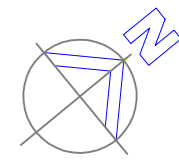


Project  
**Proposed Alterations & Additions**  
No. 2 Jeffrey Street, Canterbury NSW, 2193  
Lot 2 DP 309113

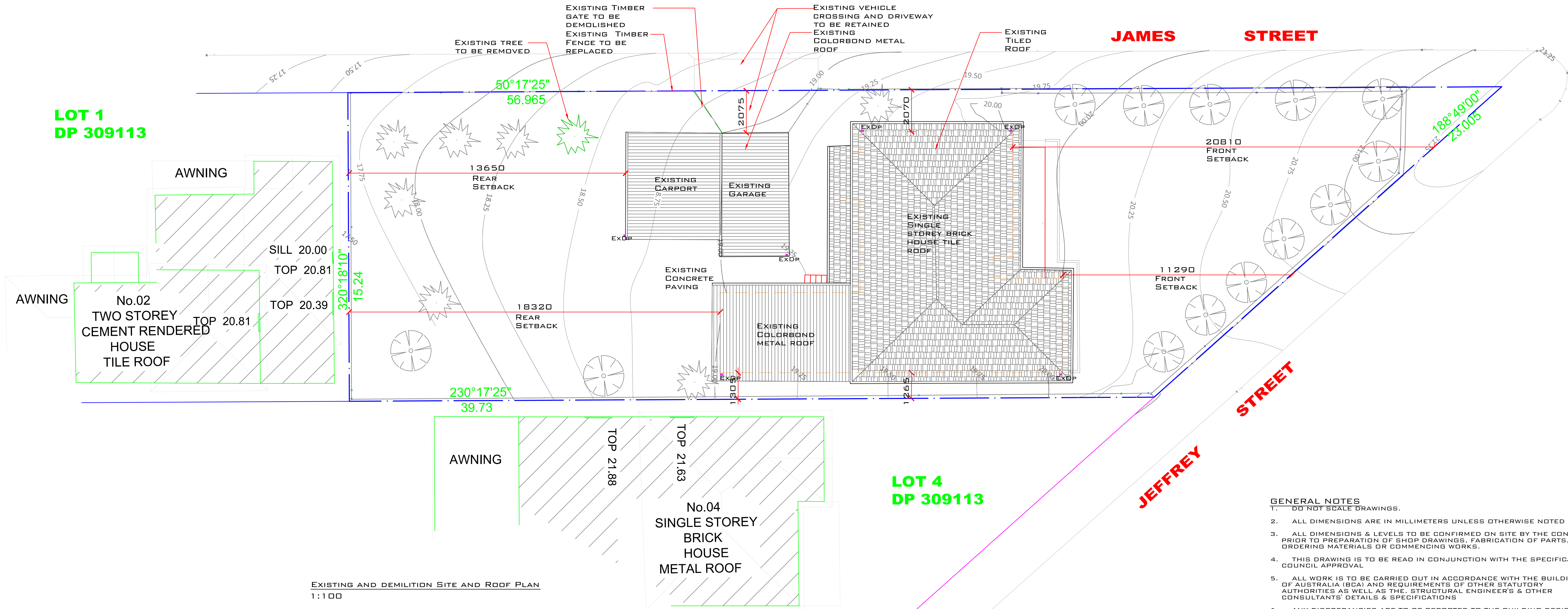
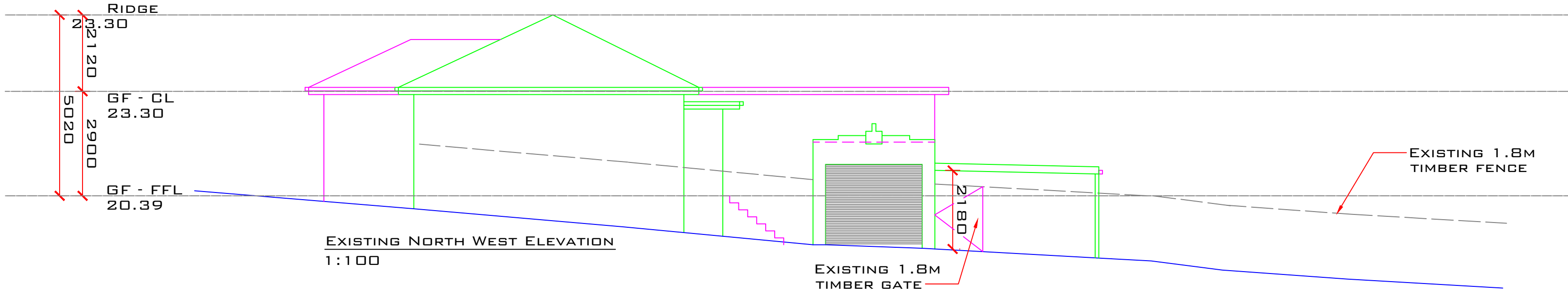
Client  
**Mr. & Mrs. Chen**

Drg Title  
**Development Application  
Existing and Demolition Plan  
Existing Elevation**



Drawn R. S	Paper Size A 1	Scale AS NOTED	Date JULY 2022
Project No <b>013</b>	Drawing No <b>DA-A01</b>	No. of drawings <b>1 OF 6</b>	Revision <b>A</b>

NO.	REVISION	DATE



- GENERAL NOTES**
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Compliance Table - Checklist Site Area 733.5 Sqm			
Item	Required Min.	Existing	Proposed / Modified
Front Setback Primary Rd	5.5m	11- 21m	No change
Front Setback Secondary Rd	3.0m- Building 3.0m- Attached Garage/ Carport	2.07m 2.075m	No change No change
Side Setback (ES)	0.9m	1.2 - 2.3m	No change
Rear Setback	8m	13 - 18 m	No change
Building Height	8.5m	4.6 -5.7m	No change
Carport Height	3.0m	2.3m	2.9m
Floor space ratio	0.5:1	0.28:1	0.3:1
POS	80 Sqm	209 Sqm	155

LEGEND:

- EXISTING TREES TO BE RETAINED
- EXISTING DOWN PIPE(100X75)
- NEW DOWN PIPE(100X75)
- CONFIRM ON SITE
- EXISTING TERRACOTTA ROOF TILES
- EXISTING COLORBOND METAL ROOF
- COLORBOND METAL ROOF
- 100Ø UPVC STORMWATER LINE 1:100 MIN FALL

NOTE:  
CONFIRM PITCH OF EXISTING ROOF ONSITE  
ALL TREES TO BE RETAINED

SITE ANALYSIS

Address: 2 Jeffrey Street, Canterbury NSW 2193  
Local Government Area: Bankstown Council  
Title Reference: Lot: 2/ DP 309113  
Zone: R3 Medium Density Residential  
Flood Control Lot: No.  
Landslip Zone: No.  
Acid Sulphate: Class5  
Bushfire Prone: No.  
Heritage Conservation Area: Not within a heritage or draft heritage conservation area  
Local Heritage Item: Not a local heritage item  
Development Category Development Type: Proposed Alterations & Additions

Site Area: 733.5 Sqm	
Existing House Floor Area	= 164.5 Sqm
Existing Garage Floor Area	= 20 Sqm
Existing Carport Floor Area	= 24 Sqm
Total Floor area	= 208.5 Sqm
Proposed Ground Floor Area	= 164.5 Sqm
Proposed Garage Floor Area	= 20 Sqm
Proposed Carport Floor Area	= 24 Sqm
Total Floor area	= 208.5 Sqm

Project  
Proposed Alterations & Additions

No. 2 Jeffrey Street, Canterbury NSW, 2193  
Lot 2 DP 309113

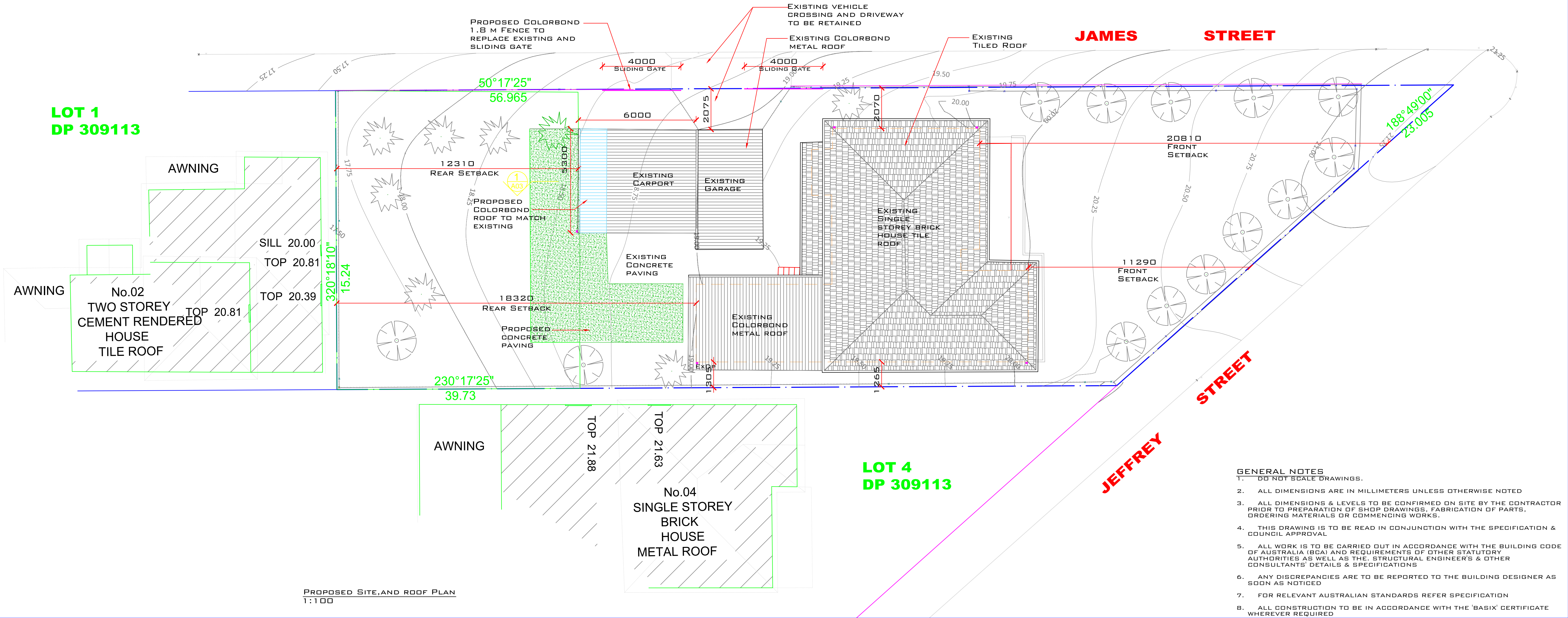
Client

Mr. & Mrs. Chen

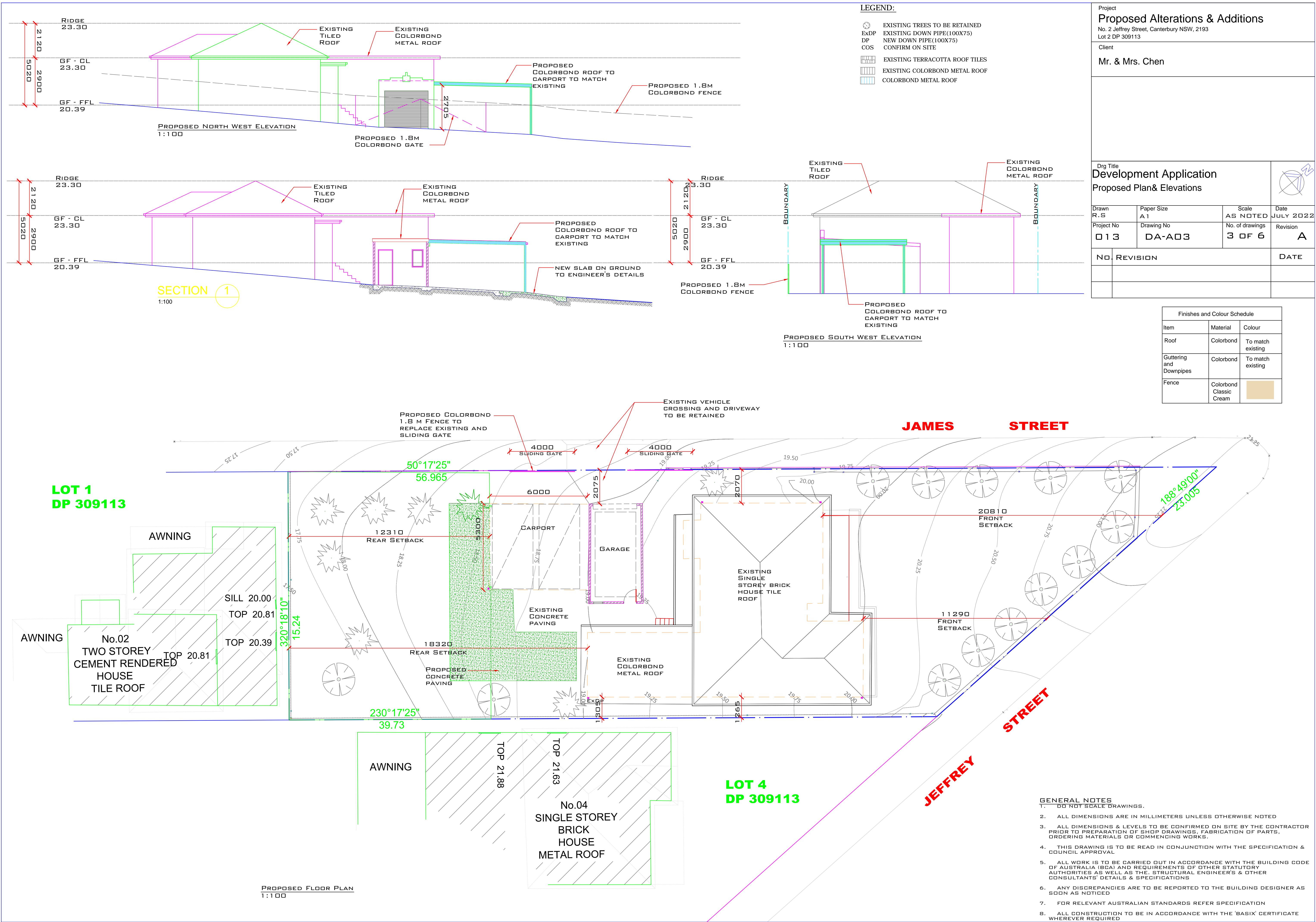
Drg Title  
Development Application  
Proposed Site Plan

Drawn R. S	Paper Size A 1	Scale AS NOTED	Date JULY 2022
Project No 013	Drawing No DA-A02	No. of drawings 2 OF 6	Revision A

NO.	REVISION	DATE







- LEGEND:**
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  - EXISTING DOWN PIPE(100X75)
  - NEW DOWN PIPE(100X75)
  - CONFIRM ON SITE
  - EXISTING TERRACOTTA ROOF TILES
  - EXISTING COLORBOND METAL ROOF
  - COLORBOND METAL ROOF

Project  
**Proposed Alterations & Additions**  
No. 2 Jeffrey Street, Canterbury NSW, 2193  
Lot 2 DP 309113

Client  
**Mr. & Mrs. Chen**

Drg Title  
**Development Application**  
**Proposed Plan& Elevations**

Drawn  
R. S

Paper Size  
A 1

Scale  
AS NOTED

Date  
JULY 2022

Project No  
**013**

Drawing No  
**DA-A03**

No. of drawings  
**3 OF 6**

Revision  
**A**

NO.	REVISION	DATE

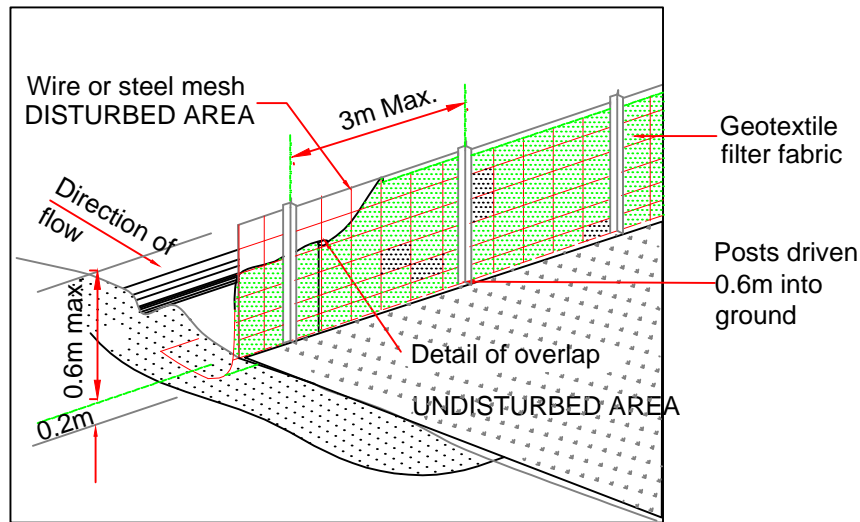
Finishes and Colour Schedule		
Item	Material	Colour
Roof	Colorbond	To match existing
Guttering and Downpipes	Colorbond	To match existing
Fence	Colorbond Classic Cream	

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LEGEND:

- EXISTING TREES TO BE RETAINED  
ExDP EXISTING DOWN PIPE(100X75)  
DP NEW DOWN PIPE(100X75)  
COS CONFIRM ON SITE
- EXISTING TERRACOTTA ROOF TILES  
EXISTING COLORBOND METAL ROOF  
COLORBOND METAL ROOF



SEDIMENT CONTROL FENCE  
REFER SITE PLAN FOR LOCATION

1. CONSTRUCT SEDIMENT CONTROL FENCE AS CLOSE AS POSSIBLE TO PARALLEL TO THE CONTOURS OF THE SITE
2. DRIVE 1.5M LONG STAR PICKETS INTO GROUND, 2.5M APART.
3. DIG A 150MM DEEP TRENCH ALONG THE UPSLOPE LINE OF THE FENCE FOR THE BOTTOM OF THE FABRIC TO BE ENTRENCHED.
4. FIX SELF SUPPORTING GEOTEXTILE TO UPSLOPE SIDE OF POSTS WITH WIRE TIES OR AS RECOMMENDED BY GEOTEXTILE MANUFACTURER.
5. JOIN SECTIONS OF FABRIC AT A SUPPORT WITH 150MM OVERLAP
6. BACKFILL THE TRENCH OVER THE BASE OF THE FABRIC AND COMPACT IT THOROUGHLY OVER THE GEOTEXTILE.

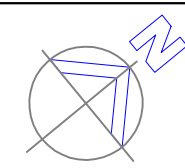
Project  
**Proposed Alterations & Additions**

No. 2 Jeffrey Street, Canterbury NSW, 2193  
Lot 2 DP 309113

Client

Mr. & Mrs. Chen

Drg Title  
**Development Application**  
Proposed Sediment control and site management



Drawn R. S	Paper Size A 1	Scale AS NOTED	Date JULY 2022
Project No 013	Drawing No DA-A05	No. of drawings 5 OF 6	Revision A

NO.	REVISION	DATE

**LOT 1  
DP 309113**

**JAMES STREET**

**188°49'00"  
23.005**

**STREET**

**JEFFREY STREET**

**LOT 4  
DP 309113**

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PROPOSED SEDIMENT CONTROL AND SITE MANAGEMENT  
1:100