



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

Our ref: DEV2019/1068

24 October 2019

Urbis Pty Ltd
Att: Mr Matthew Brown
Level 7, 123 Albert Street
BRISBANE QLD 4000

Dear Matthew

SECTION 89(1)(a) PDA DEVELOPMENT APPROVAL FOR A PDA DEVELOPMENT APPLICATION FOR A PDA DEVELOPMENT PERMIT APPROVAL FOR A MATERIAL CHANGE OF USE – RESEARCH AND TECHNOLOGY INDUSTRY AT 16 NEXUS WAY, SOUTHPORT DESCRIBED AS LOT 9 ON SP275512

On 23 October 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 www.dsdmip.qld.gov.au/pda-da-applications.

Should you have any queries in relation to this PDA decision notice, please do not hesitate to contact Leila Torrens on 3452 7466 or by email at leila.torrens@dsdmip.qld.gov.au.

Yours sincerely

Beatriz Gomez
**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)	Parklands	
Site address	16 Nexus Way, Southport	
Lot on plan description	Lot number	Plan description
	Lot 9	SP275512
PDA development application details		
DEV reference number	DEV2019/1068	
'Properly made' date	16 September 2019	
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	Research and Technology Industry	

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		23 October 2019	
Currency period		6 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.	PLAN LAB 2 LEVEL 2 – DESIGN DEVELOPMENT	DD 201921/101B 03	19.08.19

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.	Prior to commencement of use
2.	Maintain the Approved Development Maintain the approved development (including landscaping, parking, driveways and other external spaces) generally in accordance with the approved plans and documents, and any other approval or endorsement required by these conditions.	At all times
3.	Infrastructure Contributions Pay to the MEDQ infrastructure charges in accordance with the Infrastructure Funding Framework, indexed to the date of payment Where the application is a Material Change of Use, certified and submitted plans to City of Gold Coast Council detailing the GFA must also be provided at the time of payment	In accordance with the IFF

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 ****