



# Impressions

The Home Builder

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## ONE OFF

DREAM LIVING SERIES SPECIFICATION 2c BLOCK

LEAD N° 1557 MODEL N° -

CLIENT:

**10m DESIGN  
OPTION 2**

ADDRESS:

**AUBIN RISE ESTATE  
AUBIN GROVE**

SALES CONSULTANT

FRANK F.

CONTACT NUMBER

0411 831 183

SURVEY AVAILABLE

NO

DENSITY CODE

R30

COASTAL CONDITION

R3

REVISION

VO # DRN DATE CHK

MC 30.06.15

**300 m<sup>2</sup>**

**SITE COVERAGE (55% MAX)**  
144.75 / 300 = **48.25%**

**OPEN SPACE = 51.75%**

AREAS:

	PERIM. (m)	AREA (m <sup>2</sup> )
HOUSE AREA	60.70	111.06
GARAGE	23.24	32.93
ALFRESCO	14.84	12.94
PORCH	6.44	2.16
		159.09 m <sup>2</sup>

### ROOF AREAS

AREA [m<sup>2</sup> ON THE FLAT] 170.87

### RCODE REQUIREMENTS

RCODE REQUIREMENTS	REQUIRED	COMPLIES
FRONT SETBACK	2m (MIN) 4m(AVE)	YES
OPEN SPACE	45%	YES
BOUNDARY WALL BEHIND SETBACK LINE		YES
OVERLOOKING CONES OF VISION SHOWN		N/A

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### PRELIMINARY DESIGN ONLY

DUE TO THE IMPLEMENTATION OF THE AMENDED RESIDENTIAL DESIGN CODES AND THE BUILDING CODES OF AUSTRALIA ENERGY EFFICIENCY PROVISIONS, THIS DESIGN MAY BE SUBJECT TO CHANGE UPON RECEIPT OF DETAILED SURVEY INFORMATION.

### DESIGN NOTE

SOME ASPECTS OF THE SKETCH DESIGN MAY HAVE TO BE ALTERED TO COMPLY WITH THE 6 STAR ENERGY EFFICIENCY RATINGS IN ACCORDANCE WITH THE BUILDING CODES OF AUSTRALIA (BCA). ONCE FINALISED, ADDITIONAL DESIGN COMPLIANCE ITEM/S WILL BE AT EXTRA OVER COST/S TO SATISFY THE CODES.

PATH: stg04.realcognita.com/imp-design/Design/sales-sketches/rep-names/FRANK FERRALORO/2015/SURELAND 1555/10m/LOT 768.pln

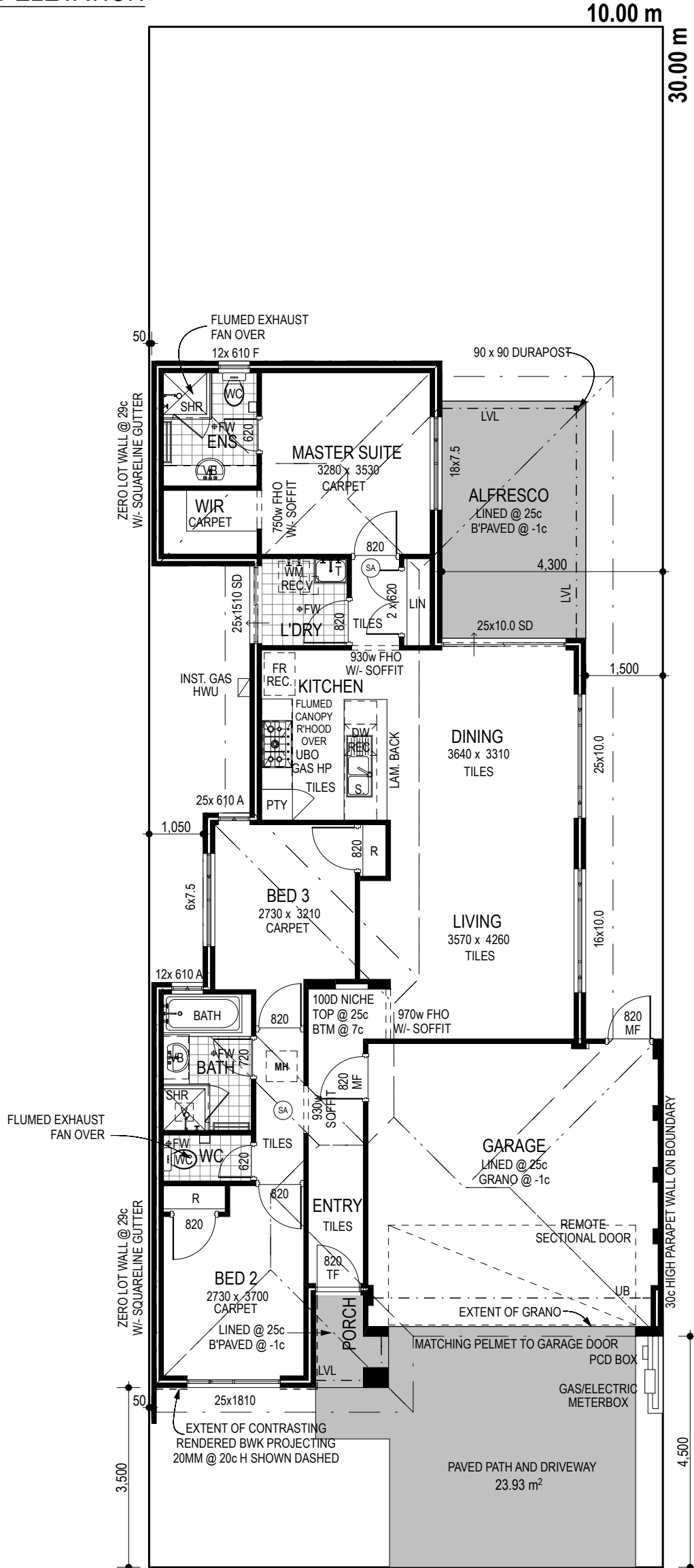
TILED ROOF ON  
25°38'0" (25°) PITCH.

CEILING 2,435 ( 28c+ PLATE)

SINGLE SIDED  
GLAZING BARS  
CONTRASTING RENDERED  
BWK PROJECTING 20mm  
F.F.L. 0 ( 0c)

## FRONT ELEVATION

SCALE 1:100



## FLOOR PLAN

SCALE 1:100

CLIENT: \_\_\_\_\_

DATE: \_\_\_\_\_

CLIENT: \_\_\_\_\_

DATE: \_\_\_\_\_

BUILDER: \_\_\_\_\_

DATE: \_\_\_\_\_