

Our ref: DEV2014/572

22 July 2014

Isaac Regional Council
c/- Mr Jason Natoli
Integran Infrastructure Management
PO Box 1146
COORPAROO DC QLD 4151

Dear Jason

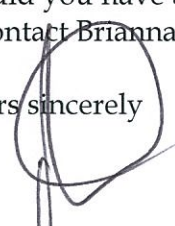
**SECTION 89(1)(a) PDA DEVELOPMENT APPROVAL FOR A PDA
DEVELOPMENT APPLICATION FOR A PDA DEVELOPMENT PERMIT FOR A
RECONFIGURING A LOT (NEW ROAD) AT MORANBAH RAILWAY
STATION ROAD, MORANBAH DESCRIBED AS LOT 252 ON SP262649**

On 22 July 2014 the Minister for Economic Development Queensland (MEDQ) approved the Priority Development Area (PDA) development application pursuant to s.85(4)(b) of the *Economic Development Act 2012*. MEDQ has decided to grant all of the PDA development approval applied for subject to PDA development conditions set out in the attached PDA Development Approval Package.

The PDA development application and the decision notice can also be viewed in the MEDQ Development Approvals Register via the MEDQ website <http://www.dsdip.qld.gov.au/infrastructure-and-planning/priority-development-area-development-approvals.html>

Should you have any queries in relation to the decision notice, please do not hesitate to contact Brianna Fyffe on 3452 7167.

Yours sincerely


Patrick Atkinson
Director - PDA Development Assessment

PDA Decision Notice – Approval

Site information		
Name of urban development area (PDA)	Moranbah	
Site address	Moranbah Railway Station Road, Moranbah	
Lot on plan description	Lot number	Lot description
	Lot 252	SP262649
PDA development application details		
MEDQ reference number	DEV2014/572	
Lodgement date	4 June 2014	
Type of application	☒ New development involving:- ☒ Reconfiguring a lot ☒ Development permit	
Description of proposal applied for	Reconfiguring a Lot (new road)	

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 July 2014	
Currency period		6 years from Decision Date	
Plans and specification			
The plans and specifications approved by the MEDQ and referred to in the PDA development conditions concerning the PDA development approval are detailed below.			
Approved plans, reports and specifications		Number (if applicable)	Date (if applicable)
1.	Proposed Plan – New Road Opening Lot 252 on SP262649	1, Revision A	15/05/2014, Amended in Red 17/07/2014
PDA Development Conditions			
1.	Carry out the approved development Carry out and complete the development generally in accordance with the approved plan/s, drawing/s and document/s and the conditions contained in this approval.	Prior to survey plan endorsement	
2.	Certification of Operational Works In relation to all operational works undertaken on the site, the developer must comply with all requirements and fulfil all responsibilities outlined in the Certification Procedures Manual.	As indicated	
3.	Construction Management Plan a) Submit to the Principal Engineer PDA Development Assessment DSDIP a Site Based Construction Management Plan prepared by the principal site contractor that includes but is not necessarily limited to the following: - management of traffic around and through the site; - management of noise and dust generated from the site during and outside construction work hours; - management of contaminated soils (if required), including removal, treatment and replacement in accordance with site remediation plans prepared and approved specifically for this site; Unless otherwise approved by PDA Development Assessment, DSDIP hours of	Prior to commencement of works	

	construction must be Monday to Saturday 6.30am to 6.30pm. Construction work in relation to the development must not be conducted outside the above hours or on Sunday or Public Holidays. b) Undertake all works generally in accordance with the construction management plan which must be current and available on site at all times during the construction period.	As indicated
4.	Roadworks a) Submit to Principal Engineer PDA Development Assessment DSDIP detailed design/construction plans certified by a RPEQ for the proposed new road shown on Proposed Plan – New Road Opening Lot 252 on SP262649, 1, Revision A, dated 15/05/14 Amended in red 17/07/2014. The design shall incorporate a minimum 2 x 3.5m wide AC sealed travel lanes and 1.0m wide gravel shoulders. b) Construct the works in accordance with the certified plans required under part a) of this condition. c) Submit to Principal Engineer PDA Development Assessment DSDIP ‘as-constructed’ plans of the completed works in a format acceptable to the Isaac Regional Council	a) Prior to the commencement of site works b) Prior to survey plan endorsement c) Prior to survey plan endorsement
5.	Soil erosion and sediment control a) Prepare an Erosion and Sediment Control (ESC) Plan in accordance with <i>Isaac Regional Council standards</i> and the <i>ICEA Best Practice Erosion & Sediment Control – November 2008</i> where construction works are proposed. b) Implement the endorsed Erosion and Sediment Control Plan on site	a) Prior to commencing site works b) At all times during construction works
6.	Service conduits and mains Supply and install all service conduits and meet the cost of any alterations to public utility mains, existing mains, services or installations required in conjunction with the approved development.	Prior to survey plan endorsement

STANDARD ADVICE

Please note that in order to lawfully undertake development, it may be necessary to obtain approvals other than this PDA development approval, some specific advices are outlined below. Other advices may include other approvals under the *Economic Development Act 2012* as well as the *Sustainable Planning Act 2009* (eg for building work), the *Plumbing and Drainage Act 2002* and the *Commonwealth Environmental Protection and Biodiversity Conservation Act 1999*. Carrying out development may also be subject to 'duty of care' legislation such as the *Aboriginal Cultural Heritage Act 2003*. For advice on other approvals that may be necessary in relation to your proposal, please seek professional advice.

Please note: The above information has been provided to the applicant as an advice only, and does not form part of the development approval conditions. This advice has been provided to the applicant to inform them of other obligations they may have to comply with (under state legislation or local laws) prior to their activity commencing.

**** End of package****