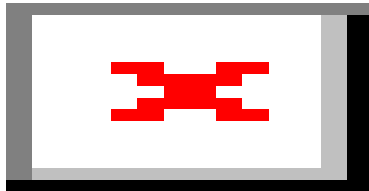


From: "Ben Dale" <ben@developmentsigns.com.au>
Sent: Mon, 5 Jan 2026 16:00:00 +1000
To: "Development Assessment" <developmentassessment@townsville.qld.gov.au>
Cc: "Oliver Allbutt" <oliver@propertyprojectsaustralia.com.au>
Subject: Notice of Intention to Commence - (5D035) 10-32 Lionel Turner Drive, Bushland Beach (MCU25/0073)
Attachments: NOIC.pdf

To Whom It May Concern

Please find attached the Notice of Intention to Commence for 10-32 Lionel Turner Drive, Bushland Beach (MCU25/0073). The notification period will run from **08 January to 30 January 2026**. If you have any questions feel free to contact me anytime.



Ben Dale

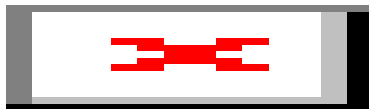
Operations Manager

M: 0432 176 770

P: 07 33 555 030

Level 14, 167 Eagle St, Brisbane QLD 4000

www.developmentsigns.com.au





DEVELOPMENT SIGNS

Notice of intention to commence public notification
Section 17.2 of the Development Assessment Rules

MCU25/0073

Swanland Group Pty Ltd

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

07 33 555 030

05 January 2026

City of Townsville

PO Box 1268, Townsville Queensland 4810

RE: Development application for:

**Food and Drink Outlet, Indoor Sport and Recreation, Office
and Shop – Total GFA: 1,391m²**

Where: 10-32 Lionel Turner Drive BUSHLAND BEACH QLD 4818

On: Lot 2 SP 218628

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:

08 January 2026

DEVELOPMENT SIGNS

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

☒ Publish a notice in:

Townsville Bulletin
on
07 January 2026

and

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

07 January 2026



and

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

05 January 2026

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

Yours sincerely

<p>Ben Dale</p>  <p>05 January 2026</p>	
--	---