

TOWN PLANNING PROPOSAL

**CITY OF MARIBYRNONG
ADVERTISED PLAN**

JOB No: 24/4229



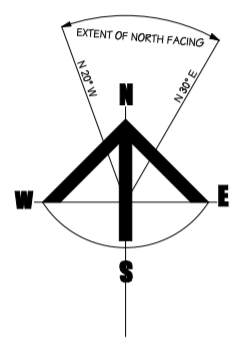
PROPOSED: **ADDITIONS & RENOVATIONS**
CLIENT: **AMY BENBOW**
LOCATION: **No 20 OVENS STREET , YARRAVILLE**



**achieve design
GROUP**

LEGEND

- S.S SINGLE STOREY DWELLING
- D.S DOUBLE STOREY DWELLING
- T.S TRIPLE STOREY DWELLING
- B.V BRICK VENEER
- W.B WEATHERBOARD
- REN. RENDERED
- S SHED
- G GARAGE
- P PERGOLA
- C CARPORT
- HW HABITABLE ROOM WINDOW
- W WINDOW
- D DOOR
- (7.6) SETBACK (m)
- P ○ POWER POLE
- ⊙ STREET LIGHTING
- ⊠ FIRE HYDRANT
- [D] STREET DRAIN
- [T/PIT] TELSTRA PIT
- S.E.C PIT
- (O/S) PRIVATE OPEN SPACE
- ➔ PUBLIC TRANSPORT
- ▭ SHOPS
- ⋯➔ MAJOR FREEWAYS/HIGHWAYS
- ➔ PUBLIC OPEN SPACES
- ➔ SCHOOLS



ANDERSON STREET SHOPPING STRIP 240m.

FELS PARK 65m.

RECWEST (YMCA) 2.75km.

SANDRIDGE BEACH 3.2km.

WEST GATE FWY 850m.

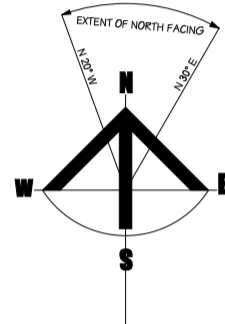
BUS STOP 350m.

YARRAVILLE TRAIN STATION 320m.

YARRAVILLE WEST PRIMARY SCHOOL 715m.

FOOTSCRAY HIGH SCHOOL - PILGRAM CAMPUS 1.45km.

Rev	Description	Date



BOUNDARY WALLS NOT AFFECTING ADJOINING NEIGHBOURS AMENITIES

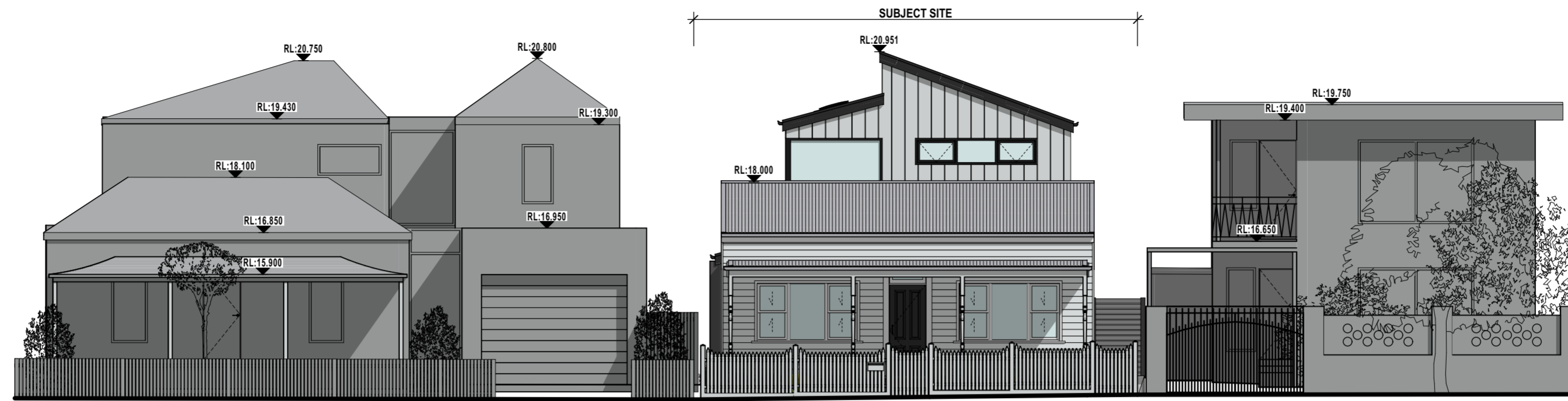
NORTH FACING PRIVATE OPEN SPACE



Rev	Description	Date

DESIGN RESPONSE	
Proposed	ADDITIONS & RENOVATIONS
Location	No 20 OVENS STREET , YARRAVILLE
Client	AMY BENBOW

drawn	I.H	job no	24/4229
scale	1:500	dig no	
plotted	23/07/2024	original sheet size	A2
date	23/07/24	revision	#
council	Maribyrnong		



STREETSCAPE ELEVATION
 SCALE: 1:100



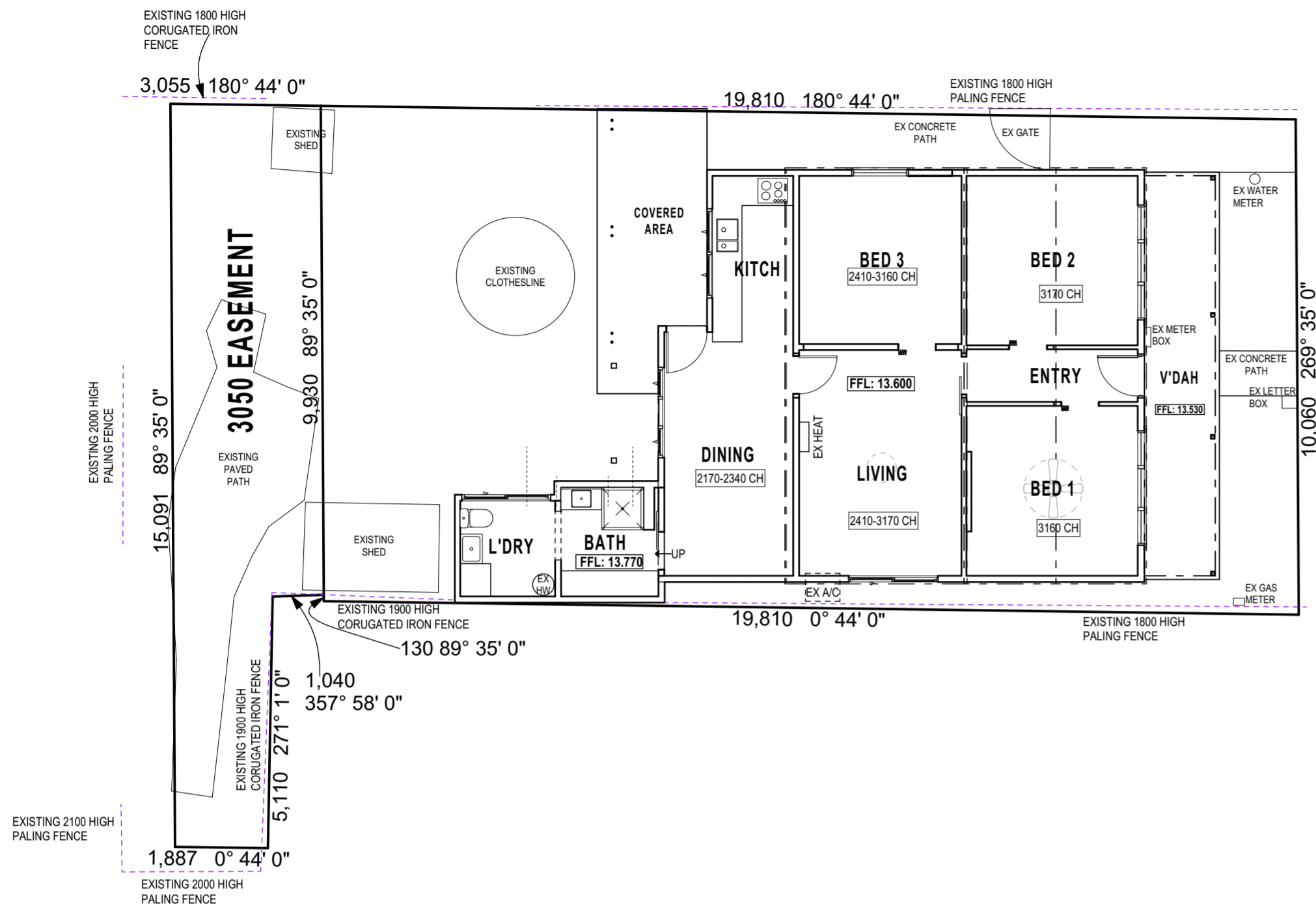
3D STREETSCAPE



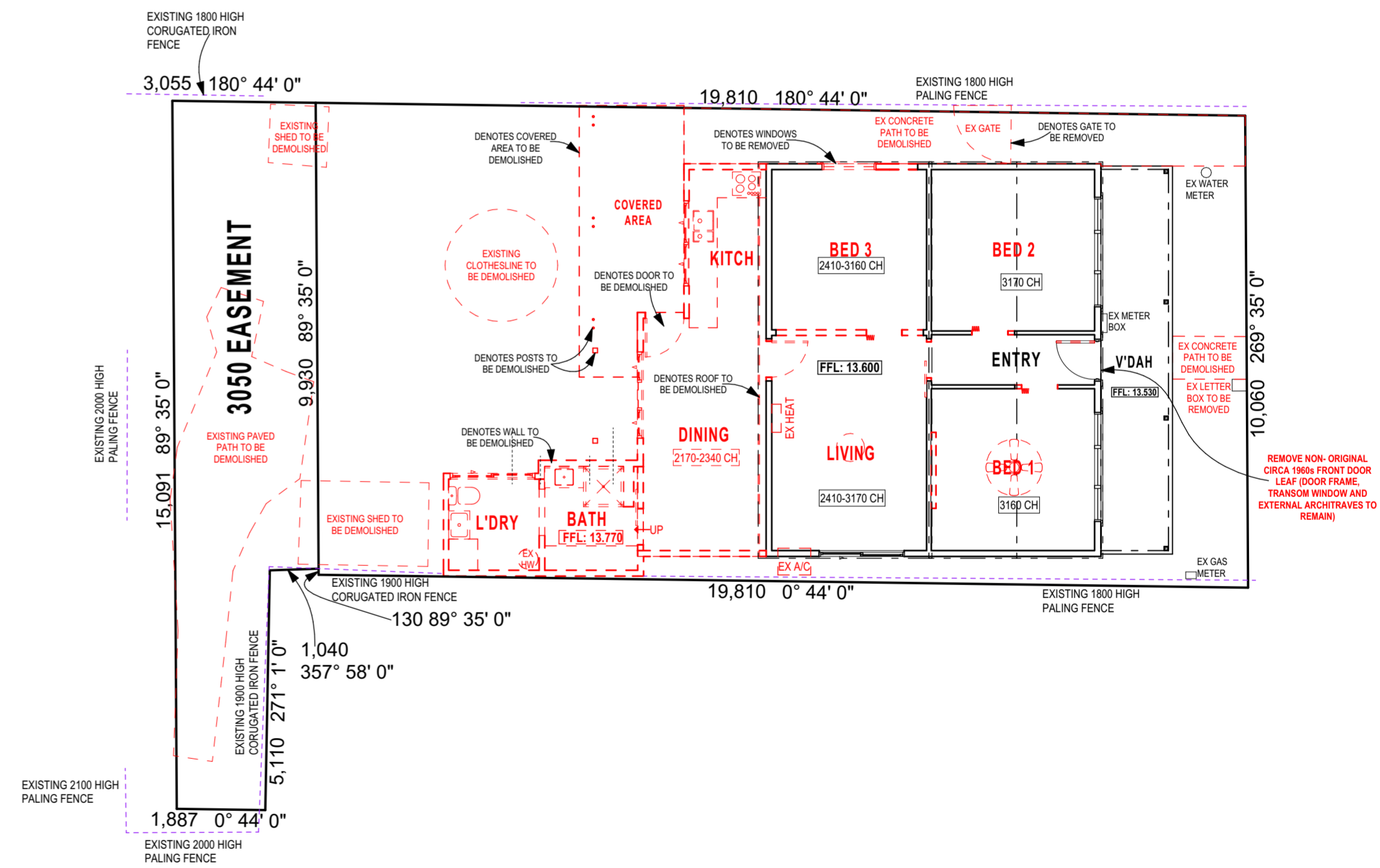
3D REAR VIEW

Rev	Description	Date

STREETSCAPE & 3D		drawn	job no
Proposed	ADDITIONS & RENOVATIONS	J.H	24/4229
Location	No 20 OVENS STREET, YARRAVILLE	scale	1:100, 1:5
Client	AMY BENBOW	plotted	23/07/2024
		original sheet size	A2
		date	23/07/24
		council	Maribyrnong
		revision	#
			S3



EXISTING GROUND FLOOR PLAN
 SCALE: 1:100



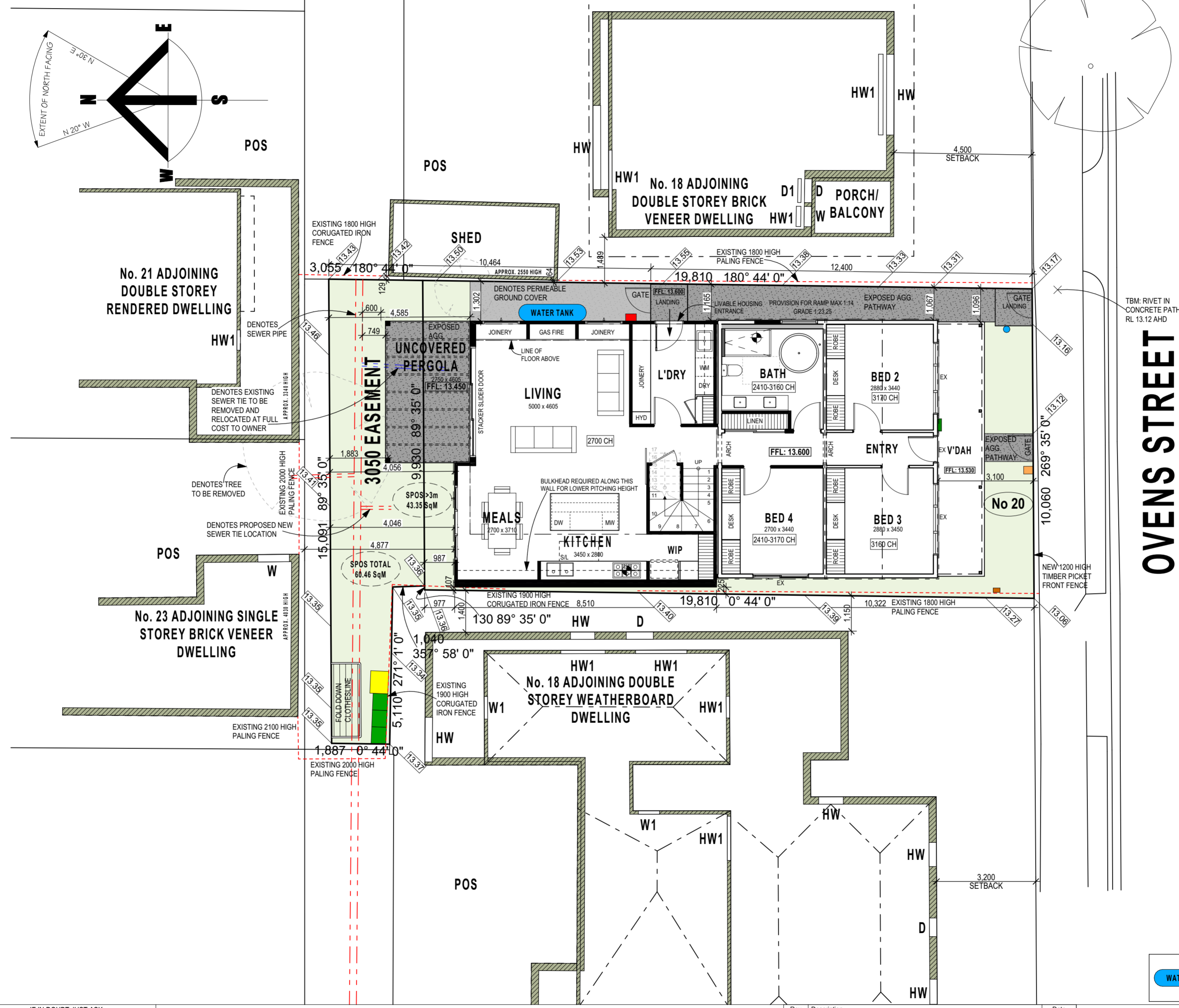
DEMOLITION GROUND FLOOR PLAN
 SCALE: 1:100

Rev	Description	Date

EXISTING/DEMOLITION GROUND FLOOR PLAN
 Proposed ADDITIONS & RENOVATIONS
 Location No 20 OVENS STREET , YARRAVILLE
 Client AMY BENBOW

drawn I.H	job no 24/4229
scale 1:100	dig no
plotted 23/07/2024	P1
original sheet size A2	revision #
date 23/07/24	
council Maribyrnong	

DEVELOPMENT AREA SUMMARY			
	m ²	%	COMP
SITE AREA	239.67		
COVERAGE	143.05	59.68%	MAX 60%
PERMEABILITY	67.45	28.14%	20% MIN
PROPOSED	m ²	SQUARES	
GROUND	131.39	14.14	
FIRST	50.46	5.43	
PORCH	11.66	1.25	
	193.51 m²	20.82	
SPOS >3m	43.35	MIN 25	
SPOS TOTAL	60.46		



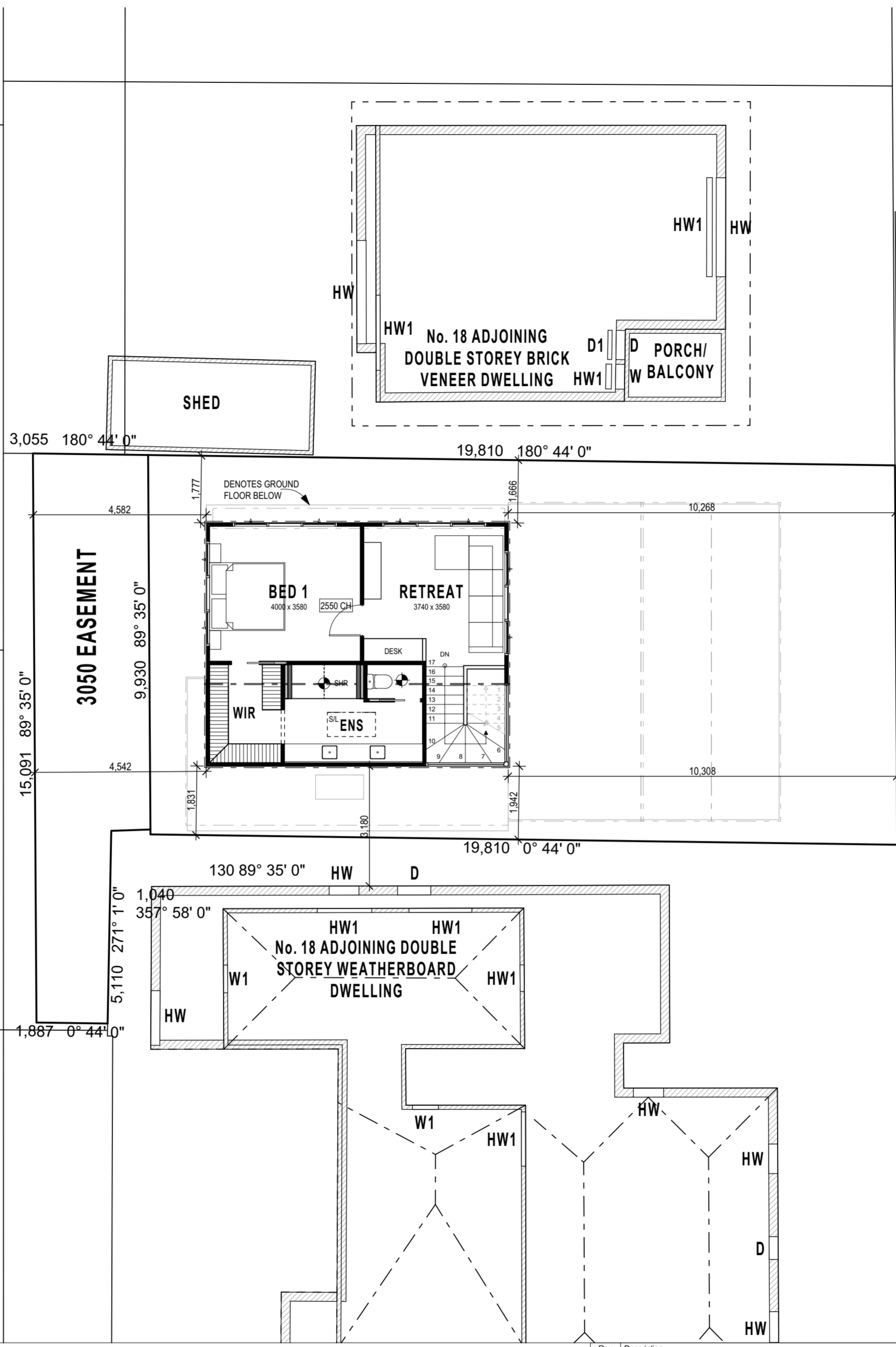
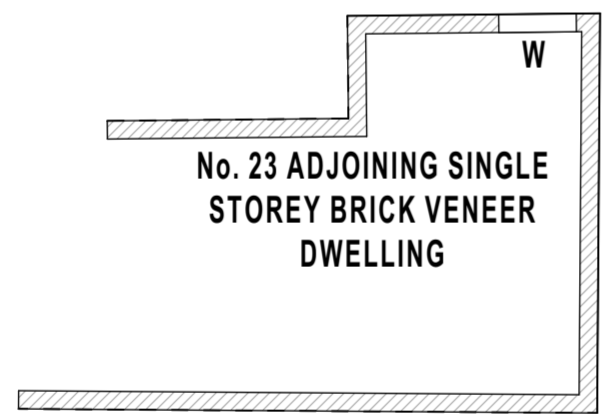
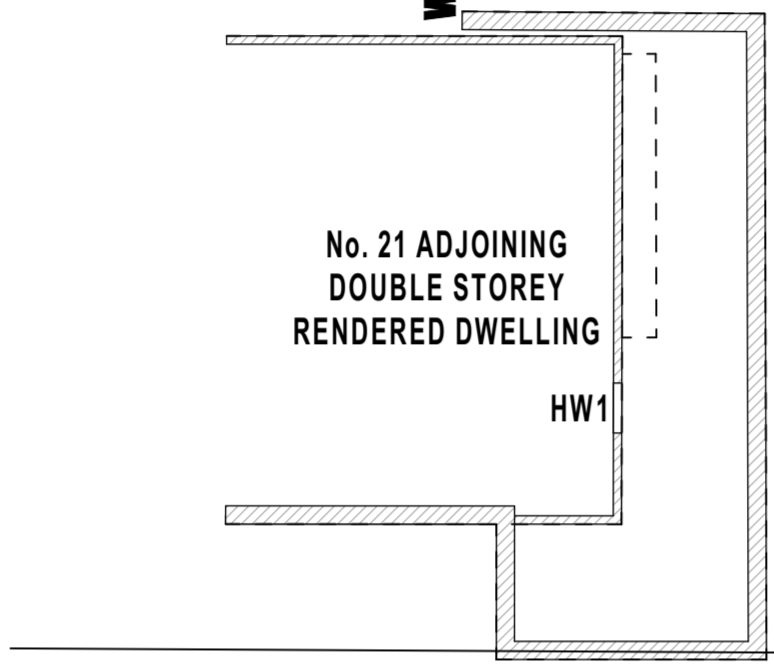
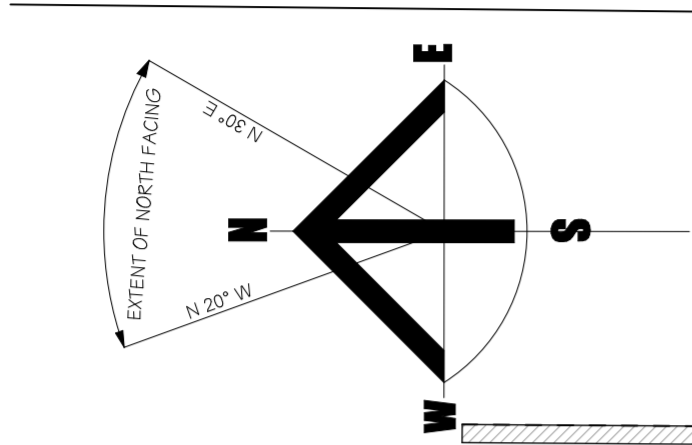
OVENS STREET

LEGEND	
	LETTER BOX IN BUILT IN FENCE
	EXISTING WATER METER
	EXISTING METER BOX
	EXISTING GAS METER
	HOT WATER SERVICE
	120L BIN
	240L BIN

WATER TANK 2000 LITRE RAINWATER TANK
 MIN. ROOF CATCHMENT OF 50m²
 THE TANK IS TO BE CONNECTED TO THE SANITARY FLUSHING SYSTEM.

ALL LEVELS ARE TO AHD

Rev	Description	Date



OVENS STREET

Rev	Description	Date

FIRST FLOOR PLAN	
Proposed	ADDITIONS & RENOVATIONS
Location	No 20 OVENS STREET , YARRAVILLE
Client	AMY BENBOW

drawn	I.H	job no	24/4229
scale	1:100	dig no	
plotted	23/07/2024		
original sheet size	A2		
date	23/07/24		
council	Maribyrnong	revision	#



WEST ELEVATION
 SCALE: 1:100



NORTH ELEVATION
 SCALE: 1:100



EAST ELEVATION
 SCALE: 1:100



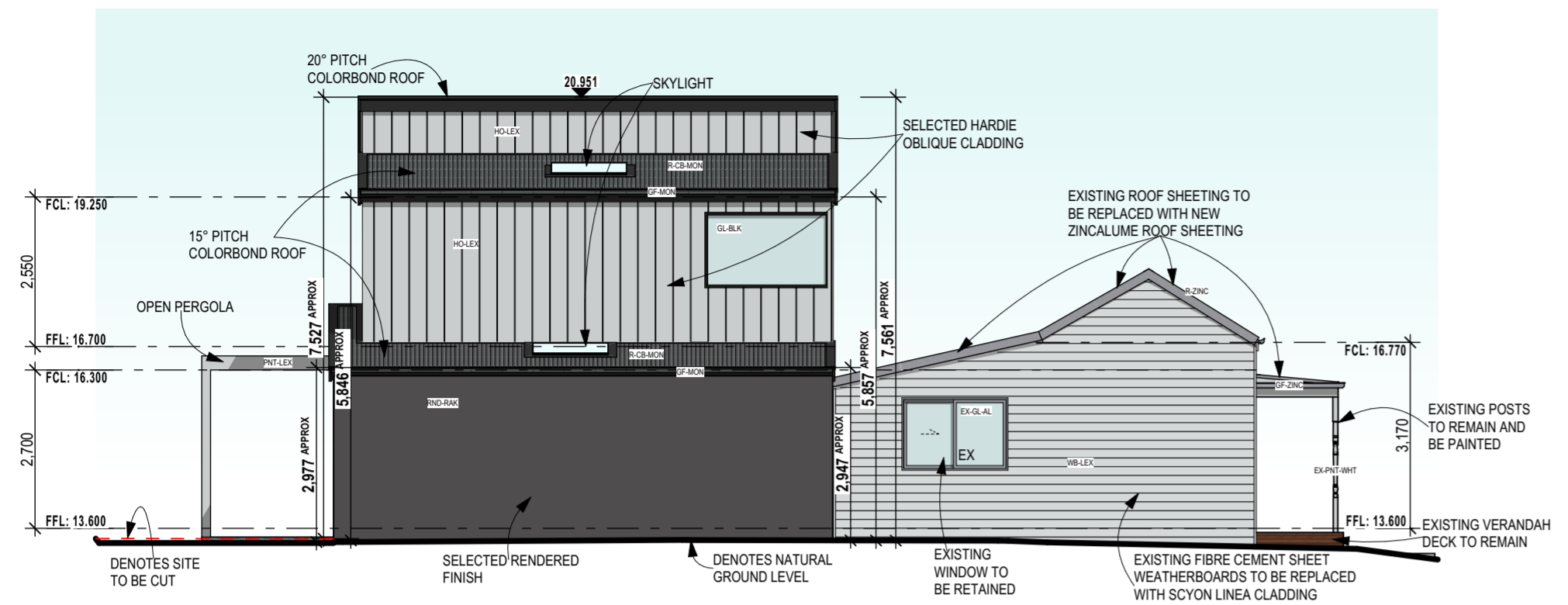
SOUTH ELEVATION
 SCALE: 1:100

MATERIAL & COLOUR SCHEDULE		
CODE	DESCRIPTION	SAMPLE
EX-GL-WHT	Existing Windows Painted White	
EX-GL-AL	Existing Windows Aluminium Silver	
EX-FRM-WHT	Existing Front Door Frame, Transom Window and External Architraves Painted White	
R-ZINC	Roof Corrugated Zincalume	
GF-ZINC	Gutter and Fascias Zincalume	
R-CB-MON	Roof Colorbond Monument	
FD-THP	New 4 Panel Front Door Leaf Taihape Dulux	
WB-LEX	Selected Scyon Linea Weatherboards Lexicon Dulux	
GF-MON	Gutter and Fascias Monument Colorbond	
MC-RAK	Scyon Matrix Cladding Raku Dulux	
HO-LEX	Hardie Oblique Cladding Lexicon Dulux	
PNT-LEX	Painted Lexicon Dulux	
EXPAG	Exposed Agg. Pathway	

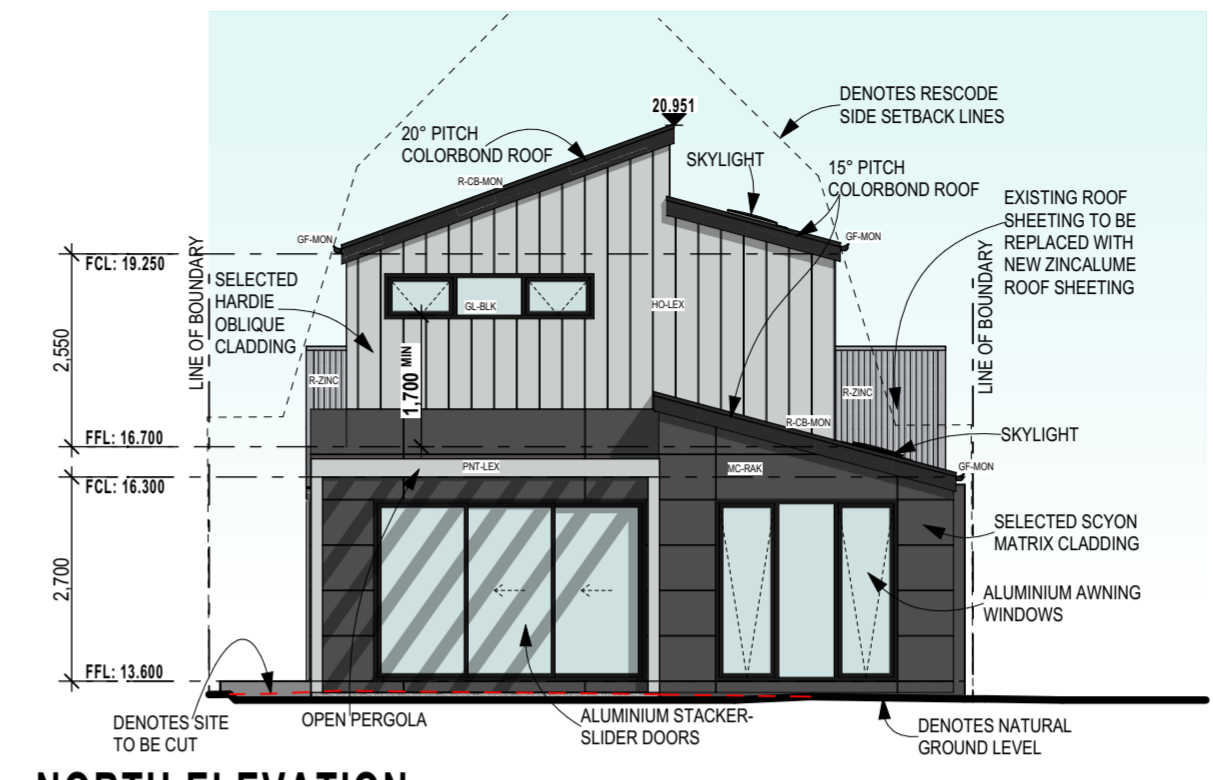
Rev	Description	Date

MATERIAL & COLOUR SCHEDULE

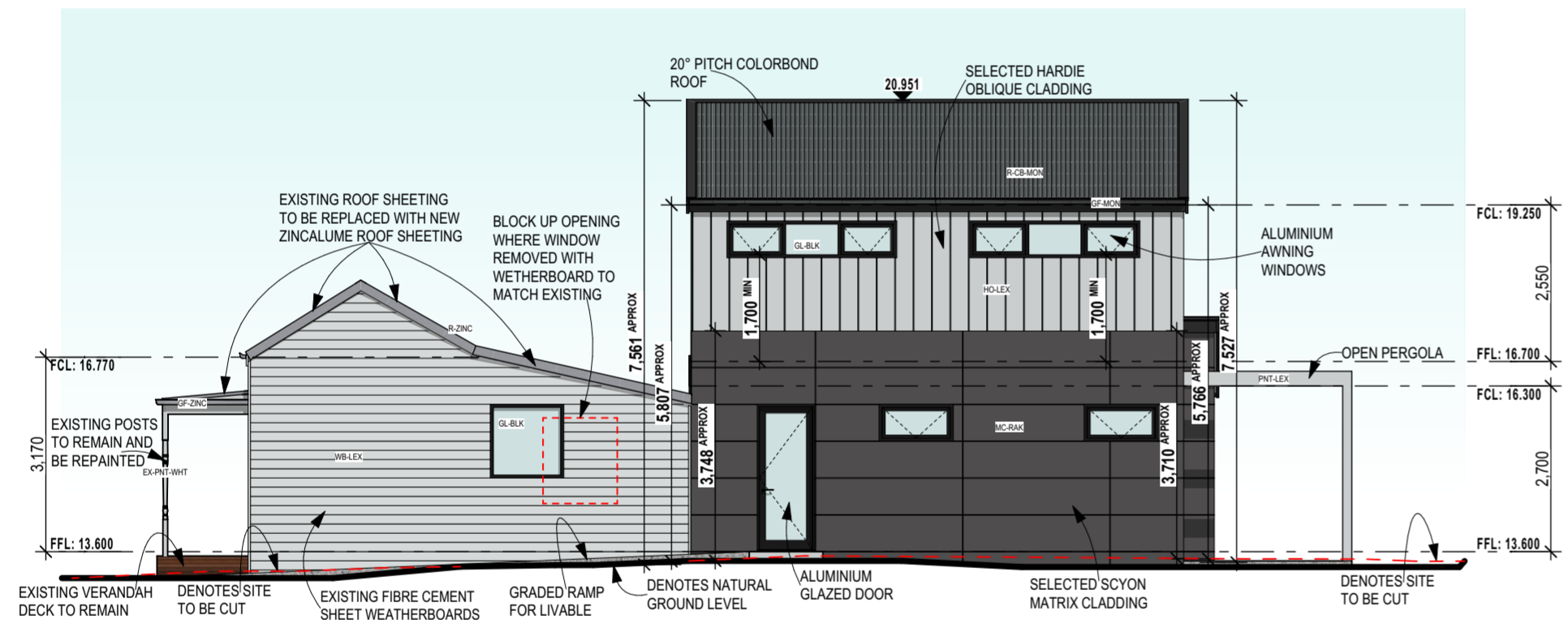
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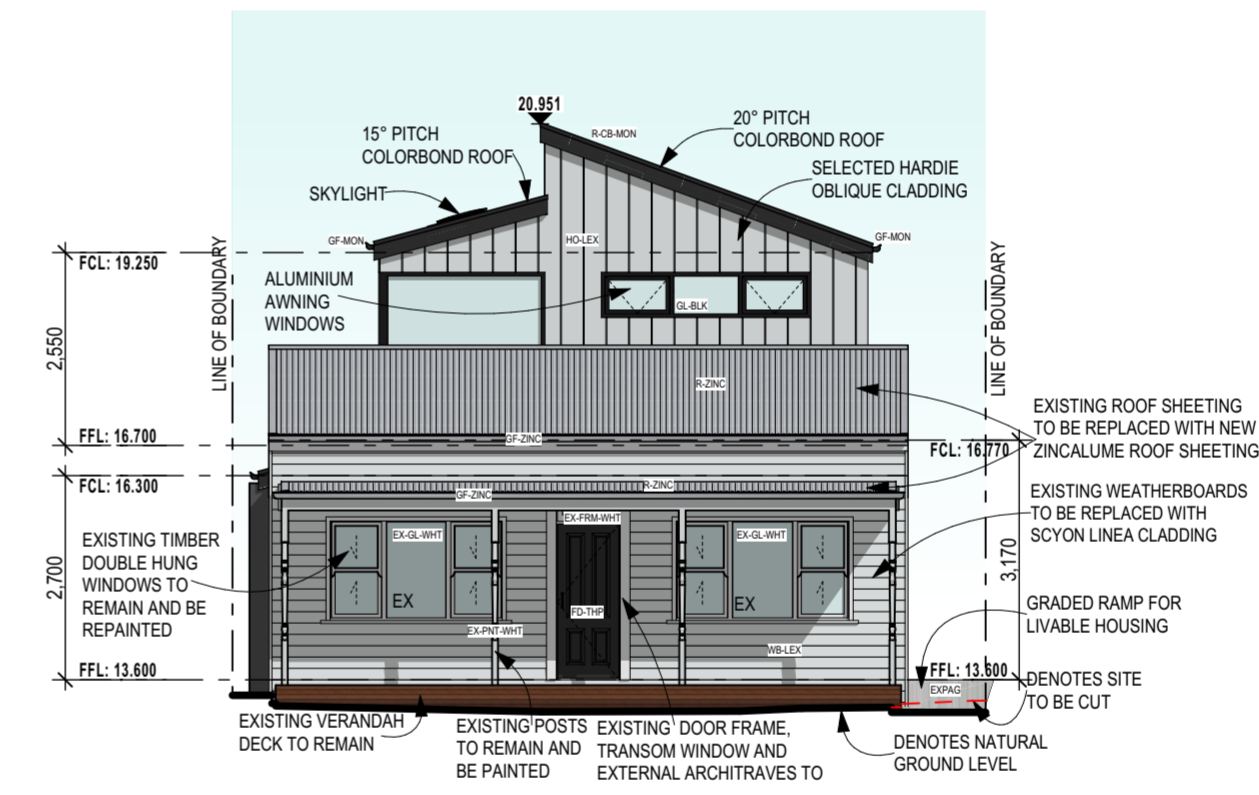
WEST ELEVATION
 SCALE: 1:100



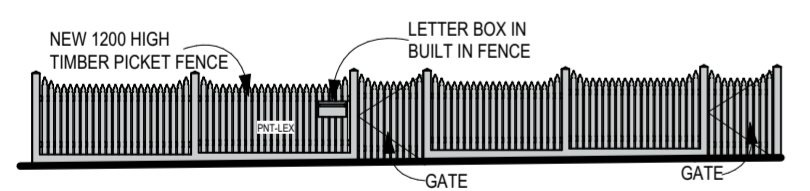
NORTH ELEVATION
 SCALE: 1:100



EAST ELEVATION
 SCALE: 1:100

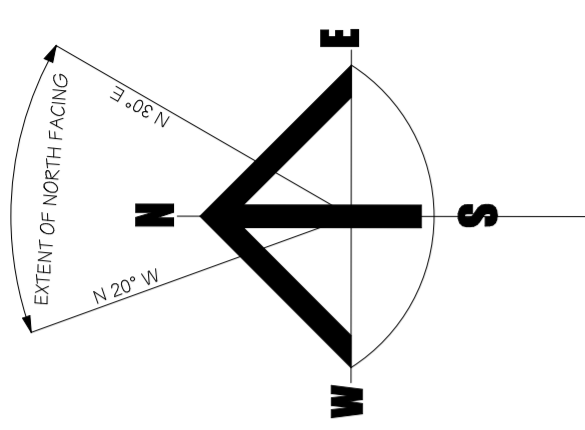


SOUTH ELEVATION
 SCALE: 1:100



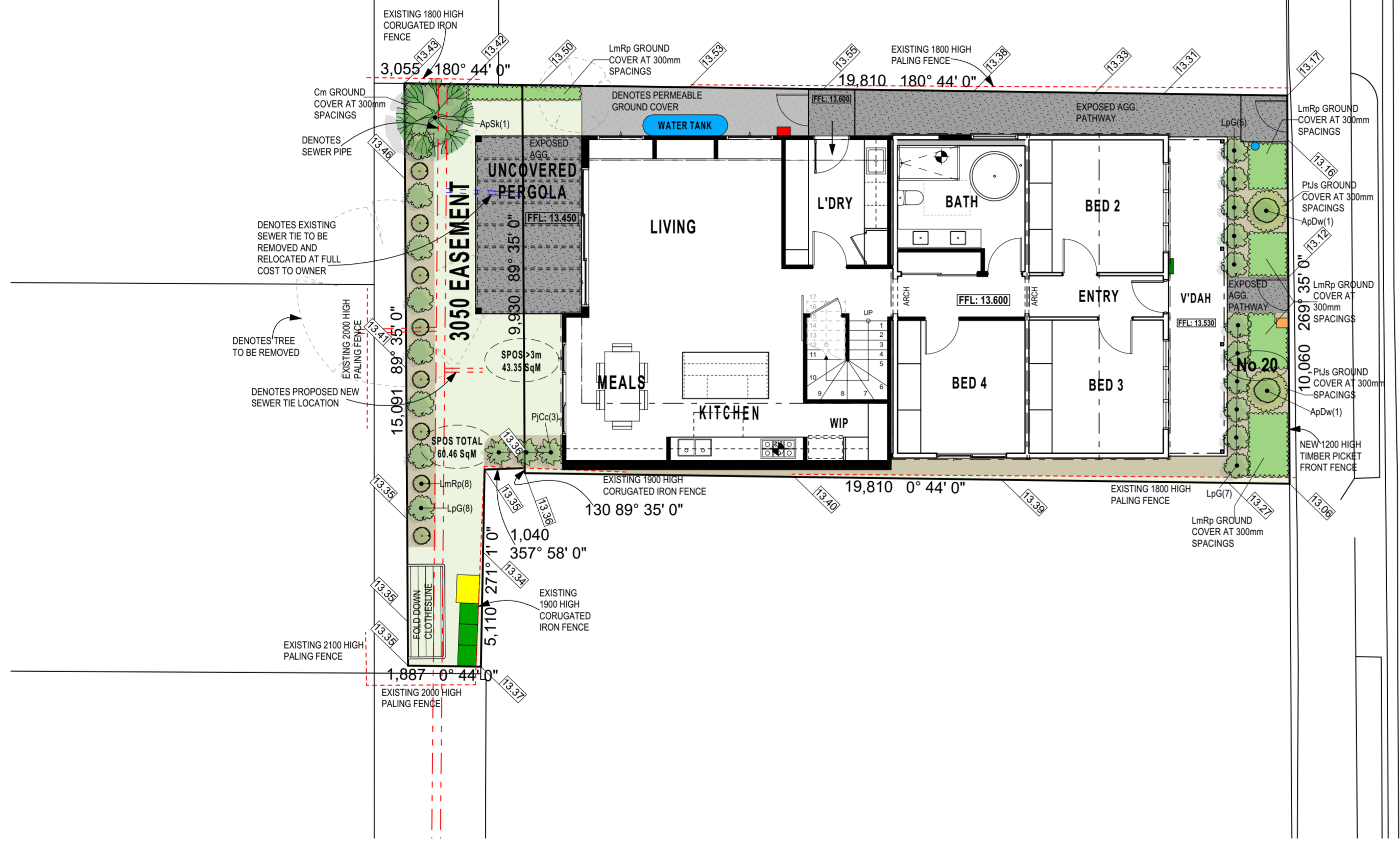
FRONT FENCE ELEVATION
 SCALE: 1:100

Rev	Description	Date



LANDSCAPING SCHEDULE :

CODE	BOTANICAL NAME	COMMON NAME	ORIGIN	H x W (m)	POT SIZE	DROUGHT TOLERANT
GROUND COVERS						
LmRp	Liriope Muscari 'Royal Purple'	Royal Purple Lilly Turf	Exotic	0.5 x 0.5	150mm	Y
PlJs	Pachysandra Terminalis 'Japanese Spurge'	Japanese Spurge	Exotic	0.2 x 0.5	150mm	Y
Cm	Civla Miniata	Kaffir Lily	Exotic	0.5 x 0.5	150mm	Y
SHRUBS						
LPg	Loropetalum 'Plum Gorgeous'	Plum Gorgeous	Exotic	1.5 x 2.0	150mm	Y
ApDw	Acer Palmatum Dissectum Waterfall	Weeping Japanese Maple	Exotic	1.5 x 1.5	150mm	Y
PjCc	Pieris Japonica 'Christmas Cheer'	Lily of the valley	Exotic	1.5 x 2.0	150mm	N
TREES						
DECIDUOUS (D) EVERGREEN (E)						
ApSk	Acer Palmatum 'Sango Kaku' (syn. 'Senkaki')	Coral Bark Japanese Maple	D	Exotic	6.0 x 5.0	40L Y



OVENS STREET

LEGEND

	GROUND COVERS
	SHRUBS
	DECIDUOUS CANOPY TREES
	EVERGREEN CANOPY TREES
	EXISTING TREE TO BE REMOVED
	EXISTING TREE
	EXPOSED AGGREGATE CONCRETE
	CONCRETE
	CRUSHED ROCK
	PERMEABLE PAVING
	DECKING
	LAWN
	MULCH

LEGEND

	LETTER BOX IN BUILT IN FENCE
	EXISTING WATER METER
	EXISTING METER BOX
	EXISTING GAS METER
	HOT WATER SERVICE
	120L BIN
	240L BIN

ALL LEVELS ARE TO AHD

WATER TANK
 2000 LITRE RAINWATER TANK
 MIN. ROOF CATCHMENT OF 50m²
 THE TANK IS TO BE CONNECTED TO THE SANITARY FLUSHING SYSTEM.

Rev	Description	Date

GROUND COVERS

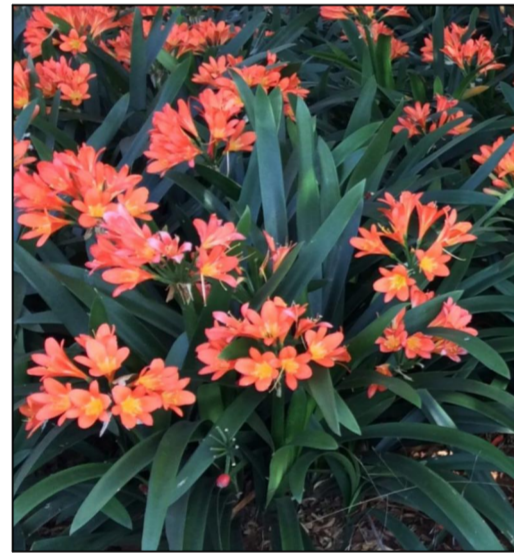
LmRp
Liriope Muscari 'Royal Purple'
Royal Purple Lilly Turf
Exotic
Drought tolerant



PtJs
Pachysandra Terminalis 'Japanese Spurge'
Japanese Spurge
Exotic
Drought tolerant



Cm
Civia Miniata
Kaffir Lily
Exotic
Drought tolerant



SHRUBS

LPg
Loropetalum 'Plum Gorgeous'
Plum Gorgeous
Exotic
Drought tolerant



ApDw
Acer Palmatum Dissectum Waterfall
Weeping Japanese Maple
Exotic
Drought tolerant



PjCc
Pieris Japonica 'Christmas Cheer'
Lily Of The Valley
Exotic



TREES

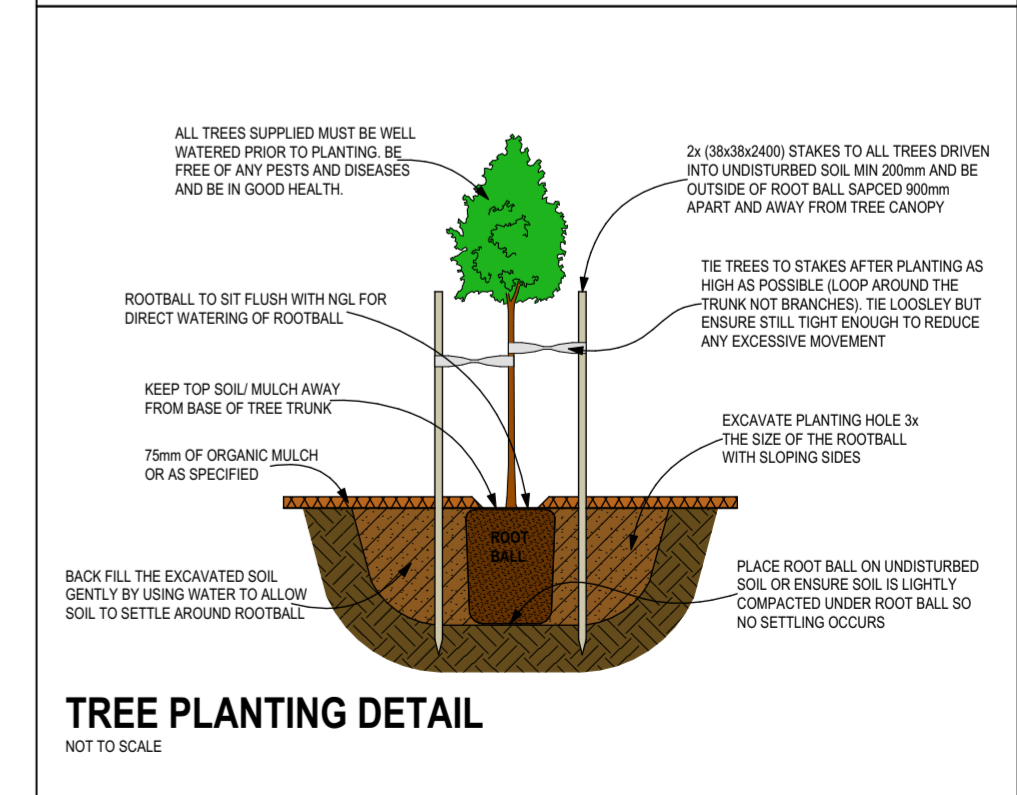
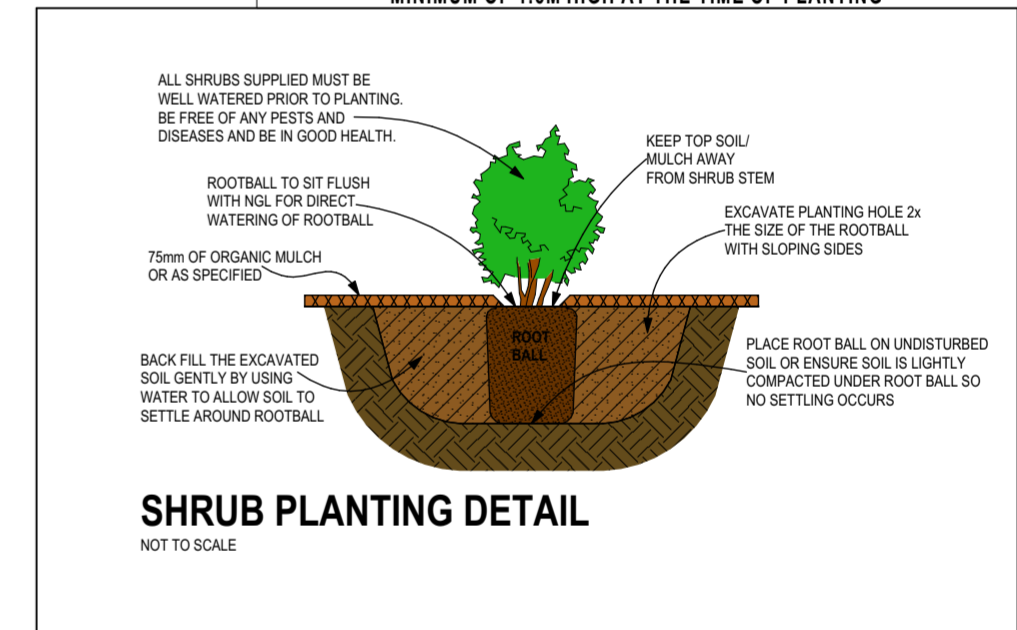
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Exotic
Drought tolerant



LANDSCAPING SCHEDULE :									
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GROUND COVERS									
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PtJs	Pachysandra Terminalis 'Japanese Spurge'	Japanese Spurge	Exotic	0.2 x 0.5	150mm	Y			
Cm	Civia Miniata	Kaffir lily	Exotic	0.5 x 0.5	150mm	Y			
SHRUBS									
LPg	Loropetalum 'Plum Gorgeous'	Plum Gorgeous	Exotic	1.5 x 2.0	150mm	Y			
ApDw	Acer Palmatum Dissectum Waterfall	Weeping Japanese Maple	Exotic	1.5 x 1.5	150mm	Y			
PjCc	Pieris Japonica 'Christmas Cheer'	Lily of the valley	Exotic	1.5 x 2.0	150mm	N			
TREES									
DECIDUOUS (D) EVERGREEN (E)									
ApSk	Acer Palmatum 'Sango Kaku' (syn. 'Senkaki')	Coral Bark Japanese Maple	D	6.0 x 5.0	40L	Y			

CITY OF MARIBYRNONG
RECEIVED
23/07/2024
URBAN PLANNING

LAWN TO BE BUFFALO GRASS (DROUGHT RESISTANT)
SUGGESTED CULTIVARS: SIR WALTER, SAPPHIRE
ALL CANOPY TREE TO BE A MINIMUM POT SIZE OF 40 LITRES AND BE A MINIMUM OF 1.5M HIGH AT THE TIME OF PLANTING



Rev	Description	Date

LANDSCAPE SELECTIONS

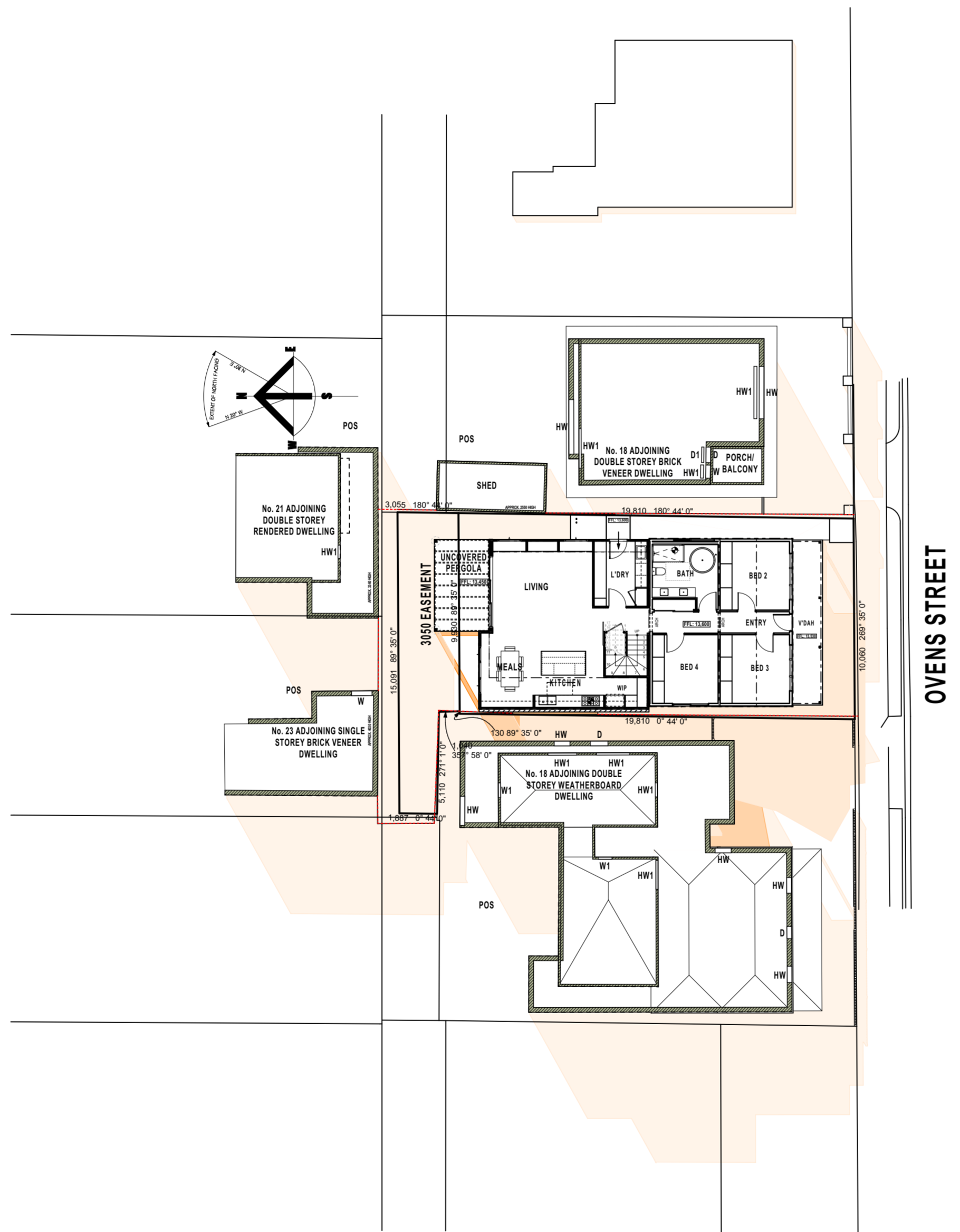
Proposed ADDITIONS & RENOVATIONS

Location No 20 OVENS STREET , YARRAVILLE

Client AMY BENBOW

drawn I.H
scale
plotted 23/07/2024
original sheet size A2
date 23/07/24
council Maribyrnong

job no 24/4229
dig no
P7
revision #

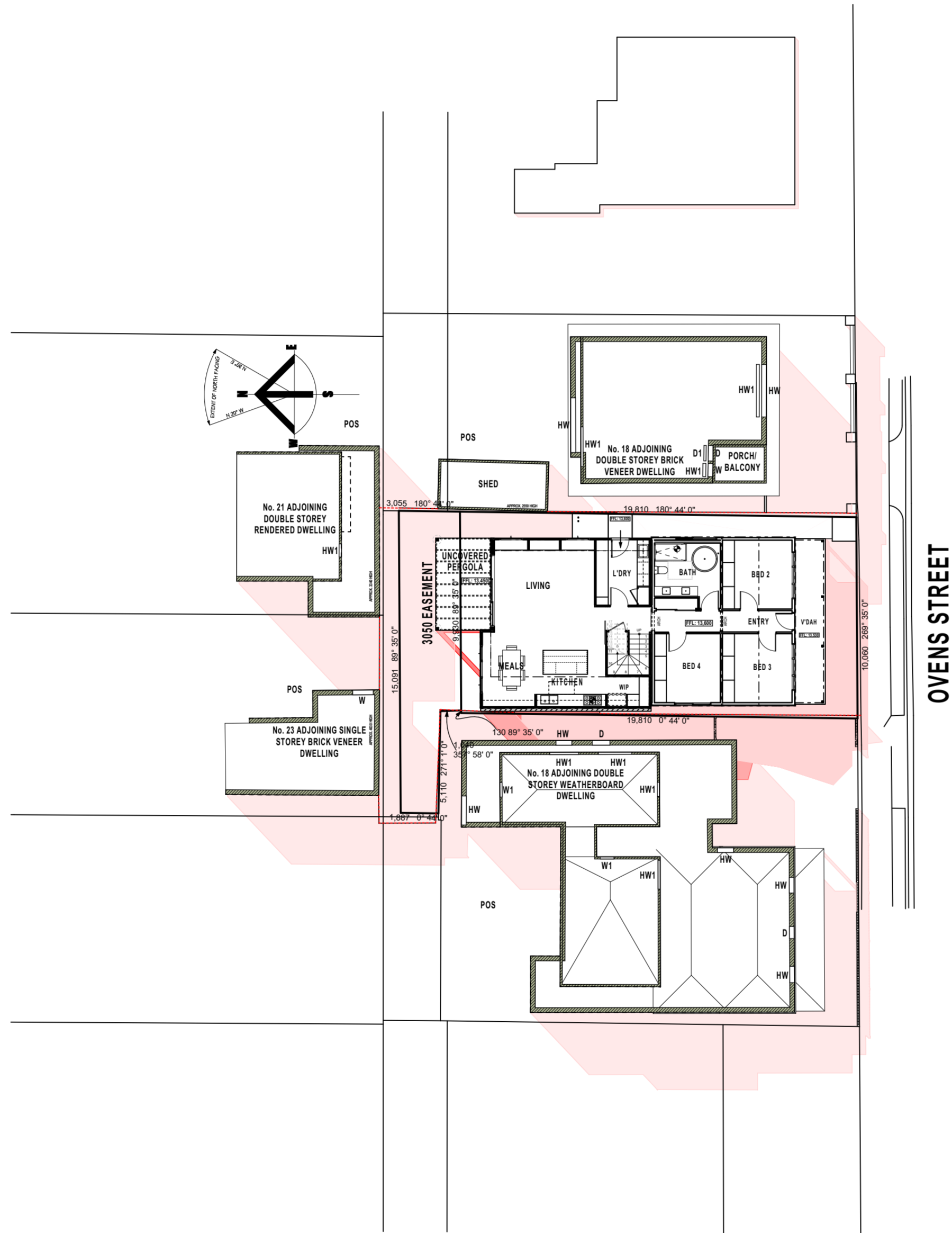


OVENS STREET

Rev	Description	Date

9AM SHADOW DIAGRAM	
Proposed	ADDITIONS & RENOVATIONS
Location	No 20 OVENS STREET , YARRAVILLE
Client	AMY BENBOW

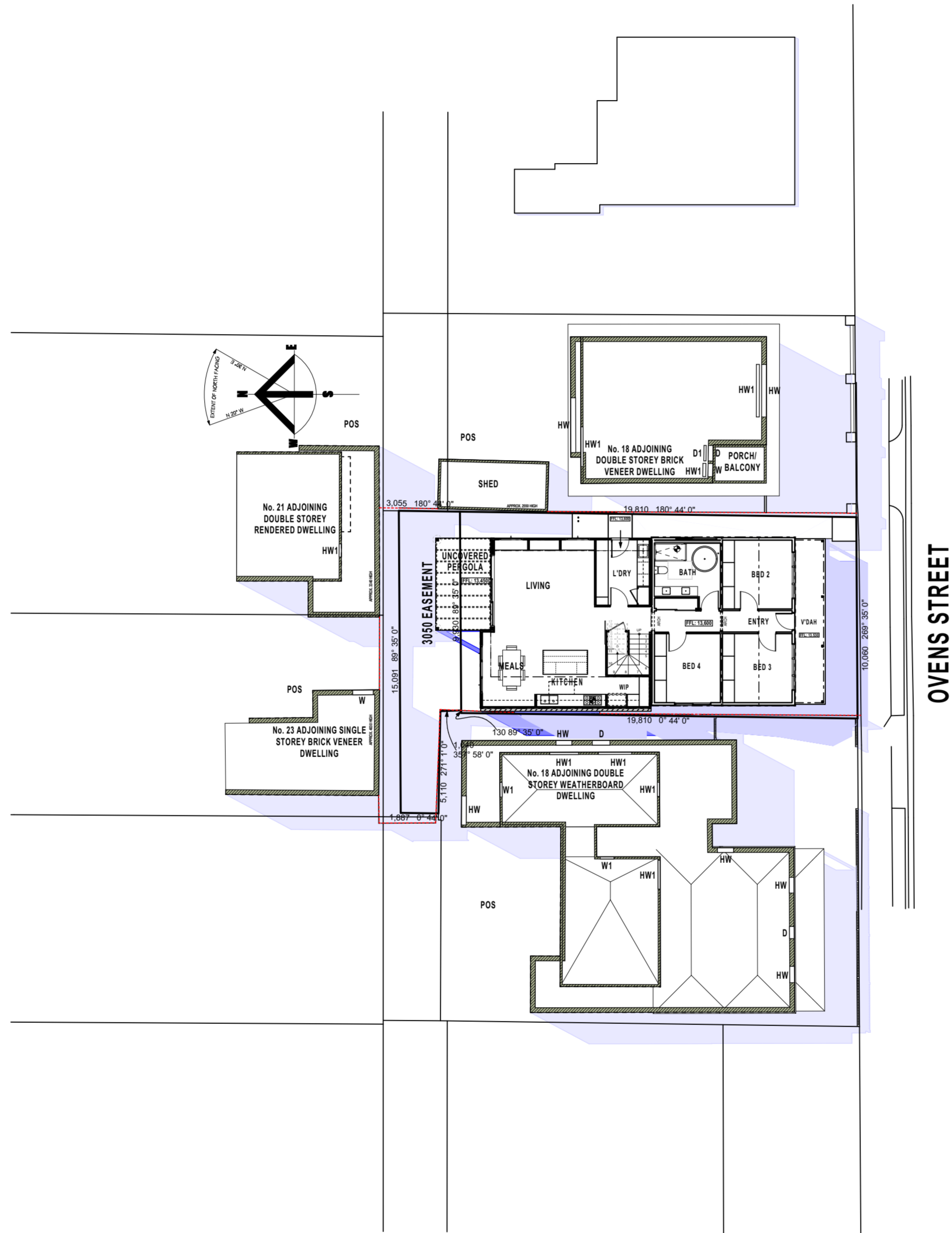
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scale	1:200	dig no	
plotted	23/07/2024	P8	#
original sheet size	A2		
date	23/07/24	revision	
council	Maribyrnong		



Rev	Description	Date

10AM SHADOW DIAGRAM	
Proposed	ADDITIONS & RENOVATIONS
Location	No 20 OVENS STREET , YARRAVILLE
Client	AMY BENBOW

drawn	I.H	job no	24/4229
scale	1:200	dig no	P9
plotted	23/07/2024	original sheet size	A2
date	23/07/24	revision	#
council	Maribyrnong		

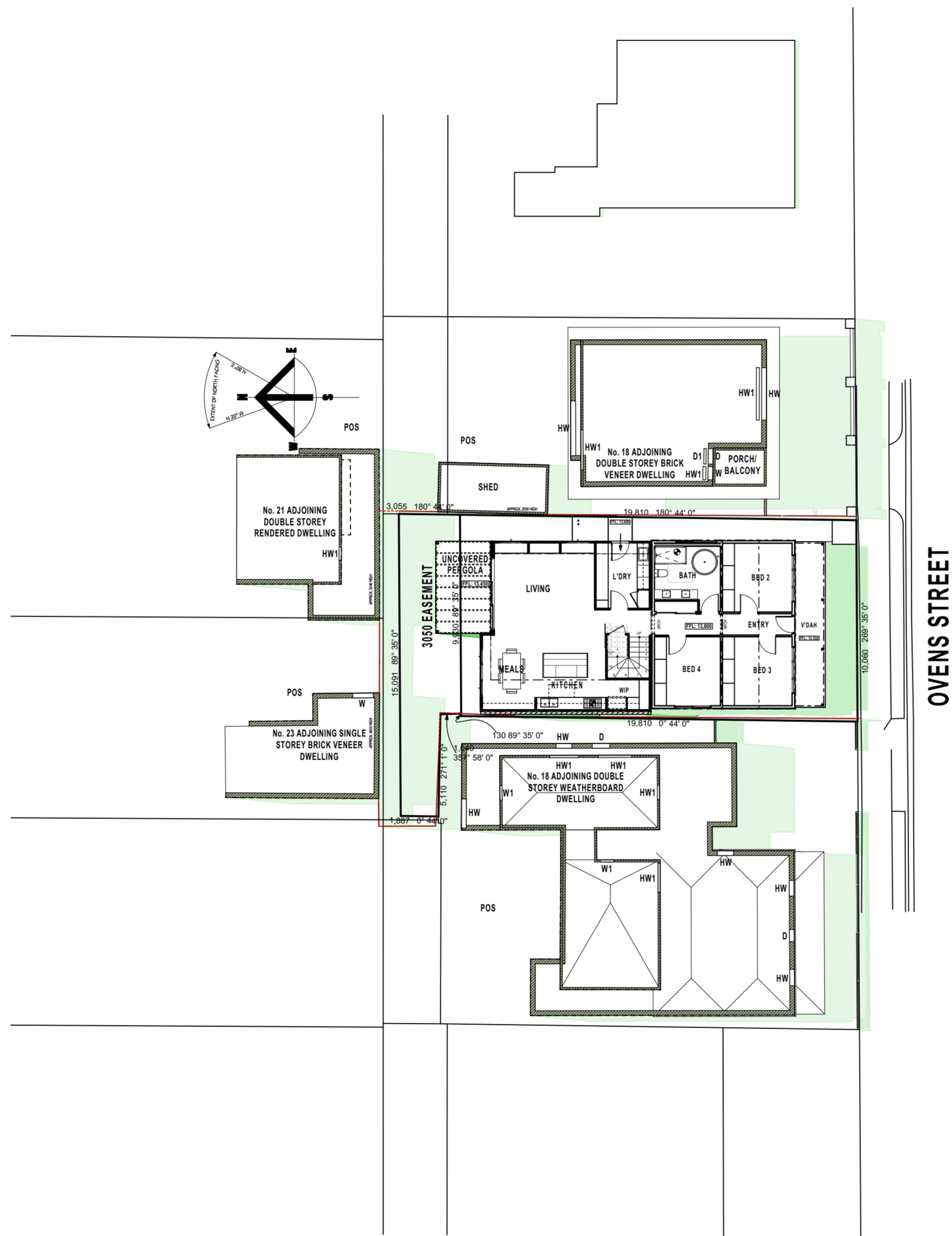


OVENS STREET

Rev	Description	Date

11AM SHADOW DIAGRAM	
Proposed	ADDITIONS & RENOVATIONS
Location	No 20 OVENS STREET , YARRAVILLE
Client	AMY BENBOW

drawn	I.H	job no	24/4229
scale	1:200	dig no	P10
plotted	23/07/2024	original sheet size	A2
date	23/07/24	revision	#
council	Maribyrnong		

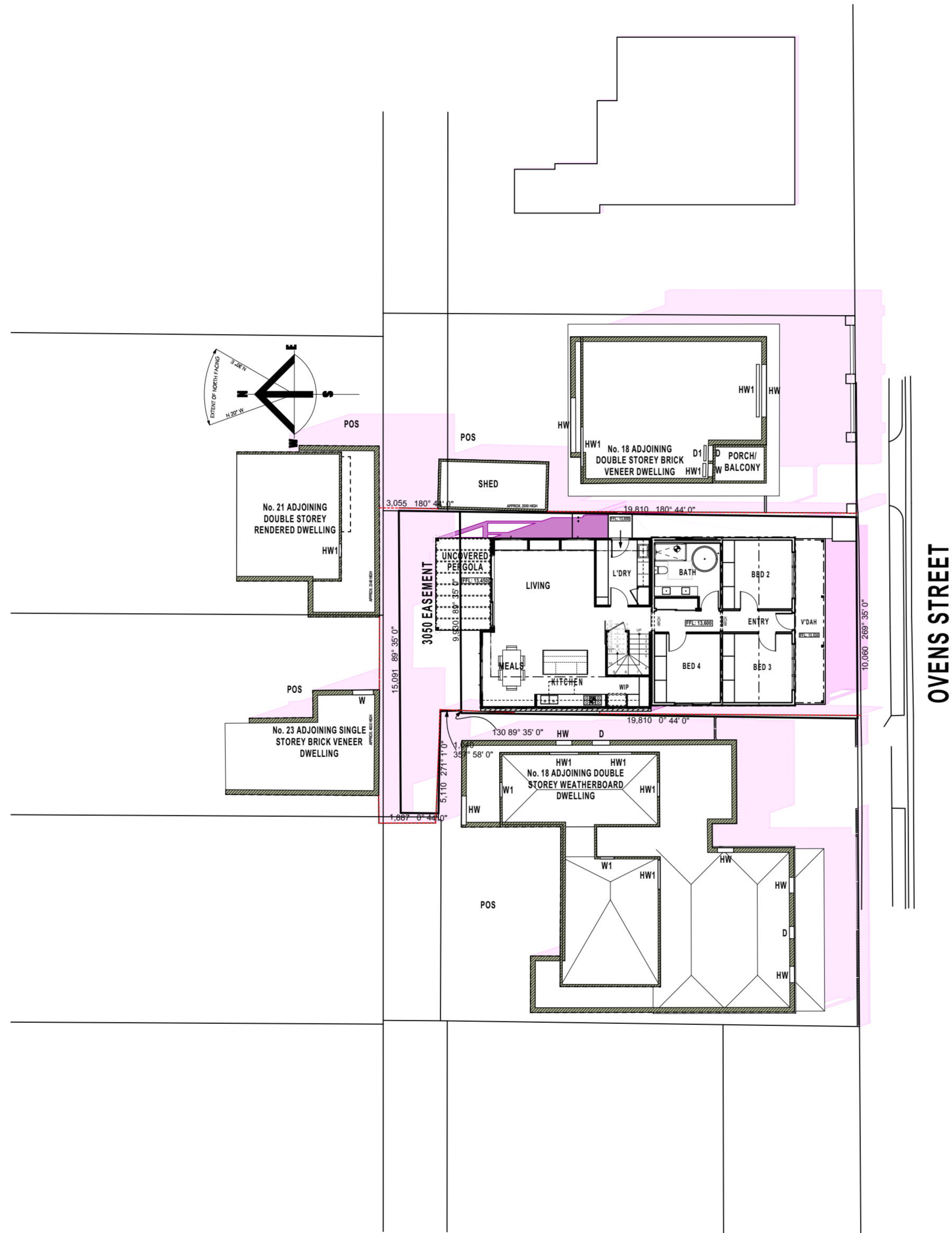


OVENS STREET

Rev	Description	Date

12PM SHADOW DIAGRAM	
Proposed	ADDITIONS & RENOVATIONS
Location	No 20 OVENS STREET , YARRAVILLE
Client	AMY BENBOW

drawn	I.H	job no	24/4229
scale	1:200	dig no	P11
plotted	23/07/2024	original sheet size	A2
date	23/07/24	revision	#
council	Maribyrnong		

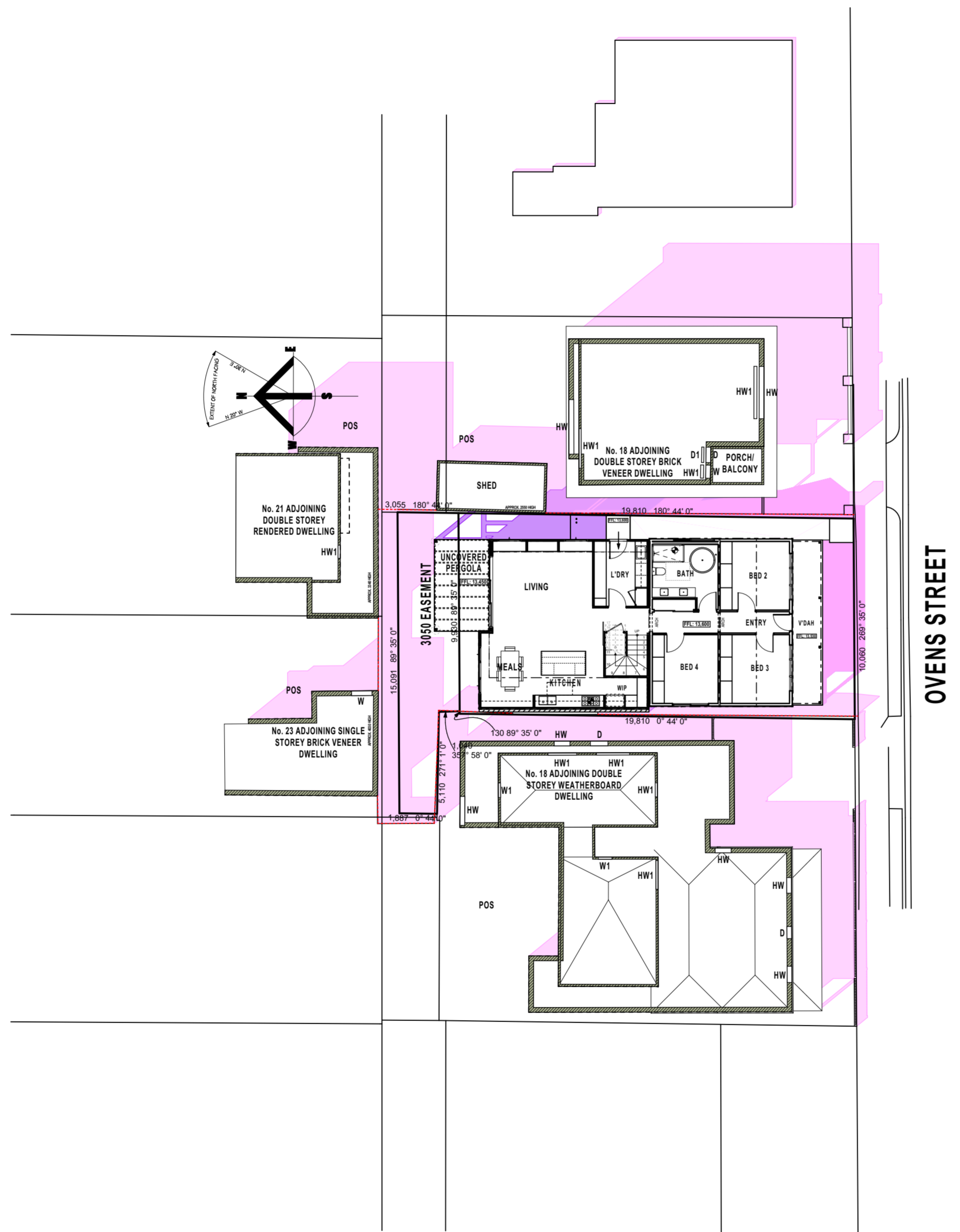


OVENS STREET

Rev	Description	Date

1PM SHADOW DIAGRAM	
Proposed	ADDITIONS & RENOVATIONS
Location	No 20 OVENS STREET , YARRAVILLE
Client	AMY BENBOW

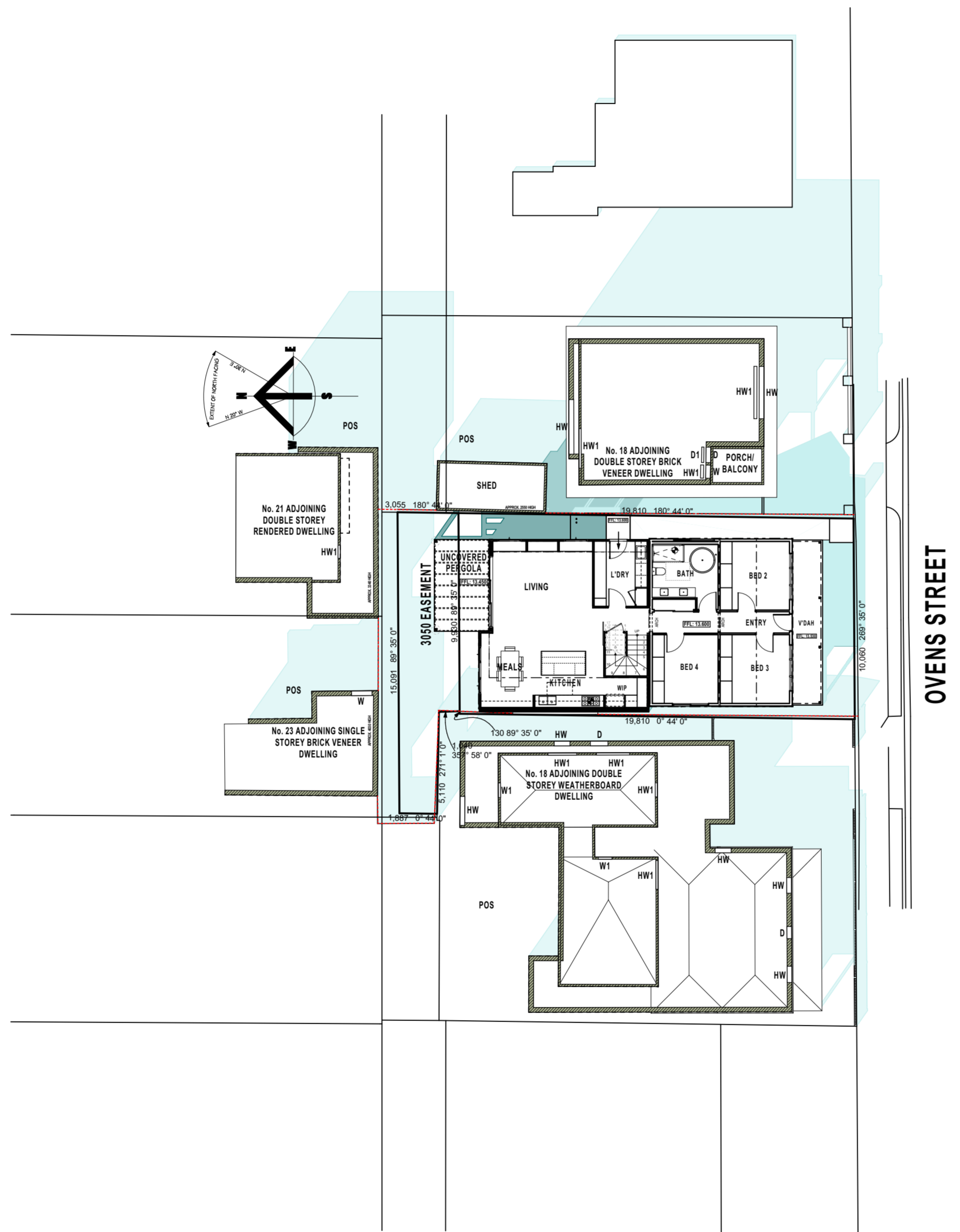
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scale	1:200	dig no	P12
plotted	23/07/2024	original sheet size	A2
date	23/07/24	revision	#
council	Maribyrnong		



Rev	Description	Date

2PM SHADOW DIAGRAM	
Proposed	ADDITIONS & RENOVATIONS
Location	No 20 OVENS STREET , YARRAVILLE
Client	AMY BENBOW

drawn	I.H	job no	24/4229
scale	1:200	dig no	P13
plotted	23/07/2024	original sheet size	A2
date	23/07/24	revision	#
council	Maribyrnong		



OVENS STREET

Rev	Description	Date

3PM SHADOW DIAGRAM

Proposed ADDITIONS & RENOVATIONS

Location No 20 OVENS STREET , YARRAVILLE

Client AMY BENBOW

drawn I.H	job no 24/4229
scale 1:200	dig no
plotted 23/07/2024	P14
original sheet size A2	revision #
date 23/07/24	
council Maribyrnong	