



Lockyer Valley Regional Council
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NOTICE OF APPROVAL OF PLAN OF SUBDIVISION
Planning Regulation 2017

Application ID: PS2026/0021
Enquiries: Tammy Thomas
Contact: 5462 0687

30 September 2026

Park Lake Adare Pty Ltd TTE Park Lake Adare Unit Trust
C/- BPlanned & Surveyed Pty Ltd
Po Box 58
CAMP HILL QLD 4152

Dear Daniel

APPROVAL OF PLAN OF SUBDIVISION SP355980

I refer to your request received on 21 July 2026 for the approval of a plan of subdivision as detailed below.

Related Application No.: RL2022/0017.04, OW2024/0056.03 & OW2025/0036
Street Address: 63 Redbank Creek Road ADARE QLD 4343
Real Property Description: Lot 907 SP 329589
Survey Plan: SP355980

Your request has been approved in accordance with Schedule 18 of the *Planning Regulation 2017*. Please find enclosed:

- Approved plan for Lots 38-81, 143, 147 & 904, Emt A in Lot 56, Emt B in Lot 57, Emt C in Lot 64, Emt D in Lot 45, Emt E in Lot 51, Cov X in Lot 53 and Cov Y in Lot 54 on SP355980 cancelling Lot 907 on SP329589;
- Duly executed Drainage Easement Form 9 for Emt A in Lot 56, Emt B in Lot 57, Emt C in Lot 64;
- Duly executed Covenant Form 31 for Cov X in Lot 53 and Cov Y in Lot 54, and;
- Duly executed Form 18B.

Council is holding a cash bond for the amount of \$138,841.57 for a Performance Security Bond (BND2025/0037) for Operational Works for Roadwork, Drainage Work, Stormwater, Earthworks (OW2024/0056).

Council is holding a cash bond for the amount of \$304,167.85 for a Maintenance Security Bond (BND2026/0042) covering Operational Works for Roadwork, Drainage Work, Stormwater, Earthworks (OW2024/0056).

Council is holding a cash bond for the amount of \$26,249.61 for an Erosion and Sediment Control Bond (BND2025/0029) covering Operational Works for Roadwork, Drainage Work, Stormwater, Earthworks (OW2024/0056).

Council is holding a cash bond for the amount of \$12,208.40 for a Landscaping Maintenance Bond (BND2026/0062) covering Operational Works for Landscaping (OW2025/0002).

These bonds will be held until works have been accepted 'off-maintenance'.

The plan of subdivision must be lodged with Titles Queensland for registration within six months of approval.

Should you require any further information please contact Council's Technical Planning Officer, Tammy Thomas, on 5462 0687.

Yours faithfully



Scott Hambleton
ACTING COORDINATOR DEVELOPMENT ASSESSMENT

Enc.

