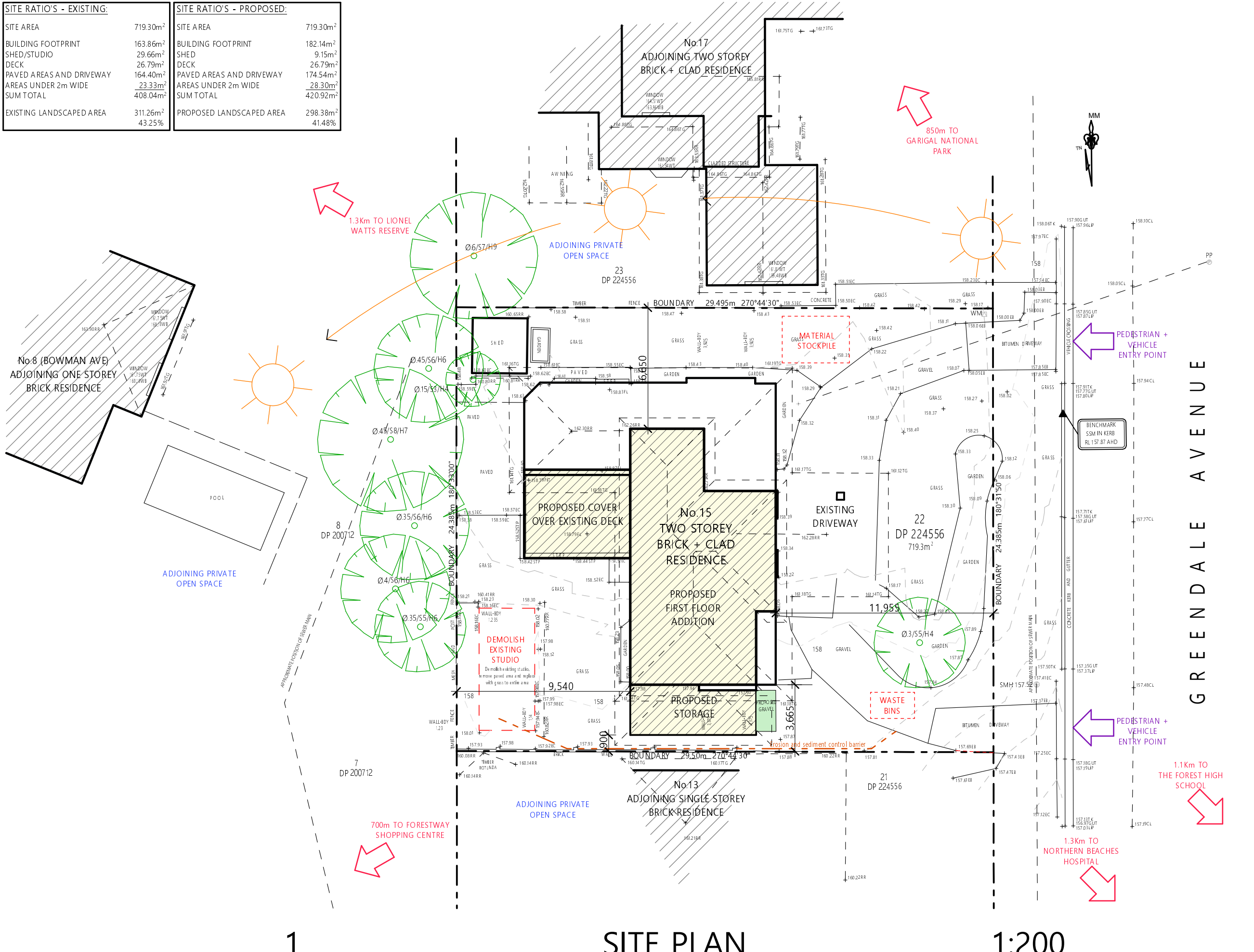


SITE RATIOS - EXISTING:		SITE RATIOS - PROPOSED:	
SITE AREA	719.30m ²	SITE AREA	719.30m ²
BUILDING FOOTPRINT	163.86m ²	BUILDING FOOTPRINT	182.14m ²
SHED/STUDIO	29.66m ²	SHED	9.15m ²
DECK	26.79m ²	DECK	26.79m ²
PAVED AREAS AND DRIVEWAY	164.40m ²	PAVED AREAS AND DRIVEWAY	174.54m ²
AREAS UNDER 2m WIDE	23.33m ²	AREAS UNDER 2m WIDE	28.30m ²
SUM TOTAL	408.04m ²	SUM TOTAL	420.92m ²
EXISTING LANDSCAPED AREA	311.26m ²	PROPOSED LANDSCAPED AREA	298.38m ²
	43.25%		41.48%



1 **SITE PLAN** **1:200**
& SITE ANALYSIS / ENVIRONMENTAL SITE MANAGEMENT

NOTES

All work is to comply with the Building Code of Australia, the requirements of the local council, the requirements of the legally constituted Authorities for services and the relevant standards by the Standards Association of Australia.

The Builder is to give all notices, obtain all permits and pay all fees.

Finished ground levels on the plan are subject to site conditions.

Do not scale from drawings. Use figured dimensions only and report any discrepancies to the designer prior to commencement.

All figured dimensions to be checked on site.

BASIX INFORMATION REQUIREMENTS:

LIGHTING:
 A minimum of 40% of all new or altered light fixtures are to be fluorescent, compact fluorescent or LED lamps

WATER COMMITMENTS:
 Fixtures: All new Shower heads, toilets and taps shall have a minimum 3 Star rating

INSULATION REQUIREMENTS:
 External walls: The external brick veneer and weatherboard walls shall meet R1.70 (including construction)
 Ceilings: The new raked ceiling, pitched/skillion roof ceilings shall meet minimum R1.74 (up).
 The new flat ceiling, pitched roof ceilings shall meet minimum R1.45 (up).
 Roof: The roof shall have a foil backed blanket (55mm) and be medium colour (solar absorption 0.475 > 0.70)

WINDOWS, GLAZED DOORS & SKYLIGHTS:
 All window, door & skylight numbers shown on the window/door/skylight schedule correspond to matching window/door/skylight numbers shown in the Basix certificate.

Sizes: The total area of glazing for each window/door/skylight shall be no greater than that shown on the Basix certificate

Shading devices: Shading devices shall be installed in accordance with the Basix certificate

Frames and glazing: Frame and glazing types shall meet the requirements of the Basix certificate

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Client
MR. + MRS. YORSTON
 Project Name
PROPOSED ALTERATIONS + ADDITIONS
15 GREENDALE AVENUE
LOT 22, DP224556
FRENCHS FOREST NSW 2086



Drawing Title: SITE PLAN	
Scale: 1:200 @ A3	Date: DECEMBER 2024
Status: DA submission	Checked By: JAH
Project No: 2404	Drawing No.: DA01
Plot Date: 3/12/2024	