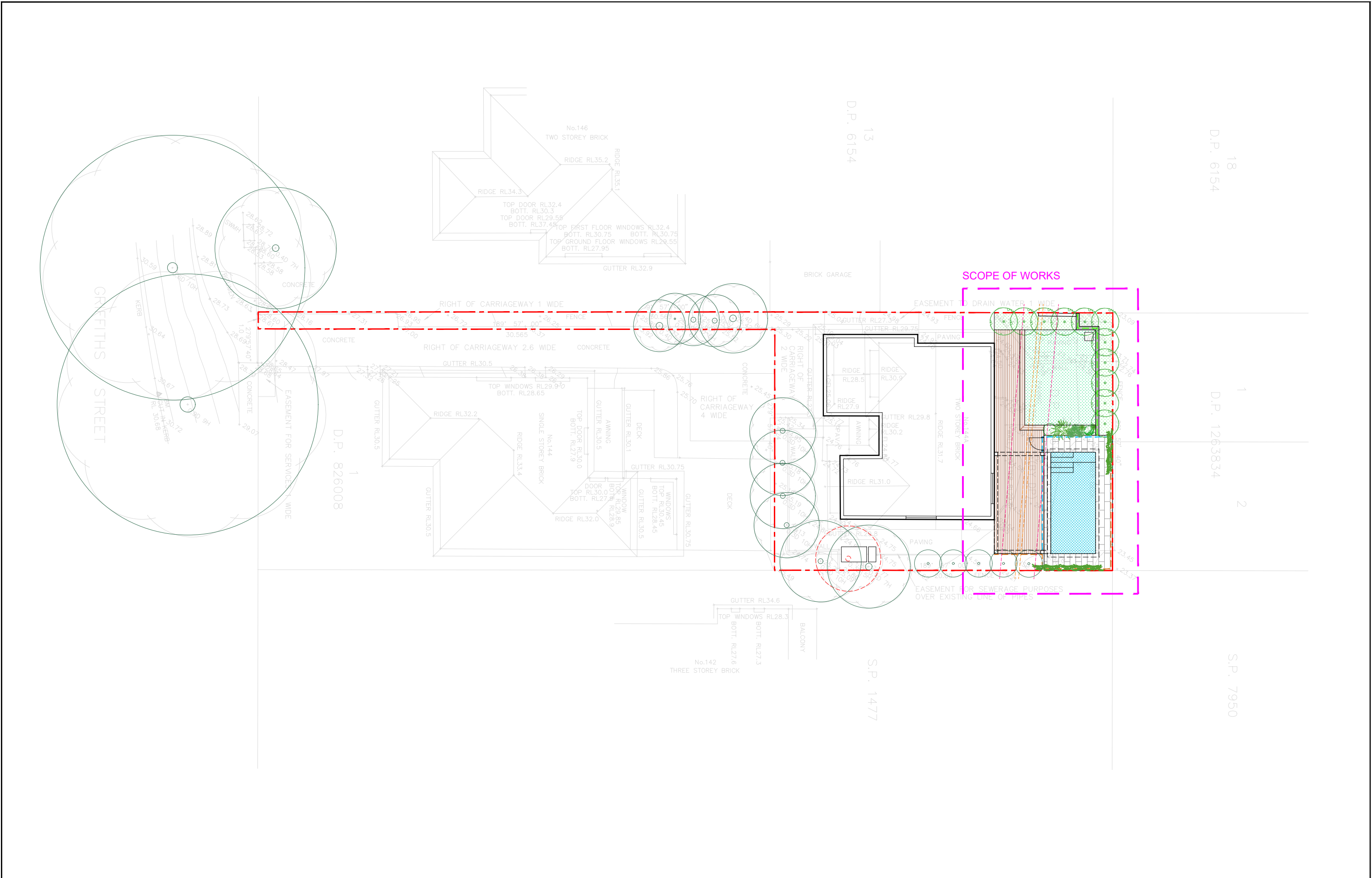


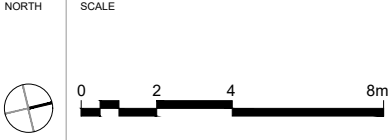


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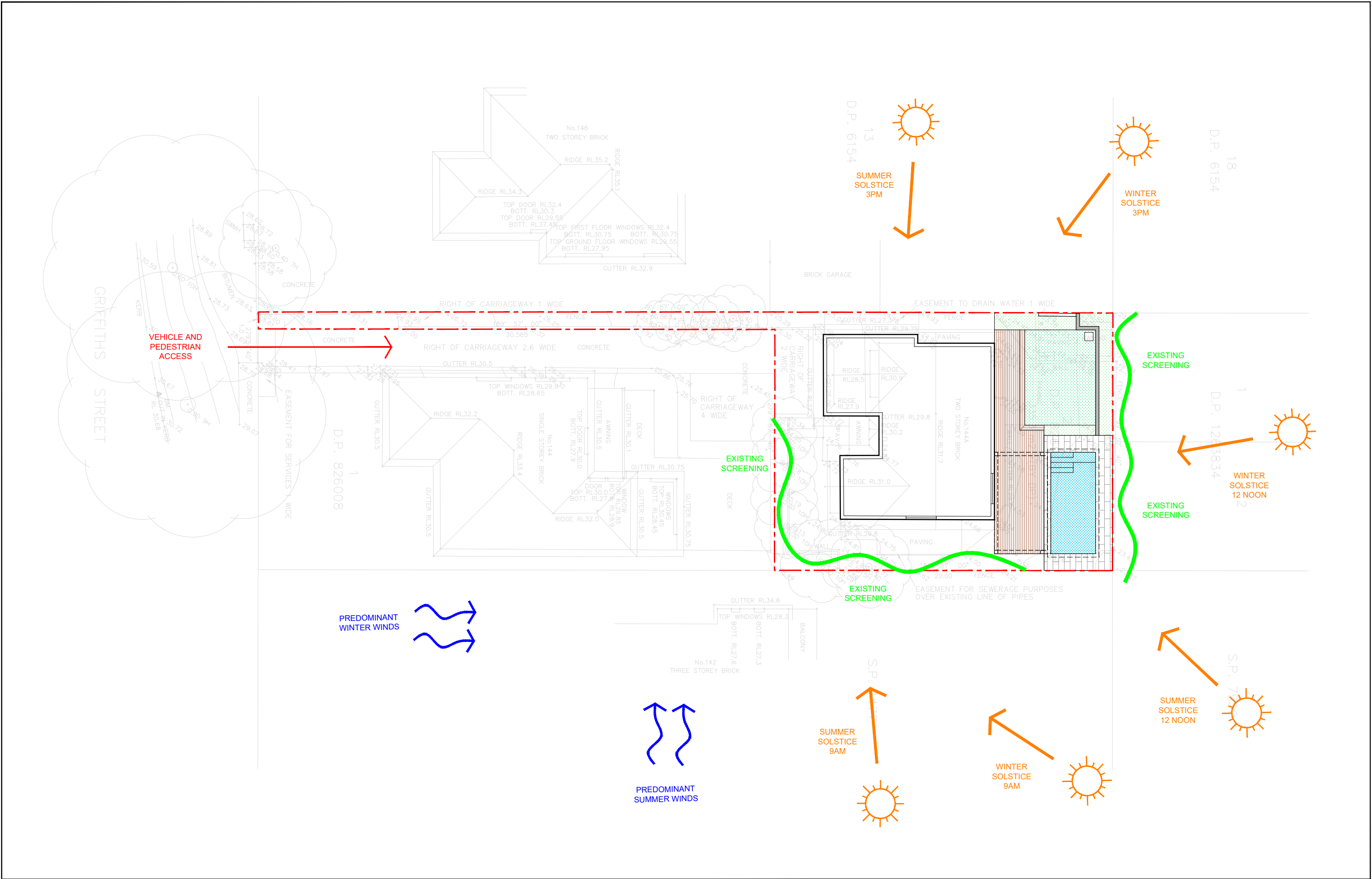
01	ISSUED FOR DEVELOPMENT APPLICATION	21.12.2022
REV	DESCRIPTION	DATE



PROJECT
DARREN & ELINOR VORSTER
144A GRIFFITHS STREET
BALGOWLAH

DRAWING TITLE
SITE PLAN

STATUS DEVELOPMENT APPLICATION			
SCALE @ A3 1:200	DRAWN CN	REVIEWED NR	APPROVED RF
PROJECT NUMBER LPL_2036	DRAWING NUMBER LPL_0101	REV 01	

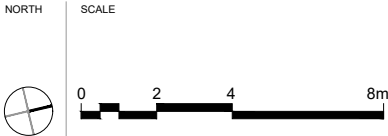


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01	ISSUED FOR DEVELOPMENT APPLICATION	21.12.2022
REV	DESCRIPTION	DATE



PROJECT
DARREN & ELINOR VORSTER
144A GRIFFITHS STREET
BALGOWLAH

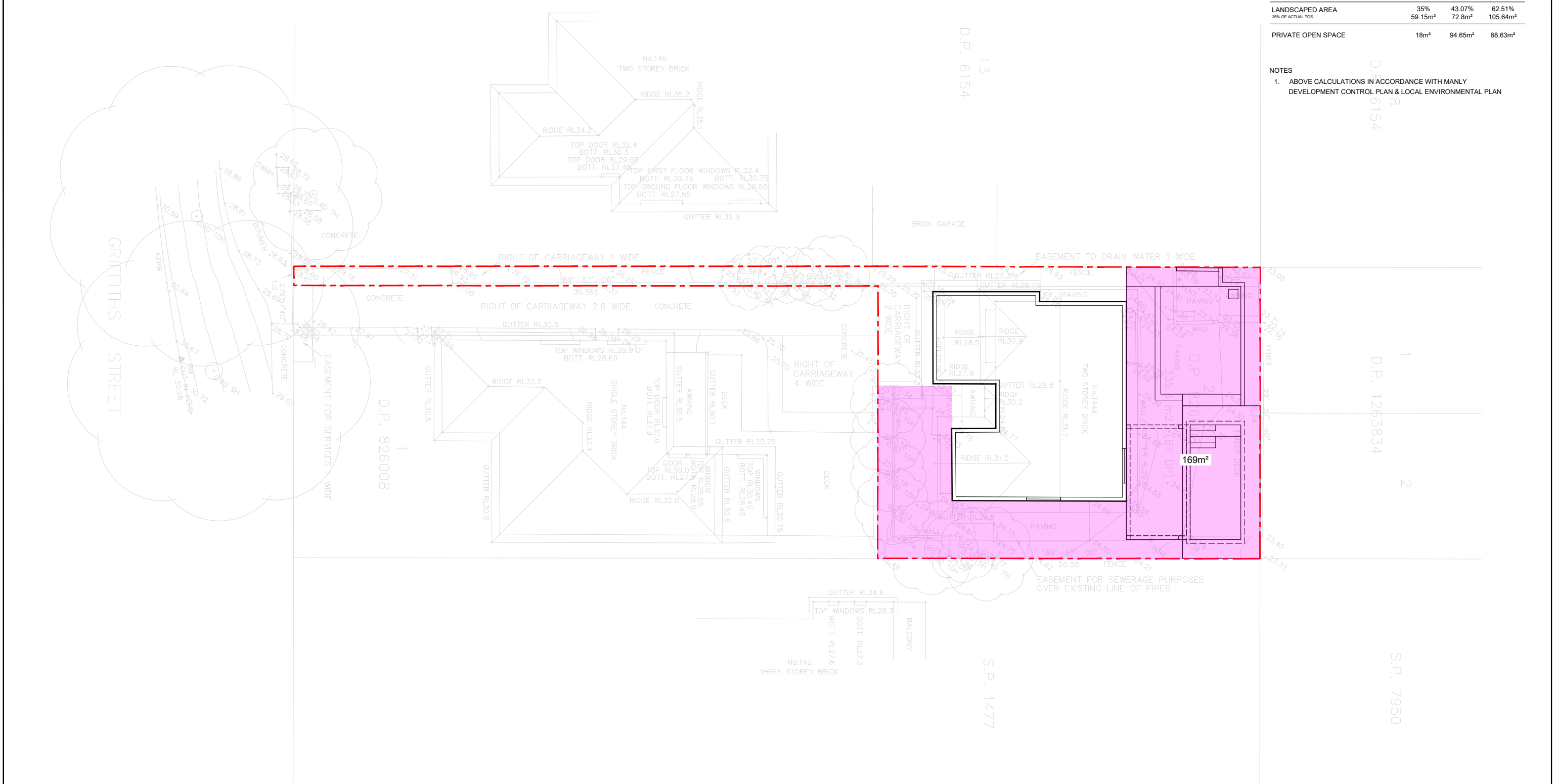
DRAWING TITLE
SITE ANALYSIS PLAN

STATUS DEVELOPMENT APPLICATION			
SCALE @ A3 1:200	DRAWN CN	REVIEWED NR	APPROVED RF
PROJECT NUMBER LPL_2036	DRAWING NUMBER LPL_0102	REV 01	

TOTAL OPEN SPACE CALCULATIONS
SITE AREA: 335.3m²

CONTROLS	REQUIRED	CURRENT	PROPOSED
TOTAL OPEN SPACE SITE LOCATED IN OS3	55% 184.42m²	50.40% 169m²	50.40% 169m²
LANDSCAPED AREA 35% OF ACTUAL TOD	35% 59.15m²	43.07% 72.8m²	62.51% 105.64m²
PRIVATE OPEN SPACE	18m²	94.65m²	88.63m²

- NOTES
- ABOVE CALCULATIONS IN ACCORDANCE WITH MANLY DEVELOPMENT CONTROL PLAN & LOCAL ENVIRONMENTAL PLAN

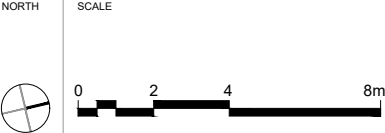


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01	ISSUED FOR DEVELOPMENT APPLICATION	21.12.2022
REV	DESCRIPTION	DATE



PROJECT
DARREN & ELINOR VORSTER
144A GRIFFITHS STREET
BALGOWLAH

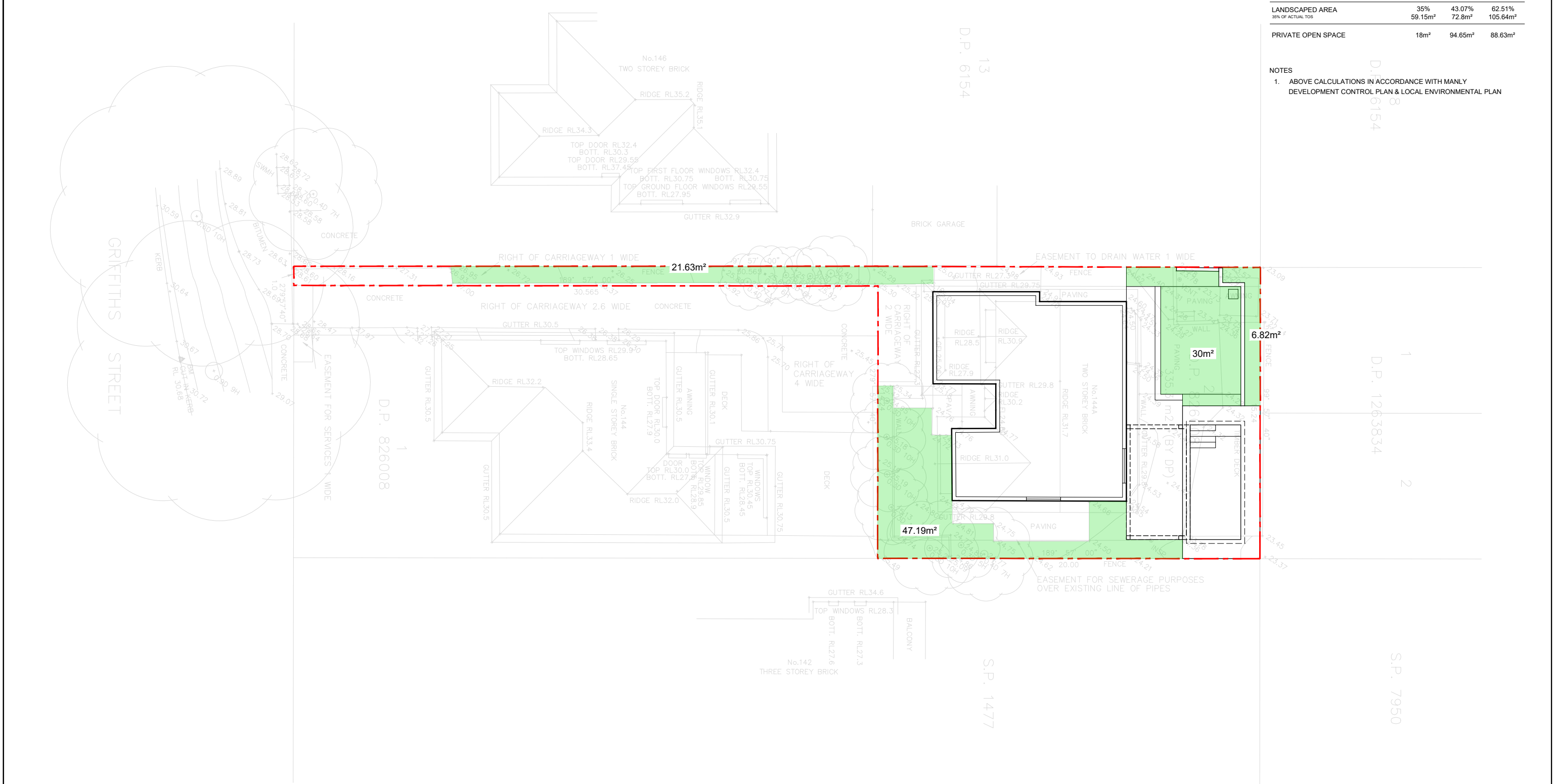
DRAWING TITLE
TOTAL OPEN SPACE

STATUS DEVELOPMENT APPLICATION			
SCALE @ A3 1:200	DRAWN CN	REVIEWED NR	APPROVED RF
PROJECT NUMBER LPL_2036	DRAWING NUMBER LPL_0103	REV 01	

TOTAL OPEN SPACE CALCULATIONS
SITE AREA: 335.3m²

CONTROLS	REQUIRED	CURRENT	PROPOSED
TOTAL OPEN SPACE SITE LOCATED IN OS3	55% 184.42m²	50.40% 169m²	50.40% 169m²
LANDSCAPED AREA 35% OF ACTUAL TOD	35% 59.15m²	43.07% 72.8m²	62.51% 105.64m²
PRIVATE OPEN SPACE	18m²	94.65m²	88.63m²

NOTES
1. ABOVE CALCULATIONS IN ACCORDANCE WITH MANLY
DEVELOPMENT CONTROL PLAN & LOCAL ENVIRONMENTAL PLAN

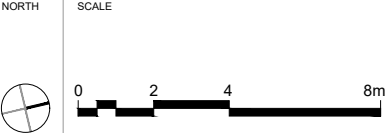


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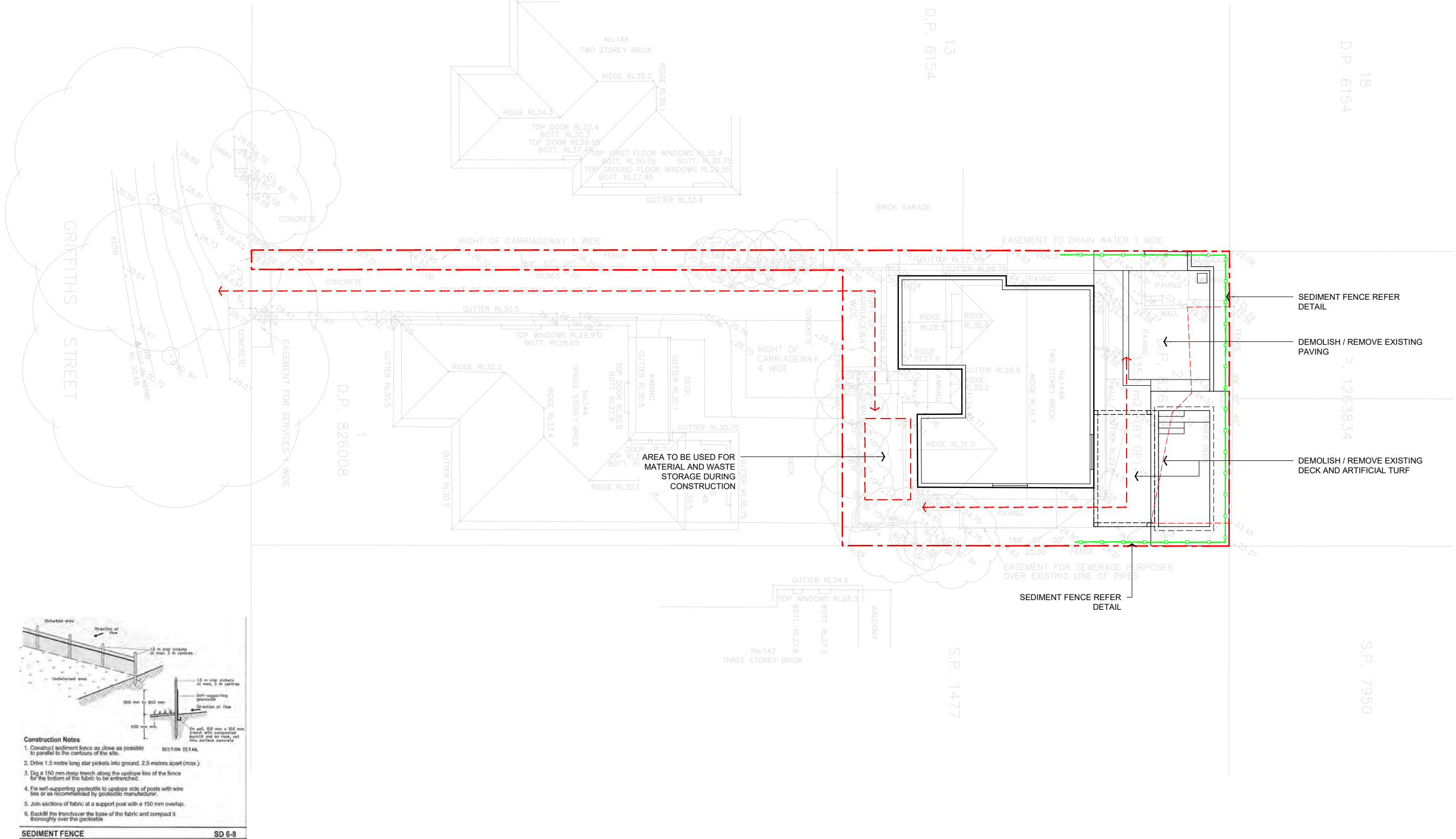
01	ISSUED FOR DEVELOPMENT APPLICATION	21.12.2022
REV	DESCRIPTION	DATE



PROJECT
DARREN & ELINOR VORSTER
144A GRIFFITHS STREET
BALGOWLAH

DRAWING TITLE
LANDSCAPED AREA

STATUS DEVELOPMENT APPLICATION			
SCALE @ A3 1:200	DRAWN CN	REVIEWED NR	APPROVED RF
PROJECT NUMBER LPL_2036	DRAWING NUMBER LPL_0104	REV 01	



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ISSUED FOR DEVELOPMENT APPLICATION

21.12.2022

REV

DESCRIPTION

DATE

NORTH



SCALE



PROJECT

DARREN & ELINOR VORSTER
144A GRIFFITHS STREET
BALGOWLAH

DRAWING TITLE

WASTE MANAGEMENT PLAN

STATUS

DEVELOPMENT APPLICATION

SCALE @ A3

1:200

PROJECT NUMBER

LPL_2036

DRAWN

CN

REVIEWED

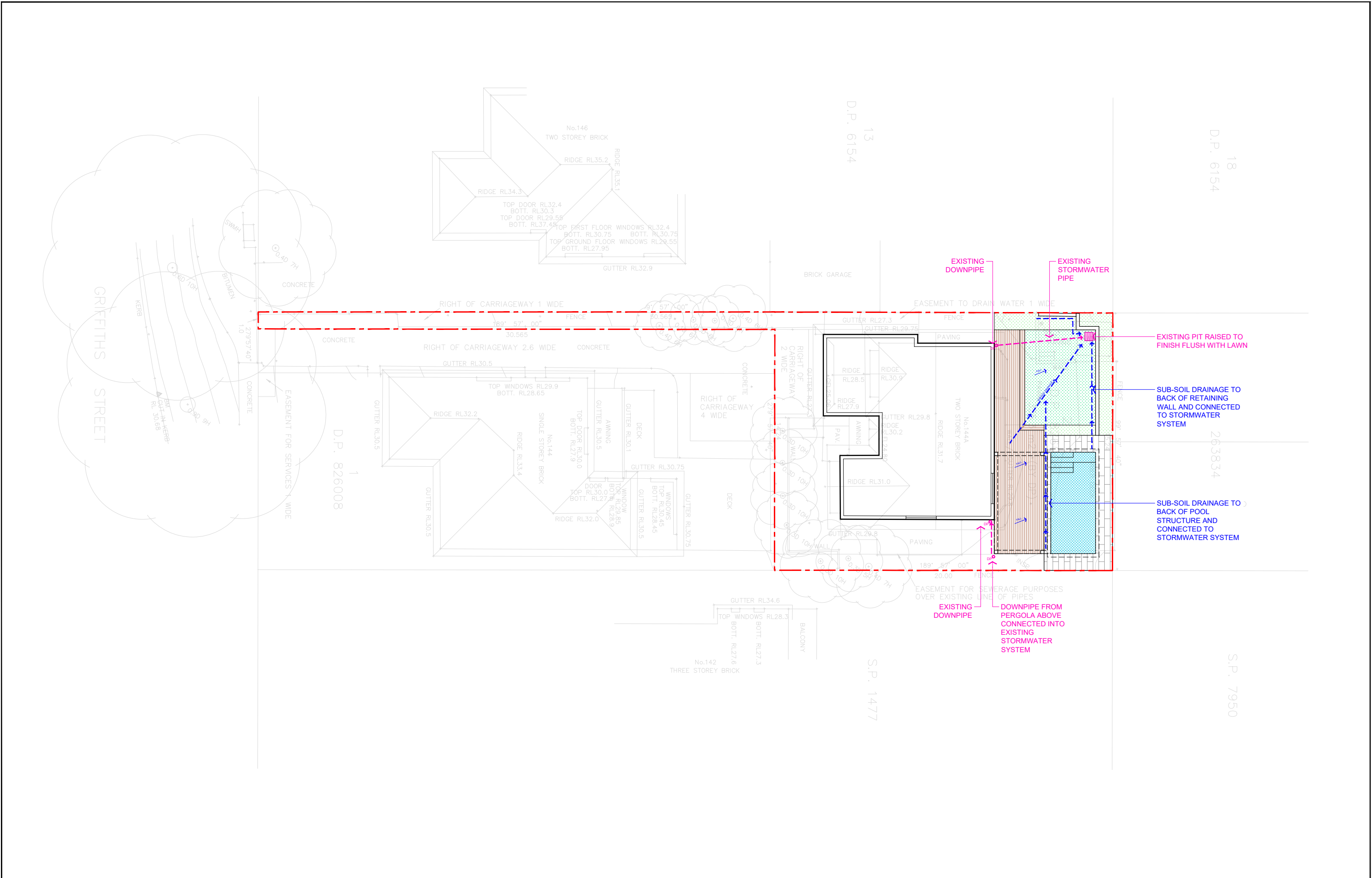
NR

APPROVED

RF

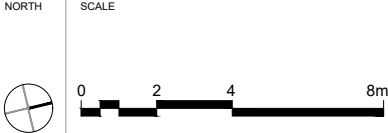
REV

01



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01	ISSUED FOR DEVELOPMENT APPLICATION	21.12.2022
REV	DESCRIPTION	DATE

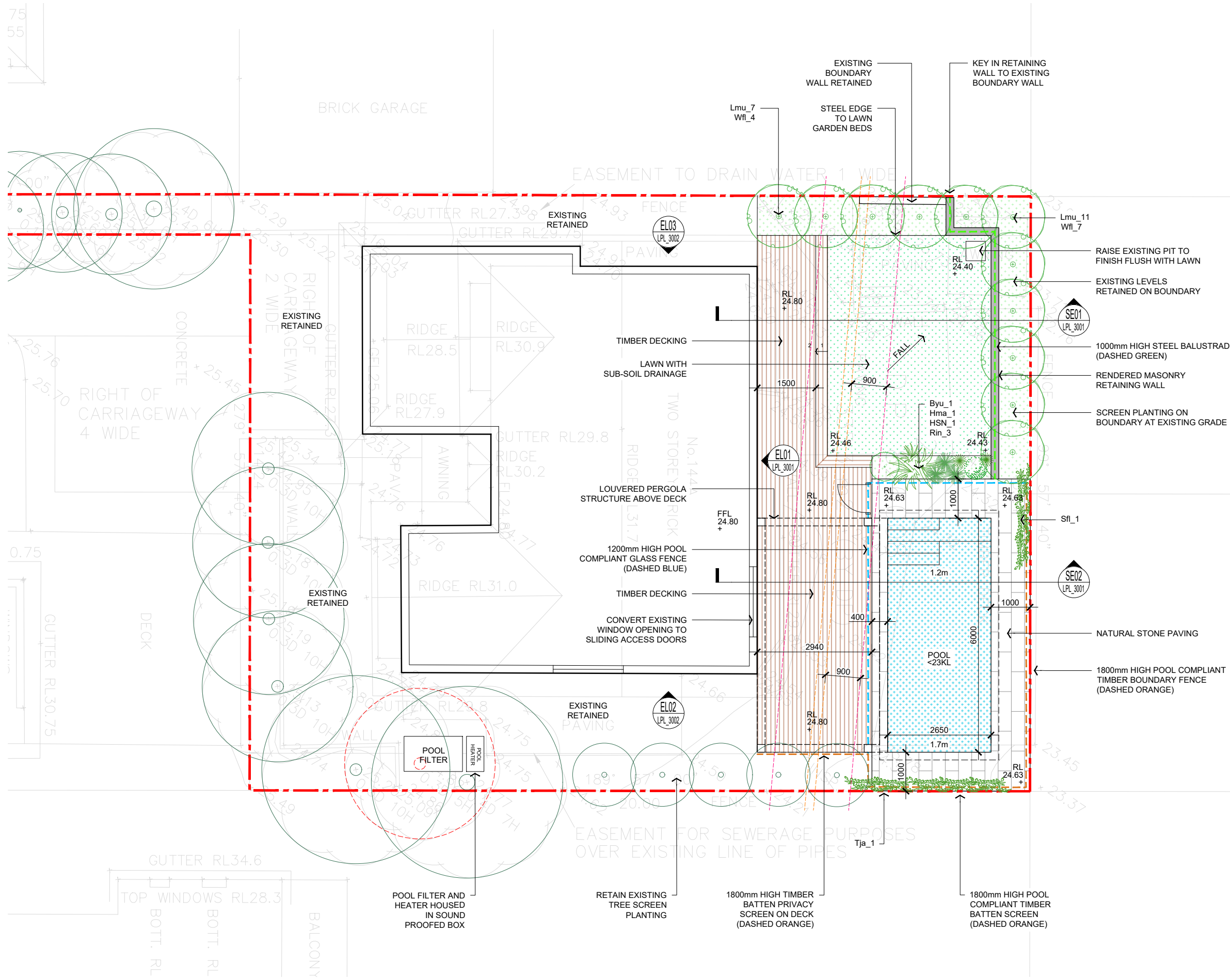


PROJECT
DARREN & ELINOR VORSTER
144A GRIFFITHS STREET
BALGOWLAH

DRAWING TITLE
STORMWATER PLAN

STATUS
DEVELOPMENT APPLICATION

SCALE @ A3	DRAWN	REVIEWED	APPROVED
1:200	CN	NR	RF
PROJECT NUMBER	DRAWING NUMBER	REV	
LPL_2036	LPL_0106	01	



LEGEND

- [Red dashed line] SITE BOUNDARY
- [Grey line with 'x'] EXISTING LEVELS
- [Blue line with '+'] PROPOSED LEVELS
- [Orange dashed line] SEWER
- [Pink dashed line] SEWER CONSTRUCTION OFFSETS
- [Patterned box] NATURAL STONE PAVING
- [Patterned box] TIMBER DECKING
- [Patterned box] RENDERED MASONRY RETAINING WALL
- [Green dashed line] 1000mm HIGH STEEL BALUSTRADE
- [Blue dashed line] 1200mm HIGH POOL COMPLIANT GLASS FENCE
- [Orange dashed line] 1800mm HIGH POOL COMPLIANT TIMBER BOUNDARY FENCE
- [Patterned box] MULCHED GARDEN BED
- [Patterned box] TURF
- [Green star symbol] SHRUB PLANTING
- [Green circle symbol] TREE PLANTING
- [Green circle with dot symbol] EXISTING TREE PLANTING RETAINED
- [Red dashed circle symbol] EXISTING EXEMPT SIZED TREE PLANTING REMOVED

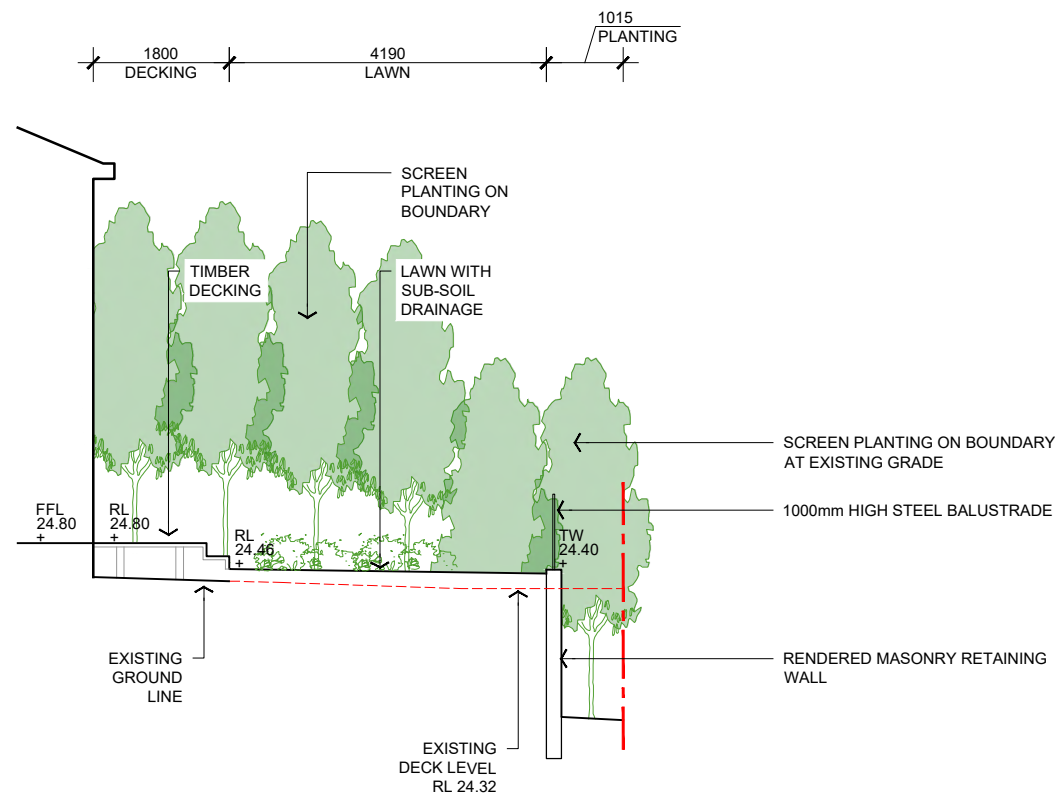
PLANTING SCHEDULE

TREES				
CODE	BOTANICAL NAME	COMMON NAME	POT SIZE	TOTAL
Wfl_1	<i>Waterhouisia floribunda</i>	Weeping Lilly Pilly	300mm	11

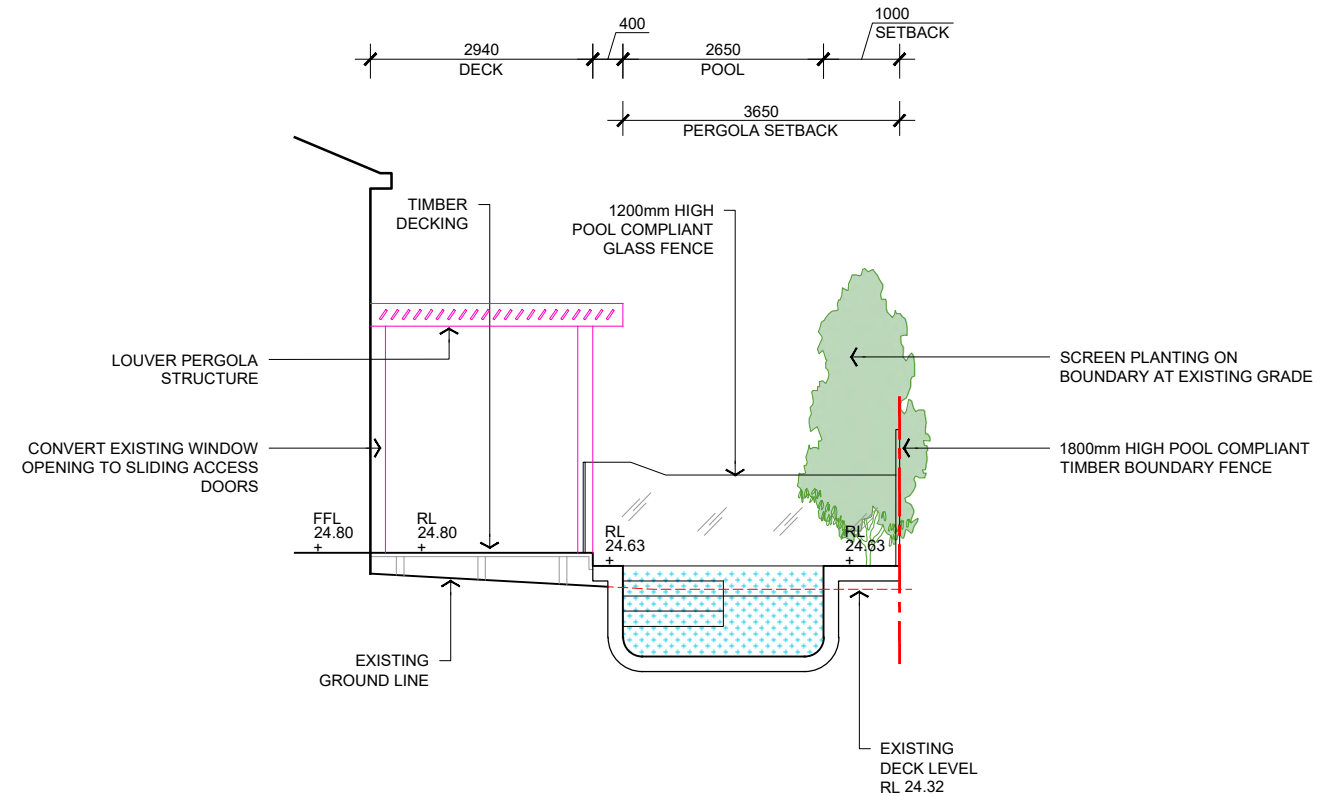
SHRUBS				
CODE	BOTANICAL NAME	COMMON NAME	POT SIZE	TOTAL
Byu_1	<i>Beschorneria yuccoides</i>	Mexican Lily	200mm	1
Hma_1	<i>Hydrangea macrophylla</i>	Hydrangea	200mm	1
HSN_1	<i>Hebe 'Snowdrift'</i>	Snowdrift	200mm	1
ROP_1	<i>Rhaphiolepis 'Oriental Pearl'</i>	Indian Hawthorn	200mm	3

GROUNDCOVERS & CLIMBERS				
CODE	BOTANICAL NAME	COMMON NAME	POT SIZE	TOTAL
Lmu_1	<i>Liriope muscari</i>	Evergreen Giant	140mm	
Sfl_1	<i>Stephanotis floribunda</i>	Madagascar Jasmine	140mm	1
Tja_1	<i>Trachelospermum jasminoides</i>	Star Jasmine	140mm	1

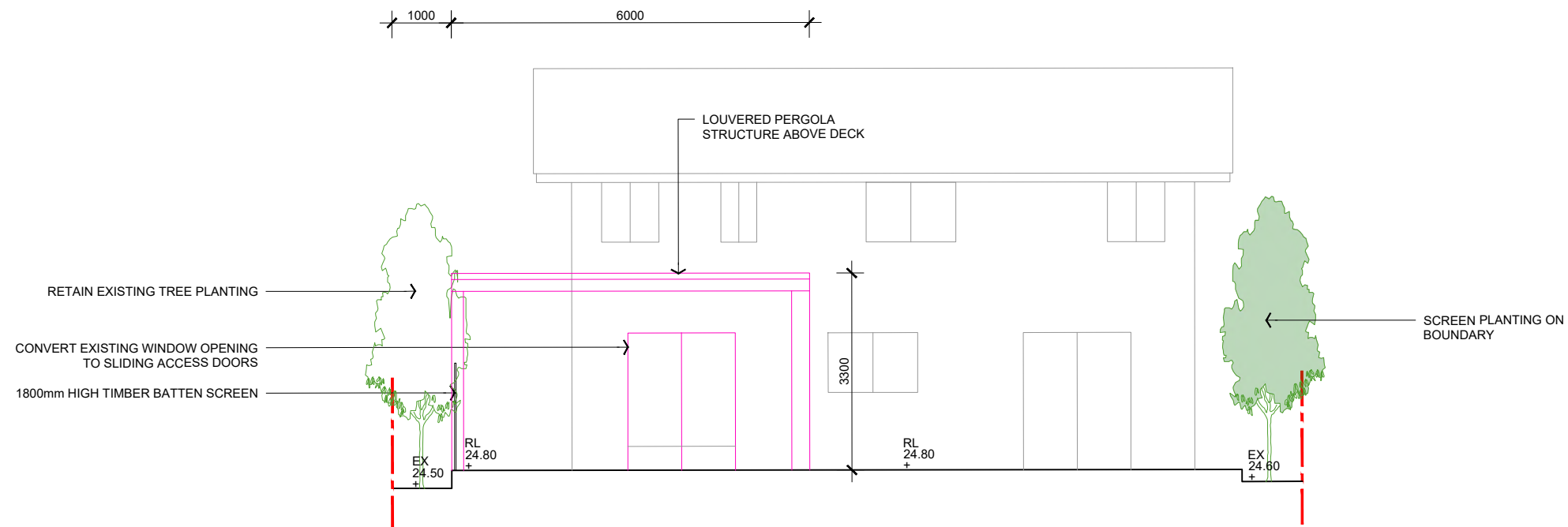
NOTE:
The plant symbols shown do not represent the exact placement of individual species but rather shows design intent. The plant numbers allow for plants to be spaced according to their growth habit and potential mature size. Exact plant locations will be confirmed prior to construction.



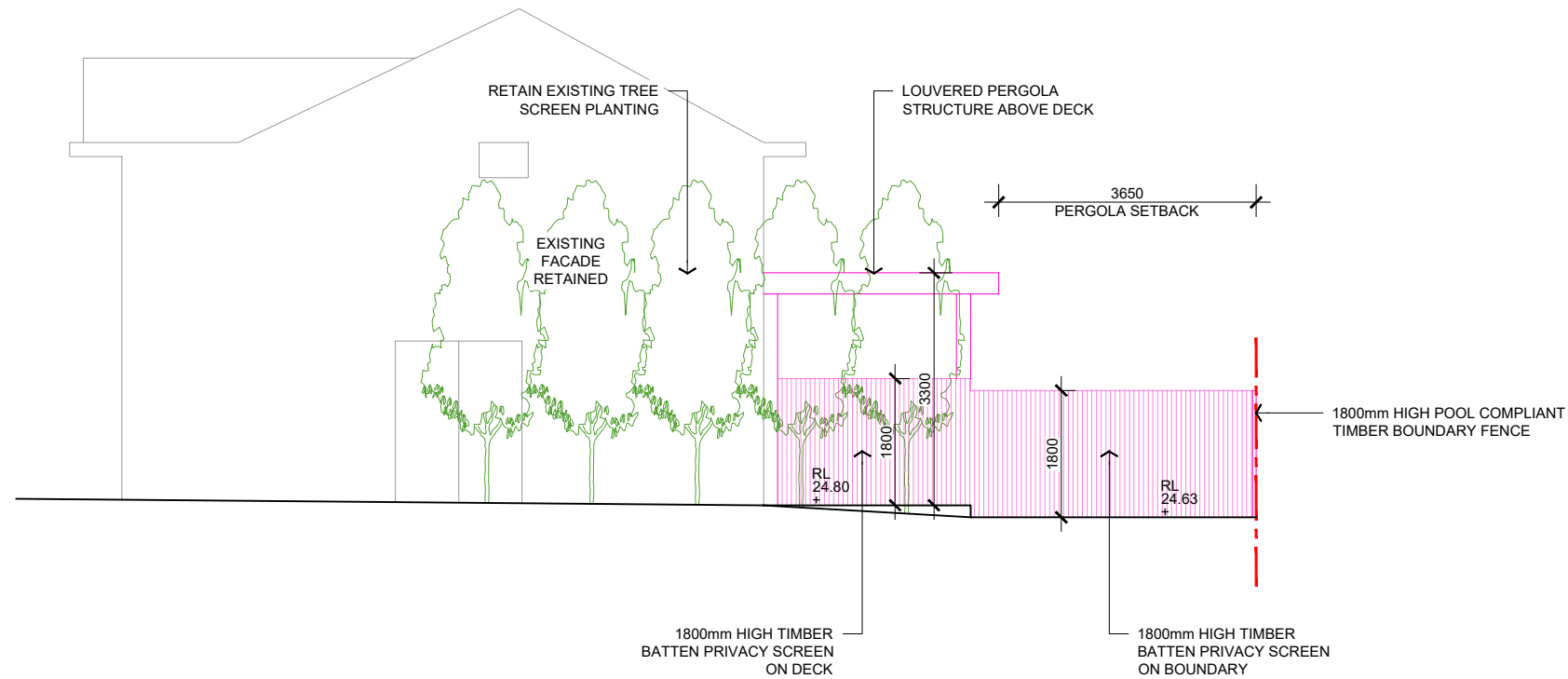
SECTION 01 - LAWN
Scale: 1:100@A3



SECTION 02 - POOL
Scale: 1:100@A3



ELEVATION 01 - REAR FACADE
Scale: 1:100@A3



ELEVATION 02 - EASTERN FACADE
 Scale: 1:100@A3



ELEVATION 02 - WESTERN FACADE
 Scale: 1:100@A3