

SITEPLAN
SCALE 1:200



AREA SURVEYED, ALTHOUGH PLEASE CHECK ALL DIMENSIONS ON SITE.
THE WORK IS TO COMPLY WITH THE BUILDING CODE OF AUSTRALIA, SAA CODES, AND OTHER BY-LAWS.
THE BUILDING MANUFACTURER SHALL CHECK AND VERIFY ALL DIMENSIONS, RL'S AND CONSTRUCTION METHODS PRIOR TO THE START OF ANY WORK ON SITE.
DO NOT SCALE DRAWINGS. CHECK ALL DIMENSIONS ON SITE. FIGURED DIMENSIONS TAKE PRECEDENCE.
ALL STRUCTURAL WORK TO STRUCTURAL ENGINEERS DETAILS.

A 03.04.25 FOR REVIEW
B 16.04.25 FOR DA APPROVAL



DRAWN BY:
**BJC DESIGN ARCHITECTURAL
BUILDING DESIGNERS**
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ADDRESS:
**41 VIRTUE ST, CONDELL
PARK 2200
Lot 77 In Dp 15227**

PROJECT:
**PROPOSED SINGLE
STOREY ALTERATION
AND ADDITION TO
EXISTING DWELLING**

CLIENT:
Mr & Mrs Chidiac

TITLE:
**SITE
PLAN**

STATUS:
FOR SUBMISSION

DATE:
16.04.2025

SCALE:
1:200@A3

CHECKED:
BC

APPROVED:
Y / N

PROJECT:

DRAWN:
BC

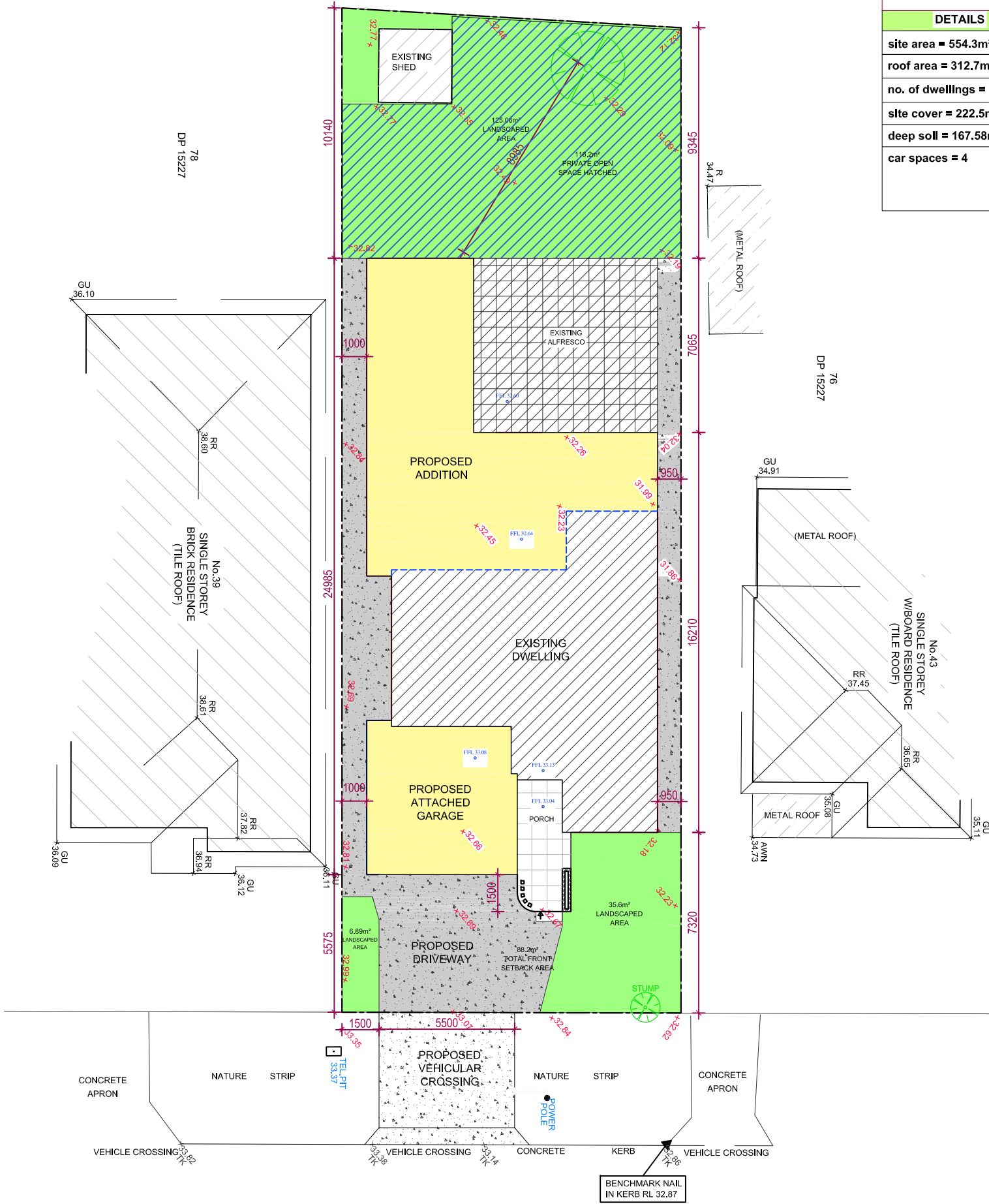
SHEET:
A01

JOB REF:
VIR41

STAGE:

REVISION:

B



CALCULATIONS TABLE

DETAILS	COMPLIANCE	GFA	COMPLIANCE
site area = 554.3m²	COMPLIES	Dwelling 1 GFA = 171.17m²	
roof area = 312.7m²		TOTAL GFA ALLOWED = 277.15m²	
no. of dwellings = 1		TOTAL FSR PROPOSED= 0.30:1	COMPLIES
site cover = 222.5m² (40.1%)	COMPLIES		
deep soil = 167.58m² (30.2%)	COMPLIES		
car spaces = 4	COMPLIES		

LEGEND	
EXISTING STRUCTURES	
PROPOSED ADDITIONS	
DEEP SOIL	
HARD PAVED	

TREES REMOVED

