



**Wall Construction Types - General Notes**

- \*Internal Walls: 90mm Timber Frame Construction
- \*External Walls: Ground Floor - 250mm Brick Veneer Construction
- \*External Walls: First Floor - N/A
- \*DP: 90mm Downpipe
- \*Smoke Alarm

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Refer to BASIX Certificate - For all BASIX Commitments

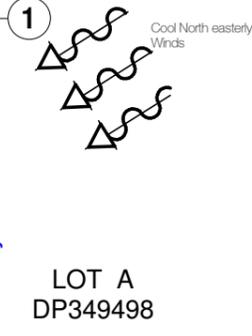
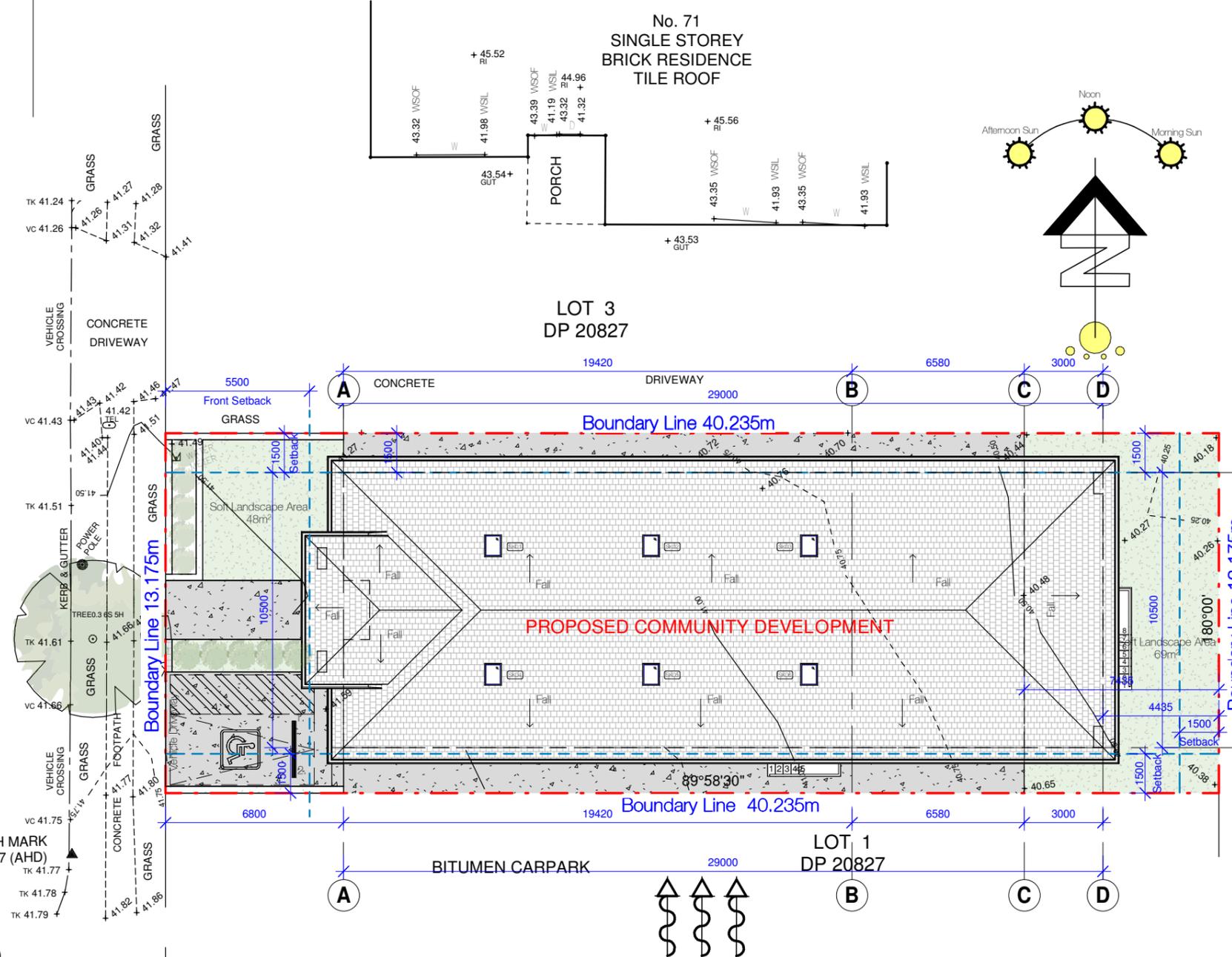
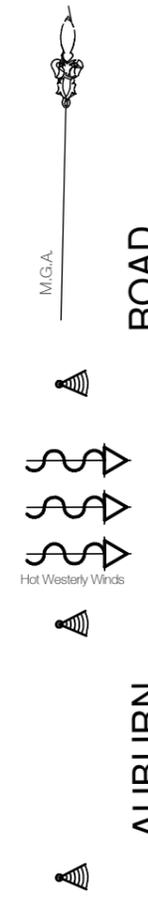
**Site Calculations**

|                            |                       |
|----------------------------|-----------------------|
| Site Area                  | = 551.8m <sup>2</sup> |
| Land Zoning                | = R2                  |
| F.S.R                      | = 0.5:1               |
| FSR Allowable Area         | = 275.9m <sup>2</sup> |
| Proposed Ground Floor Area | = 253m <sup>2</sup>   |
| Proposed Porch Area        | = 7m <sup>2</sup>     |
| Proposed Outdoor Area      | = 31.5m <sup>2</sup>  |
| Total Proposed Floor Area  | = 253m <sup>2</sup>   |
| Site Coverage              | = 45.9%               |
| Proposed Landscape Area    | = 33m <sup>2</sup>    |
| Infomt Building Line       | = 66m <sup>2</sup>    |
| Behind Building Line       | = 99m <sup>2</sup>    |
| Total Landscape Area       | = 17.9%               |
| Proposed Hardscaped Area   | = 86m <sup>2</sup>    |

**Legend**

|  |                    |
|--|--------------------|
|  | Site Boundary      |
|  | Existing Walls     |
|  | New proposed Walls |
|  | Demolition         |
|  | New Works          |
|  | Proposed windows   |
|  | Ceramic Tiles      |
|  | Downpipes          |
|  | Floor Waste        |
|  | Existing           |
|  | FTC                |

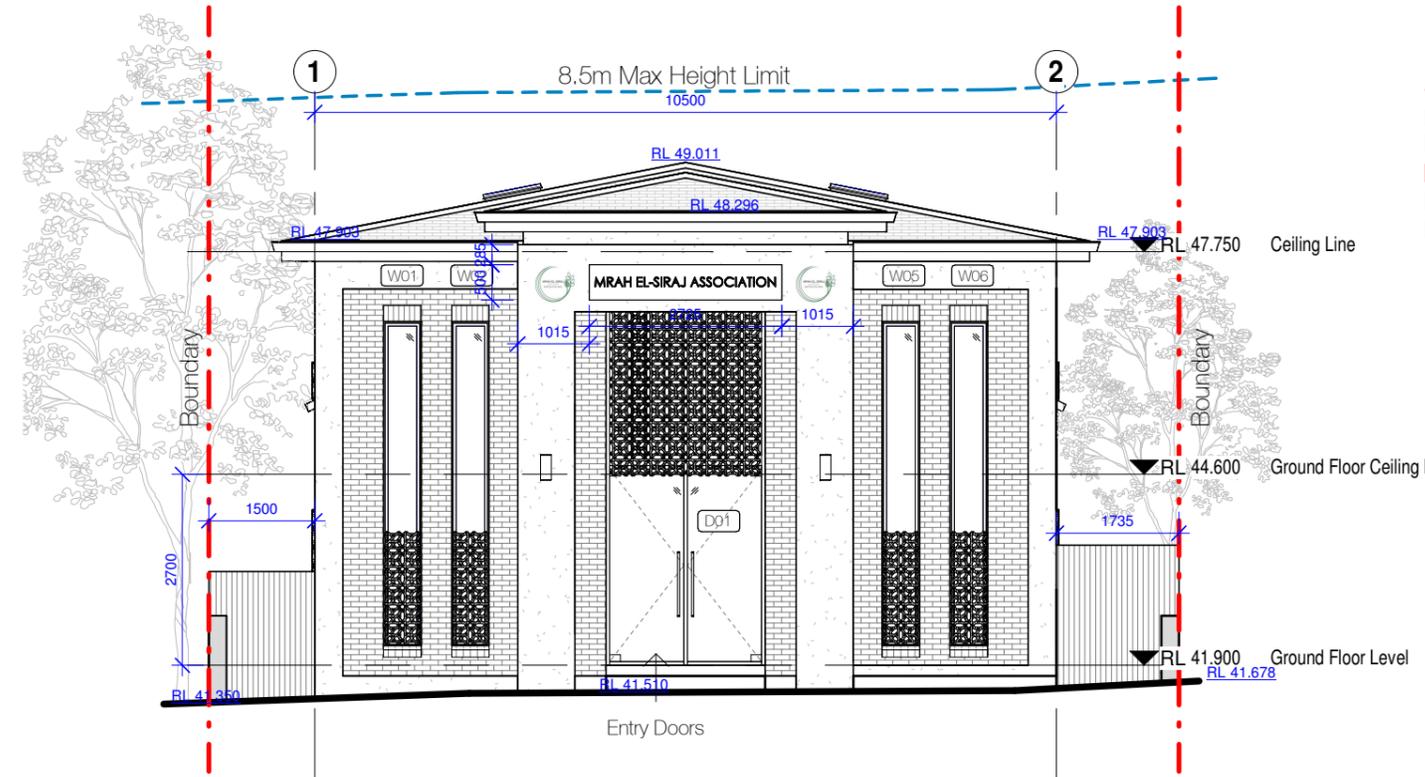
|     |                  |
|-----|------------------|
| RT  | Roof Tiles       |
| FG  | Fixed Glazing    |
| GL  | Glass            |
| GU  | Gutter           |
| MR  | Metal Roof       |
| LW  | Louvre Window    |
| SK  | Skylight         |
| TD  | Timber Decking   |
| TP  | Timber Post      |
| HWU | Hot Water Unit   |
| EB  | Electrical Board |



01 Site Analysis / Landscape Plan  
DA1.03 Scale 1:200 @A3

| Rev. No. | Date       | Revision        | By | Chk. | Rev. No. | Date | Revision | By | Chk. | Rev. No. | Date | Revision | By | Chk. | Rev. No. | Date | Revision | By | Chk. |  |
|----------|------------|-----------------|----|------|----------|------|----------|----|------|----------|------|----------|----|------|----------|------|----------|----|------|--|
| A        | 10.11.2022 | For Consultants | MM | MM   |          |      |          |    |      |          |      |          |    |      |          |      |          |    |      |  |

Project Address: 73 Auburn Road, Birrong NSW 2143  
Drawing Name: Proposed Site Plan



01 Western Elevation  
DA1.05  
Scale 1:100 @A3

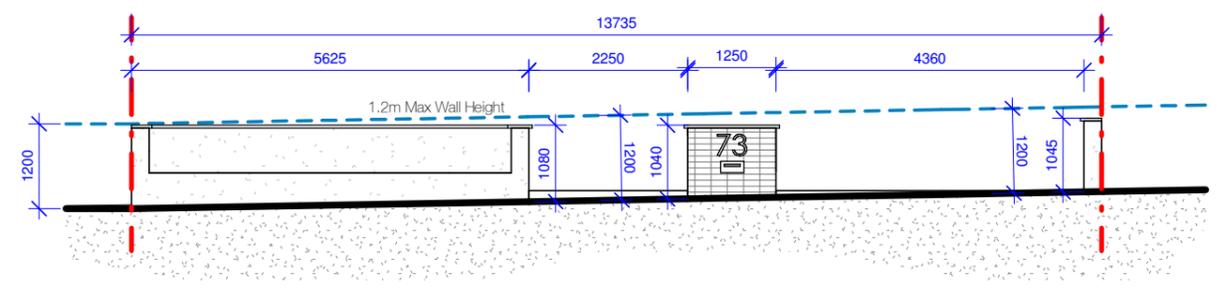
Legend

- Site Boundary
- Existing Walls
- New proposed Walls
- Demolition
- New Works
- Proposed windows
- CT Ceramic Tiles
- DP Downpipes
- FW Floor Waste
- EX Existing
- FTC Face Timber Cladding
- RT Roof Tiles
- FG Fixed Glazing
- GL Glass
- GU Gutter
- LW Louvre Window
- MR Metal Roof
- SK Skylight
- TD Timber Decking
- TP Timber Post
- HWU Hot Water Unit
- EB Electrical Board

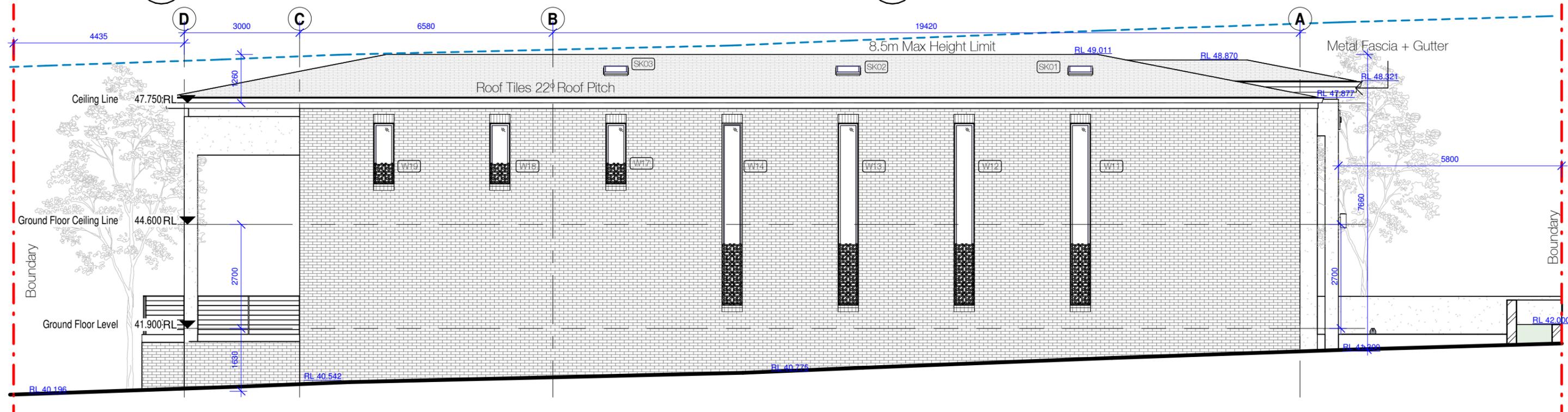
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03 Brick Fence Detail  
DA1.05  
Scale 1:100 @A3

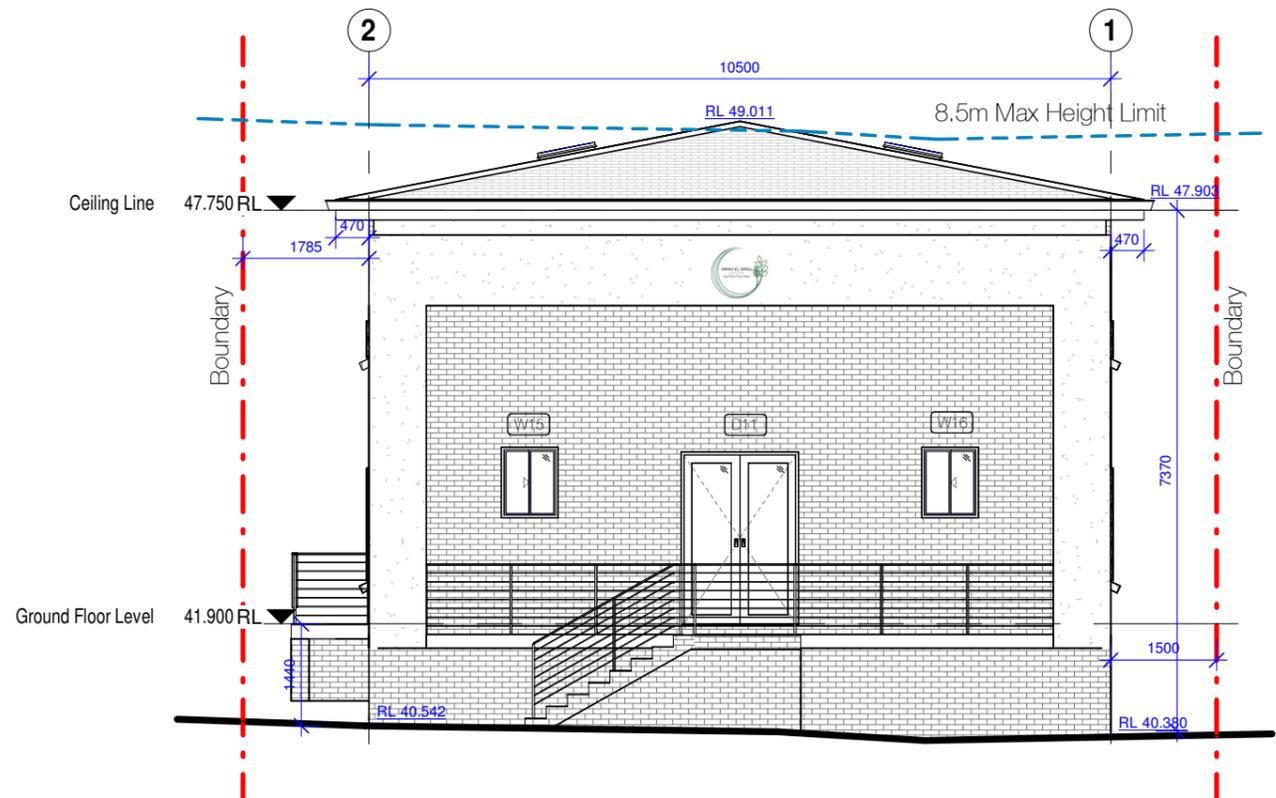


02 Northern Elevation  
DA1.05  
Scale 1:100 @A3

| Rev. | Date       | Revision        | By | Chk. | Rev. | Date | Revision | By | Chk. | Rev. | Date | Revision | By | Chk. |
|------|------------|-----------------|----|------|------|------|----------|----|------|------|------|----------|----|------|
| A    | 10.11.2022 | For Consultants | MM | MM   |      |      |          |    |      |      |      |          |    |      |

| Date       | Scale       | Sheet Size |
|------------|-------------|------------|
| 10.11.2022 | as shown    | @ A3       |
| Rev. No.   | Drawn       | Chk.       |
| DEP0000725 | M.M         | M.M        |
| Job No.    | Drawing No. | Revision   |
| 22007      | DA1.05      | A          |

NOT FOR CONSTRUCTION



01 Eastern Elevation  
DA1.06 Scale 1:100 @A3

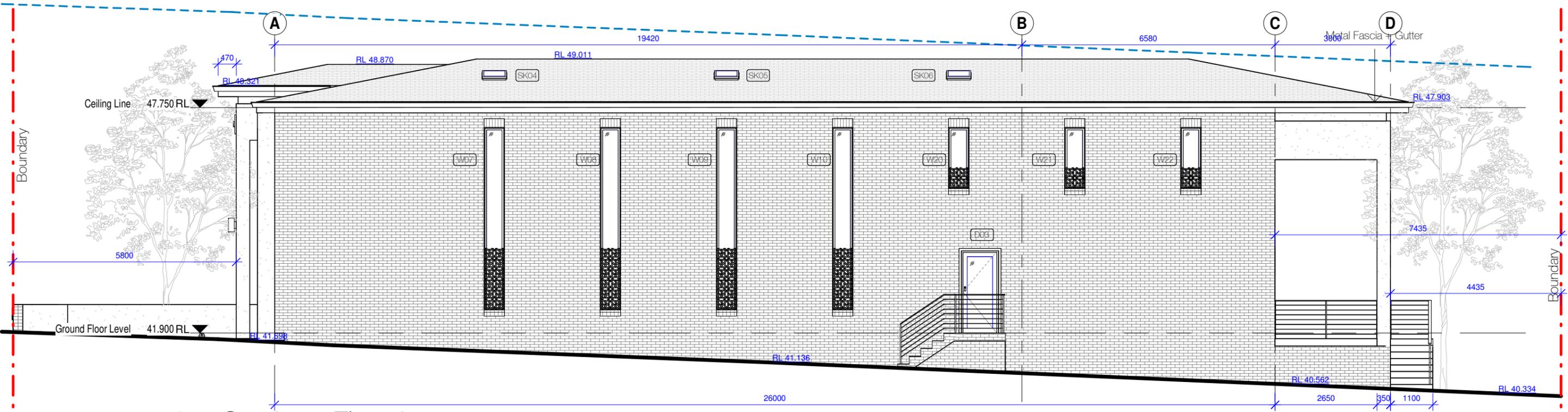
Legend

- - - Site Boundary
- Existing Walls
- New proposed Walls
- Demolition
- New Works
- Proposed windows
- CT Ceramic Tiles
- DP Downpipes
- FW Floor Waste
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02 Southern Elevation  
DA1.06 Scale 1:100 @A3

DA PLANS ONLY

**bdaa bdAA**  
 BUILDING DESIGNERS ASSOCIATION OF AUSTRALIA ACCREDITED BUILDING DESIGNER  
 Nominated Designer Mustapha A. Malas EDAA Rego No: 6561

| Rev. | Date       | Revision        | By | Chk. | Rev. | Date | Revision | By | Chk. | Rev. | Date | Revision | By | Chk. | Rev. | Date | Revision | By | Chk. |  |
|------|------------|-----------------|----|------|------|------|----------|----|------|------|------|----------|----|------|------|------|----------|----|------|--|
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Project Address  
 73 Auburn Road,  
 Birrong NSW 2143  
 Drawing Name  
 Elevations

| Date       | Scale       | Sheet Size |
|------------|-------------|------------|
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| Req. No.   | Drawn       | Chk.       |
| DEP0000725 | M.M         | M.M        |
| Job No.    | Drawing No. | Revision   |
| 22007      | DA1.06      | A          |

**MAM PROJECTS (NSW)**  
 INSPIRE | DESIGN | CREATE  
 29 Viatko Dr. West Hoxton NSW  
 2171 Australia  
 M. 0405 477 589  
 T. 9773 0409  
 E. info@mamprojects.com.au  
 W. www.mamprojects.com.au