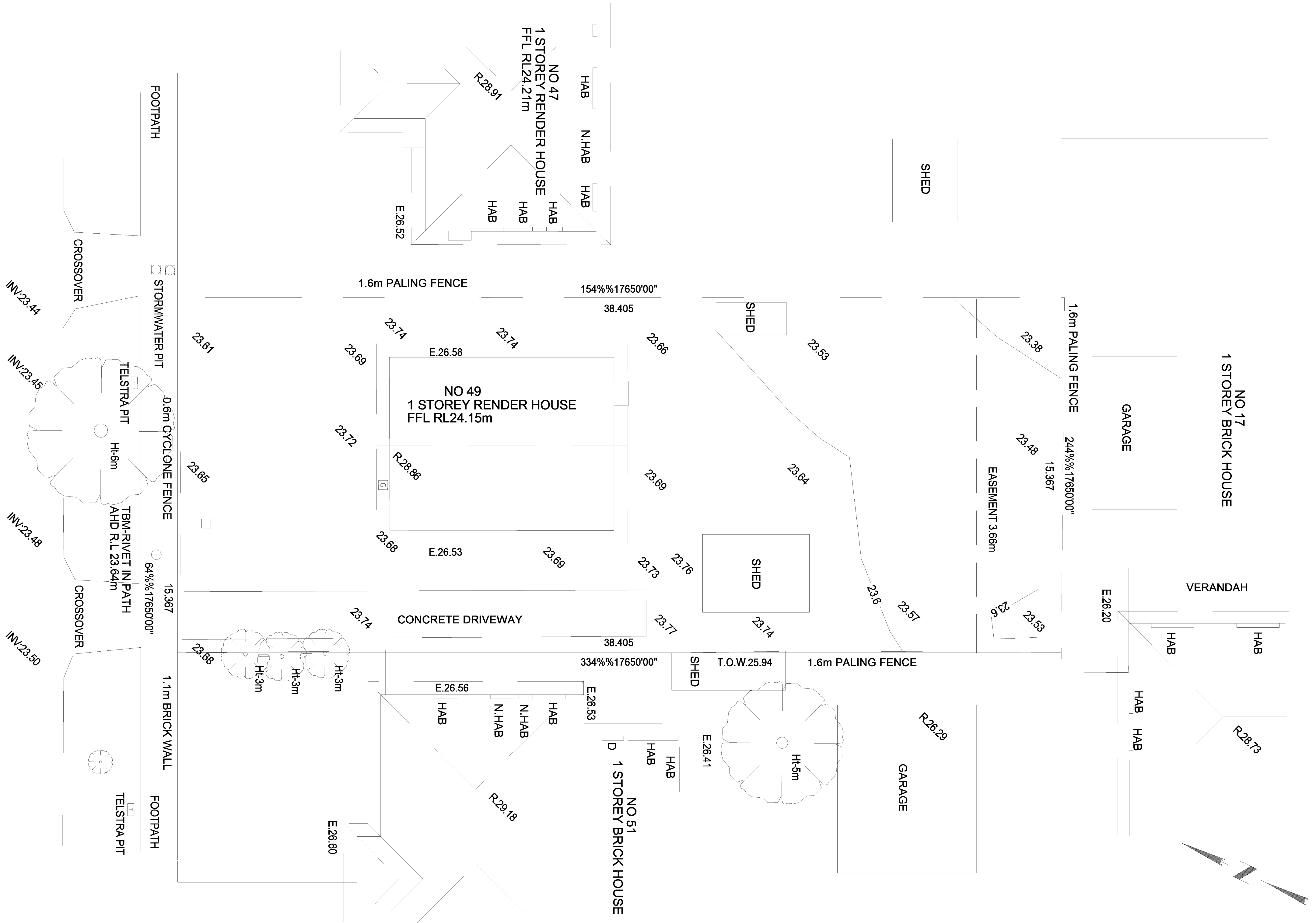




BOX STREET

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PROPOSED 3 TOWN HOUSES DEVELOPMENT
WITH ASSOCIATTE GARAGE AND LANDSCAPE AT
49 Box Street, Doveton

EXISTING CONDITIONS

Casey City Council

DATE	REV	DESCRIPTIONS
22/6/2018	A	COUNCIL FOLLOWING RFI
9/9/2018	B	FOLLWOING COUNCIL COMMENTS
13/9/2018	C	FOLLWOING COUNCIL COMMENTS



REGISTERED
Building Practitioner



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oday_akram@yahoo.com
ABN:84930189476
B.P.NO:DP-AD44330

TP1

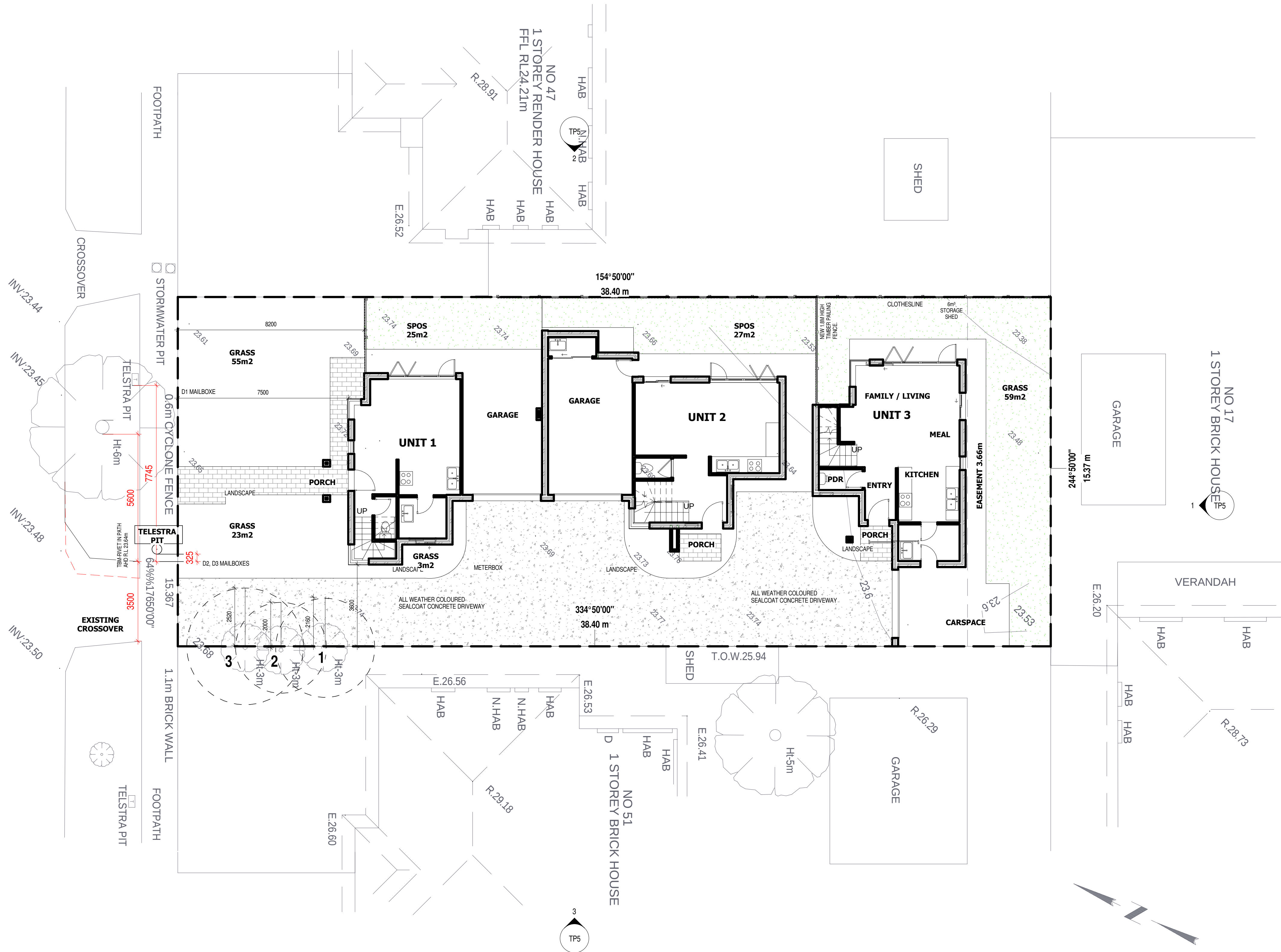
Scale

1 : 100

REV

C

BOX STREET



1	DESIGN RESPONSE PLAN
TP5	1:100

AREA ANALYSIS

SITE AREA = 590

UNIT 1
GROUND FLOOR = 59m2
GARAGE = 25m2
PORCH= 3m2
FIRST FLOOR = 54 m2
TOTAL =141m2

UNIT 2
GROUND FLOOR = 44m2
GARAGE = 24m2
PORCH= 3m2
FIRST FLOOR = 62 m2
TOTAL =133m2

UNIT 3
GROUND FLOOR = 51m2
PORCH= 3m2
FIRST FLOOR = 50 m2
TOTAL =104m2

SITE COVERAGE BY BUILDINGS = 263 m2 (44.5%)
CONCRETE DRIVEWAY = 122m2
SITE PREMABILITY = 385m2 (35%)

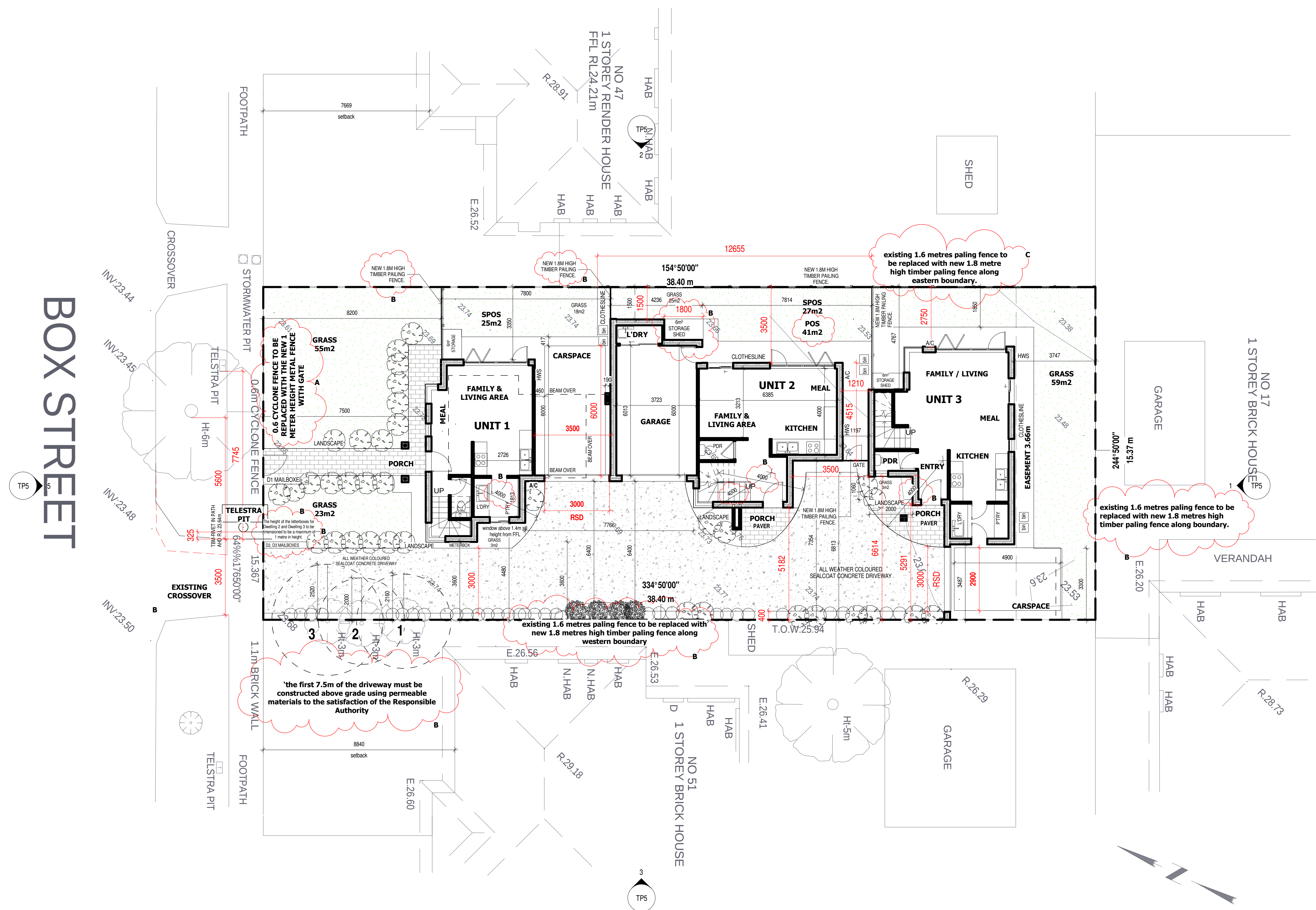
SMART TownPlanning info@smarttownplanning.com.au +61410348448	
PROPOSED 3 TOWN HOUSES DEVELOPMENT WITH ASSOCCIAITE GARAGE AND LANDSCAPE AT 49 Box Street, Doveton	
DESIGN RESPONSE PLAN	
Casey City Council	

DATE	REV	DESCRIPTIONS
22/6/2018	A	COUNCIL FOLLOWING RFI
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	ODAY AL SHARBATI Building Design & Architectural Phone : 0452218857 oday_akram@yahoo.com ABN:84930189476 B.P.NO:DP-AD44330
TP2	
Scale	As indicated
REV	C

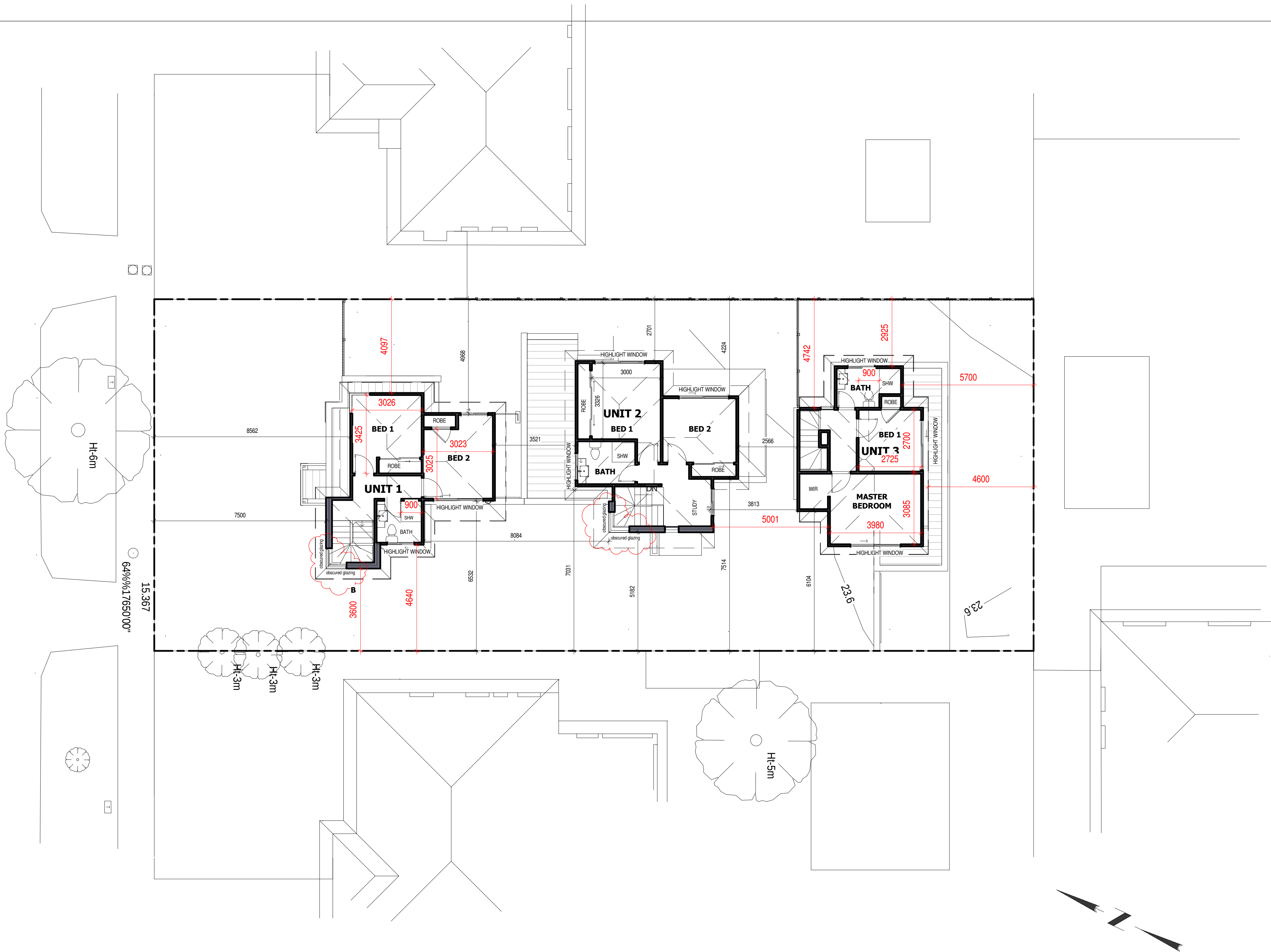
GREEN AREA CALCULATION
SITE AREA = 590m²
AREA REQUIRE = 30% (177m²)
UNIT 1 = 96 m²
UNIT 2 = 25 m²
UNIT 3 = 54m² + 3m² = 57 m²

TOTAL = 178m²

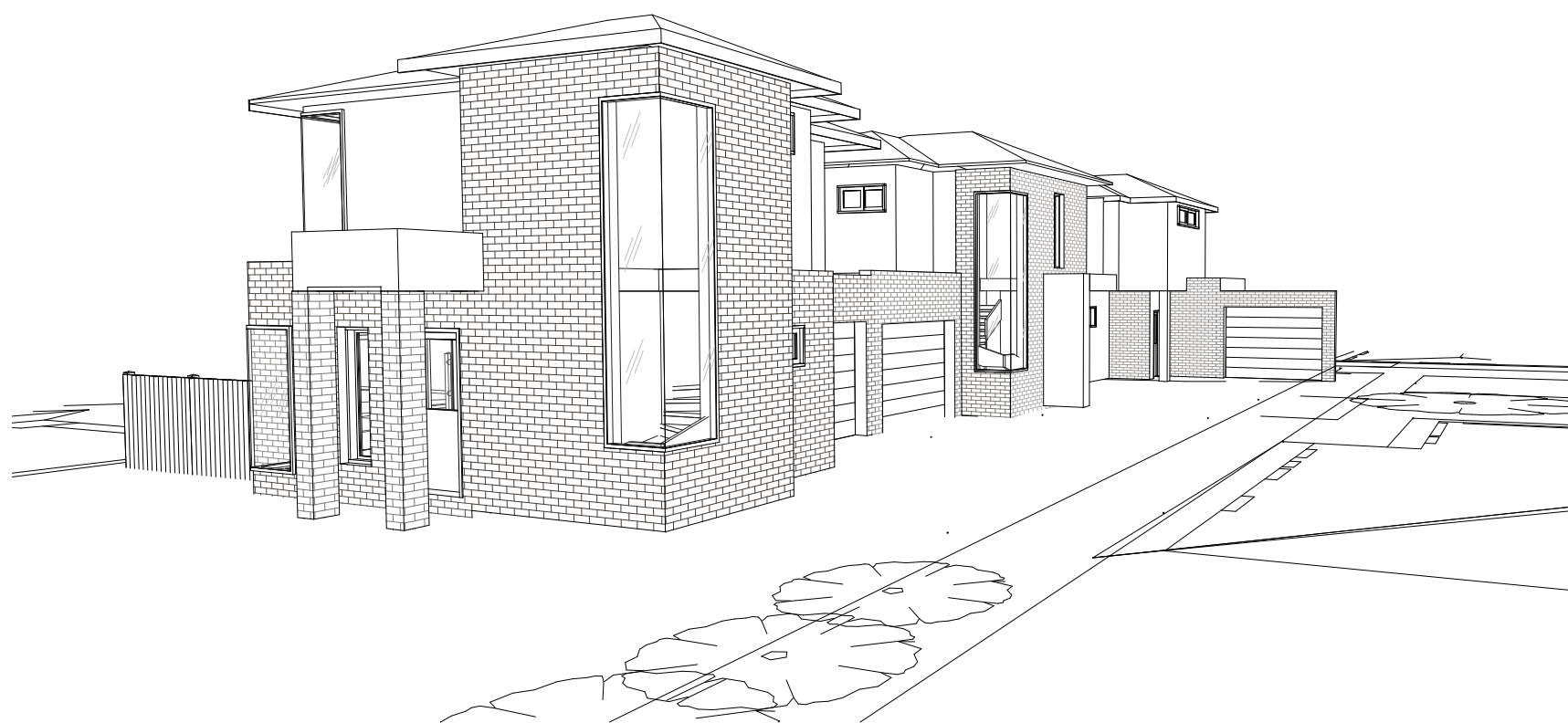


1	Ground Floor Plan
TP5	1 : 100

SMART TownPlanning info@smarctownplanning.com.au +61410348448 SMART TOWN PLANNING  PROPOSED 3 TOWN HOUSES DEVELOPMENT WITH ASSOCIATIE GARAGE AND LANDSCAPE AT 49 Box Street, Doveton GROUND FLOOR PLAN Casey City Council	<table><tr><th>DATE</th><th>REV</th><th>DESCRIPTIONS</th></tr><tr><td>22/6/2018</td><td>A</td><td>COUNCIL FOLLOWING RFI</td></tr><tr><td>9/9/2018</td><td>B</td><td>FOLLWOING COUNCIL COMMENTS</td></tr><tr><td>13/9/2018</td><td>C</td><td>FOLLWOING COUNCIL COMMENTS</td></tr><tr><td> </td><td> </td><td> </td></tr><tr><td> </td><td> </td><td> </td></tr><tr><td> </td><td> </td><td> </td></tr><tr><td> </td><td> </td><td> </td></tr></table>	DATE	REV	DESCRIPTIONS	22/6/2018	A	COUNCIL FOLLOWING RFI	9/9/2018	B	FOLLWOING COUNCIL COMMENTS	13/9/2018	C	FOLLWOING COUNCIL COMMENTS													REGISTERED Building Practitioner  ODAY AL SHARBATI Building Design & Architectural Phone : 0452218857 oday_akram@yahoo.com ABN:84930189476 B.P.NO:DP-AD44330 TP3 Scale1 : 100 REV C
DATE	REV	DESCRIPTIONS																								
22/6/2018	A	COUNCIL FOLLOWING RFI																								
9/9/2018	B	FOLLWOING COUNCIL COMMENTS																								
13/9/2018	C	FOLLWOING COUNCIL COMMENTS																								



1 First Floor Plan
TP5 1:100



2 3D View 1

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PROPOSED 3 TOWN HOUSES DEVELOPMENT
WITH ASSOCCIAITE GARAGE AND LANDSCAPE AT
49 Box Street, Doveton

FIRST FLOOR PLAN

Casey City Council

DATE	REV	DESCRIPTIONS
22/6/2018	A	COUNCIL FOLLOWING RFI
9/9/2018	B	FOLLWOING COUNCIL COMMENTS
13/9/2018	C	FOLLWOING COUNCIL COMMENTS

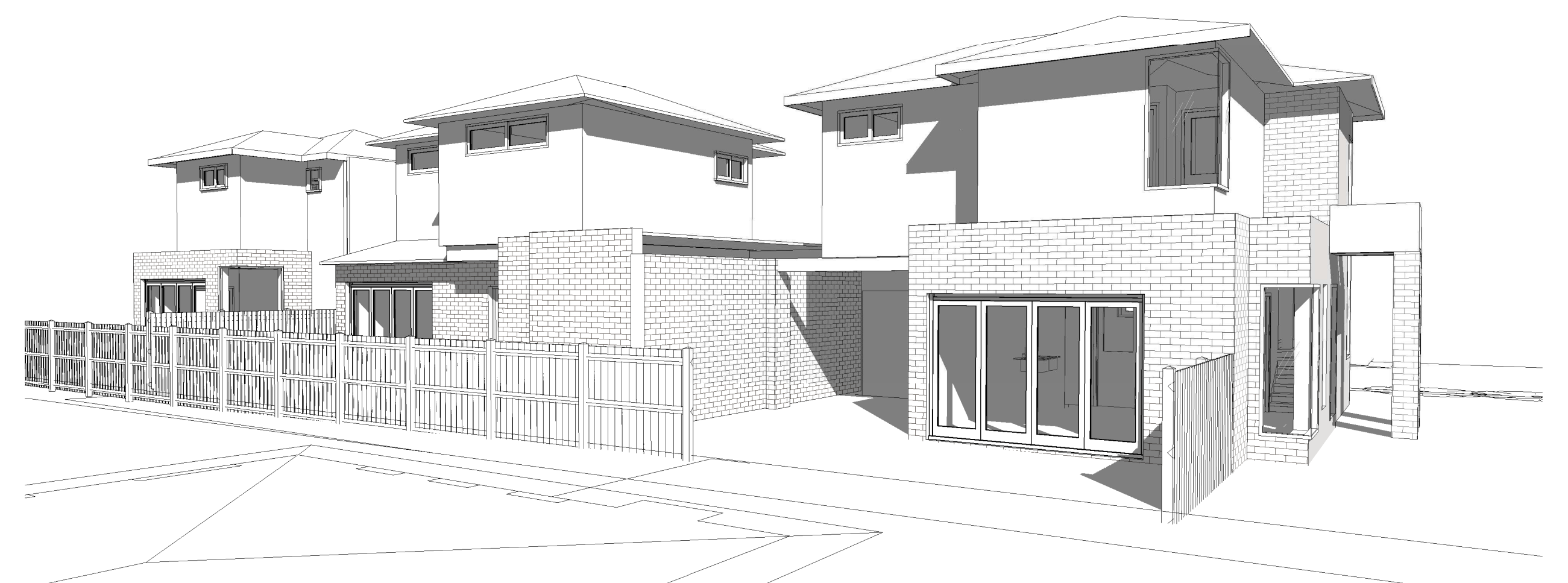
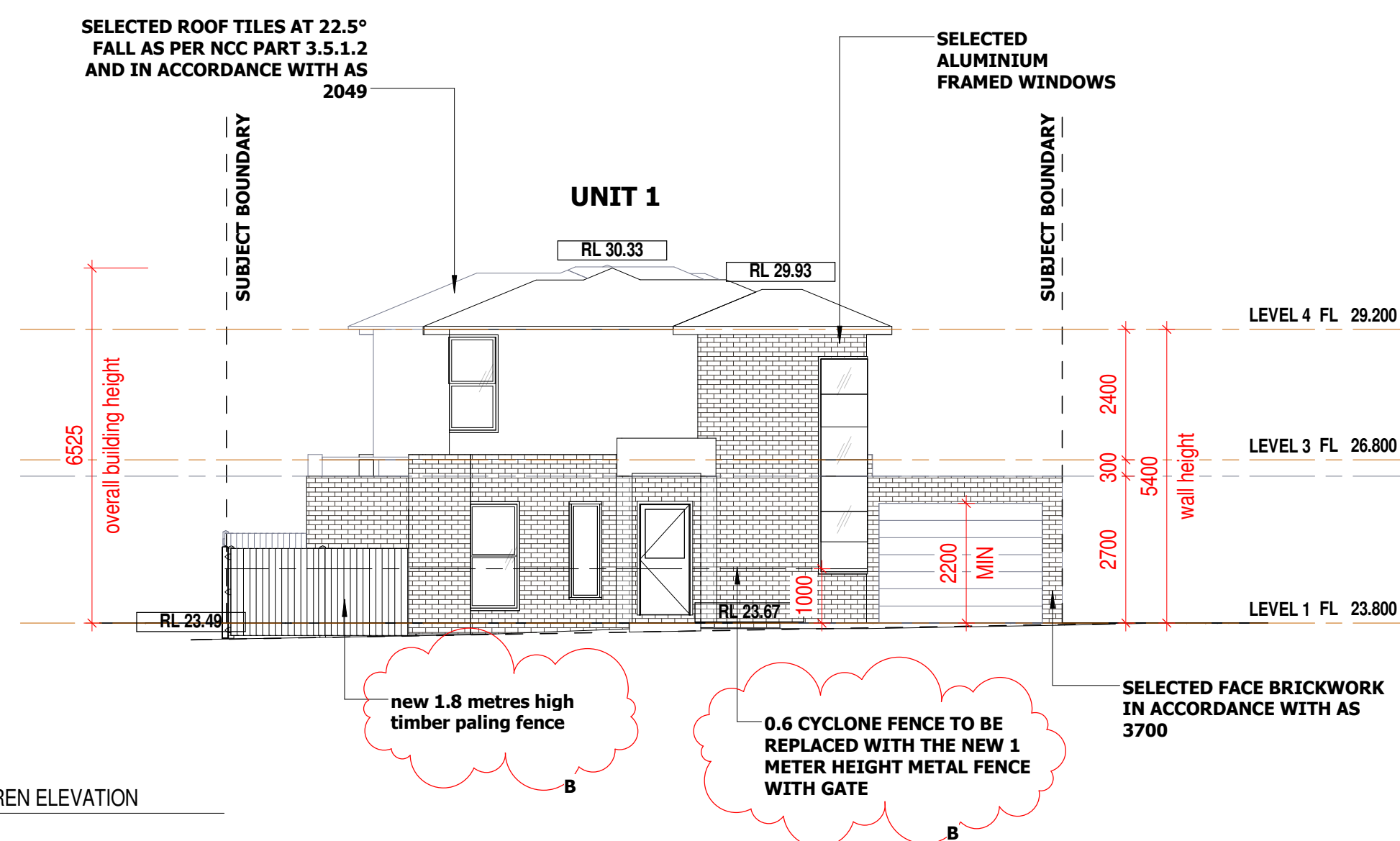
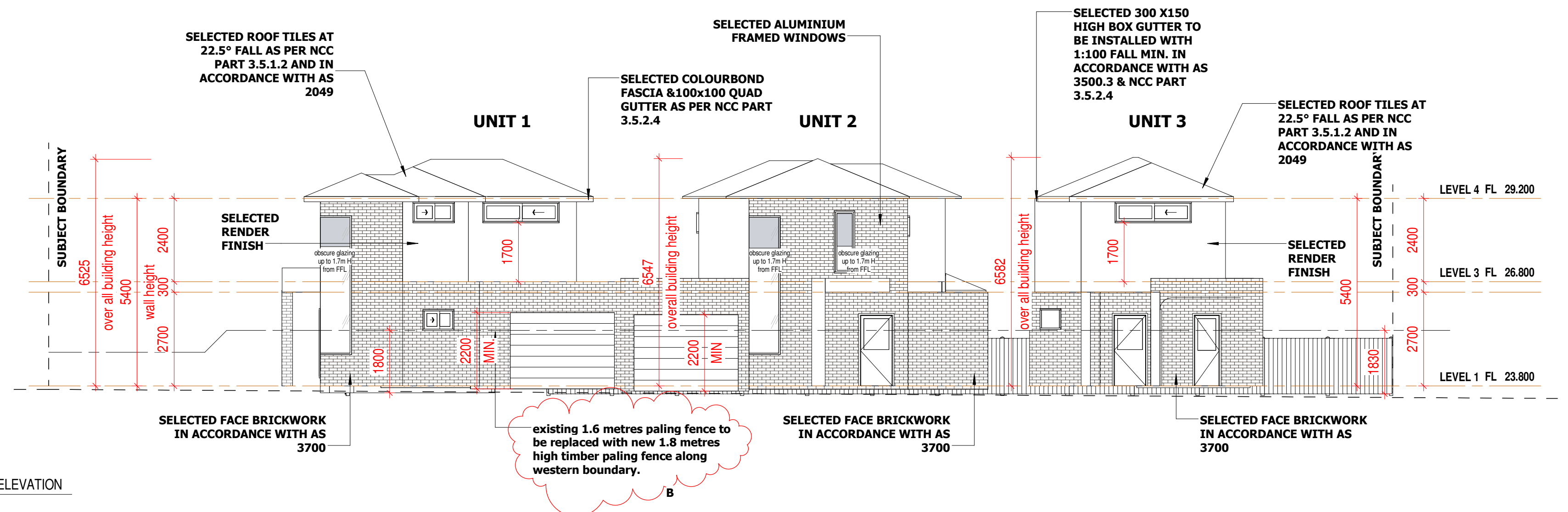
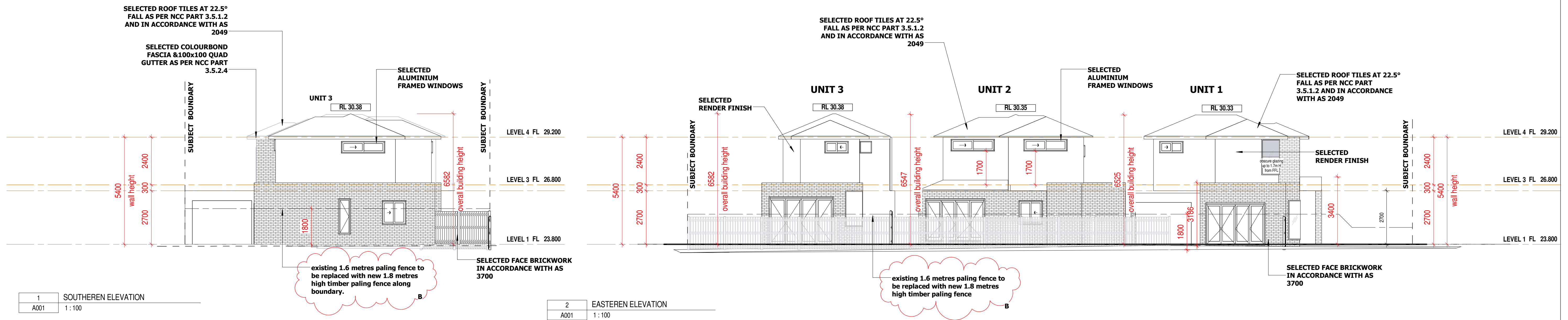


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TP4

Scale 1 : 100 REV C



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SMART TOWN PLANNING

PROPOSED 3 TOWN HOUSES DEVELOPMENT
WITH ASSOCIATE GARAGE AND LANDSCAPE AT
49 Box Street, Doveton

ELEVATION

Casey City Council

DATE	REV	DESCRIPTIONS
22/6/2018	A	COUNCIL FOLLOWING RFI
9/9/2018	B	FOLLOWING COUNCIL COMMENTS
13/9/2018	C	FOLLOWING COUNCIL COMMENTS

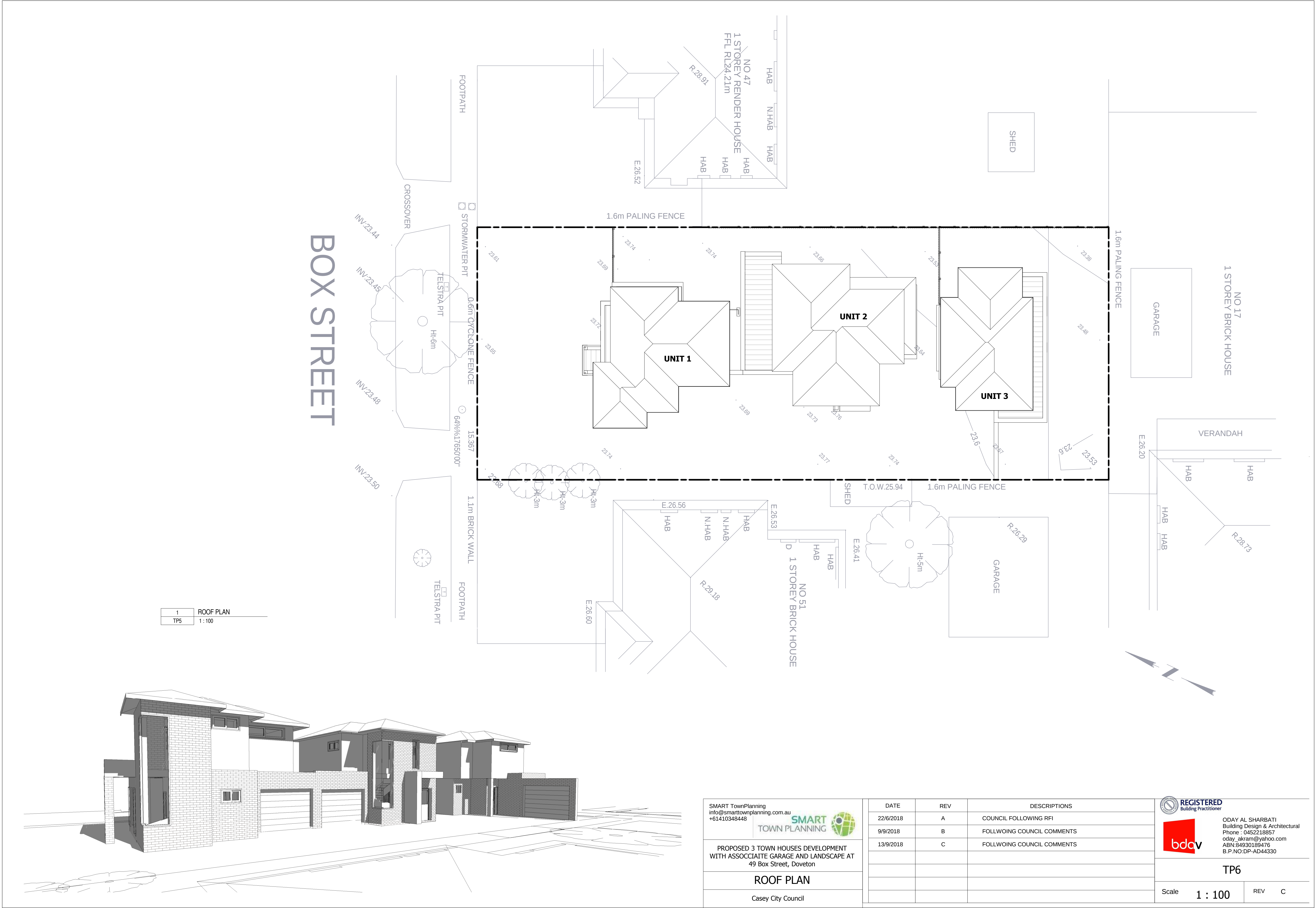
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Building Practitioner

bdqv

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TP5

Scale **1 : 100** REV **C**



BOX STREET

1 ROOF PLAN
TP5 1 : 100

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PROPOSED 3 TOWN HOUSES DEVELOPMENT
WITH ASSOCCIAITTE GARAGE AND LANDSCAPE AT
49 Box Street, Doveton

ROOF PLAN

Casey City Council

DATE	REV	DESCRIPTIONS
22/6/2018	A	COUNCIL FOLLOWING RFI
9/9/2018	B	FOLLWOING COUNCIL COMMENTS
13/9/2018	C	FOLLWOING COUNCIL COMMENTS



REGISTERED
Building Practitioner

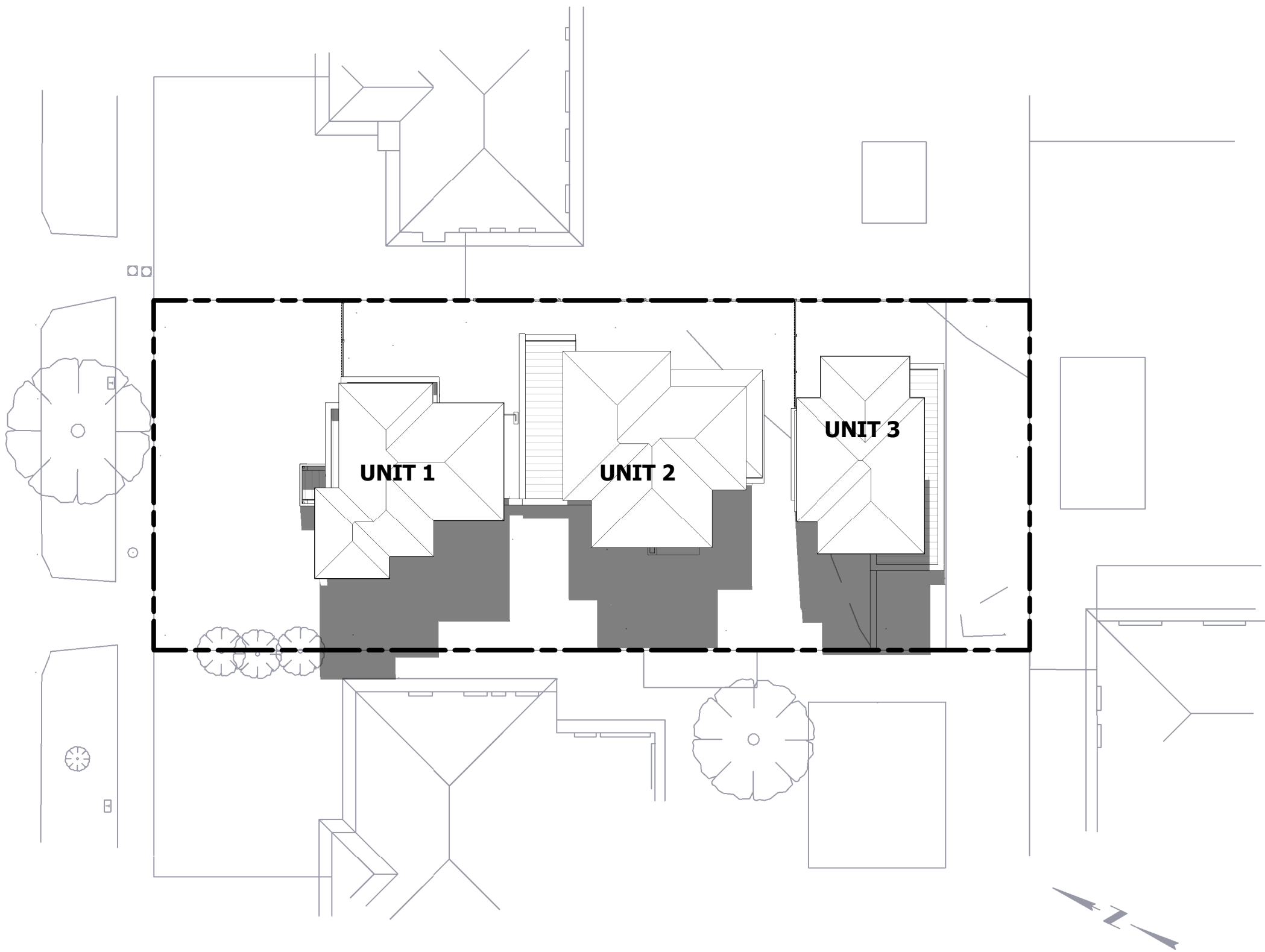


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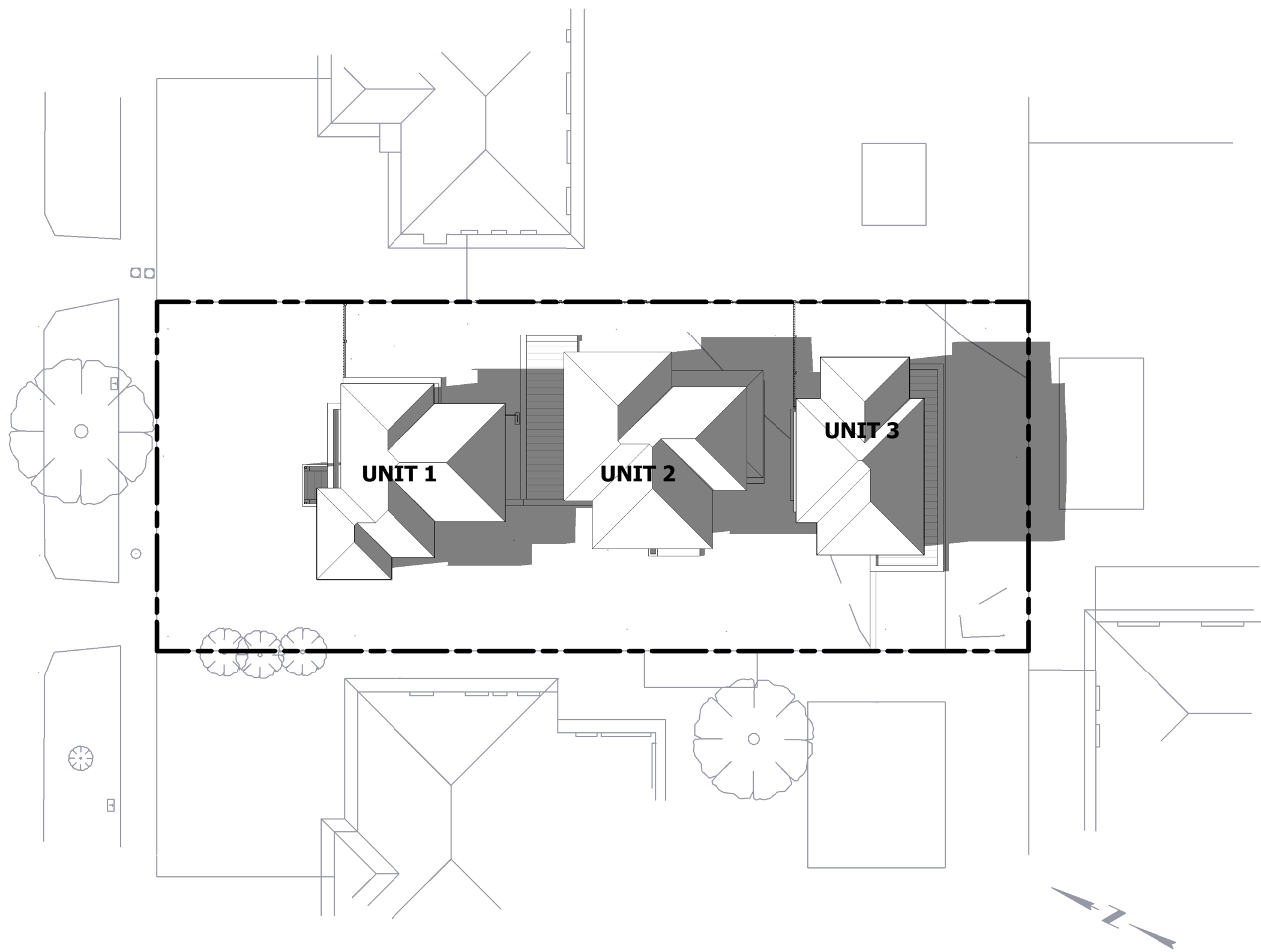
TP6

Scale 1 : 100

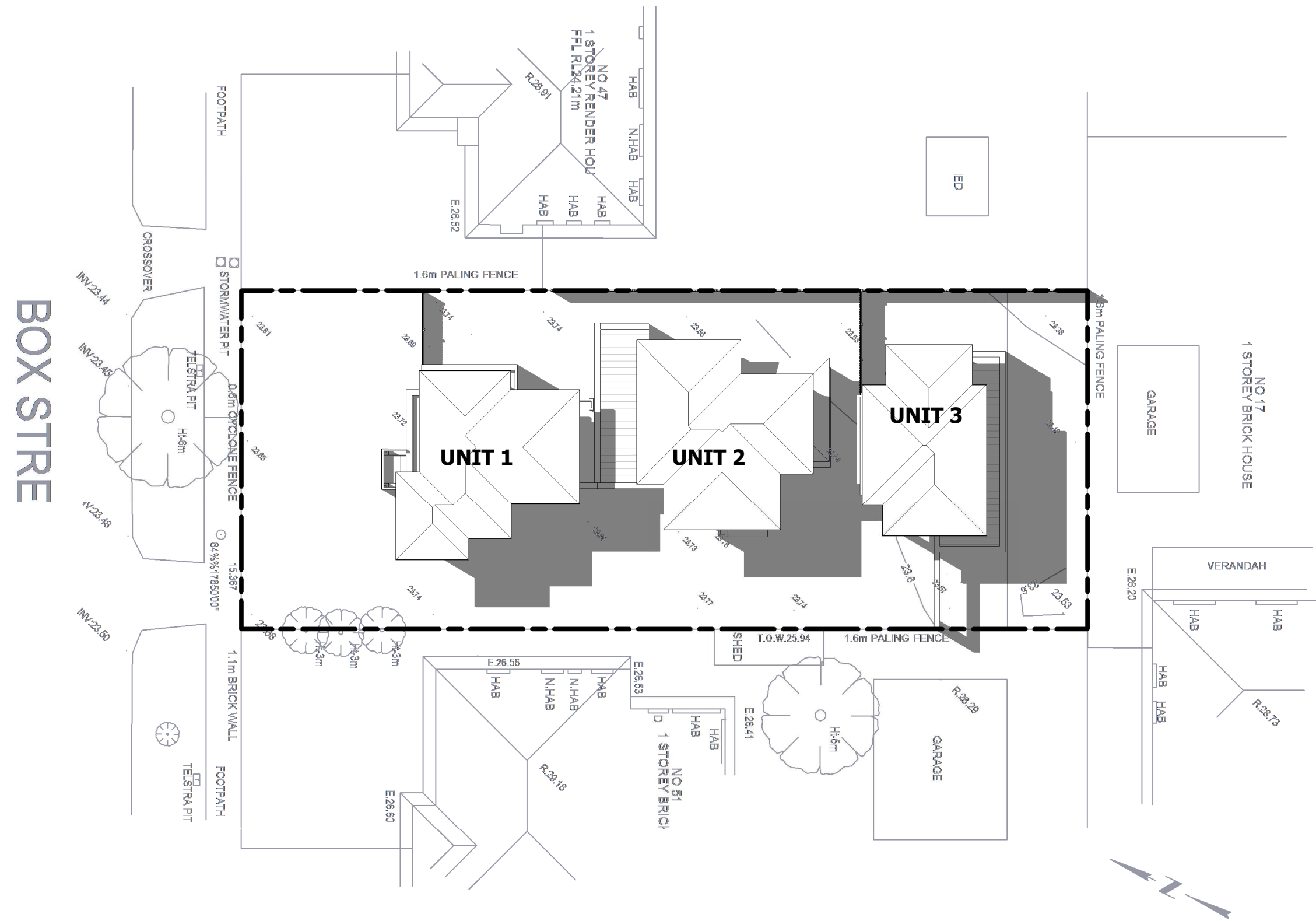
REV C



1	SHADOW DIAGRAM AT 9 am
TP5	1 : 200



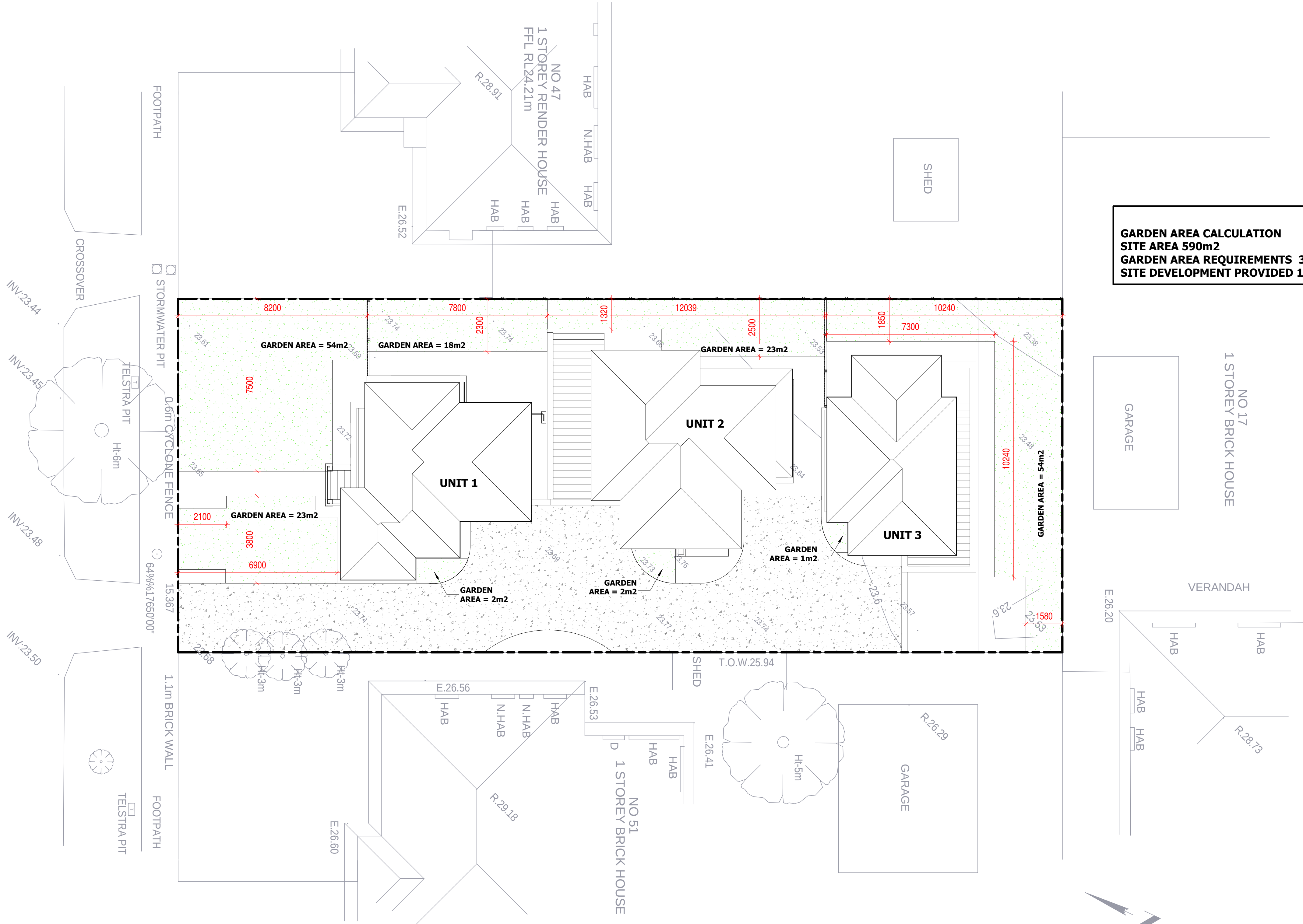
3	SHADOW DIAGRAM AT 3 pm
TP5	1 : 200



2	SHADOW DIAGRAM AT 12 pm
TP5	1 : 200

SMART TownPlanning info@smarttownplanning.com.au +61410348448 SMART TOWN PLANNING PROPOSED 3 TOWN HOUSES DEVELOPMENT WITH ASSOCIAITE GARAGE AND LANDSCAPE AT 49 Box Street, Doveton SHADOW DIAGRAMS Casey City Council	DATE	REV	DESCRIPTIONS	REGISTERED Building Practitioner bdqv ODAY AL SHARBATI Building Design & Architectural Phone : 0452218857 oday_akram@yahoo.com ABN:84930189476 B.P.NO:DP-AD44330 TP7 Scale1 : 200REV C
	22/6/2018	A	COUNCIL FOLLOWING RFI	
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	13/9/2018	C	FOLLWOING COUNCIL COMMENTS	

BOX STREET



GARDEN AREA CALCULATION
SITE AREA 590m²
GARDEN AREA REQUIREMENTS 30% ONLY WHICH IS EQUAL 177m²
SITE DEVELOPMENT PROVIDED 178m²

1	GARDEN AREA
	1 : 100

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SMART
TOWN PLANNING

PROPOSED 3 TOWN HOUSES DEVELOPMENT
WITH ASSOCIATE GARAGE AND LANDSCAPE AT
49 Box Street, Doveton

GARDEN AREA

Casey City Council

DATE	REV	DESCRIPTIONS
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Building Practitioner

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TP9

Scale 1 : 100

REV C