

## DEVELOPMENT APPLICATION

<b>APPLICATION NUMBER:</b>	PLN-21-323
<b>PROPOSED DEVELOPMENT:</b>	Multiple Dwellings (two)
<b>LOCATION:</b>	4 Illawarra Road Glenorchy
<b>APPLICANT:</b>	Prime Design (Invermay)
<b>ADVERTISING START DATE:</b>	04/08/2021
<b>ADVERTISING EXPIRY DATE:</b>	17/08/2021

Plans and documentation are available for inspection at Council's Offices, located at 374 Main Road, Glenorchy between 8.30 am and 5.00 pm, Monday to Friday (excluding public holidays) and on Glenorchy City Council's website ([www.gcc.tas.gov.au](http://www.gcc.tas.gov.au)) until **17/08/2021**.

During this time, any person may make representations relating to the applications by letter addressed to the General Manager, Glenorchy City Council, PO Box 103, Glenorchy 7010 or by email to [gccmail@gcc.tas.gov.au](mailto:gccmail@gcc.tas.gov.au).

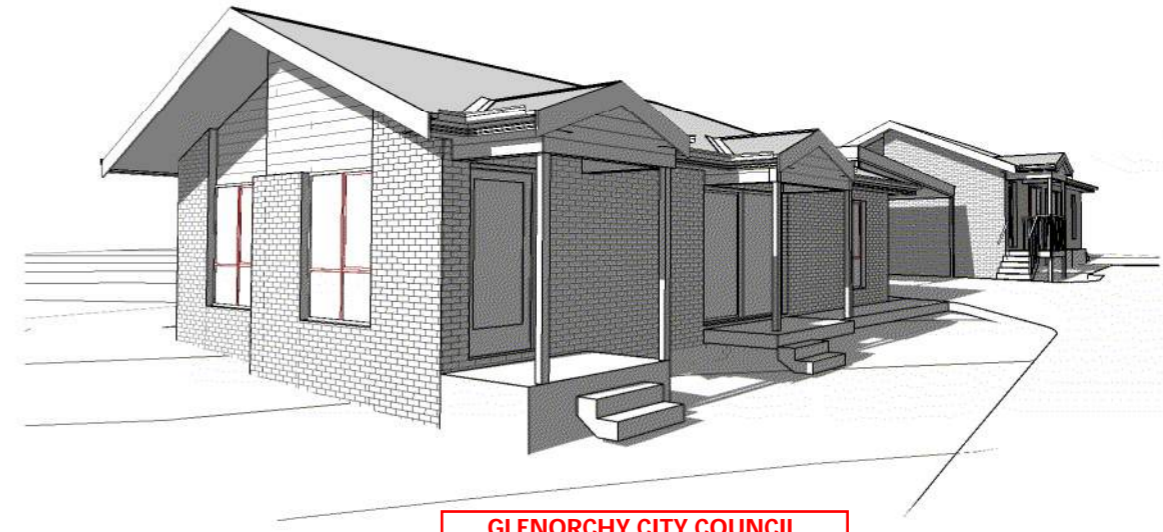
Representations must be received by no later than 11.59 pm on **17/08/2021**, or for postal and hand delivered representations, by 5.00 pm on **17/08/2021**.

# PROPOSED RESIDENTIAL DEVELOPMENT

## 4 ILLAWARRA ROAD, GLENORCHY

### CENTACARE EVOLVE HOUSING

PD21149



GLENORCHY CITY COUNCIL  
PLANNING SERVICES

APPLICATION No ~~PLN-21-323~~  
DATE RECEIVED 28/07/2021

PLANNING

BUILDING DRAWINGS

No	DRAWING
01	SITE PLAN
02	DRIVEWAY PLAN
03	LANDSCAPING PLAN
04	SITE DRAINAGE PLAN
05	LOCALITY PLAN
06	SHADOW DIAGRAMS
07	SHADOW DIAGRAMS

UNIT 1 DRAWINGS

No	DRAWING
01-01	FLOOR PLAN
01-02	DOOR AND WINDOW SCHEDULES
01-03	ELEVATIONS
01-04	ELEVATIONS
01-05	ROOF PLAN

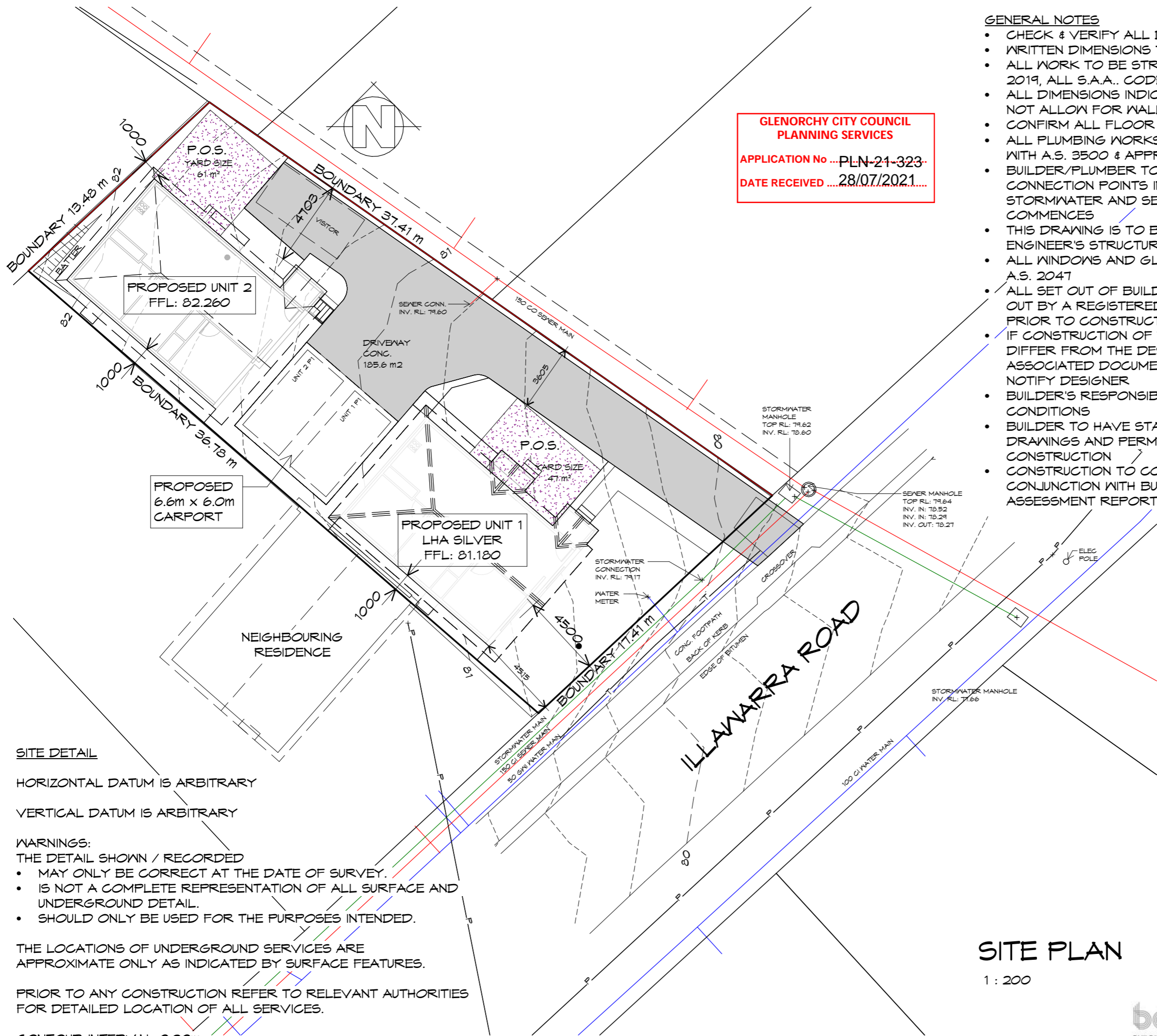
UNIT 2 DRAWINGS

No	DRAWING
02-01	FLOOR PLAN
02-02	DOOR AND WINDOW SCHEDULES
02-03	ELEVATIONS
02-04	ELEVATIONS
02-05	ROOF PLAN



10 Goodman Court , Invermay Launceston 7248  
 p(l) +03 6332 3790  
 Shop 9, 105-111 Main Road, Moonah Hobart 7009  
 p(h)+03 6228 4575  
 info@primedesigntas.com.au primedesigntas.com.au  
 Accredited Building Practitioner: Frank Geskus -No CC246A

JUNE 2021



**GLENORCHY CITY COUNCIL  
PLANNING SERVICES**

APPLICATION No ... **PLN-21-323** ...  
DATE RECEIVED ... **28/07/2021** ...

**GENERAL NOTES**

- CHECK & VERIFY ALL DIMENSIONS & LEVELS ON SITE
- WRITTEN DIMENSIONS TO TAKE PREFERENCE OVER SCALED
- ALL WORK TO BE STRICTLY IN ACCORDANCE WITH NCC 2019, ALL S.A.A. CODES & LOCAL AUTHORITY BY-LAWS
- ALL DIMENSIONS INDICATED ARE FRAME TO FRAME AND DO NOT ALLOW FOR WALL LININGS
- CONFIRM ALL FLOOR AREAS
- ALL PLUMBING WORKS TO BE STRICTLY IN ACCORDANCE WITH A.S. 3500 & APPROVED BY COUNCIL INSPECTOR
- BUILDER/PLUMBER TO ENSURE ADEQUATE FALL TO SITE CONNECTION POINTS IN ACCORDANCE WITH A.S. 3500 FOR STORMWATER AND SEWER BEFORE CONSTRUCTION COMMENCES
- THIS DRAWING IS TO BE READ IN CONJUNCTION WITH THE ENGINEER'S STRUCTURAL DRAWINGS
- ALL WINDOWS AND GLAZING TO COMPLY WITH A.S. 1288 & A.S. 2047
- ALL SET OUT OF BUILDINGS & STRUCTURES TO BE CARRIED OUT BY A REGISTERED LAND SURVEYOR AND CHECKED PRIOR TO CONSTRUCTION
- IF CONSTRUCTION OF THE DESIGN IN THIS SET OF DRAWINGS DIFFER FROM THE DESIGN AND DETAIL IN THESE AND ANY ASSOCIATED DOCUMENTS BUILDER AND OWNER ARE TO NOTIFY DESIGNER
- BUILDER'S RESPONSIBILITY TO COMPLY WITH ALL PLANNING CONDITIONS
- BUILDER TO HAVE STAMPED BUILDING APPROVAL DRAWINGS AND PERMITS PRIOR TO COMMENCEMENT OF CONSTRUCTION
- CONSTRUCTION TO COMPLY WITH AS 3959, READ IN CONJUNCTION WITH BUSHFIRE ATTACK LEVEL (BAL) ASSESSMENT REPORT.

**PLANNING**  
NOTE: DO NOT SCALE OFF DRAWINGS

**SITE DETAIL**

HORIZONTAL DATUM IS ARBITRARY

VERTICAL DATUM IS ARBITRARY

WARNINGS:  
THE DETAIL SHOWN / RECORDED

- MAY ONLY BE CORRECT AT THE DATE OF SURVEY.
- IS NOT A COMPLETE REPRESENTATION OF ALL SURFACE AND UNDERGROUND DETAIL.
- SHOULD ONLY BE USED FOR THE PURPOSES INTENDED.

THE LOCATIONS OF UNDERGROUND SERVICES ARE APPROXIMATE ONLY AS INDICATED BY SURFACE FEATURES.

PRIOR TO ANY CONSTRUCTION REFER TO RELEVANT AUTHORITIES FOR DETAILED LOCATION OF ALL SERVICES.

CONTOUR INTERVAL 0.20m  
Document Set ID: 3008576  
Version: 1, Version Date: 28/07/2021

**SITE PLAN**  
1 : 200



10 Goodman Court, Invermay Tasmania 7248,  
p(l)+ 03 6332 3790  
Shop 9, 105-111 Main Road, Moonah Hobart 7009  
p(h)+ 03 6228 4575  
info@primedesigntas.com.au primedesigntas.com.au

Project:  
**PROPOSED RESIDENTIAL DEVELOPMENT**  
**4 ILLAWARRA ROAD,**  
**GLENORCHY**  
Client name:  
**CENTACARE EVOLVE HOUSING**

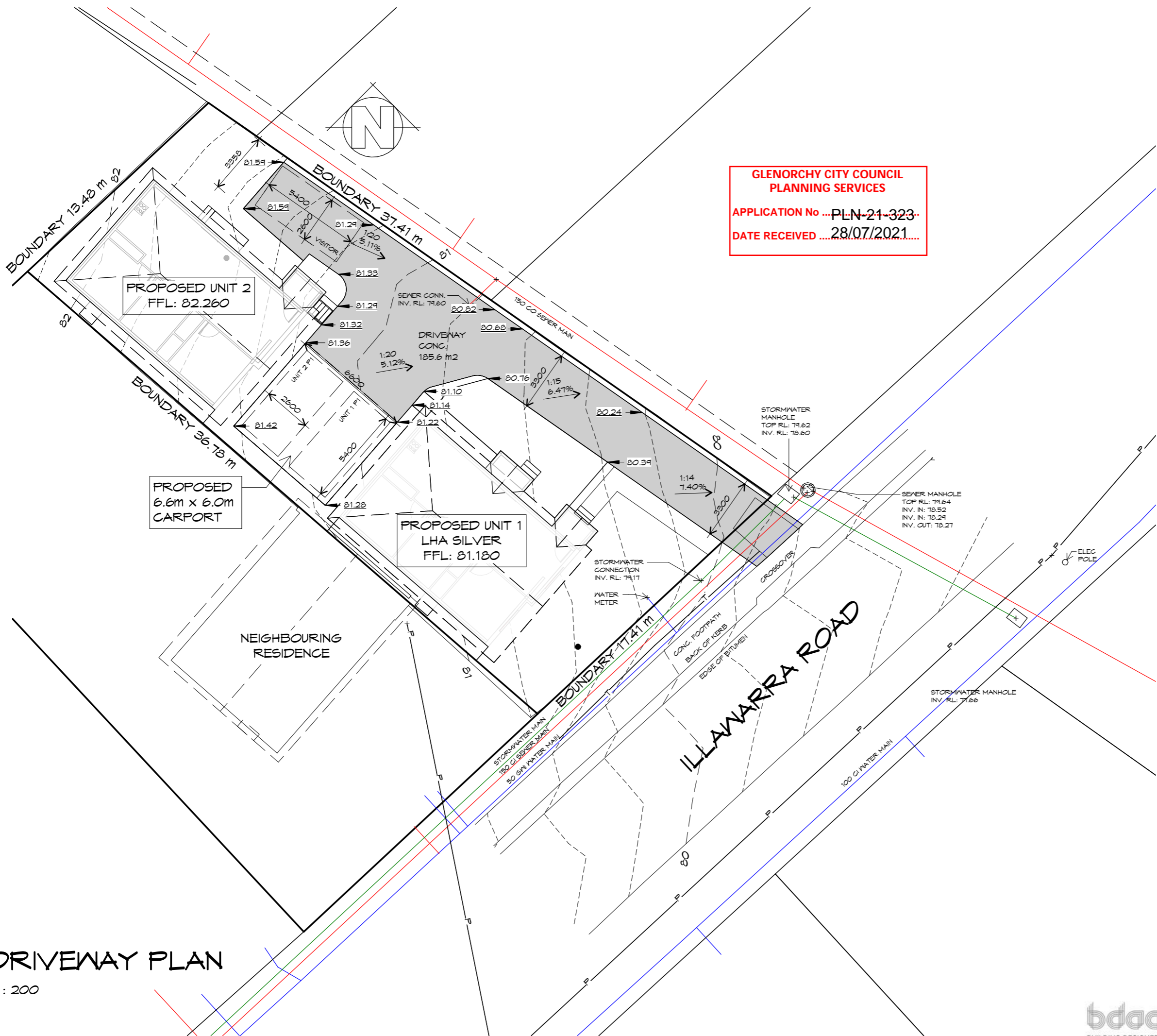
Drawing:  
**SITE PLAN**

Drafted by: <b>Author</b>	Approved by: <b>Approver</b>
Date: <b>01-06-2021</b>	Scale: <b>1 : 200</b>
Project/Drawing no: <b>PD21149 -01</b>	Revision: <b>01</b>
Accredited building practitioner: Frank Geskus -No CC246A	





**GLENORCHY CITY COUNCIL  
PLANNING SERVICES**  
 APPLICATION No ...**PLN-21-323**..  
 DATE RECEIVED ....**28/07/2021**.....



**DRIVENAY PLAN**  
1 : 200



10 Goodman Court, Invermay Tasmania 7248,  
 p(l)+ 03 6332 3790  
 Shop 9, 105-111 Main Road, Moonah Hobart 7009  
 p(h)+ 03 6228 4575  
 info@primedesigntas.com.au primedesigntas.com.au

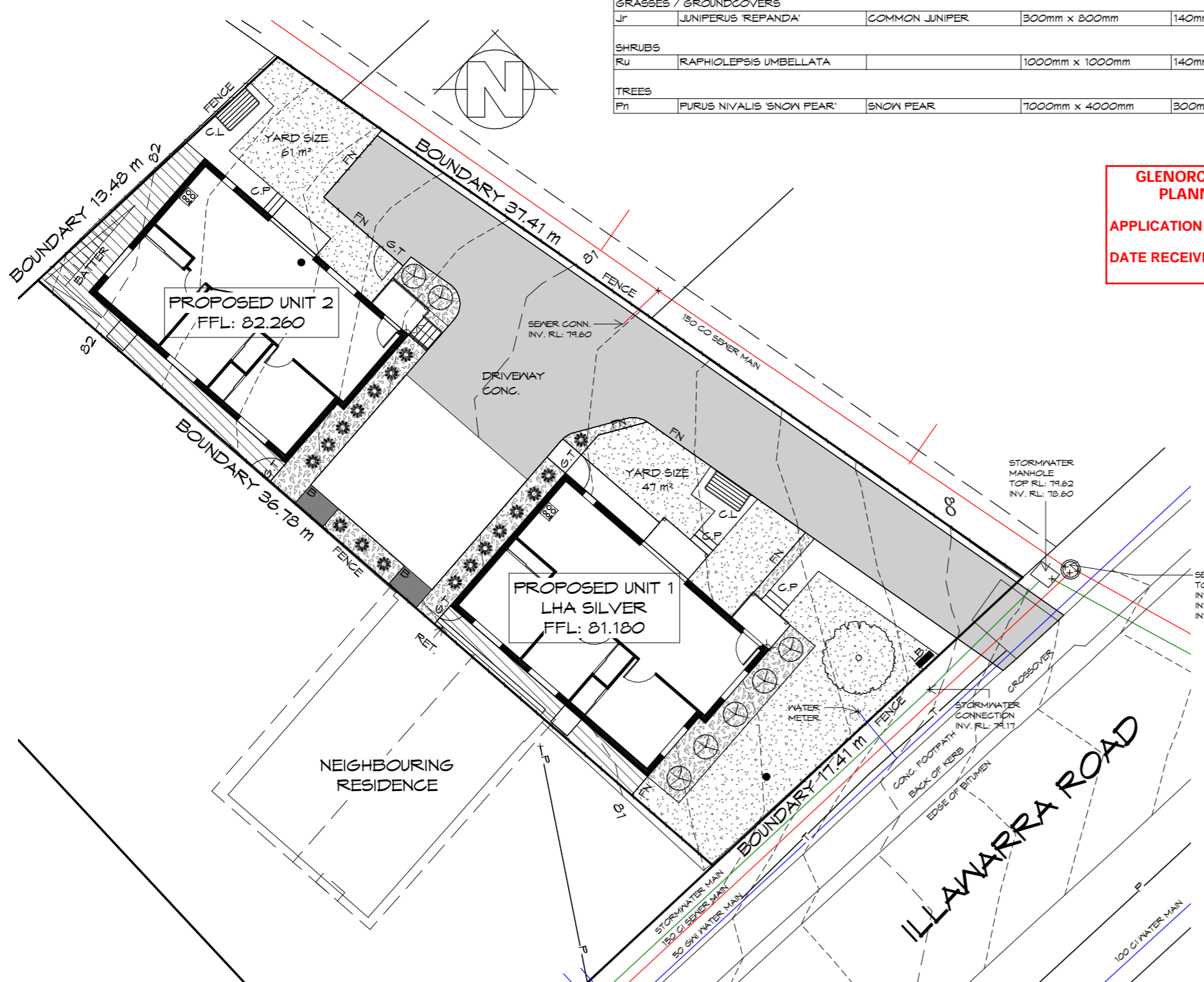
Project:  
**PROPOSED RESIDENTIAL  
 DEVELOPMENT  
 4 ILLAWARRA ROAD,  
 GLENORCHY**  
 Client name:  
**CENTACARE EVOLVE HOUSING**

Drawing:  
**DRIVENAY PLAN**

Drafted by: <b>Author</b>	Approved by: <b>Approver</b>	
Date: <b>01-06-2021</b>	Scale: <b>1 : 200</b>	

Project/Drawing no: <b>PD21149 -02</b>	Revision: <b>01</b>
Accredited building practitioner: Frank Geskus -No CC246A	





PLANTING SCHEDULE						
ABB.	BOTANICAL NAME	COMMON NAME	MATURE HEIGHT & SPREAD	POT SIZE	DENSITY	COUNT
GRASSES / GROUNDCOVERS						
Jr	JUNIPERUS 'REPANDA'	COMMON JUNIPER	300mm x 800mm	140mm	1 per 1m2	18
SHRUBS						
Ru	RAPHIOLEPSIS UMBELLATA		1000mm x 1000mm	140mm	1 per 1m2	7
TREES						
Pn	PURUS NIVALIS 'SNOW PEAR'	SNOW PEAR	7000mm x 4000mm	300mm	-	1

**GLENORCHY CITY COUNCIL  
PLANNING SERVICES**  
 APPLICATION No ...**PLN-21-323**...  
 DATE RECEIVED ...**28/07/2021**...

- ### LEGEND
- PROPOSED TREE - Pn
  - PROPOSED SHRUB - Ru
  - PROPOSED GROUNDCOVER/GRASS - Jr
  - GRAVEL / MULCH PATH
  - LAWN
  - MULCH OR SIMILAR
  - CONCRETE PATH/PAVING - CP
  - CONCRETE DRIVEWAY
  - LB. LETTER BOX
  - WASTE STORAGE 1.5m2
  - GT GATE
  - FN FENCE 1.8m HIGH
  - X SECURITY LIGHTS
  - KB KERB
  - CL CLOTHES LINES - WALL MOUNT
  - RET. ISLAND BLOCK & PAVING FREESTONE ECO RETAINING WALL SYSTEM OR SIMILAR

**SITE COVERAGE**  
 BUILDING FOOTPRINT 205.17 /565 XX.XX = 0.3631  
 TOTAL SITE COVERAGE 36.31%

**IMPERVIOUS SURFACES**  
 NON-IMPERVIOUS SURFACES 171.57 /SITE AREA 565 = 0.3037  
 TOTAL SITE FREE FROM IMPERVIOUS SURFACES 30.37%

## LANDSCAPING PLAN

1 : 200



10 Goodman Court, Invermay Tasmania 7248,  
 p(l)+ 03 6332 3790  
 Shop 9, 105-111 Main Road, Moonah Hobart 7009  
 p(h)+ 03 6228 4575  
 info@primedesigntas.com.au primedesigntas.com.au

Project:  
**PROPOSED RESIDENTIAL  
 DEVELOPMENT**  
 4 ILLAWARRA ROAD,  
 GLENORCHY

Client name:  
**CENTACARE EVOLVE HOUSING**

Drafted by:  
**Author**

Approved by:  
**Approver**



Drawing:  
**LANDSCAPING PLAN**

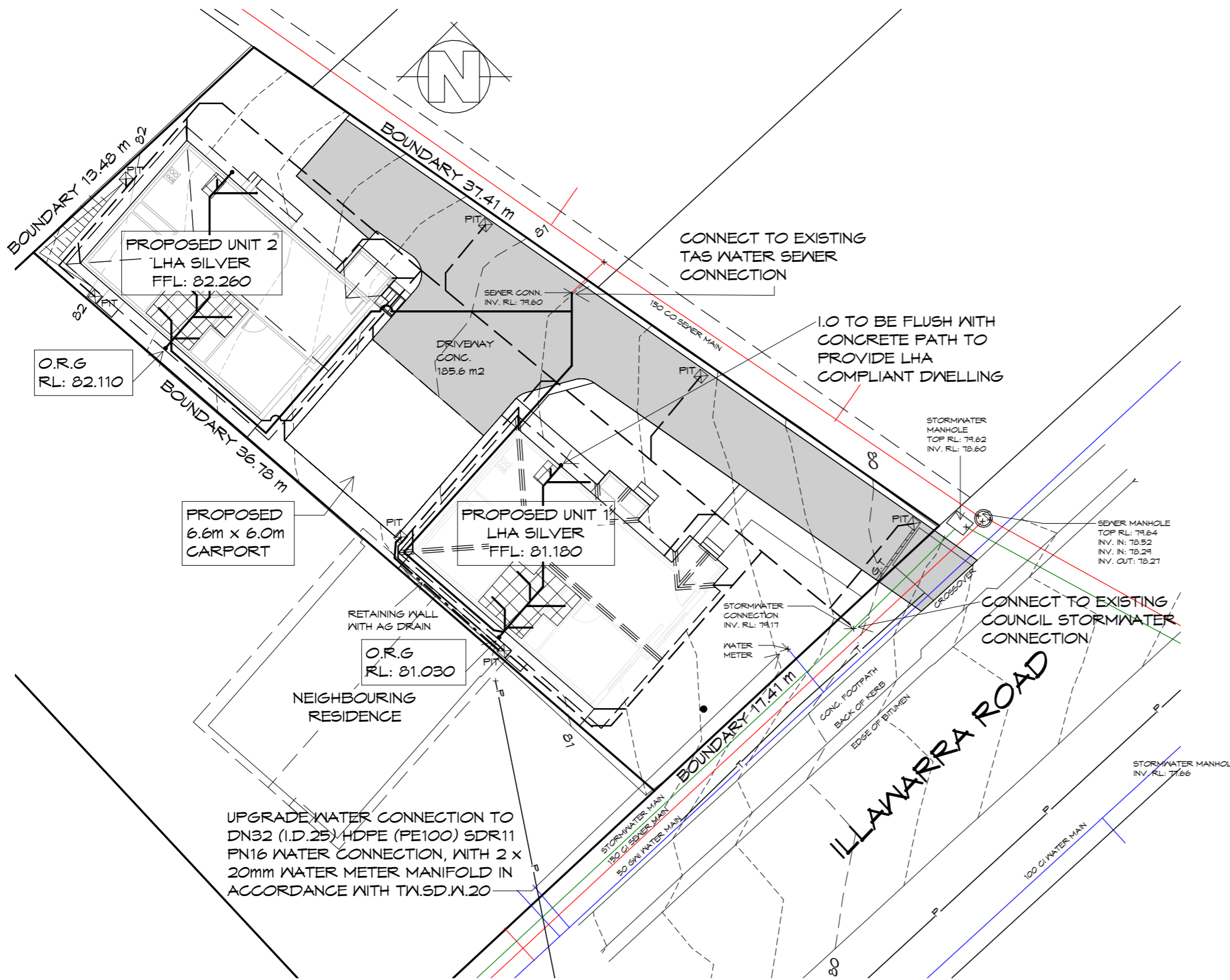
Date: **01-06-2021** Scale: **1 : 200**

Project/Drawing no: **PD21149 -03** Revision: **01**

Accredited building practitioner: Frank Geskus -No CC246A

**PLANNING**  
 NOTE: DO NOT SCALE OFF DRAWINGS





### LEGEND

- 450X 450 SURFACE DRAINAGE PIT
- NET AREAS
- SEWER LINE
- STORMWATER LINE
- AG DRAIN
- GRATED TRENCH

**PLUMBING NOTES:**  
 ALL DRAINAGE WORK SHOWN IS PROVISIONAL ONLY AND IS SUBJECT TO AMENDMENT TO COMPLY WITH THE REQUIREMENTS OF THE LOCAL AUTHORITIES.  
 ALL WORK IS TO COMPLY WITH THE REQUIREMENTS OF AS 3500.2018 & THE TASMANIAN PLUMBING CODE. AND MUST BE CARRIED OUT BY A LICENCED TRADESMAN ONLY.

**GLENORCHY CITY COUNCIL  
 PLANNING SERVICES**

APPLICATION No ... **PLN-21-323** ...  
 DATE RECEIVED ... **28/07/2021** ...

**PLANNING**  
 NOTE: DO NOT SCALE OFF DRAWINGS

## SITE DRAINAGE PLAN

1 : 200



10 Goodman Court, Invermay Tasmania 7248,  
 p(l)+ 03 6332 3790  
 Shop 9, 105-111 Main Road, Moonah Hobart 7009  
 p(h)+ 03 6228 4575  
 info@primedesigntas.com.au primedesigntas.com.au

Project:  
**PROPOSED RESIDENTIAL  
 DEVELOPMENT  
 4 ILLAWARRA ROAD,  
 GLENORCHY**

Client name:  
**CENTACARE EVOLVE HOUSING**

Drafted by:  
**Author**

Approved by:  
**Approver**

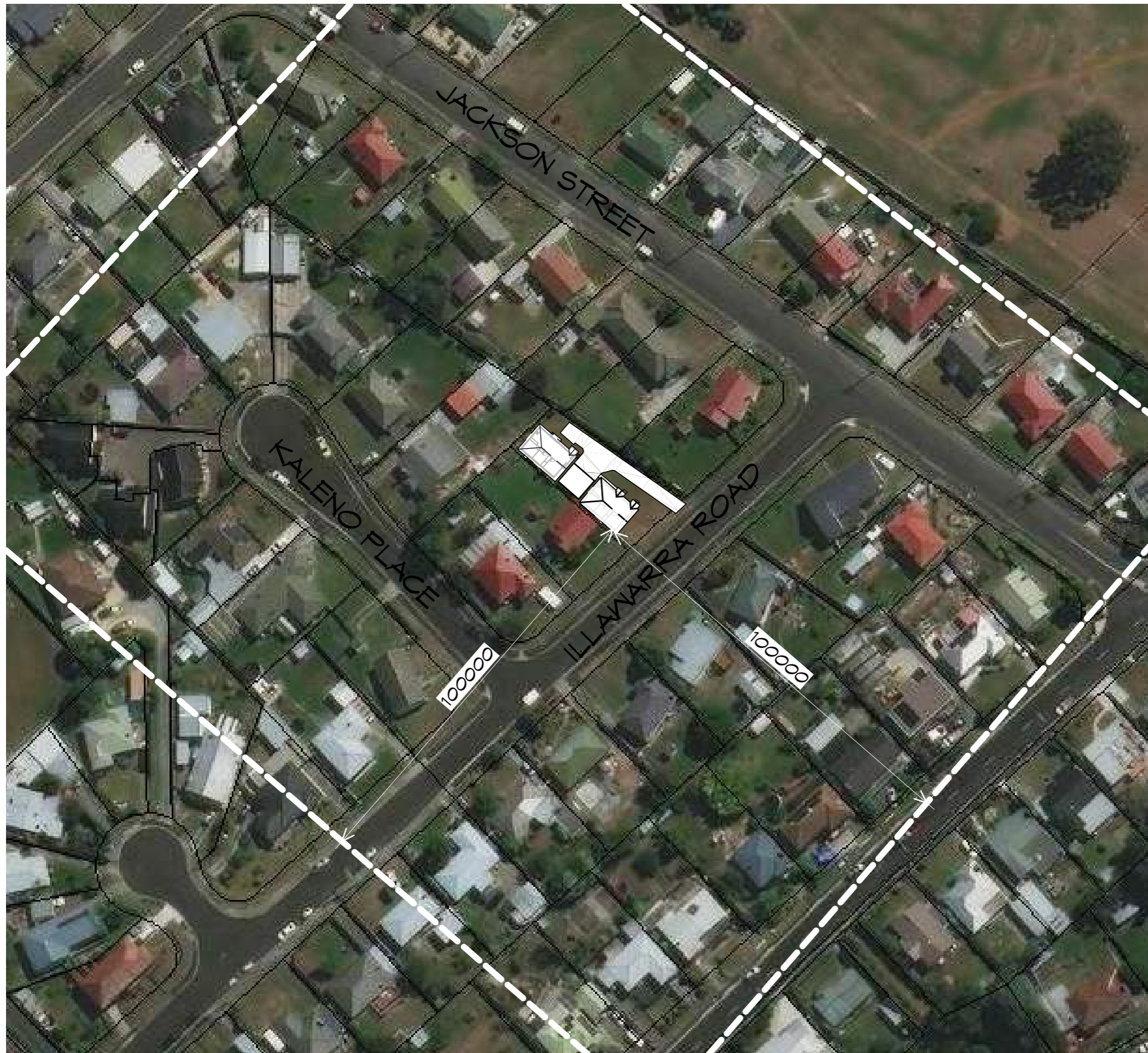


Drawing:  
**SITE DRAINAGE PLAN**

Date: **01-06-2021** Scale: **As indicated**

Project/Drawing no: **PD21149 -04** Revision: **01**

Accredited building practitioner: Frank Geskus -No CC246A



GLENORCHY CITY COUNCIL  
 PLANNING SERVICES  
 APPLICATION No ...~~PLN-21-323~~...  
 DATE RECEIVED ...28/07/2021...

PLANNING  
 NOTE: DO NOT SCALE OFF DRAWINGS



10 Goodman Court, Invermay Tasmania 7248,  
 p(l)+ 03 6332 3790  
 Shop 9, 105-111 Main Road, Moonah Hobart 7009  
 p(h)+ 03 6228 4575  
 info@primedesigntas.com.au primedesigntas.com.au

Project:  
**PROPOSED RESIDENTIAL  
 DEVELOPMENT**  
**4 ILLAWARRA ROAD,  
 GLENORCHY**  
 Client name:  
**CENTACARE EVOLVE HOUSING**

Drawing:  
**LOCALITY PLAN**

Drafted by: Author  
 Approved by: Approver

Date: 01-06-2021  
 Scale: 1 : 1000

Project/Drawing no: PD21149 -05  
 Revision: 01



Accredited building practitioner: Frank Geskus -No CC246A

# LOCALITY PLAN

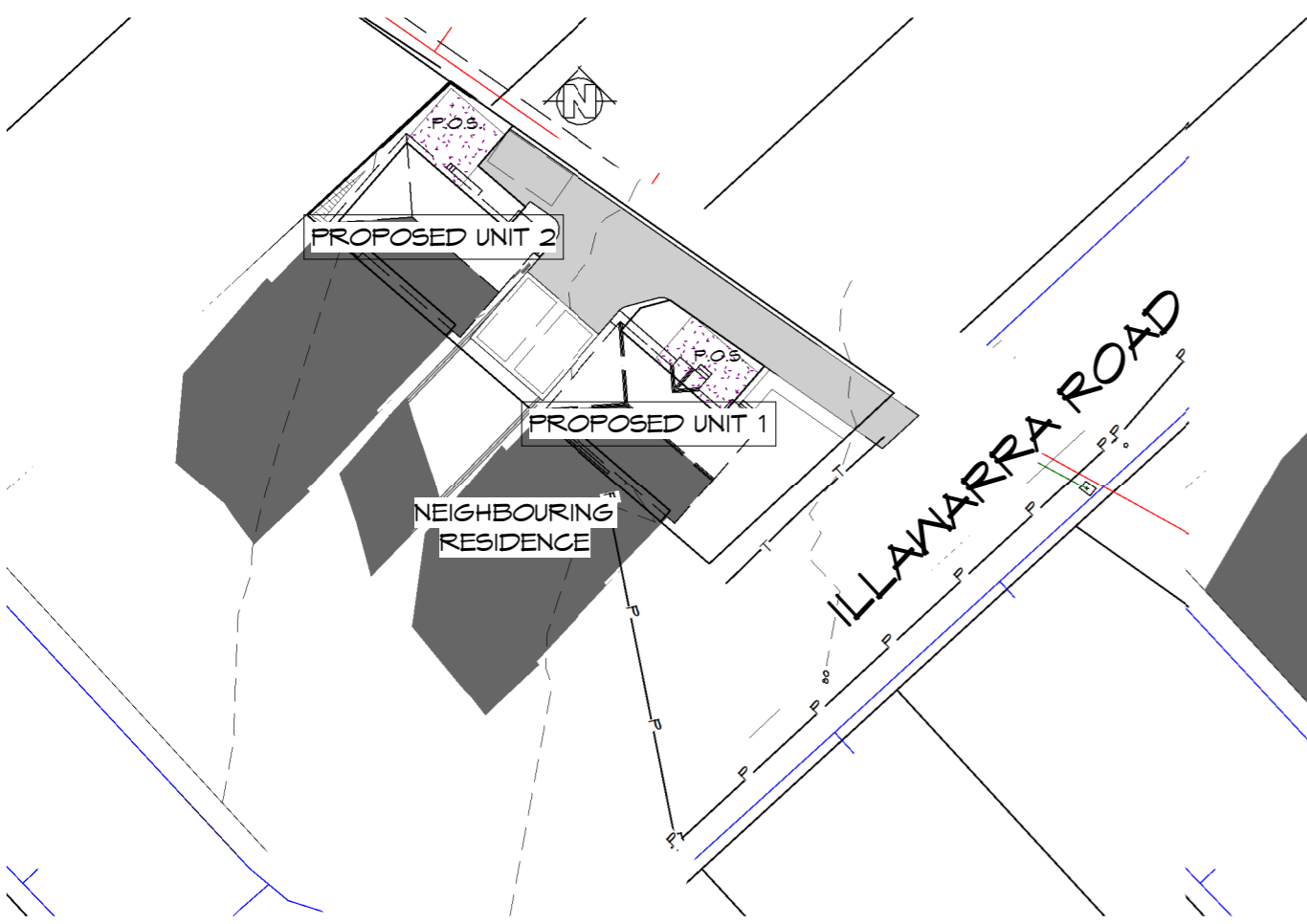
1 : 1000



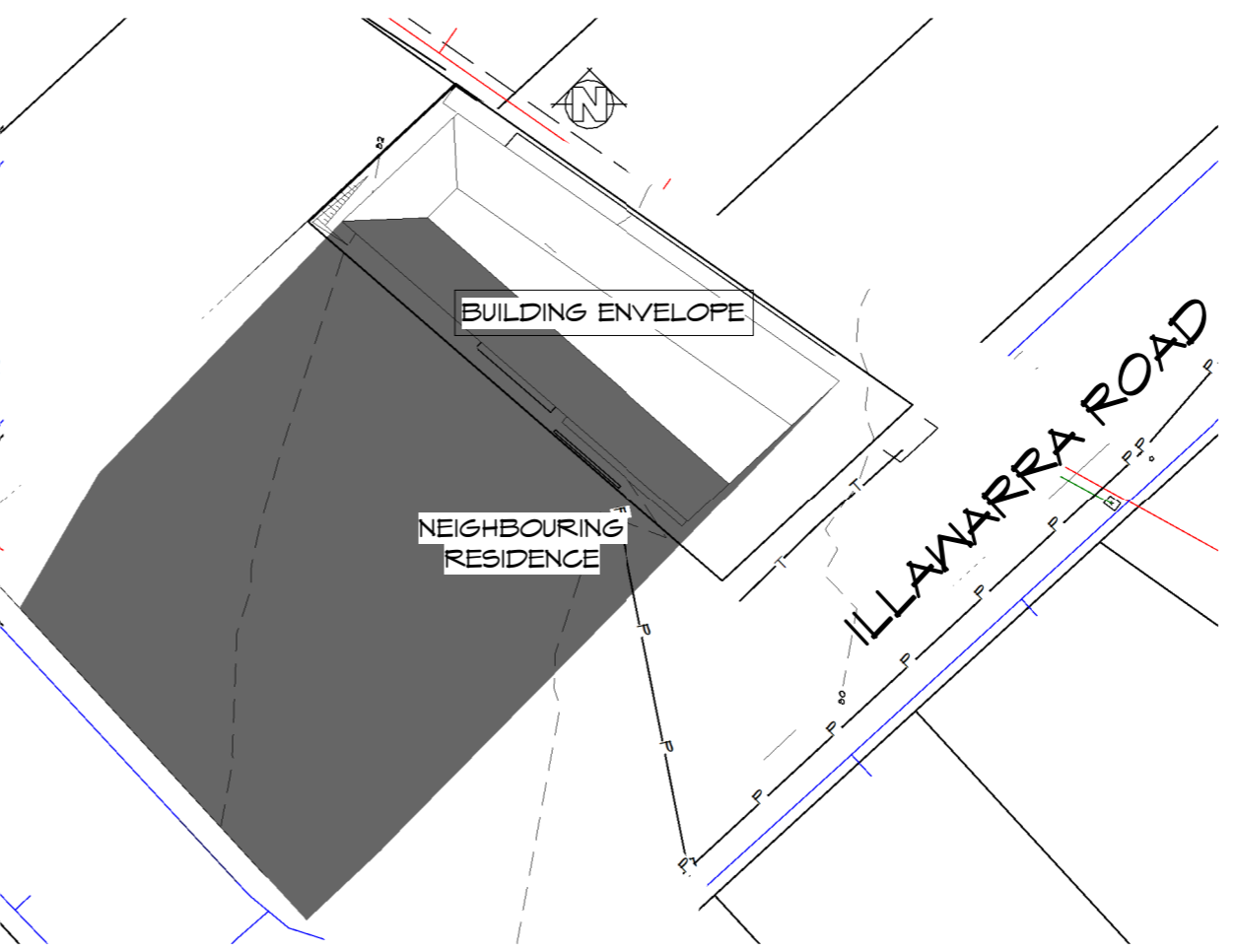
GENERAL INFORMATION  
 NORTH: TRUE NORTH  
 DAY LIGHT SAVINGS: OFF  
 DATE: JUNE 21st

**GLENORCHY CITY COUNCIL  
 PLANNING SERVICES**  
 APPLICATION No ...**PLN-21-323**...  
 DATE RECEIVED ...**28/07/2021**...

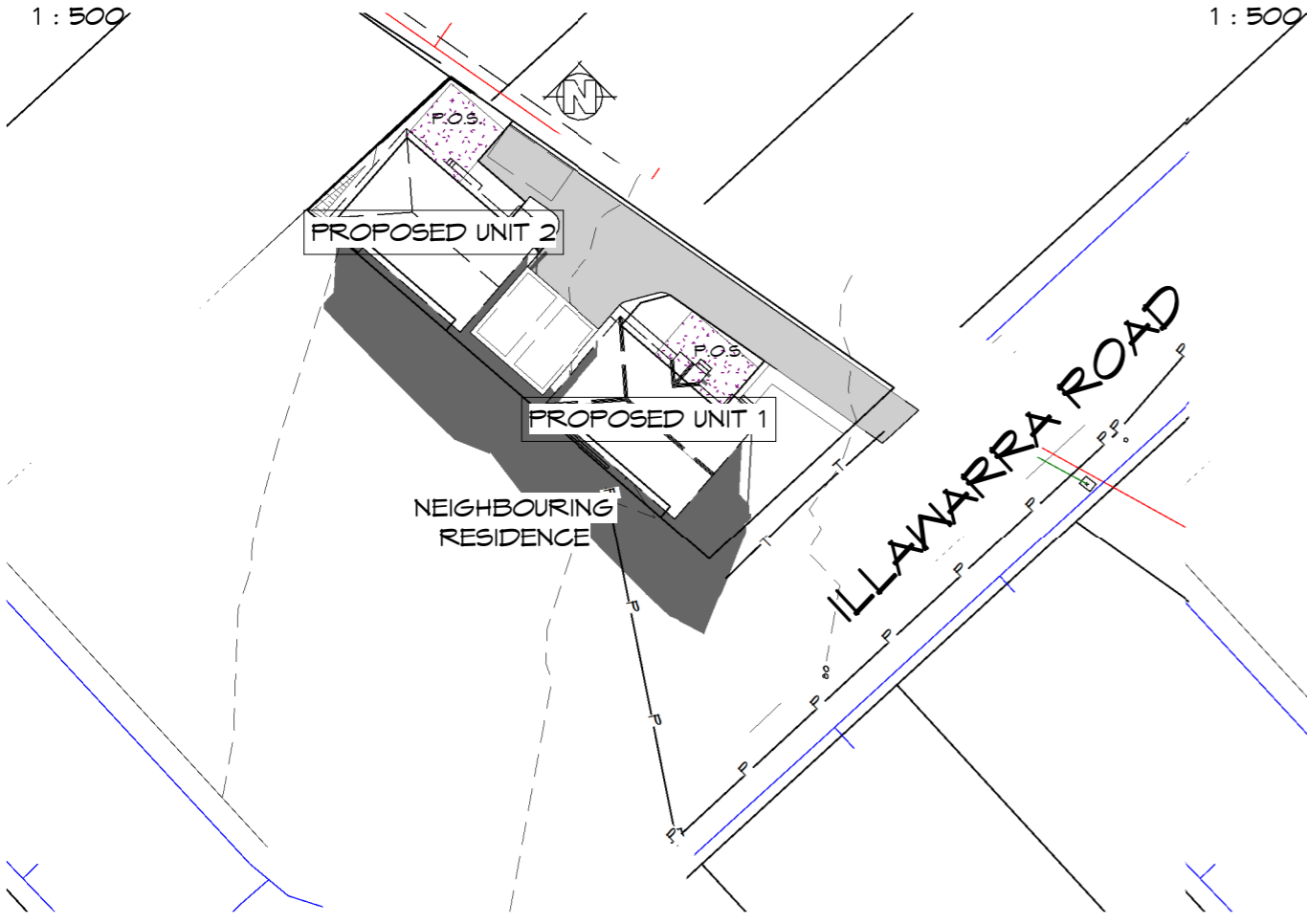
**PLANNING**  
 NOTE: DO NOT SCALE OFF DRAWINGS



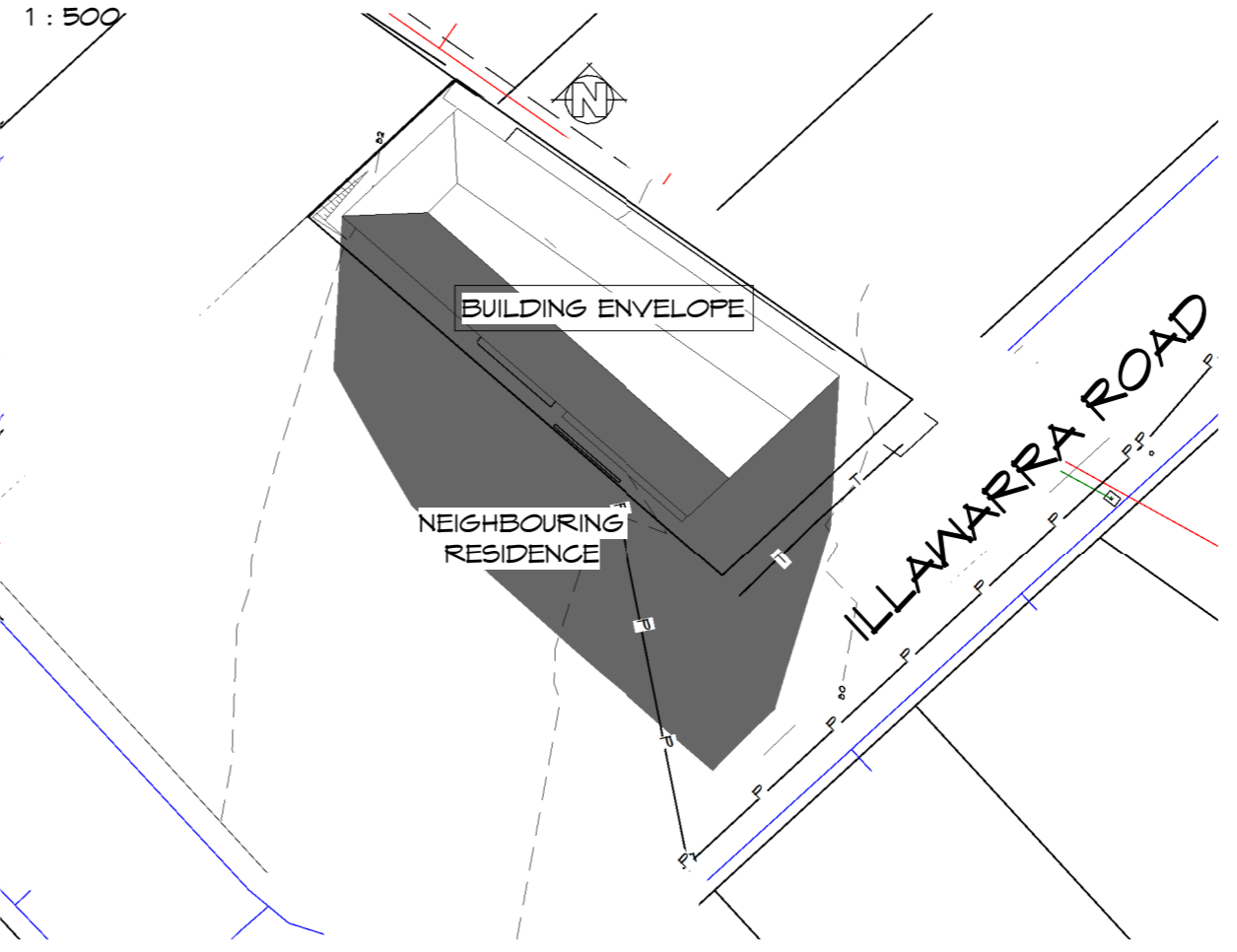
**SHADOW DIAGRAM 9AM**  
 1 : 500



**SHADOW DIAGRAM 9AM**  
 1 : 500



**SHADOW DIAGRAM 12PM**  
 1 : 500



**SHADOW DIAGRAM 12PM**  
 1 : 500



10 Goodman Court, Invermay Tasmania 7248,  
 p(l)+ 03 6332 3790  
 Shop 9, 105-111 Main Road, Moonah Hobart 7009  
 p(h)+ 03 6228 4575  
 info@primedesigntas.com.au primedesigntas.com.au

Project:  
**PROPOSED RESIDENTIAL  
 DEVELOPMENT  
 4 ILLAWARRA ROAD,  
 GLENORCHY**  
 Client name:  
**CENTACARE EVOLVE HOUSING**

Drawing:  
**SHADOW DIAGRAMS**

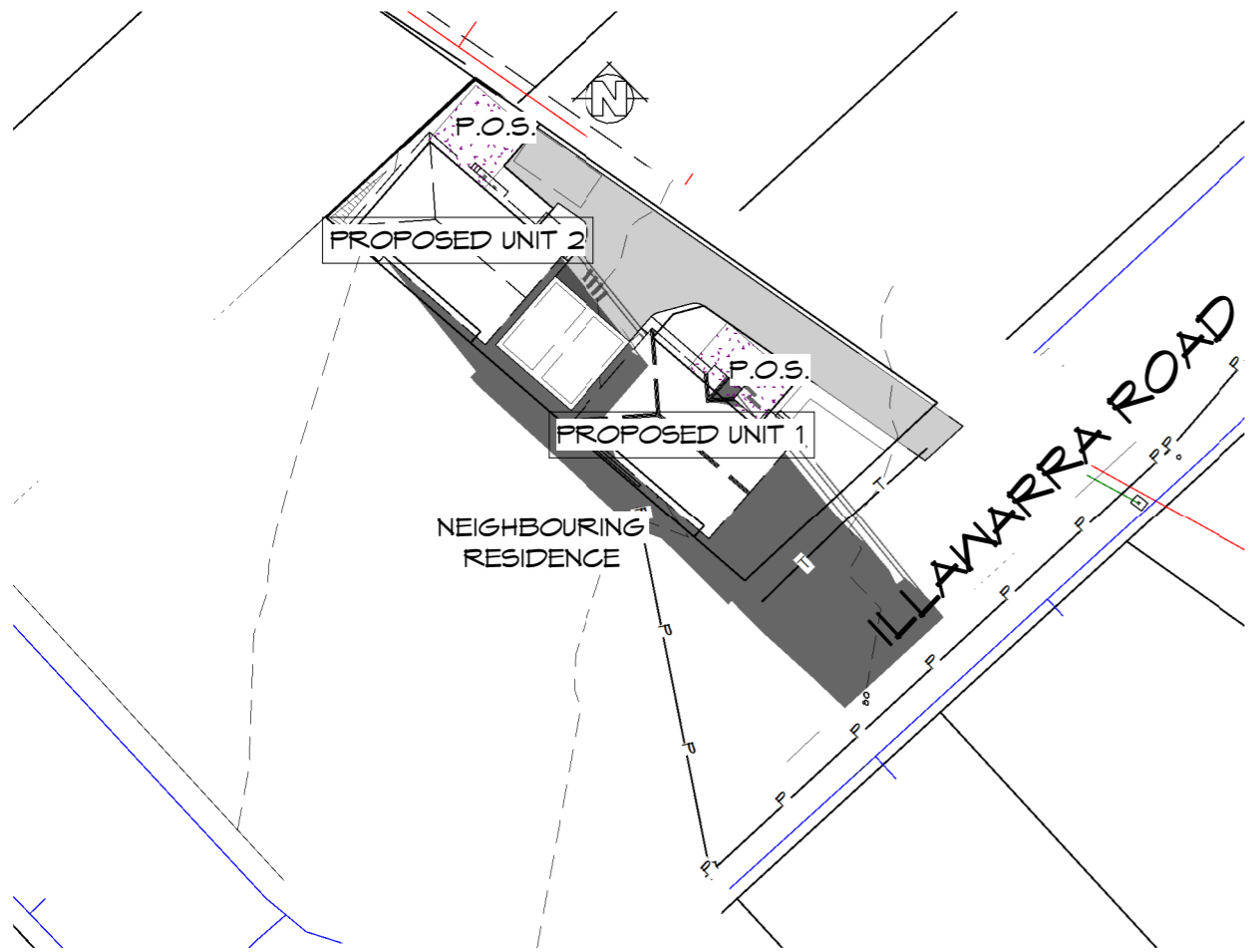
Drafted by: <b>Author</b>	Approved by: <b>Approver</b>
Date: <b>01-06-2021</b>	Scale: <b>1 : 500</b>

Project/Drawing no: <b>PD21149 -06</b>	Revision: <b>01</b>
Accredited building practitioner: Frank Geskus -No CC246A	

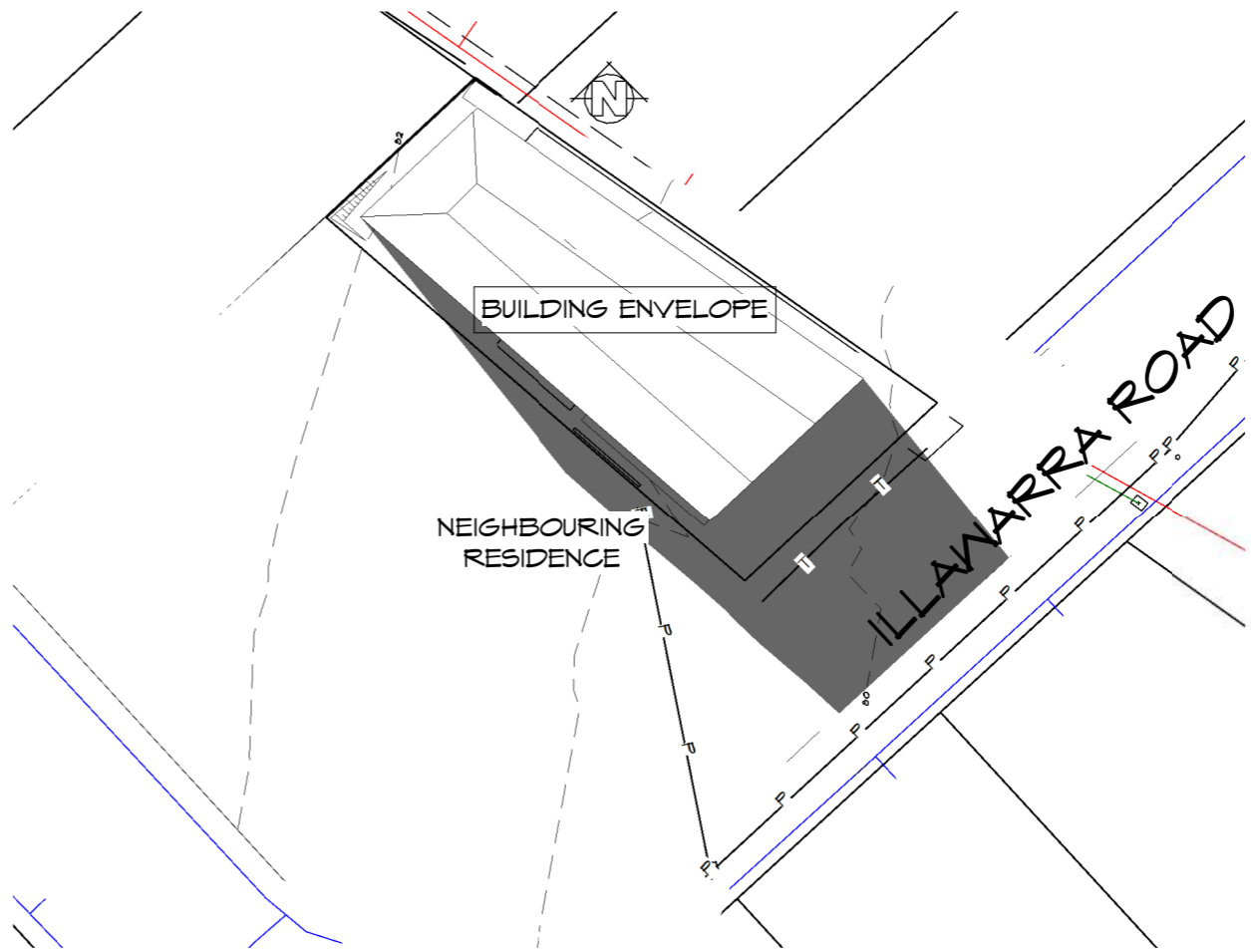




GENERAL INFORMATION  
 NORTH: TRUE NORTH  
 DAY LIGHT SAVINGS: OFF  
 DATE: JUNE 21st



SHADOW DIAGRAM 3PM  
 1 : 500



SHADOW DIAGRAM 3PM  
 1 : 500

**PLANNING**  
 NOTE: DO NOT SCALE OFF DRAWINGS

**GLENORCHY CITY COUNCIL  
 PLANNING SERVICES**  
 APPLICATION No ...~~PLN-21-323~~...  
 DATE RECEIVED ...28/07/2021...



10 Goodman Court, Invermay Tasmania 7248,  
 p(l)+ 03 6332 3790  
 Shop 9, 105-111 Main Road, Moonah Hobart 7009  
 p(h)+ 03 6228 4575  
 info@primedesigntas.com.au primedesigntas.com.au

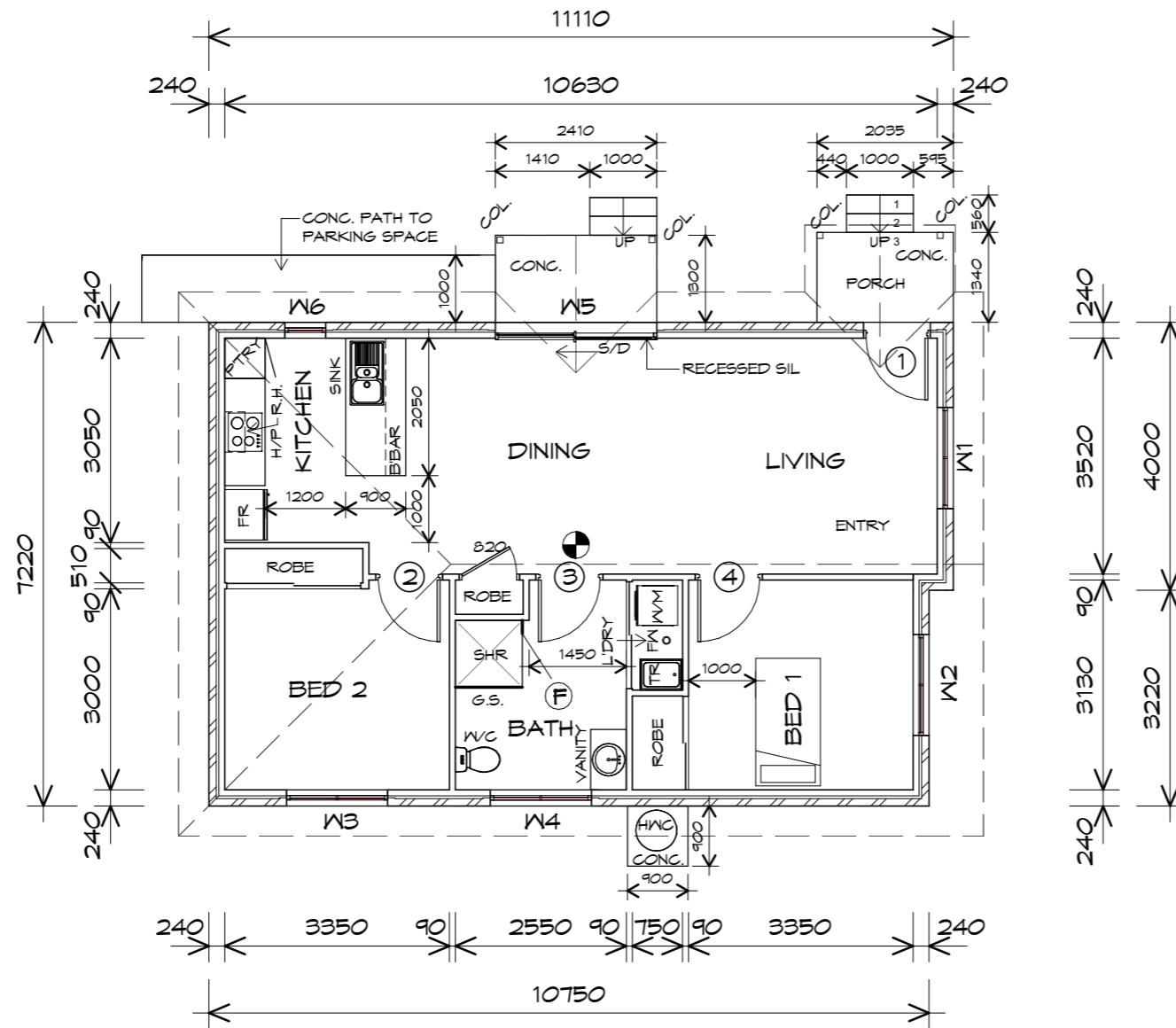
Project:  
**PROPOSED RESIDENTIAL  
 DEVELOPMENT  
 4 ILLAWARRA ROAD,  
 GLENORCHY**  
 Client name:  
**CENTACARE EVOLVE HOUSING**

Drawing:  
**SHADOW DIAGRAMS**

Drafted by: <b>Author</b>	Approved by: <b>Approver</b>
Date: <b>01-06-2021</b>	Scale: <b>1 : 500</b>

Project/Drawing no: <b>PD21149 -07</b>	Revision: <b>01</b>
Accredited building practitioner: Frank Geskus -No CC246A	





### LEGEND

- ⊕ EXHAUST FAN-VENT TO OUTSIDE AIR.
- ⊙ 240V SMOKE ALARM
- S/D SLIDING DOOR
- F/W FLOOR WASTE
- COL COLUMN
- G.S. GLASS SCREEN
- R/H RANGE HOOD
- HWC HOT WATER CYLINDER

**PLANNING**  
NOTE: DO NOT SCALE OFF DRAWINGS

**GLENORCHY CITY COUNCIL  
PLANNING SERVICES**

APPLICATION No PLN-21-323  
DATE RECEIVED 28/07/2021

### FLOOR PLAN

1 : 100

FLOOR AREA	78.81	m <sup>2</sup>	(8.47 SQUARES)
PORCH AREA	2.97	m <sup>2</sup>	(0.32 SQUARES)
TOTAL AREA	81.78		8.79

**NOTE:**  
FLOOR AREAS INCLUDE TO EXTERNAL FACE OF BUILDING AND GARAGE, UNLESS OTHERWISE STATED. DECKS AND OUTDOOR AREAS ARE CALCULATED SEPARATELY.

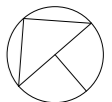


10 Goodman Court, Invermay Tasmania 7248,  
p(l)+ 03 6332 3790  
Shop 9, 105-111 Main Road, Moonah Hobart 7009  
p(h)+ 03 6228 4575  
info@primedesigntas.com.au primedesigntas.com.au

Project:  
**PROPOSED RESIDENTIAL DEVELOPMENT,  
4 ILLAWARRA ROAD,  
GLENORCHY**  
Client name:  
**CENTACARE EVOLVE HOUSING**

Drawing:  
**FLOOR PLAN**

Drafted by: <b>Author</b>	Approved by: <b>Approver</b>
Date: <b>01-06-2021</b>	Scale: <b>1 : 100</b>



Project/Drawing no: <b>PD21149 -01-01</b>	Revision: <b>01</b>
Accredited building practitioner: Frank Geskus -No CC246A	

DOOR SCHEDULE			
MARK	WIDTH	TYPE	REMARKS
1	920	ALUMINIUM GLAZED EXTERNAL DOOR	
2	920	INTERNAL TIMBER DOOR	
3	920	INTERNAL TIMBER DOOR	
4	920	INTERNAL TIMBER DOOR	

WINDOW SCHEDULE				
MARK	HEIGHT	WIDTH	TYPE	REMARKS
W1	1800	1510	AWNING WINDOW	
W2	1800	1510	AWNING WINDOW	
W3	1800	1510	AWNING WINDOW	
W4	900	1510	AWNING WINDOW	OPAQUE
W5	2100	2410	SLIDING DOOR	
W6	1800	610	AWNING WINDOW	

ALUMINIUM WINDOWS DOUBLE GLAZING COMPLETE  
WITH FLY SCREENS TO SUIT ??? BAL RATING.  
ALL WINDOW MEASUREMENTS TO BE VERIFIED ON SITE  
PRIOR TO ORDERING

**GLENORCHY CITY COUNCIL  
PLANNING SERVICES**

APPLICATION No ~~PLN-21-323~~  
DATE RECEIVED ~~28/07/2021~~

**PLANNING**  
NOTE: DO NOT SCALE OFF DRAWINGS

**UNIT 1 - LHA SILVER**



10 Goodman Court, Invermay Tasmania 7248,  
p(l)+ 03 6332 3790  
Shop 9, 105-111 Main Road, Moonah Hobart 7009  
p(h)+ 03 6228 4575  
info@primedesigntas.com.au primedesigntas.com.au

Project:  
PROPOSED RESIDENTIAL  
DEVELOPMENT,  
4 ILLAWARRA ROAD,  
GLENORCHY

Client name:  
CENTACARE EVOLVE HOUSING

Drafted by:  
Author

Approved by:  
Approver



Drawing:  
DOOR AND WINDOW  
SCHEDULES

Date: 01-06-2021  
Scale:

Project/Drawing no: PD21149 -01-02  
Revision: 01

Accredited building practitioner: Frank Geskus -No CC246A

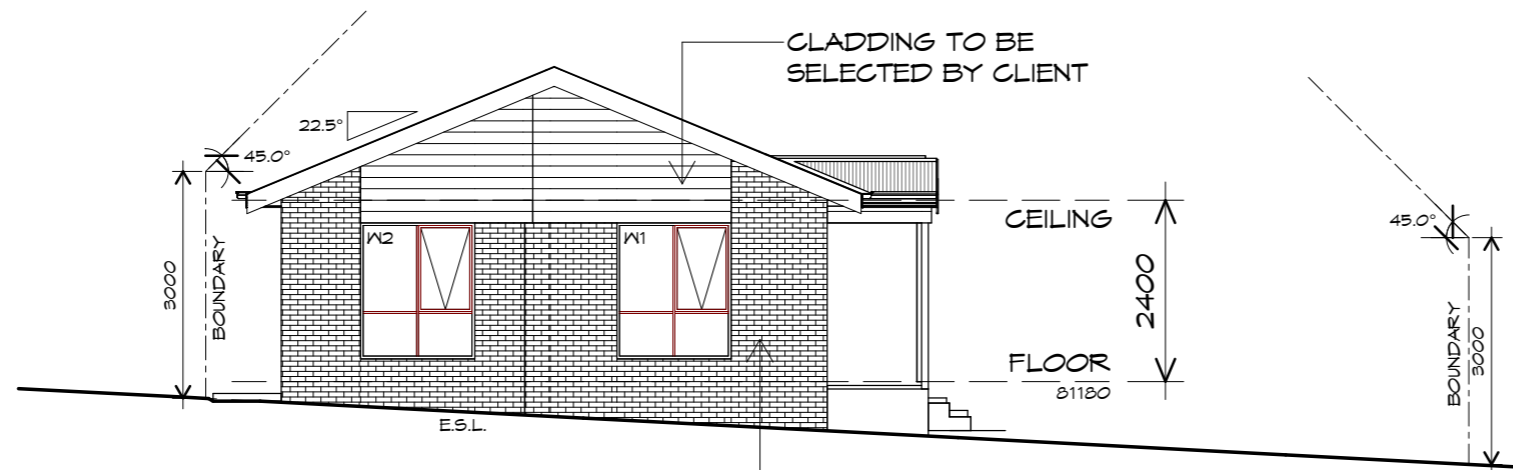




**NORTH EASTERN ELEVATION**

1 : 100

**GLENORCHY CITY COUNCIL  
 PLANNING SERVICES**  
  
 APPLICATION No ~~PLN-21-323~~  
 DATE RECEIVED ~~28/07/2021~~



**SOUTH EASTERN ELEVATION**

1 : 100

**BRICKWORK**  
 SELECTED FIRED CLAY  
 FACE BRICKS.  
 RAKED JOINTS, STRETCHER BOND  
 REFER ENGINEER FOR  
 ARTICULATION JOINTS  
 ALL MASONRY TO COMPLY  
 WITH NCC 2019 PART 3.3



10 Goodman Court, Invermay Tasmania 7248,  
 p(l)+ 03 6332 3790  
 Shop 9, 105-111 Main Road, Moonah Hobart 7009  
 p(h)+ 03 6228 4575  
 info@primedesigntas.com.au primedesigntas.com.au

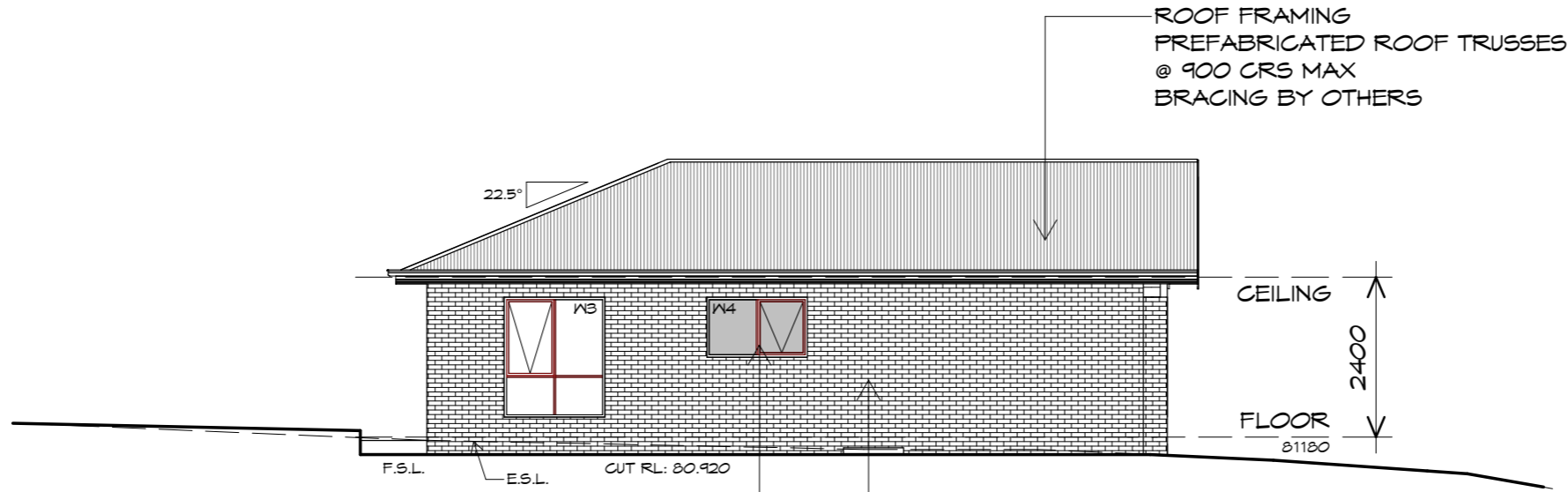
Project:  
**PROPOSED RESIDENTIAL  
 DEVELOPMENT,  
 4 ILLAWARRA ROAD,  
 GLENORCHY**  
 Client name:  
**CENTACARE EVOLVE HOUSING**

Drawing:  
**ELEVATIONS**

Drafted by:	Approved by:
<b>Author</b>	<b>Approver</b>
Date:	Scale:
<b>01-06-2021</b>	<b>1 : 100</b>

Project/Drawing no:	Revision:
<b>PD21149 -01-03</b>	<b>01</b>
Accredited building practitioner: Frank Geskus -No CC246A	





DOORS AND WINDOWS TO BE SEALED IN ACCORDANCE WITH NCC 2019 PART 2 3.12.3

BRICKWORK  
SELECTED FIRED CLAY FACE BRICKS.  
RAKED JOINTS, STRETCHER BOND  
REFER ENGINEER FOR ARTICULATION JOINTS  
ALL MASONRY TO COMPLY WITH NCC 2019 PART 3.3

**GLENORCHY CITY COUNCIL  
PLANNING SERVICES**  
 APPLICATION No ... ~~PLN-21-323~~ ...  
 DATE RECEIVED ... 28/07/2021 ...

**SOUTH WESTERN ELEVATION**

1 : 100



**NORTH WESTERN ELEVATION**

1 : 100



10 Goodman Court, Invermay Tasmania 7248,  
p(l)+ 03 6332 3790  
Shop 9, 105-111 Main Road, Moonah Hobart 7009  
p(h)+ 03 6228 4575  
info@primedesigntas.com.au primedesigntas.com.au

Project:  
**PROPOSED RESIDENTIAL DEVELOPMENT,  
4 ILLAWARRA ROAD,  
GLENORCHY**  
Client name:  
**CENTACARE EVOLVE HOUSING**

Drawing:  
**ELEVATIONS**

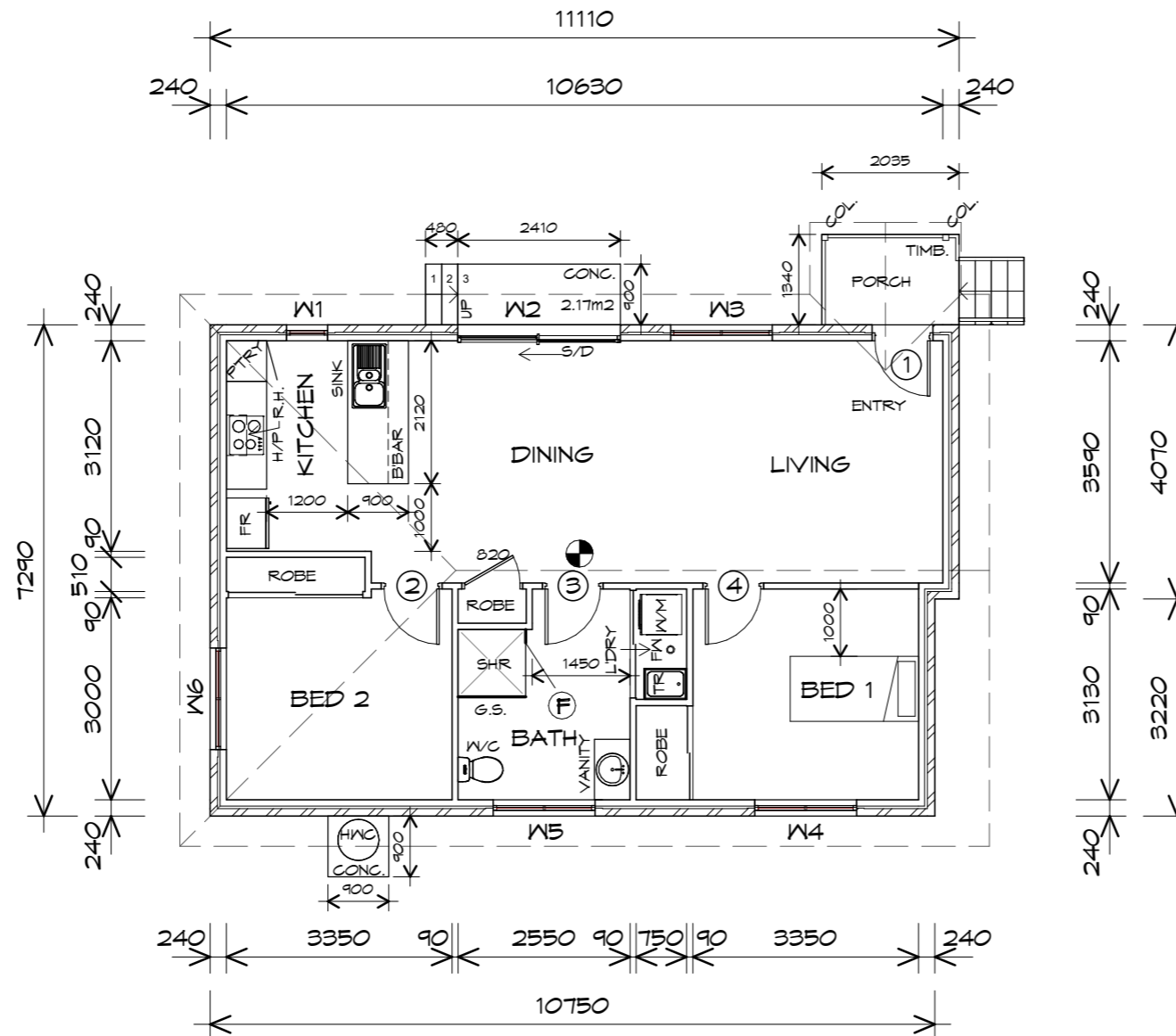
Drafted by:	Approved by:
Author	Approver
Date:	Scale:
01-06-2021	1 : 100

Project/Drawing no:	Revision:
PD21149 -01-04	01
Accredited building practitioner: Frank Geskus -No CC246A	



# LEGEND

- ⊙ EXHAUST FAN-VENT TO OUTSIDE AIR.
- ⊙ 240V SMOKE ALARM
- S/D SLIDING DOOR
- F/W FLOOR WASTE
- COL COLUMN
- G.S. GLASS SCREEN
- R/H RANGE HOOD
- HWC HOT WATER CYLINDER



**GLENORCHY CITY COUNCIL  
PLANNING SERVICES**  
 APPLICATION No ... ~~PLN-21-323~~ ...  
 DATE RECEIVED ... 28/07/2021 ...

## FLOOR PLAN

1 : 100

FLOOR AREA	79.55	m <sup>2</sup>	( 8.55 SQUARES )
PORCH AREA	2.97	m <sup>2</sup>	( 0.32 SQUARES )
TOTAL AREA	82.52		8.87

**NOTE:**  
 FLOOR AREAS INCLUDE TO EXTERNAL FACE OF BUILDING AND GARAGE, UNLESS OTHERWISE STATED. DECKS AND OUTDOOR AREAS ARE CALCULATED SEPARATELY.

**PLANNING**  
 NOTE: DO NOT SCALE OFF DRAWINGS

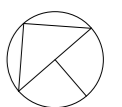


10 Goodman Court, Invermay Tasmania 7248,  
 p(l)+ 03 6332 3790  
 Shop 9, 105-111 Main Road, Moonah Hobart 7009  
 p(h)+ 03 6228 4575  
 info@primedesigntas.com.au primedesigntas.com.au

Project:  
**PROPOSED RESIDENTIAL DEVELOPMENT,  
 4 ILLAWARRA ROAD,  
 GLENORCHY**  
 Client name:  
**CENTACARE EVOLVE HOUSING**

Drawing:  
**FLOOR PLAN**

Drafted by: Author  
 Approved by: Approver  
 Date: 01-06-2021  
 Scale: 1 : 100



Project/Drawing no: PD21149 -02-01  
 Revision: 01  
 Accredited building practitioner: Frank Geskus -No CC246A





DOOR SCHEDULE			
MARK	WIDTH	TYPE	REMARKS
1	820	GLAZED EXTERNAL DOOR	
2	820	INTERNAL TIMBER DOOR	
3	820	INTERNAL TIMBER DOOR	
4	820	INTERNAL TIMBER DOOR	

WINDOW SCHEDULE				
MARK	HEIGHT	WIDTH	TYPE	REMARKS
W1	1800	610	AWNING WINDOW	
W2	2100	2410	SLIDING DOOR	
W3	1800	1510	AWNING WINDOW	
W4	1800	1510	AWNING WINDOW	
W5	900	1510	AWNING WINDOW	OPAQUE
W6	1800	1510	AWNING WINDOW	

ALUMINIUM WINDOWS **DOUBLE GLAZING COMPLETE**  
 WITH FLY SCREENS TO SUIT ??? **BAL RATING.**  
 ALL WINDOW MEASUREMENTS TO BE VERIFIED ON SITE  
 PRIOR TO ORDERING

**GLENORCHY CITY COUNCIL  
 PLANNING SERVICES**  
  
 APPLICATION No ~~PLN-21-323~~  
 DATE RECEIVED ~~28/07/2021~~



10 Goodman Court, Invermay Tasmania 7248,  
 p(l)+ 03 6332 3790  
 Shop 9, 105-111 Main Road, Moonah Hobart 7009  
 p(h)+ 03 6228 4575  
 info@primedesigntas.com.au primedesigntas.com.au

Project:  
**PROPOSED RESIDENTIAL  
 DEVELOPMENT,  
 4 ILLAWARRA ROAD,  
 GLENORCHY**

Client name:  
**CENTACARE EVOLVE HOUSING**

Drafted by:  
**Author**

Approved by:  
**Approver**

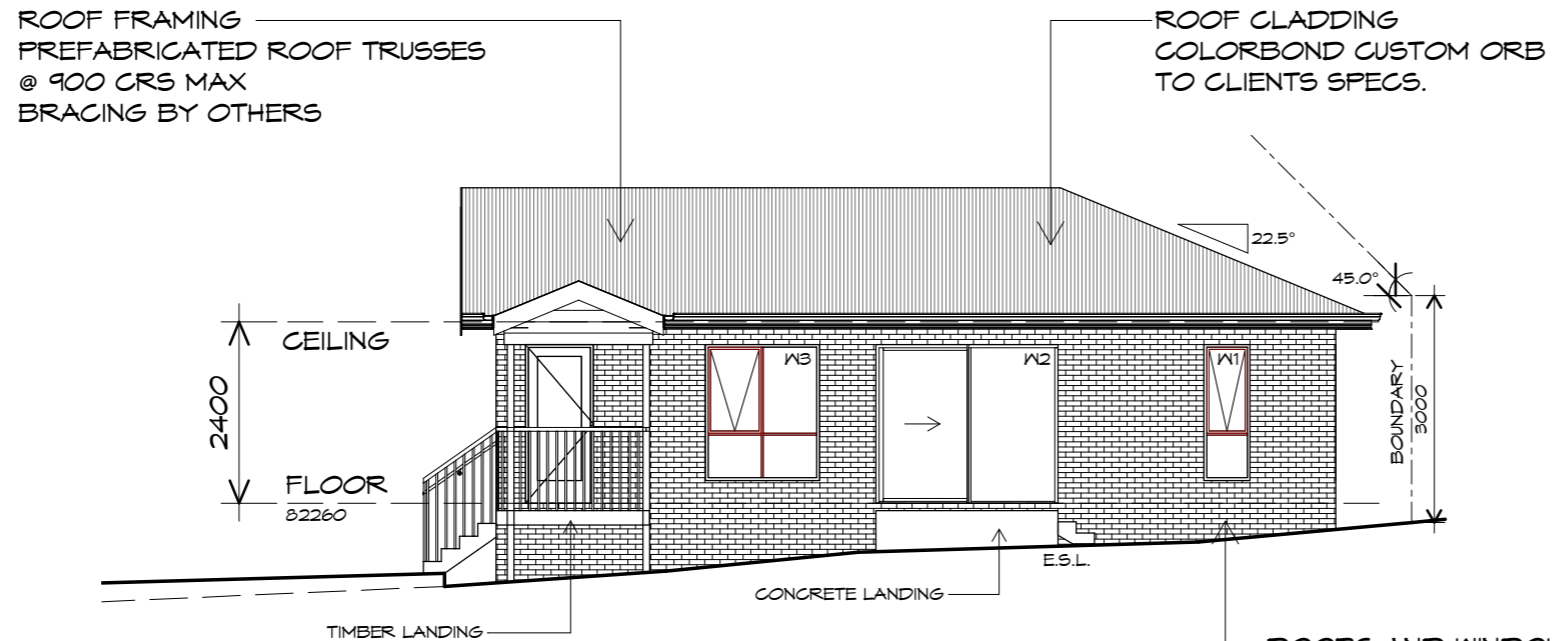


Drawing:  
**DOOR AND WINDOW  
 SCHEDULES**

Date: **01-06-2021**      Scale:

Project/Drawing no: **PD21149 -02-02**      Revision: **01**

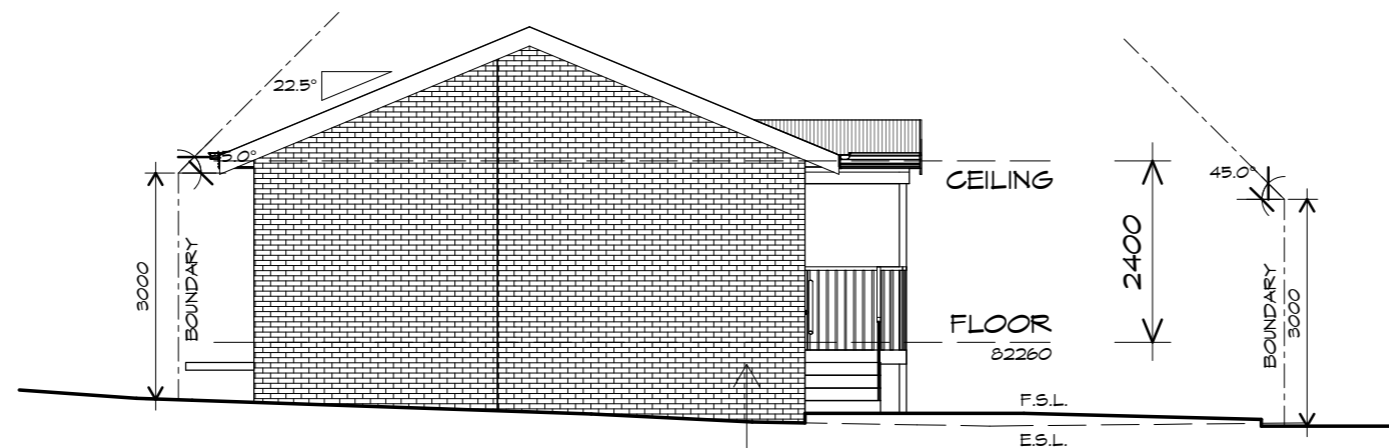
Accredited building practitioner: Frank Geskus -No CC246A



**NORTH EASTERN ELEVATION**

1 : 100

**GLENORCHY CITY COUNCIL  
 PLANNING SERVICES**  
 APPLICATION No ~~PLN-21-323~~  
 DATE RECEIVED ~~28/07/2021~~



**SOUTH EASTERN ELEVATION**

1 : 100

**BRICKWORK**  
 SELECTED FIRED CLAY  
 FACE BRICKS.  
 RAKED JOINTS, STRETCHER BOND  
 REFER ENGINEER FOR  
 ARTICULATION JOINTS  
 ALL MASONRY TO COMPLY  
 WITH NCC 2019 PART 3.3



10 Goodman Court, Invermay Tasmania 7248,  
 p(l)+ 03 6332 3790  
 Shop 9, 105-111 Main Road, Moonah Hobart 7009  
 p(h)+ 03 6228 4575  
 info@primedesigntas.com.au primedesigntas.com.au

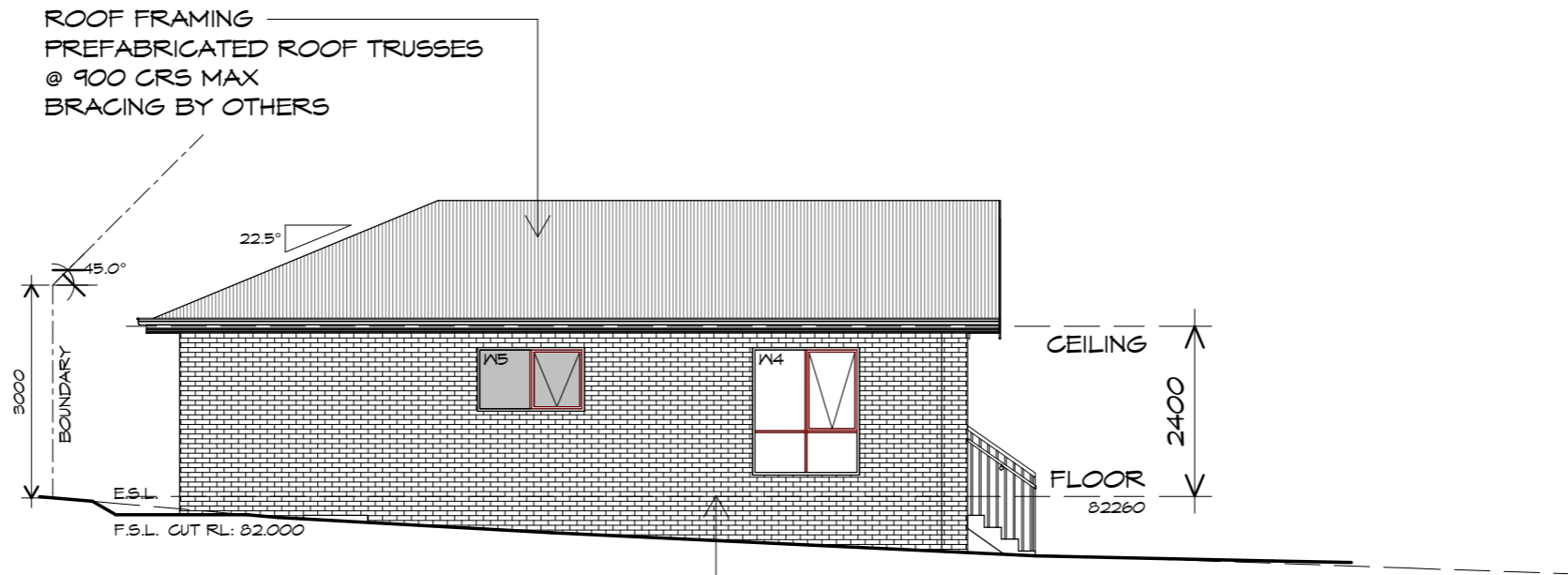
Project:  
**PROPOSED RESIDENTIAL  
 DEVELOPMENT,  
 4 ILLAWARRA ROAD,  
 GLENORCHY**  
 Client name:  
**CENTACARE EVOLVE HOUSING**

Drawing:  
**ELEVATIONS**

Drafted by:	Approved by:
<b>Author</b>	<b>Approver</b>
Date:	Scale:
<b>01-06-2021</b>	<b>1 : 100</b>

Project/Drawing no:	Revision:
<b>PD21149 -02-03</b>	<b>01</b>
Accredited building practitioner: Frank Geskus -No CC246A	



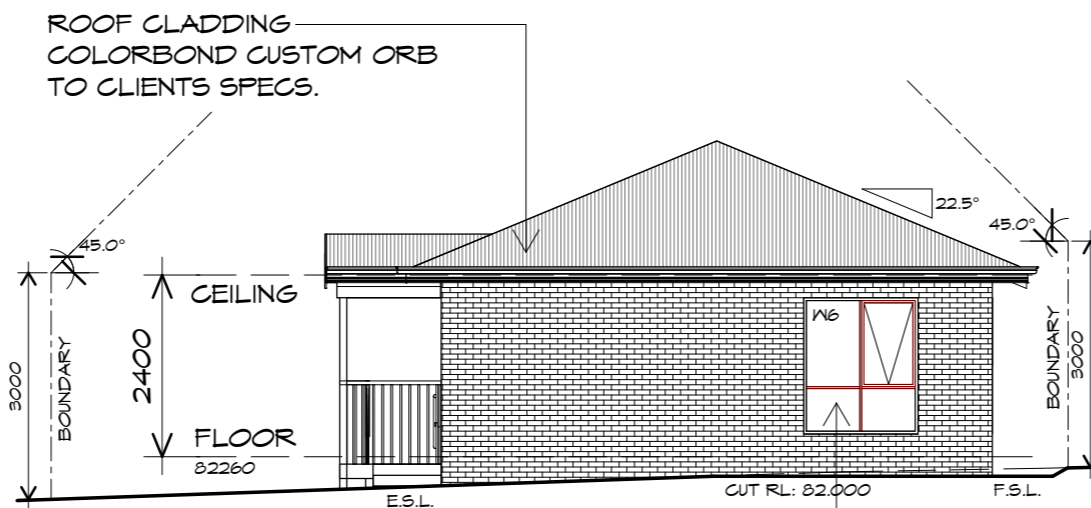


**SOUTH WESTERN ELEVATION**

1 : 100

**BRICKWORK**  
 SELECTED FIRED CLAY  
 FACE BRICKS.  
 RAKED JOINTS, STRETCHER BOND  
 REFER ENGINEER FOR  
 ARTICULATION JOINTS  
 ALL MASONRY TO COMPLY  
 WITH NCC 2019 PART 3.3

**GLENORCHY CITY COUNCIL  
 PLANNING SERVICES**  
  
 APPLICATION No ... ~~PLN-21-323~~ ...  
 DATE RECEIVED ... 28/07/2021 ...



**NORTH WESTERN ELEVATION**

1 : 100

DOORS AND WINDOWS TO BE  
 SEALED IN ACCORDANCE WITH  
 NCC 2019 PART 2 3.12.3



10 Goodman Court, Invermay Tasmania 7248,  
 p(l)+ 03 6332 3790  
 Shop 9, 105-111 Main Road, Moonah Hobart 7009  
 p(h)+ 03 6228 4575  
 info@primedesigntas.com.au primedesigntas.com.au

Project:  
**PROPOSED RESIDENTIAL  
 DEVELOPMENT,  
 4 ILLAWARRA ROAD,  
 GLENORCHY**  
 Client name:  
**CENTACARE EVOLVE HOUSING**

Drawing:  
**ELEVATIONS**

Drafted by:	Approved by:
Author	Approver
Date:	Scale:
01-06-2021	1 : 100

Project/Drawing no:	Revision:
PD21149 -02-04	01
Accredited building practitioner: Frank Geskus -No CC246A	

