

drawing schedule

sheet no.	title
TP01	SITE ANALYSIS
TP02	DESIGN RESPONSE
TP02.1	COVENANT COMPLIANCE
TP03	GROUND FLOOR PLAN
TP04	FIRST FLOOR PLAN
TP05	SECOND FLOOR PLAN
TP06	ROOF PLAN
TP07.1	ELEVATIONS
TP07.2	ELEVATIONS
TP08.1	SHADOW DIAGRAMS
TP08.2	SHADOW DIAGRAMS
TP8.3	SHADOW DIAGRAMS
TP09	COLOUR ELEVATIONS
TP10	3D PERSPECTIVE VIEWS

project

19 townhouse development at
65-69 TURANA STREET, DONCASTER

stage

15.031

B

Drawn By KA
Checked By KA

municipality

MANNINGHAM CITY COUNCIL

11/02/16



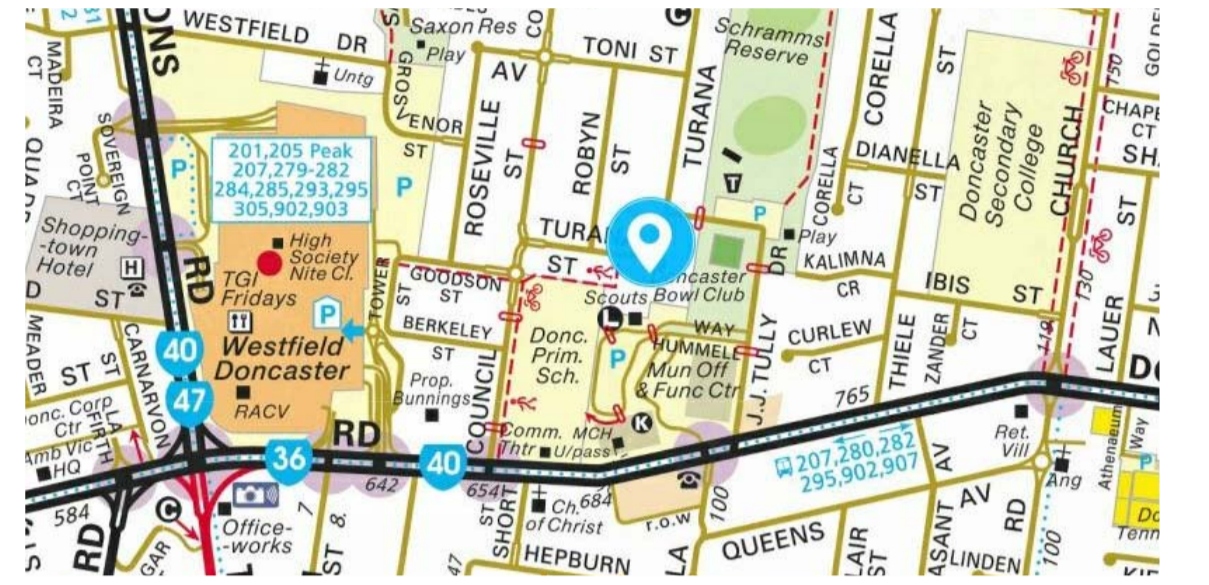
Proposed Streetscape Elevation



SITE AREA ANALYSIS

NO. OF DWELLINGS	19
VISITOR PARKING SPACES PROVIDED	3
SITE	2616.5 m ²
OVERALL BUILDING	1248.38 m ²
DRIVEWAYS/PATHS	641.37 m ²
BUILDING SITE COVERAGE	47.71 %
PERMEABILITY	27.76%

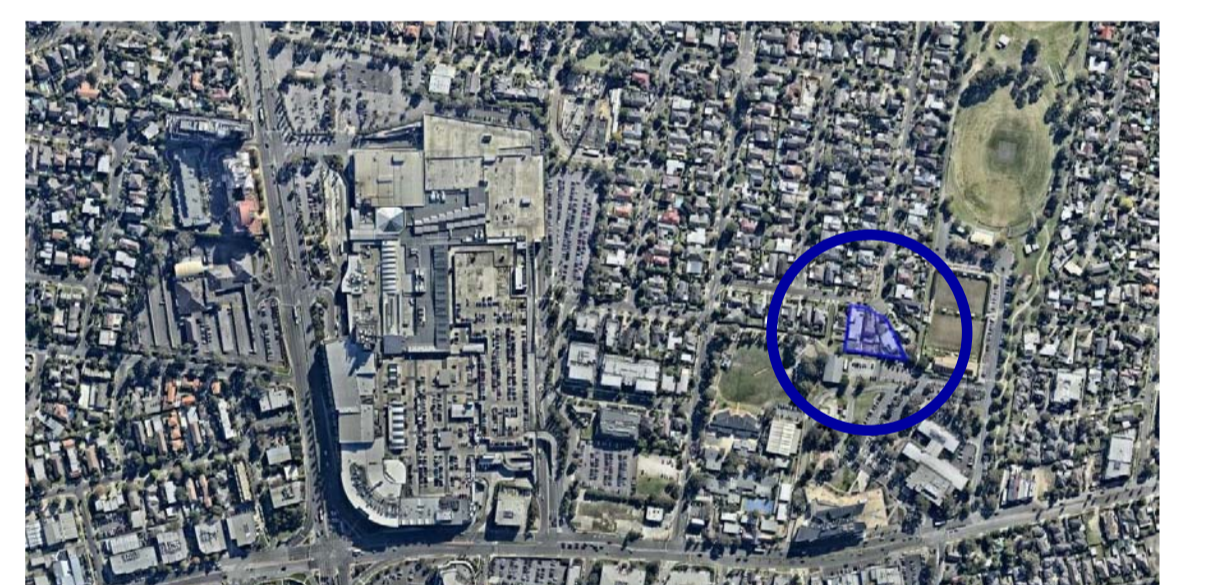
VICINITY MAP



ZONING MAP



AERIAL IMAGE



LOCAL AMENITIES

PRIMARY SCHOOLS	PUBLIC TRANSPORT
1 Doncaster Primary School - 0.25km S/W	10 Doncaster Bus Terminus - 0.6km W
2 Doncaster Gardens PS - 1.4km N/E	11 Doncaster Park & Ride - 2.3km S/W
3 Templestowe Heights PS - 2.2km N/W	12 Box Hill Central train/tram/bus - 3.8km S
SECONDARY SCHOOLS	SHOPPING
4 Doncaster Secondary College - 0.4km E	13 Doncaster Shoppingtown - 0.3km W
5 Templestowe College - 2.0km N/W	14 Box Hill Central - 3.8km S
6 East Doncaster SC - 2.2km N/E	OTHER
PARKS & REC.	15 Doncaster Bowls Club - 0.1km E
7 Schramms Reserve - 0.1km N/E	16 Manningham Library/MC2 Centre - 0.15km S
8 Ruffey Lake Park - 0.75km N	17 Aquarena Aquatics Centre - 1.2km N/W
9 Eram Park/Koonong Ck/Trails - 1.05km S	18 Eastern Golf Club - 1.2km W

REVISION	DATE	AMENDMENTS	REV	BY
	10/11/15	FIRST SUBMISSION	A	KA
	11/02/16	RFI SUBMISSION	B	CL

PROPOSED 19 TOWNHOUSE DEVELOPMENT AT **65-69 TURANA STREET, DONCASTER** MANNINGHAM CITY COUNCIL

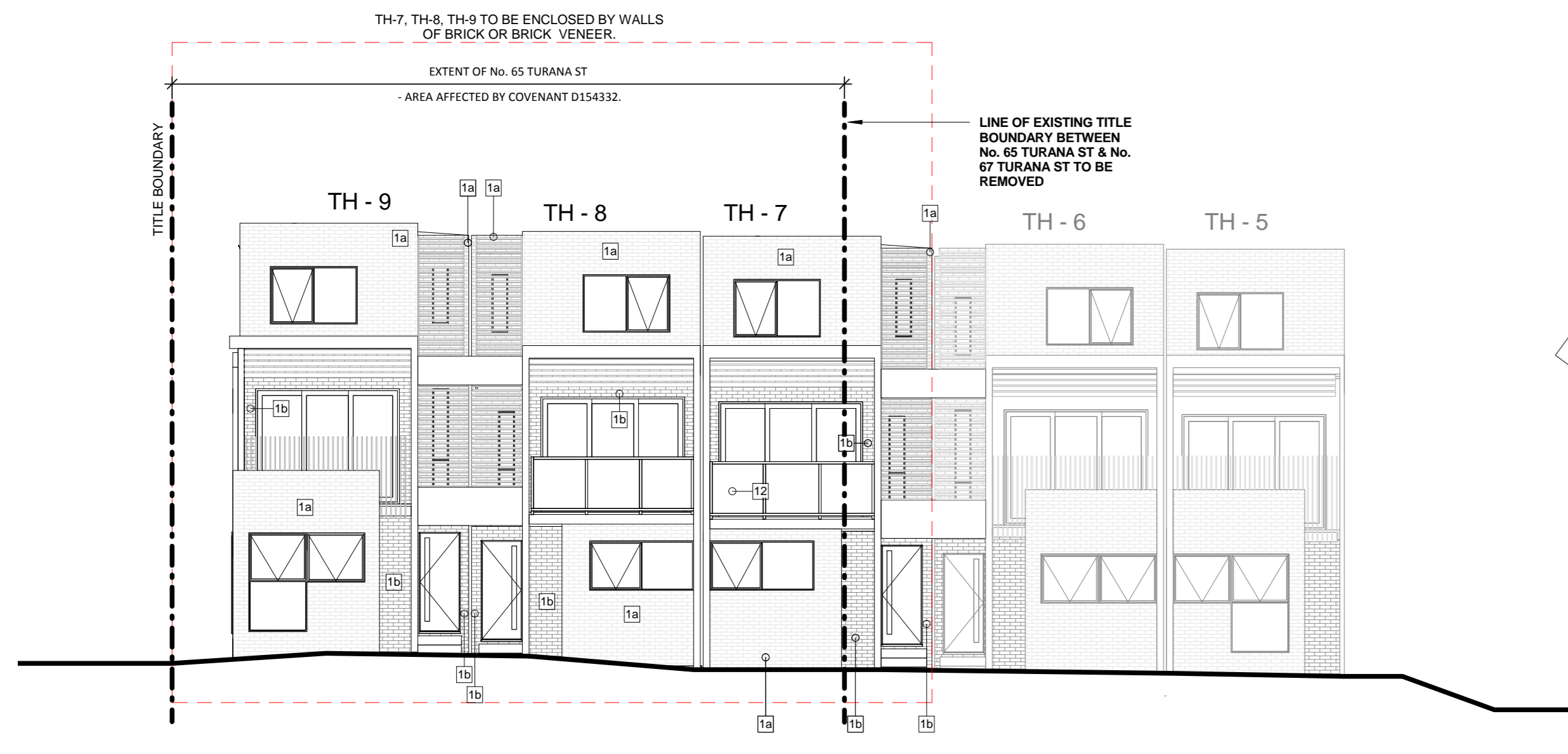


1 : 100 AT A1
 1 : 200 AT A3
 DATE 11/02/16

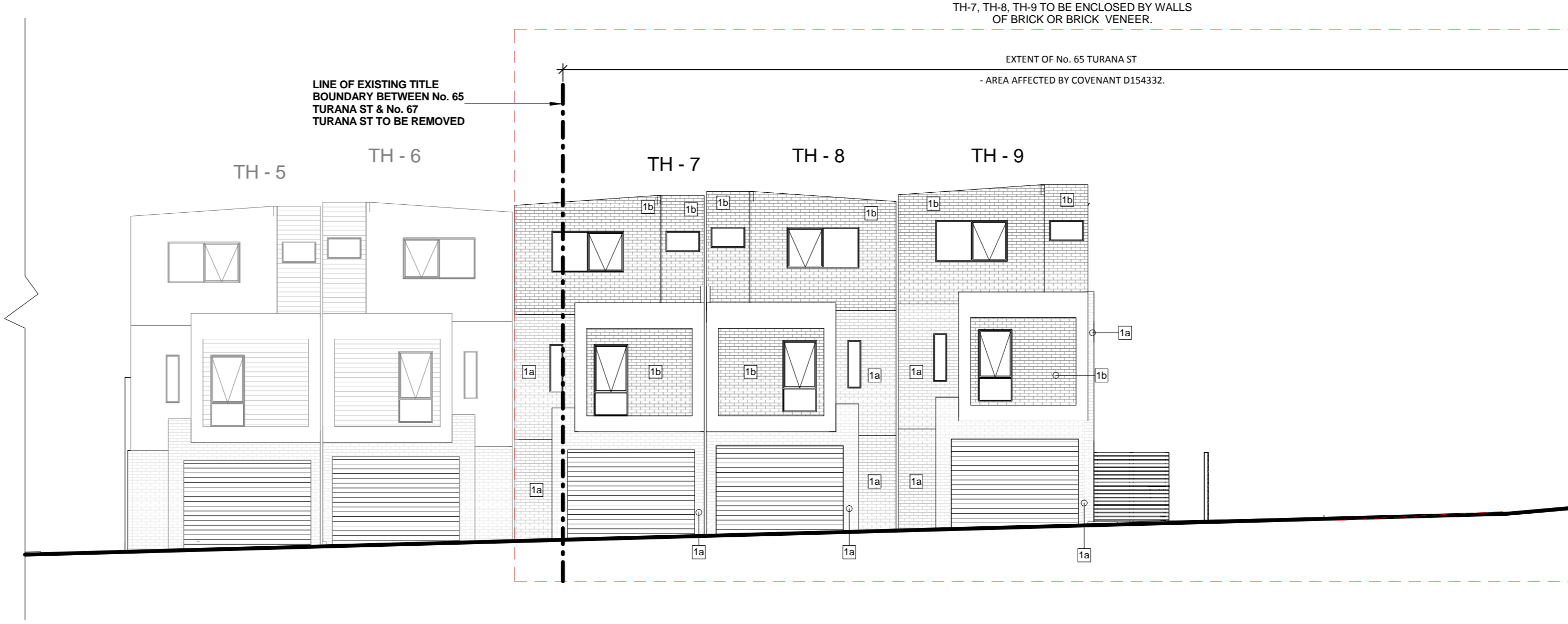
N TP02
 REV B

DESIGN RESPONSE

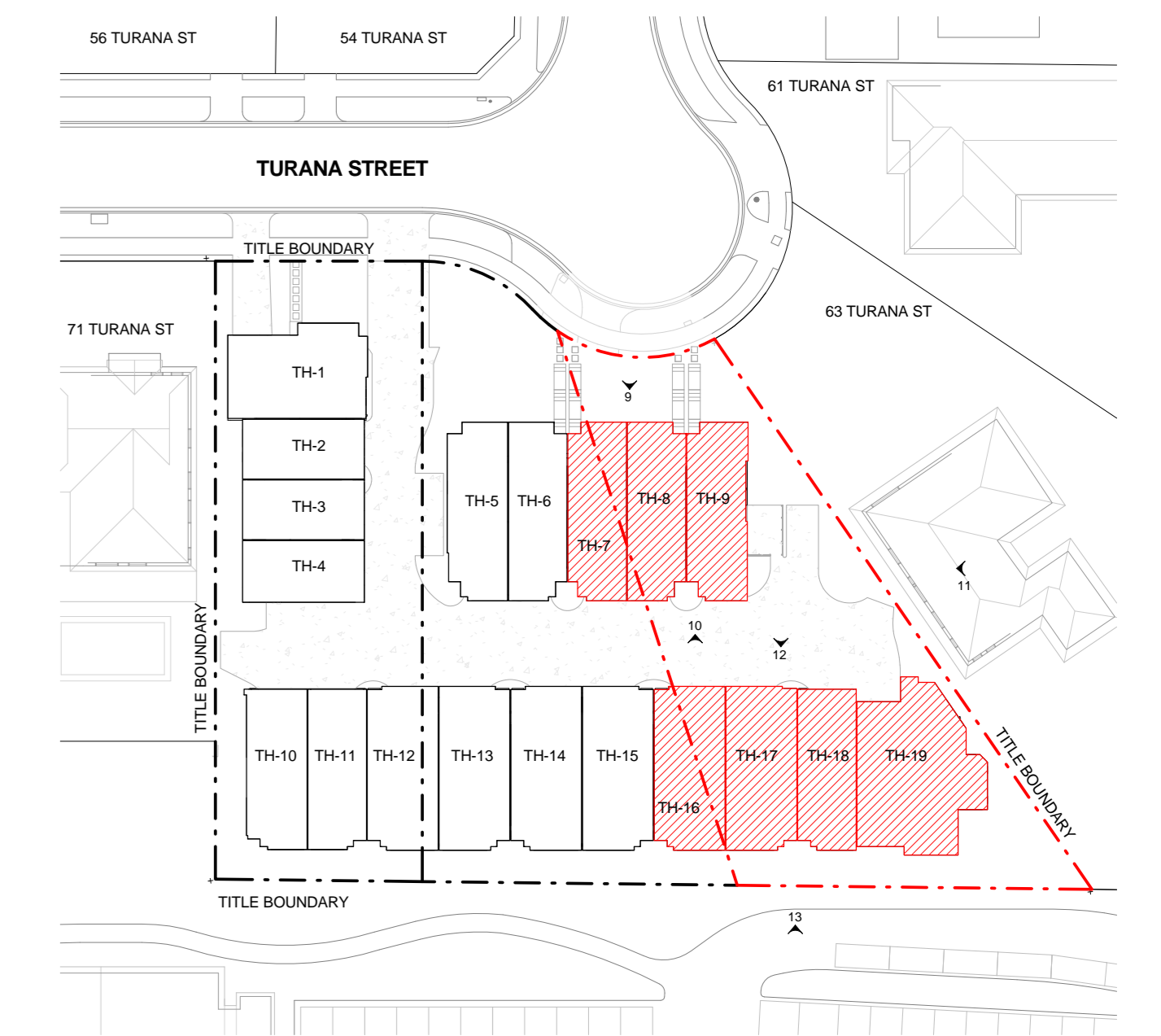
These drawings are the exclusive property of Bayland. No other persons, architect, draftsman, or designer is allowed to duplicate for purposes of production of construction drawings or construction as it will be a breach of copyright. Production and use of these drawings requires written consent solely from Bayland. Use of these drawings without consent will incur legal action to be taken.



North Elevation (9)

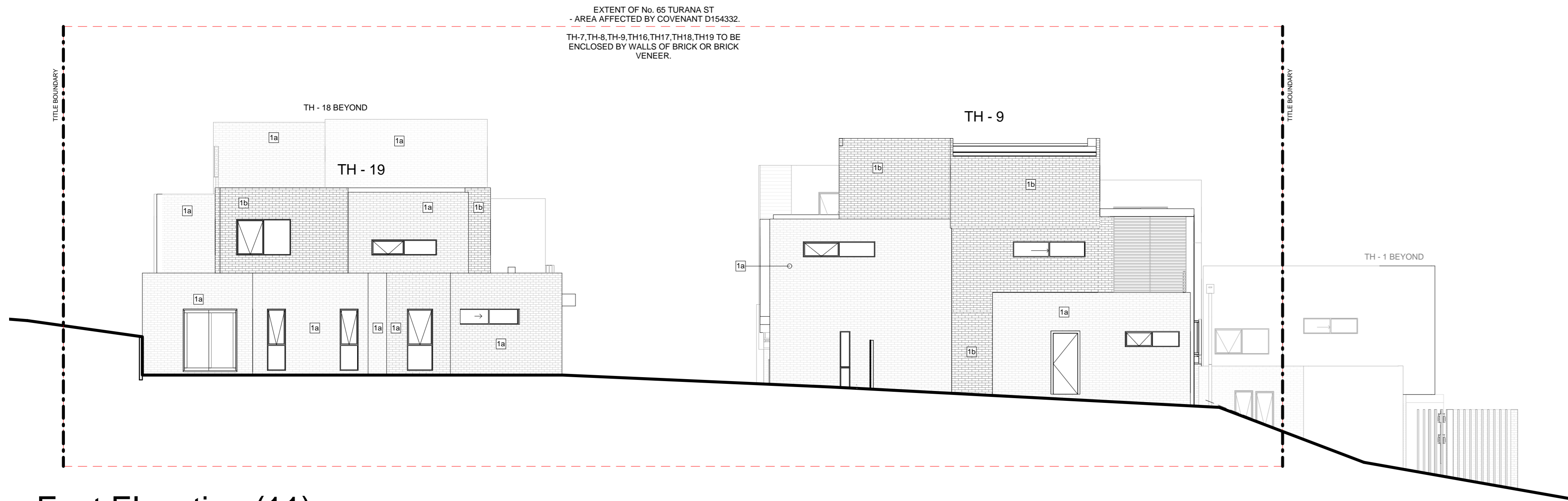


South Elevation (10)



LEGEND

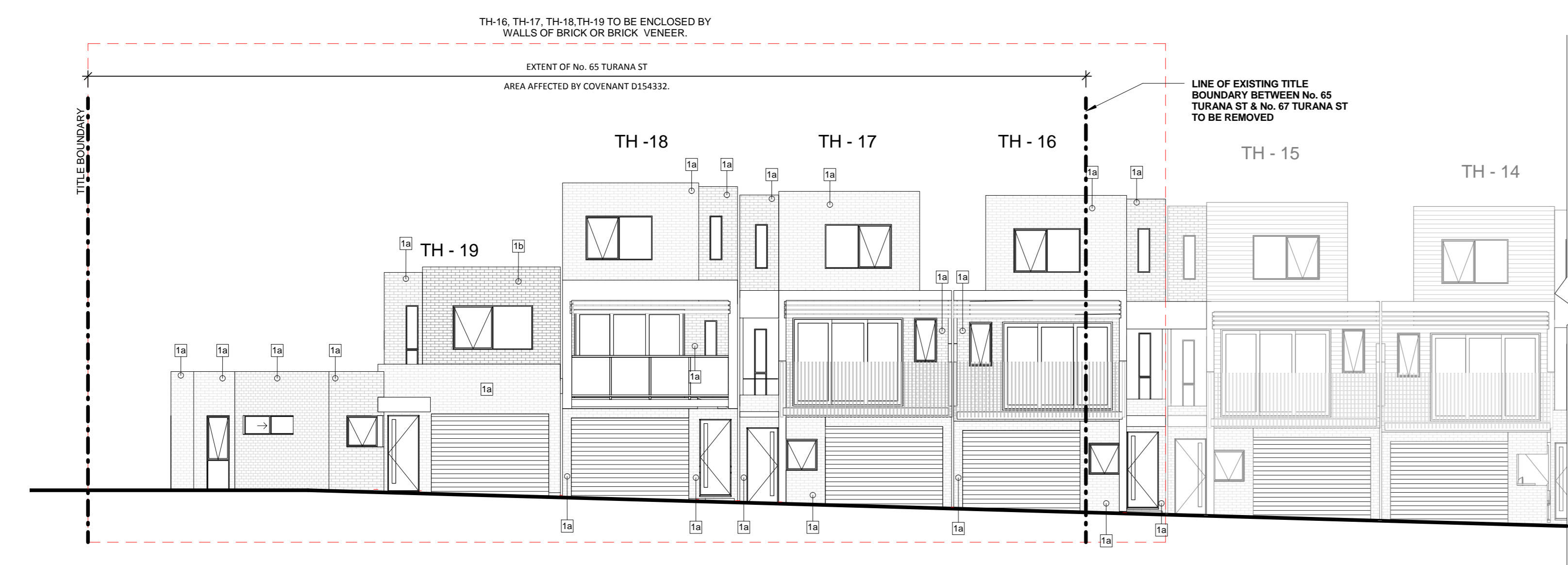
- TOWNHOUSES NOT AFFECTED BY COVENANT D154332
- TOWNHOUSES AFFECTED BY COVENANT D154332
- TH-7, TH-8, TH-9, TH-16, TH-17, TH-18, TH-19
- EXTENT OF No. 65 TURANA ST - AREA AFFECTED BY COVENANT D154332
- ALL DWELLINGS ON OR THAT PARTIALLY EXTEND ONTO No. 65 TO BE ENCLOSED BY WALLS OF BRICK OR BRICK VENEER.



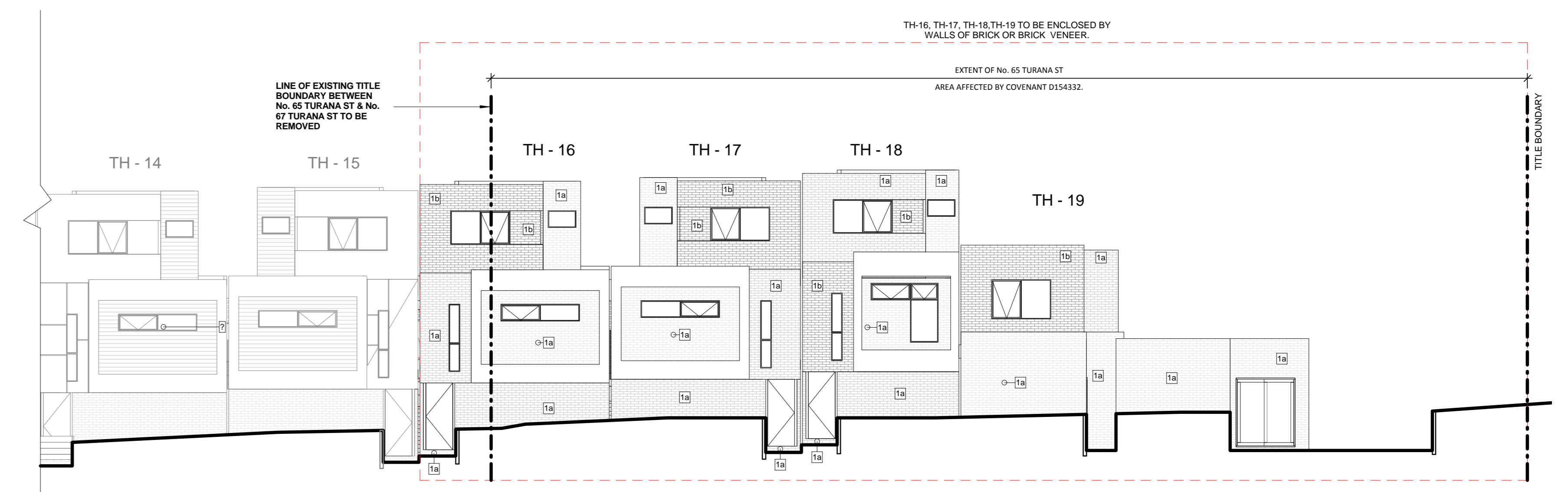
East Elevation (11)

MATERIAL COLOUR SCHEME

- | | | | |
|---|--|--|--|
| 1a. EXTERNAL WALL
Boral Nuvo Aspire range
- Mist
(or similar) | 4. EXTERNAL WALL
JVI Spigon 150mm Linea WB
- Wallaby (Colorbond) | 9. METAL ROOFING
Shale Grey (Colorbond) | 13. ARCHITECTURAL FEATURE
Horizontal shade slats
- Black powdercoat |
| 1b. EXTERNAL WALL
Boral Escura Velour range
- Dover
(or similar) | 5. EXTERNAL WALL
rendered finish
- Monument (Colorbond) | 10. GUTTERS, FLASHINGS AND DP
Monument (Colorbond) | 14. ARCHITECTURAL FEATURE
Aluminum Louvers
- Grey powdercoat
(With a Maximum Of Transparency of 25%) |
| 1c. EXTERNAL WALL
Boral Nuvo range
- Espresso
(or similar) | 6. WINDOW FRAMES
- Aluminium
- Wallaby (Colorbond) | 11. BALUSTRADE
Vertical Aluminium RHS
- Black powdercoat | 15. ARCHITECTURAL FEATURE
Weatherex Exterior Board
- Various, see inset detail
C1 - Pale Sage
C2 - Variegated Frond
C3 - Shale Grey |
| 2. EXTERNAL WALL
rendered finish
- Pure White | 7. ENTRY DOORS
Corinthian, Madison PMAD 101
Frame, Wallaby (Colorbond) | 12. BALUSTRADE
Glass panels w. metal frame
- Grey frame | F - FIXED GLAZING |
| 3. EXTERNAL WALL
rendered finish
- Dune (Colorbond) | 8. GARAGE DOORS
B&D Sectional, Seville
Shale Grey (Colorbond) | - OBSCURED GLAZING | - AWNING WINDOW |
| | | - SLIDING WINDOW | |



North Elevation (12)



South Elevation (13)

REVISION	DATE	AMENDMENTS	REV	BY
	10/11/15	FIRST SUBMISSION	A	KA
	11/02/16	RFI SUBMISSION	B	CL



BUILDING AREA ANALYSIS

UNIT No.	GROUND FL	FIRST FL	SECOND FL	UPPER FLOOR AREAS (percentage of Ground floor)	GARAGE	BALCONY	PORCH	TOTAL	POS	SPOS	TOTAL POS
1	46.13m ²	52.78m ²	—	69.20% (First floor expressed as a percentage of ground floor)	30.14m ²	8.00m ²	1.3m ²	138.35m ²	59.31m ²	8.00m ²	67.31m ²
2	7.63m ²	38.79m ²	36.10m ²	84.60%	35.04m ²	9.15m ²	0.8m ²	127.51m ²	10.56m ²	9.15m ²	19.71m ²
3	7.63m ²	38.82m ²	37.34m ²	87.50%	35.04m ²	9.10m ²	0.8m ²	128.73m ²	10.76m ²	9.10m ²	19.86m ²
4	7.63m ²	38.94m ²	37.40m ²	87.85%	35.43m ²	9.13m ²	0.8m ²	129.33m ²	11.09m ²	9.13m ²	20.22m ²
5	14.99m ²	53.09m ²	37.26m ²	56.92%	50.47m ²	8.71m ²	1.53m ²	166.05m ²	37.24m ²	8.71m ²	45.95m ²
6	14.56m ²	53.40m ²	37.50m ²	58.07%	50.01m ²	8.71m ²	1.53m ²	164.03m ²	43.24m ²	8.71m ²	51.95m ²
7	12.08m ²	53.40m ²	37.50m ²	60.39%	50.01m ²	8.93m ²	1.62m ²	164.26m ²	31.85m ²	8.93m ²	40.78m ²
8	12.08m ²	53.40m ²	37.50m ²	60.39%	50.01m ²	8.93m ²	1.62m ²	164.26m ²	29.40m ²	8.93m ²	38.33m ²
9	14.82m ²	54.56m ²	37.50m ²	58.55%	51.15m ²	9.73m ²	1.52m ²	168.00m ²	51.30m ²	9.73m ²	61.03m ²
10	6.56m ²	37.82m ²	39.69m ²	70.29%	50.84m ²	8.42m ²	0.79m ²	164.11m ²	51.94m ²	8.42m ²	60.36m ²
11	5.93m ²	51.64m ²	39.53m ²	70.76%	49.93m ²	8.42m ²	0.84m ²	156.29m ²	12.81m ²	8.42m ²	21.23m ²
12	13.11m ²	62.18m ²	38.54m ²	56.74%	54.81m ²	9.9m ²	0.86m ²	179.47m ²	15.93m ²	9.9m ²	25.83m ²
13	13.11m ²	62.18m ²	38.54m ²	56.74%	54.81m ²	9.9m ²	0.86m ²	179.40m ²	16.32m ²	9.9m ²	26.22m ²
14	13.11m ²	62.18m ²	38.54m ²	56.74%	54.81m ²	9.9m ²	0.86m ²	179.40m ²	16.71m ²	9.9m ²	26.61m ²
15	13.11m ²	62.18m ²	38.54m ²	56.74%	54.81m ²	9.9m ²	0.86m ²	179.40m ²	17.1m ²	9.9m ²	27.00m ²
16	13.11m ²	62.18m ²	38.54m ²	56.74%	54.81m ²	9.9m ²	0.86m ²	179.40m ²	17.49m ²	9.9m ²	27.39m ²
17	13.11m ²	62.18m ²	38.54m ²	56.74%	54.81m ²	9.9m ²	0.86m ²	179.40m ²	17.89m ²	9.9m ²	27.79m ²
18	5.93m ²	51.59m ²	39.79m ²	70.48%	49.93m ²	8.40m ²	0.84m ²	156.15m ²	15.02m ²	8.40m ²	23.42m ²
19	68.00m ²	39.07m ²	—	34.54% (First floor expressed as a percentage of ground floor)	45.09m ²	—	1.54m ²	153.70m ²	75.23m ²	25.00m ²	100.23m ²

ON AVERAGE THE UPPER FLOOR AREA EXPRESSED AS A PERCENTAGE OF GROUND FLOOR AREA FOR EACH DWELLING IS 60.61%

SITE AREA ANALYSIS

NO. OF DWELLINGS	19
VISITOR PARKING SPACES PROVIDED	3
SITE	2616.5 m ²
OVERALL BUILDING	1248.38 m ²
DRIVEWAYS/PATHS	641.37 m ²
BUILDING SITE COVERAGE	47.71 %
PERMEABILITY	27.76%

- ### LEGEND
- SECLUDED PRIVATE OPEN SPACE OPPORTUNITIES
 - NON-SECLUDED PRIVATE & COMMON OPEN SPACE OPPORTUNITIES
 - CONCRETE DRIVEWAY
 - STENCIL CONCRETE
 - EXISTING TREE TO REMAIN (APPROX. DRIFLINE SHOWN)
 - TPZ TO EXISTING TREE
 - CRZ TO EXISTING TREE
 - EXISTING TREE TO BE REMOVED
 - O.L.B. LIGHTING BOLLARDS
 - RETAINING WALLS

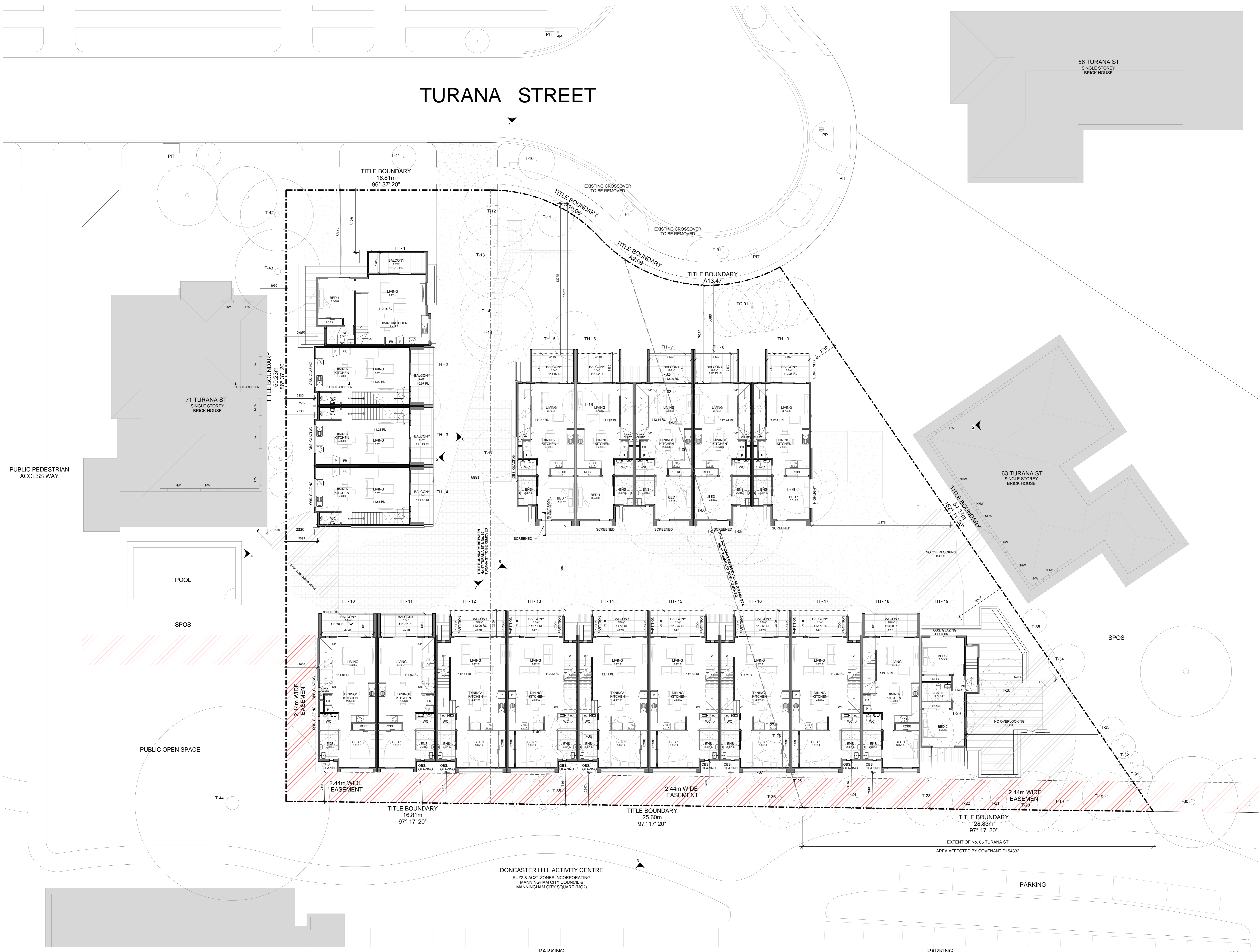
- ### MATERIALS & COLOURS - SITE FEATURES
1. DRIVEWAY
Concrete - Mid grey
 2. Stencil concrete
Dark Grey (or similar)
 3. LETTER BOXES/GARDEN WALLS
Boral Novo Aspire range - Mist (M-16)
 4. FEATURE FENCES
200x50 vertical timber posts + Mortumex (M-17)
- * ALL WINDOWS & BALCONIES DENOTED ON FLOOR PLANS AS 'SCREENED' ARE TO BE SCREENED TO MIN. 1.7m FROM FFL AND NOT BE MORE THAN 25% VISIBLE THROUGH IN ACCORDANCE WITH CLAUSE 55.04.6

REVISION	DATE	AMENDMENTS	REV	BY
10/11/15	FIRST SUBMISSION		A	KA
11/02/16	RFI SUBMISSION		B	CL

PROPOSED 19 TOWNHOUSE DEVELOPMENT AT **65-69 TURANA STREET, DONCASTER**

1 : 100 @ A0
1 : 400 @ A3
DATE 11/02/16
TP03 REV B





LEGEND

- SECLUDED PRIVATE OPEN SPACE OPPORTUNITIES
- NON-SECLUDED PRIVATE & COMMON OPEN SPACE OPPORTUNITIES
- CONCRETE DRIVEWAY
- STENCIL CONCRETE
- EXISTING TREE TO REMAIN (APPROX. DRIFLINE SHOWN)
- TPZ TO EXISTING TREE
- CRZ TO EXISTING TREE
- EXISTING TREE TO BE REMOVED
- LIGHTING BOLLARDS
- RETAINING WALLS

* ALL WINDOWS & BALCONIES DENOTED ON FLOOR PLANS AS 'SCREENED' ARE TO BE SCREENED TO MIN. 1.7m FROM FFL AND NOT BE MORE THAN 25% VISIBLE THROUGH IN ACCORDANCE WITH CLAUSE 55.04-6

- ### SUMMARY OF SUSTAINABLE DESIGN INCLUSIONS
- Details of ESD initiatives/principles to be incorporated in the development:
- INDOOR ENVIRONMENT QUALITY**
 - Good cross-flow ventilation provided to each level/all dwellings
 - Good natural lighting provided to all habitable spaces with suitable shading to allow solar heat gain in winter whilst minimising heat gain in summer
 - All habitable spaces are provided with natural lighting & ventilation (above the required minimum as stipulated in the NCC)
 - Each dwelling provided with considerable north & east facing glazing which allows for at least 3 hours of direct sunlight per day
 - Energy efficient artificial lighting to be used throughout
 - Low VOC (volatile organic compounds) materials, coatings and floor coverings to be used throughout
 - ENERGY EFFICIENCY**
 - The development complies with the minimum 6-star energy efficiency rating required
 - Heating systems used are to be of a min. 4-star efficiency rating
 - Cooling systems used are to be of a min. 4-star efficiency rating
 - Artificial lighting used is not to exceed 5w/m²
 - WATER RESOURCES**
 - Shower heads used are to be of a min. 3-star WELS efficiency rating
 - Toilets used are to be of a min. 4-star WELS efficiency rating
 - Basin taps used are to be of a min. 5-star WELS efficiency rating
 - Instantaneous gas hot water systems used are to be of a min. 5-star efficiency rating
 - Dishwashers & other appliances used are to be of a min. 4-star efficiency rating
 - STORMWATER MANAGEMENT**
 - 2000L rainwater tanks used to capture/harvest rainwater (for flushing & watering of gardens)
 - All runoff from roofs to be diverted to rainwater tanks via a first-flush filtration system
 - Substantial landscaped areas provided allow for on-site filtration & reduce load on SWD infrastructure
 - Site to be cleaned regularly during construction to ensure footpath/roadway gutters/drains do not become contaminated with rubbish
 - Due care taken to prevent spill/leaks of contaminants occurring which could enter the SWD
 - BUILDING MATERIALS**
 - Locally sourced materials with low embodied energy to be used where possible
 - Recycled concrete (15% recycled content) to be used in areas of general fill, pavement aggregates & road base
 - Glasswool type insulation (70% recycled content) to be used
 - All timber used to be FSC approved
 - TRANSPORT**
 - Bicycle storage can be stored within storage areas in garages
 - Development site is located close to local conveniences to reduce reliance on vehicle use
 - Development site is located close to local public transport & pedestrian/bicycle routes to reduce reliance on vehicle use
 - WASTE MANAGEMENT**
 - General waste & recyclables to be separated & stored within bins
 - URBAN ECOLOGY**
 - Development design allows for views to landscaping from habitable spaces
 - Substantial landscaping improves air quality where situated close to bedroom windows
 - Council street trees & neighbouring trees to be adequately protected throughout the construction process in accordance with relevant Australian Standards

REVISION	DATE	AMENDMENTS	REV	BY
10/11/15	FIRST SUBMISSION		A	KA
11/02/16	RFI SUBMISSION		B	CL

PROPOSED 19 TOWNHOUSE DEVELOPMENT AT **65-69 TURANA STREET, DONCASTER**

1 : 100 at A0
 1 : 400 at A3
 DATE 11/02/16

TP04
REV B

FIRST FLOOR PLAN

TURANA STREET



* ALL WINDOWS & BALCONIES DENOTED ON FLOOR PLANS AS SCREENED ARE TO BE SCREENED TO MIN. 1.7m FROM FFL AND NOT BE MORE THAN 25% VISIBLE THROUGH IN ACCORDANCE WITH CLAUSE 55.04.6

REVISION	DATE	AMENDMENTS	REV	BY
	10/11/15	FIRST SUBMISSION	A	KA
	11/02/16	RFI SUBMISSION	B	CL

PROPOSED 19 TOWNHOUSE DEVELOPMENT AT **65-69 TURANA STREET, DONCASTER**

1 : 100 at A0
1 : 400 at A3
DATE 11/02/16

TP05
REV B



MANNINGHAM CITY COUNCIL

SECOND FLOOR PLAN

These drawings are the exclusive property of Bayland. No other persons, architect, draftsman, or designer is allowed to produce or use these drawings for any purpose without the written consent of Bayland. Use of these drawings without consent will incur legal action to be taken by Bayland.

TURANA STREET



LEGEND

BOX GUTTER	B.G.
FASCIA GUTTER	F.G.
RAINHEAD	R.H.
DOWNPIPE	D.P.
METAL TRAY DECK ROOFING	T.D.
AIR CONDITIONING CONDENSER	A.C.

REVISION	DATE	AMENDMENTS	REV	BY
	10/11/15	FIRST SUBMISSION	A	KA
	11/02/16	RFI SUBMISSION	B	CL

PROPOSED 19 TOWNHOUSE DEVELOPMENT AT 65-69 TURANA STREET, DONCASTER

MANNINGHAM CITY COUNCIL



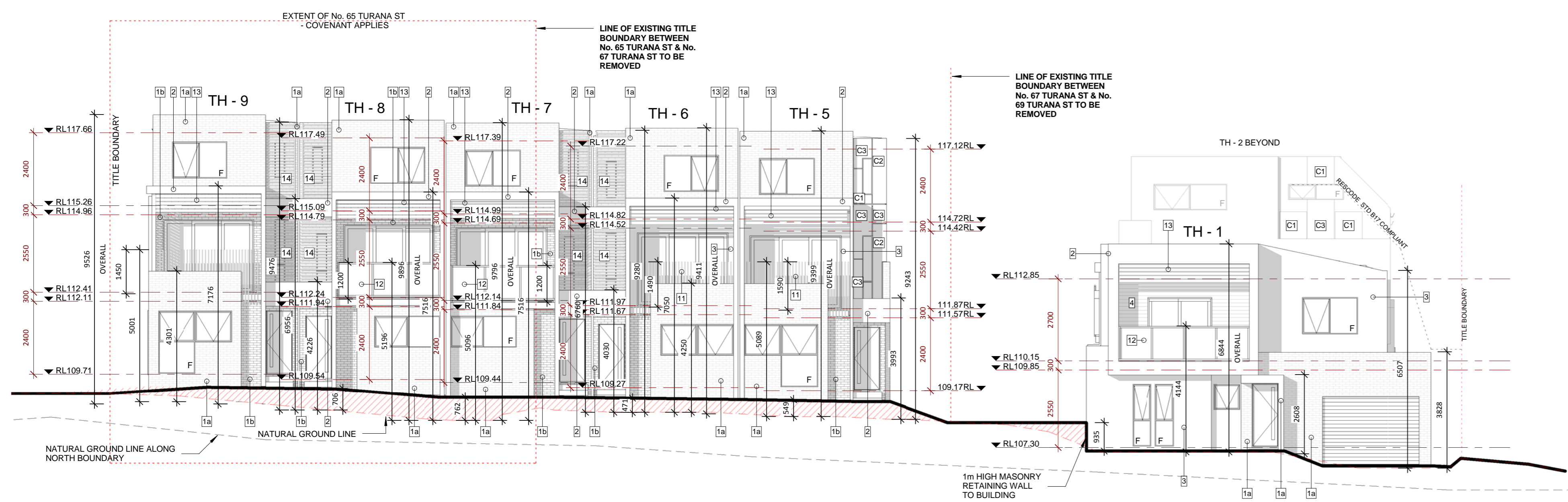
1:100 at A0
1:400 at A3
DATE 11/02/16



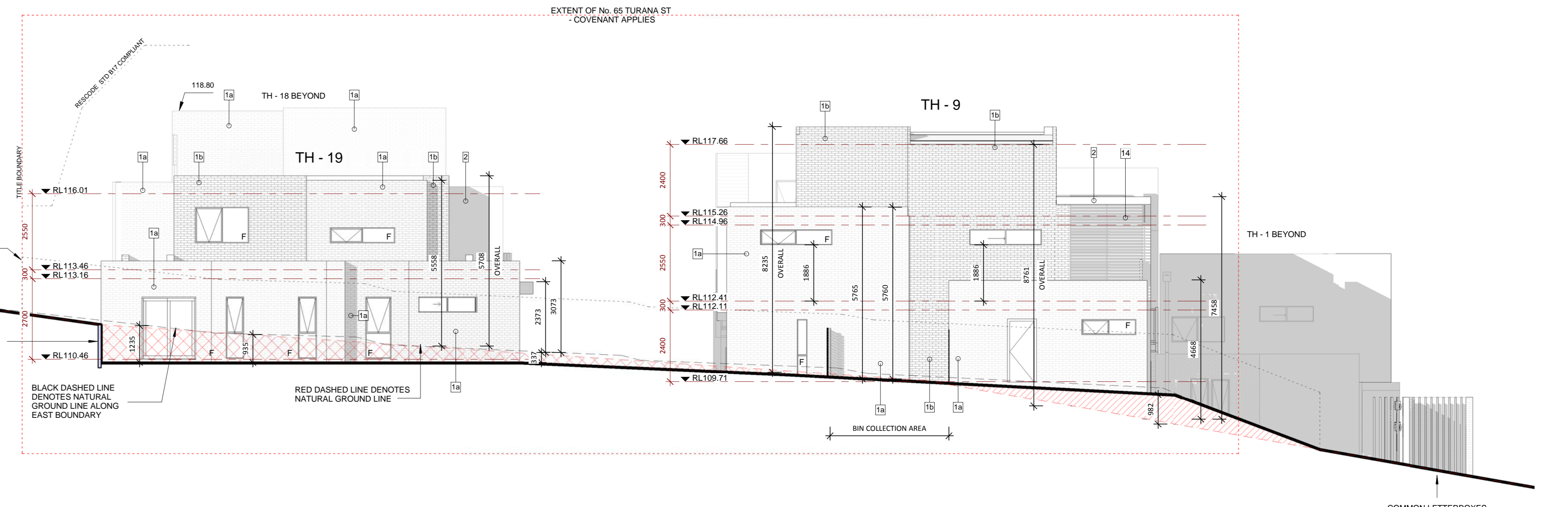
TP06
REV B

ROOF PLAN

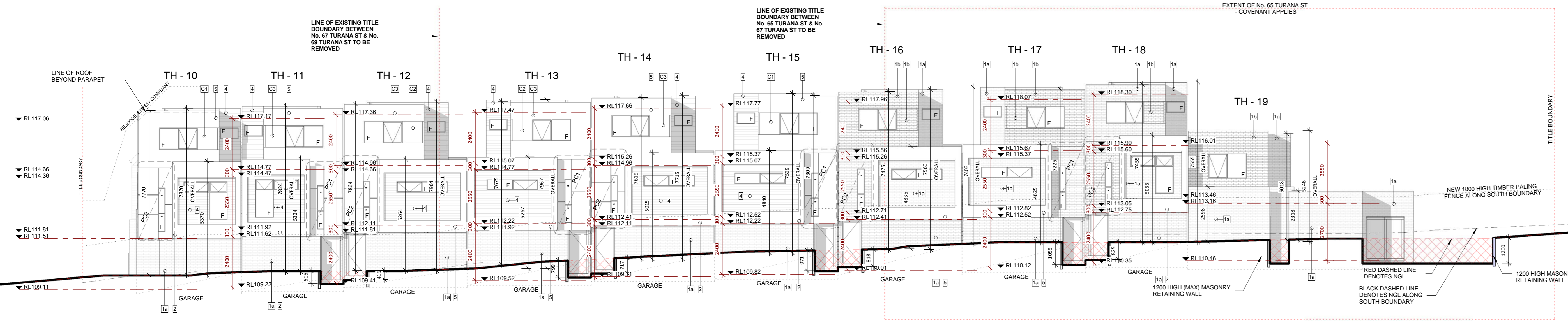
These drawings are the exclusive property of Bayland. No other persons, architect, draftsman, or designer is allowed to duplicate for purposes of production of construction drawings or construction as well as a breach of copyright. Production and use of these drawings requires written consent solely from Bayland. Use of these drawings without consent will incur legal action to be taken.



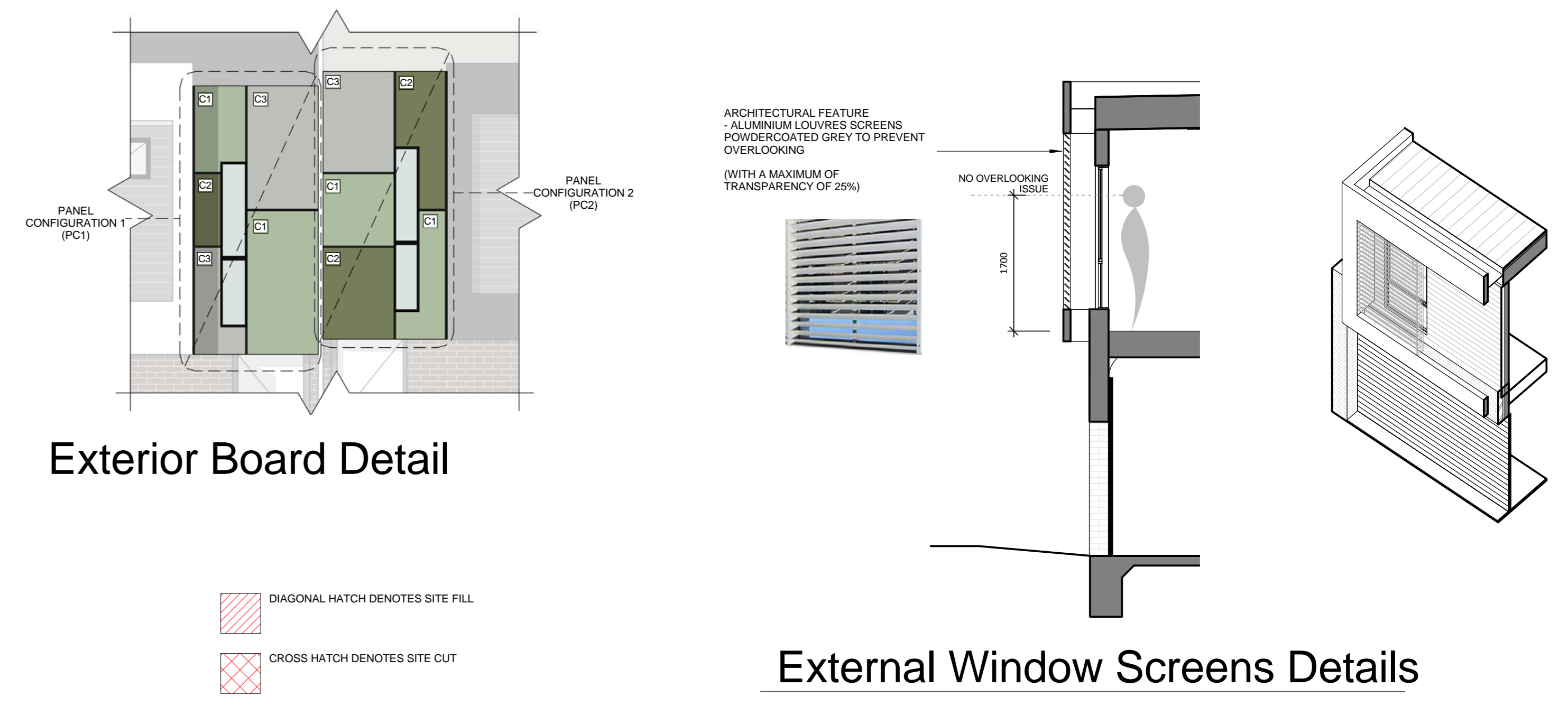
North Elevation (1)



East Elevation (2)



South Elevation (3)

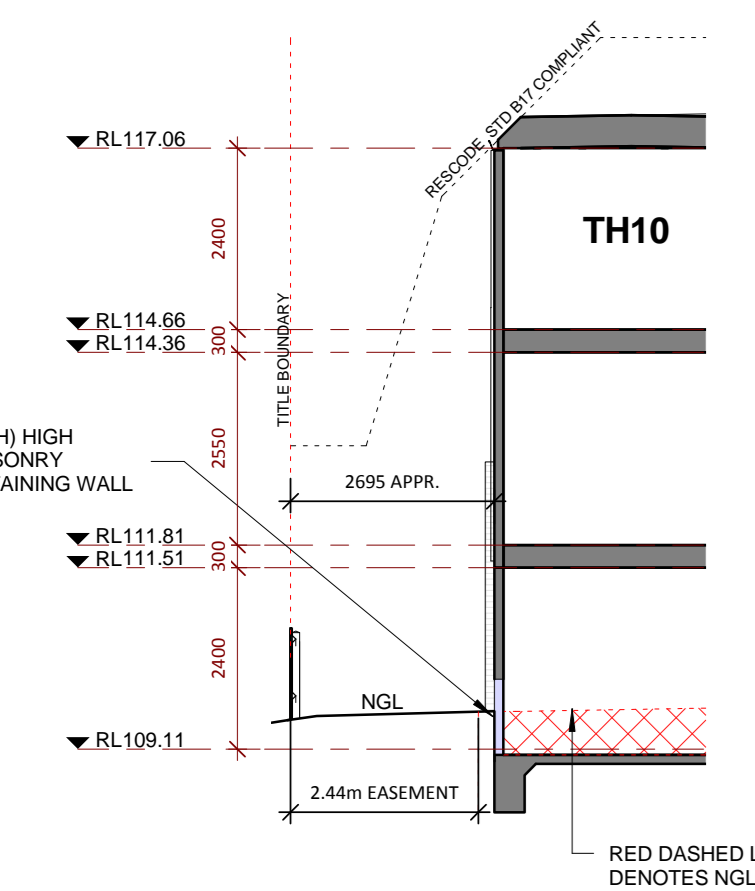


Exterior Board Detail

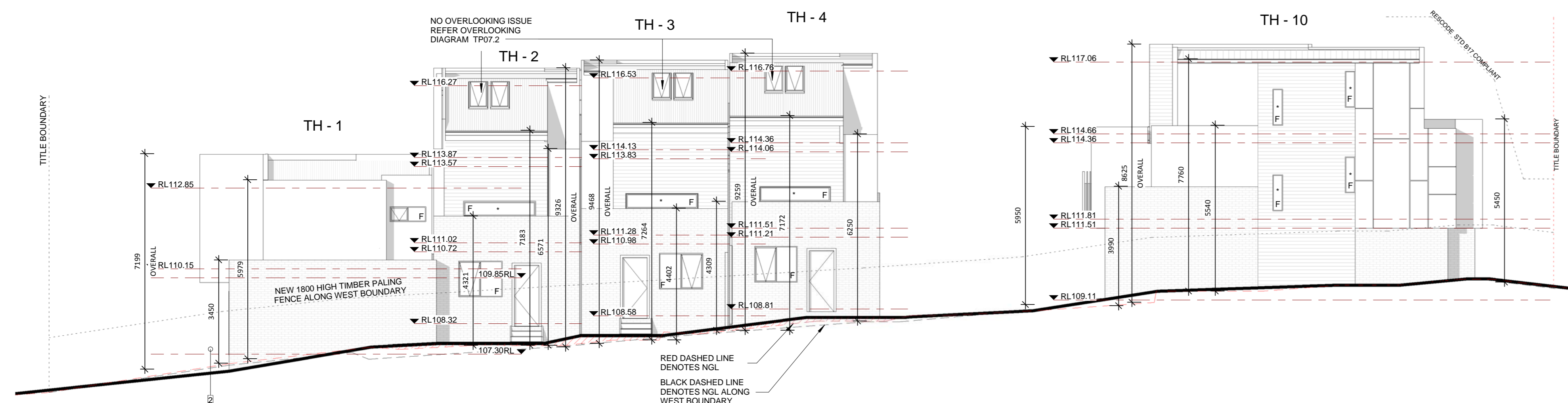
External Window Screens Details

MATERIAL COLOUR SCHEME

1a. EXTERNAL WALL Boral Novo Aspire range - Mist (or similar)	4. EXTERNAL WALL JH Scyon 150mm Linea WB - Wallaby (Colorbond)	9. METAL ROOFING Shale Grey (Colorbond)	13. ARCHITECTURAL FEATURE Horizontal shade slats - Black powdercoat
1b. EXTERNAL WALL Boral Escura Valour range - Dover (or similar)	5. EXTERNAL WALL rendered finish - Monument (Colorbond)	10. GUTTERS, FLASHINGS AND DP Monument (Colorbond)	14. ARCHITECTURAL FEATURE Aluminum Louvers - Grey powdercoat (With a Maximum Of Transparency of 25%)
1c. EXTERNAL WALL Boral Novo range - Espresso (or similar)	6. WINDOW FRAMES - Aluminum - Wallaby (Colorbond)	11. BALUSTRADE Vertical Aluminum RHS - Black powdercoat	15. ARCHITECTURAL FEATURE Weatherex ExteriorBoard - Varies; see inset detail C1 - Pale Sage C2 - Variegated Fjord C3 - Shale Grey
2. EXTERNAL WALL rendered finish - Pure White	7. ENTRY DOORS Corinthian, Madison PMAD 101 Panel, Shale Grey (Colorbond) Frame, Wallaby (Colorbond)	12. BALUSTRADE Glass panels w. metal frame - Grey frame	F - FIXED GLAZING • - OBSCURED GLAZING ☑ - AWNING WINDOW ☐ - SLIDING WINDOW
3. EXTERNAL WALL rendered finish - Dune (Colorbond)	8. GARAGE DOORS B&D Sectional, Seville Shale Grey (Colorbond)		



TH10 - Cross Section



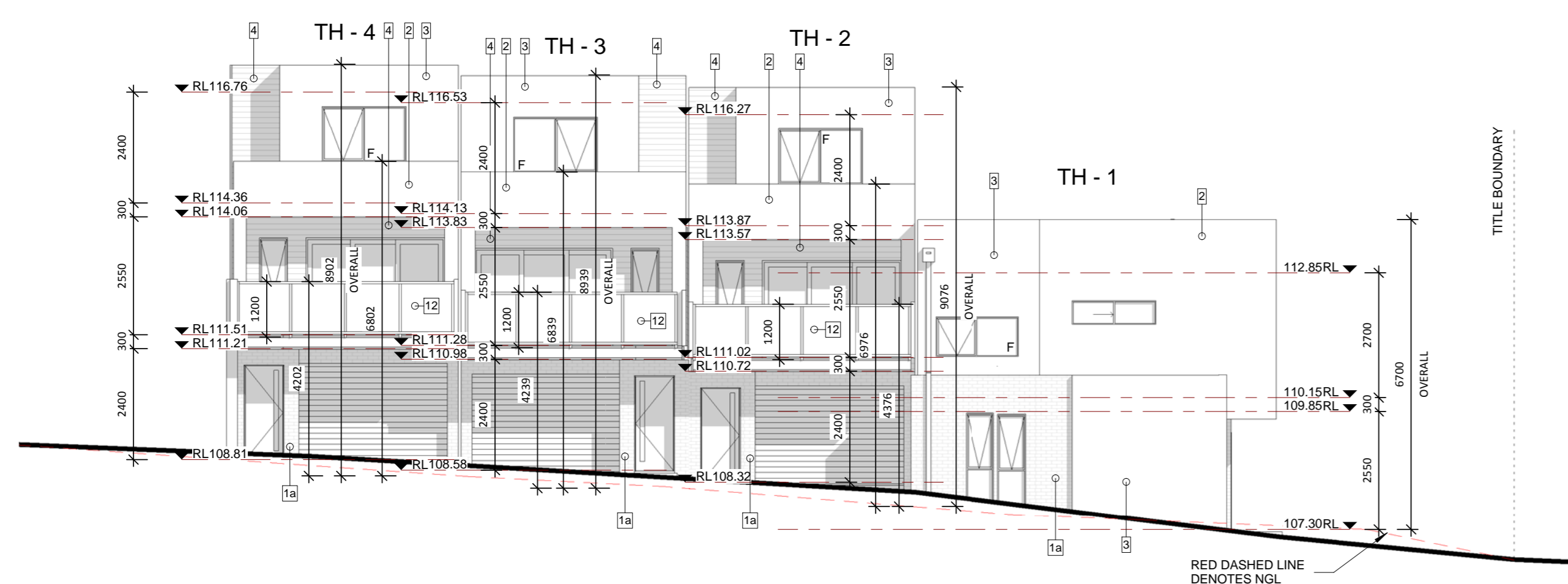
West Elevation (4)



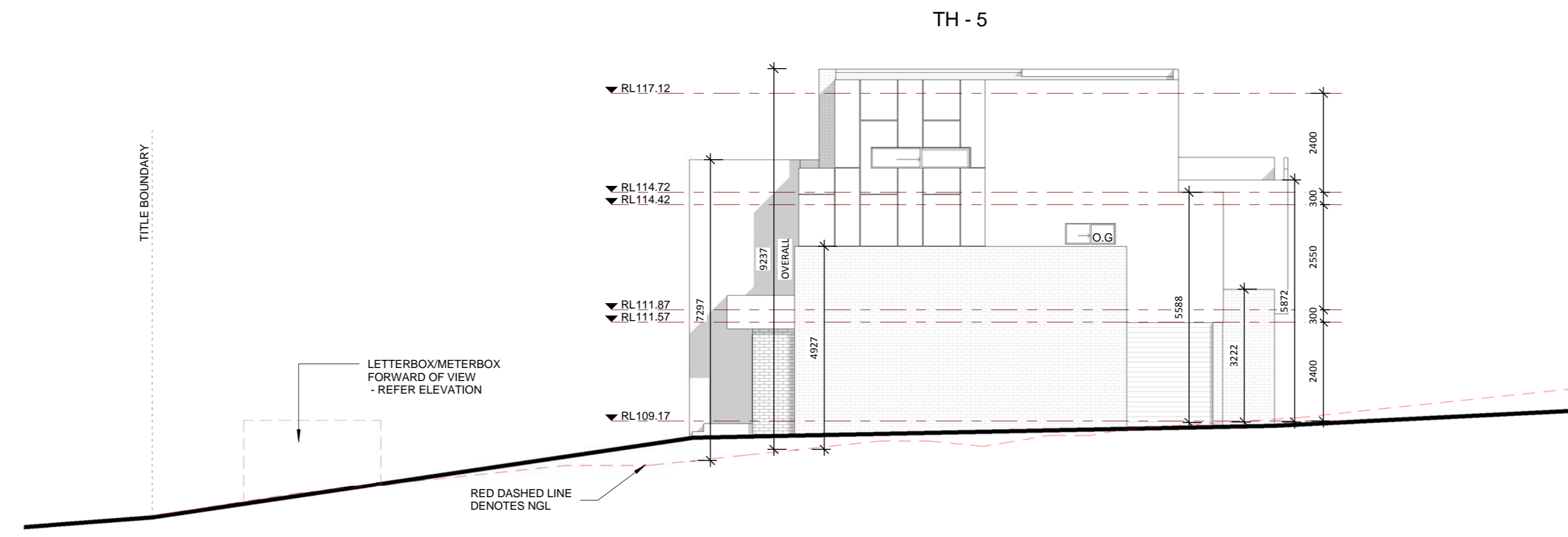
Driveway Section N-S

REVISION	DATE	AMENDMENTS	REV	BY
10/11/15	FIRST SUBMISSION		A	KA
11/02/16	RFI SUBMISSION		B	CL

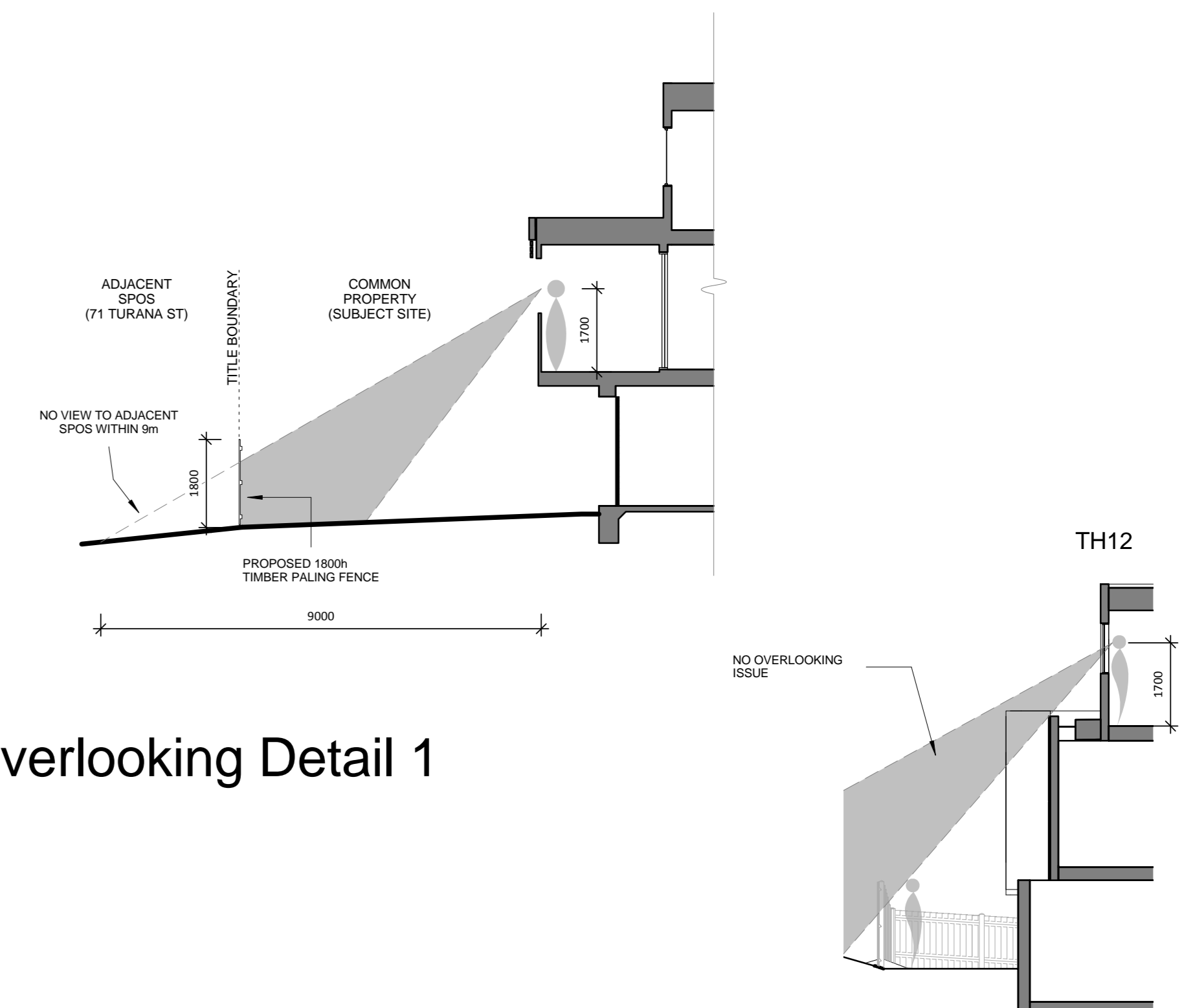
East Elevation (5)



West Elevation (6)

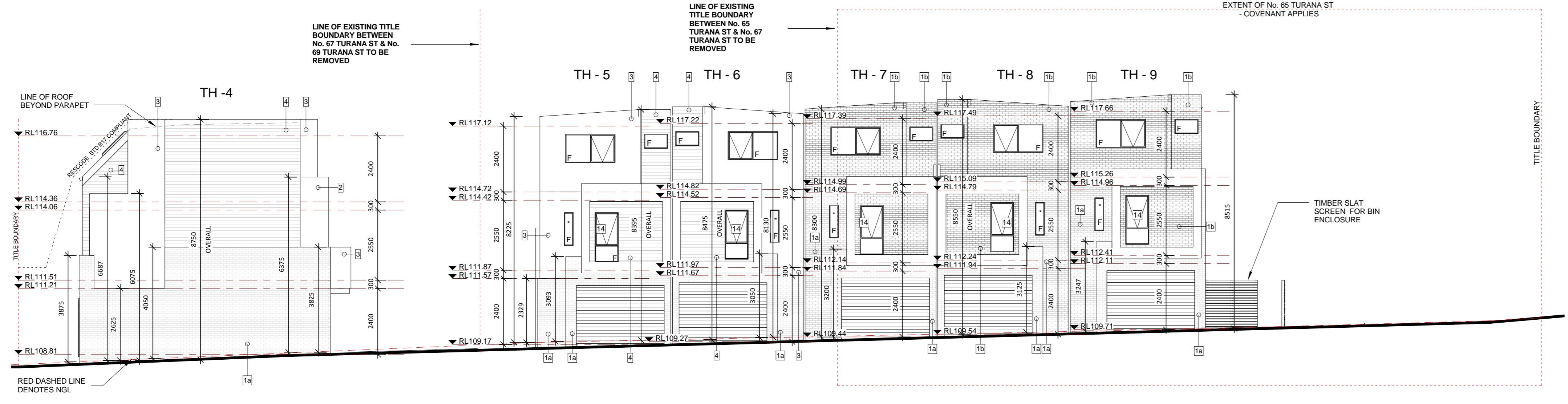


Overlooking Detail 1

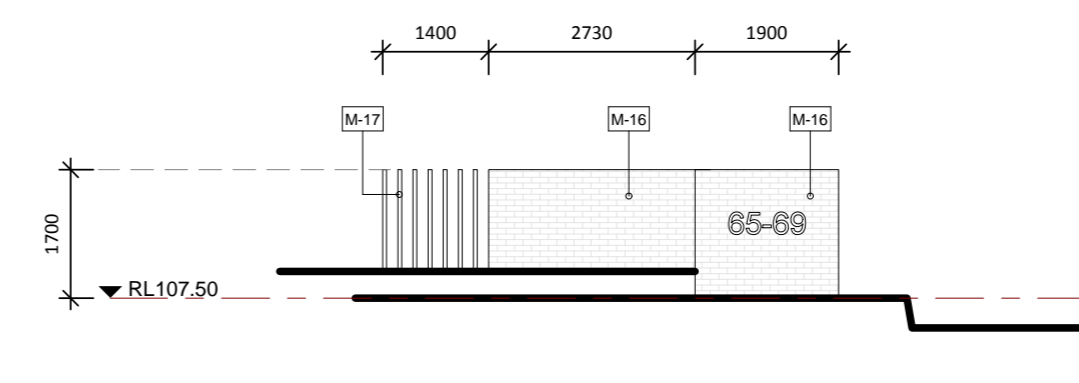


TH12-Cross Section - Internal Overlooking

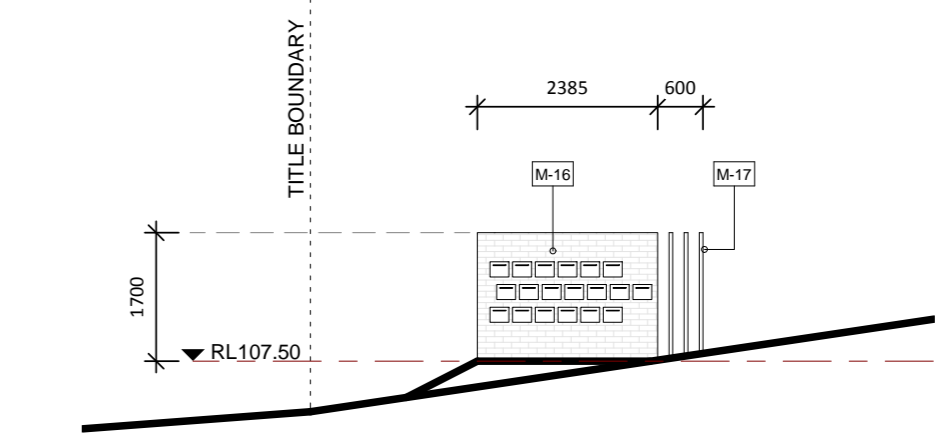
South Elevation (8)



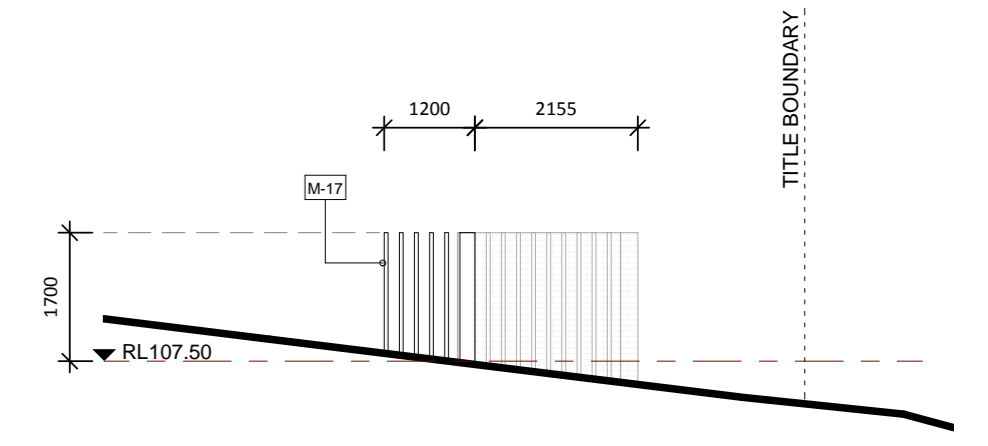
Letterbox - North



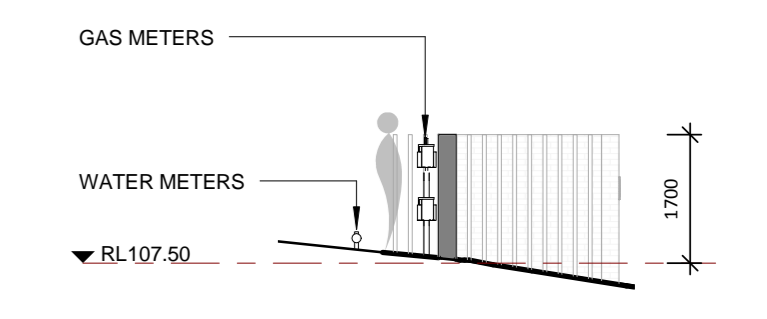
Letterbox - West



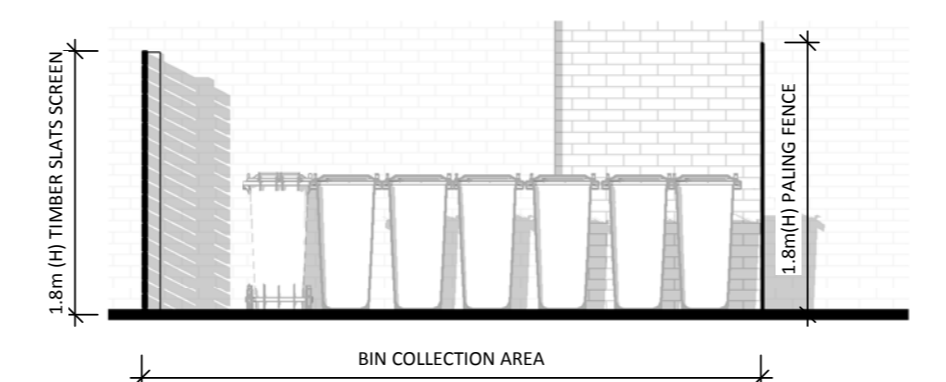
Letterbox - East



SECTION - GAS & WATER METER



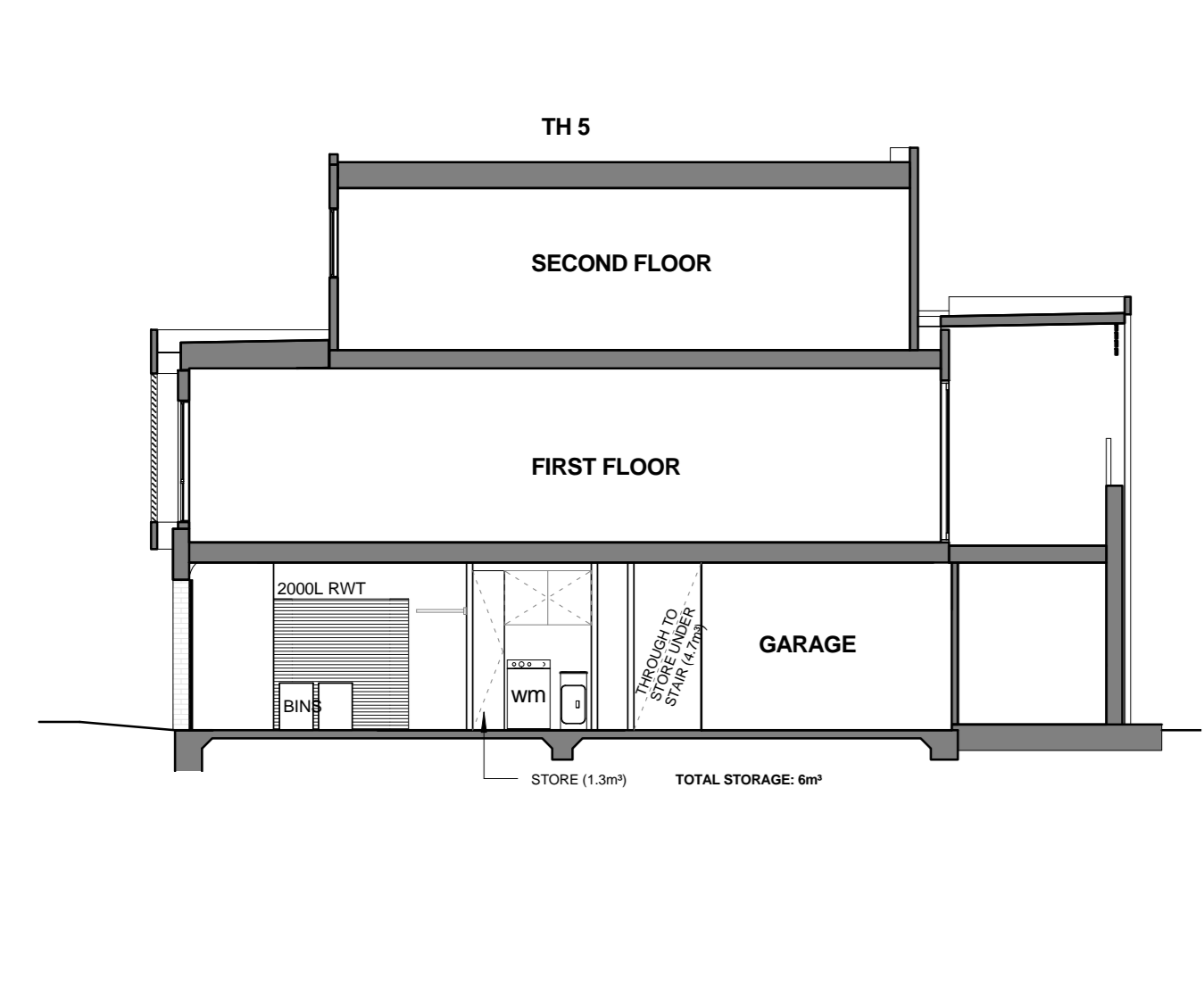
Bin Collection Area Section



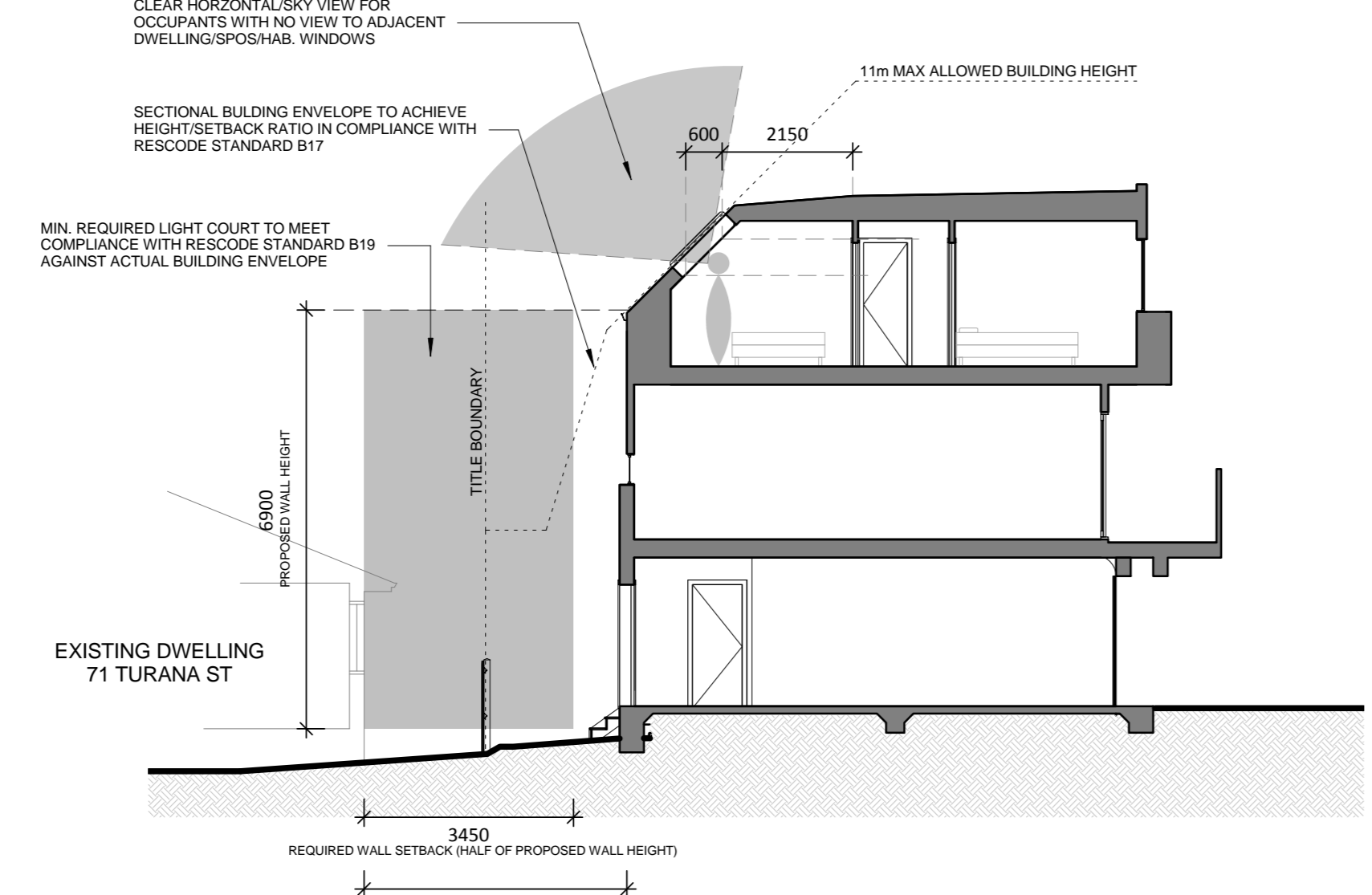
MATERIAL COLOUR SCHEME

1a. EXTERNAL WALL Boral Nuvo Aspire range - Mist (or similar)	4. EXTERNAL WALL JH Sajan 150mm Limes WB - Walkaby (Colorbond)	9. METAL ROOFING Shale Grey (Colorbond)	13. ARCHITECTURAL FEATURE Horizontal shade slats - Black powdercoat
1b. EXTERNAL WALL Boral Escura Velour range - (or similar)	5. EXTERNAL WALL rendered finish - Monument (Colorbond)	10. GUTTERS, FLASHINGS AND DP Monument (Colorbond)	14. ARCHITECTURAL FEATURE Aluminium Louvers - Grey powdercoat (With a Maximum OI Transparency of 25%)
1c. EXTERNAL WALL Boral Nuvo range - Espresso (or similar)	6. WINDOW FRAMES - Aluminium - Walkaby (Colorbond)	11. BALUSTRADE Vertical Aluminium RHS - Black powdercoat	15. ARCHITECTURAL FEATURE Weatherex Exterior Board - Varies: see inset detail C1 - Pale Sage C2 - Variegated Frond C3 - Shale Grey
2. EXTERNAL WALL rendered finish - Pure White	7. ENTRY DOORS Corinthian, Madison PMAD 101 Panel, Shale Grey (Colorbond) Frame, Walkaby (Colorbond)	12. BALUSTRADE Glass panels w. metal frame - Grey frame	F - FIXED GLAZING O - OBSURED GLAZING AW - AWNING WINDOW SW - SLIDING WINDOW
3. EXTERNAL WALL rendered finish - Dune (Colorbond)	8. GARAGE DOORS 8&D Sectional, Seville Shale Grey (Colorbond)		

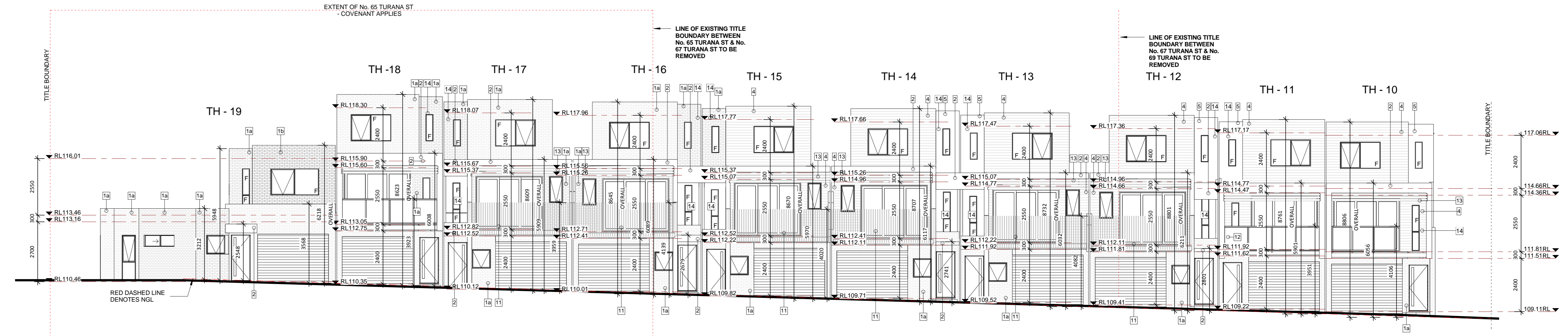
TH-5 Cross Section - Storage Within Garage



TH-2 Cross Section


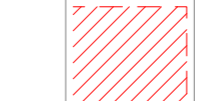


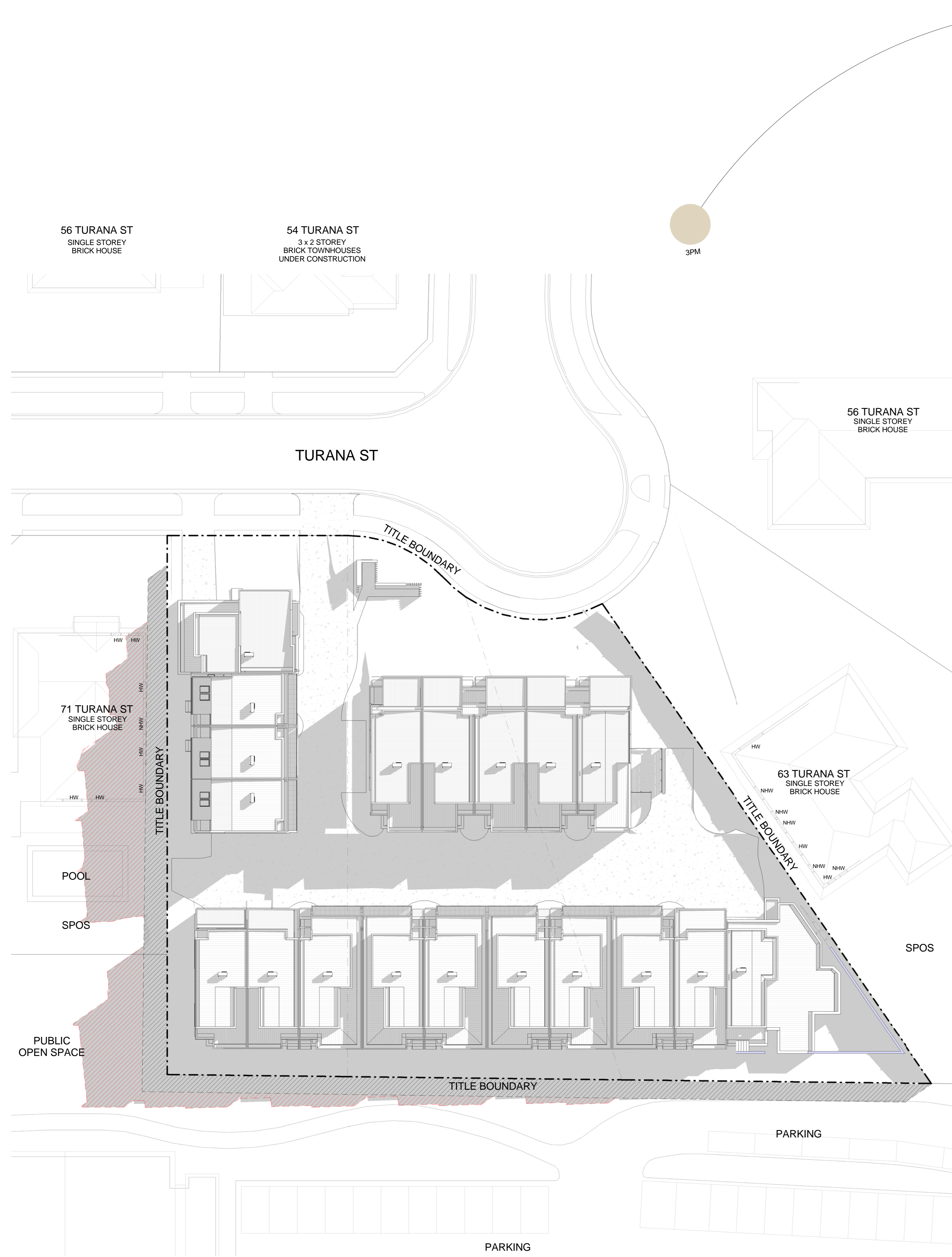
North Elevation (7)



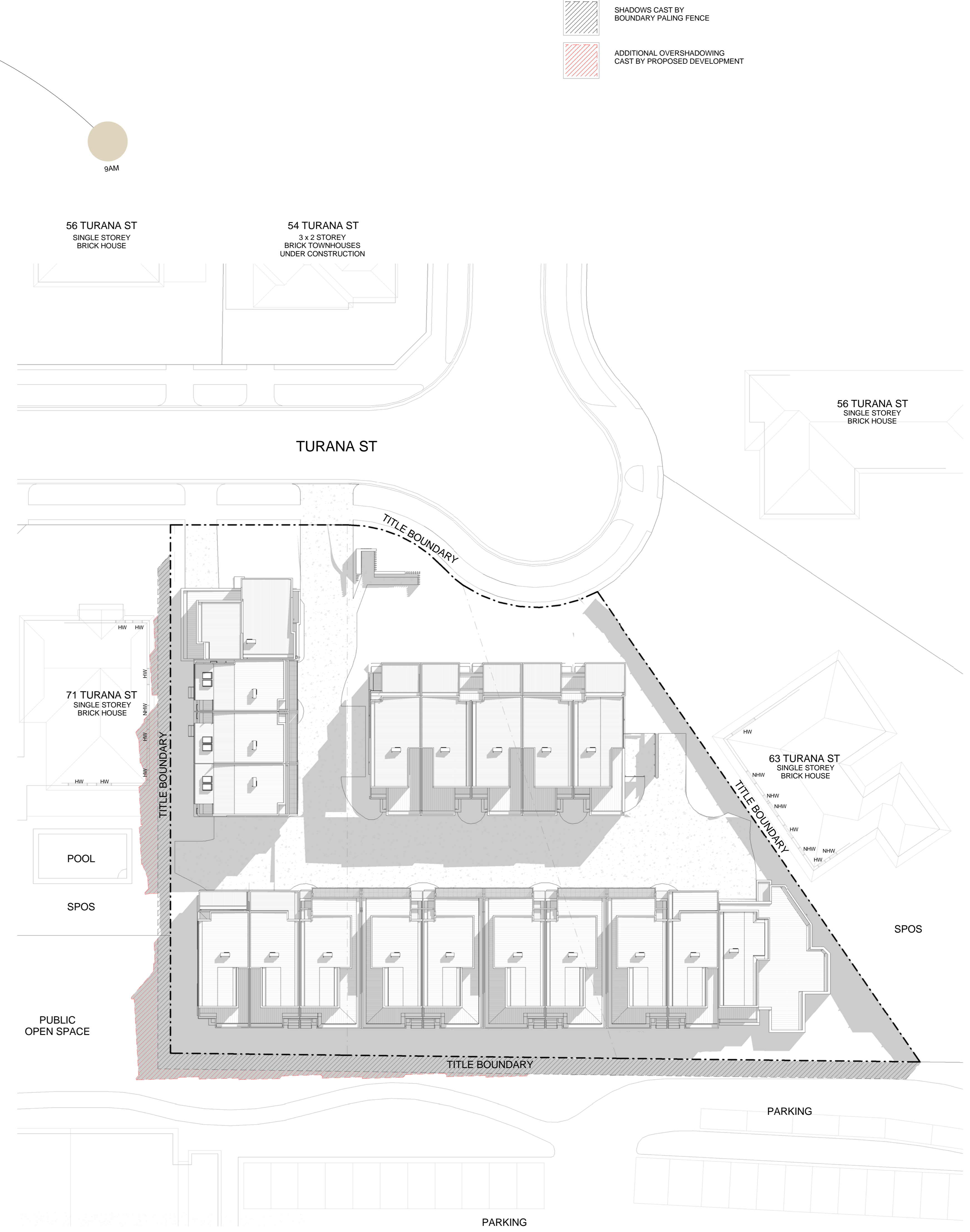
REVISION	DATE	AMENDMENTS	REV	BY
	10/11/15	FIRST SUBMISSION	A	KA
	11/02/16	RFI SUBMISSION	B	CL

LEGEND

-  SHADOWS CAST BY BOUNDARY PALING FENCE
-  ADDITIONAL OVERSHADOWING CAST BY PROPOSED DEVELOPMENT



Shadow Diagram @ 9am

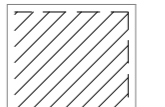
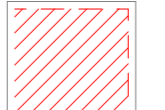


Shadow Diagram @ 10am

REVISION	DATE	AMENDMENTS	REV	BY
	10/11/15	FIRST SUBMISSION	A	KA
	11/02/16	RFI SUBMISSION	B	CL





LEGEND

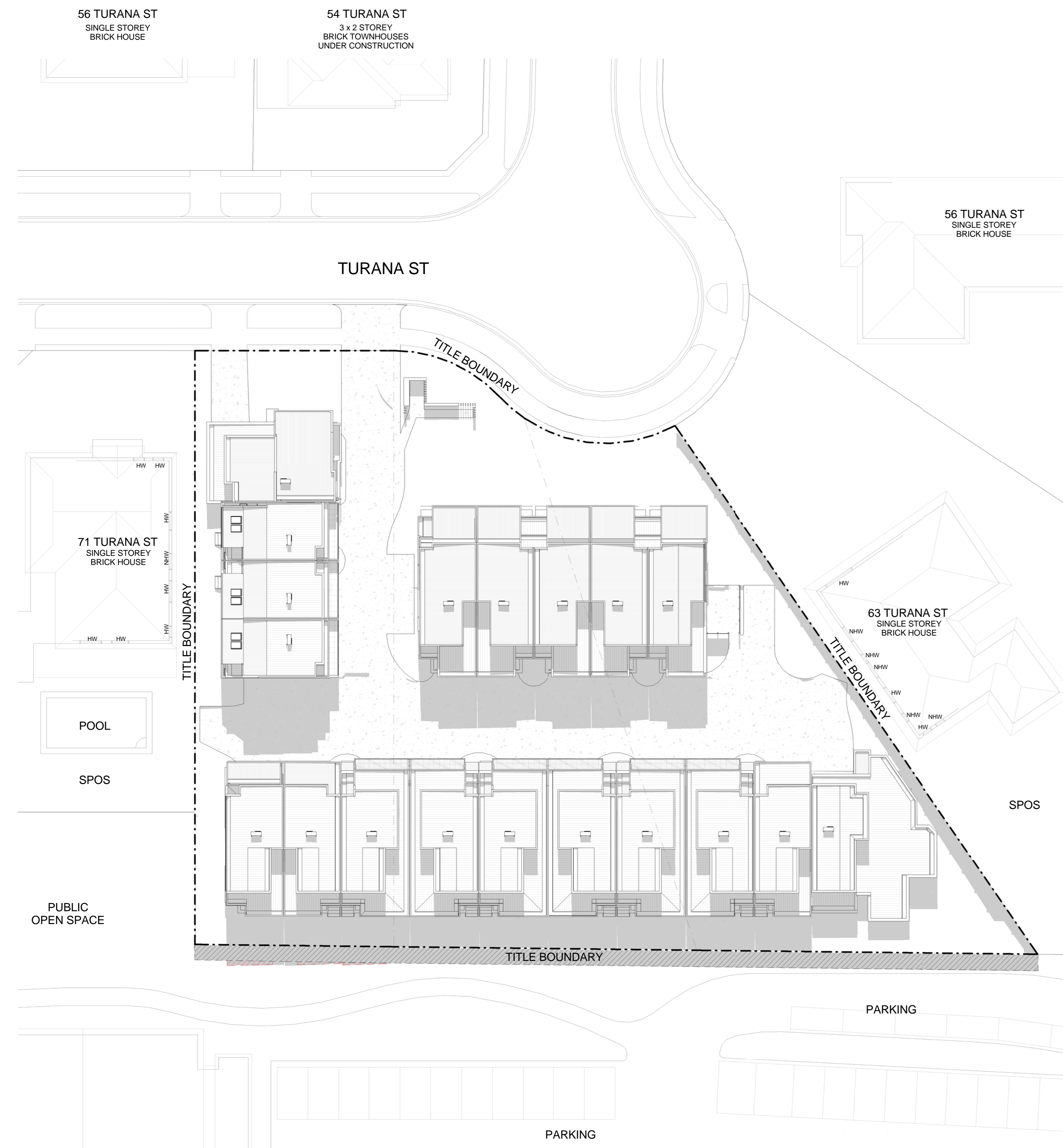
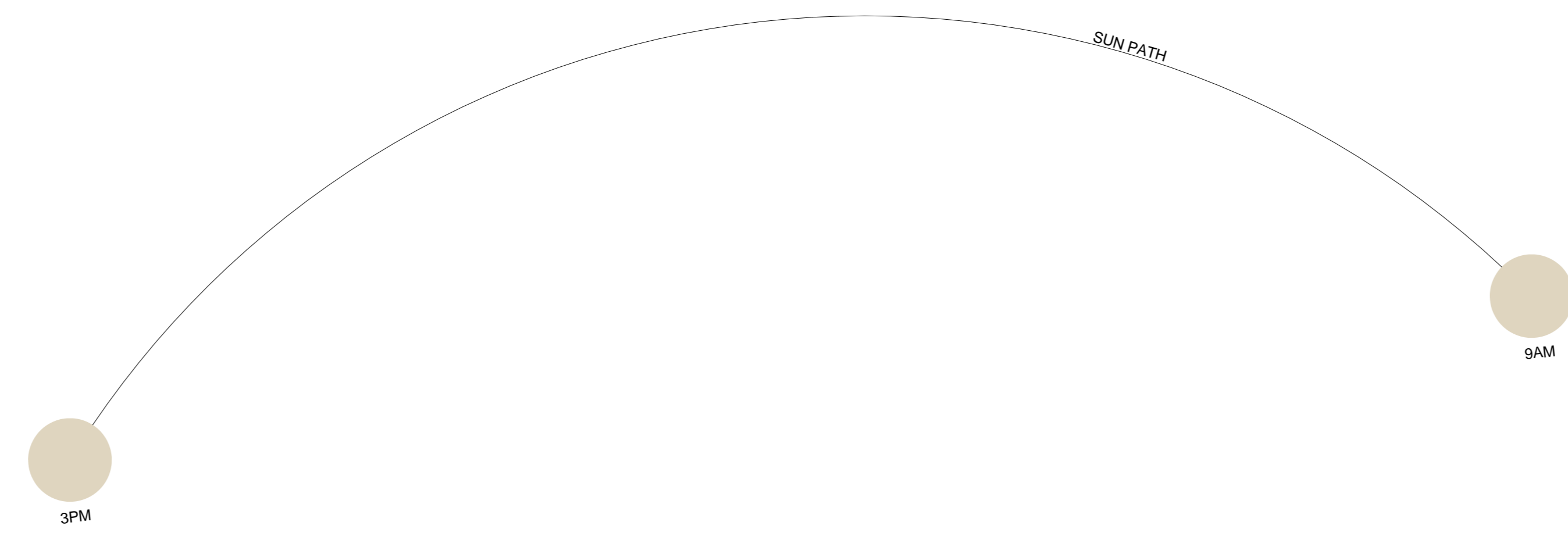
-  SHADOWS CAST BY BOUNDARY PALING FENCE
-  ADDITIONAL OVERSHADOWING CAST BY PROPOSED DEVELOPMENT

Shadow Diagram @ 11am

REVISION	DATE	AMENDMENTS	REV	BY
	10/11/15	FIRST SUBMISSION	A	KA
	11/02/16	RFI SUBMISSION	B	CL

LEGEND

-  SHADOWS CAST BY BOUNDARY PALING FENCE
-  ADDITIONAL OVERSHADOWING CAST BY PROPOSED DEVELOPMENT



Shadow Diagram @ 12pm



Shadow Diagram @ 3pm

REVISION	DATE	AMENDMENTS	REV	BY
	10/11/15	FIRST SUBMISSION	A	KA
	11/02/16	RFI SUBMISSION	B	CL



North Elevation



East Elevation



South Elevation

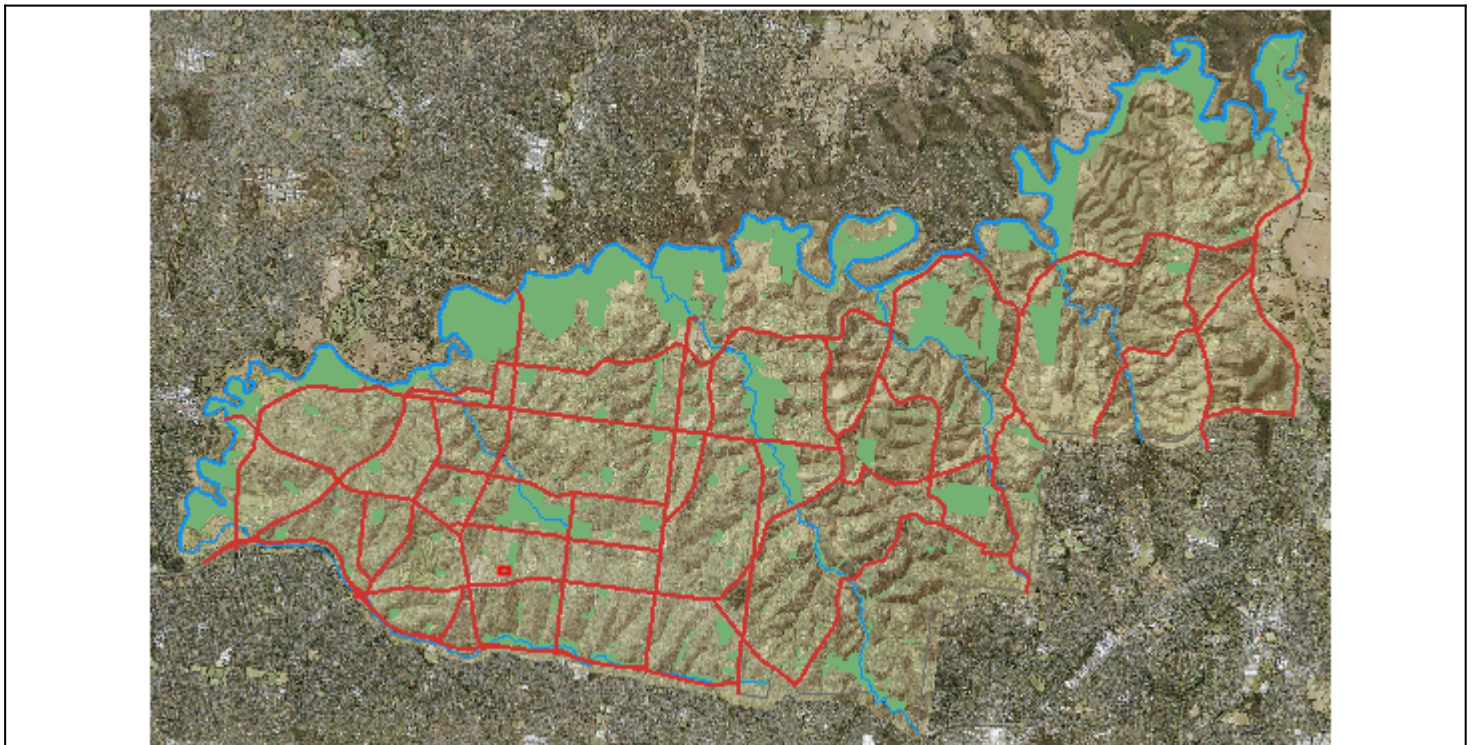
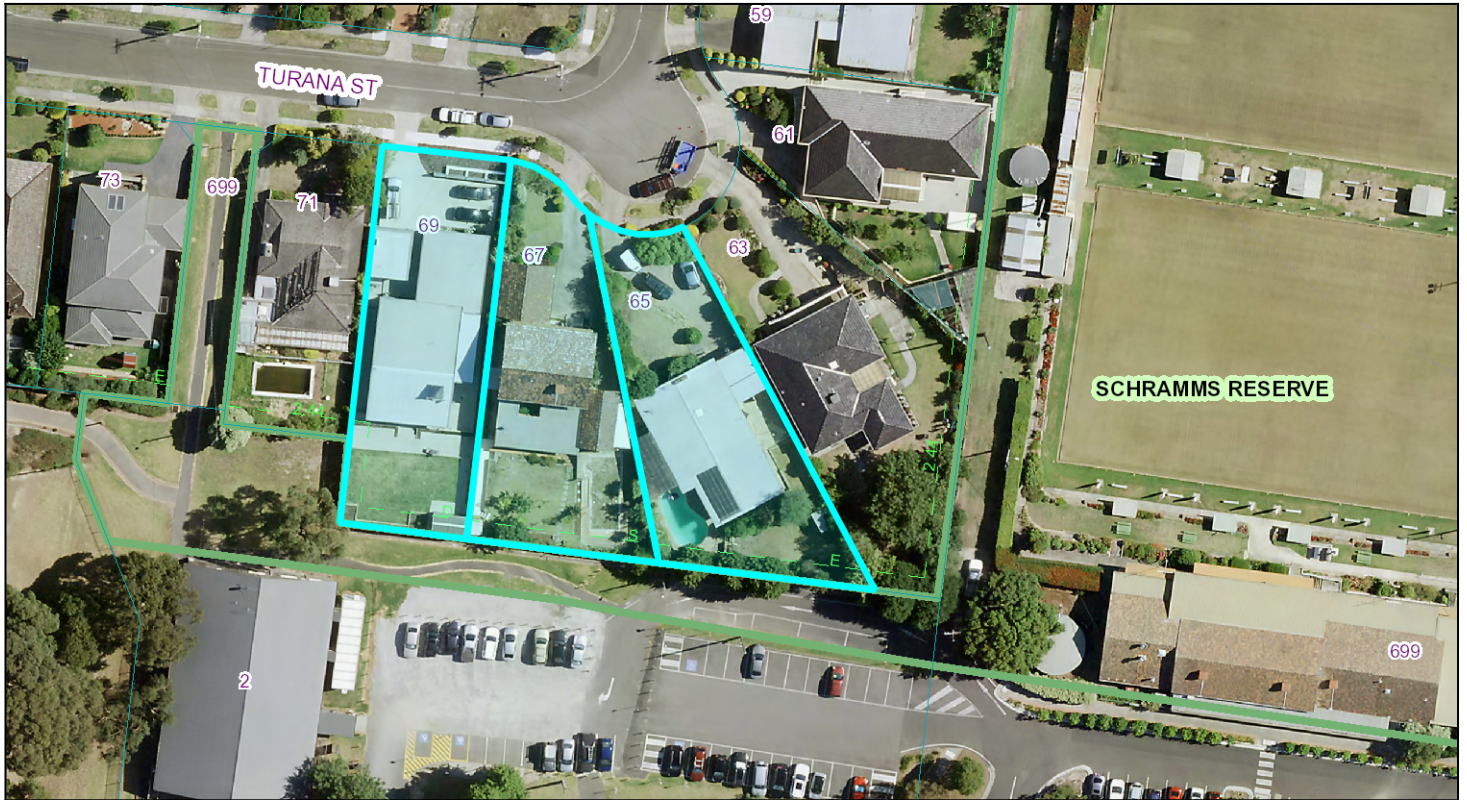
MATERIAL COLOUR SCHEME


<p>1a. EXTERNAL WALL Boral Navo Aspen range - Mist (or similar)</p>	<p>4. EXTERNAL WALL -H Sogon 150mm Linea WIB Wallaby (Colorbond)</p>	<p>9. METAL ROOFING Shale Grey (Colorbond)</p>	<p>13. ARCHITECTURAL FEATURE Horizontal shade slats - Black powdercoat</p>
<p>1b. EXTERNAL WALL Boral Escura Velour range - Dover (or similar)</p>	<p>5. EXTERNAL WALL rendered finish - Monument (Colorbond)</p>	<p>10. GUTTERS, FLASHINGS AND DP Monument (Colorbond)</p>	<p>14. ARCHITECTURAL FEATURE Aluminum Louvers - Grey powdercoat (With a Maximum Of Transparency of 25%)</p>
<p>1c. EXTERNAL WALL Boral Navo Aspen range - Espresso (or similar)</p>	<p>6. WINDOW FRAMES - Aluminum Wallaby (Colorbond)</p>	<p>11. BALUSTRADE Vertical Aluminum RHS - Black powdercoat</p>	<p>15. ARCHITECTURAL FEATURE Weatherex Exterior Board - Varies; see inset detail C1 - Pale Sage C2 - Variegated Frond C3 - Shale Grey</p>
<p>2. EXTERNAL WALL rendered finish - Pure White</p>	<p>7. ENTRY DOORS Corinthian, Madison PMAD 101 Panel, Shale Grey (Colorbond) Frame, Wallaby (Colorbond)</p>	<p>12. BALUSTRADE Glass panels w. metal frame - Grey frame</p>	<p>F - FIXED GLAZING + - OBSCURED GLAZING [] - AWNING WINDOW [] - SLIDING WINDOW</p>
<p>3. EXTERNAL WALL rendered finish - Dume (Colorbond)</p>	<p>8. GARAGE DOORS B&D Sectional, Seville Shale Grey (Colorbond)</p>		



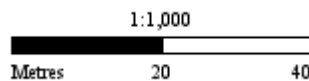
West Elevation

REVISION	DATE	AMENDMENTS	REV	BY
	10/11/15	FIRST SUBMISSION	A	KA
	11/02/16	RFI SUBMISSION	B	CL



 **Subject Land** **Address:** 69 Turana Street DONCASTER VIC, 3108

Whilst all care has been taken in the preparation of this cadastral base map, Manningham and the State of Victoria accepts no responsibility for the accuracy of any information shown. Users should rely on their own enquiries in order to validate information shown on this map. This information is for Demonstration only.



09/05/2016 10:14 AM