

EXISTING RESIDENCE

EXISTING RESIDENCE

RAYMONT TERRACE

Site Areas	
Site area	525 sqm

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Site Plan

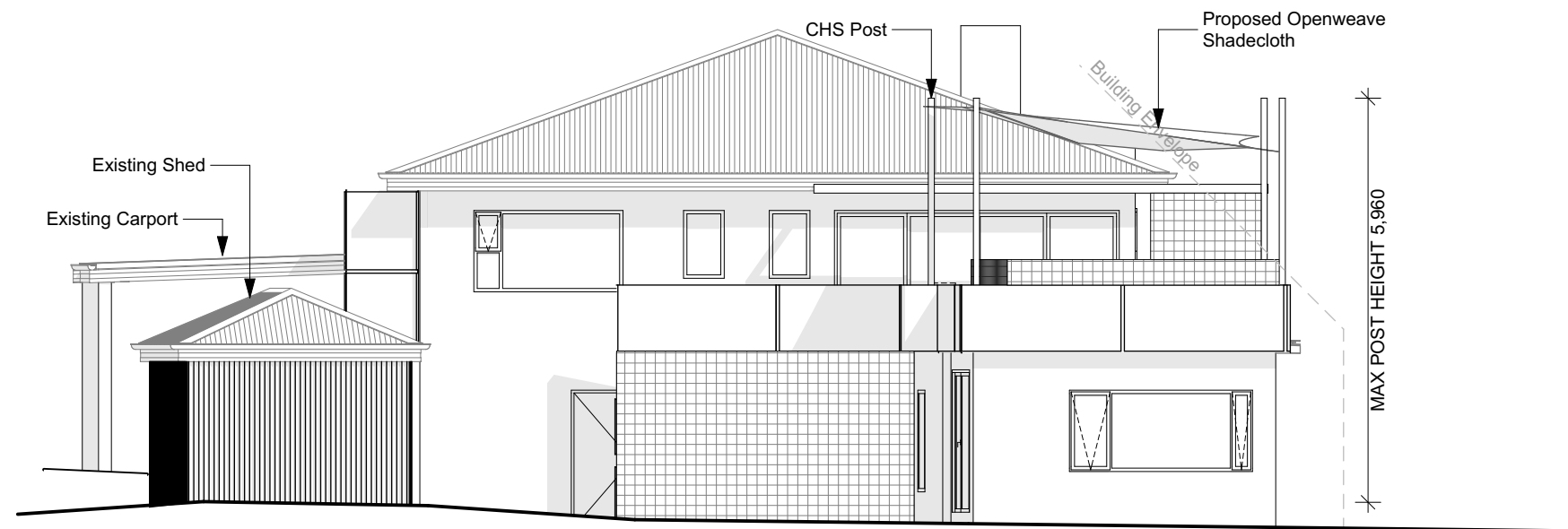


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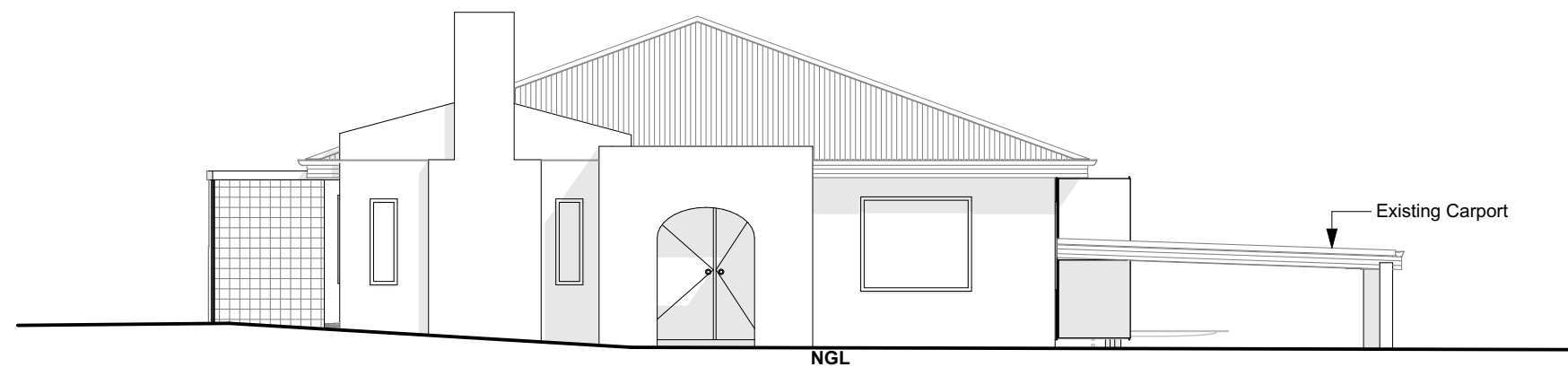
Proposal:	New Dwelling	Scale: 1:200 @ A3	Job No: #PIn	Pg No: DA.01
Client:	Margaret Wells	Date: 30/07/2018	Engineer:	
Address:	3 Raymont Terrace, Mount Stuart	Drawn: James	Building Surveyor:	
PINNACLE DRAFTING & DESIGN. CC6073Y 2 Kennedy Drv, Cambridge 7170 P: 03 6248 4743 F: 03 6248 4745 E: jnickerson@pinnacledrafting.com.au				

Amendments	
Date	Description





North Elevation



South Elevation

Amendments	
Date	Description

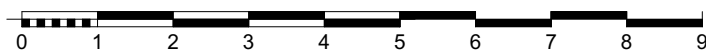


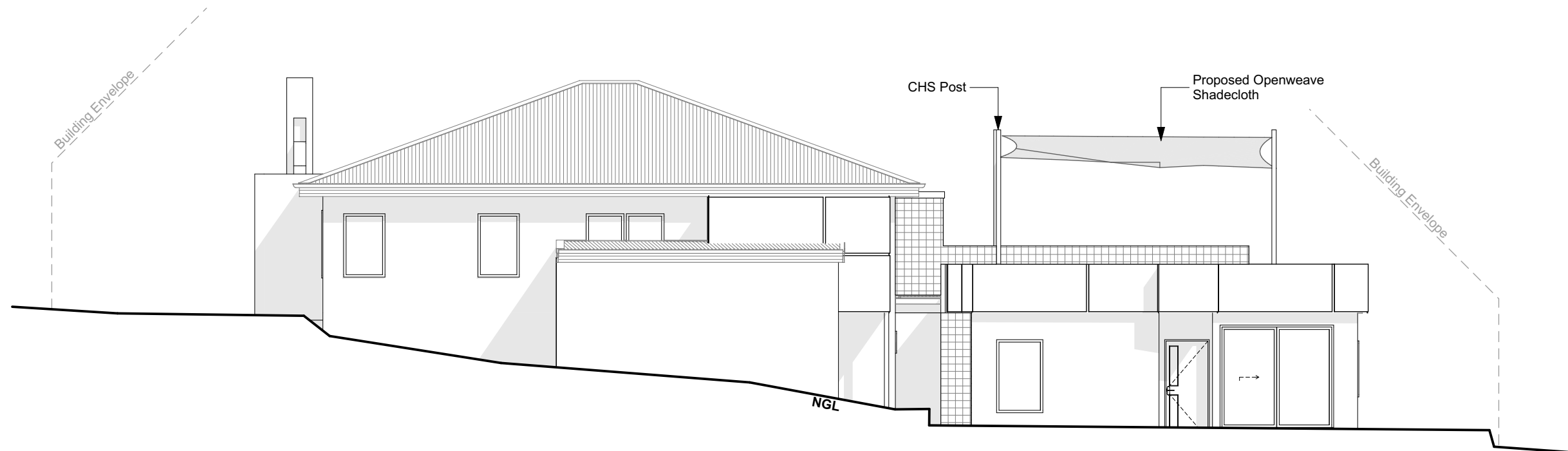
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Proposal:	New Dwelling	Scale: 1:100 @ A3	Job No: #Pln	Pg No: DA.03
Client:	Margaret Wells	Date: 30/07/2018	Engineer:	
Address:	3 Raymont Terrace, Mount Stuart	Drawn: James	Building Surveyor:	

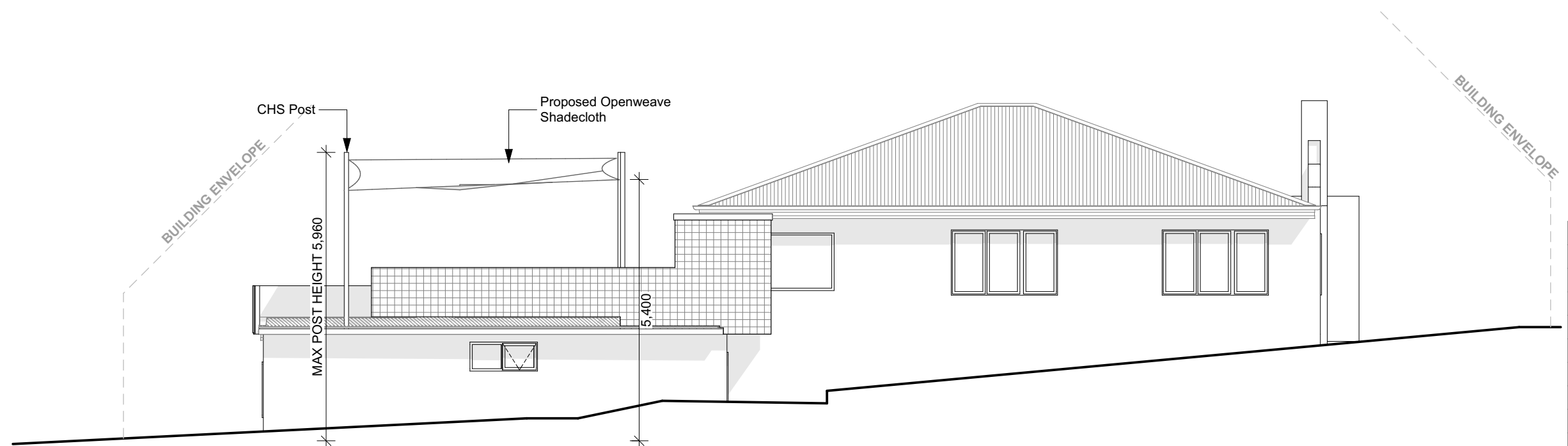
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Elevations - N - S





East Elevation



West Elevation

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Elevations - E - W



Proposal:	New Dwelling	Scale: 1:100 @ A3	Job No: #Pln	Pg No: DA.04
Client:	Margaret Wells	Date: 30/07/2018	Engineer:	
Address:	3 Raymont Terrace, Mount Stuart	Drawn: James	Building Surveyor:	

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Amendments	
Date	Description





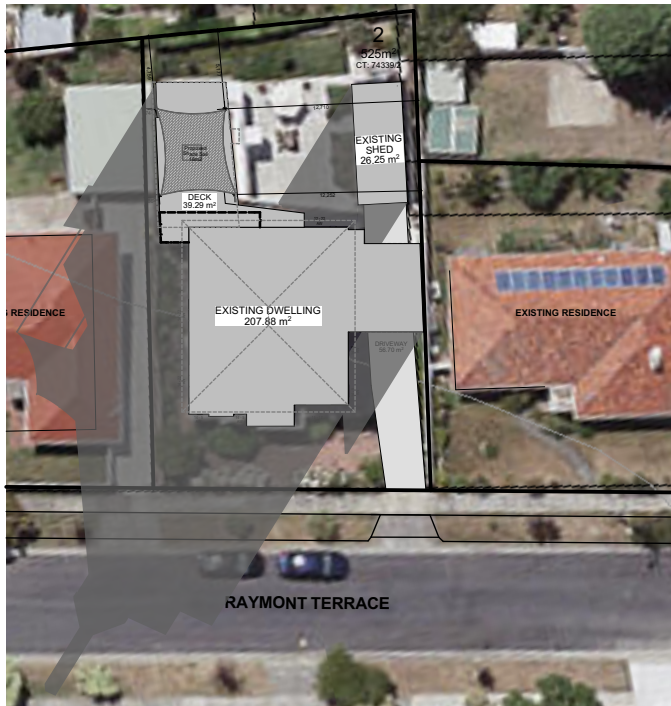
March 21 - 0900



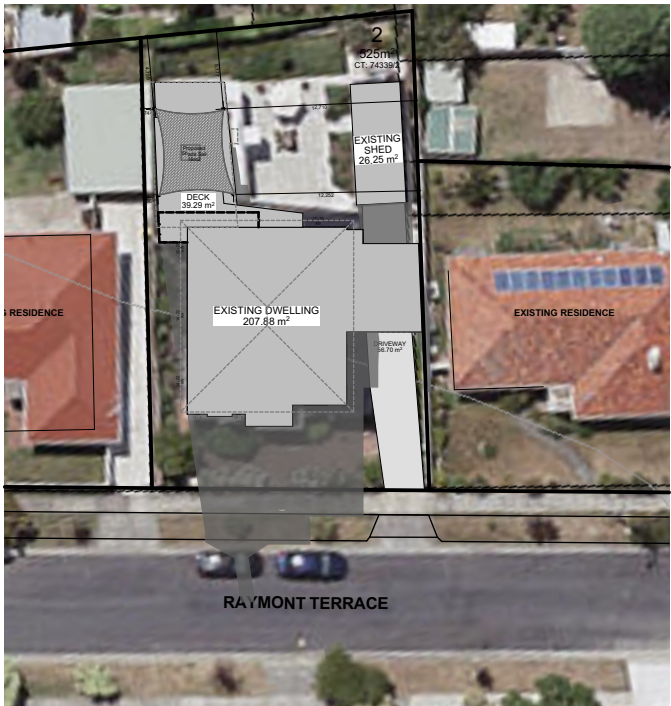
March 21 - 1200



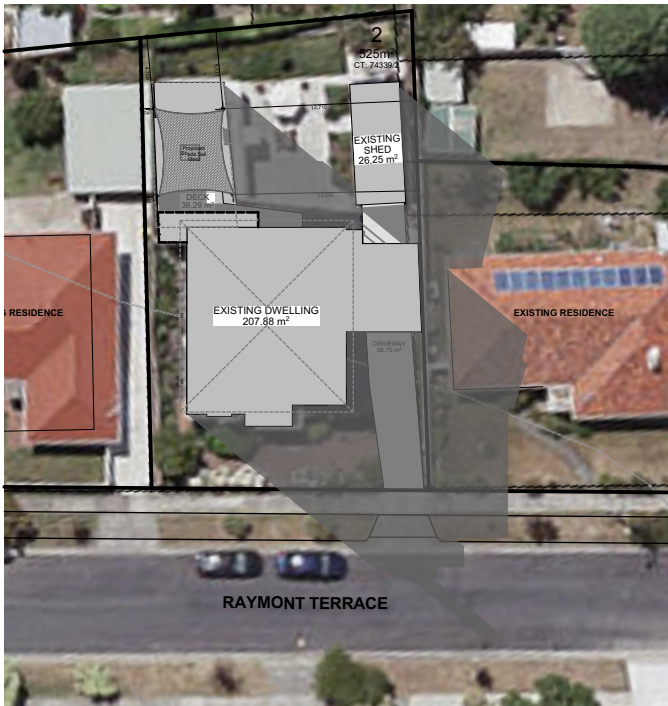
March 21 - 1500



June 21 - 0900



June 21st - 1200



June 21st - 1500


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Shadows - March - June



Proposal:	New Dwelling	Scale: 1:500 @ A3	Job No: #Pln	Pg No: DA.05
Client:	Margaret Wells	Date: 30/07/2018	Engineer:	
Address:	3 Raymont Terrace, Mount Stuart	Drawn: James	Building Surveyor:	
PINNACLE DRAFTING & DESIGN. CC6073Y 2 Kennedy Drv, Cambridge 7170 P: 03 6248 4743 F: 03 6248 4745 E: jnickerson@pinnacledrafting.com.au				

Amendments	
Date	Description


Lydenbuilders
connecting futures

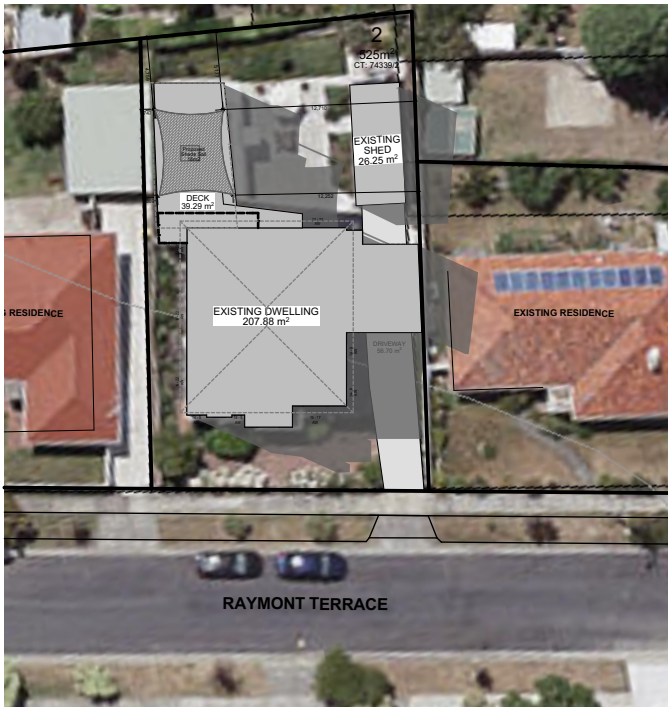

pinnacle
DRAFTING&DESIGN



September - 0900



September - 1200



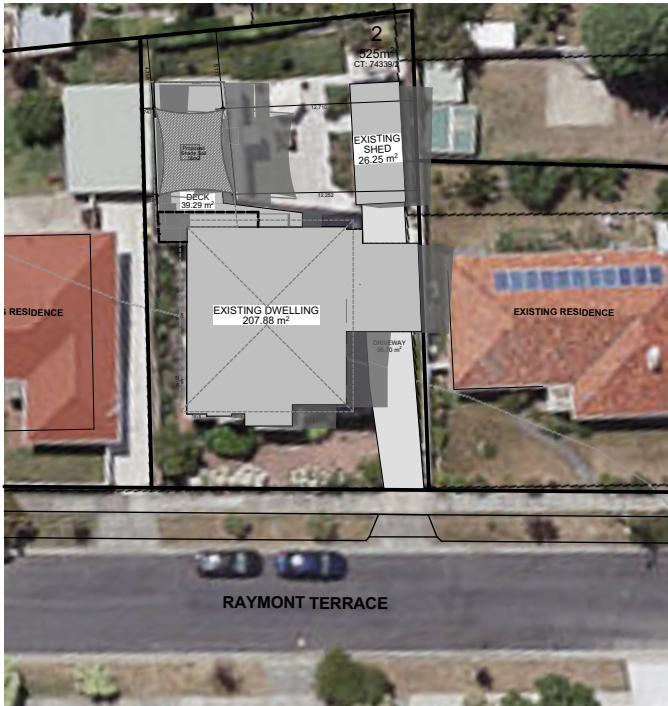
September - 1500



December - 0900

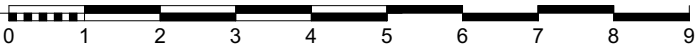


December - 1200



December - 1500

Shadows - September - December



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Proposal:	New Dwelling	Scale: 1:500 @ A3	Job No: #Pln	Pg No: DA.06
Client:	Margaret Wells	Date: 30/07/2018	Engineer:	
Address:	3 Raymont Terrace, Mount Stuart	Drawn: James	Building Surveyor:	

PINNACLE DRAFTING & DESIGN. CC6073Y 2 Kennedy Drv, Cambridge 7170 P: 03 6248 4743 F: 03 6248 4745 E: jnickerson@pinnacledrafting.com.au

Amendments	
Date	Description



D 195 23

DIAGRAM FROM ACTUAL SURVEY

CITY OF HOBART

Nº OF APPLICATION

Wm L. Arnold
196

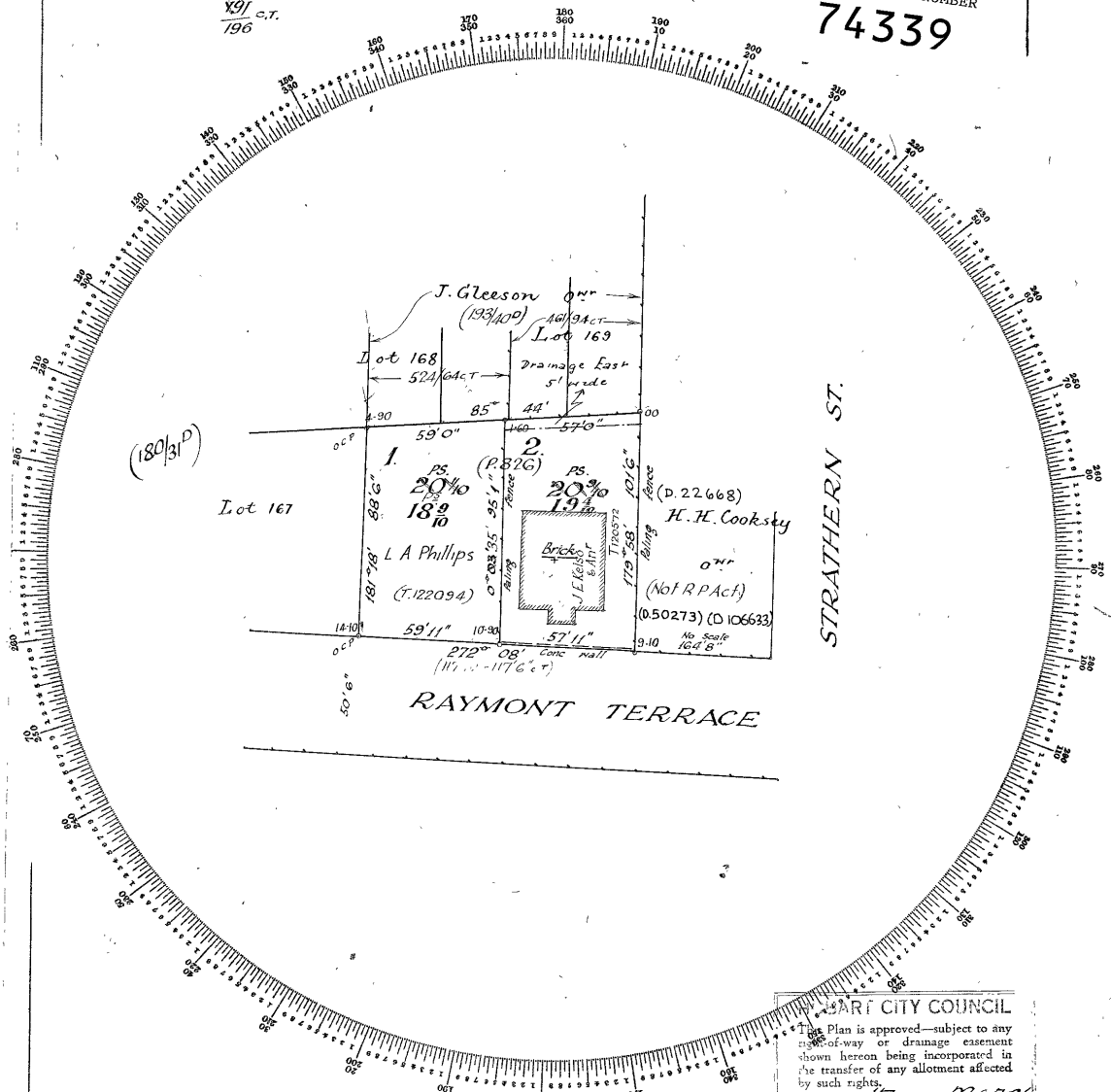
Part of 32A Or 12P G to The Public Trustee
Scale 40 ft. chains to an inch

REFERENCE TO CORNERS

COR.	BEARING	DISTANCE IN LINKS	FROM
------	---------	----------------------	------

REGISTERED NUMBER

74339



To be filled in
by Surveyor

Date of Instructions
Survey commenced
Survey finished 20.3.17
Error of close 1 in

Plotted by *M.R.H.*
Computations checked by *M.R.H.*
Entered on General Plan by *M.R.H.*
Entered on diagrams *M.R.H.*
Finally examined by *M.R.H.*

Report

I, REDVERS ALLAN TERRY, of Hobart, authorised Surveyor, of Tasmania, do hereby certify that this plan has been made from surveys executed by me or under my own personal supervision, inspection and field check, and that the plan and survey are correct, and have been made in accordance with the By-laws of the Surveyors' Board, dated 1st May, 1913.

I, REDVERS ALLAN TERRY, do hereby certify:
(1) That this plan complies with all statutory provisions relating to anything appearing thereon.
It does not require the approval of the Local Authority.

LaTerry
Surveyor.
29.3.17

CITY COUNCIL
This Plan is approved—subject to any easement of-way or drainage easement shown hereon being incorporated in the transfer of any allotment affected by such rights.
Scaled this 17 day of March 1918
W. C. Cole
Town Clerk

May be acted upon

Acted upon

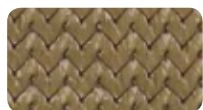
RAINBOW SHADE

Z16
COLOURS FOR LIFE



THE ULTIMATE IN SOLAR PROTECTION

Summer 2017 Collection



Cinnamon
UVR 94.4%
SHADE 91.5%



Desert Sand
UVR 97%
SHADE 89%



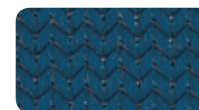
Silver
UVR 97%
SHADE 93%



Charcoal
UVR 96%
SHADE 96%



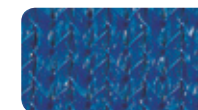
Black
UVR 99%
SHADE 97%



Navy Blue
UVR 93%
SHADE 93%



Laguna Blue
UVR 93%
SHADE 89%



Royal Blue
UVR 95%
SHADE 88%



Turquoise
UVR 92%
SHADE 84%



Rainforest
UVR 98%
SHADE 91%



Red Earth
UVR 96.7%
SHADE 92.2%



Terracotta
UVR 87%
SHADE 84%



Rust Gold
UVR 88%
SHADE 87%



Mulberry
UVR 94%
SHADE 91%



Chocolate
UVR 95%
SHADE 94%



Ice White
UVR 83.3%
SHADE 62.4%



Zesty Lime
UVR 91.7%
SHADE 83.7%



Electric Purple
UVR 90.5%
SHADE 82.8%



Atomic Orange
UVR 92.7%
SHADE 82.5%



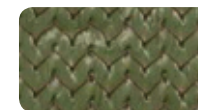
Sunset Red
UVR 93%
SHADE 77%



Sunflower Yellow
UVR 94.7%
SHADE 79.4%



Eucalyptus
UVR 93.8%
SHADE 90.6%



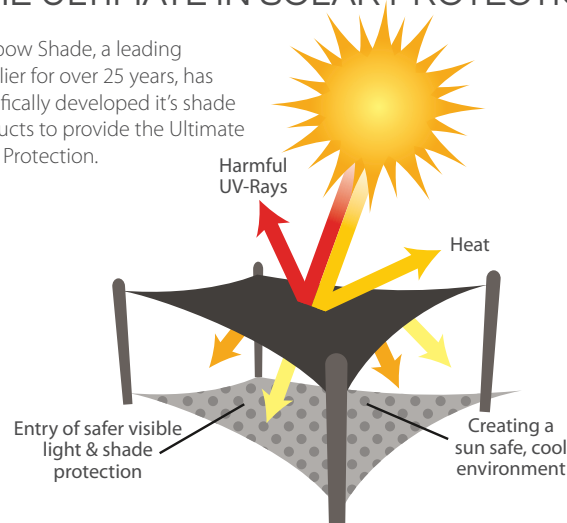
Olive
UVR 95.1%
SHADE 89.4%



Gumleaf
UVR 98%
SHADE 91%

THE ULTIMATE IN SOLAR PROTECTION

Rainbow Shade, a leading supplier for over 25 years, has specifically developed its shade products to provide the Ultimate Solar Protection.



HIGH UV-R PROTECTION
(UP TO 99%)



FIRE RATED FABRIC
AS-1530.3



HIGH TENSILE STRENGTH



PROVEN DURABILITY
AND LONGEVITY



10 YEAR LIMITED WARRANTY



UNIQUE CONSTRUCTION WITH
EXCELLENT COVER FACTOR



GREAT REDUCTION IN
HEAT & GLARE



SAFER FILTERED LIGHT
TRANSMISSION



The Rainbow Shade Z16 shade fabric is an imported high quality range of shade fabric distributed by Rainbow Shade Australia. It is made under exclusive license for the Australian market by one of the worlds prominent shade fabric manufactures, whose products are sold in over 38 countries world wide and whose reputation for quality is unmatched!

RAINBOW SHADE Z16'S FLEXIBILITY OF USE AND APPLICATIONS:

Rainbow Shade Z16 has been specifically designed for use in tension structures, shade sails, architectural design structures, building awnings, gazebos giant umbrellas and more!

NAME YOUR COLOURS - RAINBOW SHADES 22 FANTASTIC DESIGNER COLOURS:

Desert Sand, Rainforest, Laguna Blue, Turquoise, Rust Gold, Terracotta, Silver Grey, Royal Blue, Black, Charcoal, Navy Blue, Sunflower Yellow, Ice White, Gumleaf, Mulberry, Sunset Red, Chocolate, Atomic Orange, Zesty Lime, Electric Purple, Cinnamon and Olive Green

RAINBOW SHADE Z16: LIGHTWEIGHT AND EXTREMELY STRONG!

QUALITY ASSURED – Tested to Australian Standard *AS 4174-1994

FABRIC CONSTRUCTION: Knitted fabric made from high density polyethylene (HDPE) containing Ultra-Violet stabilizing additive and anti fade colour concentrates.

FABRIC WEIGHT: 200 GSM

BREAKING FORCE: warp 443 N/50mm weft 902 N/50mm

TEAR RESISTANCE: warp 143 N weft 184 N

BURSTING PRESSURE: 2500 kPa

BURSTING FORCE: 1352 N

*Independently tested to Australian standards by AWTa

RAINBOW SHADE: THE BEST PROTECTION UNDER THE AUSTRALIAN SUN

FABRIC FEATURES: ALL OF OUR FABRICS CARRY THE HIGHEST UV-R & SHADE RATINGS.

Blocking up to 99% of harmful UVR rays and providing Up to 97% Shade protection.*

All fabrics supplied are UV stabilized to inhibit fabric degradation by the sun.

FIRE RATED TO AUSTRALIAN STANDARDS: AS1530.3

Ignitability 13, spread of flame 8, Heat Evolved 2, smoke 5.

THE RAINBOW SHADE QUALITY GUARANTEE: 10 Year Warranty*

AAA QUALITY EVERY TIME - 24 YEARS IN THE AUSTRALIAN MARKETPLACE

Rainbow Shade has forged an unrivalled industry reputation for quality, service and integrity.

Rainbow Shade Z16 has stood the test of time being in the market place 24 years.

*For full UV-R ratings and warranty information visit www.rainbowshade.com.au or phone 0755 805 366

WAREHOUSE AND OFFICE:

Phone: 0755 805 366 Fax: 0755 803 277 Email: orders@rainbowshade.com.au Web: www.rainbowshade.com.au
Physical Address: Unit 3/15 Kuhl Street, Upper Coomera, Queensland 4209
Postal Address: P O Box 1990, Oxenford, Queensland 4210

SEARCH OF TORRENS TITLE

VOLUME 74339	FOLIO 2
EDITION 3	DATE OF ISSUE 03-Sep-2013

SEARCH DATE : 24-Apr-2018

SEARCH TIME : 04.33 PM

DESCRIPTION OF LAND

City of HOBART

Lot 2 on Diagram 74339 (formerly being 195-23D)

Derivation : Part of 32A-0R-1.2/10Ps. Gtd. to The Public

Trustee

Prior CT 3135/84

SCHEDULE 1

B871499 TRANSFER to MARGARET EILEEN WELLS Registered
16-May-1995 at noon

SCHEDULE 2

Reservations and conditions in the Crown Grant if any

BENEFITING EASEMENT: Full and free right of drainage for the owner and occupier for the time being of the said land within described in or over any other lot or lots shown on Plan No. 170 for the benefit of any existing or future building at any time upon giving previous reasonable notice to enter upon the land comprised in Certificate of Title Volume 259 Folio 188 in the name of the Co-operative Estates Limited to make lay repair and maintain any pipes or drains the person or persons entering to make good all damage to the surface occasioned thereby

BURDENING EASEMENT: Full and free right for the Co-operative Estates Limited and its successors in title and the owners and occupiers for the time being of any other lot or lots shown on the said plan of using all sewers and drains now or hereafter to be made in or over any other portion of the said Lots on the said plan for the benefit of any existing or future building on any of the said Lots and which sewers and drains traverse the said land within described with power at any time upon giving previous reasonable notice to enter upon the said land within described to make lay repair cleanse and maintain any pipes or drains the person or persons entering to make good

all damage to the surface occasioned thereby

BURDENING EASEMENT: Right of drainage for the balance of the
land comprised in Certificate of Title Volume 291
Folio 196 over the drainage easement shown on Diagram
No. 74339

109799 BOUNDARY FENCES CONDITION in Transfer

B871500 MORTGAGE to Australia and New Zealand Banking Group
Limited Registered 16-May-1995 at 12.01 PM

D100548 MORTGAGE to Australia and New Zealand Banking Group
Limited Registered 03-Sep-2013 at noon

UNREGISTERED DEALINGS AND NOTATIONS

No unregistered dealings or other notations