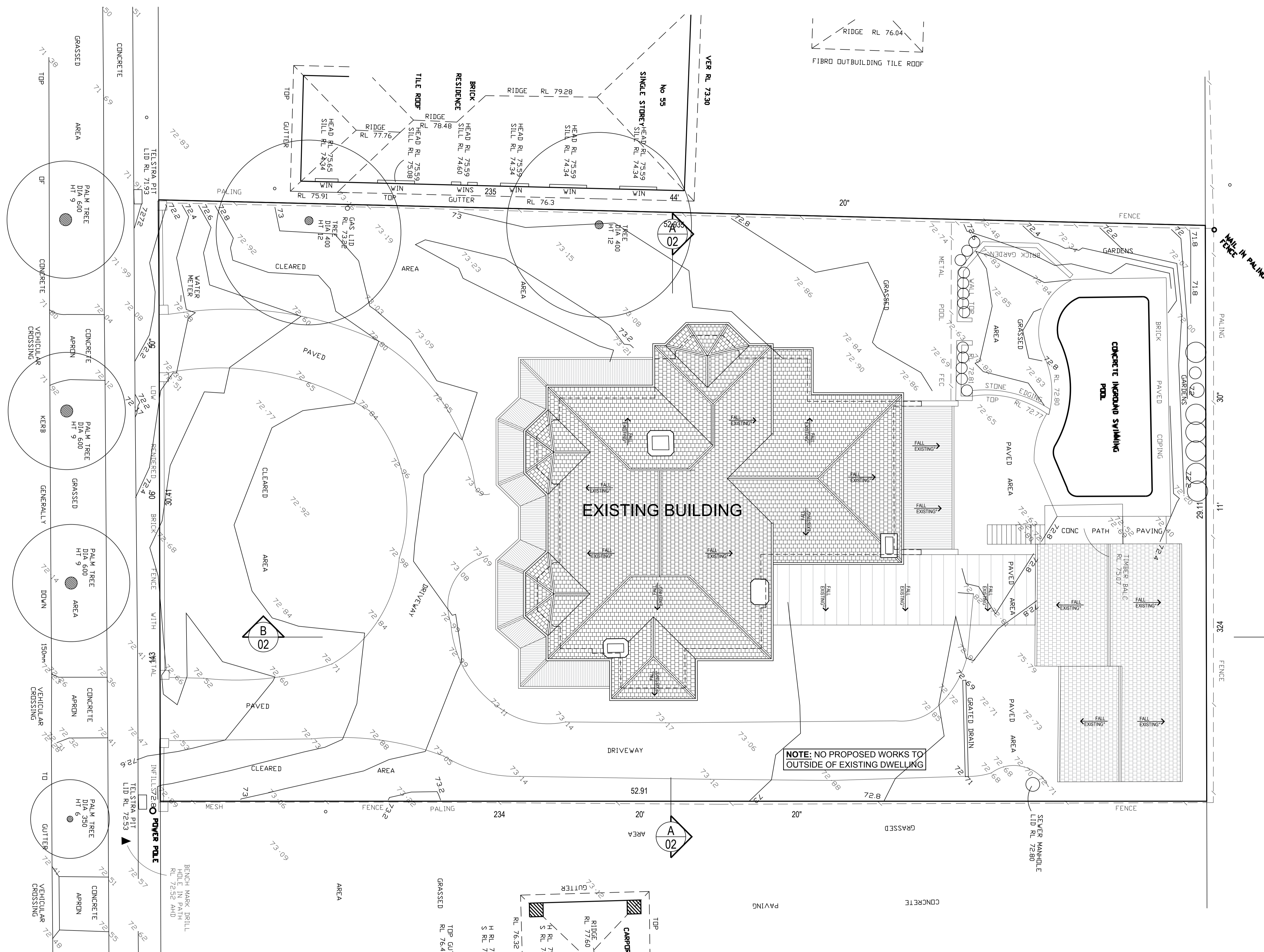


SITE DETAILS
 No 51 LAYCOCK ROAD, PENSHURST
 LOT 2, DP 16253
 SITE AREA 1,574.8m²



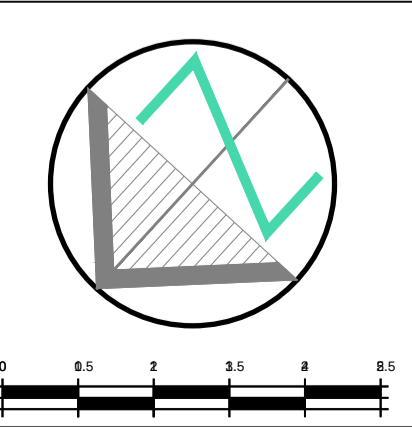
SITE & ROOF PLAN
 SCALE 1:100

NOTE
 ALL EXISTING & OVERALL DIMENSIONS ARE NOMINAL & SUBJECT TO VERIFICATION ON SITE. WHERE ANY DISCREPANCY OCCURS BETWEEN NEW WORK & EXISTING DIMENSIONS - EXISTING DIMENSIONS/WORK SHOULD TAKE PREFERENCE WHERE NECESSARY - OTHERWISE NOTIFY INNOVATE ARCHITECTS PTY LTD.
 SELECTED TERMITE PROTECTION TO BE USED ON SITE IN ACCORDANCE WITH LOCAL ACCORDANCE WITH LOCAL COUNCIL'S REQUIREMENTS, B.C.A. AND ALL RELEVANT AUSTRALIAN STANDARDS.
 SMOKE DETECTORS TO COMPLY WITH REQUIREMENTS OF SPECIFICATION E17 (NSW) FIRE AND SMOKE ALARMS SHALL COMPLY WITH AS 3786 AND BE CONNECTED TO THE MAIN POWER SUPPLY.

GENERAL NOTES
 All work to be carried out in accordance with the Building Code of Australia, all Local and State Government Ordinances, relevant Australian Standards, Local Electricity and Water Authorities Regulations and all other relevant Authorities concerned.
 All structural work and site damage to be subject to Engineer's details or certification where required by Council. This shall include: slabs and footings, r.c. and steel beams and columns, wind bracing to AS 1170 and AS 4555, culbar rods or bolts, tie downs, fixings etc., driveway slabs and drainage to Council's satisfaction.
 All timbers to be in accordance with SAA Timber Structure Code AS1720 and SAA Timber Framing Code AS 1884.
 All work to be carried out in a professional and workmanshiplike manner according to the plans and specification.

NOTE
 Do not scale off the drawings unless otherwise stated and use figured dimensions in preference.
 All dimensions are to be checked and verified on site before the commencement of any work, all dimensions and levels are subject to final survey and set-out.
 No responsibility will be accepted by this firm for any variations in design, builder's method of construction or materials used, deviation from specification without permission or accepted work practices resulting in exterior construction.
 Locate and protect all services prior to construction.
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| NO. | DESCRIPTION | DATE | INT. |
|-------|-------------------------|--------|------|
| A | DEVELOPMENT APPLICATION | DEC 20 | CL |
| ISSUE | AMENDMENT | DATE | INT. |



Client
KEMP

Project
INTERIOR ALTERATIONS TO EXISTING HERITAGE DWELLING

Address
51 LAYCOCK ROAD, PENSHURST 2222

Drawing Title
SITE & ROOF PLAN

Innovate Architects

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MEMBER
 ARCHITECTS AUSTRALIA
 Nominated Architect
 Cameron Jones 7143

| | |
|--------------------|-------------------|
| Drawn CL | Scale 1:50 @A1 |
| Check GJ | Issue A |
| Date DEC 2020 | Sheet 03 |
| Job Number 2709 | |

KEMP - DA