



# RETAIL EXTENSION

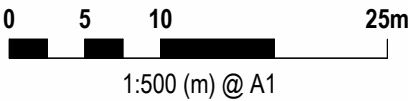
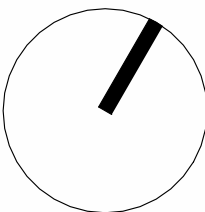
337-341 YAAMBA ROAD  
PARK AVENUE

**ROCKHAMPTON REGIONAL COUNCIL**  
**APPROVED PLANS**

These plans are approved subject to the current conditions of approval associated with  
**Development Permit No.: D/152-2023**  
**Dated: 4 January 2024**

- 000 SERIES DRAWINGS  
2342 SD001 COVER PAGE  
100 SERIES DRAWINGS  
2342 SD101 SITE PLAN - EXISTING / DEMO  
2342 SD102 SITE PLAN  
2342 SD103 FLOOR PLAN, ELEVATIONS AND PERSPECTIVES

ISSUE	DESCRIPTION	DRAWN	DATE
A	CLIENT ISSUE	LG	23.10.2023
B	CLIENT REVISION	LG	07.11.2023



PROJECT  
**RETAIL EXPANSION**  
LOCATION  
**337-341 YAAMBA ROAD, PARK AVENUE**  
CLIENT  
**DEVELOPMENT DIRECTIVE**

DRAWING TITLE  
**COVER PAGE**

DATE  
OCT 2023

DRAWN  
LG

CHECKED  
LM

DRAWING NO.  
**2342 - SD001**

REVISION  
**B**

BUILDING DESIGN  
INTERIOR DESIGN  
DESIGN MANAGEMENT  
GRAPHIC DESIGN

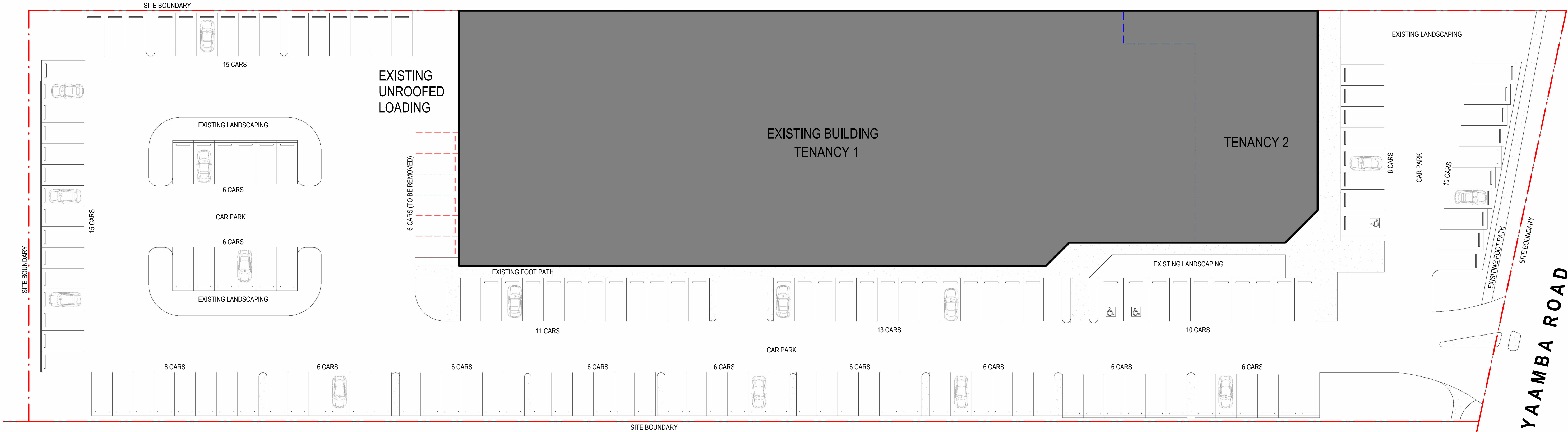
SUNSHINE  
COAST

BRISBANE  
07 3806





DEVELOPMENT SCHEDULE			
LOT NO.	PLAN NO.	SITE AREA	COUNCIL
24	SP191047	26860m2	ROCKHAMPTON REGIONAL LGA
PARKING SCHEDULE			
CAR PARK RATIO 1:40			
COMMENTS		COUNT	
PWD SPACE		3	
2600x5400			
STANDARD		153	
REQ: 86		PROV: 156	
AREA SCHEDULE			
NAME	LEVEL	AREA	
EXISTING GFA	GROUND	3330 m²	
TOTAL GFA		3330 m²	



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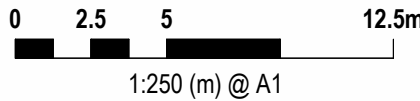
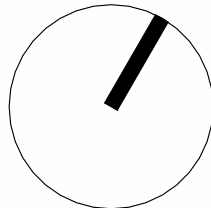
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**SITE PLAN - EXISTING**

1 : 250

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**PROJECT**

**RETAIL EXPANSION**

**LOCATION**

**337-341 YAAMBA ROAD, PARK AVENUE**

**CLIENT**

**DEVELOPMENT DIRECTIVE**

**DRAWING TITLE**

**SITE PLAN - EXISTING / DEMO**

**DATE**

**OCT 2023**

**DRAWN**

**LG**

**CHECKED**

**LM**

**DRAWING NO.**

**2342 - SD101**

**REVISION**

**B**

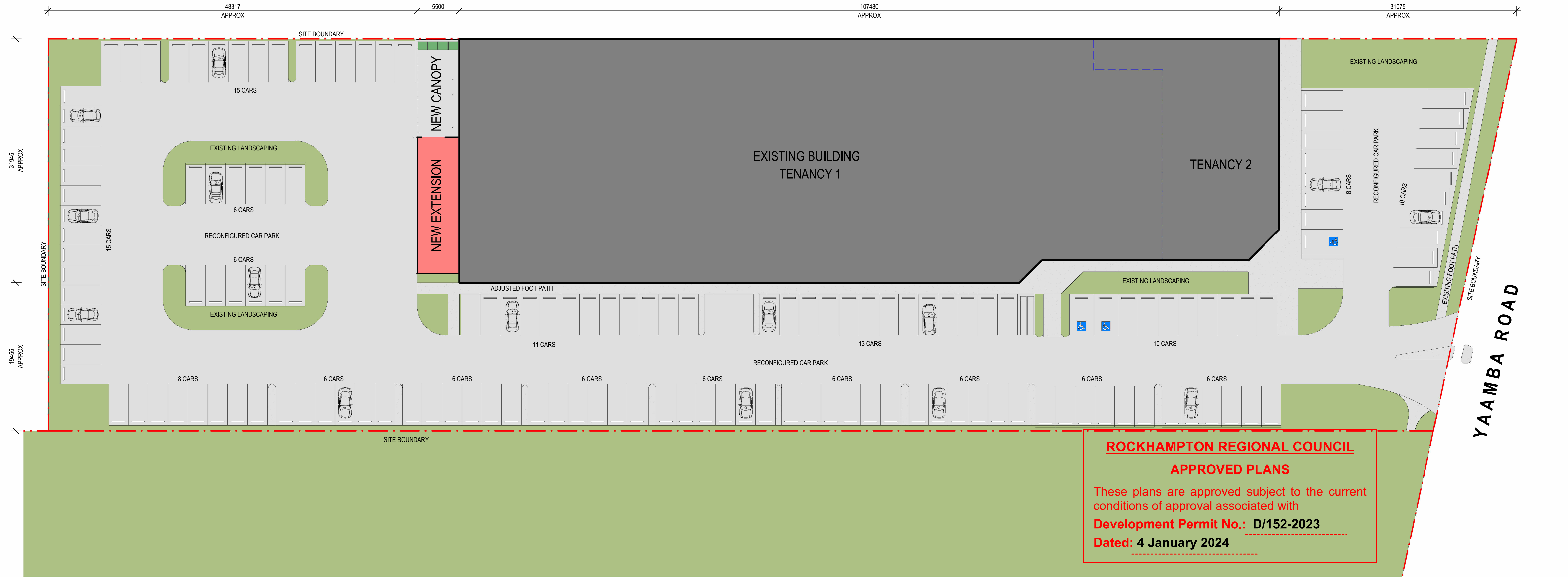
BUILDING DESIGN  
INTERIOR DESIGN  
DESIGN MANAGEMENT  
GRAPHIC DESIGN

SUNSHINE  
COAST

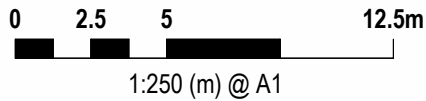
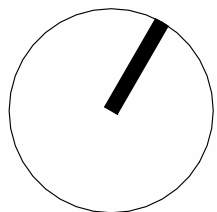
BRISBANE  
07 3806



DEVELOPMENT SCHEDULE			
LOT NO.	PLAN NO.	SITE AREA	COUNCIL
24	SP191047	26860m2	ROCKHAMPTON REGIONAL LGA
SITE COVER			
NAME	AREA		%
COVERED	3430 m²		13%
UNCOVERED	23230 m²		87%
PARKING SCHEDULE			
CAR PARK RATIO 1:40			
COMMENTS		COUNT	
PWD SPACE		3	
2600x5400			
STANDARD		147	
REQ: 86		PROV: 150	
AREA SCHEDULE			
NAME	LEVEL		AREA
EXISTING GFA	GROUND		3330 m²
NEW GFA	GROUND		100 m²
TOTAL GFA			3430 m²



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CLIENT  
**DEVELOPMENT DIRECTIVE**

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**SITE PLAN**  
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DRAWN  
**LG**  
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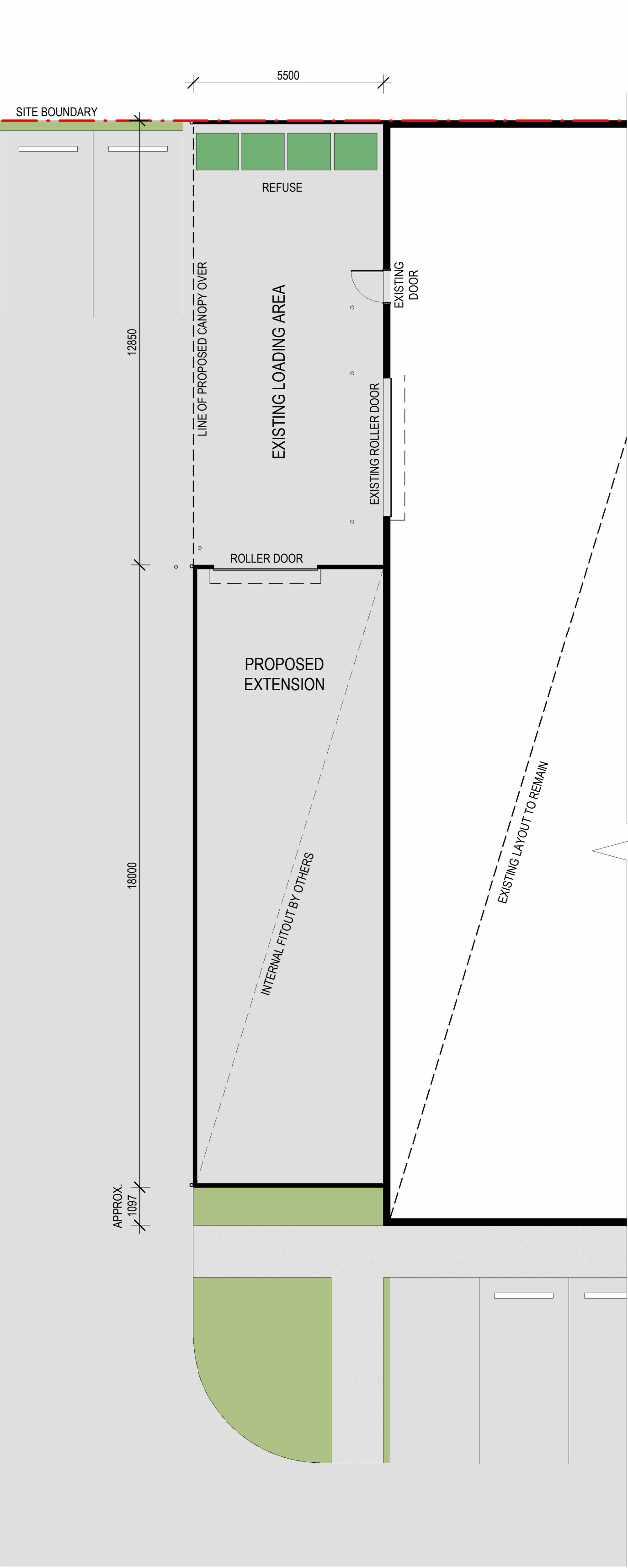
BUILDING DESIGN  
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DESIGN MANAGEMENT  
GRAPHIC DESIGN

SUNSHINE COAST

BRISBANE 07 3806

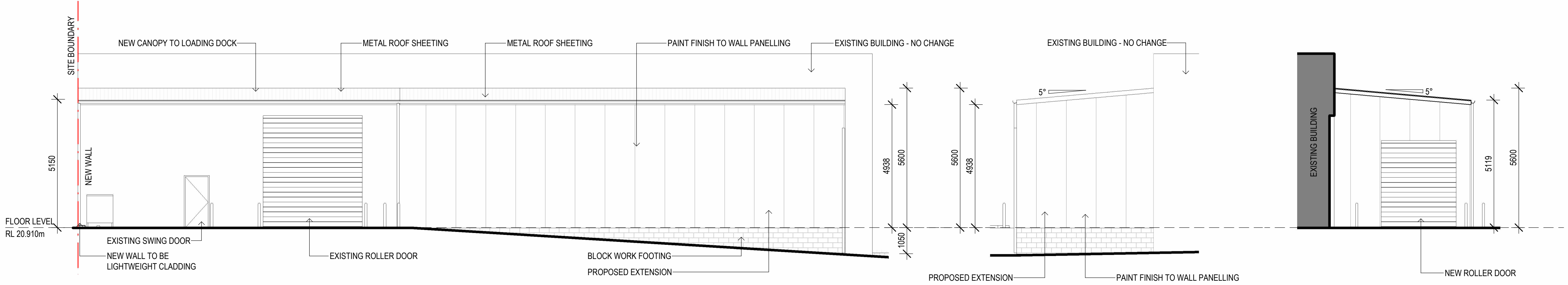
**brd GROUP**  
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ABN: 66 131 465 891





FLOOR PLAN

1 : 100



WEST ELEVATION

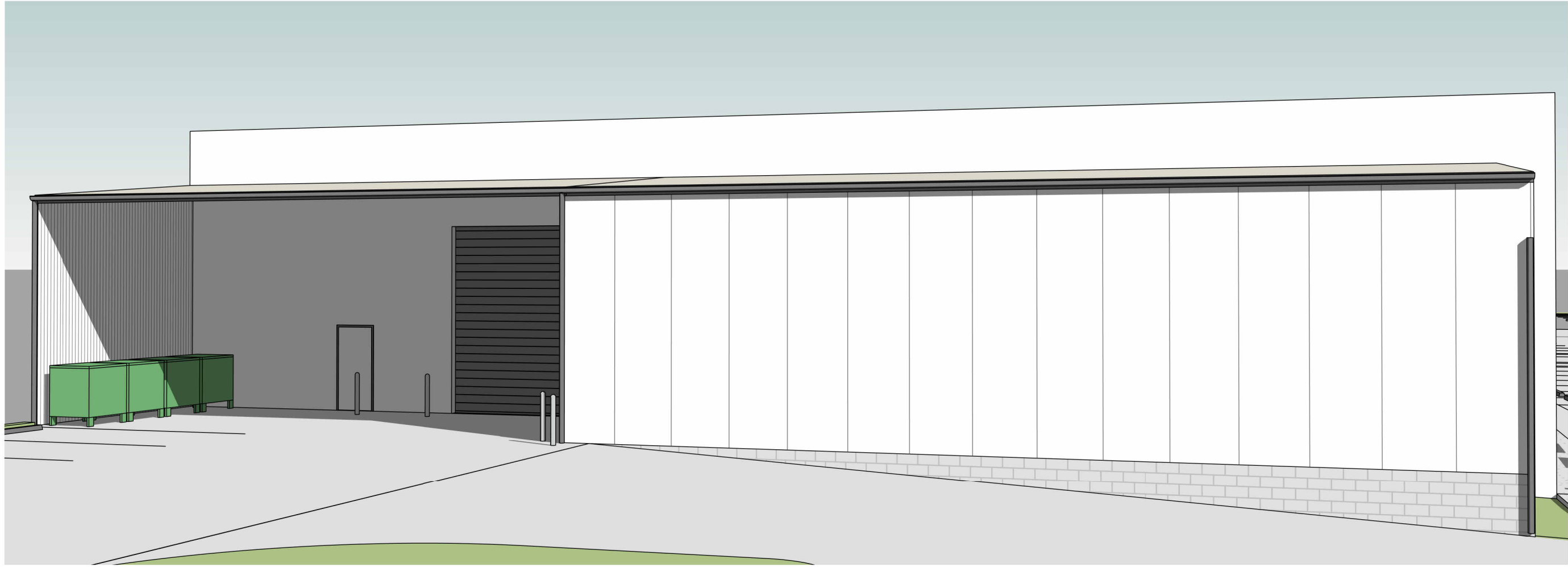
1 : 100

SOUTH ELEVATION

1 : 100

NORTH ELEVATION

1 : 100



PERSPECTIVE VIEW



PERSPECTIVE VIEW

ROCKHAMPTON REGIONAL COUNCIL

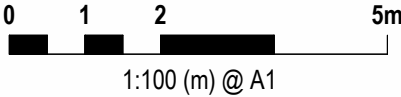
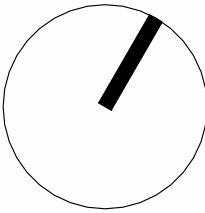
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**2342 - SD103**  
REVISION  
**B**

BUILDING DESIGN  
INTERIOR DESIGN  
DESIGN MANAGEMENT  
GRAPHIC DESIGN

SUNSHINE  
COAST  
BRISBANE  
07 3806

