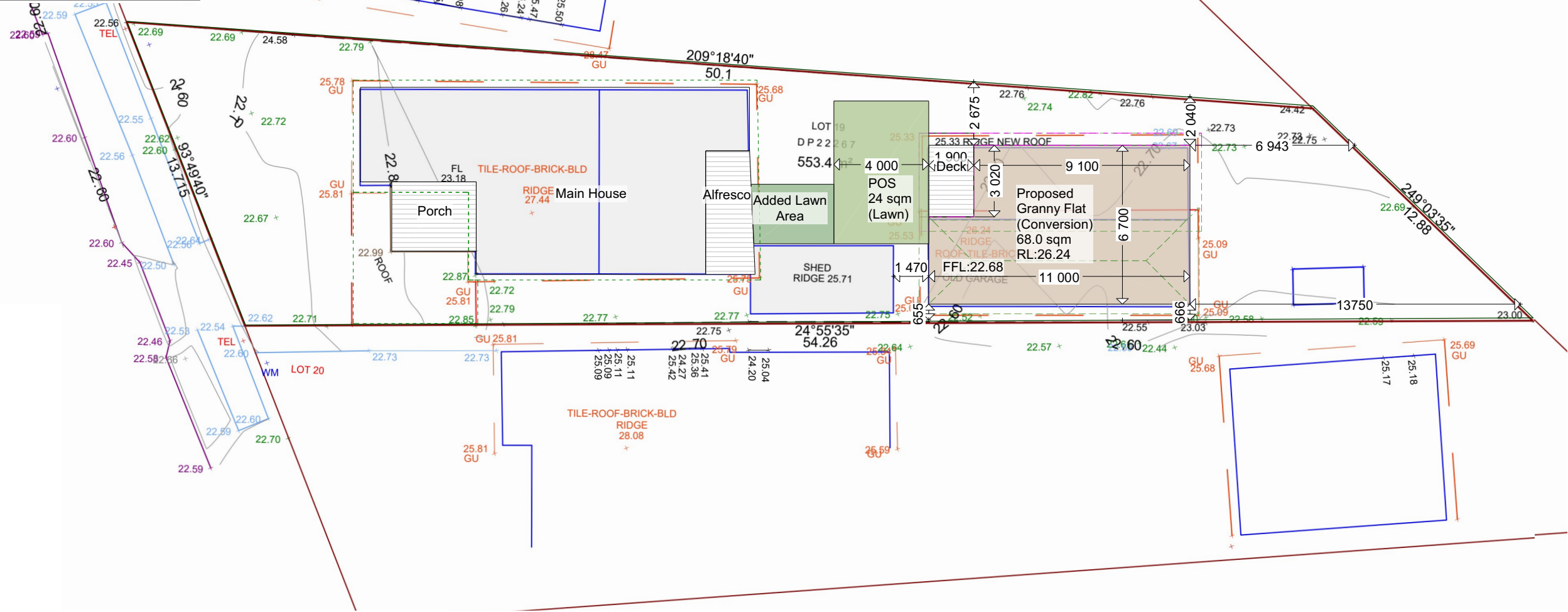


PROJECT DETAILS	
HOME OWNER:	Mr. Mostafa Sehat
ADDRESS:	5 Park Ave, Punchbowl, NSW 2196
LOT/DP	LOT:19, DP:22267
ZONING	R2 LOW DENSITY RESIDENTIAL
FLOOR AREA/SITE COVERAGE CALCULATIONS (SQ.M)	
SITE AREA:	553.40
FLOOR AREA CALCULATION DETAILS (sq.m)	
EXISTING DWELLING FLOOR AREA:	90.00
EXISTING SHED FLOOR AREA:	17.00
FLOOR AREA OF PROPOSED GRANNY FLAT (Conversion from Garage and Extension):	68.00
TOTAL FLOOR AREA	175.00
MAX. FLOOR AREA (330 sqm)	175 < 330
SITE COVERAGE CALCULATION DETAILS	
SITE COVERAGE AREA (EXISTING DWELLING + SHED + PROPOSED GRANNY FLAT):	90+68+17 = 175 sqm
SITE COVERAGE PERCENTAGE (Max. 50%):	175/553 = 31.6%
LANDSCAPED AREA (REAR GARDEN + ADDED LAWN AREA) :	89 + 33 = 122 sqm
LANDSCAPED AREA RATIO (Min. 20%):	122/553 = 22%
PRIVATE OPEN SPACE, GRANNY FLAT (min. 24 sqm)	24 sqm



REVISION TABLE	
NUMBER	DATE

SHEET TITLE:
Site Plan

PROJECT DESCRIPTION:
Granny Flat Design at
5 PARK AVENUE, PUNCHBOWL
LOT 19 DP 22267

DRAWINGS PROVIDED BY:
Mark Marsden
BE (MIEAust.)

DATE:
21.03.2023

SCALE:

1/200

SHEET:

1