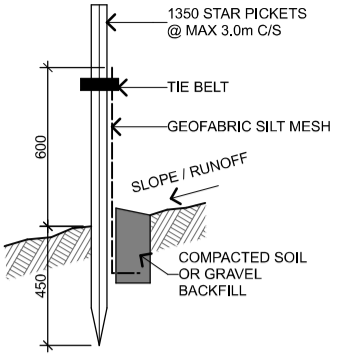


SILT FENCE DETAIL & NOTES



SILTATION CONTROL TO BE IN PLACE BEFORE EARTHWORKS BEGIN & TO REMAIN UNTIL DISTURBED SOIL IS RE-GRASSED OR SEALED

REGULARLY CHECK & MAINTAIN SILTATION CONTROL UNTIL DISTURBED SOIL IS COVERED

LEGEND

- SILT FENCE - SEE DETAIL ABOVE
- HAY BALES STAKED TO GROUND
- SITE BOUNDARY
- SITE: GRASSED / PLANTED / LANDSCAPED AREA
- EXISTING TREE
NB: ALL TREES TO REMAIN



SITE CALCULATIONS

ZONE = C4 ENVIRONMENTAL LIVING

ACID SULFATE SOILS: CLASS 5

BUSHFIRE CATEGORY = N/A

SITE AREA = 1056m² (1057.05m² by Calc.)
SITE COVERAGE = 166m² = 43.5%

GROSS FLOOR AREA:
EXISTING = 153.1m²
PROPOSED = 64.2m²
TOTAL = 217.3m²

FSR = 0.0.206:1

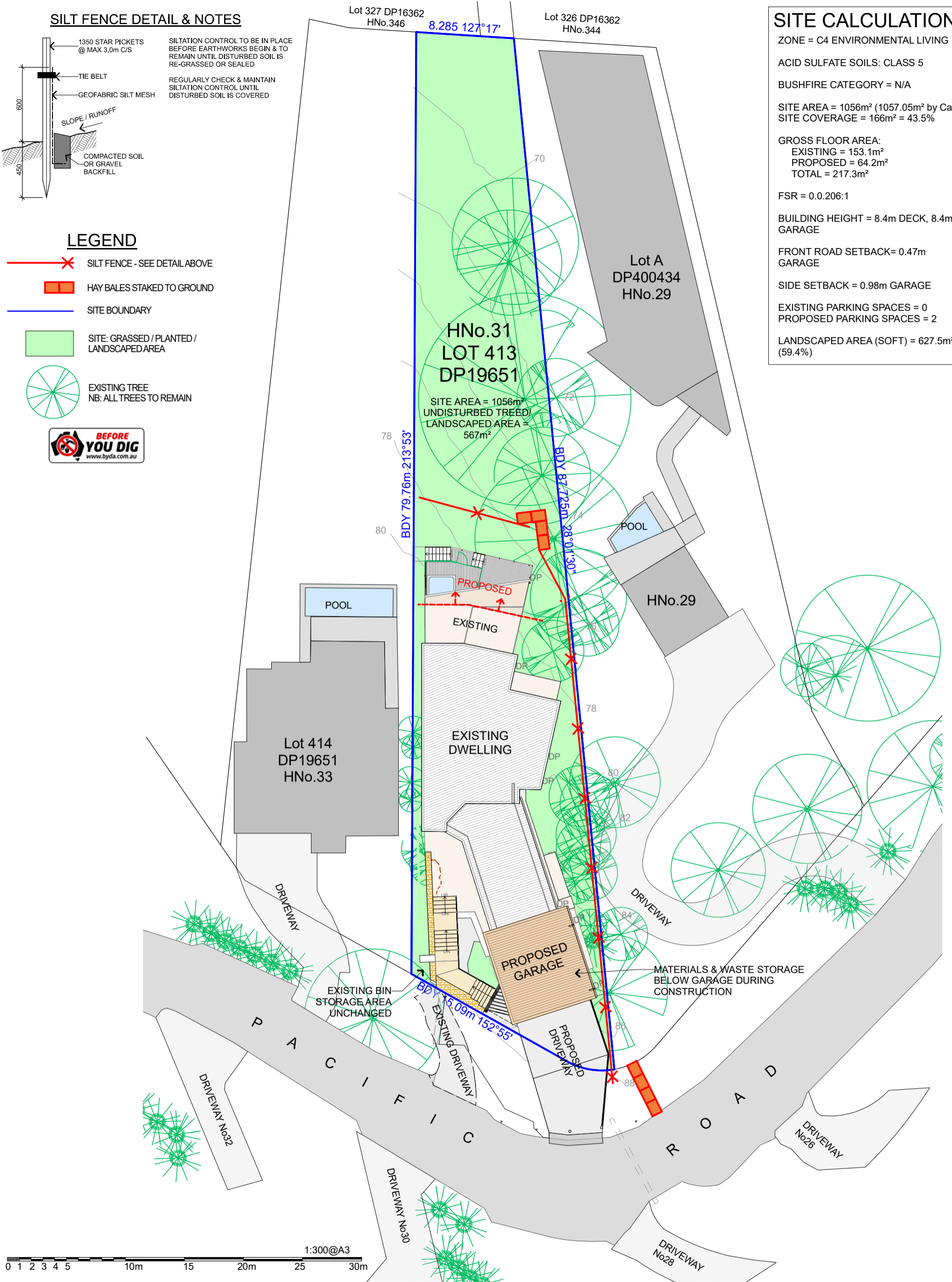
BUILDING HEIGHT = 8.4m DECK, 8.4m GARAGE

FRONT ROAD SETBACK = 0.47m GARAGE

SIDE SETBACK = 0.98m GARAGE

EXISTING PARKING SPACES = 0
PROPOSED PARKING SPACES = 2

LANDSCAPED AREA (SOFT) = 627.5m² (59.4%)



	David Law B.Sc(Arch) B. Arch ABN 83 518 014 319 37 BAY VIEW AVE EAST GOSFORD NSW 2250 david@davidlaw.com.au (02) 4323 3935	DATUM: AHD SHEET SIZE: A3	DRAWING TITLE : SITE AND LOCATION OVERALL SITE & SILT PLAN		DATE : 10/7/24
	Proposed Alterations & Additions to Dwelling Lot 413 DP19651 31 Pacific Rd Palm Beach For Cathy Spratt		PROJECT NAME : Spratt - Palm Beach	DRAWING NO. DACC G3	ISSUE : G

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