
DEMOLITION OF EXISTING DWELLING AND PROPOSED DETACHED DUAL OCCUPANCY
COMPLYING DEVELOPMENT CERTIFICATE

477

43 OLD PITT ROAD BROOKVALE

LOT / PLAN NO. 18/ DP35184 ; NORTHERN BEACHES COUNCIL
ZONING R3 - MEDIUM DENSITY RESIDENTIAL

SHEET LIST	
SHEET NUMBER	SHEET NAME
A01	PROPOSED SITE PLAN
A02	PROPOSED GROUND FLOOR PLAN
A03	PROPOSED FIRST FLOOR PLAN
A04	UNIT 1 NORTH AND SOUTH ELEVATIONS
A05	UNIT1 EAST AND WEST ELEVATIONS
A06	UNIT2 NORTH AND SOUTH ELEVATIONS
A07	UNIT2 EAST AND WEST ELEVATIONS
A08	3D PERSPECTIVES

LEGEND

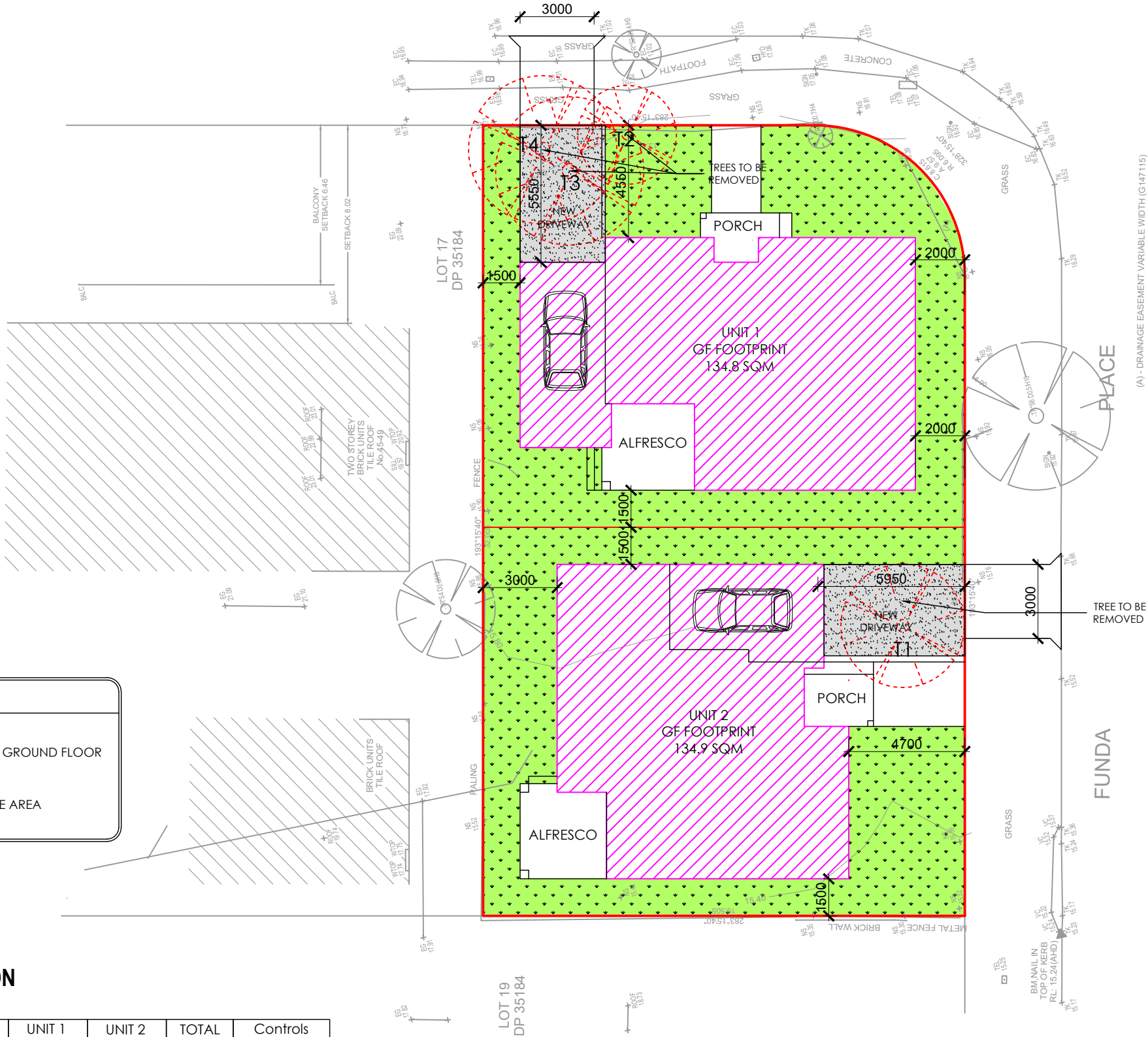
PROPOSED GROUND FLOOR

LANDSCAPE AREA

AREA CACULATION

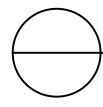
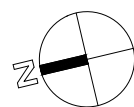
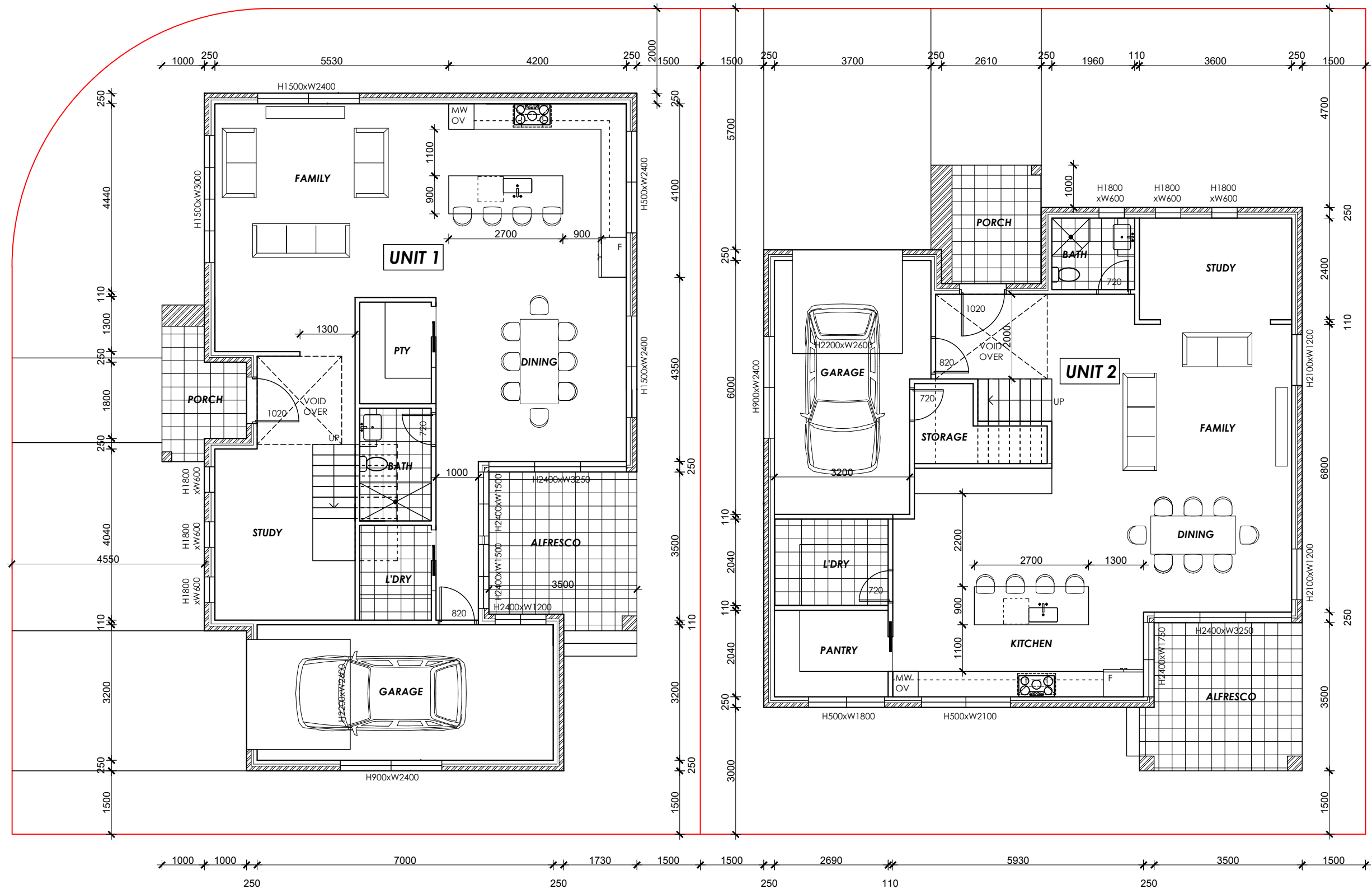
Land Size 613.4 m²

	UNIT 1	UNIT 2	TOTAL	Controls
A. Ground Floor area	103.8m ²	103.7m ²		
B. Garage area	22.4m ²	19.2m ²		
C. First Floor area	119.8m ²	118.1m ²		
Total Floor area (A+B+C-18)	228.0m ²	223.0m ²	451.0m ²	Max. 453.3m ²
Landscape area			244.4m ²	Min. 206.7m ²



PROPOSED SITE PLAN

SCALE 1:200



PROPOSED GROUND FLOOR PLAN

SCALE 1:100



NO. 6908



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FOR APPROVAL

19-05-25

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PROJECT NAME & ADDRESS:

43 OLD PITT ROAD BROOKVALE NSW 2100

DRAWING TITLE:

PROPOSED GROUND FLOOR PLAN

design by:

FUVIS BUILDING DESIGN

approved by:

FUVIS BUILDING DESIGN

drawn by:

J.K.

revision:

A

job number:

477

scale:

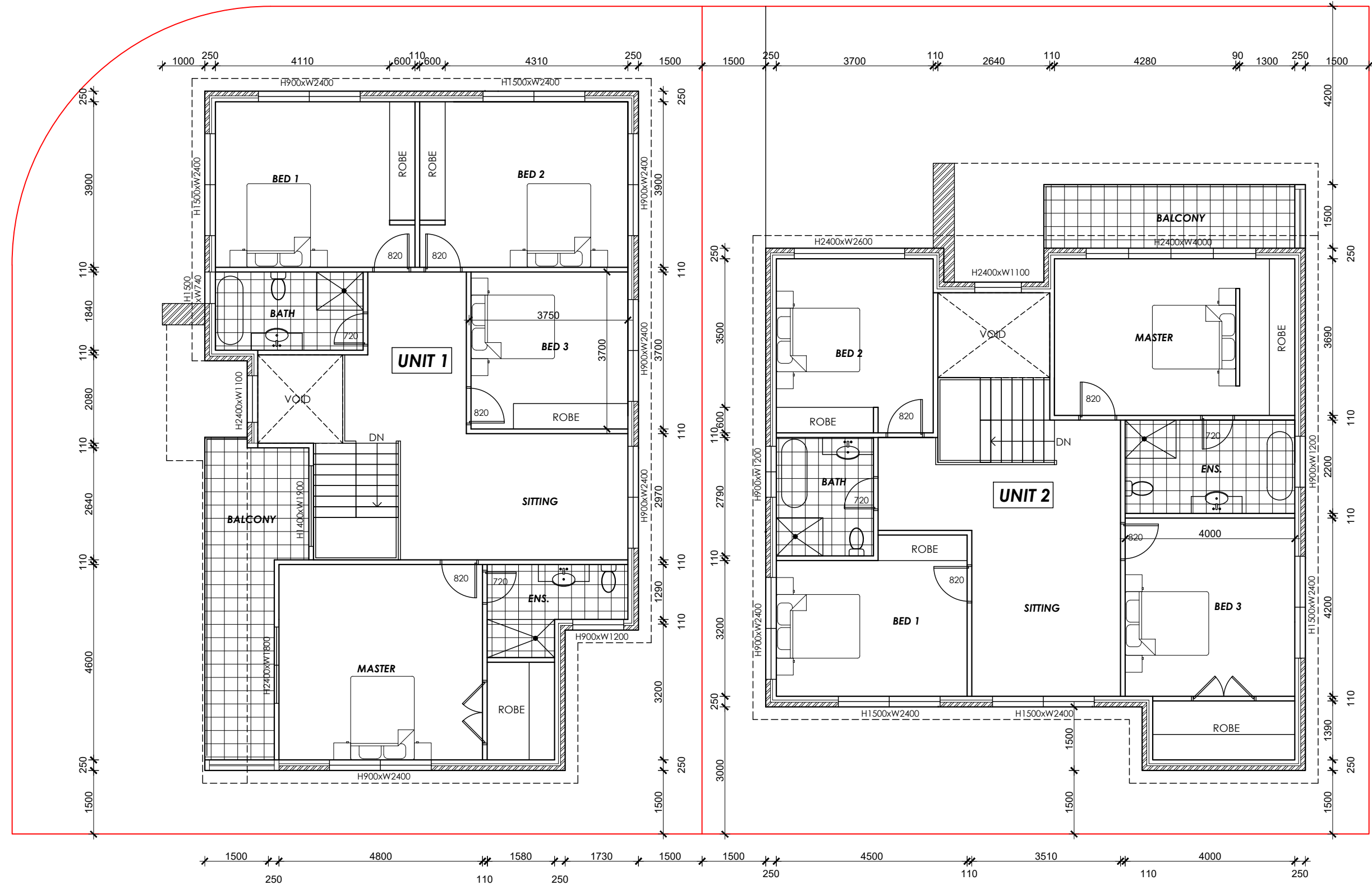
1:100 (A3)

date:

19-MAY-25

drawing number:

02

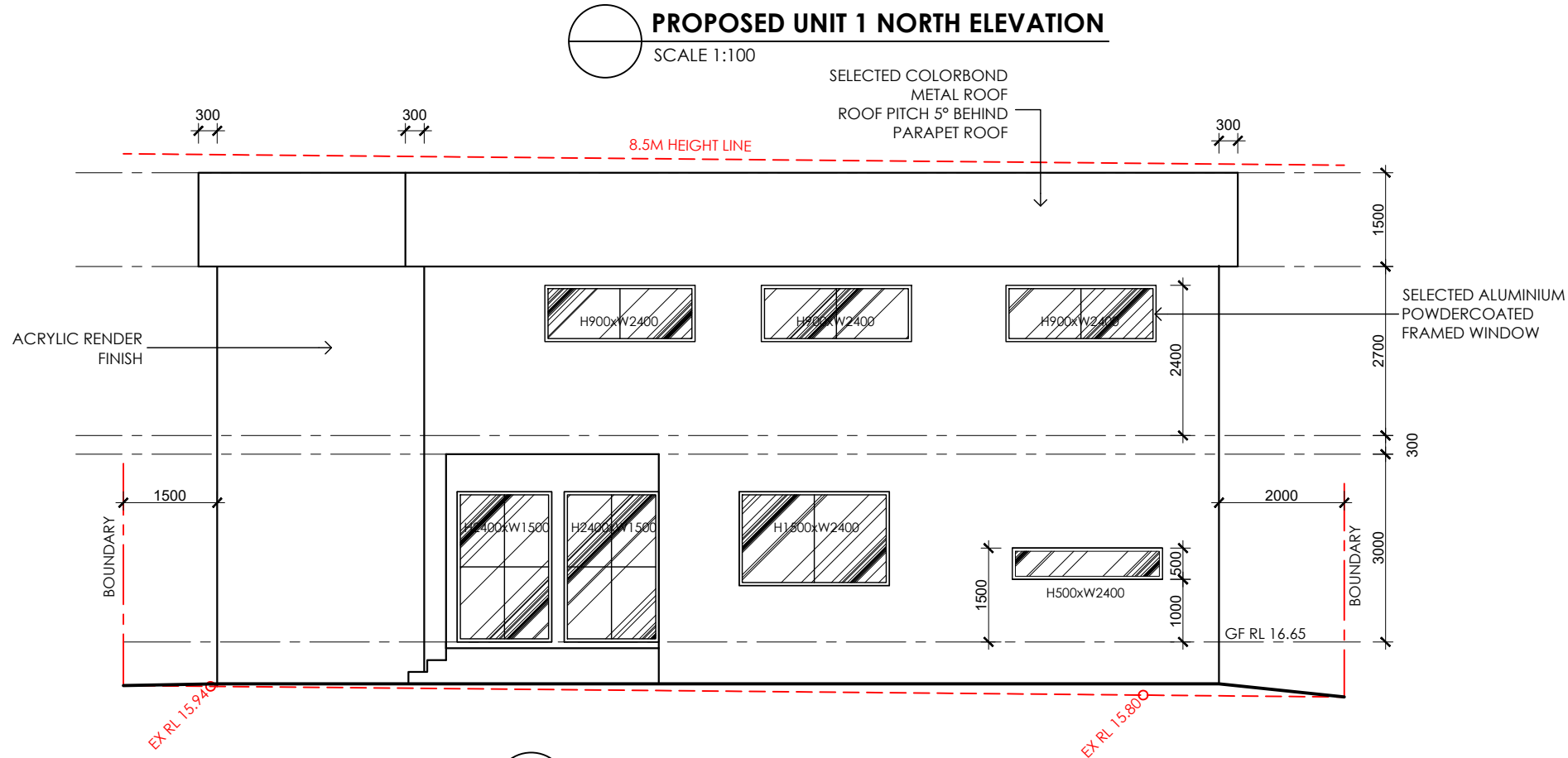
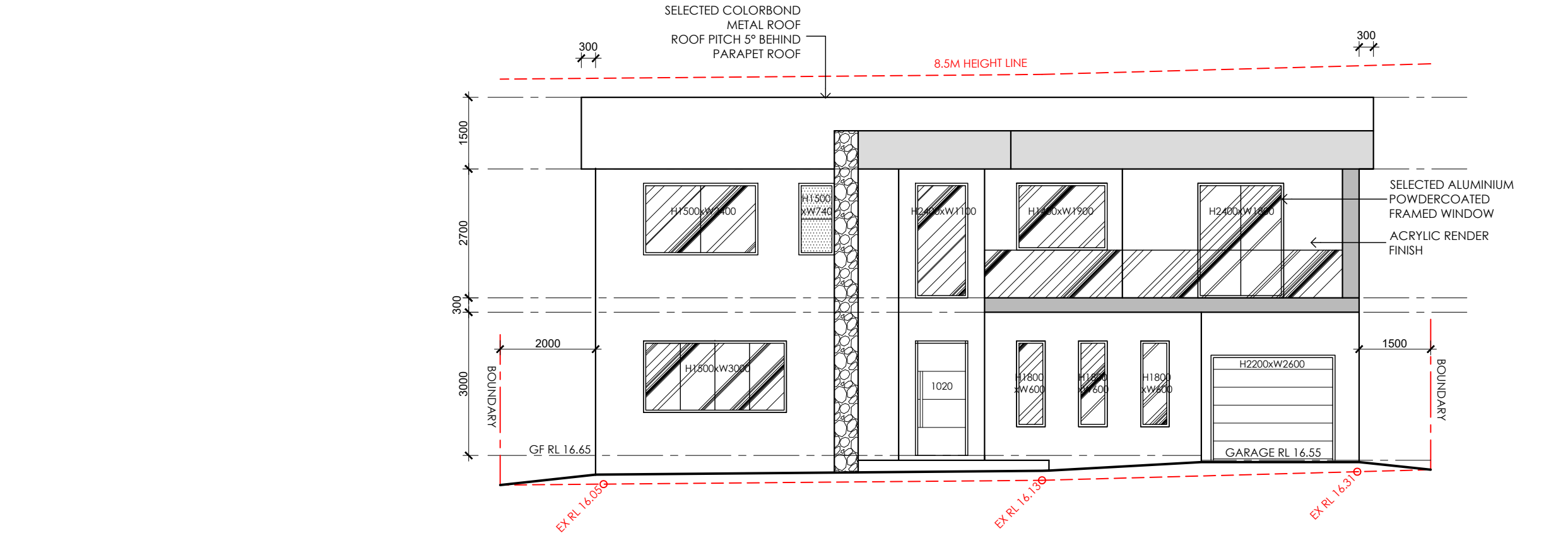


 **PROPOSED FIRST FLOOR PLAN**
SCALE 1:100

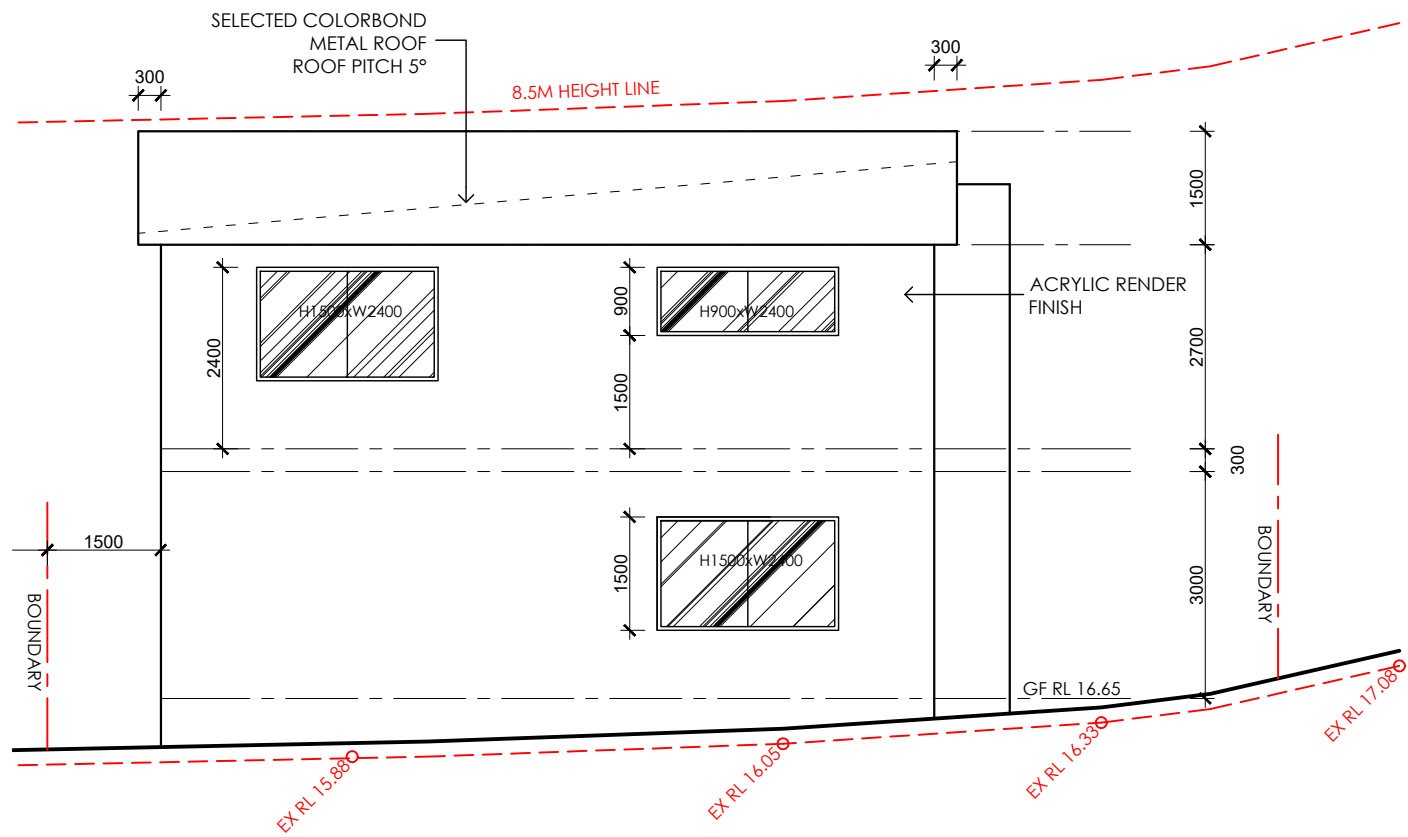
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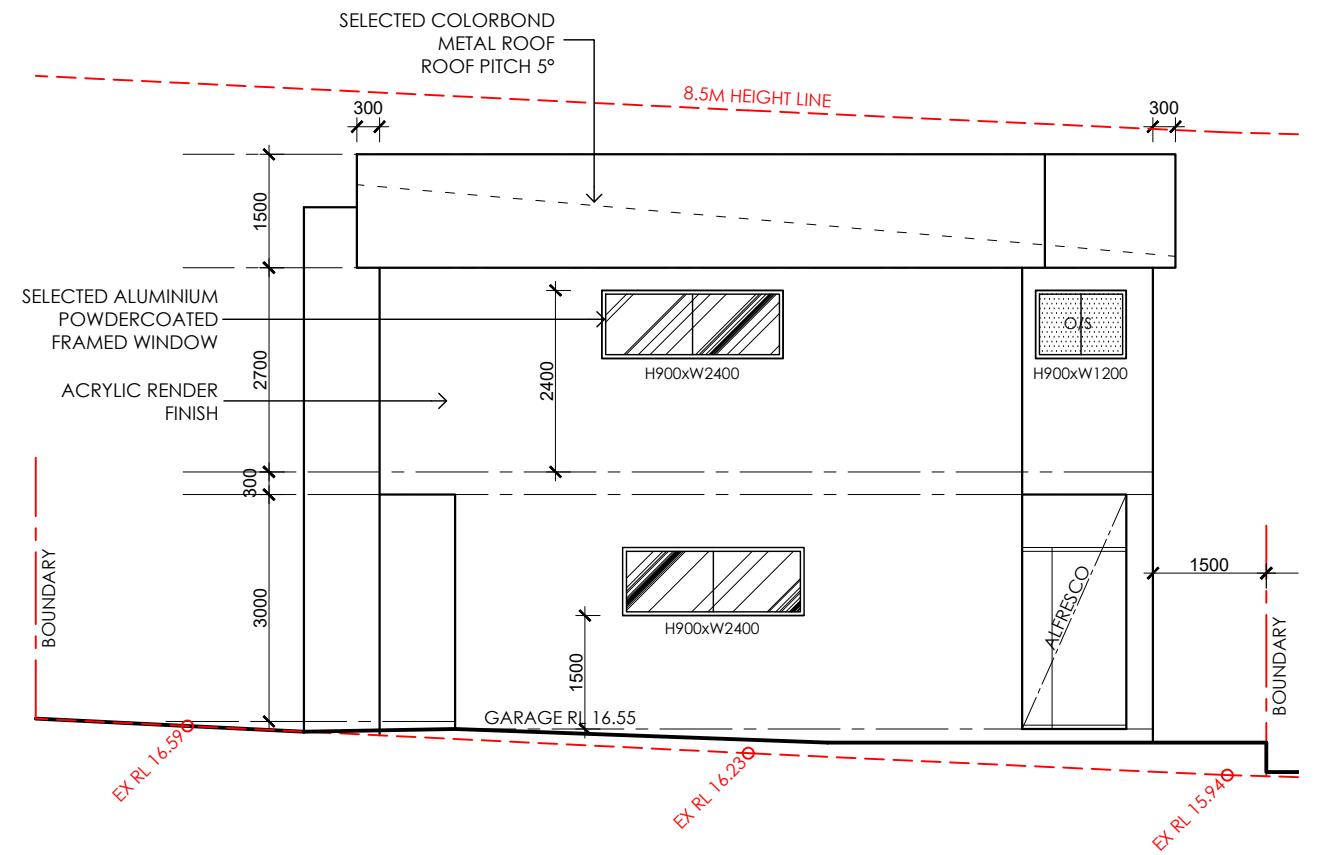
PROJECT NAME & ADDRESS: 43 OLD PITT ROAD BROOKVALE NSW 2100	design by: FUVIS BUILDING DESIGN	job number: 477
	approved by: FUVIS BUILDING DESIGN	scale: 1:100 (A3)
DRAWING TITLE: PROPOSED FIRST FLOOR PLAN	drawn by: J.K.	date: 19-MAY-25
	revision: A	drawing number: 03



<div><div><div><div><div></div><div></div><div></div><div></div></div></div><div>ACCREDITED BUILDING DESIGNER</div><div>NO. 6908</div></div></div>	<div><div><div><div></div><div></div><div></div><div></div></div></div><div>FUVIS BUILDING DESIGN</div><div>ABN 75 143 228 773</div><div>Suite 5, 13 Bridge Street Epping NSW 2121</div><div>T 02 8065 8978 M 0433 165 933</div><div>E info@fuvis.com.au</div></div>				<div>All plans and designs prepared by Fuvis Building Design are protected under Copyright Act.1968. Fuvis Building Design owns the copyright for these plans, and will allow use of the plans only for the purpose and site for which they have been prepared by Fuvis Building Design. These plans cannot be copied or reproduced without permission of Fuvis Building Design. Any other use of these plans without Permission of Fuvis Building Design is forbidden.</div>	<div>PROJECT NAME & ADDRESS: 43 OLD PITT ROAD BROOKVALE NSW 2100</div> <div>DRAWING TITLE: PROPOSED UNIT 1 NORTH ELEVATION PROPOSED UNIT 1 SOUTH ELEVATION</div>	design by: FUVIS BUILDING DESIGN	job number: 477
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							drawn by: J.K.	date: 19-MAY-25
		A	FOR APPROVAL	19-05-25			revision: A	drawing number: 04

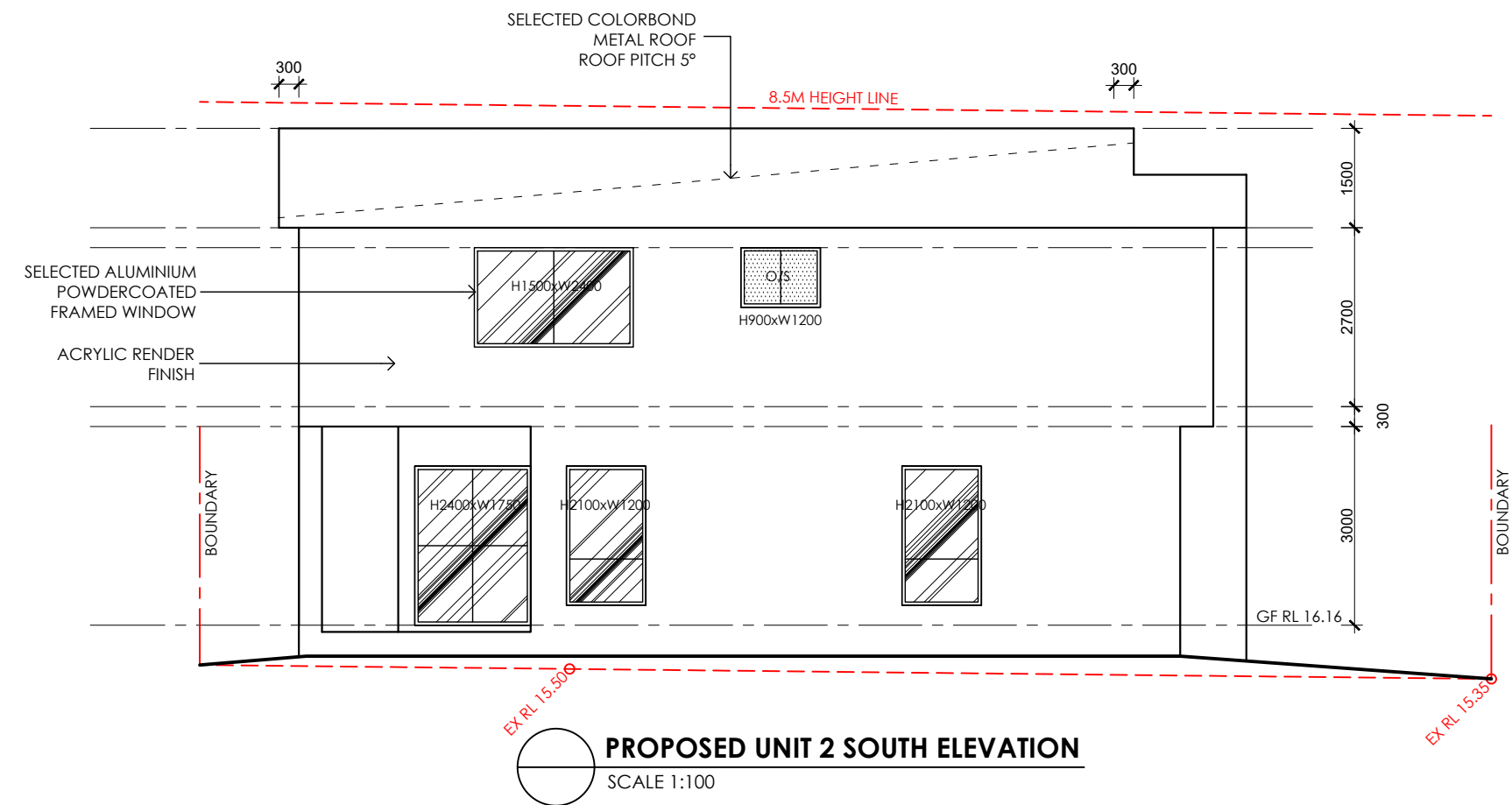
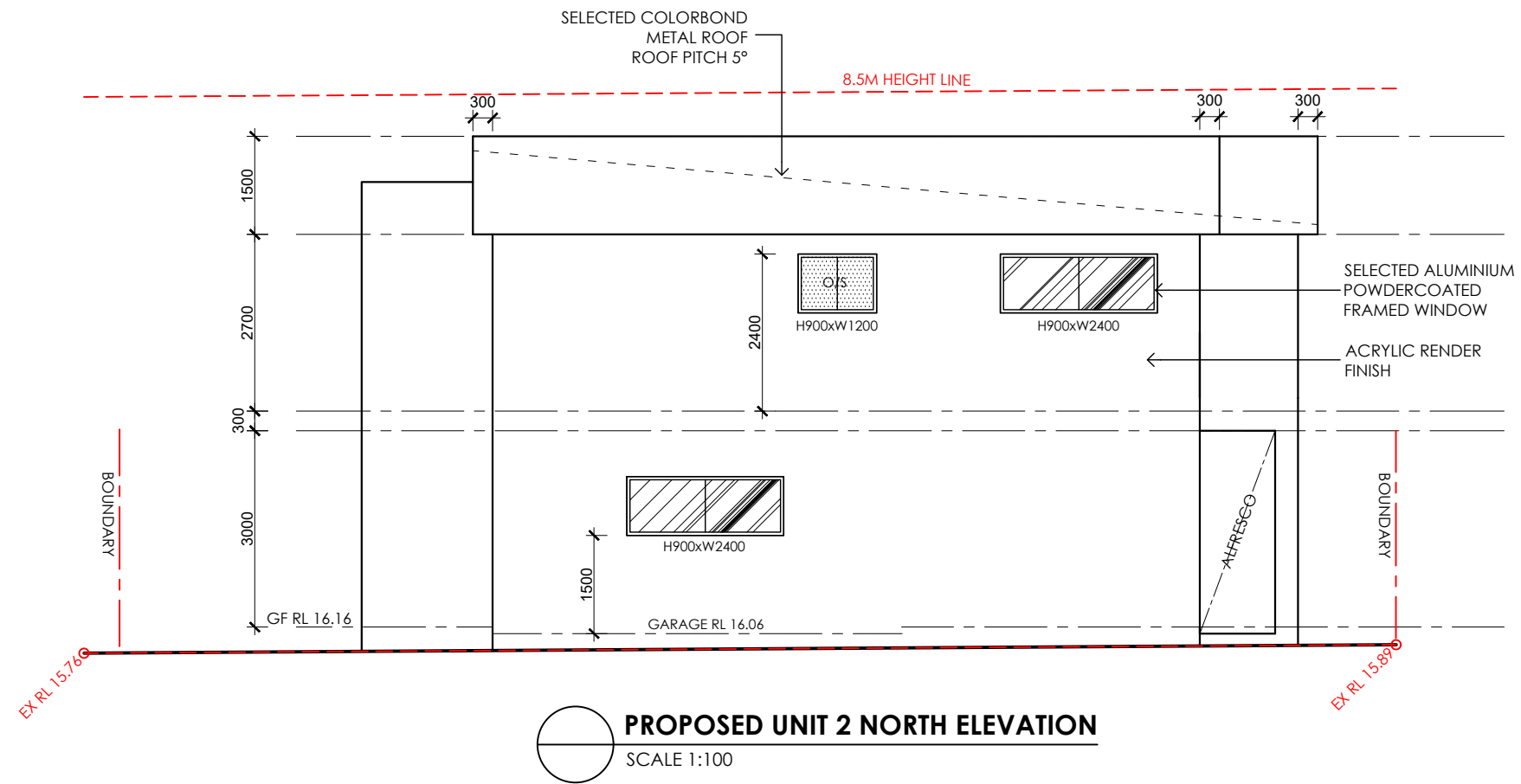


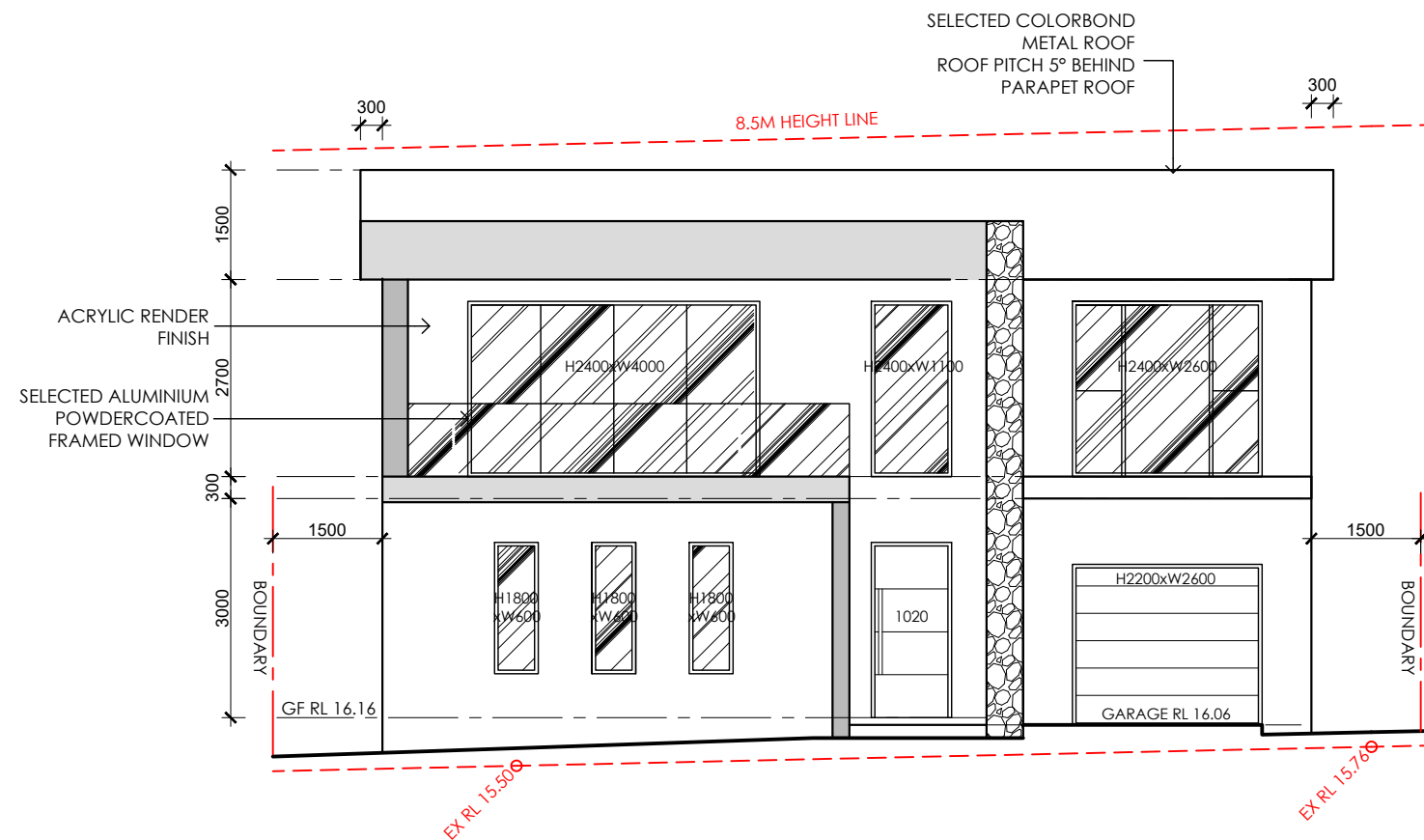
PROPOSED UNIT 1 EAST ELEVATION
SCALE 1:100



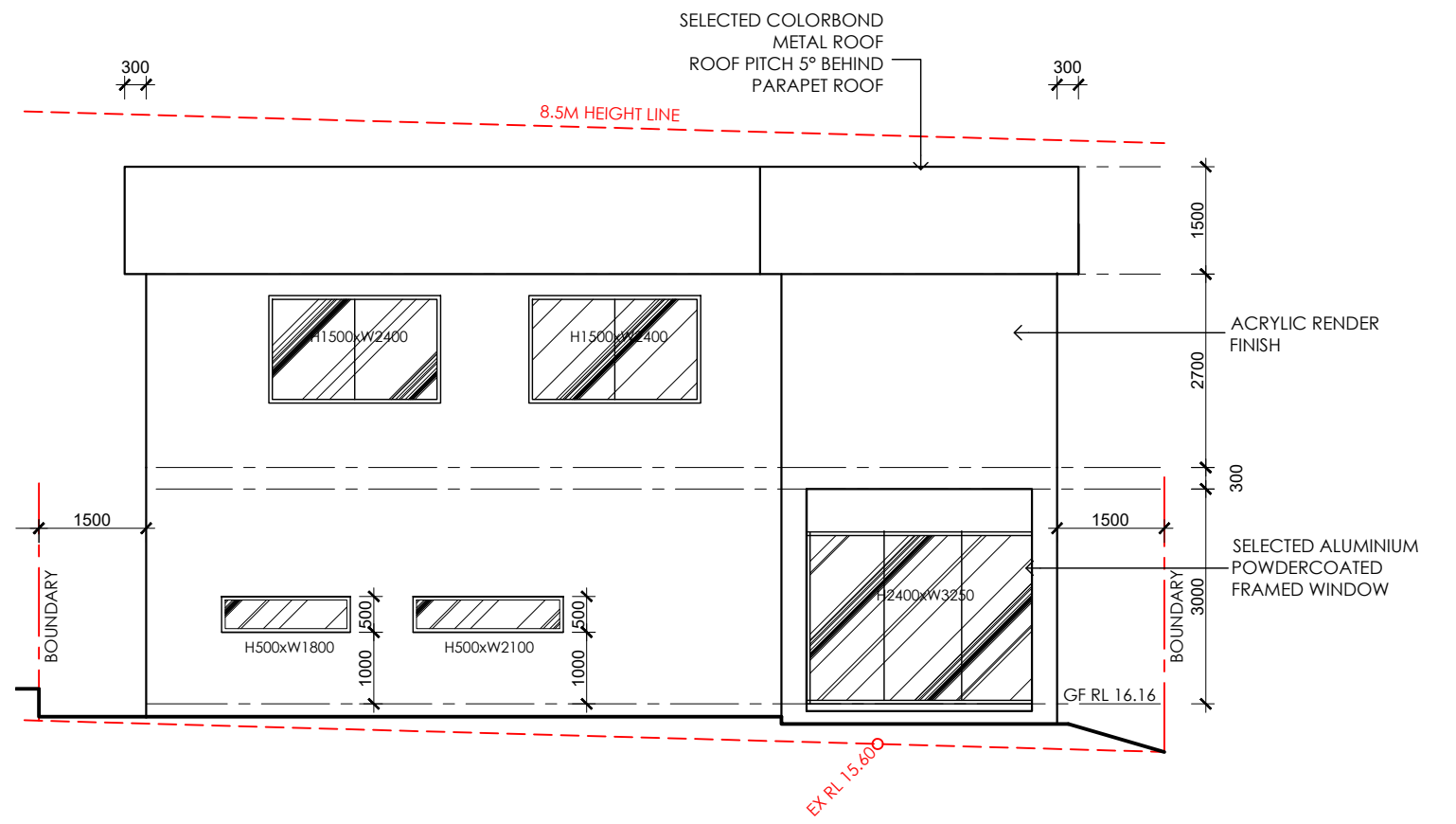
PROPOSED UNIT 1 WEST ELEVATION
SCALE 1:100

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							approved by: FUVIS BUILDING DESIGN	scale: 1:100 (A3)
							drawn by: J.K.	date: 19-MAY-25
		A	FOR APPROVAL	19-05-25			revision: A	drawing number: 05







PROPOSED UNIT 2 EAST ELEVATION
SCALE 1:100



PROPOSED UNIT 2 WEST ELEVATION
SCALE 1:100

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							<p>approved by:</p> <p>FUVIS BUILDING DESIGN</p>	<p>scale:</p> <p>1:100 (A3)</p>
							<p>drawn by:</p> <p>J.K.</p>	<p>date:</p> <p>19-MAY-25</p>
							<p>revision:</p> <p>A</p>	<p>drawing number:</p> <p>07</p>
		A	FOR APPROVAL	19-05-25				

