



SARA reference: 2204-28498 SRA  
 Council reference: D/43-2022  
 Applicant reference: 7784

11 May 2022

Chief Executive Officer  
 Rockhampton Regional Council  
 PO Box 1860  
 Rockhampton Qld 4700  
 enquiries@rrc.qld.gov.au

Dear Sir/Madam

## SARA response—393-409 McLaughlin Street, Parkhurst

(Referral agency response given under section 56 of the *Planning Act 2016*)

The development application described below was confirmed as properly referred by the State Assessment and Referral Agency (SARA) on 26 April 2022.

### Response

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Outcome:	Referral agency response – with conditions.
Date of response:	11 May 2022
Conditions:	The conditions in <b>Attachment 1</b> must be attached to any development approval.
Advice:	Advice to the applicant is in <b>Attachment 2</b> .
Reasons:	The reasons for the referral agency response are in <b>Attachment 3</b> .

### Development details

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Description:	Development permit      Reconfiguring a lot (one lot into two lots)
SARA role:	Referral Agency.
SARA trigger:	Schedule 10, Part 9, Division 4, Subdivision 1, Table 1, Item 1 (Planning Regulation 2017)
	Development application for reconfiguring a lot impacting State transport infrastructure
SARA reference:	2204-28498 SRA
Assessment Manager:	Rockhampton Regional Council

Street address: 393-409 McLaughlin Street, Parkhurst  
Real property description: Lot 5 on SP326460  
Applicant name: Gaelforce Project Services Pty Ltd, John William Trenaman and Arcup (Qld) Pty Ltd  
Applicant contact details: c/- Capricorn Survey Group (CQ) Pty Ltd  
PO Box 1391  
Rockhampton QLD 4700  
reception@csgcq.com.au

## Representations

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An applicant may make representations to a concurrence agency, at any time before the application is decided, about changing a matter in the referral agency response (s.30 Development Assessment Rules) Copies of the relevant provisions are in **Attachment 4**.

A copy of this response has been sent to the applicant for their information.

For further information please contact Thomas Gardiner, Principal Planning Officer, on (07) 4924 2916 or via email RockhamptonSARA@dasilgp.qld.gov.au who will be pleased to assist.

Yours sincerely



Anthony Walsh  
Manager Planning

enc Attachment 1 - Referral agency conditions  
Attachment 2 - Advice to the applicant  
Attachment 3 - Reasons for referral agency response  
Attachment 4 - Representations provisions

## Attachment 1—Referral agency conditions

(Under section 56(1)(b)(i) of the *Planning Act 2016* the following conditions must be attached to any development approval relating to this application) (Copies of the plans and specifications referenced below are found at Attachment 5)

No.	Conditions	Condition timing
<b>Reconfiguring a Lot</b>		
Schedule 10, Part 9, Division 4, Subdivision 1, Table 1, Item 1 —The chief executive administering the <i>Planning Act 2016</i> nominates the Director-General of the Department of Transport and Main Roads to be the enforcement authority for the development to which this development approval relates for the administration and enforcement of any matter relating to the following condition(s):		
1.	Direct access is not permitted between the gazetted future State-controlled transport corridor (that is the Rockhampton Ring Road) and the subject site.	At all times.

## Attachment 2—Advice to the applicant

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<b>General advice</b>	
1.	Terms and phrases used in this document are defined in the <i>Planning Act 2016</i> its regulation or the State Development Assessment Provisions (SDAP) [v3.0]. If a word remains undefined it has its ordinary meaning.

## **Attachment 3—Reasons for referral agency response**

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(Given under section 56(7) of the *Planning Act 2016*)

### **The reasons for SARA's decision are:**

- The proposed development is for reconfiguring a lot (one lot into two lots), located at 393-409 McLaughlin Street, Parkhurst, described as Lot 5 on SP326460 (the subject site).
- The reconfiguring a lot will result in two (2) lots being formed, with lot sizes of 3.59ha and 7.21ha for proposed Lots 5 and 6 respectively.
- The area of the subject site is greater than 16,000m<sup>2</sup> and future development over the subject site will be for industrial activities.
- There is no direct access proposed between proposed Lot 6 and the future State-controlled transport corridor to the west of the subject site.
- To ensure ongoing compliance with Performance Outcome 21 of State Development Assessment Provisions (SDAP) State 6: Protection of State transport networks, a condition has been imposed restricting direct access between the subject site and the future State-controlled transport corridor.
- The proposed development is consistent with SDAP State code 6 as the proposed development will not impact the operating performance of State transport infrastructure.

### **Material used in the assessment of the application:**

- The development application material and submitted plans
- *Planning Act 2016*
- Planning Regulation 2017
- The *State Development Assessment Provisions* (version [3.0]), as published by SARA
- The Development Assessment Rules
- SARA DA Mapping system

## **Attachment 4—Change representation provisions**

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