

DEVELOPMENT APPLICATION

APPLICATION NUMBER:	PLN-26-129
PROPOSED DEVELOPMENT:	Single Dwelling
LOCATION:	1 Matteo Circle Claremont
APPLICANT:	Cunic Homes
ADVERTISING START DATE:	03/07/2026
ADVERTISING EXPIRY DATE:	17/07/2026

Plans and documentation are available for inspection at Council's Offices, located at 374 Main Road, Glenorchy between 8.30 am and 5.00 pm, Monday to Friday (excluding public holidays) and the plans are available on Glenorchy City Council's website (www.gcc.tas.gov.au) until **17.07.2026**.

During this time, any person may make representations relating to the applications by letter addressed to the Chief Executive Officer, Glenorchy City Council, PO Box 103, Glenorchy 7010 or by email to gccmail@gcc.tas.gov.au.

Representations must be received by no later than 11.59 pm on **17.07.2026**, or for postal and hand delivered representations, by 5.00 pm on **17.07.2026**.

PROPOSED NEW RESIDENCE

H986

1 MATTEO CIRCLE

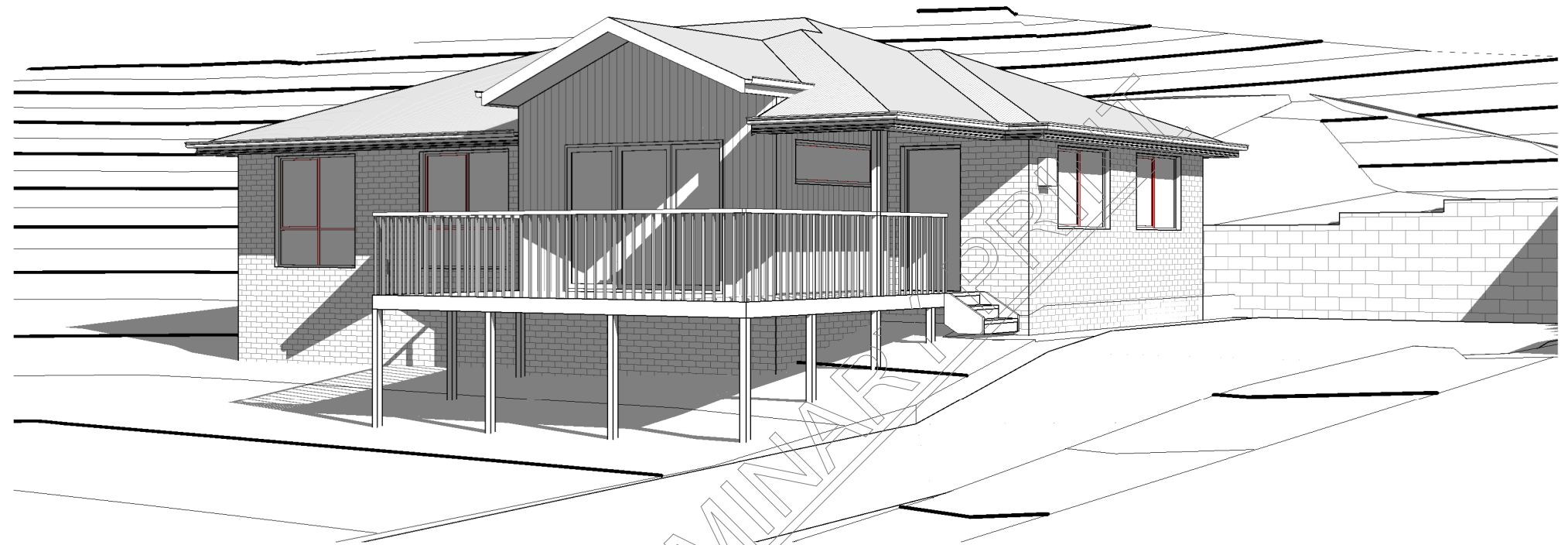
CLAREMONT

C. EISZELE

PD26120

BUILDING DRAWINGS

No	DRAWING
01	SITE PLAN
02	SITE DRAINAGE PLAN
03	CUT/FILL PLAN
04	LOCALITY PLAN
05	FLOOR PLAN
06	DOOR AND WINDOW SCHEDULES
07	ELEVATIONS
08	ELEVATIONS
09	ELEVATIONS - RET. WALL
10	ROOF PLAN
11	FLOOR FINISHES PLAN
12	ELECTRICAL/REFLECTED CEILING PLAN
13	PERSPECTIVES



GLENORCHY CITY COUNCIL PLANNING SERVICES
 APPLICATION No PLN-26-129
 DATE RECEIVED 05/06/2026

GENERAL PROJECT INFORMATION

TITLE REFERENCE: 185903/09
 SITE AREA: 962m2
 DESIGN WIND SPEED: TBC
 SOIL CLASSIFICATION: TBC
 CLIMATE ZONE: 7
 ALPINE AREA: NO
 CORROSIVE ENVIRONMENT: N/A
 BAL RATING: TBC
 OTHER KNOWN HAZARDS: PRIORITY VEGETATION AREA,
 LOW LANDSLIP HAZARD BAND



L: 10 Goodman Court, Invermay, 7248
 p(t) + 03 6332 3790
 H: Shop 9, 105-111 Main Road, Moonah, 7009
 p(h) + 03 6228 4575
 info@primedesigntas.com.au
 Accredited Building Practitioner: Frank Geskus -No CC246A



FLOOR AREA 115.39 m2 (12.42 SQUARES)

NOT FOR CONSTRUCTION

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REV. DATE DESCRIPTION

JUNE 2026

PLANNING

GENERAL NOTES

- CHECK & VERIFY ALL DIMENSIONS & LEVELS ON SITE
- WRITTEN DIMENSIONS TO TAKE PREFERENCE OVER SCALED
- ALL WORK TO BE STRICTLY IN ACCORDANCE WITH NCC 2022, ALL S.A.A. CODES & LOCAL AUTHORITY BY-LAWS
- ALL DIMENSIONS INDICATED ARE FRAME TO FRAME AND DO NOT ALLOW FOR WALL LININGS
- CONFIRM ALL FLOOR AREAS
- ALL PLUMBING WORKS TO BE STRICTLY IN ACCORDANCE WITH A.S. 3500, NCC 2022 & APPROVED BY COUNCIL INSPECTOR
- BUILDER/PLUMBER TO ENSURE ADEQUATE FALL TO SITE CONNECTION POINTS IN ACCORDANCE WITH A.S. 3500 FOR STORMWATER AND SEWER BEFORE CONSTRUCTION COMMENCES
- THIS DRAWING IS TO BE READ IN CONJUNCTION WITH THE ENGINEER'S STRUCTURAL DRAWINGS
- ALL WINDOWS AND GLAZING TO COMPLY WITH A.S. 1288 & A.S. 2047
- ALL SET OUT OF BUILDINGS & STRUCTURES TO BE CARRIED OUT BY A REGISTERED LAND SURVEYOR AND CHECKED PRIOR TO CONSTRUCTION
- IF CONSTRUCTION OF THE DESIGN IN THIS SET OF DRAWINGS DIFFER FROM THE DESIGN AND DETAIL IN THESE AND ANY ASSOCIATED DOCUMENTS BUILDER AND OWNER ARE TO NOTIFY DESIGNER
- BUILDER'S RESPONSIBILITY TO COMPLY WITH ALL PLANNING CONDITIONS
- BUILDER TO HAVE STAMPED BUILDING APPROVAL DRAWINGS AND PERMITS PRIOR TO COMMENCEMENT OF CONSTRUCTION
- CONSTRUCTION TO COMPLY WITH AS 3959, READ IN CONJUNCTION WITH BUSHFIRE ATTACK LEVEL (BAL) ASSESSMENT REPORT.

SURVEY NOTES

- THIS PLAN AND ASSOCIATED DIGITAL MODEL IS PREPARED FOR CUNIC HOMES FROM A COMBINATION OF FIELD SURVEY AND EXISTING RECORDS FOR THE PURPOSE OF DESIGNING NEW CONSTRUCTIONS ON THE LAND AND SHOULD NOT BE USED FOR ANY OTHER PURPOSE.
- THE TITLE BOUNDARIES AS SHOWN ON THIS PLAN WERE NOT MARKED AT THE TIME OF THE SURVEY AND HAVE BEEN DETERMINED BY PLAN DIMENSIONS ONLY AND NOT BY FIELD SURVEY. NO MEASUREMENTS OR OFFSETS ARE TO BE DERIVED BETWEEN THE FEATURES ON THIS PLAN AND THE BOUNDARY LAYER. THE RELATIONSHIP BETWEEN THE FEATURES IN THIS MODEL AND THE BOUNDARY LAYERS CANNOT BE USED FOR ANY SET OUT PURPOSES OR TO CONFIRM THE POSITION OF THE TITLE BOUNDARIES ON SITE.
- DUE TO THE NATURE OF THE TITLE BOUNDARY INFORMATION, IF ANY STRUCTURES ARE DESIGNED ON OR NEAR A BOUNDARY WE WOULD RECOMMEND A RE-MARK SURVEY BE COMPLETED AND LODGED WITH THE LAND TITLES OFFICE TO SUPPORT THE BOUNDARY DEFINITION.
- SERVICES SHOWN HAVE BEEN LOCATED WHERE VISIBLE BY FIELD SURVEY. PRIOR TO ANY DEMOLITION, EXCAVATION OR CONSTRUCTION ON THE SITE, THE RELEVANT AUTHORITY SHOULD BE CONTACTED FOR POSSIBLE LOCATION OF FURTHER UNDERGROUND SERVICES AND DETAILED LOCATIONS OF ALL SERVICES.
- IF SUBSEQUENT DESIGN IS INTENDED FOR CONSTRUCTION SETOUT, FUTURE SURVEYING SETOUT COSTS ARE INCREASED IF THE DIGITAL DATA PROVIDED IS ROTATED, SCALED OR MOVED.
- THIS NOTE FORMS AN INTEGRAL PART OF THE PLAN/DATA. ANY REPRODUCTION OF THIS PLAN/MODEL WITHOUT THIS NOTE ATTACHED WILL RENDER THE INFORMATION SHOWN INVALID.
- HORIZONTAL DATUM: GDA2020
- VERTICAL DATUM: AHD83
- CONTOUR INTERVAL: 0.250m

SETBACKS

REFER TO DIMENSIONS AND ELEVATIONS FOR FURTHER DETAILS.

SITE COVERAGE

BUILDING FOOTPRINT 115.39 /SITE AREA 962m² = 0.119
TOTAL SITE COVERAGE 11%

PRIVATE OPEN SPACE

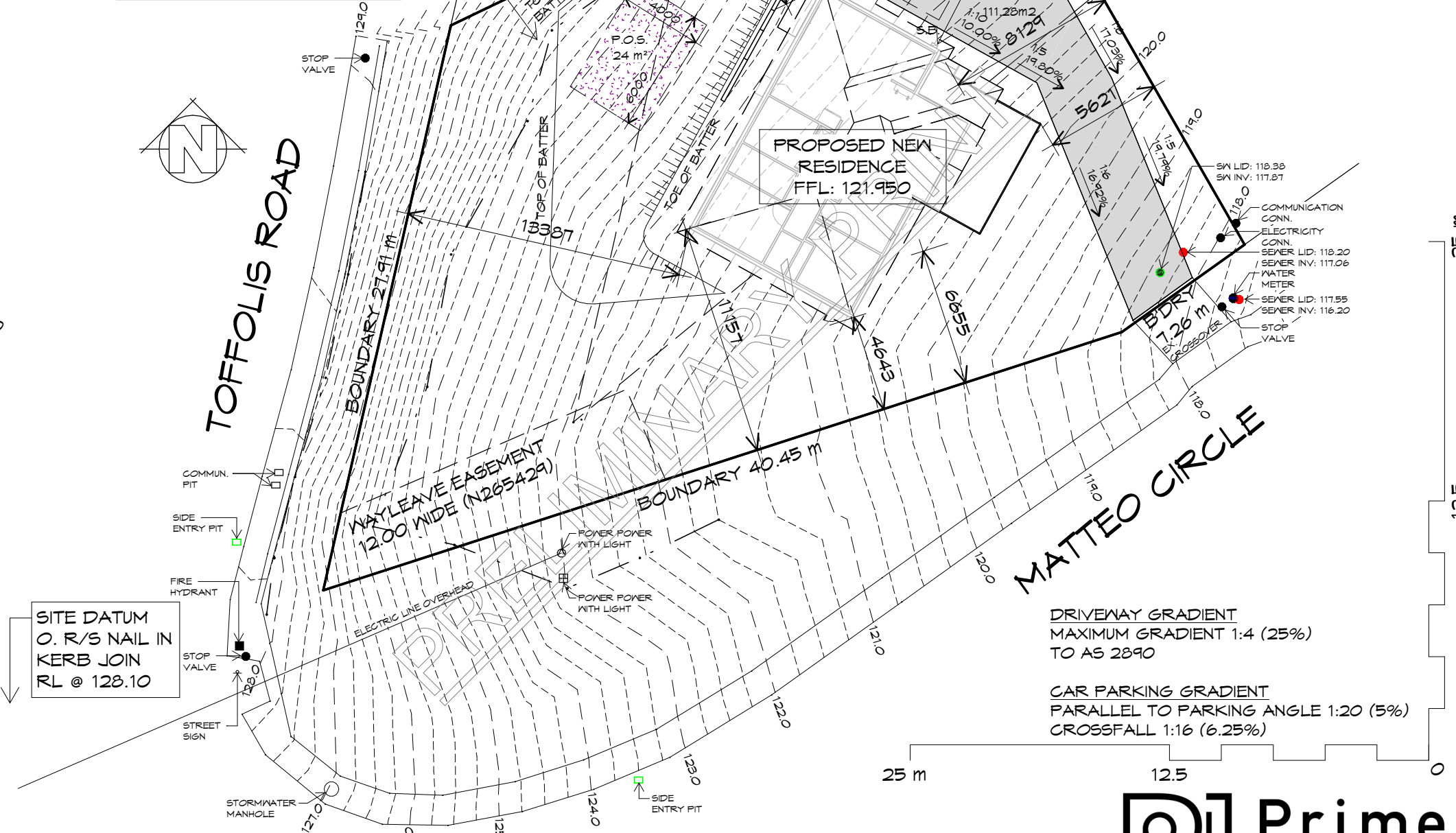
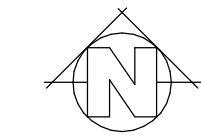
24m² MINIMUM,
WITH A MINIMUM DIMENSION OF 4m
GRADIENT NO STEEPER THAN 1:10

BATTER NOTE

BATTER AS PER ABCB HOUSING PROVISIONS PART 3.2.1.
REFER TO STANDARD DETAILS TABLE

THIS PROJECT HAS BEEN DETERMINED TO HAVE A BUSHFIRE ATTACK LEVEL (BAL) OF - 19
REFER TO ASSESSMENT FOR FURTHER DETAILS.
ALL CONSTRUCTION MUST COMPLY WITH AS3959.

TITLE REF: 185903/09
LOT SIZE: 962m²



SITE DATUM
O. R/S NAIL IN
KERB JOIN
RL @ 128.10

SITE PLAN
1 : 250

SEWER AND WATER SERVICES

- ALL WORKS IN ACCORDANCE WITH WATER SUPPLY CODE OF AUSTRALIA AND TASWATER SUPPLEMENTS
- WORKS TO BE DONE BY TASWATER AT DEVELOPERS COST

DRIVEWAY GRADIENT
MAXIMUM GRADIENT 1:4 (25%)
TO AS 2890

CAR PARKING GRADIENT
PARALLEL TO PARKING ANGLE 1:20 (5%)
CROSSFALL 1:16 (6.25%)



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REV. DATE DESCRIPTION

Client name:
C. EISZELE

Project:
PROPOSED NEW RESIDENCE
1 MATTEO CIRCLE
CLAREMONT

Date: 01.06.2026
Drafted by: L.L.
Approved by: D.D.H.

Project/Drawing no: PD26120 - 01
Scale: 1 : 250
Revision: 05

PLANNING
NOTE: DO NOT SCALE OFF DRAWINGS



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info@primedesigntas.com.au primedesigntas.com.au

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LEGEND

- GP 450X 450 SURFACE DRAINAGE PIT
- WET AREAS
- SEWER LINE
- STORMWATER LINE
- 100φ AG DRAIN
- G.T. GRATED TRENCH

PLUMBING NOTES:
 ALL DRAINAGE WORK SHOWN IS PROVISIONAL ONLY AND IS SUBJECT TO AMENDMENT TO COMPLY WITH THE REQUIREMENTS OF THE LOCAL AUTHORITIES.
 ALL WORK IS TO COMPLY WITH THE REQUIREMENTS OF AS 3500.2021 & THE TASMANIAN PLUMBING CODE AND MUST BE CARRIED OUT BY A LICENCED TRADESMAN ONLY.

TRENCH BACKFILL PER SITE CLASS TO COMPLY WITH AS2870 PART 5.6.3

SOIL CLASS	BACKFILL MATERIAL
A-S	CRUSHED DRAINAGE ROCK
M-E	COMPACTED CLAY

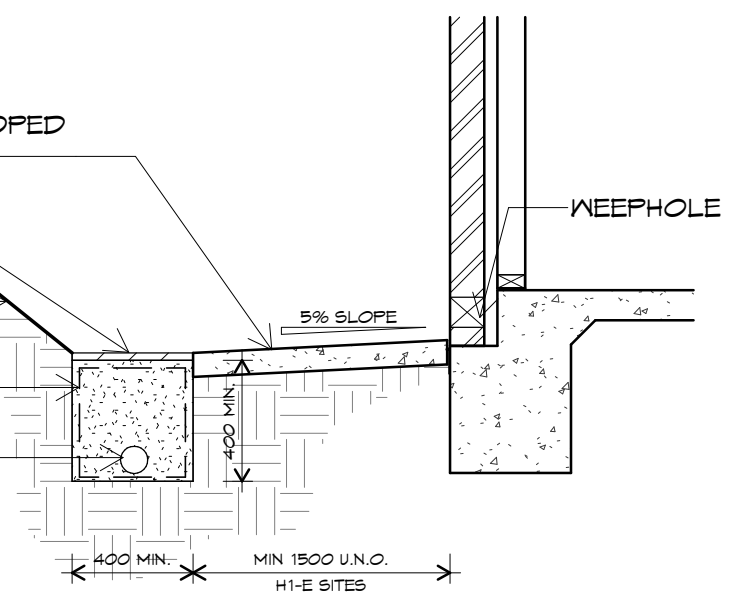
IMPERVIOUS SURFACE SLOPED AWAY FROM BUILDING

TRENCH BACKFILL PER TABLE

EMBANKMENT

GEOTEXTILE FILTER

AG DRAIN @ MIN. 1% GRADIENT



TYPICAL AG DRAIN DETAIL

N.T.S.

SEWER AND WATER SERVICES

- ALL WORKS IN ACCORDANCE WITH WATER SUPPLY CODE OF AUSTRALIA AND TASWATER SUPPLEMENTS
- WORKS TO BE DONE BY TASWATER AT DEVELOPERS COST



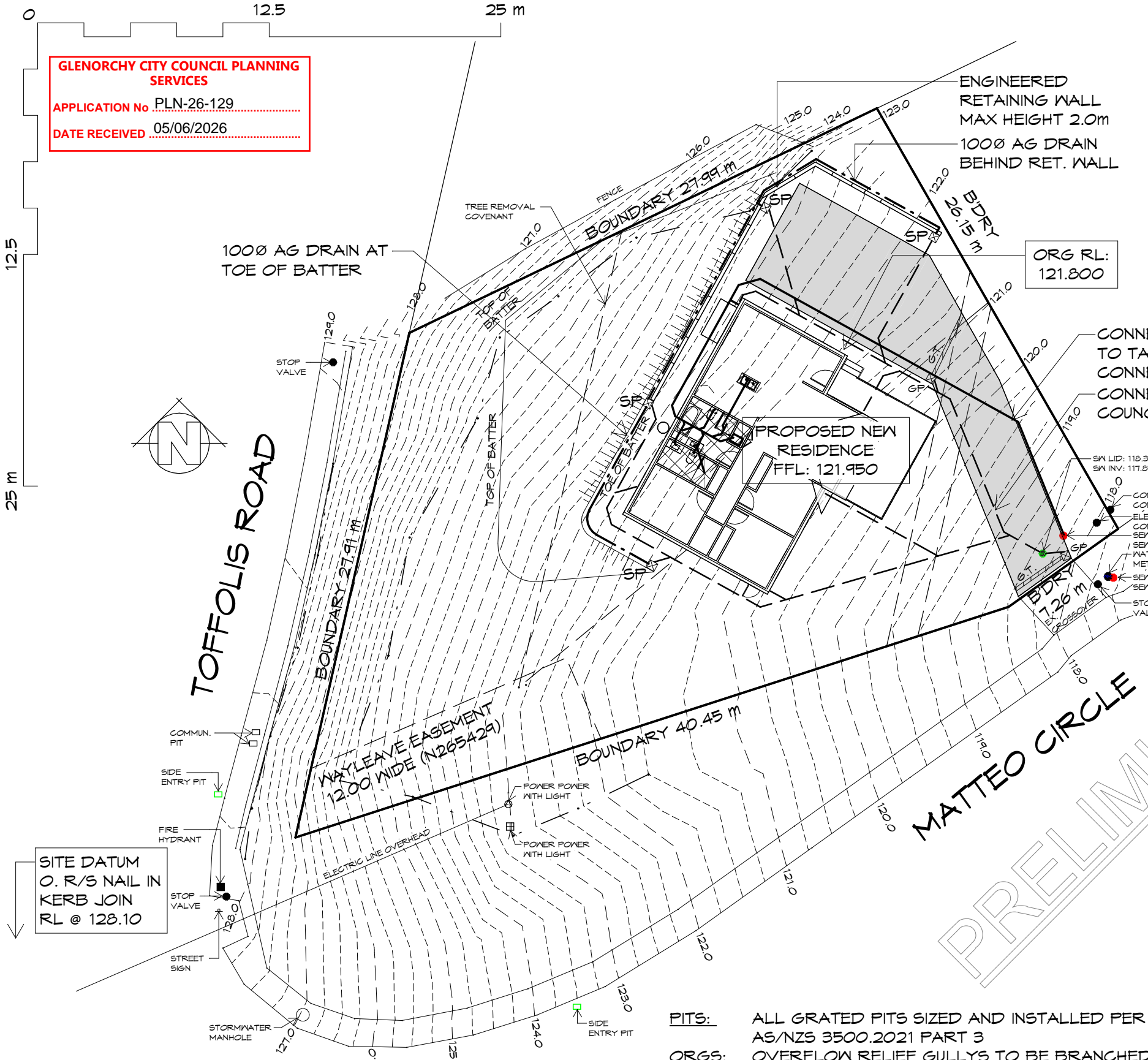
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Date: 01.06.2026
 Drafted by: L.L.
 Approved by: D.D.H.

Project/Drawing no: PD26120 - 02
 Scale: As indicated
 Revision: 05

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- PITS:** ALL GRATED PITS SIZED AND INSTALLED PER AS/NZS 3500.2021 PART 3
- ORGS:** OVERFLOW RELIEF GULLYS TO BE BRANCHED SEPERATE AND NOT PASS THROUGH. REFER AS/NZS 3500.2021 PART 2
- S/W:** STORMWATER PIPES TO BE SIZED PER AS/NZS 3500.2021 PART 3
- VENTS:** DRAINAGE VENTS TO BE LOCATED BEFORE LAST FITTING AT THE END OF THE LINE PER AS/NZS 3500.2021 PART 2

SITE DRAINAGE

1 : 250



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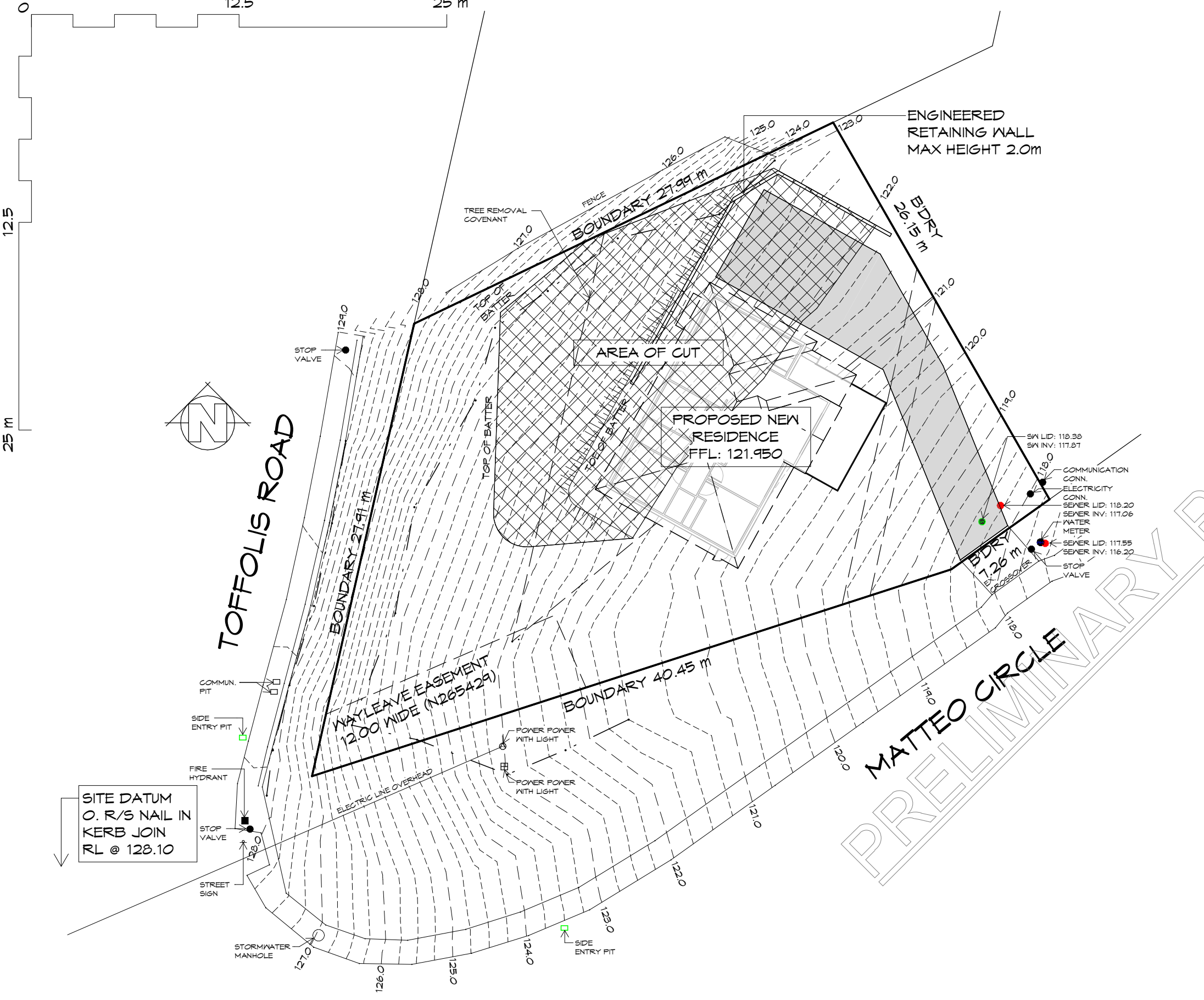
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Project:
PROPOSED NEW RESIDENCE
1 MATTEO CIRCLE
CLAREMONT

Drawing:
SITE DRAINAGE PLAN



CUT/FILL SCHEDULE	
CUT VOLUME (m3)	FILL VOLUME (m3)
249.81	0.00

NOTE:
THE CUT AND FILL VOLUMES CALCULATED BY REVIT ARE APPROXIMATE, GENERALLY PROVIDING RESULTS WITH +/- 1% TO 2% ACCURACY

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CUT/FILL PLAN

1 : 250

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1 MATTEO CIRCLE
CLAREMONT

Date:	Drafted by:	Approved by:
01.06.2026	L.L.	D.D.H.

Project/Drawing no:	Scale:	Revision:
PD26120 - 03	1 : 250	05

Accredited building practitioner: Frank Gekus - No CC246A
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LOCALITY PLAN

1 : 2000

THIS SITE IS ZONED **GENERAL RESIDENTIAL** AND **REQUIRES A BUSHFIRE ASSESSMENT**.
 RESIDENCE IS NOT OVER 100m FROM UNMANAGED BUSH/GRASSLANDS GREATER THAN 1 HECTARE.



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Date: 01.06.2026
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PD26120 - 04	1 : 2000	05

PLANNING

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Drawing:
LOCALITY PLAN

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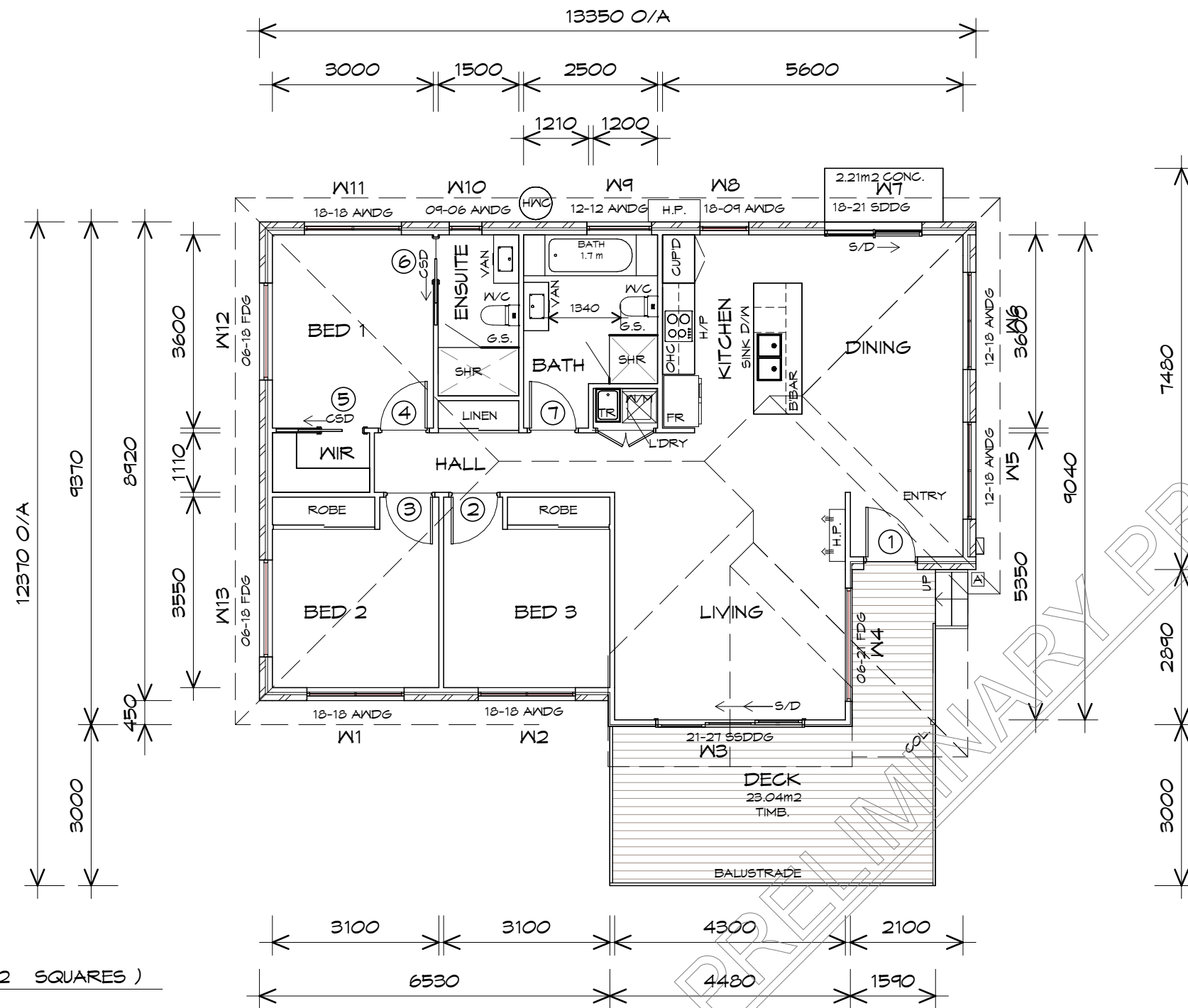
LEGEND

- CSD CAVITY SLIDING DOOR
- S/D SLIDING DOOR
- COL COLUMN
- G.S. GLASS SCREEN
- HWC HOT WATER CYLINDER

STAIRS

STAIR	NO RISERS	RISER H'T	TREAD DEPTH
A	3	183	300

NON SLIP TO COMPLY NCC 2022



FLOOR PLAN

1 : 100

FLOOR AREA 115.39 m² (12.42 SQUARES)

NOTE:

FLOOR AREAS INCLUDE TO EXTERNAL FACE OF BUILDING AND GARAGE, UNLESS OTHERWISE STATED. DECKS AND OUTDOOR AREAS ARE CALCULATED SEPARATELY.



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FLOOR PLAN



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DOOR SCHEDULE			
MARK	WIDTH	TYPE	REMARKS
1	920	EXTERNAL SOLID DOOR	
2	870	INTERNAL TIMBER DOOR	
3	870	INTERNAL TIMBER DOOR	
4	870	INTERNAL TIMBER DOOR	
5	820	CAVITY SLIDING DOOR	
6	820	CAVITY SLIDING DOOR	
7	870	INTERNAL TIMBER DOOR	
8	720	EXTERNAL SOLID DOOR	

WINDOW SCHEDULE				
MARK	HEIGHT	WIDTH	TYPE	REMARKS
W1	1800	1810	AWNING WINDOW	
W2	1800	1810	AWNING WINDOW	
W3	2100	2770	STACKING SLIDING DOOR	
W4	600	2110	FIXED WINDOW	
W5	1200	1810	AWNING WINDOW	
W6	1200	1810	AWNING WINDOW	
W7	2100	1810	SLIDING DOOR	
W8	1800	910	AWNING WINDOW	
W9	1200	1210	AWNING WINDOW	OPAQUE
W10	900	610	AWNING WINDOW	OPAQUE
W11	1800	1810	AWNING WINDOW	
W12	600	1810	FIXED WINDOW	
W13	600	1810	FIXED WINDOW	

ALUMINIUM WINDOWS DOUBLE GLAZING COMPLETE WITH FLY SCREENS TO SUIT ??? BAL RATING. ALL WINDOW MEASUREMENTS TO BE VERIFIED ON SITE PRIOR TO ORDERING

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Drawing:
DOOR AND WINDOW SCHEDULES



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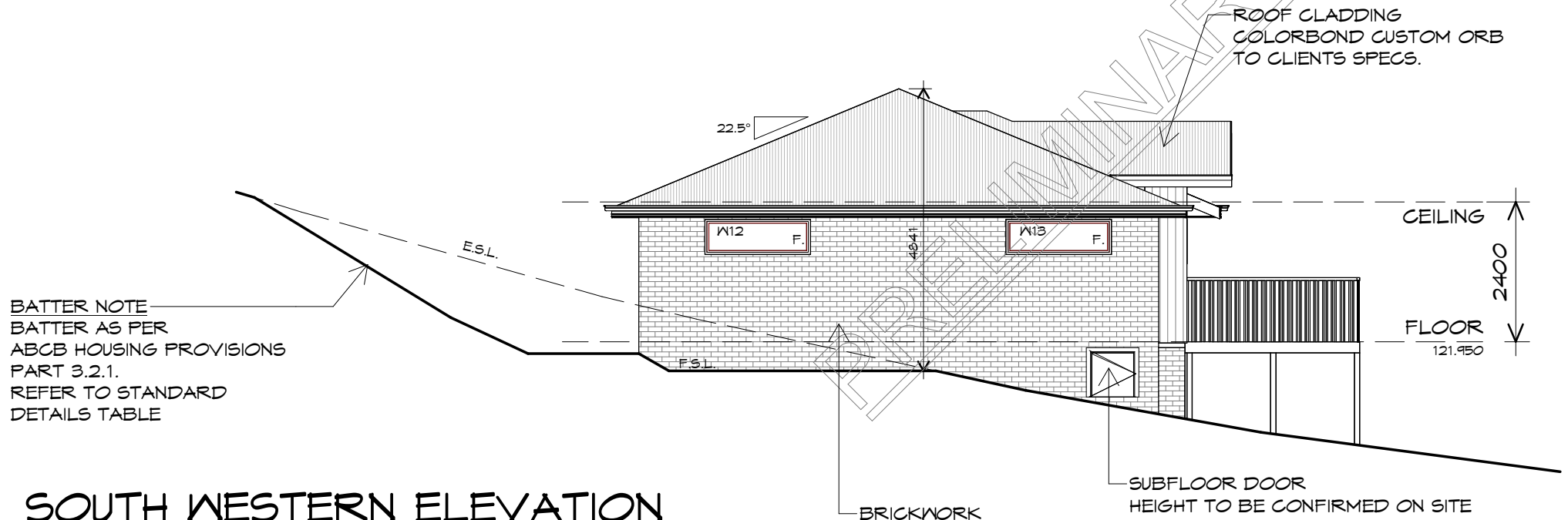
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01.06.2026	L.L.	D.D.H.

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PD26120 - 06		05

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SOUTH EASTERN ELEVATION
1 : 100



SOUTH WESTERN ELEVATION
1 : 100

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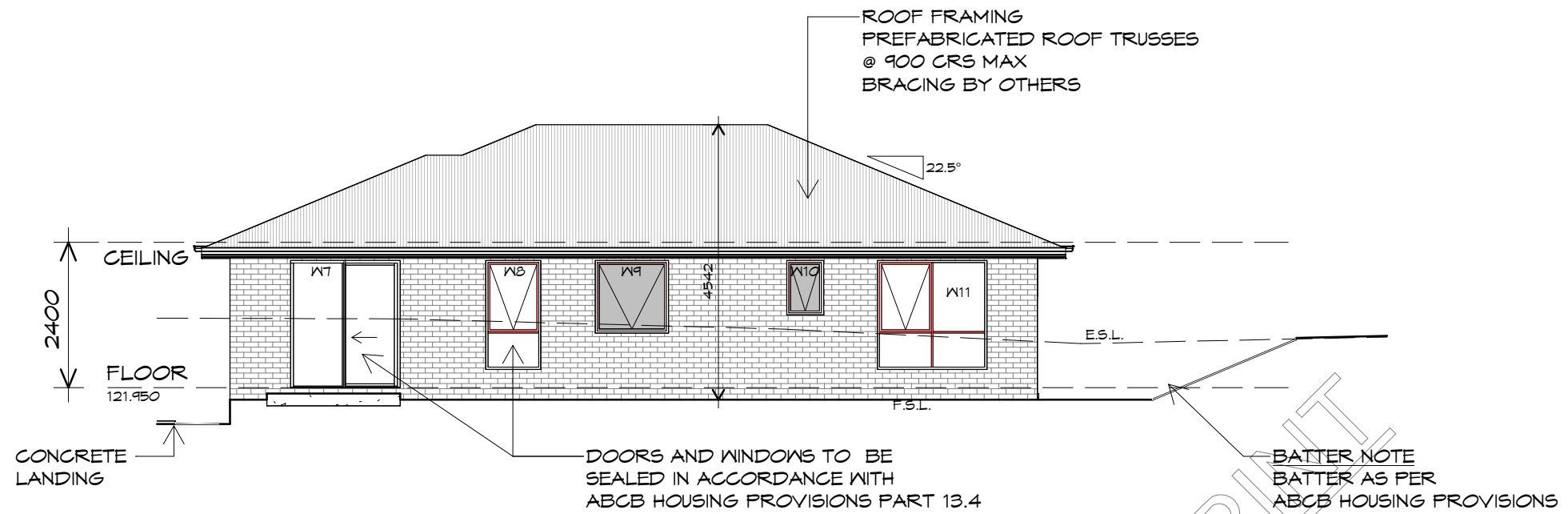
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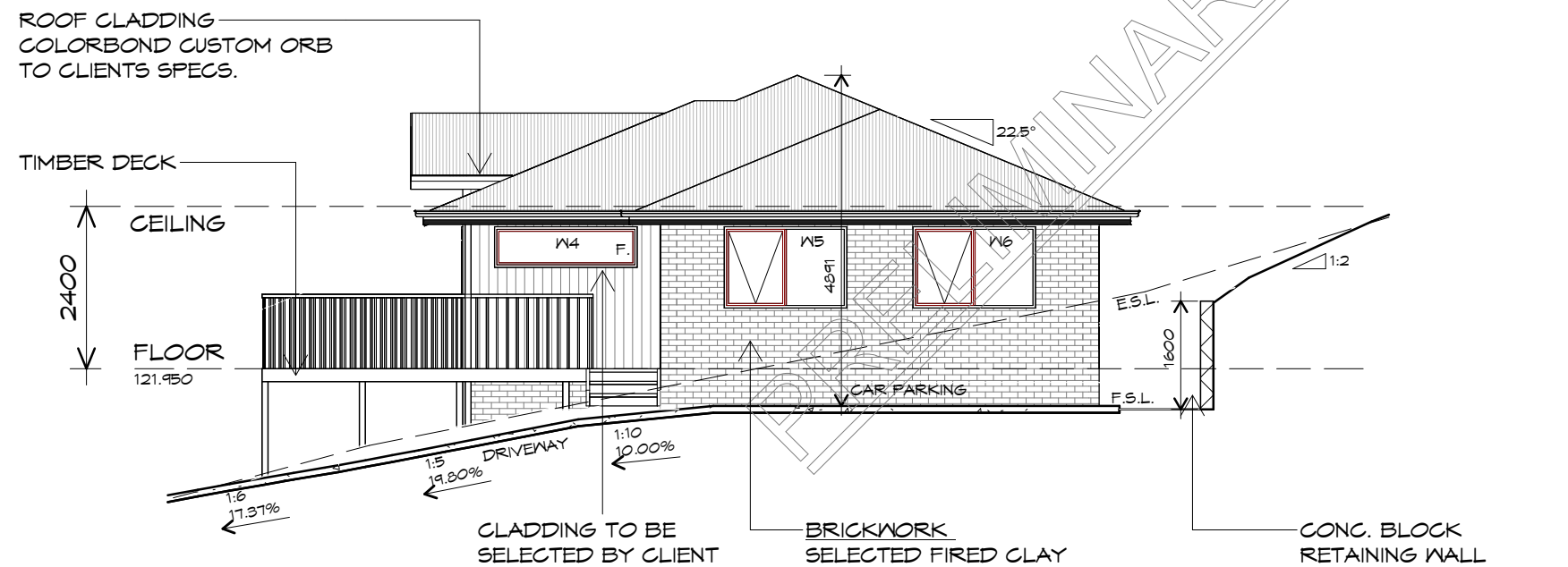
Drawing:
ELEVATIONS

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NORTH WESTERN ELEVATION

1 : 100



NORTH EASTERN ELEVATION

1 : 100

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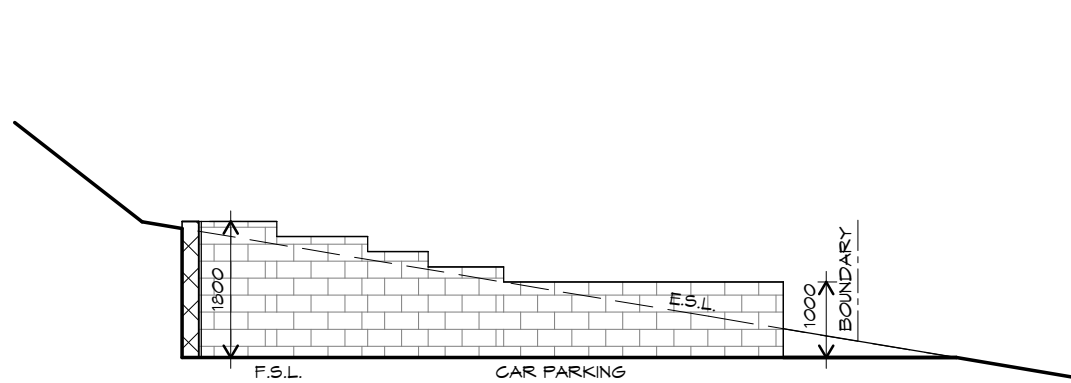
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PD26120 - 08	1 : 100	05

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PLANNING

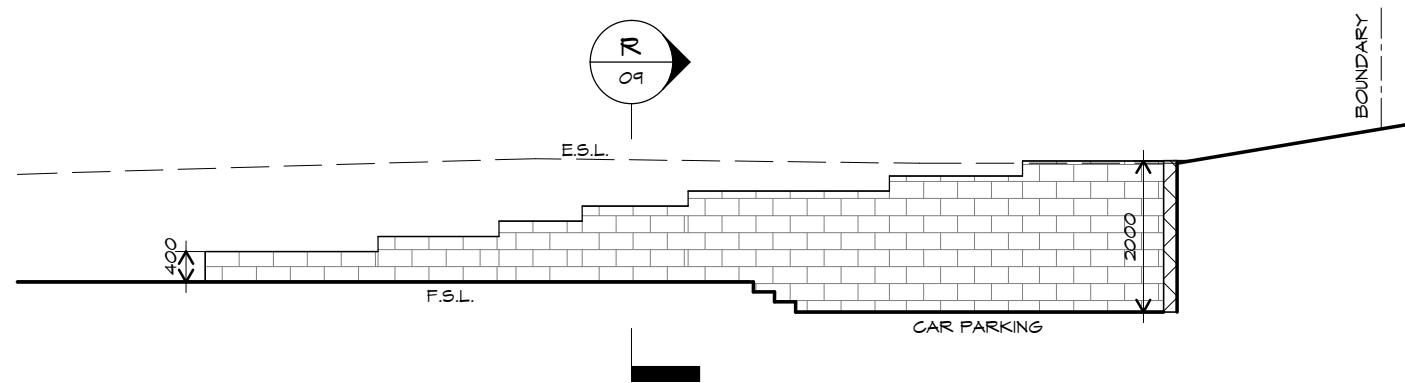
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Drawing:
ELEVATIONS



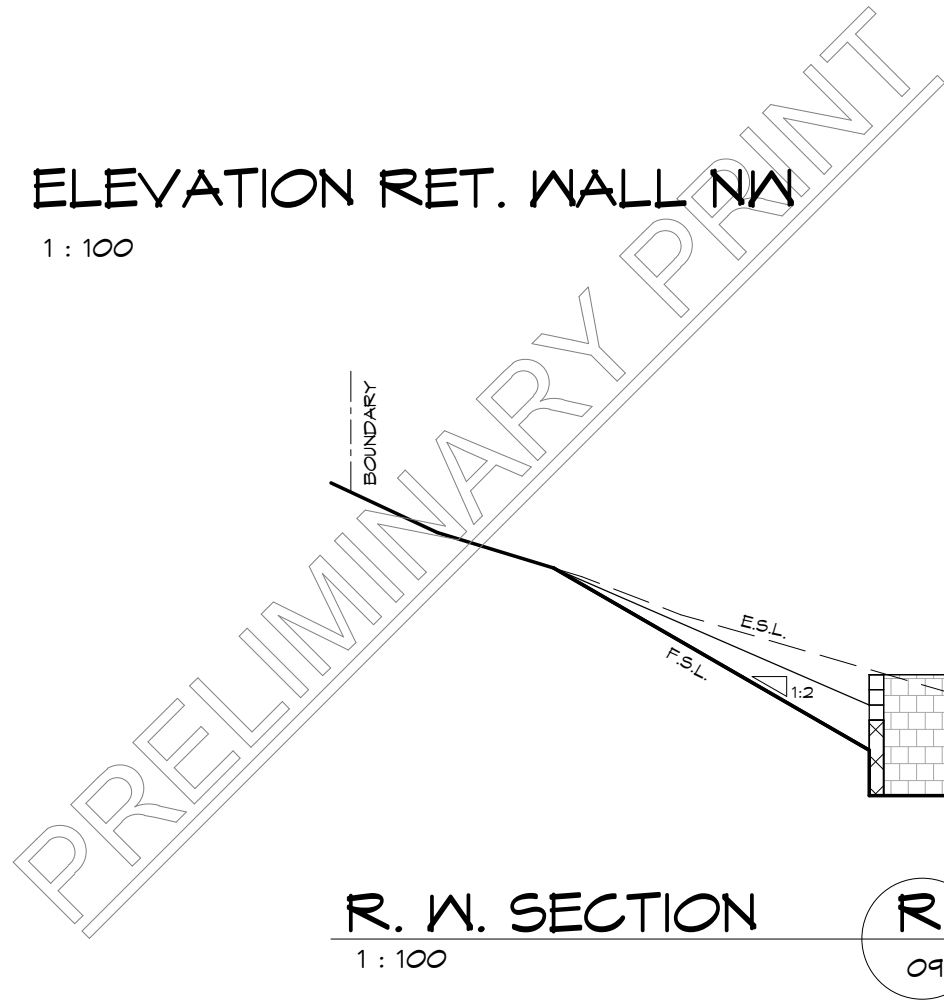
ELEVATION RET. WALL NE

1 : 100



ELEVATION RET. WALL NW

1 : 100



R. W. SECTION

1 : 100

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ROOF PLUMBING NOTES:

GUTTER INSTALLATION
 TO BE IN ACCORDANCE WITH
 ABCB HOUSING PROVISIONS PART 7.4.4
 WITH FALL NO LESS THAN
 1:500 FOR EAVES GUTTER
 BOX GUTTERS IN ACCORDANCE WITH AS33500.3:2021

UNLESS FIXED TO METAL FASCIA
 EAVES GUTTER TO BE FIXED
 @ 1200 CRS MAX.

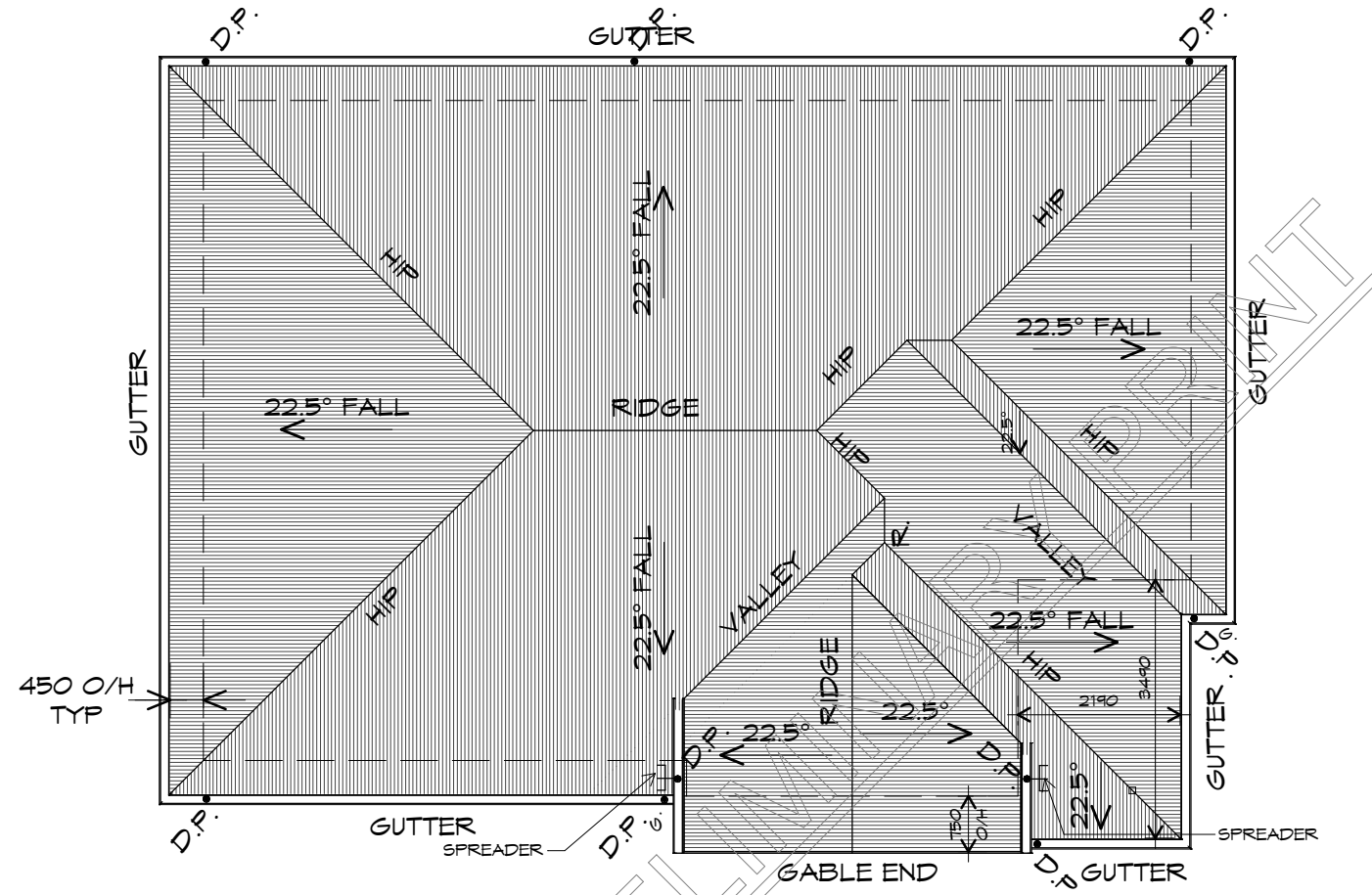
VALLEY GUTTERS ON A ROOF WITH A PITCH:
 A) MORE THAN 12.5° DEGREES - MUST
 HAVE A WIDTH OF NOT LESS THAN
 400mm AND ROOF OVERHANG OF NOT
 LESS THAN 150mm EACH SIDE OF VALLEY
 GUTTER.
 B) LESS THAN 12.5° DEGREES, MUST BE
 DESIGNED AS A BOX GUTTER.

LAP GUTTERS 75mm IN THE DIRECTION
 OF FLOW, RIVET & SEAL WITH AN
 APPROVED SILICONE SEALANT.

DOWNPIPE POSITIONS SHOWN ON THIS
 PLAN ARE NOMINAL ONLY.
 EXACT LOCATION & NUMBER OF D.P.'S
 REQUIRED ARE TO BE IN ACCORDANCE
 WITH ABCB HOUSING PROVISIONS PART 7.4.5
 REQUIREMENTS.
 SPACING BETWEEN DOWNPIPES MUST NOT
 BE MORE THAN 12m & LOCATED AS CLOSE AS POSSIBLE
 TO VALLEY GUTTERS

METAL ROOF
 METAL SHEETING ROOF TO BE INSTALLED IN ACCORDANCE
 WITH ABCB HOUSING PROVISIONS PART 7.2. REFER TO
 TABLE 7.2.2a FOR ACCEPTABLE CORROSION PROTECTION
 FOR SHEET ROOFING, REFER TO TABLE 7.2.2b-7.2.2e FOR
 ACCEPTABILITY OF CONTACT BETWEEN DIFFERENT
 ROOFING MATERIALS. FOR FIXING, SHEET LAYING
 SEQUENCE, FASTENER FREQUENCY FOR TRANVERSE
 FLASHINGS AND CAPPINGS, ANTI CAPILLARY BREAKS,
 FLASHING DETAILS REFER TO ABCB HOUSING PROVISIONS
 PART 7.2.5- 7.2.7. ROOF PENETRATION FLASHING DETAILS.
 REFER TO TO ABCB HOUSING PROVISIONS PART 7.2.5- 7.2.7.
 ROOF SHEETING MUST OVERHANG MIN 35mm AS PER ABCB
 HOUSING PROVISIONS PART 7.2.8

ADDITIONAL ROOF LOAD
 NO SOLAR P.V. SYSTEM HAS BEEN ALLOWED FOR,
 NO SOLAR HOT WATER HAS BEEN ALLOWED FOR.



ROOF PLAN

1 : 100

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PLANNING
 NOTE: DO NOT SCALE OFF DRAWINGS

Drawing:
 ROOF PLAN

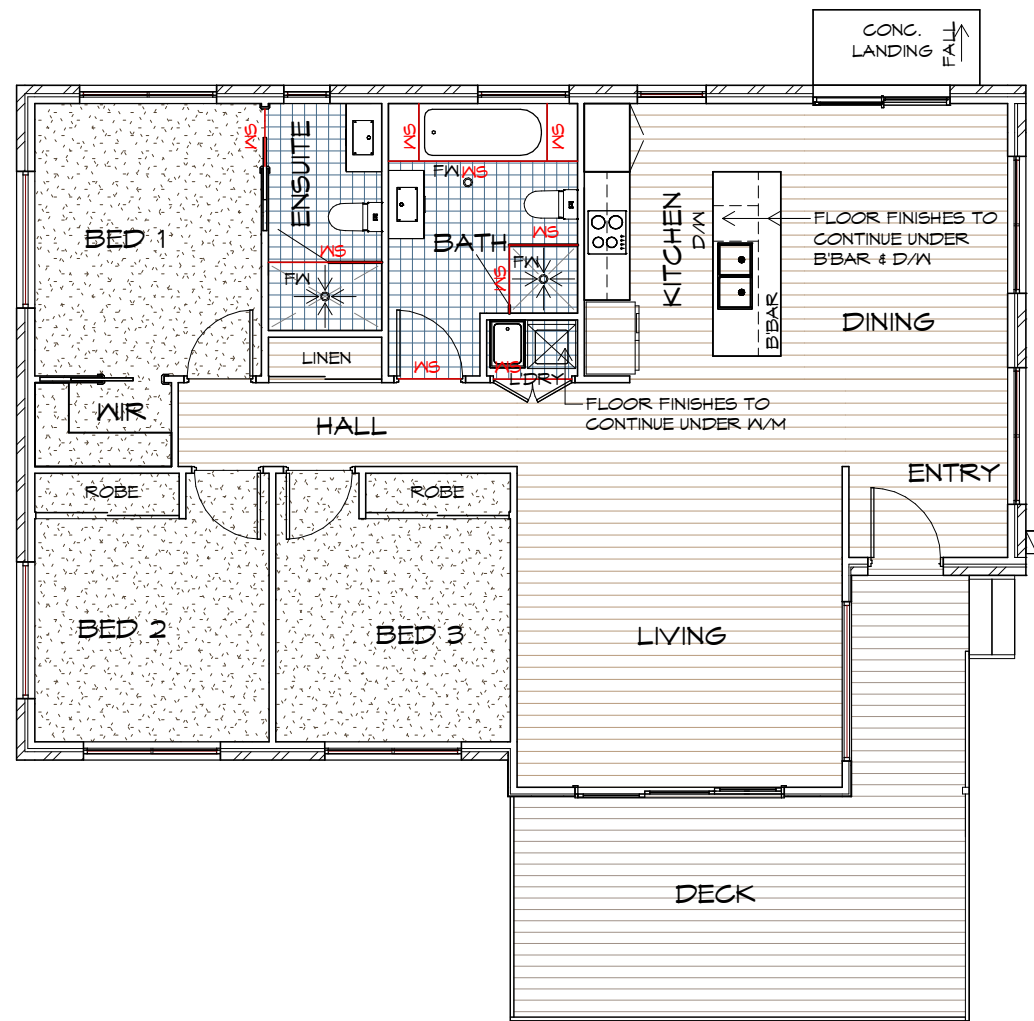


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Date: 01.06.2026
 Drafted by: L.L.
 Approved by: D.D.H.

Project/Drawing no: PD26120 - 10
 Scale: 1 : 100
 Revision: 05

Accredited building practitioner: Frank Geskus - No CC246A
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LEGEND

-  CARPET
-  TILES
-  HYBRID FLOORING
-  TIMBER DECK
-  WS WATERSTOP
-  FW FLOOR WASTE

IMPORTANT NOTE:

- REFER TO WATERPROOFING DETAILS ON BDX
- NO ALLOWANCE GIVEN FOR HANDHELD SPRAY DEVICES ON SHOWERS, BATH OR W/C'S U.N.O.

FLOOR FINISHES PLAN

1 : 100

PRELIMINARY PRINT

GLENORCHY CITY COUNCIL PLANNING SERVICES

APPLICATION No PLN-26-129

DATE RECEIVED 05/06/2026

IMPORTANT:
PLEASE REFER TO ENERGY ASSESSMENT REPORT FOR FULL DETAILS.
ENERGY ASSESSMENT IS BASED ON FLOOR TYPES AS NOTED IN THE REPORT.

IF AN ALTERNATIVE FLOORING IS CHOSEN OR ANY OTHER ASPECT OF THE BUILDING IS MODIFIED, A NEW ENERGY ASSESSMENT WILL BE REQUIRED.

REFER TO ELECTRICAL PLAN AND REFLECTED CEILING PLAN FOR CEILING PENETRATIONS.



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NOT FOR CONSTRUCTION

REV. DATE	DESCRIPTION

Client name:
C. EISZELE

Project:
PROPOSED NEW RESIDENCE
1 MATTEO CIRCLE
CLAREMONT

Date: 01.06.2026	Drafted by: L.L.	Approved by: D.D.H.
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Project/Drawing no: PD26120 - 11	Scale: 1 : 100	Revision: 05
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PLANNING

NOTE: DO NOT SCALE OFF DRAWINGS

Drawing:
FLOOR FINISHES PLAN

Accredited building practitioner: Frank Geskus - No CC246A
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THIS PROJECT HAS BEEN DETERMINED TO HAVE A BUSHFIRE ATTACK LEVEL (BAL) OF - 19 REFER TO ASSESSMENT FOR FURTHER DETAILS. ALL CONSTRUCTION MUST COMPLY WITH AS3959.

GLENORCHY CITY COUNCIL PLANNING SERVICES



APPLICATION No PLN-26-129

DATE RECEIVED 05/06/2026



IMPORTANT:
PLEASE REFER TO ENERGY ASSESSMENT REPORT FOR FULL DETAILS. ENERGY ASSESSMENT IS BASED ON THE ABOVE ELECTRICAL LAYOUT AND TYPES AS NOTED IN THE REPORT.
IF MORE PENETRATIONS ARE INCLUDED OR ANY OTHER ASPECT OF THE BUILDING IS MODIFIED, A NEW ENERGY ASSESSMENT WILL BE REQUIRED.

ELECTRICAL INDEX





LIGHTING

-  FOUR LIGHT, 3 IN 1 BATHROOM LIGHT C/W DAMPER, EXHAUST TO OUTSIDE*
-  L.E.D. - SEALED DOWN LIGHT *
- *INSTALL AS PER MANUFACTURERS SPECIFICATION

SWITCH TYPE



-  ONE-WAY SWITCH
-  TWO-WAY SWITCH

WALL OUTLETS

-  GENERAL PURPOSE OUTLET (DOUBLE)
-  WEATHER PROOF OUTLET
-  HOTPLATE SAFETY CUT-OFF
-  T.V. OUTLET

NOTE:
POWER POINT TO BE 300mm AWAY FROM EDGE OF WATER SOURCE





HEATING

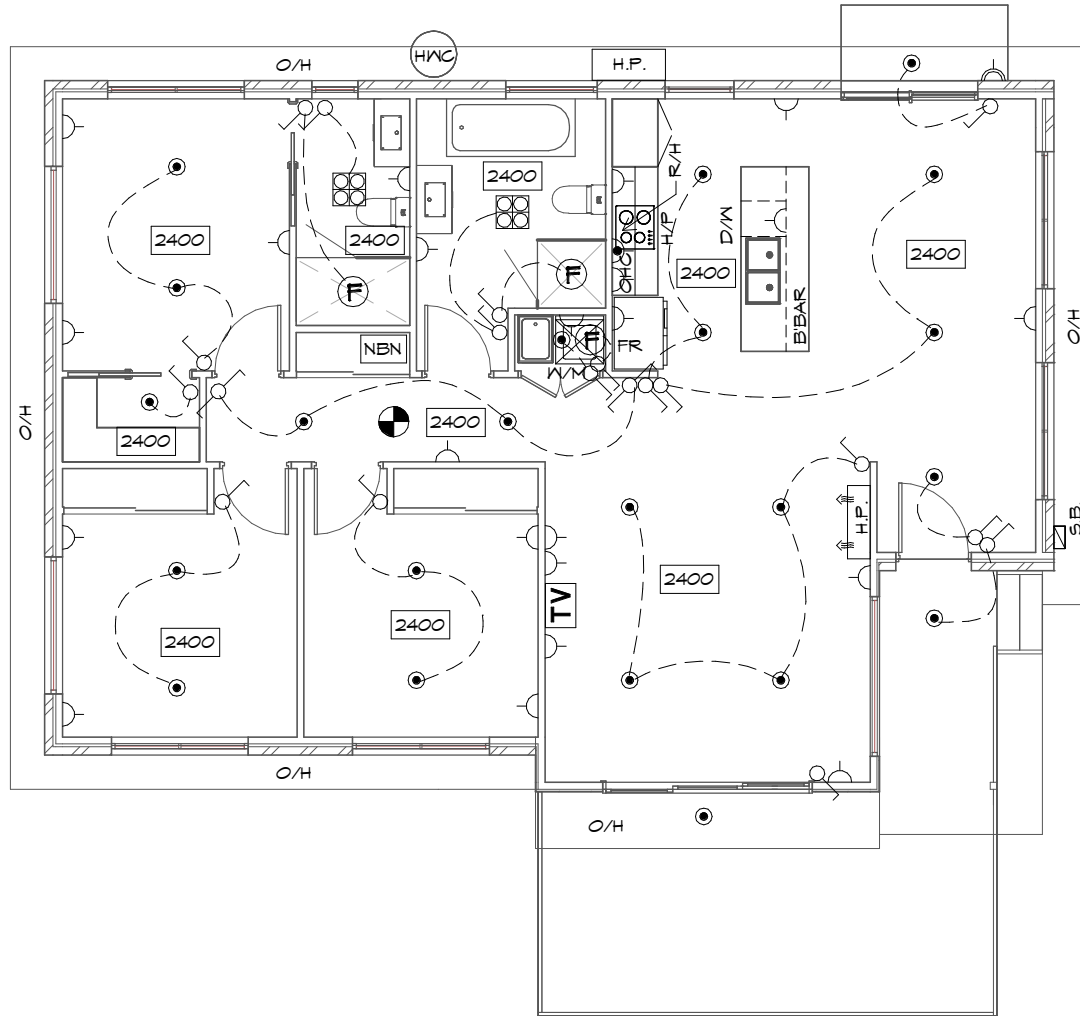
-  H.P. HEAT PUMP
-  H.P. HEAT PUMP, OUTDOOR UNIT

CEILING

-  XXXX DENOTES CEILING HEIGHT
-  O/H ROOF OVERHANG/EAVES

OTHER

-  240V SMOKE ALARM
-  SWITCH BOX
-  EXHAUST FAN, VENT TO OUTSIDE AIR, PROVIDE POWER
-  R/H RANGE HOOD, VENT TO OUTSIDE AIR, PROVIDE POWER



ELECTRICAL/REFLECTED CEILING PLAN

1 : 100

SMOKE ALARMS

- ALL ALARMS TO BE INTERCONNECTED WHERE MORE THAN ONE ALARM IS INSTALLED.
- SMOKE ALARMS TO BE LOCATED ON ALL FLOORS IN ACCORDANCE WITH THE ABCB HOUSING PROVISIONS 9.5.1, 9.5.2 AND 9.5.4.

ARTIFICIAL LIGHTING

RESIDENCES TO BE IN COMPLIANCE WITH NCC 2019 PART 3.12.5.5.

ARTIFICIAL LIGHTING MUST NOT EXCEED:

- 5W/m² FOR CLASS 1 BUILDING
- 4W/m² FOR VERANDAHS & BALCONIES
- 3W/m² FOR CLASS 10A ASSOCIATED WITH CLASS 1 BUILDING

REFER TO LIGHTING CALCULATOR FOR FURTHER DETAILS.

BATHROOMS WITHOUT NATURAL VENTILATION
EXHAUST FAN WITH 10 MINUTE TIMED FAN CONNECTED TO LIGHT SWITCH. UNDERCUT DOOR 20mm TO PROVIDE MAKE UP AIR, TO COMPLY WITH HOUSING PROVISIONS 10.8.2

ELECTRICAL

ALL ELECTRICAL WORKS TO BE CARRIED OUT BY A GRADE ELECTRICAL CONTRACTOR. ALL WORKS TO COMPLY WITH LOCAL AUTHORITIES AND AS3000

EXHAUST FANS

EXHAUST FANS TO ACHIEVE FLOW RATE TO COMPLY WITH HOUSING PROVISIONS 10.8.2



NOT FOR CONSTRUCTION

REV. DATE DESCRIPTION

Client name:
C. EISZELE

PLANNING

NOTE: DO NOT SCALE OFF DRAWINGS

Project:
PROPOSED NEW RESIDENCE
1 MATTEO CIRCLE
CLAREMONT

Drawing:
ELECTRICAL/REFLECTED CEILING PLAN



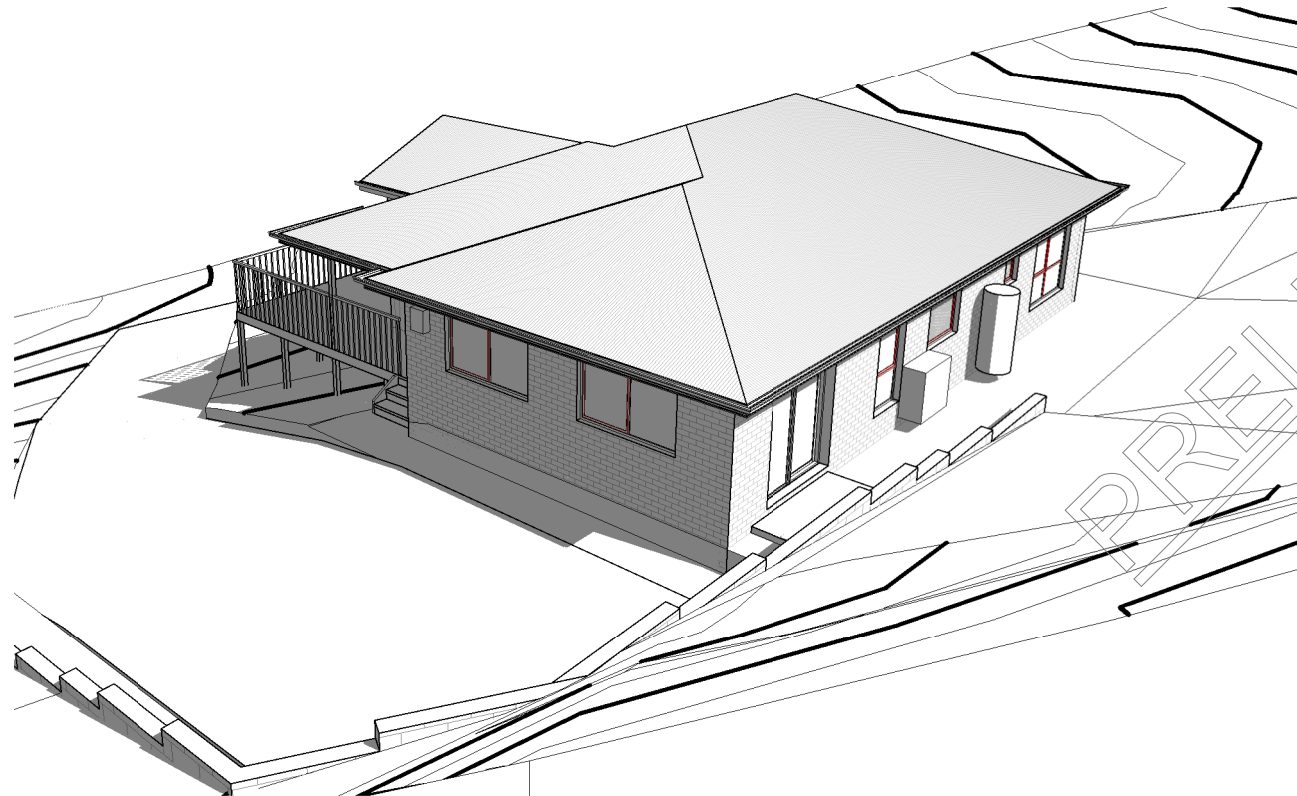
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Date: 01.06.2026 Drafted by: L.L. Approved by: D.D.H.

Project/Drawing no: PD26120 - 12 Scale: 1 : 100 Revision: 05

Accredited building practitioner: Frank Geskus - No CC246A
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PRELIMINARY PRINT

GLENORCHY CITY COUNCIL PLANNING SERVICES

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NOT FOR CONSTRUCTION

REV. DATE	DESCRIPTION

Client name:
C. EISZELE

PLANNING

NOTE: DO NOT SCALE OFF DRAWINGS

Project:
**PROPOSED NEW RESIDENCE
1 MATTEO CIRCLE
CLAREMONT**

Drawing:
PERSPECTIVES

Date: 01.06.2026	Drafted by: L.L.	Approved by: D.D.H.
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Project/Drawing no: PD26120 - 13	Scale:	Revision: 05
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