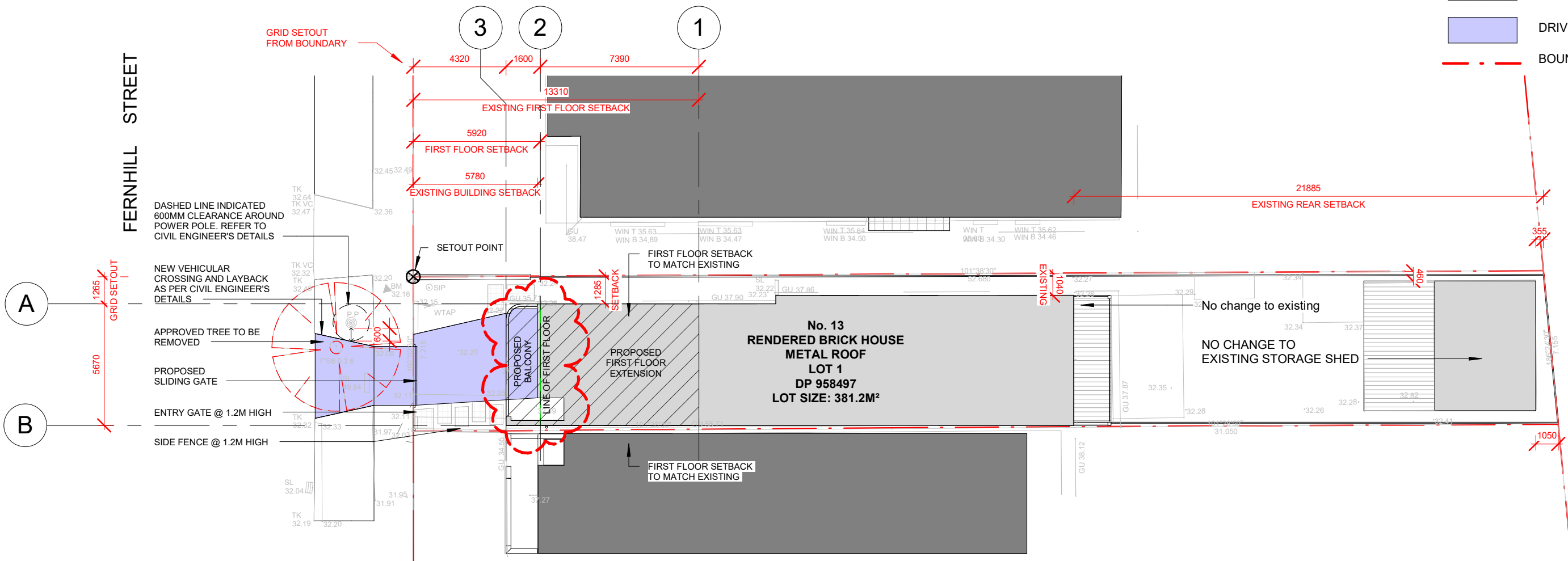


- NEIGHBOURS
- EXISTING
- PROPOSED
- DRIVEWAY
- BOUNDARY LINE



1 Site Plan  
1 : 200

Total Site Area 381.2 m2

LEP allowable FSR 0.55:1 (209.66m²)

LEP	
Existing Ground Floor Area:	120 m2
Existing First Floor Area:	87.6m2
Existing Total Floor Area:	207.6m2
Existing FSR	0.54:1
Proposed Ground Floor Area	97m2
Proposed First Floor Area:	118m2
Proposed Total Floor Area:	215m2
Proposed FSR	0.56:1

CLIENT: NIGRO RESIDENCE  
JOB No: 21-108  
DATE: 24/04/25

REV: D  
SHEET: CC02 SITE PLAN/ANALYSIS  
STAGE: DEVELOPMENT APPLICATION

13 FERNHILL STREET, HURLSTONE PARK

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DESIGN STUDIO

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