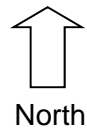


Attachment 1 - Site plan

1/19-21 Walker Street, Clifton Hill



Attachment 2 - Decision plans

WALKER STREET
TBM
G.I. Nail in Bitumen
AHD RL: 34.78

No. 17 Existing Single Storey Dwelling
Ridge RL: 38.80
Top of Outer RL: 37.62

No. 1/19-21 Existing Double Storey Dwelling
Floor Level: 35.36

No. 2/19-21 Existing Double Storey Dwelling

SEWER VENT TO BE RELOCATED FROM TO WORK COMMENCING REFER TO PROPOSED PLAN FOR NEW LOCATION

LANEWAY

Garage

TBM
Rivet in Bitumen
AHD RL: 33.08

NEIGHBOURHOOD & SITE PLAN
1:250

WALKER STREET
TBM
G.I. Nail in Bitumen
AHD RL: 34.78

No. 17 Existing Single Storey Dwelling
Ridge RL: 38.80
Top of Outer RL: 37.62

No. 1/19-21 Existing Double Storey Dwelling
Floor Level: 35.36

No. 2/19-21 Existing Double Storey Dwelling

PROPOSED DECK

PROPOSED STUDIO

SEWER VENT NEW LOCATION OUTSIDE PROPOSED STUDIO, INSIDE NEW TITLE

LANEWAY

Garage

TBM
Rivet in Bitumen
AHD RL: 33.08

DESIGN RESPONSE PLAN
1:250

SITE & NEIGHBOURHOOD PHOTOS

LEGEND:

- AREAS TO BE DEMOLISHED
- PROPOSED ADDITIONS

AREA ANALYSIS:

	EXISTING	PROPOSED
SITE AREA	180 m ²	183.5 m ²
GROUND FLOOR	84.50 m ²	94 m ²
FIRST FLOOR	66 m ²	66 m ²
STUDIO	m ²	17.9 m ²
ENTRY PORCH	3.5 m ²	3.5 m ²
REAR DECK	27 m ²	24 m ²
SHED	3.25 m ²	m ²
SITE COVERAGE	91.25 m ² = 50 %	115.4 m ² = 62.8 %
PERMEABILITY	180m ² - 96.25m ² = 83.75m ² (46.52%)	183.5m ² - 123.5m ² = 60m ² (32.69%)
SECLUDED PRIVATE OPEN SPACE	75 m ²	50 m ²
PRIVATE OPEN SPACE	88.45 m ²	63.45 m ²

PROPOSED ALTERATIONS & ADDITIONS AT 1/19-21 WALKER STREET, CLIFTON HILL

CLIENTS:
CLIFFORD & STARLIE

DRAWING NAME:
NEIGHBOURHOOD CHARACTER PLAN & DESIGN RESPONSE PLAN

TERMITE TREATMENT:
PROVIDE TERMITE TREATMENT IN ACCORDANCE WITH AS3660.

BAL ASSESSMENT:
THIS SITE IS NOT IN A DESIGNATED BUSHFIRE AREA, NO RESTRICTION APPLY.

NOTES:
COUNCIL RPI LETTER DATED 4.10.17

SKETCH PLANS
CONCEPT PLANS
CONSTRUCTION PLANS

DATE: 21.11.2017 SHEET: 01
CHECKED BY: M.H DRAWN BY: M.H
ISSUE: 03 SCALE: 1:250 @ A3

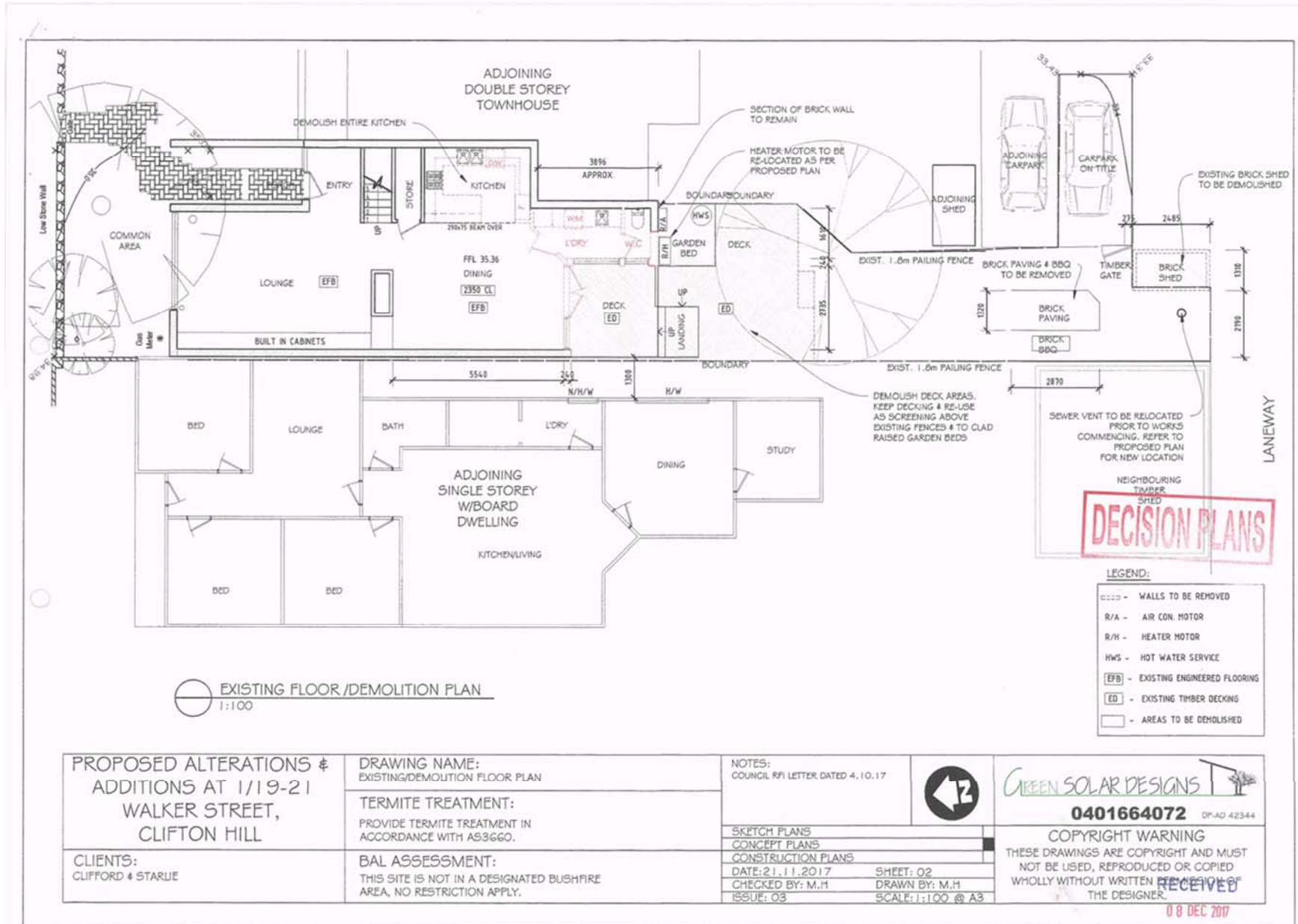
GREEN SOLAR DESIGNS

0401664072 DP-AD 42344

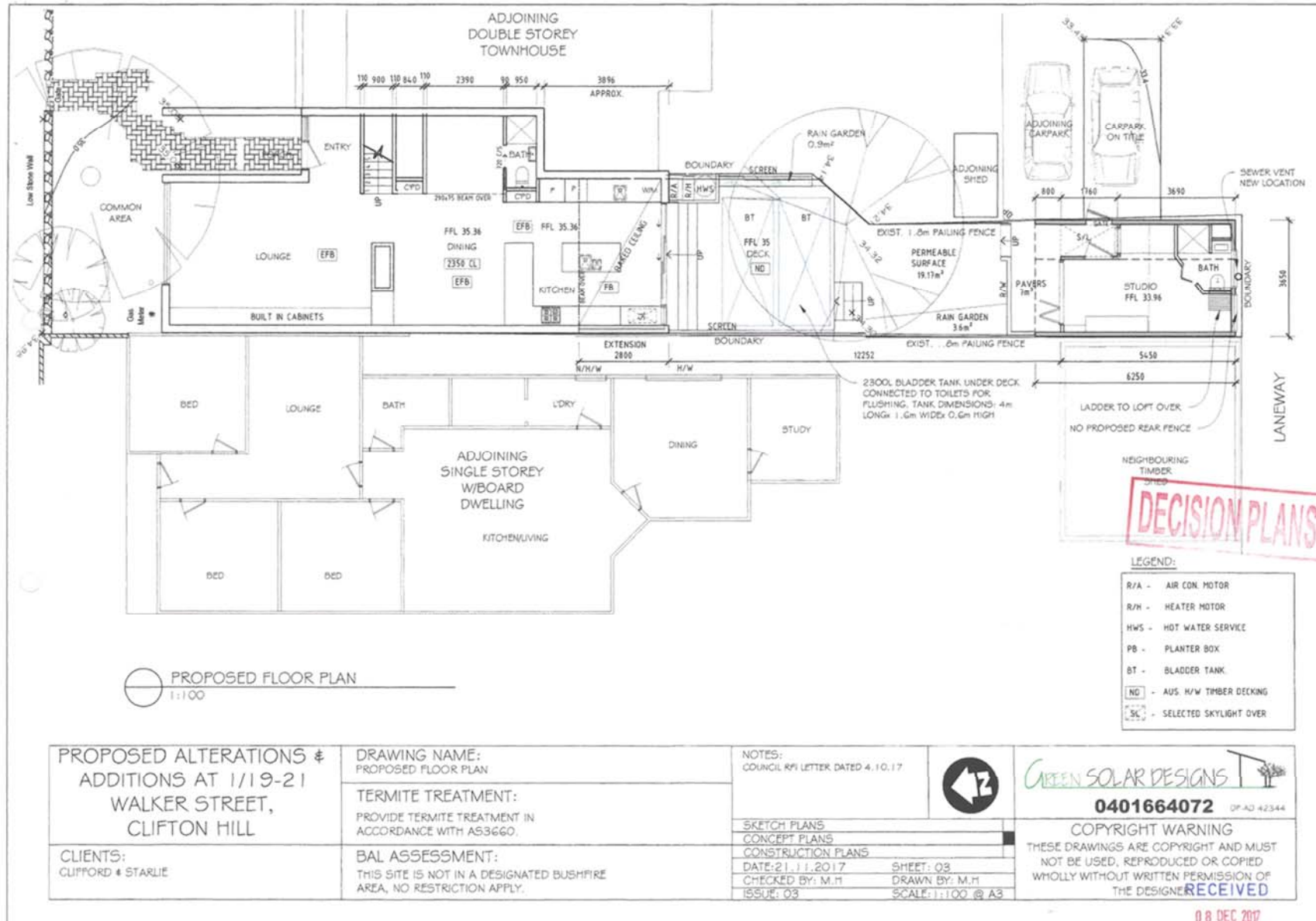
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08 DEC 2017

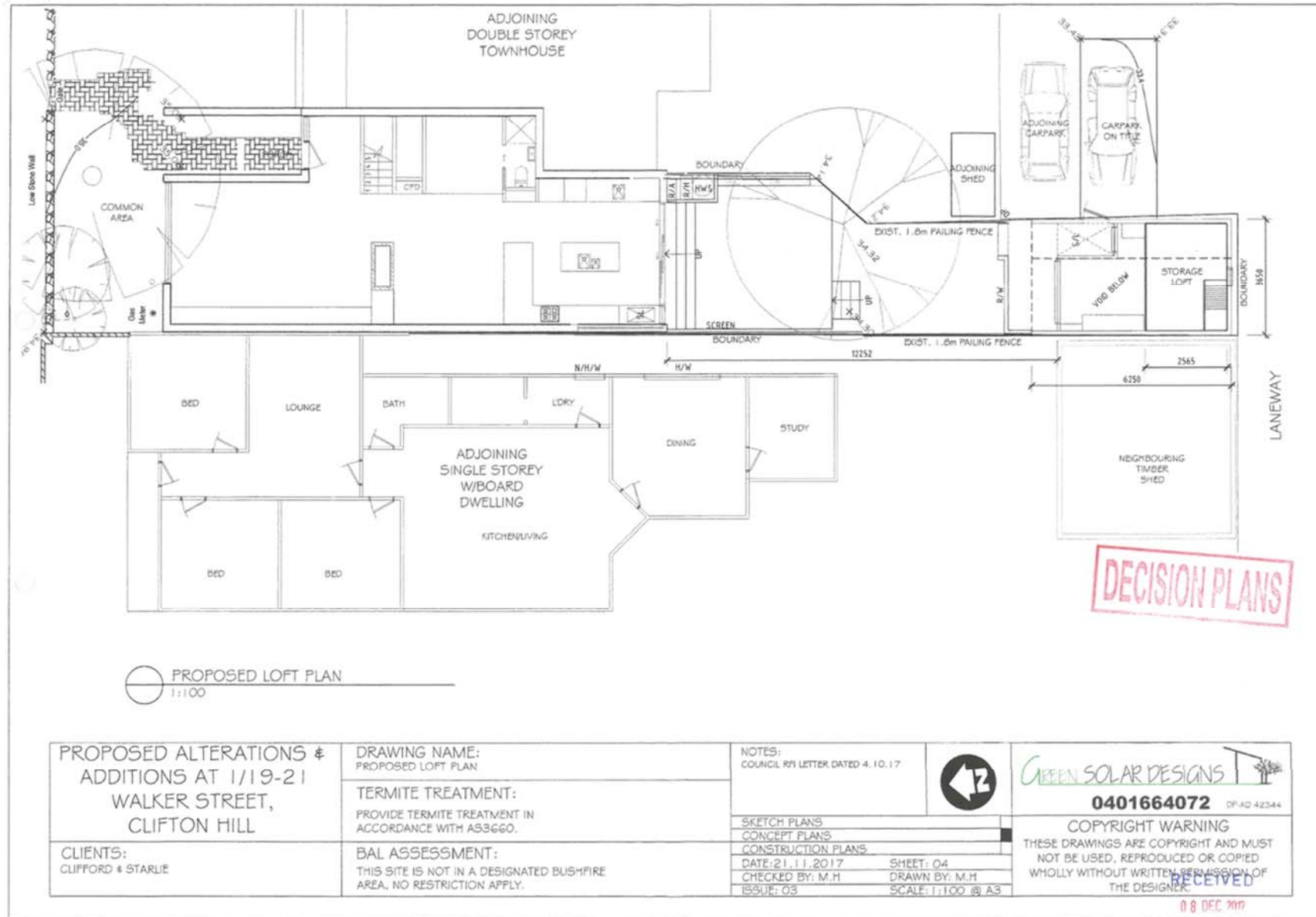
Attachment 2 - Decision plans



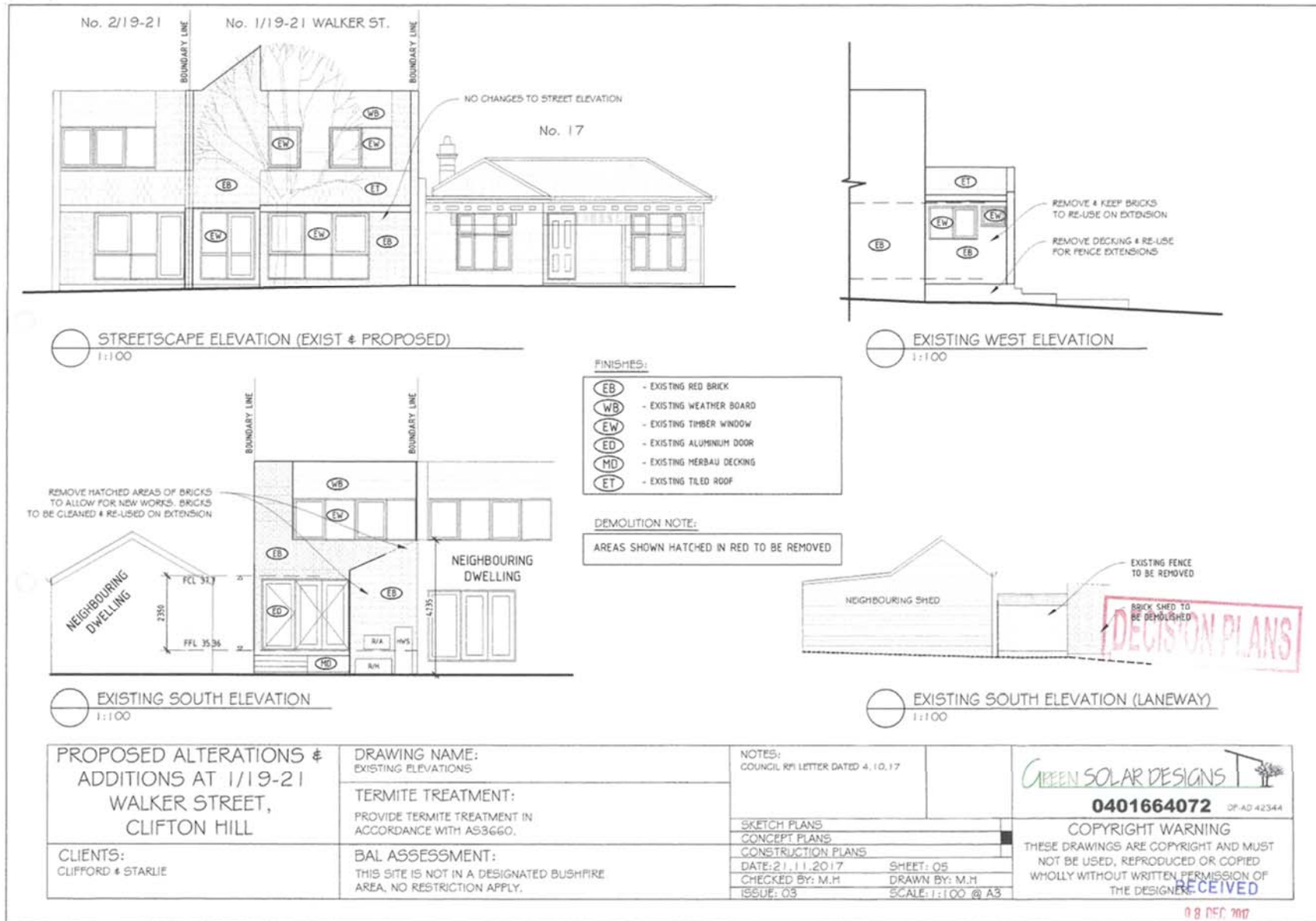
Attachment 2 - Decision plans



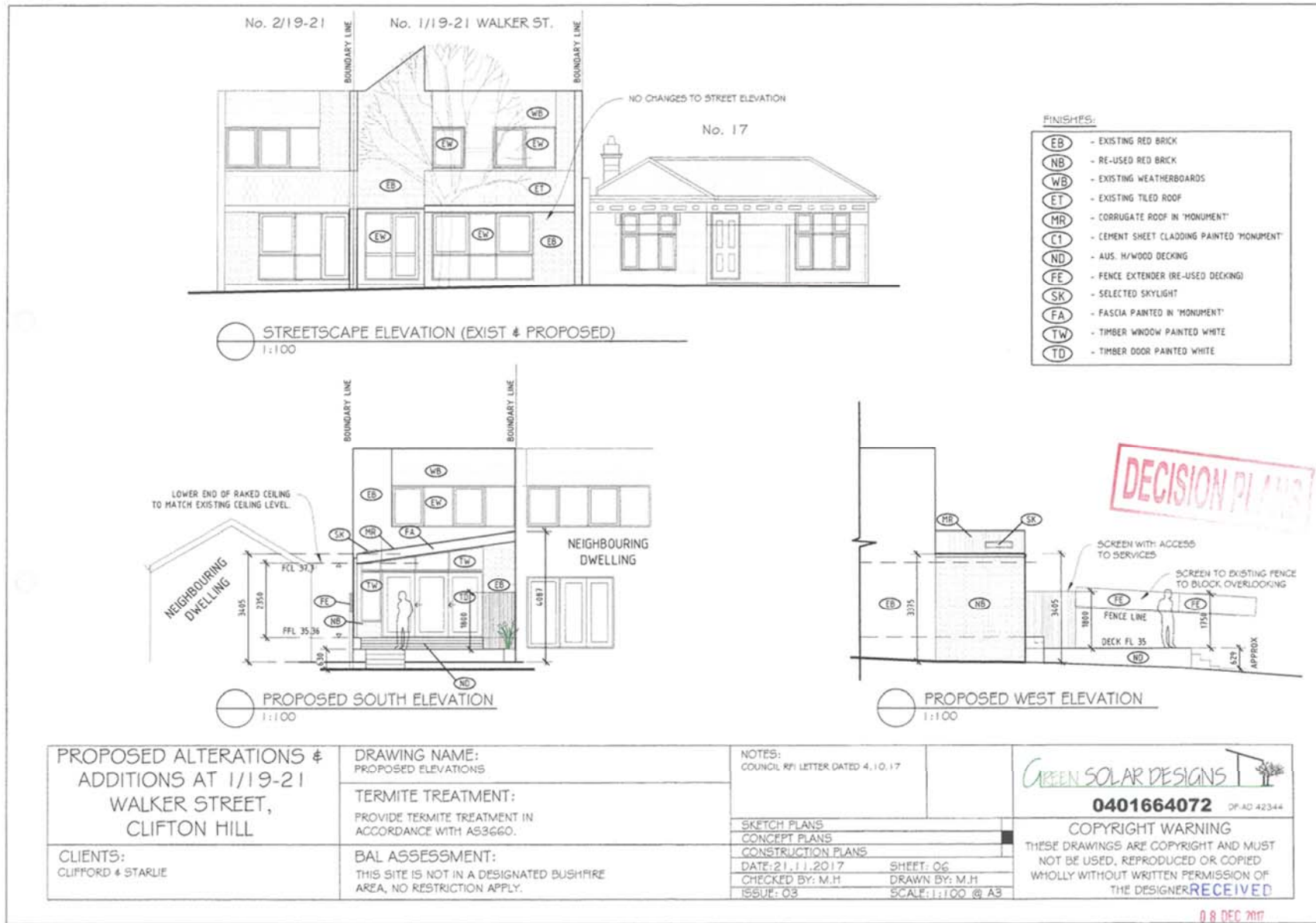
Attachment 2 - Decision plans



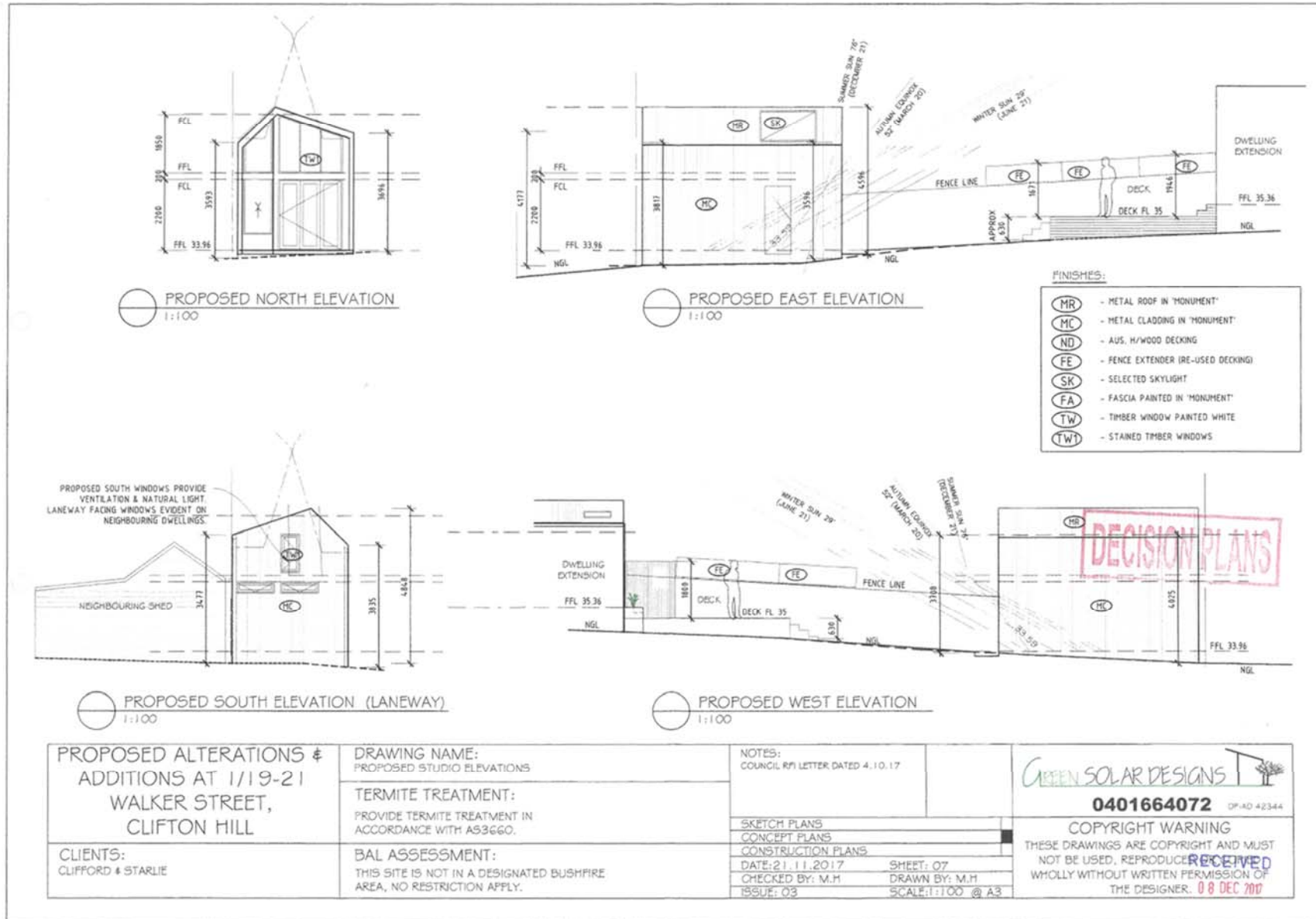
Attachment 2 - Decision plans



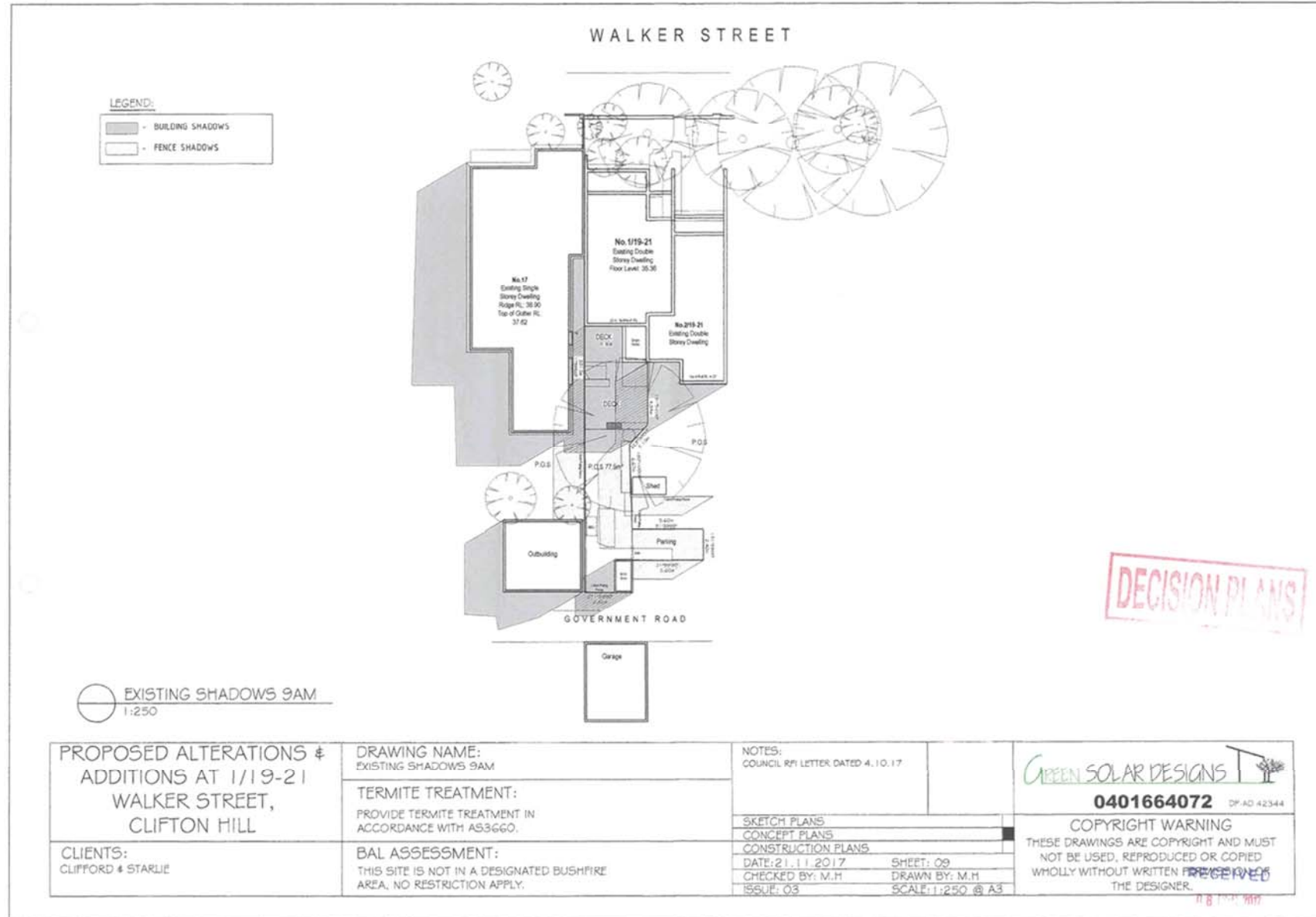
Attachment 2 - Decision plans



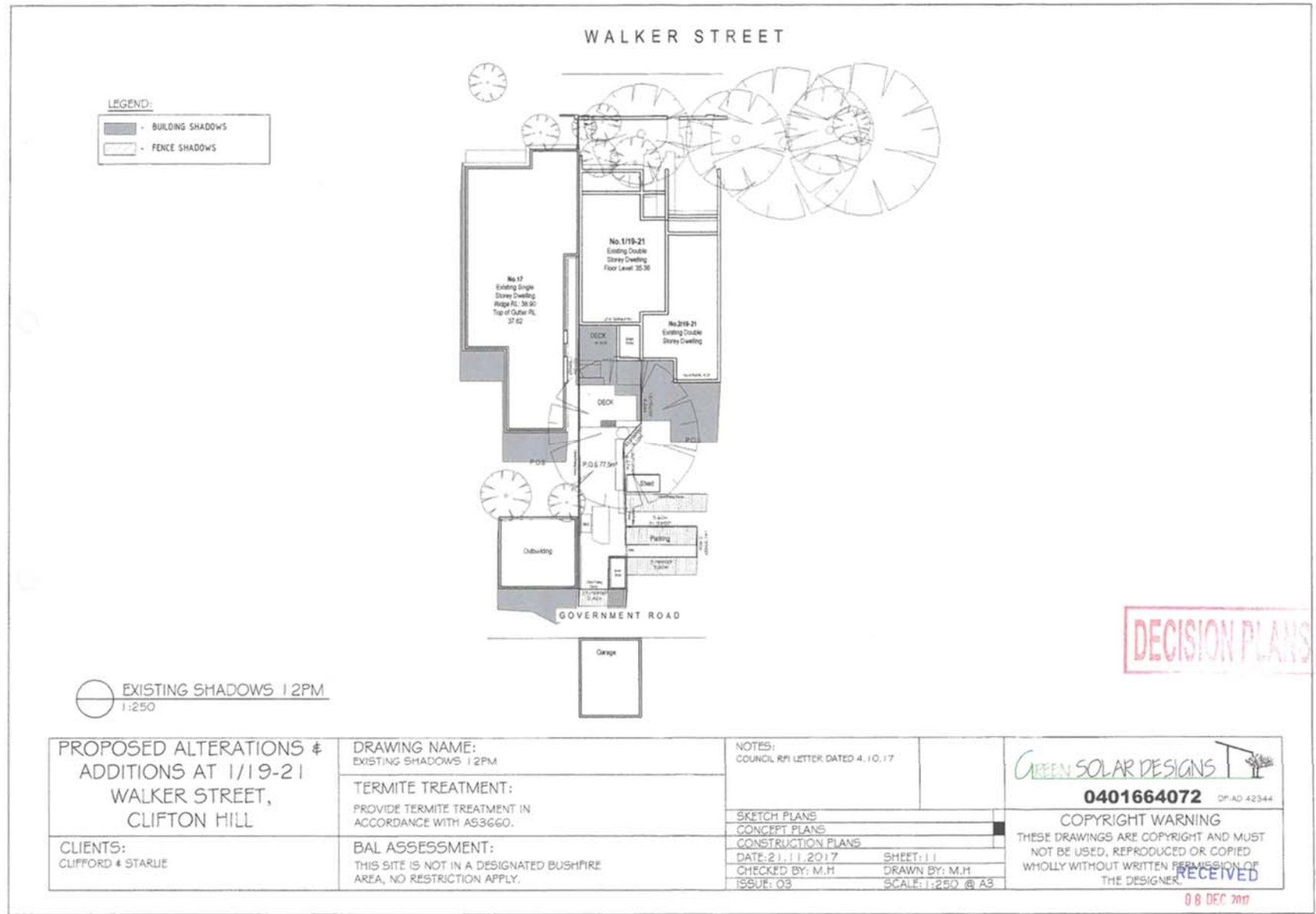
Attachment 2 - Decision plans



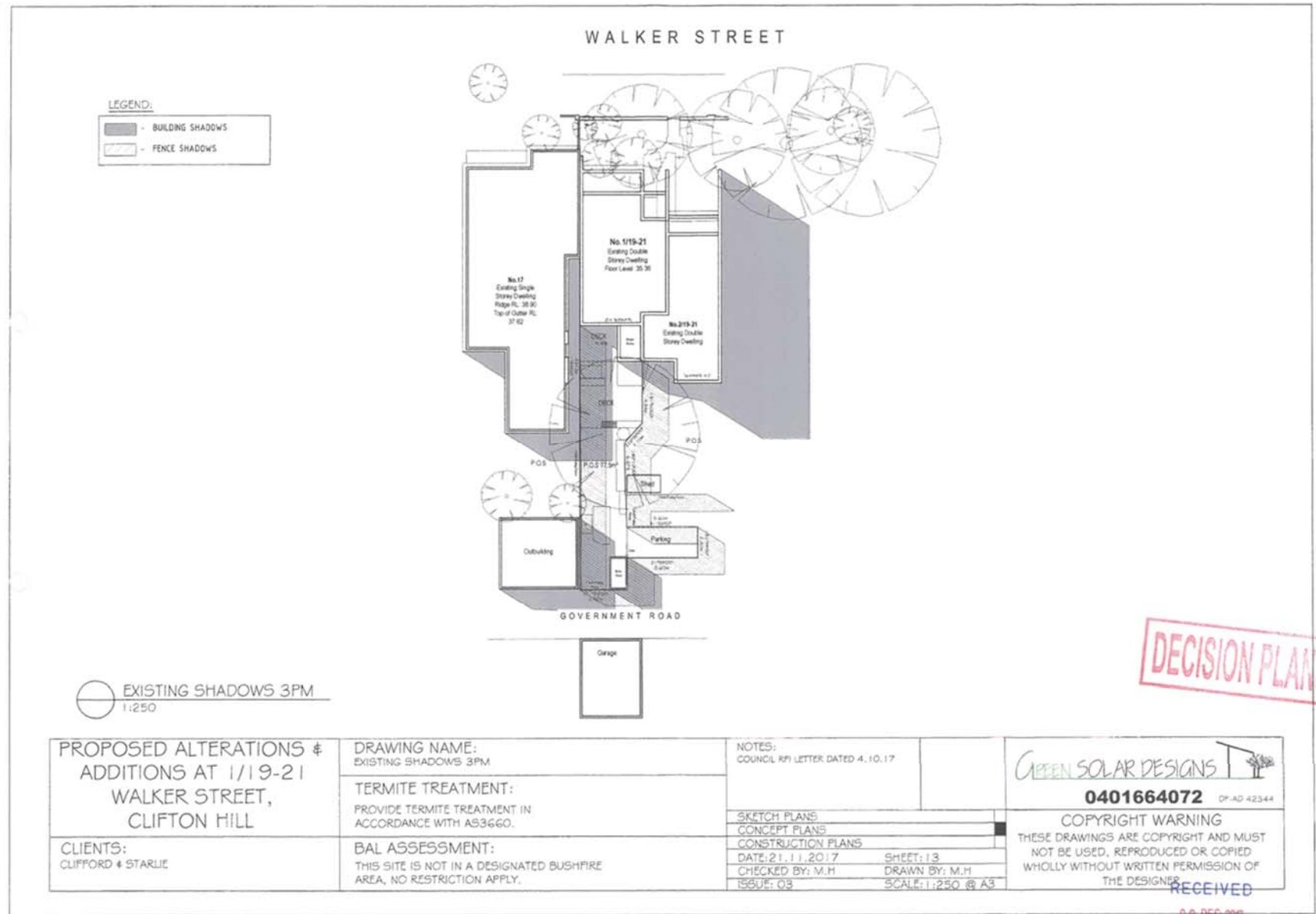
Attachment 2 - Decision plans



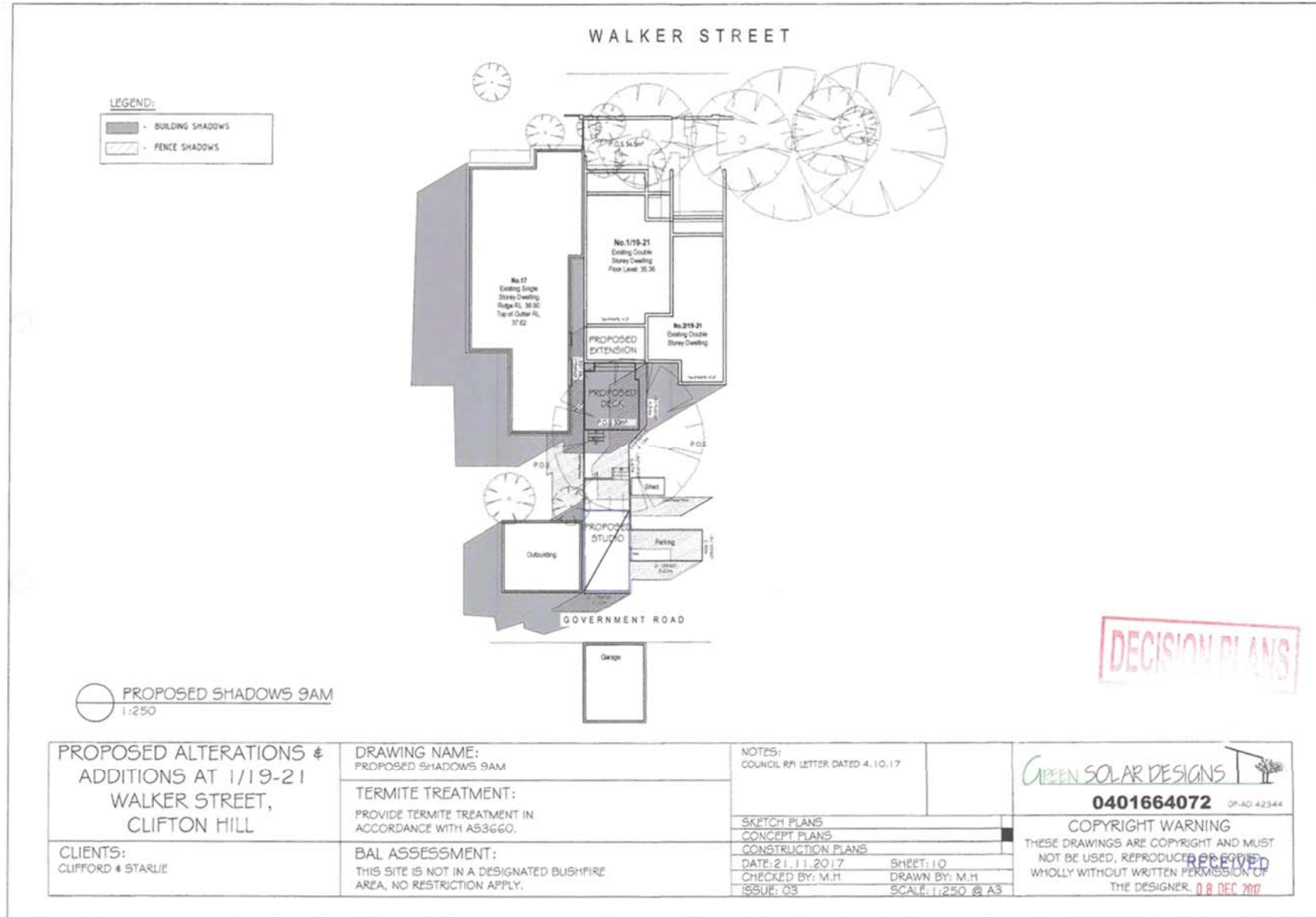
Attachment 2 - Decision plans



Attachment 2 - Decision plans



Attachment 2 - Decision plans



PROPOSED ALTERATIONS & ADDITIONS AT 1/19-21 WALKER STREET, CLIFTON HILL

CLIENTS:
CLIFFORD & STARLIE

DRAWING NAME:
PROPOSED SHADOWS 9AM

TERMITE TREATMENT:
PROVIDE TERMITE TREATMENT IN ACCORDANCE WITH AS3660.

BAL ASSESSMENT:
THIS SITE IS NOT IN A DESIGNATED BUSHFIRE AREA, NO RESTRICTION APPLY.

NOTES:
COUNCIL RPM LETTER DATED 4.10.17

SKETCH PLANS
CONCEPT PLANS
CONSTRUCTION PLANS

DATE: 21.11.2017
CHECKED BY: M.H
ISSUE: 03

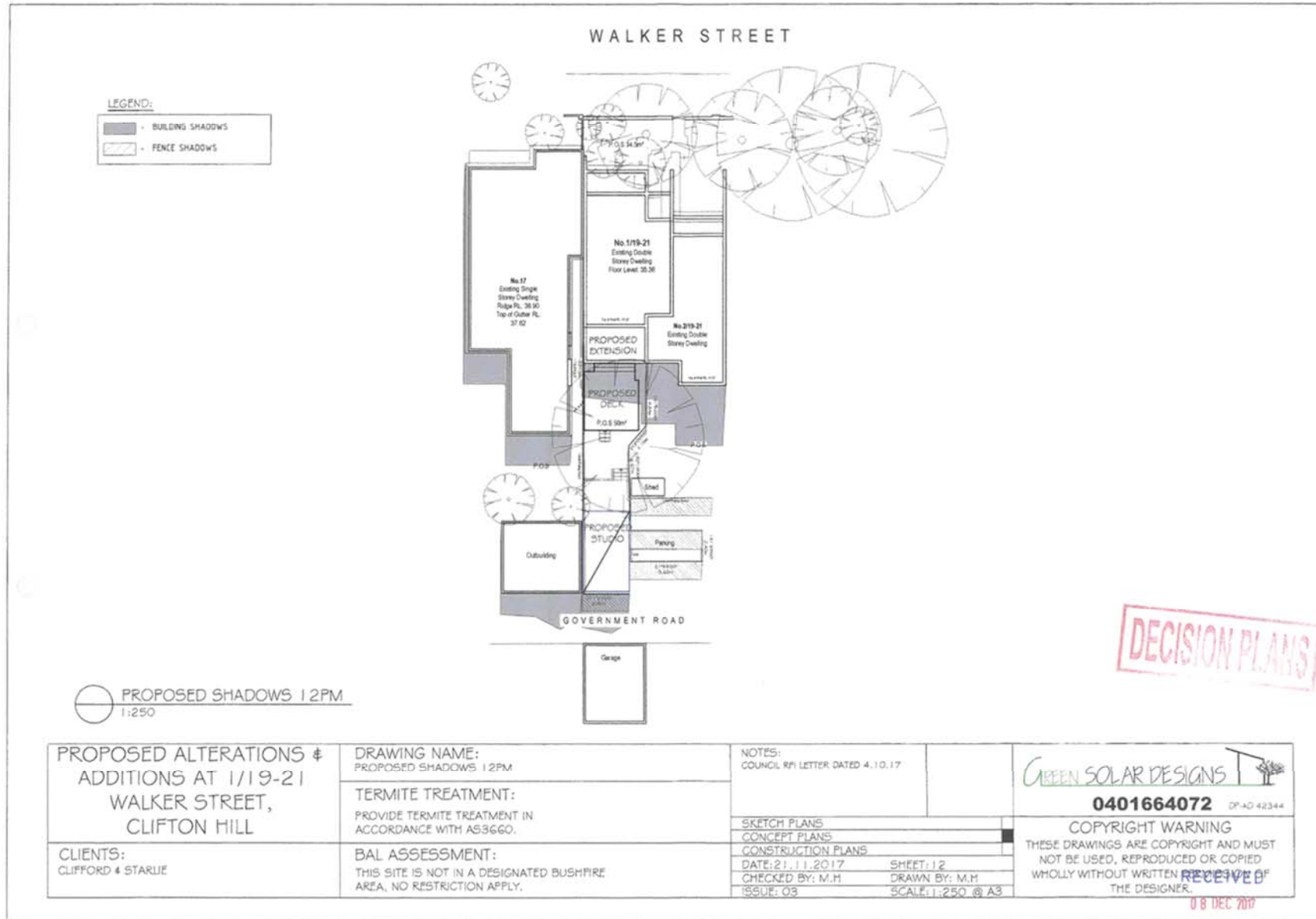
SHEET: 1/0
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SCALE: 1:250 @ A3

GREEN SOLAR DESIGNS

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Attachment 2 - Decision plans



PROPOSED ALTERATIONS & ADDITIONS AT 1/19-21 WALKER STREET, CLIFTON HILL

CLIENTS:
CLIFFORD & STARLIE

DRAWING NAME:
PROPOSED SHADOWS 12PM

TERMITE TREATMENT:
PROVIDE TERMITE TREATMENT IN ACCORDANCE WITH AS3660.

BAL ASSESSMENT:
THIS SITE IS NOT IN A DESIGNATED BUSHFIRE AREA, NO RESTRICTION APPLY.

NOTES:
COUNCIL RFI LETTER DATED 4.10.17

SKETCH PLANS
CONCEPT PLANS
CONSTRUCTION PLANS
DATE: 21.11.2017
CHECKED BY: M.H
ISSUE: 03

SHEET: 12
DRAWN BY: M.H
SCALE: 1:250 @ A3

GREEN SOLAR DESIGNS

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08 DEC 2017

Attachment 2 - Decision plans

