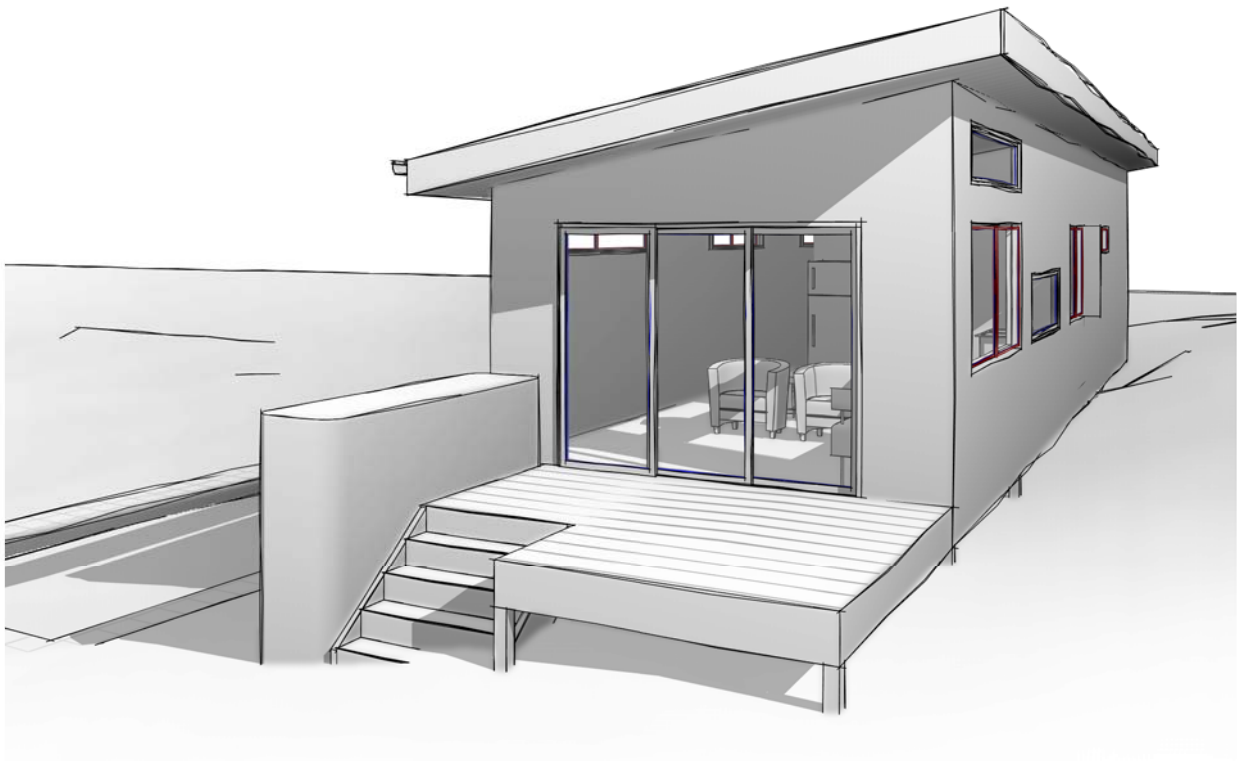
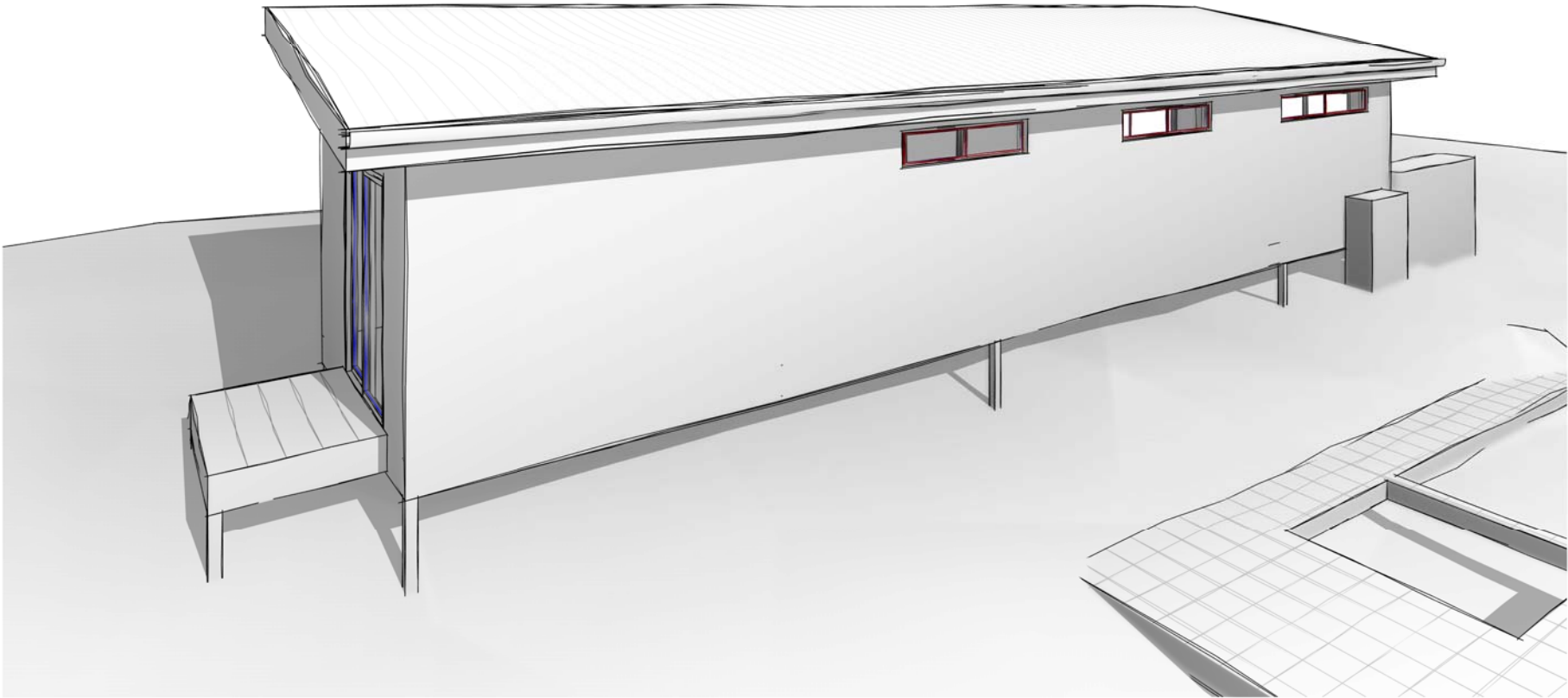




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GENERAL NOTES

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- . All existing structures need to be examined for structural adequacy, and it is the Contractor's responsibility to ensure that a certificate of structural adequacy is available prior to the start of any work.

drawn	date	issue	amendment
EU	17/03/21	A	ISSUE FOR DA

project
**PROPOSED CONSTRUCTION OF A GRANNY FLAT AT 8
BATE AVENUE, ALLAMBIE HEIGHTS 2100 LOT E DP
399909**

client
MARI AND JAMES ELLIOTT

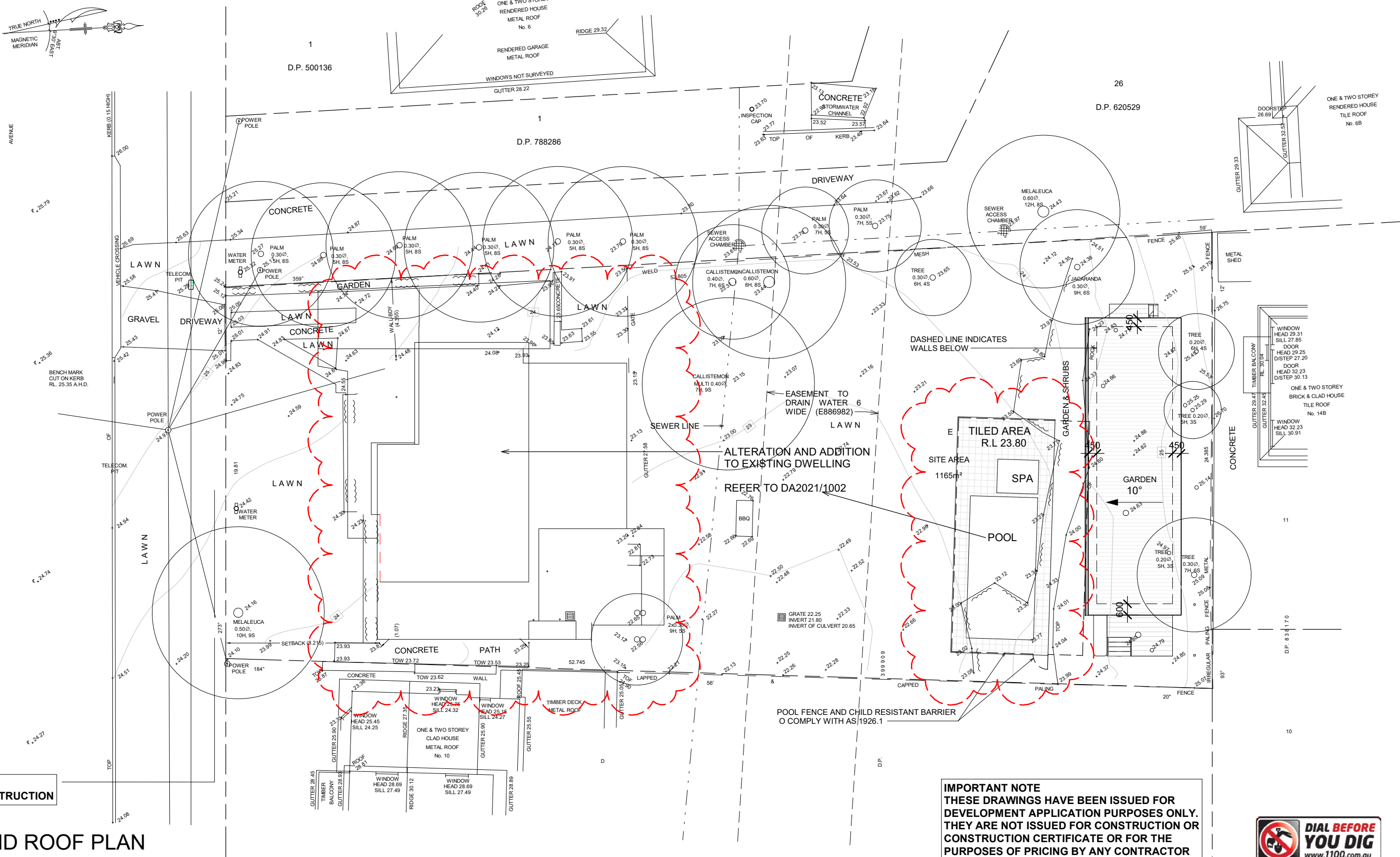




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drawing 3D VIEWS	date 17/03/21	sheet no. 0	scale @ A3 0	issue A	drawn RK
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PRELIMINARY
DO NOT USE FOR CONSTRUCTION

1 SITE AND ROOF PLAN

1 : 200

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PROPOSED CONSTRUCTION OF A GRANNY FLAT AT 8 BATE AVENUE, ALLAMBIE HEIGHTS 2100 LOT E DP 399909

client
MARI AND JAMES ELLIOTT



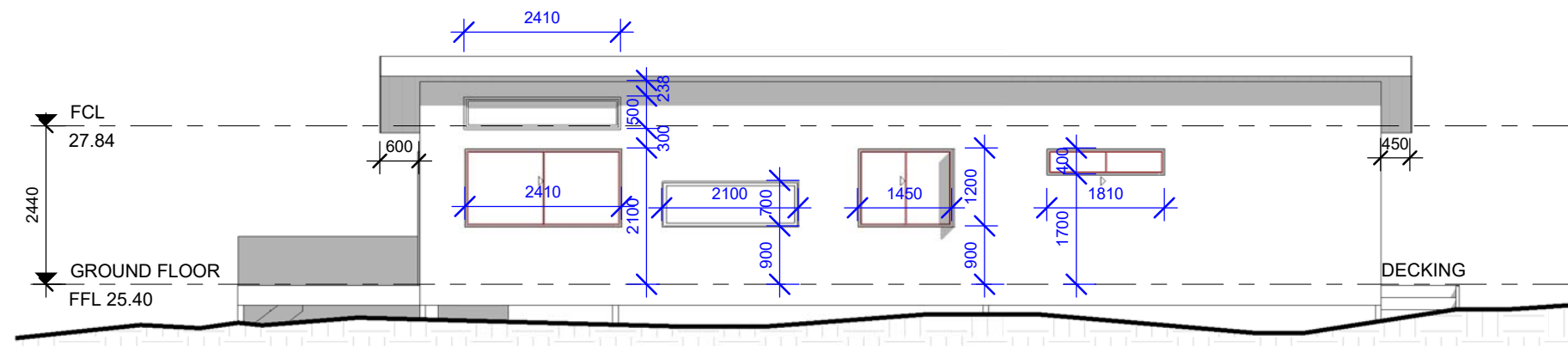
drawing
SITE AND ROOF PLAN

project no	date	sheet no.	scale @ A3 issue	drawn
21-27	17/03/21	1	1 : 200 A	RK

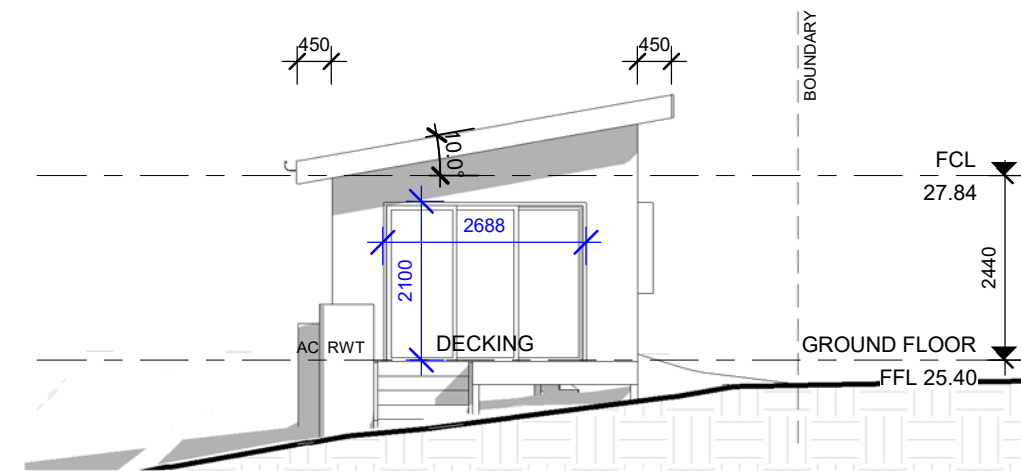


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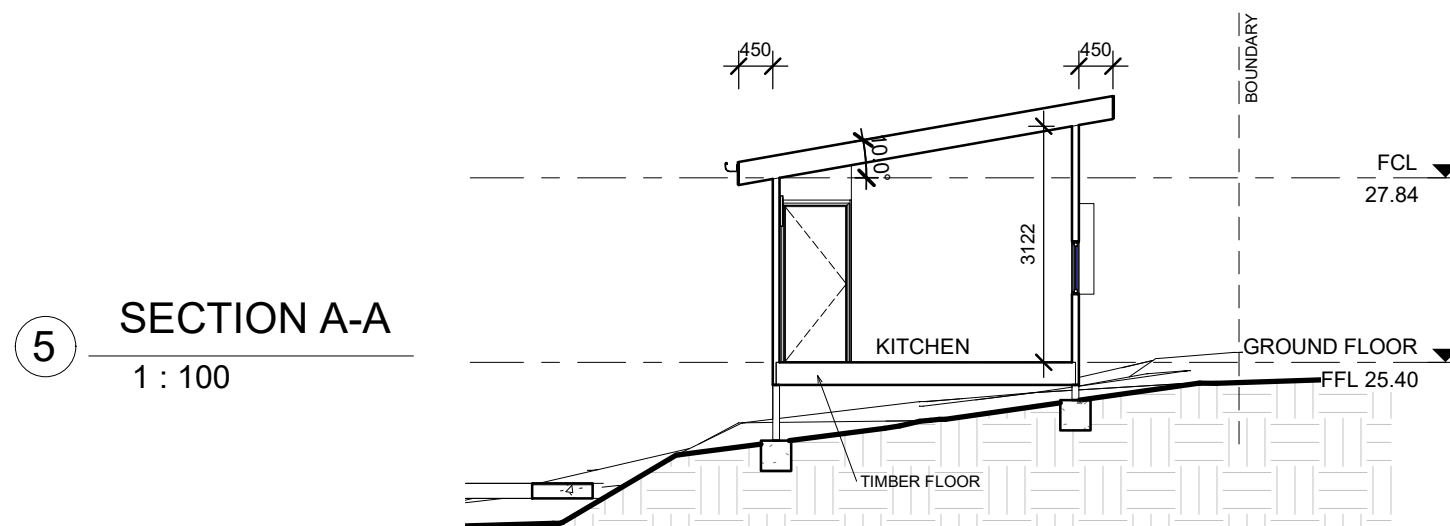




1 NORTH ELEVATION
1 : 100

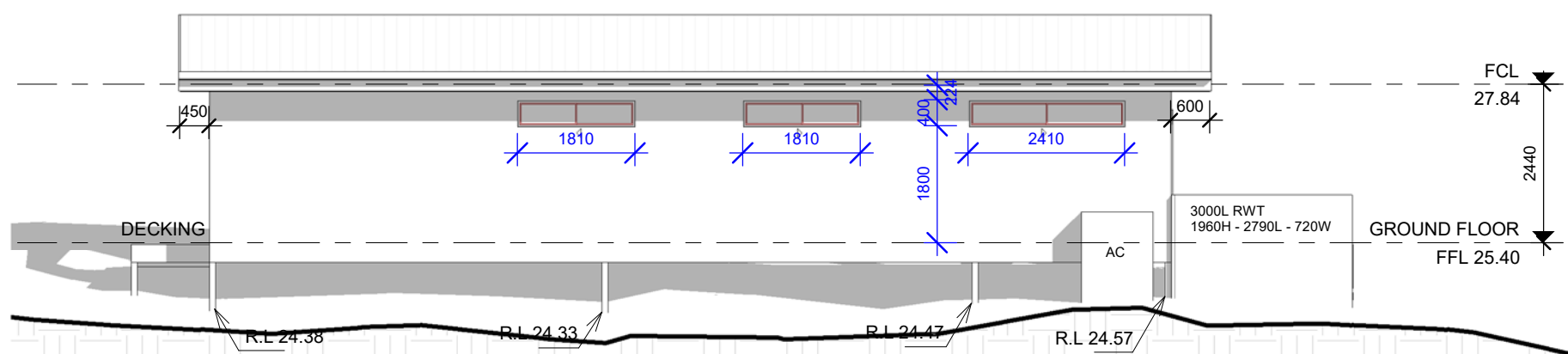


2 EAST ELEVATION
1 : 100

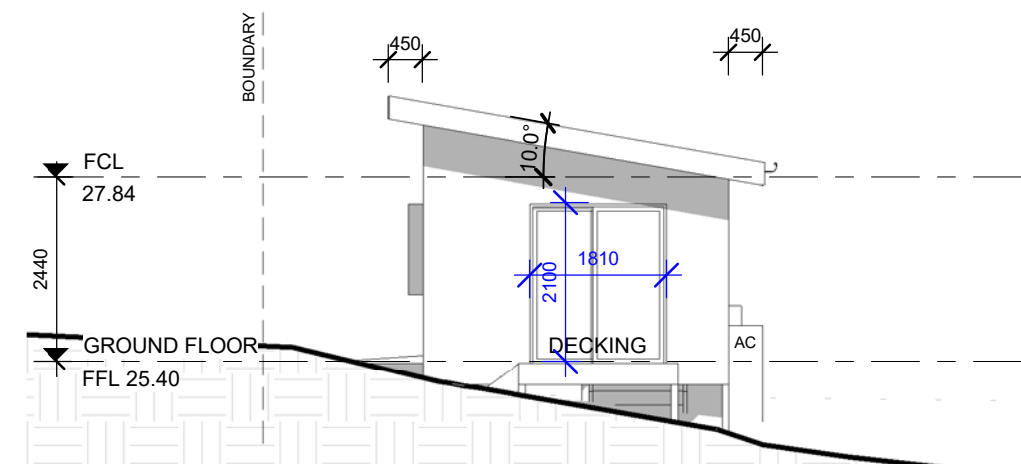


5 SECTION A-A
1 : 100

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3 SOUTH ELEVATION
1 : 100



4 WEST ELEVATION
1 : 100

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project
PROPOSED CONSTRUCTION OF A GRANNY FLAT AT 8 BATE AVENUE, ALLAMBIE HEIGHTS 2100 LOT E DP 3999909

client
MARI AND JAMES ELLIOTT

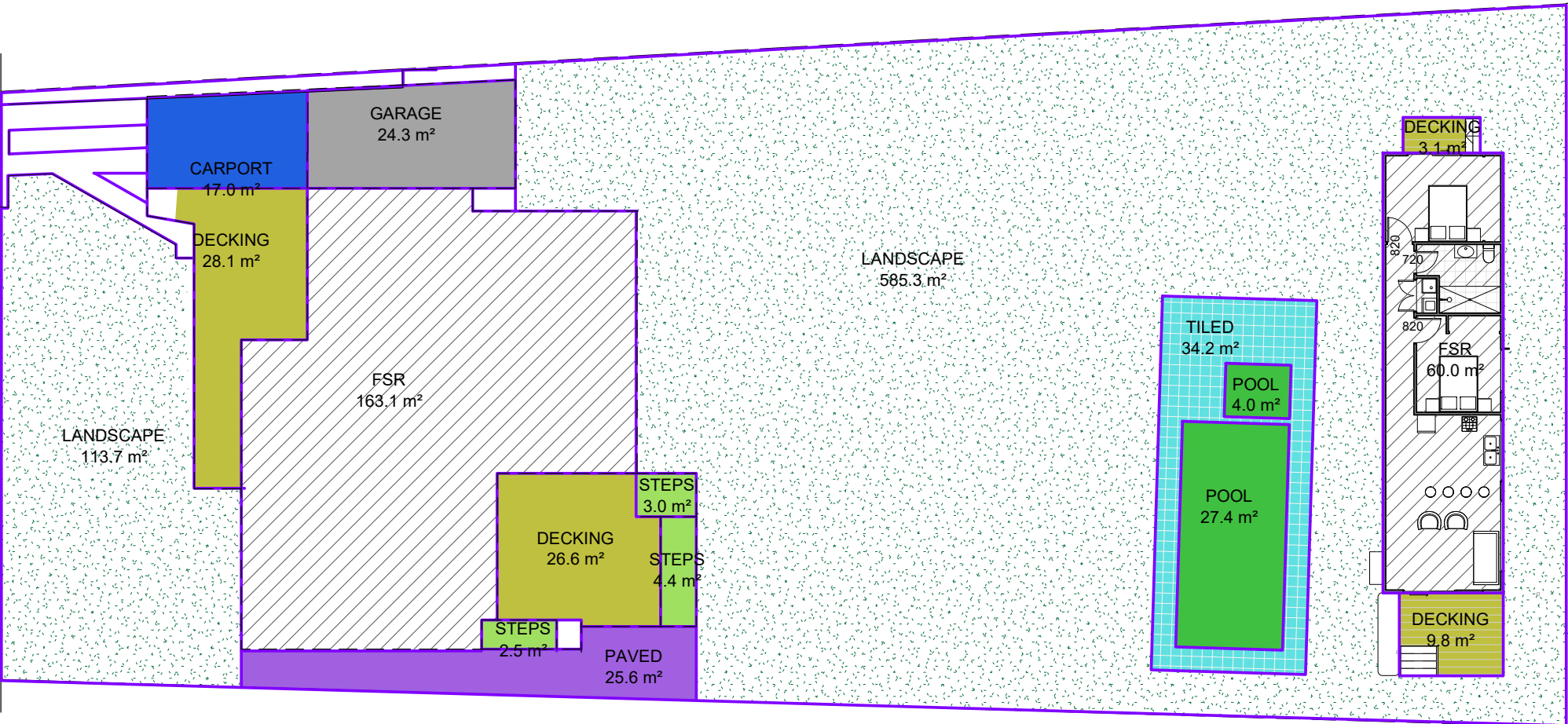
drawing
ELEVATIONS AND SECTION

project no	date	sheet no.	scale @ A3	issue	drawn
21-27	17/03/21	3	1 : 100	A	RK

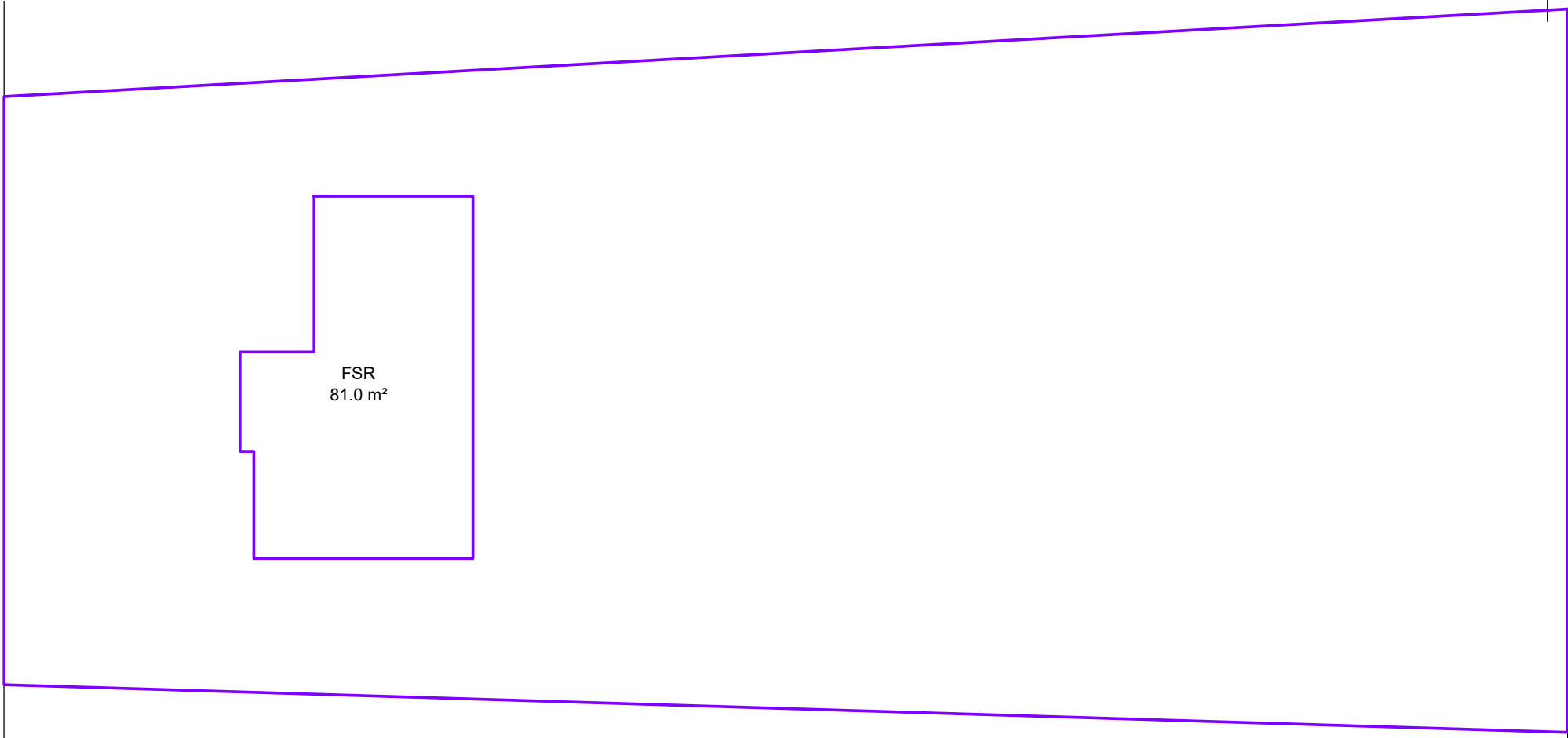
bdad
ACCREDITED
BUILDING DESIGNER

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DESIGNS



1 GROUND FLOOR
1 : 200



2 FIRST FLOOR
1 : 200

SITE AREA = 1,165SQM

LANDSCAPED AREA
REQUIRED LANDSCAPING = 40 % OF SITE AREA = 466SQM
(MINIMUM LANDSCAPE DIMENSION NOT LESS THAN 1M)

PROPOSED LANDSCAPED AREA = 699 SQM
PROPOSED LANDSCAPED AREA AS % OF SITE AREA = 60%.

THEREFORE, THE PROPOSAL COMPLIES WITH THE REQUIREMENTS OF
THE DEVELOPMENT CONTROL PLAN.

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BATE AVENUE, ALLAMBIE HEIGHTS 2100 LOT E DP
399909

client
MARI AND JAMES ELLIOTT



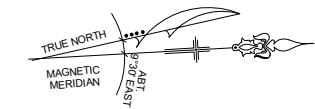
drawing
AREA CALCULATIONS

project no	date	sheet no.	scale @ A3	issue	drawn
21-27	17/03/21	4	1 : 200	A	RK



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PREVAILING WINDS 3:00
pm SEPTEMBER TO MARCH

PREVAILING WINDS 9:00
am APRIL TO SEPTEMBER

SUN AT 12 noon

PREVAILING WINDS 3:00
pm APRIL TO AUGUST

PREVAILING WINDS 9:00
am OCTOBER TO MARCH

NOTE
SITE ANALYSIS PLAN IS TO BE READ IN CONJUNCTION WITH
THE ARCHITECTURAL DRAWINGS, THE SHADOW DIAGRAM
PLANS AND THE STATEMENT OF ENVIRONMENTAL EFFECTS,
INCLUSIVE OF THE PHOTOGRAPHS & THE STREETSCAPE
ELEVATION.

1

SITE ANALYSIS

1 : 200

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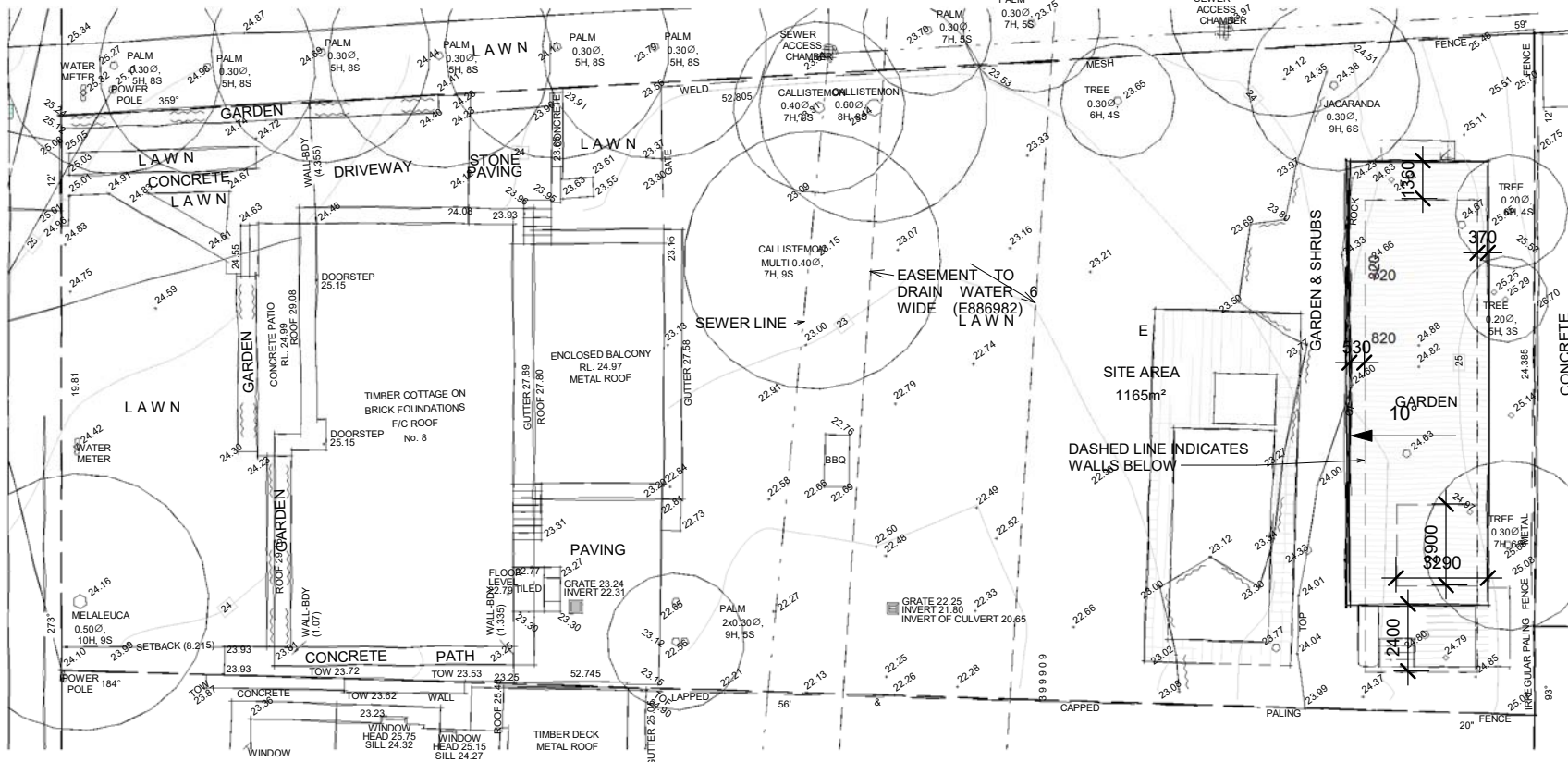
drawing
SITE ANALYSIS

project no	date	sheet no.	scale @ A3	issue	drawn
21-27	17/03/21	.1 of 1	1 : 200	A	RK



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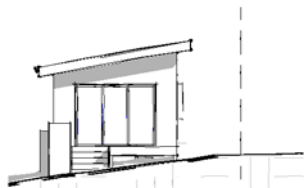
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DESIGNS**



1

SITE AND ROOF PLAN.

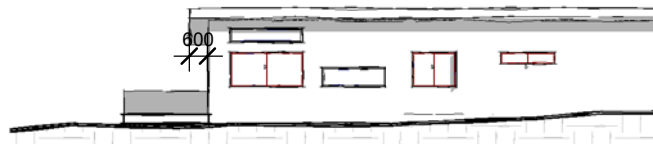
1 : 250



2

EAST ELEVATION.

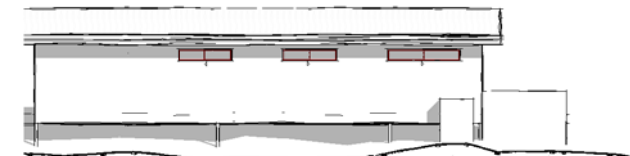
1 : 250



3

NORTH ELEVATION.

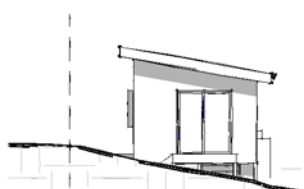
1 : 250



4

SOUTH ELEVATION.

1 : 250



5

WEST ELEVATION.

1 : 250

project
PROPOSED CONSTRUCTION OF A GRANNY FLAT AT 8
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399909

client
MARI AND JAMES ELLIOTT



drawing
NOTIFICATION PLAN

project no	date	sheet no.	scale @ A4	issue	drawn
21-27	17/03/21	.1 of 1	1 : 250	A	RK



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22-06-21
ref : xxxxx

**PROPOSED EXTERNAL MATERIAL AND COLOUR FINISHES SCHEDULE FOR THE
CONSTRUCTION OF 8 BATE AVENUE, ALLAMBIE HEIGHTS**

EXTERNAL WALLS

Finish	Cladding (vertical)	
Manufacturer	Colorbond	
Colour	Monument	

ROOF

Type	Skillion	
Manufacturer	Colorbond	
Colour	Basalt - Matt	
Finish	Metal Finish	

GUTTERS, DOWNPIPES AND FASCIA

Colour	Basalt - Matt	
Finish	Metal Finish	

ALUMINIUM FRAME WINDOWS & SLIDING DOOR

Finish	Metal Finish	
Paint manufacturer	Dulux	
Colour	Monument	