


**CUSTOM DWELLING  
, WARRIEWOOD**

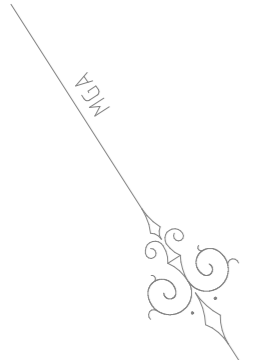


| <b>DA</b> |                        |
|-----------|------------------------|
| SHEET     | DESCRIPTION            |
| 0         | COVER PAGE             |
| 1         | SITE PLAN              |
| 2         | GROUND FLOOR           |
| 3         | FIRST FLOOR            |
| 4         | ELEVATIONS 1           |
| 5         | ELEVATIONS 2           |
| 6         | SECTIONS & DETAILS     |
| 7         | BASIX                  |
| 8         | SEDIMENT/ANALYSIS PLAN |
| 9         | SHADOWS JUNE           |

| REV | DATE          | DESCRIPTION                                     | BY       |
|-----|---------------|-------------------------------------------------|----------|
| A   | 20/05/2019... | APPLICATION PLANS (v.2.01-4.01)                 | dalfonse |
| B   | 14/06/2019... | SUBMISSION PLANS (v.4.01-4.22)                  | dalfonse |
| C   | 10/07/2019... | AMENDED SUBMISSION PLANS (External Consultants) | dalfonse |
| D   | 10/07/2019... | AMENDED SUBMISSION PLANS (v.5.01-5.30)          | dalfonse |
| E   | 7/08/2019 ... | AMENDED SUBMISSION PLANS (Council request)      | dalfonse |

CLIENT SIGNATURE: \_\_\_\_\_ DATE: \_\_\_\_\_

|                                                                                                                                                                                           |                                                                                                                                                                                                                                                                                                 |                                                                                                                  |                                                                                                            |                     |                    |                    |
|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|------------------------------------------------------------------------------------------------------------------|------------------------------------------------------------------------------------------------------------|---------------------|--------------------|--------------------|
| <br>Unit 20, 7 Sefton Road Thornleigh NSW 2120<br>Telephone: (02) 9481 7441 Facsimile: (02) 9481 7442 | # DIMENSIONS TO BE READ IN PREFERENCE TO SCALING<br><br>© Copyright - All Rights Reserved<br>This design and documentation remains the property of NEW SOUTH HOMES PTY LTD<br>Any copying of this drawing shall not be undertaken without prior written permission from NEW SOUTH HOMES PTY LTD | PRODUCT:<br><b>CUSTOM DWELLING<br/>CUSTOM FACADE<br/>SINGLE GARAGE</b><br><br>Master Issued: NA      Revision: A | CLIENT:<br><b>CRAIG &amp; PAULA WALKER</b><br><br>SITE ADDRESS:<br><b>PROPOSED LOT 30 ,<br/>WARRIEWOOD</b> | <b>COVER PAGE</b>   |                    |                    |
|                                                                                                                                                                                           |                                                                                                                                                                                                                                                                                                 |                                                                                                                  |                                                                                                            | DRAWN:<br>#Drawn By | DATE:<br>7/08/2019 | Rev:<br><b>E</b>   |
|                                                                                                                                                                                           |                                                                                                                                                                                                                                                                                                 |                                                                                                                  |                                                                                                            | RATIO @ A3:         | CHECKED:<br>JC     | SHEET:<br><b>0</b> |
|                                                                                                                                                                                           |                                                                                                                                                                                                                                                                                                 | JOB No:<br><b>N195509</b>                                                                                        |                                                                                                            |                     |                    |                    |



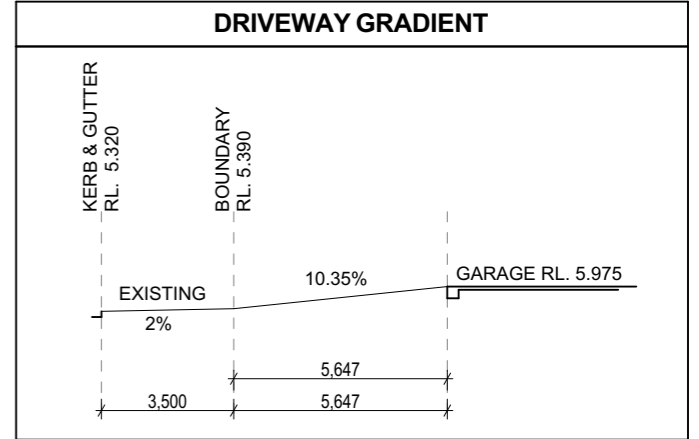
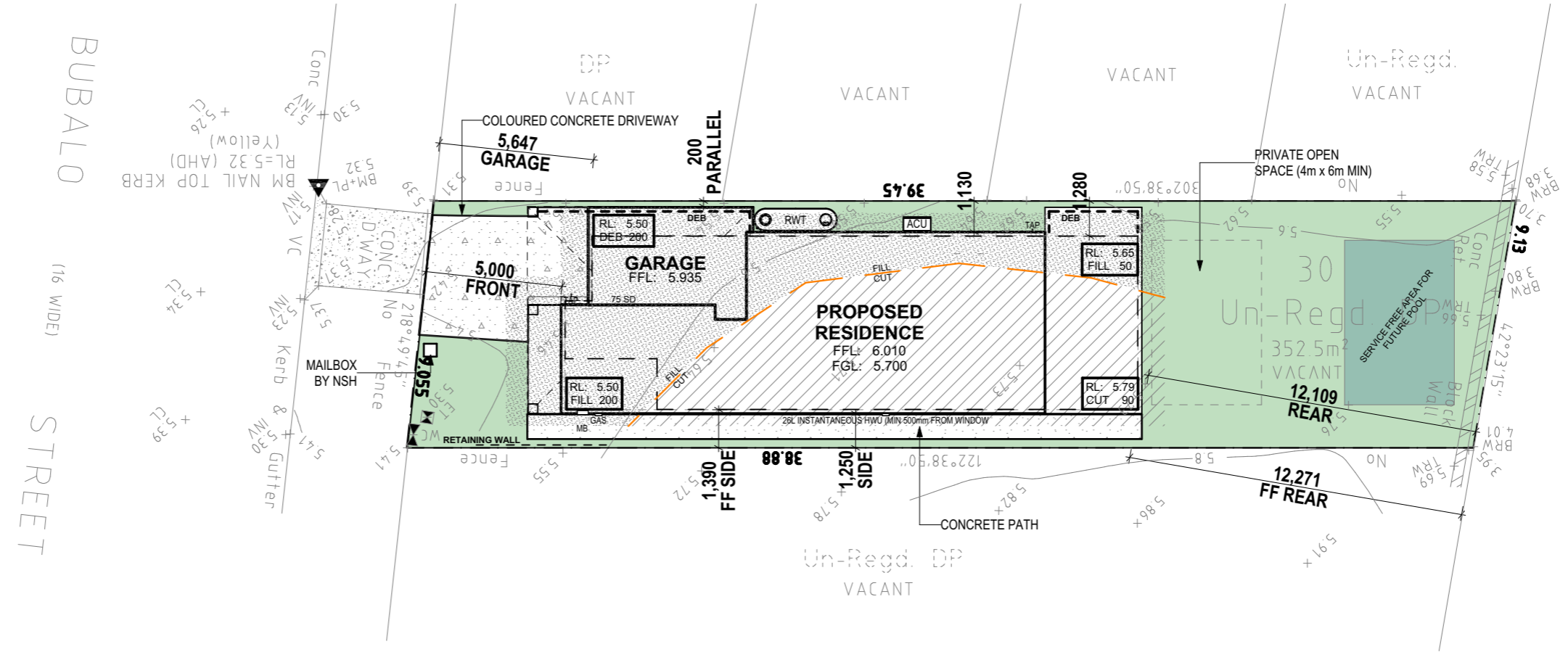
- ACID SULPHATE:** NA
- BAS/BOS:** NA
- BAL RATING:** NA
- FLOOD:** NA
- HERITAGE:** NA
- ALL RETAINING WALLS BY OWNER AFTER HANDOVER UNLESS NOTED OTHERWISE**

**SITE INDUCTION**  
 BEFORE ENTERING SITE PLEASE REVIEW AND MAKE YOURSELF FAMILIAR WITH EMERGENCY CONTACTS. SITE SPECIFIC HAZARDS AND THE SITE SPECIFIC INDUCTION INFORMATION THAT IS LOCATED ON THE SITE INDUCTION SIGN. IF YOU HAVE ANY TROUBLE UNDERSTANDING THIS INSTRUCTION, CONTACT THE SITE SUPERVISOR OR EMERGENCY CONTACT NUMBER LOCATED ON THE SIGN

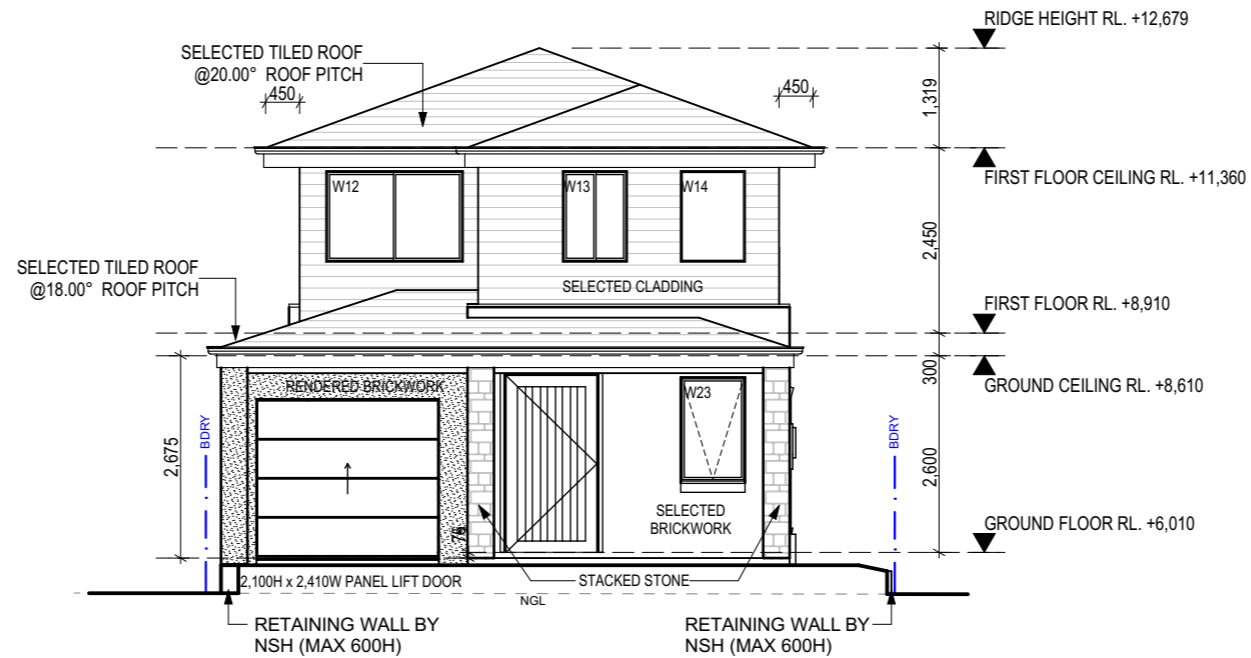
| SITE CALCULATIONS - DA |                       |
|------------------------|-----------------------|
| SITE AREA              | 352.5 m <sup>2</sup>  |
| GROUND FLOOR           | 94.93 m <sup>2</sup>  |
| FIRST FLOOR            | 123.84 m <sup>2</sup> |
| GARAGE                 | 21.40 m <sup>2</sup>  |
| BUILDING FOOTPRINT     | 142.6 m <sup>2</sup>  |
| DRIVEWAY AREA          | 23.01 m <sup>2</sup>  |
| CROSSOVER              | 13.10 m <sup>2</sup>  |
| TOTAL LANDSCAPE AREA   | 186.89 m <sup>2</sup> |
| LANDSCAPE AREA (%)     | 53.02 %               |
| FLOOR SPACE RATIO      | 0.62:1                |
| SITE COVERAGE          | 46.98 %               |

| AREA SCHEDULE |                       |
|---------------|-----------------------|
| FIRST FLOOR   | 129.81                |
| GROUND FLOOR  | 98.19                 |
| AFRESKO       | 26.55                 |
| GARAGE        | 21.33                 |
| PORCH         | 4.75                  |
|               | 280.63 m <sup>2</sup> |

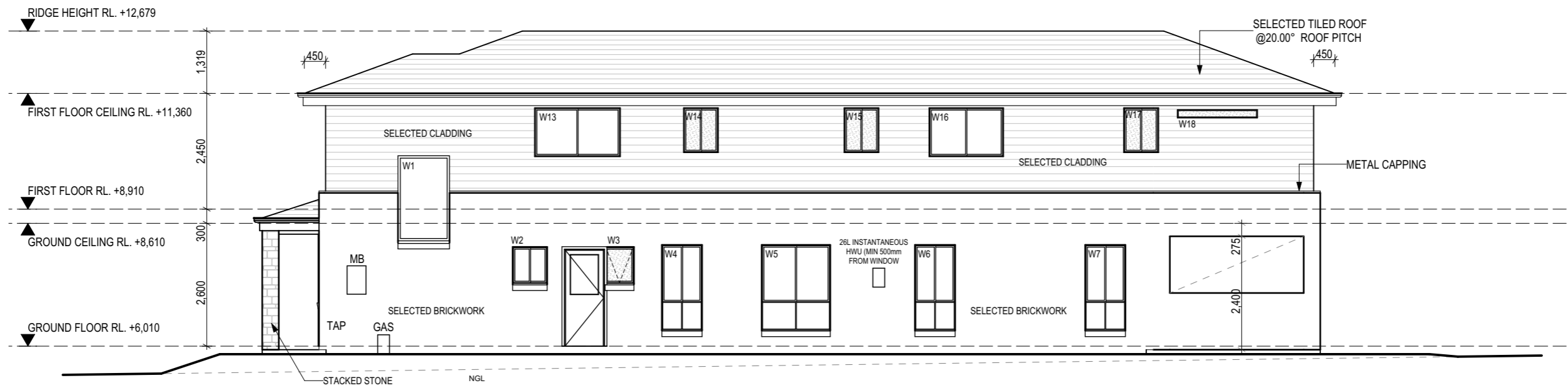
**0.29m OF FALL ACCROSS THE BUILDING ENVELOPE**



|                                                                                                                               |                                                                                                       |                                                                                                                                                                                                                                                                                             |                                                                                                                          |                                                                                                              |                                                                      |                                |
|-------------------------------------------------------------------------------------------------------------------------------|-------------------------------------------------------------------------------------------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--------------------------------------------------------------------------------------------------------------------------|--------------------------------------------------------------------------------------------------------------|----------------------------------------------------------------------|--------------------------------|
| <a href="http://www.dialbeforeyoudig.com.au">www.dialbeforeyoudig.com.au</a><br><br><b>DIAL 1100</b><br><b>BEFORE YOU DIG</b> | <br>Unit 20, 7 Sefton Road Thornleigh NSW 2120<br>Telephone: (02) 9481 7441 Facsimile: (02) 9481 7442 | # DIMENSIONS TO BE READ IN PREFERENCE TO SCALING<br>© Copyright - All Rights Reserved<br>This design and documentation remains the property of NEW SOUTH HOMES PTY LTD<br>Any copying of this drawing shall not be undertaken without prior written permission from NEW SOUTH HOMES PTY LTD | PRODUCT:<br><b>CUSTOM DWELLING</b><br><b>CUSTOM FACADE</b><br><b>SINGLE GARAGE</b><br>Master Issued: NA      Revision: A | CLIENT:<br><b>CRAIG &amp; PAULA WALKER</b><br>SITE ADDRESS:<br><b>PROPOSED LOT 30 ,</b><br><b>WARRIEWOOD</b> | <b>SITE PLAN</b>                                                     |                                |
|                                                                                                                               |                                                                                                       |                                                                                                                                                                                                                                                                                             |                                                                                                                          |                                                                                                              | DRAWN: #Drawn By<br>DATE: 7/08/2019<br>RATIO @ A3: 1:200<br>SHEET: 1 | CHECKED: JC<br>JOB No: N195509 |



ELEVATION - EAST



ELEVATION - NORTH

**LANDSCAPE NOTE**  
UNLESS SPECIFIED IN YOUR CONTRACT, NO LANDSCAPING WORKS HAVE BEEN ALLOWED FOR AROUND THE BUILDING. AT COMPLETION OF LANDSCAPE WORKS, THE SLAB HEIGHT MUST REMAIN A MIN. OF 75MM ABOVE THE FINISHED LANDSCAPE LEVEL.

**GUTTER NOTE**  
WHEN BUILDING NEAR TREES, WE STRONGLY RECOMMEND YOU INSTALL GUTTER-GUARD OR A SIMILAR PRODUCT IN ALL GUTTERS AND VALLEYS, TO PREVENT LEAF BUILD-UP AND WATER TO OVERFLOW UNDER THE ROOF TILES OR SHEETING.

**FLOOR LEVELS NOTE**  
THE NATURAL GROUND LEVEL SHOWN ON THE ELEVATIONS MAY VARY SLIGHTLY ON SITE, DUE TO SITE CONDITIONS AND FINAL LEVELS AFTER DEMOLITION, EXCAVATION OR SOIL REMOVAL.



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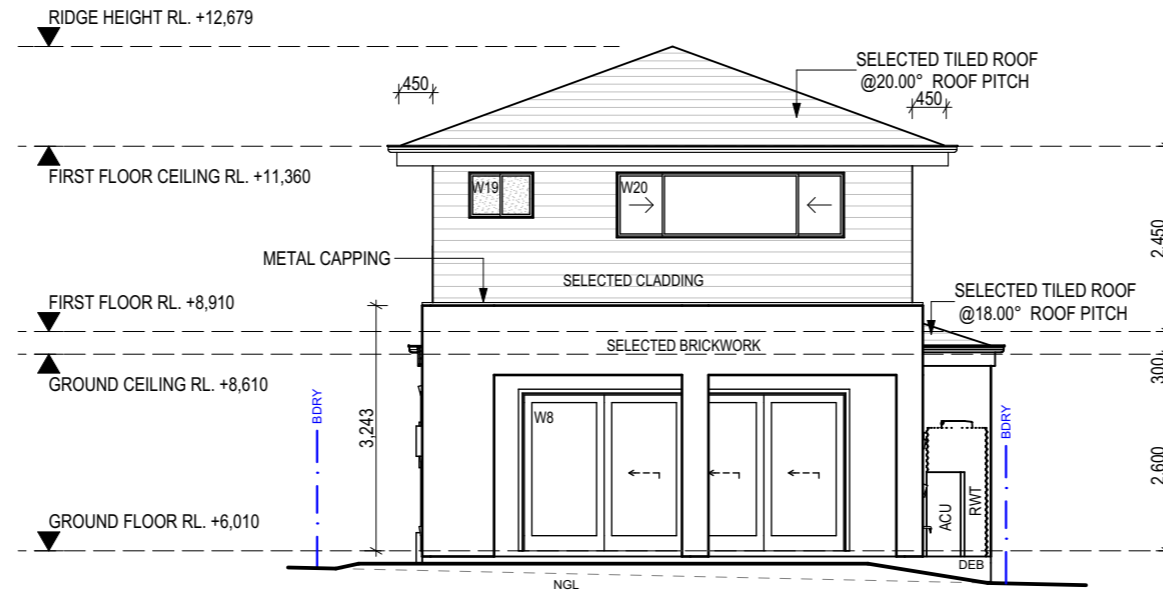
Master Issued: NA Revision: A

CLIENT:  
**CRAIG & PAULA WALKER**

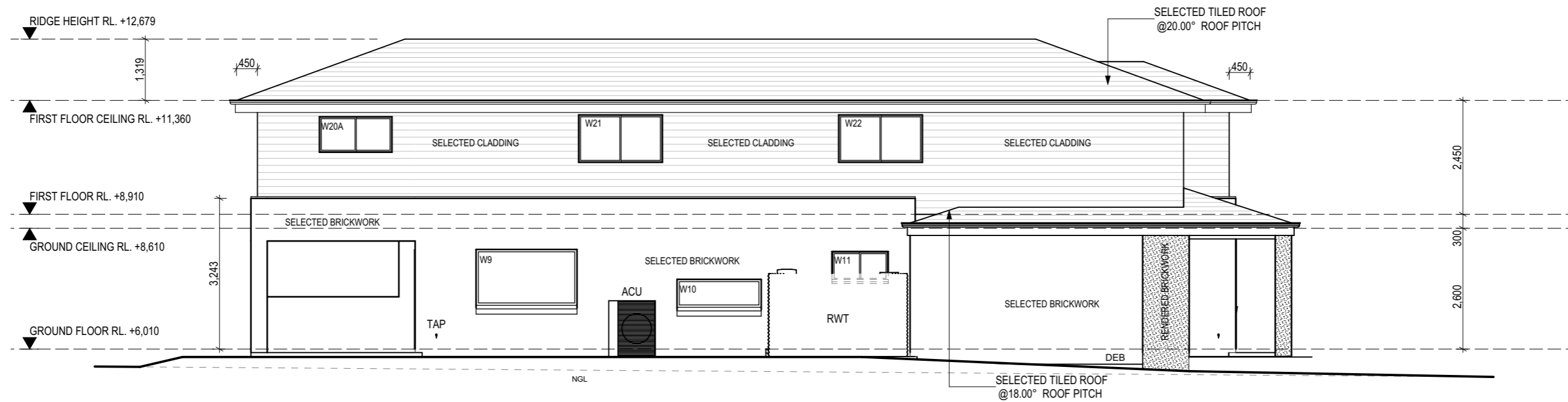
SITE ADDRESS:  
**PROPOSED LOT 30 ,  
WARRIEWOOD**

**ELEVATIONS 1**

|                      |                    |           |
|----------------------|--------------------|-----------|
| DRAWN:<br>#Drawn By  | DATE:<br>7/08/2019 | Rev:<br>E |
| RATIO @ A3:<br>1:100 | CHECKED:           |           |
| SHEET:<br>4          | JOB No:<br>N195509 |           |



ELEVATION - WEST



ELEVATION - SOUTH

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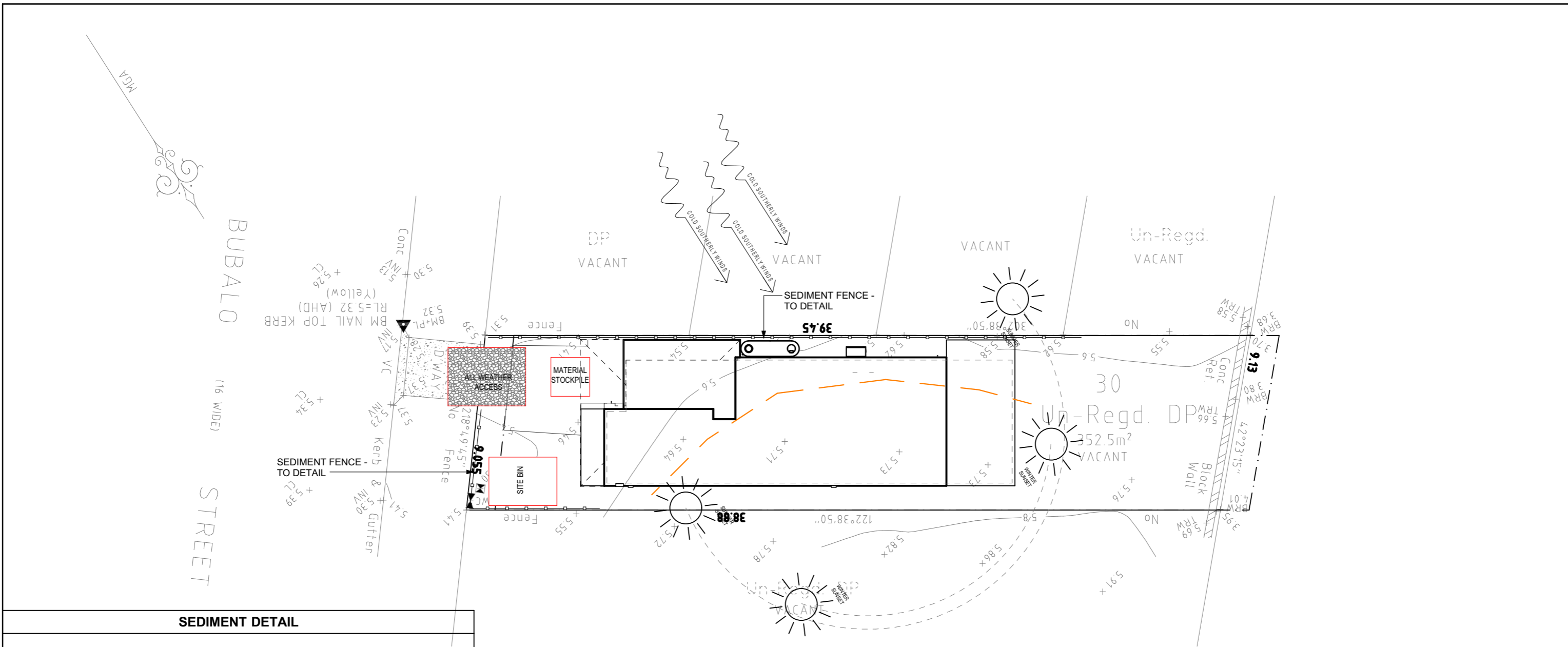
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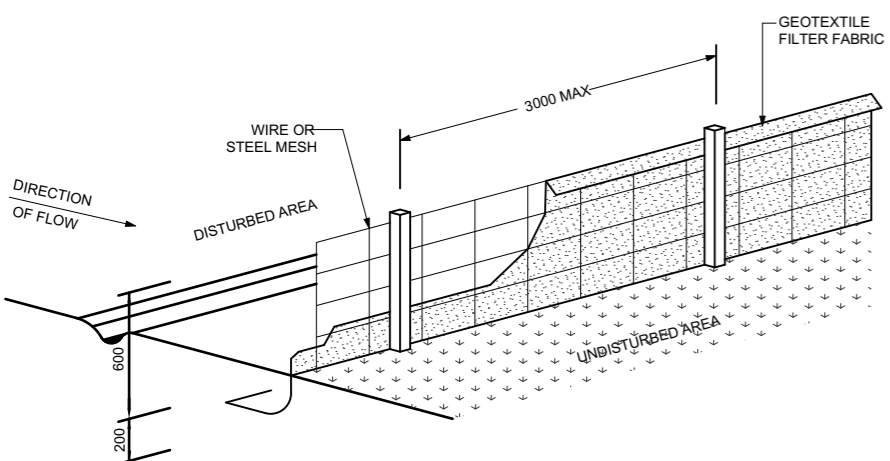
SITE ADDRESS:  
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**ELEVATIONS 2**

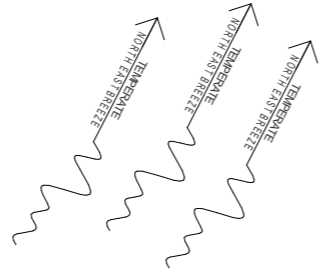
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|----------------------|---------------------------|------------------|
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| RATIO @ A3:<br>1:100 | CHECKED:                  |                  |
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**SEDIMENT DETAIL**



ALL EROSION AND SEDIMENT CONTROL MEASURES TO BE INSTALLED PRIOR TO SITE DISTURBANCE.  
 STRIPPING OF GRASS AND VEGETATION ETC. FROM SITE SHALL BE KEPT TO A MINIMUM.  
 ALL SEDIMENT CONTROL STRUCTURES TO BE INSPECTED AFTER EACH RAINFALL EVENT,  
 AND ALL TRAPPED SEDIMENT TO STRUCTURAL DAMAGE BE REMOVED TO A NOMINATED STOCKPILE SITE.



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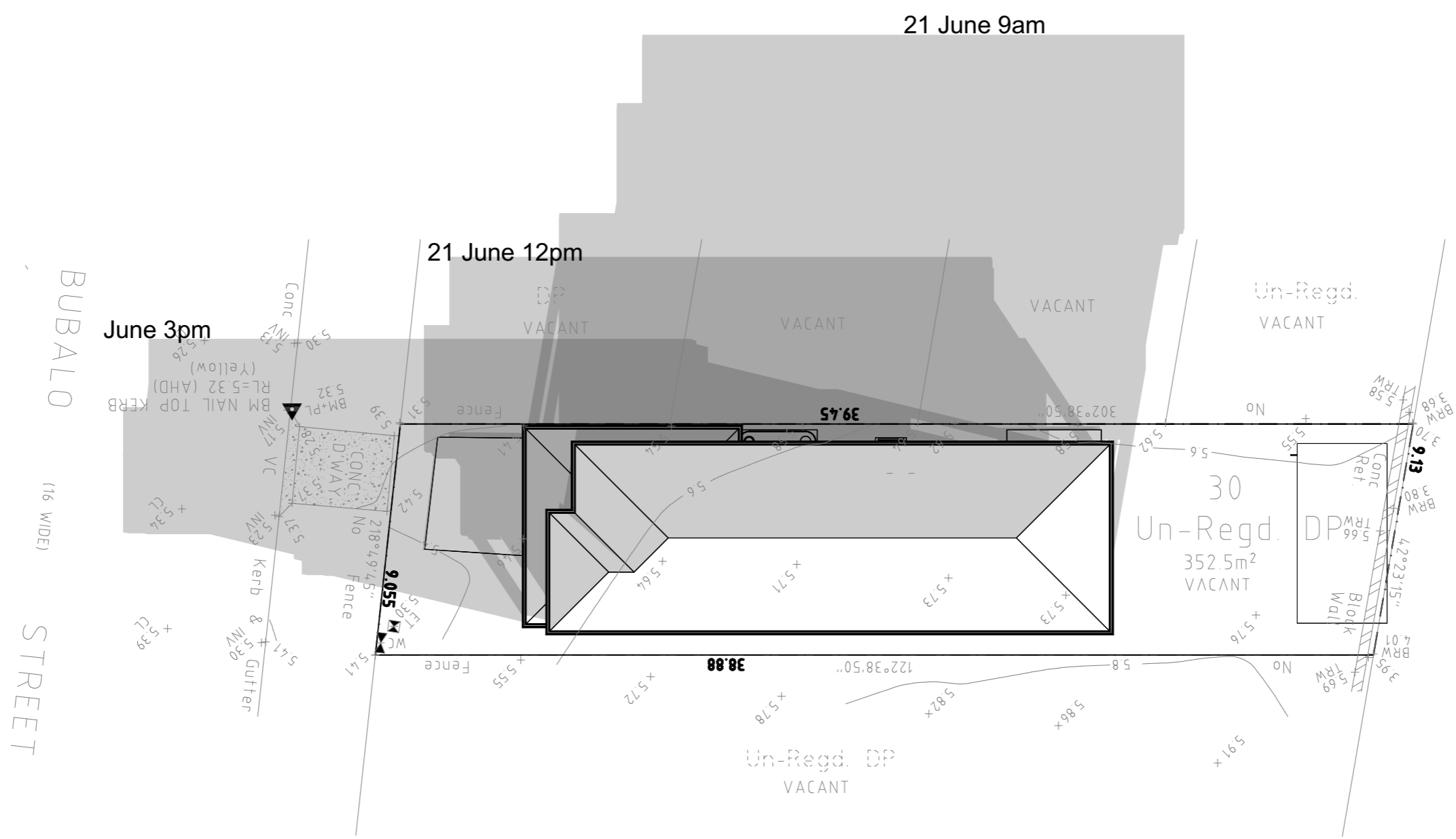
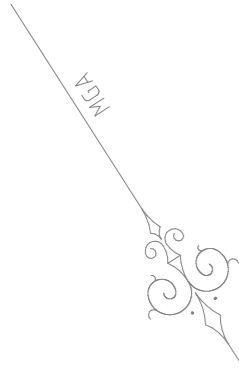
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**SEDIMENT/ANALYSIS PLAN**

|                      |                    |           |
|----------------------|--------------------|-----------|
| DRAWN:<br>#Drawn By  | DATE:<br>7/08/2019 | Rev:<br>E |
| RATIO @ A3:<br>1:200 | CHECKED:           |           |
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|                      |                    |           |
|----------------------|--------------------|-----------|
| <b>SHADOWS JUNE</b>  |                    |           |
| DRAWN:<br>#Drawn By  | DATE:<br>7/08/2019 | Rev:<br>E |
| RATIO @ A3:<br>1:200 | CHECKED:           |           |
| SHEET:<br>9          | JOB No:<br>N195509 |           |