



– Second generation local developer Murray Cetintich

## Balance development with nature for better Redlands

Open spaces and natural bush land – among the ingredients that make this area so liveable – should always remain part of future Redlands developments.

It is not like living in the city – amidst the urban sprawl where the stress of city life follows you home to your own front door.

It is a place that almost hypnotizes you with its natural beauty as you drive home through the acres of untouched bushland.

As a local developer, these qualities are what inspire me to help make the Redlands one of the best places to live in South East Queensland.

Our developments of Cotton Ridge and now Silkwood Mount Cotton are a reflection of my personal values.

They make up a Master Planned Community that is built within the land as opposed to being built on the land. Nature surrounds you and I appreciate that and so do my family.

When we first moved to Mount Cotton with Dad in the late 1970s, I was 12 years old and the memories of growing up on a rural property came flooding back to me.

Mount Cotton was like a small sleepy village back then with little infrastructure.

My brother and I swept the drives and roads and watered the trees for pocket money at my father's first development in the

□ Born on a farm and raised at the Gold Coast, second-generation local developer Murray Cetintich appreciates the need to maintain the Redlands' open spaces and bush land setting well into the future. A Mt Cotton local since the 1970s, Murray, like his pioneering father before him, is passionate about combining his residential developments with natural beauty.

Mount Cotton region.

It was during a time when the then Whitlam Government was encouraging the development and growth of satellite cities in regional areas of Australia. My father Tony Cetintich, had a vision for this little known precinct tucked away amidst lashes of forest and farm land and flanked by the natural beauty of Redland Bay.

A man ahead of his time, my father built Australia's first solar powered sub division and the world's first fully solar powered house in what became known as Brisbane's "Solar City".

He recognised the value of Mount Cotton's spectacular belt of Australian native forest and wanted to do what he could to pre-

serve it along with its distinctive environmental heritage.

It's from these early days the principles of sustainability became really significant to me as the way of the future for developments in the Redlands.

Sustainability does not only apply to the environment but also social, economic and political sustainability. It is the essence of modern development and the balance gives you the means to achieve a more intellectual, moral, emotional and spiritual existence.

Now we have developed seven stages of our Master Planned Community at Mount Cotton, fostering a very close knit community.

When you consider that I was in Primary School when Solar City started, in High School when Ridgewood Downs Started, getting married during the construction phase, I now have my own son working for me in the project and by the time we finish my fifth child will be in primary school, you can appreciate the intergenerational love I have for the area.

Mount Cotton has limited land available for development; making it a target area for expected huge capital growth in years to come.

Mount Cotton has incorporated parklands of a scale large enough to qualify as one of only three "Regional Parks" under the Redlands new Planning Scheme.

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One of the reassuring aspects of moving to Mount Cotton is that you can be certain the surrounding bushland will be protected.

The South East Queensland Regional Plan, state planning policies for koalas and the protection of water and surrounding catchments, and our local Redlands Planning Scheme, have all locked up the area from future development.

It will enable the Redlands to strike a balance between population growth and the need for the community to protect its unique lifestyle and environment.

The new business park in the Redlands will also generate new jobs and small business will be an added attraction for people wishing to enjoy a lifestyle where you can live, work and play all within your local community.

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