

MEDQ Ref. No: DEV2013/420

4 March 2013

Economic Development Queensland
C/- Wolter Consulting Group
PO Box 436
NEW FARM QLD 4005

Attention: Mitchell Hendricks

Dear Mitchell

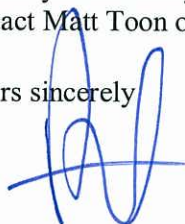
**SECTION 89(1)(a) PDA DEVELOPMENT APPROVAL FOR AN PDA
DEVELOPMENT APPLICATION FOR A PDA DEVELOPMENT PERMIT FOR A
RECONFIGURING A LOT FOR SUBDIVISION OF 1 INTO 3 LOTS WITH ACCESS
EASEMENT AND NEW ROAD AT BOWEN STREET, ROMA DESCRIBED AS LOT
142 ON SP257141**

On 1 March 2013 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/part] of the PDA development approval applied for subject to PDA development conditions set out in the attached PDA Development Approval Package].

The PDA development application and the decision notice can also be viewed in the MEDQ Development Approvals Register via the MEDQ website
<http://www.dsip.qld.gov.au/infrastructure-and-planning/priority-development-area-development-approvals.html>.

Should you have any queries in relation to the decision notice, please do not hesitate to contact Matt Toon on 07 3024 4166.

Yours sincerely



Patrick Atkinson
MANAGER – DEVELOPMENT ASSESSMENT

PDA Decision Notice – Approval

Site information			
Name of urban development area (PDA)		<i>Roma</i>	
Site address		<i>Bowen Street, Roma</i>	
Lot on plan description	Lot number		Lot description
	<i>Lots 142</i>		<i>SP257141</i>
PDA development application details			
MEDQ reference number		<i>DEV2013/420</i>	
Lodgement date		<i>31 January 2013</i>	
Type of application		☒ New development involving:- ☒ Reconfiguring a lot ☒ Development permit	
Description of proposal applied for		<i>Development permit for reconfiguring a lot for subdivision of 1 into 3 lots with access easement and new road</i>	
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		<i>1 March 2013</i>	
Currency period		<i>4 years from decision date</i>	
Plans and specification			
The plans and specifications approved by the MEDQ and referred to in the PDA development conditions concerning the PDA development approval are detailed below.			
Approved plans, reports and specifications		Number (if applicable)	Date (if applicable)
1.	Plan of Development Showing Reconfiguration of a Lot by Subdivision of Lot 142 on SP257141, McDowall Street, Roma	37748_POD_ST4B Staging Lots Rev C	23/01/2013

PDA Development Conditions		
1.	Carry out the approved development Carry out the development generally in accordance with the approved plan/s, drawing/s and document/s.	Prior to survey plan endorsement
2.	Access Easements Submit to Economic Development Queensland (EDQ) full access easement details and survey plans	Prior to survey plan endorsement

ADVICE

Please note that in order to lawfully undertake development, it may be necessary to obtain approvals other than this PDA development approval, some specific advices are outlined below. Other advices may include other approvals under the *Economic Development Queensland Act 2012* 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.

**** End of Package ****