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29 May 2026
Ref No: 28465

The Chief Executive Officer
Toowoomba Regional Council
PO Box 3021
Toowoomba QLD 4350

Dear Sir,

Re: No. 185 POSTLE STREET, MOUNT RASCAL

**RESPONSE TO COUNCIL'S INFORMATION REQUEST REF. No. RAL/2026/514
DATED 24 FEBRUARY 2026**

We refer to Council's Information Request No. RAL/2026/514 dated 26 February 2026 and respond to Item 1.1 and 2.1 and information required, as follows:-

Item No. 1.1

Minimum boundary setbacks for future dwellings on proposed lots 16 and 17 are documented on Drawing No. 28465 Sheet 2 Issue B. Although a conceptual setback with a minimum dimension of 6 metres is documented, there is sufficient room on both proposed lots to move the dwelling back to a 20-metre front boundary alignment if this is considered by future owners to be desirable.

Item 7.1 of the Bushfire Assessment Report nominates suitable building envelopes for four future dwellings and provides a building envelope which is documented on Figure 12 of that report. The potential conceptual site layouts documented on this firm's Drawing No. 28465 Sheet 2 fall within the "building location envelopes" which are nominated within the bushfire report.

The conceptual building locations are situated on land with gradients of less than 10% and is not located within an area defined in Toowoomba Regional Council's landslip risk overlay area. It is therefore evident that the proposed conceptual siting for dwellings will not be impacted by any issues related to "steep topography". Refer Aerial Sketch Plan Nos. 28465-SK1 and 28465-SK2.

Separation distances to effluent areas are required to comply with the requirements of *Australian Standard AS1547 – The On-Site Domestic Wastewater Management Code*. The potential siting of effluent areas is defined on Drawing No. 28465 Sheet 2 Issue B with the potential 10 metre clearance from potential buildings and the necessary boundary setbacks to adjoining properties clearly documented.

We are unaware of any intention to remove any vegetation within either of the proposed two new allotments other than minor/small trees which are located in too close a proximity to building envelopes or as required for access.

Item 2.1

Drawing No. 28465 Sheet 3 Issue A has been prepared to demonstrate how code compliant driveways can be provided into Proposed Lot Nos. 16 and 17. This drawing demonstrates that no existing trees on the footpath reserve to Postle Street need be affected. The trees shown on the footpath reserve have been located by Topographical Survey.

It is considered that the engineering aspects relating to Council's *Information Request* and relating to reporting/work undertaken by this firm have been addressed.

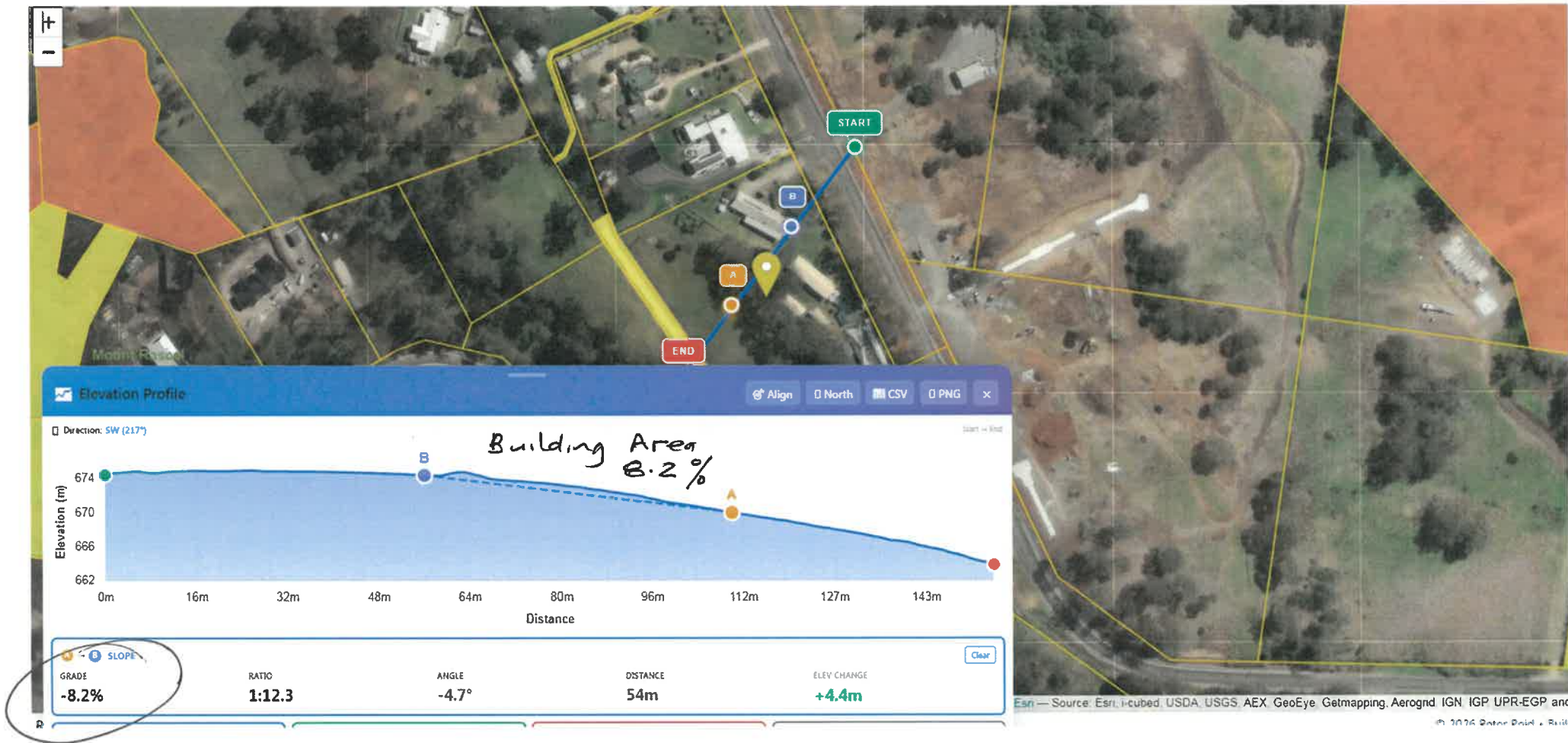
Yours faithfully,



LINDSAY B. REID *BE(Hons1), MIEAust, RPEQ, CPEng, NER, APEC Engineer, IntPE(Aus)*

ATTACHMENTS:

- Reid Consulting Engineers Pty Ltd Drawing No. 28465 Sheet 1 Issue B – Topographical Survey
- Reid Consulting Engineers Pty Ltd Drawing No. 28465 Sheet 2 Issue B – Potential Effluent Disposal and Site Layout Plan
- Reid Consulting Engineers Pty Ltd Drawing No. 28465 Sheet 3 Issue A - Potential Driveway Crossover Plan
- Aerial Sketch Plan No. 28465–SK1 dated 29 May 2026
- Aerial Sketch Plan No. 28465–SK2 dated 29 May 2026



Aerial Sketch Plan No 28465 - SK2
Ground Surface Profiles through Development Area

29/05/2026



Aerial Sketch Plan No 28465 - SK1
Print out from TRC Landslip Risk Overlay,
Site Not Included 29/05/2026