

**From:** "Sai Santoso-Miller - BNC Planning" <ssm@bncplanning.com.au>  
**Sent:** Thu, 14 May 2026 15:14:34 +1000  
**To:** "Development Assessment" <developmentassessment@townsville.qld.gov.au>  
**Cc:** "Brandon Godfrey" <brandon.godfrey2@townsville.qld.gov.au>; "Benjamin Collings" <bnc@bncplanning.com.au>; "BNC Planning Correspondence" <da.corro@bncplanning.com.au>  
**Subject:** MCU26/0028 - 224 Pavia Drive (Private) Cleveland Palms NOME - Notice of Intent to Commence Public Notification  
**Attachments:** Notice - s17.2 DARs.pdf, 121.jpg, 139.jpg, 140.jpg

Please find attached correspondence relating to the above referenced development application.

Kind Regards,  
Sai Santoso-Miller  
Town Planner

Office 7 / Ground Floor / 41 Denham Street TOWNSVILLE CITY QLD 4810  
PO BOX 5493 TOWNSVILLE QLD 4810 T. (07) 4724 1763 E. [bnc@bncplanning.com.au](mailto:bnc@bncplanning.com.au)



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BNC Ref. DA013-26  
TCC Ref. MCU26/0028

>> **14 May 2026**

ASSESSMENT MANAGER  
TOWNSVILLE CITY COUNCIL  
PO BOX 1268  
TOWNSVILLE QLD 4810  
*Via: Email*

**RE: NOTICE OF INTENTION TO COMMENCE PUBLIC NOTIFICATION**  
***Section 17.2 of the Development Assessment Rules***

*BNC Planning* acting on behalf of the applicant *A & N Growden* hereby notify the Townsville City Council in accordance with section 17.2 of the *Development Assessment Rules* (DARs) of the intention to commence public notification under section 17.1 of the DARs for the below development application:

**Table 1.0: Development application summary**

MCU26/0028	<i>development application reference number</i>
New Dwelling House	<i>development application description</i>
224 Pavia Drive (Private) Cleveland Palms NOME QLD 4816 Lease Lot FK on SP102512 on Parent Lot 1 on RP745347	<i>site details</i>
A & N Growden C/- BNC Planning	<i>applicant name</i>
enquire@bncplanning.com.au	<i>Applicant contact address/email address</i>
T. (07) 4724 1763 or M. 0438 789 612	<i>contact number</i>
Townsville City Council	<i>assessment manager's name</i>
103 Walker Street TOWNSVILLE CITY QLD 4810	<i>assessment manager's address</i>

**Table 2.0: Statutory dates declaration**

<b>Friday, 15<sup>th</sup> of May 2026</b>	<i>public notification start date</i>
<b>Friday, 5<sup>th</sup> of June 2026</b>	<i>public notification finish date</i>
<b>Thursday, 14<sup>th</sup> of May 2026</b> in the <b>Townsville Bulletin</b>	<i>public notice date &amp; publication</i>
<b>Thursday, 14<sup>th</sup> of May 2026</b>	<i>notice placed on premises</i>
Notices posted <b>Wednesday, 13<sup>th</sup> of May 2026</b>	<i>adjoining landowners notified by registered post</i>

Should you require any further information, please contact me.

Kind regards,



**Benjamin Collings, Director**  
BNC Planning Pty Ltd

**Australia Post**  
 TOWNSVILLE POST SHOP #810  
 ABN: 286347079 WCC: 445755  
 Date: 13/05/2026 15:38:20  
 Operator: Kelly  
 Till No: 03 Receipt No: 03/88342

**RECEIPT 7 Items**

Article Lodgement Small Letter size (prepaid envelope) x1 \$0.00  
 Tracking number: RPP44 63800 09400 63452 89601  
 Postcode: 4810

Article Lodgement Small Letter size (prepaid envelope) x1 \$0.00  
 Tracking number: RPP44 63800 09400 62496 82607  
 Postcode: 4810

Article Lodgement Small Letter size (prepaid envelope) x1 \$0.00  
 Tracking number: RPP44 63800 09400 62496 82607  
 Postcode: 4810

Article Lodgement Small Letter size (prepaid envelope) x1 \$0.00  
 Tracking number: RPP44 63800 09400 62496 85608  
 Postcode: 4810

Article Lodgement Small Letter size (prepaid envelope) x1 \$0.00  
 Tracking number: RPP44 63800 09400 63452 91604  
 Postcode: 4810

Article Lodgement Small Letter size (prepaid envelope) x1 \$0.00  
 Tracking number: RPP44 63800 09400 62496 84601  
 Postcode: 4810

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 Tracking number: RPP44 63800 09400 62496 84601  
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Subtotal \$0.00  
**Total \$0.00**  
 \*POST supplied, price includes GST  
 GST on POST Taxable Supply: \$0.00  
 Amount tendered \$0.00  
 Cash \$0.00

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 Use the tracking number or QR code below.  
 You can either:  
 - enter the tracking number at [auspost.com.au/track](http://auspost.com.au/track), or  
 - scan the QR code using the AusPost app or your favourite QR code reader.

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Tracking Number: RPP4463800094006345290607

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Tracking Number: RPP4463800094006249685608

Tracking Number: RPP4463800094006345291604

Tracking Number: RPP4463800094006249684601

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Optional services:  
 (Sender to  selected services)

Extra Cover (Over \$100 up to \$5,000)  
 Amount required: \$  
 Description of contents:  
 Delivery Confirmation  
 Person to Person  
 Additional fee is payable for each service.

**Registered Post – Lodgement Receipt** Sender to keep  
RPP44 63800 09400 62496 82607

Item addressed to: Billy Corporate for Betty Pat  
 Company name: Community Titles Scheme 2240

For the attention of: PO Box 2143  
 PO Box number or street address: Townsville State: QLD 4 8 1 0  
 Suburb or town: Townsville

I have read and agree to the information on the reverse side of this receipt.  
 Sender's name: Sai Sankar Miller Sender's signature: [Signature] Date: 13-5-26

**WARNING:** This envelope is not suitable for sending jewellery or precious stones. Small rigid items such as keys or coins should be securely packed to avoid loss or damage.

**Please complete, tear off and lodge over the counter with your article. Enquiries: please call 13 POST (13 7678).**

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 Delivery Confirmation  
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 Additional fee is payable for each service.

**Registered Post – Lodgement Receipt** Sender to keep  
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Item addressed to: Sunrubs Corporation Pty Ltd  
 Company name: Private Mail Bag 10 MC

For the attention of: Townsville  
 PO Box number or street address: Townsville State: QLD 4 8 1 0  
 Suburb or town: Townsville

I have read and agree to the information on the reverse side of this receipt.  
 Sender's name: Sai Sankar Miller Sender's signature: [Signature] Date: 13-5-26

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 Description of contents:  
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 Additional fee is payable for each service.

**Registered Post – Lodgement Receipt** Sender to keep  
RPP44 63800 09400 62496 83604

Item addressed to: State of Queensland  
 Company name: (Represented by Department of Environment Tourism, Sport and Heritage)

For the attention of: PO Box 2454  
 PO Box number or street address: Brisbane State: QLD 4 0 0 1  
 Suburb or town: Brisbane

I have read and agree to the information on the reverse side of this receipt.  
 Sender's name: Sai Sankar Miller Sender's signature: [Signature] Date: 13-5-26

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**Registered Post – Lodgement Receipt** Sender to keep  
RPP44 63800 09400 63452 91604

Item addressed to: R.J. Turner, C.O. Turner  
 Company name: Super Steel Pty Ltd, Ralph Lawson and Associates Pty Ltd

For the attention of: 78 Charles Street  
 PO Box number or street address: Atherton State: QLD 4 8 1 4  
 Suburb or town: Atherton

I have read and agree to the information on the reverse side of this receipt.  
 Sender's name: Sai Sankar Miller Sender's signature: [Signature] Date: 13-5-26

**WARNING:** This envelope is not suitable for sending jewellery or precious stones. Small rigid items such as keys or coins should be securely packed to avoid loss or damage.

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 Amount required: \$  
 Description of contents:  
 Delivery Confirmation  
 Person to Person  
 Additional fee is payable for each service.

**Registered Post – Lodgement Receipt** Sender to keep  
RPP44 63800 09400 63452 89601

Item addressed to: R.J. Turner, C.O. Turner  
 Company name: Super Steel Pty Ltd and Ralph Lawson and Associates Pty Ltd

For the attention of: PO Box 1173  
 PO Box number or street address: Atherton State: QLD 4 8 1 4  
 Suburb or town: Atherton

I have read and agree to the information on the reverse side of this receipt.  
 Sender's name: Sai Sankar Miller Sender's signature: [Signature] Date: 13-5-26

**WARNING:** This envelope is not suitable for sending jewellery or precious stones. Small rigid items such as keys or coins should be securely packed to avoid loss or damage.

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 Amount required: \$  
 Description of contents:  
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 Additional fee is payable for each service.

**Registered Post – Lodgement Receipt** Sender to keep  
RPP44 63800 09400 63452 90607

Item addressed to: Pastoral Security Pty Ltd  
 Company name: Dr. Bruce Logan

For the attention of: PO Box 2212  
 PO Box number or street address: Townsville State: QLD 4 8 1 0  
 Suburb or town: Townsville

I have read and agree to the information on the reverse side of this receipt.  
 Sender's name: Sai Sankar Miller Sender's signature: [Signature] Date: 13-5-26

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 Amount required: \$  
 Description of contents:  
 Delivery Confirmation  
 Person to Person  
 Additional fee is payable for each service.

**Registered Post – Lodgement Receipt** Sender to keep  
RPP44 63800 09400 62496 85608

Item addressed to: P.A. Shanahan and  
 Company name: B.E. Shanahan

For the attention of: 267 Pains Drive  
 PO Box number or street address: Cape Cleveland State: QLD 4 8 1 0  
 Suburb or town: Cape Cleveland

I have read and agree to the information on the reverse side of this receipt.  
 Sender's name: Sai Sankar Miller Sender's signature: [Signature] Date: 13-5-26

**WARNING:** This envelope is not suitable for sending jewellery or precious stones. Small rigid items such as keys or coins should be securely packed to avoid loss or damage.

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# PROPOSED DEVELOPMENT HAVE YOUR SAY DWELLING HOUSE

📍 224 PAVIA DRIVE (PRIVATE) CLEVELAND PALMS, NOME 4816

📍 LOT 1 on RP745347, LEASE LOT FK on SP102512

🔍 Approval Sought: Development Permit – Material Change of Use

📄 Application reference: MCU26/0028

📅 **Make a submission: 15<sup>th</sup> MAY 2026 to 5<sup>th</sup> JUNE 2026**

📏 Lot size and frontage  
No change

🏠 Building height  
1 Storey

📏 Setbacks to Lease  
8m from Pavia Drive,  
Private Road, QDC  
Compliant

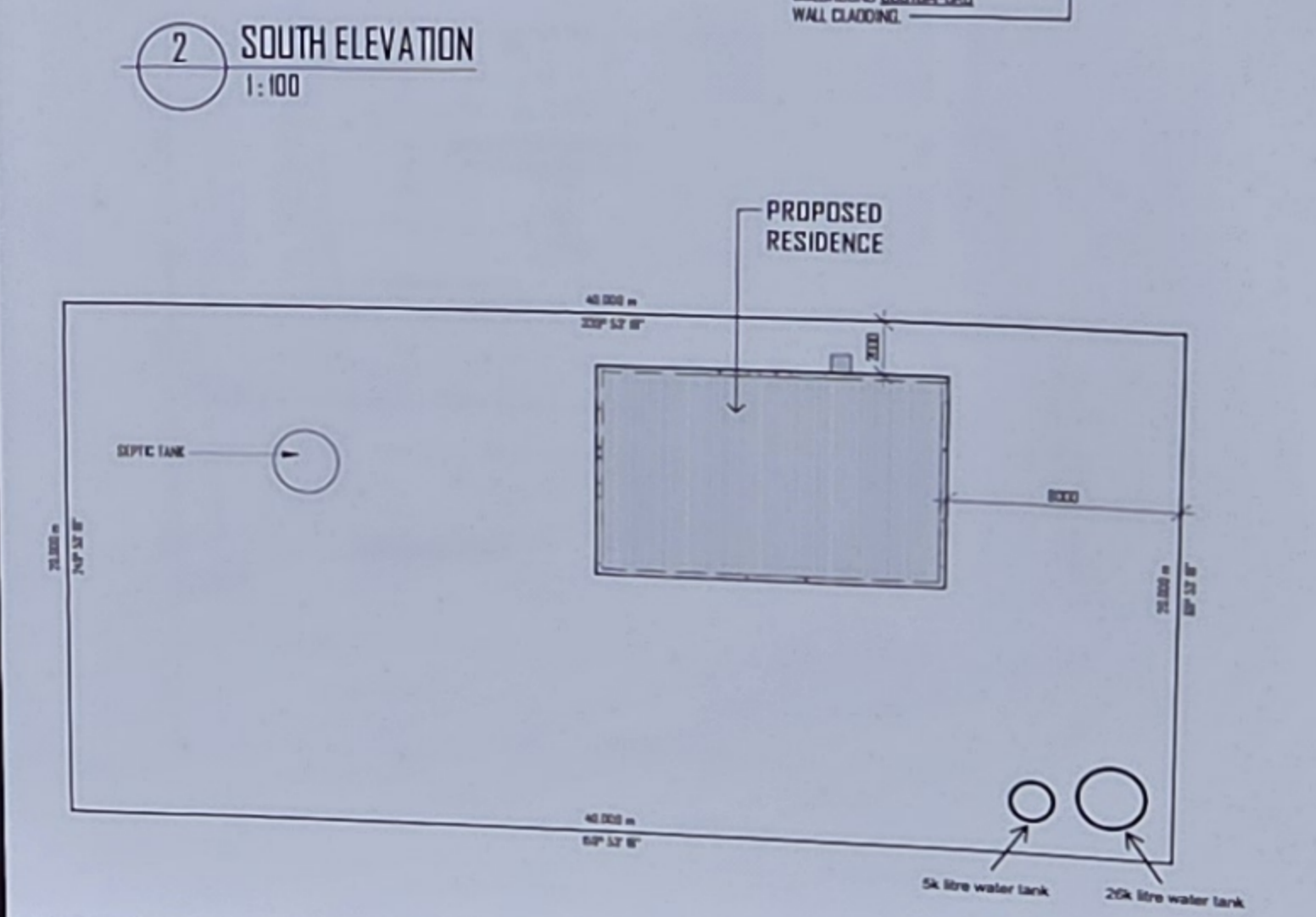
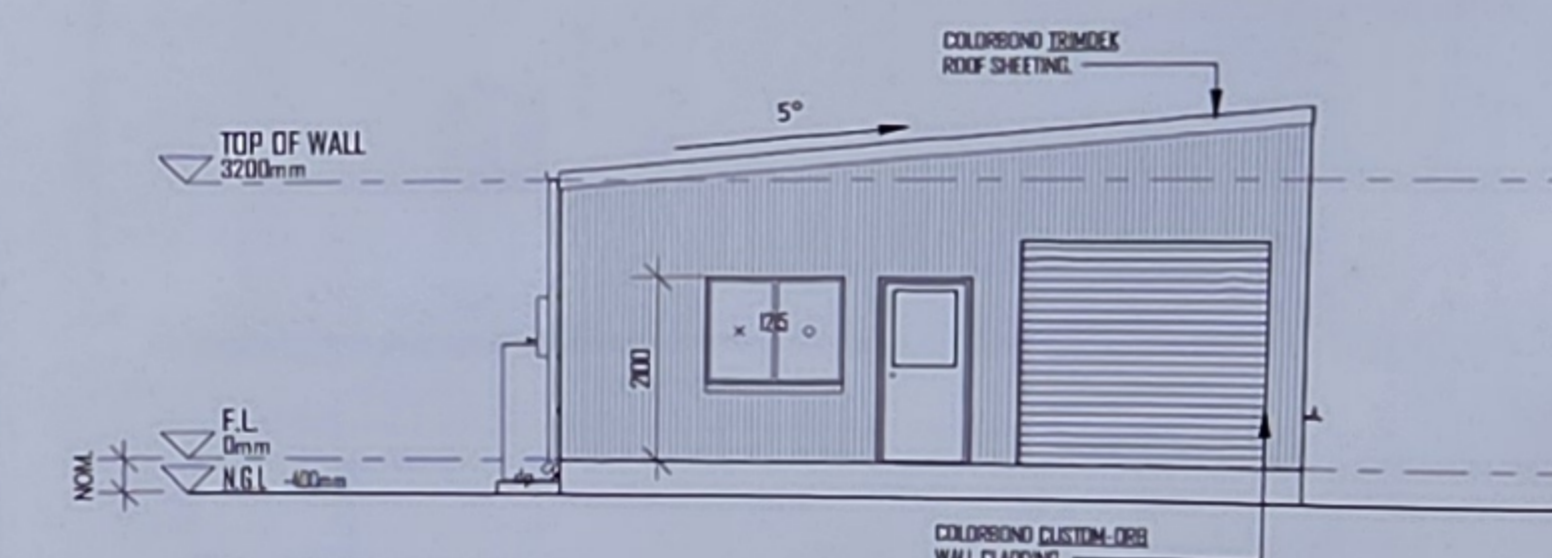
📊 Site cover  
12.4%

**For further information and to view a copy of the application, contact:**  
TOWNSVILLE CITY COUNCIL  
WWW.TOWNSVILLE.QLD.GOV.AU  
P. 13 48 10

**Submissions can be made to:**  
Townsville City Council  
PO BOX 1268 TOWNSVILLE QLD 4810  
[enquiries@townsville.qld.gov.au](mailto:enquiries@townsville.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



## STOP

This is a private estate and visitors can no longer enter our community while Australia battles the Coronavirus.

Only Leaseholders allowed.

Please respect our wishes because this could mean life or death within our community.

If you are found within our community, police will be called and you will be charged with trespassing!

## PRIVATE

## NO UNAUTHORISED ACCESS

