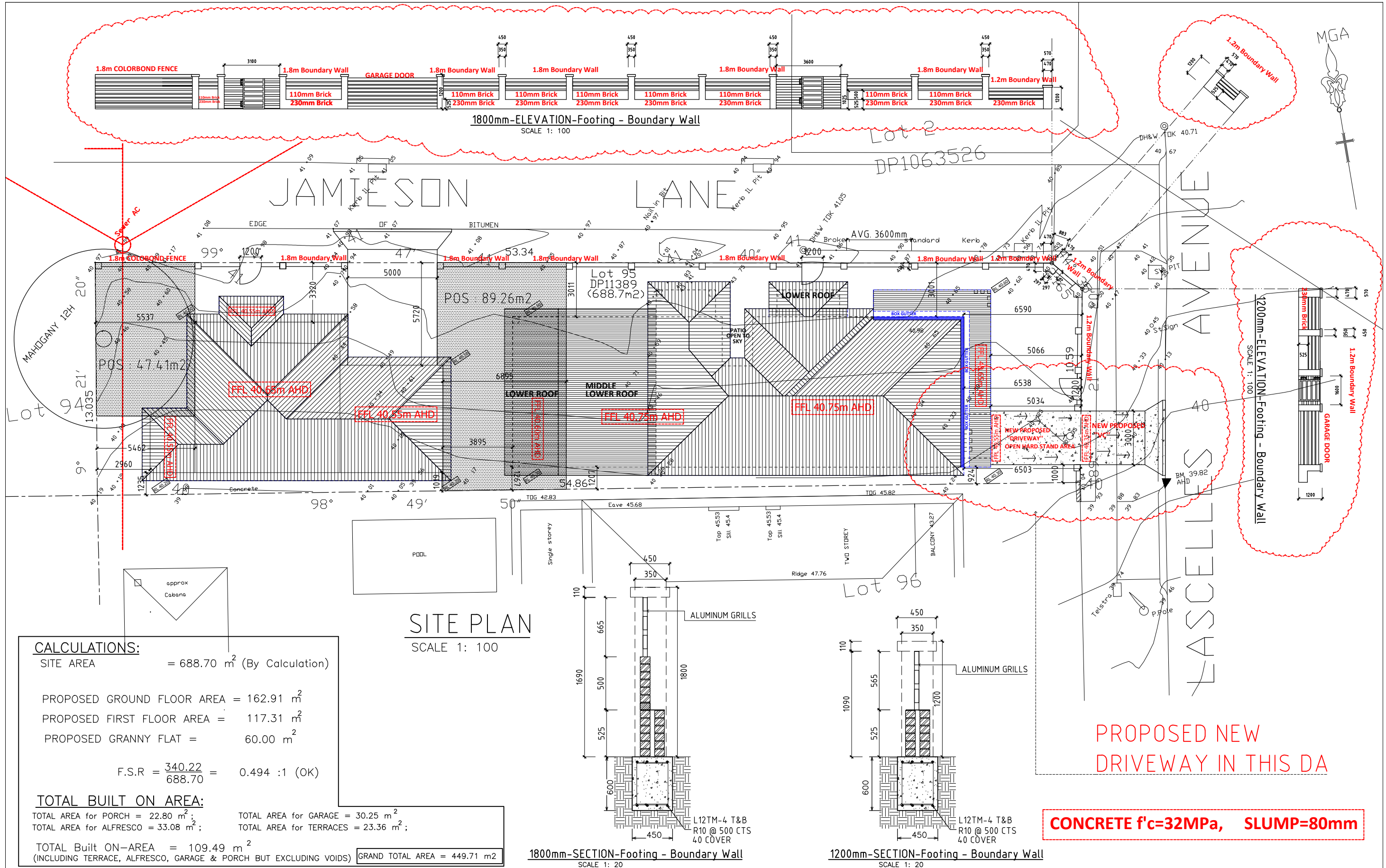




CALCULATIONS:

SITE AREA = 688.70 m² (By Calculation)

PROPOSED GROUND FLOOR AREA = 162.91 m²
PROPOSED FIRST FLOOR AREA = 117.31 m²
PROPOSED GRANNY FLAT = 60.00 m²

$$F.S.R = \frac{340.22}{688.70} = 0.494 : 1 \text{ (OK)}$$

TOTAL BUILT ON AREA:

TOTAL AREA for PORCH = 22.80 m² ; TOTAL AREA for GARAGE = 30.25 m²
TOTAL AREA for ALFRESCO = 33.08 m² ; TOTAL AREA for TERRACES = 23.36 m²
TOTAL Built ON-AREA = 109.49 m²
(INCLUDING TERRACE, ALFRESCO, GARAGE & PORCH BUT EXCLUDING VOIDS) GRAND TOTAL AREA = 449.71 m²



HYDRAULICS, STRUCTURES, ARCHITECTURE, BUILDING INSPECTIONS, PLANNING, BCA REPORTS, COMPLIANCE REPORTS, FLOOD RISK MANAGEMENT, SYD WATER CO-ORDINATION, ESTIMATION, PRE & POST CONSTRUCTION PROJECT MANAGEMENT, QAV QC, PM CONSTRUCTION.

mmconsultingengineers.com.au
0406-756-950 ; ACN: 627 098 088

CHECK ALL DIMENSIONS, WINDOWS AND SETBACKS ON SITE BEFORE COMMENCING. REPORT ANY DISCREPANCIES TO DESIGNER FOR DECISION BEFORE PROCEEDING WITH WORK. COPYING IT OR ITS ATTACHMENTS IS A BREACH OF THE "COPYRIGHT ACT".

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PROPOSED :
BRICK BOUNDARY WALL FENCE & ADDITIONAL DRIVEWAY
PROPERTY ADDRESS:
40-LASCELLE AVENUE,
GREENACRE NSW

A3	A3-1:200	LGA : CB CITY COUNCIL	AMENDMENTS			Date
		DESIGNER: MM CONSULTING ENGINEERS	ISSUE	AMENDMENT	DATE	01/02/2023
			A	FOR DA	MAR-20	
			B	FOR S-4.55	FEB-21	SITE PLAN/ELEVATION/SECTION
			C			SHEET - 1
			D			