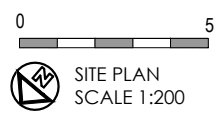


OVERSHADOWING
=71M2=10%

AREA STATS	
EXISTING HOUSE	145m2
PROPOSED	
GARAGE + STORE	102.5m2
BACK EXTENSION	40m2

SITE STATS	
SITE AREA	767m2
ZONING	R20
BUILT AREA	205m2
SITE COVER	26%



GENERAL NOTES.

DO NOT SCALE OFF DRAWINGS.
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THESE DRAWINGS ARE TO BE READ WITH THE ENGINEERING DRAWINGS AND SPECIFICATIONS. THE BUILDER/CONTRACTOR IS TO CONSTRUCT ALL WORK IN COMPLIANCE WITH THE BCA , THE "R" CODES , THE NATIONAL BUILDING CODES AND ANY LOCAL AUTHORITY REGULATIONS.

ENGELS
BUILDING DESIGN & DRAFTING

MOBILE +61 431 007 708;
EMAIL: info@engelsgroup.com.au

ISSUED FOR: DEVELOPMENT APPROVAL

CLIENT:
MR AND MRS IVEY

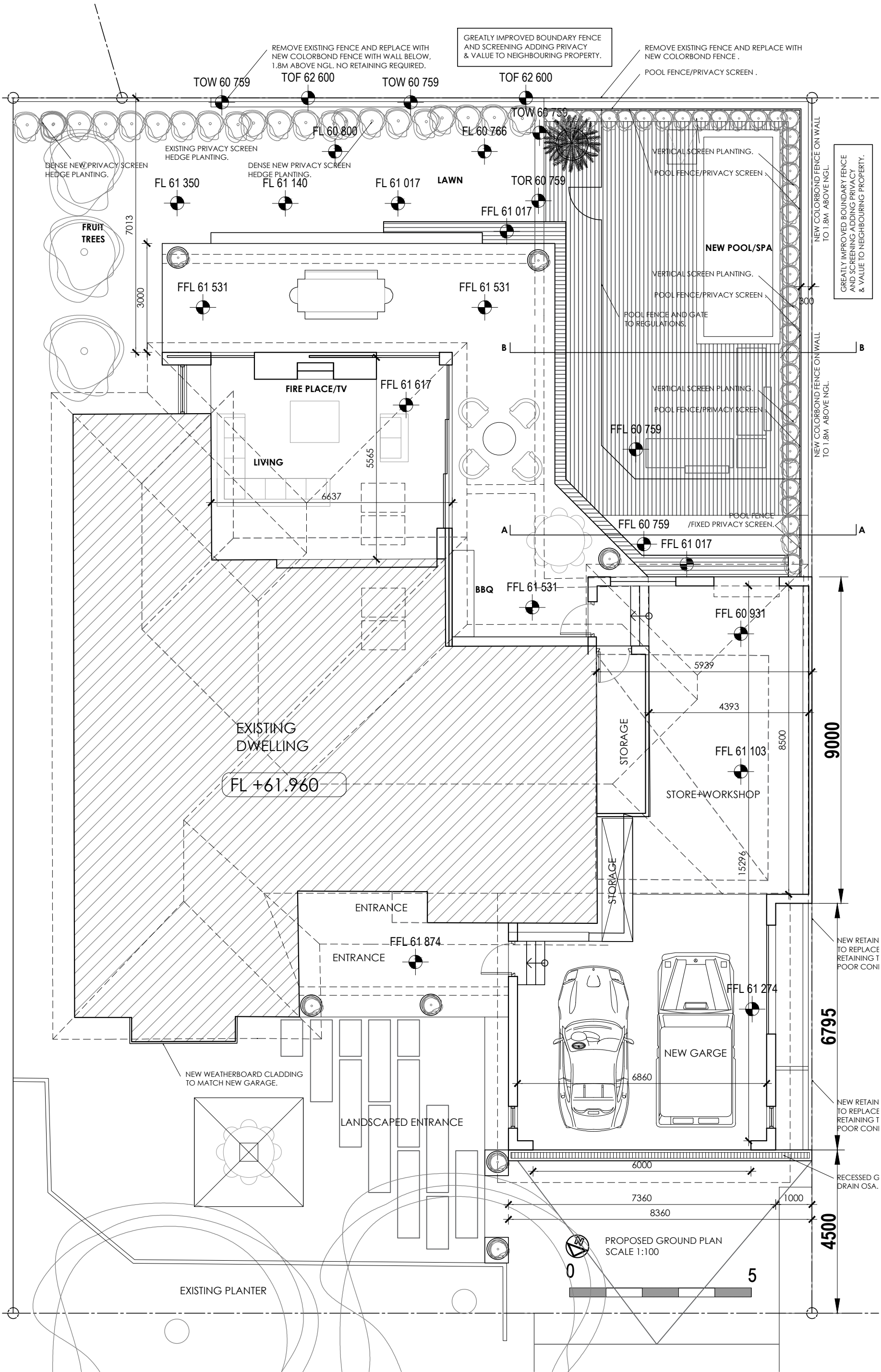
PROJECT: ALTERATIONS AND ADDITIONS.

DRAWING: SITE PLAN

ADDRESS: LOT 163
6 WOODVIEW COURT,
EDGEWATER, WA 6027.

DWG NO: **01** REV: R4

DATE: **01/11/23**



PROJECT: ALTERATIONS AND ADDITIONS TO AN EXISTING HOME.

DRAWING: GROUND FLOOR PLAN

DWG NO: 02

REV: R4

DATE: 01/11/23

CLIENT: MR AND MRS IVEY.

ADDRESS: LOT 163
6 WOODVIEW COURT.
EDGEWATER, WA 6027.

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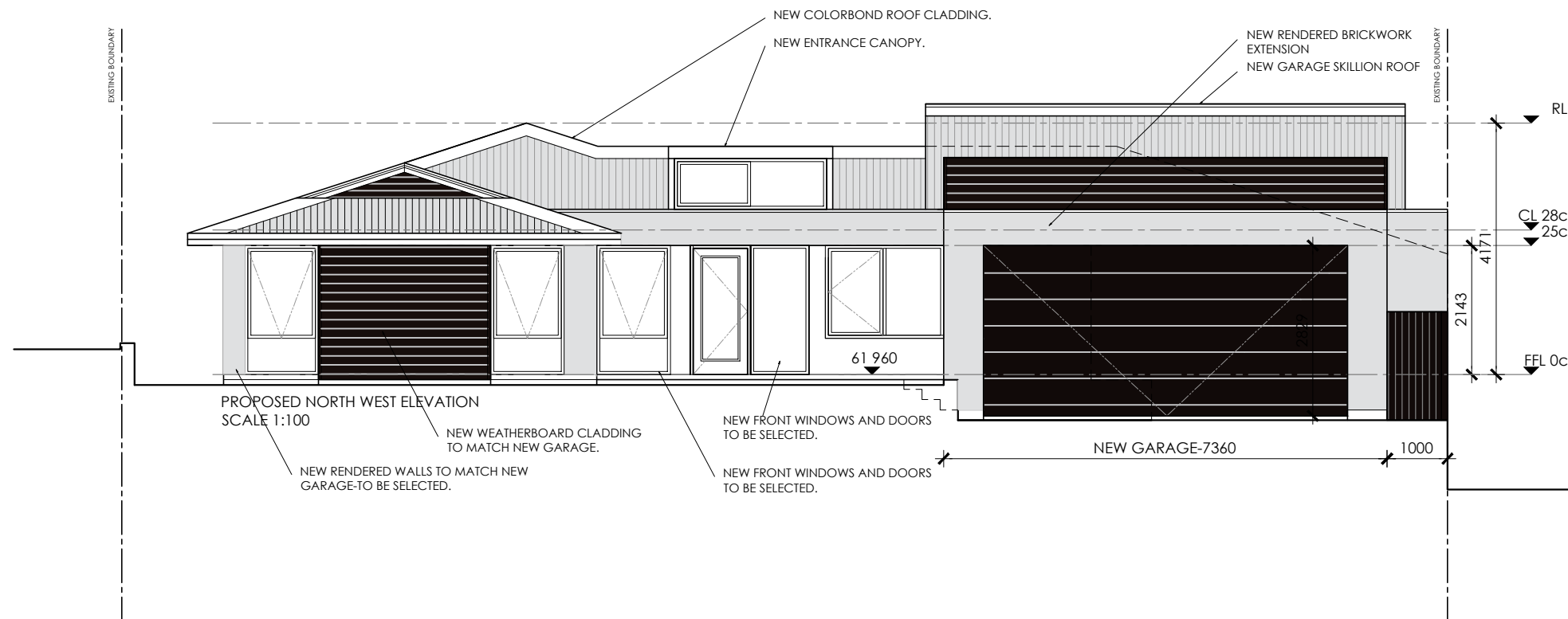
GENERAL NOTES.

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EXTERIOR COLOUR SCHEDULE	
COLOURS SHOWN ARE INDICATIVE ONLY	
	ALL NEW RENDERED BRICKWORK. DULUX LIGHT RICE QUATER S13D1Q /TRANQUIL RETREAT (OSA).
	COLORBOND CUSTOM ORB. ROOFING EVENING HAZE/SURFMIST (OSA).
	JAMES HARDIE-LINEA 150 WEATHER BOARDS DULUX SANDALWOOD S14D8/MEERKAT S11B9/WESTERN MYALL (OSA).
	GARAGE DOOR+BOUNDARY FENCES, PLINTH. DULUX NAMANDJI/MONUMENT.
	ALUMINUM FRAMED DOORS & WINDOWS, ENTRANCE WALL,FACIAS+RAINWATERGOODS. DULUX VIVID WHITE
	NATURAL BLOND TIMBER FRAMES TO NEW BACK EXTERNAL SLIDING AND POCKET DOORS.

GENERAL NOTES.

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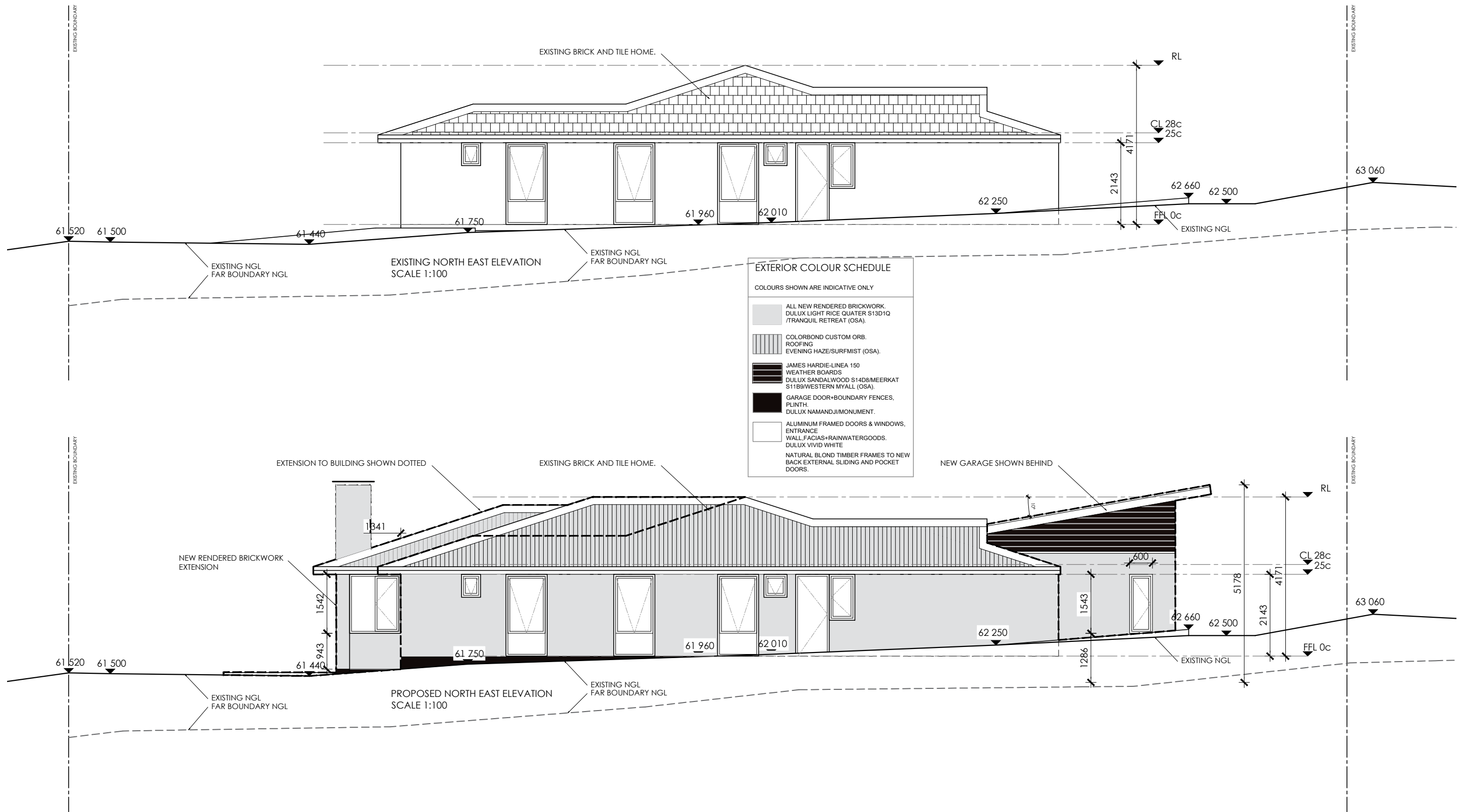
CLIENT:
MR AND MRS IVEY.

ADDRESS: LOT 163
6 WOODVIEW COURT.
EDGEWATER, WA 6027.

PROJECT: ALTERATIONS AND ADDITIONS TO AN
EXISTING HOME.

DRAWING: ELEVATIONS

DWG NO:	REV:	DATE:
03	R4	01/11/23



GENERAL NOTES.

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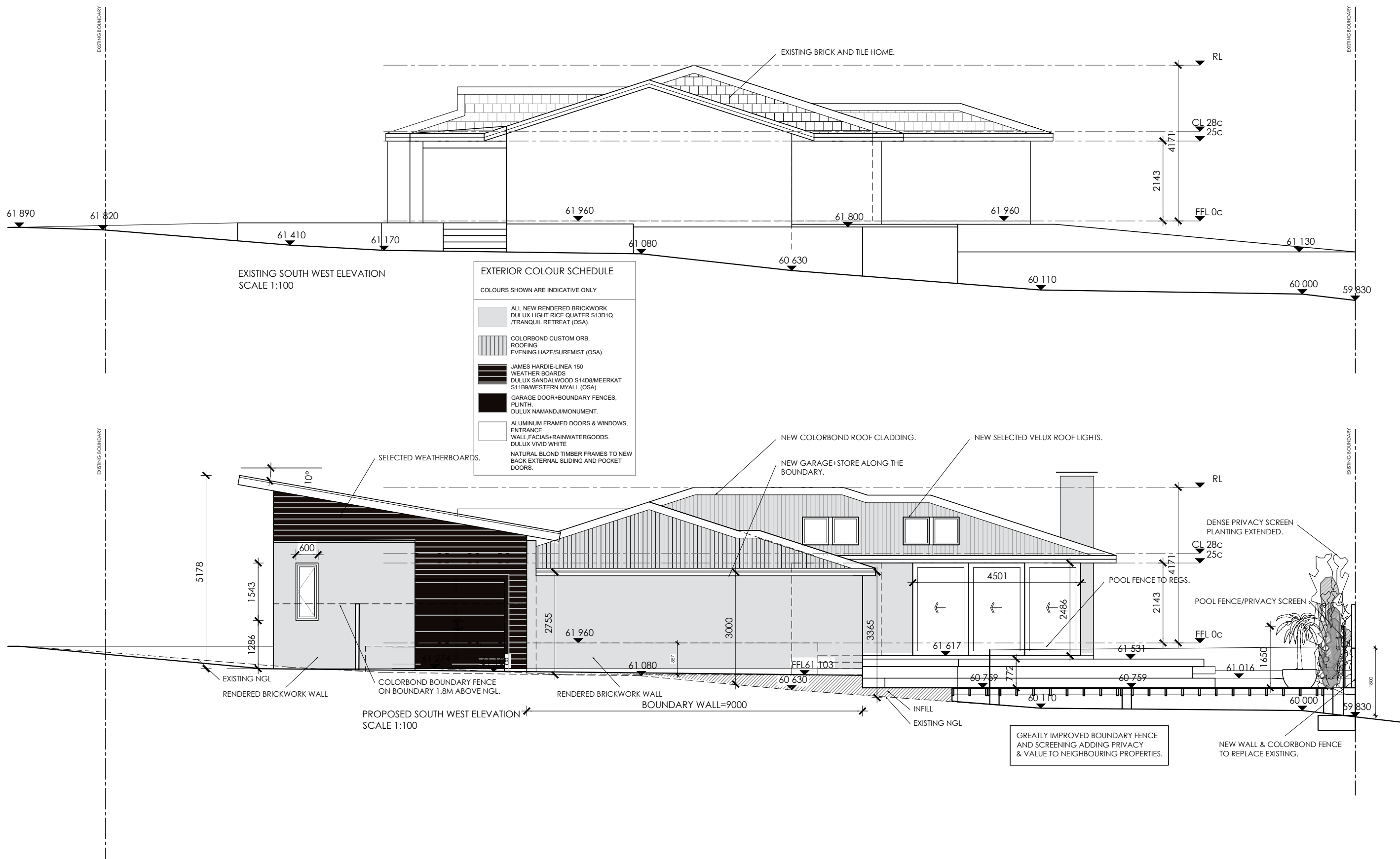
CLIENT:
MR AND MRS IVEY.

ADDRESS: LOT 163
 6 WOODVIEW COURT.
 EDGEWATER, WA 6027.

PROJECT: ALTERATIONS AND ADDITIONS TO AN EXISTING HOME.

DRAWING: ELEVATIONS

DWG NO:	REV:	DATE:
05	R4	01/11/23



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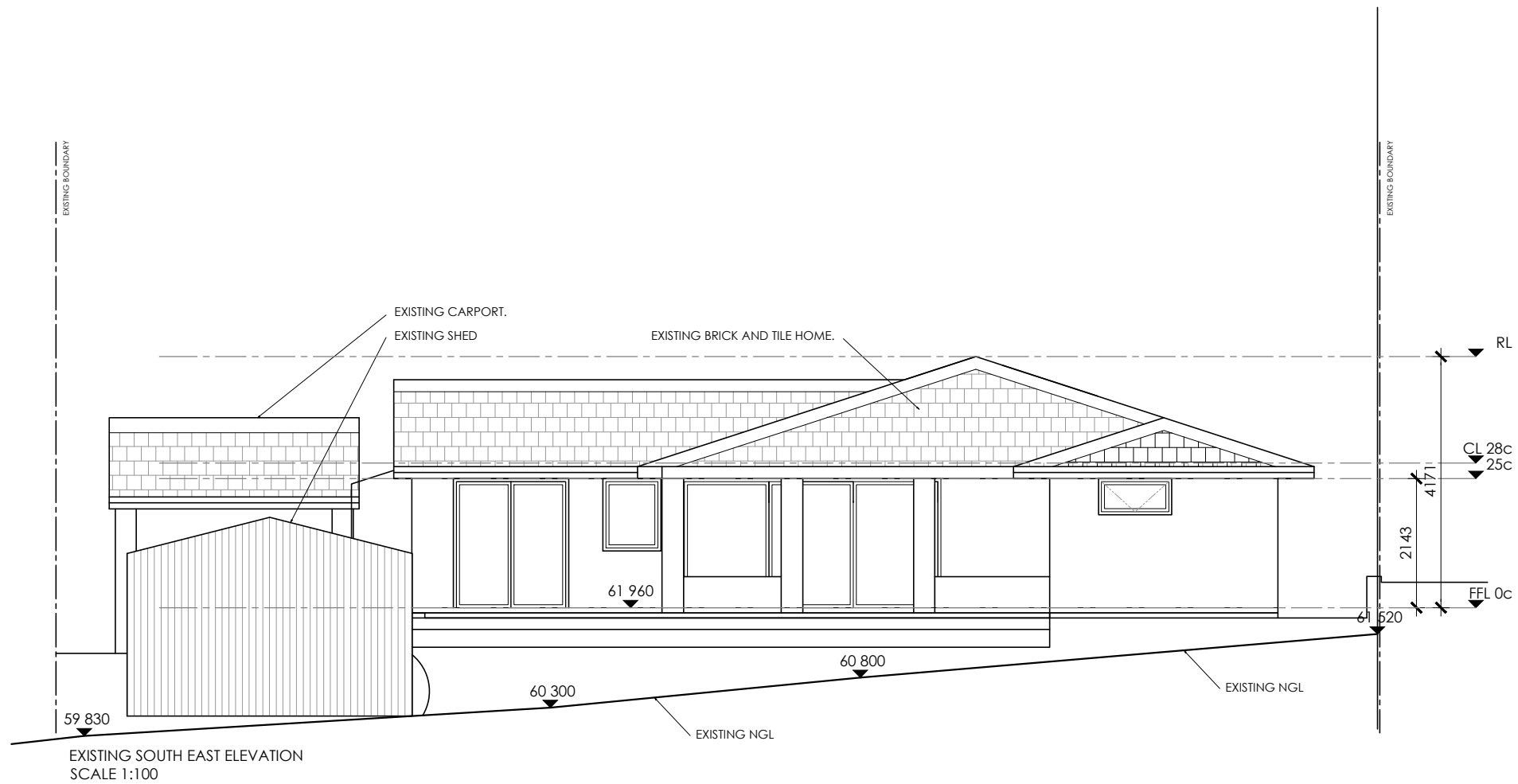
ISSUED FOR: DEVELOPMENT APPROVAL

CLIENT:
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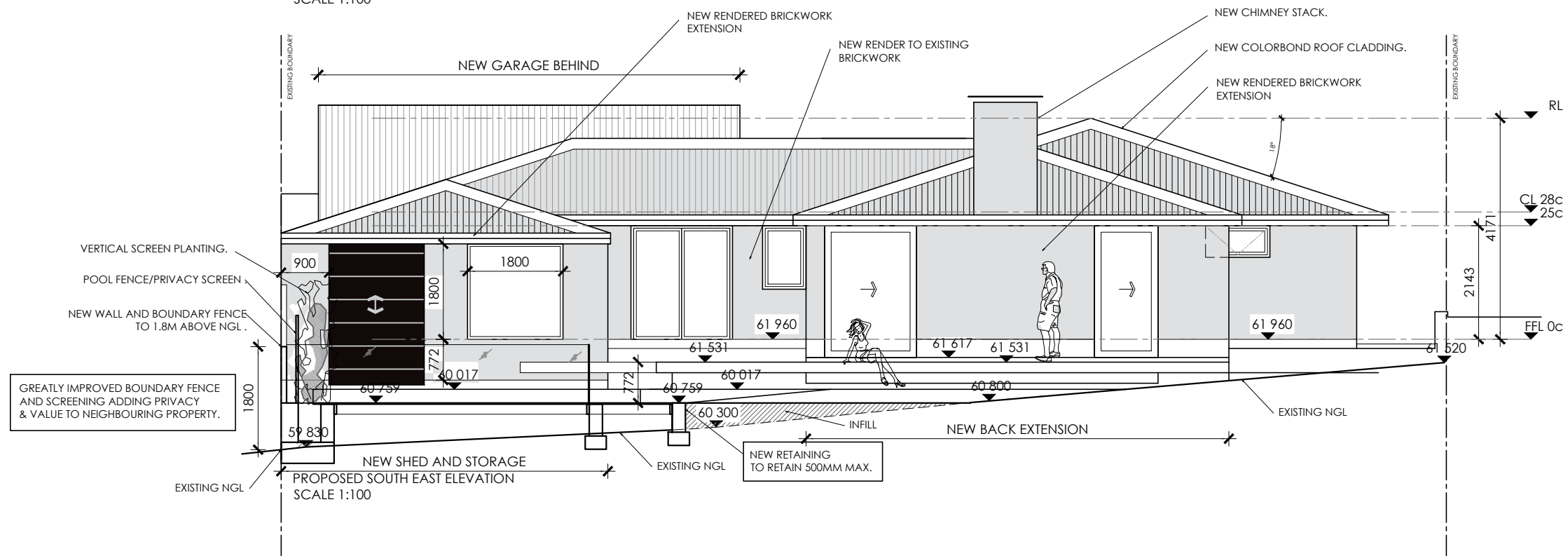
ADDRESS: LOT 163
**6 WOODVIEW COURT.
EDGEWATER, WA 6027.**

PROJECT: ALTERATIONS AND ADDITIONS TO AN EXISTING HOME.
DRAWING: **ELEVATIONS**

DWG NO:	REV:	DATE:
04	R4	01/11/23



EXISTING SOUTH EAST ELEVATION
SCALE 1:100



PROPOSED SOUTH EAST ELEVATION
SCALE 1:100

EXTERIOR COLOUR SCHEDULE	
COLOURS SHOWN ARE INDICATIVE ONLY	
[Solid Grey Box]	ALL NEW RENDERED BRICKWORK. DULUX LIGHT RICE QUATER S13D1Q /TRANQUIL RETREAT (OSA).
[Hatched Box]	COLORBOND CUSTOM ORB. ROOFING EVENING HAZE/SURFMIST (OSA).
[Dark Grey Box]	JAMES HARDIE-LINEA 150 WEATHER BOARDS DULUX SANDALWOOD S14D8/MEERKAT S11B9/WESTERN MYALL (OSA).
[Black Box]	GARAGE DOOR+BOUNDARY FENCES, PLINTH, DULUX NAMANDJIMONUMENT.
[White Box]	ALUMINUM FRAMED DOORS & WINDOWS, ENTRANCE WALL FACIAS+RAINWATERGOODS. DULUX VIVID WHITE
[White Box]	NATURAL BLOND TIMBER FRAMES TO NEW BACK EXTERNAL SLIDING AND POCKET DOORS.

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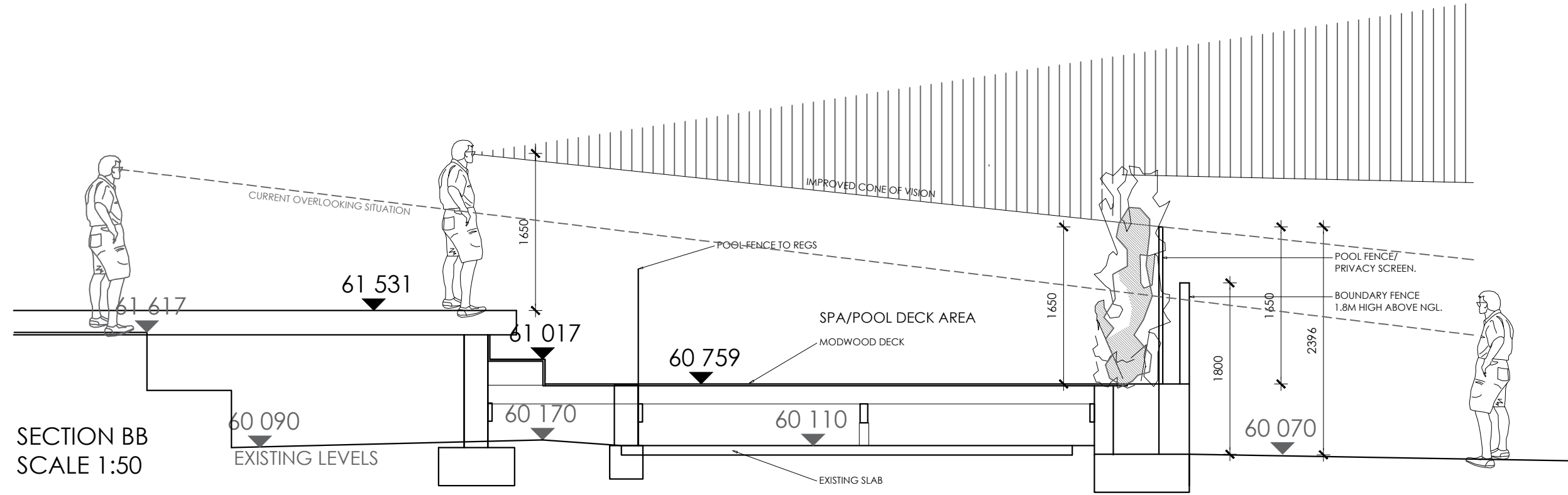
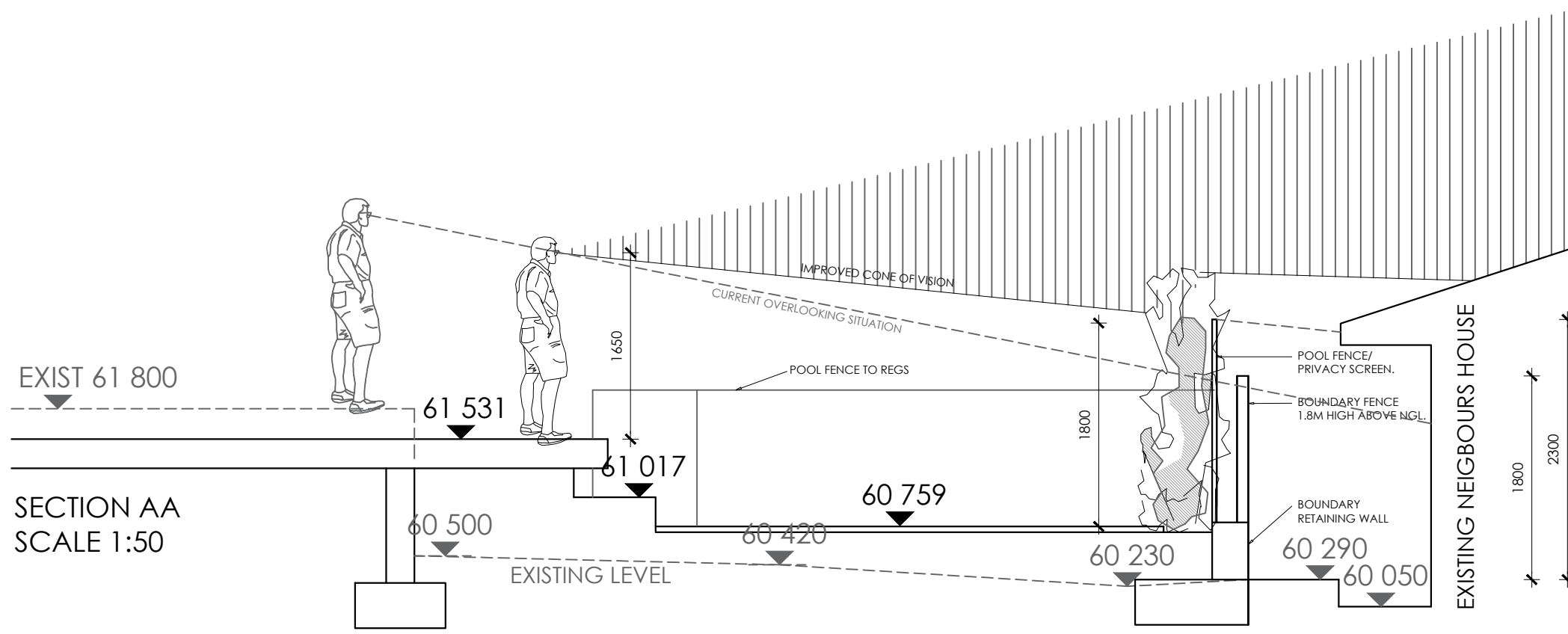
CLIENT:
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ADDRESS: LOT 163
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PROJECT: ALTERATIONS AND ADDITIONS TO AN
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DRAWING: **ELEVATIONS**

DWG NO:	REV:	DATE:
06	R4	01/11/23



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CLIENT:
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ADDRESS: LOT 163
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 EDGEWATER, WA 6027.

PROJECT: ALTERATIONS AND ADDITIONS TO AN EXISTING HOME.

DRAWING: **SECTIONS**

DWG NO:	REV:	DATE:
07	R4	01/11/23