PACIFIQ

FLINDERS LAKES, GREATER FLAGSTONE



PRECINCT 1 VEGETATION CLEARING

UPS URBAN PLANNING SERVICES

OPERATIONAL WORKS

LOT 3 DAIRY ROAD, FLINDERS LAKES

SECTION 1: FORMS



PACIFIQ

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)*	PACIFIC INTERNATIONAL DEVELOPMENT CORPORATION PTY LTD
ABN *(for companies only)*	82 265 732 087
Postal address *(PO Box or street address)*	PO BOX 2091
Suburb	Surfers PARADISE
State	QLD
Postcode	4217
Contact number	5570 4994
Email address	admin@urbanps.com.au

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	Greater Flagstone
Property street address *(i.e. unit / street number and street name)*	1109 UNDULLAH ROAD
Suburb	FLINDERS LAKES
State	QLD
Postcode	4285
Lot on plan description *(e.g. Lot 3 on RP123456)*	3 on S311896
Attach the following information:	
Current title search for each lot	✓ **Confirmed**
Easement document for each easement registered on the title search(s)	✓ **Confirmed**
Environmental management and contaminated land register search for each lot. **Not required for Request to Extend Currency Period*	✓ **Confirmed**

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*

Vegetation Clearing in accordance with a Vegetation Management Plan

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
Town Planning report	Urban Planning Services
VMP	Saunders Havill Group
SBAR	Saunders Havill Group

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?**	DEV2017/844 (overarching site approval)

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.*



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ATTACHMENT 2

Searches - Title-EMR-CLR

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
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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)

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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



URBAN PLANNING SERVICES

www.urbanps.com.au