

PROPOSED REAR YARD BOUNDARY FENCING

ARCHITECTURAL DRAWING LIST

- 00COVER SHEET
- 01SITE & SITE ANALYSIS PLAN
- 02PROPOSED FLOOR PLAN
- 03PROPOSED ELEVATIONS SHEET 1
- 04PROPOSED ELEVATIONS SHEET 2
- 05NOTIFICATION PLAN

SUBJECT SITE

49A LAUMA AVE

GREENACRE



LOCATION PLAN - N.T.S

GENERAL NOTATION

All work to be carried out in accordance with the requirements of the Principal Certifying Authority and BCA 2010.

All demolition work to be carried out in accordance with AS 2601 - 2001.

Silt Sediment control measures to be in place prior excavation or construction works.

All concrete footings, floor slabs, columns and timber framing to structural engineers or manufacturers details.

All drawings to be read in conjunction with consultants documentations listed.

All building work must be carried out in accordance with the current provisions of the Building Code of Australia. Reason: To comply with the Environment Planning & Assessment Act 1979, as amended and the Environment Planning & Assessment Regulation 2000.

Development Data - DA Requirements

49A Lauma Ave Greenacre

Bankstown Local Environment Plan 2015

Land Zoning: R2 Low Density Residential - LZN_004

Flood Planning: N/A

Acid Sulfate Soils: N/A

Heritage: N/A

	Existing	Proposed	Required (DA Controls)
Site Area - Total	356m2		
FSR (R2 Zone)	N/A	Unchanged	0.50:1
Building Height	N/A	Unchanged	LEP - 9m
Setbacks			
Side Setback	N/A	Unchanged	
Side Setback	N/A	Unchanged	
Rear Setback	N/A	Unchanged	
Car Parking	N/A	Unchanged	
Landscape area	N/A	Unchanged	
Site Coverage	N/A	Unchanged	
Principal Private Open Space	N/A	Unchanged	