

Lyn McLeod

From: Ben Dale <ben@developmentsigns.com.au>
Sent: Thursday, 7 September 2023 10:47 AM
To: North Burnett Regional Council; Mick.Sheppard@projecturban.com.au; Fin Mackew; Anupriya Raol; Lyn McLeod
Subject: Notice of Intention to Commence (3AG20 - REDO) Frederick Street & John Street, Biggenden (DA230024)
Attachments: NOIC.pdf; Newspaper.pdf; Sign MCU.pdf
Categories: Shania

To Whom It May Concern

Please find attached the Notice of Intention to Commence for Frederick Street & John Street, Biggenden (DA230024). The notification period will run from **15 September to 06 October 2023**. If you have any questions feel free to contact me anytime.

Ben Dale

Operations Manager

M: 0432 176 770

P: 07 33 555 030

Level 54, 111 Eagle St, Brisbane QLD 4000

www.developmentsigns.com.au

Notice of intention to commence public notification

Section 17.2 of the Development Assessment Rules

DA230024

SJS Fuels Pty Ltd

C/- Development Signs Australia Pty Ltd
admin@developmentsigns.com.au

07 33 555 030

07 September 2023

North Burnett Regional Council

PO Box 390, Gayndah Qld 4625

RE: Development application for:

**Service station (Shop GFA: 200m²) and Advertising Devices
(Total signface area: 52.16m²)**

Where: Frederick Street & John Street, Biggenden

On: Lot 11 on B4469 and Lot 21 on B4469

Dear Sir/Madam

In accordance with section 17.2 of the Development Assessment Rules, I intend to start the public notification required under section 17.1 on:

15 September 2023

18

DEVELOPMENT SIGNS

At this time, I can advise that I intend to:

☒ Publish a notice in:

| |
|-------------------|
| Burnett Today |
| on |
| 14 September 2023 |

and

☒ Place notice on the premises in the way prescribed under the Development Assessment Rules

| |
|-------------------|
| 14 September 2023 |
|-------------------|



and

☒ Notify the owners of all lots adjoining the premises the subject of the application

| |
|-----|
| N/A |
|-----|

If you wish to discuss this matter further, please contact me on the above telephone number.

Yours sincerely

| | |
|--|---|
| <p>Ben Dale</p>  <p>07 September 2023</p> |  |
|--|---|

PROPOSED DEVELOPMENT HAVE YOUR SAY

SERVICE STATION (SHOP GFA: 200m²) AND ADVERTISING DEVICES (TOTAL SIGNFACE AREA: 52.16m²)

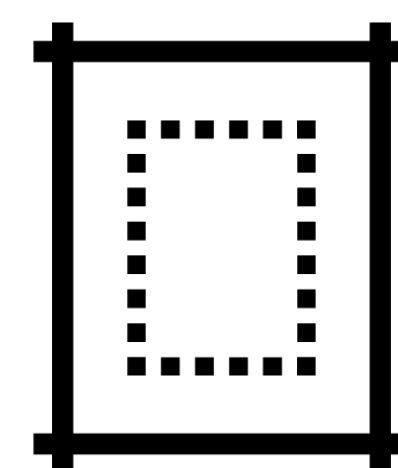
- Where: Frederick Street & John Street, Biggenden
- On: Lot 11 on B4469 and Lot 21 on B4469
- Approval Sought: Development Permit for a Material Change of Use & Operational Works (Advertising Devices)
- Application reference: DA230024

 **Make a submission from**
15 September to 06 October 2023



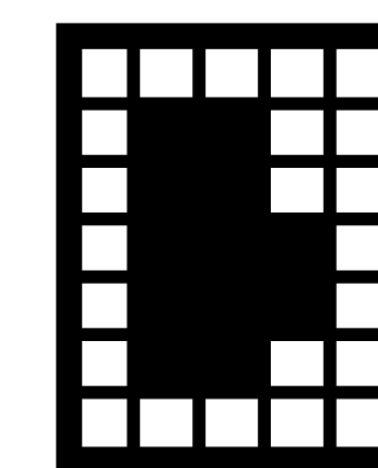
Building Height

- Building - 5m
- Truck canopy - 6.4m
- Car Canopy - 6m
- Pylon Sign - 6m
- Fascia Signs - 6.4m & 6m
- Hamper Sign - 6.75m



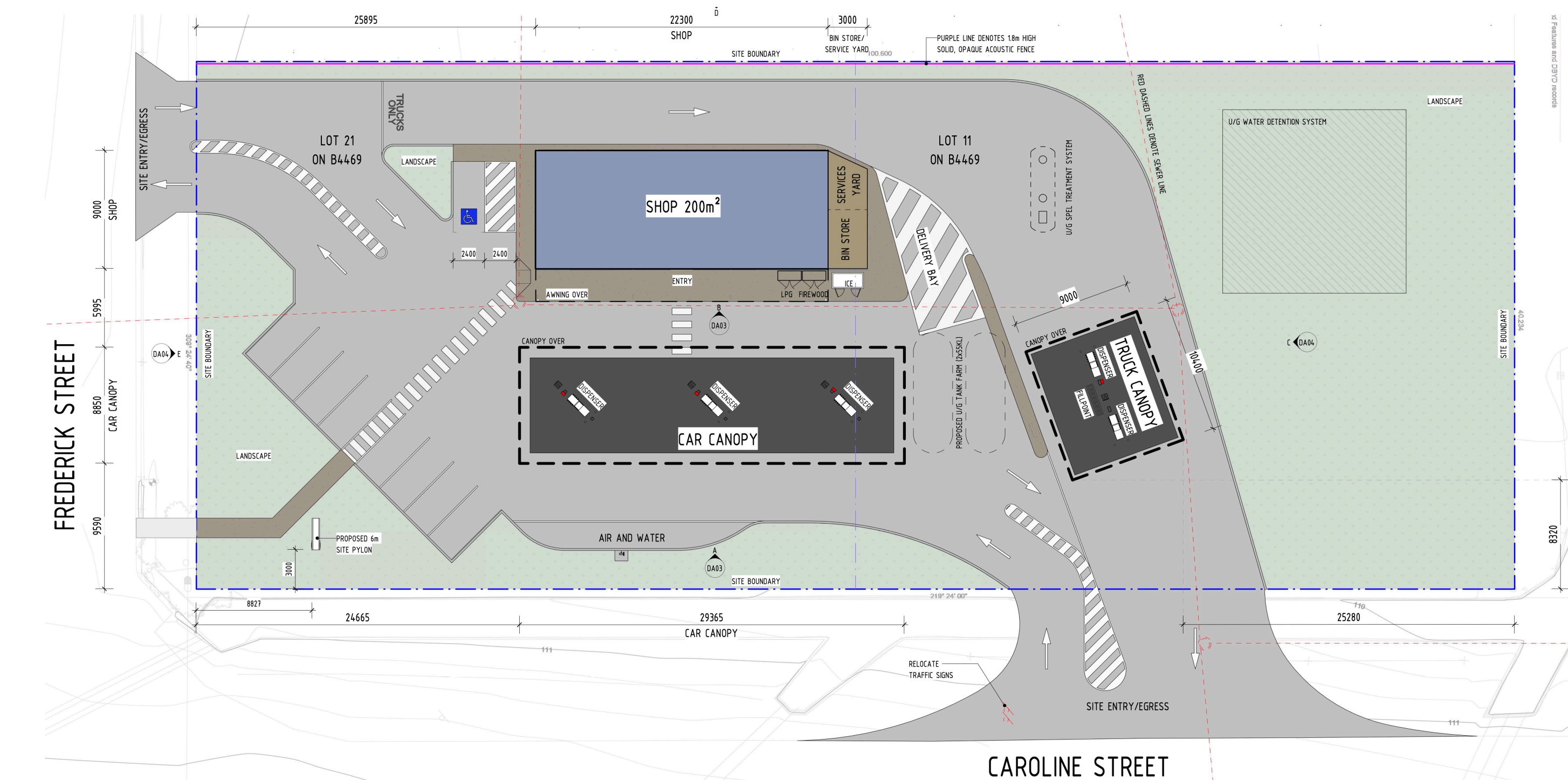
Setbacks

- Caroline Street: 8.32m
- Frederick Street: 24.665m
- John Street: 25.28m
- Rear Boundary: 6m



Site Coverage

- 15%



For further information and to view a copy of the application, contact:

- North Burnett Regional Council
- www.northburnett.qld.gov.au
- 1300 696 272

Submissions can be made to:

- North Burnett Regional Council
- PO Box 390, Gayndah Qld 4625
- admin@northburnett.qld.gov.au

To be eligible for appeal rights under the Planning Act 2016 submissions must be received within the period to make a submission stated above.

Public notification requirements are in accordance with the *Planning Act 2016*

www.developmentsigns.com.au

Proposed Development

Make a submission from **15 September to 06 October 2023**

Service station (Shop GFA: 200m²) and Advertising Devices (Total signface area: 52.16m²)

Where: Frederick Street & John Street, Biggenden

On: Lot 11 on B4469 and Lot 21 on B4469

Approval sought: Development Permit for a Material Change of Use & Operational Works (Advertising Devices)

Application ref: DA230024

You may obtain a copy of the application and make a submission to:

North Burnett Regional Council

PO Box 390, Gayndah Qld 4625

admin@northburnett.qld.gov.au

1300 696 272

www.northburnett.qld.gov.au

Public notification requirements are in accordance with the *Planning Act 2016*

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