



SARA reference: 2603-51473 SRA  
Council reference: A006967202  
Applicant reference: 2026\_Blaker

22 April 2026

Chief Executive Officer  
Brisbane City Council  
GPO Box 1434  
BRISBANE QLD 4001  
dalodgement@brisbane.qld.gov.au

Attention: Stephen Jones

Dear Stephen,

## SARA referral agency response—198 Blaker Road, Keperra

(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 15 April 2026.

### Response

Outcome:	Referral agency response - No requirements Under section 56(1)(a) of the <i>Planning Act 2016</i> , SARA advises it has no requirements relating to the application.
Date of response:	22 April 2026
Advice:	Advice to the applicant is in <b>Attachment 1</b>
Reasons:	The reasons for the referral agency response are in <b>Attachment 2</b>

### Development details

Description:	Development Permit	Reconfiguring a Lot for Subdivision (1 into 2)
SARA role:	Referral agency	
SARA trigger (Planning Regulation 2017)	Schedule 10, Part 9, Division 4, Subdivision 2, Table 1, Item 1 (10.9.4.2.1.1)	
	Reconfiguring a lot near a state transport corridor	
SARA reference:	2603-51473 SRA	
Assessment manager:	Brisbane City Council	

Street address: 198 Blaker Road, Keperra  
Real property description: Lot 4 on SP238178  
Applicant name: Ryan Moloney  
Applicant contact details: C/- Olearia Town Planning  
PO Box 6406  
MITCHELTON QLD 4053  
admin@oleariatownplanning.com.au

*Human Rights Act 2019* considerations: Consideration of the *Human Rights Act 2019* sections 15 to 37 has been undertaken as part of this decision. It has been concluded that this decision does not limit human rights.

## 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 3**.

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

For further information please contact Sahil Gill, Senior Planner, on 07 3243 1639 or via email DARTsupport@dasilgp.qld.gov.au who will be pleased to assist.

Yours sincerely



Nikki Brock  
A/Manager

cc Ryan Moloney C/- Olearia Town Planning, admin@oleariatownplanning.com.au  
enc Attachment 1 - Advice to the applicant  
Attachment 2 - Reasons for referral agency response  
Attachment 3 - Representations about a referral agency response provisions

## Attachment 1—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), (version 3.5). If a word remains undefined it has its ordinary meaning.

## Attachment 2—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:

- SARA assessed the development against the following code of the State Development Assessment Provisions (SDAP), version 3.5:
  - State code 2: Development in a railway environment (State code 2).
- The development complies with the assessment benchmarks of State code 2 of SDAP in that the development:
  - will not result in an increase in the likelihood or frequency of accidents, fatalities or serious injury for users of a railway
  - will not adversely impact the structural integrity or physical condition of railways, rail transport infrastructure or other rail infrastructure within a railway corridor
  - will not compromise the operating performance of railway corridors
  - will not adversely impact the state's ability to plan, construct, maintain, upgrade or operate railway corridors, future railway corridors and associated rail transport infrastructure or other rail infrastructure
  - will not significantly increase the cost to the state to plan, construct, maintain, upgrade or operate railway corridors, future railway corridors, rail transport infrastructure or other rail infrastructure
  - will not compromise pedestrian or cycle access to public passenger transport infrastructure or active transport infrastructure associated with railways
  - protects the community from significant adverse impacts resulting from environmental emissions generated by a railway.

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

- the development application material and submitted plans
- *Planning Act 2016*
- Planning Regulation 2017
- the SDAP, version 3.5, as published by SARA
- the Development Assessment Rules (version 3.0)
- SARA DA Mapping system
- Section 58 of the *Human Rights Act 2019*.

## **Attachment 3— Representations about a referral agency response provisions**

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