

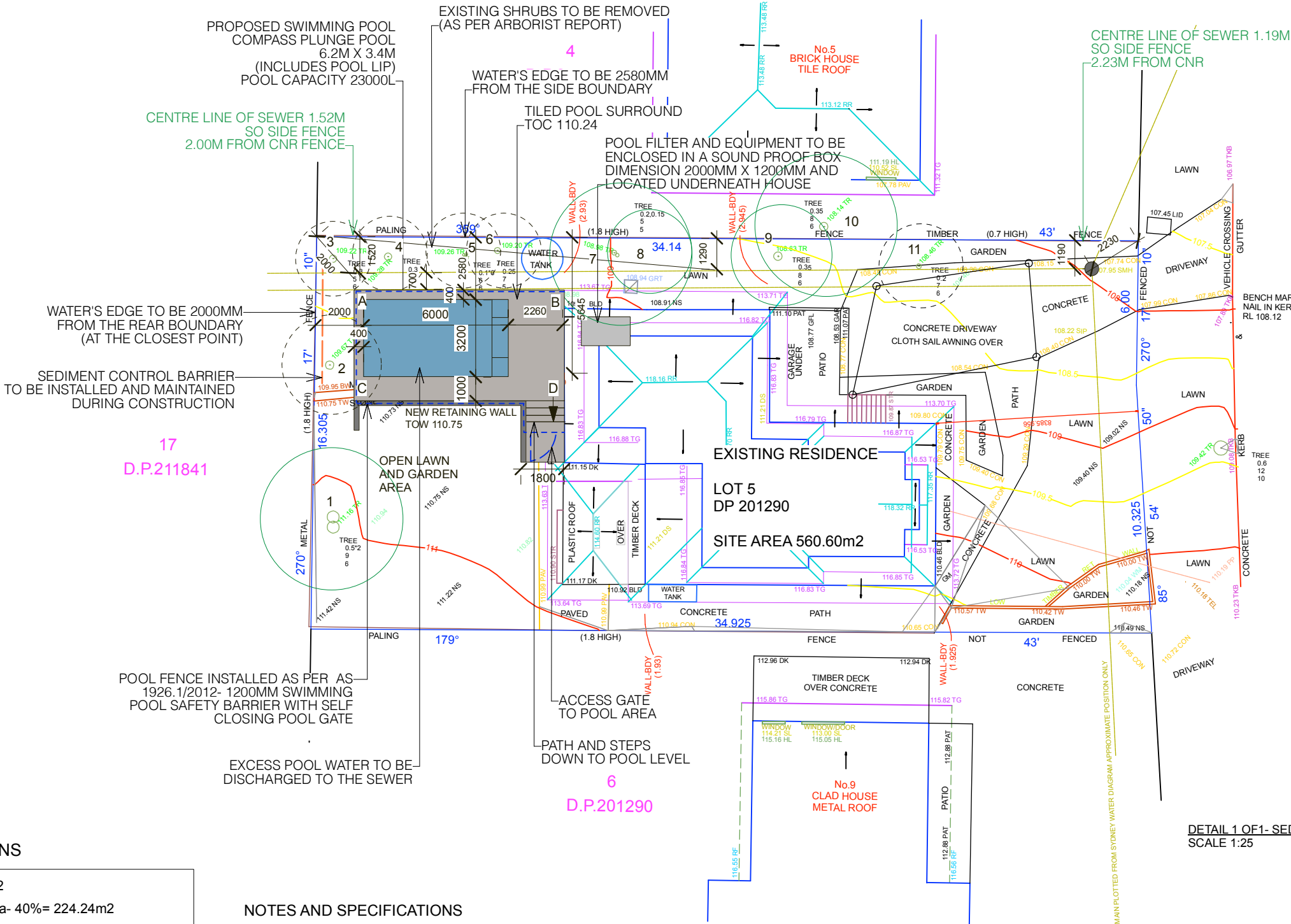
SITE PLAN

7 Lanai Place, Beacon Hill



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

DADA2021/2295



EXISTING GROUND LEVELS

- A- EGL- 109.35
- B- EGL- 108.98
- C-EGL- 110.75
- D-EGL- 110.49

SITE CALCULATIONS

Total site area= 560.60m2
Required landscaped area- 40%= 224.24m2
Total existing hard space = 288.30m2
(includes house, driveway, garage, areas less than 1m wide)
Percentage (%) of existing hard space= 51%
Existing hard surface to be removed= nil
Proposed new (hard surface) works=44m2
(including pool, surrounds and area less than 1.0m wide)
Total new hard space
(including proposed works)=332.30m2 (or 59%)
Total landscape area=228.30m2 (required- 224.24m2)

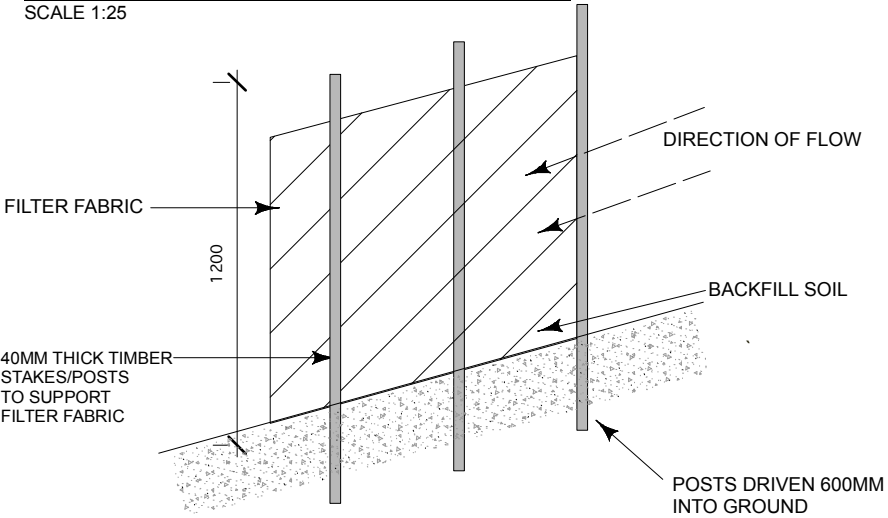
NOTES AND SPECIFICATIONS

POOL AND POOL FENCING
Installation of pool shell and surrounds to be done in accordance with manufacturers specifications and details
Installation of pool fencing to be in accordance with The Swimming Pools Act 1992 and AS 1926- the pool fence shall be not less than 1.2m all the way around with a self closing gate.
No ancillary structures not immediately associated with the swimming pool, must be kept within the pool fenced area
It is the property owner's responsibility to ensure the fence is maintained and the self closing pool gate is in good working order

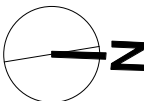
SITE NOTES

DIMENSIONS AND LEVELS- UNLESS A CURRENT FULL SITE SURVEY HAS BEEN PROVIDED, DIMENSIONS AND MEASUREMENTS ARE INDICATIVE ONLY, AND MUST BE CONFIRMED ON SITE. MINOR ALTERATIONS MAY BE REQUIRED DEPENDING ON SITE VARIATIONS
POOL FILTER EQUIPMENT- MUST BE LOCATED WITHIN SIX (6) METRES OF THE SWIMMING POOL AND MUST BE COVERED IN A SOUND PROOF BOX

DETAIL 1 OF1- SEDIMENT AND EROSION CONTROL BARRIER SCALE 1:25



LANDSCAPER DESIGNER
LANDSCAPE DESIGN BY JACQUI RAY
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- NOTES
- 1. Drawing not suitable for construction purposes.
 - 2. Do not scale from drawings- use written dimensions only.
 - 3. Contractor to verify location of all pipes and services prior to starting Works.
 - 4. All Works to carried out in accordance with the BCA.
 - 5. DA approved plans are required to be constructed as approved to obtain occupancy certificate.
 - 6. Plans are protected by Copyright Laws. No plan or part thereof may be used, copied or reproduced in any way without the prior written permission of Dig This

PROJECT
SWIMMING POOL AND SURROUNDS
LOCATION
**RICHARDS RESIDENCE
7 LANAI PLACE
BEACON HILL**

DRAWN
JR
TITLE
SITE PLAN

SCALE
1:200@A3
DATE
12/11/21

DWG NO
1 of 2

REV
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SECTION/ELEVATION PLAN

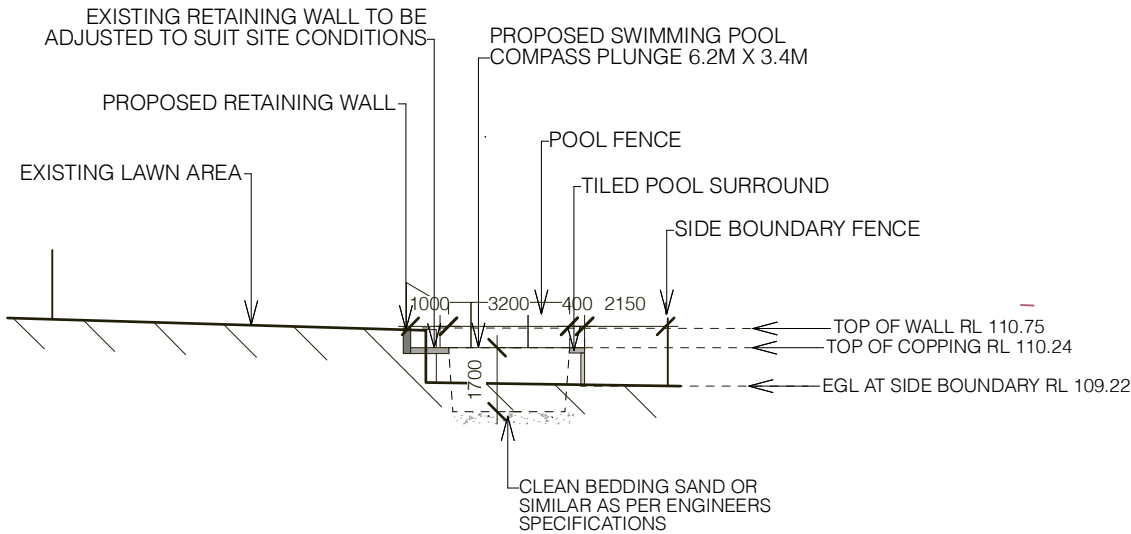
7 Lanai Place, Beacon Hill



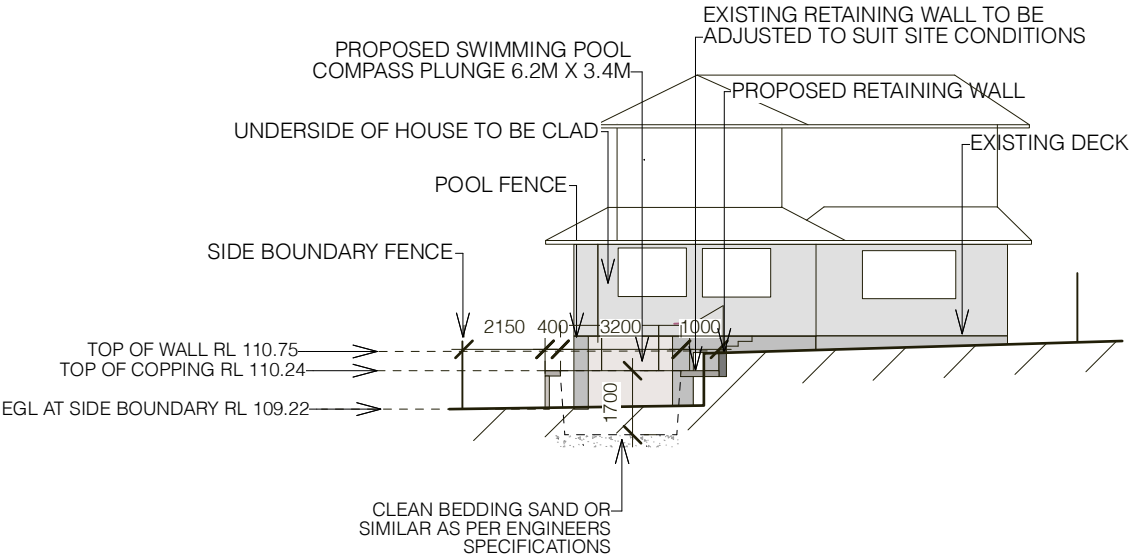
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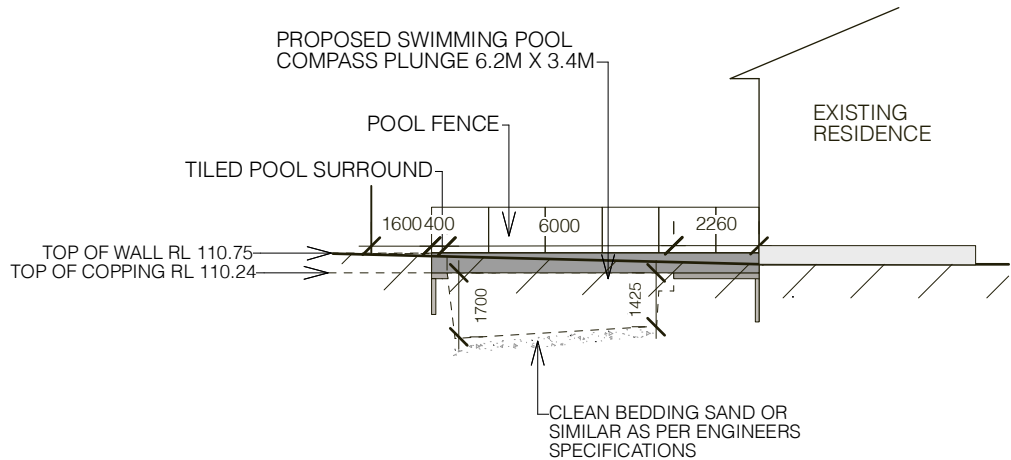
SWIMMING POOL- NORTHERN SECTION



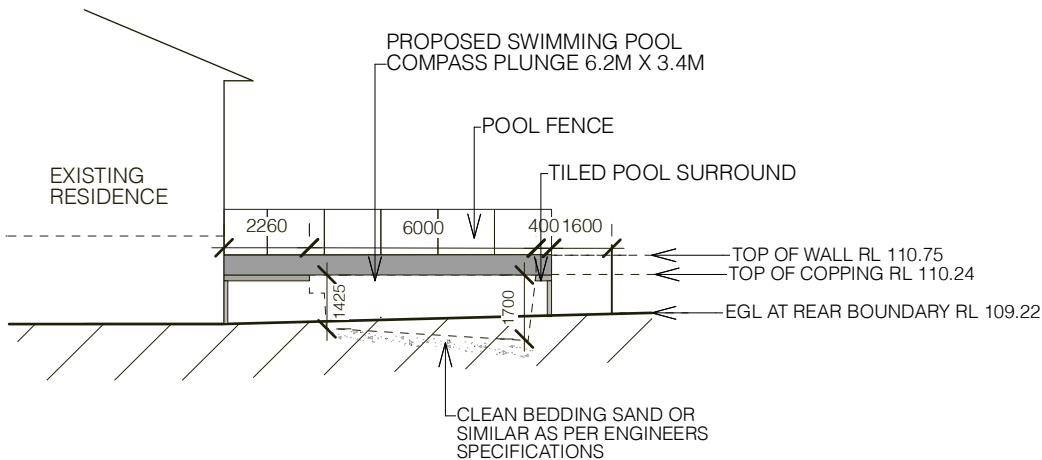
SWIMMING POOL -SOUTHERN ELEVATION



SWIMMING POOL- NORTHERN SECTION



SWIMMING POOL- SOUTHERN SECTION



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		LOCATION RICHARDS RESIDENCE 7 LANAI PLACE BEACON HILL	TITLE SECTION/ELEVATION PLAN				