

LEGEND:

- BOUNDARY LINE

PROPOSED SWIMMING POOL

EXISTING DWELLING

PROPOSED POOL FENCE

F

LOCATION OF FILTER BOX

BUILDING FRONT LINE

PROPOSED OUTBUILDING (RIDGED CLADDING SIMILAR TO KLIP LOK)

PROPOSED DECK

PROPOSED GUTTER LINE

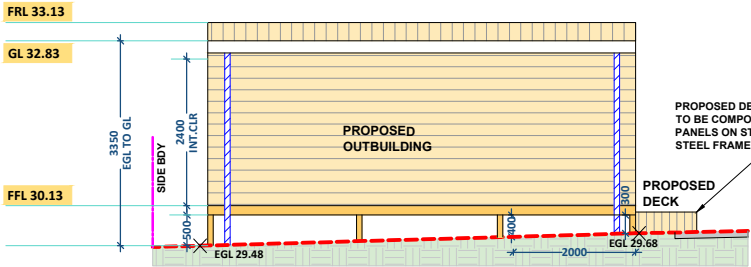
PROPOSED DOWNPIPES
- EXISTING LANDSCAPE AREAS MORE THAN 1.5m WIDE

EXISTING CONCRETE AND HARDSCAPE AREAS

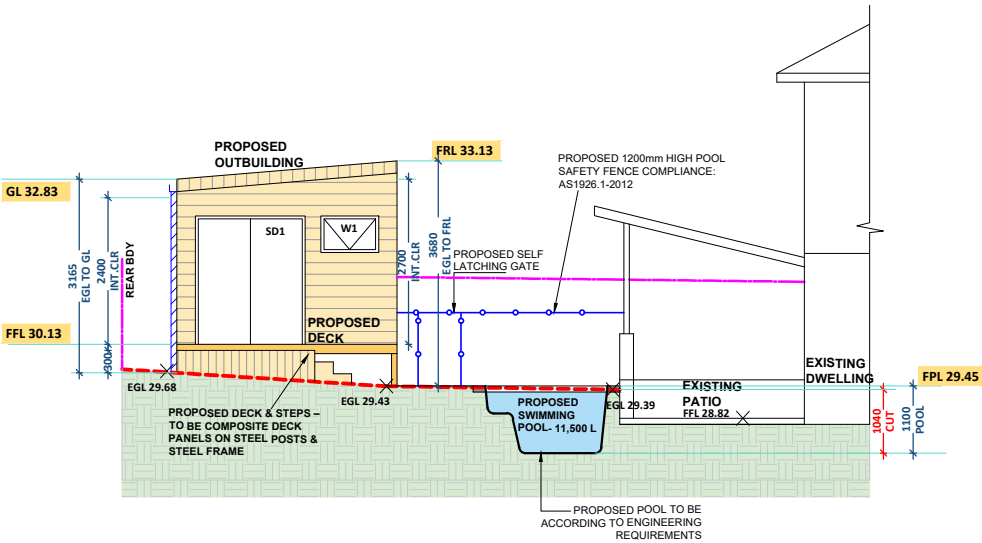
EXISTING EASEMENT

SEDIMENT CONTROL FENCE

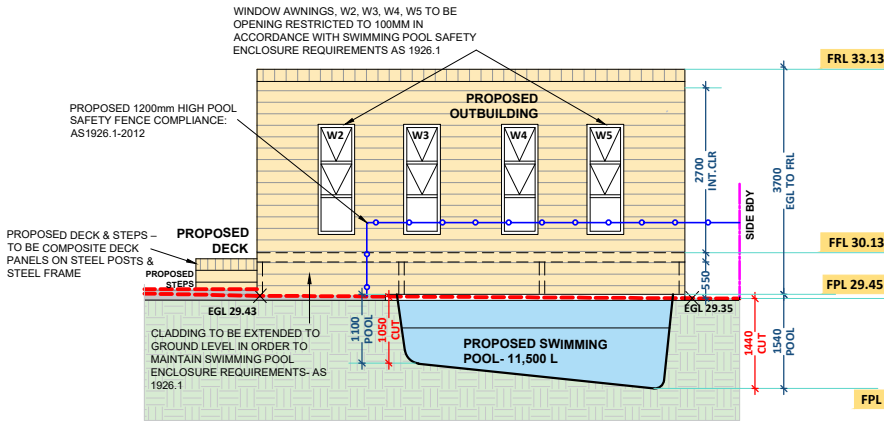
PROPOSED PAVED AREA



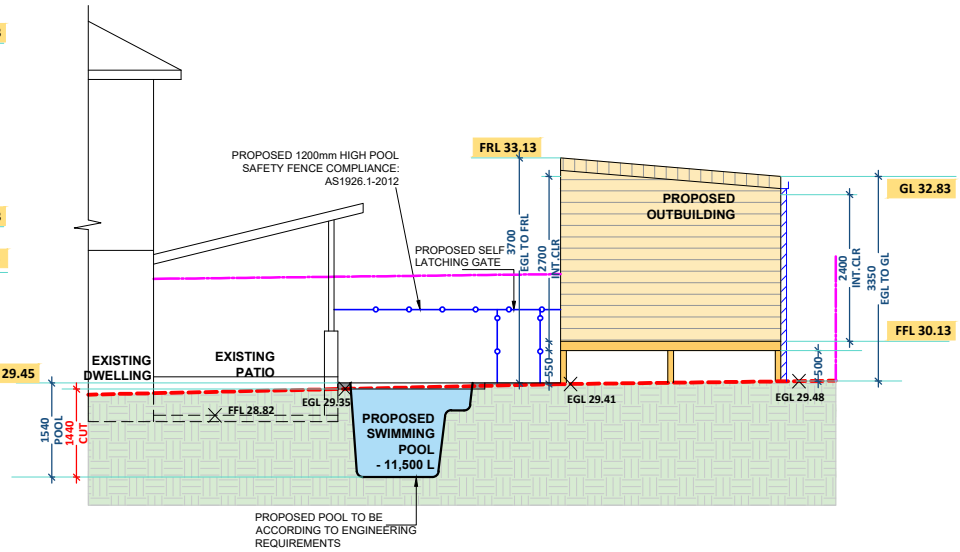
NORTH ELEVATION
SCALE 1:125



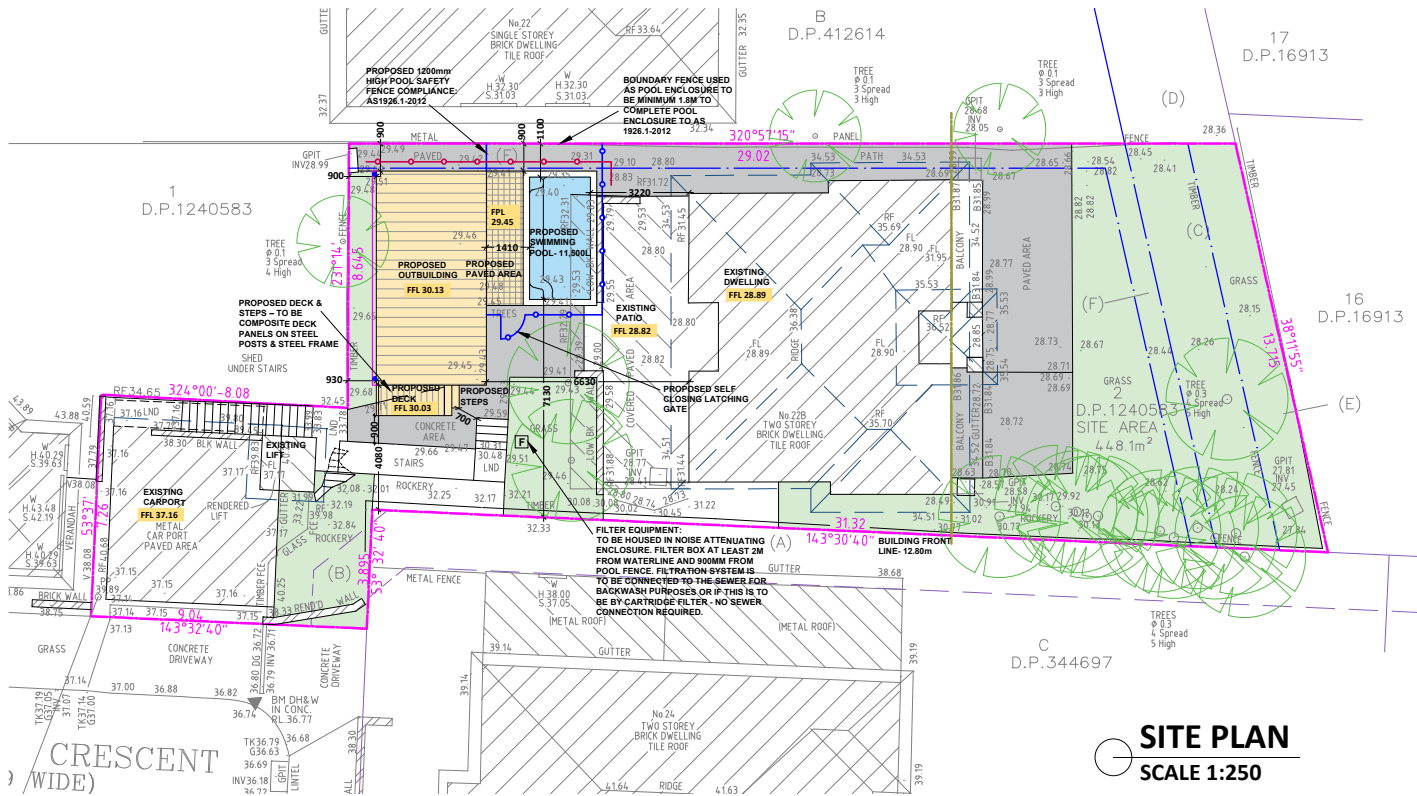
WEST ELEVATION
SCALE 1:125



SOUTH ELEVATION
SCALE 1:125



EAST ELEVATION
SCALE 1:125



SITE PLAN
SCALE 1:250

LEGEND:

- FFL - FINISHED FLOOR LEVEL

FCL - FINISHED CEILING LEVEL

BCL - BOTTOM CEILING LEVEL

FRL - FINISHED RIDGE LEVEL

GL - FINISHED GUTTER LEVEL

FBL - FLOOR BOTTOM LEVEL

TCL - TOP CEILING LEVEL

FGL - FINISHED GROUND LEVEL

EGL - EXISTING GROUND LEVEL

F - FILTER

FPL - FINISHED POOL COPING LEVEL

NCC - NATIONAL CONSTRUCTION CODE

FOR APPROVAL PURPOSE ONLY
- TW - TOP OF WALL LEVEL

BW - BOTTOM OF WALL LEVEL

ZOI - ZONE OF INFLUENCE

BLD - EXTERNAL BUILDING LEVEL

DK - FINISHED DECK LEVEL

PAV - FINISHED PAVING LEVEL

TIL - FINISHED TILE LEVEL

TW - TOP OF WALL LEVEL

DISCLAIMER

- All work to be carried out in accordance with the NCC-2022 Volume 2, Released October 2023. All Local and State Ordinances relevant to Australian Standards, local Electricity, Water Regulations and all other relevant Authorities concerned.
- All structural and drainage detail to be subject to Engineer details or certification where required by the PCA. This shall include R.C. Slabs &amp; footings; steel beams and columns, wind bracing to AS 1170; AS 4055 anchor rods or bolts, tie downs, fixings, etc. driveway slabs; drainage to the PCA; satisfaction.
- All work to be carried out in a professional - workmanlike manner according to the plans /specification.
- Do not scale off the drawings unless otherwise stated and use figured dimensions in preference.
- All dimensions, setbacks; levels are subject to final survey and set out, all dimensions are to be checked; verified on site as in accordance with relevant standards and to the satisfaction of the Certifying Authority, before the commencement of work.
- The Design Scheme (drawings documents information) contained within this set have been prepared by Building Drafting Solutions purely for the purpose of providing information about potential design schemes.
- The information should not be considered to be error free or to include all relevant data.
- Nothing in this report in any way comprises advice or a representation by Building Drafting Solutions nor do the transmissions or sending of these materials create any contractual obligations. Building Drafting Solutions, its employees, agents or contractors, will not be liable for any direct or indirect loss/damage you may suffer or incur arising directly or indirectly from the use of any materials or information from the report. Building Drafting Solutions retains copyright and all present and future moral rights in all intellectual property in all the materials authored by it and in any works executed from these drawings and documents.

Project Name: PROPOSED SWIMMING POOL & OUTBUILDING

Client: GRAHAM

Site: LOT 2 D.P. 1240583
22b Bardwell Crescent
Earlwood

Drawing Title: NOTIFICATION PLAN

Scale:	Date:	Checked:	Authorised:
AS NOTED	19.03.2025	A.J.	

Designers / Architects / Drafters:



Building Drafting Solutions
P.O. Box 667,
Round Corner, Nsw 2158

info@buildingdraftingsolutions.com.au

North Point:



Job Reference:

GRAHAM

Sheet No:

02 / 06