



Department of
**State Development, Infrastructure,
Local Government and Planning**

Our ref: DEV2023/1419

22 September 2023

YMCA of Brisbane
C/- Urban Strategies Pty Ltd
Att: Anna Barker
Principal Town planner
PO Box 3368
SOUTH BRISBANE QLD 4101

Email: a.barker@urbanstrategies.com.au

Dear Anna

S89(1)(a) Approval of PDA development application

PDA development application DEV2023/1419 for a Development Permit for Reconfiguring a Lot – long term lease (over 10 years) over Brisbane City Council owned land (Perry Park) at 85 and 93 Abbotsford Road and 31 and 61 Edmondstone Road, Bowen Hills described as Lots 135 and 136 on B123430 and Lots 137 and 138 on SL11563

On 22 September 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 Marissa Bais, Development Assessment, in Economic Development Queensland, by telephone on (07) 3452 7344 or at marissa.bais@dsdilgp.qld.gov.au, who will be pleased to assist.

Yours sincerely

Brandon Bouda
**A/Director
Development Assessment
Economic Development Queensland**

PDA Decision Notice

Site information		
Name of priority development area (PDA)	Bowen Hills	
Site address	85 & 93 Abbotsford Road and 31 & 61 Edmondstone Road, Bowen Hills	
Lot on plan description	Lot number	Plan description
	135	B123430
	136	B123430
	137	SL11563
	138	SL11563

PDA development application details	
DEV reference number	DEV2023/1419
'Properly made' date	10/08/2023
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	Subdividing 4 lots into 4 lots

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	22/09/2023
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.	Plan of subdivision		26/09/22 as amended in red 18/09/23

PDA development conditions		
No.	Condition	Timing
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 ****