

Queensland Bushfire Planning
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Attention: Abby Bannan

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Development Services

Brisbane City Council

Response to Information Request

Application Reference: A006934311

Site Address: 1156 Mount Gravatt–Capalaba Road, Mackenzie QLD 4156

Queensland Bushfire Planning (QBP) has reviewed the Information Request issued by Brisbane City Council dated 14 May 2026 regarding the classification of vegetation surrounding the proposed development site.

The Bushfire Resilient Communities (BRC) MapViewer identifies vegetation associated with Lot 2 RP107737, being 1156 Mount Gravatt–Capalaba Road, Mackenzie, as predominantly comprising the following Regional Ecosystems and Vegetation Hazard Classes:

- RE 12.9-10.4 *Eucalyptus racemosa* subsp. *racemosa* woodland on sedimentary rocks, classified as Vegetation Hazard Class (VHC) 9.2; and
- RE 12.3.6 *Melaleuca quinquenervia* ± *Eucalyptus tereticornis*, *Lophostemon suaveolens* open forest on coastal alluvial plains, classified as VHC 22.1.

The VHC 22.1 vegetation is limited to a narrow linear strip located west of the existing and proposed buildings and associated infrastructure.

QBP confirms that the bushfire assessment report has been amended to correctly identify the location of the proposed building footprint, including revisions to the relevant figures and mapping previously referenced by Council.

Importantly, QBP has not sought to reclassify mapped remnant vegetation identified by the State within the broader allotment. The assessment instead distinguishes between mapped vegetation communities and the maintained areas immediately surrounding the existing structures and proposed development footprint.

The vegetation immediately adjacent to the proposed building area is subject to ongoing maintenance and management activities and is characterised by substantially modified and discontinuous vegetation cover. Based on current site conditions and aerial imagery, these maintained areas exhibit characteristics consistent with VHC 42.6 (Nil to Very Low Vegetation Cover).

This assessment relates specifically to the managed land surrounding the development footprint and does not seek to alter the State mapping applicable to remnant vegetation elsewhere on the site.

A review of recent aerial imagery, including current Google Earth imagery and Bushfire Resilient Communities mapping, clearly demonstrates the modified nature of the maintained areas surrounding the proposed development.

Accordingly, the revised bushfire reporting:

- reflects the State-mapped vegetation classifications applicable to remnant vegetation on the site;
- correctly identifies the location of the proposed development footprint; and
- distinguishes maintained and managed land surrounding the proposed building area from mapped remnant vegetation communities.

The revised assessment is therefore considered to appropriately address the matters raised within Council's Information Request.



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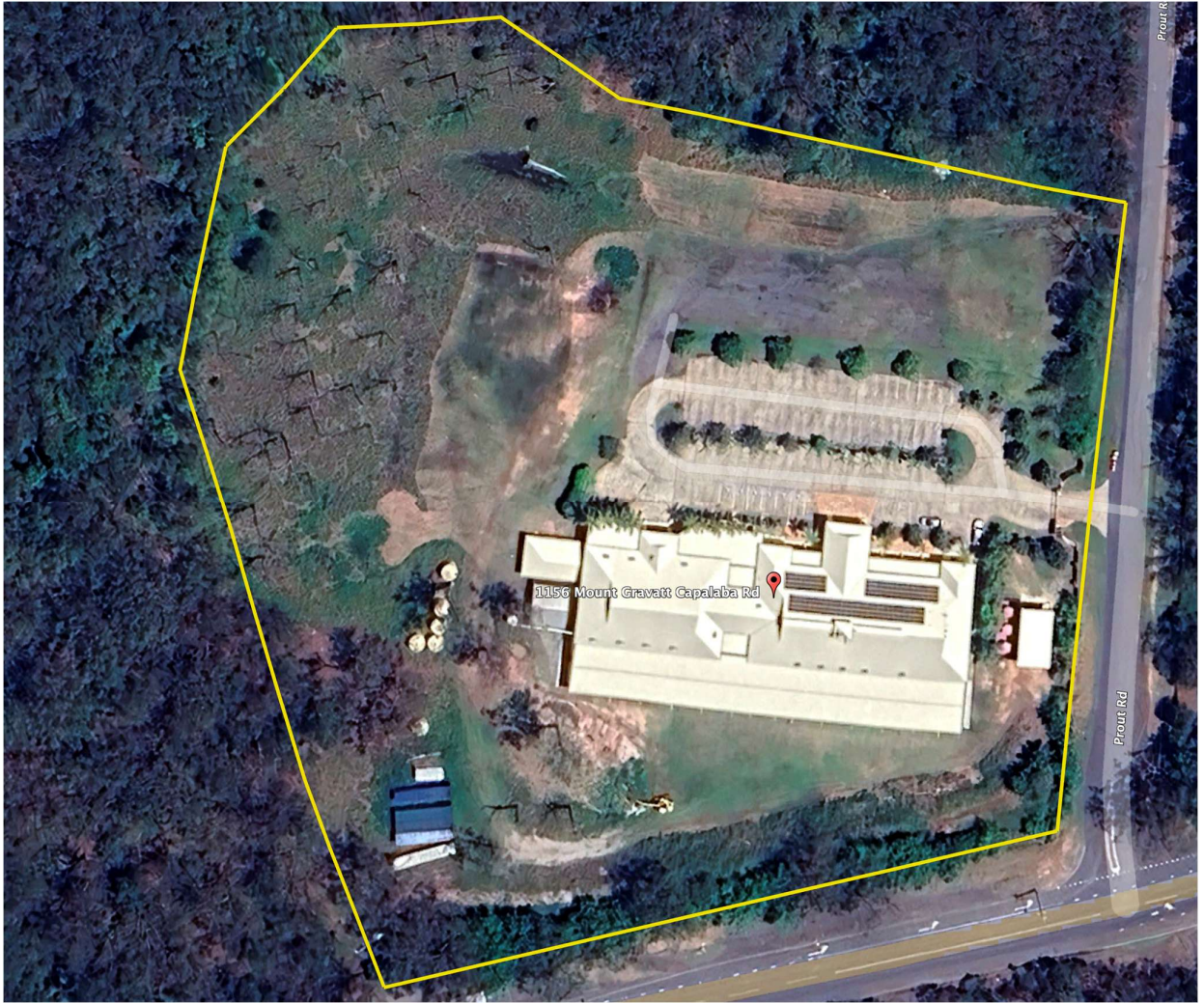


Photo 1 (Image Google Earth, November 2025)



Photo 2 (Image BRC MapViewer)