

28 May 2026

Our Ref: CW25226

Farnoosh Shokoofan  
Urban Planner  
Planning Services North  
Development Services  
GPO Box 1434  
Brisbane QLD 4001

**68 JACKSON STREET, COORPAROO QLD 4151**

**A006860900 – Appeal for removal of Condition No. 7 & 18.**

Dear Farnoosh

We would like to formally request review for condition No. 7 & 18 imposed on the Development Application (A0069860900), as we believe these conditions are not required and warrant reconsideration.

Conditions No 7 & 18 seek to impose a lawful point of discharge for the upstream property (80 Bennetts Road, Camp Hill – Lot 35 on RP45939) of our development site with an associated stormwater easement.



**Figure 1 – Site Locality Plan (Brisbane City Council – Interactive Mapping)**

Based on the existing topography of the area, it can be deduced that the upstream site currently falls towards our development site on the sole basis of aerial imagery.

Council's contours indicate that there is gradual fall from Lot 80 Bennetts Road towards 82 Bennetts Road within the same shop lot complex. Google Street view also indicates that the upstream lots are fully developed with more than 90% areas being impervious. In addition, it can also be viewed that there is an existing kerb and channel within the entirety of the western boundary which diverts flows into a stormwater pit which provides a lawful point of discharge onto the kerb and channel along Jackson Street (Imagery attached below for reference).



**Figure 2 – Lawful point of discharge for US property (Google Street view)**

On this basis, it is our understanding that Lot 35 on RP45939 already possesses an existing lawful point of discharge through Lot 34 on RP45939 and subsequently to the kerb and channel within Jackson Street.

Accordingly, we respectfully request that Conditions No. 7 and 18 be removed, as the upstream property already appears to have an established lawful stormwater discharge path independent of our development site.

## Conclusion

Accordingly, we respectfully request that Conditions No. 7 and 18 be removed, as the upstream property already appears to have an established lawful point of discharge independent of our development site.

Should you require any further information, please do not hesitate to contact the undersigned.

Yours sincerely,

## CIVIL WORKS ENGINEERS



**Wai Yeow Lee**

Senior Civil Engineer

P (07) 3195 8180

E-mail: [lee.wai@civilworks.com.au](mailto:lee.wai@civilworks.com.au)



**Roger Andrade**

Principal Civil Engineer

P (07) 3195 8180

E-mail: [roger.andrade@civilworks.com.au](mailto:roger.andrade@civilworks.com.au)

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