



Department of
**State Development,
Manufacturing,
Infrastructure and Planning**

Our ref: DEV2018/995

1 April 2019

Lendlease Communities (Yarrabilba) Pty Ltd
Att: Ms Kelly Pickering
GPO Box 2777
BRISBANE QLD 4001

Dear Kelly

SECTION 89(1)(a) PDA DEVELOPMENT APPROVAL FOR A PDA DEVELOPMENT APPLICATION FOR A PDA DEVELOPMENT PERMIT FOR A MATERIAL CHANGE OF USE - INTERIM USE (BUSINESS - PROPERTY MANAGEMENT OFFICE AND ASSOCIATED CAR PARK) AT 5-7, 6-8, 9-11, 10-12 AND LOT 801 DARRAU AVENUE, YARRABILBA DESCRIBED AS LOTS 800, 801, 802, 803 & 804 ON SP278196

On 1 April 2019 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*. The 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 website <https://www.dsdmip.qld.gov.au/edq/priority-development-area-development-approvals.html>.

Should you have any queries in relation to this PDA decision notice, please do not hesitate to contact Owen Haslam on 3452 7587.

Yours sincerely

Jeanine Stone
**Director
Development Assessment
Economic Development Queensland**

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	5-7, 6-8, 9-11, 10-12 & Lot 801 Darrau Avenue, Yarrabilba	
Lot on plan description	Lot number	Plan description
	800	SP278196
	801	SP278196
	802	SP278196
	803	SP278196
	804	SP278196
PDA development application details		
DEV reference number	DEV2018/995	
'Properly made' date	18 December 2018	
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	PDA development permit for a Material Change of Use – Interim Use (Business – Property Management Office and associated Car Park)	

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		1 April 2019	
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 (if applicable)	Date (if applicable)
1.	Temporary Property Management Office, Yarrabilba Precinct 2 Village 4, prepared by Lendlease	TPMO 190118	18 January 2019 (amended in red on 11/03/19)
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.	At all times	
2.	Duration of Interim Use (5 years) The approved material change of use of premises can be undertaken for a maximum period of up to 5 years from decision date.	As indicated	

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.

INFRASTRUCTURE CHARGING ADVICE

Please note that infrastructure charges have not been imposed for this interim use. Should an extension to the duration of the approved interim use be sought by way of an application to change this PDA development approval, a condition requiring payment of infrastructure charges may be imposed.

**** End of Package ****