

Lot 414 – Hill Close

Colour Scheme – Lima Blue



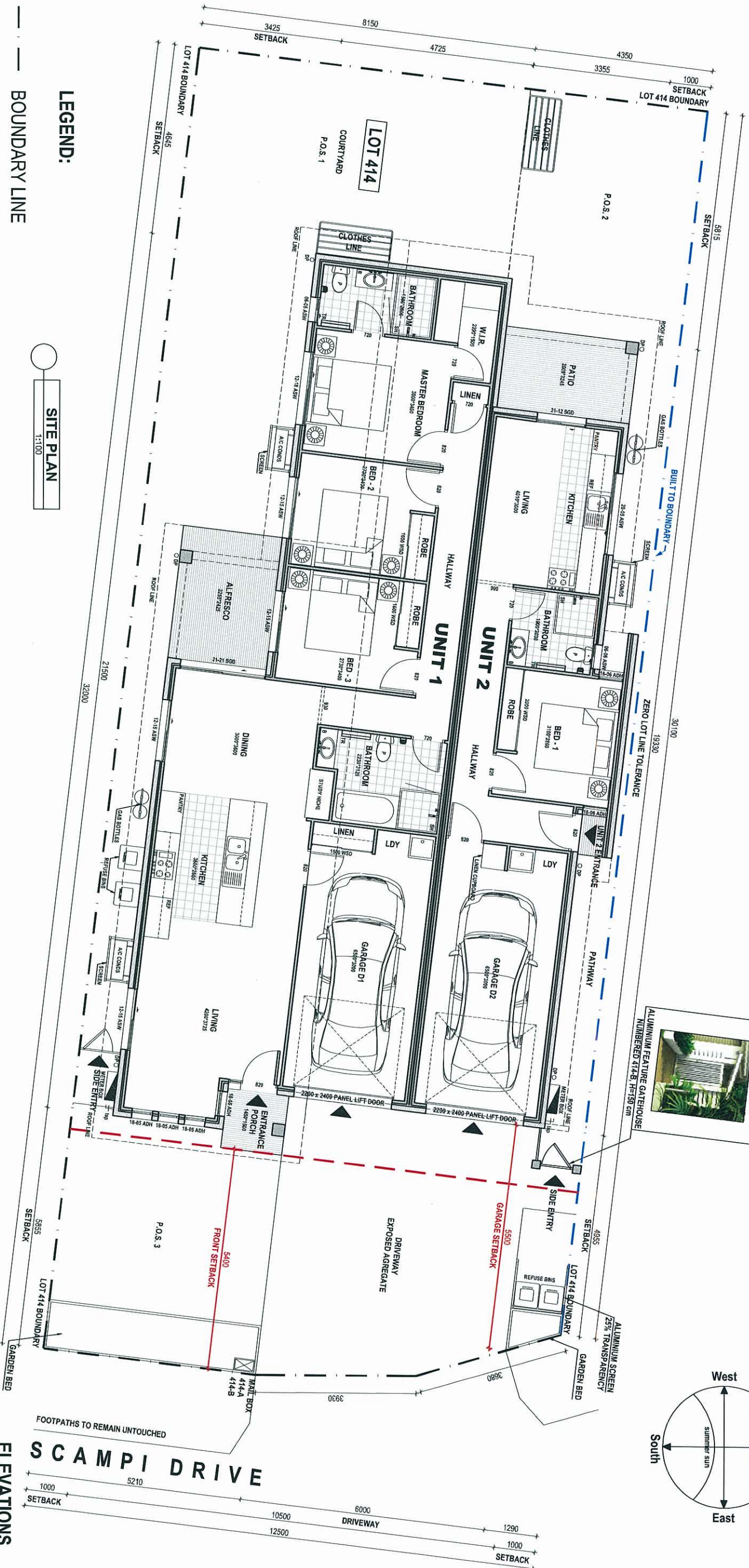
DEEP OCEAN®
CLICK HERE

DUNE®
CLICK HERE

PLANS AND DOCUMENTS
referred to in the PDA APPROVAL

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- LEGEND:**
- BOUNDARY LINE
 - BUILT TO BOUNDARY LINE
 - SETBACK LINE
 - ENTRY POINT

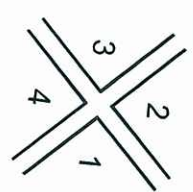
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SITE PLAN
1:100

PRIVATE OPEN SPACE AREA	
P.O.S. 1	76.02 m ²
P.O.S. 2	41.35 m ²
P.O.S. 3	23.72 m ²
TOTAL	141.09 m ²

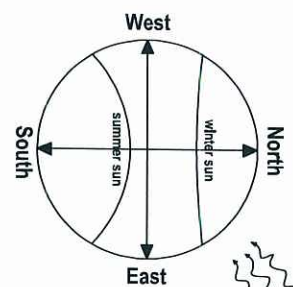
FLOOR AREAS		
LIVING	PORCH	TOTAL
189.01 m ²	17.31 m ²	206.32 m ²
SITE AREA	COVERAGE AREA	
395.00 m ²	52.23 %	

PROJECT	TITLE	SCALE	REV.	NOTES	SHEET
LOT 414 HILL CLOSE ARGYLE SKINNY 3+1 DUPLEX	SITE PLAN	1:100 @ A3			
		DATE			
		19-8-2013			
					1/9

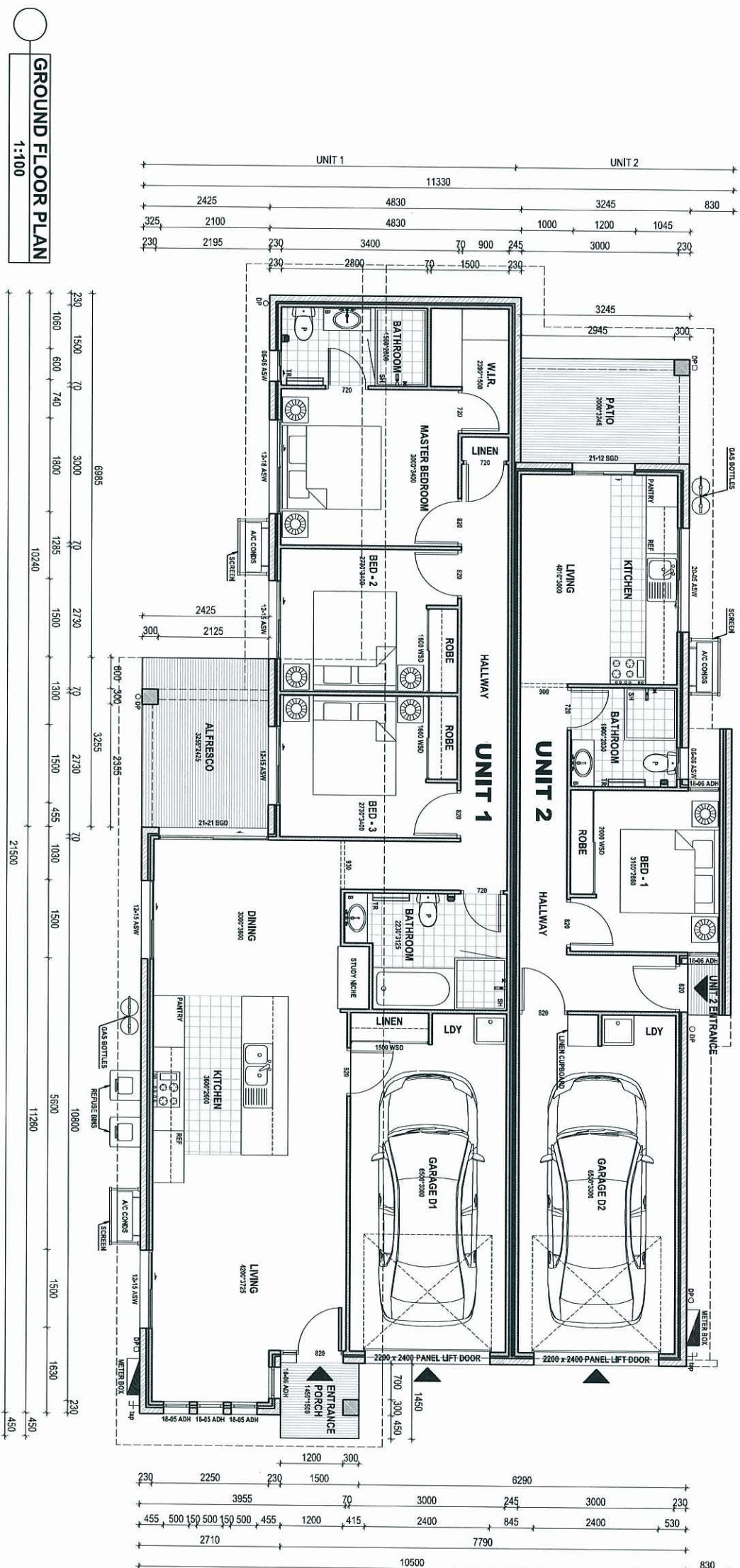
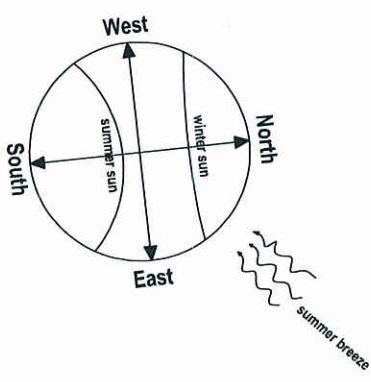
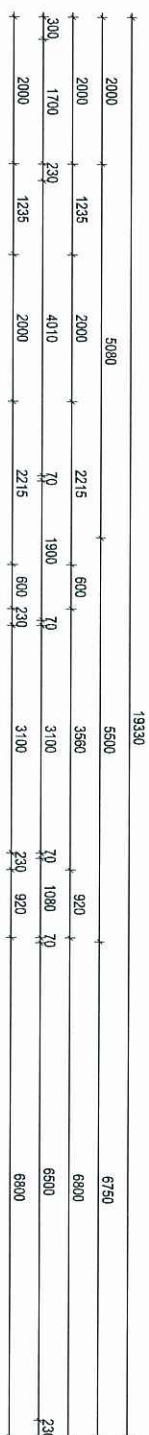


ELEVATIONS

SCAMPI DRIVE



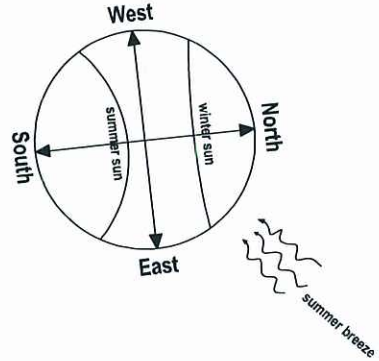
North
winter sun
summer sun
summer breeze
East
South
West



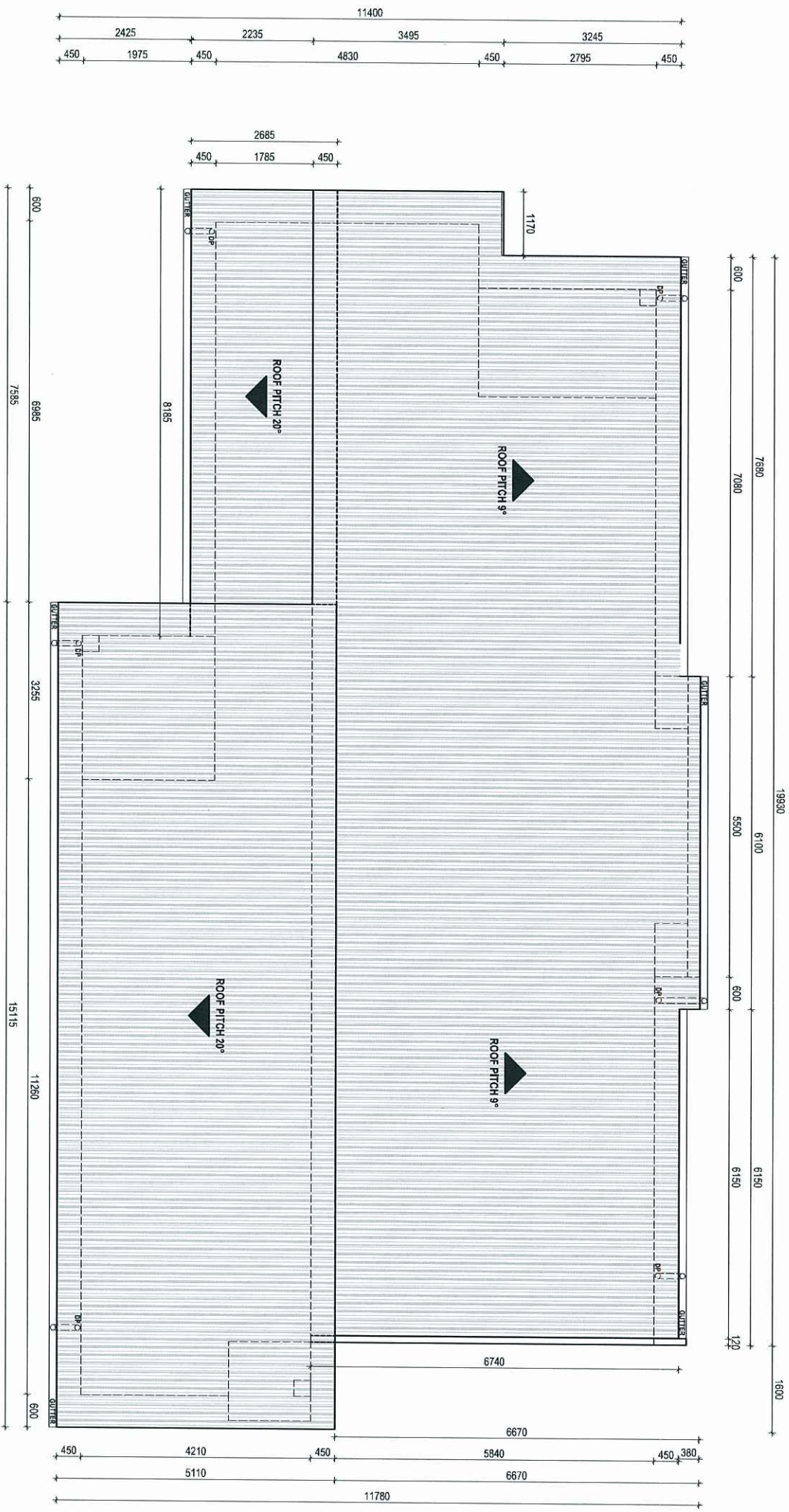
A diagram of a four-pointed star (X-shape) with numbers 1, 2, 3, and 4 at its points. The numbers are placed at the top, right, bottom, and left points respectively.

FLOOR SCHEDULE - UNIT 2	
DESCRIPTION	AREA (m ²)
LIVING	32.65
GARAGE D2	19.46
PATIO	6.40
ENTRY PORCH	0.58
TOTAL	59.09

LOT 414 HILL CLOSE ARGYLE SKINNY 3+1 DUPLEX	GROUND FLOOR PLAN	1:100 @ A3
		DATE
		19-8-2013



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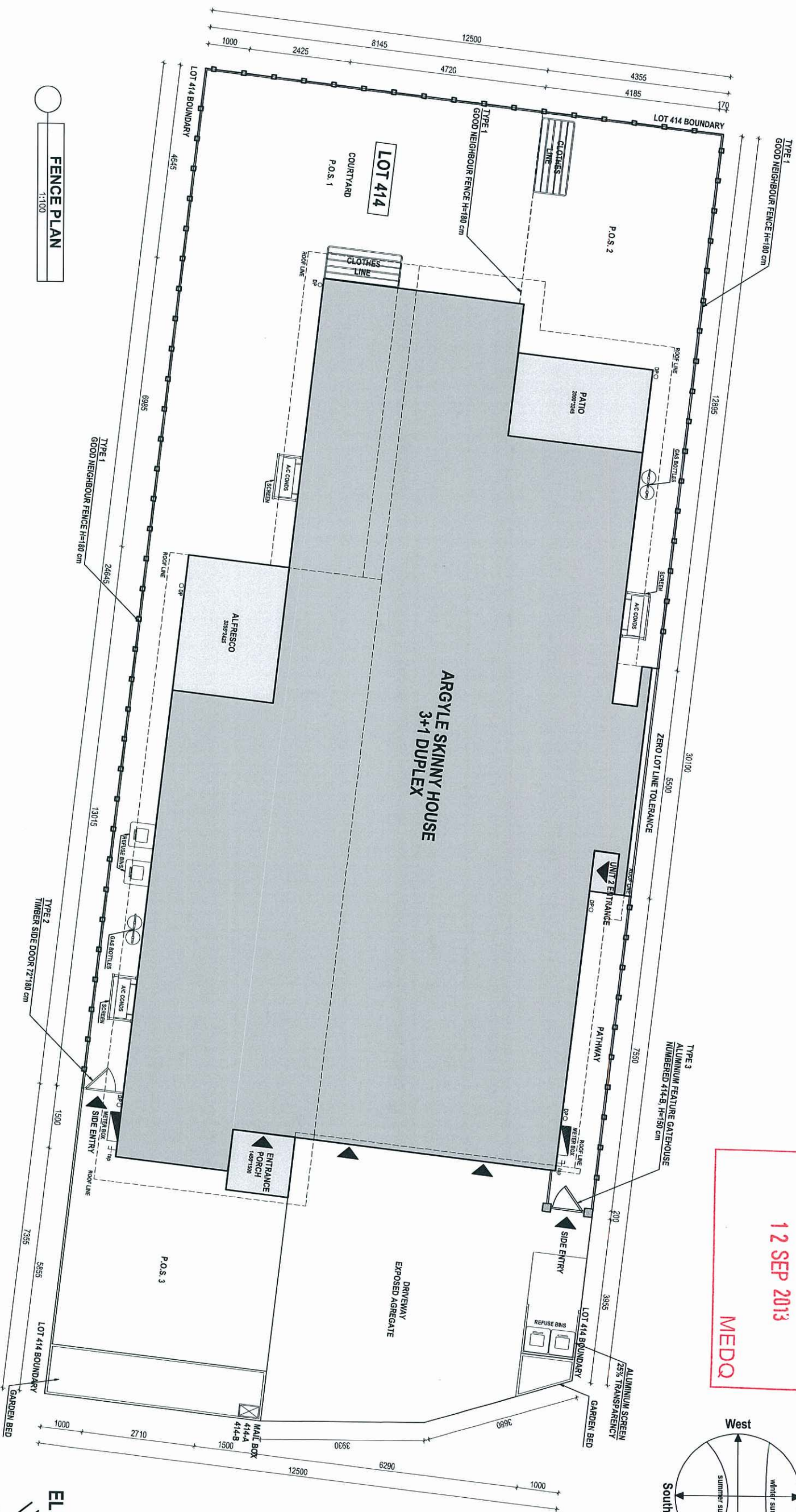
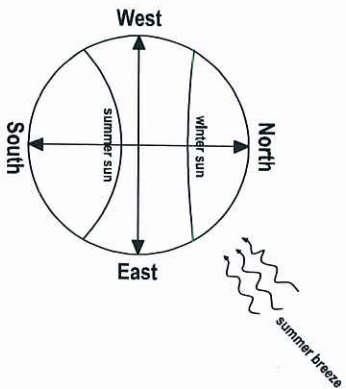


ROOF LINES PLAN
1:100



PROJECT		TITLE		SCALE		REV.		NOTES		SHEET	
LOT 414 HILL CLOSE ARGYLE SKINNY 3+1 DUPLEX		ROOF LINES PLAN		1:100 @ A3						3/9	
				DATE							
				19-8-2013							

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FENCE PLAN
1:100

FENCE LEGEND



TYPE 1
Good Neighbour Fence
H = 180 cm

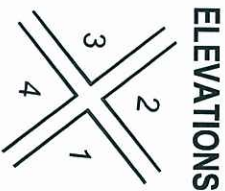


TYPE 2
Stained Timber Entry Gate
25% Transparency



TYPE 3
Aluminium Feature
Gatehouse
Numbered 414-B, H=150 cm

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LOT 414 HILL CLOSE ARGYLE SKINNY 3+1 DUPLEX	FENCE PLAN	1:100 @ A3		
		DATE		
		19-8-2013		
SHEET				
4/9				

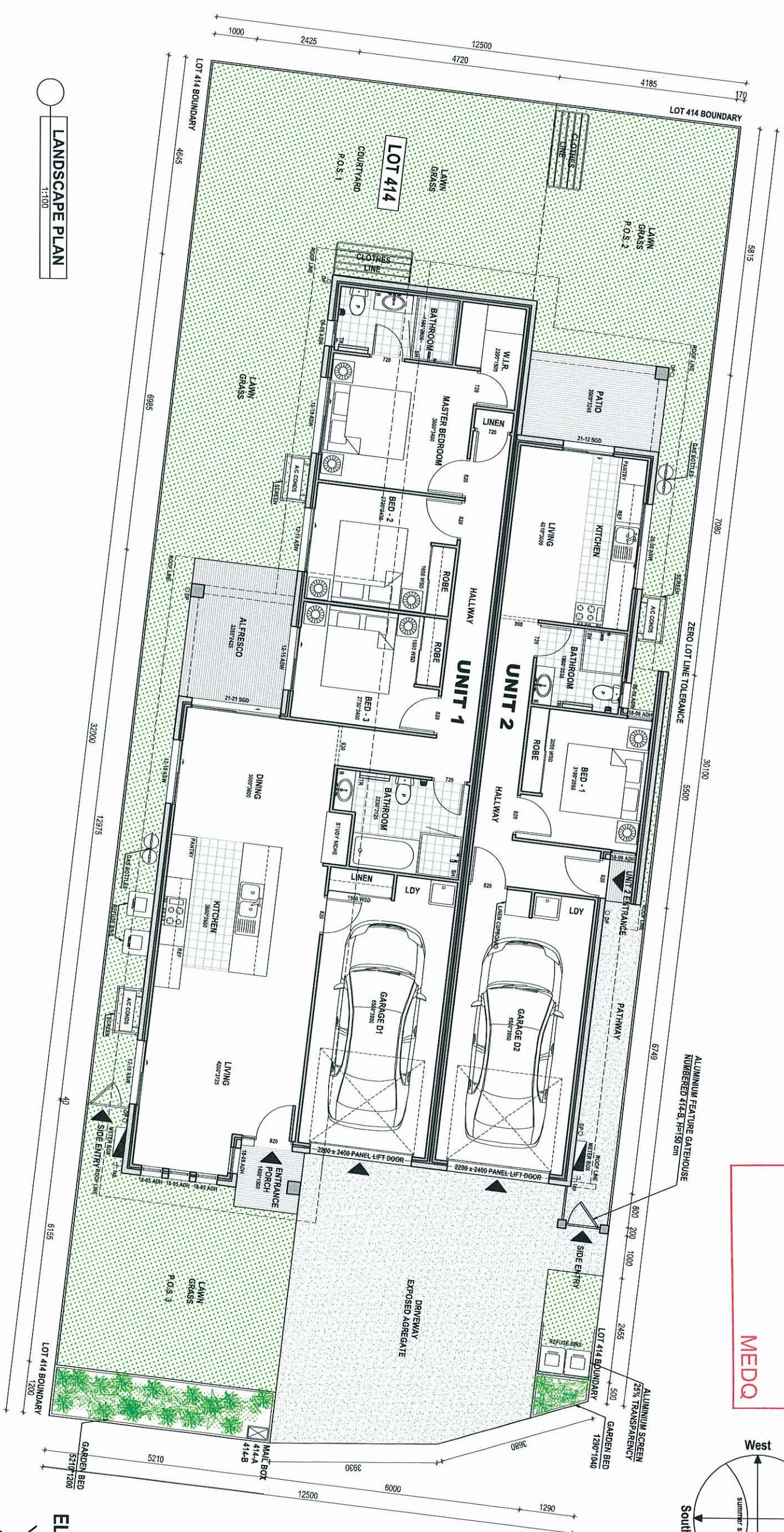
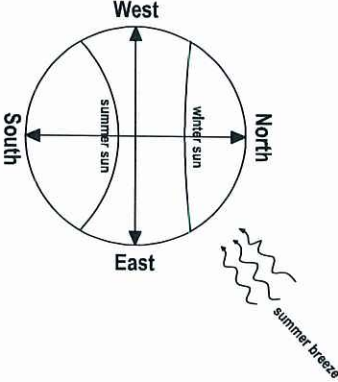


ELEVATIONS

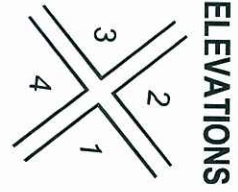
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LANDSCAPE PLAN
1:100



- LEGEND:
- DECKING
 - LAWN GRASS
 - PEBBLES
 - DRIVEWAY
 - EXPOSED AGGREGATE
 - SHRUBS
3*1m high min.
 - TREES & PALMS
5*2m high min.

PROJECT	TITLE	SCALE	REV.	NOTES	SHEET
LOT 414 HILL CLOSE ARGYLE SKINNY 3+1 DUPLEX	LANDSCAPE PLAN	1:100 @ A3	DATE 19-8-2013		5/9

APPENDIX 1: DEVELOPMENT PLANTING SCHEDULE .

GENERAL

- Trees are to be planted in planting beds of minimum 1.5m width and minimum mulch / planting area of 6m².
- Cultivars of species provided are acceptable.
- Other species to be approved by ULDA.

TREES AND PALMS

BOTANICAL NAME

Acmena hemilampira
Alphitonia petriei
Arytera divaricata
Brachychiton acerifolius
Callistemon viminalis
Cassia brewsteri var *tomentella*
Corymbia ptychocarpa
Corymbia tessellaris
Cupaniopsis anacardioides
Eucalyptus tereticornis
Euroschinus falcatus
Ficus congesta
Ficus virens
Flindersia australis
Livistona decora
Lophostemon suaveolen
Melaleuca leucadendra
Olea paniculata
Paraserianthes toona
Pittosporum ferrugineum
Pongamia Pinnata
Stenocarpus sinuatus
Sterculia quadrifida
Waterhousia floribunda
Xanthostemon chrysanthus

COMMON NAME

Broad-leaved Lillypilly
Pink Ash
Rose Tamarind
Illawarra Flame Tree
Weeping bottlebrush
Velvet Bean
Swamp bloodwood
Moreton Bay Ash
Tuckeroo
Qld Blue Gum
Ribonwood
Red-leaved fig
White Fig
Crows Ash
Weeping Cabbage Palm
Weeping Paperbark
Native Olive
Mackay Redcedar
Rusty Pittosporum
Native Wisteria
Wheel of Fire
Peanut Tree
Weeping Lilly Pilly
Golden Penda

SHRUBS

Alpinea caerulea
Alpinea excelsa
Atractocarpus fitzalanii
Cordyline canniifolia
Cyrtostachys renda
Gossia inophloia
Heliconia sp
Hibiscus heterophyllus
Hibiscus sp
Leea indica
Licuala ramsayi
Melaleuca 'Little John'
Melaleuca linariifolia 'Claret Tops'
Melaleuca linariifolia 'Dwarf Snow'
Murraya ovatifoliolata

Native Ginger
Red Ash
Native Gardenia
Palm Lily
Lipstick Palm
Blushing beauty
Heliconia
Native Roasella
Hibiscus
Bandicoot Berry
Australian Fan Palm
Little John
Claret Tops
Dwarf Snow in Summer
Native Mock Orange

GROUNDCOVERS

BOTANICAL NAME

Musa basjoo 'Sakhalin'
Rhapis excelsa
Vitex trifolia 'Purpurea'
Vitex trifolia purpurea
Xanthorrhoea johnsonii
Zamia furfuracea

COMMON NAME

Japanese banana
Broadleaf Lady Palm
Purple Vitex
Trifoliate Chastetree
Grass tree
Cardboard palm

Babingtonia virgata "Dwarf"
Brachyscome microcarpa
Bromeliad sp
Crinum pedunculatum
Cycas revoluta
Gymbopogon refractus
Dendrobium kingianum
Dianella caerulea
Dianella Little Jess
Dianella 'Tas Red '
Dietes bicolor
Dietes bicolor
Dietes grandiflora
Gahnia sieberiana
Hardenbergia violaceae
Hibbertia scandens
Hymenocallis littoralis
Hymenocallis littoralis Thai Spider
Lepidosperma laterale
Liriope muscari
Lomandra hystrix
Lomandra longifolia
Lomandra longifolia 'Bunyip'
Molinera capitulata
Myoporum ellipticum
Pennisetum 'Nafray'
Pennisetum alopecuroides
Pennisetum 'Red Lea'
Poa siebriana
Themeda triandra

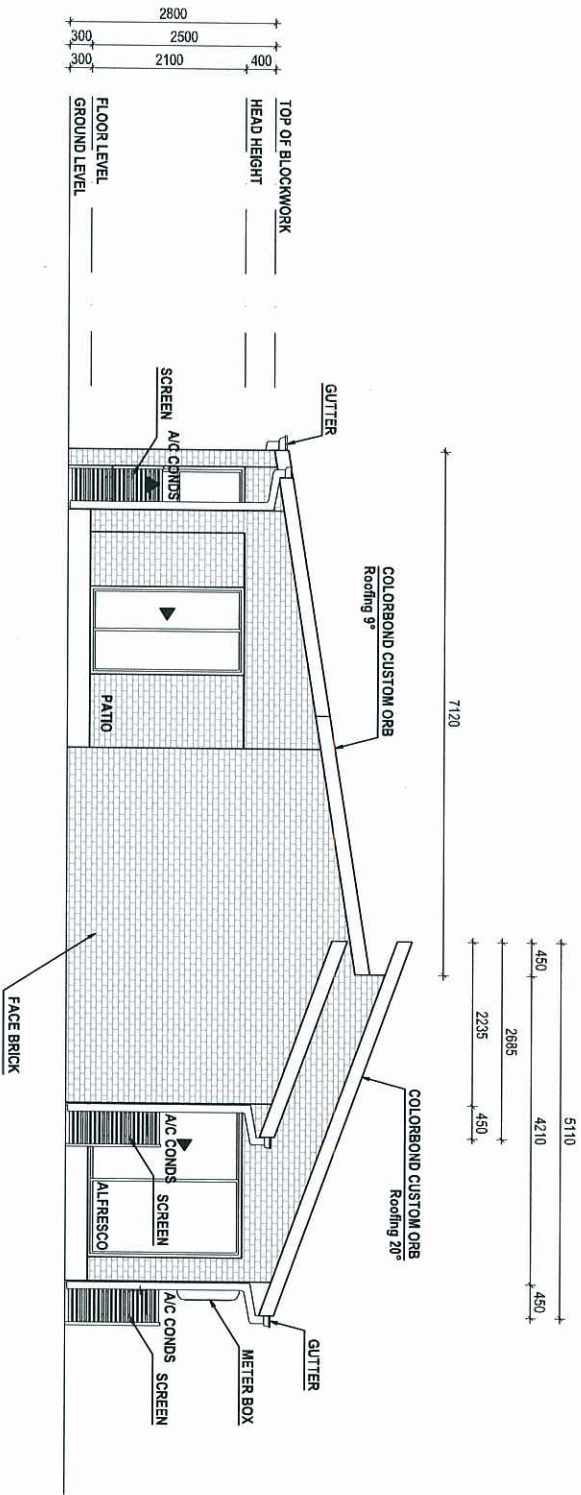
Miniature Baeckea
Didgery Sticks
Blue Daisy
Bromeliad
Swamp Lily
Sago Palm
Barbed Wire Grass
Pink King Rock Orchid
Flax Lily
Blue Flax Lily
Flax Lily
Spanish Iris
Yellow Iris
Yellow Iris
Swamp Gahnia
Sarsaparilla Vine
Golden Guinea Vine
Spider Lily
Variagated Spider Lily
Variable Sword Sedge
Lily Turf
Creek Matt Rush
Matt Rush
Matt Rush
Palm Lily
Boobialla
Swamp Foxtail
Swamp Foxtail
Swamp Foxtail
Snow Grass
Kangaroo Grass



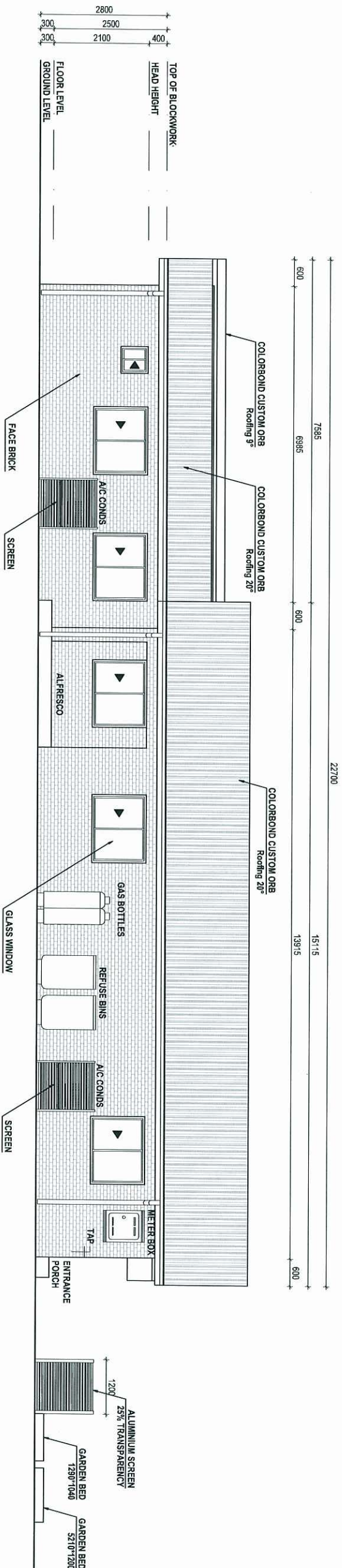
6/9	SHEET
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ELEVATION 3
1:100



ELEVATION 4
1:100

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LOT 414 HILL CLOSE ARGYLE SKINNY 3+1 DUPLEX	ELEVATIONS 3&4	1:100 @ A3			9/9
		DATE 19-8-2013			