

Re: Application for Short-Term Rental Accommodation (Airbnb) – 25 Compton Street, Rangeway WA 6530

We are writing regarding the development application for short stay accommodation at address 25 Compton Street, Rangeway. We purchased this residence in the middle of 2025 and have recently finished renovating. It is now time for us to put it out there for others to enjoy as an Airbnb. Airbnb offers a flexible and affordable accommodation option for those who may not want to commit to a long-term rental agreement. This is particularly useful for travellers who need temporary accommodation, students, workers and families in transition.

Number of guests: A maximum of 6 guests – This is a three-bedroom, 1-bathroom home on an 800 sqm block at the end of a cul-de-sac.

Ongoing property management:

We live in Geraldton and plan to manage the property, ensuring it is run to a high professional standard. Alicia owns her own short-term accommodation cleaning business and will use her experience to ensure cleanliness and maintenance is up to date.

Parking: Taking the number of maximum guests allowed during one booking, the large block allows for ample parking of up to 3 cars. The carport can fit 1 car underneath with ample parking on the driveway and front yard, however 3 cars for a 6 person stay will be unlikely. Verge and street parking will not be permitted and will be closely monitored.

Complaints (including noise complaints): Our contact details have been provided to all neighbours to ensure that complaints are actioned in a timely manner. The guest will be contacted by phone immediately and as the owner of the property we would visit the property as soon as practical, if safe to do so. In case of emergency, I would encourage contact of the most appropriate authorities.

Safety: In case of emergency, the most appropriate services are to be contacted. A fire extinguisher and fire blanket are in the kitchen pantry. There are 3 exits in the building to be used as appropriate. The back yard is fully enclosed and secure. Security cameras are installed onsite and are external facing. They are utilised when the property is vacant as an added protection against intruders and damages.

OH&S: No emissions, extra vehicular traffic generation or safety/health hazards to nearby residents or visitors are expected.

Signage: There will be no signage posted on site. The guests will be provided the address through the appropriate accommodation website. We will not be displaying signage due to the

location being in a residential area and not wanting to advertise that the house does not have permanent residents.

This property is in the popular suburb of Rangeway in Geraldton, close to amenities;

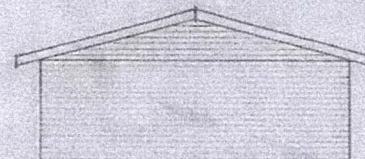
- 1 km to ALDI shopping centre
- 400 m to Rangeway Primary School and open public space including children's playground
- Adjacent to Rangeway Shopping Centre through alley at the end of the cul-de-sac
- Pathways for walking/riding are very accessible around the City of Greater Geraldton

Popular tourist attractions include;

- 2.6 km to Geraldton CBD – Museum of Geraldton, St Francis Xavier Cathedral, HMAS Sydney II Memorial, Geraldton Visitors Centre.
- Popular beaches surround the region including Geraldton Foreshore, Pages Beach, Back Beach and a little further out, Coronation Beach, famous for windsurfing.
- Geraldton is the gateway to the Abrolhos Islands with many local tourism providers providing tours, flights and even produce.
- 1.5 km to the Geraldton Aquarena and Youth precinct, including skate park and PCYC



REAR ELEVATION.

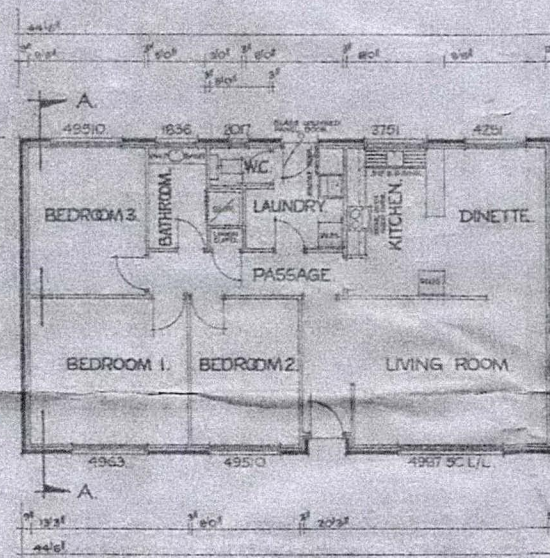


SIDE ELEVATION.

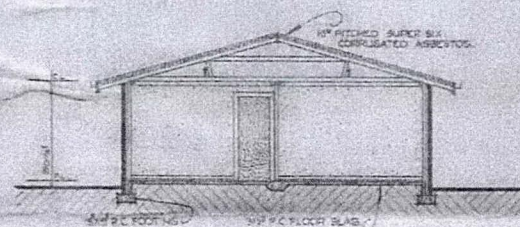


FRONT ELEVATION.

SCALE: 1/8" = 1'0"



PLAN.



SECTION A-A.

LOT NO. 94
LOC.

1 PROPOSED BUILDING.

23 25 Carports

SITE PLAN. NOT TO SCALE.

TOWN OF GERALDTON

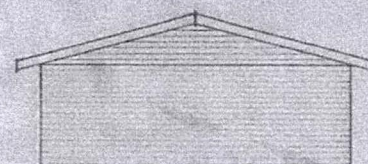
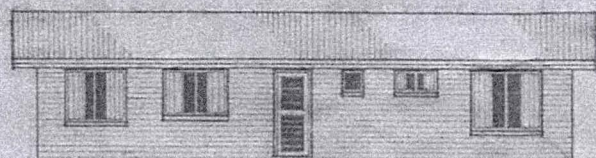
Plan and Specification approved subject to
endorsements thereon and to strict adherence
to all By-laws and amendments thereto.

BUILDING SURVEYOR

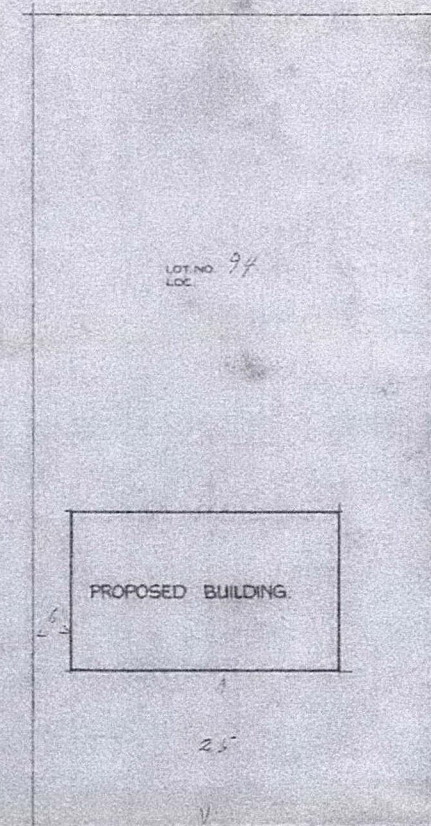
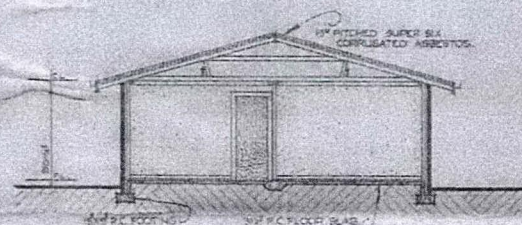
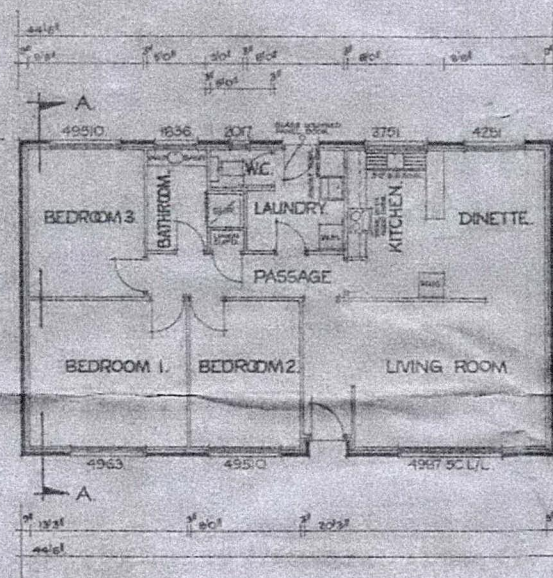
HEALTH INSPECTOR

Plan No. 8797

Date



SCALE: 1/8" = 1'0"



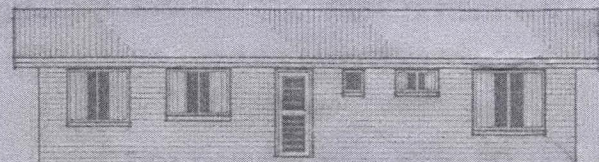
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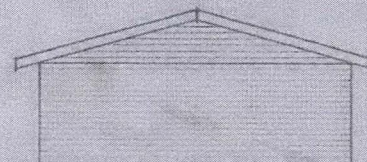
BUILDING SURVEYOR *L. A. [Signature]*
HEALTH INSPECTOR

Plan No. 8797 Date _____

Plan No. 8797 Date _____



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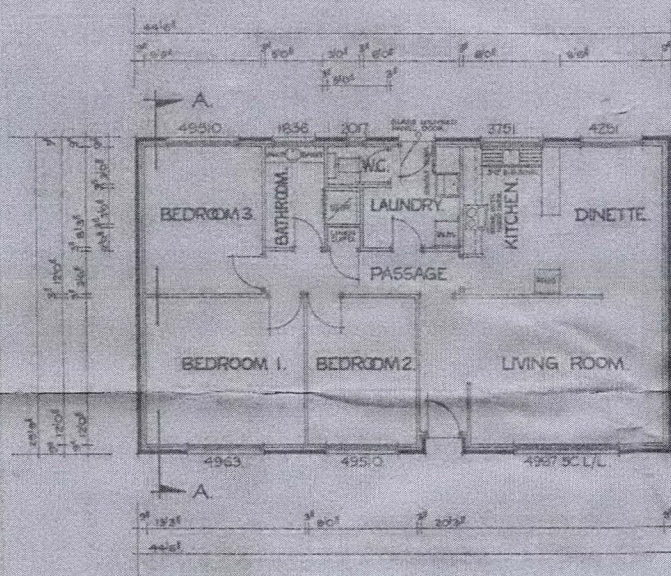


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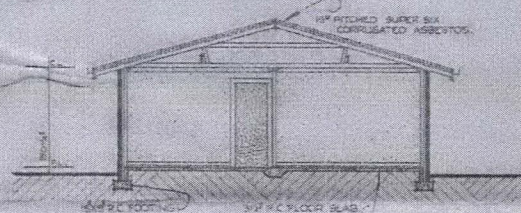


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