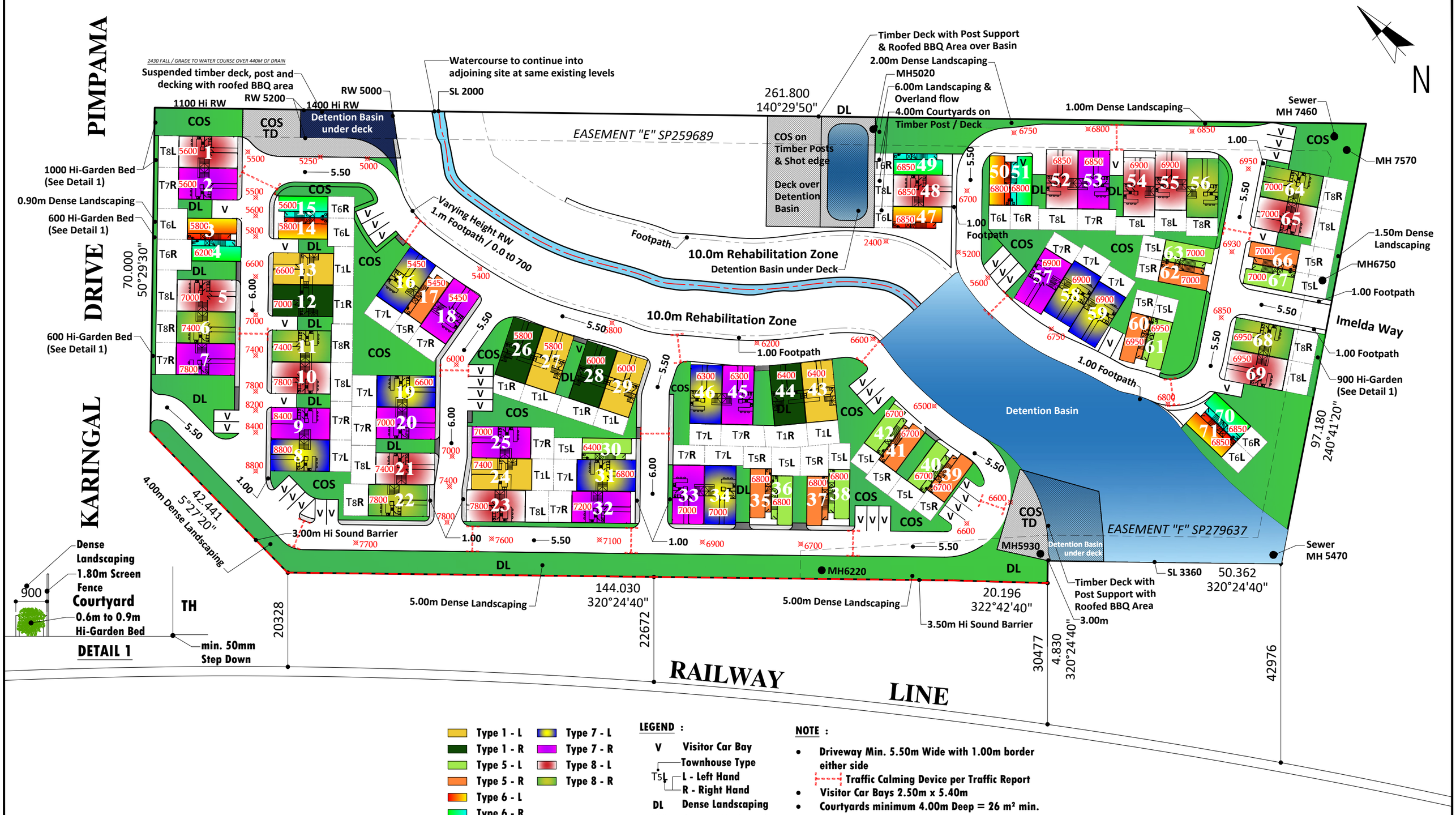


Type 1 - L
Type 1 - R
Type 5 - L
Type 5 - R
Type 6 - L
Type 6 - R
Type 7 - L
Type 7 - R
Type 8 - L
Type 8 - R

LEGEND :

- V — Visitor Car Bay
- T5L — Townhouse Type; L - Left Hand; R - Right Hand
- DL — Dense Landscaping
- COS — Community Open Space
- TD — Timber Deck

NOTE :

- Driveway Min. 5.50m Wide with 1.00m border either side
  - Traffic Calming Device per Traffic Report
- Visitor Car Bays 2.50m x 5.40m
- Courtyards minimum 4.00m Deep = 26 m² min.

Total Area (sqm) : 24,592

Dence Landscaping = 1,566 sqm
Community Open Space = 3,174 sqm
20.0m Rehabilitation Zone = 4,118.19 sqm
Timber Deck = 1414 sqm

NOTE :
HRV / GARBAGE TRUCK MANOEUVRING MIN. 10.5m KERB TO KERB PER J.J. RICHARDS DESIGN

1:750
15m 0 15m 30m 45m 60m 75m

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Drawn by
John C.

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Client

SITE LAYOUT

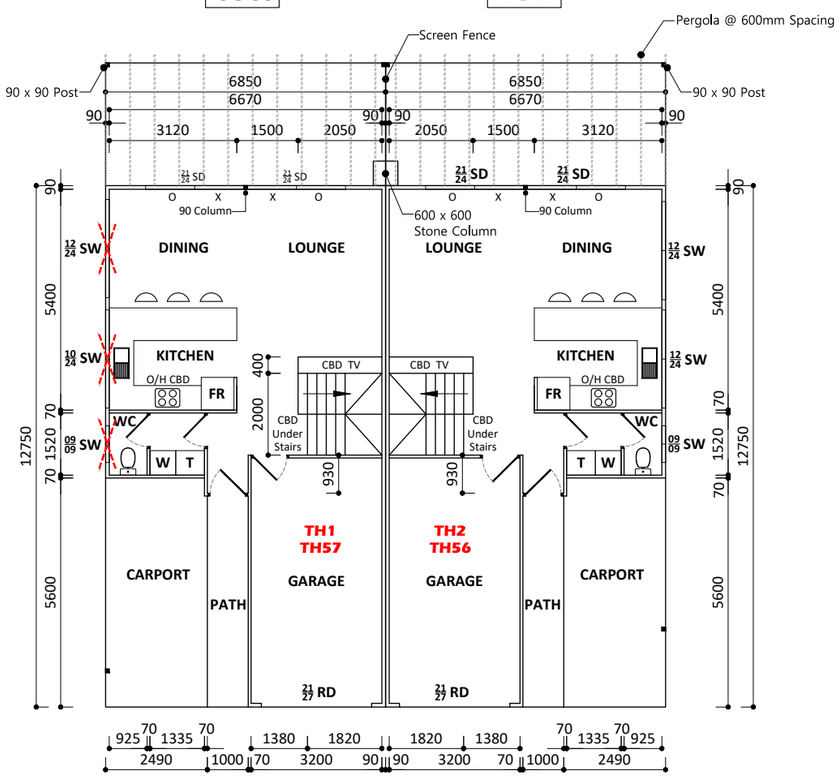
RAY SUGARS
2 Karingal Drive Pimpama
Lot 19 on RP 152380

Drawing Scale
1:750

Layout ID
JPD-P24-KDP-01

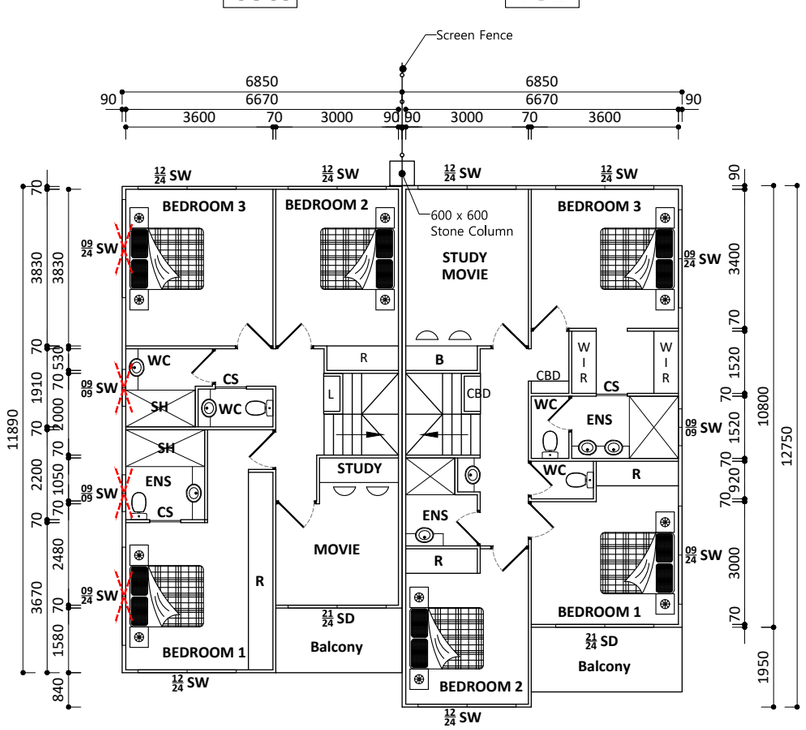
Status

Paper Size
@A3



GROUND FLOOR PLAN

SCALE 1:150



SECOND FLOOR PLAN

SCALE 1:150

INT FLOOR AREAS: T7R

Ground Floor :	64.95 m²
Path :	5.16 m²
Carport :	13.91 m²
2nd Floor (Ex. Balcony :	73.52 m²
Total	157.54 m²

INT FLOOR AREAS: T8L

Ground Floor :	64.95 m²
Path :	5.16 m²
Carport :	13.91 m²
2nd Floor (Ex. Balcony :	76.82 m²
Total	160.84 m²

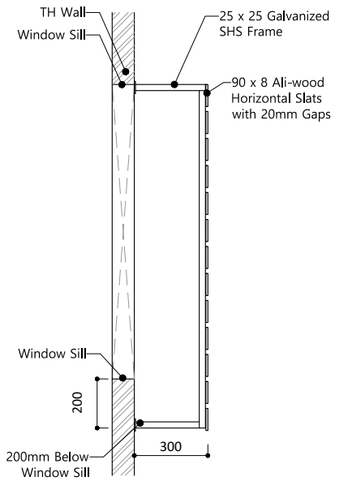
Plans applicable for :

- ***TH1 & TH2***
- ***TH56 & TH57***

NOTE :

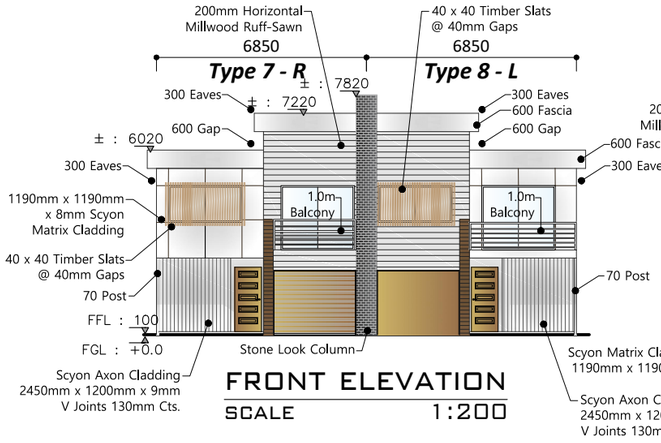
Provide horizontal Screening to any window overlooking adjoining property.

Window Screening Required



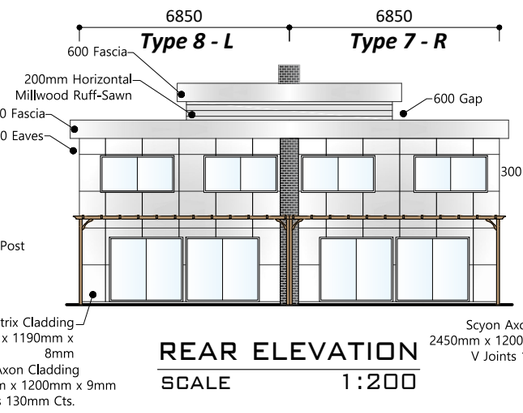
DETAIL 1

SCALE 1:25



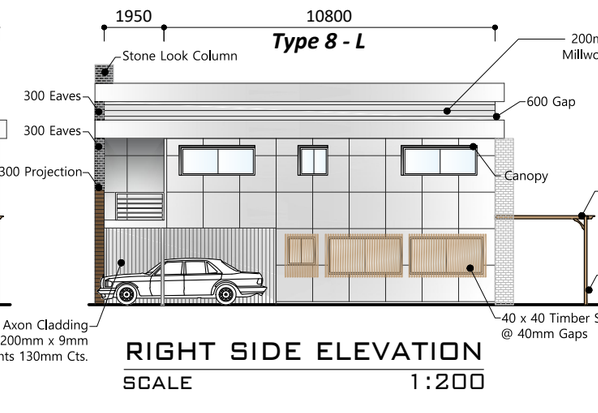
FRONT ELEVATION

SCALE 1:200



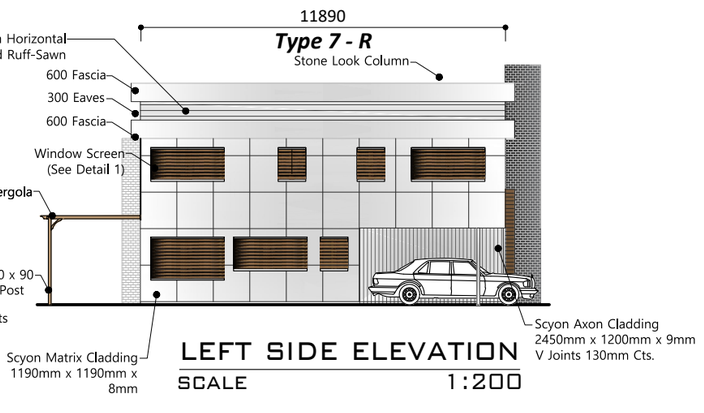
REAR ELEVATION

SCALE 1:200



RIGHT SIDE ELEVATION

SCALE 1:200



LEFT SIDE ELEVATION

SCALE 1:200

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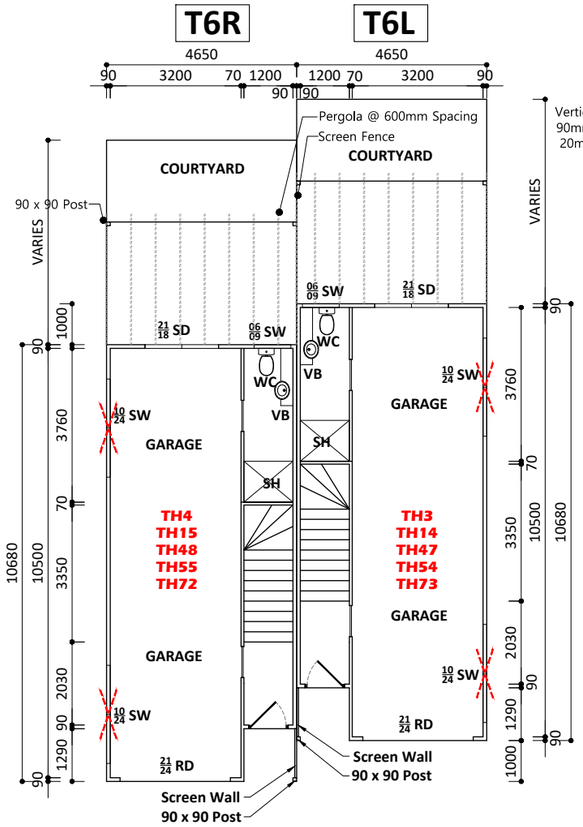
Client

PROPOSED TOWNHOUSES

RAY SUGARS
2 Karingal Drive Pimpama
Lot 19 on RP 152380

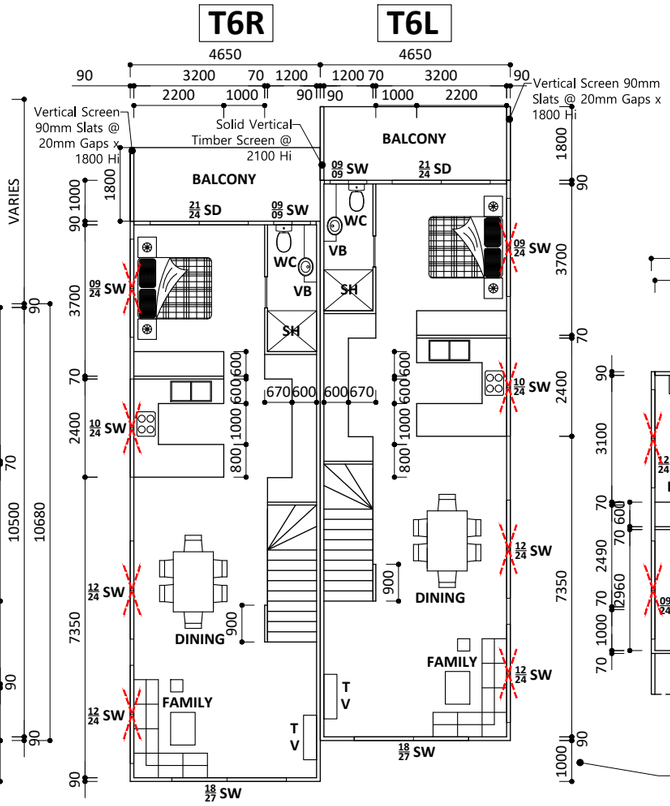
Drawing Scale
AS SHOWN

Layout ID | Status | Paper Size
JPD-P24-KDP-12 | | @A3



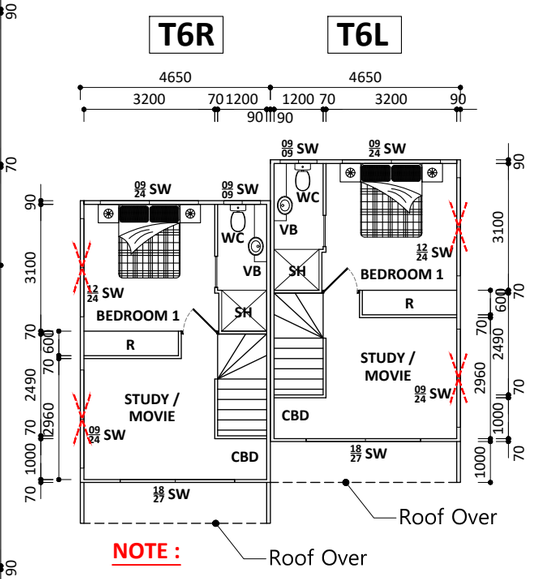
GROUND FLOOR PLAN

SCALE 1:150



SECOND FLOOR PLAN

SCALE 1:150



NOTE :

1.00m overlap varies depends on TH Postioning on SITE Layout ***(JPD-P24-KDP-01)***. TH may be flushed to adjoining TH.

THIRD FLOOR PLAN

SCALE 1:150

INT FLOOR AREAS: **T6R**	
Ground Floor :	45.30 m²
Path :	- m²
Carport :	- m²
2nd Floor :	60.43 m²
3rd Floor :	30.08 m²
Total	135.81 m²

INT FLOOR AREAS: **T6L**	
Ground Floor :	45.30 m²
Path :	- m²
Carport :	- m²
2nd Floor :	60.43 m²
3rd Floor :	30.08 m²
Total	135.81 m²

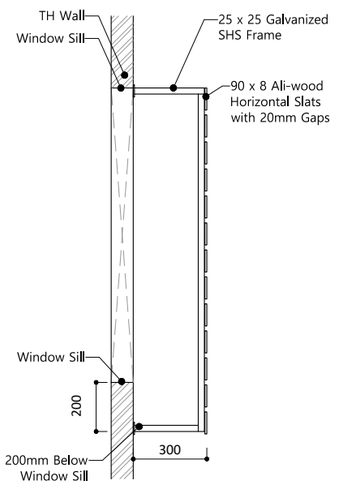
Plans applicable for :

- ***TH3 & TH4***
- ***TH14 & TH15***
- ***TH47 & TH48***
- ***TH54 & TH55***
- ***TH72 & TH73***

NOTE :

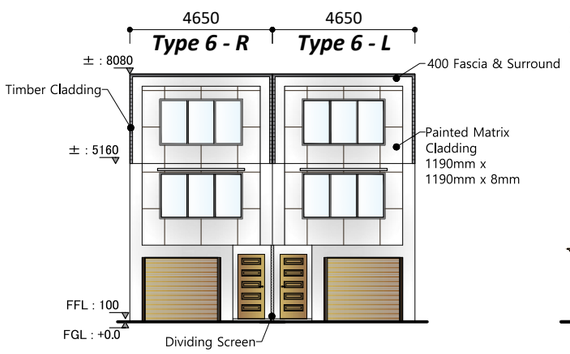
Provide horizontal Screening to any window overlooking adjoining property.

Window Screening Required



DETAIL 1

SCALE 1:25



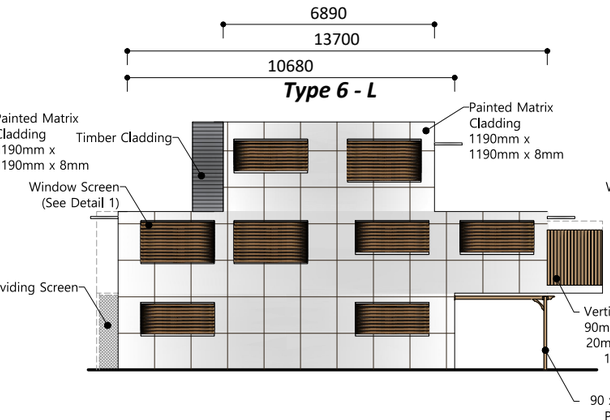
FRONT ELEVATION

SCALE 1:200



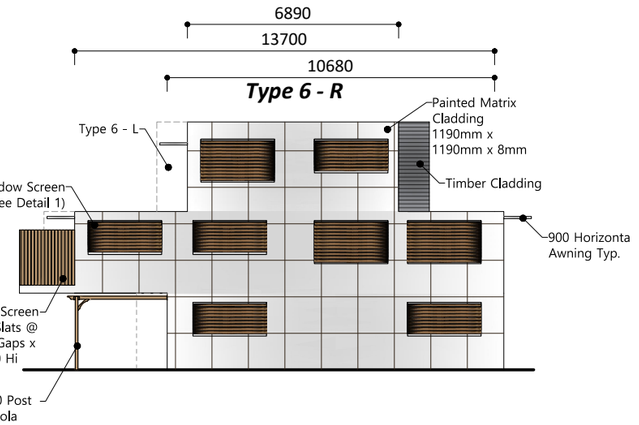
REAR ELEVATION

SCALE 1:200



RIGHT SIDE ELEVATION

SCALE 1:200



LEFT SIDE ELEVATION

SCALE 1:200

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Client

PROPOSED TOWNHOUSES

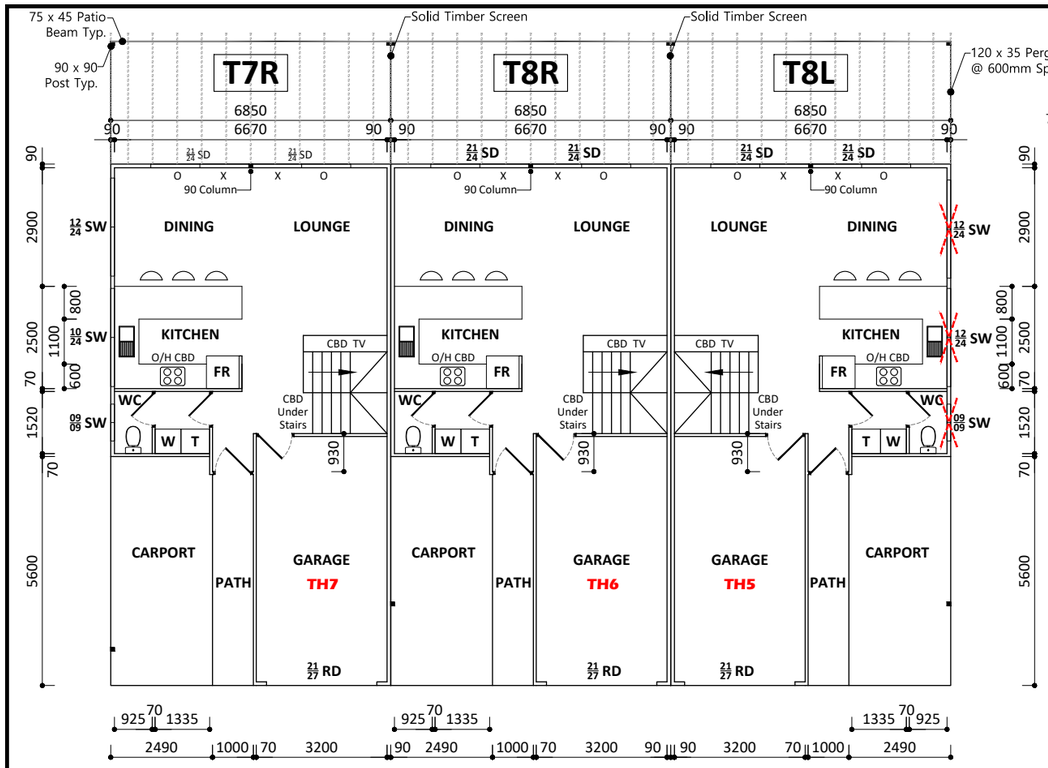
RAY SUGARS
2 Karingal Drive Pimpama
Lot 19 on RP 152380

Drawing Scale
AS SHOWN

Layout ID
JPD-P24-KDP-13

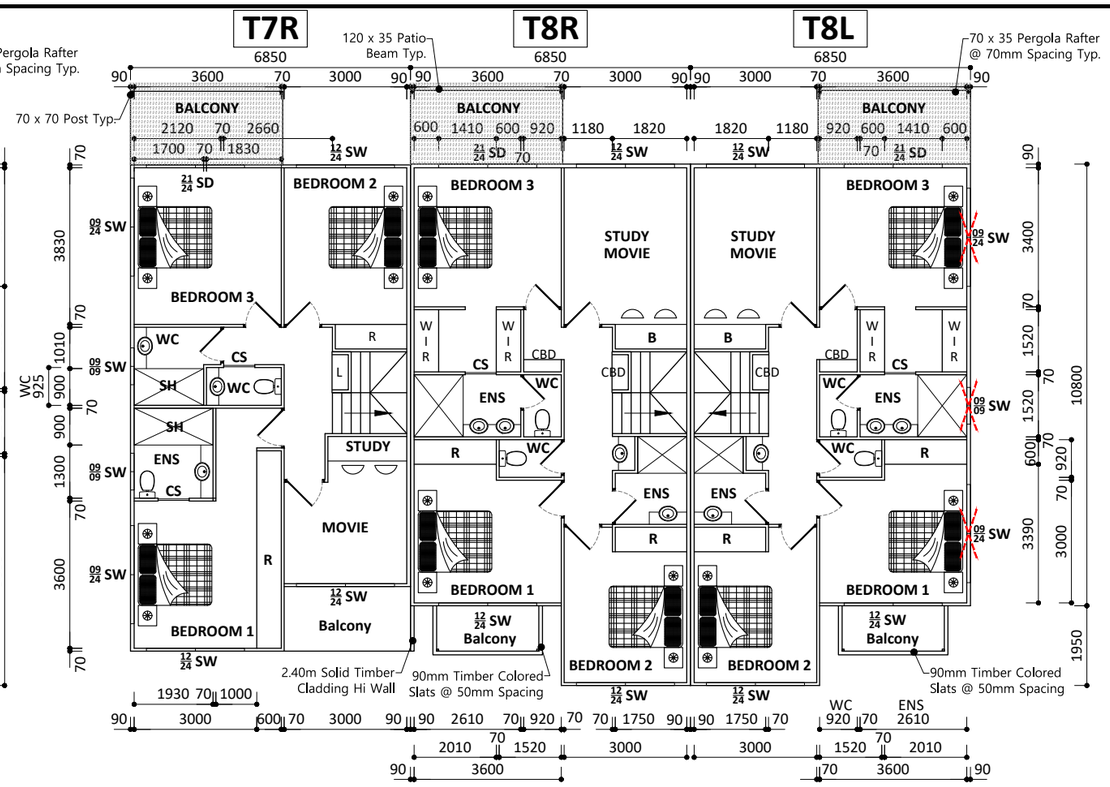
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Paper Size
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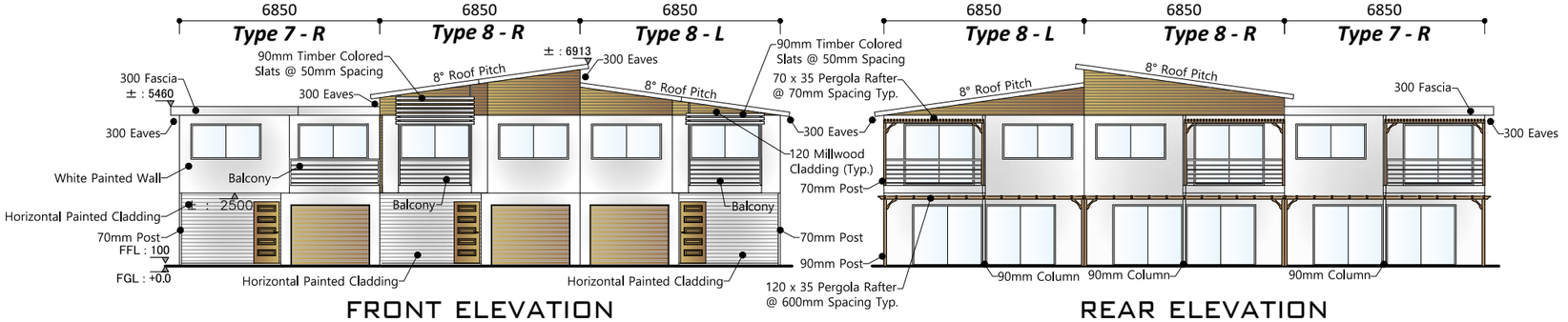
GROUND FLOOR PLAN

SCALE 1:150



SECOND FLOOR PLAN

SCALE 1:150

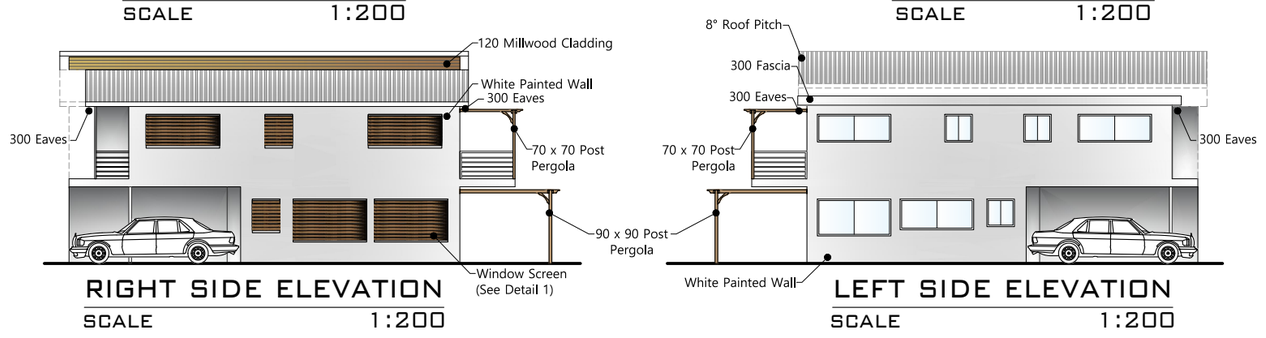


FRONT ELEVATION

SCALE 1:200

REAR ELEVATION

SCALE 1:200



RIGHT SIDE ELEVATION

SCALE 1:200

LEFT SIDE ELEVATION

SCALE 1:200

Plans applicable for :

- ***TH5, TH6 & TH7***

INT FLOOR AREAS: **T8L**

Ground Floor :	64.95 m²
Path :	5.16 m²
Carport :	13.91 m²
2nd Floor (Ex. Balcony :	76.82 m²
Total	160.84 m²

INT FLOOR AREAS: **T8R**

Ground Floor :	64.95 m²
Path :	5.16 m²
Carport :	13.91 m²
2nd Floor (Ex. Balcony :	76.82 m²
Total	160.84 m²

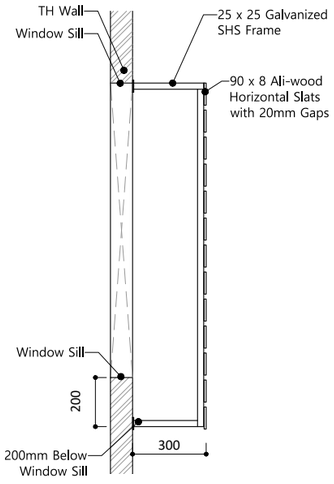
INT FLOOR AREAS: **T7R**

Ground Floor :	64.95 m²
Path :	5.16 m²
Carport :	13.91 m²
2nd Floor :	73.52 m²
Total	157.54 m²

NOTE :

Provide horizontal Screening to any window overlooking adjoining property.

Window Screening Required



DETAIL 1

SCALE 1:25

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PROPOSED TOWNHOUSES

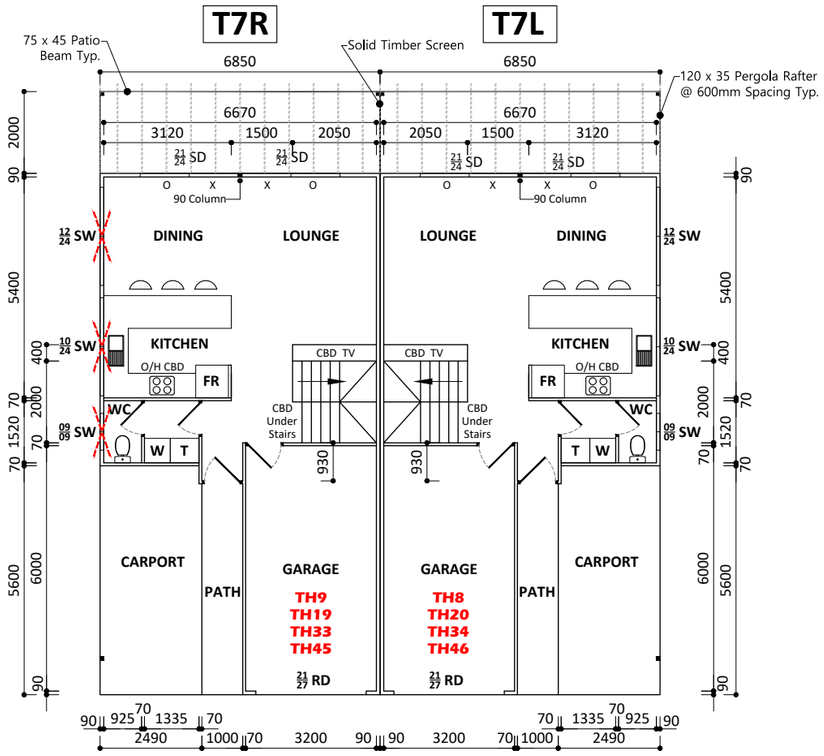
RAY SUGARS
2 Karingal Drive Pimpama
Lot 19 on RP 152380

Drawing Scale
AS SHOWN

Layout ID
JPD-P24-KDP-14

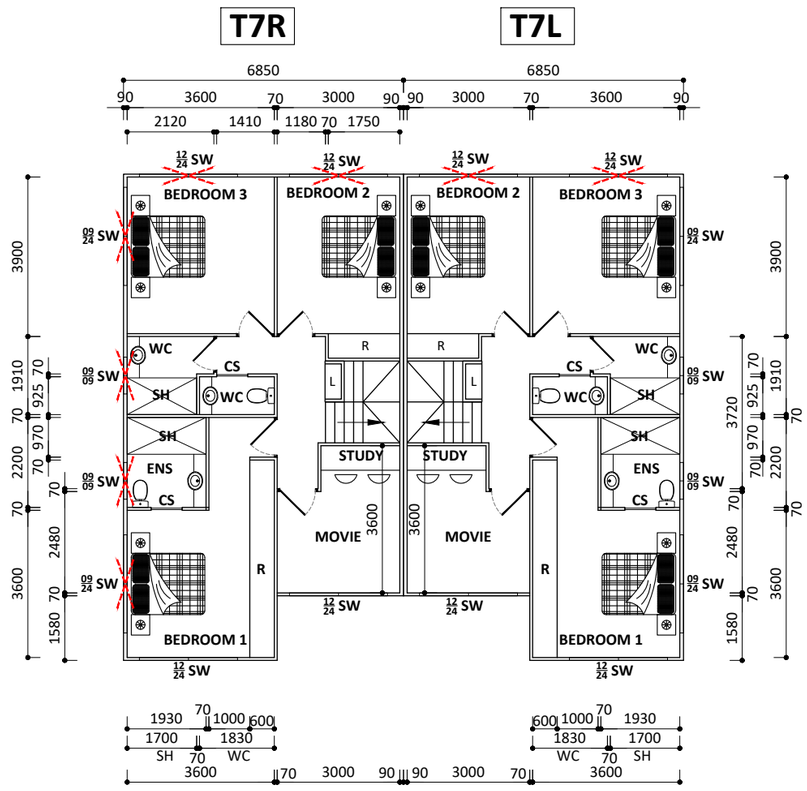
Status

Paper Size
@A3



GROUND FLOOR PLAN

SCALE 1:150



SECOND FLOOR PLAN

SCALE 1:150

INT FLOOR AREAS: T7R

Ground Floor :	64.95 m²
Path :	5.16 m²
Carport :	13.91 m²
2nd Floor :	73.52 m²
Total	157.54 m²

INT FLOOR AREAS: T7L

Ground Floor :	64.95 m²
Path :	5.16 m²
Carport :	13.91 m²
2nd Floor :	73.52 m²
Total	157.54 m²

Plans applicable for :

- ***TH8 & TH9***
- ***TH19 & TH20***
- ***TH33 & TH34***
- ***TH45 & TH46***

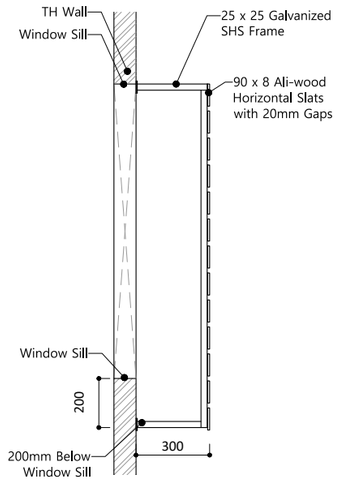
NOTE :

Provide horizontal Screening to any window overlooking adjoining property.

Window Screening Required

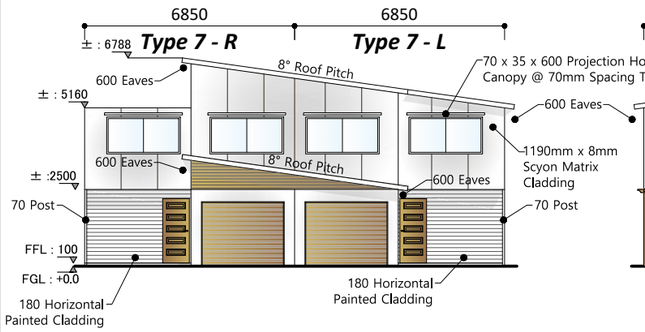
No Screen Requires at :

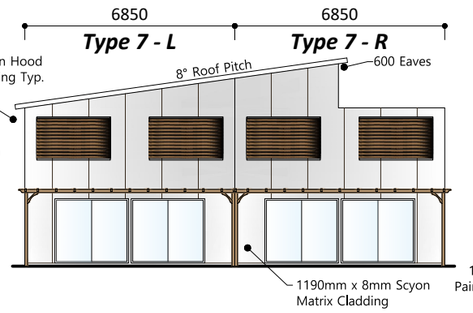
TH19 / TH8 & TH9 / TH33 & TH34

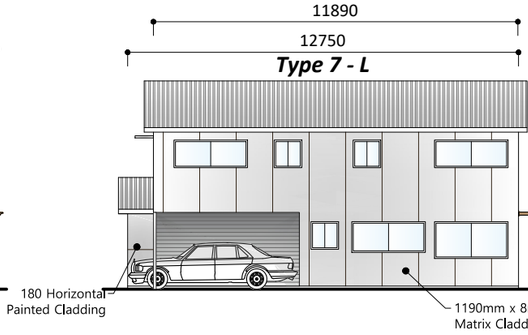


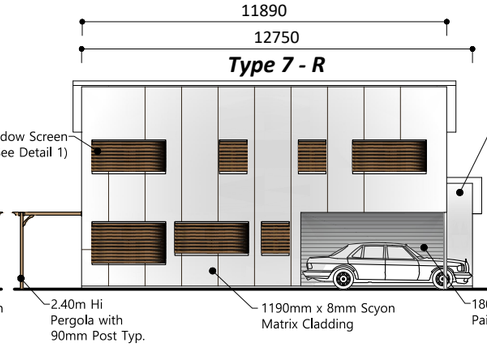
DETAIL 1

SCALE 1:25



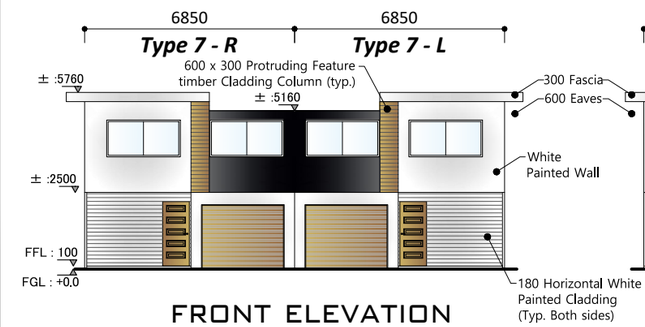






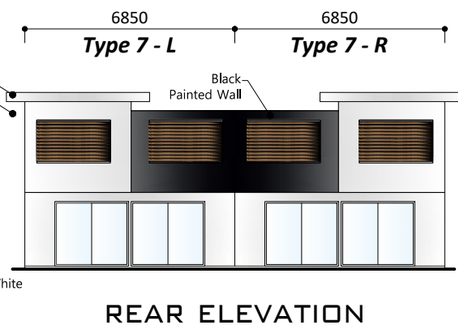
Elevations for :

- ***TH19 & TH20***
- ***TH45 & TH46***



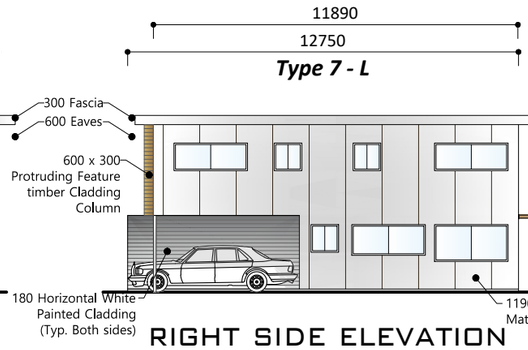
FRONT ELEVATION

SCALE 1:200



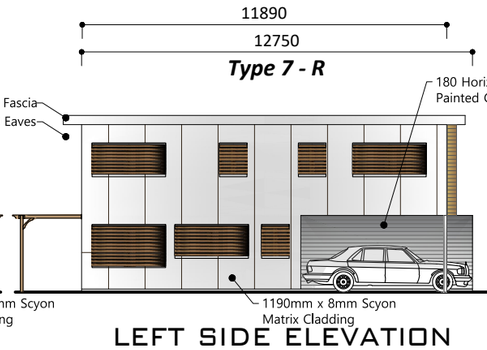
REAR ELEVATION

SCALE 1:200



RIGHT SIDE ELEVATION

SCALE 1:200



LEFT SIDE ELEVATION

SCALE 1:200

Elevations for :

- ***TH8 & TH9***
- ***TH33 & TH34***

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Drawn by
John C.

Checked by
JPD, Brian Johnston plan design P/L

Client

PROPOSED TOWNHOUSES

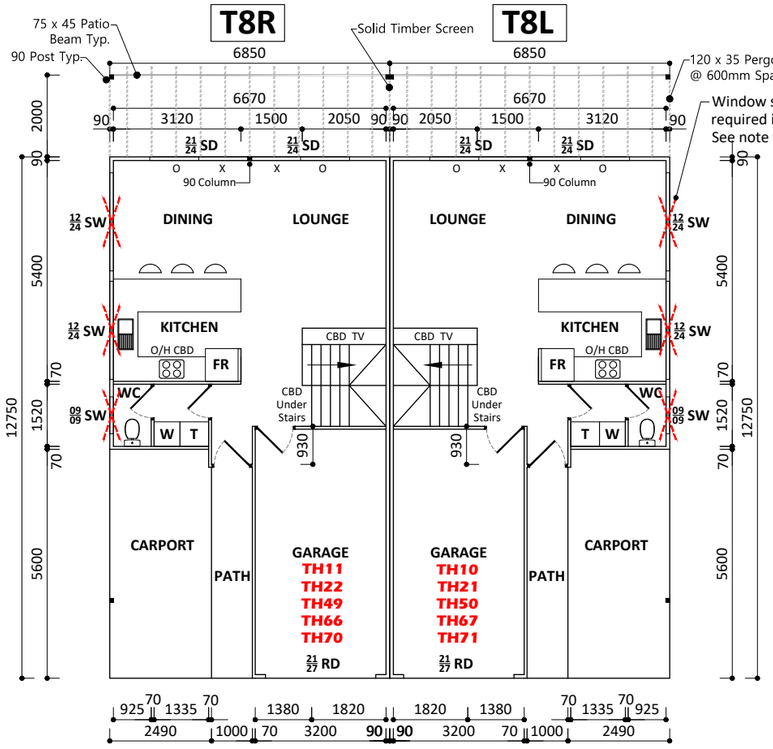
RAY SUGARS
2 Karingal Drive Pimpama
Lot 19 on RP 152380

Drawing Scale
AS SHOWN

Layout ID
JPD-P24-KDP-15

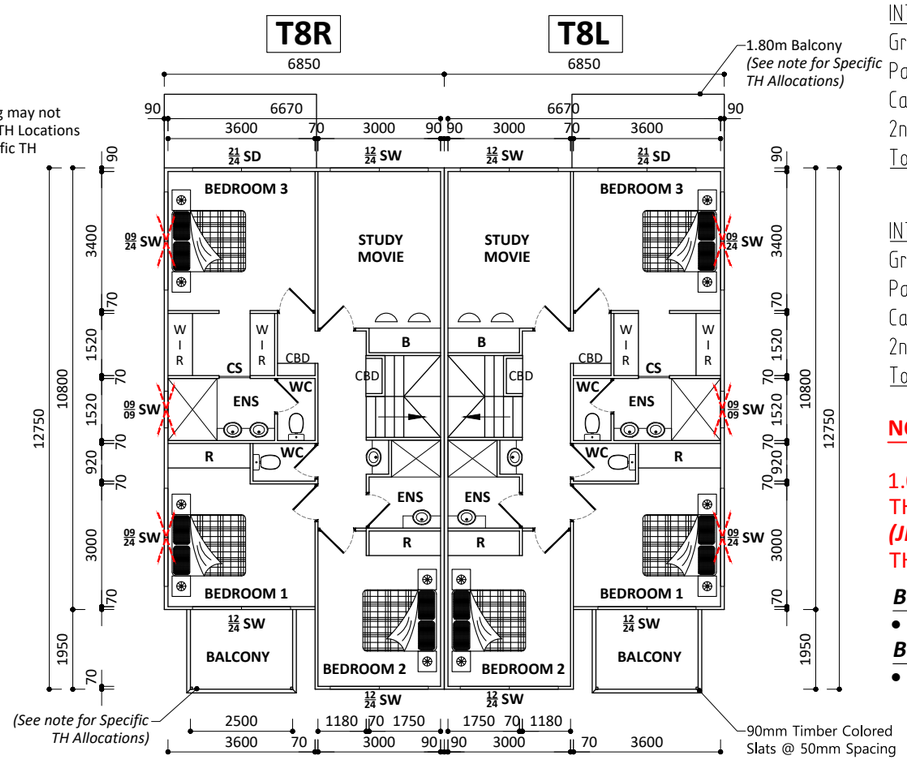
Status

Paper Size
@A3



GROUND FLOOR PLAN

SCALE 1:150



SECOND FLOOR PLAN

SCALE 1:150

INT FLOOR AREAS: T8R

Ground Floor :	64.95 m²
Path :	5.16 m²
Carport :	13.91 m²
2nd Floor (Ex. Balcony :	76.82 m²
Total	160.84 m²

INT FLOOR AREAS: T8L

Ground Floor :	64.95 m²
Path :	5.16 m²
Carport :	13.91 m²
2nd Floor (Ex. Balcony :	76.82 m²
Total	160.84 m²

NOTE :

1.00m overlap varies depends on TH Postioning on SITE Layout ***(JPD-P24-KDP-01)***.
TH may be flushed to adjoining TH.

Balcony applicable for T8L :

- ***TH50 & TH71***

Balcony applicable for T8R :

- ***TH11 & TH22 & TH49 & TH70***

Plans applicable for :

- ***TH10 & TH11***
- ***TH21 & TH22***
- ***TH49 & TH50***
- ***TH66 & TH67***
- ***TH70 & TH71***

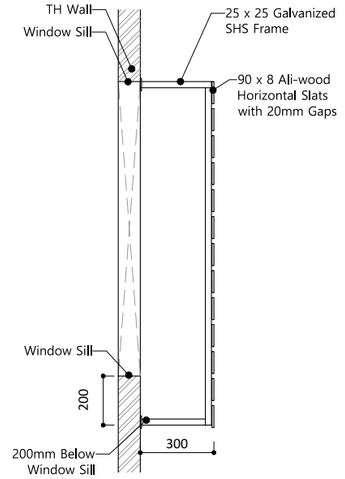
NOTE :

Provide horizontal Screening to any window overlooking adjoining property.

Window Screening Required

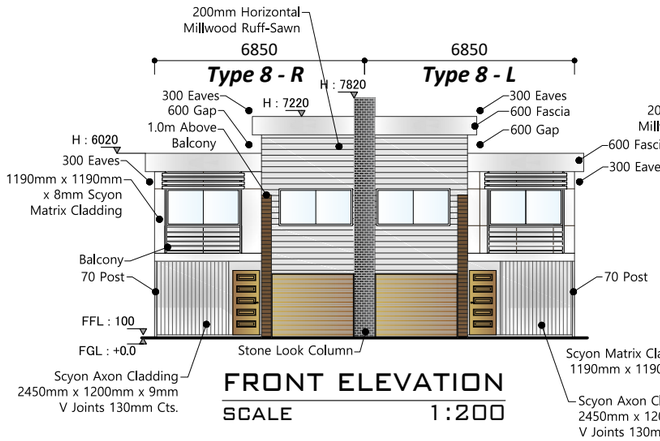
Window Screening Not Required at :

- ***TH22, TH66 & TH70***



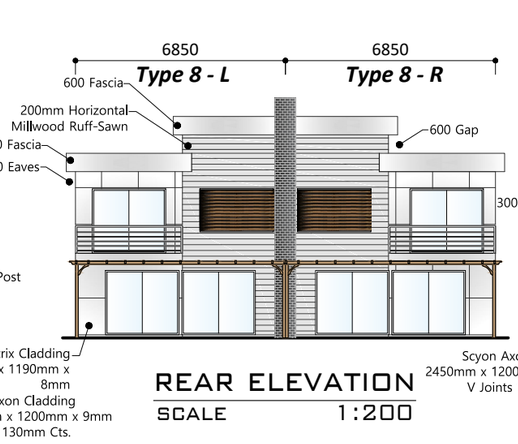
DETAIL 1

SCALE 1:25



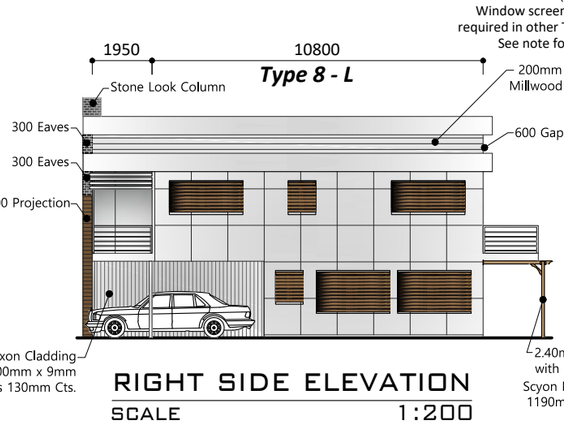
FRONT ELEVATION

SCALE 1:200



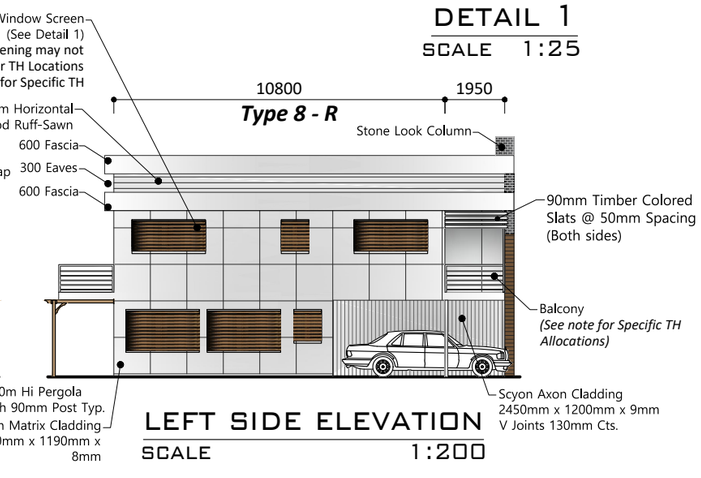
REAR ELEVATION

SCALE 1:200



RIGHT SIDE ELEVATION

SCALE 1:200



LEFT SIDE ELEVATION

SCALE 1:200

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Drawn by
John C.

Checked by
JPD, Brian Johnston plan design P/L

Client

PROPOSED TOWNHOUSES

RAY SUGARS
2 Karingal Drive Pimpama
Lot 19 on RP 152380

Drawing Scale
AS SHOWN

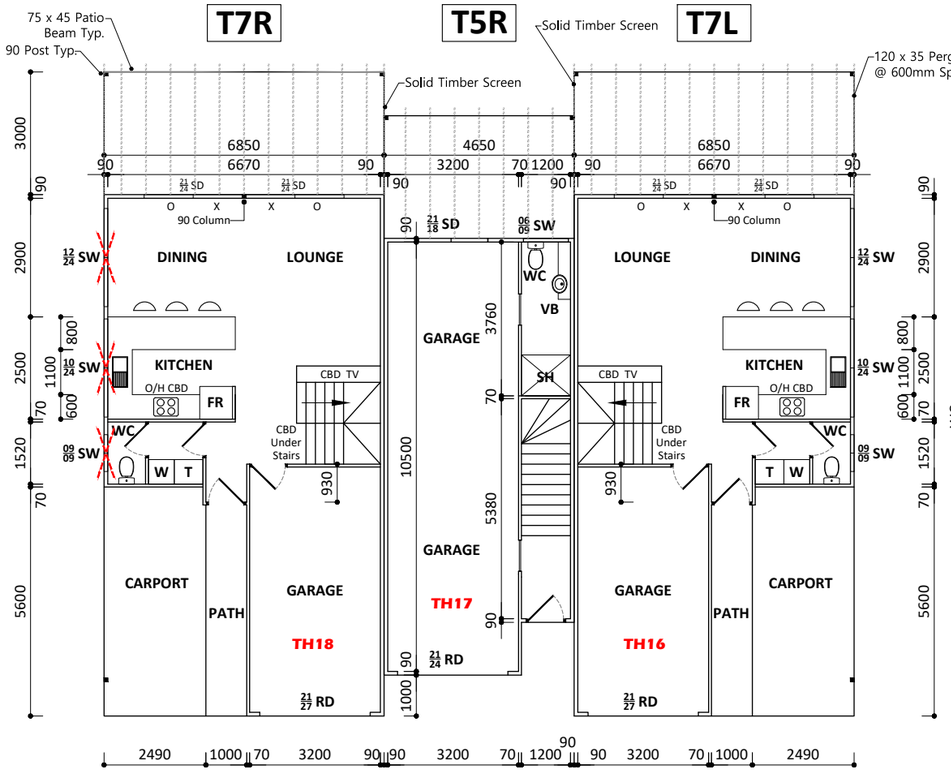
Layout ID
JPD-P24-KDP-16

Status

Paper Size
@A3

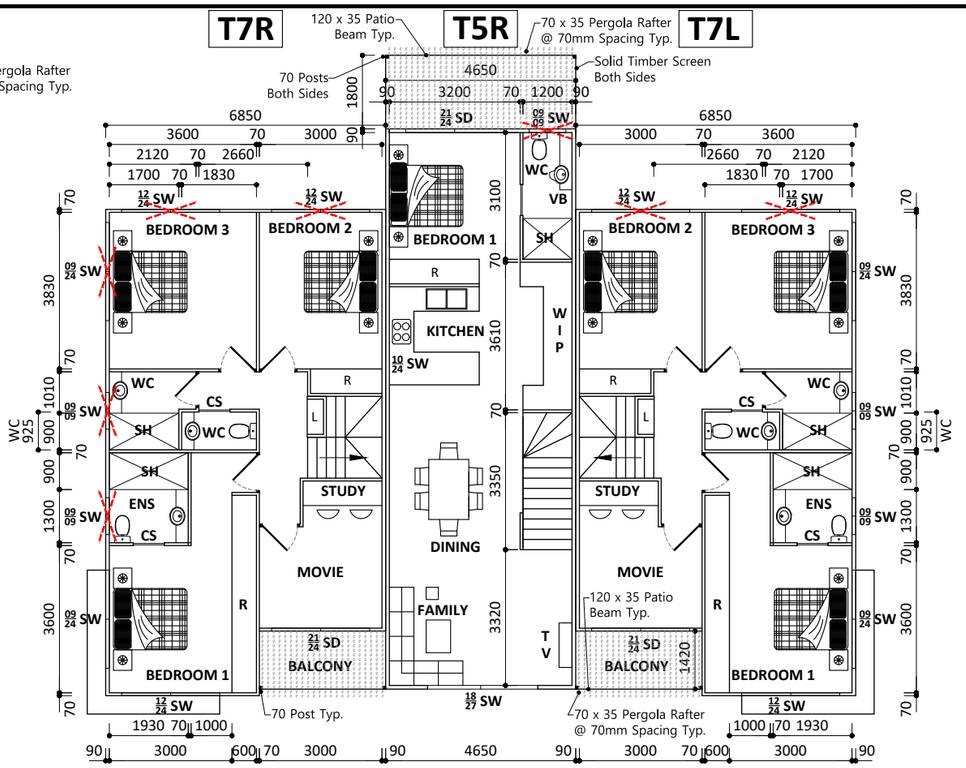
Plans applicable for :

- *TH16, TH17 & TH18*



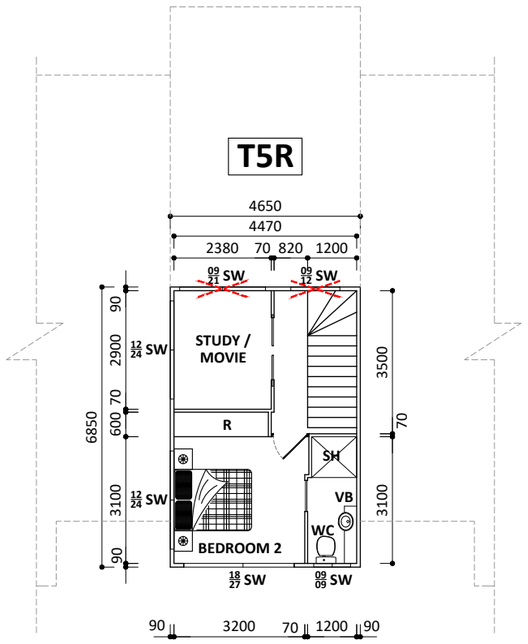
GROUND FLOOR PLAN

SCALE 1:150



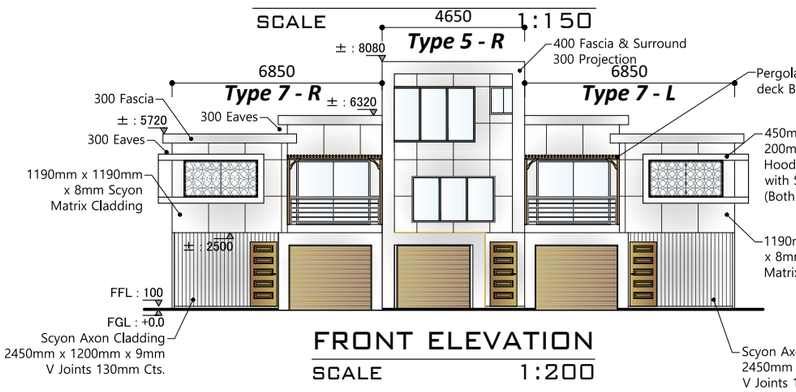
SECOND FLOOR PLAN

SCALE 1:150



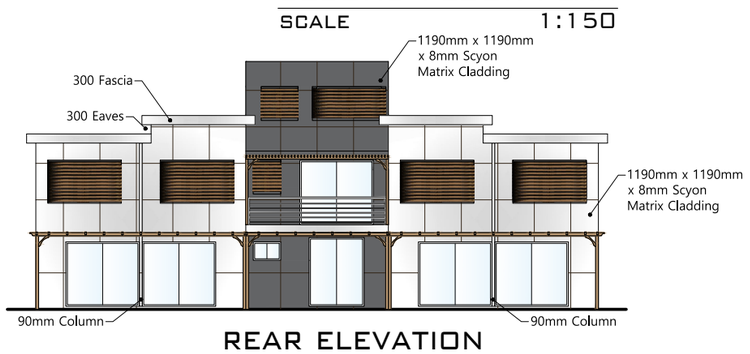
THIRD FLOOR PLAN

SCALE 1:150



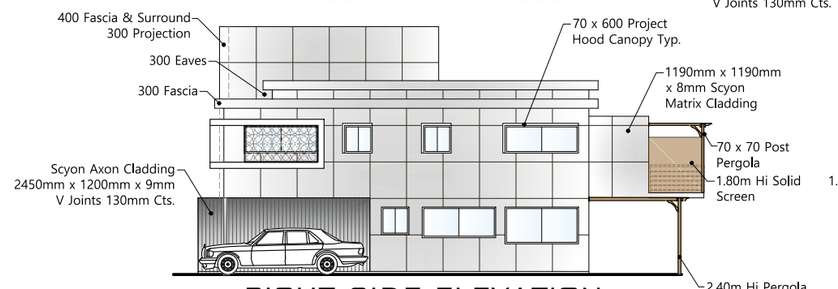
FRONT ELEVATION

SCALE 1:200



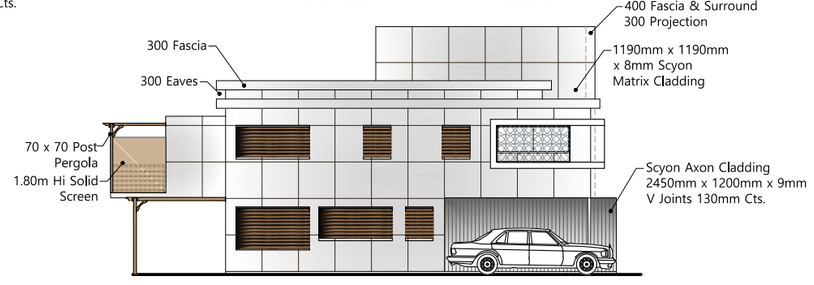
REAR ELEVATION

SCALE 1:200



RIGHT SIDE ELEVATION

SCALE 1:200



LEFT SIDE ELEVATION

SCALE 1:200

INT FLOOR AREAS: **T7L**	
Ground Floor :	64.95 m²
Path :	5.16 m²
Carport :	13.91 m²
2nd Floor :	73.52 m²
Total	157.54 m²

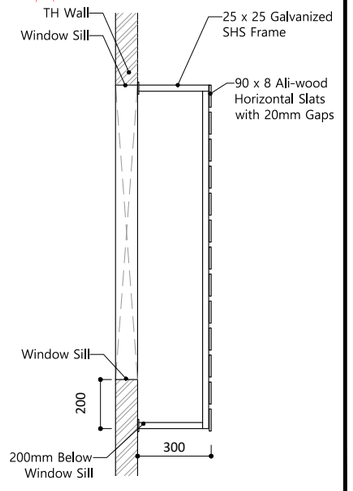
INT FLOOR AREAS: **T5R**	
Ground Floor :	45.30 m²
Path :	- m²
Carport :	- m²
2nd Floor :	60.43 m²
3rd Floor :	29.82 m²
Total	135.55 m²

INT FLOOR AREAS: **T7R**	
Ground Floor :	64.95 m²
Path :	5.16 m²
Carport :	13.91 m²
2nd Floor :	73.52 m²
Total	157.54 m²

NOTE :

Provide horizontal Screening to any window overlooking adjoining property.

Window Screening Required



DETAIL 1

SCALE 1:25

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John C.

Checked by
JPD, Brian Johnston plan design P/L

Client

PROPOSED TOWNHOUSES

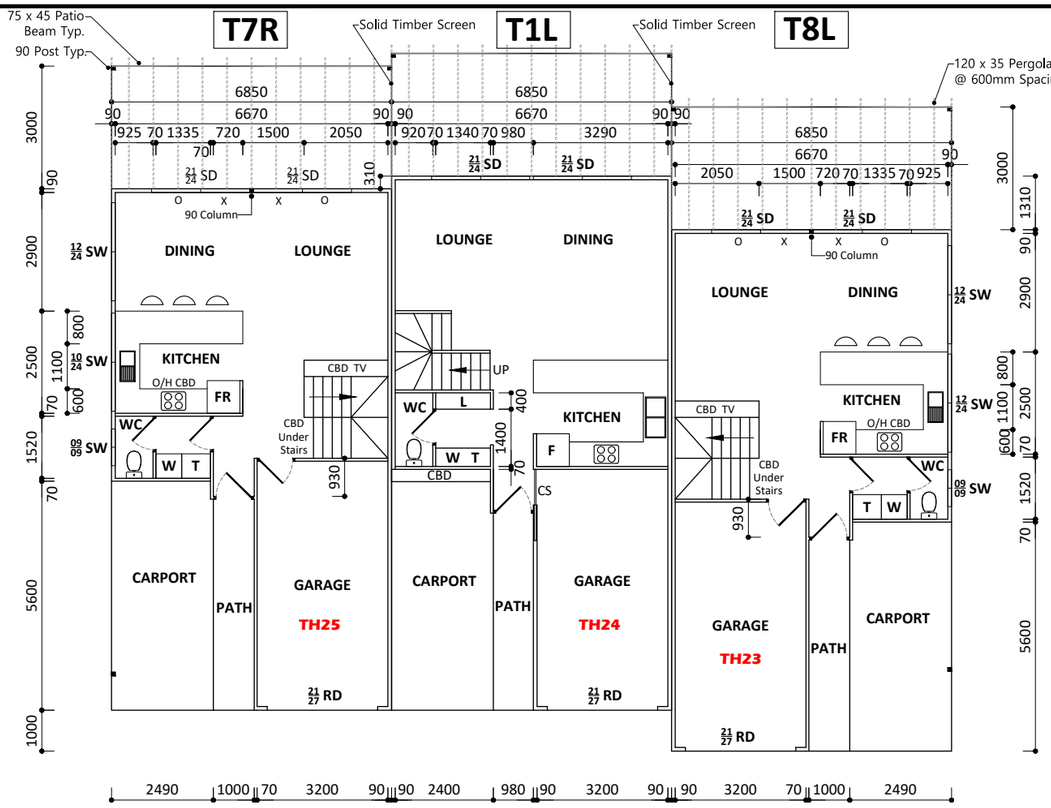
RAY SUGARS
2 Karingal Drive Pimpama
Lot 19 on RP 152380

Drawing Scale
AS SHOWN

Layout ID	Status	Paper Size
JPD-P24-KDP-17		@A3

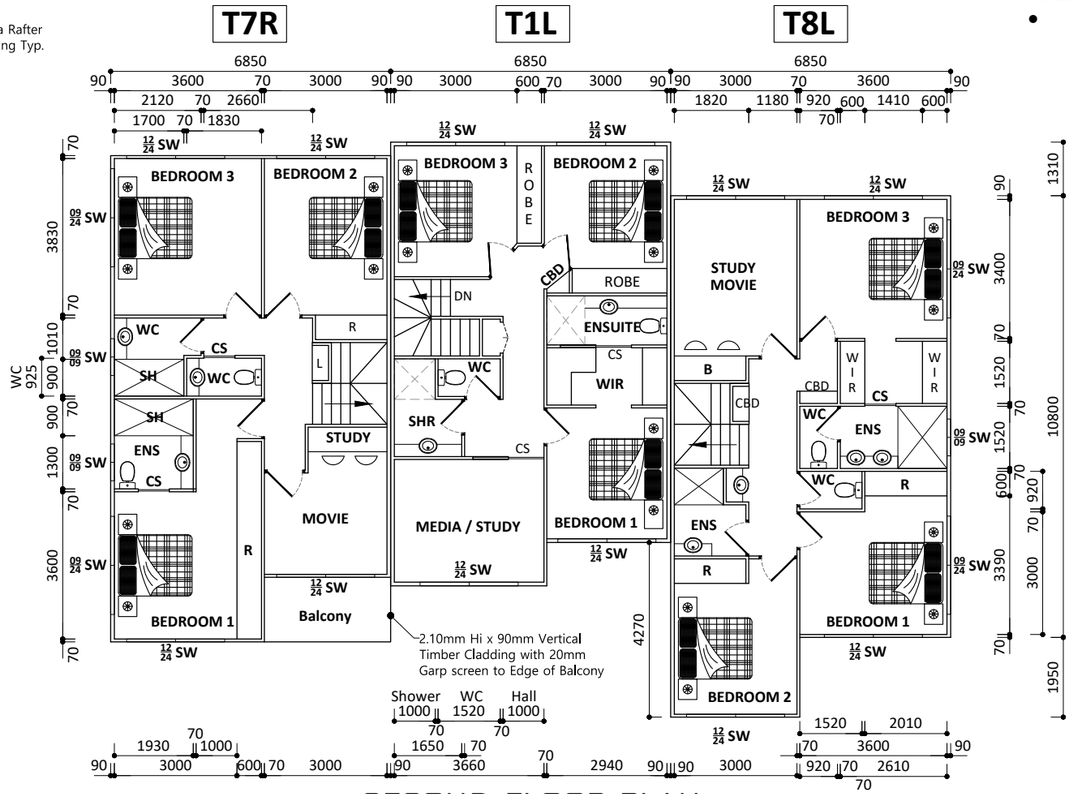
Plans applicable for :

- **TH23, TH24 & TH25**



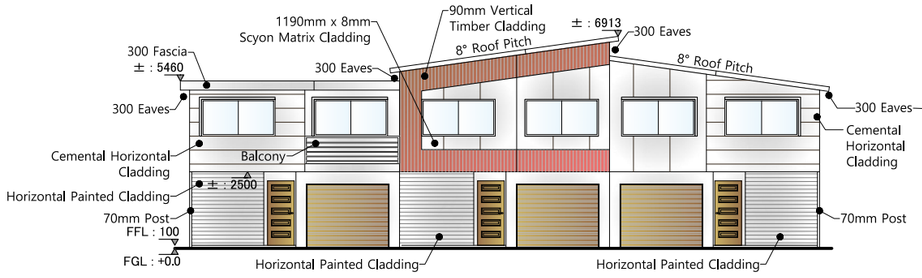
GROUND FLOOR PLAN

SCALE 1:150



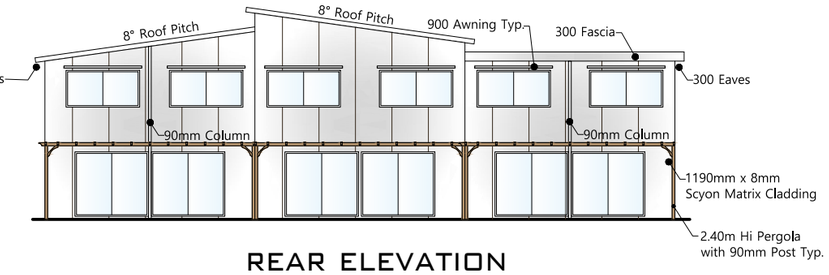
SECOND FLOOR PLAN

SCALE 1:150



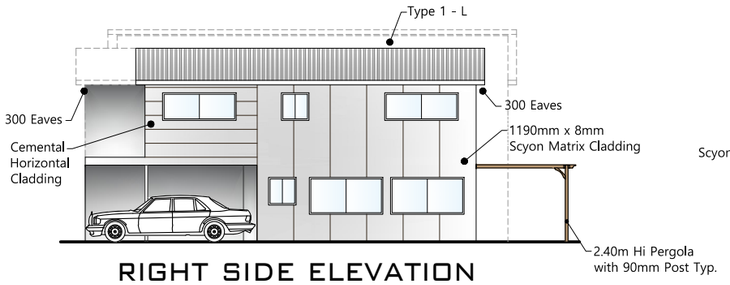
FRONT ELEVATION

SCALE 1:200



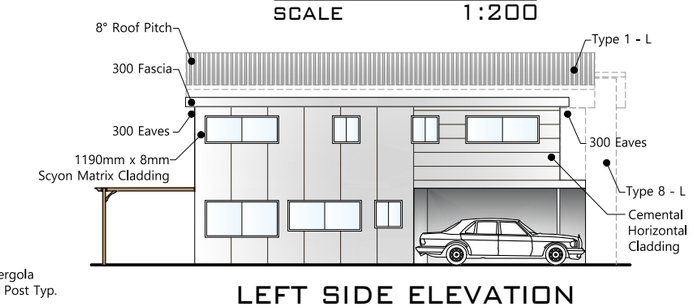
REAR ELEVATION

SCALE 1:200



RIGHT SIDE ELEVATION

SCALE 1:200



LEFT SIDE ELEVATION

SCALE 1:200

INT FLOOR AREAS: **T8L**	
Ground Floor :	64.95 m²
Path :	5.16 m²
Carport :	13.91 m²
2nd Floor (Ex. Balcony :	76.82 m²
Total	160.84 m²

INT FLOOR AREAS: **T1L**	
Ground Floor :	65.54 m²
Path :	4.72 m²
Carport :	14.59 m²
2nd Floor :	67.98 m²
Total	152.83 m²

INT FLOOR AREAS: **T7R**	
Ground Floor :	64.95 m²
Path :	5.16 m²
Carport :	13.91 m²
2nd Floor :	73.52 m²
Total	157.54 m²

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John C.

Checked by
JPD, Brian Johnston plan design P/L

Client

PROPOSED TOWNHOUSES

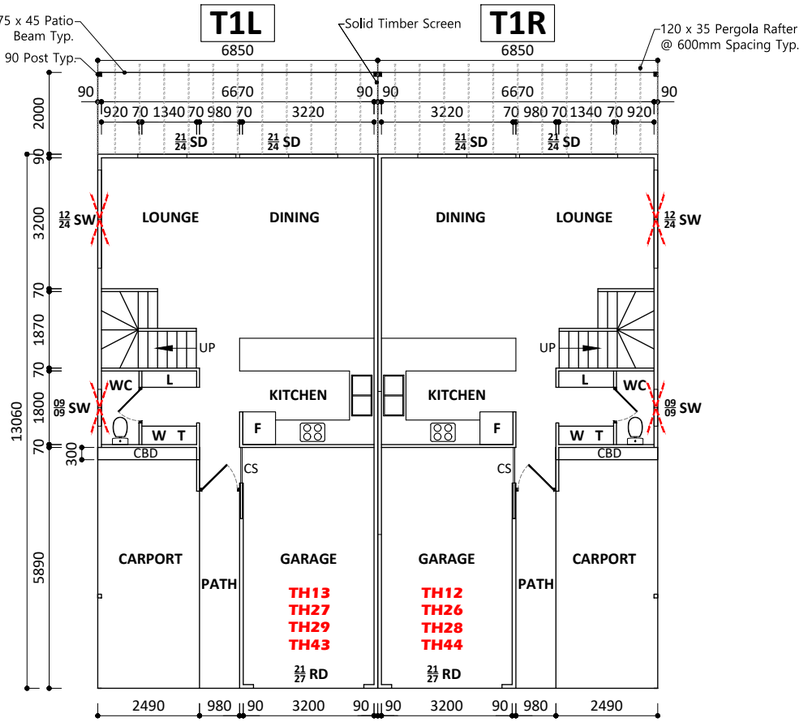
RAY SUGARS
2 Karingal Drive Pimpama
Lot 19 on RP 152380

Drawing Scale
AS SHOWN

Layout ID
JPD-P24-KDP-18

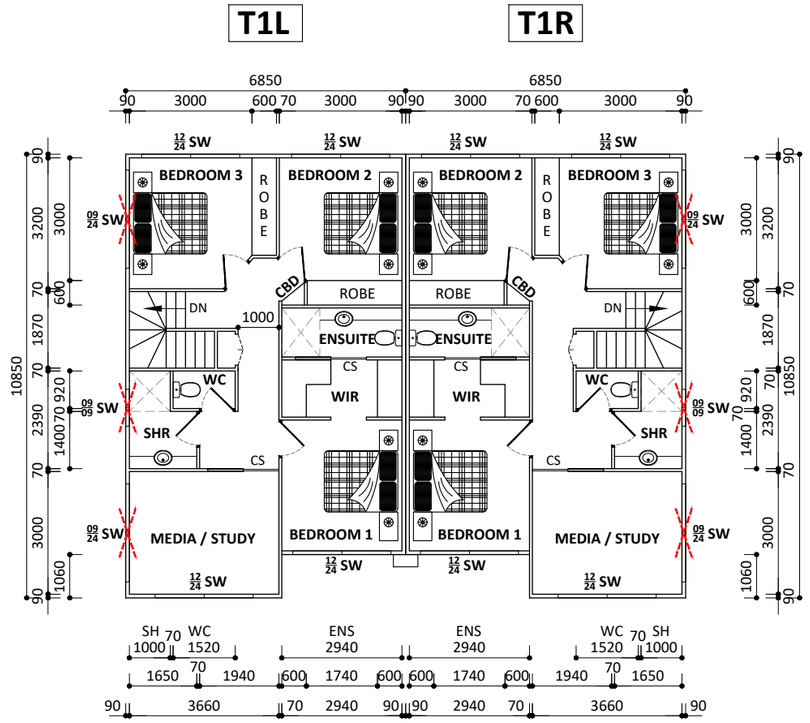
Status

Paper Size
@A3



GROUND FLOOR PLAN

SCALE 1:150



SECOND FLOOR PLAN

SCALE 1:150

INT FLOOR AREAS: **T1L**

Ground Floor :	65.54 m²
Path :	4.72 m²
Carport :	14.59 m²
2nd Floor :	67.98 m²
Total	152.83 m²

INT FLOOR AREAS: **T1R**

Ground Floor :	65.54 m²
Path :	4.72 m²
Carport :	14.59 m²
2nd Floor :	67.98 m²
Total	152.83 m²

Plans applicable for :

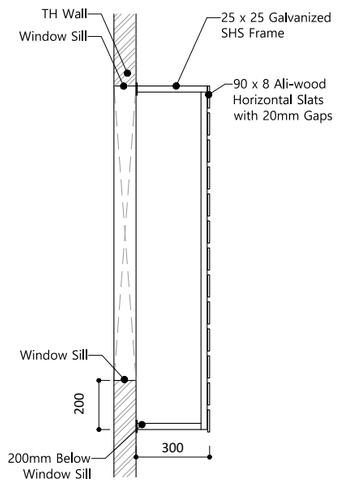
- ***TH12 & TH13***
- ***TH26 & TH27***
- ***TH28 & TH29***
- ***TH43 & TH44***

NOTE :

Provide horizontal Screening to any window overlooking adjoining property.

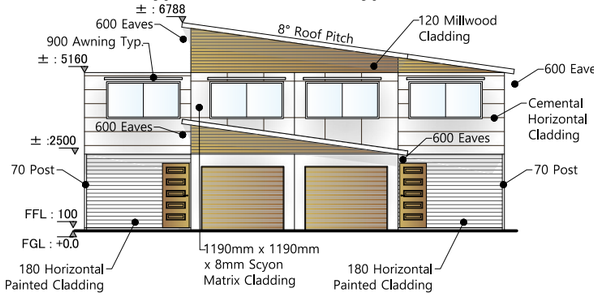
Window Screening Required

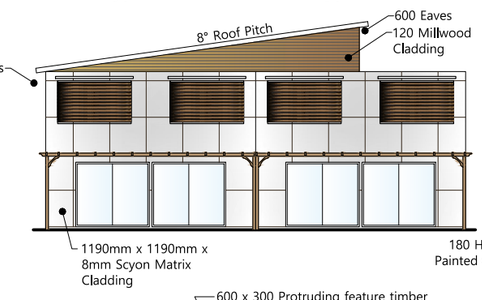
Rear Window Screen Rquired only at : TH43 & TH44 / TH12, TH28 & TH29

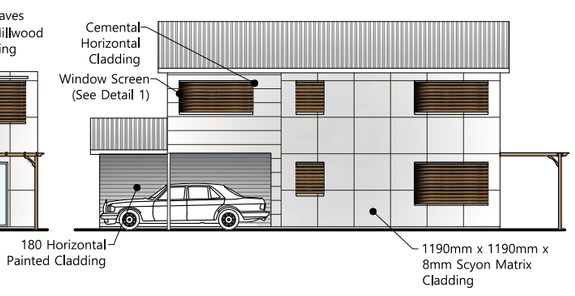


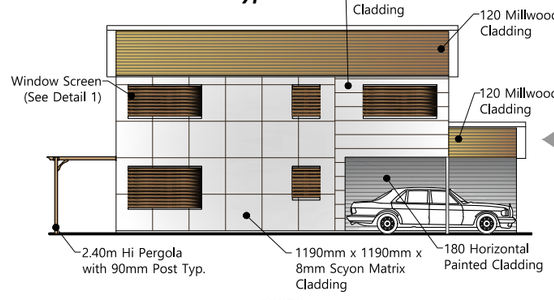
DETAIL 1

SCALE 1:25



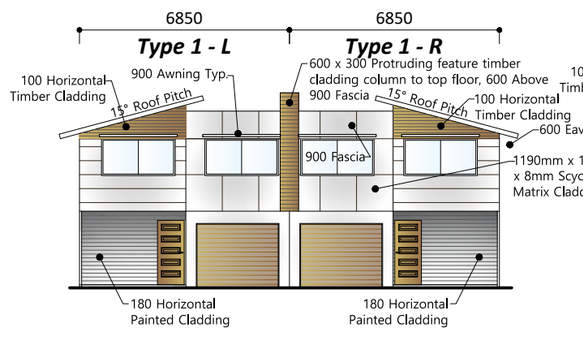


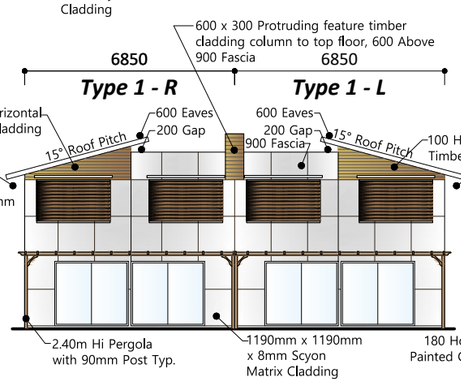


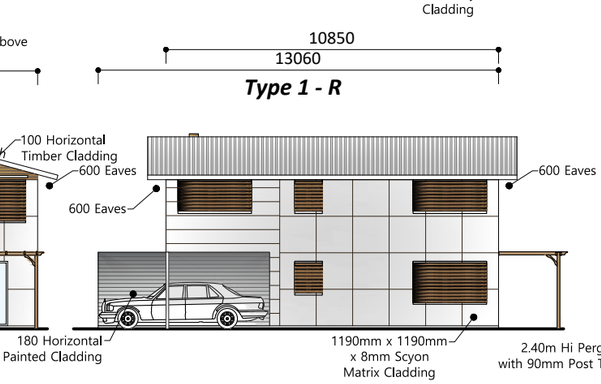


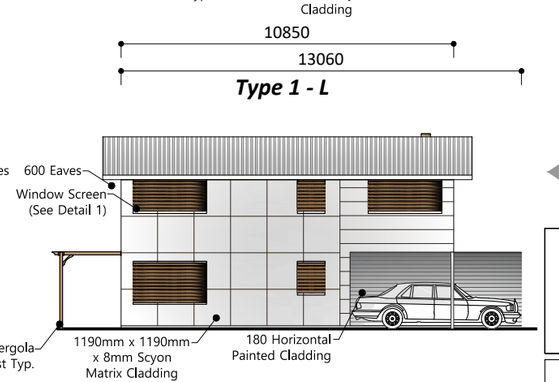
Elevations for :

- ***TH12 & TH13***
- ***TH28 & TH29***









Elevations for :

- ***TH26 & TH27***
- ***TH43 & TH44***

FRONT ELEVATION

SCALE 1:200

REAR ELEVATION

SCALE 1:200

RIGHT SIDE ELEVATION

SCALE 1:200

LEFT SIDE ELEVATION

SCALE 1:200

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Drawn by
John C.

Checked by
JPD, Brian Johnston plan design P/L

Client

PROPOSED TOWNHOUSES

RAY SUGARS
2 Karingal Drive Pimpama
Lot 19 on RP 152380

Drawing Scale
AS SHOWN

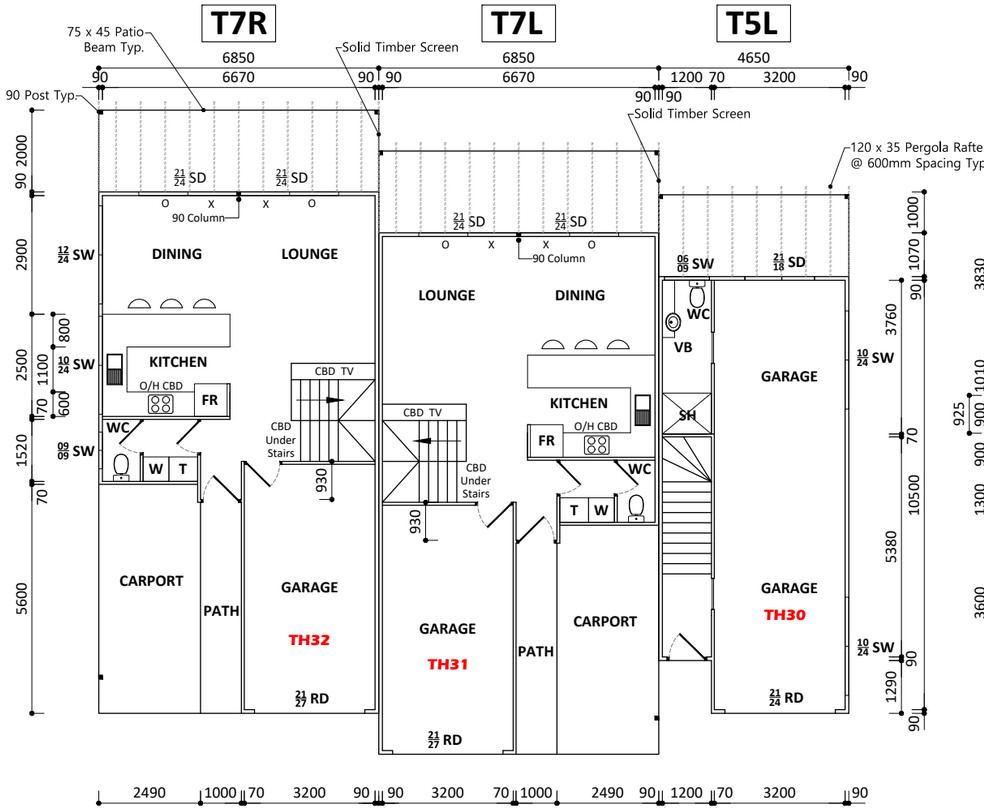
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Status

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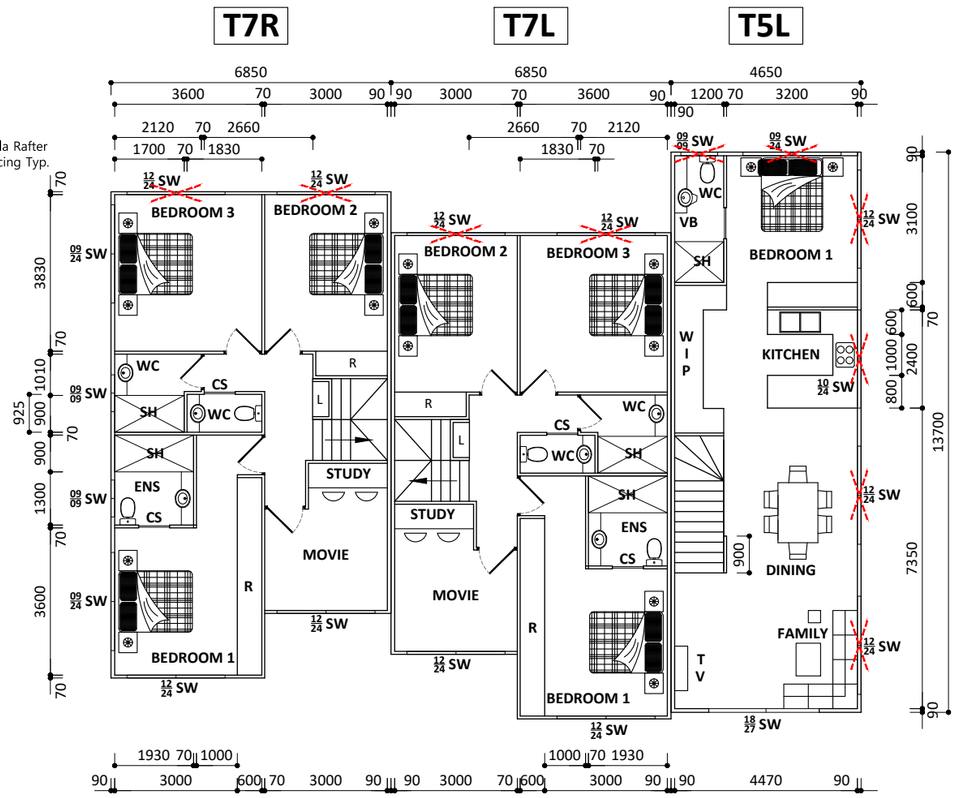
Plans applicable for :

- ***TH30, TH31 & TH32***



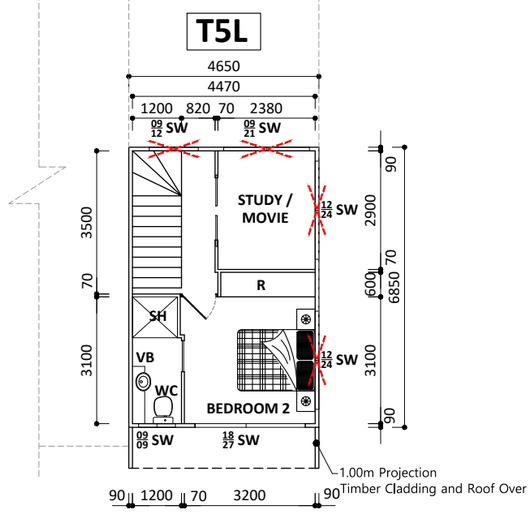
GROUND FLOOR PLAN

SCALE 1:150



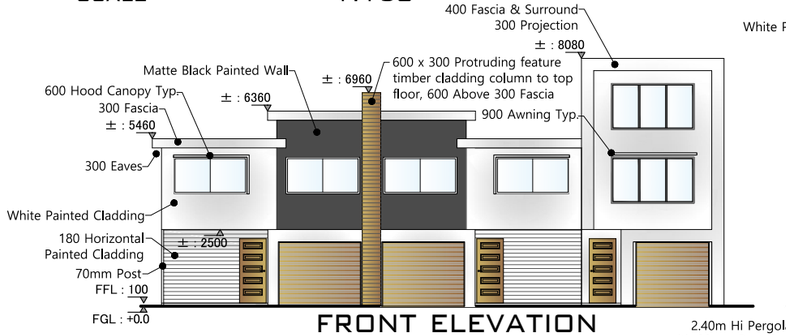
SECOND FLOOR PLAN

SCALE 1:150



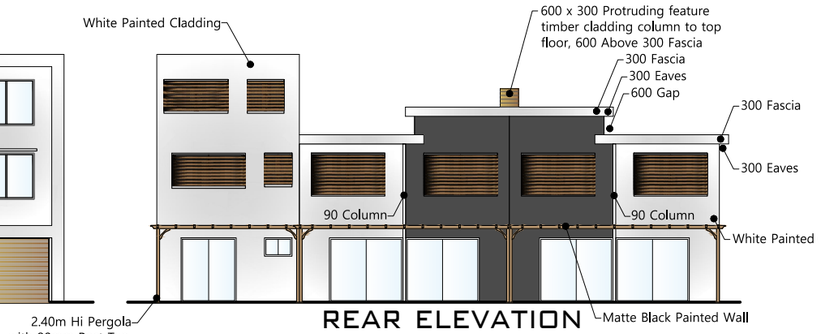
THIRD FLOOR PLAN

SCALE 1:150



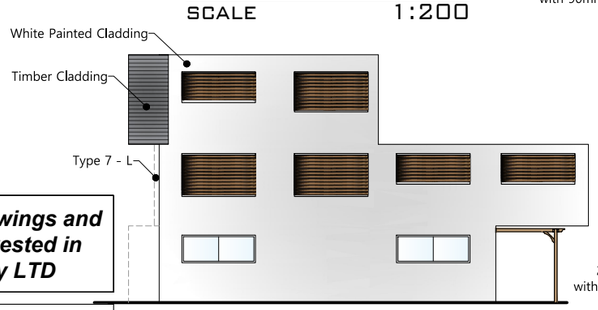
FRONT ELEVATION

SCALE 1:200



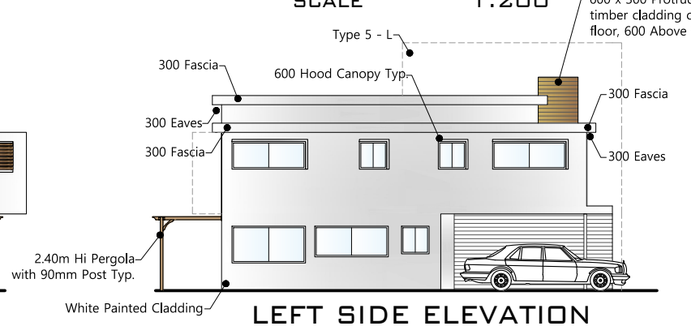
REAR ELEVATION

SCALE 1:200



RIGHT SIDE ELEVATION

SCALE 1:200



LEFT SIDE ELEVATION

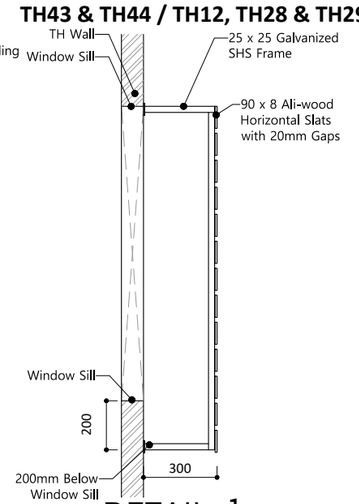
SCALE 1:200

NOTE :

Provide horizontal Screening to any window overlooking adjoining property.

Window Screening Required

Rear Window Screen Rquired only at : TH43 & TH44 / TH12, TH28 & TH29



DETAIL 1

SCALE 1:25

INT FLOOR AREAS:	**T5L**	
Ground Floor :	45.30	m²
Path :	-	m²
Carport :	-	m²
2nd Floor :	60.43	m²
3rd Floor :	29.82	m²
Total	135.55	m²

INT FLOOR AREAS:	**T7L**	
Ground Floor :	64.95	m²
Path :	5.16	m²
Carport :	13.91	m²
2nd Floor :	73.52	m²
Total	157.54	m²

INT FLOOR AREAS:	**T7R**	
Ground Floor :	64.95	m²
Path :	5.16	m²
Carport :	13.91	m²
2nd Floor :	73.52	m²
Total	157.54	m²

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Client

PROPOSED TOWNHOUSES

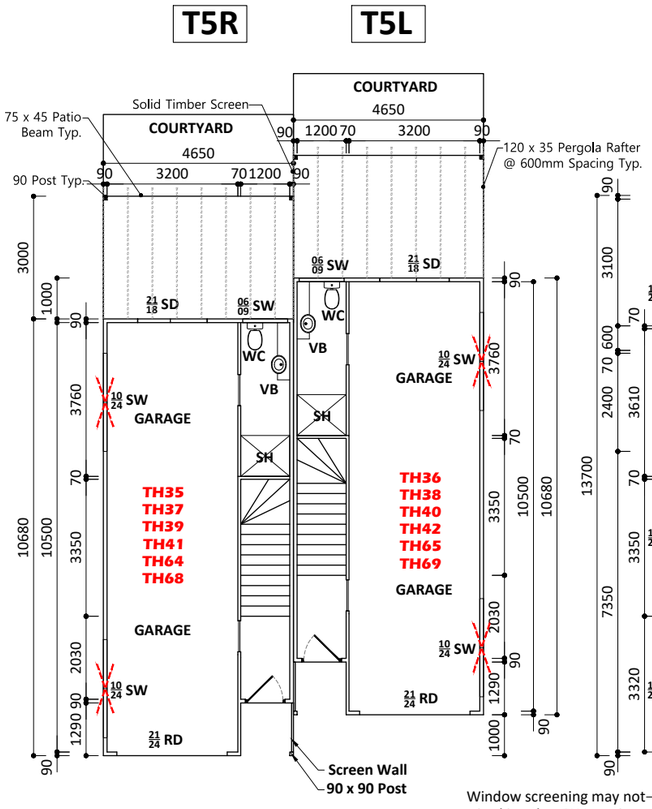
RAY SUGARS
2 Karingal Drive Pimpama
Lot 19 on RP 152380

Drawing Scale
AS SHOWN

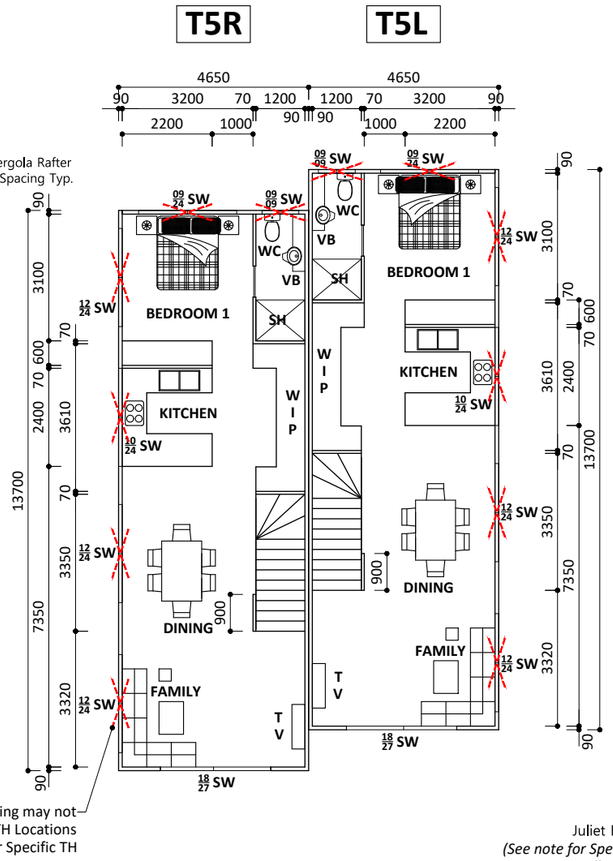
Layout ID
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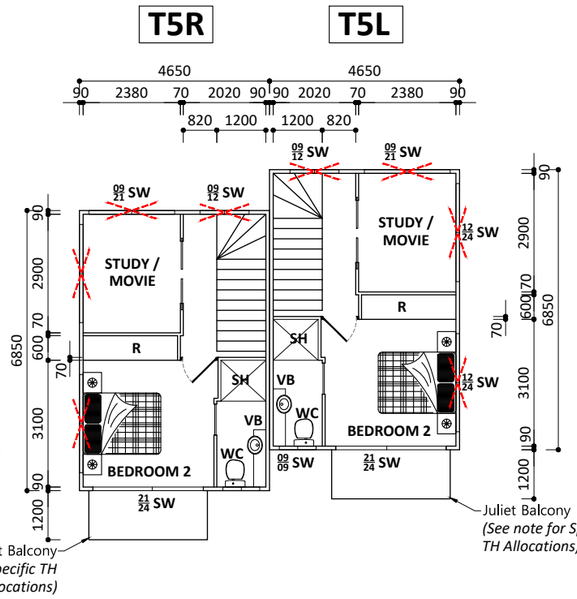
GROUND FLOOR PLAN
SCALE 1:150



SECOND FLOOR PLAN
SCALE 1:150

NOTE :

TH Overlap varies depends on TH Postioning on SITE Layout ***(JPD-P24-KDP-01)***.
TH may be flushed to adjoining TH.



THIRD FLOOR PLAN
SCALE 1:150

INT FLOOR AREAS: **T5R**

Ground Floor :	45.30 m²
Path :	- m²
Carport :	- m²
2nd Floor :	60.43 m²
3rd Floor :	29.82 m²
Total	135.55 m²

INT FLOOR AREAS: **T5L**

Ground Floor :	45.30 m²
Path :	- m²
Carport :	- m²
2nd Floor :	60.43 m²
3rd Floor :	29.82 m²
Total	135.55 m²

Plans applicable for :

- ***TH35 & TH36***
- ***TH37 & TH38***
- ***TH39 & TH40***
- ***TH41 & TH42***
- ***TH64 & TH65***
- ***TH68 & TH69***

NOTE :

Provide horizontal Screening to any window overlooking adjoining property.

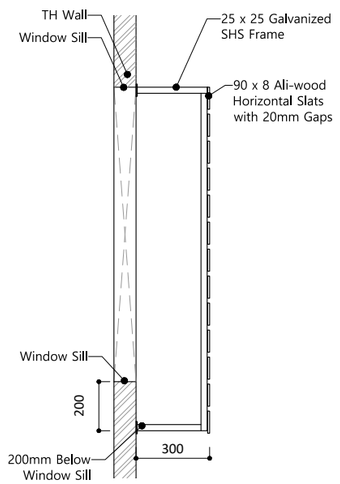
Window Screening Required

Window Screening Not Required at :

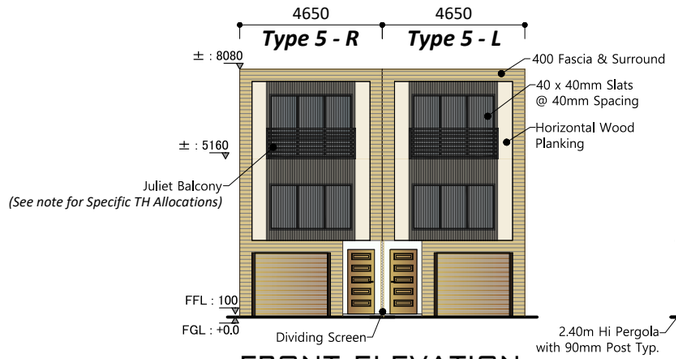
- ***TH22, TH66 & TH70***

Juliet Balcony applicable for :

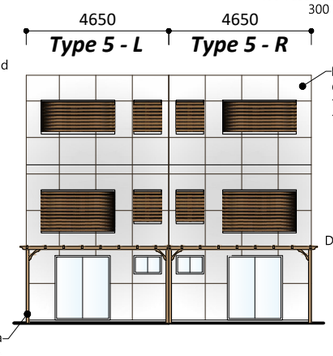
- ***TH39, TH40, TH41, TH42,***



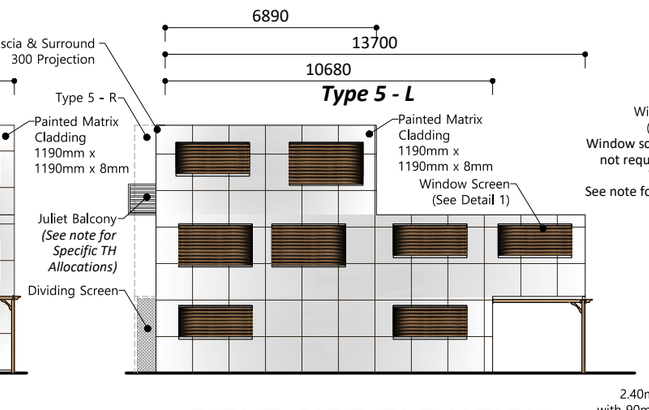
DETAIL 1
SCALE 1:25



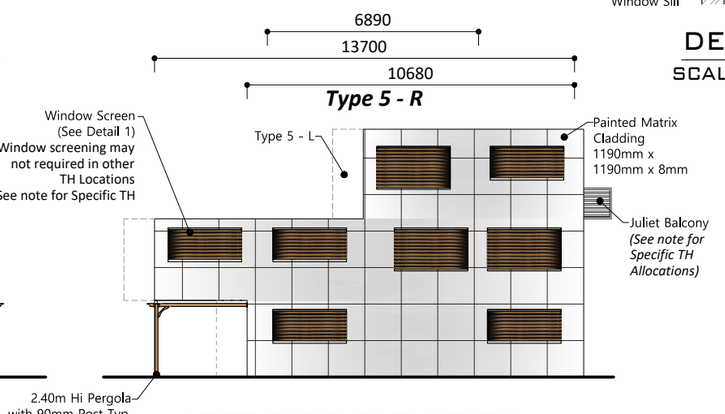
FRONT ELEVATION
SCALE 1:200



REAR ELEVATION
SCALE 1:200



RIGHT SIDE ELEVATION
SCALE 1:200



LEFT SIDE ELEVATION
SCALE 1:200

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Drawn by
John C.

Checked by
JPD, Brian Johnston plan design P/L

Client

PROPOSED TOWNHOUSES

RAY SUGARS
2 Karingal Drive Pimpama
Lot 19 on RP 152380

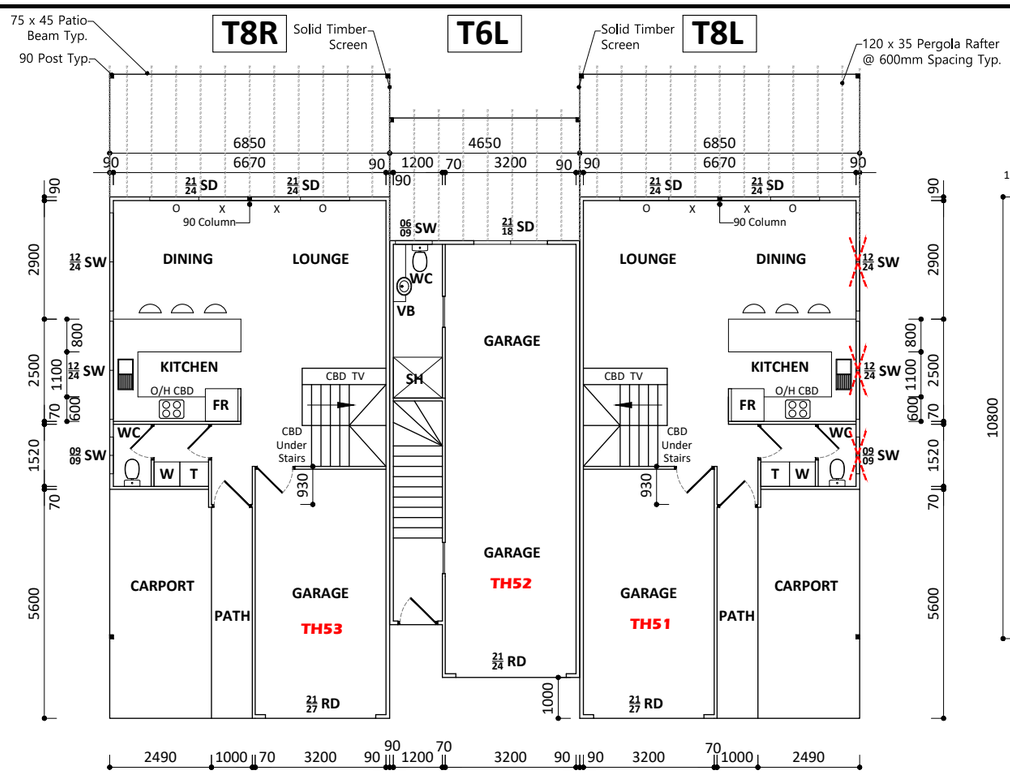
Drawing Scale
AS SHOWN

Layout ID
JPD-P24-KDP-21

Status

Paper Size
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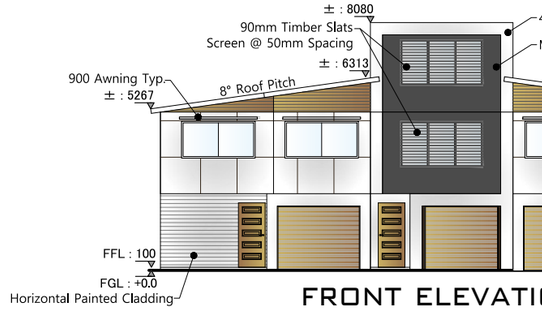
Plans applicable for :
- *TH51, TH52 & TH53*



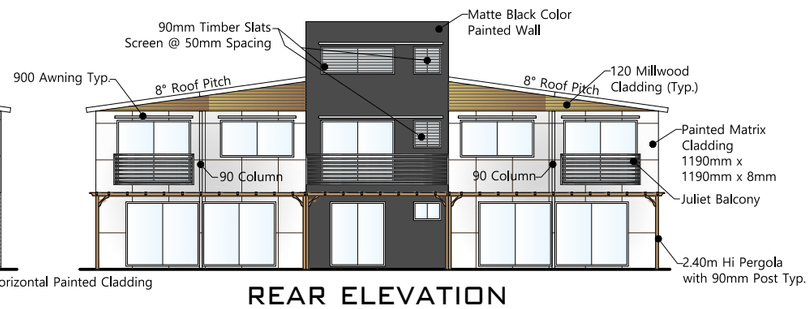
GROUND FLOOR PLAN
SCALE 1:150

SECOND FLOOR PLAN
SCALE 1:150

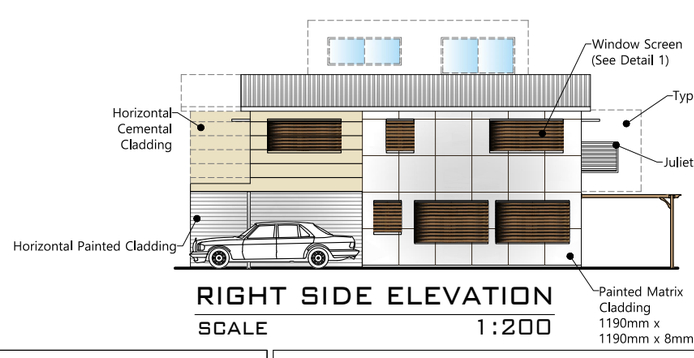
THIRD FLOOR PLAN
SCALE 1:150



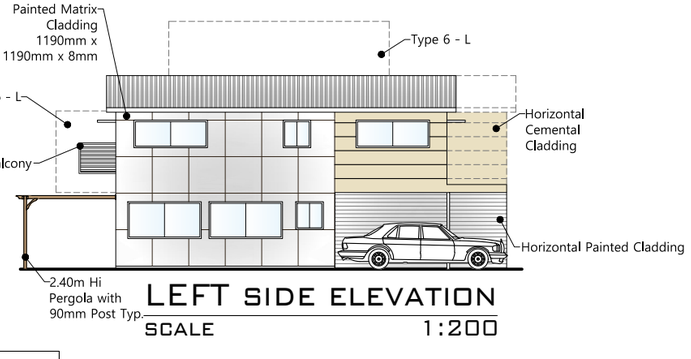
FRONT ELEVATION
SCALE 1:200



REAR ELEVATION
SCALE 1:200



RIGHT SIDE ELEVATION
SCALE 1:200

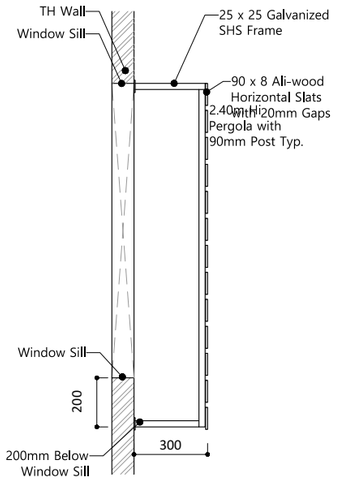


LEFT SIDE ELEVATION
SCALE 1:200

NOTE :

Provide horizontal Screening to any window overlooking adjoining property.

Window Screening Required



DETAIL 1
SCALE 1:25

INT FLOOR AREAS:	**T8L**	
Ground Floor :	64.95	m²
Path :	5.16	m²
Carport :	13.91	m²
2nd Floor (Ex. Balcony :	76.82	m²
Total	160.84	m²

INT FLOOR AREAS:	**T6L**	
Ground Floor :	45.30	m²
Path :	-	m²
Carport :	-	m²
2nd Floor :	60.43	m²
3rd Floor :	30.08	m²
Total	135.81	m²

INT FLOOR AREAS:	**T8R**	
Ground Floor :	64.95	m²
Path :	5.16	m²
Carport :	13.91	m²
2nd Floor (Ex. Balcony :	76.82	m²
Total	160.84	m²

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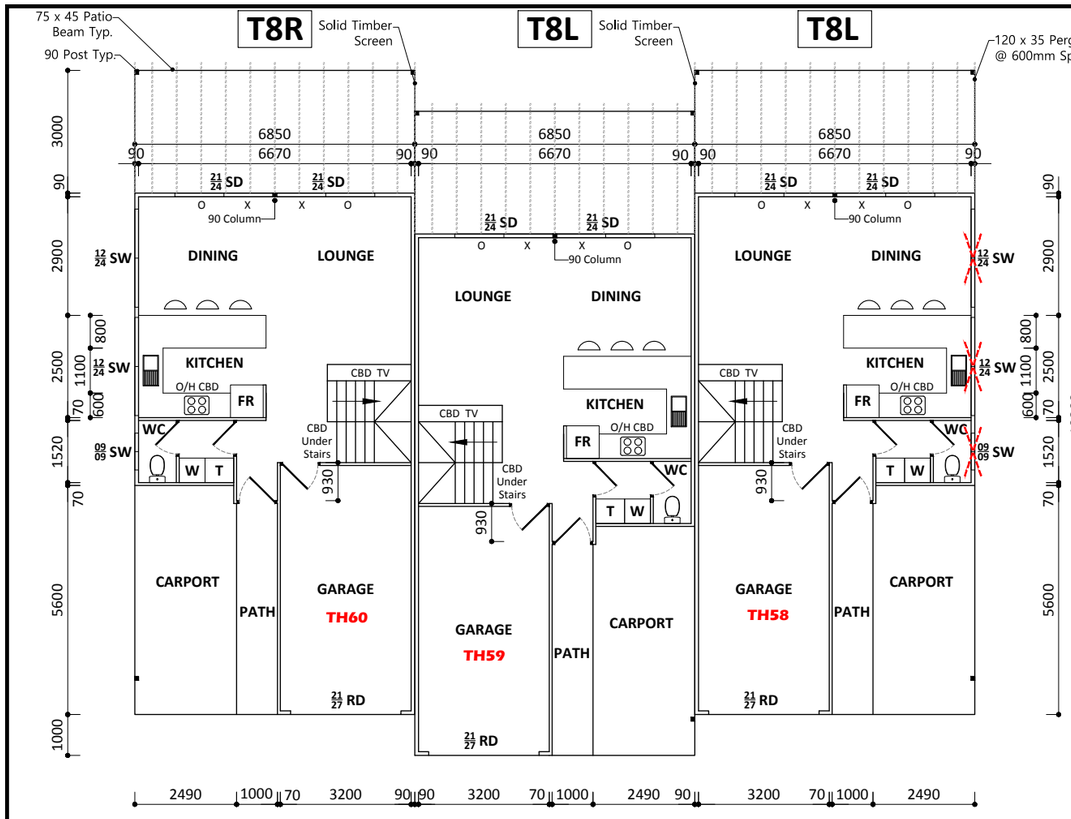
Client

PROPOSED TOWNHOUSES

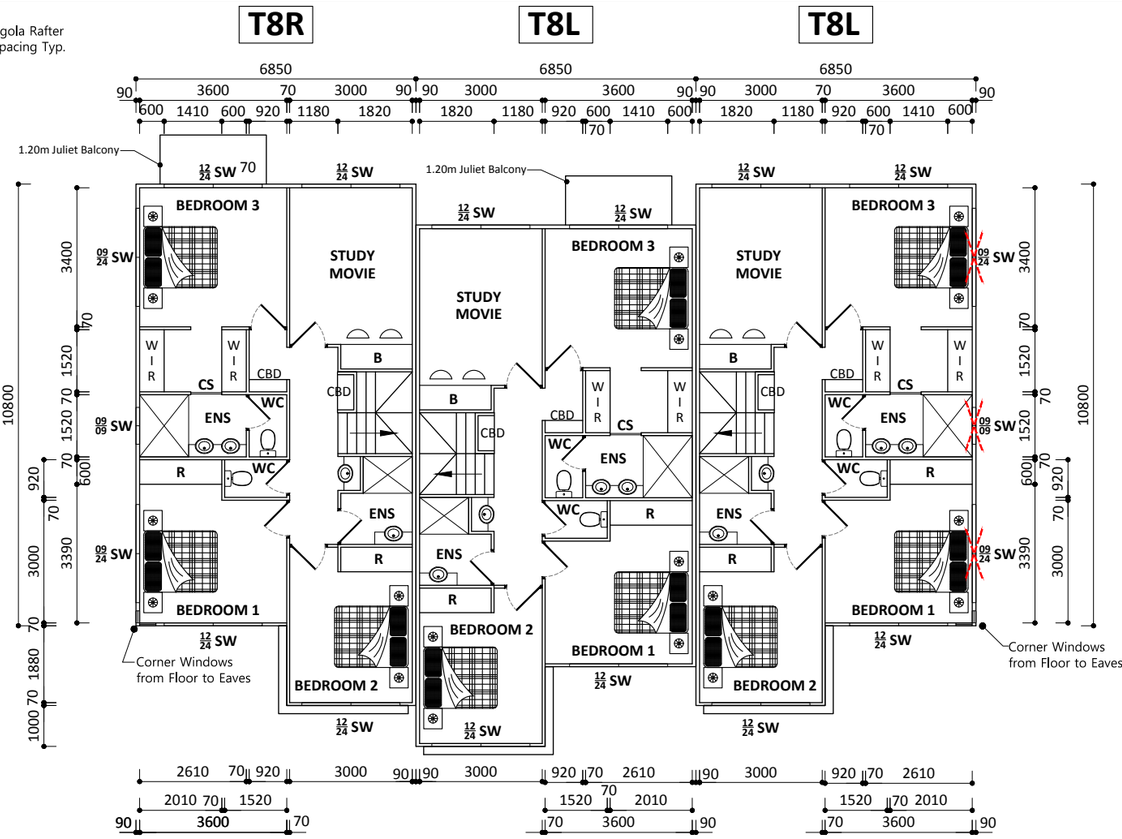
RAY SUGARS
2 Karingal Drive Pimpama
Lot 19 on RP 152380

Drawing Scale
AS SHOWN

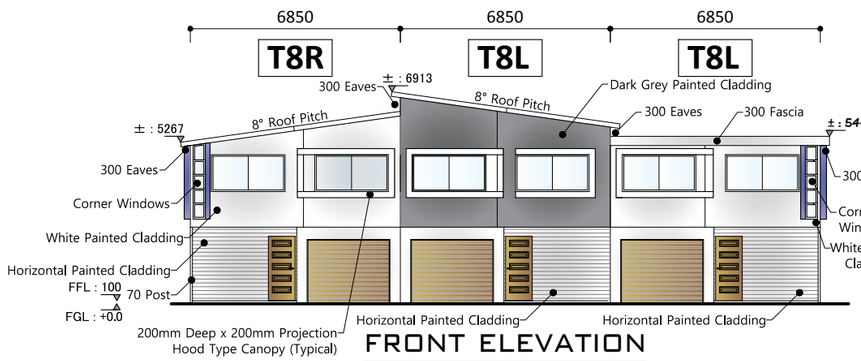
Layout ID | Status | Paper Size
JPD-P24-KDP-22 | | @A3



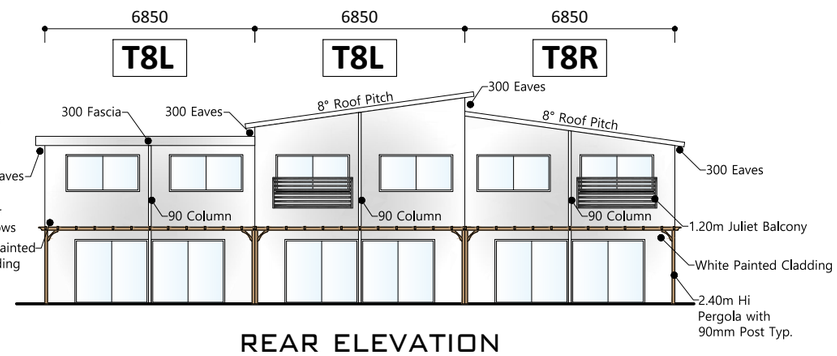
GROUND FLOOR PLAN
SCALE 1:150



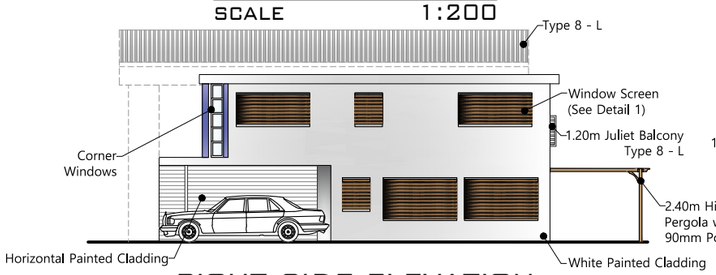
SECOND FLOOR PLAN
SCALE 1:150



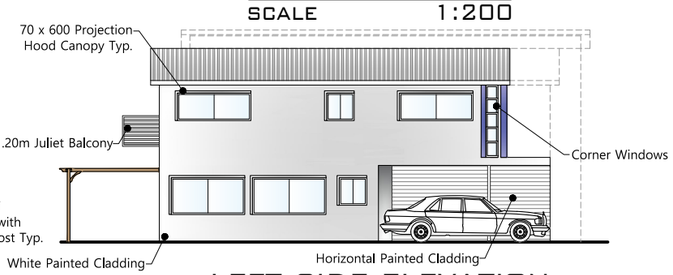
FRONT ELEVATION
SCALE 1:200



REAR ELEVATION
SCALE 1:200



RIGHT SIDE ELEVATION
SCALE 1:200



LEFT SIDE ELEVATION
SCALE 1:200

Plans applicable for :
- ***TH58, TH59 & TH60***

INT FLOOR AREAS: **T8L**

Ground Floor :	64.95 m²
Path :	5.16 m²
Carport :	13.91 m²
2nd Floor (Ex. Balcony :	76.82 m²
Total	160.84 m²

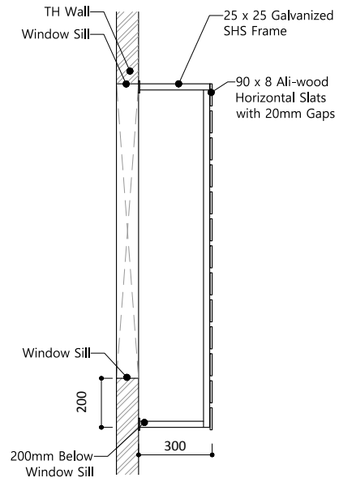
INT FLOOR AREAS: **T8R**

Ground Floor :	64.95 m²
Path :	5.16 m²
Carport :	13.91 m²
2nd Floor (Ex. Balcony :	76.82 m²
Total	160.84 m²

NOTE :

Provide horizontal Screening to any window overlooking adjoining property.

Window Screening Required



DETAIL 1
SCALE 1:25

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John C.

Checked by
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Client

PROPOSED TOWNHOUSES

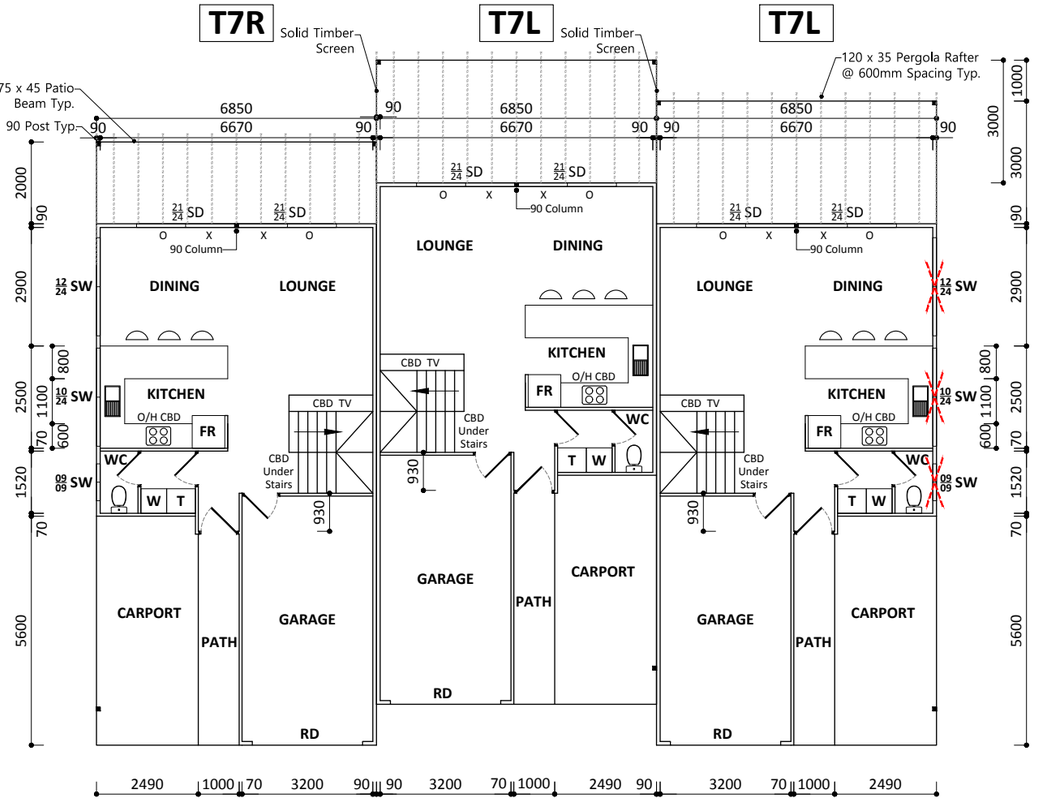
RAY SUGARS
2 Karingal Drive Pimpama
Lot 19 on RP 152380

Drawing Scale
AS SHOWN

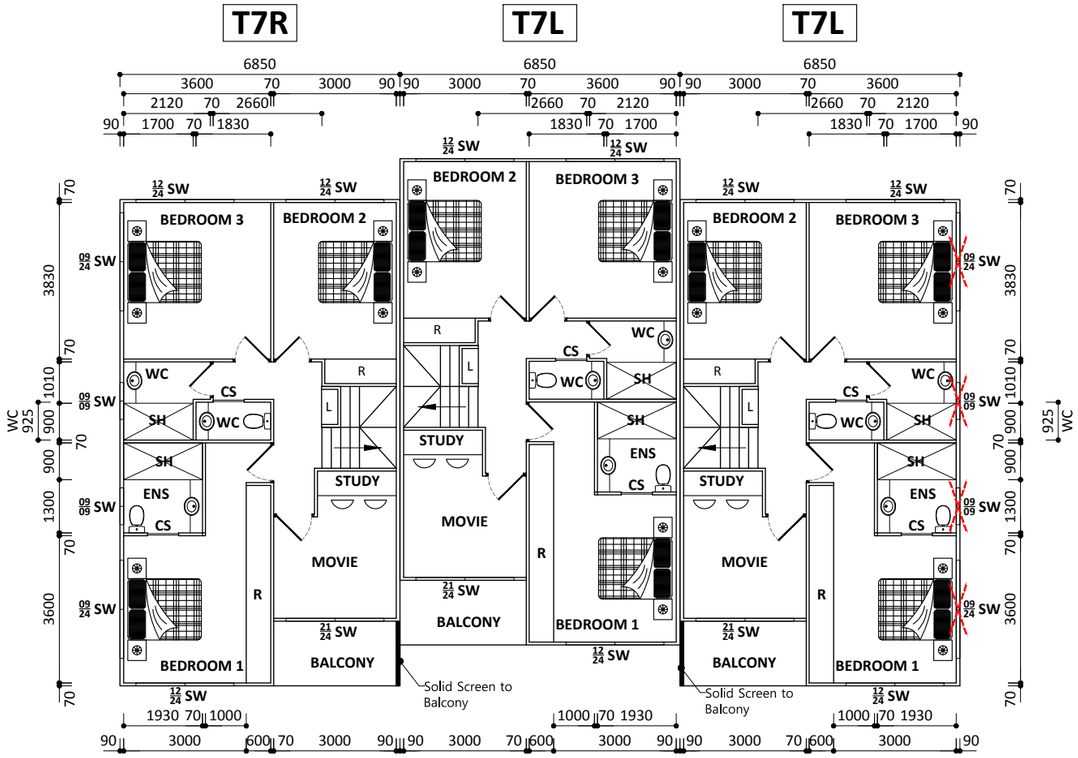
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JPD-P24-KDP-23

Status

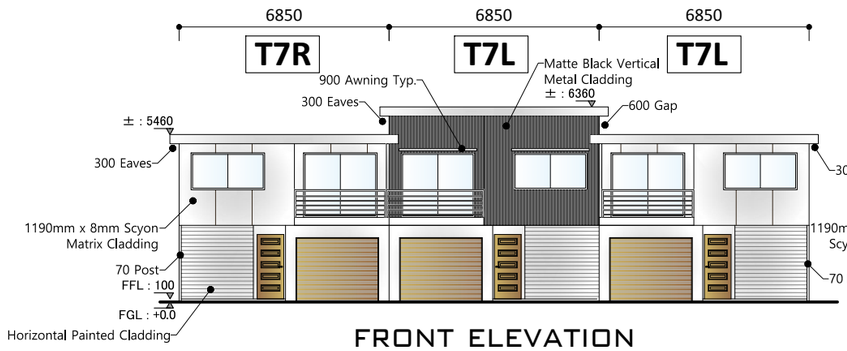
Paper Size
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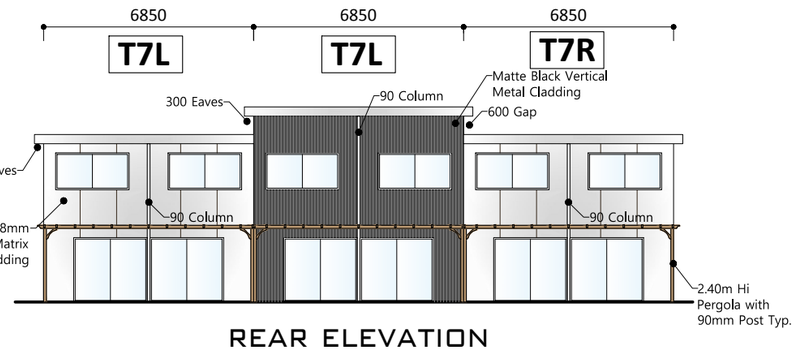
GROUND FLOOR PLAN
SCALE 1:150



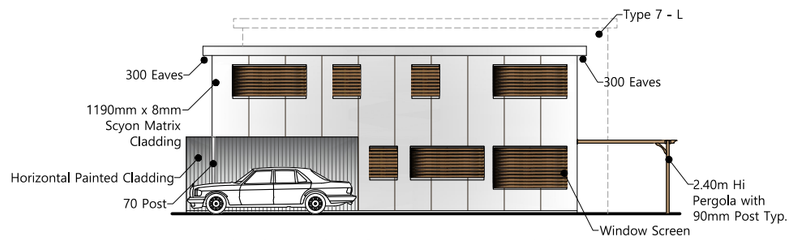
SECOND FLOOR PLAN
SCALE 1:150



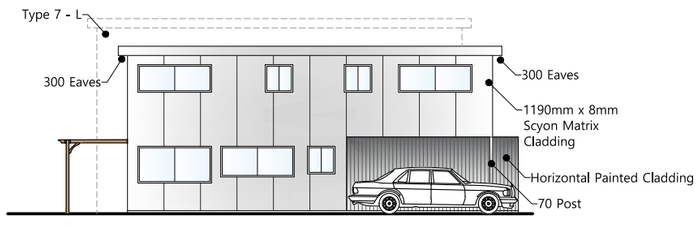
FRONT ELEVATION
SCALE 1:200



REAR ELEVATION
SCALE 1:200



RIGHT SIDE ELEVATION
SCALE 1:200



LEFT SIDE ELEVATION
SCALE 1:200

Plans applicable for :
- ***TH61, TH62 & TH63***

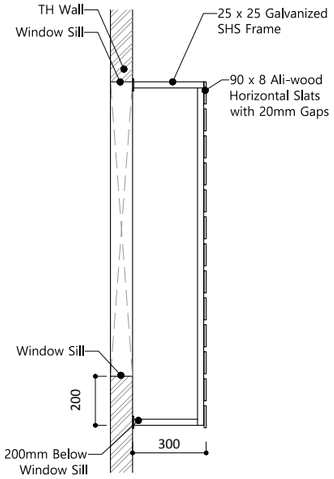
INT FLOOR AREAS: **T7L**	
Ground Floor :	64.95 m²
Path :	5.16 m²
Carport :	13.91 m²
2nd Floor :	73.52 m²
Total	157.54 m²

INT FLOOR AREAS: **T7R**	
Ground Floor :	64.95 m²
Path :	5.16 m²
Carport :	13.91 m²
2nd Floor :	73.52 m²
Total	157.54 m²

NOTE :

Provide horizontal Screening to any window overlooking adjoining property.

Window Screening Required



DETAIL 1
SCALE 1:25

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Client

PROPOSED TOWNHOUSES

RAY SUGARS
2 Karingal Drive Pimpama
Lot 19 on RP 152380

Drawing Scale
AS SHOWN

Layout ID
JPD-P24-KDP-24

Status

Paper Size
@A3