

ATTACHMENT 3

Additional Proposal Plans

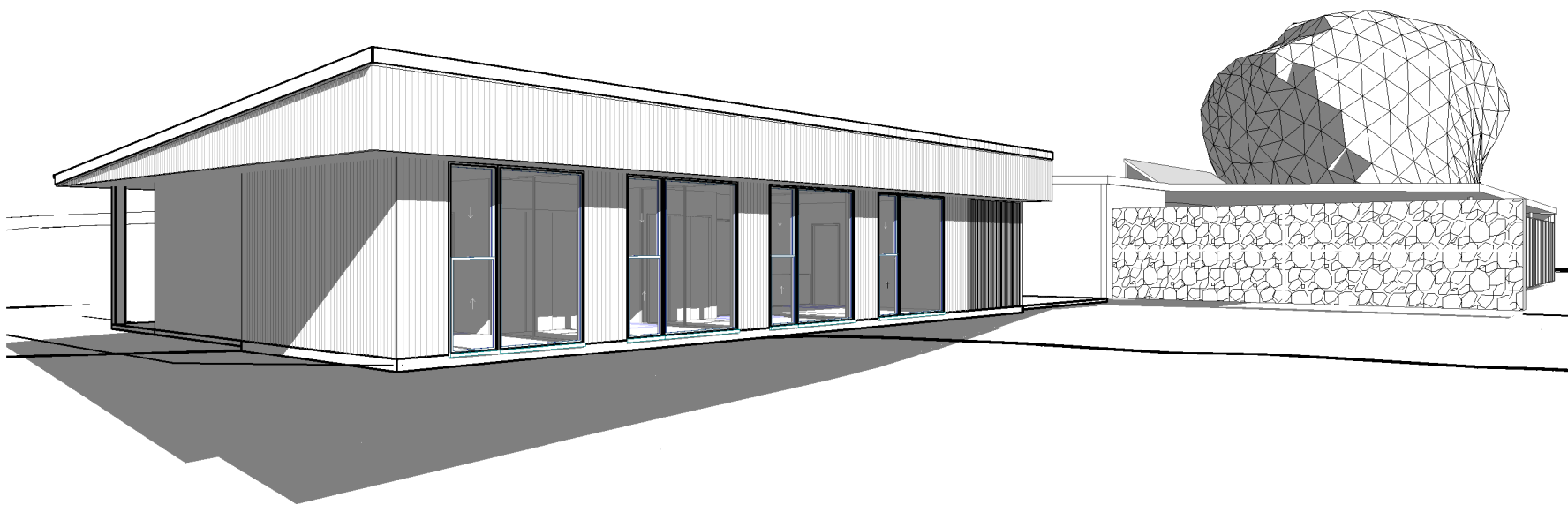
Prepared by:

Building Design Professionals

PROPOSED ANCILLARY OFFICE

VALDAL PROJECTS

51 HORREX ROAD, RAVENSBORNE



DRAWING SCHEDULE

A.001	SITE PLAN	ISSUE FOR D.A	A	16.07.26
A.101	FLOOR PLAN	ISSUE FOR D.A.	A	16.07.26
A.200	PROPOSED ELEVATIONS	ISSUE FOR D.A.	A	16.07.26
A.201	PROPOSED ELEVATIONS	ISSUE FOR D.A.	A	16.07.26

CLIENT SIGNATURE

BUILDERS SIGNATURE



BUILDING DESIGN PROFESSIONALS

QBSA 1269869

Ph. 07 4632 4663

M. 0407 988 877

dave@bdprofessionals.com.au

PO Box 2377

Toowoomba QLD 4350



BUILDING DESIGNERS ASSOCIATION QUEENSLAND

CLIMATE ZONE: 5 WIND CATEGORY: N4

PROJECT No. 180043 SHEET No. 00 REV No. A

NOTES:

- SURVEY INFORMATION TO BE CONFIRMED BY LICENSED SURVEYOR PRIOR TO CONSTRUCTION.

- EXTENT OF SITE EARTHWORKS TO BE CONFIRMED ON SITE PRIOR TO CONSTRUCTION.

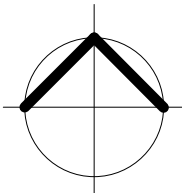
- LOCATION OF BUILDING TO BE CONFIRMED ON SITE PRIOR TO CONSTRUCTION.

- ALL SERVICES TO BE LOCATED ON SITE PRIOR TO CONSTRUCTION.

- DRIVEWAY TO DETAIL BY OTHERS.

- SOP DENOTES SET OUT POINTS FOR BUILDING SETOUT.

- GROUND SURFACE DRAINAGE PIPE LOCATIONS & CONFIGURATIONS TO DETAIL BY OTHERS.

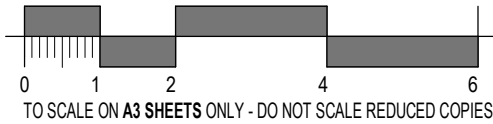


REAL PROPERTY DESCRIPTION:

- LOCAL GOVERNMENT: TOOWOOMBA REGIONAL COUNCIL

- LOT 63 ON SP321959

- SITE AREA: 21.51ha



CLIENT SIGNATURE

BUILDERS SIGNATURE



BUILDING DESIGN PROFESSIONALS
QBSA 1269869

Ph. 07 4632 4663
M. 0407 988 877
dave@bdprofessionals.com.au
PO Box 2377
Toowoomba QLD 4350

© COPYRIGHT IN WHOLE OR IN PART MELLOY HOLDINGS PT LTD BUILDING DESIGN PROFESSIONALS

DESIGNER SHALL NOT BE RESPONSIBLE FOR THE STRUCTURAL DESIGN OF THE BUILDING. VERIFY ALL DIMENSIONS ON SITE PRIOR TO CONSTRUCTION. THIS PLAN HAS BEEN PREPARED IN ACCORDANCE WITH ALL RELEVANT BUILDING CODES AND NO AMENDMENT SHALL BE MADE WITHOUT APPROVAL FROM THE RELEVANT LOCAL AUTHORITY.

THESE PLANS ARE SUPPLIED ON THE CONDITION THAT, IN THE EVENT OF AN ERROR, BUILDING DESIGN PROFESSIONALS RESPONSIBILITY IS LIMITED TO THE COST OF AMENDING THESE DRAWINGS. ALL CONSTRUCTION TO BE IN STRICT ACCORDANCE WITH RELEVANT AUSTRALIAN STANDARDS & NATIONAL CONSTRUCTION CODE.



DESIGNER:

D.Melloy

DRAFTED

D.Melloy

CHECKED BY

D.Melloy

CLIENT:

VALDAL PROJECTS

PROJECT INFO:
**PROPOSED
ANCILLARY OFFICE**

PROJECT ADDRESS:
**51 HORREX
ROAD,
RAVENSBORNE**

SCALE @ A3
As indicated

SHEET NAME:
SITE PLAN

CLIMATE ZONE: **5** WIND CATEGORY: **N4**

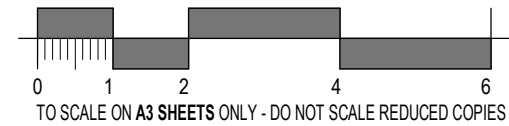
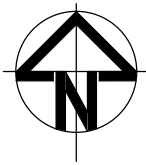
PROJECT No. **180043** SHEET No. **A.001** REV No. **A**

2 ENLARED SITE PLAN
1 : 500

1 SITE PLAN
1 : 3000

PRELIMINARY ONLY
NOT FOR CONSTRUCTION

Revision	Description	Date
A	ISSUE FOR D.A	16.07.26



CLIENT SIGNATURE

BUILDERS SIGNATURE



**BUILDING DESIGN
PROFESSIONALS**
QBSA 1269869

Ph. 07 4632 4663
M. 0407 988 877
dave@bdprofessionals.com.au
PO Box 2377
Toowoomba QLD 4350

© COPYRIGHT IN WHOLE OR IN PART MELLOY HOLDINGS PT. LTD. BUILDING DESIGN PROFESSIONALS

DESIGNER SHALL NOT BE RESPONSIBLE FOR THE STRUCTURAL DESIGN OF THE BUILDING. VERIFY ALL DIMENSIONS ON SITE PRIOR TO CONSTRUCTION. THIS PLAN HAS BEEN PREPARED IN ACCORDANCE WITH ALL RELEVANT BUILDING CODES AND NO AMENDMENT SHALL BE MADE WITHOUT APPROVAL FROM THE RELEVANT LOCAL AUTHORITY.

THESE PLANS ARE SUPPLIED ON THE CONDITION THAT, IN THE EVENT OF AN ERROR, BUILDING DESIGN PROFESSIONALS RESPONSIBILITY IS LIMITED TO THE COST OF AMENDING THESE DRAWINGS. ALL CONSTRUCTION TO BE IN STRICT ACCORDANCE WITH RELEVANT AUSTRALIAN STANDARDS & NATIONAL CONSTRUCTION CODE.



DESIGNER:
D.Melloy
DRAFTED
D.Melloy
CHECKED BY
D.Melloy

CLIENT:
VALDAL PROJECTS

PROJECT INFO:
**PROPOSED
ANCILLARY OFFICE**

PROJECT ADDRESS:
**51 HORREX
ROAD,
RAVENSBORNE**

SCALE @ A3
1 : 100

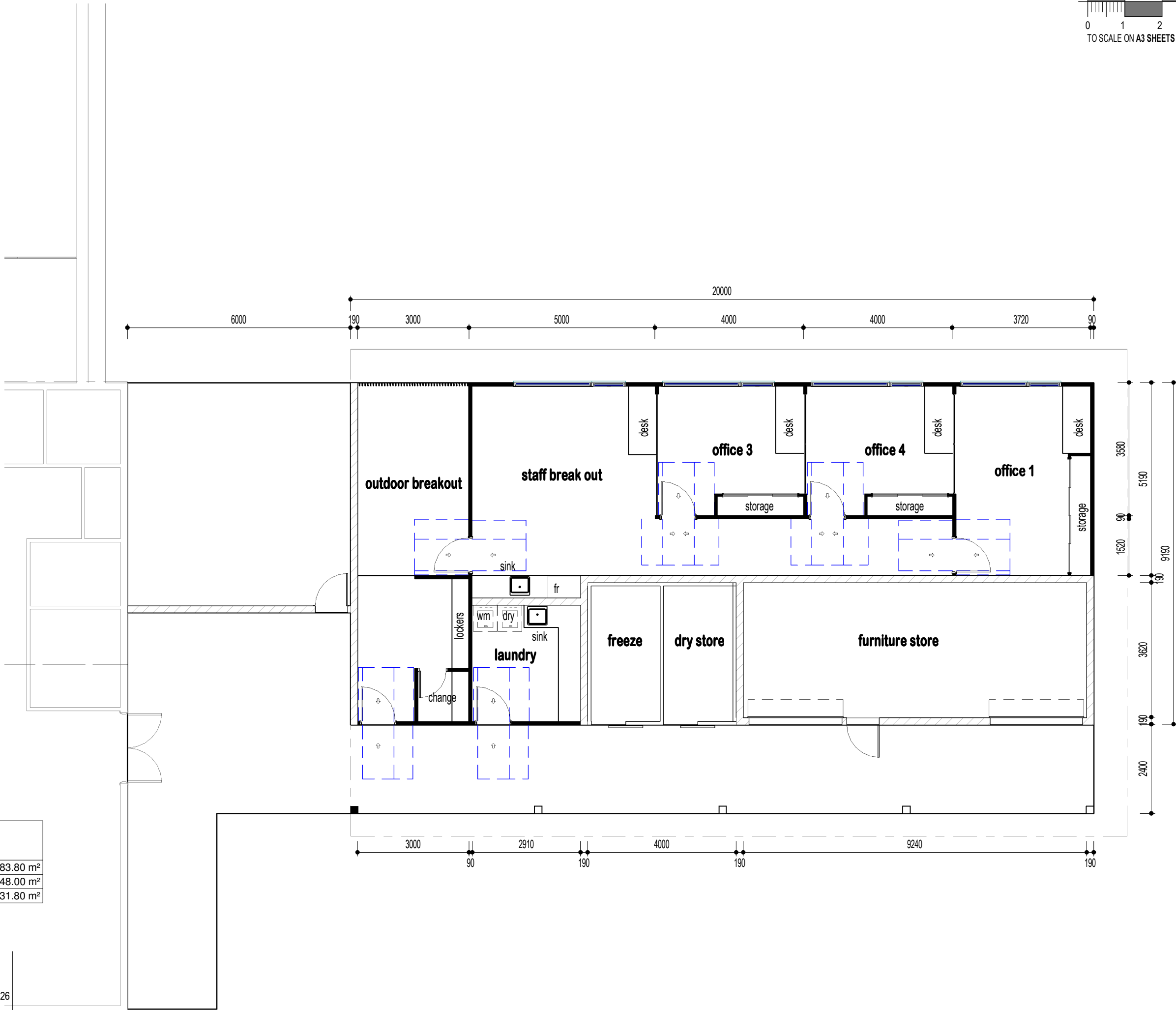
SHEET NAME:
FLOOR PLAN

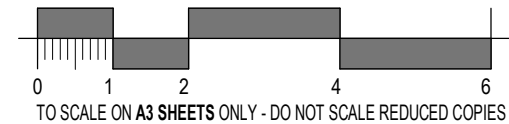
CLIMATE ZONE: **5** WIND CATEGORY: **N4**

PROJECT No. **260024** SHEET No. **A.101** REV No. **A**

Areas	
PROPOSED OFFICE AREA	183.80 m ²
PROPOSED COVERED AREA	48.00 m ²
Grand total	231.80 m ²

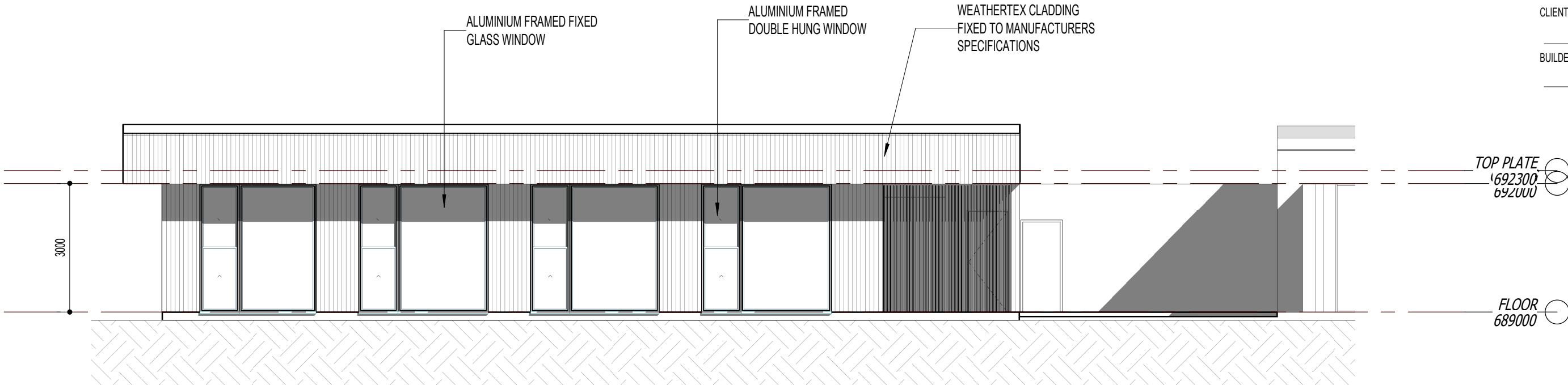
PRELIMINARY ONLY NOT FOR CONSTRUCTION		
A	ISSUE FOR D.A.	16.07.26
Revision	Description	Date
n		



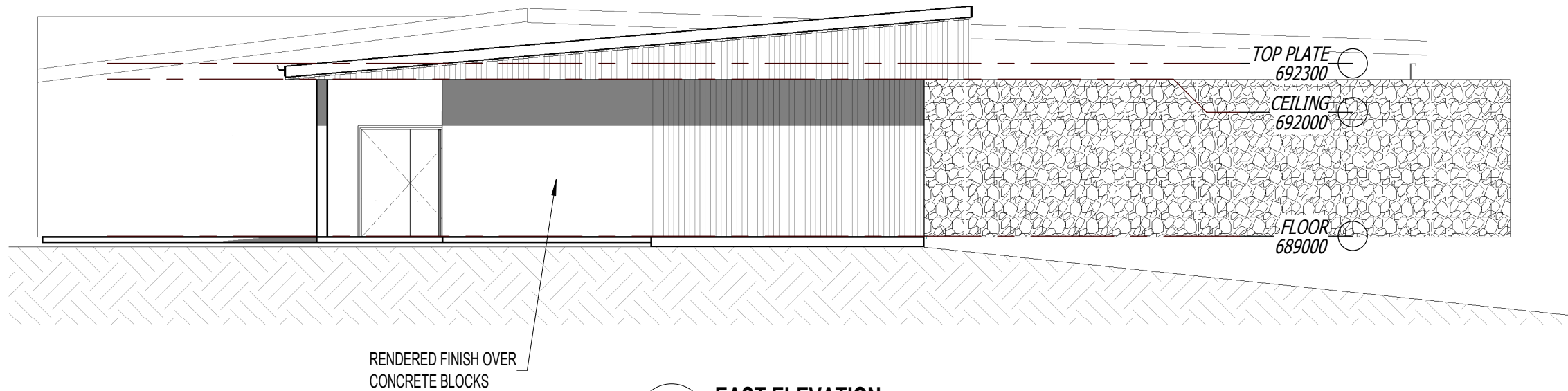


CLIENT SIGNATURE

BUILDERS SIGNATURE



1 NORTH ELEVATION
A.200
1 : 100



2 EAST ELEVATION
A.200
1 : 100

THIS DOCUMENT WAS PRINTED FOR USE AT 21/07/2026 12:50:51 PM
DOCUMENT REVISION TO BE CONFIRMED PRIOR TO USE.

PRELIMINARY ONLY
NOT FOR
CONSTRUCTION

Revision	Description	Date
A	ISSUE FOR D.A.	16.07.26

© COPYRIGHT IN WHOLE OR IN PART MELLODY HOLDINGS
P/L TA BUILDING DESIGN PROFESSIONALS
DESIGNER SHALL NOT BE RESPONSIBLE FOR THE
STRUCTURAL DESIGN OF THE BUILDING. VERIFY ALL
DIMENSIONS ON SITE PRIOR TO CONSTRUCTION. THIS
PLAN HAS BEEN PREPARED IN ACCORDANCE WITH ALL
RELEVANT BUILDING CODES AND NO AMENDMENT SHALL
BE MADE WITHOUT APPROVAL FROM THE RELEVANT
LOCAL AUTHORITY.

THESE PLANS ARE SUPPLIED ON THE CONDITION
THAT, IN THE EVENT OF AN ERROR, BUILDING DESIGN
PROFESSIONALS RESPONSIBILITY IS LIMITED TO THE
COST OF AMENDING THESE DRAWINGS. ALL
CONSTRUCTION TO BE IN STRICT ACCORDANCE WITH
RELEVANT AUSTRALIAN STANDARDS & NATIONAL
CONSTRUCTION CODE.
MASTER BUILDERS
QUEENSLAND
Proud Member



BUILDING DESIGN
PROFESSIONALS
QBSA 1269869
Ph. 07 4632 4663
M. 0407 988 877
dave@bdpprofessionals.com.au
PO Box 2377
Toowoomba QLD 4350

DESIGNER:
D.Melloy
DRAFTED
D.Melloy
CHECKED BY
D.Melloy

CLIENT:
VALDAL
PROJECTS

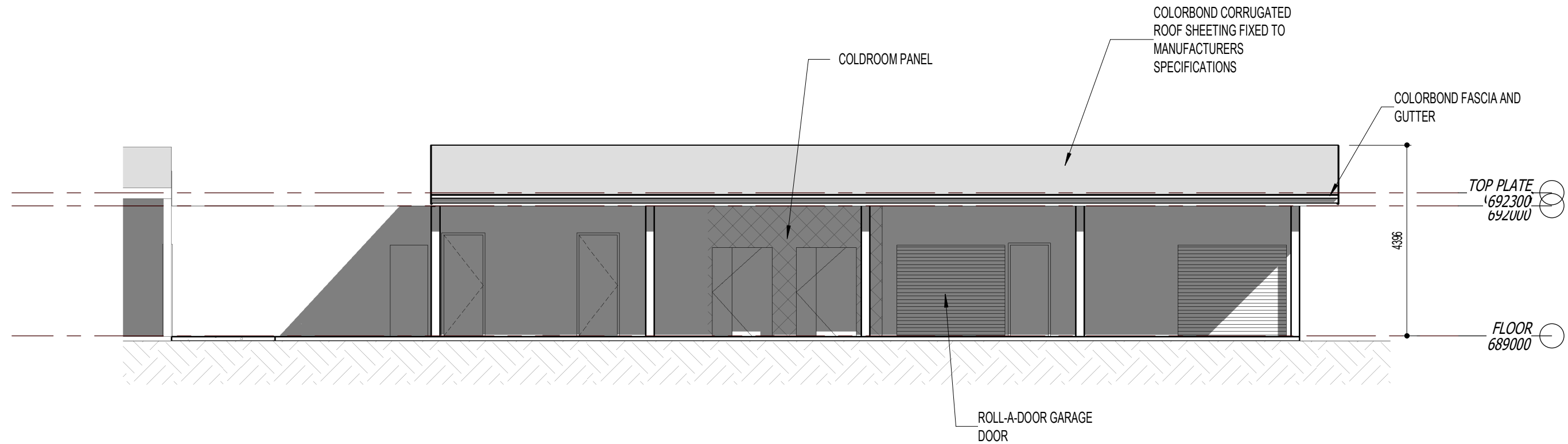
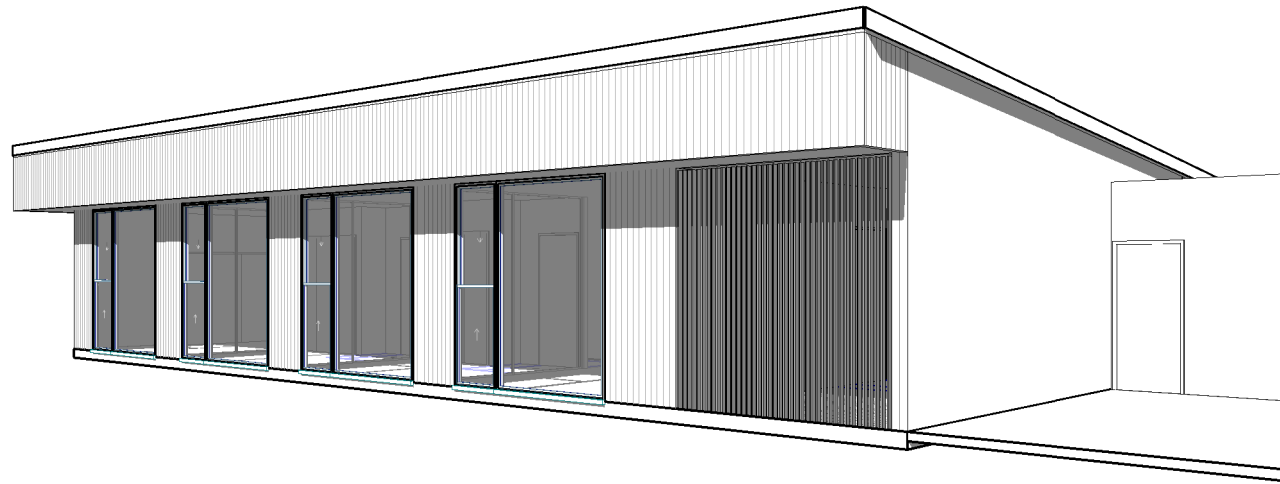
PROJECT INFO:
PROPOSED
ANCILLARY
OFFICE

PROJECT ADDRESS:
51 HORREX
ROAD,
RAVENSBOURNE
SCALE @ A3
1 : 100

SHEET NAME:
PROPOSED
ELEVATIONS
CLIMATE ZONE: **5** WIND CATEGORY: **N4**
PROJECT No. **260024** SHEET No. **A.200** REV No. **A**

CLIENT SIGNATURE

BUILDERS SIGNATURE



2 SOUTH ELEVATION
1 : 100

THIS DOCUMENT WAS PRINTED FOR USE AT 21/07/2026 12:50:51 PM
DOCUMENT REVISION TO BE CONFIRMED PRIOR TO USE.

PRELIMINARY ONLY
NOT FOR
CONSTRUCTION
ISSUE FOR D.A.

© COPYRIGHT IN WHOLE OR IN PART MELLODY HOLDINGS
P/L. ALL BUILDING DESIGN PROFESSIONALS
DESIGNER SHALL NOT BE RESPONSIBLE FOR THE
STRUCTURAL DESIGN OF THE BUILDING. VERIFY ALL
DIMENSIONS ON SITE PRIOR TO CONSTRUCTION. THIS
PLAN HAS BEEN PREPARED IN ACCORDANCE WITH ALL
RELEVANT BUILDING CODES AND NO AMENDMENT SHALL
BE MADE WITHOUT APPROVAL FROM THE RELEVANT
LOCAL AUTHORITY.

THESE PLANS ARE SUPPLIED ON THE CONDITION
THAT, IN THE EVENT OF AN ERROR, BUILDING DESIGN
PROFESSIONALS RESPONSIBILITY IS LIMITED TO THE
COST OF AMENDING THESE DRAWINGS. ALL
CONSTRUCTION TO BE IN STRICT ACCORDANCE WITH
RELEVANT AUSTRALIAN STANDARDS & NATIONAL
CONSTRUCTION CODE.



Revision	Description	Date
A		16.07.26



**BUILDING DESIGN
PROFESSIONALS**
QBSA 1269869
Ph. 07 4632 4663
M. 0407 988 877
dave@bdpprofessionals.com.au
PO Box 2377
Toowoomba QLD 4350

DESIGNER:
D.Melloy
DRAFTED
D.Melloy
CHECKED BY
D.Melloy

CLIENT:
**VALDAL
PROJECTS**

PROJECT INFO:
**PROPOSED
ANCILLARY
OFFICE**

PROJECT ADDRESS:
**51 HORREX
ROAD,
RAVENSBOURNE**
SCALE @ A3
1 : 100

SHEET NAME:
**PROPOSED
ELEVATIONS**
CLIMATE ZONE: **5** WIND CATEGORY: **N4**
PROJECT No. **260024** SHEET No. **A.201** REV No. **A**