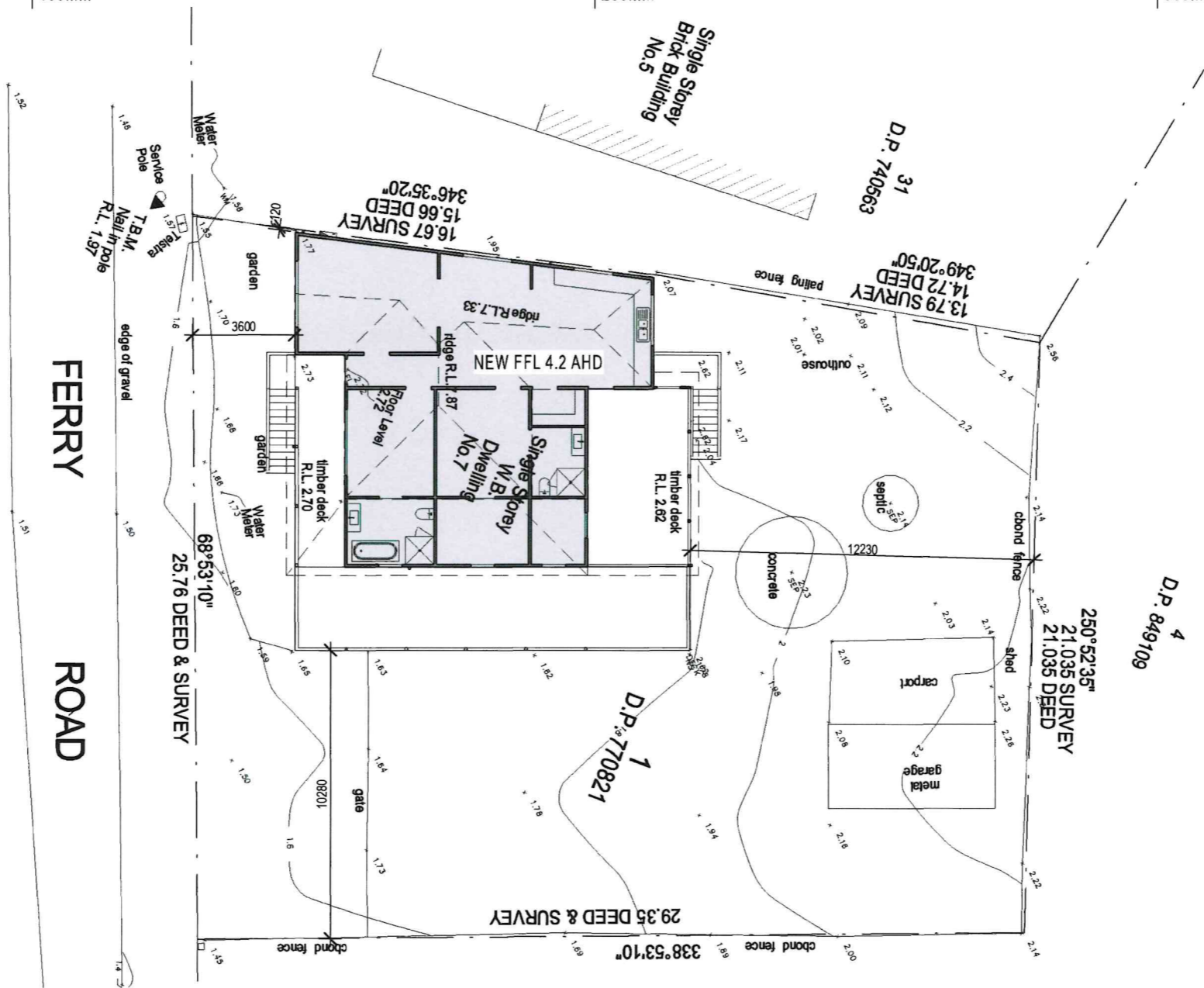


0mm 100mm 200mm 300mm

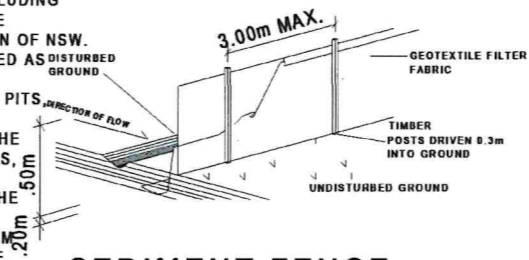
AREAS	
LIVING	113.59
PORCH	13.31
SUNROOM	23.12
DECK	41.81
Grand total: 4	
191.83	
ROOF	159.60



1 Site Plan
Scale 1 : 200

SEDIMENT CONTROL NOTES

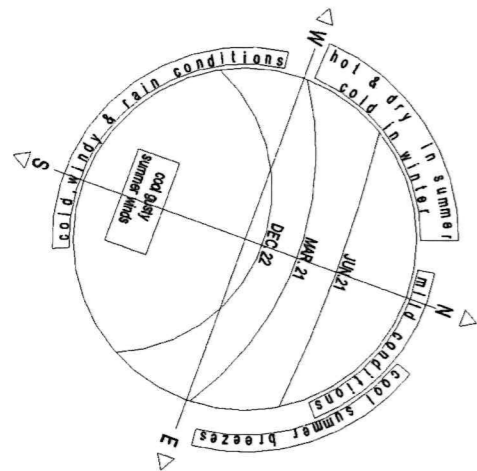
1. ALL EROSION AND SEDIMENTATION CONTROL MEASURES, INCLUDING REVEGETATION AND STORAGE OF SOIL AND TOPSOIL, SHALL BE IMPLEMENTED TO THE STANDARDS OF THE SOIL CONSERVATION OF NSW.
2. ALL DRAINAGE WORKS SHALL BE CONSTRUCTED AND STABILIZED AS EARLY AS POSSIBLE DURING DEVELOPMENT.
3. SEDIMENT TRAPS SHALL BE CONSTRUCTED AROUND ALL INLET PITS CONSISTING OF 300mm WIDE X 300mm DEEP TRENCH.
4. ALL SEDIMENT BASINS AND TRAPS SHALL BE CLEANED WHEN THE STRUCTURES ARE A MAXIMUM OF 60 % FULL OF SOIL MATERIALS, INCLUDING THE MAINTENANCE PERIOD.
5. ALL DISTURBED AREAS SHALL BE REVEGETATED AS SOON AS THE RELEVANT WORKS ARE COMPLETED.
6. SOIL AND TOPSOIL STOCKPILES SHALL BE LOCATED AWAY FROM DRAINAGE LINES AND AREA WHERE WATER MAY CONCENTRATE.
7. FILTER SHALL BE CONSTRUCTED BY STRETCHING A FILTER FABRIC (PROPEX OR APPROVED EQUIVALENT BETWEEN POST AT 3.0m CENTRES. FABRIC SHALL BE BURIED 150mm ALONG ITS LOWER EDGE.



SEDIMENT FENCE
N.T.S

Current FFL 2.72 AHD
New FFL 4.2 AHD
minimum 1:100 3.9AHD a

FPL4 - Probable max flood level	5.5 m AHD	The highest flood level that could conceivably occur at this location
1% AEP flood level in Year 2010	2.8 m AHD	This level is useful for insurance purpose, refer to your insurance policy and the Insurance Contracts Regulation 1985 (Cwealth)
FPL2 - 1% AEP Flood Level in Year 2100	3.4 m AHD	Adopted 1% flood level
FPL3 - Flood Planning Level	3.9 m AHD	Adopted 1% flood level plus 0.5m freeboard
FPL1 - 5% AEP Flood Level	2.0 m AHD	




SOLAR & WIND CHART

THIS DRAWING REMAINS THE PROPERTY OF SORESEN CALDON FERRIS BUILDERS AND IS PROVIDED FOR THE USE AS DESCRIBED AND MAY NOT BE USED OR REPRODUCED IN WHOLE OR IN PART WITHOUT WRITTEN PERMISSION

COPYRIGHT 2025

ALL WRITTEN DIMENSIONS TAKE PRECEDENCE OVER SCALE. BUILDER TO VERIFY ALL DIMENSIONS PRIOR TO COMMENCING CONSTRUCTION. NOTIFY DESIGNER OF ANY DISCREPANCIES BEFORE PROCEEDING

No alterations and not to be used or reproduced in whole or in part without written permission			<div>PETER NIKSIC DESIGN & DRAFTING</div> <div></div> <div>DOMESTIC, SOLAR PASSIVE DESIGN, 3D IMAGES</div> <div>MOBILE : 0421 749 553</div>	<div>EST 1958</div> <div>SORENSEN CALDON FERRIS BUILDERS</div> <div>CUSTOM DESIGN HOMES</div> <div>Taree Office (02) 6551 0445</div>	<div>PROPOSED NEW RESIDENCE</div> <div>FOR Mr. & Mrs. Griffin</div> <div>AT Lot 1, No.7, Ferry Road, Croki. N.S.W. 2430 D.P.770821</div>	BASIX CERT. No.	SCALE	As indicated
	DATE	12-08-25						
	PLAN Custom Design	DRAWN				P.N.		
		CHECKED				M.H.		
	TITLE SITE PLAN	JOB No.				DWG No. 01		
	ISSUE TO COUNCIL	12-08-25						
REV	DESCRIPTION	DATE						

C:\A-CONTRACT\SSORENSEN\13-381-GRIFFIN\REV\13-381-GRIFFIN.DWG