

DEVELOPMENT APPLICATION


Lot 179 (#47)
Spring Way,
Hillarys

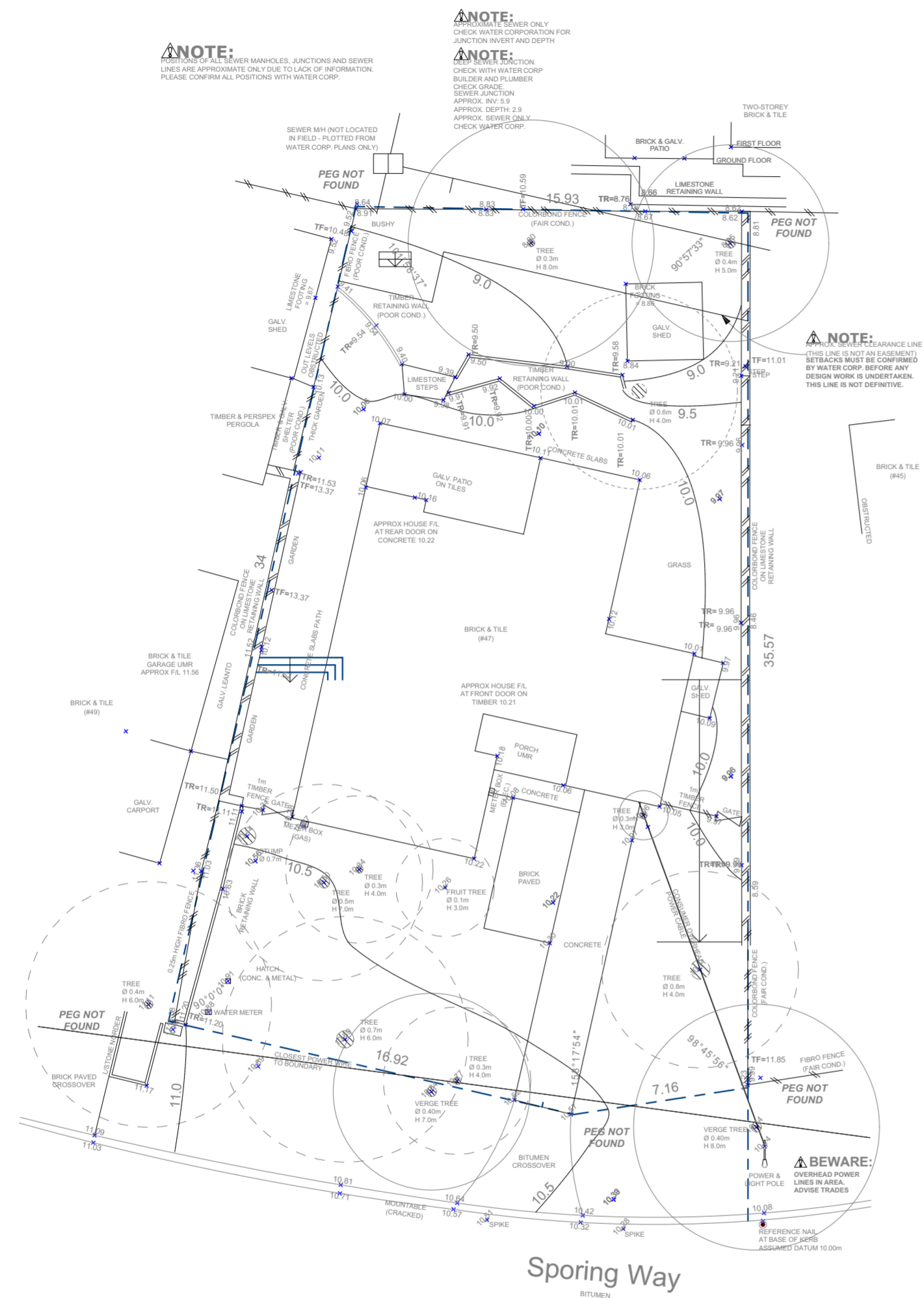
Layout Index

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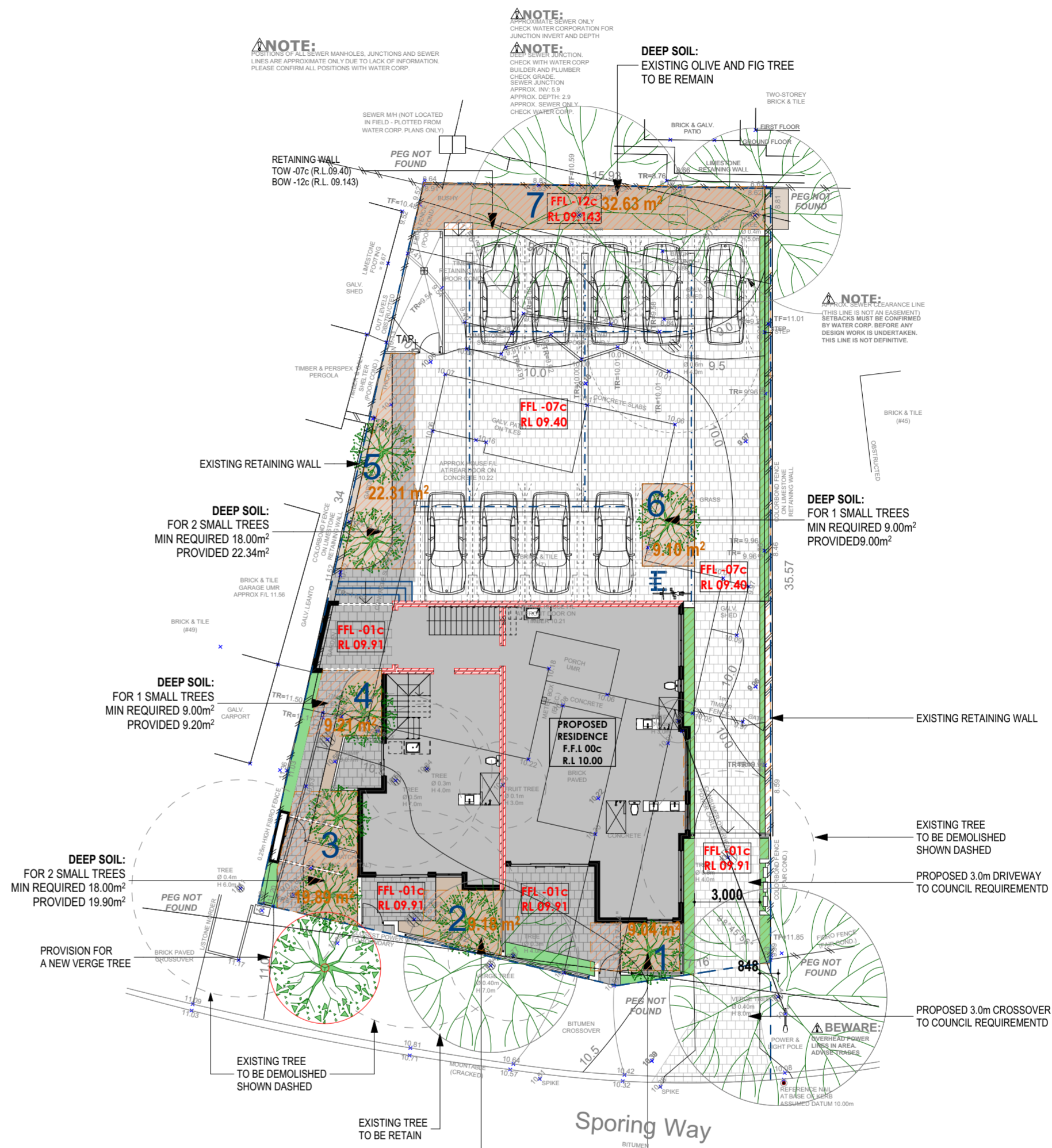




 <p>P.O. Box 707, Inglewood, 6932 T: (08) 9271 8033 M: 0419 944 378 E: jason@jambd.com.au W: www.jambd.com.au</p>			Rev	Date	Notes	This is one of the drawings referred to in the building contract. Client : _____ Date : _____ Client : _____ Date : _____ Builder : _____ Date : _____	Client Name:	Job number:	Scale:	
			01	10.05.23	Concept 01		Alpha Projects WA	23-0848	1:100	
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						Drawing Name: 3D				



EXISTING SURVEY
SCALE 1:200



SITE PLAN
SCALE 1:200

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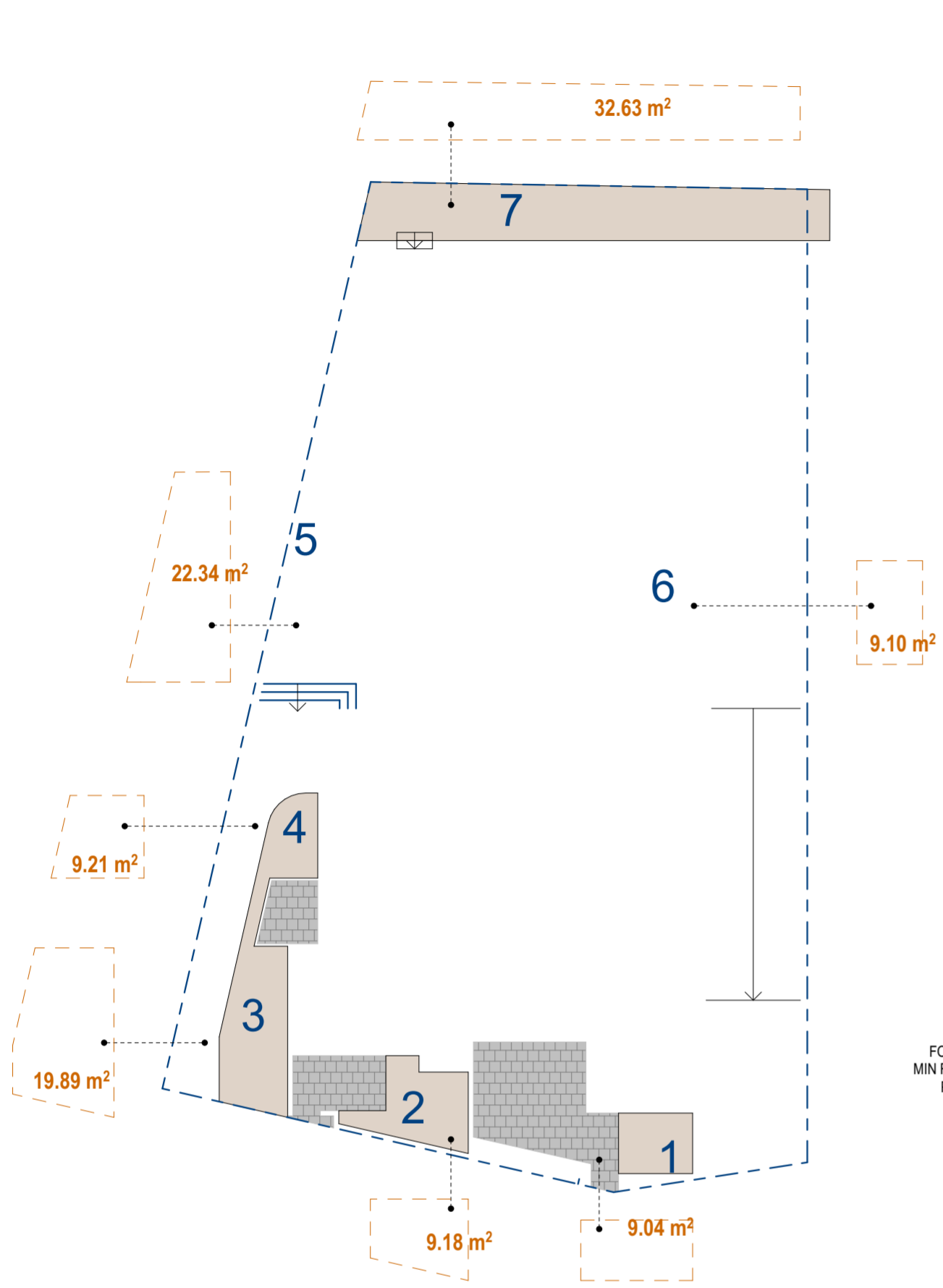
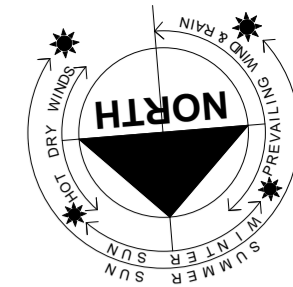
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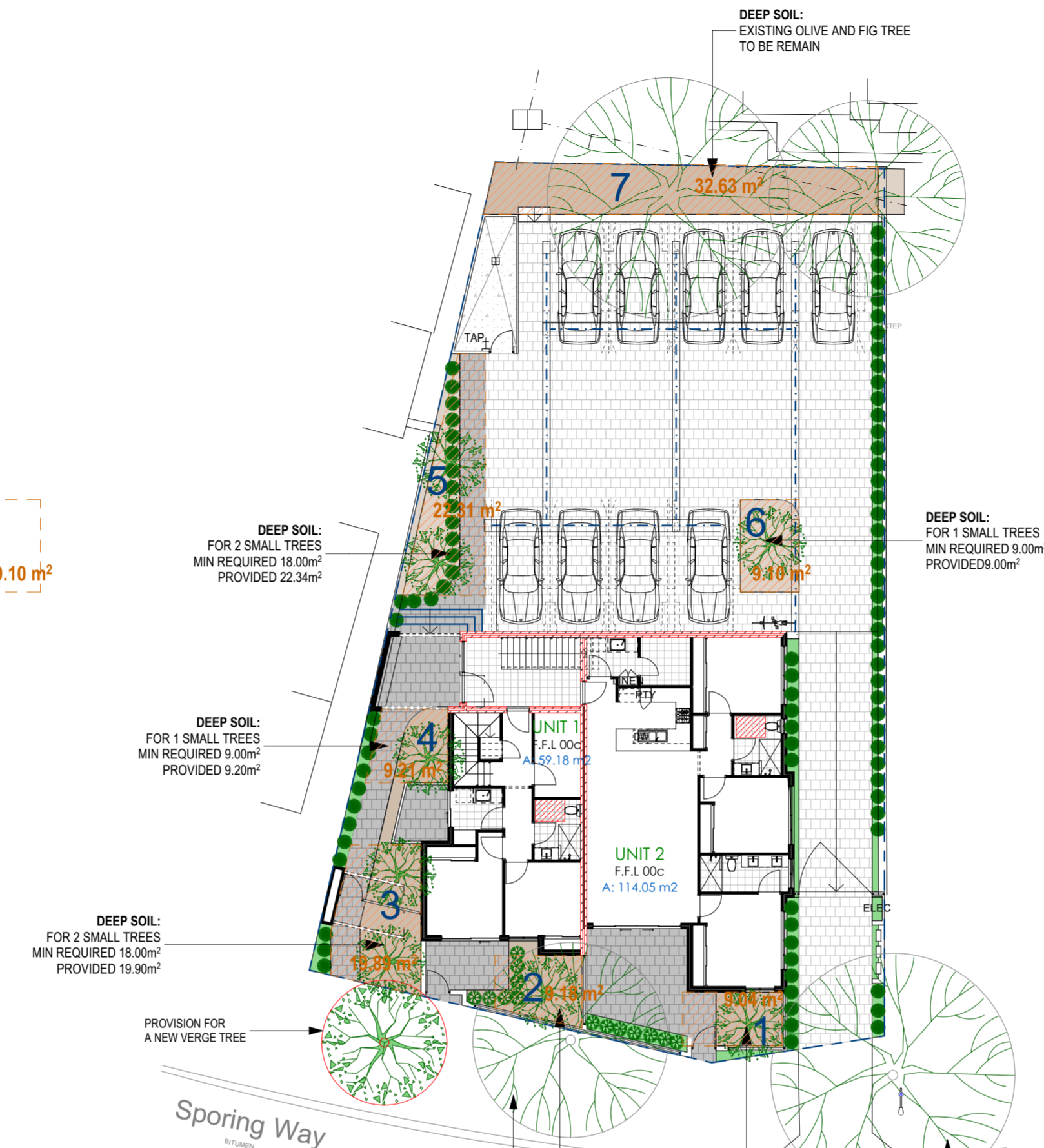
Client Name: Alpha Projects WA
Site Address: Lot 179 (#47) Spring Way, Hillarys

Job number: 23-0848	Scale: 1:200
Drawn By: J.Magnatera	Date Drawn: 14.11.23
Revision No: 02	Sheet No: 02 OF 10
Drawing Name: SITE PLAN	

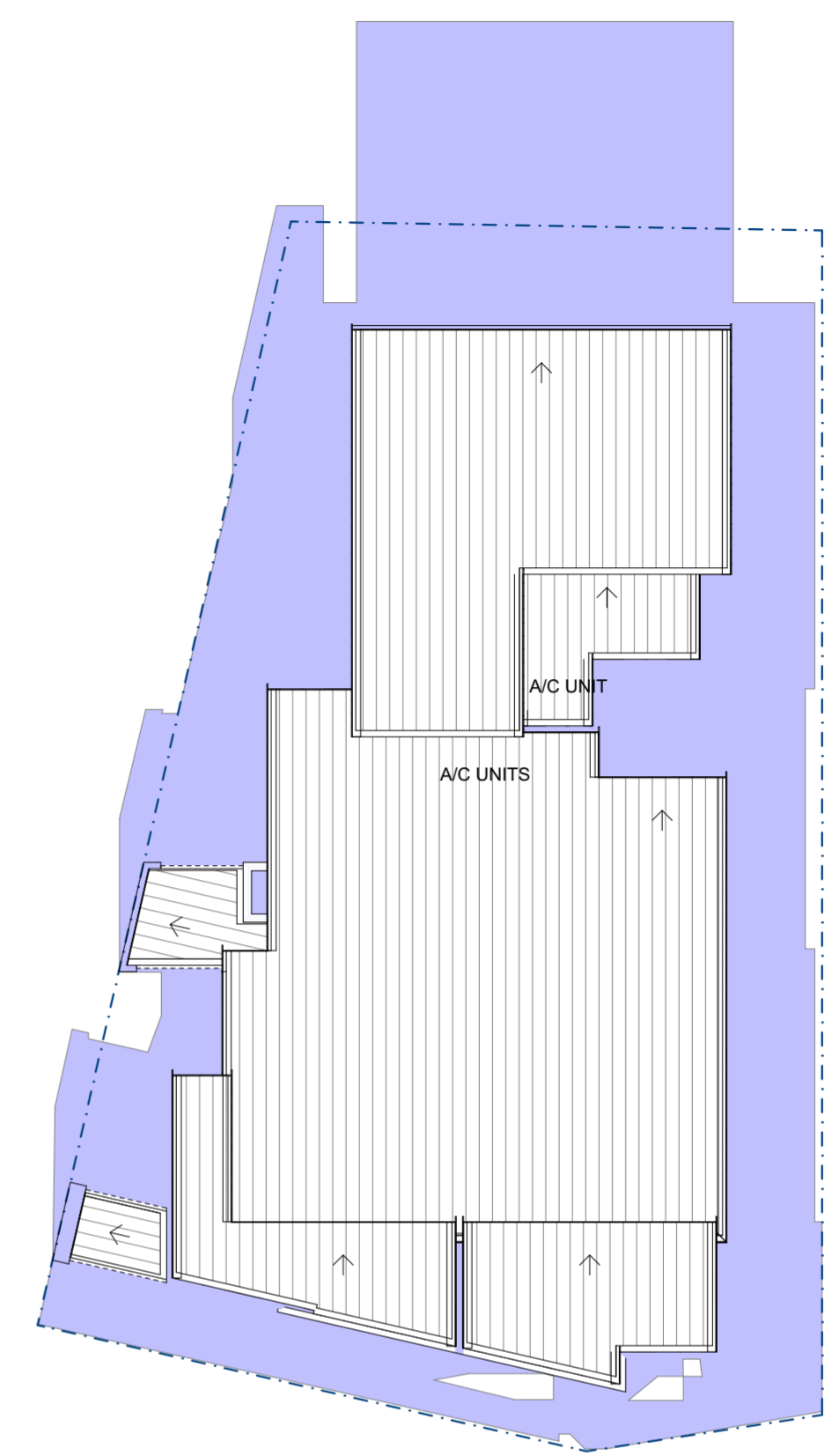
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DEEP SOIL
SCALE 1:200



LANDSCAPE PLAN
SCALE 1:200



SHADOW PLAN
SCALE 1:200

LANDSCAPE LEGEND

1	Existing Tree				
2	Magnolia grandiflora	Magnolia "Kay Parris"	8	3m	
3	Dianella revoluta	Blueberry Lily	23	0.3-1.5m	
4	Anigozanthos Manglesii	Mangles Kangaroo Paw	4	0.2-1.1m	

LEGEND

CONTRAST PERMEABLE PAVING

PERMEABLE PAVING

DEEP SOIL AREA
REQUIRED 108.00m² PROVIDED 100.66m²

LANDSCAPE AREA:

TOTAL DSA 111.20m²
OTHER L/SCAPE 37.00m²
TOTAL SITE AREA 706.38m²
(148.2 X 100) / 706.38 = 21.00%

DEEP SOIL CALC:

LOCATION	TREE SIZE	AREA M ² PROVIDED
1	(1) SMALL	9.00 m ²
2	(1) SMALL	09.20 m ²
3	(2) SMALL	19.90 m ²
4	(1) SMALL	9.20 m ²
5	(2) SMALL	22.30 m ²
6	(1) SMALL	09.10 m ²
7	(2) SMALL	32.60 m ²
TOTAL:	S = 10	TOTAL AREA: 111.30m ²

SHADOW DIAGRAM 1:	SHADOW DIAGRAM 2:
NEIGHBOR PROPERTY 465m ² OVERSHADOWING 70.0m ² (70.0 x 100) / 465 = 15.05%	NEIGHBOR PROPERTY 721m ² OVERSHADOWING 15.0m ² (15.0 x 100) / 721 = 2.08%

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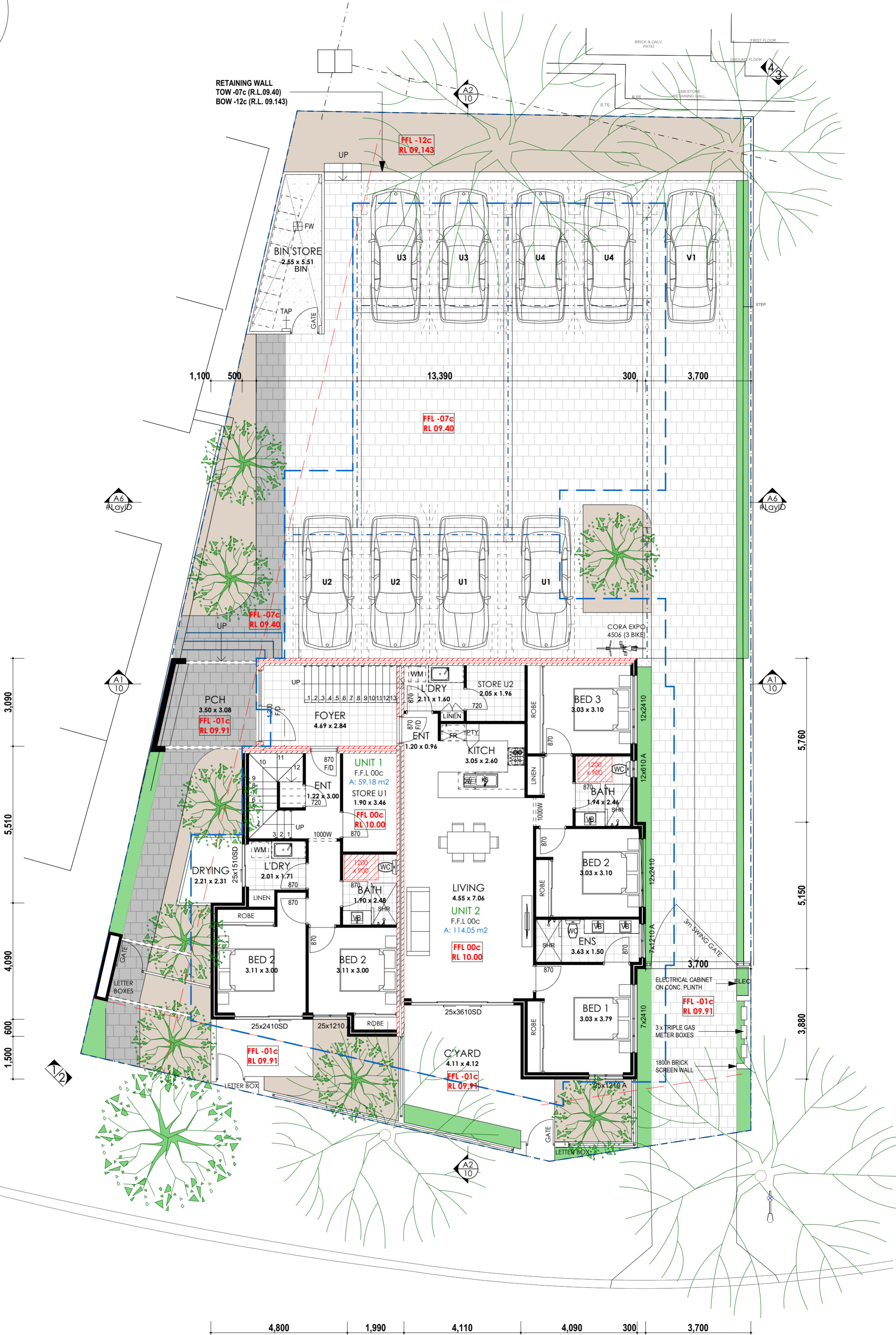
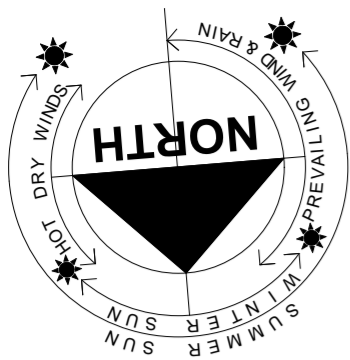
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Client Name: Alpha Projects WA
Site Address: Lot 179 (#47) Spring Way, Hillarys

Job number: 23-0848	Scale: 1:200, 1:100
Drawn By: J.Magnaterra	Date Drawn: 14.11.23
Revision No: 02	Sheet No: 03 OF 10
Drawing Name: LANDSCAPE/SHADOW	



GROUND FLOOR
SCALE 1:100

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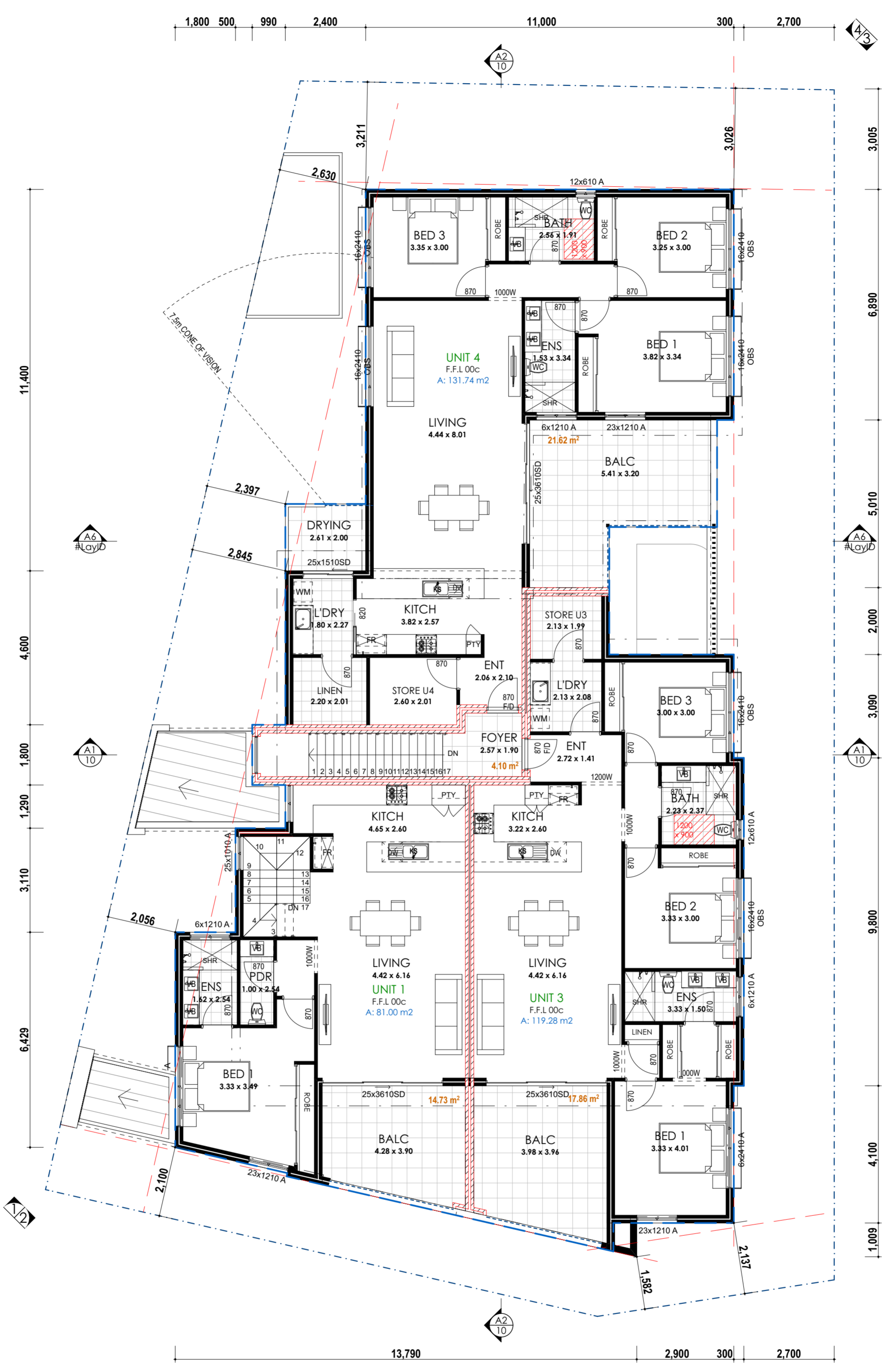
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Job number: 23-0848	Scale: 1:100
Drawn By: J.Magnatera	Date Drawn: 14.11.23
Revision No: 02	Sheet No: 06 OF 10
Drawing Name: FLOOR PLAN GF	



FIRST FLOOR
SCALE 1:100

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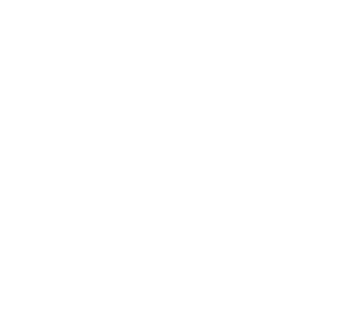
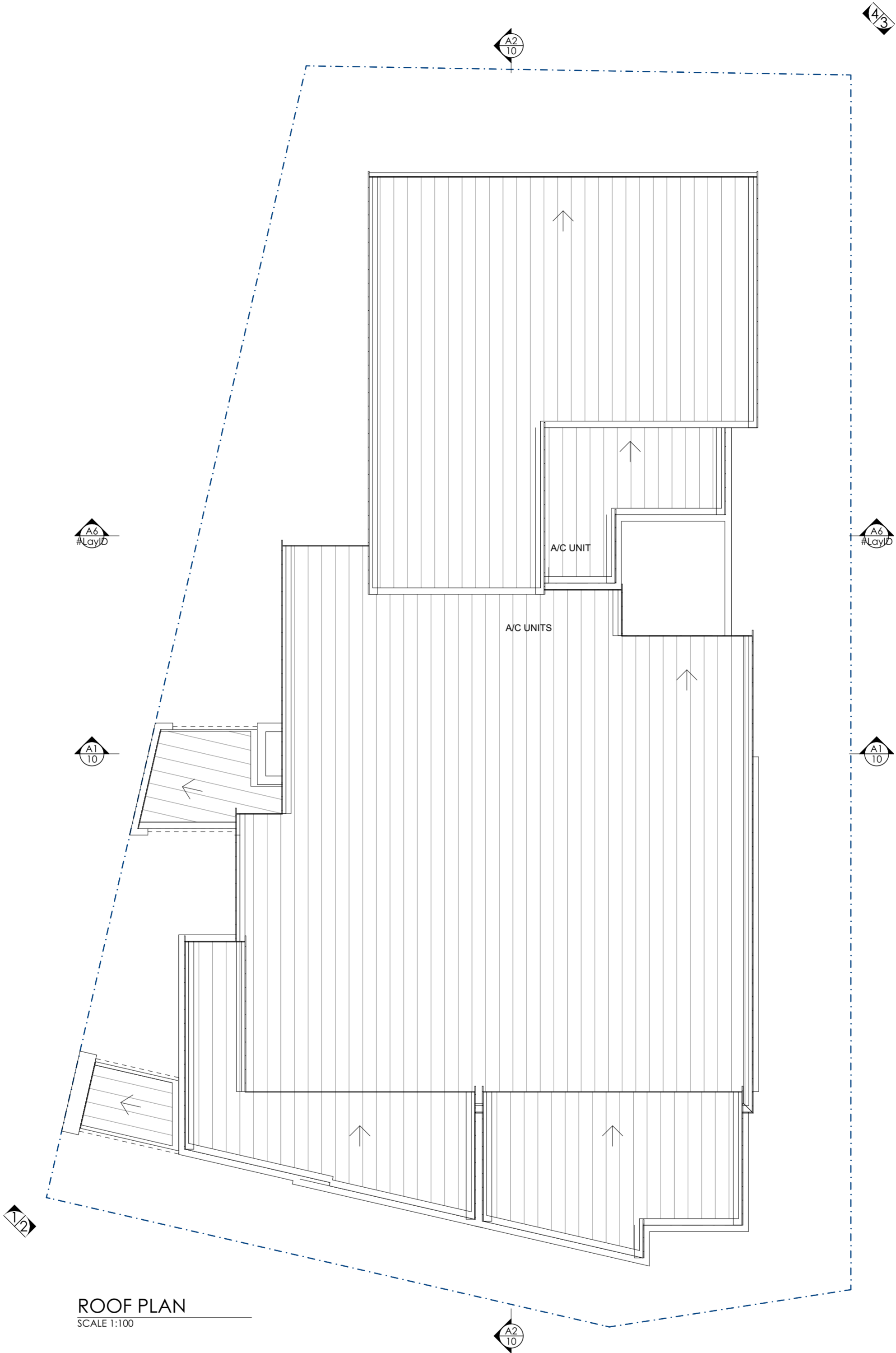
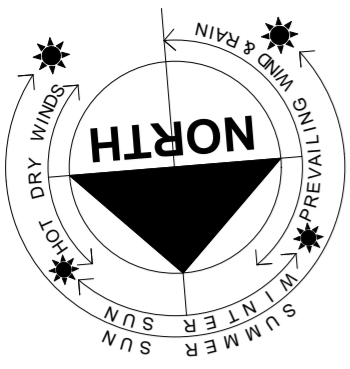
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Job number: 23-0848	Scale: 1:100
Drawn By: J.Magnaterra	Date Drawn: 14.11.23
Revision No: 02	Sheet No: 07 OF 10
Drawing Name: FLOOR PLAN UF	



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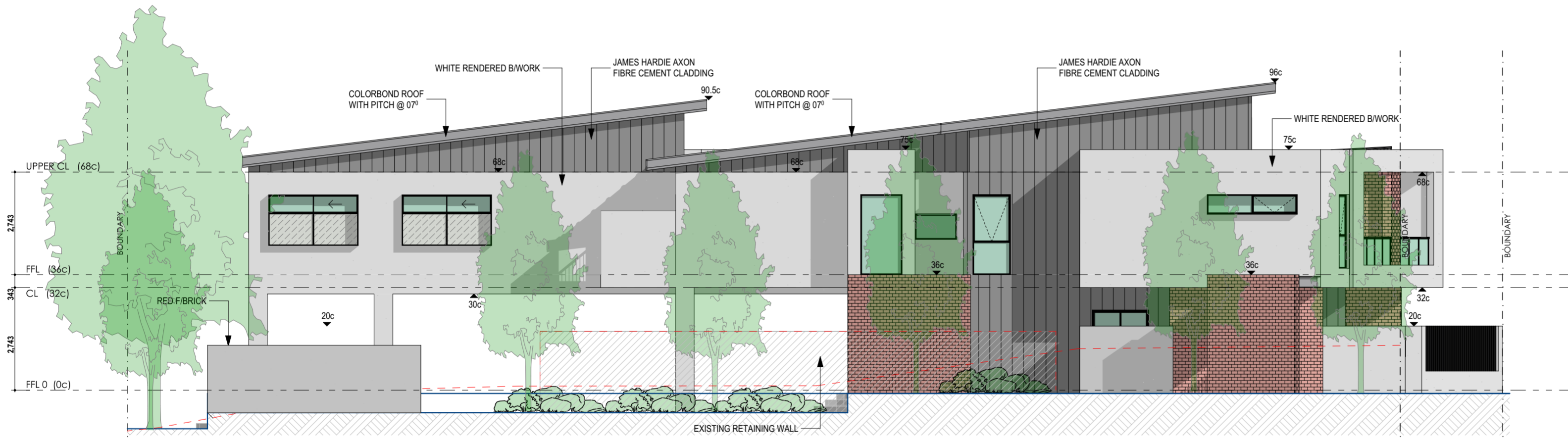
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Drawn By: J.Magnaterra	Date Drawn: 14.11.23
Revision No: 02	Sheet No: 08 OF 10
Drawing Name: ROOF PLAN	



NORTHERN ELEVATION
SCALE 1:100



SOUTHERN ELEVATION
SCALE 1:100


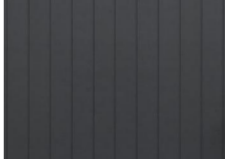



EASTERN ELEVATION
SCALE 1:100



WESTERN ELEVATION
SCALE 1:100

ELEVATION LEGEND

-  RED FACE BRICK
-  JAMES HARDIE AXON FIBRE CEMENT CLADDING
-  RENDERED BRICK

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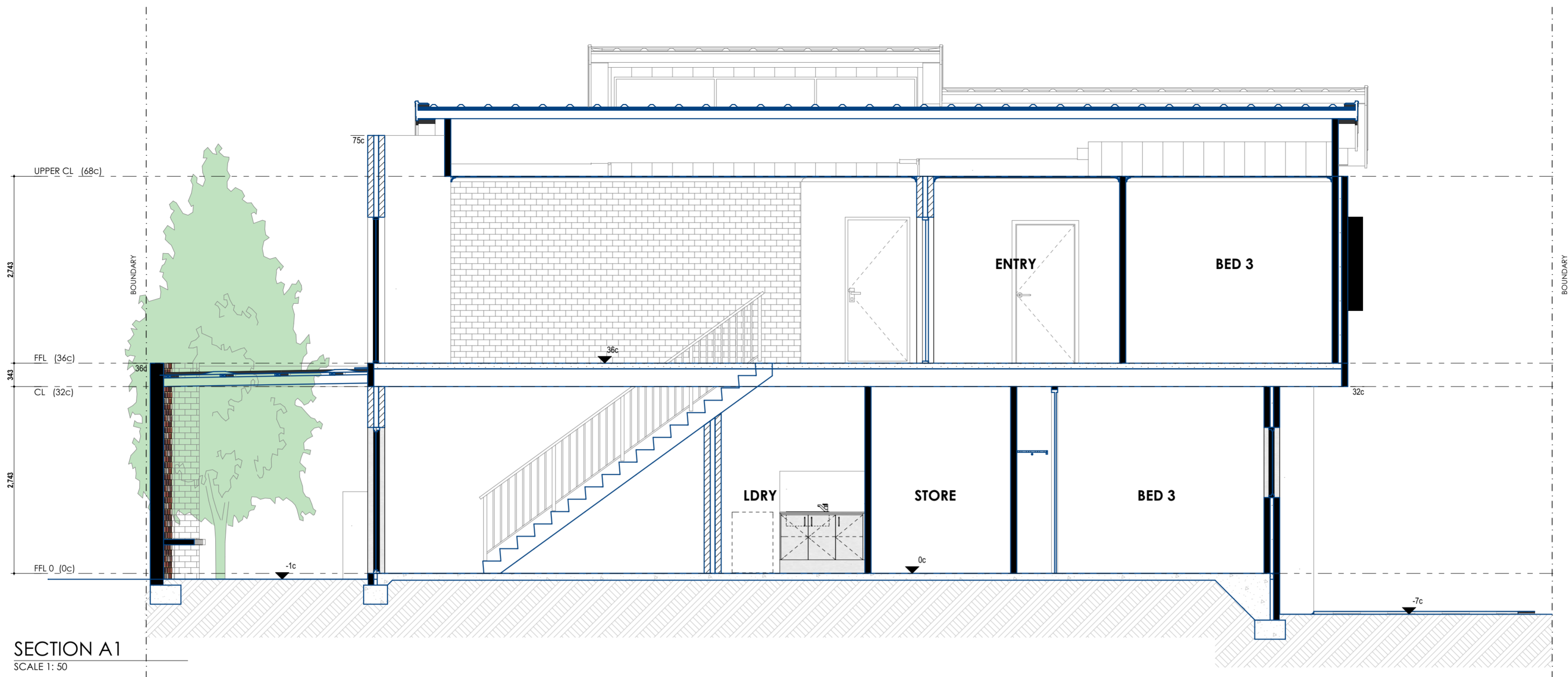
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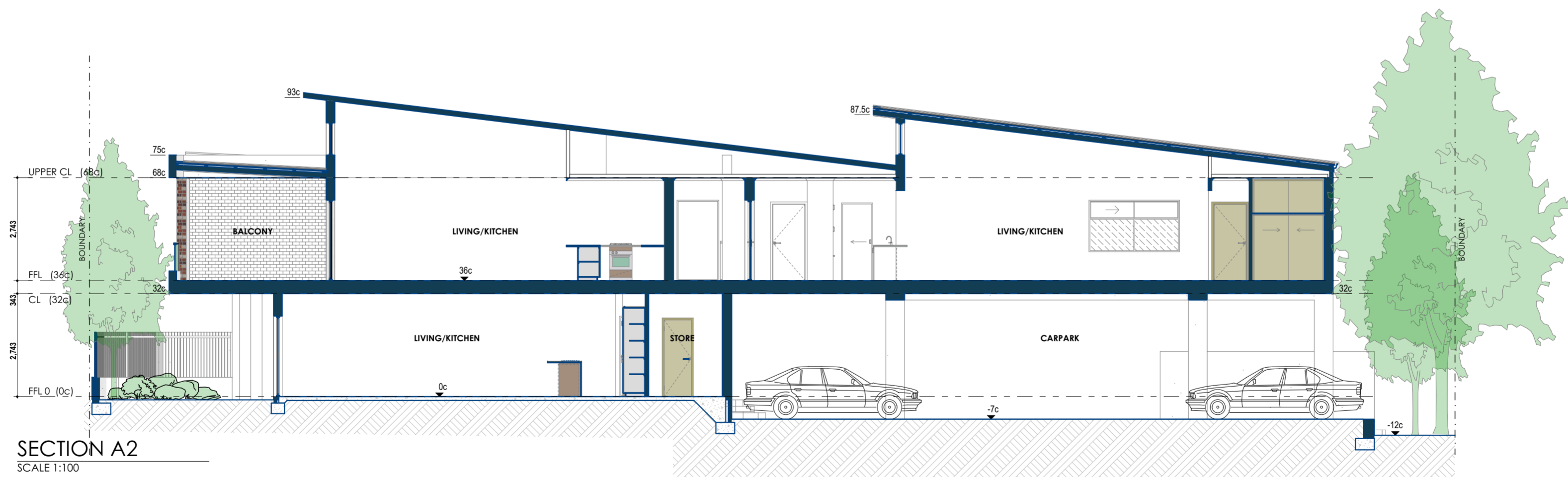
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Job number: 23-0848	Scale: 1:100
Drawn By: J.Magnatera E.Funtseva	Date Drawn: 14.11.23
Revision No: 02	Sheet No: 09 OF 10

Drawing Name:
ELEVATIONS



SECTION A1
SCALE 1: 50



SECTION A2
SCALE 1:100

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Job number: 23-0848	Scale: 1:50, 1:100
Drawn By: J.Magnaterra	Date Drawn: 14.11.23
Revision No: 02	Sheet No: 10 OF 10
Drawing Name: SECTIONS	