PROJECT	TITLE:	PROPOSED SECONDARY DWEL		
PROJECT	ADDRESS:	145 ROSE STREET, YAGOONA		
LOT NUME	<b>BER:</b> 259			
		DRAWING LIST		
DRAWING #	DRAWING NA	ME		
A00	COVER SHEE	T		
A01.01	DEMOLITION	PLAN		
A01.02	SITE PLAN &	SITE ANALYSIS PLAN		
A01.03	WASTE MAN	AGEMENT PLAN		
A01.04	LANDSCAPE	PLAN		
A01.05	SITE CALCUL	ATIONS		
A02.01	SECONDARY	DWELLING FLOOR PLAN		
A03.01	ELEVATIONS			
A03.02	SECTIONS/ B	ASIX		
A04.01	PHOTOMONT	AGE/ COLOUR SCHEDULE		

his drawing can only be used for the specified project and address. architectural drawings indicate design
ntent ONLY, licensed builder is to ensure that all construction is in accordance with all relevant AUSTRALIAN
TANDARDS and BUILDING CODES. licensed builder is to also ensure that the plans meet the site specifications,
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abilities arising from any future claims. Accepting this drawing will be considered as your form of acceptance
of the content of the drawings. BY accepting this drawing you also agree that you have carried out your site
urvey and dimensions of the site to which the drawings relate and will not hold DANDACHLI DESIGN STUDIO
able for any errors or miscalculations that may arise, before, during or after construction

DATE	E DESCRIPTION	BY	NORTH POINT:	CLIENT:	JOB NUMBER:	DWG NUMBER:	ORIGINAL SIZE:
MAY 2	25 DA SUBMISSION	MD		MRS MOUNA MOHAMED	2511	A00	A3
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# LLING

## **DP NUMBER:**

12303

ISSUE DATE	Current Revision
MAY 2025	

JOB DISCRIPTION: PROPOSED SECONDARY DWELLING

ADDRESS: 145 ROSE STREET, YAGOONA LOT 259/ - / DP12303







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NT:	JOB NUMBER:	DWG NUMBER:	ORIGINAL SIZE:	
RS MOUNA MOHAMED	2511	A01.01	A3	
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JOB DISCRIPTION: PROPOSED SECONDARY DWELLING

ADDRESS:







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CUENT:	JOB NUMBER:	DWG NUMBER:	ORIGINAL SIZE:
MRS MOUNA MOHAMED	2511	A01.02	A3
	DRAWN BY:	REV DATE:	REV:
DRAWING TITLE:	MD	APR 25	٨
SITE PLAN & SITE ANALYSIS PLAN	CHECKED BY:	SCALE:	- A
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KEYS:	
<b>\$</b> \$	WIND DIRECTIONS
	TREES TO BE REMOVED
PC	PRIVATE COURTYARDS
	POTENTIAL NOISE IMPACT TRAFFIC & NEIGHBOURING
ACCESS	SITE ACCESS
$\diamond$	VIEWS
$\checkmark$	NORTHERN SUNLIGHT

 $\bigtriangledown$ 

JOB DISCRIPTION: PROPOSED SECONDARY DWELLING ADDRESS:





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JOB DISCRIPTION: PROPOSED SECONDARY DWELLING

ADDRESS:





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LOT 259/ - / DP12303



E CALCULATIONS								
OR AREA CALCULATIONS								
	CONTROL	PROPOSED						
SIZE:	450m <sup>2</sup>	490.5m <sup>2</sup>						
TING GROUND FLOOR AREA:	-	153.25m <sup>2</sup>						
POSED SECONDARY DWELLING OR AREA:	-	60m <sup>2</sup>						
AL FLOOR AREA:	0.5:1 = 245.25m <sup>2</sup>	0.43:1 = 213.25m <sup>2</sup>						
DSCAPE CALCULATIONS								
	CONTROL	PROPOSED						
DSCAPE FRONT OF BUILDING LINE	45% or 41.94m <sup>2</sup>	42.3m <sup>2</sup>						
ATE OPEN SPACE AREA:	80m <sup>2</sup>	64.5m <sup>2</sup>						

WINDOW SCHEDULE										
LEVEL	MARK	WIDTH	HEIGHT	HEAD HEIGHT	DESCRIPTION					
SECONDARY DWELLING										
GROUND FLOOR	W1	2700	750	2100	ALUMINIUM FRAMED SLIDING WINDOW					
GROUND FLOOR	W2	1000	2100	2100	ALUMINIUM FRAMED FIXED WINDOW (OBSCURE)					
GROUND FLOOR	W3	1500	750	1650	ALUMINIUM FRAMED SPLASHBACK SLIDING WINDOW					
GROUND FLOOR	W4	1800	750	2100	ALUMINIUM FRAMED SLIDING WINDOW					
GROUND FLOOR	W5	1800	750	2100	ALUMINIUM FRAMED SLIDING WINDOW					
GROUND FLOOR	W6	1200	750	2100	ALUMINIUM FRAMED SLIDING WINDOW (OBSCURE)					

DOOR SCHEDULE									
LEVEL	MARK	WIDTH	HEIGHT	QTY.	DESCRIPTION				
DWELLING									
GROUND FLOOR (ENTRY)	D01	1000	2100	1	EXTERNAL TIMBER FRAMED SOLID CORE ENTRY DOOR				
GROUND FLOOR	D02	820	2100	2	INTERNAL, TIMBER FRAMED, SINGLE SWING HINGED DOOR				
GROUND FLOOR	D03	720	2100	1	INTERNAL, TIMBER FRAMED, SINGLE SWING HINGED DOOR				
GROUND FLOOR	D04	1450	2100	1	INTERNAL, TIMBER FRAMED, PANEL FOLD HINGED DOOR				



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 REV	DATE	DESCRIPTION	BY	CUENT: MRS MOUNA MOHAMED
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	MRS MOUNA MOHAMED	2511	A02.01	A3	PR
Ň		DRAWN BY:	REV DATE:	REV:	
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WINDOW SCHEDULE

2

1 : 125

1:100







install showstheads with a minimum rating of 3 star (> 7.5 but <= 0 Limin) in all showers in the development.         install a toilet flushing system with a minimum rating of 3 star in each toilet in the development.         install taps with a minimum rating of 3 star in each toilet in the development.         install basin taps with a minimum rating of 3 star in each toilet in the development.         install a rainwater tank of at least 3000 litres on the sile. This rainwater tank must meet, and be installed in including the eraci of the ord with drass and sup sile of the rainwater tank to collect rain runoff from at least 60 square metres of the roof area of the digits the era of the ord with drass in any stormwater tank or private dam).         construct the rainwater tank to collect rain runoff from at least 60 square metres of the roof area of the divelopment.         construct the rainwater tank to collect rain runoff from at least 60 square metres.         construct the rainwater tank to collect rain runoff from at least 60 square metres.         ord rain in the development, Noice. NSW Health does not recommend that rainwater be used for human in areas with potative water supply.)         mace and Materialis commitments         de class 1 dwelling according to the National Construction Code, and must not have more than 2 storeys.         or area of the dwelling must not exceed 300 square metres.         not contain thrut level habitable altic room.         impirod         construct the floor(s), waits, and ceilingford of the dwelling in accordance with the specifications listed in the table. <tr< th=""><th>Show on DA plans Show on DA plans Show on DA plans Show on DA plans Show on DA plans</th><th>plans &amp; specs</th><th>check</th></tr<>	Show on DA plans Show on DA plans Show on DA plans Show on DA plans Show on DA plans	plans & specs	check
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lg			
ensure that a minimum of 80% of light fixtures are fitted with fluorescent, compact fluorescent, or light-emitting-		~	~
install a window and/or skylight in the kitchen of the dwelling for natural lighting.			
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Iments install a window and/or skylight in 1 bathroom/syltoliet(s) in the development for natural lighting.	DA plans	Show on CC/CDC plans & specs	check
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install a gas cooktop & electric oven in the kitchen of the dwelling.		~	
			1
nts, "applicant" means the person carrying out the development.			
fied with a V in the "Show on DA plans" column must be shown on the plans accompanying the development applicat ation is to be lodged for the proposed development).			
fied with a $\checkmark$ in the "Show on CC/CDC plans and specs" column must be shown in the plans and specifications accon ng development certificate for the proposed development.	mpanving the	e application for a cons	struction

JOB DISCRIPTION: PROPOSED SECONDARY DWELLING

ADDRESS.

145 ROSE STREET, YAGOONA LOT 259/ - / DP12303

STUDIO





### 1. NATURAL WHITE ACRYLIC RENDER TO MATCH PRIMARY DWELLING

This drawing can only be used for the specified project and address, architectural drawings indicate design intent ONLY, licensed builder is to ensure that all construction is in accordance with all relevant AUSTRALIAN STANDARDS and BUILDING CODES. licensed builder is to also ensure that the plans meet the site specifications, this drawing is to be used in accordance with its purpose of issue 'ONLY' no responsibility will be accepted for the improper use of this drawing, DANDACHLI DESIGN STUDIO will not be liable for any 'ERRORS' miscalculations, misinterpretations of any nature and will not ne held liable for any claims, requisitions and liabilities arising from any future claims. Accepting this drawing you also agree that you have carried out your site surve y and dimensions of the site to which the drawings relate and will not hold DANDACHLI DESIGN STUDIO liable for any errors or miscalculations that may arise, before, during or after construction.



#### 2. MONUMENT OR SIMILAR ACRYLIC RENDER TO MATCH PRIMARY DWELLING ENTRY PORTICO



### 3. COLORBOND FASCIA/ GUTTER AND TO BE WINDSPRAY



ALL WINDOW FRAMES

CLIENT:	JOB NUMBER:	DWG NUMBER:	ORIGINAL SIZE:	
MRS MOUNA MOHAMED	2511	A04.01	A3	
	DRAWN BY:	REV DATE:	REV:	-
DRAWING TITLE:	MD	APR 25	^	
PHOTOMONTAGE/ COLOUR	CHECKED BY:	SCALE:	- A	
SCHEDULE	MD	AS SHOWN		

	REV	DATE	DESCRIPTION	BY	NORTH POINT:
ns, pr	А	MAY 25	DA SUBMISSION	MD	
се					
e					
					$\rightarrow$

# 4. BLACK ALUMINIUM TO

JOB DISCRIPTION: PROPOSED SECONDARY DWELLING

ADDRESS:

