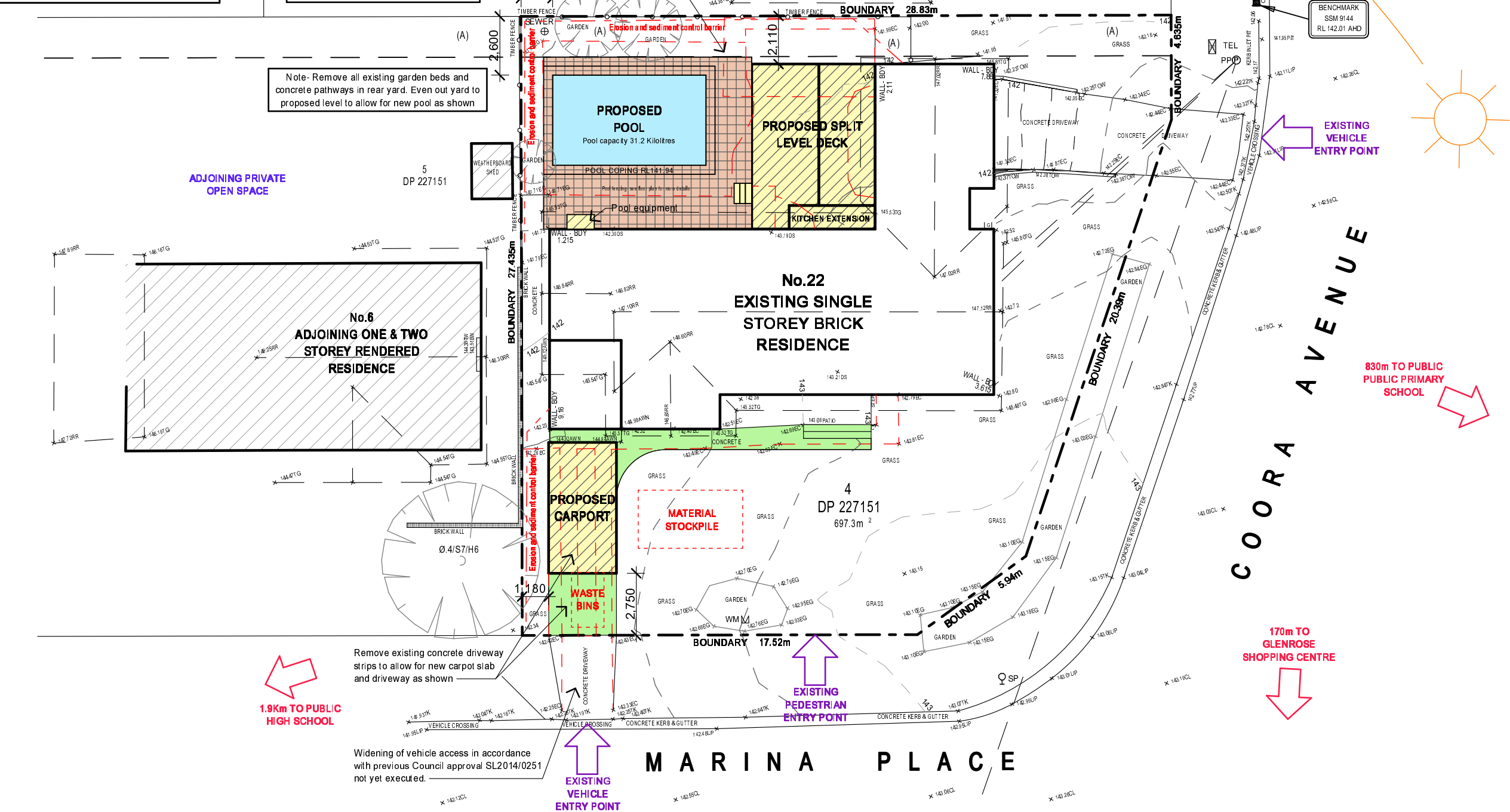


SITE RATIO'S - EXISTING:

SITE AREA	697.30m ²
BUILDING FOOTPRINT	190.52m ²
PORCH	6.20m ²
PAVED AREAS AND DRIVEWAY	124.21m ²
AREAS UNDER 2m WIDE	36.58m ²
SUM TOTAL	357.51m ²

SITE RATIO'S - PROPOSED:

SITE AREA	697.30m ²
BUILDING FOOTPRINT	194.52m ²
PORCH	7.22m ²
CARPORT	17.40m ²
PROPOSED DECK	36.13m ²
PAVED AREAS AND DRIVEWAY	92.59m ²
AREAS UNDER 2m WIDE	52.78m ²
SUM TOTAL	390.69m ²



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BASIX INFORMATION REQUIREMENTS:

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A minimum of 40% of all new or altered light fixtures are to be fluorescent, compact fluorescent or L.E.D. lamps

WATER COMMITMENTS:
Fixtures: All new Shower heads, toilets and taps shall have a minimum 3 Star rating
Swimming pool: Maximum size pool shall be 31.2 Kilolitres. It must have a pool pump timer, pool cover and not be heated.

INSULATION REQUIREMENTS:
External walls: The external walls shall be of an insulated facade system 70mm thick
Floors: The suspended floor with enclosed sub-floor shall meet minimum R 1.30 (including construction)
Ceilings: The new flat ceiling/pitched roof ceilings shall meet minimum R 1.95 (up).
Roof: The roof shall have a foil backed blanket (55mm) and be of dark colour (solar absorption > 0.70)

WINDOWS, GLAZED DOORS & SKYLIGHTS:
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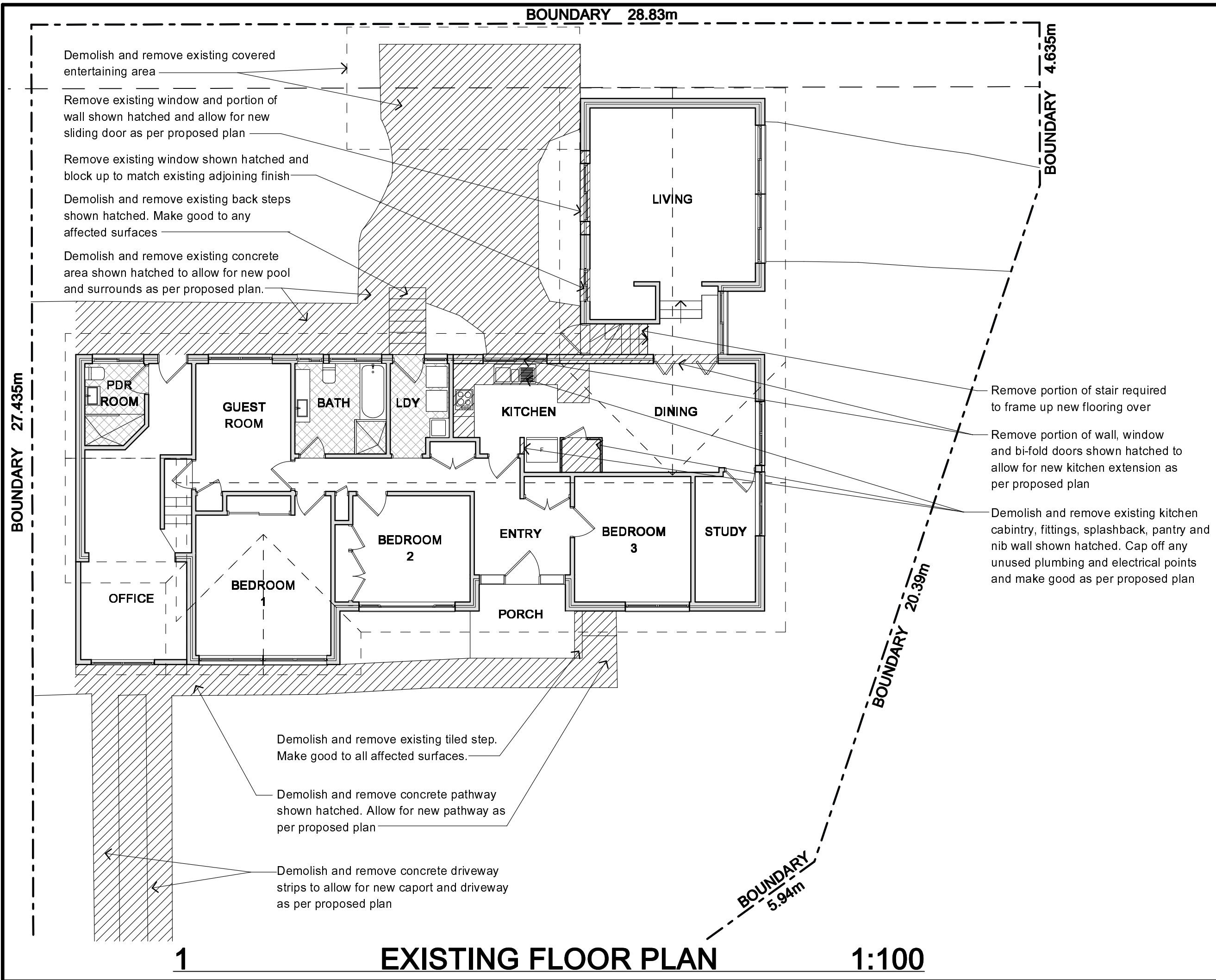
Client
MS. D. COOPER
Project Name
PROPOSED ALTERATIONS + ADDITIONS
22 COORA AVENUE
LOT 4, DP 227151
BELROSE NSW 2085

JAH DESIGN SERVICES
ABN 22 630 690 834
9 LOCKWOOD AVENUE, FRENCHS FOREST NSW 2086
PH. 0410 410 064 EMAIL jule@jahdesigns.com.au

Drawing Title:
SITE PLAN

Scale: 1:200 @ A3	Date: MAY 2020
Status: DA submission	Checked By: JAH
Project No: 2001	Drawing No.: DA01

Plot Date: 29/05/2020



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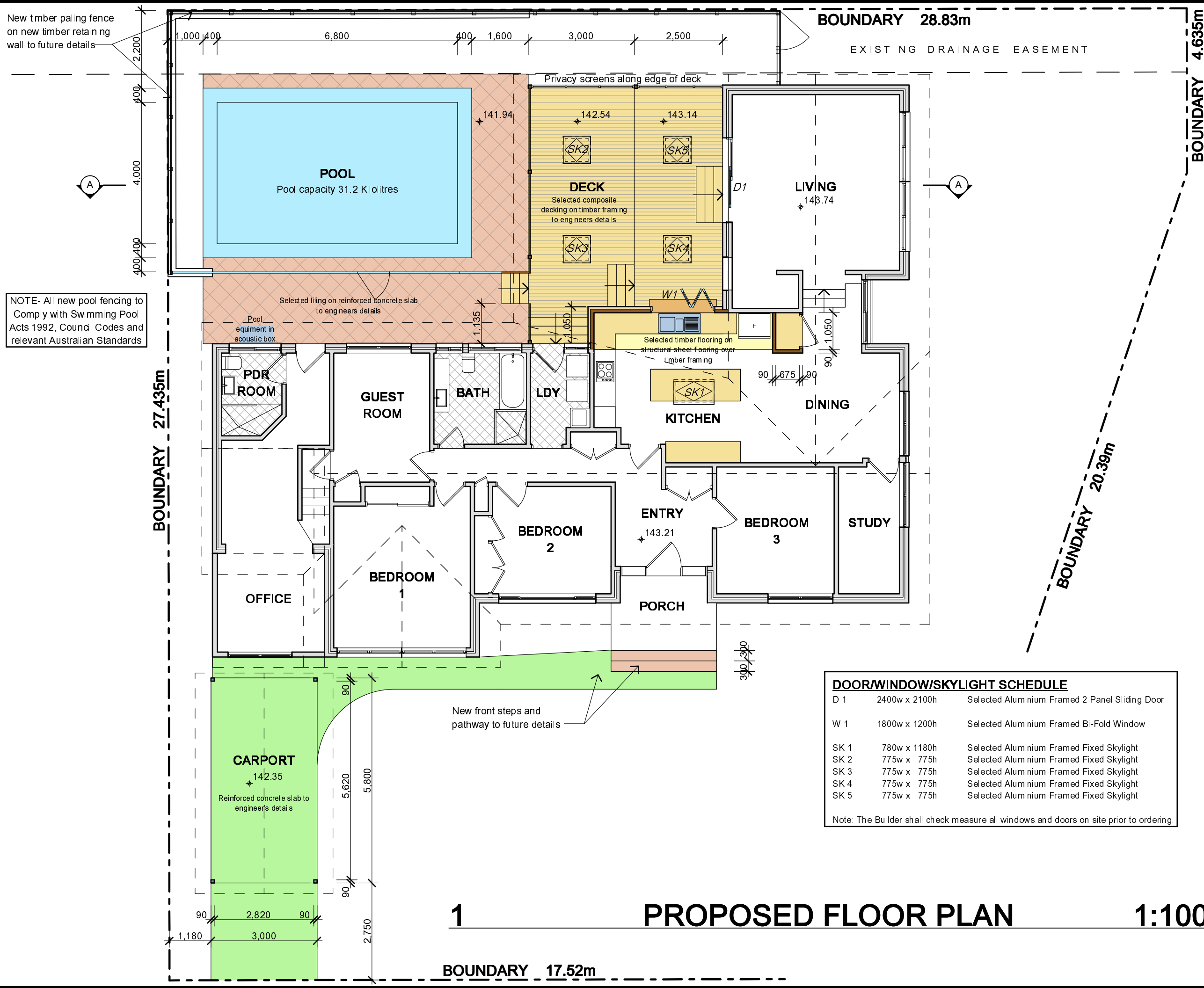
Client
MS. D. COOPER
Project Name
PROPOSED ALTERATIONS + ADDITIONS
22 COORA AVENUE
LOT 4 , DP 227151
BELROSE NSW 2085

JAH
DESIGN SERVICES
ABN 22 630 690 834
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Drawing Title:
EXISTING FLOOR PLAN

Scale: 1:100 @ A3	Date: MAY 2020
Status: DA submission	Checked By: JAH
Project No: 2001	Drawing No.: DA02

Plot Date: 29/05/2020



NOTES

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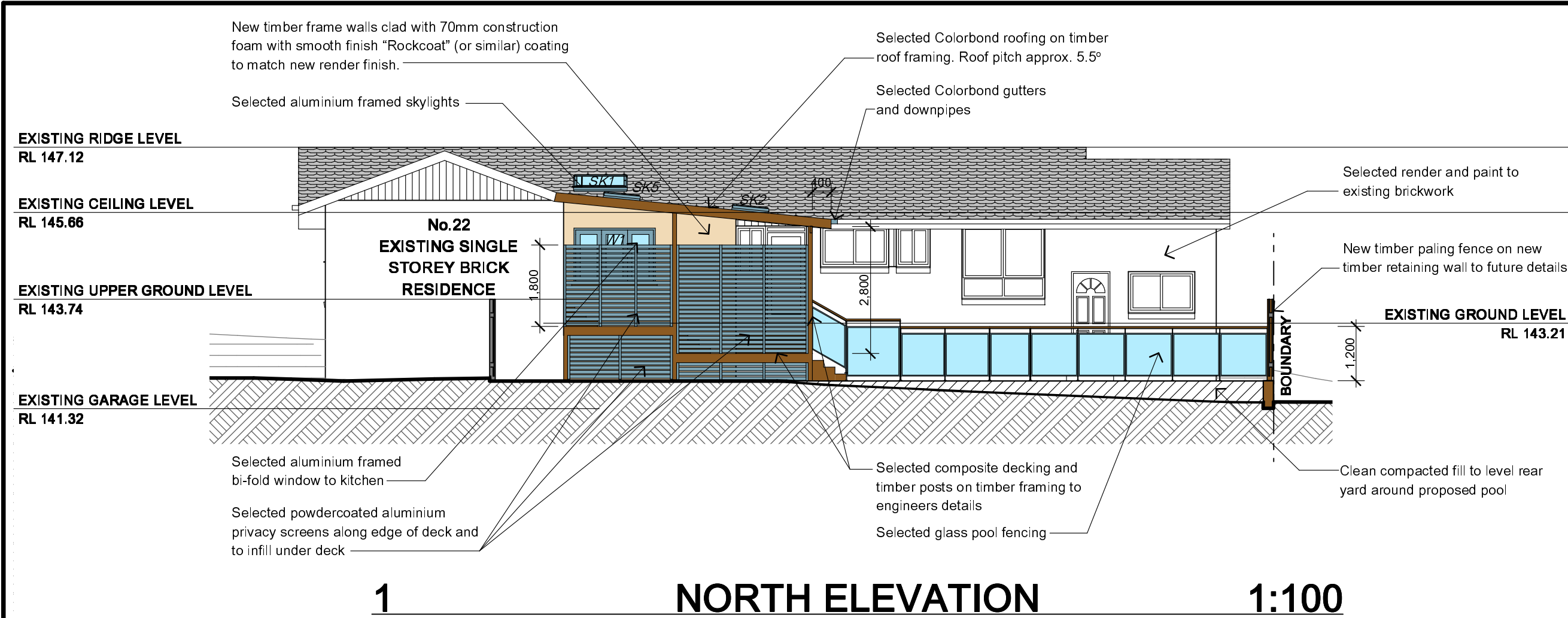
Client
MS. D. COOPER
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22 COORA AVENUE
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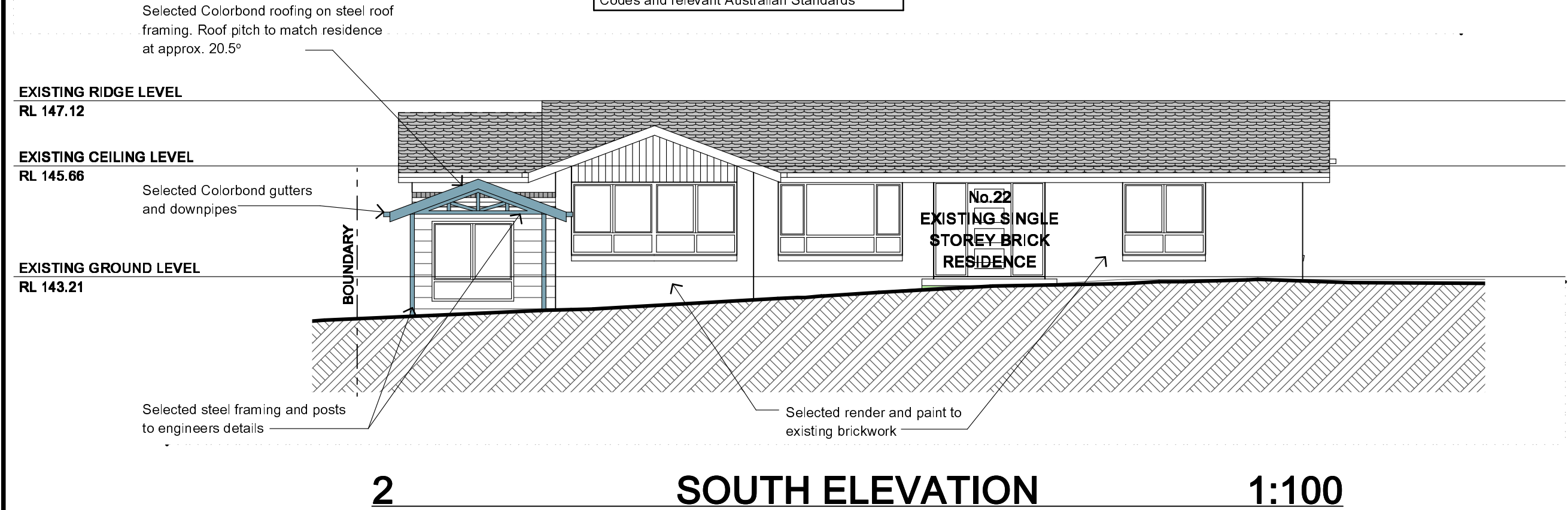
Drawing Title:
PROPOSED FLOOR PLAN

Scale: 1:100 @ A3	Date: MAY 2020
Status: DA submission	Checked By: JAH
Project No.: 2001	Drawing No.: DA03

Plot Date: 29/05/2020



NOTE- All new pool and boundary fencing to
Comply with Swimming Pool Acts 1992, Council
Codes and relevant Australian Standards



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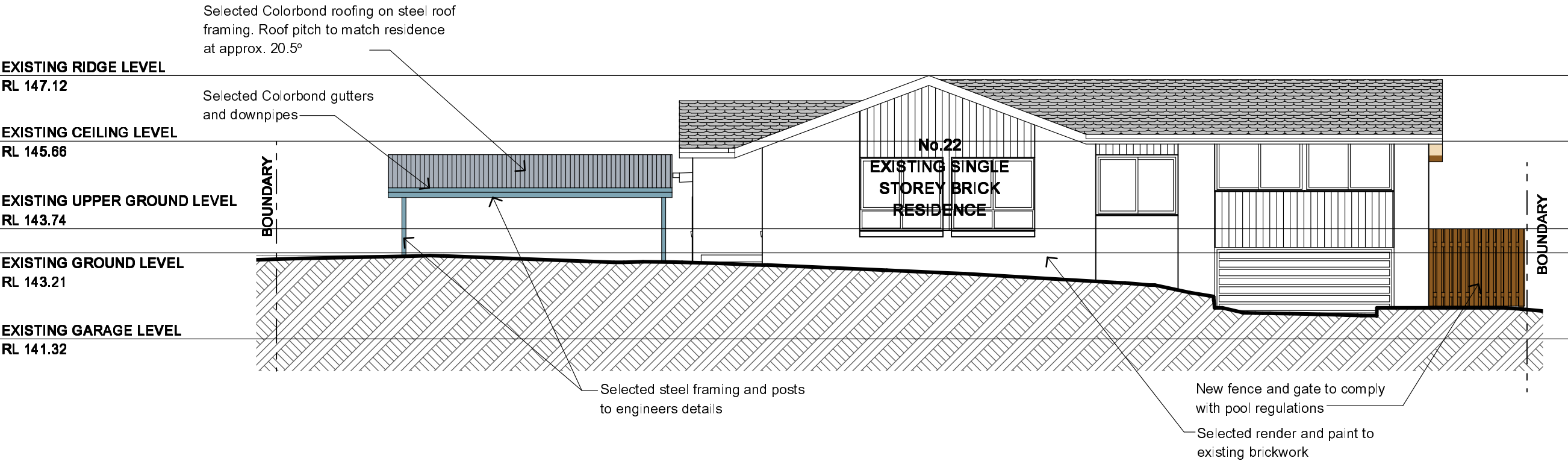
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JAH
DESIGN SERVICES
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Drawing Title:
NORTH & SOUTH ELEVATIONS

Scale: 1:100 @ A3	Date: MAY 2020
Status: DA submission	Checked By: JAH
Project No: 2001	Drawing No.: DA04

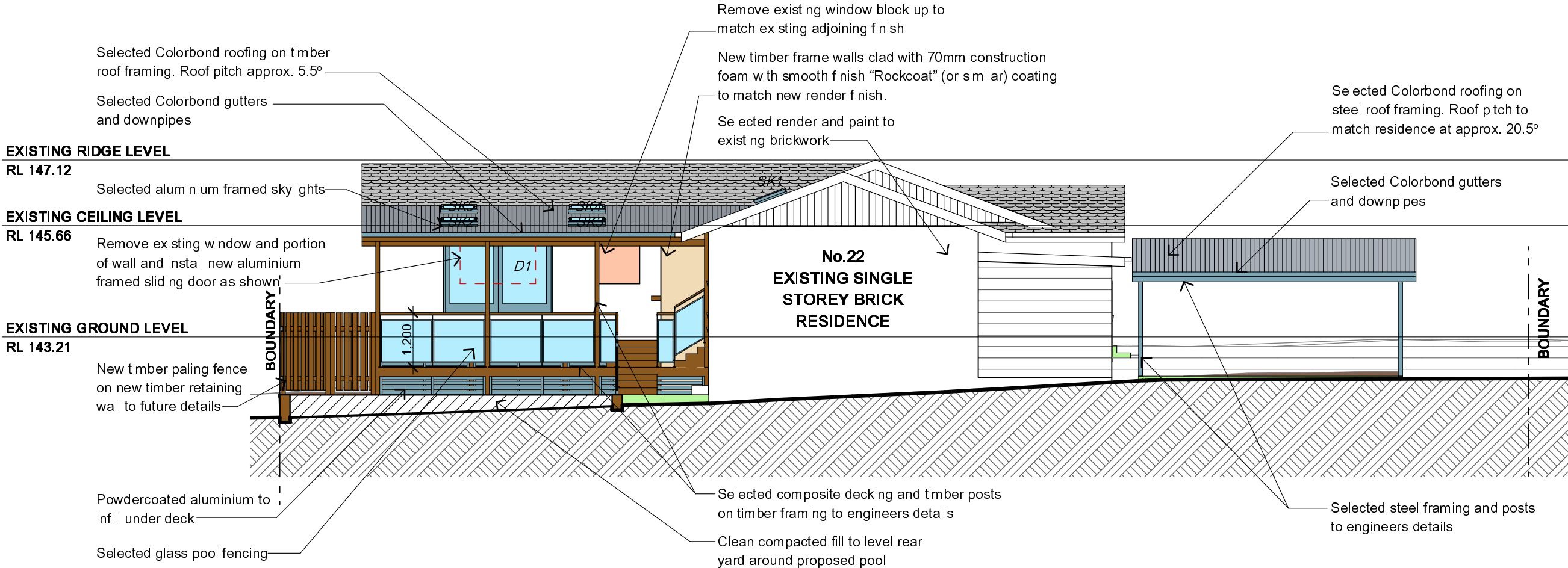
Plot Date: 29/05/2020



1

EAST ELEVATION

1:100



2

WEST ELEVATION

1:100

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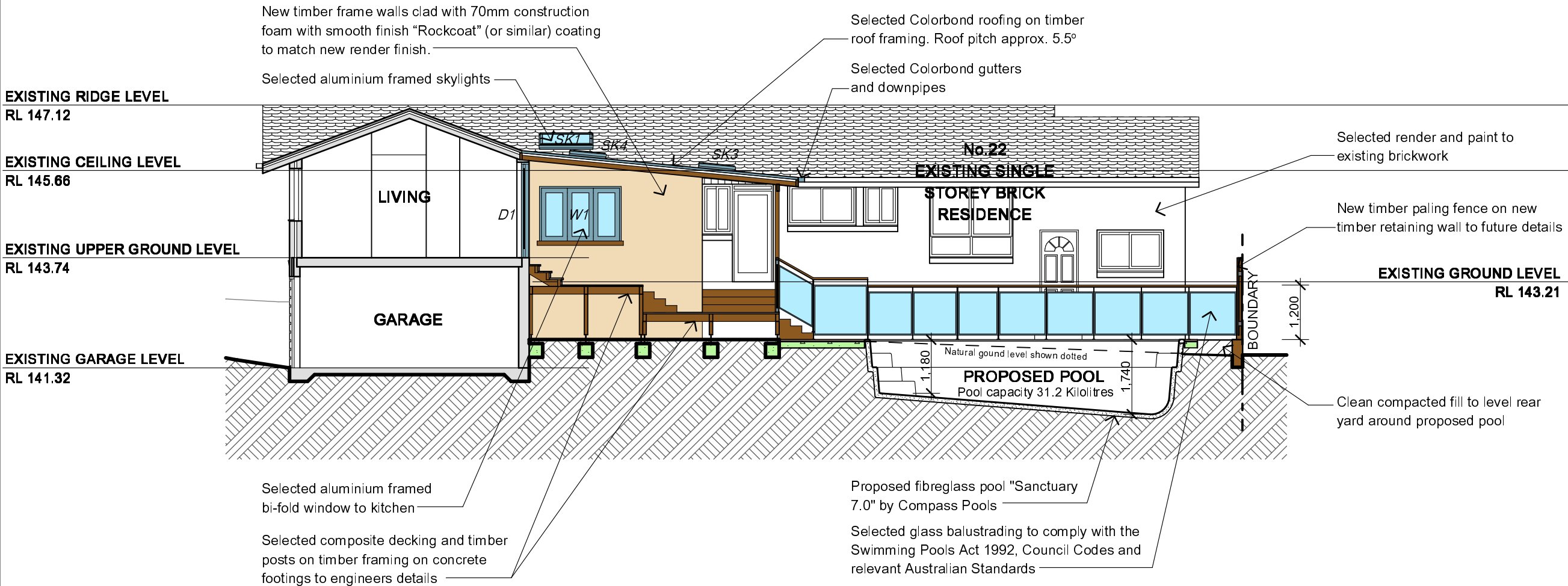
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DESIGN SERVICES
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Drawing Title:
EAST & WEST ELEVATIONS

Scale: 1:100 @ A3	Date: MAY 2020
Status: DA submission	Checked By: JAH
Project No: 2001	Drawing No.: DA05

Plot Date: 1/06/2020



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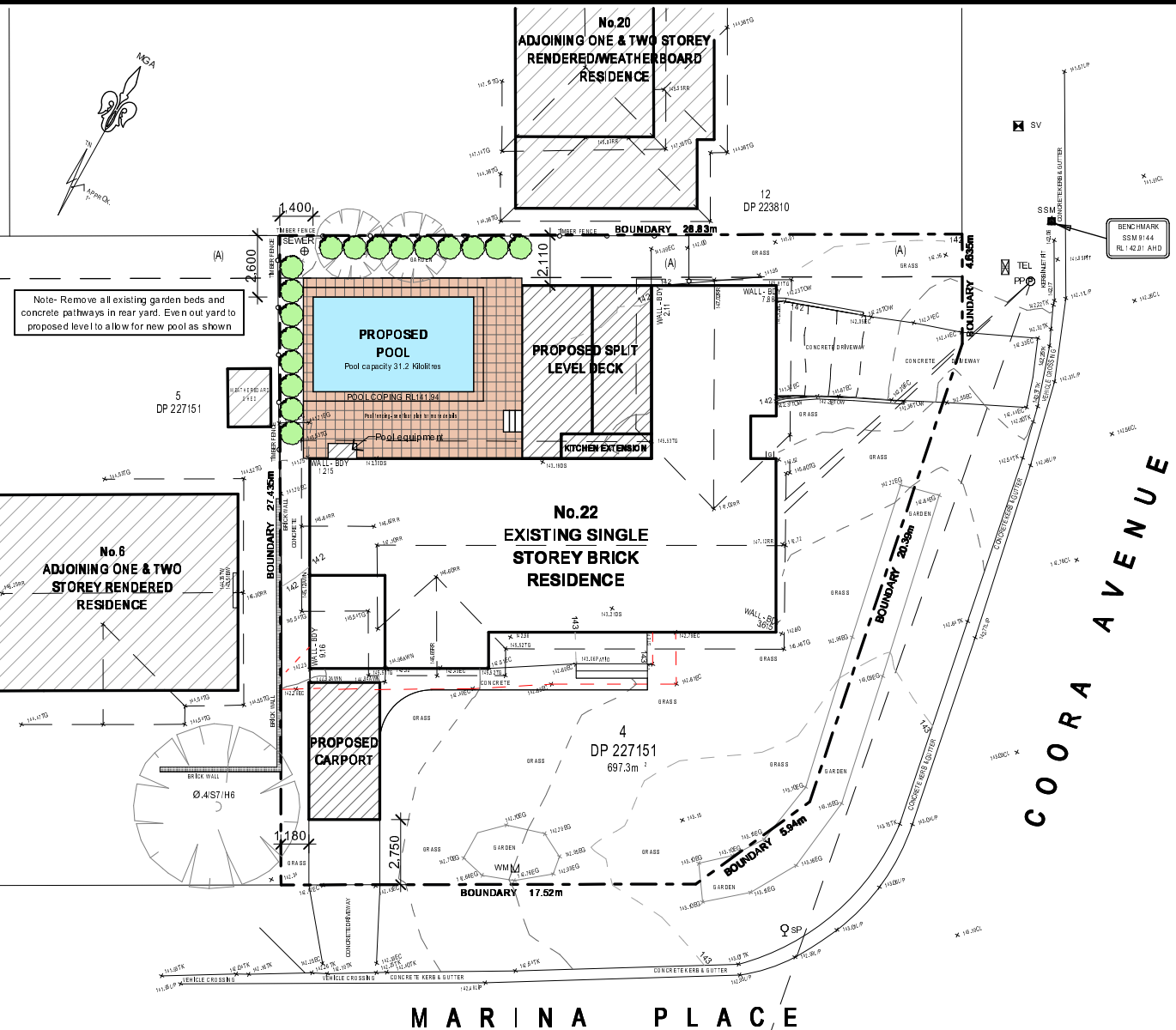


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Project Name
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22 COORA AVENUE
LOT 4 , DP 227151
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Drawing Title:	
SECTION A-A	
Scale:	Date:
1:100 @ A3	MAY 2020
Status:	Checked By:
DA submission	JAH
Project No:	Drawing No.:
2001	DA06
Plot Date:	29/05/2020

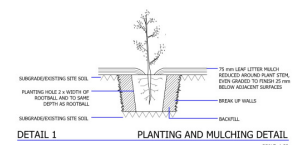


Note: Remove all existing garden beds and concrete pathways in rear yard. Even out yard to proposed level to allow for new pool as shown

PLANT SELECTION

Syzygium australe "Resilience"

PLANT SCHEDULE						
SYMBOL	BOTANICAL NAME	COMMON NAME	SIZE AT MATURITY	QTY	POT SIZE	APPROX. SPACING
	Syzygium australe 'Resilience'	Resilience Lilly Pilly	Hedge to 3m	8	300mm	1m



1 LANDSCAPE PLAN 1:200

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ABN 22 630 690 834
9 LOCKWOOD AVENUE, FRENCHS FOREST NSW 2086
PH: 0 410 410 084 EMAIL: jah@jahdesignservices.com.au

Drawing Title: **LANDSCAPE PLAN**
Scale: **1:100 @ A3** Date: **MAY 2020**
Status: **DA submission** Checked By: **JAH**
Project No: **2001** Drawing No.: **DA07**
Plot Date: 29/05/2020