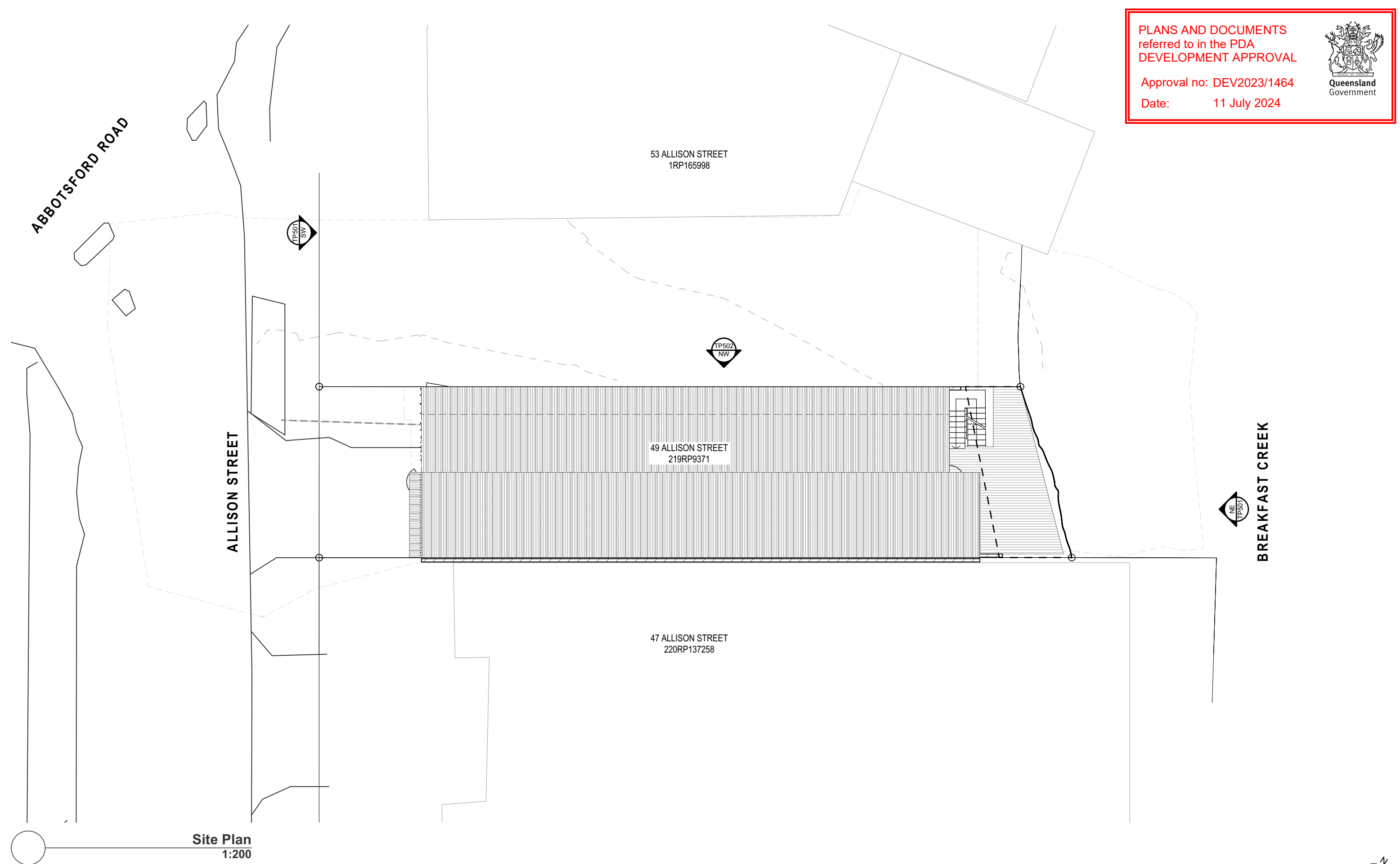




PLANS AND DOCUMENTS
referred to in the PDA
DEVELOPMENT APPROVAL

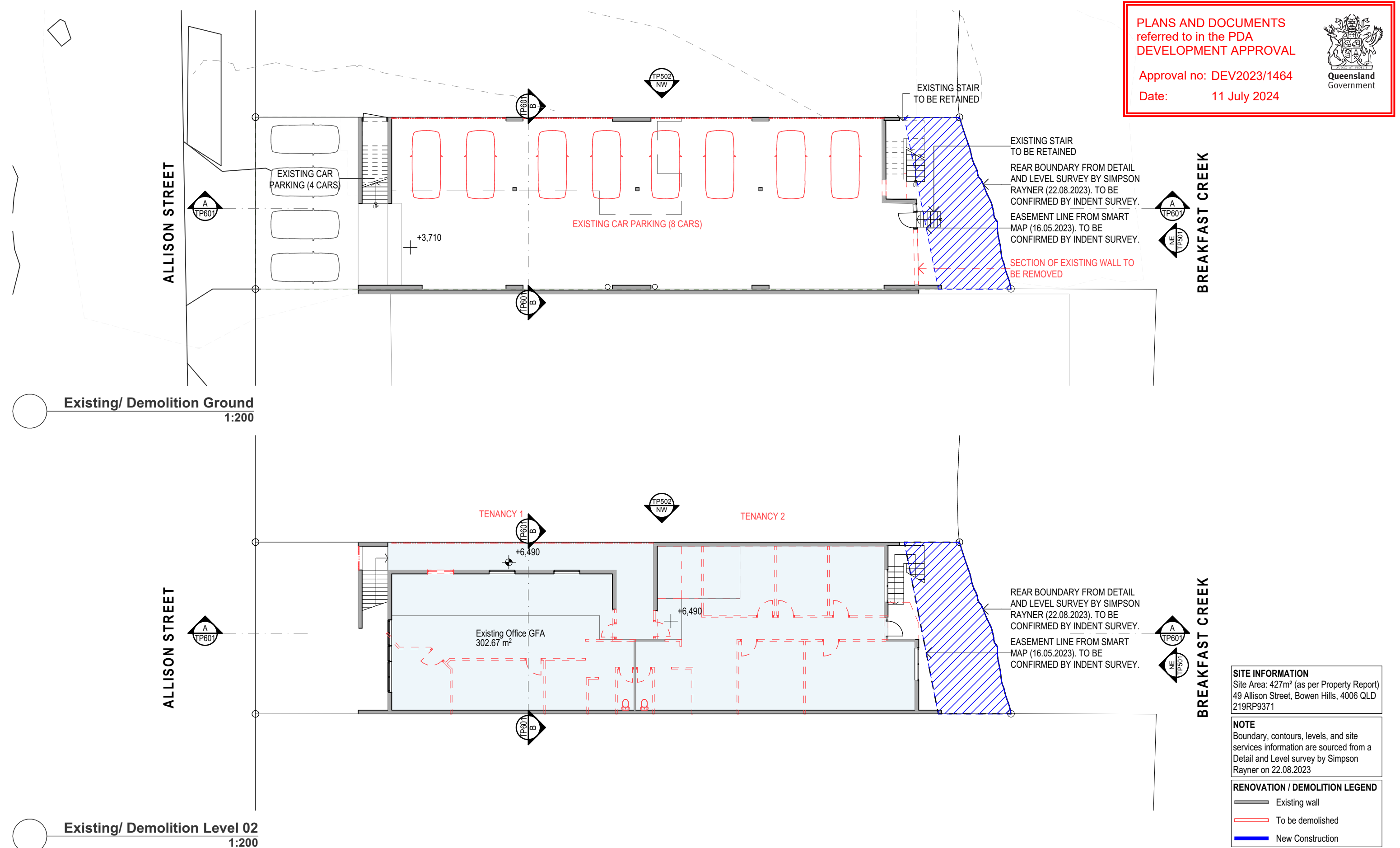
Approval no: DEV2023/1464

Date: 11 July 2024


Queensland
Government

Mr Teddy Bear Dog Boutique, Grooming and Day-care

Site Plan 



Mr Teddy Bear Dog Boutique, Grooming and Day-care

Existing/ Demolition G-L02 Floor Plans

ALLISON STREET



REAR BOUNDARY FROM DETAIL
AND LEVEL SURVEY BY SIMPSON
RAYNER (22.08.2023). TO BE
CONFIRMED BY INDENT SURVEY.

BREAKFAST CREEK

PLANS AND DOCUMENTS
referred to in the PDA
DEVELOPMENT APPROVAL

Approval no: DEV2023/1464

Date: 11 July 2024



Existing/ Demolition Roof
1:200

SITE INFORMATION
Site Area: 427m² (as per Property Report)
49 Allison Street, Bowen Hills, 4006 QLD
219RP9371

NOTE
Boundary, contours, levels, and site
services information are sourced from a
Detail and Level survey by Simpson
Rayner on 22.08.2023

RENOVATION / DEMOLITION LEGEND
Existing wall
To be demolished
New Construction

Mr Teddy Bear Dog Boutique, Grooming and Day-care

Existing/ Demolition Roof Plan

Project
Mr Teddy Bear Dog Boutique, Grooming and Day-care
49 Allison Street, Bowen Hills, QLD, 4006

Scale @ A3
1:200
Drawn: KH
Checked: EA
Project Number
H4683ALL
Drawing Number
TP302
Issue
D

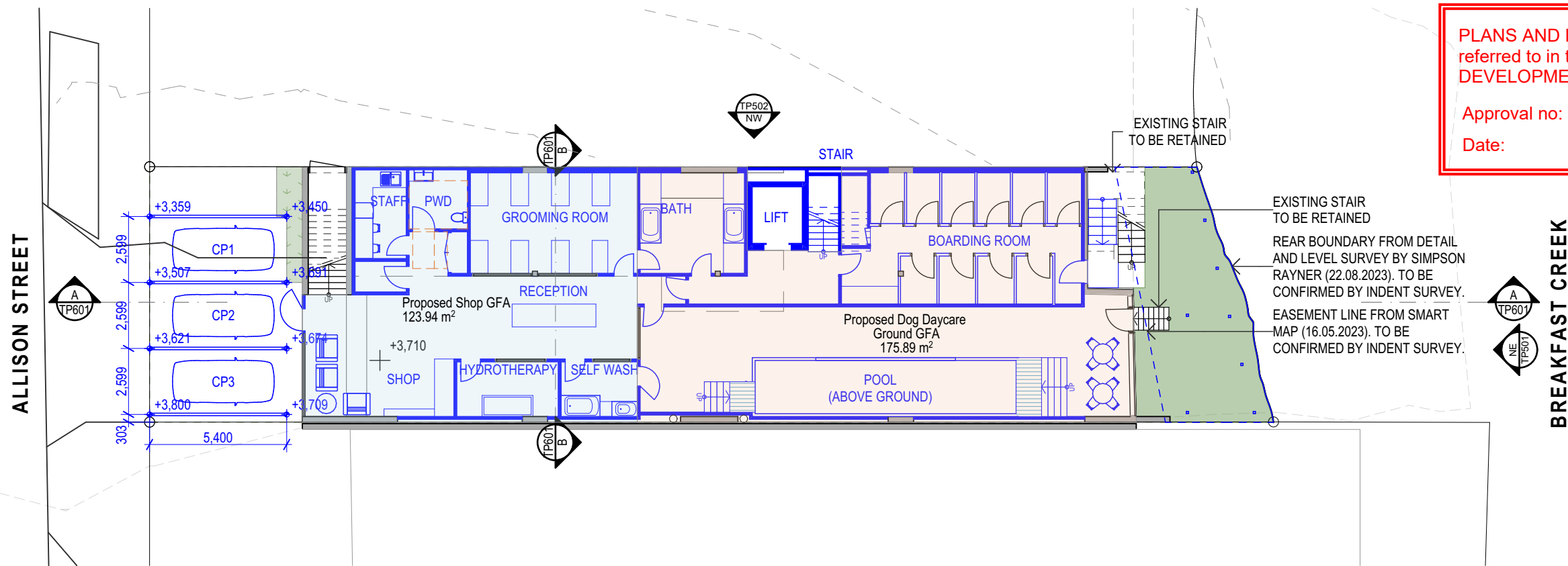
Drawing Title:
Existing/ Demolition Roof Plan
Phase:
Town Planning
Town Planning

Date	Issue	Details	Checked
13/05/2024	D	Information Request	EA
01/05/2024	C	Town Planning Lodgement	EA
07/12/2023	B	Town Planning Lodgement	GL

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Work to be carried out in a neat and appropriate manner.
Where ambiguities or discrepancies exist, Hayes Anderson Lynch Architects Pty. Ltd. shall be contacted for clarification.

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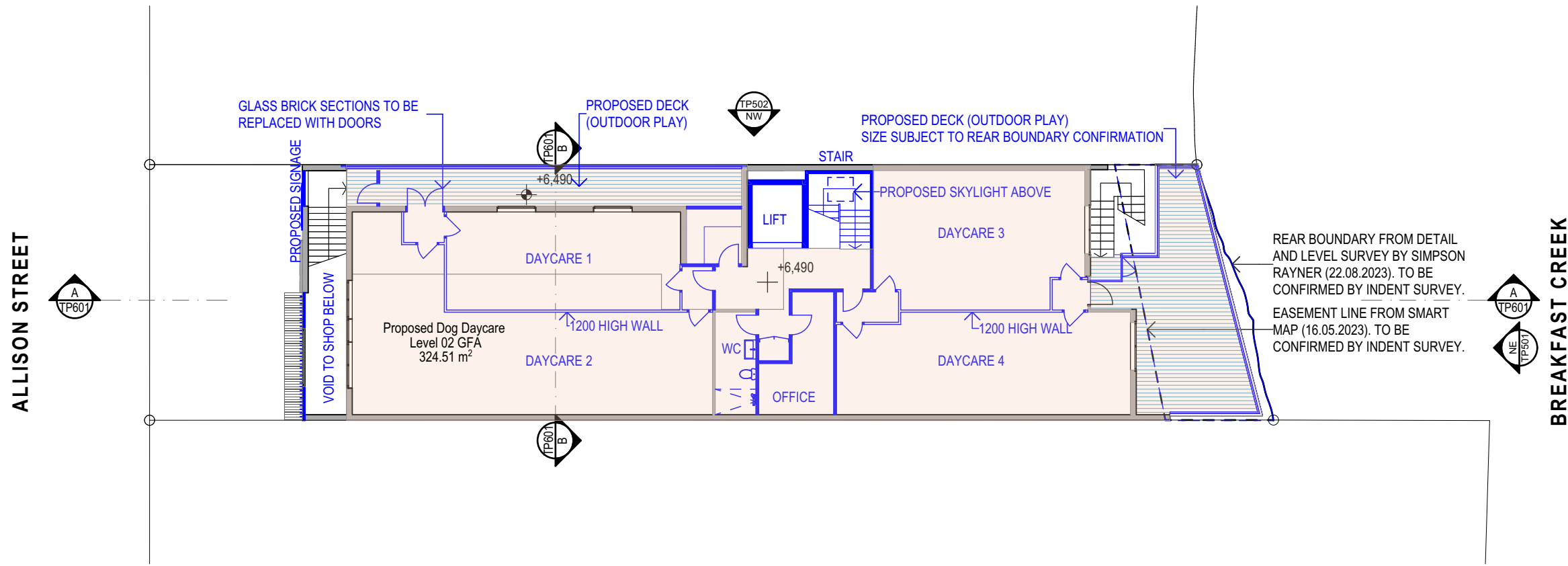


PLANS AND DOCUMENTS referred to in the PDA DEVELOPMENT APPROVAL

Approval no: DEV2023/1464

Date: 11 July 2024

Queensland Government



SITE INFORMATION
Site Area: 427m² (as per Property Report)
49 Allison Street, Bowen Hills, 4006 QLD 219RP9371

NOTE
Boundary, contours, levels, and site services information are sourced from a Detail and Level survey by Simpson Rayner on 22.08.2023

RENOVATION / DEMOLITION LEGEND
Existing wall
To be demolished
New Construction

Mr Teddy Bear Dog Boutique, Grooming and Day-care

Proposed G-L02 Floor Plans

Project
Mr Teddy Bear Dog Boutique, Grooming and Day-care
49 Allison Street, Bowen Hills, QLD, 4006

Scale @ A3
1:200

Drawn:
KH

Checked:
EA

Project Number
H4683ALL

Drawing Number
TP303

Issue
D

Drawing Title:
Proposed G-L02 Floor Plans

Phase:
Town Planning

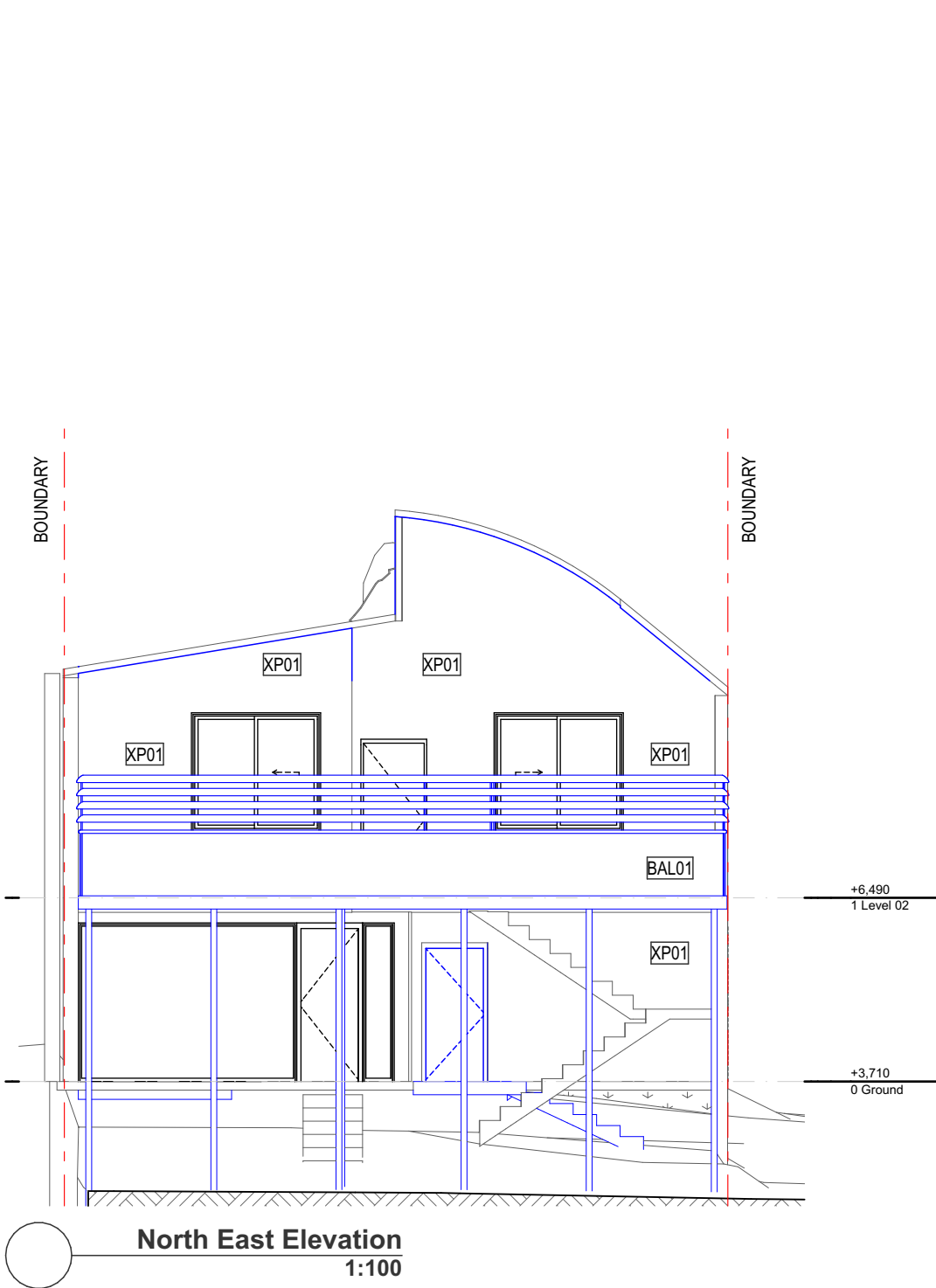
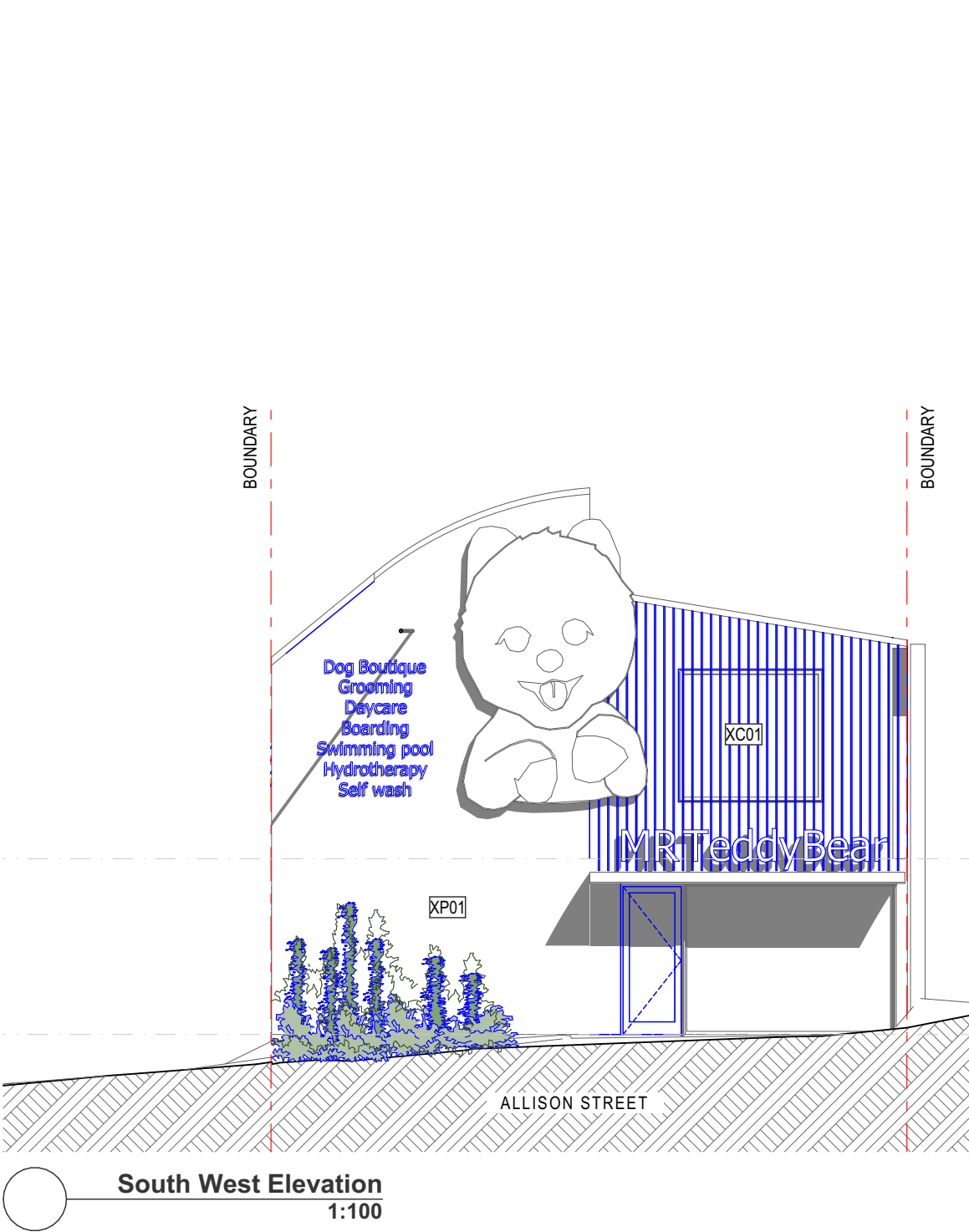
Town Planning

13/05/2024	D	Information Request	EA
01/05/2024	C	Town Planning Lodgement	EA
07/12/2023	B	Town Planning Lodgement	GL
Date	Issue	Details	Checked

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HAYES ANDERSON LYNCH



MATERIALS & COLOURS			
XP01		Painted Render Dulux 'Old Yella' or Similar	XP02 Painted Render Dulux 'Lexicon Quarter' or Similar
FENESTRATION / BALUSTRADES			
		Window Glass Light Grey Tinted Aluminium powder coated frame	Sliding Doors Aluminium Powder Coated frame
BAL01		Balustrade Glass Clear Glass Reflective Metal Cap - Spigots Louvres over	BAL02 Balustrade Solid lower with louvres over White powdercoat
ARCHITECTURAL ELEMENTS			
		Powder Coated Aluminium Custom Angle Gates Coated to Match Dulux White 'Lexicon' or Similar	
FEATURE MATERIALS			
XC01		Pool mosaic tiles	XC01 Feature Battens Powder Coated to Match Dulux 'Old Yella' or Similar

PLANS AND DOCUMENTS
referred to in the PDA
DEVELOPMENT APPROVAL

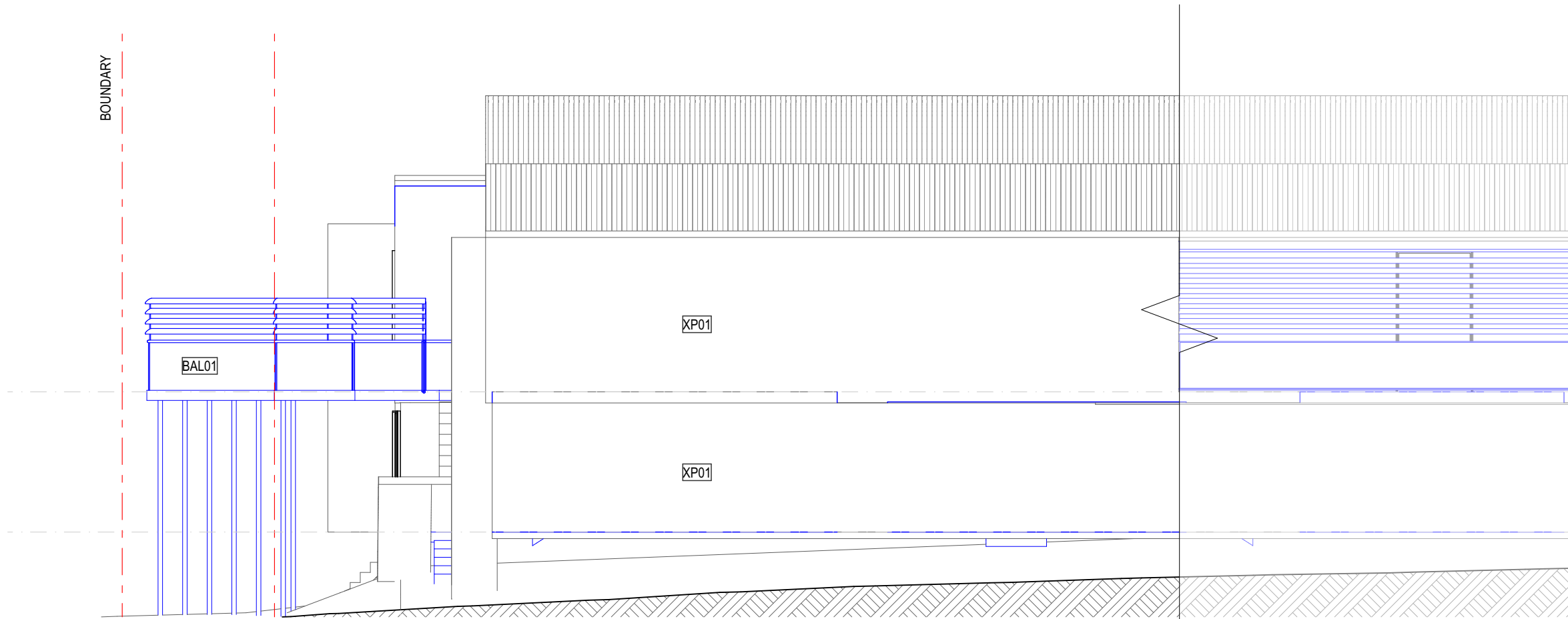
Approval no: DEV2023/1464

Date: 11 July 2024

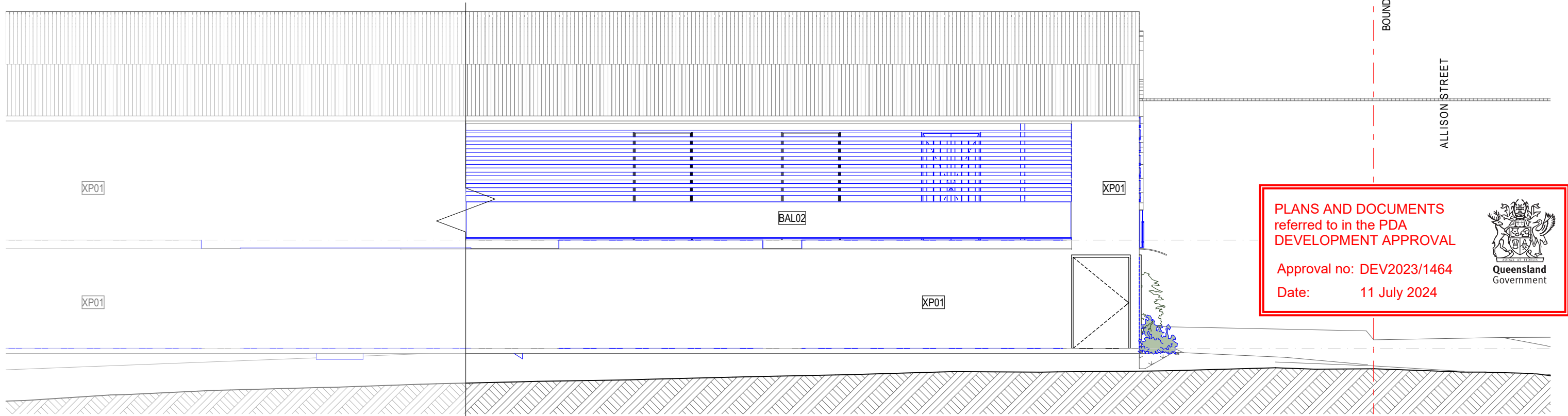


Mr Teddy Bear Dog Boutique, Grooming and Day-care

Elevation



North West Elevation - Part A
1:100



North West Elevation - Part B
1:100

Mr Teddy Bear Dog Boutique, Grooming and Day-care

Elevation

Project
Mr Teddy Bear Dog Boutique, Grooming and Day-care
49 Allison Street, Bowen Hills, QLD, 4006

Scale @ A3
1:100
Drawn: KH
Checked: EA
Project Number
H4683ALL
Drawing Number
TP502
Issue
D

Drawing Title:
Elevation
Phase:
Town Planning
Town Planning

Date	Issue	Details	Checked
13/05/2024	D	Information Request	EA
01/05/2024	C	Town Planning Lodgement	EA
07/12/2023	B	Town Planning Lodgement	GL

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MATERIALS & COLOURS

XP01 Painted Render Dulux 'Old Yella' or Similar
XP02 Painted Render Dulux 'Lexicon Quarter' or Similar

FENESTRATION / BALUSTRADES

BAL01 Window Glass Light Grey Tinted Aluminium powder coated frame
BAL02 Sliding Doors Aluminium Powder Coated frame
BAL01 Balustrade Glass Clear Glass Reflective Metal Cap - Spigots Louvres over
BAL02 Balustrade Solid lower with louvres over White powdercoat

ARCHITECTURAL ELEMENTS

Powder Coated Aluminium Custom Angle Gates Coated to Match Dulux White 'Lexicon' or Similar

FEATURE MATERIALS

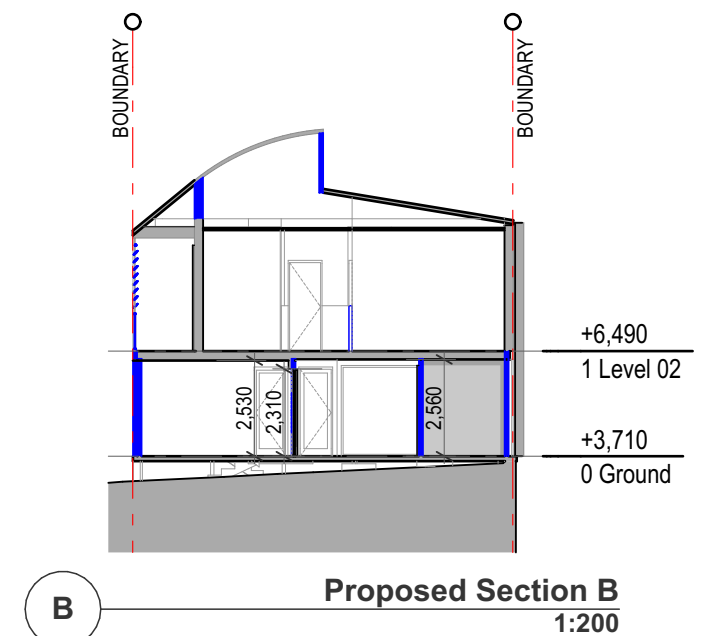
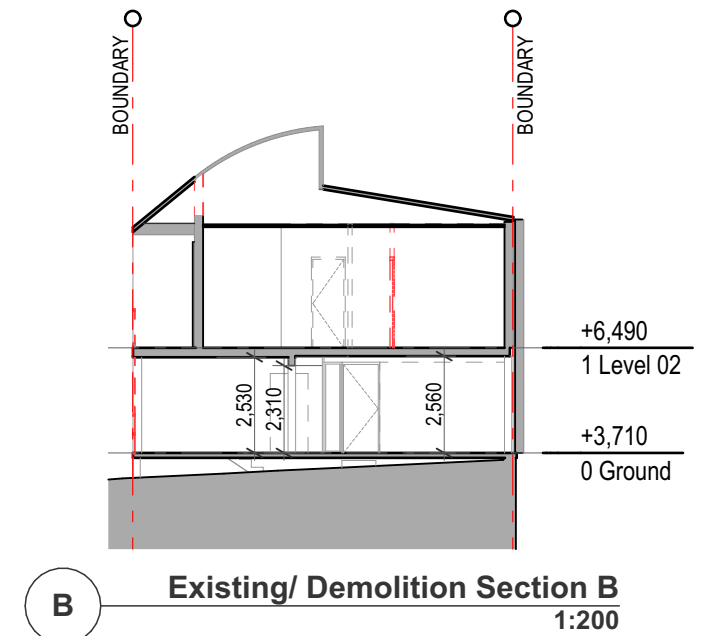
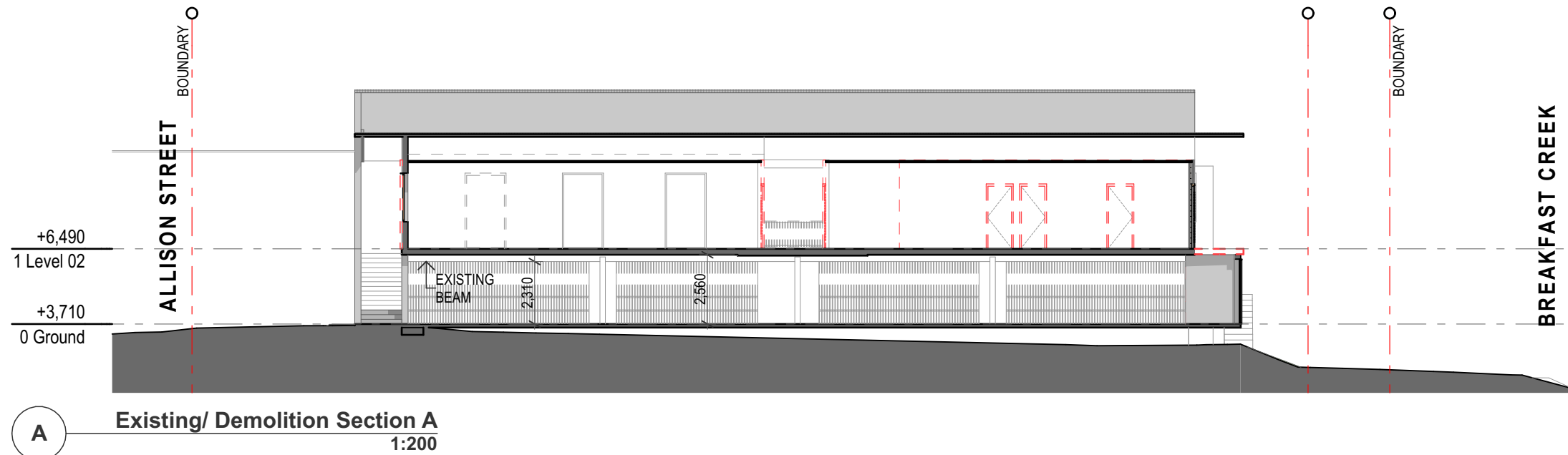
XC01 Pool mosaic tiles
XC01 Feature Battens Powder Coated to Match Dulux 'Old Yella' or Similar

PLANS AND DOCUMENTS
referred to in the PDA
DEVELOPMENT APPROVAL

Approval no: DEV2023/1464

Date: 11 July 2024





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Approval no: DEV2023/1464

Date: 11 July 2024



Mr Teddy Bear Dog Boutique, Grooming and Day-care

Section A and B

Project
Mr Teddy Bear Dog Boutique, Grooming and Day-care
49 Allison Street, Bowen Hills, QLD, 4006

Scale @ A3
1:200
Drawn: KH
Checked: EA
Project Number
H4683ALL
Drawing Number
TP601
Issue
D

Drawing Title:
Section A and B
Phase:
Town Planning

Date	Issue	Details	Checked
13/05/2024	D	Information Request	EA
01/05/2024	C	Town Planning Lodgement	EA
07/12/2023	B	Town Planning Lodgement	GL

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