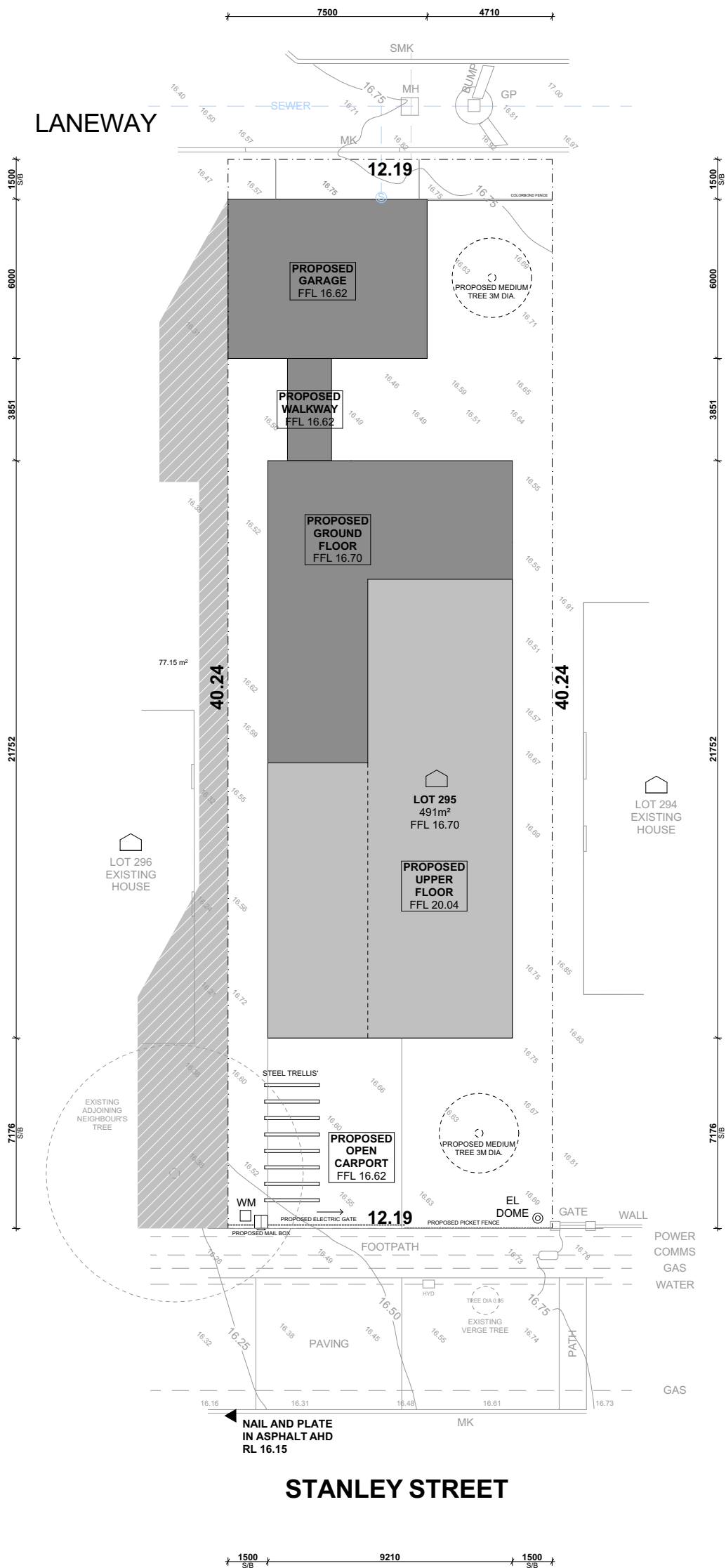




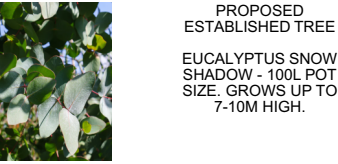
NOTE:

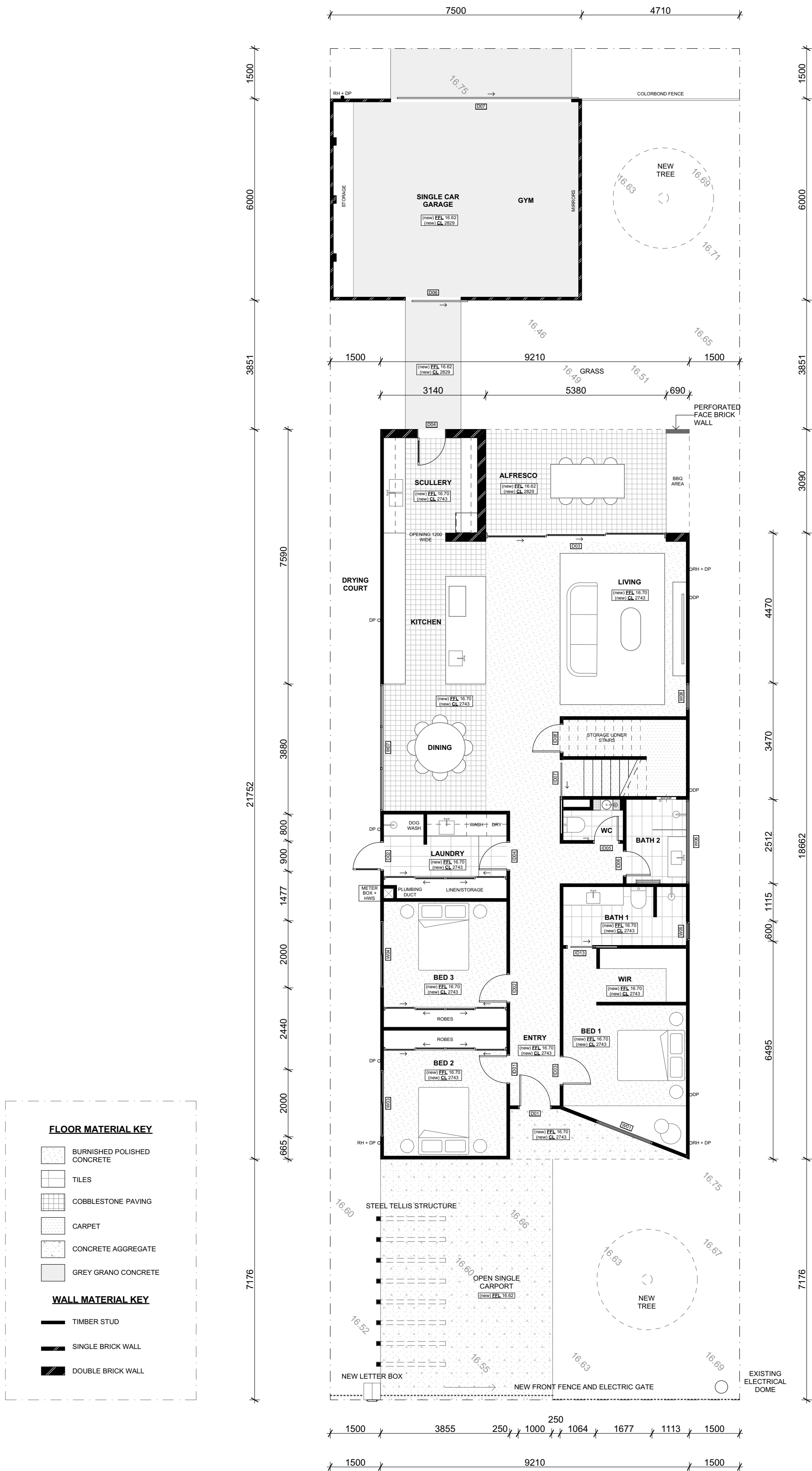
All measurements are approximate only. It is the builder's responsibility to confirm all drawings and all dimensions on site prior to the commencement of any works or ordering materials.

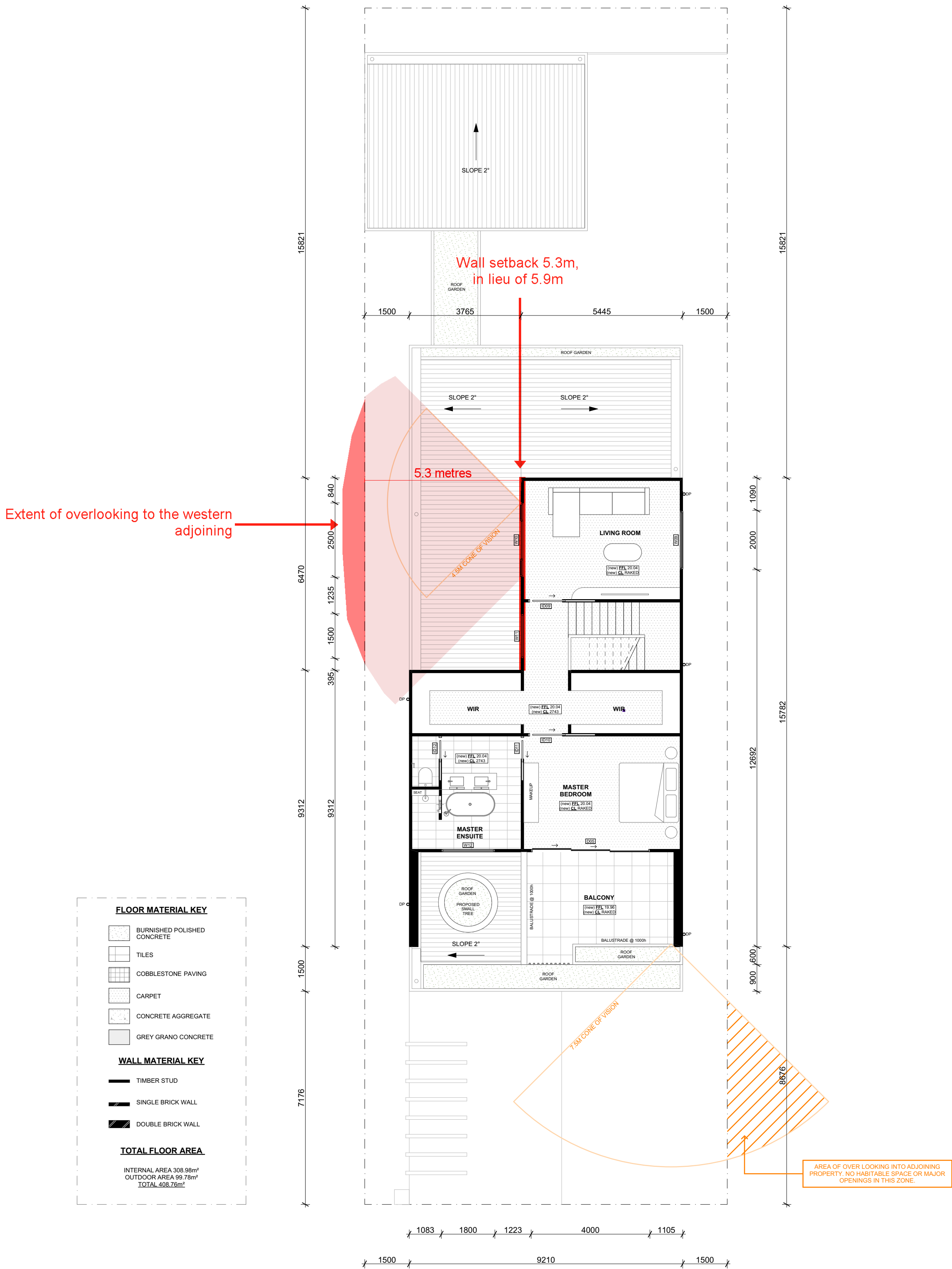
FLOOR AREA CALCULATIONS:	
GROUND FLOOR:	181.58m²
ALFRESCO:	18.76m²
WALKWAY/GARAGE:	51.39m²
UNCOVERED CARPORT:	36.19m²
UPPER FLOOR:	87.54m²
BALCONY:	43.21m²
TOTAL HOUSE AREA:	
418.67m²	
TOTAL GROUND AREA:	
287.92m²	

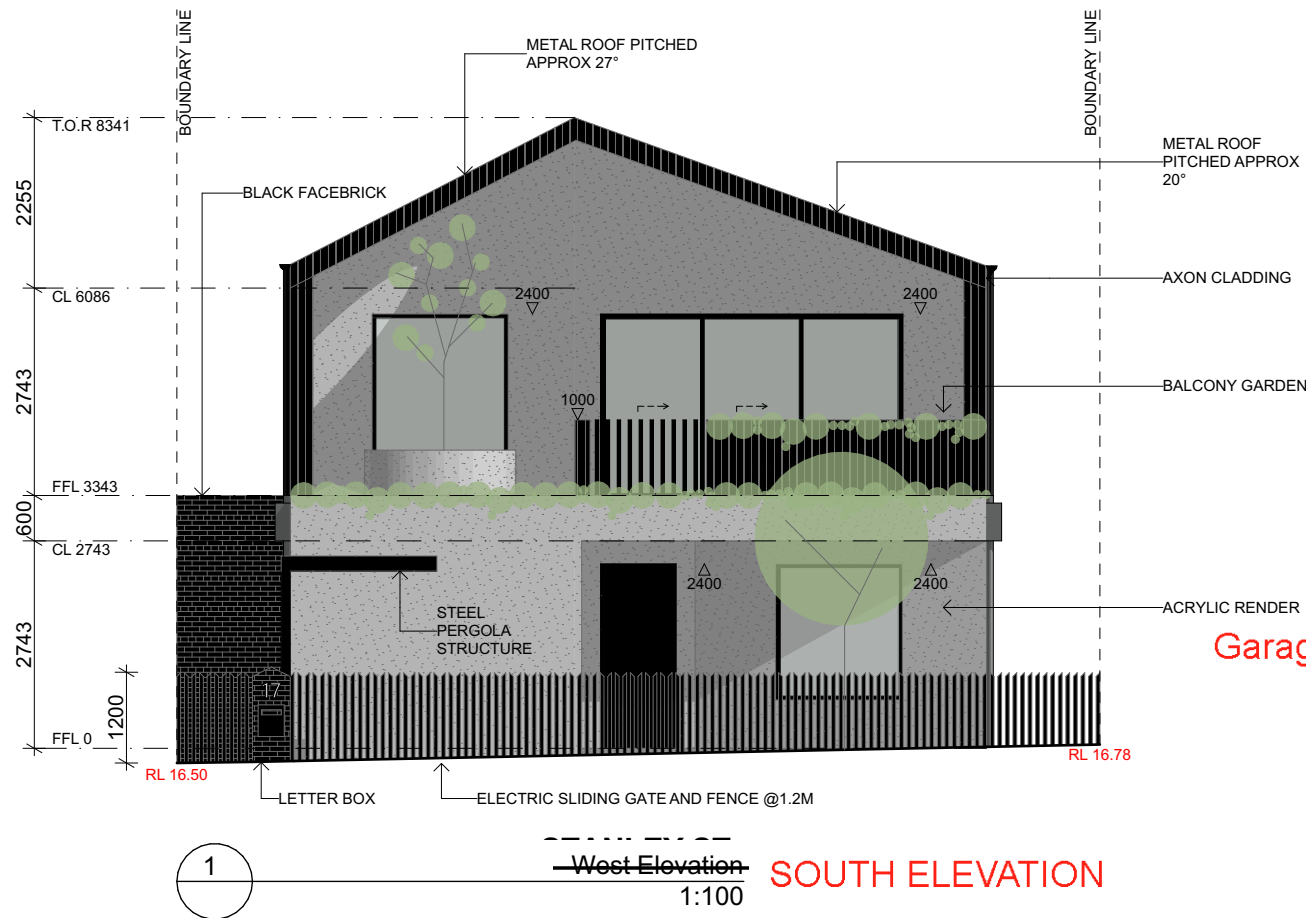
SITE COVERAGE:	
LOT AREA:	491m²
LOT ZONING:	R20
TOTAL GROUND FLOOR:	287.92m²
TOTAL SITE COVERAGE:	58.64%
TOTAL OPEN SPACE:	41.36%

OVERSHADOWING CALCULATIONS:	
15 STANLEY ST:	491m²
TOTAL OVERSHADOWING:	77.15m²
OVERSHADOWING %:	15.71%
NOTE: SUN SHADOW TAKEN @ 21 JUNE 12PM	

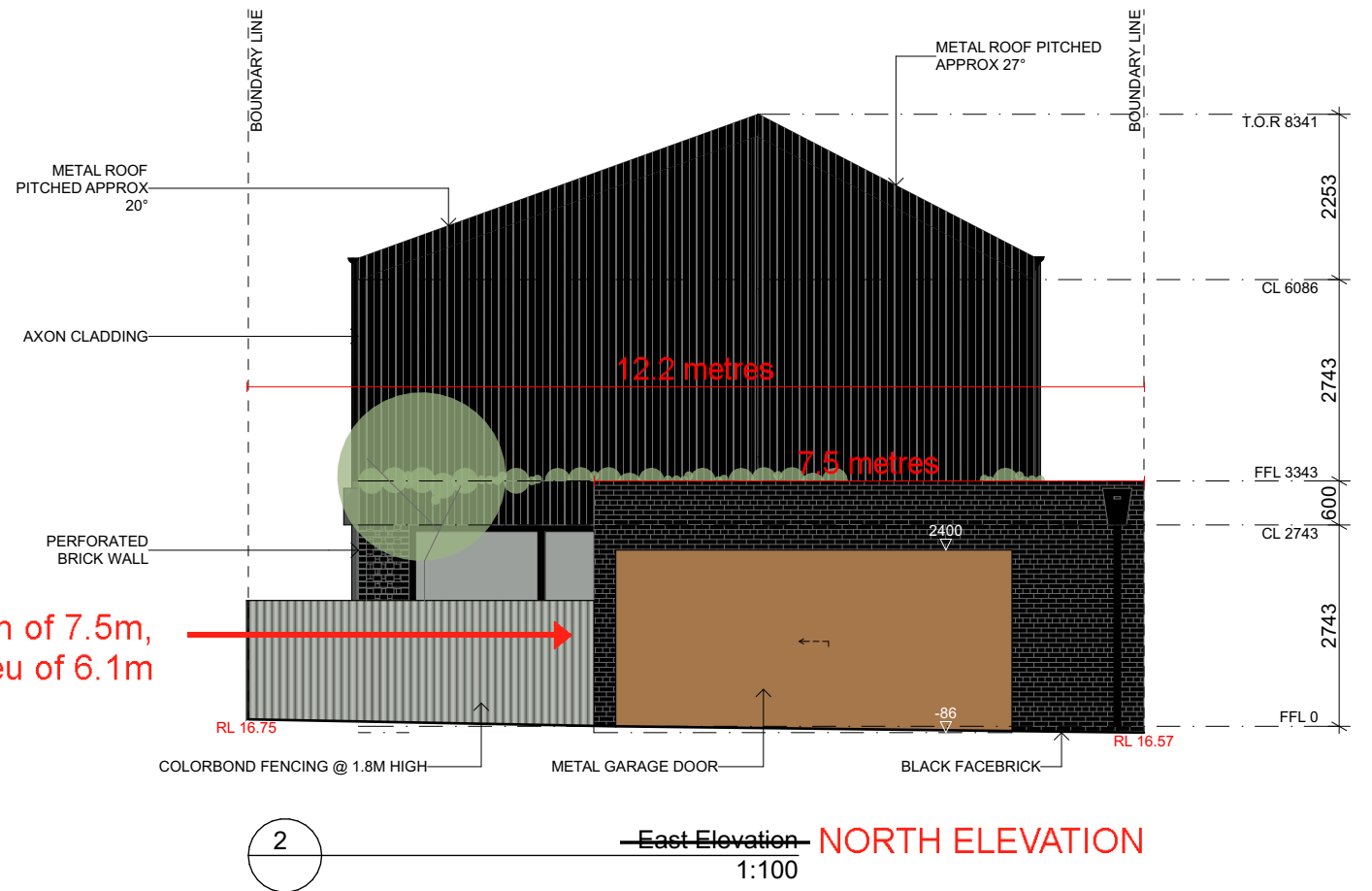


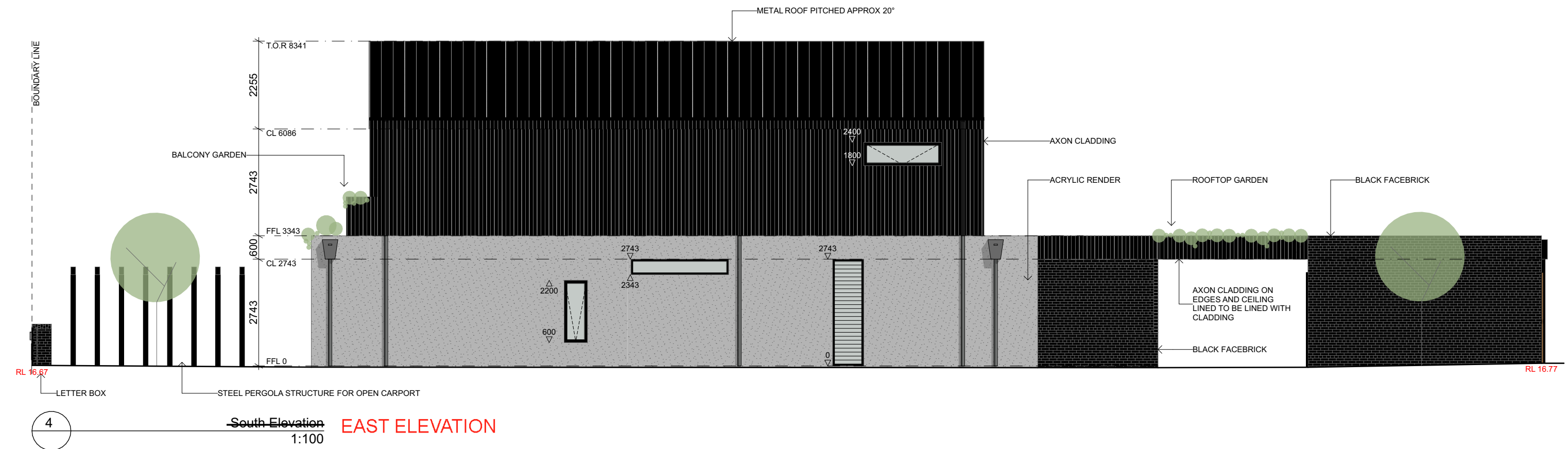
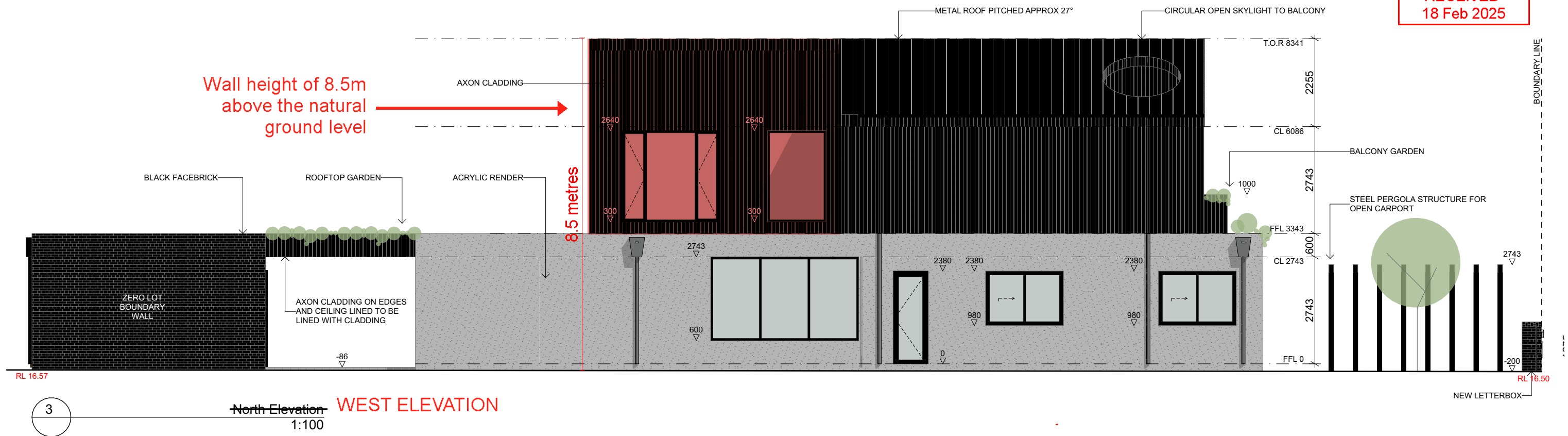






Garage width of 7.5m,
in lieu of 6.1m





SITE PLAN

CITY OF VINCENT
RECEIVED
18 Feb 2025

BUILDER : _____
_____ RESIDENCE

SITE LOCATION

Lot No 295
Street 17 STANLEY STREET
Suburb MOUNT LAWLEY
Loc. Auth CITY OF VINCENT

TITLE PARTICULARS

Dia/Plan P002001
Location -
Volume -
Folio -

SERVICES AND DETAIL

Electricity	Yes
Water	Yes
Sewerage	Yes
Gas	Yes
Telecom	Yes
Road	Asphalt
Footpath	Concrete
Kerb	MK / BK
View	-
Objectional Features	-
Access	-
Improvements	-
Fencing	Asbestos / Fibro
Adjoining Homes	-
Drainage	-
Re Peg Required	-



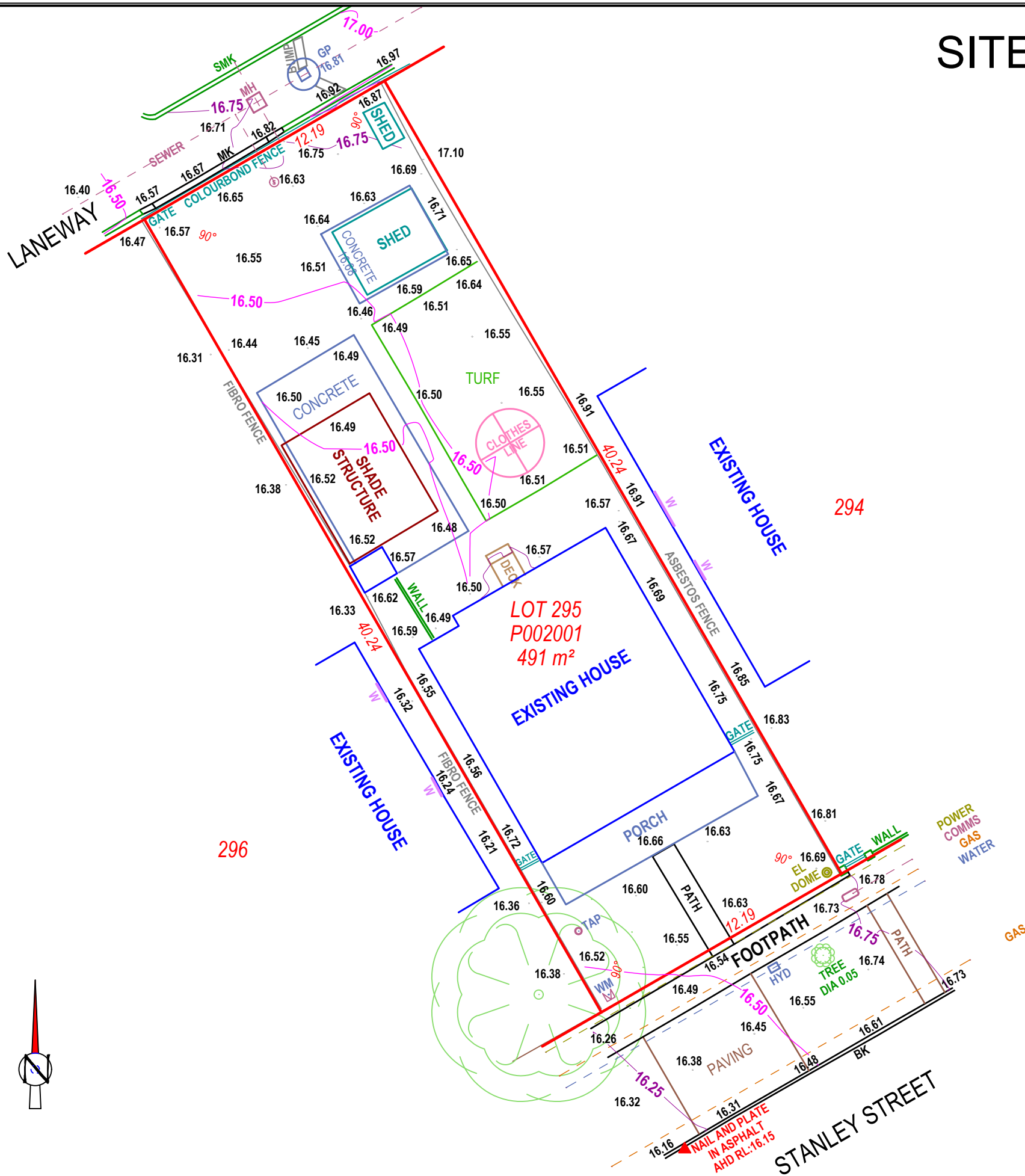
Mob: 0412 078 872 Ph: (08) 9409 7682
Email : pmsurvey@iinet.net.au
16 Ivory Ct, Kingsley 6026, Perth WA

Surveyor : Steve Mattaboni

Drawn : Dragan Siljanovski

Date : 29 / 07 / 2024
SP_17 Stanley St Mt Lawley

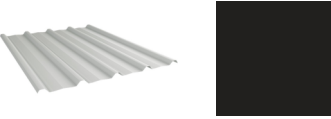
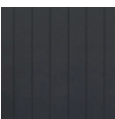
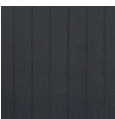
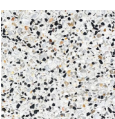
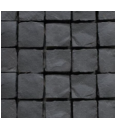
Check Title For easments etc
This survey does not
guarantee correct location of
boundary pegs or fences



BUILDERS

Services to be confirmed with AUTHORITIES. For easements etc. Check Certificate of Title. Site Survey only location of boundary pegs or fences in relation to the boundary is not guaranteed. The information shown on this drawing is current as at the date of the survey. Earthworks/ set out dimension may vary on site at the builders discretion. Sewer / Drainage may vary from schematic presentation check minimum clearance. Retaining not included / in addition to contract remains owners responsibility.

MATERIAL SCHEDULE

TYPE	MATERIAL	COLOUR
ROOF (CONCEALED ROOF AND PITCHED ROOF)	COLORBOND - NIGHT SKY	
EXTERNAL WALLS	BLACK FACE BRICK	
EXTERNAL WALLS	ACRLYIC RENDER	
EXTERNAL WALLS	AXON CLADDING	
EXTERIOR CEILING	AXON CLADDING	
DRIVEWAY + ENTRY FLOOR	CONCRETE AGG.	
ALFRESCO FLOOR + PATHWAY	COBBLESTONE	
WINDOW & DOORS	ALUMINIUM - BLACK	
GUTTERS, RAINHEADS & DOWNPIPES	METAL	COLOR AS SHOWN ON ELEVATIONS
BALCONY	ALUMINUM BLADES AXON CLADDING	
CARPORT TRELLIS	POWDER COATED STEEL	
FRONT FENCE	ALUMINIUM - BLACK	
LETTER BOX	BLACK FACE BRICK	
GARAGE DOOR	CORTEN STEEL	

