

DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS ROAD)
11SP200678, 1RP620530 & 4CTN2091

I write to express my objection to the development application described above.

Any questions please don't hesitate to call me 0428452645
Thanking you
Julie Maeyke

Michael Titmarsh

Owner/Manager
Mick's Auto Shop
7 Beak Street Gracemere Qld 4702
M: 0411453867
E: theautomaticshop@bigpond.com



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From: [Meera Sunil Abraham](#)
To: [Shaunte Farrington](#)
Subject: Objection to DA/3/2018 - Relocatable Retirement Village - Peter Johnson
Date: Wednesday, 21 November 2018 9:41:23 AM
Attachments: [image001.png](#)

To be paperclipped and actioned.

Thank you.

Regards

Meera Sunil Abraham

Administration Officer – Customer Solutions



PO Box 29 Gladstone QLD 4680

Phone [07 4970 0700](tel:0749700700) | Fax [07 4975 8500](tel:0749758500)

Email: Meera.SunilAbraham@gladstone.qld.gov.au | Website www.gladstone.qld.gov.au

From: Info (Mailbox)

Sent: Wednesday, 21 November 2018 8:42 AM

To: 'Johnson, Peter' <Peter.Johnson@lucas.com.au>

Subject: RE: DA / 3 / 2018 - PUBLIC NOTIFICATION

Gladstone Regional Council acknowledges receipt of your e-mail and advises that it has been forwarded to the relevant department for attention.

If your enquiry is urgent, please telephone (07) 49700700 anytime.

No further response will be sent unless you need to be advised of Council's course of action in regards to your enquiry.

Should this be the case Council will contact you within ten (10) business days as per the Gladstone Regional Council's Customer Service Charter which can be viewed in full if you [click here](#).

Regards,

Helen Priest

Records Management Officer



PO Box 29 Gladstone Qld 4680

Phone [07 4970 0700](tel:0749700700) | Fax [07 4975 8500](tel:0749758500)

Email Info@gladstone.qld.gov.au | Website: www.gladstone.qld.gov.au

From: Johnson, Peter <Peter.Johnson@lucas.com.au>

Sent: Wednesday, 21 November 2018 6:45 AM
To: Info (Mailbox) <info@gladstone.qld.gov.au>
Subject: DA / 3 / 2018 - PUBLIC NOTIFICATION

Peter Johnson
7 Munro St
Moranbah 4744
Peter.johnson@lucas.com.au
21/11/18

Chief Executive Officer
Gladstone Regional Council
PO Box 29 Gladstone QLD 4680

Via Email: info@gladstone.qld.gov.au

Attention: Assessment Manager

Dear Sir/Madam,

DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING LOTS 11, 4 & 1 BRUCE
HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS ROAD) 11SP200678,
1RP620530 & 4CTN2091

I write to express my objection to the development application described above.

Peter Johnson

Maintenance Planner
Lucas Drilling Pty Ltd

4 Thorpe Street
Moranbah, QLD, 4744
T: (+61) 7 4816 7115
M: (+61) 417 906 736
E: peter.johnson@lucas.com.au



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From: [Meera Sunil Abraham](#)
To: [Shaunte Farrington](#)
Subject: Objection to DA/3/2018 - Relocatable Retirement Village - Stephen Clarkson
Date: Wednesday, 21 November 2018 9:42:15 AM
Attachments: [image002.png](#)

To be paperclipped and actioned.

Thank you.

Regards

Meera Sunil Abraham

Administration Officer – Customer Solutions



PO Box 29 Gladstone QLD 4680

Phone [07 4970 0700](tel:0749700700) | Fax [07 4975 8500](tel:0749758500)

Email: Meera.SunilAbraham@gladstone.qld.gov.au | Website www.gladstone.qld.gov.au

From: Info (Mailbox)

Sent: Wednesday, 21 November 2018 8:42 AM

To: 'Stephen Clarkson' <stephen@theclarksons.id.au>

Subject: RE: DA / 3 / 2018 - PUBLIC NOTIFICATION MATERIAL CHANGE OF USE

Gladstone Regional Council acknowledges receipt of your e-mail and advises that it has been forwarded to the relevant department for attention.

If your enquiry is urgent, please telephone (07) 49700700 anytime.

No further response will be sent unless you need to be advised of Council's course of action in regards to your enquiry.

Should this be the case Council will contact you within ten (10) business days as per the Gladstone Regional Council's Customer Service Charter which can be viewed in full if you [click here](#).

Regards,

Helen Priest

Records Management Officer



PO Box 29 Gladstone Qld 4680

Phone [07 4970 0700](tel:0749700700) | Fax [07 4975 8500](tel:0749758500)

Email Info@gladstone.qld.gov.au | Website: www.gladstone.qld.gov.au

From: Stephen Clarkson <stephen@theclarksons.id.au>

Sent: Wednesday, 21 November 2018 7:00 AM

To: Info (Mailbox) <info@gladstone.qld.gov.au>

Subject: DA / 3 / 2018 - PUBLIC NOTIFICATION MATERIAL CHANGE OF USE

Name: Stephen clarkson

Postal Address: 8 Evans AVE, nth mky

[Email: stephen@theclarksons.id.au](mailto:stephen@theclarksons.id.au)

Date: 21.11.18

Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680

Via Email: info@gladstone.qld.gov.au

Attention: Assessment Manager

Dear Sir/Madam,

DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS ROAD)
11SP200678, 1RP620530 & 4CTN2091

I write to express my objection to the development application described above.

Disclaimer: This email and any attachments may contain confidential or privileged information. You must not use or disclose this information, other than for the purposes for which it was supplied. The privilege or confidentiality attached to this email and attachments is not waived by reason of mistaken delivery to you. If for whatever reason this email is received by someone other than the intended recipient, you are requested to notify the sender promptly by telephone, email or facsimile and destroy and delete all copies of the original message. Personal information will only be disclosed to a third party with your written authorisation or as required by law – Refer to Council's website for more information relating to [Privacy](#) or [Right to Information](#).

From: [Meera Sunil Abraham](#)
To: [Shaunte Farrington](#)
Subject: Objection to DA/3/2018 - Relocatable Retirement Village - Vanessa Rohdmann
Date: Wednesday, 21 November 2018 9:43:30 AM
Attachments: [image002.png](#)

To be paperclipped and actioned.

Thank you.

Regards

Meera Sunil Abraham

Administration Officer – Customer Solutions



PO Box 29 Gladstone QLD 4680

Phone [07 4970 0700](tel:0749700700) | Fax [07 4975 8500](tel:0749758500)

Email: Meera.SunilAbraham@gladstone.qld.gov.au | Website www.gladstone.qld.gov.au

From: Info (Mailbox)

Sent: Wednesday, 21 November 2018 8:42 AM

To: 'Vanessa Rohdmman' <vanessa.rohdmann@cqumail.com>

Subject: RE: PUBLIC NOTIFICATION MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING

Gladstone Regional Council acknowledges receipt of your e-mail and advises that it has been forwarded to the relevant department for attention.

If your enquiry is urgent, please telephone (07) 49700700 anytime.

No further response will be sent unless you need to be advised of Council's course of action in regards to your enquiry.

Should this be the case Council will contact you within ten (10) business days as per the Gladstone Regional Council's Customer Service Charter which can be viewed in full if you [click here](#).

Regards,

Helen Priest

Records Management Officer



PO Box 29 Gladstone Qld 4680

Phone [07 4970 0700](tel:0749700700) | Fax [07 4975 8500](tel:0749758500)

Email Info@gladstone.qld.gov.au | Website: www.gladstone.qld.gov.au

From: Vanessa Rohdman <vanessa.rohdmann@cqumail.com>
Sent: Wednesday, 21 November 2018 7:43 AM
To: Info (Mailbox) <info@gladstone.qld.gov.au>
Subject: PUBLIC NOTIFICATION MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING

Name: Vanessa Rohdmann
Postal Address: 127 Goldsmith Street, East Mackay, QLD 4740
Email: vanessa.rohdmann@cqumail.com
Date: 21/11/18

Chief Executive Officer
Gladstone Regional Council
[PO Box 29](#)
[Gladstone QLD 4680](#)

Attention: Assessment Manager

Dear Sir/Madam,

DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS ROAD)
11SP200678, 1RP620530 & 4CTN2091

I write to express my objection to the development application described above

Regards,
Vanessa Rohdmann

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From: [Meera Sunil Abraham](#)
To: [Shaunte Farrington](#)
Subject: Public Submission - DA 3/2018 - Brittany de Bomford
Date: Tuesday, 11 December 2018 2:10:15 PM
Attachments: [image002.png](#)

To be paperclipped and actioned.

Thank you.

Regards

Meera Sunil Abraham

Administration Officer – Customer Solutions



PO Box 29 Gladstone QLD 4680

Phone [07 4970 0700](tel:0749700700) | Fax [07 4975 8500](tel:0749758500)

Email: Meera.SunilAbraham@gladstone.qld.gov.au | Website www.gladstone.qld.gov.au

From: Info (Mailbox)

Sent: Tuesday, 11 December 2018 12:06 PM

To: '98bmann@gmail.com' <98bmann@gmail.com>

Subject: Public Submission DA 3/2018

Gladstone Regional Council acknowledges receipt of your e-mail and advises that it has been forwarded to the relevant department for attention.

If your enquiry is urgent, please telephone (07) 49700700 anytime.

No further response will be sent unless you need to be advised of Council's course of action in regards to your enquiry.

Should this be the case Council will contact you within ten (10) business days as per the Gladstone Regional Council's Customer Service Charter which can be viewed in full if you [click here](#).

Regards

Jessica Spurway

Records Management Officer



PO Box 29 Gladstone Qld 4680

Phone [07 4970 0700](tel:0749700700) | Fax [07 4975 8500](tel:0749758500)

Email info@gladstone.qld.gov.au | Website www.gladstone.qld.gov.au

From: Brittany de Bomford <98bmann@gmail.com>

Sent: Tuesday, 11 December 2018 12:00 PM

To: Info (Mailbox) <info@gladstone.qld.gov.au>

Subject: Public Submission DA 3/2018

8/43 Victoria Street

Fairfield, QLD, 4103

11/12/2018

Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680

98bmann@gmail.com

Via Email: info@gladstone.qld.gov.au

Attention: Assessment Manager

Dear Sir/Madam,

DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS
ROAD)
11SP200678, 1RP620530 & 4CTN2091

I write to express my support for the development application described above. I understand the proposal and offer my support for this development application for the following reasons:

Expert analysis shows there is a **dire need for over 268 retirement dwellings** in this region right now, growing to over 720 in the next 20 years. The proposed retirement village **is very different to a residential development** offering a community lifestyle, grouping likeminded over 50 year olds, encouraging social networking, development of community spirit and provision of recreational and community activities to keep retirees physically and mentally active boosting their wellbeing and preventing feelings of isolation.

This development is well planned and partly contained **within the Priority Living Area under the CQ Regional Plan**. Due diligence studies show it can be successfully implemented. It is a short drive to Shopping Centres, Medical Facilities and public recreational facilities and attractions.

This development is compatible with surrounding businesses and recreational activities. Acoustic amenity can be provided for residents. Expert noise studies have included adjacent business activities and maximum noise levels expected from the **full Motorsport Precinct Masterplan. Site agreements signed by residents will protect the Motorsport Precinct from reverse amenity issues. Quarry and Landfill activities will spread away from the housing area** and will continue to pose no negative impact on the site. **All dwellings will be outside the transport corridor.**

This development supports the **GRC Corporate Plan** offering diversity to the local economy, will create a resilient community group and retain over 50s in the region who often volunteer for community/sporting clubs, charity groups and churches. It supports the **GRC Economic Development Strategy** providing business diversity, is a family owned enterprise, is regionally

focused addressing identified community need and is innovative being unprecedented in Australia.

This Lifestyle Village will be an enviable place to live, is extremely well researched, designed and planned by experts to ensure it is compatible with its neighbours, will be unique within Australia, will provide a substantial jobs boost to locals in the region and a substantial boost to the Gladstone Region economy with approximately \$300M investment. It will retain locals who will continue to support the local community through their expenditure with local businesses and their support of local clubs, groups and organisations with their membership and volunteerism.

Thank you for including my support in your considerations and I trust you will agree that this development is desperately needed and ideally located within the Gladstone Region.

Yours sincerely,

Brittany de Bomford

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From: [Meera Sunil Abraham](#)
To: [Shaunte Farrington](#)
Subject: Public Submission - DA 3/2018 - Diane de Bomford
Date: Friday, 14 December 2018 4:24:35 PM
Attachments: [image002.png](#)

To be paperclipped and actioned.

Thank you.

Regards

Meera Sunil Abraham

Administration Officer – Customer Solutions



PO Box 29 Gladstone QLD 4680

Phone [07 4970 0700](tel:0749700700) | Fax [07 4975 8500](tel:0749758500)

Email: Meera.SunilAbraham@gladstone.qld.gov.au | Website www.gladstone.qld.gov.au

From: Info (Mailbox)

Sent: Friday, 14 December 2018 4:14 PM

To: 'diane.debomford@gmail.com' <diane.debomford@gmail.com>

Subject: Public Submission DA 3/2018

Gladstone Regional Council acknowledges receipt of your e-mail and advises that it has been forwarded to the relevant department for attention.

If your enquiry is urgent, please telephone (07) 49700700 anytime.

No further response will be sent unless you need to be advised of Council's course of action in regards to your enquiry.

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Regards

Jessica Spurway

Records Management Officer



PO Box 29 Gladstone Qld 4680

Phone [07 4970 0700](tel:0749700700) | Fax [07 4975 8500](tel:0749758500)

Email info@gladstone.qld.gov.au | Website www.gladstone.qld.gov.au

From: Diane de Bomford <diane.debomford@gmail.com>

Sent: Friday, 14 December 2018 4:12 PM

To: Info (Mailbox) <info@gladstone.qld.gov.au>

Subject: Public Submission DA 3/2018

14/12/2018

Diane de Bomford
131 Logan Road
INNES PARK
Qld, 4670

Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680

Via Email: info@gladstone.qld.gov.au

Attention: Assessment Manager

Dear Sir/Madam,

DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS
ROAD)
11SP200678, 1RP620530 & 4CTN2091

I write to express my support for the development application described above. I offer my support for this application for the following reasons:

Expert analysis shows there is a **dire need for over 268 retirement dwellings** in this region right now, growing to over 720 in the next 20 years. The proposed retirement village **is very different to a residential development** offering a community lifestyle, grouping like minded people over 50 years old, encouraging social networking, development of community spirit and provision of recreational and community activities to keep retirees physically and mentally active boosting their well being and preventing feelings of isolation.

This development is well planned and partly contained **within the Priority Living Area under the CQ Regional Plan**. Due diligence studies show it can be successfully implemented. It is a short drive to Shopping Centres, Medical Facilities and public recreational facilities and attractions.

This development is compatible with surrounding businesses and recreational activities. Acoustic amenity can be provided for residents. Expert noise studies have included adjacent business activities and maximum noise levels expected from the **full Motorsport Precinct Masterplan. Site agreements signed by residents will protect the Motorsport Precinct from reverse amenity issues. Quarry and Landfill activities will spread away from the housing area** and will continue to pose no negative impact on the site. **All dwellings will be outside the transport corridor.**

This development supports the **GRC Corporate Plan** offering diversity to the local economy, will

create a resilient community group and retain over 50s in the region who often volunteer for community/sporting clubs, charity groups and churches. It supports the **GRC Economic Development Strategy** providing business diversity, is a family owned enterprise, is regionally focused addressing identified community need and is innovative being unprecedented in Australia.

This Lifestyle Village will be an enviable place to live, is extremely well researched, designed and planned by experts to ensure it is compatible with its neighbours, will be unique within Australia, will provide a substantial jobs boost to locals in the region and a substantial boost to the Gladstone Region economy with approximately \$300M investment. It will retain locals who will continue to support the local community through their expenditure with local businesses and their support of local clubs, groups and organisations with their membership and volunteerism.

Thank you for including my support in your considerations and I trust you will agree that this development is desperately needed and ideally located within the Gladstone Region.

Yours truly,

Diane de Bomford

Diane.debomford@gmail.com



Virus-free. www.avg.com

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From: [Meera Sunil Abraham](#)
To: [Shaunte Farrington](#)
Subject: Public Submission - DA 3/2018 - Jason Sullivan
Date: Friday, 14 December 2018 4:19:45 PM
Attachments: [image002.png](#)

To be paperclipped and actioned.

Thank you.

Regards

Meera Sunil Abraham

Administration Officer – Customer Solutions



PO Box 29 Gladstone QLD 4680

Phone [07 4970 0700](tel:0749700700) | Fax [07 4975 8500](tel:0749758500)

Email: Meera.SunilAbraham@gladstone.qld.gov.au | Website www.gladstone.qld.gov.au

From: Info (Mailbox)
Sent: Friday, 14 December 2018 4:13 PM
To: 'jason@doitwell.com.au' <jason@doitwell.com.au>
Subject: Public Submission DA 3/2018

Gladstone Regional Council acknowledges receipt of your e-mail and advises that it has been forwarded to the relevant department for attention.

If your enquiry is urgent, please telephone (07) 49700700 anytime.

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Regards

Jessica Spurway

Records Management Officer



PO Box 29 Gladstone Qld 4680

Phone [07 4970 0700](tel:0749700700) | Fax [07 4975 8500](tel:0749758500)

Email info@gladstone.qld.gov.au | Website www.gladstone.qld.gov.au

From: Jason Sullivan <jason@doitwell.com.au>
Sent: Friday, 14 December 2018 4:10 PM
To: Info (Mailbox) <info@gladstone.qld.gov.au>
Subject: Public Submission DA 3/2018

Name: Jason Sullivan
Postal Address: 86 Bunya Road Rockyview
4701
Email: jason@doitwell.com.au

Date: 14th December 2018

Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680

Via Email: info@gladstone.qld.gov.au

Attention: Assessment Manager

Dear Sir/Madam,

**DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS
ROAD)
11SP200678, 1RP620530 & 4CTN2091**

I write to express my support for the development application described above. I understand the proposal and offer my support for this development application for the following reasons:

Since arriving in Gladstone, some 20 plus years ago, there has been consistent discussion around the dire need for more retirement living options in the region. As a direct result of this lack of options I have experienced my own parents moving from Gladstone to a retirement village in Toowoomba several years ago upon their retirement. This was not only a huge loss for our young family, but for the many groups my mother in particular was associated with.

Over the past two decades there has been much discussion over various proposed developments within this sector, with very little making it through to the construction phase. On several occasions the Gladstone Regional Council has even offered land at no cost for developers to utilise, with no success. In recent times the council have backed the development of So Glad and the Phillips Street Precinct to name but two. Below is a link to an Observer article spruiking the So Glad development in April 2017 and councils involvement with this project.

<https://www.gladstoneobserver.com.au/news/aged-health-precinct-coming-to-cquniversity-tafe-s/3162813/#more-replies>

It is my understanding that the So Glad development will no longer proceed and the general expectation is nor will the Phillip Street Precinct.

In this instance, we have a local Benaraby family of many generations, willing and able to make this project a reality. They are not out of town developer's intent on maximising profits, but a local family intent on building a legacy and delivering this much needed asset to the community

on land that they already own.

The recent approval of retirement facilities at Agnes Water, whilst a positive for the region, will do little to benefit the majority of residents that currently reside close to Gladstone and Boyne Tannum and wish to remain close by in retirement to provide that much needed support to family and the community at large through their volunteering efforts. The proposed location for the Station Creek Lifestyle Village is ideal.

The family have put in place significant measures to ensure the Motorsport Precinct is not disadvantaged over time. The reality is that the Motorsport Precinct will likely flourish with the addition of hundreds of retirees close by keen to keep busy volunteering within the community, and in many cases the numerous clubs within the Motorsport Precinct.

It would be a travesty for the community to miss out on such an amazing opportunity, with this development likely to put Tannum Sands and the Gladstone Region in the national spotlight – for all the right reasons.

Thank you for including my support in your considerations and I trust you will agree that this development is desperately needed and ideally located within the Gladstone Region.

Yours sincerely,

Signature:

Name: Jason Sullivan

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From: [Meera Sunil Abraham](#)
To: [Shaunte Farrington](#)
Subject: Public Submission - DA 3/2018 - Luke de Bomford
Date: Tuesday, 11 December 2018 2:13:47 PM
Attachments: [image002.png](#)

To be paperclipped and actioned.

Thank you.

Regards

Meera Sunil Abraham

Administration Officer – Customer Solutions



PO Box 29 Gladstone QLD 4680

Phone [07 4970 0700](tel:0749700700) | Fax [07 4975 8500](tel:0749758500)

Email: Meera.SunilAbraham@gladstone.qld.gov.au | Website www.gladstone.qld.gov.au

From: Info (Mailbox)

Sent: Tuesday, 11 December 2018 12:10 PM

To: 'luke.de.bomb19@gmail.com' <luke.de.bomb19@gmail.com>

Subject: Public Submission DA 3/2018

Gladstone Regional Council acknowledges receipt of your e-mail and advises that it has been forwarded to the relevant department for attention.

If your enquiry is urgent, please telephone (07) 49700700 anytime.

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Regards

Jessica Spurway

Records Management Officer



PO Box 29 Gladstone Qld 4680

Phone [07 4970 0700](tel:0749700700) | Fax [07 4975 8500](tel:0749758500)

Email info@gladstone.qld.gov.au | Website www.gladstone.qld.gov.au

From: Luke de Bomford <luke.de.bomb19@gmail.com>

Sent: Tuesday, 11 December 2018 12:09 PM

To: Info (Mailbox) <info@gladstone.qld.gov.au>

Subject: Public Submission DA 3/2018

8/43 Victoria St, Fairfield, QLD, 4103

11/12/18

Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680

luke.de.bomb19@gmail.com

Via Email: info@gladstone.qld.gov.au

Attention: Assessment Manager

Dear Sir/Madam,

DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS
ROAD)
11SP200678, 1RP620530 & 4CTN2091

I write to express my support for the development application described above. I understand the proposal and offer my support for this development application for the following reasons:

Expert analysis shows there is a **dire need for over 268 retirement dwellings** in this region right now, growing to over 720 in the next 20 years. The proposed retirement village **is very different to a residential development** offering a community lifestyle, grouping likeminded over 50 year olds, encouraging social networking, development of community spirit and provision of recreational and community activities to keep retirees physically and mentally active boosting their wellbeing and preventing feelings of isolation.

This development is well planned and partly contained **within the Priority Living Area under the CQ Regional Plan**. Due diligence studies show it can be successfully implemented. It is a short drive to Shopping Centres, Medical Facilities and public recreational facilities and attractions.

This development is compatible with surrounding businesses and recreational activities. Acoustic amenity can be provided for residents. Expert noise studies have included adjacent business activities and maximum noise levels expected from the **full Motorsport Precinct Masterplan. Site agreements signed by residents will protect the Motorsport Precinct from reverse amenity issues. Quarry and Landfill activities will spread away from the housing area** and will continue to pose no negative impact on the site. **All dwellings will be outside the transport corridor.**

This development supports the **GRC Corporate Plan** offering diversity to the local economy, will create a resilient community group and retain over 50s in the region who often volunteer for community/sporting clubs, charity groups and churches. It supports the **GRC Economic Development Strategy** providing business diversity, is a family owned enterprise, is regionally focused addressing identified community need and is innovative being unprecedented in Australia.

This Lifestyle Village will be an enviable place to live, is extremely well researched, designed and planned by experts to ensure it is compatible with its neighbours, will be unique within Australia, will provide a substantial jobs boost to locals in the region and a substantial boost to the Gladstone Region economy with approximately \$300M investment. It will retain locals who will continue to support the local community through their expenditure with local businesses and their support of local clubs, groups and organisations with their membership and volunteerism.

Thank you for including my support in your considerations and I trust you will agree that this development is desperately needed and ideally located within the Gladstone Region.

Yours sincerely,

Luke de Bomford

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From: [Meera Sunil Abraham](#)
To: [Shaunte Farrington](#)
Subject: Public Submission - DA 3/2018 - Simon de Bomford
Date: Friday, 14 December 2018 4:20:30 PM
Attachments: [image002.png](#)

To be paperclipped and actioned.

Thank you.

Regards

Meera Sunil Abraham

Administration Officer – Customer Solutions



PO Box 29 Gladstone QLD 4680

Phone [07 4970 0700](tel:0749700700) | Fax [07 4975 8500](tel:0749758500)

Email: Meera.SunilAbraham@gladstone.qld.gov.au | Website www.gladstone.qld.gov.au

From: Info (Mailbox)
Sent: Friday, 14 December 2018 4:14 PM
To: 'simon@sunvest.com.au' <simon@sunvest.com.au>
Subject: Public Submission DA 3/2018

Gladstone Regional Council acknowledges receipt of your e-mail and advises that it has been forwarded to the relevant department for attention.

If your enquiry is urgent, please telephone (07) 49700700 anytime.

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Regards

Jessica Spurway

Records Management Officer



PO Box 29 Gladstone Qld 4680

Phone [07 4970 0700](tel:0749700700) | Fax [07 4975 8500](tel:0749758500)

Email info@gladstone.qld.gov.au | Website www.gladstone.qld.gov.au

From: Simon De Bomford <simon@sunvest.com.au>
Sent: Friday, 14 December 2018 4:10 PM
To: Info (Mailbox) <info@gladstone.qld.gov.au>
Subject: Public Submission DA 3/2018

14/12/2018

Simon de Bomford
131 Logan Road
INNES PARK
Qld, 4670

Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680

Via Email: info@gladstone.qld.gov.au

Attention: Assessment Manager

Dear Sir/Madam,

**DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS
ROAD)
11SP200678, 1RP620530 & 4CTN2091**

I write to express my support for the development application described above. I offer my support for this application for the following reasons:

Expert analysis shows there is a **dire need for over 268 retirement dwellings** in this region right now, growing to over 720 in the next 20 years. The proposed retirement village **is very different to a residential development** offering a community lifestyle, grouping like minded people over 50 years old, encouraging social networking, development of community spirit and provision of recreational and community activities to keep retirees physically and mentally active boosting their well being and preventing feelings of isolation.

This development is well planned and partly contained **within the Priority Living Area under the CQ Regional Plan**. Due diligence studies show it can be successfully implemented. It is a short drive to Shopping Centres, Medical Facilities and public recreational facilities and attractions.

This development is compatible with surrounding businesses and recreational activities. Acoustic amenity can be provided for residents. Expert noise studies have included adjacent business activities and maximum noise levels expected from the **full Motorsport Precinct Masterplan. Site agreements signed by residents will protect the Motorsport Precinct from reverse amenity issues. Quarry and Landfill activities will spread away from the housing area** and will continue to pose no negative impact on the site. **All dwellings will be outside the transport corridor.**

This development supports the **GRC Corporate Plan** offering diversity to the local economy, will create a resilient community group and retain over 50s in the region who often volunteer for

community/sporting clubs, charity groups and churches. It supports the **GRC Economic Development Strategy** providing business diversity, is a family owned enterprise, is regionally focused addressing identified community need and is innovative being unprecedented in Australia.

This Lifestyle Village will be an enviable place to live, is extremely well researched, designed and planned by experts to ensure it is compatible with its neighbours, will be unique within Australia, will provide a substantial jobs boost to locals in the region and a substantial boost to the Gladstone Region economy with approximately \$300M investment. It will retain locals who will continue to support the local community through their expenditure with local businesses and their support of local clubs, groups and organisations with their membership and volunteerism.

Thank you for including my support in your considerations and I trust you will agree that this development is desperately needed and ideally located within the Gladstone Region.

Yours truly,

Simon de Bomford

simon@sunvest.com.au



Virus-free. www.avg.com

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From: [Meera Sunil Abraham](#)
To: [Shaunte Farrington](#)
Subject: Public Submission - DA 3/2018 - Steve Watters
Date: Tuesday, 11 December 2018 2:12:58 PM
Attachments: [image002.png](#)

To be paperclipped and actioned.

Thank you.

Regards

Meera Sunil Abraham

Administration Officer – Customer Solutions



PO Box 29 Gladstone QLD 4680

Phone [07 4970 0700](tel:0749700700) | Fax [07 4975 8500](tel:0749758500)

Email: Meera.SunilAbraham@gladstone.qld.gov.au | Website www.gladstone.qld.gov.au

From: Info (Mailbox)

Sent: Tuesday, 11 December 2018 12:08 PM

To: 'steve.watters@bigpond.com' <steve.watters@bigpond.com>

Subject: "Public Submission DA 3/2018";

Gladstone Regional Council acknowledges receipt of your e-mail and advises that it has been forwarded to the relevant department for attention.

If your enquiry is urgent, please telephone (07) 49700700 anytime.

No further response will be sent unless you need to be advised of Council's course of action in regards to your enquiry.

Should this be the case Council will contact you within ten (10) business days as per the Gladstone Regional Council's Customer Service Charter which can be viewed in full if you [click here](#).

Regards

Jessica Spurway

Records Management Officer



PO Box 29 Gladstone Qld 4680

Phone [07 4970 0700](tel:0749700700) | Fax [07 4975 8500](tel:0749758500)

Email info@gladstone.qld.gov.au | Website www.gladstone.qld.gov.au

From: Steve Watters <steve.watters@bigpond.com>

Sent: Tuesday, 11 December 2018 12:07 PM

To: info@gladstone.qld.gov.au.

Subject: "Public Submission DA 3/2018";

Postal Address: 18 Neptune St, Tannum

Sands

Date: 11/12/18

Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680

Email (optional):

Via Email: info@gladstone.qld.gov.au

Attention: Assessment Manager

Dear Sir/Madam,

**DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS
ROAD)
11SP200678, 1RP620530 & 4CTN2091**

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This development is well planned and partly contained **within the Priority Living Area under the CQ Regional Plan**. Due diligence studies show it can be successfully implemented. It is a short drive to Shopping Centres, Medical Facilities and public recreational facilities and attractions.

This development is compatible with surrounding businesses and recreational activities. Acoustic amenity can be provided for residents. Expert noise studies have included adjacent business activities and maximum noise levels expected from the **full Motorsport Precinct Masterplan. Site agreements signed by residents will protect the Motorsport Precinct from reverse amenity issues. Quarry and Landfill activities will spread away from the housing area** and will continue to pose no negative impact on the site. **All dwellings will be outside the transport corridor.**

This development supports the **GRC Corporate Plan** offering diversity to the local economy, will create a resilient community group and retain over 50s in the region who often volunteer for community/sporting clubs, charity groups and churches. It supports the **GRC Economic Development Strategy** providing business diversity, is a family owned enterprise, is regionally focused addressing identified community need and is innovative being unprecedented in Australia.

This Lifestyle Village will be an enviable place to live, is extremely well researched, designed and planned by experts to ensure it is compatible with its neighbours, will be unique within Australia, will provide a substantial jobs boost to locals in the region and a substantial boost to the Gladstone Region economy with approximately \$300M investment. It will retain locals who will continue to support the local community through their expenditure with local businesses and their support of local clubs, groups and organisations with their membership and volunteerism.

Thank you for including my support in your considerations and I trust you will agree that this development is desperately needed and ideally located within the Gladstone Region.

Yours sincerely,

Signature:

Name: Steve Watters

Disclaimer: This email and any attachments may contain confidential or privileged information. You must not use or disclose this information, other than for the purposes for which it was supplied. The privilege or confidentiality attached to this email and attachments is not waived by reason of mistaken delivery to you. If for whatever reason this email is received by someone other than the intended recipient, you are requested to notify the sender promptly by telephone, email or facsimile and destroy and delete all copies of the original message. Personal information will only be disclosed to a third party with your written authorisation or as required by law – Refer to Council's website for more information relating to [Privacy](#) or [Right to Information](#).

From: [Meera Sunil Abraham](#)
To: [Shaunte Farrington](#)
Subject: Public Submission DA 3/2018 - Gerard Graham
Date: Wednesday, 12 December 2018 3:12:50 PM
Attachments: [image002.png](#)

To be paperclipped and actioned.

Thank you.

Regards

Meera Sunil Abraham

Administration Officer – Customer Solutions



PO Box 29 Gladstone QLD 4680

Phone [07 4970 0700](tel:0749700700) | Fax [07 4975 8500](tel:0749758500)

Email: Meera.SunilAbraham@gladstone.qld.gov.au | Website www.gladstone.qld.gov.au

From: Info (Mailbox)
Sent: Wednesday, 12 December 2018 3:06 PM
To: 'graham4680@gmail.com' <graham4680@gmail.com>
Subject: Public Submission DA 3/2018

Gladstone Regional Council acknowledges receipt of your e-mail and advises that it has been forwarded to the relevant department for attention.

If your enquiry is urgent, please telephone (07) 49700700 anytime.

No further response will be sent unless you need to be advised of Council's course of action in regards to your enquiry.

Should this be the case Council will contact you within ten (10) business days as per the Gladstone Regional Council's Customer Service Charter which can be viewed in full if you [click here](#).

Regards

Jessica Spurway

Records Management Officer



PO Box 29 Gladstone Qld 4680

Phone [07 4970 0700](tel:0749700700) | Fax [07 4975 8500](tel:0749758500)

Email info@gladstone.qld.gov.au | Website www.gladstone.qld.gov.au

From: Gerard Graham <graham4680@gmail.com>
Sent: Wednesday, 12 December 2018 2:53 PM
To: Info (Mailbox) <info@gladstone.qld.gov.au>
Subject: Public Submission DA 3/2018

237 Oaka Street

Gladstone Q 4680

12 December 2018

Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680

Via Email: info@gladstone.qld.gov.au

Attention: Assessment Manager

Dear Sir/Madam,

**DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY(CNR BRUCE HIGHWAY & TANNUM SANDS
ROAD)
11SP200678, 1RP620530 & 4CTN2091**

I write to express my support for the development application described above. I understand the proposal and offer my support for this development application for the following reasons:

Expert analysis shows there is a **dire need for over 268 retirement dwellings** in this region right now, growing to over 720 in the next 20 years. The proposed retirement village **is very different to a residential development** offering a community lifestyle, grouping likeminded over 50 year olds, encouraging social networking, development of community spirit and provision of recreational and community activities to keep retirees physically and mentally active boosting their wellbeing and preventing feelings of isolation.

This development is well planned and partly contained **within the Priority Living Area under the CQ Regional Plan**. Due diligence studies show it can be successfully implemented. It is a short drive to Shopping Centres, Medical Facilities and public recreational facilities and attractions.

This development is compatible with surrounding businesses and recreational activities. Acoustic amenity can be provided for residents. Expert noise studies have included adjacent business activities and maximum noise levels expected from the **full Motorsport Precinct Masterplan. Site agreements signed by residents will protect the Motorsport Precinct from reverse amenity issues. Quarry and Landfill activities will spread away from the housing area** and will continue to pose no negative impact on the site. **All dwellings will be outside the transport corridor.**

This development supports the **GRC Corporate Plan** offering diversity to the local economy, will create a resilient community group and retain over 50s in the region who often volunteer for community/sporting clubs, charity groups and churches. It supports the **GRC Economic Development Strategy** providing business diversity, is a family owned enterprise, is regionally focused addressing identified community need and is innovative being unprecedented in Australia.

This Lifestyle Village will be an enviable place to live, is extremely well researched, designed and planned by experts to ensure it is compatible with its neighbours, will be unique within Australia, will provide a substantial jobs boost to locals in the region and a substantial boost to the Gladstone Region economy with approximately \$300M investment. It will retain locals who will continue to support the local community through their expenditure with local businesses and their support of local clubs, groups and organisations with their membership and volunteerism.

Thank you for including my support in your considerations and I trust you will agree that this development is desperately needed and ideally located within the Gladstone Region.

Yours sincerely,

Gerard Graham

Disclaimer: This email and any attachments may contain confidential or privileged information. You must not use or disclose this information, other than for the purposes for which it was supplied. The privilege or confidentiality attached to this email and attachments is not waived by reason of mistaken delivery to you. If for whatever reason this email is received by someone other than the intended recipient, you are requested to notify the sender promptly by telephone, email or facsimile and destroy and delete all copies of the original message. Personal information will only be disclosed to a third party with your written authorisation or as required by law – Refer to Council's website for more information relating to [Privacy](#) or [Right to Information](#).

From: [Meera Sunil Abraham](#)
To: [Shaunte Farrington](#)
Subject: Submission - Proposed Development - DA / 3 / 2018 - Isla Laurent
Date: Thursday, 22 November 2018 4:53:08 PM
Attachments: [image002.png](#)

To be paperclipped and actioned.

Thank you.

Regards

Meera Sunil Abraham

Administration Officer – Customer Solutions



PO Box 29 Gladstone QLD 4680

Phone [07 4970 0700](tel:0749700700) | Fax [07 4975 8500](tel:0749758500)

Email: Meera.SunilAbraham@gladstone.qld.gov.au | Website www.gladstone.qld.gov.au

From: Info (Mailbox)

Sent: Thursday, 22 November 2018 2:57 PM

To: 'Isla Laurent' <sic3.laurent@bigpond.com>

Subject: FW: Proposed Development - DA / 3 / 2018

Gladstone Regional Council acknowledges receipt of your e-mail and advises that it has been forwarded to the relevant department for attention.

If your enquiry is urgent, please telephone (07) 49700700 anytime.

No further response will be sent unless you need to be advised of Council's course of action in regards to your enquiry.

Should this be the case Council will contact you within ten (10) business days as per the Gladstone Regional Council's Customer Service Charter which can be viewed in full if you [click here](#).

Regards

Kate Bambrick

Records Management Officer



PO Box 29 Gladstone Qld 4680

Phone [07 4970 0700](tel:0749700700) | Fax [07 4975 8500](tel:0749758500)

Email info@gladstone.qld.gov.au | Website www.gladstone.qld.gov.au

From: Isla Laurent <sic3.laurent@bigpond.com>

Sent: Thursday, 22 November 2018 2:55 PM

To: Info (Mailbox) <info@gladstone.qld.gov.au>

Subject: Fwd: Proposed Development - DA / 3 / 2018

Subject: Proposed Development - DA / 3 / 2018

Name: Isla Laurent
Postal Address: P O Box 5377
Gladstone Q 4680
Email: sic3.laurent@bigpond.com
Date: 22/11/2018

Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680

Via Email: info@gladstone.qld.gov.au

Attention: Assessment Manager

Dear Sir/Madam,

DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM
SANDS ROAD)
11SP200678, 1RP620530 & 4CTN2091

I write to express my objection to the development application described above.

Any questions please don't hesitate to call me 0432619913
Isla Laurent

Disclaimer: This email and any attachments may contain confidential or privileged information. You must not use or disclose this information, other than for the purposes for which it was supplied. The privilege or confidentiality attached to this email and attachments is not waived by reason of mistaken delivery to you. If for whatever reason this email is received by someone other than the intended recipient, you are requested to notify the sender promptly by telephone, email or facsimile and destroy and delete all copies of the original message. Personal information will only be disclosed to a third party with your written authorisation or as required by law – Refer to Council's website for more information relating to [Privacy](#) or [Right to Information](#).

From: Meera Sunil Abraham
To: [Shaunte Farrington](#)
Subject: Support for DA/3/2018 - Elizabeth Ware
Date: Tuesday, 11 December 2018 8:50:42 AM
Attachments: [image002.png](#)

To be paperclipped and actioned.

Thank you.

Regards

Meera Sunil Abraham

Administration Officer – Customer Solutions



PO Box 29 Gladstone QLD 4680

Phone [07 4970 0700](tel:0749700700) | Fax [07 4975 8500](tel:0749758500)

Email: Meera.SunilAbraham@gladstone.qld.gov.au | Website www.gladstone.qld.gov.au

From: Info (Mailbox)

Sent: Monday, 10 December 2018 8:13 AM

To: 'Liza Ware' <lizaware@bigpond.com>

Subject: RE: Public Submission DA 3/2018

Gladstone Regional Council acknowledges receipt of your e-mail and advises that it has been forwarded to the relevant department for attention.

If your enquiry is urgent, please telephone (07) 49700700 anytime.

No further response will be sent unless you need to be advised of Council's course of action in regards to your enquiry.

Should this be the case Council will contact you within ten (10) business days as per the Gladstone Regional Council's Customer Service Charter which can be viewed in full if you [click here](#).

Regards,

Helen Priest

Records Management Officer



PO Box 29 Gladstone Qld 4680

Phone [07 4970 0700](tel:0749700700) | Fax [07 4975 8500](tel:0749758500)

Email Info@gladstone.qld.gov.au | Website: www.gladstone.qld.gov.au

From: Liza Ware <lizaware@bigpond.com>

Sent: Sunday, 9 December 2018 10:26 AM
To: Info (Mailbox) <info@gladstone.qld.gov.au>
Subject: Public Submission DA 3/2018

Postal Address: PO Box 1818 Gladstone
QLD 4680

Date: 9/12/2018

Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680

Email (optional):

Via Email: info@gladstone.qld.gov.au

Attention: Assessment Manager

Dear Sir/Madam,

DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS
ROAD)
11SP200678, 1RP620530 & 4CTN2091

I write to express my support for the development application described above. I understand the proposal and offer my support for this development application for the following reasons:

Expert analysis shows there is a **dire need for over 268 retirement dwellings** in this region right now, growing to over 720 in the next 20 years. The proposed retirement village **is very different to a residential development** offering a community lifestyle, grouping likeminded over 50 year olds, encouraging social networking, development of community spirit and provision of recreational and community activities to keep retirees physically and mentally active boosting their wellbeing and preventing feelings of isolation.

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community/sporting clubs, charity groups and churches. It supports the **GRC Economic Development Strategy** providing business diversity, is a family owned enterprise, is regionally focused addressing identified community need and is innovative being unprecedented in Australia.

This Lifestyle Village will be an enviable place to live, is extremely well researched, designed and planned by experts to ensure it is compatible with its neighbours, will be unique within Australia, will provide a substantial jobs boost to locals in the region and a substantial boost to the Gladstone Region economy with approximately \$300M investment. It will retain locals who will continue to support the local community through their expenditure with local businesses and their support of local clubs, groups and organisations with their membership and volunteerism.

Thank you for including my support in your considerations and I trust you will agree that this development is desperately needed and ideally located within the Gladstone Region.

Yours sincerely,

Signature:

Name: Elizabeth Ware

Disclaimer: This email and any attachments may contain confidential or privileged information. You must not use or disclose this information, other than for the purposes for which it was supplied. The privilege or confidentiality attached to this email and attachments is not waived by reason of mistaken delivery to you. If for whatever reason this email is received by someone other than the intended recipient, you are requested to notify the sender promptly by telephone, email or facsimile and destroy and delete all copies of the original message. Personal information will only be disclosed to a third party with your written authorisation or as required by law – Refer to Council's website for more information relating to [Privacy](#) or [Right to Information](#).

From: Meera Sunil Abraham
To: [Shaunte Farrington](#)
Subject: SUpport for DA/3/2018 - Josephine Ware
Date: Tuesday, 11 December 2018 8:56:03 AM
Attachments: [image002.png](#)

To be paperclipped and actioned.

Thank you.

Regards

Meera Sunil Abraham

Administration Officer – Customer Solutions



PO Box 29 Gladstone QLD 4680

Phone [07 4970 0700](tel:0749700700) | Fax [07 4975 8500](tel:0749758500)

Email: Meera.SunilAbraham@gladstone.qld.gov.au | Website www.gladstone.qld.gov.au

From: Info (Mailbox)

Sent: Monday, 10 December 2018 8:17 AM

To: 'Liza Ware' <lizaware@bigpond.com>

Subject: RE: Public Submission DA 3/2018

Gladstone Regional Council acknowledges receipt of your e-mail and advises that it has been forwarded to the relevant department for attention.

If your enquiry is urgent, please telephone (07) 49700700 anytime.

No further response will be sent unless you need to be advised of Council's course of action in regards to your enquiry.

Should this be the case Council will contact you within ten (10) business days as per the Gladstone Regional Council's Customer Service Charter which can be viewed in full if you [click here](#).

Regards,

Helen Priest

Records Management Officer



PO Box 29 Gladstone Qld 4680

Phone [07 4970 0700](tel:0749700700) | Fax [07 4975 8500](tel:0749758500)

Email Info@gladstone.qld.gov.au | Website: www.gladstone.qld.gov.au

From: Liza Ware <lizaware@bigpond.com>

Sent: Sunday, 9 December 2018 10:41 AM
To: Info (Mailbox) <info@gladstone.qld.gov.au>
Subject: Public Submission DA 3/2018

Postal Address: PO Box 1818 Gladstone
QLD 4680

Date: 9/12/2018

Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680

Email (optional):

Via Email: info@gladstone.qld.gov.au

Attention: Assessment Manager

Dear Sir/Madam,

**DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS
ROAD)
11SP200678, 1RP620530 & 4CTN2091**

I write to express my support for the development application described above. I understand the proposal and offer my support for this development application for the following reasons:

Expert analysis shows there is a **dire need for over 268 retirement dwellings** in this region right now, growing to over 720 in the next 20 years. The proposed retirement village **is very different to a residential development** offering a community lifestyle, grouping likeminded over 50 year olds, encouraging social networking, development of community spirit and provision of recreational and community activities to keep retirees physically and mentally active boosting their wellbeing and preventing feelings of isolation.

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This Lifestyle Village will be an enviable place to live, is extremely well researched, designed and planned by experts to ensure it is compatible with its neighbours, will be unique within Australia, will provide a substantial jobs boost to locals in the region and a substantial boost to the Gladstone Region economy with approximately \$300M investment. It will retain locals who will continue to support the local community through their expenditure with local businesses and their support of local clubs, groups and organisations with their membership and volunteerism.

Thank you for including my support in your considerations and I trust you will agree that this development is desperately needed and ideally located within the Gladstone Region.

Yours sincerely,

Signature:

Name: Josephine Ware

Disclaimer: This email and any attachments may contain confidential or privileged information. You must not use or disclose this information, other than for the purposes for which it was supplied. The privilege or confidentiality attached to this email and attachments is not waived by reason of mistaken delivery to you. If for whatever reason this email is received by someone other than the intended recipient, you are requested to notify the sender promptly by telephone, email or facsimile and destroy and delete all copies of the original message. Personal information will only be disclosed to a third party with your written authorisation or as required by law – Refer to Council's website for more information relating to [Privacy](#) or [Right to Information](#).

From: [Meera Sunil Abraham](#)
To: [Shaunte Farrington](#)
Subject: Support for DA/3/2018 - Lachlan Mann
Date: Friday, 14 December 2018 8:36:52 AM
Attachments: [image002.png](#)

To be paperclipped and actioned.

Thank you.

Regards

Meera Sunil Abraham

Administration Officer – Customer Solutions



PO Box 29 Gladstone QLD 4680

Phone [07 4970 0700](tel:0749700700) | Fax [07 4975 8500](tel:0749758500)

Email: Meera.SunilAbraham@gladstone.qld.gov.au | Website www.gladstone.qld.gov.au

From: Info (Mailbox)

Sent: Friday, 14 December 2018 7:40 AM

To: 'Lachlan Mann' <lmann1.lm@gmail.com>

Subject: RE: Public Submission DA 3/2018

Gladstone Regional Council acknowledges receipt of your e-mail and advises that it has been forwarded to the relevant department for attention.

If your enquiry is urgent, please telephone (07) 49700700 anytime.

No further response will be sent unless you need to be advised of Council's course of action in regards to your enquiry.

Should this be the case Council will contact you within ten (10) business days as per the Gladstone Regional Council's Customer Service Charter which can be viewed in full if you [click here](#).

Regards,

Helen Priest

Records Management Officer



PO Box 29 Gladstone Qld 4680

Phone [07 4970 0700](tel:0749700700) | Fax [07 4975 8500](tel:0749758500)

Email Info@gladstone.qld.gov.au | Website: www.gladstone.qld.gov.au

From: Lachlan Mann <lmann1.lm@gmail.com>

Sent: Thursday, 13 December 2018 8:55 PM

To: Info (Mailbox) <info@gladstone.qld.gov.au>

Subject: Public Submission DA 3/2018

19 Ironbark Avenue, New Auckland,
Qld, 4680

Date: 13/12/18

Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680

Via Email: info@gladstone.qld.gov.au

Attention: Assessment Manager

Dear Sir/Madam,

**DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY &
TANNUM SANDS ROAD)
11SP200678, 1RP620530 & 4CTN2091**

I write to express my support for the development application described above. I understand the proposal and offer my support for this development application for the following reasons:

Expert analysis shows there is a **dire need for over 268 retirement dwellings** in this region right now, growing to over 720 in the next 20 years. The proposed retirement village **is very different to a residential development** offering a community lifestyle, grouping like minded over 50 year olds, encouraging social networking, development of community spirit and provision of recreational and community activities to keep retirees physically and mentally active boosting their wellbeing and preventing feelings of isolation.

This development is well planned and partly contained **within the Priority Living Area under the CQ Regional Plan**. Due diligence studies show it can be successfully implemented. It is a short drive to Shopping Centres, Medical Facilities and public recreational facilities and attractions.

This development is compatible with surrounding businesses and recreational activities. Acoustic amenity can be provided for residents. Expert noise studies have included adjacent business activities and maximum noise levels expected from the **full Motorsport Precinct Masterplan. Site agreements signed by residents will protect the Motorsport Precinct from reverse amenity issues. Quarry and Landfill activities will spread away from the housing area** and will continue to pose no negative impact on the site. **All dwellings will be outside the transport corridor.**

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Thank you for including my support in your considerations and I trust you will agree that this development is desperately needed and ideally located within the Gladstone Region.

Yours sincerely,

Lachlan Mann

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From: [Meera Sunil Abraham](#)
To: [Shaunte Farrington](#)
Subject: Support for DA/3/2018 - Lynette Forrest
Date: Friday, 14 December 2018 11:26:16 AM
Attachments: [image002.png](#)

To be paperclipped and actioned.

Thank you.

Regards

Meera Sunil Abraham

Administration Officer – Customer Solutions



PO Box 29 Gladstone QLD 4680

Phone [07 4970 0700](tel:0749700700) | Fax [07 4975 8500](tel:0749758500)

Email: Meera.SunilAbraham@gladstone.qld.gov.au | Website www.gladstone.qld.gov.au

From: Info (Mailbox)
Sent: Friday, 14 December 2018 11:22 AM
To: 'stephen forrest' <sandlforrest@hotmail.com>
Subject: RE: DA 3/2018 Public Submission

Gladstone Regional Council acknowledges receipt of your e-mail and advises that it has been forwarded to the relevant department for attention.

If your enquiry is urgent, please telephone (07) 49700700 anytime.

No further response will be sent unless you need to be advised of Council's course of action in regards to your enquiry.

Should this be the case Council will contact you within ten (10) business days as per the Gladstone Regional Council's Customer Service Charter which can be viewed in full if you [click here](#).

Regards,

Helen Priest

Records Management Officer



PO Box 29 Gladstone Qld 4680

Phone [07 4970 0700](tel:0749700700) | Fax [07 4975 8500](tel:0749758500)

Email Info@gladstone.qld.gov.au | Website: www.gladstone.qld.gov.au

From: stephen forrest <sandlforrest@hotmail.com>
Sent: Friday, 14 December 2018 11:18 AM
To: Info (Mailbox) <info@gladstone.qld.gov.au>

Subject: DA 3/2018 Public Submission

PO Box 3547
Tannum Sands QLD 4680

14 December 2018:

Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680

Email: sandlforrest@hotmail.com

Via Email: info@gladstone.qld.gov.au

Attention: Assessment Manager

Dear Sir/Madam,

**DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS
ROAD)
11SP200678, 1RP620530 & 4CTN2091**

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Thank you for including my support in your considerations and I trust you will agree that this development is desperately needed and ideally located within the Gladstone Region.

Yours sincerely,

Lynette Margaret Forrest

Sent from [Mail](#) for Windows 10

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From: [Meera Sunil Abraham](#)
To: [Shaunte Farrington](#)
Subject: Support for DA/3/2018 - Tim Ware
Date: Tuesday, 11 December 2018 8:50:10 AM
Attachments: [image002.png](#)

To be paperclipped and actioned.

Thank you.

Regards

Meera Sunil Abraham

Administration Officer – Customer Solutions



PO Box 29 Gladstone QLD 4680

Phone [07 4970 0700](tel:0749700700) | Fax [07 4975 8500](tel:0749758500)

Email: Meera.SunilAbraham@gladstone.qld.gov.au | Website www.gladstone.qld.gov.au

From: Info (Mailbox)

Sent: Monday, 10 December 2018 8:13 AM

To: 'Liza Ware' <lizaware@bigpond.com>

Subject: RE: Public Submission DA 3/2018

Gladstone Regional Council acknowledges receipt of your e-mail and advises that it has been forwarded to the relevant department for attention.

If your enquiry is urgent, please telephone (07) 49700700 anytime.

No further response will be sent unless you need to be advised of Council's course of action in regards to your enquiry.

Should this be the case Council will contact you within ten (10) business days as per the Gladstone Regional Council's Customer Service Charter which can be viewed in full if you [click here](#).

Regards,

Helen Priest

Records Management Officer



PO Box 29 Gladstone Qld 4680

Phone [07 4970 0700](tel:0749700700) | Fax [07 4975 8500](tel:0749758500)

Email Info@gladstone.qld.gov.au | Website: www.gladstone.qld.gov.au

From: Liza Ware <lizaware@bigpond.com>

Sent: Sunday, 9 December 2018 10:17 AM
To: Info (Mailbox) <info@gladstone.qld.gov.au>
Subject: Public Submission DA 3/2018

Postal Address: PO Box 1818 Gladstone
QLD 4680

Date: 9/12/2018

Chief Executive Officer
Gladstone Regional Council
PO Box 29
Gladstone QLD 4680

Email (optional):

Via Email: info@gladstone.qld.gov.au

Attention: Assessment Manager

Dear Sir/Madam,

DA / 3 / 2018 - PUBLIC NOTIFICATION
MATERIAL CHANGE OF USE FOR RELOCATABLE RETIREMENT LIVING
LOTS 11, 4 & 1 BRUCE HIGHWAY, BENARABY (CNR BRUCE HIGHWAY & TANNUM SANDS
ROAD)
11SP200678, 1RP620530 & 4CTN2091

I write to express my support for the development application described above. I understand the proposal and offer my support for this development application for the following reasons:

Expert analysis shows there is a **dire need for over 268 retirement dwellings** in this region right now, growing to over 720 in the next 20 years. The proposed retirement village **is very different to a residential development** offering a community lifestyle, grouping likeminded over 50 year olds, encouraging social networking, development of community spirit and provision of recreational and community activities to keep retirees physically and mentally active boosting their wellbeing and preventing feelings of isolation.

This development is well planned and partly contained **within the Priority Living Area under the CQ Regional Plan**. Due diligence studies show it can be successfully implemented. It is a short drive to Shopping Centres, Medical Facilities and public recreational facilities and attractions.

This development is compatible with surrounding businesses and recreational activities. Acoustic amenity can be provided for residents. Expert noise studies have included adjacent business activities and maximum noise levels expected from the **full Motorsport Precinct Masterplan. Site agreements signed by residents will protect the Motorsport Precinct from reverse amenity issues. Quarry and Landfill activities will spread away from the housing area** and will continue to pose no negative impact on the site. **All dwellings will be outside the transport corridor.**

This development supports the **GRC Corporate Plan** offering diversity to the local economy, will create a resilient community group and retain over 50s in the region who often volunteer for

community/sporting clubs, charity groups and churches. It supports the **GRC Economic Development Strategy** providing business diversity, is a family owned enterprise, is regionally focused addressing identified community need and is innovative being unprecedented in Australia.

This Lifestyle Village will be an enviable place to live, is extremely well researched, designed and planned by experts to ensure it is compatible with its neighbours, will be unique within Australia, will provide a substantial jobs boost to locals in the region and a substantial boost to the Gladstone Region economy with approximately \$300M investment. It will retain locals who will continue to support the local community through their expenditure with local businesses and their support of local clubs, groups and organisations with their membership and volunteerism.

Thank you for including my support in your considerations and I trust you will agree that this development is desperately needed and ideally located within the Gladstone Region.

Yours sincerely,

Signature: Tim Ware

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