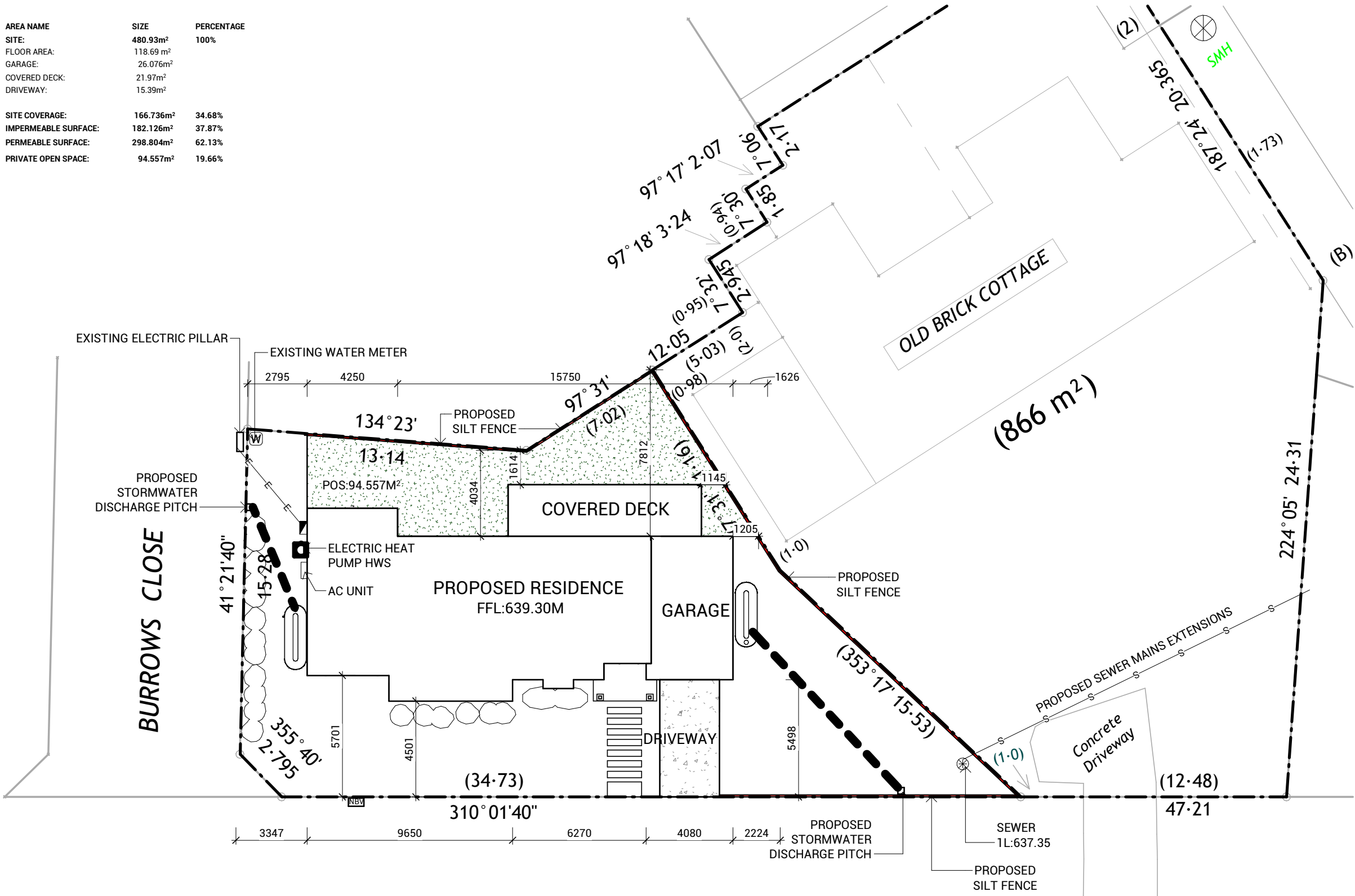


AREA NAME	SIZE	PERCENTAGE
SITE:	480.93m ²	100%
FLOOR AREA:	118.69 m ²	
GARAGE:	26.076m ²	
COVERED DECK:	21.97m ²	
DRIVEWAY:	15.39m ²	
SITE COVERAGE:	166.736m ²	34.68%
IMPERMEABLE SURFACE:	182.126m ²	37.87%
PERMEABLE SURFACE:	298.804m ²	62.13%
PRIVATE OPEN SPACE:	94.557m ²	19.66%



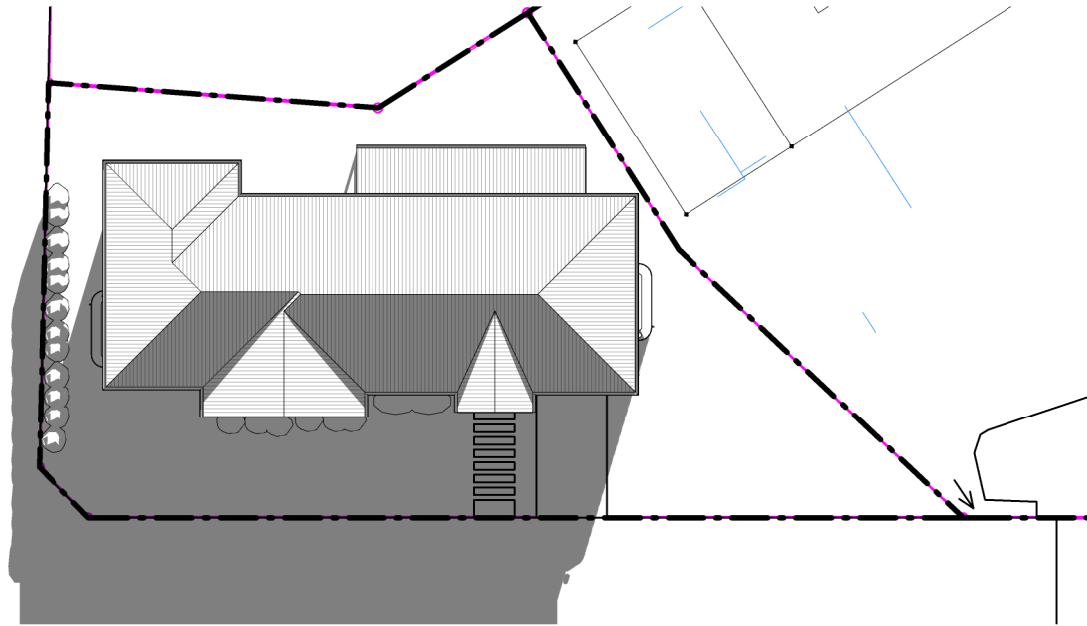
LEGEND	
	- GAS METER
	- HOT WATER SYSTEM
	- METER BOX
	- TITLE PEG
	- SEWER VENT / I.S.
	- TELSTRA PIT
	- TREE
	- STREET SIGN
	- SEWER MANHOLE
	- ELECT. PIT
	- POWER AND/OR STREET LIGHT POLE
	- SIDE ENTRY PIT
	- WATER VALVE
	- S/W PROPERTY INLET
	- WATER METER (APPROXIMATE)
	- GAS BOTTLES LOCATION (APPROXIMATE)
	- SEWER POINT CONNECTION
	- LEGAL POINT OF DISCHARGE CONNECTION
	- SECLUDED PRIVATE OPEN SPACE
	- RECREATIONAL PRIVATE OPEN SPACE
	- TELECOMMUNICATION SERVICE
	- OVERHEAD/UNDERGROUND POWER
	- WATER VALVE/FIRE HYDRANT
	- STORM WATER PIT
	- TBM
	- HABITABLE ROOM WINDOW
	- SIGN STAMPED ON CONCRETE KERB
	- NON-HABITABLE ROOM WINDOW
	- POWERLINES
	- PROPOSED FENCE
	- EXISTING FENCE
	- GAS PIPE (100kPa - 515kPa)
	- SEWER PIPE
	- STORM WATER PIPE
	- EASEMENT
	- SILT PIT
	- AG DRAIN
	- RETAINING WALL

SITE PLAN
SCALE 1 : 200

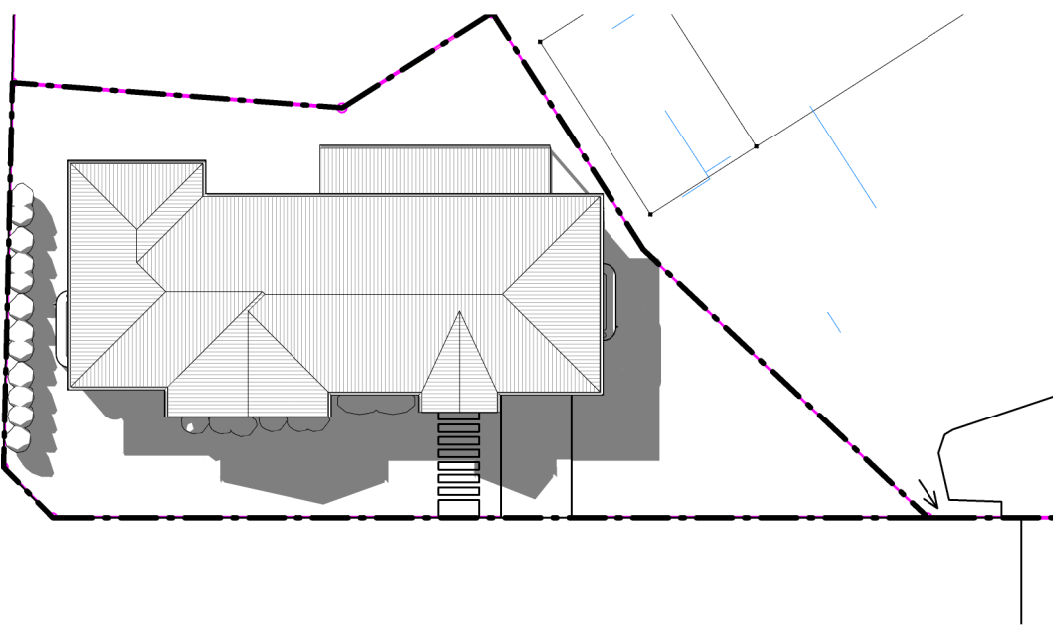
WOLLONDILLY

AVENUE

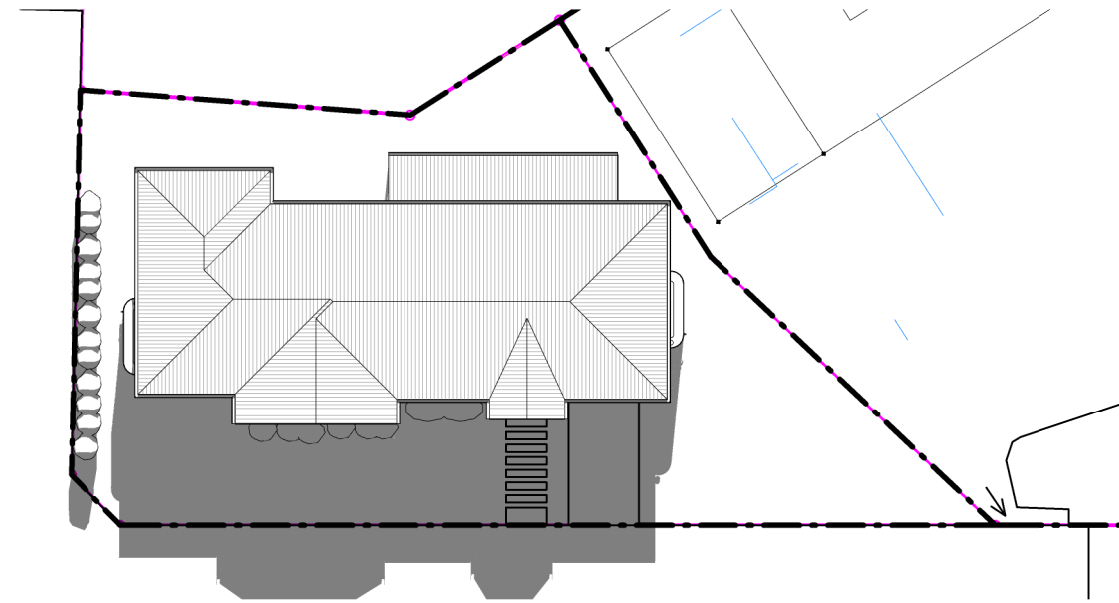
PROJECT	SHEET CONTENT: PROPOSED SITE PLAN	SIGN OFF	CLIENT	GENERAL NOTES:	 draftee Level 2, 420 Collins Street, Melbourne, VIC 3000 Phone: 61 3 8687 2118 Email: info@draftee.com.au DP-AD 45334 TAS 400648168 QLD 15127260	NORTH:  SCALE: As indicated DATE: 2024 DRAWN: ED CHECKED: MS SHEET NUMBER: 2.1 JOB NUMBER: 25-006 JOB ISSUE: D
	HOUSE TYPE: PROPOSED ONE STOREY DWELLING		I / WE..... 	* THE CONTRACTOR IS RESPONSIBLE FOR SETTING OUT AND CHECKING ALL LEVELS AND DIMENSIONS ON SITE PRIOR TO COMMENCING ANY SITE WORKS.		
	PROPERTY ADDRESS: 13 Wollondilly Ave Goulburn		CONFIRM THESE DRAWINGS ACCORD WITH OUR REQUIREMENTS AND AUTHORISE THEIR USE FOR NEXT STAGE PURPOSES.	* FIGURED DIMENSIONS ARE TO TAKE PREFERENCE OVER SCALE		
	CLIENT: Skymar Holding		SIGNED..... DATE..... SIGNED..... DATE.....	* UNLESS OTHERWISE DIMENSIONED ALL STUD WALL ARE 90mm THICK AND ALL BRICK VENEER WALLS ARE 240mm THICK.		
REVISIONS			* DIMENSIONS TO STRUCTURAL TIMBERS & FACE OF BRICKS EXCLUDING BATTENS, PLASTERBOARD ETC.			
			* REFER TO ENGINEERS DETAILS FOR STRUCTURAL MEMBERS.			
	ISSUE	DATE	REVISION DESCRIPTION		INITIALS	
	A	04.02.25	PRELIMINARY SET		ED	
	B	28.02.25	REVISION		ED	
C	23.04.25	REVISION		ED		
D	15.05.25	REVISION		ED		



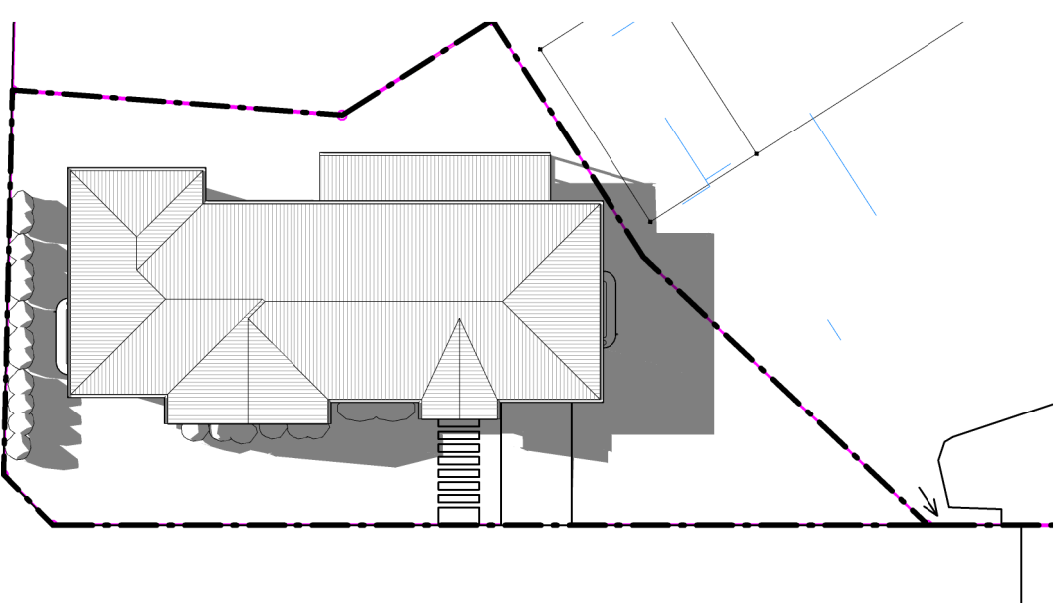
9 am
SCALE 1 : 300



12 nn
SCALE 1 : 300



10 am
SCALE 1 : 300



3 pm
SCALE 1 : 300

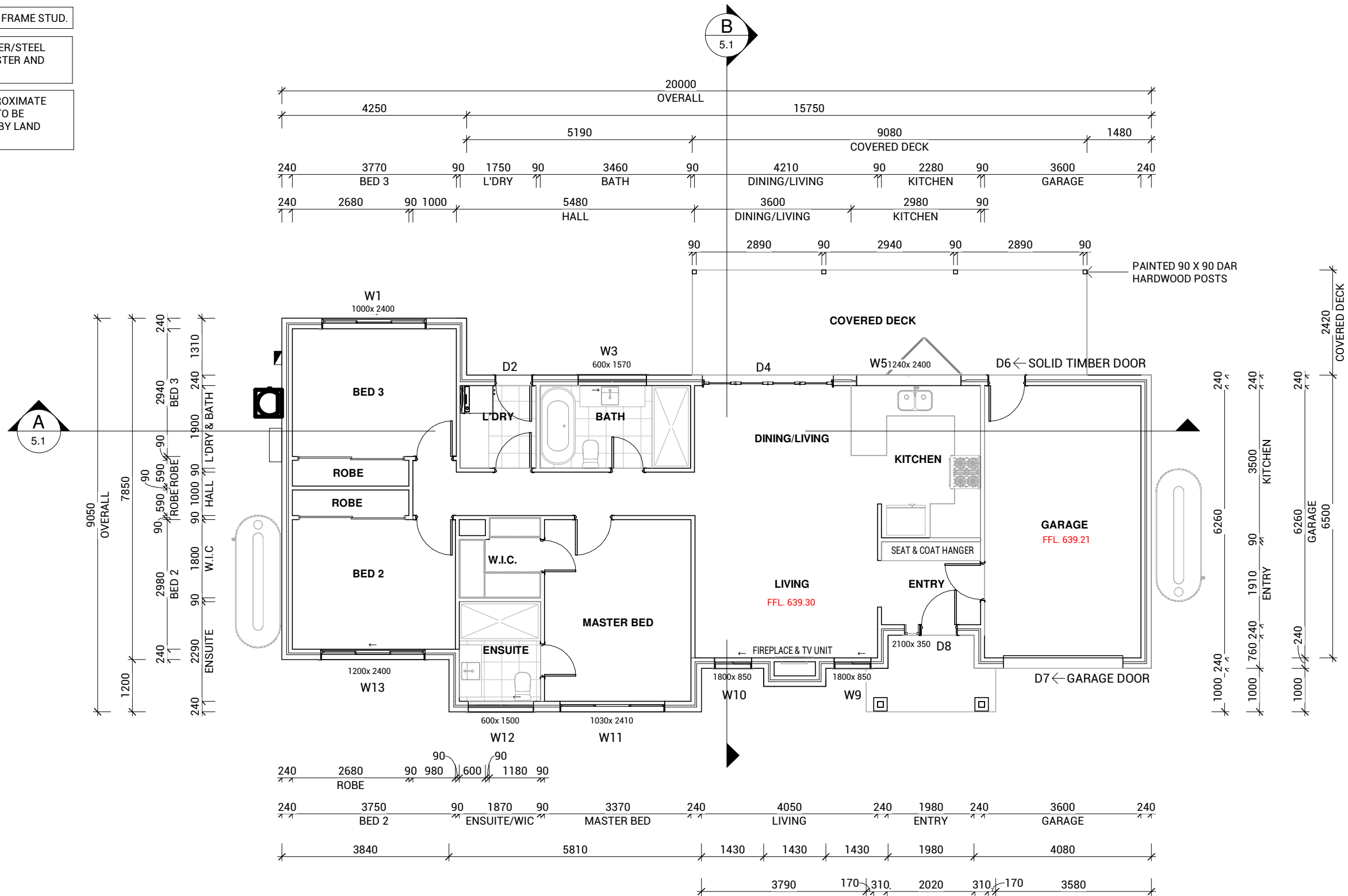
P R O J E C T	SHEET CONTENT: SITE - SHADOW DIAGRAM		S I G N O F F	C L I E N T		G E N E R A L N O T E S:		 draftee Level 2, 420 Collins Street, Melbourne, VIC 3000 Phone: 61 3 8687 2118 Email: info@draftee.com.au DP-AD 45334 TAS 400648168 QLD 15127260	NORTH: 		SCALE: 1 : 300	SHEET NUMBER: 2.2	JOB NUMBER: 25-006 JOB ISSUE: D
	HOUSE TYPE: PROPOSED ONE STOREY DWELLING			I / WE.....		DATE: 2024							
	PROPERTY ADDRESS: 13 Wollondilly Ave Goulburn			CONFIRM THESE DRAWINGS ACCORD WITH OUR REQUIREMENTS AND AUTHORISE THEIR USE FOR NEXT STAGE PURPOSES.		DRAWN: ED							
	CLIENT: Skymar Holding			SIGNED..... DATE.....		CHECKED: MS							
				SIGNED..... DATE.....									

R E V I S I O N S	ISSUE	DATE	REVISION DESCRIPTION	INITIALS
	A	04.02.25	PRELIMINARY SET	ED
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	C	23.04.25	REVISION	ED
	D	15.05.25	REVISION	ED

DIMENSIONS ARE FROM FRAME STUD.

INTERNAL WALLS: TIMBER/STEEL
STUD WITH FINISH PLASTER AND
PAINTED WHITE

FFL QUOTED IS AN APPROXIMATE
VALUE AND WILL NEED TO BE
CONFIRMED WITH NGL BY LAND
SURVEY



PROPOSED FLOOR PLAN
SCALE 1 : 100

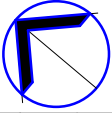
P R O J E C T	SHEET CONTENT: PROPOSED FLOOR PLAN
	HOUSE TYPE: PROPOSED ONE STOREY DWELLING
	PROPERTY ADDRESS: 13 Wollondilly Ave Goulburn
	CLIENT: Skymar Holding

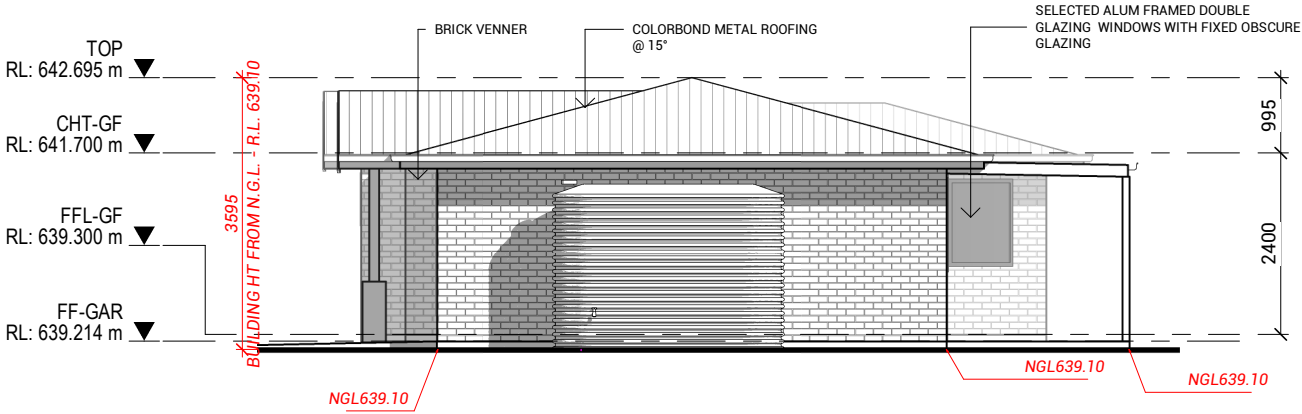
S I G N O F F	CLIENT
	I / WE.....
	CONFIRM THESE DRAWINGS ACCORD WITH OUR REQUIREMENTS AND AUTHORISE THEIR USE FOR NEXT STAGE PURPOSES.
	SIGNED..... DATE..... SIGNED..... DATE.....

GENERAL NOTES:
* THE CONTRACTOR IS RESPONSIBLE FOR SETTING OUT AND CHECKING ALL LEVELS AND DIMENSIONS ON SITE PRIOR TO COMMENCING ANY SITE WORKS.
* FIGURED DIMENSIONS ARE TO TAKE PREFERENCE OVER SCALE
* UNLESS OTHERWISE DIMENSIONED ALL STUD WALL ARE 90mm THICK AND ALL BRICK VENEER WALLS ARE 240mm THICK.
* DIMENSIONS TO STRUCTURAL TIMBERS & FACE OF BRICKS EXCLUDING BATTENS, PLASTERBOARD ETC.
* REFER TO ENGINEERS DETAILS FOR STRUCTURAL MEMBERS.

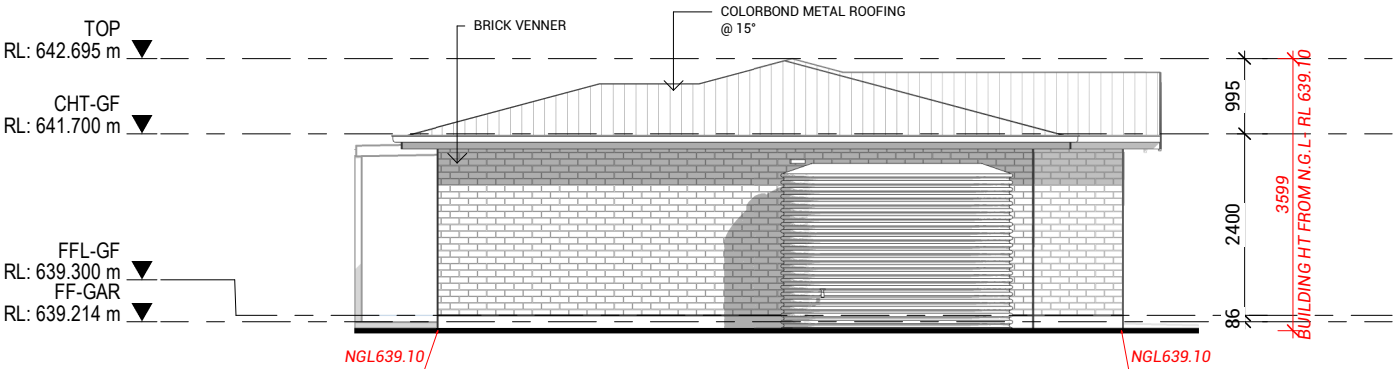


Level 2, 420 Collins Street, Melbourne, VIC 3000
Phone: 61 3 8687 2118
Email: info@draftee.com.au
DP-AD 45334
TAS 400648168
QLD 15127260

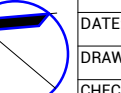
NORTH: 	SCALE: 1 : 100		SHEET NUMBER: 3.1	JOB NUMBER: 25-006	
	DATE: 2024			JOB ISSUE: D	
	DRAWN: ED				
	CHECKED: MS				
REVISIONS	ISSUE	DATE	REVISION DESCRIPTION		INITIALS
	A	04.02.25	PRELIMINARY SET		ED
	B	28.02.25	REVISION		ED
	C	23.04.25	REVISION		ED
	D	15.05.25	REVISION		ED



EAST ELEVATION
SCALE 1 : 100

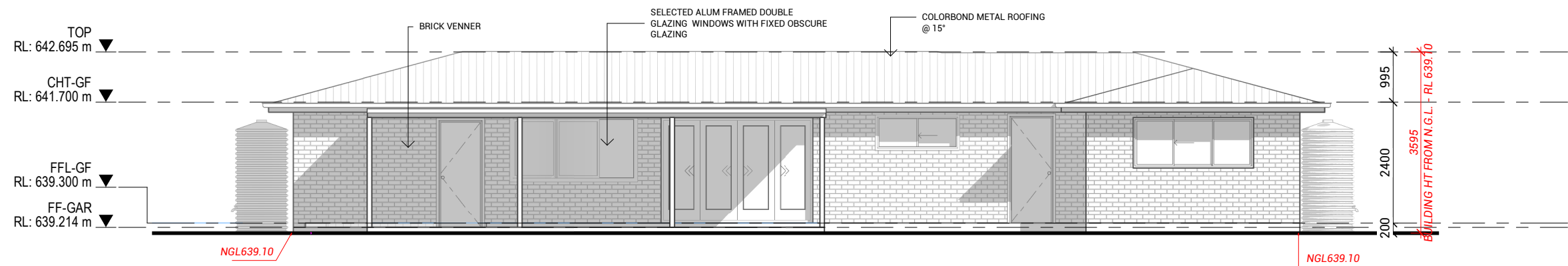


WEST ELEVATION
SCALE 1 : 100

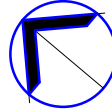
PROJECT	SHEET CONTENT: ELEVATIONS		SIGN OFF	CLIENT		GENERAL NOTES:		 draftee Level 2, 420 Collins Street, Melbourne, VIC 3000 Phone: 61 3 8687 2118 Email: info@draftee.com.au DP-AD 45334 TAS 400648168 QLD 15127260	NORTH: 		SCALE: 1 : 100	SHEET NUMBER: 4.1	JOB NUMBER: 25-006
	HOUSE TYPE: PROPOSED ONE STOREY DWELLING			I / WE.....		DATE: 2024			JOB ISSUE: D				
	PROPERTY ADDRESS: 13 Wollondilly Ave Goulburn			CONFIRM THESE DRAWINGS ACCORD WITH OUR REQUIREMENTS AND AUTHORISE THEIR USE FOR NEXT STAGE PURPOSES.		DRAWN: ED							
	CLIENT: Skymar Holding			SIGNED..... DATE.....		CHECKED: MS							
				SIGNED..... DATE.....					REVISIONS				
				ISSUE		DATE		REVISION DESCRIPTION		INITIALS			
				A		04.02.25		PRELIMINARY SET		ED			
				B		28.02.25		REVISION		ED			
				C		23.04.25		REVISION		ED			
				D		15.05.25		REVISION		ED			



SOUTH ELEVATION
SCALE 1 : 100

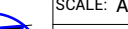


NORTH ELEVATION
SCALE 1 : 100

PROJECT	SHEET CONTENT: ELEVATIONS	SIGN OFF	CLIENT	GENERAL NOTES:	 Level 2, 420 Collins Street, Melbourne, VIC 3000 Phone: 61 3 8687 2118 Email: info@draftee.com.au DP-AD 45334 TAS 400648168 QLD 15127260	NORTH: 	SCALE: 1 : 100	SHEET NUMBER: 4.2	JOB NUMBER: 25-006
	HOUSE TYPE: PROPOSED ONE STOREY DWELLING		1 / WE.....	* THE CONTRACTOR IS RESPONSIBLE FOR SETTING OUT AND CHECKING ALL LEVELS AND DIMENSIONS ON SITE PRIOR TO COMMENCING ANY SITE WORKS.		DATE: 2024	JOB ISSUE: D		
	PROPERTY ADDRESS: 13 Wollondilly Ave Goulburn			* FIGURED DIMENSIONS ARE TO TAKE PREFERENCE OVER SCALE		DRAWN: ED			
	CLIENT: Skymar Holding		CONFIRM THESE DRAWINGS ACCORD WITH OUR REQUIREMENTS AND AUTHORISE THEIR USE FOR NEXT STAGE PURPOSES.	CHECKED: MS					
				SIGNED..... DATE.....		* UNLESS OTHERWISE DIMENSIONED ALL STUD WALL ARE 90mm THICK AND ALL BRICK VENEER WALLS ARE 240mm THICK.			
		SIGNED..... DATE.....	* DIMENSIONS TO STRUCTURAL TIMBERS & FACE OF BRICKS EXCLUDING BATTENS, PLASTERBOARD ETC.	REVISIONS	ISSUE	DATE	REVISION DESCRIPTION		INITIALS
			* REFER TO ENGINEERS DETAILS FOR STRUCTURAL MEMBERS.		A	04.02.25	PRELIMINARY SET		ED
					B	28.02.25	REVISION		ED
					C	23.04.25	REVISION		ED
					D	15.05.25	REVISION		ED

NOTE: WINDOW
WINDOW - FLASHED IN ACCORDANCE WITH
PART 3.5.4.6



P R O J E C T	SHEET CONTENT: SECTIONAL VIEWS	S I G N O F F	C L I E N T		GENERAL NOTES:		 draftee Level 2, 420 Collins Street, Melbourne, VIC 3000 Phone: 61 3 8687 2118 Email: info@draftee.com.au DP-AD 45334 TAS 400648168 QLD 15127260	NORTH: 		SCALE: As indicated	SHEET NUMBER: 5.1	JOB NUMBER: 25-006
	HOUSE TYPE: PROPOSED ONE STOREY DWELLING		1 / WE.....	* THE CONTRACTOR IS RESPONSIBLE FOR SETTING OUT AND CHECKING ALL LEVELS AND DIMENSIONS ON SITE PRIOR TO COMMENCING ANY SITE WORKS.	DATE: 2024	DRAWN: ED		JOB ISSUE: D				
	PROPERTY ADDRESS: 13 Wollondilly Ave Goulburn		CONFIRM THESE DRAWINGS ACCORD WITH OUR REQUIREMENTS AND AUTHORISE THEIR USE FOR NEXT STAGE PURPOSES.	* FIGURED DIMENSIONS ARE TO TAKE PREFERENCE OVER SCALE	CHECKED: MS							
	CLIENT: Skymar Holding		SIGNED..... DATE.....	* UNLESS OTHERWISE DIMENSIONED ALL STUD WALL ARE 90mm THICK AND ALL BRICK VENEER WALLS ARE 240mm THICK.	SIGNED..... DATE.....			* DIMENSIONS TO STRUCTURAL TIMBERS & FACE OF BRICKS EXCLUDING BATTENS, PLASTERBOARD ETC.	REVISIONS		ISSUE	DATE
					* REFER TO ENGINEERS DETAILS FOR STRUCTURAL MEMBERS.		A	04.02.25	PRELIMINARY SET		ED	
							B	28.02.25	REVISION		ED	
							C	23.04.25	REVISION		ED	
							D	15.05.25	REVISION		ED	