

Material Change of Use

12 July 2023

Your Ref:

Our Ref: 230008

Coordinator General
Department of State Development, Infrastructure,
Local Government and Planning
PO Box 15517
City East, QLD, 4002

Attention: Marcus Peck

Re: MCU Application
590 Sandy Creek Road, Josephville, QLD, 4285
1 RP32191

Dear Sir/Madam,

On behalf of our clients, MJ Haack Pty Ltd ATF MJ Haack Family Trust, please see attached the following Material Change of Use documentation for a two-stage development on Lot 1 RP32191. The following information details the proposed development.

Stage 1 – To ensure the existing use can be appropriately maintained and enable the property owners to reside at the farm ensuring a 24hr presence and commencement of truck parking to support the relocation and ongoing operation of their existing trucking business (Transport depot) currently located outside the SDA.
Timing – 2023 to 2024

- Construction of a dwelling house
- Construction of stables
- Construction of hardstand
- Construction of secondary property access
- Parking for up to 4 heavy vehicles (truck and dog primarily used to cart gravel)
- Construction of farm shed including service bay for onsite maintenance of heavy vehicles parked on site (ancillary to transport depot use only)
- Landscaping

Stage 2 – Expansion of transport depot (parking of up to 15 heavy vehicles associated with trucking business) and associated caretakers' residence. Timing – 2024 to 2027

- Extension of farm shed to support ongoing operation of trucking business (transport depot – truck parking) including staff amenities and administration office.
- Parking of up to 15 heavy vehicles (truck and dog primarily used to cart gravel)
- Construction of caretakers' residence

The development can demonstrate compliance with the BSDA Development Scheme as detailed in the supporting documentation.

The enclosed documentation is provided for review and consideration and includes the following:

- Drawings, ACS-230008-GEN
- Planning Report, ACS Engineers (July 2023)
- Stormwater Management Plan, ACS Engineers (July 2023)

Should you have any queries please don't hesitate to contact me.

Kind regards,

Susan Shay

RPEQ 13697

Director and Principal Civil/Environmental Engineer