

DEVELOPMENT DATA

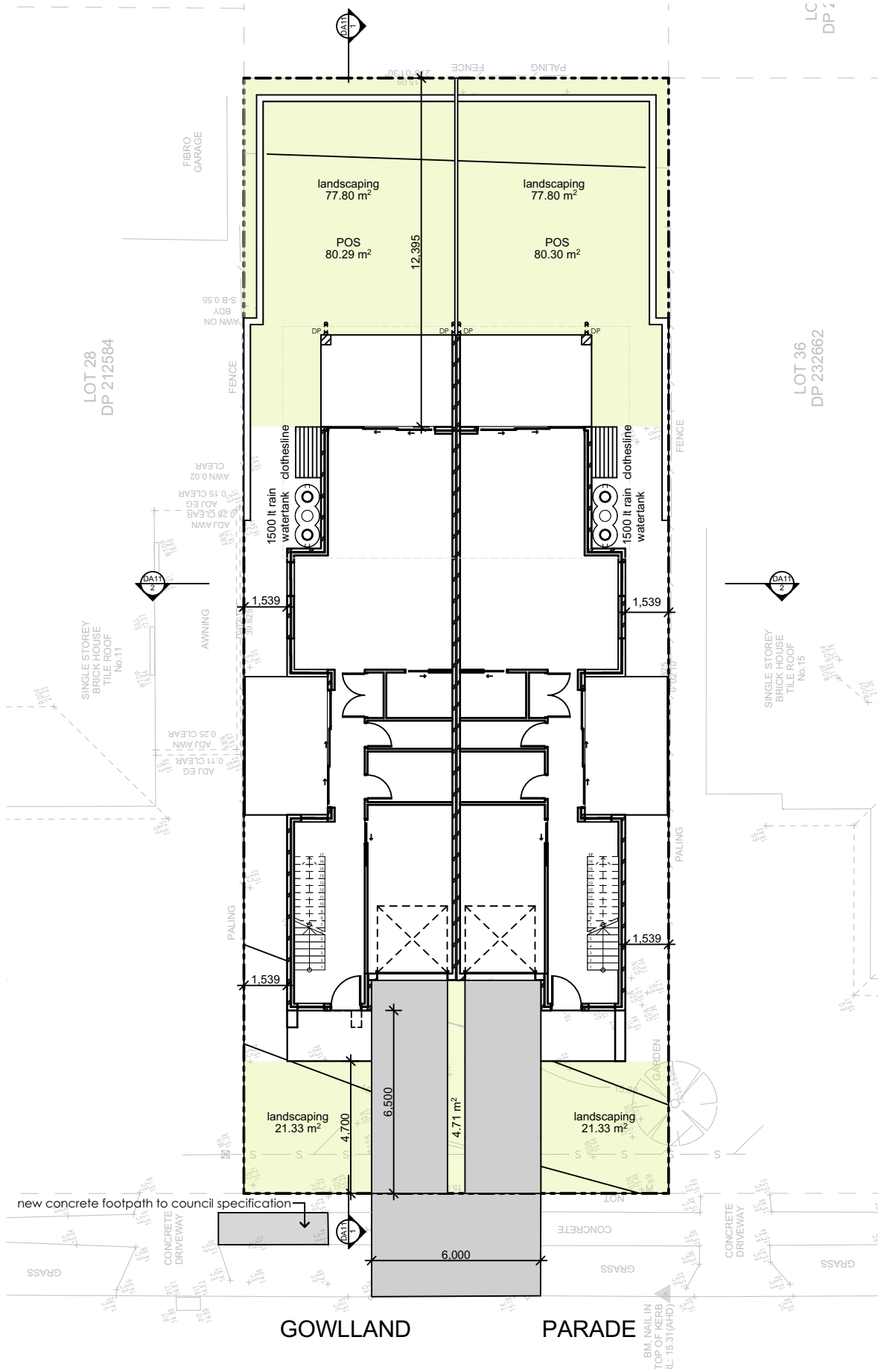
Site area:	597.8m ²
<u>Dwelling 1</u>	
Ground floor:	77.94m ²
First floor:	71.50m ²
Garage:	18.12m ²
Patio:	5.40m ²
Alfresco:	16.05m ²
Courtyard:	14.38m ²
Total proposed dwelling area:	205.47m ²

<u>Dwelling 2</u>	
Ground floor:	77.94m ²
First floor:	71.50m ²
Garage:	18.12m ²
Patio:	5.40m ²
Alfresco:	16.05m ²
Courtyard:	14.38m ²
Total proposed dwelling area:	205.47m ²

Floor space ratio:	298.88m ²
	49.9%

Per dwelling

Landscape area:	101.48m ²
Frontage landscape area:	23.68m ²
	48.30%
Private Open Space per dwelling:	80.30m ²



Legend - Site

---	Extent of site boundary
---	Extent of new powder coated m.s security fence. Refer also to fence detail & finishes schedule
[Solid Line]	Extent of proposed new building
[Dashed Line]	Extent of existing building works to be removed / demolished
[Green Fill]	Landscaping
[Tree Symbol]	Existing trees to remain. Refer also to Landscape drawing.
[Tree Symbol]	Existing trees to be removed. Refer also to Landscape drawing.
[SWP Symbol]	Stormwater pit. Refer also to drainage drawing.
[+ Symbol]	Existing level. Refer also to survey.
[RL 9.100+ Symbol]	Proposed levels,. Refer also to drainage drawing.

Issue	Amendment	Date	Drwn	Chk'd
1.	DO NOT SCALE FROM DRAWINGS. USE WRITTEN DIMENSIONS ONLY.			
2.	BUILDER TO CHECK & VERIFY ALL DIMENSIONS & LEVELS PRIOR TO COMMENCEMENT OF WORK.			
3.	IT IS THE OWNERS RESPONSIBILITY TO ENSURE THAT THE ENGINEER HAS INVESTIGATED SUBSOIL CONDITIONS & DESIGNED ALL STRUCTURAL ELEMENTS TO SUIT.			
4.	THE DESIGN & DETAILS CONTAINED ON THIS DRAWING IS SUPPLIED IN CONFIDENCE & IS NOT TO BE USED FOR ANY OTHER PURPOSE, EXCEPT THAT AUTHORISED BY MARTOR DESIGN			

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Client:

Tony Martorano

Project:
PROPOSED DUAL OCCUPANCY

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martor design
architecture | design | interiors

MD

Dwg Name:
SITE PLAN

Project North	Job No. 23001	Drawing No. DA04
	No. of sheets 4 of 14	Amend't A
Scale As shown @ A3	Date: APR 23	Drawn: DM