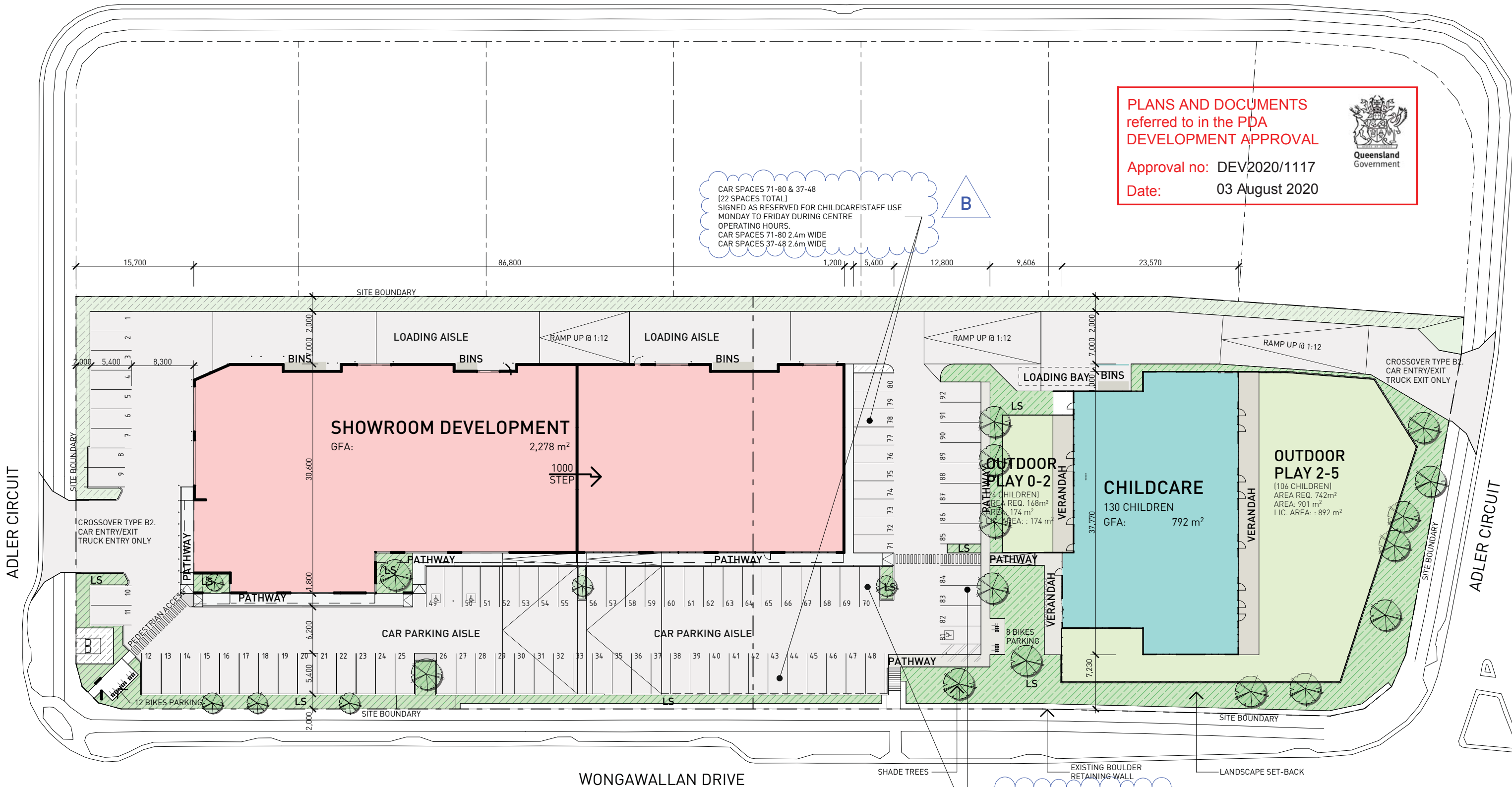




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Approval no: DEV2020/1117

Date: 03 August 2020

CAR SPACES 71-80 & 37-48
(22 SPACES TOTAL)
SIGNED AS RESERVED FOR CHILDCARE/STAFF USE
MONDAY TO FRIDAY DURING CENTRE
OPERATING HOURS.
CAR SPACES 71-80 2.4m WIDE
CAR SPACES 37-48 2.6m WIDE

B

ADLER CIRCUIT

ADLER CIRCUIT

WONGAWALLAN DRIVE

SHADE TREES

EXISTING BOULDER
RETAINING WALL

LANDSCAPE SET-BACK

DEVELOPMENT SCHEDULE

LOTS 1 and 2 on SP279789
WONGAWALLAN DRIVE,
YARRABILBA

SITE AREA 9,904 m²

GROSS FLOOR AREA

SHOWROOM/FOOD PREMISES/
SPORT AND REC TENANCIES
CHILDCARE CENTRE
TOTAL

SITE COVER 3,442m² (34.75%)

CAR PARKING REQUIRED

SHOWROOM 1,728m² @ 1/40m² = 43 CAR PARKS REQUIRED
FOOD PREMISES 100m² @ 1/20m² = 5 CAR PARKS REQUIRED
INDOOR SPORT AND REC 450m² @ 15 SPACES + 1/100m² = 20 CAR PARKS REQUIRED
CHILDCARE @ 1/10 CHILDREN + 1/STAFF MEMBER = 35 CAR PARKS REQUIRED
TOTAL REQUIRED = 103 CAR PARKS REQUIRED

CAR PARKS PROVIDED ON SITE = 92 CAR PARKS PROVIDED
CAR PARKS ON STREET FRONTAGE = 11 CAR PARKS PROVIDED
TOTAL PROVIDED = 103 CAR PARKS PROVIDED

CAR SPACES 70 & 81-92
(13 SPACES TOTAL)
SIGNED AS RESERVED FOR CHILDCARE
DROP OFF AND PICK UP
30 MIN MAX. STAY
MONDAY TO FRIDAY BETWEEN 7-9am and 4-6pm
CAR SPACES 2.7m WIDE

B



1 SITE PLAN
SCALE: 1:500

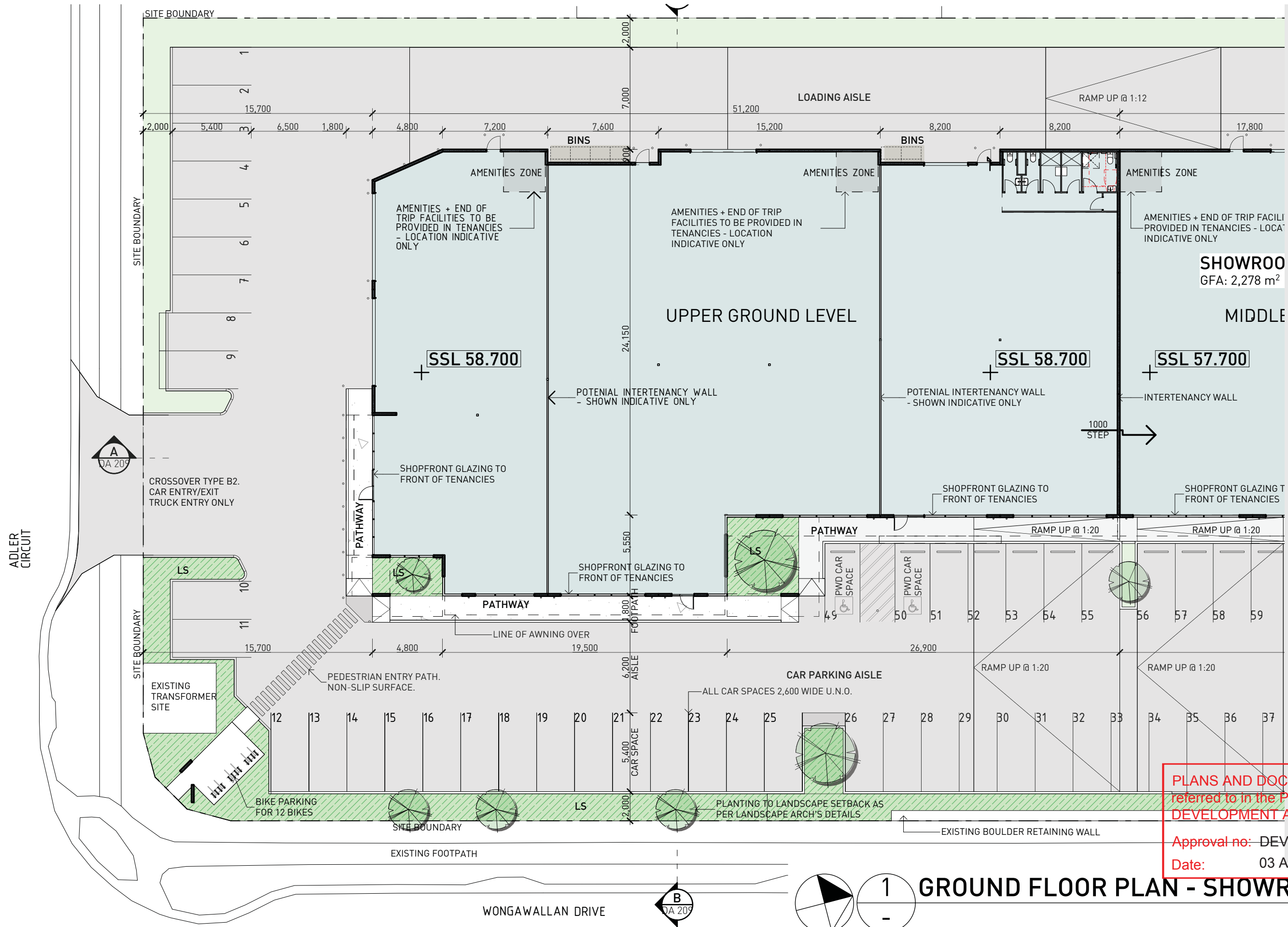
PROJECT YARRABILBA CENTRAL
LOCATION WONGAWALLAN DRIVE & ADLER CIRCUIT YARRABILBA QLD 4207
CLIENT PPQ GROUP
TITLE SITE PLAN

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SCALE: 1:500 @ A3
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Date: 03 August 2020

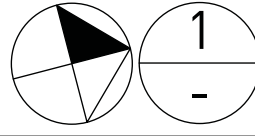


GROUND FLOOR PLAN - SHOWROOM SOUTH

SCALE: 1:250

PROJECT **YARRABILBA CENTRAL**
LOCATION **WONGAWALLAN DRIVE & ADLER CIRCUIT YARRABILBA QLD 4207**
CLIENT **PPQ GROUP**
TITLE **GROUND FLOOR PLAN - SHOWROOM SOUTH**

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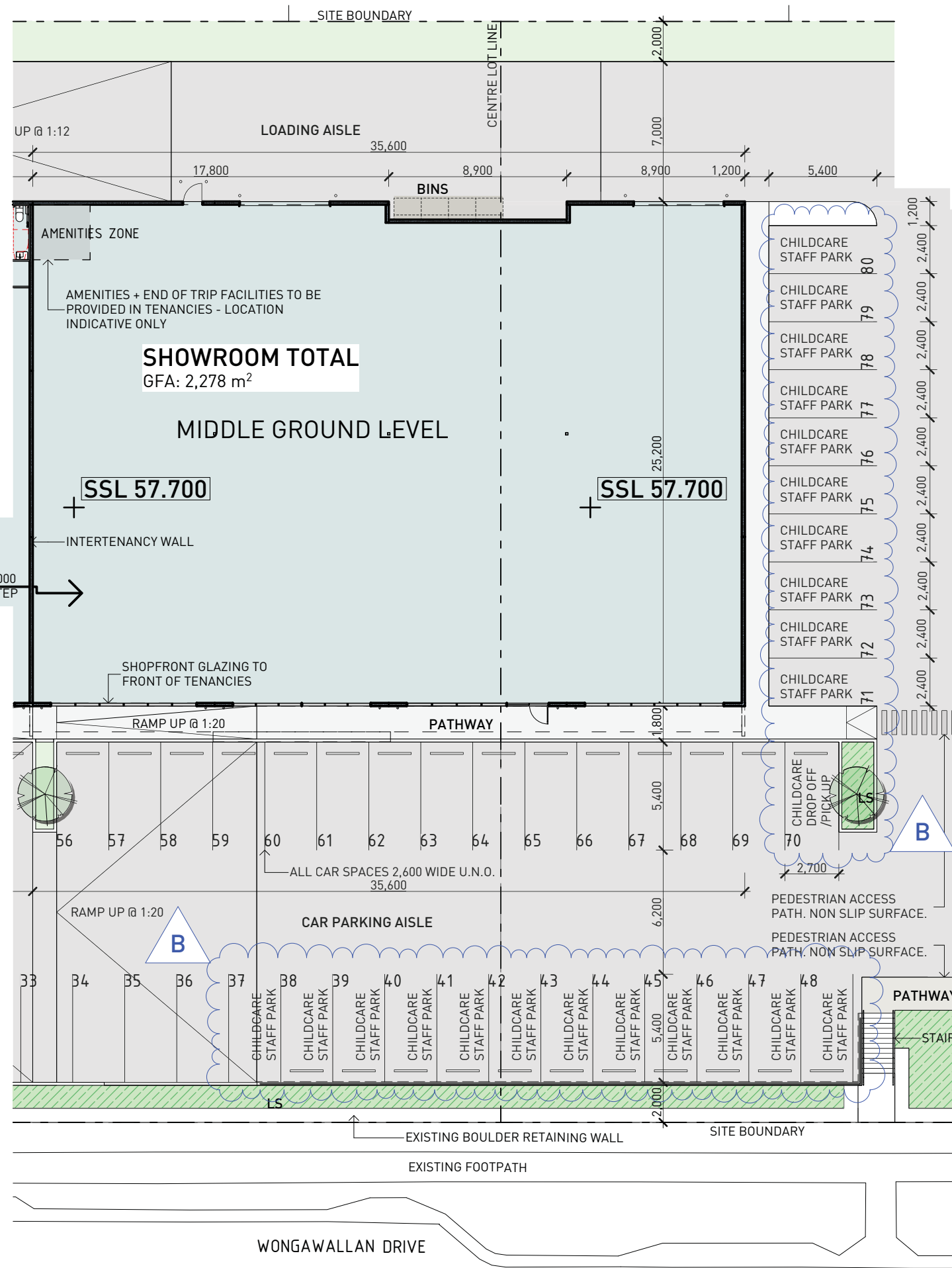


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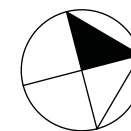
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SCALE: 1:250, 1:100@A3
JOB No. **1660**
DRAWN BY: **NR**
DWG No. **DA 203**
ISSUE DATE **07/05/20**
ISSUE **A**

DRAWING CONTINUES ON DA 203



DRAWING CONTINUES ON DA 205



1

GROUND FLOOR PLAN - SHOWROOM NORTH

SCALE: 1:250

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PROJECT **YARRABILBA CENTRAL**
LOCATION **WONGAWALLAN DRIVE & ADLER CIRCUIT YARRABILBA QLD 4207**
CLIENT **PPQ GROUP**
TITLE **GROUND FLOOR PLAN - SHOWROOM NORTH**

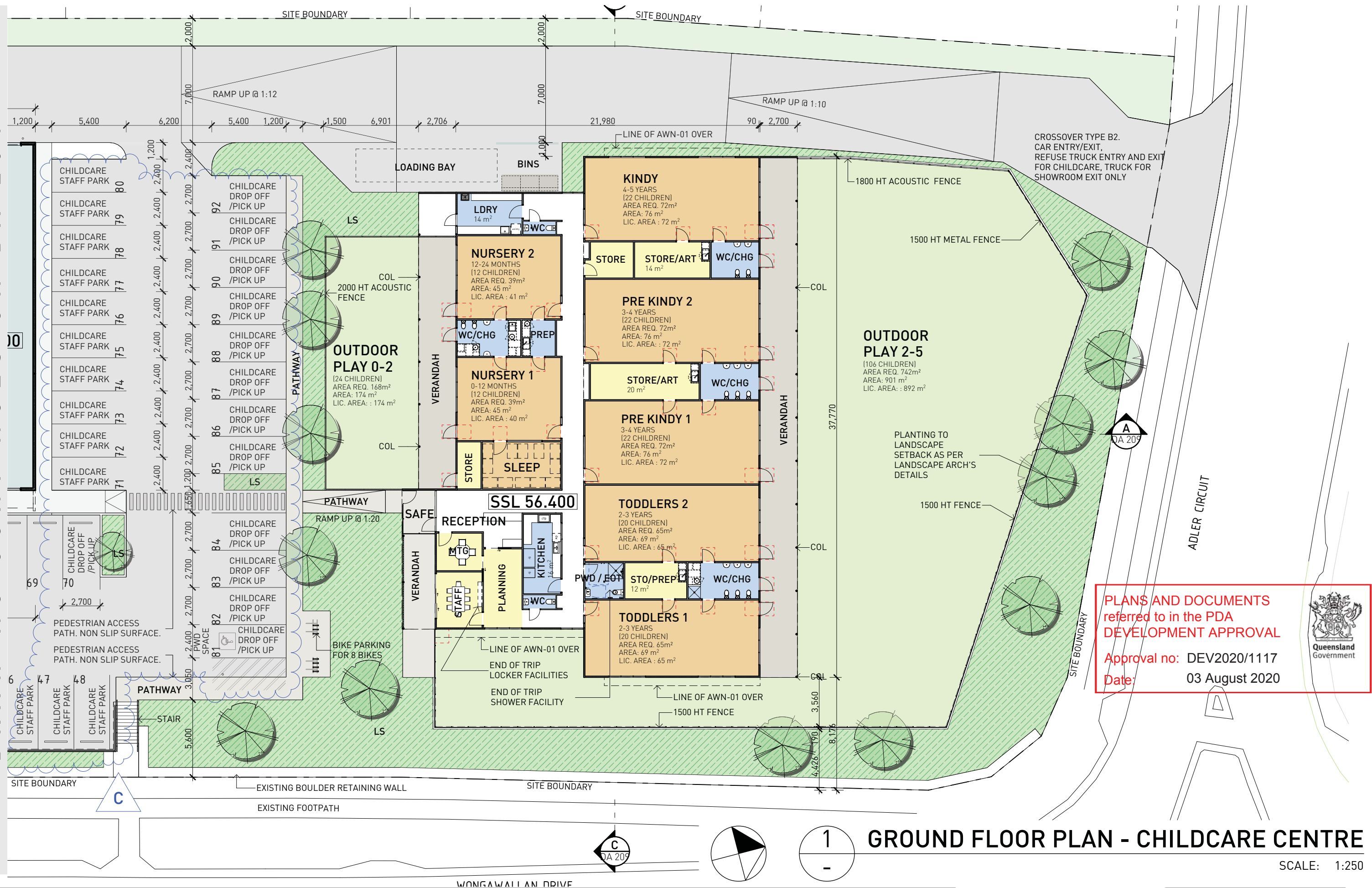
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SCALE: 1:250@A3	JOB No. 1660
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ISSUE DATE 20/07/20	ISSUE B

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GROUND FLOOR PLAN - CHILDCARE CENTRE

SCALE: 1:250

PROJECT **YARRABILBA CENTRAL**
LOCATION **WONGAWALLAN DRIVE & ADLER CIRCUIT YARRABILBA QLD 4207**
CLIENT **PPQ GROUP**
TITLE **GROUND FLOOR PLAN - CHILDCARE CENTRE**

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A	DA ISSUE	NR	07/05/20
REV.	DETAILS	INT	DATE



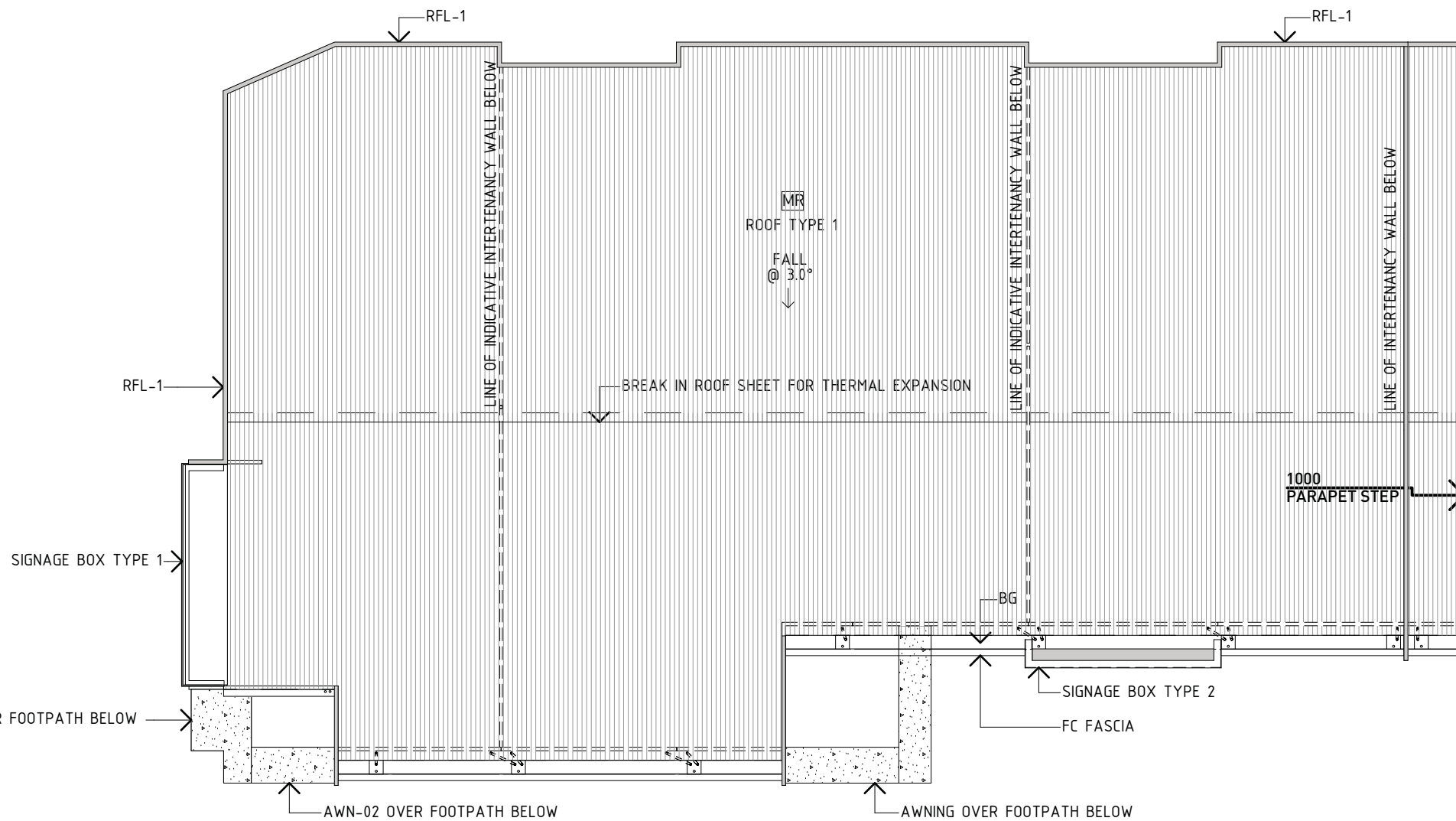
SCALE: 1:250 @ A3
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ISSUE DATE: 20/07/20

JOB No. 1660
DWG No. DA 205
ISSUE C

ADLER CIRCUIT



SITE BOUNDARY



SITE BOUNDARY

SIGNAGE BOX TYPE 1

AWN-02 OVER FOOTPATH BELOW

AWN-02 OVER FOOTPATH BELOW

AWNING OVER FOOTPATH BELOW

SIGNAGE BOX TYPE 2

FC FASCIA

1000
PARAPET STEP

BREAK IN ROOF SHEET FOR THERMAL EXPANSION

MR
ROOF TYPE 1

FALL
@ 3.0°

RFL-1

RFL-1

LINE OF INDICATIVE INTERTENANCY WALL BELOW

LINE OF INDICATIVE INTERTENANCY WALL BELOW

LINE OF INTERTENANCY WALL BELOW

SITE BOUNDARY

WONGAWALLAN DRIVE



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Approval no: DEV2020/1117
Date: 03 August 2020



PROJECT **YARRABILBA CENTRAL**
LOCATION **WONGAWALLAN DRIVE & ADLER CIRCUIT YARRABILBA QLD 4207**
CLIENT **PPQ GROUP**
TITLE **ROOF PLAN - SHOWROOM SOUTH**

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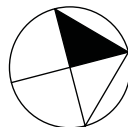
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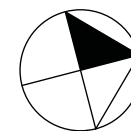
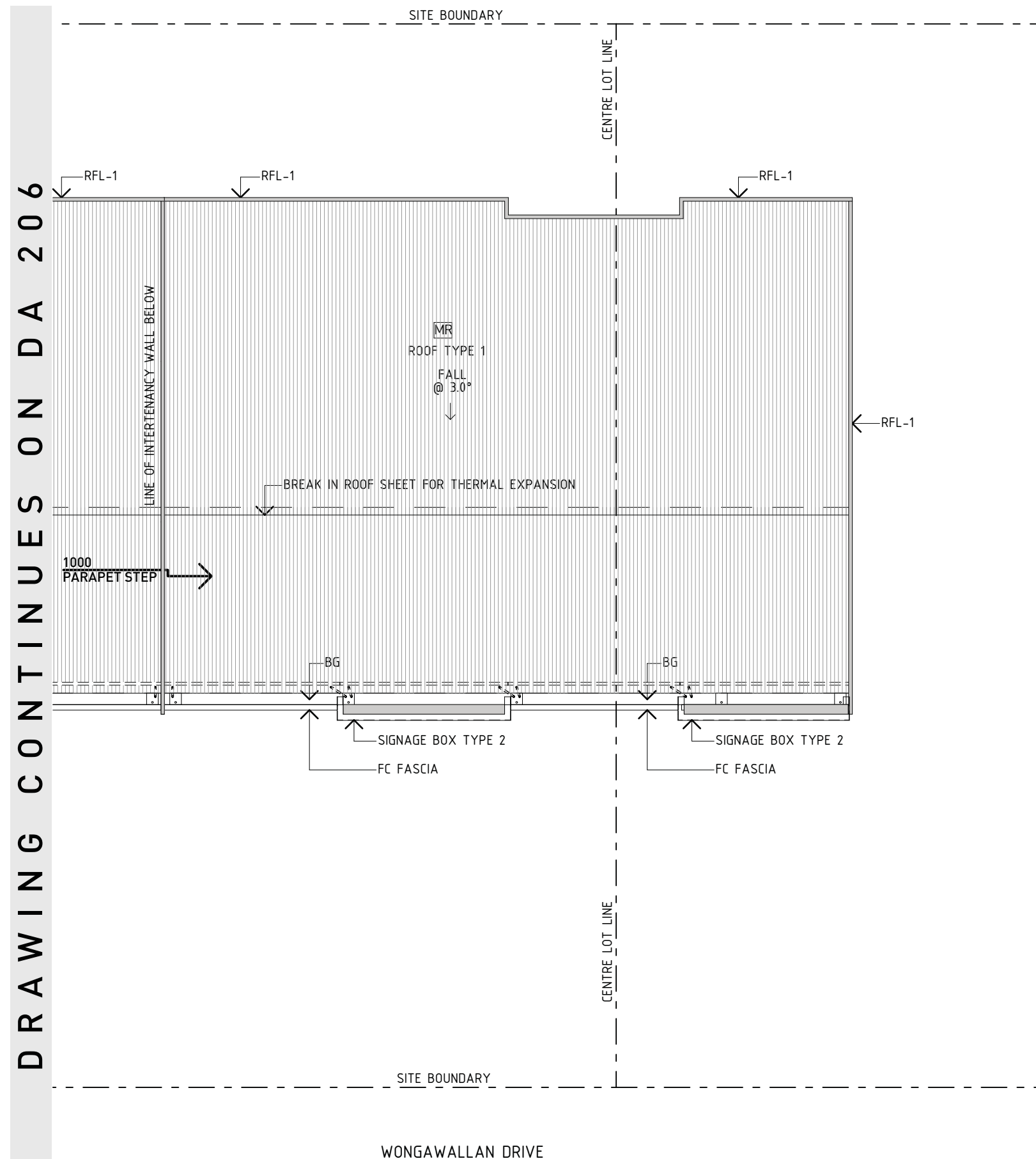
SCALE: 1:250, 1:100@A3
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ISSUE DATE 07/05/20
JOB No. 1660
DWG No. DA 206
ISSUE A

ROOF PLAN - SHOWROOM SOUTH

SCALE: 1:250

DRAWING CONTINUES ON DA 207





ROOF PLAN - SHOWROOM NORTH

PLANS AND DOCUMENTS referred to in the PDA DEVELOPMENT APPROVAL

Approval no: DEV2020/1117

Date: 03 August 2020



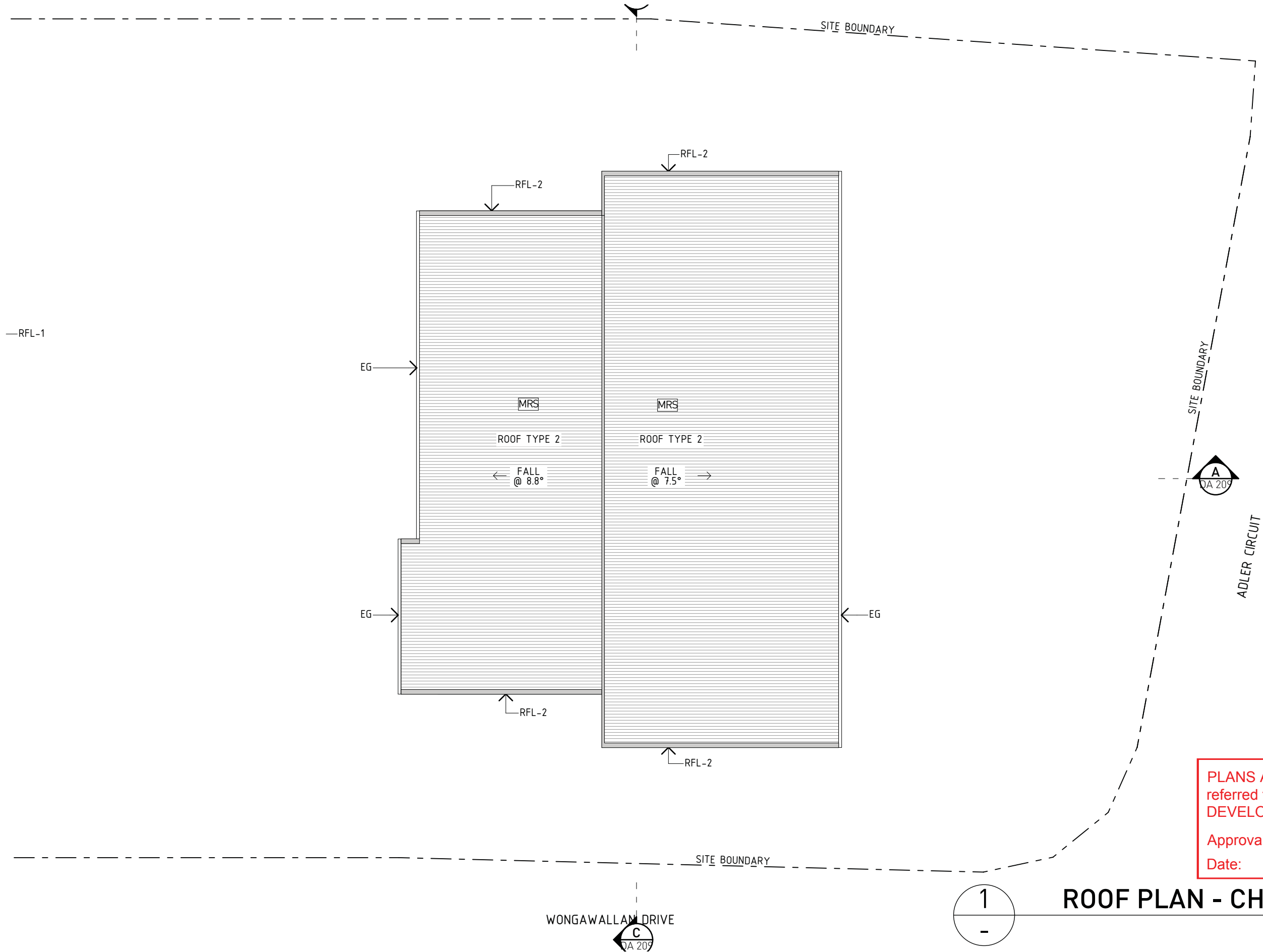
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LOCATION **WONGAWALLAN DRIVE & ADLER CIRCUIT YARRABILBA QLD 4207**
CLIENT **PPQ GROUP**
TITLE **ROOF PLAN - SHOWROOM NORTH**

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NR
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ROOF PLAN - CHILDCARE CENTRE

SCALE: 1:250

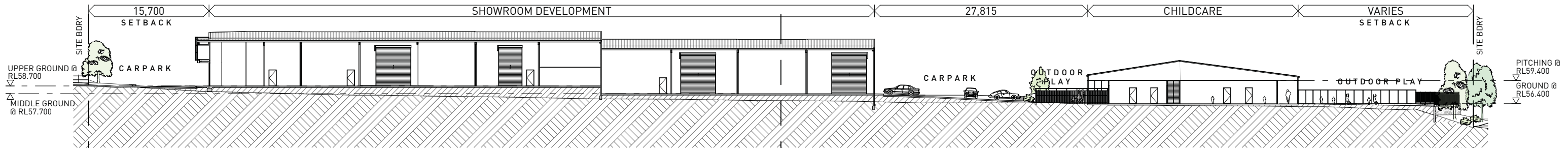
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LOCATION **WONGAWALLAN DRIVE & ADLER CIRCUIT YARRABILBA QLD 4207**
CLIENT **PPQ GROUP**
TITLE **ROOF PLAN - CHILDCARE CENTRE**

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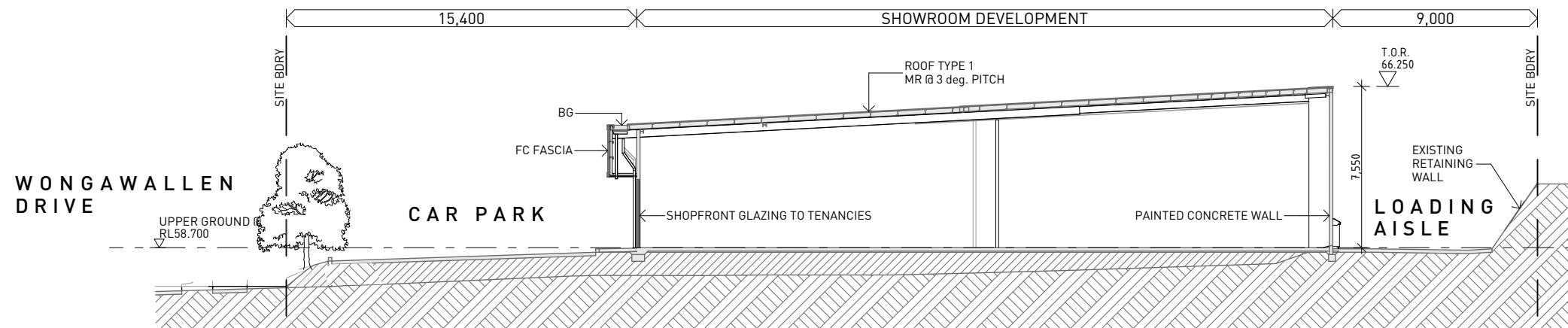
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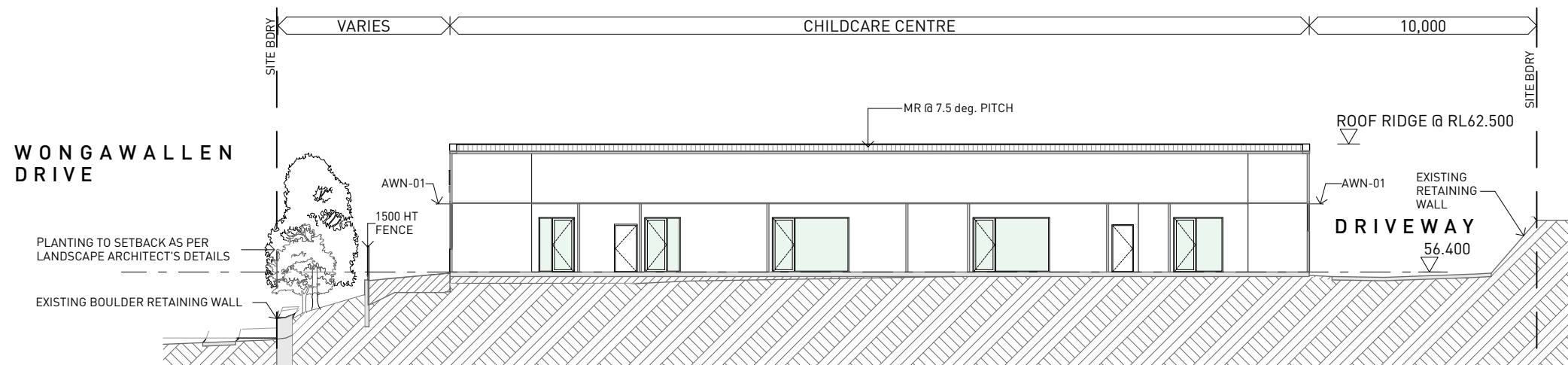
SCALE: 1:250, 1:100@A3	JOB No. 1660
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ISSUE DATE 07/05/20	ISSUE A



SECTION A-A
SCALE: 1:500



SECTION B-B
SCALE: 1:250



SECTION C-C
SCALE: 1:250

PROJECT **YARRABILBA CENTRAL**
LOCATION **WONGAWALLAN DRIVE & ADLER CIRCUIT YARRABILBA QLD 4207**
CLIENT **PPQ GROUP**
TITLE **SECTION - SHOWROOM & CHILDCARE**

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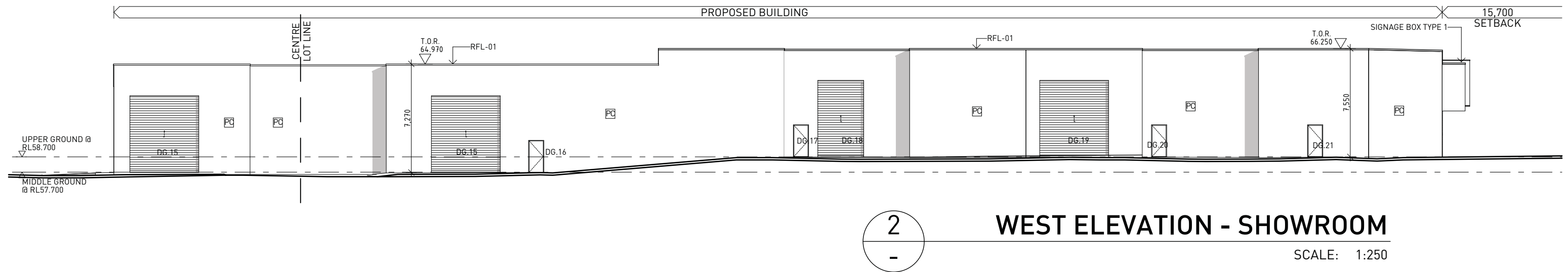
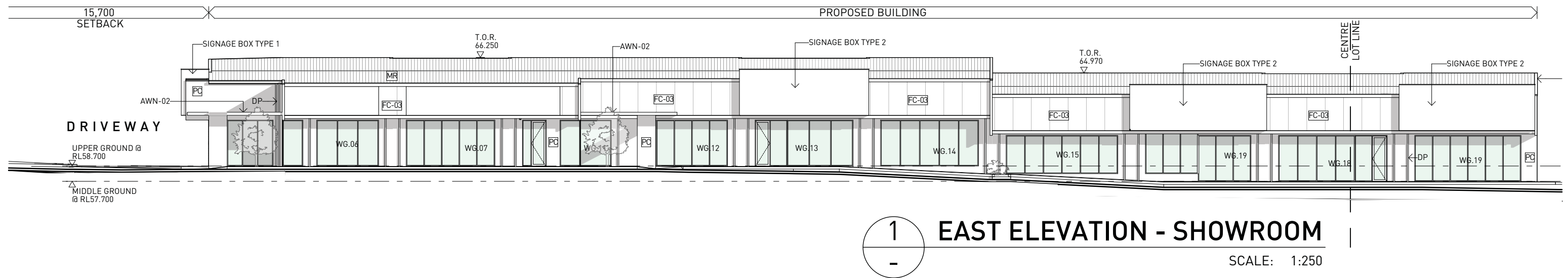
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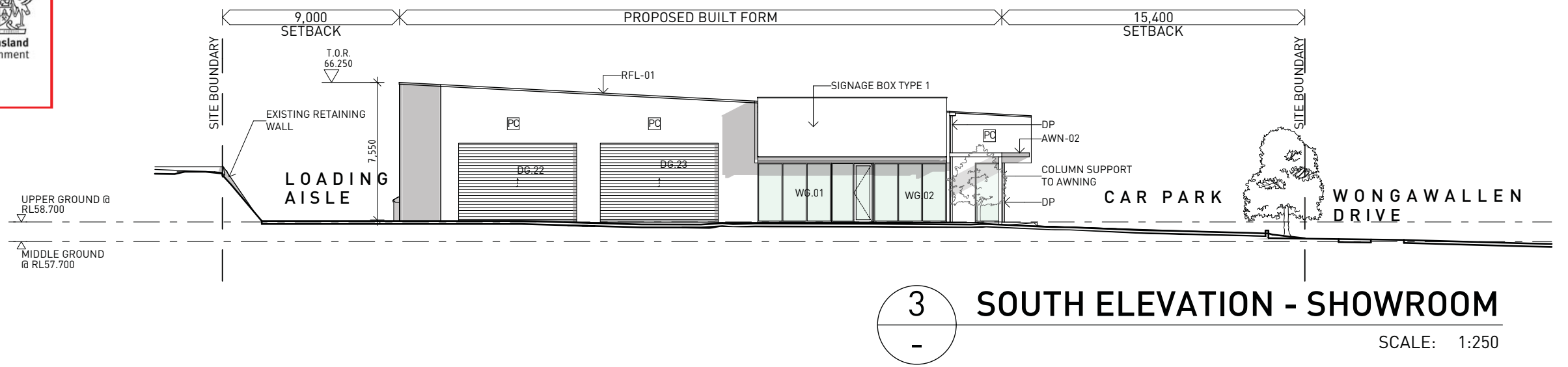
Approval no: DEV2020/1117

Date: 03 August 2020



KEYNOTE LEGEND

AWN-01	AWNING TYPE 1
AWN-02	AWNING TYPE 2
D	DOOR
DP	DOWNPIPE
EG	EAVES GUTTER
FC-01	FC SHEETING TYPE 1
FC-02	FC SHEETING TYPE 2
FC-03	FC SHEETING TYPE 3
MR	METAL SHEET ROOFING
PC	PAINTED CONCRETE
RFL-01	ROOF FLASHING
RP	RENDER & PAINT FINISH
RW	RETAINING WALL
W	WINDOW



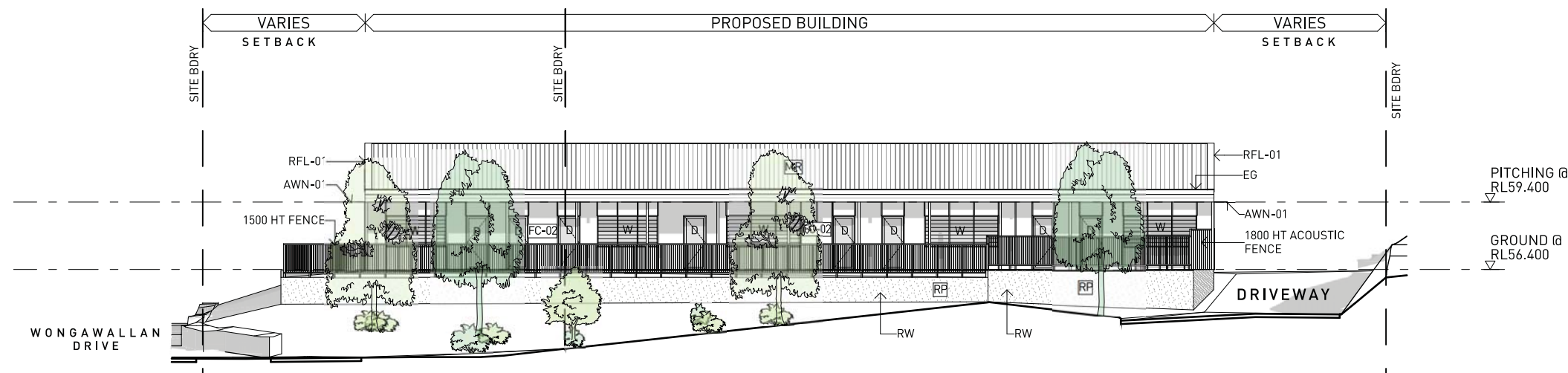
PROJECT **YARRABILBA CENTRAL**
LOCATION **WONGAWALLAN DRIVE & ADLER CIRCUIT YARRABILBA QLD 4207**
CLIENT **PPQ GROUP**
TITLE **ELEVATIONS - SHOWROOM**

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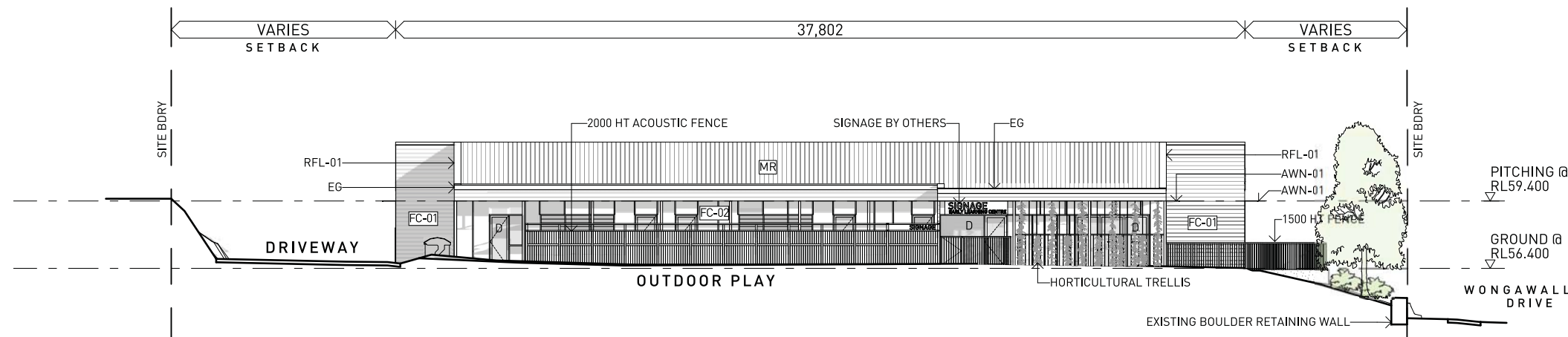
SCALE: 1:250@A3	JOB No. 1660
DRAWN BY: NR	DWG No. DA 210
ISSUE DATE 07/05/20	ISSUE A



1 NORTH ELEVATION
SCALE: 1:250

KEYNOTE LEGEND

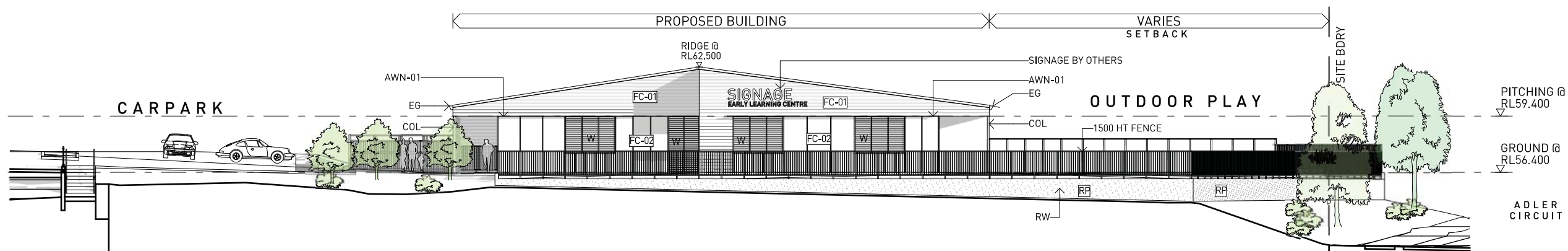
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AWN-02	AWNING TYPE 2
D	DOOR
DP	DOWNPIPE
EG	EAVES GUTTER
FC-01	FC SHEETING TYPE 1
FC-02	FC SHEETING TYPE 2
FC-03	FC SHEETING TYPE 3
MR	METAL SHEET ROOFING
PC	PAINTED CONCRETE
RFL-01	ROOF FLASHING
RP	RENDER & PAINT FINISH
RW	RETAINING WALL
W	WINDOW



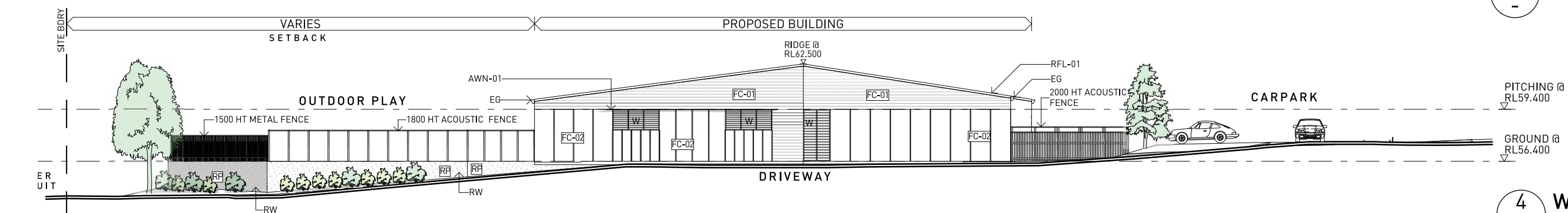
2 SOUTH ELEVATION
SCALE: 1:250

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Date: 03 August 2020



3 EAST ELEVATION
SCALE: 1:250



4 WEST ELEVATION
SCALE: 1:250

PROJECT **YARRABILBA CENTRAL**
LOCATION **WONGAWALLAN DRIVE & ADLER CIRCUIT YARRABILBA QLD 4207**
CLIENT **PPQ GROUP**
TITLE **ELEVATIONS - CHILDCARE**

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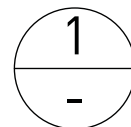
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Date: 03 August 2020



CNR ADLER CIRCUIT & WONGAWALLAN DRIVE PERSPECTIVE

SCALE: 1:250

PROJECT **YARRABILBA CENTRAL**
LOCATION **WONGAWALLAN DRIVE & ADLER CIRCUIT YARRABILBA QLD 4207**
CLIENT **PPQ GROUP**
TITLE **PERSPECTIVES - SHEET 1**

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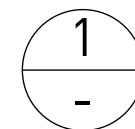
SCALE:
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DWG No. **DA 212**
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SOUTH-EAST AERIAL PERSPECTIVE

SCALE: 1:250

PROJECT **YARRABILBA CENTRAL**
LOCATION **WONGAWALLAN DRIVE & ADLER CIRCUIT YARRABILBA QLD 4207**
CLIENT **PPQ GROUP**
TITLE **PERSPECTIVES - SHEET 2**

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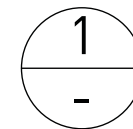


SCALE: 1:250@A3	JOB No. 1660
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ISSUE DATE 07/05/20	ISSUE A



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Date: 03 August 2020



CHILDCARE CENTRE PERSPECTIVE

SCALE: 1:250

PROJECT **YARRABILBA CENTRAL**
LOCATION **WONGAWALLAN DRIVE & ADLER CIRCUIT YARRABILBA QLD 4207**
CLIENT **PPQ GROUP**
TITLE **PERSPECTIVES - SHEET 3**

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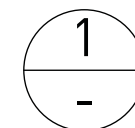
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NORTH-EAST AERIAL VIEW

SCALE: 1:250

PROJECT **YARRABILBA CENTRAL**
LOCATION **WONGAWALLAN DRIVE & ADLER CIRCUIT YARRABILBA QLD 4207**
CLIENT **PPQ GROUP**
TITLE **PERSPECTIVES - SHEET 4**

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JOB No. **1660**
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ISSUE **A**