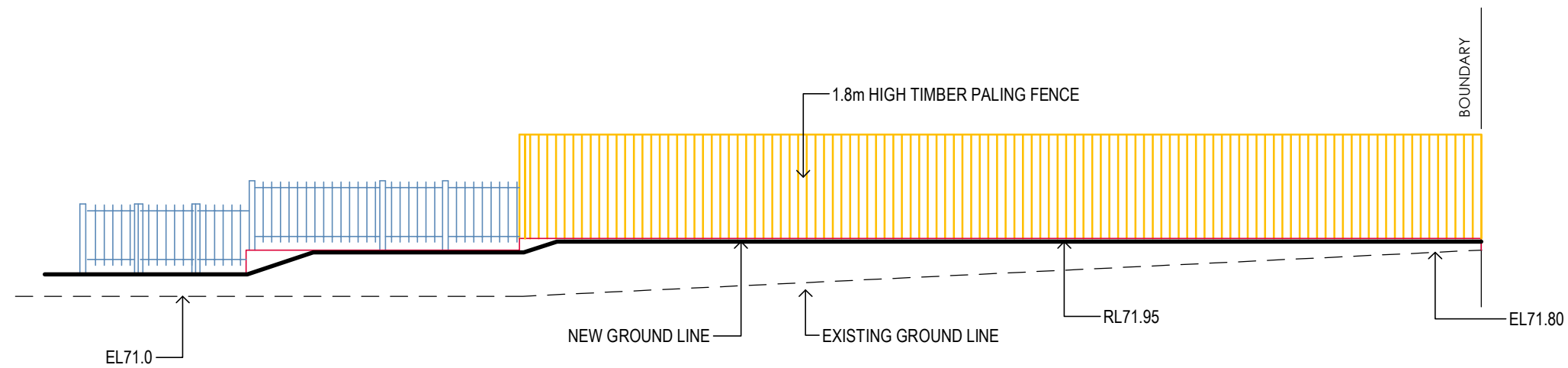
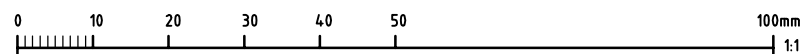


WEST ELEVATION AT FRONT FENCE TO BEACONVIEW STREET



SOUTH ELEVATION AT SECONDARY FRONT FENCE TO DOBROYD ROAD



**RIGHT ANGLE DESIGN  
& DRAFTING PTY LTD**

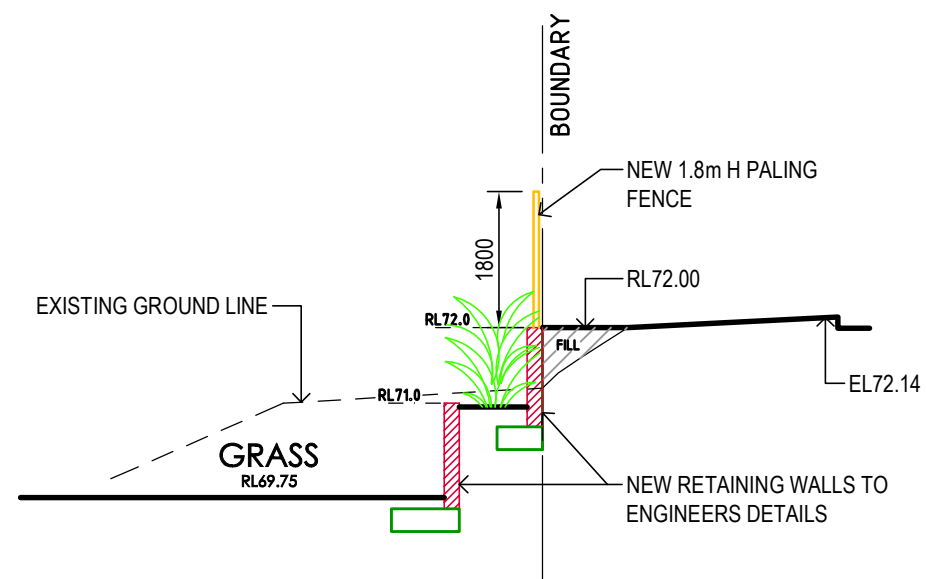
ROBYN GOOD  
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P.O. Box 1049 SURRY HILLS 2010  
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ABN: 70 150 745 556

REVISIONS:

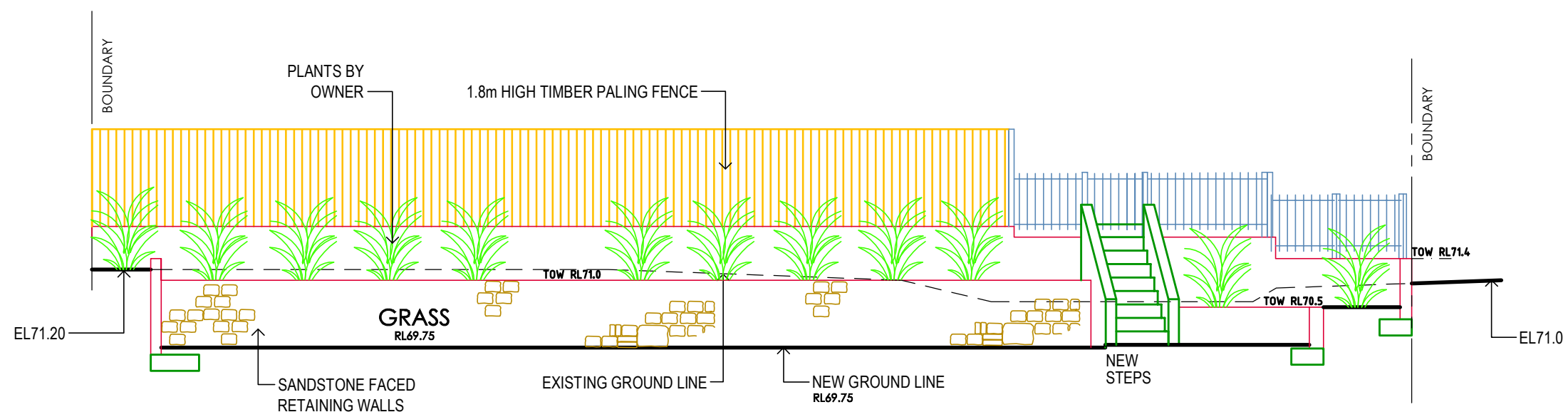
PROPOSED FENCES AND RETAINING WALLS  
JAGS SARAI  
LOT 13 SEC 24 DP758044  
No. 4 DOBROYD ROAD  
BALGOWLAH HEIGHTS 2093

DWG NAME  
ELEVATIONS AT FRONT FENCE

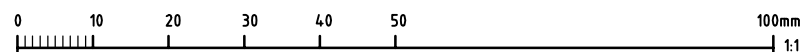
DATE	SCALE AT A3	JOB NUMBER	DWG NUMBER
OCT 19	1:100	RADD18078F	F2



**SECTION A-A**



**SECTION B-B**



**RIGHT ANGLE DESIGN  
& DRAFTING PTY LTD**

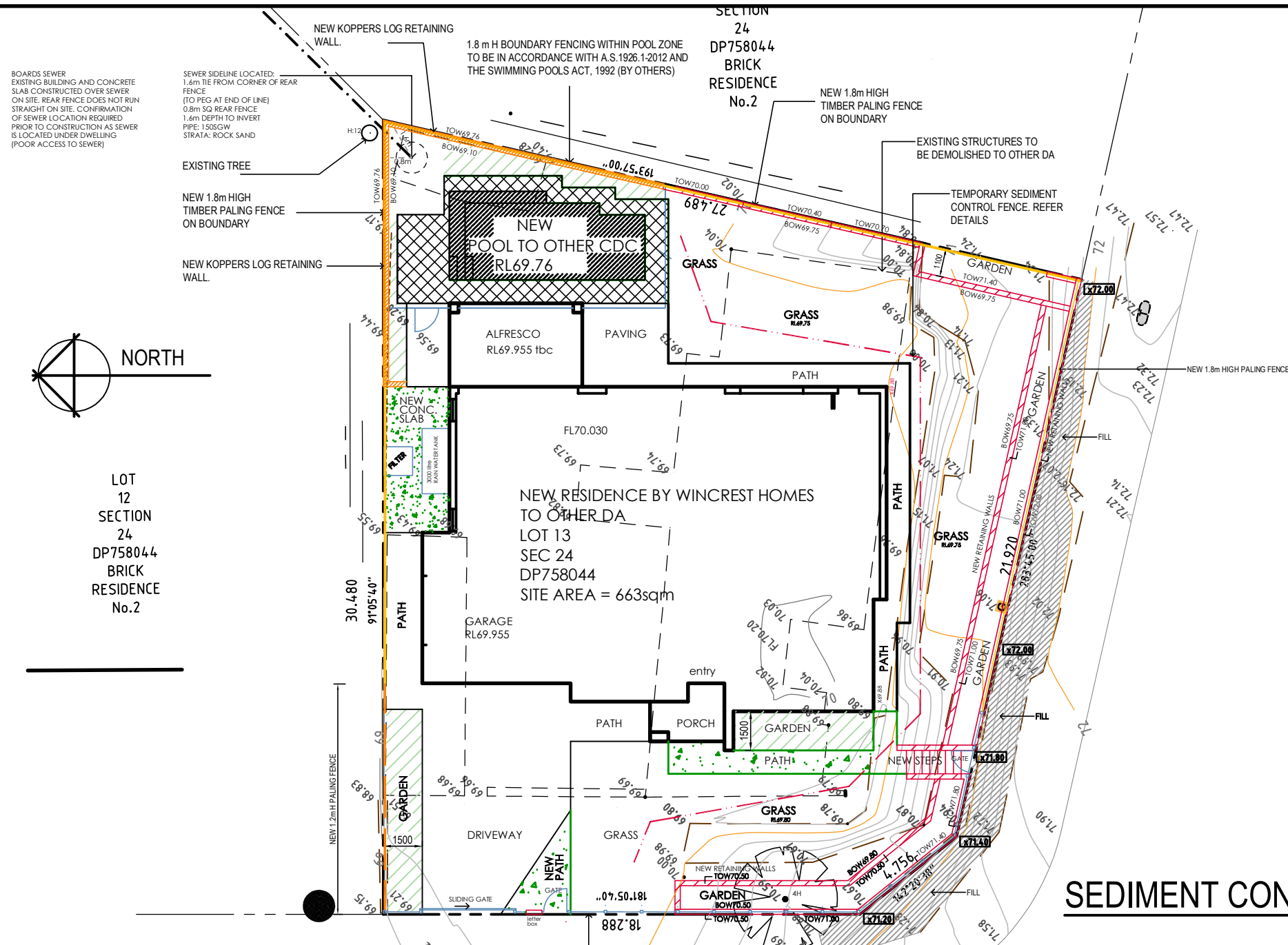
ROBYN GOOD  
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REVISIONS:

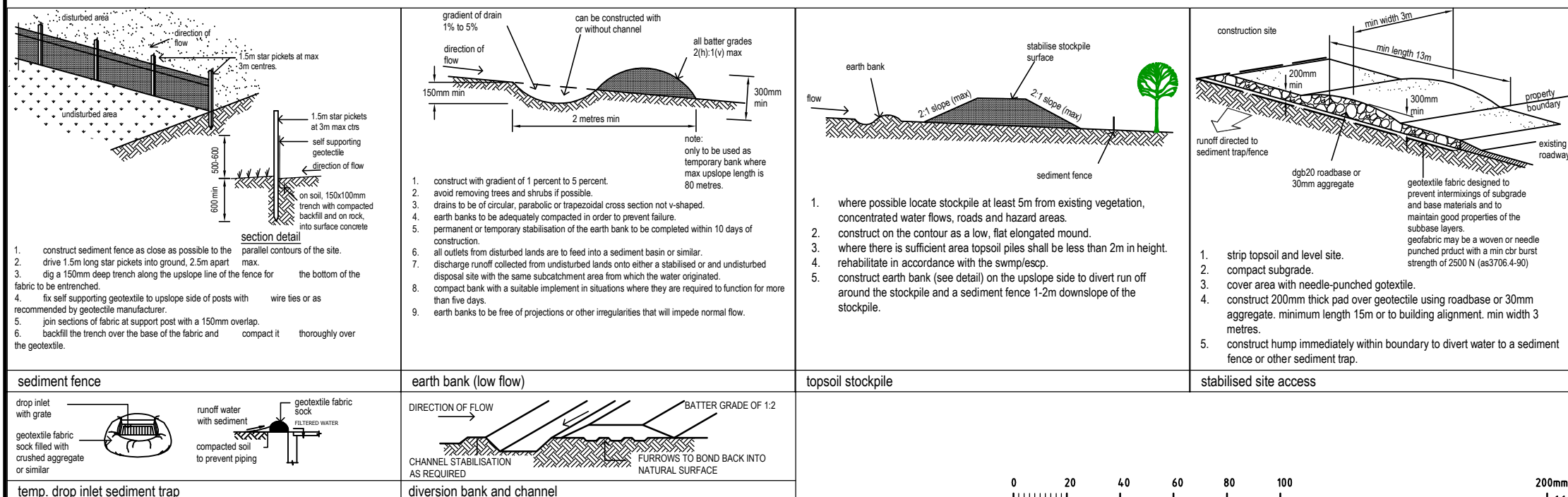
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DWG NAME  
SECTIONS

DATE	SCALE AT A3	JOB NUMBER	DWG NUMBER
OCT 19	1:100	RADD18078F	F3

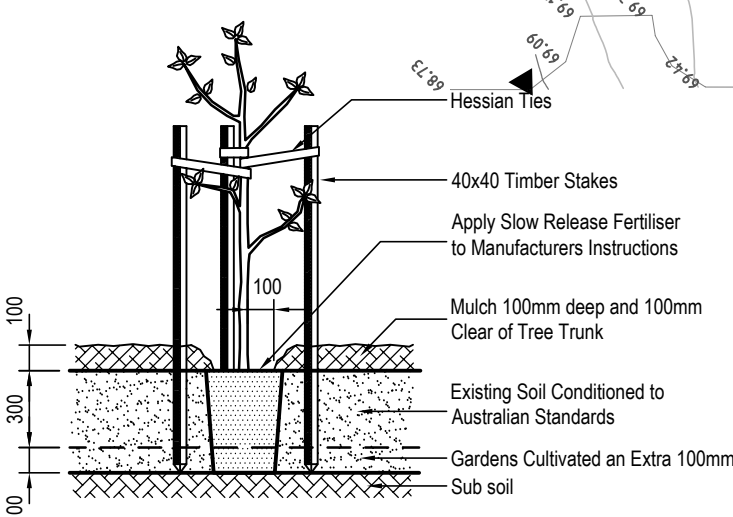
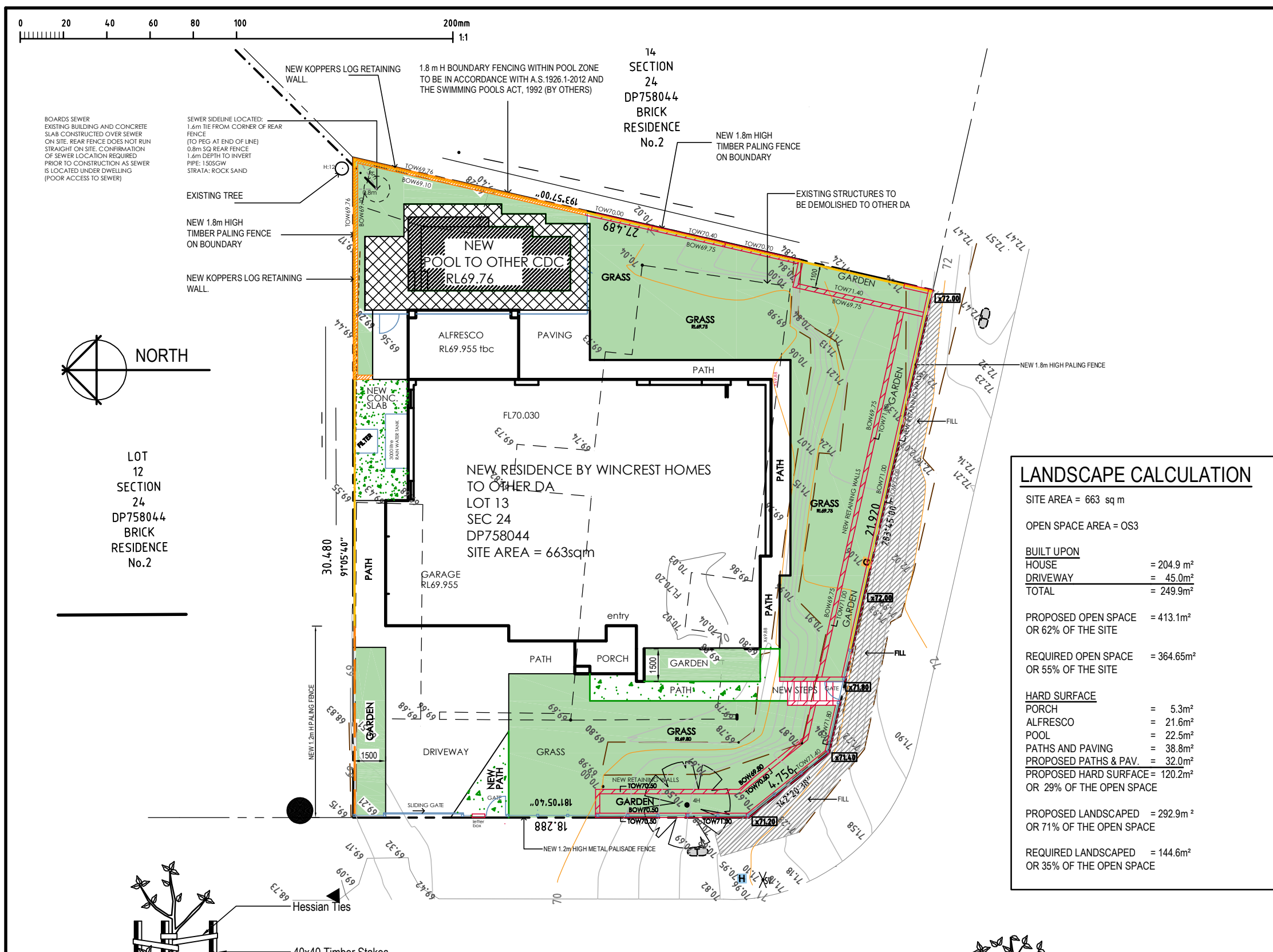


1. all works to be carried out in accordance with landcom publication -managing urban stormwater: soils and construction "the blue book".
2. site works will not start until the erosion and sediment control works outlined in clauses 2 to 4 below are installed and functional.
3. the entry to and departure of vehicles from the site will be confined to one stabilised point. sediment or barriers fencing will be used to restrict all vehicular movements to that point. stabilisation will be achieved by either:-
  - constructing a sealed driveway to the street,
  - constructing a stabilised site access or other suitable technique approved by council.
4. sediment fences and barrier fences shall be installed as shown.
5. topsoil from the work's area will be stripped and stockpiled for later use in landscaping the site if necessary. otherwise the excavation material is to be removed from site at the responsibility of the excavation contractor.
6. all stockpiles will be placed at least 2m clear of possible areas of concentrated water flow including driveways.
7. lands outside of the scope of works and on the footpath will not be disturbed during works except where essential eg. drainage works across footpath. where works are necessary they will be undertaken in such a way to minimise the occurrence of soil erosion, even for short periods. they will be rehabilitated (grassed) as soon as possible. stockpiles will not be placed on these lands and they will not be used as vehicle parking areas.
8. approved bins for building waste, concrete and mortar slurries, paints, acid washings and letter will be provided and arrangements made for regular collection and disposal.
9. guttering will be connected to the stormwater system or the rainwater tank as soon as possible.
10. topsoil will be respread and all disturbed areas will be stabilised within 20 working days of the completion of works.
11. all erosion and sediment controls will be checked at least weekly and after rain to ensure they are maintained in a fully functional condition.



	<h1 style="margin: 0;">RIGHT ANGLE DESIGN &amp; DRAFTING PTY LTD</h1> <p style="margin: 5px 0;">ROBYN GOOD HORTICULTURE CERT III ASSOC. DIPLOMA STRUCTURAL ENGINEERING NZCD ARCHITECTURAL DRAUGHTING</p> <p style="margin: 5px 0;">P.O.Box 1049 SURRY HILLS 2010 PH: 8399-0072 EMAIL: <a href="mailto:info@rightangledesign.com.au">info@rightangledesign.com.au</a> ABN: 70 150 745 556</p>		
<p style="font-size: 1.2em; margin: 0;">PROPOSED FENCES AND RETAINING WALLS</p> <p style="font-size: 1.2em; margin: 0;">JAGS SARAI</p> <p style="font-size: 1.2em; margin: 0;">LOT 13 SEC 24 DP758044</p> <p style="font-size: 1.2em; margin: 0;">No. 4 DOBROYD ROAD</p> <p style="font-size: 1.2em; margin: 0;">BALGOWLAH HEIGHTS 2093</p>			
<p style="margin: 0;">DWG NAME</p> <p style="font-size: 1.5em; margin: 10px 0;">SEDIMENT CONTROL PLAN</p>			
DATE	SCALE AT A3	JOB NUMBER	DWG NUMBER
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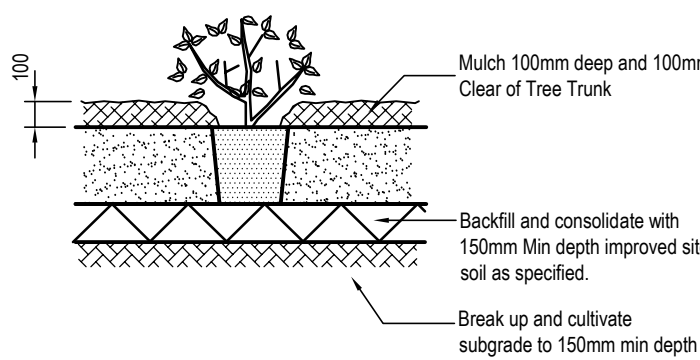




TYPICAL PLANTING DETAIL

## LANDSCAPE PLAN

■ DENOTES LANDSCAPED AREAS INCLUDED IN LANDSCAPED CALCULATIONS



TYPICAL SHRUB PLANTING DETAIL

LANDSCAPE CALCULATION	
SITE AREA = 663 sq m	
OPEN SPACE AREA = OS3	
<b>BUILT UPON</b>	
HOUSE	= 204.9 m <sup>2</sup>
DRIVEWAY	= 45.0m <sup>2</sup>
TOTAL	= 249.9m <sup>2</sup>
PROPOSED OPEN SPACE	= 413.1m <sup>2</sup>
OR 62% OF THE SITE	
REQUIRED OPEN SPACE	= 364.65m <sup>2</sup>
OR 55% OF THE SITE	
<b>HARD SURFACE</b>	
PORCH	= 5.3m <sup>2</sup>
ALFRESCO	= 21.6m <sup>2</sup>
POOL	= 22.5m <sup>2</sup>
PATHS AND PAVING	= 38.8m <sup>2</sup>
PROPOSED PATHS & PAV.	= 32.0m <sup>2</sup>
PROPOSED HARD SURFACE = 120.2m <sup>2</sup>	
OR 29% OF THE OPEN SPACE	
PROPOSED LANDSCAPED	= 292.9m <sup>2</sup>
OR 71% OF THE OPEN SPACE	
REQUIRED LANDSCAPED	= 144.6m <sup>2</sup>
OR 35% OF THE OPEN SPACE	

## LANDSCAPE NOTES:

Check boundaries, levels, dimensions and locate services on site prior to starting work.

Clear site of any builders rubbish and set up erosion and sediment control as per councils requirements.

Protect any trees to be retained to council requirements.

Grade site to achieve proposed final grades. Cultivate sub grade to a depth of 300mm.

Stockpile soil if suitable for reuse or provide landscape soil th meets Australian Standards to replace site top soil.

Install plant material as per plan. Keep planting areas moist, stake plants as required and 'water in'. Fertilise exotic plants with Osmocote 'Plus' 8-9 month slow release fertiliser and native plants with Osmocote zero Phosphorus 5-6 month slow release. Apply as per manufacturer's instructions.

Gardens are to be mulched to a 75mm depth using Native Le Litter Mulch or wood chip that meets Australian Standards.

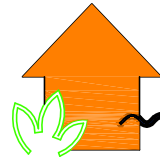
Keep mulch clear of all plant stems.

Level turf areas and spread lawn food as per manufacturers instructions. Lay turf, water well and roll with turf roller. Keep moist at all times.

Fill gaps and depressions with sand and allow 4 weeks before cutting.

Paving to be laid on compacted surface of 50mm sand beddir on 100mm compacted fine crushed rock. Ensure ground belo is also compacted. Check paving and setout prior to laying.

Retaining walls and concrete driveways / paths to engineers details.



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**LANDSCAPE PLAN**

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