



Department of  
State Development,  
Tourism and Innovation

Our ref: DEV2021/1169

19 February 2021

Diadem  
Att: Ms Nicole Williams  
Level 5, 405 Collins Street  
MELBOURNE VIC 3000

Email: ncw@diadem.com

Dear Nicole

**SECTION 89(1)(a) PDA DEVELOPMENT APPROVAL FOR A PDA DEVELOPMENT APPLICATION FOR A PDA DEVELOPMENT PERMIT FOR OPERATIONAL WORKS FOR TWO ADVERTISING DEVICES AT 8 MARKET LANE, MAROOCHYDORE DESCRIBED AS LOT 120 ON SP305312.**

On 19 February 2021 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.dsdlqp.qld.gov.au/pda-da-applications](http://www.dsdlqp.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 34527466 or at [Leila.Torrens@dsdti.qld.gov.au](mailto:Leila.Torrens@dsdti.qld.gov.au).

Yours sincerely

Kylie Williams  
**Director**  
**Development Assessment**  
**Economic Development Queensland**

## PDA Decision Notice – Approval

| Site information                        |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                      |                  |
|-----------------------------------------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|------------------|
| Name of priority development area (PDA) | Maroochydore City Centre                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                             |                  |
| Site address                            | 8 Market Lane, Maroochydore                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                          |                  |
| Lot on plan description                 | Lot number                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                           | Plan description |
|                                         | 120                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                  | SP305312         |
| PDA development application details     |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                      |                  |
| DEV reference number                    | DEV2021/1169                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                         |                  |
| 'Properly made' date                    | 21 January 2021                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                      |                  |
| Type of application                     | <input checked="" type="checkbox"/> New development involving: <ul style="list-style-type: none"> <li><input type="checkbox"/> Material change of use               <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"/> 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 checked="" type="checkbox"/> Operational work               <ul style="list-style-type: none"> <li><input type="checkbox"/> Preliminary approval</li> <li><input checked="" type="checkbox"/> Development permit</li> </ul> </li> </ul> <input type="checkbox"/> Changing a PDA development approval<br><input type="checkbox"/> Extending the currency period of a PDA approval |                  |
| Description of proposal applied for     | Operational Work – Two roof mounted advertising devices                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                              |                  |

| 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                                                                                                                   |                                                                                                                                                                                                                                                                                 | 19 February 2021                                                                                                                                           |                                       |
| 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.                                                                                                                              | Location Plan prepared by Diadem                                                                                                                                                                                                                                                | Sheet 3 of 9, Issue 2                                                                                                                                      | 24 <sup>th</sup> November 2020        |
| 2.                                                                                                                              | South elevation Location 01 prepared by Diadem                                                                                                                                                                                                                                  | Sheet 4 of 9, Issue 2                                                                                                                                      | 24 <sup>th</sup> November 2020        |
| 3.                                                                                                                              | East elevation Location 02 prepared by Diadem                                                                                                                                                                                                                                   | Sheet 5 of 9, Issue 2                                                                                                                                      | 24 <sup>th</sup> November 2020        |
| 4.                                                                                                                              | Signage support                                                                                                                                                                                                                                                                 | Sheet 6 of 9, Issue 2                                                                                                                                      | 24 <sup>th</sup> November 2020        |
| No.                                                                                                                             | Condition                                                                                                                                                                                                                                                                       |                                                                                                                                                            | Timing                                |
| General                                                                                                                         |                                                                                                                                                                                                                                                                                 |                                                                                                                                                            |                                       |
| 1.                                                                                                                              | <b>Carry out the Approved Development</b><br><br>Carry out the approved development generally in accordance with the approved plans and documents.                                                                                                                              |                                                                                                                                                            | At all times during construction      |
| 2.                                                                                                                              | <b>Installation of Sign</b><br><br>a) Submit to EDQ TS plans certified by an RPEQ detailing the form and installation methods to be used to fix and brace the sign to the roof.<br>b) Install the sign in accordance with the plans submitted under part (a) of this condition. |                                                                                                                                                            | a) Prior to installation of the sign. |

## 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 \*\***