

SITE CALCULATIONS

SITE LOT SIZE	287.4m²
FRONT SETBACK - DWELLING	4.5m² UNCHANGED
SIDE SETBACK SOUTH	.3m² UNCHANGED
SIDE SETBACK NORTH	1.3m² UNCHANGED
REAR SETBACK - DWELLING	6.7m² UNCHANGED
BUILDING HEIGHT EXISTING	7.41m
BUILDING HEIGHT PROPOSED	8.41m
OPEN SPACE EXISTING	135m² (46.9%) UNCHANGED
OPEN SPACE PROPOSED	135m² (46.9%) UNCHANGED
DEEP SOIL AREA EXISTING	17.5m² (6%)
DEEP SOIL AREA PROPOSED	57.3m²(19%)
FLOOR SPACE RATIO	198.6m²(.69:1) UNCHANGED

TYPICAL SKIP BIN SIZE TO BE USED

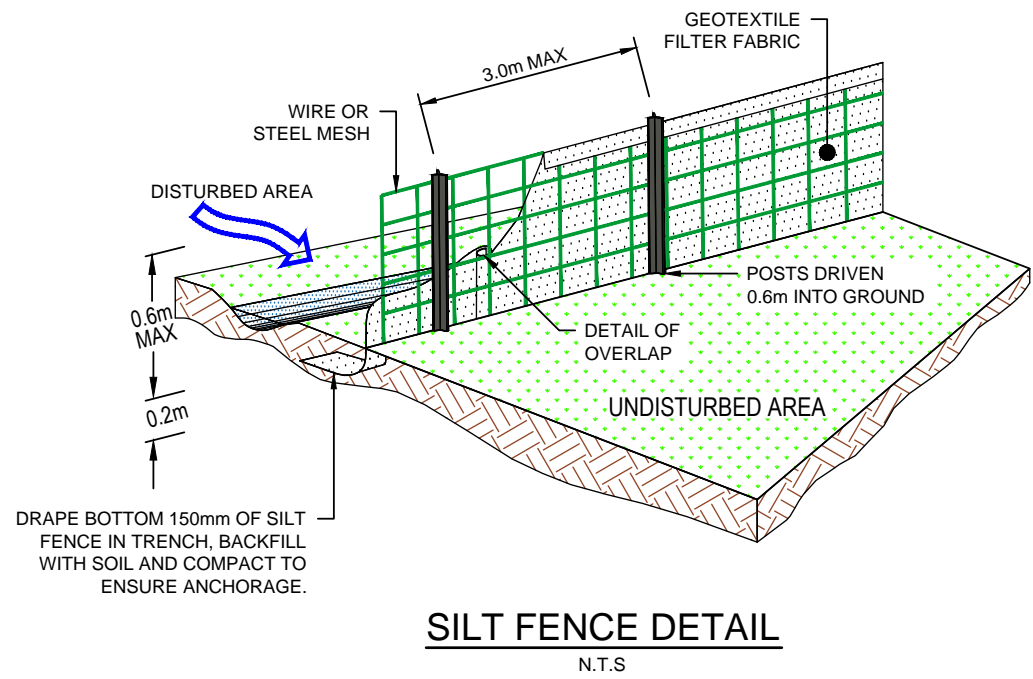
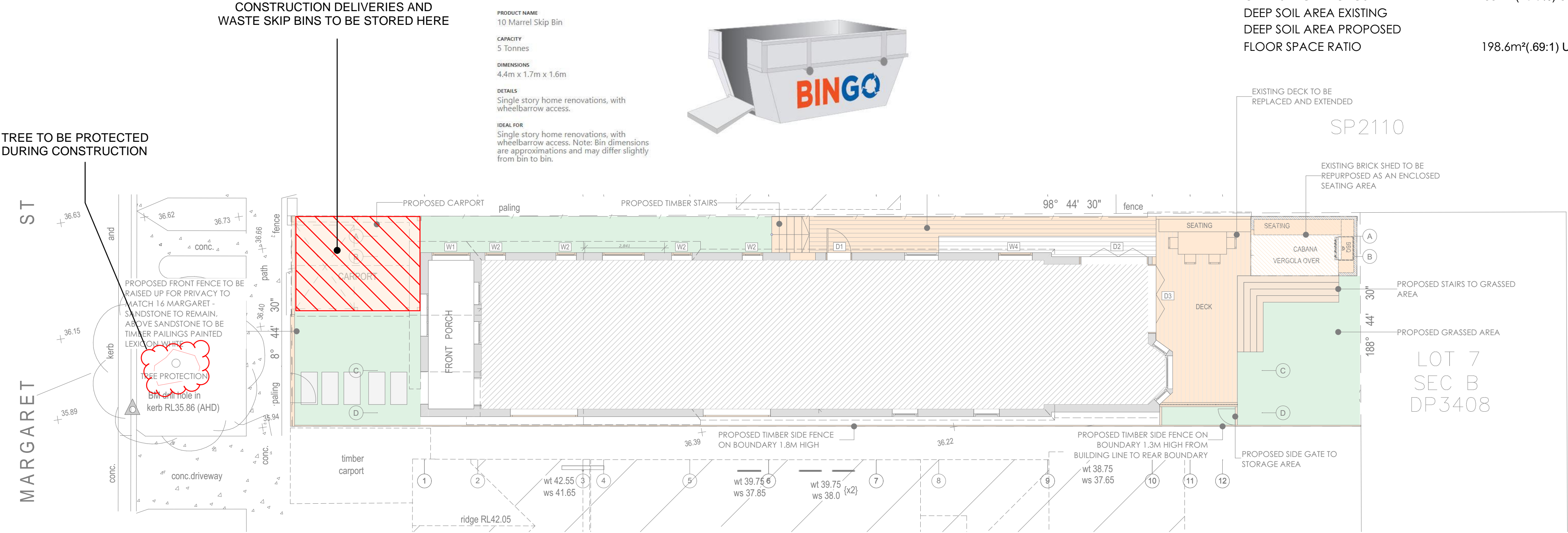
PRODUCT NAME
10 Marrel Skip Bin

CAPACITY
5 Tonnes

DIMENSIONS
4.4m x 1.7m x 1.6m

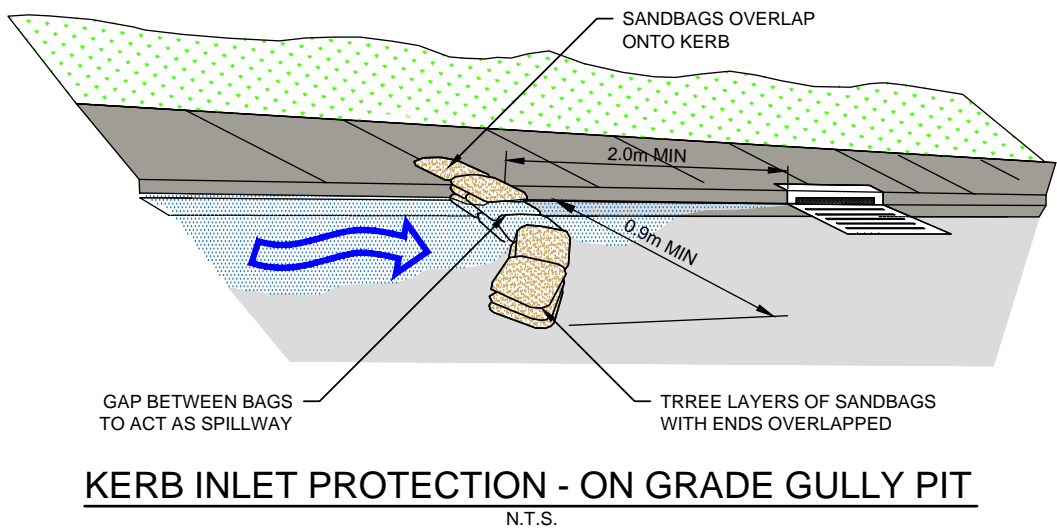
DETAILS
Single story home renovations, with wheelbarrow access.

IDEAL FOR
Single story home renovations, with wheelbarrow access. Note: Bin dimensions are approximations and may differ slightly from bin to bin.



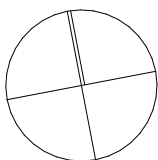
SILT FENCE DETAIL
N.T.S.

- SILT FENCE NOTES**
1. FILTER CLOTH TO BE FASTENED SECURELY TO POSTS WITH GALVANISED WIRE TIES, STAPLES OR ATTACHMENT BELTS.
 2. POSTS SHOULD NOT BE SPACED MORE THAN 3.0m APART.
 3. WHEN TWO SECTIONS OF FILTER CLOTH ADJOIN EACH OTHER, THEY SHALL BE OVERLAPPED BY 150mm & FOLDED.
 4. FOR EXTRA STRENGTH TO SILT FENCE, WOVEN WIRE (14mm GAUGE, 150mm MESH SPACING) TO BE FASTENED SECURELY BETWEEN FILTER CLOTH & POSTS BY WIRE TIES OR STAPLES.
 5. INSPECTIONS SHALL BE PROVIDED ON A REGULAR BASIS, ESPECIALLY AFTER RAINFALL & EXCESSIVE SILT DEPOSITS REMOVED WHEN "BULGES" DEVELOP IN SILT FENCE.
 6. SEDIMENT FENCES SHALL BE CONSTRUCTED WITH SEDIMENT TRAPS & EMERGENCY SPILLWAYS AT SPACING NO GREATER THAN 40m ON FLAT TERRAIN DECREASING TO 20m SPACING ON STEEP TERRAIN.



KERB INLET PROTECTION - ON GRADE GULLY PIT
N.T.S.

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COMPLETETRADE

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All works to be in accordance with Building Code of Australia, Australian Standards, and with manufacturers recommendations and instructions. Do not scale off this drawing, use figured dimensions only. Verify all dimensions on site prior to construction. This drawing is copyright and may not be used without written consent.

DOWNES RESIDENCE
18 MARGARET STREET
NEW SOUTH WALES
1 / D.P.953749

ISSUE	DESCRIPTION	DATE
B	DEVELOPMENT APPLICATION	31/03/2022
DRAWN	NF	
ID	: A.02.2	
SCALE	: 1:100	
DRAWING	WASTE MANAGEMENT PLAN	