

6 January 2009

Queensland Transport

The Chief Executive Officer
Rockhampton Regional Council
PO Box 1860
ROCKHAMPTON QLD 4700

Attention: Mr Gideon Genade, Planning Officer

Concurrence Agency Response—Integrated Planning Act 1997 (IPA) s3.3.16

Application for: Development Permit for Material Change of Use – Educational
Establishment and Public Facility
63 Glenmore Road, Park Avenue
Lot 341 LN2124, Lot 10 R26199, & Lot 17 LN867
QT Reference- BRIS-2013

I refer to correspondence from Bovis Lend Lease Pty Ltd C/- Ergon Energy Pty Ltd received by this department on 1st December 2008 seeking approval for the above proposal, as indicated on the plans listed in the table below.

Plan Number	Plan Name	Plan Date	Plan Version
DA 4G004B	Proposed Site Plan	21 August 2008	NOT STATED

An assessment of the proposed development within the limits of Queensland Transport's (QT) jurisdiction, namely land use and transport coordination under the *Transport Planning and Coordination Act 1994* and the operational safety and integrity of railways and future railways (s258 of the *Transport Infrastructure Act 1994*) has been completed.

It is advised that the proposal is supported with conditions of development as identified in the attached Statement of Reasons. These conditions must be included in any decision notice issued for this proposal.

Yours sincerely,



Darren McDonald
A/Principal Planner

Integrated Transport Planning
Transport Planning
Floor 12 terrica place
140 Creek Street Brisbane Queensland 4000
GPO Box 213 Brisbane Queensland 4001
ABN 13 200 330 520

Our ref 890/02498 BRIS-2013 P29654
Council ref D-1571/2008
Enquiries Mark O'Brien (Planner)
Telephone +61 7 3146 1567
Facsimile +61 7 3146 2010
Website www.transport.qld.gov.au
Email Mark.A.O'Brien@transport.qld.gov.au

Attachment 1

Queensland Transport Concurrence Agency Conditions and Statement of Reasons BRIS-2013

Application for: Development Permit for Material Change of Use – Educational Establishment and Public Facility

Location: 63 Glenmore Road, Park Avenue Lot 341 LN2124, Lot 10 R26199, & Lot 17 LN867

Timing	Conditions for the subject application	Jurisdiction for the condition & Reasons
Prior to the first certificate of classification for building works is issued	1. Any temporary removal of/or disturbance of fencing during construction along the railway boundary shall be replaced with secure temporary fencing until the fence is reerected or replaced. 2. Thereafter the fence must be maintained in a safe and secure condition along the entire boundary of the site abutting the rail corridor land in accordance with at least the minimum standards required by any one of the following Queensland Rail (QR) – Civil Engineering standard Security Fence drawing numbers (as attached): 2544 Security Fence; 2545B 1800m Timber Fence or; 2546 Standard Steel Panel fence.	Section 258 of the <i>Transport Infrastructure Act 1994</i> Fencing insures the safety and operational integrity of railways by: • Not encouraging or creating a higher risk of unauthorised pedestrian access; • Not creating a demand for any pedestrian access point to or through the rail corridor; • Not increasing the risk of trespass, human related safety issues or interruptions to rail services by persons, animals or materials; and • Not having fill, debris or building materials intrude onto the rail corridor.

During construction and to be maintained thereafter.	1. The applicant must ensure that stormwater drainage on the site is constructed in accordance with the 'Concept Site Based Stormwater Management Plan for TT&D site' prepared by Parsons Brinckerhoff dated October 2008, so that the development does not cause an increase in stormwater flows onto the rail corridor, or interfere with stormwater flows from or within the rail corridor.	Section 258 of the <i>Transport Infrastructure Act 1994</i> Development is not to cause an increase in run-off or flooding that will interfere with or impede the railway or will threaten, or is likely to threaten, the railway's safety or operational integrity.
Before the first development permit for building works or operational works within 25m of the railway corridor is issued.	1. Works within 25 meters of the railway corridor are to be designed to avoid risk of collapse, subsidence, or similar adverse impact on the railway corridor and/or railway infrastructure before and during construction and to be maintained thereafter. 2. On completion of construction submit to QT a RPEQ (Registered Professional Engineer of Queensland) certification that the works have been constructed in accordance with condition 1.	Section 258 of the <i>Transport Infrastructure Act 1994</i> Works associated with the development must not intrude onto the rail corridor or threaten the safety and operational integrity of the rail corridor. Any works within 25 meters of the rail corridor boundary must avoid the risk of collapse, subsidence of other adverse impacts on the rail corridor and rail infrastructure, and must not cause any damage to any existing fencing on the site.



**Queensland
Government**

Queensland **Transport**

File no: 890/02498
P29654
BRIS-2013

C/c Ms Victoria Henderson
Bovis Lend Lease Pty Ltd
C/- Ergon Energy Corporation Pty Ltd
Level 18, 240 Queen Street
BRISBANE QLD 4000

Attention: Ms Victoria Henderson,

For your information (Application 63 Glenmore Road, Park Avenue refers). Should you wish to discuss any aspects of this concurrence agency response, please contact Mark O'Brien, Planner on 3146 1567.

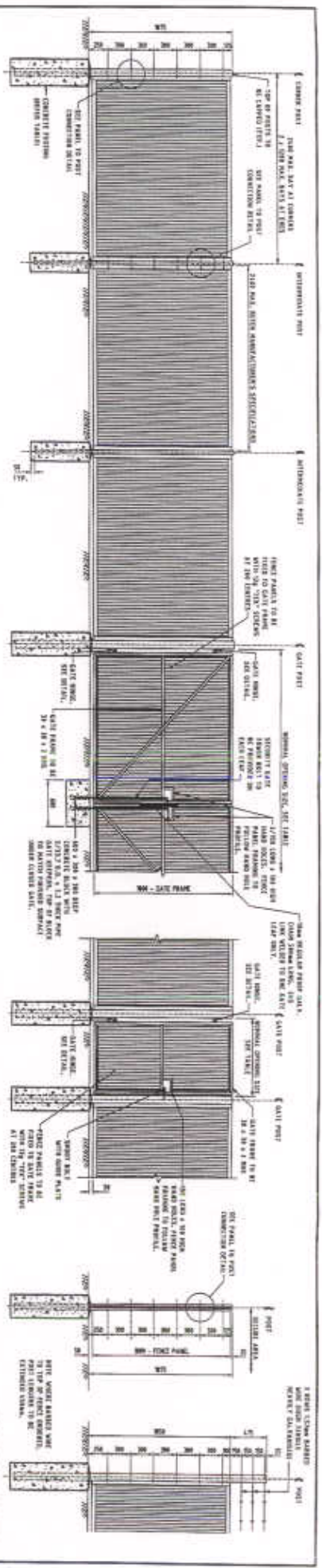
Yours sincerely,

Darren McDonald
A/Principal Planner

6 January 2008

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TYPICAL ELEVATION
SCALE 1:10

DOUBLE LEAF GATE
SCALE 1:10

SINGLE LEAF GATE
SCALE 1:10

TYPICAL SECTION
SCALE 1:10

ELEVATION SHOWING
EXTENDED POST FOR
BARBED WIRE FIXING
(WHERE ORDERED)
SCALE 1:10

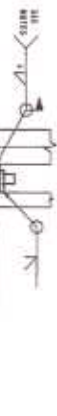
STEERING CONSIDERATIONS

FOR THE JOB, THE FOLLOWING CONSIDERATIONS ARE TO BE TAKEN INTO ACCOUNT BY THE CONTRACTOR:

1. THE FENCE SHALL BE INSTALLED IN ACCORDANCE WITH THE FOLLOWING:
2. THE FENCE SHALL BE INSTALLED IN ACCORDANCE WITH THE FOLLOWING:
3. THE FENCE SHALL BE INSTALLED IN ACCORDANCE WITH THE FOLLOWING:
4. THE FENCE SHALL BE INSTALLED IN ACCORDANCE WITH THE FOLLOWING:
5. THE FENCE SHALL BE INSTALLED IN ACCORDANCE WITH THE FOLLOWING:
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7. THE FENCE SHALL BE INSTALLED IN ACCORDANCE WITH THE FOLLOWING:
8. THE FENCE SHALL BE INSTALLED IN ACCORDANCE WITH THE FOLLOWING:
9. THE FENCE SHALL BE INSTALLED IN ACCORDANCE WITH THE FOLLOWING:
10. THE FENCE SHALL BE INSTALLED IN ACCORDANCE WITH THE FOLLOWING:

FENCE MEMBERS AND FOOTING SIZES

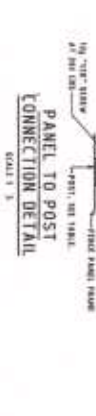
TYPE OF MEMBER	TYPE SIZE	CONCRETE FILLING	CONCRETE FILLING	CONCRETE FILLING
POST	100 x 100 x 3.0m	100 x 100 x 3.0m	100 x 100 x 3.0m	100 x 100 x 3.0m
RAIL	100 x 100 x 3.0m	100 x 100 x 3.0m	100 x 100 x 3.0m	100 x 100 x 3.0m
RAIL POST	100 x 100 x 3.0m	100 x 100 x 3.0m	100 x 100 x 3.0m	100 x 100 x 3.0m
RAIL POST	100 x 100 x 3.0m	100 x 100 x 3.0m	100 x 100 x 3.0m	100 x 100 x 3.0m



BOLLARD DETAIL
SCALE 1:10



GATE HINGE DETAIL
SCALE 1:10



FENCE CORNER DETAIL
SCALE 1:10

BOLLARD LOCATED
RELATIVE TO GATE
SCALE 1:10

MOWING STRIP
SCALE 1:10

PANEL TO POST
CONNECTION DETAIL
SCALE 1:10

ALTERATIONS

QUEENSLAND RAIL - CIVIL ENGINEERING

STEEL PANEL FENCE

2546

GENERAL NOTES:

FENCING NOTES:

GATE NOTES:

AS END OF
STANDING POSTS
BARBED WIRE TIE-OFF DETAILS
(WHERE ORDERED)
N.E.S.

2546