

NOTES:

Building Envelope

Large Blocks (Greater than 500m)

oThis rule applies to side and rear boundaries

oBuilding Envelope Fence Height - 3.5m

oAngle of projection from Building Envelope Fence - 45 Degrees

Mid-Sized Blocks Approved after 5 July 2013 (250m2 to 500m2)

oThis rule applies to side and rear boundaries

oBuilding Envelope Fence Height - 3.5m

oAngle of projection from Building Envelope Fence - 45 Degrees

Mid-Sized Blocks Approved before 5 July 2013 (250m2 to 500m2)

oFor North Facing Boundaries of Adjoining Residential Blocks (see the below definition):

- Building Envelope Fence Height

Primary Building Zone - 2m

Rear Zone - 2m

- Angle of Project on from Building Envelope Fence

Primary Building Zone - 45 Degrees

Rear Zone - 30 Degrees

- Note: if we are building on the boundary there can be different rules.

Consult with Planning Approvals Manager.

oFor all other boundaries of adjoining residential blocks

- Building Envelope Fence Height

Primary Building Zone - 4.5m

Rear Zone - 3.5m

- Angle of Project on from Building Envelope Fence

Primary Building Zone - 45 Degrees

Rear Zone - 30 Degrees

oFor this rule: North Facing Boundary means a boundary of a block where a line drawn perpendicular to the boundary outwards is orientated between 30 degrees east of north and 20 degrees west of north. This is only for Mid-Sized Blocks Approved before the 5 July 2013

Solar Building Envelope

Large Block, if Approved Before 5 July 2013

- The Solar Building Envelope Rule applies to any Northern Boundary of an adjoining residential block .

- Height of the Solar Fence is:

oIn the Primary Building Zone - 2.4m

oOn all other parts of the boundary - 1.8m

All Blocks, if Approved A er 5 July 2013

- The Solar Building Envelope Rule applies to any Northern Boundary of an adjoining residential block .

- Height of the 'Solar Fence' is:

In the Primary Building Zone - 3m

On all other parts of the boundary - 2.3m

CONSTRUCTION NOTE:

· FINAL RL TO BE CONFIRMED ON SITE PRIOR TO CONSTRUCTION.

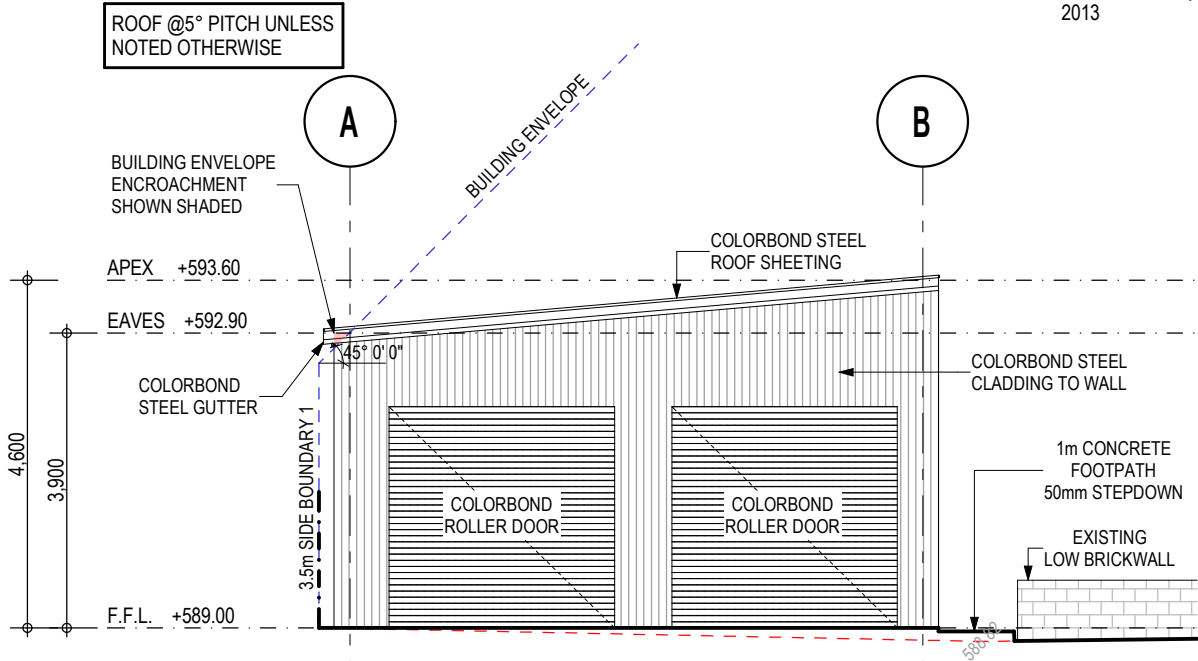
· DRAWINGS TO BE READ IN CONJUNCTION WITH ALL CONSULTANTS DRAWING SETS.

· FOR ALL STRUCTURAL DETAILS (STEEL PROFILES, FIXTURES, FITTINGS, FOOTINGS, PIERS & CONCRETE SLAB ETC.) REFER TO CONSULTING STRUCTURAL ENGINEERS SPECIFICATIONS.

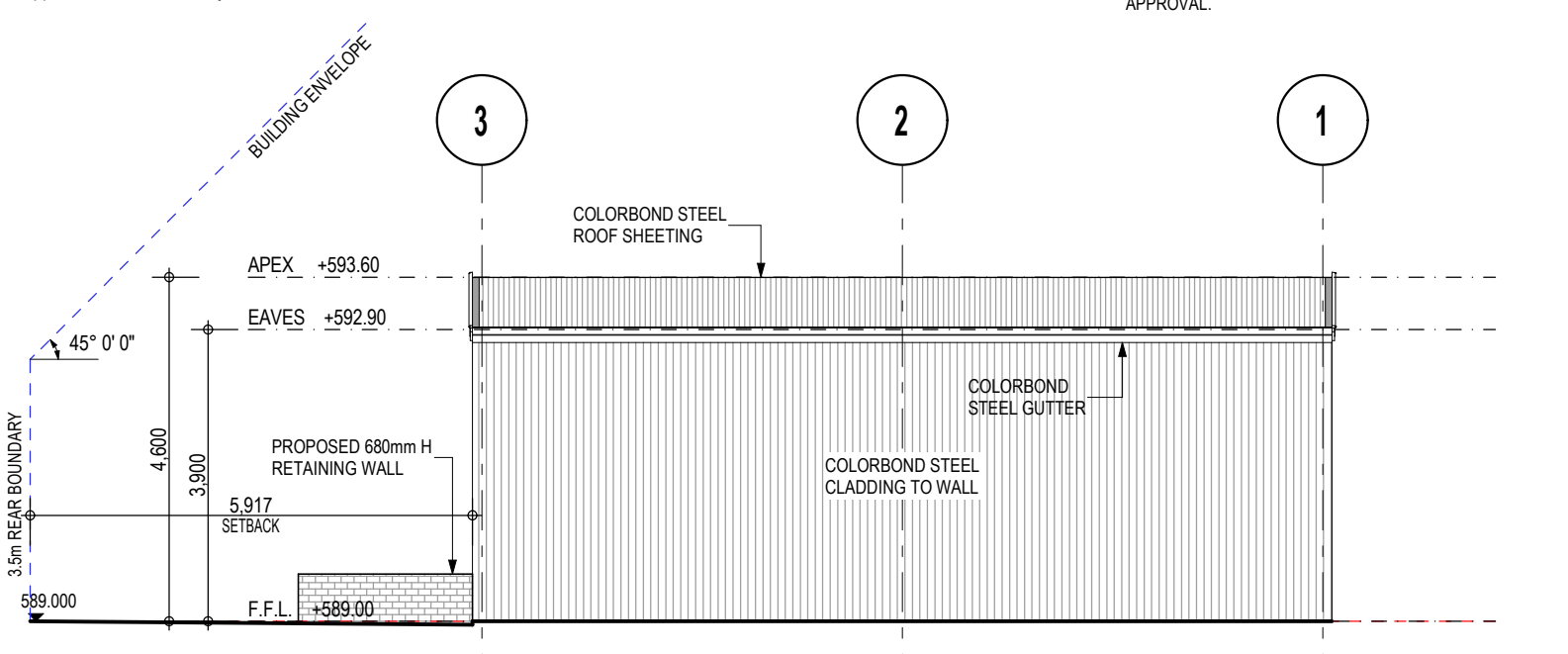
· ALL FOOTINGS & PIERS TO BE TAKEN DOWN TO SOLID GROUND.

· ALL CONSTRUCTION TO BE COMPLIANT WITH AUSTRALIAN NATIONAL CONSTRUCTION CODE, RELEVANT CONSTRUCTION MANUALS & STANDARDS.

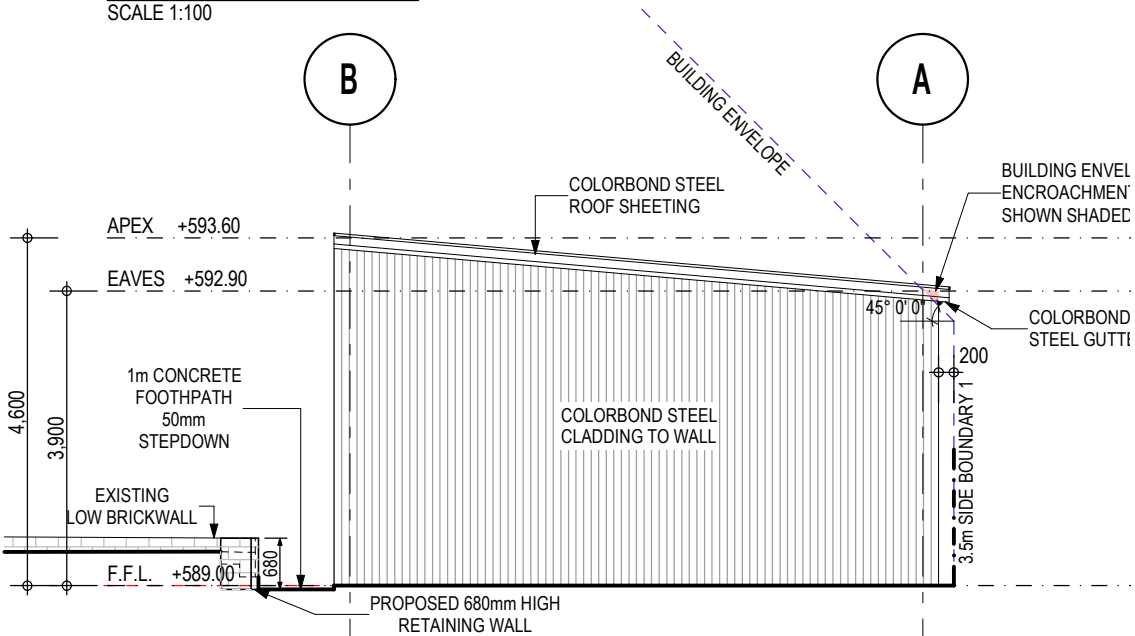
· ALL DOWNPIPES MUST LEAD TO EITHER A WATER STORAGE TANK OR BE DISCHARGED AND ATTACHED TO STORM WATER WITH LOCAL GOVERNMENT AUTHORITY APPROVAL.



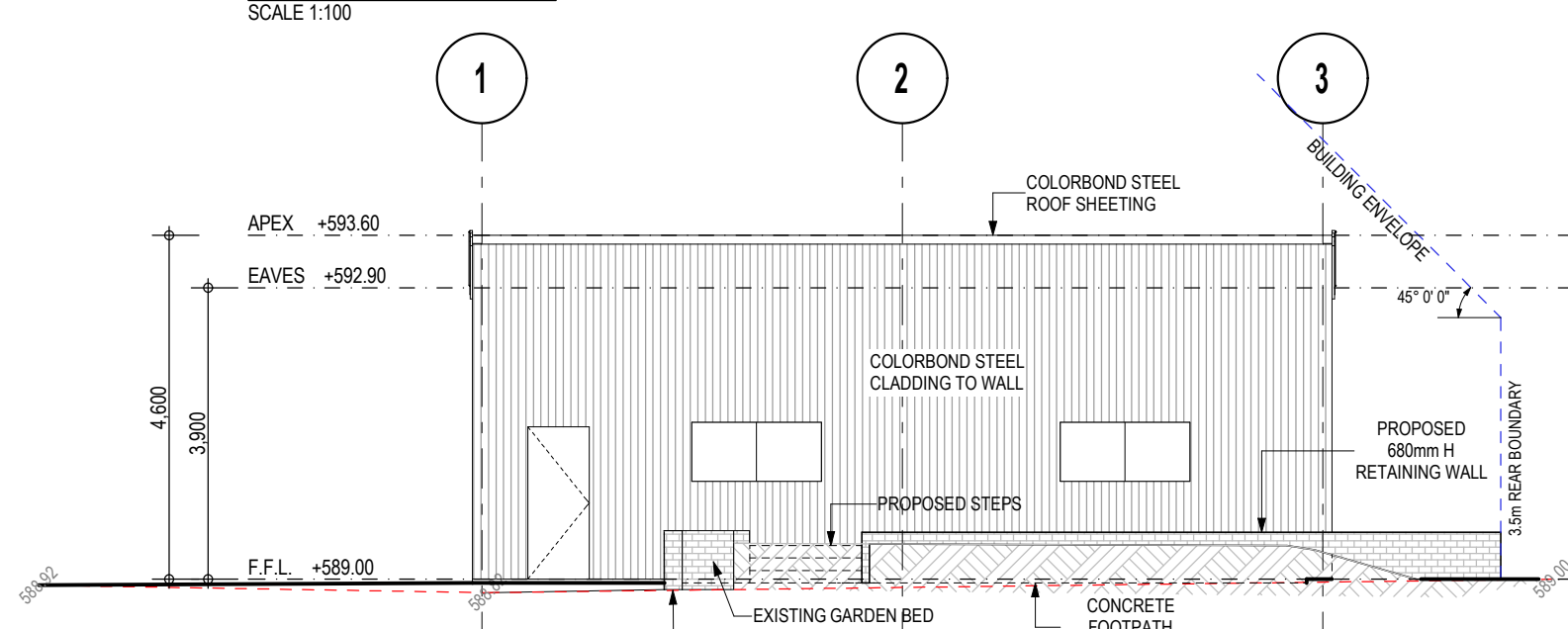
WEST ELEVATION
SCALE 1:100



NORTH ELEVATION
SCALE 1:100



EAST ELEVATION
SCALE 1:100



SOUTH ELEVATION
SCALE 1:100

ORIGINAL SHEET SIZE A3

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DESCRIPTION	REV	DRAWN		DATE
FIRST ISSUE	A	JS		01.06.2023
AMENDS	B	JS		02.06.2023
AMENDS	C	JS		06.06.2023
FOR DA APPROVAL	D	LD		24.07.2023

CLIENT:
DATE:
CLIENT:
DATE:
BUILDER:
DATE:

CLIENT:
BELINDA HARUKI
0401385890

PROJECT TITLE:
BIG G SKILLION
8000 SPAN x 3900/4600 EAVE
x 11500 LONG

PROJECT ADDRESS:
7 PUNCH PLACE,
MONASH ACT,
AUSTRALIA
PROJECT CONSULTANT(S):
NIC DARMODY

DRAWING NAME:
ELEVATION
SCALE:
DRAWING No.
A.04