



MORGAN CONSULTING
ENGINEERS PTY LTD
ABN 82 009 859 081
1 GREAT GEORGE STREET
PADDINGTON QLD 4064
PHONE: (07) 3369 8411
FACSIMILE: (07) 3369 1893
EMAIL: mail@morgance.com.au

♦STRUCTURAL♦CIVIL♦HOUSING♦FORENSIC♦

Our Ref: 24220
Brisbane City Council Ref: A006876448

Thursday, 4 June 2026

Development Services - Planning Services South
Brisbane City Council
266 George Street,
Brisbane QLD 4000

Attention: Joanna Stavrianos

RE: **Further Advice**
Proposed Development At 260 Musgrave Road, Coopers Plains

In reply to the further advice letter issued by Brisbane City Council on 11 May 2026, we can confirm the proposed works for the car park extension at the rear of the development complies with the relevant planning scheme policies. Please refer to the Site Based Stormwater Management Plan prepared by Morgan Consulting Engineers, reference 24220-SBMSP-Rev 1, dated 2 September 2025, and the Hydraulic Impact Assessment prepared by Biome Consulting, reference BC-24143, dated September 2025, confirming the proposed works comply with the performance requirements within the Flood Overlay Code and the Filling and / or Excavation Code.

The key findings confirm impacts to peak flood levels are restricted to the site itself without requiring compensatory earthworks to be conducted. The works are situated outside of the Creek/Waterway Category 1-3 overlays. The Hydraulic Impact Assessment confirms earthworks within the easement do not worsen flood levels external to the site.

Based on the commentary provided, the proposal complies with the Flood Overlay Code, does not trigger the requirement for compensatory earthworks and limits the work to be clear of the Creek/Waterway Category 1-3 overlays.

Please contact me if you have any further queries on (07) 3369 8411.

Yours faithfully,
MORGAN CONSULTING ENGINEERS PTY LTD

Matthew Klease
MIEAust CPEng RPEQ 30517