

ELEMENT	DESCRIPTION
ROOF SHEETING	EXISTING STEEL SHEET ROOF SHEETING TO REMAIN
WALL LINING	EXISTING WALL LINING TO REMAIN
WINDOVS AND DOORS	EXISTING WOOD FRAME WINDOVS AND DOORS TO REMAIN
FLOOR FINISH	EXISTING FLOOR FINISH TO REMAIN
CEILING FINISH	EXISTING CEILING FINISH TO REMAIN
PAINT	EXISTING PAINT TO REMAIN
NEW PAINT	NEW PAINT TO BE APPLIED TO EXISTING SURFACES
NEW FLOORING	NEW FLOORING TO BE INSTALLED IN LIVING AND KITCHEN AREAS
NEW CEILING	NEW CEILING TO BE INSTALLED IN LIVING AND KITCHEN AREAS
NEW WALLS	NEW WALLS TO BE CONSTRUCTED IN GARAGE AREA
NEW ROOF	NEW ROOF TO BE CONSTRUCTED IN GARAGE AREA
NEW FLOOR	NEW FLOOR TO BE CONSTRUCTED IN GARAGE AREA
NEW DOORS	NEW DOORS TO BE INSTALLED IN GARAGE AREA
NEW WINDOWS	NEW WINDOWS TO BE INSTALLED IN GARAGE AREA
NEW LIGHTING	NEW LIGHTING TO BE INSTALLED IN GARAGE AREA
NEW VENTILATION	NEW VENTILATION TO BE INSTALLED IN GARAGE AREA
NEW INSULATION	NEW INSULATION TO BE INSTALLED IN GARAGE AREA
NEW FINISHES	NEW FINISHES TO BE INSTALLED IN GARAGE AREA

SITE NOTES.
 SITE AREA 626.07[±]
 EXIST. FLOOR AREA 35.07[±]
 NEW FLOOR AREA 197.407[±]
 P.S.N. 0.52 TO 1.0

SCANNED
 11 OCT 2007
 PITTSWATER COUNCIL

DRAWING PREPARED BY
 A. B. [Signature]
 10.9.2007

PROPOSED ALTERATIONS
 AND ADDITIONS TO
 143 RAINGE ALFRED RD.
 NEWPORT FOR
 MARIUS N. WILLS.

WORKING
 DRAWING.

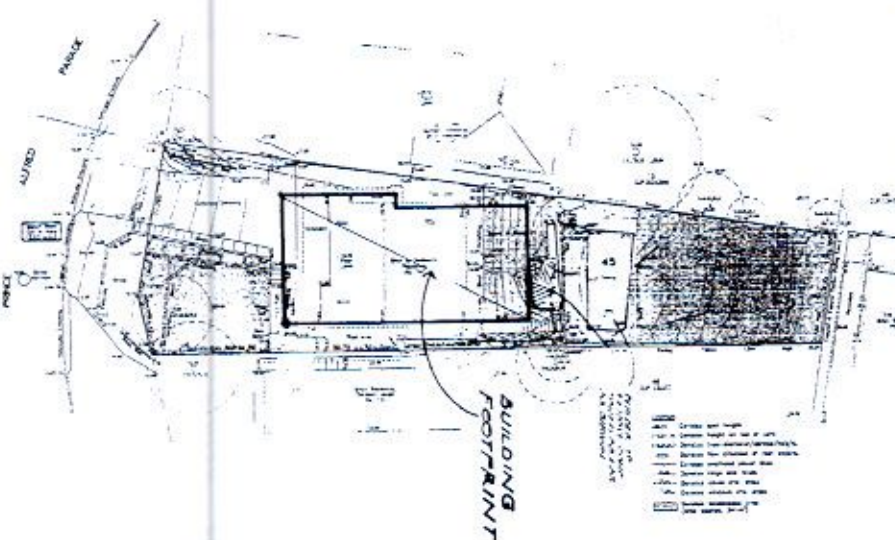
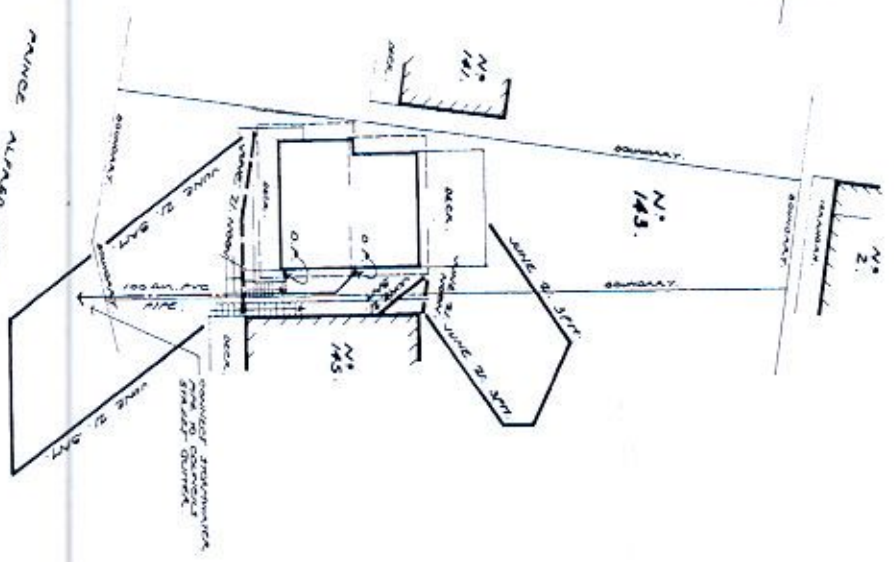
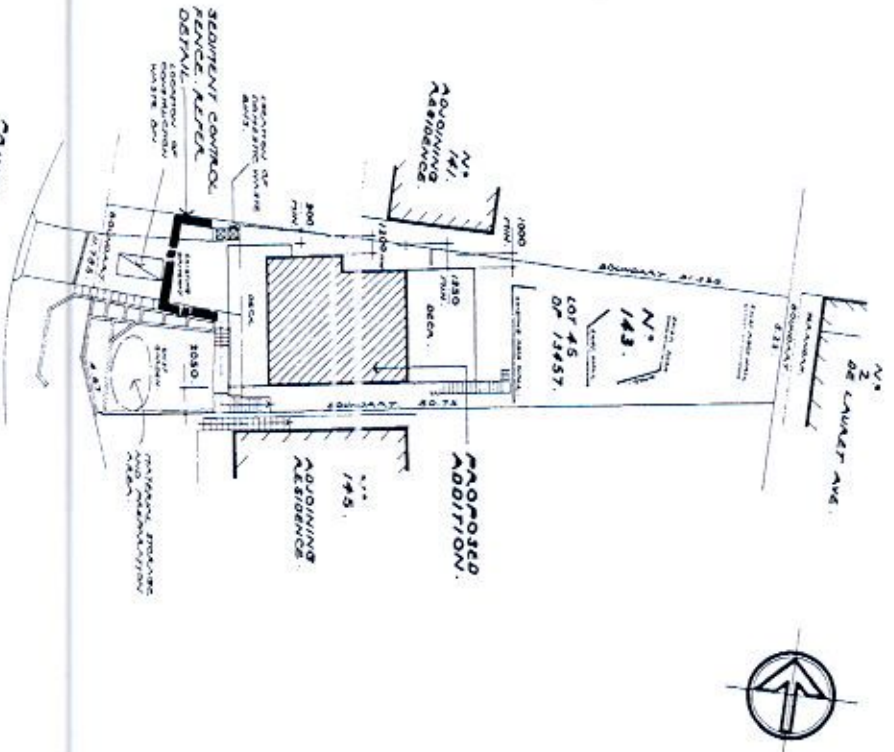
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SITE CONTROL CALCULATIONS.			
SUBJECT	DEVELOPMENT CONTROL	PROPOSED OUTCOME	CONTROL
SITE AREA	NOT APPLICABLE	626.017 ²	YES.
LANDSCAPE AREA	575.07 ² (60%)	577.2017 ² (60%)	YES.
BUILDING HEIGHT	10 FT.	9.917 ²	YES.
BUILDING SETBACKS	FRONT 6.80 FT ² SIDE WALL 4.0 FT ² REAR 5.75 FT ²	9.517 ² 2.0 FT ² / 5 FT ² (VARIABLE)	YES. NO.
BUILDING ENVELOPE	8.5 FT ²	28.017 ²	YES.
SITE COVERAGE	280.417 ² (40%)	249.017 ²	NO.

NOTE A
 UNIMPROVED AREA CALC. BASED ON THE FOLLOWING MEAS. 30 FT x 30 FT 200'0" CLOSING
 * 30.017 x 30.017 = 900.50
 * 28.017 x 30.017 = 840.81
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 * 28.017 x 30.017 = 840.81



TYPICAL SEGMENT CONTROL FENCE DETAIL.

DRAWING PREPARED BY
 P. DULLEN (AIA DESIGNER)
 10.03.2007

PROJECT:
 PROPOSED ALTERATIONS
 AND ADDITIONS TO
 143 PAINCE ALFRED RD.
 NEWPORT FOR
 MATHIAS N. WILLS.

ARCHITECT:
 ALL WALLS P/L
 14 PAINCE ALF RD. 0714 787 280
 14 PAINCE ALF RD. 99774/155

DATE	BY	NO.
07/07	ADP	1
1/200	ADP	2
3/200	ADP	3