



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

Our ref: DEV2019/1050

21 November 2019

Rockhampton Men's Shed Inc  
Att: Mr Jim and Ms Marion Lawler  
PO Box 3444  
RED HILL  
NORTH ROCKHAMPTON QLD 4701

Dear Jim and Marion

**SECTION 89(1)(a) PDA DEVELOPMENT APPROVAL FOR A PDA DEVELOPMENT APPLICATION FOR A PDA DEVELOPMENT PERMIT FOR A MATERIAL CHANGE OF USE – COMMUNITY FACILITY (MENS SHED) AT 554-700 YAAMBA ROAD, NORMAN GARDENS DESCRIBED AS LOT 70 ON SP304746**

On 20 November 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](http://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 Marissa Bais on 07 3452 7406.

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](http://www.edq.qld.gov.au)  
ABN 76 590 288 697

## PDA Decision Notice – Approval

Site information		
Name of priority development area (PDA)	CQU Rockhampton	
Site address	554-700 Yaamba Road, Norman Gardens	
Lot on plan description	Lot number	Plan description
	Lot 70	SP304746
PDA development application details		
DEV reference number	DEV2019/1050	
'Properly made' date	27 August 2019	
Type of application	<input checked="" type="checkbox"/> New development involving: <ul style="list-style-type: none"> <li><input checked="" type="checkbox"/> Material change of use               <ul style="list-style-type: none"> <li><input type="checkbox"/> Preliminary approval</li> <li><input checked="" type="checkbox"/> Development permit</li> </ul> </li> <li><input type="checkbox"/> Reconfiguring a lot               <ul style="list-style-type: none"> <li><input type="checkbox"/> Preliminary approval</li> <li><input type="checkbox"/> Development permit</li> </ul> </li> <li><input type="checkbox"/> Operational work               <ul style="list-style-type: none"> <li><input type="checkbox"/> Preliminary approval</li> <li><input type="checkbox"/> Development permit</li> </ul> </li> </ul> <input type="checkbox"/> Changing a PDA development approval <input type="checkbox"/> Extending the currency period of a PDA approval	
Description of proposal applied for	Material Change of Use – Community facility (Rockhampton Men's Shed Inc)	

**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 subject to the advice note included in this decision notice.
Decision date	20 November 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.	Site Plan - Stage 3	161001 – 01 Sheet 1 of 4 Rev B as amended in red on 21/10/19	05/04/19
2.	Floor Plan – Stage 3	161001 – 02 Sheet 2 of 4 Rev B as amended in red on 21/10/19	05/04/19
3.	Elevations – Stage 3	161001 – 03 Sheet 3 of 4 Rev B	05/04/19
4.	Sections L & N – Stage 3	161001 – 04 Sheet 4 of 4 Rev B	05/04/19

**ABBREVIATIONS AND DEFINITIONS**

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

1. **IFF** means the Economic Development Queensland Infrastructure Funding Framework (July 2019) as amended or replaced from time to time.

**PDA Development Conditions – Material Change of Use**

No	Condition	Timing
<b>General</b>		
1.	<b>Carry out the Approved Development</b>  Carry out the approved development generally in accordance with the approved plans and documents.	Prior to commencement of use
2.	<b>Maintain the Approved Development</b>  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

## **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 \*\***