

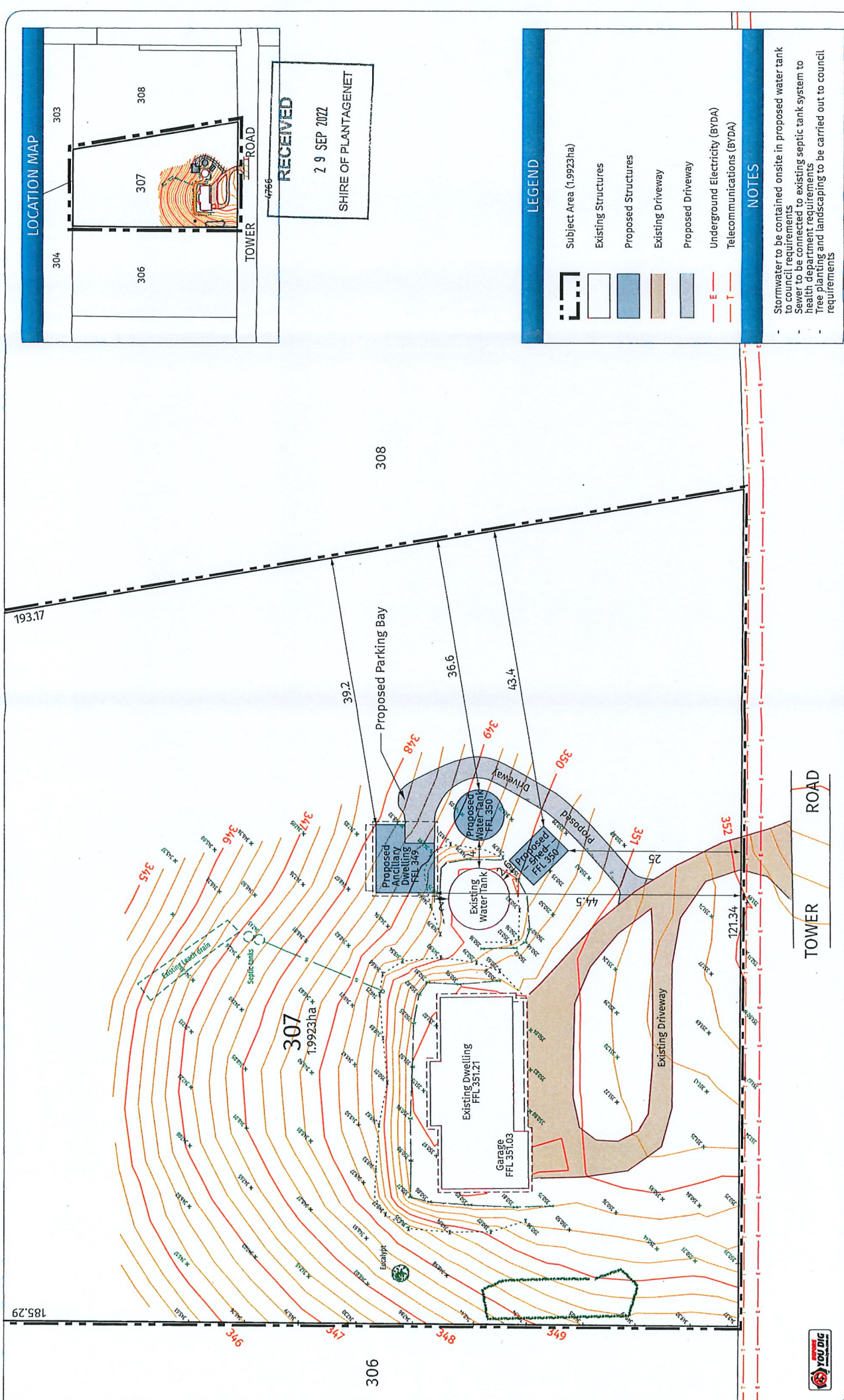
Council

**PROPOSED ANCILLARY DWELLING**

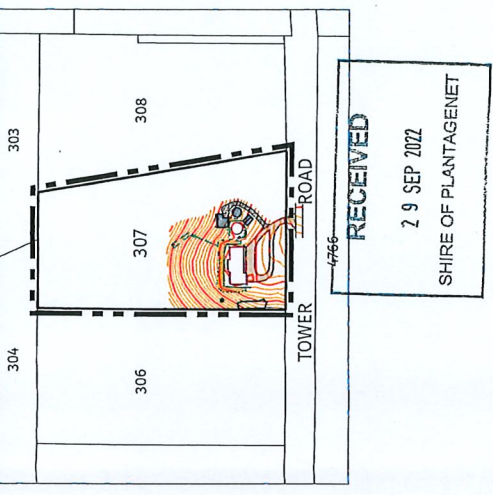
Site Plan  
Elevations  
Floor Plan  
Water tank

Meeting Date: 25 October 2022

Number of Pages: 5



**LOCATION MAP**



**LEGEND**

- Subject Area (1.9923ha)
- Existing Structures
- Proposed Structures
- Existing Driveway
- Proposed Driveway
- Underground Electricity (BYDA)
- Telecommunications (BYDA)

**NOTES**

- Stormwater to be contained onsite in proposed water tank
- to council requirements
- Sewer to be connected to existing septic tank system to health department requirements
- Tree planting and landscaping to be carried out to council requirements

**ALBANY OFFICE:**  
 Plan No. | 23097-02  
 Date | 27/09/22  
 Drawn | NP  
 Checked | A.F  
 Revision | A  
 Scale | 1:500@A3

**ALBANY, WA 6330**  
 T: 08 9844 5100  
 E: albany@harleydykstra.com.au  
 W: www.harleydykstra.com.au

**ALBANY | BUNBURY | BUSSELTOWN | FOPPRESDALE | PERTH**

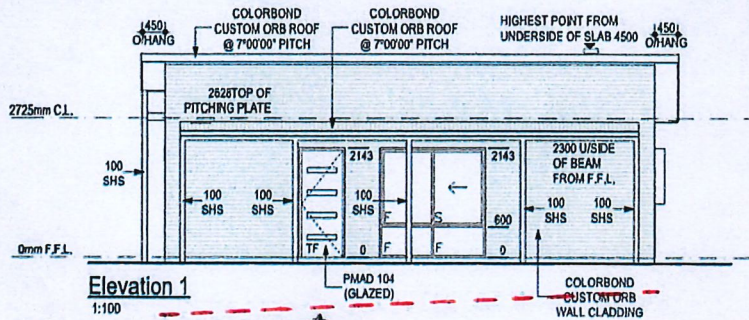
**COPYRIGHT:**  
 This document is the property of Harley Dykstra Pty Ltd. It is to be used for the purposes for which it is prepared and no other use is permitted without the prior written consent of Harley Dykstra Pty Ltd.

**Harley Dykstra**  
 PLANNING & SURVEY SOLUTIONS

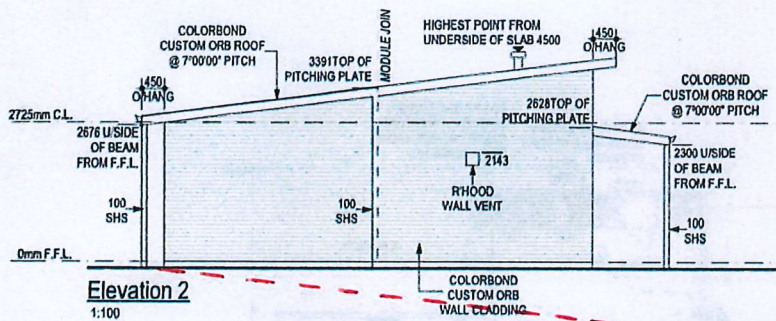
**SITE PLAN**  
 Lot 307 (No. 25) Tower Road,  
 MOUNT BARKER



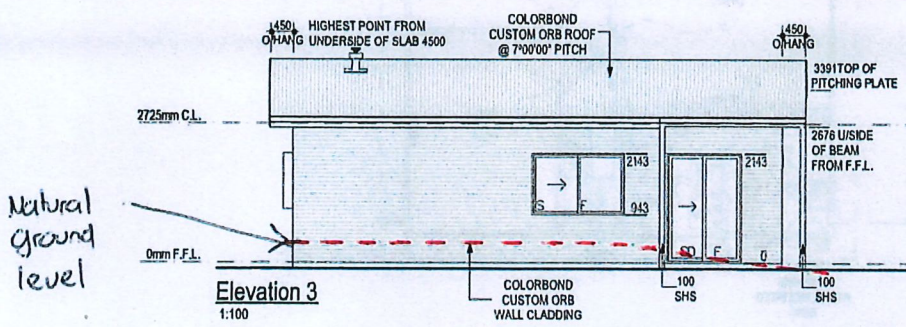




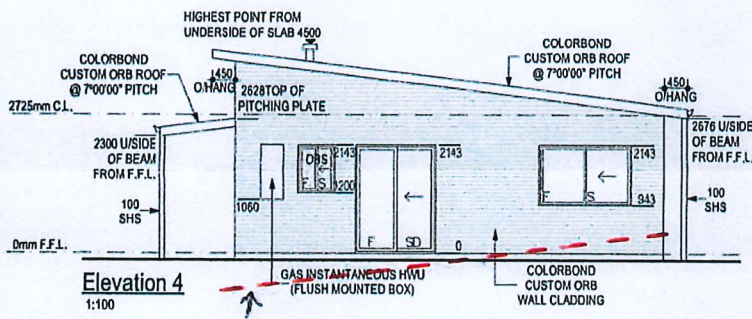
**Elevation 1**  
1:100  
Natural ground level



**Elevation 2**  
1:100  
Natural ground level



Natural ground level  
**Elevation 3**  
1:100



**Elevation 4**  
1:100  
Natural ground level

RECEIVED  
29 SEP 2022  
SHIRE OF PLANTAGENET

PROPOSED RESIDENCE for:

TR CORAL BAY SKETCH V-NOR 17/01/19

TR Homes, 105 Kelvin Road, Medindley, WA 6109 P 9493 2998 F 9493 1127 W trhomes.com.au

COPYRIGHT plans and specifications are and shall always remain the sole property of TR Homes and must not be given, lent, resold, hired out, copied, or otherwise disposed of without the written permission of that company

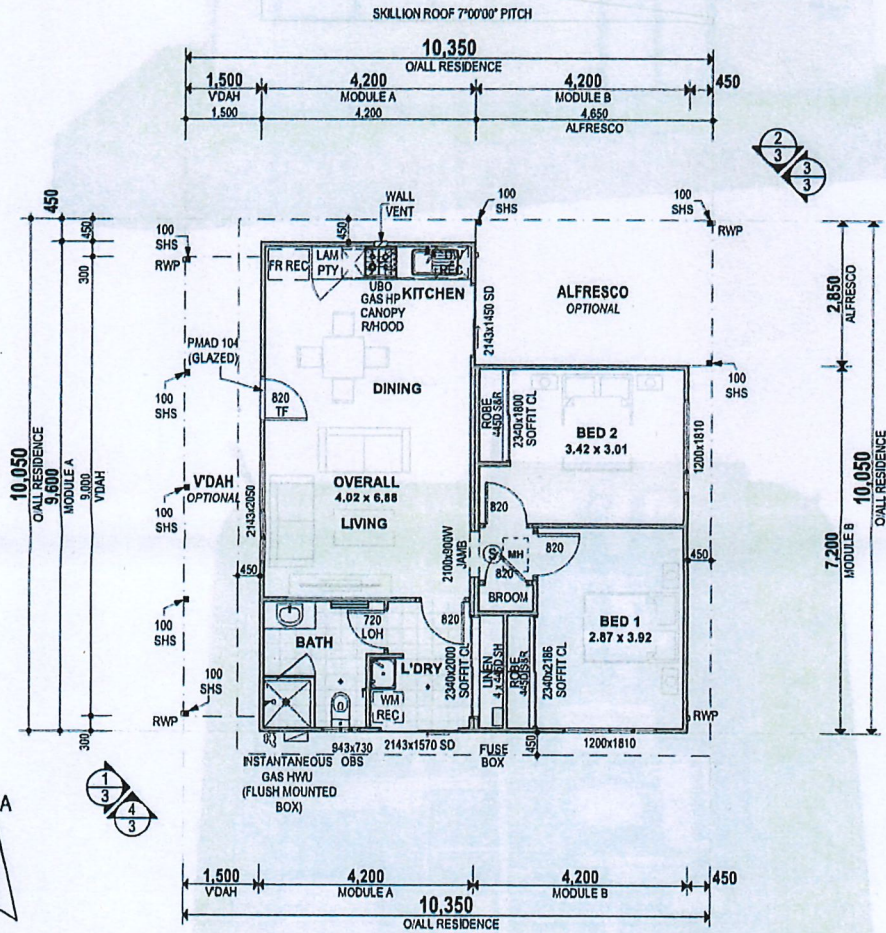




ROOF AREAS		
	AREA	PERIMETER
Roof (Main)	84.40	40
Roof (Vdah)	13.50	21
Roof (Alfresco)	13.25	15
	111.15 m <sup>2</sup>	76 m
BUILDING AREAS		
	AREA	PERIMETER
House Area	70.56	38
Vdah Area	13.50	21
Alfresco Area	13.25	15
	97.31 m <sup>2</sup>	72 m

**INSULATION**

\* EXTERNAL WALL INSULATION - R2.0 Soft touch & Reflecta B  
 \* INTERNAL WALL INSULATION - N/A  
 \* CEILING INSULATION - R2.0 Soft touch Thermal Batts  
 \* RAKING CEILING INSULATION - N/A  
 \* ROOF INSULATION - Reflecta Guard  
 CEILING HEIGHT - 2725mm



**Design Floor Plan**  
1:100

RECEIVED  
29 SEP 2022  
SHIRE OF PLANTAGENET

PROPOSED RESIDENCE for:

TR CORAL BAY SKETCH WIN-NOR 17/01/19

TR Homes, 105 Kelvin Road, Madragona, WA 6109 P 9493 2998 F 9493 1127 W trhomes.com.au

COPYRIGHT plans and specifications are and shall always remain the sole property of TR Homes and must not be given, lent, resold, hired out, copied, or otherwise disposed of without the written permission of that company





