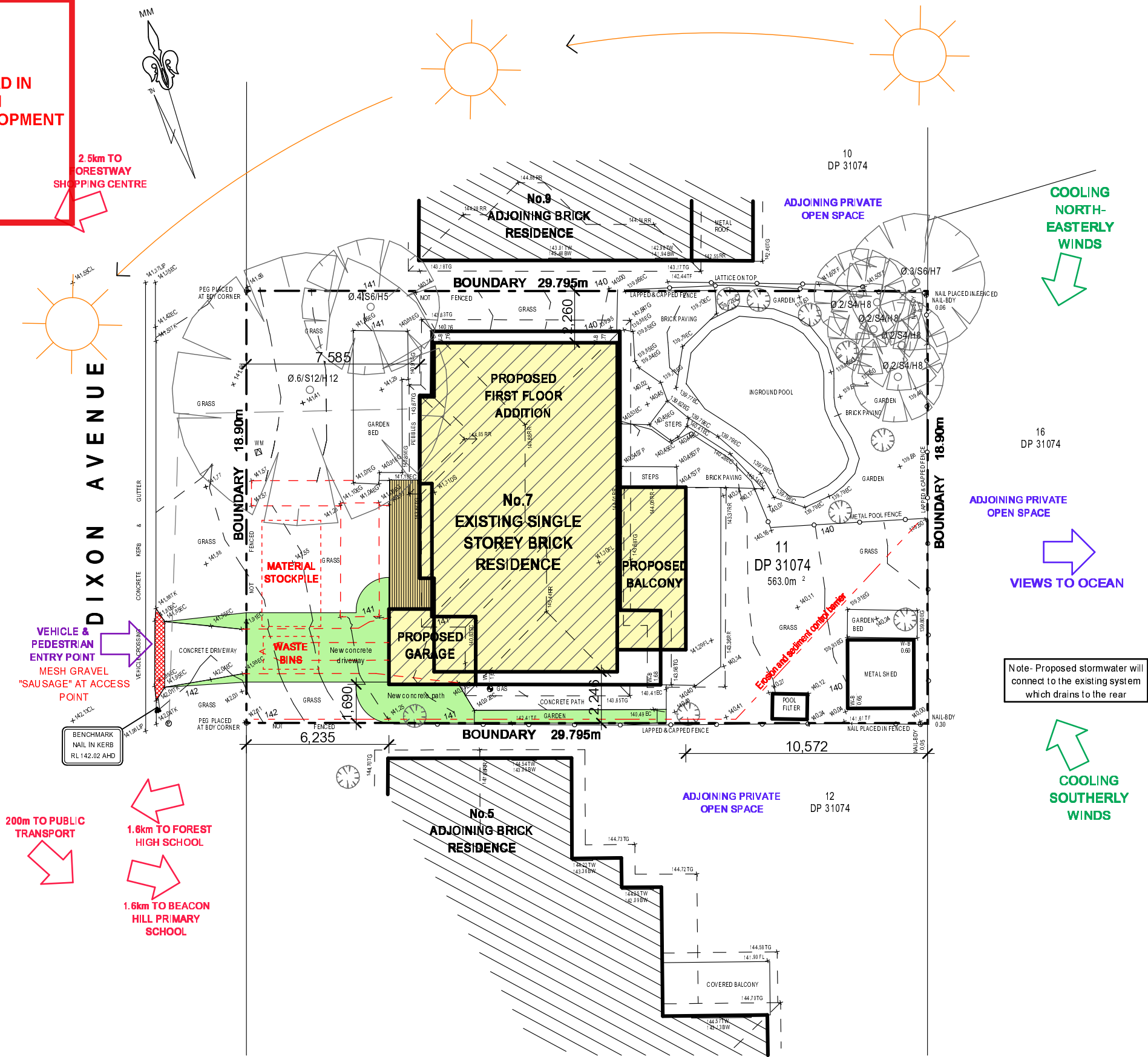


SITE RATIOS - EXISTING:	
SITE AREA	563.00m ²
BUILDING FOOTPRINT	129.24m ²
PORCH	11.61m ²
DECK	33.85m ²
POOL SURROUNDS	14.29m ²
SHED & POOL FILTER	10.35m ²
PAVED AREAS AND DRIVEWAY	41.56m ²
AREAS UNDER 2m WIDE	34.35m ²
SUM TOTAL	278.07m ²
EXISTING LANDSCAPED AREA	284.93m ²
	50.6%

SITE RATIOS - PROPOSED:	
SITE AREA	563.00m ²
BUILDING FOOTPRINT	141.19m ²
PORCH	11.08m ²
DECK	33.85m ²
POOL SURROUNDS	14.29m ²
SHED & POOL FILTER	10.35m ²
PAVED AREAS AND DRIVEWAY	41.56m ²
AREAS UNDER 2m WIDE	35.48m ²
SUM TOTAL	287.80m ²
PROPOSED LANDSCAPED AREA	275.20m ²
	48.8%

NOTE- Remove existing driveway and replace with new. Remove garden bed to front of house and front entry path shown dotted and replace with new turf and a new front entry stepping stones. Provide new composite decking to existing front porch and new side entry path.



NOTES

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Finished ground levels on the plan are subject to site conditions.

Do not scale from drawings. Use figured dimensions only and report any discrepancies to the designer prior to commencement.

All figured dimensions to be checked on site.

BASIX INFORMATION REQUIREMENTS:

LIGHTING:
A minimum of 40% of all new or altered light fixtures are to be fluorescent, compact fluorescent or L.E.D. lamps

WATER COMMITMENTS:
Fixtures: All new Shower heads, toilets and taps shall have a minimum 3 Star rating.

INSULATION REQUIREMENTS:
External walls: The external walls shall meet a minimum R1.70 (including construction)
Ceilings: The new flat ceiling/pitched roof ceilings shall meet minimum R1.45 (up)
Roof: The roof shall have a foil backed blanket (55mm) and be of medium colour (solar absorption 0.475-0.70)

WINDOWS & GLAZED DOORS:
All window and door numbers shown on the window and doors schedule correspond to matching window / door numbers shown in the Basix certificate.
Window sizes: The total area of glazing for each window shall be no greater than that shown on the Basix certificate
Shading devices: Shading devices shall be installed in accordance with the Basix certificate
Frames and glazing: Frame and glazing types shall meet the requirements of the Basix certificate

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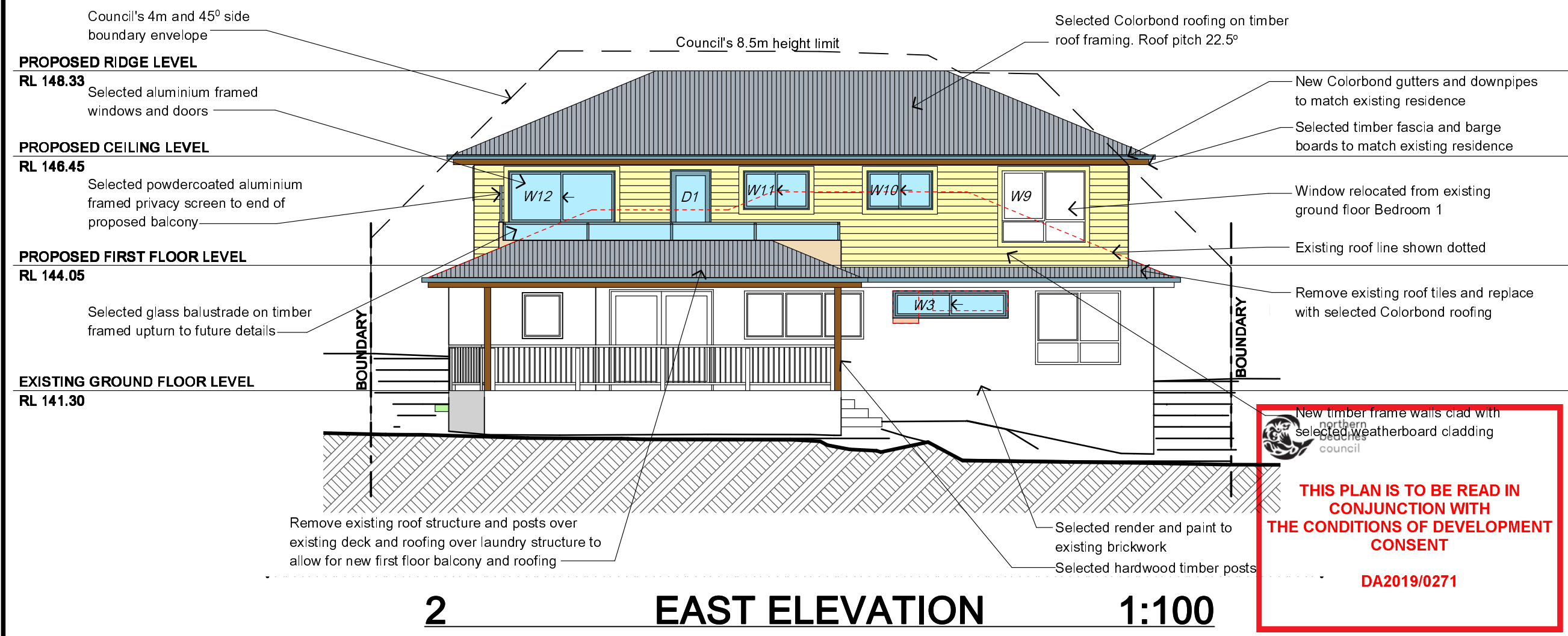
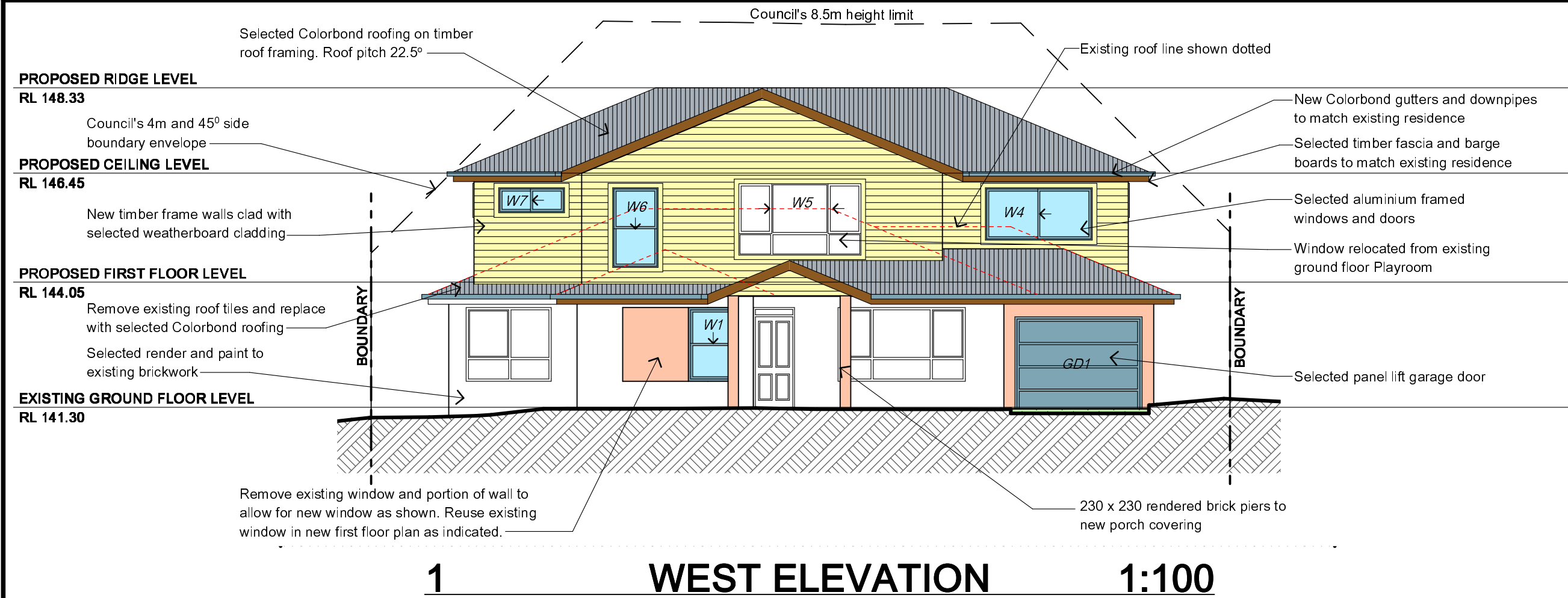
Client
MR. & MRS. McKECHNIE

Project Name
**PROPOSED ALTERATIONS + ADDITIONS
7 DIXON AVENUE
LOT 11, DP 31074
FRENCHS FOREST NSW 2086**

ABN 22 630 690 834
9 LOCKWOOD AVENUE, FRENCHS FOREST NSW 2086
PH. 04 10 410 064 EMAIL: jah@jahdesignservices.com.au

Drawing Title:
SITE PLAN

Scale: 1:200 @ A3	Date: MARCH 2019
Status: DA SUBMISSION	Drawn By: JAH
Project No: 1803	Drawing No.: DA01
Plot Date:	20/03/2019



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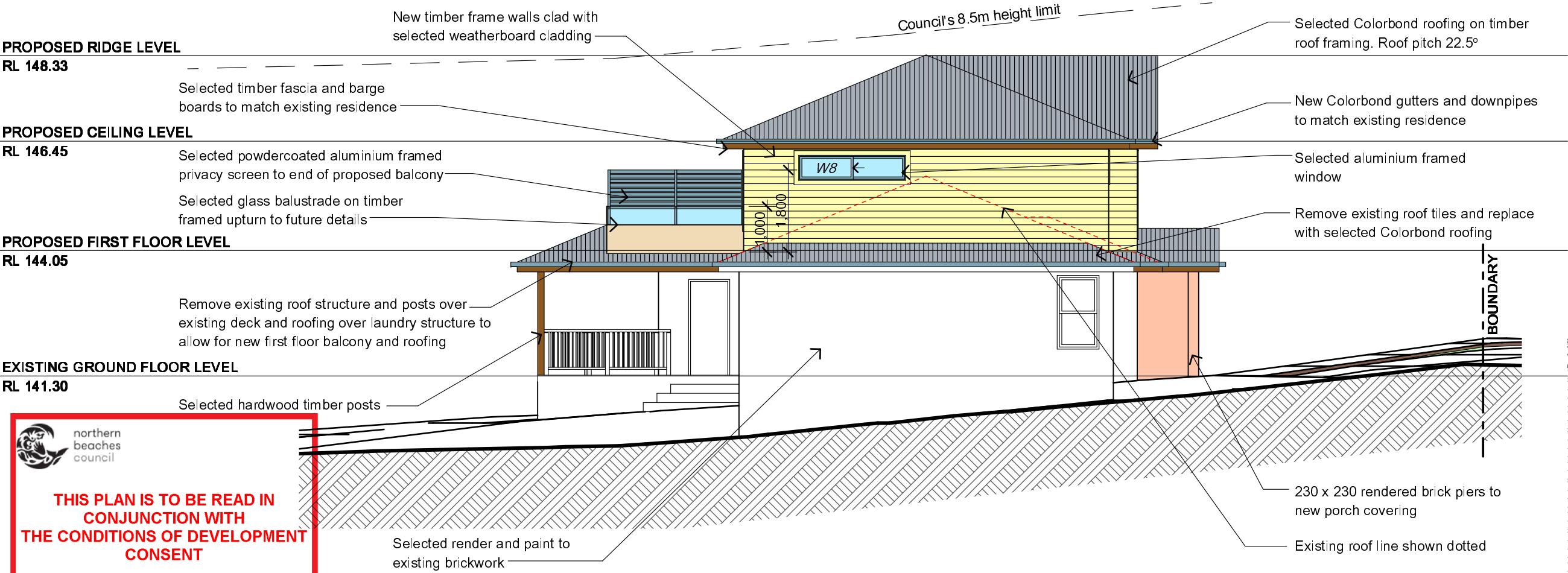
Client
MR. & MRS. McKECHNIE

Project Name
**PROPOSED ALTERATIONS + ADDITIONS
7 DIXON AVENUE
LOT 11, DP 31074
FRENCHS FOREST NSW 2086**

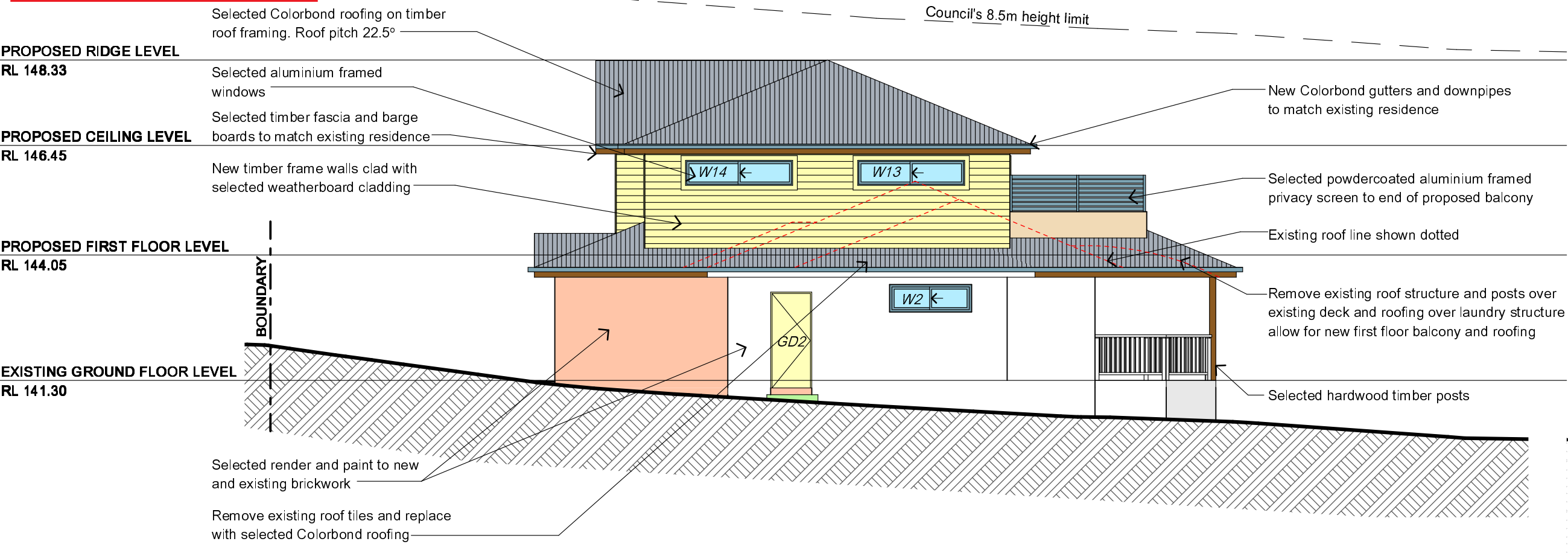
ABN 22 630 690 834
9 LOCKWOOD AVENUE, FRENCHS FOREST NSW 2086
PH. 04 10 410 064 EMAIL: j@jahdesignservices.com.au

Drawing Title:
EAST & WEST ELEVATIONS

Scale: 1:100 @ A3	Date: MARCH 2019
Status: DA SUBMISSION	Drawn By: JAH
Project No: 1803	Drawing No.: DA05
Plot Date: 20/03/2019	



1 NORTH ELEVATION 1:100



2 SOUTH ELEVATION 1:100

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BASIX INFORMATION REQUIREMENTS:

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Client
MR. & MRS. McKECHNIE

Project Name
PROPOSED ALTERATIONS + ADDITIONS
7 DIXON AVENUE
LOT 11, DP 31074
FRENCHS FOREST NSW 2086



Drawing Title:			
NORTH & SOUTH ELEVATIONS			
Scale:	1:100 @ A3	Date:	MARCH 2019
Status:	DA SUBMISSION	Drawn By:	JAH
Project No:	1803	Drawing No.:	DA06
Plot Date:	20/03/2019		