

The site plan shows Lot 1 (448m2) bounded by two rural fences. The northern boundary is 221.08 M (112°25'50") and the southern boundary is 221.11 M (292°25'50"). To the west is Pump Station Road (20.15 M (199°10'20")) and to the east is Tallawalla Road (20.15 M (199°10'20")). An existing rural fence is shown on the northern boundary. A proposed residence is located on the eastern side of the lot. An existing industrial building is located on the western side of the lot. A vacant land area is shown to the south of the lot.

The site plan for Lot 1 (4448m²) shows the following details:

- Proposed Residence:** A rectangular building with a footprint of 10,400 sqm. It includes a central area labeled "Proposed Residence" and a smaller section labeled "Garage" with a footprint of 10,314 sqm. The finished floor level (F.F.L.) is 10.400.
- Garage:** A smaller rectangular structure attached to the main residence, with a footprint of 10,314 sqm and an F.F.L. of 10.314.
- Concrete Pad:** A rectangular pad measuring 38m², located adjacent to the garage.
- Concrete Paths:** Two paths, each 50m² total, are shown: one along the top boundary and one along the bottom boundary of the main residence.
- Effluent Disposal Field:** A rectangular area located to the left of the main residence, connected to an "Approved Septic System".
- Boundaries and Distances:**
 - Top boundary: 221.08 M (112°25'50").
 - Bottom boundary: 221.11 M (292°25'50").
 - Left boundary: 10000 M.
 - Right boundary: 14885 M.
 - Distance from top boundary to top of residence: 2500 M.
 - Distance from bottom boundary to bottom of residence: 5715 M.
 - Distance from left boundary to left of residence: 2500 M.
 - Distance from right boundary to right of residence: 15000 M.
- Other Features:**
 - "Existing Rural Fence" is shown along the top and bottom boundaries.
 - "Power" lines are shown along the right boundary.
 - "Vacant Land" is located to the south of the lot.
 - "Existing Residence" is located to the north of the lot.

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Approved septic system to be installed to local authority approval & requirements

THIS IS SHEET _____ OF _____ DRAWINGS REFERRED TO IN THE CONTRACT	<table border="1"> <thead> <tr> <th>Amendments</th> <th>Date</th> </tr> </thead> <tbody> <tr> <td>Preliminary Drawings</td> <td>30/11/22</td> </tr> <tr> <td>Working Drawings</td> <td>*</td> </tr> <tr> <td>Altered Drawings</td> <td>*</td> </tr> </tbody> </table>	Amendments	Date	Preliminary Drawings	30/11/22	Working Drawings	*	Altered Drawings	*	COPYRIGHT  DO NOT SCALE THESE DRAWINGS	G.J Gardner. HOUSES 87 Lime Street, Mildura Vic. 3500 Office: (03) 5023 1199 Fax: (03) 5023 6099 www.gjgardner.com.au		E Langanke & H Mitchell Proposed Residence At: Lot 1 Pump Station Road, Coomealla	<table border="1"> <tr> <td>DRAWN: C.A.W.</td> <td>DWG No: 221108</td> </tr> <tr> <td>CHECKED: C.A.W.</td> <td></td> </tr> <tr> <td>SCALE: As Shown</td> <td>SHEET: 1 of 8</td> </tr> <tr> <td>DATE: 30th Nov 2022</td> <td></td> </tr> </table>	DRAWN: C.A.W.	DWG No: 221108	CHECKED: C.A.W.		SCALE: As Shown	SHEET: 1 of 8	DATE: 30th Nov 2022	
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Note:

WATERPROOFING TO BE CARRIED OUT IN ACCORDANCE WITH AS 3740-2010 "WATERPROOFING OF DOMESTIC WET AREAS" (SHOWER FALL TO BE BETWEEN 1:60-1:80 AS REQUIRED)

SMOKE ALARMS TO BE PROVIDED IN ACCORDANCE WITH AS 3786 (MUST BE INTERCONNECTED WHERE MORE THAN ONE ALARM)

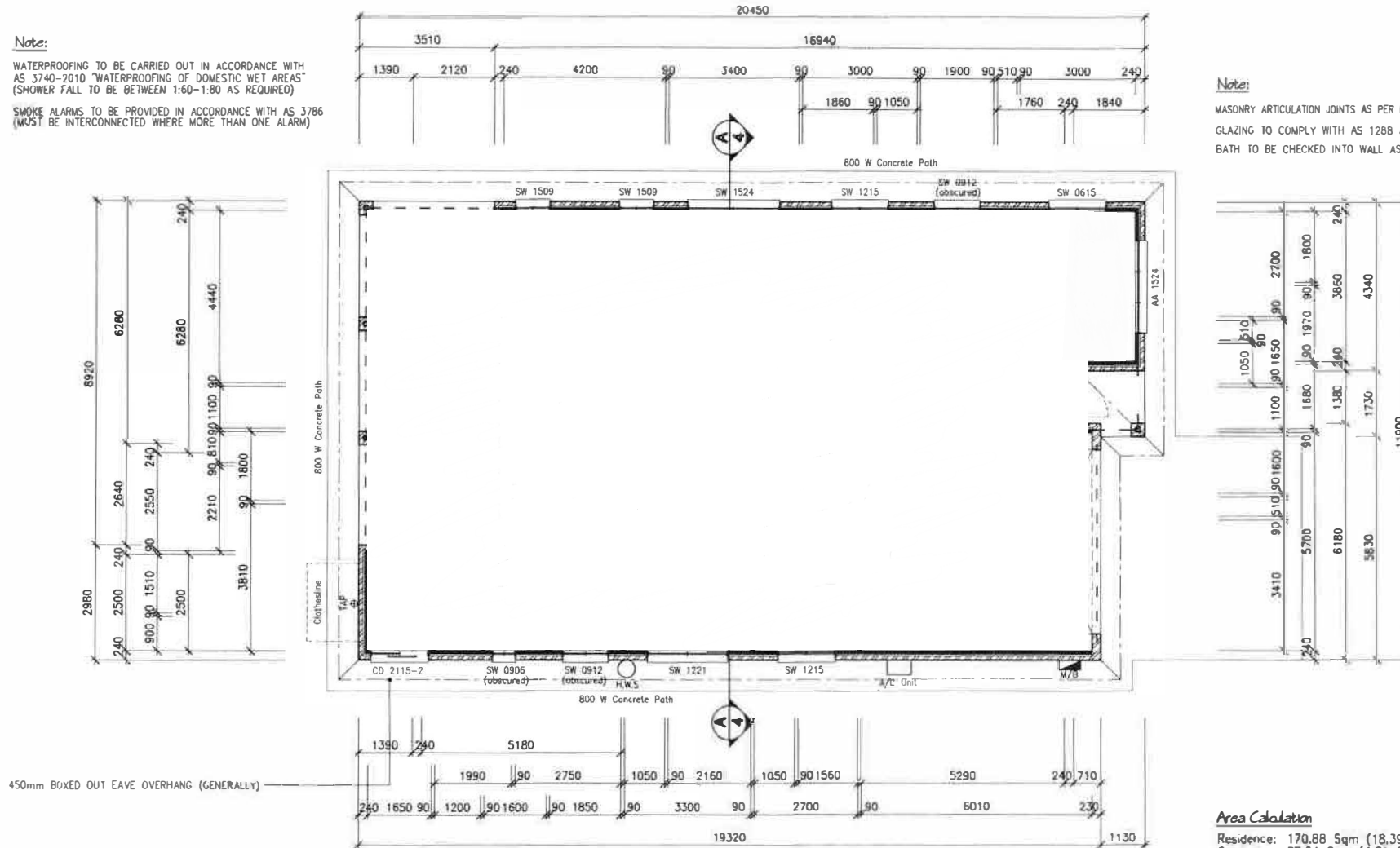
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Note:

MASONRY ARTICULATION JOINTS AS PER ENGINEERS DESIGN

GLAZING TO COMPLY WITH AS 1288 & 2047

BATH TO BE CHECKED INTO WALL AS MARKED



Proposed Floor Plan 1:100

Area Calculation

Residence: 170.88 Sqm (18.39 Sq's)

Garage: 37.24 Sqm (4.01 Sq's)

Porch: 2.93 Sqm (0.31 Sq's)

Alfresco: 25.71 Sqm (2.77 Sq's)

Total: 236.76 Sqm (25.48 Sq's)

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	Craig Wight - Registered Building Practitioner - DP AD 36750							



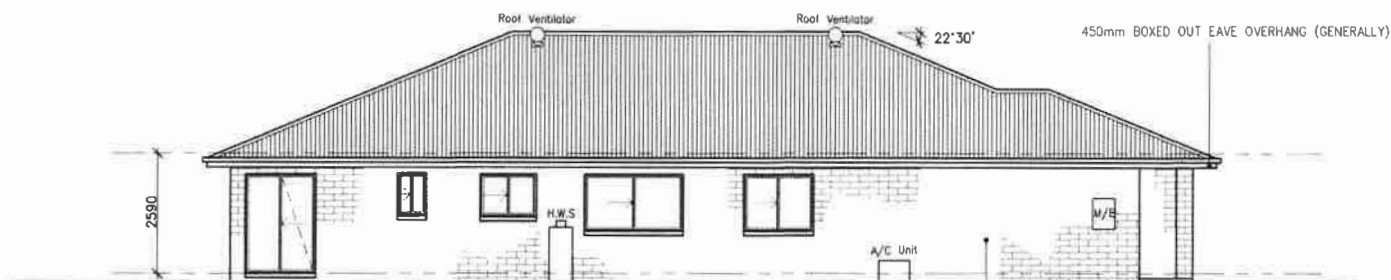
North Elevation 1:100



East Elevation 1:100



West Elevation 1:100



South Elevation 1:100

Note:

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DATED: _____ BUILDER: _____ PROPRIETOR: _____	Preliminary Drawings Working Drawings Altered Drawings Craig Wight - Registered Building Practitioner - DP AD 36750	30/11/22 * * *	© DO NOT SCALE THESE DRAWINGS				