



Department of Infrastructure,
Local Government and Planning

Our ref: DEV2017/825

28 April 2017

Citimark Properties
C/- Ms Chiara Towler
RPS
PO Box 1559
FORTITUDE VALLEY QLD 4006

Dear Chiara

SECTION 89(1)(a) PDA DEVELOPMENT APPROVAL FOR A PDA DEVELOPMENT APPLICATION FOR A PDA DEVELOPMENT PERMIT FOR A RECONFIGURING A LOT – 1 VOLUMETRIC LOT INTO 2 VOLUMETRIC LOTS AT 35 HERCULES STREET, HAMILTON DESCRIBED AS LOT 921 ON SP231800

On 28 April 2017 the Minister for Economic Development Queensland (MEDQ) approved the Priority Development Area (PDA) development application pursuant to s.85(4)(b) of the *Economic Development Act 2012*. MEDQ has decided to grant all of the PDA development approval applied for subject to PDA development conditions set out in this PDA decision notice.

The PDA decision notice and approved plans/documents can also be viewed in the MEDQ Development Approvals Register via the Department of Infrastructure, Local Government and Planning website <http://www.edq.qld.gov.au/planning/development-assessment/priority-development-area-development-approvals.html>.

Should you have any queries in relation to this PDA decision notice, please do not hesitate to contact Laura Shobbrook on 3452 7196.

Yours sincerely

A handwritten signature in black ink, appearing to read "J. Stone".

Jeanine Stone
Director – EDQ Development Assessment

Minister for Economic Development
Queensland
GPO Box 2202
Brisbane Queensland 4001 Australia
Website www.edq.qld.gov.au
ABN 76 590 288 697

PDA Decision Notice – Approval

Site information		
Name of priority development area (PDA)	Northshore Hamilton	
Site address	35 Hercules Street, Hamilton	
Lot on plan description	Lot number	Plan description
	Lot 921	SP231800
PDA development application details		
DEV reference number	DEV2017/825	
'Properly made' date	1 February 2017	
Type of application	☒ New development involving:- ☐ Material change of use ☐ Preliminary approval ☐ Development permit ☒ Reconfiguring a lot ☐ Preliminary approval ☒ Development permit ☐ Operational work ☐ Preliminary approval ☐ Development permit ☐ Changing a PDA development approval ☐ Extending the currency period of a PDA approval	
Description of proposal applied for	Reconfiguring a Lot – 1 volumetric Lot into 2 volumetric lots	

PDA development approval details			
Decision of the MEDQ		The MEDQ has decided to grant all of the PDA development approval applied for, subject to PDA development conditions forming part of this decision notice.	
Decision date		28 April 2017	
Currency period		2 years from decision date	
Plans and documents			
The plans and documents approved by the MEDQ and referred to in the PDA development conditions are detailed in the table below.			
Approved plans and documents		Number <i>(if applicable)</i>	Date <i>(if applicable)</i>
1.	Proposed volumetric subdivision sheet 1 of 2 Hercules Northshore	102178-5/1G	31/03/2017
2.	Proposed volumetric subdivision sheet 2 of 2 Hercules Northshore	102178-5/2G	31/03/2017
PDA Development Conditions			
No.	Condition	Timing	
General			
1.	Carry out the approved development Carry out the approved development generally in accordance with the approved plans and documents	Prior to survey plan endorsement	

STANDARD ADVICE

Please note that in order to lawfully undertake development, it may be necessary to obtain approvals other than this PDA development approval. For advice on other approvals that may be necessary in relation to your proposal, it is recommended that you seek professional advice.

**** End of Package ****