



# PROPOSED DEVELOPMENT HAVE YOUR SAY

## PARTIAL DEMOLITION AND EXTENSION TO LOCAL HERITAGE PLACE


 33 Balfour Street, New Farm Qld 4005

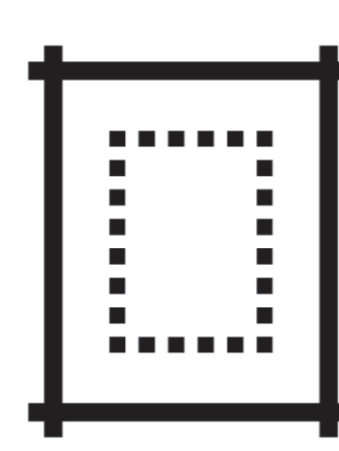
 Lot 6 on RP8625


 Approval sought: Development Permits for Building Work

 Application reference: A006264903

 **Make a submission: 12 July to 2 August 2023**

 **Building height**  
• 2 storeys  
• 9.5m above natural ground level

 **Setbacks**  
• Front: 4.8m (no change)  
• North (side): 0.9m (no change)  
• South (side): 3.7m (no change)  
• Rear: 4.5m

 **Site cover**  
• 60%



**For further information and to view a copy of the application, contact:**

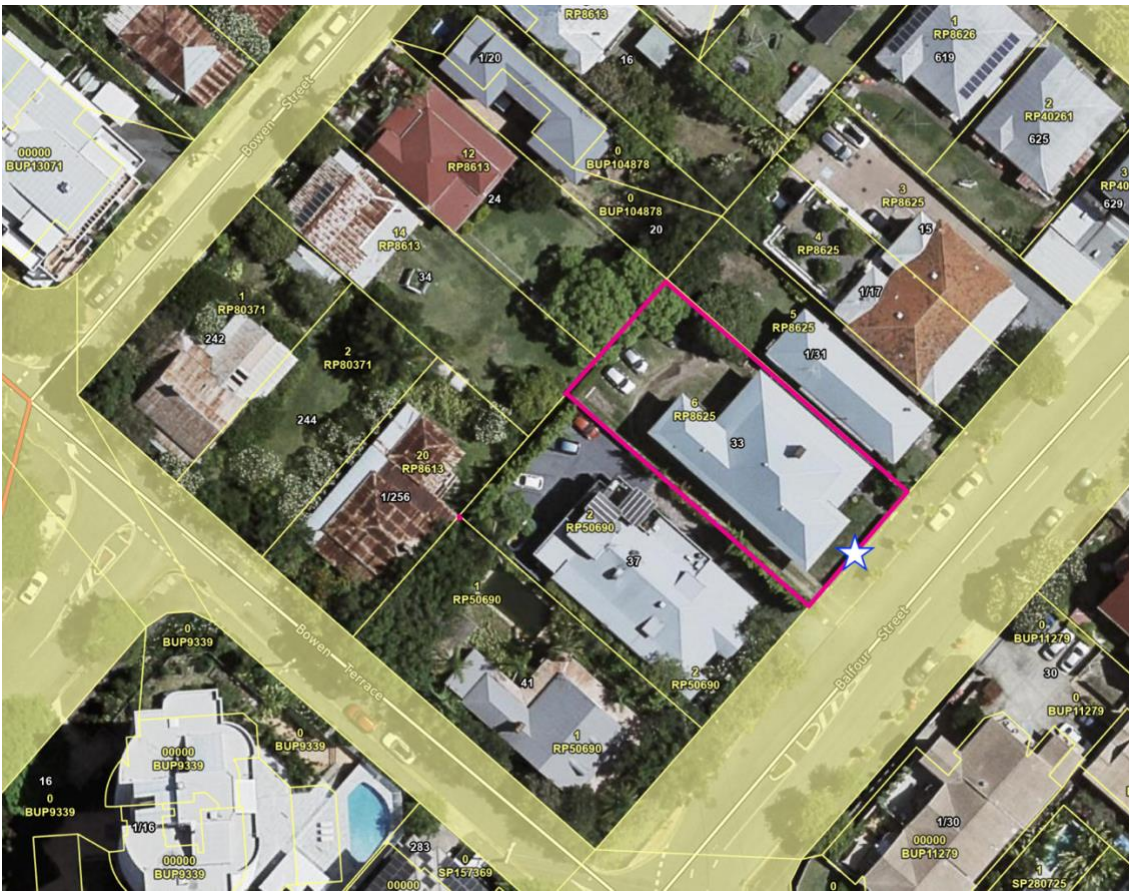
- Brisbane City Council
- <https://developmenti.brisbane.qld.gov.au>
- (07) 3403 8888

**Submissions can be made to:**

- Brisbane City Council
- GPO Box 1434, Brisbane QLD 4001
- [dalodgement@brisbane.qld.gov.au](mailto:dalodgement@brisbane.qld.gov.au)
- <https://developmenti.brisbane.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.*

33 Balfour Street, New Farm x 1 sign instal Tuesday 11 July 2023



# PROPOSED DEVELOPMENT



11/7/2023



## Proposed Development

Make a submission from

**12 July 2023 to 2 August 2023**

**Partial Demolition and Extension to Local Heritage Place**

**Where:** 33 Balfour Street, New Farm Qld 4005

**On:** Lot 6 on RP8625

**Approval sought:** Development Permits for Building Work

**Application ref:** A006264903

**You may obtain a copy of the application and make a submission to:**

Brisbane City Council

GPO Box 1434, Brisbane QLD 4001

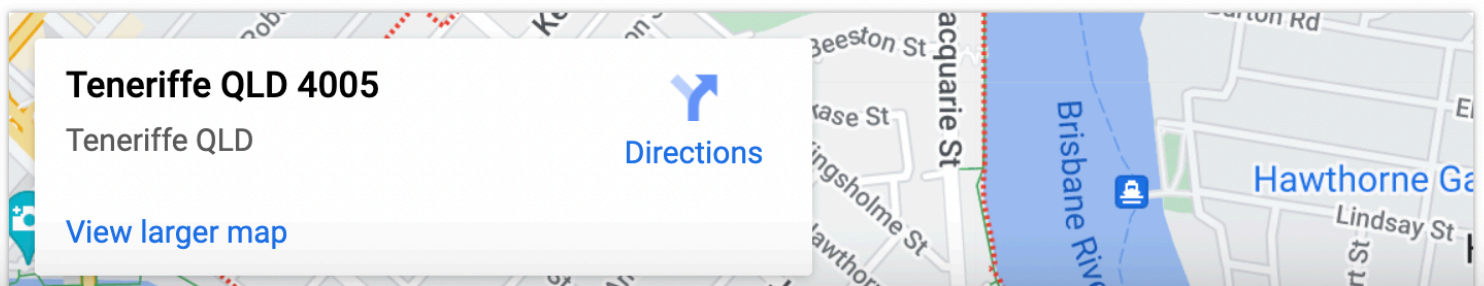
[dalodgement@brisbane.qld.gov.au](mailto:dalodgement@brisbane.qld.gov.au)

(07) 3403 8888

<https://developmenti.brisbane.qld.gov.au>

Public notification requirements are in accordance with the  
Planning Act 2016

New Farm 4005



# Here's your Tax Invoice / Receipt

Thanks again for using News Concierge

## Booking reference: 2074789642

This is a booking confirmation.

## Nationwide News Pty Ltd.

ABN 98 008 438 828.

## Customer Details

Atlantic Apartment Management Pty Ltd  
DO NOT USE Patricia Wolf

6 Allawah Street  
Yeerongpilly QLD 4105  
AUSTRALIA  
ABN: 83554492621

## Your booking details

The following products have successfully been submitted for review.

**Category / Ad Type:**

PublicNotices

**Plan Type / Ad Size:**

General Notices BSS V2

Product:	Run date	Deadline*
Buy Search Sell Standard	11 July 23	
Total (ex GST)		\$231.82
GST		\$23.18
<b>Total (incl GST)</b>		<b>\$255.00</b>

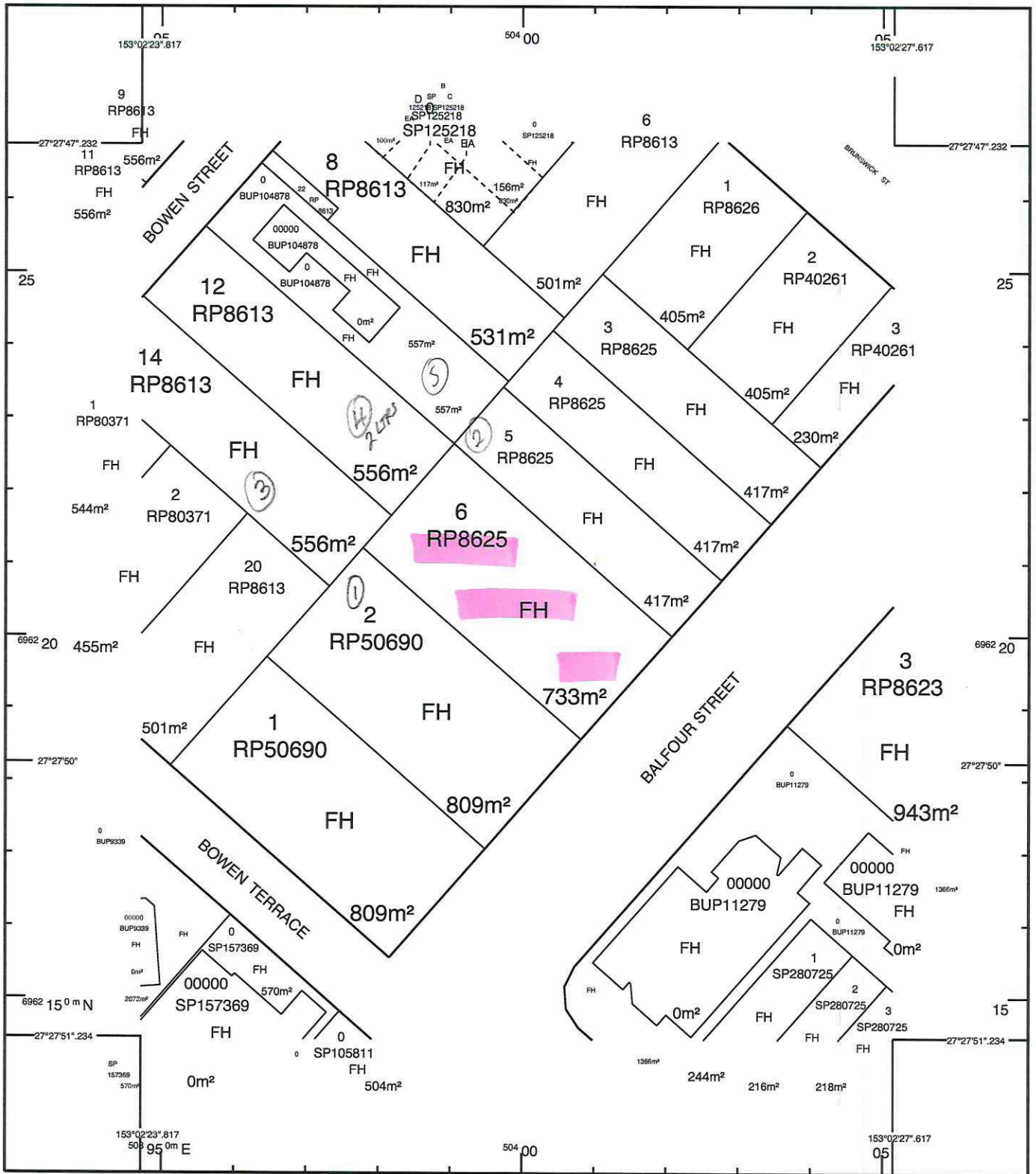
\*The deadline time is based on the timezone of the State or Territory the newspaper is published in.

**Payment Date**

08/07/2023

**Payment Amount**

\$255.00



STANDARD MAP NUMBER  
9543-33313



MAP WINDOW POSITION & NEAREST LOCATION



SUBJECT PARCEL DESCRIPTION

DCDB	
Lot/Plan	6/RP8625
Area/Volume	733m <sup>2</sup>
Tenure	FREEHOLD
Local Government	BRISBANE CITY
Locality	NEW FARM
Segment/Parcel	25172/34

CLIENT SERVICE STANDARDS

PRINTED 28/06/2023

DCDB 27/06/2023

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Despite Department of Resources best efforts, RESOURCES makes no representations or warranties in relation to the Information, and, to the extent permitted by law, exclude or limit all warranties relating to correctness, accuracy, reliability, completeness or currency and all liability for any direct, indirect and consequential costs, losses, damages or expenses incurred in any way (including but not limited to that arising from negligence) in connection with any use of or reliance on the Information

For further information on SmartMap products visit <https://www.qld.gov.au/housing/buying-owning-home/property-land-valuations/smartmaps>

SmartMap

An External Product of SmartMap Information Services  
Based upon an extraction from the Digital Cadastral Data Base



Queensland Government  
(c) The State of Queensland, (Department of Resources) 2023.



**ADJOINING LOT OWNERS FOR: 33 BALFOUR ST, NEW FARM**

Property Description	Detailed Name	Address
L.6 RP.8625	The Falchi Testamentary Trust C/- Phanjo-Kat Pty Ltd As Trustee 31 Pelican Street PEREGIAN BEACH QLD 4573	33 BALFOUR ST, NEW FARM 4005
L.2 RP.50690	The Balfour Property Unit Trust PO Box 108 FORTITUDE VALLEY QLD 4006	37 BALFOUR ST, NEW FARM 4005
L.5 RP.8625	Mr Branko Cuk & Mrs Mira Cuk 24 Waverley Street TENERIFFE QLD 4005	31 BALFOUR ST, NEW FARM 4005
L.14 RP.8613	Mrs Ivanka Pahor 34 Bowen Street NEW FARM QLD 4005	34 BOWEN ST, NEW FARM 4005
L.12 RP.8613	Mr Horst W Grochau 24 Bowen Street NEW FARM QLD 4005	24 BOWEN ST, NEW FARM 4005
L.12 RP.8613	Mr Horst W Grochau C/- Ms Tina Jones PO Box 33538 Dubai UNITED ARAB EMIRATES	24 BOWEN ST, NEW FARM 4005
L.1/4 BUP.104878 BUP.104878 - 4 UNITS	Body Corporate for "McBride" CTS.15702 C/- Hartley's Body Corporate Management PO Box 111 CORINDA QLD 4075	20 BOWEN ST, NEW FARM 4005
	Email copy to: <a href="mailto:info@hbcm.co">info@hbcm.co</a>	Verified 7/7

2 letters to  
cover off

International

10 July 2023

The Balfour Property Unit Trust  
PO Box 108  
FORTITUDE VALLEY QLD 4006

*For the attention of property owner of: 37 Balfour St, New Farm*

Dear Sir/Madam,

**DEVELOPMENT APPLICATION SUBMITTED FOR: 33 BALFOUR STREET, NEW FARM QLD 4005**

We write to notify you that a Development Application has been lodged with Council in relation to the above property.

In accordance with the *Planning Act 2016*, you are notified as an adjoining landowner to the subject land. Please find attached a copy of the Public Notice setting out details of the proposal and how you may make a submission.

***If you have any queries regarding this application please contact Council.***

Yours faithfully,



Tricia Wolf  
**Manager**

Enc: Public Notification Notice

10 July 2023

Mr Branko Cuk & Mrs Mira Cuk  
24 Waverley Street  
TENERIFFE QLD 4005

Dear Sir/Madam,

**DEVELOPMENT APPLICATION SUBMITTED FOR: 33 BALFOUR STREET, NEW FARM QLD 4005**

We write to notify you that a Development Application has been lodged with Council in relation to the above property.

In accordance with the *Planning Act 2016*, you are notified as an adjoining landowner to the subject land. Please find attached a copy of the Public Notice setting out details of the proposal and how you may make a submission.

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Yours faithfully,



Tricia Wolf  
**Manager**

Enc: Public Notification Notice

10 July 2023

Mrs Ivanka Pahor  
34 Bowen Street  
NEW FARM QLD 4005

Dear Madam,

**DEVELOPMENT APPLICATION SUBMITTED FOR: 33 BALFOUR STREET, NEW FARM QLD 4005**

We write to notify you that a Development Application has been lodged with Council in relation to the above property.

In accordance with the *Planning Act 2016*, you are notified as an adjoining landowner to the subject land. Please find attached a copy of the Public Notice setting out details of the proposal and how you may make a submission.

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Yours faithfully,



Tricia Wolf  
**Manager**

Enc: Public Notification Notice

10 July 2023

Mr Horst W Grochau  
24 Bowen Street  
NEW FARM QLD 4005

Dear Sir,

**DEVELOPMENT APPLICATION SUBMITTED FOR: 33 BALFOUR STREET, NEW FARM QLD 4005**

We write to notify you that a Development Application has been lodged with Council in relation to the above property.

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Yours faithfully,



Tricia Wolf  
**Manager**

Enc: Public Notification Notice

10 July 2023

Mr Horst W Grochau  
C/- Ms Tina Jones  
PO Box 33538  
Dubai  
UNITED ARAB EMIRATES

Dear Sir/Madam,

**DEVELOPMENT APPLICATION SUBMITTED FOR: 33 BALFOUR STREET, NEW FARM QLD 4005**

We write to notify you that a Development Application has been lodged with Council in relation to the above property.

In accordance with the *Planning Act 2016*, you are notified as an adjoining landowner to the subject land. Please find attached a copy of the Public Notice setting out details of the proposal and how you may make a submission.

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Yours faithfully,



Tricia Wolf  
**Manager**

Enc: Public Notification Notice

10 July 2023

Body Corporate for "McBride" CTS.15702  
C/- Hartley's Body Corporate Management  
PO Box 111  
CORINDA QLD 4075

Email copy to: info@hbcm.co

Dear Sir/Madam,

**DEVELOPMENT APPLICATION SUBMITTED FOR: 33 BALFOUR STREET, NEW FARM QLD 4005**

We write to notify you that a Development Application has been lodged with Council in relation to the above property.

In accordance with the *Planning Act 2016*, you are notified as an adjoining landowner to the subject land. Please find attached a copy of the Public Notice setting out details of the proposal and how you may make a submission.

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Yours faithfully,



Tricia Wolf  
**Manager**

Enc: Public Notification Notice

Use complete, tear off and lodge at the counter with your article. For enquiries please call 13 POST (13 7678).

**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 45137 36605

Item addressed to:  
Company name  
For the attention of  
PO Box number or street address  
Suburb or town

The Balfour Property Unit Trust  
PO Box 108  
FORTITUDE VALLEY  
QLD 4006



I have read and agree to the  
Sender's name \_\_\_\_\_ signature \_\_\_\_\_ Date \_\_\_\_\_

**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.**

Use complete, tear off and lodge at the counter with your article. For enquiries please call 13 POST (13 7678).

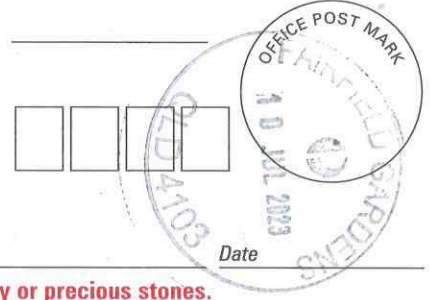
**Optional services:**  
Sender to  selected services)  
 Extra Cover (Over \$100 up to \$5,000)  
Amount required: \$  
Description of contents:  
 Delivery Confirmation  
 Person to Person  
Additional fee is payable for each service.

### Registered Post – Lodgement Receipt

Sender to keep  
RPP44 63800 09400 45137 35608

Item addressed to:  
Company name  
For the attention of  
PO Box number or street address  
Suburb or town

Mr Branko Cuk &  
Mrs Mira Cuk  
24 Waverley Street  
TENERIFFE QLD 4005



I have read and agree to  
Sender's name \_\_\_\_\_ signature \_\_\_\_\_ Date \_\_\_\_\_

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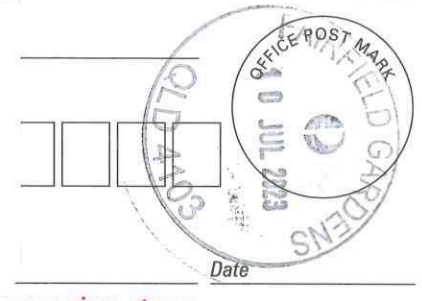
**Optional services:**  
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 Extra Cover (Over \$100 up to \$5,000)  
Amount required: \$  
Description of contents:  
 Delivery Confirmation  
 Person to Person  
Additional fee is payable for each service.

### Registered Post – Lodgement Receipt

Sender to keep  
RPP44 63800 09400 45137 38609

Item addressed to:  
Company name  
For the attention of  
PO Box number or street address  
Suburb or town

Mrs Ivanka Pahor  
34 Bowen Street  
NEW FARM QLD 4005



I have read and agree to  
Sender's name \_\_\_\_\_ signature \_\_\_\_\_ Date \_\_\_\_\_

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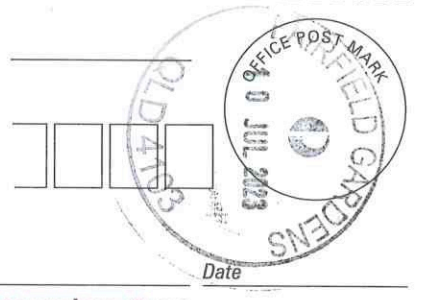
**Optional services:**  
Sender to  selected services)  
 Extra Cover (Over \$100 up to \$5,000)  
Amount required: \$  
Description of contents:  
 Delivery Confirmation  
 Person to Person  
Additional fee is payable for each service.

### Registered Post – Lodgement Receipt

Sender to keep  
RPP44 63800 09400 45137 37602

Item addressed to:  
Company name  
For the attention of  
PO Box number or street address  
Suburb or town

Mr Horst W Grochau  
24 Bowen Street  
NEW FARM QLD 4005



I have read and agree to  
Sender's name \_\_\_\_\_ signature \_\_\_\_\_ Date \_\_\_\_\_

**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.**

# Customer Receipt

Please tear off and retain

Item addressed to: Ms Tina Jones  
PO Box 33538  
Dubai  
UNITED ARAB EMIRATES

I have read and understand the key terms

Sender's Signature \_\_\_\_\_

**WARNING:** Documents only.



**SENDER TO KEEP**  
**RR370236134AU**

Complete, tear off and lodge at the counter with your article. For enquiries, please call 13 POST (13 7678).

### 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

Item addressed to:  
 Company name \_\_\_\_\_

For the attention of \_\_\_\_\_

PO Box number or street address \_\_\_\_\_

Suburb or town \_\_\_\_\_

I have read and agree to

Sender's name \_\_\_\_\_

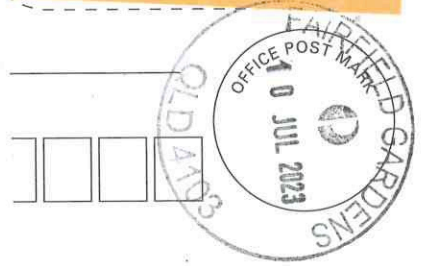
signature \_\_\_\_\_

Date \_\_\_\_\_

Hartley's Body Corporate  
 Management  
 PO Box 111  
 CORINDA QLD 4075

Sender to keep  
 RPP44 63800 09400 45137 34601

LIFT & PEEL



**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.

## Email delivery notification to Body Corporate (in addition to registered letter) 10/7/23

### Delivered: Body Corporate for McBride CTS 15702 - Public Notification Letter re proposed development application



o postmaster@hbcm.co <postmaster@hbcm.co>

Today at 1:02 pm

To: o info@hbcm.co



[Download](#) · [Preview](#)

Completed on Monday, 10 July 2023.

#### Your message has been delivered to the following recipients:

[info@hbcm.co \(Info@hbcm.co\)](mailto:info@hbcm.co)

Subject: Body Corporate for McBride CTS 15702 - Public Notification Letter re proposed development application

### Thank you for your email



o Admin <Admin@hbcm.co>

Today at 1:02 pm

To: o Real Property Signs

Thank you for your email. This is an automated response to acknowledge receipt of your communication.

Hartley's Body Corporate Management has received your communication and it will be forwarded to the appropriate team member or Body Corporate Committee for instructions and processing.

Once your communication has been processed or instructions have been received we will respond accordingly.

Did you know you can receive your Notice of Contributions via email? [Click here](#) to make the change.

*# This is an automatically generated confirmation.*



 07 3379 7455

 [info@hbcm.co](mailto:info@hbcm.co)

 [www.hbcm.co](http://www.hbcm.co)

 Level 2, 296 Oxley Road, Graceville QLD 4075

# Notice of compliance with public notification requirements

## Section 18.1 of the Development Assessment Rules

A006264903

(application reference number)

Phanjokat Pty ATF The Falchi Testamentary Trust  
C/- Town Planning Alliance

(applicant name)

PO Box 7657, East Brisbane Qld 4169

(contact address)

Alex Tonkin - Ph: (07) 3361 9999 E: eda@tpalliance.com.au

(contact details)

3 August 2023

(notice date)

Dane Hoffmann

(assessment manager's name)

Brisbane City Council

(assessment manager's address)

Partial Demolition and Extension to Local Heritage Place

(details of proposed development)

33 Balfour Street, New Farm Qld 4005

(street address)

Lot 6 on RP8625

(real property description)

Dear Sir/Madam,

In accordance with section 18.1 of the Development Assessment Rules, I **Tricia Wolf of Real Property Signs, 6 Allawah Street, Yeerongpilly Qld 4105** wish to advise that public notification for this development application was undertaken from **12/07/23** to **02/08/23** in compliance with the requirements of section 17 and Schedule 3 of the Development Assessment Rules.

I confirm the following public notification actions were undertaken for the above application:



Published a notice in:

**Quest News** (within The Courier Mail online proposed development notices) on **11/07/23**  
(name of newspaper and date notice was published)

and



Placed notice on the premises in the way prescribed under the Development Assessment Rules on:

**11/07/23**

(date notice was erected)

and



Notified the owners of all lots adjoining the premises the subject of the application on:

**10/07/23** (registered letters priority post)

(date owners notified)

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

Yours sincerely



**Tricia Wolf, Real Property Signs – 03/08/23**

info@realpropertysigns.com.au

(public notifier on behalf of applicant)