

PROPERTY DETAILS

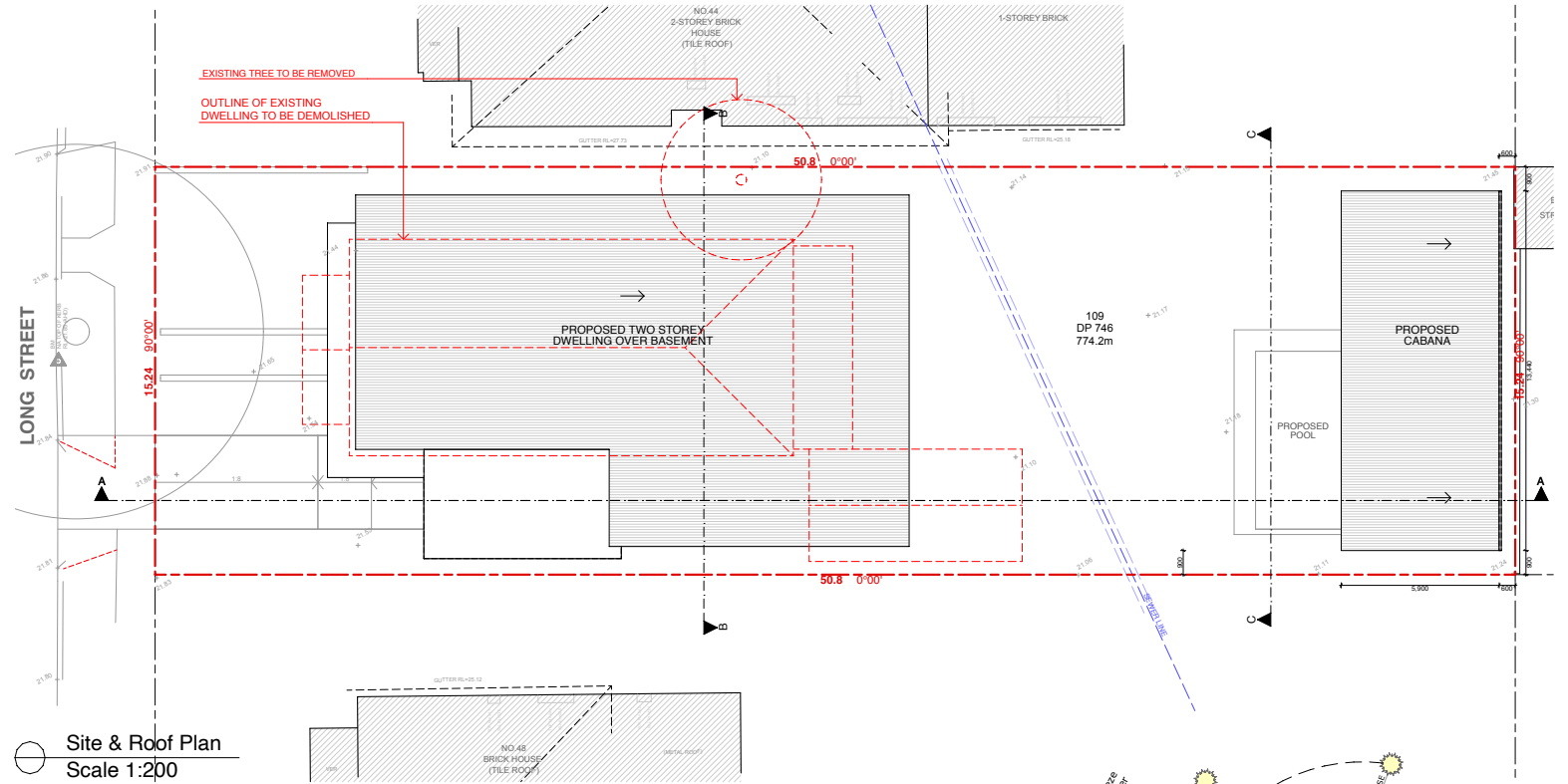
Property Address 46 Long St, Strathfield NSW 2135
Title Reference 109/-/DP746
Site Area 774.2 m2
Council STRATHFIELD MUNICIPAL COUNCIL

LOCAL ENVIRONMENTAL PLAN INFORMATION

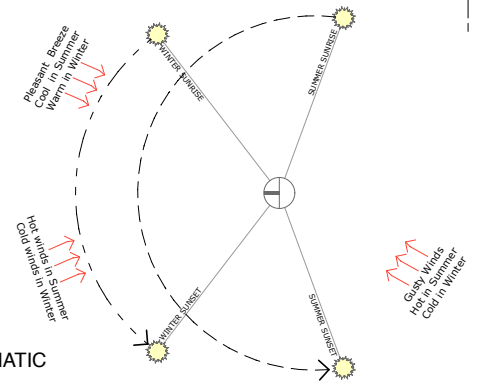
Land Zoning R2 - Low Density Residential
Height J - 9.5 m
FSR 0.58:1
Min. Lot Size K - 560 m2
Heritage NA
Land Reservation Acquisition NA
Foreshore Building Line NA
Acid Sulfate Soils Class 5
Airport Noise NA





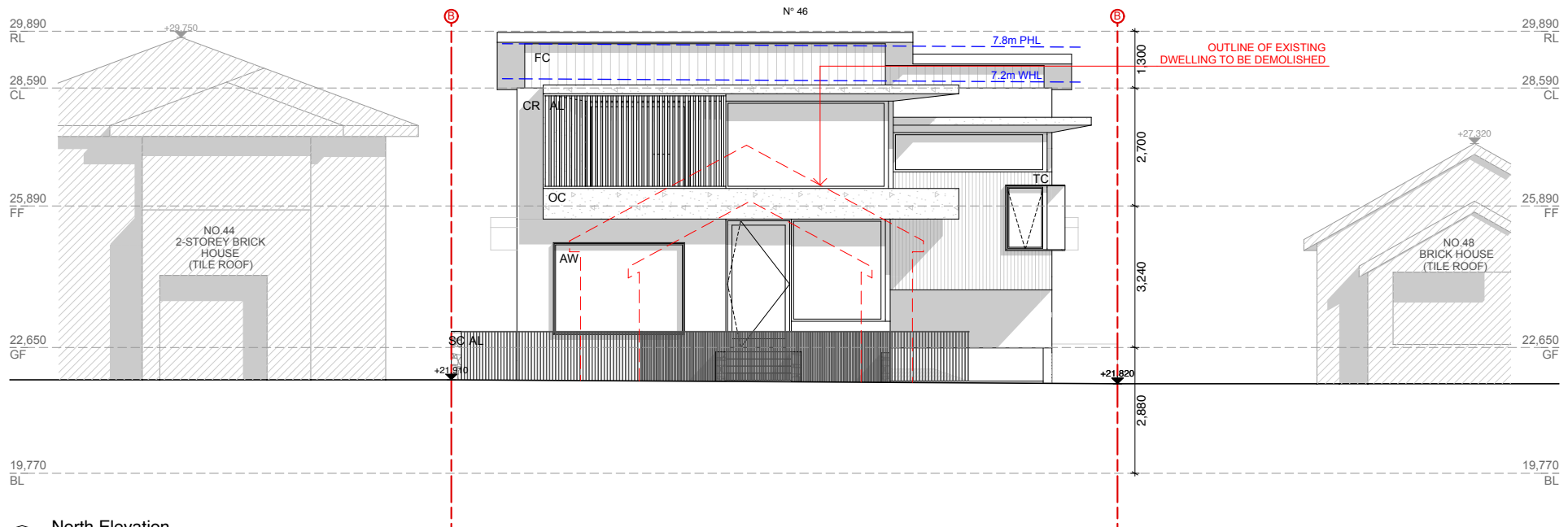
46 Long St, Strathfield - Location Plan



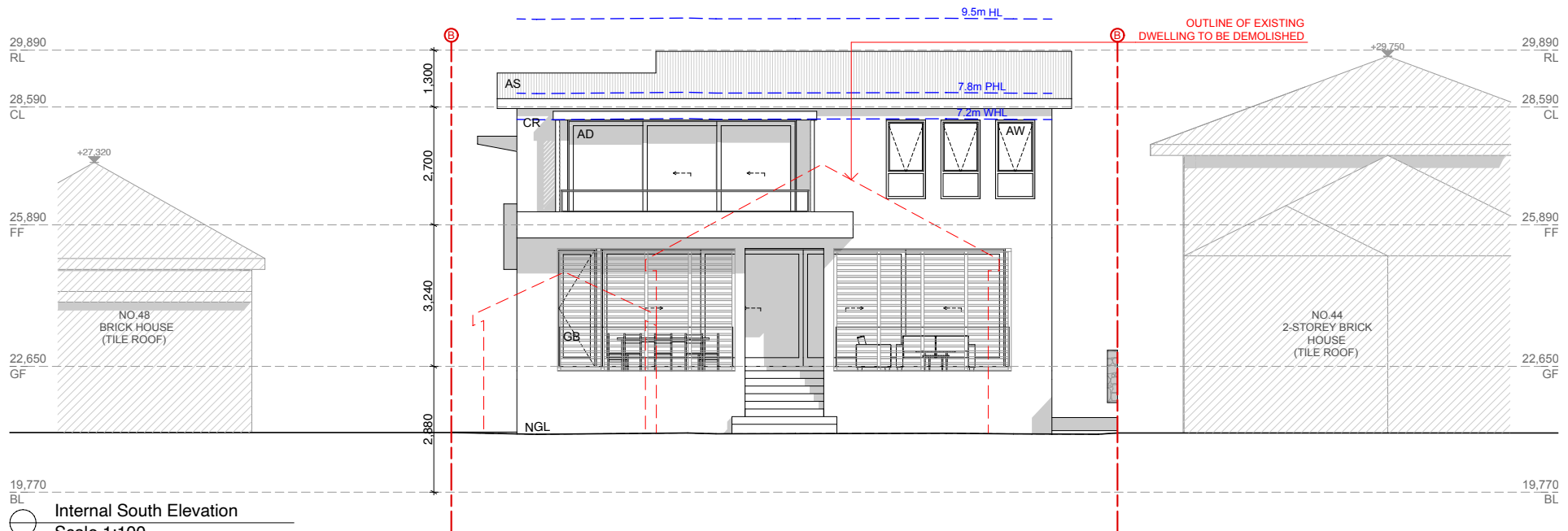
CLIMATIC SITE ANALYSIS



| | | | | | | | | | | | |
|------------------------------|-------------------------|------------------------------|------------------------------|--|-------|-------------------------|----------------|--|----------|---------------------------------------|---|
| AS - ALUMINIUM ROOF SHEETING | OC - OFF FORM CONCRETE | AD - ALUMINIUM DOOR | (M) - MECHANICAL VENTILATION | <p>THE WORK IS TO BE COMPLETED WITH THE BUILDING CODE OF AUSTRALIA, SAA CODES AND RELEVANT BY-LAWS.</p> <p>THE BUILDER / MANUFACTURER SHALL CHECK AND VERIFY ALL DIMENSIONS, RL GROUND LINES AND CONSTRUCTION METHODS PRIOR TO COMMENCEMENT OF WORK.</p> <p>PREFERENCE OF DIMENSIONED MEASUREMENTS TO BE TAKEN OVER SCALED MEASUREMENTS. DO NOT SCALE OFF DRAWINGS</p> <p>THESE DRAWINGS HAVE BEEN PREPARED BY BLU PRINT DESIGNS AND REMAIN THE PROPERTY OF THE ABOVE NAMED PARTY. THESE DRAWINGS ARE NOT TO BE USED IN ANY WAY WITHOUT THE PERMISSION OF BLU PRINT DESIGNS AND ARE SUBJECT TO COPYRIGHT LAWS.</p> <p>A COPY OF THIS PLAN IS TO BE SUBMITTED BY THE PROPRIETOR TO THE WATER BOARD FOR APPROVAL AS REQUIRED BY THE LOCAL COUNCIL.</p> | Issue | Description | Date |  <div>Unit 10 / 43 - 53 Bridge Road, Strathmore, NSW 2048 m: 0410 504 589 e: 0517 9652 info@bluprintdesigns.com.au www.bluprintdesigns.com.au</div> | Title: | Site & Roof Plan | <div>DA.01</div> <div>A</div>  |
| CT - CONCRETE ROOF TILE | AL - ALUMINIUM | AW - ALUMINIUM WINDOW | (S) - SMOKE ALARM | | A | Development Application | 04 - 02 - 2022 | | Project: | 46 Long Street, Strathfield, NSW 2135 | |
| RT - ROOF TILE | AC - ALUMINIUM CLADDING | TD - TIMBER DOOR | (W) - NEW WINDOW | | B | | | | Client: | Mr. Peter Zalloua | |
| BW - FACE BRICK WORK | FC - FIBRE CEMENT | TW - TIMBER WINDOW | (D) - NEW DOOR | | C | | | | Date: | 4th February 2022 | |
| AR - ACRYLIC RENDER | TC - TIMBER CLADDING | FW - FIXED WINDOW | | | | | | | Scale: | 1:200 @ A3 | |
| CR - CEMENT RENDER | SC - STONE CLADDING | GB - GLASS FRAMED BALUSTRADE | | | | | | | | | |



North Elevation
Scale 1:100



Internal South Elevation
Scale 1:100

| | | |
|------------------------------|-------------------------|------------------------------|
| AS - ALUMINIUM ROOF SHEETING | OC - OFF FORM CONCRETE | AD - ALUMINIUM DOOR |
| CT - CONCRETE ROOF TILE | AL - ALUMINIUM | AW - ALUMINIUM WINDOW |
| RT - ROOF TILE | AC - ALUMINIUM CLADDING | TD - TIMBER DOOR |
| BW - FACE BRICK WORK | FC - FIBRE CEMENT | TW - TIMBER WINDOW |
| AR - ACRYLIC RENDER | TC - TIMBER CLADDING | FW - FIXED WINDOW |
| CR - CEMENT RENDER | SC - STONE CLADDING | GB - GLASS FRAMED BALUSTRADE |

| |
|----------------------------|
| Ⓜ - MECHANICAL VENTILATION |
| Ⓢ - SMOKE ALARM |
| Ⓜ - NEW WINDOW |
| Ⓢ - NEW DOOR |

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PREFERENCE OF DIMENSIONED MEASUREMENTS TO BE TAKEN OVER SCALED MEASUREMENTS. DO NOT SCALE OFF DRAWINGS

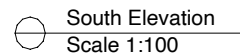
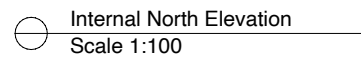
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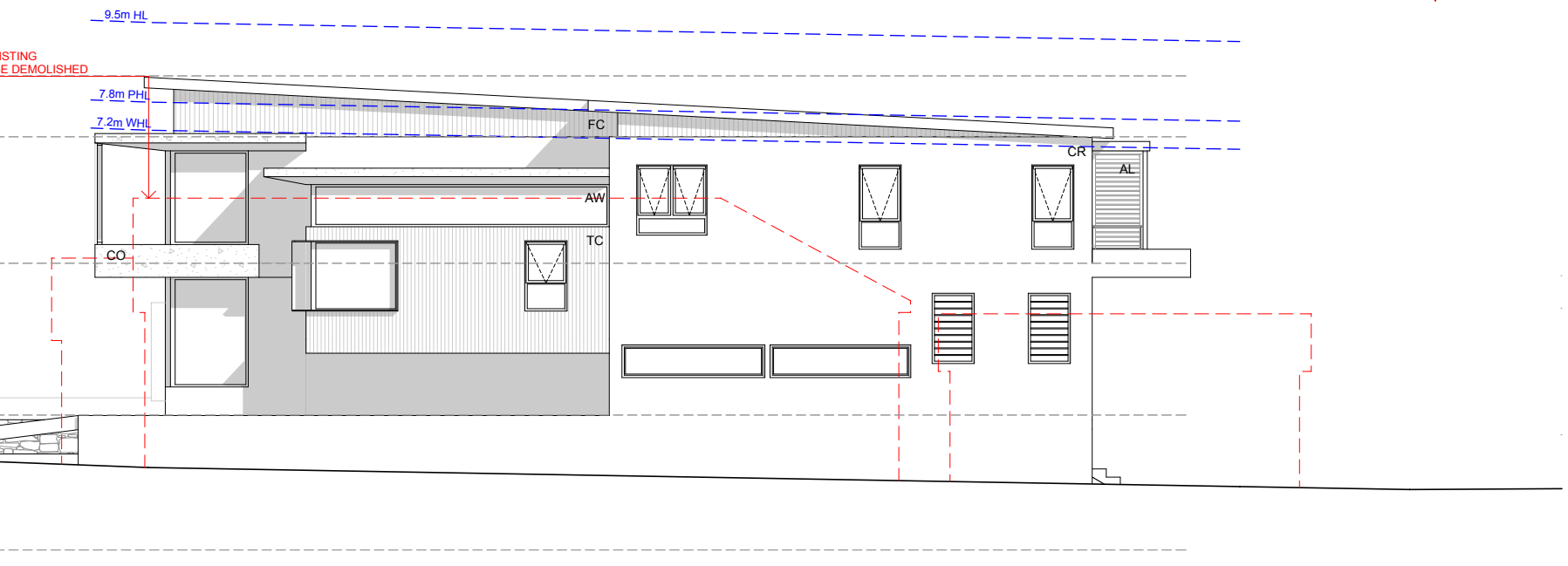
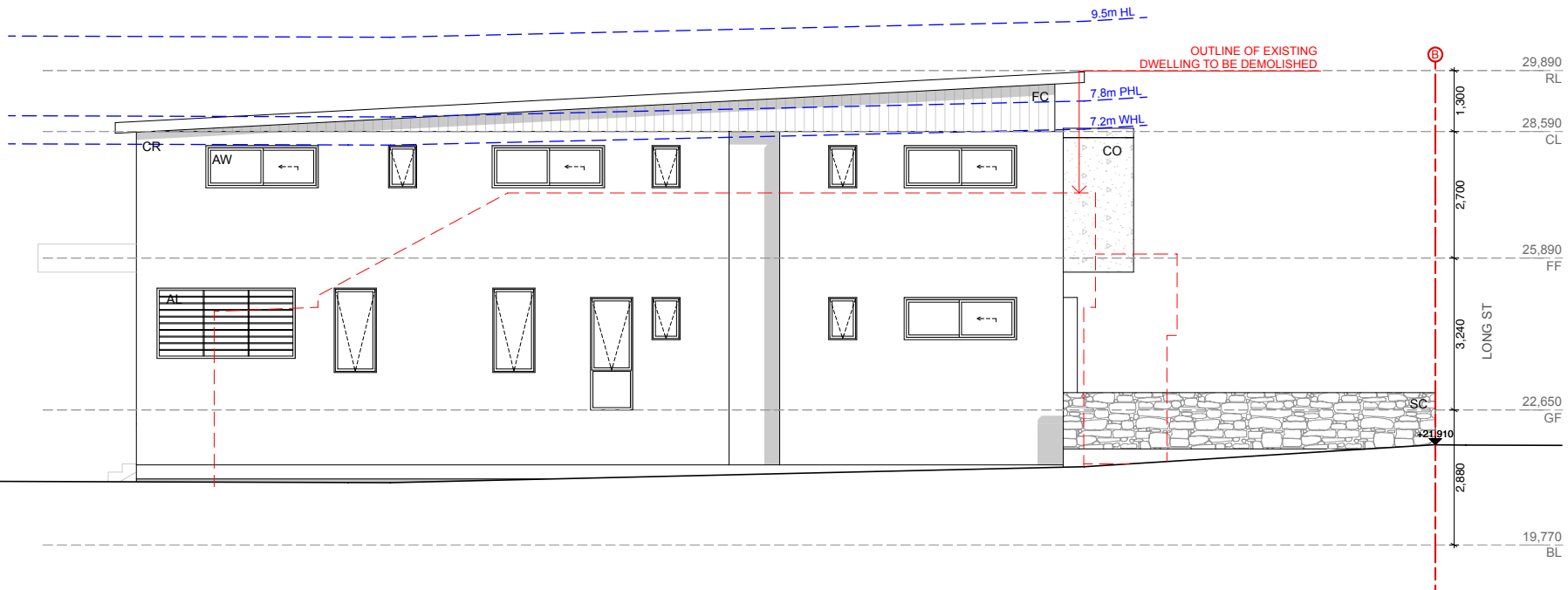
| Issue | Description | Date |
|-------|-------------------------|----------------|
| A | Development Application | 04 - 02 - 2022 |
| B | | |
| C | | |




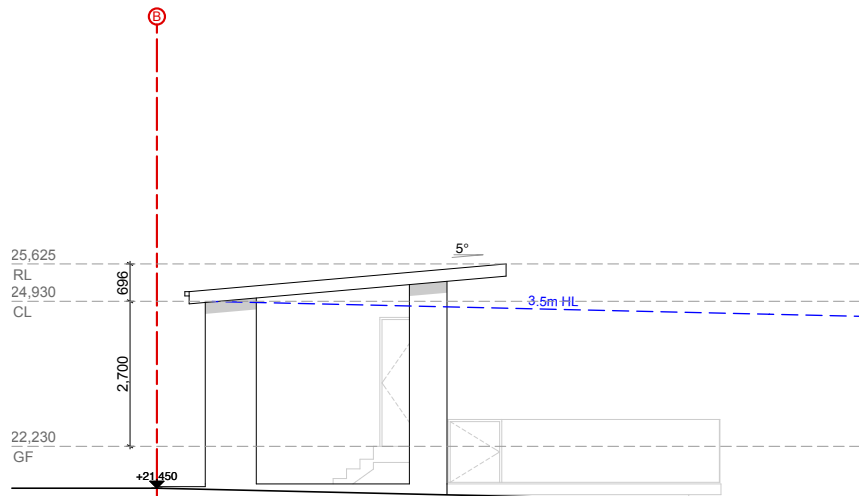
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|----------|---------------------------------------|-------|
| Title: | North & Internal South Elevations | DA.11 |
| Project: | 46 Long Street, Strathfield, NSW 2135 | |
| Client: | Mr. Peter Zalloua | |
| Date: | 4th February 2022 | |
| Scale: | 1:100 @ A3 | A |



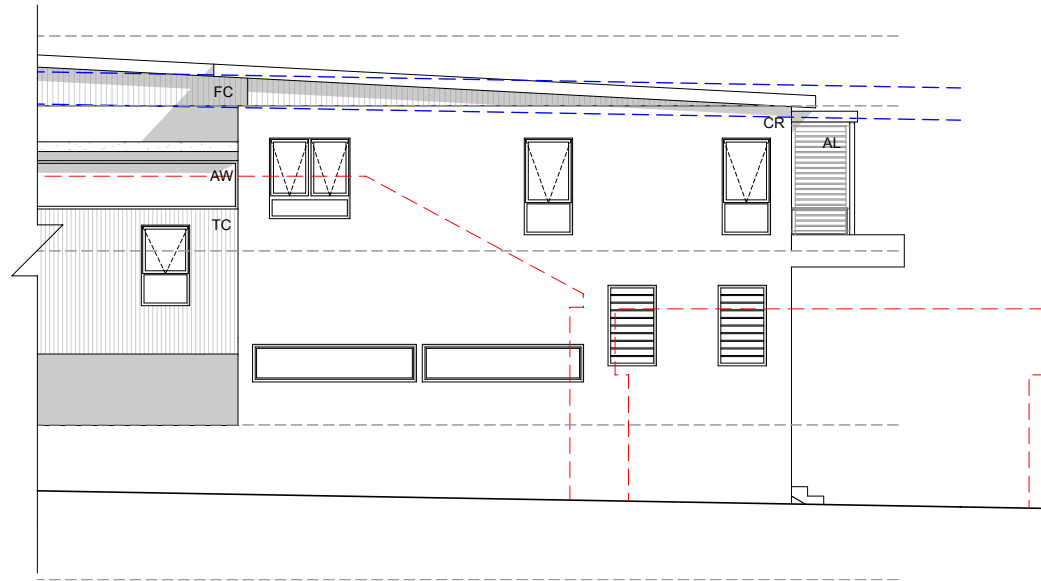
| | | | | | | | | | | | |
|------------------------------|-------------------------|------------------------------|----------------------------|--|-------|-------------------------|----------------|---|----------|---------------------------------------|-------------------------------|
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| CT - CONCRETE ROOF TILE | AL - ALUMINIUM | AW - ALUMINIUM WINDOW | Ⓢ - SMOKE ALARM | | A | Development Application | 04 - 02 - 2022 | | Project: | 46 Long Street, Strathfield, NSW 2135 | |
| RT - ROOF TILE | AC - ALUMINIUM CLADDING | TD - TIMBER DOOR | Ⓢ - NEW ALFARM | | B | | | | Client: | Mr. Peter Zalloua | |
| BW - FACE BRICK WORK | FC - FIBRE CEMENT | TW - TIMBER WINDOW | Ⓢ - NEW DOOR | | C | | | | Date: | 4th February 2022 | |
| AR - ACRYLIC RENDER | TC - TIMBER CLADDING | FW - FIXED WINDOW | | | | | | | Scale: | 1:100 @ A3 | |
| CR - CEMENT RENDER | SC - STONE CLADDING | GB - GLASS FRAMED BALUSTRADE | | | | | | | | | |



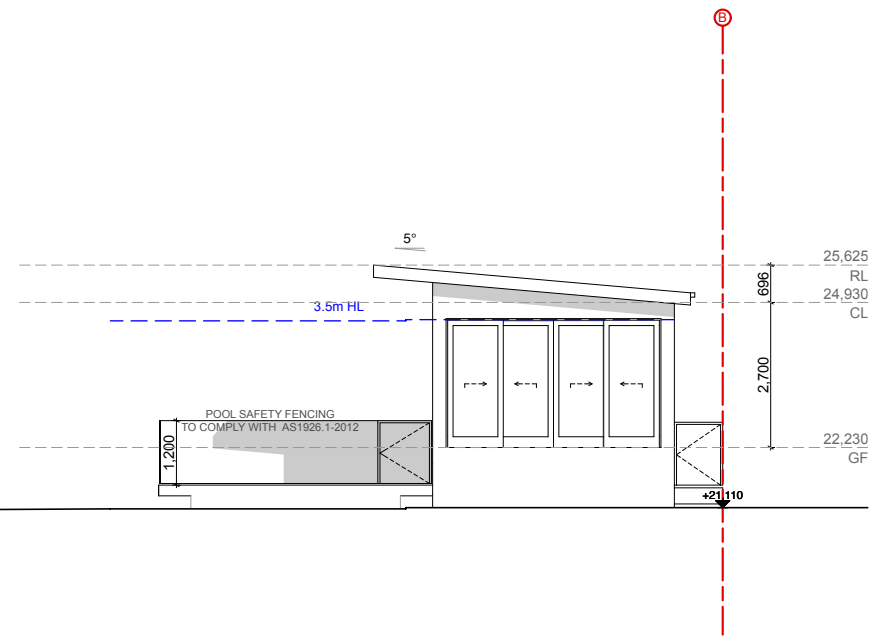
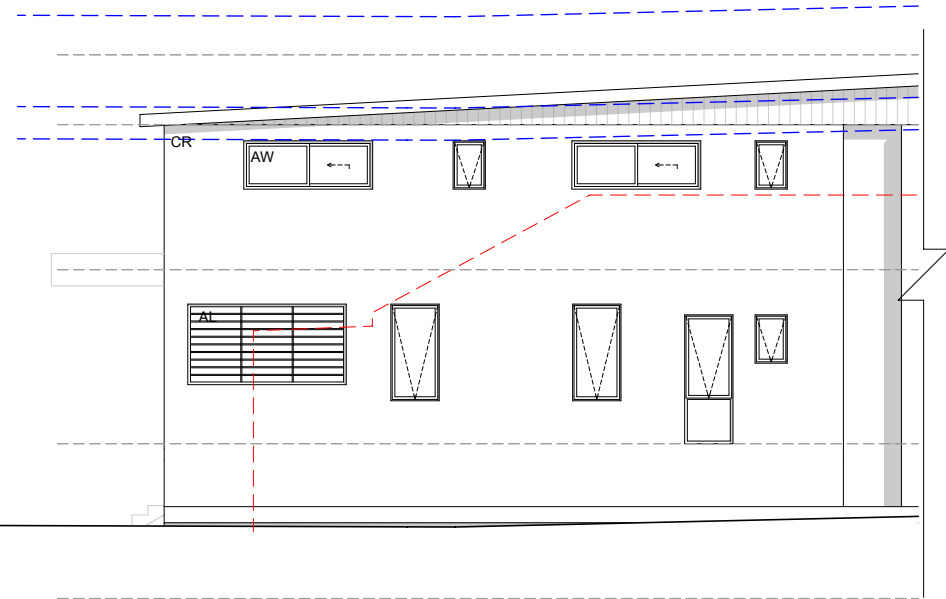
| | | | | | | | | | | | | | | | | | | | | | | |
|--|--|--|---|--|--|---|--|--|---|-------------------------|----------------|---|---------------------------------------|------------|-------|-------------|------|---|--------|------------------------|--|-----------------------|
| AS - ALUMINIUM ROOF SHEETING CT - CONCRETE ROOF TILE RT - ROOF TILE BW - FACE BRICK WORK AR - ACRYLIC RENDER CR - CEMENT RENDER | | | OC - OFF FORM CONCRETE AL - ALUMINIUM AC - ALUMINIUM CLADDING FC - FIBRE CEMENT TC - TIMBER CLADDING SC - STONE CLADDING | | | AD - ALUMINIUM DOOR AW - ALUMINIUM WINDOW TD - TIMBER DOOR TW - TIMBER WINDOW FW - FIXED WINDOW GB - GLASS FRAMED BALUSTRADE | | | M - MECHANICAL VENTILATION S - SMOKE ALARM N - NEW WINDOW D - NEW DOOR | | | <p>THE WORK IS TO BE COMPLETED WITH THE BUILDING CODE OF AUSTRALIA, SAA CODES AND RELEVANT BY-LAWS.</p> <p>THE BUILDER / MANUFACTURER SHALL CHECK AND VERIFY ALL DIMENSIONS, RL GROUND LINES AND CONSTRUCTION METHODS PRIOR TO COMMENCEMENT OF WORK.</p> <p>PREFERENCE OF DIMENSIONED MEASUREMENTS TO BE TAKEN OVER SCALED MEASUREMENTS. DO NOT SCALE OFF DRAWINGS.</p> <p>THESE DRAWINGS HAVE BEEN PREPARED BY BLU PRINT DESIGNS AND REMAIN THE PROPERTY OF THE ABOVE NAMED PARTY. THESE DRAWINGS ARE NOT TO BE USED IN ANY WAY WITHOUT THE PERMISSION OF BLU PRINT DESIGNS AND ARE SUBJECT TO COPYRIGHT LAWS.</p> <p>A COPY OF THIS PLAN IS TO BE SUBMITTED BY THE PROPRIETOR TO THE WATER BOARD FOR APPROVAL AS REQUIRED BY THE LOCAL COUNCIL.</p> | | | Issue | Description | Date |  <div>Unit 10 / A3 - 33 Bridge Road, St Leonards, NSW 2048 m: 0410 504 589 - e: 0517 9652 info@bluprintdesigns.com.au - www.bluprintdesigns.com.au</div> | Title: | East & West Elevations | | DA.13 A |
| | | | | | | | | | A | Development Application | 04 - 02 - 2022 | Project: | 46 Long Street, Strathfield, NSW 2135 | | | | | | | | | |
| | | | | | | | | | B | | | Client: | Mr. Peter Zalloua | | | | | | | | | |
| | | | | | | | | | C | | | Date: | 4th February 2022 | | | | | | | | | |
| | | | | | | | | | | | | | Scale: | 1:100 @ A3 | | | | | | | | |



East Elevation
Scale 1:100



West Elevation
Scale 1:100



| | | | |
|------------------------------|-------------------------|------------------------------|----------------------------|
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| A | Development Application | 04 - 02 - 2022 |
| B | | |
| C | | |



| | | |
|----------|---------------------------------------|-------|
| Title: | East & West Elevations Rear | DA.14 |
| Project: | 46 Long Street, Strathfield, NSW 2135 | |
| Client: | Mr. Peter Zalloua | |
| Date: | 4th February 2022 | |
| Scale: | 1:100 @ A3 | A |