

Our ref: DEV-2026-NSH-5089

22/09/2026

Silverstone Landholding No 21 Pty Ltd
C/- Urban Strategies Pty Ltd
Att: Mr Geoff Gibbons
PO Box 3368
SOUTH BRISBANE QLD 4101

Email: g.gibbons@urbanstrategies.com.au

Dear Applicant

Changed PDA Decision Notice

Notices given for the purposes of section 99 of the Economic Development Act 2012

Priority Development Area (PDA):	Northshore Hamilton
PDA Development Approval:	Minor Amendment to Development Permit for Material Change of Use for Multiple Dwellings (275 units), Shop, Food & Drink Outlet, and Office
Property Location:	260 MacArthur Avenue, Hamilton
Property Description:	Lot 181 on SP348282 (formerly part of Lot 6 on SP9326594)

On 22/09/2026, Economic Development Queensland (EDQ) decided to approve **all** of the Amendment Application for the above PDA Development Approval subject to PDA Development Conditions in accordance with the attached Changed Decision Notice.

The Changed Decision Notice and approved plans and documents can also be viewed on EDQ's website at [Current applications and approvals](#).

If you require any further information, please contact Elizabeth Piper, Manager – Established Growth on (07) 3452 7454 or by email at elizabeth.piper@edq.qld.gov.au.

Yours sincerely



Beatriz Gomez
**Director – Established Growth
Development Services
Economic Development Queensland**

Cc: Brisbane City Council

Changed Decision Notice

Site information		
Name of priority development area (PDA)	Northshore Hamilton	
Site address	260 MacArthur Avenue, Hamilton	
Lot on plan description	Lot number	Plan description
	181	SP348282
PDA Development Approval details		
DEV Reference No.	DEV-2026-NSH-5089	
Original Approval details	PDA Development Approval for Development Permit for MCU for Multiple Dwellings (253 units)	
Change to Approval Decision	EDQ has decided to grant all of the changes to the PDA Development Approval applied for, subject to PDA Development Conditions forming part of this Changed Decision Notice. The approval is for changes to the following: • Condition 36 – Affordable Housing - removed • Condition 37 – Accessible Housing – removed • Minor amendments to the approved architectural and landscaping detailing, relocation of vehicle access serving the car park and loading bay, increase in multiple dwellings from 253 units to 275 units, introduction of shop, food & drink outlet, and office use(s), other ancillary changes • Conditions 12 - Earthworks, 22 – Stormwater Management (Quality), 27 – Landscape Works, 29 – Acoustic Treatments, updated to cite amended drawings and documents • New (non-standard) Condition 39 – External Stormwater Works (Quality) – Compliance Assessment	
Original decision date	27/05/2025	
Change to Approval decision date	22/09/2026	
Currency Period	6 years from the Original decision date	

Approved plans and documents			
The plans and documents approved and referred to in the PDA Development Conditions for the PDA Development Approval are detailed below.			
Plan/Document Name	Reference No.	Prepared By	Date

1.	Development Summary	-	Plus Studio	-
2.	Area Plans – GFA (Basement – Level 12)	DA600 Issue 3	Plus Studio	04/09/2026
3.	Area Plans – GFA (Level 13 - Rooftop)	DA601 Issue 2	Plus Studio	28/08/2026
4.	Area Plans – Site Cover (Basement – Level 02)	DA602 Issue 2	Plus Studio	28/08/2026
5.	Area Plans – Site Cover (Level 02 - Rooftop)	DA603 Issue 2	Plus Studio	28/08/2026
6.	Area Plans – Retail & Communal Areas	DA604 Issue 3	Plus Studio	04/09/2026
7.	Area Plans – Landscape	DA605 Issue 2	Plus Studio	28/08/2026
8.	Area Plans – Landscape (Rooftop)	DA608 Issue 2	Plus Studio	28/08/2026
9.	Overall Floor Plans - Basement	DA099 Issue 3	Plus Studio	28/08/2026
10.	Overall Floor Plans - Ground	DA100 Issue 4	Plus Studio	04/09/2026
11.	Overall Floor Plans – Level 01	DA101 Issue 3	Plus Studio	28/08/2026
12.	Overall Floor Plans – Level 02	DA102 Issue 3	Plus Studio	28/08/2026
13.	Overall Floor Plans – Level 03 – Podium Roof	DA103 Issue 2	Plus Studio	28/08/2026
14.	Overall Floor Plans – Level 04-12 Typical	DA104 Issue 3	Plus Studio	28/08/2026
15.	Overall Floor Plans – Level 13 – Building 2 Rooftop	DA105 Issue 3	Plus Studio	28/08/2026
16.	Overall Floor Plans – Level 14-16 Typical – Building 2 Roof	DA107 Issue 3	Plus Studio	28/08/2026
17.	Overall Floor Plans – Building 1 Rooftop	DA109 Issue 3	Plus Studio	28/08/2026
18.	Overall Floor Plans – Building 1 Roof	DA110 Issue 3	Plus Studio	28/08/2026
19.	Site Elevations – North + West	DA200 Issue 3	Plus Studio	28/08/2026
20.	Site Elevations – South + East	DA201 Issue 3	Plus Studio	28/08/2026
21.	Site Section 1	DA224 Issue 3	Plus Studio	28/08/2026

22.	Site Section 2	DA225 Issue 3	Plus Studio	28/08/2026
23.	Building Elevations – Building 1 - North	DA1200 Issue 3	Plus Studio	28/08/2026
24.	Building Elevations – Building 1 - West	DA1201 Issue 3	Plus Studio	28/08/2026
25.	Building Elevations – Building 1 - South	DA1202 Issue 3	Plus Studio	28/08/2026
26.	Building Elevations – Building 1 - East	DA1203 Issue 3	Plus Studio	28/08/2026
27.	Building Elevations – Building 2 - North	DA2200 Issue 3	Plus Studio	28/08/2026
28.	Building Elevations – Building 2 - West	DA2201 Issue 3	Plus Studio	28/08/2026
29.	Building Elevations – Building 2 - South	DA2202 Issue 3	Plus Studio	28/08/2026
30.	Building Elevations – Building 2 - East	DA2203 Issue 3	Plus Studio	28/08/2026
31.	Section A	DA220 Issue 2	Plus Studio	28/08/2026
32.	Section B	DA221 Issue 2	Plus Studio	28/08/2026
33.	Section C	DA222 Issue 2	Plus Studio	28/08/2026
34.	Section D	DA223 Issue 2	Plus Studio	28/08/2026
35.	Material Schedule	-	Plus Studio	-
36.	Acoustic Report	Ref: 2025154 R01C Lot 18b MacArthur Avenue	Acousticworks	27/08/2026
37.	Landscape Schematic Design	2404601 SD-01 Issue G	Dunn Moran Landscape Architects	04/09/2026
38.	Civil Engineering Report	AU250166 Rev. 01	Edge Consulting Engineers	29/07/2026
39.	Transport Engineering Report	2BRT0353 RP01 Rev. 03	Colliers	04/09/2026
40.	Operational Waste Management Plan	24BRW0255 Issue 3	Colliers	13/07/2026

Plans and documents previously approved on 27 May 2025

Approved plans and documents		Number	Date
1.	Ground clearance analysis prepared by Colliers	24BRT0529-02 Rev A	2 May 2025
3.	Geotechnical and Acid Sulphate Soils Investigation Report site 18 prepared by Core Consultants Pty Ltd	J002466-005-R-Rev1	12 March 2025

4.	Acid Sulphate Soils Management Plan site 18 (Site 18a & 8b) prepared by Core Consultants Pty Ltd	J002466-003-R-Rev1	12 March 2025
8.	Flood Assessment, Lot 18B, Northshore Hamilton prepared by Water Engineering Partners	R.30253.003.02	13 March 2025

Compliance assessment

Where a condition of this approval requires Compliance Assessment, Compliance Assessment is required in accordance with the following:

- a) The Applicant must:
 - i) pay to EDQ at the time of submission the relevant fee for Compliance Assessment, including any third party peer review costs which will be charged on a 100% cost recovery basis. The Compliance Assessment fees are set out in EDQ Development Services Fees and Charges Schedule¹ (as amended from time to time).
 - ii) submit to EDQ a duly completed Compliance Assessment form².
 - iii) submit to EDQ the documentation as required under the relevant condition.
- b) Where EDQ is satisfied the documentation submitted for Compliance Assessment complies with the requirements of the relevant condition (or element of the condition), EDQ will endorse the documentation and advise by written notice.
- c) Compliance Assessment and endorsement can be repeated where a different design or solution, to that already endorsed, is sought.
- d) The process and timeframes that apply to Compliance Assessment are as follows:
 - i) the Applicant submits items required under a) above to EDQ for Compliance Assessment.
 - ii) **within 20 business days** – EDQ assesses the documentation and:
 1. if satisfied, endorses the documentation; or
 2. if not satisfied, notifies the Applicant accordingly.
 - iii) if the Applicant is notified under ii) above, revised documentation must be submitted **within 20 business days** from the date of notification.
 - iv) **within 20 business days** – EDQ assesses the revised documentation and:
 1. if satisfied, endorses the revised documentation; or
 2. if not satisfied, notifies the Applicant accordingly.
 - v) where MEDQ notifies the Applicant as stated under iv) above, repeat steps iii) and iv) above. If either party is not satisfied by the outcome of this process, that party can

¹ The EDQ Development Assessment Fees and Charges Schedule is available at EDQ's website.

² The Compliance Assessment form is available at EDQ's website. It sets out how to submit documentation for Compliance Assessment and how to pay Compliance Assessment fees.

elect to enter into a mediation process with an independent mediator agreed to by both parties.

Despite note v) above, the condition (or element of the condition) is determined to have been met only when EDQ endorses relevant documentation.

Submitting documentation to EDQ

Where a condition of this approval requires documentation to be submitted to EDQ, use the following submission pathways:

- a) For conditions requiring Compliance Assessment via the [EDQ Customer Portal](#) or via developmentservices@edq.qld.gov.au.
- b) For conditions requiring the submission of material related to the [Certification Procedures Manual \(CPM\)](#) process via the CPM [Digital Submission system](#).

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 and any other documentation endorsed via Compliance Assessment as required by these conditions.	Prior to commencement of use or BFP endorsement, whichever occurs first
2	Maintain the Approved Development Maintain the approved development generally in accordance with the approved plans and documents and any other documentation endorsed via Compliance Assessment as required by these conditions.	At all times following commencement of use
Construction Management		
3	Hours of Work – Construction Unless otherwise endorsed, via Compliance Assessment for out of hours work, construction hours for the approved development are limited to Monday to Saturday between 6:30am to 6:30pm, excluding public holidays.	During construction unless otherwise endorsed
4	Out of Hours Work – Compliance Assessment Where out of hours work is proposed, submit to EDQ DA, for Compliance Assessment, an out of hours work request. The out of hours work request must include a duly completed out of hours work request form ³ .	Minimum of 10 business days prior to proposed out of hours work commencement date
5	Certification of Operational Work Carry out all Operational Work under this approval in accordance with the <i>Certification Procedures Manual</i> .	At all times

³ The out of hours work request form is available at EDQ's website.

	c) Carry out all construction work generally in accordance with the CMP submitted under part a) of this condition.	c) During construction
7	Erosion and Sediment Management a) Submit to EDQ IS an Erosion and Sediment Control Plan (ESCP), certified by a RPEQ or an accredited professional in erosion and sediment control, and prepared generally in accordance with the following: i) construction phase stormwater management design objectives of the <i>State Planning Policy 2017</i> (Appendix 2 Table A); ii) <i>Healthy Land and Water Technical Note: Complying with the SPP – Sediment Management on Construction Sites</i>. b) Implement the certified ESCP submitted under part a) of this condition.	a) Prior to commencing work b) During construction
8	Traffic Management Plan a) Submit to EDQ IS a Traffic Management Plan (TMP), certified by a person holding a current Traffic Management Design qualification. The TMP must include the following: i) provision for the safe and functional management of traffic around and through the site during and outside of construction work hours; ii) provision for the safe and functional management of pedestrian traffic, including alternative pedestrian routes past, through or around the site; iii) provision of parking for workers and materials delivery; iv) risk identification, assessment and identification of mitigation measures; v) ongoing monitoring, management review and certified updates (as required); and vi) traffic control plans and/or traffic control diagrams, prepared in accordance with <i>Austroads Guide to Temporary Traffic Management</i>, for any temporary part or full road closures. b) Carry out all construction work generally in accordance with the certified TMP submitted under part a) of this condition, which is to be current and available on site. <i>NOTE: Operational traffic changes, such as temporary and permanent lane modifications, relaxation of clearway zone hours or footpath closures may require authorisation from Council or DTMR as road manager. It is recommended that applicants engage directly with the applicable road manager.</i>	a) Prior to commencing work b) During construction
9	Construction Noise Management Plan	

	a) Submit to EDQ IS a Construction Noise Management Plan (CNMP), certified by a suitably qualified acoustic engineer. At a minimum, the CNMP must address the following sections of <i>Australian Standard AS2436-2010</i> as they relate to the site and construction activities: i) section 3.4 – Community Relations, including schedule of activities, community notification strategy, complaints reporting and response strategies ii) section 4.4 – Post Approval/Construction Planning for Noise and Vibration, including strategies to minimise adverse impacts to proximate sensitive land uses/receptors iii) section 4.5 – Control of Noise at Source, including strategies to control noise at source; iv) section 4.6 – Controlling the Spread of Noise, including noise reduction measures; and v) section 5.0 – Methods for Measurement of Noise and Vibration, including noise measurement and monitoring strategy. b) Carry out construction work generally in accordance with the certified CNMP required under part a) of this condition. c) Where requested by EDQ, submit to EDQ IS Noise Monitoring Reports, certified by a suitably qualified acoustic engineer, and evidence of compliance with the community relations elements of the CNMP required under part a) of this condition.	a) Prior to commencing work b) During construction c) As requested by EDQ
11	Public Infrastructure (Damage, Repairs and Relocation) a) Repair any damage to existing public infrastructure caused by works carried out in association with the approved development. b) Where existing public infrastructure require repair or relocation, due to the approved development and/or works associated with the approved development, repair and/or relocate the public infrastructure at no cost to others and in accordance with statutory requirements and the External Authority's design standards. <i>NOTE: It is recommended applicants record their own dated photographic evidence of the condition of relevant existing public infrastructure both before and after works carried out in association with the approved development.</i>	a) Prior to commencement of use or BFP endorsement, whichever occurs first b) Prior to commencement of use or BFP endorsement, whichever occurs first
12	Earthworks	

	b) Submit to EDQ IS a Validation Report, certified by a suitably qualified environmental or soil scientist, confirming that all earthworks have been carried out in accordance with the ASS Management Plan submitted under part b) of this condition.	first
14	Retaining Walls a) Submit to EDQ IS detailed engineering plans, certified by a RPEQ, of all retaining walls 1m or greater in height. Retaining walls must be: i) certified to achieve a minimum 50 year design life; ii) designed generally in accordance with <i>Australian Standard AS4678 – Earth Retaining Structures</i> and relevant material standards (e.g. <i>AS3600 – Concrete Structures</i>); iii) design to ensure construction (and associated earthworks) will not compromise road reserve, public infrastructure and private properties. b) Construct retaining walls generally in accordance with the certified plans required under part a) of this condition. c) Submit to EDQ IS certification from an RPEQ that all retaining wall works 1.0m or greater in height have been constructed generally in accordance with the certified plans submitted under part a) of this condition.	a) Prior to commencing earthworks - Parts b) and c) Prior to commencement of use or BFP endorsement, whichever occurs first
15	Excavation and Basement Design a) Submit to the EDQ IS an Excavation and Basement Report, certified by a RPEQ, that is to include: i) confirmation of design and performance criteria including standards and supporting documents used for the basis of design. ii) consistency with Australian Standard AS 3798, Guidelines on Earthworks for Commercial and Residential Developments. iii) Confirmation that any vibration generated through basement excavation or piling work does not impact on the stability of external road infrastructure and existing buildings on MacArthur Avenue. iv) locations of cut and fill, and the character of material. v) quantity of fill to be deposited. vi) a maintenance regime for site access roads/tracks, ensuring they remain clean and free of material. vii) existing and proposed finished levels in reference to the Australian Height Datum and extending into the adjoining properties.	a) Prior to commencing work

	viii) mitigation measures for the protection of adjoining properties and roads from ponding and/or nuisance from stormwater. ix) Detailed Design and Construction Plans, including staging, for excavation and basement design, certified by a RPEQ. b) Carry out excavation and basement work in accordance with the certified Detailed Design and Construction Plans submitted under part a) of this condition. c) Submit to EDQ IS, RPEQ: i) certification that excavation and basement work has been undertaken in accordance with part b) of this condition; and ii) certified 'as-constructed' drawings for the excavation and basement work carried out in accordance with part b) of this condition. <i>NOTE: When submitting 'as constructed drawings', the preferred format is one letter/certificate listing all drawings and signed by the appropriate RPEQ for each discipline of engineering.</i>	b) During construction c) Prior to commencement of use or BFP endorsement, whichever occurs first
16	Vehicle Access a) Construct vehicle crossovers: i) located generally in accordance with the approved plans; and ii) designed generally in accordance with Council's adopted standards for a type B2 6.2m wide (residential/visitor access) and a Tupe B2 of 5.0m wide (service vehicle/loading bay access) crossover b) Submit to EDQ IS RPEQ certification that the crossovers have been constructed in accordance with part a) of this condition.	a) Prior to commencement of use or BFP endorsement, whichever occurs first b) Prior to commencement of use or BFP endorsement, whichever occurs first
17	Car Parking Construct, sign and delineate car parking spaces generally in accordance with <i>Australian Standard AS2890 – Parking Facilities</i> and the approved plans.	Prior to commencement of use or BFP endorsement, whichever occurs first
18	Bicycle Parking a) Construct, sign and delineate bicycle parking facilities generally in accordance with <i>Australian Standard</i>	a) Prior to commencement

	<i>AS 2890.3:2015 Parking facilities, Part 3: Bicycle parking</i> and the approved plans. b) Submit to EDQ IS evidence demonstrating bicycle parking facilities have been constructed in accordance with part a) of this condition.	of use or BFP endorsement, whichever occurs first b) Prior to commencement of use or BFP endorsement, whichever occurs first
19	Water Connection Connect the approved development to the existing water reticulation network generally in accordance with Urban Utilities current adopted standards.	Prior to commencement of use or BFP endorsement, whichever occurs first
20	Sewer Connection Connect the approved development to the existing sewer reticulation network generally in accordance with Urban Utilities current adopted standards.	Prior to commencement of use or BFP endorsement, whichever occurs first
21	Stormwater Connection Connect the approved development to a lawful point of discharge: a) with 'no-worsening' to upstream or downstream properties for storm events up to 1% Annual Exceedance Probability; and b) generally in accordance with Council's current adopted standards.	Prior to commencement of use or BFP endorsement, whichever occurs first
22	Stormwater Management (Quality) a) Submit to EDQ IS detailed engineering drawings, certified by a RPEQ, for stormwater treatment devices designed generally in accordance with: i) <i>PDA Guideline No. 13 Engineering standards – Stormwater quality</i> and; ii) Civil Engineering Report prepared by Edge Consulting Engineers, Ref: AU250166, Rev. 01 dated 29/07/2026 b) Provide evidence that a maintenance management agreement has been reached between the legal entity of the development and the proprietor of the treatment device. c) Construct stormwater works generally in accordance	a) Prior to commencement of stormwater works b) Prior to commencement of use or BFP endorsement, whichever occurs first

	with the certified plans submitted under part a) of this condition. d) Submit to EDQ IS RPEQ certification confirming stormwater treatment devices have been constructed generally in accordance with the certified plans submitted under part a) of this condition.	c) Prior to commencement of use d) Prior to commencement of use
23	Flood Emergency Management Plan (FEMP) a) Submit to EDQ IS a Flood Emergency Management Plan (FEMP), prepared by a suitably qualified RPEQ, generally in accordance with the following: i) Northshore Hamilton PDA Development Scheme, ii) Brisbane City Plan 2014, and iii) EDQ's relevant guidelines and standards. The FEMP is to include the following information: 1) Management of emergency access or evacuation for the site. 2) Outline procedures for both ingress and egress during a flood event, particularly where adjoining roads are flooded. b) Implement the certified FEMP submitted under part a) of this condition.	a) Prior to commencement of use b) At all times following commencement of use.
24	Electricity a) Submit to EDQ IS a Certificate of Electricity Supply from Energex for the provision of electricity supply to the approved development. b) Connect the approved development in accordance with the Certificate of Electricity Supply submitted under part a) of this condition.	Parts a) and b) Prior to commencement of use or BFP endorsement, whichever occurs first
25	Telecommunications a) Submit to EDQ IS documentation from an authorised telecommunication service provider confirming that an agreement has been entered into for the provision of underground telecommunication services to the approved development. b) Connect the approved development in accordance with the documentation submitted under part a) of this condition.	Parts a) and b) Prior to commencement of use or BFP endorsement, whichever occurs first
26	Broadband a) Submit to EDQ IS written agreement, from an authorised telecommunications service provider, confirming that fibre-ready pit and pipe infrastructure designed to service the approved development can accommodate services compliant with <i>Industry</i>	Parts a) and b) Prior to commencement of use or BFP endorsement, whichever occurs first

	<i>Guideline G645:2017 Fibre-Ready Pit and Pipe Specification for Real Estate Development Projects.</i> b) Construct the fibre-ready pit and pipe infrastructure specified in the agreement submitted under part a) of this condition.	
27	Landscape Works a) Submit to EDQ IS detailed landscape plans, certified by an AILA, for the development's landscape works. The detailed landscape plans must be designed generally in accordance with the following approved plans: i. Landscape Schematic Design Ref. 2404601 SD-01 Issue G, prepared by Dunn + Moran Landscape Architects Pty Ltd, dated 04/09/2026 The detailed landscape plans are to reflect the stormwater quality treatment chamber and access for maintenance as outlined in the Civil Engineering Report. b) Construct landscape works generally in accordance with the certified plans submitted under part a) of this condition.	a) Prior to commencement of ground level building work b) Prior to commencement of use or BFP endorsement, whichever occurs first
28	Refuse Collection a) Submit to EDQ IS evidence of approved refuse collection arrangements, from Council or a private waste contractor, for the approved development. b) Implement the refuse collection arrangements submitted under part a) of this condition.	a) Prior to commencement of use or BFP endorsement, whichever occurs first b) At all times following commencement of use
29	Acoustic Treatments a) Construct the approved development to include the acoustic treatments specified in the following approved document: i. Acoustic report prepared by acousticworks ref 2025154 R01C Lot 18b MacArthur Avenue, dated 27 August 2026 b) Submit to EDQ IS evidence that the requirements of part a) of this condition have been met.	Parts a) and b) Prior to commencement of use or BFP endorsement, whichever occurs first
30	Outdoor Lighting	

	Outdoor lighting within the site is to be designed and constructed in accordance with <i>Australian Standard AS 4282:1997 Control of the Obtrusive Effects of Outdoor Lighting</i> .	Prior to commencement of use or BFP endorsement, whichever occurs first
31	Electric vehicle readiness a) Include electric vehicle readiness in the development as follows: i. Provision of electrical capacity for Basic (slow) EVSE chargers for 100% of parking bays, including visitor spaces; and ii. Provision of conduits and/or cable trays from car park distribution boards to individual parking spaces to a minimum of 25% of all parking bays (during construction) to enable future Basic (slow) EVSE installation; and iii. Provision of dedicated conduits and circuits to 2% of all parking bays to enable future Destination (regular) EVSE charger installation, located in a time-limited shared car parking bay; b) Electric vehicle charging shall be: i. capable of electrical load control to manage the development's electricity demand profile in the context of the network supply profile; and ii. designed with regard to fire retardance and ventilation c) Submit to EDQ IS, certified evidence from a suitably qualified and experienced electrical engineer, that the electric vehicle readiness required by parts a) and b) of this condition has been provided.	For all parts of this condition, prior to endorsement of the BFP or commencement of the use, whichever occurs first
32	Easements over Infrastructure Provide public utility easements, in favour of and at no cost to the grantee, over infrastructure located in land (other than road) for Contributed Assets. The terms of public utility easements are to be to the satisfaction of the Chief Executive Officer of the authority which is to accept and maintain the Contributed Assets.	Prior to commencement of use or registration of a Building Format Plan, whichever occurs first
33	Road Infrastructure Support Batter Easement Submit to EDQ DA evidence that the Road Infrastructure Support Batter easement has been extinguished.	Prior to commencement of use unless otherwise agreed to in writing by the MEDQ.
36	<i>Deleted</i>	

37	<i>Deleted</i>	
Infrastructure Contributions		
38	Infrastructure Charges Pay to MEDQ infrastructure charges in accordance with the DCOP, indexed to the date of payment. Where the application is a MCU, certified construction plans detailing the GFA must also be provided to the MEDQ prior to commencement of use for calculation of final charges.	In accordance with the DCOP
New Condition		
39	External Stormwater works (Quality) – Compliance Assessment a) Submit to EDQ, for Compliance Assessment, detailed engineering drawings, certified by a RPEQ, showing alterations of the existing stormwater treatment devices within the road reserve required to enable construction of the proposed vehicle access located on Barcham Road, as illustrated on the approved plans. The submitted drawings are to demonstrate performance of the device is maintained and works are designed generally in accordance with: i. PDA <i>Guideline No. 13 Engineering standards – Stormwater quality</i>. b) Construct stormwater works generally in accordance with the certified plans submitted under part a) of this condition. c) Submit to EDQ RPEQ certification confirming alterations of the existing stormwater treatment devices have been carried out generally in accordance with the certified plans submitted under part a) of this condition.	a) Prior to commencement of stormwater works or cross-over works b) Prior to commencement of use or BFP endorsement, whichever occurs first c) Prior to commencement of use

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 ***