

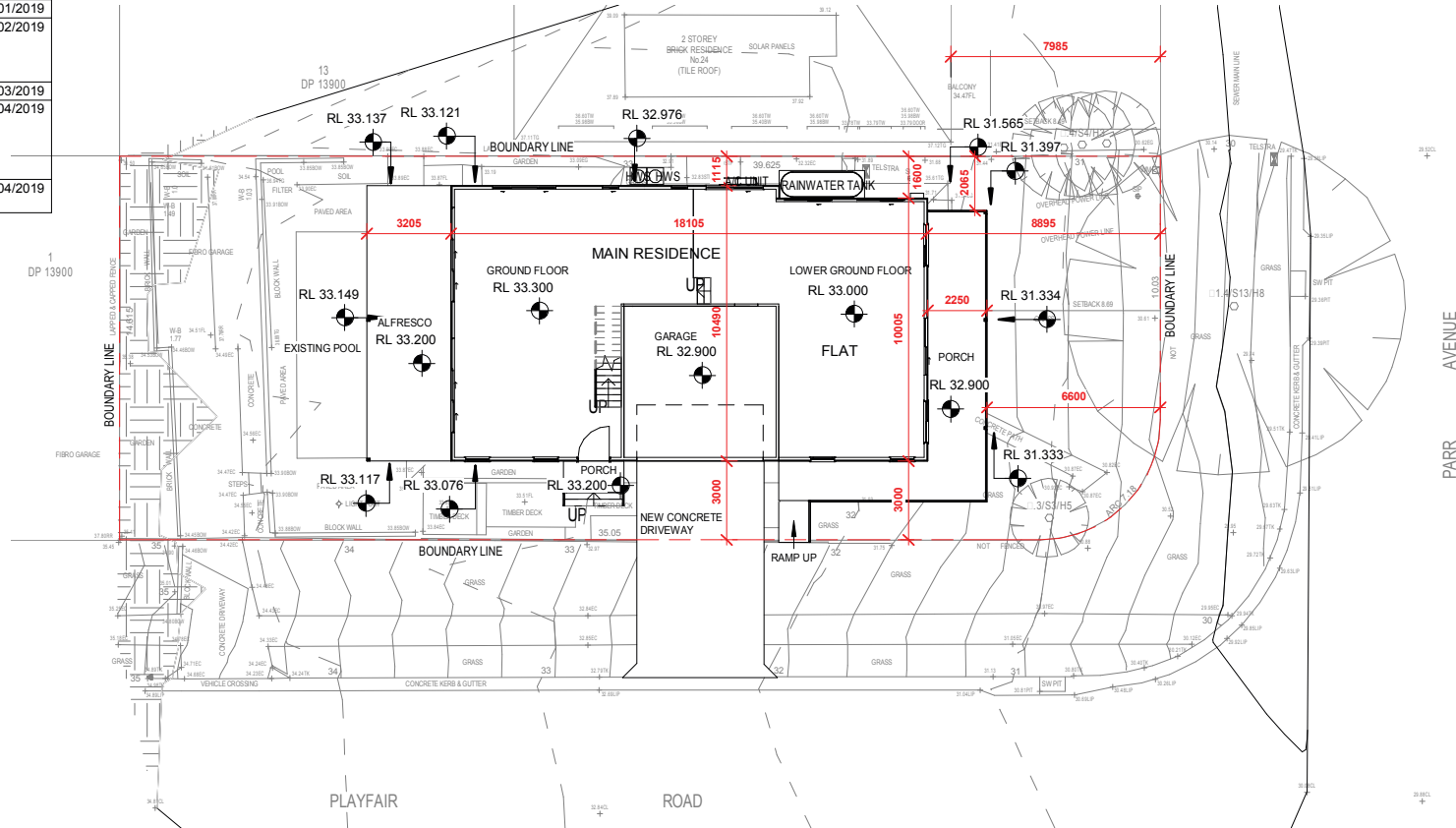
DRAWING REVISION SCHEDULE		
No.	AMENDMENTS	DATE
A	FIRST ISSUE	19/11/2018
B	CHANGES TO GARAGE RL, FRONT DOOR, BALCONY DOOR, BUTTLERS, LAUNDRY, BATH & BED 1	28/11/2018
C	CHANGES TO RL'S; CHANGE ALFRESCO DOOR HEIGHTS; CHANGE WINDOWS TO DOUBLE HUNG; ADD FIRE PROOFING WALL; ADJUST GARAGE DOOR; ADD TUB TO BATHROOM.	10/12/2018
D	CHANGES TO ALL WALLS, BUTTLERS, BATH, BED 1, DINING, PORCH, BALCONY, DRY, WINDOWS IN LIVING ROOM & ALL STAIRS. ADDED RAMP	13/12/2018
E	CHANGE FLAT BATH LAYOUT; MORE SLIDING DOOR; CAVITY SLIDER TO STUDY	17/12/2018
F	ADD RAMP FROM FOOTPATH	24/01/2019
G	CHANGES TO GABLE ROOF. ADDED SKYLIGHT, WATER TANK, AC & HWU. UPDATED TO FULL SET FOR DA ISSUE	11/02/2019
H	ADDED BASIX COMMITMENT	28/03/2019
J	CHANGES TO BATH IN GRANNY FLAT, STAIRS, POSITION OF WATER TANK, A/C, HWS & RAMP. ADDED POWER BOX & A/C.	04/04/2019
K	ADDED SKYLIGHTS TO KITCHEN AREA	08/04/2019

PROPOSED FLOOR SPACES		
NAME	AREA	%
ALFRESCO	34 m <sup>2</sup>	9%
BALCONY	13 m <sup>2</sup>	4%
FIRST FLOOR	106 m <sup>2</sup>	30%
GARAGE	34 m <sup>2</sup>	10%
GROUND	156 m <sup>2</sup>	44%
PORCH	13 m <sup>2</sup>	4%
TOTAL AREAS:	355 m <sup>2</sup>	100%

## NOTE:

• **FRONT SETBACK IS TO BE AT LEAST: 6.6m**

• **SIDE SETBACK IS TO BE AT LEAST: 9m ON RHS 3.1m ON LHS**



1 SITE PLAN  
1 : 200

0 1m 3m 5m 10m  
SCALE BAR 1:200

## SPECIFICATION:

The specification overrides drawings

## STRUCTURAL DESIGN:

This design may be subject to change due to structural engineers requirements and / or LGA / PCA conditions.

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General notes  
Use figured dimensions only.  
Do not scale from drawings.  
All ground lines are approximate.  
Window and door sizes shown are nominal.  
All work to be carried out in accordance with local Council codes, BCA, Australian Standards and any relevant authorities.  
Wind rating, refer to framing manufacturers specifications.

FINAL SIGNED COPY  
I / We accept that these plans are the final working drawings. They supercede any preliminary plan and I / We have checked that all alterations and additions are shown. I / We are aware these plans form part of our contract between GJ Gardner Homes (Sydney North).

Owner(s) signature

Builders signature

Date

**G.J. Gardner. HOMES**

## SYDNEY NORTH

Unit 2, 28 - 30 Orchard Rd, Brookvale  
Sydney, NSW, 2100  
Phone 9939 3339 Fax 9939 4442  
www.gjgardner.com.au

Drafted By: SUITE 302  
5 CELEBRATION DRIVE  
BELLA VISTA NSW 2153  
PHONE: (02) 8883 4344  
EMAIL: kjrdrafting@kjr.net.au

Project  
DOUBLE STOREY DWELLING

Project address  
26 PARR AVE NORTH CURL CURL  
NSW 2099

Client  
IAN HAINE & NARELLE MOSS

Stage  
DA

Drawing title  
SITE PLAN

Date 08/04/2019 Drawn NF- KJR

Sheet Size A3 Scale 1 : 200

Job No 230240 - GJGN079

True North Drawing No Rev

**GJG-A03 K**

REFER TO COLOUR SELECTION FOR BATHROOM  
AND LAUNDRY FINAL LAYOUT & FINISHES

WINDOW SCHEDULE		
Code	Width	Height

W01	900	1500
W02	900	1500
W03	2410	600
W04	610	860
W05	610	860
W06	2170	1200
W07	1810	600

WINDOW SCHEDULE		
Code	Width	Height

W08	1810	600
W09	1570	1460
W10	1570	1460
W11	900	1500
W12	900	1500
W13	610	1460
W14	610	1460

WINDOW SCHEDULE		
Code	Width	Height

W15	610	1460
W16	610	1460
W17	2170	600
W18	1210	600
W19	1570	600
W20	1810	600
W21	1570	600
W22	1570	600
W23	2410	1200
W24	2410	1200
W25	2410	1200
W26	587	
W27	587	

Grand total: 27

DRAWING REVISION SCHEDULE		
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TOTAL AREAS:	355 m <sup>2</sup>	100%

#### DOOR SCHEDULE

Code	Width	Height
D01	1200	2100
D02	3588	2400
D03	3588	2400
D04	2170	2400
D05	1640	2100
D06	1640	2100

Grand total: 6

#### SPECIFICATION:

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RL 40.150 ROOF PEAK

RL 38.890 UF CEILING

RL 36.340 UF

RL 36.040 GF CEILING

RL 33.300 GF

RL 33.000 LGF

1 FRONT ELEVATION  
1 : 100

RL 40.150 ROOF PEAK

RL 38.890 UF CEILING

RL 36.340 UF

RL 36.040 GF CEILING

RL 33.300 GF

RL 33.000 LGF

2 REAR ELEVATION  
1 : 100

DA APPLICATION - NOT FOR CONSTRUCTION

0 1m 2m 3m 4m 5m  
SCALE BAR 1:100

10m

**G.J. Gardner. HOMES**

#### SYDNEY NORTH

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Drafted By: SUITE 302  
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EMAIL: kjrdrafting@kjr.net.au

Project  
DOUBLE STOREY DWELLING

Project address  
26 PARR AVE NORTH CURL CURL  
NSW 2099

Client  
IAN HAINE & NARELLE MOSS  
Stage  
DA

Drawing title  
ELEVATIONS

Date 08/04/2019 Drawn NF - KJR

Sheet Size A3 Scale 1 : 100

Job No 230240 - GJGN079

True North Drawing No Rev

**GJG-A07 K**

REFER TO COLOUR SELECTION FOR BATHROOM  
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Grand total: 6

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W10	1570	1460
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W12	900	1500
W13	610	1460
W14	610	1460

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W16	610	1460
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W19	1570	600
W20	1810	600
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Drawing title  
ELEVATIONS

Date 08/04/2019 Drawn NF - KJR

Sheet Size A3 Scale 1 : 100

Job No 230240 - GJGN079

True North Drawing No Rev

**GJG-A08 K**

RL 40.150 ROOF PEAK

RL 38.890 UF CEILING

RL 36.340 UF

RL 36.040 GF CEILING

RL 33.300 GF

RL 33.000 LGF

① SIDE ELEVATION 1  
1 : 100

RL 40.150 ROOF PEAK

RL 38.890 UF CEILING

RL 36.340 UF

RL 36.040 GF CEILING

RL 33.300 GF

RL 33.000 LGF

② SIDE ELEVATION 2  
1 : 100

DA APPLICATION - NOT FOR CONSTRUCTION

0 1m 2m 3m 4m 5m 10m  
SCALE BAR 1:100

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