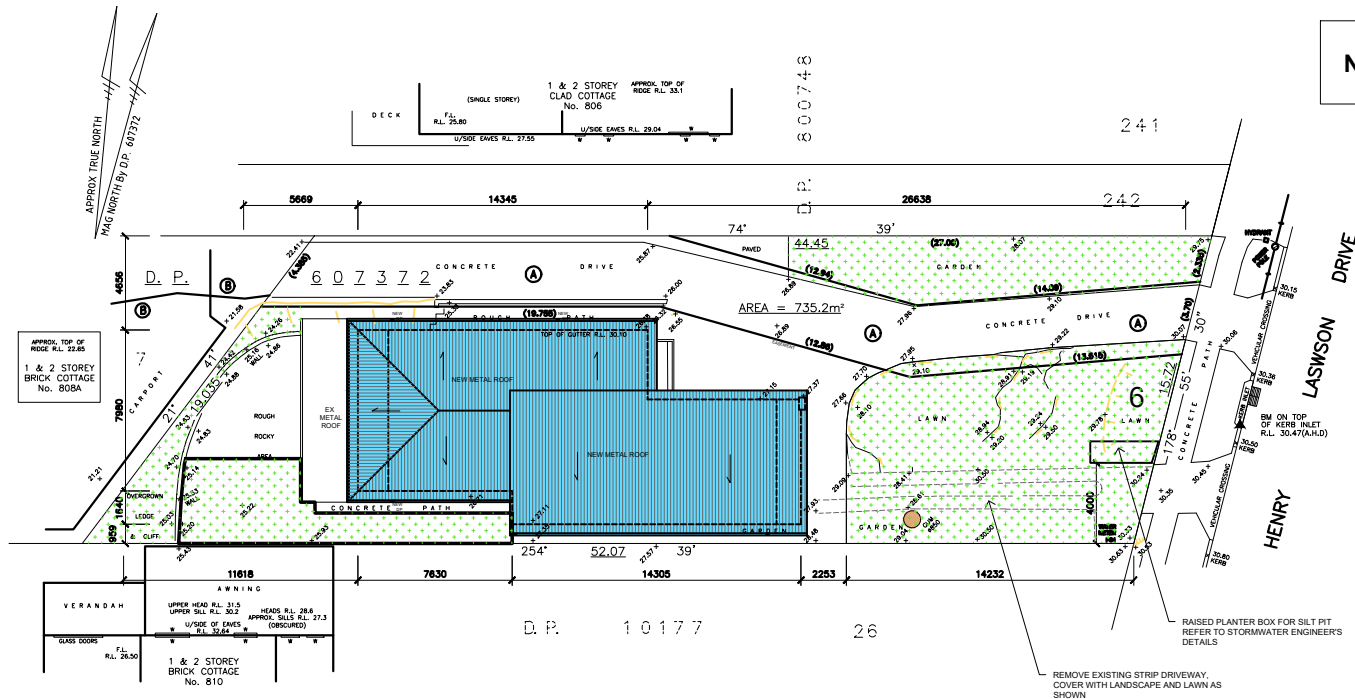


NEIGHBOUR NOTIFICATION PLAN



CALCULATIONS:

SITE AREA = 735.2 SQM
EXISTING GF AREA = 124.3 SQM
EXISTING BASEMENT AREA = 29.9 SQM (REMAIN UNCHANGED)
EXISTING CARPORT AREA = 15.6 SQM
EXISTING LANDSCAPED AREA = 246.7 SQM (33.5% OF SITE AREA)

PROPOSED GF AREA = 90.7 SQM
PROPOSED 1F AREA = 133.7 SQM
PROPOSED GARAGE / WORKSHOP AREA = 67.9 SQM (NOT COUNT IN GFA)
PROPOSED GFA = 254.3 SQM
PROPOSED FSR = 0.34:1
PROPOSED LANDSCAPED AREA = 237.9 SQM (32.3% OF SITE AREA)

PROPOSED SITE PLAN & ROOF PLAN

- (A) RIGHT OF CARRIAGEWAY & EASEMENT FOR SERVICES 3.50 WIDE
- (B) EASEMENT FOR SEWERAGE PURPOSES OVER EXISTING LINE OF PIPES APPROX. POSITION

NORTH WEST ELEVATION

SOUTH EAST ELEVATION

SOUTH WEST ELEVATION

NORTH EAST ELEVATION

NOTE:
VERIFY ALL DIMENSIONS WITH
ACTUAL JOB SIZES AND
MODIFY WHERE NECESSARY
BEFORE COMMENCING SITE WORK
OR SHOP FABRICATION.

N°	DATE	REVISION
A	13/02/2023	for DA
B	22/03/2023	Survey Update

PROPOSED ALTERATIONS & ADDITIONS TO AN EXISTING HOUSE

at
808 HENRY LAWSON DRIVE
PICNIC POINT
NSW 2213
(Lot 6 in DP 607372)
(City of Canterbury Bankstown Council)

for
MR. M. & MRS. B. WALKER

DRAWING TITLE

NEIGHBOUR
NOTIFICATION PLAN

**ROBERT LEE ARCHITECTS
PTY LTD**
ABN 25 000 971 488
CAMBRIDGE HOUSE
2 ROSE STREET HURSTVILLE
NSW 2220
TELEPHONE: (02) 9570 1644
FACSIMILE: (02) 9570 3034

SHEET SIZE	A4	SCALE	NTS
DATE	Mar 2023	DRG No.	
DRAWN BY	Fang Zhou		DA - NN -B