

1. Changes to Approved Drawings

We wish to formally change the development approval to update Condition 16 and 34.

- Condition 16c is to read as per the December 2009 Minor Change approval, or similar, as per the typical wording from Brisbane City Council for conditions of this nature:

16) Community Management Statement

Any and all Community Management Statement (s) for the site are to contain the following information:

16(c) Vehicular Spaces

The 16 parking spaces for visitors to the residential units, driveway, and car/ vehicle turning areas indicated on the approved plans of layout shall form part of the common property and shall not be designated for the exclusive use of any unit and be available for use by all residential tenants and bona fide visitors. The 61 residential (including eight tandem carparks) parking spaces for the residential units (61 Multi-unit dwellings) are to be used only for parking by the owners/ occupiers of the residential units; and may be designated for the exclusive use of a residential unit. Access driveway to any visitor car bay is not to be fitted with any roller door, gate or similar device preventing access to any visitor car bay. The remaining 5 car spaces inclusive of 1 SRV car space are designated for commercial parking spaces for the office units are to be used only for parking by the owners/ occupiers/customers of the office units; and may be designated for the exclusive use of an office unit. Access driveway to any visitor car bay is not to be fitted with any roller door, gate or similar device preventing access to any visitor car bay.

The 14 parking spaces for visitors to the residential units, driveway, and car/ vehicle turning areas indicated on the approved plans of layout shall form part of the common property and shall not be designated for the exclusive use of any unit and be available for use by all residential tenants and bona fide visitors. The remaining residential parking spaces for the residential units (52 Multi-unit dwellings) are to be used only for parking by the owners/ occupiers of the residential units; and may be designated for the exclusive use of a residential unit. Access driveway to any visitor car bay is not to be fitted with any roller door, gate or similar device preventing access to any visitor car bay.

- Condition 34 (iii) is to read as per the December 2009 Minor Change approval, or similar, as per the typical wording from Brisbane City Council for conditions of this nature:

34) Access, Grades, Manoeuvring, Carparks, Signs

Construct and delineate or sign (as required) the following requirements as indicated on the approved plan(s) of layout:

iii. Parking on the site for a minimum of 81 cars plus 1 SRV and for the loading and unloading of vehicles within the site with the following distribution:

- 4 car spaces plus 1 SRV are to be provided for office use
- 61 car spaces are to be provided for residents
- 16 car spaces are to be provided for residents visitors

One of the above parking spaces for office use is to be provided for people with disabilities.

iii. Parking on the site for 33 spaces for resident/tenant cars, 14 visitor cars and for the loading and unloading of vehicle(s) within the site. There must a minimum number of 47 total number of spaces provided on site.