



Department of Infrastructure,
Local Government and Planning

Our ref: DEV2017/879

13 October 2017

Brisbane City Council
Att: Mr David Harvison
GPO Box 1434
BRISBANE QLD 4001

Dear David

SECTION 89(1)(a) PDA DEVELOPMENT APPROVAL FOR A PDA DEVELOPMENT APPLICATION FOR A PDA DEVELOPMENT PERMIT FOR OPERATIONAL WORKS – VEGETATION CLEARING AT 66 CULLEN AVENUE WEST, EAGLE FARM DESCRIBED AS LOT 100 ON SP275551

On 11 October 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 Jennifer Davison on 3452 7127.

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)	Northshore Hamilton	
Site address	66 Cullen Avenue West, Eagle Farm	
Lot on plan description	Lot number	Plan description
	Lot 100	SP275551
PDA development application details		
DEV reference number	DEV2017/879	
'Properly made' date	29 September 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	Operational Works – Clearing of Significant Vegetation	

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		11 October 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.	Vegetation Clearing Management Plan – Cullen Ave Drainage Works, prepared by Brisbane City Council City Projects Office	CA17/840068	September 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
	b) Submit to EDQ Development Assessment, DILGP, a waterway stabilisation plan, certified by a RPEQ or a suitably qualified professional, demonstrating how the bed and banks of the waterway have been stabilised following the removal of significant vegetation.	
5.	Acid Sulfate Soils (ASS) a) Where acid sulfate soils are found on site, submit to EDQ Development Assessment, DILGP an Acid Sulfate Soils Management Plan (ASSMP). The ASSMP must be: i. prepared generally in accordance with the <i>State Planning Policy</i>, July 2014 (as amended from time to time) and relevant guidelines; and ii. certified by a suitably qualified professional in soils and/or erosion sediment control. b) Excavate, remove and/or treat on-site all acid sulfate soils generally in accordance with the certified ASSMP.	a) Prior to commencement of or during site works Prior to commencement of use

INTERFERENCE WITH SIGNIFICANT VEGETATION ADVICE

The approved clearing of significant vegetation is not to interfere with significant vegetation outside of the scope of the approved Vegetation Clearing Management Plan. Any additional clearing of significant vegetation may require further Operational Works approval or approval under the *Economic Development (Vegetation Management) By-law 2013*.

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 ****