



Impressions

The Home Builder

Reg. Builder N°: 5415. A Division of J. Corp Pty. Ltd.
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ONE OFF

NEW DREAM LIVING SPECS 2c BLOCK
 LEAD N° 7356 MODEL N° -

CLIENT:
MILLER GROUP PTY LTD

ADDRESS:
**LOT 727
 DURHAM ROAD
 AUBIN RISE ESTATE
 AUBIN GROVE**

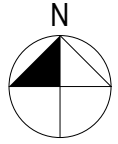
SALES CONSULTANT
FRANK FERRALORO

CONTACT NUMBER
 0411 831 183

SURVEY AVAILABLE NO LDP / PLANNING POLICY YES

DENSITY CODE R60 COASTAL CONDITION R3

REVISION	VO #	DRN	DATE	CHK
		MC	28.06.17	



LOT 727
371m²

SITE COVER
 201.29/371 = **54.26%**

OPEN SPACE = 45.74%

RCODE REQUIREMENTS	REQUIRED	COMPLIES
FRONT SETBACK	2m (MIN)	YES
OPEN SPACE	N/A	YES
B'DARY WALL LENGTH	75% BEHIND SETBACK	YES
BOUNDARY WALL BEHIND SETBACK LINE		YES
OVERLOOKING CONES OF VISION SHOWN		N/A

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PRELIMINARY DESIGN ONLY

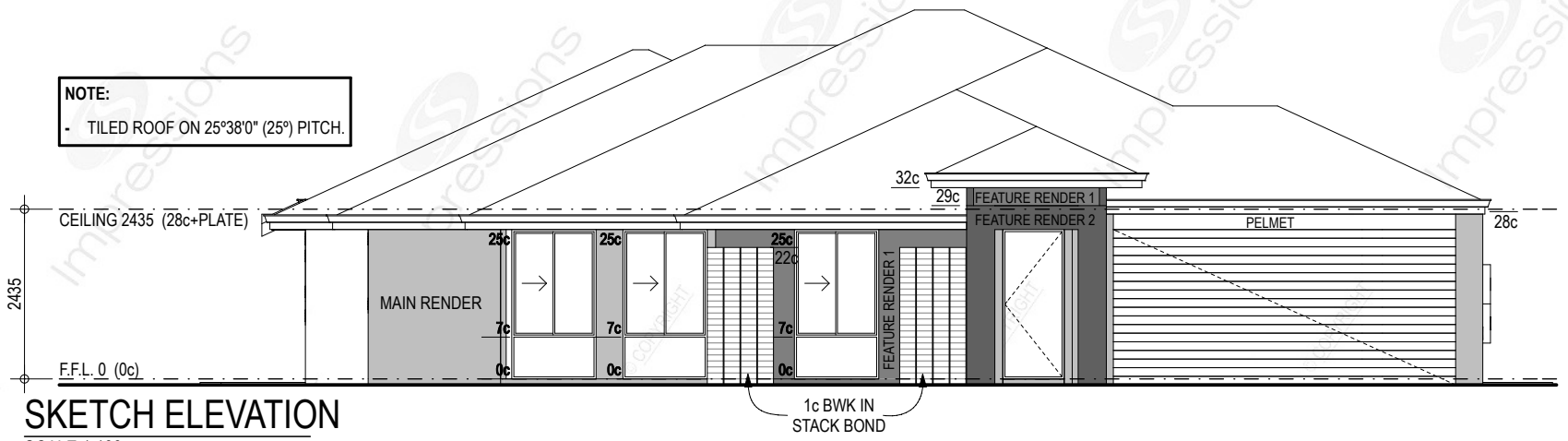
DUE TO THE IMPLEMENTATION OF THE AMENDED RESIDENTIAL DESIGN CODES AND THE BUILDING CODES OF AUSTRALIA ENERGY EFFICIENCY PROVISIONS, THIS DESIGN MAY BE SUBJECT TO CHANGE UPON RECEIPT OF DETAILED SURVEY INFORMATION.

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.

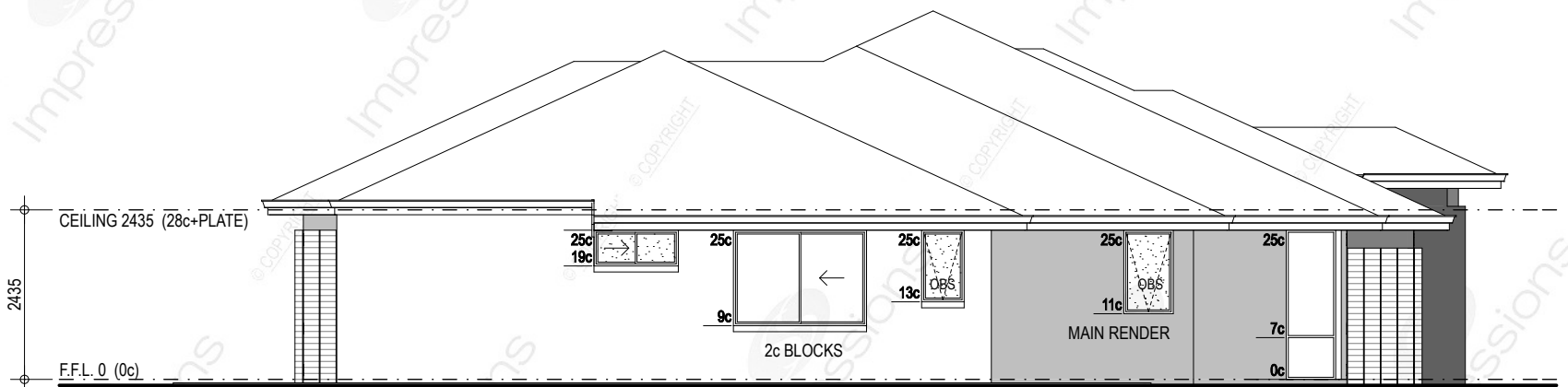
PATH: /Volumes/imp-design/Design/sales-sketches/ reps-names/FRANK FERRALORO/2017/7356-57-58 MILLER GROUP/7356/7356.pln

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



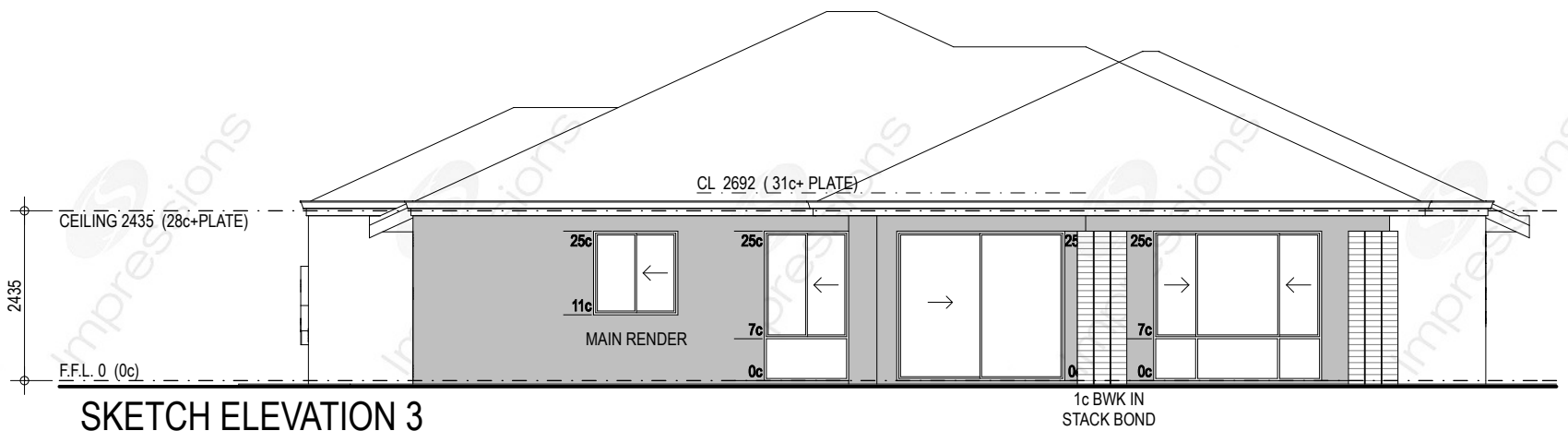
SKETCH ELEVATION

SCALE 1:100



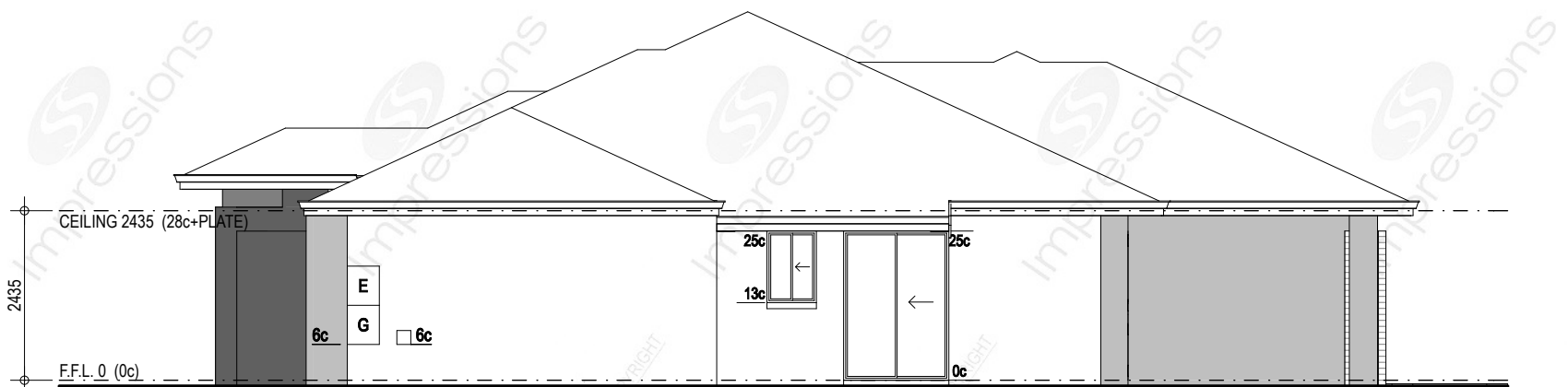
SKETCH ELEVATION 2

SCALE 1:100



SKETCH ELEVATION 3

SCALE 1:100



SKETCH ELEVATION 4

SCALE 1:100

CLIENT: _____

DATE: _____

CLIENT: _____

DATE: _____

BUILDER: _____

DATE: _____