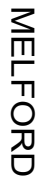



Site & Compliance Information
LGA: Canterbury-Bankstown Council
Zoning: R2 Low Density Residential
MAXIMUM FSR: 0.55:1 ('Semi-detached house in Clause 2 area on the clause application map') or 183.76m ²
PROPOSED FSR: 0.46:1 or 156.49m ²
Maximum Height Of Building: 'I' 8.5m
Lot Size Map: 'G' 460sqm
Maximum Site coverage: 60%
Proposed: 178.12m ² or 53.31%
Maximum Building Footprint: 300m ²
Proposed Building Footprint: 178.12m ²
Minimum Deep Soil Area: 15%
Proposed: 59.47m ² or 17.8% (minimum 2.5m calculation area)
Minimum Front Setback: 5.5m
Minimum Side Setbacks: 0.9m
Minimum Rear Setback: 6m
Impervious Surface Area: 253.04m ² or 75%

Proposed Gross Floor Area	
Existing Ground Floor Area	72.91 m ²
New Ground Floor Rear Extension	55.05 m ²
New Lower Ground Floor Stairwell	5.25 m ²
Existing Lower Ground Floor Laundry	10.47 m ²
New Ground Floor Side Extension	12.80 m ²
Grand total	156.49 m ²

Gross Building Area	
New Lower Ground Floor Stairwell	8.00 m ²
Existing Ground Floor Area	79.57 m ²
New Ground Floor Rear Extension	60.24 m ²
New Ground Floor Side Extension	14.61 m ²
New Ground Floor Stair Void	3.80 m ²
Existing Lower Ground Floor Laundry	13.32 m ²
New Balcony	18.27 m ²
Existing Porch	1.63 m ²
New Carport	20.80 m ²
Grand total	220.25 m ²



Site Legend

 = DEEP SOIL CALCULATION AREA
(MINIMUM 2.5M DIMENSION)

At: 107 Crinan Street,
Hurlstone Park

Development Application & Construction
Certificate

- LEVELS SHOWN ARE APPROX ONLY AND SHOULD BE VERIFIED ON SITE
- DO NOT SCALE USE DIMENSIONS WHERE AVAILABLE.
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