

Our Ref: PL2360/8b

20 January 2012

Urban Land Development Authority
GPO Box 2202
Brisbane Qld 4001

Attention: Matt Toon – Development Assessment

Dear Matt,

**Re: Roma Urban Development Area - Stage 8b
Development Application for a Reconfiguration of a Lot – 4 Lots into 19
Lots, new road, park and a balance lot with a Plan of Development on
land located at Bowen Street, Roma also described as Lot 142 on
AP15786, Lot 141 on SP178377, Lot 19 on WV1912, Lot 20 on SP178377**

We hereby submit the Stage 8b development application within the Roma Urban Development Area. This application seeks a Reconfiguration of a Lot (4 Lots into 19 lots, including new road, park and a balance lot with a Plan of Development at Bowen Street, Roma, more fully described as Lot 141 on SP178377, Lot 142 on AP15786, Lot 19 on WV1912, Lot 20 on SP178377.

The Department of Environment and Resource Management (DERM) currently own the land and will be leasing the site to the ULDA. Therefore as owner's consent to lodge the development application, we will provide a letter from DERM as evidence of State Resource Entitlement. This will be provided to the ULDA's assessment team as soon as possible. We request that the assessment team commence assessment of this application while the owner's consent documentation is being finalised.

Furthermore, a car parking analysis plan is currently being finalise in support of this application and will be submitted to the ULDA as soon as possible.

Accordingly we enclose the following:

- 5 copies of the Development Assessment Report (as prepared by Wolter Consulting Group) including the following;



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OTHER OFFICES:

TOWNSVILLE
SUNSHINE COAST

- Subdivision Plan & Plan of Development prepared by lat27;
 - Landscape Concept Plan prepared by lat27;
 - Civil Engineering Report prepared by Baker Rosso;
 - Traffic Report prepared by TTM;
 - Stormwater Management Plan prepared by BMT WBM;
 - House plans for lots under 250m² and supporting schedule;
 - DERM Smart Map.
- A CD containing a digital copy of the information listed above.

Please do not hesitate to contact me should you have any queries.

Yours sincerely,
Wolter Consulting Group



James Isaac
Town Planner