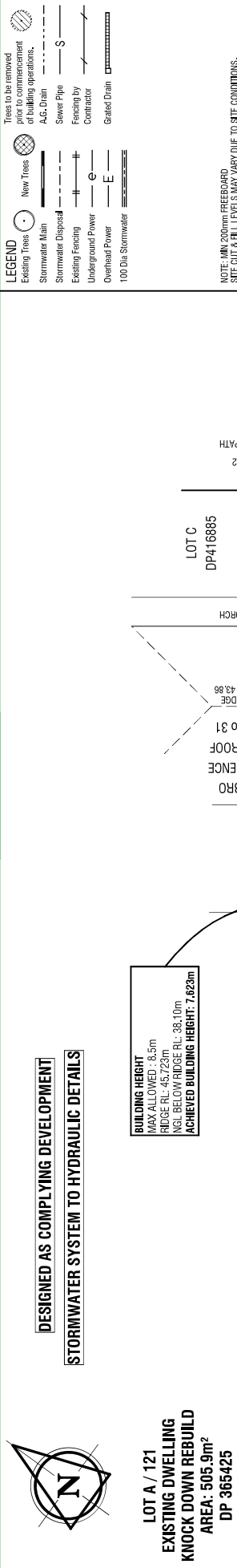


WORK SAFELY

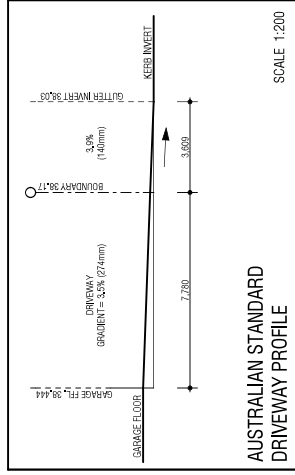


DESIGNED AS COMPLYING DEVELOPMENT
STORMWATER SYSTEM TO HYDRAULIC DETAILS

BUILDING HEIGHT
 MAX ALLOWED: 8.5m
 RIDGE RL: 45.723m
 NSL BELOW RIDGE RL: 38.10m
ACHIEVED BUILDING HEIGHT: 7.623m

LOT A / 121
EXISTING DWELLING
KNOCK DOWN REBUILD
AREA: 505.9m²
DP 365425

CANTERBURY BANKSTOWN COUNCIL	
CALCULATION TABLE: DCP Chapter C1	
SITE AREA:	505.9 m²
GROUND FLOOR:	126.5 m ²
FIRST FLOOR:	133.4 m ²
GARAGE:	22.1 m ²
PORCH/ALFRESCO:	18.9 m ²
DRIVEWAY AREA:	40.6 m ²
FLOOR SPACE RATIO (measured to internal face of external walls & less garage)	
Maximum allowed:	0.51 of site area: 252.95m ²
Achieved:	231.2m²
SITE COVERAGE	
Maximum allowed: (all structure on site)	50% of site area = 252.95m ²
Achieved:	35.9% of site area = 182m²
Maximum allowed: (building footprint)	330m ²
Achieved:	163.1m²
LANDSCAPE AREA	
Minimum Required:	20% of lot area = 101.18
Achieved:	41% of site area = 209.9m²



LEGEND

- Existing Trees
- New Trees
- Stormwater Main
- Stormwater Disposal
- Existing Fencing
- Underground Power
- Overhead Power
- 100 Dia Stormwater
- Trees to be removed
- Proposed Amendment to Building Operations
- A.G. Drain
- Sewer Pipe
- Fencing by Contractor
- Grated Drain

DETAILS

NOTE: MIN 200mm FREEBOARD. SIZE, CUT & BULB LEVELS MAY VARY DUE TO SITE CONDITIONS.

DATUM: RL 38.405(AHD)

CONTOUR INTERVALS: 0.20 Metres

WATER CONNECTION: (BY THE BUILDER) 20mm line from water meter to entry point.

WASTE DISPOSAL: (BY THE BUILDER) Connection to mains sewer in accordance with local authority requirements.

ROOFWATER DISPOSAL: (BY THE BUILDER) Connection of all downpipes to underground drain. Position of roofwater lines are indicative only and may vary depending on site.

POWER CONNECTION: Installation of underground line by the builder. Connection of power to main line by Electricity Authority.

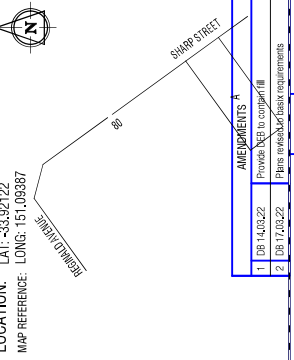
EARTHWORKS: (BY THE BUILDER) AG Drains: 0 Metres Cut and fill to create level building platform. Remove spoil from site. Earthworks indicated on the plan are for construction purposes only.

LOCAL AUTHORITY:

TITLE PARTICULARS:

LOT: DIM PLAN:
 PARISH:
 VOL: COUNTY:
 FOL:

LOCATION: LAT: -33.92122
 LONG: 151.05387



1 DB 14.00.22	Amendment 1	Amendment 1
2 DB 17.00.22	Amendment 2	Amendment 2

AMENDMENTS

1 DB 14.00.22
 2 DB 17.00.22

RESIDENCE FOR:
Kim Sung Hee
Lot A, 33 Sharp Street,
Belmore NSW 2192

RESIDENCE FOR:
Kim Sung Hee
Lot A, 33 Sharp Street,
Belmore NSW 2192

DESIGN ID: 186970
CONTRACT NO: NHP
SPECIFICATION: N.S.W. NHC
S.I. No.: NK 13.12.21
MASTER ISSUE: DB 25.01.22
GEN: DG 22/51/8
DATE:

SCALE: 1:200

SHEET NO: 01-2
OF 15

HAND: Corella

N.S.W.

Burbank
 #frappuccinoicecream
 Burbank Australia (NSW) Pty Ltd. ph: (02) 9528 0355 fx: (02) 9528 0222
 1/100-110/112-114/116/118/120/122/124/126/128/130/132/134/136/138/140/142/144/146/148/150/152/154/156/158/160/162/164/166/168/170/172/174/176/178/180/182/184/186/188/190/192/194/196/198/200/202/204/206/208/210/212/214/216/218/220/222/224/226/228/230/232/234/236/238/240/242/244/246/248/250/252/254/256/258/260/262/264/266/268/270/272/274/276/278/280/282/284/286/288/290/292/294/296/298/300/302/304/306/308/310/312/314/316/318/320/322/324/326/328/330/332/334/336/338/340/342/344/346/348/350/352/354/356/358/360/362/364/366/368/370/372/374/376/378/380/382/384/386/388/390/392/394/396/398/400/402/404/406/408/410/412/414/416/418/420/422/424/426/428/430/432/434/436/438/440/442/444/446/448/450/452/454/456/458/460/462/464/466/468/470/472/474/476/478/480/482/484/486/488/490/492/494/496/498/500/502/504/506/508/510/512/514/516/518/520/522/524/526/528/530/532/534/536/538/540/542/544/546/548/550/552/554/556/558/560/562/564/566/568/570/572/574/576/578/580/582/584/586/588/590/592/594/596/598/600/602/604/606/608/610/612/614/616/618/620/622/624/626/628/630/632/634/636/638/640/642/644/646/648/650/652/654/656/658/660/662/664/666/668/670/672/674/676/678/680/682/684/686/688/690/692/694/696/698/700/702/704/706/708/710/712/714/716/718/720/722/724/726/728/730/732/734/736/738/740/742/744/746/748/750/752/754/756/758/760/762/764/766/768/770/772/774/776/778/780/782/784/786/788/790/792/794/796/798/800/802/804/806/808/810/812/814/816/818/820/822/824/826/828/830/832/834/836/838/840/842/844/846/848/850/852/854/856/858/860/862/864/866/868/870/872/874/876/878/880/882/884/886/888/890/892/894/896/898/900/902/904/906/908/910/912/914/916/918/920/922/924/926/928/930/932/934/936/938/940/942/944/946/948/950/952/954/956/958/960/962/964/966/968/970/972/974/976/978/980/982/984/986/988/990/992/994/996/998/1000

NEW HOME CONTRACT 1

RESIDENCE FOR:
Kim Sung Hee
Lot A, 33 Sharp Street,
Belmore NSW 2192

RESIDENCE FOR:
Kim Sung Hee
Lot A, 33 Sharp Street,
Belmore NSW 2192

DESIGN ID: 186970
CONTRACT NO: NHP
SPECIFICATION: N.S.W. NHC
S.I. No.: NK 13.12.21
MASTER ISSUE: DB 25.01.22
GEN: DG 22/51/8
DATE:

SCALE: 1:200

SHEET NO: 01-2
OF 15

HAND: Corella

N.S.W.

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WORK SAFELY

LEGEND

	Existing Trees
	New Trees
	Stormwater Main
	Stormwater Disposal
	Fencing by Contractor
	Underground Power
	Overhead Power
	100 Dia Stormwater
	Trees to be removed prior to commencement of building operations.
	A.G. Drain
	Sewer Pipe
	Fencing by Contractor
	Underground Power
	Overhead Power
	Grated Drain

NOTE: MINIMUM FREEBOARD SIZE, CUT & FILL LEVELS MAY VARY DUE TO SITE CONDITIONS.

DETAILS

DATUM: RL 38.405 (AHD)

CONTOUR INTERVALS: 0.20 Metres

WATER CONNECTION: (BY THE BUILDER)
20mm line from water meter to entry point.

WASTE DISPOSAL: (BY THE BUILDER)
Connection to mains sewer in accordance with local authority requirements.

ROOFWATER DISPOSAL: (BY THE BUILDER)
Connection of all downpipes to underground drain. Position of roofwater lines are indicative only and may vary depending on site.

POWER CONNECTION:
Installation of underground line by the builder. Connection of power to main line by Electricity Authority.

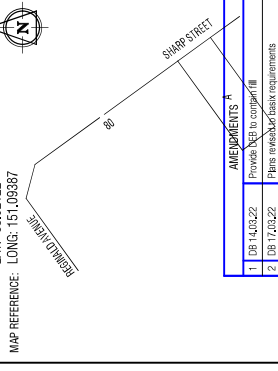
EARTHWORKS: (BY THE BUILDER) **AG Drains: 0 Metres**
Cut and fill to create level building platform. Remove spoil from site. Earthworks indicated on the plan are for construction purposes only.

LOCAL AUTHORITY:

TITLE PARTICULARS:

LOT: DIM PLAN:
VOL: PARISH:
FOL: COUNTY:

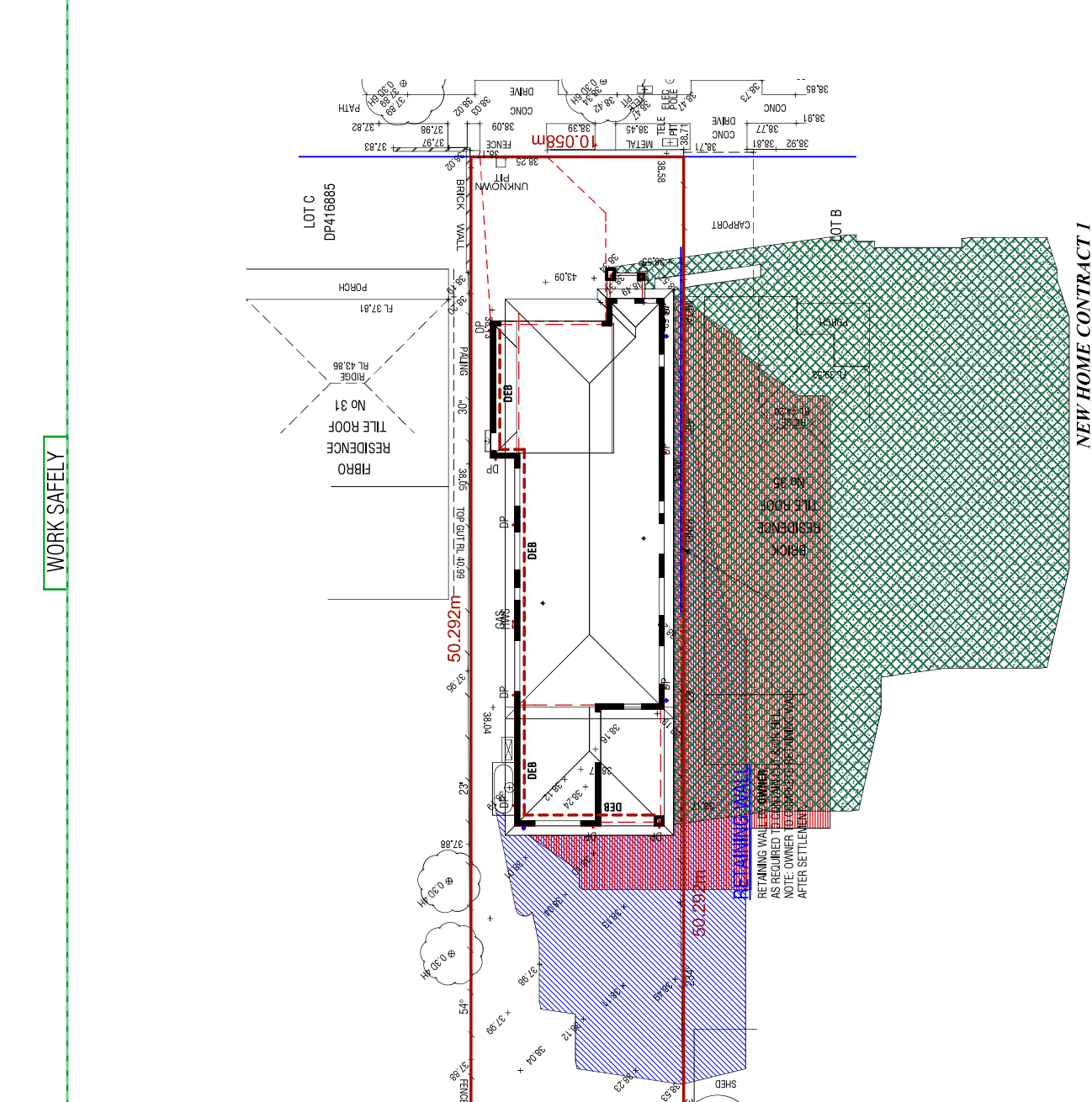
LOCATION: LAT: -33.92122
LONG: 151.05387



1	DB 14.03.22	Approved N.E.L. to support 1/18
2	DB 17.03.22	Final amended plan requirements

AMENDMENTS

HAND: **01-4**
SHEET No: **4** of 15
SCALE: 1:200



NEW HOME CONTRACT 1

RESIDENCE FOR:
Kim Sung Hee
Lot A, 33 Sharp Street,
Belmore NSW 2192

Burbank
#BurbankLocalGov
Burbank Australia (NSW) Pty Ltd. ph: (02) 9528 0335 fx: (02) 9528 0222
www.burbanklocal.gov.au
ABN: 68 610 822 770, ACR: 610 822 770, RL: 235627C

DESIGN ID: **Robertson 255**
CONTRACT No: 189570
SPECIFICATION: N.S.W. NHP NHC WO
S.I. No. MASTER Nk 13.12.21 DB 25.01.22
GEN. ISSUE DG 22.01.18

Shadow Diagrams

SCALE: 1:200

N.S.W.

please consider the environment before printing this sheet. P.U. File Swwd 30/03/2022, 15:49PM (Dwain.Berg)

LOT A / 121
EXISTING DWELLING
KNOCK DOWN REBUILD
AREA: 505.9m²
DP 365425

SUN ANGLES 22nd JUNE

LEGEND

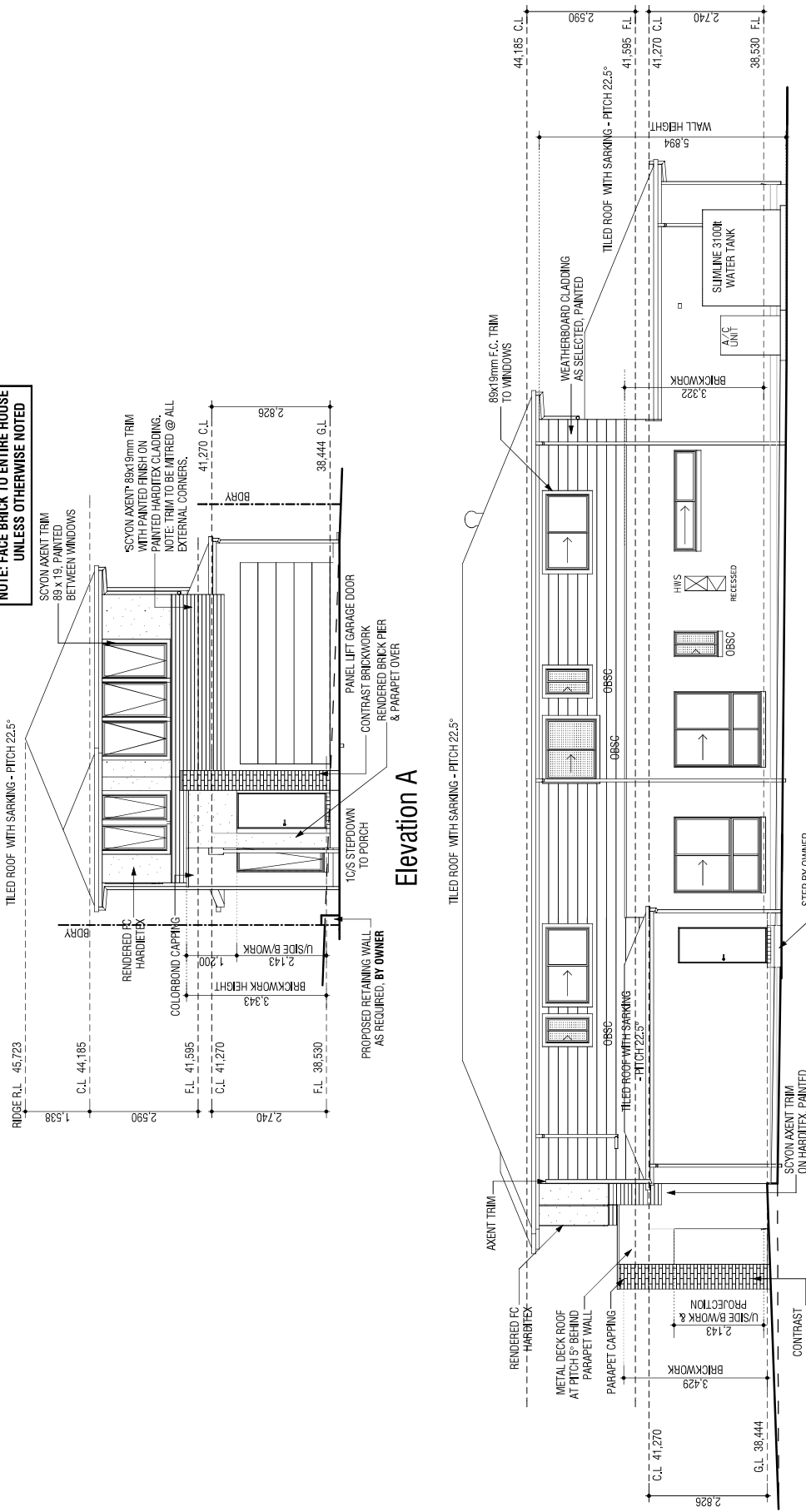
	9AM SHADOW
	12PM SHADOW
	3PM SHADOW

REMAINING WALLS WHICH AS REQUIRED TO BE MAINTAINED AS REQUIRED BY THE OWNER AFTER SETTLEMENT

APPROXIMATE LOCATION OF BOARDS SEWER S.P. 4314

WORK SAFELY

NOTE: FACE BRICK TO ENTIRE HOUSE UNLESS OTHERWISE NOTED



- GENERAL NOTES:-**
- WET AREAS IN ACCORDANCE WITH BCA REQUIREMENTS
 - STEPS: TRE-60-250MM, RISE-150MM
 - BALUSTRADE: AT STEPS-855MM HIGH AT LANDINGS-1000MM HIGH
 - WRITTEN DIMENSIONS WILL TAKE PRECEDENCE OVER SCALE.
 - UNLESS OTHERWISE SHOWN, HINGED DOORS TO BE 800-WIDE.
 - UNLESS OTHERWISE INDICATED ALL WALL DIMENSIONS ARE:
 - EXTERNAL 240mm = 110 BRICK + 40 CAVITY + 40 STUCCO
 - INTERNAL 90mm STUCCO
 - REF. F.R.E. W.M. AND C.D. SYMBOLS INDICATE POSITION ONLY
 - EXPANSION JOINTS ARE TO BE PROVIDED AS SHOWN
 - DIMENSION SHOWN ON PLAN ARE TAKEN FROM WALL FRAME, NOT FINISHED PLASTER

- WC DOOR REMOVABLE WHERE REQUIRED AND FITTED WITH LIFT OFF HINGES IN ACCORDANCE WITH BCA AMENDMENT 3 PART 3.8.3.3
- MECHANICAL VENTILATION TO OUTSIDE AIR PROVIDED WHERE REQUIRED AND IN ACCORDANCE WITH B.C.A. 7.2.4.5
- WINDOW GLASSING CODES:
 - (E.V.) - EAVE VENT
 - (W.C.) - WINDOW GLASSING CODES:
 - (CF) COMFORT PLUS
 - (OB) OBSCURE
 - (DB) DOUBLE GLAZED (GT) COMERTONE
 - (SLE) SINGLE CLEAR LOW EMISSIVITY GLASS
 - (DAE) DOUBLE CLEAR LOW EMISSIVITY GLASS
 - (SB) SMART GLASS SP10 CLEAR
- ROOF ACCESS
- SMOKE ALARM
- DOWNPIPE CONNECTED TO STORMWATER
- DOWNPIPE CONNECTED TO RAINWATER TANK
- LOAD BEARING WALL

NEW HOME CONTRACT 1

RESIDENCE FOR:
Kim Sung Hee
 Lot A., 33 Sharp Street,
 Belmont, NSW 2192

Burbank
 #KarpuzkaLifeHome
 Burbank Australia (NSW Pty Ltd. ph: (02) 9538 0355 fx: (02) 9528 0222
 ABN: 68 610 822 770, ACR: 610 822 770, BL: 235627C

External Elevations

DESIGN ID: **Robertson 255**

CONTRACT NO: 186670

SPECIFICATION: N.S.W. NHC

S.I. No. MASTER NK 131221 DB 25.01.22

ISSUE DATE 06/22/21/8

SCALE: 1:100

SHEET NO: **03-1**

HAND: 8 of 15

N.S.W.

AMENDMENTS

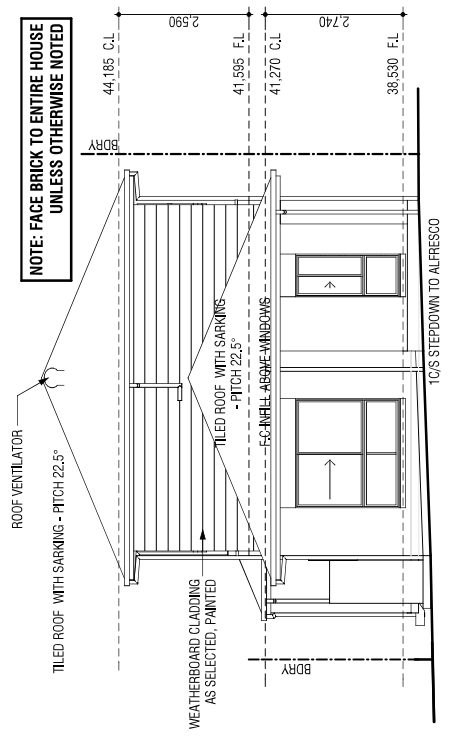
1	DB 14.03.22	Provide DEE to cabinet 118
2	DB 17.03.22	Plans revised to latest requirements

AMENDMENTS

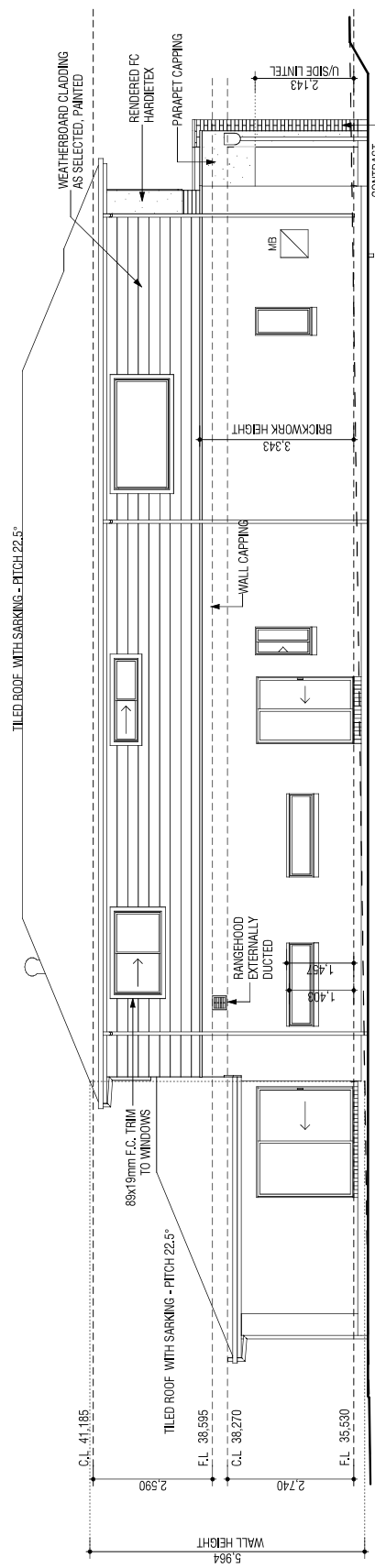
1 DB 14.03.22 Provide DEE to cabinet 118

2 DB 17.03.22 Plans revised to latest requirements

WORK SAFELY



Elevation C



Elevation D

- GENERAL NOTES:-**
- WET AREAS IN ACCORDANCE WITH BCA REQUIREMENTS
 - STEPS: TRE-60-250MM, RISE-150MM
 - BALUSTRADE: AT STEPS-855MM HIGH AT LANDINGS-1000MM HIGH
 - WRITTEN DIMENSIONS WILL TAKE PRECEDENCE OVER SCALE.
 - UNLESS OTHERWISE SHOWN, HINGED DOORS TO BE 800-WIDE.
 - UNLESS OTHERWISE INDICATED ALL WALL DIMENSIONS ARE:
 - EXTERNAL 240mm = 110 BRICK + 40 CAVITY + 40 STUCCO
 - INTERNAL 90mm STUCCO
 - REF. F.R. W.M. AND C.D. SYMBOLS INDICATE POSITION ONLY
 - EXPANSION JOINTS ARE TO BE PROVIDED AS SHOWN

- WC DOOR REMOVABLE WHERE REQUIRED AND FITTED WITH LIFT OFF HINGES IN ACCORDANCE WITH BCA AMENDMENT 3 PART 3.8.3.3
- MECHANICAL VENTILATION TO OUTSIDE AIR PROVIDED WHERE REQUIRED AND IN ACCORDANCE WITH BCA F2.4.5
- WINDOW GLASS CODES:
 - (E.V.) - EAVE EVENT
 - (O.B.) - OVERHEAD
 - (C.P.) - COMFORT PLUS
 - (D.B.) - DOUBLE GLAZED
 - (C.T.) - COMERTONE
 - (S.S.E.) - SINGLE CLEAR LOW EMISSIVITY GLASS
 - (D.C.L.E.) - DOUBLE CLEAR LOW EMISSIVITY GLASS
 - (S.B.) - SMART GLASS SP-10 CLEAR
- UP - DOWNPIPE CONNECTED TO STORMWATER
- UP - DOWNPIPE CONNECTED TO RAINWATER TANK
- DOWN - LOAD BEARING WALL

- W.C. DOOR REMOVABLE WHERE REQUIRED AND FITTED WITH LIFT OFF HINGES IN ACCORDANCE WITH BCA AMENDMENT 3 PART 3.8.3.3
- MECHANICAL VENTILATION TO OUTSIDE AIR PROVIDED WHERE REQUIRED AND IN ACCORDANCE WITH BCA F2.4.5
- WINDOW GLASS CODES:
 - (E.V.) - EAVE EVENT
 - (O.B.) - OVERHEAD
 - (C.P.) - COMFORT PLUS
 - (D.B.) - DOUBLE GLAZED
 - (C.T.) - COMERTONE
 - (S.S.E.) - SINGLE CLEAR LOW EMISSIVITY GLASS
 - (D.C.L.E.) - DOUBLE CLEAR LOW EMISSIVITY GLASS
 - (S.B.) - SMART GLASS SP-10 CLEAR
- UP - DOWNPIPE CONNECTED TO STORMWATER
- UP - DOWNPIPE CONNECTED TO RAINWATER TANK
- DOWN - LOAD BEARING WALL

NEW HOME CONTRACT 1

RESIDENCE FOR:
Kim Sung Hee
 Lot A., 33 Sharp Street,
 Belmore NSW 2192

Burbank
 #BurbankLiveOnline
 Burbank Australia (NSW Pty Ltd. ph: (02) 9528 0353 fx: (02) 9528 0222
 ABN: 68 618 822 774, ACRN: 610 822 770, BL: 235627C

AMENDMENTS		Corella	
1	DB 14.03.22	PROVIDE DEET TO COMBATT M	186670
2	DB 17.03.22	PLASTER REVEALS TO MEET REQUIREMENTS	NHC
HAND:		SCALE: 1:100	
SHEET No:		9 of 15	
CONTRACT No:		NHP	
SPECIFICATION:		N.S.W.	
S.I. No.:		MASTER	
ISSUE:		DB 25.01.22	
GEN:		DG 22/5/18	
DATE:			
N.E.:			