

survey notes:

- 1) CAUTION: SHOULD ANY DEVELOPMENT OR CONSTRUCTION BE PLANNED ON OR NEAR THE BOUNDARIES, THE BOUNDARIES SHOULD BE CLEARLY MARKED ON SITE.
- 2) ALL AREAS AND DIMENSIONS HAVE BEEN COMPILED FROM PLANS MADE AVAILABLE AT THE LAND TITLES OFFICE.
- 3) ORIGIN OF LEVELS ON A.H.D. IS TAKEN FROM G.P.S. (SMARTNET).
- 4) CONTOUR INTERVAL 0.5 METRE.
- 5) CONTOURS ARE INDICATIVE OF GROUND FORM ONLY. ONLY SPOT LEVELS SHOULD BE USED FOR CALCULATIONS OF QUANTITIES WITH CAUTION.
- 6) TREE SPREADS ARE DIAGRAMMATIC ONLY AND ARE NOT SYMMETRICAL.
- 7) NO UNDERGROUND "DIAL BEFORE YOU DIG" SERVICES RECORDED IN THIS VICINITY.
- 8) SPOT LEVELS ARE ACCURATE.
- 9) BEARINGS SHOWN ARE ON M.G.A.-(MAP GRID of AUSTRALIA).

legend:

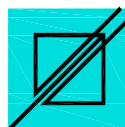
- ④ TREE POINT NUMBER (REFER ACCOMPANYING SURVEY)
- GUTTER DENOTES TOP OF GUTTER
- DRAINAGE PIT
- INSPECTION CAP
- Ⓜ POWER POLE
- Ⓜ ELECTRICITY PILLAR
- CENTRE OF UTILITY TRENCH
- OVERHEAD ELECTRIC LINES
- TOP OF BANK
- BOTTOM OF BANK
- ROCK OUTCROP

area calculations:

Principal Dwelling Area: 492.8m2  
Secondary Dwelling Area: 246m2  
Hard surface area: 150m2  
Total Non-Landscaped Area: 888.88m2  
Landscaped Area = 25,880 - 888.88m2 = 24,991.2m2  
The Proposal provides for a Landscaped Area of 24,991.2m2 (96.6%)

site/analysis layout plan



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		C	10/5/19	REVISED SKETCH					Drawn: AJP	Job No.
		B	9/4/19	REVISED SKETCH					Scale: 1:1000	20412
		A	12/3/19	INITIAL SKETCH	E	9/8/19	REVISED DA ISSUE			
		ISSUE		DATE	COMMENT	ISSUE	DATE			

BUSHFIRE ATTACK LEVEL: CONSTRUCTION STANDARDS

As per the accompanying BUSHFIRE THREAT ASSESSMENT REPORT by Roger Fenwick Bush Fire Consultant.

As the proposal is to construct a class 1a dwelling, the proposal must conform to the performance criteria of PBP 2006 4.3.5. Accordingly the proposed new works shall comply with AS 3959-2009 Section 7, BAL-29.

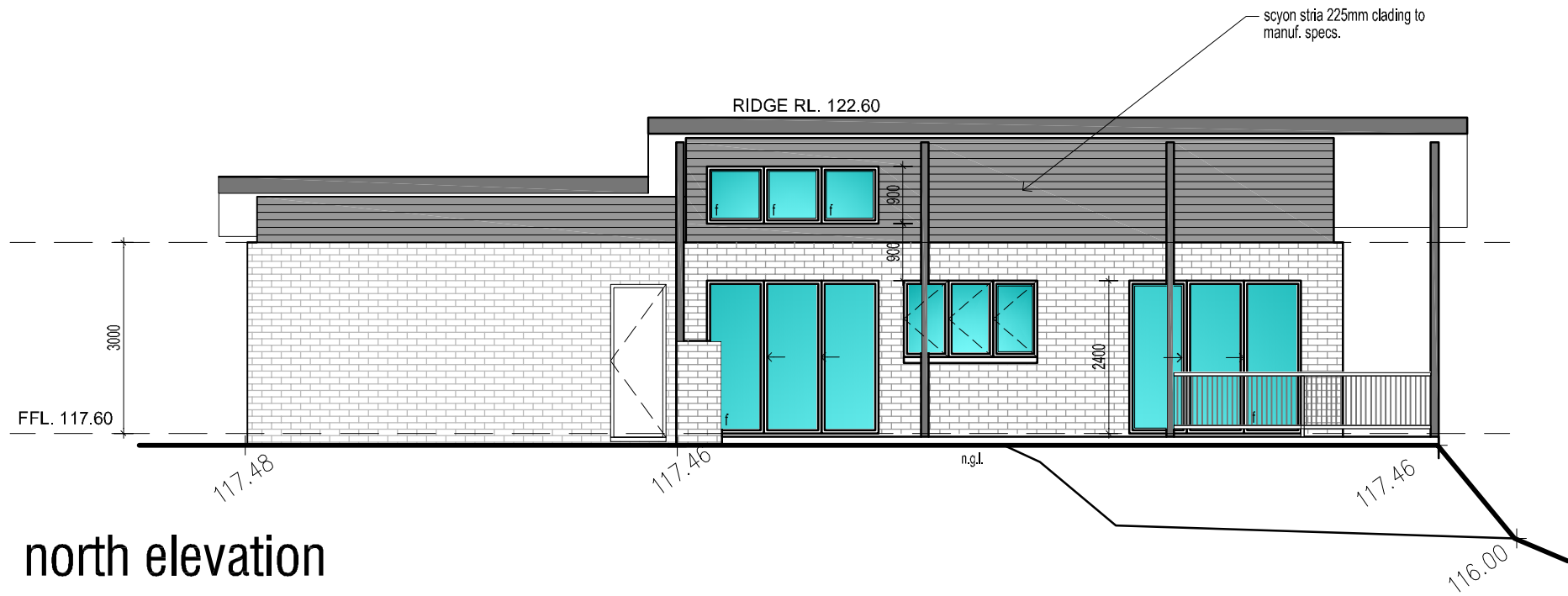
Nb: The owner/builder should consult the actual standard before commencing construction.

Construction of exposed facades to AS 3959-2009 Section 7, BAL-29 will increase the structure's survivability in the event of a bushfire attack.

Generally the structure shall be constructed from a selection of materials which comply with the prescribed requirements of AS 3959 2009.



south elevation



north elevation

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**Project:**  
PROPOSED SECONDARY DWELLING  
13 BUNGENDORE STREET, INGLESIDE.  
For: MR J HOLMAN

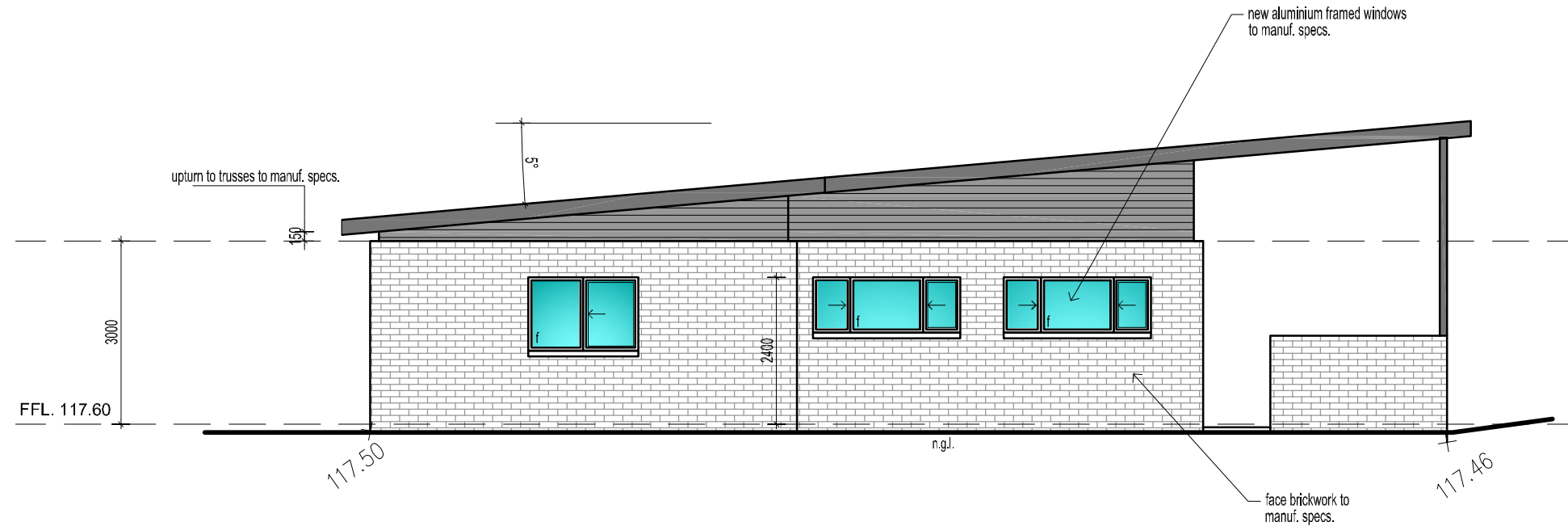
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**parker + associates**  
building design consultants

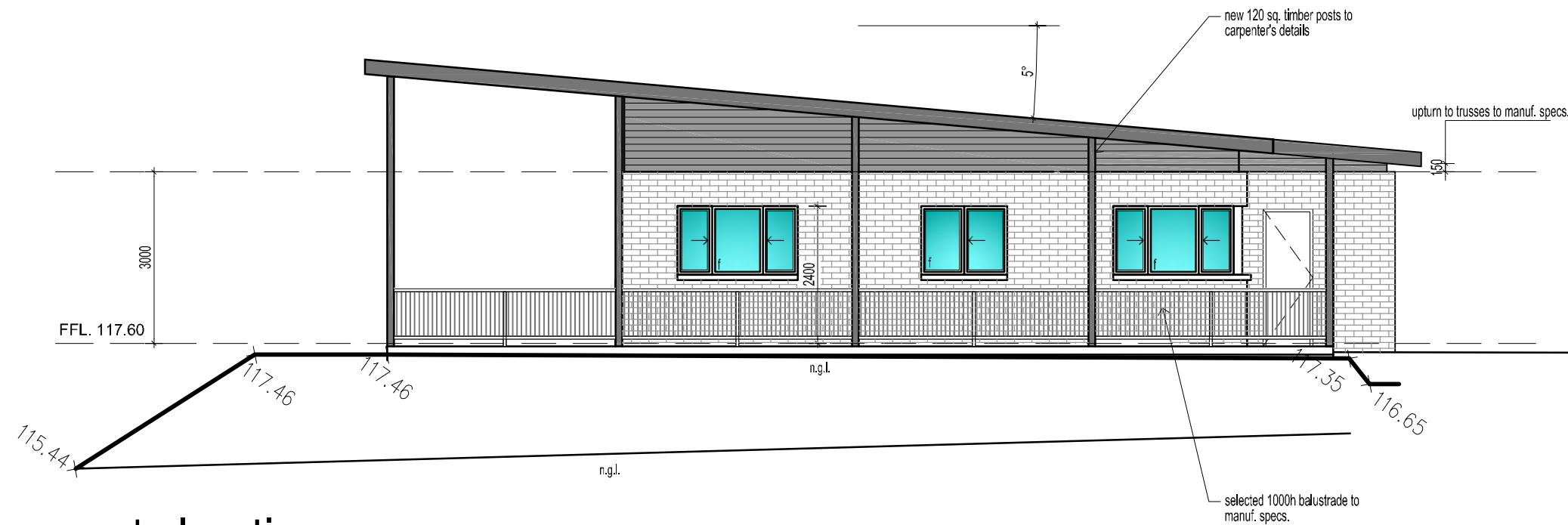
A B N 9 3 9 2 5 7 4 9 1 6 2  
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Date: MAR. 2019	Sheet: 4
Drawn: AJP	Job No.
Scale: 1:100	20412

Generally the structure shall be constructed from a selection of materials which comply with the prescribed requirements of AS 3959 2009.



east elevation



west elevation

20412 |