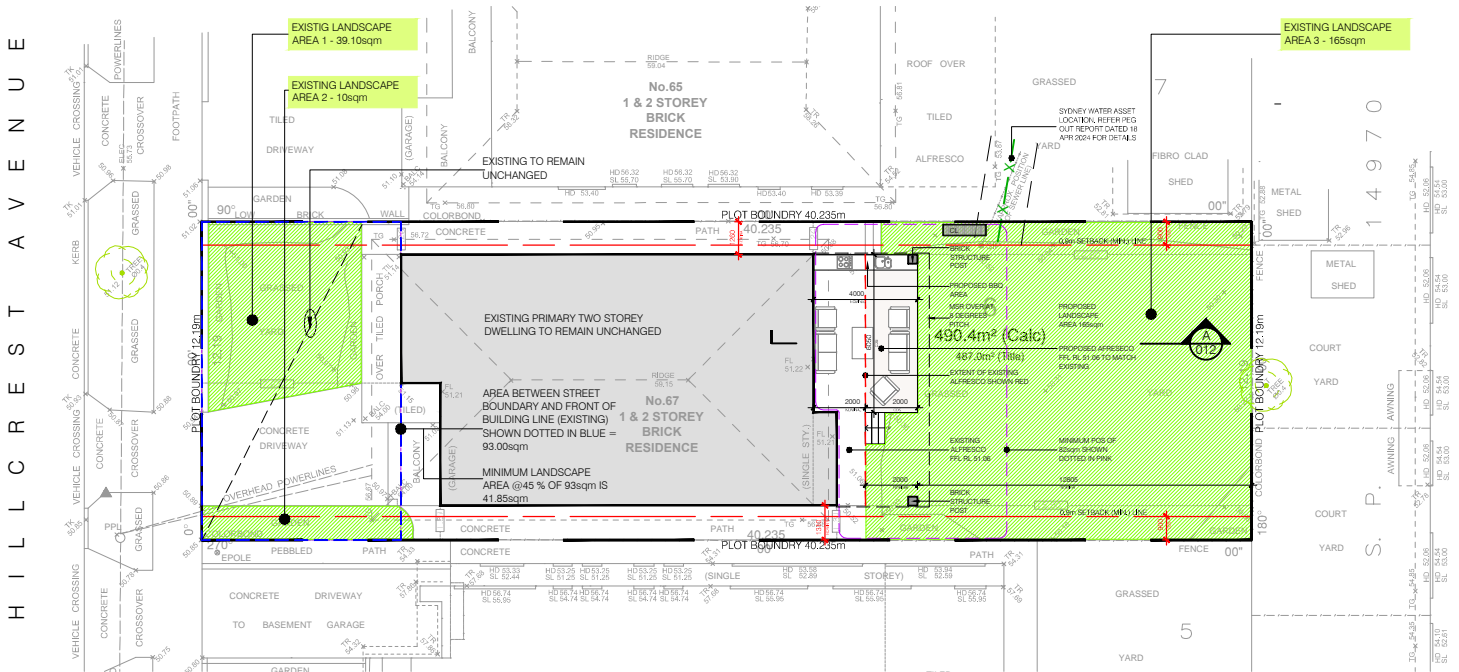


<b>DEVELOPMENT SUMMARY:</b>												
TOTAL SITE AREA	-	490.40sqm	PERMISSIBLE SITE COVERAGE	-	50% of TSA	MIN. LANDSCAPE AREA	-	n.a.sqm	MIN. POS AREA DIMENSION 5m (MIN)	-	80sqm	TOTAL PROPOSED IMPERVIOUS AREA - 276.30sqm (56 % OF TSA) TOTAL BUILDUP AREA - n.a.sqm (n.a. % OF TSA)
PERMISSIBLE GFA	-	245.20sqm			245.20sqm			(@ n.a.%)			(@ 17%)	
EXISTING GFA	-	241.76sqm	ACHIEVED SITE COVERAGE	-	146.85sqm	PROPOSED LANDSCAPE AREA	-	214.10sqm	PROPOSED POS AREA	-	197sqm	
PROPOSED ADDED GFA	-	n.a.sqm			30% of TSA	(1+2+3+4+5+6)		(@ 44%)			(@ 40%)	
TOTAL GROSS FLOOR AREA (GFA)	-	241.76sqm										
PERMISSIBLE FSR	-	1:0.5	COVERED VERANDAH & PORCH	-	28.15sqm	PROPOSED DEEP SOIL ZONE	-	165sqm				
ACHIEVED FSR	-	1:0.49				(4mX4m minimum dimension)						



NOT FOR CONSTRUCTION

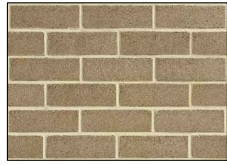
1 PROPOSED SITE PLAN  
SCALE 1:200

DEVELOPMENT APPLICATION (DA) & CONSULTANTS COORDINATION

<b>RHIZ ME</b>	<b>la&amp;k engineering group</b>	Rev:	Notes:	Date:	Project:	Drawing Title:				Job No.	Dwg No.	Rev.
		A	DA ISSUE	18.09.24	Proposed Alts & Adds 67 Hillcrest Avenue Greenacre NSW 2190	NOTIFICATION PLAN				048/24	003 OF 15 SHEETS	A
					Client:	Drawn by	Date:	Scale:				
					A&K ENGINEERING GROUP P/L	ST/AK	15.04.24	AS SHOWN @ A4				

# PROPOSED ELEVATIONS (LOT 6 DP 20262) SKETCH\_03

## FINISHES SCHEDULE (LOT 6 DP 20262)



BK1  
PGH PRESSED  
ARCHITECTURAL  
"MEGALONG  
VALLEY GREY"  
OR SIMILAR



GD1  
LOUVERED  
DOOR  
"SURFMIST"  
OR SIMILAR



R2  
DULUX  
"SURFMIST"  
OR SIMILAR



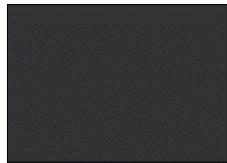
F1  
COLOURBOND  
"PAPAERBARK"  
OR SIMILAR



R1  
DULUX 'WHITE  
ON WHITE' OR  
SIMILAR



MSR  
COLOURBOND  
"IRONSTONE"  
OR SIMILAR



WINDOWS  
PAINT - DULUX  
"MONUMENT"  
OR SIMILAR



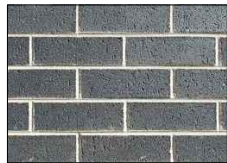
CD2  
FEATURE  
STONE  
CLAD OR  
SIMILAR



GD2  
LOUVERED  
DOOR  
"SURFMIST"  
OR SIMILAR



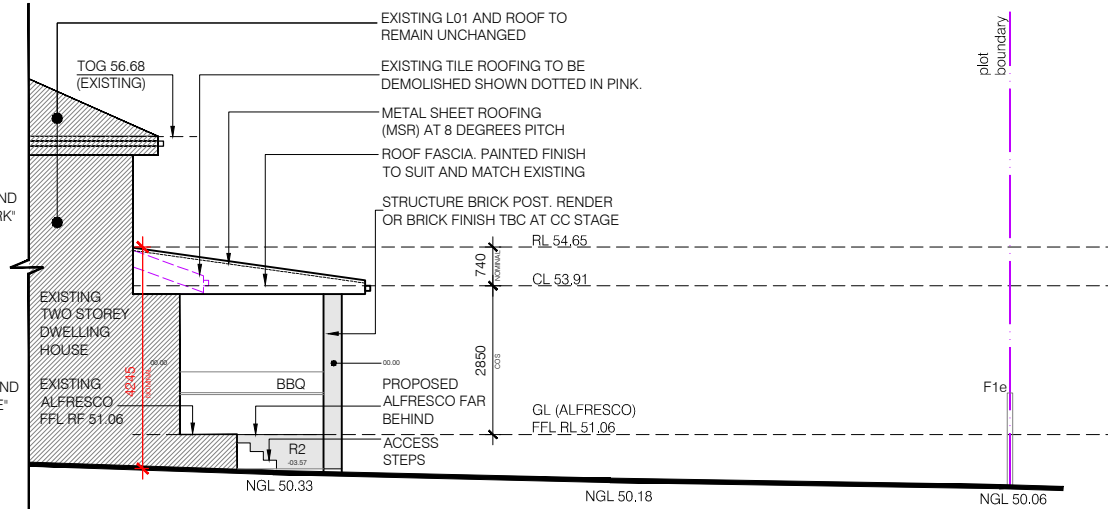
ML  
METAL  
LOUVERS &  
PRIVACY  
SCREEN  
COLOR  
"MONUMENT"  
OR SIMILAR



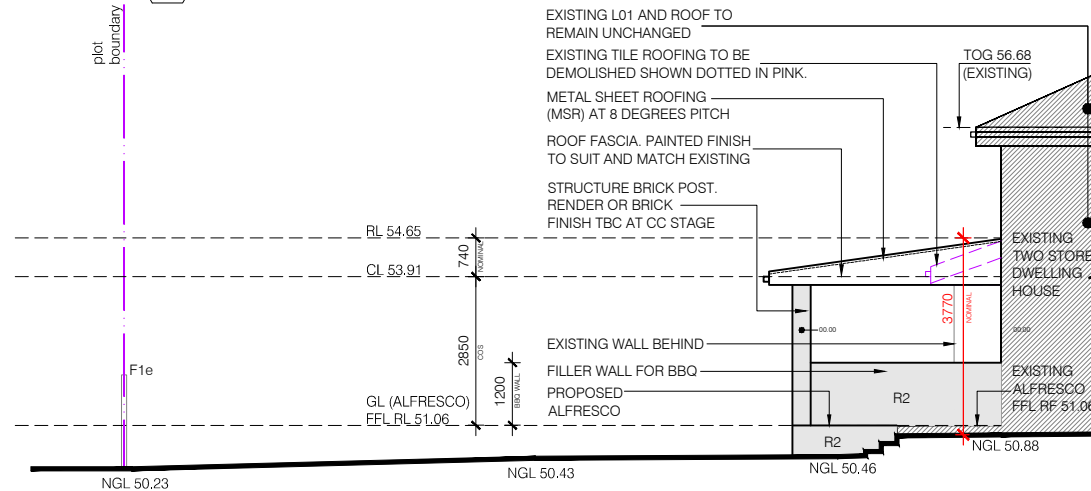
BK2  
PGH  
"PEWTER"  
OR SIMILAR



CD1  
JAMES  
HARDY  
"AXON"  
"MONUMENT"  
OR SIMILAR



1 ELEVATION - SOUTH (SIDE)  
SCALE 1: 100



2 ELEVATION - NORTH (SIDE)  
SCALE 1: 100

## CODES:

BKx FACE BRICK. COLOUR TBC  
TR TILED ROOF. COLOUR TBC  
Rx RENDER. COLOUR TBC  
CDx CLAD FINISH. COLOUR TBC  
HWU HOT WATER UNIT  
RWT RAIN WATER TANK  
AC AIR CONDITIONING UNIT  
GD GARAGE DOOR. COLOUR TBC

BAL1 BALUSTRADE TYPE-1  
BAL2 BALUSTRADE TYPE-2  
BAL3 BALUSTRADE TYPE-3  
ML METAL SUN LOUVERS  
PR PARAPET METALLIC FINISH  
F1 BOUNDARY FENCE  
RF ROOF FASCIA

GL GROUND FLOOR  
L01 LEVEL-01  
CL FINISHED CEILING LEVEL  
FFL FINISHED FLOOR LEVEL  
RL ROOF RIDGE LEVEL  
NGL NATURAL GROUND LEVEL  
FGL FINISHED GROUND LEVEL

NOMINAL REFERENCE ONLY (APPROXIMATE) DIMENSIONS FOR COUNCIL'S BETTER UNDERSTANDING ONLY AND ARE NOT FOR CONSTRUCTION

COS CONFIRM ON SITE PRIOR TO CONSTRUCTION

REFER FINISHED SCHEDULE FOR DETAILS

ADJUSTABLE EXTERNAL VENETIAN BLINDS FOR WINDOWS W07 & W08 FOR SHADING AS PER BASIX REQUIREMENTS.

OZSUN HV80 (WHITE) OR SIMILAR  
WWW.OZSUN.COM.AU



NOT FOR CONSTRUCTION

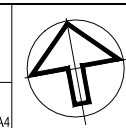
## DEVELOPMENT APPLICATION (DA) & CONSULTANTS COORDINATION



Rev:	Notes:	Date:
A	DA ISSUE	18.09.24

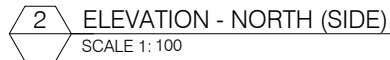
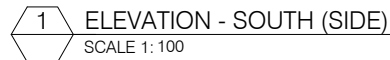
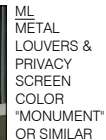
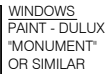
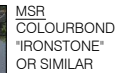
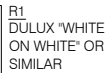
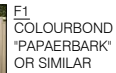
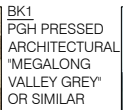
Project:	Proposed Alts & Adds 67 Hillcrest Avenue Greenacre NSW 2190
Client:	A&K ENGINEERING GROUP P/L

Drawing Title:	NOTIFICATION PLAN
Drawn by	ST/AK
Date:	15.04.24
Scale:	AS SHOWN @ A4



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FINISHES\_SCHEDULE\_(LOT\_6\_DP\_20262)



OZSUN HV80 (WHITE) OR  
SIMILAR  
WWW.OZSUN.COM.AU



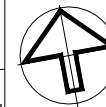
NOT FOR CONSTRUCTION

## RHIZOME



Project:	Proposed Alts & Adds 67 Hillcrest Avenue Greenacre NSW 2190
Client:	A&K ENGINEERING GROUP P/L

Scale:  
AS SHOWN @ A4



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