

DETAILED CALCULATION SCHEDULE			
SITE AREA		673.5m ² BY DP CALCULATION	
SITE CALCULATIONS	REQUIREMENT	PROPOSED	COMPLIES
LOT SIZE	MIN 560.00m ²	MIN 673.50m ²	YES
FRONTAGE	15m	15.24m	YES
STRATHFIELD LEP CALCULATIONS			
FLOOR SPACE RATIO	REQUIREMENT	PROPOSED	
0.60:1 = 404.1 m ²		m ² 404 m ²	YES
(Measured to the internal side of external wall)		GF = 204 m ²	
		LVL 1 = 200 m ²	
MAXIMUM H.O.B	MAX . 9.5m	< 9.5m	YES
SETBACKS			
FRONT SETBACK	GROUND FLOOR = 9000MM	= >9000MM	YES
	LEVEL 01 = 9000MM	= >9000MM	
SIDE SETBACK			
GROUND FLOOR	Combined Side Setbacks = 20% of lot width MIN 1.2m setback provided on each side	= mm >1524 MM	YES
LEVEL ONE	Combined Side Setbacks = 20% of lot width MIN 1.2m setback provided on each side	= mm >1524 MM	YES
REAR SETBACK			
GROUND FLOOR	= 6000 mm	= mm >9000MM	YES
LEVEL ONE	= 6000 mm	= mm	YES
LANDSCAPING	> 41.5% of Area of Site	= 41.5% or 280 m ²	YES
CUT AND FILL	REFER TO SECTIONS	< 1000mm	YES
PRIVATE OPEN SPACE	= M2	= 65 M2	

DETAILED CALCULATIONS

SCALE 1:100

Drawing No:	Description	Issue / Revision
DA001	COVER	
DA1001	DETAILED CALCULATIONS	
DA1002	SURVEY	
DA1003	SITE LOCATION & ANALYSIS	
DA1004	SITE PLAN	
DA1005	DEMOLITION PLAN	
DA2001	BASEMENT	
DA2001	GROUND FLOOR	
DA2002	LEVEL 01	
DA2004	ROOF PLAN	
DA2901	GFA DIAGRAMS	
DA2902	PLAN SOLAR ACCESS	
DA2903	VIEW FROM THE SUN	
DA2904	FRONT SOLAR ACCESS	
DA2905	REAR SOLAR ACCESS	
DA2907	SCEHDULE OF COLOURS AND MATERIALS	
DA3001	ELEVATIONS	
DA3002	STREETSCAPE	
DA4001	SECTIONS	

Sheet Index DA

SCALE 2:1

BASIX Commitments

Basix Certificate No: 1262918S

HOT WATER

- Gas Instantaneous -5.5 star

VENTILATION

- Bathrooms: Individual fan ducted to façade or roof with interlock to light switch
- Kitchen: individual fan, not ducted with manual ON /OFF
- Laundry: No Mechanical ventilation

AIR CON:

- Cooling & Heating : 3- Phase Air con-EER 2.5-3.0 (Zoned)

LIGHTING

- Energy efficient light fittings (LED or fluorescent for each individual spaces)

KITCHEN

- Gas cooktop & electric oven

CLOTHES DRYING LINE

- No, In door Clothes drying line
- Yes, outdoor clothing drying line

VENTILATED SPACE

No, Ventilated refrigerated space

WATER SAVING

- 4 star shower heads
- 3 star toilets or better
- 4 star kitchen tap
- 4 Star bathroom tap

RAIN WATER&STORM WATER TANK:

- 3000 L rain water tank used for landscape & Laundry

POOL & SPA:

- 36kL swimming pool with pool cover and timer, Heat pump pool heating

ALTERNATIVE ENERGY:

- 1.5 kW solar PV panel



STRATHFIELD COUNCIL
RECEIVED
DA2022.03
24 January 2022

www.dialbeforeyoudig.com.au
DIAL 1100
BEFORE YOU DIG

PLATFORM 5 PTY.LTD
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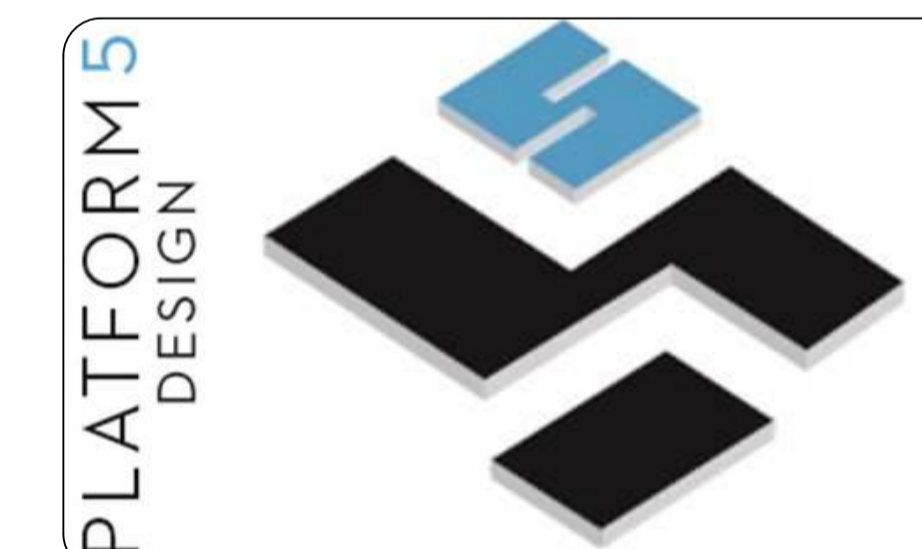
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	270MM DOUBLE BRICK CONSTRUCTION
	110MM SINGLE BRICK CONSTRUCTION
	110MM STUD WALL
	200MM BLOCK WALL CONSTRUCTION
EX XXXX	EXISTING NATURAL GROUND LEVELS
	SET DOWN IN BATHROOMS
	SSL - STRUCTURAL SLAB LEVEL
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Assessor Certificate					
Issued in accordance with BASIX Thermal Comfort Simulation Method.					
Assessor No #	DMN/19/1938	Projects: STRARHFIELD			
Thermal performance specifications					
<i>Following specification must apply to all instances of that element for the whole project. If different construction elements are applied then the Assessor Certificate is no longer valid.</i>					
Certificate No: 0006832166	45 Meredith Street				
External walls Construction	Added Insulation				
Cavity Brick-Ground& FF	Nil				
Concrete block (Earth)-Garage	Nil				
Internal walls Construction					
Single skin	Nil				
Roof Construction					
Tile Roof	Foil				
Colour	Medium				
Ceilings Construction					
Plaster board	R3.0				
Floors Construction	Covering				
Concrete (above carpark)	As drawn	Nil			
Concrete (Floor between)	As drawn	Nil			
Concrete (suspended)	As drawn	Nil			
Windows & Glazed door					
<i>All window and glazed door to be selected as per AFRC. Deviation is accepted ±5%. : This tolerance ONLY applies to SHGC, the U-value can always be lower but not higher than the values stated.</i>					
Area(M ²)	Frame	Ext. cover	U Val	SHGC	Glazing
All other	Alum/slud/fi	As drawn	6.7	0.70	Single clear
	Alum/Awning	As drawn	6.7	0.57	Single clear
Skylights					
Area (M ²)	Type	Glazing			
As drawn	Nil	Nil			
Fixed shading (eaves, pergolas, verandas , awnings)					
All shade elements modelled as drawn					
Weather seals to windows and doors				Be provided	
All down lights be sealed				Yes	



SUITE 403/LEVEL 04, 16 RAILWAY PDE BURWOOD, NSW, SYDNEY - 2134
EMAIL: INFO@PLATFORMFIVE.COM.AU
WEBSITE: WWW.PLATFORMFIVE.COM.AU

PROJECT TITLE

45 MEREDITH STREET, STRATHFIELD - NSW - 2135

CLIENT

MR HANI BADRAN

REV	DESCRIPTION	DATE
A01	ISSUE FOR REVIEW	24/08/2021
B01	ISSUE FOR REVIEW	25/08/2021
C01	ISSUE FOR INFORMATION	16/11/2021
D01	ISSUE FOR INFORMATION	25/11/2021
E01	ISSUE FOR DA SUBMISSION	29/11/2021

DRAWING TITLE:

DETAILED CALCULATIONS

PROJECT NUMBER:

20-059

DRAWING NUMBER: DA1001

DATE OF ISSUE 29/11/2021





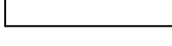

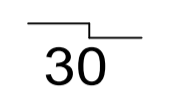
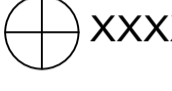
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SCALE: AS SHOWN

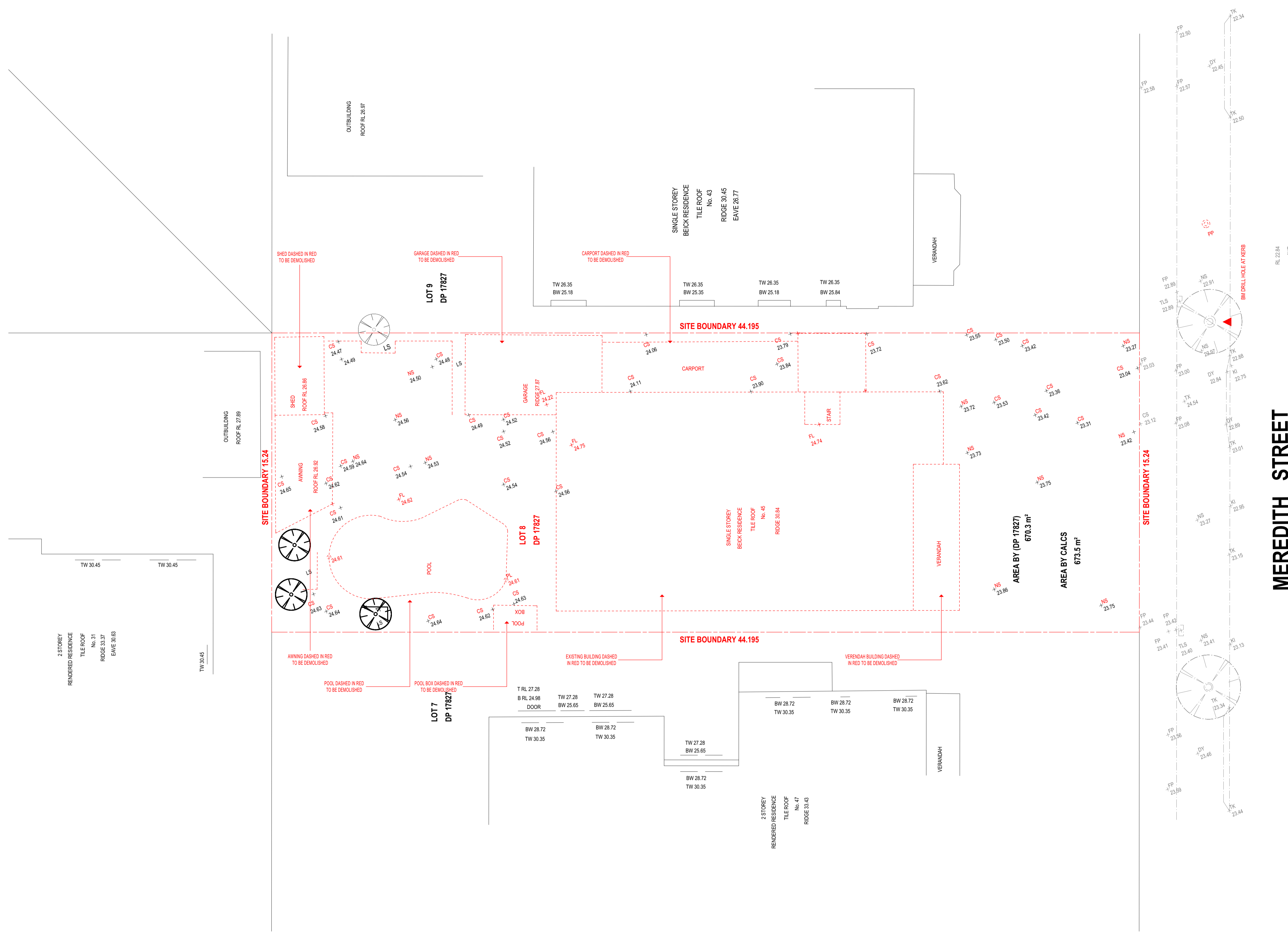
DEVELOPMENT APPLICATION

LEGEND

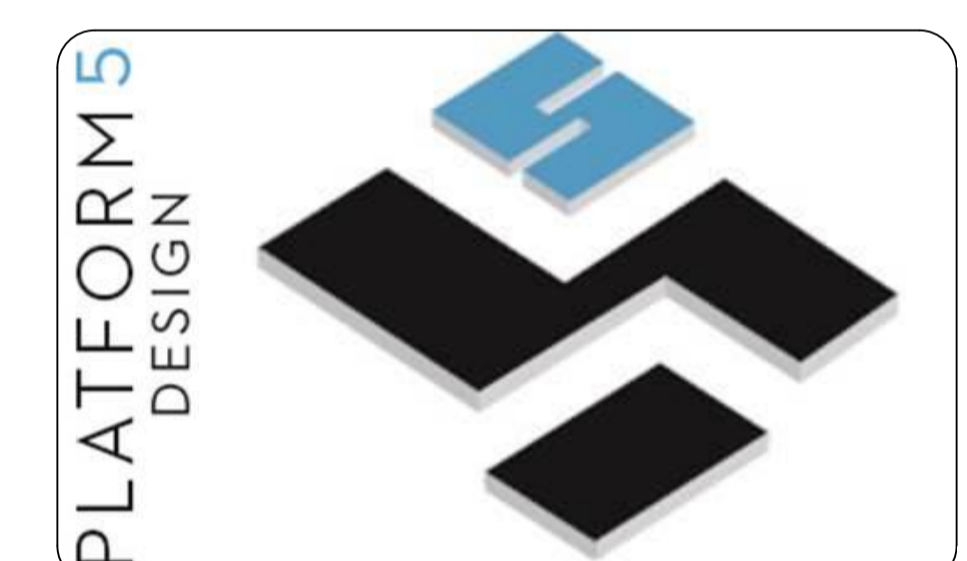
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MEREDITH STREET



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PROJECT TITLE
45 MEREDITH STREET, STRATHFIELD - NSW - 2135

CLIENT
MR HANI BADRAN

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E01	ISSUE FOR DA SUBMISSION	29/11/2021

DRAWING TITLE: **DEMOLITION PLAN** PROJECT NUMBER: **20-059**

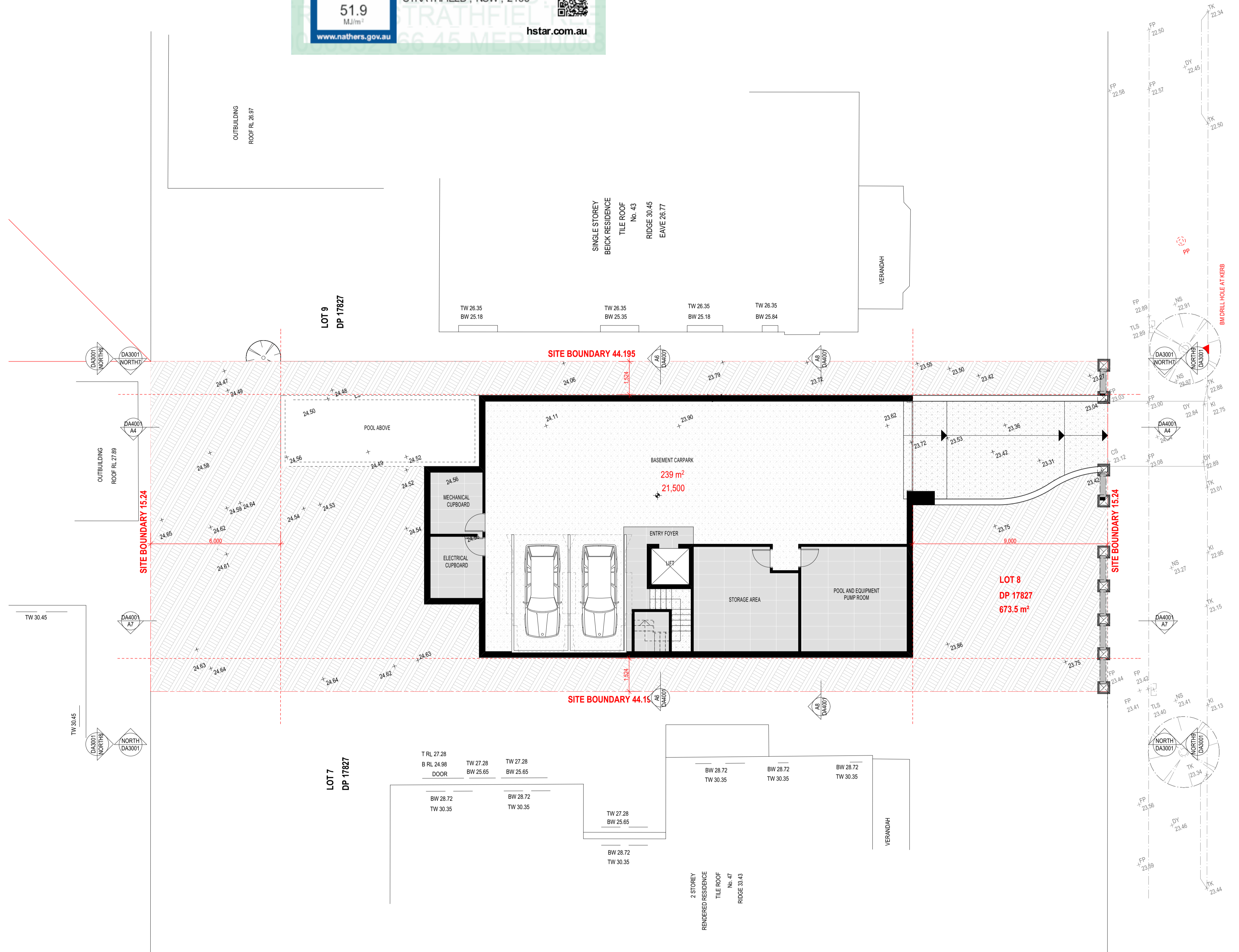
DRAWING NUMBER: **DA1005**

DATE OF ISSUE: **29/11/2021** C01 N

SCALE: **AS SHOWN**

DEVELOPMENT APPLICATION

0006832166 26 Nov 2021
Assessor Shafee Hassan
Accreditation No. DMV19/1938
Address
45 MEREDITH STREET,
STRATHFIELD, NSW, 2135
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hstar.com.au

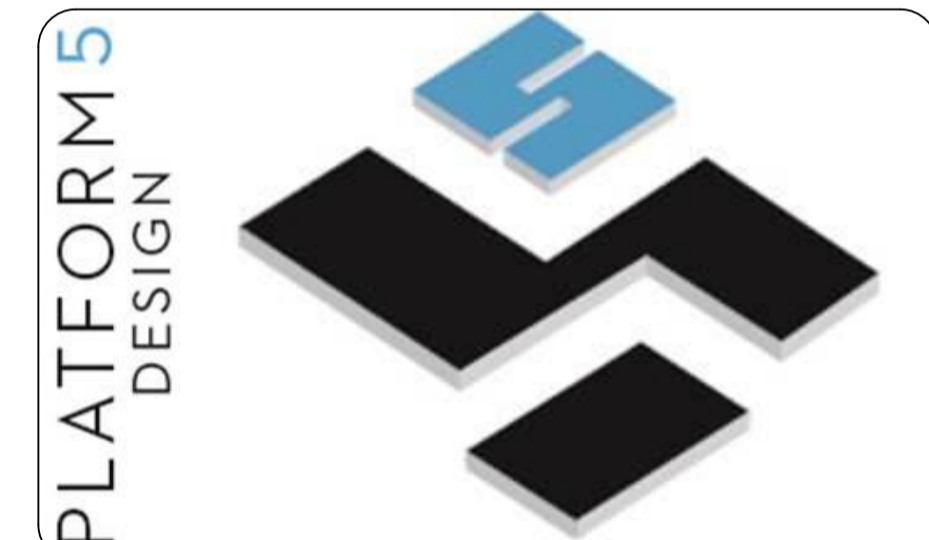


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DRAWING TITLE: **BASEMENT** PROJECT NUMBER: **20-059**

DRAWING NUMBER: **DA2001**

DATE OF ISSUE: **29/11/2021** C01 N

SCALE: **AS SHOWN**

DEVELOPMENT APPLICATION

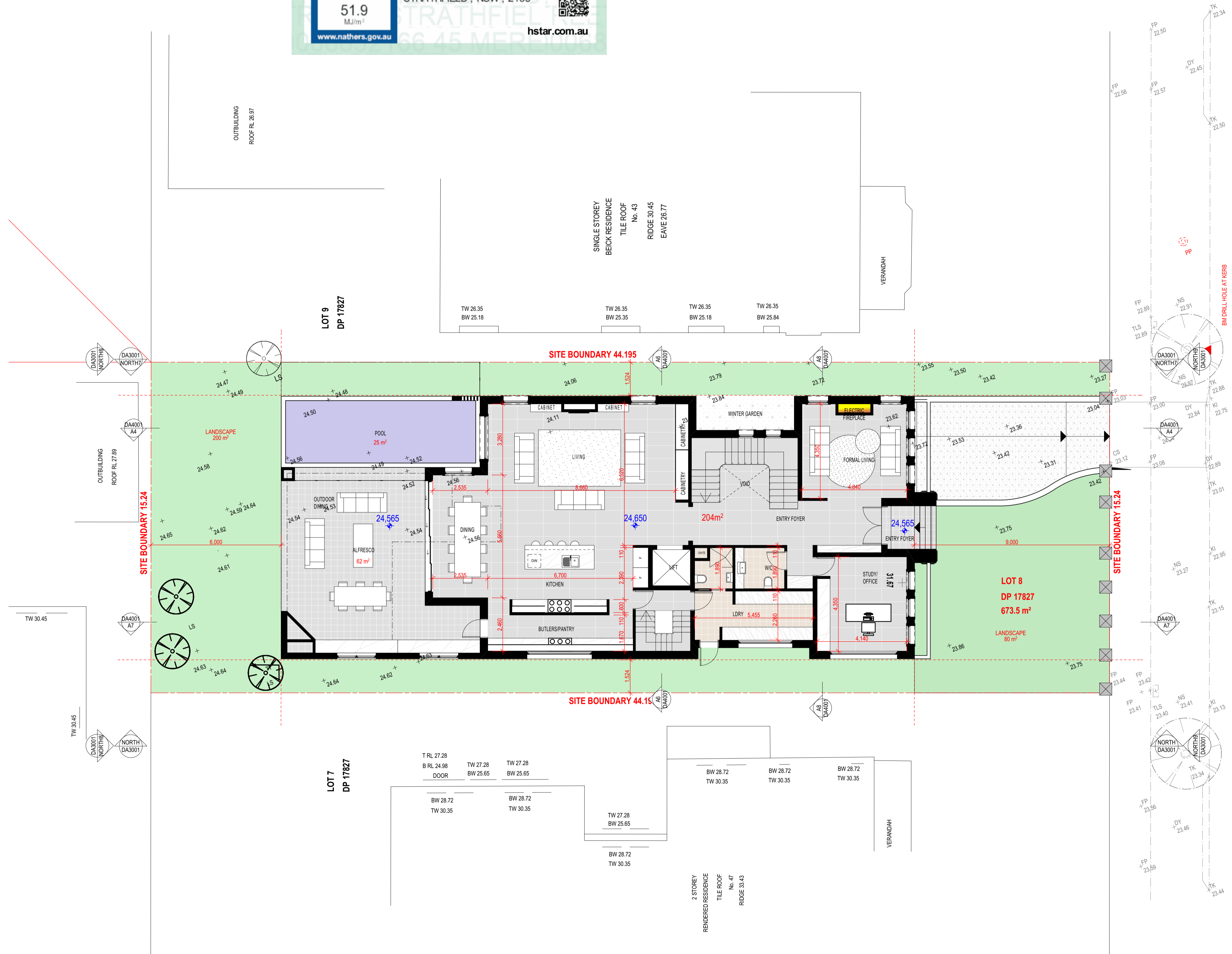
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Assessor Shafee Hassan
Accreditation No. DMV19/1938
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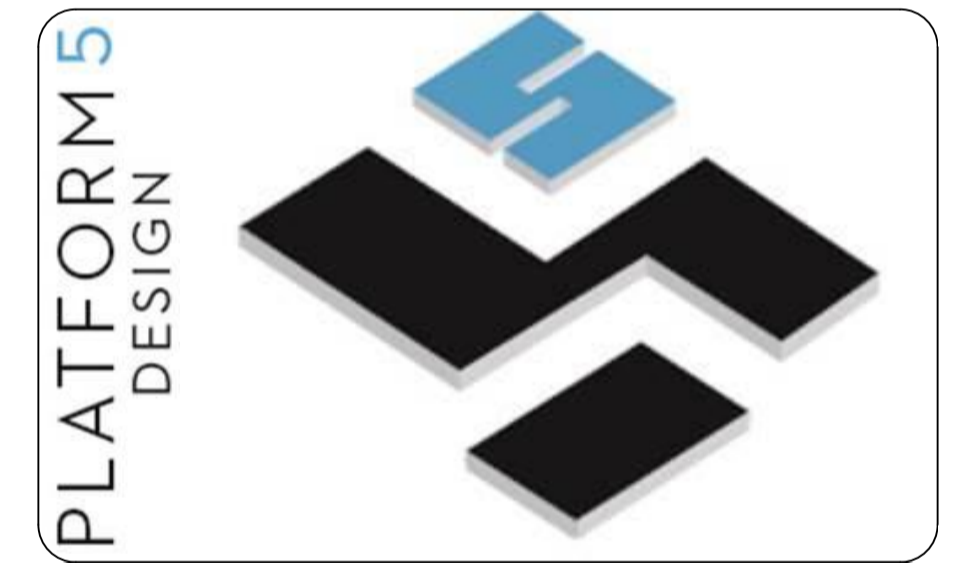
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MEREDITH STREET

GROUND FLOOR PLAN
SCALE 1:100



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DRAWING TITLE: **GROUND FLOOR** PROJECT NUMBER: **20-059**

DRAWING NUMBER: **DA2001**

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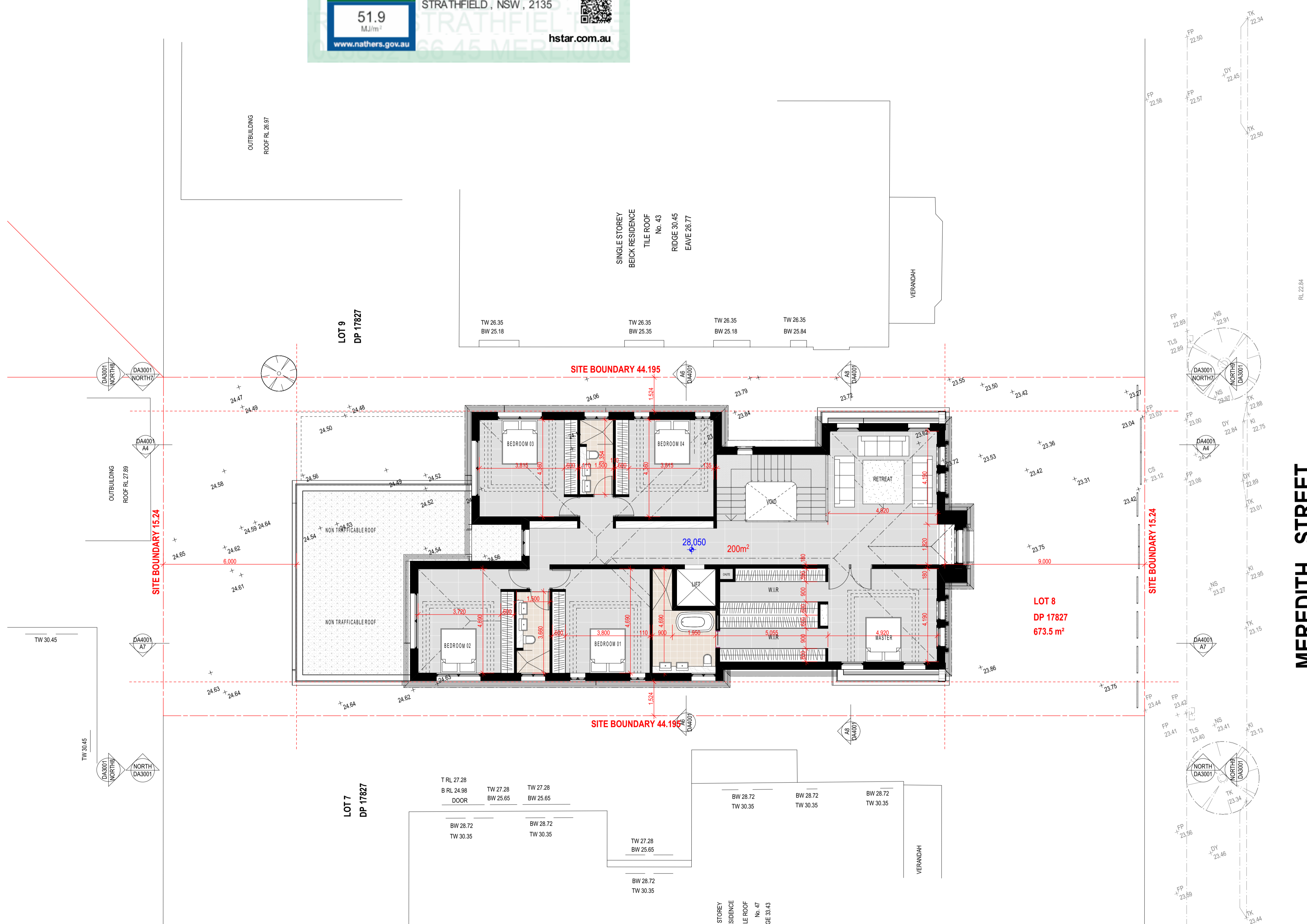
5.9
NATIONWIDE
HOUSE
ENERGY RATING SCHEME
51.9
MJ/m²
www.nathers.gov.au

LEGEND

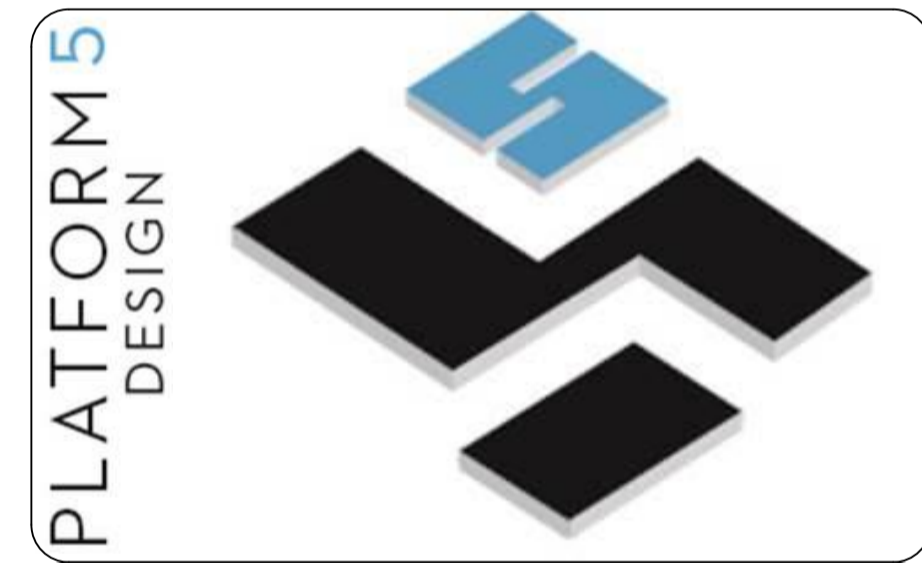
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DRAWING TITLE:
LEVEL 01

PROJECT NUMBER:
20-059

DRAWING NUMBER: **DA2002**





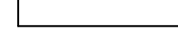

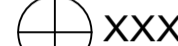
DATE OF ISSUE: **29/11/2021**

C01 N

SCALE: **AS SHOWN**

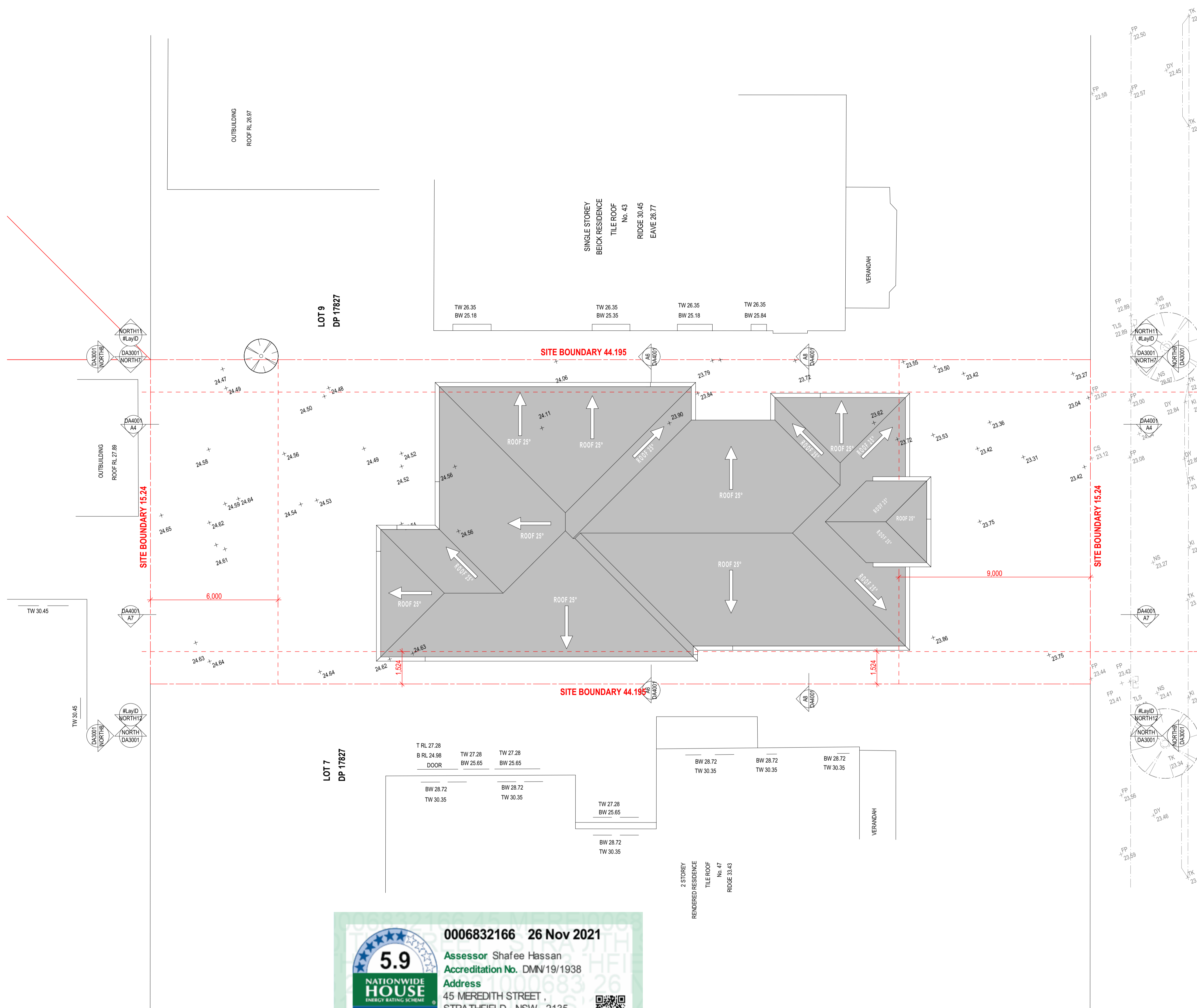
DEVELOPMENT APPLICATION

LEGEND

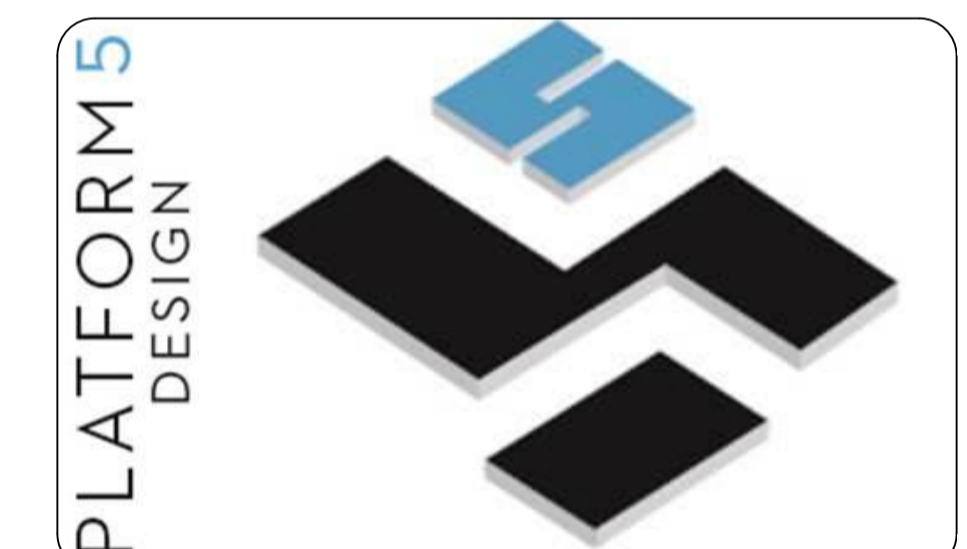
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19. Drainage to be in accordance with part 3 of the BCA, point of discharge to meet local authority requirement



MEREDITH STREET



SUITE 403/LEVEL 04, 16 RAILWAY PDE BURWOOD, NSW, SYDNEY - 2134
EMAIL: INFO@PLATFORMFIVE.COM.AU
WEBSITE: WWW.PLATFORMFIVE.COM.AU

PROJECT TITLE
45 MEREDITH STREET, STRATHFIELD - NSW - 2135

CLIENT
MR HANI BADRAN

REV	DESCRIPTION	DATE
A01	ISSUE FOR REVIEW	24/08/2021
B01	ISSUE FOR REVIEW	25/08/2021
C01	ISSUE FOR INFORMATION	16/11/2021
D01	ISSUE FOR INFORMATION	25/11/2021
E01	ISSUE FOR DA SUBMISSION	29/11/2021

DRAWING TITLE: **ROOF PLAN** PROJECT NUMBER: **20-059**

DRAWING NUMBER: **DA2004**

DATE OF ISSUE: **29/11/2021** C01 N

SCALE: **AS SHOWN**

DEVELOPMENT APPLICATION







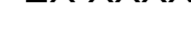

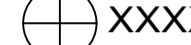

ROOF
SCALE 1:100

5.9
NATIONWIDE HOUSE ENERGY RATING SCHEME
51.9 MJ/m²
www.nathers.gov.au

0006832166 26 Nov 2021
Assessor Shafee Hassan
Accreditation No. DMN19/1938
Address
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LEGEND

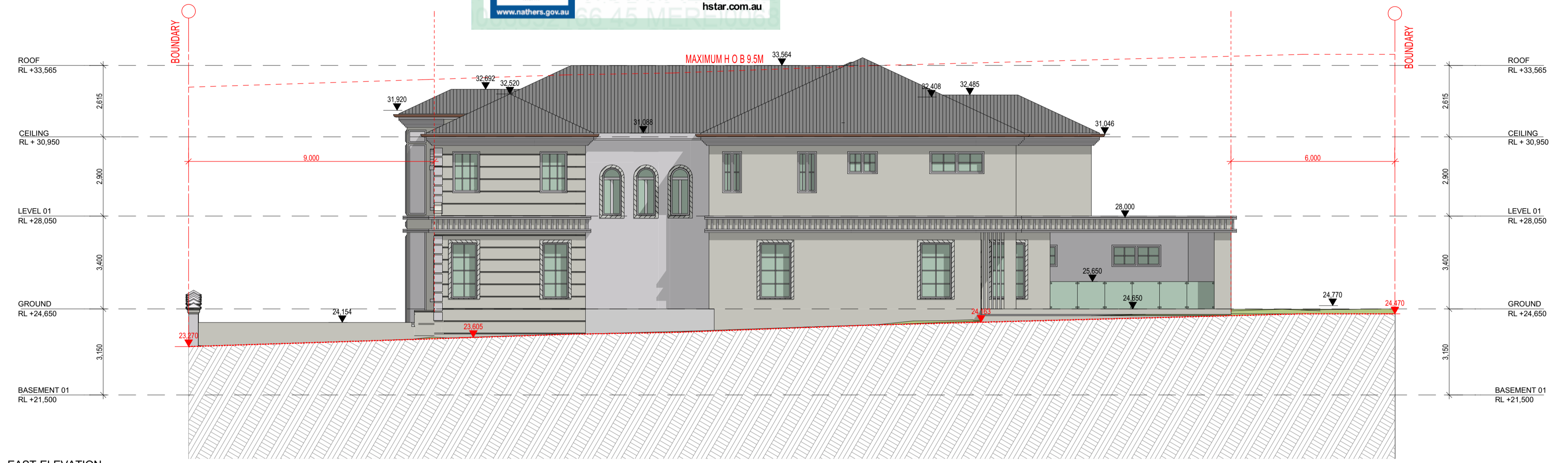
-  200MM DINCEL WALL
-  250MM BRICK VENEER CONSTRUCTION
-  270MM DOUBLE BRICK CONSTRUCTION
-  110MM SINGLE BRICK CONSTRUCTION
-  110MM STUD WALL
-  200MM BLOCK WALL CONSTRUCTION
-  EX XXXX EXISTING NATURAL GROUND LEVELS
-  30 SET DOWN IN BATHROOMS
-  XXXX SSL - STRUCTURAL SLAB LEVEL
-  --- EXISTING STRUCTURES TO BE DEMOLISHED.

GENERAL NOTES:

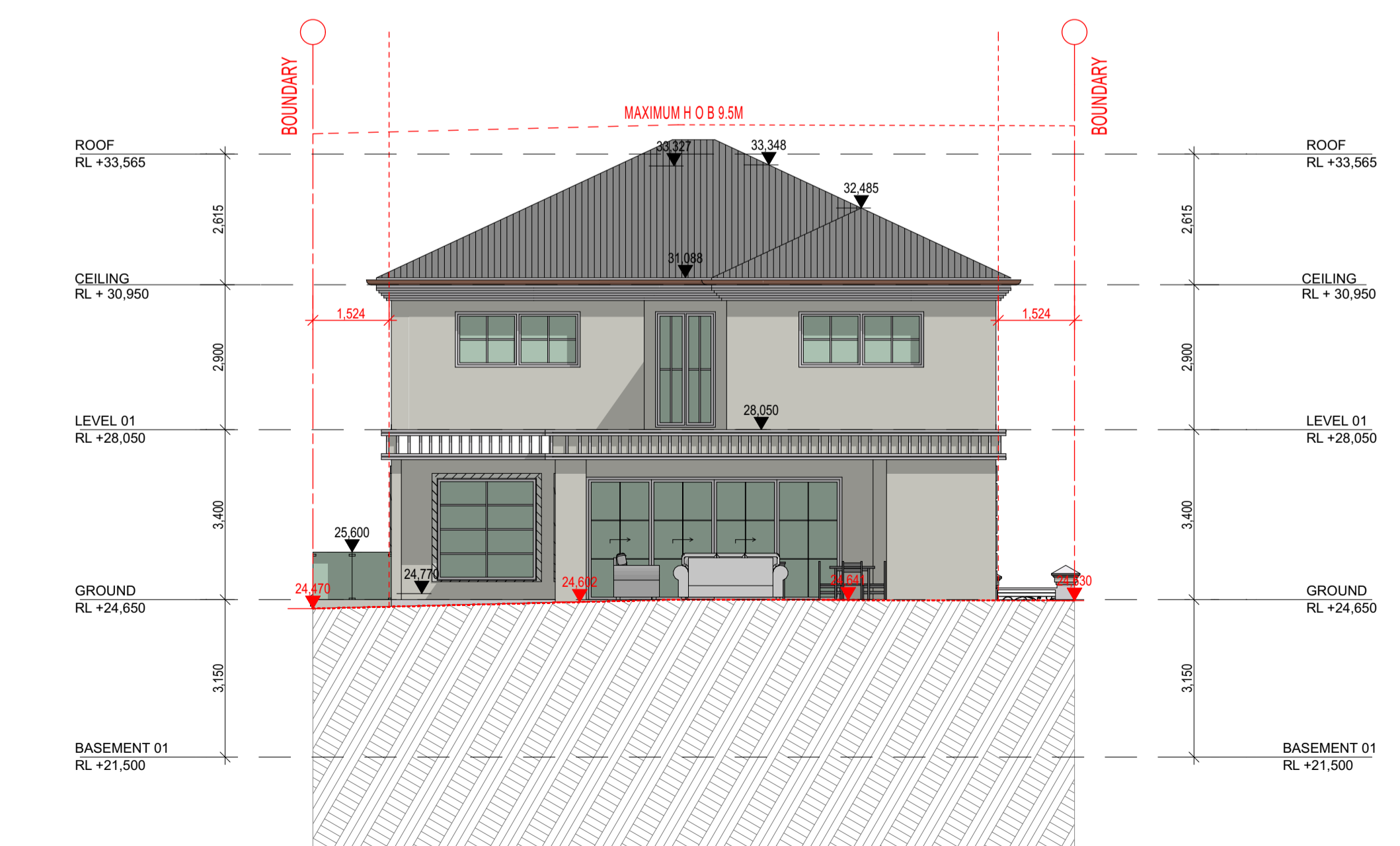
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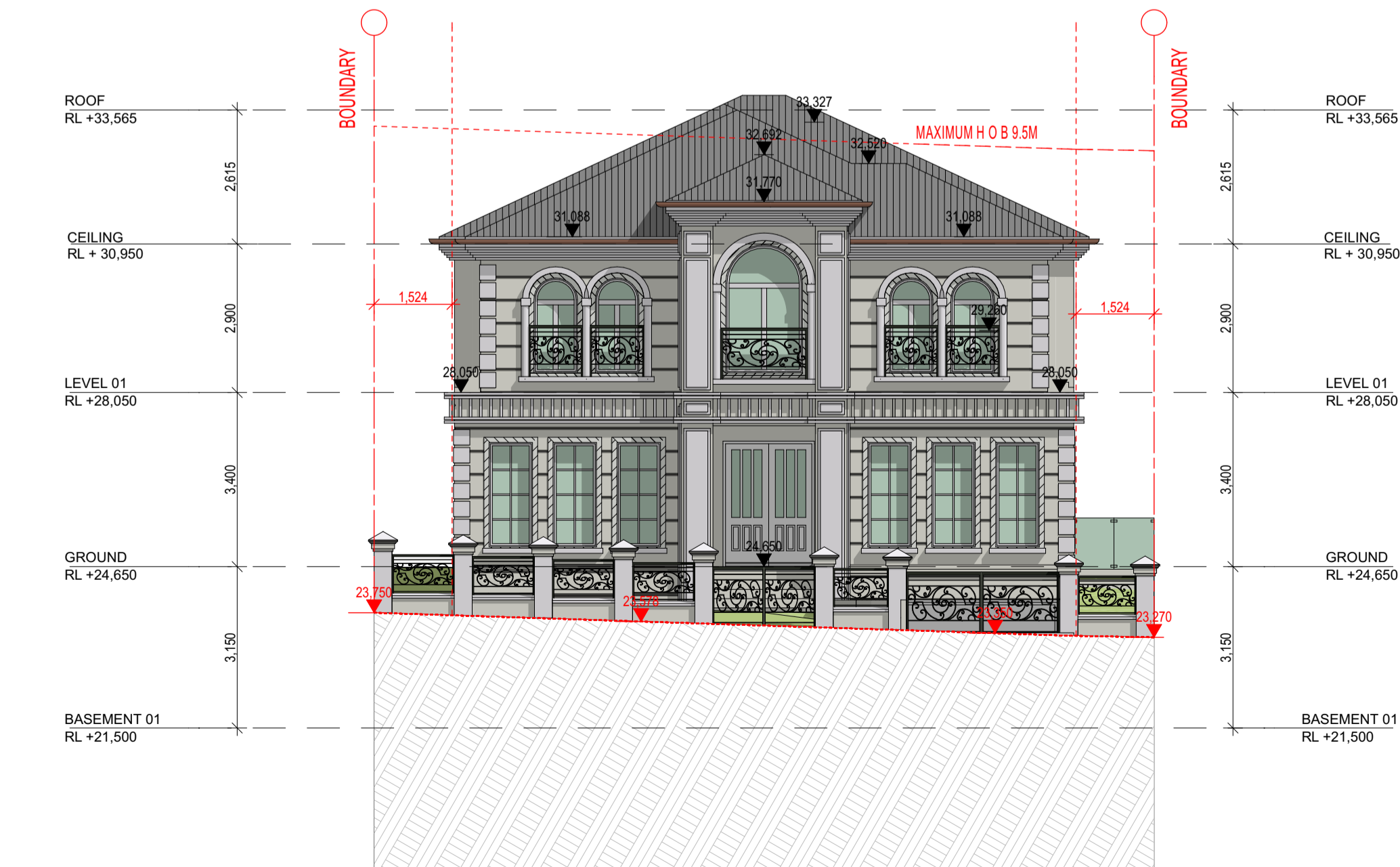
WEST ELEVATION
SCALE 1:100



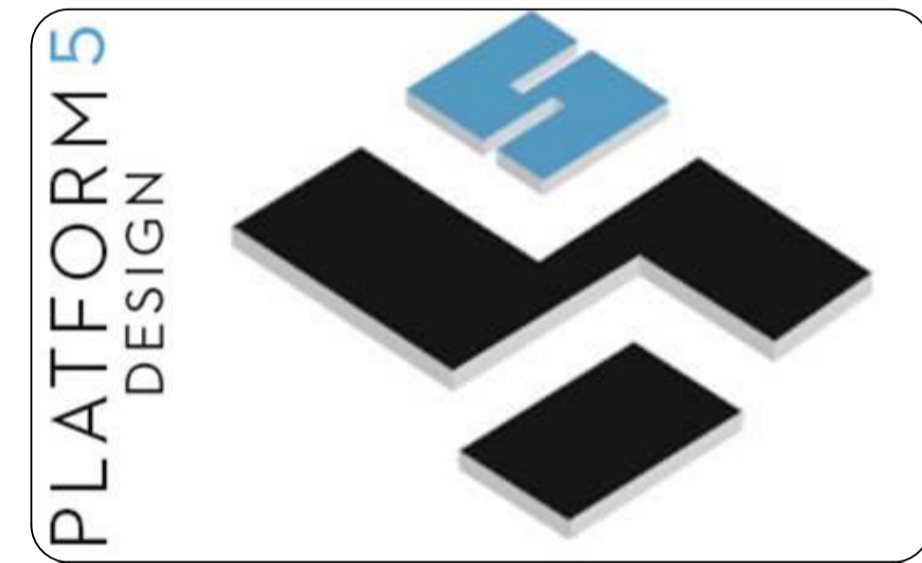
EAST ELEVATION
SCALE 1:100



NORTH ELEVATION
SCALE 1:100



SOUTH ELEVATION
SCALE 1:100



SUITE 403/LEVEL 04, 16 RAILWAY PDE BURWOOD, NSW, SYDNEY - 2134
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PROJECT TITLE
45 MEREDITH STREET, STRATHFIELD - NSW - 2135

CLIENT
MR HANI BADRAN

REV	DESCRIPTION	DATE
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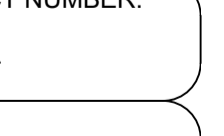
DRAWING TITLE: **ELEVATIONS**

PROJECT NUMBER: **20-059**

DRAWING NUMBER: **DA3001**

DATE OF ISSUE: **29/11/2021**

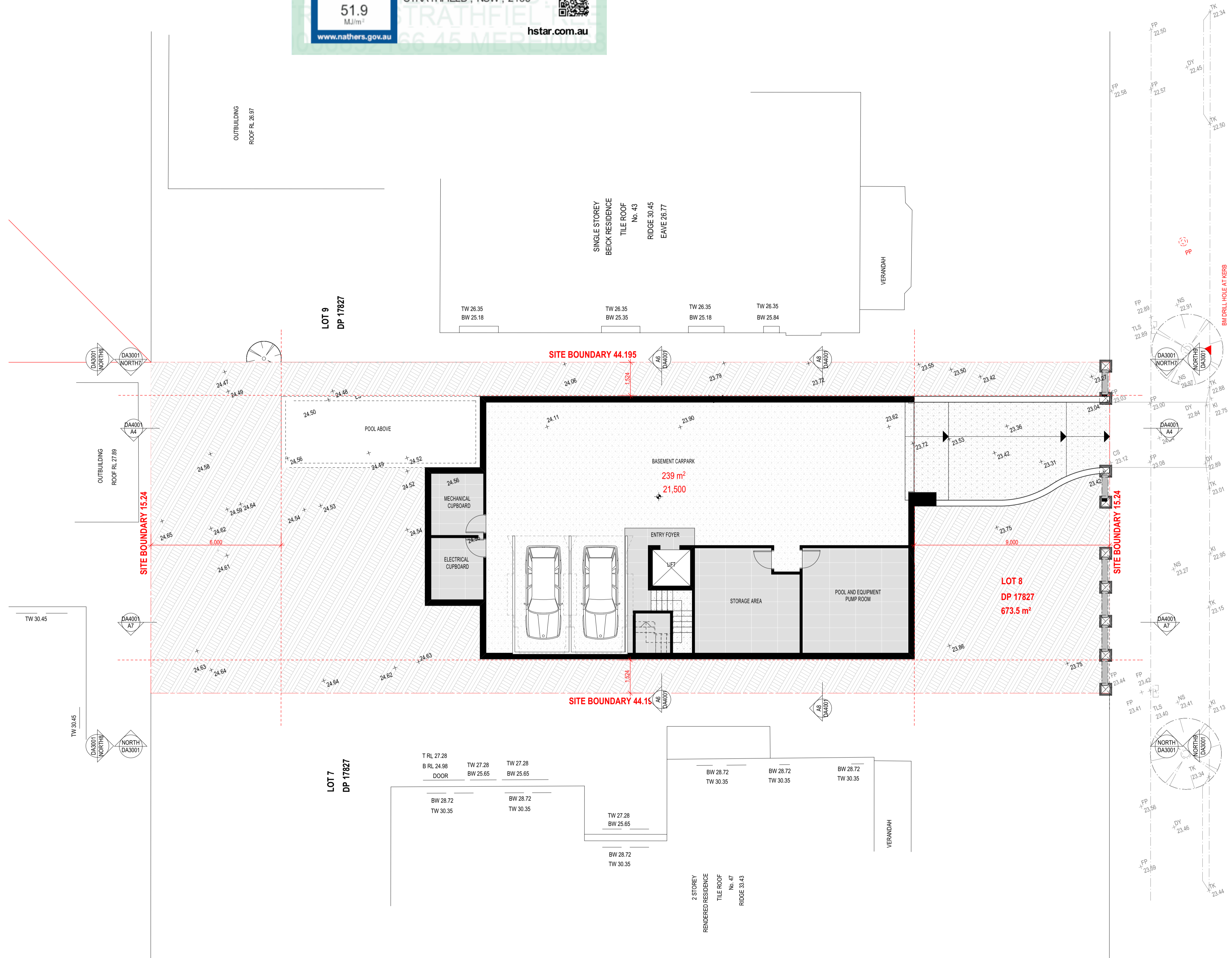
C01



SCALE: **AS SHOWN**

DEVELOPMENT APPLICATION

0006832166 26 Nov 2021
Assessor Shafee Hassan
Accreditation No. DMV19/1938
Address
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STRATHFIELD, NSW, 2135
www.nathers.gov.au
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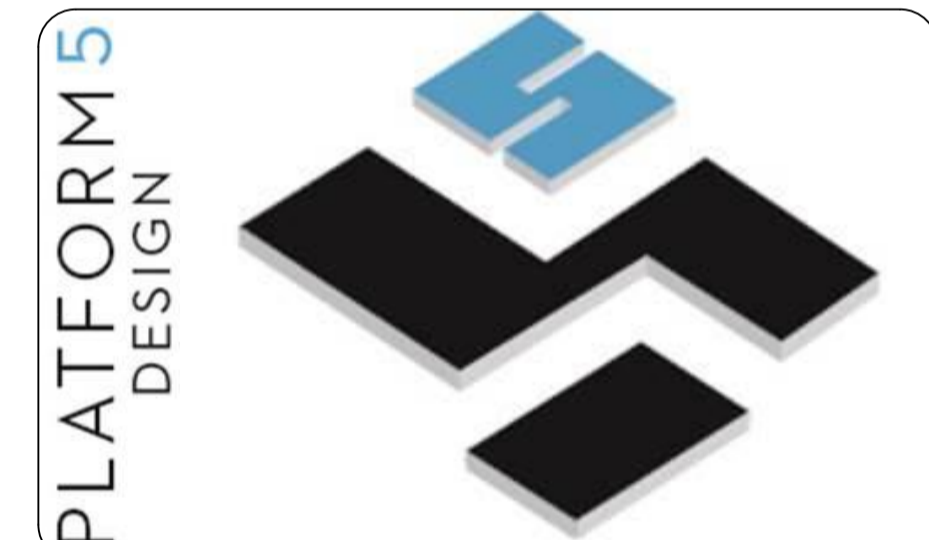


LEGEND

- 200MM DINCEL WALL
- 250MM BRICK VENEER CONSTRUCTION
- 270MM DOUBLE BRICK CONSTRUCTION
- 110MM SINGLE BRICK CONSTRUCTION
- 110MM STUD WALL
- 200MM BLOCK WALL CONSTRUCTION
- EX XXXX EXISTING NATURAL GROUND LEVELS
- SET DOWN IN BATHROOMS
- XXXX SSL - STRUCTURAL SLAB LEVEL
- EXISTING STRUCTURES TO BE DEMOLISHED.

GENERAL NOTES:

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CLIENT
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E01	ISSUE FOR DA SUBMISSION	29/11/2021

DRAWING TITLE: **BASEMENT** PROJECT NUMBER: **20-059**

DRAWING NUMBER: **DA2001**

DATE OF ISSUE: **29/11/2021** C01 N

SCALE: **AS SHOWN**

DEVELOPMENT APPLICATION

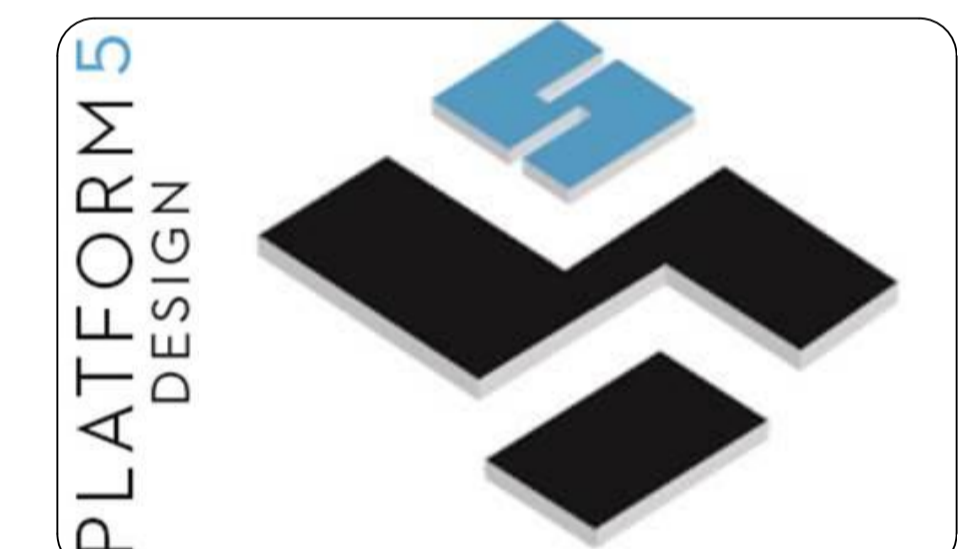
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LEGEND

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- 270MM DOUBLE BRICK CONSTRUCTION
- 110MM SINGLE BRICK CONSTRUCTION
- 110MM STUD WALL
- 200MM BLOCK WALL CONSTRUCTION
- EX XXXX EXISTING NATURAL GROUND LEVELS
- 30 SET DOWN IN BATHROOMS
- XXXX SSL - STRUCTURAL SLAB LEVEL
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PROJECT TITLE
45 MEREDITH STREET, STRATHFIELD - NSW - 2135

CLIENT
MR HANI BADRAN

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DRAWING TITLE: **GROUND FLOOR** PROJECT NUMBER: **20-059**

DRAWING NUMBER: **DA2001**

DATE OF ISSUE: **29/11/2021** C01 N

SCALE: **AS SHOWN**

DEVELOPMENT APPLICATION

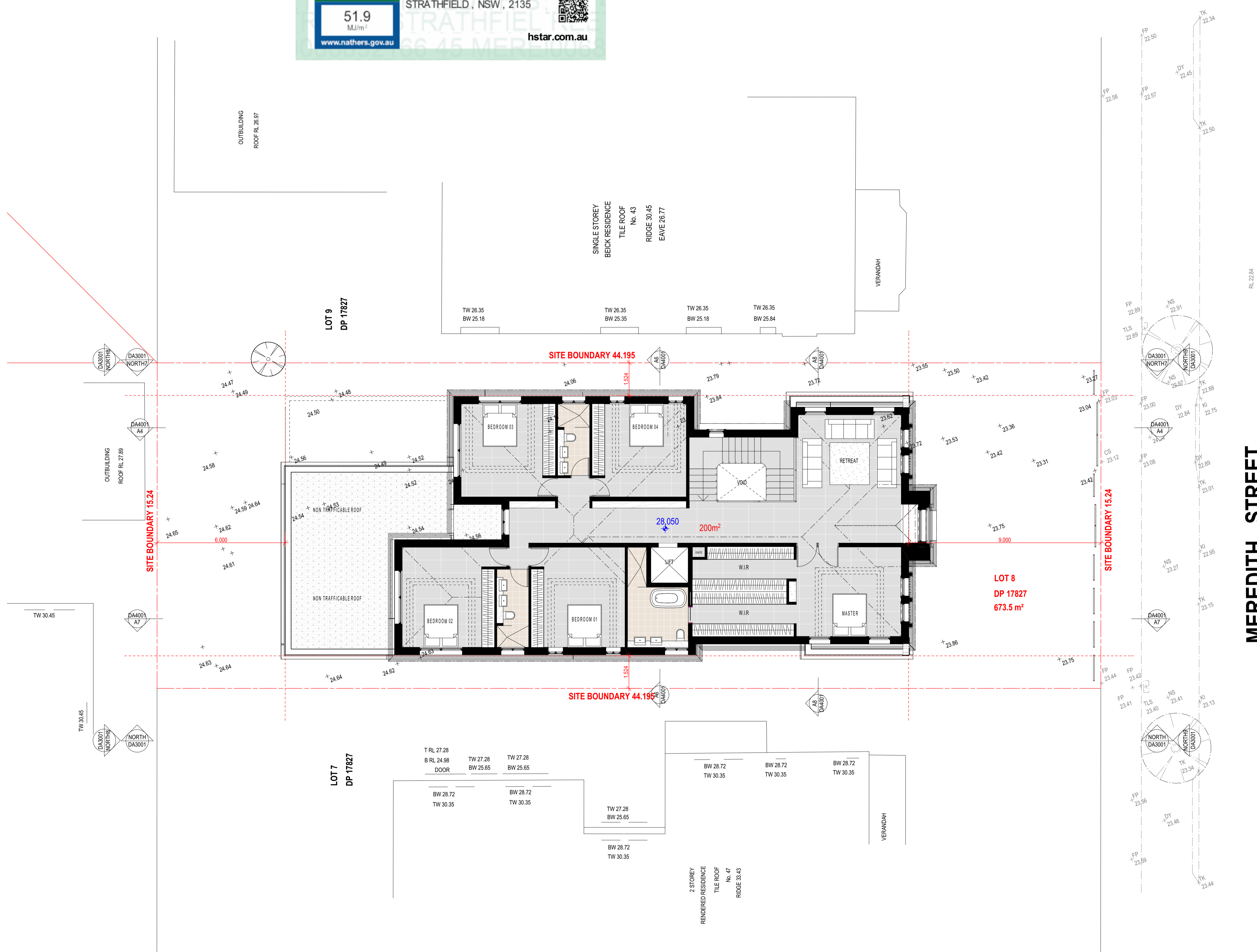
0006832166 26 Nov 2021
Assessor Shafee Hassan
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hstar.com.au

LEGEND

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- 250MM BRICK VENEER CONSTRUCTION
- 270MM DOUBLE BRICK CONSTRUCTION
- 110MM SINGLE BRICK CONSTRUCTION
- 110MM STUD WALL
- 200MM BLOCK WALL CONSTRUCTION
- EX XXXX EXISTING NATURAL GROUND LEVELS
- SET DOWN IN BATHROOMS
- SSL - STRUCTURAL SLAB LEVEL
- - - - - EXISTING STRUCTURES TO BE DEMOLISHED.

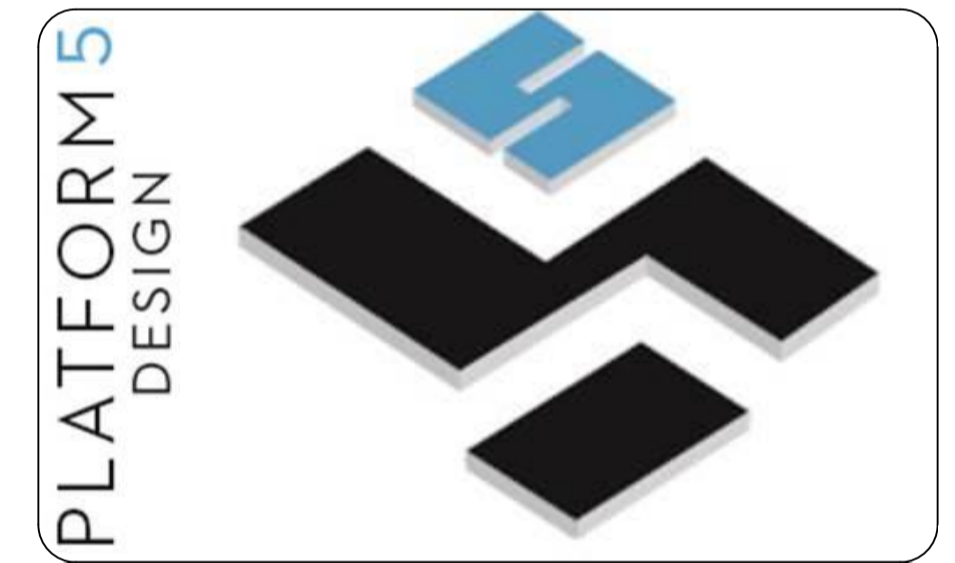
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MEREDITH STREET

LEVEL 01
SCALE 1:100



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PROJECT TITLE
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DRAWING TITLE: **LEVEL 01** PROJECT NUMBER: **20-059**

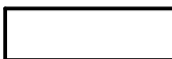


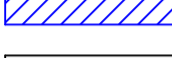


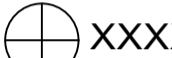
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DATE OF ISSUE: **29/11/2021** C01 N

SCALE: **AS SHOWN**

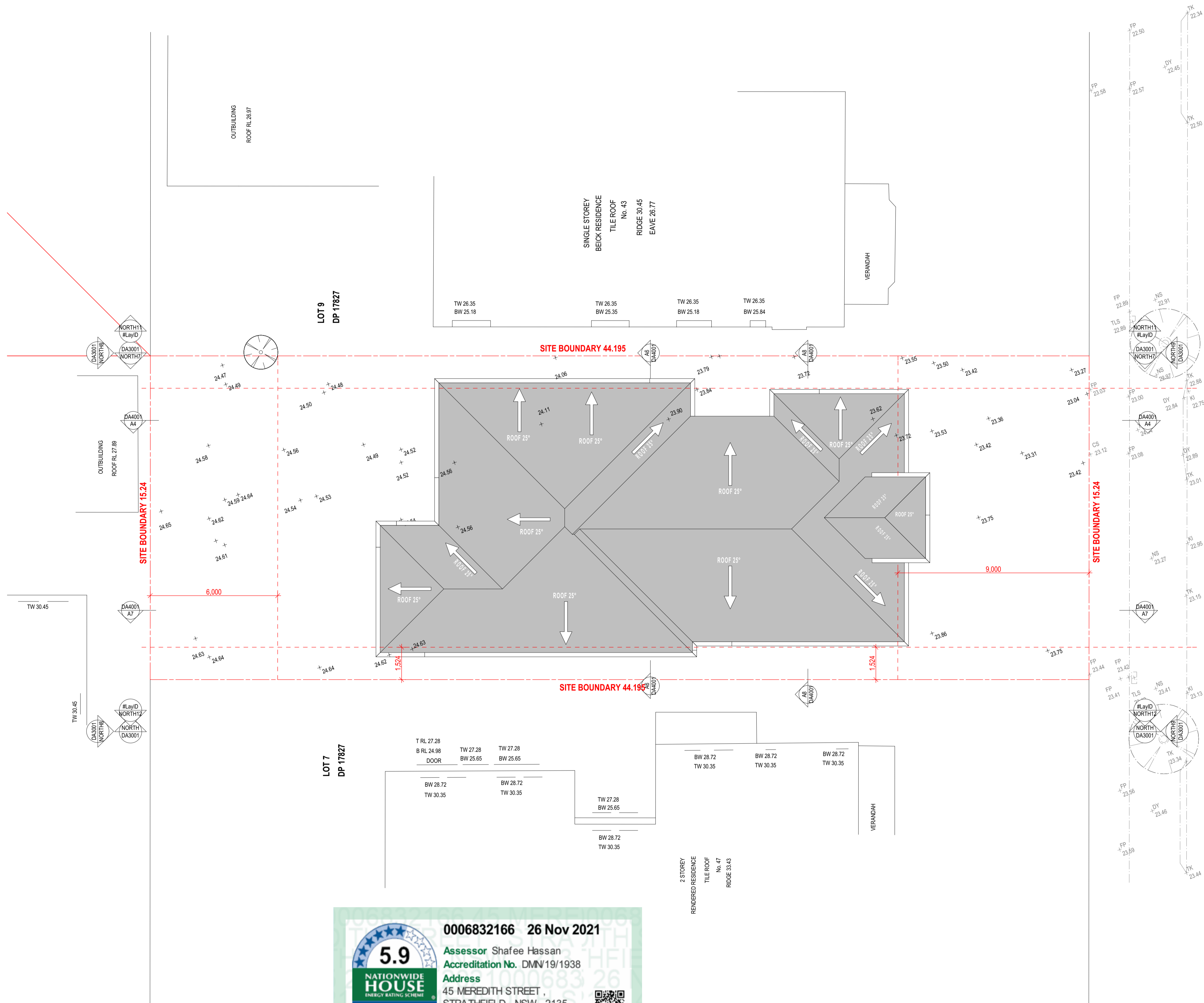
DEVELOPMENT APPLICATION

LEGEND

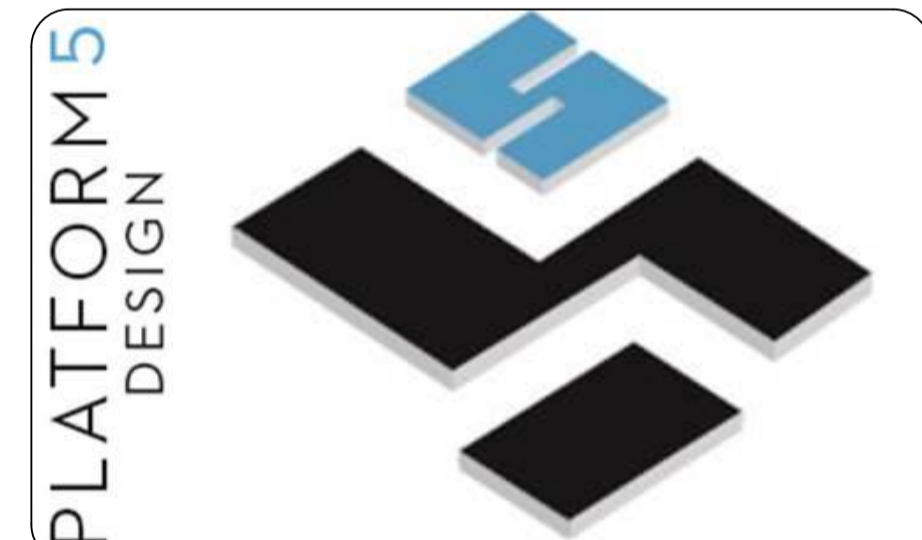
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MEREDITH STREET



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E01	ISSUE FOR DA SUBMISSION	29/11/2021

DRAWING TITLE: ROOF PLAN	PROJECT NUMBER: 20-059
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DRAWING NUMBER: **DA2004**

DATE OF ISSUE: **29/11/2021** **C01** **N**

SCALE: **AS SHOWN**

DEVELOPMENT APPLICATION

5.9
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0006832166 26 Nov 2021
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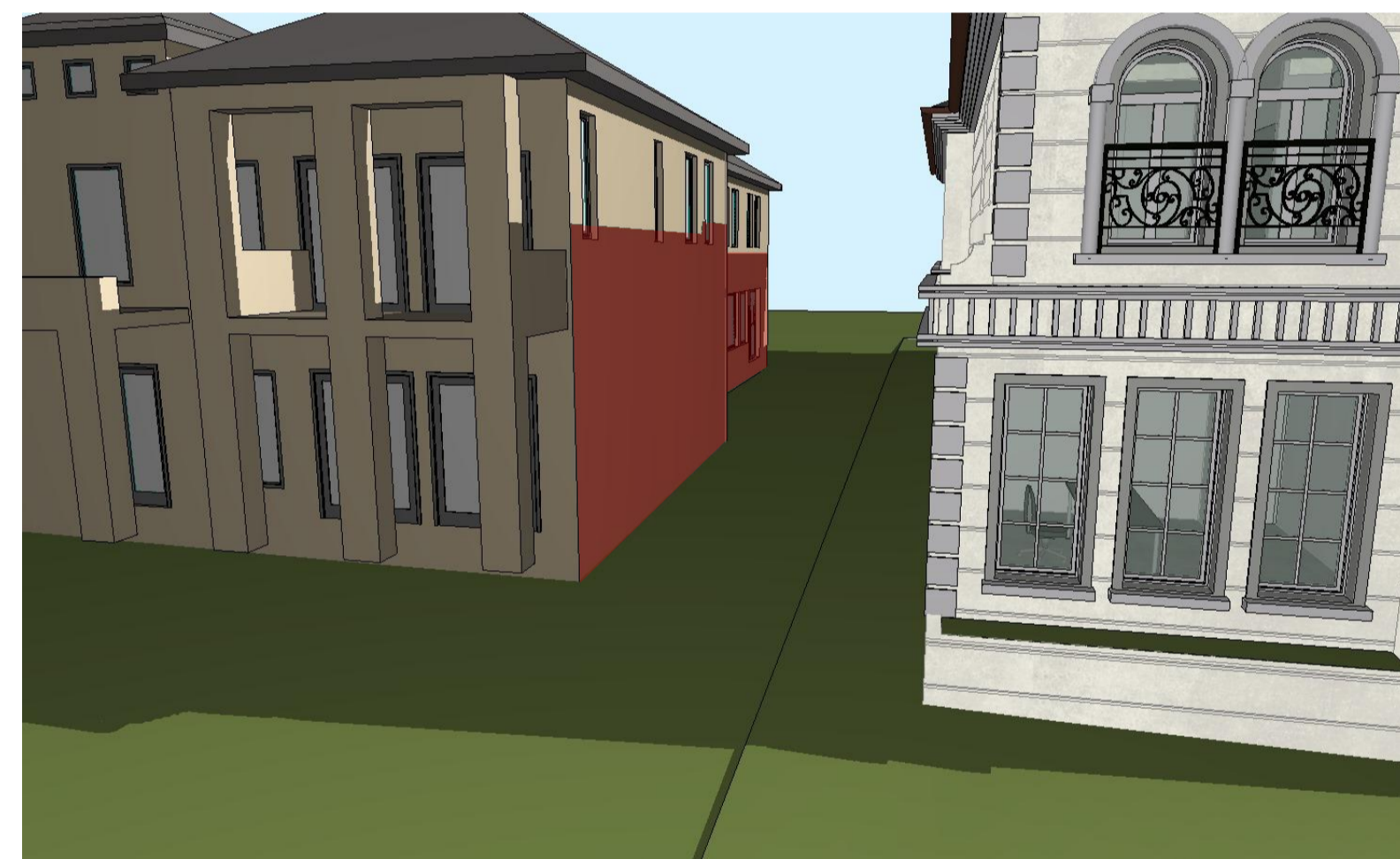
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ROOF
SCALE 1:100

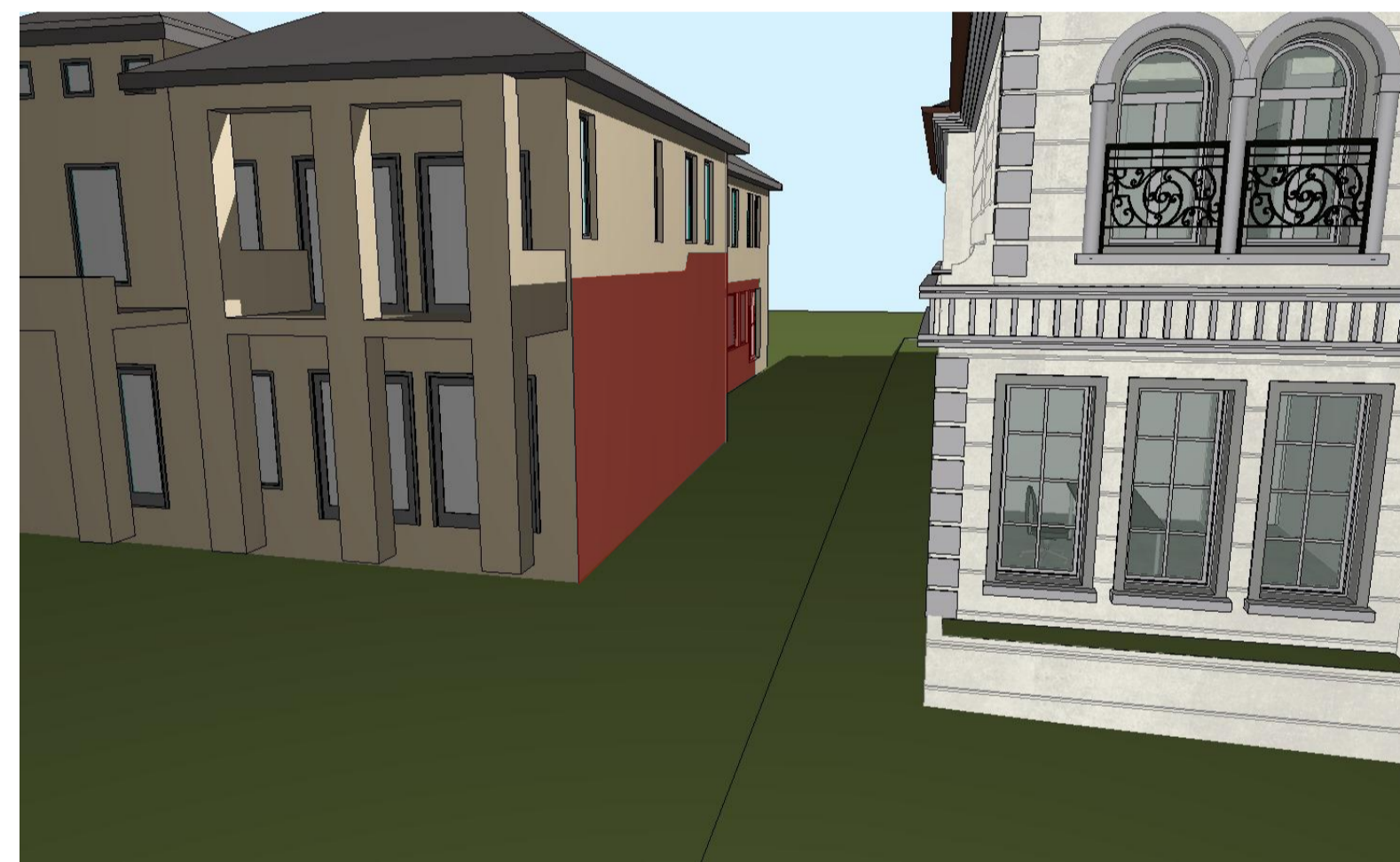
47 MEREDITH STREET, STRATHFIELD

FRONT SHADOW ANALYSIS

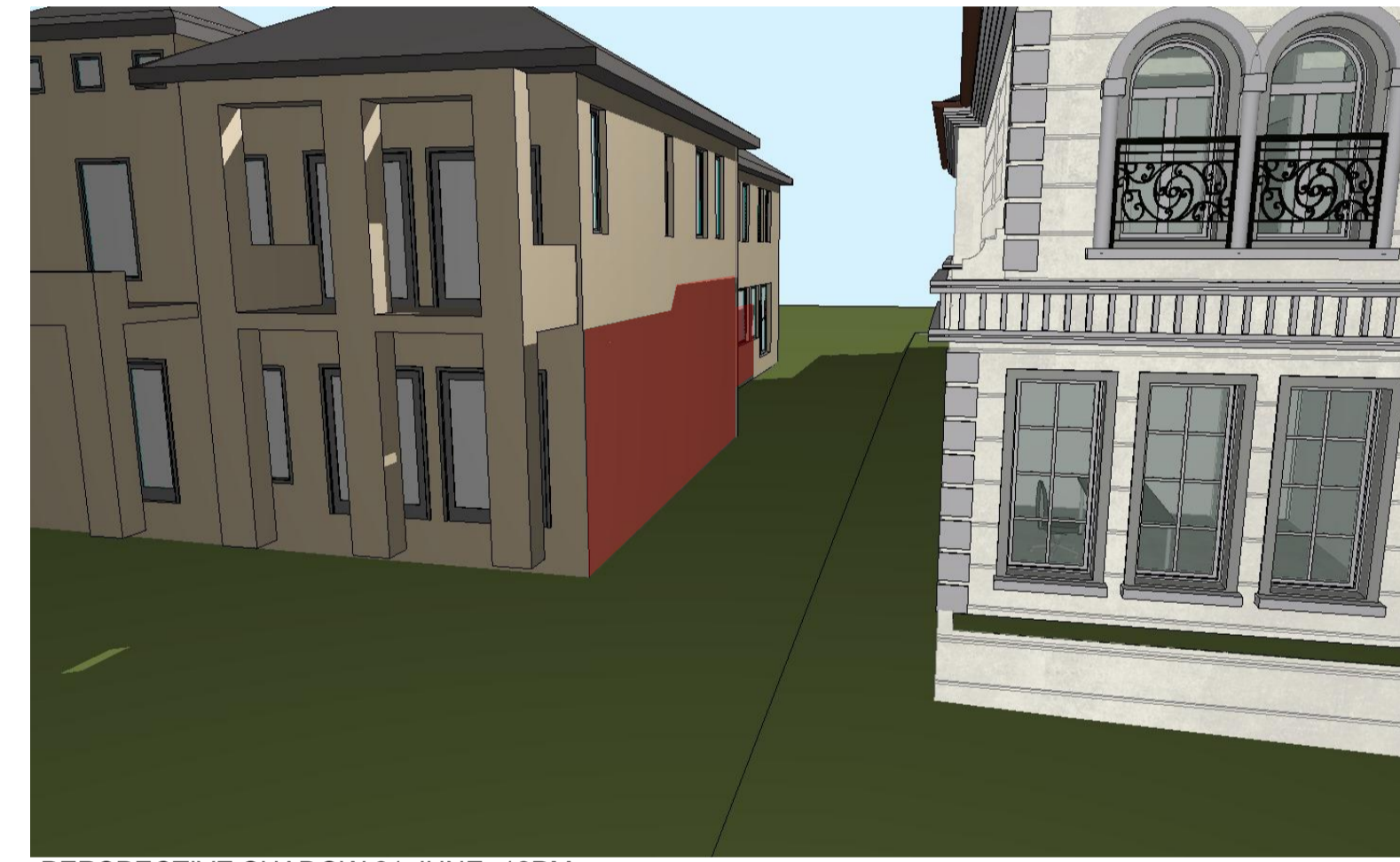
 SHADOW CASTED ONTO NEIGHBOUR



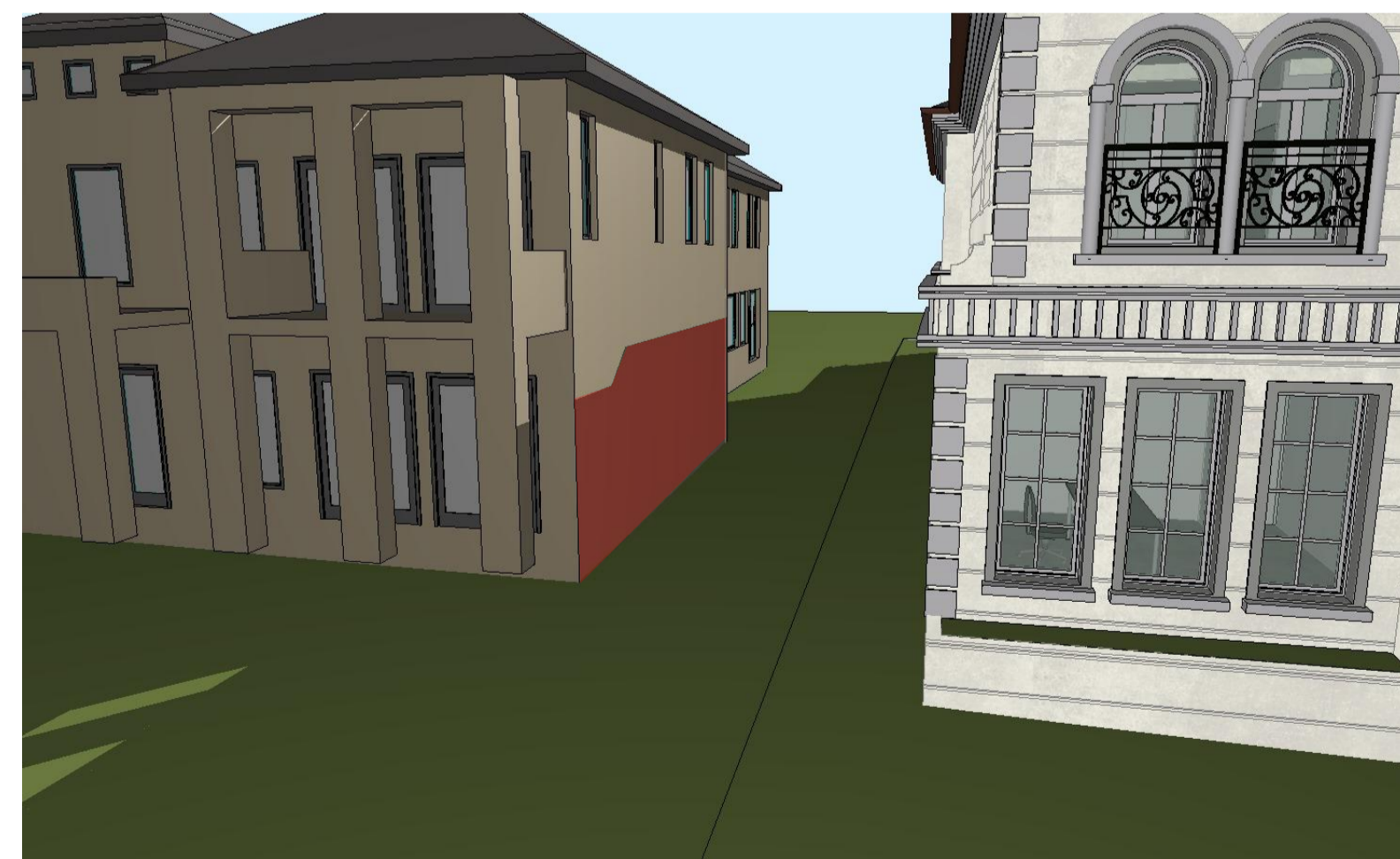
PERSPECTIVE SHADOW 21 JUNE- 10AM
SCALE 1:250



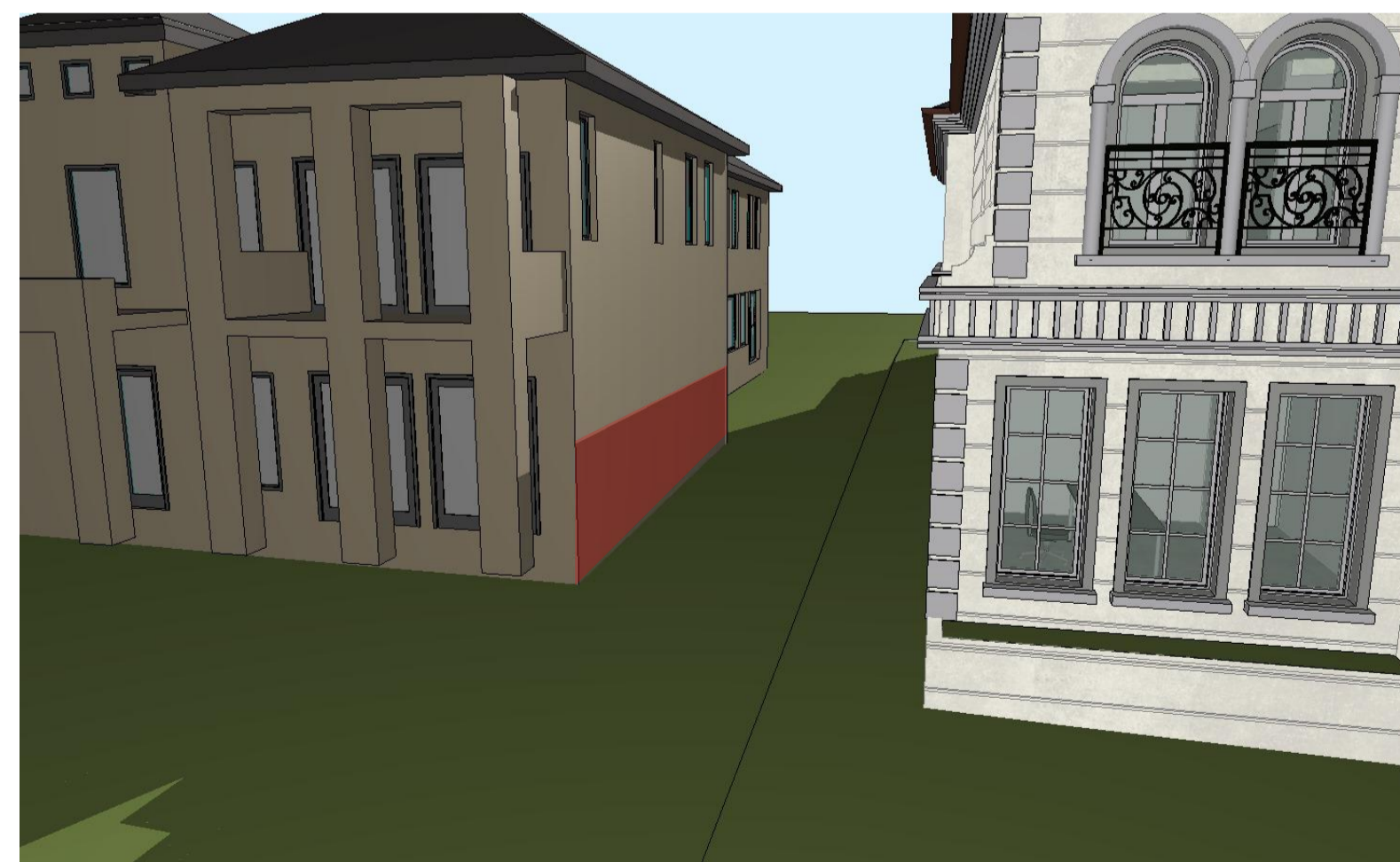
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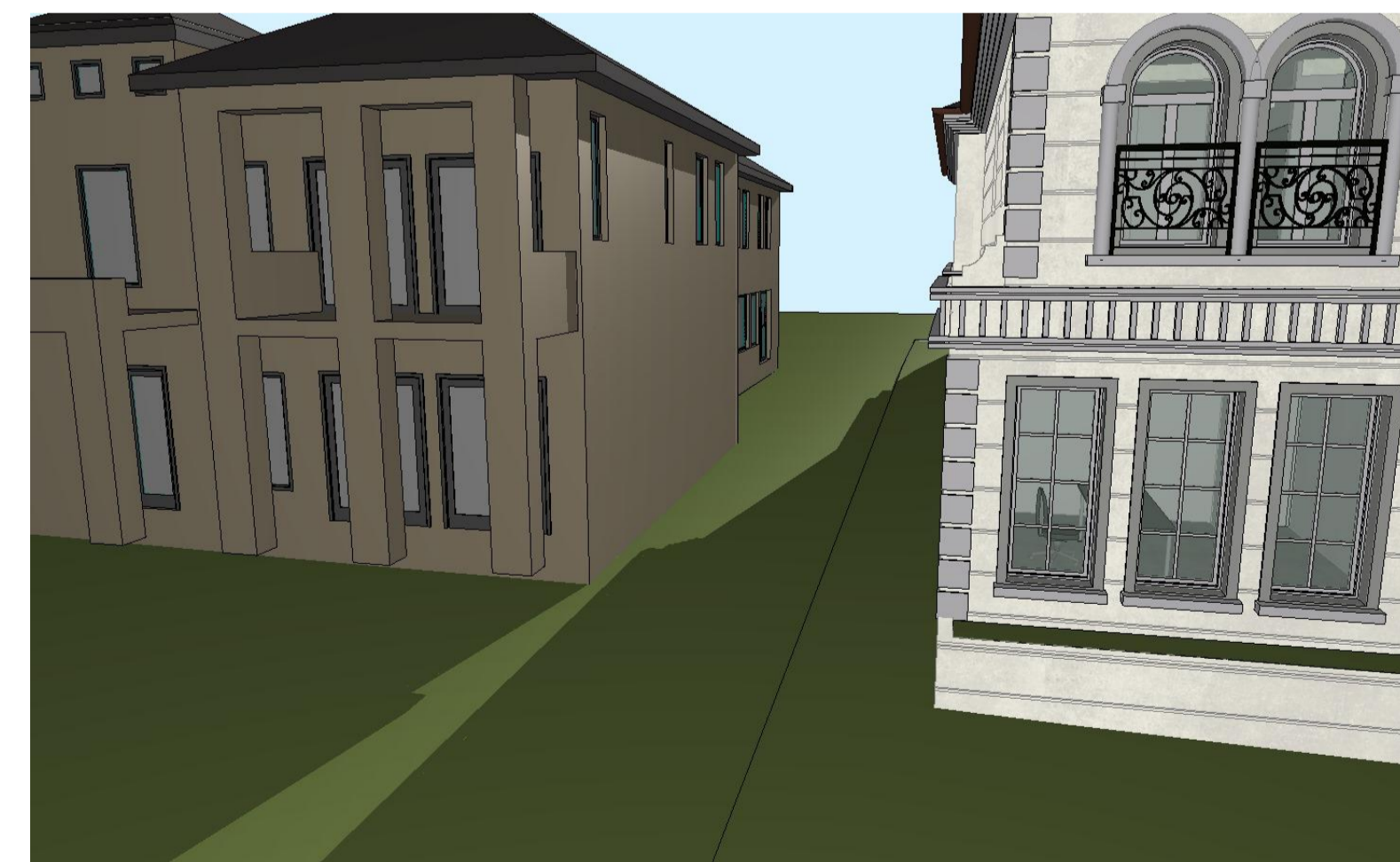
PERSPECTIVE SHADOW 21 JUNE- 12PM
SCALE 1:250



PERSPECTIVE SHADOW 21 JUNE- 1PM
SCALE 1:250



PERSPECTIVE SHADOW 21 JUNE- 2PM
SCALE 1:250



PERSPECTIVE SHADOW 21 JUNE- 3PM
SCALE 1:250

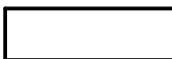



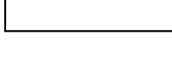

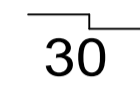

STRATHFIELD COUNCIL
RECEIVED
DA2022.03
24 January 2022



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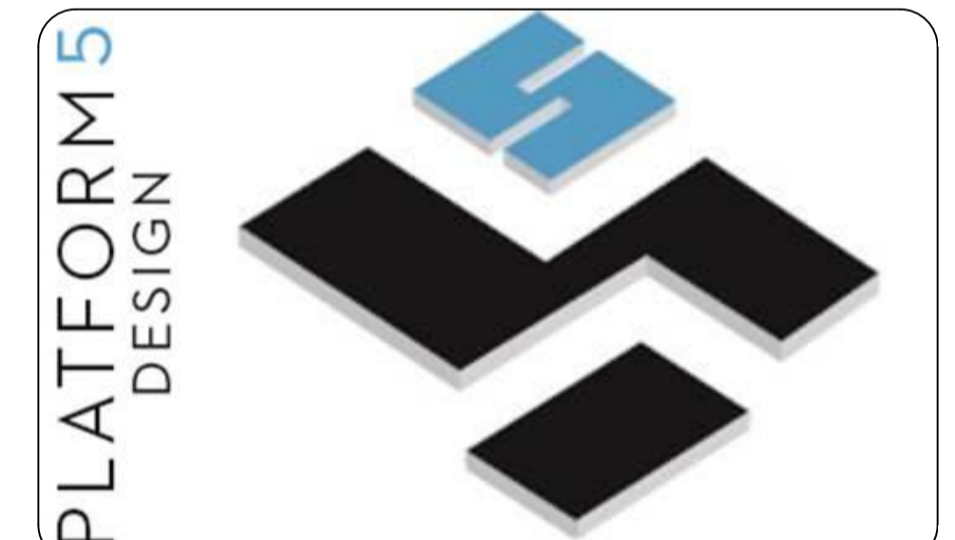
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11. Batters to comply with appropriate soil classification described in Table 3.1.1.1 BCA Vol 2
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SUITE 403/LEVEL 04, 16 RAILWAY PDE BURWOOD, NSW, SYDNEY - 2134
EMAIL: INFO@PLATFORMFIVE.COM.AU
WEBSITE: WWW.PLATFORMFIVE.COM.AU

PROJECT TITLE
45 MEREDITH STREET, STRATHFIELD - NSW - 2135

CLIENT
MR HANI BADRAN

REV	DESCRIPTION	DATE
A01	ISSUE FOR REVIEW	24/08/2021
B01	ISSUE FOR REVIEW	25/08/2021
C01	ISSUE FOR INFORMATION	16/11/2021
D01	ISSUE FOR INFORMATION	25/11/2021
E01	ISSUE FOR DA SUBMISSION	29/11/2021

DRAWING TITLE: **FRONT SOLAR ACCESS** PROJECT NUMBER: **20-059**

DRAWING NUMBER: **DA2904**

DATE OF ISSUE: **29/11/2021** C01 N

SCALE: **AS SHOWN**

DEVELOPMENT APPLICATION

STRATHFIELD COUNCIL
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24 January 2022



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47 MEREDITH STREET, STRATHFIELD

REAR SHADOW ANALYSIS

SHADOW CASTED ONTO NEIGHBOUR



REAR PERSPECTIVE -21 JUNE 9AM
SCALE 1:250



REAR PERSPECTIVE -21 JUNE 10AM
SCALE 1:250



REAR PERSPECTIVE -21 JUNE 11AM
SCALE 1:250



REAR PERSPECTIVE -21 JUNE 12PM
SCALE 1:250



REAR PERSPECTIVE -21 JUNE 1PM
SCALE 1:250



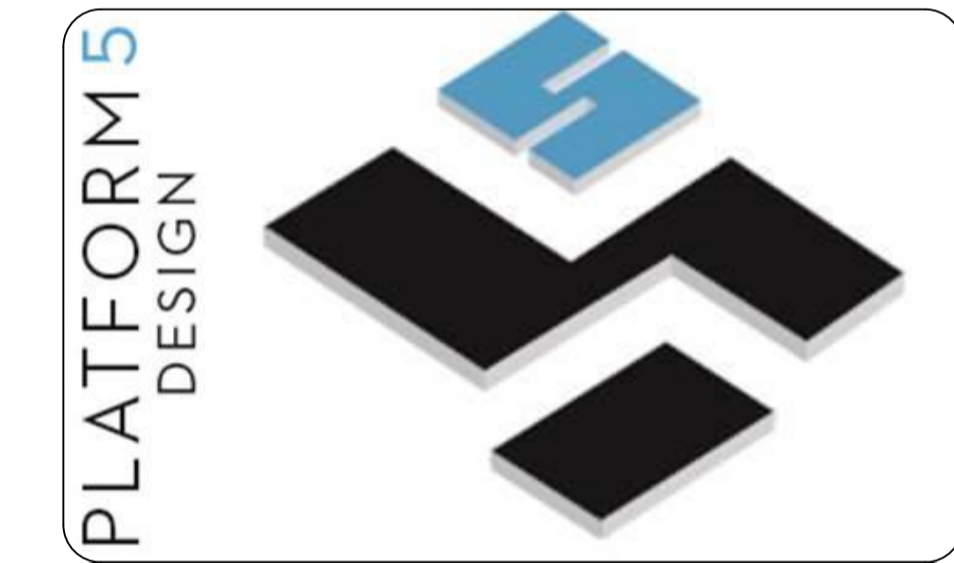
REAR PERSPECTIVE -21 JUNE 2PM
SCALE 1:250



REAR PERSPECTIVE -21 JUNE 3PM
SCALE 1:250

- LEGEND**
- 200MM DINCEL WALL
 - 250MM BRICK VENEER CONSTRUCTION
 - 270MM DOUBLE BRICK CONSTRUCTION
 - 110MM SINGLE BRICK CONSTRUCTION
 - 110MM STUD WALL
 - 200MM BLOCK WALL CONSTRUCTION
 - EX XXXX EXISTING NATURAL GROUND LEVELS
 - 30 SET DOWN IN BATHROOMS
 - XXXX SSL - STRUCTURAL SLAB LEVEL
 - EXISTING STRUCTURES TO BE DEMOLISHED.

- GENERAL NOTES:**
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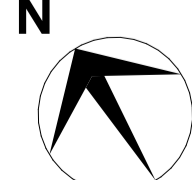
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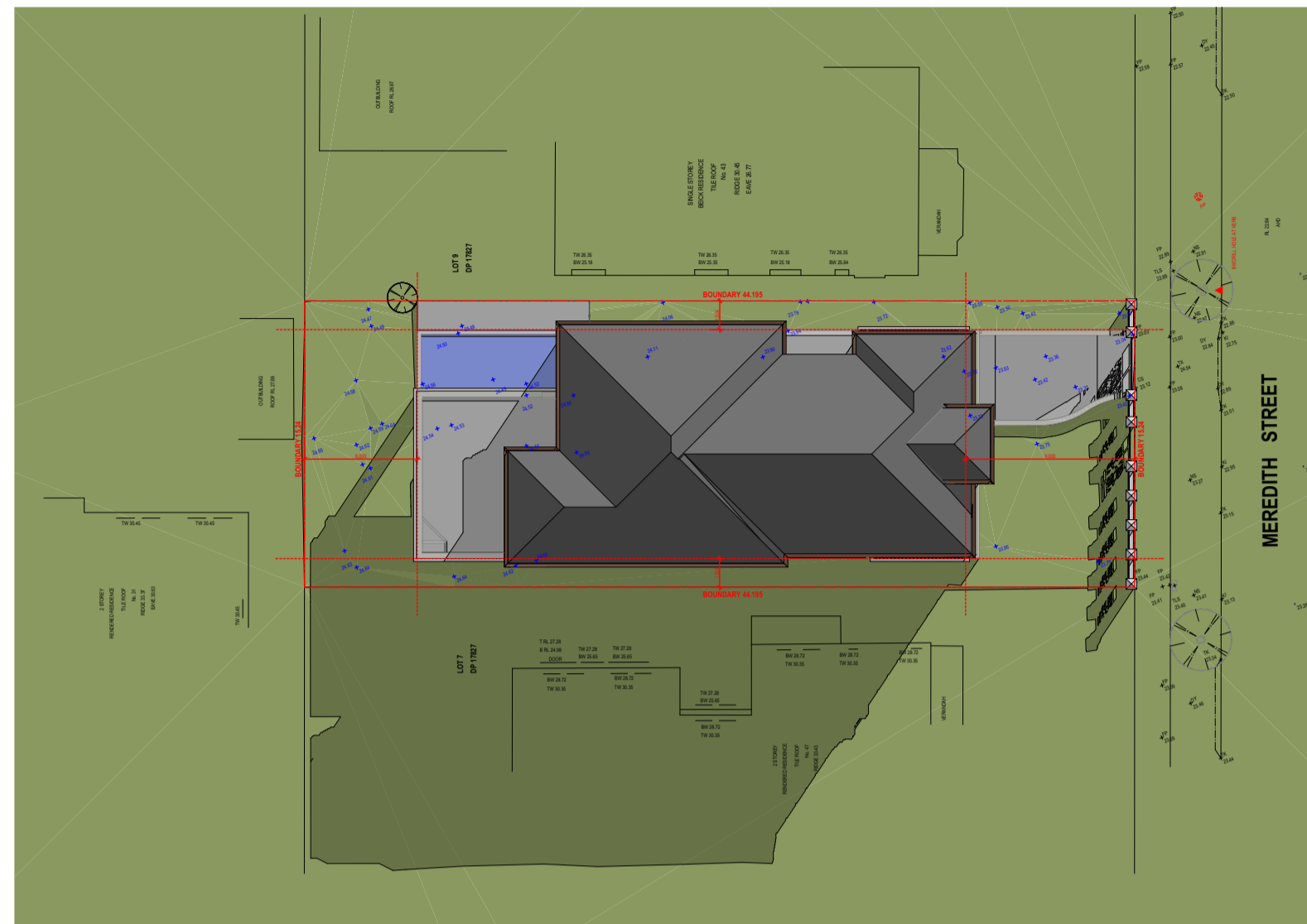
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DATE OF ISSUE: **29/11/2021** C01 N

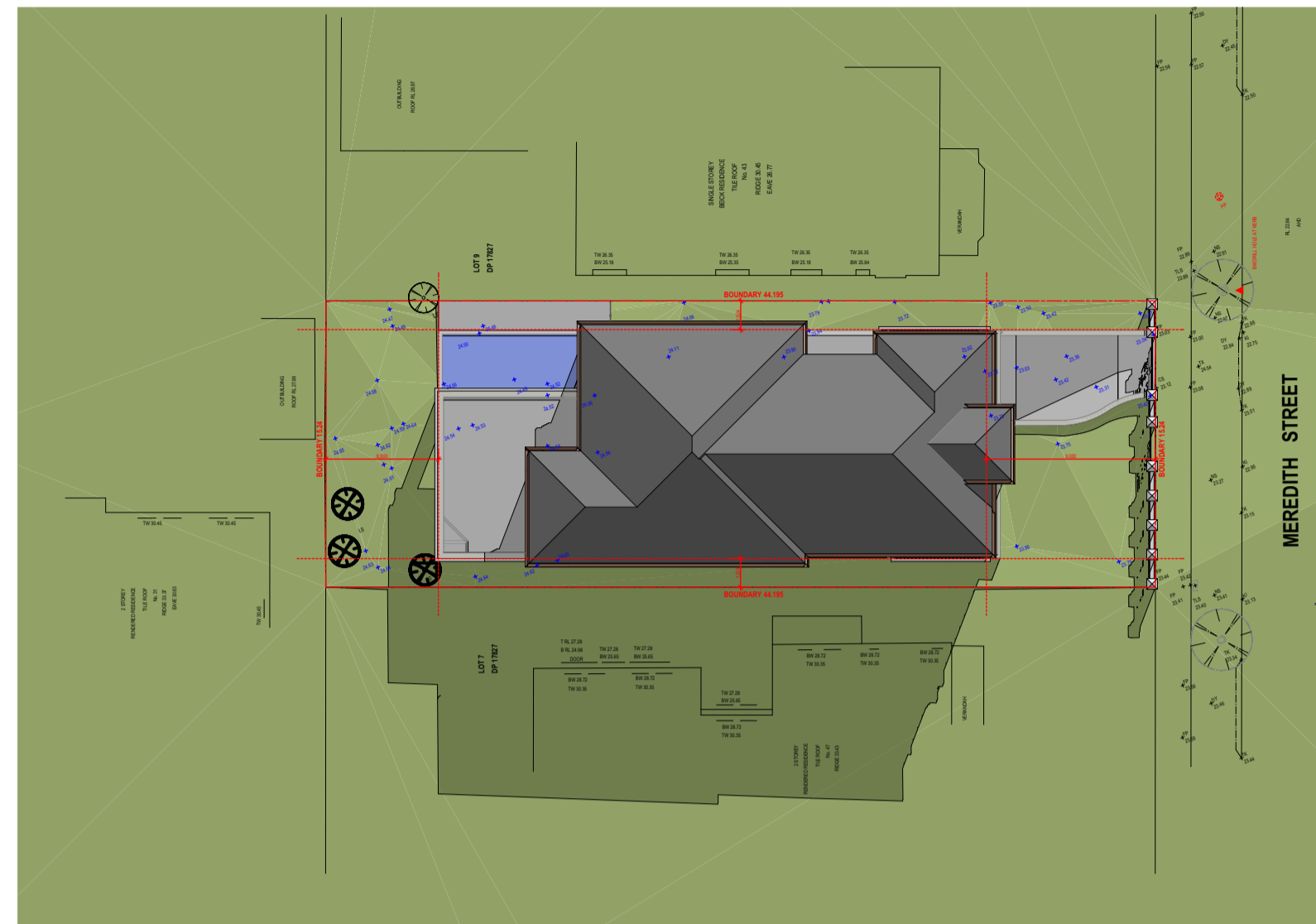
SCALE: **AS SHOWN**

DEVELOPMENT APPLICATION

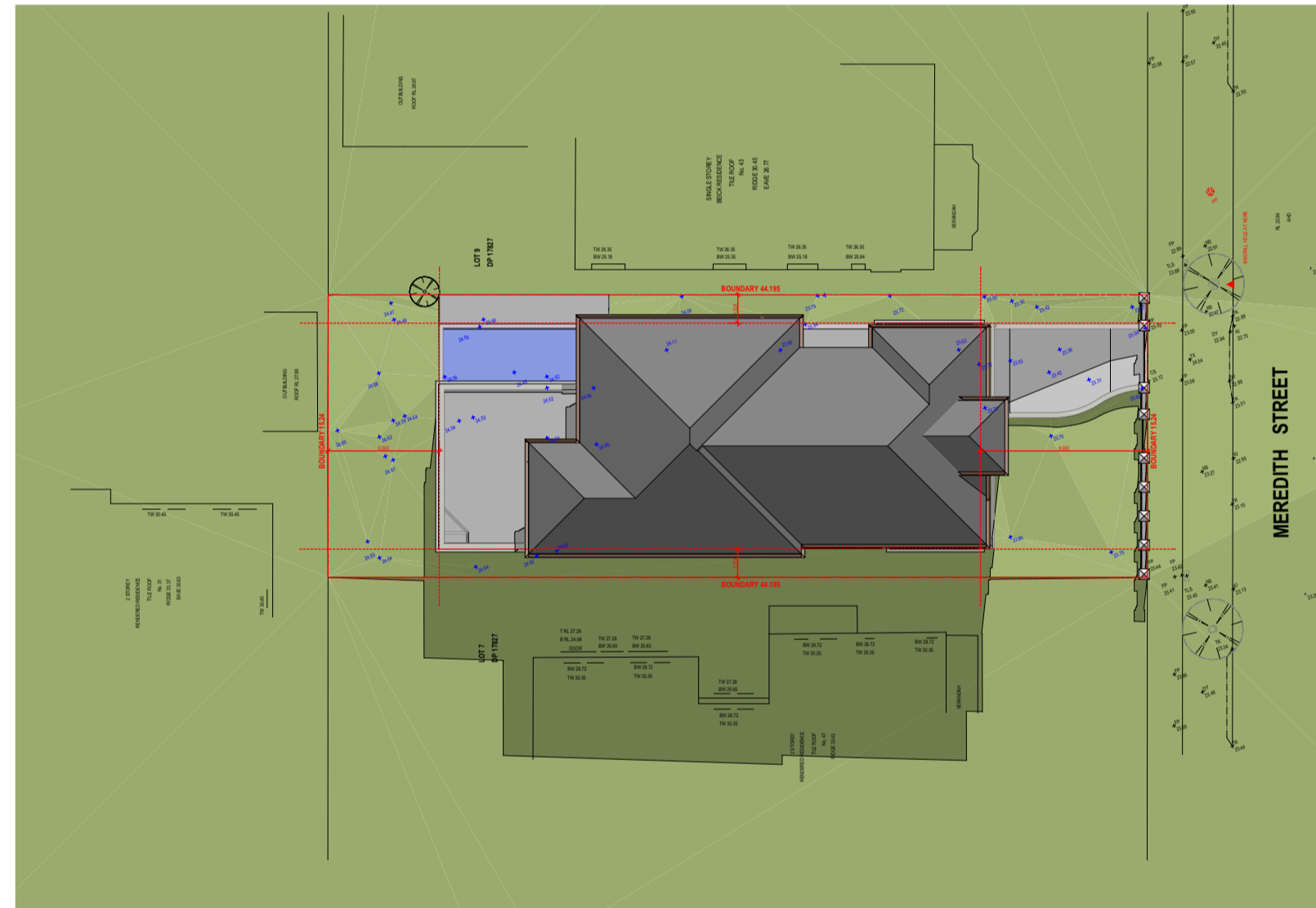




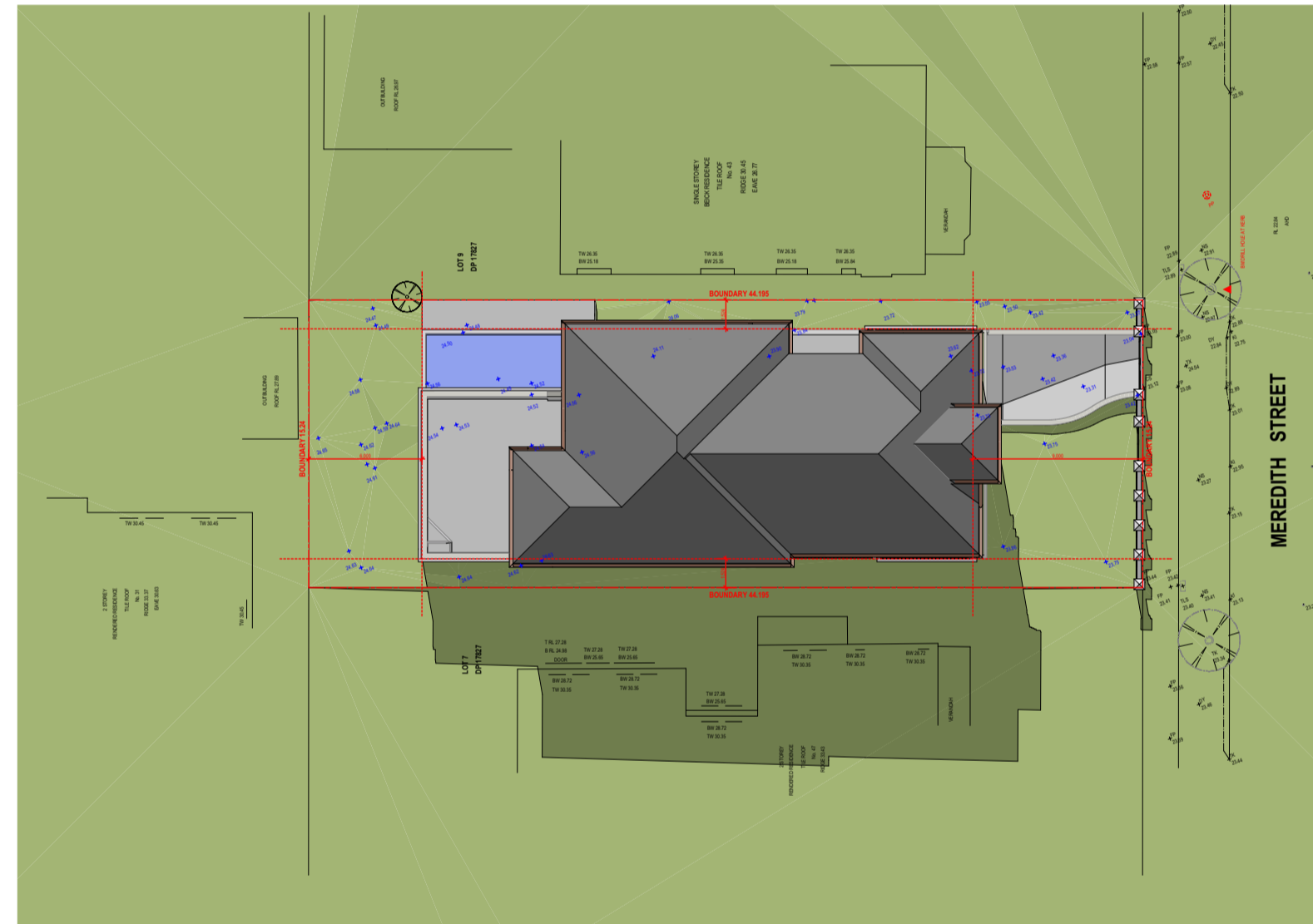
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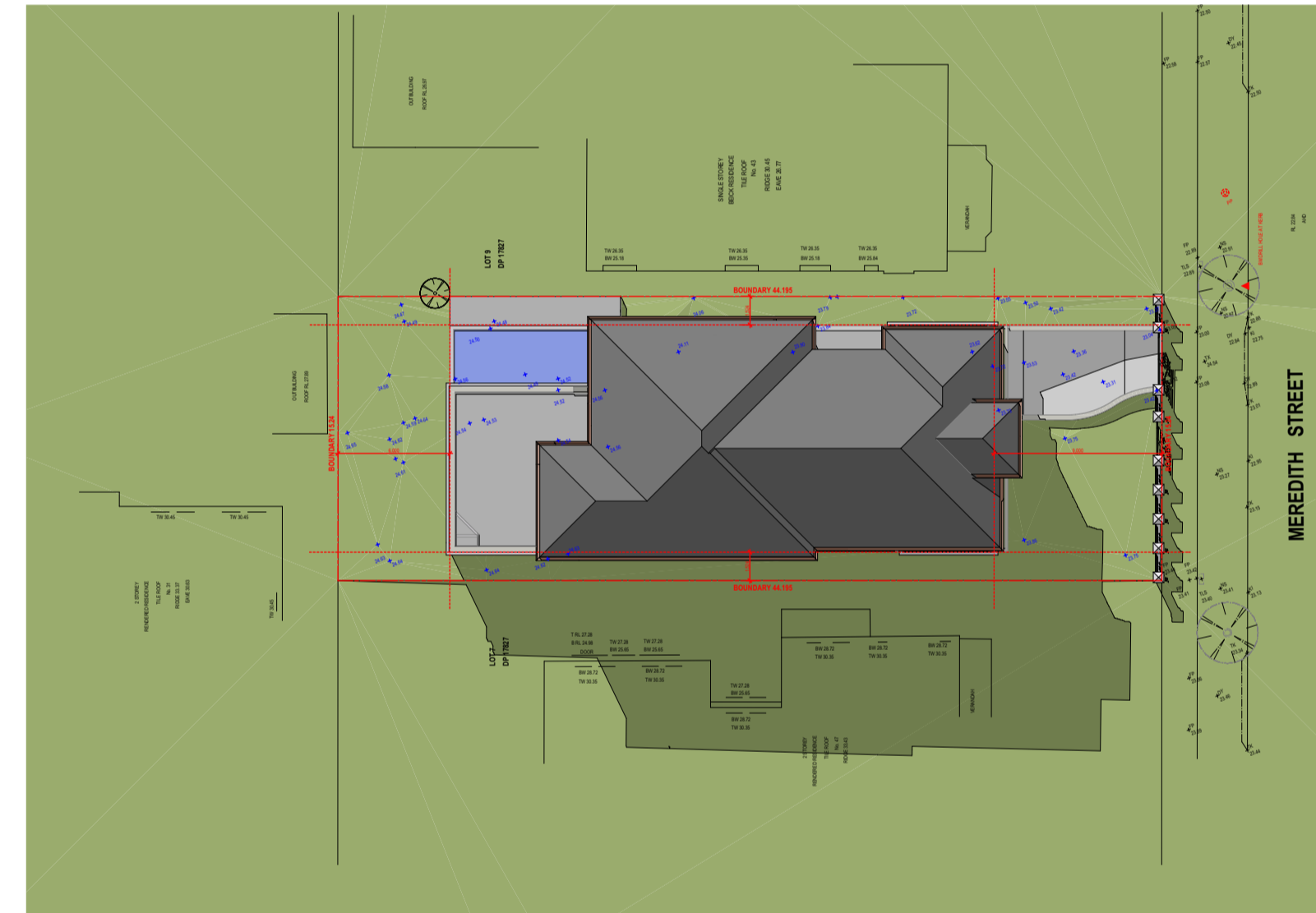
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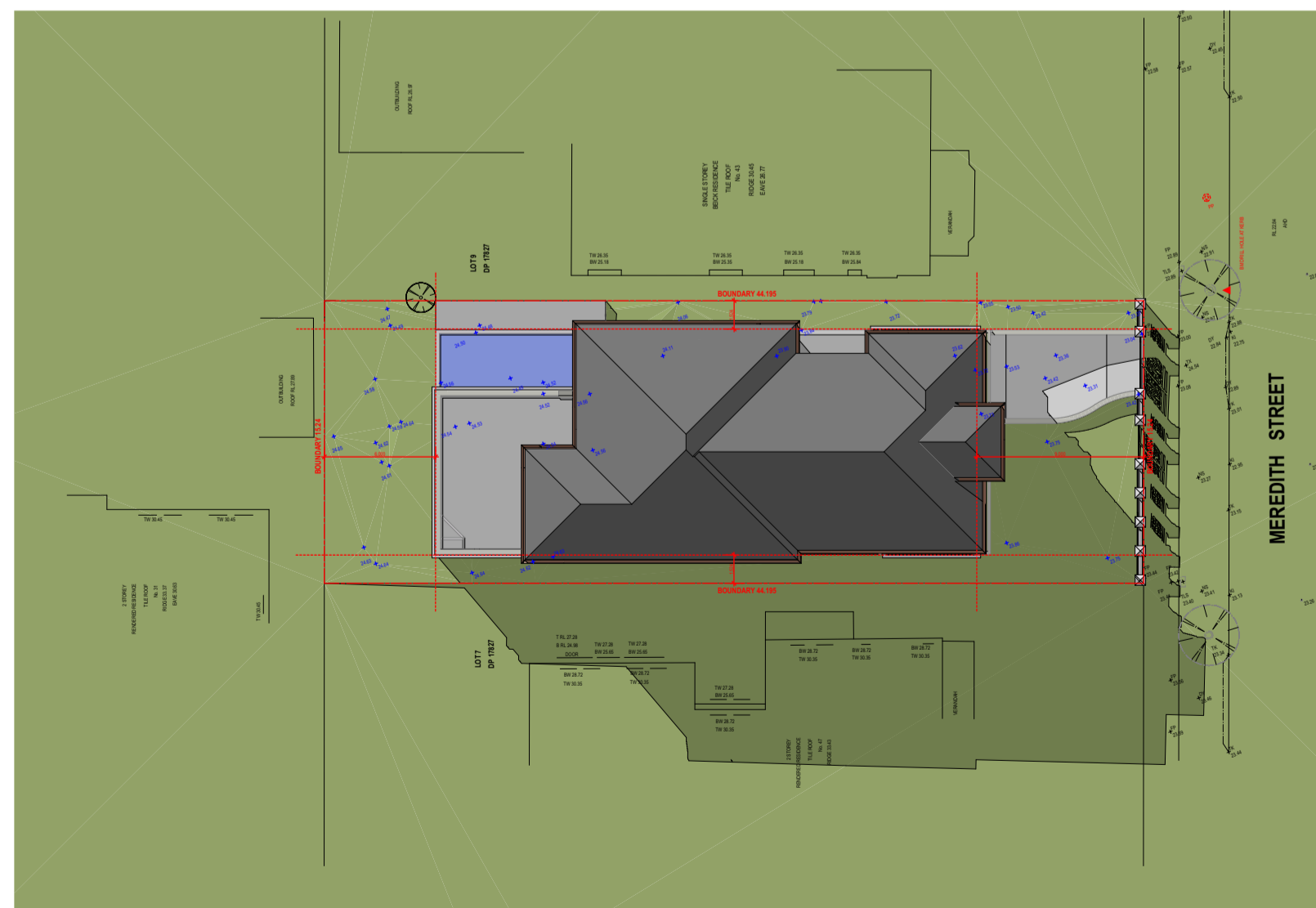
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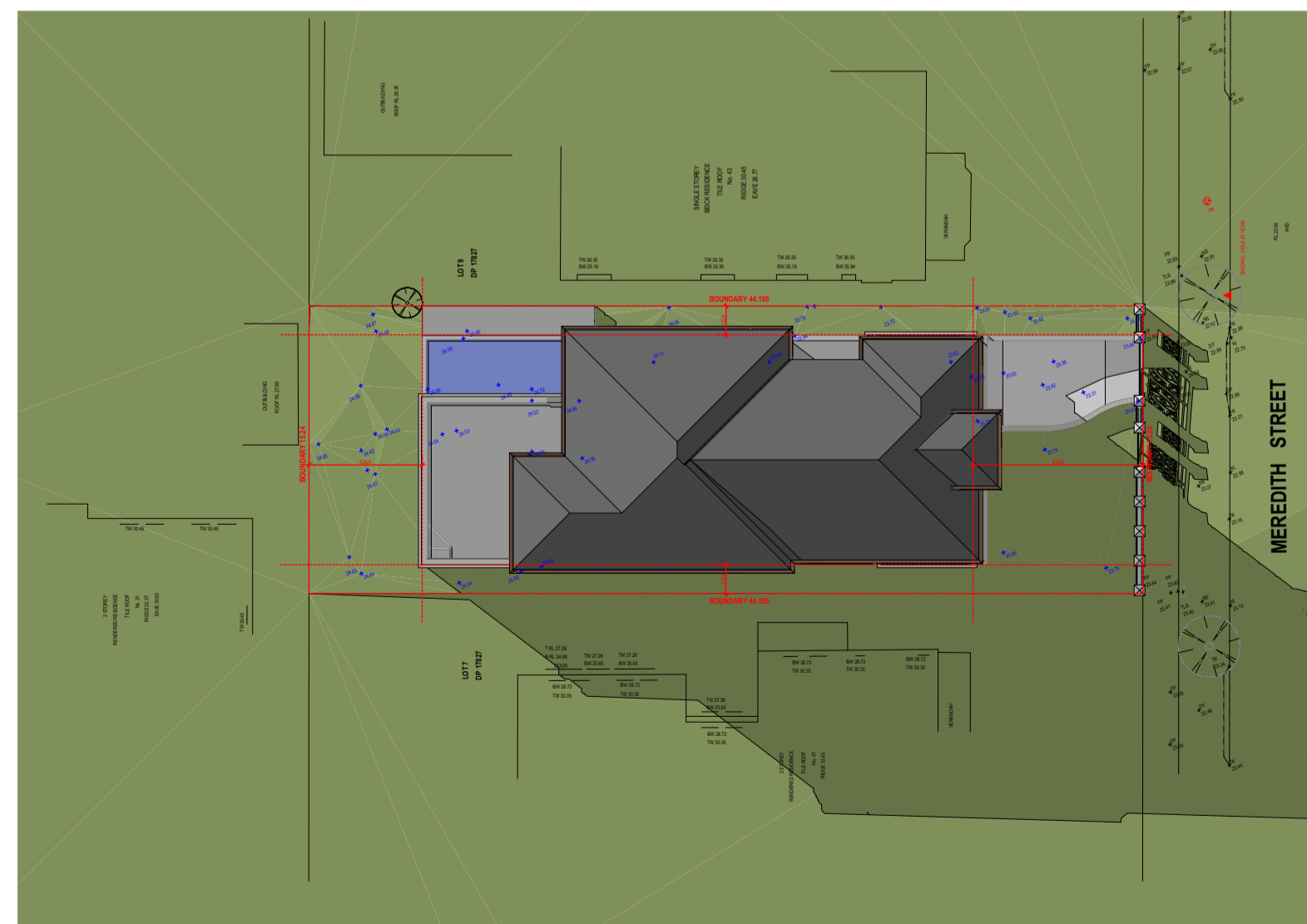
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SHADOW ANALYSIS 21 JUNE 1PM
SCALE 1:333.33



SHADOW ANALYSIS 2PM
SCALE 1:333.33



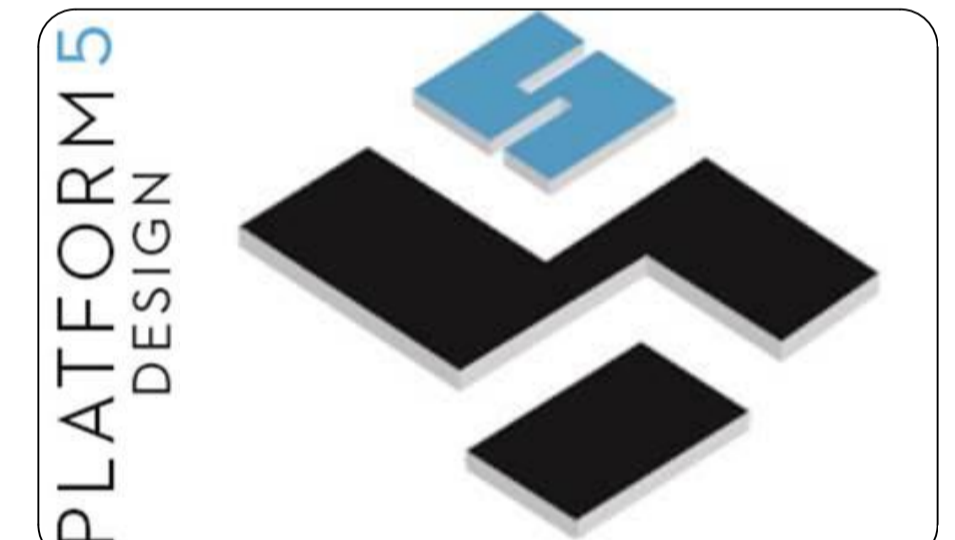
SHADOW ANALYSIS 3PM
SCALE 1:333.33

LEGEND

- 200MM DINCEL WALL
- 250MM BRICK VENEER CONSTRUCTION
- 270MM DOUBLE BRICK CONSTRUCTION
- 110MM SINGLE BRICK CONSTRUCTION
- 110MM STUD WALL
- 200MM BLOCK WALL CONSTRUCTION
- EX XXXX EXISTING NATURAL GROUND LEVELS
- 30 SET DOWN IN BATHROOMS
- XXXX SSL - STRUCTURAL SLAB LEVEL
- EXISTING STRUCTURES TO BE DEMOLISHED.

GENERAL NOTES:

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WEBSITE: WWW.PLATFORMFIVE.COM.AU

PROJECT TITLE

45 MEREDITH STREET, STRATHFIELD - NSW - 2135

CLIENT

MR HANI BADRAN

REV	DESCRIPTION	DATE
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DRAWING TITLE:

PLAN SOLAR ACCESS

PROJECT NUMBER:

20-059

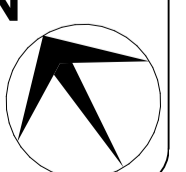
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DATE OF ISSUE: **29/11/2021**

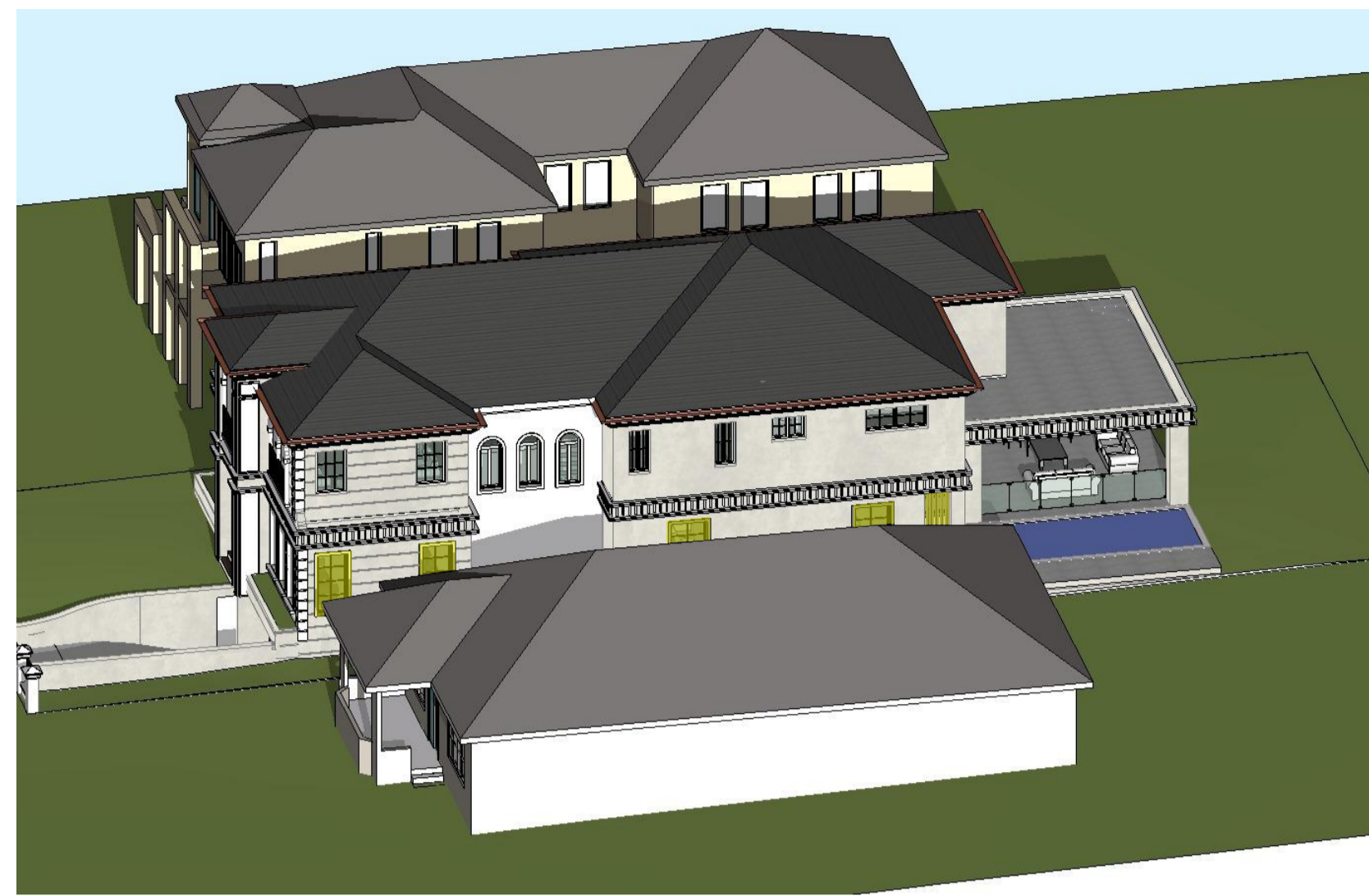
C01

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SCALE: **AS SHOWN**



DEVELOPMENT APPLICATION



VIEW FROM SUN 21 JUNE 9AM
SCALE 1:222.22



VIEW FROM SUN 21 JUNE 10AM
SCALE 1:222.22



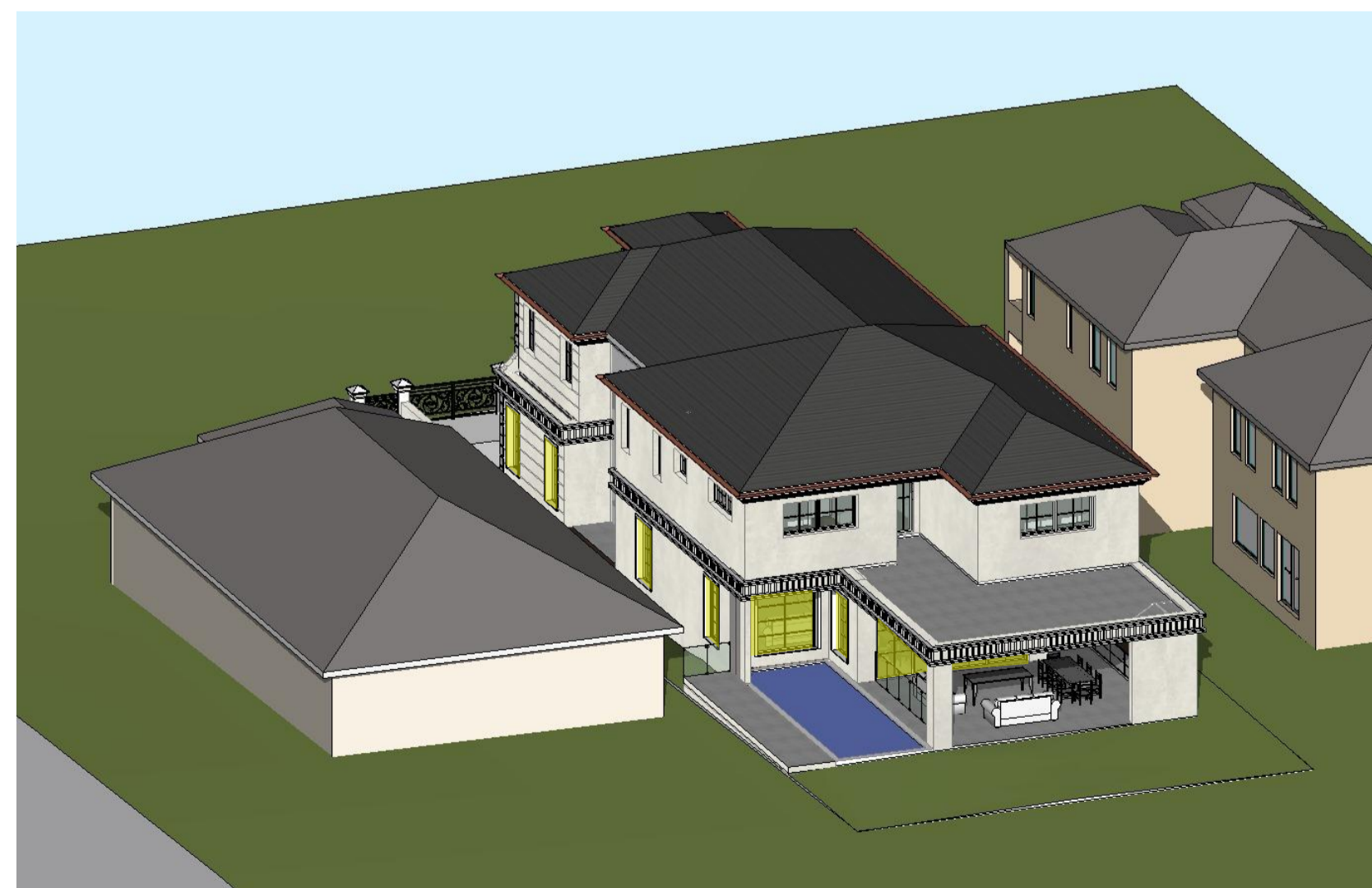
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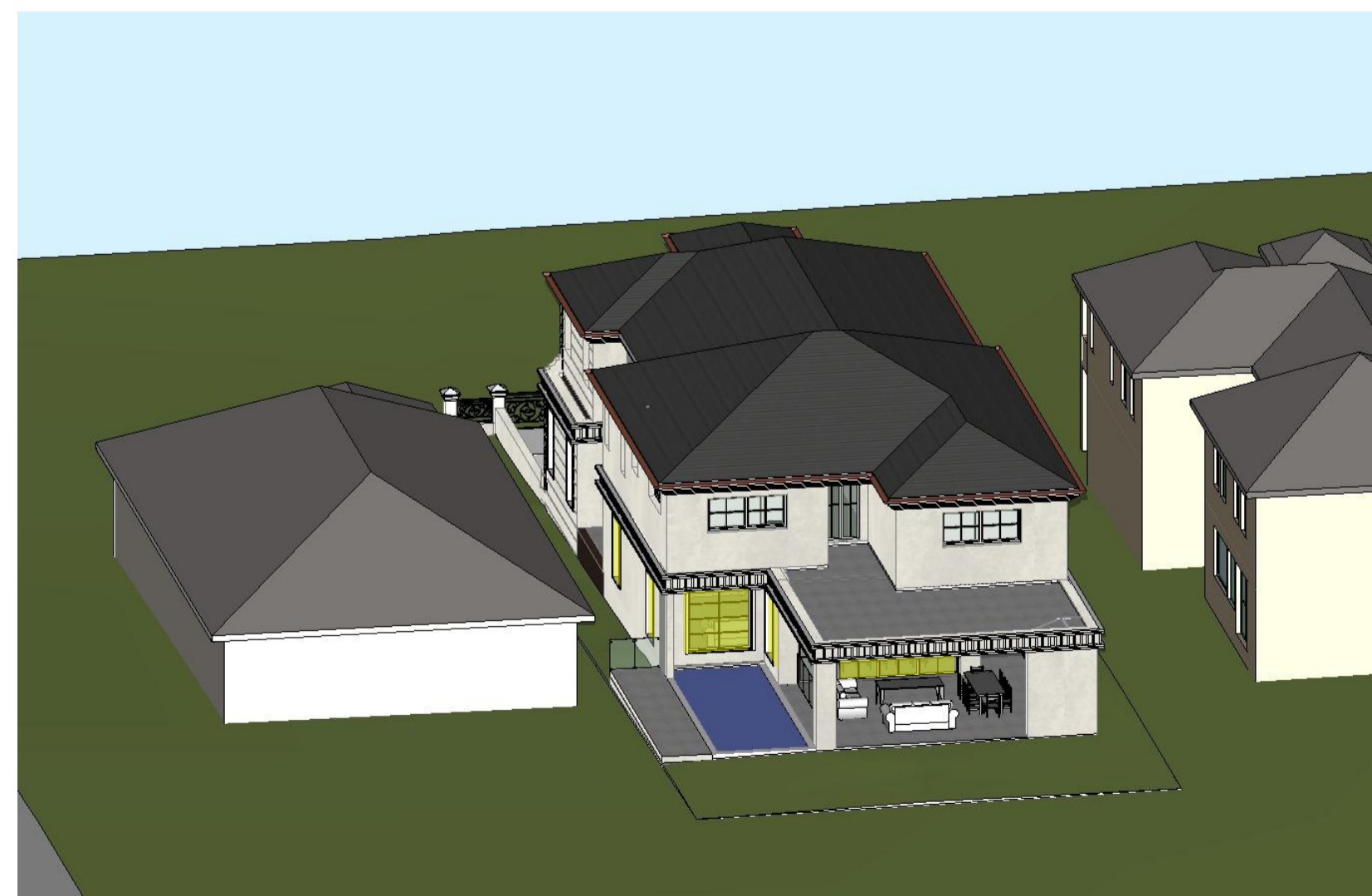
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VIEW FROM SUN 21 JUNE 1PM
SCALE 1:222.22





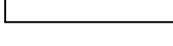

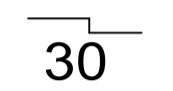
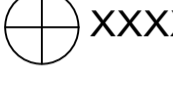


VIEW FROM SUN 21 JUNE 2PM
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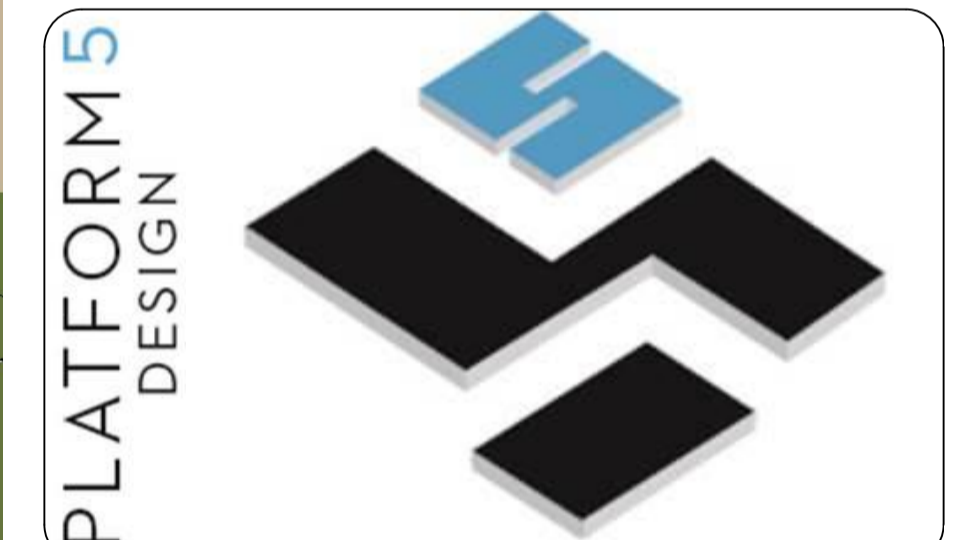
VIEW FROM SUN 21 JUNE 3PM
SCALE 1:222.22

LEGEND

-  200MM DINCEL WALL
-  250MM BRICK VENEER CONSTRUCTION
-  270MM DOUBLE BRICK CONSTRUCTION
-  110MM SINGLE BRICK CONSTRUCTION
-  110MM STUD WALL
-  200MM BLOCK WALL CONSTRUCTION
- EX XXXX EXISTING NATURAL GROUND LEVELS
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45 MEREDITH STREET, STRATHFIELD - NSW - 2135

CLIENT
MR HANI BADRAN

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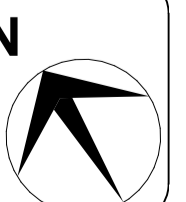
DRAWING TITLE: **VIEW FROM THE SUN** PROJECT NUMBER: **20-059**

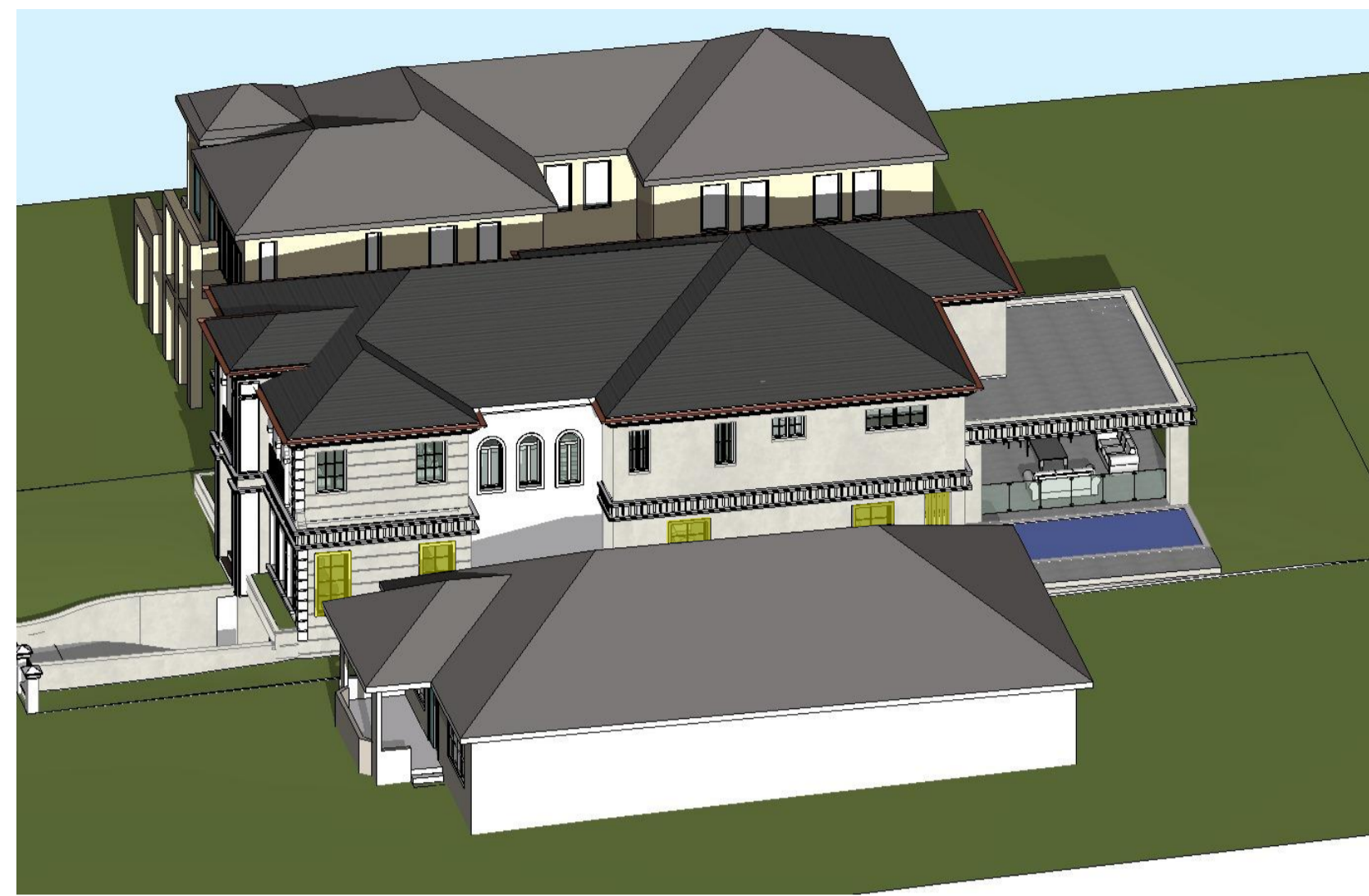
DRAWING NUMBER: **DA2903**

DATE OF ISSUE: **29/11/2021** C01 N

SCALE: **AS SHOWN**

DEVELOPMENT APPLICATION





VIEW FROM SUN 21 JUNE 9AM
SCALE 1:222.22



VIEW FROM SUN 21 JUNE 10AM
SCALE 1:222.22



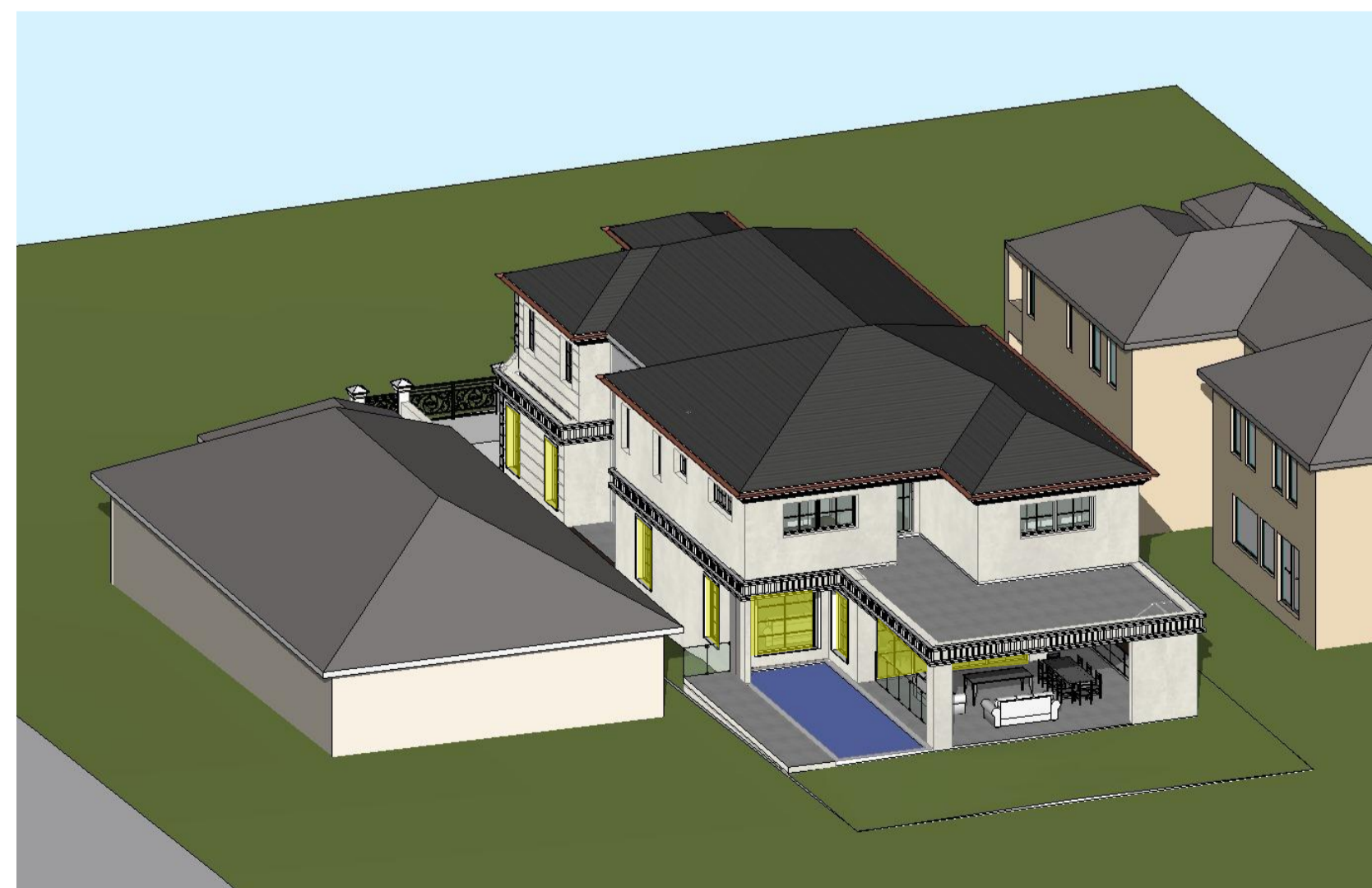
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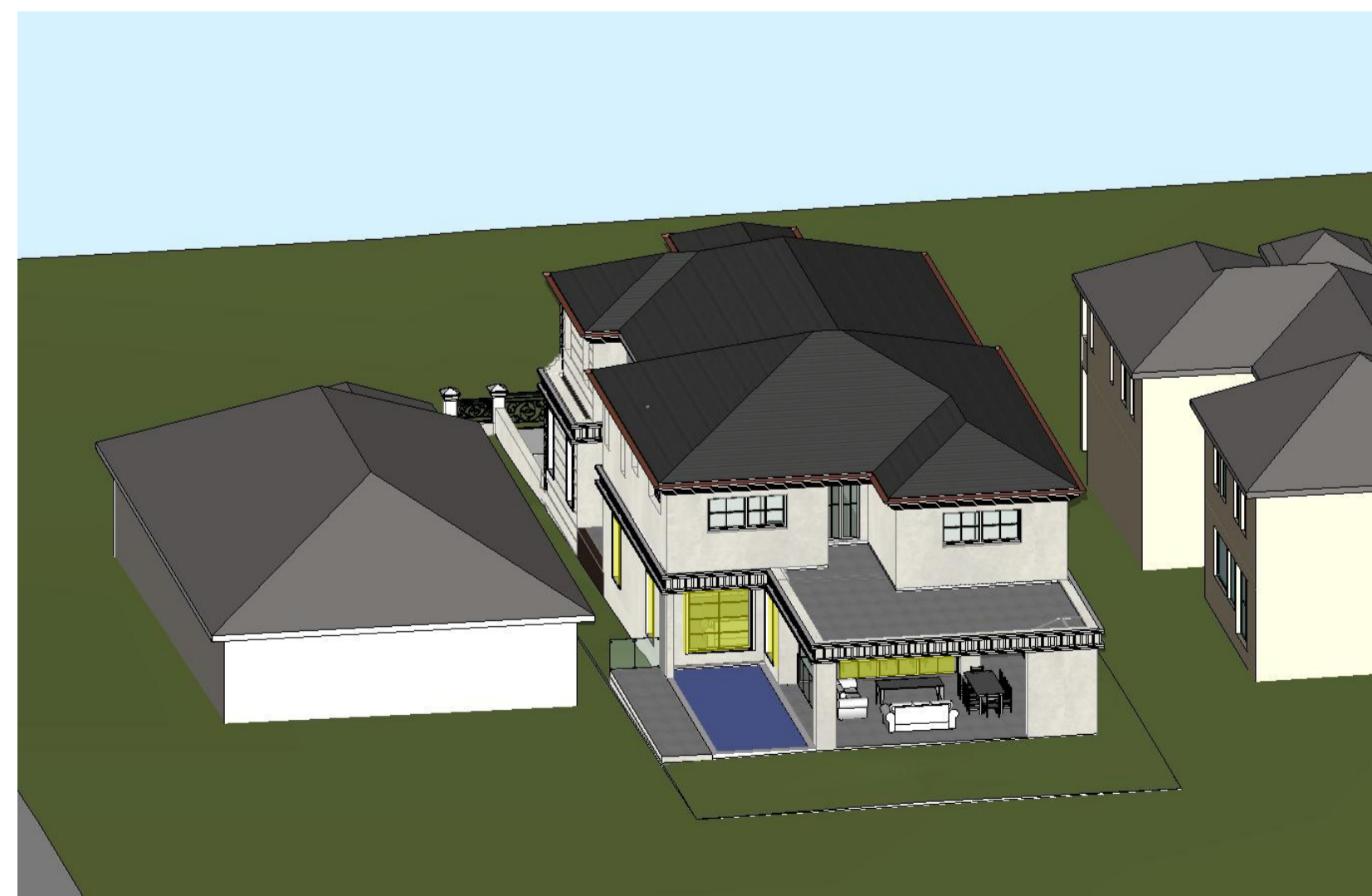
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VIEW FROM SUN 21 JUNE 1PM
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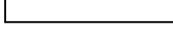

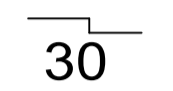
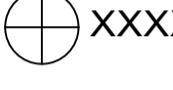


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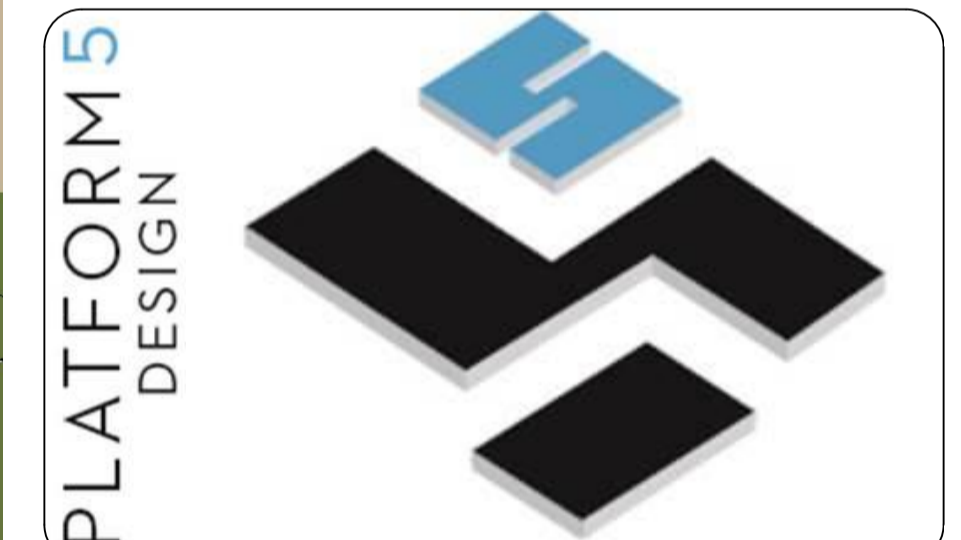
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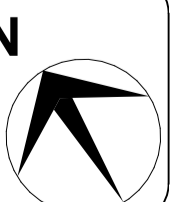
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DRAWING NUMBER: **DA2903**

DATE OF ISSUE: **29/11/2021** C01 N

SCALE: **AS SHOWN**

DEVELOPMENT APPLICATION



**STRATHFIELD COUNCIL
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24 January 2022

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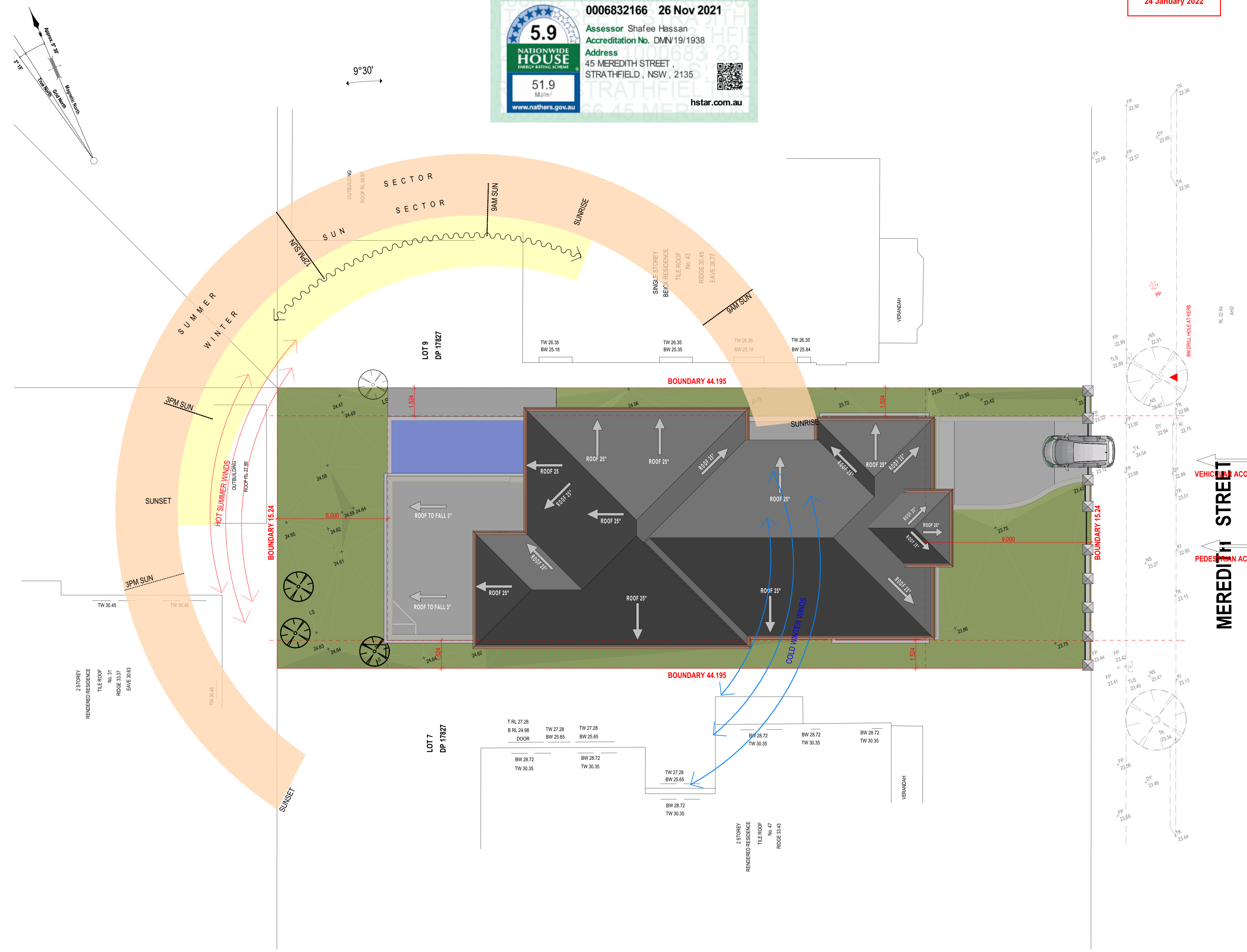
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5.9
NATIONWIDE HOUSE ENERGY RATING SCHEME
51.9 MJ/m²
www.nathers.gov.au

0006832166 26 Nov 2021
Assessor Shafee Hassan
Accreditation No. DMN19/1938
Address
45 MEREDITH STREET,
STRATHFIELD, NSW, 2135
hstar.com.au

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- 200MM DINCEL WALL
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PLATFORM 5 DESIGN

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C01	ISSUE FOR INFORMATION	16/11/2021
D01	ISSUE FOR INFORMATION	25/11/2021
E01	ISSUE FOR DA SUBMISSION	29/11/2021

DRAWING TITLE:
SITE LOCATION & ANALYSIS

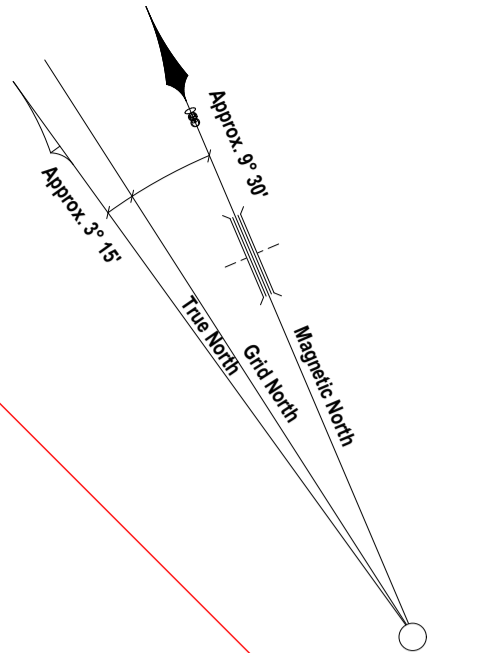
PROJECT NUMBER:
20-059

DRAWING NUMBER: DA1003

DATE OF ISSUE: 29/11/2021

SCALE: AS SHOWN

DEVELOPMENT APPLICATION



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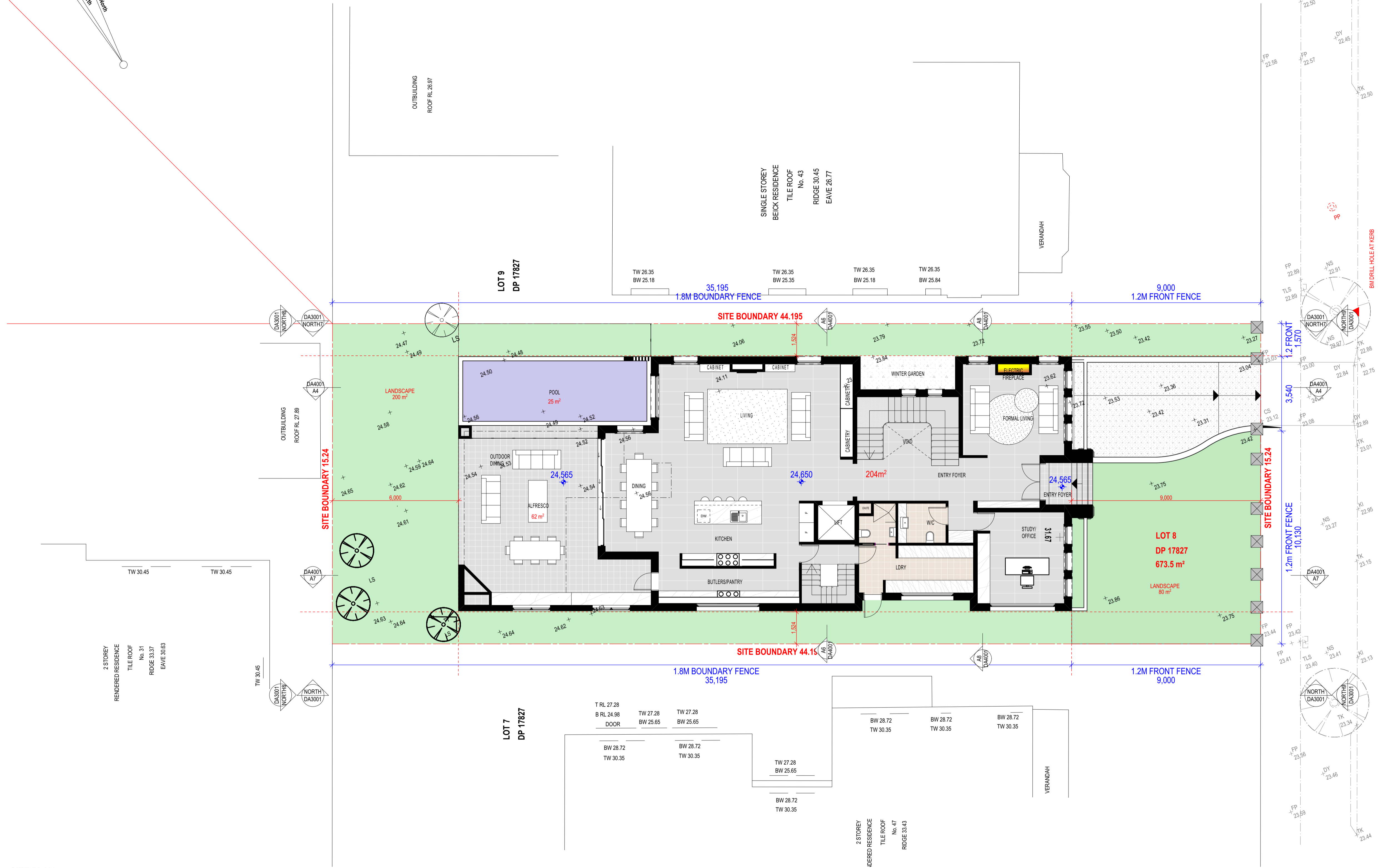
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LEGEND

- 200MM DINCEL WALL
- 250MM BRICK VENEER CONSTRUCTION
- 270MM DOUBLE BRICK CONSTRUCTION
- 110MM SINGLE BRICK CONSTRUCTION
- 110MM STUD WALL
- 200MM BLOCK WALL CONSTRUCTION
- EX XXXX EXISTING NATURAL GROUND LEVELS
- 30 SET DOWN IN BATHROOMS
- XXXX SSL - STRUCTURAL SLAB LEVEL
- EXISTING STRUCTURES TO BE DEMOLISHED.

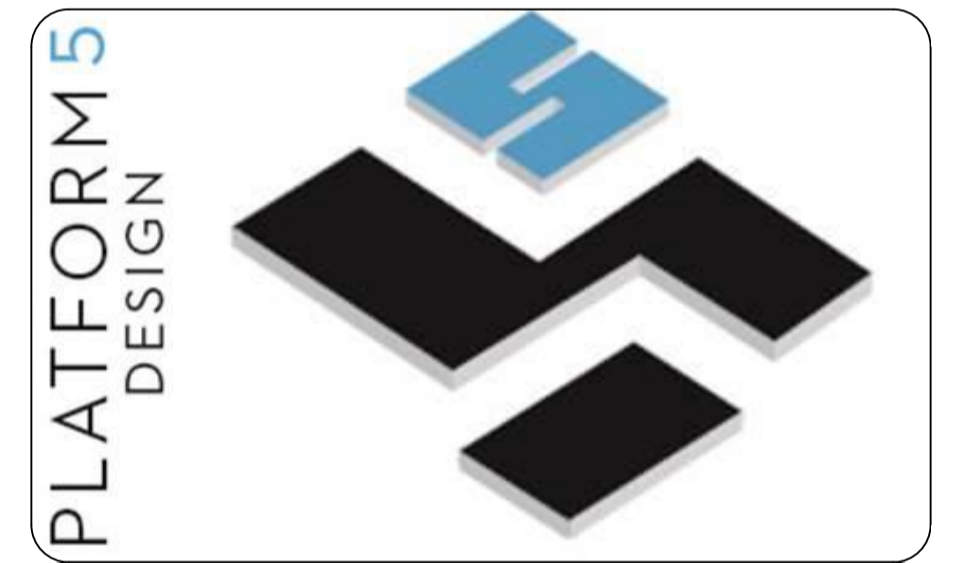
GENERAL NOTES:

1. Written dimensions to take precedence over scale.
2. Builder to verify all boundary clearances and site set out dimensions prior to commencement of construction.
3. Levels and contours are based on supplied datum, prior to construction the relevant authority should be contacted for possible minimum floor level requirements and flood information.
4. All works 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 concerned.
5. All structural work and site drainage to be subject to the Engineers details or certification where required by Council.
6. Articulation joints in masonry to be provided as per Engineers Details and/or in accordance with BCA clause 3.3.1.8.
7. Retaining walls are required to be engineer designed and certified where required.
8. All plumbing works to be strictly in accordance with A.S. 3500 and approved by relevant authorities.
9. All drawings are to be read in conjunction with the Engineer's Structural Drawings.
10. All windows and glazing to comply with A.S. 1288 & A.S. 2047.
11. Batters to comply with appropriate soil classification described in Table 3.1.1.1 BCA Vol 2.
12. Engineer to provide design to address loadings if built in close proximity to sewer, stormwater easements.
13. Vehicular crossover to be constructed as per Council requirements.
14. Articulated joints in accordance with BCA 3.3.1.8 (Vo2)
15. Ventilation to ac to be an exhaust fan in accordance with BCA-14.5 & As-1668.2
16. Provide cold water connection & go to dishwasher space
17. Hotwater system to comply with A.S.3500
18. Downpipes to be a maximum 12m spacing and adjacent to valley intersections
19. Drainage to be in accordance with part 3 of the BCA, point of discharge to meet local authority requirement



SITE PLAN
SCALE 1:100

MEREDITH STREET



SUITE 403/LEVEL 04, 16 RAILWAY PDE BURWOOD, NSW, SYDNEY - 2134
EMAIL: INFO@PLATFORMFIVE.COM.AU
WEBSITE: WWW.PLATFORMFIVE.COM.AU

PROJECT TITLE
45 MEREDITH STREET, STRATHFIELD - NSW - 2135

CLIENT
MR HANI BADRAN

REV	DESCRIPTION	DATE
A01	ISSUE FOR REVIEW	24/08/2021
B01	ISSUE FOR REVIEW	25/08/2021
C01	ISSUE FOR INFORMATION	16/11/2021
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E01	ISSUE FOR DA SUBMISSION	29/11/2021

DRAWING TITLE: **SITE PLAN** PROJECT NUMBER: **20-059**

DRAWING NUMBER: **DA1004**

DATE OF ISSUE: **29/11/2021** C01 N

SCALE: **AS SHOWN**

DEVELOPMENT APPLICATION

0006832166 26 Nov 2021

5.9 Assessor Shafee Hassan
Accreditation No. DMN/19/1938
Address
45 MEREDITH STREET,
STRATHFIELD, NSW, 2135

51.9 MJ/m²
www.nathers.gov.au

hstar.com.au

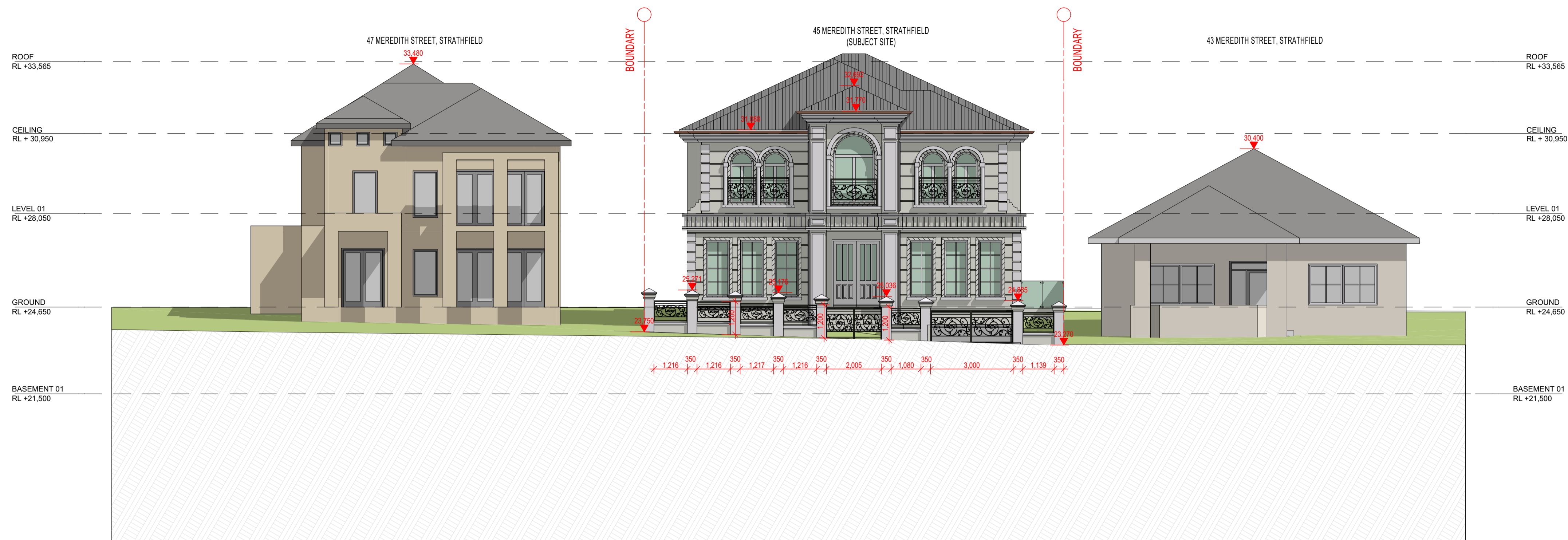
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24 January 2022**



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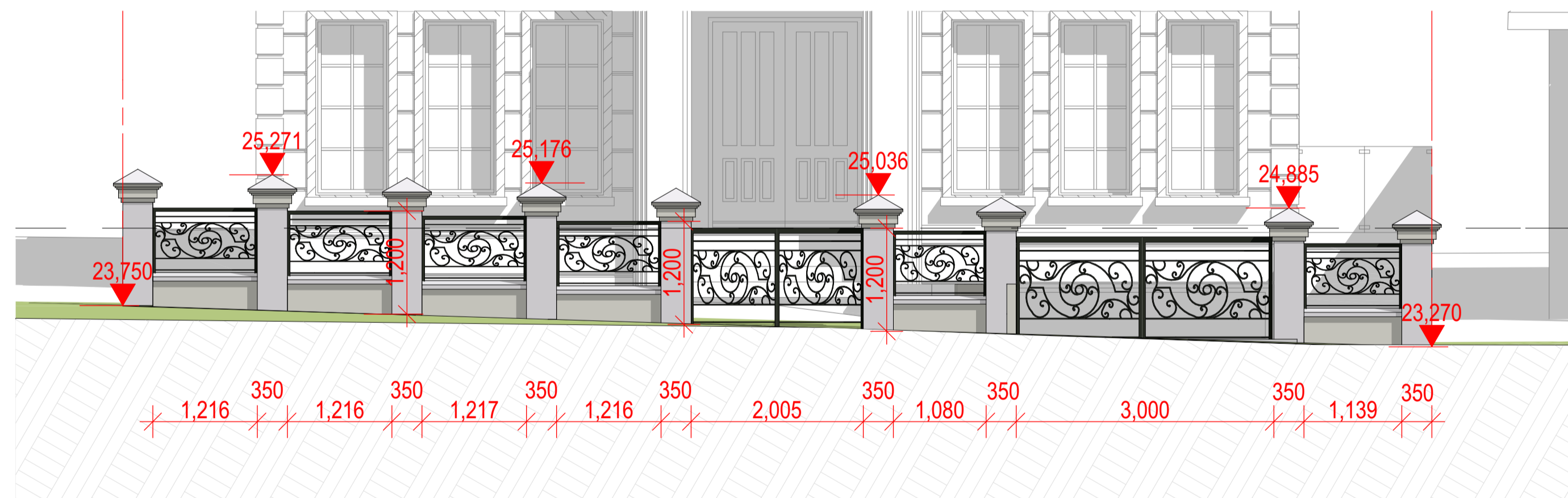
STREETSCAPE ELEVATION
SCALE 1:100

LEGEND

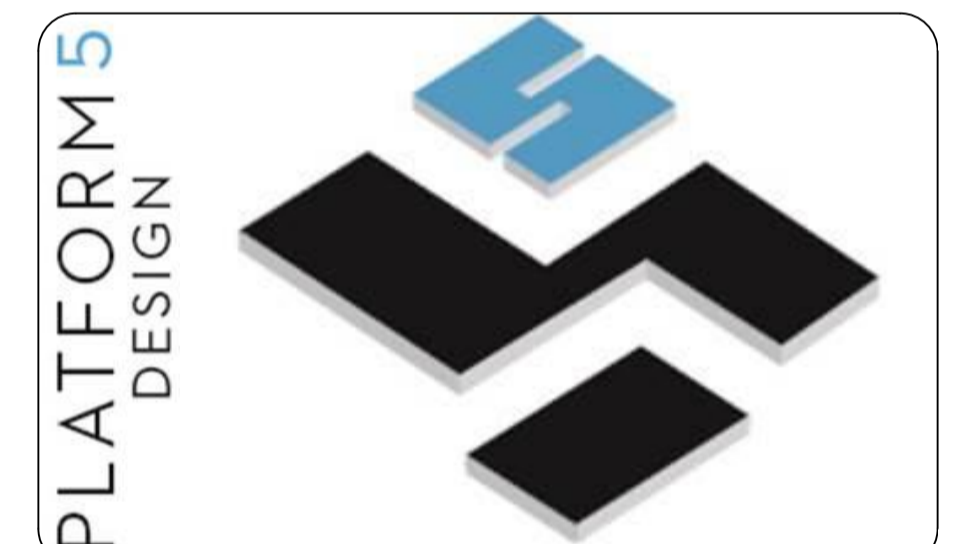
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FENCE DETAIL
SCALE 1:50



SUITE 403/LEVEL 04, 16 RAILWAY PDE BURWOOD, NSW, SYDNEY - 2134
EMAIL: INFO@PLATFORMFIVE.COM.AU
WEBSITE: WWW.PLATFORMFIVE.COM.AU

PROJECT TITLE
45 MEREDITH STREET, STRATHFIELD - NSW - 2135

CLIENT
MR HANI BADRAN

REV	DESCRIPTION	DATE
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DRAWING TITLE: **STREETSCAPE** PROJECT NUMBER: **20-059**

DRAWING NUMBER: **DA3002**

DATE OF ISSUE: **29/11/2021** C01 N

SCALE: **AS SHOWN**

DEVELOPMENT APPLICATION