Eden Street
Riverside Tasmania 7250
Telephone: (03) 6323 9300
Facsimile: (03) 6323 9349

PLANNING APPLICATION FORM

Section 57 & 58

OFFICE USE ONLY		
	Application Number	PA2026317
	Assess No:	A8259
	PID No:	3388266

Applicant Name:	ENGINEERING PLUS					
Applicant Contact Name						
Postal Address:						
Contact Phone:	**Home**		**Work**		**Mobile**	
Email Address:						

Planning Application Lodgement Checklist

The following documents have been submitted to support the consideration of this application:

1. A current copy of the property title text, folio plan and schedule of easements ☒
2. A completed application form including a detailed description of the proposal ☒
3. A complete plan set: ☒
   - a) **Floor plans** ☒
   - b) **Elevations** (from all orientations/sides and showing natural ground level and finished surface level) ☒
   - c) **Site Plan** showing: ☒

   - Orientation
   - All title boundaries
   - Location of buildings and structure (both existing and proposed)
   - Setbacks from all boundaries
   - Native vegetation to be removed
   - Onsite services, connections and drainage details (including sewer, water and stormwater)
   - Cut and/or Fill
   - Car parking and access details (including construction material of all trafficable areas)
   - Fence details
   - Contours
4. Other:

If submitting plans in over the counter please ensure they are A3.
All plans must be to scale.

WEST TAMAR COUNCIL

Application Number: «Application_Number»

APPLICANT DETAILS

Applicant Name:	Allira Beswick

Note: *Full name(s) of person(s) or company making the application and postal address for correspondence.*

LAND DETAILS

Owner/Authority Name: *(as per certificate of title)*	GLENN RAYMOND HOWARD & MICHELLE ANNE HOWARD
Location / Address:	16 TAMAR CRES GREENS BEACH TAS 7270
Title Reference:	169524/2
Zone(s):	**Low density residential**
Existing Development/Use:	Residential
Existing Developed Area:	reidential

Are any of the components in this Application seeking retrospective approval? E.g. Use and/or development that has commenced without a Planning Permit.	**YES** ☒ **NO** ☐
(If yes please specify the relevant components): Roof over patio and screen installed	

DEVELOPMENT APPLICATION DETAILS

Proposed Use:	Residential: ☒	Visitor Accommodation: ☐	Commercial: ☐	Other: ☐
	Description of Use: Proposed deck			

Development Type:	Building work: ☒	Demolition: ☐	Subdivision: ☐	Other: ☐
	Description of development: Retrospective covered patio & new deck			

New or Additional Area:	32 sq.m	
Estimated construction cost of the proposed development:	75,000	
Building Materials:	Wall Type: weatherboard	Colour: white
	Roof Type: custom orb	Colour: grey

WEST TAMAR COUNCIL

Application Number: «Application_Number»

VISITOR ACCOMMODATION ❑N/A

Gross Floor Area to be used per lot:		**Number of Bedrooms to be used:**	
Number of Carparking Spaces:		**Maximum Number of Visitors at a time:**	

SUBDIVISION ❑N/A

Subdivision creating additional lots ☐

Boundary adjustment with no additional lots created ☐

Number of Lots (existing) :		**Number of Lots (proposed) :**	
Description:			
If applying for a subdivision which creates a new road(s), please supply three proposed names for the road(s), in order of preference:			
1.			
2.			
3.			

COMMERCIAL, INDUSTRIAL OR OTHER NON-RESIDENTIAL DEVELOPMENT/USE ❑N/A

Hours of Operation:	Monday / Friday:		To	
	Saturday:		To	
	Sunday:		To	

Existing Car Parking:	
Proposed Car Parking:	

Number of Employees: ***(Existing)***	
Number of Employees: ***(Proposed)***	

Type of Machinery installed:	
Details of trade waste and method of disposal:	

WEST TAMAR COUNCIL

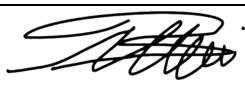
Application Number: «Application_Number»

APPLICANT DECLARATION

Owner: *As the owner of the land, I declare that the information contained in this application is a true and accurate representation of the proposal and I consent to this application being submitted and for Council Officers to conduct inspections as required for the proposal,*

Owner_Name		
Name (print)	*Signed*	*Date*

Applicant: *(if not the owner)* *As the applicant, I declare that I have notified the owner of my intention to make this application* and that *the information contained in this application is a true and accurate representation of the proposal,*

Allira Beswick		**05.10.26**
Name (print)	*Signed*	*Date*

Please Note: If the application involves Crown Land you will need to provide a letter of consent and this form signed by the Minister, or a delegated officer of the Crown with a copy of the delegation.

Crown Consent *(if required)*

Name (print)	*Signed*	*Date*

Chief Executive Officer *(if required)*

Name (print)	*Signed*	*Date*

If the subject site is accessed via a right of way, the owner of the ROW must also be notified of the application.

Right of Way Owner:

As the applicant, I declare that I have notified the owner of the land encumbered by the Right Of Way, of my intent to lodge this application that will affect their land.

Name (print)	*Signed*	*Date*

EARLY ISSUE

OWNER: IAN GEOFFREY CROSSWELL & LINDAH RUTH WILKIN
TIMOTHY RICHARD LEE & GILLIAN ANNE LEE
FOLIO REFERENCE: F/R 53309-8
F/R 53309-9

GRANTEE: PART OF LOT 22615, 158A-3R-9P, GTD. TO ~~THOMAS JAMES~~ SQUIRES
JAMES THOMAS

PLAN OF SURVEY

BY SURVEYOR DALLAS McCULLOCH
D.J.McCULLOCH SURVEYING
RIVERSIDE, TASMANIA 7250

LOCATION
LAND DISTRICT OF DEVON
PARISH OF STOCKPORT

SCALE 1 : 250 LENGTHS IN METRES

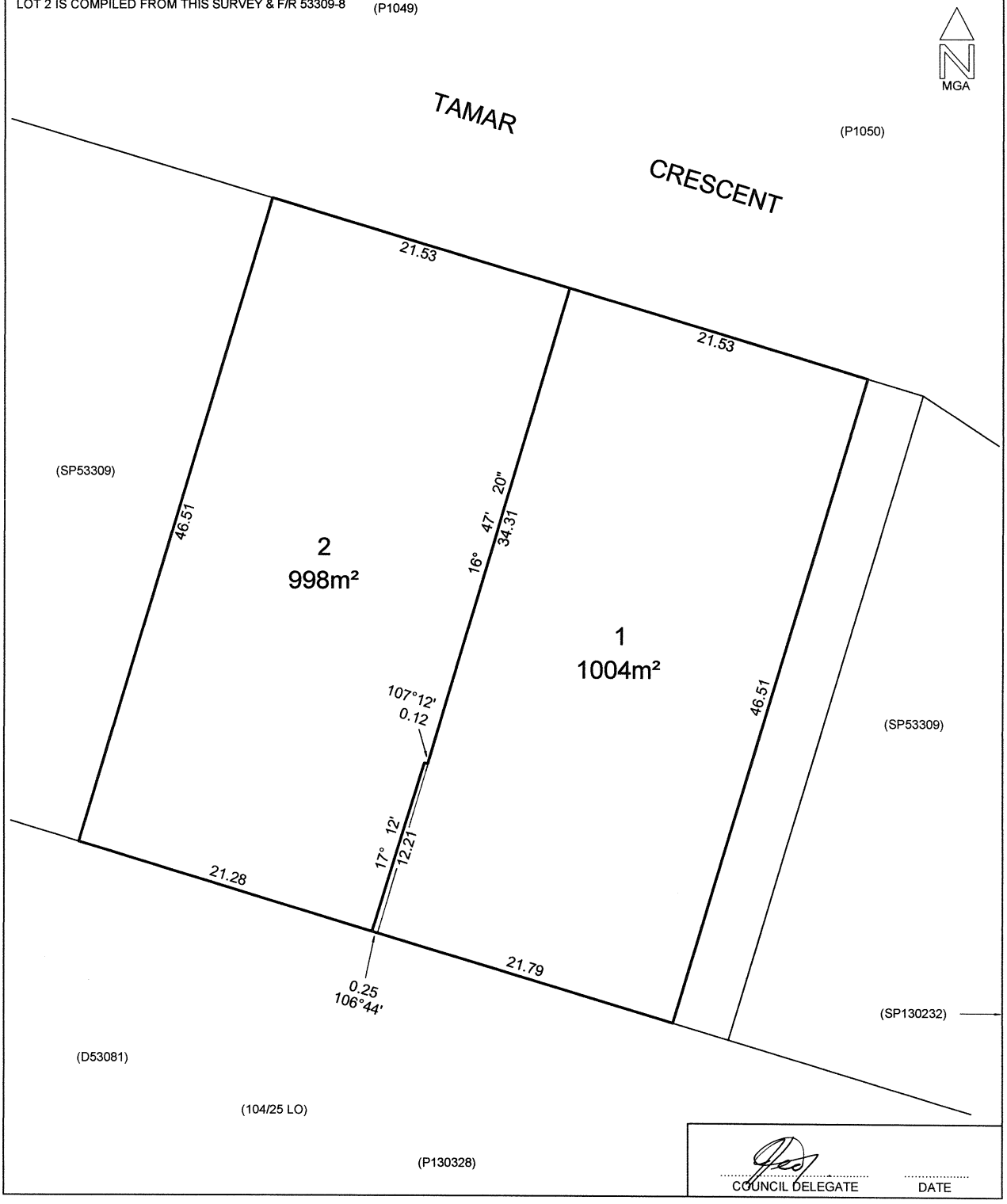
Registered Number
SP 169524

APPROVED
EFFECTIVE FROM 7 SEP 2015

Alice Kanro
Recorder of Titles

MAPSHEET MUNICIPAL CODE No. 104 (4043)	LAST UPI No.	LAST PLAN No. SP53309	ALL EXISTING SURVEY NUMBERS TO BE CROSS REFERENCED ON THIS PLAN

LOT 1 IS COMPILED FROM THIS SURVEY & F/R 53309-9
LOT 2 IS COMPILED FROM THIS SURVEY & F/R 53309-8



SCHEDULE OF EASEMENTS	Registered Number
NOTE: THE SCHEDULE MUST BE SIGNED BY THE OWNERS & MORTGAGEES OF THE LAND AFFECTED. SIGNATURES MUST BE ATTESTED.	SP 169524

EASEMENTS AND PROFITS

Each lot on the plan is together with:-
(1) such rights of drainage over the drainage easements shown on the plan (if any) as may be necessary to drain the stormwater and other surplus water from such lot; and
(2) any easements or profits a prendre described hereunder.
Each lot on the plan is subject to:-
(1) such rights of drainage over the drainage easements shown on the plan (if any) as passing through such lot as may be necessary to drain the stormwater and other surplus water from any other lot on the plan; and
(2) any easements or profits a prendre described hereunder.
The direction of the flow of water through the drainage easements shown on the plan is indicated by arrows.

Lots 1 and 2 on the plan which formerly comprised Lots 8 and 9 on Sealed Plan 53309 are affected by restrictive covenants set forth in Sealed Plan 53309.

Signed by IAN GEOFFREY CROSSWELL and LINDAH RUTH WILKIN the registered proprietors of Folio of the Register Volume 53309 Folio 9 in the presence of:

Witness(Signature): .....
(Print Full Name): TOM BAIN
(Occupation): LAW CLERK
(Full Postal Address): 115 CIMITIERE ST. LAUNCESTON 7250

Signed by TIMOTHY RICHARD LEE and GILLIAN ANNE LEE the registered proprietors of Folio of the Register Volume 53309 Folio 8 in the presence of:

Witness(Signature): .....
(Print Full Name): ERNEST RONALD BARNES
(Occupation): RETIREE
(Full Postal Address): 4 CROZIER ST BEAUTY POINT TASMANIAN 7270

(USE ANNEXURE PAGES FOR CONTINUATION)

SUBDIVIDER: IG Crosswell & LR Wilkin	PLAN SEALED BY: WEST TAMAR COUNCIL
FOLIO REF: 53309/8 and 53309/9	DATE: 11 May 2015
SOLICITOR & REFERENCE: Rae & Partners – Tom Bain	PA2014072 (REF NO.)
	Council Delegate

NOTE: The Council Delegate must sign the Certificate for the purposes of identification.

ISSUED FOR CLIENT REVIEW

PROPOSED EXTENSION, DECK & RETROSPECTIVE PATIO, SHEDS



ENGINEERING PLUS
BUILDING DESIGN
PROJECT MANAGEMENT
CIVIL/STRUCTURAL ENGINEERING

DRAWING SCHEDULE

A000	COVER PAGE
A101	SITE PLAN
A201	DEMOLITION PLAN
A202	FLOOR PLAN
A203	FIRST FLOOR PLAN
A301	ELEVATION #1
A302	ELEVATION #2
A401	ROOF PLAN
A601	3D VIEW 1
A602	3D VIEW 2
A603	3D VIEW 3

PROJECT NO: EP2026-167

G.R & M.A. HOWARD

16 TAMAR CRES
GREENS BEACH TAS 7270

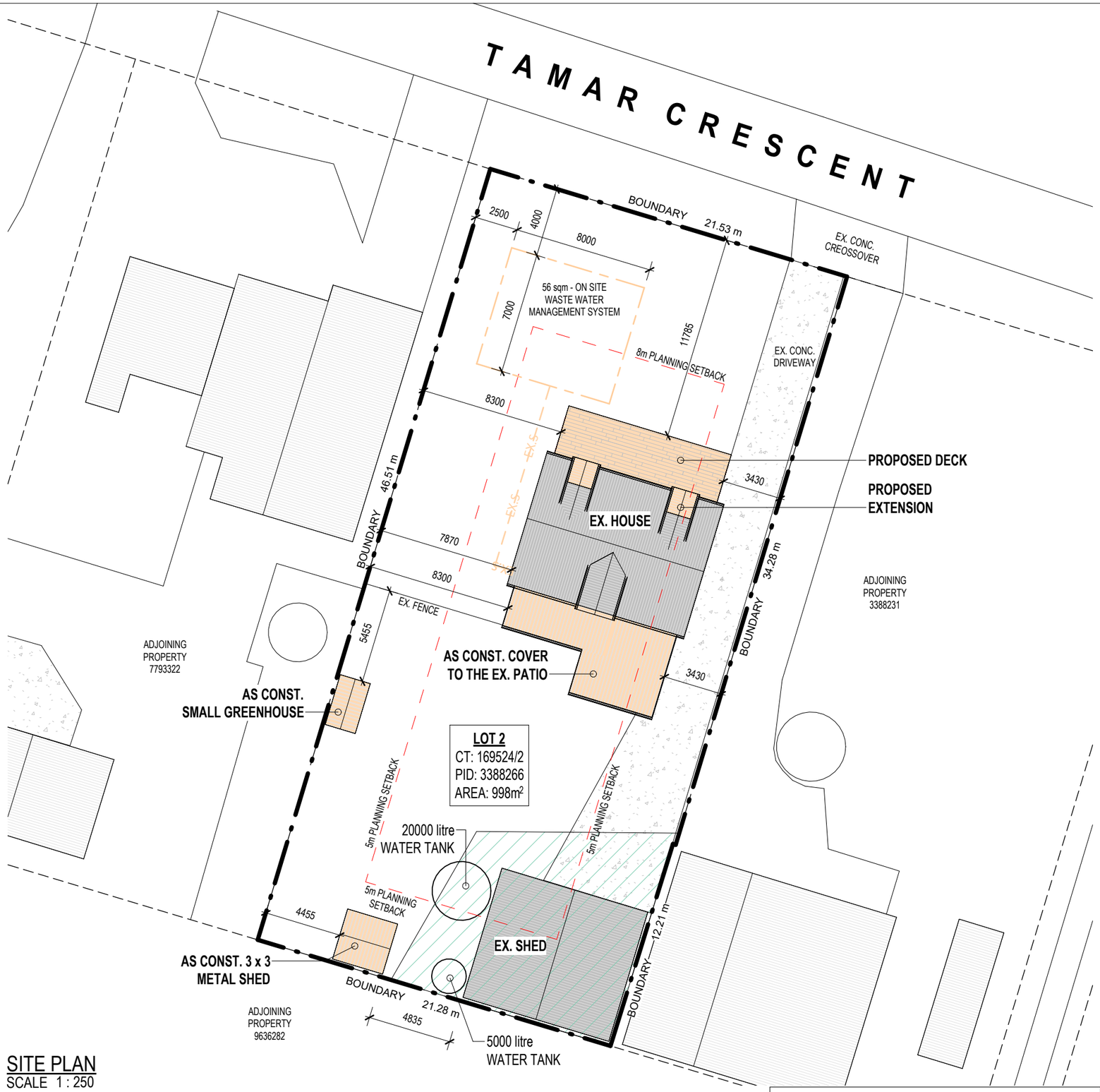
WEST TAMAR COUNCIL

BUILDING DESIGNER:	GRANT JAMES PFEIFFER
ACCREDITATION No:	CC2211T
ZONE:	LOW DENSITY RESIDENTIAL
BUILDING CLASS:	CLASS 1A
LAND TITLE REFERENCE NUMBER:	169524/2
DESIGN WIND SPEED:	ASSUMED N2
SOIL CLASSIFICATION:	ASSUMED H1
CLIMATE ZONE:	7
BUSHFIRE-PRONE BAL RATING:	TBA
ALPINE AREA:	N/A
CORROSION ENVIRONMENT:	LOW
FLOODING:	NO
LANDSLIP:	LOW
GROUND LEVELS:	REFER PLAN
ORG LEVEL:	75mm ABOVE GROUND LEVEL

REVISION SCHEDULE

REVISION NO	DESCRIPTION	DATE	ISSUED BY
SK1	REVIEW	02.10.26	R.A.
A	FOR DA	05.10.26	R.A.
B	RFI RESPONSE - DA	26.10.26	R.A.

81 Elizabeth Street, Launceston, Tasmania 7250,
03 6331 7021 info@engieeringplus.com.au



SITE PLAN
SCALE 1 : 250

TOTAL SITE AREA - 998m²

AREA SCHEDULE

Name	Area
AS CONSTRUCTED COVERED PATIO	32.86 m²
EX. ENTRY VERANDAH	23.52 m²
EX. FIRST FLOOR	49.83 m²
EX. GROUND FLOOR	76.44 m²
PROPOSED DECK	27.63 m²
PROPOSED EXTENSION	3.97 m²
	214.26 m²

DRAINAGE
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 NATIONAL PLUMBING AND DRAINAGE CODE AS3500 AND MUST BE CARRIED OUT BY A LICENSED TRADESMAN ONLY.

NOTE
STORMWATER FROM PROPOSED DWELLING TO BE DIRECTED INTO EX. STORMWATER SYSTEM TO LOCAL COUNCIL REQUIREMENTS & AS3500

LEGEND	
—S—	SEWER
—EX.S—	EXISTING SEWER
—W—	WATER
—EX.W—	EXISTING WATER
—SW—	STORMWATER
—EX.SW—	EXISTING STORMWATER
	PRIORITY VEGETATION
	BUSHFIRE MANAGEMENT ZONE

NOTE:
THE ENTIRETY OF THE PROPERTY LOT SITS WITHIN BUSHFIRE PRONE AREAS

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ENGINEERING PLUS
BUILDING DESIGN PROJECT MANAGEMENT CIVIL/STRUCTURAL ENGINEERING

NOTE:

ALL WORKS ARE TO COMPLY WITH BUT NOT LIMITED TO THE LATEST NATIONAL CONSTRUCTION CODE (NCC) OF AUSTRALIA AND RELEVANT LOCAL AUTHORITIES, UNLESS SPECIFIED. IN SUCH CASES, A RELEVANT REPORT WILL BE PRESENTED. MEASUREMENTS INDICATED ON DRAWINGS ARE CLEAR DIMENSIONS TO STRUCTURAL FRAMELINE AND DO NOT INCLUDE PLASTERBOARD LININGS OR INTERNAL FINISHES. UNLESS OTHERWISE STATED, ALL PROPOSED INTERNAL WALLS ARE SHOWN AS STRUCTURAL STUDS ONLY.
BUILDER IS TO VERIFY ALL INTERNAL WIDTHS AND CLEARANCES PRIOR TO CONSTRUCTION TO ENSURE STRICT COMPLIANCE WITH CURRENT NCC STANDARDS. SPECIAL ATTENTION MUST BE GIVEN TO MINIMUM CLEAR WIDTHS FOR ACCESSIBLE CORRIDORS, DOORWAYS, AND SANITARY COMPARTMENT REQUIREMENTS.
BUILDERS MUST VERIFY ALL MEASUREMENTS, SERVICES, MATERIALS, AND LEVELS ON-SITE PRIOR TO CONSTRUCTION AND NOTIFY ENGINEERING PLUS OF ANY ERRORS OR DISCREPANCIES FOUND.
DRAWINGS ARE TO BE READ IN CONJUNCTION WITH ENGINEERING DRAWINGS. DO NOT PROCEED WHERE DISCREPANCIES EXIST BETWEEN ENGINEERING AND ARCHITECTURAL DRAWINGS. ENGINEERING PLUS DOES NOT ACCEPT ANY RESPONSIBILITY FOR MISCONSTRUCTION RESULTING FROM A FAILURE TO VERIFY SITE CONDITIONS OR ADHERE TO THE NCC STANDARDS MENTIONED ABOVE.

Accredited Building Designer

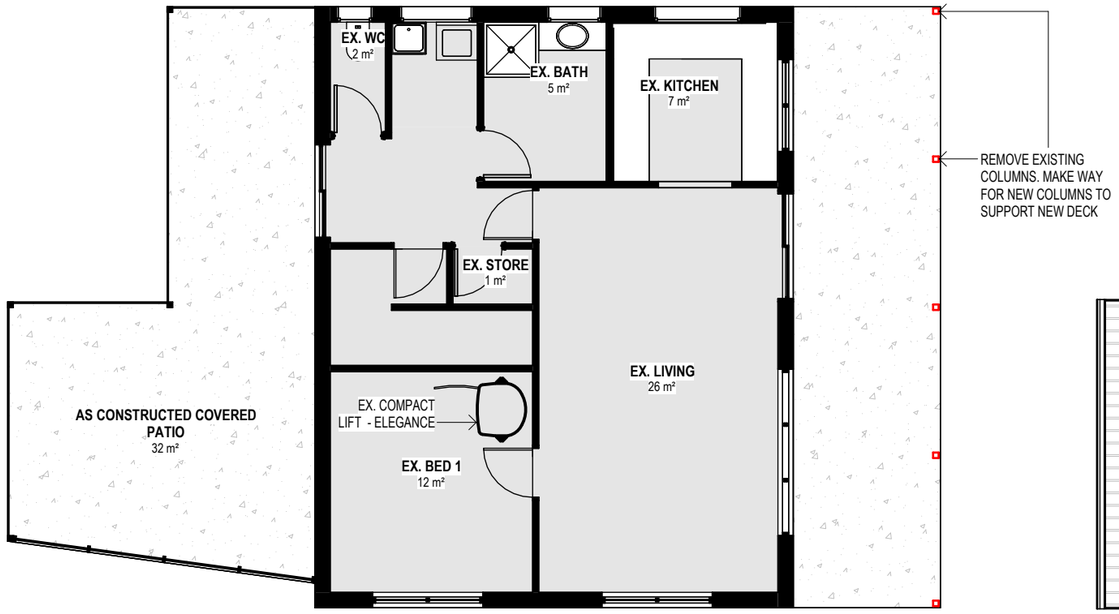
Designer Name	: G. Pfeiffer
Accreditation No	: CC2211T
Revision Number	:B
Revision Description	:RFI RESPONSE - DA
Revision Date	:26.10.26
Revision Issued By	:R.A.

Date Drawn:	Issue Date
Drawn:	R. HALL
Checked:	R. HALL
Approved:	J. Pfeiffer
Scale:	As Shown @ A3

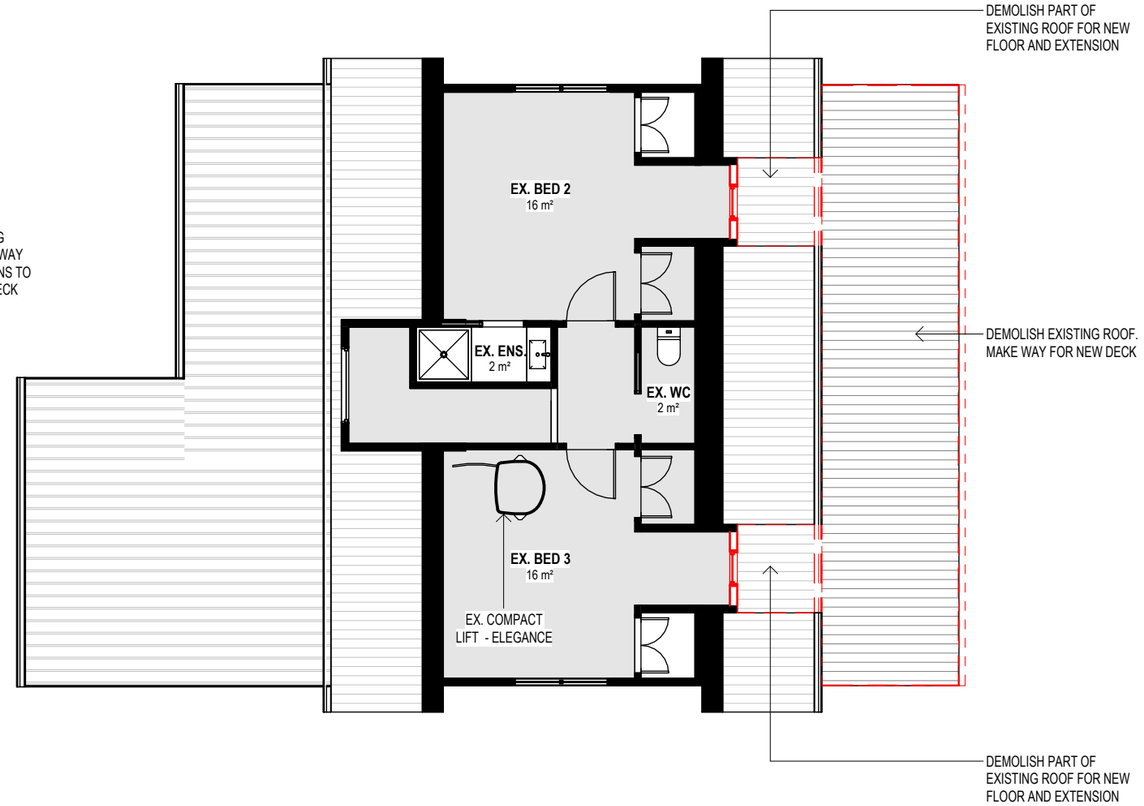
Client:	G.R & M.A. HOWARD
Project:	PROPOSED EXTENSION, DECK & RETROSPECTIVE PATIO, SHEDS
Page:	SITE PLAN
Address:	16 TAMAR CRES GREENS BEACH TAS 7270

CLIENT REVIEW | **EP2026-167** | **A101**

DEMOLISHED WALL
DEMOLISHED
EXISTING WALL
EXISTING



DEMOLITION PLAN
SCALE 1 : 100



FIRST FLOOR DEMOLITION PLAN
SCALE 1 : 100

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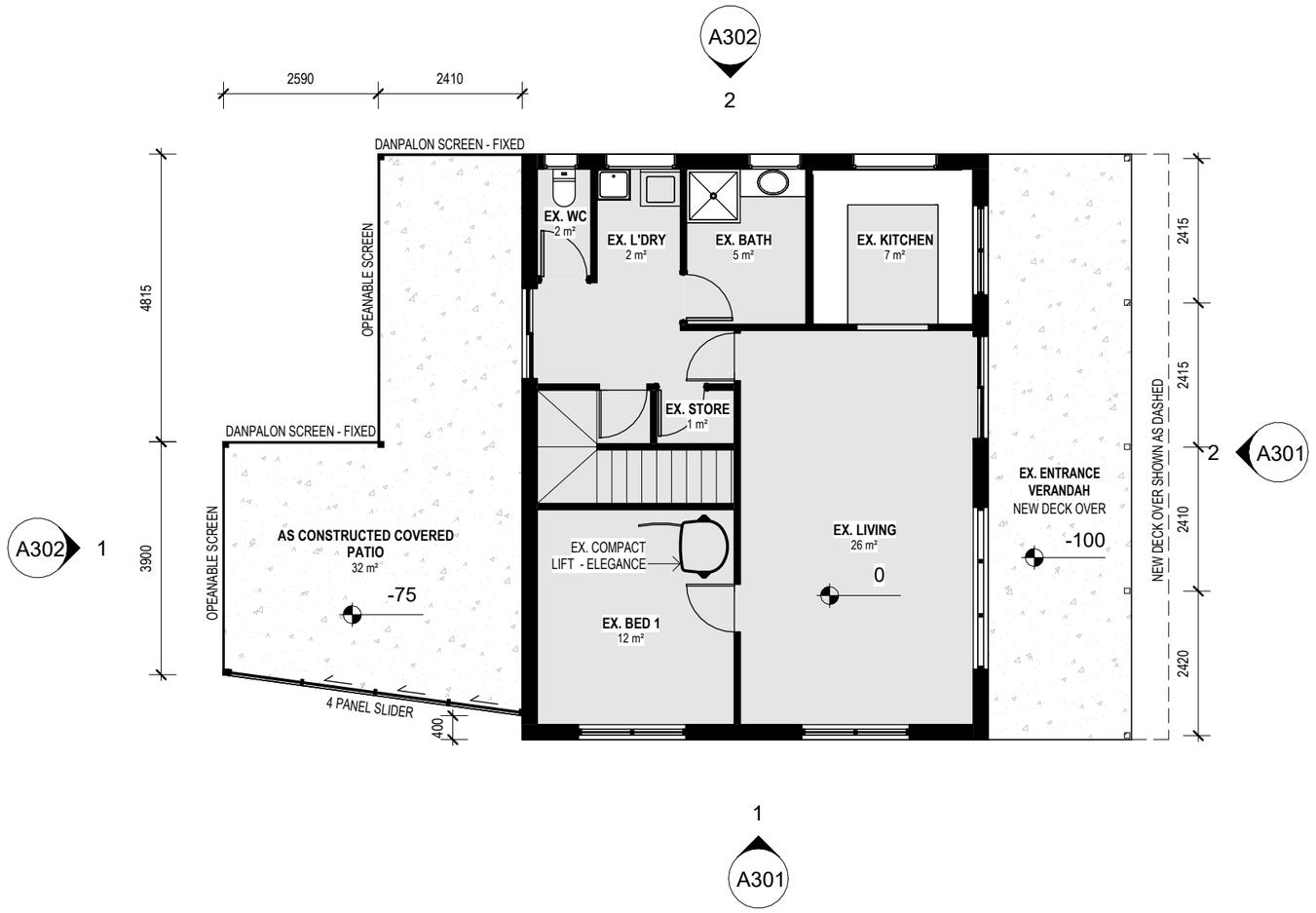
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Approved:	J. Pfeiffer
Scale:	As Shown @ A3

Client:	G.R & M.A. HOWARD
Project:	PROPOSED EXTENSION, DECK & RETROSPECTIVE PATIO, SHEDS
Page:	DEMOLITION PLAN
Address:	16 TAMAR CRES GREENS BEACH TAS 7270

CLIENT REVIEW | **EP2026-167** | **A201**



GROUND FLOOR PLAN
SCALE 1 : 100

FLOOR COVERINGS
CARPET
CONCRETE
TIMBER DECKING
TILE
VINYL TIMBER FLOORING

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Client:	G.R & M.A. HOWARD
Project:	PROPOSED EXTENSION, DECK & RETROSPECTIVE PATIO, SHEDS
Page:	FLOOR PLAN
Address:	16 TAMAR CRES GREENS BEACH TAS 7270

CLIENT REVIEW | **EP2026-167** | **A202**



FIRST FLOOR PLAN
SCALE 1 : 100

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PROJECT MANAGEMENT
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Accredited Building Designer

Designer Name	: G. Pfeiffer
Accreditation No	: CC2211T
Revision Number	: B
Revision Description	: RFI RESPONSE - DA
Revision Date	: 26.10.26
Revision Issued By	: R.A.

Date Drawn:	Issue Date
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Approved:	J. Pfeiffer
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Client:	G.R & M.A. HOWARD
Project:	PROPOSED EXTENSION, DECK & RETROSPECTIVE PATIO, SHEDS
Page:	FIRST FLOOR PLAN
Address:	16 TAMAR CRES GREENS BEACH TAS 7270

CLIENT REVIEW | **EP2026-167** | **A203**

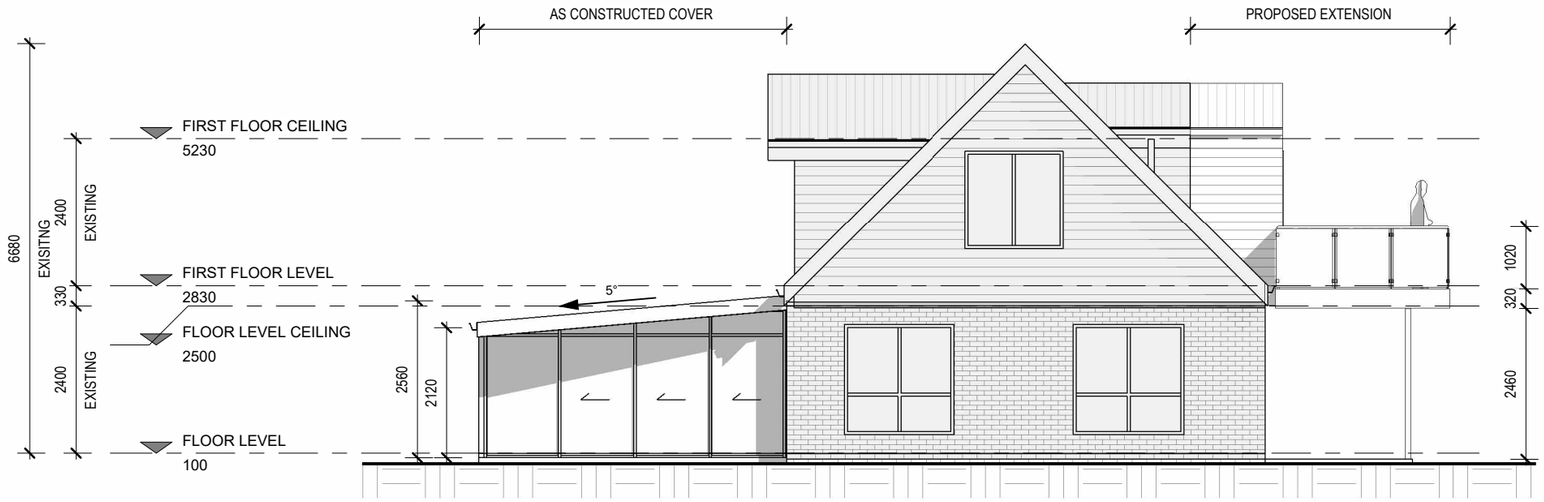
EAVE & SOFFIT CONSTRUCTION IN ACCORDANCE WITH NCC 2022

EAVE WIDTH - 600MM
SOFFIT / EAVE LINED WITH 'HARDIFLEX' CEMENT SHEETING

- TRIMMERS LOCATED WITHIN 1200 MM OF EXTERNAL CORNERS TO BE SPACED @ 500 MM CENTERS, REMAINDER OF SHEET - 700 MM CENTERS
- FASTENER / FIXINGS WITHIN 1200 MM OF EXTERNAL CORNERS @ 200 MM CENTERS, REMAINDER OF SHEET - 300 MM CENTERS

SELECTED ALUMINIUM FRAMED WINDOWSIN ACCORDANCE WITH NCC 2022

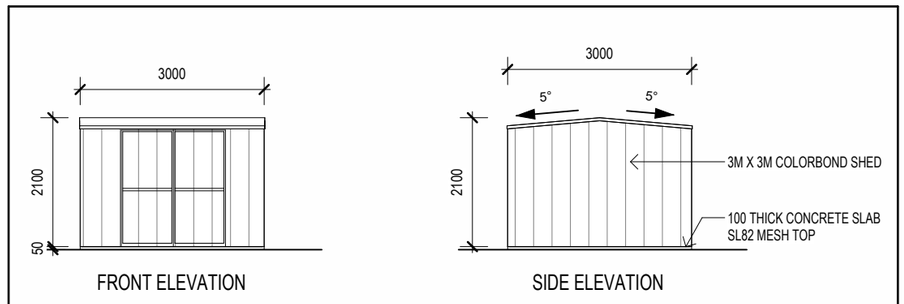
- POWDER COATED ALUMINIUM WINDOW & DOOR FRAMES, UNLESS OTHERWISE NOTED.
- TASMANIAN OAK REVEALS AND TRIMS. ALL FLASHING AND FIXINGS TO MANUFACTURER SPECIFICATIONS.
- GLAZING & FRAME CONSTRUCTION TO AS 2047 & AS 1288.
- ALL FIXINGS AND FLASHING TO MANUFACTURERS REQUIREMENTS.



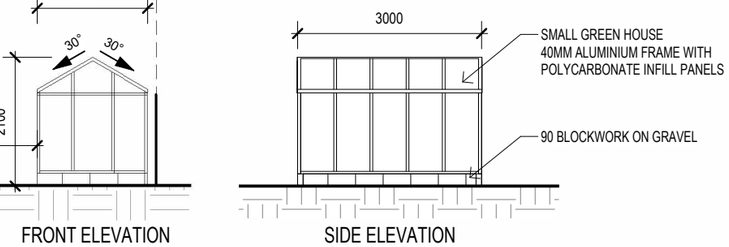
EASTERN ELEVATION
SCALE 1 : 100



NORTHERN ELEVATION
SCALE 1 : 100



3m x 3m METAL SHED



SMALL GREEN HOUSE

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Accredited Building Designer

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Scale:	As Shown @ A3

Client:	G.R & M.A. HOWARD
Project:	PROPOSED EXTENSION, DECK & RETROSPECTIVE PATIO, SHEDS
Page:	ELEVATION #1
Address:	16 TAMAR CRES GREENS BEACH TAS 7270

CLIENT REVIEW | **EP2026-167** | **A301**

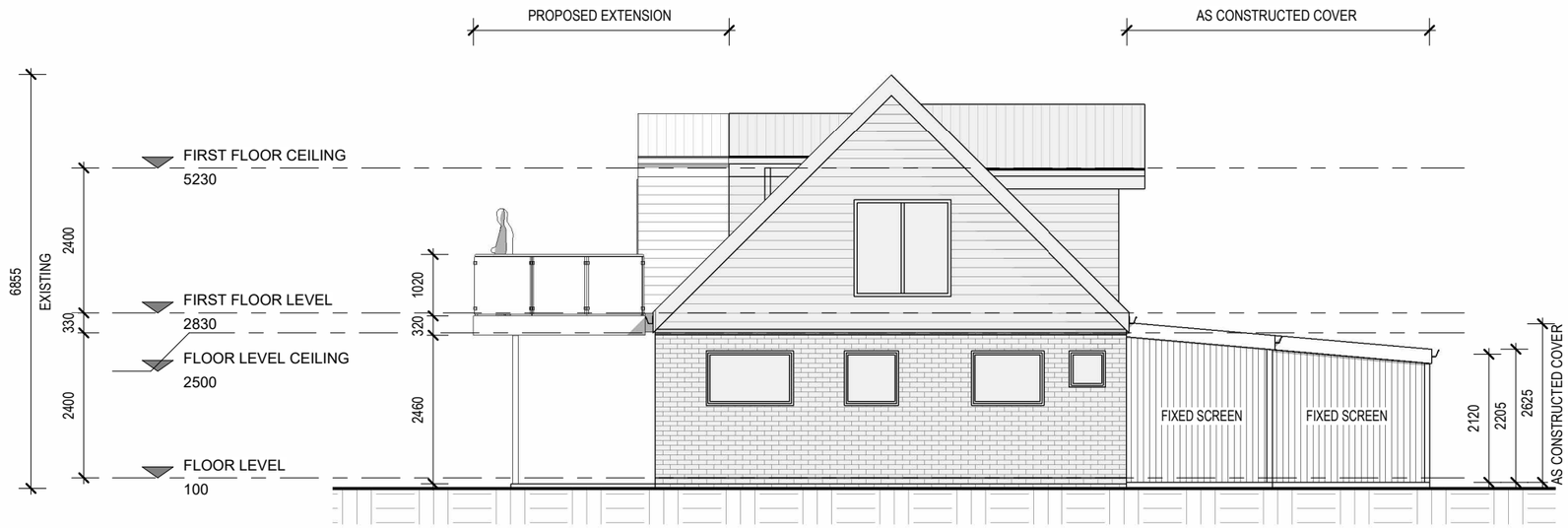
EAVE & SOFFIT CONSTRUCTION IN ACCORDANCE WITH NCC 2022

EAVE WIDTH - 600MM
SOFFIT / EAVE LINED WITH 'HARDIFLEX' CEMENT SHEETING

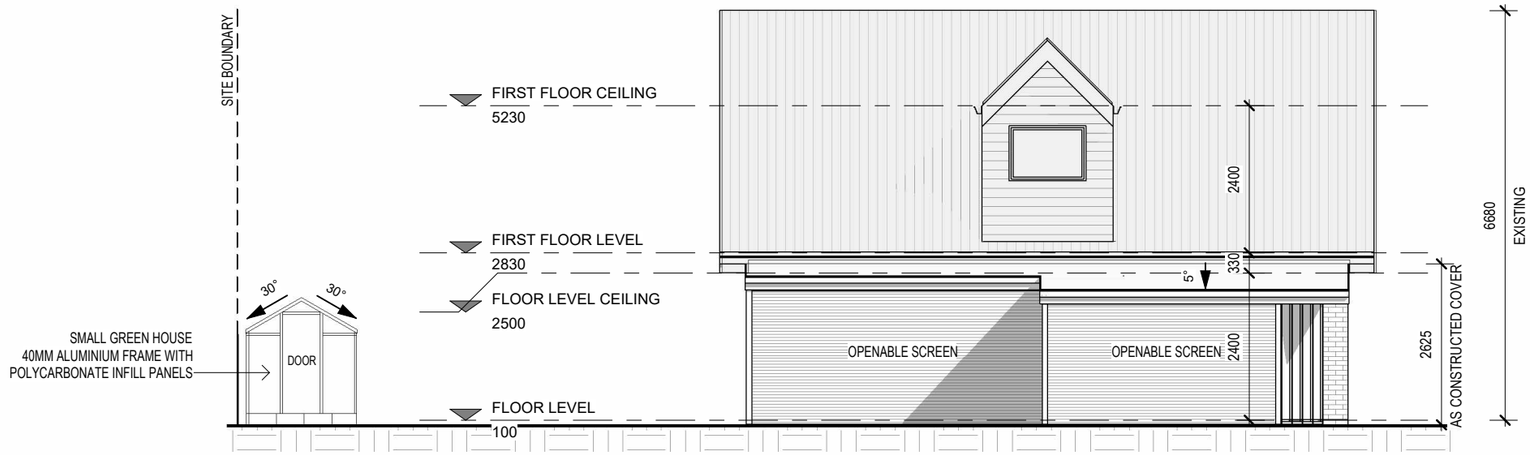
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- GLAZING & FRAME CONSTRUCTION TO AS 2047 & AS 1288.
- ALL FIXINGS AND FLASHING TO MANUFACTURERS REQUIREMENTS.



WESTERN ELEVATION
SCALE 1 : 100



SOUTHERN ELEVATION
SCALE 1 : 100

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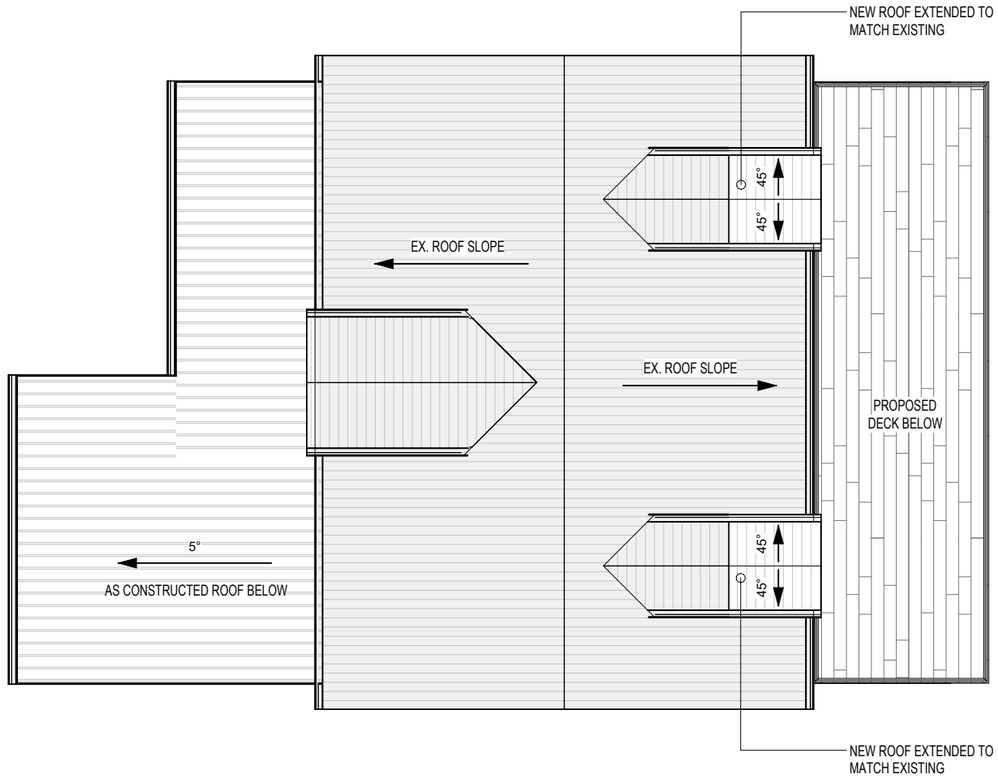
Accredited Building Designer

Designer Name	: G. Pfeiffer
Accreditation No	: CC2211T
Revision Number	:B
Revision Description	:RFI RESPONSE - DA
Revision Date	:26.10.26
Revision Issued By	:R.A.

Date Drawn:	Issue Date
Drawn:	R. HALL
Checked:	R. HALL
Approved:	J. Pfeiffer
Scale:	As Shown @ A3

Client:	G.R & M.A. HOWARD
Project:	PROPOSED EXTENSION, DECK & RETROSPECTIVE PATIO, SHEDS
Page:	ELEVATION #2
Address:	16 TAMAR CRES GREENS BEACH TAS 7270

CLIENT REVIEW | **EP2026-167** | **A302**



ROOF PLAN
SCALE 1 : 100

ROOF CLADDING

'TRIMDEK' METAL SHEETING INSTALLED IN ACCORDANCE WITH, AS1562.1 AND MANUFACTURERS RECOMMENDATIONS.

COLORBOND **'CUSTOM ORB'** METAL SHEETING INSTALLED IN ACCORDANCE WITH AS1562.1 AND MANUFACTURERS RECOMMENDATIONS.

REFER TO **'LYSAGHT'** ROOFING & WALLING MANUAL FOR FULL DETAILS ON SHEET INSTALLATION, FIXINGS AND FLASHING.

'TRIMDEK' 2-5 DEGREES - MINIMUM 250MM.

- MINIMUM PITCH 2 DEGREES.
- CORROSION PROTECTION IN ACCORDANCE WITH NCC STANDARDS.
- END LAP OF SHEETS

'CUSTOM ORB' 5-15 DEGREES - MINIMUM 200MM.

- MINIMUM PITCH 5 DEGREES.
- CORROSION PROTECTION IN ACCORDANCE WITH NCC STANDARDS.
- END LAP OF SHEETS

ABOVE 15 DEGREES - MINIMUM 150 MM.

- RIDGE LINE VALLEY TO BE TURNED UP (STOP ENDED).
- FASTENERS TO BE MADE OF COMPATIBLE MATERIAL WITH ROOFING MATERIAL.
- CREST FIXINGS OF END SPANS @ EVERY SECOND RIB AND INTERNAL SPANS @ EVERY THIRD RIB. WHERE POSSIBLE SHEETS TO BE LAID WITH SIDE LAPS FACING AWAY FROM PREVAILING WEATHER.
- REFLECTIVE FOIL INSULATION TO BE FITTED TO UNDERSIDE OF SHEETS.

R4.0 INSULATION BATTS TO ROOF SPACE ABOVE CEILING LINING.

RECOMMENDED FIXINGS FOR SEVERE EXPOSURE CONDITIONS TO AS3566.

USE CLASS 4 MATERIALS FOR SEVERE EXPOSURE & STAINLESS STEEL FOR VERY SEVERE COASTAL ENVIRONMENTS.

DOWNPIPES - NCC PART 7.4

MAX. 12M GUTTER LENGTH PER DOWNPIPE
LOCATED AS CLOSE AS POSSIBLE TO VALLEY GUTTERS
SELECTED IN ACCORDANCE WITH TABLES 7.4.3a TO 7.4.3c

OVERFLOW MEASURES
IN ACCORDANCE WITH 7.4.7 AND TABLE 7.4.4a & 7.4.4b AND FIG. 7.4.7a TO 7.4.7d
END STOP WEIR
100mm MIN CLEAR WIDTH. INSTALLED 25mm BELOW FASCIA TOP
NOT SUITABLE WHEN END-STOP ABUTS WALL
INVERTED NOZZLE
INSTALLED WITHIN 500mm OF GUTTER HIGH POINT
100x50mm MIN. NOZZLE SIZE - MIN. 25mm BELOW FASCIA TOP
FRONT FACE WEIR
200mm CLEAR WIDTH - 20mm CLEAR HEIGHT
INSTALLED MIN. 25mm BELOW FASCIA TOP
RAINHEAD
75mm DIA HOLE IN OUTWARD FACE - CENTERLINE 100mm BELOW FASCIA TOP

GUTTERS - NCC PART 7.4

FALL NOT LESS THAN 1:500
SUPPORT BRACKETS FIXED AT STOP ENDS, CORNERS AND MAX. 1.2m CENTRES
VALLEY GUTTERS TO BE DIMENSIONED IN ACCORDANCE WITH TABLE 7.4.4c
HAVE A ROOF PITCH AND SIDE ANGLE OF NOT LESS THAN 12.5deg
HAVE A MIN. FREEBOARD OF NOT LESS THAN 15mm

OVERFLOW MEASURES
IN ACCORDANCE WITH 7.4.6 AND TABLE 7.4.4a & 7.4.4b AND FIGURE 7.4.6a & 7.4.6b
FRONT FACE SLOTTED GUTTER
MIN SLOT OPENING 1200mm/ GUTTER m
LOWER EDGE OF SLOT INSTALLED 25mm BELOW FASCIA TOP
CONTROLLED BACK GAP
PERMANENT MIN. 10mm SPACER BETWEEN GUTTER & FASCIA
ONE PER BRACKET - MIN. 50mm WIDE
GUTTER INSTALLED MIN. 10mm BELOW FASCIA TOP

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Accreditation No	: CC2211T
Revision Number	:B
Revision Description	:RFI RESPONSE - DA
Revision Date	:26.10.26
Revision Issued By	:R.A.

Date Drawn:	Issue Date
Drawn:	R. HALL
Checked:	R. HALL
Approved:	J. Pfeiffer
Scale:	As Shown @ A3

Client:	G.R & M.A. HOWARD
Project:	PROPOSED EXTENSION, DECK & RETROSPECTIVE PATIO, SHEDS
Page:	ROOF PLAN
Address:	16 TAMAR CRES GREENS BEACH TAS 7270

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Client:	G.R & M.A. HOWARD
Project:	PROPOSED EXTENSION, DECK & RETROSPECTIVE PATIO, SHEDS
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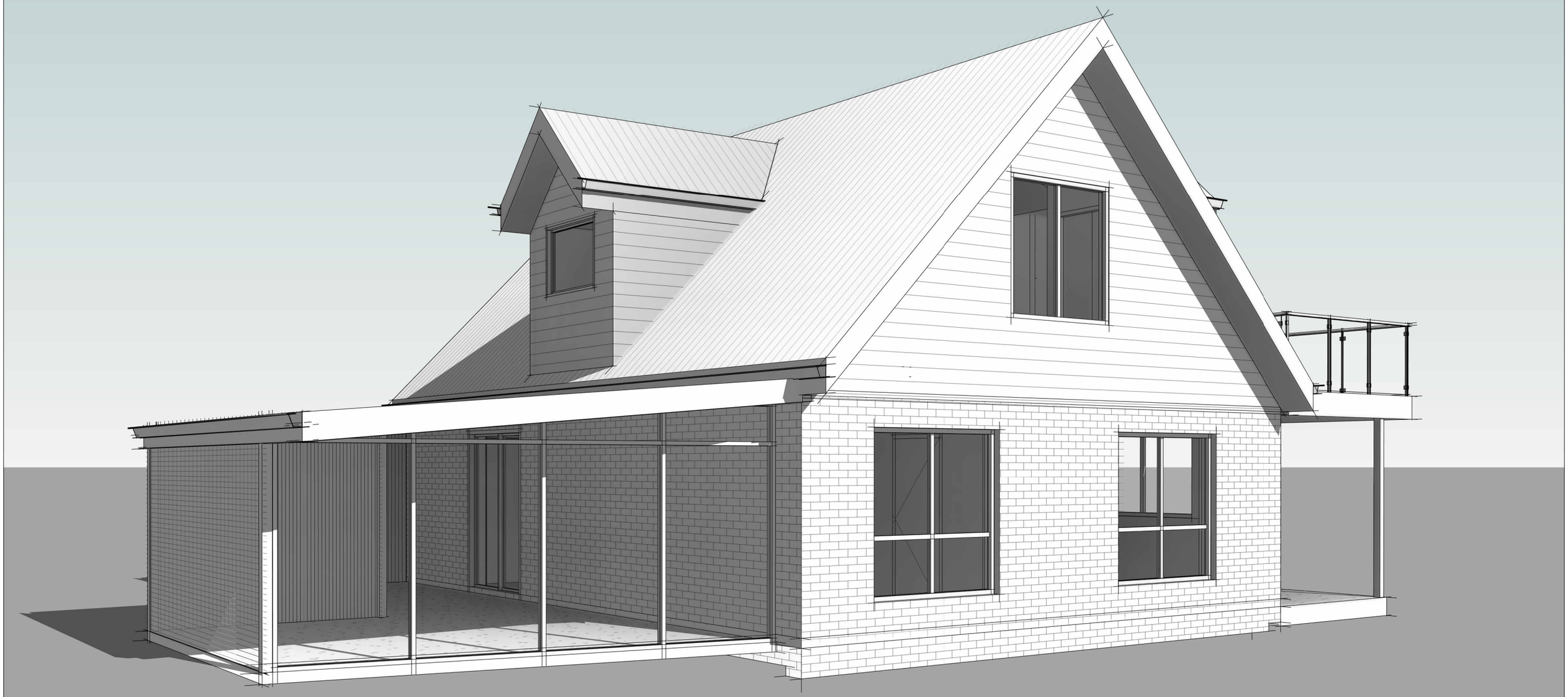
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Scale:	As Shown @ A3

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Revision Issued By	:R.A.

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Drawn:	R. HALL
Checked:	R. HALL
Approved:	J. Pfeiffer
Scale:	As Shown @ A3

Client:	G.R & M.A. HOWARD
Project:	PROPOSED EXTENSION, DECK & RETROSPECTIVE PATIO, SHEDS
Page:	3D VIEW 3
Address:	16 TAMAR CRES GREENS BEACH TAS 7270

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