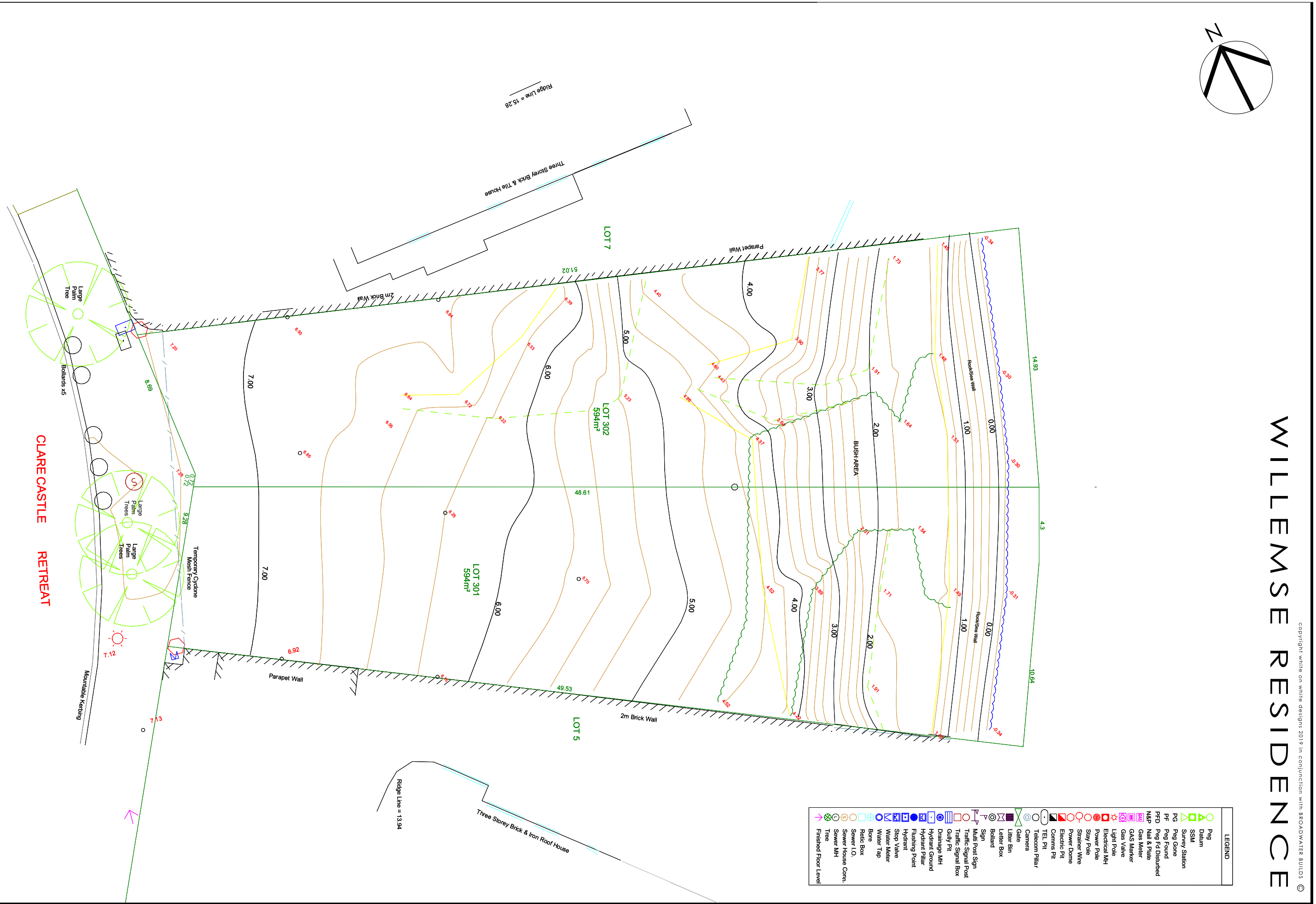
WILLEMSE RESIDENCE



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CLARE CASTLE RETREAT

ORIGINAL SURVEY
1:200

For tidal reference, water level recorded at approximately 1pm on 30/10/2017.
(Negative values indicate water level below Australian Height Datum zero - being average sea water level)
For datum reference, water level recorded at approximately 1pm on 30/10/2017.
(Negative values indicate water level below Australian Height Datum zero - being average sea water level)

Note:
SITE SURVEY only. The information shown on this drawing is current as at the Date of Survey.
Boundary Information is a Graphic representation only. Dimensions are not guaranteed.
Plan/Diagram or a Boundary Report. Boundary position approximate only.
Underground Services information is indicative only. Underground services are not guaranteed.
Sewer/Drainage may vary from schematic presentation. Clearances
to be checked on site. Services information to be confirmed with relevant AUTHORITIES.
For underground services - ring "DIAL BEFORE YOU DIG" for confirmation of those services.

REV	DATE	REVISION NOTE	SURVEYED	DRAWN	CHECKED
0	01/11/2017	Original	BM	MG	BM

0 5 10 15 20 25

McGINTY SURVEYS
Licensed Land Surveyors ABN 70 070 068 878
Suite 29 / 44 Kings Park Rd
West Perth WA 6005
Tel: 9322 2000
E: bond@mcgintysurveys.com.au
W: mcgintysurveys.com.au

CLIENT:	Sharon Botha
PROJECT:	39 Clarecastle Retreat Mindarie
DESCRIPTION:	Contour and Feature Survey
HORIZ. DATUM:	WA Coordinates
VERT. DATUM:	AHD
SURVEY DATE:	30/10/2017
FILE NAME:	143-736 Clarecastle Cr.mjo
SCRIPT NAME:	143-736 Clarecastle Cr.scr
JOB No.:	143-736
DRAWING No.:	1
SCALE:	1:200
SHEET No.:	1
SIZE:	A3
REV.:	0

WHITE on WHITE DESIGN

WHITE on WHITE design
ABN 77 552 539 057
Address: 11 Cabernet Loop, Pearsall
P +0419 410 448 | E whiteonwhite_design@outlook.com | W www.whiteonwhitedesign.com.au

General Notes
The Builder shall check all dimensions and levels on site prior to construction.
Notify any errors, discrepancies or omissions to the architect.
Drawings shall not be used for construction purposes until issued for construction.
Do not scale drawings.
All boundaries and contours subject to survey

REV ID	DESC.	DATE	NAME	CHK
01	DA PROPOSAL	25/04/2019	Chris	CW

CLIENT :
J & A WILLEMSE

SITE : (#39) CLARECASTLE RETREAT, MINDARIE
LOCAL AUTHORITY : CITY OF WANNEROO
DRAWING TITLE : DA PROPOSAL
ORIGINAL SURVEY

REVISION NO. **01**
DRAWING NO. **.1**
DRAWN BY : CW
CHECKED BY : CW
PROJECT NO. **190411**
Plot Date: 25/04/2019

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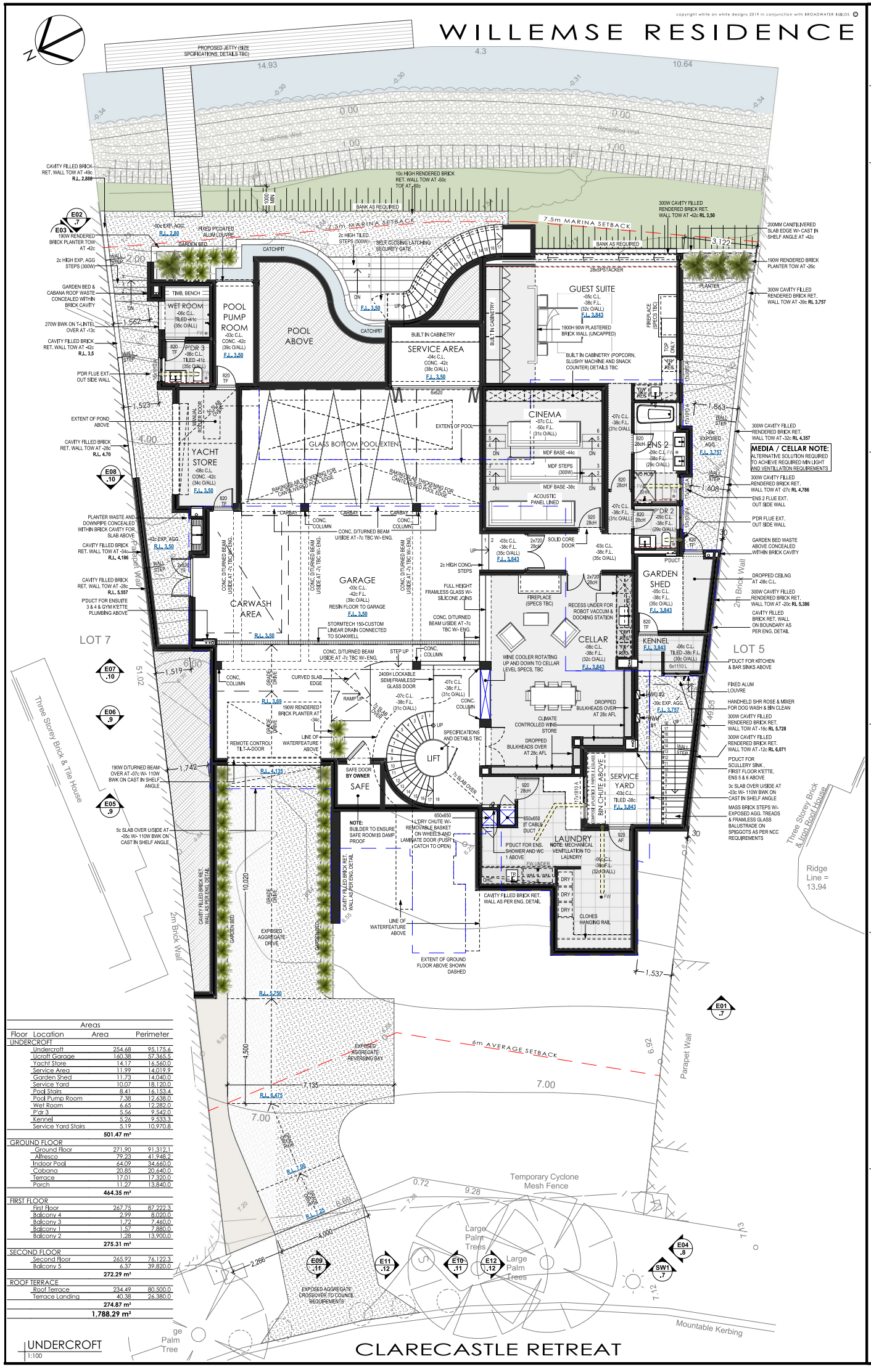
WILLEMSE RESIDENCE



Areas		
Floor Location	Area	Perimeter
UNDERCROFT		
Undercroft	254.68	95,175.6
Ucroft Garage	160.38	57,365.5
Yacht Store	14.17	16,560.0
Service Area	11.99	14,019.9
Garden Shed	11.73	14,040.0
Service Yard	10.07	18,120.0
Pool Stairs	8.41	16,153.4
Pool Pump Room	7.38	12,638.0
Wet Room	6.65	12,282.0
P dir 3	5.56	9,542.0
Kennel	5.26	9,533.3
Service Yard Stairs	5.19	10,970.8
	501.47 m²	
GROUND FLOOR		
Ground Floor	271.90	91,312.1
Alfresco	79.23	41,948.2
Indoor Pool	64.09	34,660.0
Cabana	20.85	20,640.0
Terrace	17.01	17,320.0
Porch	11.27	13,840.0
	464.35 m²	
FIRST FLOOR		
First Floor	267.75	87,222.3
Balcony 4	2.99	8,020.0
Balcony 3	1.72	7,460.0
Balcony 1	1.57	7,880.0
Balcony 2	1.28	13,900.0
	275.31 m²	
SECOND FLOOR		
Second Floor	265.92	76,122.3
Balcony 5	6.37	39,820.0
	272.29 m²	
ROOF TERRACE		
Roof Terrace	234.49	80,500.0
Terrace Landing	40.38	26,380.0
	274.87 m²	
	1,788.29 m²	

UNDERCROFT
1:100

CLARECASTLE RETREAT

DRAWN BY:	CW
CHECKED BY:	CW
PROJECT NO.	190411
Issue Date:	25/04/2019
REVISION NO.	01
DRAWING NO.	.2

SITE: (#39) CLARECASTLE RETREAT, MINDARIE

LOCAL AUTHORITY: CITY OF WANNEROO

DRAWING TITLE: DA PROPOSAL **UNDERCROFT**

CLIENT: **J & A WILLEMSE**

REV. NO.	DESCRIPTION	DATE	NAME
01	DA PROPOSAL	25/04/2019	CW

BROADWATER BUILDS

WHITE on WHITE DESIGN

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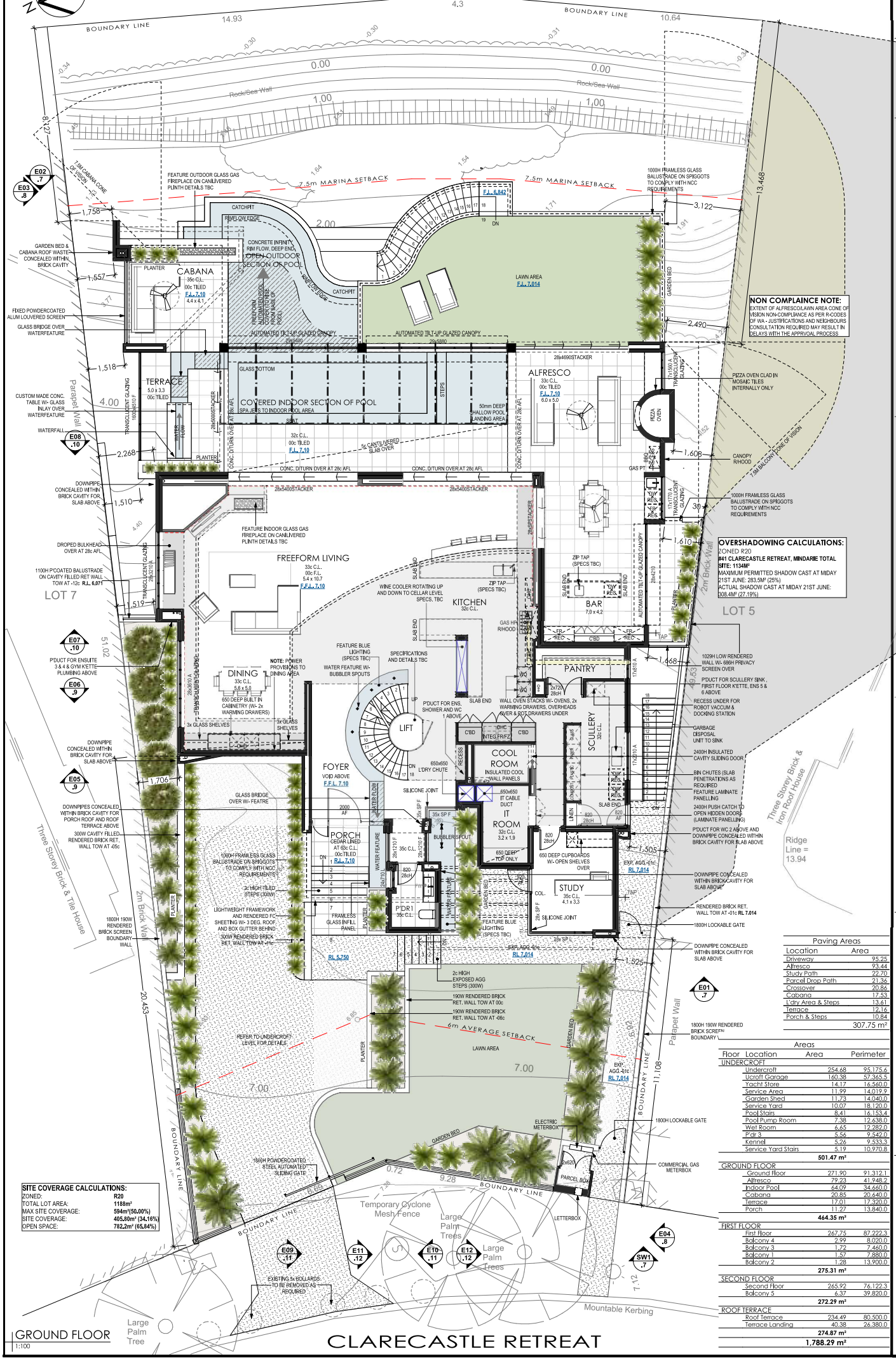
WILLEMSE RESIDENCE



NON COMPLAINCE NOTE:
EXTENT OF ALFRESCO/LAWN AREA CONE OF VISION NON-COMPLIANCE AS PER R-CODES OF WA - JUSTIFICATIONS AND NEIGHBOURS CONSULTATION REQUIRED MAY RESULT IN DELAYS WITH THE APPROVAL PROCESS

OVERSHADOWING CALCULATIONS:
ZONED R20
#41 CLARECASTLE RETREAT, MINDARIE TOTAL SITE: 1134M²
MAXIMUM PERMITTED SHADOW CAST AT MIDAY 21ST JUNE: 283.5M² (25%)
ACTUAL SHADOW CAST AT MIDAY 21ST JUNE: 308.4M² (27.19%)

SITE COVERAGE CALCULATIONS:

ZONED:	R20
TOTAL LOT AREA:	1188m²
MAX SITE COVERAGE:	594m²(50.00%)
SITE COVERAGE:	405.80m² (34.16%)
OPEN SPACE:	782.2m² (65.84%)

Paving Areas

Location	Area
Driveway	95.25
Alfresco	93.44
Study Path	22.70
Parcel Drop Path	21.36
Crossover	20.86
Cabana	17.53
L'dry Area & Steps	13.61
Terrace	12.16
Porch & Steps	10.84
	307.75 m²

Areas

Floor Location	Area	Perimeter
UNDERCROFT		
Undercroft	254.68	95,175.6
Ucroft Garage	160.38	57,365.5
Yacht Store	14.17	16,560.0
Service Area	11.99	14,019.9
Garden Shed	11.73	14,040.0
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	501.47 m²	
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Balcony 4	2.99	8,020.0
Balcony 3	1.72	7,460.0
Balcony 1	1.57	7,880.0
Balcony 2	1.28	13,900.0
	275.31 m²	
SECOND FLOOR		
Second Floor	265.92	76,122.3
Balcony 5	6.37	39,820.0
	272.29 m²	
ROOF TERRACE		
Roof Terrace	234.49	80,500.0
Terrace Landing	40.38	26,380.0
	274.87 m²	
	1,788.29 m²	

GROUND FLOOR
1:100

CLARECASTLE RETREAT

DRAWN BY: CW
CHECKED BY: CW
PROJECT NO. 190411
Plot Date 25/04/2019
REVISION NO. 01
DRAWING NO. 3
SITE: (#39) CLARECASTLE RETREAT, MINDARIE
LOCAL AUTHORITY: CITY OF WANNEROO
DRAWING TITLE: DA PROPOSAL GROUND FLOOR
CLIENT: J & A WILLEMSE

BY	DA PROPOSAL	ISSUED BY	DATE	DESCRIPTION	BY/ID	ISSUE	CHK

BROADWATER BUILDS
WHITE on WHITE DESIGN

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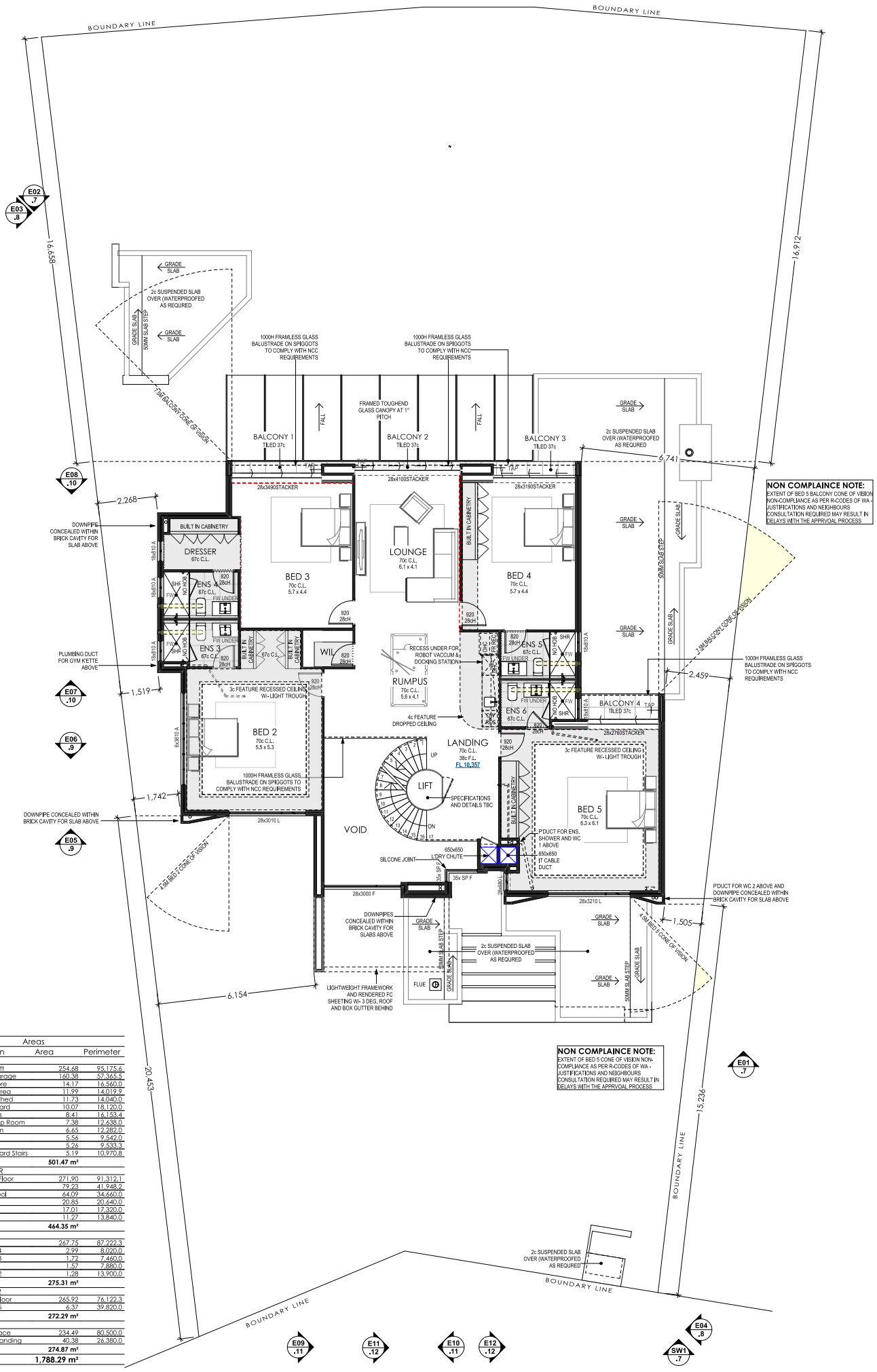
WILLEMSE RESIDENCE



Areas

Floor	Location	Area	Perimeter
UNDERCROFT			
	Undercroft	254.68	95,175.6
	Ucroft Garage	160.38	57,365.5
	Yacht Store	14.17	16,560.0
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	Garden Shed	11.73	14,040.0
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	Wet Room	6.65	12,282.0
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	Kennel	5.26	9,533.3
	Service Yard Stairs	5.19	10,970.8
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GROUND FLOOR			
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	Balcony 3	1.72	7,460.0
	Balcony 1	1.57	7,880.0
	Balcony 2	1.28	13,900.0
		275.31 m²	
SECOND FLOOR			
	Second Floor	265.92	76,122.3
	Balcony 5	6.37	39,820.0
		272.29 m²	
ROOF TERRACE			
	Roof Terrace	234.49	80,500.0
	Terrace Landing	40.38	26,380.0
		274.87 m²	
		1,788.29 m²	

FIRST FLOOR
1:100

DRAWN BY:	CW
CHECKED BY:	CW
PROJECT NO.	190411
Issue Date:	25/04/2019
REVISION NO.	01
DRAWING NO.	.4

SITE: (#39) CLARECASTLE RETREAT, MINDARIE

LOCAL AUTHORITY: CITY OF WANNEROO

DRAWING TITLE: DA PROPOSAL **FIRST FLOOR**

CLIENT: **J & A WILLEMSE**

REV. NO.	DESCRIPTION	DATE	NAME	CHK
01	DA PROPOSAL	25/04/2019	CW	CW

BROADWATER BUILDS

WHITE on WHITE DESIGN

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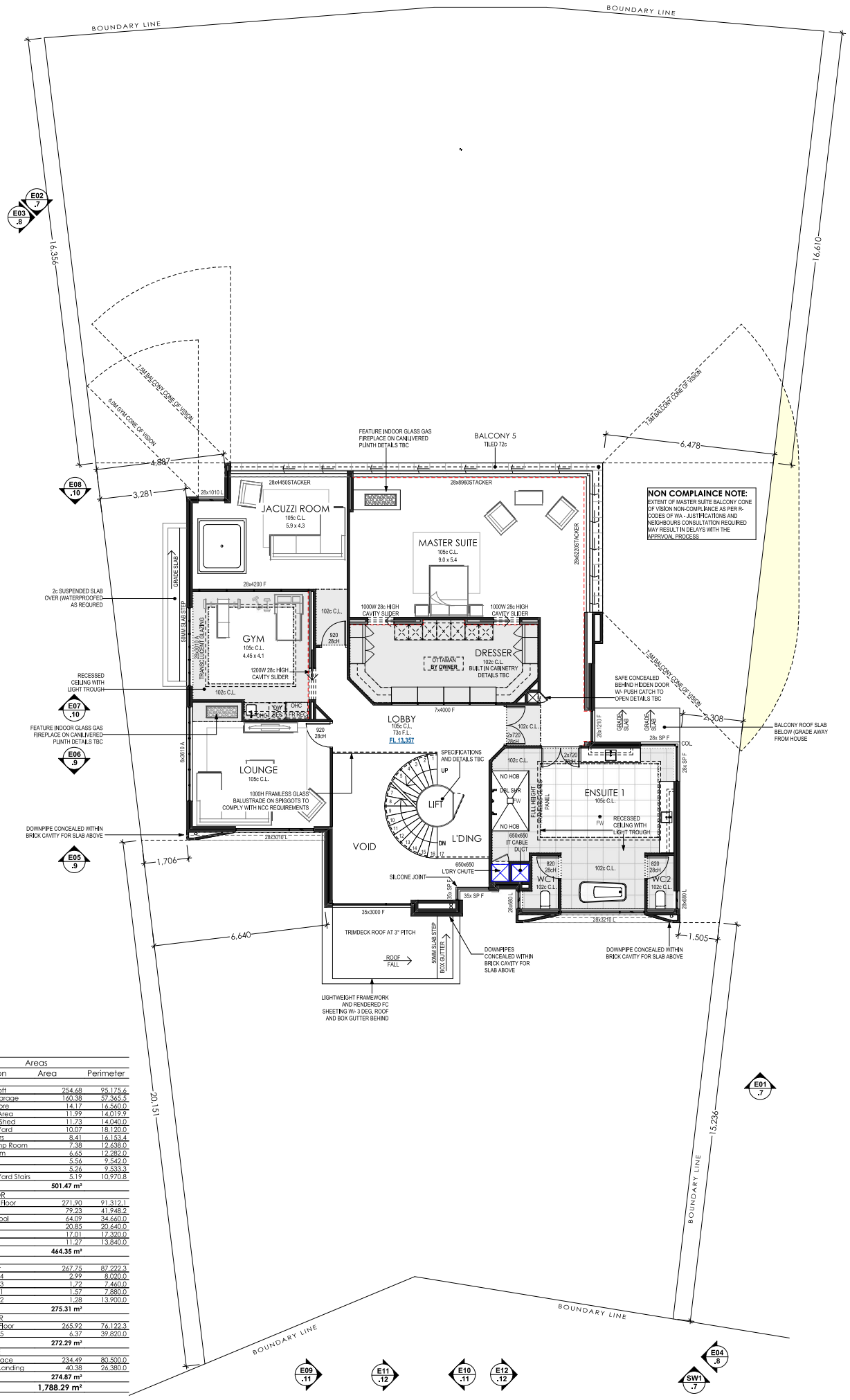
WILLEMSE RESIDENCE



Floor	Location	Area	Perimeter
	Areas		
UNDERCROFT			
	Undercroft	254.68	95,175.6
	Ucroft Garage	160.38	57,365.5
	Yacht Store	14.17	16,560.0
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	Garden Shed	11.73	14,040.0
	Service Yard	10.07	18,120.0
	Pool Stairs	8.41	16,153.4
	Pool Pump Room	7.38	12,638.0
	Wet Room	6.65	12,282.0
	Pdr 3	5.56	9,542.0
	Kennel	5.26	9,533.3
	Service Yard Stairs	5.19	10,970.8
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GROUND FLOOR			
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SECOND FLOOR			
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	Balcony 5	6.37	39,820.0
		272.29 m²	
ROOF TERRACE			
	Roof Terrace	234.49	80,500.0
	Terrace Landing	40.38	26,380.0
		274.87 m²	
		1,788.29 m²	

SECOND FLOOR
1:100

DRAWN BY:	CW
CHECKED BY:	CW
PROJECT NO.	190411
Issue Date:	25/04/2019
REVISION NO.	01
DRAWING NO.	.5

SITE: (#39) CLARECASTLE RETREAT, MINDARIE

LOCAL AUTHORITY: CITY OF WANNEROO

DRAWING TITLE: DA PROPOSAL **SECOND FLOOR**

CLIENT: **J & A WILLEMSE**

REV. NO.	DESCRIPTION	DATE	NAME	CHK
01	DA PROPOSAL	25/04/2019	CW	CW

BROADWATER BUILDS

WHITE on WHITE DESIGN

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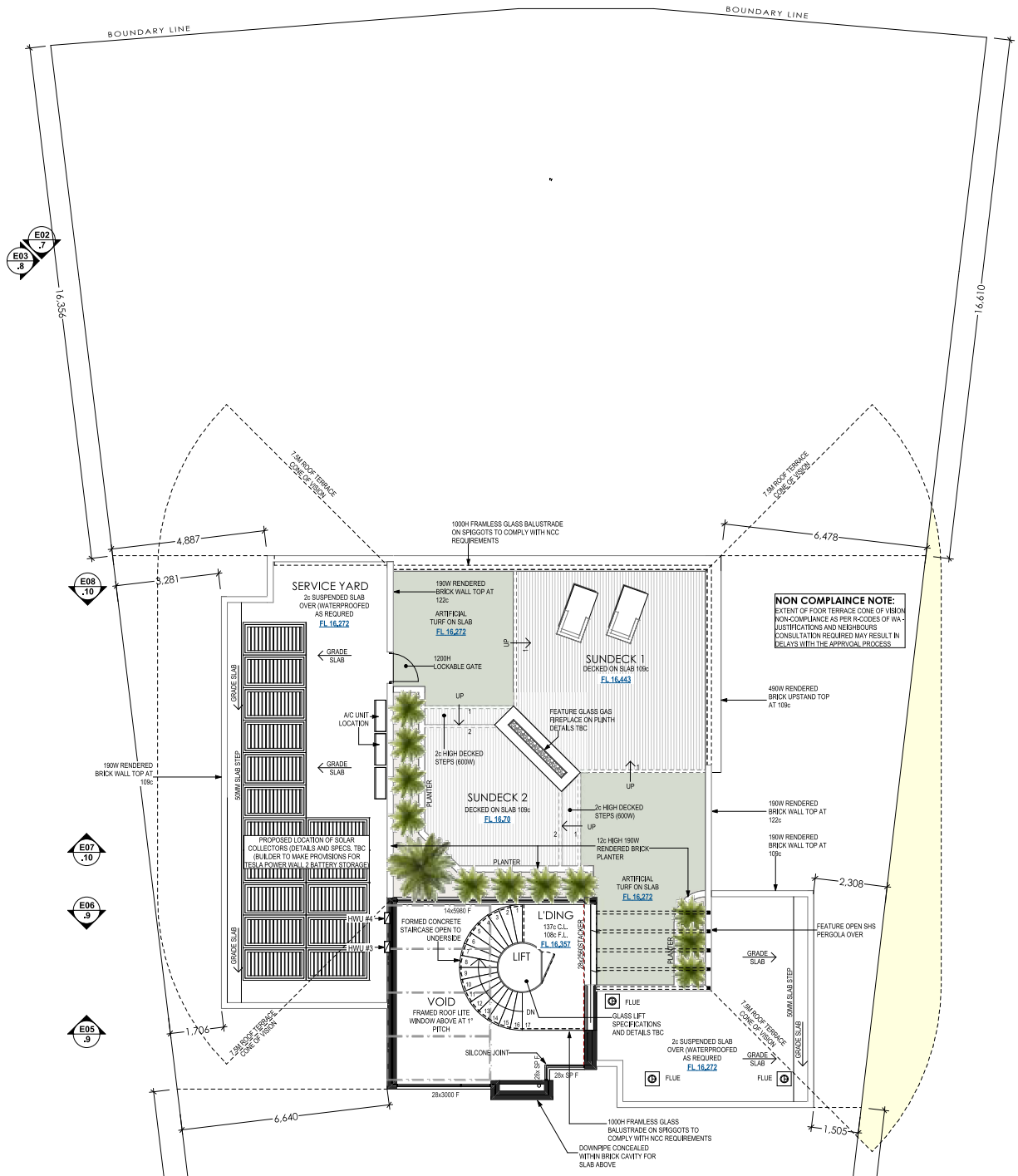
WILLEMSE RESIDENCE



Floor	Location	Area	Perimeter
	Areas		
UNDERCROFT			
	Undercroft	254.68	95,175.6
	Ucroft Garage	160.38	57,365.5
	Yacht Store	14.17	16,560.0
	Service Area	11.99	14,019.9
	Garden Shed	11.73	14,040.0
	Service Yard	10.07	18,120.0
	Pool Stairs	8.41	16,153.4
	Pool Pump Room	7.38	12,638.0
	Wet Room	6.65	12,282.0
	Pdr 3	5.56	9,542.0
	Kennel	5.26	9,533.3
	Service Yard Stairs	5.19	10,970.8
		501.47 m²	
GROUND FLOOR			
	Ground Floor	271.90	91,312.1
	Alfresco	79.23	41,948.2
	Indoor Pool	64.09	34,660.0
	Cabana	20.85	20,640.0
	Terrace	17.01	17,320.0
	Porch	11.27	13,840.0
		464.35 m²	
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	Balcony 3	1.72	7,460.0
	Balcony 1	1.57	7,880.0
	Balcony 2	1.28	13,900.0
		275.31 m²	
SECOND FLOOR			
	Second Floor	265.92	76,122.3
	Balcony 5	6.37	39,820.0
		272.29 m²	
ROOF TERRACE			
	Roof Terrace	234.49	80,500.0
	Terrace Landing	40.38	26,380.0
		274.87 m²	
		1,788.29 m²	

ROOF TERRACE
1:100

DRAWN BY:	CW
CHECKED BY:	CW
PROJECT NO.	190411
Rev. Date:	25/04/2019
REVISION NO.	01
DRAWING NO.	.6

SITE: (#39) CLARECASTLE RETREAT, MINDARIE

LOCAL AUTHORITY: CITY OF WANNEROO

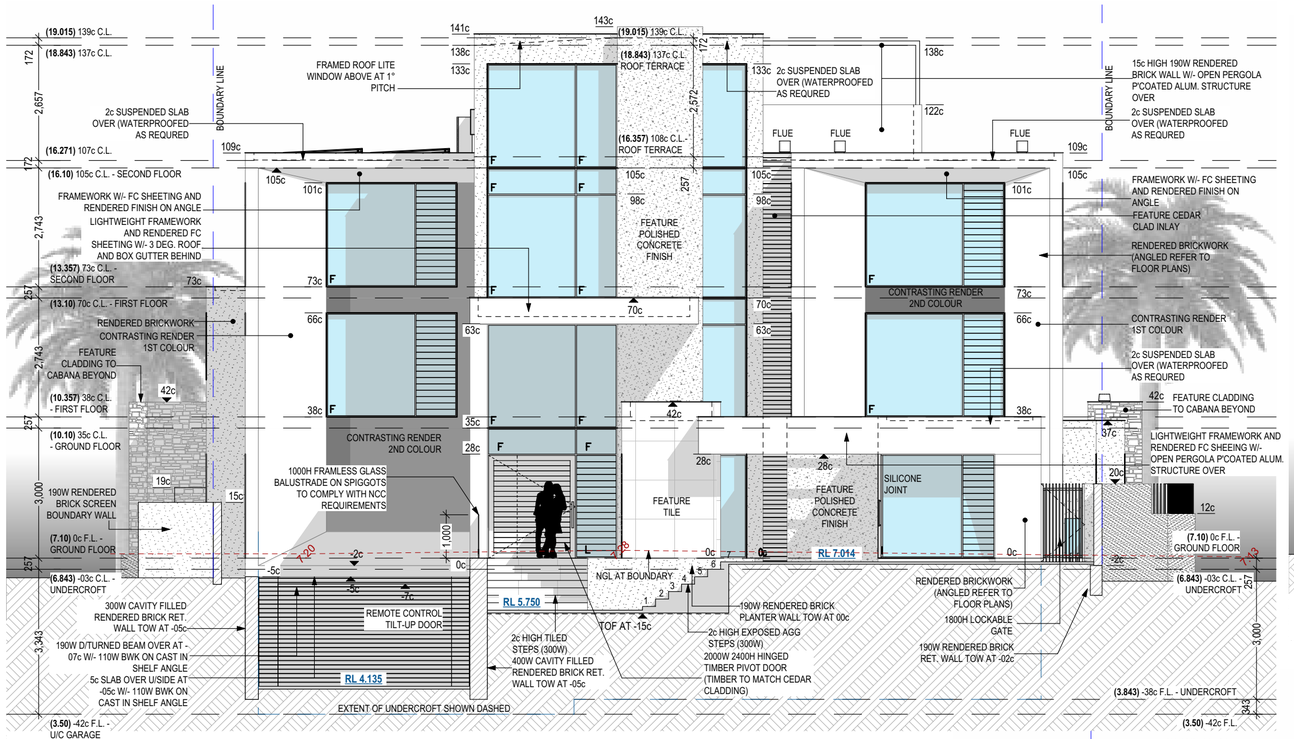
DRAWING TITLE: DA PROPOSAL **ROOF TERRACE**

CLIENT: **J & A WILLEMSE**

REV. NO.	DESCRIPTION	DATE	NAME	CHK
01	DA PROPOSAL	25/04/2019	CWn	CW

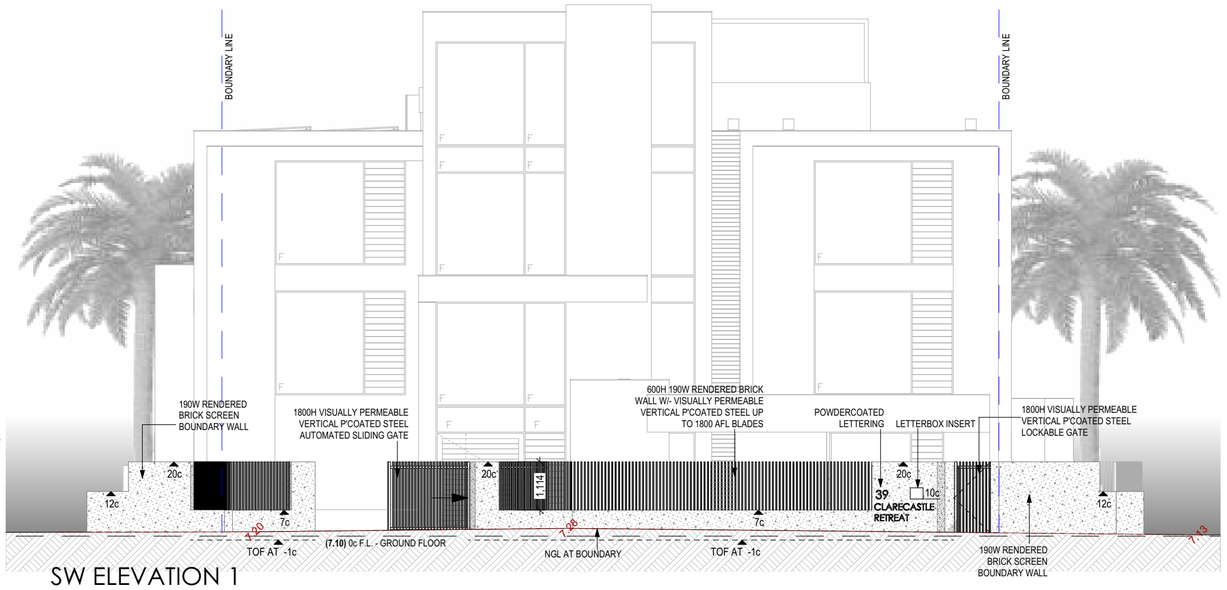
BROADWATER BUILDS

WHITE on WHITE DESIGN



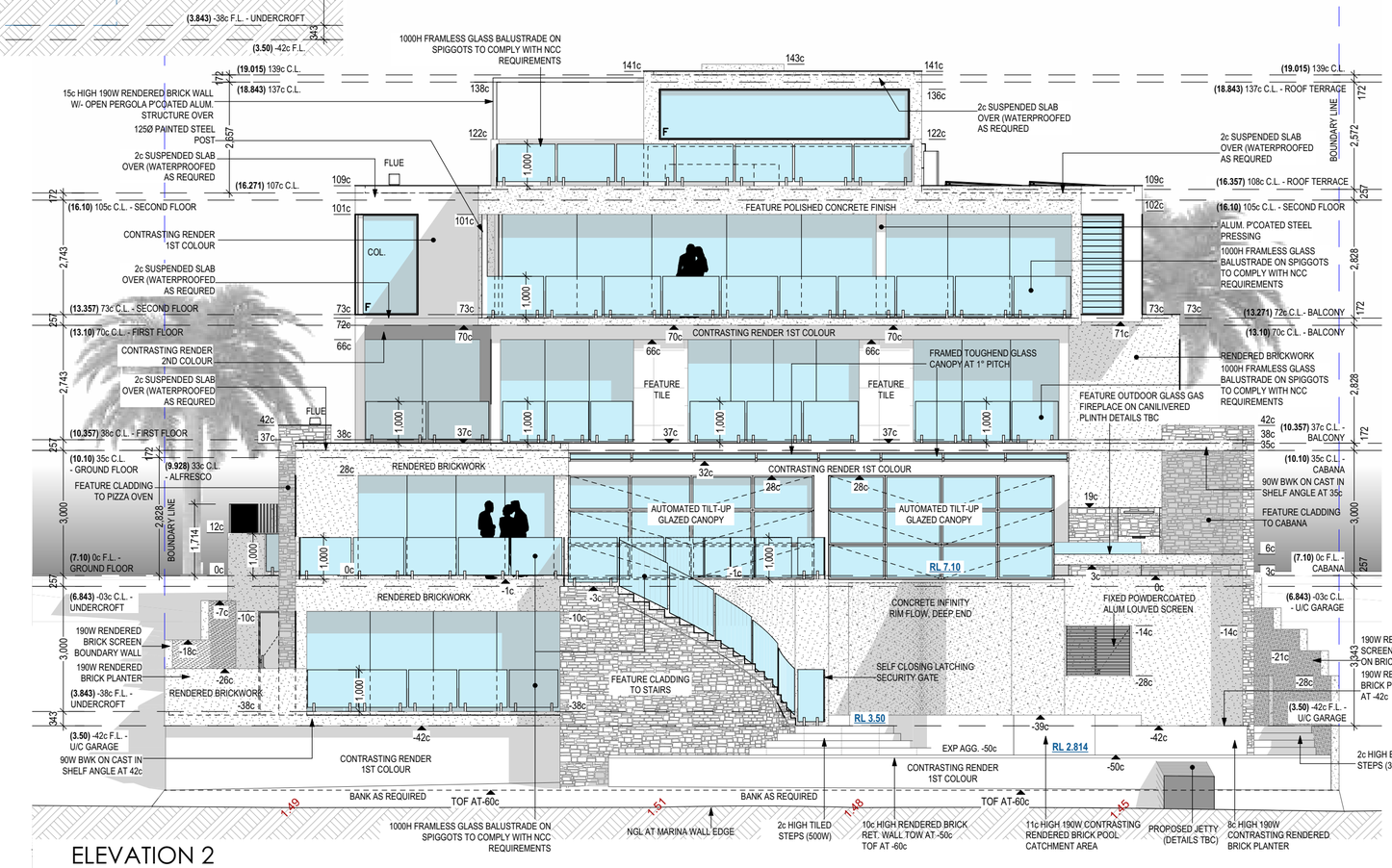
ELEVATION 1

SCALE 1:100



SW ELEVATION 1

SCALE 1:100



ELEVATION 2

SCALE 1:100

WILLEMSE RESIDENCE

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WHITE on WHITE DESIGN

BROADWATER BUILDS

REV ID	DESCRIPTION	DATE	NAME	CHK
01	DA PROPOSAL	25/04/2019	Chris	CW

CLIENT :
J & A WILLEMSE

SITE :
(#39) CLARECASTLE RETREAT, MINDARIE

LOCAL AUTHORITY :
CITY OF WANNEROO

DRAWING TITLE :
DA PROPOSAL
ELEVATIONS 1

REVISION NO. **01**

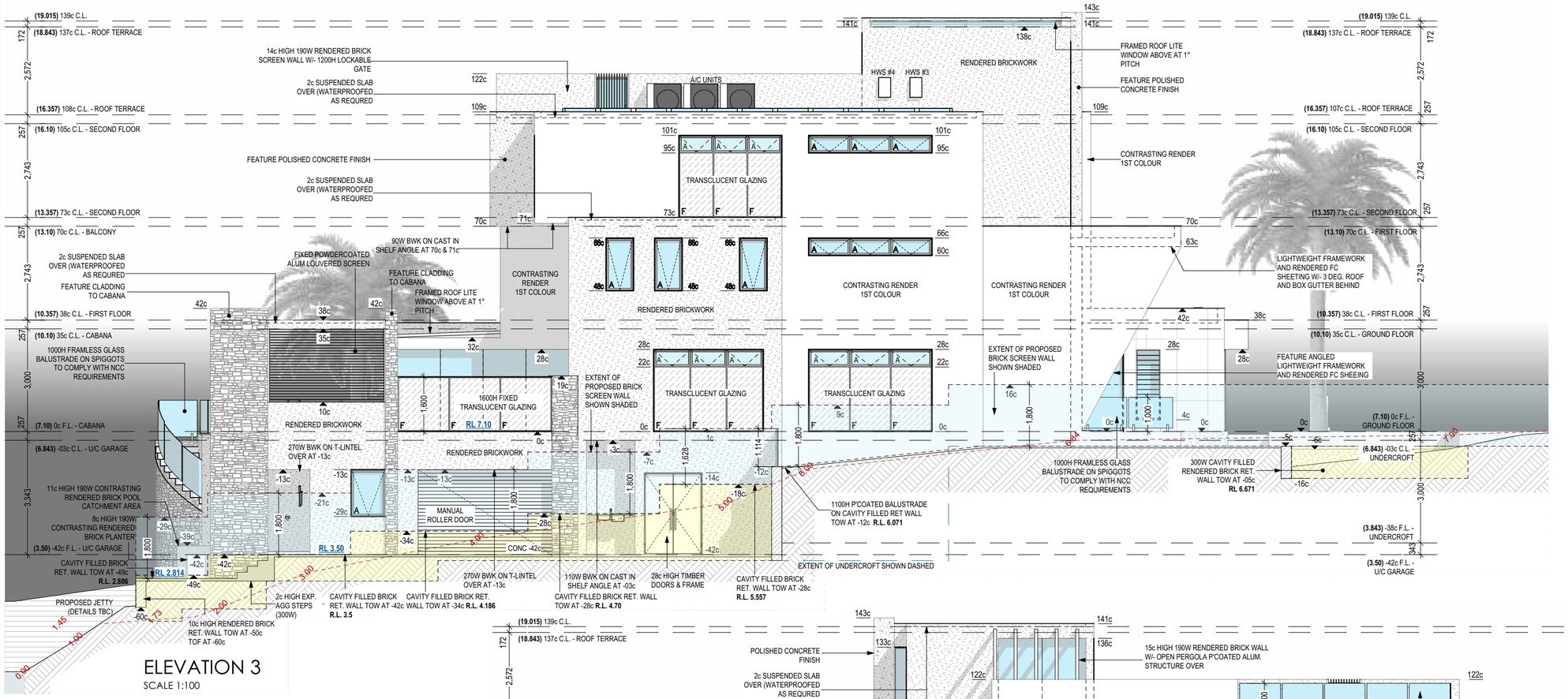
DRAWING NO. **.7**

DRAWN BY : CW

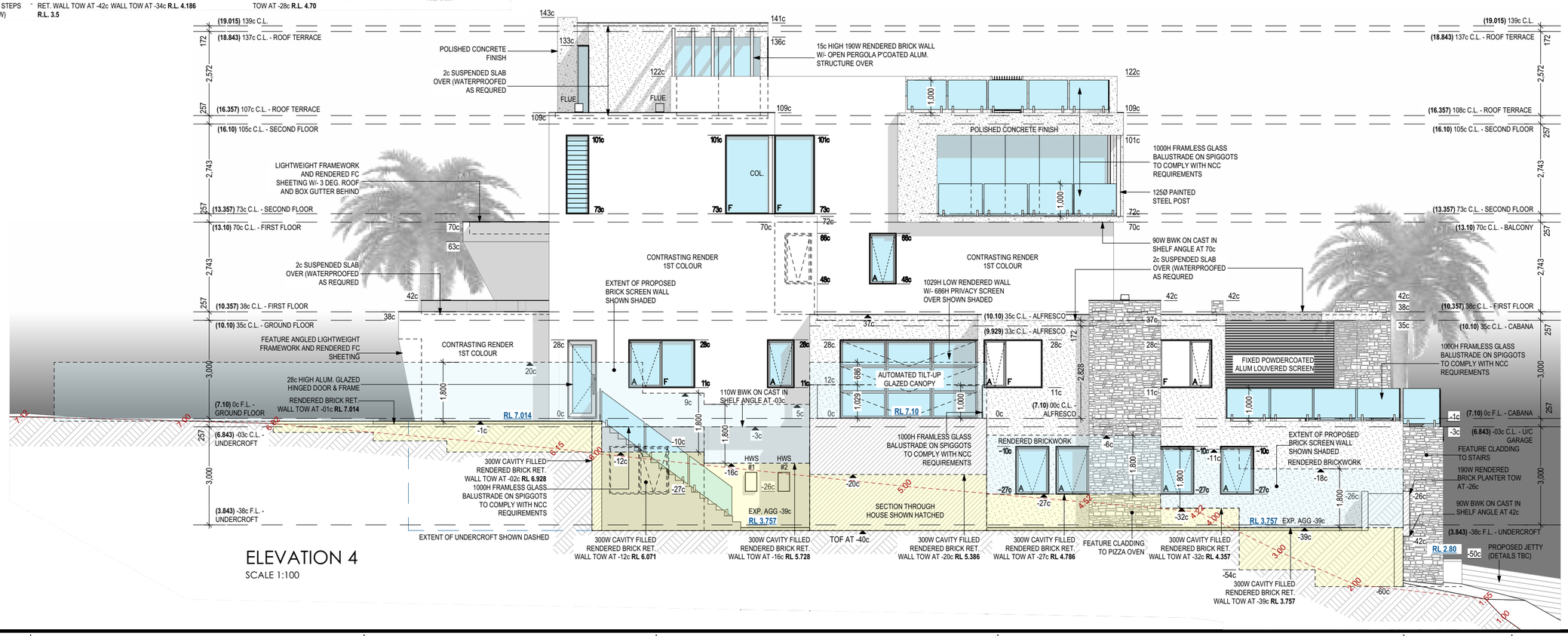
CHECKED BY : CW

PROJECT NO. **190411**

Plot Date: 25/04/2019



ELEVATION 3
SCALE 1:100



ELEVATION 4
SCALE 1:100

WILLEMSE RESIDENCE

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WHITE on WHITE DESIGN

BROADWATER BUILDS

REV ID	DESCRIPTION	DATE	NAME	CHK
01	DA PROPOSAL	25/04/2019	Chris	CW

CLIENT :
J & A WILLEMSE

SITE :
(#39) CLARECASTLE RETREAT, MINDARIE

LOCAL AUTHORITY :
CITY OF WANNEROO

DRAWING TITLE :
DA PROPOSAL
ELEVATIONS 2

REVISION NO. **01**

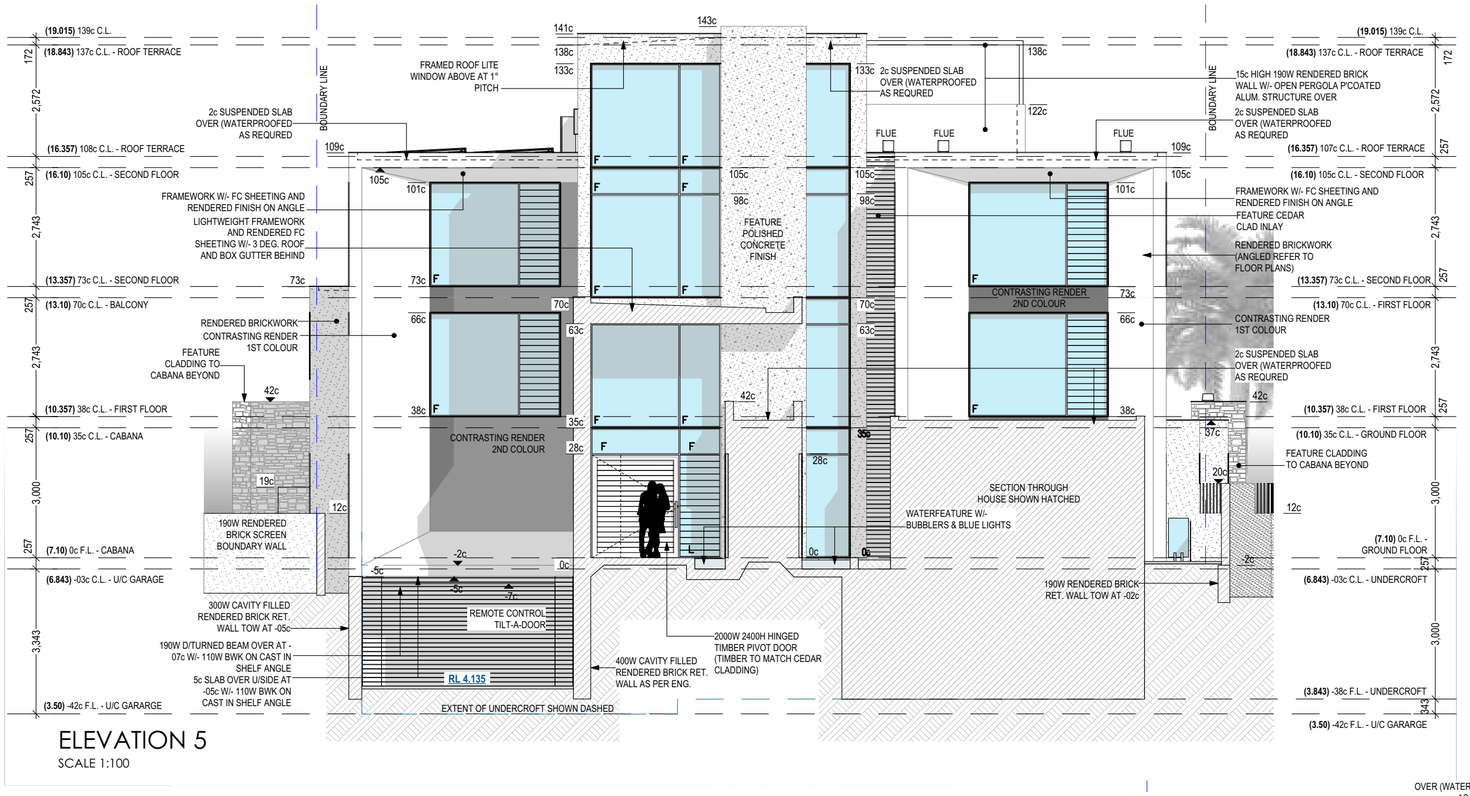
DRAWING NO. **.8**

DRAWN BY : CW

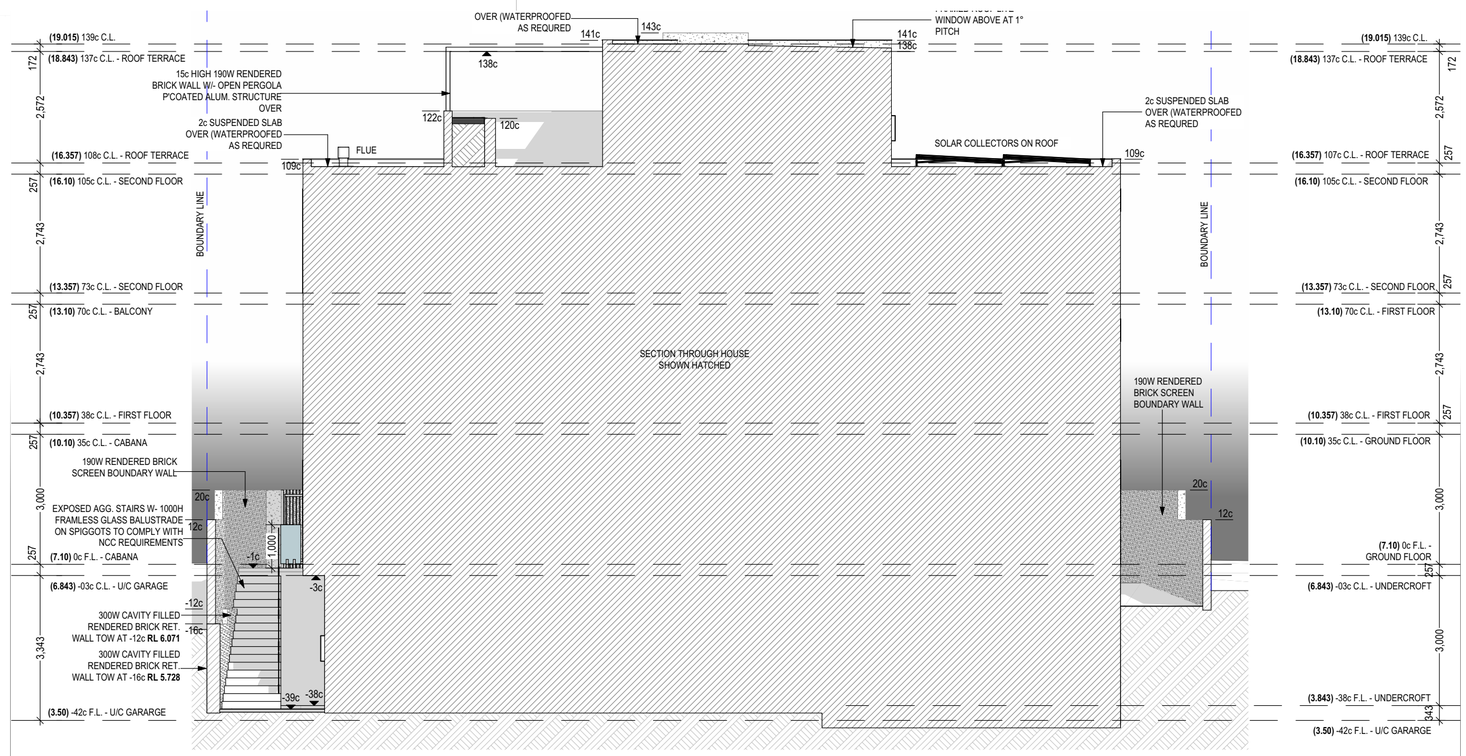
CHECKED BY : CW

PROJECT NO. **190411**

Plot Date: 25/04/2019



ELEVATION 5
SCALE 1:100



ELEVATION 6
SCALE 1:100

WILLEMSE RESIDENCE

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WHITE on WHITE DESIGN

BROADWATER BUILDS

REV ID	DESCRIPTION	DATE	NAME	CHK
01	DA PROPOSAL	25/04/2019	Chris	CW

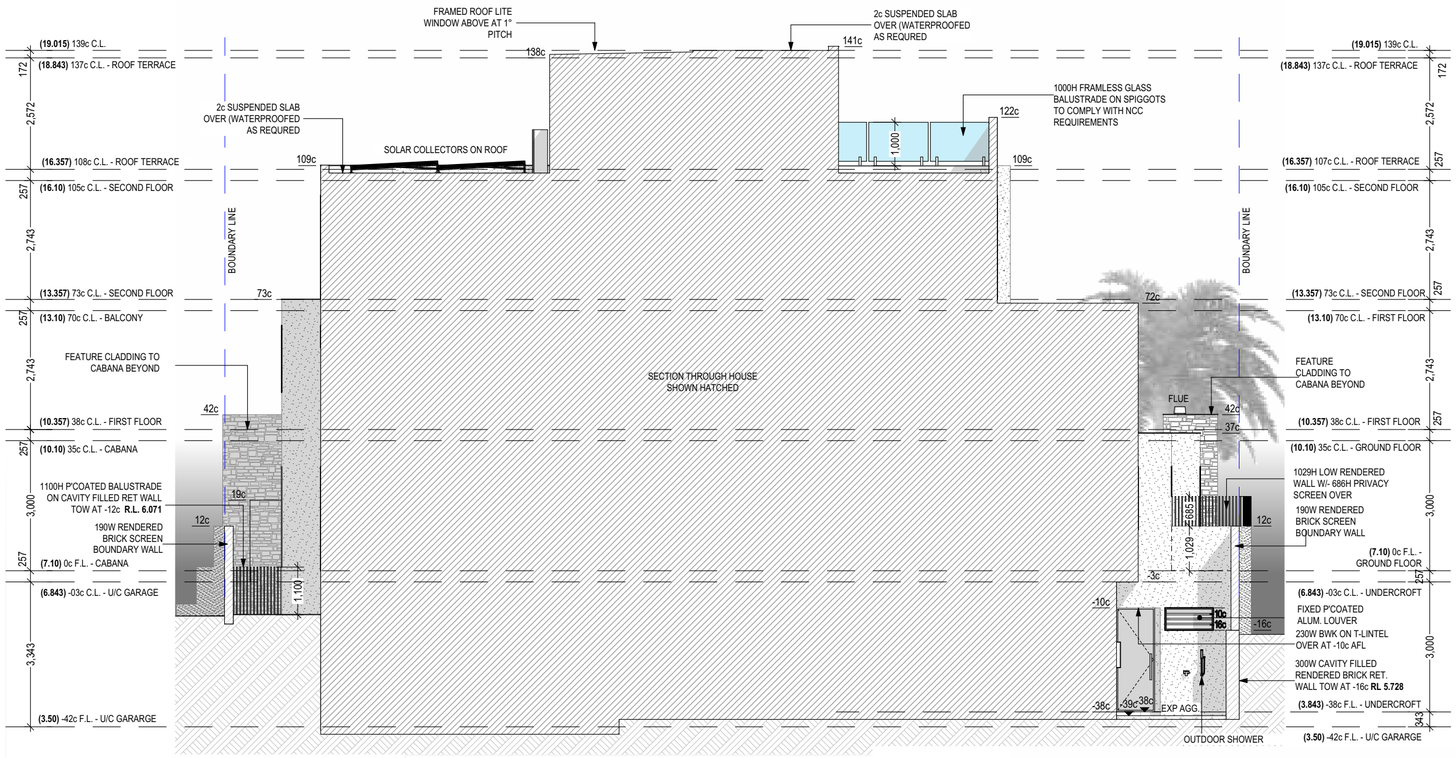
CLIENT :
J & A WILLEMSE

SITE :
(#39) CLARECASTLE RETREAT, MINDARIE

LOCAL AUTHORITY :
CITY OF WANNEROO

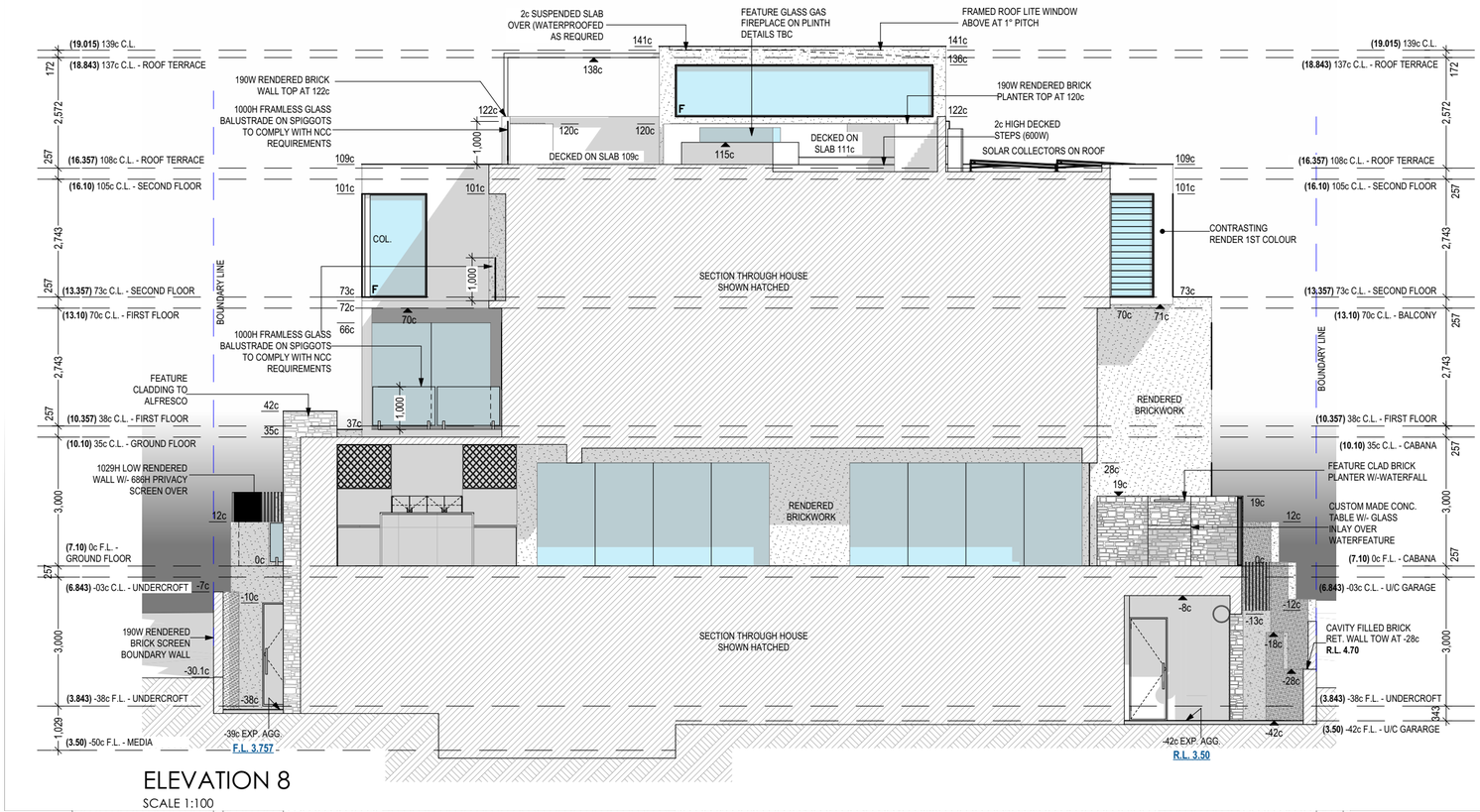
DRAWING TITLE :
DA PROPOSAL
ELEVATIONS 3

REVISION NO. **01**
DRAWING NO. **.9**
DRAWN BY : CW
CHECKED BY : CW
PROJECT NO. **190411**
Plot Date: 25/04/2019



ELEVATION 7

SCALE 1:100



ELEVATION 8

SCALE 1:100

WILLEMSE RESIDENCE

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WHITE on WHITE DESIGN

BROADWATER BUILDS

REV ID	DESCRIPTION	DATE	NAME	CHK
01	DA PROPOSAL	25/04/2019	Chris	

CLIENT : **J & A WILLEMSE**

SITE : (#39) CLARECASTLE RETREAT, MINDARIE

LOCAL AUTHORITY : CITY OF WANNEROO

DRAWING TITLE : DA PROPOSAL **ELEVATION 4**

REVISION NO. 01

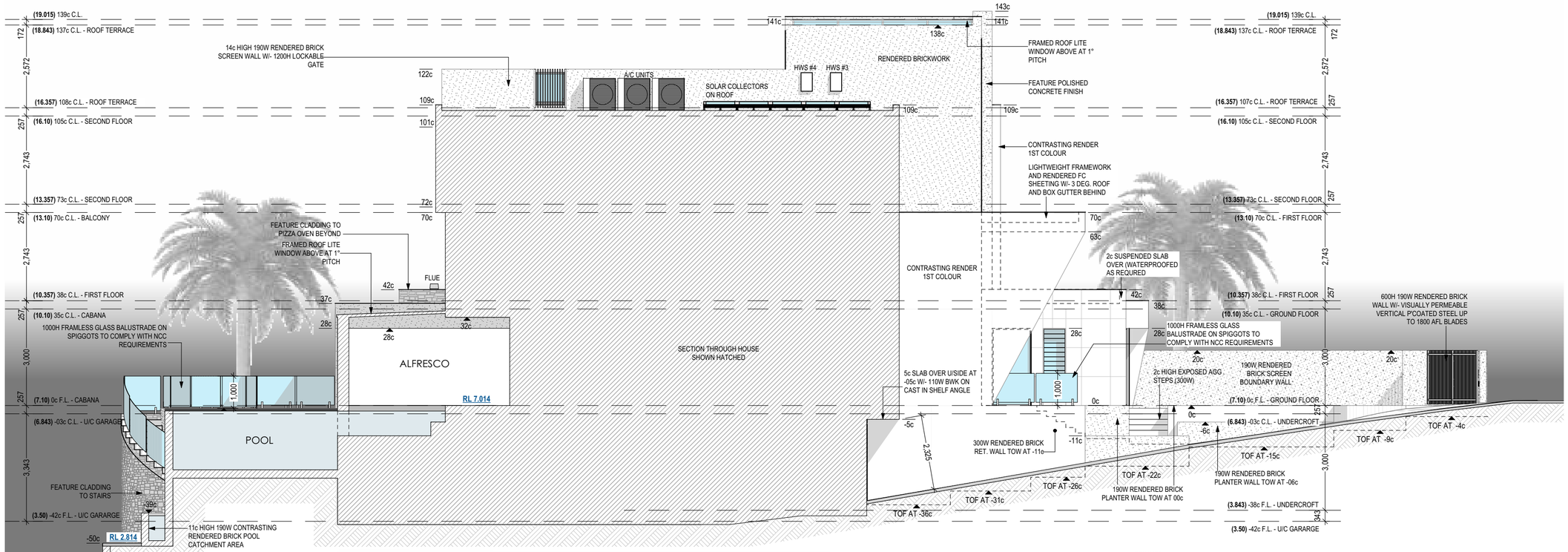
DRAWING NO. .10

DRAWN BY :

CHECKED BY :

PROJECT NO. 190411

Plot Date: 25/04/2019



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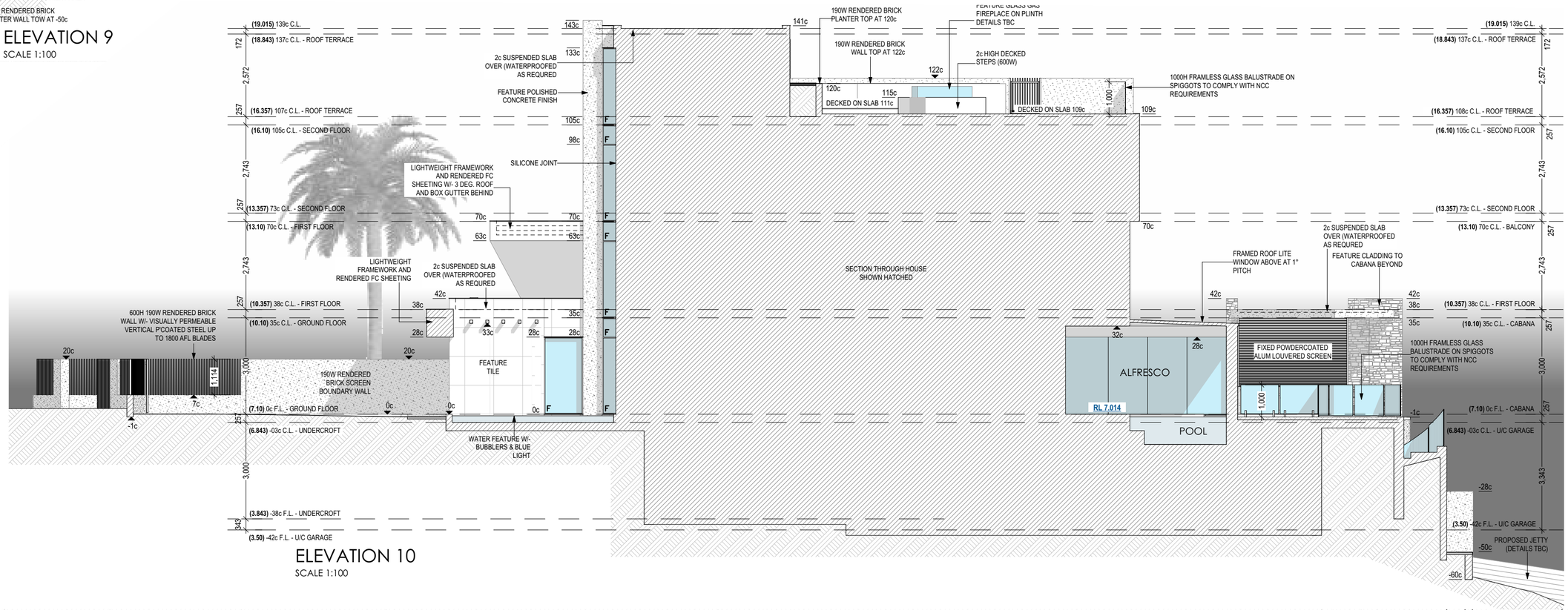

ELEVATION 10

SCALE 1:100

WILLEMSE RESIDENCE

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REV ID	DESCRIPTION	DATE	NAME	CHK
01	DA PROPOSAL	25/04/2019	Chris	CW

CLIENT :
J & A WILLEMSE

SITE :
(#39) CLARECASTLE RETREAT, MINDARIE

LOCAL AUTHORITY :
CITY OF WANNEROO

DRAWING TITLE :
DA PROPOSAL
ELEVATIONS 5

REVISION NO. **01**

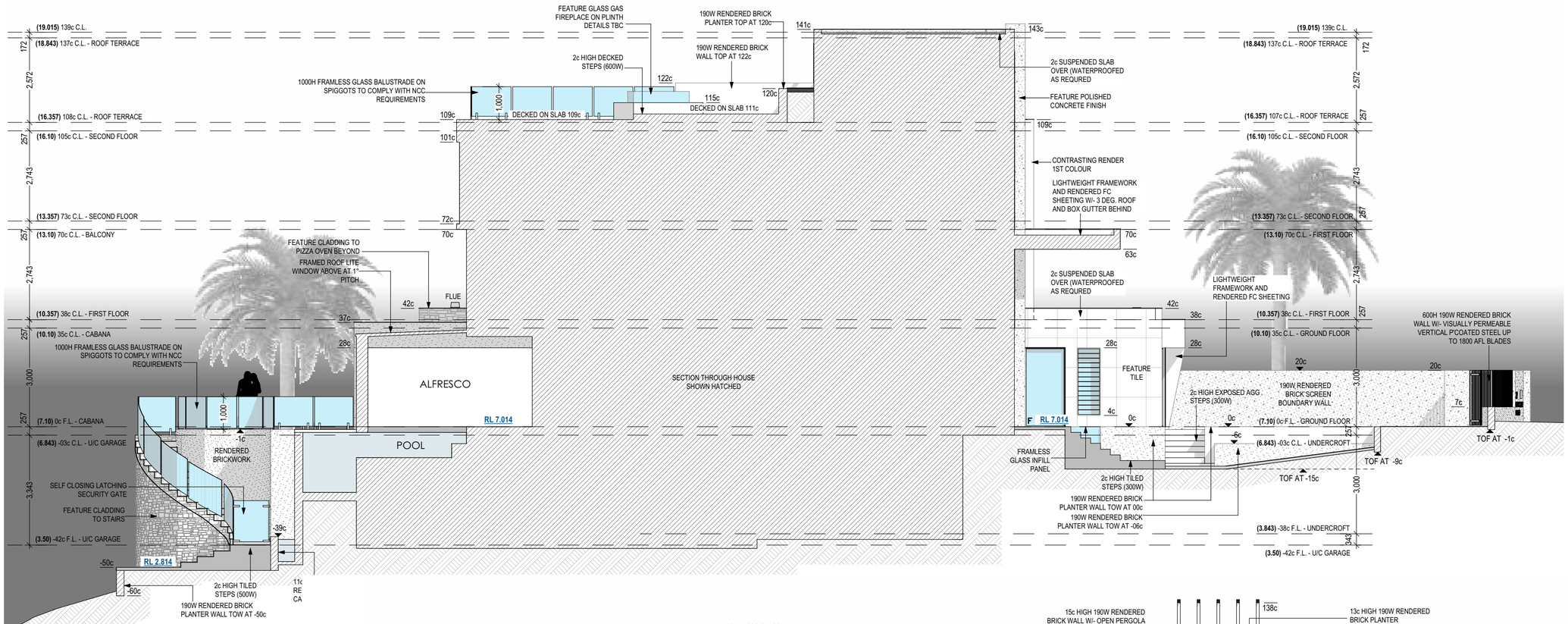
DRAWING NO. **.11**

DRAWN BY : CW

CHECKED BY : CW

PROJECT NO. **190411**

Plot Date: 25/04/2019



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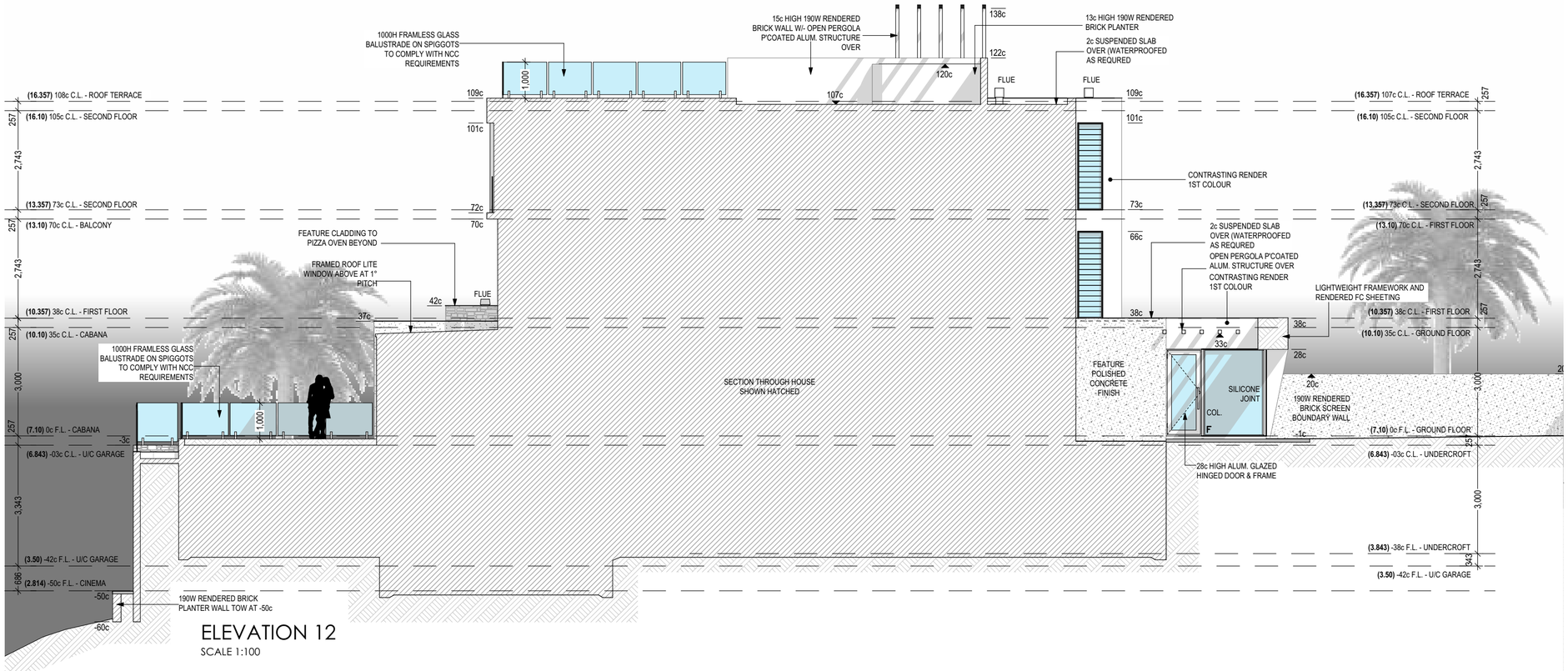

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WILLEMSE RESIDENCE

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REV ID	DESCRIPTION	DATE	NAME	CHK
01	DA PROPOSAL	25/04/2019	Chris	CW

CLIENT : J & A WILLEMSE

SITE : (#39) CLARECASTLE RETREAT, MINDARIE

LOCAL AUTHORITY : CITY OF WANNEROO

DRAWING TITLE : DA PROPOSAL
ELEVATIONS 6

REVISION NO. 01

DRAWING NO. .12

DRAWN BY : CW

CHECKED BY : CW

PROJECT NO. 190411

Plot Date: 25/04/2019