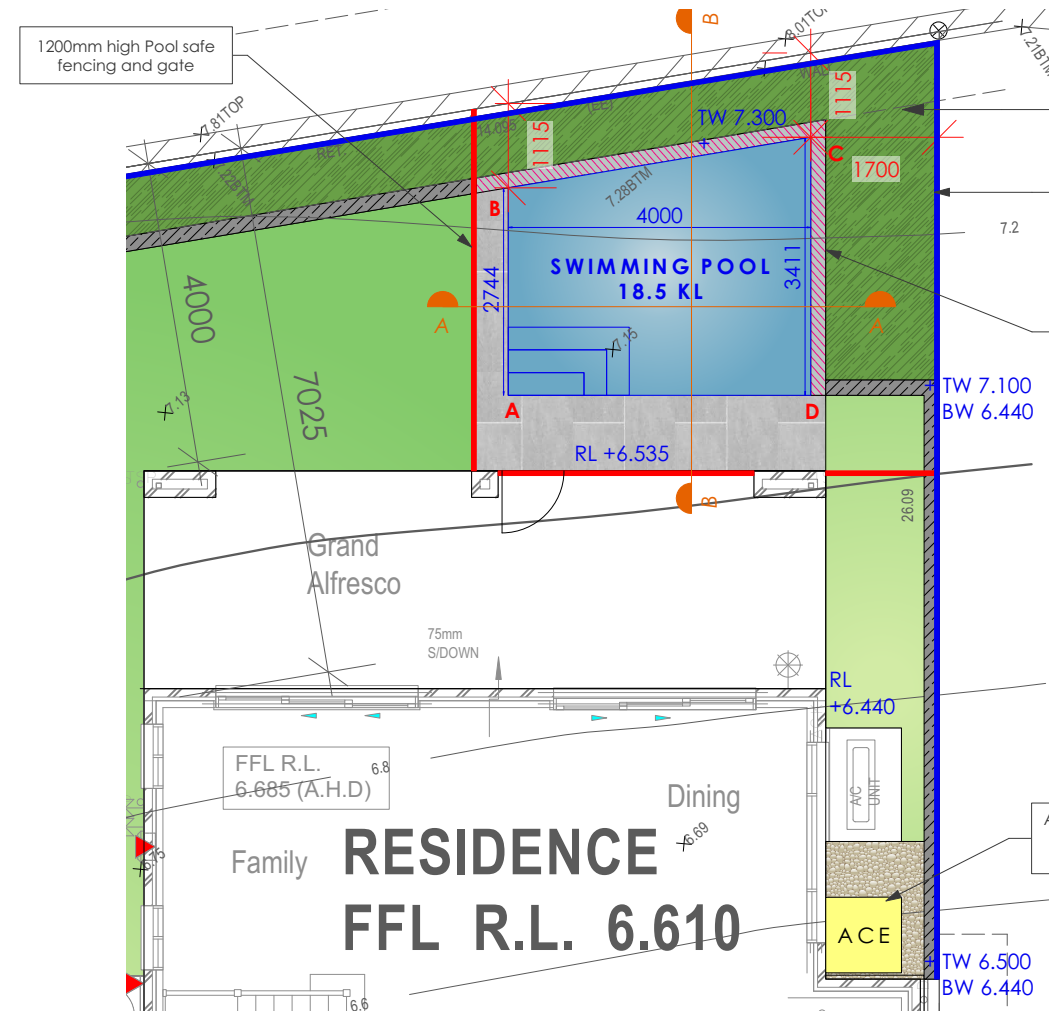
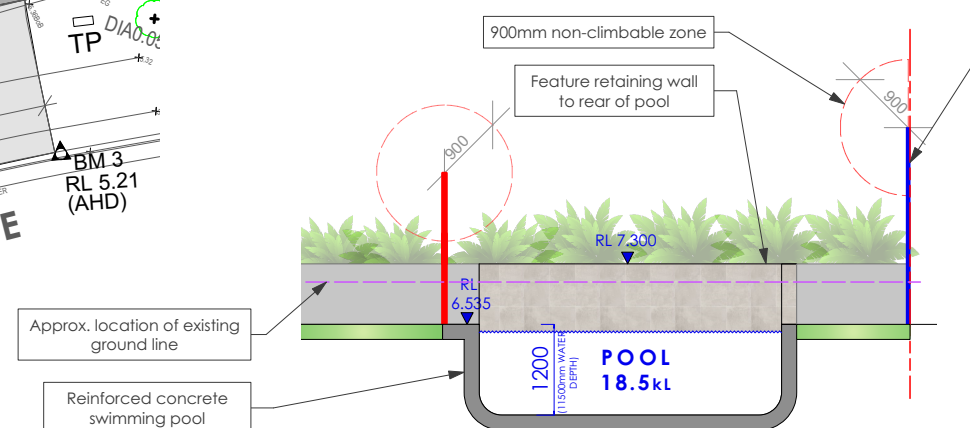




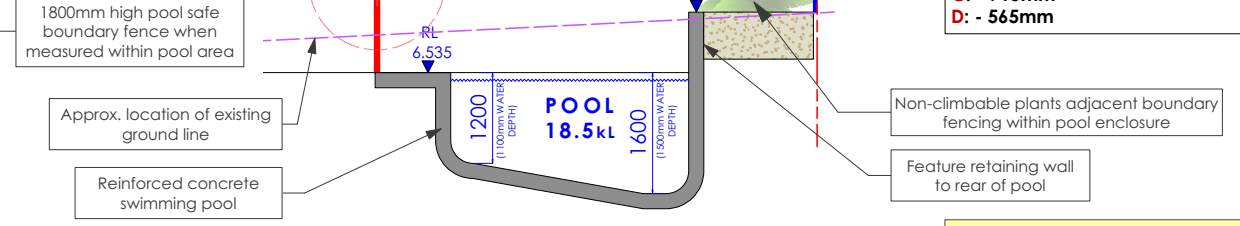
**SITE PLAN**  
SCALE 1:200



**POOL DETAIL PLAN**  
SCALE 1:100



**SECTION AA**  
SCALE 1:100



**SECTION BB**  
SCALE 1:100

(B) EASEMENT TO DRAIN WATER 2.5 WIDE (VIDE DP1206507)  
 (BB) EASEMENT TO DRAIN WATER 2.5 WIDE  
 (CC) EASEMENT TO DRAIN WATER 2 WIDE  
 (EE) EASEMENT FOR ACCESS, MAINTENANCE AND SUPPORT 0.9 WIDE  
 (HH) EASEMENT TO DRAIN WATER 1.5 WIDE

**LEGEND**

[Pattern]	Coloured Concrete
[Pattern]	Paving
[Pattern]	Pebble Mulch
[Pattern]	Lawn
[Pattern]	Gardens
[Line]	1800mm High Boundary Fencing
[Line]	1200mm High Pool Safe Fencing
[Pattern]	Masonry Retaining Wall
[Pattern]	Feature Retaining/Pool Wall

**northern beaches council**

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

**DA2021/0230**

**SITE CALCULATIONS**

	m <sup>2</sup>
<b>LOT AREA</b>	344.1 sq m
<b>SITE COVERAGE</b>	
GROUND LIVING AREA	96.1 sq m
GARAGE AREA	33.2 sq m
PORCH AREA	8 sq m
ALFRESCO	26 sq m
<b>TOTAL</b>	<b>163.3 sq m 47.45%</b>
<b>HARDSCAPE AREAS</b>	
DRIVEWAY AREA	28.1 sq m
CROSSOVER	0 sq m
CONCRETE PATHS	49.4 sq m
DECKING	11.6 sq m
<b>TOTAL (exc. crossover)</b>	<b>89.1 sq m 25.90%</b>
<b>FRONT LANDSCAPED AREA</b>	
LAWN AREAS	6.4 sq m
GARDEN AREAS	0 sq m
PEBBLE/GRAVEL AREAS	0 sq m
MULCH AREAS	0 sq m
<b>REAR LANDSCAPED AREA</b>	
LAWN AREAS	84.2 sq m
GARDEN AREAS	28.4 sq m
PEBBLE/GRAVEL AREAS	3.2 sq m
MULCH AREAS	0 sq m
<b>TOTAL LANDSCAPED AREA</b>	<b>122.1 sq m 35.50%</b>
<b>MINIMUM LANDSCAPE REQUIREMENT:</b>	<b>120.4 sq m 35%</b>

**POOL HEIGHTS ABOVE NATURAL GROUND**

<b>A:</b>	<b>- 565mm</b>
<b>B:</b>	<b>- 450mm</b>
<b>C:</b>	<b>- 715mm</b>
<b>D:</b>	<b>- 565mm</b>

**NOTE:** The swimming pool fence will be provided in accordance with AS1926.1-2012 and the Swimming Pools Act 1992

**General Notes:**

- All civil, structural and hydraulic work associated with this project shall be to consulting engineer's details.
- Exact location of site boundaries are to be confirmed on site prior to commencement of work.
- This plan is conceptual only and not for construction purposes.
- Any existing trees are to be protected in accordance with Council's Tree Preservation Order.



JOB NUMBER  
-----

DRAWING  
Swimming Pool & Retaining Wall Plan

SHEET  
01 of 01

CLIENT NAME  
Mr & Mrs Carragher

CLIENT SIGNATURE

SITE ADDRESS  
Lot 3, No. 73 Lorikeet Grove  
Warriewood 2102

SCALE  
1:200 & 1:100  
@ A3

**REVISIONS**

issue	description	date
A	SUBMISSION PLAN	23.02.21