



LEVEL 02

	LEVEL 02	302 4 763 m²
	LEVEL 01	2 142
	GROUND FLOOR	2 319
FULLY ENCLOSED COVERED AREA		
Zone Category	Floor (Story)	
AREA SCHEDULE - GFA		

		1 618 m²
		226 m²
	LEVEL 01	226
UNENCLOSED COVERED AREA		
		1 392 m²
	GROUND FLOOR	1 392
OUTDOOR AREAS		
Zone Category	Floor (Story)	
AREA SCHEDULE - GFA		

**SUMMARY OF GROSS FLOOR AREA** 

LEVEL 01

FULLY ENCLOSED COVERED AREA = 4763 m<sup>2</sup>

UNENCLOSED COVERED AREA = 226 m<sup>2</sup>

GROSS FLOOR AREA = 4989 m<sup>2</sup>

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DO NOT SCALE DRAWINGS MANUALLY OR ELECTRONICALLY. KEY PLAN

DRAWN CHECK DATE REV DESCRIPTION OF CHANGE ISSUED FOR PART 3A PROJECT APPLICATION PHASE 1

FULLY ENCLOSED COVERED AREA UNENCLOSED COVERED AREA OUTDOOR AREA (EXCLUDED FROM GFA)

**GROSS FLOOR AREA** 

As adopted by the Australian Institute of Quantity Surveyors, Royal Australian Institute of Architects and B.O.M.A

GROSS FLOOR AREA (G.F.A.) The sum of the "Fully Enclosed Covered Area" and "Unenclosed Covered Area" as defined.

Fully Enclosed Covered Area

The sum of all such areas at all building floor levels, including basements (except unexcavated portions), floored roof spaces and attics, garages, penthouses, enclosed porches and attached enclosed covered ways alongside buildings, equipment rooms, lift shafts, vertical ducts, staircases and any other fully enclosed spaces and usable areas of the building, computed by measuring from the normal inside face of exterior walls but ignoring any projections such as plinths, columns, piers, and the like which project from the normal inside face of exterior walls. It shall not include open courts, light wells, connecting or isolated covered ways and net open areas of upper portions of rooms, lobbies, halls, interstitial spaces and the like, which extend through the storey being computed.

Unenclosed Covered Area

The sum of all such areas at all building floor levels, including roofed balconies, open verandahs, porches and porticos, attached open covered ways alongside buildings, undercrofts and usable space under buildings, unenclosed access galleries (including ground floor) and any other trafficable covered areas of the building which are not totally enclosed by full height walls, computed by measuring the area between the enclosing walls or balustrade

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NORTH SYDNEY

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STAGES 1A, 1B & 2A EDWARD STREET

WAGGA WAGGA, NSW, 2650

PHASE 1

AREA CALCULATIONS GROSS FLOOR AREAS

AS SHOWN PROJECT NUMBER: DRAWING NUMBER: 10509\_1 DA 9001

teamwork://rdbim01/10509 MASTER Wagga Wagga