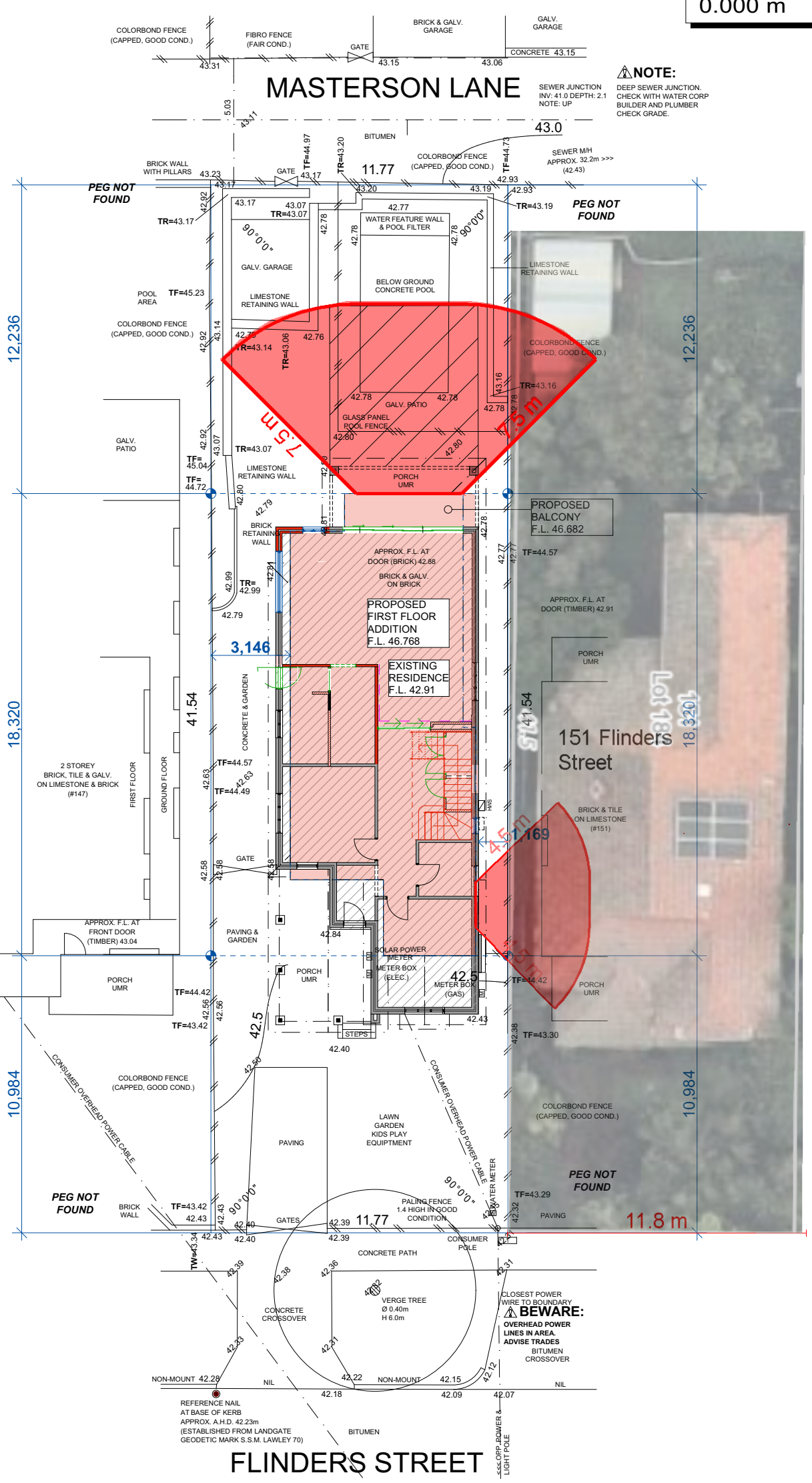
PRELIMINARY DRAWINGS

NOT FOR CONSTRUCTION

LOT MISCLOSE
0.000 m

LEGEND	
	POWER DOME
	POWER POLE
T C	PHONE PITS
W	WATER CONN.
TP= 10.00	TOP PILLAR/POST
TW= 10.00	TOP WALL
TR= 10.00	TOP RETAINING
TF= 10.00	TOP FENCE

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⚠DISCLAIMER:
Due to lack of survey marks/pegs, all building offset dimensions & features are approximate only and positioned from existing pegs/fences and walls which may not be on the correct alignment. Any design that involves additions to any structures shown or portion of structures remaining after any demolition has taken place requires boundaries to be repegged and exact offsets provided to your designer/architect before any plans are produced and before any work is started on site.

⚠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.

⚠NOTE:
HIGH TENSION POWER LINES. CHECK TITLE FOR EASEMENTS AND WESTERN POWER FOR SET-BACKS.

Scale 1:200
0 2 4 6

COTTAGE SURVEYS
LICENSED SURVEYORS
87-89 Guthrie Street
Osborne Park, WA 6017
PO Box 1611
Osborne Park
Business Centre WA 6917
P: (08) 9446 7361
E: perth@cottage.com.au
W: www.cottage.com.au

JOB #	621707	GPS	Lat: -31.915282 Long: 115.838629			ROADS	Bitumen	ELEC.	O/Head
CLIENT	Nuchange Building	ORDER #	568002			KERBS	Non-Mount	COMMS.	Yes
ADDRESS	#149 Flinders Street	LOT	Lot 183 (Plan 2503)			FOOTPATH	Concrete	WATER	Yes
SUBURB	Mt Hawthorn					SOIL	Sand	GAS	Check Alinta
LGA	CITY OF VINCENT	AREA	488m²	VOL. 2131	FOL.377	DRAINAGE	Good	SEWER	Yes
DRAWN	S. Currey	DATE	24 Sep 25		SSA No	VEGETATION	Refer to Survey	COASTAL	No (Approximate Or Confirm With Shi

NUCHANGE BUILDING
19 Canham Way, Greenwood, WA, 6024
T: 9343 8850 E: info@nuchange.com.au

Client: **Carmen & Paul Riley**
Date: **28.10.26**
Site: **149 Flinders St, Mt Hawthorn**
Drawn: **NS**

Site Plan

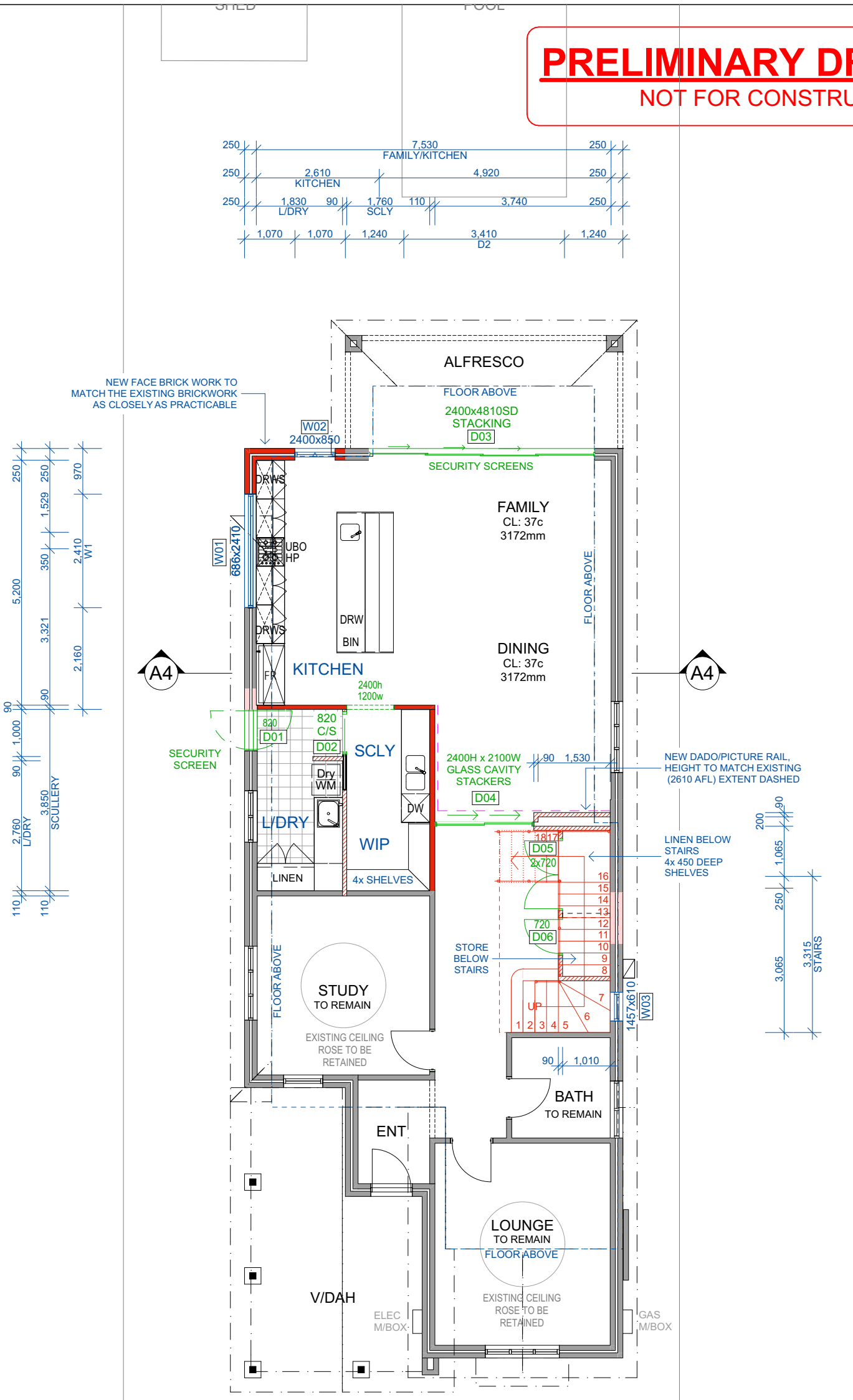
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Sheet: 1 of 15

NOTES:
- These Plans are Subject to Shire Approval
- Proposed Measurements May Vary Due to Site Inconsistencies

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LEGEND

- Existing Walls:
- Existing Windows:
- New Roof Line:
- New Brickwork:
- T/tex Insulated Panel:
- New studwork:
- New Windows:
- New Tap:
- New Tiles:
- Rain Water Pipe:
- Meter Box: DP
- New Slab Area: MB

AREAS

Existing House:	132.66m²
Existing Porch:	019.47m²
Ground Floor Addition:	003.65m²
TOTAL:	155.78m²

AREAS

First Floor Addition:	113.18m²
Balcony Addition:	007.33m²
TOTAL:	276.29m²

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Ground Floor Plan
Scale 1:100

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N

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LEGEND

Existing Walls:
Existing Windows:
New Roof Line:
New Brickwork:
T/tex Insulated Panel:
New studwork:
New Windows:
New Tap:
New Tiles:
Rain Water Pipe:
Meter Box: DP
New Slab Area: MB

AREAS

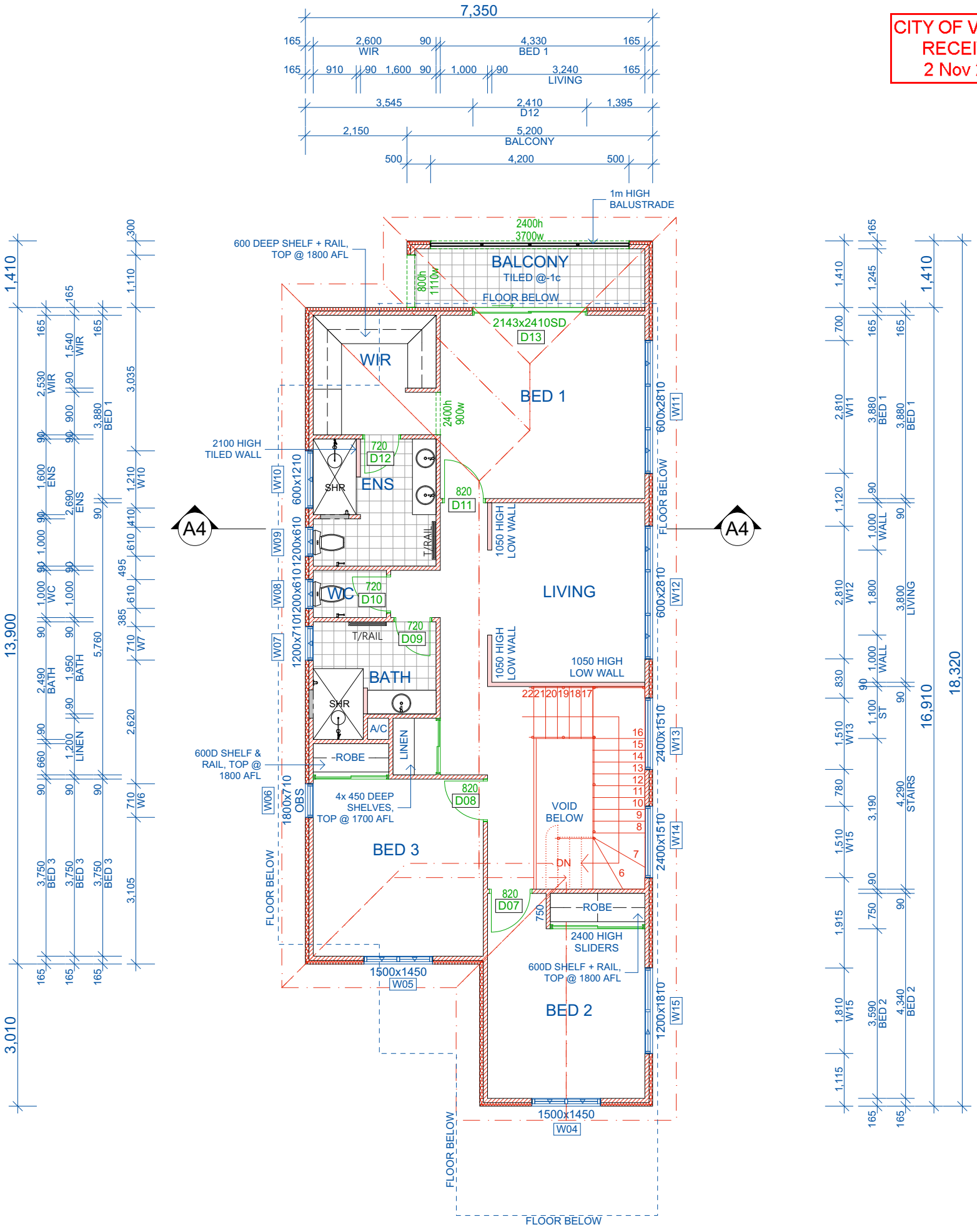
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AREAS

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First Floor Plan
Scale 1:100

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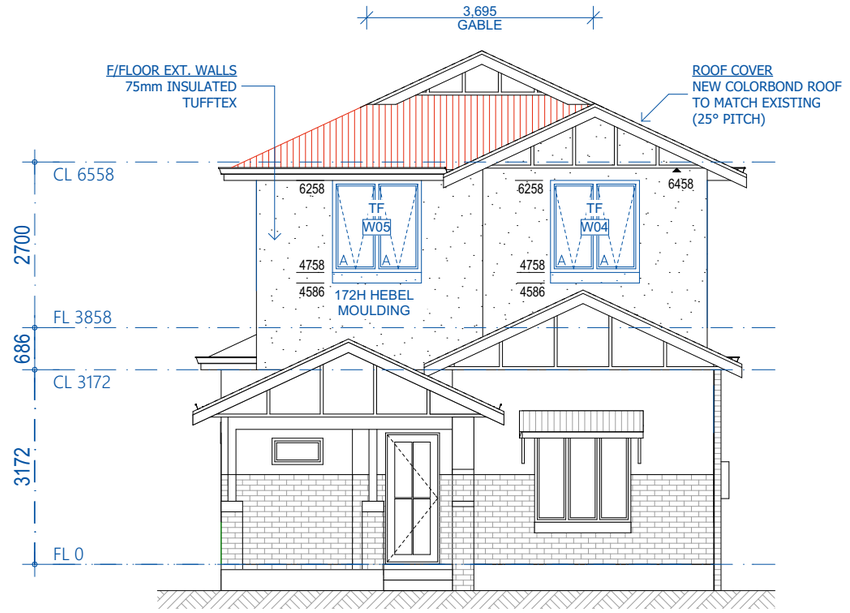
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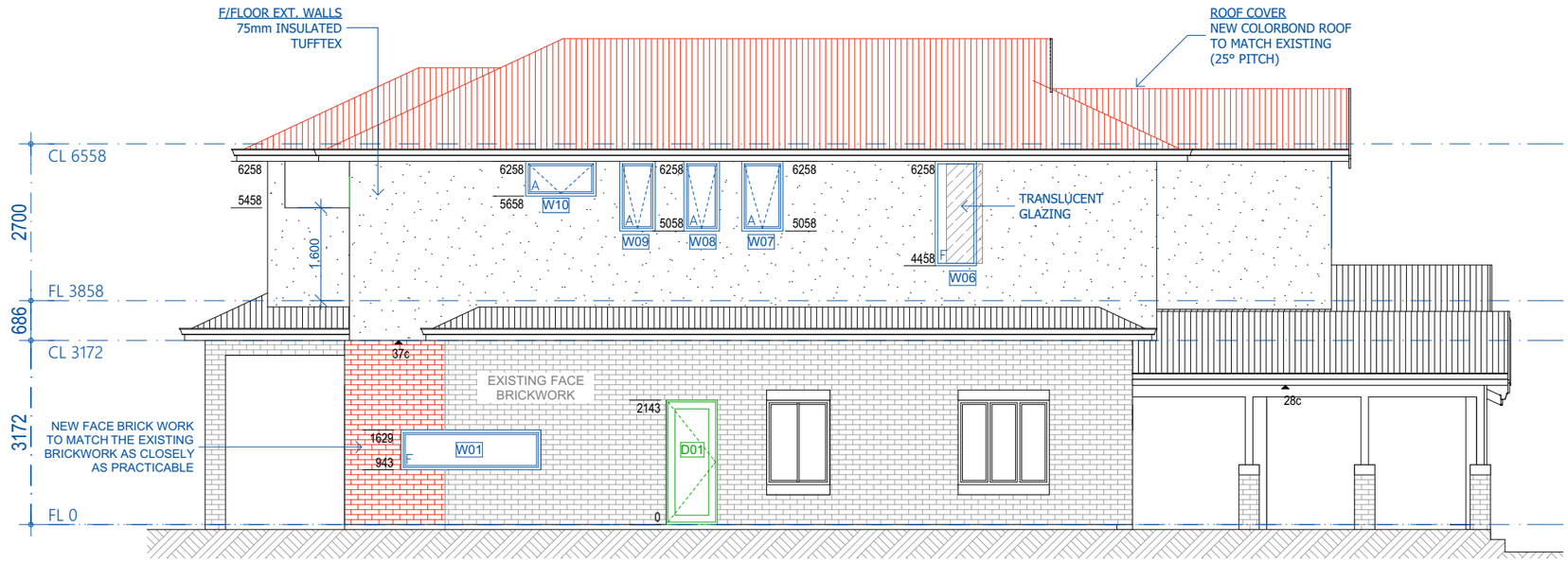
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NOTE:
TIMBER ROOF FRAMING

In accordance with relevant Australian Standards



ELEVATION 1



ELEVATION 2

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Drawn:	**NS**

Elevation 1-2
Scale 1:100

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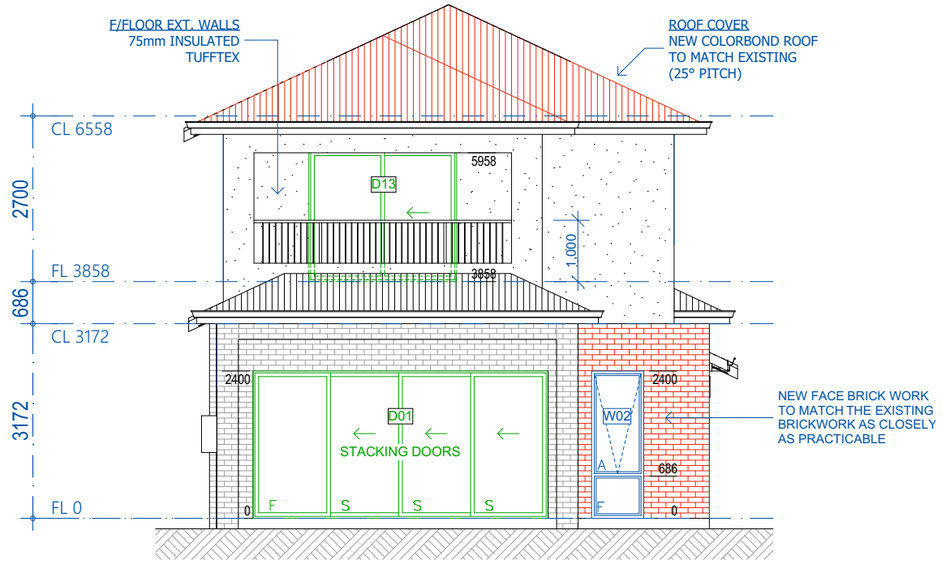
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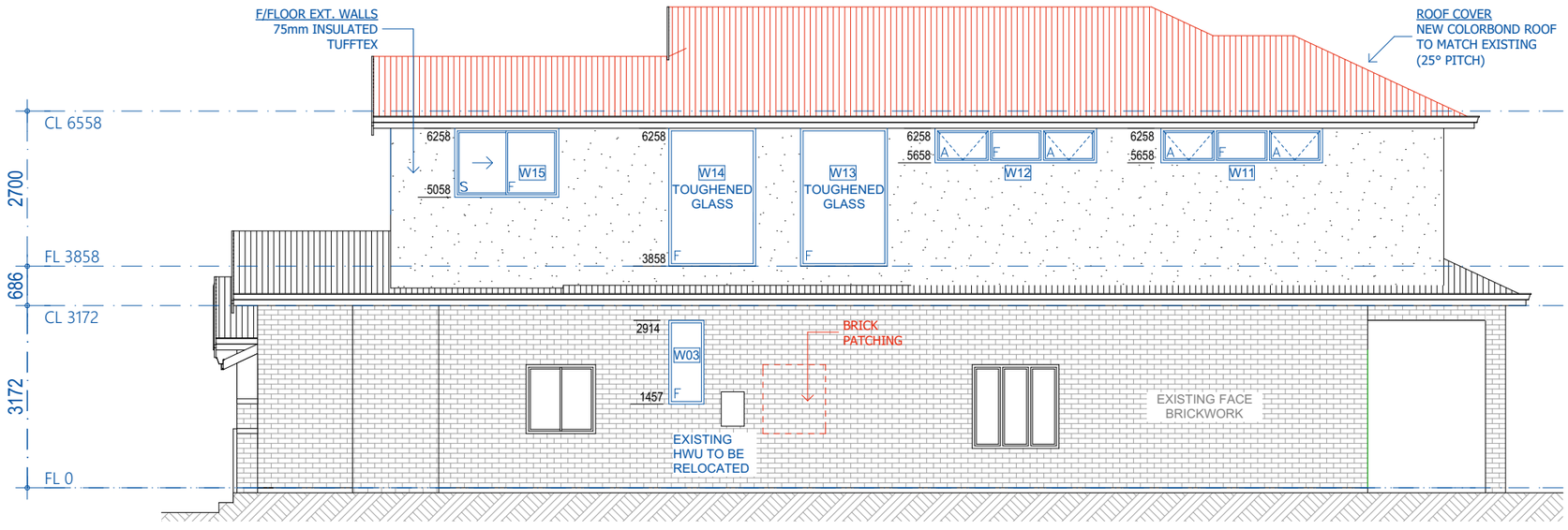
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NOTE:
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In accordance with relevant Australian Standards



ELEVATION 3
1:100



ELEVATION 4
1:100

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Drawn:	**NS**

Elevations 3-4
Scale 1:100

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