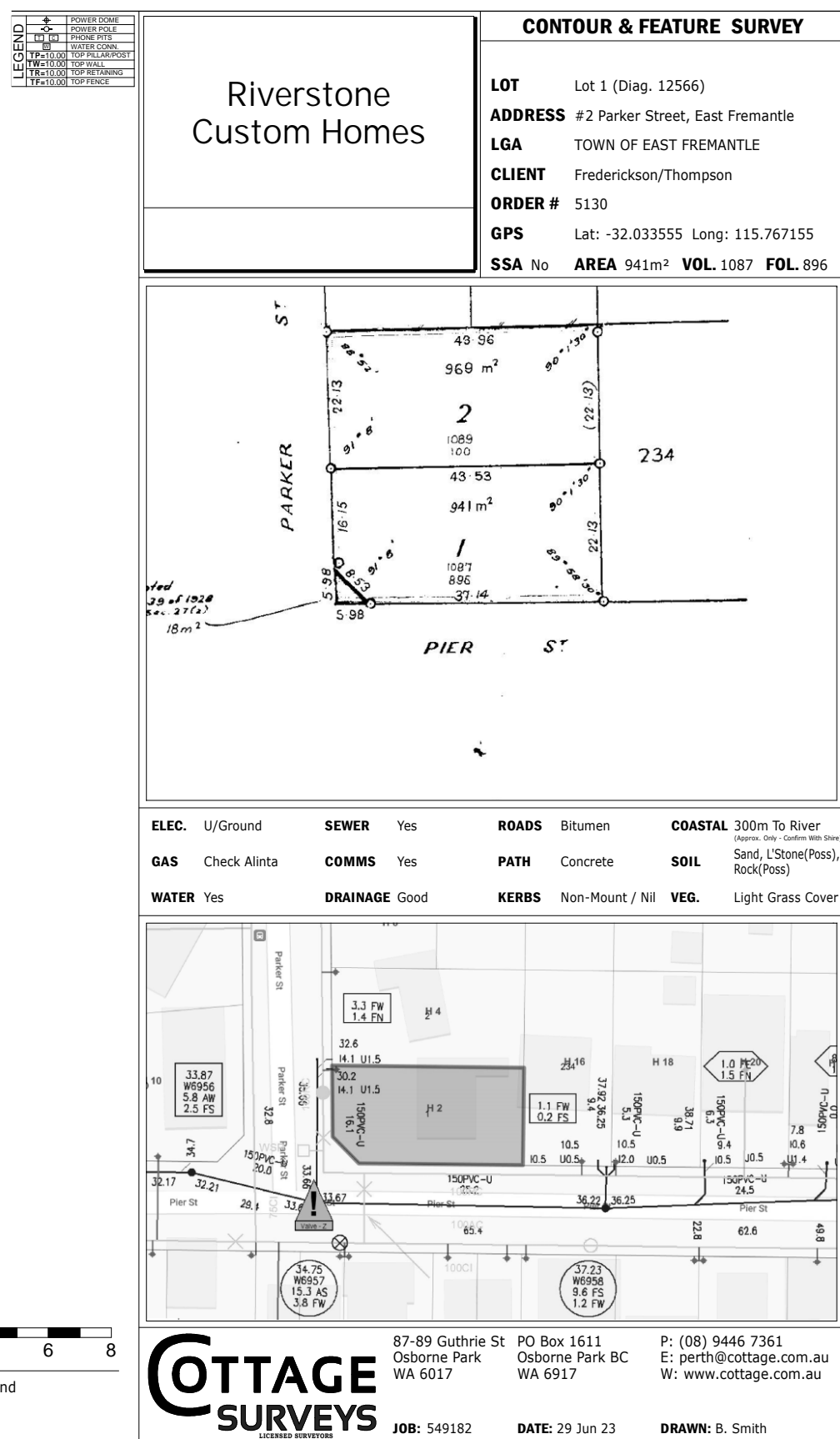
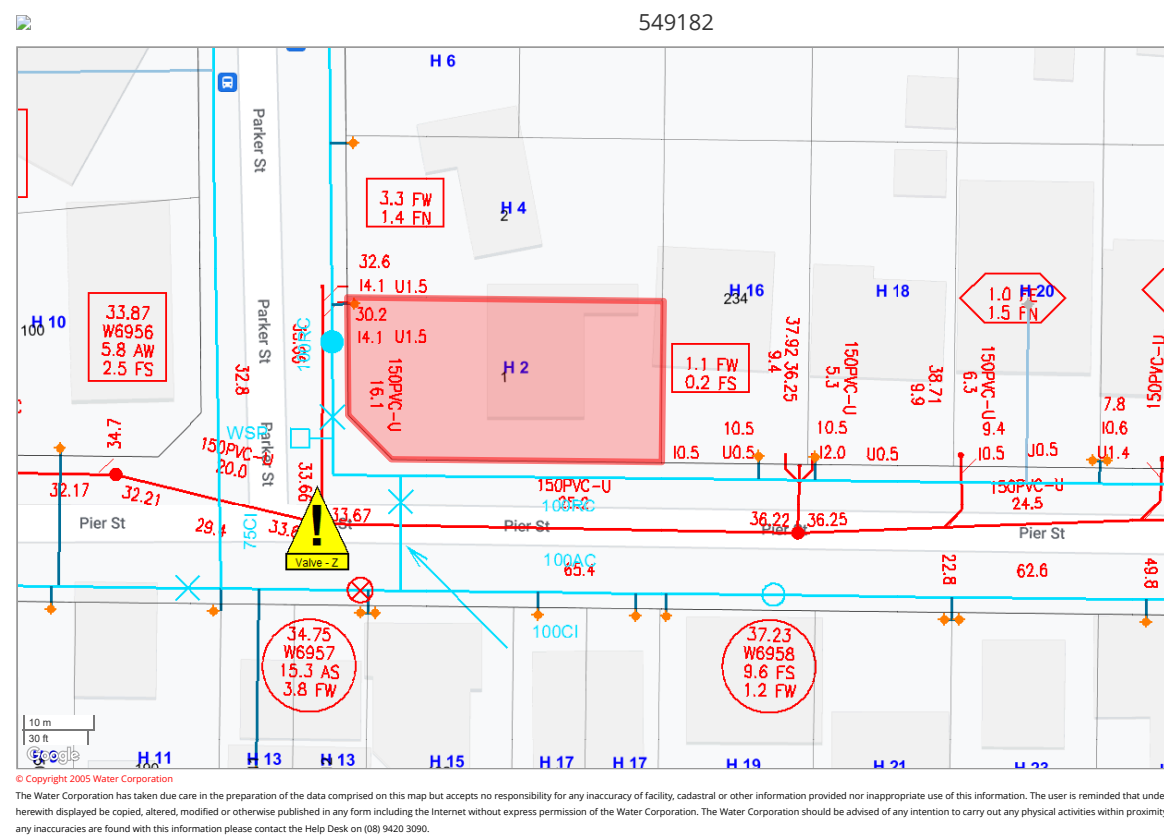
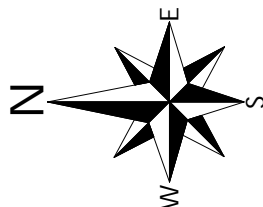


Planning Docs



⚠️ 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.

ELEC. U/Ground
COMMS. Yes
WATER Yes
GAS Check Alinta
SEWER Yes
COASTAL 300m To River (Approximate Only Confirm With Shire)

Existing Site Plan Scale: 1:200

Planning Docs

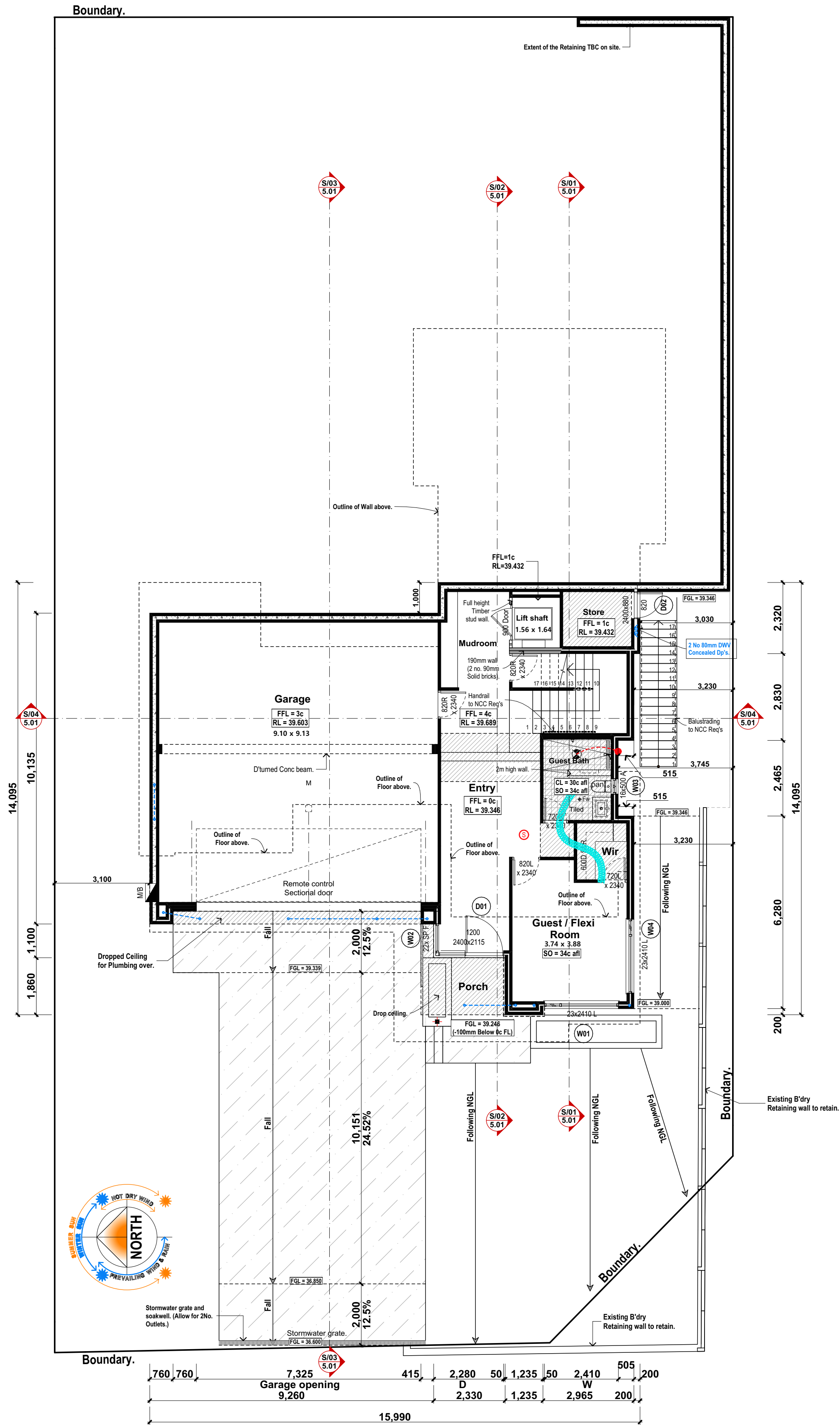
16 m



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Planning Docs






Area Calculations			
	Name	Area	Perimeter
0 Ground Floor			
	Alfresco	36.4	24,580.0
	Ground Floor	198.2	82,870.4
	Terrace 1	60.7	56,820.0
		295.3 m²	164,270.4 mm
1 First Floor			
	First Floor	189.2	78,030.4
	Terrace 2	35.8	38,890.3
		225.0 m²	116,920.7 mm
-1 Undercroft			
	Garage	92.0	40,080.4
	Porch	14.6	23,430.0
	Undercroft	84.6	42,760.4
		191.2 m²	106,270.8 mm
		711.5 m²	387,461.9 mm



UCroft Floor

Scale: 1:100

LEGEND

- | | |
|---|---|
|  | Smoke Alarm - Hard Wired, Interlinked and to AS 3786-2014 |
|  | Exhaust fan - flumed to external air and not into the roof space. |
|  | Wall mounted cold water hose tap |
|  | Water supply for fridge |
|  | Gas bayonet point |

COMPLIANCE NOTES

Artificial Lighting | To comply with NCC Vol. 2 Part 3.12.5.5

Fall Prevention | Bedroom windows - where floor is 2m more than surface beneath unless opening sash is greater than 1700mm AFL opening must be permanently restricted to 125mm or fitted with a non-removable robust screen.

All other windows - where the fall height is 4m or greater must have a transom above 865mm and a sill height less than 150mm - No restriction is required to opening.

Boundary Walls To Provide Fire Separation | To comply with NCC Vol.2 Part 3.7.3.2

Fireplace | To comply with NCC Vol.2 Part 3.10.7

Parapet/Boundary Fireproofing | To comply with NCC Vol.2 Part 3.7.2.4

Staircase, Balustrade and Handrails | To comply with NCC Vol. 2 Part 3.9.1 and 3.9.2 (Nom. 280 Going x 172 Riser).

Stormwater Drainage | To comply with NCC V2 Part 3.1.3 citing AS 3500.3

Swimming Pool Barriers | To comply with AS 1926.1 and 1926.2

Timber Framing | To comply with AS 1684

Termite Protection | All primary building elements used for the

construction of this building will consist entirely of, or a combination of, materials considered not subject to termite attack. Specifically, all timbers used in this dwelling will be preservative treated in accordance with AS 3660.1 and will comply with Part 3.1.4.2 of the Building Code of Australia - Volume 2, 2019 Amendment 1.

Parapet Walls | FMC Homeguard as physical Termite barrier as per AS 3660.1 - 2014 and will comply with Part 3.1.4.2 of the Building Code of Australia - Volume 2, 2019 Amendment 1

Wet areas | To comply with NCC Vol.2 Part 3.8.1

Steelwork | Exposed steel shall have an anti-corrosive treatment in accordance with the NCC 2019

AL Rating. **N/A.**

U/Croft ev No. DA01

Web No. **5130**

Down No : **2.03**

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Frederickson & Thompson

Lot 1 (#2) Parker St
East Fremantle, WA 6158

Wind Classification	T.B.C.	Amendments
Local Authority	Town of E FREMANTLE	
Dwn.	Daniel Zhao	
Plot Date:	6/02/2024 at 3:52 PM	

Signatures:

Client: _____

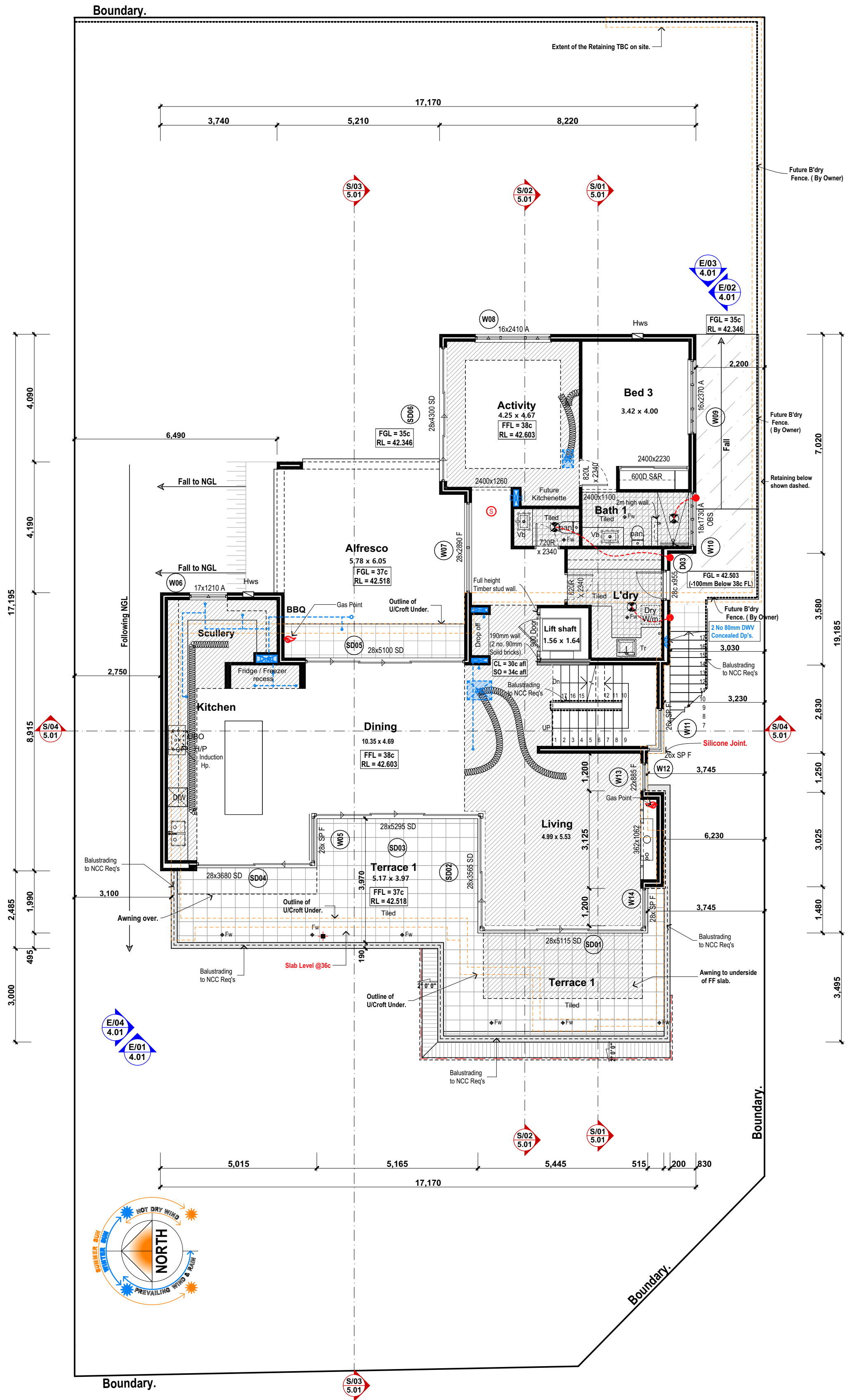
Client: _____

Builder: _____






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LEGEND

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COMPLIANCE NOTES

Artificial Lighting | To comply with NCC Vol. 2 Part 3.12.5.5

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Wet areas | To comply with NCC Vol.2 Part 3.8.1

Steelwork | Exposed steel shall have an anti-corrosive treatment in accordance with the NCC 2019

Ground Floor

Scale: 1:100



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	Local Authority	Town of E FREMANTLE	
	Dwn.	Daniel Zhao	
	Plot Date:	6/02/2024 at 3:52 PM	

Signatures:

Client: _____

Client: _____

Builder: _____

N/A.

Rev No. **DA01**

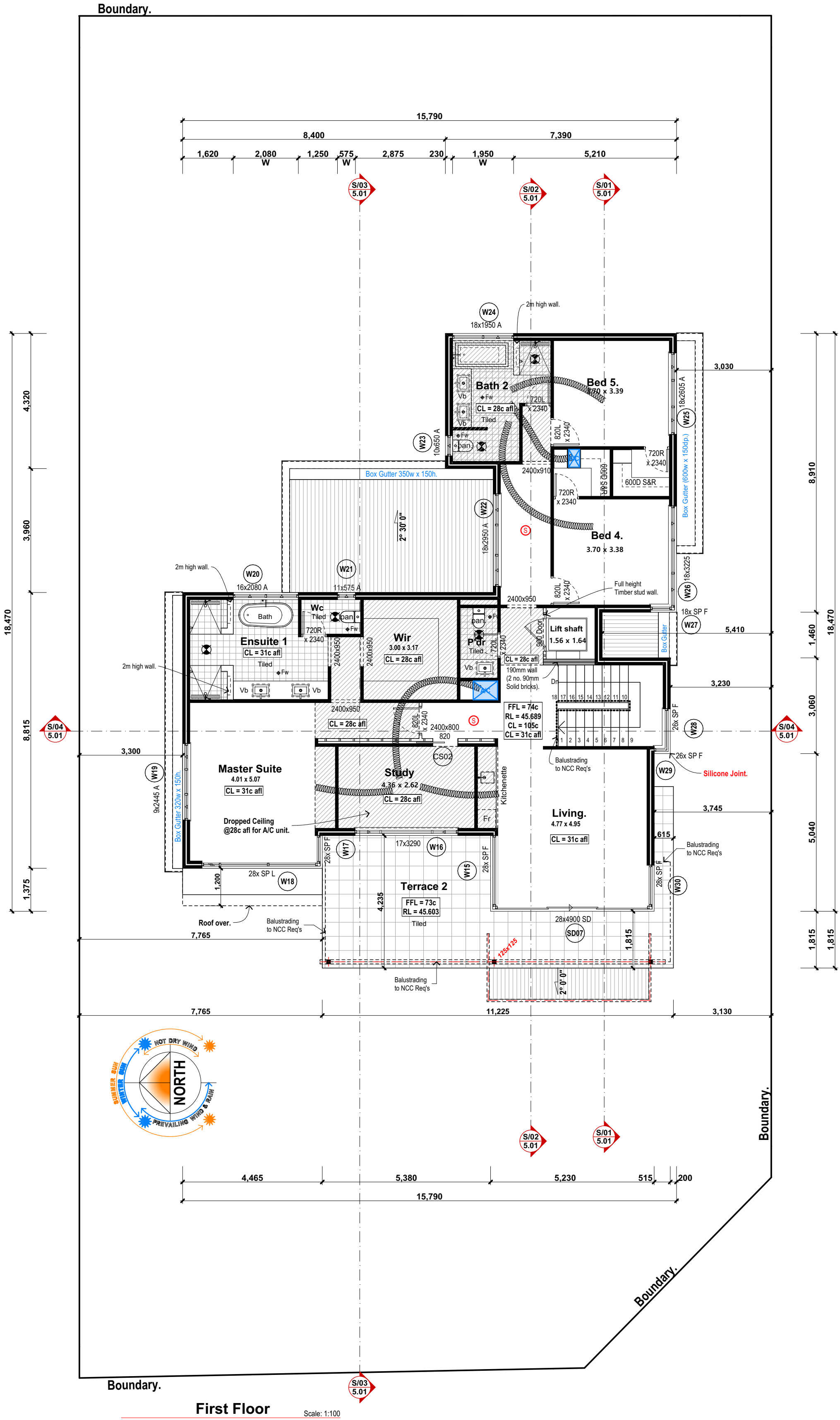
b No. **5130**

2 04

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Planning Docs

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		225.0 m ²
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	Garage	92.0
	Porch	14.6
	Undercroft	84.6
		191.2 m ²
		711.5 m ²
		164,270.4 mm
		116,920.7 mm
		106,270.8 mm
		387,461.9 mm



LEGEND

- Smoke Alarm - Hard Wired, Interlinked and to AS 3786-2014
- Exhaust fan - flumed to external air and not into the roof space.
- Wall mounted cold water hose tap
- Water supply for fridge
- Gas bayonet point

COMPLIANCE NOTES

- Artificial Lighting** | To comply with NCC Vol. 2 Part 3.12.5.5
- Fall Prevention | Bedroom windows** - where floor is 2m more than surface beneath unless opening sash is greater than 1700mm AFL opening must be permanently restricted to 125mm or fitted with a non-removable robust screen.
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- Refer to NCC V2 Part 3.9.2.6 and 3.9.2.7
- Boundary Walls To Provide Fire Separation** | To comply with NCC Vol.2 Part 3.7.3.2
- Fireplace** | To comply with NCC Vol.2 Part 3.10.7
- Parapet/Boundary Fireproofing** | To comply with NCC Vol.2 Part 3.7.2.4
- Staircase, Balustrade and Handrails** | To comply with NCC Vol. 2 Part 3.9.1 and 3.9.2 (Nom. 280 Going x 172 Riser).
- Stormwater Drainage** | To comply with NCC V2 Part 3.1.3 citing AS 3500.3
- Swimming Pool Barriers** | To comply with AS 1926.1 and 1926.2
- Timber Framing** | To comply with AS 1684
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- Parapet Walls** | FMC Homeguard as physical Termite barrier as per AS 3660.1 - 2014 and will comply with Part 3.1.4.2 of the Building Code of Australia - Volume 2, 2019 Amendment 1
- Wet areas** | To comply with NCC Vol.2 Part 3.8.1
- Steelwork** | Exposed steel shall have an anti-corrosive treatment in accordance with the NCC 2019

N/A.

First Floor DA01

5130

2.05

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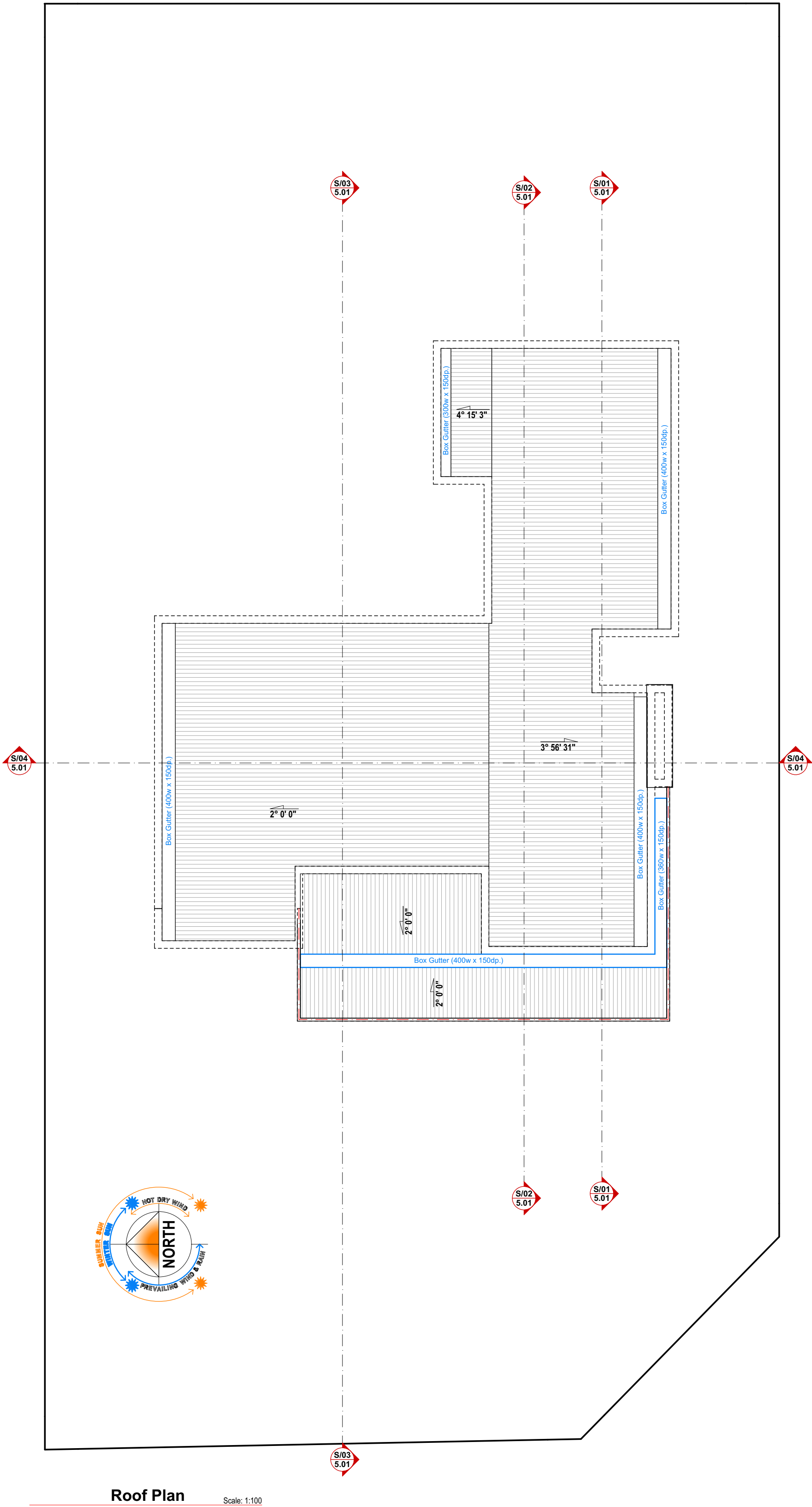
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Wind Classification T.B.C.
Local Authority Town of E FREMANTLE
Dwn. Daniel Zhao
Plot Date: 6/02/2024 at 3:52 PM

Signatures:
Client:
Client:
Builder:



LEGEND

- Smoke Alarm - Hard Wired, Interlinked and to AS 3786-2014
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COMPLIANCE NOTES

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Wet areas | To comply with NCC Vol.2 Part 3.8.1

Steelwork | Exposed steel shall have an anti-corrosive treatment in accordance with the NCC 2019

Roof Plan DA01

N/A.

Rev No. 5130
Job No. 2.06

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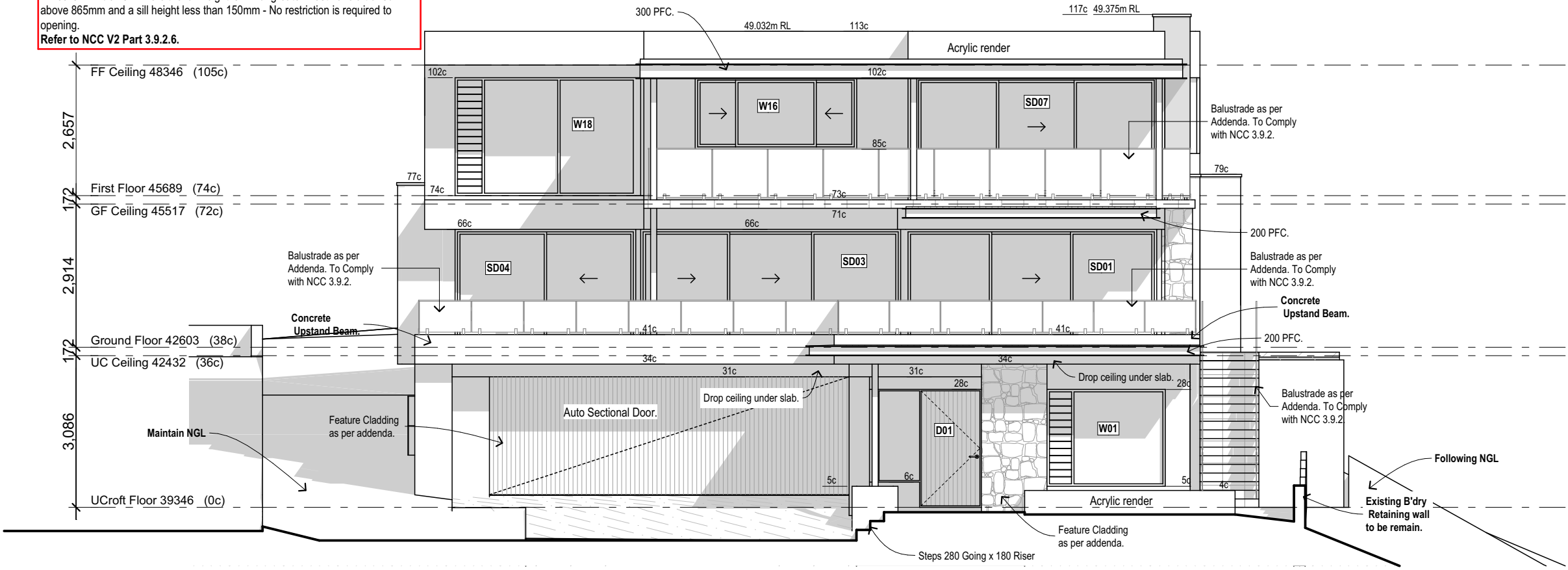
Lot 1 (#2) Parker St
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Plot Date: 6/02/2024 at 3:52 PM

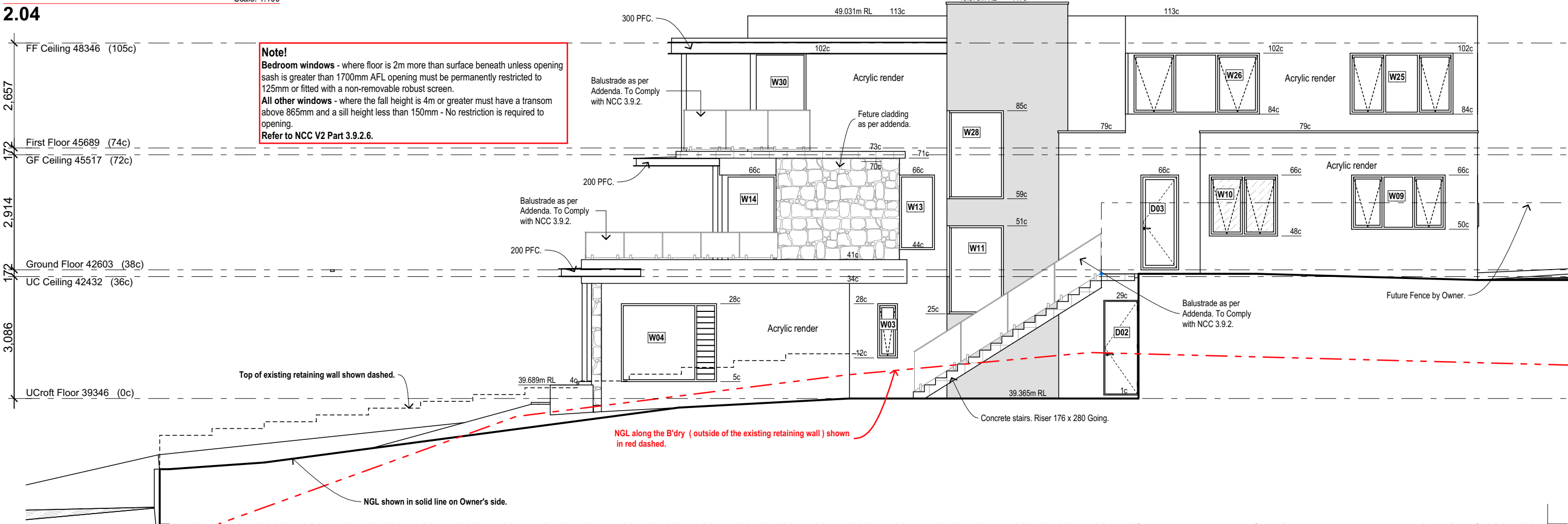
Amendments.

Signatures:
Client:
Client:
Builder:

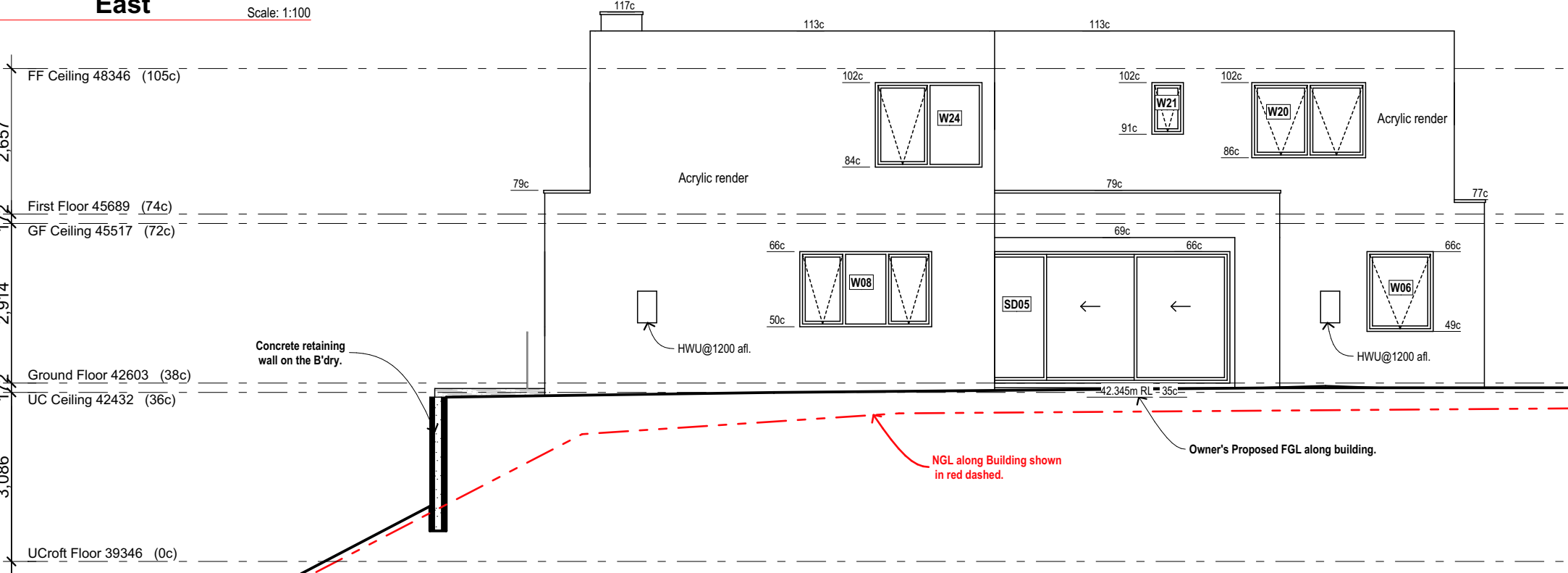
Note!
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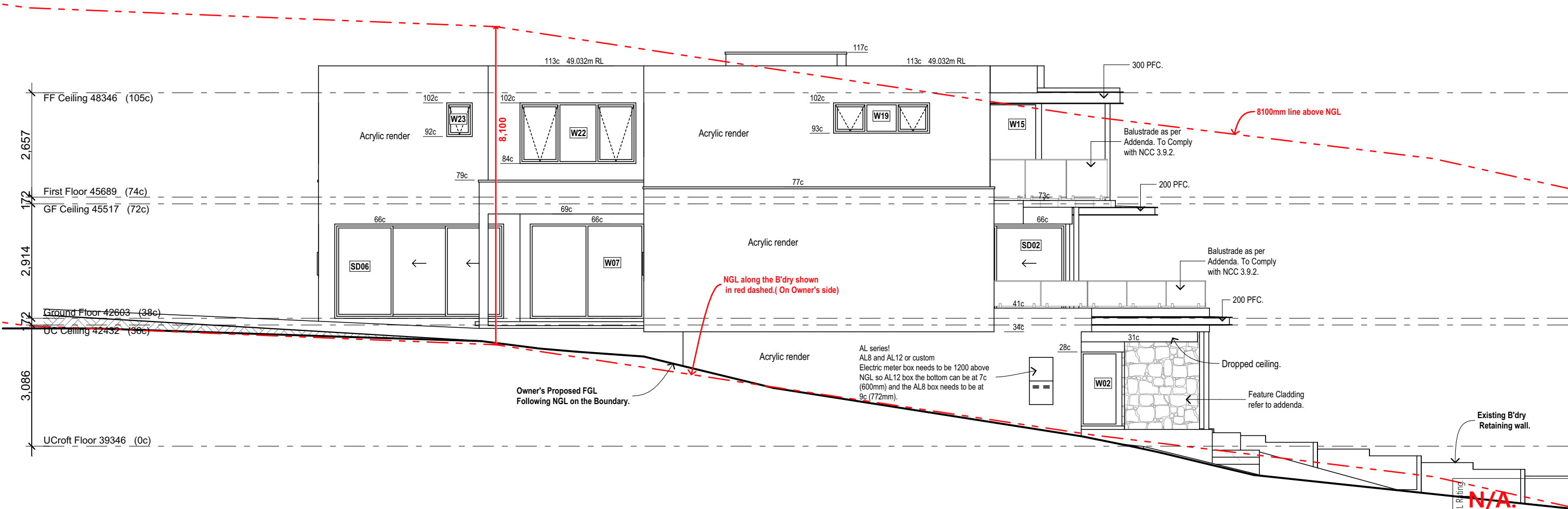
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2.04
Scale: 1:100



E/02 East
2.04
Scale: 1:100



E/03 North
2.04
Scale: 1:100



E/04 West
2.04
Scale: 1:100



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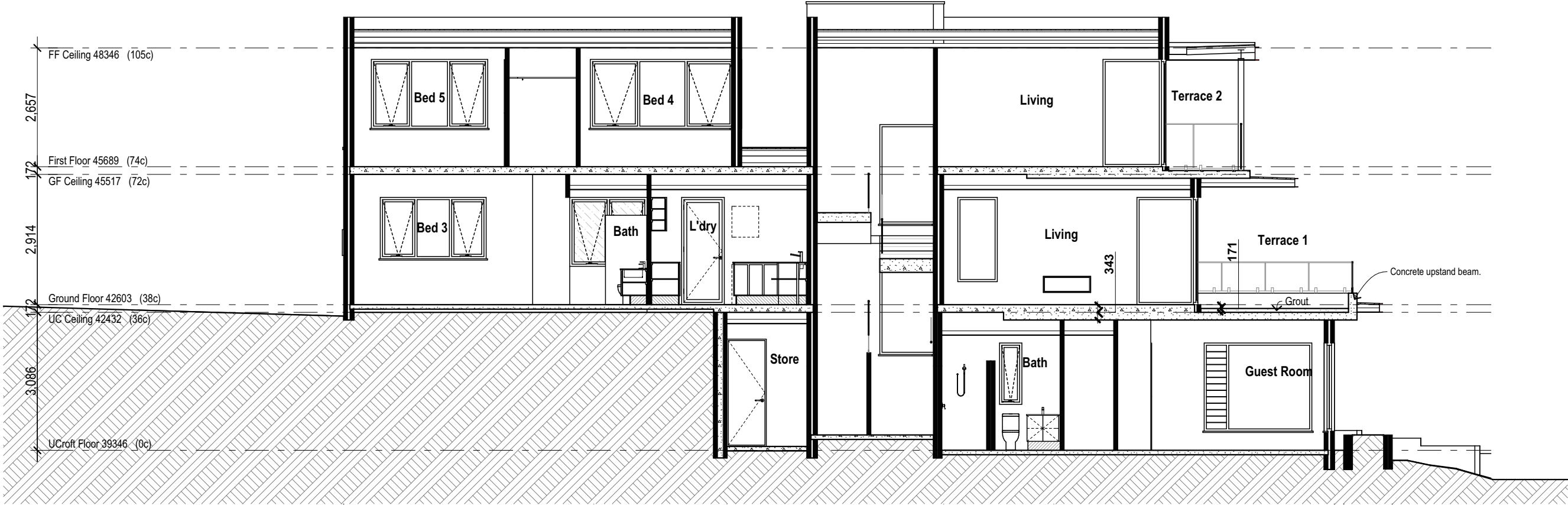
Signatures:
Client:
Client:
Builder:

Elevations -

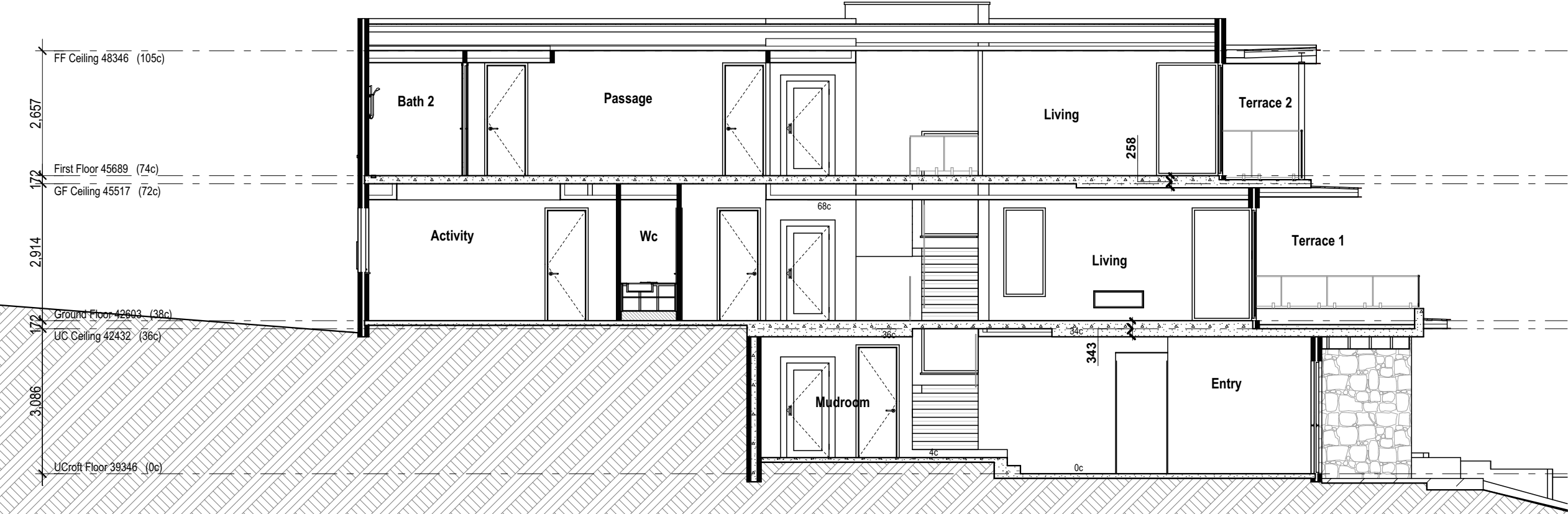
DA01

5130

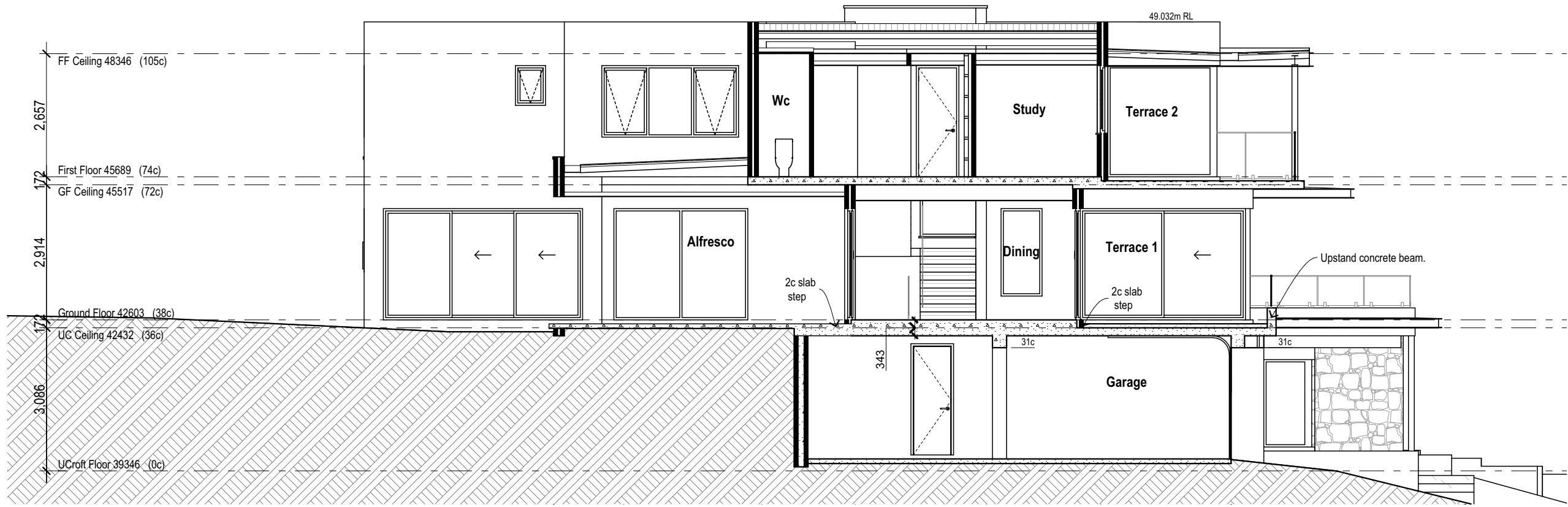
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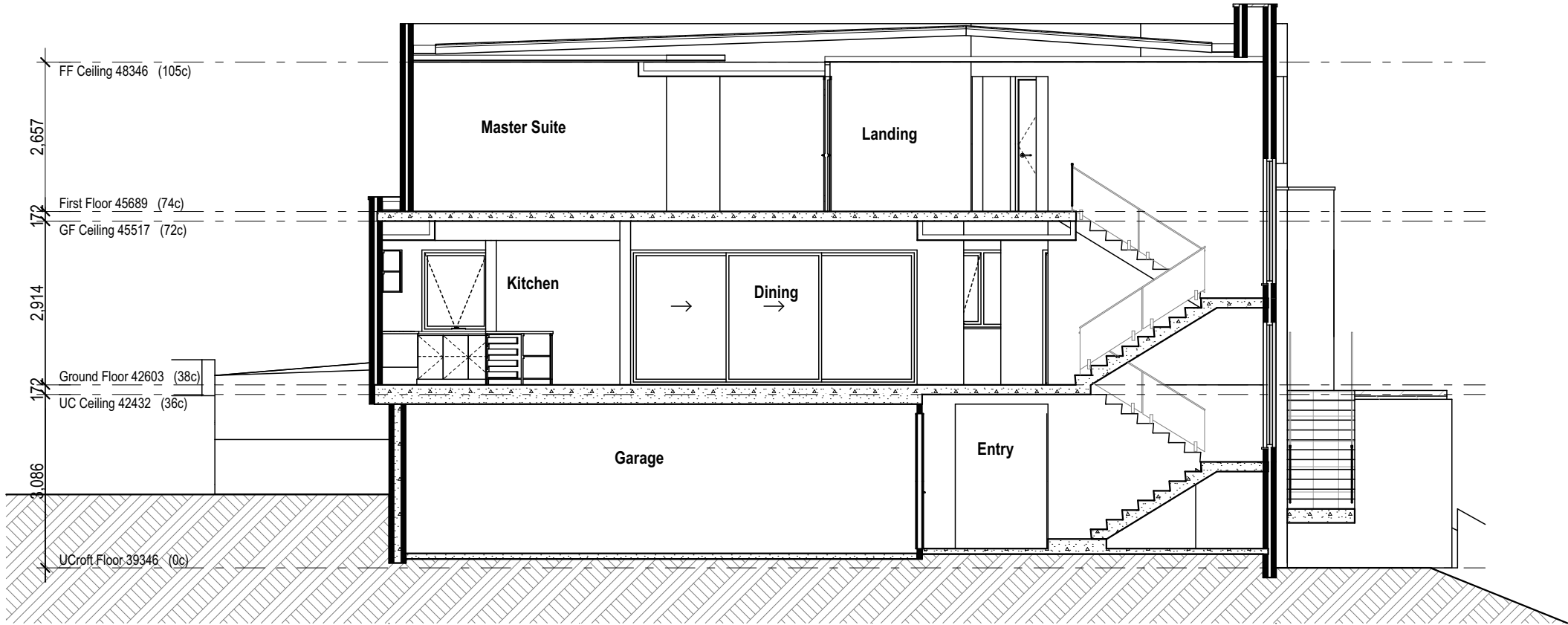
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S/02 Section Scale: 1:100
2.04



S/03 Section Scale: 1:100
2.04



S/04 Section Scale: 1:100
2.04

Sections DA01



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