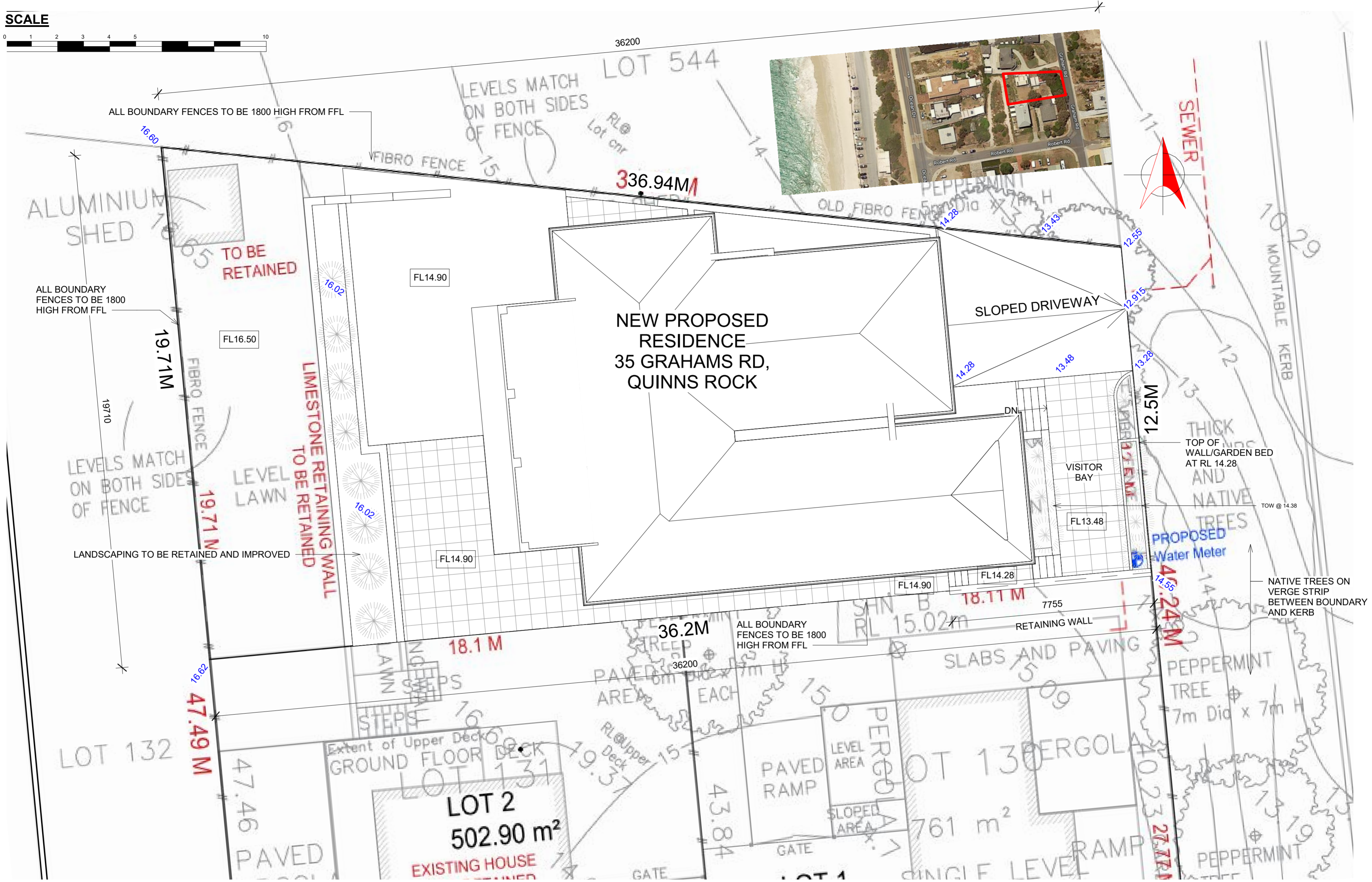


**SCALE**



1 Site  
1 : 100

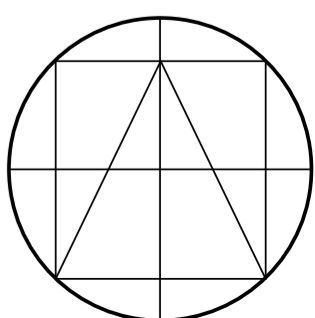
Can you summarise what im missing on Site for DA? I think ill attach separate survey drawings for existing

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Client	Neil & Lynne Lomax	Project number	2218
Project	New Residential	Drawn by	JB
		Reviewed by	MD
Address	35 Grahams Rd, QUINNS ROCK	Scale	1 : 100
		Date	23.03.23

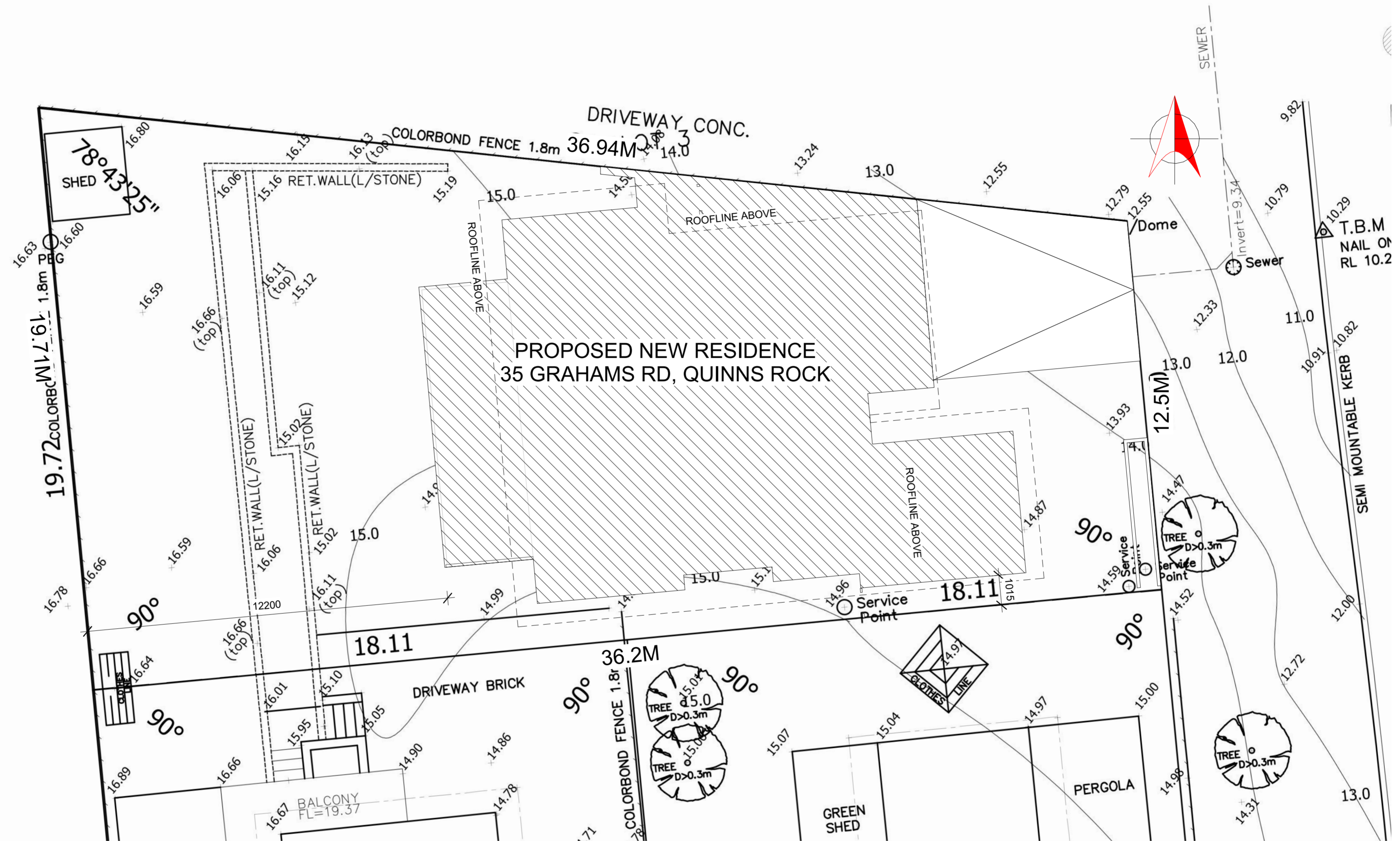
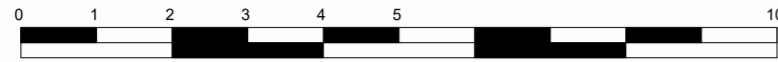
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A100.1





**SCALE**

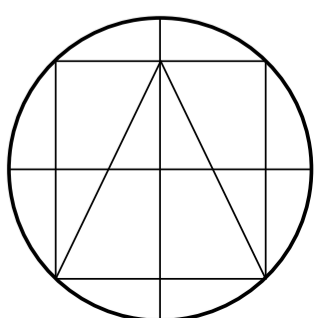


**1 Existing Site Survey**  
1 : 100

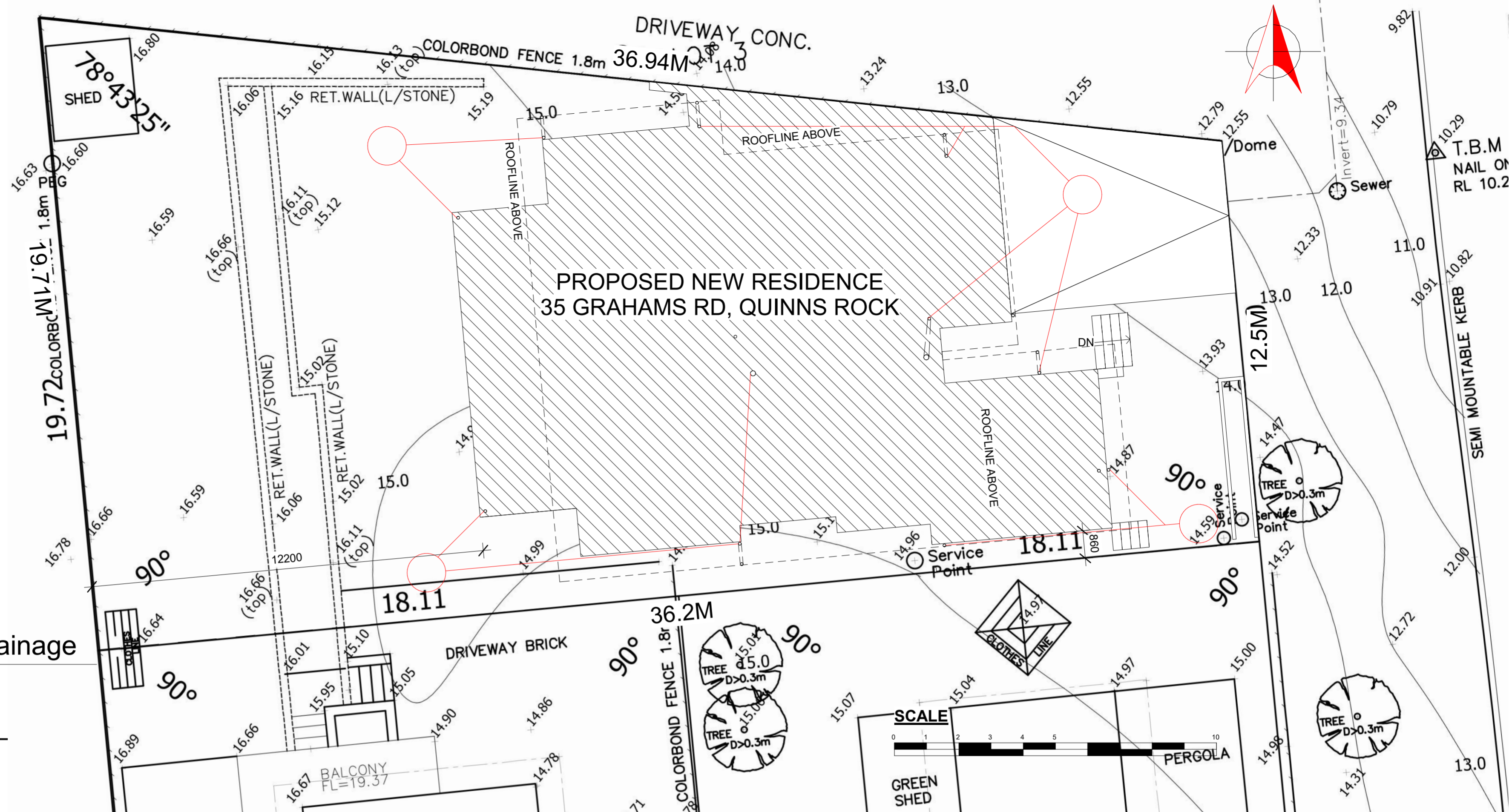
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Client	Neil & Lynne Lomax	Project number	2218
Project	New Residential	Drawn by	Checker
Address	35 Grahams Rd, QUINNS ROCK	Reviewed by	Author
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		Date	23.03.23

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**A100.2**







# 1 Site Stormwater & Drainage

1 : 100

- Storm Water** Area in M<sup>2</sup> X 0.0122 = M<sup>3</sup> of storage
- Soak Wells**
- 600 X 600 169 Litre - 0.169 cub m
  - 900 X 600 381 Litre - 0.381 cub m
  - 900 X 900 572 litre - 0.572 cub m
  - 1800 X 180 4580 litre - 4.58 cub m

Soakwell Calculations			
Property Address			
Impervious Area Calculations			
Length (m)	Width (m)	Area (m2)	
		0.00	
		0.00	
		0.00	
		0.00	
		0.00	
		0.00	
		0.00	
		0.00	
		0.00	
		0.00	
		0.00	
		0.00	
		0.00	
		Known Areas (m2)	235.30
		<b>Impervious Area TOTAL</b>	<b>235.30 m2</b>

Number of Soaks Provided				
Number	Diam	Depth	Vol m3	Area Serv Total
	600	600	0.17	13.05
	600	900	0.25	19.57
	900	600	0.38	29.36
	900	900	0.57	44.04
	900	1200	0.76	58.72
	1200	600	0.68	52.20
4	1200	900	1.02	78.30
	1200	1200	1.36	104.39
	1200	1500	1.70	130.49
	1500	600	1.06	81.56
	1500	900	1.59	122.34
	1500	1200	2.12	163.12
	1500	1500	2.65	203.90
	1500	1800	3.18	244.67
	1800	600	1.53	117.44
	1800	900	2.29	176.17
	1800	1200	3.05	234.89
	1800	1500	3.82	293.61
	1800	1800	4.58	352.33
4	<b>TOTAL PROVIDED</b>		<b>4.07 m3</b>	

16.6592 litres/sec for 1 in 20 year flood event
Total Impervious Area x 0.013 = Volume of Soaks Req'd (m3)
Impervious m2 <b>235.3 m2</b>
x 0.013 vol coefficient
<b>3.0589 m3</b>
<b>TOTAL PROVIDED must be more than the TOTAL REQUIRED</b>
Have adequate soakwells been provided?
<b>YES</b>

**ICON KEY:**

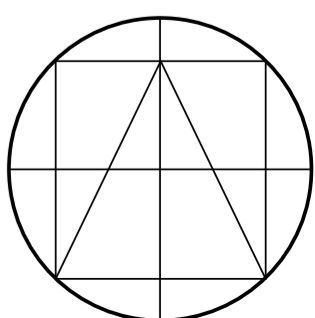
- 1200 DIA STORMWATER SOAKWELL
- AS SPECIFIED PIPEWORK TO STORMWATER SOAKWELL FROM DRAIN PIPES

**Steps** 2c high X tread of 275 deep

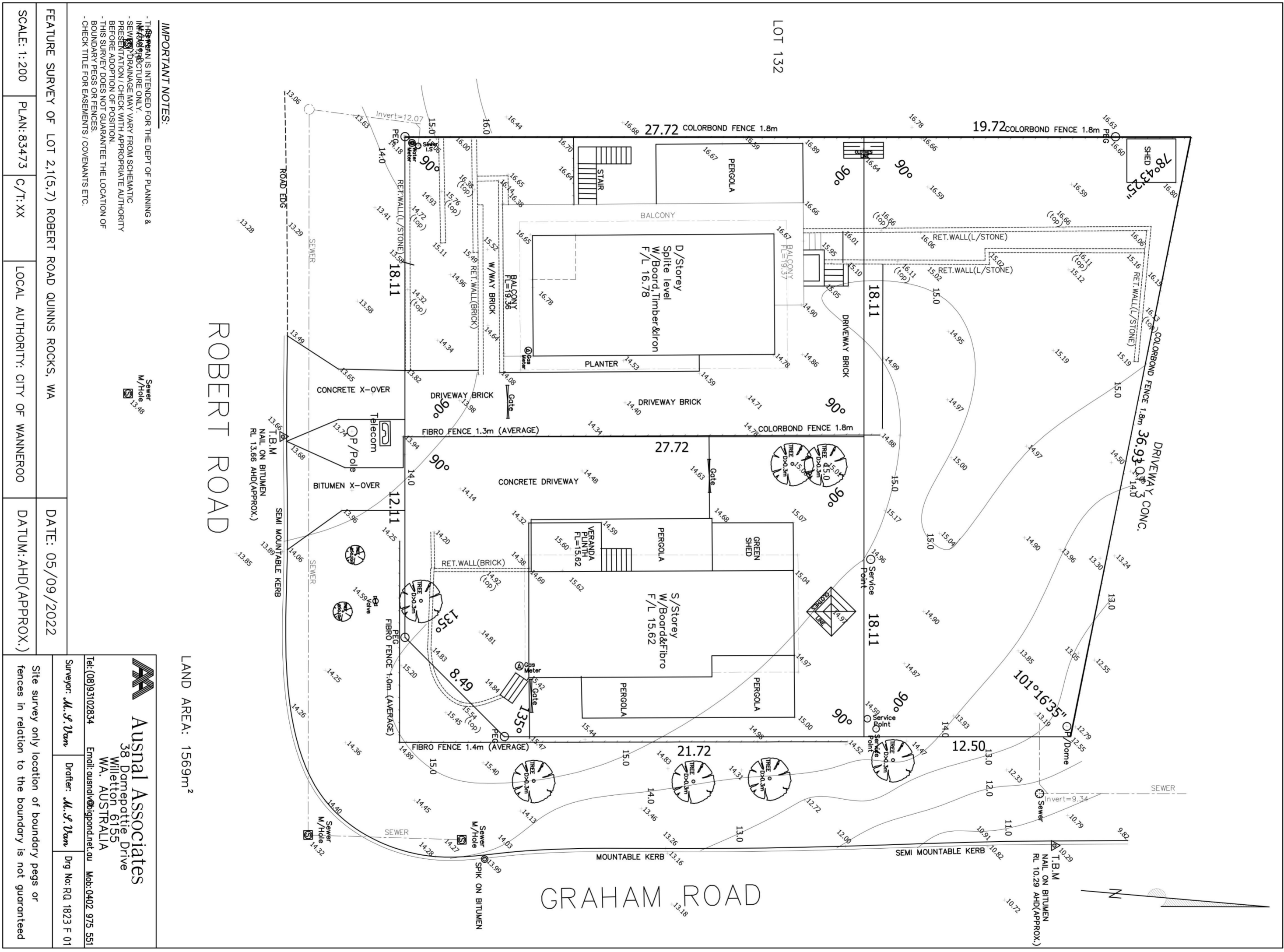
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**A100.3**







**IMPORTANT NOTES:**

- THIS PLAN IS INTENDED FOR THE DEPT OF PLANNING & INFRASTRUCTURE ONLY.
- SEWER DRAINAGE MAY VARY FROM SCHEMATIC PRESENTATION / CHECK WITH APPROPRIATE AUTHORITY BEFORE ADOPTION OF POSITION.
- THIS SURVEY DOES NOT GUARANTEE THE LOCATION OF CONDUIT PIPES OR SERVICES / COVENANTS ETC.



LAND AREA: 1569m<sup>2</sup>

FEATURE SURVEY OF LOT 21(5.7) ROBERT ROAD QUINNS ROCKS, WA		DATE: 05/09/2022	
SCALE: 1:200	PLAN: 83473	C/T: XX	LOCAL AUTHORITY: CITY OF WANNEROO
		DATUM: AHD (APPROX.)	

**Ausnal Associates**  
 38 Domepette Drive  
 Willetton 6155  
 WA, AUSTRALIA

Tel: (08) 93102834  
 Email: ausnal@ausnal.net.au  
 Surveyor: *M. J. Uzun*  
 Drafter: *M. J. Uzun*  
 Dwg No: RD 1823 F 01

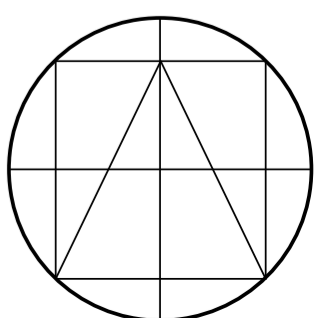
Site survey only location of boundary pegs or fences in relation to the boundary is not guaranteed

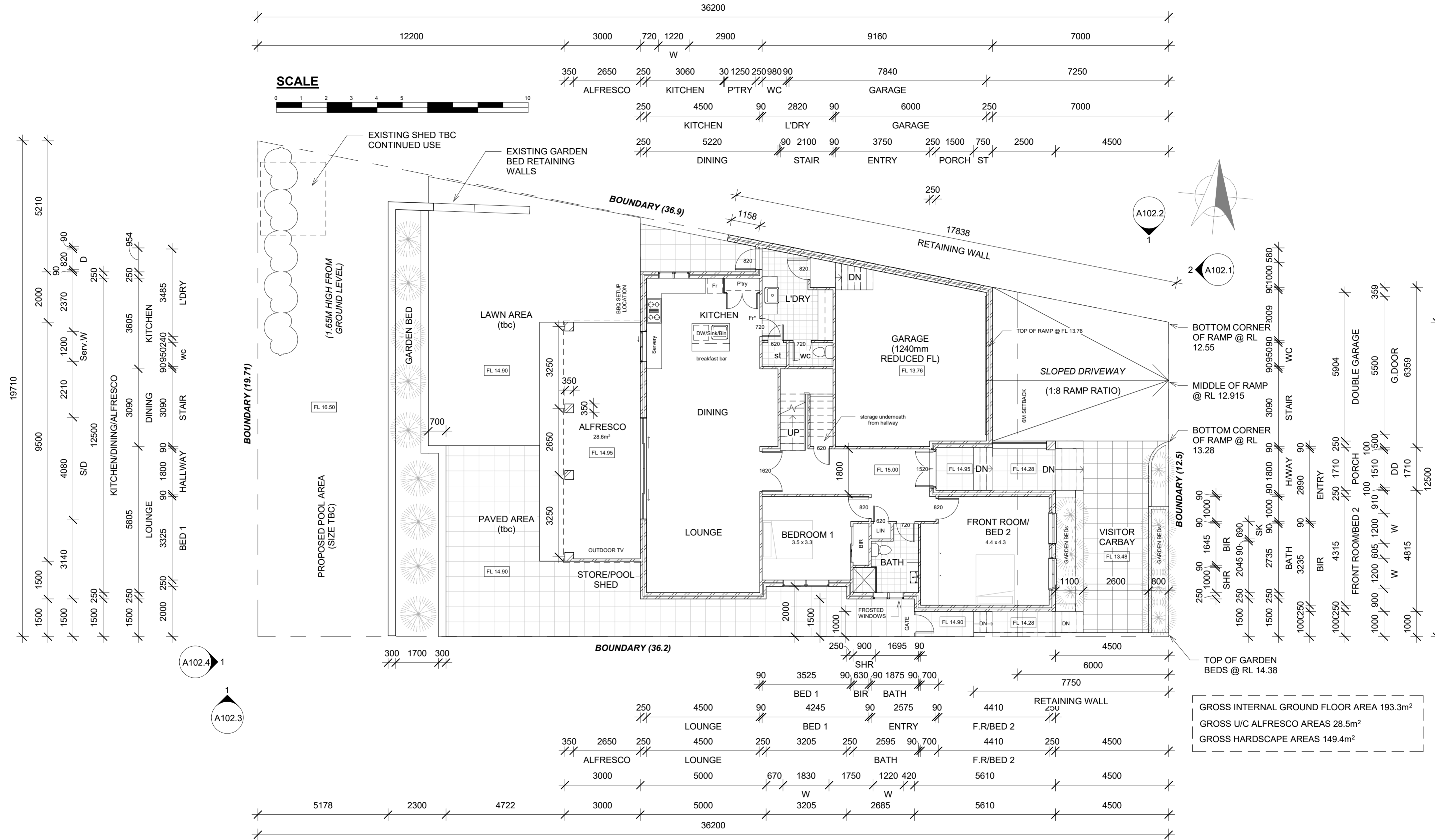
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Client	Neil & Lynne Lomax	Project number	2218
Project	New Residential	Drawn by	jb
		Reviewed by	md
Address	35 Grahams Rd, QUINNS ROCK	Scale	
		Date	23.03.23

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**A100.4**





GROSS INTERNAL GROUND FLOOR AREA 193.3m<sup>2</sup>  
 GROSS U/C ALFRESCO AREAS 28.5m<sup>2</sup>  
 GROSS HARDSCAPE AREAS 149.4m<sup>2</sup>

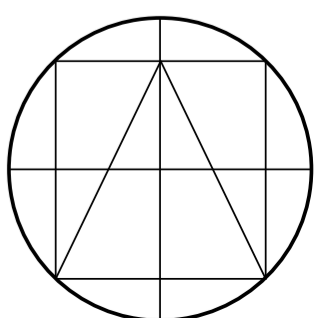
**1** 15.00 GROUND FLOOR  
 1 : 100

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Project	New Residential	Drawn by	JB
Address	35 Grahams Rd, QUINNS ROCK	Reviewed by	MD
		Scale	1 : 100
		Date	23.03.23

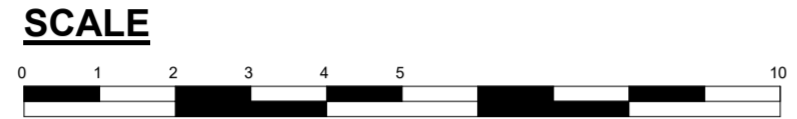
Suite 8 / 9 Cleaver Street  
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**A101.1**

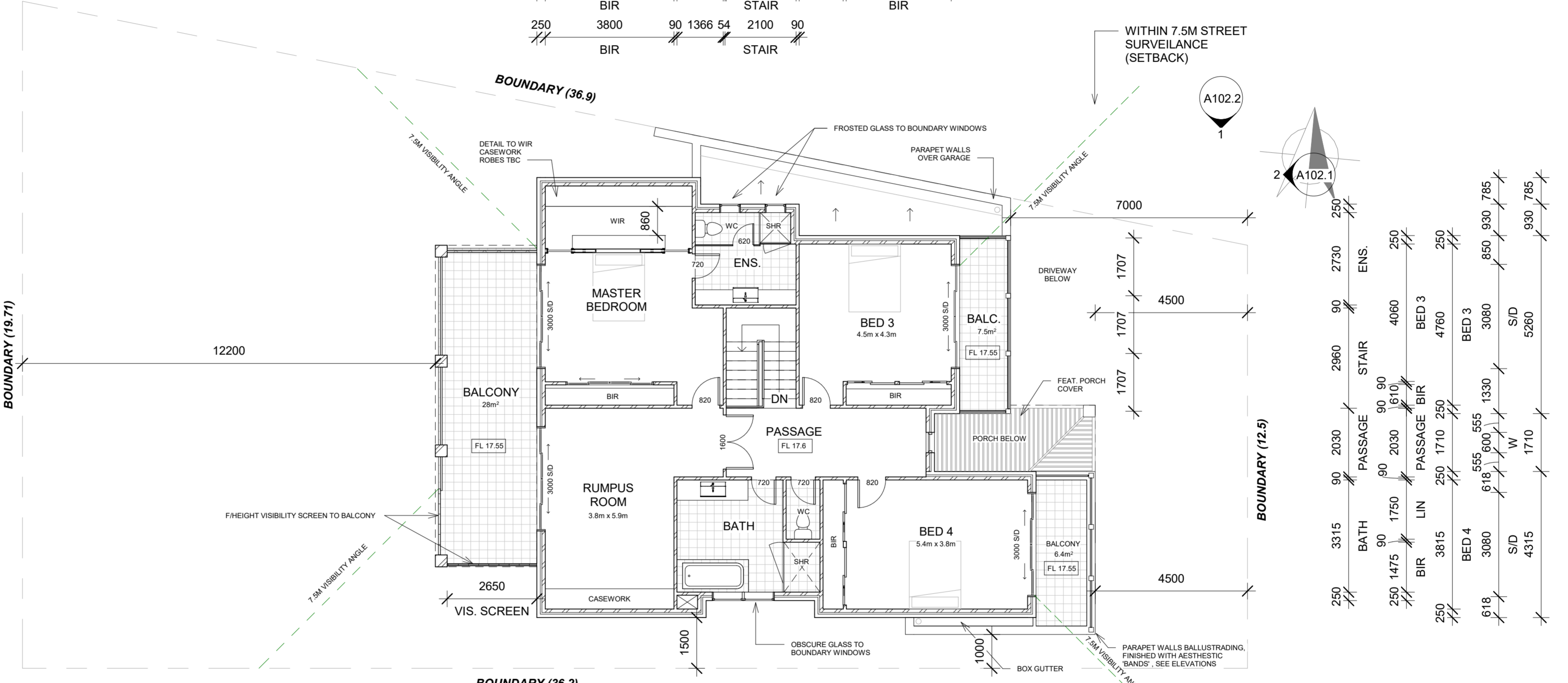




17000										
3000	4840	2910	4745	1505						
350	2650	4840	560	610	735	610	5140	1365	140	
P	BALC.		W	W				BALC.	C	
3000	250	4340	250	90	4495	250	1505			
BALC.		WIR			BED 3	BALC.				
250	4340	90	2980	90	1300	90	3105	250	1505	
	MASTER	ENS.	BIR							
250	3800	90	1366	36	2064	90	1300	90	3105	
	BIR	STAIR	BIR							
250	3800	90	1366	54	2100	90				
	BIR	STAIR								



13000	9500	2000	2560	3080	3815	110	1860	250		
	BALC.		S/D		WIR					
1500	1720	3080	3815	90	600	90	2870	90	1750	30
250	5935	3080	3815	90	600	90	2870	90	1750	30
	RUMPUS ROOM		BIR		M.BED		STAIR		ENS.	
250	3315	90	2030	90	2030	90	1750	30	950	250
	BATH		PASS		STAIR		ENS.			
250	410	90	2030	90	2030	90	1750	30	950	250
	D		PASS		STAIR		ENS.			



250	5256	90	5904	250						
	PASSAGE									
250	3800	90	3135	90	1000	600	90	5355	160	
	RUMPUS	BATH	WC	BIR						
350	2650	250	3800	90	610	250	250	600	90	5355
	BALC.		RUMPUS	DUCT				BED 4	BALC.	
3000	3000	5000	185	1830	1190	6455	250	1500	250	1750
			W							
3000	5000		3205	6455	90	1750				

GROSS INTERNAL FIRST FLOOR AREA 155m<sup>2</sup>  
 GROSS FIRST FLOOR BALCONY AREAS 46.4m<sup>2</sup>

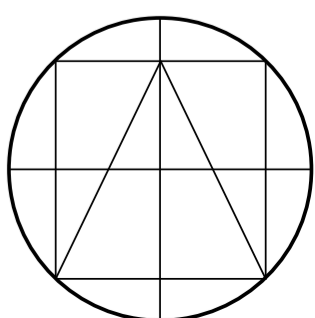
**1** 17.6 FIRST FLOOR  
 1 : 100

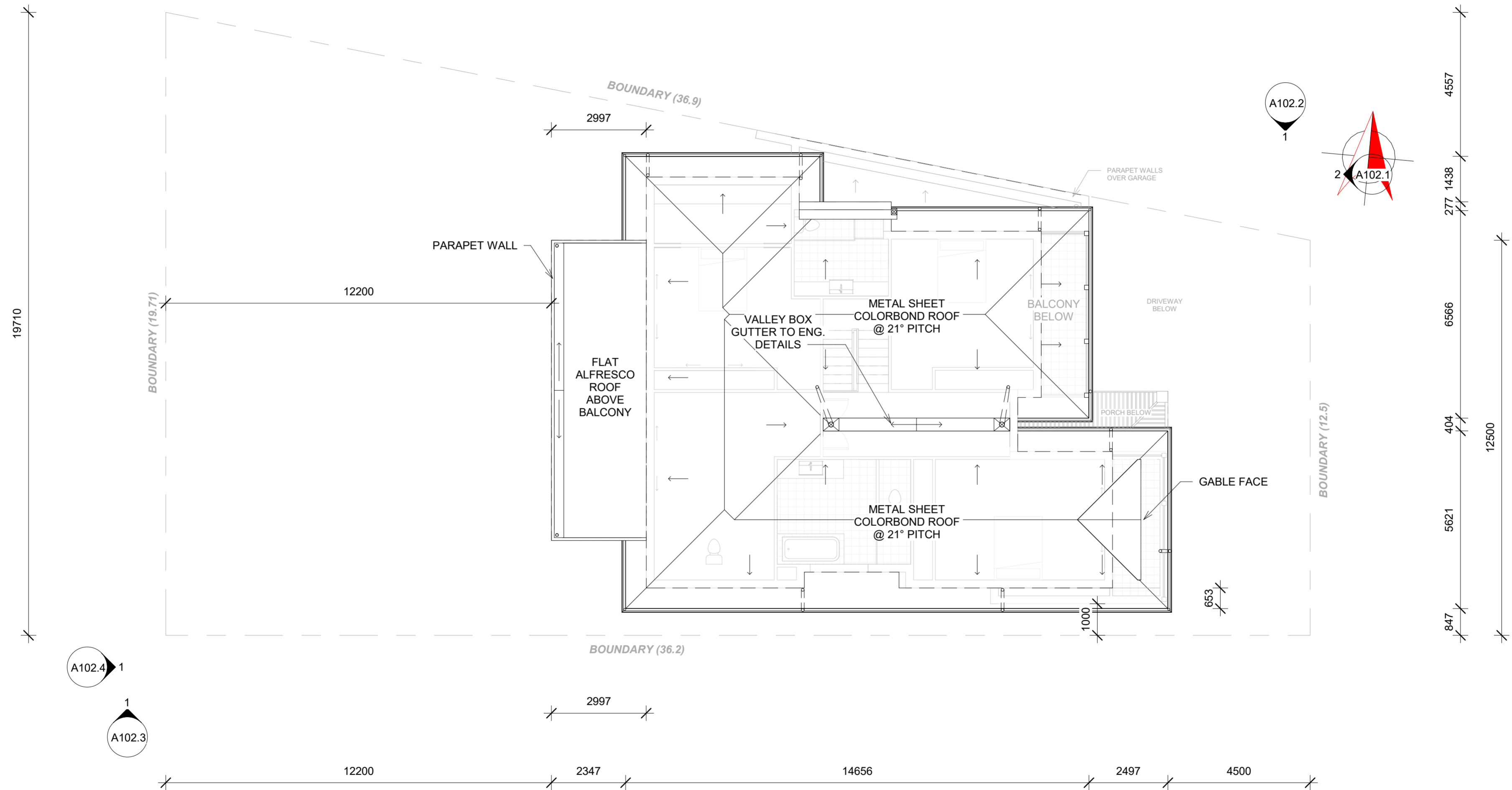
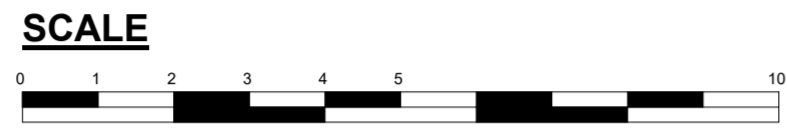
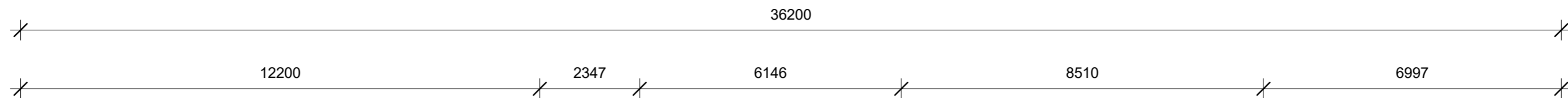
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**A101.2**





**1** 21.18 ROOF PLAN

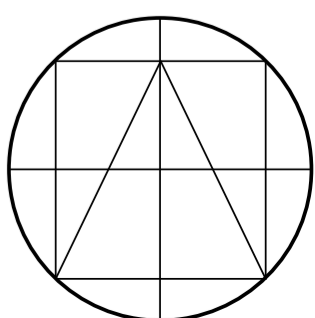
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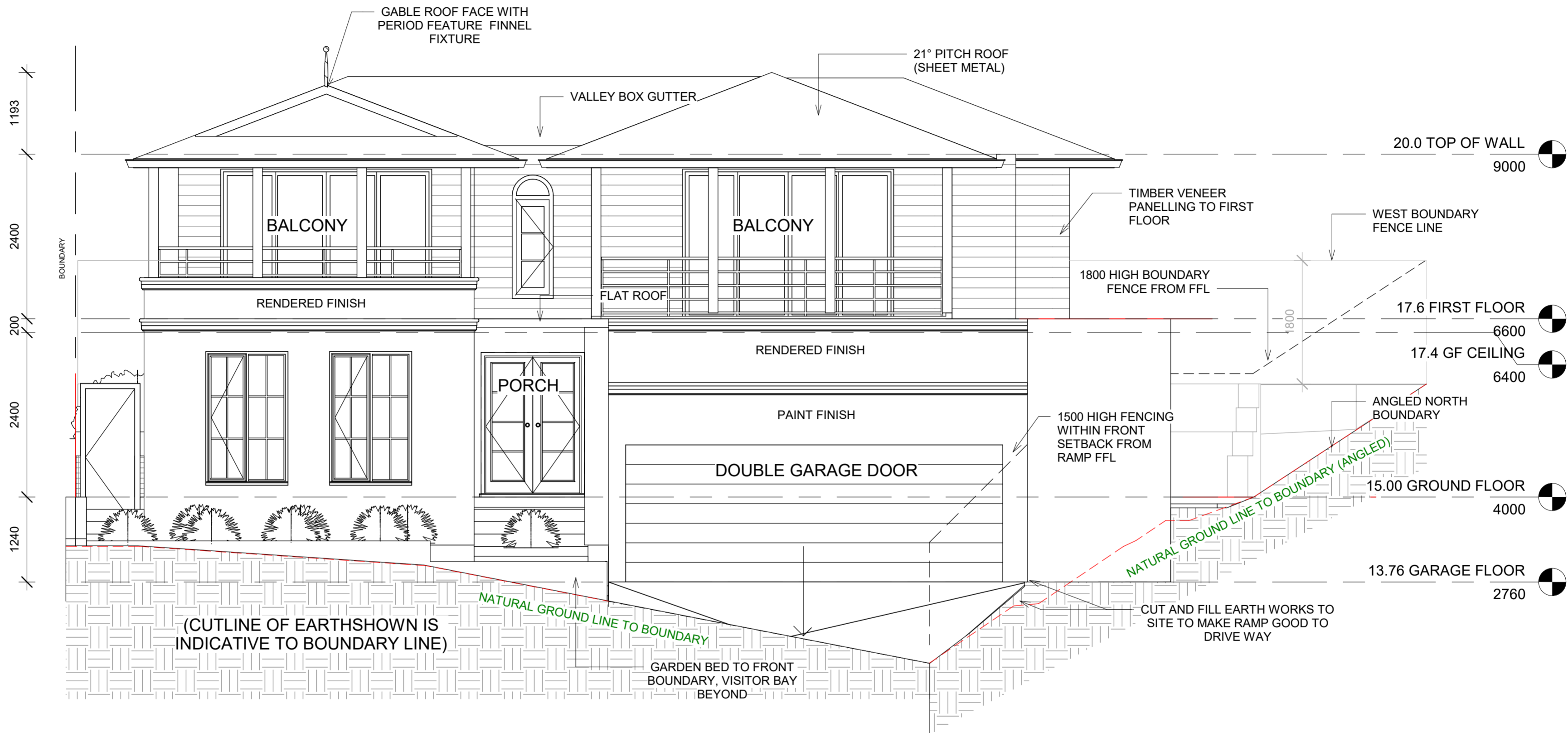
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**A101.3**





2 East  
1 : 50

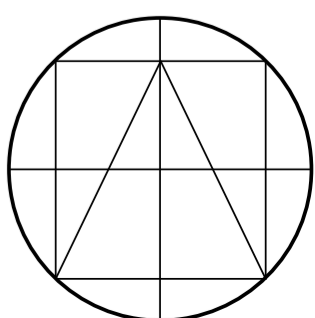


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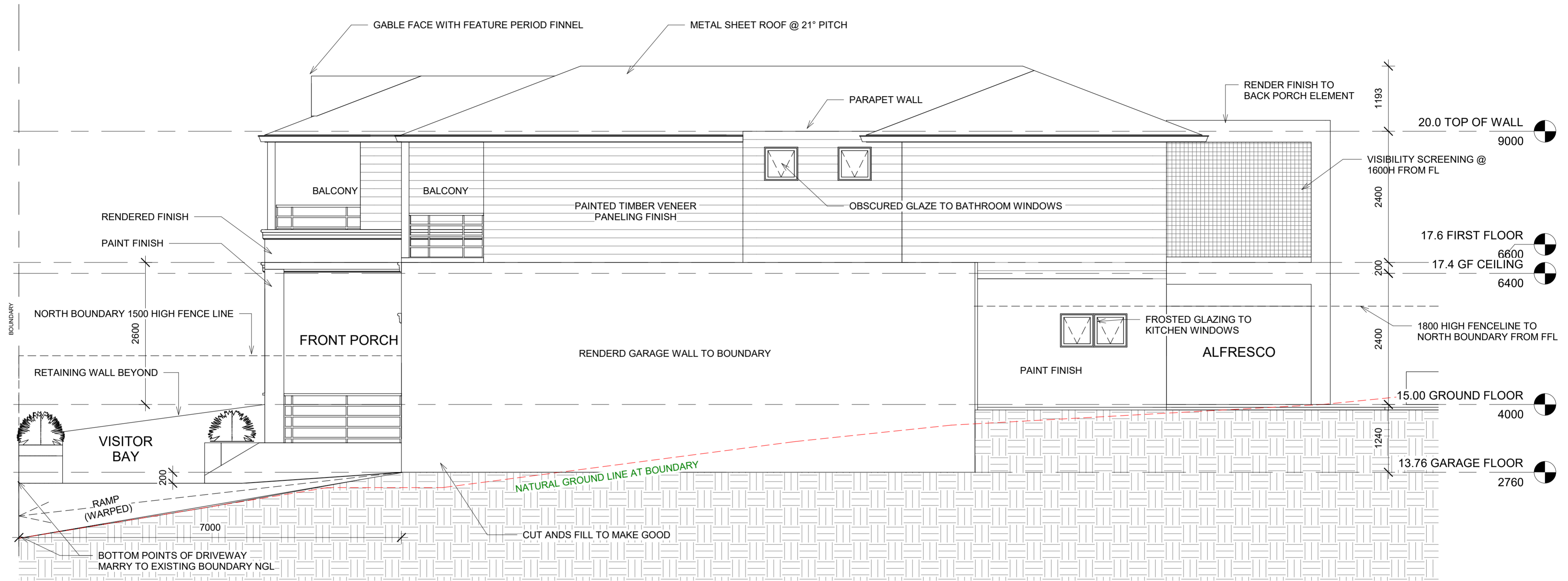
Client	Neil & Lynne Lomax	Project number	2218
Project	New Residential	Drawn by	JB
		Reviewed by	MD
Address	35 Grahams Rd, QUINNS ROCK	Scale	1 : 50
		Date	23.03.23

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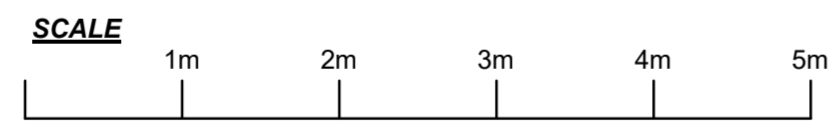
A102.1







**1** North  
 1 : 50

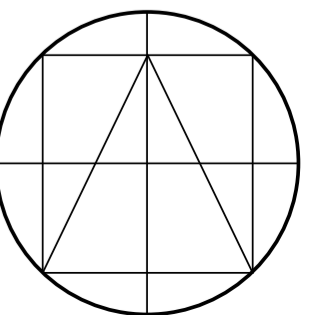


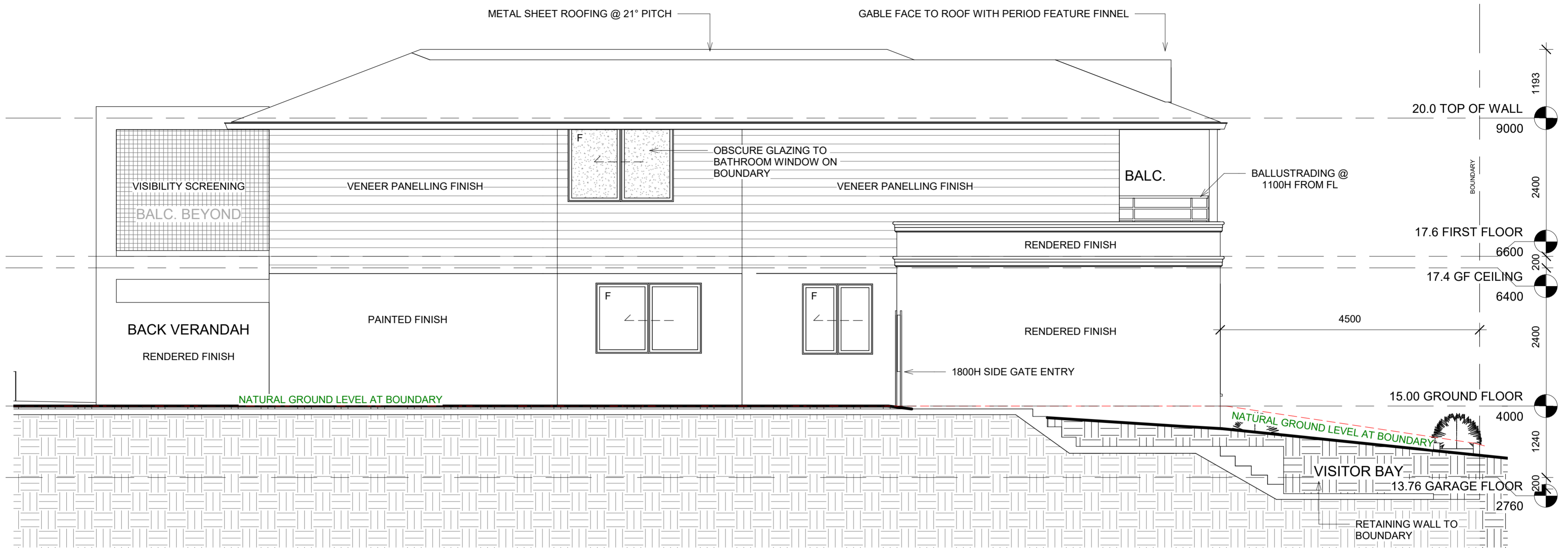
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Client	Neil & Lynne Lomax	Project number	2218
Project	New Residential	Drawn by	JB
		Reviewed by	MD
Address	35 Grahams Rd, QUINNS ROCK	Scale	1 : 50
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**A102.2**





1 South  
1 : 50

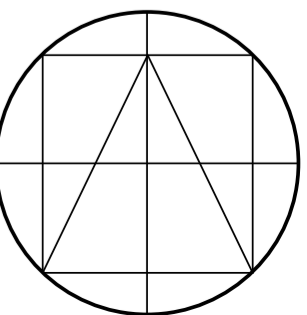


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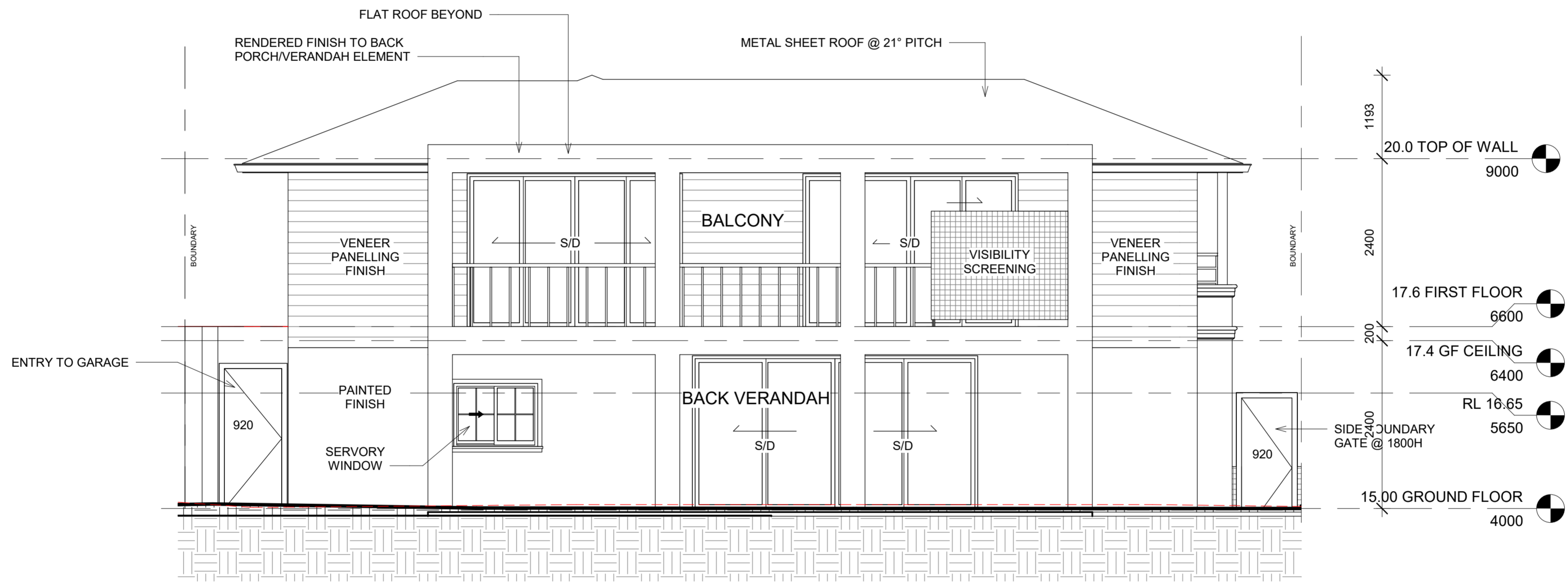
Client	Neil & Lynne Lomax	Project number	2218
Project	New Residential	Drawn by	JB
		Reviewed by	MD
Address	35 Grahams Rd, QUINNS ROCK	Scale	1 : 50
		Date	23.03.23

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A102.3







1 West  
1 : 50

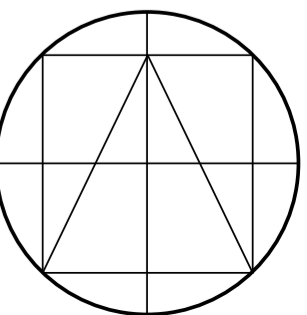
SCALE  
1m 2m 3m 4m 5m

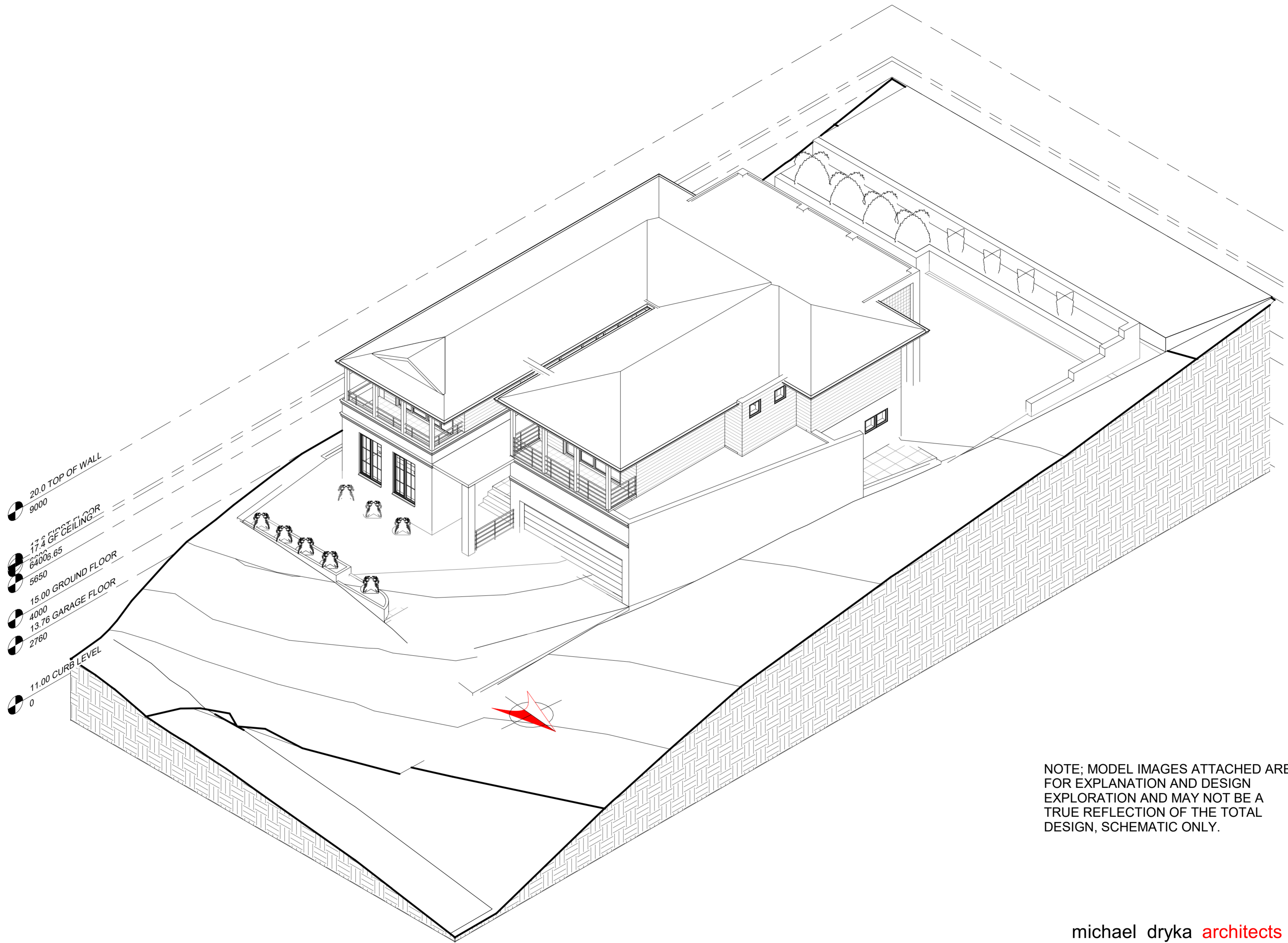
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Client	Neil & Lynne Lomax	Project number	2218
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**A102.4**





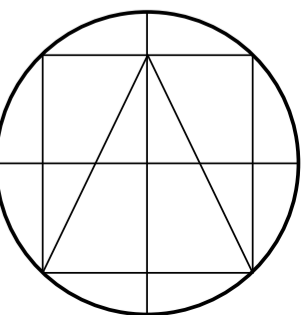
NOTE; MODEL IMAGES ATTACHED ARE FOR EXPLANATION AND DESIGN EXPLORATION AND MAY NOT BE A TRUE REFLECTION OF THE TOTAL DESIGN, SCHEMATIC ONLY.

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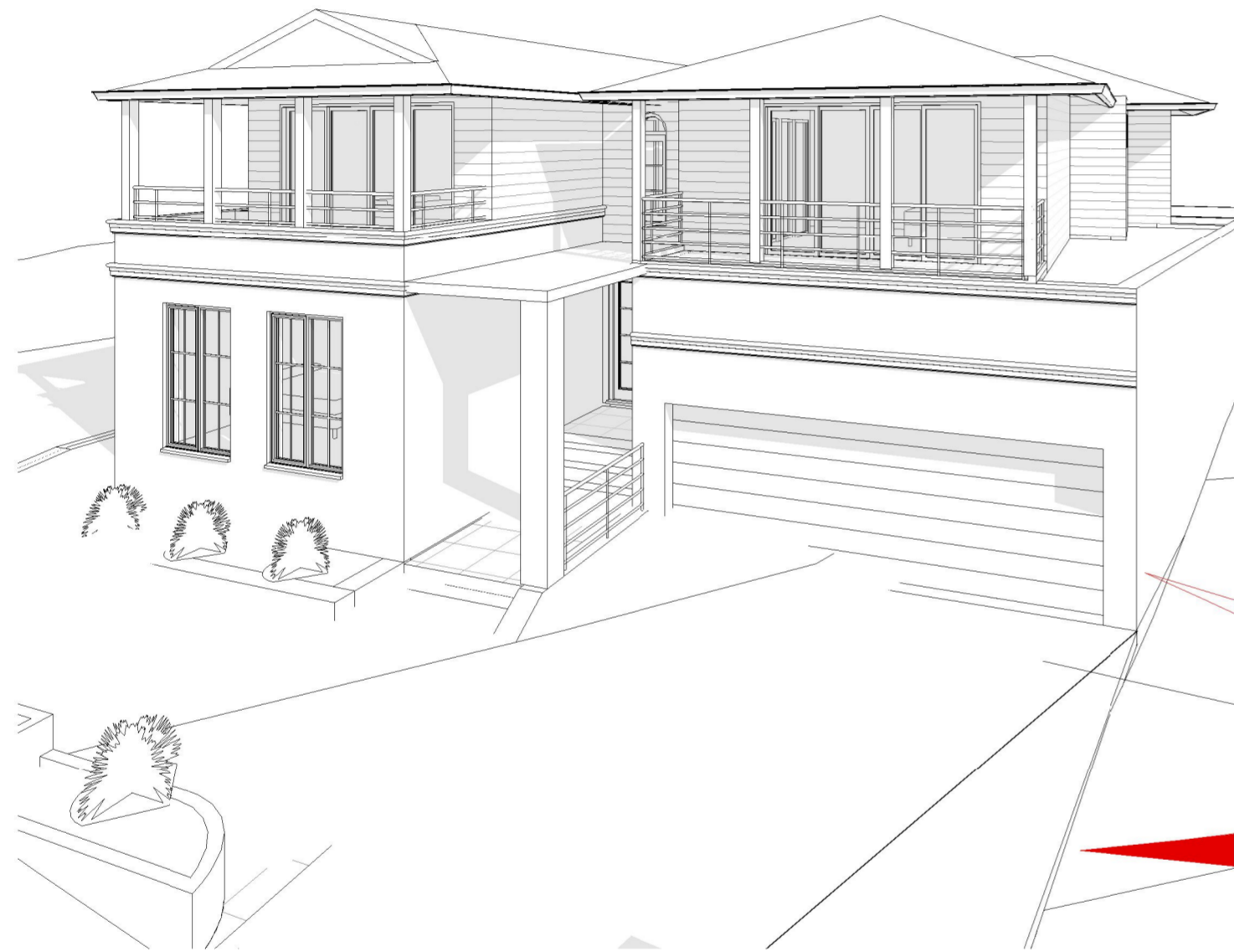
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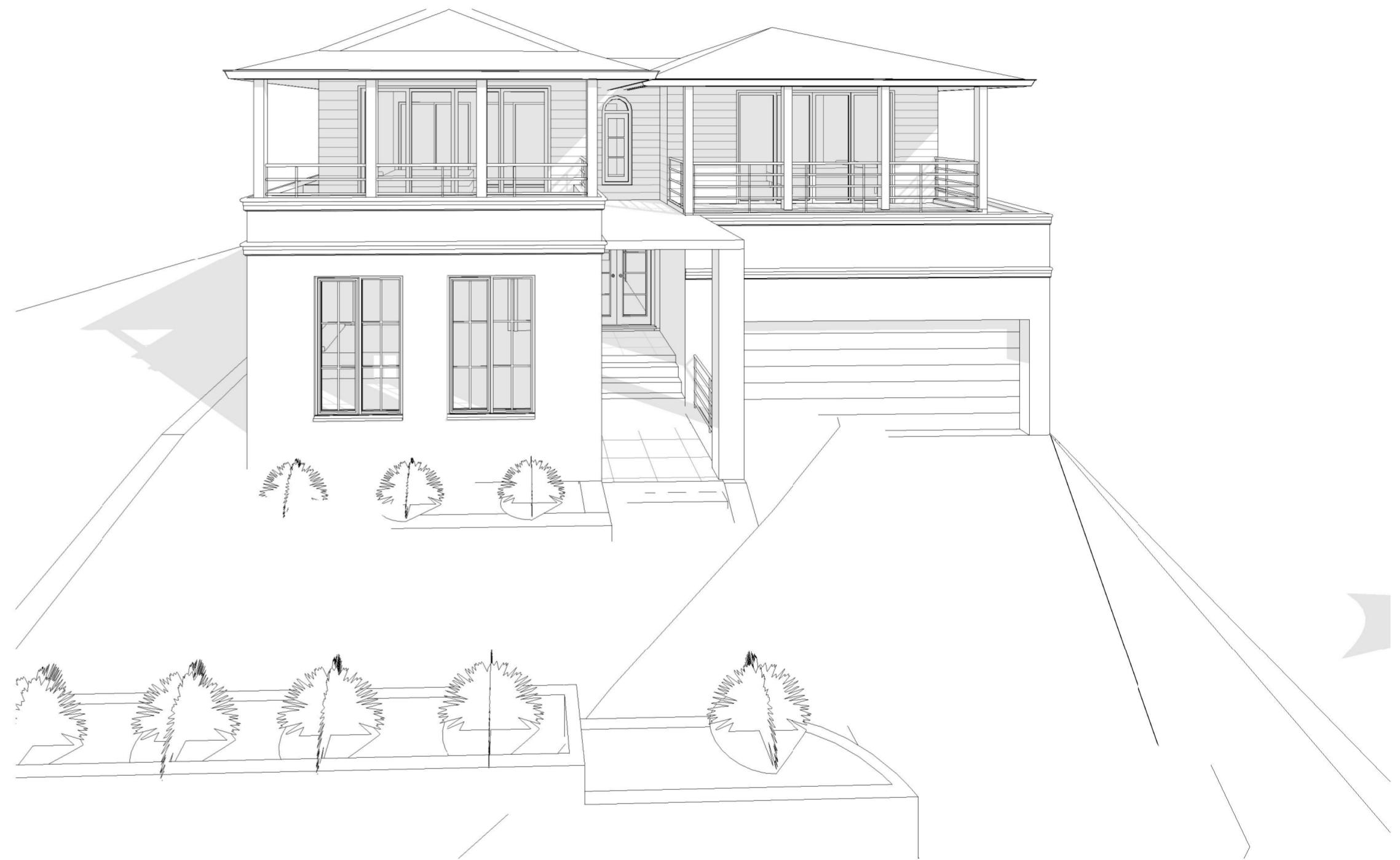


**MATERIAL/FINISH SCHEDULE**

- . Roof - Colorbond metal sheeting, colour as specified
- . Gutter finish - Powder coat finish, colour as specified
- . External Wall paint finishes - Paint finish as specified
- . External Wall render finishes - course and colour finish as specified
- . Window trim Finish - Powder coat finish, as specified
- . Ballustrading - Powder coat finish, as specified
- . External Door(s) Finish - Solid Core w paint finish colour as specified
- . External timber veneer panelling - timber and colour as specified
- . Alfresco & porch floor finish - Paved Concrete
- . Outdoor paving - Paved Concrete blocks
- . Carpark - brick pavement as selected
- . External Stairs and steps - masonry steps with concrete fin.
- . Poles/Columns - Paint finish as specified
- . Garden bed retaining walls - limestone block



1 3D View 1



2 3D View 2

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**A104.2**

