

DEVELOPMENT APPLICATION

GLAMORGAN SPRING BAY COUNCIL

PROJECT INFORMATION

COUNCIL: GMSBC
 ZONE:
 BUILDING DESIGNER: JO WOODBURY
 ACCREDITATION No: CC 5879N
 LAND TITLE REFERENCE NUMBER: c.t. 121566 (of 6
 DESIGN WIND SPEED: NS
 CLIMATE ZONE: NS
 BUSHFIRE PRONE BAL RATING: 7
 ALPINE AREA: BAL-12.5
 CORROSION ENVIRONMENT: NOT APPLICABLE
 FLOODING: MEDIUM
 LANDSLIP: NO
 DISPERSIVE SOILS: UNKNOWN
 SALINE SOILS: UNKNOWN
 SAND DUNES: UNKNOWN
 MINE SUBSIDENCE: NO
 DATUM LEVEL AT KERB: UNKNOWN
 GROUND LEVEL: UNKNOWN
 FINISHED FLOOR LEVEL: RL TO EXISTING
 OVERFLOW/RELIEF GULLY LEVEL: -160MM FROM
 LOWEST FIXTURE

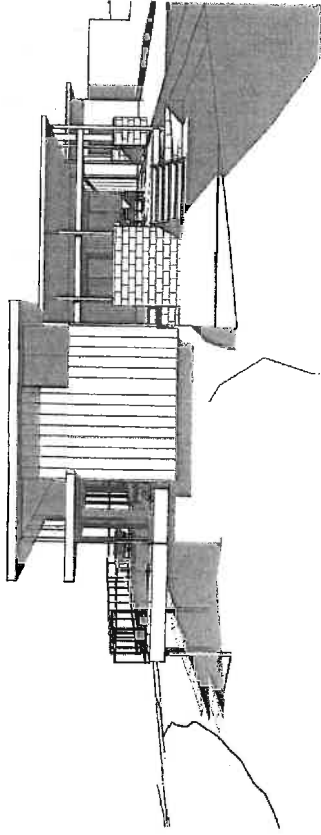
BUILDING AREAS:
 PROPOSED HOUSE 161.87.00 SQM
 PROPOSED GARAGE/SHED 105.00 SQM
 PROPOSED DECK 24.00 SQM
 REAR DECK 26.89 SQM
 323.87 SQM

ASSOCIATED DOCUMENTS

SITE CLASSIFICATION - DESIGNED TO (REFER ENGINEER)
 ENERGY EFFICIENCY REPORT BY TECHNISCH
 ENGINEERING DWGS BY JMG ENGINEERS
 REFERENCED MANUFACTURERS SPECIFICATIONS

NOTES

these drawings are for permit approval purposes and additional information may be required to inform construction
 drawings are subject to owner discretion.
 contractors to verify all matters of specification, finish, selection and appearance with owner prior to commencing work and ensure work carried out is acceptable to owner, including design variation and alternatives.
 drawings used for construction must carry building surveyor certification.
 contractors and subcontractors shall advise appropriately any omission, apparent error, anomaly or uncertainty of all documents applicable to this construction.
 builder and subcontractors to verify dimensions and levels on site prior to commencing work and ordering.



New Dwelling + Garage

D + J Parsell
 96 Gordon Street
 Swansea TAS 7190

DRAWING SHEETS

Sheet	Drawing
01	SITE PLAN
02	BUILDING SITE PLAN
03	FLOOR PLAN
04	GARAGE PLANS
05	ELEVATIONS
06	ELEVATIONS
07	3D VISUALS



WOODBURY & CO
 BUILDING DESIGN

Jo Woodbury, Phone: 0407 319 437
 jo@buildingdesignstudio.com.au
 www.buildingdesignstudio.com.au



PROJECT
NEW DWELLING + GARAGE

FOR
DAVID + JANET PARSELL

LOCATION
86 GORDON STREET
SWANSEA TAS 7190

DRAWING TITLE
SITE PLAN

DATE
NOV 17

SCALE
1 : 1000

SHEET NO.
01

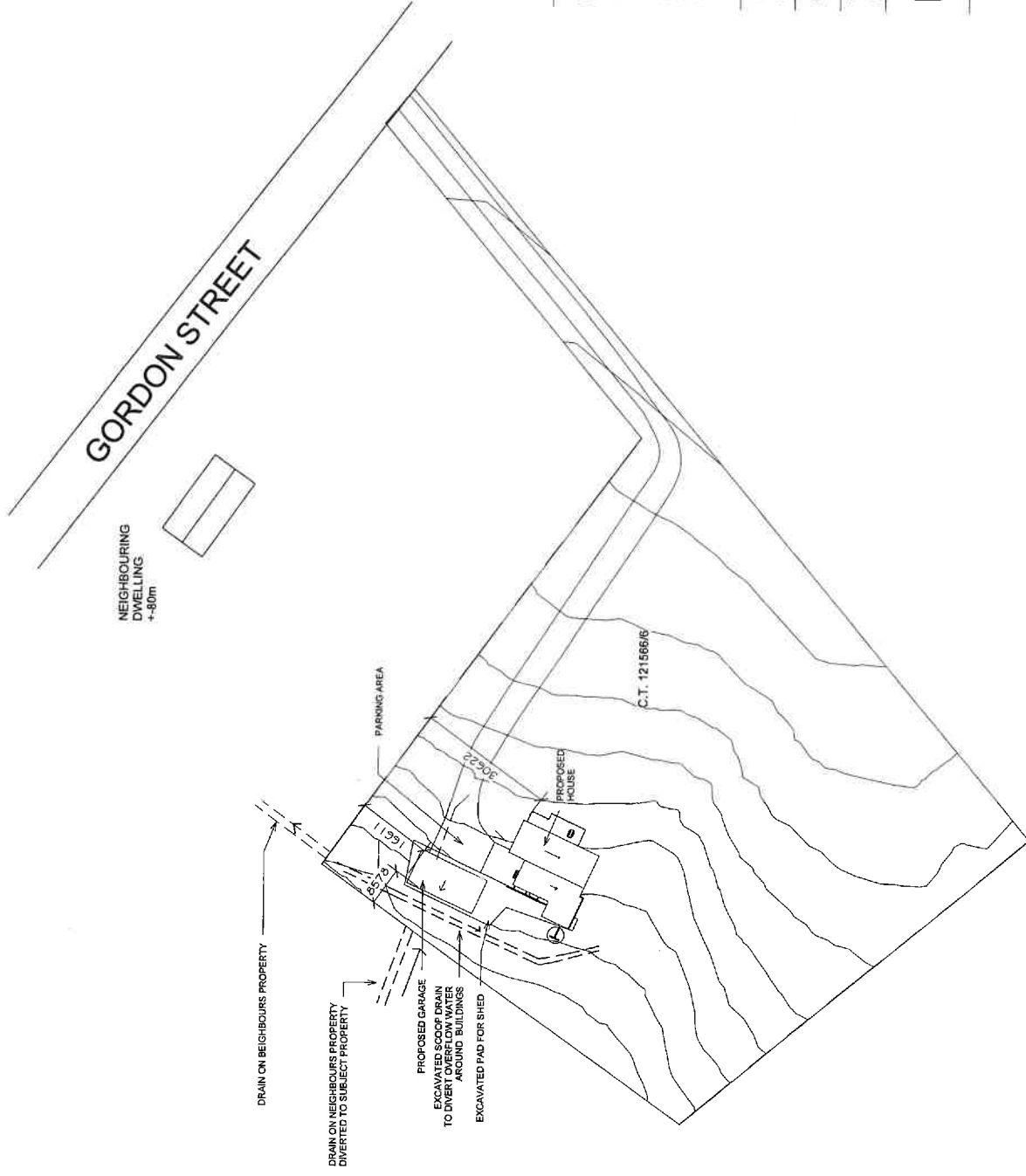
PROJECT NO.
PAR2017

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j@woodburys.com.au
LICENSE NO. CC 5878N

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DATE



GORDON STREET

NEIGHBOURING DWELLING +80m



PARKING AREA

C.T. 121566/6

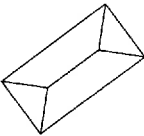
PROPOSED HOUSE

PROPOSED GARAGE
EXCAVATED SCOOP DRAIN
TO DIVERT OVERFLOW WATER
AROUND BUILDINGS
EXCAVATED PAD FOR SHED

DRAIN ON BEIGHBOURS PROPERTY

DRAIN ON NEIGHBOURS PROPERTY
DIVERTED TO SUBJECT PROPERTY

NEIGHBOURING DWELLING +75



1 Site 1
1 : 1000



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LOCATION
86 GORDON STREET
SWANSEA TAS 7180

DRAWING TITLE
BUILDING SITE PLAN

DATE
NOV 17

SCALE:
1 : 200

SHEET NO.
02

PROJECT NO.
PAR2017



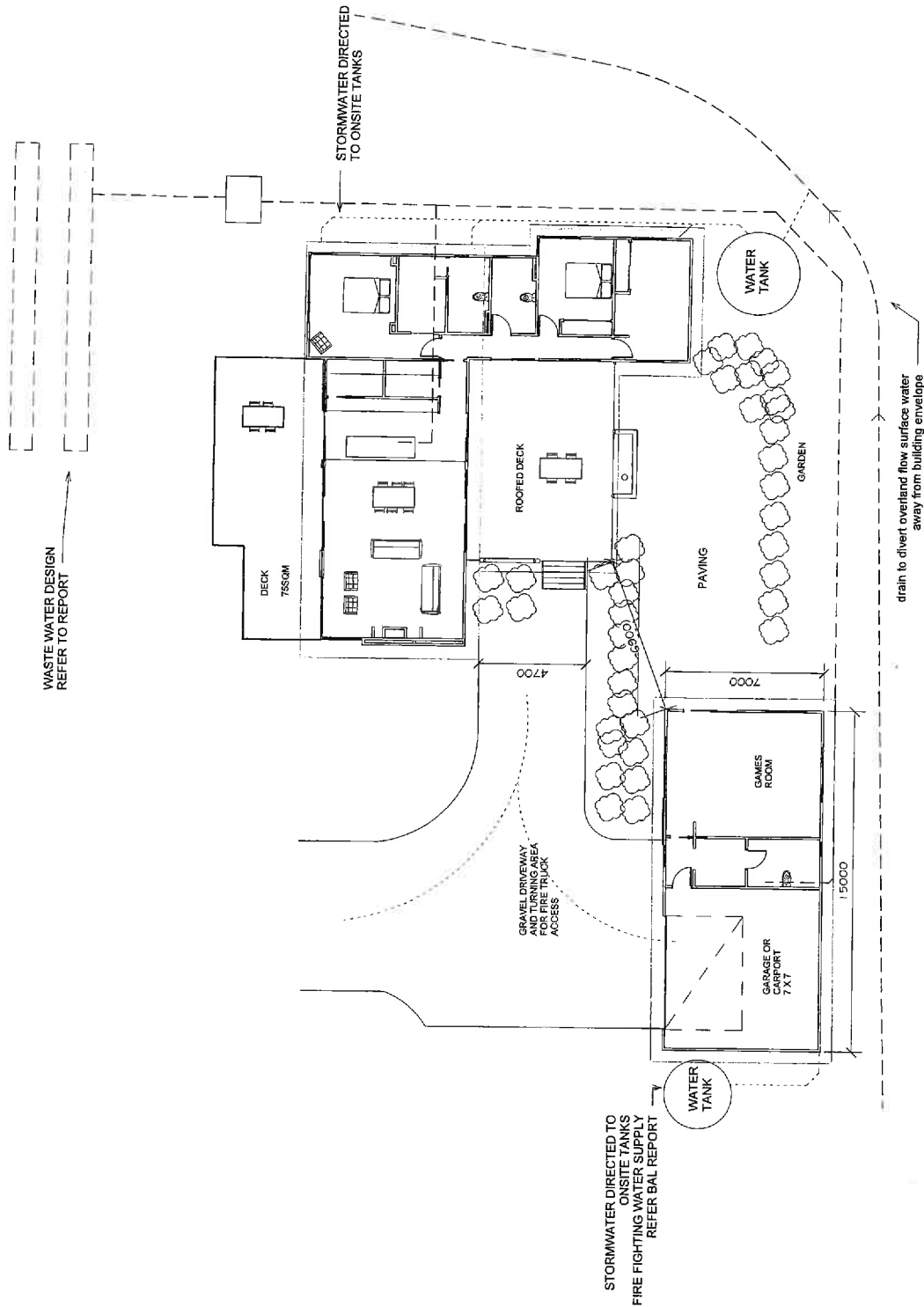
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DATE



BUILDING SITE PLAN

1 : 200

AREA SCHEDULE (Gross Building)	
Name	Area
Deck	54.00 SQM
Rear Deck	56.00 SQM
Shed	105.00 SQM
Dwelling: 161.87	
Penimeter: 6683.6	

INTERIOR DESIGN DWG SCHEDULE	
ID01	LIVING ROOM JOINERY
ID02	KITCHEN LAYOUT
ID03	BEDROOM WALL DETAIL
ID04	BATHROOM DETAILS



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SWANSEA TAS 7180

DRAWING TITLE
FLOOR PLAN

DATE
NOV 17

SCALE
1 : 100

SHEET NO.
03

PROJECT NO.
PAR2017

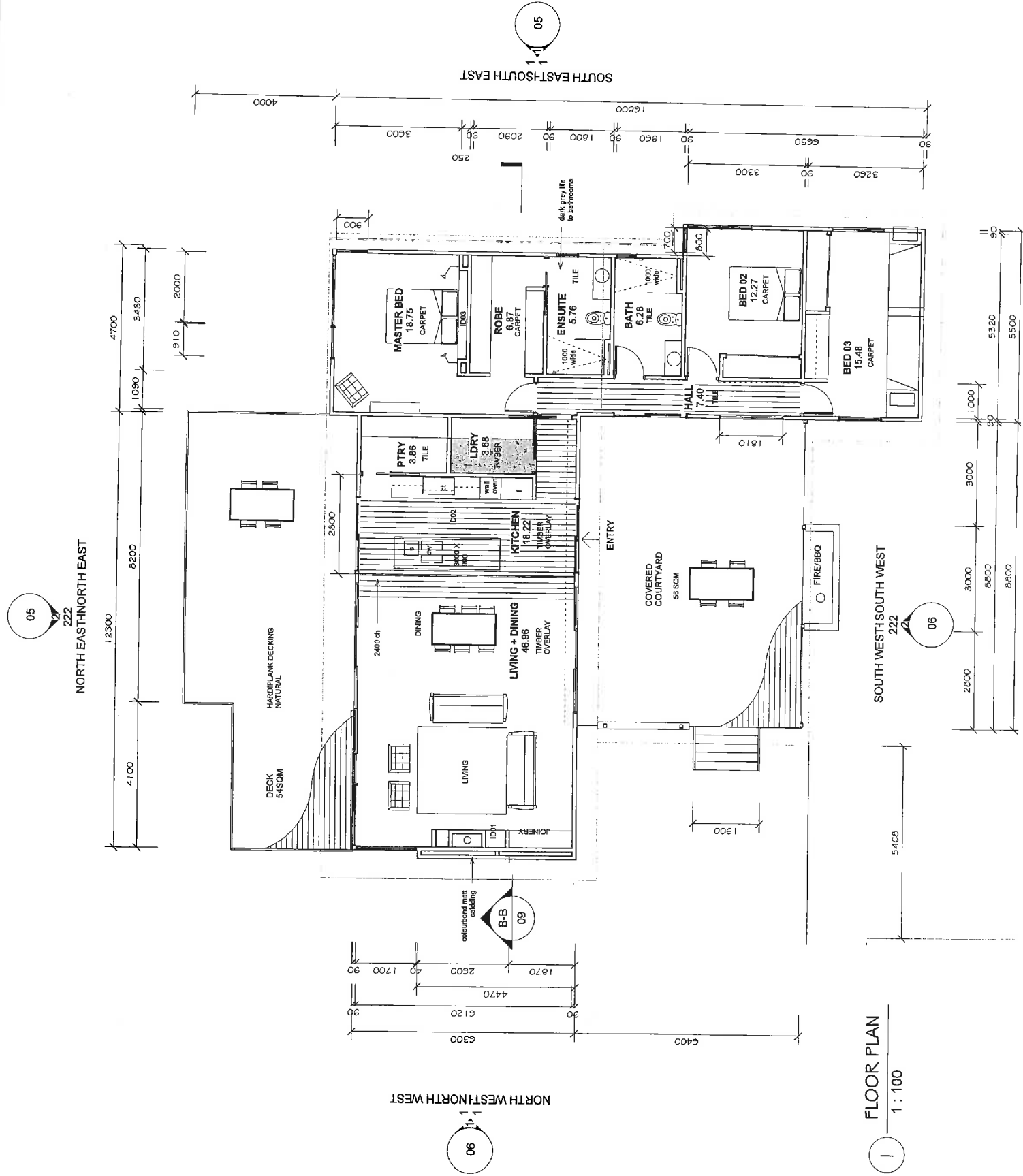


BUILDING DESIGN
INTERIOR DESIGN
PLANNING

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LICENSE No. CG 6679N

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FLOOR PLAN
1 : 100



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GARAGE PLANS

DATE
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SCALE
1 : 100

SHEET NO.
04

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PAR2017

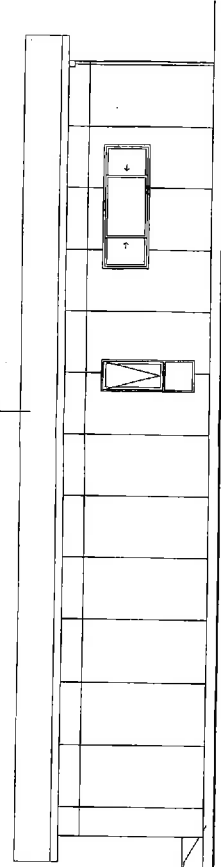
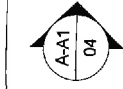


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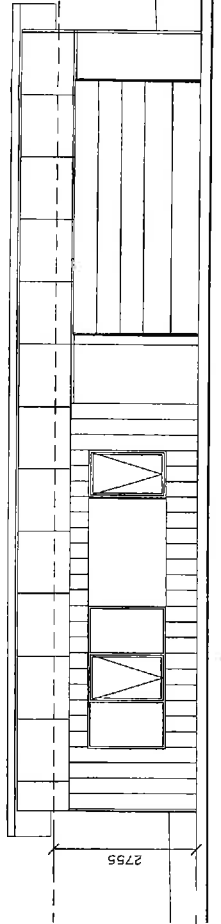
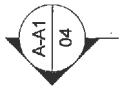
JO WOODBURY
LICENSE NO. CC 8178N

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Elevation 2 - a
1 : 100

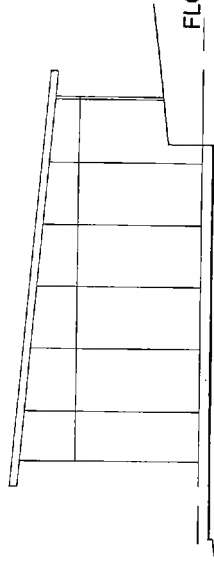


Elevation 1 - a
1 : 100

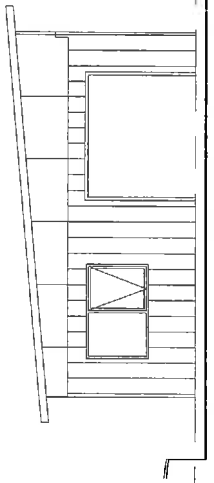
FLOOR PLAN
12600

ground
11500

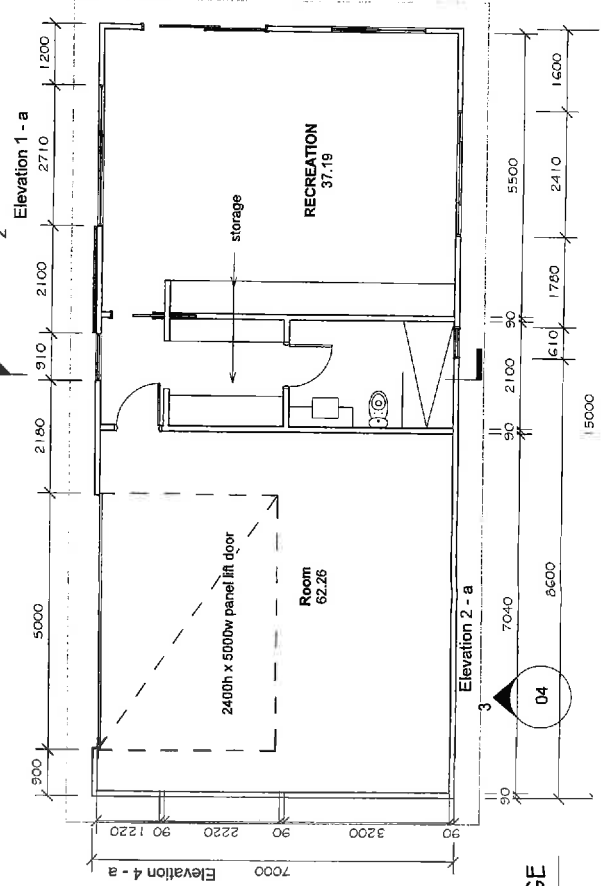
FLOOR PLAN
12600



Elevation 4 - a
1 : 100

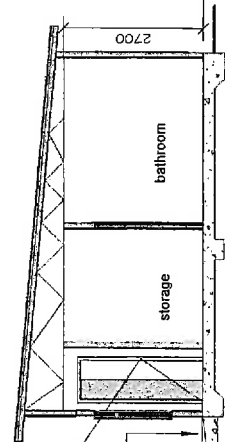


Elevation 3 - a
1 : 100



Elevation 4 - a
1 : 100

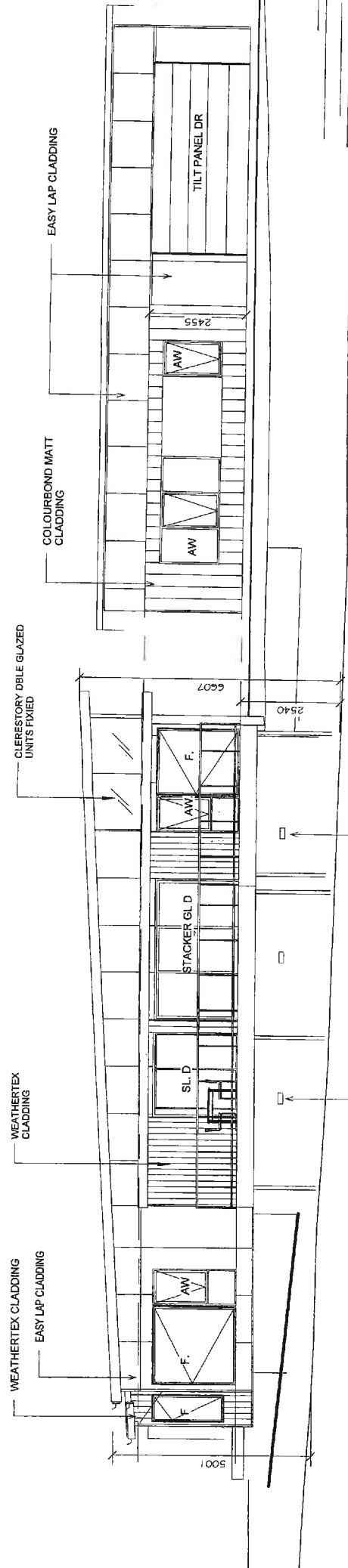
Elevation 3 - a
1 : 100



Elevation 6 - a
1 : 100

concrete apron to
garage entrance (37)

GARAGE
1 : 100



NORTH EAST

1 : 100

2



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SWANSEA TAS 7190

DRAWING TITLE
ELEVATIONS

DATE
NOV 17

SCALE:
1 : 100

SHEET NO.
05

PROJECT NO.
PAR2017



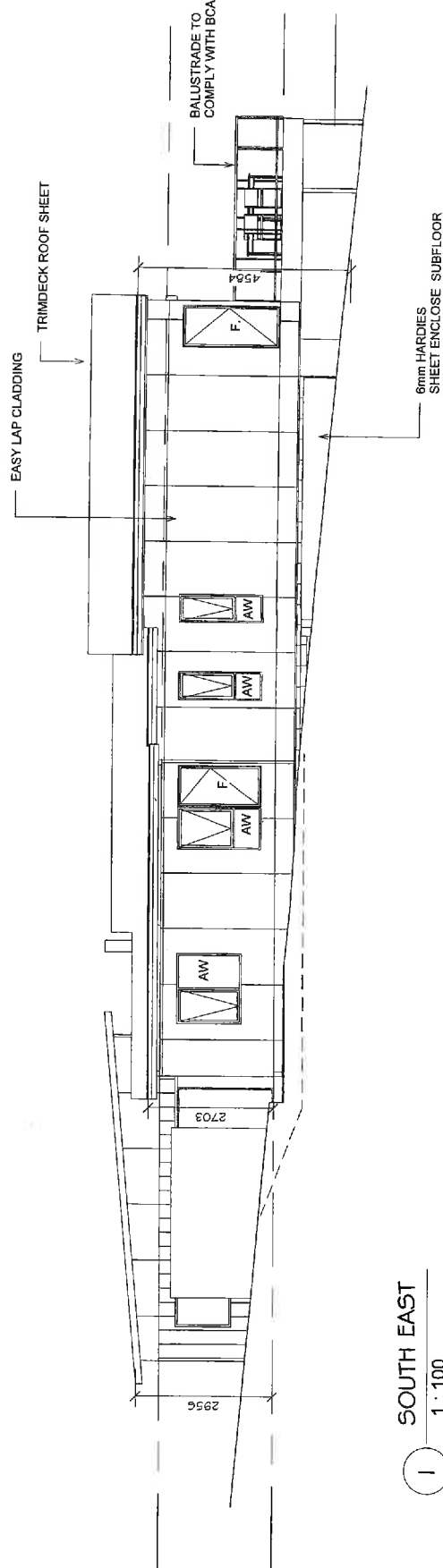
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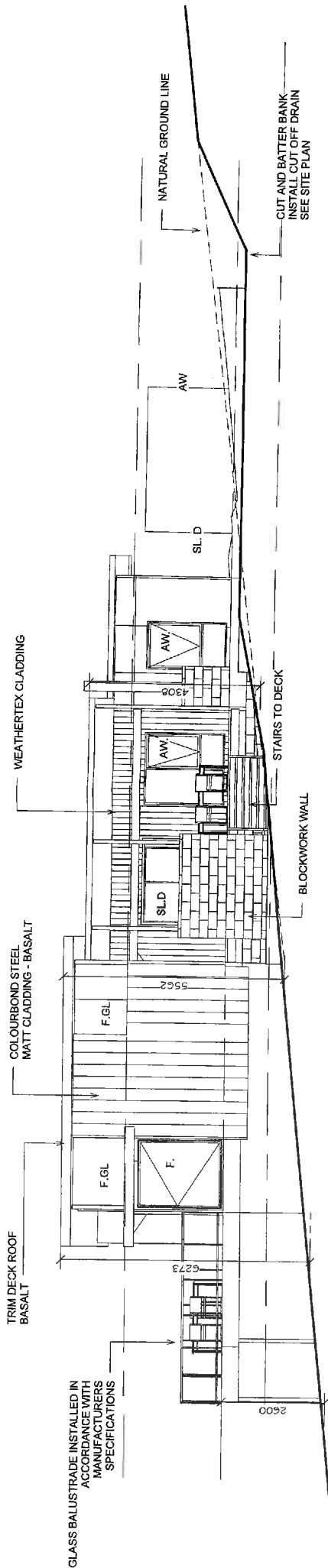
DATE



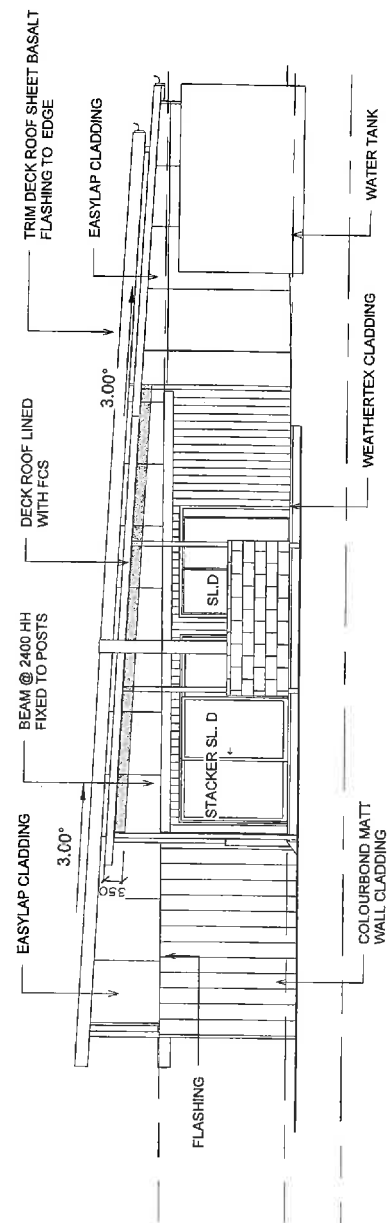
SOUTH EAST

1 : 100

1



1 NORTH WEST
1 : 100



2 SOUTH WEST
1 : 100



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