

NOTE:

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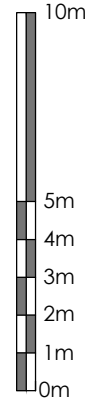
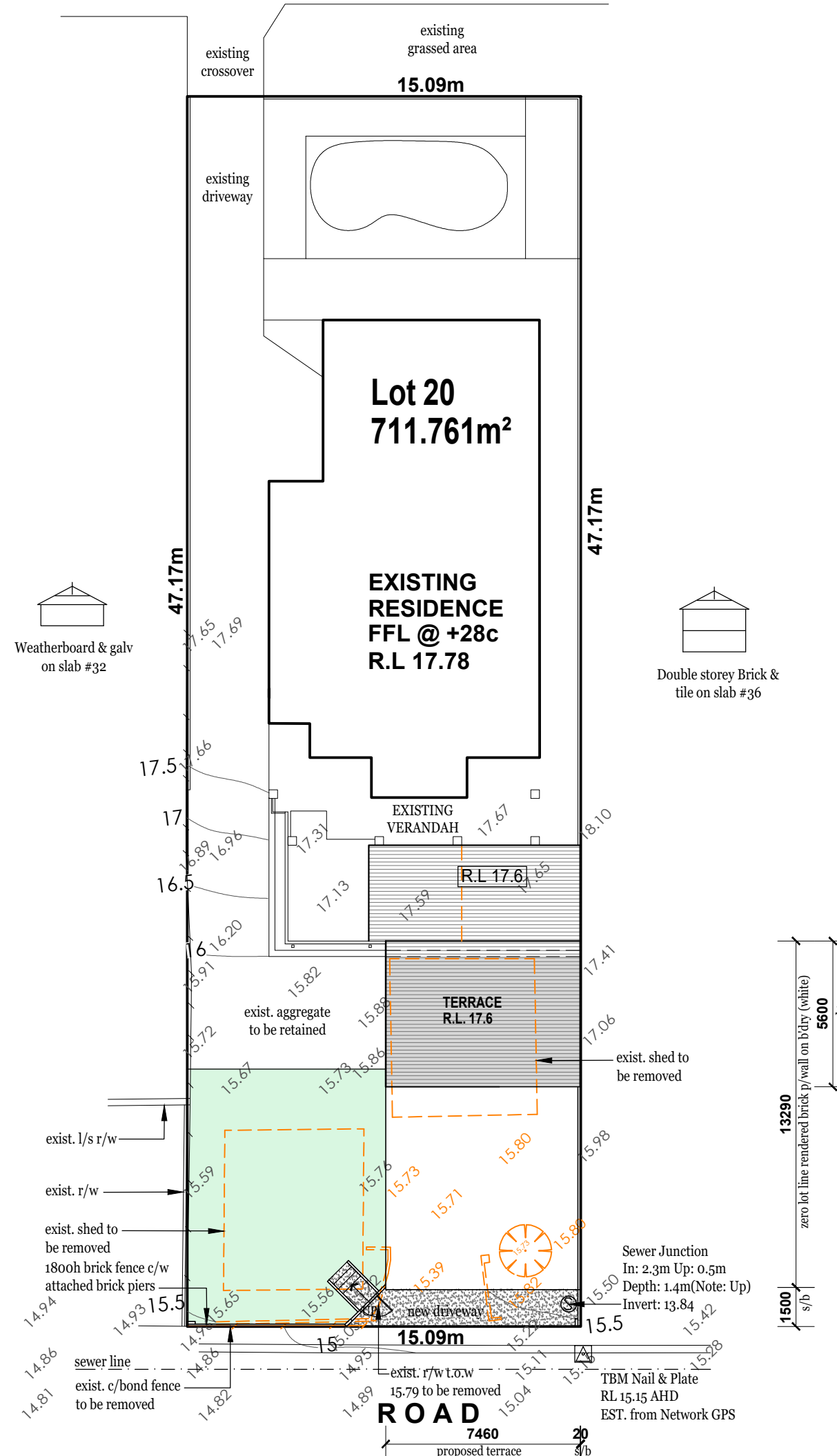
MARINE TERRACE

SITE COVERAGE:

LOT AREA:	711.761m ²
LOT ZONING:	R20/25
TOTAL G. FLOOR AREA:	165.69m ²
TOTAL SITE COVERAGE:	23.27%
TOTAL OPEN SPACE: (50% min. required)	76.73%

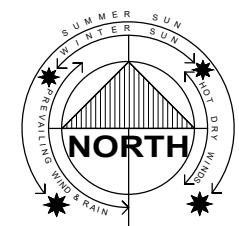
FLOOR AREA CALCULATION:

GF LIVING :	
EXIST. AREA (RETAINED) :	165.69m ²
EXIST. VERANDAH :	45.95m ²
NEW DECK :	69.08m ²
TOTAL GF AREA :	280.72m ²
UNDERCROFT:	
PROPOSED GARAGE :	50.50m ²
PROPOSED STORE :	29.28m ²
TOTAL UF AREA :	79.8m ²
TOTAL AREA :	360.52m ²



INDICATES:

- extent of grassed area
- extent of new
- extent of decking
- new driveway
- demolished/ removed
- existing brickwork
- contour lines
- Existing Ground Levels (maintained)
- Existing Ground levels to be modified
- Existing Ground levels to be modified
- new Ground Levels
- trees to be removed



SITE PLAN
scale 1:200



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DA-PART SITE PLAN
PROPOSED ADDITION AT 34 MARINE TERRACE, SORRENTO FOR LUKE & NATASHA BEARE

CONFIRM ALL DIMENSIONS ON SITE PRIOR TO THE COMMENCEMENT OF ANY WORK. TAKE WRITTEN DIMENSIONS IN PREFERENCE TO SCALE. SHOULD ANY DISCREPANCIES OCCUR, NOTIFY THE DESIGNER IMMEDIATELY. REFER TO ENGINEERS DRAWINGS FOR ALL STRUCTURAL REQUIREMENTS.

REV: -	SJ(RS)	1 OF 4
JOB : 1563	24.04.2023	

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Lot 20
711.761m²

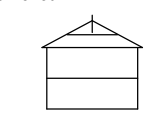
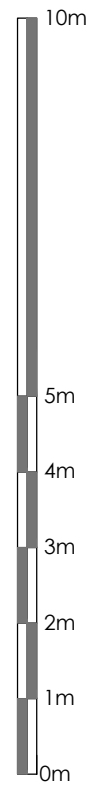
EXISTING RESIDENCE
FFL @ +28c
R.L 17.78

SITE COVERAGE:

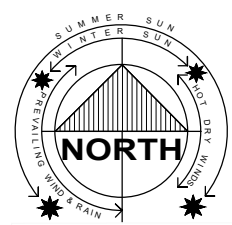
LOT AREA:	711.761m ²
LOT ZONING:	R20/25
TOTAL G. FLOOR AREA:	165.69m ²
TOTAL SITE COVERAGE:	23.27%
TOTAL OPEN SPACE:	76.73%
(50% min. required)	

FLOOR AREA CALCULATION:

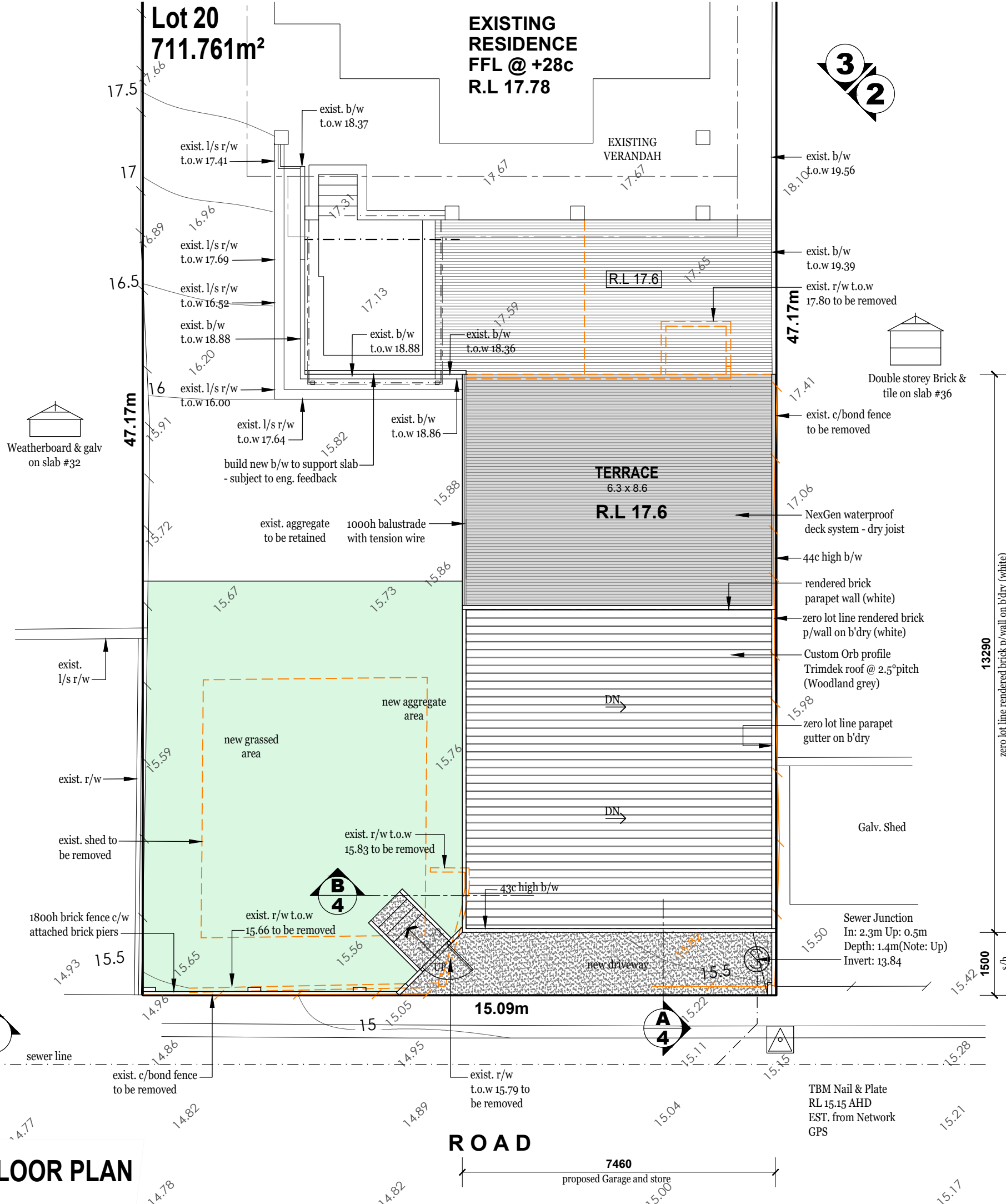
GF LIVING:	
EXIST. AREA (RETAINED):	165.69m ²
EXIST. VERANDAH:	45.95m ²
NEW DECK:	69.08m ²
TOTAL GF AREA:	280.72m ²
UNDERCROFT:	
PROPOSED GARAGE:	50.50m ²
PROPOSED STORE:	29.28m ²
TOTAL UF AREA:	79.8m ²
TOTAL AREA:	360.52m ²



- INDICATES:**
- extent of grassed area
 - extent of new
 - extent of decking
 - new driveway
 - new brickwall
 - demolished/ removed
 - existing brickwork
 - new roofline
 - existing roofline
 - contour lines
 - Existing Ground Levels (maintained)
 - new Ground Levels



PART SITE/GROUND FLOOR PLAN
scale 1:100



zero lot line rendered brick p/wall on b'dry (white)

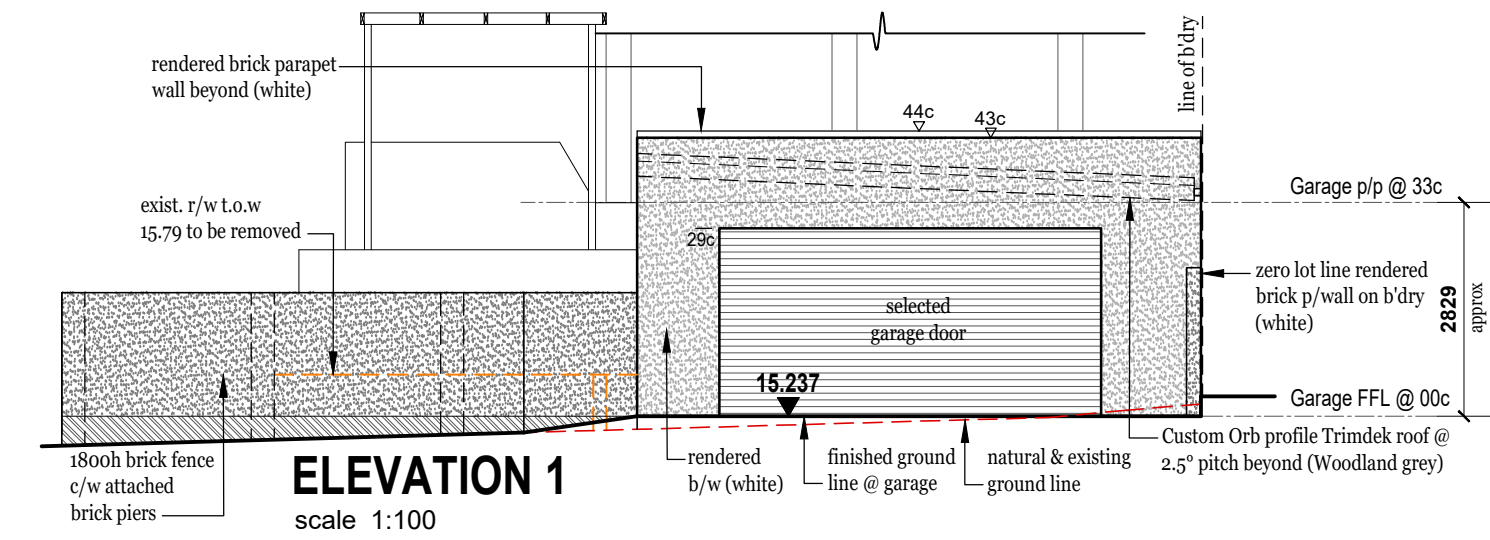
1500 s/b

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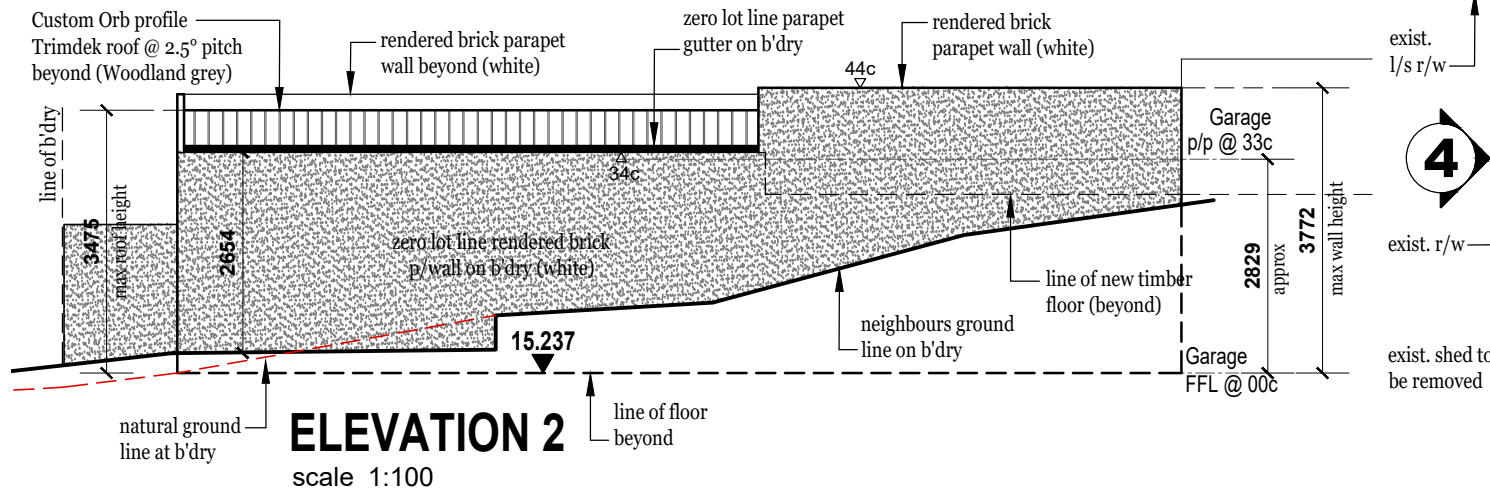
DA-PART SITE/G.FLOOR PLAN
PROPOSED ADDITION AT
34 MARINE TERRACE,
SORRENTO FOR
LUKE & NATASHA BEARE

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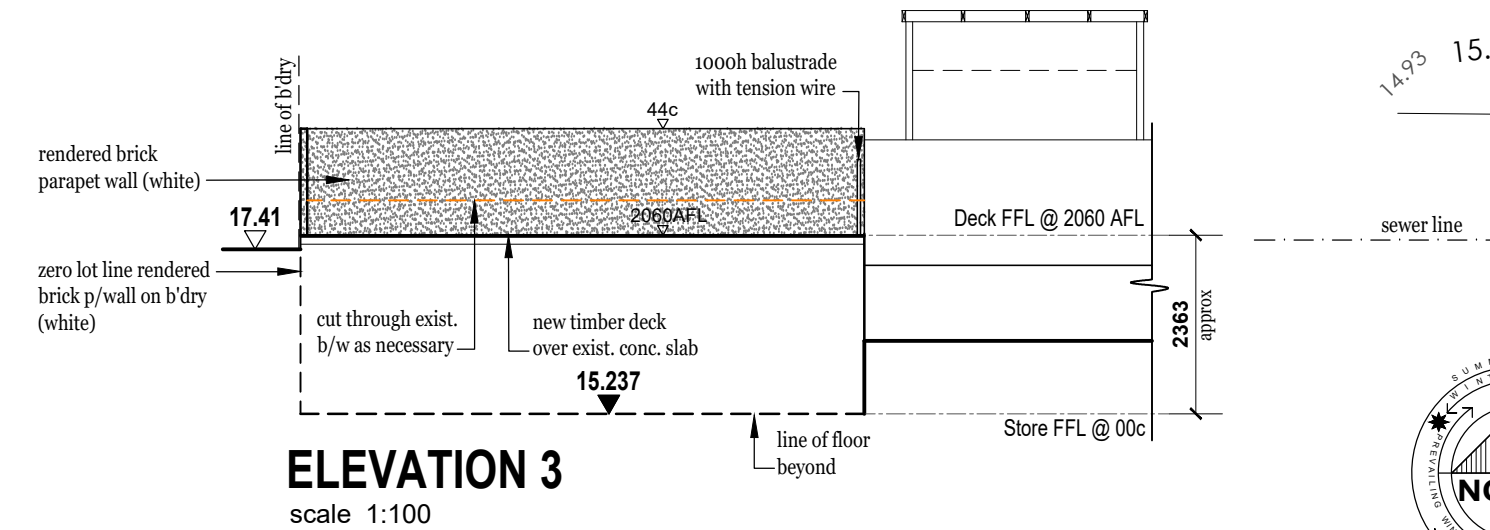
REV: -	SJ(RS)	2 OF 4
JOB: 1563	24.04.2023	



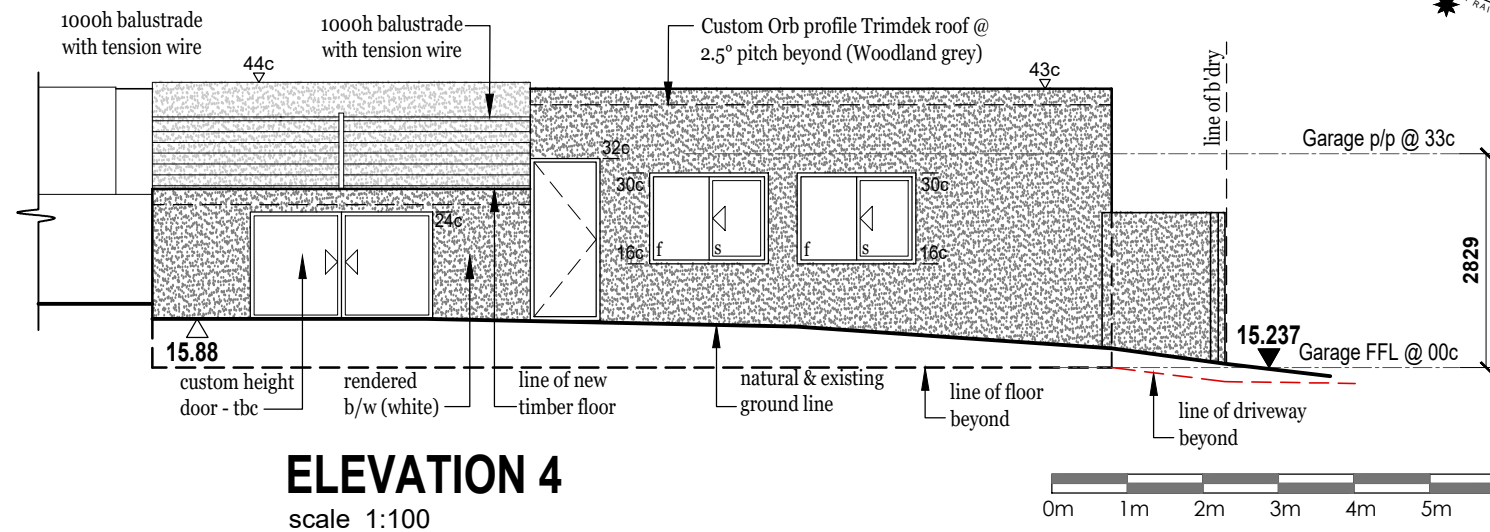
ELEVATION 1
scale 1:100



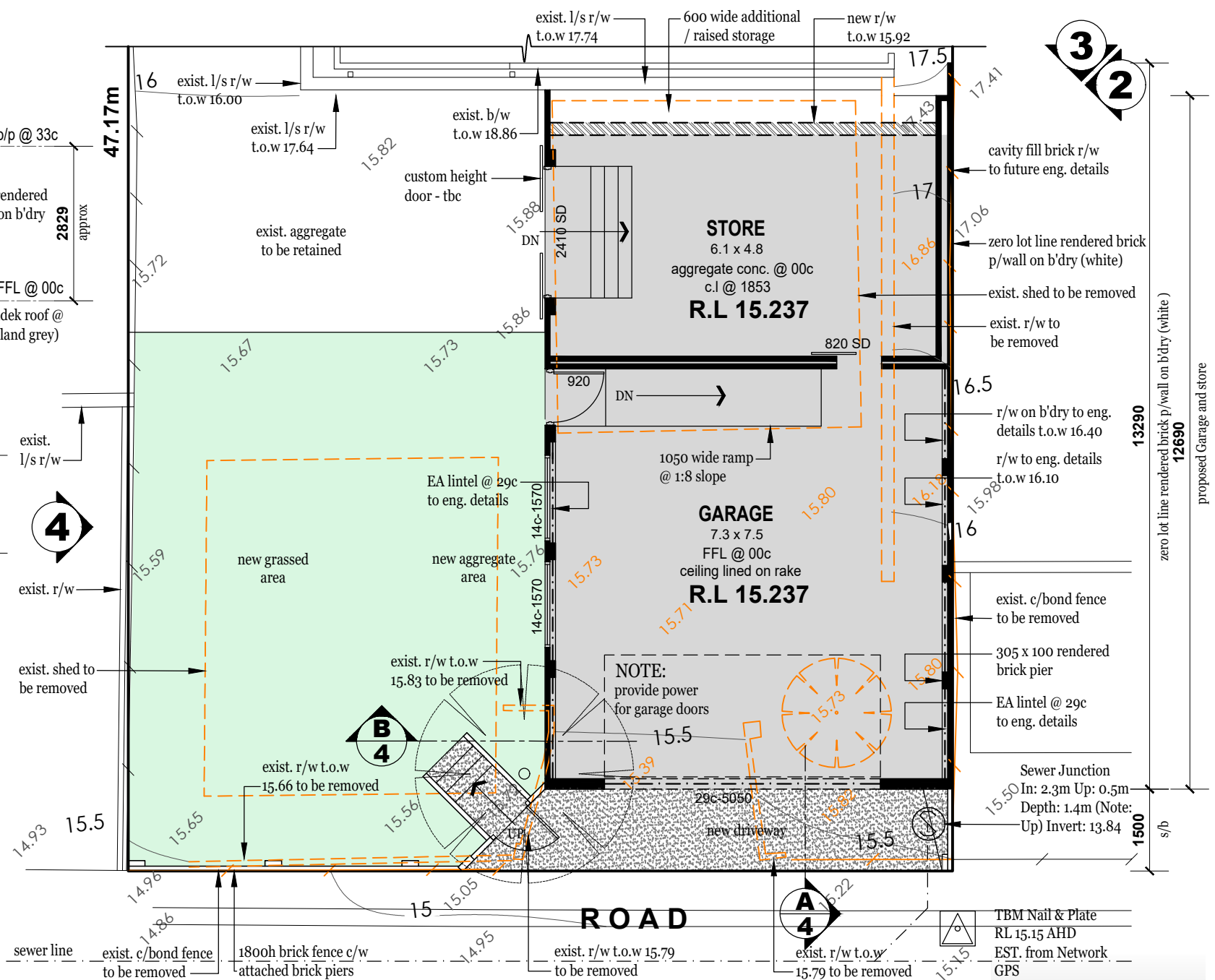
ELEVATION 2
scale 1:100



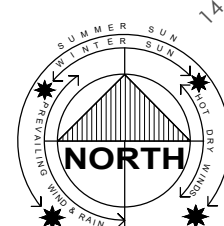
ELEVATION 3
scale 1:100



ELEVATION 4
scale 1:100



UNDERCROFT PLAN
scale 1:100



- INDICATES:**
- extent of grassed area
 - extent of new
 - new driveway
 - new studwall
 - new brickwall
 - demolished/ removed
 - existing brickwork
 - contour lines
 - Existing Ground levels to be modified
 - Existing Ground Levels (maintained)
 - R.L 17.6 new Ground Levels
 - trees to be removed

NOTE:
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DA-UNDERCROFT PLAN / ELE

PROPOSED ADDITION AT 34 MARINE TERRACE, SORRENTO FOR LUKE & NATASHA BEARE

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REV: -	SJ(RS)	3 OF 4
JOB: 1563	24.04.2023	