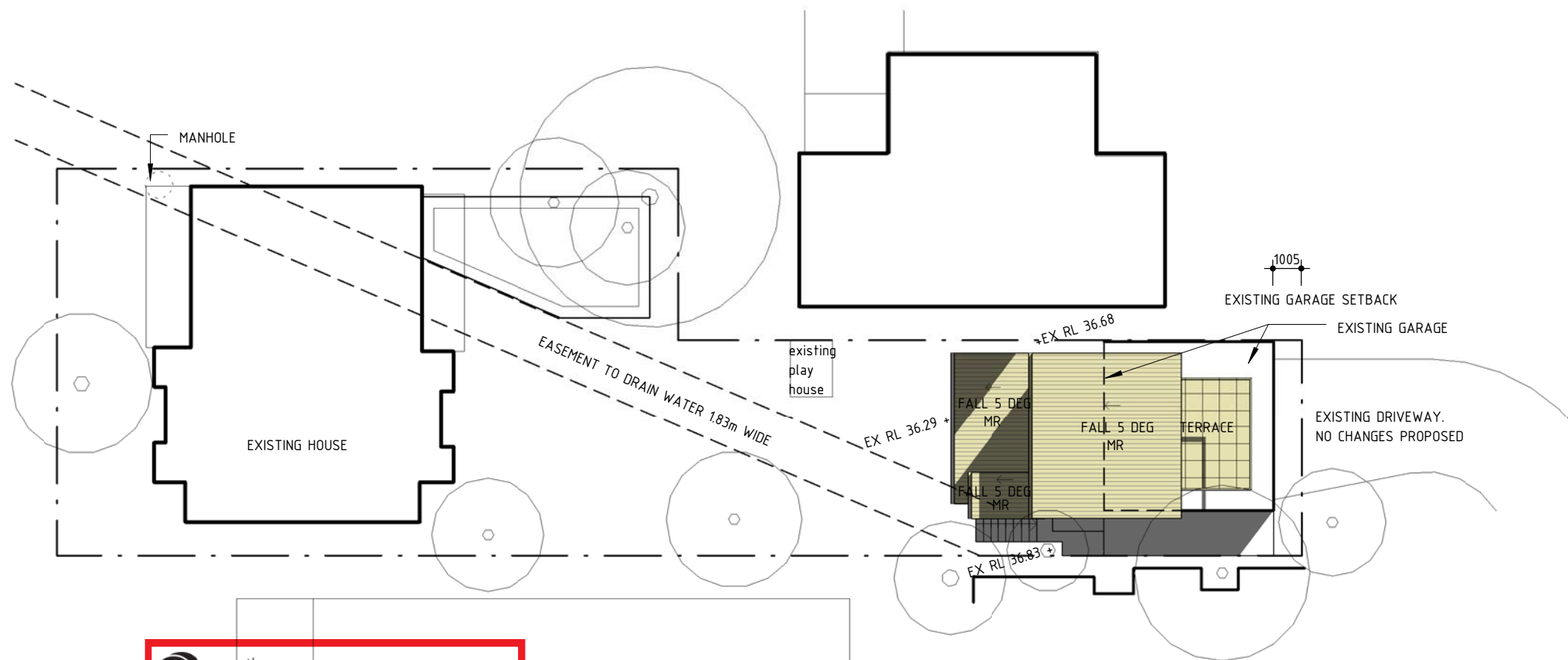




 northern beaches council

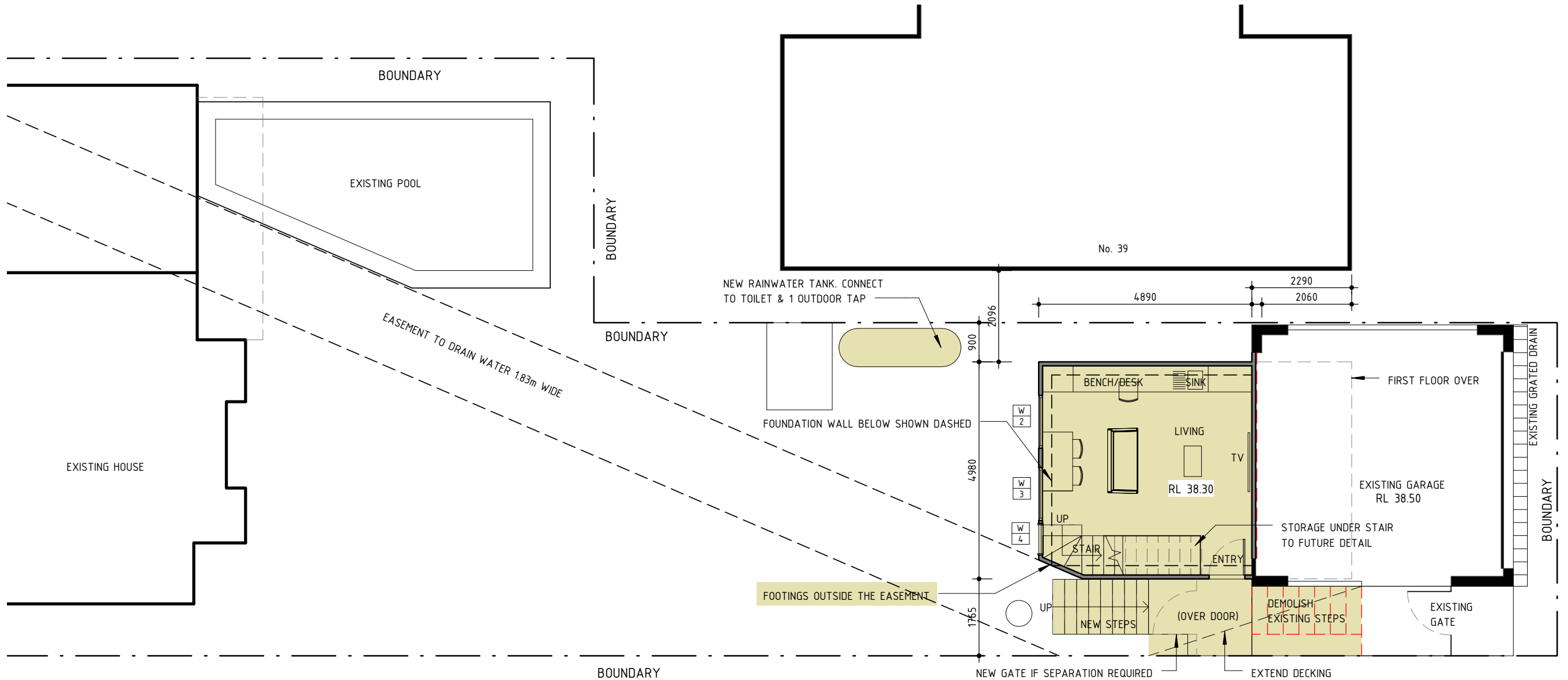
THIS PLAN IS TO BE READ IN CONJUNCTION WITH THE CONDITIONS OF DEVELOPMENT CONSENT

DA2022/0082

REFER TO FLOOR PLANS FOR SETBACKS

A	Development Application	11.10.18
B	Section 4.55 Modification	26.05.2021
No	Revision Description	Date

 SCOPE ARCHITECTS	80 WEST ST BALGOWLAH NSW 2093 mail@scopearchitects.com.au ph: 9400 4554 www.scopearchitects.com.au	CLIENT SONYA & STEVE CHADBAN	PROJECT Alterations & Additions 39A CUTLER RD CLONTARF LOT: 2 DP: 527793	DRAWING TITLE SITE PLAN	TRUE NORTH 	DRAWN Xu	PROJECT NO. 01804	DRAWING NO A02	REV NO B
						SIZE A3	SCALE 1 : 200		



northern
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council

**THIS PLAN IS TO BE READ IN
CONJUNCTION WITH
THE CONDITIONS OF DEVELOPMENT
CONSENT**

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SITE AREA: 472sqm
EXISTING FLOOR AREA: 252.2sqm
PROPOSED SECONDARY DWELLING: 43.2 sqm
TOTAL FLOOR SPACE: 295.4sqm

FSR
EXISTING: 0.53:1
PROPOSED: 0.625:1

REFER TO LEP CLAUSE 4.6 FOR UNDER SIZED LOTS. MUST
SATISFY LEP AND DCP OBJECTIVES
LOT SIZE: ZONE R 750sqm MINIMUM LOT SIZE
MAX BUILDING HEIGHT 8.5m
FSR: 0.4:1
ZONING: R2 LOW DENSITY RESIDENTIAL

A	Development Application	11.10.18
B	Section 4.55 Modification	26.05.2021
No	Revision Description	Date



80 WEST ST BALGOWLAH NSW 2093
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CLIENT
SONYA & STEVE CHADBAN

PROJECT
Alterations & Additions
39A CUTLER RD CLONTARF
LOT: 2 DP: 527793

DRAWING TITLE
GROUND FLOOR PLAN

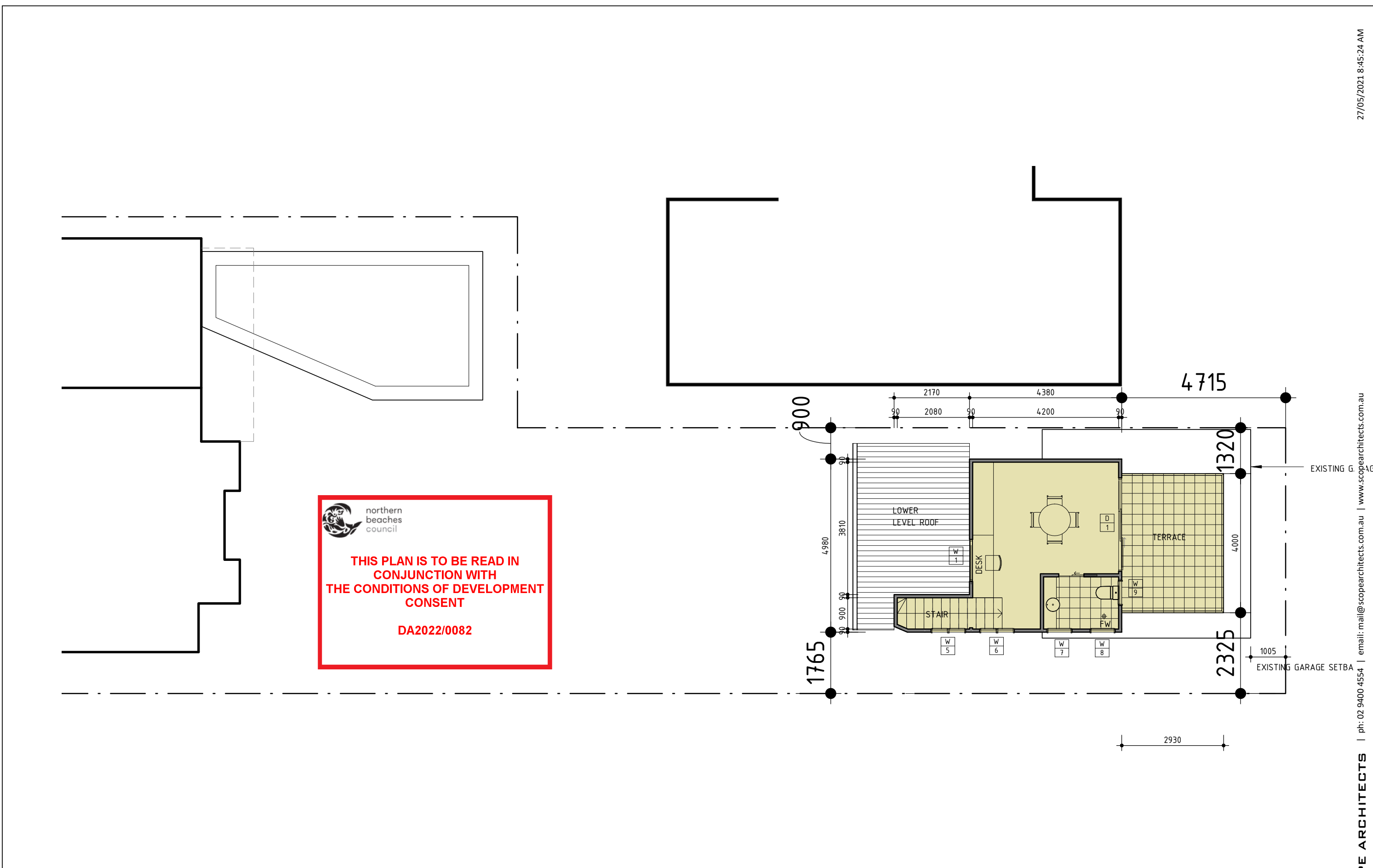


DRAWN
Xu
SIZE
A3

PROJECT NO.
01804
SCALE
1 : 100

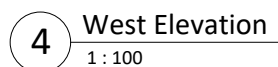
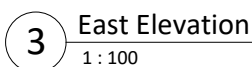
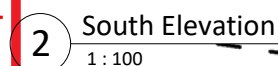
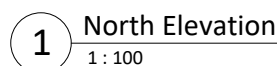
DRAWING NO
A03

REV NO
B



A	Development Application	11.10.18
B	Section 4.55 Modification	26.05.2021
No	Revision Description	Date

 80 WEST ST BALGOWLAH NSW 2093 mail@scopearchitects.com.au ph: 9400 4554 www.scopearchitects.com.au	CLIENT SONYA & STEVE CHADBAN	PROJECT Alterations & Additions 39A CUTLER RD CLONTARF LOT: 2 DP: 527793	DRAWING TITLE FIRST FLOOR PLAN	TRUE NORTH 	DRAWN Xu	PROJECT NO. 01804	DRAWING NO A04	REV NO B
					SIZE A3	SCALE 1 : 100		

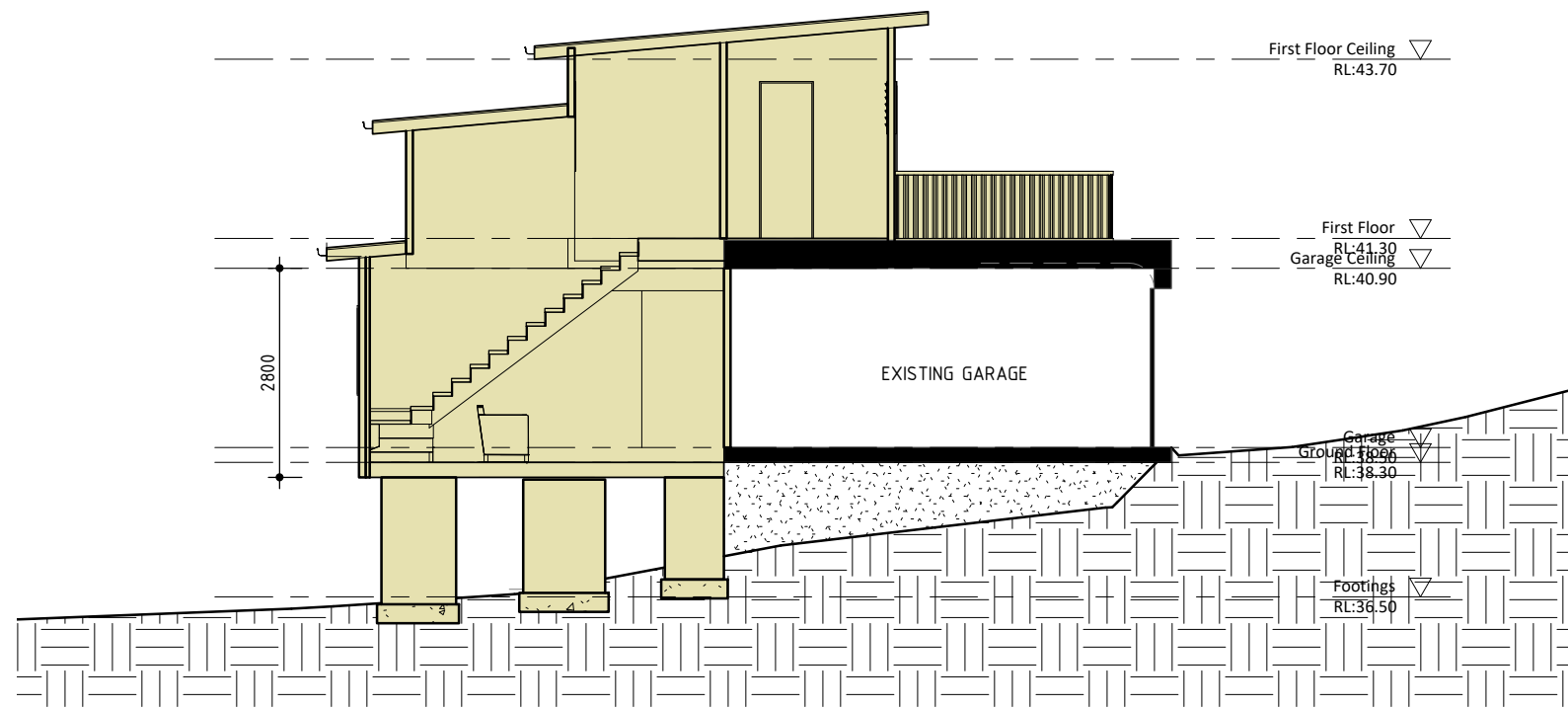


 **SCOPE**
ARCHITECTS

80 WEST ST BALGOWLAH NSW 2093
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PROJECT
Alterations & Additions
39A CUTLER RD CLONTARF
LOT: 2 DP: 527793

DRAWING NO	REV NO
A05	B



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NOTE: PROVIDE INSULATION TO BASIX REQUIREMENTS

A	Development Application	11.10.18
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						SIZE A3	SCALE 1 : 100		