



Department of Infrastructure,
Local Government and Planning

Our ref: DEV2016/800/2

31 August 2017

Multiplex Portside East Pty Ltd
C/- Mr John Morwood
Bennett and Bennett
PO Box 2020
KELVIN GROVE QLD 4059

Dear John

SECTION 99 CHANGE TO A PDA DEVELOPMENT APPROVAL FOR A PDA DEVELOPMENT PERMIT FOR RECONFIGURING A LOT – 2 LOTS INTO 5 LOTS (3 VOLUMETRIC LOTS AND 2 STANDARD FORMAT LOTS) AND AN ACCESS EASEMENT AT 11 AND 23 MACARTHUR AVENUE, HAMILTON DESCRIBED AS LOT 61 AND 62 ON SP231794

On 30 August 2017 the Minister for Economic Development Queensland (MEDQ) decided to grant all of the amendment application applied for, subject to PDA development conditions set out in this PDA decision notice.

The PDA decision notice and approved plans/documents can be viewed in the MEDQ Development Approvals Register via the Department of Infrastructure, Local Government and Planning website <http://www.dilgp.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	11 and 23 Macarthur Avenue, Hamilton	
Lot on plan description	Lot number	Plan description
	Lot 61	SP231794
	Lot 62	SP231794
PDA development application details		
DEV reference number	DEV2016/800	
'Properly made' date	26 July 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	Stage 1 – 2 Standard Lots (currently Lots 61 and 62 on SP231794) into 2 Standard Lots (proposed Lots 705 and 1001) Stage 2 – 1 Standard Lot (proposed lot 1001) into 2 Lots (Proposed Lots 701 Volumetric and 1002 Standard Format Remainder) Stage 3 – 1 Standard Format Remainder Lot (Proposed 1002) into 1 Standard Format Remainder Lot (Proposed lot 703) and 2 Volumetric Lots (Proposed Lots 702 and 704)	

PDA development approval details

Decision of the MEDQ	The MEDQ has decided to grant all of the application to change the PDA development approval, subject to PDA development conditions forming part of this decision notice. The approved changes are summarised as follows: ▪ Rearrange boundary of Lot 701 and 702 on basement level 1 plan; and ▪ Rearrange boundaries of Lot 701 and 702 Podium level 1 and 2 plans in order to align with Basement Level 1.
Original Decision date	11 November 2016
Change to approval date	30 August 2017
Currency period	2 years from original decision date

Plans and documents

The plans and documents approved by the MEDQ and referred to in the PDA development conditions concerning the PDA development approval are detailed below.

Approved plans and documents Noting that this set of plans replaces the originally approved set of plans in full.		Number (if applicable)	Date (if applicable)
1.	Plan of Proposed Subdivision Lots 705 & 1001 Cancelling Lots 61 & 62 on SP231794 (SP287529) Stage 1	15344-003-PRO-A	27/04/2016 (Amended in red on 28/08/2017)
2.	Plan of Proposed Volumetric Subdivision Lots 701 & 1002 Cancelling Lot 1001 SP287529 (SP287530) Basement Level 1 Stage 2	15344-004-PRO-C (sheet 1 of 7)	29/05/2017 (Amended in red on 28/08/2017)
3.	Plan of Proposed Volumetric Subdivision Lots 701 & 1002 Cancelling Lot 1001 SP287529 (SP287530) Ground Level Stage 2	15344-004-PRO-C (sheet 2 of 7)	29/05/2017 (Amended in red on 28/08/2017)
4.	Plan of Proposed Volumetric Subdivision Lots 701 & 1002 Cancelling Lot 1001 SP287529 (SP287530) Mezzanine Level Stage 2	15344-004-PRO-C (sheet 3 of 7)	29/05/2017 (Amended in red on 28/08/2017)
5.	Plan of Proposed Volumetric Subdivision Lots 701 & 1002 Cancelling Lot 1001 SP287529 (SP287530) Podium Level 1 Stage 2	15344-004-PRO-C (sheet 4 of 7)	29/05/2017 (Amended in red on 28/08/2017)

6.	Plan of Proposed Volumetric Subdivision Lots 701 & 1002 Cancelling Lot 1001 SP287529 (SP287530) Podium Level 2 Stage 2	15344-004-PRO-C (sheet 5 of 7)	29/05/2017 (Amended in red on 28/08/2017)
7.	Plan of Proposed Volumetric Subdivision Lots 701 & 1002 Cancelling Lot 1001 SP287529 (SP287530) Level 3 Stage 2	15344-004-PRO-C (sheet 6 of 7)	29/05/2017(Amended in red on 28/08/2017)
8.	Plan of Proposed Volumetric Subdivision Lots 701 & 1002 Cancelling Lot 1001 SP287529 (SP287530) Lateral Aspect – South Elevation Stage 2	15344-004-PRO-C (sheet 7 of 7)	29/05/2017 (Amended in red on 28/08/2017)
9.	Plan of Proposed Volumetric Subdivision Lots 702-704 & Proposed Easement 'B' in Lot 703 Cancelling Lot 1002 SP287529 Basement Level 1 Stage 3	15344-005-PRO-E (sheet 1 of 7)	29/05/2017 (Amended in red on 28/08/2017)
10.	Plan of Proposed Volumetric Subdivision Lots 702-704 & Proposed Easement 'B' in Lot 703 Cancelling Lot 1002 SP287529 Ground Level Stage 3	15344-005-PRO-E (sheet 2 of 7)	29/05/2017 (Amended in red on 28/08/2017)
11.	Plan of Proposed Volumetric Subdivision Lots 702-704 & Proposed Easement 'B' in Lot 703 Cancelling Lot 1002 SP287529 Mezzanine Level Stage 3	15344-005-PRO-E (sheet 3 of 7)	29/05/2017 (Amended in red on 28/08/2017)
12.	Plan of Proposed Volumetric Subdivision Lots 702-704 & Proposed Easement 'B' in Lot 703 Cancelling Lot 1002 SP287529 Podium Level 1 Stage 3	15344-005-PRO-E (sheet 4 of 7)	29/05/2017 (Amended in red on 28/08/2017)
13.	Plan of Proposed Volumetric Subdivision Lots 702-704 & Proposed Easement 'B' in Lot 703 Cancelling Lot 1002 SP287529 Podium Level 2 Stage 3	15344-005-PRO-E (sheet 5 of 7)	29/05/2017 (Amended in red on 28/08/2017)

14.	Plan of Proposed Volumetric Subdivision Lots 702-704 & Proposed Easement 'B' in Lot 703 Cancelling Lot 1002 SP287529 Podium Level 3 Stage 3	15344-005-PRO-E (sheet 6 of 7)	29/05/2017 (Amended in red on 28/08/2017)
15.	Plan of Proposed Volumetric Subdivision Lots 702-704 & Proposed Easement 'B' in Lot 703 Cancelling Lot 1002 SP287529 Lateral Aspect – South Elevation Stage 3	15344-005-PRO-E (sheet 7 of 7)	29/05/2017 (Amended in red on 28/08/2017)

ABBREVIATIONS

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

1. **Council** means Brisbane City Council.
2. **DILGP** means The Department of Infrastructure, Local Government and Planning.
3. **EDQ** means Economic Development Queensland.
4. **MEDQ** means The Minister of Economic Development Queensland.
5. **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 survey plan endorsement for the relevant stage

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 ****