



DEVELOPMENT APPLICATION

D-2019/4

APPLICANT: Rainbow Building Solutions

PROPOSAL: Carport

LOCATION: 284 East Derwent Highway, Geilston Bay

RELEVANT PLANNING SCHEME: Clarence Interim Planning Scheme 2015

ADVERTISING EXPIRY DATE: 29 January 2019.

In addition to the Application Form(s), Certificate of Title(s) and any associated consent documents the following information is available on request:

- Nil

The relevant plans and documents can be inspected at the Council offices, 38 Bligh Street, Rosny Park, during normal office hours until 29 January 2019.

Any person may make representations about the application to the General Manager, by writing to PO Box 96, Rosny Park, 7018 or by electronic mail to clarence@ccc.tas.gov.au. Representations must be received by Council on or before 29 January 2019.

To enable Council to contact you if necessary, would you please also include a day time contact number in any correspondence you may forward.

Any personal information submitted is covered by Council's privacy policy, available at www.ccc.tas.gov.au or at the Council offices.



CHECK CAREFULLY ALL ASPECTS OF THESE DOCUMENTS BEFORE COMMENCING WORK.

ANY ERRORS OR ANOMALIES TO BE REPORTED TO THE DRAWER BEFORE WORK IS CONTINUED

CONFIRM ALL SIZES AND HEIGHTS ON SITE

DO NOT SCALE OFF PLAN

ALL CONSTRUCTION IS TO COMPLY WITH THE BUILDING CODE OF AUSTRALIA AND ALL RELEVANT AUSTRALIAN STANDARDS

CONSTRUCTION STANDARDS:
ALL WORKS SHOULD BE GENERALLY IN LINE WITH THE PRACTICES SET OUT IN THE 'GUIDE TO STANDARDS AND TOLERANCES 2007'

WIND LOADS DETERMINED IN ACCORDANCE WITH AS 4055 - WIND LOADS FOR HOUSING

THESE DOCUMENTS TO BE USED WITH ALL DOCUMENTATION PREPARED BY AN ENGINEER

THESE DOCUMENTS ARE INTENDED FOR COUNCIL APPLICATIONS AND NORMAL CONSTRUCTION, THEY ARE NOT TO BE USED FOR TENDERING PURPOSES OR INSPECTIONS.

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REQUIREMENTS OF SCHEDULE 1

DESIGNER : T. WILKIN - CC678X
PROJECT ADDRESS : 284 EAST DERWENT HWY GEILSTON BAY TAS 7015
CLIENT NAME : L. CORDWELL & S. CHARLSTON
TITLE REF : 76146/7
FLOOR AREAS : 17.80m²
DESIGN WIND SPEED : N1
SOIL CLASSIFICATION : M
CLIMATE ZONE : 7
BAL LEVEL : N/A
ALPINE AREA : N/A
CORROSION ENVIRONMENT : N/A
KNOWN SITE HAZARDS : NONE

INDEX OF APPLICATION SET:

ARCHITECTURAL DRAWINGS - PAGE 00 - 02
ENGINEERING DRAWINGS - NO
SPECIFICATIONS - NO
ADDITIONAL PAGES - FORM 35

PROPOSED GARAGE FOR L. CORDWELL & S. CHARLSTON AT 284 EAST DERWENT HWY GEILSTON BAY TAS 7015



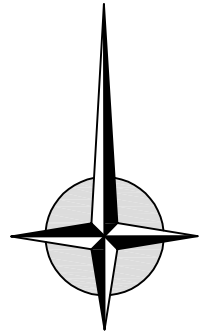
wilkin
design

P.O. BOX 478
LAUNCESTON
TASMANIA 7250

ACCREDITATION NO:
CC678 X

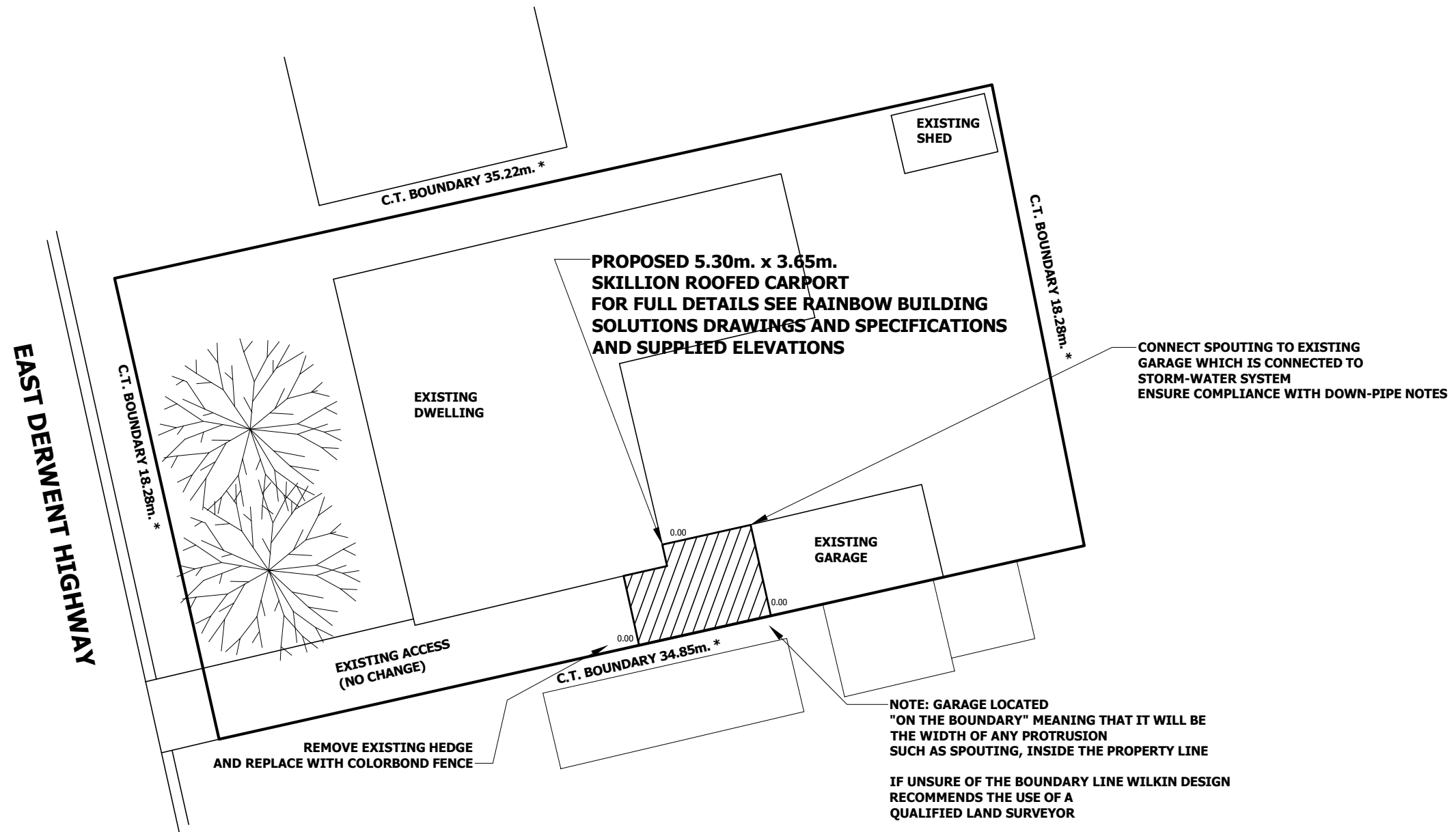
DATE:
19/12/2018

JOB NUMBER:
DA/BA-18SRCO



284 EAST DERWENT
HWY GEILSTON BAY TAS
7015

TITLE REF: 76146/7
PROPERTY ID: 5116918
AREA = 640.00m² *



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TASMANIA 7250

ACCREDITATION NO:
CC678 X

NOTES:

PROJECT TITLE:
CORDWELL CARPORT.
**284 EAST DERWENT HWY
GEILSTON BAY**

REVISION:

DATE:
08/01/2019

SCALE:
AS SHOWN

JOB NUMBER:
DA/BA-18SRCO

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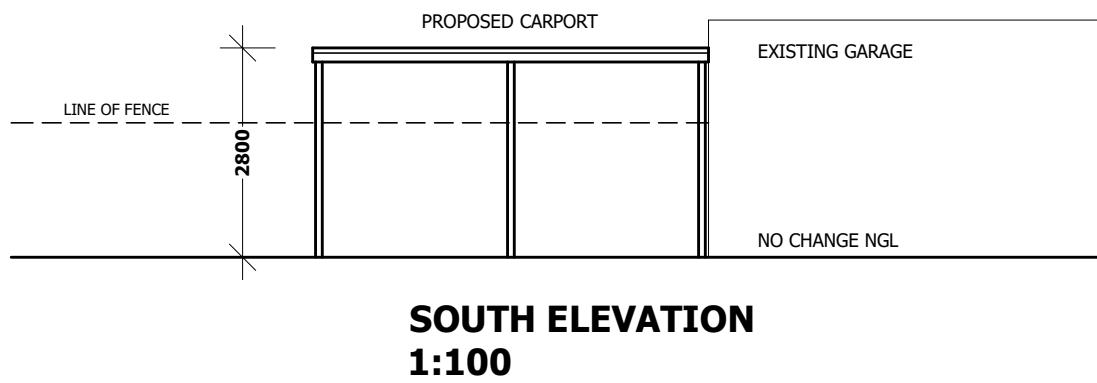
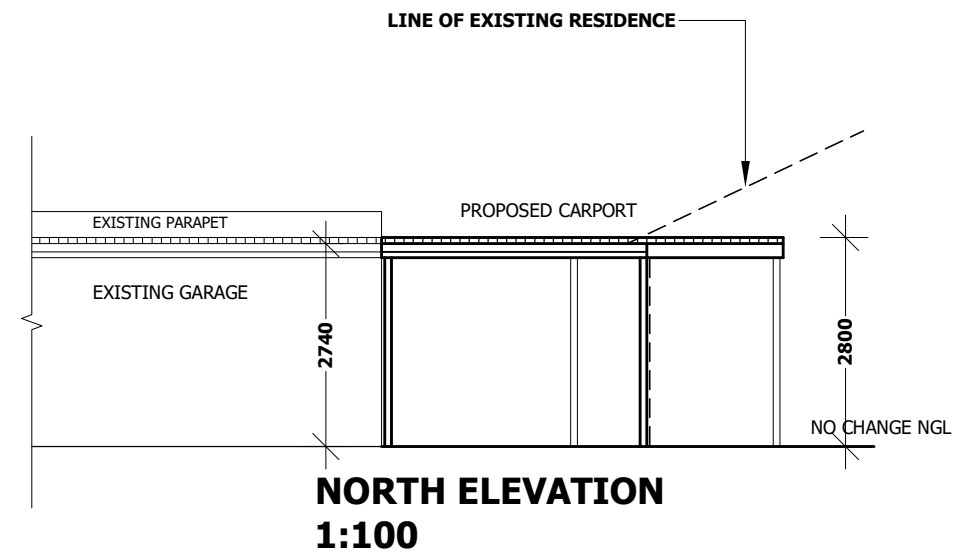
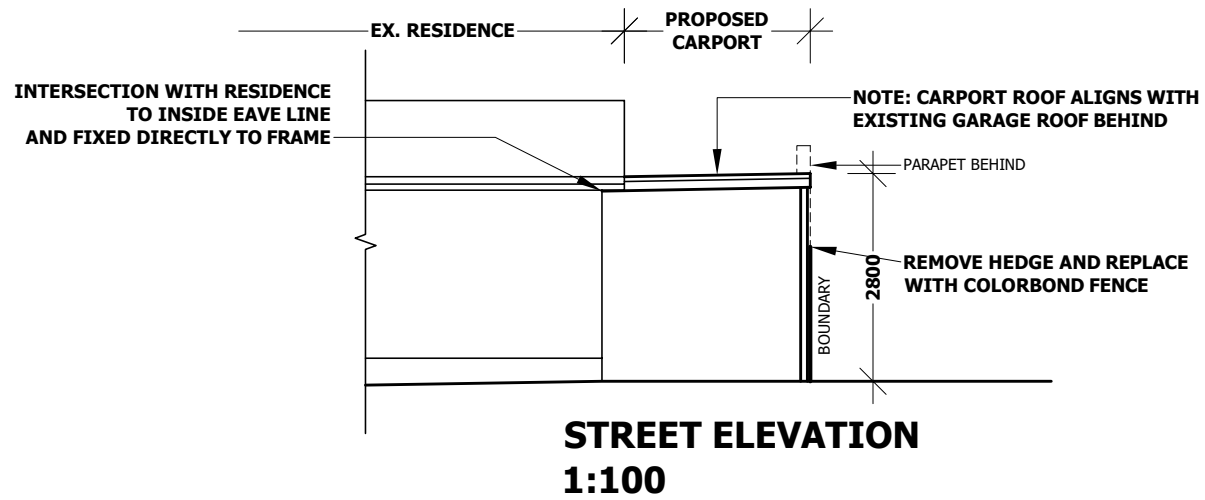
SET OUT NOTES:
- THE BUILDER IS TO SET OUT THE WORKS IN CONJUNCTION WITH THE ACCOMPANYING PLANS. THE FINAL POSITION IS TO BE CONFIRMED BY THE CLIENT AS TO BEING CORRECT. ALL DIMENSIONS HEIGHTS AND LEVELS ARE TO BE CONFIRMED ON SITE BY ALL PARTIES INCLUDING LOCAL COUNCIL, OWNER AND ENGINEER BEFORE ANY EXCAVATION IS TO BE CARRIED OUT.

PLUMBING NOTES:
- ALL PLUMBING WORK BOTH WASTE AND WATER TO COMPLY WITH CURRENT BCA AND AS 3500 WITH ALL LOCAL COUNCIL REQUIREMENTS SATISFIED.
- ALL DRAINS ARE TO BE 100mm PVC SEWER PIPE SET IN 12mm BLUEMETAL WITH A MINIMUM DEPTH OF 500mm ALL AS PER AS 3500 "PLUMBING AND DRAINAGE".
- STORMWATER DRAIN INSTALLATION SHALL COMPLY WITH AS 3500.

**SITE PLAN
1:200**

NOTE: ALL DIMENSIONS TO BE CONFIRMED ON SITE.

- DOWN-PIPE PROVISIONS:**
- NO MORE THAN 12.0m BETWEEN DOWN-PIPES
 - IF 100 x 50 DOWN-PIPES INSTALLED MAX. OF 50.0m² OF ROOF AREA TO EACH ONE
 - DOWN-PIPE WITHIN 1200 OF VALLEY



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