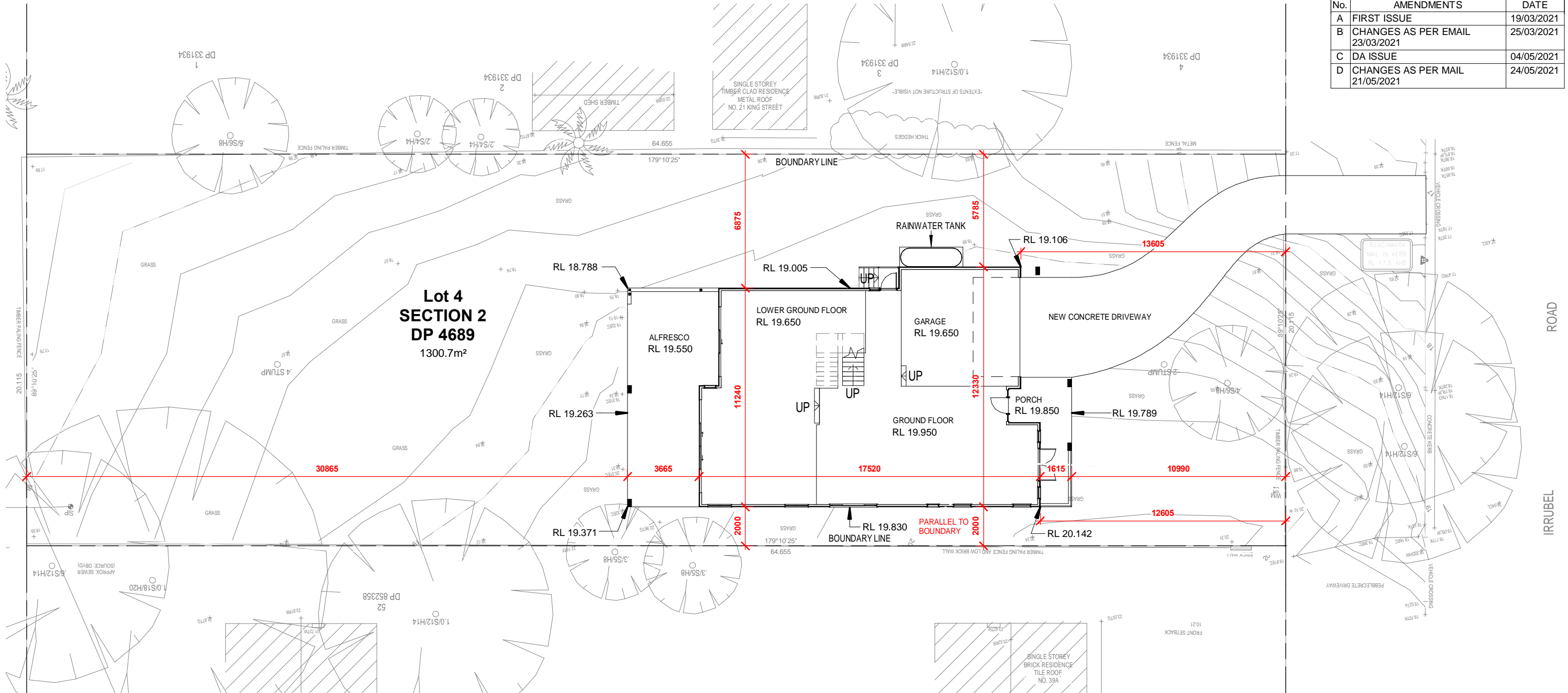


DIMENSIONS INCLUDE CLADDING THICKNESS

DRAWING REVISION SCHEDULE		
No.	AMENDMENTS	DATE
A	FIRST ISSUE	19/03/2021
B	CHANGES AS PER EMAIL 23/03/2021	25/03/2021
C	DA ISSUE	04/05/2021
D	CHANGES AS PER MAIL 21/05/2021	24/05/2021



1 SITE PLAN
1 : 200

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

NOTE:

~ FRONT SETBACK IS TO BE AT LEAST:
6.5m

~ SIDE SETBACK IS TO BE AT LEAST:
2.5m TO ONE SIDE
1.0m TO THE OTHER SIDE

~ REAR SETBACK IS TO BE AT LEAST:
6.5m

PROPOSED FLOOR SPACES		
NAME	AREA	%
GF		
GROUND	153 m²	37%
ALFRESCO	46 m²	11%
GARAGE	38 m²	9%
PORCH	14 m²	3%
	251 m²	61%
UF		
FIRST FLOOR	143 m²	35%
BALCONY	8 m²	2%
VOID	7 m²	2%
	157 m²	39%
TOTAL AREAS:	409 m²	100%

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Builders Details

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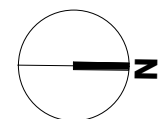
DRAFTERS:
KJR
SUITE 302
5 CELEBRATION DRIVE
BELLA VISTA NSW 2153
ABN 15 078 937 238
(02) 8883 4344 kjrdrafting@kjr.net.au

CLIENT: DOUBLE STOREY DWELLING
DOYLE & STILLWELL

DRAWING TITLE:
SITE PLAN
SCALE: 1 : 200

PROJECT:
**41 IRRUBEL ROAD
NEWPORT NSW 2106**

SHEET SIZE: **A3** SHEET No: **A03** REVISION: **D**
DATE: **24/05/2021**
JOB NO: 230314 STAGE: DA
DRAWN: DJH GJGN147



IWE HAVE CHECKED THE PLANS AND AGREE THEY ACCURATELY
DEPICT THE HOUSE FOR CONSTRUCTION. ANY VARIATIONS
REQUESTED AFTER SIGNING WILL INCUR A PROCESSING FEE IN
ADDITION TO THE COST OF THE VARIATION ITEMS AND ANY
FURTHER PLANS TO BE PREPARED.
OWNER SIGNED: DATE: OWNER SIGNED: DATE: BUILDER SIGNED: DATE:

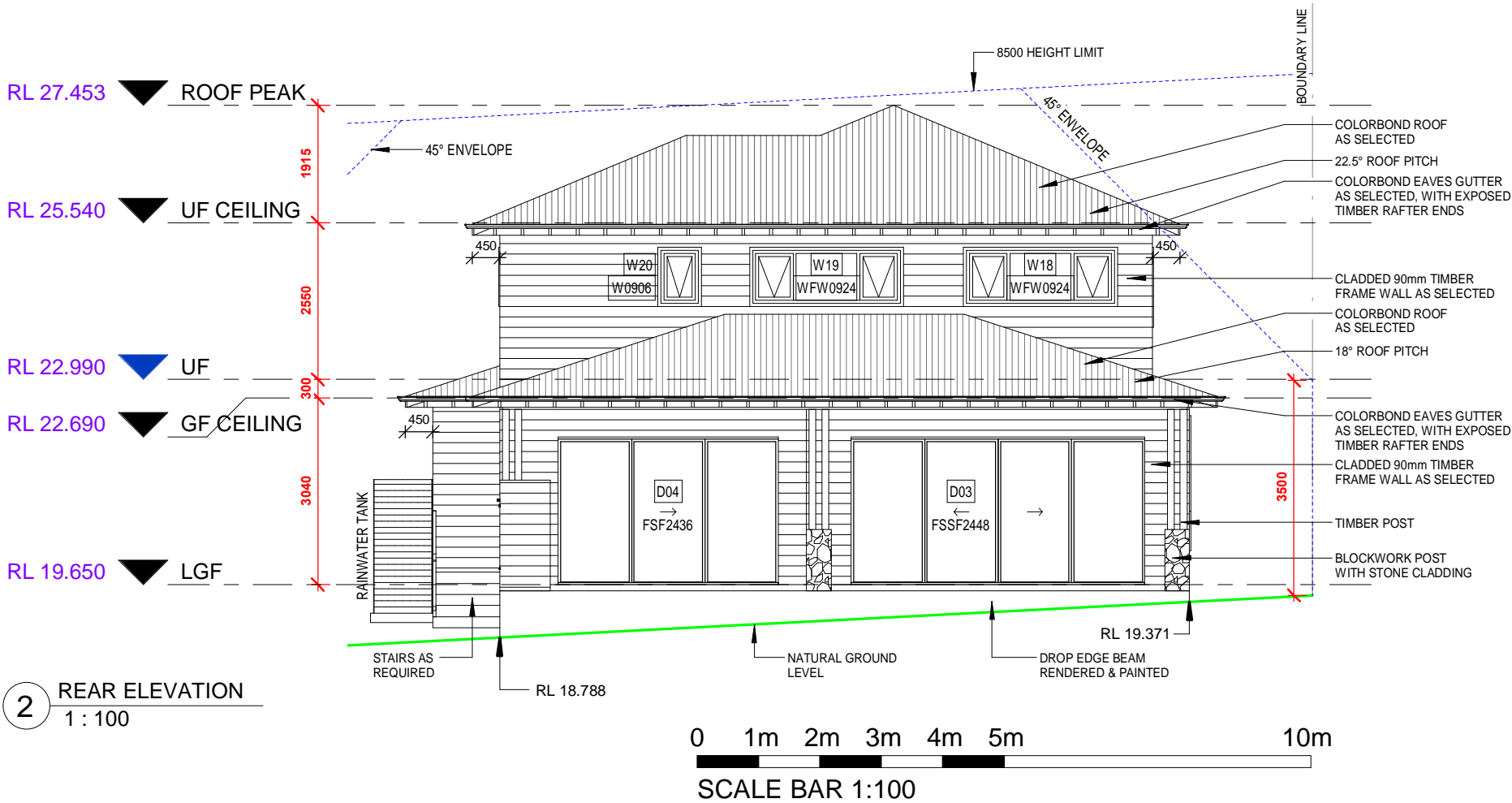
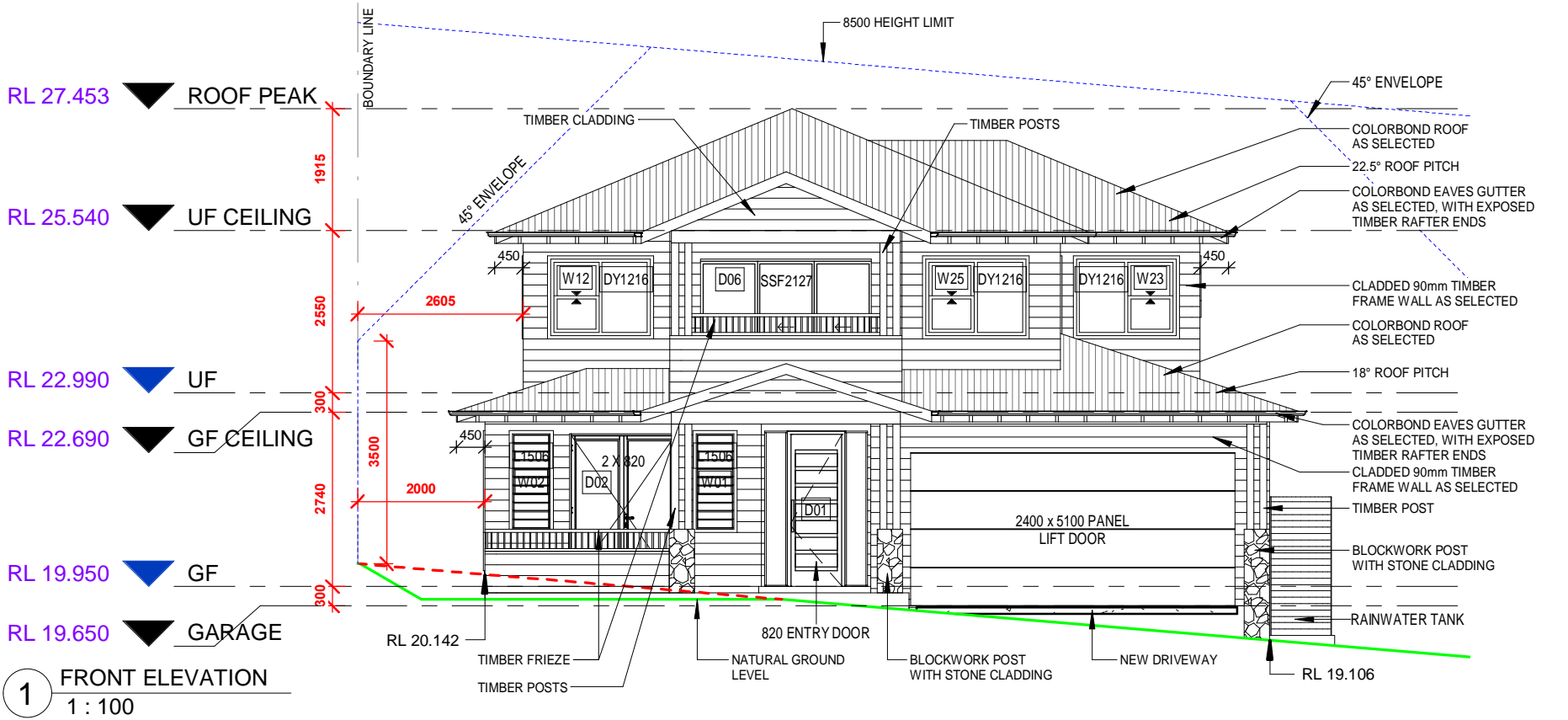
REFER TO COLOUR SELECTION FOR BATHROOM
AND LAUNDRY FINAL LAYOUT & FINISHES

WINDOW SCHEDULE		
Code	Width	Height
W01	600	1500
W02	600	1500
W03	900	1500
W04	900	1500
W05	600	2100
W06	2410	1460
W07	1200	2100
W08	1200	2100
W09	600	1800
W10	2410	600
W11	500	1500
W12	1570	1200
W13	600	1200
W14	600	1200
W15	2410	1200
W16	1570	860
W17	2410	860
W18	2410	860
W19	2410	860
W20	610	860
W21	610	860
W22	1810	600
W23	1570	1200
W24	1500	1200
W25	1570	1200

Grand total: 25

DOOR SCHEDULE		
Code	Width	Height
D01	820	2400
D02	1690	2400
D03	4784	2400
D04	3588	2400
D05	870	2400
D06	2688	2100

Grand total: 6



DRAWING REVISION SCHEDULE		
No.	AMENDMENTS	DATE
A	FIRST ISSUE	19/03/2021
B	CHANGES AS PER EMAIL 23/03/2021	25/03/2021
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WALL & ROOF CLADDING.

WALL AND ROOF CLADDING TO BE COMPLIANT WITH THE REQUIREMENTS OF NCC 2019 Vol 2 Pt 3.5 OF THE BUILDING CODE OF AUSTRALIA PARTICULARLY WITH RESPECT TO THE REFERENCING ACCEPTABLE CONSTRUCTION PRACTICE AS DETAILED IN THE BCA FOR PRODUCT MATERIALS AND INSTALLATION.
IMPORTANT NOTE: ANY PROPOSED PRODUCT CHANGES AFTER APPROVAL OF THE CC OR CDC IS TO BE IMMEDIATELY NOTIFIED TO THE PCA FOR CONCURRENCE.

BALUSTRADES - NCC/BCA Part 3.9

NO HORIZONTAL ELEMENTS TO FACILITATE CLIMBING BETWEEN 150mm TO 760mm WHERE FLOOR TO FLOOR LEVEL BELOW IS MORE THAN 4 METRES.

WINDOWS

PROVIDE 1.7m SILL HEIGHT OR CHILD SAFE LOCKS / SCREENS TO COMPLY WITH NCC/BCA Part 3.9.2

PROPOSED FLOOR SPACES		
NAME	AREA	%
GF		
GROUND	153 m ²	37%
ALFRESCO	46 m ²	11%
GARAGE	38 m ²	9%
PORCH	14 m ²	3%
	251 m ²	61%
UF		
FIRST FLOOR	143 m ²	35%
BALCONY	8 m ²	2%
VOID	7 m ²	2%
	157 m ²	39%
TOTAL AREAS:	409 m ²	100%

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Builders Details

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DRAFTERS:
KJR
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5 CELEBRATION DRIVE
BELLA VISTA NSW 2153
ABN 15 078 937 238
(02) 8883 4344 kjrdrafting@kjr.net.au

CLIENT: DOUBLE STOREY DWELLING
DOYLE & STILLWELL
DRAWING TITLE:
ELEVATIONS
SCALE: 1 : 100

PROJECT:
**41 IRRUBEL ROAD
NEWPORT NSW 2106**

SHEET SIZE: **A3** SHEET No: **A07** REVISION: **D**
DATE: **24/05/2021**
JOB NO: 230314 STAGE: DA
DRAWN: DJH GJGN147

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OWNER SIGNED: DATE: OWNER SIGNED: DATE: BUILDER SIGNED: DATE:

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

DRAWING REVISION SCHEDULE		
No.	AMENDMENTS	DATE
A	FIRST ISSUE	19/03/2021
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WINDOW SCHEDULE

Code	Width	Height
W01	600	1500
W02	600	1500
W03	900	1500
W04	900	1500
W05	600	2100
W06	2410	1460
W07	1200	2100
W08	1200	2100
W09	600	1800
W10	2410	600
W11	500	1500
W12	1570	1200
W13	600	1200
W14	600	1200
W15	2410	1200
W16	1570	860
W17	2410	860
W18	2410	860
W19	2410	860
W20	610	860
W21	610	860
W22	1810	600
W23	1570	1200
W24	1500	1200
W25	1570	1200

Grand total: 25

DOOR SCHEDULE

Code	Width	Height
D01	820	2400
D02	1690	2400
D03	4784	2400
D04	3588	2400
D05	870	2400
D06	2688	2100

Grand total: 6

PROPOSED FLOOR SPACES

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GF		
GROUND	153 m ²	37%
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	251 m ²	61%

UF		
FIRST FLOOR	143 m ²	35%
BALCONY	8 m ²	2%
VOID	7 m ²	2%

TOTAL AREAS: 409 m² 100%

RL 27.453 ROOF PEAK

RL 25.540 UF CEILING

RL 22.990 UF

RL 22.690 GF CEILING

RL 19.950 GF

RL 19.650 LGF

1 SIDE ELEVATION 1
1 : 100

RL 27.453 ROOF PEAK

RL 25.540 UF CEILING

RL 22.990 UF

RL 22.690 GF CEILING

RL 19.950 GF

RL 19.650 GARAGE

2 SIDE ELEVATION 2
1 : 100

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

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CLIENT: DOUBLE STOREY DWELLING
DOYLE & STILLWELL
DRAWING TITLE:
ELEVATIONS
SCALE: 1 : 100

PROJECT:
**41 IRRUBEL ROAD
NEWPORT NSW 2106**

SHEET SIZE: **A3** SHEET No: **A08** REVISION: **D**
DATE: **24/05/2021**
JOB NO: 230314 STAGE: DA
DRAWN: DJH GJGN147

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OWNER SIGNED: DATE:
OWNER SIGNED: DATE:
BUILDER SIGNED: DATE: