

**LANDSCAPED AREA**

SITE AREA	= 663.9m <sup>2</sup> (by survey)
REQUIRED LANDSCAPED AREA	= 50.0% OR 331.95m <sup>2</sup>
EXISTING LANDSCAPED AREA	= 75.5% OR 501m <sup>2</sup>
PROPOSED LANDSCAPED AREA	= 52.5% OR 349m <sup>2</sup>

THEREFORE PROPOSAL IS COMPLIANT.

**NOTES**

**FINISHES LEGEND**

RC	REINFORCED CONCRETE
SR	STEEL ROOFING
MC	METAL CLADDING
TD	HARDWOOD DECKING

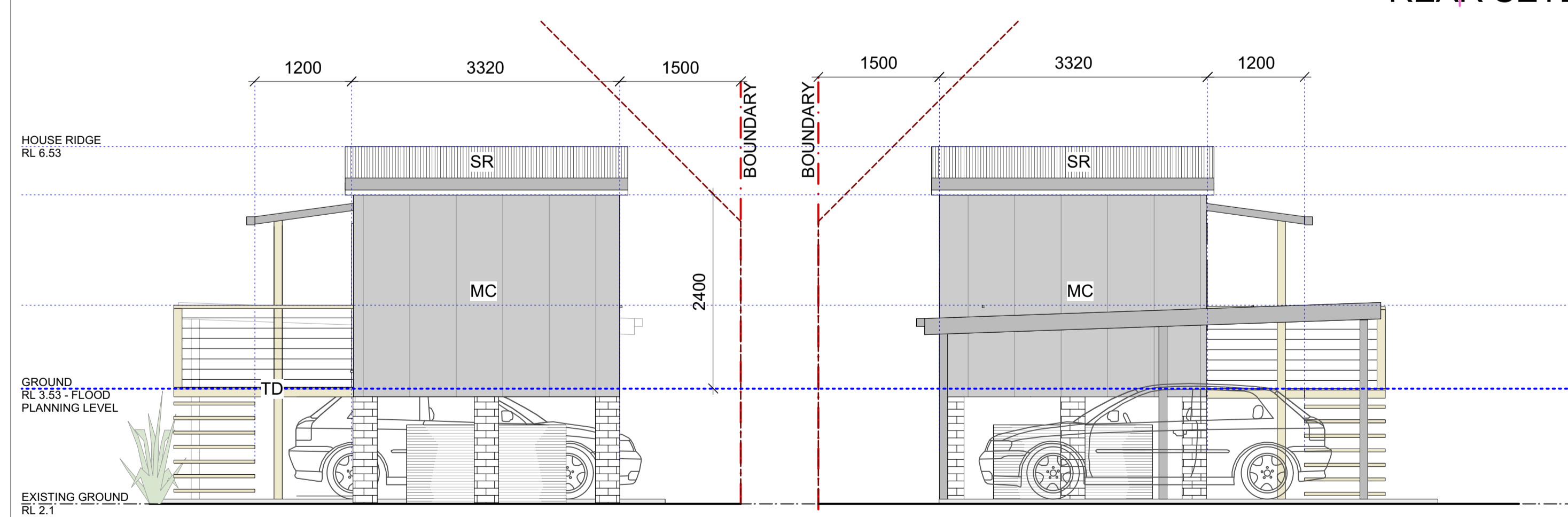
- GENERAL:**
- ALL LEVELS IN ACCORDANCE WITH AHD
  - ALL WORK TO BE IN ACCORDANCE WITH DEVELOPMENT APPROVAL, CC AND ANY SUBSEQUENT AMENDMENTS.
  - A COPY OF APPROVALS IS TO BE KEPT ON SITE DURING CONSTRUCTION
  - ALL BUILDING WORK IN ACCORDANCE WITH BCA 2015, COUNCIL CODES AND ALL RELEVANT AUSTRALIAN STANDARDS - INCLUDING, BUT NOT LIMITED TO:
    - AS 1288 - GLASS INSTALLATIONS
    - AS 1684 - LIGHT TIMBER FRAMING CODE
    - AS 1742 - MANUAL OF UNIFORM TRAFFIC CONTROL DEVICES
    - AS 2047 - 1999 - SELECTION AND INSTALLATION OF WINDOWS
    - AS 2870 - 1996 - RESIDENTIAL SLABS AND FOOTINGS
    - AS/NZS 2890 - OFF STREET CAR PARKING
    - AS/NZS 3000 - 2007 - WIRING RULES
    - AS/NZS 3500.5:2000 - PLUMBING AND DRAINAGE
    - AS 3610 - FORMWORK FOR CONCRETE
    - AS 3660.1 - 2000 - TERMITES MANAGEMENT
    - AS 3700-2001 - MASONRY STRUCTURES
    - AS 3740 - WATERPROOFING OF WET AREAS
    - AS 3786 - SMOKE ALARMS
    - AS 4100 - 1996 - STEEL STRUCTURES
    - AS 4282-1997 - CONTROL OF THE OBTRUSIVE EFFECTS OF OUTDOOR LIGHTING
    - AS 4970-2009 ' PROTECTION OF TREES ON DEVELOPMENT SITES'

**DA ISSUE**  
NOT FOR CONSTRUCTION

PROJECT NAME: <b>GAINFORTH GRANNY FLAT</b> ADDRESS: <b>5 THE CRESCENT, NTH NARRABEEN, NSW 2101</b> CLIENT: <b>WARWICK GAINFORTH</b>	DRAWING NAME: <b>SITE ANALYSIS</b>	LEGENDS AND MATERIALS	SURVEYOR: HAS LAND SURVEYORS PTY LTD TOWN PLANNER: VAUGHAN MULLIGAN DEVELOPMENT CONSULTING PTY LTD FLOOD PLANNER: HYTEN ENGINEERING PTY LTD	CAD FILE: 191015 5 THE CRESCENTVWX SCALE: 1:200 @ A3 PROJECT NUMBER: 191015 ISSUE: DATE: DESCRIPTION: BY: CHK: DATE: FEB 2020	PHASE: DA DRAWING NO: <b>DA - 01</b> ISSUE:	<b>SITE INFORMATION ;</b> - LOT 16 SEC 4 in D.P. 6462 - SITE AREA : 663.9m <sup>2</sup> - LOCAL GOVERNMENT : NORTHERN BEACHES (PITTWATER)
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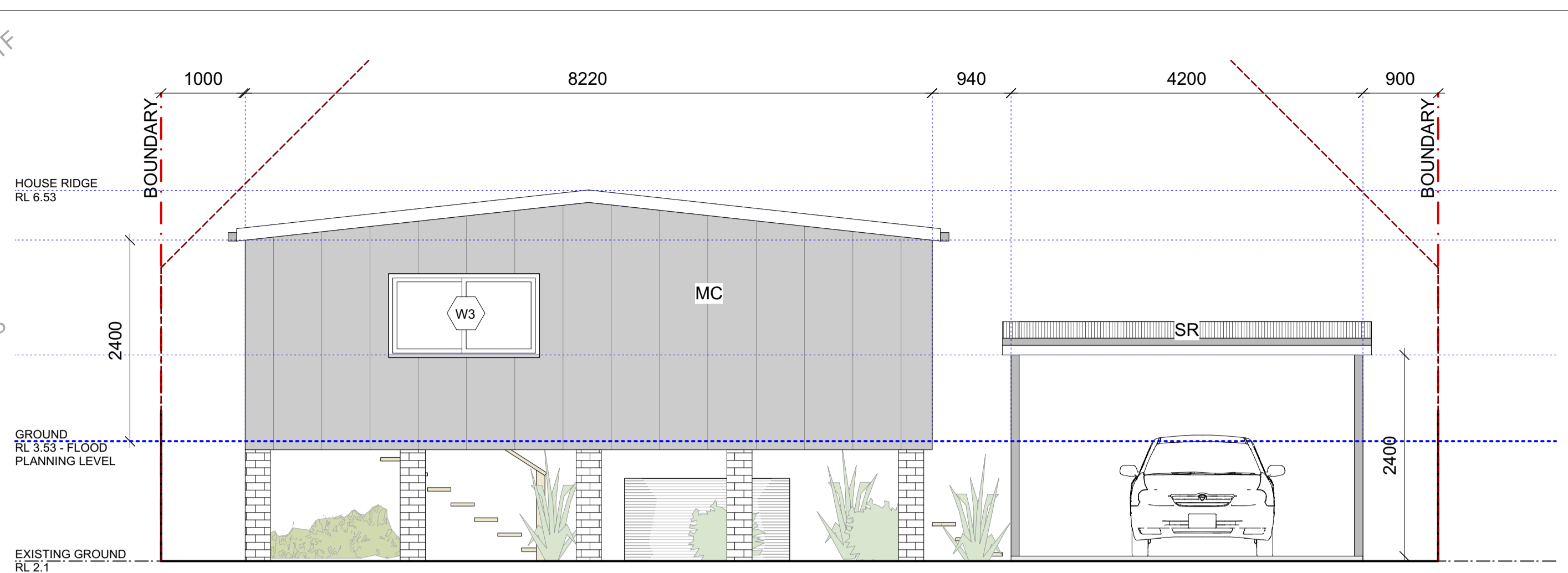


DA2-01 GROUND FLOOR PLAN

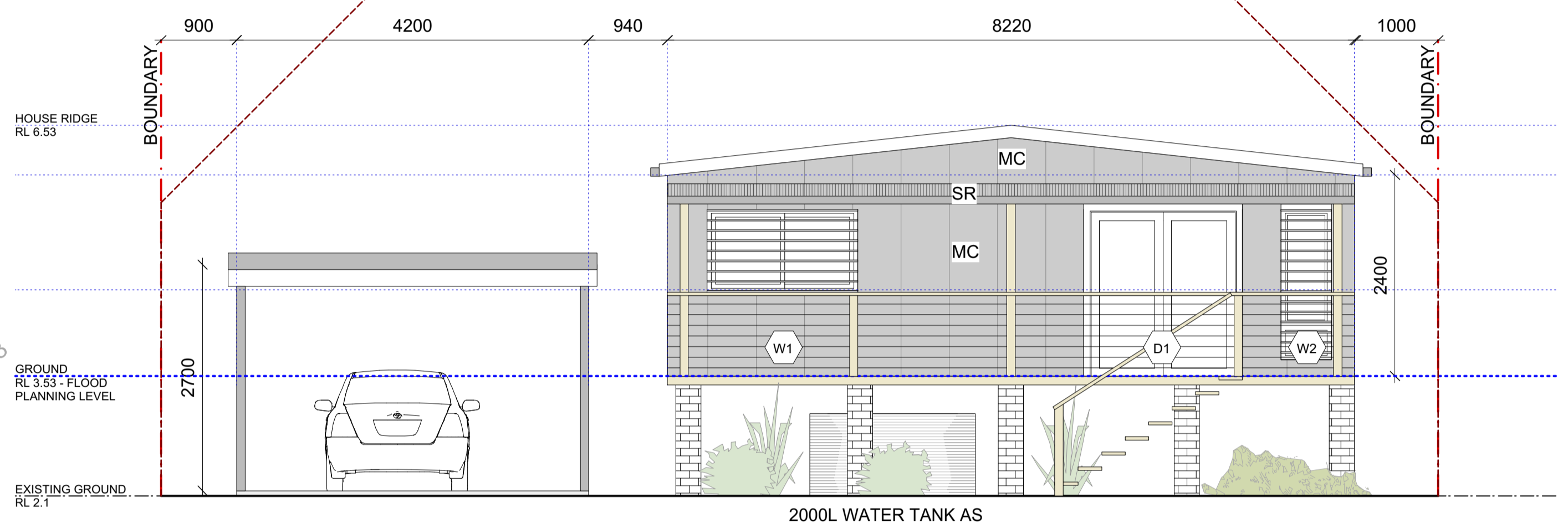


DA2-04 SOUTHERN ELEVATION

DA2-05 NORTHERN ELEVATION



DA2-02 EASTERN ELEVATION



DA2-03 WESTERN ELEVATION

**NOTES**

**FINISHES LEGEND**

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- MC METAL / FC CLADDING
- TD HARDWOOD DECKING

**GENERAL:**

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**BASIX SPECIFICATIONS**

- WATER:**
- MIN 2000L Rainwater Tank
  - Roof Collection area : 50m2
  - Rainwater re-used in Garden Tap (x1) and Toilets
  - Showers : 3', Taps : 4', Toilets 4'
  - Min 50m2 Low Water Use Species

**THERMAL COMFORT OPTIONS:**

- Insulation blanket (55mm + foil) to underside of metal roof.
- R4 insulation to all flat ceilings with roof above
- R2 insulation to all framed external walls.
- R1.3 insulation to all suspended floors above open sub floor
- 'Medium' coloured roof (Solar absorbance 0.45-0.70)
- Glazing spec (NFRC: U= 5.6 SHGC=0.66) eg Aluminium framed single-glazed clear glass to all glazing

**ENERGY:**

- Ceiling Fans to >1 Living Room and >1 Bedroom
- Instant Gas HW Heater 4"
- Gas Cooktop / Gas Oven
- Bath/Kitchen Exhaust Fans : Interlocked to light Laundry: Manual On/Off Switching
- Well Ventilated Fridge Space
- Indoor and Outdoor Clothes Lines
- Window or skylight in minimum 1 bathrooms
- Window or skylight in kitchen
- Dedicated LED or Fluorescent lighting to bedroom, living.

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ISSUE: DATE: DESCRIPTION: BY: CHK: DATE: FEB 2020				USE FIGURED DIMENSIONS IN PREFERENCE TO SCALE. ALL DIMENSIONS TO BE VERIFIED ON SITE PRIOR TO FABRICATION, SETOUT OR CONSTRUCTION. REFER AND DISCREPANCIES TO THE PROJECT ARCHITECT. IF IN DOUBT ASK.			