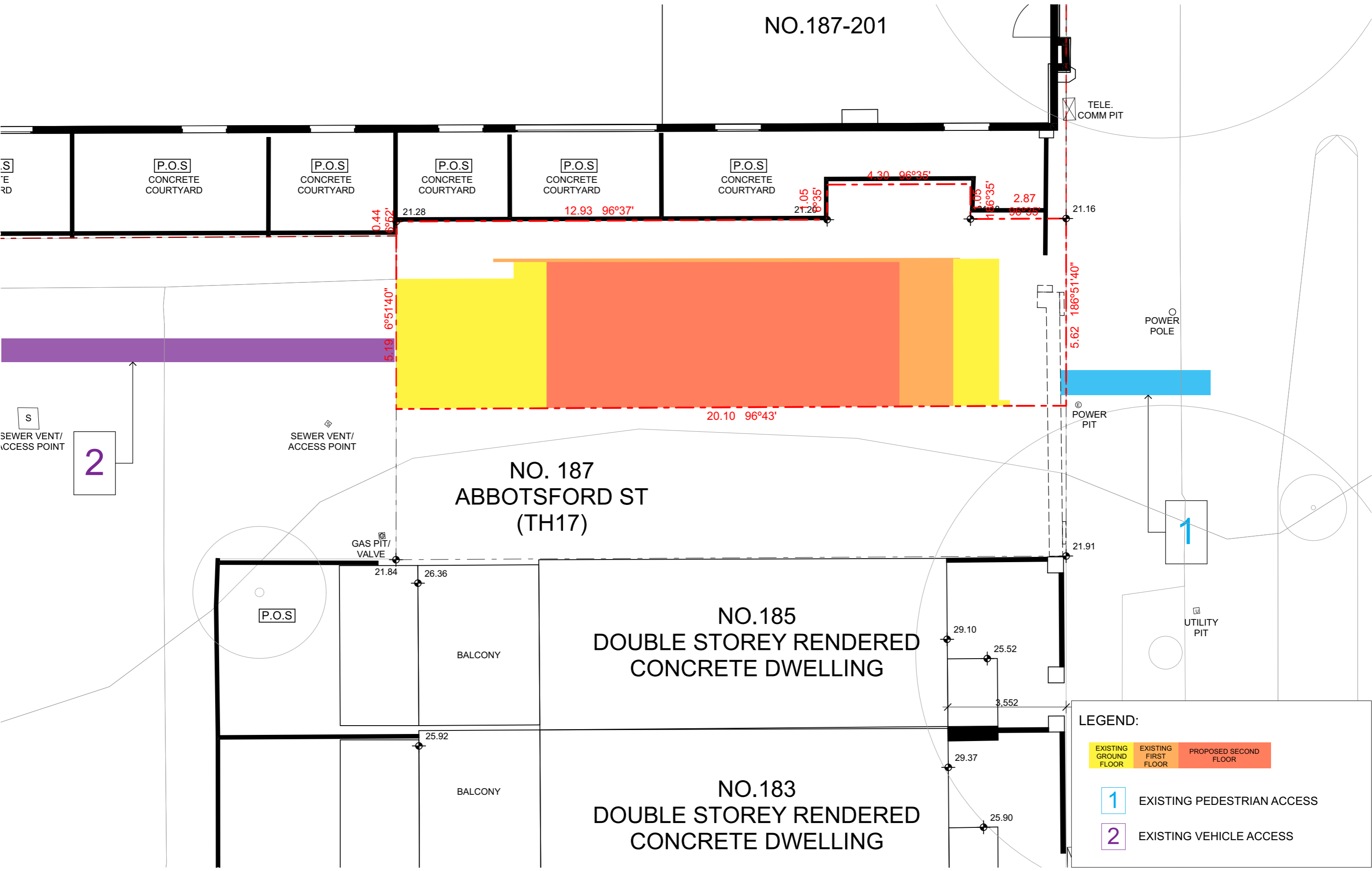


NO.187-201



NO. 187
ABBOTSFORD ST
(TH17)

NO.185
DOUBLE STOREY RENDERED
CONCRETE DWELLING

NO.183
DOUBLE STOREY RENDERED
CONCRETE DWELLING

LEGEND:

	EXISTING GROUND FLOOR		PROPOSED SECOND FLOOR
	EXISTING PEDESTRIAN ACCESS		
	EXISTING VEHICLE ACCESS		



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Client
MR. MILENKOVIC

Project Name
ALTERATIONS & ADDITIONS

189 ABBOTSFORD ST, NORTH MELBOURNE

Drawing Title: DESIGN RESPONSE			
Scale: 1:100	Date: 14/11/2022		
Status: TP	Checked By:		
Project No: 15.019	Drawing No.: TP1.04	Rev.:	
Plot Date:		14/11/2022	

M:\2018\15.019 Abbotsford st North Melb\cad\01 Model\15.019 Abbotsford St_DD_2022.plt

NO.187-201

P.O.S
CONCRETE
COURTYARD

P.O.S
CONCRETE
COURTYARD

P.O.S
CONCRETE
COURTYARD

P.O.S
CONCRETE
COURTYARD

P.O.S
CONCRETE
COURTYARD

TELE.
COMM PIT

0.44
6°52'

21.28

12.93 96°37'

1.05
8°35'

21.28

4.30 96°35'

1.05
16°35'

2.87

21.16

5.19 6°51'40"

5.62 186°51'40"

POWER
POLE

TH16

21.92

20.10 96°43'

POWER
PIT

S

VER VENT/
ESS POINT

SEWER VENT/
ACCESS POINT

NO. 187
ABBOTSFORD ST
(TH17)

GAS PIT/
VALVE

21.84

26.36

P.O.S

BALCONY

NO.185
DOUBLE STOREY RENDERED
CONCRETE DWELLING

29.10

25.52

3.552

UTILITY
PIT

25.92

BALCONY

NO.183
DOUBLE STOREY RENDERED
CONCRETE DWELLING

29.37

25.90

TELE

ABBOTSFORD ST

METAXAS

EXISTING WALL
NEW PROPOSED WALL



Client	MR. MILENKOVIC
Project Name	ALTERATIONS & ADDITIONS
189 ABBOTSFORD ST, NORTH MELBOURNE	

Drawing Title: GROUND FLOOR PLAN			
Scale: 1:100	Date: 14/11/2022		
Status: TP	Checked By:		
Project No: 15.019	Drawing No: TP2.01	Rev.	
Plot Date:		14/11/2022	

NO.187-201

P.O.S
CONCRETE
COURTYARD

P.O.S
CONCRETE
COURTYARD

P.O.S
CONCRETE
COURTYARD

P.O.S
CONCRETE
COURTYARD

P.O.S
CONCRETE
COURTYARD

TELE.
COMM PIT

0.44
6°52'

21.28

12.93 96°37'

21.28
8°35'

4.30 96°35'

1.05
16°35'

2.87
96°35'

21.16

NEW WALL

NEW STAIR

INFILL
LIGHTWEIGHT
CONSTRUCTION

TH16

24.96

5.19 6°51'40"

5.62 186°51'40"

POWER
POLE

S
VER VENT/
ESS POINT

SEWER VENT/
ACCESS POINT

POWER
PIT

20.10 96°43'

NO. 187
ABBOTSFORD ST
(TH17)

21.91

GAS PIT/
VALVE

21.84

26.36

P.O.S

BALCONY

NO.185
DOUBLE STOREY RENDERED
CONCRETE DWELLING

29.10

25.52

3.552

UTILITY
PIT

25.92

BALCONY

NO.183
DOUBLE STOREY RENDERED
CONCRETE DWELLING

29.37

25.90

TELE

ABBOTSFORD ST

METAXAS

EXISTING WALL
NEW PROPOSED WALL



Client
MR. MILENKOVIC
Project Name
ALTERATIONS & ADDITIONS
Project No.
189 ABBOTSFORD ST, NORTH MELBOURNE

Drawing Title:
FIRST FLOOR PLAN
Scale: 1:100 Date: 14/11/2022
Status: TP Checked By:
Project No. Drawing No.: Rev.
15.019 TP2.02
Plot Date: 14/11/2022

NO.187-201

P.O.S
CONCRETE
COURTYARD

P.O.S
CONCRETE
COURTYARD

P.O.S
CONCRETE
COURTYARD

P.O.S
CONCRETE
COURTYARD

P.O.S
CONCRETE
COURTYARD

TELE.
COMM PIT

0.44
6°52'

21.28

12.93 96°37'

21.28

1.05
8°35'

4.30 96°35'

1.05
16°35'

2.87

21.16

5.19 6°51'40"

4.520

TH16

A: 43 m²

ENS

BEDROOM

A: 6 m²

TERRACE

1.455

5.000

3.520

POWER
POLE

5.62 186°51'40"

POWER
PIT

S

VER VENT/
ESS POINT

SEWER VENT/
ACCESS POINT

NO. 187
ABBOTSFORD ST
(TH17)

GAS PIT/
VALVE

21.84

26.36

P.O.S

BALCONY

NO.185
DOUBLE STOREY RENDERED
CONCRETE DWELLING

29.10

25.52

3.552

UTILITY
PIT

25.92

BALCONY

NO.183
DOUBLE STOREY RENDERED
CONCRETE DWELLING

29.37

25.90

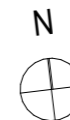
Development summary			
Unit	FLOOR AREA sqm		TOTAL AREA sqm
	TERRACE	RESIDENTIAL	
TH 16	6	43	49

TELE

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EXISTING WALL
NEW PROPOSED WALL



Client
MR. MILENKOVIC
Project Name
ALTERATIONS & ADDITIONS
189 ABBOTSFORD ST, NORTH MELBOURNE

Drawing Title:
**SECOND FLOOR PLAN
(PROPOSED)**
Scale: 1:100, 1:1 Date: 21/11/2022
Status: TP Checked By:
Project No: Drawing No.: Rev.
15.019 **TP2.03**

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Plot Date: 21/11/2022

NO.187-201

P.O.S
CONCRETE
COURTYARD

P.O.S
CONCRETE
COURTYARD

P.O.S
CONCRETE
COURTYARD

P.O.S
CONCRETE
COURTYARD

P.O.S
CONCRETE
COURTYARD

TELE.
COMM PIT

0.44
6°52'

21.28

12.93 96°37'

21.28
8°35'

4.30 96°35'

1.05
136°35'

2.87
96°35'

21.16

5.19 6°51'40"

20.10 96°43'

5.62 186°51'40"

POWER
POLE

ABBOTSFORD ST

S

VER VENT/
ESS POINT

SEWER VENT/
ACCESS POINT

NO. 187
ABBOTSFORD ST
(TH17)

POWER
PIT

GAS PIT/
VALVE

21.84

26.36

P.O.S

BALCONY

NO.185
DOUBLE STOREY RENDERED
CONCRETE DWELLING

21.91

UTILITY
PIT

25.92

BALCONY

NO.183
DOUBLE STOREY RENDERED
CONCRETE DWELLING

29.10

25.52

3.552

29.37

25.90

TELE

METAXAS

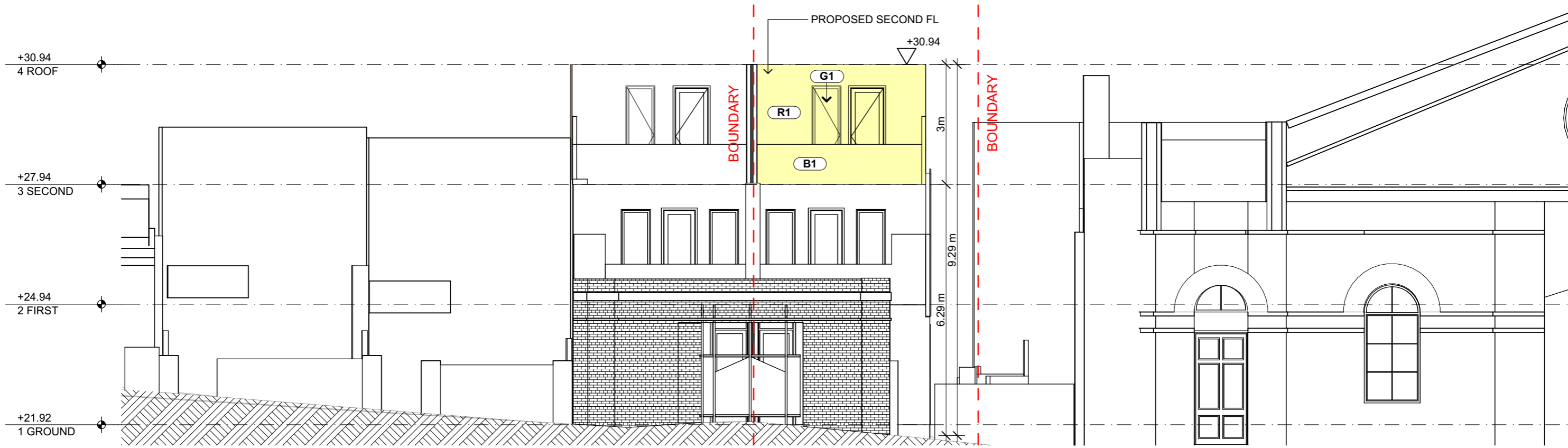
METAXAS ARCHITECTS PTY LTD. ABN 180 791 78626. 14 / 233 CARDIGAN STREET, CARLTON VIC 3053. AUSTRALIA
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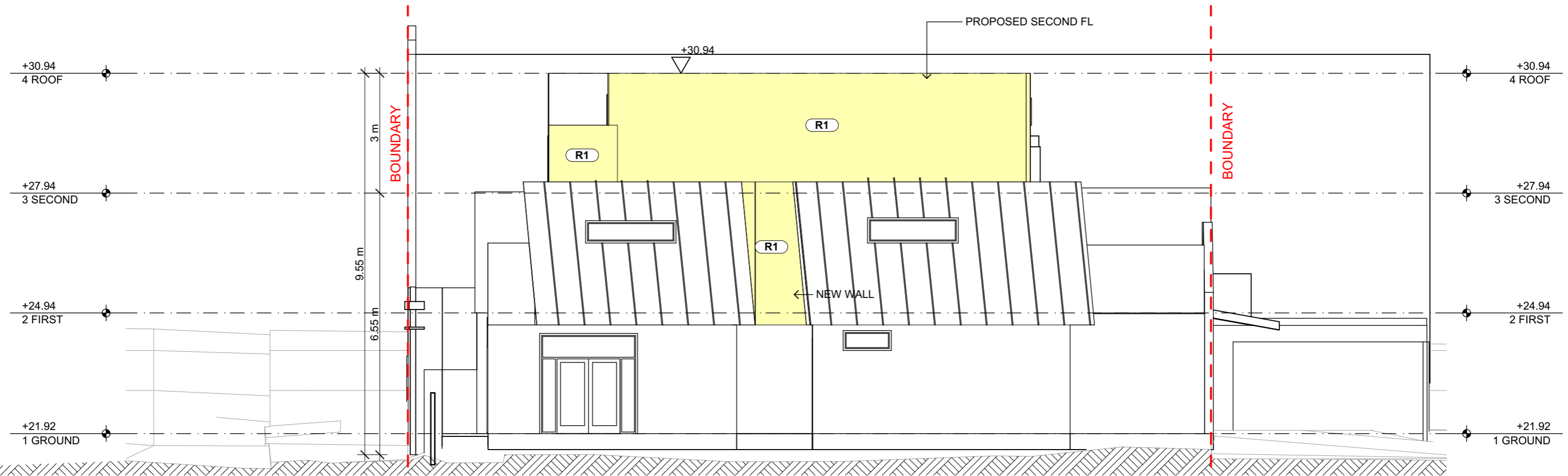
Client	MR. MILENKOVIC
Project Name	ALTERATIONS & ADDITIONS
189 ABBOTSFORD ST, NORTH MELBOURNE	

Drawing Title: ROOF PLAN			
Scale: 1:100	Date: 14/11/2022		
Status: TP	Checked By:		
Project No: 15.019	Drawing No.: TP2.04	Rev.	
Plot Date:		14/11/2022	

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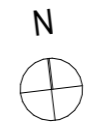


1 EAST ELEVATION



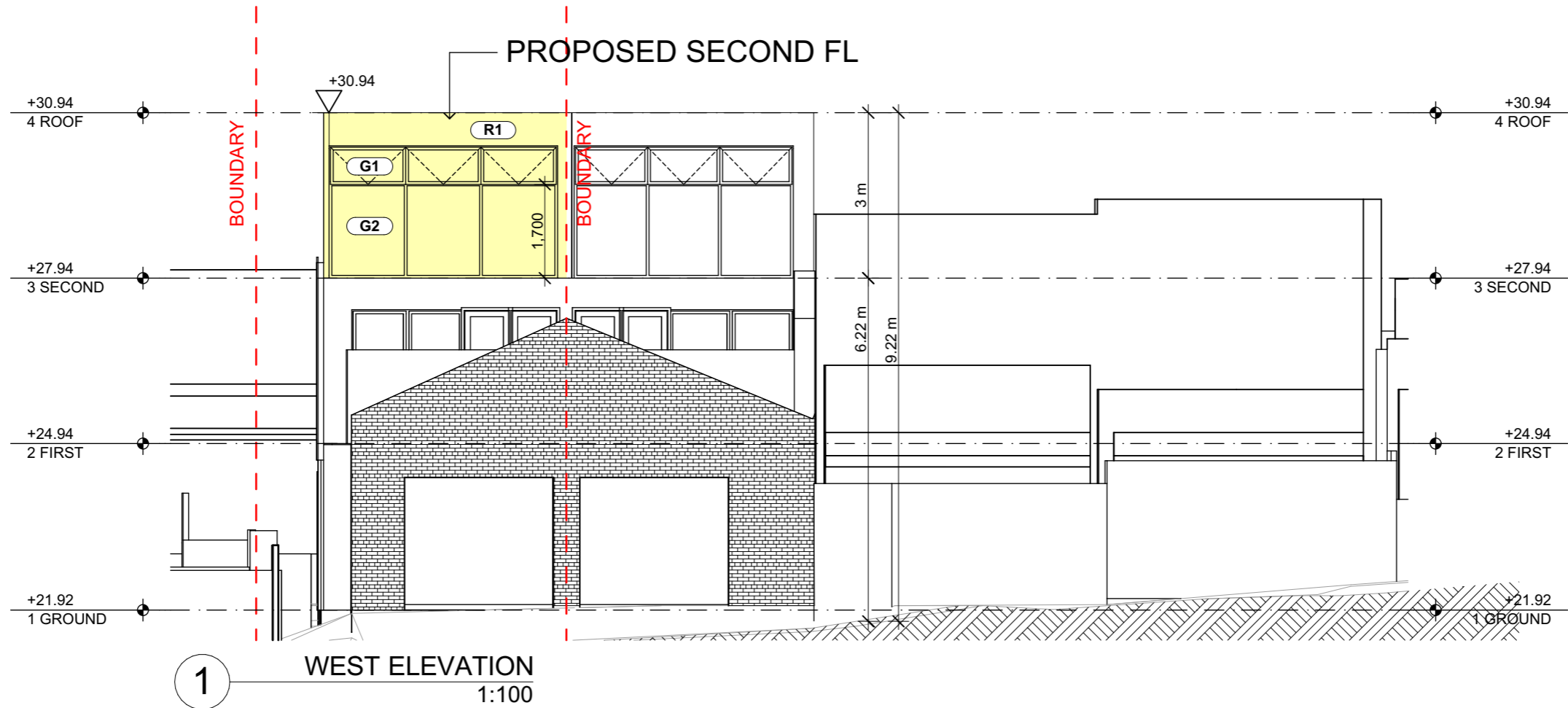
2 NORTH ELEVATION

- R1** RENDERED WALL TO MATCH EXISTING WALL COLOUR
 - G1** CLEAR GLAZING
 - G2** DARK TINTED GLASS
 - B1** GLASS BALUSTRADE TO MATCH EXISTING BALUSTRADE
- DENOTES NEW WORKS



Client MR. MILENKOVIC	
Project Name ALTERATIONS & ADDITIONS	
Project No. 189 ABBOTSFORD ST, NORTH MELBOURNE	

Drawing Title: NORTH & EAST ELEVATIONS			
Scale: 1:100	Date: 14/11/2022		
Status: TP	Checked By:		
Project No. 15.019	Drawing No. TP3.01	Rev.	
Plot Date:	14/11/2022		



- R1 RENDERED WALL TO MATCH EXISTING WALL COLOUR DENOTES NEW WORKS
- G1 CLEAR GLAZING
- G2 DARK TINTED GLASS
- B1 GLASS BALUSTRADE TO MATCH EXISTING BALUSTRADE



Client MR. MILENKOVIC		
Project Name ALTERATIONS & ADDITIONS		
Project No. 189 ABBOTSFORD ST, NORTH MELBOURNE		
M:\2018\15.019 Abbotsford et North Melb\cad\01 Model\15.019 Abbotsford St_DD_2022.pln		

Drawing Title: SOUTH & WEST ELEVATIONS		
Scale: 1:100	Date: 14/11/2022	
Status: TP	Checked By:	
Project No: 15.019	Drawing No.: TP3.02	Rev.:
Plot Date:		14/11/2022

R1 - RENDERED WALL TO MATCH EXISTING COLOUR



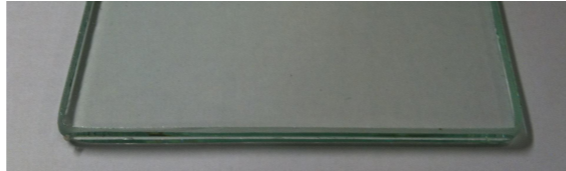
G1 - GLASS - CLEAR GLASS



G2 - GLASS - OBSCURE GLAZING - 25% TRANSPARENCY



B1 - GLASS BALUSTRADE TO MATCH EXISTING BALUSTRADE



FINISHES SCHEDULE

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Client	
MR. MILENKOVIC	
Project Name	
ALTERATIONS & ADDITIONS	
Project No.	
189 ABBOTSFORD ST, NORTH MELBOURNE	

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Drawing Title:		
FINISHES SCHEDULE		
Scale: NTS	Date: 14/11/2022	
Status: TP	Checked By:	
Project No:	Drawing No.:	Rev.:
15.019	TP6.01	
Plot Date:	14/11/2022	