

DEVELOPMENT STANDARDS RELATING TO LOT AREA			
LOT SIZE 758.8m2			
	REQUIREMENT	PROPOSED	COMPLY
HEIGHT	8.5m	<8.5m	YES
FSR	0.5 : 1	0.5 : 1	YES
GFA	379.4m ²	379.0m ²	YES
FRONT SET BACK	6m	6m	YES
SIDE SET BACK	1.2m	1.2m	YES
REAR SET BACK	6m	26m	YES

GFA TABLE	
GROUND	199 m ²
LEVEL 01	180 m ²
TOTAL	379 m ²

DRAWING SCHEDULE			
DA001	D	COVER	NO AMENDMENTS
DA1002	C	SITE LOCATION & ANALYSIS	NO AMENDMENTS
DA1003	E	SITE PLAN	CURRENT ISSUE
DA2002	E	GROUND FLOOR PLAN	CURRENT ISSUE
DA2003	C	LEVEL 01	NO AMENDMENTS
DA2003	C	ROOF PLAN	NO AMENDMENTS
DA3001	E	ELEVATIONS	CURRENT ISSUE
DA3002	B	STREETSCAPE ANALYSIS	NO AMENDMENTS
DA4001	E	SECTIONS	CURRENT ISSUE
DA5042	B	GFA DIAGRAMS	NO AMENDMENTS
DA5041	B	SUBDIVISION PLAN	NO AMENDMENTS
DA5043	B	DEMOLITION PLAN	NO AMENDMENTS
DA5001	B	SHADOW DIAGRAM	NO AMENDMENTS
DA5002	B	SHADOW DIAGRAM	NO AMENDMENTS
DA5003	B	SHADOW DIAGRAM	NO AMENDMENTS
DA5004	B	SHADOW DIAGRAM	NO AMENDMENTS
DA5005	B	SHADOW DIAGRAM	NO AMENDMENTS
DA5006	B	SHADOW DIAGRAM	NO AMENDMENTS
DA5043	C	BASIX REQUIREMENTS	NO AMENDMENTS
DA6001	A	CALCULATIONS	NO AMENDMENTS
DA6301	B	FINISHES SCHEDULE	NO AMENDMENTS

			E	S4.55 SUBMISSION	07.03.25	GJ
			D	S4.55 AS PER COMMENTS	03.08.20	ZB
			C	S4.55 FOR PROPOSED POOL	02.06.20	ZB
			B	AS PER COMMENTS	25.02.20	ZB
			A	DA SUBMISSION	20.01.23	ZB
No.	Rev	Drawing Name	Rev	Description	Date	App'd

URBANLINK

Business Address: Suite 204, 180-186 Burwood Rd, Burwood NSW 2134
Phone Number: +61 29745 2014

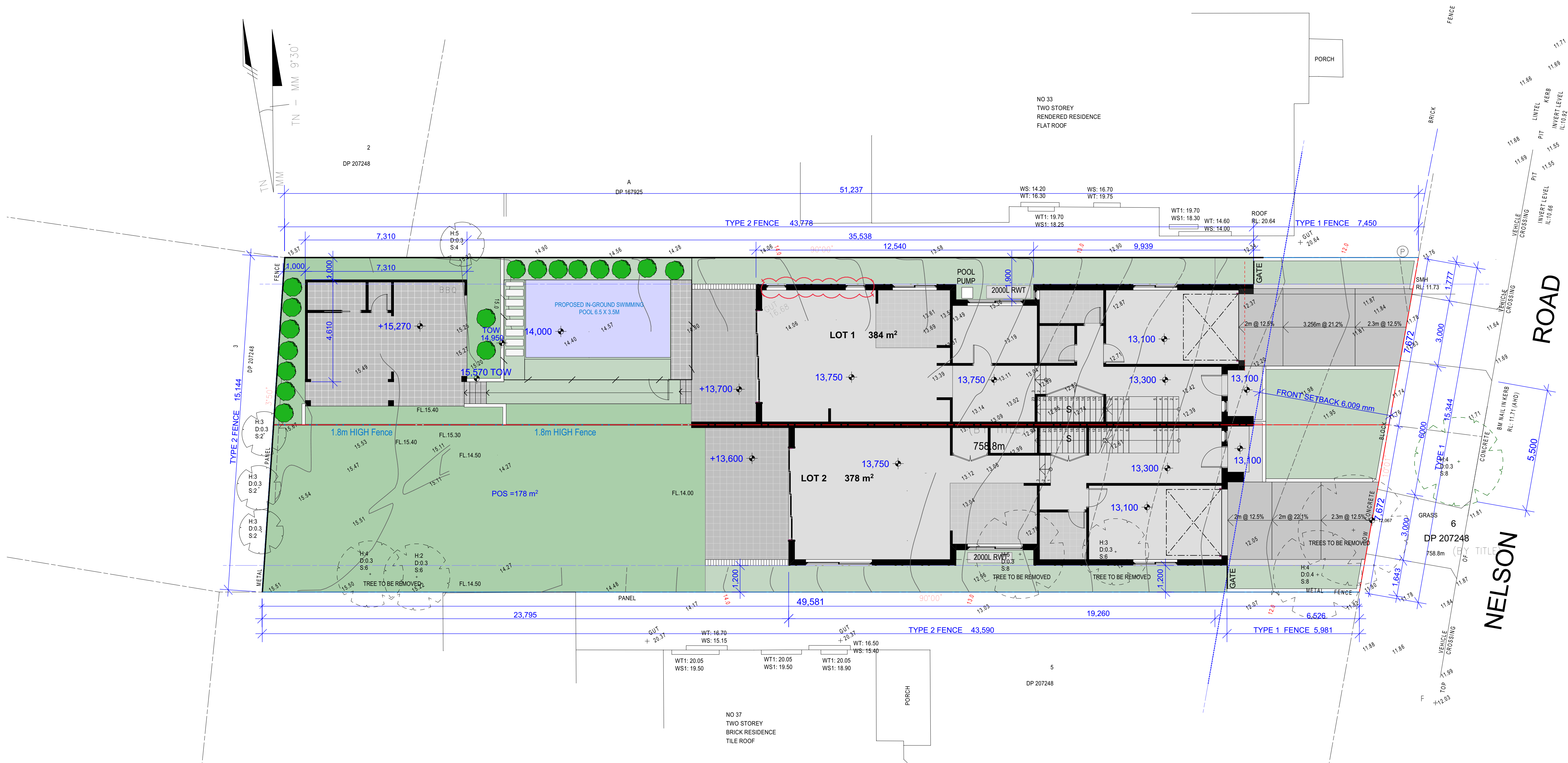
Project

DUAL OCCUPANCY

35 NELSON ROAD
EARLWOODNSW2206Australia

Client	Project Number
MICHEAL LA'KISS	19-104
lakissmigconsult@hotmail.com	Status
#Client E-mail	DEVELOPMENT APPLICATION
#Client Phone Number	

Notes
1. CONTRACTOR MUST VERIFY ALL DIMENSIONS ON SITE BEFORE COMMENCING WORK OR PREPARING SHOP DRAWINGS.
2. DO NOT SCALE DRAWINGS.
3. CONTRACTOR TO CHECK UNDERGROUND SERVICES BEFORE COMMENCING WORKS BY CONTACTING DIAL BEFORE YOU DIG. IF DIAL BEFORE YOU DIG INFORMATION IS PROVIDED WITH THIS DOCUMENTATION IT SHALL BE ASSUMED NOT TO BE CURRENT AND CONTRACTOR SHALL MAKE THEIR OWN ENQUIRES.



1:100

SITE PLAN

E	S4.55 SUBMISSION	07.03.25	GJ
D	S4.55 AS PER COMMENTS	03.08.20	ZB
C	S4.55 FOR PROPOSED POOL	02.08.20	ZB
B	AS PER COMMENTS	25.02.20	ZB
A	DA SUBMISSION	20.01.23	ZB

Rev Description Date App'd
Project Description

Project
DUAL OCCUPANCY

35 NELSON ROAD
EARLWOOD NSW 2206 Australia

1 URBAN LINK
Business Address: Suite 204, 180-186 Burwood Rd, Burwood NSW 2134
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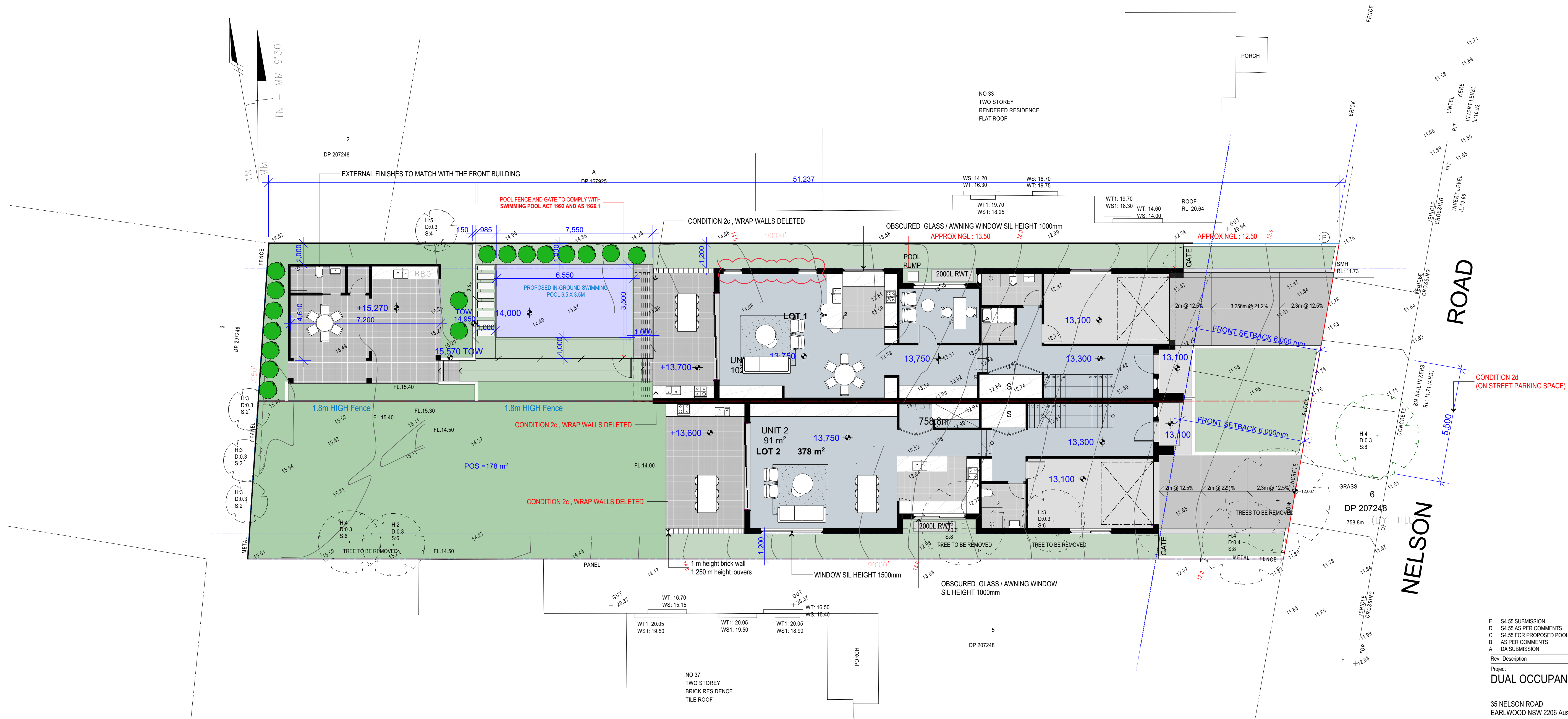
Nominated Architects:
Georges, Jreige Reg no 10993

Drawing Title
**SITE
SITE PLAN**
Checked/Approved
GJ

Scale
1:100 @A1 Sheet Size

Project Number
19-104
Status
DEVELOPMENT APPLICATION

Drawing Number Revision
DA1002 E



1:100

GROUND FLOOR PLAN

1

Rev	Description	Date	App'd
E	S4.55 SUBMISSION	07.03.25	GJ
D	S4.55 AS PER COMMENTS	03.08.20	ZB
C	S4.55 FOR PROPOSED POOL	02.08.20	ZB
B	AS PER COMMENTS	25.02.20	ZB
A	DA SUBMISSION	20.01.23	ZB

Project
DUAL OCCUPANCY

35 NELSON ROAD
EARLOWOOD NSW 2206 Australia

URBAN LINK

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Nominated Architects:
Georges, Jreige Reg no 10993

Drawing Title
FLOOR PLANS
GROUND FLOOR PLAN

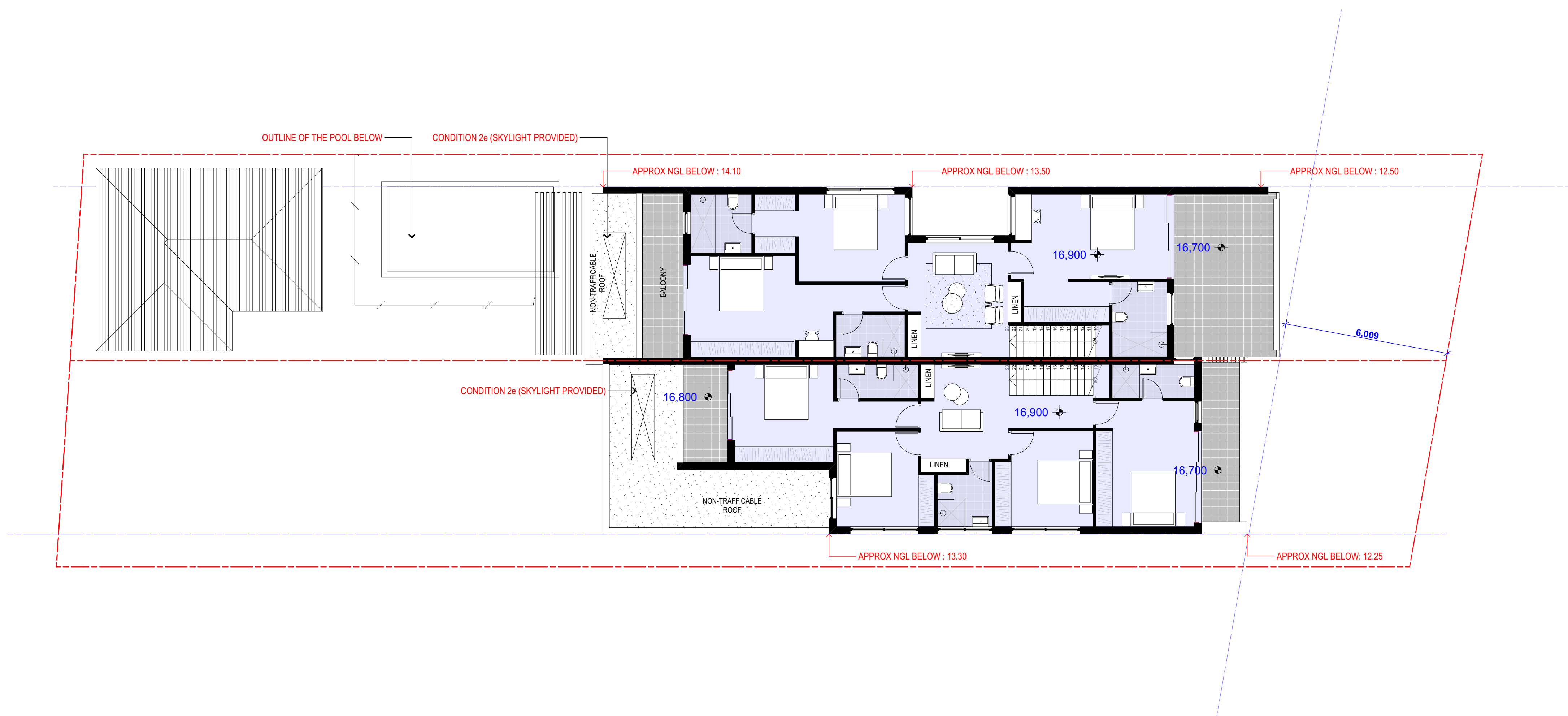
Checked/Approved
GJ

Scale
1:100 @A1 Sheet Size

Project Number
19-104

Status
DEVELOPMENT APPLICATION

Drawing Number Revision
DA2001 E



1:100

LEVEL 01

1

NO AMENDMENTS

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B	AS PER COMMENTS	25.02.20	ZB
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Rev Description Date App'd

Project
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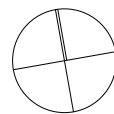
Nominated Architects:
Georges, Jreige Reg no 10993

Drawing Title
FLOOR PLANS
LEVEL 01
Checked/Approved
GJ

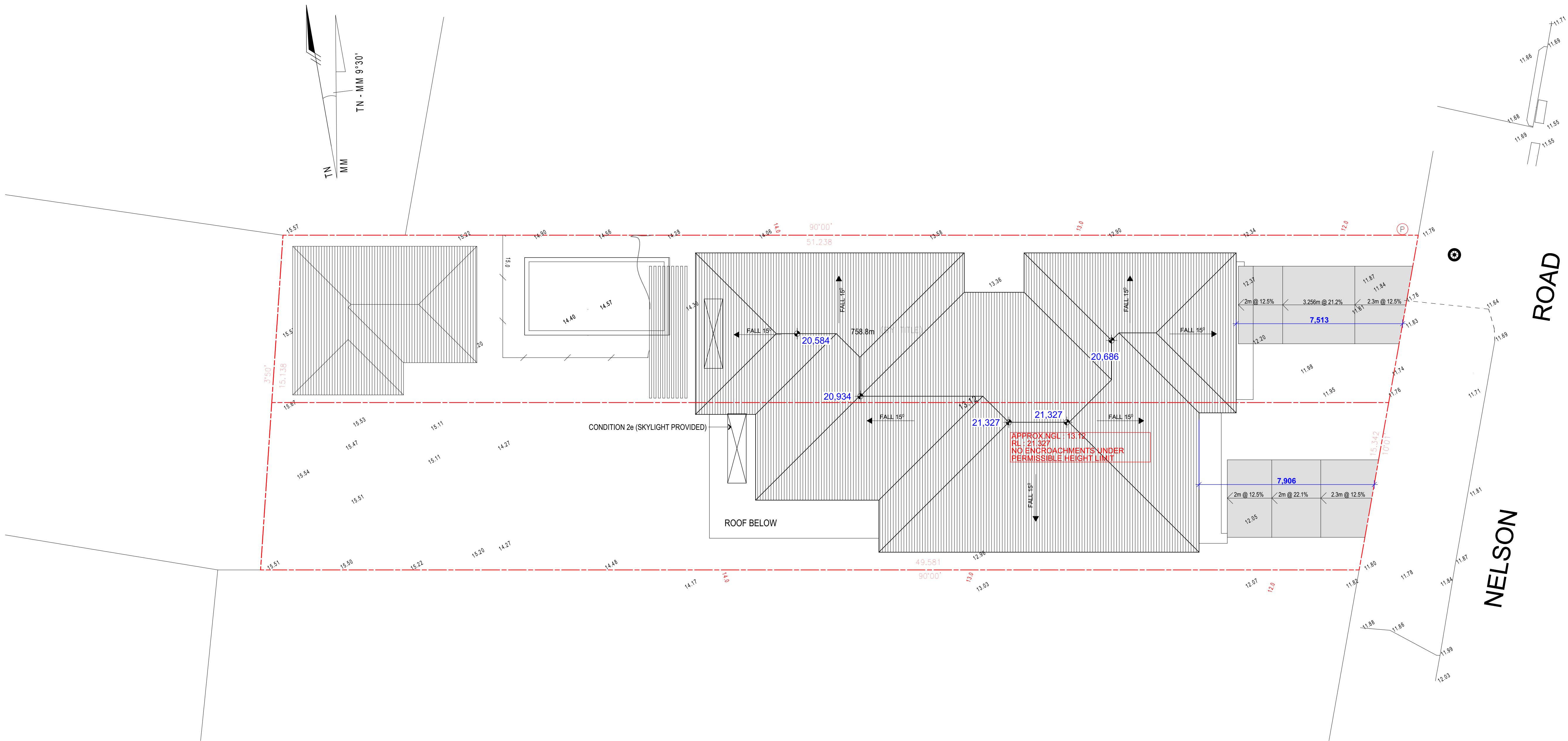
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Project Number
19-104
Status
DEVELOPMENT APPLICATION

Drawing Number Revision
DA2003 E



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ROOF PLAN

NO AMENDMENTS

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B	AS PER COMMENTS	25.02.20	ZB
A	DA SUBMISSION	20.01.23	ZB

Project

DUAL OCCUPANCY

35 NELSON ROAD
EARLWOOD NSW 2206 Australia

1 URBAN LINK

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Phone Number: +61 29745 2014

Nominated Architects:
Georges, Jreige Reg no 10993

Drawing Title

FLOOR PLANS
ROOF PLAN

Checked/Approved
GJ

Scale
1:100 @A1 Sheet Size

Project Number

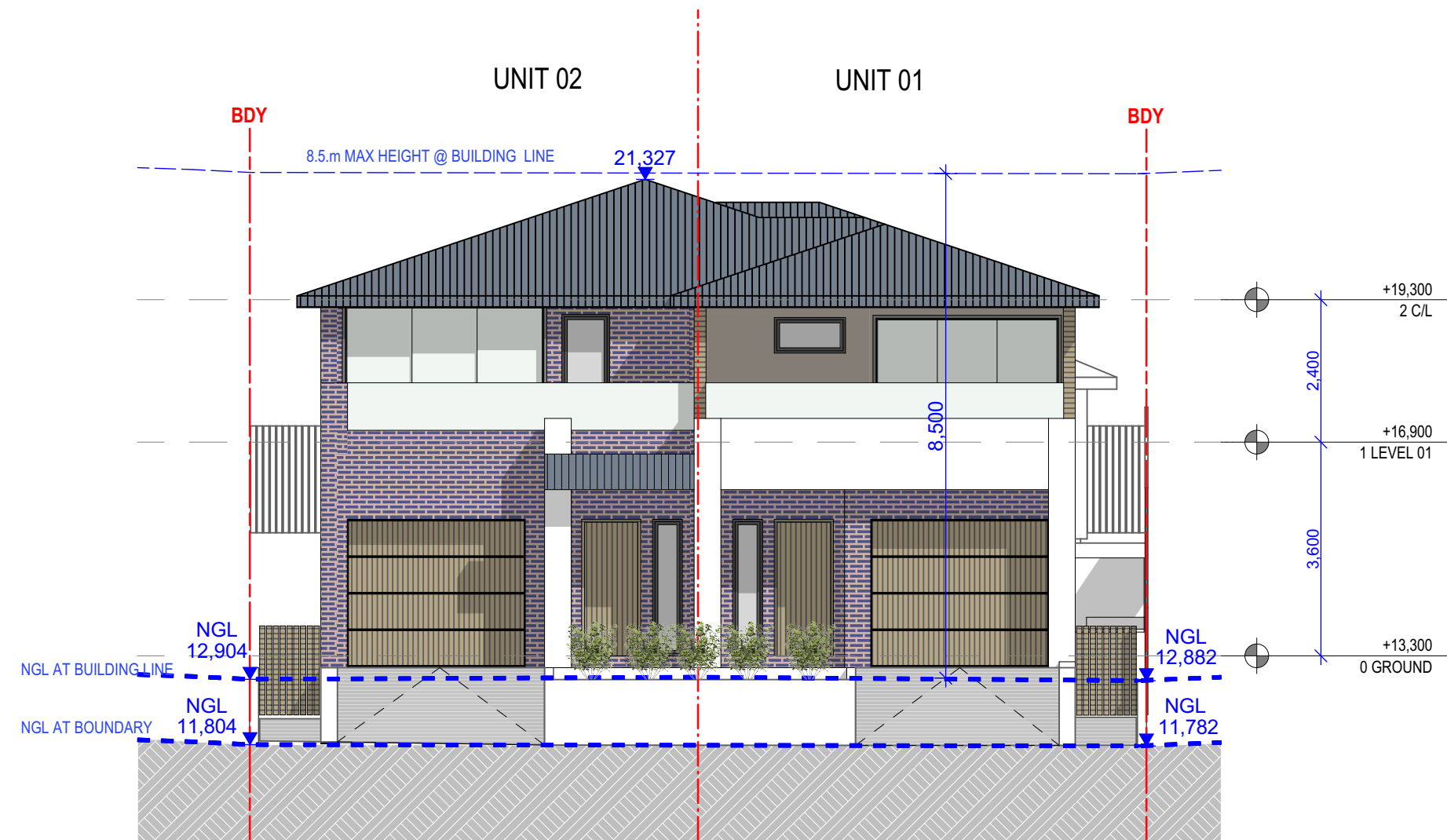
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Status

DEVELOPMENT APPLICATION

Drawing Number Revision

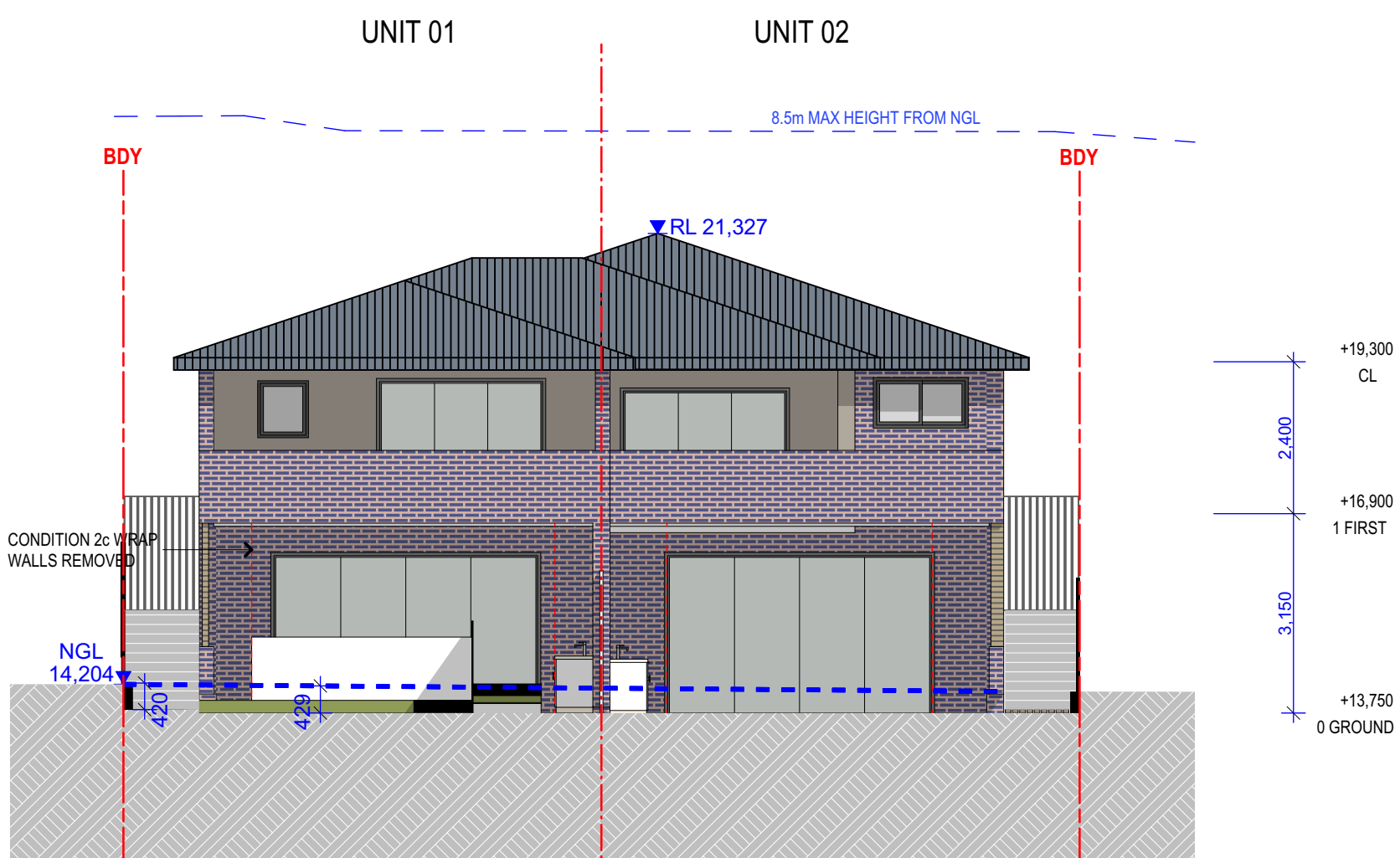
DA2003 E



ELEVATION

EAST

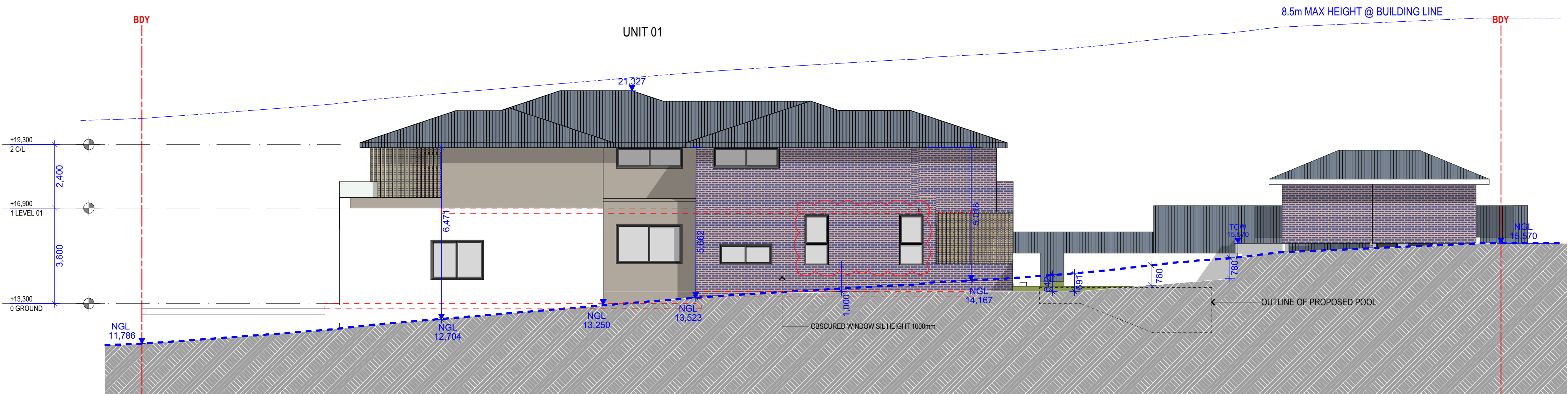
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ELEVATION

WEST

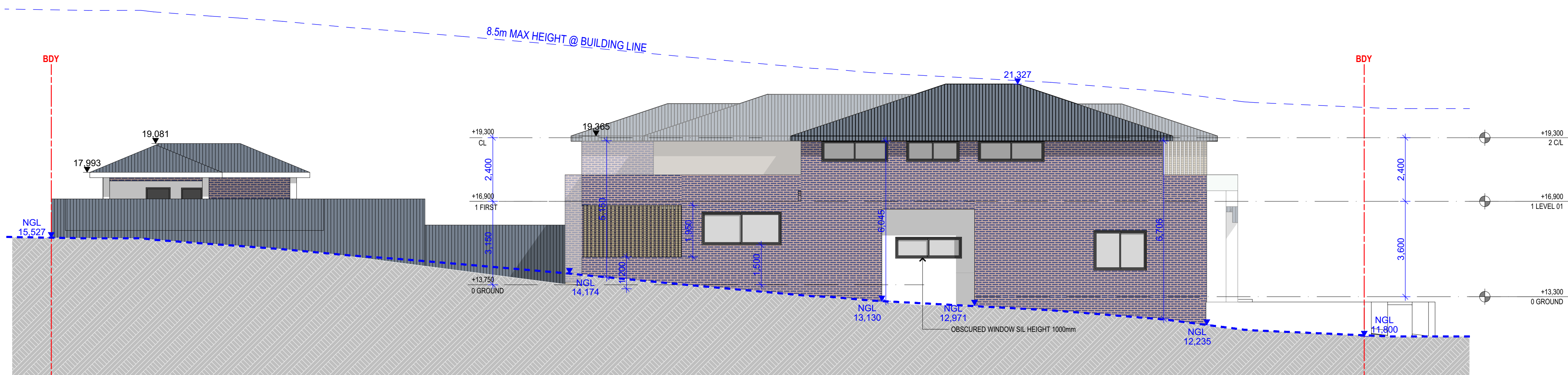
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ELEVATION

NORTH

1:100



ELEVATION

SOUTH

1:100

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Drawing Title
ELEVATIONS
Checked/Approved
GJ

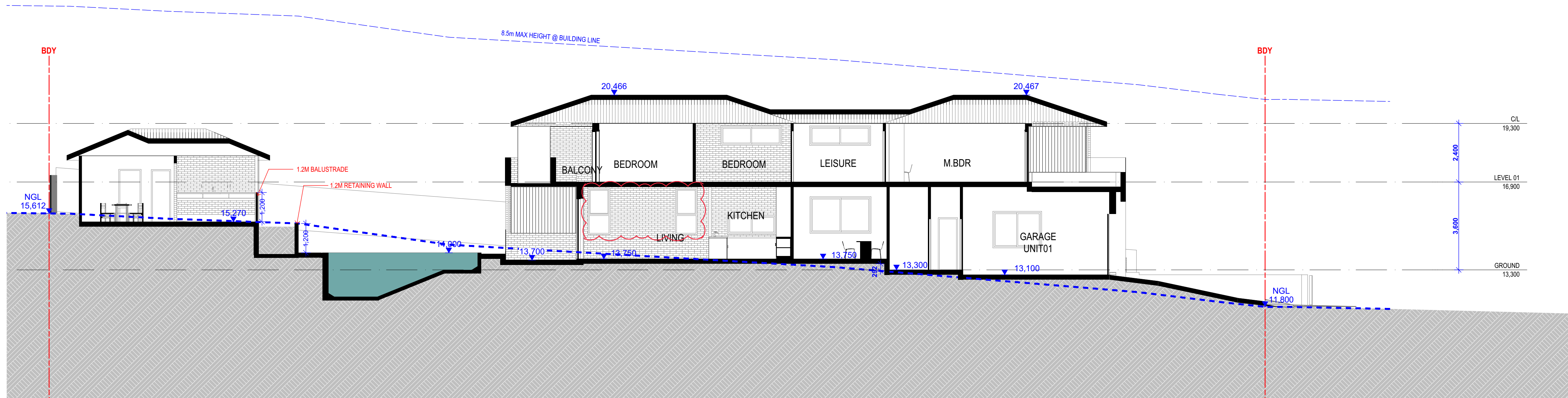
Scale
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Project Number
19-104

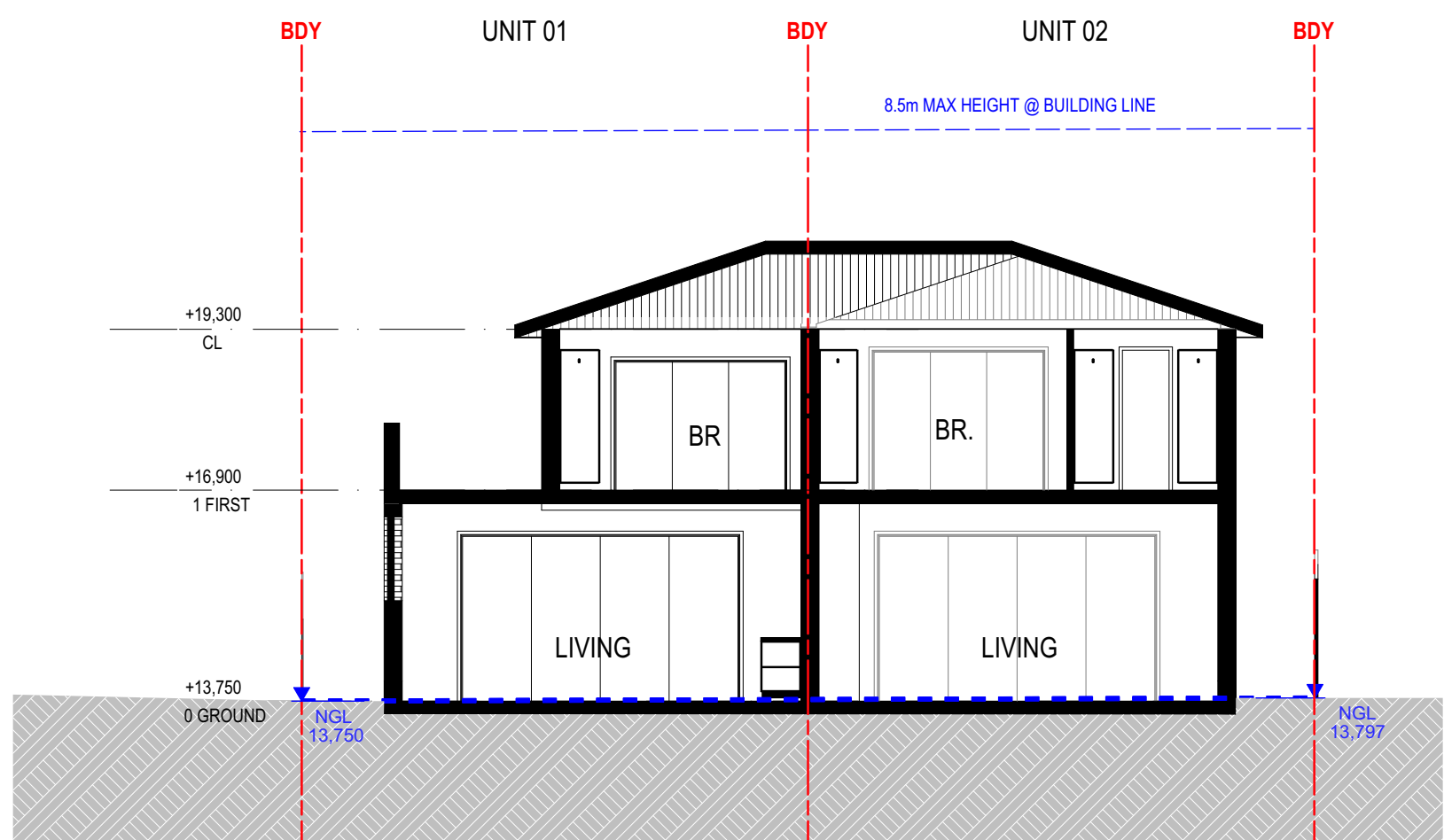
Drawing Number Revision
DA3001 E

Status
DEVELOPMENT APPLICATION

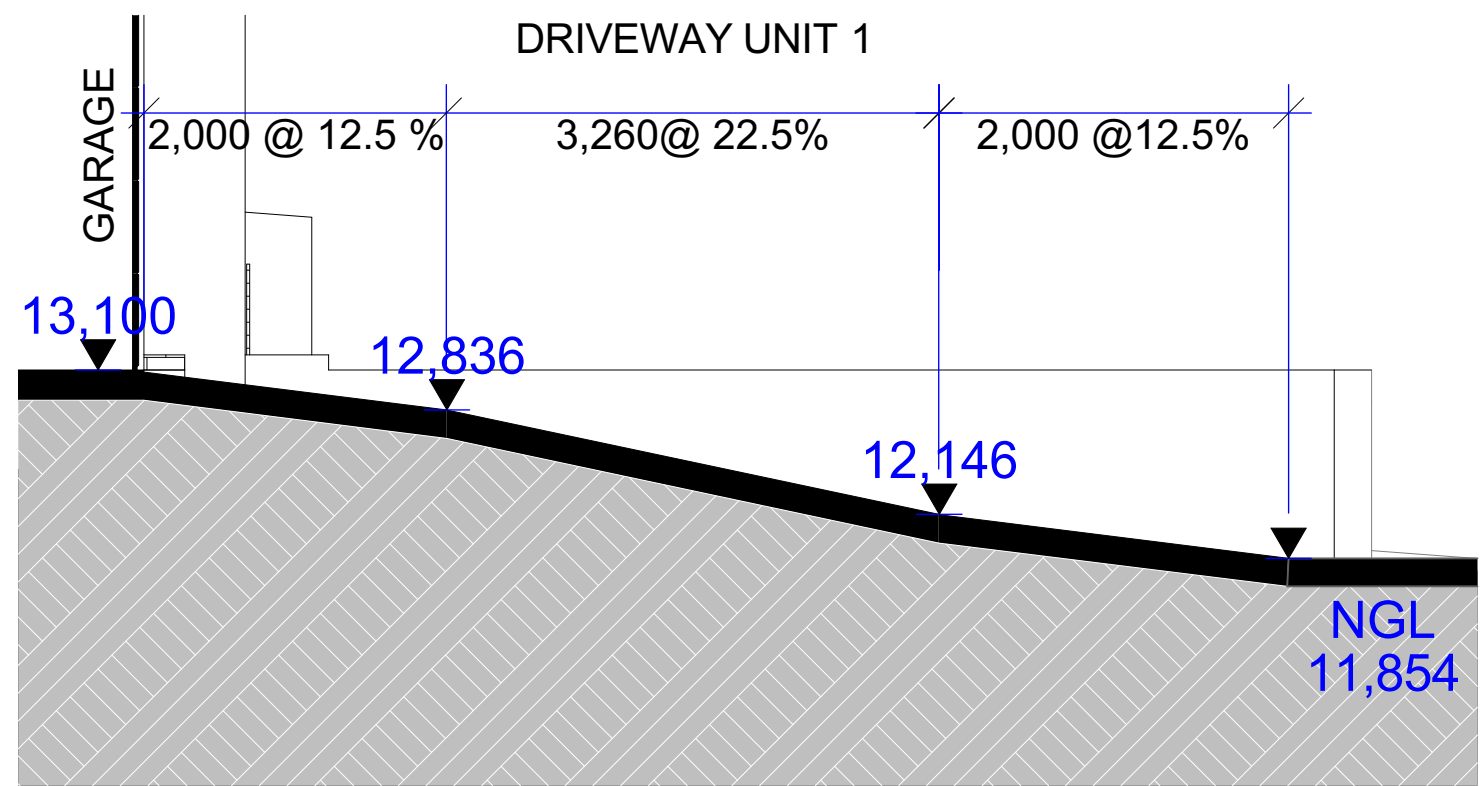
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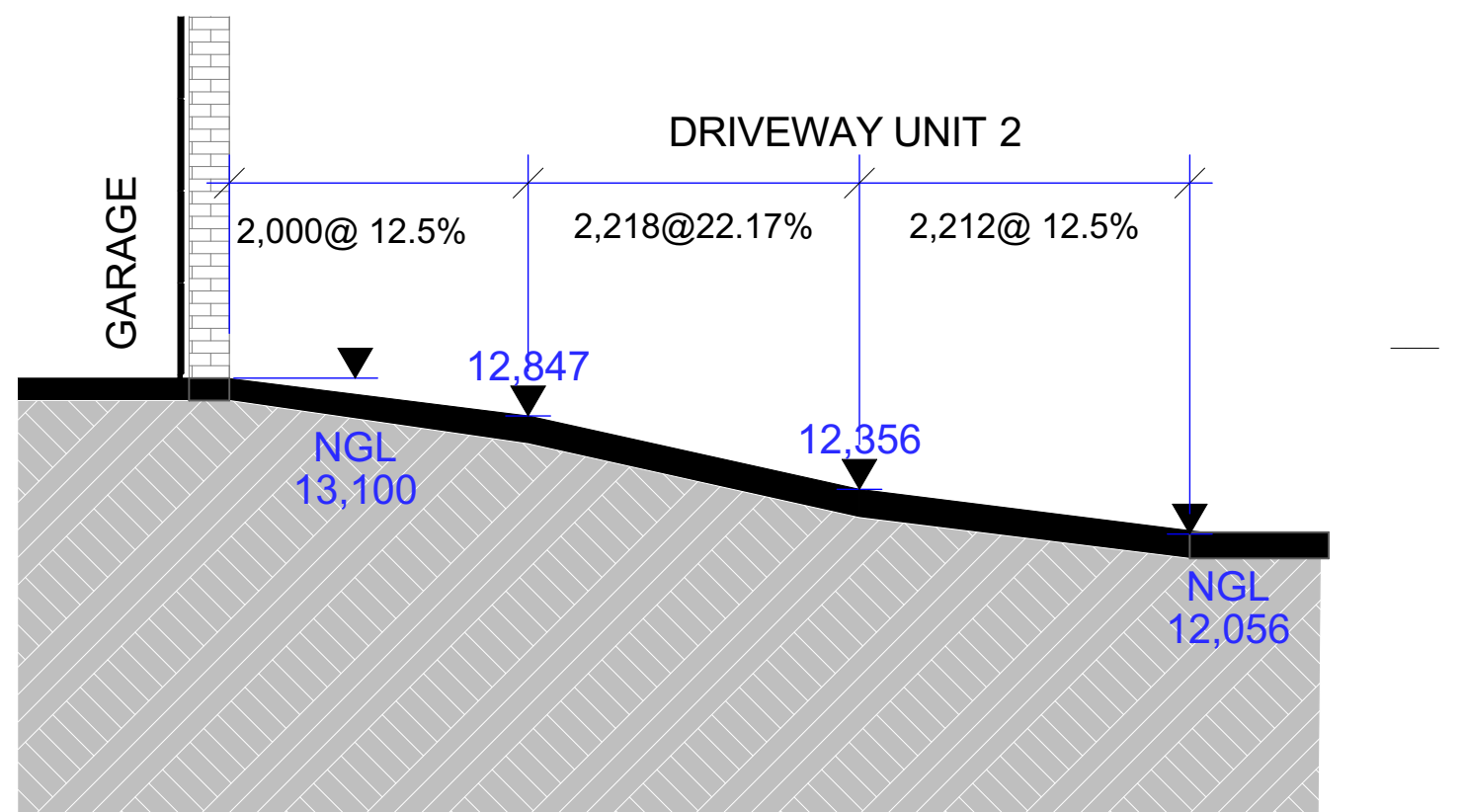
AA SECTION 1:100



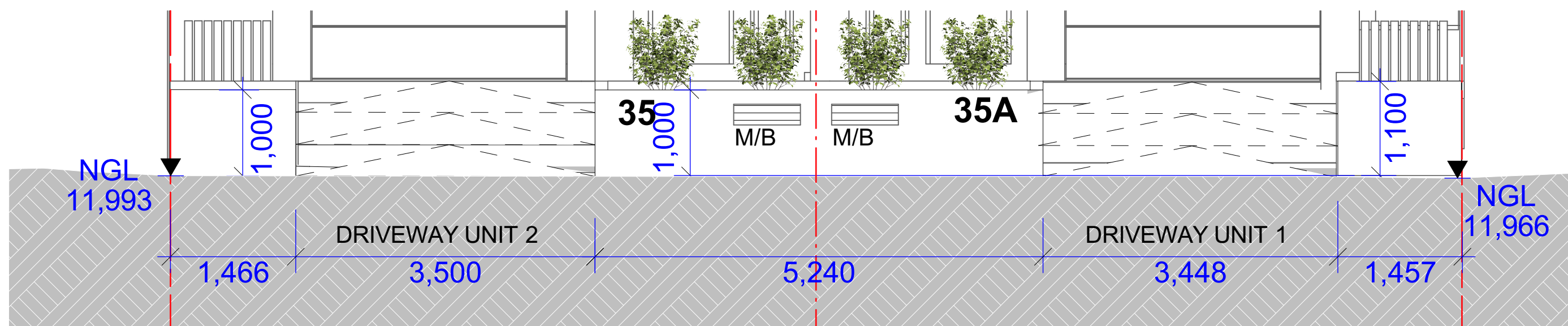
BB. SECTION 1:100



1 Section Driveway UNIT 1 1:50



1 Section Driveway UNIT 2 1:50



1 FRONT FENCE 1:50

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Project

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Drawing Title

SECTIONS

Checked/Approved
GJ

Scale
1:100 @A1 Sheet Size

Project Number

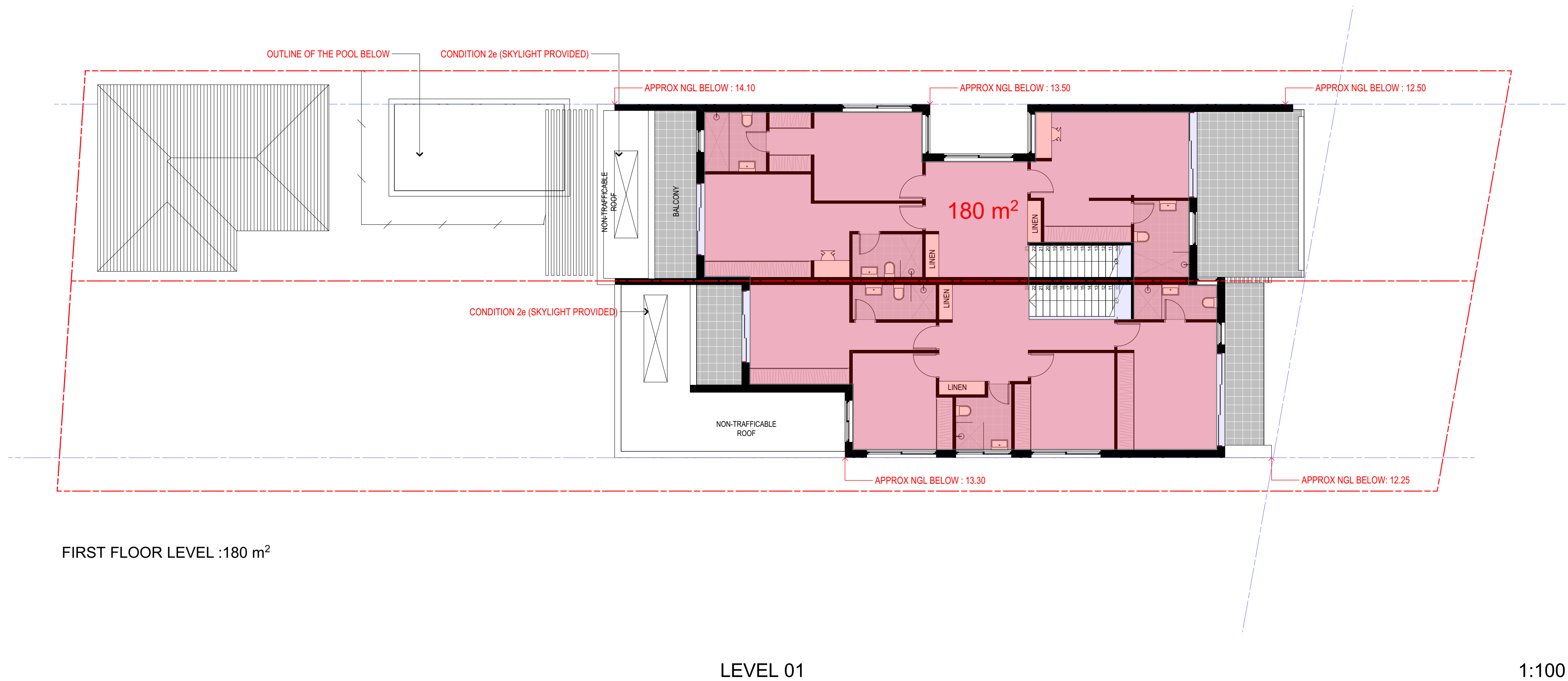
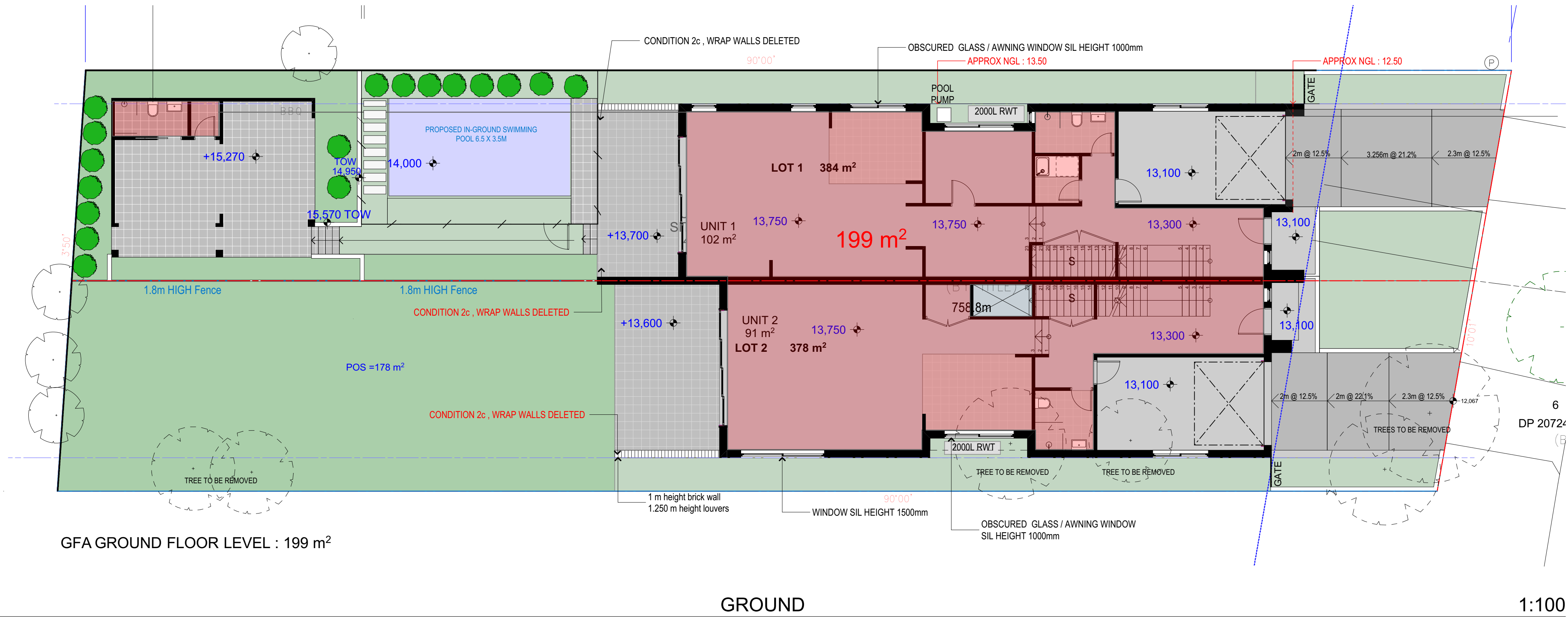
19-104

Status

DEVELOPMENT APPLICATION

Drawing Number Revision

DA4001 E



GFA TABLE	
GROUND	199 m ²
LEVEL 01	180 m ²
TOTAL	379 m ²

NO AMENDMENTS

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Rev	Description	Date	App'd
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Drawing Title
COMPLIANCE
GFA DIAGRAMS
Checked/Approved
GJ

Scale
1:100 @A1 Sheet Size

Project Number
19-104
Status
DEVELOPMENT APPLICATION

Drawing Number Revision
DA5042 E

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2025-07-28, 34 Nelson Street, Edinburgh, UK. File 25052050-11 AM