



*Noosa Shire Residents & Ratepayers Association*

# ***Newsletter***

*FEBRUARY 2025 No.24*

## ***NSRRA Aims & Objectives***

- *To ensure that Rates and Levies are kept at the lowest practical level, consistent with an acceptable level of services to the community.*
- *To protect the Noosa lifestyle, which is built on a good balance between the natural and built environment – the reason most of us are here.*
- *To ensure that the views of the Noosa community are represented in a forceful but constructive way.*
- *To maintain a good relationship with Council while being respected for its well informed scrutiny of Council activities.*

**2025 has started with ongoing risks to our way of life with pressure from Government to ignore our Planning scheme and to jam more housing in to SE QLD while the housing crisis ignores the impact of STA business. Noosa Shire Council (NSC) loses control of property development with a State process to override the NOOSA Plan. Currently, the LNP has agreed not to approve projects outside the restrictions of the Noosa Plan. But.....**

The aesthetic look and feel of Noosa could be permanently destroyed and the Noosa planning scheme effectively ignored under the state government's new State Facilitated Development (SFD) assessment system, designed to fast-track development applications in Noosa Shire.

The State Facilitated Development proposal for Tewantin, at 87-89 Poinciana Avenue and 10 Sidoni Street, has been lodged with the state government and is now open for public comment. The three Noosa community groups that teamed up to fight the SFD proposals in Noosa are now calling on residents to lodge objections to the proposal. Noosa Shire Residents & Ratepayers Association, Peregian Beach

Community Association and Noosa Parks Association all say the proposal contravenes the Noosa planning scheme and sets a dangerous precedent if approved.

"The proposal for Tewanin is for a four-storey building on a site that is zoned for just two-storeys," said Aaron White of Noosa Shire Residents & Ratepayers Association. "If we are to retain the village character of places like Tewanin, then over-scale developments must be prevented. The proposed development also breaches setback limits from the street and the maximum site cover. This is an overreach by a developer hoping to skirt around the Noosa planning scheme."

"While we all accept the need for a better range of housing in Noosa, and more affordable housing, letting developers ignore the planning scheme is not the way to deal with the problem," said John Hare of Peregrine Beach Community Association. "Council has already demonstrated to the state that it can provide affordable housing on council-owned land elsewhere, without breaching the planning scheme. We don't need oversize developments to achieve affordable housing. In any case, the proposed development does not guarantee that it will deliver genuinely affordable homes and has no reliable commitment from a Community Housing Provider."

Tony Wellington of Noosa Parks Association and a former Noosa mayor says that if the development is allowed to proceed, "it will set a dangerous precedent, encouraging other developers to by-pass council and go straight to the state when they don't want to comply with our planning scheme. We call on the state to make good on its promise to the Noosa community. Prior to the recent state election, the LNP assured Noosa that any State Facilitated Developments in our shire would only be approved in collaboration with the council and where they were consistent with the planning scheme. We need the Queensland Government to honour that promise."

"Noosa's brand is reliant upon the differences that define Noosa, and that includes careful town planning, a lack of big city symbols, and buildings that are in sympathy with the local environment," said NPA's Greg Reddaway who is a Tewanin resident. "This proposed development would be an anomaly at four stories. The applicant needs to be told to go back to the drawing board."

Aaron White from Noosa Shire Residents & Ratepayers explained that it is very important that residents make submissions to the state before the closing date of March 10.

**Submissions can be lodged by going to State Facilitated Development on the Queensland Government's website, navigating to "Public**

**Notification”, clicking on the Tewantin proposal SFD-01040, and then the “Make a Submission” button at the bottom of the page.**

### ***Noosa Matters***

To keep up to date with information that matters to those who are concerned about some of the things happening in local politics, we urge you to go to [noosamatters.com.au](http://noosamatters.com.au).

Currently – several good articles.

A wealth of knowledge and hard hitting commentary analyses information otherwise not easily found. For Facebook fans, search for **NoosaMatters**.

### ***Noosa Council***

Council Agendas with reports and Minutes are listed on the Noosa Council website. [noosa.qld.gov.au](http://noosa.qld.gov.au). Follow Noosa Council on **Facebook**.

Subscribe to Noosa Council eNews, and receive regular updates..

<https://www.noosa.qld.gov.au/about-council/news-publications/subscribe-to-mailing-list>

These are a valuable source of information as to how the Noosa Shire Council is performing and being managed on our behalf. You can also watch Noosa Council meetings on the internet live streaming on ‘Youtube’.

### ***The Future!***

***Your support and community involvement is very important.*** Consider what is happening around us and be aware and involved. We live in Paradise with a lot to protect.

### ***Our areas of interest for 2025 include:***

- 1 A financially sound, transparent and resident responsible, cohesive and focused Council, with Councillors and Staff protecting Noosa Shire primarily for Residents.
- 2 Management of traffic, parking and congestion issues adversely affecting local residents across Noosa.  
eg: Translink - The large, noisy, polluting, and frequently poorly utilised diesel buses still attract complaint and are unsuitable in dense traffic urban areas.
- 3 Control of STA growth and it’s impact on Residents Amenity by enforcement of Local Laws and Noosa Plan rules.

- 4 A housing strategy that focuses on State Govt leadership for affordable, and social housing and not on swamping Noosa Shire with high density living.
- 5 Cost Shifting from Federal Govt to State Govt and on to Local Govt. Threat to our rates.

***Membership of NSRRA – Noosa Shire Needs You!***

If you are not yet a member, and wish to join, or are renewing your membership, please complete our Membership Form. Membership process and form have recently been changed. No membership fees.

If you have any issues or local problems, contact us and we will try to help.

***"noosaratepayers@gmail.com"*** by email, '***Noosa Residents & Ratepayers***' on Facebook and website is: **[www.noosaratepayers.org.au](http://www.noosaratepayers.org.au)**

***Adrian Williams***  
***President***

