City of Greater Geraldton – Modification to Glenfield Structure Plan – Schedule of Submissions							
Number & Date	Submitter	Nature of Submission	Comment	Recommendation			
1 (16-09-2015)	ATCO Gas	ATCO Gas does not have any gas distribution assets currently installed in the direct vicinity of the area of the proposal and do not have any objections at this stage to the proposal.		Note submission.			
2 (17-09-2015)	Department of Education	No objection.		Note submission.			
3 (18-09-2015)	Telstra	No objection.		Note submission.			
4 (18-09-2015)	Water Corporation	The comments in the report regarding the availability of reticulated water are appropriate. Upgrades to the existing service should be confirmed in a service investigation report, however upgrades are likely to be a requirement of subdivision when residential lots are to be developed. The area is included in the wastewater planning however there is no existing wastewater reticulation to service the site.	These comments are applicable to the actual development and subdivision of the Lot. The onus will be on the developer to ascertain infrastructure requirements for any particular development.	Note submission.			
5 (24-09-2015)	Main Roads WA	No objection. The future development of a private primary school site on the site would result in generation of additional traffic in the area from vehicles turning on and off Chapman Road and NWCH. However it is considered unlikely that there would be significant detrimental impact on the level of service, amenity or safety of users of the Main Roads Network given that: The proponents intend to provide a school pick-up and drop-off bus service for students, which would reduce the number of vehicle movements. Any traffic users would access the site via Chapman Road rather than NWCH; and At the intersection between NWCH and Macedonia Drive, there is a left turn lane for northbound vehicles and a passing bulge for		Note submission.			

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6 (25-09-2015)	Private Landowner	In order to allow full assessment of the impacts of the future development, we would request any future subdivision and development applications are to be supported by a Traffic Statement setting out traffic volumes expected to be generated in association with the site and likely turning movements. The traffic statement should be produced in accordance with the WAPC's <i>Transport Assessment Guidelines for Development</i> . As discussed with the proponent, we would highlight that the access to the proposed school should be located on Macedonia Drive as far as possible from the intersection of NWCH and Macedonia Drive. Request continued consultation as plans progress in the area. I wonder why there was no consultation to us neighbouring land owners on the property being up for sale. The property was bought before us neighbouring landowners had a chance to respond. We would be happier if the land had been sold to an owner that would leave the land natural and have a house with a shed.	Any application for planning approval of a proposed school site will be required to be accompanied by a Transport Impact Assessment. This will assess traffic generation, turning movements and will also ensure that the school and its access is designed and located in a manner which minimises impacts to surrounding landowners and promotes safe access for vehicles and pedestrians. The City already requires that these assessments be prepared in accordance with the WAPC's <i>Transport Assessment Guidelines for Development</i> . Any future application for planning approval of a school on the proposed site will be forwarded to Main Roads WA for their comment. There is no requirement for the sale of private freehold land to be advertised to surrounding landowners. The proposed school is still subject to an application for planning approval which has not yet been lodged with the City. Given that the Lot is classified as 'Residential' under the Glenfield Structure Plan and an 'Educational Establishment' is considered an 'A' advertising use, any future proposal for a school site on the lot will be advertised to surrounding landowners.	Note submission.			
		The School will have predominantly primary school children. Therefore there are many safety issues that are going to have to be addressed. The main issue I have is to put a decent sized fence that no child is going to be easily able to climb. This is not only going to add towards the children's safety from traffic but I do not want any school children to enter my property. Roughly 40% of my property is natural vegetation that you will possibly be able to see from the school yard. This may be an attraction to the children but it is obviously not a good idea for them to wander around	As part of an application for development approval the applicant will need to demonstrate the manner in which safety and security at the school will be addressed and managed. Student safety is a top priority in the design and orientation of schools, not only to reduce conflict with vehicles but also to minimise impacts on surrounding residents.	Note submission.			

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		in unattended.					