

AREA CALCULATIONS -
 Total Site Area - 1498 m² - (Includes Driveway Easement)
Building Site Area = 1257.5 m²

Site Coverage = 267.9 m² (Residence + Garage + Decks + Stairs & Path)
 = 21 % (30 % permissible)

Gross Floor Area = 226.5m² :- FSR 0.18 : 1 (0.6 : 1 Permissible)

Second Floor - 86.55 m² (Excl Stair)
 First Floor - 107.95 m² (Incl Stair)
 Ground Floor - 32 m²

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CLIENT:
MR JACK ZHANG

PROJECT ADDRESS:
**No. 12-14 GLADYS AVENUE,
 FRENCHS FOREST NSW 2030**

REVISION HISTORY:

DATE	COMMENT	REV.
16.03.22	FOR CONSULTANTS	A
23.03.22	FOR CONSULTANTS	A
30.03.22	FOR CONSULTANTS	A
15 Aug.22	Issued for DA	B

GENERAL NOTES:

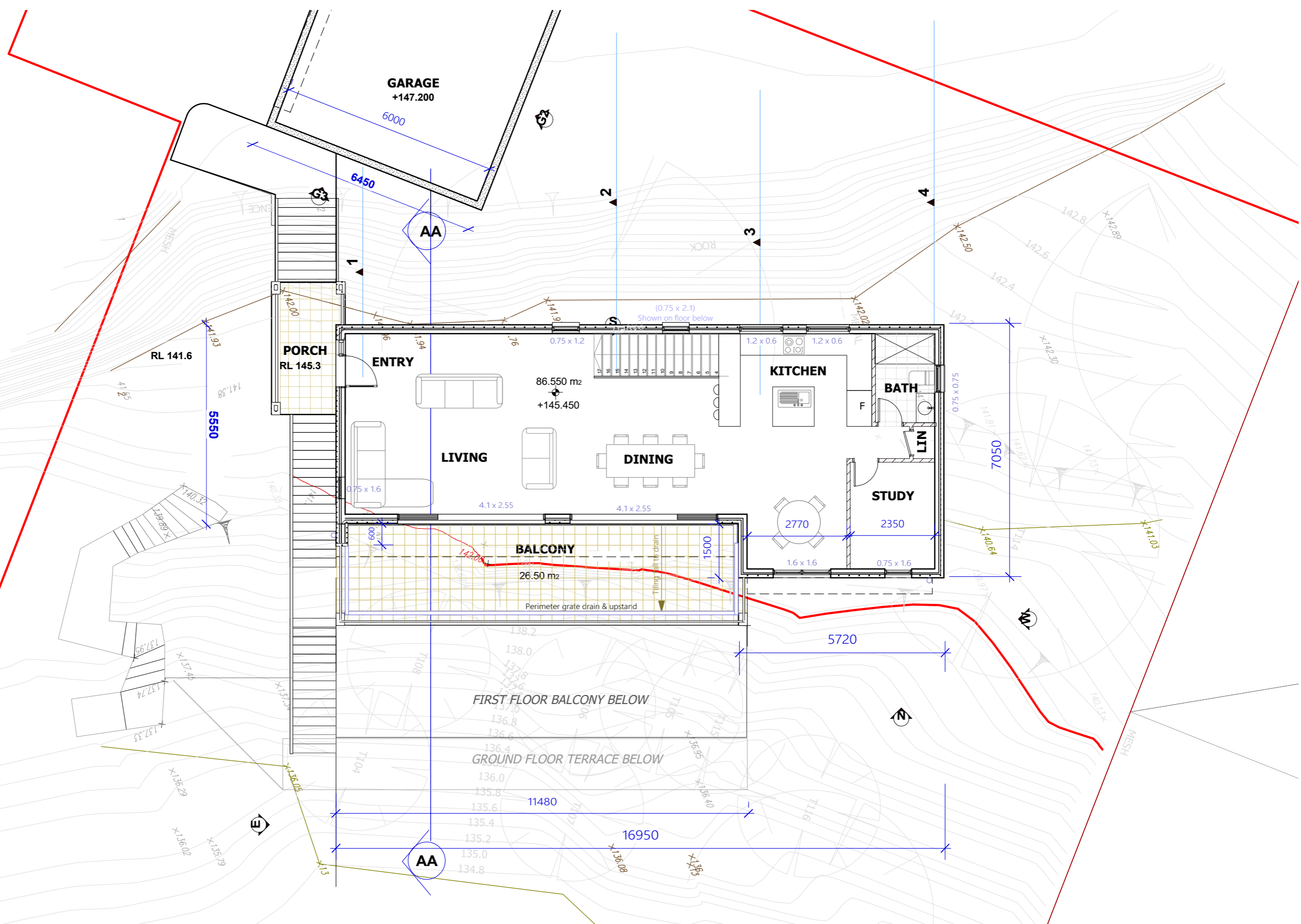
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DRAWING:
LOT 2 - PROPOSED SITE & ROOF PLAN

Magnetic North

SCALE:
 1: 200 @ A3

DRAWING NO.
DA 01



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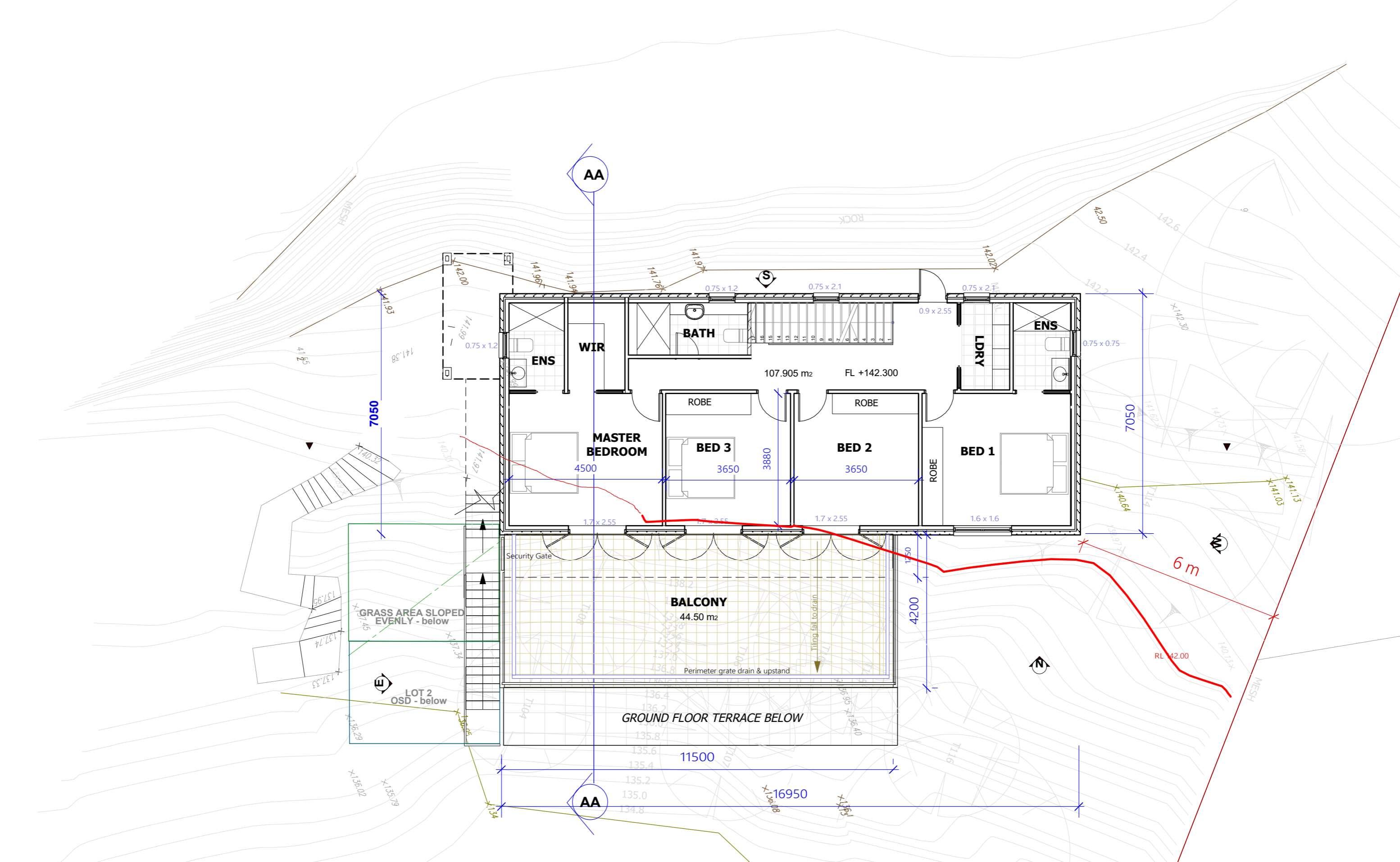
LOT 2 - PROPOSED SECOND FLOOR PLAN

NORTH



SCALE:
1:100 @ A3

DRAWING NO.
DA 02



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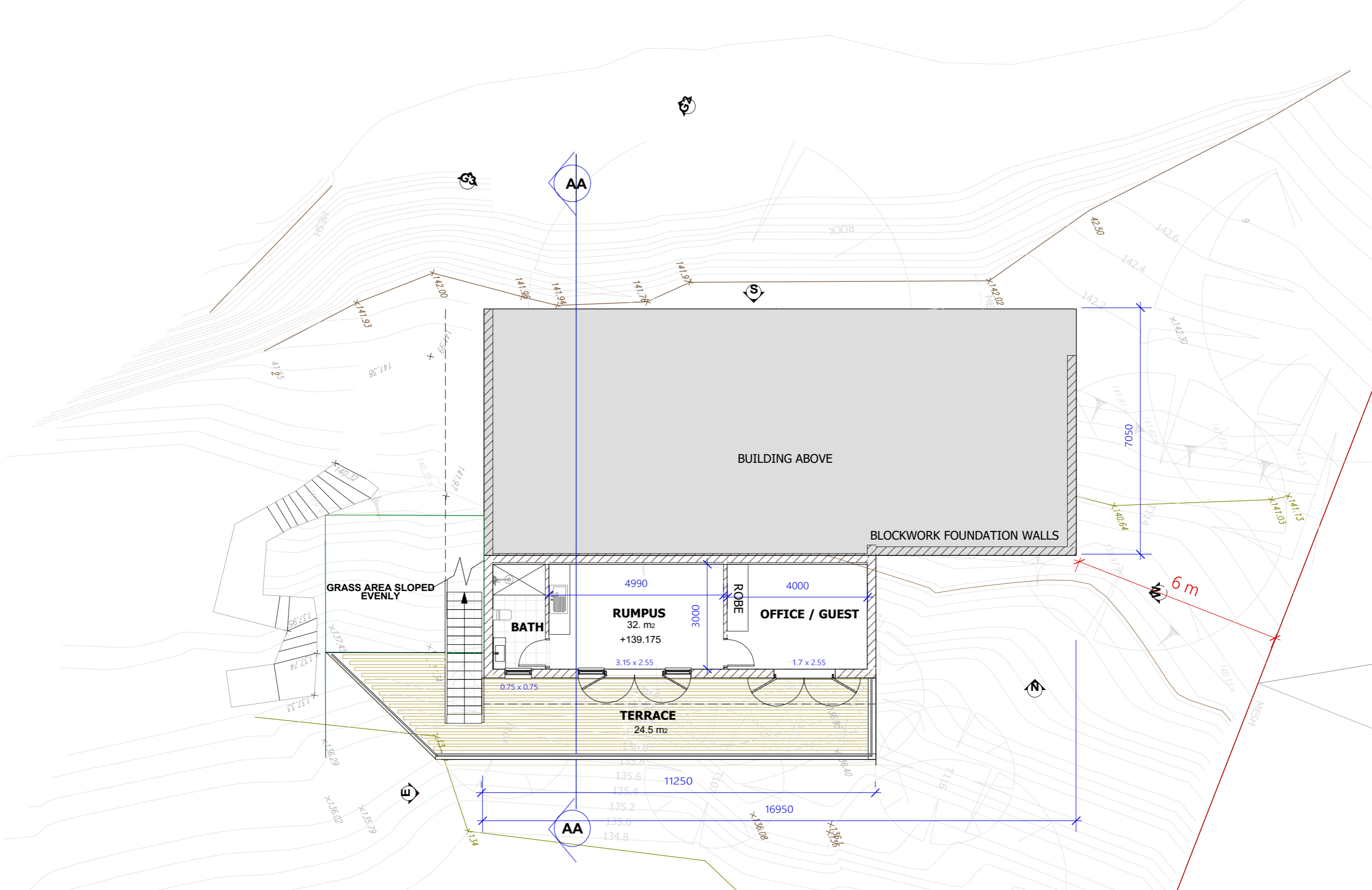
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DRAWING:
LOT 2 - PROPOSED FIRST FLOOR PLAN



SCALE:
1:100 @ A3

DRAWING NO.
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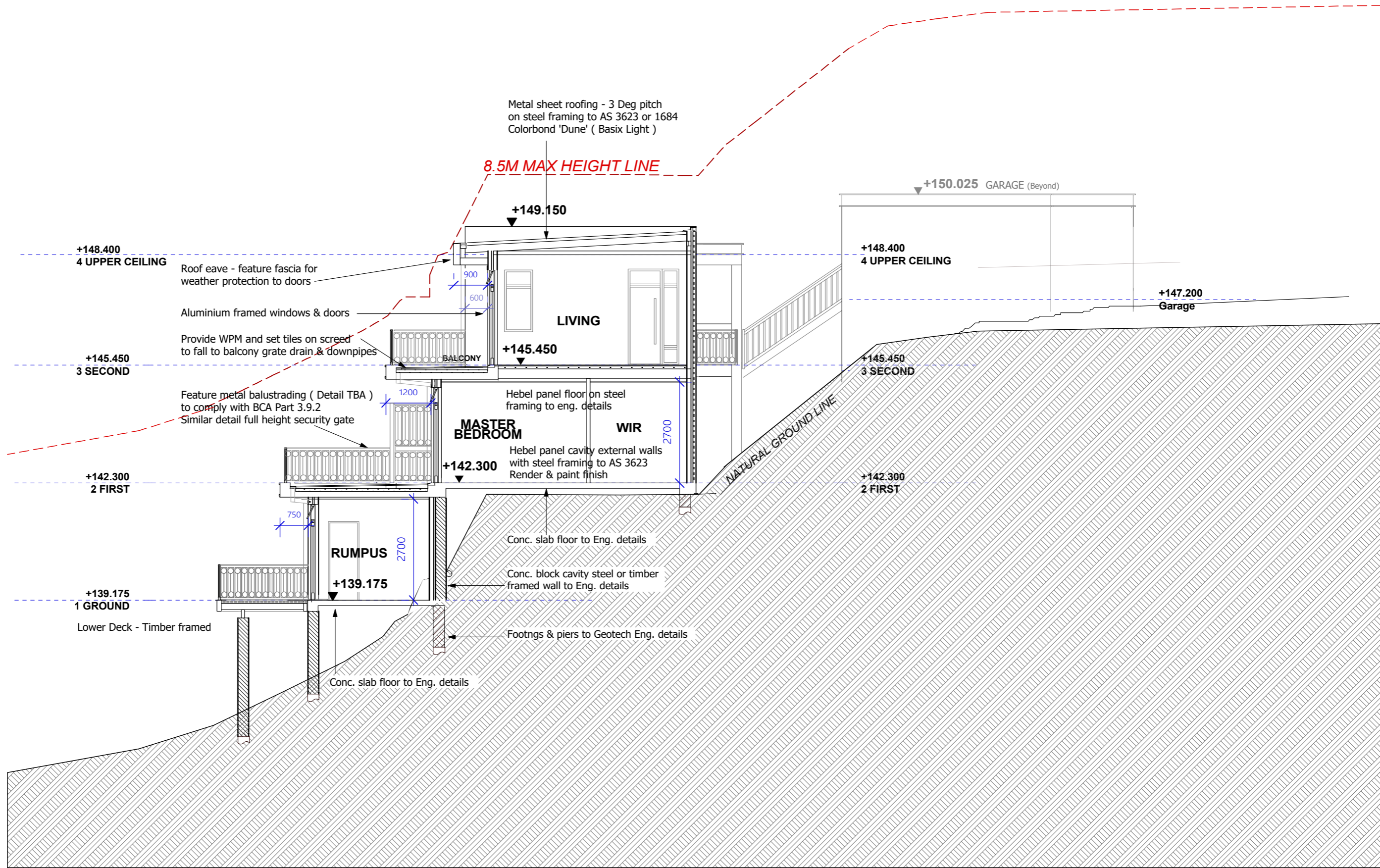
DRAWING:
LOT 2 - PROPOSED GROUND FLOOR PLAN



NORTH

SCALE:
1:100 @ A3

DRAWING NO.
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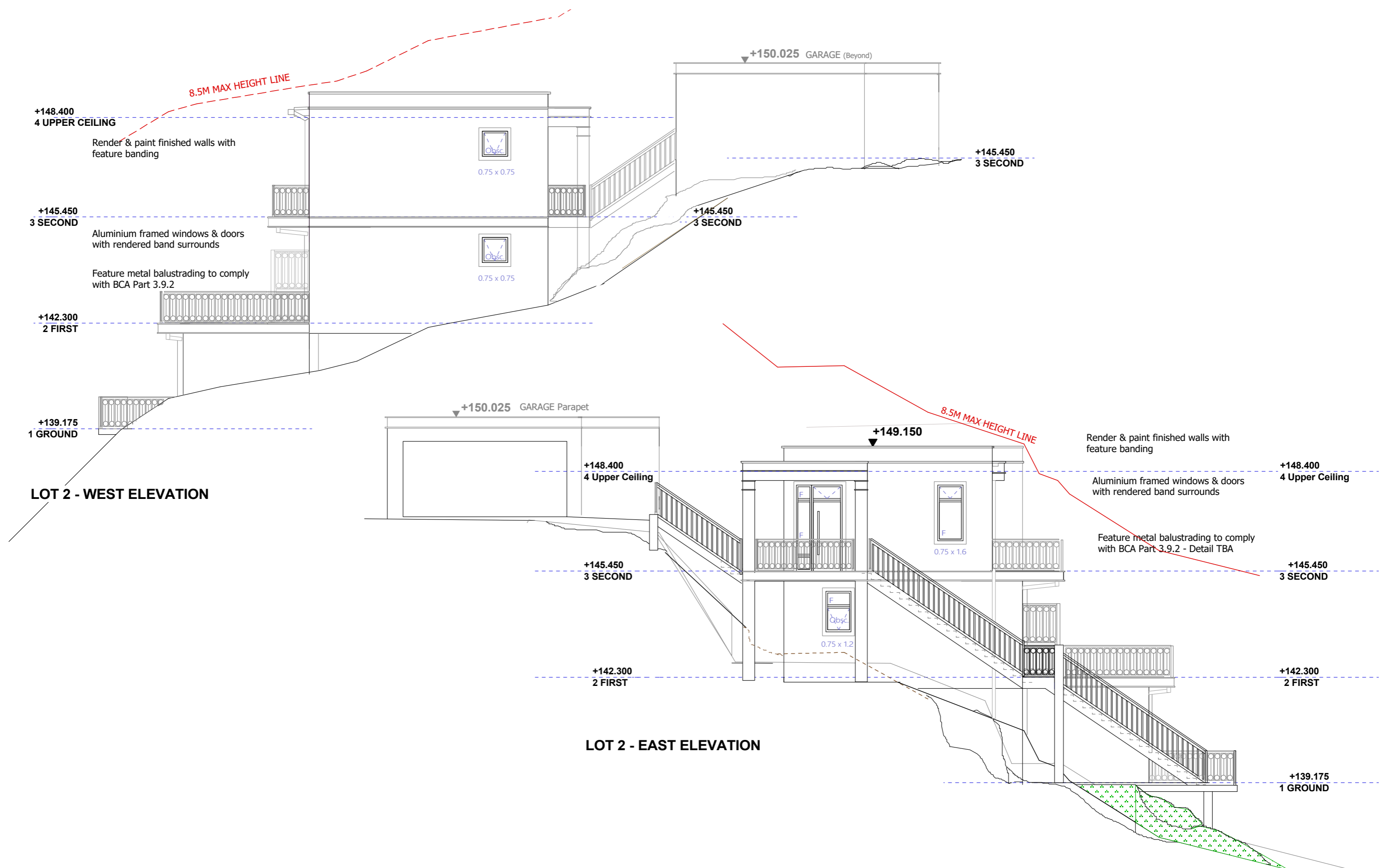
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DRAWING:
LOT 2 - PROPOSED SECTION A-A

SCALE:
1:100 @ A3

DRAWING NO.
DA 05



LOT 2 - WEST ELEVATION

LOT 2 - EAST ELEVATION



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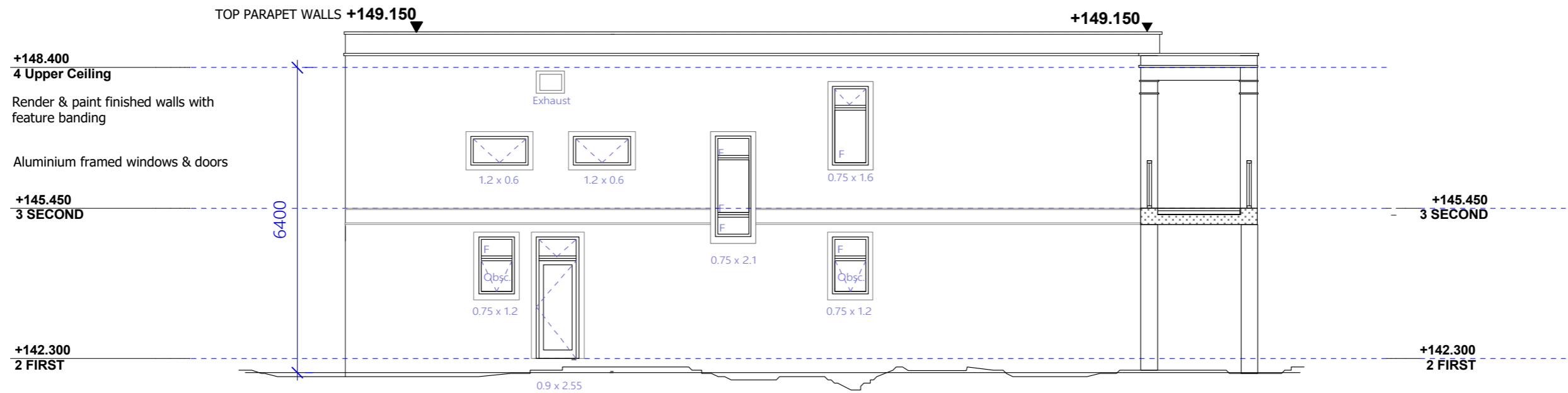
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DRAWING:
LOT 2 - EAST & WEST ELEVATION

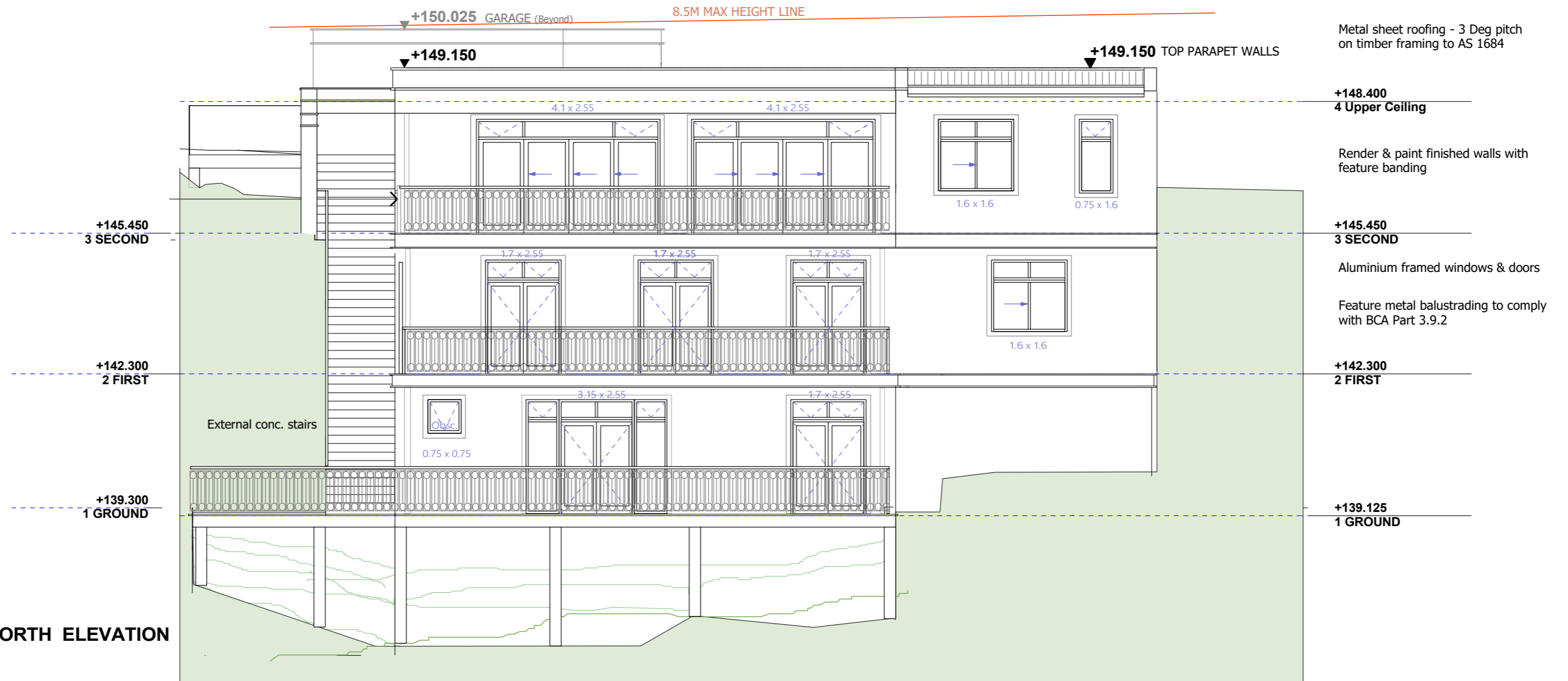
NORTH

SCALE:
1:100 @ A3

DRAWING NO.
DA 06



LOT 2 - SOUTH ELEVATION



LOT 2 - NORTH ELEVATION



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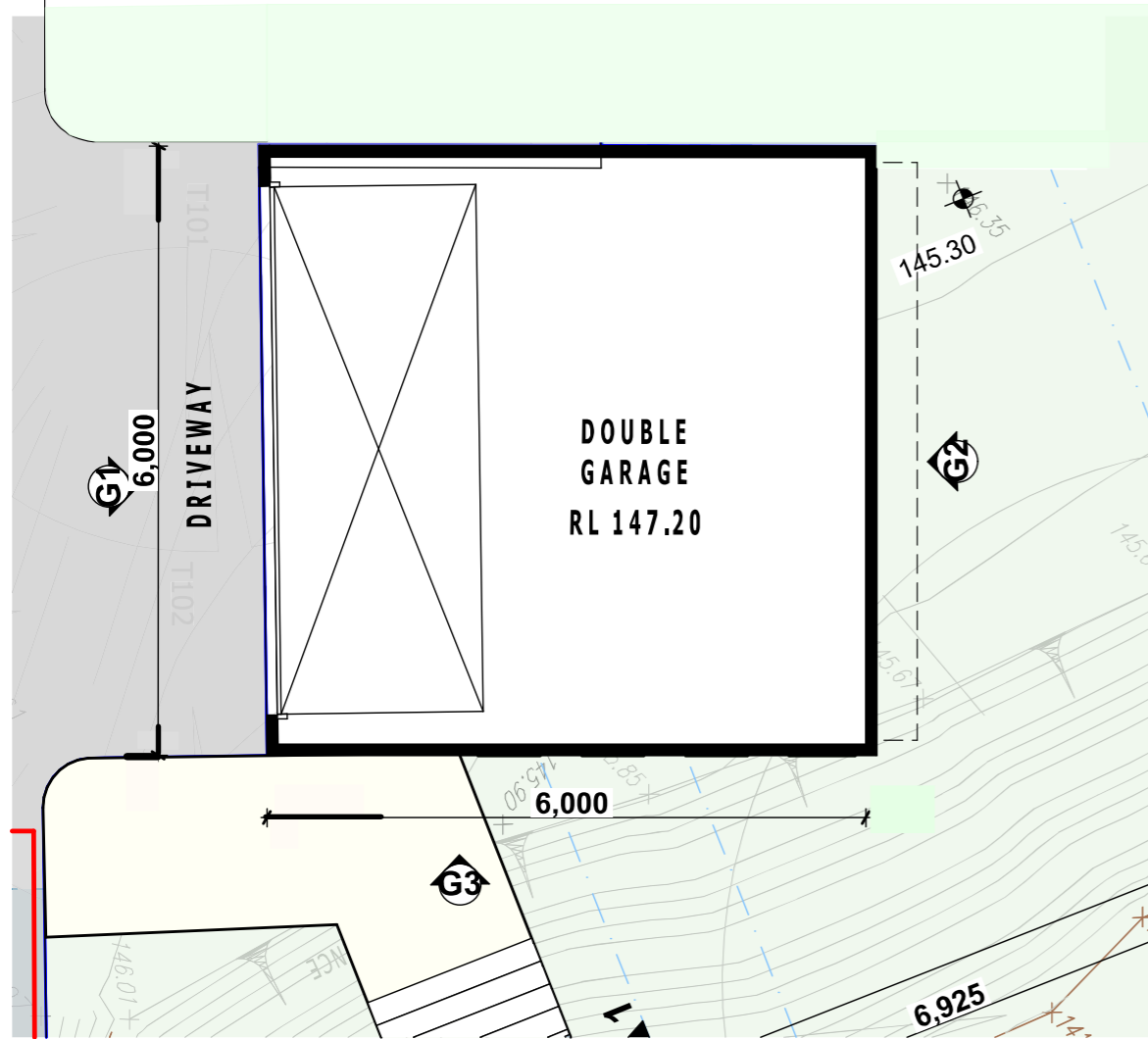
LOT 2 - NORTH & SOUTH ELEVATION

NORTH

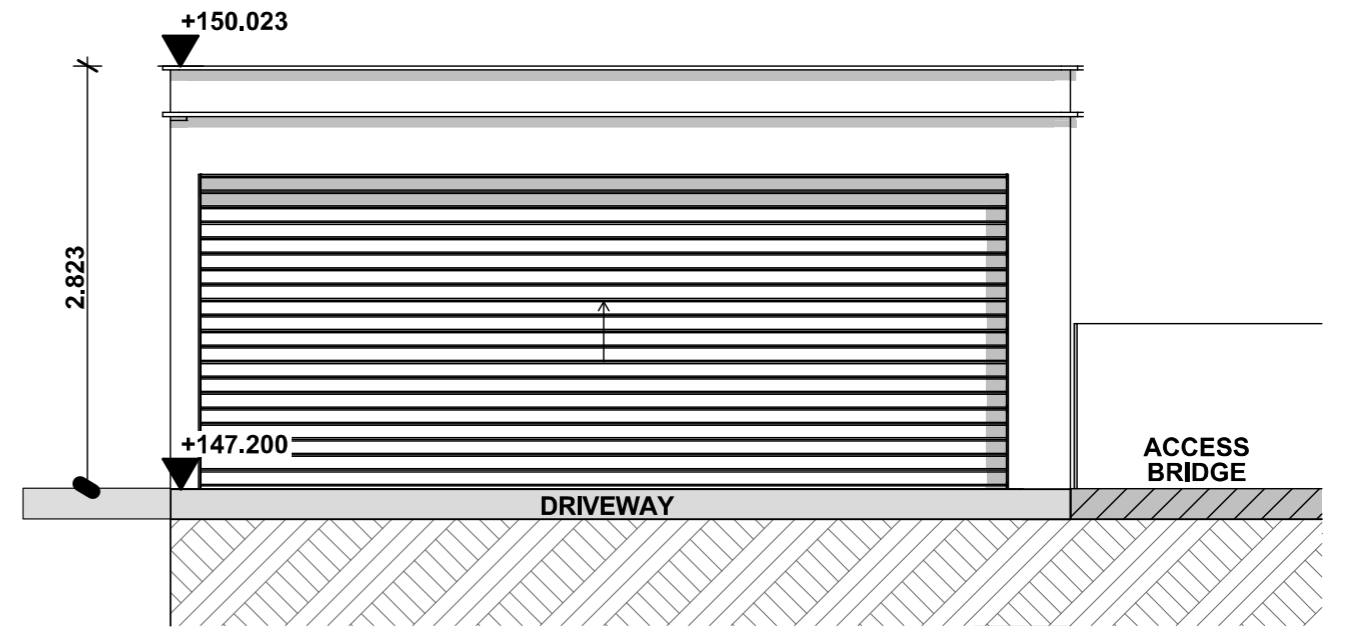
SCALE:
1:100 @ A3

DRAWING NO.

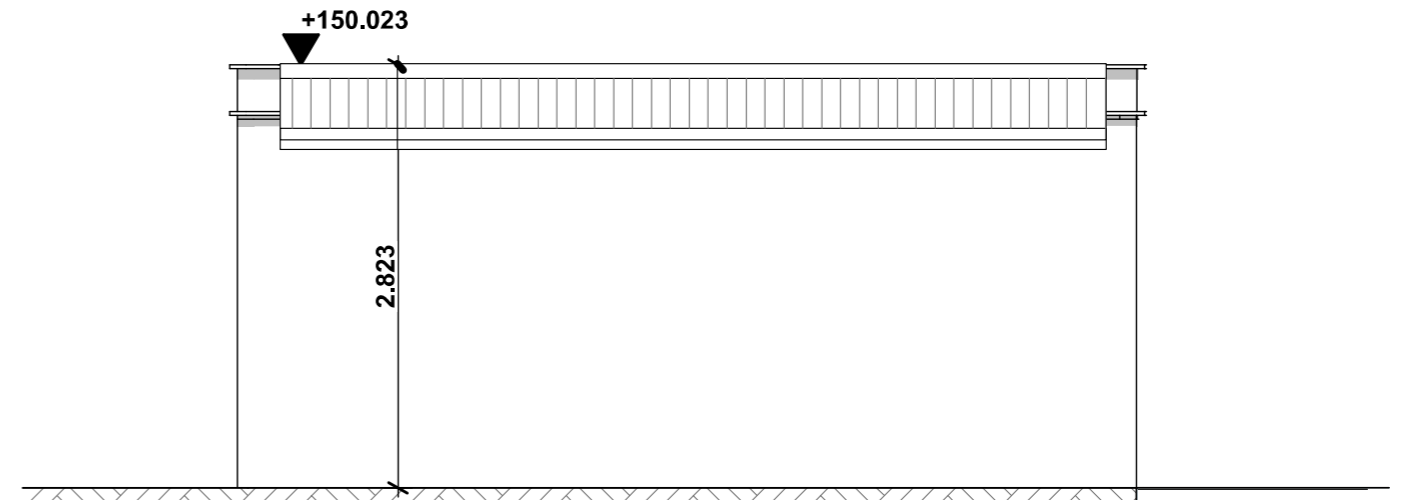
DA 07



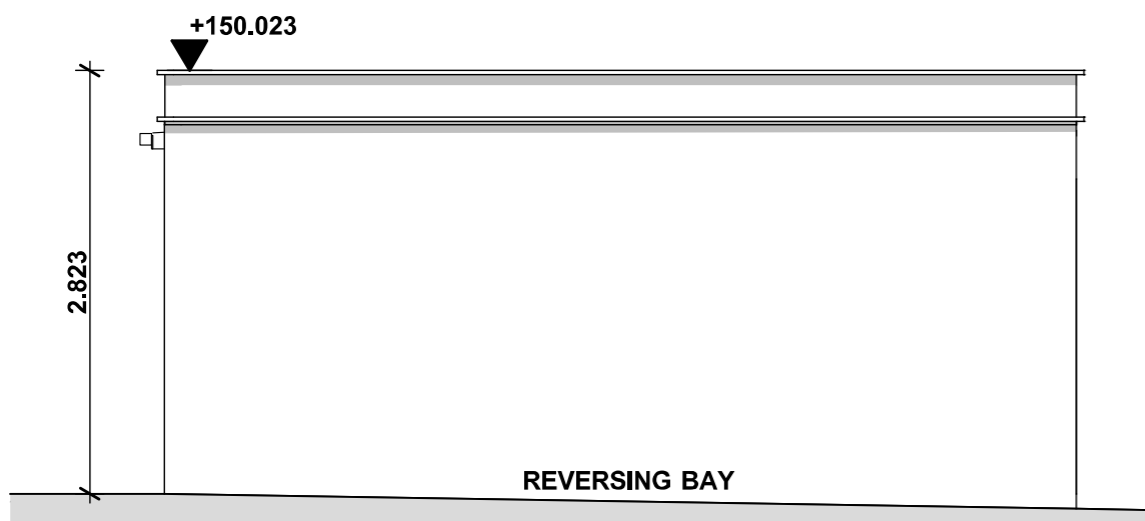
1. GARAGE FLOOR PLAN 1:75



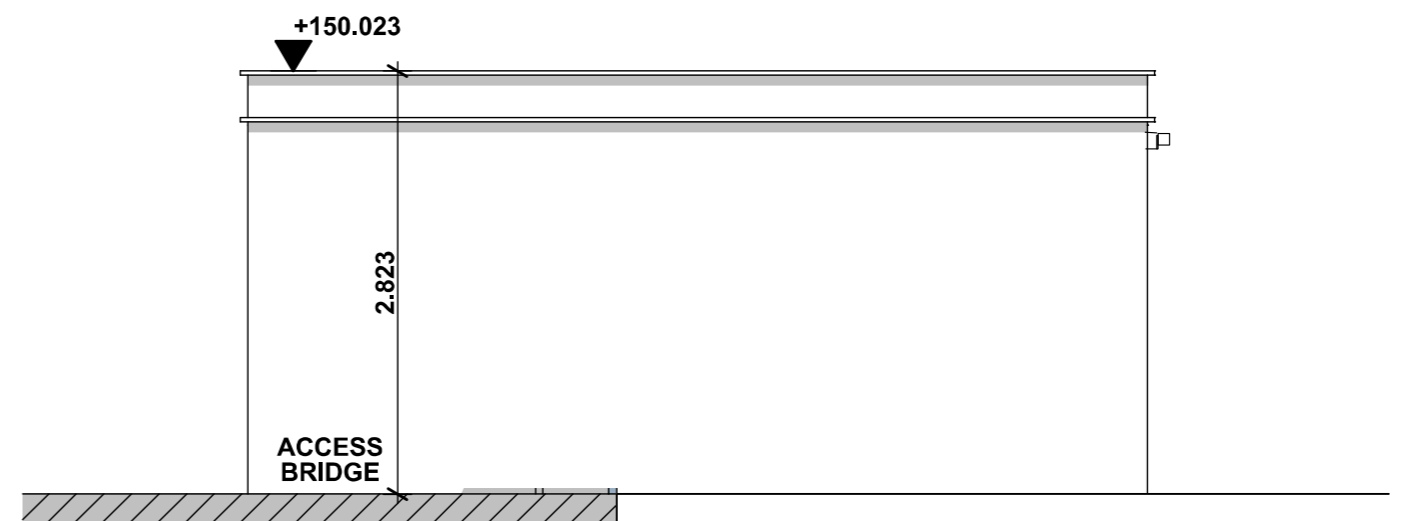
G1 EAST ELEVATION 1:50



G2 WEST ELEVATION 1:50



G4 SOUTH ELEVATION 1:50



G3 NORTH ELEVATION 1:50



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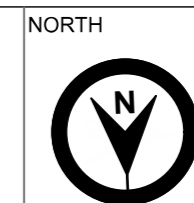
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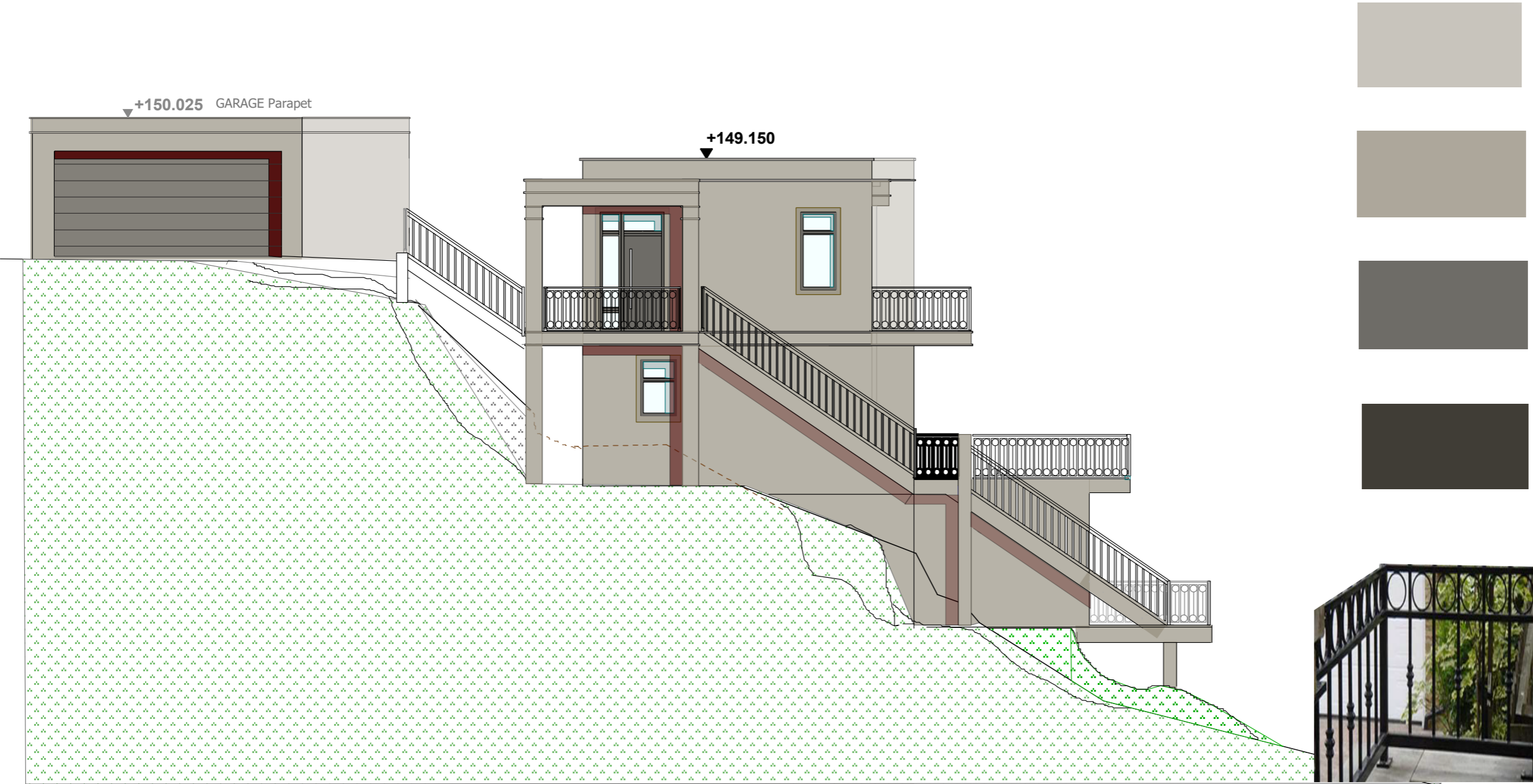
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DRAWING:
LOT 2 - PROPOSED GARAGE PLAN & ELEVATIONS



NORTH
SCALE:
1:75, 1:50, 1:100@ A3
DRAWING NO.
DA 08

LOT 2 - PROPOSED FINISHES - DARK EARTH COLOURS



Roof
Sheet Metal (3 Deg Pitch)
Dulux Colorbond "Dune"

External Walls
Rendered Hebel panel with paint finish
Paint downpipes to match wall
Dulux "Water Rock"

Garage & Front Door
Dulux Colorbond "Wallaby"

Aluminium framed Windows & Doors
Dulux Powdercote "Dark Metal"

Feature wrought iron balustrades
Dulux Powdercote "Dark Metal"



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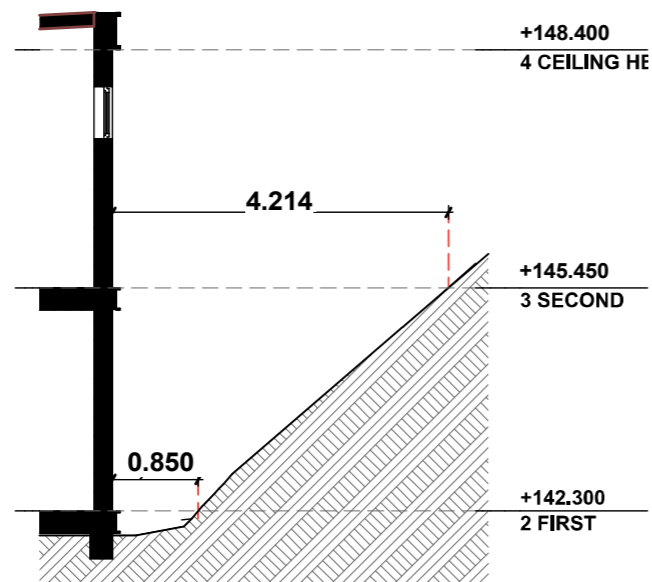
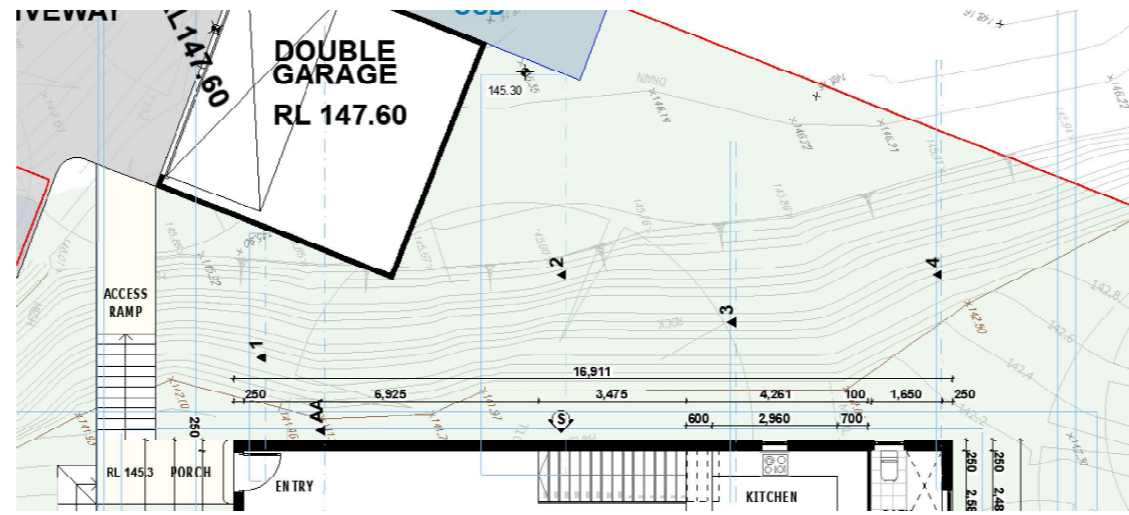
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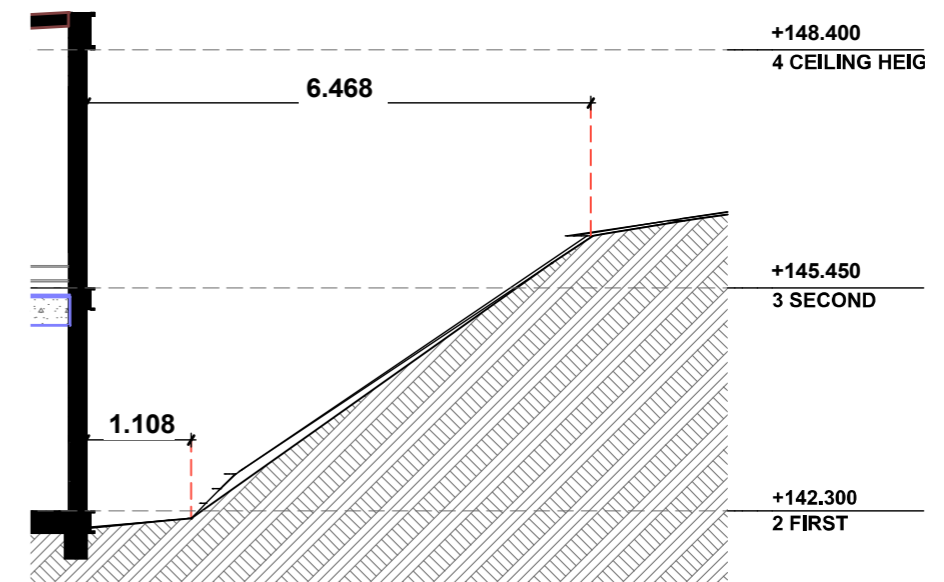
DRAWING:
LOT 2 - PROPOSED COLOURS & FINISHES

SCALE:
1:100 @ A3

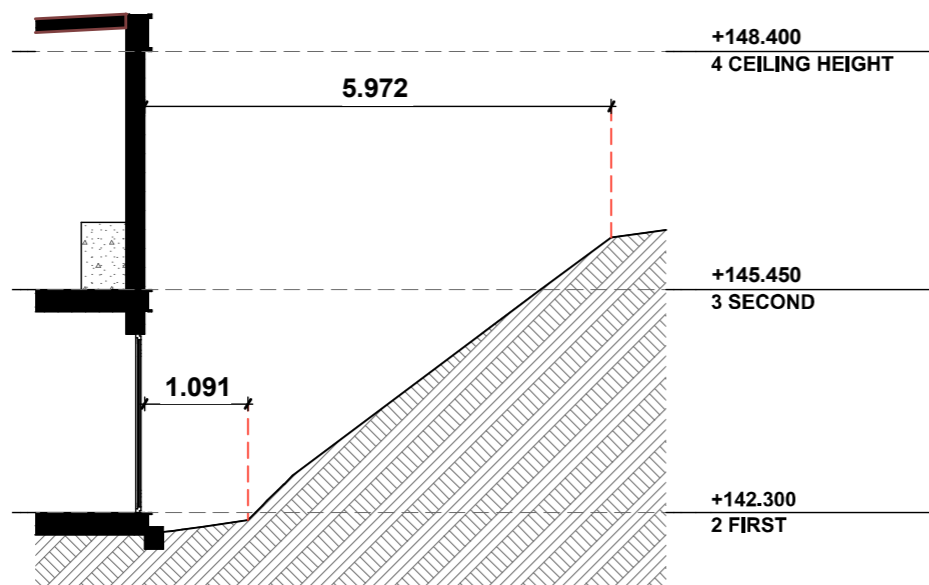
DRAWING NO.
**Colours & Finishes
Schedule**



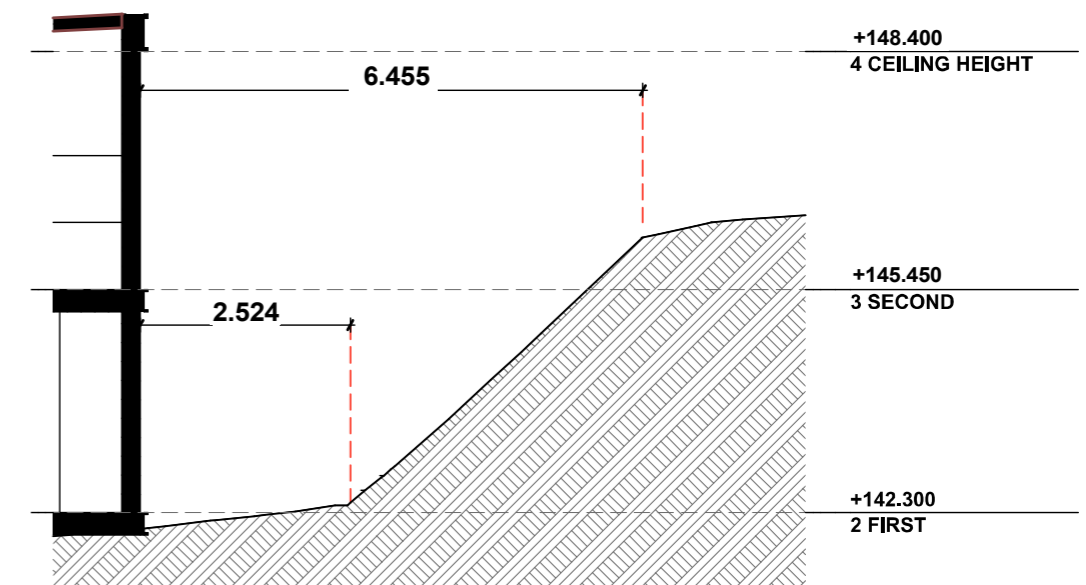
SECTION 1



SECTION 2



SECTION 3



SECTION 4



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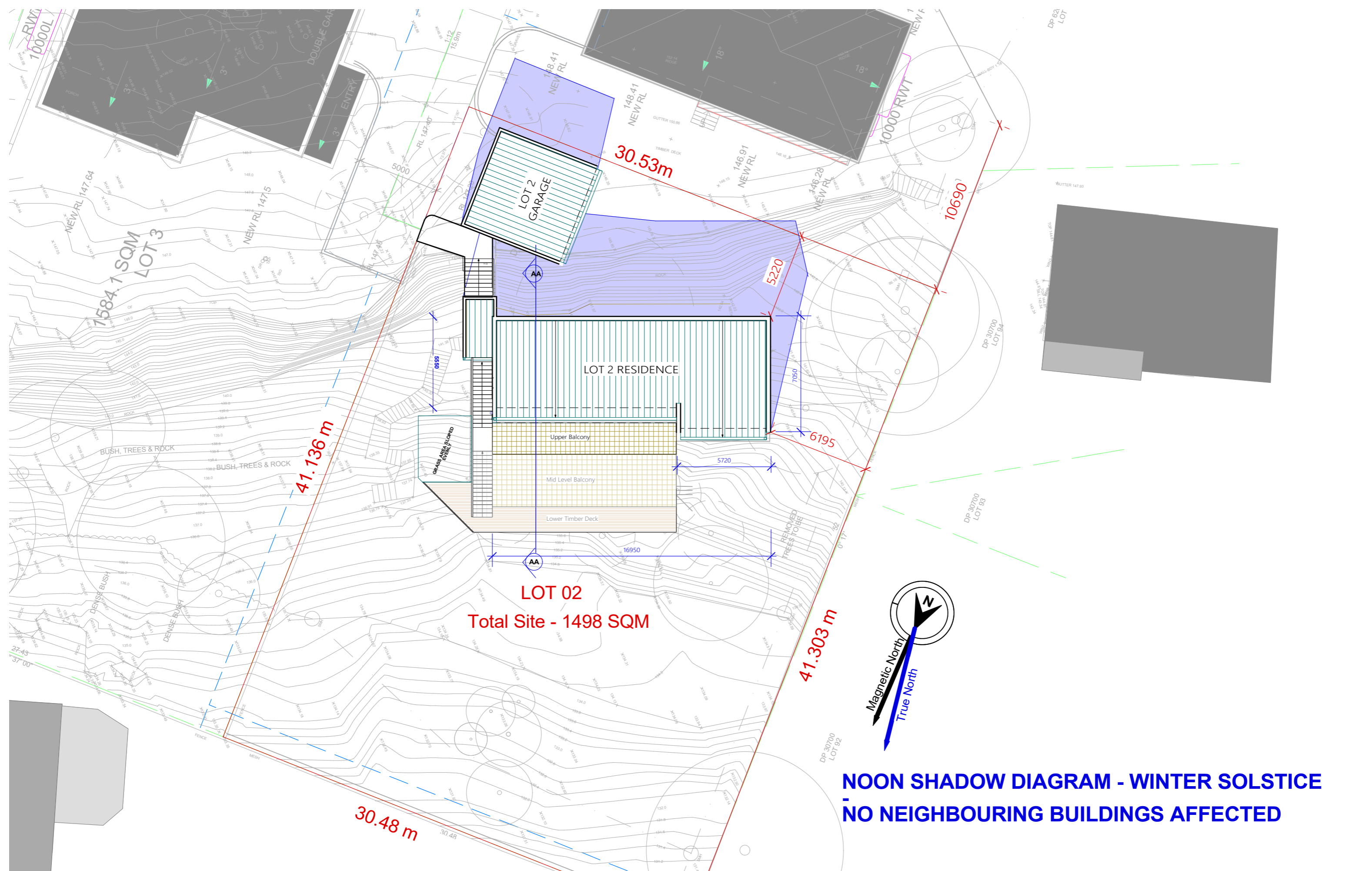
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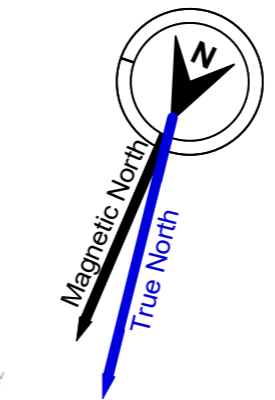
DRAWING:
LOT 2 - PROXIMITY TO CLIFF

NORTH

SCALE:
1:100@ A3



LOT 02
Total Site - 1498 SQM



NOON SHADOW DIAGRAM - WINTER SOLSTICE
NO NEIGHBOURING BUILDINGS AFFECTED



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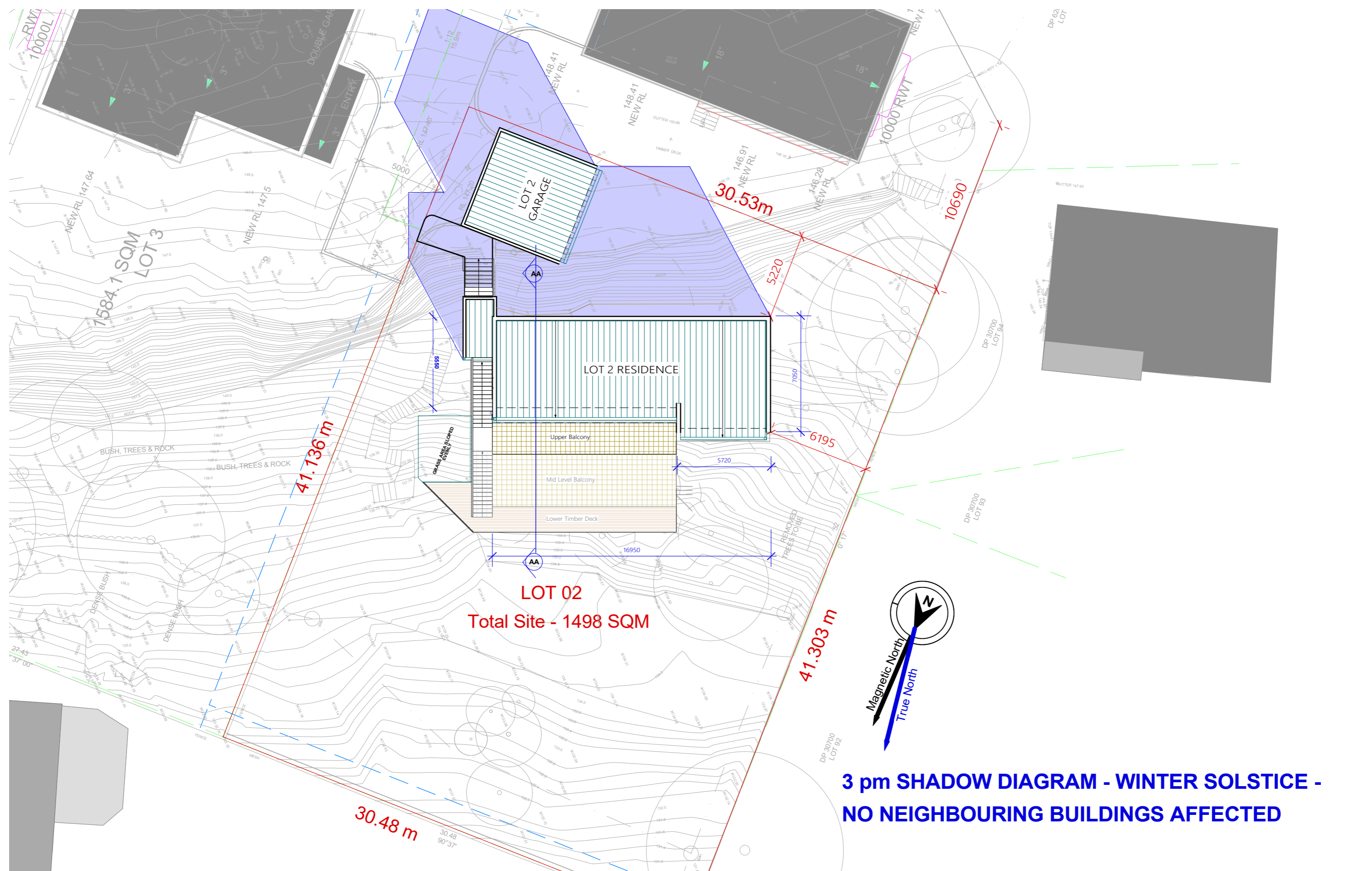
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DRAWING:
LOT 2 - Noon Shadow Diagram



SCALE:
1: 200 @ A3

DRAWING NO.
SD 01



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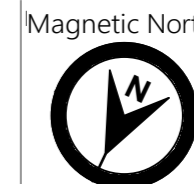
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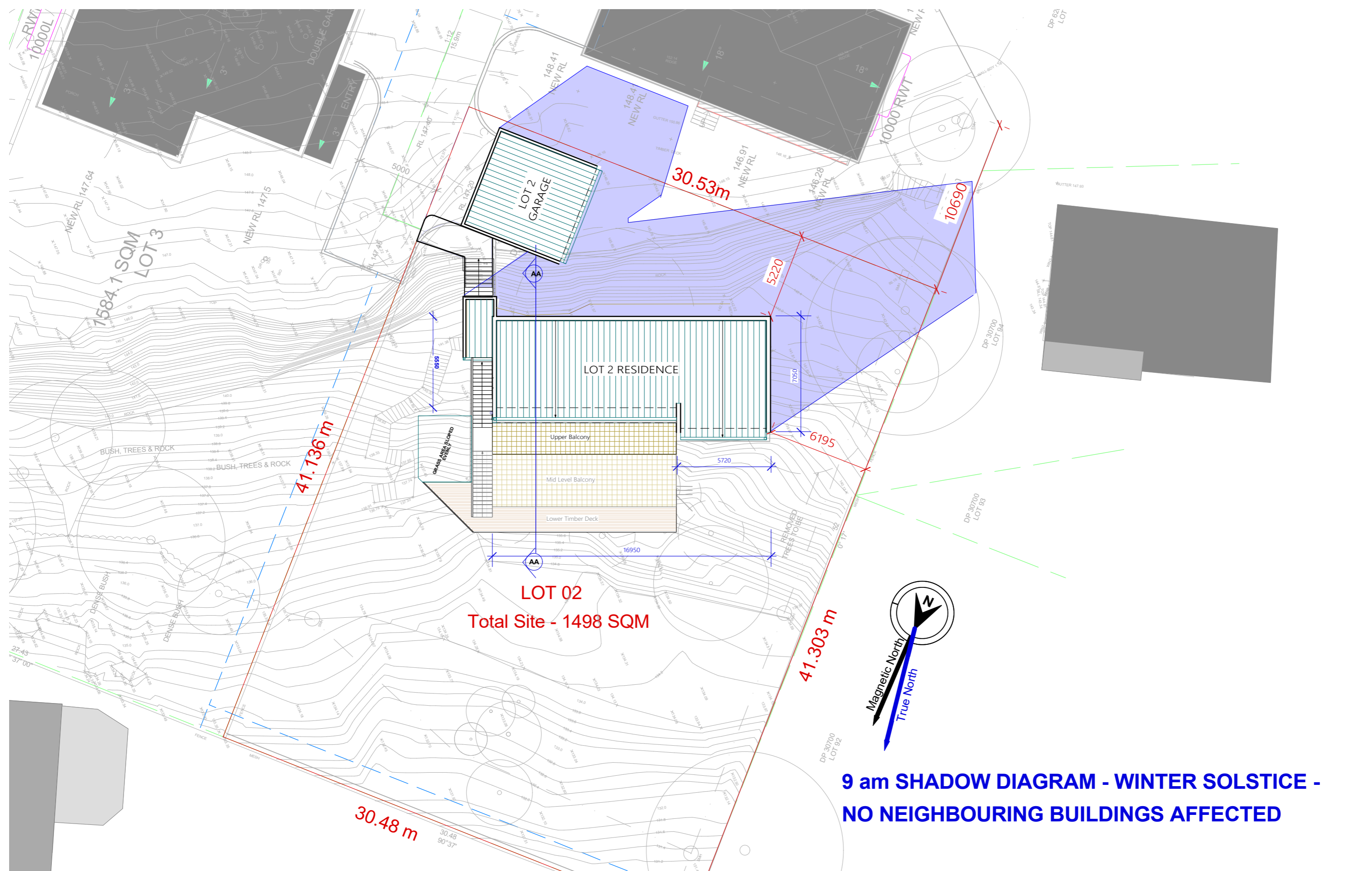
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DRAWING:
LOT 2 - Noon Shadow Diagram



Magnetic North
SCALE:
1: 200 @ A3
DRAWING NO.
SD 01



9 am SHADOW DIAGRAM - WINTER SOLSTICE - NO NEIGHBOURING BUILDINGS AFFECTED

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Magnetic North

SCALE:
 1: 200 @ A3

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