

PREVAILING SUMMER BREEZE

CRESCENT

RICHTER

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DP 239942  
RICHTER RESERVE

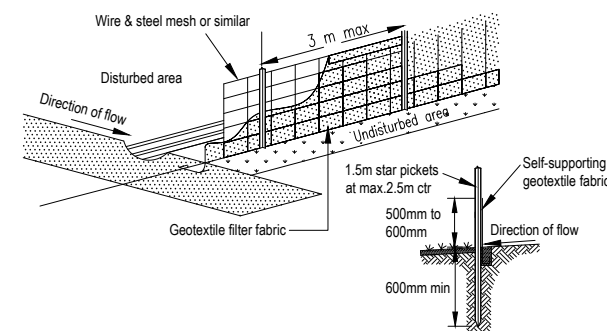
Beyond scope of works.

Scope of works. Refer to L-02 for details.

PREVAILING WINTER BREEZE

Site Analysis Legend

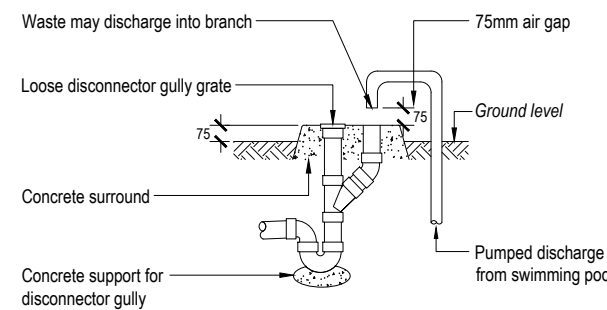
|  |                                                   |
|--|---------------------------------------------------|
|  | Site vehicle entry                                |
|  | Prevailing wind                                   |
|  | Waste storage area during construction phase      |
|  | Materials storage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



Sediment fence detail  
N.T.S.

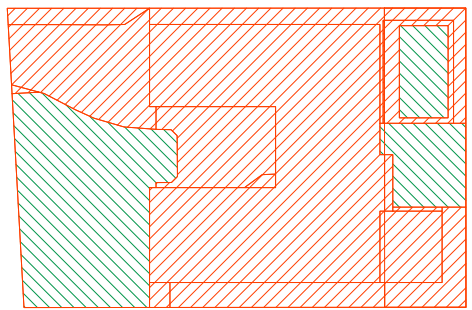
Sediment & erosion control notes

- 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.



Note: Overflow relief gully (ORG) to be constructed to AS/NZS 3500.

Overflow relief gully  
N.T.S.



Landscape Open Space Calculations  
Scale: NTS

Landscape Open Space Calculations Legend

|  |                                    |
|--|------------------------------------|
|  | Landscape Open Space               |
|  | Excluded From Landscape Open Space |

Landscape Open Space Calculations

Site Area: 733.50m<sup>2</sup>  
Required Landscape Open Space: 293.40m<sup>2</sup> (40%)  
Existing Landscape Open Space: 209.79m<sup>2</sup> (28.60%)

Proposed Landscape Open Space: 208.43m<sup>2</sup> (28.42%)

Rear Setback Built-upon Calculations

Rear Setback Area: 132.48m<sup>2</sup>  
Maximum Rear Setback Built-upon Area: 66.24m<sup>2</sup> (50%)  
Existing Rear Setback Built-upon Area: 50.08m<sup>2</sup> (37.80%)

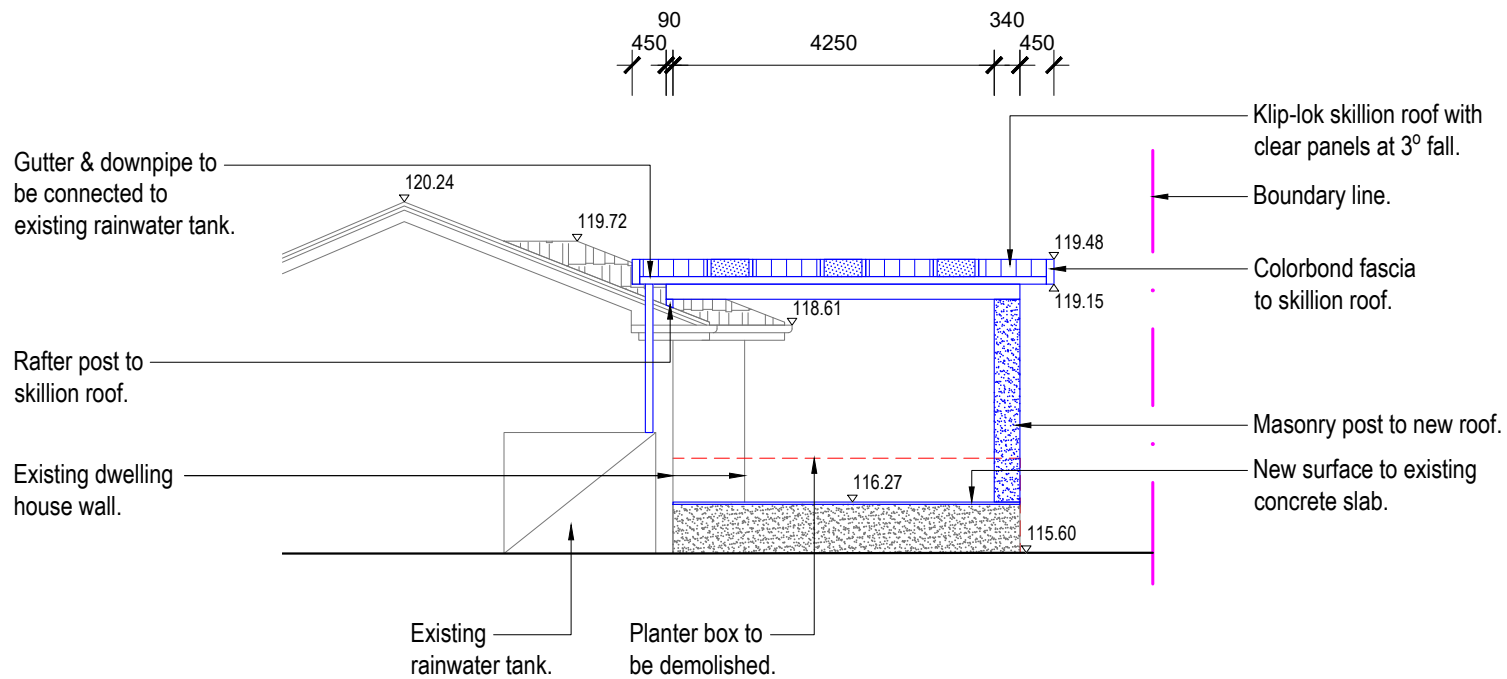
Proposed Rear Setback Built-upon Area: 43.12m<sup>2</sup> (32.55%)

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.  
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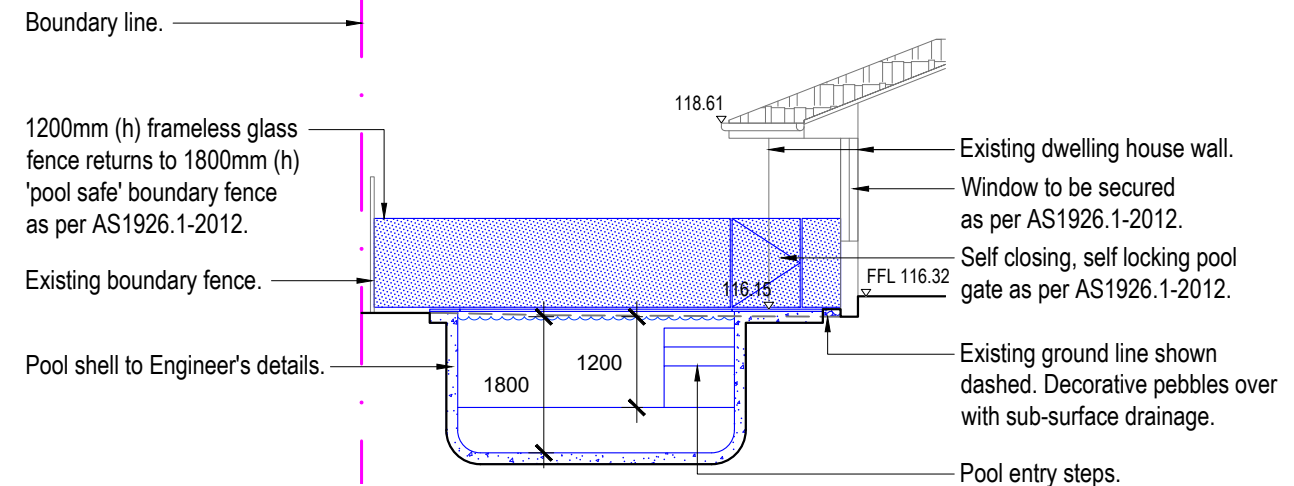
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|                                                  |  |                                       |                          |                    |                            |        |          |
|--------------------------------------------------|--|---------------------------------------|--------------------------|--------------------|----------------------------|--------|----------|
| Client:<br>Jon Sorbara & Rebecca Leonard         |  | Drawing Title:<br>Notification Plan   |                          | Rev:               | Date:                      | Issue: | Checked: |
| Site Address:<br>12 Richter Crescent<br>Davidson |  | Drawn by:<br>Ben Farrar<br>TLA Member | Project Number:<br>21798 | Scale:<br>NTS @ A4 | Sheet Number:<br>L-01 of 2 |        |          |
|                                                  |  |                                       |                          |                    |                            |        |          |
|                                                  |  |                                       |                          |                    |                            |        |          |

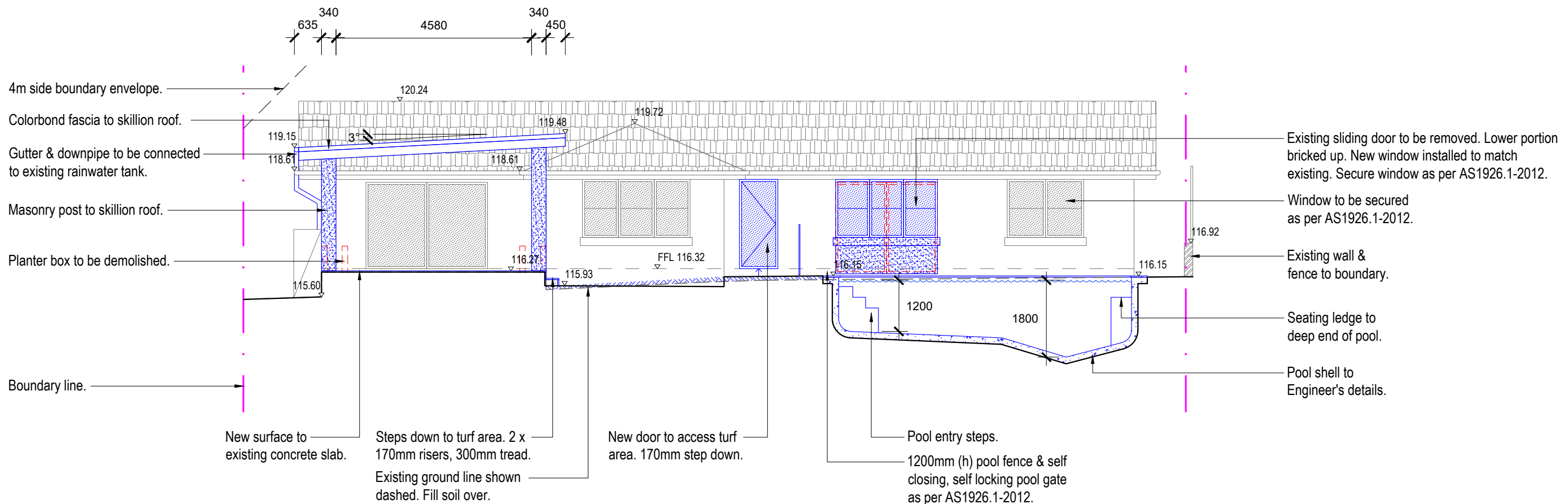




Sectional Elevation AA  
Scale: NTS



Sectional Elevation CC  
Scale: NTS



Sectional Elevation BB  
Scale: NTS

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Client:  
**Jon Sorbara & Rebecca Leonard**

Site Address: **12 Richter Crescent Davidson**

Drawing Title: **Notification Sectional Elevations**

Drawn by: **Ben Farrar**  
TLA Member

Project Number: **21798**

Scale: **NTS @ A4**

Sheet Number: **L-02 of 2**

| Rev: | Date:      | Issue:            | Checked: |
|------|------------|-------------------|----------|
| A    | 22/07/2021 | Preliminary Issue | EC       |
| B    | 23/08/2021 | Preliminary Issue | EC       |
| C    | 21/09/2021 | DA Issue          | EC       |