

FLINDERS PACIFIQ LAKES



DEVELOPMENT APPLICATION - ROL

NH3B AND NH3C - DEV2019/1085

SECTION 1: FORMS

UPS
URBAN PLANNING SERVICES PTY LTD



ATTACHMENT 1

DA Form

PDA Development Application Form

Approved form made under section 175 of the Economic Development Act 2012 for the purposes of applications made under Section 82, 99 and 101, of the Economic Development Act 2012

Mandatory fields identified with Asterisk*

1. Applicant Details*

First Name

Last Name

Company Name *(if applicable)*

ABN *(for companies only)*

Postal address *(PO Box or street address)*

Suburb

State

Postcode

Contact number

Email address

Payer details* for tax invoice and receipt purposes *(These details are only necessary where the payer details are different to the applicant details)*

First Name

Last Name

Company Name *(if applicable)*

ABN *(for companies only)*

Postal address *(PO Box or street address)*

Suburb

State

Postcode

Contact number

Email address

2. Location Details*

All lots must be listed OR an adjoining property for development in water, eg. Jetty or Pontoon

Priority Development Area

Property street address

(i.e. unit / street number and street name)

Suburb

State

Postcode

Lot on plan description (e.g. Lot 3 on RP123456)

Attach the following information:

Current title search for each lot	Confirmed
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Easement document for each easement registered on the title search(s)	Confirmed
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Environmental management and contaminated land register search for each lot. *Not required for Request to Extend Currency Period	Confirmed
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3. Application Details*

Type of PDA Development Application (Tick applicable)

PDA Development Application (s.82 of the Economic Development Act 2012) –

Complete section 3.1 below

Change to PDA Development Approval (s.99 of the Economic Development Act 2012) –

Complete section 3.2 below

Request to Extend Currency Period (s.101 of the Economic Development Act 2012) –

Complete section 3.3 below

3.1 PDA Development Application (s.82, Economic Development Act 2012)

Development type	Approval type
Material Change of Use	Preliminary Approval
	Development Permit
Reconfiguring a Lot	Preliminary Approval
	Development Permit

3.1 PDA Development Application (s.82, Economic Development Act 2012)

Development type	Approval type
Operational Work	Preliminary Approval
	Development Permit
Building Work	Preliminary Approval
	Development Permit

Description of proposal: Use Defined uses under the relevant Development Scheme, eg. Multiple Dwellings, Shop, Office, 250 lot subdivision, extension to existing Childcare Centre

Proposed Gross Floor Area	Proposed No. new lots
Proposed No. dwellings	Proposed No. car parking spaces
Proposed building height – storeys	Proposed net residential density

3.2 Change to PDA development approval (s.99, Economic Development Act 2012)

Previous PDA approval reference: Ref No. /

Description of the proposed changes: (Include annotated plans that clearly outline proposed changes)

3.3 Request to Extend Currency Period (s.101, Economic Development Act 2012)

PDA Development Approval reference number Ref No. /

Decision date

Currency Period stated on the approval years from the Decision date

Currency Period lapse date (include any applicable event extensions declared by the minister)

Proposed Currency Period extension years from the Decision date

Proposed Currency Period extension lapse date

3.3 Request to Extend Currency Period (s.101, Economic Development Act 2012)

Provide a statement outlining the reason for the extension:

Note: Landowner's consent is not required for a Request to Extend Currency Period

4. Attachments*

List of plans, drawings and reports lodged with the application *(If necessary, provide this list as an attachment)*

Description/Title

Prepared by

5. Project Cost*

Estimated total design and construction cost of the proposal / \$
project *(excluding land value/cost)*

6. Owner's Consent*

In providing consent, each land owner is consenting to the lodgement of the application under the Economic Development Act 2012.

Is written consent of the owner required for this Application?

(refer sections 82 and 99 Economic Development Act 2012)

No *(provide reason, ie. Not required for Request to Extend Currency Period or Operational work, unless work is to be carried out below the high-water mark and outside the boundaries of a canal)*

Yes - consent letter(s) attached

It is the responsibility of the Applicant to ensure the accuracy and authenticity of the application, including ownership or consent details. However, the assessment manager will review the information supplied in greater detail, where considered necessary. Refer to the owner's consent templates and EDQ Practice note 21: Owner's consent for further guidance on the provision of valid owner's consent [Forms and Guidelines](#)

7. Approval History*

Is there a Development Approval, granted under the *Integrated Planning Act 1997*, the *Urban Land Development Authority Act 2007*, the *Sustainable Planning Act 2009*, the *Planning Act 2016* or the *Economic Development Act 2012* still in effect for the land?

OR

Has any prelodgement advice been provided by EDQ?

8. Privacy Statement

Personal information in this form is collected by the Minister for Economic Development Queensland (**MEDQ**) for the purposes of administering the *Economic Development Act 2012* (**ED Act**).

The information in this form including personal information will be used by the delegates of MEDQ, third parties engaged by MEDQ, local governments or distributor-retailers for a purpose under the ED Act and *Economic Development Regulation 2023*. MEDQ may provide to third parties or publish the information if required or authorised by the ED Act, *Information Privacy Act 2009*, the *Right to Information Act 2009*, other legislation or by law.

MEDQ's privacy policy containing the following information is available on its website:

- how an individual may access the personal information about the individual that is held by MEDQ and seek the correction of the information;
- how the individual may complain about a breach of the Queensland Privacy Principles or any QPP code and how MEDQ will deal with the complaint.

MEDQ is not likely to disclose the personal information to entities outside of Australia.

9. Applicant's Declaration and Acknowledgement*

By making this application, I declare that all information in this application is true and correct to the best of my knowledge.

I acknowledge that if any information provided in this application is knowingly false or misleading, I may be exposed to penalties under section 165 of the Economic Development Act 2012.

I consent to any information relating to this application being given to me by an electronic communication in accordance with the Electronic Transactions (Queensland) Act 2001.

I acknowledge that the owner's consent and application fee must be provided to EDQ within twenty (20) business days of the application being lodged. After this time, the application will not be accepted as a properly made application unless an agreement is in place between the parties.



ATTACHMENT 2

Searches and land owners consent

CURRENT TITLE SEARCH
QUEENSLAND TITLES REGISTRY PTY LTD

Request No: 56380835
Search Date: 03/06/2026 15:11

Title Reference: 50908958
Date Created: 22/03/2013

Previous Title: 40066069

REGISTERED OWNER	Interest
Dealing No: 716616099 08/07/2015	
FLINDERS LAND HOLDINGS PTY LTD A.C.N. 602 362 443 TRUSTEE	1/7
UNDER INSTRUMENT 710458866	
FLINDERS LAND HOLDINGS PTY LTD A.C.N. 602 362 443 TRUSTEE	1/7
UNDER INSTRUMENT 710458866	
FLINDERS LAND HOLDINGS PTY LTD A.C.N. 602 362 443 TRUSTEE	1/7
UNDER INSTRUMENT 710458866	
FLINDERS LAND HOLDINGS PTY LTD A.C.N. 602 362 443 TRUSTEE	1/7
UNDER INSTRUMENT 710458866	
FLINDERS LAND HOLDINGS PTY LTD A.C.N. 602 362 443 TRUSTEE	1/7
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FLINDERS LAND HOLDINGS PTY LTD A.C.N. 602 362 443 TRUSTEE	1/7
UNDER INSTRUMENT 710458866	
FLINDERS LAND HOLDINGS PTY LTD A.C.N. 602 362 443 TRUSTEE	1/7
UNDER INSTRUMENT 710458866	

AS TENANTS IN COMMON

ESTATE AND LAND

Estate in Fee Simple

LOT 3 CROWN PLAN S311896
Local Government: LOGAN

EASEMENTS, ENCUMBRANCES AND INTERESTS

1. Rights and interests reserved to the Crown by
Deed of Grant No. 10578106 (POR 43)
2. EASEMENT No 601549475 (A305174) 22/08/1936
BENEFITING THE LAND
OVER EASEMENT A ON RP53190
3. EASEMENT No 717458990 19/08/2016 at 16:16
benefiting the land over
EASEMENTS B AND C ON SP281238

CURRENT TITLE SEARCH
QUEENSLAND TITLES REGISTRY PTY LTD

Request No: 56380835

Search Date: 03/06/2026 15:11

Title Reference: 50908958

Date Created: 22/03/2013

ADMINISTRATIVE ADVICES - NIL
UNREGISTERED DEALINGS - NIL

Caution - Charges do not necessarily appear in order of priority

** End of Current Title Search **

COPYRIGHT QUEENSLAND TITLES REGISTRY PTY LTD [2026]
Requested By: D-ENQ DYE & DURHAM (S)



Department of the Environment, Tourism, Science and Innovation (DETSI)
ABN 46 640 294 485
GPO Box 2454, Brisbane QLD 4001, AUSTRALIA
www.detsi.qld.gov.au

SEARCH RESPONSE
ENVIRONMENTAL MANAGEMENT REGISTER (EMR)
CONTAMINATED LAND REGISTER (CLR)

Landchecker Pty
L1 49-51 Stead Street
South Melbourne QLD 3205

Transaction ID: 51161558 AMA/AN Id: 33263 03 June 2026
Cheque Number:
Client Reference:

This response relates to a search request received for the site:

Lot: 3 Plan: S311896
MOUNT ELLIOTT RD
FLINDERS LAKES

EMR RESULT

The above site is NOT included on the Environmental Management Register.

CLR RESULT

The above site is NOT included on the Contaminated Land Register.

ADDITIONAL ADVICE

All search responses include particulars of land listed in the EMR/CLR when the search was generated.
The EMR/CLR does NOT include:-

1. land which is contaminated land (or a complete list of contamination) if DETSI has not been notified
2. land on which a notifiable activity is being or has been undertaken (or a complete list of activities) if DETSI has not been notified

If you have any queries in relation to this search please email emr.clr.registry@detsi.qld.gov.au

Administering Authority

**Company owner's consent to the making of a development application
under the *Planning Act 2016***

I, DARWIN KING

Director of the company mentioned below

AND

I, MICHELLE KING

Director of the company mentioned below

[Delete the above where company owner's consent must come from both director and director/secretary]

Of FLINDERS LAND HOLDINGS PTY LTD A.C.N. 602 362 443

[Insert name of company and ACN.]

the company being the owner of the premises identified as follows:

LOT 3 MOUNT ELLIOTT ROAD, FLINDERS LAKES (PART OF LOT 3 ON S311896)

consent to the making of a development application under the *Planning Act 2016* by:

PACIFIC INTERNATIONAL DEVELOPMENT CORPORATION PTY LTD ATF THE PIDC TRUST
C/- URBAN PLANNING SERVICES PTY LTD

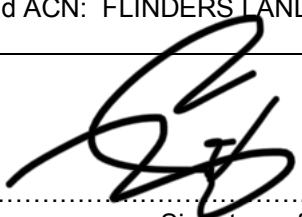
[Insert name of applicant.]

on the premises described above for:

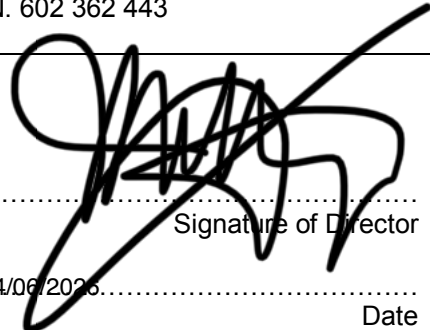
RECONFIGURING A LOT TO CREATE 146 LOTS (AND ASSOCIATED PLAN OF DEVELOPMENT).
DEVELOPMENT AREA: FLINDERS LAKES - PRECINCT 1 – NH3B AND NH3C

[Insert details of the proposed development, e.g. material change of use for four-storey apartment building.]

Company Name and ACN: FLINDERS LAND HOLDINGS PTY LTD A.C.N. 602 362 443


.....
Signature of Director

.04/06/2026.....
Date


.....
Signature of Director

.04/06/2026.....
Date

[Delete the above where there is a sole director/secretary for the company giving the owner's consent.]

The Planning Act 2016 is administered by the Department of Local Government, Infrastructure and Planning, Queensland Government.



UPS

URBAN PLANNING SERVICES PTY LTD

www.urbanps.com.au