

24 Waratah Street, Cantubury.

DEVELOPMENT APPLICATION FOR GARAGE AND BASEMENT STORAGE

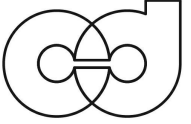



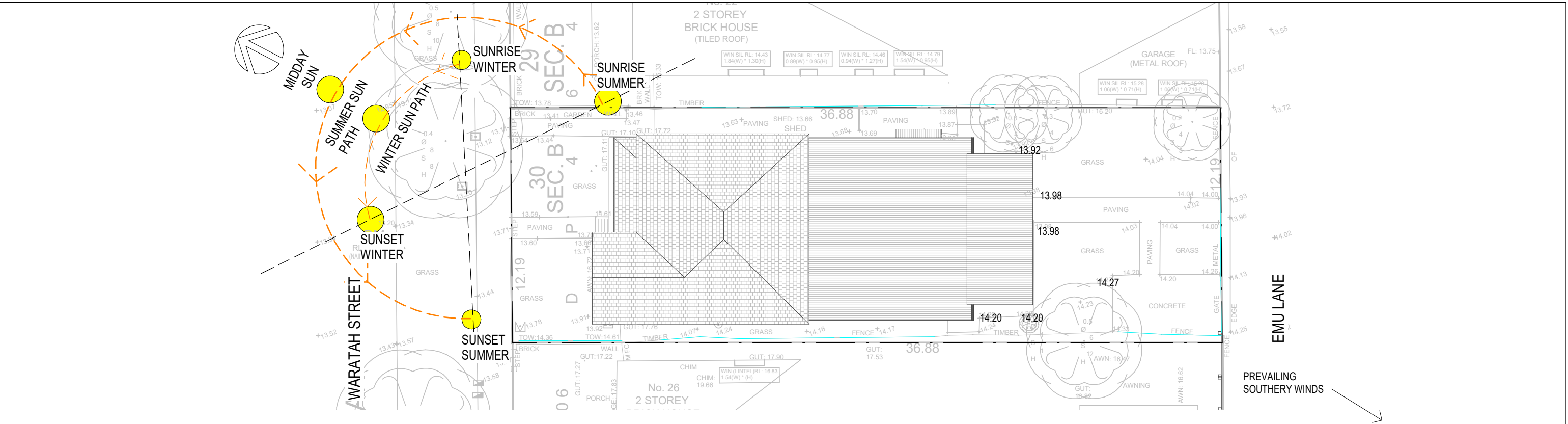
NO CHANGES PROPOSED TO STREET FRONT - PROPOSED GARAGE ACCESS FROM EMU LANE

- LOT 39 SEC B DP 4645
- ZONE R3 - MEDIUM DENSITY RESIDENTIAL
- SITE AREA 449m²
- FSR 0.5:1 (ALLOWED 224m²)
- CURRENT FSR: 0.3:1 (148m²/449m²)
- NO CHANGE TO FSR
(CARPARKING & BASEMENT STORAGE NOT IN GFA CALCULATION)

INDEX:

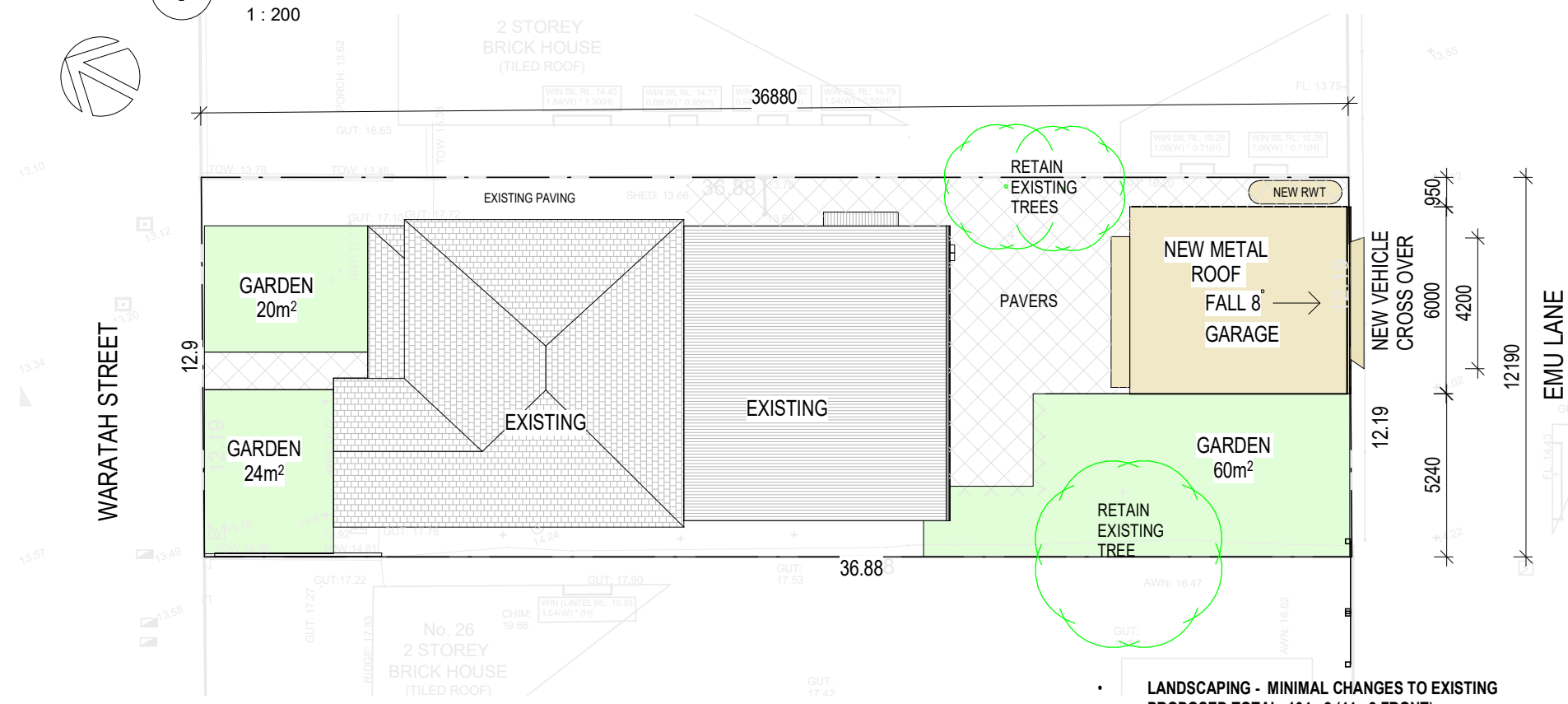
- 00 - TITLE PAGE
 - 01 - SITE ANALYSIS + EXISTING AND PROPOSED SITE PLAN
 - 02 - EXISTING FLOOR PLAN
 - 03 - DEMOLITION & WASTEMANAGEMENT PLAN
 - 04 - PROPOSED GROUND AND BASEMENT FLOOR PLAN
 - 05 - ROOF PLAN + DRAINAGE CONCEPT
 - 06 - ELEVATIONS
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 - 09 - SECTION
 - 10 - WINDOW & DOOR SCHEDULE/ MATERIAL SCHEDULE
 - 11 - NOTIFICATION & SEDIMENT CONTROL PLAN
- DEVELOPMENT APPLICATION

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					Hanna Torsh & Simon Rowe	Project number	H02	00
						Date	10/10/22	
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						Version	DA-V01	Scale @A3



1 Site Plan Existing & Site Analysis Plan

1 : 200

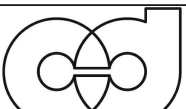



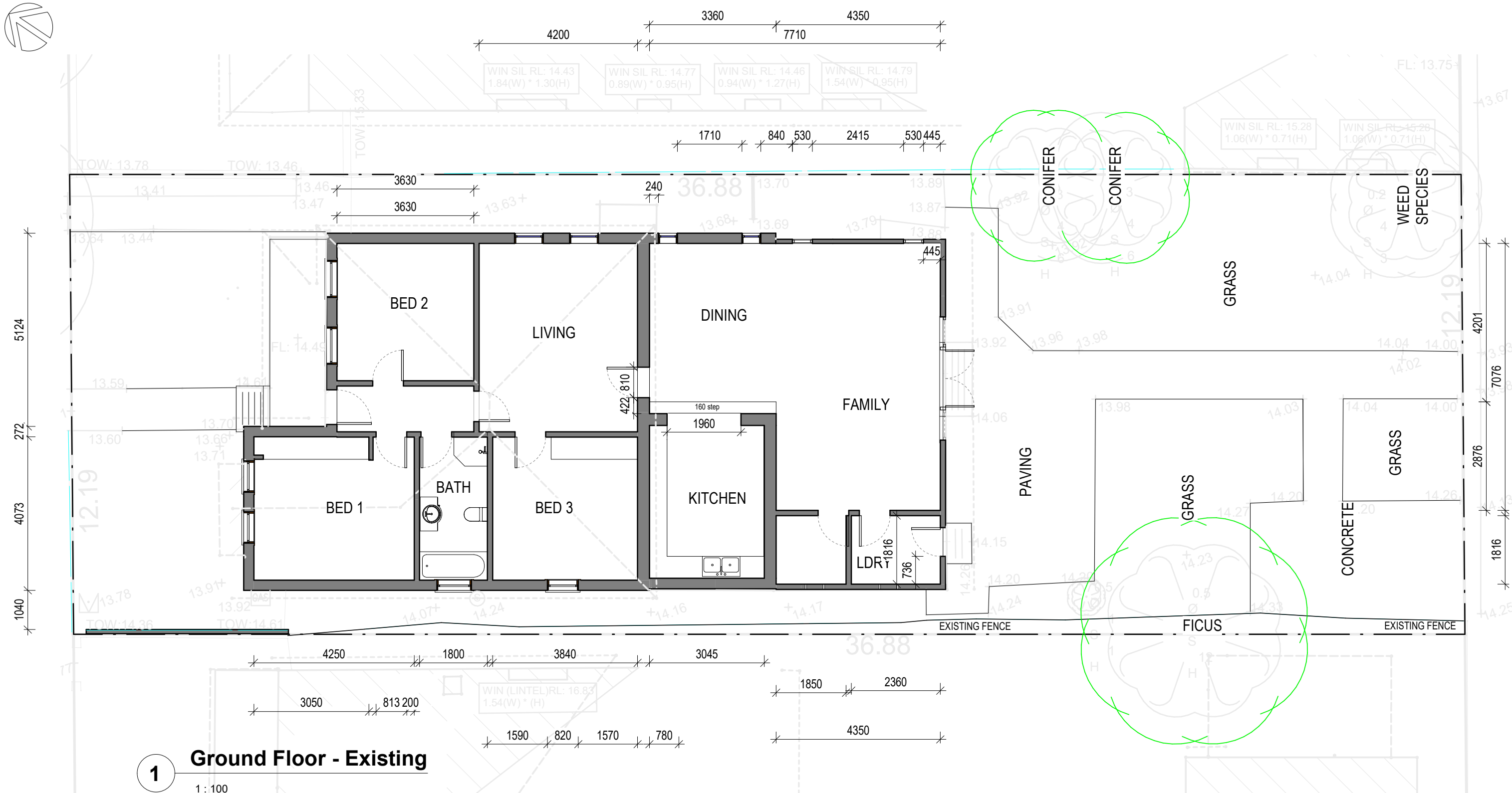
2 Proposed Site and Landscape Plan

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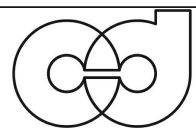
SITE CALCULATIONS
Existing Site Cover = 171m² (38%)
Proposed Site Cover = 171m² existing + 42m² proposed new garage = 213m² (47%)

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Hanna Torsh & Simon Rowe					Project number		H02	01	
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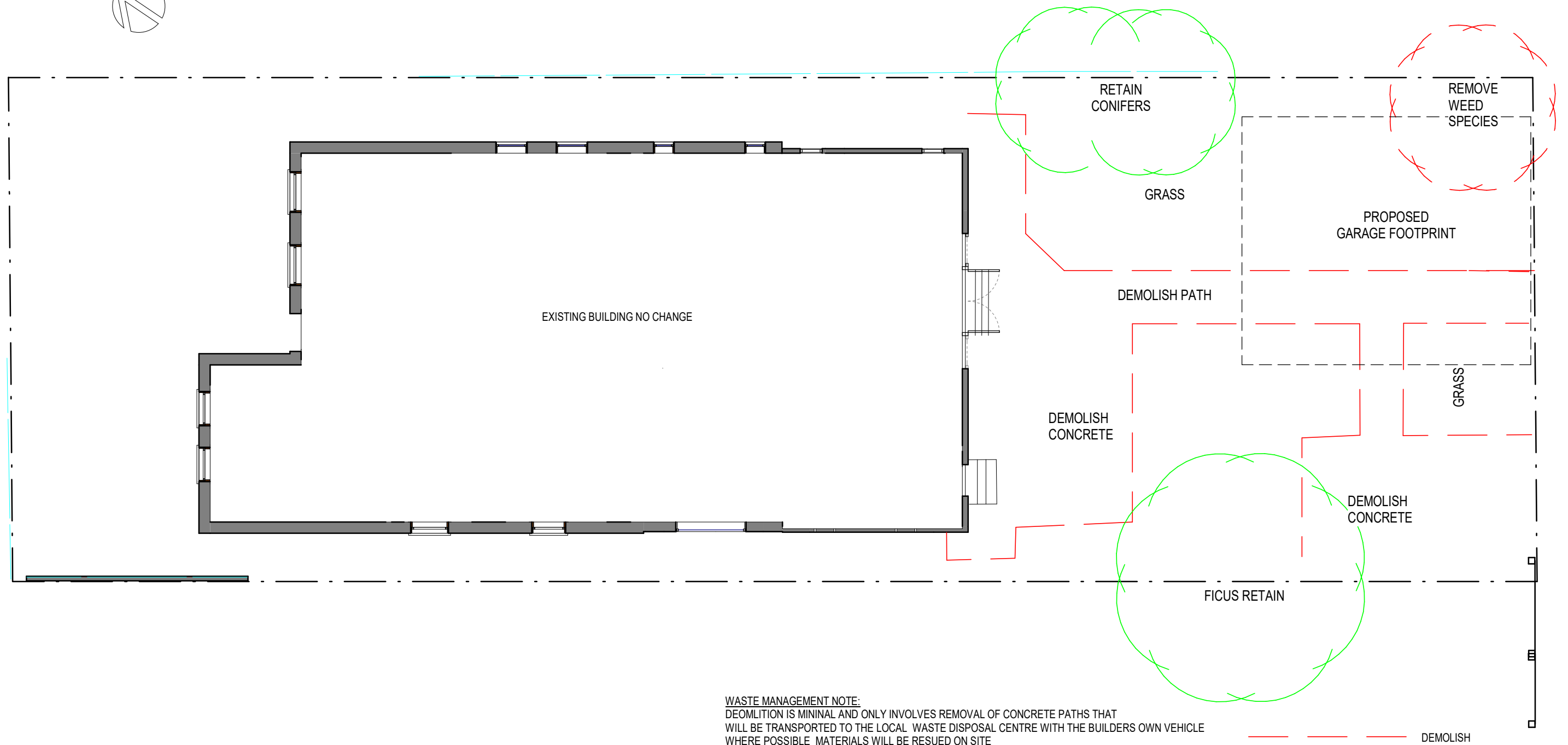
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Floor Plan -Existing

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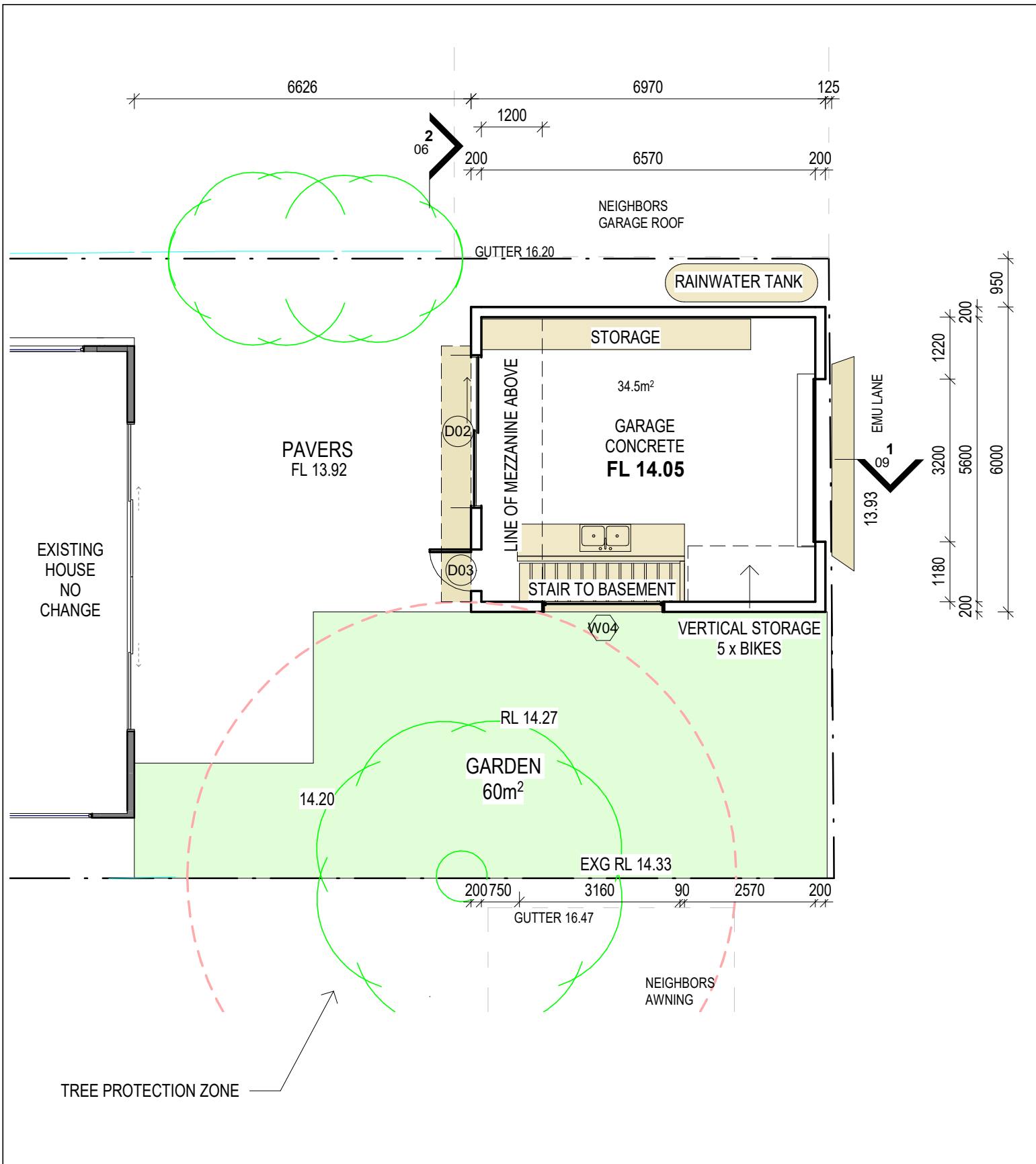
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1 Ground Floor - Demo

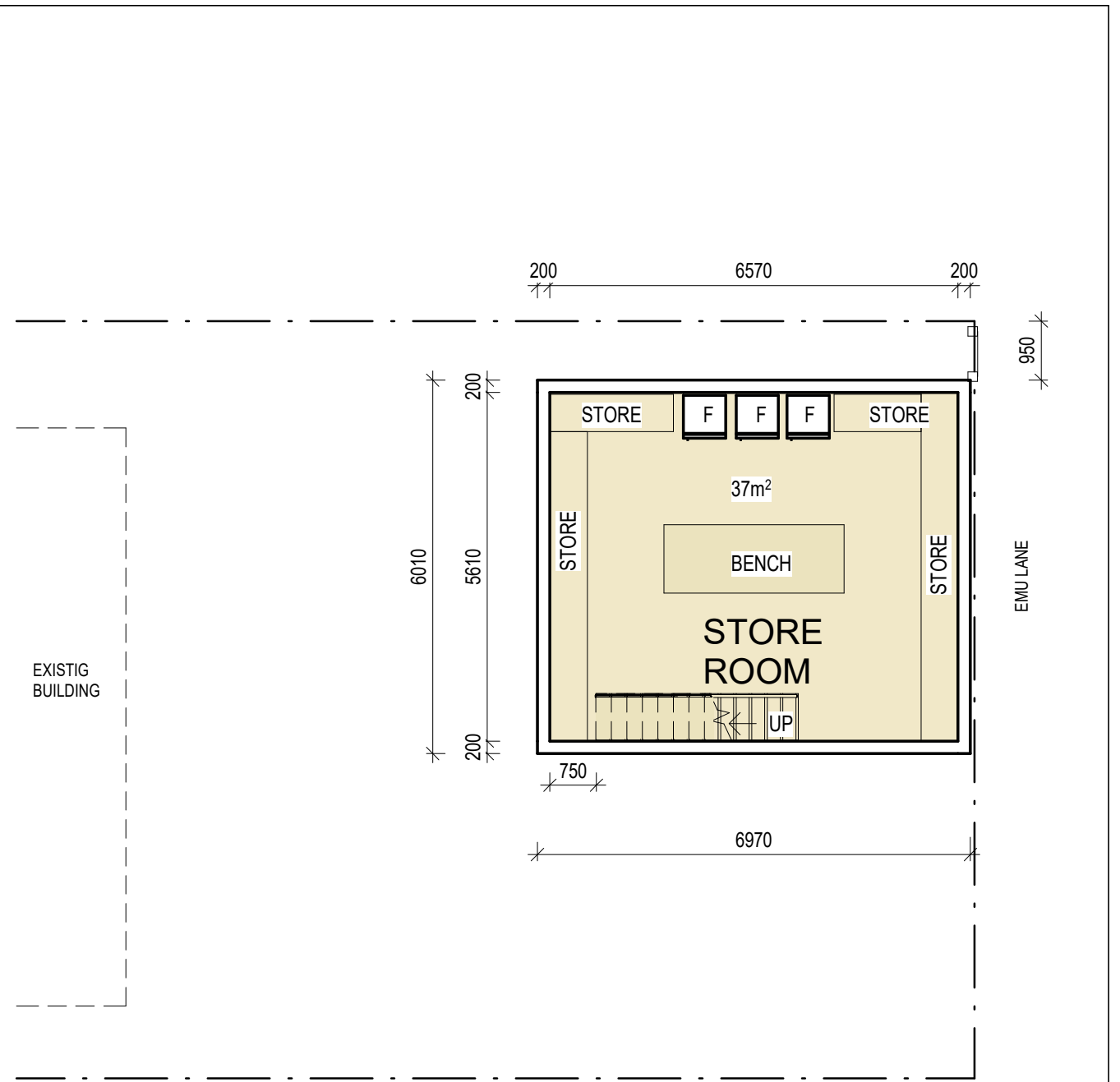
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1 Ground Floor -Proposed

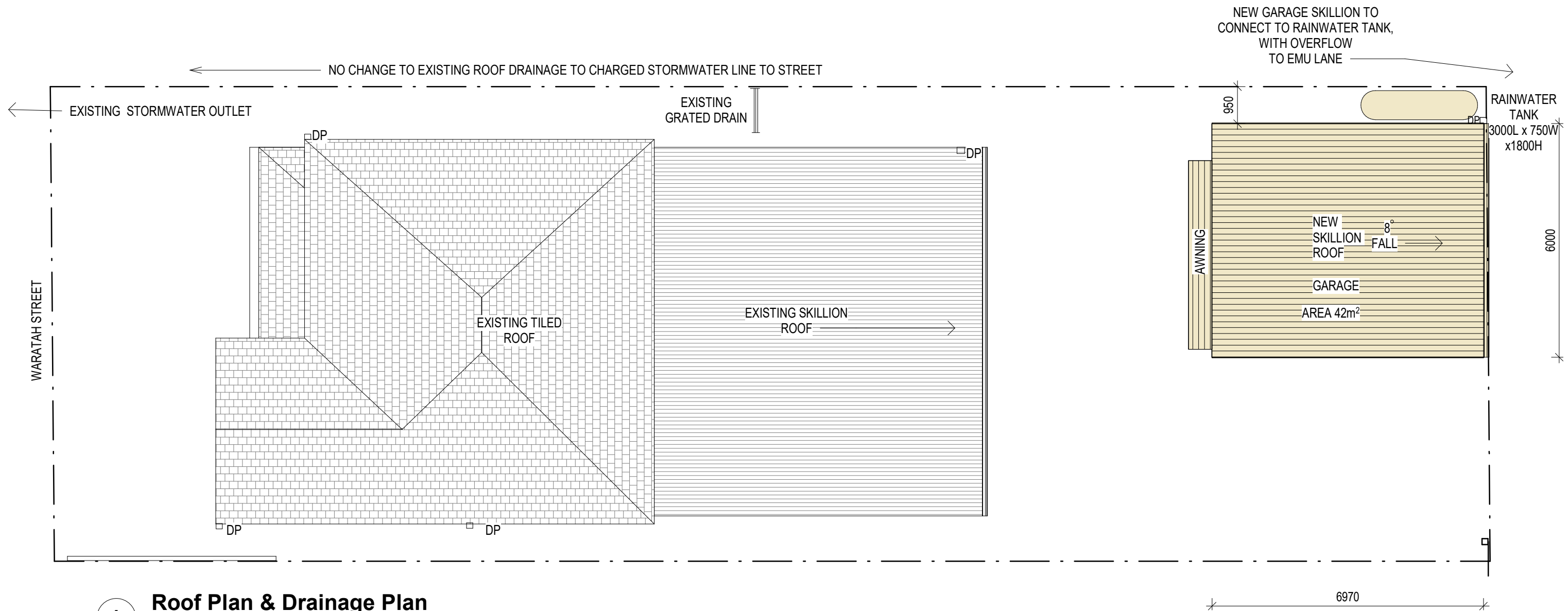
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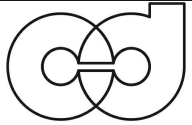

2 Basement Store Room

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						Project number	H02	05		
						Date	10/10/22			
						Drawn by	CC			
						Version	DA-V01		Scale	@A3
								Hanna Torsh & Simon Rowe		

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NOTE: NO CHANGES TO STREET FRONT

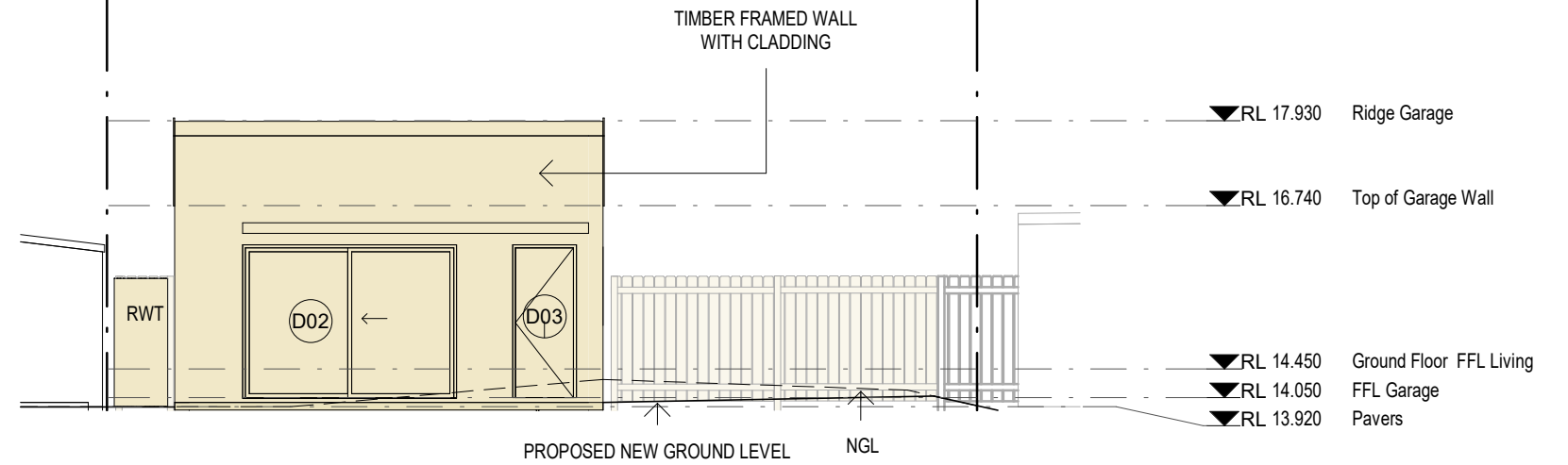
1 North/West - Existing/Proposed

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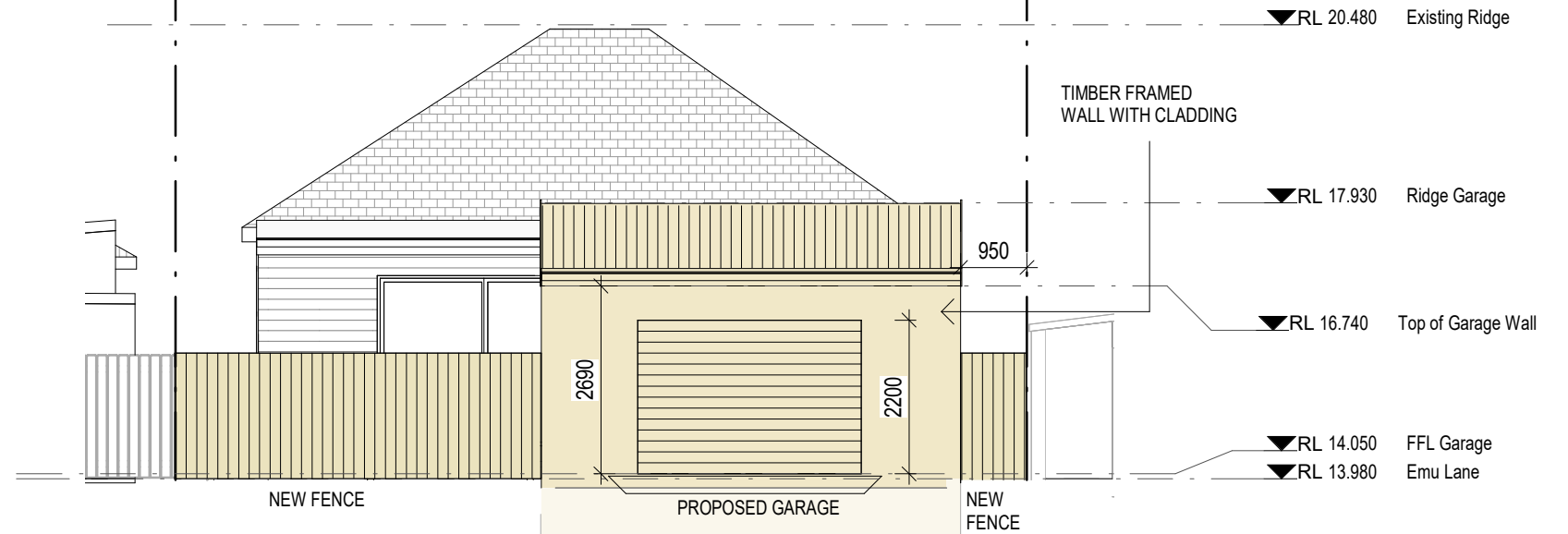
3 South/ East - Existing

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2 Proposed Garage Elevation

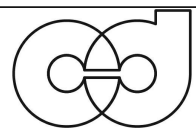
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4 South/East Elevation - Proposed

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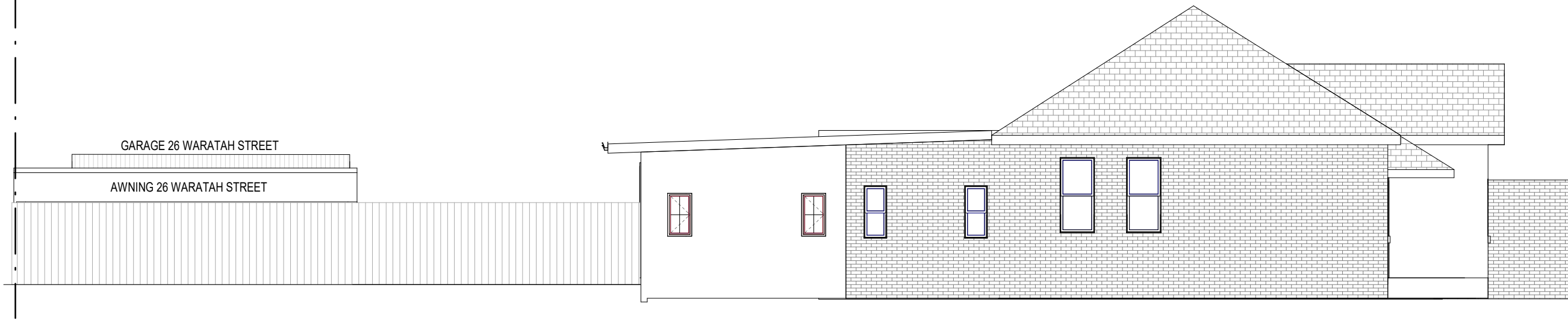
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Elevations

Project number	H02	06
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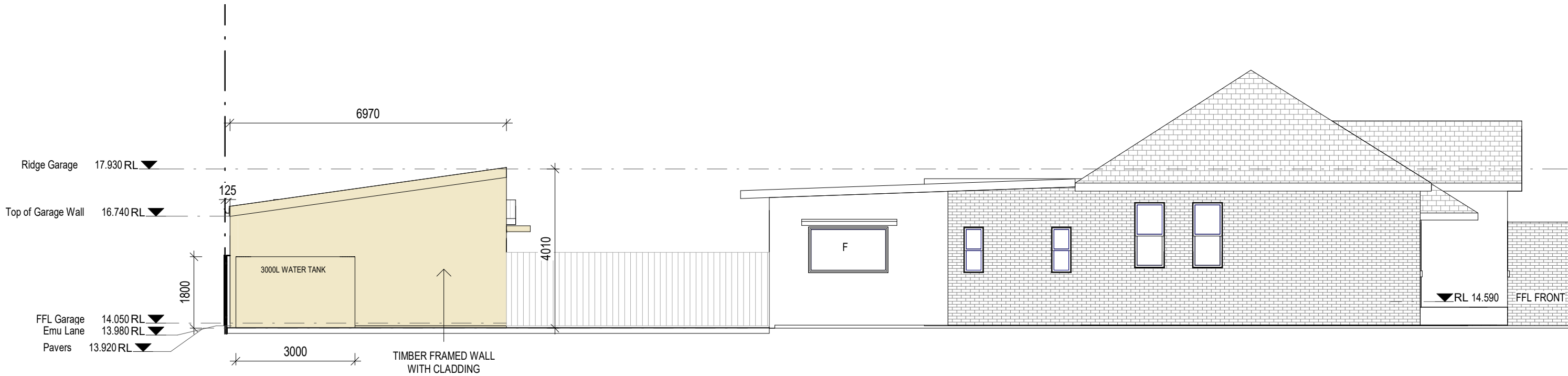
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1

North/East Elevation- Existing

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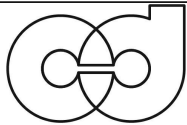


2

North/East Elevation - Proposed

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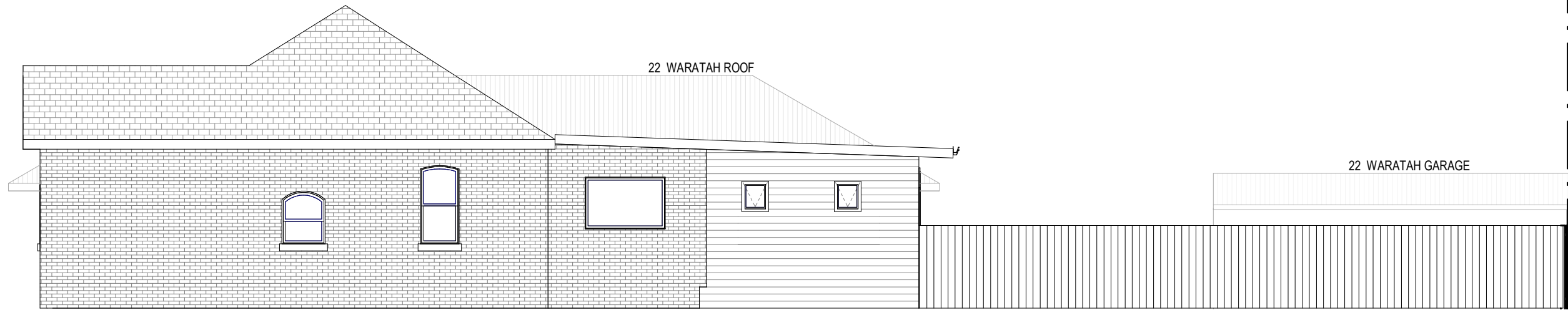
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Elevations

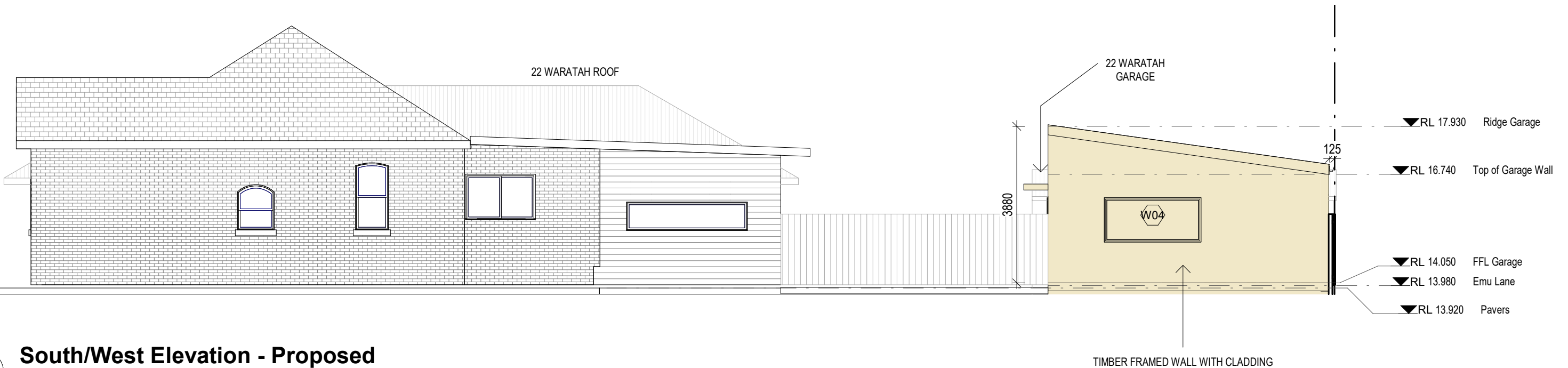
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Date	10/10/22	
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Version	DA-V01	Scale @A3

1 : 100



1 South/West Elevation - Existing

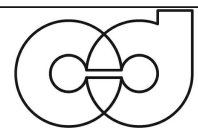
1 : 100



2 South/West Elevation - Proposed

1 : 100

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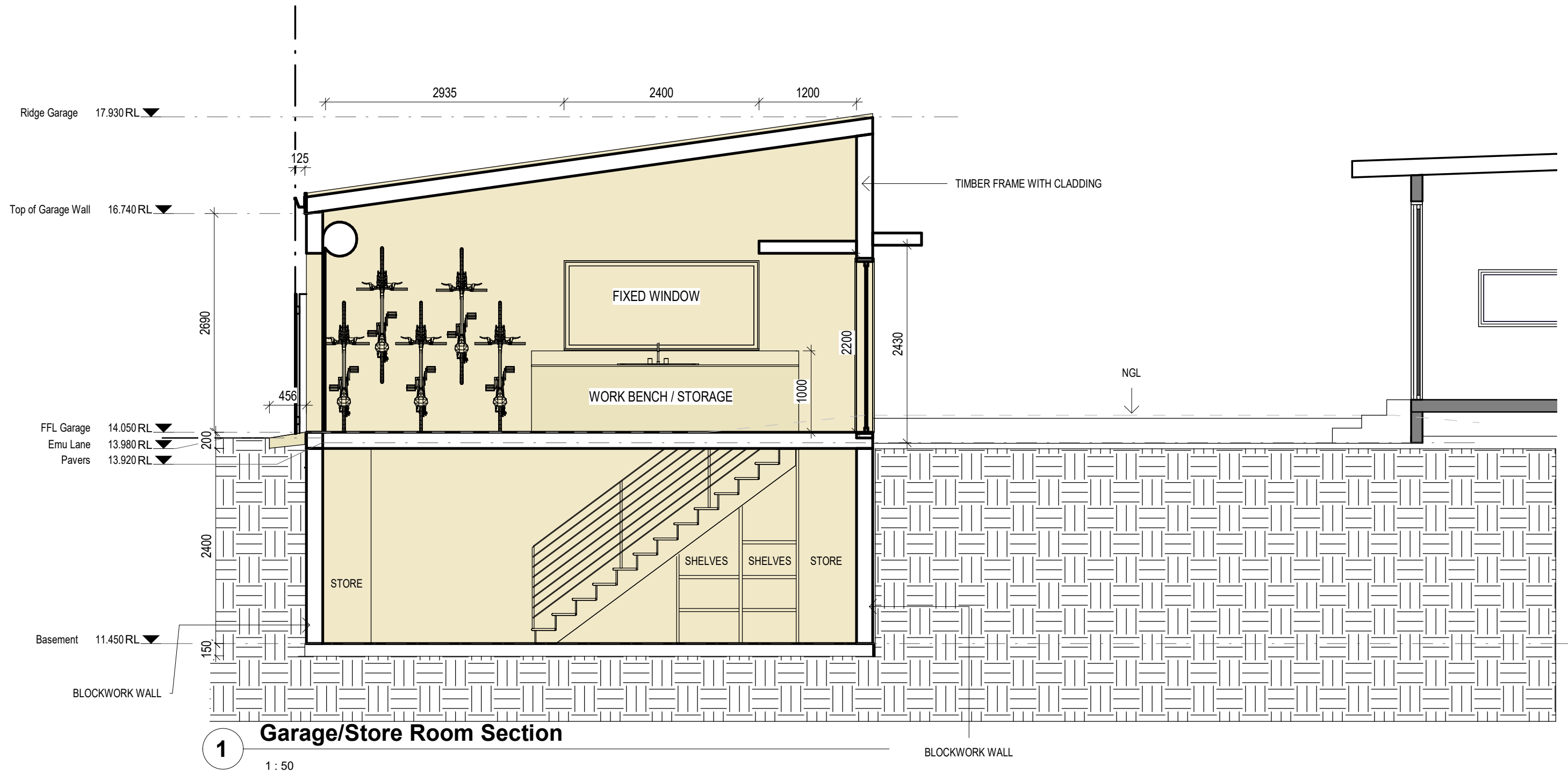
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Elevations

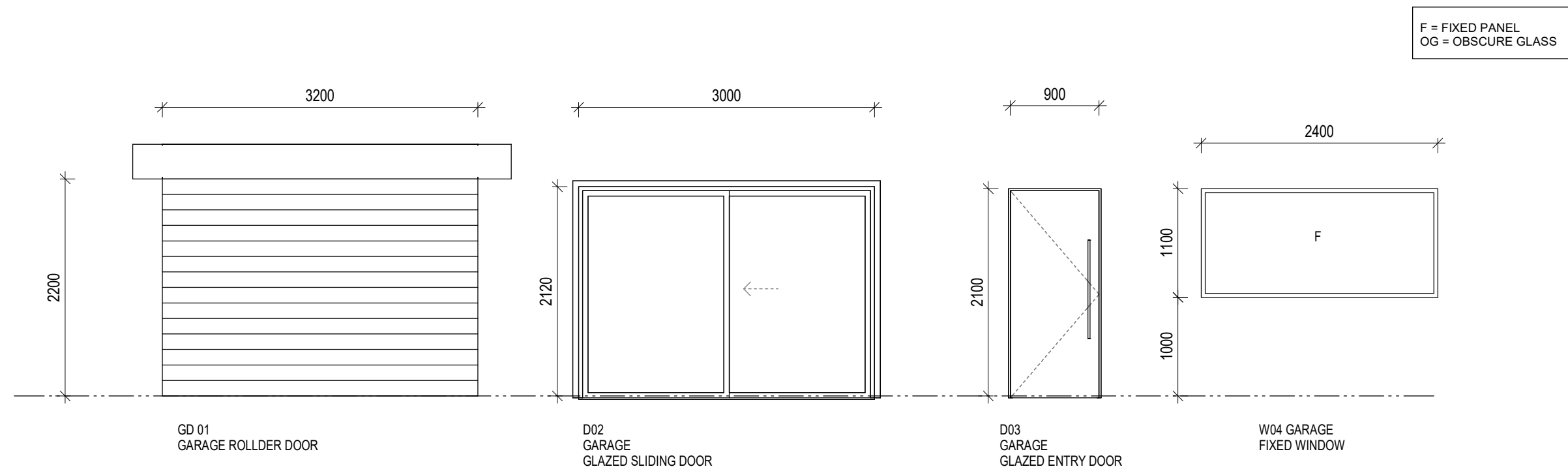
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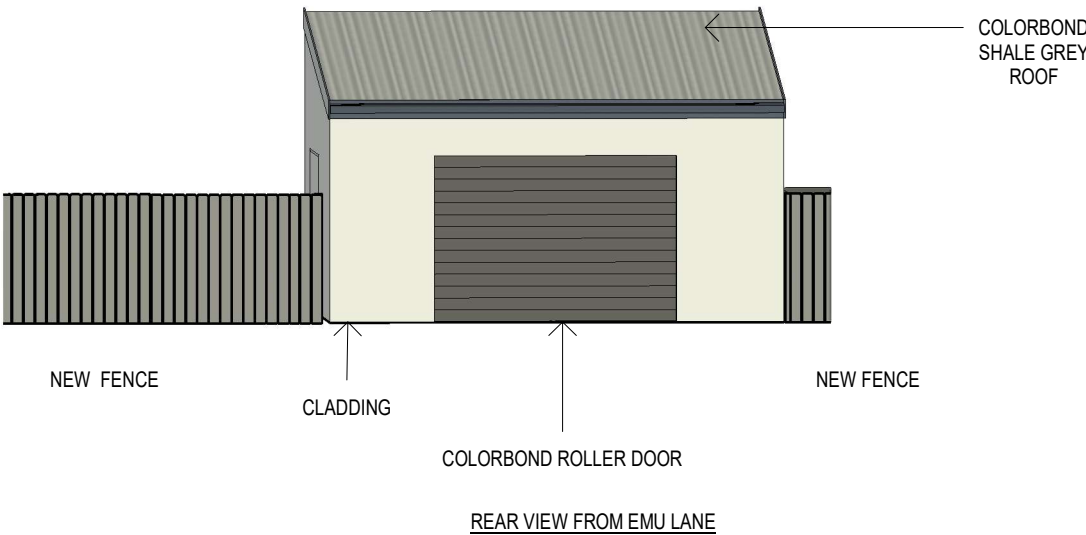
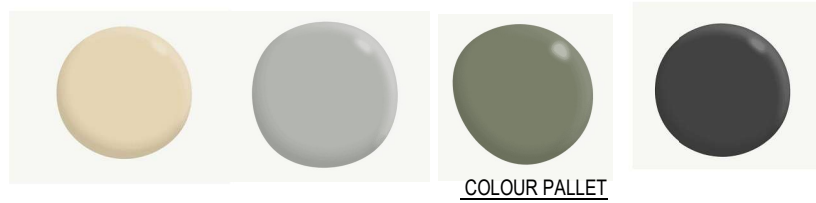
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						Project number	H02	09				
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								Version	DA-V01	Scale @A3	1 : 50	



1

Door and Window Schedule

1 : 50

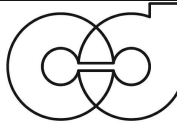



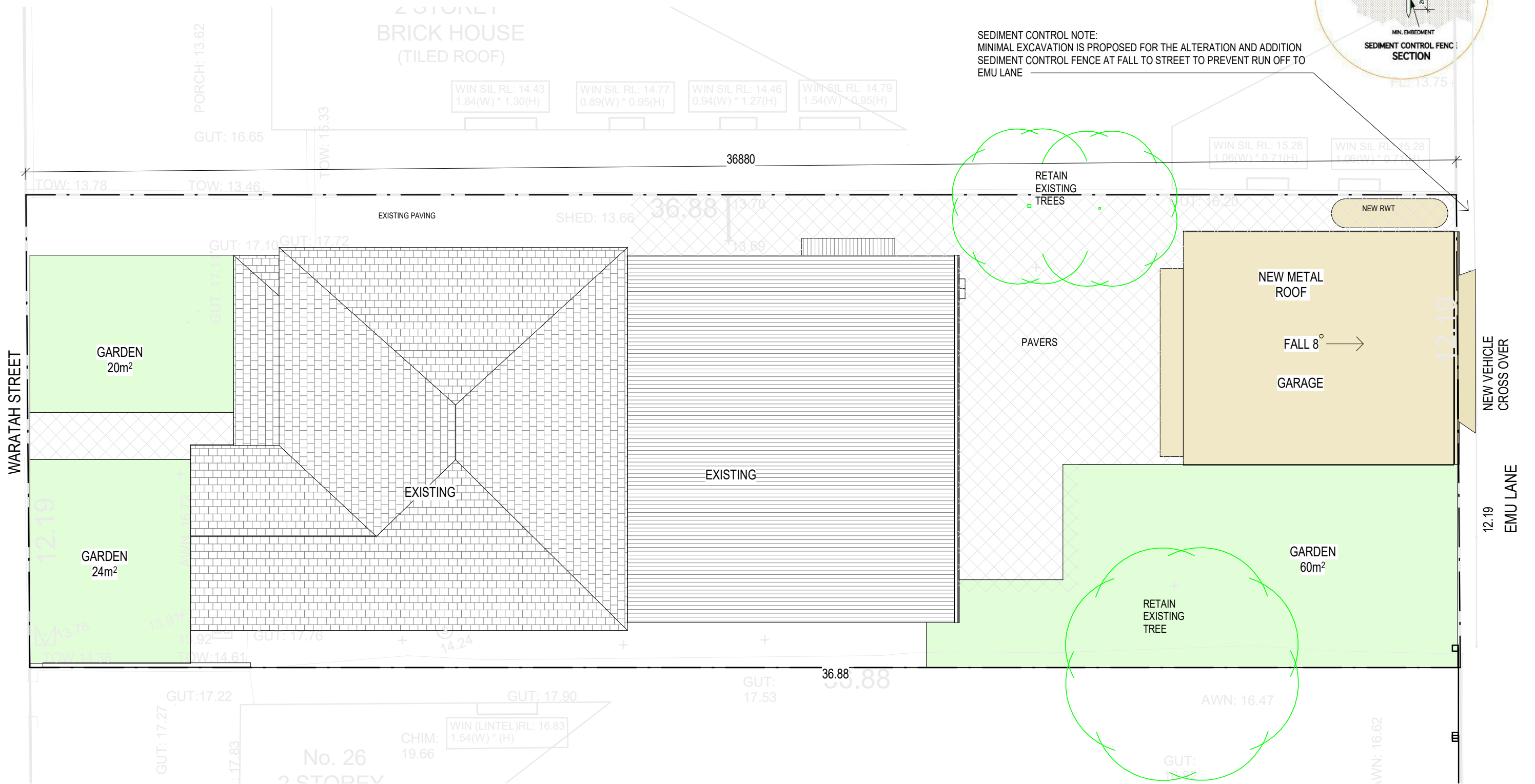
2

Materials Schedule

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						Date		10/10/22	
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						Version		DA-V01	Scale @A3



1 **Notifcation Plan**
1 : 100

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			Hanna Torsh & Simon Rowe	Project number	H02	11		
				Date	10/10/22			
				Drawn by	CC			
				Version	DA-V01	Scale @A3	1 : 100	