

When Contacting Council please ask for  
Neil Simson  
Tel: 07 5540 5263  
Ref: NBS as  
020-012-000309

**COPY**

11 May, 2007

Mr Lindsay Enright  
Acting Executive Director  
Office of Urban Management  
PO Box 15031  
CITY EAST BRISBANE QLD 4002

Dear Lindsay,

**Re: North Maclean Investigation Area**

Through Council's Whole of Shire Planning process consideration has been given to the need to provide employment to support projected population growth into the future. Objectives have been set to make a significant improvement to the level of employment self containment in this local government area. In considering the employment opportunities across the local government area it has become apparent to Council that the future enterprise area at North Maclean that had been identified through the Mt Lindesay/North Beaudesert Study will not be needed in the foreseeable future.

A closer examination of the development potential of this location also indicates that substantial parts of the area are constrained by powerlines, flooding and environmental considerations plus the need for buffering to nearby rural residential areas. As a consequence the amount of employment that could have been supported on the land was significantly less than had been estimated.

In studying the ability to accommodate employment at other locations in the local government area it has been found that these other locations have the potential to accommodate significantly more employment than had been assumed in the Mt Lindesay/North Beaudesert Study. The type of employment which the North Maclean Investigation Area is suitable is already more than adequately supplied by these other locations. North Maclean is unable to assist in establishing an appropriate employment balance.

As a consequence of the above considerations Council has come to the conclusion that the North Maclean Investigation Area is not required within its Whole of Shire Planning study period. Therefore Council is requesting that the investigation area be removed from the SEQ Regional Plan.

When the SEQ Regional Plan is amended Council requests that consideration is given to the affected landowners so that they have the same opportunity to develop their land under previously existing development opportunities as has been the case for other properties in the Mt Lindesay/North Beaudesert Study Area. Council will be

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writing to the affected landowners in the meantime so that they have an opportunity to exercise any development opportunities available to them prior to them expiring.

Should you have any queries regarding this matter please contact Mr Neil Simson on 07 5540 5263.

Yours faithfully,

**Signed by Steve Chadwick**

Ms Lindsay Knight  
Acting Executive Director  
S W Chadwick Management  
**GROUP MANAGER PLANNING**  
CITY EAST BRISBANE QLD 4002

Dear Lindsay,

Re: North Mackean Investigation Area

Through Council's Vision of Shire Planning process consideration has been given to the need to provide employment to support projected population growth into the future. Objectives have been set to meet a significant improvement to the level of employment self containment in the local government area. In considering the employment opportunities across the local government area it has become apparent to Council that the future enterprise zone at North Mackean that had been identified through the Mt Lindsay/North Beaudesert Study will not be needed in the foreseeable future.

A closer examination of the development potential of this location also indicates that substantial parts of the area are constrained by powerlines, flooding and environmental considerations plus the need for buffering to nearby rural residential areas. As a consequence the amount of employment that could have been supported on the site was significantly less than had been estimated.

In studying the ability to accommodate employers at other locations in the local government area it has been found that these other locations have the potential to accommodate significantly more employment than had been assumed in the Mt Lindsay/North Beaudesert Study. The type of employment which the North Mackean Investigation Area is suitable is already more than adequately supplied by those other locations. North Mackean is unable to assist in establishing an appropriate employment base.

As a consequence of the above considerations Council has come to the conclusion that the North Mackean Investigation Area is not required within its Vision of Shire Planning study period. Therefore Council is requesting that the Investigation Area be removed from the S&C Regional Plan.

When the S&C Regional Plan is amended Council requests that consideration is given to the affected landowners so that they have the same opportunity to develop their land under previously existing development opportunities as has been the case for other properties in the Mt Lindsay/North Beaudesert Study Area. Council will be