

## Business

# Controversial developer Pedro Pikos provided input to Kangaroo Point area plan, outraging locals

Critics of a proposed three-tower unit block at Kangaroo Point are irate after learning the developer had input into the area's growth plan.

## GOLDMINE ON A PLATTER

Furious Kangaroo Point residents fighting a proposed three-tower unit project scored a major win in December when the Brisbane City Council knocked it back.

Developer Pedro Pikos immediately lodged an appeal and the case is currently working its way through the Planning and Environment Court.

But critics have now just learned that Pikos was a member of a "community planning team" that advised the BCC on the revised neighbourhood plan for the suburb released in 2019.

That blueprint allows for a substantial increase in density, including some building heights swelling by up to 50 per cent.



Pedro Pikos

Activist resident Lori Sexton, who complained that there had been insufficient community consultation, blasted the end result as "a goldmine on a platter" for developers.

"If we'd been made aware that the new plan was to cram dozens of 15-storey towers into a suburb that has tiny roads, no decent bus service, reduced ferry services, no community facilities and minuscule green space then of course we would have made submissions," she told City Beat this week.

Sexton and her allies met with Deputy Mayor Krista Adams on Thursday and gave her a spray about the inclusion of Pikos on the advisory body.

Adams, who heads a planning committee, noted that he is an area landowner so he has a right to provide input. She also helpfully pointed out that taller buildings near the CBD will help limit urban sprawl.

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Meanwhile, Pikos, whose companies control at least five development sites in Kangaroo Point, just secured BCC approval last month for a \$200m project, dubbed "Skye Apartments," on the corner of River Terrace and Main Street.



Locals protest against Lambert Street last year.

Construction is set to start later this year on three towers, with 68 luxury units spread across the buildings. Two of them are set to reach 15 storeys high and one will go up 14 storeys.

But, as mentioned, the BCC refused his Lambert Street development application for 300 units across three 15-level towers.

It cited a laundry list of reasons, including problems with site boundary setbacks, building separation, lack of open space and pedestrian accessibility.

The knock back, which saves three pre-1911 workers cottages from removal and relocation, made clear that the outcry from locals had an impact.

"The comments received from the public...reinforce that the development application did not meet community expectations," the decision notice said.

Pikos did not return a call seeking comment on Friday. A BCC spokeswoman said he "no longer contributes his views to Council through forums".