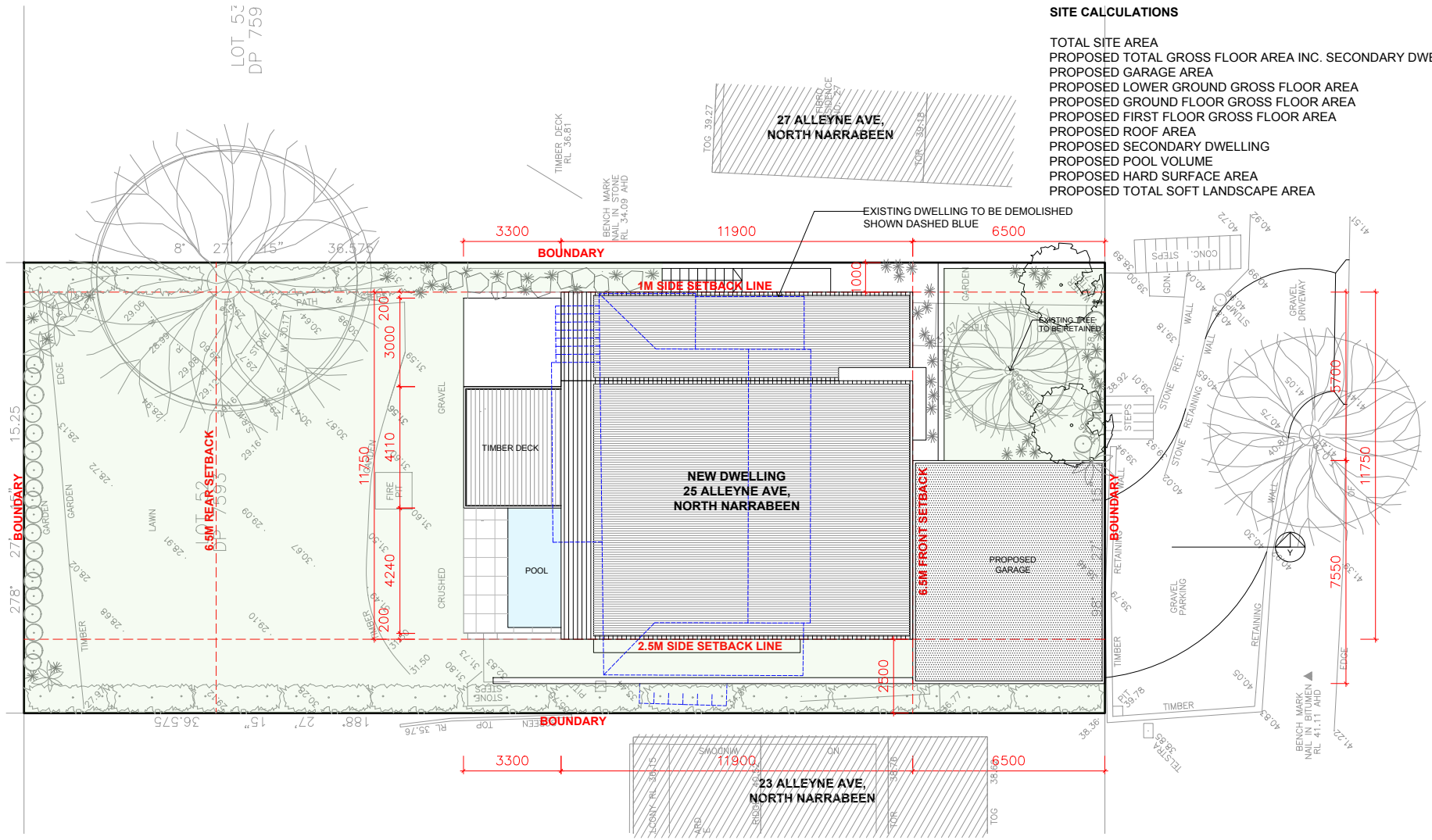
SITE CALCULATIONS

TOTAL SITE AREA	557.8m²
PROPOSED TOTAL GROSS FLOOR AREA INC. SECONDARY DWELLING	317m²
PROPOSED GARAGE AREA	37m²
PROPOSED LOWER GROUND GROSS FLOOR AREA	70m²
PROPOSED GROUND FLOOR GROSS FLOOR AREA	120m²
PROPOSED FIRST FLOOR GROSS FLOOR AREA	67m²
PROPOSED ROOF AREA	199m²
PROPOSED SECONDARY DWELLING	60m²
PROPOSED POOL VOLUME	18m³
PROPOSED HARD SURFACE AREA	245.7m² (44%)
PROPOSED TOTAL SOFT LANDSCAPE AREA	312.1m² (56%)



SITE PLAN 1:100 @ A1 OR 1:200 @A 3

NORTH

LEGEND:

7.03 DENOTES EXISTING SPOT LEVEL

RL 7.10 DENOTES PROPOSED LEVEL

NOTE: THESE DRAWINGS ARE NOT FOR CONSTRUCTION. FOR DA APPROVAL ONLY.
NOTE: DO NOT SCALE OFF THIS DRAWING
NOTE: ALL WORKS TO BE IN ACCORDANCE WITH THE NCC
NOTE: ALL WORKS TO BE IN ACCORDANCE WITH THE RELEVANT AUSTRALIAN STANDARDS.
NOTE: ALL WORKS TO BE IN ACCORDANCE WITH THE BASIX REQUIREMENTS
NOTE: ALL WORKS TO BE IN ACCORDANCE WITH CONSULTANTS REQUIREMENTS

KEY:

DENOTES PROPOSED WALLS

DENOTES OUTLINE OF EXISTING TO BE DEMOLISHED

DENOTES AREA OF PROPOSED LANDSCAPING

NOTIFICATION PLAN ONLY - NOT TO SCALE

25 ALLEYNE AVENUE, NORTH NARRABEEN

PROPOSED NEW DWELLING HOUSE, SECONDARY DWELLING & ASSOCIATED LANDSCAPING