

23 September 2026

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23/09/2026
TOOWOOMBA
REGIONAL COUNCIL

State Assessment and Referral Agency (SARA)
Darling Downs and South West
PO Box 825
TOOWOOMBA QLD 4350

Cc: The Assessment Manager
Toowoomba Regional Council
PO Box 3021
TOOWOOMBA QLD 4350

Dear Sir/Madam

REFERRAL OF DEVELOPMENT APPLICATION – SECTION 54 PLANNING ACT 2016 – DEVELOPMENT APPLICATION - MATERIAL CHANGE OF USE - TRANSPORT DEPOT & WAREHOUSE – 251-253 O'MARA ROAD, WELLCAMP - LOT 9 SP281276, LOT 10 SP281276, EMT A SP302940, EMT C SP346515 (Council Ref: MCUI/2026/8283)
(Our Ref: 2025-638)

I act for the applicants, A1 Earthworks Qld Pty Ltd, in the above matter.

Please find attached documentation associated with a Development Application for a Development Permit for Material Change of Use for Transport Depot, and Warehouse on land at 251-253 O'Mara Road, Wellcamp, described as Lot 9 SP281276, Lot 10 SP281276 including Easement A SP302940 and Easement C SP346515.

The application triggers referral to the State Assessment and Referral Agency (SARA) pursuant to section 54 of the *Planning Act 2016* on the following basis:

PA REGULATION	REFERRAL TRIGGER
SEQ REGIONAL LANDSCAPE AND RURAL PRODUCTION AREA AND SEQ RURAL LIVING AREA	
Urban activity	
Schedule 10, Part 16, Division 6, Subdivision 4 Table 2, Item 1	Development application for a material change of use of premises that is assessable development under section 27E, 27EA, or 27F.

The Department has Concurrence Agency jurisdiction in the assessment of the application.

The following documents are attached for your consideration:

- The Amended Confirmation Notice;
- DA Form 1 and Owners Consent; and
- The Development Application including the Planning Report and Development Plans.

Should you require any additional information please do not hesitate to contact the undersigned on 0481 127 412 or (07) 4632 2535.

Yours sincerely

A handwritten signature in black ink, appearing to read "J Williams", with a long horizontal stroke above the first name.

James Williams
Precinct Urban Planning