

**Mail to:** PO Box 63 Charleville Q 4470

**E:** mail@murweh.qld.gov.au

**P:** (07) 4656 8355 | **F:** (07) 4656 8399

**www.murweh.qld.gov.au**

**ABN:** 98 117 909 303

25 May 2022

Steve Mizen

Ref No: PA 7602

Charleville Central Pty Ltd  
C/- Adapt Development Management Pty Ltd,  
Attn: Tiani Boulton  
PO Box 7618  
Sippy Downs QLD 4556

Dear Sir

**RE: DECISION NOTICE  
MATERIAL CHANGE OF USE – CHARLEVILLE CENTRAL EXTENSION  
24 STURT STREET, 90 PARRY STREET, 88-91 KING STREET  
CHARLEVILLEQLD 4470, LOT 17 SP222240, LOT 4RP64631, LOT 7  
C14030.**

Murweh Shire Council has the pleasure of enclosing a Decision Notice for a material change of use for an extension to the existing abattoir on the lot described above.

If there is any aspect of the decision notice that you are unclear of, or you wish to discuss anything in relation to this Development Application, please contact Murweh Shire Council or Steve Mizen on 0488 253 393.

Yours faithfully



**MR JAMIE GORRY  
A/CHIEF EXECUTIVE OFFICER**

**Decision Notice**  
**APPROVAL**  
***Planning Act 2016 s 63***

**Our Ref: PA 7602**

25 May 2022

Charleville Central Pty Ltd  
C/- Adapt Development Management Pty Ltd,  
Attn: Tiani Boulton  
PO Box 7618  
Sippy Downs QLD 4556

Dear Sir/Madam,

**Decision Notice –approval (with conditions)**  
(Given under section 63 of the *Planning Act 2016*)

The development application described below was properly made to the Murweh Shire Council on 11 March 2022.

**Applicant Details:**

Applicant name: Charleville Central Pty Ltd  
C/- Adapt Development Management Pty Ltd,  
Attn: Tiani Boulton  
PO Box 7618  
Sippy Downs QLD 4556

Applicants contact details: 0404 924 160  
[Tiani.boulton@adaptplanning.com.au](mailto:Tiani.boulton@adaptplanning.com.au)

**Application Details:**

Application number: PA 7602

Approval sought: Material Change of Use

Details of proposed development: Charleville Central Extension

**Location Details:**

Street Address: 24 Sturt Street, 90 Parry Street, 88-91 King Street Charleville Qld 4470

Real Property Description: Lot 17 SP222240, Lot 4 RP64631, Lot 7 C14030

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**Decision:**

Date of decision: 19 May 2022

Decision details:

Approved in full with conditions. These conditions are set out in Attachment 1 and are clearly identified to indicate whether the assessment manager or a concurrence agency imposed them.

**Details of the Approval:**

Development permit Material Change of Use: Premises for a shopping centre at 22 Sturt Street, 90 Parry Street and 88-91 King Street Charleville.

**Conditions:**

This approval is subject to the Council conditions in Attachment 1.

SARA Response Attachment 2.

## **Attachment 1 - Murweh Shire Council's Conditions of Approval**

- That the whole of the car parking area and roadways be bitumen or concrete sealed at the developer's expense,
- That a 1.8 metre high colorbond or similar type fence be constructed adjacent to all of the adjoining neighbours at the developer's expense,
- That landscaping as shown on the proposed site plan drawings be planted and maintained at the developer's expense,
- That noise and dust suppression be carried out on site during construction, and
- That crossovers from the roadways to the site be constructed in accordance with *Council's Planning Scheme* at the applicant's expense.

## **Murweh Shire Council's Statement of Reasons**

In accordance with section 63(5) of the *Planning Act 2016*, Council provides the following reasons for this decision:

### **Assessment Benchmark**

The proposed development was assessed against the following benchmark

- The Murweh Shire Council Planning Scheme 2015

### **Relevant Matters**

- Urban Zone
- Residential and Industrial Precinct

The assessment benchmarks have been complied with or suitable conditions imposed.



SARA reference: 2203-27848 SRA  
 Council reference: SKM:/:PA:7602  
 Applicant reference: 20210468

21 April 2022

Chief Executive Officer  
 Murweh Shire Council  
 PO Box 63  
 CHARLEVILLE QLD 4470  
 mail@murweh.qld.gov.au

Attention: Steve Mizen

Dear Steve

## SARA response—22 Sturt Street, 90 Parry Street, 89-91 King Street, Charleville Qld 4470

(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 March 2022.

### Response

|                   |   |
|-------------------|---|
| Outcome:          | Referral agency response – with conditions.   |
| Date of response: | 21 April 2022   |
| Conditions:       | The conditions in <b>Attachment 1</b> must be attached to any development approval. |
| Advice:           | Advice to the applicant is in <b>Attachment 2</b> .                                 |
| Reasons:          | The reasons for the referral agency response are in <b>Attachment 3</b> .           |

### Development details

|                 |   |   |
|-----------------|---|---|
| Description:    | Development permit  | Material Change of Use for extension to Shopping Centre |
| SARA role:      | Referral Agency.  |   |
| SARA trigger:   | Schedule 10, Part 9, Division 4, Subdivision 2, Table 4, Item 1 (10.9.4.2.4.1)—Development near a state transport corridor (Planning Regulation 2017) |   |
| SARA reference: | 2203-27848 SRA  |   |

Assessment Manager: Murweh Shire Council  
Street address: 22 Sturt Street, 90 Parry Street, 89-91 King Street, Charleville Qld 4470  
Real property description: Lot 17 on SP222240, Lot 4 on RP64631, Lot 7 on C14030  
Applicant name: Charleville Central Pty Ltd  
Applicant contact details: C/- Adapt Development Management Pty Ltd  
PO Box 7618  
SIPPY DOWNS QLD 4556  
[liam.pinese@adaptplanning.com.au](mailto:liam.pinese@adaptplanning.com.au) and  
[Tiani.boulton@adaptplanning.com.au](mailto:Tiani.boulton@adaptplanning.com.au)

## 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 (section 30 of the Development Assessment Rules). Copies of the relevant provisions are in **Attachment 4**.

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

For further information please contact Brittany Hughes, A/Senior Planning Officer, on 07 4616 7332 or via email [ToowoombaSARA@dasilgp.qld.gov.au](mailto:ToowoombaSARA@dasilgp.qld.gov.au) who will be pleased to assist.

Yours sincerely



Alison Stevens  
A/Manager

enc Attachment 1 - Referral agency conditions  
Attachment 2 - Advice to the applicant  
Attachment 3 - Reasons for referral agency response  
Attachment 4 - Representations about a referral agency response provisions

cc Charleville Central Pty Ltd, [liam.pinese@adaptplanning.com.au](mailto:liam.pinese@adaptplanning.com.au)

## Attachment 1—Referral agency conditions

(Under section 56(1)(b)(i) of the *Planning Act 2016* the following conditions must be attached to any development approval relating to this application)

| No.  | Conditions  | Condition timing          |
|--|---|---------------------------|
| <b>Material change of use for extension to Shopping Centre</b>   |   |                           |
| 10.9.4.2.4.1—The chief executive administering the <i>Planning Act 2016</i> nominates the Director-General of the Department of Transport and Main Roads to be the enforcement authority for the development to which this development approval relates for the administration and enforcement of any matter relating to the following conditions: |   |                           |
| 1.   | Any excavation, filling/backfilling/compaction, retaining structures and other works involving ground disturbance must not encroach or destabilise the state-controlled road or the land supporting this infrastructure, or cause similar adverse impacts.  | At all times.             |
| 2.   | The façade of the approved development facing Sturt Street must not incorporate materials with a light reflectivity greater than 20%.   | At all times.             |
| 3.   | <p>(a) Stormwater management of the development must ensure no worsening or actionable nuisance to the state-controlled road.</p> <p>(b) Any works on the land must not:</p> <ul style="list-style-type: none"> <li>(i) create any new discharge points for stormwater runoff onto the state-controlled road;</li> <li>(ii) interfere with and/or cause damage to the existing stormwater drainage on the state-controlled road;</li> <li>(iii) surcharge any existing culvert or drain on the state-controlled road;</li> <li>(iv) reduce the quality of stormwater discharge onto the state-controlled road.</li> </ul> | (a) and (b) At all times. |

## Attachment 2—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) (v3.0). If a word remains undefined it has its ordinary meaning. |



## **Attachment 3—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:**

The development complies with State code 1: Development in a state-controlled road environment of the SDAP. Specifically, the development:

- does not increase the likelihood or frequency of accidents, fatalities, or serious injury for users of a state-controlled road
- does not adversely impact the structural integrity or physical condition of state-controlled roads, road transport infrastructure, public passenger transport infrastructure or active transport infrastructure
- does not adversely impact the function efficiency of state-controlled roads or future state-controlled roads
- does not adversely impact the state's ability to plan, construct, maintain, upgrade or operate state-controlled roads, future state-controlled roads or road transport infrastructure
- does not significantly increase the cost to plan, construct, upgrade or maintain state-controlled roads, future state-controlled roads or road transport infrastructure
- does not adversely impact the state's ability to operate public passenger services on state-controlled roads
- protects community amenity from significant adverse impacts of environmental emissions generated by road transport infrastructure or vehicles using state-controlled roads.

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

- The development application material and submitted plans
- *Planning Act 2016*
- Planning Regulation 2017
- The State Development Assessment Provisions (v3.0), as published by SARA
- The Development Assessment Rules
- SARA DA Mapping system
- *Human Rights Act 2019*

## **Attachment 4—Representations about a referral agency response provisions**

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**Further Development Permits:**

Please be advised that the following development permits are required to be obtained before the development can be carried out:

1. Building Approval
2. Plumbing Approval

**Properly Made Submissions:**

Properly made submissions were received from the following principal submitters:  
Peter & Jan Lucas, 90a Parry Street, Charleville, 4470.

**Rights of Appeal:**

The rights of applicants to appeal to a tribunal or the Planning and Environment Court against decisions about a development application are set out in chapter 6, part 1 of the *Planning Act 2016*. For particular applications, there may also be a right to make an application for a declaration by a tribunal (see chapter 6, part 2 of the *Planning Act 2016*).

**Currency Period for the Approval:**

This development approval will lapse at the end of the period set out in section 85 of *Planning Act 2016*.

For further information please contact Mr Steve Mizen, Planning Officer, on 0488 353 393 or via email [ceo@murweh.qld.gov.au](mailto:ceo@murweh.qld.gov.au) who will be pleased to assist.

Yours faithfully



**MR JAMIE GORRY  
A/CHIEF EXECUTIVE OFFICER**

**Attachments:**

Attachment 1: Murweh Shire Council's Conditions of Approval

Statement of Reasons

Attachment 2: SARA Referral Response

Attachment 3: Approved Plans

Attachment 4: Appeal provisions (extracts from *Planning Act 2016*)

## **RIGHTS OF APPEAL**

If you are dissatisfied with any condition of this approval you may, within twenty (20) business days, make representation to the assessment manager about the condition/s of this approval or appeal to the Building and Development Tribunal in accordance with the Planning Act 2016.

### **EXTRACT FROM THE PLANNING ACT 2016**

#### **229 Appeals to tribunal or P&E Court**

- (1) Schedule 1 states—
  - (a) matters that may be appealed to—
    - (i) either a tribunal or the P&E Court; or
    - (ii) only a tribunal; or
    - (iii) only the P&E Court; and
  - (b) the person—
    - (i) who may appeal a matter (the appellant); and
    - (ii) who is a respondent in an appeal of the matter; and
    - (iii) who is a co-respondent in an appeal of the matter; and
    - (iv) who may elect to be a co-respondent in an appeal of the matter.
- (2) An appellant may start an appeal within the appeal period.
- (3) The appeal period is—
  - (a) for an appeal by a building advisory agency—10 business days after a decision notice for the decision is given to the agency; or
  - (b) for an appeal against a deemed refusal—at any time after the deemed refusal happens; or
  - (c) for an appeal against a decision of the Minister, under chapter 7, part 4, to register premises or to renew the registration of premises—20 business days after a notice is published under section 269(3)(a) or (4); or
  - (d) for an appeal against an infrastructure charges notice—20 business days after the infrastructure charges notice is given to the person; or
  - (e) for an appeal about a deemed approval of a development application for which a decision notice has not been given—30 business days after the applicant gives the deemed approval notice to the assessment manager; or
  - (f) for any other appeal—20 business days after a notice of the decision for the matter, including an enforcement notice, is given to the person.

Note— See the P&E Court Act for the court's power to extend the appeal period.

- (4) Each respondent and co-respondent for an appeal may be heard in the appeal.

- (5) If an appeal is only about a referral agency's response, the assessment manager may apply to the tribunal or P&E Court to withdraw from the appeal.
- (6) To remove any doubt, it is declared that an appeal against an infrastructure charges notice must not be about—
  - (a) the adopted charge itself; or
  - (b) for a decision about an offset or refund—
    - (i) the establishment cost of trunk infrastructure identified in a LGIP; or
    - (ii) the cost of infrastructure decided using the method included in the local government's charges resolution.

### **230 Notice of appeal**

- (1) An appellant starts an appeal by lodging, with the registrar of the tribunal or P&E Court, a notice of appeal that—
  - (a) is in the approved form; and
  - (b) succinctly states the grounds of the appeal.
- (2) The notice of appeal must be accompanied by the required fee.
- (3) The appellant or, for an appeal to a tribunal, the registrar must, within the service period, give a copy of the notice of appeal to—
  - (a) the respondent for the appeal; and
  - (b) each co-respondent for the appeal; and
  - (c) for an appeal about a development application under schedule 1, table 1, item 1—each principal submitter for the development application; and
  - (d) for an appeal about a change application under schedule 1, table 1, item 2—each principal submitter for the change application; and
  - (e) each person who may elect to become a co-respondent for the appeal, other than an eligible submitter who is not a principal submitter in an appeal under paragraph (c) or (d); and
  - (f) for an appeal to the P&E Court—the chief executive; And
  - (g) for an appeal to a tribunal under another Act—any other person who the registrar considers appropriate.
- (4) The service period is—
  - (a) if a submitter or advice agency started the appeal in the P&E Court—2 business days after the appeal is started,
 Or
  - (b) otherwise—10 business days after the appeal is started.

(5) A notice of appeal given to a person who may elect to be a co-respondent must state the effect of subsection (6).

(6) A person elects to be a co-respondent by filing a notice of election, in the approved form, within 10 business days after the notice of appeal is given to the person.

### **231 Other appeals**

(1) Subject to this chapter, schedule 1 and the P&E Court Act, unless the Supreme Court decides a decision or other matter under this Act is affected by jurisdictional error, the decision or matter is non-appealable.

(2) The Judicial Review Act 1991, part 5 applies to the decision or matter to the extent it is affected by jurisdictional error.

(3) A person who, but for subsection (1) could have made an application under the Judicial Review Act 1991 in relation to the decision or matter, may apply under part 4 of that Act for a statement of reasons in relation to the decision or matter.

(4) In this section—  
decision includes—

(a) conduct engaged in for the purpose of making a decision; and

(b) other conduct that relates to the making of a decision;  
And

(c) the making of a decision or the failure to make a decision; and

(d) a purported decision; and

(e) a deemed refusal.  
non-appealable, for a decision or matter, means the decision or matter—

(a) is final and conclusive; and

(b) may not be challenged, appealed against, reviewed, quashed, set aside or called into question in any other way under the Judicial Review Act 1991 or otherwise, whether by the Supreme Court, another court, a tribunal or another entity; and

(c) is not subject to any declaratory, injunctive or other order of the Supreme Court, another court, a tribunal or another entity on any ground.

### **232 Rules of the P&E Court**

(1) A person who is appealing to the P&E Court must comply with the rules of the court that apply to the appeal.

(2) However, the P&E Court may hear and decide an appeal even if the person has not complied with rules of the P&E Court

CNR STURT ST & KING ST WEST  
 CHARLEVILLE, QLD 4470

# PROPOSED RETAIL DEVELOPMENT

**WARRIAGE RANGE COUNCIL**  
 This approval document forms part of the Development Application process and is to be read in conjunction with the relevant provisions of the Planning Act 2020.  
 DATE: 13 May 2022  
 BY: 1852

**SEE DESIGN NOTICE FOR CONDITIONS**



**BRD GROUP**  
 BUILDING DESIGN  
 INTERIOR DESIGN  
 DESIGN MANAGEMENT  
 50 BRAYLEY COURT  
 BRISBANE QLD 4000  
 PH: 61 311 485 881  
 WWW.BRDGROUP.COM.AU  
 QSCC 160309

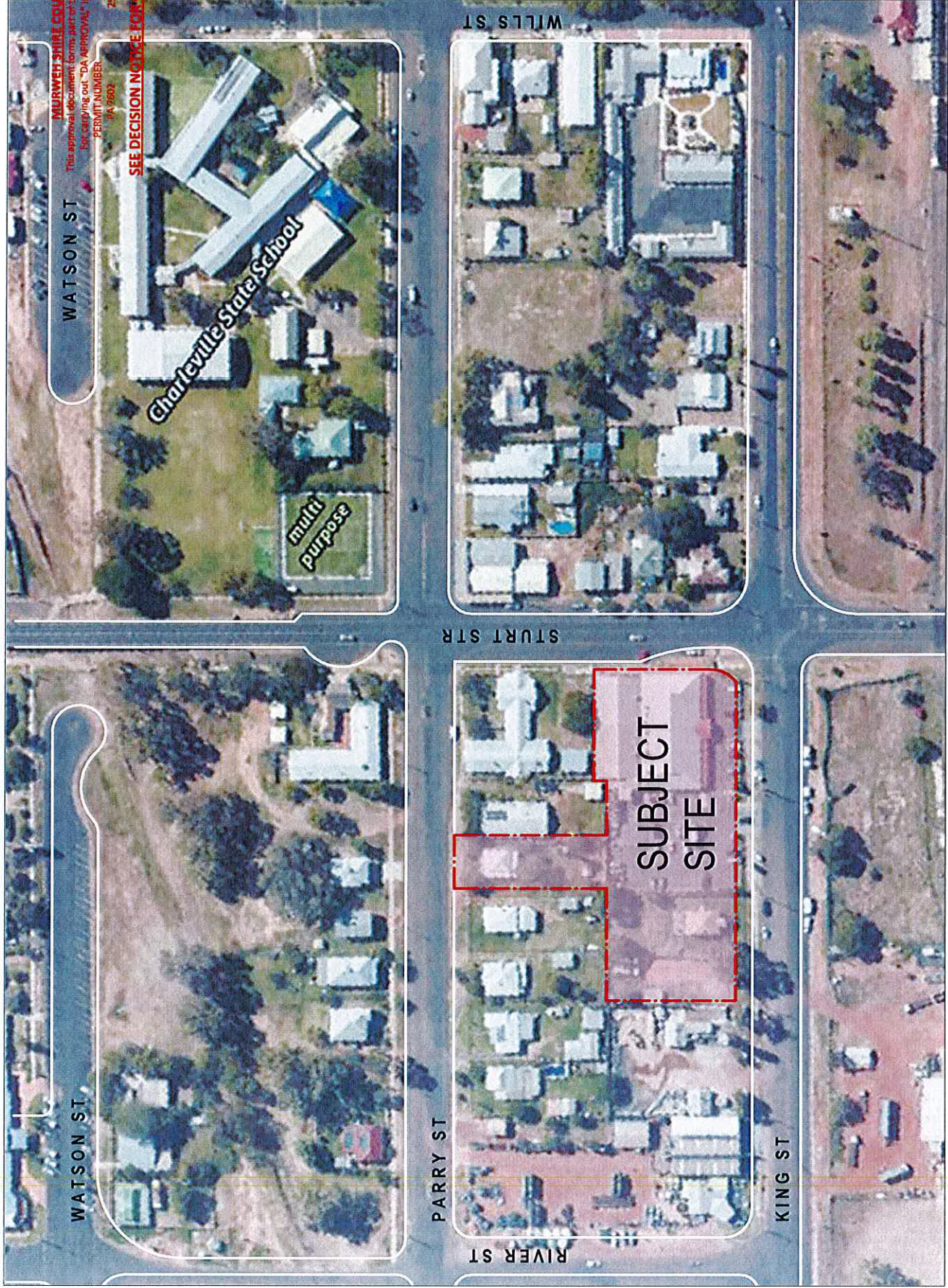
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| DATE          | DRAWN        | REVISION |    |
| DEC 2017      | AM           | A        |    |
| DRAWING NO.   | 1767 - SD001 |          |    |

**PROJECT**  
**PROPOSED RETAIL DEVELOPMENT**  
**LOCATION**  
 CNR STURT ST AND KING ST WEST, CHARLEVILLE, QLD 4470  
**CLIENT**  
 CHARLEVILLE CENTRAL PTY LTD.



| ISSUE | DESCRIPTION  | DRAWN | DATE       |
|-------|--------------|-------|------------|
| A     | FOR APPROVAL | LM    | 29/11/2022 |

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**DRAWING SCHEDULE**

|            |                     |
|------------|---------------------|
| 1767 SD001 | COVER PAGE          |
| 1767 SD002 | CONTENTS PAGE       |
| 1767 SD003 | EXISTING SITE PLAN  |
| 1767 SD004 | PROPOSED SITE PLAN  |
| 1767 SD005 | PROPOSED FLOOR PLAN |
| 1767 SD006 | PROPOSED ROOF PLAN  |
| 1767 SD007 | EXISTING ELEVATIONS |
| 1767 SD008 | EXISTING ELEVATIONS |
| 1767 SD009 | PROPOSED ELEVATIONS |
| 1767 SD010 | PROPOSED ELEVATIONS |
| 1767 SD011 | PERSPECTIVE VIEWS   |

**DEVELOPMENT SCHEDULE**

|                                   |                     |
|-----------------------------------|---------------------|
| PLAN NO.                          | SP222240            |
| LOT 17                            | C14330              |
| LOT 7                             | RP64831             |
| LOT 4                             |                     |
| SITE AREA                         | 7,207m <sup>2</sup> |
| MAX HEIGHT - RESIDENTIAL PRECINCT | 8.5m                |
| MAX HEIGHT - INDUSTRIAL PRECINCT  | 15m                 |
| PRO SITE COVER                    | 285m <sup>2</sup>   |
| LANDSCAPING                       | 48m <sup>2</sup>    |
| GROSS FLOOR AREA                  | 150m <sup>2</sup>   |
| TEMANCY 01 - EXPANSION            | 55m <sup>2</sup>    |
| TEMANCY 02                        | 20m <sup>2</sup>    |
| TEMANCY 03                        | 15m <sup>2</sup>    |
| GRAND TOTAL                       | 2492m <sup>2</sup>  |
| REQ CAR PARKING                   | 100                 |
| PRO CAR PARKING                   | 103                 |

**MURWEE SHIRE COUNCIL**  
 This approval document forms part of the Development Application for approval of the development.  
 For copying out - "DA APPROVAL" in blue ink only.  
 PERMIT NUMBER: PA/19/002  
 25 May 2023  
**SEE DECISION NOTICE FOR CONDITIONS**

**BRAD GROUP**  
 BUILDING DESIGN  
 INTERIOR DESIGN  
 DESIGN MANAGEMENT  
 177 WILLS ST  
 CHARLEVILLE QLD 4470  
 PH: 08 331 485 81  
 WWW.BRADGROUP.COM.AU  
 QDC: 188202

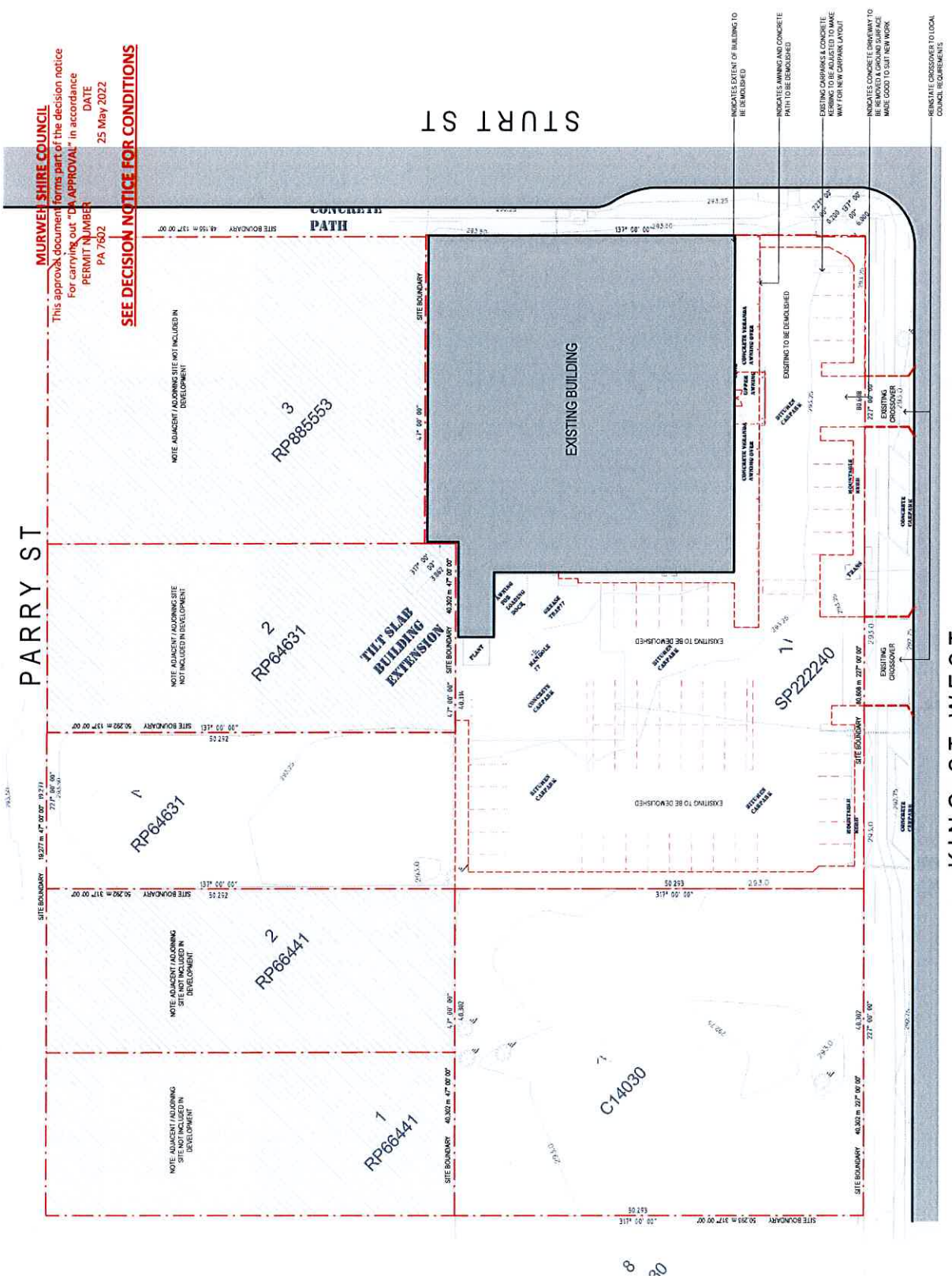
**CONTENTS PAGE**

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| DEC 2021     | AJM      | LM      |
| DRAWING NO.  | REVISION |         |
| 1767 - SD002 | A        |         |

**PROJECT**  
 PROPOSED RETAIL DEVELOPMENT  
**LOCATION**  
 CNR STURT ST AND KING ST WEST, CHARLEVILLE, QLD 4470  
**CLIENT**  
 CHARLEVILLE CENTRAL PTY LTD.







**MURWEE SHIRE COUNCIL**  
This approval document forms part of the decision notice  
For carrying out "DA APPROVAL" in accordance  
PERMIT NUMBER  
PA 76302  
DATE  
25 May 2022  
**SEE DECISION NOTICE FOR CONDITIONS**

**SITE PLAN - EXISTING**  
**PROPOSED - STAGE 1**  
1:250 @ A1



|       |                  |       |            |
|-------|------------------|-------|------------|
| ISSUE | DESCRIPTION      | DRAWN | DATE       |
| A     | FOR SHIR COUNCIL | LM    | 24/05/2022 |

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|---------------|--------------------|
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| DATE          | DEC 2021           |
| DRAWING NO.   | 1767 - SD003       |
| CHECKED       | LM                 |
| REVISION      | A                  |

PROJECT  
**PROPOSED RETAIL DEVELOPMENT**  
LOCATION  
**CNR STURT ST AND KING ST WEST, CHARLEVILLE, QLD 4470**  
CLIENT  
**CHARLEVILLE CENTRAL PTY LTD.**

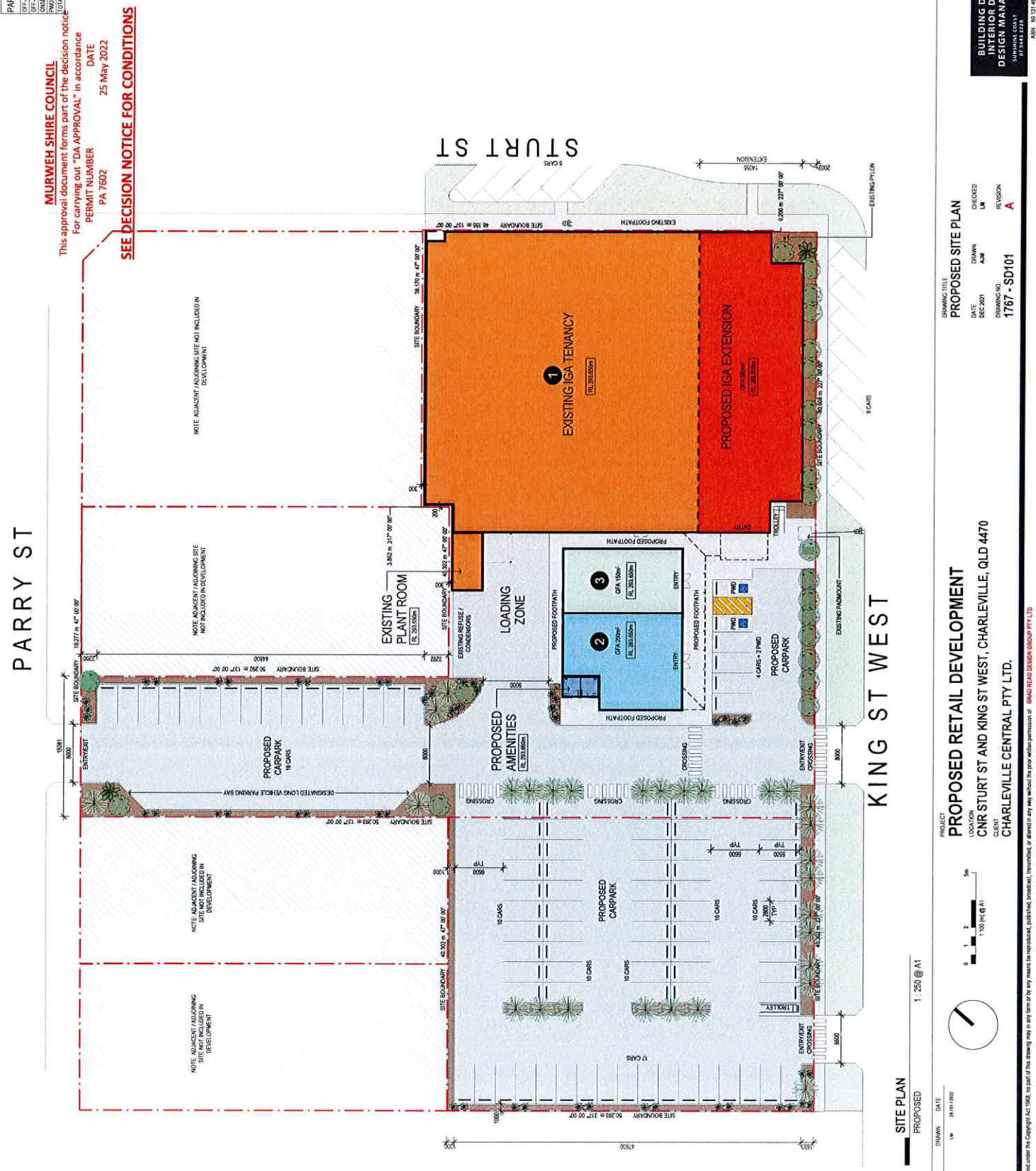
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**DESIGN MANAGEMENT**  
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F 07 4343 3343  
WWW.BRADREADDESIGN.COM.AU  
GIDCC 1769247

| PARKING          |     |
|------------------|-----|
| EXISTING PARKING | 9   |
| PROPOSED PARKING | 100 |
| TOTAL PARKING    | 109 |

**MURWEH SHIRE COUNCIL**  
This approval document forms part of the decision notice  
For carrying out "DA APPROVAL" in accordance  
PERMIT NUMBER PA 7602 DATE 25 May 2022

**SEE DECISION NOTICE FOR CONDITIONS**



**SITE PLAN**  
PROPOSED  
1:250 @ A1



**BRAD HEAD DESIGN GROUP**  
BUILDING DESIGN  
INTERIOR DESIGN  
DESIGN MANAGEMENT  
5/13/14/15/16/17/18/19/20/21/22/23/24/25/26/27/28/29/30/31/32/33/34/35/36/37/38/39/40/41/42/43/44/45/46/47/48/49/50/51/52/53/54/55/56/57/58/59/60/61/62/63/64/65/66/67/68/69/70/71/72/73/74/75/76/77/78/79/80/81/82/83/84/85/86/87/88/89/90/91/92/93/94/95/96/97/98/99/100  
ANSON, 66-311-485-881  
DASC - 1885207

DRAWING TITLE: **PROPOSED SITE PLAN**

| DATE     | DRAWN | CHECKED | REVISION |
|----------|-------|---------|----------|
| DEC 2021 | AJM   | LM      | A        |

DRAWING NO: **1767 - SD101**

PROJECT: **PROPOSED RETAIL DEVELOPMENT**  
LOCATION: **CNR STURT ST AND KING ST WEST, CHARLEVILLE, QLD 4470**  
CLIENT: **CHARLEVILLE CENTRAL PTY LTD.**

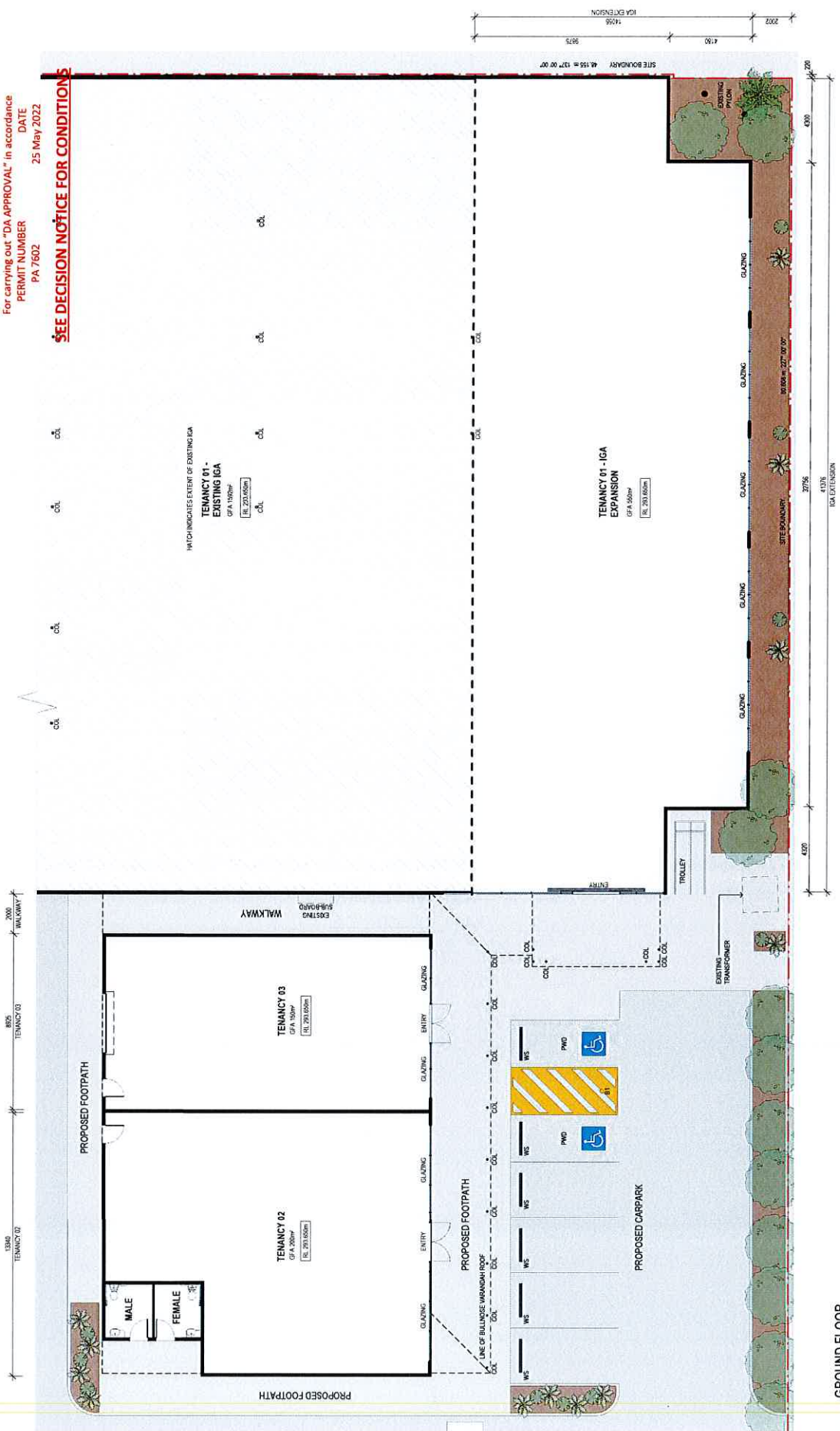
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**LEGEND**

|     |                         |
|-----|-------------------------|
| BT  | BOUNDARY                |
| COL | COLUMN                  |
| PWD | PERSONS WITH DISABILITY |
| WS  | WHEEL STOP              |

**MURWEH SHIRE COUNCIL**  
 This approval document forms part of the decision notice  
 For carrying out "DA APPROVAL" in accordance  
 PERMIT NUMBER PA 7602 DATE 25 May 2022

**SEE DECISION NOTICE FOR CONDITIONS**



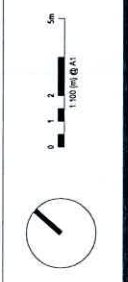
**GROUND FLOOR**  
 PROPOSED 1:100 @ A1

**BRD GROUP**  
 BUILDING DESIGN  
 INTERIOR DESIGN  
 DESIGN MANAGEMENT  
 SUVAHALL COAST SUVAHALL  
 07 3442 3220 07 3452 1935  
 ASEN 60 31 165 881  
 CDEC 166037

**PROPOSED GROUND FLOOR**

|               |                       |
|---------------|-----------------------|
| DRAWING TITLE | PROPOSED GROUND FLOOR |
| DATE          | DEC 2021              |
| DRAWN         | AM                    |
| CHECKED       | LM                    |
| REVISION      | A                     |
| DRAWING NO.   | 1767 - SD102          |

**PROPOSED RETAIL DEVELOPMENT**  
 CNR STURT ST AND KING ST WEST, CHARLEVILLE, QLD 4470  
 CLIENT CHARLEVILLE CENTRAL PTY LTD.



| ISSUE | DESCRIPTION  | DRAWN | DATE        |
|-------|--------------|-------|-------------|
| A     | CONTA WARRAN | LM    | 24 FEB 2022 |

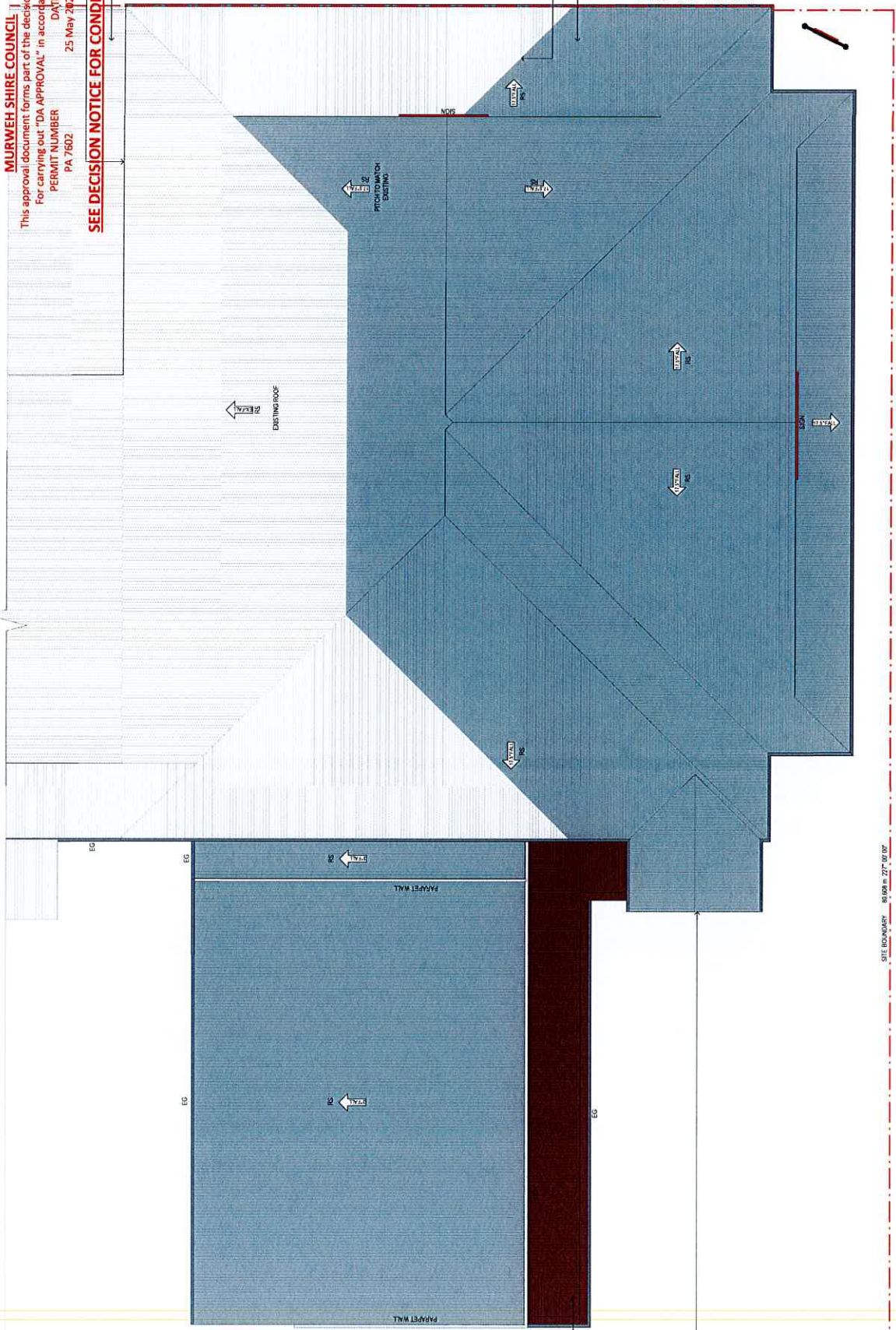
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LEGEND  
 EG GASK GUTTER  
 RS ROOF SHEET

**MURWEH SHIRE COUNCIL**  
 This approval document forms part of the decision notice  
 For carrying out "DA APPROVAL" in accordance  
 PERMIT NUMBER PA 7602 DATE 25 May 2022  
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EXISTING ROOF GUTTER  
 INDICATES EXISTING ROOF

REMOVE FLASHING TO BRASSING INDICATES NEW ROOF



ROOF PLAN  
 PROPOSED  
 1:100 @ A1

| ISSUE | DESCRIPTION     | DRAWN | DATE       |
|-------|-----------------|-------|------------|
| A     | FOR DA APPROVAL | LM    | 24/01/2022 |

| PROJECT     | PROPOSED ROOF PLAN                                   |
|-------------|--|
| EG          | EG   |
| LOCATION    | CNR STURT ST AND KING ST WEST, CHARLEVILLE, QLD 4470 |
| CLIENT      | CHARLEVILLE CENTRAL PTY LTD.                         |
| DATE        | DEC 2021   |
| DRAWN       | LM   |
| CHECKED     | LM   |
| DRAWING NO. | 1767 - SD103   |
| REVISION    | A  |

EG

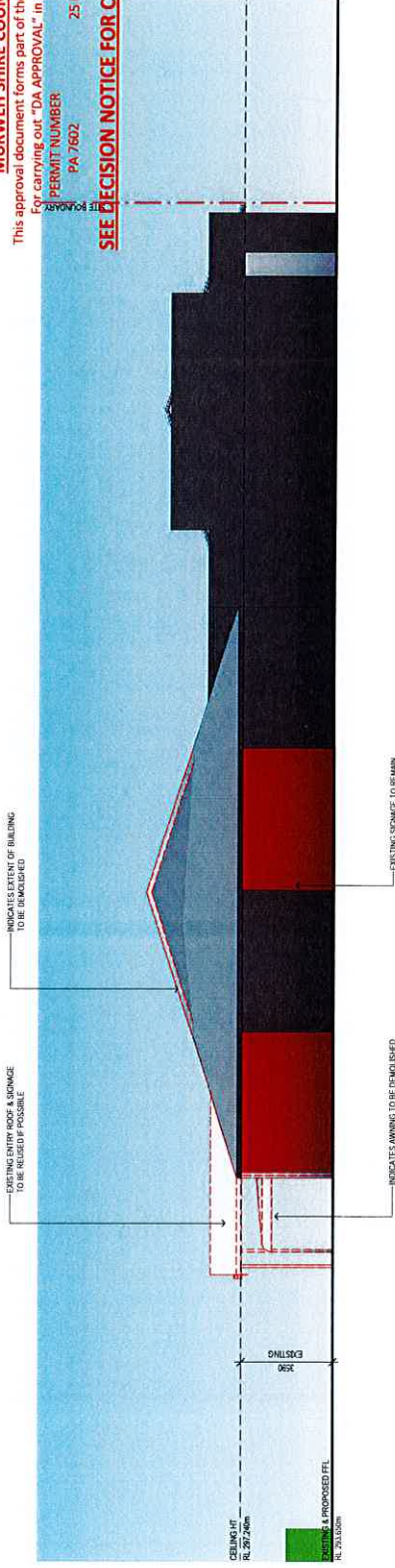
Scale: 1:100 @ A1  
 0 1 2 3m

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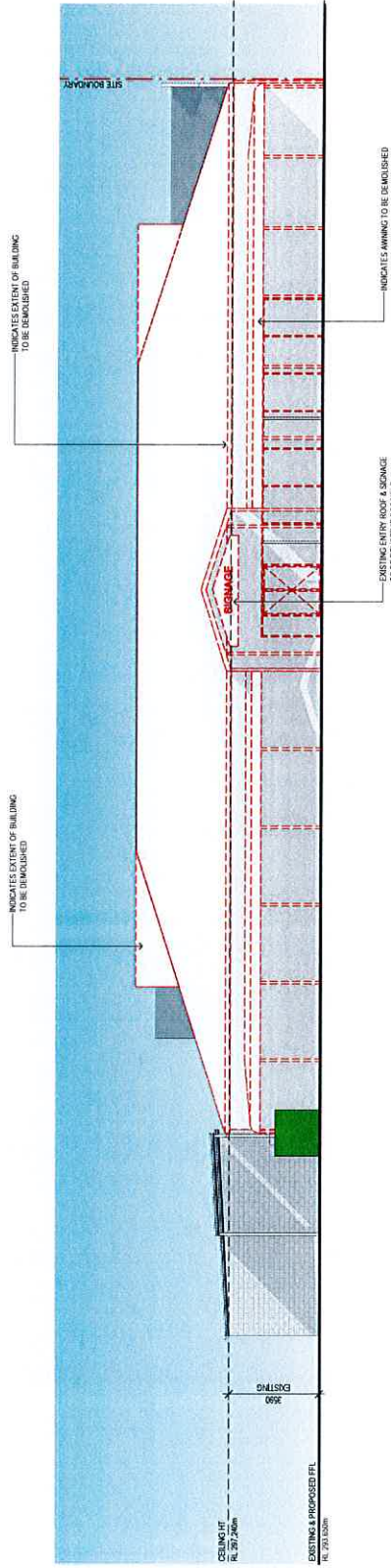
BRAG HEAD DESIGN GROUP PTY LTD  
 BUILDING DESIGN  
 RETAIL MANAGEMENT  
 DESIGN MANAGEMENT  
 57/543 2247  
 07 3458 1143  
 AWHL 86 131 465 881  
 QSDC 190620

**MURWEH SHIRE COUNCIL**  
 This approval document forms part of the decision notice  
 For carrying out "DA APPROVAL" in accordance  
 with the provisions of the Planning Act 2009.  
 PERMIT NUMBER: PA 7602  
 DATE: 25 May 2022

**SEE DECISION NOTICE FOR CONDITIONS**



**NORTH - EAST ELEVATION**  
 1:100 @ A1



**SOUTH - EAST ELEVATION**  
 1:100 @ A1

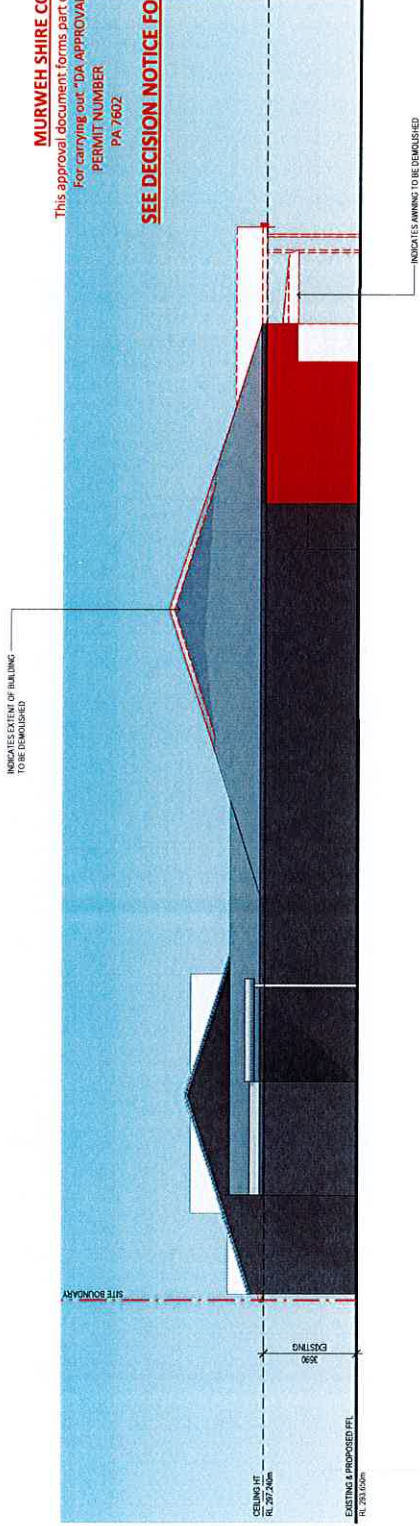
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| <p>PROJECT: <b>PROPOSED RETAIL DEVELOPMENT</b></p> <p>LOCATION: <b>CNR STURT ST AND KING ST WEST, CHARLEVILLE, QLD 4470</b></p> <p>CLIENT: <b>CHARLEVILLE CENTRAL PTY LTD.</b></p> |  | <p>DRAWING TITLE: <b>EXISTING ELEVATIONS</b></p> <p>DATE: <b>DEC 2021</b></p> <p>DRAWN: <b>AM</b></p> <p>CHECKED: <b>LM</b></p> <p>REVISION: <b>A</b></p> <p>DRAWING NO.: <b>1767 - SD201</b></p> |  |
| <p>ISSUE DESCRIPTION</p> <p>A: DESIGN APPROVAL</p>   |  | <p>SCALE: 1:100 @ A1</p> <p>DATE: 25 May 2022</p>   |  |


  
 BUILDING DESIGN  
 INTERIORS DESIGN  
 DESIGN MANAGEMENT  
 SURFVILLE, QLD 4375    07 3492 3328    07 3492 1333  
 AUST. 66 331 685 891    www.brd.com.au    GBC: 176007

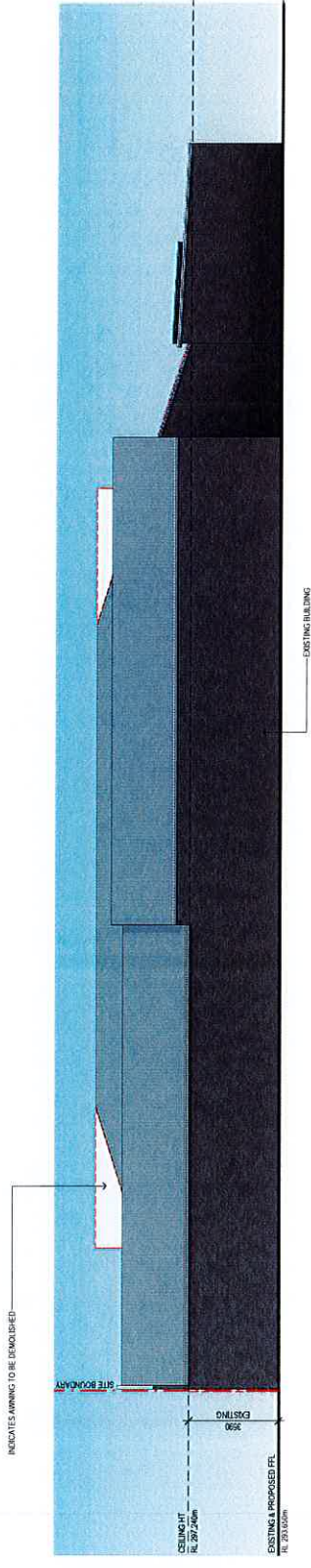
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LEGEND

**MURWEH SHIRE COUNCIL**  
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 For carrying out "DA APPROVAL" in accordance  
 PERMIT NUMBER PA 17602  
 DATE 25 May 2022  
**SEE DECISION NOTICE FOR CONDITIONS**



**SOUTH - WEST ELEVATION**  
 1 : 100 @ A1  
 EXISTING



**NORTH - WEST ELEVATION**  
 1 : 100 @ A1  
 EXISTING

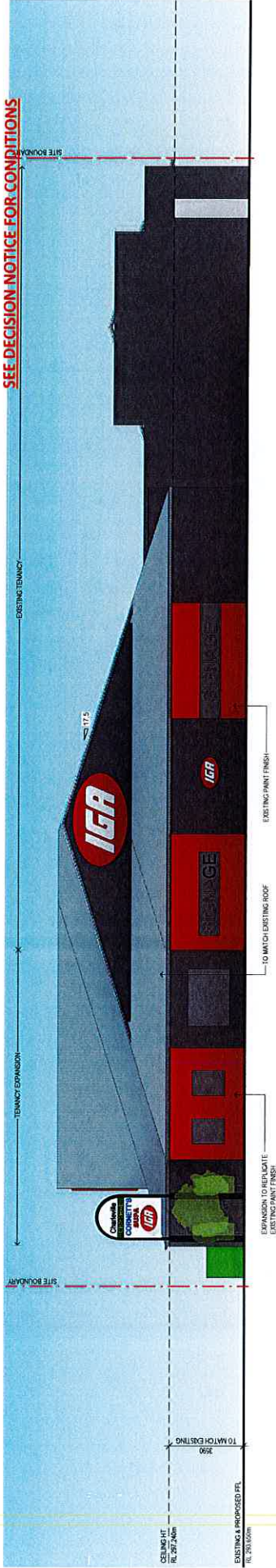
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| <p>ISSUE DESCRIPTION</p> <p>A FOR DA APPROVAL</p> | <p>PROJECT</p> <p><b>PROPOSED RETAIL DEVELOPMENT</b></p> <p>LOCATION CNR STURT ST AND KING ST WEST, CHARLEVILLE, QLD 4470</p> <p>CLIENT CHARLEVILLE CENTRAL PTY LTD.</p> | <p>DRAWN DATE</p> <p>LM 24.01.2022</p> | <p>DRAWING NO.</p> <p>1767 - SD202</p> | <p>REVISION</p> <p>A</p> | <p>DRAWING TITLE</p> <p><b>EXISTING ELEVATIONS</b></p> | <p>DATE DEC 2021</p> <p>DRAWN AM</p> <p>CHECKED LM</p> | <p>PROJECT</p> <p><b>PROPOSED RETAIL DEVELOPMENT</b></p> <p>LOCATION CNR STURT ST AND KING ST WEST, CHARLEVILLE, QLD 4470</p> <p>CLIENT CHARLEVILLE CENTRAL PTY LTD.</p> | <p>INDICATES EXTENT OF BUILDING TO BE DEMOLISHED</p> <p>INDICATES WORKING TO BE DEMOLISHED</p> <p>INDICATES WORKING TO BE DEMOLISHED</p> | <p>INDICATES WORKING TO BE DEMOLISHED</p> <p>EXISTING BUILDING</p> |
|---|--|--|--|--------------------------|--|--|--|--|--|

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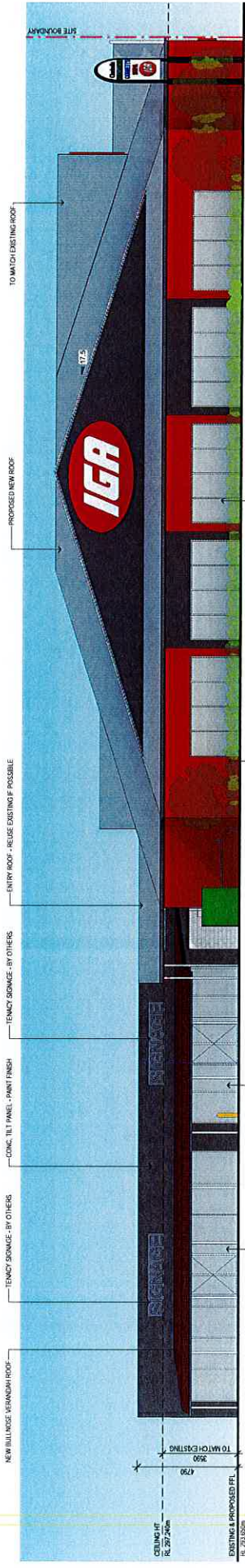
BUILDING DESIGN  
 INTERIOR DESIGN  
 DESIGN MANAGEMENT  
 37-14-13 2227 07 9155 1133  
 WWW.BRAGHEADDESIGN.COM.AU  
 BRAG HEAD DESIGN GROUP  
 AUST. NO 31 485 801  
 QSCC 116020

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 For carrying out "DA APPROVAL" in accordance  
 PERMIT NUMBER PA 7602  
 DATE 25 May 2022

**SEE DECISION NOTICE FOR CONDITIONS**



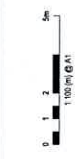
**NORTH - EAST ELEVATION**  
 PROPOSED 1:100 @ A1



**SOUTH - EAST ELEVATION**  
 PROPOSED 1:100 @ A1

ISSUE DESCRIPTION DATE  
 A FOR DA APPROVAL LM 24/01/2022

PROJECT PROPOSED RETAIL DEVELOPMENT  
 LOCATION CNR STURT ST AND KING ST WEST, CHARLEVILLE, QLD 4470  
 CLIENT CHARLEVILLE CENTRAL PTY LTD.



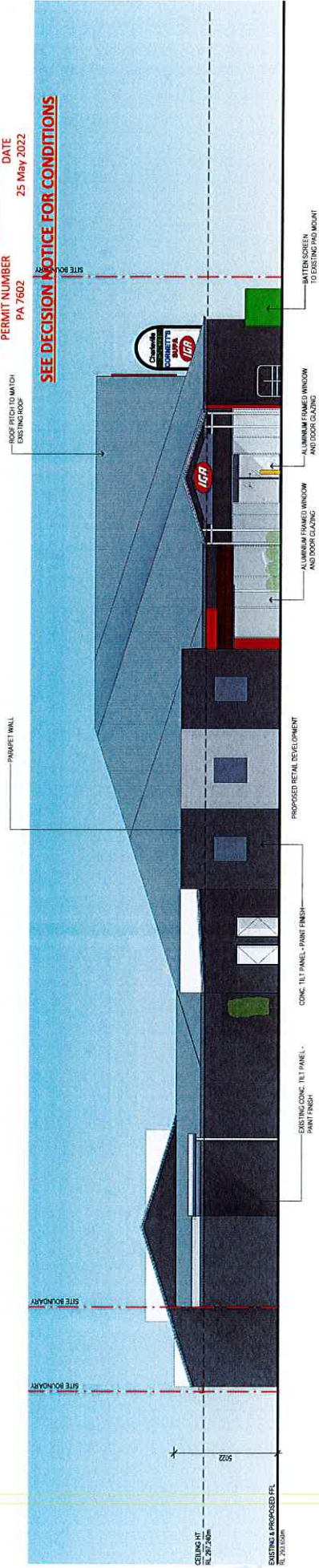
| DRAWING TITLE |              | PROPOSED ELEVATIONS |    |
|---------------|--------------|---------------------|----|
| DATE          | DEC-2021     | DRAWN               | LM |
| DRAWING NO.   | 1767 - SD203 | CHECKED             | LM |
| REVISION      | A            | REVISION            | A  |

**BD GROUP**  
 BUILDING DESIGN  
 INTERIOR DESIGN  
 DESIGN MANAGEMENT  
 25/140/22937 ST JOHN'S ST  
 ABERDEEN QLD 4801  
 WWW.BDGROUP.COM.AU  
 QDCSC 1769237

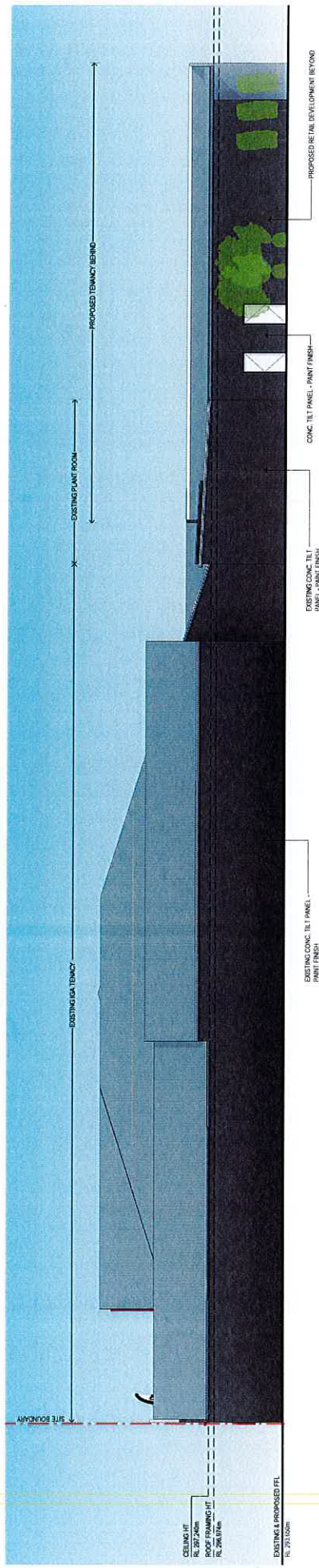
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 PERMIT NUMBER PA 7602  
 DATE 25 May 2022

**SEE DECISION NOTICE FOR CONDITIONS**



**SOUTH - WEST ELEVATION**  
 1 : 100 @ A1  
 PROPOSED



**NORTH - WEST ELEVATION**  
 1 : 100 @ A1  
 PROPOSED

| ISSUE | DESCRIPTION     | DRAWN | DATE        |
|-------|-----------------|-------|-------------|
| A     | FOR DA APPROVAL | LM    | 24 FEB 2022 |

| PROJECT                     | DATE     | DRAWN | CHECKED |
|-----------------------------|----------|-------|---------|
| PROPOSED RETAIL DEVELOPMENT | DEC 2021 | AM    | LM      |

| LOCATION   | DRAWING NO.  | REVISION |
|--|--------------|----------|
| CNR STURT ST AND KING ST WEST, CHARLEVILLE, QLD 4470 | 1767 - SD204 | A        |

CLIENT  
 CHARLEVILLE CENTRAL PTY LTD.

PROPOSED RETAIL DEVELOPMENT  
 CNR STURT ST AND KING ST WEST, CHARLEVILLE, QLD 4470

ISSUE DESCRIPTION  
 A FOR DA APPROVAL

DATE 25 May 2022

PERMIT NUMBER PA 7602



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ISSUE DESCRIPTION  
A FOR INFORMATION

DRAWN DATE  
LM 29 FEB 2024

PROJECT PROPOSED RETAIL DEVELOPMENT  
LOCATION CNR STURT ST AND KING ST WEST, CHARLEVILLE, QLD 4470  
CLIENT CHARLEVILLE CENTRAL PTY LTD.

DRAWING NO. 1767 - SD301  
DRAWN AM  
CHECKED LM  
REVISION A

PERSPECTIVE VIEWS

**bd** GROUP  
BUILDING DESIGN  
INTERIOR DESIGN  
DESIGN MANAGEMENT  
1767-1768-1769  
07 3189 3333  
www.bdgroup.net.au  
BDC 180527