

# Alterations and Additions to Residence 184 Kurraba Road Kurraba Point NSW 2089

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## 2. List of Drawing Layouts

Scale 1:1

## DEVELOPMENT APPLICATION

A3  
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### Client

MaryAnn Beregi

### Project

Alterations and Additions to Residence  
184 Kurraba Road  
Kurraba Point NSW  
2089  
Lot 3 D.P. 508566

### Drawing Title:

COVERPAGE - Coverpage

List of Drawing Layouts

### North



Status  
Preliminary

### Scale

@A3  
Project  
No.

2205

Plot Date:

### Date

10/8/2023

Drawing  
No.

2205.1.1

Revision  
No.

1:36 pm

Project Summary - 184 Kurraba Road Kurraba Point NSW 2089

North Sydney Local Environmental Plan 2013					
	Standard / Control	Existing	Comment	Proposed	Comment
Land Use Zone	R2 Low Density Residential				No change
Height of Buildings (Bettar Approach)	8.5 metre	550 mm Exceedance to Existing Ridge (Bettar Approach)	Exceedance measured to existing ridge	1330mm Exceedance (Bettar Approach)	Measured to Roof Line (Refer Section AA)
				1300mm Exceedance (Bettar Approach)	Measured to Roof Line (Refer Section BB)
Height of Buildings (Merman Approach)	8.5 metre	2750mm Exceedance to Existing Ridge (Merman Approach)	Exceedance measured to existing ridge	2770 mm Exceedance (Merman Approach)	Measured to Roof Line (Refer Section BB)
Floor Space Ratio	Not Applicable	-		-	Not applicable
Heritage Conservation	Not Applicable	-		-	Not applicable
North Sydney Development Control Plan 2013					
	Standard / Control	Existing	Comment	Proposed	Comment
Total Site Area		828.3 m2			Site area including access handle.
Site Area (less access handle)		705.62 m2			Site area excluding access handle.
Minimum Side Setback Requirement	1st Storey (up to 4m)	900mm	1450mm	1450mm	Compliant No change
Southern Boundary	2nd Storey (up to 7m)	1500mm	1450mm	1450mm	No change
Southern Boundary	3rd Storey or higher (greater than 7m)	2500mm	-	2500mm	Compliant
Northern Boundary	2nd Storey (up to 7m)	1500mm	3800mm	3800mm	No change
Northern Boundary	3rd Storey or higher (greater than 7m)	2500mm	3800mm	6120mm 6290mm	Compliant
Rear Setback Requirement	Provide rear building setbacks that match those on adjoining properties, or, if adjoining properties are not characteristic, with setbacks identified in the relevant area character statement.	North Eastern End 6690mm South Eastern End 5600mm	Dimensions perpendicular to rear boundary	North Eastern End 6690mm South Eastern End 5600mm	No Change
Carparking			Two	Two	No change
Site Coverage( max)	40%	37.4%	Compliant	39.3%	Compliant
Landscape Area (min)	40%	32.1%	Non Compliant	41%	Compliant
Un-built Upon Area (max)	20%	30.5%	Non Compliant	19.7%	Compliant

 **Compliance Table**  
Scale 1:150

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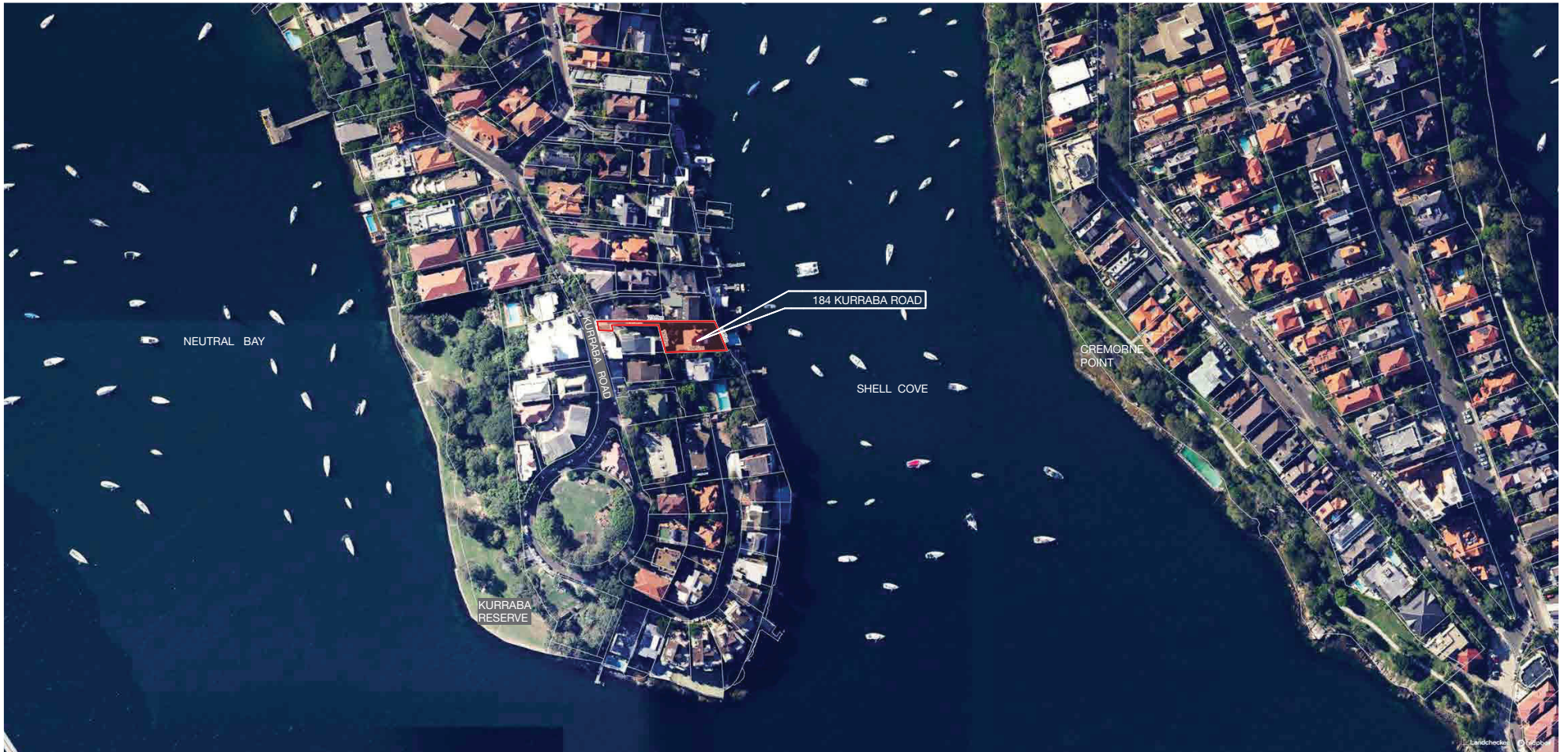
**Project**  
Alterations and Additions to Residence  
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Kurraba Point NSW  
2089  
Lot 3 D.P. 508566

**Drawing Title:**  
PROJECT SUMMARY - Summary / LEP - DCP Compliance Tables  
Compliance Table



**Status**  
Preliminary

Scale	Date
@A3 <b>Project No.</b>	<b>10/8/2023</b>
2205	2205.2.1
<b>Drawing No.</b>	<b>Revision No.</b>
2205	2205.2.1
<b>Plot Date:</b>	<b>10/8/2023 1:36 pm</b>



Location Plan/Satellite Imagery

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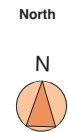
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 Lot 3 D.P. 508566

**Drawing Title:**  
 PROJECT SUMMARY - Location Plan  
 Location Plan/Satellite Imagery



**Status**  
 Preliminary

Scale	Date
@A3 <b>Project No.</b> 2205	10/8/2023
<b>Drawing No.</b> 2205.2.2	
<b>Revision No.</b>	
Plot Date: 10/8/2023	1:36 pm



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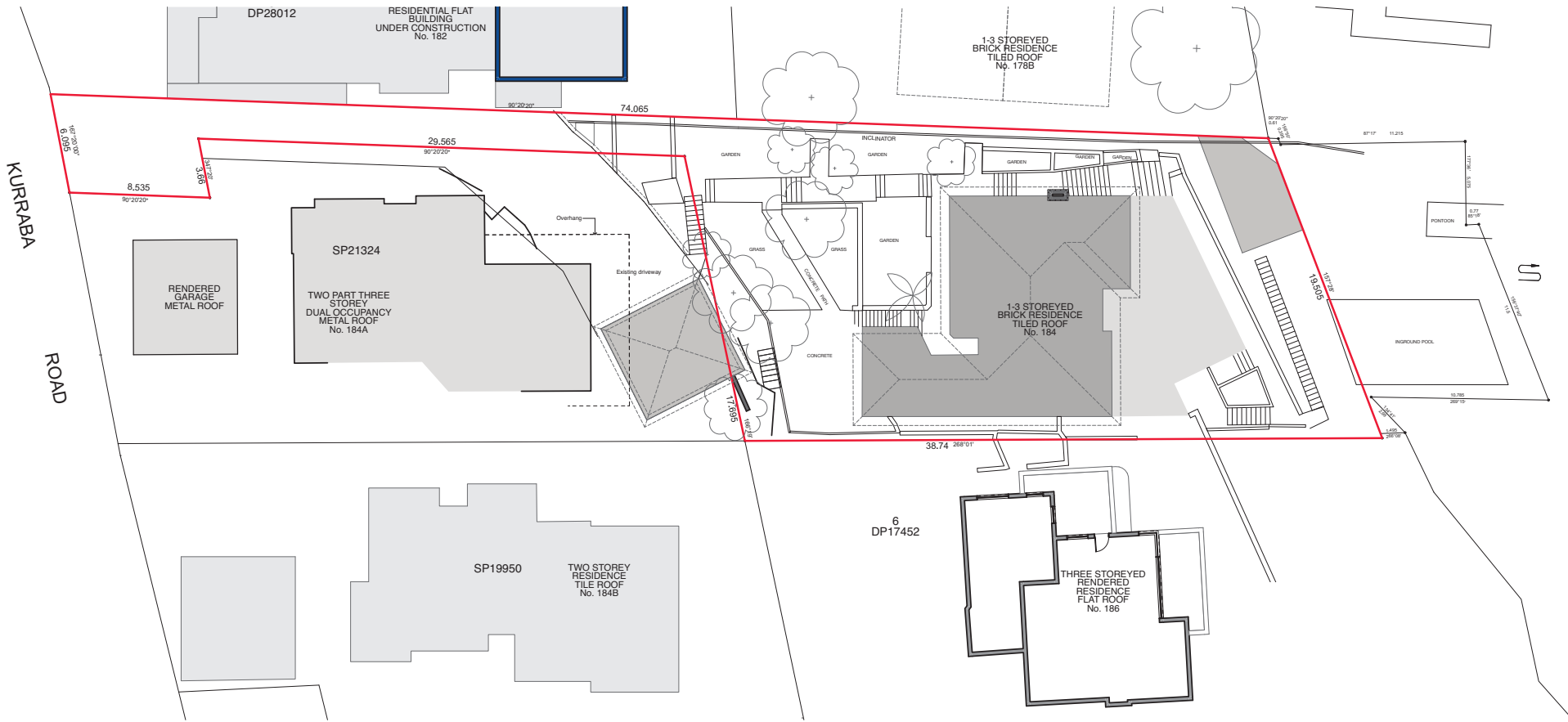
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 Alterations and Additions to Residence  
 184 Kurraba Road  
 Kurraba Point NSW  
 2089  
 Lot 3 D.P. 508566

**Drawing Title:**  
 PROJECT SUMMARY - Photomontage  
 Photomontage



**Status**  
 Preliminary

Scale	Date	
@A3	12/8/2023	
Project No.	Drawing No.	Revision No.
2205	2205.2.3	
Plot Date:	12/8/2023	11:20 am



Site Plan - Existing 1:250  
1:250

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
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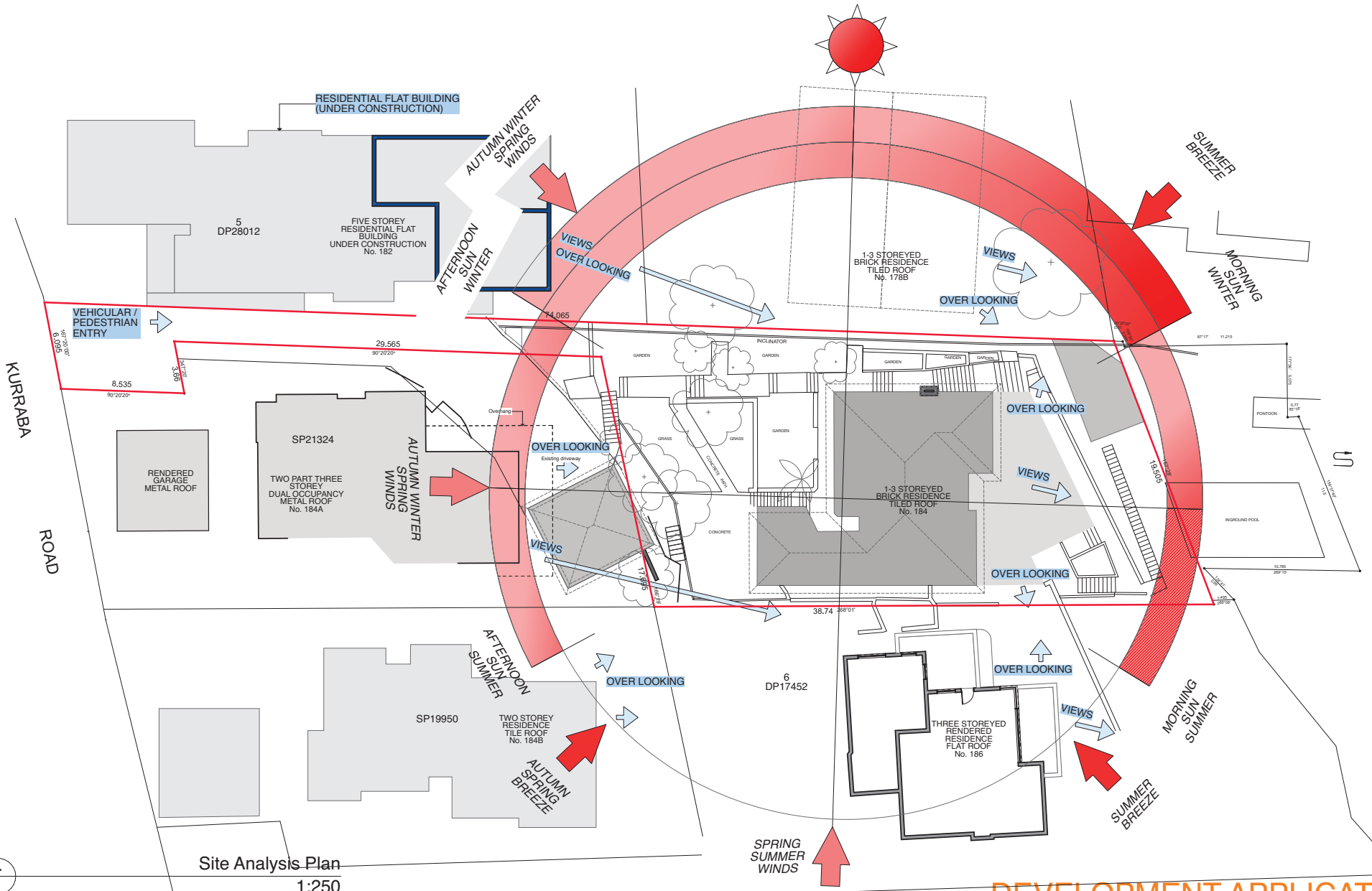
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184 Kurraba Road  
Kurraba Point NSW  
2089  
Lot 3 D.P. 508566

**Drawing Title:**  
SITE - INFORMATION - Site Plan - Existing  
Site Plan - Existing 1:250

<b>North</b> N 	<b>Status</b> Preliminary	<b>Scale</b> 1:250	<b>Date</b> 10/8/2023
	<b>Plot No.</b> 2205	<b>Drawing No.</b> 2205.3.1	<b>Revision No.</b> 
<b>Plot Date:</b> 10/8/2023		<b>1:36 pm</b>	



Site Analysis Plan  
1:250

# DEVELOPMENT APPLICATION

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Kurraba Point NSW  
2089  
Lot 3 D.P. 508566

**Drawing Title:**  
SITE - INFORMATION - Site Analysis Plan  
Site Analysis Plan

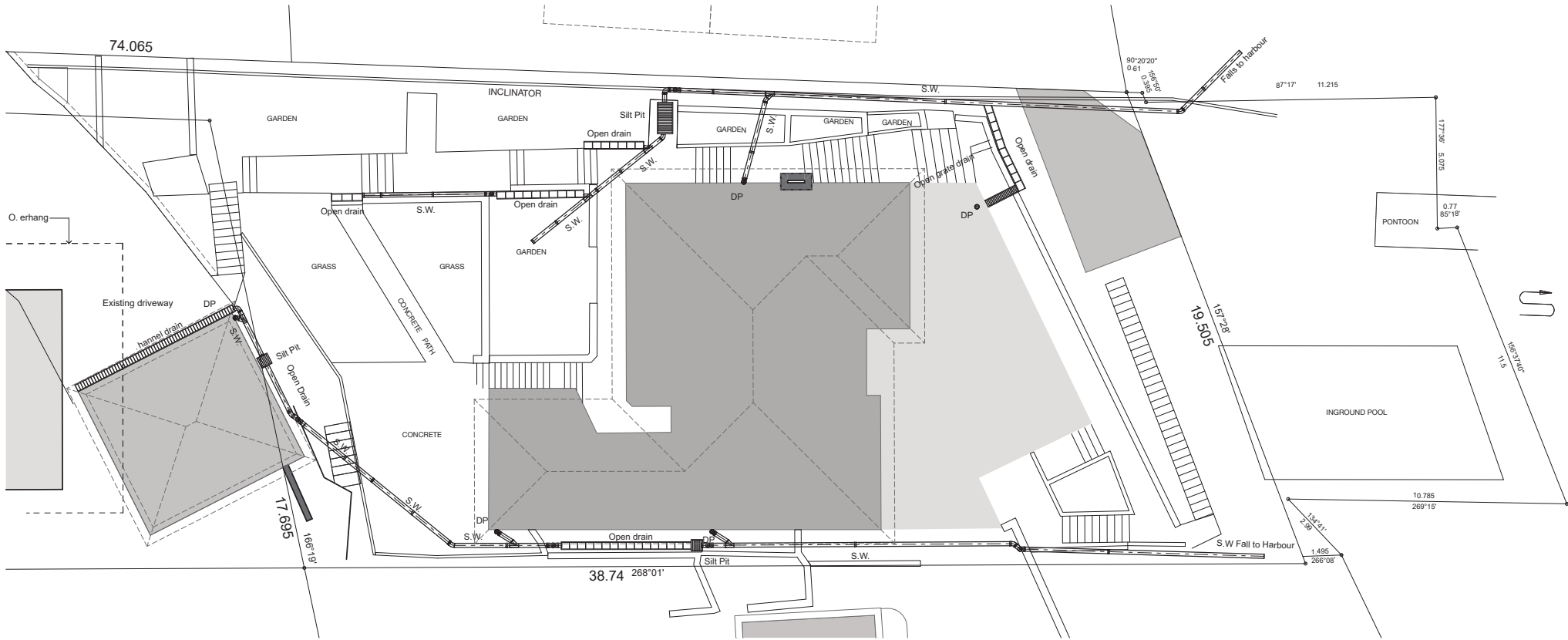


**Status**  
Preliminary

**Scale**  
1:250  
**Date**  
10/8/2023

**Project No.** 2205  
**Drawing No.** 2205.3.2  
**Revision No.**

**Plot Date:** 10/8/2023 **1:36 pm**



2. Stormwater Plan - Existing  
1:150

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184 Kurraba Road  
Kurraba Point NSW  
2089  
Lot 3 D.P. 508566

**Drawing Title:**  
SITE - SERVICES - Stormwater Drainage Plan - Existing  
Stormwater Plan - Existing

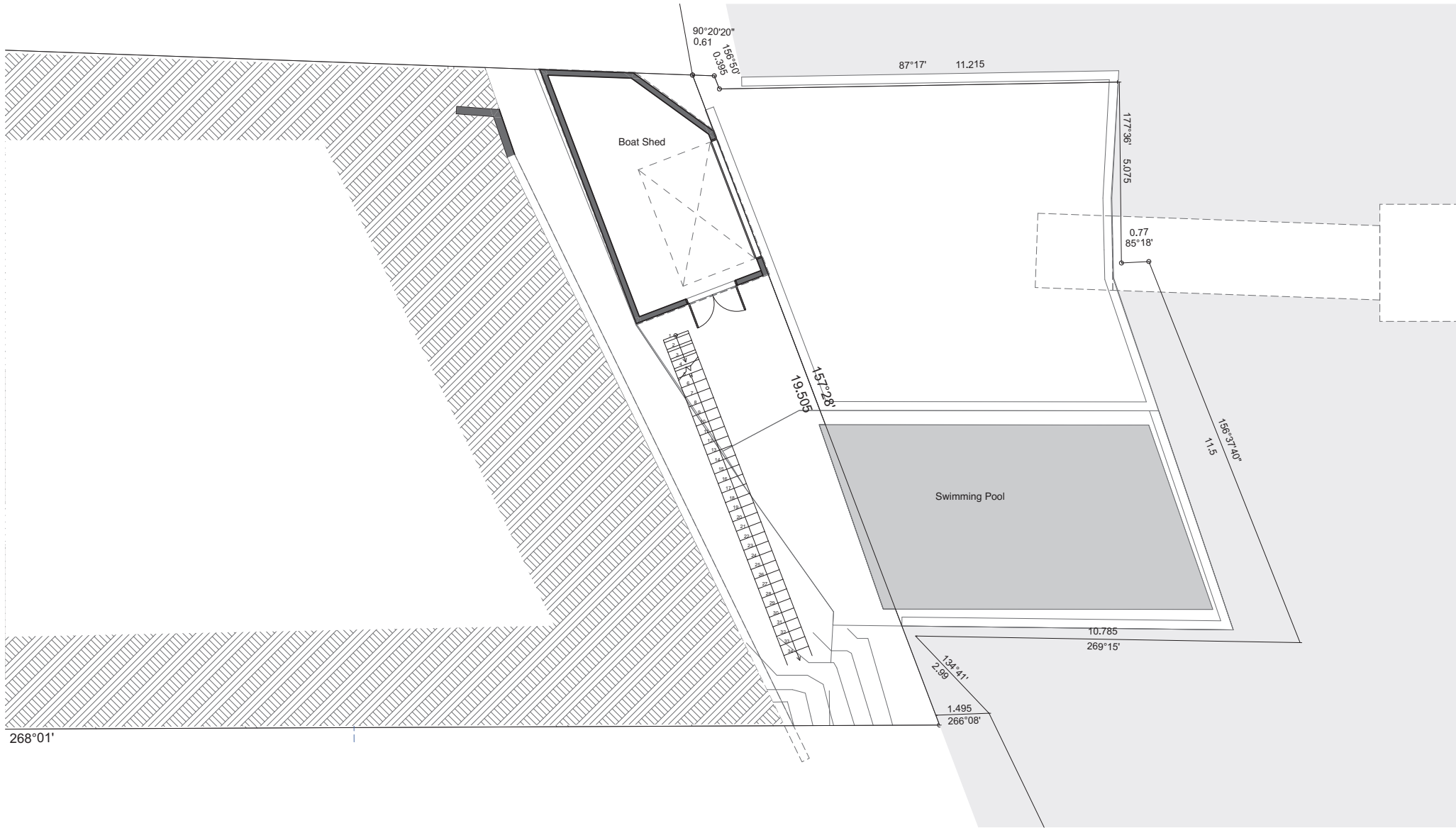


**Status**  
Preliminary

Scale	Date	
1:150	10/8/2023	
Project No.	Drawing No.	Revision No.
2205	2205.4.1	
Plot Date:	10/8/2023	1:36 pm







3. Lower Ground Floor Level - Pool (1500)  
1:100

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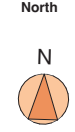
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Alterations and Additions to Residence

184 Kurraba Road  
Kurraba Point NSW  
2089  
Lot 3 D.P. 508566

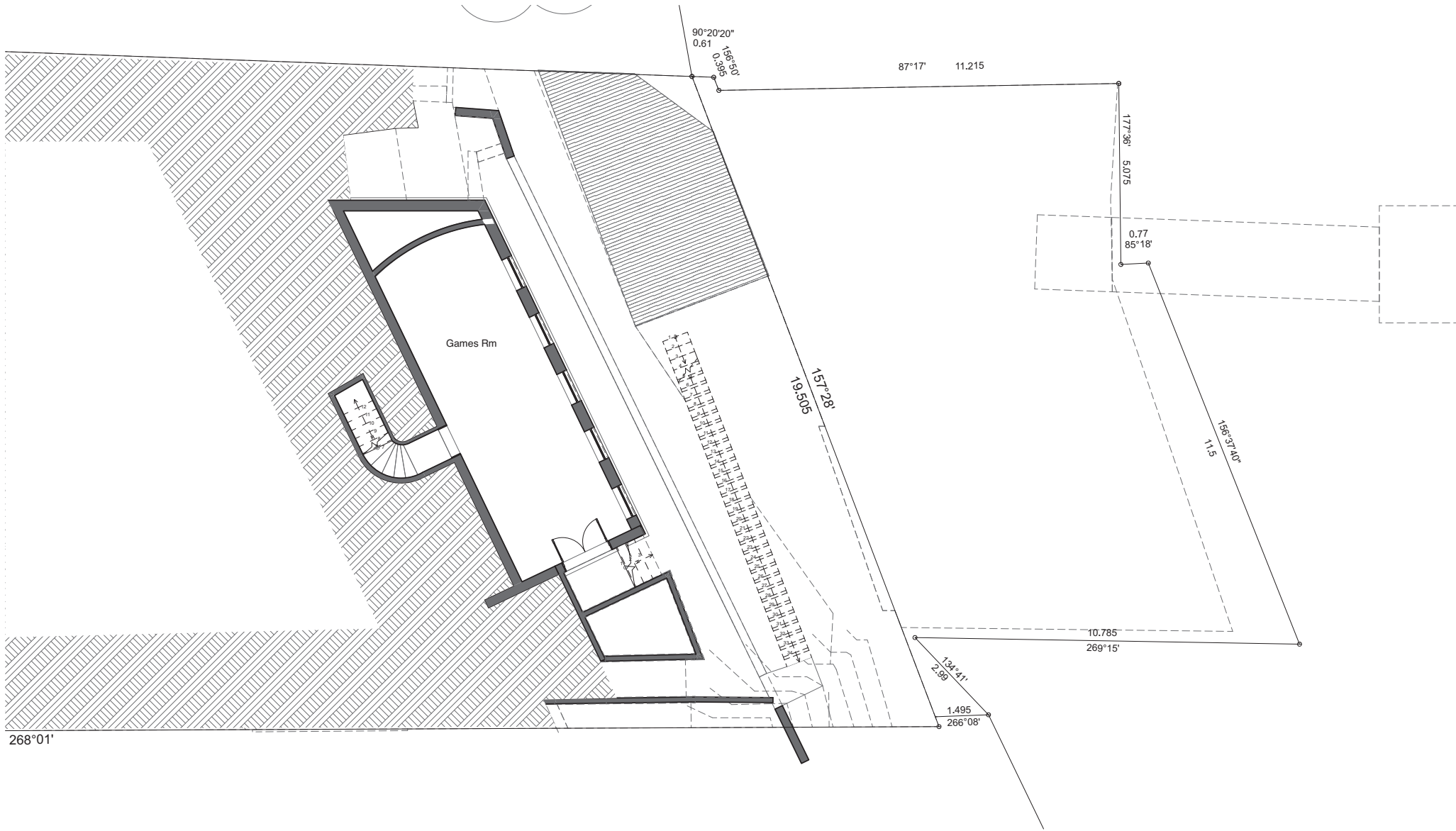
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PLANS - EXISTING - -3 Lower Ground (1500) Pool Plan - Existing

- Lower Ground Floor Level - Pool (1500)



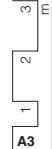
**Status**  
Preliminary

Scale	Date	
1:100	10/8/2023	
Project No.	Drawing No.	Revision No.
@A3 2205	2205.5.1	
Plot Date:	10/8/2023	1:36 pm



-2. Lower Ground Floor Level (7300)  
1:100

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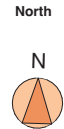
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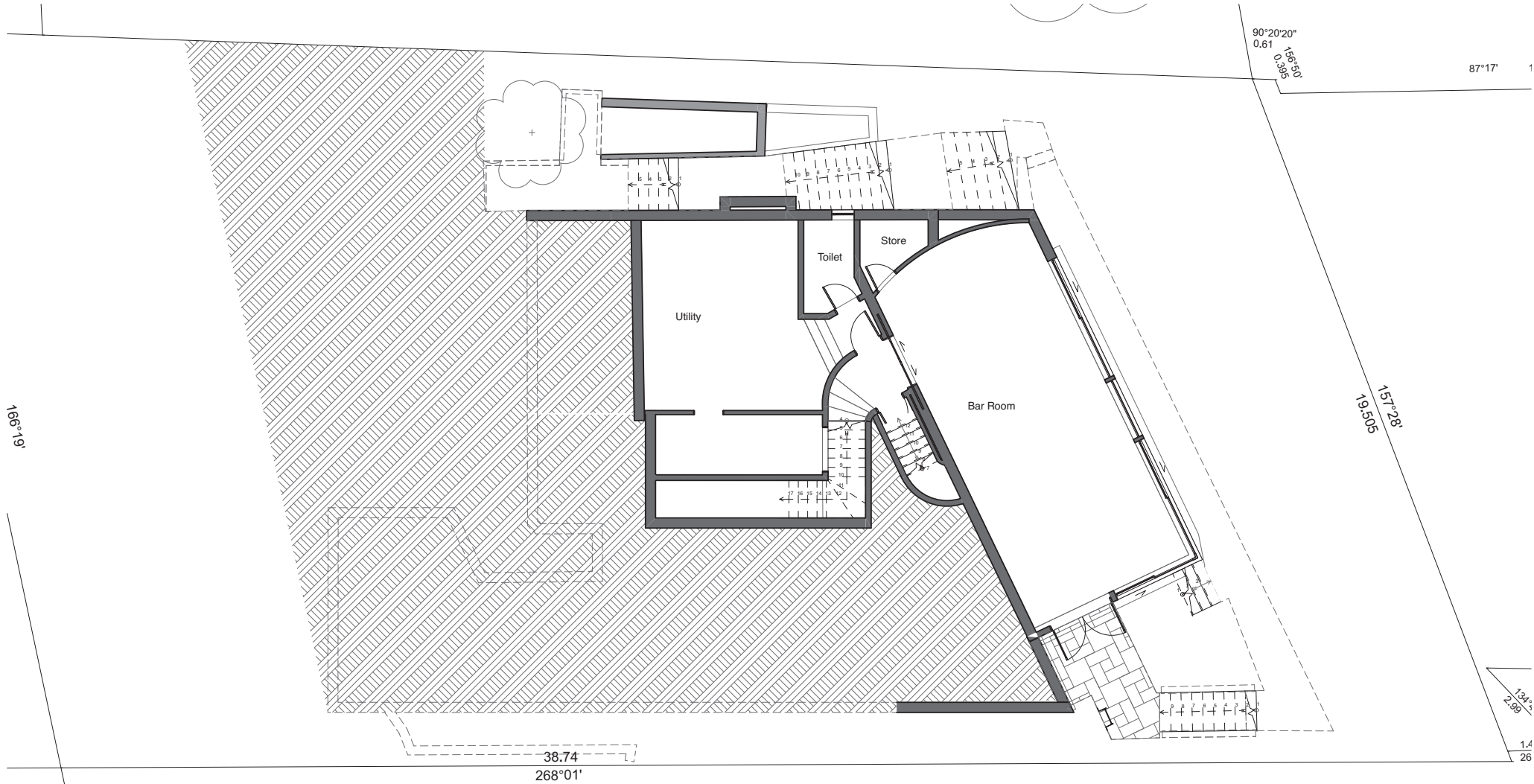
**Project**  
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184 Kurraba Road  
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2089  
Lot 3 D.P. 508566

**Drawing Title:**  
PLANS - EXISTING - -2 Lower Ground (7300) Plan - Existing  
Lower Ground Floor Level (7300)



**Status**  
Preliminary

Scale	Date	
1:100	10/8/2023	
Project No.	Drawing No.	Revision No.
2205	2205.5.2	
Plot Date:	10/8/2023	1:36 pm



-1. Lower Ground Floor Level (10030)  
1:100

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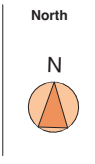
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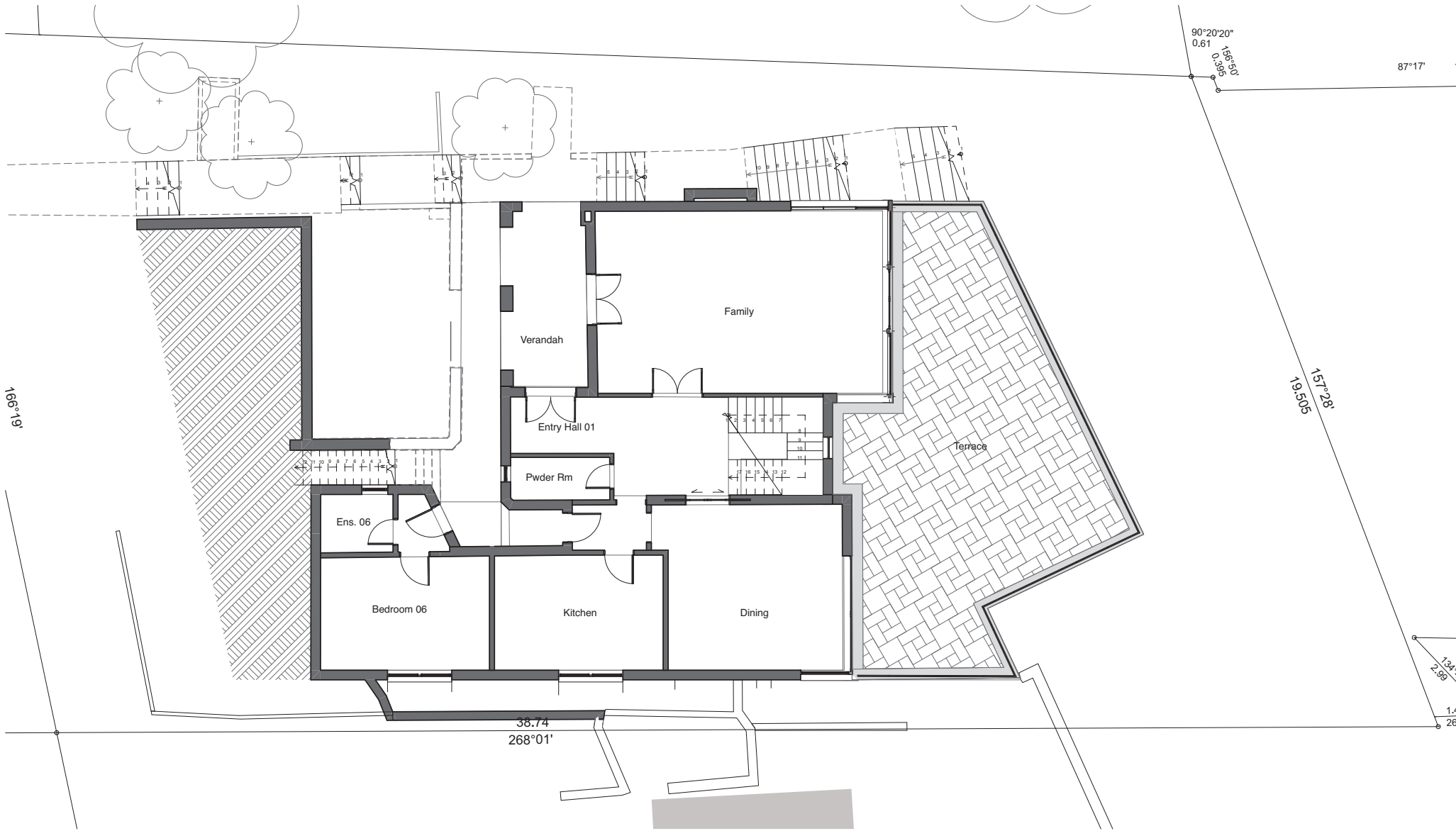
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PLANS - EXISTING - -1 Lower Ground (10030) Plan - Existing

Lower Ground Floor Level (10030)



**Status**  
Preliminary

Scale	Date	
1:100	10/8/2023	
@A3 Project No.	Drawing No.	Revision No.
2205	2205.5.3	
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0. Ground Floor Level (13260)  
1:100

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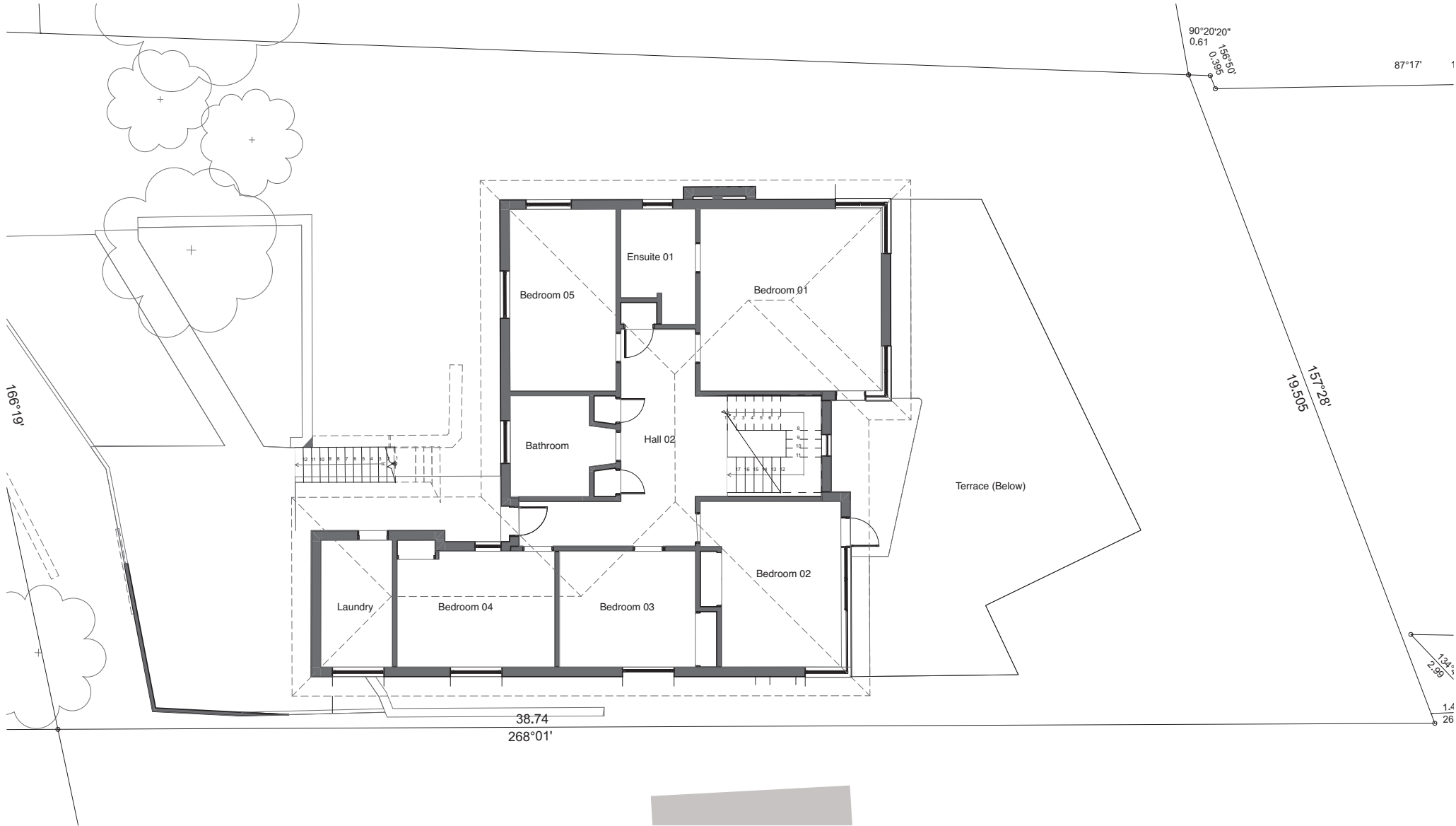
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Alterations and Additions to Residence  
184 Kurraba Road  
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2089  
Lot 3 D.P. 508566

**Drawing Title:**  
PLANS - EXISTING - Ground Floor (13260) Plan - Existing  
Ground Floor Level (13260)



**Status**  
Preliminary

Scale	Date	
1:100	10/8/2023	
@A3 Project No.	Drawing No.	Revision No.
2205	2205.5.4	
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1. First Floor Level (16370)  
1:100

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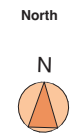
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NSW No. 8696  
DEP. 0000996  
VIC No. 20208

**Client**  
MaryAnn Beregi

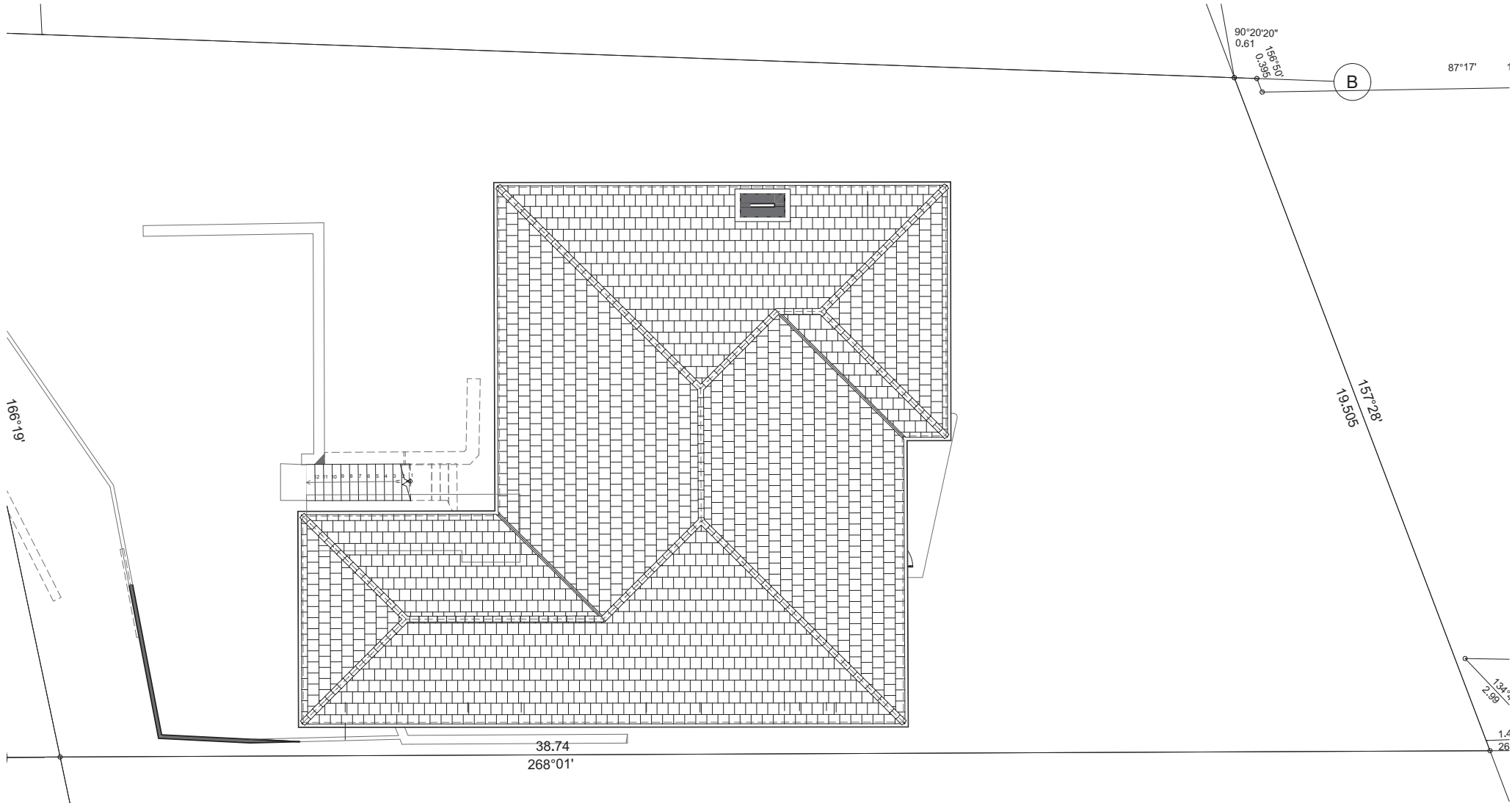
**Project**  
Alterations and Additions to Residence  
184 Kurraba Road  
Kurraba Point NSW  
2089  
Lot 3 D.P. 508566

**Drawing Title:**  
PLANS - EXISTING - First Floor (16370) Plan - Existing  
First Floor Level (16370)



**Status**  
Preliminary

Scale	Date	
1:100	10/8/2023	
@A3 Project No.	Drawing No.	Revision No.
2205	2205.5.5	
Plot Date:	10/8/2023	1:37 pm



1.

Roof Plan  
1:100

# DEVELOPMENT APPLICATION

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architect

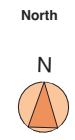
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abn 12 131 839 917

**Nominated Architect**  
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NSW No. 8696  
DEP. 000096  
VIC No. 20208

**Client**  
MaryAnn Beregi

**Project**  
Alterations and Additions to Residence  
  
184 Kurraba Road  
Kurraba Point NSW  
2089  
Lot 3 D.P. 508566

**Drawing Title:**  
PLANS - EXISTING - Roof Plan - Existing  
  
Roof Plan



**Status**  
Preliminary

Scale	Date	
1:100	10/8/2023	
@A3 Project No.	Drawing No.	Revision No.
2205	2205.5.6	
Plot Date:	10/8/2023	1:37 pm



2. Garage Level (19170)  
1:100

## DEVELOPMENT APPLICATION

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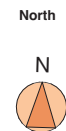
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**Client**  
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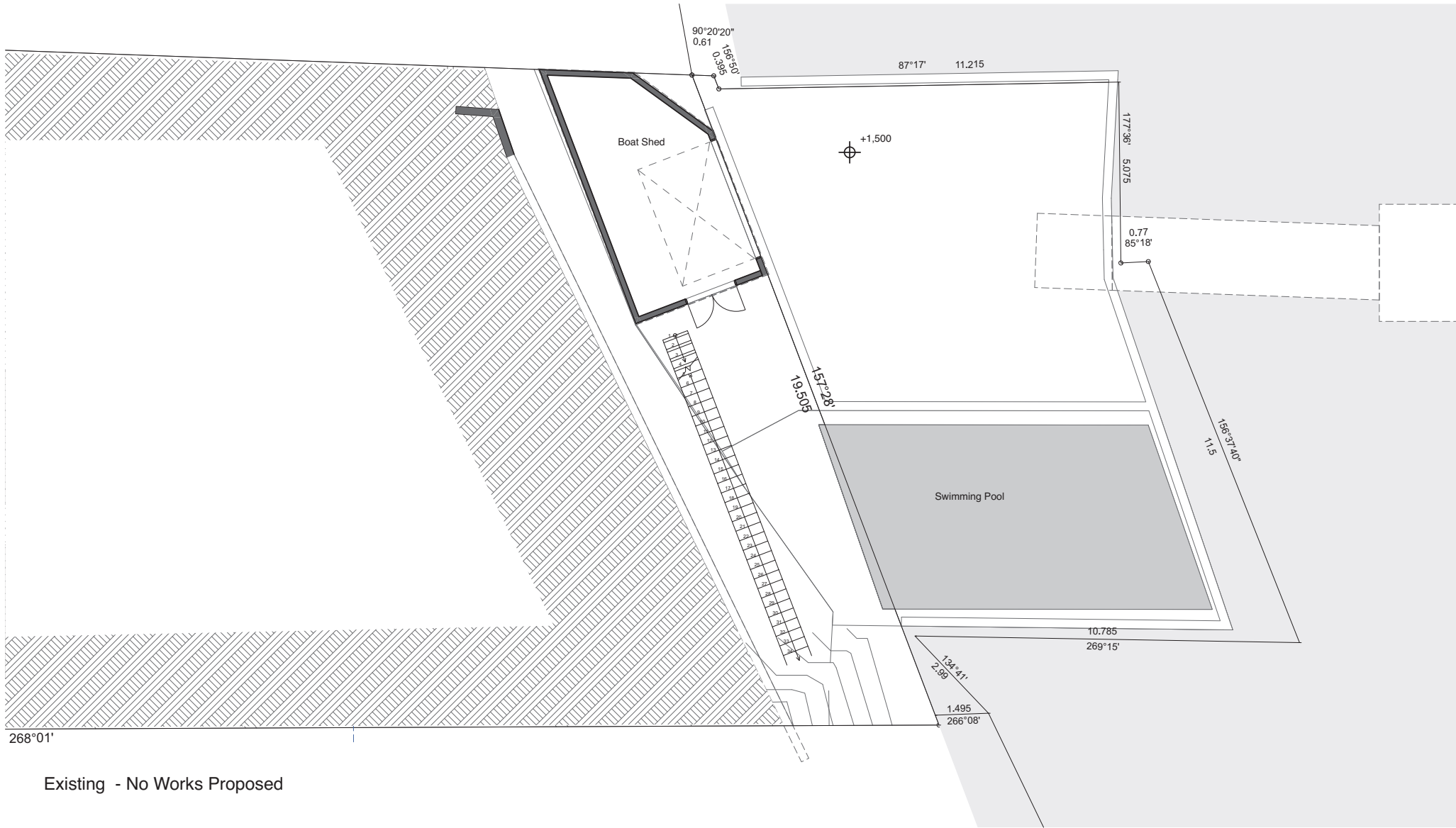
**Project**  
Alterations and Additions to Residence  
184 Kurraba Road  
Kurraba Point NSW  
2089  
Lot 3 D.P. 508566

**Drawing Title:**  
PLANS - EXISTING - Garage Level (19170) Plan - Existing  
Garage Level (19170)



**Status**  
Preliminary

Scale	Date	
1:100	10/8/2023	
Project No.	Drawing No.	Revision No.
2205	2205.5.7	
Plot Date:	10/8/2023	1:37 pm



Existing - No Works Proposed

③ Lower Ground Floor Level - Pool (1500)  
1:100

## DEVELOPMENT APPLICATION

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**Client**  
MaryAnn Beregi

**Project**  
Alterations and Additions to Residence  
184 Kurraba Road  
Kurraba Point NSW  
2089  
Lot 3 D.P. 508566

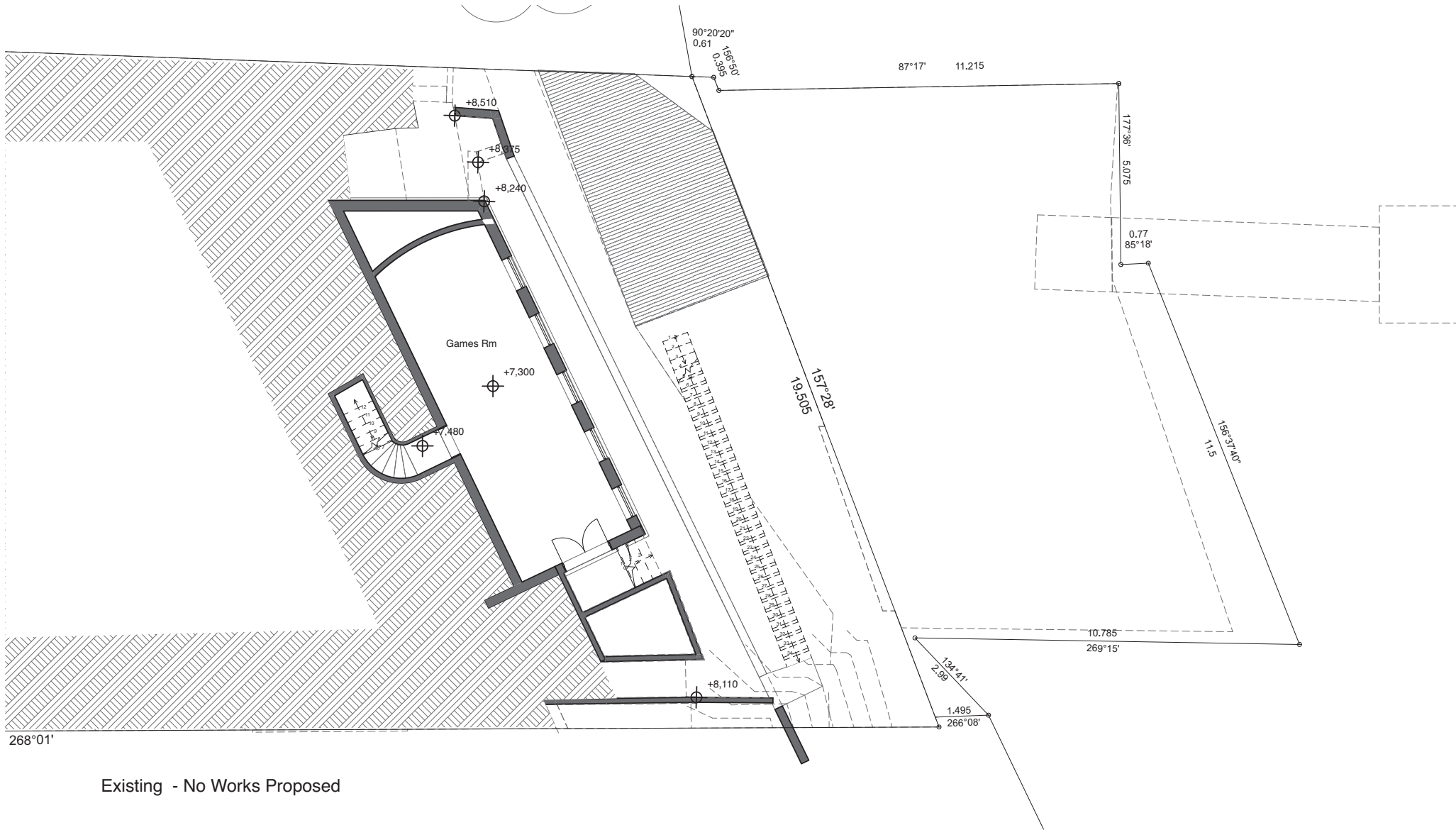
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PLANS - DEMOLITION - -3 Lower Ground (1500) Pool Plan - Demolition  
- Lower Ground Floor Level - Pool (1500)



**Status**  
Preliminary

Scale	Date	
1:100	10/8/2023	
@A3 Project No.	Drawing No.	Revision No.
2205	2205.6.0	
Plot Date:	10/8/2023	1:37 pm





Existing - No Works Proposed

-2. Lower Ground Floor Level (7300)  
1:100

## DEVELOPMENT APPLICATION

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**Client**  
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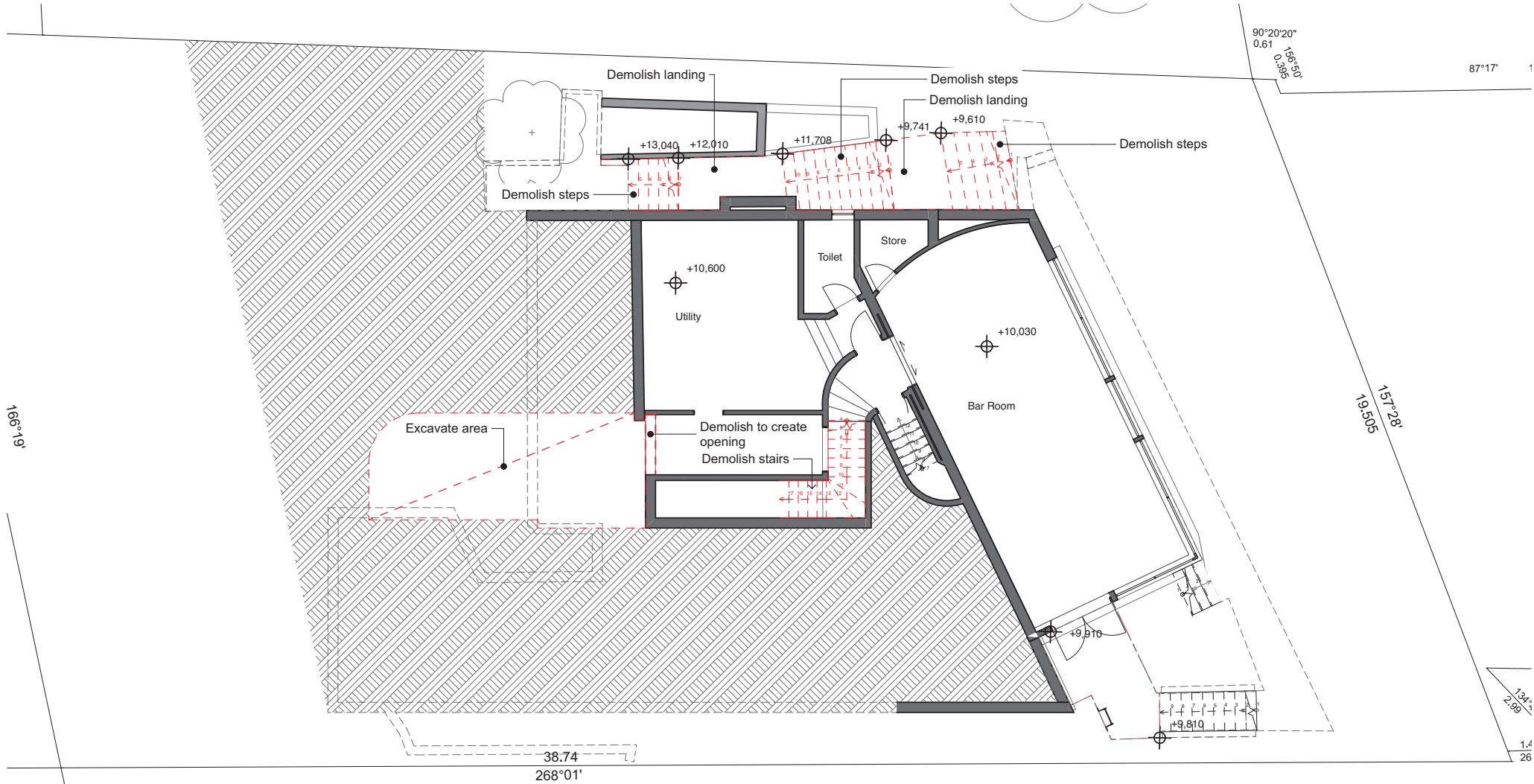
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Alterations and Additions to Residence  
184 Kurraba Road  
Kurraba Point NSW  
2089  
Lot 3 D.P. 508566

**Drawing Title:**  
PLANS - DEMOLITION - -2 Lower Ground (7300) Plan -  
Demolition  
Lower Ground Floor Level (7300)



**Status**  
Preliminary

Scale	Date	
1:100	10/8/2023	
@A3 Project No.	Drawing No.	Revision No.
2205	2205.6.1	
Plot Date:	10/8/2023	1:37 pm



-1. Lower Ground Floor Level (10030)  
1:100

# DEVELOPMENT APPLICATION

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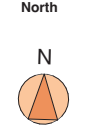
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**Client**  
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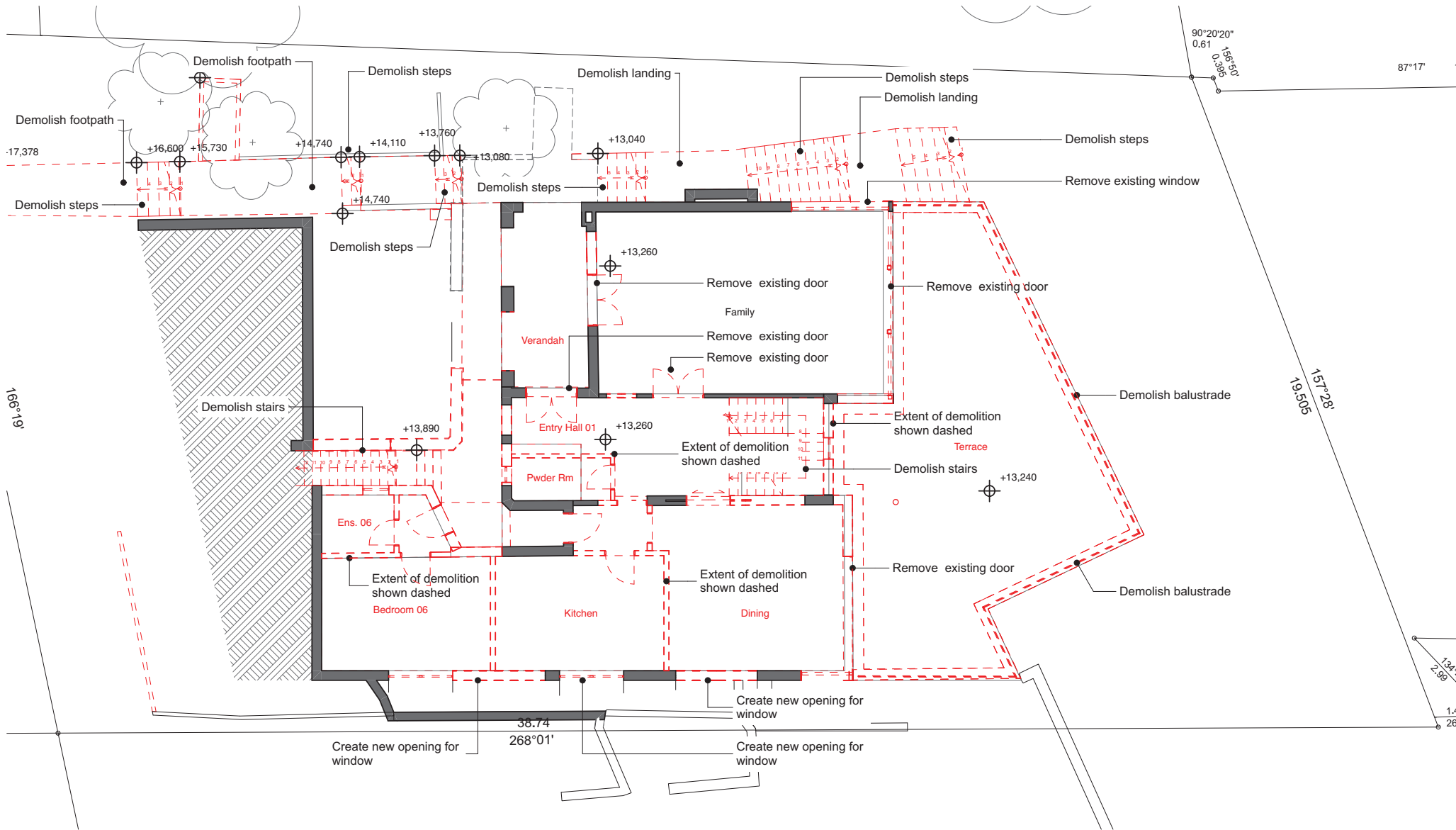
**Project**  
Alterations and Additions to Residence  
184 Kurraba Road  
Kurraba Point NSW  
2089  
Lot 3 D.P. 508566

**Drawing Title:**  
PLANS - DEMOLITION - -1 Lower Ground (10030) Plan - Demolition  
Lower Ground Floor Level (10030)



**Status**  
Preliminary

Scale	Date	
1:100	10/8/2023	
@A3 Project No.	Drawing No.	Revision No.
2205	2205.6.2	
Plot Date:	10/8/2023	1:37 pm



0. Ground Floor Level (13260)

1:100

# DEVELOPMENT APPLICATION

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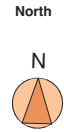
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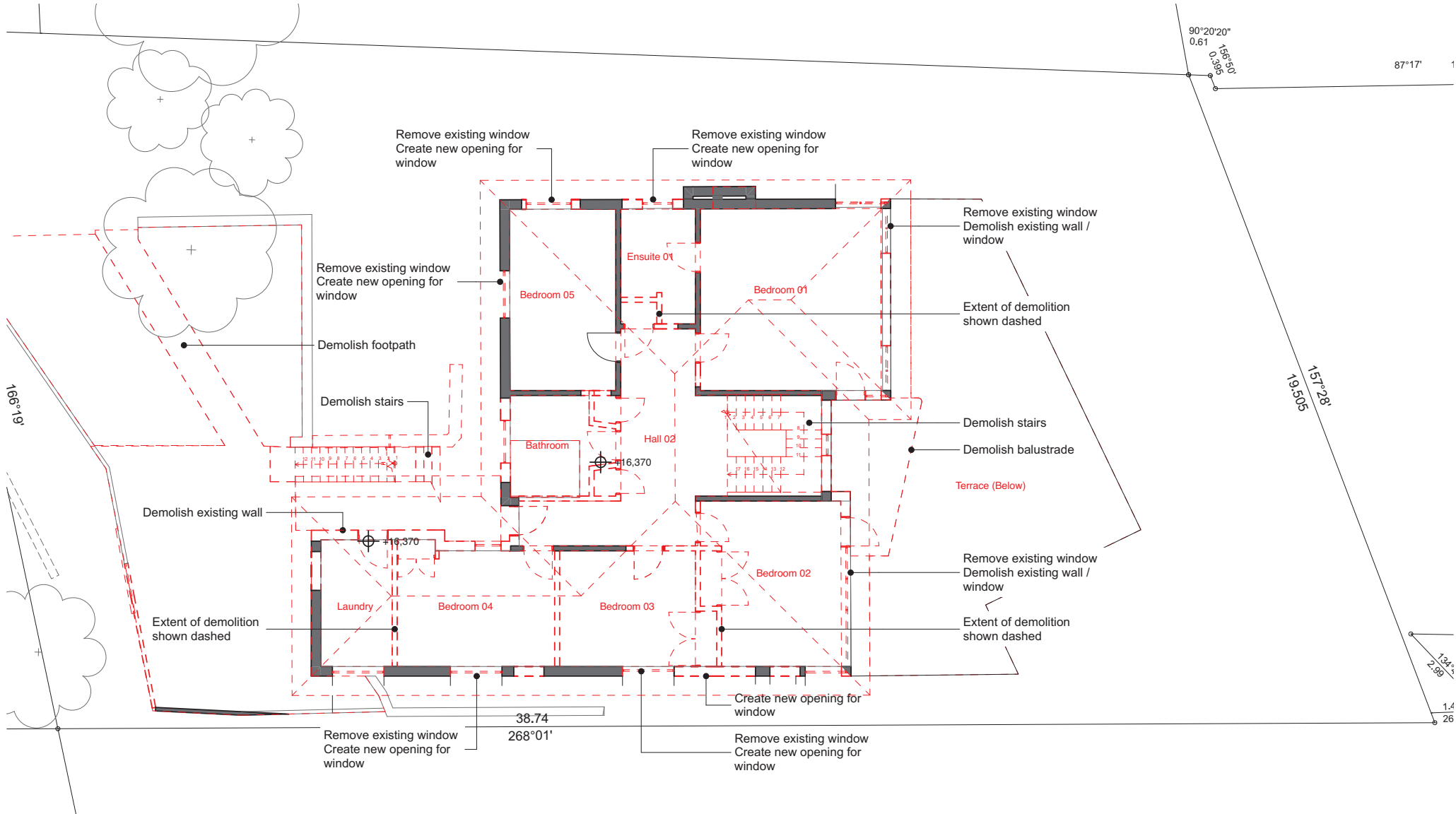
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Alterations and Additions to Residence  
184 Kurraba Road  
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2089  
Lot 3 D.P. 508566

**Drawing Title:**  
PLANS - DEMOLITION - Ground Floor (13260) Plan - Demolition  
Ground Floor Level (13260)



**Status**  
Preliminary

Scale	Date	
1:100	10/8/2023	
Project No.	Drawing No.	Revision No.
2205	2205.6.3	
Plot Date:	10/8/2023	1:37 pm



1. First Floor Level (16370)  
1:100

# DEVELOPMENT APPLICATION

3  
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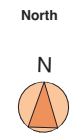
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VIC No. 20208

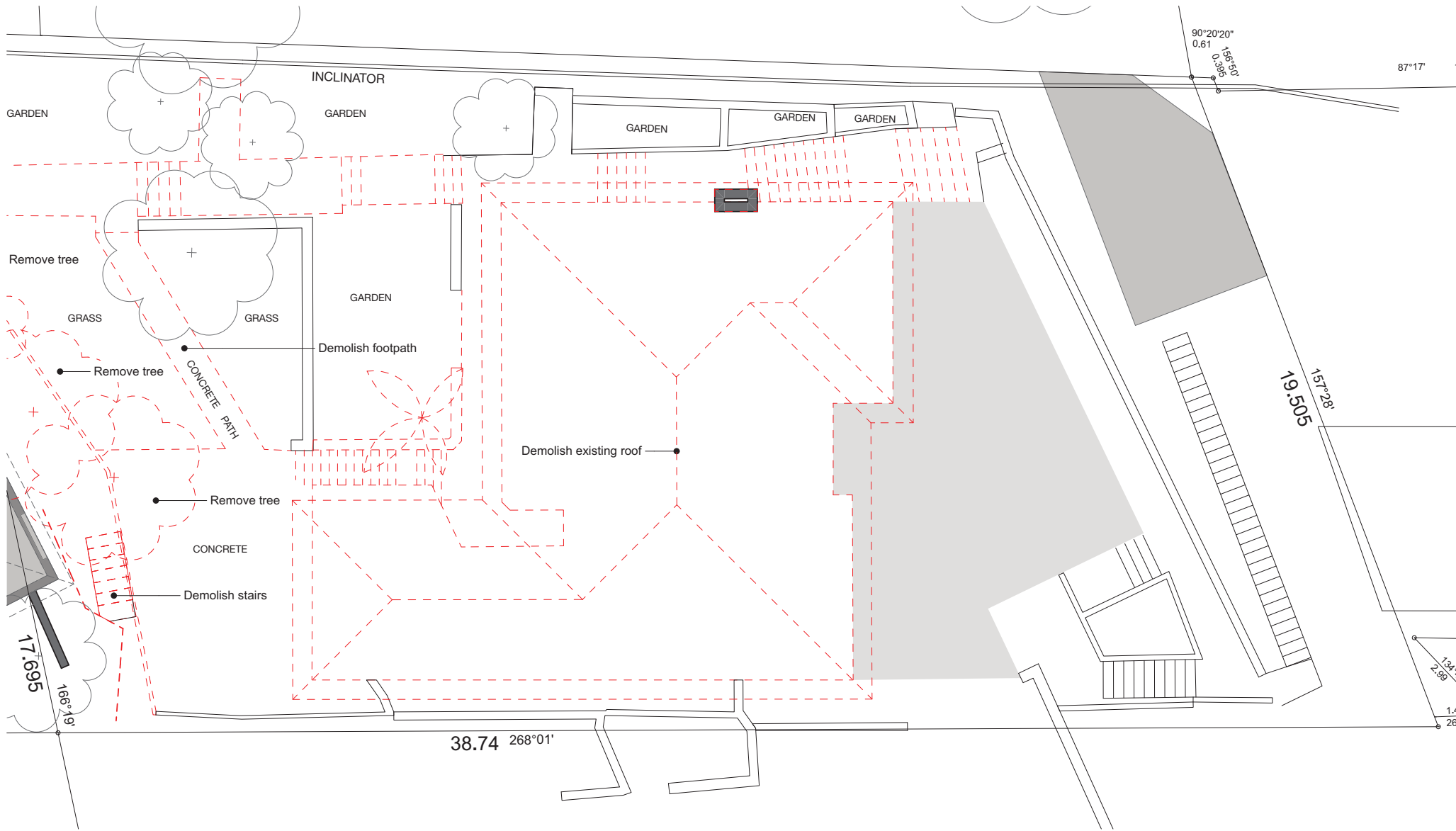
**Client**  
MaryAnn Beregi

**Project**  
Alterations and Additions to Residence  
184 Kurraba Road  
Kurraba Point NSW  
2089  
Lot 3 D.P. 508566

**Drawing Title:**  
PLANS - DEMOLITION - First Floor (16370) Plan - Demolition  
First Floor Level (16370)



<b>Status</b> Preliminary	<b>Scale</b> 1:100	<b>Date</b> 10/8/2023
<b>Project No.</b> 2205	<b>Drawing No.</b> 2205.6.4	<b>Revision No.</b>
<b>Plot Date:</b> 10/8/2023	<b>1:37 pm</b>	



2. Existing Roof Level (19170)  
1:100

# DEVELOPMENT APPLICATION

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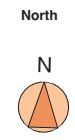
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VIC No. 20208

**Client**  
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**Project**  
Alterations and Additions to Residence  
  
184 Kurraba Road  
Kurraba Point NSW  
2089  
Lot 3 D.P. 508566

**Drawing Title:**  
PLANS - DEMOLITION - Roof Level Plan - Demolition  
  
Existing Roof Level (19170)



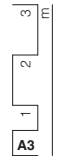
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Preliminary

Scale	Date	
1:100	10/8/2023	
@A3 Project No.	Drawing No.	Revision No.
2205	2205.6.5	
Plot Date:	10/8/2023	1:37 pm



2. Garage Level (19170)  
1:100

# DEVELOPMENT APPLICATION



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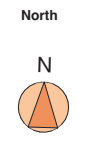
**Client**  
MaryAnn Beregi

**Project**  
Alterations and Additions to Residence

184 Kurraba Road  
Kurraba Point NSW  
2089  
Lot 3 D.P. 508566

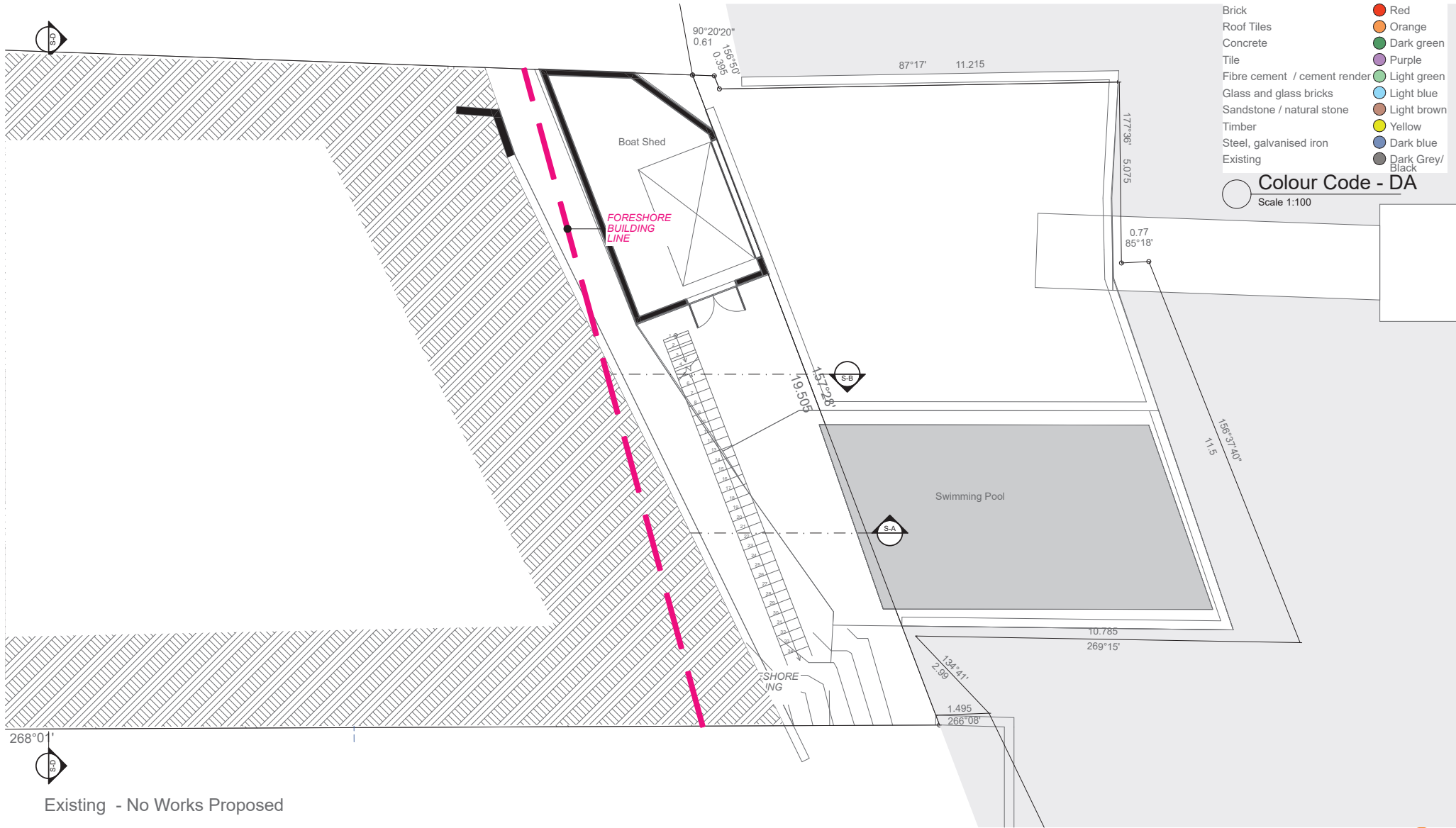
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PLANS - DEMOLITION - Garage Level Plan - Demolition

Garage Level (19170)



<b>Status</b> Preliminary	<b>Scale</b> 1:100	<b>Date</b> 10/8/2023
<b>Project No.</b> 2205	<b>Drawing No.</b> 2205.6.6	<b>Revision No.</b>
<b>Plot Date:</b> 10/8/2023		<b>1:37 pm</b>





- Brick
  - Roof Tiles
  - Concrete
  - Tile
  - Fibre cement / cement render
  - Glass and glass bricks
  - Sandstone / natural stone
  - Timber
  - Steel, galvanised iron
  - Existing
- Red
  - Orange
  - Dark green
  - Purple
  - Light green
  - Light blue
  - Light brown
  - Yellow
  - Dark blue
  - Dark Grey/Black
- Colour Code - DA**  
Scale 1:100

Existing - No Works Proposed

**-3. Lower Ground Floor Level - Pool (1500)**  
1:100

# DEVELOPMENT APPLICATION

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2  
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VIC No. 20208

**Client**  
MaryAnn Beregi

**Project**  
Alterations and Additions to Residence  
184 Kurraba Road  
Kurraba Point NSW  
2089  
Lot 3 D.P. 508566

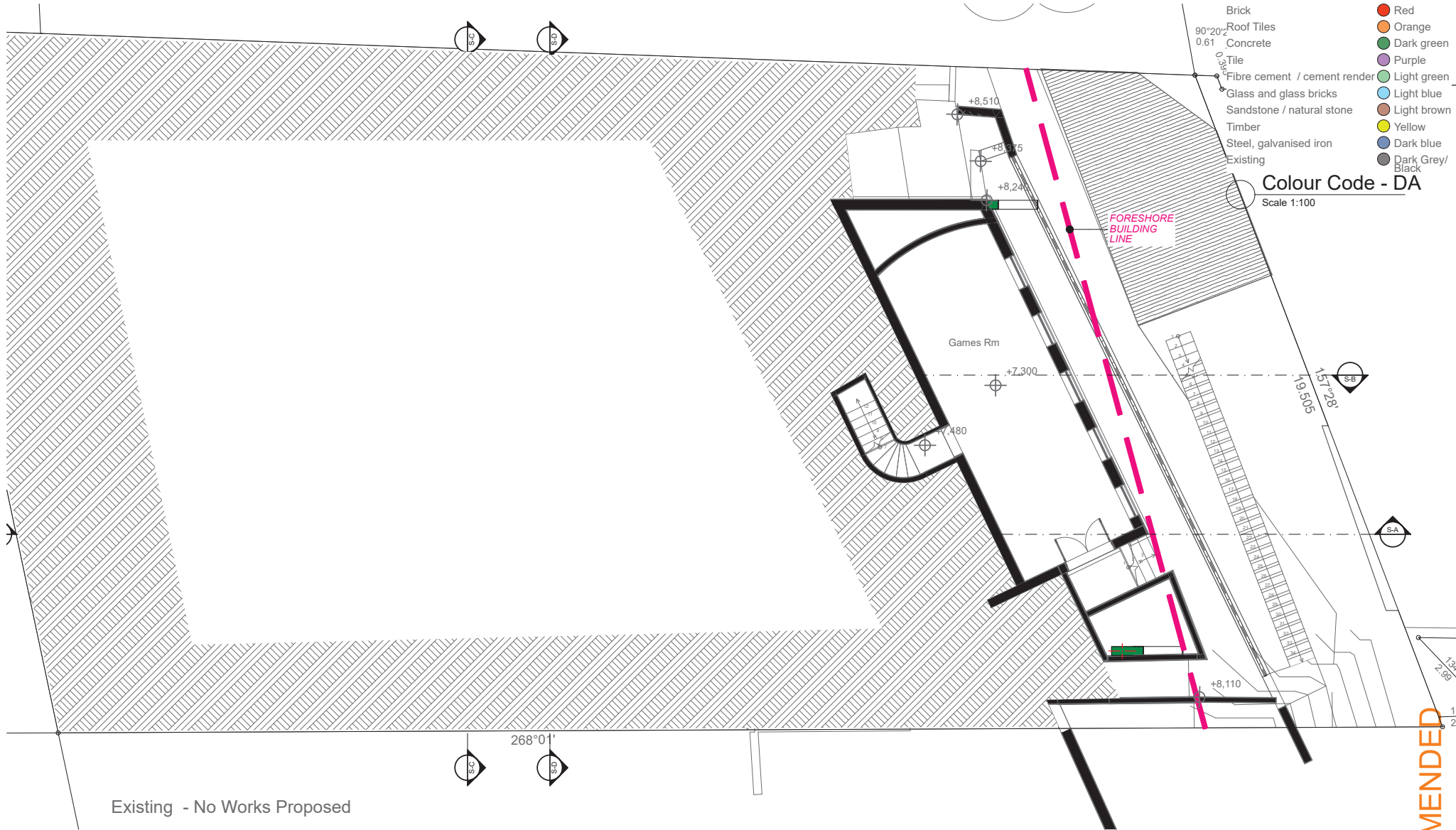
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- Lower Ground Floor Level - Pool (1500), Colour Code - DA



**Status**  
For Approval

Scale	Date	
1:100	17/11/2023	
Project No.	Drawing No.	Revision No.
2205	2205.7.2	
Plot Date:		17/11/2023 3:55 pm





- Brick
- Roof Tiles
- Concrete
- Tile
- Fibre cement / cement render
- Glass and glass bricks
- Sandstone / natural stone
- Timber
- Steel, galvanised iron
- Existing

- Red
- Orange
- Dark green
- Purple
- Light green
- Light blue
- Light brown
- Yellow
- Dark blue
- Dark Grey/Black

**Colour Code - DA**  
Scale 1:100

Existing - No Works Proposed

Lower Ground Floor Level (7300)  
1:100

AMENDED

## DEVELOPMENT APPLICATION

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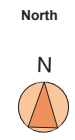
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VIC No. 20208

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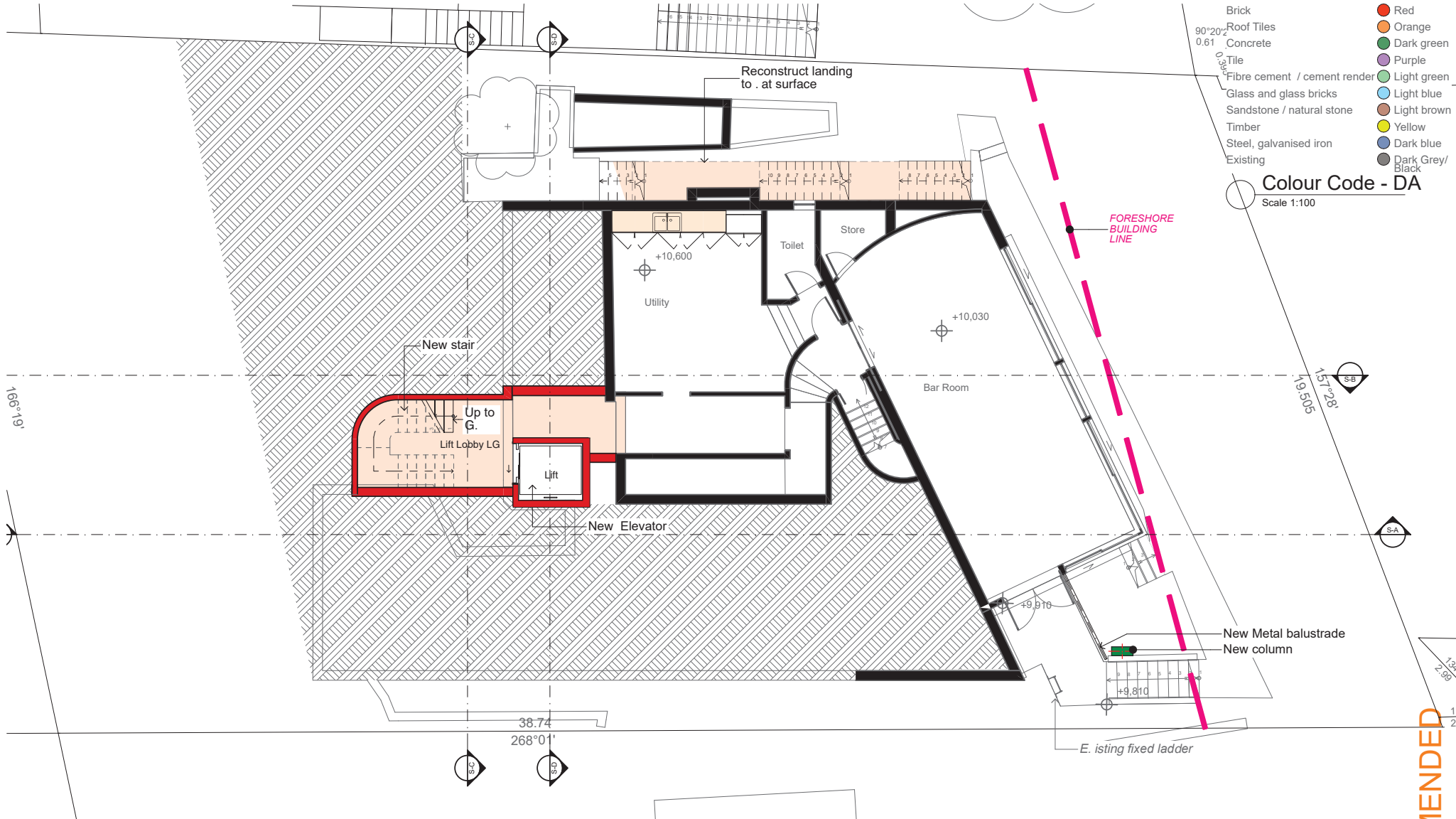
**Project**  
Alterations and Additions to Residence  
184 Kurraba Road  
Kurraba Point NSW  
2089  
Lot 3 D.P. 508566

**Drawing Title:**  
PLANS - PROPOSED - Lower Ground Floor - (Games) Plan  
Lower Ground Floor Level (7300), Colour Code - DA



**Status**  
For Approval

Scale	Date	
1:100	17/11/2023	
Project No.	Drawing No.	Revision No.
2205	2205.7.3	
Plot Date:	17/11/2023	3:55 pm



- Red
  - Orange
  - Dark green
  - Purple
  - Light green
  - Light blue
  - Light brown
  - Yellow
  - Dark blue
  - Dark Grey/Black
- Colour Code - DA**  
Scale 1:100

-1. Lower Ground Floor Level (10030)  
1:100

**DEVELOPMENT APPLICATION**

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A3  
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DEP. 000096  
VIC No. 20208

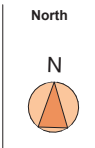
**Client**  
MaryAnn Beregi

**Project**  
Alterations and Additions to Residence

184 Kurraba Road  
Kurraba Point NSW  
2089  
Lot 3 D.P. 508566

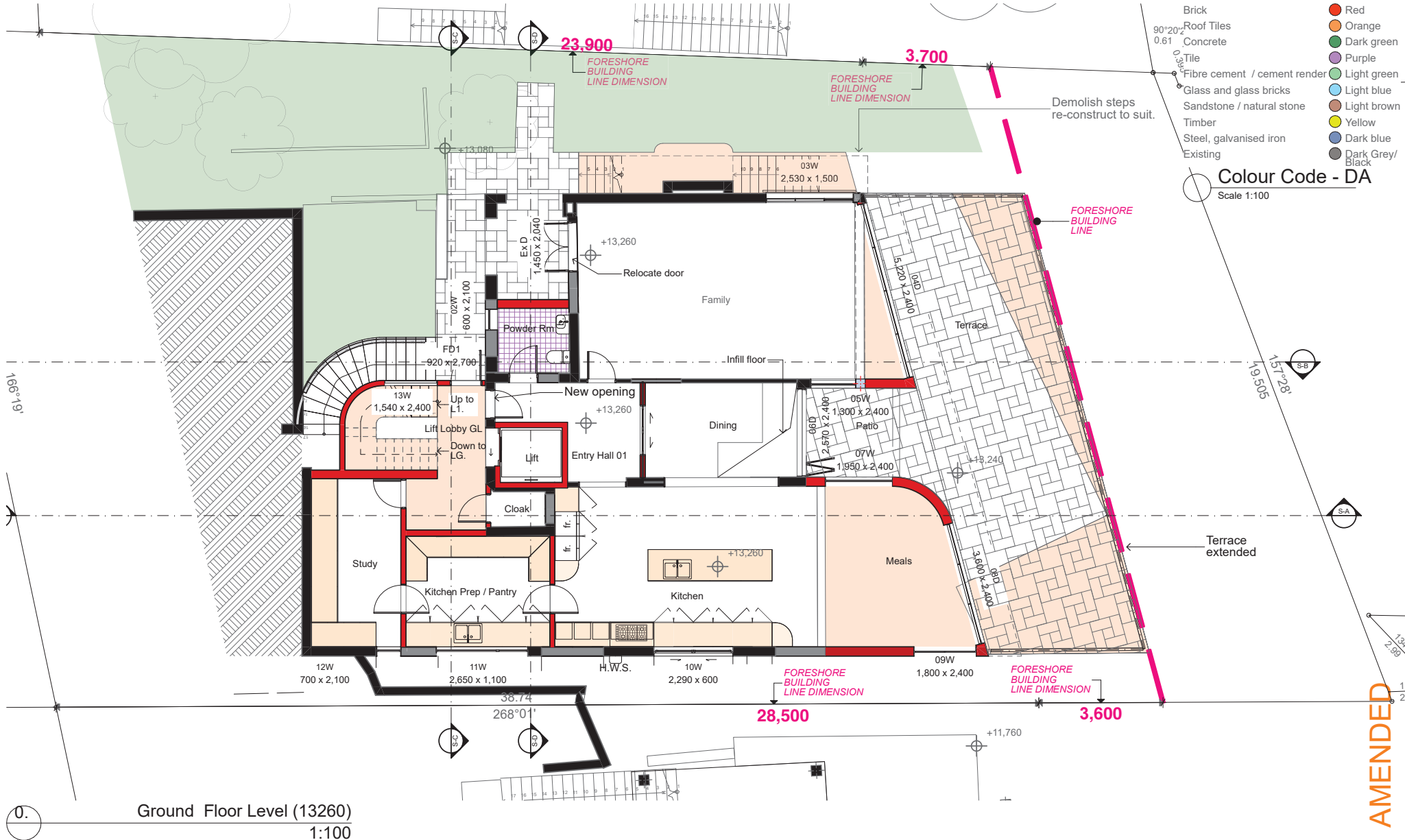
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PLANS - PROPOSED - Lower Ground Floor - (Bar Room) Plan

Lower Ground Floor Level (10030), Colour Code - DA



**Status**  
For Approval

Scale	Date	
1:100	17/11/2023	
Project No.	Drawing No.	Revision No.
@A3 2205	2205.7.4	
Plot Date:	17/11/2023	3:55 pm



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## DEVELOPMENT APPLICATION

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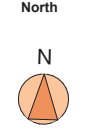
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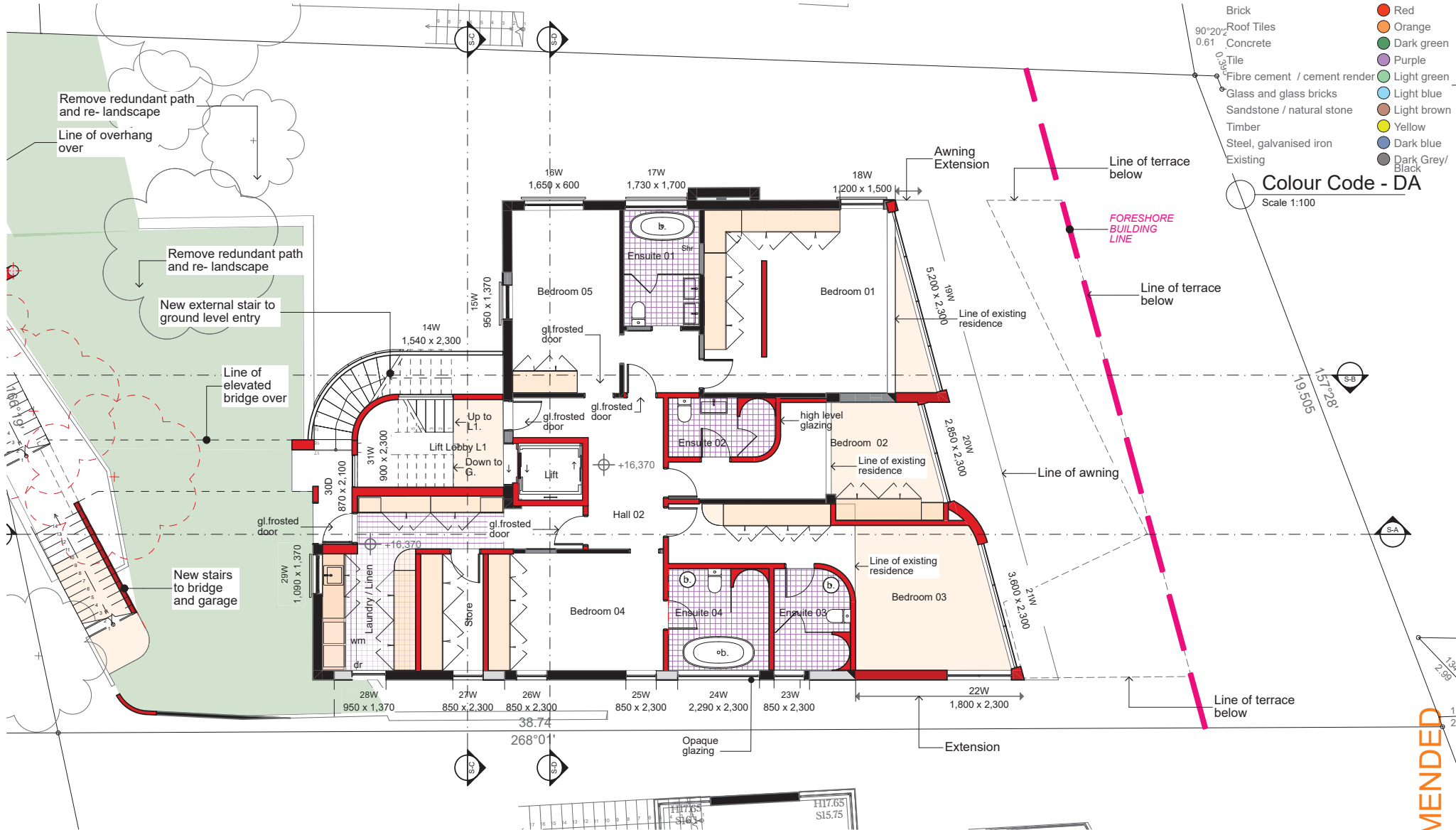
**Project**  
Alterations and Additions to Residence  
184 Kurraba Road  
Kurraba Point NSW  
2089  
Lot 3 D.P. 508566

**Drawing Title:**  
PLANS - PROPOSED - Ground Floor Plan  
Ground Floor Level (13260), Colour Code - DA



**Status**  
For Approval

Scale	Date	
1:100	17/11/2023	
Project No.	Drawing No.	Revision No.
2205	2205.7.5	
Plot Date:		17/11/2023 3:55 pm



1. First Floor Level (16370)  
1:100

AMENDED  
DEVELOPMENT APPLICATION

3  
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A3

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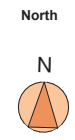
51 Glebe Street,  
Glebe NSW 2037  
T : 02 9212 7000  
M : 0419 804 777  
E : info@antoniocaminiti.com  
abn 12 131 839 917

**Nominated Architect**  
Antonio Caminiti  
B.Arch. RAIA  
NSW No. 8696  
DEP. 0000996  
VIC No. 20208

**Client**  
MaryAnn Beregi

**Project**  
Alterations and Additions to Residence  
184 Kurraba Road  
Kurraba Point NSW  
2089  
Lot 3 D.P. 508566

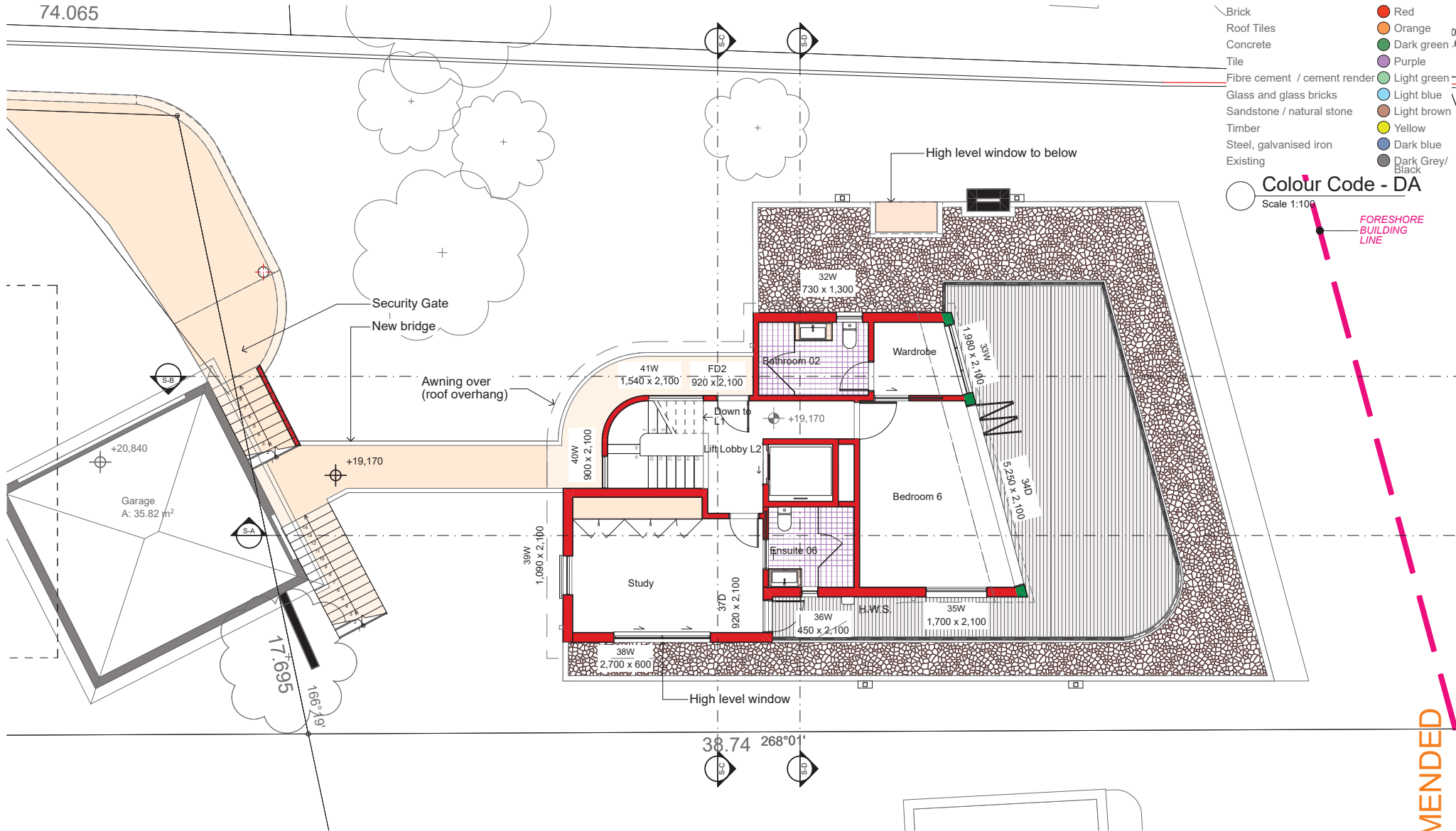
**Drawing Title:**  
PLANS - PROPOSED - First Floor Plan  
First Floor Level (16370), Colour Code - DA



**Status**  
For Approval

Scale	Date	
1:100	17/11/2023	
Project No.	Drawing No.	Revision No.
2205	2205.7.6	
Plot Date:		17/11/2023 3:55 pm

74.065



- Brick
- Roof Tiles
- Concrete
- Tile
- Fibre cement / cement render
- Glass and glass bricks
- Sandstone / natural stone
- Timber
- Steel, galvanised iron
- Existing
- Red
- Orange
- Dark green
- Purple
- Light green
- Light blue
- Light brown
- Yellow
- Dark blue
- Dark Grey/Black

Colour Code - DA  
Scale 1:100

FORESHORE BUILDING LINE

2. Second Floor Level (19170)  
1:100

AMENDED

## DEVELOPMENT APPLICATION

3  
2  
1  
A3

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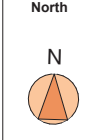
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51 Glebe Street,  
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Alterations and Additions to Residence  
184 Kurraaba Road  
Kurraaba Point NSW  
2089  
Lot 3 D.P. 508566

**Drawing Title:**  
PLANS - PROPOSED - Second Floor Plan  
Second Floor Level (19170) , Colour Code - DA

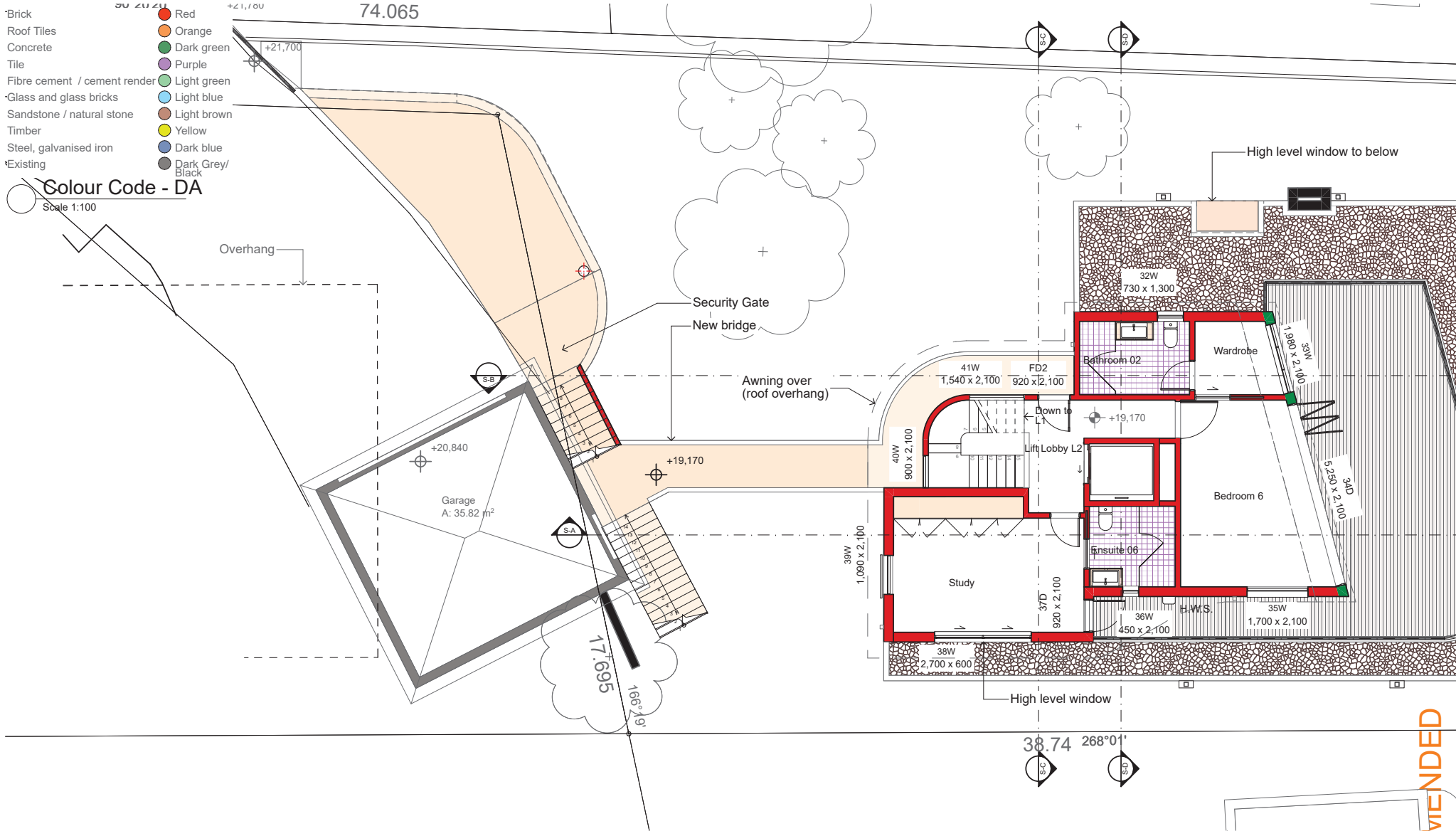


**Status**  
For Approval

Scale	Date	
1:100	17/11/2023	
Project No.	Drawing No.	Revision No.
2205	2205.7.7	
Plot Date:	17/11/2023	3:55 pm

- Brick ● Red
- Roof Tiles ● Orange
- Concrete ● Dark green
- Tile ● Purple
- Fibre cement / cement render ● Light green
- Glass and glass bricks ● Light blue
- Sandstone / natural stone ● Light brown
- Timber ● Yellow
- Steel, galvanised iron ● Dark blue
- Existing ● Dark Grey/Black

**Colour Code - DA**  
Scale 1:100



2. Second Floor Level (19170)  
1:100

**DEVELOPMENT APPLICATION**

E  
2  
1  
A3

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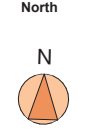
**Client**  
MaryAnn Beregi

**Project**  
Alterations and Additions to Residence

184 Kurraba Road  
Kurraba Point NSW  
2089  
Lot 3 D.P. 508566

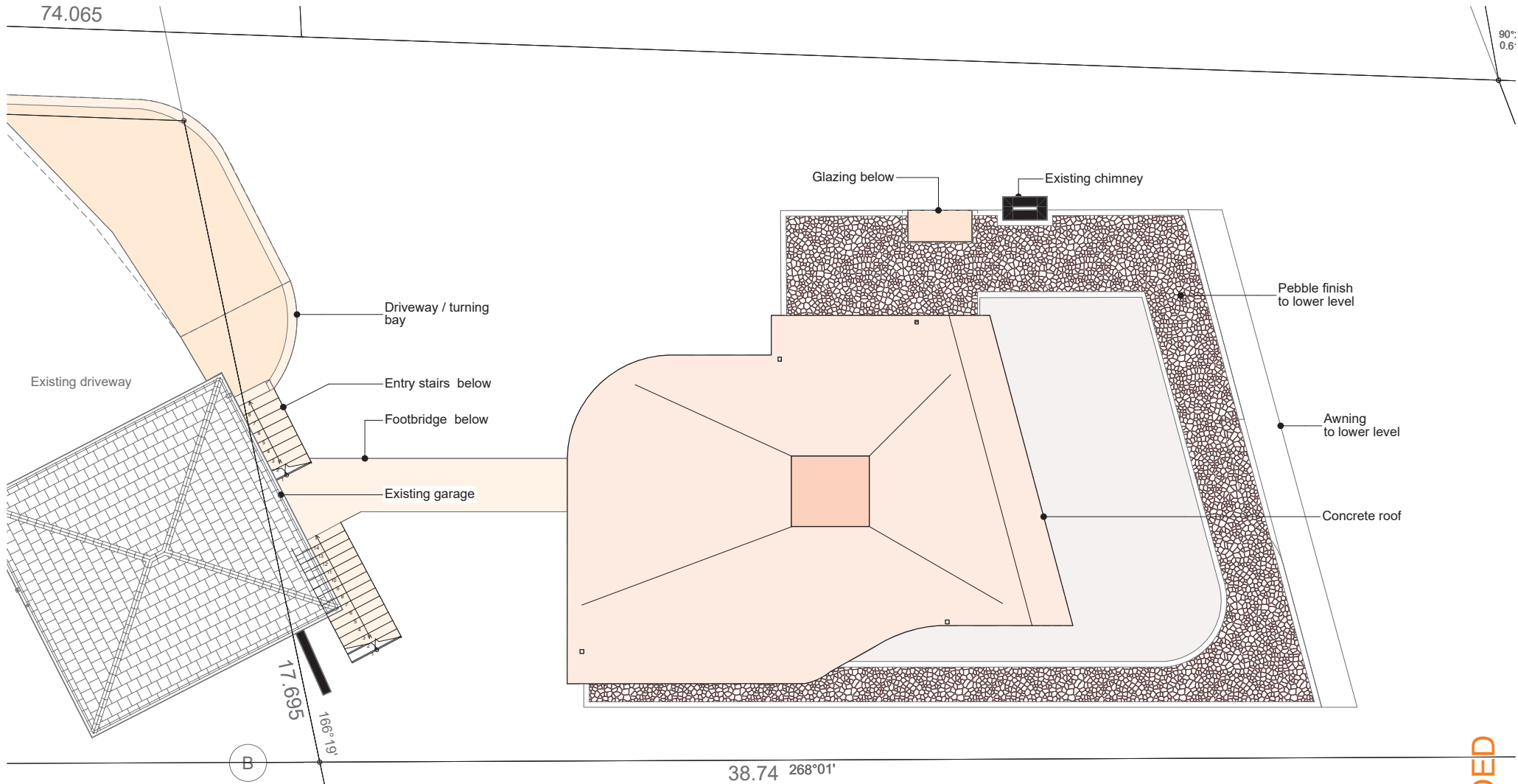
**Drawing Title:**  
PLANS - PROPOSED - Second Floor - Garage Footbridge Plan

Second Floor Level (19170), Colour Code - DA



**Status**  
For Approval

Scale	Date	
1:100	17/11/2023	
Project No.	Drawing No.	Revision No.
2205	2205.7.8	
Plot Date:		17/11/2023 3:55 pm



2.

Roof Level Plan  
1:100

AMENDED

# DEVELOPMENT APPLICATION

E  
3  
2  
1  
A3

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Alterations and Additions to Residence  
184 Kurraba Road  
Kurraba Point NSW  
2089  
Lot 3 D.P. 508566

**Drawing Title:**  
PLANS - PROPOSED - Roof Plan  
  
Roof Level Plan

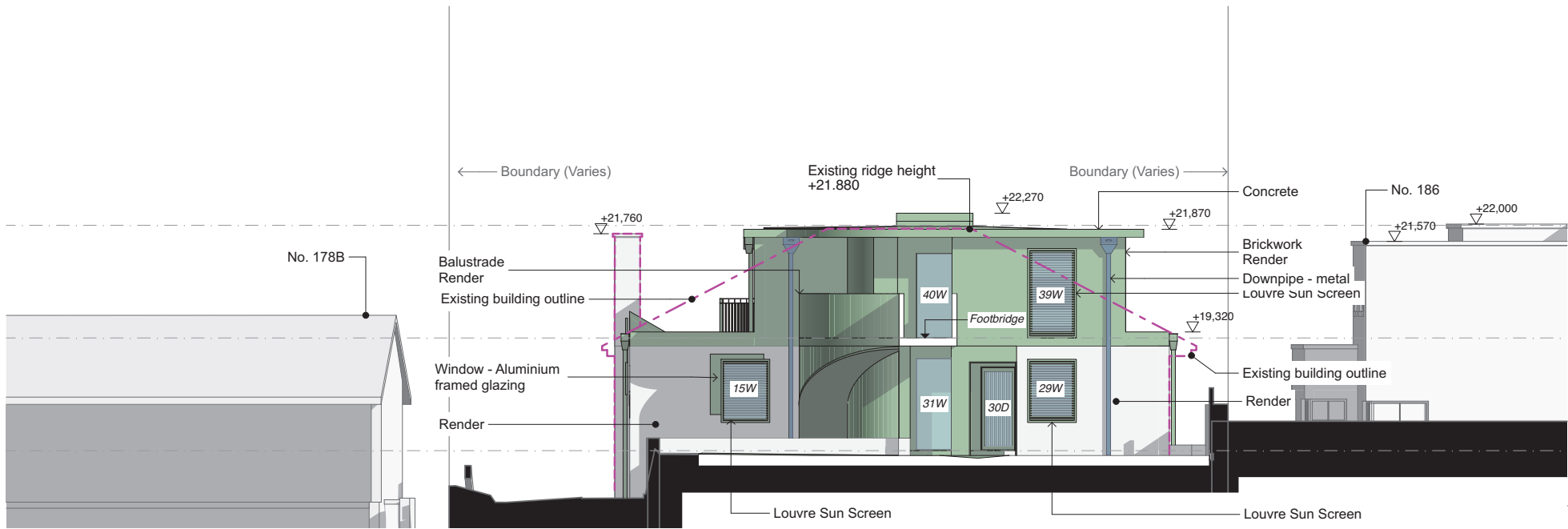


**Status**  
For Approval

Scale	Date	
1:100	17/11/2023	
@A3		
Project No.	Drawing No.	Revision No.
2205	2205.7.9	
Plot Date:	17/11/2023	3:55 pm

- Brick ● Red
- Roof Tiles ● Orange
- Concrete ● Dark green
- Tile ● Purple
- Fibre cement / cement render ● Light green
- Glass and glass bricks ● Light blue
- Sandstone / natural stone ● Light brown
- Timber ● Yellow
- Steel, galvanised iron ● Dark blue
- Existing ● Dark Grey/Black

**Colour Code - DA**  
Scale 1:100



**E-01** West Elevation  
1:100

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## DEVELOPMENT APPLICATION

A3

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Alterations and Additions to Residence  
184 Kurraba Road  
Kurraba Point NSW  
2089  
Lot 3 D.P. 508566

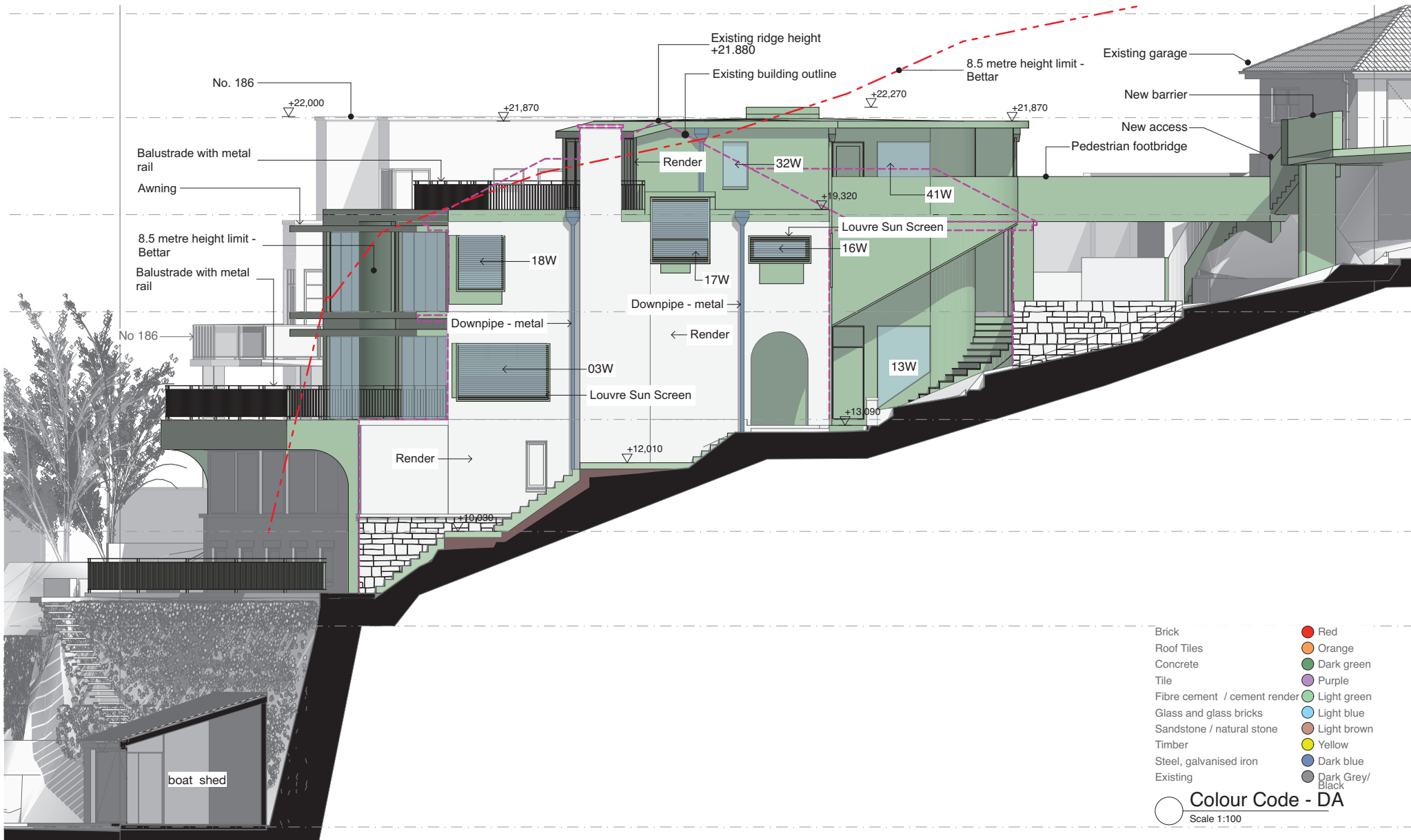
**Drawing Title:**  
ELEVATIONS - West Elevation  
West Elevation, Colour Code - DA



**Status**  
For Approval

Scale	Date	
1:100	17/11/2023	
Project No.	Drawing No.	Revision No.
2205	2205.8.1	
Plot Date:	17/11/2023	3:58 pm





- Brick ● Red
- Roof Tiles ● Orange
- Concrete ● Dark green
- Tile ● Purple
- Fibre cement / cement render ● Light green
- Glass and glass bricks ● Light blue
- Sandstone / natural stone ● Light brown
- Timber ● Yellow
- Steel, galvanised iron ● Dark blue
- Existing ● Dark Grey/Black

**Colour Code - DA**  
Scale 1:100

E-02

North Elevation  
1:100

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VIC No. 20208

**Client**  
MaryAnn Beregi

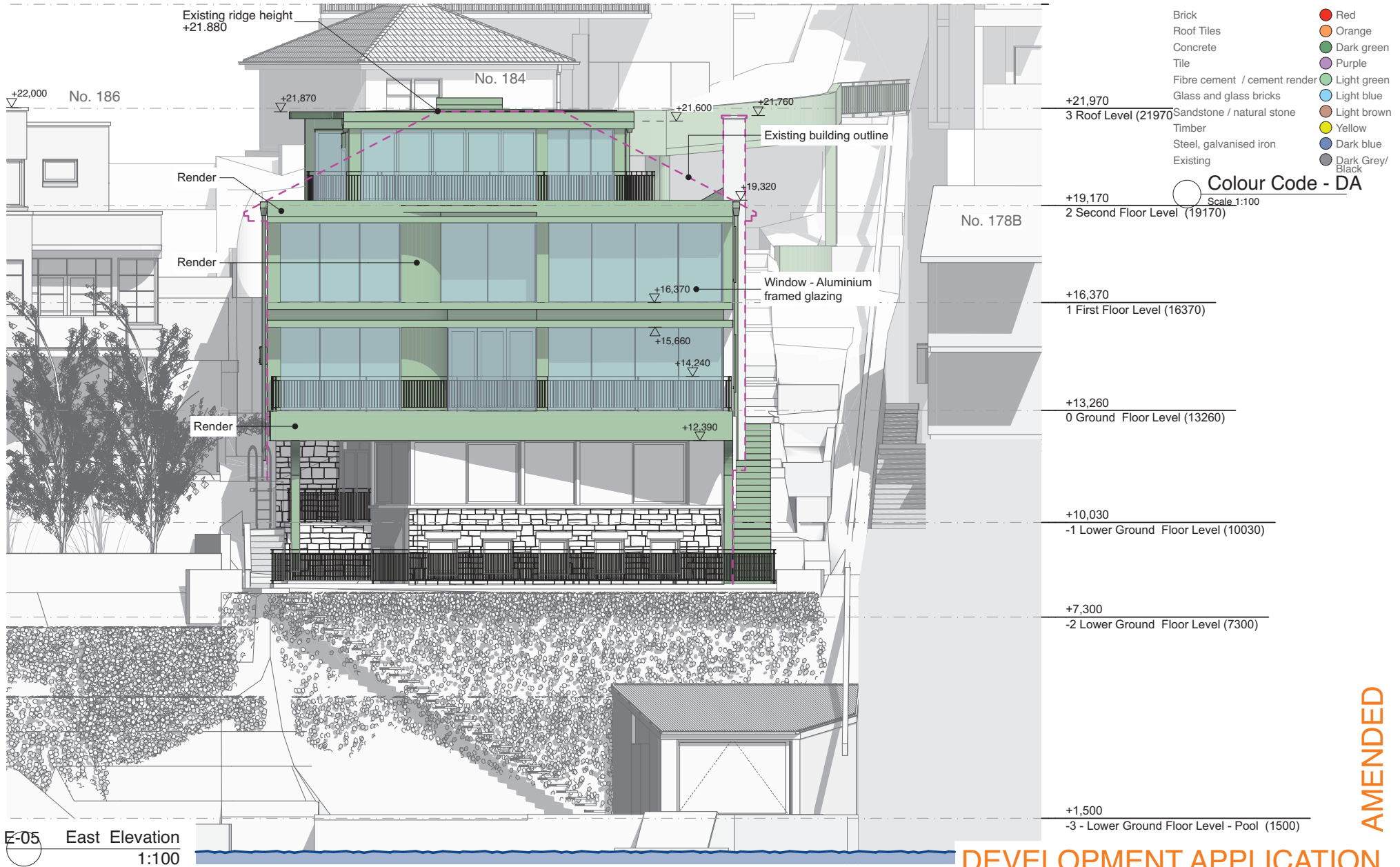
**Project**  
Alterations and Additions to Residence  
184 Kurraba Road  
Kurraba Point NSW  
2089  
Lot 3 D.P. 508566

**Drawing Title:**  
ELEVATIONS - North Elevation  
North Elevation, Colour Code - DA



**Status**  
For Approval

Scale	Date	
1:100	17/11/2023	
Project No.	Drawing No.	Revision No.
@A3 2205	2205.8.2	
Plot Date:		17/11/2023 3:59 pm



E-05 East Elevation  
1:100

**DEVELOPMENT APPLICATION**

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A3

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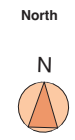
51 Glebe Street,  
Glebe NSW 2037  
T : 02 9212 7000  
M : 0419 804 777  
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NSW No. 8696  
DEP. 0000096  
VIC No. 20208

**Client**  
MaryAnn Beregi

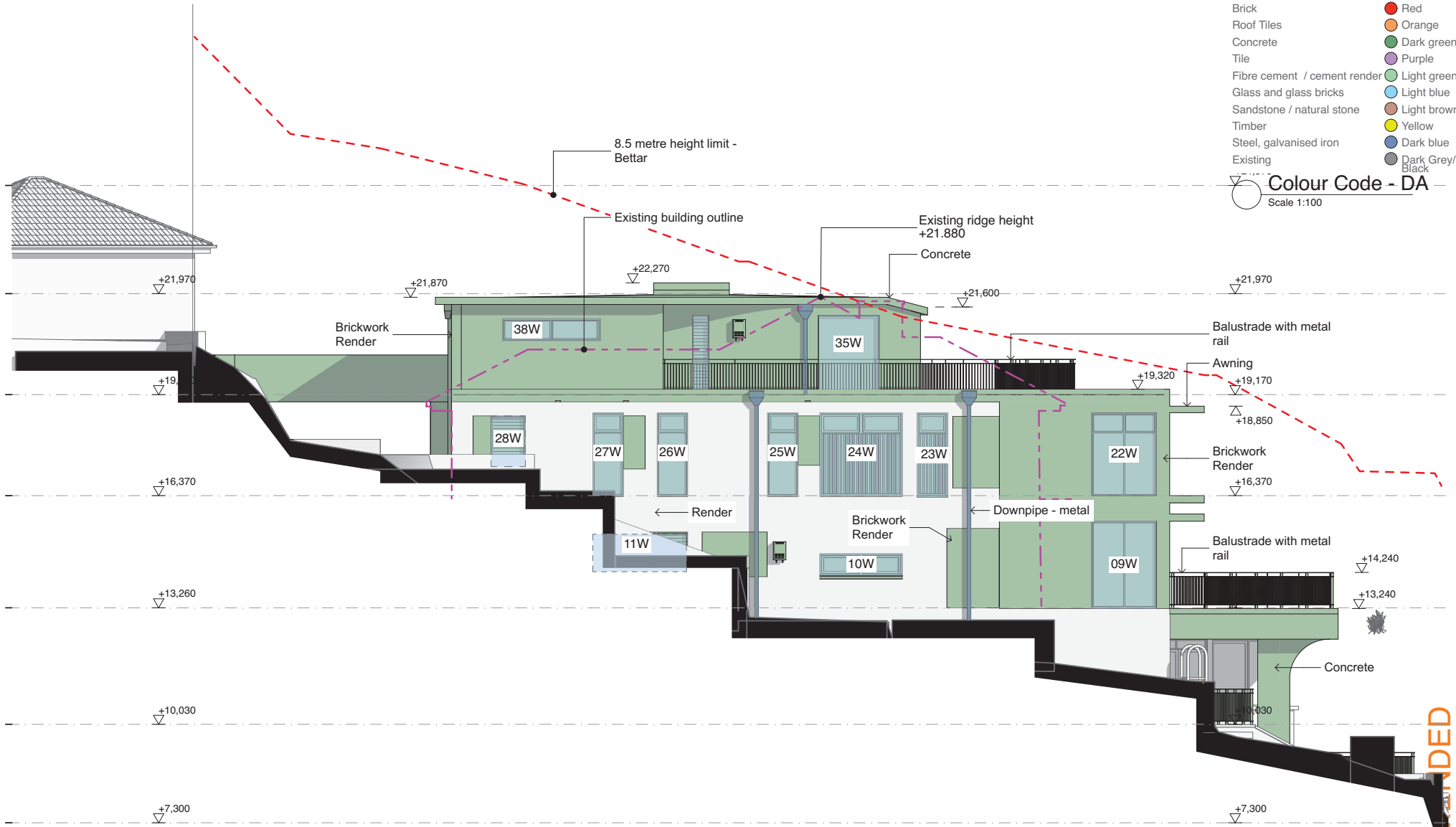
**Project**  
Alterations and Additions to Residence  
  
184 Kurraba Road  
Kurraba Point NSW  
2089  
Lot 3 D.P. 508566

**Drawing Title:**  
ELEVATIONS - East Elevation  
  
East Elevation, Colour Code - DA



**Status**  
For Approval

Scale	Date	
1:100	17/11/2023	
Project No.	Drawing No.	Revision No.
2205	2205.8.3	
Plot Date:	17/11/2023	4:00 pm



- Brick ● Red
  - Roof Tiles ● Orange
  - Concrete ● Dark green
  - Tile ● Purple
  - Fibre cement / cement render ● Light green
  - Glass and glass bricks ● Light blue
  - Sandstone / natural stone ● Light brown
  - Timber ● Yellow
  - Steel, galvanised iron ● Dark blue
  - Existing ● Dark Grey/Black
- Colour Code - DA**  
Scale 1:100

E-04

South Elevation  
1:100

DEVELOPMENT APPLICATION

3  
2  
1  
A3

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VIC No. 20208

**Client**  
MaryAnn Beregi

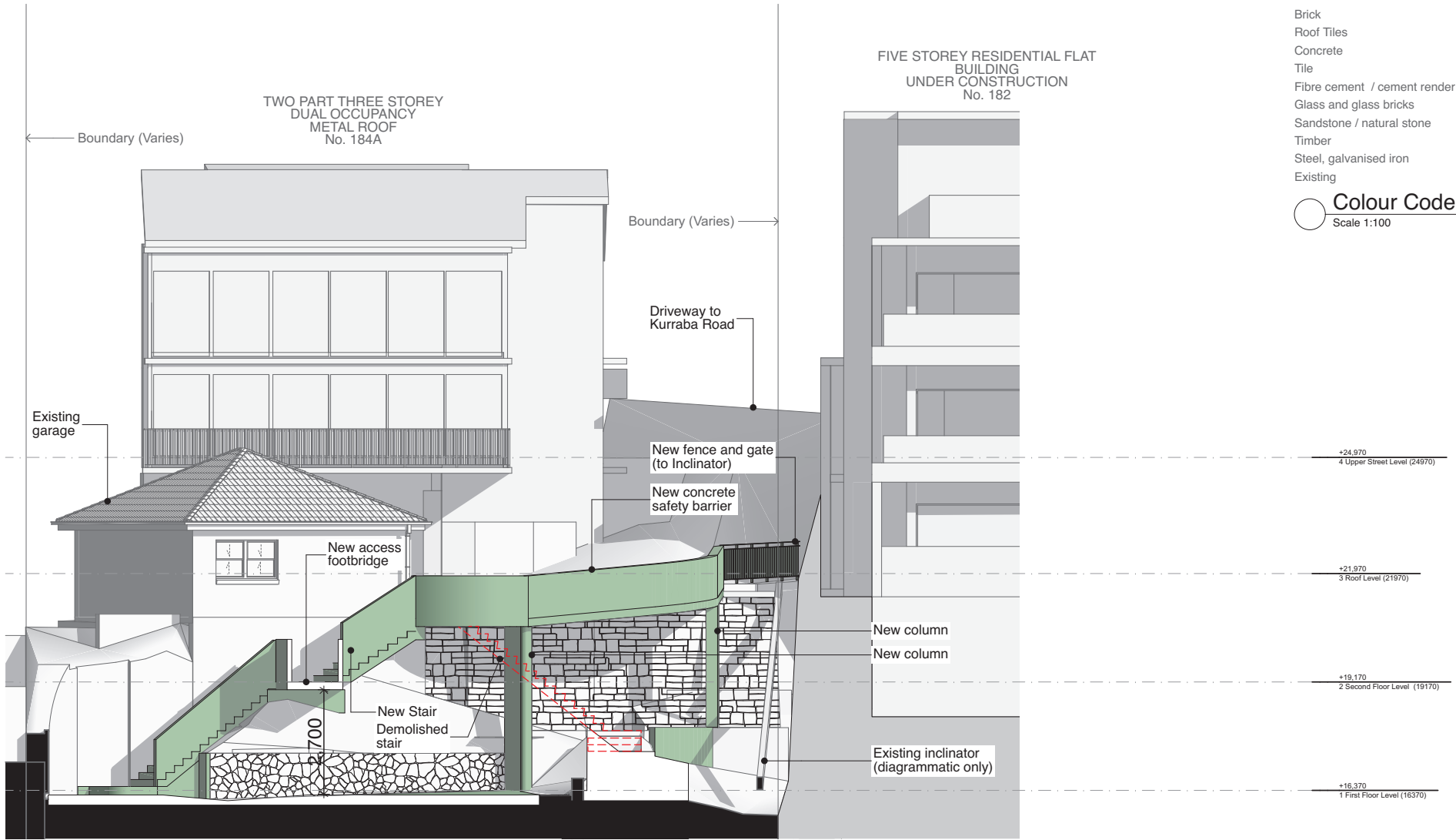
**Project**  
Alterations and Additions to Residence  
184 Kurraba Road  
Kurraba Point NSW  
2089  
Lot 3 D.P. 508566

**Drawing Title:**  
ELEVATIONS - South Elevation  
South Elevation, Colour Code - DA



**North**  
Status  
For Approval

**Scale**  
1:100  
**Date**  
17/11/2023  
**Project No.**  
2205  
**Drawing No.**  
2205.8.4  
**Revision No.**  
**Plot Date:**  
17/11/2023 4:00 pm



E-06 East Elevation (Toward Garage)  
1:100

AMENDED

## DEVELOPMENT APPLICATION

A3  
1  
2  
3  
E

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DEP. 000096  
VIC No. 20208

**Client**  
MaryAnn Beregi

**Project**  
Alterations and Additions to Residence  
184 Kurraba Road  
Kurraba Point NSW  
2089  
Lot 3 D.P. 508566

**Drawing Title:**  
ELEVATIONS - East Elevation (Toward Garage)  
Colour Code - DA, East Elevation (Toward Garage)

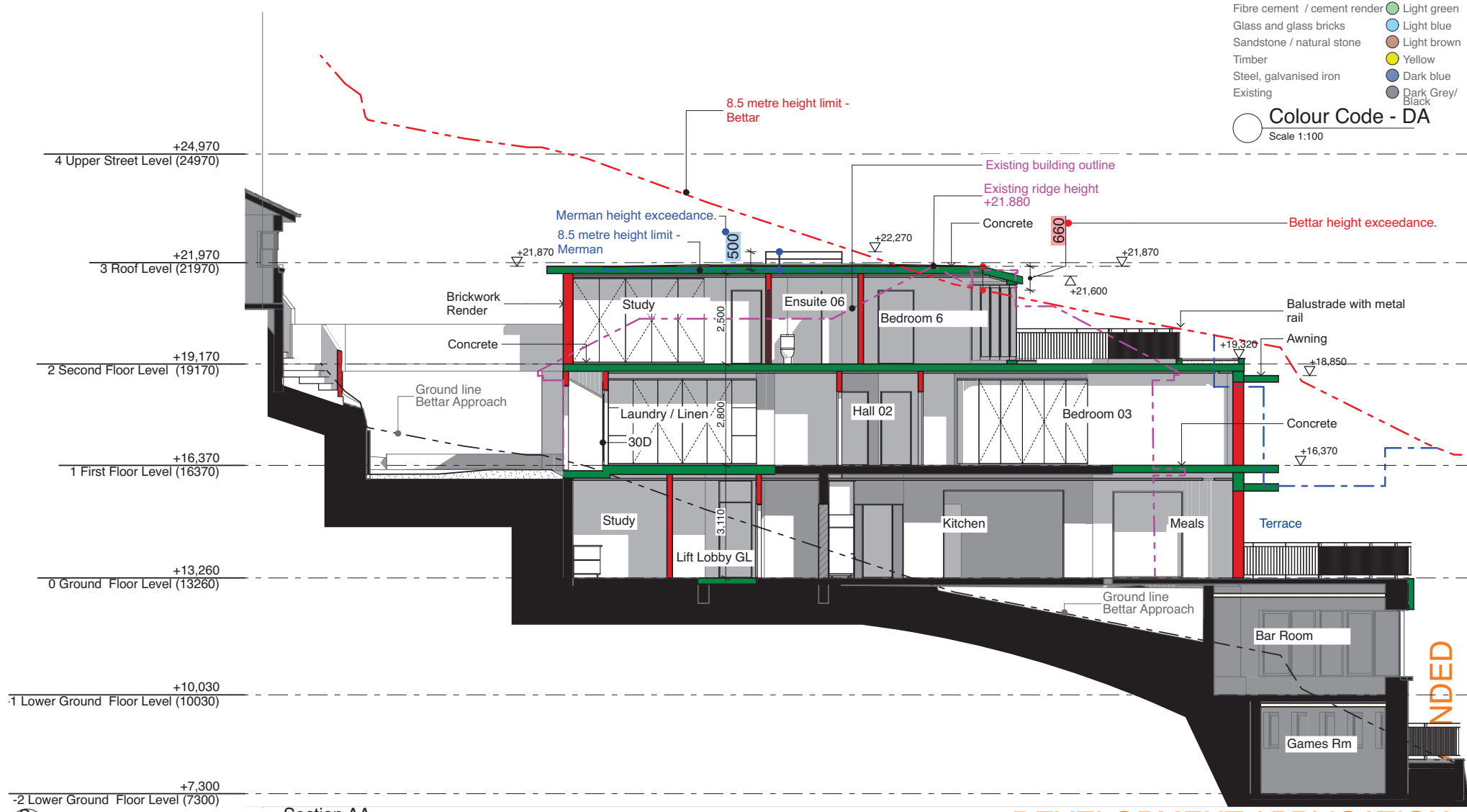


**North**  
**Status**  
For Approval

Scale	Date	
1:100	17/11/2023	
@A3 Project No.	Drawing No.	Revision No.
2205	2205.8.5	
<b>Plot Date:</b>		17/11/2023 4:00 pm

- Brick ● Red
- Roof Tiles ● Orange
- Concrete ● Dark green
- Tile ● Purple
- Fibre cement / cement render ● Light green
- Glass and glass bricks ● Light blue
- Sandstone / natural stone ● Light brown
- Timber ● Yellow
- Steel, galvanised iron ● Dark blue
- Existing ● Dark Grey/Black

**Colour Code - DA**  
Scale 1:100



**Section AA**  
1:100

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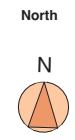
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NSW No. 8696  
DEP. 000096  
VIC No. 20208

**Client**  
MaryAnn Beregi

**Project**  
Alterations and Additions to Residence

184 Kurraba Road  
Kurraba Point NSW  
2089  
Lot 3 D.P. 508566

**Drawing Title:**  
SECTIONS - Section A-A  
  
Section AA, Colour Code - DA

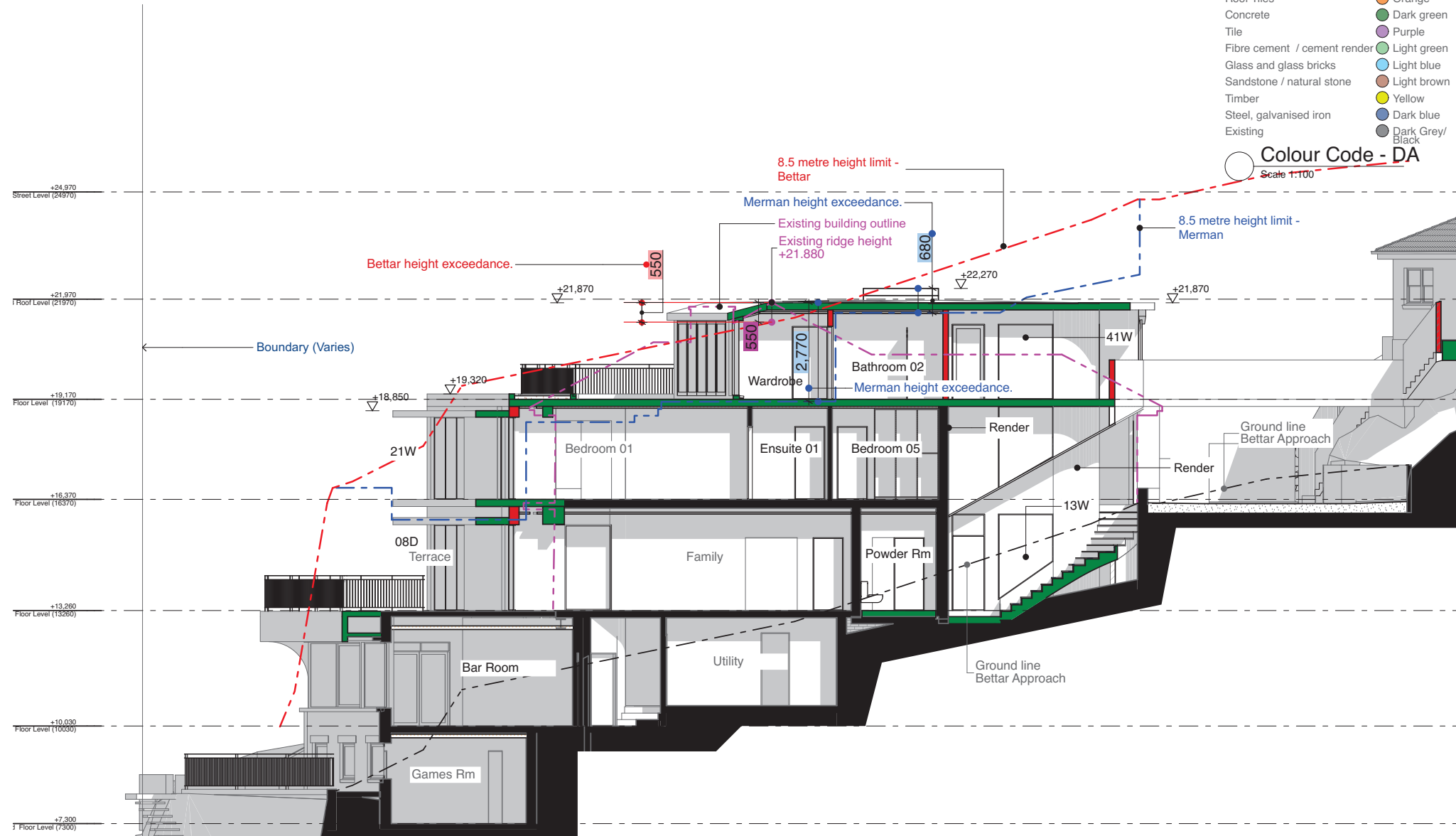


**Status**  
For Approval

Scale	Date	
1:100	17/11/2023	
Project No.	Drawing No.	Revision No.
@A3 2205	2205.9.1	
<b>Plot Date:</b>		17/11/2023 3:46 pm

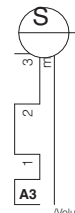
- Brick ● Red
- Roof Tiles ● Orange
- Concrete ● Dark green
- Tile ● Purple
- Fibre cement / cement render ● Light green
- Glass and glass bricks ● Light blue
- Sandstone / natural stone ● Light brown
- Timber ● Yellow
- Steel, galvanised iron ● Dark blue
- Existing ● Dark Grey/Black

**Colour Code - DA**  
Scale 1:100



**Section BB**  
1:100

## DEVELOPMENT APPLICATION



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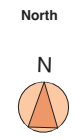
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abn 12 131 839 917

**Client**  
MaryAnn Beregi

**Project**  
Alterations and Additions to Residence

184 Kurraba Road  
Kurraba Point NSW  
2089  
Lot 3 D.P. 508566

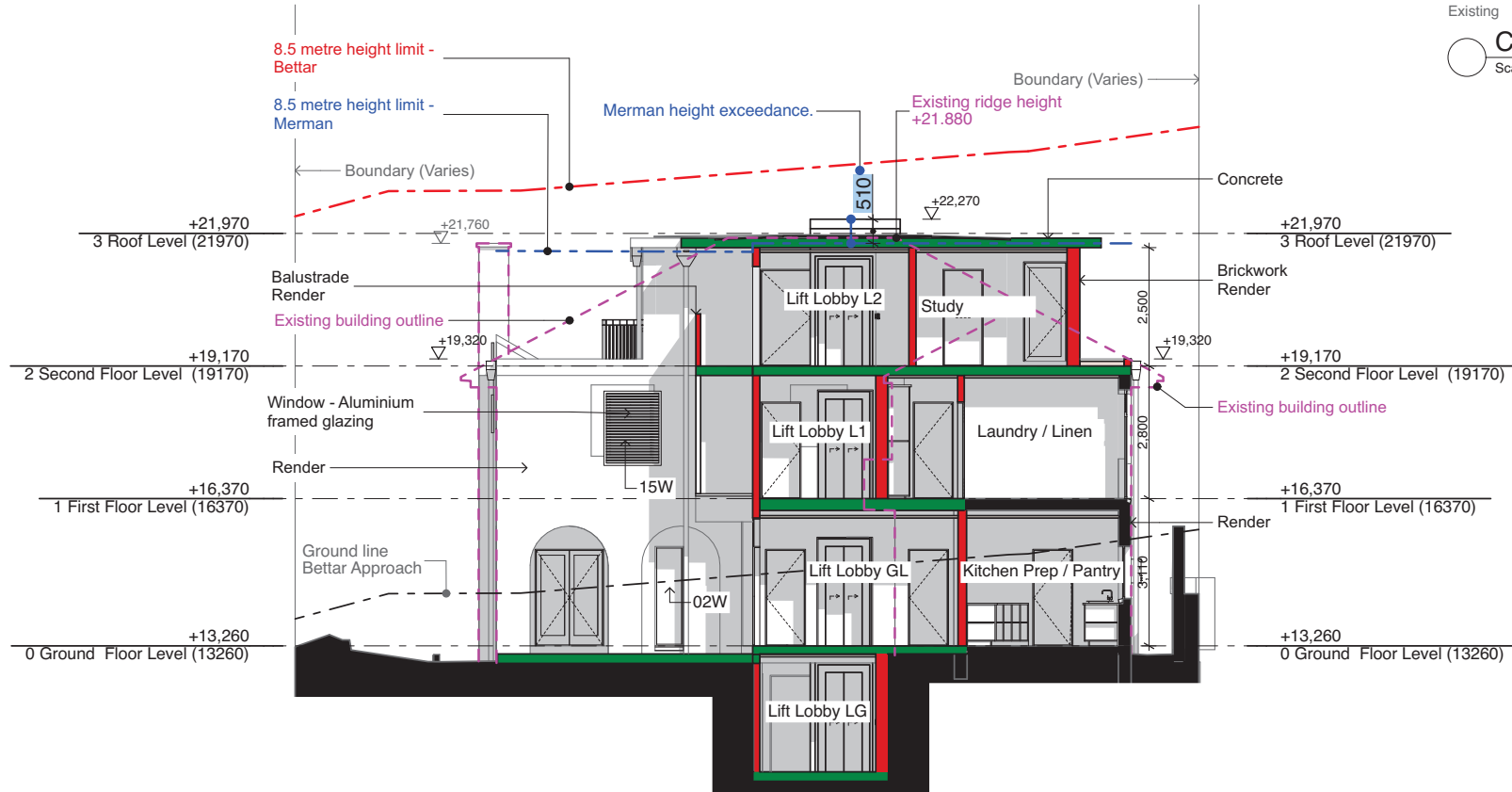
**Drawing Title:**  
SECTIONS - Section B-B  
  
Section BB, Colour Code - DA



<b>Status</b> For Approval	<b>Scale</b> 1:100	<b>Date</b> 17/11/2023
<b>Project No.</b> 2205	<b>Drawing No.</b> 2205.9.2	<b>Revision No.</b>
<b>Plot Date:</b> 17/11/2023	<b>3:46 pm</b>	

- Brick ● Red
- Roof Tiles ● Orange
- Concrete ● Dark green
- Tile ● Purple
- Fibre cement / cement render ● Light green
- Glass and glass bricks ● Light blue
- Sandstone / natural stone ● Light brown
- Timber ● Yellow
- Steel, galvanised iron ● Dark blue
- Existing ● Dark Grey/Black

**Colour Code - DA**  
Scale 1:100



Section CC  
1:100

DEVELOPMENT APPLICATION

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A3

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NSW No. 8696  
DEP. 000096  
VIC No. 20208

**Client**  
MaryAnn Beregi

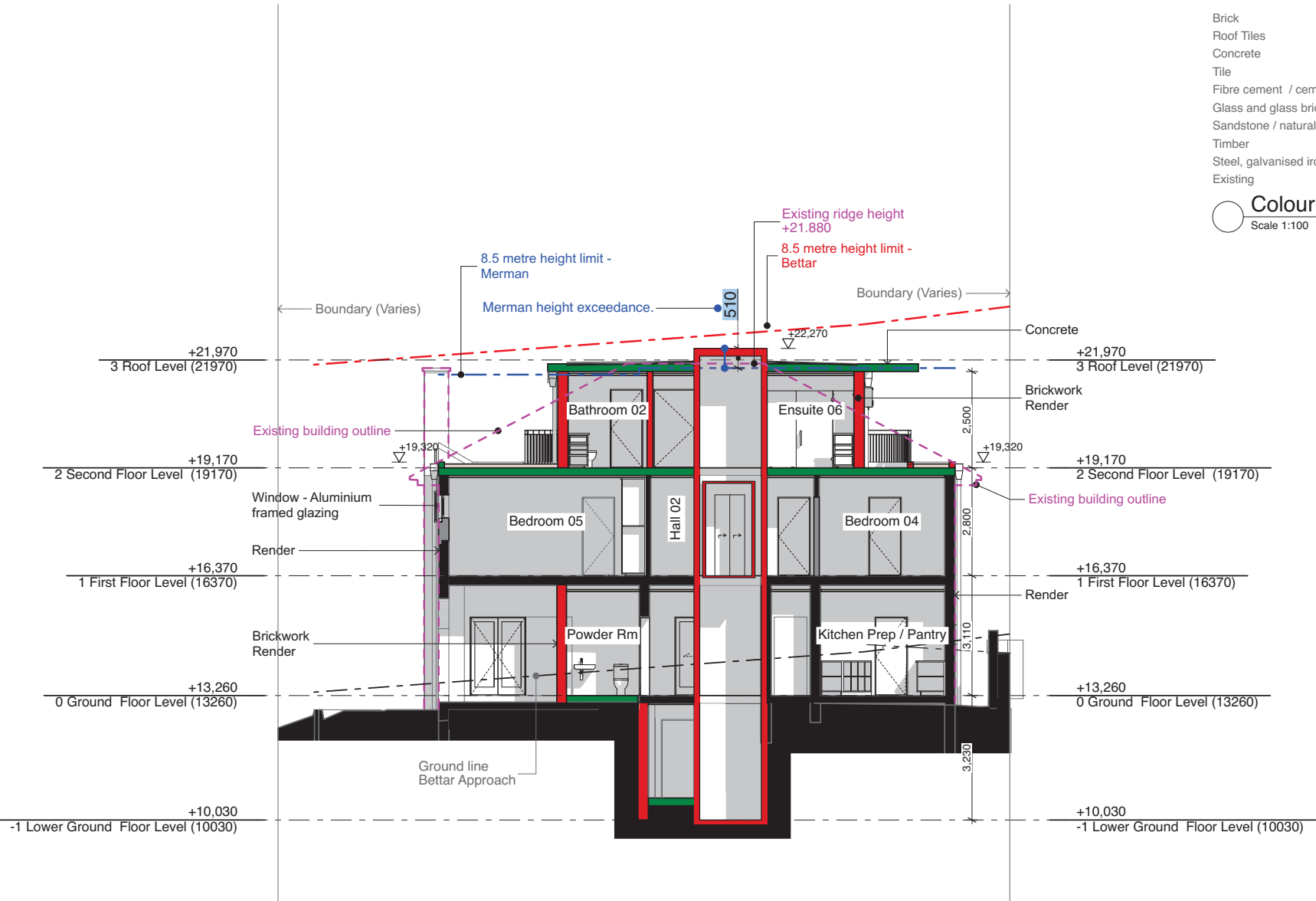
**Project**  
Alterations and Additions to Residence  
184 Kurraba Road  
Kurraba Point NSW  
2089  
Lot 3 D.P. 508566

**Drawing Title:**  
SECTIONS - Section C-C  
Colour Code - DA, Section CC



**Status**  
For Approval

Scale	Date	
1:100	17/11/2023	
Project No.	Drawing No.	Revision No.
2205	2205.9.3	
Plot Date:		17/11/2023 3:46 pm



AMENDED

# DEVELOPMENT APPLICATION



**Section DD**  
1:100

3  
2  
1  
A3

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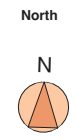
51 Glebe Street,  
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abn 12 131 839 917

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VIC No. 20208

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MaryAnn Beregi

**Project**  
Alterations and Additions to Residence  
184 Kurraba Road  
Kurraba Point NSW  
2089  
Lot 3 D.P. 508566

**Drawing Title:**  
SECTIONS - Section D-D  
Section DD, Colour Code - DA



**Status**  
For Approval

Scale	Date	
1:100	17/11/2023	
Project No.	Drawing No.	Revision No.
2205	2205.9.4	
Plot Date:	17/11/2023	3:46 pm



# BASIX CERTIFICATE: A500038

## Hot water

The applicant must install the following hot water system in the development: gas instantaneous.

## Insulation requirements

The applicant must construct the new or altered construction (floor(s), walls, and ceilings/roofs) in accordance with the specifications listed in the table below, except that a) additional insulation is not required where the area of new construction is less than 2m<sup>2</sup>, b) insulation specified is not required for parts of altered construction where insulation already exists.

Construction	Additional insulation required (R-value)	Other specifications
concrete slab on ground floor.	nil	
floor above existing dwelling or building.	nil	
external wall: cavity brick	nil	
external wall: other/undecided	R1.70 (including construction)	
flat ceiling, flat roof: concrete/plasterboard internal	ceiling: R2.50 (up), roof: none	light (solar absorptance < 0.475)

## Windows and glazed doors

The applicant must install the windows, glazed doors and shading devices, in accordance with the specifications listed in the table below. Relevant overshadowing specifications must be satisfied for each window and glazed door.

## Windows and glazed doors glazing requirements

Window / door no.	Orientation	Area of glass inc. frame (m <sup>2</sup> )	Height (m)	Distance (m)	Shading device	Frame and glass type
W2	W	1.26	8.6	13	external louvre/blind (adjustable)	standard aluminium, single clear, (or U-value: 7.63, SHGC: 0.75)
W3	N	3.8	0	0	external louvre/blind (adjustable)	standard aluminium, single clear, (or U-value: 7.63, SHGC: 0.75)
W4	E	12.5	0	0	eave/verandah/ pergola/balcony >=900 mm	standard aluminium, single clear, (or U-value: 7.63, SHGC: 0.75)
W5	S	3.1	0	0	eave/verandah/ pergola/balcony >=900 mm	standard aluminium, single clear, (or U-value: 7.63, SHGC: 0.75)
W6	E	6.1	0	0	eave/verandah/ pergola/balcony >=900 mm	standard aluminium, single clear, (or U-value: 7.63, SHGC: 0.75)
W7	N	4.7	0	0	eave/verandah/ pergola/balcony >=900 mm	standard aluminium, single clear, (or U-value: 7.63, SHGC: 0.75)
W8	E	8.6	0	0	eave/verandah/ pergola/balcony >=900 mm	standard aluminium, single clear, (or U-value: 7.63, SHGC: 0.75)
W9	S	4.3	0	0	none	standard aluminium, single clear, (or U-value: 7.63, SHGC: 0.75)
W10	S	1.37	0	0	none	standard aluminium, single clear, (or U-value: 7.63, SHGC: 0.75)
W11	S	2.9	0	0	none	standard aluminium, single clear, (or U-value: 7.63, SHGC: 0.75)
W12	S	1.47	0	0	none	standard aluminium, single clear, (or U-value: 7.63, SHGC: 0.75)
W13	N	2.77	0	0	eave/verandah/ pergola/balcony >=900 mm	standard aluminium, single clear, (or U-value: 7.63, SHGC: 0.75)
W14	N	6.7	0	0	eave/verandah/ pergola/balcony >=900 mm	standard aluminium, single clear, (or U-value: 7.63, SHGC: 0.75)
W15	W	1.3	0	0	external louvre/blind (adjustable)	standard aluminium, single clear, (or U-value: 7.63, SHGC: 0.75)
W16	N	1	1	6	external louvre/blind (adjustable)	standard aluminium, single clear, (or U-value: 7.63, SHGC: 0.75)
W17	N	2.9	1.8	5.8	external louvre/blind (adjustable)	standard aluminium, single clear, (or U-value: 7.63, SHGC: 0.75)
W18	N	1.8	0	0	external louvre/blind (adjustable)	standard aluminium, single clear, (or U-value: 7.63, SHGC: 0.75)

## BASIX NOTES

Scale 1:2

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MaryAnn Beregi

### Project

Alterations and Additions to Residence  
184 Kurrraba Road  
Kurrraba Point NSW  
2089  
Lot 3 D.P. 508566

### Drawing Title:

BASIX - Basix Requirements

BASIX NOTES

### North



Status  
Preliminary

### Scale

@A3  
Project No.

Plot Date:

### Date

10/8/2023

Drawing No. Revision No.

2205 2205.10.1

1:38 pm

Window / door no.	Orientation	Area of glass inc. frame (m <sup>2</sup> )	Overshadowing		Shading device	Frame and glass type
			Height (m)	Distance (m)		
W19	E	12	0	0	eave/verandah/ pergola/balcony >=900 mm	standard aluminium, single clear, (or U-value: 7.63, SHGC: 0.75)
W20	E	6.5	0	0	eave/verandah/ pergola/balcony >=900 mm	standard aluminium, single clear, (or U-value: 7.63, SHGC: 0.75)
W21	E	8.3	0	0	eave/verandah/ pergola/balcony >=900 mm	standard aluminium, single clear, (or U-value: 7.63, SHGC: 0.75)
W22	S	4.14	0	0	none	standard aluminium, single clear, (or U-value: 7.63, SHGC: 0.75)
W23	S	1.95	0	0	none	standard aluminium, single clear, (or U-value: 7.63, SHGC: 0.75)
W24	S	5.2	0	0	none	standard aluminium, single clear, (or U-value: 7.63, SHGC: 0.75)
W25	S	1.95	0	0	none	standard aluminium, single clear, (or U-value: 7.63, SHGC: 0.75)
W26	S	1.95	0	0	none	standard aluminium, single clear, (or U-value: 7.63, SHGC: 0.75)
W27	S	1.95	0	0	none	standard aluminium, single clear, (or U-value: 7.63, SHGC: 0.75)
W28	S	1.3	0	0	none	standard aluminium, single clear, (or U-value: 7.63, SHGC: 0.75)
W29	W	1.5	6	7.1	external louvre/blind (adjustable)	standard aluminium, single clear, (or U-value: 7.63, SHGC: 0.75)
W30	W	1.8	6.6	8.7	eave/verandah/ pergola/balcony >=900 mm	standard aluminium, single clear, (or U-value: 7.63, SHGC: 0.75)
W31	W	2.07	6.6	8.7	eave/verandah/ pergola/balcony >=900 mm	standard aluminium, single clear, (or U-value: 7.63, SHGC: 0.75)
W32	N	0.95	0	0	none	standard aluminium, single clear, (or U-value: 7.63, SHGC: 0.75)
W33	E	6.1	0	0	eave/verandah/ pergola/balcony >=900 mm	standard aluminium, single clear, (or U-value: 7.63, SHGC: 0.75)
W34	E	11	0	0	eave/verandah/ pergola/balcony >=900 mm	standard aluminium, single clear, (or U-value: 7.63, SHGC: 0.75)
W35	S	3.6	0	0	none	standard aluminium, single clear, (or U-value: 7.63, SHGC: 0.75)
W36	S	0.95	0	0	none	standard aluminium, single clear, (or U-value: 7.63, SHGC: 0.75)
W37	E	1.9	0	0	eave/verandah/ pergola/balcony >=900 mm	standard aluminium, single clear, (or U-value: 7.63, SHGC: 0.75)
W38	S	1.6	0	0	none	standard aluminium, single clear, (or U-value: 7.63, SHGC: 0.75)
W39	W	2.3	4.1	7.1	external louvre/blind (adjustable)	standard aluminium, single clear, (or U-value: 7.63, SHGC: 0.75)
W40	W	1.9	0	0	eave/verandah/ pergola/balcony >=900 mm	standard aluminium, single clear, (or U-value: 7.63, SHGC: 0.75)
W41	N	3.2	0	0	eave/verandah/ pergola/balcony >=900 mm	standard aluminium, single clear, (or U-value: 7.63, SHGC: 0.75)

# DEVELOPMENT APPLICATION



1 2 3 4 5

- 1 Metal windows and doors  
Powdercoat **Black**
- 2 Walls - Masonry Rendered and Painted  
Dulux **Natural White**
- 1 Steel balustrade  
Dulux **Black**
- 3 Stone  
**Existing Sandstone**
- 4 Roof top covering  
**Decorative Pebbles**
- 5 Concrete - Painted  
Dulux **Natural White**

## Material Finishes

1:100

# DEVELOPMENT APPLICATION

A3  
1  
2  
3  
E

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Alterations and Additions to Residence  
184 Kurraba Road  
Kurraba Point NSW  
2089  
Lot 3 D.P. 508566

**Drawing Title:**  
MATERIALS - Material Selections  
Material Finishes

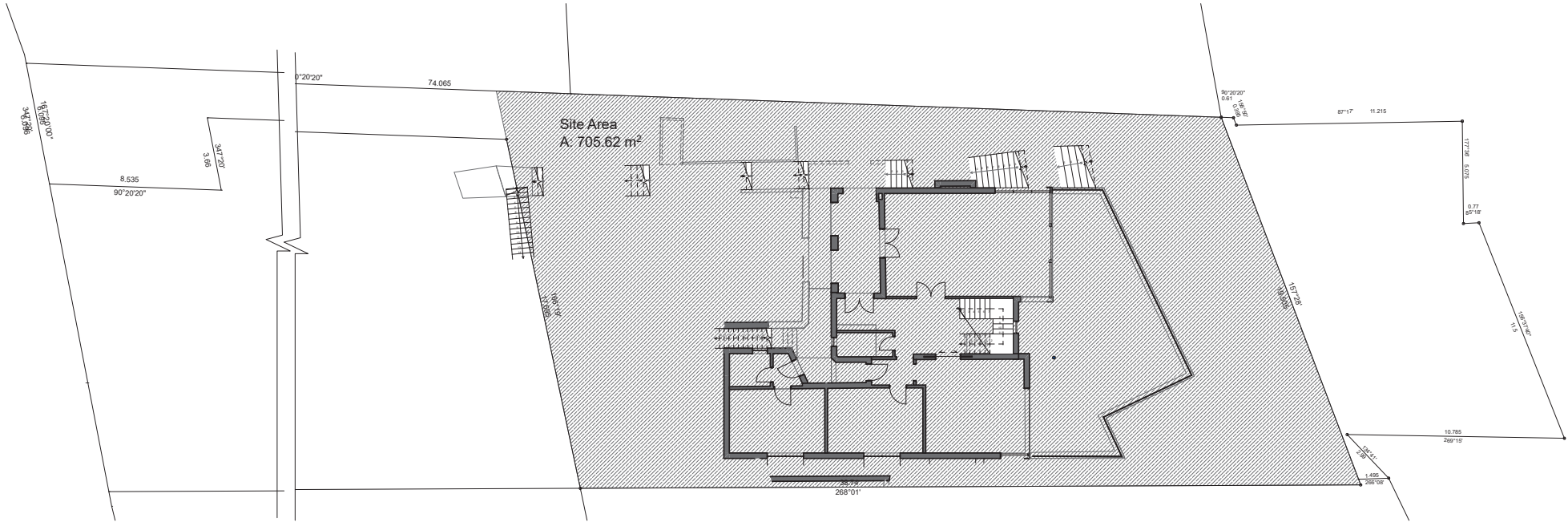
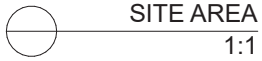


**Status**  
Preliminary

Scale	Date	
1:100	10/8/2023	
Project No.	Drawing No.	Revision No.
@A3 2205	2205.11.1	

Plot Date: 10/8/2023 1:38 pm

SITE AREA (Excluding access handle)	
Zone Name	Calculated Area
Site Area	705.62
	705.62 m <sup>2</sup>



0. Site Area Plan  
1:200

## DEVELOPMENT APPLICATION

3  
2  
1  
A3

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184 Kurraba Road  
Kurraba Point NSW  
2089  
Lot 3 D.P. 508566

**Drawing Title:**  
COMPLIANCE DIAGRAMS - EXISTING - Site Area Plan - Existing  
Site Area Plan, SITE AREA



**Status**  
Preliminary

**Scale**  
1:200, 1:1  
**Date**  
10/8/2023

@A3  
**Project No.**  
2205  
**Drawing No.**  
2205.12.1  
**Revision No.**

**Plot Date:** 10/8/2023  
**1:38 pm**

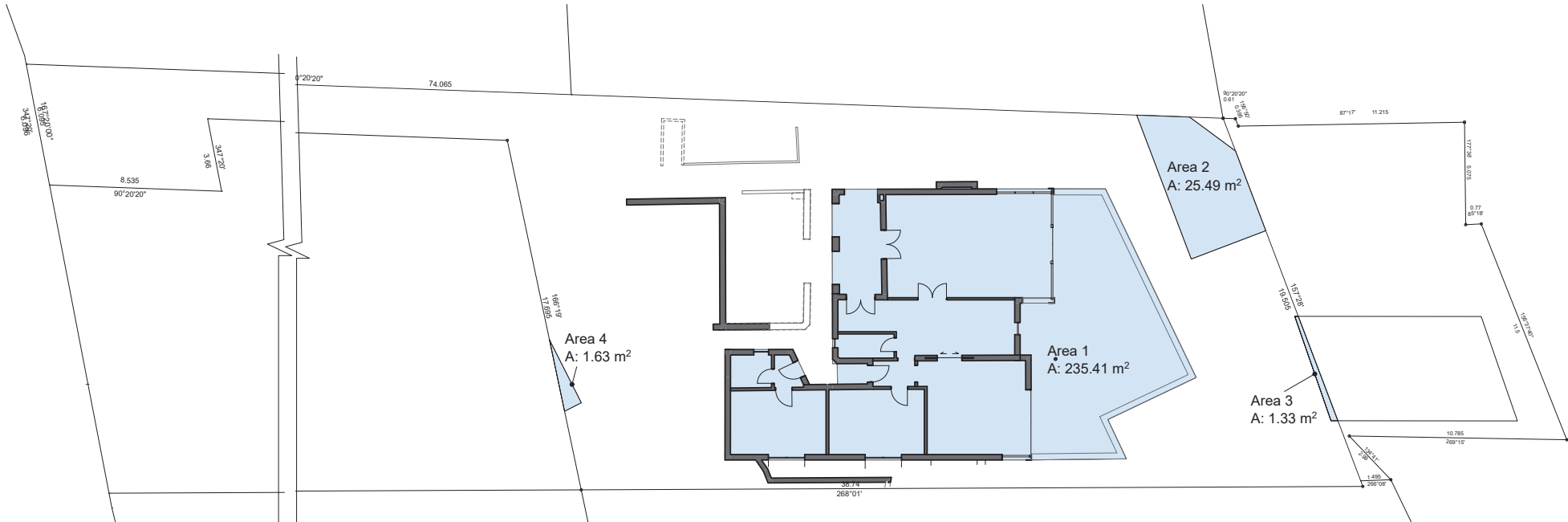
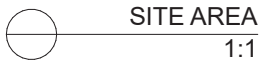
SITE AREA (Excluding access handle)	
Zone Name	Calculated Area
Site Area	705.62
	705.62 m <sup>2</sup>

SITE COVERAGE - EXISTING	
Zone Name	Calculated Area
Area 1	235.41
Area 2	25.49
Area 3	1.33
Area 4	1.63
	263.86 m <sup>2</sup>

SITE COVERAGE  
705.62 X 40% = 282.25

SITE COVERAGE - ACTUAL  
263.86 m<sup>2</sup> = 37.4 %

COMPLIANT



0. Site Coverage Plan - Existing  
1:200

## DEVELOPMENT APPLICATION

3  
2  
1  
A3

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Alterations and Additions to Residence  
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Kurraba Point NSW  
2089  
Lot 3 D.P. 508566

**Drawing Title:**  
COMPLIANCE DIAGRAMS - EXISTING - Site Coverage - Existing  
Site Coverage Plan - Existing, SITE COVERAGE - Existing, SITE AREA



**Status**  
Preliminary

**Scale**  
1:200, 1:1  
**Date**  
10/8/2023  
**@A3**  
**Project No.** 2205  
**Drawing No.** 2205.12.2  
**Revision No.**  
**Plot Date:** 10/8/2023 1:38 pm

SITE AREA (Excluding access handle)	
Zone Name	Calculated Area
Site Area	705.62
	705.62 m <sup>2</sup>

LANDSCAPE AREA - Existing	
Zone Name	Calculated Area
Area 1E	80.59
Area 2E	42.96
Area 3E	56.38
Area 4E	4.18
Area 5E	4.34
Area 6E	38.36
	226.81 m <sup>2</sup>

LANDSCAPE AREA  
705.62 X 40% = 282.25 m<sup>2</sup> (minimum)

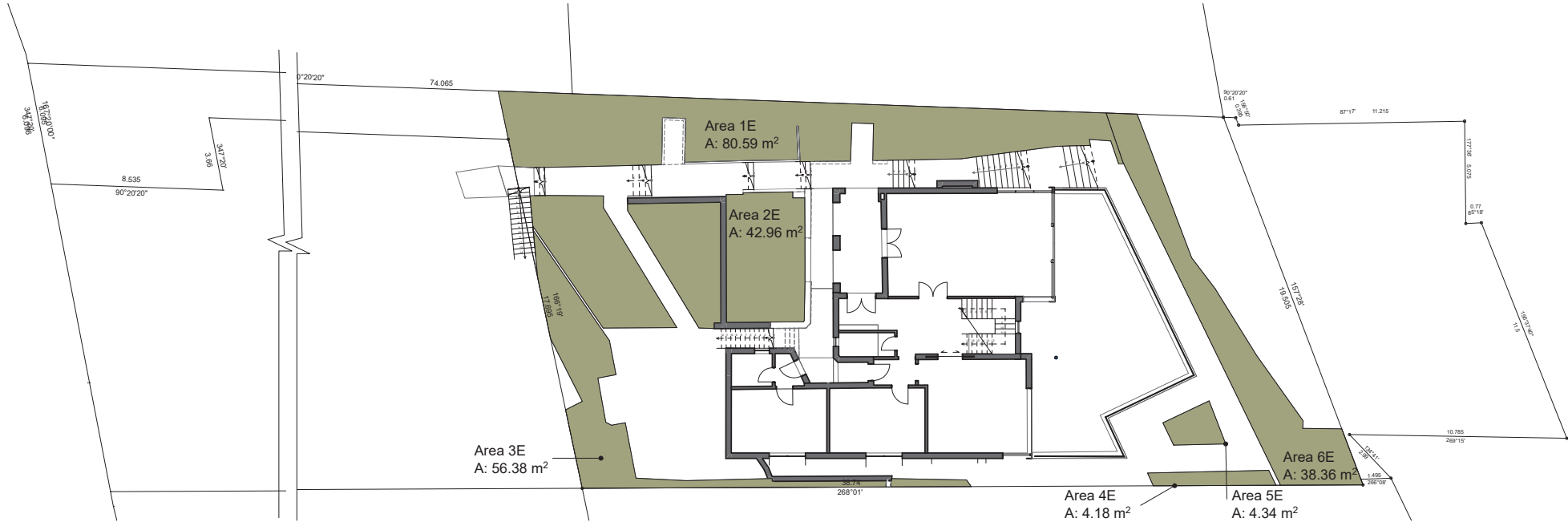
LANDSCAPE AREA - ACTUAL  
226.81 m<sup>2</sup> = 32.1%

NON COMPLIANT



SITE AREA  
1:1

LANDSCAPE AREA - Existing  
1:1



0. Landscape Coverage Plan - Existing  
1:200

## DEVELOPMENT APPLICATION

A3

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184 Kurraba Road  
Kurraba Point NSW  
2089  
Lot 3 D.P. 508566

**Drawing Title:**  
COMPLIANCE DIAGRAMS - EXISTING - Landscape Area - Existing  
Landscape Coverage Plan - Existing, LANDSCAPE AREA - Existing, SITE AREA



**Status**  
Preliminary

**Scale**  
1:200, 1:1

**Date**  
10/8/2023

**Project No.**  
2205

**Drawing No.**  
2205.12.3

**Revision No.**

**Plot Date:** 10/8/2023 1:39 pm

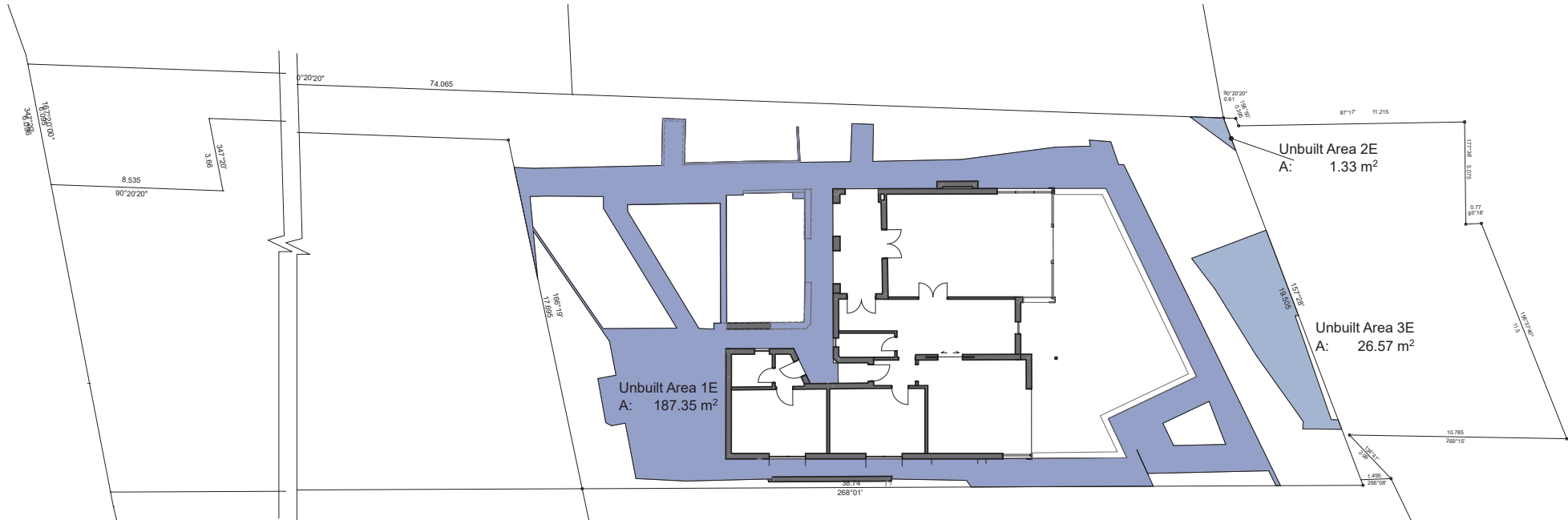
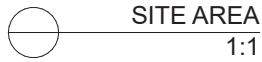
SITE AREA (Excluding access handle)	
Zone Name	Calculated Area
Site Area	705.62
	705.62 m <sup>2</sup>

UNBUILT UPON AREA - EXISTING	
Zone Name	Calculated Area
Unbuilt Area 1E	187.55
Unbuilt Area 2E	1.33
Unbuilt Area 3E	26.57
	215.45 m <sup>2</sup>

UNBUILT UPON AREA  
705.62 X 20% = 141.12 m<sup>2</sup> (maximum)

UNBUILT UPON AREA - ACTUAL  
215.45m<sup>2</sup> = 30.5%

NON COMPLIANT



0. Unbuilt Upon Area Plan - Existing  
1:200

## DEVELOPMENT APPLICATION

A3  
1  
2  
3  
E

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**Project**  
Alterations and Additions to Residence  
184 Kurraba Road  
Kurraba Point NSW  
2089  
Lot 3 D.P. 508566

**Drawing Title:**  
COMPLIANCE DIAGRAMS - EXISTING - Unbuilt Upon Area - Existing  
Unbuilt Upon Area Plan - Existing, SITE AREA, UNBUILT UPON AREA - Existing



**Status**  
Preliminary

**Scale**  
1:200, 1:1  
**Date**  
10/8/2023

**Project No.**  
2205  
**Drawing No.**  
2205.12.4  
**Revision No.**

**Plot Date:** 10/8/2023 1:39 pm



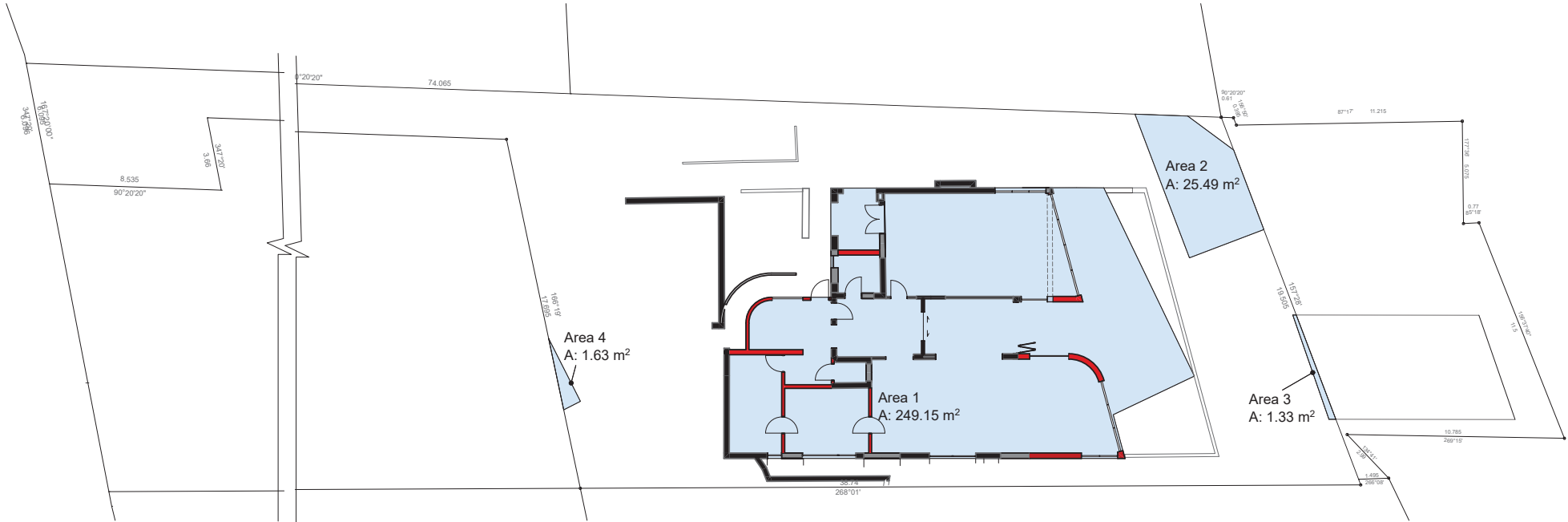
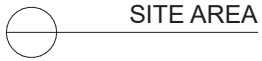
SITE AREA (Excluding access handle)	
Zone Name	Calculated Area
Site Area	705.62
	705.62 m <sup>2</sup>

SITE COVERAGE	
Zone Name	Calculated Area
Area 1	249.16
Area 2	25.49
Area 3	1.33
Area 4	1.63
	277.61 m <sup>2</sup>

SITE COVERAGE  
705.62 X 40% = 282.25

SITE COVERAGE - ACTUAL  
277.61 m<sup>2</sup> = 39.3 %

COMPLIANT



0. Site Coverage Plan - Proposed  
1:200

## DEVELOPMENT APPLICATION

A3

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**Project**  
Alterations and Additions to Residence  
184 Kurraba Road  
Kurraba Point NSW  
2089  
Lot 3 D.P. 508566

**Drawing Title:**  
COMPLIANCE DIAGRAMS - PROPOSED - Site Coverage Plan - Proposed  
Site Coverage Plan - Proposed, SITE COVERAGE - Proposed, SITE AREA



**Status**  
Preliminary

Scale	Date	
1:200	10/8/2023	
@A3 Project No.	Drawing No.	Revision No.
2205	2205.13.2	
Plot Date:	10/8/2023	1:39 pm



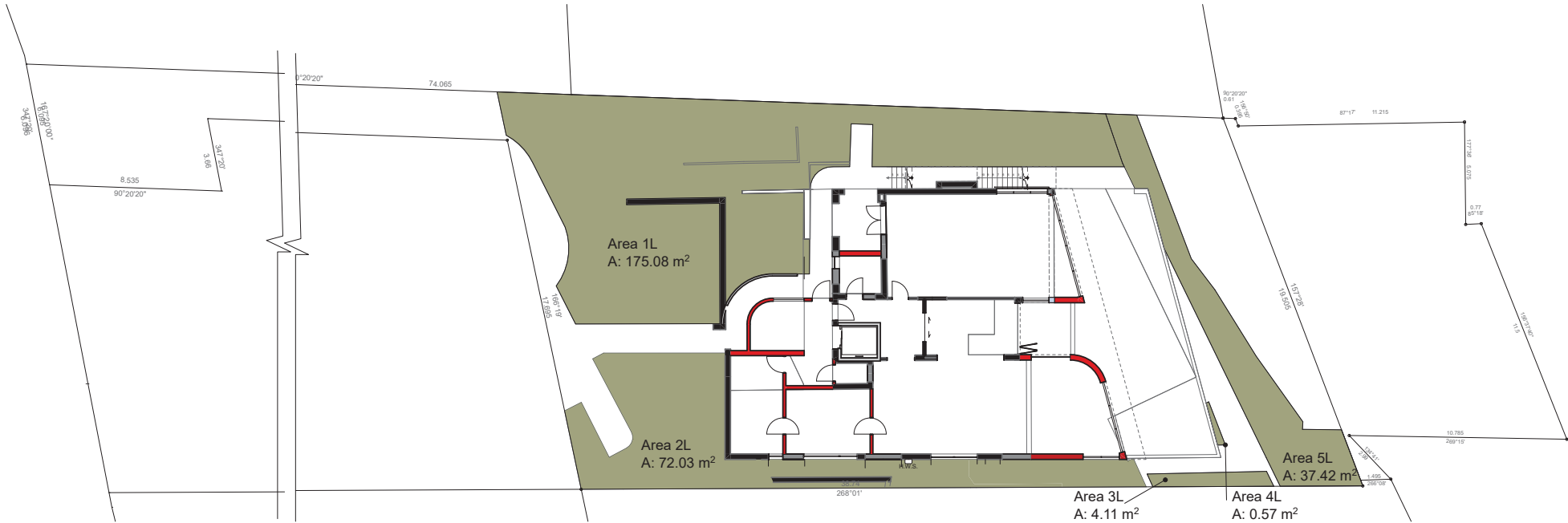
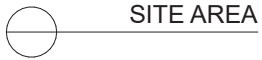
SITE AREA (Excluding access handle)	
Zone Name	Calculated Area
Site Area	705.62
	705.62 m <sup>2</sup>

LANDSCAPE AREA - TOTAL	
Zone Name	Calculated Area
Area 1L	175.08
Area 2L	72.03
Area 3L	4.11
Area 4L	0.57
Area 5L	37.42
	289.21 m <sup>2</sup>

LANDSCAPE AREA  
705.62 X 40% = 282.25 m<sup>2</sup> (minimum)

LANDSCAPE AREA - ACTUAL  
289.21 m<sup>2</sup> = 41%

COMPLIANT



0. Landscape Coverage Plan - Proposed  
1:200

## DEVELOPMENT APPLICATION

A3

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**Project**  
Alterations and Additions to Residence  
184 Kurraba Road  
Kurraba Point NSW  
2089  
Lot 3 D.P. 508566

**Drawing Title:**  
COMPLIANCE DIAGRAMS - PROPOSED - Landscape Area Plan - Proposed  
Landscape Coverage Plan, Landscape Coverage Plan - Proposed, LANDSCAPE AREA - Proposed, SITE AREA



**Status**  
Preliminary

**Scale**  
1:200  
**Date**  
10/8/2023  
**Project No.**  
2205  
**Drawing No.**  
2205.13.3  
**Revision No.**  
  
**Plot Date:** 10/8/2023 1:39 pm

SITE AREA (Excluding access handle)	
Zone Name	Calculated Area
Site Area	705.62
	705.62 m <sup>2</sup>

UNBUILT UPON AREA	
Zone Name	Calculated Area
Unbuilt Area 1	38.08
Unbuilt Area 2	72.82
Unbuilt Area 3	26.57
Unbuilt Area 4	1.33
	138.80 m <sup>2</sup>

UNBUILT UPON AREA  
705.62 X 20% = 141.12 m<sup>2</sup> (maximum)

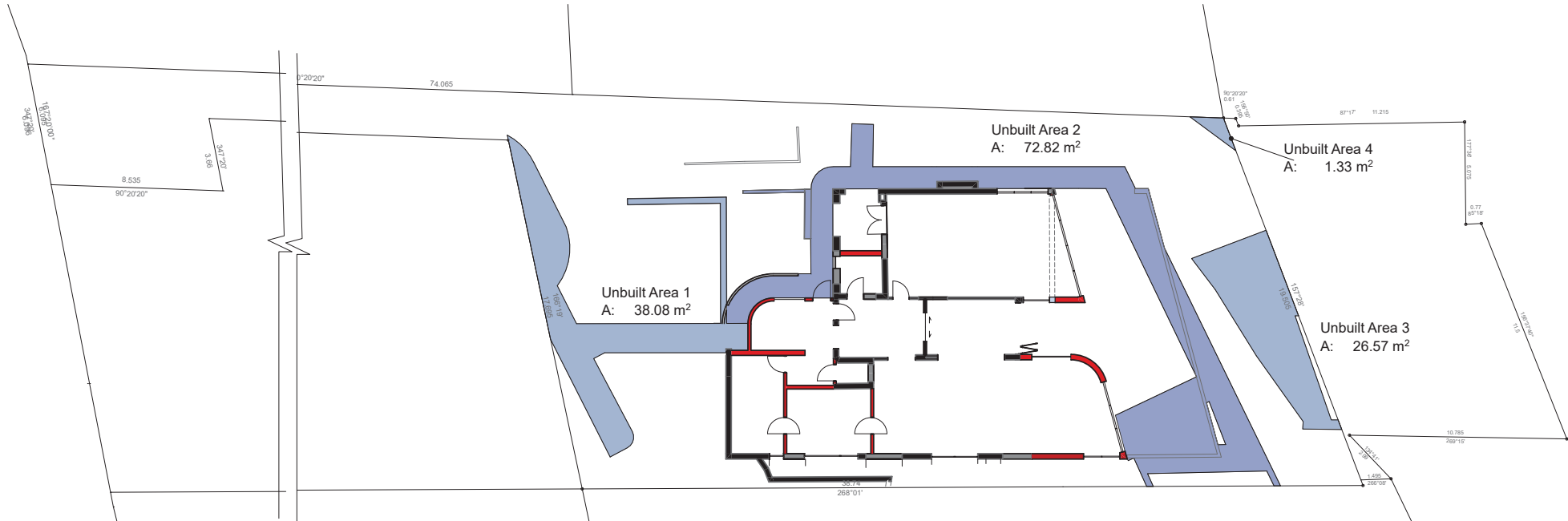
UNBUILT UPON AREA - ACTUAL  
138.80 m<sup>2</sup> = 19.7%

COMPLIANT



○ SITE AREA

○ UNBUILT UPON AREA - Proposed



0. Unbuilt Upon Area Plan - Proposed  
1:200

## DEVELOPMENT APPLICATION

A3  
1  
2  
3  
E

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DEP. 0000996  
VIC No. 20208

**Client**  
MaryAnn Beregi

**Project**  
Alterations and Additions to Residence  
184 Kurraba Road  
Kurraba Point NSW  
2089  
Lot 3 D.P. 508566

**Drawing Title:**  
COMPLIANCE DIAGRAMS - PROPOSED - Unbuilt Upon Area  
Plan - Proposed  
Unbuilt Upon Area Plan - Proposed, SITE AREA, UNBUILT UPON  
AREA - Proposed



**Status**  
Preliminary

**Scale**  
1:200  
**Date**  
10/8/2023  
**@A3 Project No.**  
2205  
**Drawing No.**  
2205.13.4  
**Revision No.**  
  
**Plot Date:** 10/8/2023 1:39 pm

SITE AREA (Excluding access handle)	
Zone Name	Calculated Area
Site Area	705.62
	705.62 m <sup>2</sup>

SITE COVERAGE	
Zone Name	Calculated Area
Area 1	249.16
Area 2	25.49
Area 3	1.33
Area 4	1.63
	277.61 m <sup>2</sup>


UNBUILT UPON AREA	
Zone Name	Calculated Area
Unbuilt Area 1	38.08
Unbuilt Area 2	72.82
Unbuilt Area 3	26.57
Unbuilt Area 4	1.33
	138.80 m <sup>2</sup>

LANDSCAPE AREA - TOTAL	
Zone Name	Calculated Area
Area 1L	175.08
Area 2L	72.03
Area 3L	4.11
Area 4L	0.57
Area 5L	37.42
	289.21 m <sup>2</sup>

**AREA TOTAL**  
**SITE COVERAGE** 277.61  
**UNBUILT UPON AREA** 138.80  
**LANDSCAPE AREA** 289.21  
**TOTAL** 705.62

COMPLIANT

m2  
 277.61  
 138.80  
 289.21  
 705.62

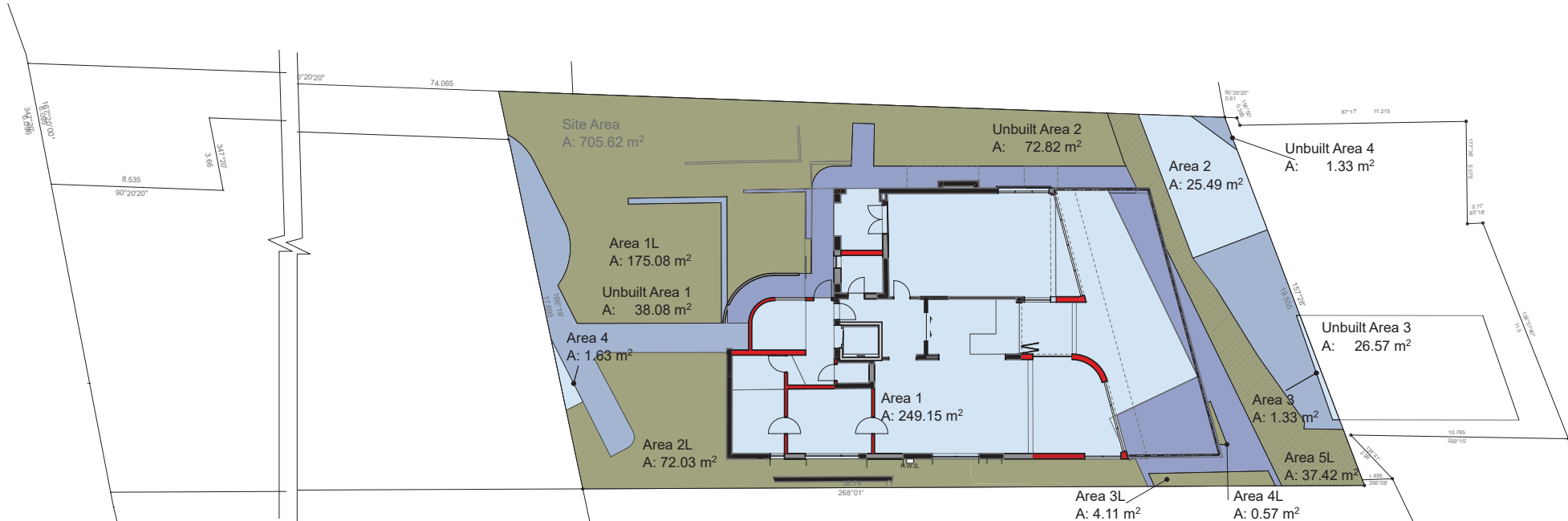


○ SITE AREA

○ SITE COVERAGE - Proposed

○ UNBUILT UPON AREA - Proposed

○ LANDSCAPE AREA - Proposed



0. Area Calculations - Combined  
 1:200

## DEVELOPMENT APPLICATION

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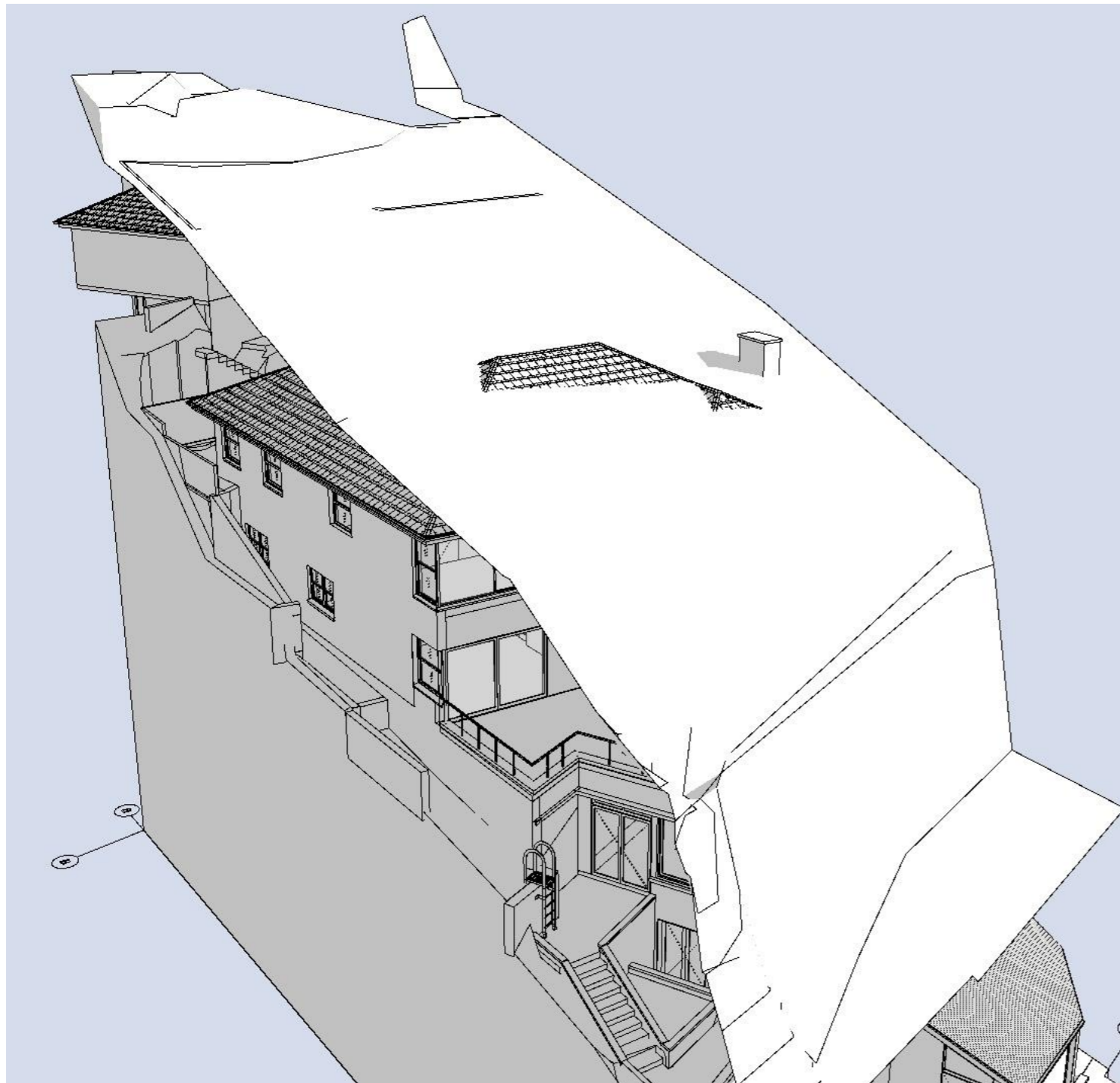
**Project**  
 Alterations and Additions to Residence  
 184 Kurraba Road  
 Kurraba Point NSW  
 2089  
 Lot 3 D.P. 508566

**Drawing Title:**  
 COMPLIANCE DIAGRAMS - PROPOSED - Area Calculation Plan - Combined  
 Area Calculations - Combined, SITE AREA, UNBUILT UPON AREA - Proposed, LANDSCAPE AREA - Proposed, SITE COVERAGE - Proposed

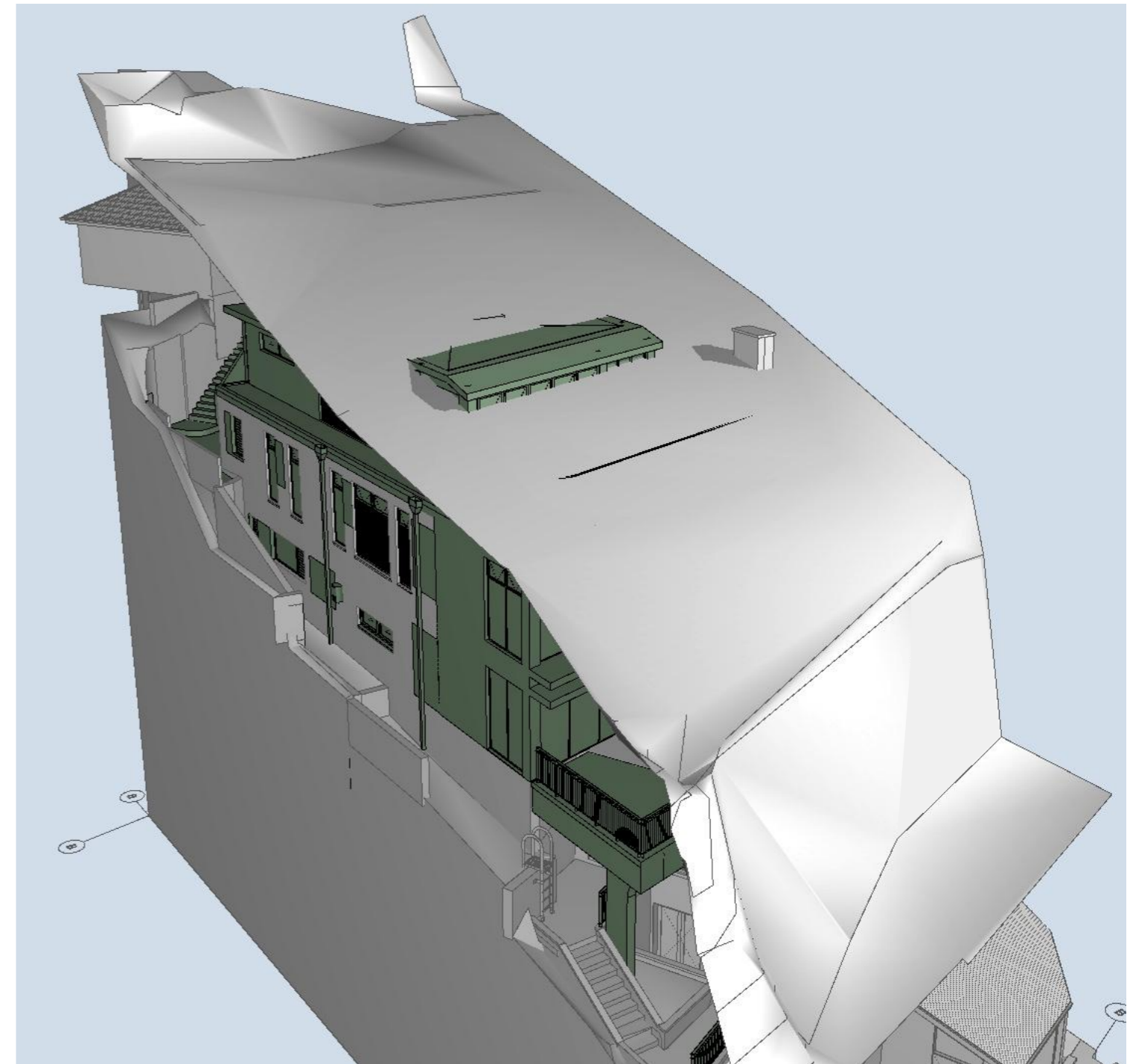


**North**  
 Preliminary

**Scale** 1:200  
**Date** 10/8/2023  
**Project No.** 2205  
**Drawing No.** 2205.13.5  
**Revision No.**  
**Plot Date:** 10/8/2023 1:39 pm



Existing Height Plane Modelling



Proposed Height Plane Modelling

## DEVELOPMENT APPLICATION

3  
2  
1  
A3

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### Client

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### Project

Alterations and Additions to Residence

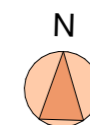
184 Kurraba Road  
Kurraba Point NSW  
2089  
Lot 3 D.P. 508566

### Drawing Title:

HEIGHT PLAN - 3D MODELLING - Height Plane

Existing Height Plane Modelling, Proposed Height Plane Modelling

### North



### Status

For Approval

Scale  
1:200

Date  
17/11/2023

@A3  
Project  
No.

Drawing  
No.

Revision  
No.

2205

2205.18.1

Plot Date: 17/11/2023 2:27 pm