



**SHIRE OF SHARK BAY
PUBLIC NOTICE**

Development Application Seeking Approval for a Single House and Associated Site Works/Retaining Walls – Lot 3 (25) Freycinet Way, Denham

The owner of the abovementioned lot has lodged an application to the Shire seeking approval for site works, a single house and associated retaining walls.

Prior to determining this application, the Shire would like to provide the general public with an opportunity to comment on the proposal. The plans can be viewed at the Shire of Shark Bay 65 Knight Terrace, Denham during office hours.

Should you wish to make a submission on the proposal, your comments (in writing) will need to be lodged with Council by **2 May 2024**.

Please note, if no comments are received by the closure date, we will assume that you have no comment you wish to make and the application will be assessed and determined on merits and without any further consultation.

Should you have any queries relating to the proposed application, please do not hesitate to contact the Shire.

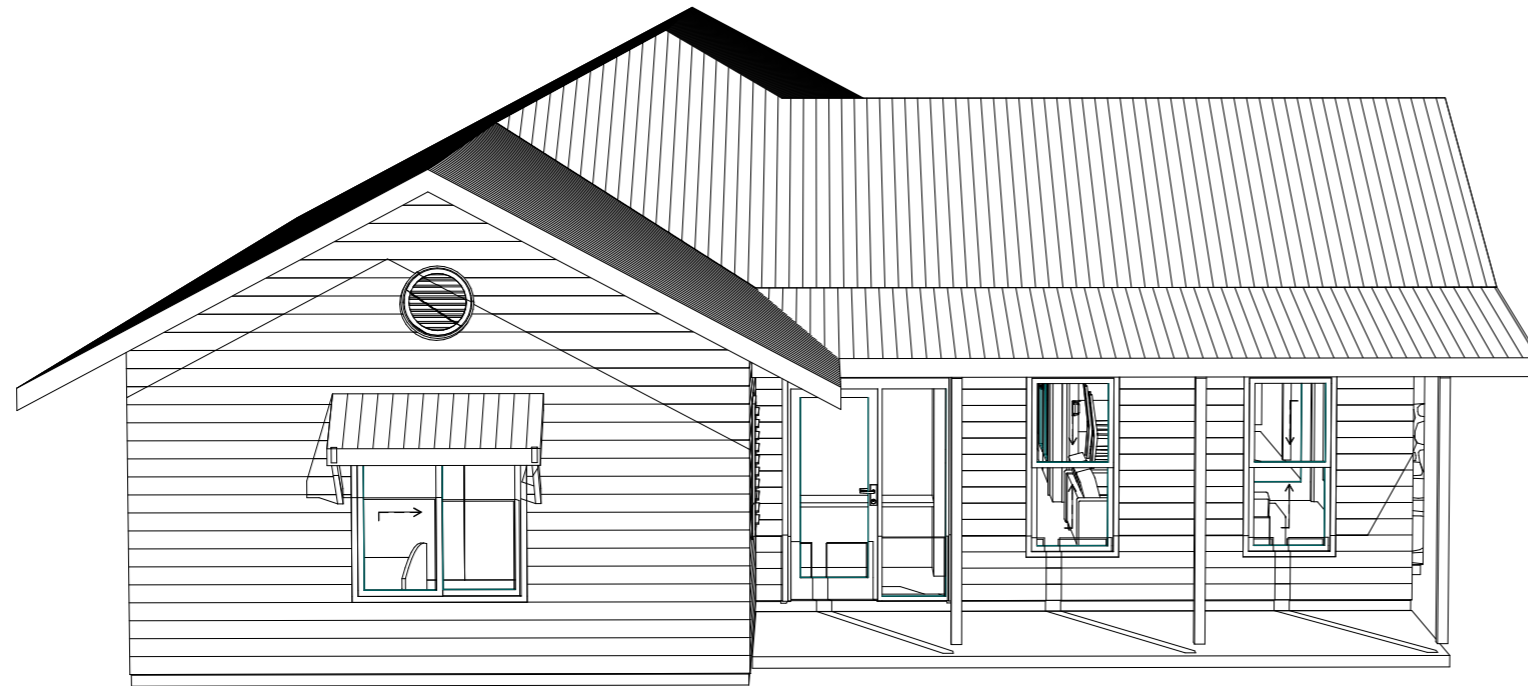
Dale Chapman
Chief Executive Officer
18 May 2024



Drawing No:	Description	Issue / Revision	1	2	3	4	5	6	7	8	9	10
	Cover sheet											
	Cover Sheet											
S1	Floor Plan											
S2	Site Plan											
S3	Elevations											
S4	Elevations											
S5	Sections											
S7	Window Schedule											
S8	Door List											
S9	Electrical Plan											
S10	Breezeplan											
S11	BAL Details											

NOTES:
CONSTRUCTION
 1. ROOF TRUSS DESIGNER OR ENGINEER TO SUPPLY ALL RELEVANT ROOFING SPECIFICATIONS
 2. ALL STEEL TO BE TREATED AGAINST COASTAL CORROSION
 3. LICENSED PLUMBER TO SUBMIT PLUMBING DIAGRAM AND APPLICATIONS, EXECUTE ALL PLUMBING WORK, AND OBTAIN APPROVALS ON COMPLETION
 4. CONCRETE TO CONFORM TO AS3600 AND HAVE A MINIMUM 28 DAY COMPRESSIVE STRENGTH OF 20MPa
DRAWINGS AND STANDARDS
 6. BUILDER TO CHECK AND VERIFY ALL MEASUREMENTS, LEVELS, COURSING PRIOR TO COMMENCING ANY WORK AND SEEK OWNERS INSTRUCTIONS PRIOR TO PROCEEDING
 7. ALL REFERENCED STANDARDS TO BE THE CURRENT VERSION AT THE TIME OF CONSTRUCTION
 8. ALL MATERIALS AND WORKMANSHIP SHALL CONFORM TO THE MOST CURRENT AUSTRALIAN STANDARDS, BUILDING CODES, LOCAL AUTHORITY AND STATUTORY REGULATIONS AND MANUFACTURERS RECOMMENDATIONS
 9. ALL DIMENSIONS ARE IN MILLIMETERS

2 Index 1:1



Story	Basix		
	Area Type	Room Name	Measured Area
FFL	Alfresco	Alfresco	18.32
FFL	Alfresco	Verandah	12.84
			31.16 m ²
FFL	Living	Living	129.62
			129.62 m ²
FFL	Unconditioned Area	Store	4.03
			4.03 m ²
			164.81 m ²

3 Area's 1:1

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BUSHFIRE ATTACK LEVEL:

Highest BAL rating for the proposed dwelling is calculated at BAL-12.5 subject to BPZ

Construction as per AS 3959



LEGEND

- ⊗ TAP WATER TAP
- ⊠ FH FIRE HYDRANT
- ⊞ SEP SIDE ENTRY PIT
- SC SEWER CONNECTION
- SMH SEWER MANHOLE
- ⊗ LP SEWER CONNECTION (SOURCED POWER/LIGHT POLE)
- ⊙ PD POWER DOME
- ⊞ CP COMMS PIT
- ⊙ TBM TEMPORARY BENCH MARK
- PEG SURVEY PEG
- PC UNDERGROUND POWER (SOURCE WATER (SALINE MAIN))
- SM WATER (SOURCED FROM ESINET)
- W NBN/ & TELSTRA (SOURCED FROM TELSTRA (SOURCED FROM BYDA))
- COMMS SEWER GRAVITY (SOURCED FROM)
- T
- SWG
- ▬ EDGE CONCRETE/BRICK PAVING
- ▬ BUILDING
- - - LINE OF LEVELS
- CENTRELINE OF ROAD

EXPLANATORY NOTE

THE TITLE BOUNDARIES AS SHOWN HERE WERE NOT MARKED AT THE TIME OF SURV AND HAVE BEEN DETERMINED FROM LAND DIGITAL DATABASE ONLY AND NOT BY FIEL SURVEY.

SERVICES SHOWN HEREON HAVE BEEN LOCATED WHERE POSSIBLE BY FIELD SURV IF NOT ABLE TO DO SO, LOCATED SERVICES HAVE BEEN PLOTTED FROM THE RECORDS RELEVANT AUTHORITIES WHERE AVAILABLE AND HAVE BEEN NOTED ACCORDINGLY ON PLAN.

WHERE SUCH RECORDS EITHER DO NOT EX OR ARE INADEQUATE, ANNOTATION HAS BEI MADE HEREON.

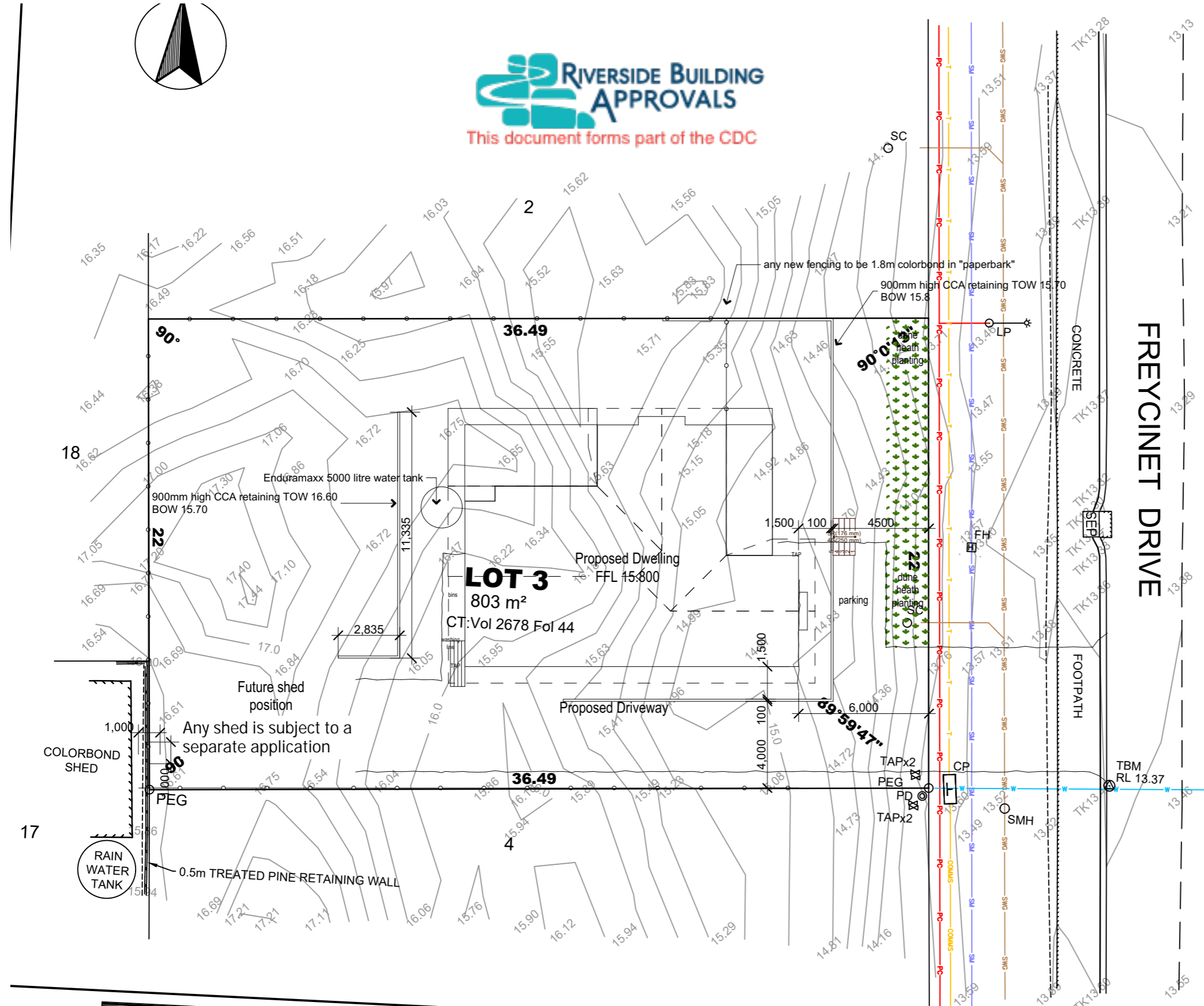
PRIOR TO ANY DEMOLITION, EXCAVATION OF CONSTRUCTION ON THE SITE, THE RELEVANT AUTHORITY SHOULD BE CONTACTED FOR POSSIBLE LOCATION OF FURTHER UNDERGROUND SERVICES AND DETAILED LOCATIONS OF ALL SERVICES.

POINTS OR FEATURES WITH Z VALUE = 0 OR ARE TO BE CONSIDERED 2D POINTS OR FEATURES.

Witness
Signature:
Name:
Date:

Owners
Signature:
Name:
Date:

Builders
Signature:
Name:
Date:

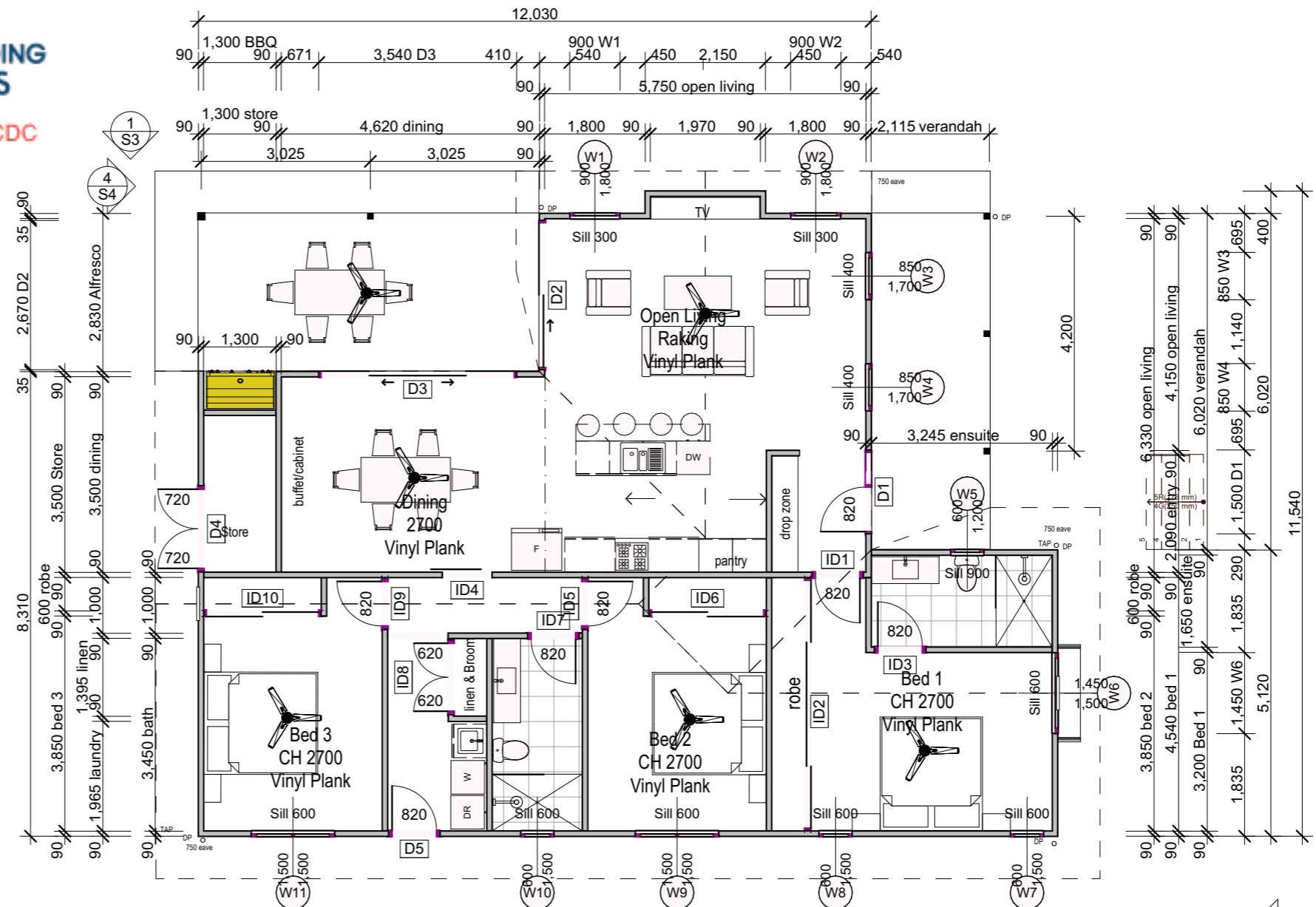


SURVEYED BY: WW 30/11/23 AREA FILE: 1056

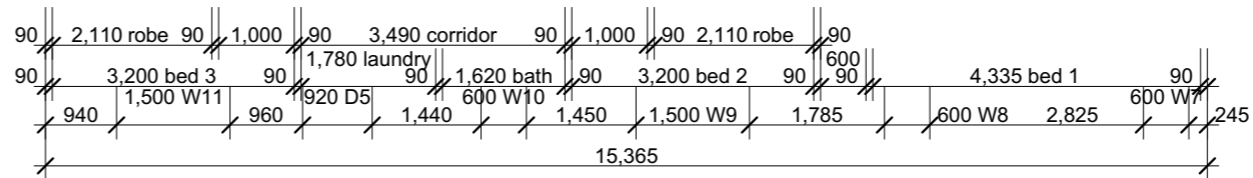
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2. Site Plan 1:200

Fiona Craven
0419121540
R Gillard



- Wet area: Building elements in wet area must be waterproof or water resistant in accordance with BCA Volume Two Table 3.8.1.1 and comply with AS 3740



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0419121540
R Gillard

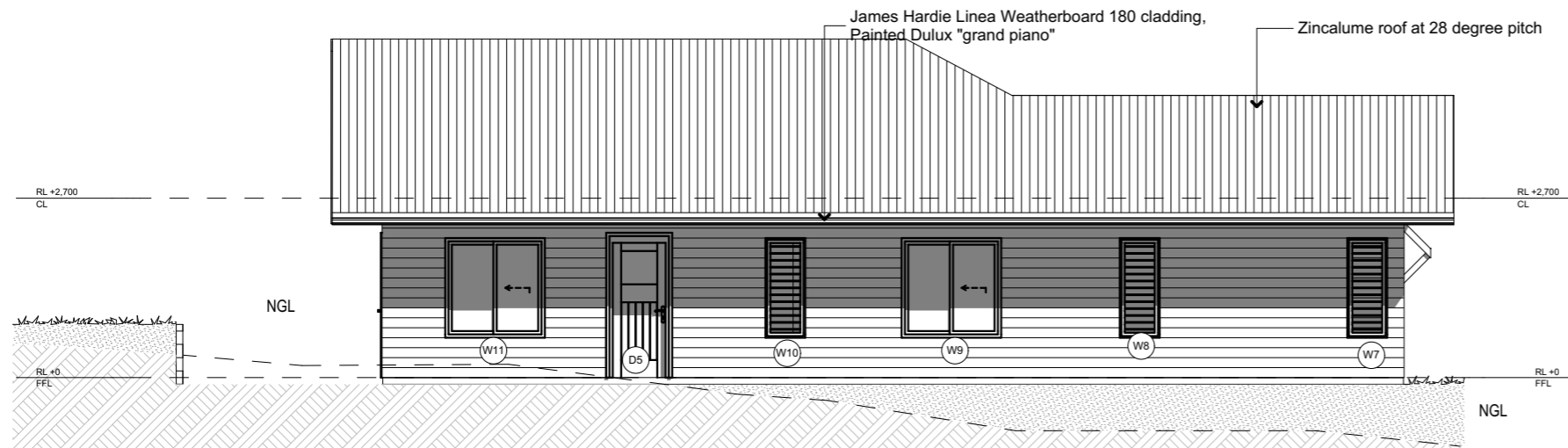
Witness
Signature:
Name:
Date:

Owners
Signature:
Name:
Date:

Builders
Signature:
Name:
Date:



1 One
1:100



3 Three
1:100

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18.12.23
New Build
S3

Lot 3 #25 Freycinet Way Denham WA 6537

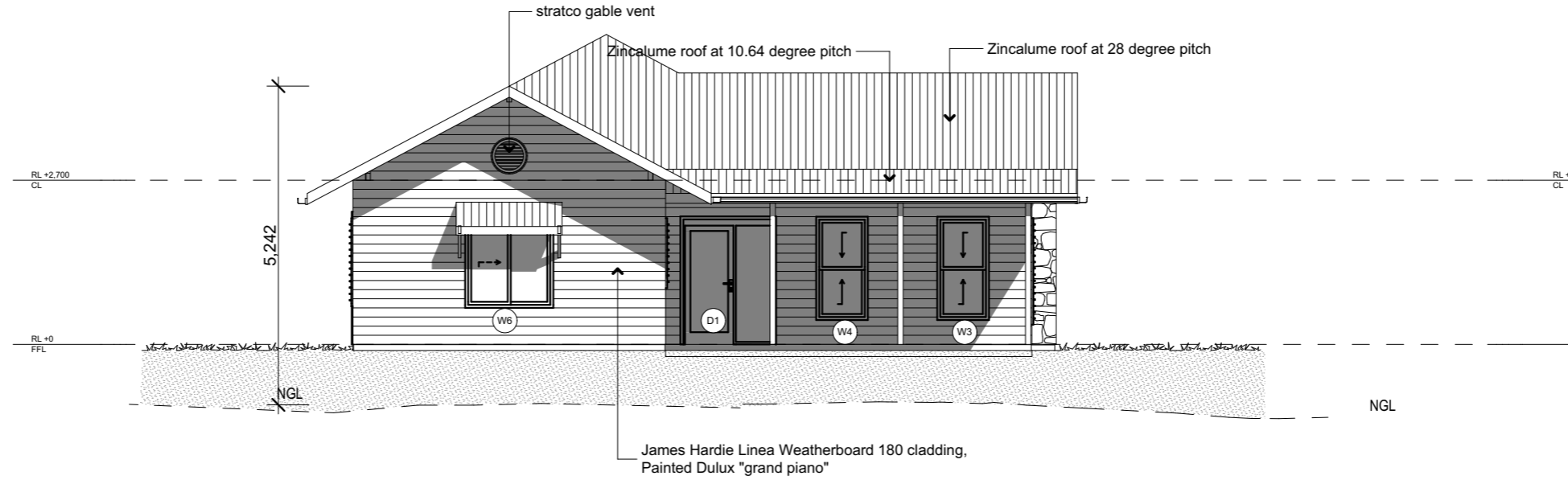


Fiona Craven
0419121540
R Gillard

Witness
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Name:
Date:

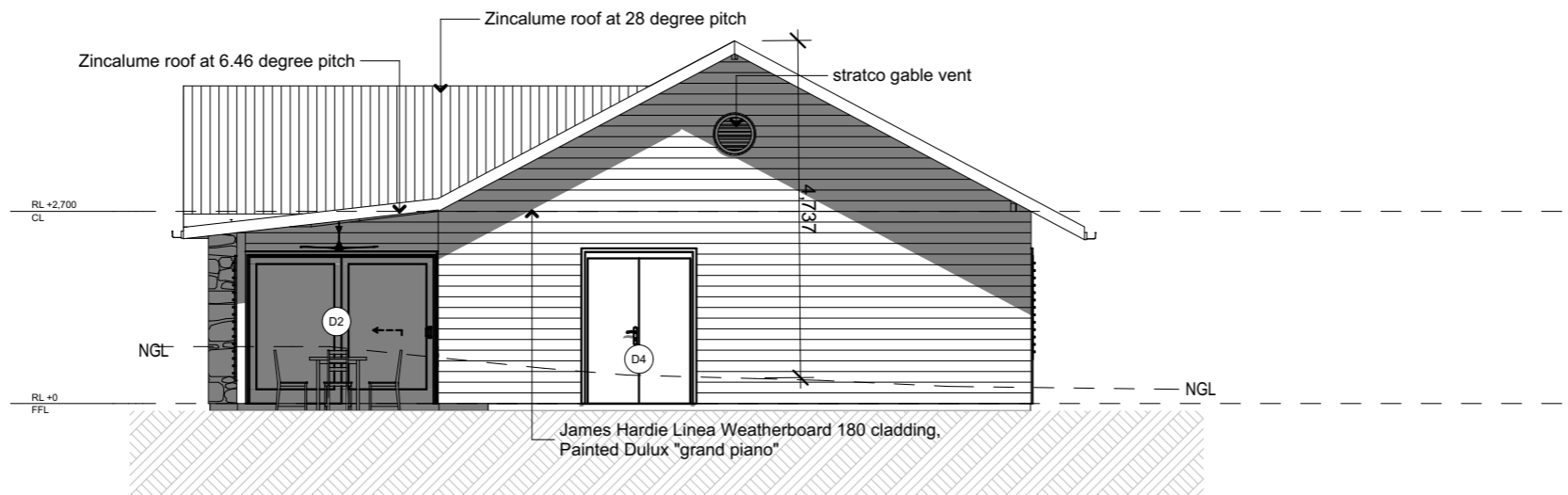
Owners
Signature:
Name:
Date:

Builders
Signature:
Name:
Date:



2 Two
1:100

Termite Protection Details:
 All Primary Building elements used for construction of this building/s Will consist entirely of ,or a combination of materials not considered to be subject to termite attack. Proposed termite treatment in accordance with AS 3660.1 will comply with Clause 3.1.3.2 of the NCC 2019 volume two Amendment 1.



4 Four
1:100

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18.12.23
 New Build
 S4

Lot 3 #25 Freycinet Way Denham WA 6537



Fiona Craven
 0419121540
 R Gillard

Witness
 Signature:
 Name:
 Date:

Owners
 Signature:
 Name:
 Date:

Builders
 Signature:
 Name:
 Date: