

**DETAILS OF SITE INSPECTION**

|                 |                                      |
|-----------------|--------------------------------------|
| <b>DATE</b>     | Monday, 6 July 2026, 10.51 – 11.29am |
| <b>LOCATION</b> | 10 Grand Parade, Casuarina           |

**SUBJECT MATTER(S)**

PPSNTH-479 – Tweed– DA26/0001 – 10 Grand Parade Casuarina (Lot 51 DP 1264557)/ Grand Parade Road reserve/ Habitat Drive Road reserve/Candlenut Street Road reserve – Construction of a 3-4 storey mixed use development comprising health services facility, café, rooftop terrace, basement car parking and associated signage and landscaping

**PANEL MEMBERS**

|                                 |                                                                   |
|---------------------------------|-------------------------------------------------------------------|
| <b>IN ATTENDANCE</b>            | Dianne Leeson (Chair), Stephen Gow, Michael Wright and Pat Miller |
| <b>APOLOGIES</b>                | Ned Wales                                                         |
| <b>DECLARATIONS OF INTEREST</b> | Nil                                                               |

**OTHER ATTENDEES**

|                                 |                                  |
|---------------------------------|----------------------------------|
| <b>COUNCIL ASSESSMENT STAFF</b> | Hayley Nilon and Paul Weaver     |
| <b>APPLICANT</b>                | Alyssa Norton and Jessica Robson |
| <b>OTHER</b>                    | Nil                              |

The Panel attended the site and noted or observed the following issues:

- Location within town centre area designated to 3-4 storeys
  - Approval of development site to 3 and part 4 storeys
  - Town centre masterplan and concept approval
- Revised plans with access from Habitat Drive and site servicing from Sunray Lane
- Sunray Lane – two-way, further consideration of one-way to facilitate serving and safety
- Adjacent residential development south of Sunray Lane
  - Potential overshadowing and privacy
- Proposed use and management of roof top terrace
  - Privacy for residential neighbours
  - Loose furniture and embellishments
- Proposed hours of commercial/medical suite area and café
- Activation of Grand Parade frontage

- Groundwater interception - acid sulfate soils potential
- Waste disposal – general and medical
- Parking provision - EV charging
- Perimeter landscape – condition of some street trees and proposed location of others. Confirmed no deep soil zones noting not a residential development
- Pedestrian and accessible access

Determination – to be confirmed