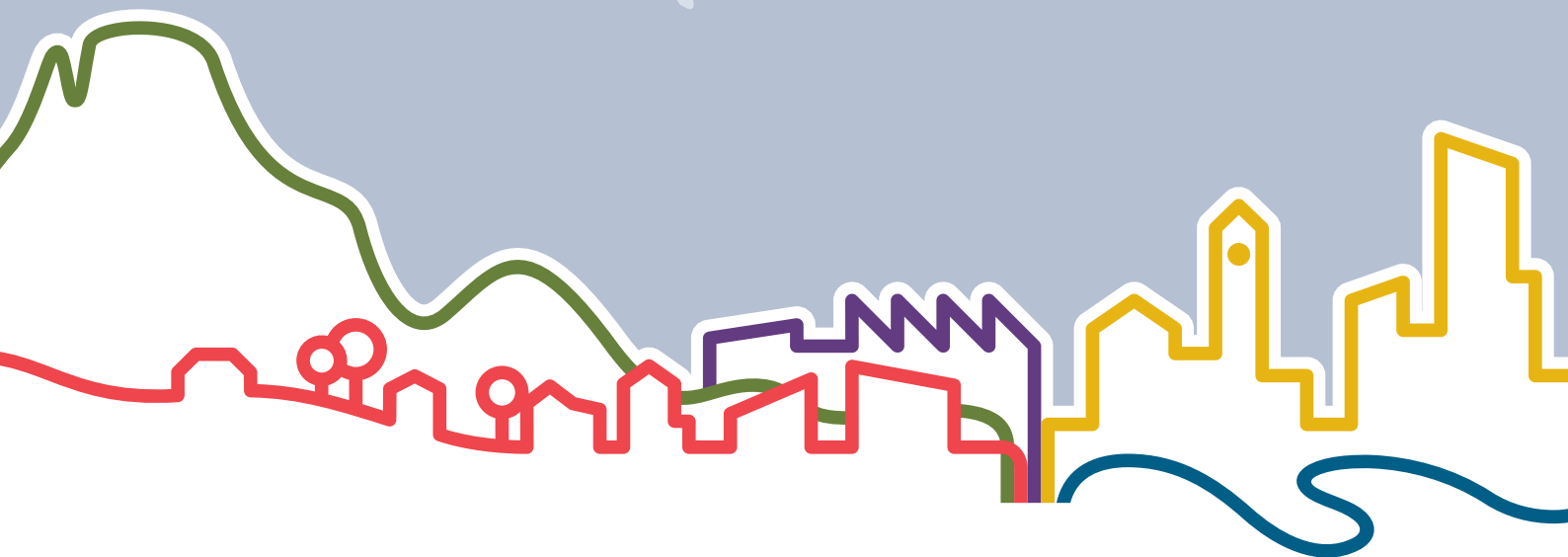


Ipswich City Plan 2025

Amendment Package 1

PUBLIC CONSULTATION REPORT MARCH 2026

Consideration of submissions
received on Amendment Package 1



INTRODUCTION

This public consultation report has been prepared by Ipswich City Council in accordance with the Chief Executive Notice and provides a consolidated and concise summary of matters raised in submissions received during public consultation for Amendment Package 1 of the Ipswich City Plan 2025.

This consultation report outlines how council has considered and responded to the key matters raised in all submissions received, including the late submission received outside the statutory timeframe.

OVERVIEW OF PUBLIC CONSULTATION PROCESS

Formal public consultation was undertaken from 5 February to 6 March 2026 (inclusive), covering 21 business days, and was undertaken in accordance with the requirements of the Chief Executive Notice. This included the following:

- a public notice was published in the Ipswich Tribune Today on 5 February 2026
- an eAlert was issued to subscribers on 5 February 2026
- a dedicated Shape Your Ipswich page was available from 5 February 2026 and remains open
- a submissions portal was available for the entire consultation period
- a physical copy of public notice was displayed in the Council administration building for the entire consultation period
- 1,500 recipients were notified through a Shape Your Ipswich (SYI) campaign

A dedicated phone number and email address were also made available for the project.

This consultation resulted in the following:

- 436 unique visitors generating 597 total visits to the dedicated Shape Your Ipswich page
- 703 page views recorded
- 4 followers of the SYI page during the period
- approximately 25% of visits lasted longer than one minute
- 53.43% of visitors returned for multiple visits
- approximately 60% of visits were direct to the SYI page, with approximately 30% originating from search engines
- 391 documents downloaded

OVERVIEW OF SUBMISSIONS

A total of eight (8) submissions were received, including 1 late submission. The submissions related to the following key matters:

- Proposed inclusion of 81 East Street, Ipswich (Former Medical Superintendent's Residence) in Schedule 7 – Local Character Places.
- Protection of mature trees associated with 81 East Street.
- Amenity, character, heritage, and planning implications associated with the potential redevelopment of 81 East Street, Ipswich.
- Minor wording refinements to the Schedule 7 listing for 16 Wharf Street, Ipswich (Former Ipswich Baby Clinic).

STATE INTEREST CONDITION

Prior to undertaking public consultation, the Director-General of the Department of State Development, Infrastructure and Planning (DSDIP) required the proposed listing of 81 East Street, Ipswich be removed from Amendment Package 1 prior to adoption. As a result:

- This listing has been removed from Amendment Package 1 in accordance with the State condition.
- Matters raised in the submissions relating to 81 East Street, Ipswich have been considered and acknowledged but are unable to be actioned through this amendment.

SUMMARY OF MATTERS RAISED

Local Heritage listing for 81 East Street, Ipswich

Submissions raised the following key themes:

- Strong support for the local heritage and character listing, citing historical, architectural, aesthetic, social, and streetscape significance.
- Recognition of associations with Ipswich Hospital, key individuals, and early public health history.
- Importance of mature vegetation (notably a Bunya pine) for heritage, environmental, medicinal, and visual amenity reasons.
- Concerns regarding demolition, loss of character, amenity impacts, and replacement with surface parking.
- Objection citing operational, master planning, and State asset considerations.

Council Response:

While submissions are noted, the Director-General's direction requires removal of this listing from the amendment package. Accordingly, no changes are proposed.

Local Heritage listing for 16 Wharf Street, Ipswich

A single late submission supported the proposed Schedule 7 listing and requested minor wording refinements to improve accuracy and clarity of the Statement of Significance, particularly in relation to:

- Original architectural form and features.
- Extent and impact of later extensions.
- Contribution to streetscape and townscape.

Council Response:

The proposed minor wording changes are supported as they improve clarity without altering the intent of the listing and potential future development outcomes of the site.

SUBMISSION MATRIX

Key Issues and Action Taken

Submission No.	Key Issues Raised	Council Consideration	Action Taken
1	Support for Schedule 7 listing of 81 East Street, Ipswich; heritage, architectural and streetscape values; significance of mature trees	Submission noted; statutory direction applies	No change – listing removed from package
2	Support for heritage protection of 81 East Street, Ipswich; hospital and civic history	Submission noted; statutory direction applies	No change – listing removed from package
3	Detailed heritage justification for 81 East Street, Ipswich; including architectural rarity and historical associations	Submission noted; statutory direction applies	No change – listing removed from package
4	Support for listing of 81 East Street, Ipswich; recognition of hospital and architectural heritage	Submission noted; statutory direction applies	No change – listing removed from package
5	Protection of mature trees at 81 East Street, Ipswich; particularly Bunya pine, environmental and heritage values	Submission noted; statutory direction applies	No change – listing removed from package
6	Objection to demolition and parking outcomes at 81 East Street, Ipswich; heritage, amenity and planning concerns	Submission noted; statutory direction applies	No change – listing removed from package
7	Objection to Schedule 7 listing of 81 East Street, Ipswich; citing State asset and operational needs	Submission noted; statutory direction applies	No change – listing removed from package
8	Support for listing of 16 Wharf Street, Ipswich; minor wording refinements to Statement of Significance	Submission supports intent and improves clarity	Minor wording changes supported

PUBLIC CONSULTATION OUTCOME SUMMARY

All submissions, including the late submission were reviewed and carefully considered.

Consistent with the State condition, the proposed listing for 81 East Street, Ipswich has been removed from the package.

The significant level of local support expressed for this listing has been documented and will be reported to the State. Council will request the listing be reinstated to reflect the identified local heritage values and the local support received.

The minor wording refinements to the Schedule 7 listing for 16 Wharf Street, Ipswich are supported and have been incorporated in Amendment Package 1, refer to the post consultation change report.



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