

## DEVELOPMENT APPLICATION

|                                 |                           |
|---------------------------------|---------------------------|
| <b>APPLICATION NUMBER:</b>      | PLN-26-165                |
| <b>PROPOSED DEVELOPMENT:</b>    | Single Dwelling           |
| <b>LOCATION:</b>                | 36 McGill Rise, Claremont |
| <b>APPLICANT:</b>               | Play Design Studio        |
| <b>ADVERTISING START DATE:</b>  | 25/09/2026                |
| <b>ADVERTISING EXPIRY DATE:</b> | 09/10/2026                |

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](http://www.gcc.tas.gov.au)) until **09/10/2026**.

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](mailto:gccmail@gcc.tas.gov.au).

Representations must be received by no later than 11.59 pm on **09/10/2026**, or for postal and hand delivered representations, by 5.00 pm on **09/10/2026**.

PROPOSED NEW RESIDENCE CLASS 1A

LOT 17 - 36 MCGILLS RISE CLAREMONT TASMANIA  
TITLE NUMBER: 172821

STAGE: FOR PLANNING APPROVAL

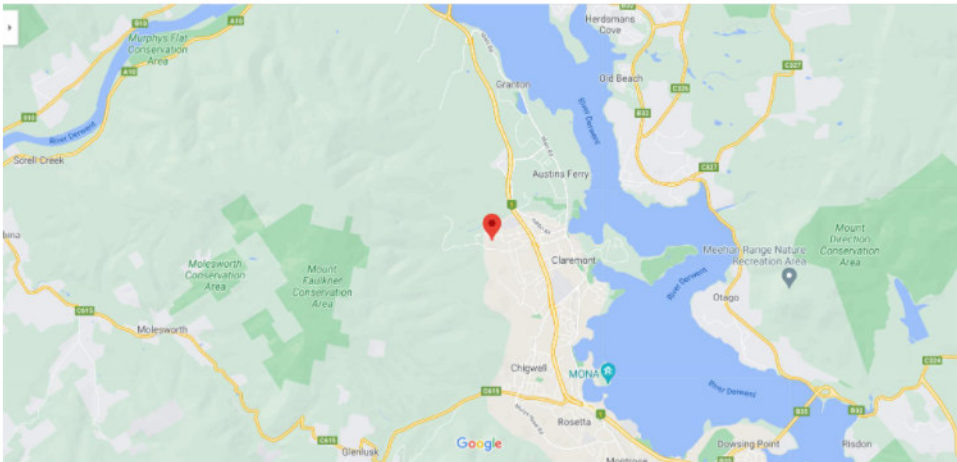
| DRAWING SCHEDULE |                                      |
|------------------|--------------------------------------|
| Sheet Number     | Sheet Name                           |
| A000             | COVERPAGE                            |
| A001             | SITE SURVEY & SITE ANALYSIS          |
| A002             | STORMWATER PLAN                      |
| A003             | EARTHWORKS PLAN                      |
| A004             | SITE PHOTOS AND GEOTECHNICAL SUMMARY |
| A005             | DRIVEWAY DETAILS                     |
| A100             | SITE PLAN                            |
| A101             | FLOOR PLAN                           |
| A103             | ROOF PLAN                            |
| A300             | ELEVATIONS                           |
| A301             | ELEVATIONS                           |
| A400             | SECTIONS                             |
| A500             | 3DS                                  |
| A501             | 3DS                                  |
| A700             | WINDOW AND DOOR SCHEDULE             |
| A800             | NOTIFICATION PLAN                    |



3D IMPRESSION



DRONE SITE PHOTOGRAPH

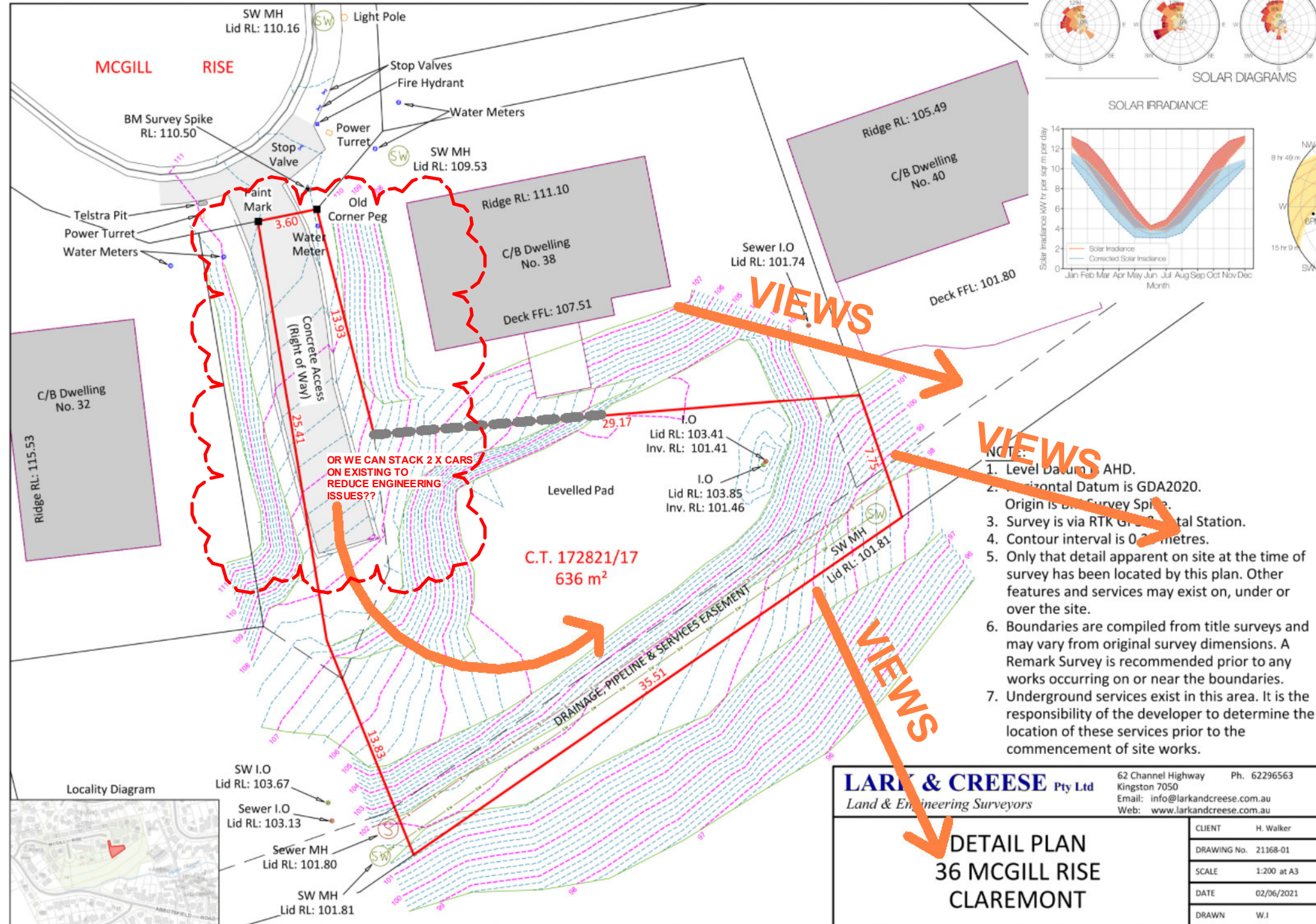


LOCATION PLAN

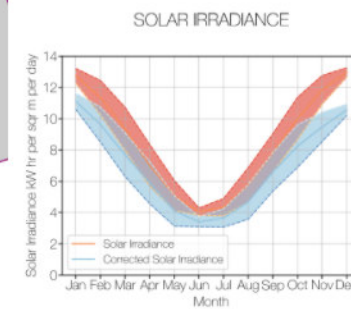
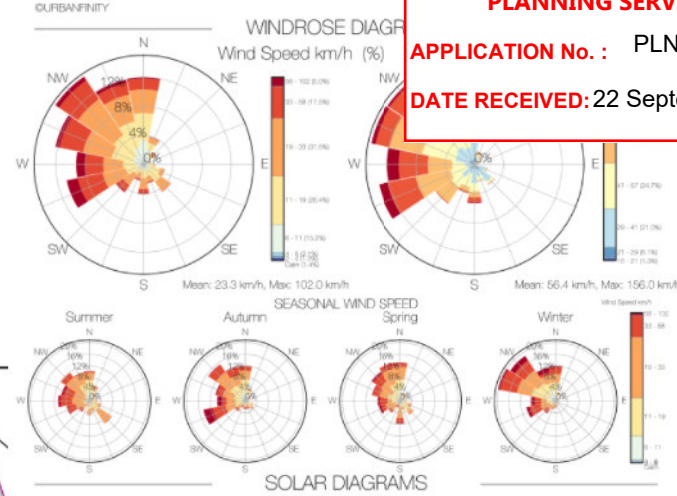
GLENORCHY CITY COUNCIL  
PLANNING SERVICES  
APPLICATION No. : PLN-26-165  
DATE RECEIVED: 22 September 2026

FOR APPROVALS

|                        |                   |                                                                                 |                                                                          |          |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                            |
|------------------------|-------------------|---------------------------------------------------------------------------------|--------------------------------------------------------------------------|----------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| REV: 5                 | DATE: 22.09.2026  | CLIENT: PLAY FOR KARAR MAYO                                                     | SHEET TITLE: COVERPAGE                                                   |          | <div><div>PLAYDESIGN STUDIO</div><div>LETS GET STARTED!!</div><div>COPYRIGHT<br/>THIS DRAWING REMAINS THE<br/>PROPERTY OF BUILDING DESIGN<br/>DIRECT PTY LTD. IT MAY ONLY BE<br/>USED FOR THE PURPOSE FOR<br/>WHICH IT WAS COMMISSIONED<br/>AND IN ACCORDANCE WITH THE<br/>TERMS OF ENGAGEMENT FOR<br/>THE COMMISSION.<br/>UNAUTHORISED USE OF THIS<br/>DRAWING IS PROHIBITED.<br/>IF ANY DISCREPANCIES ON<br/>DRAWING PLEASE CONTACT BDD<br/>PTY LTD FOR CLARIFICATION<br/>BEFORE PROCEEDING</div><div><div><div>bdaa</div><div>BUILDING DESIGNERS<br/>ASSOCIATION OF AUSTRALIA</div></div><div><div>PLAY</div><div>DESIGN STUDIO</div></div></div></div> |
| ISSUED BY: HW          | ISSUED TO: CLIENT | ADDRESS: LOT 17 - 36 MCGILLS RISE CLAREMONT<br>TASMANIA<br>TITLE NUMBER: 172821 | SHEET NUMBER: A000                                                       |          |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                            |
| DESCRIPTION OF CHANGES |                   |                                                                                 | JOB NUMBER: 2026019                                                      |          |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                            |
| FOR PLANNING PERMIT    |                   | DRAWN: PLAY DESIGN STUDIO                                                       | DATE DRAWN: MARCH 2026                                                   |          |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                            |
|                        |                   | CHECKED: PLAY                                                                   | SCALE:                                                                   | ISSUE: 5 |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                            |
|                        |                   |                                                                                 | EMAIL: info@playdesignsstudio.com.au<br>WEB: www.playdesignstudio.com.au |          |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                            |

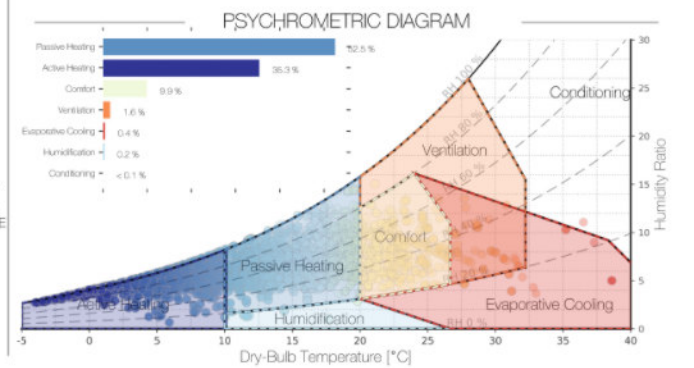
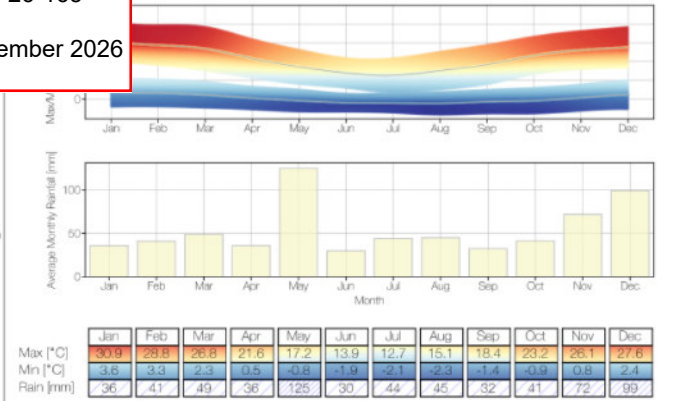


## SITE ANALYSIS



**GLENORCHY CITY COUNCIL  
PLANNING SERVICES**  
**APPLICATION No. : PLN-26-165**  
**DATE RECEIVED: 22 September 2026**

LOCATION INFORMATION  
LAT: -42.7883 deg, LONG: 147.2345 deg  
BOM STATION NUMBERS: 94067, 94029 and 94212



- NOTES:**
1. Level Datum is AHD.
  2. Horizontal Datum is GDA2020.
  3. Origin is B.M. Survey Spike.
  4. Survey is via RTK GNSS Total Station.
  5. Contour interval is 0.2 metres.
  6. Only that detail apparent on site at the time of survey has been located by this plan. Other features and services may exist on, under or over the site.
  7. Boundaries are compiled from title surveys and may vary from original survey dimensions. A Remark Survey is recommended prior to any works occurring on or near the boundaries.
  8. Underground services exist in this area. It is the responsibility of the developer to determine the location of these services prior to the commencement of site works.

**LARK & CREESE** Pty Ltd  
Land & Engineering Surveyors

62 Channel Highway  
Kingston 7050  
Email: info@larkandcreese.com.au  
Web: www.larkandcreese.com.au

CLIENT: H. Walker  
DRAWING No. 21168-01  
SCALE: 1:200 at A3  
DATE: 02/06/2021  
DRAWN: W.I.

**DETAIL PLAN  
36 MCGILL RISE  
CLAREMONT**

|                        |                   |                                                                              |                                          |
|------------------------|-------------------|------------------------------------------------------------------------------|------------------------------------------|
| REV: 5                 | DATE: 22.09.2026  | CLIENT: PLAY FOR KARAR MAYO                                                  | SHEET TITLE: SITE SURVEY & SITE ANALYSIS |
| ISSUED BY: HW          | ISSUED TO: CLIENT | ADDRESS: LOT 17 - 36 MCGILLS RISE CLAREMONT TASMANIA<br>TITLE NUMBER: 172821 | SHEET NUMBER: A001                       |
| DESCRIPTION OF CHANGES |                   | DRAWN: PLAY DESIGN STUDIO                                                    | JOB NUMBER: 2026019                      |
| FOR PLANNING PERMIT    |                   | CHECKED: PLAY                                                                | DATE DRAWN: MARCH 2026                   |
|                        |                   |                                                                              | SCALE: ISSUE: 5                          |

**PLAY DESIGN STUDIO**  
LETS GET STARTED!!

PHONE: 0435832810  
DESIGNING ACROSS NEW SOUTH WALES AND TASMANIA

EMAIL: info@playdesignstudio.com.au  
WEB: www.playdesignstudio.com.au

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AND IN ACCORDANCE WITH THE  
TERMS OF ENGAGEMENT FOR  
THE COMMISSION.  
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BEFORE PROCEEDING.



FOR APPROVALS





**GLENORCHY CITY COUNCIL  
PLANNING SERVICES**

**APPLICATION No. :** PLN-26-165

**DATE RECEIVED:** 22 September 2026

**EARTHWORKS NOTES**

ALL EARTHWORKS SHALL BE CARRIED OUT IN ACCORDANCE WITH THE REQUIREMENTS OF GLENORCHY CITY COUNCIL, NCC, AS 3798 AND THE PROJECT ENGINEERING DOCUMENTATION.

THE BUILDING HAS BEEN DESIGNED TO MINIMISE EARTHWORKS BY UTILISING A SUSPENDED FLOOR SYSTEM SUPPORTED ON BORED CONCRETE PIERS AND ADJUSTABLE STEEL POSTS.

EXCAVATION IS TO BE LIMITED TO:

- STRIP FOOTINGS FOR THE CONCRETE BLOCK RETAINING WALLS.
- BORED PIER FOOTINGS.
- DRIVEWAY, SERVICES AND LOCALISED SITE WORKS ONLY.

BULK CUT AND FILL IS NOT PROPOSED AS PART OF THIS DEVELOPMENT.

EXISTING NATURAL GROUND LEVELS SHALL BE RETAINED WHERE PRACTICAL TO MINIMISE DISTURBANCE TO THE SITE.

ALL RETAINING WALL FOOTINGS SHALL BE CONSTRUCTED IN ACCORDANCE WITH THE STRUCTURAL ENGINEER'S DETAILS.

ALL BORED PIERS SHALL BE FOUNDED INTO NATURAL COMPETENT MATERIAL TO THE SATISFACTION OF THE STRUCTURAL ENGINEER.

ADJUSTABLE STEEL POSTS SHALL BE INSTALLED IN ACCORDANCE WITH THE MANUFACTURER'S SPECIFICATIONS AND THE STRUCTURAL ENGINEER'S DETAILS.

ANY UNSUITABLE FOUNDATION MATERIAL ENCOUNTERED DURING EXCAVATION SHALL BE REPORTED TO THE ENGINEER BEFORE CONSTRUCTION CONTINUES.

TOPSOIL SHALL BE STRIPPED ONLY FROM AREAS NECESSARY FOR CONSTRUCTION AND STOCKPILED FOR REUSE IN FINAL LANDSCAPING.

DISTURBED AREAS SHALL BE STABILISED AS SOON AS PRACTICABLE FOLLOWING COMPLETION OF CONSTRUCTION.

ALL SURFACE WATER SHALL BE DIVERTED AWAY FROM OPEN EXCAVATIONS DURING CONSTRUCTION.

NO EXCAVATED MATERIAL IS TO BE PLACED WITHIN THE DRAINAGE EASEMENT OR WHERE IT MAY ENTER THE STORMWATER SYSTEM.

ALL EARTHWORKS SHALL BE UNDERTAKEN TO PREVENT INSTABILITY OF ADJOINING LAND, STRUCTURES OR SERVICES.

IF ROCK, GROUNDWATER OR UNSUITABLE FOUNDATION CONDITIONS ARE ENCOUNTERED, WORK SHALL CEASE AND THE ENGINEER SHALL BE NOTIFIED FOR FURTHER INSTRUCTION.

ALL EXCAVATIONS SHALL COMPLY WITH CURRENT WORK HEALTH AND SAFETY REQUIREMENTS, INCLUDING SAFE BATTERS, SHORING OR BENCHING WHERE REQUIRED.

DISTURBED AREAS SHALL BE REVEGETATED OR LANDSCAPED PROMPTLY UPON COMPLETION OF BUILDING WORKS TO MINIMISE EROSION.

ALL EXISTING SERVICES SHALL BE LOCATED PRIOR TO COMMENCEMENT OF EXCAVATION. CONTACT "BEFORE YOU DIG AUSTRALIA" BEFORE ANY GROUND DISTURBANCE.

**SEDIMENT AND EROSION CONTROL NOTES**

INSTALL ALL EROSION AND SEDIMENT CONTROL MEASURES PRIOR TO THE COMMENCEMENT OF ANY EARTHWORKS OR VEGETATION DISTURBANCE.

MAINTAIN ALL EROSION AND SEDIMENT CONTROL MEASURES FOR THE DURATION OF CONSTRUCTION UNTIL THE SITE HAS BEEN STABILISED.

SEDIMENT CONTROL FENCING SHALL BE INSTALLED AS SHOWN ON THE APPROVED PLANS AND IN ACCORDANCE WITH THE MANUFACTURER'S SPECIFICATIONS.

MINIMISE THE AREA OF DISTURBED GROUND AT ALL TIMES. DISTURB ONLY THOSE AREAS REQUIRED FOR IMMEDIATE CONSTRUCTION ACTIVITIES.

ALL STOCKPILED SOIL SHALL BE LOCATED AWAY FROM PROPERTY BOUNDARIES, DRAINAGE LINES, EASEMENTS AND STORMWATER INLETS, AND SHALL BE PROTECTED FROM EROSION.

NO SILT, SOIL, BUILDING MATERIALS OR CONSTRUCTION DEBRIS SHALL ENTER THE STORMWATER DRAINAGE SYSTEM OR ADJOINING PROPERTIES.

PROVIDE A STABILISED SITE ACCESS TO REDUCE THE TRACKING OF MUD AND DEBRIS ONTO PUBLIC ROADS.

ANY SOIL OR MUD DEPOSITED ON PUBLIC ROADS SHALL BE REMOVED IMMEDIATELY. WASHING MATERIAL INTO THE STORMWATER SYSTEM IS NOT PERMITTED.

DIVERT CLEAN SURFACE WATER AROUND DISTURBED AREAS WHERE PRACTICABLE TO MINIMISE EROSION.

ALL EXCAVATED AREAS SHALL BE PROTECTED FROM EROSION UNTIL PERMANENTLY STABILISED.

DISTURBED AREAS SHALL BE REHABILITATED AS SOON AS PRACTICABLE FOLLOWING COMPLETION OF CONSTRUCTION USING TURF, MULCH, HYDROSEEDING OR OTHER APPROVED STABILISATION METHODS.

ALL EROSION AND SEDIMENT CONTROL DEVICES SHALL BE INSPECTED REGULARLY AND AFTER EACH SIGNIFICANT RAINFALL EVENT. ANY DAMAGED OR INEFFECTIVE CONTROLS SHALL BE REPAIRED OR REPLACED IMMEDIATELY.

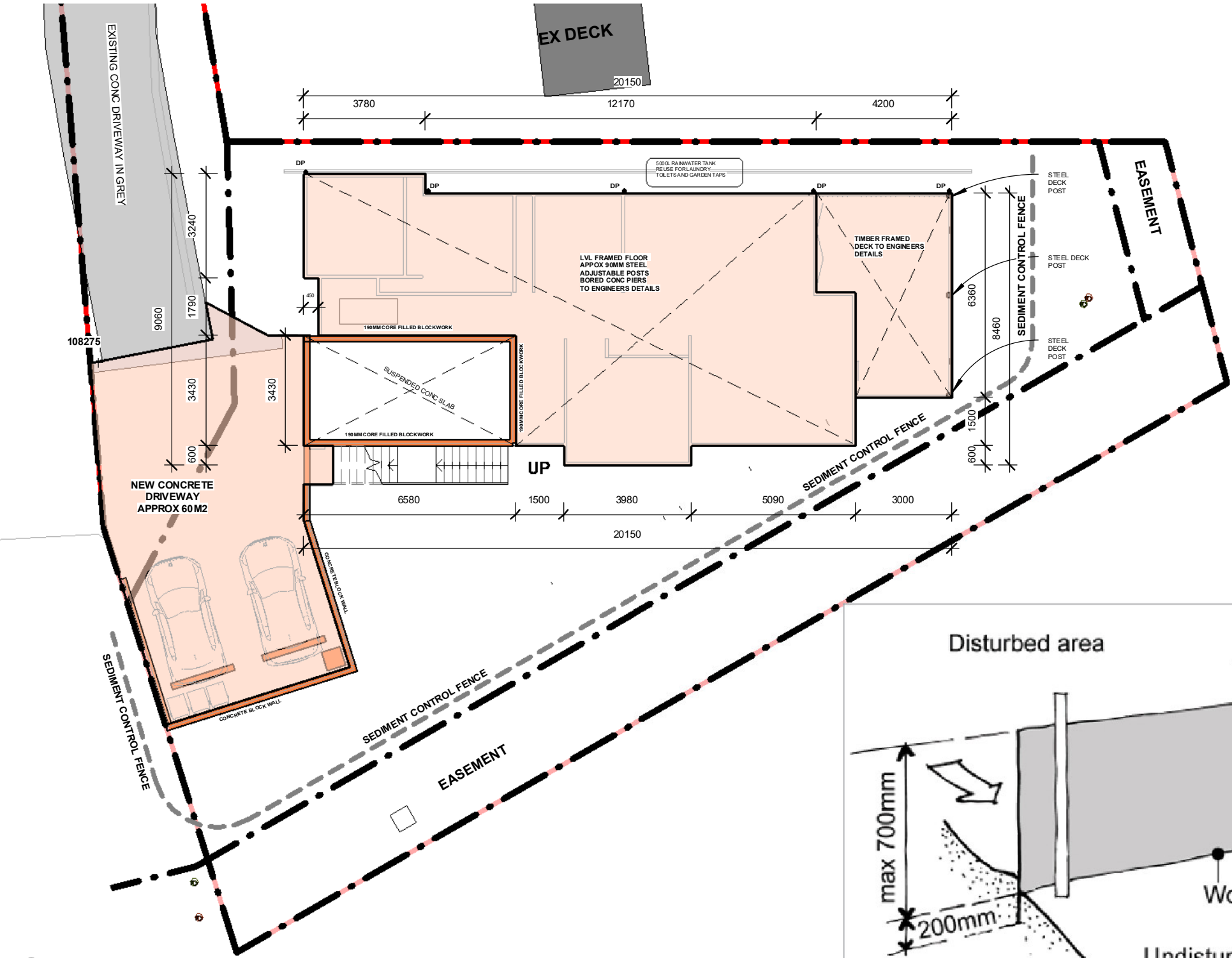
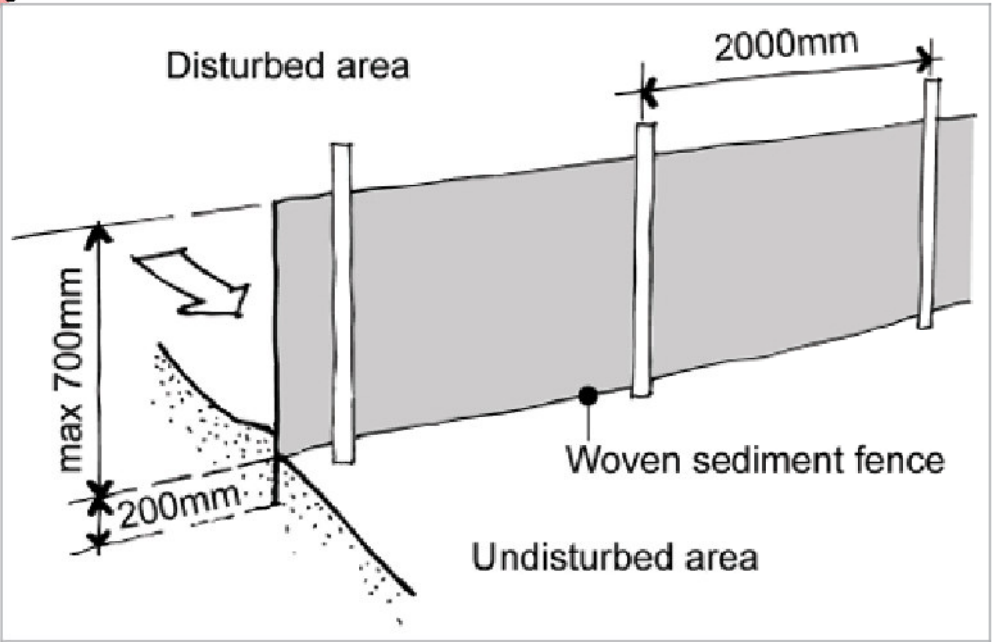
SEDIMENT ACCUMULATED AGAINST FENCING OR WITHIN CONTROL DEVICES SHALL BE REMOVED WHEN IT REACHES APPROXIMATELY 30% OF THE EFFECTIVE HEIGHT OF THE DEVICE.

NO CONCRETE WASHOUT, PAINT, CHEMICALS, FUEL, CEMENT SLURRY OR OTHER CONTAMINANTS SHALL BE DISCHARGED TO THE GROUND, STORMWATER SYSTEM OR ADJOINING LAND.

ALL BUILDING WASTE SHALL BE STORED IN SUITABLE CONTAINERS AND REGULARLY REMOVED FROM THE SITE.

UPON COMPLETION OF THE WORKS, REMOVE ALL TEMPORARY EROSION AND SEDIMENT CONTROL MEASURES ONLY AFTER THE SITE HAS BEEN FULLY STABILISED AND ALL DISTURBED AREAS HAVE BEEN REVEGETATED.

ALL EROSION AND SEDIMENT CONTROL MEASURES SHALL COMPLY WITH THE REQUIREMENTS OF GLENORCHY CITY COUNCIL AND THE TASMANIAN STORMWATER MANAGEMENT GUIDELINES.



**1** EARTHWORKS PLAN  
A003 1 : 150

|                        |                   |                                                                                 |                              |                                                                                                                                                                                                       |
|------------------------|-------------------|---------------------------------------------------------------------------------|------------------------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| REV: 5                 | DATE: 22.09.2026  | CLIENT: PLAY FOR KARAR MAYO                                                     | SHEET TITLE: EARTHWORKS PLAN | <b>PLAY DESIGN STUDIO</b><br>LETS GET STARTED!!<br>PHONE: 0435832810<br>DESIGNING ACROSS NEW SOUTH WALES<br>AND TASMANIA<br>EMAIL: info@playdesignsstudio.com.au<br>WEB: www.playdesignsstudio.com.au |
| ISSUED BY: HW          | ISSUED TO: CLIENT | ADDRESS: LOT 17 - 36 MCGILLS RISE CLAREMONT<br>TASMANIA<br>TITLE NUMBER: 172821 | SHEET NUMBER: A003           |                                                                                                                                                                                                       |
| DESCRIPTION OF CHANGES |                   |                                                                                 | JOB NUMBER: 2026019          |                                                                                                                                                                                                       |
| FOR PLANNING PERMIT    |                   | DRAWN: PLAY DESIGN STUDIO                                                       | DATE DRAWN: MARCH 2026       |                                                                                                                                                                                                       |
|                        |                   | CHECKED: PLAY                                                                   | SCALE: 1 : 150               |                                                                                                                                                                                                       |
|                        |                   |                                                                                 |                              | <b>bdaa</b><br>BUILDING DESIGNERS<br>ASSOCIATION OF AUSTRALIA                                                                                                                                         |
|                        |                   |                                                                                 |                              | <b>PLAY</b><br>DESIGN STUDIO                                                                                                                                                                          |

**FOR APPROVALS**



SITE LOOKING EAST



SITE LOOKING WEST

GLENORCHY CITY COUNCIL  
PLANNING SERVICES  
APPLICATION No. :   PLN-26-165  
DATE RECEIVED: 22 September 2026

SITE SUMMARY

The subject site is located at Lot 17, 36 McGills Rise, Claremont, Tasmania, and comprises an elevated residential allotment of approximately 636m² with panoramic views over the River Derwent and surrounding suburbs. The site has been partially cut and benched to provide a level building platform with an existing gravel access driveway extending from McGills Rise.

The land falls steeply toward the south-east and is characterised by a significant cross-fall beyond the prepared building pad. Existing residential dwellings adjoin the site to the north and east, with an established right-of-way access located along the western boundary. A drainage, pipeline and services easement is located adjacent to the southern boundary and has been considered in the building layout.

The proposed dwelling has been designed to respond to the site's topography by incorporating a suspended floor system over the steeper portions of the allotment while minimising excavation and retaining works. Vehicle access is provided from McGills Rise via the existing concrete/gravel driveway to the attached garage. Stormwater is to be collected and discharged in accordance with the approved civil and hydraulic design.

The site is generally free of significant vegetation within the proposed building envelope, with surrounding native bushland and established residential development providing the predominant landscape character. Construction has been designed to maximise views while minimising disturbance to the natural landform.

GEOTECHNICAL SUMMARY

A geotechnical investigation and foundation classification were undertaken by Enviro-Tech Consultants Pty Ltd on 20 January 2026 for the proposed dwelling. The investigation comprised four boreholes and one test excavation across the proposed building footprint.

The site contains imported granular fill overlying natural soils and weathered siltstone bedrock. Due to the presence of fill exceeding the allowable depth under AS2870, the site has been classified as Class P (Problem Site). However, the underlying natural soils are generally consistent with a Class S foundation condition once founding material is achieved.

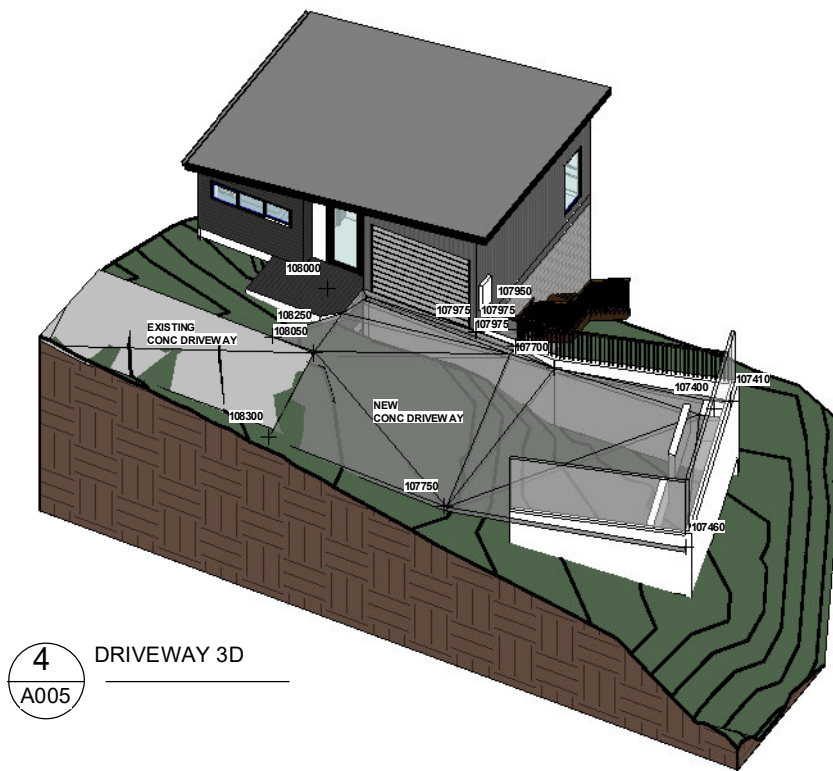
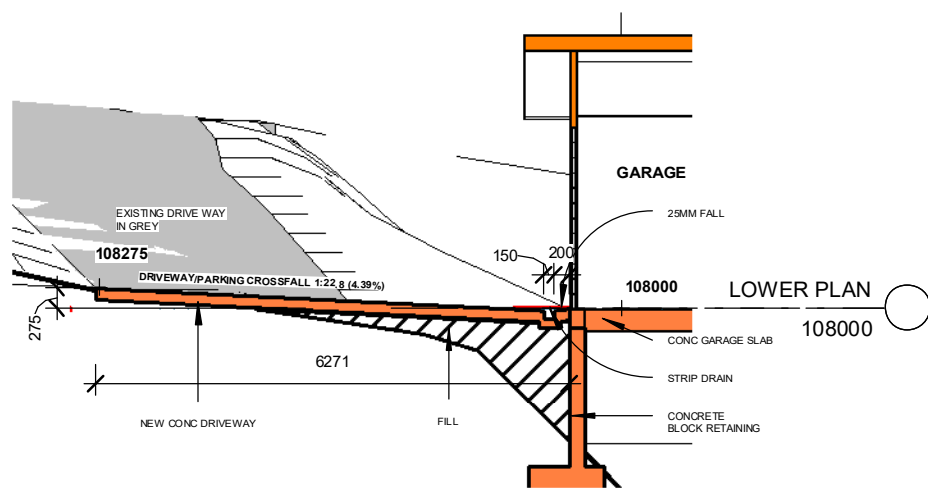
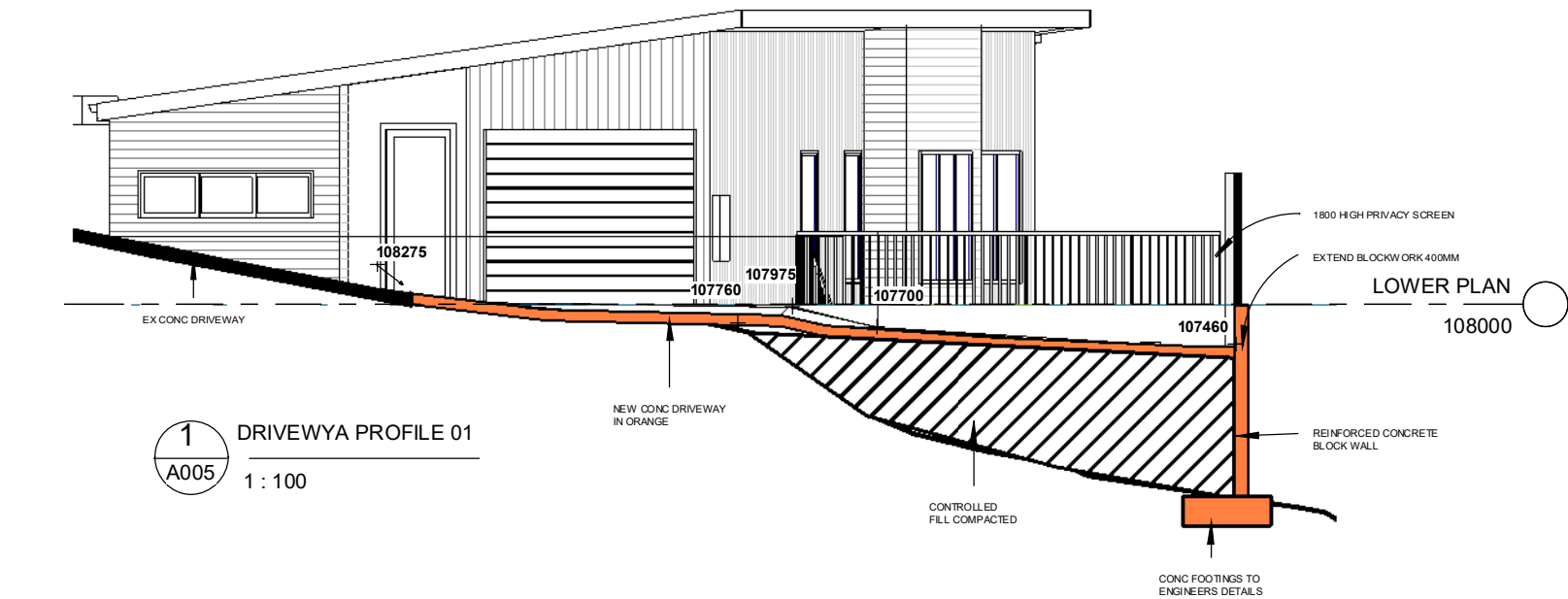
The geotechnical report recommends that concentrated structural loads be transferred through the fill and founded within the slightly weathered siltstone bedrock, generally encountered between approximately 0.5 m and 1.9 m below existing surface levels depending upon location. Structural footing, pier and foundation systems are to be designed by the project structural engineer in accordance with the geotechnical recommendations.

The investigation identified a site slope of approximately 32% (18°) with groundwater encountered at approximately 1.7 m depth in one borehole during the investigation. Appropriate surface drainage, erosion control measures and temporary diversion of upslope runoff are recommended throughout construction to maintain long-term slope stability.

Soils are generally non-dispersive to slightly dispersive with a low risk of tunnel erosion.  
Minimum concrete exposure classification is A1.  
Site drainage shall be directed away from foundations and retaining structures.  
Any fill, retaining walls and footing systems are to be constructed in accordance with the geotechnical and structural engineering recommendations.  
Earthworks are to comply with AS 3798, with footing systems designed in accordance with AS 2870.

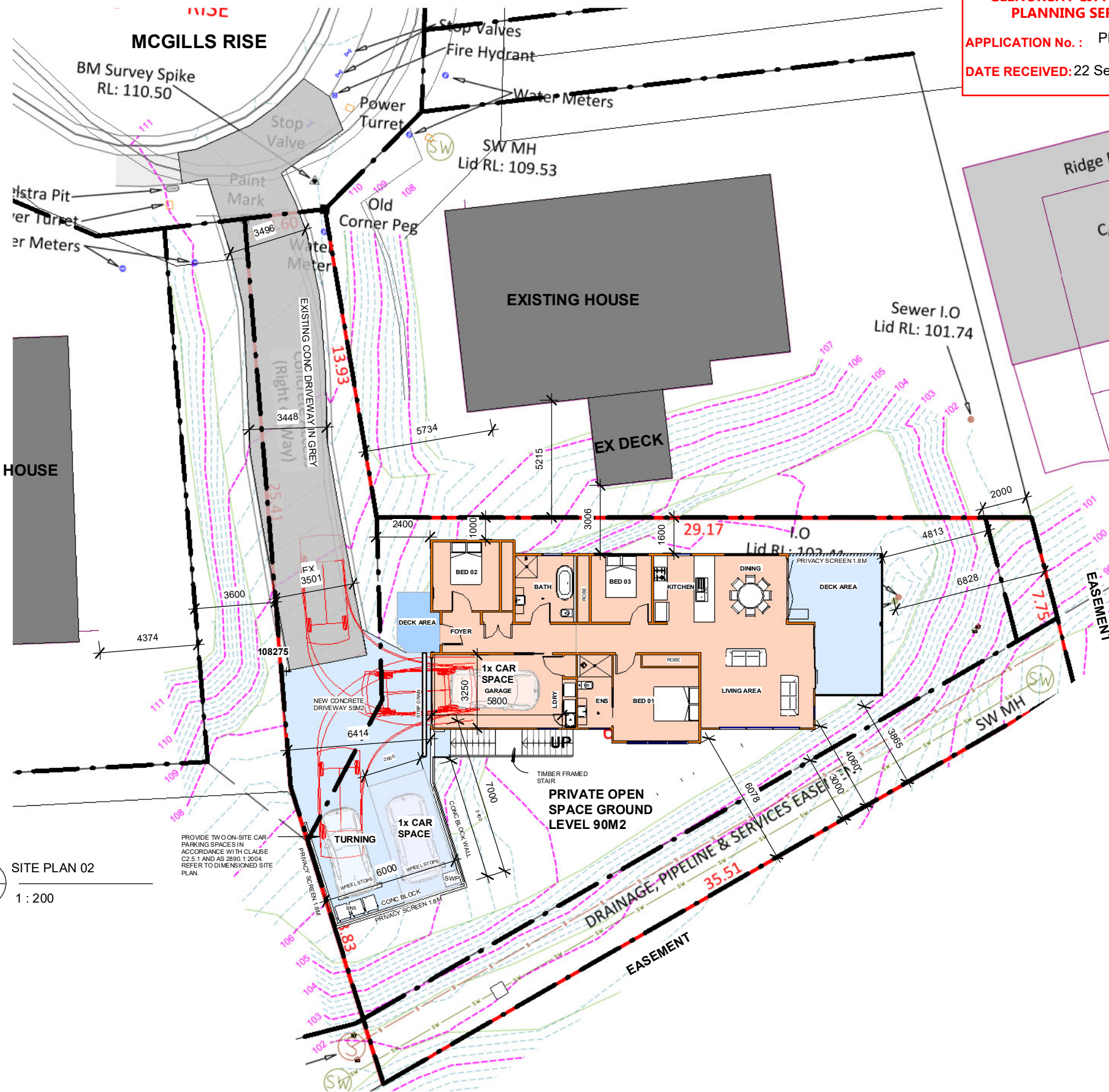
FOR APPROVALS

|                        |  |                   |  |                                                                                 |  |                                                   |  |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                     |  |
|------------------------|--|-------------------|--|---------------------------------------------------------------------------------|--|---------------------------------------------------|--|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--|
| REV: 5                 |  | DATE: 22.09.2026  |  | CLIENT: PLAY FOR KARAR MAYO                                                     |  | SHEET TITLE: SITE PHOTOS AND GEOTECHNICAL SUMMARY |  | <div><div>PLAYDESIGN STUDIO</div><div>LETS GET STARTED!!</div><div>PHONE: 0435832810</div><div>DESIGNING ACROSS NEW SOUTH WALES AND TASMANIA</div><div>EMAIL: info@playdesignsstudio.com.au</div><div>WEB: www.playdesignstudio.com.au</div><div><div><div>COPYRIGHT<br/>THIS DRAWING REMAINS THE<br/>PROPERTY OF BUILDING DESIGN<br/>DIRECT PTY LTD. IT MAY ONLY BE<br/>USED FOR THE PURPOSE FOR<br/>WHICH IT WAS COMMISSIONED<br/>AND IN ACCORDANCE WITH THE<br/>TERMS OF ENGAGEMENT FOR<br/>THE COMMISSION.<br/>UNAUTHORISED USE OF THIS<br/>DRAWING IS PROHIBITED.<br/>IF ANY DISCREPANCIES ON<br/>DRAWING PLEASE CONTACT BDD<br/>PTY LTD FOR CLARIFICATION<br/>BEFORE PROCEEDING</div><div><div>bdaa</div><div>BUILDING DESIGNERS<br/>ASSOCIATION OF AUSTRALIA</div></div><div><div>PLAY</div><div>DESIGN STUDIO</div></div></div></div></div> |  |
| ISSUED BY: HW          |  | ISSUED TO: CLIENT |  | ADDRESS: LOT 17 - 36 MCGILLS RISE CLAREMONT<br>TASMANIA<br>TITLE NUMBER: 172821 |  | SHEET NUMBER: A004                                |  |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                     |  |
| DESCRIPTION OF CHANGES |  |                   |  |                                                                                 |  | JOB NUMBER: 2026019                               |  |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                     |  |
| FOR PLANNING PERMIT    |  |                   |  | DRAWN: PLAY DESIGN STUDIO                                                       |  | DATE DRAWN: MARCH 2026                            |  |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                     |  |
|                        |  |                   |  | CHECKED: PLAY                                                                   |  | SCALE: <div></div> ISSUE: 5                       |  |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                     |  |



FOR APPROVALS

|                        |                   |                                                                              |                               |                                                                                                                                                                                                                                                                                                                            |
|------------------------|-------------------|------------------------------------------------------------------------------|-------------------------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| REV: 5                 | DATE: 22.09.2026  | CLIENT: PLAY FOR KARAR MAYO                                                  | SHEET TITLE: DRIVEWAY DETAILS | <p><b>PLAY DESIGN STUDIO</b><br/>LETS GET STARTED!!</p> <p>PHONE: 0435832810<br/>DESIGNING ACROSS NEW SOUTH WALES AND TASMANIA</p> <p>EMAIL: info@playdesignstudio.com.au<br/>WEB: www.playdesignstudio.com.au</p> <p><b>bdaa</b><br/>BUILDING DESIGNERS ASSOCIATION OF AUSTRALIA</p> <p><b>PLAY</b><br/>DESIGN STUDIO</p> |
| ISSUED BY: HW          | ISSUED TO: CLIENT | ADDRESS: LOT 17 - 36 MCGILLS RISE CLAREMONT TASMANIA<br>TITLE NUMBER: 172821 | SHEET NUMBER: A005            |                                                                                                                                                                                                                                                                                                                            |
| DESCRIPTION OF CHANGES |                   | DRAWN: PLAY DESIGN STUDIO                                                    | JOB NUMBER: 2026019           |                                                                                                                                                                                                                                                                                                                            |
| FOR PLANNING PERMIT    |                   | CHECKED: PLAY                                                                | DATE DRAWN: MARCH 2026        |                                                                                                                                                                                                                                                                                                                            |
|                        |                   |                                                                              | SCALE: 1 : 100                |                                                                                                                                                                                                                                                                                                                            |



**GLENORCHY CITY COUNCIL  
PLANNING SERVICES**  
**APPLICATION No. :** PLN-26-165  
**DATE RECEIVED:** 22 September 2026

**GENERAL SITE PLAN NOTES**  
ALL WORKS SHALL BE CARRIED OUT IN ACCORDANCE WITH THE APPROVED PLANS, THE NATIONAL CONSTRUCTION CODE (NCC), RELEVANT AUSTRALIAN STANDARDS AND ALL REQUIREMENTS OF GLENORCHY CITY COUNCIL.  
ALL DIMENSIONS, SETBACKS, LEVELS AND EXISTING SITE CONDITIONS SHALL BE VERIFIED ON SITE PRIOR TO COMMENCEMENT OF CONSTRUCTION.  
THE CONTRACTOR SHALL REPORT ANY DISCREPANCIES TO THE BUILDING DESIGNER PRIOR TO COMMENCING THE RELEVANT WORKS.  
BOUNDARY LOCATIONS SHOWN ARE BASED ON THE AVAILABLE SURVEY INFORMATION. THE CONTRACTOR SHALL VERIFY ALL BOUNDARIES PRIOR TO COMMENCEMENT OF WORKS.  
NO PART OF THE BUILDING, FOOTINGS, RETAINING WALLS, SERVICES OR DRAINAGE SHALL ENCROACH ONTO ADJOINING PROPERTIES OR EASEMENTS UNLESS SPECIFICALLY APPROVED.  
ALL EXISTING SERVICES SHALL BE LOCATED PRIOR TO COMMENCEMENT OF EXCAVATION. CONTACT "BEFORE YOU DIG AUSTRALIA" BEFORE ANY GROUND DISTURBANCE.  
THE BUILDING HAS BEEN DESIGNED TO FOLLOW THE NATURAL TOPOGRAPHY OF THE SITE TO MINIMISE CUT, FILL AND DISTURBANCE TO EXISTING GROUND LEVELS.  
ALL EXTERNAL SURFACE WATER SHALL BE DIRECTED AWAY FROM THE BUILDING AND DISCHARGED TO THE APPROVED STORMWATER SYSTEM.  
ALL DRIVEWAYS, PATHWAYS AND HARDSTAND AREAS SHALL BE GRADED TO PREVENT PONDING AND TO DIRECT RUNOFF TO THE APPROVED DRAINAGE SYSTEM.  
RETAIN ALL EXISTING VEGETATION WHERE PRACTICAL UNLESS REMOVAL IS APPROVED AS PART OF THESE WORKS.  
ALL DISTURBED AREAS SHALL BE REINSTATED AND LANDSCAPED UPON COMPLETION OF CONSTRUCTION.  
REFER TO THE STRUCTURAL ENGINEER'S DOCUMENTATION FOR ALL FOOTINGS, RETAINING WALLS, SUSPENDED SLABS, BORED PIERS, STEEL POSTS AND STRUCTURAL FRAMING.  
REFER TO THE STORMWATER PLAN FOR PIPEWORK, RAINWATER TANK, DRAINAGE AND LEGAL POINT OF DISCHARGE REQUIREMENTS.  
REFER TO THE EARTHWORKS PLAN FOR EROSION CONTROL MEASURES, EXCAVATION REQUIREMENTS AND SITE STABILISATION.  
ALL CONSTRUCTION WASTE SHALL BE REMOVED FROM SITE REGULARLY AND DISPOSED OF AT AN APPROVED WASTE FACILITY.  
THE CONTRACTOR SHALL MAINTAIN SAFE ACCESS TO THE SITE AT ALL TIMES AND ENSURE PUBLIC ROADS, FOOTPATHS AND ADJOINING PROPERTIES ARE KEPT CLEAN DURING CONSTRUCTION.  
ANY DAMAGE TO EXISTING SERVICES, KERBS, FOOTPATHS, ROADS OR COUNCIL INFRASTRUCTURE SHALL BE REPAIRED AT THE CONTRACTOR'S EXPENSE.  
NO VARIATIONS TO THE APPROVED SITE LAYOUT, BUILDING LOCATION OR FINISHED LEVELS SHALL BE MADE WITHOUT THE APPROVAL OF THE BUILDING DESIGNER AND THE RELEVANT AUTHORITY

|              |                |
|--------------|----------------|
| <b>AREAS</b> |                |
| GARAGE       | =23M2          |
| LIVING AREA  | =112M2         |
| REAR DECK    | =22M2          |
| FRONT DECK   | =8M2           |
| EX DRIVE     | =80M2          |
| NEW DRIVE    | =55M2          |
| <br>         |                |
| SITE AREA    | = 636M2        |
| COVERAGE     | = 300M2 OR 47% |

FOR APPROVALS

|                        |                   |                                                                              |                        |
|------------------------|-------------------|------------------------------------------------------------------------------|------------------------|
| REV: 5                 | DATE: 22.09.2026  | CLIENT: PLAY FOR KARAR MAYO                                                  | SHEET TITLE: SITE PLAN |
| ISSUED BY: HW          | ISSUED TO: CLIENT | ADDRESS: LOT 17 - 36 MCGILLS RISE CLAREMONT TASMANIA<br>TITLE NUMBER: 172821 | SHEET NUMBER: A100     |
| DESCRIPTION OF CHANGES |                   | DRAWN: PLAY DESIGN STUDIO                                                    | JOB NUMBER: 2026019    |
| FOR PLANNING PERMIT    |                   | CHECKED: PLAY                                                                | DATE DRAWN: MARCH 2026 |
|                        |                   |                                                                              | SCALE: 1 : 200         |
|                        |                   |                                                                              | ISSUE: 5               |

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## AREAS

|             |        |
|-------------|--------|
| GARAGE      | =23M2  |
| LIVING AREA | =112M2 |
| REAR DECK   | =22M2  |
| FRONT DECK  | =8M2   |
| EX DRIVE    | =80M2  |
| NEW DRIVE   | =55M2  |

|           |                |
|-----------|----------------|
| SITE AREA | = 636M2        |
| COVERAGE  | = 300M2 OR 47% |

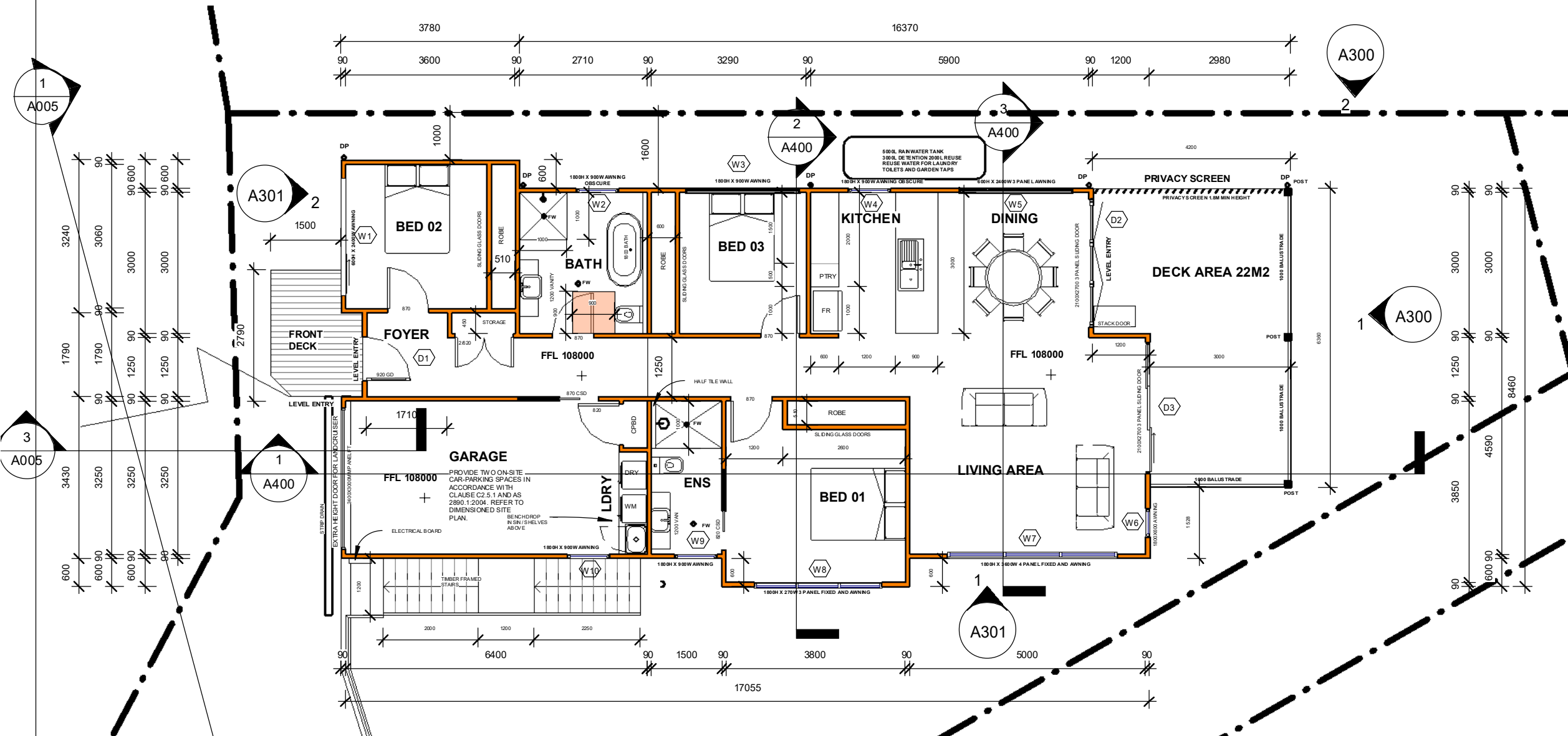
## GLENORCHY CITY COUNCIL PLANNING SERVICES

APPLICATION No. : PLN-26-165

DATE RECEIVED: 22 September 2026

## FLOOR PLAN NOTES

ALL WORKS SHALL BE CARRIED OUT IN ACCORDANCE WITH THE APPROVED PLANS. THE NATIONAL CONSTRUCTION CODE (NCC), RELEVANT AUSTRALIAN STANDARDS AND ALL STATUTORY AUTHORITY REQUIREMENTS.  
DO NOT SCALE DRAWINGS. USE WRITTEN DIMENSIONS ONLY. ALL DIMENSIONS SHALL BE VERIFIED ON SITE PRIOR TO COMMENCEMENT OF CONSTRUCTION.  
REPORT ANY DISCREPANCIES TO THE BUILDING DESIGNER PRIOR TO COMMENCING THE RELEVANT WORKS.  
ALL STRUCTURAL MEMBERS, FOOTINGS, SUSPENDED SLABS, RETAINING WALLS, STEEL POSTS, BORED PIERS, LINTELS, BEAMS AND BRACING SHALL BE CONSTRUCTED IN ACCORDANCE WITH THE STRUCTURAL ENGINEER'S DOCUMENTATION.  
REFER TO THE ENGINEER'S DRAWINGS FOR ALL CONCRETE, REINFORCEMENT AND FOOTING REQUIREMENTS.  
ALL TIMBER FRAMING SHALL COMPLY WITH AS 1684 OR ENGINEERED DESIGN AS APPLICABLE.  
ALL WET AREAS SHALL BE WATERPROOFED IN ACCORDANCE WITH AS 3740 BY A LICENSED WATERPROOFING CONTRACTOR.  
ALL GLAZING SHALL COMPLY WITH AS 1288 AND AS/NZS 2208. SAFETY GLAZING SHALL BE PROVIDED WHERE REQUIRED.  
PROVIDE SMOKE ALARMS IN ACCORDANCE WITH NCC REQUIREMENTS AND AS 3786.  
ALL STAIRWAYS, LANDINGS, HANDRAILS AND BALUSTRADES SHALL COMPLY WITH THE NCC AND AS 1657 WHERE APPLICABLE.  
ALL WINDOW AND DOOR SIZES ARE NOMINAL AND SHALL BE CONFIRMED WITH THE MANUFACTURER PRIOR TO FABRICATION. WINDOW AND DOOR HEAD HEIGHTS SHALL BE CONFIRMED ON SITE PRIOR TO CONSTRUCTION.  
ALL KITCHEN, BATHROOM, LAUNDRY AND JOINERY LAYOUTS ARE INDICATIVE ONLY AND SHALL BE CONFIRMED BY THE OWNER PRIOR TO MANUFACTURE.  
ALL EXHAUST FANS SHALL BE DUCTED TO THE EXTERNAL ENVIRONMENT.  
ALL SANITARY PLUMBING AND DRAINAGE SHALL BE INSTALLED IN ACCORDANCE WITH AS/NZS 3500.  
REFER TO THE STORMWATER PLAN FOR ROOF DRAINAGE, RAINWATER TANK AND LEGAL POINT OF DISCHARGE REQUIREMENTS.  
REFER TO THE SITE PLAN FOR BUILDING SETBACKS, LEVELS, EASEMENTS, DRIVEWAYS AND SITE WORKS.  
REFER TO THE EARTHWORKS PLAN FOR RETAINING WALLS, BORED PIERS, EROSION CONTROL AND SITE PREPARATION REQUIREMENTS.  
ALL MATERIALS, FINISHES, FIXTURES AND COLOURS SHALL BE SELECTED BY THE OWNER UNLESS OTHERWISE NOTED.  
PROVIDE ADEQUATE VENTILATION TO ALL HABITABLE ROOMS. BATHROOMS, ENSUITES AND LAUNDRIES IN ACCORDANCE WITH THE NCC.  
ALL WORKMANSHIP SHALL BE OF A HIGH STANDARD AND COMPLETED IN ACCORDANCE WITH MANUFACTURERS' SPECIFICATIONS.  
ANY PROPOSED VARIATIONS TO THE APPROVED PLANS SHALL BE REFERRED TO THE BUILDING DESIGNER AND RELEVANT APPROVAL AUTHORITY PRIOR TO CONSTRUCTION.  
FINAL LOCATION OF PLUMBING FIXTURES, ELECTRICAL FITTINGS, LIGHTING, APPLIANCES AND JOINERY SHALL BE CONFIRMED ON SITE PRIOR TO INSTALLATION.



1 FLOOR PLAN  
A101  
1 : 100

|                        |                   |                                                                              |                         |
|------------------------|-------------------|------------------------------------------------------------------------------|-------------------------|
| REV: 5                 | DATE: 22.09.2026  | CLIENT: PLAY FOR KARAR MAYO                                                  | SHEET TITLE: FLOOR PLAN |
| ISSUED BY: HW          | ISSUED TO: CLIENT | ADDRESS: LOT 17 - 36 MCGILLS RISE CLAREMONT TASMANIA<br>TITLE NUMBER: 172821 | SHEET NUMBER: A101      |
| DESCRIPTION OF CHANGES |                   | DRAWN: PLAY DESIGN STUDIO                                                    | JOB NUMBER: 2026019     |
| FOR PLANNING PERMIT    |                   | CHECKED: PLAY                                                                | DATE DRAWN: MARCH 2026  |
|                        |                   |                                                                              | SCALE: 1 : 100          |
|                        |                   |                                                                              | ISSUE: 5                |

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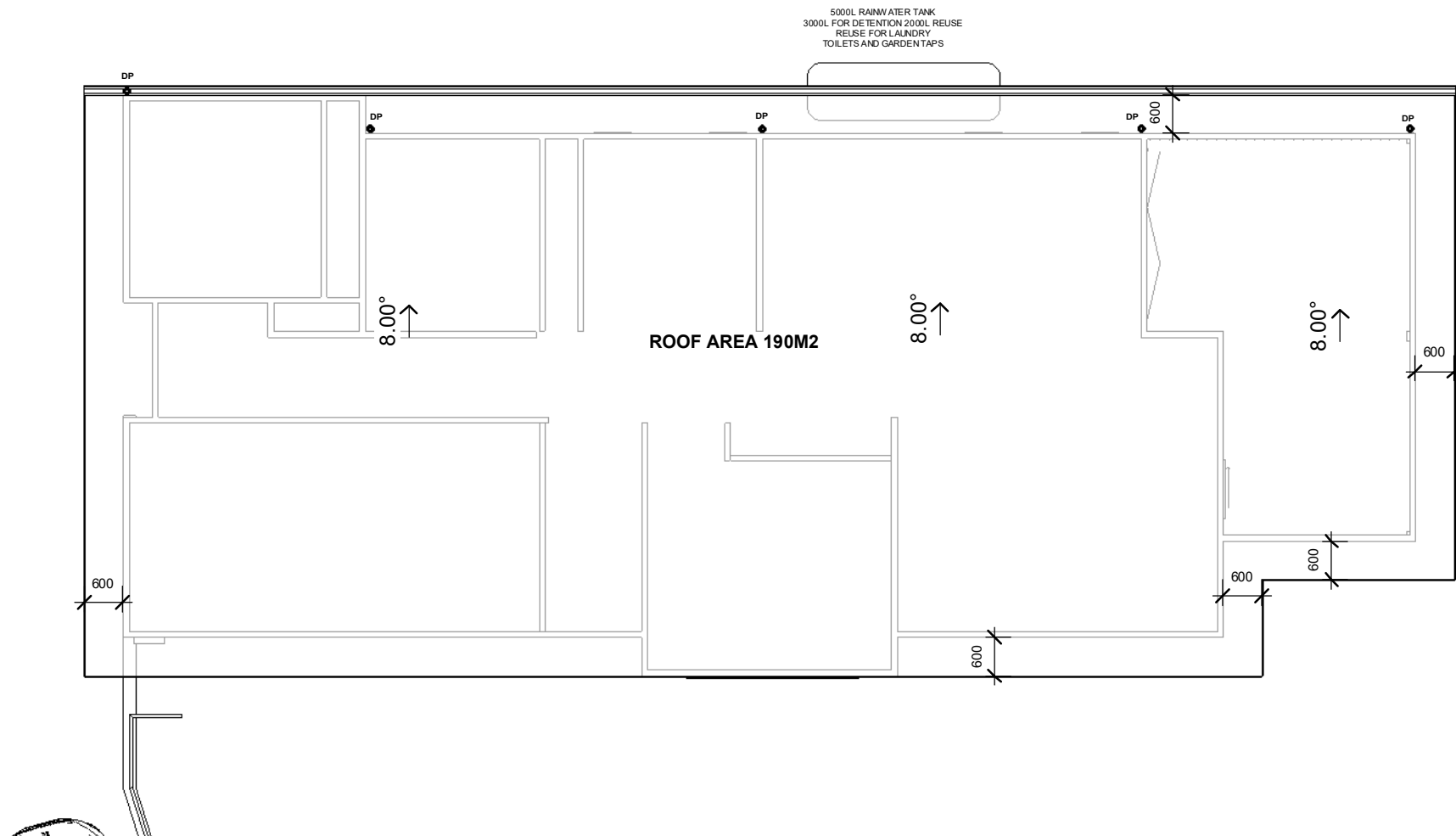
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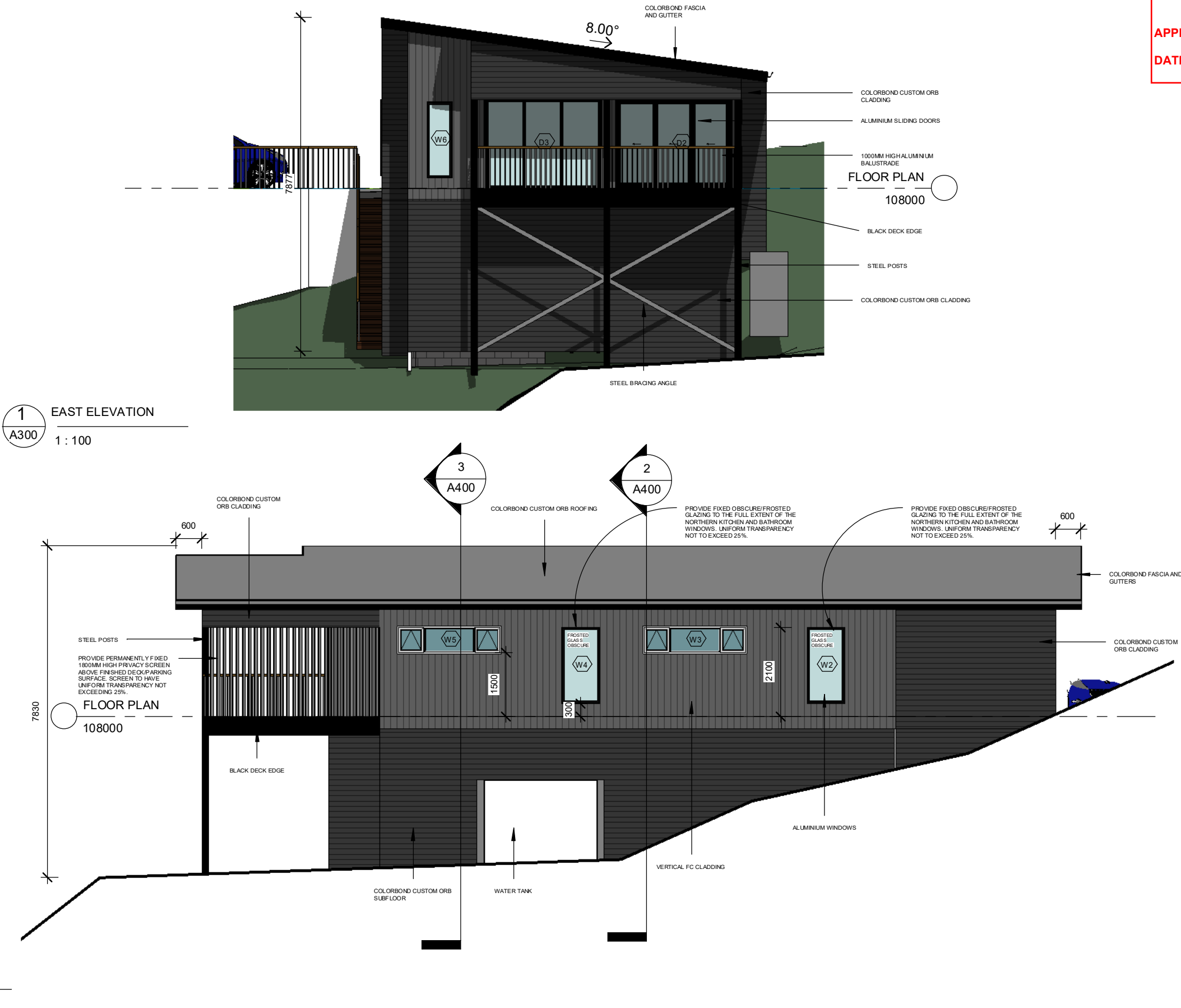
GLENORCHY CITY COUNCIL  
PLANNING SERVICES  
APPLICATION No. : PLN-26-165  
DATE RECEIVED: 22 September 2026



1 ROOF PLAN  
A103 1 : 100

FOR APPROVALS

|                        |                   |                                                                                 |                        |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                          |
|------------------------|-------------------|---------------------------------------------------------------------------------|------------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| REV: 5                 | DATE: 22.09.2026  | CLIENT: PLAY FOR KARAR MAYO                                                     | SHEET TITLE: ROOF PLAN | <div>PLAYDESIGN STUDIO<br/>LETS GET STARTED!!</div> <div>PHONE: 0435832810<br/>DESIGNING ACROSS NEW SOUTH WALES<br/>AND TASMANIA</div> <div>EMAIL: info@playdesignsstudio.com.au<br/>WEB: www.playdesignsstudio.com.au</div> <div><small>COPYRIGHT<br/>THIS DRAWING REMAINS THE<br/>PROPERTY OF BUILDING DESIGN<br/>DIRECT PTY LTD. IT MAY ONLY BE<br/>USED FOR THE PURPOSE FOR<br/>WHICH IT WAS COMMISSIONED<br/>AND IN ACCORDANCE WITH THE<br/>TERMS OF ENGAGEMENT FOR<br/>THE COMMISSION.<br/>UNAUTHORISED USE OF THIS<br/>DRAWING IS PROHIBITED.<br/>IF ANY DISCREPANCIES ON<br/>DRAWING PLEASE CONTACT BDD<br/>PTY LTD FOR CLARIFICATION<br/>BEFORE PROCEEDING.</small><div><div>bdaa</div><div>BUILDING DESIGNERS<br/>ASSOCIATION OF AUSTRALIA</div></div><div><div>PLAY</div><div>DESIGN STUDIO</div></div></div> |
| ISSUED BY: HW          | ISSUED TO: CLIENT | ADDRESS: LOT 17 - 36 MCGILLS RISE CLAREMONT<br>TASMANIA<br>TITLE NUMBER: 172821 | SHEET NUMBER: A103     |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                          |
| DESCRIPTION OF CHANGES |                   |                                                                                 | JOB NUMBER: 2026019    |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                          |
| FOR PLANNING PERMIT    |                   | DRAWN: PLAY DESIGN STUDIO                                                       | DATE DRAWN: MARCH 2026 |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                          |
|                        |                   | CHECKED: PLAY                                                                   | SCALE: 1 : 100         | ISSUE: 5                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                 |



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|                        |                   |                                                                              |                            |                                                                                                                                                                                                    |
|------------------------|-------------------|------------------------------------------------------------------------------|----------------------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| REV: 5                 | DATE: 22.09.2026  | CLIENT: PLAY FOR KARAR MAYO                                                  | SHEET TITLE: ELEVATIONS    | <b>PLAY DESIGN STUDIO</b><br>LETS GET STARTED!!<br>PHONE: 0435832810<br>DESIGNING ACROSS NEW SOUTH WALES AND TASMANIA<br>EMAIL: info@playdesignsstudio.com.au<br>WEB: www.playdesignsstudio.com.au |
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| DESCRIPTION OF CHANGES |                   |                                                                              | JOB NUMBER: 2026019        |                                                                                                                                                                                                    |
| FOR PLANNING PERMIT    |                   | DRAWN: PLAY DESIGN STUDIO                                                    | DATE DRAWN: MARCH 2026     |                                                                                                                                                                                                    |
|                        |                   | CHECKED: PLAY                                                                | SCALE: 1 : 100<br>ISSUE: 5 |                                                                                                                                                                                                    |

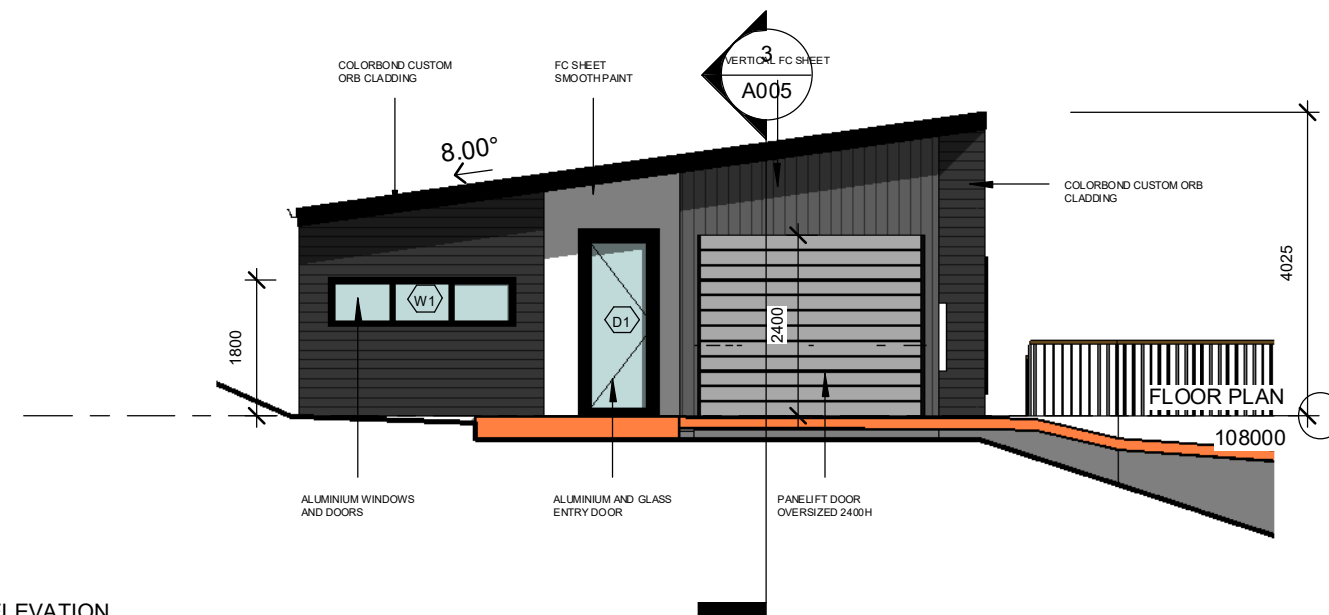
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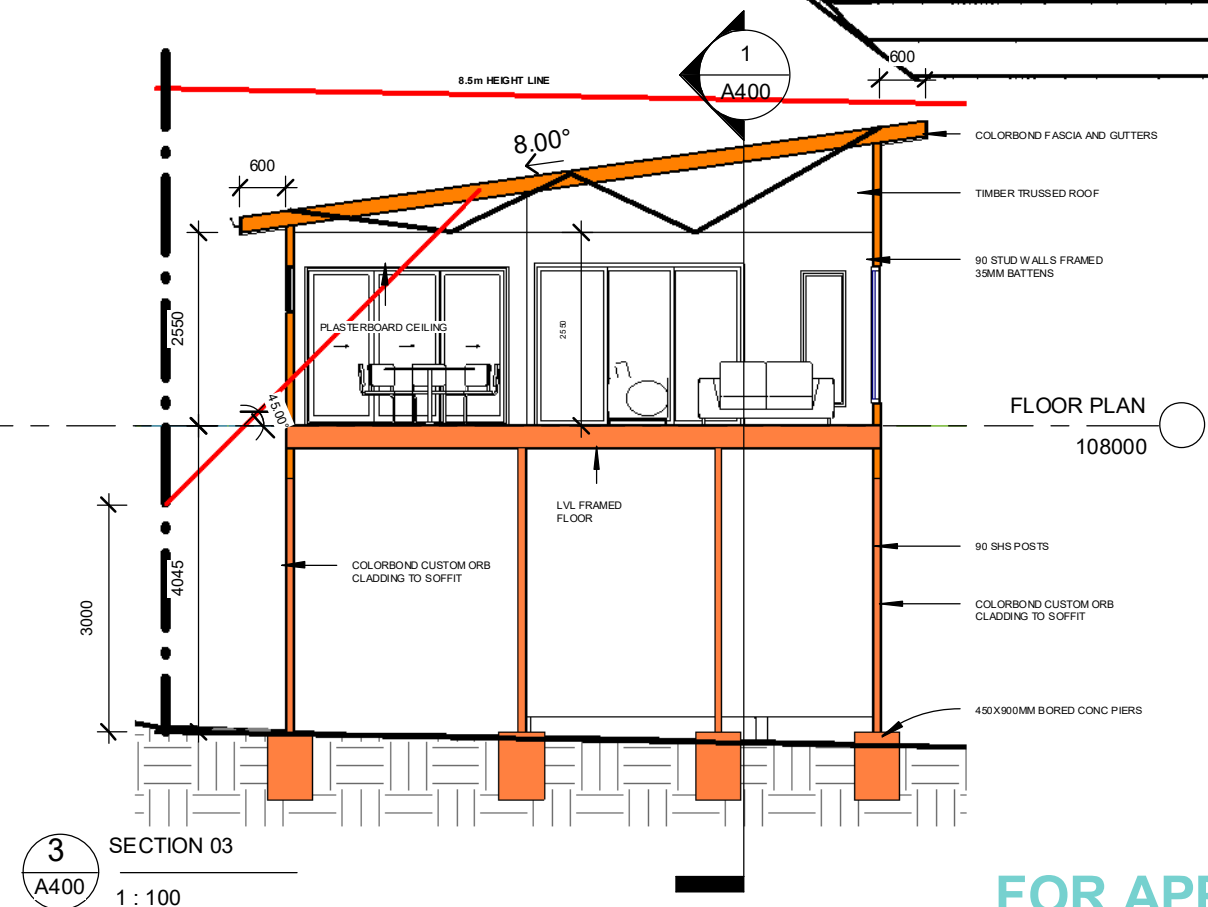
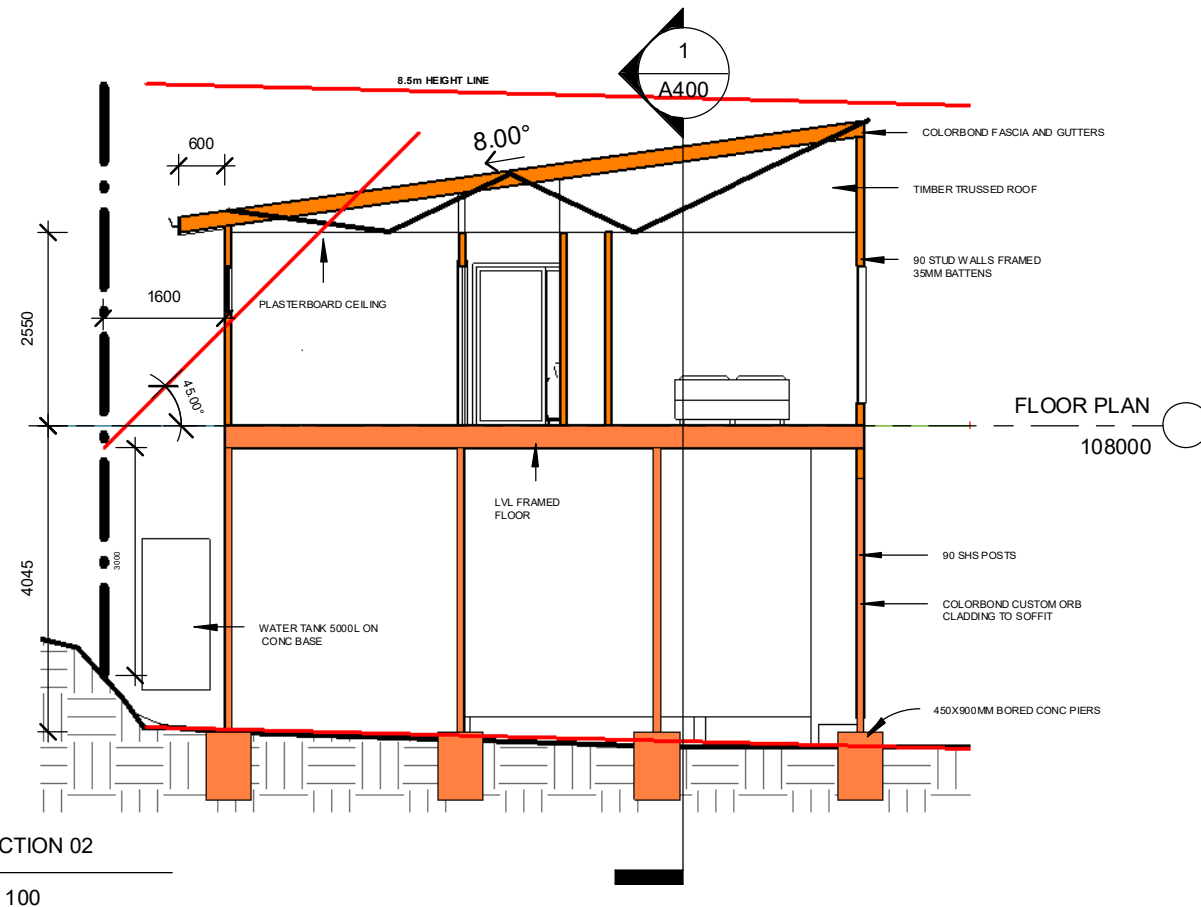
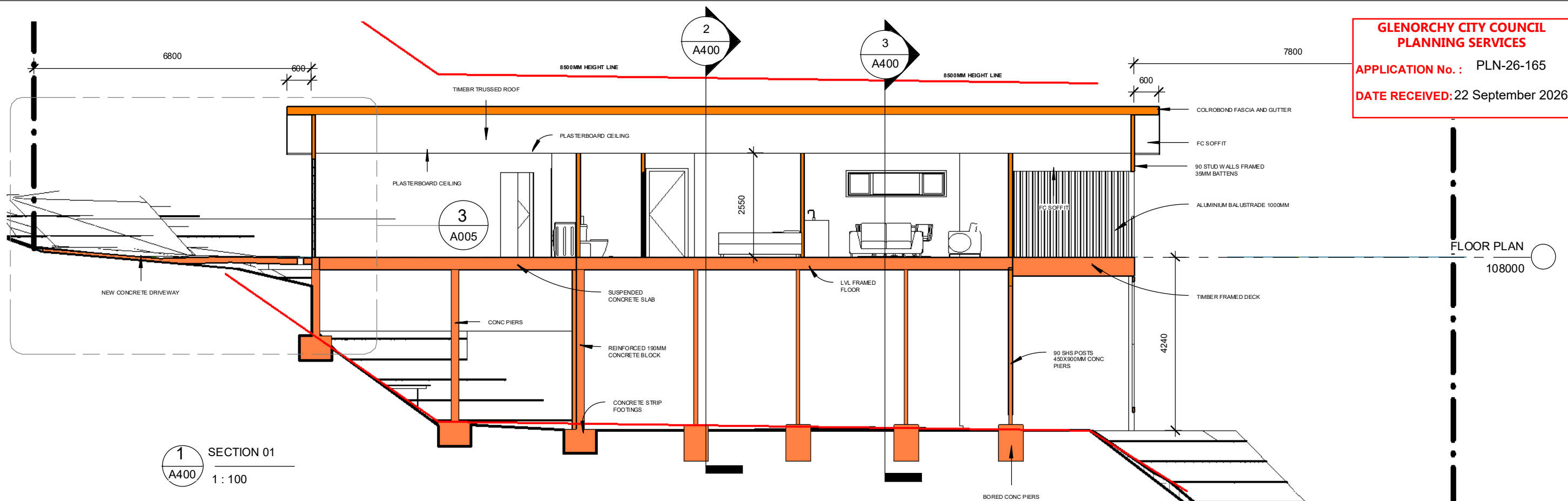
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**PLAY**  
DESIGN STUDIO

2 WEST ELEVATION  
A301  
1 : 100



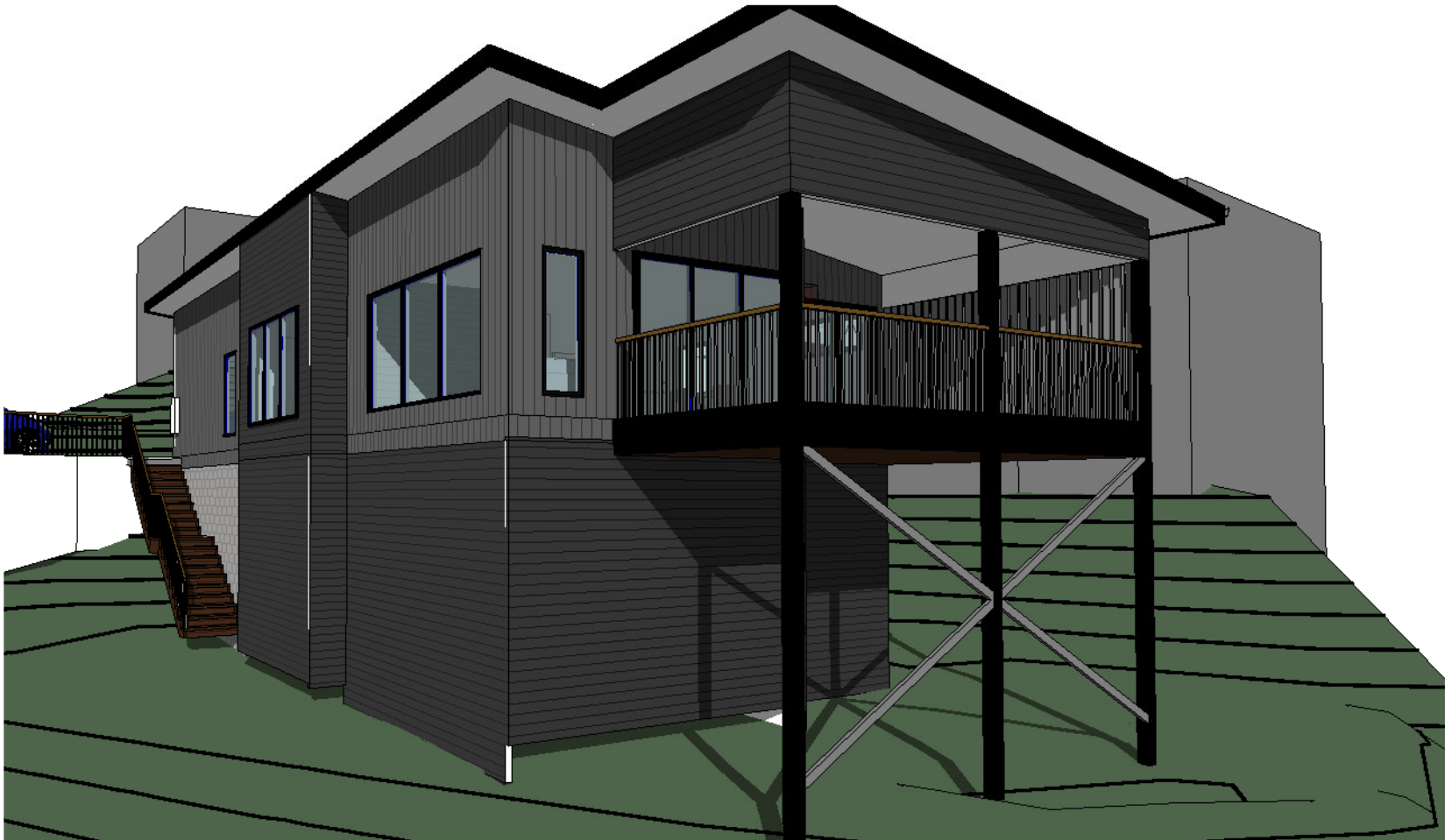


FOR APPROVALS

|                        |                   |                                                                                 |                        |                                                                       |                                                                                                                                                                                                                                                                                                                                                                                                                |                                                               |                              |
|------------------------|-------------------|---------------------------------------------------------------------------------|------------------------|-----------------------------------------------------------------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|---------------------------------------------------------------|------------------------------|
| REV: 5                 | DATE: 22.09.2026  | CLIENT: PLAY FOR KARAR MAYO                                                     | SHEET TITLE: SECTIONS  | PLAY DESIGN STUDIO<br>LETS GET STARTED!!                              | COPYRIGHT<br>THIS DRAWING REMAINS THE<br>PROPERTY OF BUILDING DESIGN<br>DIRECT PTY LTD. IT MAY ONLY BE<br>USED FOR THE PURPOSE FOR<br>WHICH IT WAS COMMISSIONED<br>AND IN ACCORDANCE WITH THE<br>TERMS OF ENGAGEMENT FOR<br>THE COMMISSION.<br>UNAUTHORISED USE OF THIS<br>DRAWING IS PROHIBITED.<br>IF ANY DISCREPANCIES ON<br>DRAWING PLEASE CONTACT BDDA<br>PTY LTD FOR CLARIFICATION<br>BEFORE PROCEEDING. | <b>bdaa</b><br>BUILDING DESIGNERS<br>ASSOCIATION OF AUSTRALIA | <b>PLAY</b><br>DESIGN STUDIO |
| ISSUED BY: HW          | ISSUED TO: CLIENT | ADDRESS: LOT 17 - 36 MCGILLS RISE CLAREMONT<br>TASMANIA<br>TITLE NUMBER: 172821 | SHEET NUMBER: A400     | PHONE: 0435832810<br>DESIGNING ACROSS NEW SOUTH WALES<br>AND TASMANIA |                                                                                                                                                                                                                                                                                                                                                                                                                |                                                               |                              |
| DESCRIPTION OF CHANGES |                   | DRAWN: PLAY DESIGN STUDIO                                                       | JOB NUMBER: 2026019    | EMAIL: info@playdesignstudio.com.au                                   |                                                                                                                                                                                                                                                                                                                                                                                                                |                                                               |                              |
| FOR PLANNING PERMIT    |                   | CHECKED: PLAY                                                                   | DATE DRAWN: MARCH 2026 | WEB: www.playdesignstudio.com.au                                      |                                                                                                                                                                                                                                                                                                                                                                                                                |                                                               |                              |
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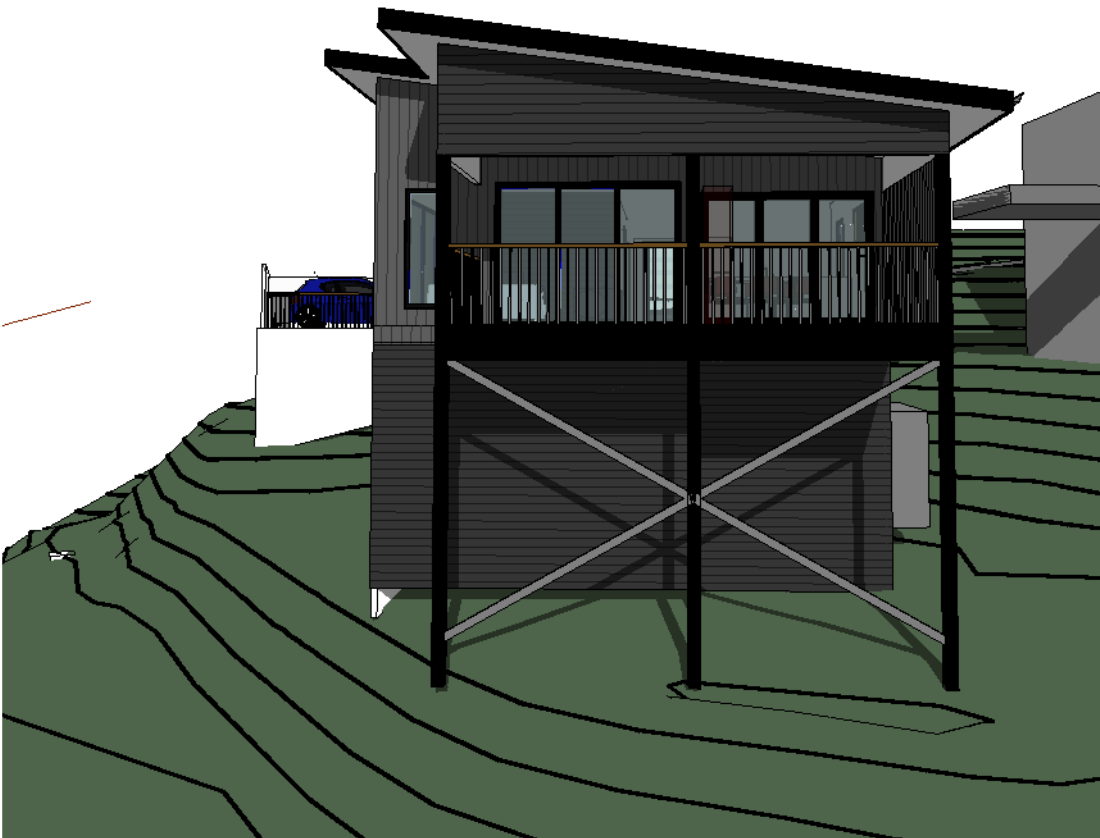
1 HOUSE VIEW 03  
A500



2 HOUSE VIEW 02  
A500

FOR APPROVALS

|                        |                   |                                                                                 |                        |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                            |
|------------------------|-------------------|---------------------------------------------------------------------------------|------------------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| REV: 5                 | DATE: 22.09.2026  | CLIENT: PLAY FOR KARAR MAYO                                                     | SHEET TITLE: 3DS       | <div>PLAYDESIGN STUDIO</div> <div>LETS GET STARTED!!</div> <div>PHONE: 0435832810</div> <div>DESIGNING ACROSS NEW SOUTH WALES AND TASMANIA</div> <div>EMAIL: info@playdesignsstudio.com.au</div> <div>WEB: www.playdesignstudio.com.au</div> <div><small>COPYRIGHT<br/>THIS DRAWING REMAINS THE<br/>PROPERTY OF BUILDING DESIGN<br/>DIRECT PTY LTD. IT MAY ONLY BE<br/>USED FOR THE PURPOSE FOR<br/>WHICH IT WAS COMMISSIONED<br/>AND IN ACCORDANCE WITH THE<br/>TERMS OF ENGAGEMENT FOR<br/>THE COMMISSION.<br/>UNAUTHORISED USE OF THIS<br/>DRAWING IS PROHIBITED.</small><div><div>bdadaa</div><div>BUILDING DESIGNERS<br/>ASSOCIATION OF AUSTRALIA</div></div><div><div>PLAY</div><div>DESIGN STUDIO</div></div></div> |
| ISSUED BY: HW          | ISSUED TO: CLIENT | ADDRESS: LOT 17 - 36 MCGILLS RISE CLAREMONT<br>TASMANIA<br>TITLE NUMBER: 172821 | SHEET NUMBER: A500     |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                            |
| DESCRIPTION OF CHANGES |                   |                                                                                 | JOB NUMBER: 2026019    |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                            |
| FOR PLANNING PERMIT    |                   | DRAWN: PLAY DESIGN STUDIO                                                       | DATE DRAWN: MARCH 2026 |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                            |
|                        |                   | CHECKED: PLAY                                                                   | SCALE: ISSUE: 5        |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                            |



1  
A501

HOUSE VIEW 01



2  
A501

HOUSE VIEW 04

FOR APPROVALS

|                        |                   |                                                                                 |                        |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                    |
|------------------------|-------------------|---------------------------------------------------------------------------------|------------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| REV: 5                 | DATE: 22.09.2026  | CLIENT: PLAY FOR KARAR MAYO                                                     | SHEET TITLE: 3DS       | <div>PLAYDESIGN STUDIO<br/>LETS GET STARTED!!</div> <div>PHONE: 0435832810<br/>DESIGNING ACROSS NEW SOUTH WALES<br/>AND TASMANIA</div> <div>EMAIL: info@playdesignsutdio.com.au<br/>WEB: www.playdesignstudio.com.au</div> <div><small>COPYRIGHT<br/>THIS DRAWING REMAINS THE<br/>PROPERTY OF BUILDING DESIGN<br/>DIRECT PTY LTD. IT MAY ONLY BE<br/>USED FOR THE PURPOSE FOR<br/>WHICH IT WAS COMMISSIONED<br/>AND IN ACCORDANCE WITH THE<br/>TERMS OF ENGAGEMENT FOR<br/>THE COMMISSION.<br/>UNAUTHORISED USE OF THIS<br/>DRAWING IS PROHIBITED.</small><div><div><div>bdmaa</div><div>BUILDING DESIGNERS<br/>ASSOCIATION OF AUSTRALIA</div></div><div><div>PLAY</div><div>DESIGN STUDIO</div></div></div></div> |
| ISSUED BY: HW          | ISSUED TO: CLIENT | ADDRESS: LOT 17 - 36 MCGILLS RISE CLAREMONT<br>TASMANIA<br>TITLE NUMBER: 172821 | SHEET NUMBER: A501     |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                    |
| DESCRIPTION OF CHANGES |                   |                                                                                 | JOB NUMBER: 2026019    |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                    |
| FOR PLANNING PERMIT    |                   | DRAWN: PLAY DESIGN STUDIO                                                       | DATE DRAWN: MARCH 2026 |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                    |
|                        |                   | CHECKED: PLAY                                                                   | SCALE: ISSUE: 5        |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                    |

WINDOW AND DOOR SCHEDULE

| WIN NO. | WINDOW LOCATION | WINDOW SIZE                           | ORIENTATION | WINDOW AREA | GLAZING TYPE          | SHADING TYPE AND SIZE | SHADE ABOVE HEAD DISTANCE | OVERSHADOWING  | FRAME MATERIAL | FRAME COLOUR | REVEAL DETAILS | COMMENTS           |
|---------|-----------------|---------------------------------------|-------------|-------------|-----------------------|-----------------------|---------------------------|----------------|----------------|--------------|----------------|--------------------|
| W1      | BED 02          | 600X2400 SLIDE/FIXED/SLIDE            | WEST        | 1.44        | DOUBLE GLAZED         | EAVE 600MM            | 900                       | NO             | ALUMINIUM      | MONUMENT     |                |                    |
| W2      | BATH            | 1800X900 SINGLE AWNING                | NORTH       | 1.62        | DOUBLE GLAZED OBSCURE | EAVE 600MM            | 400                       | YES 3M 5M AWAY | ALUMINIUM      | MONUMENT     |                | RESTRICTED OPENING |
| W3      | BED 03          | 600X2400MM AWNING FIXED AWNING        | NORTH       | 1.44        | DOUBLE GLAZED         | EAVE 600MM            | 400                       | YES 3M 5M AWAY | ALUMINIUM      | MONUMENT     |                |                    |
| W4      | KITCHEN         | 1800X900 SINGLE AWNING                | NORTH       | 1.62        | DOUBLE GLAZED OBSCURE | EAVE 600MM            | 400                       | YES 3M 5M AWAY | ALUMINIUM      | MONUMENT     |                | RESTRICTED OPENING |
| W5      | DINING          | 600X2400MM AWNING FIXED AWNING        | NORTH       | 1.44        | DOUBLE GLAZED         | EAVE 600MM            | 400                       | YES 3M 5M AWAY | ALUMINIUM      | MONUMENT     |                |                    |
| W6      | LIVING AREA     | 1800X600mm AWNING                     | EAST        | 1.44        | DOUBLE GLAZED         | NO                    | 0                         | NO             | ALUMINIUM      | MONUMENT     |                | RESTRICTED OPENING |
| W7      | LIVING AREA     | 1800X3600 3 PANEL AWNING FIXED AWNING | SOUTH       | 6.48+       | DOUBLE GLAZED         | NO                    | 0                         | NO             | ALUMINIUM      | MONUMENT     |                | RESTRICTED OPENING |
| W8      | BED 01          | 1800X2700MM AWNING FIXED AWNING       | SOUTH       | 4.86        | DOUBLE GLAZED         | NO                    | 0                         | NO             | ALUMINIUM      | MONUMENT     |                | RESTRICTED OPENING |
| W9      | ENSUITE         | 1800X900 SINGLE AWNING                | SOUTH       | 1.62        | DOUBLE GLAZED         | EAVE 600MM            | 400                       | NO             | ALUMINIUM      | MONUMENT     |                | RESTRICTED OPENING |
| W10     | GARAGE          | 1800X900 SINGLE AWNING                | SOUTH       | 1.62        | DOUBLE GLAZED         | NO                    | 400                       | NO             | ALUMINIUM      | MONUMENT     |                | RESTRICTED OPENING |

WINDOW & DOOR SCHEDULE NOTES

ALL WINDOW AND DOOR SIZES SHALL BE VERIFIED ON SITE PRIOR TO MANUFACTURE AND INSTALLATION.

ALL WINDOWS AND EXTERNAL DOORS SHALL BE POWDER-COATED ALUMINIUM UNLESS NOTED OTHERWISE.

FRAME COLOUR SHALL BE COLORBOND® MONUMENT OR AS SELECTED BY THE OWNER PRIOR TO ORDERING.

ALL GLAZING SHALL COMPLY WITH AS 1288 GLASS IN BUILDINGS – SELECTION AND INSTALLATION AND AS/NZS 2208.

PROVIDE GRADE A SAFETY GLAZING TO ALL LOCATIONS REQUIRED BY THE NCC AND RELEVANT AUSTRALIAN STANDARDS.

ALL WINDOWS AND DOORS SHALL COMPLY WITH THE PROJECT ENERGY ASSESSMENT, INCLUDING GLAZING TYPE, U-VALUE, SOLAR HEAT GAIN COEFFICIENT (SHGC) AND AIR INFILTRATION REQUIREMENTS.

GLAZING SPECIFICATIONS SHALL TAKE PRECEDENCE OVER THIS SCHEDULE WHERE REQUIRED TO SATISFY THE ENERGY ASSESSMENT.

ALL OPENABLE WINDOWS SHALL BE FITTED WITH FLYSCREENS UNLESS OTHERWISE NOTED. WINDOW OPENING RESTRICTORS SHALL BE PROVIDED WHERE REQUIRED BY THE NCC OR NOTED IN THIS SCHEDULE.

ALL WINDOWS SHALL BE FLASHED, SEALED AND INSTALLED STRICTLY IN ACCORDANCE WITH THE WINDOW MANUFACTURER'S INSTALLATION REQUIREMENTS.

PROVIDE APPROPRIATE CAVITY FLASHINGS, WEATHER SEALS, SILL TRAYS AND DAMP-PROOFING TO ALL EXTERNAL OPENINGS.

LINTELS OVER MASONRY OPENINGS SHALL BE INSTALLED IN ACCORDANCE WITH THE STRUCTURAL ENGINEER'S DETAILS.

ALL WINDOW REVEALS SHALL SUIT THE NOMINATED WALL CONSTRUCTION AND CLADDING SYSTEM.

ALL EXTERNAL DOORS SHALL BE FITTED WITH WEATHER SEALS TO MINIMISE AIR LEAKAGE. ALL GLAZED DOORS SHALL COMPLY WITH THE RELEVANT SAFETY GLAZING REQUIREMENTS. CONFIRM HANDING, OPENING DIRECTION, HARDWARE, SECURITY SCREENS AND FLYSCREENS WITH THE OWNER PRIOR TO ORDERING.

WINDOW AND DOOR HARDWARE SHALL BE SELECTED BY THE OWNER UNLESS OTHERWISE SPECIFIED.

ALL DIMENSIONS SHOWN ARE NOMINAL ONLY. SHOP DRAWINGS SHALL BE PREPARED BY THE WINDOW MANUFACTURER AND VERIFIED PRIOR TO FABRICATION.

ANY VARIATION FROM THIS SCHEDULE SHALL BE APPROVED BY THE BUILDING DESIGNER PRIOR TO MANUFACTURE.

REFER TO FLOOR PLANS, ELEVATIONS AND ENERGY ASSESSMENT FOR ADDITIONAL WINDOW, DOOR, GLAZING AND SHADING REQUIREMENTS.

FOR APPROVALS

|                        |                   |                                                                                 |                                       |          |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                              |
|------------------------|-------------------|---------------------------------------------------------------------------------|---------------------------------------|----------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| REV: 5                 | DATE: 22.09.2026  | CLIENT: PLAY FOR KARAR MAYO                                                     | SHEET TITLE: WINDOW AND DOOR SCHEDULE |          | <div><div>PLAYDESIGN STUDIO</div><div>LETS GET STARTED!!</div><div>PHONE: 0435832810<br/>DESIGNING ACROSS NEW SOUTH WALES<br/>AND TASMANIA<br/>EMAIL: info@playdesignsstudio.com.au<br/>WEB: www.playdesignstudio.com.au</div></div> <div><small>COPYRIGHT<br/>THIS DRAWING REMAINS THE<br/>PROPERTY OF BUILDING DESIGN<br/>DIRECT PTY LTD. IT MAY ONLY BE<br/>USED FOR THE PURPOSE FOR<br/>WHICH IT WAS COMMISSIONED<br/>AND IN ACCORDANCE WITH THE<br/>TERMS OF ENGAGEMENT FOR<br/>THE COMMISSION.<br/>UNAUTHORISED USE OF THIS<br/>DRAWING IS PROHIBITED.<br/>IF ANY DISCREPANCIES ON<br/>DRAWING PLEASE CONTACT BDD<br/>PTY LTD FOR CLARIFICATION<br/>BEFORE PROCEEDING.</small></div> <div><div><div>bdaa</div><div>BUILDING DESIGNERS<br/>ASSOCIATION OF AUSTRALIA</div></div><div><div>PLAY</div><div>DESIGN STUDIO</div></div></div> |
| ISSUED BY: HW          | ISSUED TO: CLIENT | ADDRESS: LOT 17 - 36 MCGILLS RISE CLAREMONT<br>TASMANIA<br>TITLE NUMBER: 172821 | SHEET NUMBER: A700                    |          |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                              |
| DESCRIPTION OF CHANGES |                   |                                                                                 | JOB NUMBER: 2026019                   |          |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                              |
| FOR PLANNING PERMIT    |                   | DRAWN: PLAY DESIGN STUDIO                                                       | DATE DRAWN: MARCH 2026                |          |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                              |
|                        |                   | CHECKED: PLAY                                                                   | SCALE:                                | ISSUE: 5 |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                              |



MCGILLS RISE

BM Survey Spike  
RL: 110.50

Stop Valves  
Fire Hydrant  
Water Meters  
Power Turret

SW MH  
Lid RL: 109.53

EXISTING HOUSE

Sewer I.O  
Lid RL: 101.74

Ridge F

c/

EXISTING HOUSE

PROPOSED NEW RESIDENCE  
CLASS 1A DWELLING

GARAGE

TIMBER FRAMED  
STAIR

NEW CONCRETE  
DRIVEWAY 55M2

DRAINAGE, PIPELINE & SERVICES EASEMENT

EASEMENT

EASEMENT

1 NOTIFICATION PLAN  
A800 1:200

GLENORCHY CITY COUNCIL  
PLANNING SERVICES  
APPLICATION No. : PLN-26-165  
DATE RECEIVED: 22 September 2026



FOR APPROVALS

|                        |                   |                                                                                 |                                |                                                                                                                                                                                                     |
|------------------------|-------------------|---------------------------------------------------------------------------------|--------------------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| REV: 5                 | DATE: 22.09.2026  | CLIENT: PLAY FOR KARAR MAYO                                                     | SHEET TITLE: NOTIFICATION PLAN | <b>PLAY DESIGN STUDIO</b><br>LETS GET STARTED!!<br>PHONE: 0435832810<br>DESIGNING ACROSS NEW SOUTH WALES<br>AND TASMANIA<br>EMAIL: info@playdesignstudio.com.au<br>WEB: www.playdesignstudio.com.au |
| ISSUED BY: HW          | ISSUED TO: CLIENT | ADDRESS: LOT 17 - 36 MCGILLS RISE CLAREMONT<br>TASMANIA<br>TITLE NUMBER: 172821 | SHEET NUMBER: A800             |                                                                                                                                                                                                     |
| DESCRIPTION OF CHANGES |                   | DRAWN: PLAY DESIGN STUDIO                                                       | JOB NUMBER: 2026019            |                                                                                                                                                                                                     |
| FOR PLANNING PERMIT    |                   | CHECKED: PLAY                                                                   | DATE DRAWN: MARCH 2026         |                                                                                                                                                                                                     |
|                        |                   |                                                                                 | SCALE: 1:200                   |                                                                                                                                                                                                     |
|                        |                   |                                                                                 | ISSUE: 5                       |                                                                                                                                                                                                     |



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