



Hon Stirling Hinchliffe MP
Member for Stafford



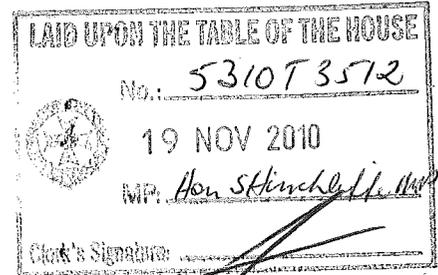
Queensland
Government

Minister for Infrastructure and Planning

Our ref: MC10/82

18 NOV 2010

Mr Neil Laurie
The Clerk of the Parliament
Parliament House
George Street
Brisbane QLD 4000



Dear Neil

Thank you for your letter of 29 October 2010 about petition 1562-10 received by the Queensland Legislative Assembly regarding the Urban Land Development Authority's (ULDA) compliance with the *Urban Land Development Authority Act 2007* (the Act).

The Act (section 3) establishes the ULDA to facilitate the availability of land for urban purposes, the provision of a range of housing options to address diverse community needs, the provision of infrastructure for urban purposes, planning principles that give effect to ecological sustainability and best practice urban design and the provision of an ongoing availability of affordable housing options for low to moderate income households.

The involvement of the ULDA in the Oonoonba Urban Development Area (UDA) complies with and facilitates achievement of the Act's purposes. The Oonoonba UDA will provide housing diversity in a regional location with a minimum of 50 per cent of all dwellings in the UDA to be provided at or below the median house price for the area.

In accordance with Part 2 of the Act, the Oonoonba UDA was declared on 23 April 2010 with the making of the *Urban Land Development Authority Amendment Regulation (No. 2) 2010* (the Regulation), which commenced upon notification in the gazette in accordance with section 47 of the *Statutory Instruments Act 1992*. At this time the Oonoonba Interim Land Use Plan (ILUP) also took effect.

In accordance with section 49 of the *Statutory Instruments Act 1992* the Regulation was tabled in Parliament by the Clerk on 17 May 2010. In accordance with section 10 of the Act, the Oonoonba ILUP was tabled in Parliament by the Clerk at my request on 16 August 2010.

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The proposed Ooononba UDA Development Scheme was placed on public display on 23 August 2010, as required by section 25 of the Act. Public notification for the proposed Development Scheme closed on 4 October 2010, meeting the statutory 30 business day consultation period. Late submissions were accepted by the ULDA until 8 October 2010.

Public consultation on the proposed Development Scheme was notified through the gazette on 20 August 2010, twice in the Townsville Bulletin newspaper (on 23 August 2010 and 6 September 2010) and placed on the website on 23 August 2010.

In addition to the statutory requirements of the Act, the ULDA undertook the following additional consultation:

- a letter dated 24 August 2010 was sent to adjoining owners and registered stakeholders
- a second community newsletter was published and distributed on 4 and 5 September 2010 to residents in the neighbouring Fairfield Waters suburb outlining the proposed Development Scheme and the public notification process as well as providing information on the development application that has been lodged over the land at the southern end of the UDA
- two community information sessions occurred on-site on 9 and 11 September 2010
- a State and local government agency briefing occurred on 10 September 2010.

Between 8 and 21 October 2010 the ULDA reviewed the submissions in compliance with sections 27, which requires the ULDA to consider submissions received within the submission period and enables the ULDA to consider other submissions made after the submission period has closed. Section 28 of the Act allows the ULDA to amend the Development Scheme in any way it deems appropriate (the 'submitted Development Scheme').

The ULDA is also required to collate a report on the submissions. This was completed and presented to the ULDA Board on 21 October 2010, along with the submitted Development Scheme. In accordance with section 29 of the Act, the submitted Development Scheme was forwarded to the Minister for Infrastructure and Planning on 25 October 2010, along with the submissions report.

Section 30 notices were forwarded to submitters on 27 October 2010 (if the submission was a letter) and 1 November 2010 (if the submission was an email), advising that the submitted Development Scheme had been forwarded to the Minister and if they are an affected owner, they have 20 business days after receiving the notice to raise concerns with the Minister.

I trust this information is of assistance. If you require any further information, please contact Mr Anthony Matheson, ULDA Liaison, Transit Oriented Development and Design, Growth Management Queensland, Department of Infrastructure and Planning, on 3238 3033 who will be pleased to assist.

Yours sincerely



Stirling Hinchliffe MP
Minister for Infrastructure and Planning