

23 February 2017

Mr Anthony Witherdin
Director, Modifications Assessments
NSW Department of Planning & Environment
GPO Box 39
SYDNEY, NSW 2000

Dear Mr Witherdin,

Re: Cobaki Estate Concept Plan MP06_0316 Mod 4 – Response to Submissions

I refer to Tweed Shire Council's further submission of 16th December 2016 and, with reference to Council's numbered paragraphs, respond as follows:

1c. We amend the reference to Section 13 of the CHMP.

1d (i) – (v) and 1e. We provide an amended CHMP (Everick February 2017) and Everick's covering letter of 9th February 2017.

1f. The development matrix is correct. We provide an amended report by DAC Planning Consultants where Table 1 (page 17) has been changed to reflect the correct areas

2. Leda adopts Council's Option 2 in this section. A detailed traffic assessment has been provided to Council among other documents supporting a development application for the subdivision of Precinct 6 presently being assessed. We provide herewith an amended TAR adopting 2.5m wide shared user paths to school side frontages.

I trust the above satisfies now the Response to Submission process such that assessment through to Determination can now proceed.

Yours faithfully,



Reg Van Rij
Regional Manager Residential

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