

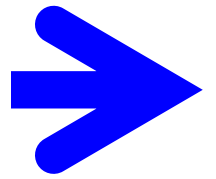
APPLICATION FOR PLANNING APPROVAL

APPLICATION NO: DA-2019-195

NAME OF APPLICANT: Another Perspective

INTENTION: Outbuilding (shed)

LOCATION: 27 Garnett Street, Blackmans Bay

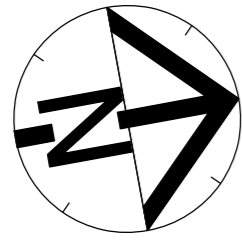


Any representation must be lodged in writing with the General Manager, 15 Channel Highway, Kingston 7050 or by email to kc@kingborough.tas.gov.au by 25 June 2019.



DEVELOPMENT APPLICATION

<u>Application Number:</u>	DA-2019-195
<u>Proposed Development:</u>	Outbuilding (shed)
<u>Location:</u>	27 Garnett Street, Blackmans Bay
<u>Applicant:</u>	Another Perspective
<u>Responsible Planning Officer:</u>	Louise Blyth
<u>Associated Documents:</u> The following information regarding the application is available at Council offices: <ul style="list-style-type: none">• Application form• Certificate of Title	

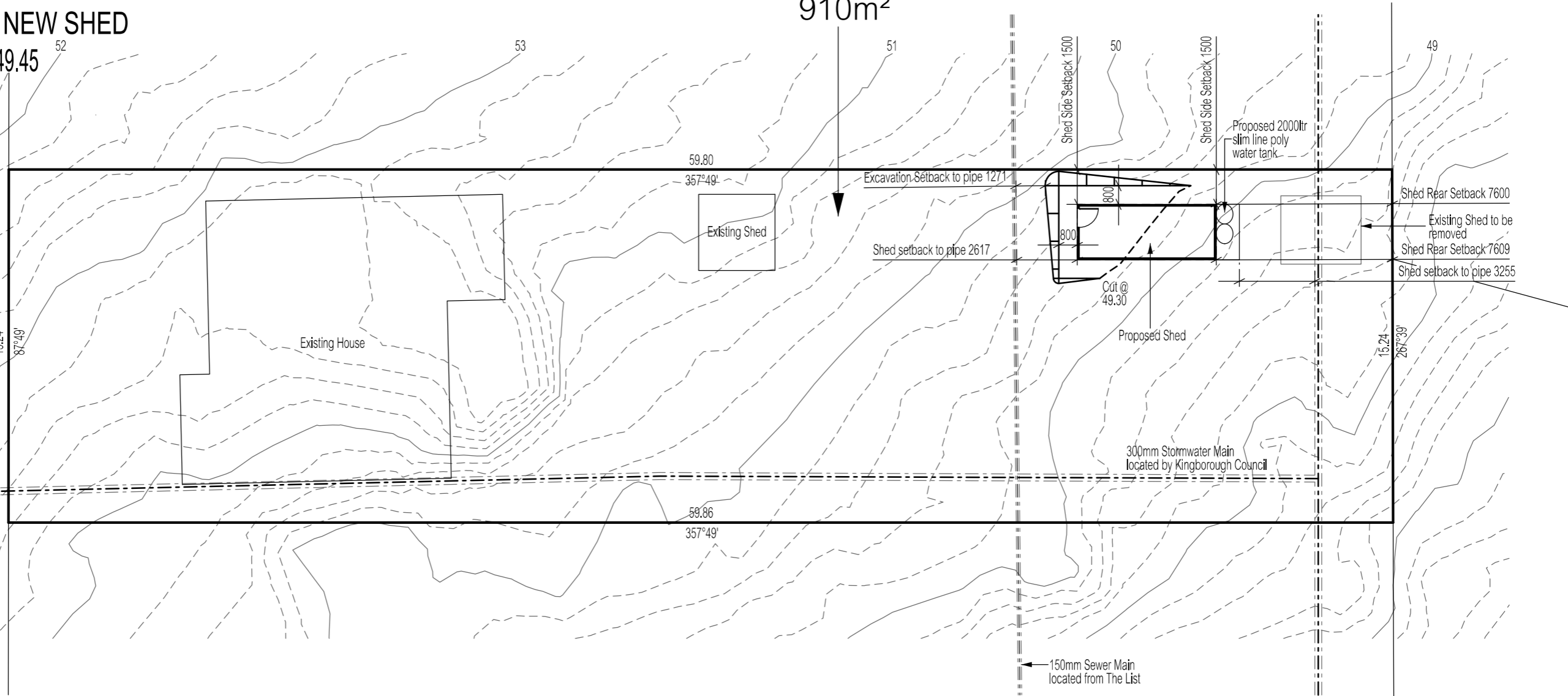


PROPOSED NEW SHED

CT60112/43
910m²

FFL: 49.45

Garnett Street



EXPLANATORY NOTES:
KINGBOROUGH COUNCIL INTERIM PLANNING SCHEME

10.4.3 - Site coverage and private open space for all dwellings

A1	(a)	Site Coverage: Max. 50% of Site = 455m ² Proposed site coverage: 171.14m ² (18.81%)
	(c)	Impervious Surfaces: Min. 25% of Site to be free of impervious surfaces = 227.5m ² Proposed area free of impervious surfaces: 739.61m ² (81.28%)

THIS DWELLING IS BEING CONSTRUCTED IN A BUSHFIRE PRONE AREA (TBC)
Builder to ensure that all construction methods / materials comply with AS3959 - 2009 and sheets T.B.C.

Development Application: DA-2019-195
Plan Reference no.: P2
Date Received: 1 May 2019
Date placed on Public Exhibition: 12/6/2019

0.2m contour interval
BOUNDARIES SOURCED FROM LIST
CONTOURS DERIVED FROM LIDAR DATA
Courtesy of LIST State of Tasmania
Position of dwelling is from occupation
measurements only.
This note to be included on all site plans

- NOTES**
- Builder to verify all dimensions and levels on site prior to commencement of work
 - All work to be carried out in accordance with the current National Construction Code.
 - All materials to be installed according to manufacturers specifications.
 - Dimensions to take precedence over scale.
 - Do not scale from these drawings.

No.	Amendment	Date	Init.
A	Changes as per cover sheet	29 April 19	LH

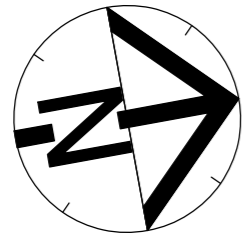
Designer:
ANOTHER PERSPECTIVE PTY LTD
PO BOX 21
NEW TOWN
LIC. NO. CC2204H (A. Strugnell)
Ph: (03) 6231 4122
Fx: (03) 6231 4166
Email:
info@anotherperspective.com.au

Client / Project info:
PROPOSED O'DONNELL SHED
27 Garnett Street,
BLACKMANS BAY



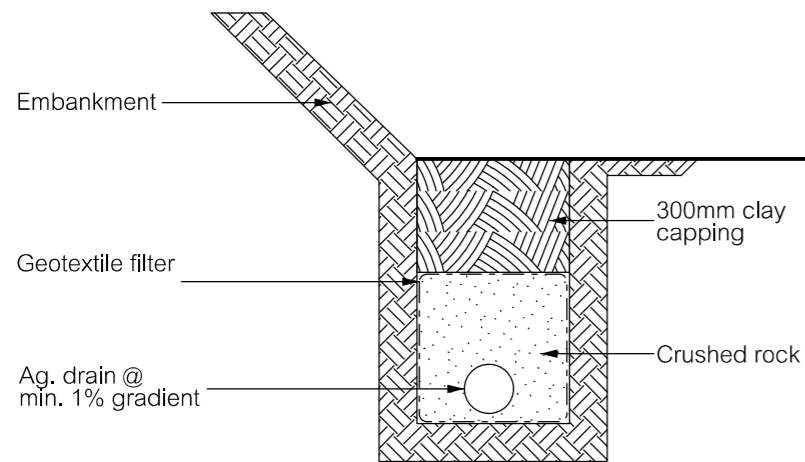
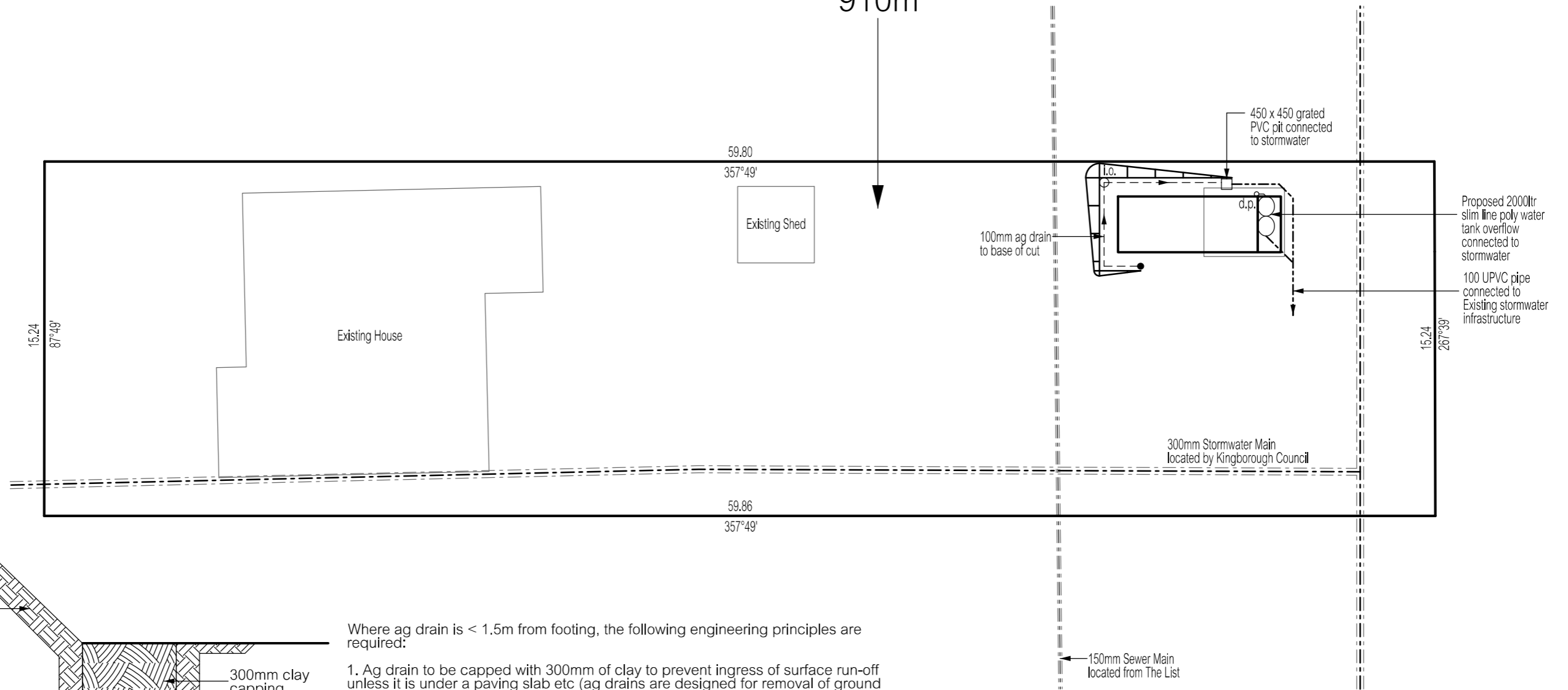
SITE PLAN		
Drawn	LH	AP2019-1608
Date	28 March 2019	Sheet
Scale	1:200	

01/02



DRAINAGE LEGEND		
Abbreviation	Fixture	Min. Outlet Size
B	Basin	400
Bth	Bath	400
Shr	Shower	400
S	Sink	500
Tr	Trough	400
WC	Water Closet Pan	1000
d.p.	Downpipe	900
- - - - - Sewer Line (100Ø UPVC) (unless noted otherwise)		
- - - - - Stormwater Line (100Ø UPVC) (unless noted otherwise)		

CT60112/43
910m²



Where ag drain is < 1.5m from footing, the following engineering principles are required:

1. Ag drain to be capped with 300mm of clay to prevent ingress of surface run-off unless it is under a paving slab etc (ag drains are designed for removal of ground water, surface water should be dealt with separately).
2. Ag drain to have a minimum 1% fall to a grated pit which drains to the stormwater system.
3. Install a geotextile filter sock to the slotted drain, and enclose the whole drain in geofabric (to the underside of clay capping).
4. Provide additional grated pits / or inspection openings along the length of the ag drain and at the high point to make the effect of a blockage visible and enable a blockage to be cleared.

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Refer to Roof Plan for downpipe calculations

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NOTES

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Soil Classification : TBC
Refer to Soil Report for nominated founding depth and description of founding material.

All materials and construction to comply with AS/NZS3500 part 2 & 3

- Wet areas to comply with N.C.C. 3.8.1.2 and AS3740

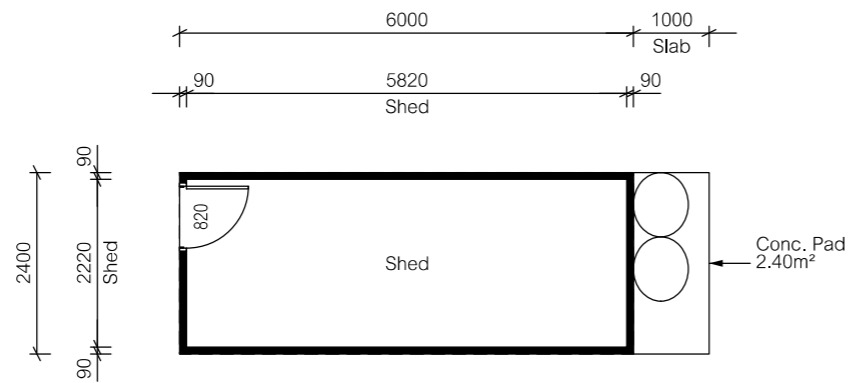
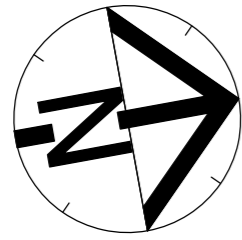
No.	Amendment	Date	Init.	Designer:
A	Changes as per cover sheet	29 April 19	LH	ANOTHER PERSPECTIVE PTY LTD PO BOX 21 NEW TOWN LIC. NO. CC2204H (A. Strugnell) Ph: (03) 6231 4122 Fx: (03) 6231 4166 Email: info@anotherperspective.com.au

Client / Project info:
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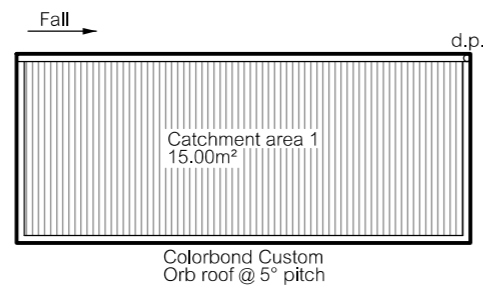


DRAINAGE PLAN		
Drawn	LH	AP2019-1608
Date	28 March 2019	Sheet
Scale	1:200	01a/o2

NOTE: For lightweight cladding, dimensioning is to external edge of studwork NOT to cladding.

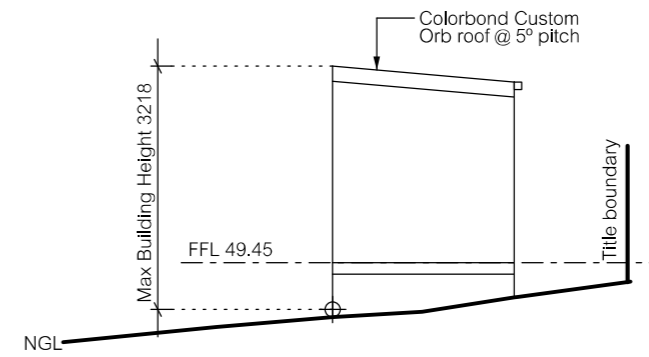


Floor Plan

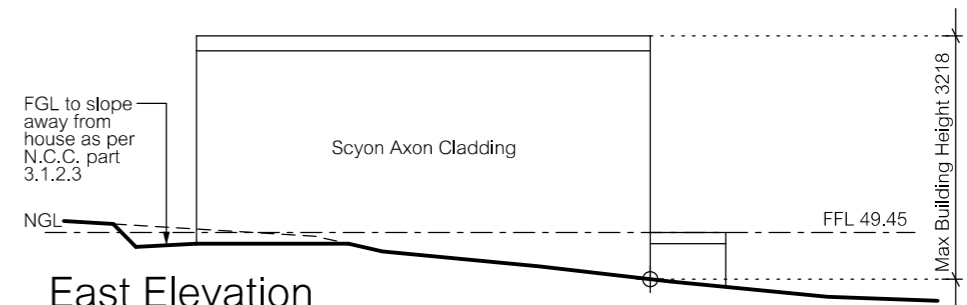


Roof Plan

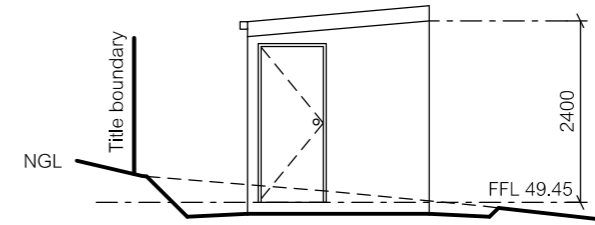
Elevations



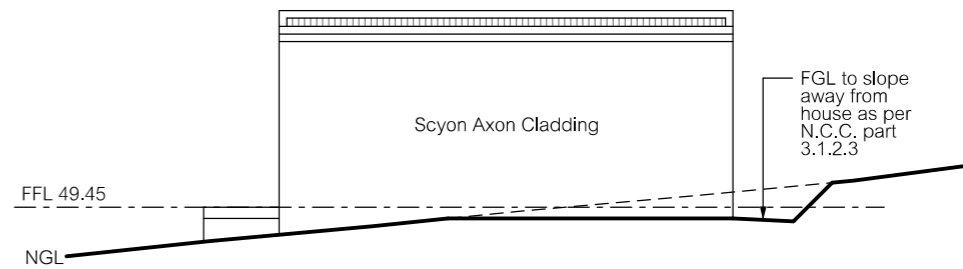
North Elevation



East Elevation



South Elevation



West Elevation

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 Sanitation No.: P2
 Date Received: 1 May 2019
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FLOOR AREA = 14.40 sqm

- Articulation joints
- Smoke Alarm (interconnected where more than 1)

ALL window sizes to be checked and/or confirmed on site prior to ordering glazing units.

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SHED PLANS		
Drawn	LH	AP2019-1608
Date	28 March 2019	Sheet
Scale	1:100	02/02
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