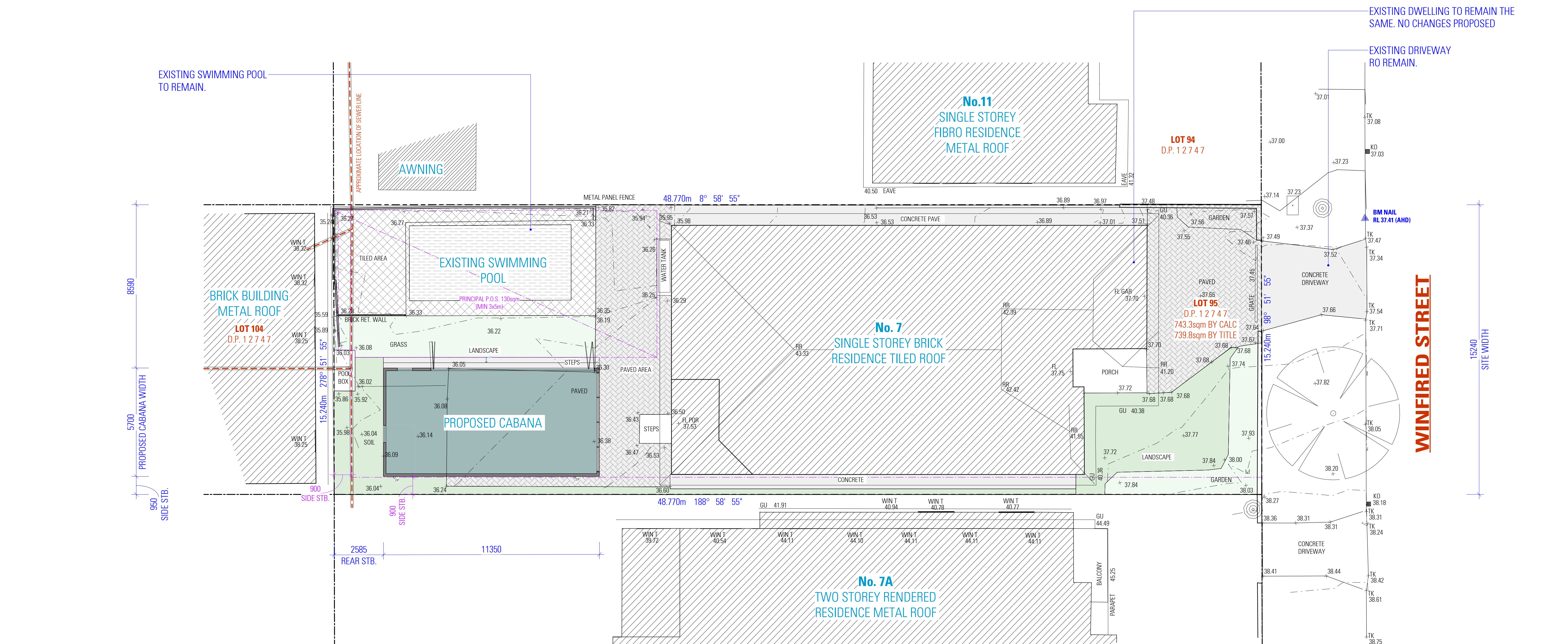


NOTES:	SITE CALCULATION
• REFER TO LANDSCAPE PLAN FOR DETAILS	TOTAL SITE AREA743.115sqm
• REFER TO STORMWATER PLAN FOR STORMWATER DETAILS / SEDIMENT AND EROSION CONTROL PLAN	EXISTING DWELLING283.95sqm
• REFER TO STORMWATER PLAN AND BASIX REPORT FOR RAINWATER TANK DETAILS	PROPOSED CABANA60sqm
• ALL BOUNDARY FENCING TO BE MAINTAINED OR CONSTRUCTED AT A HEIGHT OF 1800mm ABOVE NGL	TOTAL FLOOR AREA283.95sqm
	FLOOR SPACE RATIO0.4:1
	PRIVATE OPEN SPACE138sqm
	LANDSCAPE AREA (SITE)117.03sqm
	LANDSCAPE AREA (FRONT)56.37sqm
	LANDSCAPE AREA (REAR)60.66sqm
	IMPERVIOUS AREA621.953sqm



LEGEND	
ITEM	SYMBOL
GROUND FLOOR AREA	[Solid Grey Box]
LINE OF FIRST FLOOR	[Dashed Line]
SITE BOUNDARY	[Long Dash - Short Dash Line]
COMPLIANCE LINE	[Thin Solid Line]
COMPLIANCE DIMENSION	[Line with Asterisks]
NEIGHBOURING BUILDINGS	[Hatched Box]
GRASS ZONE	[Light Green Box]
LANDSCAPING ZONE	[Dark Green Box]

NOTES		COPYRIGHT	
1. ALL DIMENSIONS ARE IN MILLIMETERS 2. VERIFY ALL DIMENSIONS ON SITE 3. DO NOT SCALE. USE FIGURED DIMENSIONS ONLY 4. VERIFY ALL DISCREPANCIES WITH THE DESIGNER 5. ALL WORKS TO COMPLY WITH THE NATIONAL CONSTRUCTION CODE (B.C.A) & AUSTRALIAN STANDARDS		THESE DRAWINGS HAVE BEEN PREPARED BY ES ENGINEERING & DESIGN, AND SHALL REMAIN THE PROPERTY OF THE SAME. NO PORTION OF THESE DRAWINGS, WHETHER IN PART OR WHOLE, SHALL BE USED IN ANY FORM, DUPLICATED OR OTHERWISE, WITHOUT PRIOR WRITTEN PERMISSION OF THE ARCHITECT/ DESIGNER. THESE DRAWINGS ARE SUBJECT TO COPYRIGHT LAWS.	
A	18.02.2025	ISSUED FOR DA	
ISSUE	DATE	DESCRIPTION	

PROPOSED ALTERATIONS AND ADDITIONS		DRAWING	
9 WINIFRED STREET, CONDELL PARK NSW 2200		PROPOSED SITE PLAN	
DESIGN	ELIE SLEIMAN	SCALE	1:100/ A1
DRAFTED	ANDREA SAOUMA	ISSUE	A 18.02.2025
JOHN KHOURY		DWG No.	6211 - 010

NOT FOR CONSTRUCTION