Our ref: DEV2022/1302

9 June 2022

Frasers Property New Beith Pty Ltd
C/- RPS Australia East Pty Ltd
Att: Mr Julian Kemp
PO Box 1559
FORTITUDE VALLEY QLD 4006

Email: julian.kemp@rpsgroup.com.au

Dear Julian

S89(1)(a) Approval of PDA development application
**PDA Development permit for Reconfiguring a lot (1 lot into 2 management lots)
including a Context plan area strategy (context area 2) at Olson Road and Mountain
Ridge Road, New Beith described as Lot 4 on SP332712**

On 9 June 2023, pursuant to s.85(4)(b) of the *Economic Development Act 2012,* the Minister
for Economic Development Queensland (MEDQ) decided to grant **all** of the PDA development
application applied for, in accordance with the attached 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 at www.dsdilgp.qld.gov.au/pda-
da-applications.

If you require any further information, please contact Mr Brandon Bouda, Manager, by
telephone on (07) 3452 7422 or at brandon.bouda@dsdilgp.qld.gov.au, who will be pleased to
assist.

Yours sincerely

Jeanine Stone
Project Director
Development Assessment
Economic Development Queensland

PDA Decision Notice

Site information	
Name of priority development area (PDA)	Greater Flagstone Priority Development Area
Site address	Olson Road and Mountain Ridge Road, New Beith QLD 4124
Lot on plan description	Lot number / Plan description

Lot on plan description		
	Lot number	Plan description
	Lot 4	SP332712

PDA development application details	
DEV reference number	DEV2022/1302
'Properly made' date	30 June 2022

Type of application	☒ PDA development application for:
	☐ Material change of use
	  ☐ Preliminary approval
	  ☐ Development permit
	☒ Reconfiguring a lot
	  ☐ Preliminary approval
	  ☒ Development permit
	☐ Operational work
	  ☐ Preliminary approval
	  ☐ Development permit
	☐ Application to change PDA development approval
	☐ Application to extend currency period

Proposed development	Reconfiguring a lot for 1 lot into 2 management lots comprising: ▪ Management lot 4 (227.2ha), ▪ Management Lot 8001 (19.16ha), with a context plan.

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 The approval is for: • Reconfiguring a lot (1 lot into 2 management lots) with a context plan
Decision date	9 June 2023
Currency period	4 years from the date of the decision

Approved plans and documents

The plans and documents approved by the MEDQ and referred to in the PDA development conditions for the PDA development approval are detailed below.

Approved plans and documents		Number	Date
1.	Proposed Management Subdivision	151113-16, Revision B	12 December 2022
Endorsed context plan		**Number**	**Date**
2.	Context Area Plan - Constraints	151113-12, Revision F	14 February 2023
3.	Context Area Plan - Land Use	151113-13, Revision F	14 February 2023
4.	Context Area Plan - Movement Network	151113-14, Revision F	14 February 2023 (amended in red dated 08/06/2023)
5.	Context Area Plan - Stormwater and Services	151113-20, Revision B	14 February 2023 (amended in red dated 08/06/2023)

PDA development conditions

No.	Condition	Timing
General (management subdivision)		
1	**Carry out the approved development** Carry out the approved development generally in accordance with the approved plans and documents	Prior to survey plan endorsement

STANDARD ADVICE

Please note that 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 **