




FW: Application Reference: A006976649 - Objection to Proposed Funeral Facility and Crematorium in 25 Shannon Place, Virginia Qld 4014 (Lot 40 on RP809251)

From dalodgement <dalodgement@brisbane.qld.gov.au>

Date Fri 8/05/2026 10:31 AM

To CPEDS-DS-PlanningSupport <CPEDS-DS-PlanningSupport@brisbane.qld.gov.au>

Cc DA RECORDS <DA_RECORDS@brisbane.qld.gov.au>

 1 attachment (198 KB)

Proposed Development - Funeral Palour & Crematorium - Application Reference A006976649.pdf;

SECURITY LABEL: OFFICIAL

Sent: Friday, 8 May 2026 9:34 AM

To: dalodgement <dalodgement@brisbane.qld.gov.au>

DA RECORDS <DA_RECORDS@brisbane.qld.gov.au>

Subject: Application Reference: A006976649 - Objection to Proposed Funeral Facility and Crematorium in 25 Shannon Place, Virginia Qld 4014 (Lot 40 on RP809251)

This email originates from outside of Brisbane City Council.

This email message and any related attachments are confidential and should only be read by those persons to whom they were addressed. They may contain copyright, personal or legally privileged information. If you are not the intended recipient of this email, any use of this information is strictly prohibited and it must be deleted from your system. Views expressed in this message are the views of the sender and are not necessarily views of SMC Corporation, or its subsidiaries, except where the message expressly states otherwise. Any advice contained herein should be treated as preliminary advice only and subject to formal written confirmation. Although this email and any attachments are believed to be free of any virus or any other defect which may cause damage or loss, it is the responsibility of the recipient to ensure that they are virus-free. SMC accepts no liability for any loss or damage that may occur as a result of the transmission of this email or its attachments to the recipient.

20th April 2026

To: Brisbane City Council,

Re: Application Reference: A006976649 - Objection to Proposed Funeral Facility and Crematorium in 25 Shannon Place, Virginia Qld 4014 (Lot 40 on RP809251)

I am writing to formally object to the proposed development of a funeral facility and crematorium within the 25 Shannon Place, Virginia Qld 4014

While I acknowledge the importance of funeral services within the community, the proposed location raises significant concerns regarding land-use compatibility, commercial impact, and broader reputational implications for the precinct.

1. Incompatible Land Use Within a Light Industrial Precinct

The subject site is located within a light industrial zone intended to support manufacturing, logistics, and commercial operations. A crematorium and funeral facility represent a fundamentally different land use, typically associated with sensitive or transitional zones rather than active industrial environments.

This creates a conflict in planning intent and undermines the long-term strategic purpose of the precinct.

2. Impact on Existing Businesses and Global Brands

The surrounding area is occupied by established national and international businesses that rely on maintaining a professional, high-performance industrial environment.

The introduction of a crematorium has the potential to:

- Deter customers, partners, and employees from visiting or working within the precinct
- Negatively influence corporate image and brand alignment
- Reduce the attractiveness of the estate for future investment

This is particularly relevant where global brands operate, as site perception and surrounding amenity are critical factors in ongoing investment decisions.

3. Amenity and Psychological Impact

Unlike traditional industrial uses, a crematorium carries a unique emotional and psychological association. The presence of funeral services, hearses, and associated activities within a workplace-focused environment may create discomfort for employees, visitors, and clients.

This is not a reflection on the service itself, but rather its incompatibility with the expectations of a light industrial setting.

4. Environmental and Operational Concerns

Although modern crematoria meet regulatory emission standards, concerns remain regarding:

- Air quality perception and potential community unease
- Increased traffic from funeral services at irregular hours
- Noise and operational impacts inconsistent with typical industrial activity

Perception alone can materially affect business operations and property values within the estate.

5. Precedent and Planning Integrity

Approval of this development risks setting a precedent for further non-industrial uses within the precinct, gradually eroding its intended purpose.

Maintaining clear zoning integrity is essential to protect existing investments and ensure the long-term viability of the industrial area.

Conclusion

For the reasons outlined above, I respectfully request that the application be refused or, at minimum, reconsidered for a more appropriate location that aligns with the nature of the proposed use.

This objection is not against the service itself, but against its placement within a location that is incompatible with both planning intent and the needs of surrounding businesses.

Thank you for your consideration.

Yours sincerely,