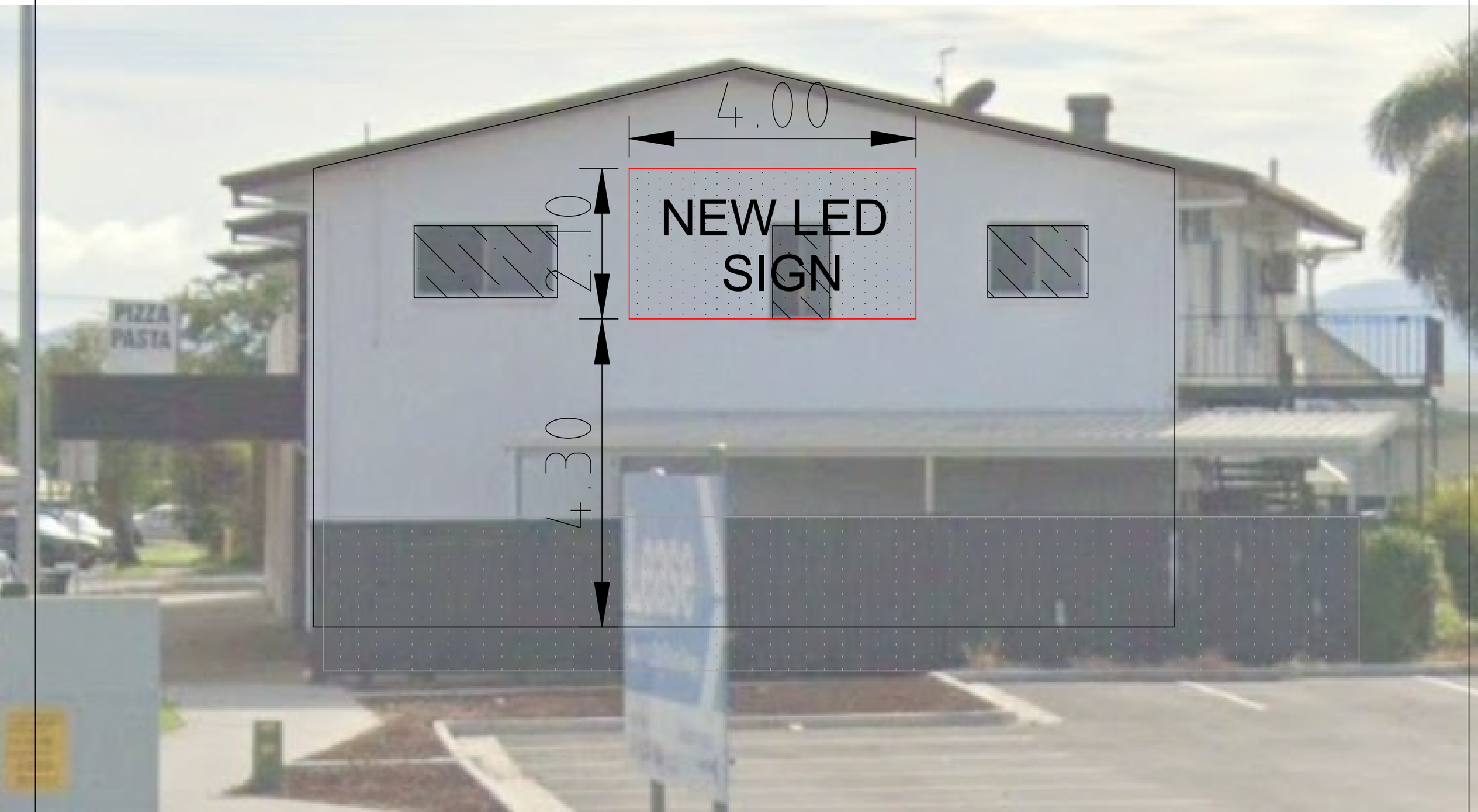
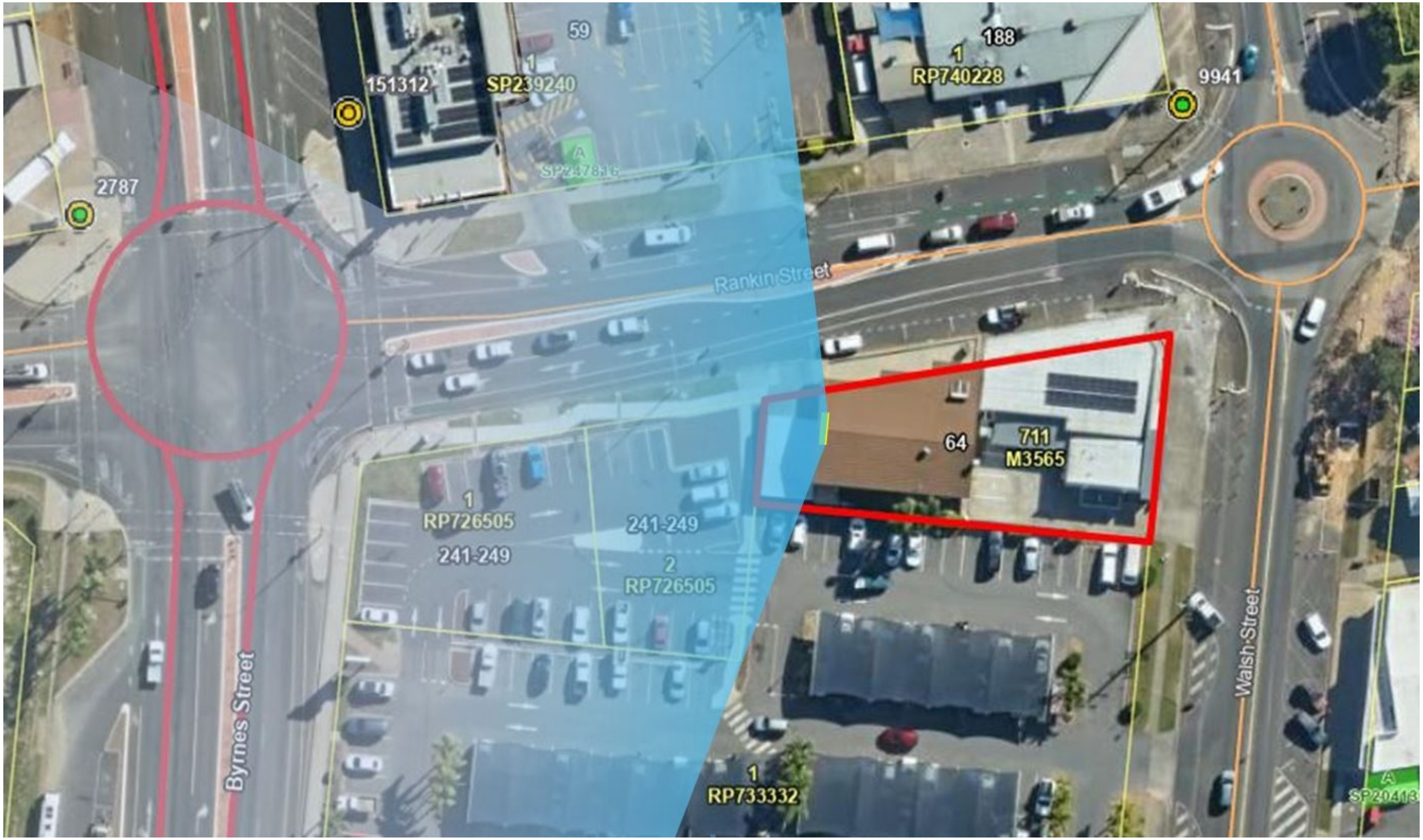


www.scopetownplanning.com.au	**DRAWING REFERENCE: 26021-1.0**	ADVERTISING DEVICE PROPOSAL PLAN	DRAWING ISSUE: 1.1		Scale: N.T.S.	NOTE: Sign area: 8.4m²
info@scopetownplanning.com.au	Prepared for: A. Rogato	OPERATIONAL WORK : Advertising Device	Drawing:	Amendment:	Date:	COMMENTS:
SCOPE TOWN PLANNING	Job Number: 26021	LOCAL AUTHORITY: MAREEBA SHIRE COUNCIL				
	Date: September 2026	REAL PROPERTY ADDRESS: 711M3565				
	Drawn by: J. Burns	SITE ADDRESS: 64 RANKIN ST. MAREEBA QLD.				



www.scopetownplanning.com.au	**DRAWING REFERENCE: 26021-1.1**	ADVERTISING DEVICE PROPOSAL PLAN	DRAWING ISSUE: 1.1		Scale: N.T.S.	NOTE: Sign viewing angle = 140 degrees
info@scopetownplanning.com.au	Prepared for: A. Rogato	OPERATIONAL WORK : Advertising Device	Drawing:	Amendment:	Date:	COMMENTS:
SCOPE TOWN PLANNING	Job Number: 26021	LOCAL AUTHORITY: MAREEBA SHIRE COUNCIL				
	Date: September 2026	REAL PROPERTY ADDRESS: 711M3565				
	Drawn by: J. Burns	SITE ADDRESS: 64 RANKIN ST. MAREEBA QLD.				

STATUSIGNS

FROM CONCEPT TO CONSTRUCTION

PRODUCT SPECIFICATION

UsurfaceⅢ6.67 Pro Eco-Bright, Steady Light



Product Features

- Excellent display performance
- Energy saving circuit technology
- IP69K high protection level
- Front & Rear installation maintenance
- 5 years brightness warranty*

*Optional

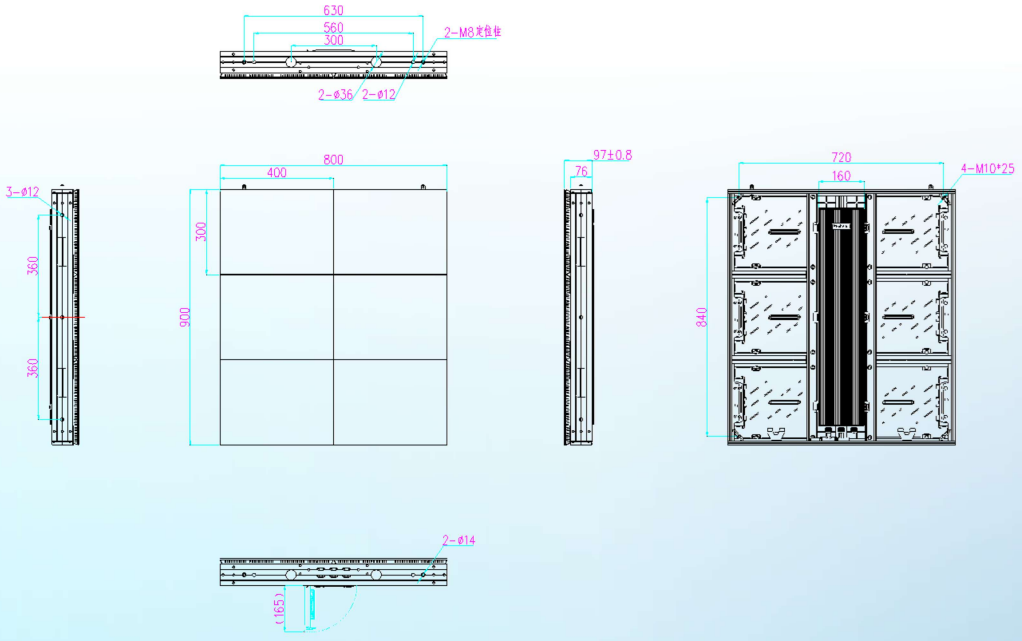


Figure 1 800*900mm Drawing of Cabinet

SPECIFICATION PARAMETERS

Specification		UsurfaceⅢ6.67 Pro			
Cabinet Paraneter	Pixel Pitch(mm)	6.67			
	LED Type	SMD2727			
	Pixel Density(pixels/m²)	22,500			
	Pixels Per Module(pixels)	60×45			
	Module Size(W×H)/(mm)	400×300			
	Pixels Per Panel(pixels)	120×135	120×180	180×135	180×180
	Panel Size(W×H×D)/(mm)	800×900×97	800×1,200×97	1,200×900×97	1,200×1,200×97
	Weight(kg/m²)	29	29	30	30
	Maintenance	Front & Rear			
	Ingress Protection	IP69K			
	Planeness(mm)	≤0.4			
	Recommended Viewing Distance(m)	≥7			
	Material	Profile aluminum			
Optical Paraneter	Brightness(cd/m²)	7,500			
	Calibration	Support brightness and chroma			
	Brightness Control	Manual/Automatic			
	Color Temperature	2,000-9,500K Adjustable			
	Horizontal Viewing Angle(°)	160			
	Vertical Viewing Angle(°)	140			
	Contrast Ratio	7,000:1			
	Gray Scale(bits)	≥14bit			
	LED Life Time(Hours)	100,000			
Electrical Paraneter	Input Power <Max>(W/m²)	630			
	Input Power <Typical>(W/m²)	210			
	AC Input Voltage(V)	100-240			
	Refresh Rate(Hz)	≥7,680			
	Video Frame Rate(Hz)	50/60			
Operation Conditions	Operating Temperature/Humidity	-20℃~+50℃(Optional -40℃)/10~90%RH			
	Storage Temperature/Humidity	-30℃~+60℃(Optional -40℃)/10~80%RH			
	Standard Mounting Configuration	Fixed			

Note: Power consumption tolerance: ±15%, according to the actual situation.

1. Product pictures are for illustration only, the actual product effects (including but not limited to appearance, color, size) may be slightly different, please refer to the actual product;

2. The specification parameters are reference values. Part of the data comes from Unilumin's internal laboratory and is obtained under a specific test environment. In actual use, it may be slightly different due to product batch differences, configuration differences, software versions, use conditions and environmental factors. Actual usage shall prevail.

DA Form 1 – Development application details

Approved form (version 1.6 effective 2 August 2024) made under section 282 of the Planning Act 2016.

This form **must** be used to make a development application **involving code assessment or impact assessment**, except when applying for development involving only building work.

For a development application involving **building work only**, use *DA Form 2 – Building work details*.

For a development application involving **building work associated with any other type of assessable development (i.e. material change of use, operational work or reconfiguring a lot)**, use this form (*DA Form 1*) **and** parts 4 to 6 of *DA Form 2 – Building work details*.

Unless stated otherwise, all parts of this form **must** be completed in full and all required supporting information **must** accompany the development application.

One or more additional pages may be attached as a schedule to this development application if there is insufficient space on the form to include all the necessary information.

This form and any other form relevant to the development application must be used to make a development application relating to strategic port land and Brisbane core port land under the *Transport Infrastructure Act 1994*, and airport land under the *Airport Assets (Restructuring and Disposal) Act 2008.* For the purpose of assessing a development application relating to strategic port land and Brisbane core port land, any reference to a planning scheme is taken to mean a land use plan for the strategic port land, Brisbane port land use plan for Brisbane core port land, or a land use plan for airport land.

Note: *All terms used in this form have the meaning given under the Planning Act 2016, the Planning Regulation 2017, or the Development Assessment Rules (DA Rules).*

PART 1 – APPLICANT DETAILS

1) Applicant details	
Applicant name(s) (*individual or company full name*)	Silver Valley Estates Super Fund c/- Scope Town Planning
Contact name *(only applicable for companies)*	Johnathan Burns
Postal address *(P.O. Box or street address)*	183 Summerfields Drive
Suburb	Caboolture
State	Qld.
Postcode	4510
Country	Australia
Contact number	0450 781 841
Email address *(non-mandatory)*	jburns@scopetownplanning.com.au
Mobile number *(non-mandatory)*	
Fax number *(non-mandatory)*	
Applicant's reference number(s) *(if applicable)*	26021

1.1) Home-based business
☒ Personal details to remain private in accordance with section 264(6) of *Planning Act 2016*

2) Owner's consent
2.1) Is written consent of the owner required for this development application?
☒ Yes – the written consent of the owner(s) is attached to this development application ☐ No – proceed to 3)

PART 2 – LOCATION DETAILS

3) Location of the premises *(complete 3.1) or 3.2), and 3.3) as applicable)*

***Note**: Provide details below and attach a site plan for any or all premises part of the development application. For further information, see DA Forms Guide: Relevant plans.*

3.1) Street address and lot on plan

☒ Street address **AND** lot on plan (*all lots must be listed*), ***or***

☐ Street address **AND** lot on plan for an adjoining or adjacent property of the premises *(appropriate for development in water but adjoining or adjacent to land e.g. jetty, pontoon. All lots must be listed).*

a)	Unit No.	Street No.	Street Name and Type	Suburb
		64	Rankin Street	Mareeba
	Postcode	Lot No.	Plan Type and Number *(e.g. RP, SP)*	Local Government Area(s)
	4880	711	M3565	Mareeba Shire Council
b)	Unit No.	Street No.	Street Name and Type	Suburb
	Postcode	Lot No.	Plan Type and Number *(e.g. RP, SP)*	Local Government Area(s)

3.2) Coordinates of premises *(appropriate for development in remote areas, over part of a lot or in water not adjoining or adjacent to land e.g. channel dredging in Moreton Bay)*

***Note**: Place each set of coordinates in a separate row.*

☐ Coordinates of premises by longitude and latitude

Longitude(s)	Latitude(s)	Datum	Local Government Area(s) *(if applicable)*
		☐ WGS84 ☐ GDA94 ☐ Other:	

☐ Coordinates of premises by easting and northing

Easting(s)	Northing(s)	Zone Ref.	Datum	Local Government Area(s) *(if applicable)*
		☐ 54 ☐ 55 ☐ 56	☐ WGS84 ☐ GDA94 ☐ Other:	

3.3) Additional premises

☐ Additional premises are relevant to this development application and the details of these premises have been attached in a schedule to this development application

☒ Not required

4) Identify any of the following that apply to the premises and provide any relevant details

☐ In or adjacent to a water body or watercourse or in or above an aquifer

Name of water body, watercourse or aquifer:

☐ On strategic port land under the *Transport Infrastructure Act 1994*

Lot on plan description of strategic port land:

Name of port authority for the lot:

☐ In a tidal area

Name of local government for the tidal area *(if applicable)*:

Name of port authority for tidal area *(if applicable)*

☐ On airport land under the *Airport Assets (Restructuring and Disposal) Act 2008*	
Name of airport:	
☐ Listed on the Environmental Management Register (EMR) under the *Environmental Protection Act 1994*	
EMR site identification:	
☐ Listed on the Contaminated Land Register (CLR) under the *Environmental Protection Act 1994*	
CLR site identification:	

5) Are there any existing easements over the premises?

Note: Easement uses vary throughout Queensland and are to be identified correctly and accurately. For further information on easements and how they may affect the proposed development, see DA Forms Guide.

☐ Yes – All easement locations, types and dimensions are included in plans submitted with this development application

☒ No

PART 3 – DEVELOPMENT DETAILS

Section 1 – Aspects of development

6.1) Provide details about the first development aspect

a) What is the type of development? *(tick only one box)*

☐ Material change of use ☐ Reconfiguring a lot ☒ Operational work ☐ Building work

b) What is the approval type? *(tick only one box)*

☒ Development permit ☐ Preliminary approval ☐ Preliminary approval that includes a variation approval

c) What is the level of assessment?

☒ Code assessment ☐ Impact assessment *(requires public notification)*

d) Provide a brief description of the proposal *(e.g. 6 unit apartment building defined as multi-unit dwelling, reconfiguration of 1 lot into 3 lots)*:

Advertising Device

e) Relevant plans

***Note**: Relevant plans are required to be submitted for all aspects of this development application. For further information, see DA Forms guide: Relevant plans.*

☒ Relevant plans of the proposed development are attached to the development application

6.2) Provide details about the second development aspect

a) What is the type of development? *(tick only one box)*

☐ Material change of use ☐ Reconfiguring a lot ☐ Operational work ☐ Building work

b) What is the approval type? *(tick only one box)*

☐ Development permit ☐ Preliminary approval ☐ Preliminary approval that includes a variation approval

c) What is the level of assessment?

☐ Code assessment ☐ Impact assessment *(requires public notification)*

d) Provide a brief description of the proposal *(e.g. 6 unit apartment building defined as multi-unit dwelling, reconfiguration of 1 lot into 3 lots)*:

e) Relevant plans

***Note**: Relevant plans are required to be submitted for all aspects of this development application. For further information, see DA Forms Guide: Relevant plans.*

☐ Relevant plans of the proposed development are attached to the development application

6.3) Additional aspects of development
☐ Additional aspects of development are relevant to this development application and the details for these aspects that would be required under Part 3 Section 1 of this form have been attached to this development application
☒ Not required
6.4) Is the application for State facilitated development?
☐ Yes - Has a notice of declaration been given by the Minister?
☒ No

Section 2 – Further development details

7) Does the proposed development application involve any of the following?	
Material change of use	☐ Yes – complete division 1 if assessable against a local planning instrument
Reconfiguring a lot	☐ Yes – complete division 2
Operational work	☒ Yes – complete division 3
Building work	☐ Yes – complete *DA Form 2 – Building work details*

Division 1 – Material change of use

***Note**: This division is only required to be completed if any part of the development application involves a material change of use assessable against a local planning instrument.*

8.1) Describe the proposed material change of use			
Provide a general description of the proposed use	Provide the planning scheme definition *(include each definition in a new row)*	Number of dwelling units *(if applicable)*	Gross floor area (m^2) *(if applicable)*

8.2) Does the proposed use involve the use of existing buildings on the premises?
☐ Yes
☐ No

8.3) Does the proposed development relate to temporary accepted development under the Planning Regulation?	
☐ Yes – provide details below or include details in a schedule to this development application	
☐ No	
Provide a general description of the temporary accepted development	Specify the stated period dates under the Planning Regulation

Division 2 – Reconfiguring a lot

***Note**: This division is only required to be completed if any part of the development application involves reconfiguring a lot.*

9.1) What is the total number of existing lots making up the premises?

9.2) What is the nature of the lot reconfiguration? *(tick all applicable boxes)*	
☐ Subdivision *(complete 10)*	☐ Dividing land into parts by agreement *(complete 11)*
☐ Boundary realignment *(complete 12)*	☐ Creating or changing an easement giving access to a lot from a constructed road *(complete 13)*

10) Subdivision				
10.1) For this development, how many lots are being created and what is the intended use of those lots:				
Intended use of lots created	Residential	Commercial	Industrial	Other, please specify:
Number of lots created				

10.2) Will the subdivision be staged?	
☐ Yes – provide additional details below ☐ No	
How many stages will the works include?	
What stage(s) will this development application apply to?	

11) Dividing land into parts by agreement – how many parts are being created and what is the intended use of the parts?				
Intended use of parts created	Residential	Commercial	Industrial	Other, please specify:
Number of parts created				

12) Boundary realignment			
12.1) What are the current and proposed areas for each lot comprising the premises?			
Current lot		Proposed lot	
Lot on plan description	Area (m^2)	Lot on plan description	Area (m^2)
12.2) What is the reason for the boundary realignment?			

13) What are the dimensions and nature of any existing easements being changed and/or any proposed easement? *(attach schedule if there are more than two easements)*				
Existing or proposed?	Width (m)	Length (m)	Purpose of the easement? *(e.g. pedestrian access)*	Identify the land/lot(s) benefitted by the easement

Division 3 – Operational work

***Note**: This division is only required to be completed if any part of the development application involves operational work.*

14.1) What is the nature of the operational work?		
☐ Road work	☐ Stormwater	☐ Water infrastructure
☐ Drainage work	☐ Earthworks	☐ Sewage infrastructure
☐ Landscaping	☒ Signage	☐ Clearing vegetation
☐ Other – please specify:		

14.2) Is the operational work necessary to facilitate the creation of new lots? *(e.g. subdivision)*	
☐ Yes – specify number of new lots:	
☒ No	

14.3) What is the monetary value of the proposed operational work? *(include GST, materials and labour)*
$ TBA

PART 4 – ASSESSMENT MANAGER DETAILS

15) Identify the assessment manager(s) who will be assessing this development application

Mareeba Shire Council

16) Has the local government agreed to apply a superseded planning scheme for this development application?

☐ Yes – a copy of the decision notice is attached to this development application
☐ The local government is taken to have agreed to the superseded planning scheme request – relevant documents attached
☒ No

PART 5 – REFERRAL DETAILS

17) Does this development application include any aspects that have any referral requirements?
***Note**: A development application will require referral if prescribed by the* Planning Regulation 2017.

☒ No, there are no referral requirements relevant to any development aspects identified in this development application – proceed to Part 6

Matters requiring referral to the **Chief Executive of the *Planning Act 2016***:

☐ Clearing native vegetation
☐ Contaminated land *(unexploded ordnance)*
☐ Environmentally relevant activities (ERA) *(only if the ERA has not been devolved to a local government)*
☐ Fisheries – aquaculture
☐ Fisheries – declared fish habitat area
☐ Fisheries – marine plants
☐ Fisheries – waterway barrier works
☐ Hazardous chemical facilities
☐ Heritage places – Queensland heritage place *(on or near a Queensland heritage place)*
☐ Infrastructure-related referrals – designated premises
☐ Infrastructure-related referrals – state transport infrastructure
☐ Infrastructure-related referrals – State transport corridor and future State transport corridor
☐ Infrastructure-related referrals – State-controlled transport tunnels and future state-controlled transport tunnels
☐ Infrastructure-related referrals – near a state-controlled road intersection
☐ Koala habitat in SEQ region – interfering with koala habitat in koala habitat areas outside koala priority areas
☐ Koala habitat in SEQ region – key resource areas
☐ Ports – Brisbane core port land – near a State transport corridor or future State transport corridor
☐ Ports – Brisbane core port land – environmentally relevant activity (ERA)
☐ Ports – Brisbane core port land – tidal works or work in a coastal management district
☐ Ports – Brisbane core port land – hazardous chemical facility
☐ Ports – Brisbane core port land – taking or interfering with water
☐ Ports – Brisbane core port land – referable dams
☐ Ports – Brisbane core port land – fisheries
☐ Ports – Land within Port of Brisbane's port limits *(below high-water mark)*
☐ SEQ development area
☐ SEQ regional landscape and rural production area or SEQ rural living area – tourist activity or sport and recreation activity
☐ SEQ regional landscape and rural production area or SEQ rural living area – community activity
☐ SEQ regional landscape and rural production area or SEQ rural living area – indoor recreation
☐ SEQ regional landscape and rural production area or SEQ rural living area – urban activity
☐ SEQ regional landscape and rural production area or SEQ rural living area – combined use
☐ SEQ northern inter-urban break – tourist activity or sport and recreation activity
☐ SEQ northern inter-urban break – community activity
☐ SEQ northern inter-urban break – indoor recreation
☐ SEQ northern inter-urban break – urban activity

☐ SEQ northern inter-urban break – combined use
☐ Tidal works or works in a coastal management district
☐ Reconfiguring a lot in a coastal management district or for a canal
☐ Erosion prone area in a coastal management district
☐ Urban design
☐ Water-related development – taking or interfering with water
☐ Water-related development – removing quarry material *(from a watercourse or lake)*
☐ Water-related development – referable dams
☐ Water-related development –levees *(category 3 levees only)*
☐ Wetland protection area

Matters requiring referral to the **local government:**
☐ Airport land
☐ Environmentally relevant activities (ERA) (*only if the ERA has been devolved to local government)*
☐ Heritage places – Local heritage places

Matters requiring referral to the **Chief Executive of the distribution entity or transmission entity:**
☐ Infrastructure-related referrals – Electricity infrastructure

Matters requiring referral to:
- The **Chief Executive of the holder of the licence**, if not an individual
- The **holder of the licence**, if the holder of the licence is an individual

☐ Infrastructure-related referrals – Oil and gas infrastructure

Matters requiring referral to the **Brisbane City Council:**
☐ Ports – Brisbane core port land

Matters requiring referral to the **Minister responsible for administering the *Transport Infrastructure Act 1994*:**
☐ Ports – Brisbane core port land *(where inconsistent with the Brisbane port LUP for transport reasons)*
☐ Ports – Strategic port land

Matters requiring referral to the **relevant port operator**, if applicant is not port operator**:**
☐ Ports – Land within Port of Brisbane's port limits *(below high-water mark)*

Matters requiring referral to the **Chief Executive of the relevant port authority:**
☐ Ports – Land within limits of another port *(below high-water mark)*

Matters requiring referral to the **Gold Coast Waterways Authority:**
☐ Tidal works or work in a coastal management district *(in Gold Coast waters)*

Matters requiring referral to the **Queensland Fire and Emergency Service:**
☐ Tidal works or work in a coastal management district *(involving a marina (more than six vessel berths))*

18) Has any referral agency provided a referral response for this development application?

☐ Yes – referral response(s) received and listed below are attached to this development application
☒ No

Referral requirement	Referral agency	Date of referral response

Identify and describe any changes made to the proposed development application that was the subject of the referral response and this development application, or include details in a schedule to this development application *(if applicable).*

PART 6 – INFORMATION REQUEST

19) Information request under the DA Rules

☒ I agree to receive an information request if determined necessary for this development application

☐ I do not agree to accept an information request for this development application

***Note**: By not agreeing to accept an information request I, the applicant, acknowledge:*

- *that this development application will be assessed and decided based on the information provided when making this development application and the assessment manager and any referral agencies relevant to the development application are not obligated under the DA Rules to accept any additional information provided by the applicant for the development application unless agreed to by the relevant parties*
- *Part 3 under Chapter 1 of the DA Rules will still apply if the application is an application listed under section 11.3 of the DA Rules or*
- *Part 2under Chapter 2 of the DA Rules will still apply if the application is for state facilitated development*

Further advice about information requests is contained in the DA Forms Guide.

PART 7 – FURTHER DETAILS

20) Are there any associated development applications or current approvals? *(e.g. a preliminary approval)*

☐ Yes – provide details below or include details in a schedule to this development application

☒ No

List of approval/development application references	Reference number	Date	Assessment manager
☐ Approval ☐ Development application			
☐ Approval ☐ Development application			

21) Has the portable long service leave levy been paid? *(only applicable to development applications involving building work or operational work)*

☐ Yes – a copy of the receipted QLeave form is attached to this development application

☐ No – I, the applicant will provide evidence that the portable long service leave levy has been paid before the assessment manager decides the development application. I acknowledge that the assessment manager may give a development approval only if I provide evidence that the portable long service leave levy has been paid

☒ Not applicable *(e.g. building and construction work is less than $150,000 excluding GST)*

Amount paid	Date paid (dd/mm/yy)	QLeave levy number (A, B or E)
$		

22) Is this development application in response to a show cause notice or required as a result of an enforcement notice?

☐ Yes – show cause or enforcement notice is attached

☒ No

23) Further legislative requirements

Environmentally relevant activities

23.1) Is this development application also taken to be an application for an environmental authority for an **Environmentally Relevant Activity (ERA)** under section 115 of the *Environmental Protection Act 1994*?

☐ Yes – the required attachment (form ESR/2015/1791) for an application for an environmental authority accompanies this development application, and details are provided in the table below

☒ No

***Note**: Application for an environmental authority can be found by searching "ESR/2015/1791" as a search term at www.qld.gov.au. An ERA requires an environmental authority to operate. See www.business.qld.gov.au for further information.*

Proposed ERA number:		Proposed ERA threshold:	
Proposed ERA name:			

☐ Multiple ERAs are applicable to this development application and the details have been attached in a schedule to this development application.

Hazardous chemical facilities

23.2) Is this development application for a **hazardous chemical facility**?

☐ Yes – *Form 536: Notification of a facility exceeding 10% of schedule 15 threshold* is attached to this development application

☒ No

***Note**: See www.business.qld.gov.au for further information about hazardous chemical notifications.*

Clearing native vegetation

23.3) Does this development application involve **clearing native vegetation** that requires written confirmation that the chief executive of the *Vegetation Management Act 1999* is satisfied the clearing is for a relevant purpose under section 22A of the *Vegetation Management Act 1999*?

☐ Yes – this development application includes written confirmation from the chief executive of the *Vegetation Management Act 1999* (s22A determination)

☒ No

***Note**: 1. Where a development application for operational work or material change of use requires a s22A determination and this is not included, the development application is prohibited development.*
2. See https://www.qld.gov.au/environment/land/vegetation/applying for further information on how to obtain a s22A determination.

Environmental offsets

23.4) Is this development application taken to be a prescribed activity that may have a significant residual impact on a **prescribed environmental matter** under the *Environmental Offsets Act 2014*?

☐ Yes – I acknowledge that an environmental offset must be provided for any prescribed activity assessed as having a significant residual impact on a prescribed environmental matter

☒ No

***Note**: The environmental offset section of the Queensland Government's website can be accessed at www.qld.gov.au for further information on environmental offsets.*

Koala habitat in SEQ Region

23.5) Does this development application involve a material change of use, reconfiguring a lot or operational work which is assessable development under Schedule 10, Part 10 of the Planning Regulation 2017?

☐ Yes – the development application involves premises in the koala habitat area in the koala priority area

☐ Yes – the development application involves premises in the koala habitat area outside the koala priority area

☒ No

***Note**: If a koala habitat area determination has been obtained for this premises and is current over the land, it should be provided as part of this development application. See koala habitat area guidance materials at www.desi.qld.gov.au for further information.*

Water resources

23.6) Does this development application involve **taking or interfering with underground water through an artesian or subartesian bore, taking or interfering with water in a watercourse, lake or spring, or taking overland flow water under the *Water Act 2000***?

☐ Yes – the relevant template is completed and attached to this development application and I acknowledge that a relevant authorisation or licence under the *Water Act 2000* may be required prior to commencing development

☒ No

***Note**: Contact the Department of Resources at www.resources.qld.gov.au for further information.*

DA templates are available from planning.statedevelopment.qld.gov.au. If the development application involves:

- *Taking or interfering with underground water through an artesian or subartesian bore: complete DA Form 1 Template 1*
- *Taking or interfering with water in a watercourse, lake or spring: complete DA Form1 Template 2*
- *Taking overland flow water: complete DA Form 1 Template 3.*

Waterway barrier works

23.7) Does this application involve **waterway barrier works?**

☐ Yes – the relevant template is completed and attached to this development application

☒ No

DA templates are available from planning.statedevelopment.qld.gov.au. For a development application involving waterway barrier works, complete DA Form 1 Template 4.

Marine activities

23.8) Does this development application involve **aquaculture, works within a declared fish habitat area or removal, disturbance or destruction of marine plants?**

☐ Yes – an associated *resource* allocation authority is attached to this development application, if required under the *Fisheries Act 1994*

☒ No

***Note**: See guidance materials at www.daf.qld.gov.au for further information.*

Quarry materials from a watercourse or lake

23.9) Does this development application involve the **removal of quarry materials from a watercourse or lake** under the *Water Act 2000?*

☐ Yes – I acknowledge that a quarry material allocation notice must be obtained prior to commencing development

☒ No

***Note**: Contact the Department of Resources at www.resources.qld.gov.au and www.business.qld.gov.au for further information.*

Quarry materials from land under tidal waters

23.10) Does this development application involve the **removal of quarry materials from land under tidal water** under the *Coastal Protection and Management Act 1995?*

☐ Yes – I acknowledge that a quarry material allocation notice must be obtained prior to commencing development

☒ No

***Note**: Contact the Department of Environment, Science and Innovation at www.desi.qld.gov.au for further information.*

Referable dams

23.11) Does this development application involve a **referable dam** required to be failure impact assessed under section 343 of the *Water Supply (Safety and Reliability) Act 2008* (the Water Supply Act)?

☐ Yes – the 'Notice Accepting a Failure Impact Assessment' from the chief executive administering the Water Supply Act is attached to this development application

☒ No

***Note**: See guidance materials at www.resources.qld.gov.au for further information.*

Tidal work or development within a coastal management district

23.12) Does this development application involve **tidal work or development in a coastal management district**?

☐ Yes – the following is included with this development application:
- ☐ Evidence the proposal meets the code for assessable development that is prescribed tidal work *(only required if application involves prescribed tidal work)*
- ☐ A certificate of title

☒ No

***Note**: See guidance materials at www.desi.qld.gov.au for further information.*

Queensland and local heritage places

23.13) Does this development application propose development on or adjoining a place entered in the **Queensland heritage register** or on a place entered in a local government's **Local Heritage Register**?

☐ Yes – details of the heritage place are provided in the table below

☒ No

***Note**: See guidance materials at www.desi.qld.gov.au for information requirements regarding development of Queensland heritage places.*

For a heritage place that has cultural heritage significance as a local heritage place and a Queensland heritage place, provisions are in place under the Planning Act 2016 that limit a local categorising instrument from including an assessment benchmark about the effect or impact of, development on the stated cultural heritage significance of that place. See guidance materials at www.planning.statedevelopment.qldgov.au for information regarding assessment of Queensland heritage places.

Name of the heritage place:		Place ID:	

Decision under section 62 of the *Transport Infrastructure Act 1994*

23.14) Does this development application involve new or changed access to a state-controlled road?

☐ Yes – this application will be taken to be an application for a decision under section 62 of the *Transport Infrastructure Act 1994* (subject to the conditions in section 75 of the *Transport Infrastructure Act 1994* being satisfied)

☒ No

Walkable neighbourhoods assessment benchmarks under Schedule 12A of the Planning Regulation

23.15) Does this development application involve reconfiguring a lot into 2 or more lots in certain residential zones (except rural residential zones), where at least one road is created or extended?

☐ Yes – Schedule 12A is applicable to the development application and the assessment benchmarks contained in schedule 12A have been considered

☒ No

***Note**: See guidance materials at www.planning.statedevelopment.qld.gov.au for further information.*

PART 8 – CHECKLIST AND APPLICANT DECLARATION

24) Development application checklist

I have identified the assessment manager in question 15 and all relevant referral requirement(s) in question 17 ***Note**: See the Planning Regulation 2017 for referral requirements*	☒ Yes
If building work is associated with the proposed development, Parts 4 to 6 of *DA Form 2 – Building work details* have been completed and attached to this development application	☐ Yes ☒ Not applicable
Supporting information addressing any applicable assessment benchmarks is with the development application ***Note**: This is a mandatory requirement and includes any relevant templates under question 23, a planning report and any technical reports required by the relevant categorising instruments (e.g. local government planning schemes, State Planning Policy, State Development Assessment Provisions). For further information, see DA Forms Guide: Planning Report Template.*	☒ Yes
Relevant plans of the development are attached to this development application ***Note**: Relevant plans are required to be submitted for all aspects of this development application. For further information, see DA Forms Guide: Relevant plans.*	☒ Yes
The portable long service leave levy for QLeave has been paid, or will be paid before a development permit is issued *(see 21)*	☐ Yes ☒ Not applicable

25) Applicant declaration
☒ By making this development application, I declare that all information in this development application is true and correct ☒ Where an email address is provided in Part 1 of this form, I consent to receive future electronic communications from the assessment manager and any referral agency for the development application where written information is required or permitted pursuant to sections 11 and 12 of the *Electronic Transactions Act 2001* ***Note**: It is unlawful to intentionally provide false or misleading information.*
Privacy – Personal information collected in this form will be used by the assessment manager and/or chosen assessment manager, any relevant referral agency and/or building certifier (including any professional advisers which may be engaged by those entities) while processing, assessing and deciding the development application. All information relating to this development application may be available for inspection and purchase, and/or published on the assessment manager's and/or referral agency's website. Personal information will not be disclosed for a purpose unrelated to the *Planning Act 2016*, Planning Regulation 2017 and the DA Rules except where: • such disclosure is in accordance with the provisions about public access to documents contained in the *Planning Act 2016* and the Planning Regulation 2017, and the access rules made under the *Planning Act 2016* and Planning Regulation 2017; or • required by other legislation (including the *Right to Information Act 2009*); or • otherwise required by law. This information may be stored in relevant databases. The information collected will be retained as required by the *Public Records Act 2002.*

PART 9 – FOR COMPLETION OF THE ASSESSMENT MANAGER – FOR OFFICE USE ONLY

Date received: | Reference number(s):

Notification of engagement of alternative assessment manager	
Prescribed assessment manager	
Name of chosen assessment manager	
Date chosen assessment manager engaged	
Contact number of chosen assessment manager	
Relevant licence number(s) of chosen assessment manager	

QLeave notification and payment *Note: For completion by assessment manager if applicable*			
Description of the work			
QLeave project number			
Amount paid ($)		Date paid (dd/mm/yy)	
Date receipted form sighted by assessment manager			
Name of officer who sighted the form			

Company owner's consent to the making of a development application under the *Planning Act 2016*

I,

[*Insert name in full.*]

Sole Director/Secretary of the company mentioned below.

[*Delete the above where company owner's consent must come from both director and director/secretary*]

I, ANDREW ROCATO

[*Insert name in full.*]

Director of the company mentioned below.

and I, AURELIA ROCATO

[*Insert name in full.*

[*Insert position in full—i.e. another director, or a company secretary.*]

Delete the above two boxes where there is a sole director/secretary for the company giving the owner's consent.

Of

SILVER VALLEY ESTATES SUPER FUND

[*Insert name of company and ACN.*] 37 717 659 322

the company being the owner of the premises identified as follows:

64 Rankin Street Mareeba Qld. 4880

Lot 711 on M3565

Insert street address, lot on plan description or coordinates of the premises the subject of the application.]

consent to the making of a development application under the *Planning Act 2016* by:

Silver Valley Estates Super Fund

c/- Scope Town Planning

[*Insert name of applicant.*]

on the premises described above for:

Operational Works for an Advertising Device *[Insert details of the proposed development, e.g. material change of use for four-storey apartment building.]*

Company seal *[if used]*

Company Name and ACN: .... Signature of Sole Director/Secretary ..... Date

[Delete the above where company owner's consent must come from both director and director/secretary.]

Company Name and ACN: [redacted]	
[redacted] ..... Signature of Director	..... Signature of Director/Secretary
28/9/26 Date	28/9/26 Date

[Delete the above where there is a sole director/secretary for the company giving the owner's consent.]

DEVELOPMENT APPLICATION:

OPERATIONAL WORK
Advertising Device

64 Rankin Street, Mareeba Qld. 4880
Lot 711 on M3565



September 2026

SCOPE TOWN PLANNING

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ABN: 90167476704

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Appendix 1: Assessment Against the Planning Codes (attached)
Appendix 2: Proposed Plans (attached)
Appendix 3: LED Device Specifications (attached)

APPLICATION SUMMARY	
DEVELOPMENT APPLICATION	**Operational Work**
PROPOSED USE	**Advertising Device**
STREET ADDRESS	**64 Rankin Street, Mareeba Qld. 4880**
REAL PROPERTY ADDRESS	**Lot 711 on M3565**
LAND AREA	**989m²**
PREPARED BY	**Scope Town Planning**
PREPARED FOR	**Aurelia Rogato**
LAND OWNER	**Aurelia and Andrew Rogato Atf Silver Valley Super Fund**
LOCAL GOVERNMENT AREA	**Mareeba Shire Council**
PLANNING SCHEME	**MSC Planning Scheme 2016 M. Amdt. 1 2023**
ZONE	**Centre Zone**
PRECINCT	**Nil**
EASEMENTS	**Nil**
IMPROVEMENTS	**Mixed Use**
APPLICABLE PLANNING CODES	**Centre Zone Code**
	Advertising Devices Code
APPLICABLE REFERRALS	**Nil**

1 Proposal

1.1 Introduction

This planning report has been prepared in support of a Development Application to Mareeba Shire Council seeking a Development Permit for Operational Work – Advertising Device at 64 Rankin Street, Mareeba, formally described as Lot 711 on M3565.

The application seeks approval for the installation of one electronic LED advertising device to the existing building on the subject site. The advertising device will be wall-mounted to the existing masonry façade and will have overall dimensions of approximately 4.0 metres wide by 2.1 metres high, providing a display area of approximately 8.4 m². The submitted advertising device information confirms that the aluminium screen cabinet will be mechanically fixed to the existing building.

The subject land is located within the Centre zone under the Mareeba Shire Council Planning Scheme. In accordance with Table 5.8.1 – Operational work, Operational Work involving an advertising device that does not constitute accepted development subject to requirements is Code Assessable. Accordingly, the proposed development is subject to Code Assessment, with the Centre zone code and Advertising devices code forming the applicable assessment benchmarks.

1.2 Development Summary

The proposed development comprises Operational Work for the installation of one electronic LED advertising device on the existing commercial building at 64 Rankin Street, Mareeba.

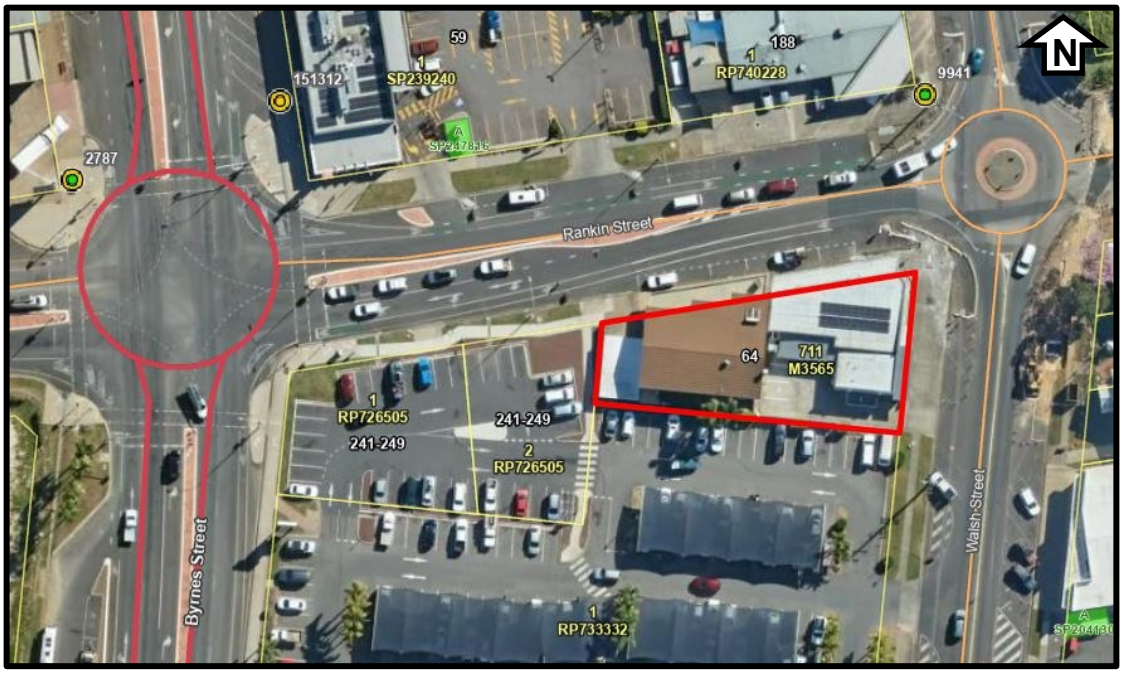


Figure 1: Development site – Lot 711 on M3565 (Qld. Globe).

The advertising device is proposed as a wall-mounted electronic display measuring approximately 4.0 metres wide by 2.1 metres high, with a total display area of approximately 8.4 m². The screen will comprise an aluminium cabinet mechanically fixed to the existing masonry wall and will incorporate an electronic LED display capable of automatic and manual brightness control.

No additional building works, changes to vehicle access or alterations to the existing use of the premises form part of the application.



Figure 2: Proposed Advertising Device (Scope Town Planning).

1.3 Site and Locality

The subject site is located at 64 Rankin Street, Mareeba and is formally described as Lot 711 on M3565. The land occupies a prominent corner position at the intersection of Rankin Street and Walsh Street within the established Mareeba town centre.

The site is developed with an existing two-storey mixed-use building comprising commercial premises at ground level and residential accommodation above. The building is established toward the Rankin Street and Walsh Street frontages, with vehicle access and parking provided within the site.

The surrounding locality forms part of the established Mareeba town centre and is characterised predominantly by commercial, retail and business activities, together with other established urban development. Rankin Street and Walsh Street are both identified as local collector roads and provide connections through the town centre and surrounding urban area.

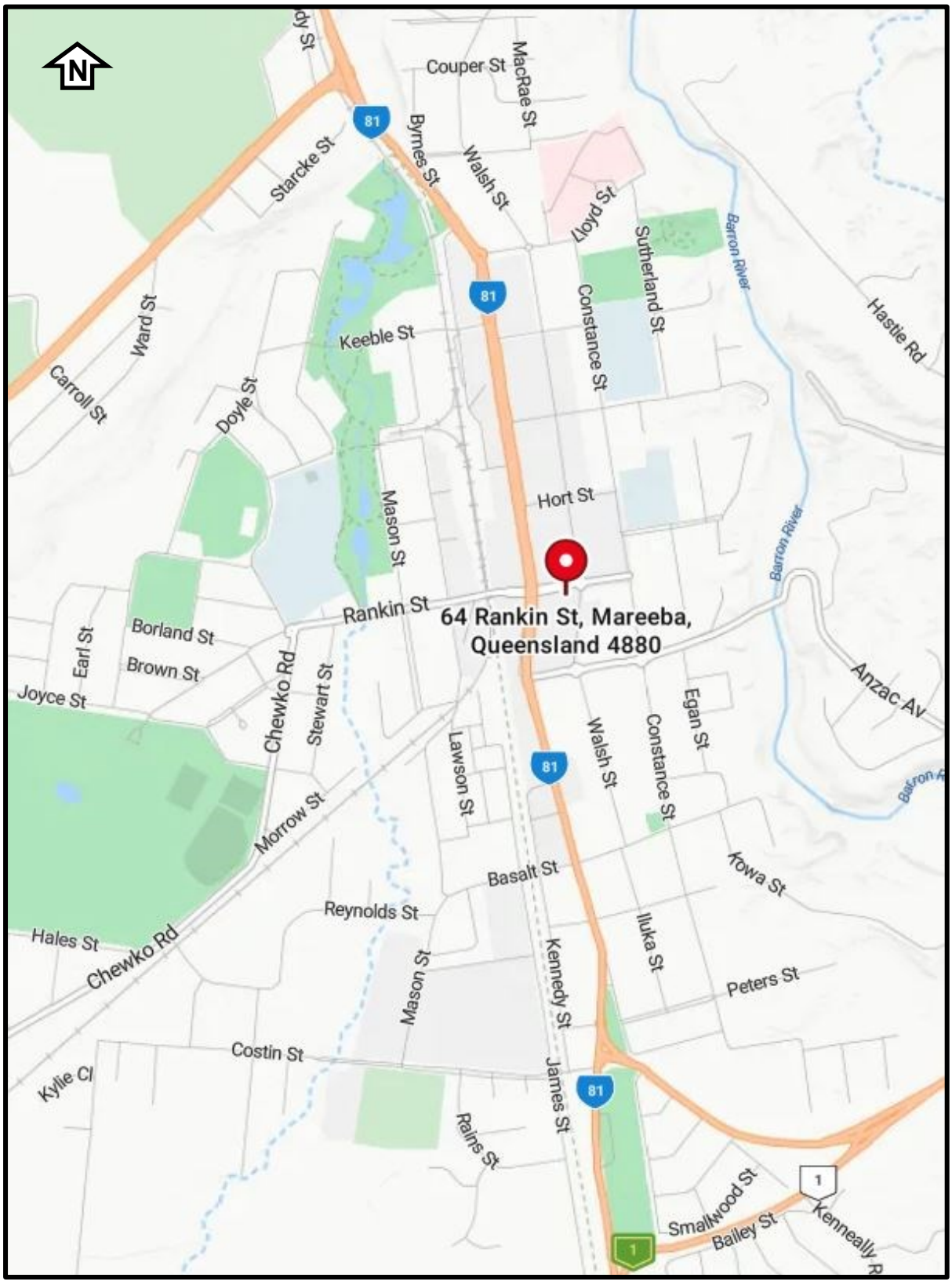


Figure 3: Location of development proposal site. (Bing Maps)

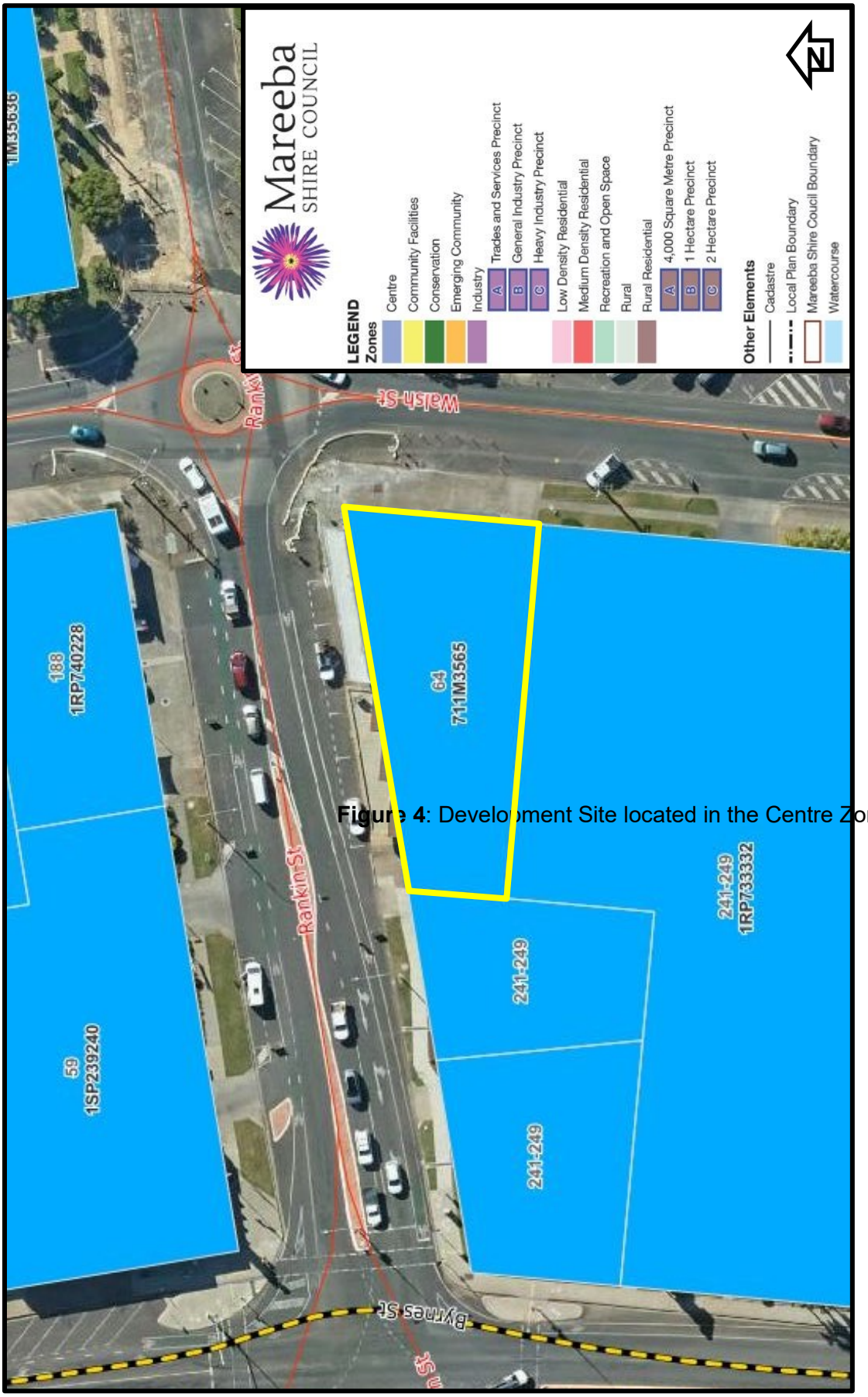


Figure 4: Development Site located in the Centre Zone (MSC).

2 Proposed Development Detail

The proposed development comprises Operational Work for the installation of an electronic LED advertising device on the existing building at 64 Rankin Street, Mareeba. The following sections describe the physical configuration of the advertising device, its technical and operational characteristics, and the design response to the existing building and surrounding town centre context.

2.1 Proposed Advertising Device

The proposed development comprises the installation of a wall-mounted electronic LED advertising device on the existing building at 64 Rankin Street, Mareeba. The advertising device will measure 4.0 metres wide by 2.1 metres high, providing a total display area of 8.4 m² with an installation of 70 modules in total comprised of 10 modules wide x 7 modules high.

2.2 Electronic Display and Operation

The proposed advertising device comprises a Statusigns Usurface III P6.67 outdoor LED display designed for fixed external installation. The manufacturer's technical specifications identify a 6.67 mm pixel pitch, and a maximum equipment brightness capability of 7,500 cd/m². The display has a horizontal viewing angle of 160 degrees and vertical viewing angle of 140 degrees.

The display incorporates automatic and manual brightness control and has an identified maximum power consumption of 630 W/m². The manufacturer's specifications identify an operating temperature range of -20°C to +50°C.

The electronic display will be operated in accordance with the applicable requirements of Planning Scheme Policy 10 – Advertising Devices with an Electronic Display Component, including the applicable requirements for luminance, ambient light response and the presentation and transition of advertising content.

2.3 Design Response

The advertising device has been incorporated into the existing built form through a wall-mounted configuration, avoiding the need for a freestanding advertising structure or additional structures within the street frontage. The display is contained within the extent of the existing building façade and does not project above the building.

The proposed advertising device will cover an existing upper-floor window serving a toilet. The toilet can be provided with mechanical ventilation complying with AS 1668.2, as permitted under the BCA. Accordingly, covering the window does not prevent compliant ventilation of the toilet.

The location provides visibility from the adjoining local road network while retaining the established building footprint, vehicle access and parking arrangements. The proposed configuration is suited to the commercial town centre setting and enables the electronic display to operate subject to appropriate illumination and display controls.

3 Planning Considerations

3.1 Compliance with Planning Scheme

The development site is located within the Centre Zone and subject to assessment against the relevant provisions of the Mareeba Shire Council Planning Scheme 2016.

The purpose of the Centre zone is to provide for a mix of uses and activities, including business, retail, professional, administrative, community, entertainment, cultural and residential activities. For Mareeba, the zone supports its role as a major regional activity centre accommodating the Shire's most significant concentration of business, retail, entertainment, government administration and community services.

The proposed advertising device is ancillary to the established commercial function of the town centre and will be integrated with the existing mixed-use building. The proposal does not alter the existing use, built form or development pattern of the site and is consistent with the commercial function and mixed-use character intended for the Centre zone.

The detailed assessment against the applicable provisions of the Centre zone code is provided in **Appendix 1**.

3.2 Level of Assessment

The proposed development constitutes Operational Work for an advertising device under the Mareeba Shire Council Planning Scheme 2016.

Table 5.8.1 – Operational work identifies Operational Work for an advertising device as Code Assessessable where the development does not meet the circumstances for accepted development subject to requirements. The proposed electronic LED advertising device does not satisfy the requirements for accepted development and is therefore subject to Code Assessment.

In accordance with Table 5.8.1, the applicable assessment benchmarks are:

- Centre Zone Code
- Advertising Devices Code

As the application is subject to Code Assessment, public notification is not required. The assessment is confined to the applicable assessment benchmarks identified by the Planning Scheme, with the detailed code assessment provided in **Appendix 1**.

3.3 Applicable Assessment Benchmarks

In accordance with Table 5.8.1 – Operational work of the Mareeba Shire Council Planning Scheme 2016, the applicable assessment benchmarks for the proposed development are the Centre zone code and Advertising devices code.

The Centre zone code is relevant to ensuring that development maintains the intended function, character and amenity of the Mareeba town centre. The proposed

advertising device is associated with the established commercial context of the site and is incorporated into the existing building without altering the existing land use, building footprint, access or parking arrangements.

The Advertising Devices Code provides the principal assessment benchmarks for the proposal, including the location, scale, design and illumination of advertising devices and their relationship with streetscape amenity and traffic safety. Particular consideration is required for the electronic display component and its operation in proximity to Rankin Street and Walsh Street.

Planning Scheme Policy 10 – Advertising Devices with an Electronic Display Component provides additional guidance for demonstrating compliance with the relevant performance outcomes of the Advertising devices code. The proposed display will operate in accordance with the applicable requirements relating to luminance, ambient light response, dwell times, transitions and the presentation of electronic content.

The detailed assessment provided at Appendix 1 demonstrates that the proposed development complies with the applicable assessment benchmarks of the Centre zone code and Advertising devices code.

3.4 Planning Scheme Overlays

The subject site has been reviewed against the applicable overlay mapping contained within the Mareeba Shire Council Planning Scheme 2016. The land is not affected by any Planning Scheme overlays.

Accordingly, no overlay codes are triggered as assessment benchmarks for the proposed development and no further overlay assessment is required.

3.5 State Interests and Referral

The subject site and proposed development have been reviewed against the relevant State mapping and referral provisions. No State interests affecting the proposed Operational Work have been identified and the proposal does not trigger referral under the Planning Regulation 2017.

Accordingly, the application does not require referral to the State Assessment and Referral Agency.

4 Planning Summary

The application seeks a Development Permit for Operational Work – Advertising Device for the installation of an electronic LED advertising device on the existing building at 64 Rankin Street, Mareeba.

The proposal is Code Assessable under the Mareeba Shire Council Planning Scheme 2016 and has been assessed against the applicable provisions of the Centre zone code and Advertising devices code. The electronic display will be operated in

accordance with the relevant requirements of Planning Scheme Policy 10 – Advertising Devices with an Electronic Display Component.

The assessment demonstrates that the proposed advertising device is appropriately located and designed for the existing town centre setting and achieves the applicable planning scheme requirements. Detailed assessment against the relevant codes is provided in **Appendix 1**.

5 Recommendation

It is the professional opinion of Scope Town Planning that the proposed Advertising Device at 64 Rankin Street satisfies the desired outcomes and requirements of the Mareeba Shire Planning Scheme (2016) and that this application should be fairly assessed and approved by Mareeba Shire Council with reasonable conditions.



Johnathan Burns
Senior Town Planner | Scope Town Planning

Appendix 1: Assessment Against the Planning Codes

OPERATIONAL WORK

Advertising Device

64 Rankin Street, Mareeba Qld. 4880

Lot 711 on M3565

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ABN: 90167476704

Appendix 1: Assessment against the Mareeba Shire Planning Codes

APPLICATION		PREMISES	
FILE NO:	26021	**ADDRESS:**	64 Rankin Street, Mareeba Qld. 4880
APPLICANT:	Aurelia and Andrew Rogato Atf Silver Valley Super Fund c/- STP	**RPD:**	Lot 711 on M3565
LODGED BY:	Scope Town Planning	**AREA:**	989m²
DATE LODGED:	September 2026	**OWNER :**	Aurelia and Andrew Rogato Atf Silver Valley Super Fund
TYPE OF APPROVAL:	Operational Work		
PROPOSED DEVELOPMENT:	Advertising Device		
PLANNING SCHEME:	Mareeba Shire Council Planning Scheme (2016 M.Amdt. 1)		
ZONE:	Centre Zone		
LEVEL OF ASSESSMENT:	Code		
SUBMISSIONS:	N/A		

As identified in Part 5 of the Planning Scheme, this development is required to satisfy the Performance Outcomes of the following Codes:

6.2.1 Centre Zone Code
9.4.1 Advertising Devices Code



6.2.1 Centre Zone Code

The development site is located within the Centre Zone of the Mareeba Shire Planning Scheme (2016).



6.2.1.3 Criteria for assessment

Table 6.2.1.3A—Centre zone code - For accepted development subject to requirements and assessable development.

Performance outcomes	Acceptable outcomes	Comments
PO1 Building height takes into consideration and respects the following: (a) the height of existing buildings on adjoining premises; (b) the development potential, with respect to height, on adjoining premises; (c) the height of buildings in the vicinity of the site; (d) access to sunlight and daylight for the site and adjoining sites; (e) privacy and overlooking; and (f) site area and street frontage length.	**AO1** Development has a maximum building height of: (a) 8.5 metres; and (b) 2 storeys above ground level.	**Not Applicable** No building work or new buildings are proposed as part of the development. The proposal is limited to the installation of a wall-mounted electronic advertising device on the existing building. Accordingly, the building height requirements of AO1 are not applicable to the proposed Operational Work.
PO2 Development is sited in a manner that considers and respects: (a) the siting and use of adjoining premises; (b) access to sunlight and daylight for the site and adjoining sites; (c) privacy and overlooking; (d) opportunities for casual surveillance of adjoining public spaces; (e) air circulation and access to natural breezes; (f) appearance of building bulk; and (g) relationship with pedestrian spaces.	**AO2.1** Buildings are built to the road frontage/s of the site. Note—Awning structures may extend into the road reserve where provided in accordance with **PO5**.	**Not Applicable** No new building or alteration to the siting of the existing building is proposed. The development is limited to a wall-mounted advertising device on the existing building. Accordingly, the requirement for buildings to be built to the road frontage is not applicable to the proposed Operational Work.
	AO2.2 Buildings are setback and boundary treatment(s) are undertaken in accordance with **Table 6.2.1.3B**.	**Not Applicable** The proposal does not involve a new building, changes to existing building setbacks or new boundary treatments. Accordingly, the building setback and boundary treatment requirements of Table 6.2.1.3B are not applicable to the proposed Operational Work.

PO3 The density of Accommodation activities: (a) contributes to housing choice and affordability; (b) respects the nature and density of surrounding land use; (c) does not cause amenity impacts beyond the reasonable expectation of the planned accommodation density for the centre; and (d) is commensurate to the scale and frontage of the site.	**AO3** Development provides a maximum density for Accommodation activities of: (a) 1 dwelling or accommodation unit per 120m^2 site area; and (b) 1 bedroom per 60m^2 site area.	**Not Applicable** No new dwellings, accommodation units or bedrooms are proposed. The existing accommodation density of the site will remain unchanged. Accordingly, the maximum density requirements for Accommodation activities under AO3 are not applicable.
PO4 Buildings and structures occupy the site in a manner that: (a) makes efficient use of land; (b) is consistent with the bulk and scale of surrounding buildings; and (c) appropriately balances built and natural features.	**AO4** Site cover does not exceed 90%.	**Complies** The proposal is limited to the installation of a wall-mounted electronic advertising device on the existing building and does not introduce any new building footprint or freestanding structure. The device is integrated with the existing built form and contained within the extent of the existing façade. Accordingly, the proposal makes efficient use of the developed site without altering the established bulk and scale of the building or the existing balance between built and natural features.

For assessable development		
Building design		
PO5 Building facades are appropriately designed to: (a) provide an active and vibrant streetscape; (b) include visual interest and architectural variation; (c) maintain and enhance the character of the surrounds; (d) provide opportunities for casual surveillance; (e) include a human scale; and (f) encourage occupation of outdoor	**AO5.1** Buildings address and provide pedestrian entrances to: (a) the primary pedestrian frontage where a single frontage lot or multiple frontage lot that is not a corner lot; (b) the primary and secondary frontages where a corner lot, with a pedestrian entrance provided on each frontage and/or as part of a corner truncation; and (c) any adjoining public place, with the main entrance provided on this boundary.	**Not Applicable** The proposal does not involve construction of a new building or alteration to the existing pedestrian entrances or the manner in which the existing building addresses its street frontages. Accordingly, the pedestrian entrance requirements of AO5.1 are not applicable to the proposed Operational Work.
	AO5.2 Building frontages: (a) are broken into smaller, 10 metre wide components by doors, display windows, pillars and structural elements; (b) are articulated with projections and recesses; (c) include windows where the bottom of the window is located between 0.6 metres and 0.9 metres above the footpath level; and (d) have a minimum 40% of the building facade facing the street is comprised of windows that are not painted or treated to obscure transparency.	**Not Applicable** No new building frontages, doors, windows, structural elements or façade articulation are proposed. The development is limited to installation of the advertising device on the existing façade. Accordingly, the detailed building frontage design requirements of AO5.2 are not applicable.

	AO5.3 Buildings incorporate cantilevered awnings that are: (a) provided along the full length of the building's frontage to the street; (b) set back 0.6 metres from the face of the kerb or to match the alignment of the awning/s of the adjoining building/s; (c) a minimum of 3 metres and a maximum of 4.2 metres above the finished level of the footpath from the underside of the awning; and (d) truncated at the corner with a 2 metre single cord truncation where located on a corner site.	**Not Applicable** The proposal does not involve construction or alteration of an awning. The existing building and its awning arrangements remain unchanged. Accordingly, the cantilevered awning requirements of AO5.3 are not applicable to the proposed Operational Work.
PO6 Development complements and integrates with the established built character of the Centre zone, having regard to: (a) roof form and pitch; (b) eaves and awnings; (c) building materials, colours and textures; and (d) window and door size and location.	**AO6** No acceptable outcome is provided.	**Complies** The proposal is limited to the installation of a wall-mounted electronic advertising device on the existing building façade. The device is contained within the extent of the existing façade and does not project above the building. It does not alter the existing roof form or pitch, eaves or awnings, or the broader material and architectural treatment of the building.
Accommodation activities		
PO7 Accommodation activities are appropriately located in buildings in the Centre zone, having regard to: (a) the use of adjoining premises; and (b) the provision of an active and vibrant streetscape.	**AO7** Accommodation activities are located above the ground floor.	**Not Applicable** The proposal does not involve an Accommodation activity or any change to the location or operation of existing accommodation activities on the site.

Amenity		
PO8 Development must not detract from the amenity of the local area, having regard to: (a) noise; (b) hours of operation; (c) traffic; (d) advertising devices; (e) visual amenity; (f) privacy; (g) lighting; (h) odour; and (i) emissions.	**AO8** No acceptable outcome is provided.	**Complies** The proposal will not alter the existing use, access or parking arrangements or generate additional traffic, noise, odour or emissions. The advertising device is integrated with the existing building façade, and the electronic display incorporates brightness controls and will operate in accordance with Planning Scheme Policy 10. Accordingly, the proposal will not detract from the amenity of the local area with respect to advertising, visual amenity, privacy or lighting
PO9 Development must take into account and seek to ameliorate any existing negative environmental impacts, having regard to: (a) noise; (b) hours of operation; (c) traffic; (d) advertising devices; (e) visual amenity; (f) privacy; (g) lighting; (h) odour; and (i) emissions.	**AO9** No acceptable outcome is provided.	**Complies** The proposal is limited to the installation of an advertising device on an existing building and does not alter the established use or introduce additional noise, traffic, odour or emissions. The device is integrated with the existing façade, incorporates brightness controls and will operate in accordance with Planning Scheme Policy 10 to manage potential visual and lighting impacts. Accordingly, the proposal does not exacerbate existing environmental impacts

9.4.1 Advertising Devices Code

The proposed development is assessable against the provisions of the Advertising Devices Code of the Mareeba Shire Planning Scheme.

9.4.1.3 Criteria for assessment

Table 9.4.1.3A - Advertising Devices Code - For accepted development subject to requirements and assessable development

Performance outcomes	Acceptable outcomes	Compliance
For accepted development subject to requirements and assessable development		
Public safety		
PO1 Advertising devices are designed, sited and constructed to maintain the efficient function of road infrastructure and not impede safe vehicular and pedestrian movements.	**AO1.1** Advertising devices do not: (a) resemble traffic control devices; or (b) give instructions to traffic; or (c) resemble a hazard or warning light through colour or method of operation, if visible from a road; or (d) cause interference with the visibility and effectiveness of hazard or warning lights; or (e) encroach onto any part of a road, road reserve, pedestrian or cycle path; or (f) incorporate highly reflective materials and finishes; or (g) cause significant visual or physical obstruction of, or distraction to, vehicular or pedestrian traffic.	**Complies** The proposed advertising device does not resemble or provide instructions associated with traffic control devices or hazard and warning lights, and is contained wholly within the existing building frontage without encroaching into the road reserve or pedestrian areas. The device does not incorporate highly reflective materials or finishes. Its electronic display will be subject to the applicable controls for luminance, content and transitions to avoid significant distraction to vehicular or pedestrian traffic.

Character and amenity		
PO2 Advertising devices are designed and located to: (a) avoid visual clutter; (b) avoid overshadowing of adjoining premises or public places; (c) prevent loss of daylight or sunlight access for nearby uses; (d) be consistent with the built and natural character of the immediate surrounds; and (e) allow for the identification of premises, uses and business.	**AO2.1** Advertising devices: (a) do not move, revolve, strobe or flash; (b) are not painted or erected on a roof (excluding awnings) or structure (such as a silo or tank); (c) do not incorporate overt or explicit language or visual content that is likely to be offensive to the general public; (d) primarily advertise a business and/or commercial premises rather than products; (e) are located on the property to which the advertising relates; (f) do not protrude above the roofline or parapet; and (g) are limited to those devices identified in **Table 9.4.1.3B**.	**Complies** The proposed advertising device is a fixed wall-mounted electronic display that will not move, revolve, strobe or flash and will not protrude above the existing roofline. The device is not erected or painted on the roof and will be used primarily to advertise businesses operating from the subject premises, together with occasional community events. The display will be operated subject to controls governing the presentation and transition of electronic content.
	AO2.2 The number, type and design of advertising devices complies with **Table 9.4.1.3D.**	**Complies with PO2** The proposal is a Wall sign with a face area of approximately 8.4 m², exceeding the 2.5 m² maximum face area specified for Wall signs in the Centre zone under Table 9.4.1.3D. The proposal comprises a single wall-mounted advertising device integrated with the existing building façade, avoiding unnecessary structures or visual clutter. Its location below the roofline does not result in overshadowing or materially affect daylight or sunlight access to adjoining premises or public spaces. The device is located within the established Mareeba town centre and is compatible with the commercial character and built form of the immediate surrounds. Accordingly, the proposal achieves PO2.

For assessable development		
Character and amenity		
PO3 Advertising devices are: (a) designed and engineered to a standard that satisfies the wind classification for the particular area; (b) appropriately secured and supported so as to cause no injury or damage to persons or property; (c) not displayed on or attached to a tree, roadside pole or official traffic or safety sign; and (d) appropriately separated from any electricity infrastructure.	**AO3** No acceptable outcome is provided.	**Complies** The advertising device will be designed, engineered, secured and installed to the required standards, including the applicable wind classification for the area. The device will not be attached to a tree, roadside pole or official traffic or safety sign and will be appropriately separated from electricity infrastructure.
PO4 Freestanding advertising devices, where located on land fronting a state-controlled road, are appropriately located and designed to: (a) not impact on the safety and efficiency of the state controlled road network; and (b) preserve rural character and landscape values.	**AO4.1** Freestanding advertising devices: (a) have a maximum sign face area of $18m^2$ and a maximum sign face width of 6 metres; (b) are sited a minimum of 1 kilometre from all existing freestanding advertising devices whether or not they are on the same side of the road; (c) are of a design and colour that is compatible with existing adjacent development; and (d) are only located on properties with frontage to either side of the sections of State-controlled road identified in **Table 9.4.1.3C**.	**Not Applicable** The proposal does not involve a freestanding advertising device.