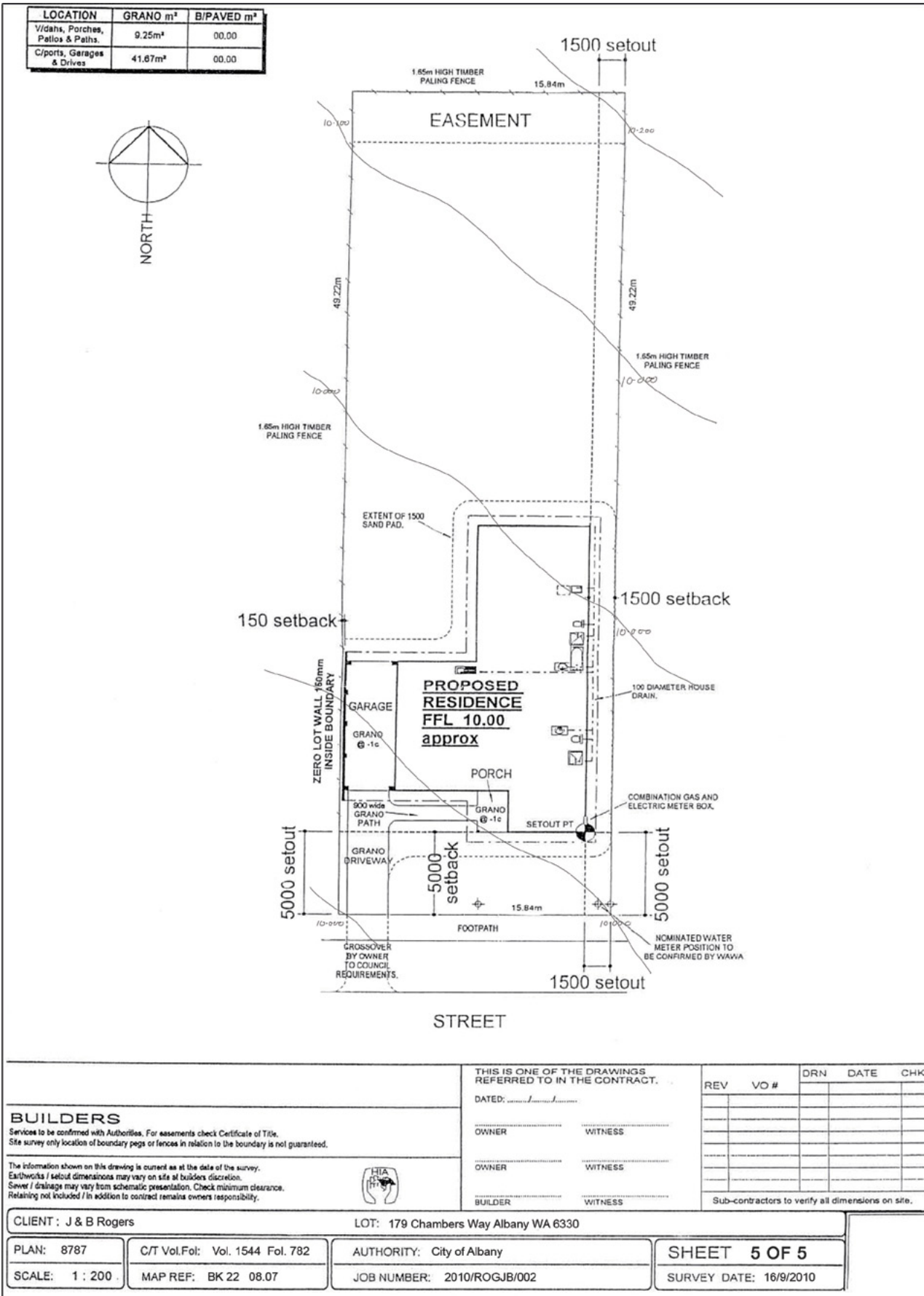


Design development stage - site plan



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This is a drawing of a site plan from the design development stage. It shows a fully dimensioned view of the site for the proposed residence including setbacks, contours, building outline and title block. The proposed building is sited at the front of the block, facing south.

## 1. Easement

Dimension provided to show the extent of the easement. No building or structure can be drawn within the easement.

## 2. Setbacks

Front setback, side setbacks and rear setback are shown with the proposed building sited within them.

## 3. Services

Location of building services such as water, power, sewer and stormwater drains are established within the building boundaries.

## 4. Proposed building

Proposed building sited within the lot boundaries and setbacks.

## 5. Proposed floor level (house)

A proposed height above a fixed point (datum) is established for the finished floor level of the building.

## 6. Proposed floor level (garage)

Proposed finished floor level to garage and porch is established; in this case one brickwork course below the finished floor level of the building.

## 7. Fencing

The height and type of fencing is documented.

## 8. Sand pad

Shows the extent of the sand pad beyond the walls of the building. Existing ground vegetation to be removed for a distance of 1500mm and to a specified depth and replaced with clean compaction fill.

## 9. Plumbing location

Shows the location of the plumbing fixtures within the building and connection locations into the sewer drain.

## 10. Eave line

Shows the extent of the eave from the walls of the building.

## 11. Driveway and path detail

Shows the location, dimensions and materials to be used for the proposed driveways and paths.

## 12. Meter box

Shows the location of the combination gas and electric meter box relevant to the front of the building.

### 13. Contour lines

Establishes the high and low points of the ground surface of the site, shown by contour lines linking a series of designated points on the ground surface of the site that are all at the same reduced level.

### 14. Concrete areas

Shows the total areas of concrete other than the building in square metres.

### 15. Title block

A title block must be shown to record the details relevant to the owner/s, address of the lot, revisions or amendments, scale, sheet number, job number etc.