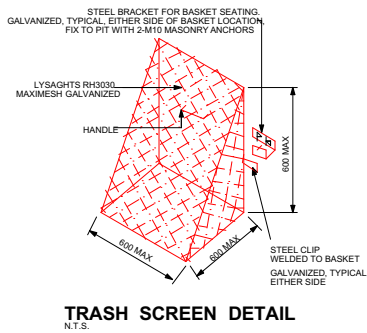




TYPICAL SEDIMENT FENCE SECTION
N.T.S.

SEDIMENT FENCE
N.T.S.

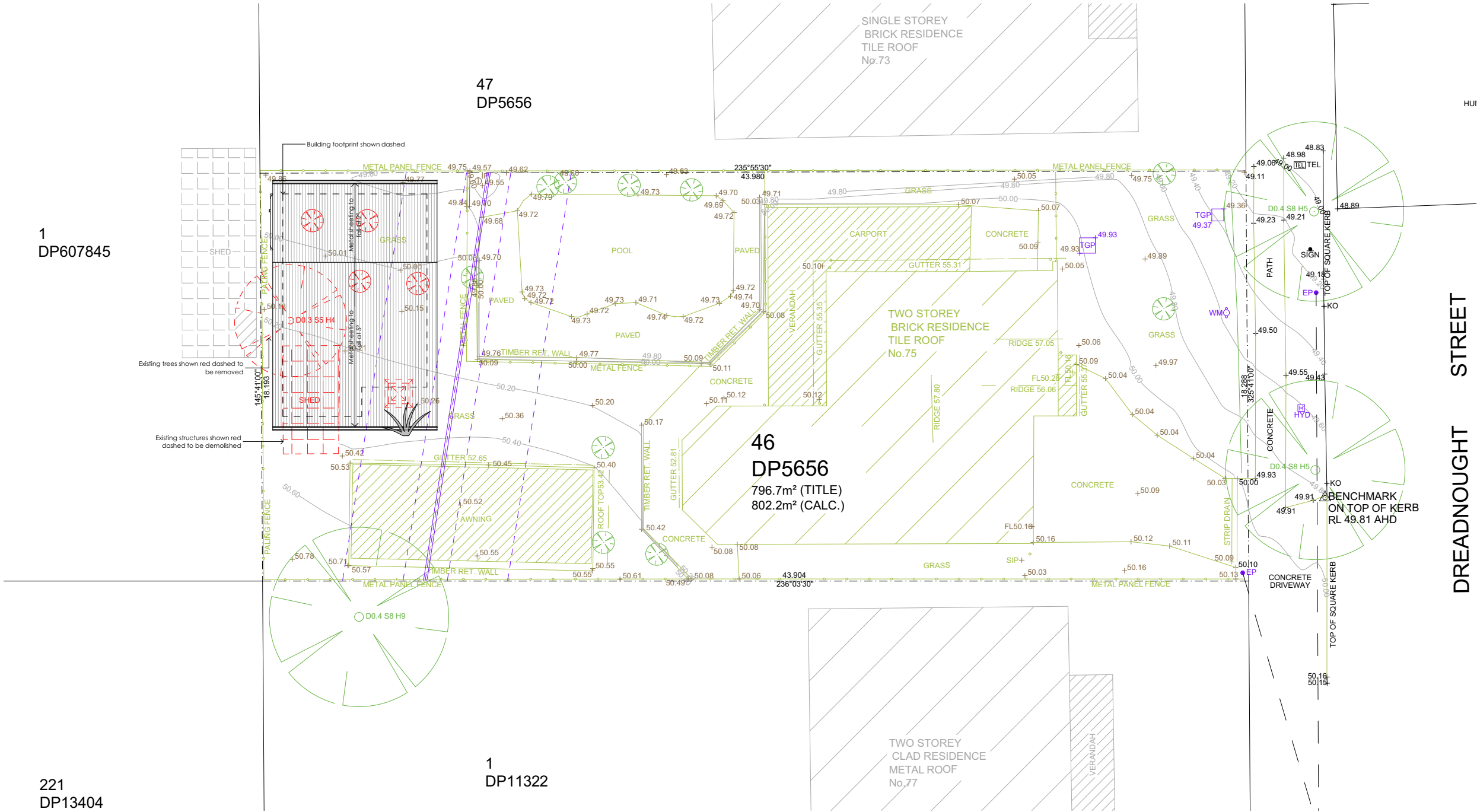
COMPLIANCE TABLE

CONTROL	REQUIRED	PROPOSED
Site Area (m ²)	450	802.2
FSR (0.5:1)	401.10m2	317.91
Side Setback	0.9m	0.92
Rear Setback	0.9m	0.95
Building Height	max 6m	3.8
Solar Access	3	3
Private Open Space	80sqm	140.19

SITE DATA

SITE AREA	802.2	m ²
DWELLING		
Existing Ground Floor Area	257.91	
Secondary Dwelling Floor Area	60	
Total	317.91	
FSR	1 =	0.396

- BOUNDARY
- DEMOLISHED STRUCTURES
- CONSTRUCTION FENCE
- PEDESTRIAN ACCESS
- VEHICLE ACCESS
- WIND DIRECTION
- NOISE SOURCE
- POTENTIAL OVERLOOKING
- PRIVATE OPEN SPACE
- NEIGHBOURING POS
- NEIGHBOURING SITES
- PROPOSED BUILDING
- TEMPORARY WC
- SKIP BIN
- BUILDING MATERIAL
- SEDIMENT CONTROL FENCING



ROOF/SITE ANALYSIS PLAN
1:200

PROJECT
PROPOSED SECONDARY DWELLING @ 75 DREADNOUGHT AVE ROSELANDS

CLIENT: **AMESCORP PTY LTD**

COUNCIL: HCC

DATE: MAR 24

REF: 2024-136

DESIGNER: M.M.

SCALE: AS SHOWN

ISSUE K: _____

ISSUE J: _____

ISSUE I: _____

ISSUE H: _____

ISSUE G: _____

ISSUE F: _____

ISSUE E: _____

ISSUE D: _____

ISSUE C: _____

ISSUE B: Client Changes 04/04/2024

ISSUE A: Client Sketch 22/03/2024

bdca
ACCREDITED
BUILDING DESIGNER

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