

**Cr Nicole Johnston**  
*Councillor for Tennyson Ward*



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## Media Release

14 October 2011

### **Bus Depot Stuff Up: Built in the Wrong Spot**

Brisbane City Council's controversial Sherwood Bus Depot has been built 2.4 metres further east than approved, requiring a new development approval.

Councillor for Tennyson Ward, Nicole Johnston, said it had been one stuff-up after another on the project, with the first DA non-compliant, ratepayers forking out millions in rent after the site was sold off and subsequent applications made this year to fill and raise the site after January's floods.

"It defies belief that the Sherwood Bus Depot has been built in the wrong location. It is a high profile project in a sensitive residential and environmental area and yet experienced builders have built it in the wrong spot under Council's supervision," Councillor Johnston said.

"My understanding is this will affect the road alignment and access points as well as landscaping and buffering on the site."

"I am extremely concerned that access to the site from Sherwood Road, so close to the narrow single lane rail overpass, will put lives at risk. More than 1200 bus and vehicle movements per day are expected to and from the site with extremely limited visibility particularly for vehicles travelling eastbound."

Councillor Johnston said the revised approval appeared to be done deal with CIP and Council attempting to down play the stuff up. Correspondence (attached) showing that Council's builder CIP Pty Ltd and Council's DA team have already agreed that this is a "minor variation" and a "permissible change" despite the fact that State Government legislation Sustainable Planning Act requires proper assessment and formal approval is shocking.

The project which is due to be completed by Christmas, will cost ratepayers \$168 million over the next 25 years of its operations, with the option of extending the Depot's operational life to 45 years.

**For further information please call Nicole Johnston 34038605 or 0407039198**





21 September 2011

Mr Adam Rigby  
Development Assessment Branch  
City Planning and Sustainability Division  
GPO 1434  
Brisbane Qld 4001

Dear Adam,

**Re: Material Change of Use Utility Installation (Bus Depot) at 496 & 496a Sherwood Road, Sherwood (Application Reference: A003012704)**

As you may be aware, Commercial & Industrial Property Pty Ltd is developing the Sherwood Road Bus Depot for Brisbane City Council. A diesel refuelling facility is currently under construction as part of these works.

We have recently become aware that the refuelling building is 2.39 metres further eastward than the location indicated on the approved plans (Application Reference: A003012704). Consequently, the driveway adjacent to this must also move 2.39 metres (to maintain the 10 metre wide access way) which in turn necessitates the 1.5 metre wide landscaping strip on the eastern boundary to be relocated west of the refuelling building.

I understand from our discussion that this minor variation to the development consent may be outside the scope of the 'generally in accordance' provisions of the Sustainable Planning Act but constitutes a 'permissible change'.

Therefore we enclose the relevant application forms with the landowner's consent and the modified development plans 4-20-006-SK-101-002, 4-20-006-SK-101, Co10932.00-C55, Co10932.00-C62 and Co10932.00-C75 to supersede the approved plans dated 8 April 2011.

Please call me if you wish to discuss this.

Yours sincerely,



Jason Shepherd

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