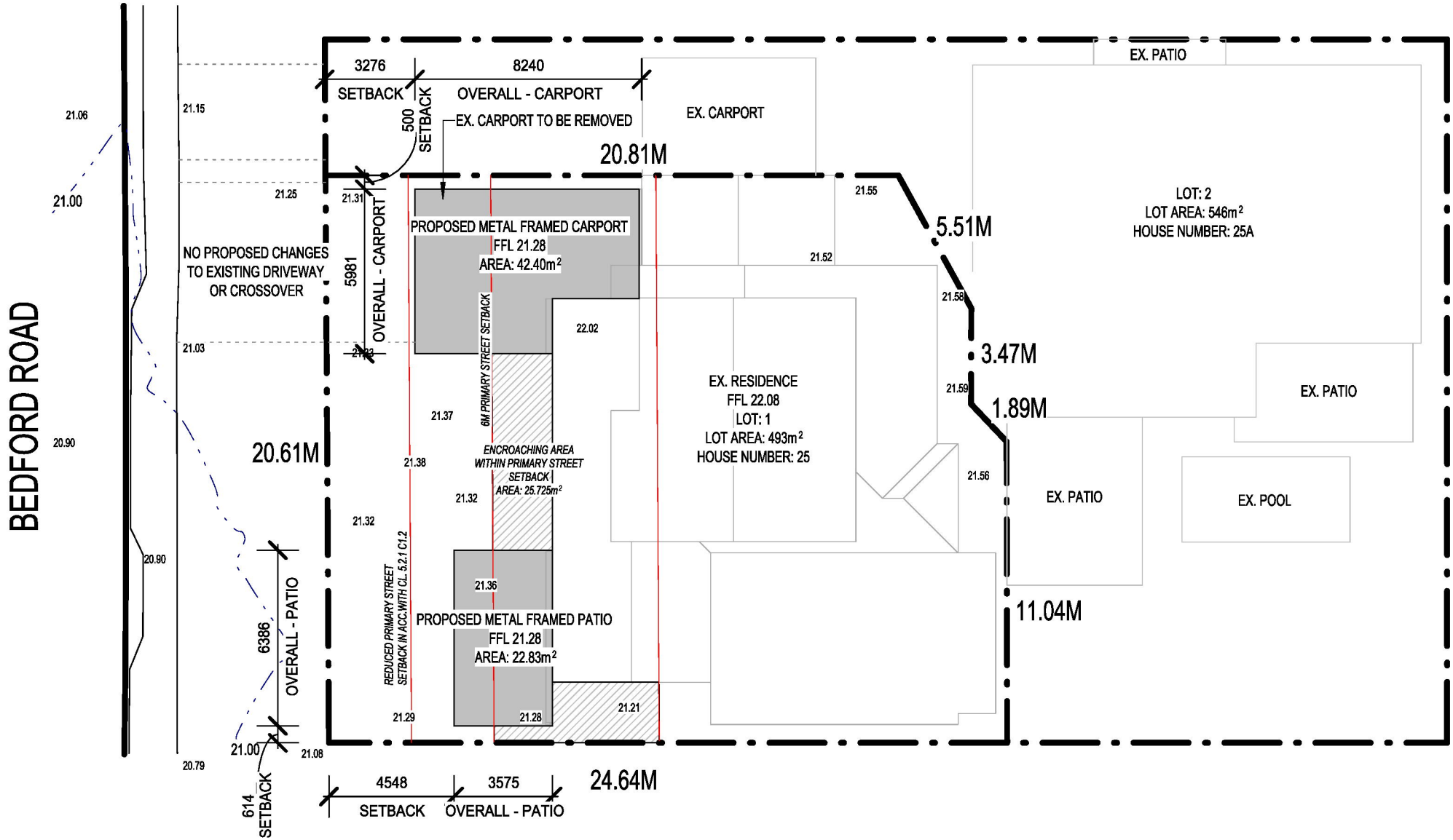


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- GENERAL CONSTRUCTION NOTES**
- ALL CONSTRUCTION TO CONFORM TO B.C.A AND AUSTRALIAN STANDARDS AND IN ACCORDANCE WITH RELEVANT SERVICES AND AUTHORITY REGULATIONS
  - ALL WORK TO BE CARRIED OUT BY FULLY QUALIFIED AND LICENSED TRADESPERSONS.
  - ALL DIMENSIONS ARE TO BE CONFIRMED BY BUILDER ON SITE. REFER TO WRITTEN DIMENSIONS TO BE TAKEN IN PREFERENCE TO SCALED.
  - ALL SEWER AND STORMWATER DRAINAGE TO BE IS STRICT ACCORDANCE WITH THE REQUIREMENTS OF THE LOCAL COUNCIL.
  - PLANS TO BE READ IN CONJUNCTION WITH ALL APPLICABLE ENGINEERING, ADDENDA AND SPECIFICATION. THIS DRAWING IS TO BE READ IN CONJUNCTION WITH THE STRUCTURAL ENGINEERS DRAWINGS. SETOUT DIMENSIONS TO FIXTURES SHOWN ARE APPROXIMATE ONLY. PLUMBER TO CONFIRM EXACT SETOUTS

**CLIENT NOTES**  
ALL DIMENSIONS STATED ON THESE DRAWINGS RELATE TO WALL SETOUT ONLY. NO ALLOWANCE IS MADE FOR ADDITION OF PLASTER OR WALL FINISH WHERE THESE APPLY. CARE SHOULD BE TAKEN TO INCLUDE SUCH ALLOWANCE IN CALCULATION OF CLEARANCE REQUIRED FOR FUTURE FITTINGS.

**SITE NOTE**  
- BUILDER TO VERIFY THE LOCATION OF ALL SERVICES PRIOR TO CONSTRUCTION.  
- DO NOT SCALE DIMENSIONS OFF PLAN. FIGURED DIMENSIONS TO BE USED AT ALL TIMES.



**SITE PLAN**  
SCALE: 1 : 200

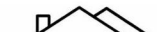
**OPEN SPACE CALCULATION**

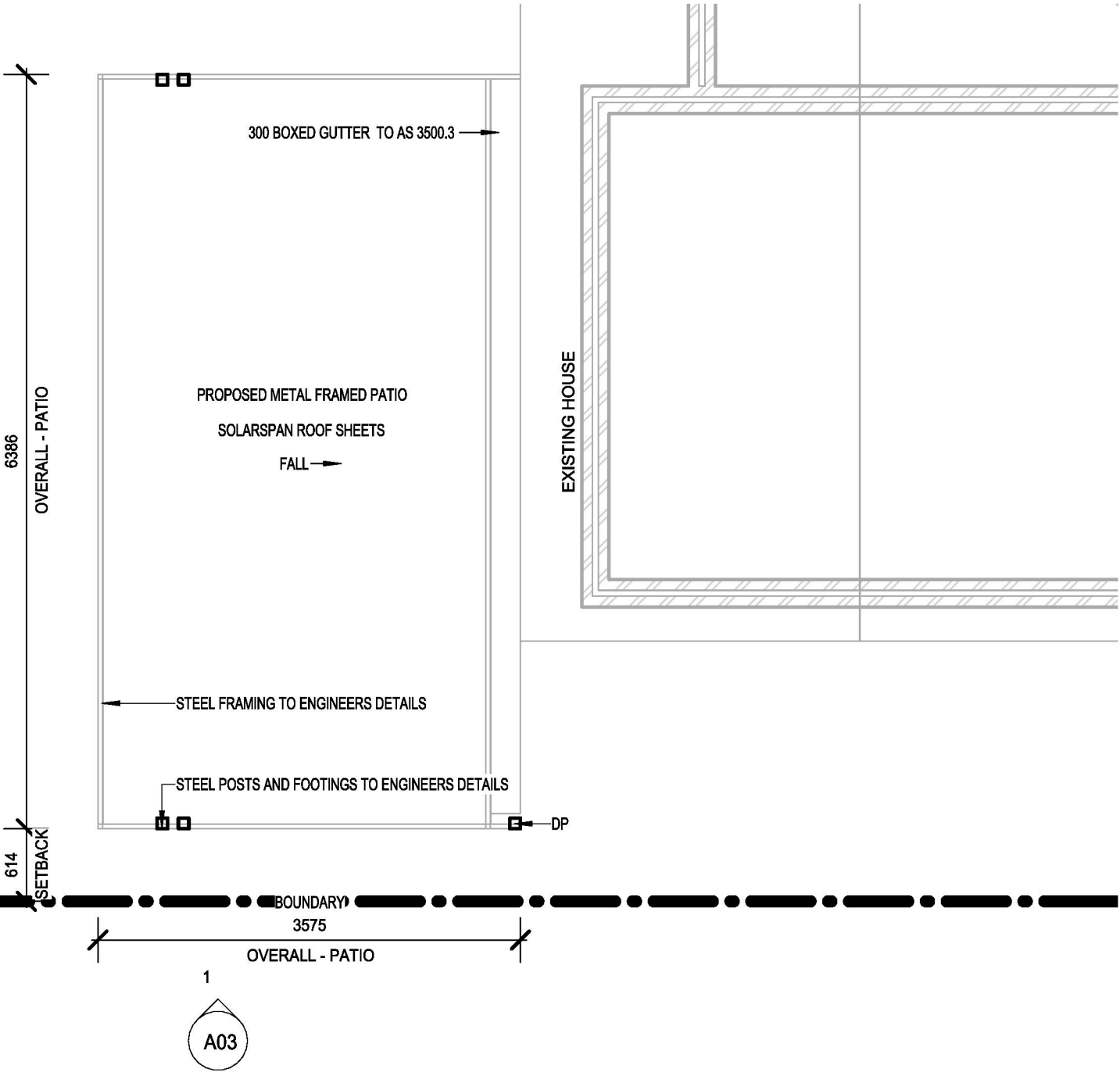
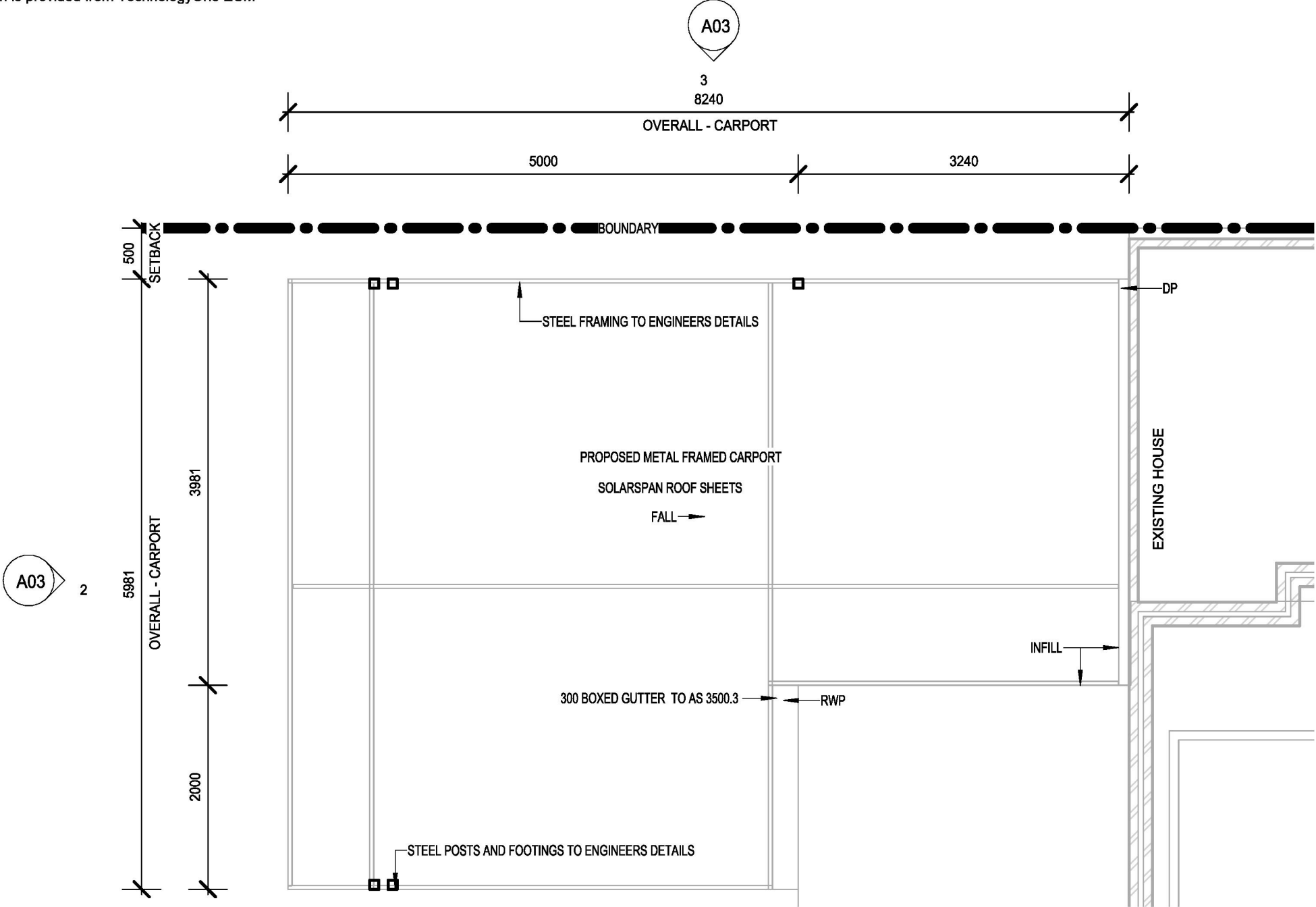
|                                                                                                                                |                      |
|--------------------------------------------------------------------------------------------------------------------------------|----------------------|
| EXISTING DWELLING                                                                                                              | 204.81m <sup>2</sup> |
| EXISTING GARAGE                                                                                                                | 20.62m <sup>2</sup>  |
| PATIO & CARPORT                                                                                                                | 65.23m <sup>2</sup>  |
| TOTAL AREA 290.66m <sup>2</sup>                                                                                                |                      |
| (EXCLUDING 49.30m <sup>2</sup> OF UNENCLOSED, COVERED OUTDOOR LIVING AREA AS PER FIGURE SERIES 6 - OPEN SPACE OF THE R-CODES ) |                      |
| LOT AREA: 493m <sup>2</sup>                                                                                                    |                      |
| OPEN SPACE: 51.04%                                                                                                             |                      |

**LANDSCAPING SETBACK AREA**  
TOTAL SETBACK AREA 123.73m<sup>2</sup>  
PERVIOUS AREA = 80.77m<sup>2</sup>  
IMPERVIOUS AREA = 42.96m<sup>2</sup>

GROUND LEVELS SHOWN ARE APPROXIMATE, BUILDER IS TO CHECK ALL LEVELS AND POSITION ONSITE WITH OWNER BEFORE COMMENCING WORK.

FURTHER SURVEY REQUIRED TO CONFIRM THE POSITION OF THE SEWER LINE. WATER CORP. DATA DOES NOT INDICATE THE POSITION OF THE SEWER IN RELATION TO THE PROPERTY BOUNDARIES AND ANY INFORMATION HOWN IN THIS SURVEY IS INDICATIVE ONLY

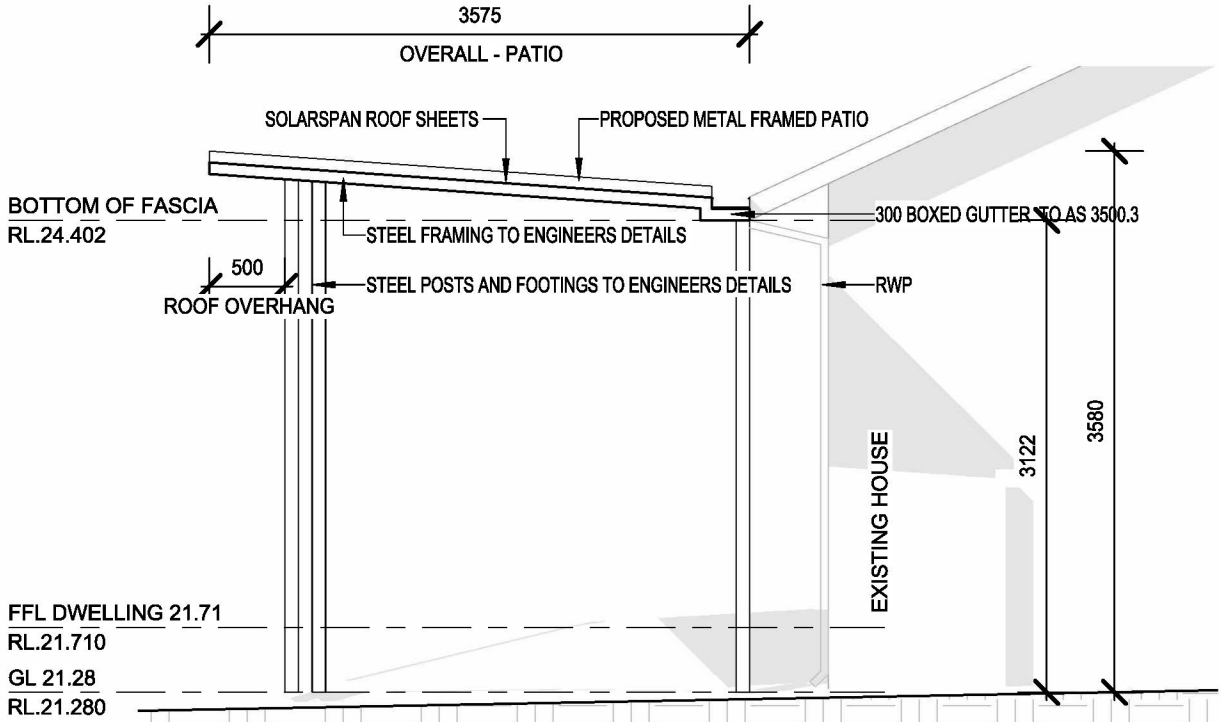
|                                             |                                        |                    |                        |                                                                                                                                  |
|---------------------------------------------|----------------------------------------|--------------------|------------------------|----------------------------------------------------------------------------------------------------------------------------------|
| ADDRESS<br>25 BEDFORD ROAD, ARDROSS WA 6153 | DRAWN<br>NORTH COAST DRAFTING SERVICES | DATE<br>29/05/2026 | SCALE<br>AS NOTED @ A3 | <br><b>NORTH COAST</b><br>DRAFTING SERVICES |
| OWNERS DETAILS                              | COUNCIL<br>CITY OF MELVILLE            |                    |                        |                                                                                                                                  |
| SITE PLAN                                   | PROJECT<br>LIM - ARDROSS               | DRAWING No.<br>A01 | REV.<br>A              | 0450636066<br>info@northcoastdraftingservices.com<br>www.northcoastdraftingservices.com                                          |



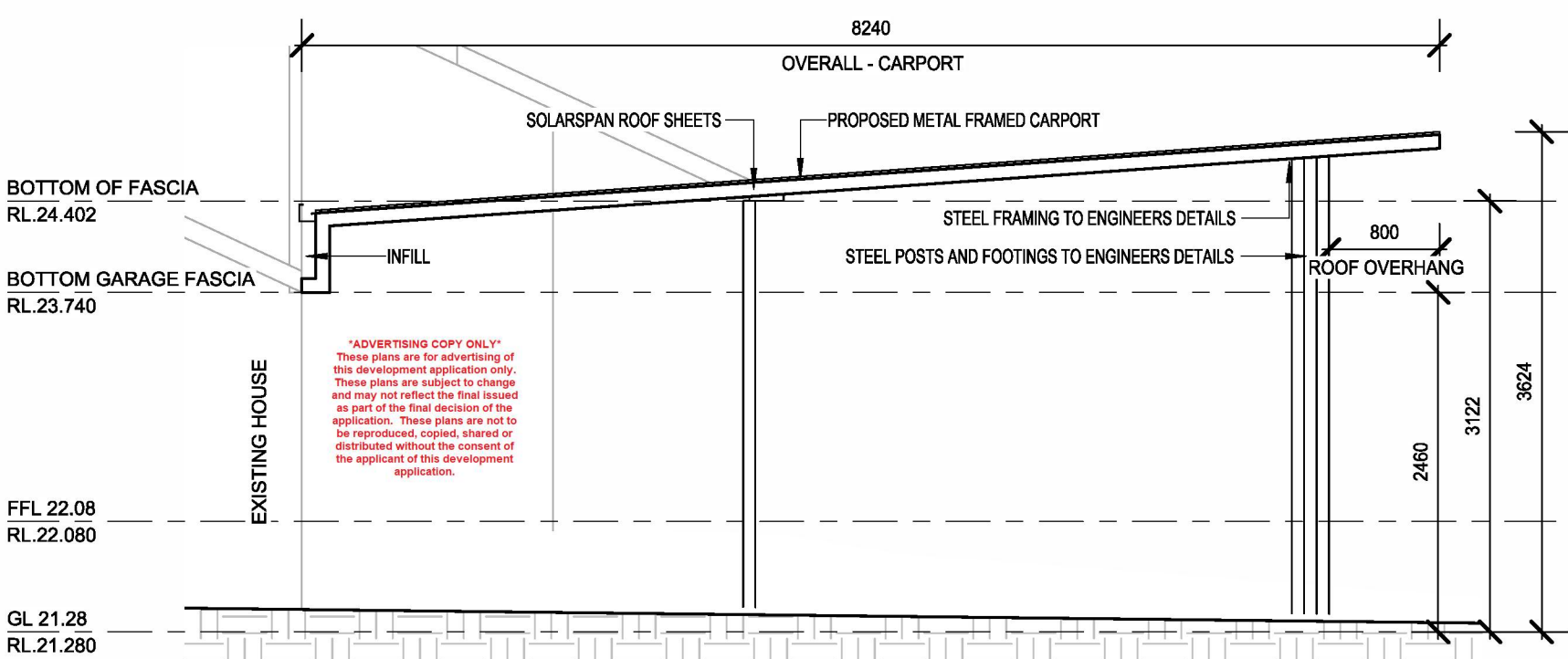
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**FLOOR PLAN**  
SCALE: 1 : 50

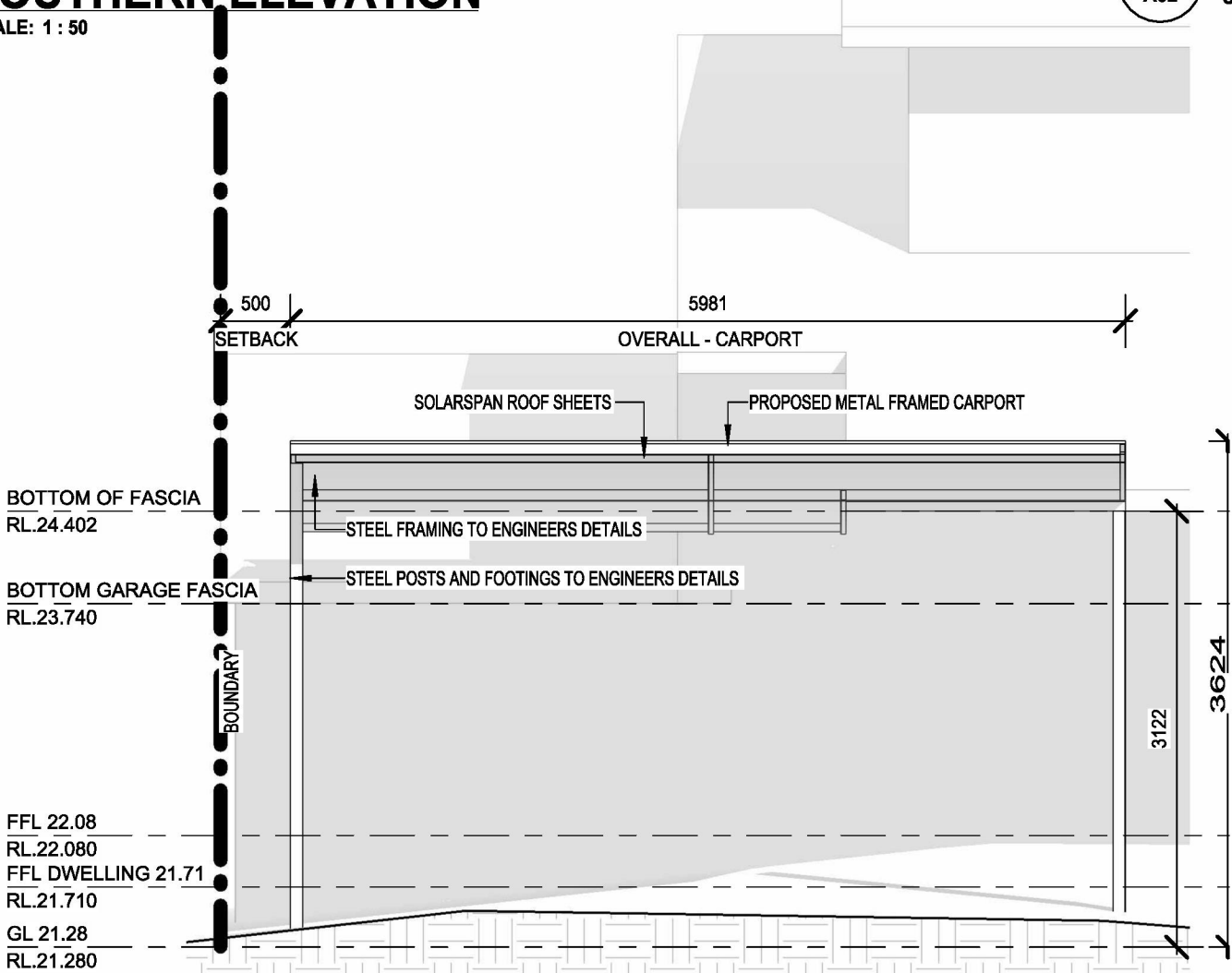
|                                             |                                        |                    |                        |                                                                                                                                  |
|---------------------------------------------|----------------------------------------|--------------------|------------------------|----------------------------------------------------------------------------------------------------------------------------------|
| ADDRESS<br>25 BEDFORD ROAD, ARDROSS WA 6153 | DRAWN<br>NORTH COAST DRAFTING SERVICES | DATE<br>29/05/2026 | SCALE<br>AS NOTED @ A3 | <br><b>NORTH COAST</b><br>DRAFTING SERVICES |
| OWNERS DETAILS                              | COUNCIL<br>CITY OF MELVILLE            |                    |                        |                                                                                                                                  |
| FLOOR PLAN                                  | PROJECT<br>LIM - ARDROSS               | DRAWING No.<br>A02 | REV.<br>A              | 0450636066<br>info@northcoastdraftingservices.com<br>www.northcoastdraftingservices.com                                          |



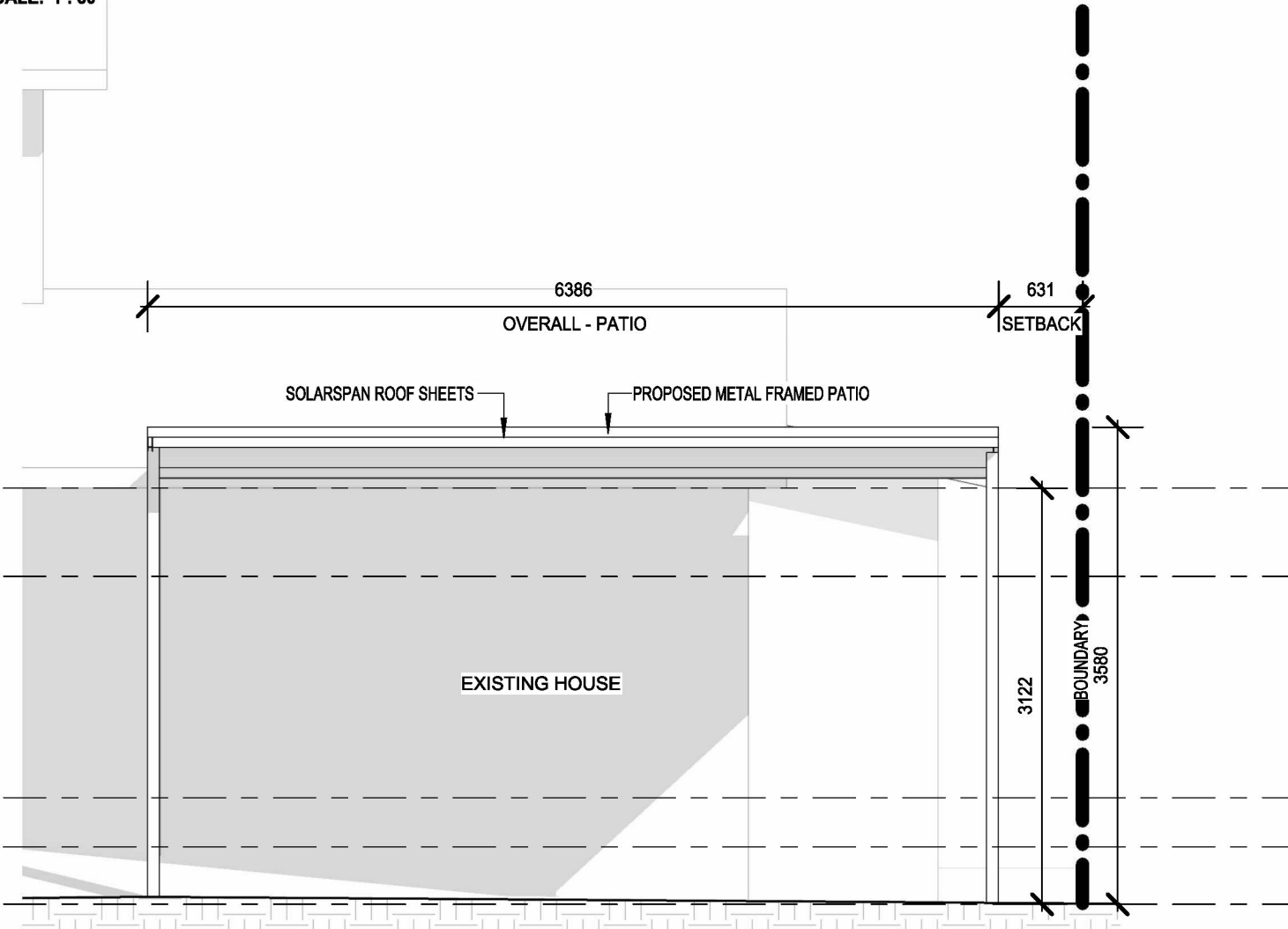
**1**  
A02 **SOUTHERN ELEVATION**  
SCALE: 1 : 50



**3**  
A02 **NORTHERN ELEVATION**  
SCALE: 1 : 50



**2**  
A02 **WESTERN ELEVATION**  
SCALE: 1 : 50



|             |          |          |
|-------------|----------|----------|
| FRAMEWORK   | STEEL    | SURFMIST |
| POSTS       | STEEL    | SURFMIST |
| FLASHINGS   | STEEL    | SURFMIST |
| GUTTERS     | STEEL    | SURFMIST |
| DOWNPIPES   | STEEL    | SURFMIST |
| ROOF SHEETS | STEEL    | SURFMIST |
| INFILL      | TWINWALL | OPAL     |

|                                             |  |                                        |                    |                    |                        |                                                                                                                                  |
|---------------------------------------------|--|----------------------------------------|--------------------|--------------------|------------------------|----------------------------------------------------------------------------------------------------------------------------------|
| ADDRESS<br>25 BEDFORD ROAD, ARDROSS WA 6153 |  | DRAWN<br>NORTH COAST DRAFTING SERVICES |                    | DATE<br>29/05/2026 | SCALE<br>AS NOTED @ A3 | <br><b>NORTH COAST</b><br>DRAFTING SERVICES |
| OWNERS DETAILS                              |  | COUNCIL<br>CITY OF MELVILLE            |                    |                    |                        |                                                                                                                                  |
| ELEVATIONS                                  |  | PROJECT<br>LIM - ARDROSS               | DRAWING No.<br>A03 | REV.<br>A          |                        | 0450636066<br>info@northcoastdraftingservices.com<br>www.northcoastdraftingservices.com                                          |