



Department of Infrastructure,
Local Government and Planning

Our ref: DEV2017/852

15 June 2017

Lendlease Communities (Yarrabilba) Pty Ltd
C/- Ms Emma Moller
RPS
PO Box 1559
FORTITUDE VALLEY QLD 4006

Dear Emma

SECTION 89(1)(a) PDA DEVELOPMENT APPROVAL FOR A PDA DEVELOPMENT APPLICATION FOR A PDA DEVELOPMENT PERMIT FOR RECONFIGURING A LOT – ACCESS EASEMENT AT YARRABILBA DRIVE (PROPOSED SHILIN STREET), YARRABILBA DESCRIBED AS LOT 948 ON SP287373

On 14 June 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 Eddie Venturini on 3452 7522.

Yours sincerely

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)	Yarrabilba	
Site address	Yarrabilba Drive, Yarrabilba (Proposed Shilin Street)	
Lot on plan description	Lot number	Plan description
	Lot 948	SP287373
PDA development application details		
DEV reference number	DEV2017/852	
'Properly made' date	13 June 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	Access Easement over proposed Lot 369	

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		14 June 2017	
Currency period		2 years from Decision Date	
Approved 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.			
Plans and Documents approved on 14 June 2017		Number (if applicable)	Date (if applicable)
1.	Proposed Access Easement over Approved Lot 369, prepared by RPS	124141-26A	7 June 2017
2.	Roadworks Temporary Access – Display Village B, prepared by KN Group	14-232-SK01, Rev A	25/05/2017
Supporting Plans and Documents			
Plans and Documents		Number (if applicable)	Date (if applicable)
1.	Lendlease Letter – Yarrabilba Display Village B – Access Easement over Proposed Lot 369		14 June 2017

ABBREVIATIONS

For the purposes of interpreting the PDA Development Conditions, the following is a list of abbreviations utilised:

1. **DILGP** means The Department of Infrastructure, Local Government and Planning.
2. **EDQ** means Economic Development Queensland.
3. **MEDQ** means The Minister of Economic Development Queensland.
4. **PDA** means Priority Development Area.

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 lodgement of easement documentation for registration
2.	Submit Easement Documentation Submit Easement Documentation (Form 9) for the easement.	Prior to or at time of lodgement of easement documentation for registration
3.	Public Liability Insurance Submit evidence that appropriate public liability insurance is in place and will remain in place for the duration of the term of the easement.	Prior to or at time of lodgement of easement documentation for registration
4.	Vehicle Turnaround Construct vehicle turnaround including associated signage and barriers generally in accordance with the approved plan	Prior to lodgement of easement documentation for registration
5.	Lot 369 As per the undertaking provided within Lendlease letter dated 14 June 2017, tenure for Lot 369 is to remain with Lendlease until the easement is relinquished.	Ongoing, until easement is relinquished
6.	Relinquishment of Easement The easement is to be relinquished no later than five (5) years from the date of this approval or at the time the temporary road closure of Darrau Street, Mason Ave and Shilin Street ceases, whichever is the sooner.	As referred to within condition

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 ****