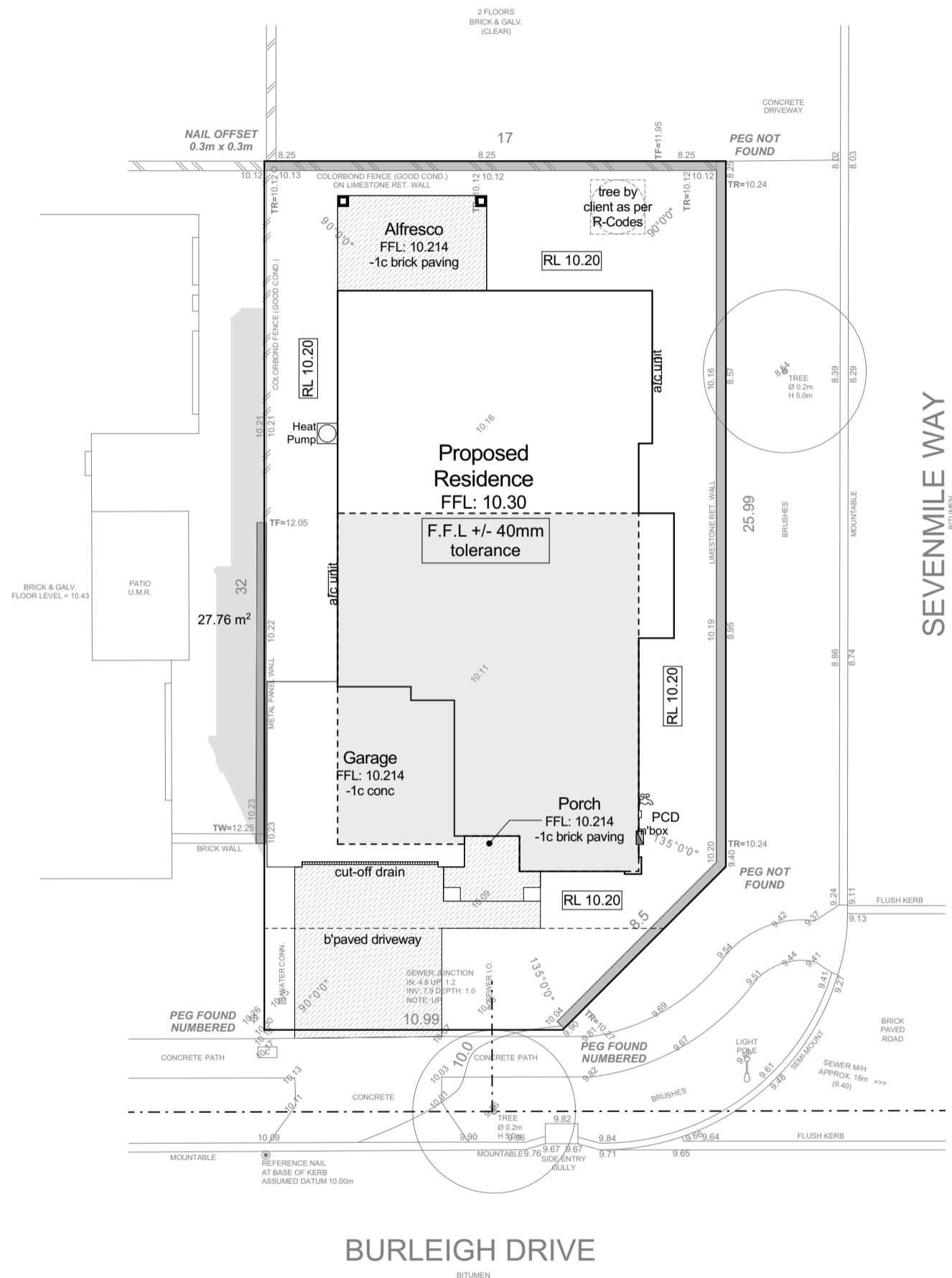
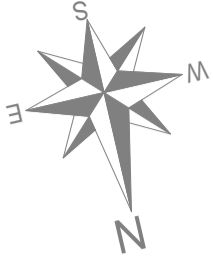


⊕	POWER DOME
⊙	POWER POLE
⊠	PHONE PITS
⊞	WATER CONN.
TP	TOP PILLAR/POST
TW	TOP WALL
TR	TOP RETAINING
TF	TOP FENCE



NOTE:
NOTIFICATION.
REFER TO SEC 165 T.P.D. ACT
SEE DOCUMENT Q502375
BUSHFIRE MANAGEMENT PLAN

LOT MISCLOSE
0.001 m

DISCLAIMER:
Lot boundaries drawn on survey are based on landgate plan only. Survey does not include title search and as such may not show easements or other interests not shown on plan. Title should be checked to verify all lot details and for any easements or other interests which may affect building on the property.

DISCLAIMER:
Survey does not include verification of cadastral boundaries. All features and levels shown are based on orientation to existing pegs and fences only which may not be on correct cadastral alignment. Any designs based or dependent on the location of existing features should have those features' location verified in relation to the true boundary.

DISCLAIMER:
Survey shows visible features only and will not show locations of underground pipes or conduits for internal or mains services. Verification of the location of all internal and mains services should be confirmed prior to finalisation of any design work.

DISCLAIMER:
Cottage & Engineering surveys accept no responsibility for any physical on site changes to the parcel or portion of the parcel of land shown on this survey including any adjoining neighbours levels and features that have occurred after the date on this survey. All Sewer details plotted from information supplied by Water Corporation.

THE COPYRIGHT OF THIS DESIGN IS THE SOLE PROPERTY OF ABN Residential WA PTY. LTD. TRADING AS WEBB & BROWN-NEAVES AND THERE IS NO IMPLIED LICENCE FOR ITS USE FOR ANY PURPOSE BC5409 ©



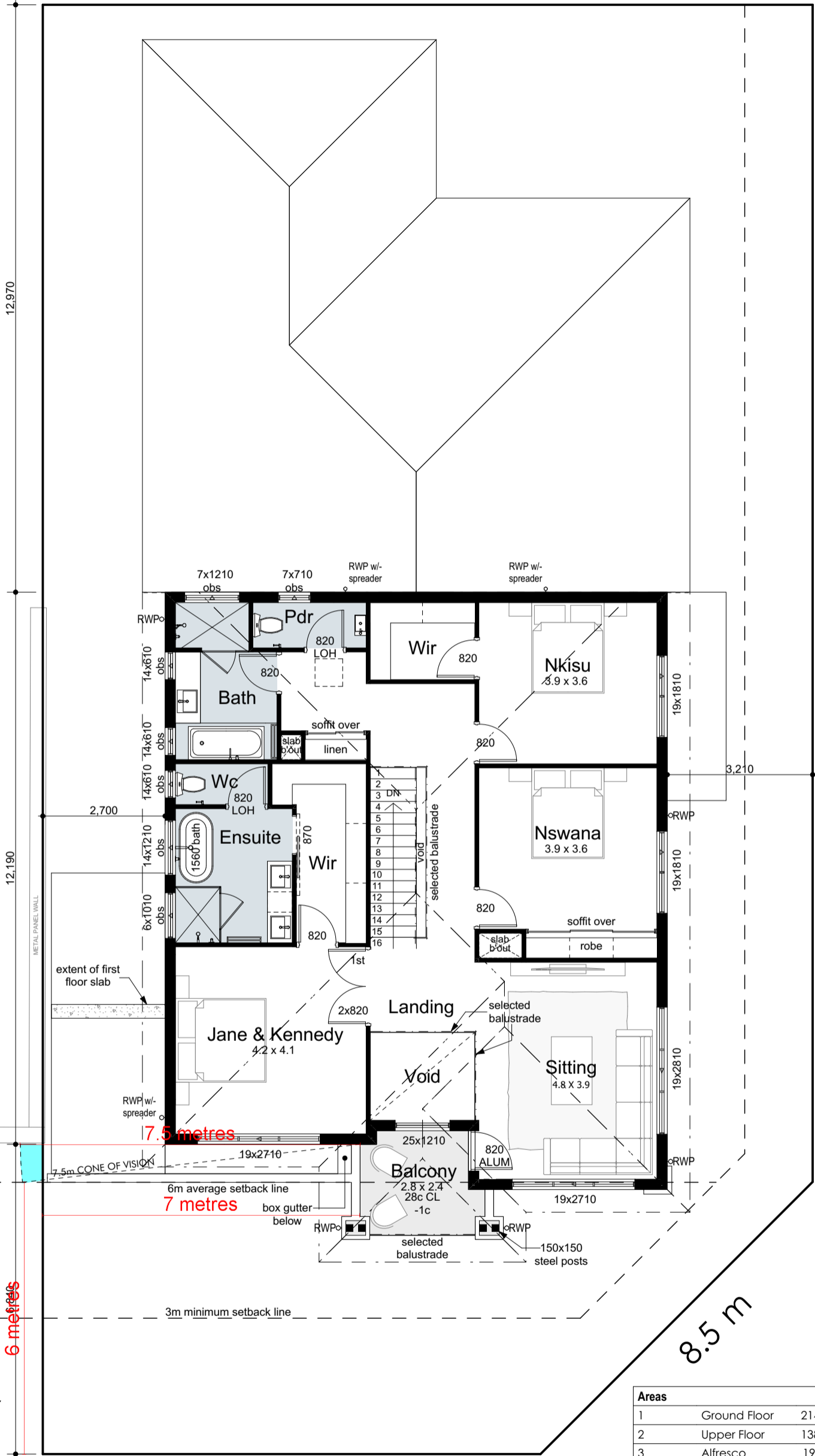
WEBB & BROWN-NEAVES

CLIENT K Machona
ADDRESS Lot 1458 Burleigh Drive BURNS BEACH
JOB NUMBER 18379
CONSULTANT Nick Monzu

CONCEPTS		
1	07/10/25	MRM
2	16/10/25	MRM
3	12/12/25	MRM
4	27/01/26	MRM
5	05/03/26	MRM

CLIENT _____
CLIENT _____
BUILDER _____

17.0m



PLANNING APPROVAL NOTES:

IS PLANNING REQD - Yes

NON COMPLIANCE ITEMS:

- Vehicular access from primary street in lieu of secondary street
- 7.0m setback to balcony in lieu of 7.5m

CLIENT ACKNOWLEDGMENT OF NON COMPLIANCE

Although WB Homes tries to understand all R-Codes, Design guidelines, Local Government policies and developers requirements, we cannot guarantee every requirement has been taken into consideration. Any non-compliance to the R-codes and/or Local Government is subject to approval from the Local Government authority. Justifications of non-compliance does not guarantee that approval will be granted and changes to the design maybe required. Delays in receiving building/planning approvals due to non-compliance of the R-Codes and/or Local Planning policies may result in price increases.

The client acknowledges the items listed under the non-compliance notes above.

Client

Client

GREEN TITLE SITE / SURVEY STRATA SITE

DESIGN NOTES

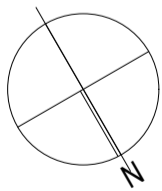
ROOF 24°43' GF Roof Pitch
24°43' UF Roof Pitch
Metal ROOF

32c ceilings to Ground Floor
28c Ceilings to Upper Floor

SITE REQUIREMENTS

ZONING - R20

SITE AREA - 526sqm



Shows extent of potential overlooking from the upper floor balcony into 91 Burleigh Drive behind its front setback area

Areas		Perimeter
1	Ground Floor	214.56 68.96m
2	Upper Floor	138.97 49.16m
3	Alfresco	19.22
3	Double Garage	44.98
4	Balcony	6.66
4	Porch	6.69
TOTAL		431.08 m²

THE COPYRIGHT OF THIS DESIGN IS THE SOLE PROPERTY OF ABN Residential WA PTY. LTD. TRADING AS WEBB & BROWN-NEAVES AND THERE IS NO IMPLIED LICENCE FOR ITS USE FOR ANY PURPOSE BC5409 ©



WEBB & BROWN-NEAVES

CLIENT K Machona
ADDRESS Lot 1458 Burleigh Drive BURNS BEACH
JOB NUMBER 18379
CONSULTANT Nick Monzu

CONCEPTS

1	07/10/25	MRM
2	16/10/25	MRM
3	12/12/25	MRM
4	27/01/26	MRM
5	05/03/26	MRM

CLIENT _____
CLIENT _____
BUILDER _____



E1 Front Elevation
1:100



E2 Side Elevation
1:100



WEBB & BROWN-NEAVES

CLIENT K Machona
 ADDRESS Lot 1458 Burleigh Drive BURNS BEACH
 JOB NUMBER 18379
 CONSULTANT Nick Monzu

CONCEPTS		
1	07/10/25	MRM
2	16/10/25	MRM
3	12/12/25	MRM
4	27/01/26	MRM
5	05/03/26	MRM

CLIENT _____
 CLIENT _____
 BUILDER _____

THE COPYRIGHT OF THIS DESIGN IS THE SOLE PROPERTY OF ABN Residential WA PTY. LTD. TRADING AS WEBB & BROWN-NEAVES AND THERE IS NO IMPLIED LICENCE FOR ITS USE FOR ANY PURPOSE BC5409 ©



E3 Rear Elevation
1:100



E4 Side Elevation
1:100



WEBB & BROWN-NEAVES

CLIENT K Machona
 ADDRESS Lot 1458 Burleigh Drive BURNS BEACH
 JOB NUMBER 18379
 CONSULTANT Nick Monzu

CONCEPTS

1	07/10/25	MRM
2	16/10/25	MRM
3	12/12/25	MRM
4	PCV1 27/01/26	MRM
5	PCV2 05/03/26	MRM

CLIENT	_____
CLIENT	_____
BUILDER	_____

THE COPYRIGHT OF THIS DESIGN IS THE SOLE PROPERTY OF ABN Residential WA PTY. LTD. TRADING AS WEBB & BROWN-NEAVES AND THERE IS NO IMPLIED LICENCE FOR ITS USE FOR ANY PURPOSE BC5409 ©