

# Development Application Form

*(Urban Land Development Act 2007, version 4.0 effective from 14 September 2012)*

## BEFORE LODGING YOUR APPLICATION

- Please check that you have read and completed all sections of this form. The Development Application Supplementary Guide should be read in conjunction with this form as it aims to clarify and explain the information that should accompany your application.
- Consider whether it would be appropriate to contact the Urban Land Development Authority (ULDA) to arrange a pre-application meeting before lodging your application
- Further information about the ULDA development assessment process is available at [www.ulda.qld.gov.au](http://www.ulda.qld.gov.au)
- To lodge, either:
  - **Hand deliver** to the ULDA office located at Level 4, 229 Elizabeth Street, Brisbane
  - **Post** to the Urban Land Development Authority at GPO BOX 2202 BRISBANE QLD 4001

Please note that it is **mandatory** to complete **all** sections of the development application form, with the exception of the section regarding the construction value. Unless the form is completed in full and the necessary documentation is attached, the development application will **not** be properly made.

## PROPERTY DESCRIPTION

Identify all lots, including any part of a lot on which the development is proposed.

|                                                                                      |
|--------------------------------------------------------------------------------------|
| Street Address (i.e. unit / street number, street name, suburb / town and post code) |
| Bowen Street, Roma                                                                   |
| Lot on Plan Description (e.g. Lot 3 on RP123456)                                     |
| 142 on SP257141 (Lot 142 on SP 250497)                                               |
| Total Site Area (m <sup>2</sup> )                                                    |
| 22410 m <sup>2</sup>                                                                 |
| Urban Development Area                                                               |
| Roma                                                                                 |

|                                                                                                                                                                                                                                  |                              |                             |
|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|------------------------------|-----------------------------|
| Please attach a current title search for each lot obtained within 30 days of lodging the development application. If no title search is attached, the applicant will be charged \$30 for each title search required by the ULDA. | <input type="checkbox"/> Yes | <input type="checkbox"/> No |
| Please attach a copy of each registered easement shown on each current title search. If the easement documents are not attached, the applicant will be charged \$30 for each easement documentation search required by the ULDA. | <input type="checkbox"/> Yes | <input type="checkbox"/> No |

## PROPOSAL DETAILS

Uses and/or works proposed by the application

|                                                                                                           |                                                         |                                            |                                |
|-----------------------------------------------------------------------------------------------------------|---------------------------------------------------------|--------------------------------------------|--------------------------------|
| Type of UDA Development Approval Sought (see Section 70 of the Urban Land Development Authority Act 2007) |                                                         |                                            |                                |
| <input type="checkbox"/> Preliminary Approval                                                             | <input checked="" type="checkbox"/> Development Permit  | <input type="checkbox"/> Both              |                                |
| Development Type                                                                                          |                                                         |                                            |                                |
| <input type="checkbox"/> Material Change of Use                                                           | <input checked="" type="checkbox"/> Reconfiguring a Lot | <input type="checkbox"/> Operational Works | <input type="checkbox"/> Other |

|                                                                                                       |                                       |                                            |
|-------------------------------------------------------------------------------------------------------|---------------------------------------|--------------------------------------------|
| Description of proposed use (e.g. Multiple residential (5 dwelling units), 1 into 10 lot subdivision) |                                       |                                            |
| 1 into 3 lot + New Road Management subdivision and assessment. + new road                             |                                       |                                            |
| Accompanying Plan (if relevant)                                                                       |                                       |                                            |
| <input checked="" type="checkbox"/> Plan of Development                                               | <input type="checkbox"/> Context Plan | <input type="checkbox"/> Sub-Precinct Plan |

### APPLICANT DETAILS

The applicant is responsible for ensuring the accuracy of the information provided because any approval issued will be issued to the applicant. The ULDA will rely on this information when assessing and deciding the application.

|                                 |                                    |
|---------------------------------|------------------------------------|
| Individual Name                 | Mitchell Hendricks                 |
| Company / Organisation / Agency | Walter Consulting Group            |
| Contact Name                    | Mitchell Hendricks                 |
| Postal Address                  | Po Box 436, New Farm 4005          |
| Telephone Number                | 3666 5200                          |
| Email Address                   | mhendricks@walterconsulting.com.au |

To enable the ULDA to issue an invoice/receipt for the payment of the development application fees please provide the following details:

|                  |                                  |
|------------------|----------------------------------|
| Company Name     | Urban Land Development Authority |
| ABN              |                                  |
| Address          |                                  |
| Contact Name     | Genaca Mitchell                  |
| Telephone Number | 3174 0205                        |
| Email Address    | Genaca.Mitchell@ulda.qld.gov.au  |

### OWNER'S CONSENT

|                                                    |                                                                            |
|----------------------------------------------------|----------------------------------------------------------------------------|
| Is owner(s) consent required for this application? | <input checked="" type="checkbox"/> Yes (if yes, complete the table below) |
|                                                    | <input type="checkbox"/> No                                                |

By signing here each owner(s) is consenting to the lodgement of the application under the *Urban Land Development Authority Act 2007*.

| Real Property Description              | Owner(s) Name | Signature                                                                           | Position   | Date    |
|----------------------------------------|---------------|-------------------------------------------------------------------------------------|------------|---------|
| Lot 142 SP257141<br>(Lot 142 SP250417) |               |  | Acting CEO | 22.1.13 |

|                                                                                                                                                                                                       |                              |
|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|------------------------------|
| The applicant consents to receiving documents that are required or permitted to be provided under the <i>Urban Land Development Authority Act 2007</i> or any other statute, in an electronic format. | <input type="checkbox"/> Yes |
|                                                                                                                                                                                                       | <input type="checkbox"/> No  |

|                                                                                                                 |                                                    |
|-----------------------------------------------------------------------------------------------------------------|----------------------------------------------------|
| Evidence of State resource allocation attached? (See Section 51A <i>Urban Land Development Authority 2007</i> ) | <input type="checkbox"/> Yes                       |
|                                                                                                                 | <input checked="" type="checkbox"/> Not applicable |

|                             |                          |                                                                                                                                                                                                        |
|-----------------------------|--------------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Nature of evidence supplied | <input type="checkbox"/> | Evidence of an allocation of, or an entitlement to, the resource.                                                                                                                                      |
|                             | <input type="checkbox"/> | Evidence the chief executive of the department administering the resource is satisfied the development is consistent with an allocation of, or an entitlement to, the resource.                        |
|                             | <input type="checkbox"/> | Evidence the chief executive of the department administering the resource is satisfied the development application may proceed in the absence of an allocation of, or an entitlement to, the resource. |

### APPROVAL HISTORY

|                                                                                                                                                                                                                             |                                        |
|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------------------------------------|
| Is there any development approval, granted under the <i>Integrated Planning Act 1997</i> , the <i>Urban Land Development Authority Act 2007</i> or the <i>Sustainable Planning Act 2009</i> , still in effect for the land? | <input type="checkbox"/> Yes           |
|                                                                                                                                                                                                                             | <input checked="" type="checkbox"/> No |

### ATTACHMENTS

Provide details of plans, drawings, and / or reports accompanying the application

| Description                          | Date |
|--------------------------------------|------|
| Plan of Development prepared by Fyfe |      |
| Cover Letter                         |      |
| Development Assessment Report        |      |
|                                      |      |
|                                      |      |
|                                      |      |

### FINANCIAL INTEREST

|                                                                                                                                                                                                                                                                                             |                                        |
|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------------------------------------|
| Does the ULDA have a financial interest in the development application because of its participation in a business arrangement other than with a government entity, GOC or local government? (for more information, see section 60 of the <i>Urban Land Development Authority Act 2007</i> ) | <input type="checkbox"/> Yes           |
|                                                                                                                                                                                                                                                                                             | <input checked="" type="checkbox"/> No |

### CONSTRUCTION VALUE

|                                                                                                                    |
|--------------------------------------------------------------------------------------------------------------------|
| To assist the ULDA with its reporting requirements, please advise as to the construction value of the development. |
| \$                                                                                                                 |

## PRIVACY STATEMENT

The Information collected on this form will be used by the Urban Land Development Authority (ULDA) in accordance with the processing and assessment of your application. Your personal details will not be disclosed for a purpose outside of the planning process, except where by legislation (including the *Right to Information Act 2009*) or required by Parliament. This information may be stored in an Urban Land Development Authority database. The information collected will be retained as required by the *Public Records Act 2002*.

## APPLICANT'S DECLARATION

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



Signature of Applicant/Authorised Person

14/01/13

Date

Mitchell Hendriks - Senior Town Planner

Print Name and Position

|                       |                                           |  |
|-----------------------|-------------------------------------------|--|
| OFFICE<br>USE<br>ONLY | Date received by the ULDA                 |  |
|                       | Fee receipt number                        |  |
|                       | Application number                        |  |
|                       | ULDA receiving officer (Name & signature) |  |



Author Jannene Horne  
File / Ref number 2012/005159  
Directorate / Unit State Land Asset Management  
Phone 07 46610200

8 August 2012

Urban Land Development Authority  
GPO Box 2202  
Brisbane QLD 4001

Attention: Peter Smith

Dear Sir

**Application for evidence of resource entitlement for residential development – Lot 141 SP250497 and Lot 142 SP250497, Parish of Roma**

Reference is made to the request for evidence of resource entitlement required to accompany the development application for residential development.

It is advised that the proposed development is consistent with an allocation of, or an entitlement to, the resource identified in Schedule 14 of the Sustainable Planning Regulation 2009 as listed in the table below:

| State Resource                                                                                                                                                                                                                                                                                 | Street Address, Tenure Reference and/or Lot on Plan description |
|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----------------------------------------------------------------|
| <b>Item 2:</b> Land subject to a lease (including a freeholding lease) or a reserve or deed of grant in trust, under the <i>Land Act 1994</i> -<br>(a) other than to the extent that item 17 applies to the land; and<br>(b) if the lessee or trustee is not, or does not represent, the State | Lot 141 SP250497 and Lot 142 SP250497                           |

Although evidence of resource entitlement to the development application has been provided, you are always required to comply with the purpose, terms and conditions of Term Lease 0/235384 over Lot 141 SP250497 and Term Lease 0/235385 over Lot 142 SP250497 and undertake works only if and when the development application has been approved by the assessment manager, and in accordance with the conditions of that approval.

A copy of this letter is to be attached to your IDAS Form 1 as the required evidence for Table G.

You will also need to comply with all other legislative and regulatory requirements which may also include approvals that are not part of the assessment of the development application under the Sustainable Planning Act 2009 (SPA) eg. a marine park permit if in a marine park.

Further, please note that the above evidence will expire on 8 February 2013. Should the development application not be lodged with the assessment manager prior to this date, you will be required again to lodge the IDAS Form 1 and any attachments with this Department with a further request for evidence of resource entitlement - any further request will need to be reconsidered by the Department.

It is also advised that any land use activities must comply with the Aboriginal Cultural Heritage Act 2003 or the Torres Strait Islander Heritage Act 2003.

Finally, providing evidence of resource entitlement is required under SPA to enable the application to be considered properly made for lodging with the assessment manager and is a completely separate process to assessment of the application under SPA.

Accordingly, the Department may act at a later date as assessment manager, concurrence/referral agency, or advice agency in the assessment of the development application - providing evidence of resource entitlement will not influence any statutory role the Department may have in this assessment.

If you wish to discuss this matter please contact Jannene Horne on 07 46610200.

All future correspondence relative to this matter is to be referred to the contact Officer at the address below or by email to [slam-warwick@derm.qld.gov.au](mailto:slam-warwick@derm.qld.gov.au) Any hard copy correspondence received will be electronically scanned and filed. For this reason, it is recommended that any attached plans, sketches or maps be no larger than A3-sized.

Please quote reference number 2012/005159 in any future correspondence.

Yours sincerely



Rhonda Geitz

Senior Land Officer

A duly authorised delegate of the Chief Executive  
under the current Land Act (Chief Executive) Delegation