

PROPERTY DESCRIPTION

LOT: 6  
SUBURB: YOUNG  
LOCAL AUTHORITY: HILLTOPS COUNCIL

AREA OF LOT - 874m<sup>2</sup>  
AREA OF RESIDENCE - 260.8m<sup>2</sup>  
SITE COVERAGE - 29.8%

WIND LOADS FOR HOUSING CLASSIFICATION

- REGION:
- TERRAIN CATEGORY:
- SHIELDING CLASSIFICATION:
- TOPOGRAPHIC CLASSIFICATION:
- WIND SPEED CLASSIFICATION:
- BUSHFIRE ATTACK LEVEL (BAL):

ENERGY EFFICIENCY REQUIREMENTS

- R3.5 BATTS TO CEILING
- R2.5 BATTS TO EXTERNAL WALLS AND GARAGE INTERNAL WALL
- DOWNLIGHTS TO BE MIN IC RATED
- ALL WINDOWS AND SLIDING GLASS DOORS SINGLE GLAZED

LEGEND

- GM

HYDRANT

STORM WATER PIT

WATER CONNECTION

ELECTRICAL TURRET

TELSTRA PIT

MAN HOLE

DP

100mm DOWN PIPE

PP

POWER POLE

STREET LIGHT

SITE BENCH MARK

SEWER LINE

CONTOUR LINE

EXISTING RETAINING

NEW RETAINING

ROOF LINE

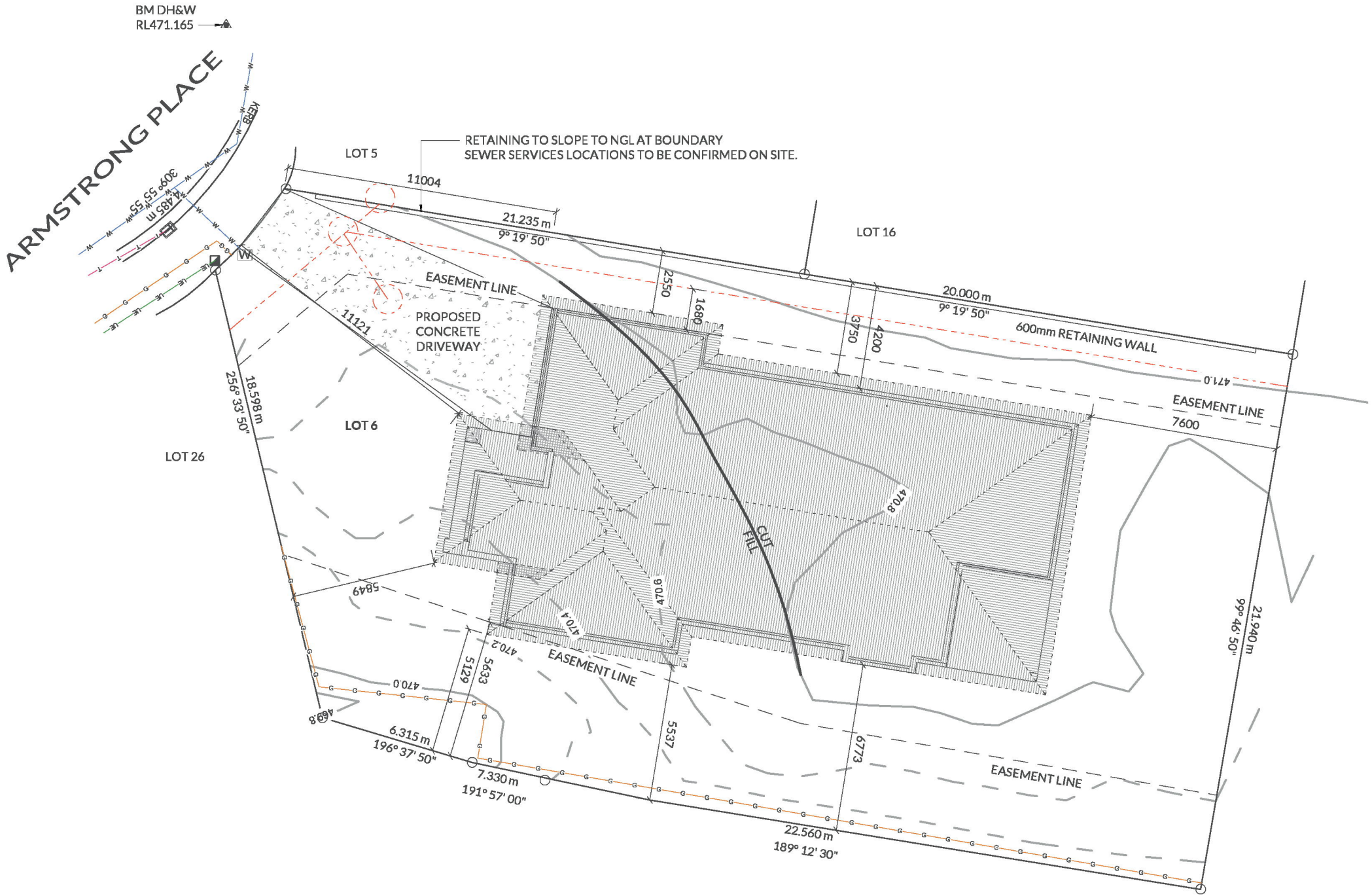
STORM WATER LINE

FENCE

ELECTRICAL

TELSTRA COMMUNICATIONS

WATER LINE



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MELLROSS HOMES #:  
4585  
PLAN NUMBER:  
#2382/25  
AREI PLAN CODE:  
CAPITAL COLLECTION 5

CLIENT:  
**MELLROSS HOMES**  
  
DRAWING NAME:  
**SITE PLAN**

PROJECT:  
**PROPOSED RESIDENCE FOR**  
**LOT 6 NO. 13 ARMSTRONG PLACE**  
**YOUNG NSW 2594**

PAGE NO:  
02 OF 11  
SCALE @ A3  
1:200  
CHECKED:  
N WILTSHIRE

REV.	DESCRIPTION	DRAWN	DATE
B	PRELIMINARY ISSUE	CAJ	29/01/25
C	PRELIMINARY ISSUE	CAJ	10/02/25
D	PRELIMINARY ISSUE	CAJ	27/02/25
E	PRELIMINARY ISSUE	SM	19/03/25

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0m 1 2m 3 4m 5 6m 7 8m 9 10m