

ULDA's Decision Notice

Site address and Real Property Description	Waterford Tamborine Road, Yarrabilba	Lot 2 on RP138537
Type of Approval	UDA Development Permit, subject to conditions	
Aspects of Development	Operational Work	
Description of Proposal	Advertising Device	
Currency Period	2 years	
ULDA Reference Number	DEV2012/291	
Decision date	11 July 2012	

Approved Drawings or Documents	Number	Plan or Document Date
Proposed Advertising Devices Locations and Signs	Drawing No 12-118-02 A	April 2012
Proposed Advertising Devices Structural Details		

PROJECT TEAM

Lyndy Rapson Principal Planner Development Assessment Urban Land Development Authority	Con de Groot Principal Engineer Development Assessment Urban Land Development Authority
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Conditions Package

CONDITIONS		TIMING
1	Carry out the approved development Carry out the approved development generally in accordance with the approved drawings.	Prior to commencement of use
2	Maintain the approved development Maintain the approved development in accordance with the approved drawings and any other relevant ULDA or other approval required by the conditions.	To be maintained
3	Complete all building work Complete all building work associated with this development approval including work required by any of the conditions included in the Conditions Package. Such building work is to be carried out generally in accordance with the approved drawings.	Prior to commencement of use

CONDITIONS		TIMING
4	Duration of approval (8 years) or redundant advertising devices a) This UDA development approval is for a period of eight (8) years from the date of this approval. b) At any such time prior to the eight years where the banner poles and/or entry sign are no longer required or no longer functional or on land no longer owned by the developer, the developer will, unless otherwise agreed with the ULDA, at its own cost, agree to remove the banner poles and entry sign and reinstate the land to a condition acceptable to the ULDA.	a) As indicated b) Prior to the UDA development approval lapsing
5	Banner Poles and Entry Sign The banner poles and entry sign shall only be used for the advertising of the development. No third party advertising is permitted on the billboards.	To be maintained
6	Colour Treatment The banner poles and entry sign are to be treated so as to reduce glare and reflectivity.	Prior to the commencement of use and to be maintained
7	Sign location and Illumination Any variance to approved signs location from those detailed in the approved plan Drawing No 12-118-02 A dated April 2012, including the possible illumination of signs, is to be submitted to the UDLA for approval prior to construction.	As required

STANDARD ADVICE

Please note that in order to lawfully undertake development, it may be necessary to obtain approvals other than this UDA development approval, some specific advices are outlined below. Other advices may include other approvals under the *Urban Land Development Authority Act 2007* as well as the *Sustainable Planning Act 2009* (e.g. for building work), the *Plumbing and Drainage Act 2002* and the *Commonwealth Environmental Protection and Biodiversity Act 1999*. Carrying out development may also be subject to 'duty of care' legislation such as the *Aboriginal Cultural Heritage Act 2003*. For advice on other approvals that may be necessary in relation to your proposal, please seek professional advice.

Please note: The above information has been provided to the applicant as an advice only, and does not form part of the development approval conditions. This advice has been provided to the applicant to inform them of other obligations they may have to comply with (under state legislation or local laws) prior to their activity commencing.

**** End of Package ****