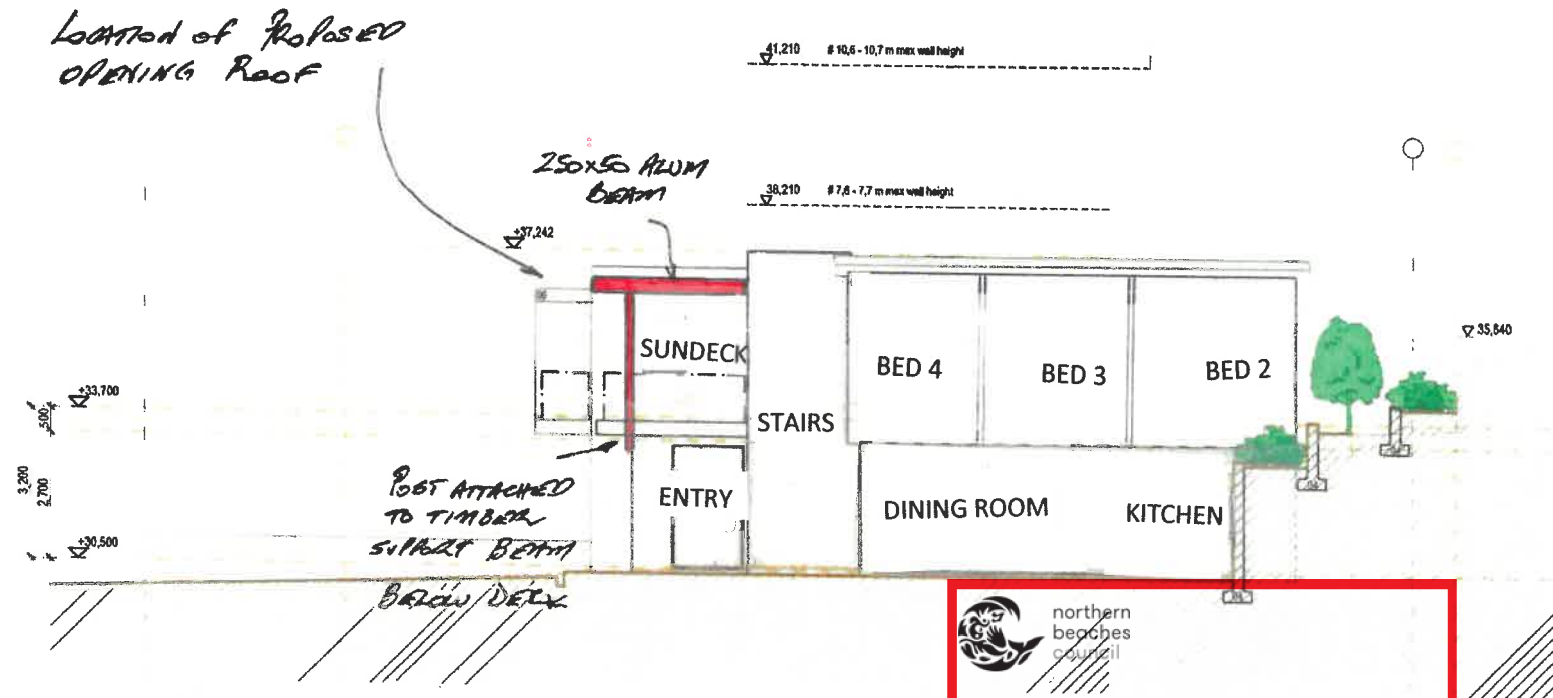


Site Address: 6 Bundoon Lane, Manly NSW 2095



SECTION PLAN
1:100 (AT A3)



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THE CONDITIONS OF DEVELOPMENT
CONSENT

Proposed Motorised Opening Roof Pergola
DA2022/0271

Opening Roof Specialists Pty Ltd
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Minto NSW 2566
T 02 8708 1500

ABN 31 003 360 503
Builders Licence No. R89937

admin@openingroofspecialists.com.au
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CONSENT**

DA2022/0271

Proposed Motorised Opening Roof Pergola

Site Address: 6 Bundoon Lane, Manly NSW 2095



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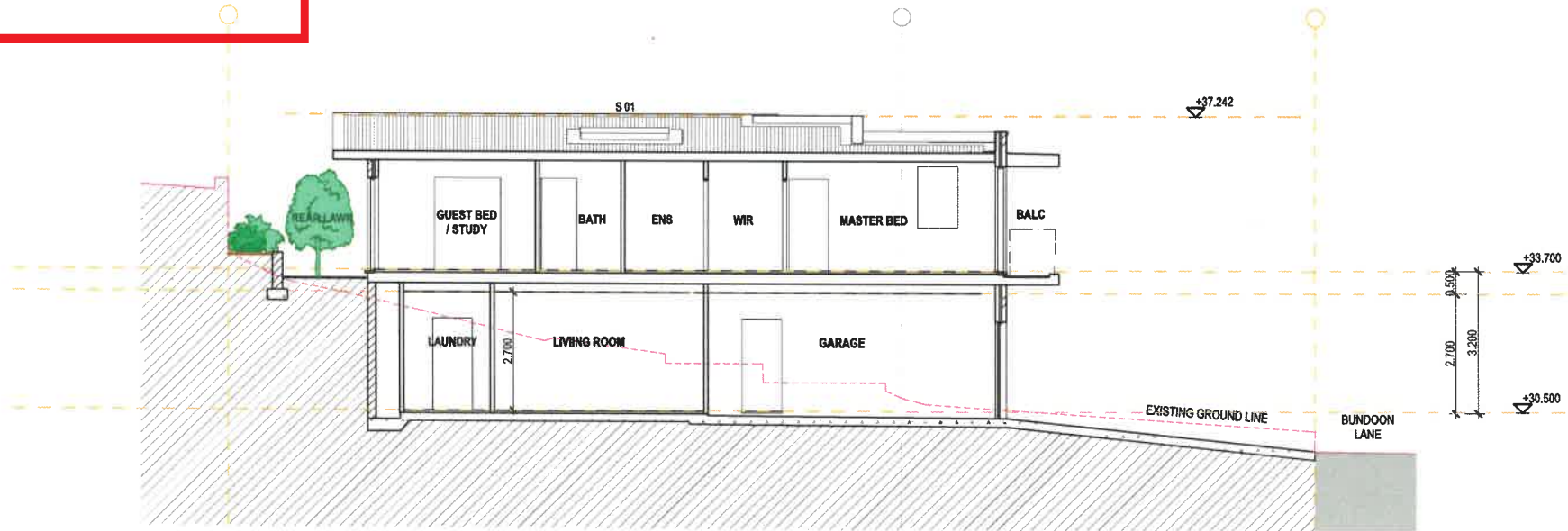
adam@aaarchitect.com
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Adam Pressley #6007
Principal Architect



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01 - SECTION AA
1:100 (AT A3)

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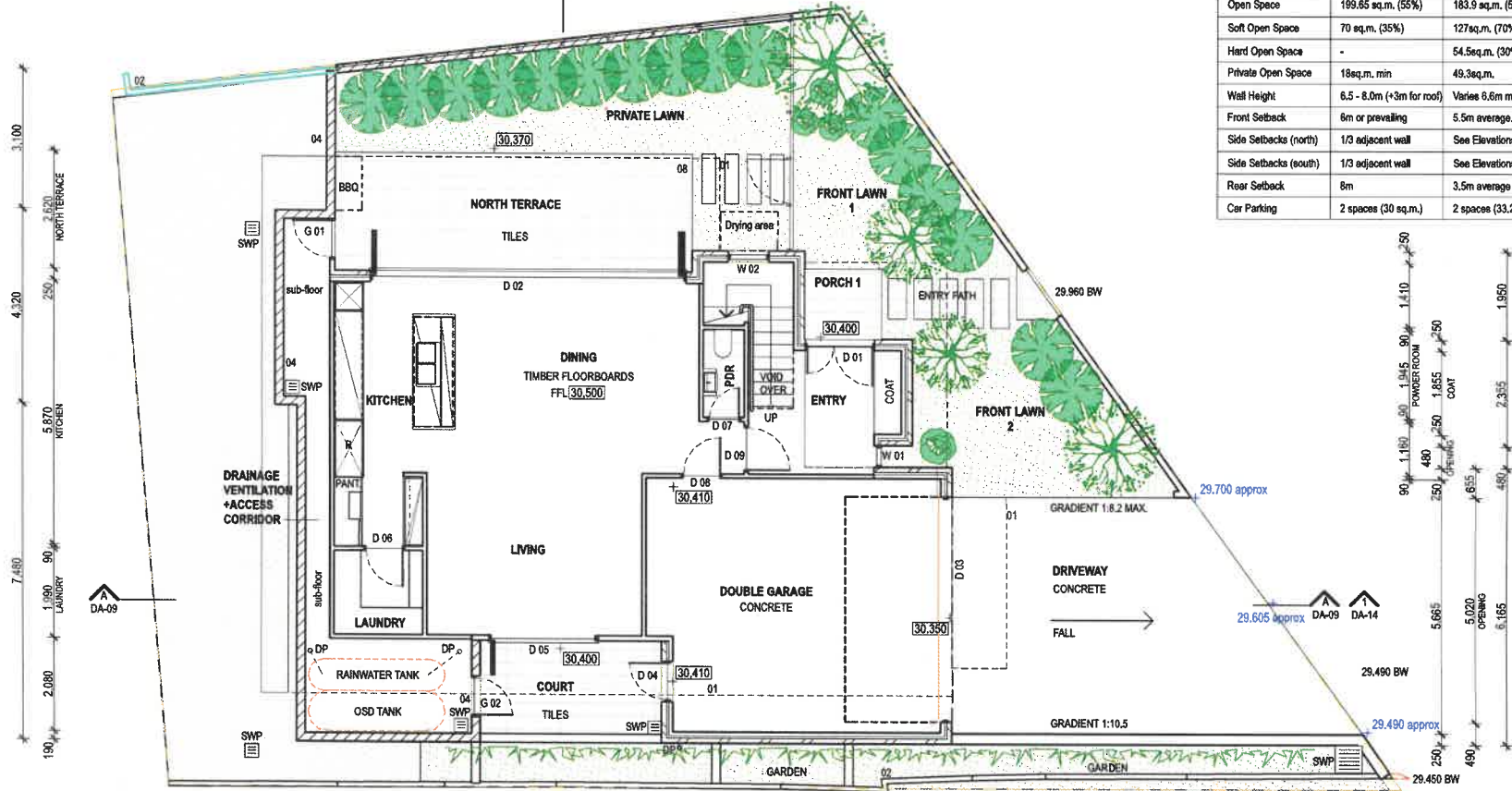
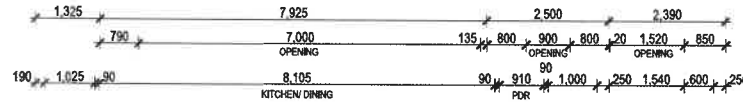
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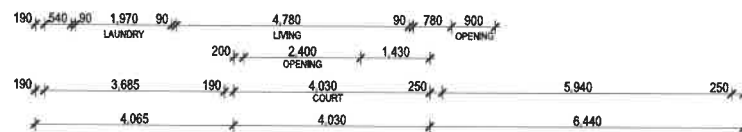
Lot 2 DP 6110
Bundoon Lane
Manly NSW 2095

Drawing:
Section AA

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Issue:
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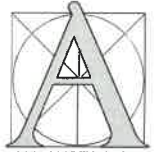


01 - GROUND FLOOR PLAN
1:100 (AT A3)



COUNCIL CONTROL SUMMARY:

Summary of Areas	Required	Proposed
Site Area	250sq.m.	363 sq.m.
GFA	217.8 sq.m.	191 sq.m.
FSR	0.6:1	0.53:1
Open Space	199.65 sq.m. (55%)	183.9 sq.m. (50.6%)
Soft Open Space	70 sq.m. (35%)	127sq.m. (70%)
Hard Open Space	-	54.5sq.m. (30%)
Private Open Space	18sq.m. min	49.3sq.m.
Wall Height	6.5 - 8.0m (+3m for roof)	Varies 8.6m max.
Front Setback	6m or prevailing	5.5m average.
Side Setbacks (north)	1/3 adjacent wall	See Elevations
Side Setbacks (south)	1/3 adjacent wall	See Elevations
Rear Setback	8m	3.5m average
Car Parking	2 spaces (30 sq.m.)	2 spaces (33.2 sq.m.)



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Adam Pressley #6007
Principal Architect



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Lot 2 DP 6110
Bundoon Lane
Manly NSW 2095

Drawing:
Ground Floor Plan

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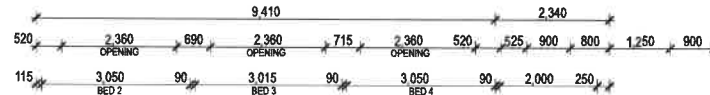
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ADP 31 001 260 500
Building Consent No: P08457

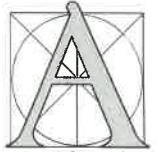


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Issue:
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Proposed Motorised Opening Roof Pergola

Site Address: 6 Bundoon Lane, Manly NSW 2095



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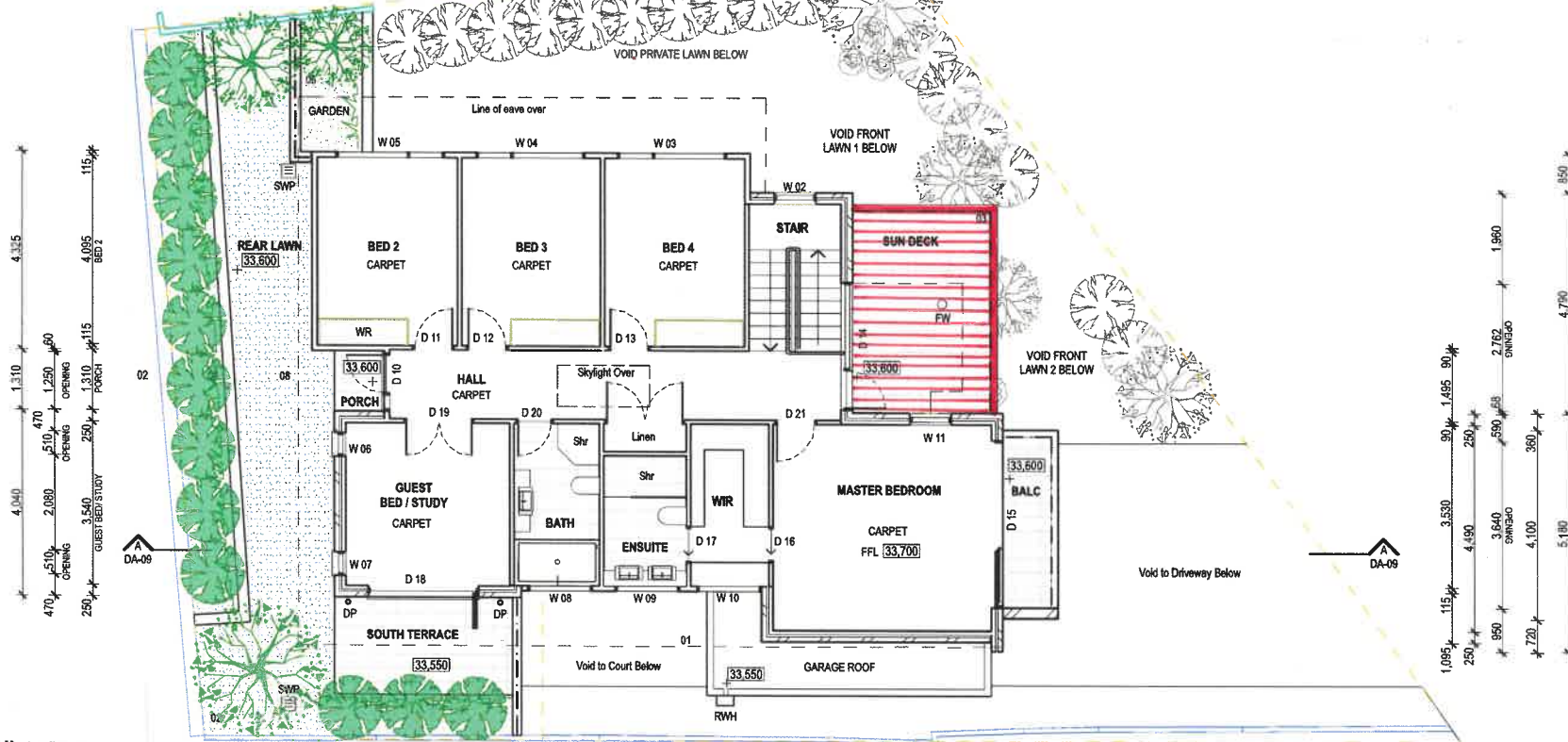
adam@aaarchitect.com
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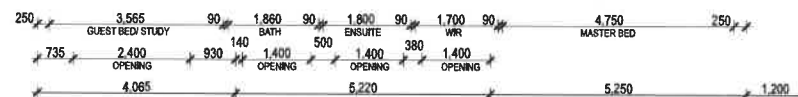
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Builders Licence No. R89937



01 UPPER FLOOR PLAN
1:100 (AT A3)



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N

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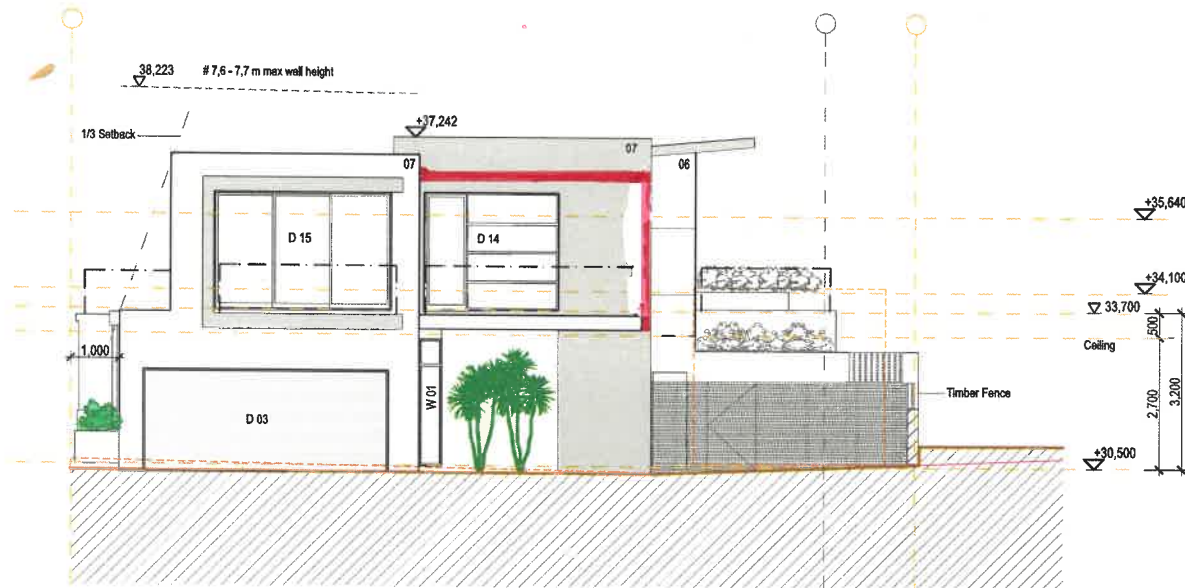
Drawing:
Upper Floor Plan

Qui
DA-03
Issue:
G

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Proposed Motorised Opening Roof Pergola

Site Address: 6 Bundoon Lane, Manly NSW 2095



01 - EAST ELEVATION
1:100 (AT A3)

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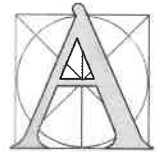
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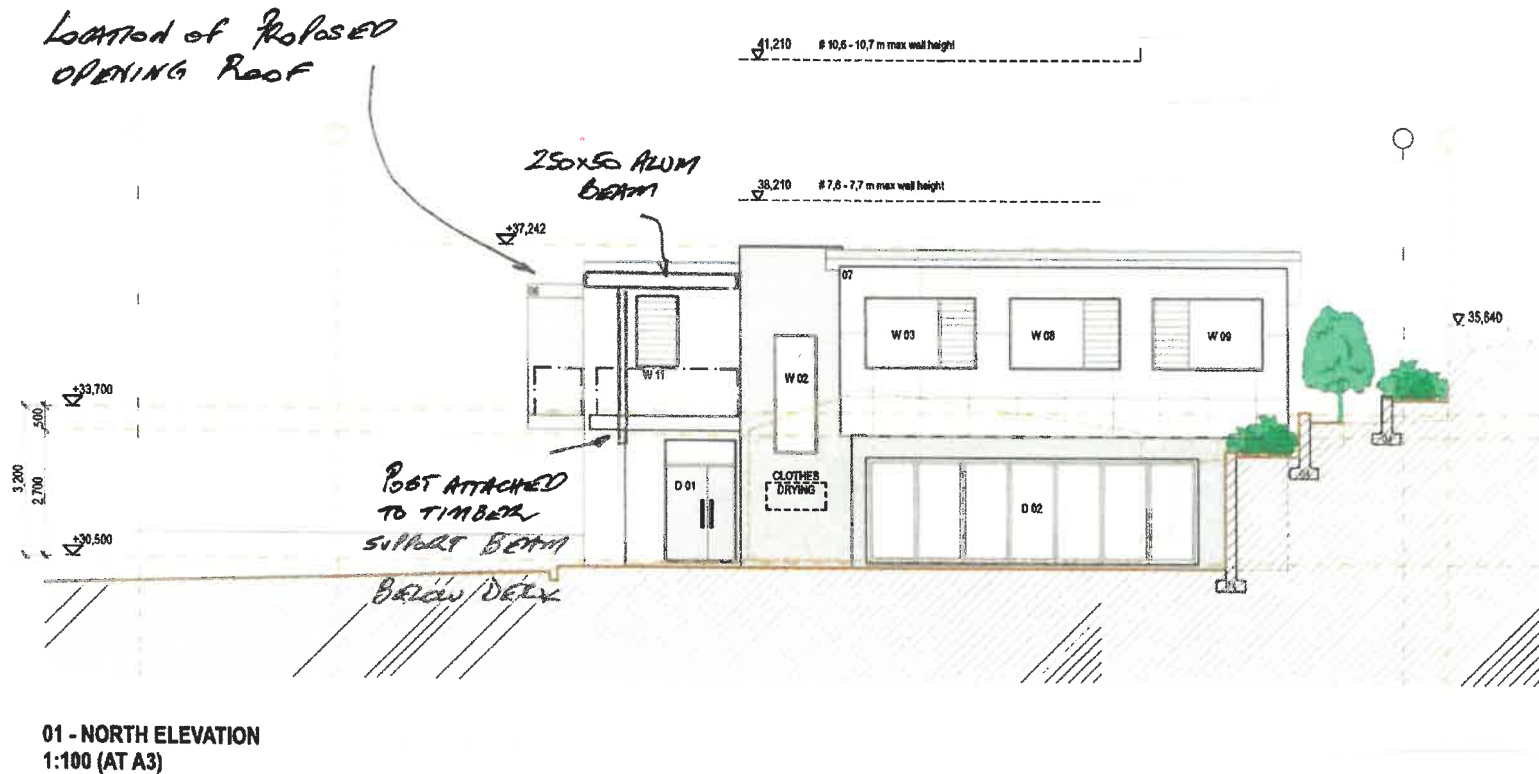
Lot 2 DP 6110
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Manly NSW 2095

Drawing:
East Elevation

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DA-05
Issue:
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