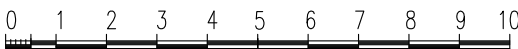


	MHS	SEWER MANHOLE
	MHD	DRAINAGE MANHOLE
	LID	LID (SMALL GALVANIZED OR MANHOLE)
	ECB	ELECTRICAL CABLE BOX
	EMB	ELECTRICAL METER BOX
	CBX	COMMUNICATIONS JUNCTION BOX
	TJB	TELSTRA JUNCTION BOX
	DG	DRAINAGE GRATE
	SEP	SIDE ENTRY PIT
	CUL	DRAINAGE CULVERT
	WM	WATER METER
	WCV	WATER CORP VALVE
	HYD	FIRE HYDRANT
	LP	LIGHT POLE
	PP	POWER POLE
	SP	STAY POLE
	SW	STAY WIRE
		GATE
		OVERHEAD POWER
		KOPPERS LOG BARRIER
		OTHER FENCE (as nominated)
		CONTROL PEG/MARK
	RW	RETAINING WALL
	LRW	LIMESTONE RETAINING WALL
	GB	GARDEN BED
	SHR	SHRUB
	T.O.W	TOP OF WALL
	B.O.W	BOTTOM OF WALL
	T.O.G	TOP OF GUTTER
	3H 2W	TREE 3high 2wide

NOTES:
 1. LEVELS TO AHD ASSUMED FROM WATERCORP SEWER MANHOLE
 2. DIMENSIONS OF BUILDINGS TAKEN FROM THIS PLAN SHOULD BE VERIFIED ON SITE FIRST.
 3. BOUNDARY INFORMATION FROM PLAN OF SURVEY
 4. GENERAL EASEMENTS HAVE NOT BEEN CHECKED OR SHOWN. CLIENT TO CHECK TITLE FOR EASEMENTS

NO BOUNDARY RE-SURVEY HAS BEEN UNDERTAKEN AS PART OF THIS WORK. BOUNDARY CONFIGURATION FROM DIAGRAM OF SURVEY HAS BEEN POSITIONED AS A BEST FIT WITH VARIOUS WALLS AND FENCES LOCATED. IT DOES NOT REPRESENT THE ACTUAL POSITION OF BOUNDARIES. IF BUILDING IS BEING CONTEMPLATED NEAR TO BOUNDARIES IT IS RECOMMENDED THAT A RE-SURVEY OF THE RELEVANT BOUNDARIES BE UNDERTAKEN.

DATUM: NAIL & PLATE IN BITUMEN R.L. 21.67m AHD



THIS DRAWING MAY NOT BE USED FOR ANY PURPOSE AND REMAINS THE PROPERTY OF MONAGHAN SURVEYING UNTIL ALL INVOICES AND FEES PAYABLE TO MONAGHAN SURVEYING ARE FULLY PAID. THE DRAWING MAY NOT BE REPRODUCED IN ANY WAY WITHOUT THE EXPRESS APPROVAL OF MONAGHAN SURVEYING.

<p>UNIT 11 / 4 FLINDELL ST, OCONNOR, W.A. 6163. Mob 0418 928065 Email : jmon @ aapt.net.au WEB fremantlesurveying.com.au <small>WAVERBY NOMINEES T/A. ABN 38 575 851 886</small></p>	BY	DATE	CONTOUR AND FEATURE SURVEY 471 BEAUFORT ST HIGHGATE LOTS 301 ON DP 29907	CLIENT:	HUBBLE	DRAWING	
	DRAWN	JTM		24.10.15	SCALE		1:150A3
	CHK'D	JTM		24.10.15	DATE		23.10.15
	APP'D			24.10.15	DATUM		AHD
	ISSUED	JTM		24.10.15	DRAWN		JTM
				REVISION	BEA 001		

SITE NOTES

EXISTING PLAN HAS BEEN DRAWN FROM SURVEY INFORMATION PROVIDED. THE DRAWING ACCURACY AND COMPLETENESS WILL REFLECT THE ACCURACY AND COMPLETENESS OF THE ORIGINAL SURVEY. CHECK ALL DIMENSIONS ON SITE PRIOR TO ANY SET OUT.

EXISTING SERVICES POINTS TO BE VERIFIED ON-SITE - LOCATIONS SHOWN ON THESE PLANS ARE INDICATIVE ONLY

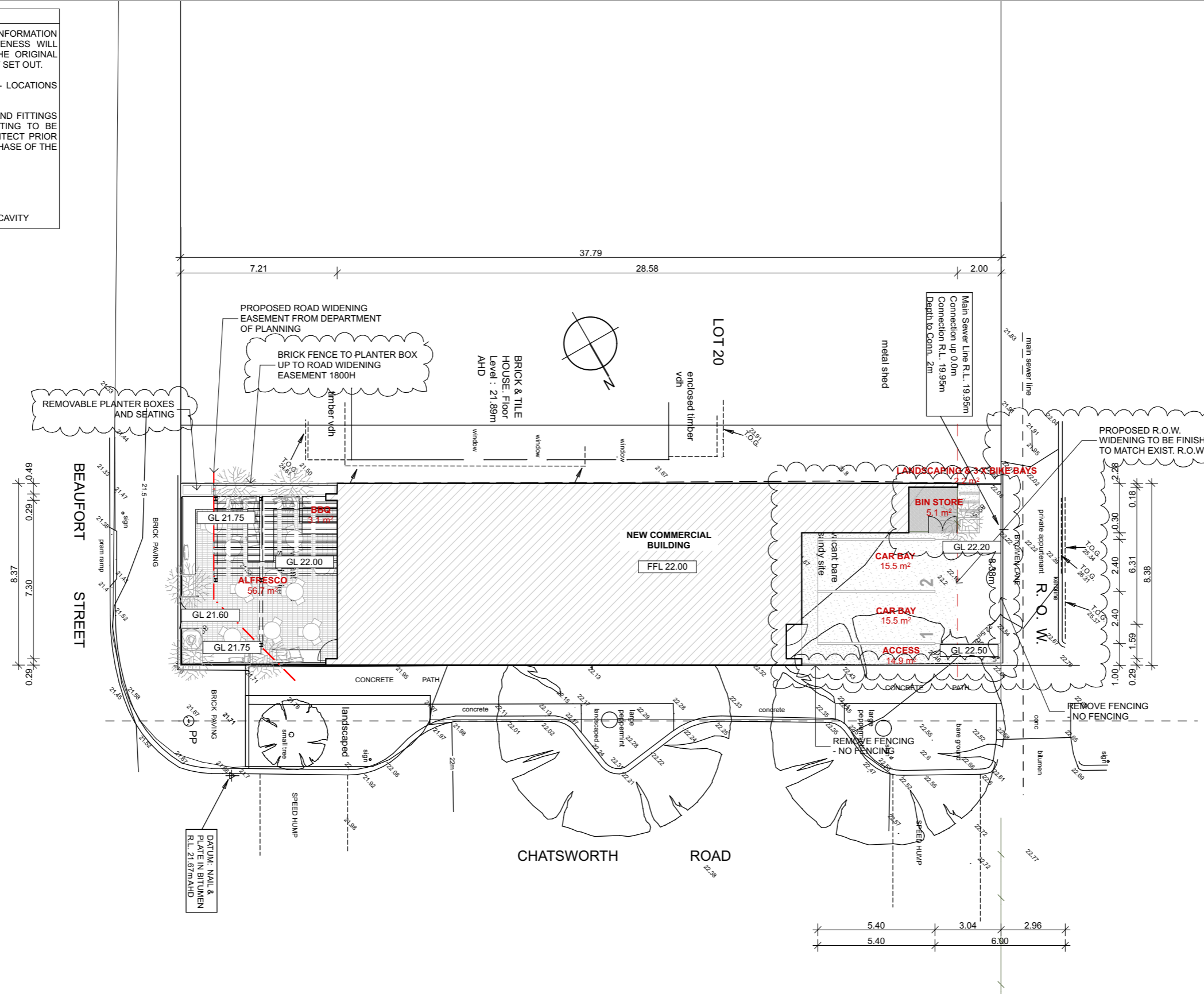
BUILDER SHALL CHECK AND VERIFY ALL DIMENSIONS AND FITTINGS AND FIXTURES CONDITIONS, (BOTH NEW AND EXISTING TO BE REUSED). REPORT ANY DISCREPANCIES TO THE ARCHITECT PRIOR TO ORDERING MATERIALS OR PROCEEDING WITH ANY PHASE OF THE WORK.

DO NOT SCALE DIMENSIONS FROM DRAWINGS.

NOTE:
INSTALL BRICK EXPANSION JOINTS TO STRUCT. ENG DETAILS OR TO AS. ENSURE NO MOISTURE BRIDGING IN CAVITY

SITE LEGENDS **Attachment 2**

- SITE BOUNDARY
- NEW BUILDING
- EXISTING STRUCTURE TO REMAIN
- EXISTING STRUCTURE TO BE DEMOLISHED
- NEW FENCE (COLORBOND)
- NEW FENCE (LOW BRICK WITH VISUALLY PERMEABLE SCREEN)
- NEW FENCE (BRICK WITH PIERS)
- EXISTING FENCE TO BE REMOVED
- EXISTING FENCE TO BE RETAINED
- NEW GATE (STEEL PROFILE)
- NEW GROUND LEVEL HEIGHT
- +16.25 EXISTING GROUND LEVEL HEIGHT
- NEW TREE BY OTHERS
- EXISTING TREE TO BE REMOVED
- EXISTING TREE TO BE RETAINED
- ENTRANCE TO LOT
- ENTRANCE TO BUILDING
- NEW LAWN
- EXISTING PAVING
- NEW SLIP-RESISTANT AGGREGATE CONCRETE PAVING
- NEW BRICK PAVING



GENERAL NOTES:

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- FIGURED DIMENSIONS SHALL TAKE PRECEDENCE OVER SCALED MEASUREMENTS.
- CHECK AND CONFIRM EXISTING LEVELS AND DIMENSIONS ON SITE PRIOR TO THE COMMENCEMENT OF ANY WORK.
- THIS DRAWING IS PROTECTED BY AUSTRALIAN AND INTERNATIONAL COPYRIGHT LAW.
- EXISTING PLAN HAS BEEN DRAWN FROM SURVEY INFORMATION PROVIDED.
- EXISTING SERVICES POINTS TO BE VERIFIED ON-SITE - LOCATIONS SHOWN ON THESE PLANS ARE INDICATIVE ONLY
- DO NOT SCALE DIMENSIONS FROM DRAWINGS.

REV	NOTE	DATE
F	BRICK FENCE TO FRONT SETBACK	17/02/16
E	LANDSCAPING AND SETBACK TO REAR	12/02/16
D	FENCE REMOVAL TO R.O.W AND REAR	28/01/16
C	ADDITIONAL NOTES / PERGOLA CHANGE	13/01/16
B	ALTERATIONS TO SUIT R.O.W. WIDENING	06/01/16
A	DEVELOPMENT APPROVAL	09/11/15

LAYOUT TITLE:
SITE PLAN

PROJECT STATUS:
DESIGN DEVELOPMENT

SCALE:
1:200 @ A3

DRAWN BY:
PH

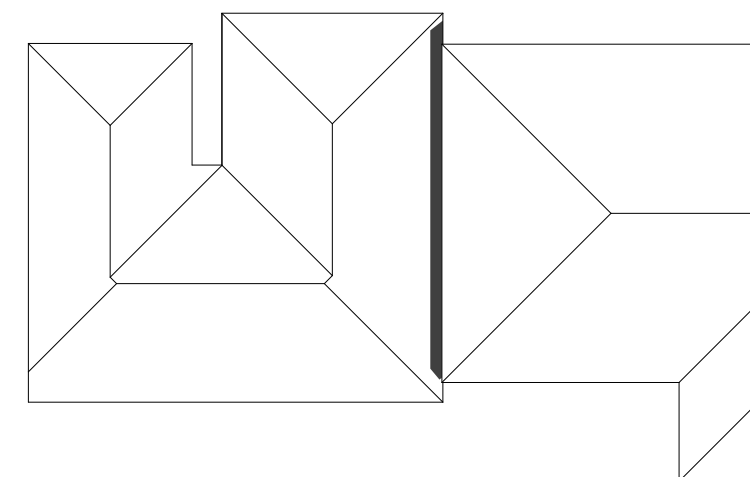
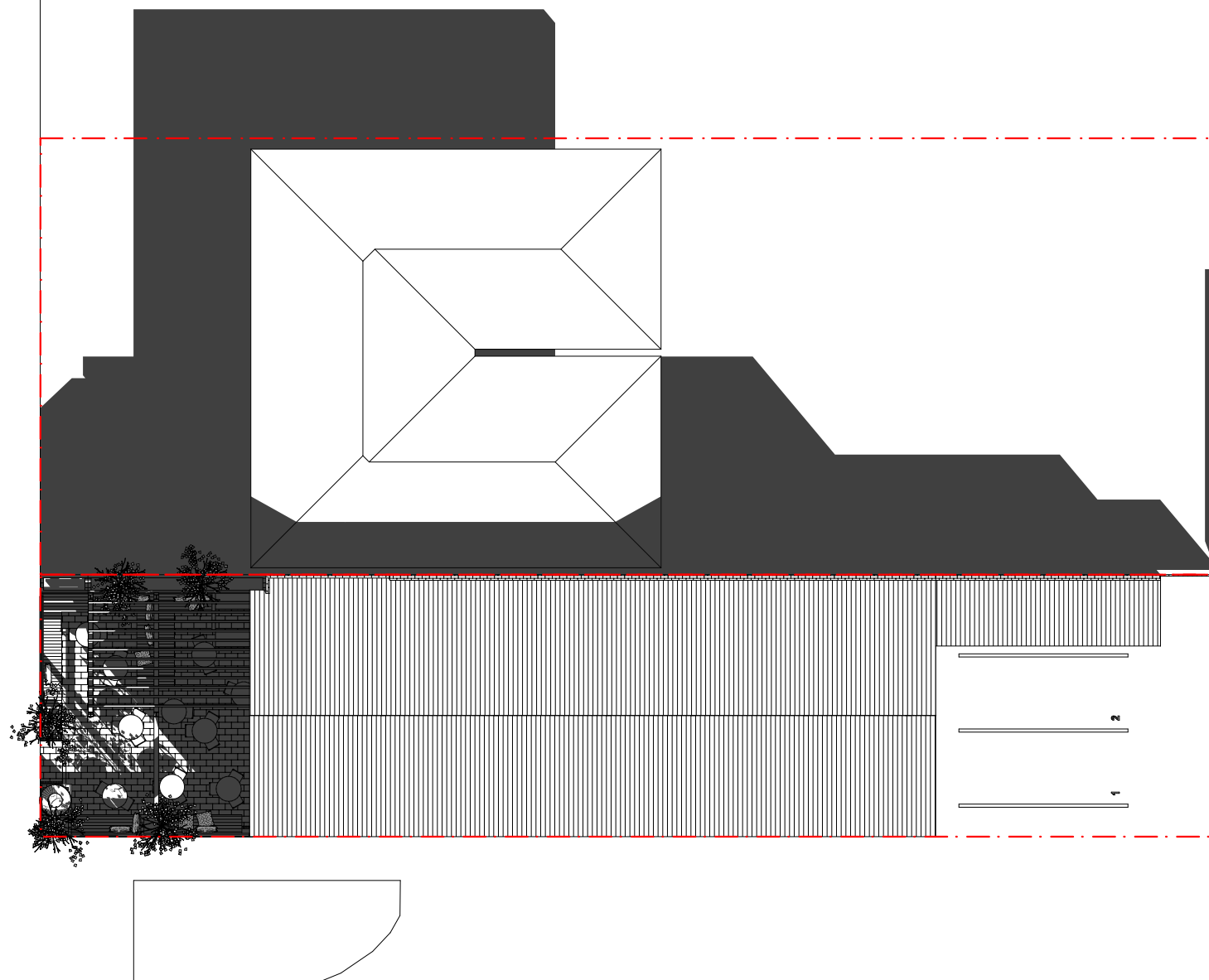
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CARGO 471
LOT 301, #471 BEAUFORT ST MT
LAWLEY WA 6050
VISIONMAX

PROJECT NO:
0000-00

DRAWING NO:
A1-02

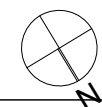
hubble
design

SHOP C2/190 SCARBOROUGH BEACH RD MT HAWTHORN WA
6016 +61 8 9242 3167 OFFICE@HUBBLE.COM.AU



OVERSHADOWING
 AREA OF NEIGHBOURING SITE: 524 sqm
 OVERSHADOWING: 188 sqm
 PERCENTAGE: 35%

SHADOW OUTLINE @1200 21 JUNE



GENERAL NOTES:
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 - DO NOT SCALE DIMENSIONS FROM DRAWINGS.

REV	NOTE	DATE

LAYOUT TITLE:
OVERSHADOWING DIAGRAM

PROJECT STATUS:
 DESIGN DEVELOPMENT

SCALE:
 1:200 @ A3

DRAWN BY:
 PH

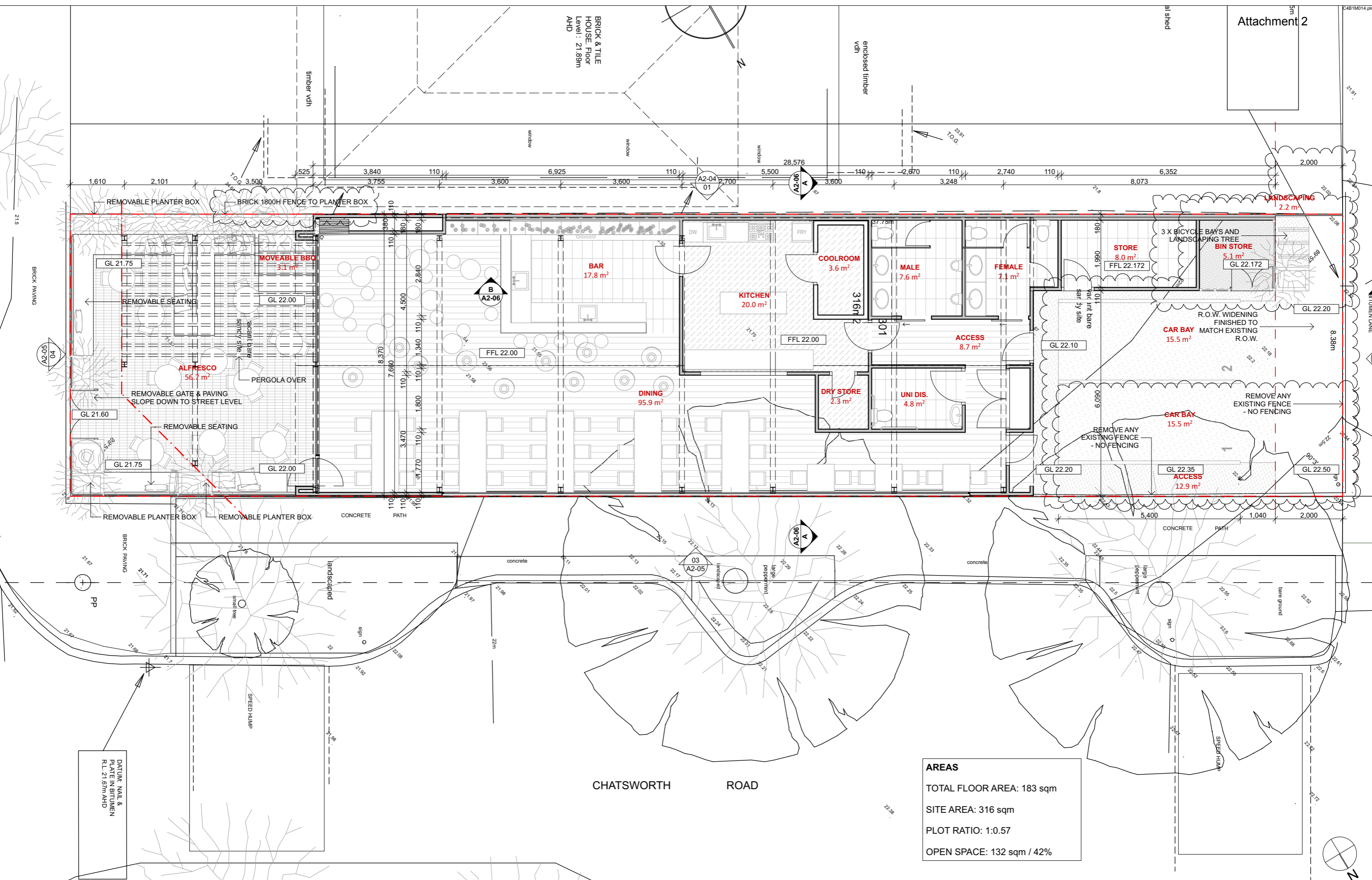
PROJECT CLIENT:
CARGO 471
LOT 301, #471 BEAUFORT ST MT
LAWLEY WA 6050
 VISIONMAX

PROJECT NO:
 0000-00

DRAWING NO:
A1-03

hubble
 d e s i g n

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AREAS
 TOTAL FLOOR AREA: 183 sqm
 SITE AREA: 316 sqm
 PLOT RATIO: 1:0.57
 OPEN SPACE: 132 sqm / 42%

GENERAL NOTES:

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- EXISTING SERVICES POINTS TO BE VERIFIED ON-SITE - LOCATIONS SHOWN ON THESE PLANS ARE INDICATIVE ONLY DO NOT SCALE DIMENSIONS FROM DRAWINGS.

REV	NOTE	DATE
E	BRICK FENCE TO FRONT/REDUCE PLANTER HT.	17/02/16
D	LANDSCAPING AND BIKE BAYS TO R.O.W.	12/02/16
C	FENCE REMOVAL TO R.O.W. AND REAR	28/01/16
B	ALTERATIONS TO SUIT R.O.W. WIDENING	06/01/16
A	DEVELOPMENT APPROVAL	09/11/15
SK4	REVISED SKETCH	01/11/15

LAYOUT TITLE:
GROUND FLOOR PLAN

PROJECT STATUS:
DESIGN DEVELOPMENT

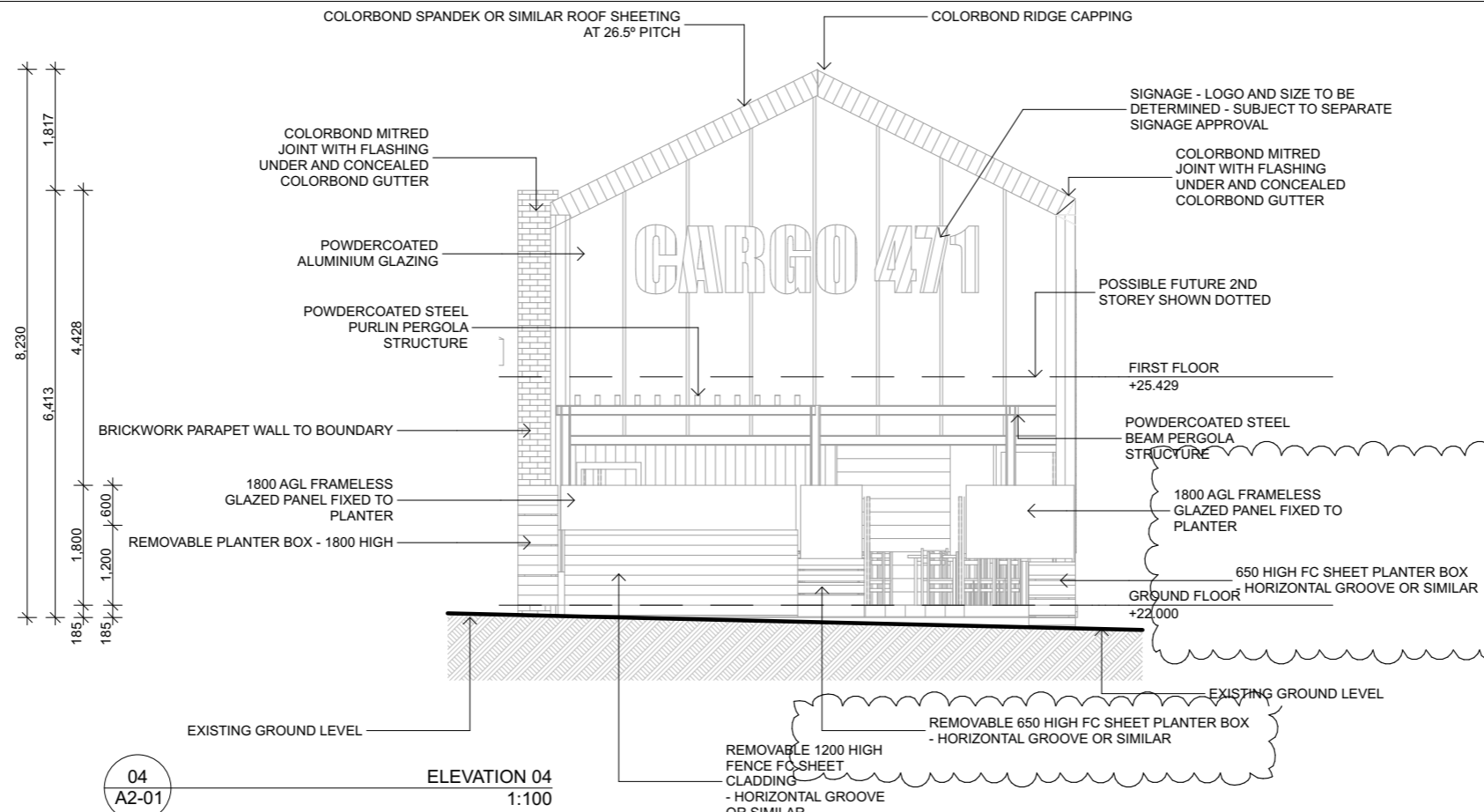
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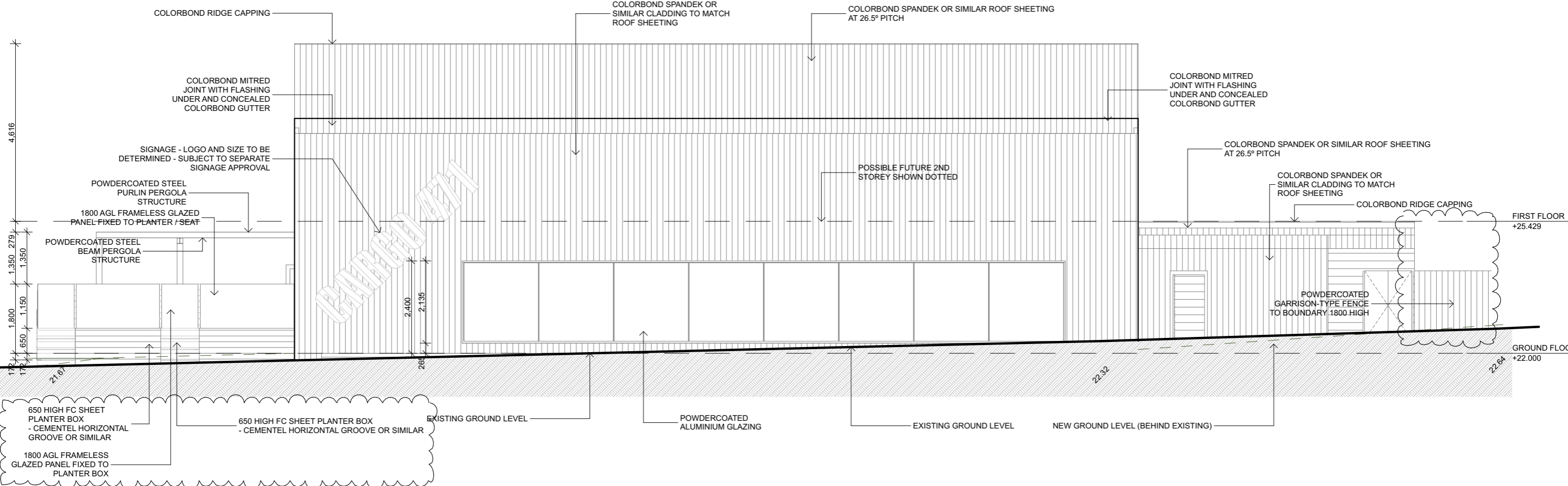
PROJECT CLIENT:
CARGO 471
LOT 301, #471 BEAUFORT ST MT
LAWLEY WA 6050
 VISIONMAX

PROJECT NO:
 0000-00

DRAWING NO:
A2-01



04
A2-01
ELEVATION 04
1:100



03
A2-01
ELEVATION 03
1:100

GENERAL NOTES:
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 - CHECK AND CONFIRM EXISTING LEVELS AND DIMENSIONS ON SITE PRIOR TO THE COMMENCEMENT OF ANY WORK.
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 - EXISTING PLAN HAS BEEN DRAWN FROM SURVEY INFORMATION PROVIDED.
 - EXISTING SERVICES POINTS TO BE VERIFIED ON-SITE - LOCATIONS SHOWN ON THESE PLANS ARE INDICATIVE ONLY DO NOT SCALE DIMENSIONS FROM DRAWINGS.

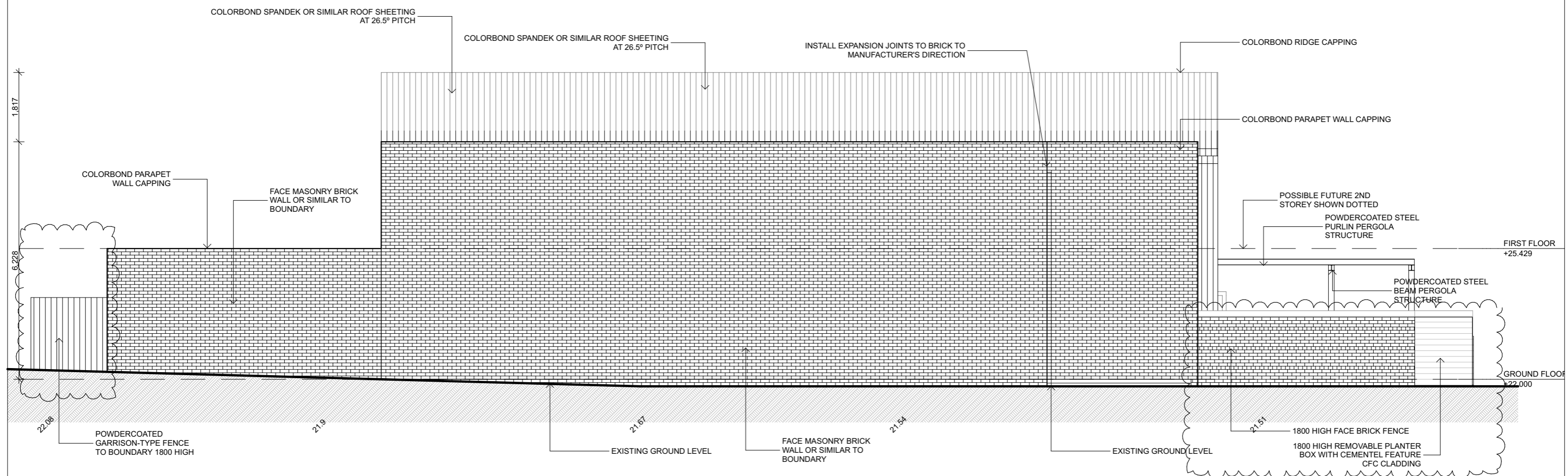
REV	NOTE	DATE
D	PLANTER BOX HEIGHT REDUCTION	17/02/16
C	SETBACK INCREASED TO R.O.W.	12/02/16
B	FENCE REMOVAL TO R.O.W. AND REAR	28/01/16
A	DEVELOPMENT APPROVAL	09/11/15

LAYOUT TITLE:
 ELEVATION 03 & 04
 PROJECT STATUS:
 DESIGN DEVELOPMENT
 SCALE:
 1:100 @ A3
 DRAWN BY:
 PH

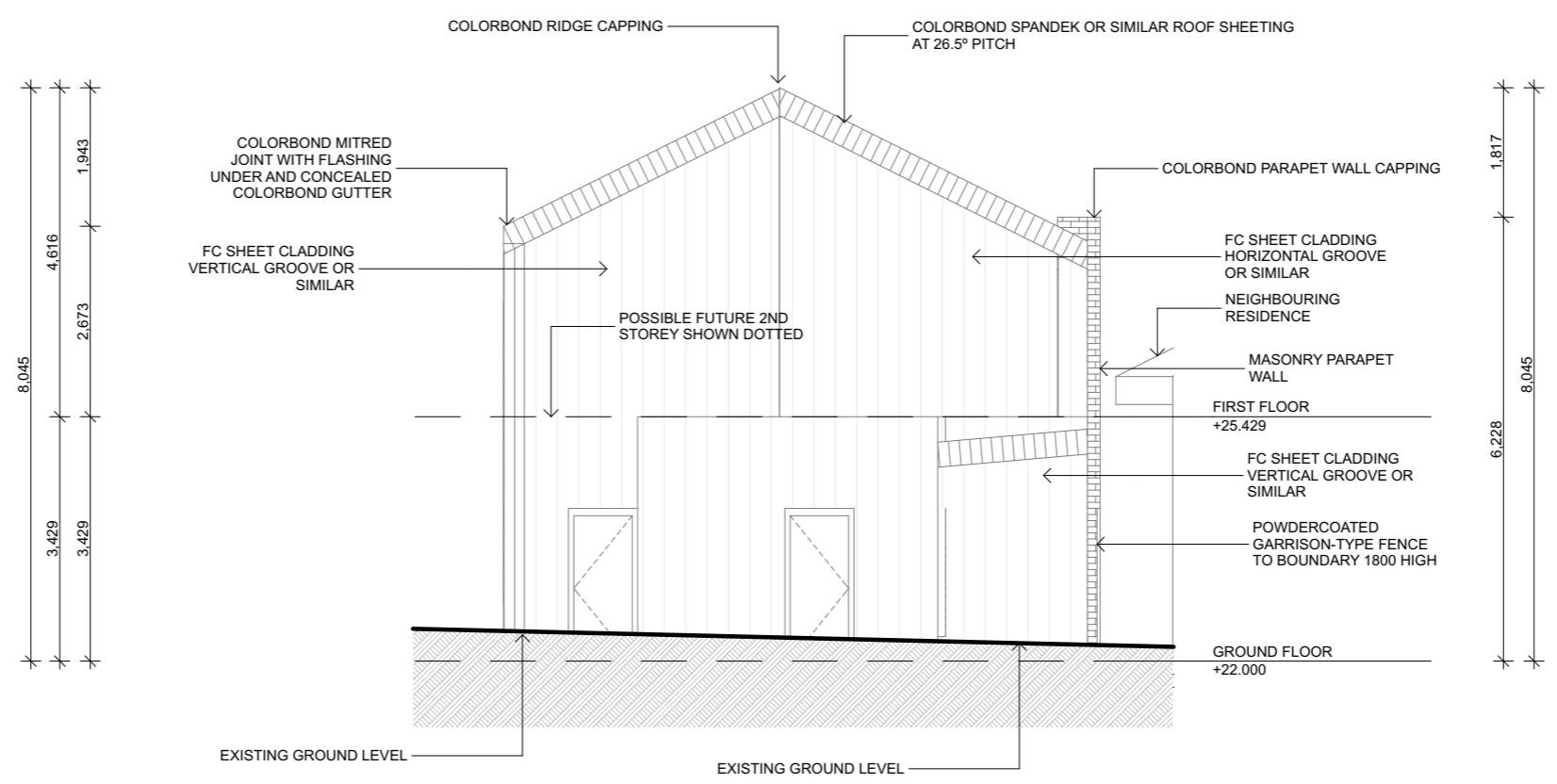
PROJECT CLIENT:
 CARGO 471
 LOT 301, #471 BEAUFORT ST MT
 LAWLEY WA 6050
 VISIONMAX

PROJECT NO:
 0000-00
 DRAWING NO:
 A2-05





01
A2-01 ELEVATION 01
1:100



02
A2-01 ELEVATION 02
1:100

GENERAL NOTES:
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REV	NOTE	DATE
C	BRICK FENCE TO FRONT UP TO R. WIDENING	17/02/16
B	INCREASED SETBACK TO R.O.W.	12/02/16
A	DEVELOPMENT APPROVAL	09/11/15

LAYOUT TITLE:
ELEVATION 01 & 02

PROJECT STATUS:
DESIGN DEVELOPMENT

SCALE:
1:100 @ A3

DRAWN BY:
PH

PROJECT CLIENT:
CARGO 471
LOT 301, #471 BEAUFORT ST MT
LAWLEY WA 6050
VISIONMAX

PROJECT NO:
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DRAWING NO:
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