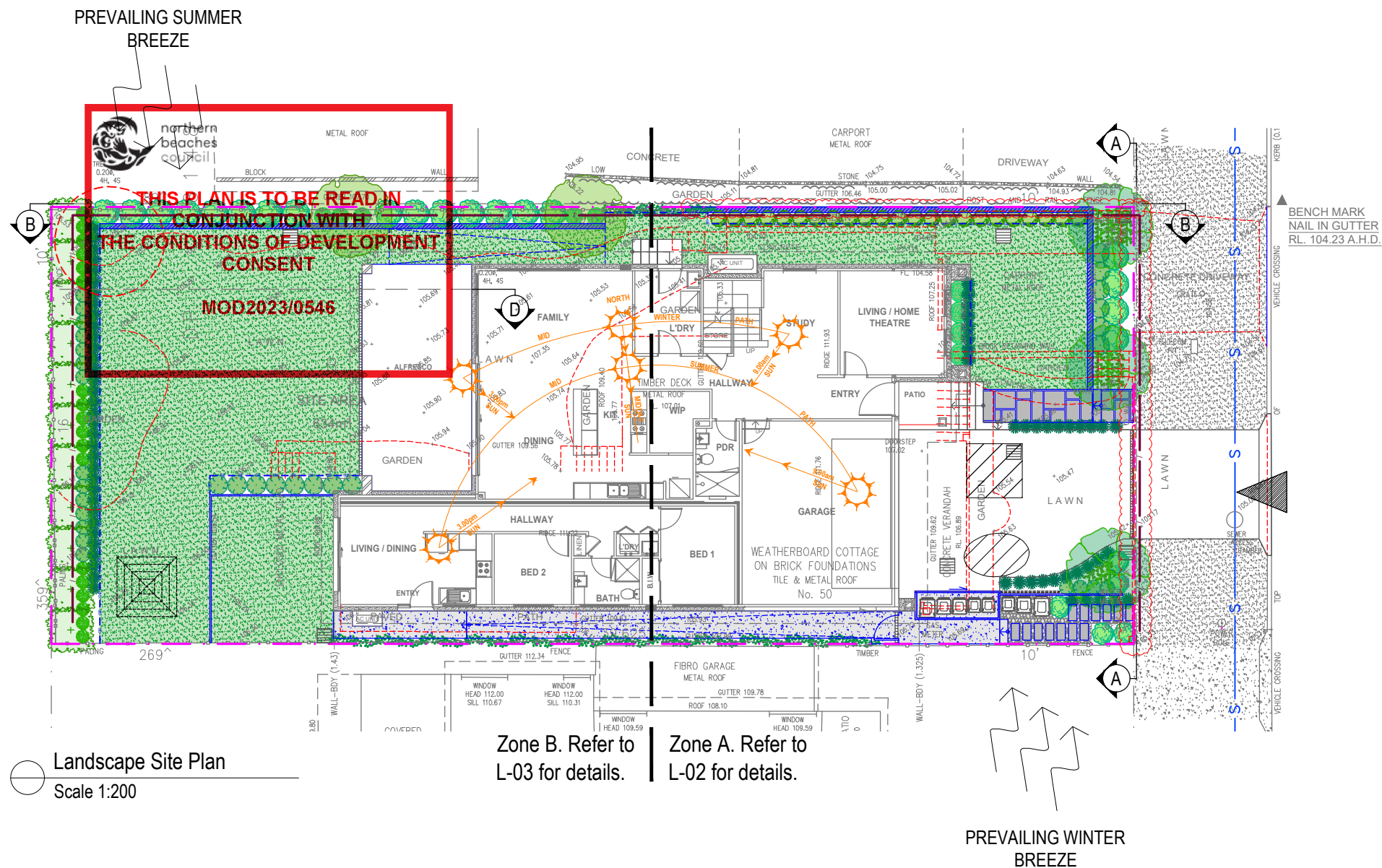
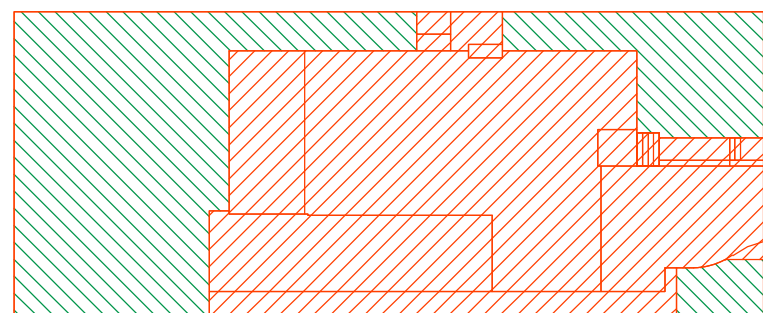




Landscape Site Plan
Scale 1:200



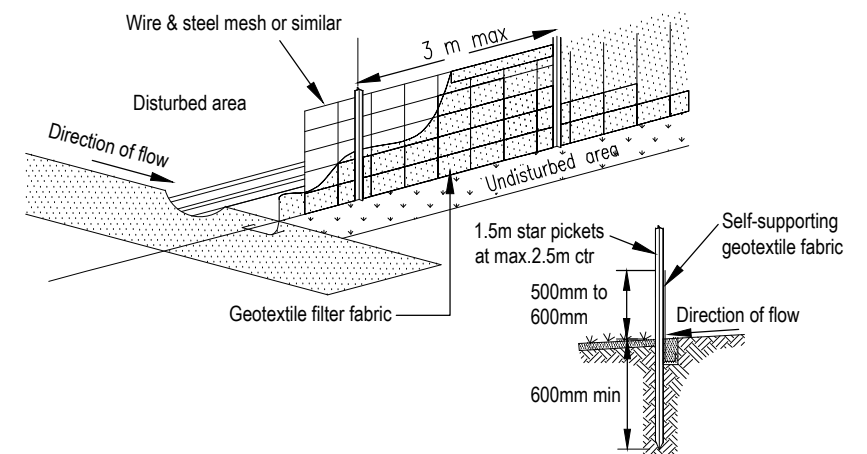
Landscape Area Calculations
Scale 1:400

Landscape Area Calculations Legend



Landscape Open Space Calculations

Site Area:	634.00m ²
Required Landscape Open Space:	253.60m ² (40%)
Approved Landscape Open Space (CDC2022/0334):	276.73m ² (43.65%)
Proposed Landscape Open Space:	268.59m ² (42.36%)



Sediment fence detail
N.T.S.

Sediment & erosion control notes

During earthworks the following procedures shall be followed:

1. Install silt barriers where shown on plan prior to commencement of works.
2. Silt barriers to be maintained regularly & after heavy rain by removal of built up silt & spreading silt on existing site when 50% capacity.
3. Repair any damages to fence immediately.
4. Clean up spillages outside silt fence immediately.
5. Sediment control measures to be left in place until works completed.
6. Topsoil from the work's area will be stockpiled for later use in landscaping if necessary.
7. Approved bins for building waste, concrete and mortar slurries, paints and acid washings will be provided by contractor.

Site Analysis Legend

	Site vehicle entry		Prevailing wind
	Waste storage area during construction phase		Materials storage area during construction phase
	Sediment control device during construction phase		Proposed 'hard' works shown blue
	Existing tree to be retained		Tree to be removed

Section 4.55 amendments
illustrated by red annotations
& revision clouds

Note:
- Contractors to check and verify all dimensions and all levels on site prior to any works.
- Any discrepancies should be immediately referred to Serenescapes Landscape Designs.
- All work to comply with B.C.A. Statutory Authorities and relevant Australian Standards.
- Dimensions recognised over scaling. All measurements are in millimetres.
- Copyright Serenescapes Landscape Designs 2022.



Serenescapes Landscape Designs
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Client:
Heath & Kristy McNab

Site Address:
50 Aubreen Street
Collaroy Plateau

Drawing Title:
Site Plan / Site Analysis /
Sedimentation Control Plan

Drawn by:
Ben Danks
TLA Member

Project Number:
21820

Scale:
1:200 @ A3

Sheet Number:
L-01 of 5

Rev:	Date:	Issue:	Checked:
G	27/10/2022	Preliminary Issue	BF
H	09/12/2022	Preliminary Issue	BF
I	16/06/2023	DA Issue	BF
J	14/09/2023	S4.55 Issue	BF

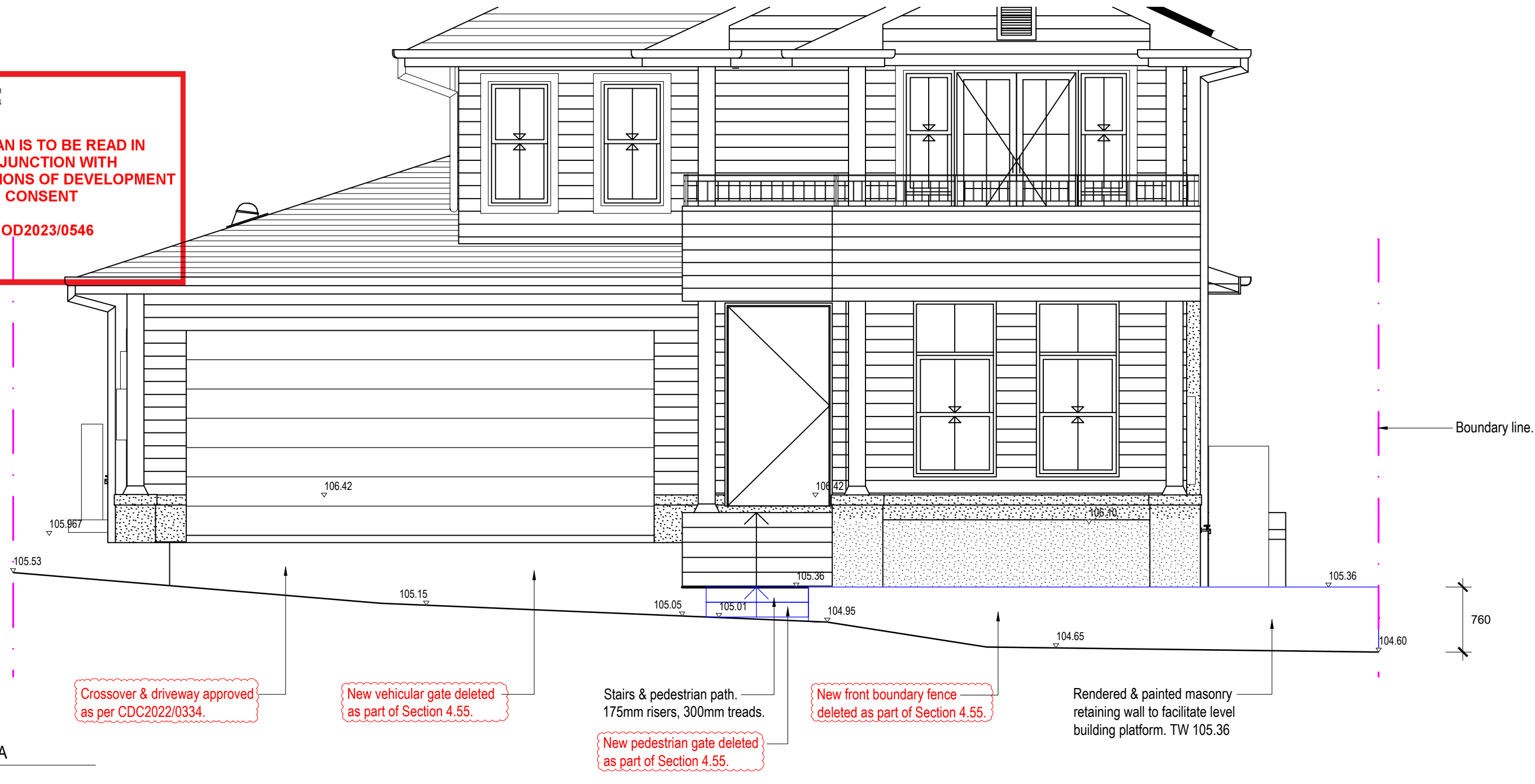




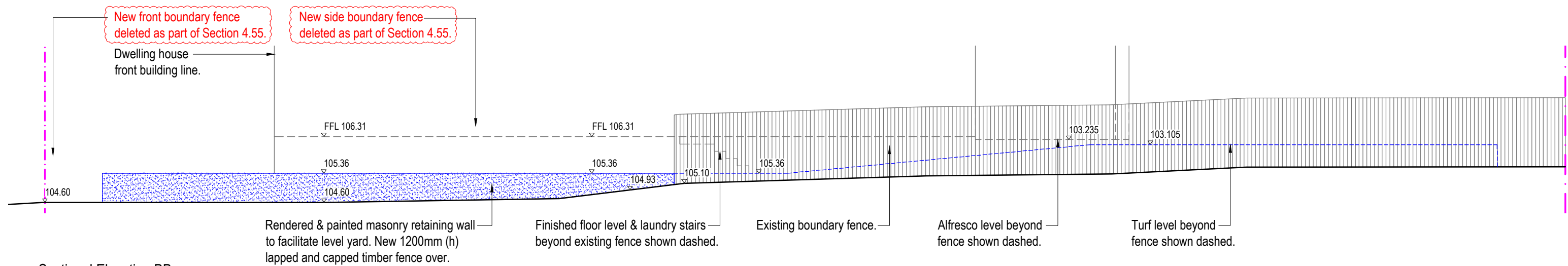
northern
beaches
council

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

MOD2023/0546



Sectional Elevation AA
Scale 1:50



Sectional Elevation BB
Scale 1:100

Note:
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Client:
Heath & Kristy McNab
Site Address:
**50 Aubreen Street
Collaroy Plateau**

Drawing Title:
Sectional Elevations

Drawn by:
Ben Danks
TLA Member
Project Number:
21820
Scale:
As shown @ A3
Sheet Number:
L-04 of 5

Rev:	Date:	Issue:	Checked:
G	27/10/2022	Preliminary Issue	BF
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I	16/06/2023	DA Issue	BF
J	14/09/2023	S4.55 Issue	BF