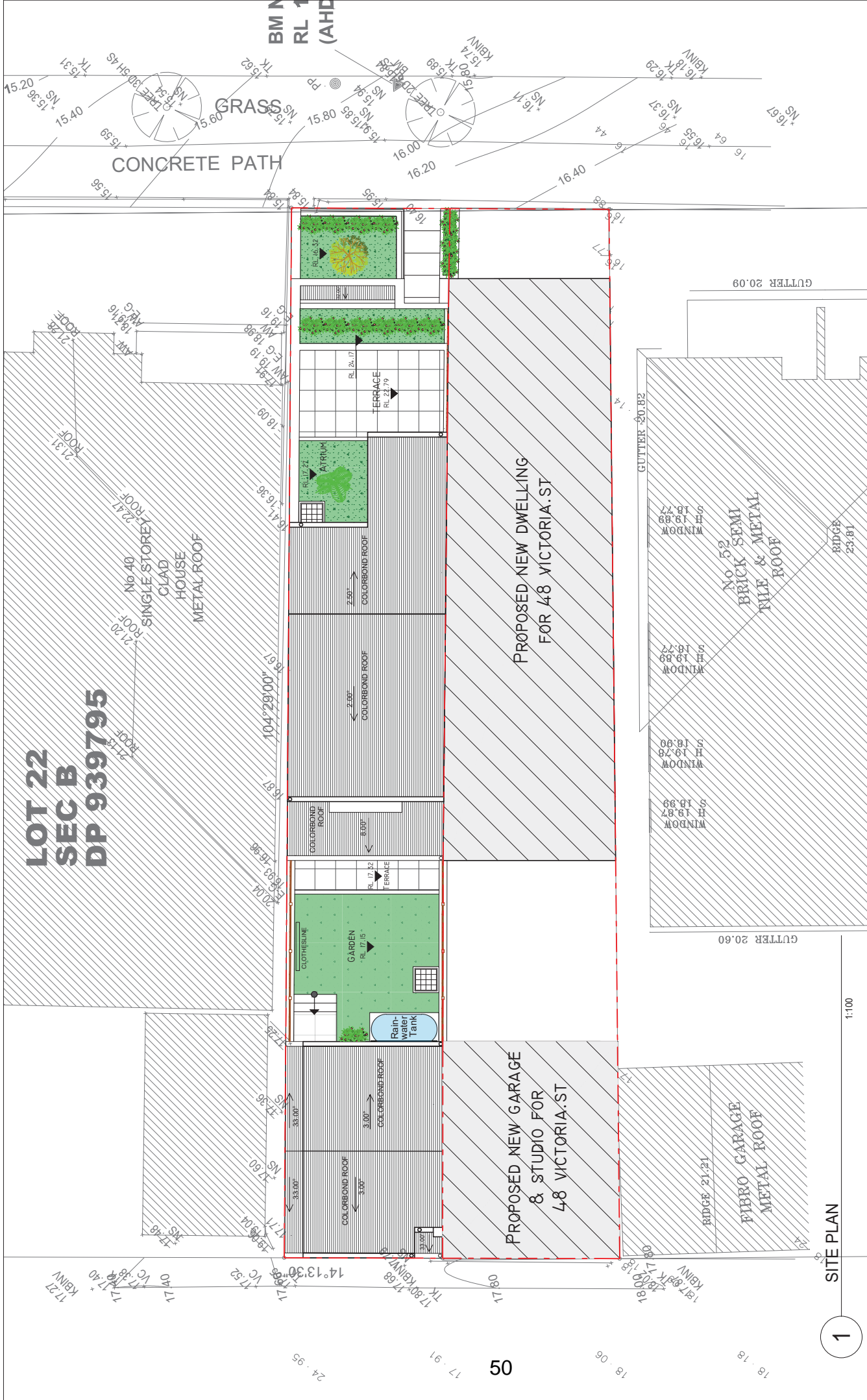


Attachment B

Selected Drawings



**LOT 22
SEC B
DP 939795**

**PROPOSED NEW DWELLING
FOR 48 VICTORIA ST**

**PROPOSED NEW GARAGE
& STUDIO FOR
48 VICTORIA ST**

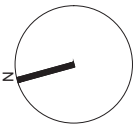
1 SITE PLAN

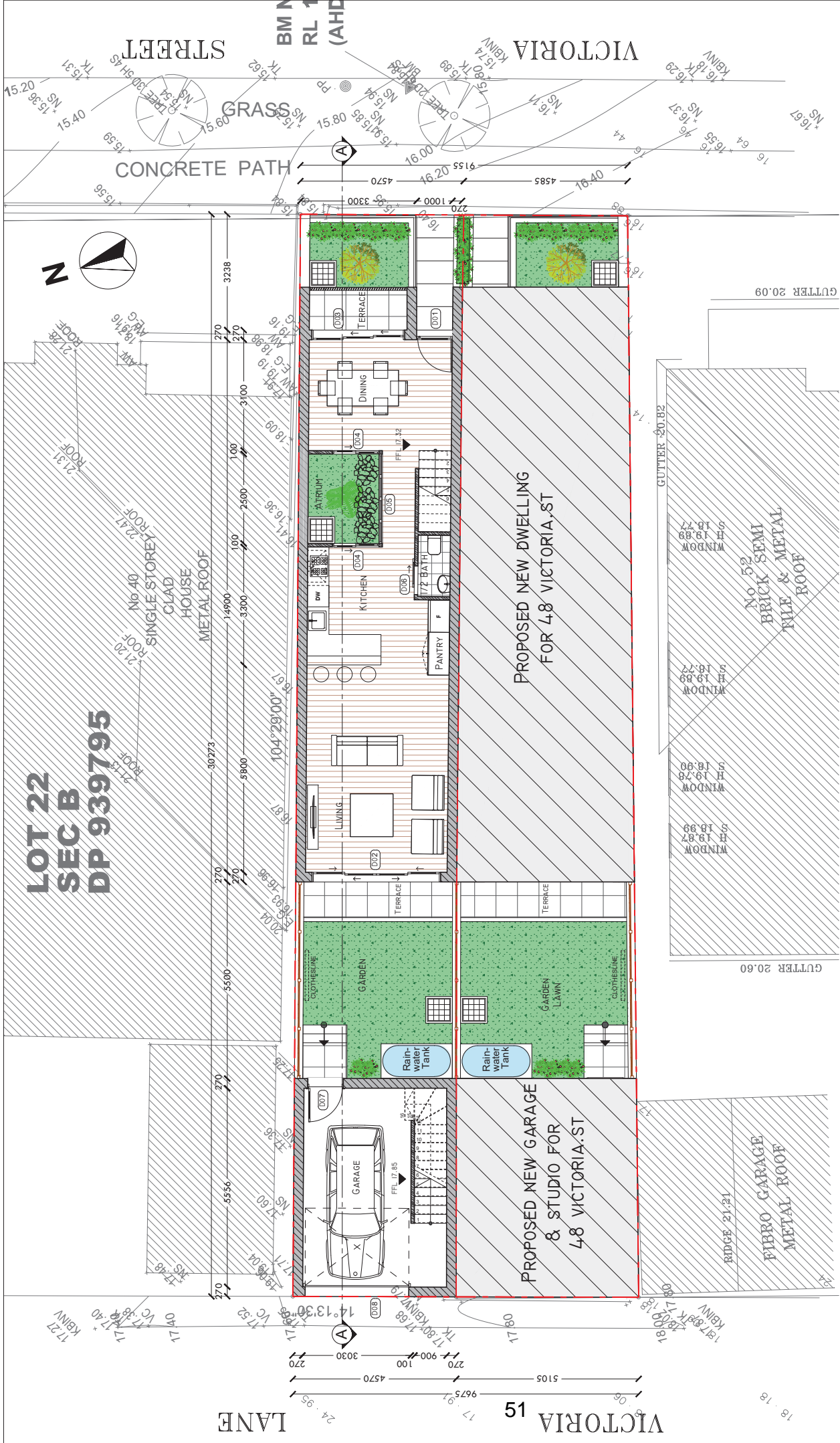
1:100

<p>GENERAL NOTES</p> <ul style="list-style-type: none"> - ALL DIMENSIONS ARE TO BE CHECKED ON SITE PRIOR TO ANY WORK COMMENCEMENT. - ALL DIMENSIONS ARE IN MILLIMETRES. - WRITTEN DIMENSIONS WILL TAKE PRECEDENCE OVER SCALE. - GROUND LEVELS ARE APPROXIMATELY ONLY. REFER TO THE RELEVANT LAND SALE CONTRACT SURVEY INFORMATION. 	<p>REVISION</p> <p>A B</p>	<p>DESCRIPTION</p> <p>ISSUE FOR DA SUBMISSION ISSUE FOR DA SUBMISSION</p>	<p>DATE</p> <p>11.07.23 24.08.23</p>	<p>DRAWING TITLE</p> <p>PROPOSED NEW DWELLING FOR 46 VICTORIA ST, BEACONSFIELD</p>	<p>DATE</p> <p>24.08.23</p>
	<p>DRAWING NO DA 30B</p>		<p>SCALE</p> <p>AS SHOWN</p>		

C & A HERNANDEZ

DEVELOPMENT APPLICATION





**LOT 22
SEC B
DP 939795**

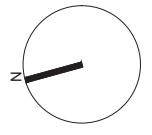


1 GROUND FLOOR PLAN

1:100

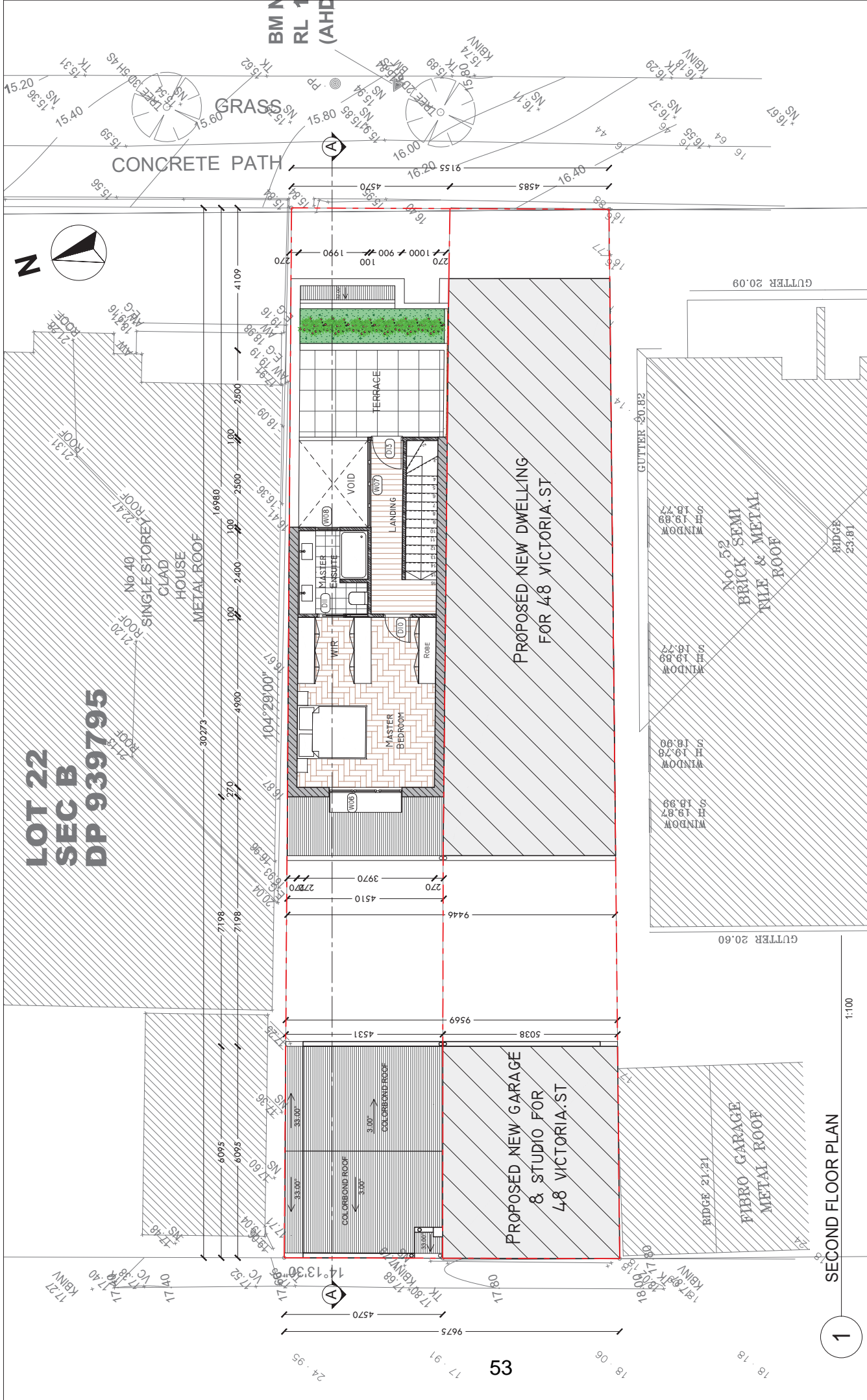
REVISION	DESCRIPTION	DATE	DRAWING TITLE
A	ISSUE FOR DA SUBMISSION	11.07.23	PROPOSED NEW DWELLING FOR 46 VICTORIA ST, BEACONSFIELD
B	ISSUE FOR DA SUBMISSION	24.08.23	
<p>GENERAL NOTES</p> <ul style="list-style-type: none"> - ALL DIMENSIONS ARE TO BE CHECKED ON SITE PRIOR TO ANY WORK COMMENCEMENT. - ALL DIMENSIONS ARE IN MILLIMETRES. - WRITTEN DIMENSIONS WILL TAKE PRECEDENCE OVER SCALE. - GROUND LEVELS ARE APPROXIMATELY ONLY. SITE SPECIFIC LEVELS TO BE OBTAINED FROM LAND SALE CONTRACT SURVEY INFORMATION. 			<p>DATE 24.08.23</p> <p>SCALE AS SHOWN</p> <p>DRAWING NO DA 40B</p> <p>DRAWN BY Rahma KHAMMARI</p>
<p>DEVELOPMENT APPLICATION</p>			

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DRAWING TITLE
PROPOSED NEW DWELLING FOR
46 VICTORIA ST, BEACONSFIELD

DATE 24.08.23
SCALE AS SHOWN
DRAWING NO DA 40B
DRAWN BY Rahma KHAMMARI



**LOT 22
SEC B
DP 939795**

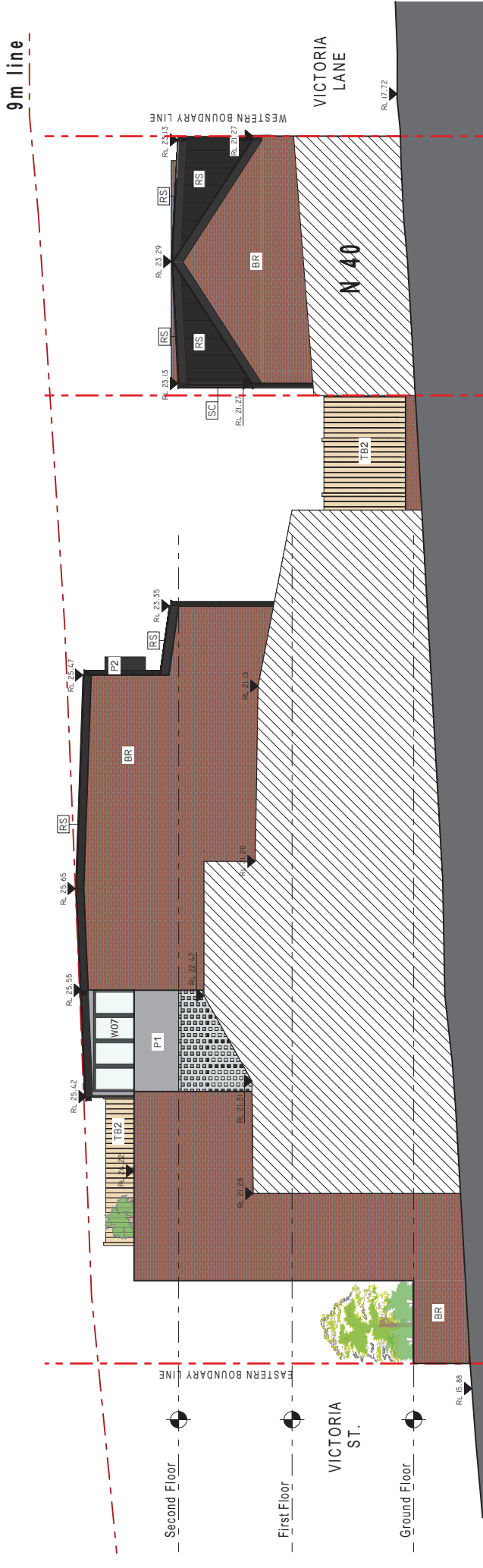
**PROPOSED NEW DWELLING
FOR 48 VICTORIA ST**

**PROPOSED NEW GARAGE
& STUDIO FOR
48 VICTORIA ST**

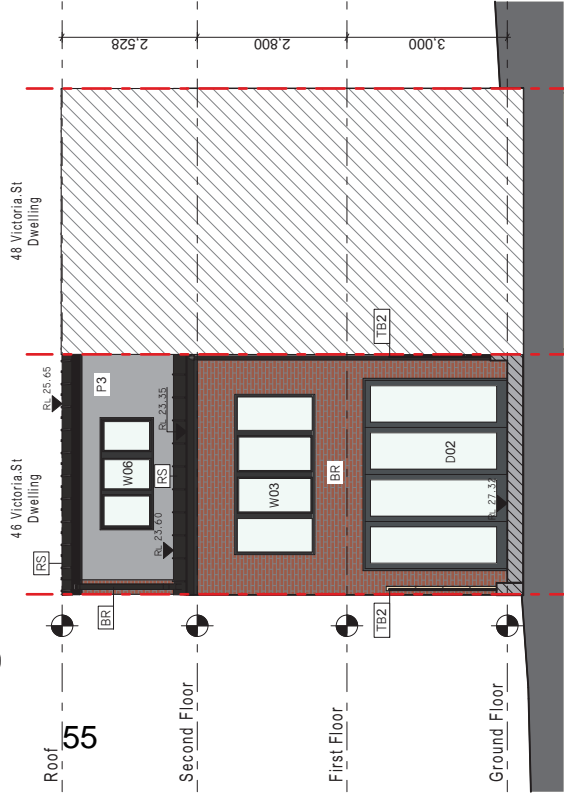
1 SECOND FLOOR PLAN

GENERAL NOTES - ALL DIMENSIONS ARE TO BE CHECKED ON SITE PRIOR TO ANY WORK COMMENCEMENT. - ALL DIMENSIONS ARE IN MILLIMETRES. - WRITTEN DIMENSIONS WILL TAKE PRECEDENCE OVER SCALE. - GROUND LEVELS ARE APPROXIMATELY ONLY. REFER TO THE RELEVANT LAND SALE CONTRACT SURVEY INFORMATION.	REVISION A B	DESCRIPTION ISSUE FOR DA SUBMISSION ISSUE FOR DA SUBMISSION	DATE 11.07.23 24.08.23		DRAWING TITLE PROPOSED NEW DWELLING FOR 46 VICTORIA ST, BEACONSFIELD	DATE 24.08.23
	C & A HERNANDEZ		SCALE AS SHOWN			
DEVELOPMENT APPLICATION						

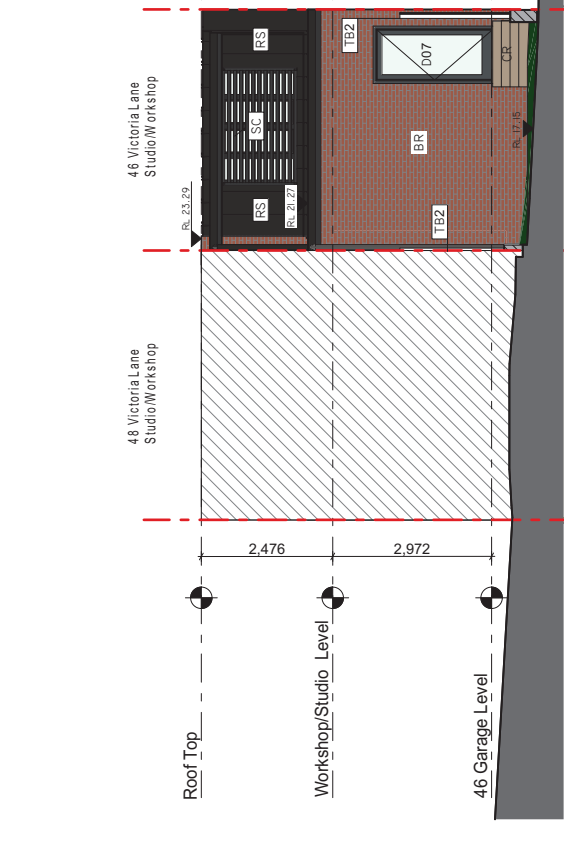
9 m line



1 NORTH ELEVATION- 46 VICTORIA ST 1:100



2 REAR GARDEN WEST ELEVATION - MAIN DWELLINGS 1:100

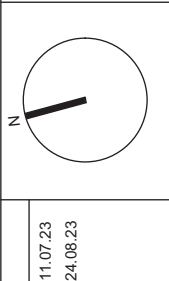


3 REAR GARDEN EAST ELEVATION - GARAGE/STUDIO/WORKSHOP 1:100

SYMBOL	TYPE	DESCRIPTION
BR	WALL FINISH	FACE BRICKS - PGH TRIBECA
CR	FLOOR FINISH	CONCRETE FINISH
SC	METAL SCREEN	COLORBOND 'JASPER' OR SIMILAR
BL	METAL BALUSTRADE	CHARCOAL POWDER COATED
P1	WALL FINISH	FC CONCRETE CLADDING (CSR CEMINTEL TERRITORY - CONCRETE)
P2	WALL FINISH	COLORBOND 'MONUMENT' OR SIMILAR
P3	WALL FINISH	WHITE PAINT FINISH
TB1	WALL FINISH	FC TIMBER CLADDING (CSR CEMINTEL TERRITORY - BIRCH)
TB2	TIMBER FINISH	TIMBER-SCREEN & PERGOLA
RS	ROOF SHEETING	METAL CLADDING - TRIMBEK PROFILE - MONUMENT

GENERAL NOTES
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REVISION	DESCRIPTION
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B	DA SUBMISSION REVISED

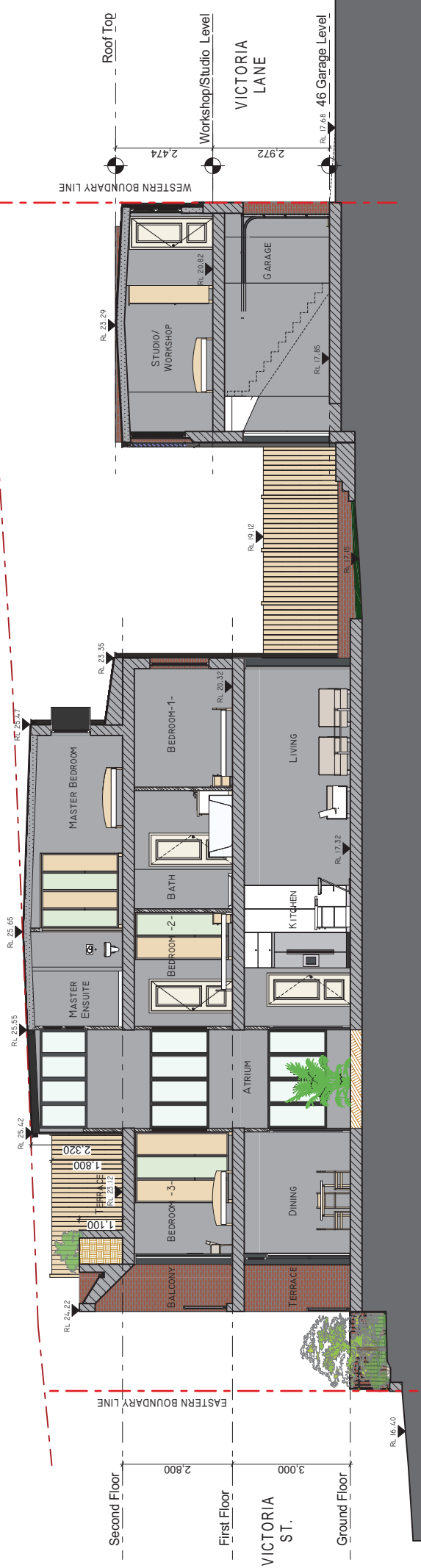


C & A HERNANDEZ
 DEVELOPMENT APPLICATION

DRAWING TITLE
 PROPOSED NEW DWELLINGS FOR
 46 & 48 VICTORIA ST, BEACONSFIELD

DATE	24.08.23
SCALE	1:100@A3
DRAWING NO	DA80B
DRAWN BY	Rahma KHAMMARI

9 m line



56 1

SECTION A-A

1:100

BASIX INFORMATION

Hot Water - Electric Heat Pump with a performance of 26 to 30 STCs or better
 Floor & Wall Construction.

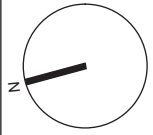
- * Floor - Concrete slab on ground (All or part of floor area square meters)
- * Floor - Suspended floor above garage (All or part of floor area)
- * External walls - R2 insulation required
- Ceiling - Insulation to follow NatHERS certificate requirement.
- Roof - Shade Dark, Reflective side down, Anti-glare up R1.3 insulation required.

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REVISION	DESCRIPTION
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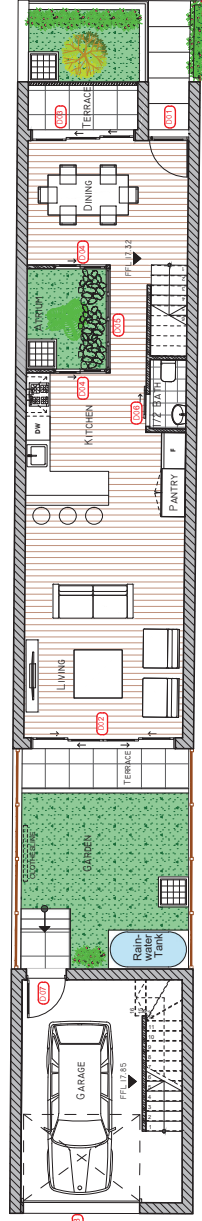
11.07.23
24.08.23



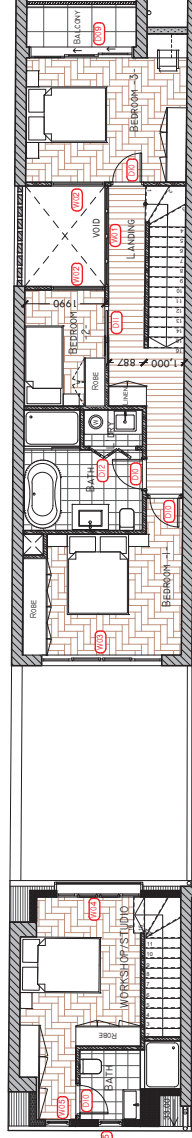
C & A HERNANDEZ

DRAWING TITLE
 PROPOSED NEW DWELLINGS FOR
 46 & 48 VICTORIA ST., BEACONSFIELD
 DEVELOPMENT APPLICATION

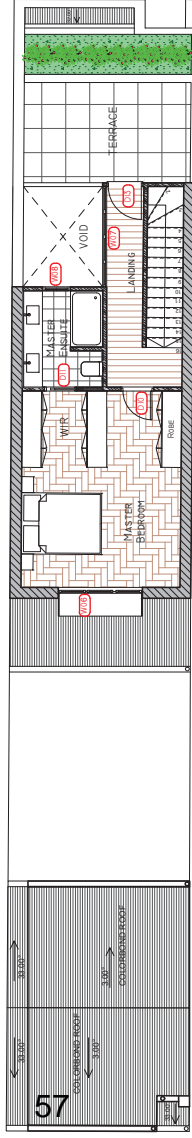
DATE	24.08.23
SCALE	1:100@A3
DRAWING NO	DA90B
DRAWN BY	Rahma KHAMMARI



1 Ground Floor Key Plan



2 First Floor Key Plan



3 Second Floor Key Plan

GENERAL NOTES:

- UNLESS NOTED OTHERWISE, DOORS ARE VIEWED EXTERNALLY FROM ROOM.
- ALL WINDOW / DOOR SIZES ARE STRUCTURAL SIZES AND SHOWN IN MILLIMETERS.
- ALL DOORS AND WINDOWS ARE ALUMINIUM FRAMED UNLESS IT HAS DIFFERENT SPECIFICATION ON WINDOWS AND DOOR SCHEDULE DRAWING.
- AS DRAWN, WINDOWS & DOORS DO NOT INDICATE ARCHITRAVES.
- ALL GLAZING SHALL COMPLY WITH THERMAL COMMITMENTS AS OUTLINED IN THE NATHERS CERTIFICATE.
- MANUFACTURER & BUILDER ARE TO CHECK DOOR SWING/ HINGE LOCATION INCLUDING HARDWARE PRIOR TO MANUFACTURE.
- WHERE NOTED, PROVIDE HINGES WHICH ARE REMOVABLE AND COMPLY WITH BCA PART 3.8.3.3.
- WINDOWS TO ADAPTABLE APARTMENTS TO COMPLY WITH AS4299-ADAPTABLE HOUSING.
- REFER TO FLOOR PLAN FOR DOOR OPENING DIRECTIONS.

Window Schedule

Door Schedule

3 WINDOWS & DOORS

1:100

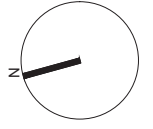
Type Mark	Model	Sill Height	Height	Width	Count	Type Mark	Description	Model	Width	Head Height	Count
W001	Sliding and Fixed Glass Window	600	1500	2500	1	D01	Main Entrance Door	Single Flush Timber Door	1000	2700	1
W002	Awning Window - opening restricted to 1,25mm	600	1500	1300	2	D02	Backyard Door	Four Panel Glass Sliding Door	3600	2700	1
W003	Sliding and Fixed Glass Window	600	1500	3000	1	D03	Terrace Door	Three Panel Glass Sliding Door with Transom	2600	2700	1
W004	Sliding and Fixed Glass Window	600	1400	2100	1	D04	Alumium Door	Two Panel Glass Sliding Door	1300	2700	2
W005	Awning Window - opening restricted to 1,25mm	800	1300	900	2	D05	Fixed glass panel Door	Fixed glass panel Door	2500	2700	1
W006	Awning Window - opening restricted to 1,25mm	800	1000	2100	1	D06	Timber Sliding Barn Door	Timber Sliding Barn Door	800	2100	1
W007	Awning Window - opening restricted to 1,25mm	900	1200	2500	1	D07	Backyard Door	Single Flush Glass Door	1000	2200	1
W008	Awning Window - opening restricted to 1,25mm	900	1200	700	1	D08	Garage Door	Garage Sectional Panel Door	3000	2200	1
						D09	Sliding and Fixed glass panel Door	Sliding and Fixed glass panel Door	2600	2500	1
						D10	Internal Doors	Single Flush Timber Door	820	2100	2
						D11	Internal Doors	Pocket Sliding Timber Door	800	2100	2
						D12	Internal Doors	Timber Bi-Fold Door	1200	2100	1
						D13	Terrace Door	Single Flush Glass Door	900	2100	1
Grand total: 19											

Grand total: 10

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B	ISSUE FOR DA SUBMISSION	24.08.23

DATE



C & A HERNANDEZ

DRAWING TITLE
 PROPOSED NEW DWELLING FOR
 46 VICTORIA ST., BEACONSFIELD

SCALE	DATE
AS SHOWN	24.08.23

DRAWING NO DA 190B

DRAWN BY Rahma KHAMMARI

DEVELOPMENT APPLICATION