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Brisbane City Council ABN 72 002 765 795

**City Planning and Economic Development Services
Development Services**

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22 January 2026

Changfa Pty Ltd
C/- S5 Consulting Pty Ltd
2/265 Sandgate Road
ALBION QLD 4010

ATTENTION: Sam Evans

Application Reference: A006809986

Address of Site: 451 MILES PLATTING RD ROCHEDALE QLD 4123

Dear Sam

RE: Decision notice pursuant to section 63 of the *Planning Act 2016*

I am pleased to inform you that your development application has been approved as indicated in the attached decision notice.

This approval must be carried out in accordance with the Approved Drawings and/or Documents listed below:

Plan Reference	Plan Number	Received Date	Amended Date
Vegetation Management Plan - Layout 1 of 2	S523154_VMP_001	19 January 2026	21 January 2026
Vegetation Management Plan - Layout 2 of 2	S523154_VMP_002	19 January 2026	21 January 2026
Vegetation Management Plan - Notes Sheet 1 of 6	S523154_VMP_003	19 January 2026	21 January 2026
Vegetation Management Plan - Notes Sheet 2 of 6	S523154_VMP_004	19 January 2026	21 January 2026
Vegetation Management Plan - Notes Sheet 3 of 6	S523154_VMP_005	19 January 2026	21 January 2026
Vegetation Management Plan - Notes Sheet 4 of 6	S523154_VMP_006	19 January 2026	21 January 2026
Vegetation Management Plan - Notes Sheet 5 of 6	S523154_VMP_007	19 January 2026	21 January 2026
Vegetation Management Plan - Notes Sheet 6 of 6	S523154_VMP_008	19 January 2026	21 January 2026

Plan Reference	Plan Number	Received Date	Amended Date
Vegetation Management Plan - Schedule Sheet 1 of 8	S523154_VMP_009	19 January 2026	21 January 2026
Vegetation Management Plan - Schedule Sheet 2 of 8	S523154_VMP_010	19 January 2026	21 January 2026
Vegetation Management Plan - Schedule Sheet 3 of 8	S523154_VMP_011	19 January 2026	21 January 2026
Vegetation Management Plan - Schedule Sheet 4 of 8	S523154_VMP_012	19 January 2026	21 January 2026
Vegetation Management Plan - Schedule Sheet 5 of 8	S523154_VMP_013	19 January 2026	21 January 2026
Vegetation Management Plan - Schedule Sheet 6 of 8	S523154_VMP_014	19 January 2026	21 January 2026
Vegetation Management Plan - Schedule Sheet 7 of 8	S523154_VMP_015	19 January 2026	21 January 2026
Vegetation Management Plan - Schedule Sheet 8 of 8	S523154_VMP_016	19 January 2026	21 January 2026
Appendix 1 - Machinery Locations	Sht-4	19 January 2026	21 January 2026

In addition to this approval you may also be required to obtain a water approval from the Central SEQ Distributor Retailer trading as Urban Utilities.

Included is a table of appeal rights under the *Planning Act 2016* advising you of appeal rights to the Planning and Environment Court or a tribunal.

Please phone me on telephone number below during normal business hours if you have any queries regarding this matter.

Yours sincerely



Renee Silvester
Senior Ecologist
Ecology Services
Phone: (07) 3178 5834
Email: Renee.Silvester@brisbane.qld.gov.au
Development Services
Brisbane City Council

Decision Notice

(Section 63 (Notice of decision) of the *Planning Act 2016*)

INTRODUCTION

This is a decision notice given pursuant to section 63 of the *Planning Act 2016*. The decision to approve the application on 22 January 2026 was made by the Principal Ecologist - Bushfire Planning as the delegate appointed by Council to determine the application.

APPLICATION DETAILS

Application Reference Number: A006809986
Application Made Date: 10 July 2025
Properly Made Date: 10 July 2025

DESCRIPTION OF THE DEVELOPMENT

Aspect of Development: DA - PA - Operational Work (ref DAOW465107825)
Nature Application: Development Permit
Activity: Vegetation Management Plan
Description of Proposal: Vegetation Management Plan to comply with condition 10(a) of Development Approval
Stage:

APPLICANT DETAILS

Name of Applicant: Changfa Pty Ltd
Applicant Address: Changfa Pty Ltd
C/- S5 Consulting Pty Ltd
2/265 Sandgate Road
ALBION QLD 4010

SITE DETAILS

Address of Site: 451 MILES PLATTING RD ROCHEDALE QLD 4123
Real Property Description: L2 RP.169578
Zone: EMERGING COMMUNITY ZONE
Owner: Shirley Carlingford Pty Ltd
Ward: Macgregor

TYPE OF APPROVAL

Carry Out Operational Work – Development Permit (ref DAOW465107825)

CURRENCY PERIOD FOR THE DEVELOPMENT APPROVAL

The currency period for this development approval (inclusive of all of its parts) will end on **08 August 2029**.

This development approval (inclusive of all of its parts) lapses at midnight on the above stated date if:

- for a material change of use, the first change of use does not happen;
- for reconfiguring a lot, the plan of subdivision for the reconfiguration is not given to Council; or
- for any other development (including building work, operational work and any early referral agency response), the development does not substantially start; or
- for any development approval made up of two or more different parts, each part which does not fulfil the measures stated above for material change of use, reconfiguring a lot, or any other development.

The currency period is determined by Council pursuant to section 85 of the *Planning Act 2016*.

REFERRAL AGENCIES

No referral agencies were identified for this application.

CONDITIONS

This approval is not subject to conditions however, the approval must be carried out in accordance with the Approved Drawings and/or Documents.

APPEAL RIGHTS

In accordance with the *Planning Act 2016*, the rights of appeal must be stated for the applicant and any submitters. Attached is a table of appeal rights under the *Planning Act 2016* that details your appeal rights and the appeal rights of any submitters.