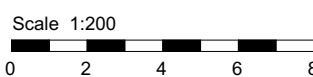


NOTE:
 Approx. Sewer Clearance Line
 (This line is NOT an easement)
**Setbacks MUST be confirmed
 by Water Corp. before any
 design work is undertaken.
 This line is NOT definitive.**



Sand
Light Grass Cover





1580 DA 1 of 10

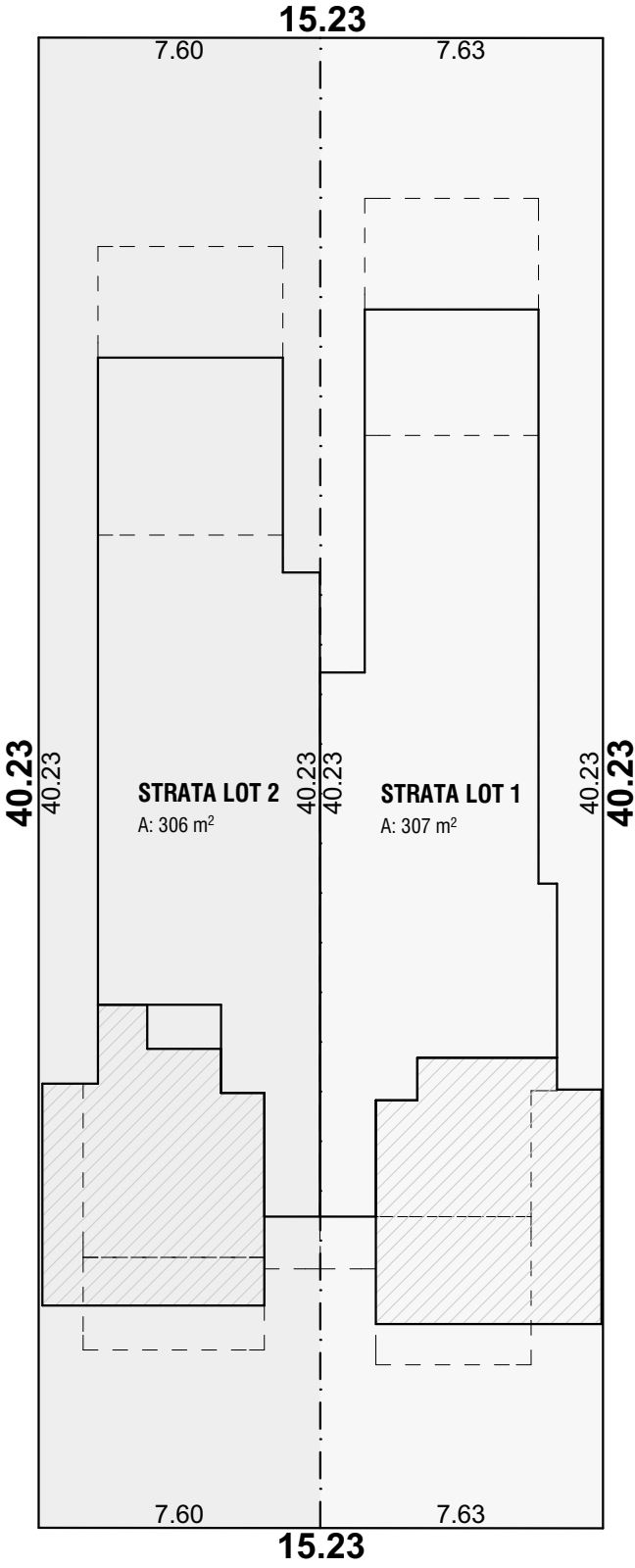
AREAS STRATA LOTS (m2)	
STRATA LOT 1	307.0
STRATA LOT 2	306.0
	613.0 m ²

STRATA LOT 1
Area 307m²

HN 8A AREAS (m2)	
UPPER LIVING	118.7
GROUND LIVING	117.3
GARAGE/STORE	41.5
BALCONY	16.8
ALFRESCO	14.1
PORTICO	2.1
	310.5 m ²
SITE COVER	160.9 m ²
SITE COVER	52%

STRATA LOT 2
Area 306m²

HN 8B AREAS (m2)	
UPPER LIVING	116.0
GROUND LIVING	110.2
GARAGE/STORE	40.3
ALFRESCO	15.0
BALCONY	12.2
PORTICO	2.1
	295.8 m ²
SITE COVER	152.6 m ²
SITE COVER	50%



Strata Plan

#51
Brick & Tile
On L'stone

490m²

NO OVERSHADOWING
OCCURS TO NEIGHBOURS
PROPERTY

#50
Brick & Tile
On Slab

611m²

NO OVERSHADOWING
OCCURS TO NEIGHBOURS
PROPERTY

181m² OF OVERSHADOWING
ONTO NEIGHBOURS
PROPERTY OF 615m² EQUALS
29% OF OVERSHADOWING

SHADOW CAST
AT JUNE 21 12PM

181.00 m²

#46
Brick & Tile
On Brick
615m²

Timber Pailing Fence
In Fair Condition

Porch
UMR

Egina Street

Overshadowing & Privacy

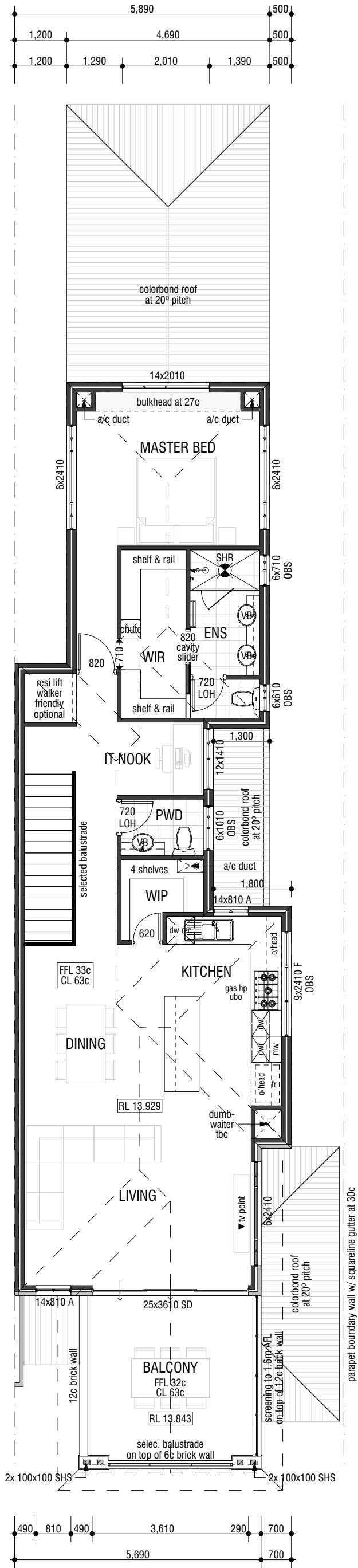
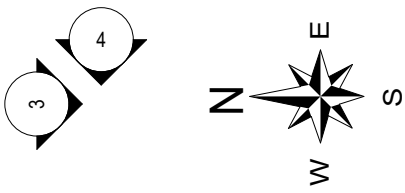
amendments:

05.06.18	a	submit to council for DA
28.08.18	b	DA amendments

project:
MALCOLM & MAY ROE'S RESIDENCES

project address:
LOT 5 HN 48 EGINA ST MOUNT HAWTHORN WA 6016

scale: 1:200	date: 23 APR 2018	drawn by: AVN	drawing no.: 1580_DA 3 of 10
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HN 48A AREAS	
UPPER LIVING	118.54
GROUND LIVING	117.17
GARAGE/STORE	41.47
BALCONY	16.76
ALFRESCO	14.07
PORTICO	3.15
	311.16 m ²

CITY OF VINCENT
RECEIVED
28 August 2018

HN 48 Upper Floor Plan

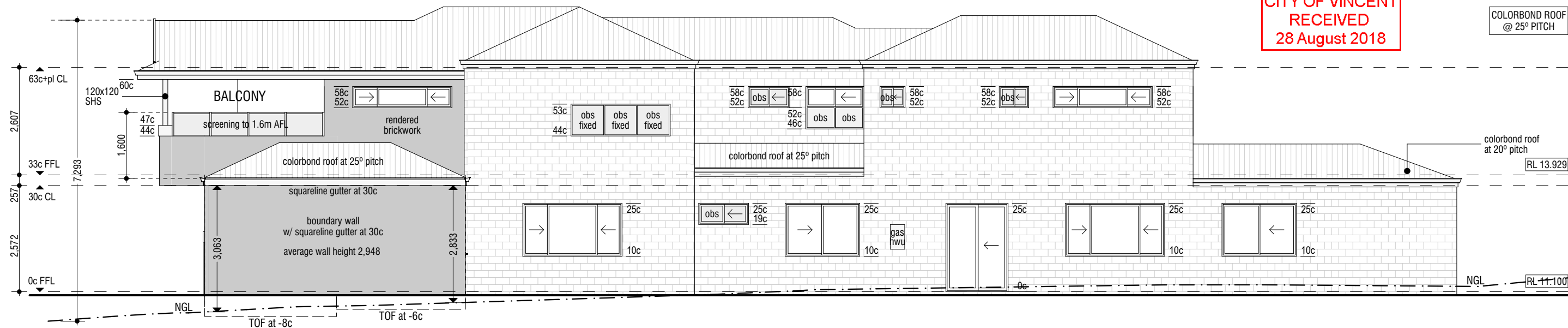


67 howe street, osborne park wa 6017 • po box 1118, osborne park wa 6916
p: 9202 6888 • f: 9202 6801

amendments:		project:	
05.06.18	a	MALCOLM & MAY ROE'S RESIDENCES	
28.08.18	b	project address:	
		LOT 5 HN 48 EGINA ST MOUNT HAWTHORN WA 6016	
		scale:	date:
		1:100	23 APR 2018
		drawn by:	drawing no.:
		AVN	1580_DA 5 of 10

CITY OF VINCENT
RECEIVED
28 August 2018

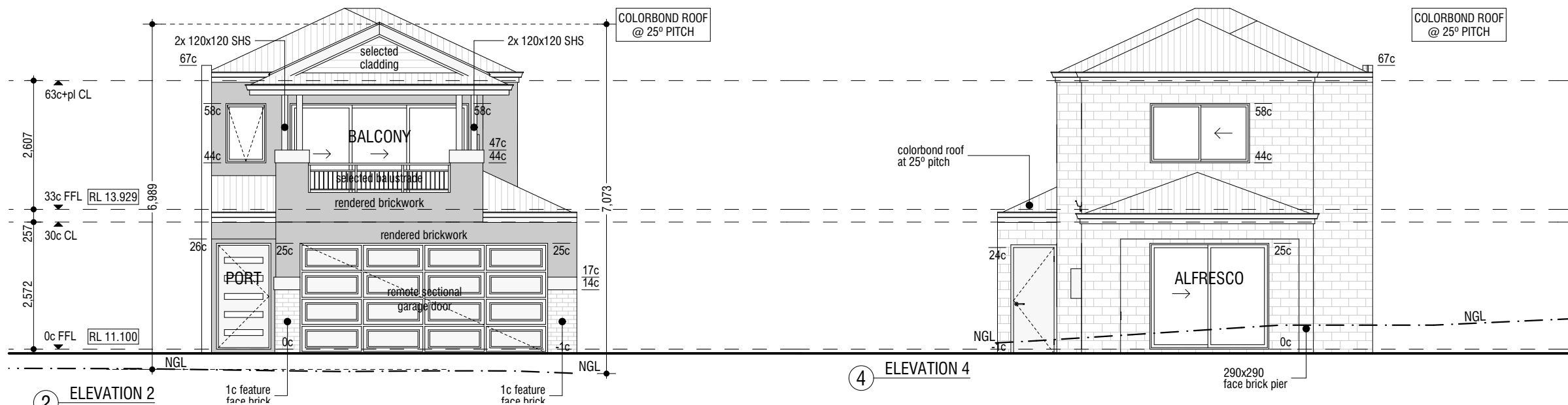
COLORBOND ROOF
@ 25° PITCH



1 ELEVATION 1



3 ELEVATION 3



2 ELEVATION 2

4 ELEVATION 4

HN 48 Elevations



67 howe street, osborne park wa 6017 • po box 1118, osborne park wa 6916
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amendments:

date	description
05.06.18	a submit to council for DA
28.08.18	b DA amendments

project:
MALCOLM & MAY ROE'S RESIDENCES

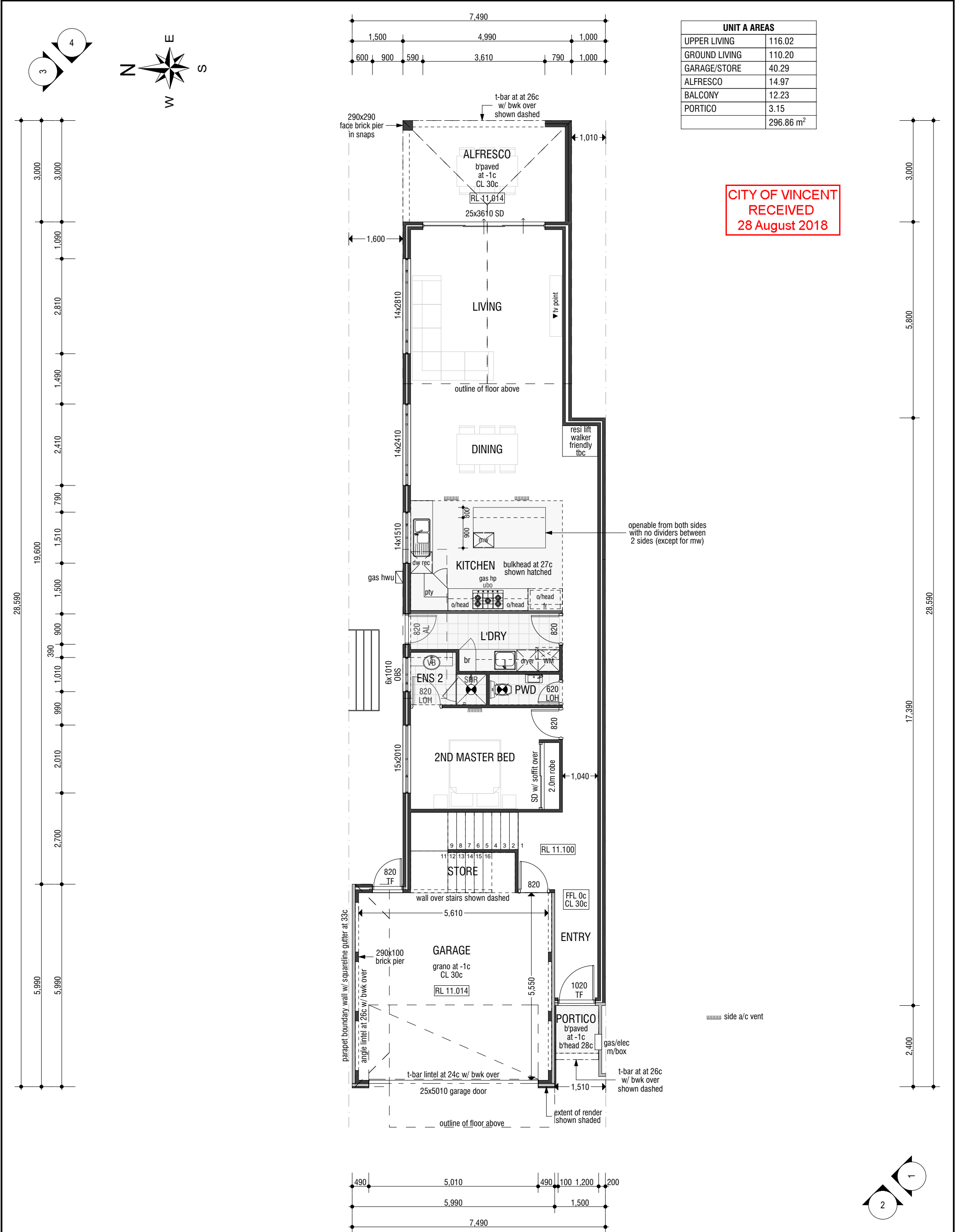
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LOT 5 HN 48 EGINA ST MOUNT HAWTHORN WA 6016

scale:
1:100

date:
23 APR 2018

drawn by:
AVN

drawing no.:
1580_DA 6 of 10



UNIT A AREAS	
UPPER LIVING	116.02
GROUND LIVING	110.20
GARAGE/STORE	40.29
ALFRESCO	14.97
BALCONY	12.23
PORTICO	3.15
	296.86 m ²

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HN 48A Ground Floor Plan



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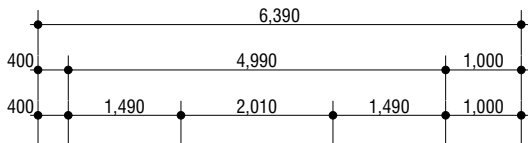
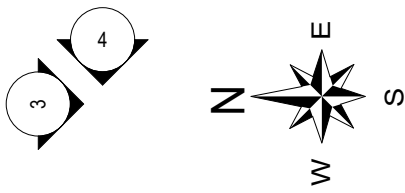
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05.06.18	a	submit to council for DA
28.08.18	b	DA amendments

project:
MALCOLM & MAY ROE'S RESIDENCES

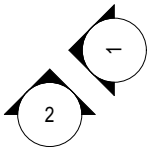
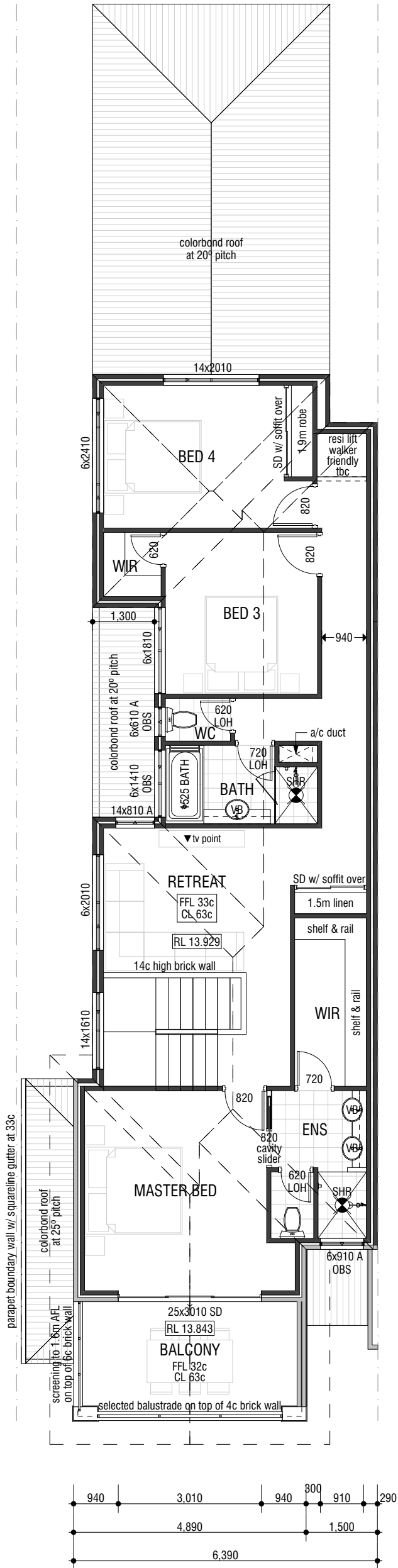
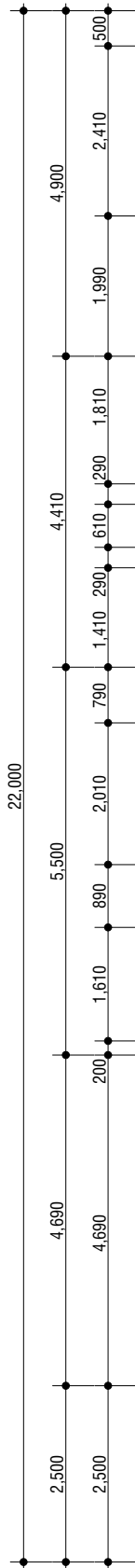
project address:
LOT 5 HN 48 EGINA ST MOUNT HAWTHORN WA 6016

scale: 1:100	date: 23 APR 2018	drawn by: AVN	drawing no.: 1580_DA 7 of 10
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UNIT A AREAS	
UPPER LIVING	116.02
GROUND LIVING	110.20
GARAGE/STORE	40.29
ALFRESCO	14.97
BALCONY	12.23
PORTICO	3.15
	296.86 m ²

CITY OF VINCENT
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HN 48A Upper Floor Plan

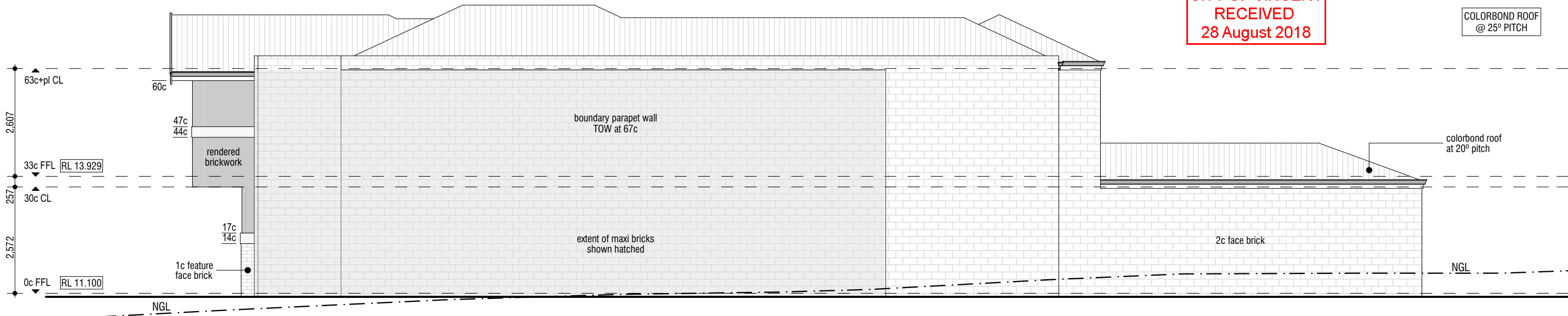


67 howe street, osborne park wa 6017 • po box 1118, osborne park wa 6916
p: 9202 6888 • f: 9202 6801

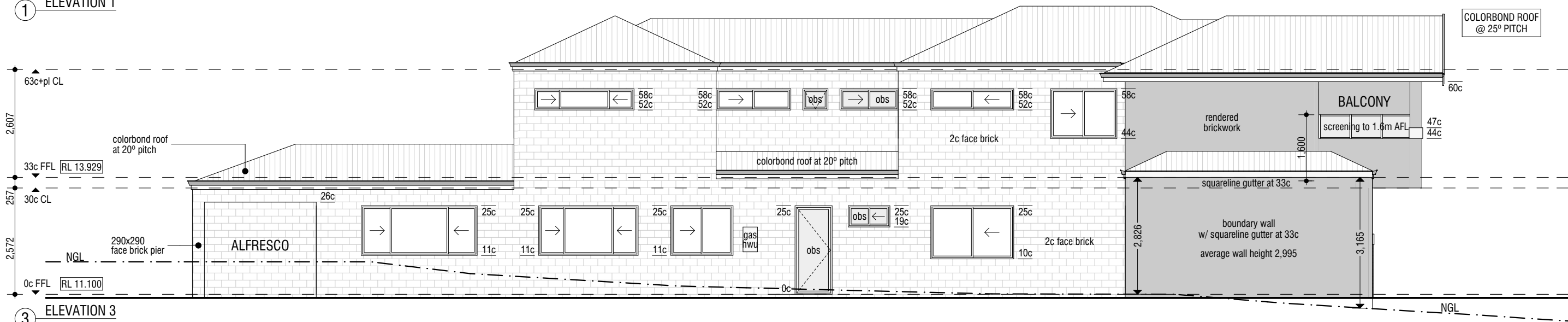
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05.06.18	a	MALCOLM & MAY ROE'S RESIDENCES	
28.08.18	b	project address:	
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		scale:	date:
		1:100	23 APR 2018
		drawn by:	drawing no.:
		AVN	1580_DA 8 of 10

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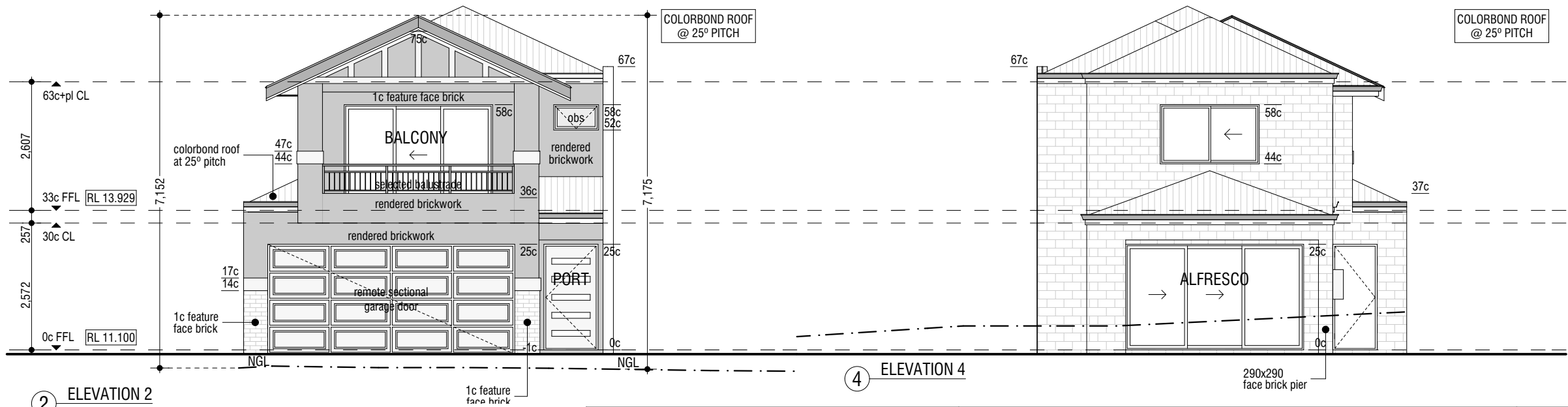
COLORBOND ROOF
@ 25° PITCH



1 ELEVATION 1



3 ELEVATION 3



2 ELEVATION 2

4 ELEVATION 4

HN 48A Elevations



67 howe street, osborne park wa 6017 • po box 1118, osborne park wa 6916
p: 9202 6888 • f: 9202 6801

amendments:

date	description
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project:

MALCOLM & MAY ROE'S RESIDENCES

project address:

LOT 5 HN 48 EGINA ST MOUNT HAWTHORN WA 6016

scale:

1:100

date:

23 APR 2018

drawn by:

AVN

drawing no.:

1580_DA 9 of 10

LIGHT RENDER COLOUR:
HIGHGATE OR SIMILAR

MEDIUM RENDER COLOUR:
DULUX FLOODED GUM OR SIMILAR

WINDOW FRAMES COLOUR:
WHITE

ROOF COLOUR:
BASALT

FACE BRICK:
RED VINTAGE OR SIMILAR



LIGHT RENDER COLOUR:
HIGHGATE OR SIMILAR

MEDIUM RENDER COLOUR:
DULUX COLORBOND DUNE OR SIMILAR

WINDOW FRAMES COLOUR:
WHITE

ROOF COLOUR:
SURFMIST

FACE BRICK:
RED VINTAGE OR SIMILAR



CITY OF VINCENT
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3D Views



67 howe street, osborne park wa 6017 • po box 1118, osborne park wa 6916
p: 9202 6888 • f: 9202 6801

[illegible]

project:
MALCOLM & MAY ROE'S RESIDENCES

project address:
LOT 5 HN 48 EGINA ST MOUNT HAWTHORN WA 6016

scale:	date: 23 APR 2018	drawn by: AVN	drawing no.: 1580 DA 10 of 10
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