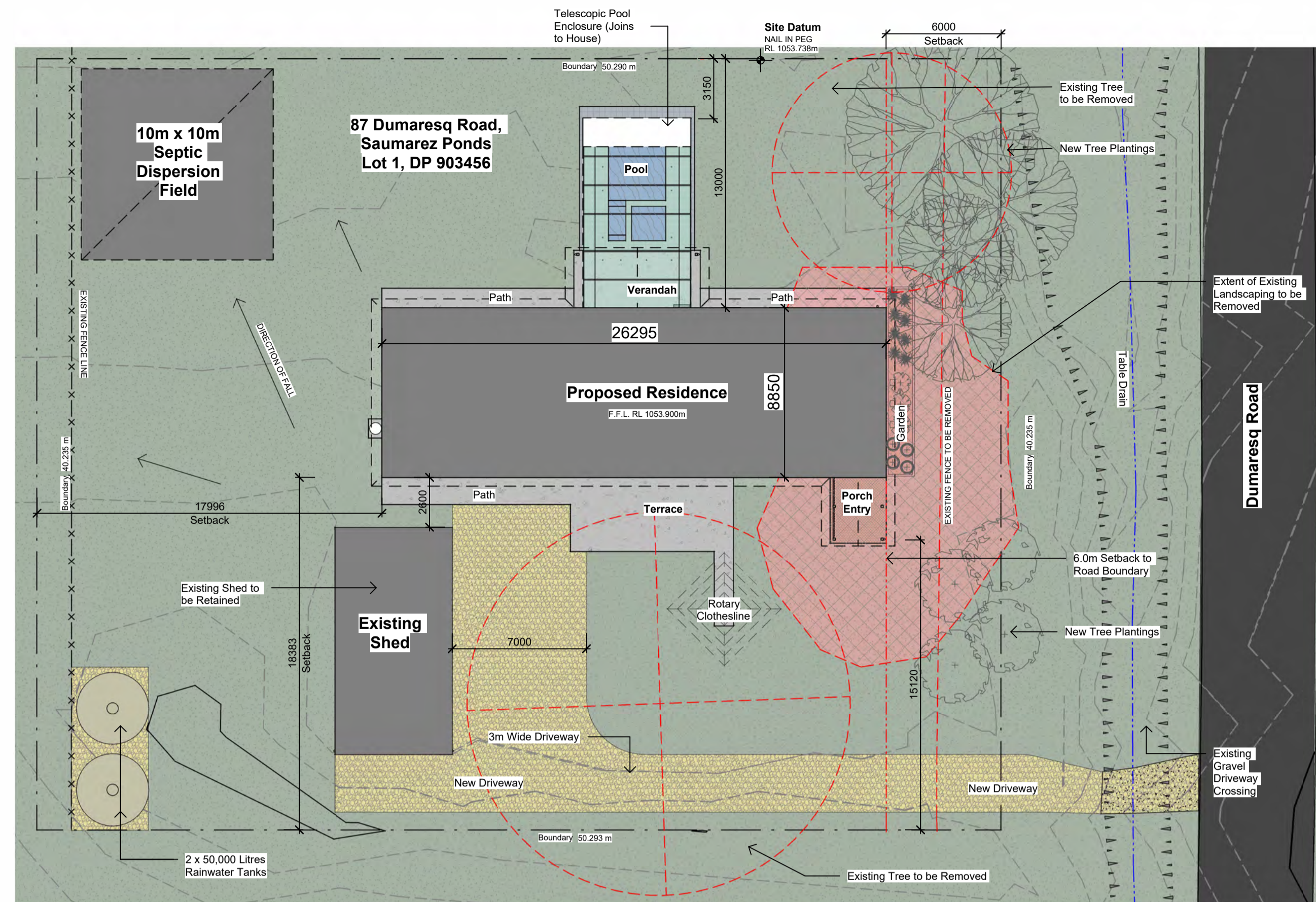


Revision Schedule		
No.	Date	Revision
1	21/11/24	Issued for Development Approval

Certificate No. 0011629470
 Scan QR code or follow website link for rating details.
 Assessor name: Joseph Lortman
 Accreditation No. DMN161742
 Property Address: 87 Dumaresq Road SAUMAREZ PONDS NSW 2350
 17 DECEMBER 2024



SITE ADDRESS : 87 Dumaresq Road, Saumarez Ponds
 PROPERTY DETAILS : Lot 1, DP 903456

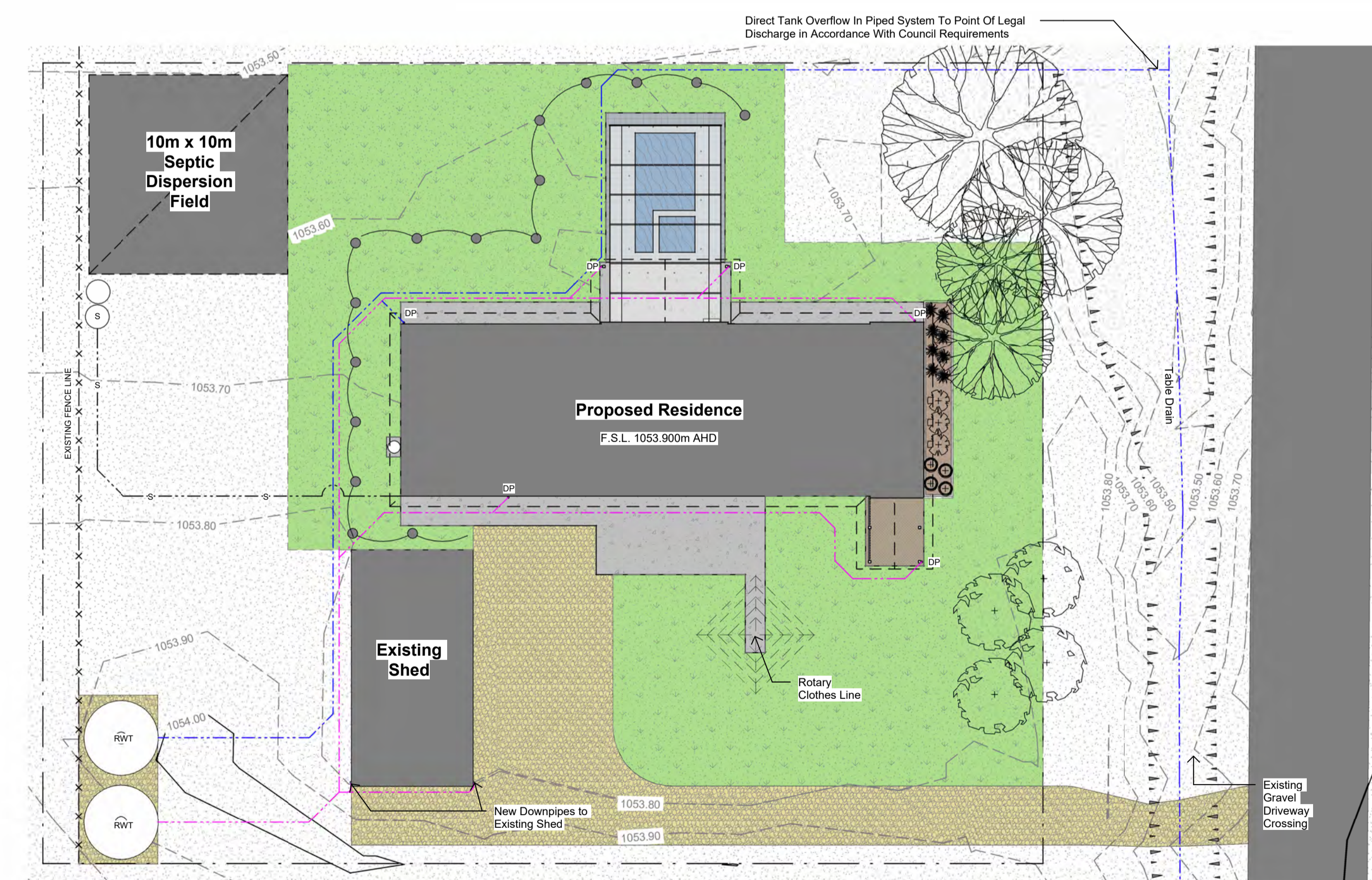
SITE AREA : 2,023.46m²
 FLOOR AREA - EXIST. GARAGE : 74m²
 FLOOR AREA - NEW RESIDENCE : 233.5m²
 BUSHFIRE AFFECTED : NO

Floor Areas

Living Area : 225.89 m²
 Verandah 1 : 19.83 m²
 Verandah 2 : 34.04 m²
 Pool Area : 44.99 m²
 Porch Area : 10.02 m²
 TOTAL AREA : 334.78 m²



02 Site Plan
 DA101 1: 200 Scale



LEGEND AND NOTES

- NEW TURF GRASS AREA: 620m²
- NEW MULCHED GARDEN BEDS AREA: 14.5m²
- COMPACTED GRAVEL DRIVEWAY AREA: 220m²
- HARD SURFACE - CONCRETE SLABS & PAVEMENTS AREA: 123.3m²
- HARD SURFACE - ENTRY PORCH AREA: 10m²
- POOL & SPA AREA: 17m²
- 6m TO 10m EVERGREEN NATIVE TREES
- FEATURE OR STATEMENT DECIDUOUS PLANTINGS
- NEW SMALL / MEDIUM EVERGREEN SHRUBS
- NEW SMALL / MEDIUM EVERGREEN SOFT WOODDED PERENNIALS - SHADE TOLERANT
- NEW EVERGREEN PROSTRATE SHRUBS OR GROUND COVER PLANTINGS

• THIS PLAN IS NOT BE USED FOR CONSTRUCTION
 • THIS PLAN IS CONCEPTUAL ONLY AND IS DESIGNED TO HIGHLIGHT VARIOUS LANDSCAPE USES AROUND THE SITE. ANY SUGGESTED PLANTS OR PLANT LIST IS INDICATIVE ONLY AND THE FINAL SELECTION OF ACTUAL SPECIES WILL BE SITE AND MICRO CLIMATE DEPENDENT.
 • ALL HARD-SCAPED SURFACES SHALL BE INSTALLED BY QUALIFIED LANDSCAPE TRADES AND AS PER MANUFACTURERS INSTRUCTIONS.
 • TURF SPECIES SHALL BE SUITABLE FOR THE SITE CLIMATIC CONDITIONS AND SOURCED FROM LOCAL GROWERS.
 • THE ADVICE AND PLAN FROM A PROFESSIONAL LANDSCAPE DESIGNER / HORTICULTURIST IS TO BE SOUGHT PRIOR TO ANY CONSTRUCTION / LANDSCAPE WORKS COMMENCING.
 • LANDSCAPE HAS A DOMINANT NORTHERN ASPECT AND SELECTED PLANTS ARE TO BE SUN TO FULL SUN TOLERANT CAPABLE OF WITHSTANDING YEAR ROUND NORTHERN SUN.
 • PLANTS ON THE IMMEDIATE SOUTHERN SIDE OF BUILDINGS AND DWELLING MAY NEED SOME SHADE TOLERANT.
 • PLANTINGS ARE TO BE WATER WISE AND DROUGHT TOLERANT ONCE ESTABLISHED

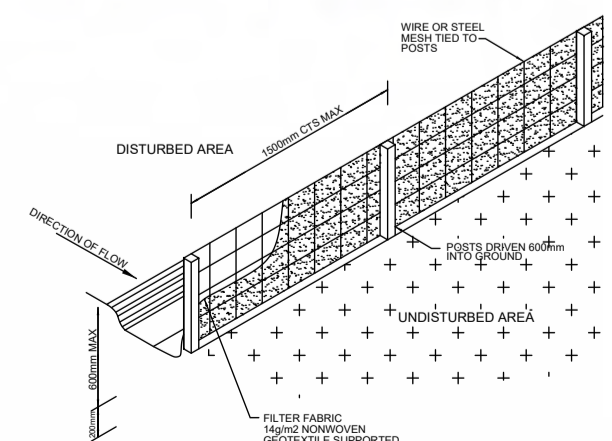
03 Drainage & BASIX Landscaping Plan
 DA101 1: 200 Scale

New England Design Group

PO Box 1404, Armidale NSW 2340
 P. +61 2 5775 9209 E. admin@nedg.com.au

Site Legend

- SILTATION CONTROL AS DETAILED IN ACCORDANCE WITH LOCAL AUTHORITY REQUIREMENTS
- SEWER LINE
- STORMWATER TO TANKS
- STORMWATER OVERFLOW LINE
- SEPTIC CONNECTION
- GARDEN TAP LOCATION
- DOWN PIPE LOCATION
- 50,000 LITRE RAINWATER TANK



Sediment Control Fence

RICE GROUP CONSTRUCTION

215 Mann Street, Armidale NSW 2350
 P. +61 2 6772 2820 E. admin@ricegroup.com.au

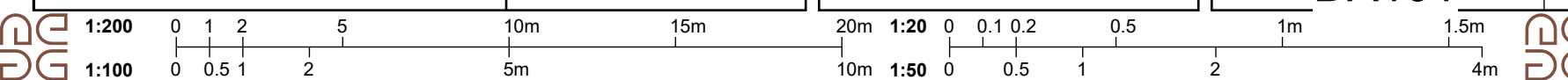
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bdga
 BUILDING DESIGNERS ASSOCIATION OF AUSTRALIA

Proposed Residence
 87 Dumaresq Road, Saumarez Ponds
 For N & M Tierney

Site Plans

Designed	PH	Drawn	NEDG
Scale	As indicated	Project Phase	Concept
Date	April 2023	Drawing Number	23041 DA101
Approved	PH	Rev.	1



WHEN PLOTTED TO A3, SCALE DOUBLES