

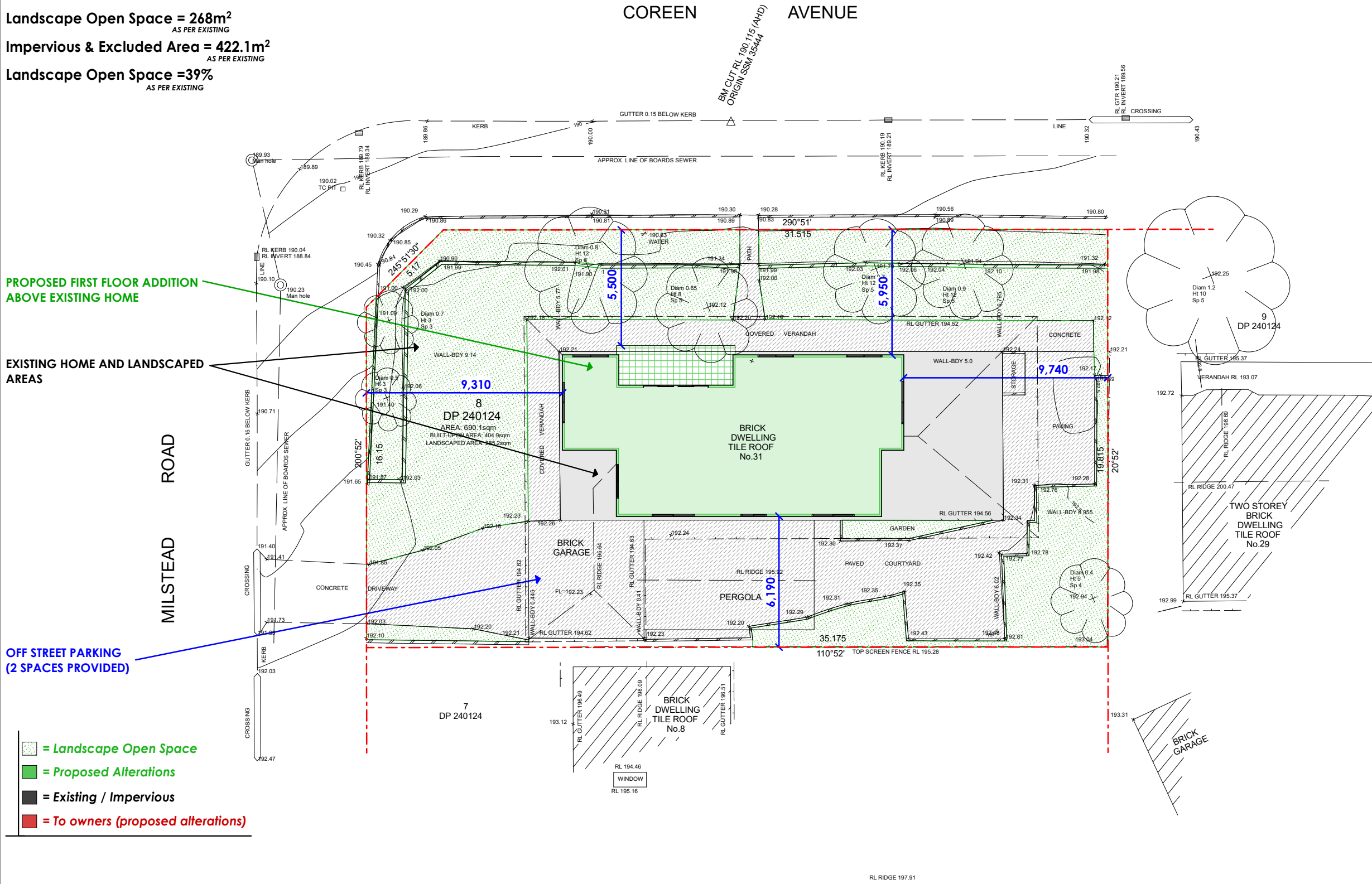
## SITE CALCULATIONS

Site area = 690.1m<sup>2</sup>

Landscape Open Space = 268m<sup>2</sup>  
AS PER EXISTING

Impervious & Excluded Area = 422.1m<sup>2</sup>  
AS PER EXISTING

Landscape Open Space = 39%  
AS PER EXISTING



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NOTES 1. ONLY VISIBLE UTILITY SERVICES HAVE BEEN LOCATED.  
RELEVANT AUTHORITIES SHOULD BE NOTIFIED PRIOR TO EXCAVATION ON OR NEAR THE SITE.  
2. BOUNDARIES HAVE BEEN DEFINED BY SURVEY TO IDENTIFICATION STANDARD. HOWEVER, IF ANY CONSTRUCTION  
IS PROPOSED IN PROXIMITY OF BOUNDARIES, IT IS RECOMMENDED  
THAT A FURTHER SURVEY BE REQUESTED FOR MARKING OF RELEVANT BOUNDARIES.  
3. COVENANTS, RESTRICTIONS ON LAND USE (IF ANY) NOT INVESTIGATED.  
4. ROOF LINES SHOWN ARE APPROXIMATE. SIGNIFICANT TREES (WHERE ACCESSIBLE) GREATER THAN 0.4 DIAM. SHOWN  
5. APPROX. SEWER LINE (IF SHOWN) MUST BE VERIFIED BY SYDNEY WATER.

NOTE: CONTOURS ARE FOR INDICATIVE PURPOSES ONLY. FOR MORE CONCLUSIVE EVIDENCE OF LEVELS USE THE SPOT HEIGHTS GIVEN.

31 COREEN AVENUE TERREY HILLS

DETAILED SURVEYS

(A.B.N. 36 233 529 164)

CONSULTING SURVEYORS

87 ELANORA ROAD, ELANORA HEIGHTS, 2101

PHONE: 9913-9525

Email: jsurveyor@live.com.au

J. MCCLURE  
SURVEYOR REGISTERED UNDER  
THE SURVEYING AND SPATIAL  
INFORMATION ACT, 2002  
Registration No.3861  
J. McClure

M & C DUFFEY

LOT 8 DP 240124  
BOUNDARY DEFINITION  
& LEVELS

A1 REDUCTION RATIO: 1:100

SURVEY J.McC

DRAWN A1 J.McC

REFERENCE 013/25

DRAWING No.

1

22 APR 2025

## SITE PLAN



DESIGNER HOME ADDITIONS  
Licence 60007c

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www.yourstyle.com.au

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BUILDER LICENCE • 60007C  
A DIVISION OF TAG TEAM CONSTRUCTIONS PTY LTD

Client Name : MATT & BARBARA AUSTIN

Client Address : 31 COREEN AVE, TERRY HILLS 2084

Client No. : DUF 0425 01 DA

All construction work to be performed in accordance with  
Australian Standards and National Construction Code 2022.

### © Copyright Acknowledgement

We agree and understand these drawings and plans  
are solely and entirely the intellectual property of Your  
Style Designer Home Additions and the normal  
copyright laws apply. License is not granted for the use  
of these designs or drawings.

Project Number: DUF 0425 01 DA

Included Pages: 1-

Signed..... Date: Tuesday, 17 June 2025

Client's signature

### Project Acceptance

We agree to these works in accordance with Your Style's  
Building Specification & Quote Document and this Design.

Signed..... Date: Tuesday, 17 June 2025

Your Style Designer Home Additions

Signed..... Date: Tuesday, 17 June 2025

Client's signature

Signed..... Date: Tuesday, 17 June 2025

Client's signature

Drawing Title : SITE PLAN

Project Name : First Floor Addition

Architect: Your Style Designer Home Additions

Status : DA STAGE

Scale : 1:200

Plot Date : Tuesday, 17 June 2025

Drawing No. : 2

File Location : DUF 0425 01 DA.pln

**Your Style Construction Certificate Excludes:**

Items in red and/or listed here do not form part of Your Style's  
Construction Certificate and will not be approved for  
construction under Your Style's Construction Certificate and  
will require a separate CC Application.