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APPLICATION REF
A007139209

16 October 2026

Brisbane City Council
GPO Box 1434
BRISBANE QLD 4001

ATT: PLANNING SERVICES

Dear Sir/Madam,

RE: REQUEST TO EXTEND CURRENCY PERIOD (s86) – DEVELOPMENT APPROVAL (A005342883) DEVELOPMENT PERMIT FOR RECONFIGURATION OF A LOT (1 Lot into 11 Lots + New Road) 48 ORMSKIRK ST CALAMVALE QLD 4116 & Part of 58 ORMSKIRK ST CALAMVALE QLD 4116

In accordance with Section 86 of the Planning Act 2016, we apply to Council on behalf of GOLDEN AMOY Pty Ltd formally seeking to extend the currency period for a development approval over 48 Ormskirk Street and part of 58 Ormskirk Street CALAMVALE. The existing approval is for Reconfiguration of a Lot. The development was originally approved by Council under the *Planning Act 2016* on 10 November 2022 (Ref: A005342883). In accordance with Section 85 of the Act, the application has a currency period until midnight 9 February 2027 unless otherwise extended.

Details of the Extension Application, including relevant background information, statutory town planning framework and assessment are included below. **We are seeking a further 4 year extension to the currency period until midnight on 9 February 2031.**

Site Details
The subject site is 48 Ormskirk Street and part of 58 Ormskirk Street in Calamvale formally identified as Lot 1 on SP.172123 and part of Lot 84 on SP.172137. Located between Ormskirk Street and Calamvale District Park, the site is rectangular shaped with a total site area of 6,094m^2.The site is zoned Emerging Community within the Calamvale District Neighbourhood Plan area under the current Brisbane City Plan 2014.

Proposed development is for a residential subdivision principally over the land at 48 Ormskirk Street. The land at 58 Ormskirk Street forms part of the approval for the purpose of accommodating the new road that is facilitated as part of this approval and the separate residential subdivision approval over 58 Ormskirk Street.

Background
On 10 November 2022, Brisbane City Council granted an approval for Reconfiguration of the Lot (Subdivision - 1 Lot into 11 Lots) over this site. The approval was granted under Reference Number A005342883 – a copy of this original Development Approval accompanies the application. This was an Impact Assessable Application with no appeal to Council's Decision made by the applicant or single submitter. There have been associated development applications with regard to this site (principally 58 Ormskirk Street adjoining) including:

A005443134 - Reconfiguration a Lot (Subdivision 1 Lot into 5 Lots + New Road)
A006236396 - Change Application for Reconfiguration a Lot (Subdivision 1 Lot into 7 Lots + New Road)

On 2 October 2026, Council granted an extension to the adjoining Development Approval (Ref: A007042923) for the same subject sites with the new currency period until midnight on 9 February 2030.

Request & Justification for Extension to Relevant Period
The applicant seeks a **48 month (4 year)** extension to the currency period for the approved development in accordance with Section 86 of the Planning Act 2016. Section 87(1) of the Planning Act 2016 states the following with regard to such 'extension applications':

Under Section 87(1) of *Planning Act 2016*; *When assessing an extension application, the Assessment Manager may consider any matter that the Assessment Manager considers relevant, even if the matter was not relevant to assessing the Development Application.*