

Revis ion ID	Issue Date	Issue Name	DP Full Name	Reg No
B	24/02/2025	30% INFORMATION FOR		
C-P1	4/03/2025	PLAN & ELES UPDATE		
C-P2	11/03/2025	BASEMENT UPDATE		
C	14/03/2025	50% ISSUE FOR		
D-P1	28/03/2025	PLANS, ELES, WP, & DETAILS		

DRAWING TO BE READ IN CONJUNCTION WITH PLA-A-0000 LEGEND, RELEVANT SCHEDULES AND PROJECT SPECIFICATION.

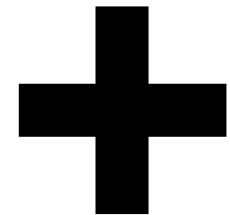
NATHERS Thermal Performance Specification - Palm Beach				
External Walls				
Wall Type	Insulation	Colour		Comments
Concrete Block/ AFS	R2.0	Med - SA 0.475 - 0.70		Throughout
Internal Walls				
Wall Type	Insulation	Colour		Comments
Plasterboard Stud	None			Internally in units
Concrete Panel on studs	None			Party walls between units
Concrete Panel on studs	None			Shared walls with lobby/stairs/lift
Floors				
Floor Type	Insulation	Colour		Comments
Suspended concrete slab	None			Suspended floor of Units 101 & 201
Concrete	None			All units with adjoining unit below
Ceilings				
Ceiling Type	Insulation	Colour		Comments
Plasterboard	None			Floor above
Plasterboard	R3.0			Exposed ceiling of Units 201 & 202
Plasterboard	R4.0			Exposed ceiling of 301
Insulation loss due to downlights has been modelled in this assessment. A sealed exhaust fan has been included in every kitchen, bathroom, laundry and ensuite.				
Roof				
Roof Type	Insulation	Colour		Comments
Concrete with waterproofing membrane	None	Med - SA 0.475 - 0.70		Throughout (no roof space)
Glazing				
Opening type	U-Value	SHGC		Glazing & Frame Type
Sliding + Fixed: All units except below	4.3	0.53		e.g. Single glazed high performing clear low-e Aluminium frame
Awning: All units except below	4.3	0.47		e.g. Single glazed high performing clear low-e Aluminium frame
Sliding + Fixed U301	4.1	0.52		e.g. Double glazed clear Aluminium frame
Awning: U301	4.1	0.47		e.g. Double glazed clear Aluminium frame
U and SHGC values are based on the AFRC Default Windows Set. Glazing systems to be installed must have an equal or lower U value and a SHGC value ± 10% of the above specified values.				
Skylights				
Skylight Type	Frame Type			Comments
na	na			na
Ceiling fans				
Size	Location			Comments
1400mm in diameter	All Living, lounge + Bedrooms			Throughout



FOR INFORMATION

DATE	REVISION	BY	CHK	NO.	DATE	REVISION	BY	CHK	NO.
20/01/2025	WIP REVIEW ISSUE	AS, SH	AS, SH	A-P1	11/03/2025	BASEMENT UPDATE	AS, SH	AS, SH	C-P2
22/01/2025	STRUCTURE REVIEW ISSUE	AS, SH	AS, SH	A-P2	14/03/2025	50% ISSUE FOR INFORMATION	AS, SH	AS, SH	C
7/02/2025	20% FOR INFORMATION	AS, SH	AS, SH	A	28/03/2025	PLANS, ELES, WP, & DETAILS	AS, SH	AS, SH	D-P1
24/02/2025	30% FOR INFORMATION	AS, SH	AS, SH	B					
4/03/2025	PLAN & ELES UPDATE	AS, SH	AS, SH	C-P1					

CONSULTANTS				
STRUCTURE	☐ MSG			T 0425 301 888
SERVICE (MULTI-DICIPLINE)	☐ INTRAX			T 0403 405 487
INTERIOR ARCHITECT	☐ MIM DESIGN			T 61 3 9626 1266
LANDSCAPE ARCHITECT	☐ OBS			T 0408 201 234
CIVIL	☐ SAMANA BLUE			T 0488 042 994



Level 4, 222 Clarence Street
Sydney, NSW 2000 Australia
Plus Architecture Pty. Ltd.
ACN 600506303
Nominated Architect (NSW):
Amit Julka 10002
Rido Pin 11286

Melbourne
Brisbane
Christchurch
Sydney
Western Australia
Auckland
Telephone
+61 2 8823 7900
Instagram
#plusarchitecture
arch@plusarchitecture.com.au
www.plusarchitecture.com.au

PROJECT
1112-1116
BARRENJOEY
ROAD, PALM
BEACH

DRAWING TITLE
GENERAL ARRANGEMENT
PLAN - BASEMENT 1

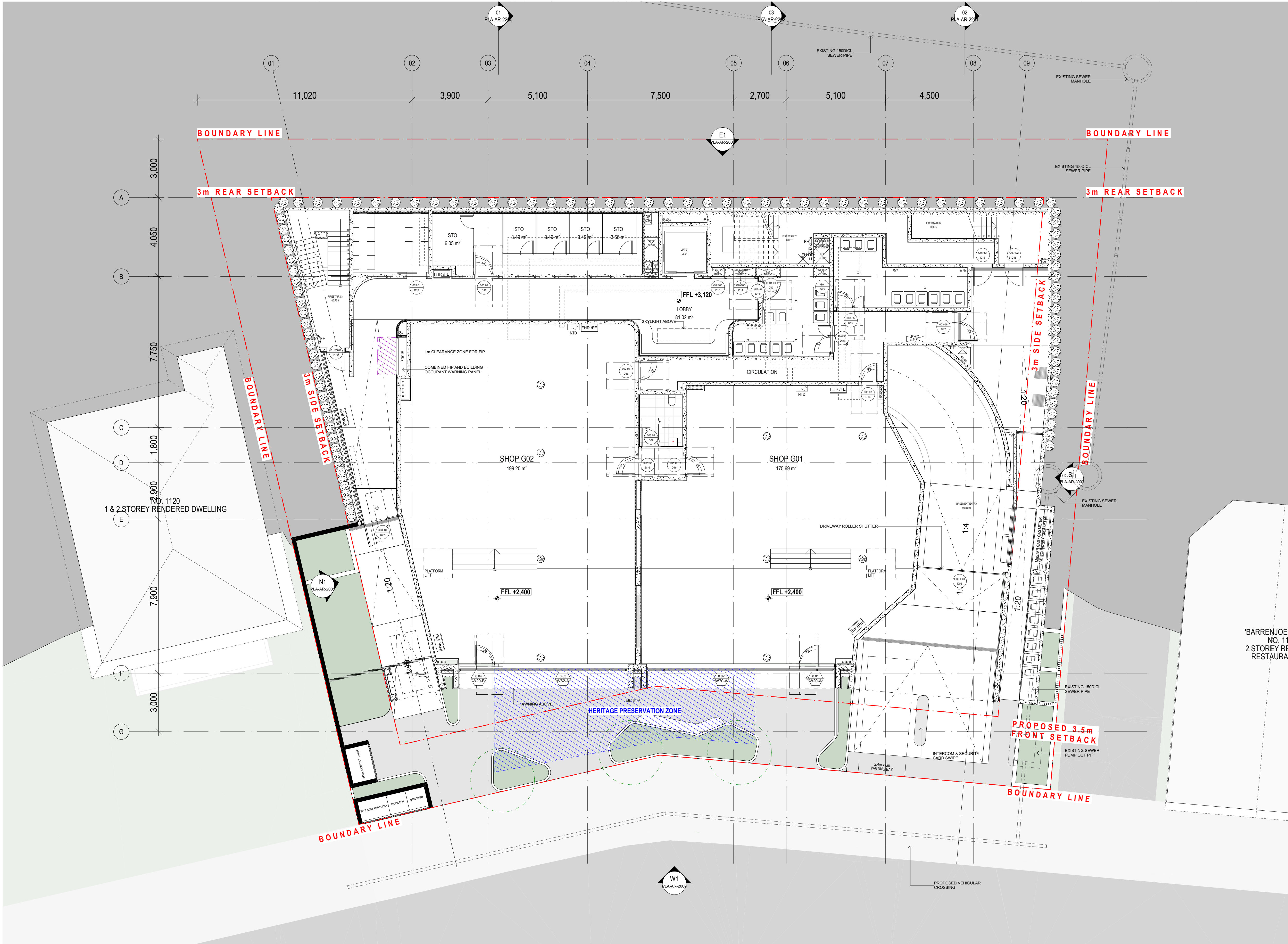
In accepting and utilising this document the recipient agrees that Plus Architecture Pty. Ltd. ACN 600506303, retain all common law, statutory law and other rights including copyright and intellectual property rights. The recipient agrees not to use this document for any purpose other than its intended use, to waive all claims against Plus Architecture resulting from unauthorised changes, or to reuse the document on other projects without the prior written consent of Plus Architecture. Under no circumstances shall transfer of this document be deemed a sale. Plus Architecture makes no warranties of fitness for any purpose.
The Builder/Contractor shall verify job dimensions prior to any work commencing. Figured dimensions shall take precedence over scaled work.

NOT FOR CONSTRUCTION

SCALE 1:100 @A1	PLOT DATE 28/03/2025	
DATE 28/03/2025	CHECKED AS, SH	
DRAWN AS, SH	AS, SH	
JOB NO. 20839	DRAWING NO. PLA-AR-10B1	REVISION D-P1

Revis ion ID	Issue Date	Issue Name	DP Full Name	Reg No
B	24/02/2025	30% INFORMATION FOR		
C-P1	4/03/2025	PLAN & ELES UPDATE		
C	14/03/2025	50% ISSUE FOR		
D-P1	28/03/2025	INFORMATION FOR PLANS, ELES, WP, & DETAILS		

DRAWING TO BE READ IN CONJUNCTION WITH PLA-A-0000 LEGEND, RELEVANT SCHEDULES AND PROJECT SPECIFICATION.



7.0

Average star rating

australian house

www.nuffers.gov.au

0006950350 31 Mar 2025

Assessor Dean Gorman

Accreditation No. DMN/13/1645

Address

1112-1116 Barrenjoey Rd,
Palm Beach, NSW,
2108

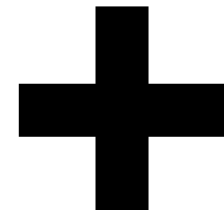
hstar.com.au

FOR INFORMATION

DATE	REVISION	BY	CHK	NO.
20/01/2025	WIP REVIEW ISSUE	AS, SH	AS, SH	A-P1
22/01/2025	STRUCTURE REVIEW ISSUE	AS, SH	AS, SH	A-P2
7/02/2025	20% FOR INFORMATION	AS, SH	AS, SH	A
24/02/2025	30% FOR INFORMATION	AS, SH	AS, SH	B
4/03/2025	PLAN & ELES UPDATE	AS, SH	AS, SH	C-P1

DATE	REVISION	BY	CHK	NO.
14/03/2025	50% ISSUE FOR INFORMATION	AS, SH	AS, SH	C
28/03/2025	PLANS, ELES, WP, & DETAILS	AS, SH	AS, SH	D-P1

CONSULTANTS			
STRUCTURE	☐ MSG		T 0425 301 888
SERVICE (MULTI-DISCIPLINE)	☐ INTRAX		T 0403 405 487
INTERIOR ARCHITECT	☐ MIM DESIGN		T 61 3 9626 1266
LANDSCAPE ARCHITECT	☐ DBS		T 0408 201 234
CIVIL	☐ SAMANA BLUE		T 0488 042 994



Level 4, 222 Clarence Street
Sydney, NSW 2000 Australia
Plus Architecture Pty. Ltd.
ACN 600506303
Nominated Architect (NSW):
Amit Julka 10002
Rido Pin 11286

Telephone
+61 2 8823 7000
Instagram
@plusarchitecture
arch@plusarchitecture.com.au
www.plusarchitecture.com.au

PROJECT
1112-1116
BARRENJOEY
ROAD, PALM
BEACH

DRAWING TITLE
GENERAL ARRANGEMENT
PLAN - GROUND FLOOR

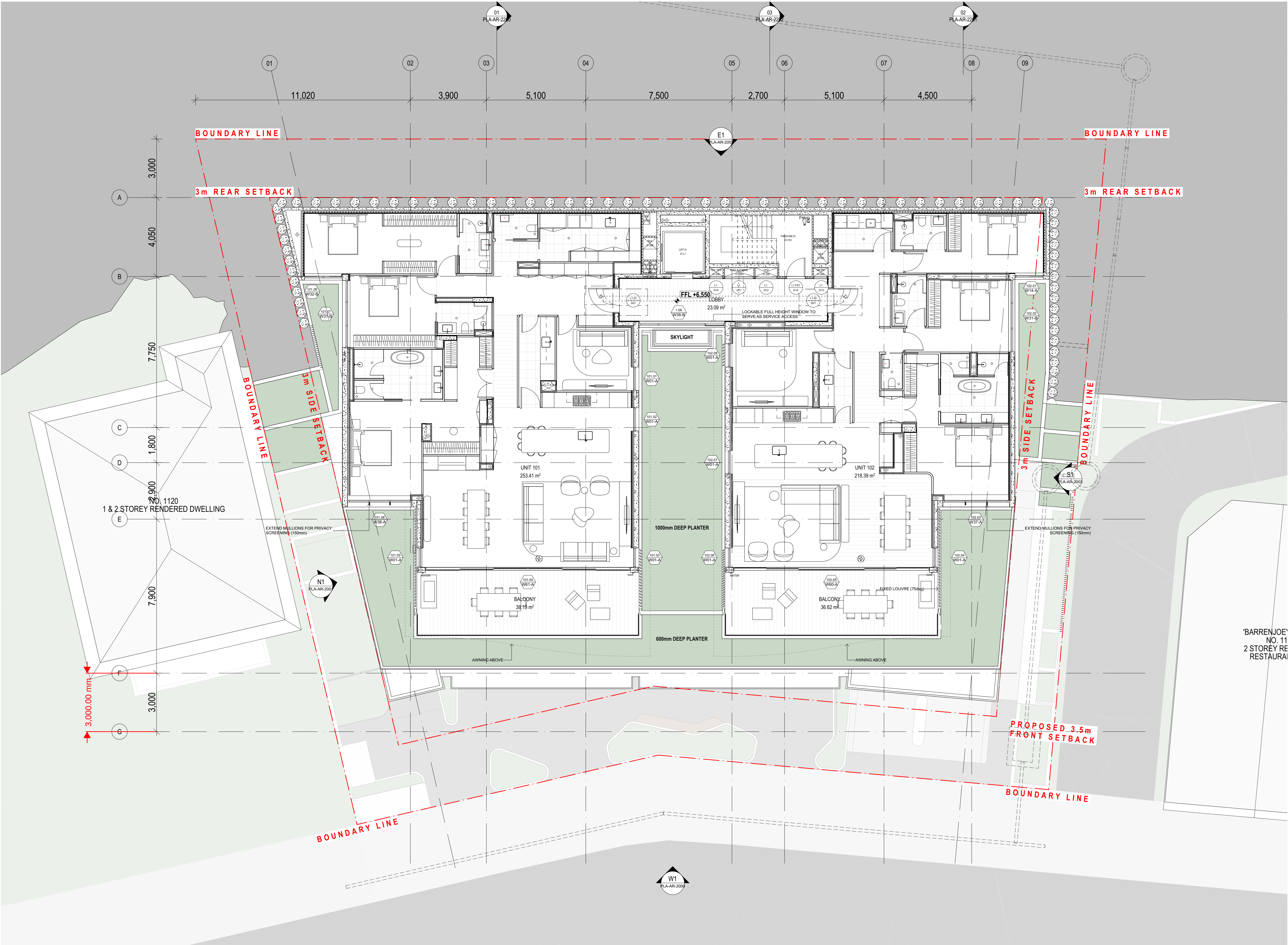
In accepting and utilizing this document the recipient agrees that Plus Architecture Pty. Ltd. ACN 600506303, retain all common law, statutory law and other rights including copyright and intellectual property rights. The recipient agrees not to use this document for any purpose other than its intended use, to waive all claims against Plus Architecture resulting from unauthorised changes, or to reuse the document on other projects without the prior written consent of Plus Architecture. Under no circumstances shall transfer of this document be deemed a sale. Plus Architecture makes no warranties of fitness for any purpose.
The Builder/Contractor shall verify job dimensions prior to any work commencing. Figured dimensions shall take precedence over scaled work.

NOT FOR CONSTRUCTION

SCALE 1:100 @A1	PLOT DATE 28/03/2025	
DATE 28/03/2025	CHECKED AS, SH	
DRAWN AS, SH	AS, SH	
JOB NO. 20839	DRAWING NO. PLA-AR-1000	REVISION D-P1

Revis ion ID	Issue Date	Issue Name	DP Full Name	Reg No
B	24/02/2025	30% INFORMATION FOR		
C-P1	4/03/2025	PLAN & ELES UPDATE		
C	14/03/2025	50% ISSUE FOR		
D-P1	28/03/2025	INFORMATION PLANS, ELES, WP, & DETAILS		

DRAWING TO BE READ IN CONJUNCTION WITH PLA-A-0000 LEGEND, RELEVANT SCHEDULES AND PROJECT SPECIFICATION.



7.0

Average star rating

australian HOUSE

www.nuffers.gov.au

0006950350 31 Mar 2025

Assessor Dean Gorman

Accreditation No. DMN/13/1645

Address
1112/1118 Barrenjoey Rd,
Palm Beach, NSW,
2108

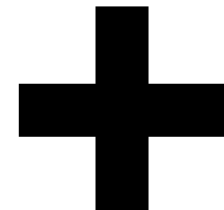
hstar.com.au

FOR INFORMATION

DATE	REVISION	BY	CHK	NO.
20/01/2025	WIP REVIEW ISSUE	AS, SH	AS, SH	A-P1
22/01/2025	STRUCTURE REVIEW ISSUE	AS, SH	AS, SH	A-P2
7/02/2025	20% FOR INFORMATION	AS, SH	AS, SH	A
24/02/2025	30% FOR INFORMATION	AS, SH	AS, SH	B
4/03/2025	PLAN & ELES UPDATE	AS, SH	AS, SH	C-P1

DATE	REVISION	BY	CHK	NO.
14/03/2025	50% ISSUE FOR INFORMATION	AS, SH	AS, SH	C
28/03/2025	PLANS, ELES, WP, & DETAILS	AS, SH	AS, SH	D-P1

CONSULTANTS	
STRUCTURE	☐ MSG T 0425 301 888
SERVICE (MULTI-DISCIPLINE)	☐ INTRAX T 0403 405 487
INTERIOR ARCHITECT	☐ MIM DESIGN T 61 3 9626 1266
LANDSCAPE ARCHITECT	☐ DBS T 0408 201 234
CIVIL	☐ SAMANA BLUE T 0488 042 994



Level 4, 222 Clarence Street
Sydney, NSW 2000 Australia
Plus Architecture Pty. Ltd.
ACN 600506303
Nominated Architect (NSW):
Amit Julka 10002
Rido Pin 11286

Melbourne
Brisbane
Christchurch
Sydney
Western Australia
Auckland
Telephone
+61 2 8823 7000
Instagram
#plusarchitecture
arch@plusarchitecture.com.au
www.plusarchitecture.com.au

PROJECT
1112-1116
BARRENJOEY
ROAD, PALM
BEACH

DRAWING TITLE
GENERAL ARRANGEMENT
PLAN - LEVEL 01

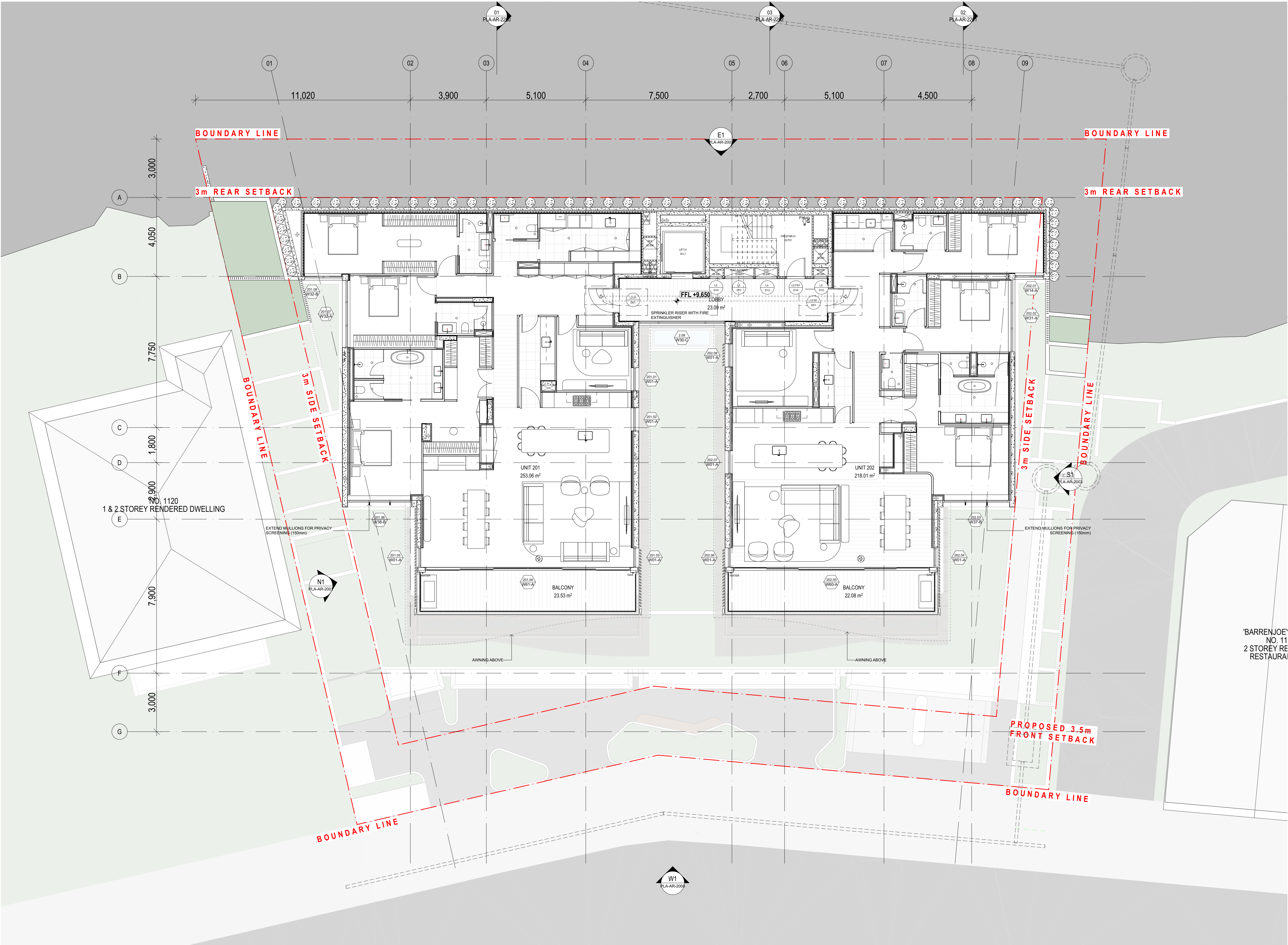
In accepting and utilising this document the recipient agrees that Plus Architecture Pty. Ltd. ACN 600506303, retain all common law, statutory law and other rights including copyright and intellectual property rights. The recipient agrees not to use this document for any purpose other than its intended use, to waive all claims against Plus Architecture resulting from unauthorised changes, or to reuse the document on other projects without the prior written consent of Plus Architecture. Under no circumstances shall transfer of this document be deemed a sale. Plus Architecture makes no warranties of fitness for any purpose.
The Builder/Contractor shall verify job dimensions prior to any work commencing. Figured dimensions shall take precedence over scaled work.

NOT FOR CONSTRUCTION

SCALE 1:100 @A1	PLOT DATE 28/03/2025	
DATE 28/03/2025	CHECKED AS, SH	
DRAWN AS, SH	AS, SH	
JOB NO. 20839	DRAWING NO. PLA-AR-1001	REVISION D-P1

Revis ion ID	Issue Date	Issue Name	DP Full Name	Reg No
B	24/02/2025	30% INFORMATION FOR		
C-P1	4/03/2025	PLAN & ELES UPDATE		
C	14/03/2025	50% ISSUE FOR		
D-P1	28/03/2025	INFORMATION PLANS, ELES, WP, & DETAILS		

DRAWING TO BE READ IN CONJUNCTION WITH PLA-A-0000 LEGEND, RELEVANT SCHEDULES AND PROJECT SPECIFICATION.



7.0

Average star rating

australian house

www.nuffers.gov.au

0006950350 31 Mar 2025

Assessor Dean Gorman

Accreditation No. DMN/13/1645

Address
1112/1118 Barrenjoey Rd,
Palm Beach, NSW,
2108

hstar.com.au

FOR INFORMATION

DATE	REVISION	BY	CHK	NO.
20/01/2025	WIP REVIEW ISSUE	AS, SH	AS, SH	A-P1
22/01/2025	STRUCTURE REVIEW ISSUE	AS, SH	AS, SH	A-P2
7/02/2025	20% FOR INFORMATION	AS, SH	AS, SH	A
24/02/2025	30% FOR INFORMATION	AS, SH	AS, SH	B
4/03/2025	PLAN & ELES UPDATE	AS, SH	AS, SH	C-P1

DATE	REVISION	BY	CHK	NO.
14/03/2025	50% ISSUE FOR INFORMATION	AS, SH	AS, SH	C
28/03/2025	PLANS, ELES, WP, & DETAILS	AS, SH	AS, SH	D-P1

CONSULTANTS			
STRUCTURE	☐ MSG	T 0425 301 888	
SERVICE (MULTI-DICIPLINE)	☐ INTRAX	T 0403 405 487	
INTERIOR ARCHITECT	☐ MIM DESIGN	T 61 3 9626 1266	
LANDSCAPE ARCHITECT	☐ DBS	T 0408 201 234	
CIVIL	☐ SAMANA BLUE	T 0488 042 994	



+

Level 4, 222 Clarence Street
Sydney, NSW 2000 Australia
Plus Architecture Pty. Ltd.
ACN 600506303
Nominated Architect (NSW):
Amit Julka 10002
Rido Pin 11286

plus

architecture

Melbourne
Brisbane
Christchurch

Sydney
Western Australia
Auckland

Telephone
+61 2 8823 7000
Instagram
#plusarchitecture
arch@plusarchitecture.com.au
www.plusarchitecture.com.au

PROJECT
1112-1118
BARRENJOEY
ROAD, PALM
BEACH

DRAWING TITLE
GENERAL ARRANGEMENT
PLAN - LEVEL 02

In accepting and utilising this document the recipient agrees that Plus Architecture Pty. Ltd. ACN 600506303, retain all common law, statutory law and other rights including copyright and intellectual property rights. The recipient agrees not to use this document for any purpose other than its intended use, to waive all claims against Plus Architecture resulting from unauthorised changes, or to reuse the document on other projects without the prior written consent of Plus Architecture. Under no circumstances shall transfer of this document be deemed a sale. Plus Architecture makes no warranties of fitness for any purpose.
The Builder/Contractor shall verify job dimensions prior to any work commencing. Figured dimensions shall take precedence over scaled work.

NOT FOR CONSTRUCTION

SCALE 1:100 @A1	PLOT DATE 28/03/2025	
DATE 28/03/2025	CHECKED AS, SH	
DRAWN AS, SH	AS, SH	
JOB NO. 20839	DRAWING NO. PLA-AR-1002	REVISION D-P1

DRAWING TO BE READ IN CONJUNCTION WITH PLA-A-0000 LEGEND,
RELEVANT SCHEDULES AND PROJECT SPECIFICATION.



DATE	REVISION	BY	CHK	NO.	DATE	REVISION	BY	CHK	NO.
20/01/2025	WIP REVIEW ISSUE	AS, SH	AS, SH	A-P1	14/03/2025	50% ISSUE FOR INFORMATION	AS, SH	AS, SH	C
22/01/2025	STRUCTURE REVIEW ISSUE	AS, SH	AS, SH	A-P2	28/03/2025	PLANS, ELES, WP, & DETAILS	AS, SH	AS, SH	D-P1
7/02/2025	20% FOR INFORMATION	AS, SH	AS, SH	A					
24/02/2025	30% FOR INFORMATION	AS, SH	AS, SH	B					
4/03/2025	PLAN & ELES UPDATE	AS, SH	AS, SH	C-P1					

DATE	REVISION	BY	CHK	NO.
14/03/2025	50% ISSUE FOR INFORMATION	AS, SH	AS, SH	C
28/03/2025	PLANS, ELES, WP, & DETAILS	AS, SH	AS, SH	D-P1

CONSULTANTS			
STRUCTURE	☐	M&G	T 0425 301 88
SERVICE (MULTI-DISCIPLINE)	☐	INTRAX	T 0403 405 48
INTERIOR ARCHITECT	☐	MM DESIGN	T 61 1 9626 126
LANDSCAPE ARCHITECT	☐	DBS	T 0408 201 23
CIVIL	☐	SAMANA BLUE	T 0408 042 99
	☐		



plus
architecture

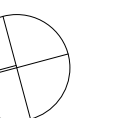
Melbourne Sydney
Brisbane Western Australia
Christchurch Auckland

Telephone +61 2 8823 7000
Instagram #plusarchitecture

arch@plusarchitecture.com.au
www.plusarchitecture.com.au

In accepting and utilising this document the recipient agrees that Plus Architecture Pty. Ltd. ACN 600506303, retain all common law, statutory law and other rights including copyright and intellectual property rights. The recipient agrees not to use this document for any purpose other than its intended use; to waive all claims against Plus Architecture resulting from unauthorised changes; or to reuse the document or other objects without the prior written consent of Plus Architecture. Under no circumstances shall transfer of this document be deemed a sale. Plus Architecture makes no warranties of fitness for any purpose. The Builder/Contractor shall verify job dimensions prior to any work commencing. Figured dimensions shall take precedence over scaled work.

NOT FOR CONSTRUCTION		
SCALE 1:100 @A1		
DATE 28/03/2025	PLOT DATE 28/03/2025	
DRAWN AS, SH	CHECKED	
	AS, SH	
JOB NO. 20839	DRAWING NO. PLA-AR-1003	REVISION D-P1



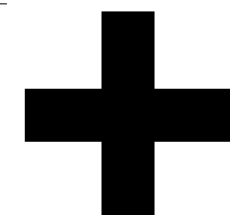
DRAWING TO BE READ IN CONJUNCTION WITH PLA-A-0000 LEGEND,
RELEVANT SCHEDULES AND PROJECT SPECIFICATION.



DATE	REVISION	BY	CHK	NO.
22/01/2025	WIP REVIEW ISSUE	AS, SH	AS, SH	A-P1
22/01/2025	STRUCTURE REVIEW ISSUE	AS, SH	AS, SH	A-P2
7/02/2025	20% FOR INFORMATION	AS, SH	AS, SH	A
24/02/2025	30% FOR INFORMATION	AS, SH	AS, SH	B
4/03/2025	PLAN & ELES UPDATE	AS, SH	AS, SH	C-P1

DATE	REVISION	BY	CHK	NO.
14/03/2025	50% ISSUE FOR INFORMATION	AS, SH	AS, SH	C
28/03/2025	PLANS, ELES, WP, & DETAILS	AS, SH	AS, SH	D-P1

CONSULTANTS		
STRUCTURE	☐	M&G T 0425 301 88
SERVICE (MULTI-DISCIPLINE)	☒	INTRAX T 0403 405 48
INTERIOR ARCHITECT	☐	MM DESIGN T 61 3 8626 126
LANDSCAPE ARCHITECT	☐	DBS T 0408 201 23
CIVIL	☐	SAMANA BLUE T 0488 042 99



Level 4, 222 Clarence Street
Sydney, NSW 2000 Australia
Plus Architecture Pty. Ltd.
ACN 600506303
Nominated Architect (NSW)
Amit Julka 10002
Rido Pin 11286



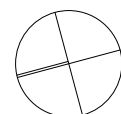
Telephone +61 2 8823 7000
Instagram #plusarchitecture
arch@plusarchitecture.com.au
www.plusarchitecture.com.au

PROJECT
**1112-1116
BARRENJOEY
ROAD, PALM
BEACH**

DRAWING TITLE
**GENERAL ARRANGEMENT
PLAN - ROOF**

In accepting and utilizing this document the recipient agrees that Plus Architecture Pty. Ltd. ACN 600596303, retain all common law, statutory law and other rights including copyright and intellectual property rights. The recipient agrees not to use this document for any purpose other than its intended use; to waive all claims against Plus Architecture resulting from unauthorised changes; or to reuse the document or other projects without the prior written consent of Plus Architecture. Under no circumstances shall transfer of this document be deemed a sale. Plus Architecture makes no warranties of fitness for any purpose.
The Builder/Contractor shall verify job dimensions prior to any work commencing. Figured dimensions shall take precedence over scaled work.

NOT FOR CONSTRUCTION		
SCALE 1:100 @A1		
DATE 28/03/2025	PLOT DATE 28/03/2025	
DRAWN AS, SH	CHECKED AS, SH	
JOB NO. 20839	DRAWING NO. PLA-AR-1004	REVISION D-P1



Revis ion ID	Issue Date	Issue Name	DP Full Name	Reg No
B	24/02/2025	30% INFORMATION FOR		
C-P1	4/03/2025	PLAN & ELES UPDATE		
C	14/03/2025	50% ISSUE FOR		
D-P1	28/03/2025	INFORMATION PLANS, ELES, WP, & DETAILS		

DRAWING TO BE READ IN CONJUNCTION WITH PLA-A-0000 LEGEND, RELEVANT SCHEDULES AND PROJECT SPECIFICATION.



LEGEND	
AL 01	TIMBER LOOK ALUMINIUM BATTEN
AL 02	TIMBER LOOK ALUMINIUM SCREEN
AL 04	ALUMINIUM SCREEN (WHITE)
AL 05	ALUMINIUM LOUVRE (DARK)
GL 01	GLAZING
GL 02	GLAZED BALUSTRADE
RE 01	ACRYLIC RENDER FINISH (WHITE)
RE 02	ACRYLIC RENDER FINISH (LIGHT GREY)
SND 01	SANDSTONE CLADDING
TB 01	TIMBER PAILING FENCE (MAX. 1.8m)

FOR INFORMATION

DATE	REVISION	BY	CHK	NO.
28/01/2025	ELEVATIONS, SECTIONS & MODEL ISSUE	AS	AS, SH	A-P1
7/02/2025	20% FOR INFORMATION	AS	AS, SH	A
24/02/2025	30% FOR INFORMATION	AS	AS, SH	B
4/03/2025	PLAN & ELES UPDATE	AS	AS, SH	C-P1
14/03/2025	50% ISSUE FOR INFORMATION	AS	AS, SH	C

DATE	REVISION	BY	CHK	NO.
28/03/2025	PLANS, ELES, WP, & DETAILS	AS	AS, SH	D-P1

CONSULTANTS	
STRUCTURE	☐ MSG T 0425 301 888
SERVICE (MULTI-DICIPLINE)	☐ INTRAX T 0403 405 487
INTERIOR ARCHITECT	☐ MIM DESIGN T 61 3 9626 1266
LANDSCAPE ARCHITECT	☐ DBS T 0408 201 234
CIVIL	☐ SAMANA BLUE T 0488 042 994



Level 4, 222 Clarence Street
Sydney, NSW 2000 Australia
Plus Architecture Pty. Ltd.
ACN 600506303
Nominated Architect (NSW):
Amit Julka 10002
Rido Pin 11286

Melbourne
Brisbane
Christchurch
Sydney
Western Australia
Auckland
Telephone
Instagram
arch@plusarchitecture.com.au
www.plusarchitecture.com.au

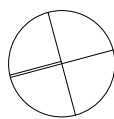
PROJECT
1112-1116
BARRENJOEY
ROAD, PALM
BEACH

DRAWING TITLE
ELEVATIONS - SHEET 01

In accepting and utilizing this document the recipient agrees that Plus Architecture Pty. Ltd. ACN 600506303, retain all common law, statutory law and other rights including copyright and intellectual property rights. The recipient agrees not to use this document for any purpose other than its intended use, to waive all claims against Plus Architecture resulting from unauthorised changes, or to reuse the document on other projects without the prior written consent of Plus Architecture. Under no circumstances shall transfer of this document be deemed a sale. Plus Architecture makes no warranties of fitness for any purpose.
The Builder/Contractor shall verify job dimensions prior to any work commencing. Figure dimensions shall take precedence over scaled work.

NOT FOR CONSTRUCTION

SCALE 1:100 @A1		
DATE 28/03/2025	PLOT DATE 28/03/2025	
DRAWN AS	CHECKED AS, SH	
JOB NO. 20839	DRAWING NO. PLA-AR-2000	REVISION D-P1



Revis ion ID	Issue Date	Issue Name	DP Full Name	Reg No
B	24/02/2025	30% INFORMATION FOR		
C-P1	4/03/2025	PLAN & ELES UPDATE		
C	14/03/2025	50% ISSUE FOR		
D-P1	28/03/2025	INFORMATION PLANS, ELES, WP, & DETAILS		

DRAWING TO BE READ IN CONJUNCTION WITH PLA-A-0000 LEGEND, RELEVANT SCHEDULES AND PROJECT SPECIFICATION.



LEGEND				
AL 01	TIMBER LOOK ALUMINIUM BATTEN			
AL 02	TIMBER LOOK ALUMINIUM SCREEN			
AL 04	ALUMINIUM SCREEN (WHITE)			
AL 05	ALUMINIUM LOUVRE (DARK)			
GL 01	GLAZING			
GL 02	GLAZED BALUSTRADE			
RE 01	ACRYLIC RENDER FINISH (WHITE)			
RE 02	ACRYLIC RENDER FINISH (LIGHT GREY)			
SND 01	SANDSTONE CLADDING			
TB 01	TIMBER PAILING FENCE (MAX. 1.8m)			

FOR INFORMATION

DATE	REVISION	BY	CHK	NO.
28/01/2025	ELEVATIONS, SECTIONS & MODEL ISSUE	AS	AS, SH	A-P1
30/01/2025	NORTH AND SOUTH ELEVATIONS ISSUE	AS	AS, SH	A-P2
7/02/2025	20% FOR INFORMATION	AS	AS, SH	A
24/02/2025	30% FOR INFORMATION	AS	AS, SH	B
4/03/2025	PLAN & ELES UPDATE	AS	AS, SH	C-P1

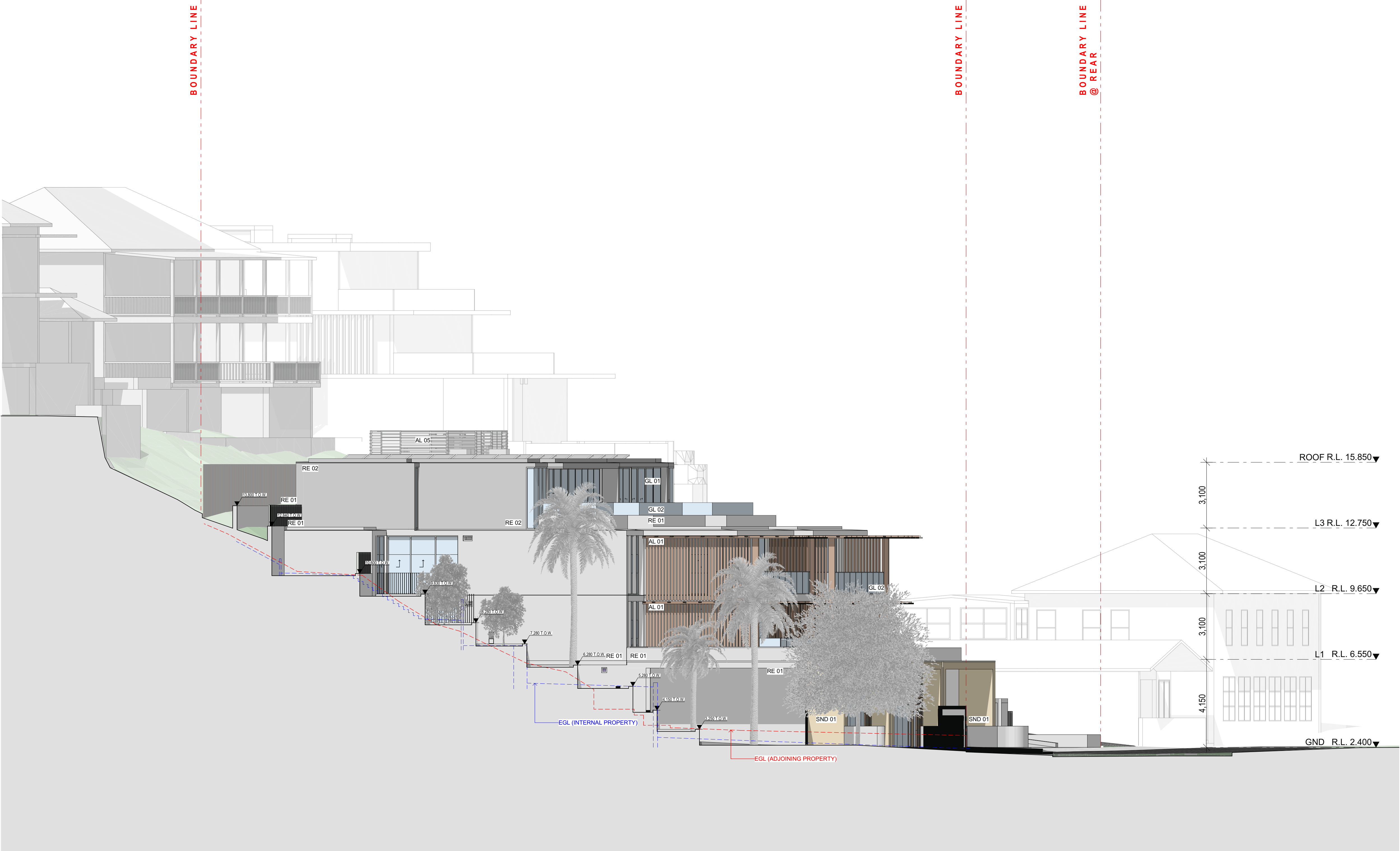
DATE	REVISION	BY	CHK	NO.
14/03/2025	50% ISSUE FOR INFORMATION	AS	AS, SH	C
28/03/2025	PLANS, ELES, WP, & DETAILS	AS	AS, SH	D-P1

CONSULTANTS		
STRUCTURE	☐ MSG	T 0425 301 888
SERVICE (MULTI-DICIPLINE)	☐ INTRAX	T 0403 405 487
INTERIOR ARCHITECT	☐ MIM DESIGN	T 61 3 9626 1266
LANDSCAPE ARCHITECT	☐ DBS	T 0408 201 234
CIVIL	☐ SAMANA BLUE	T 0488 042 994



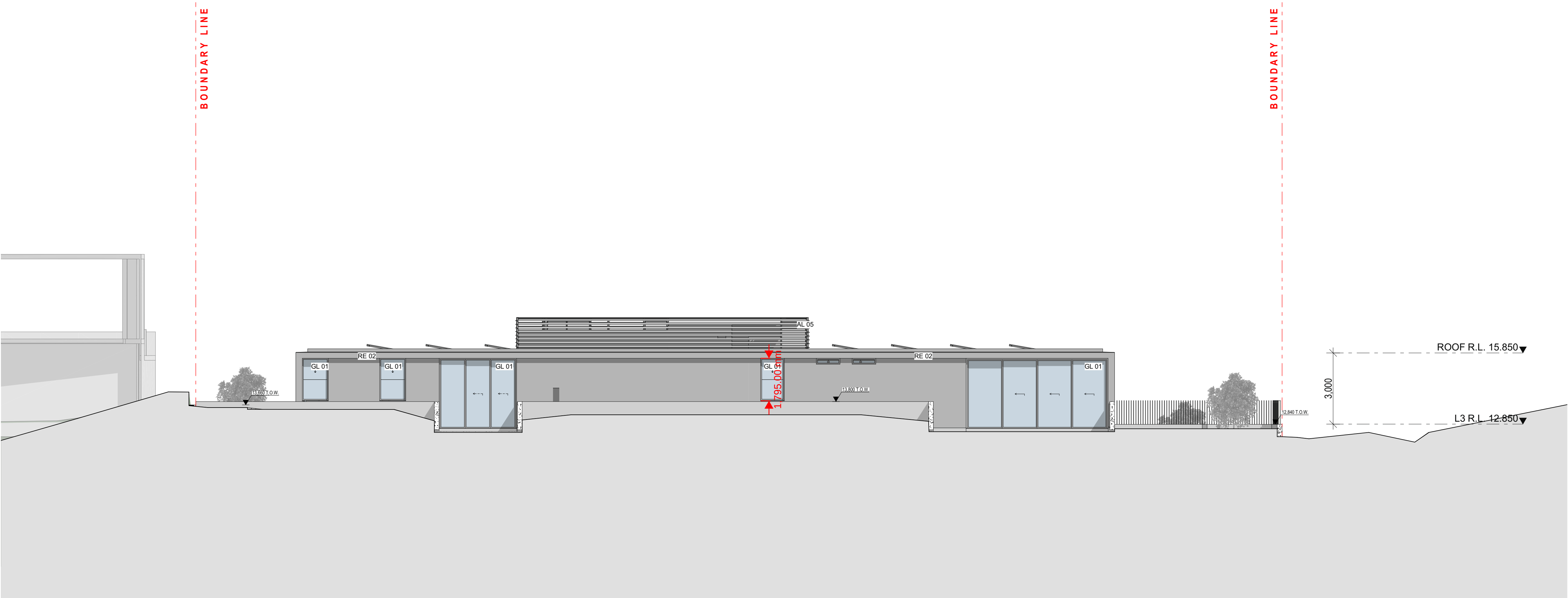
PROJECT 1112-1116 BARRENJOEY ROAD, PALM BEACH	DRAWING TITLE ELEVATIONS - SHEET 02
In accepting and utilizing this document the recipient agrees that Plus Architecture Pty. Ltd. ACN 606056303, retain all copyright law, statutory law and other rights including copyright and intellectual property rights. The recipient agrees not to use this document for any purpose other than its intended use, to waive all claims against Plus Architecture resulting from unauthorised changes, or to reuse the document on other projects without the prior written consent of Plus Architecture. Under no circumstances shall transfer of this document be deemed a sale. Plus Architecture makes no warranties of fitness for any purpose. The Builder/Contractor shall verify job dimensions prior to any work commencing. Figure dimensions shall take precedence over scaled work.	

NOT FOR CONSTRUCTION		
SCALE 1:100 @A1	PLOT DATE 28/03/2025	
DATE 28/03/2025	CHECKED AS, SH	
DRAWN AS	AS, SH	
JOB NO. 20839	DRAWING NO. PLA-AR-2001	REVISION D-P1



Revis ion ID	Issue Date	Issue Name	DP Full Name	Reg No
B	24/02/2025	30% INFORMATION FOR		
C-P1	4/03/2025	PLAN & ELES UPDATE		
C	14/03/2025	50% ISSUE FOR INFORMATION		
D-P1	28/03/2025	PLANS, ELES, WP, & DETAILS		

DRAWING TO BE READ IN CONJUNCTION WITH PLA-A-0000 LEGEND, RELEVANT SCHEDULES AND PROJECT SPECIFICATION.



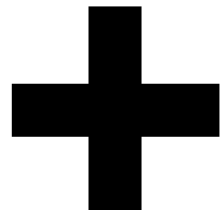
LEGEND				
AL 01	TIMBER LOOK ALUMINIUM BATTEN			
AL 02	TIMBER LOOK ALUMINIUM SCREEN			
AL 04	ALUMINIUM SCREEN (WHITE)			
AL 05	ALUMINIUM LOUVRE (DARK)			
GL 01	GLAZING			
GL 02	GLAZED BALUSTRADE			
RE 01	ACRYLIC RENDER FINISH (WHITE)			
RE 02	ACRYLIC RENDER FINISH (LIGHT GREY)			
SND 01	SANDSTONE CLADDING			
TB 01	TIMBER PAILING FENCE (MAX. 1.8m)			

FOR INFORMATION

DATE	REVISION	BY	CHK	NO.
28/01/2025	ELEVATIONS, SECTIONS & MODEL ISSUE	AS	AS, SH	A-P1
7/02/2025	20% FOR INFORMATION	AS	AS, SH	A
24/02/2025	30% FOR INFORMATION	AS	AS, SH	B
4/03/2025	PLAN & ELES UPDATE	AS	AS, SH	C-P1
14/03/2025	50% ISSUE FOR INFORMATION	AS	AS, SH	C

DATE	REVISION	BY	CHK	NO.
28/03/2025	PLANS, ELES, WP, & DETAILS	AS	AS, SH	D-P1

CONSULTANTS		
STRUCTURE	☐ MSG	T 0425 301 888
SERVICE (MULTI-DICIPLINE)	☐ INTRAX	T 0403 405 487
INTERIOR ARCHITECT	☐ MIM DESIGN	T 61 3 9826 1266
LANDSCAPE ARCHITECT	☐ DBS	T 0408 201 234
CIVIL	☐ SAMANA BLUE	T 0488 042 994



Level 4, 222 Clarence Street
Sydney, NSW 2000 Australia
Plus Architecture Pty. Ltd.
ACN 606066303
Nominated Architect (NSW):
Amit Julka 10002
Rido Pin 11286

Melbourne
Brisbane
Christchurch
Sydney
Western Australia
Auckland
Telephone
Instagram
archi@plusarchitecture.com.au
www.plusarchitecture.com.au

PROJECT 1112-1116 BARRENJOEY ROAD, PALM BEACH	DRAWING TITLE ELEVATIONS - SHEET 03
In accepting and utilizing this document the recipient agrees that Plus Architecture Pty. Ltd. ACN 606066303, retain all common law, statutory law and other rights including copyright and intellectual property rights. The recipient agrees not to use this document for any purpose other than its intended use, to waive all claims against Plus Architecture resulting from unauthorised changes, or to reuse the document on other projects without the prior written consent of Plus Architecture. Under no circumstances shall transfer of this document be deemed a sale. Plus Architecture makes no warranties of fitness for any purpose. The Builder/Contractor shall verify job dimensions prior to any work commencing. Figured dimensions shall take precedence over scaled work.	

NOT FOR CONSTRUCTION		
SCALE 1:100 @A1	PLOT DATE 28/03/2025	
DATE 28/03/2025	CHECKED AS, SH	
DRAWN AS	AS, SH	
JOB NO. 20839	DRAWING NO. PLA-AR-2002	REVISION D-P1

Revis ion ID	Issue Date	Issue Name	DP Full Name	Reg No
B	24/02/2025	30% INFORMATION FOR		
C-P1	4/03/2025	PLAN & ELES UPDATE		
C	14/03/2025	50% ISSUE FOR		
D-P1	28/03/2025	INFORMATION PLANS, ELES, WP, & DETAILS		

DRAWING TO BE READ IN CONJUNCTION WITH PLA-A-0000 LEGEND, RELEVANT SCHEDULES AND PROJECT SPECIFICATION.



LEGEND				
AL 01	TIMBER LOOK ALUMINIUM BATTEN			
AL 02	TIMBER LOOK ALUMINIUM SCREEN			
AL 04	ALUMINIUM SCREEN (WHITE)			
AL 05	ALUMINIUM LOUVRE (DARK)			
GL 01	GLAZING			
GL 02	GLAZED BALUSTRADE			
RE 01	ACRYLIC RENDER FINISH (WHITE)			
RE 02	ACRYLIC RENDER FINISH (LIGHT GREY)			
SND 01	SANDSTONE CLADDING			
TB 01	TIMBER PAILING FENCE (MAX. 1.8m)			

FOR INFORMATION

DATE	REVISION	BY	CHK	NO.
28/01/2025	ELEVATIONS, SECTIONS & MODEL ISSUE	AS	AS, SH	A-P1
30/01/2025	NORTH AND SOUTH ELEVATIONS ISSUE	AS	AS, SH	A-P2
7/02/2025	20% FOR INFORMATION	AS	AS, SH	A
24/02/2025	30% FOR INFORMATION	AS	AS, SH	B
4/03/2025	PLAN & ELES UPDATE	AS	AS, SH	C-P1

DATE	REVISION	BY	CHK	NO.
14/03/2025	50% ISSUE FOR INFORMATION	AS	AS, SH	C
28/03/2025	PLANS, ELES, WP, & DETAILS	AS	AS, SH	D-P1

CONSULTANTS				
STRUCTURE	☐ MSG			T 0425 301 888
SERVICE (MULTI-DISCIPLINE)	☒ INTRAX			T 0403 405 487
INTERIOR ARCHITECT	☐ MIM DESIGN			T 61 3 9626 1266
LANDSCAPE ARCHITECT	☐ OBS			T 0408 201 234
CIVIL	☐ SAMANA BLUE			T 0488 042 994



Level 4, 222 Clarence Street
Sydney, NSW 2000 Australia
Plus Architecture Pty. Ltd.
ACN 606506303
Nominated Architect (NSW):
Amit Julka 10002
Rido Pin 11286

Melbourne
Brisbane
Christchurch
Sydney
Western Australia
Auckland
Telephone
Instagram
arch@plusarchitecture.com.au
www.plusarchitecture.com.au

PROJECT 1112-1116 BARRENJOEY ROAD, PALM BEACH	DRAWING TITLE ELEVATIONS - SHEET 04
In accepting and utilising this document the recipient agrees that Plus Architecture Pty. Ltd. ACN 606506303, retain all common law, statutory law and other rights including copyright and intellectual property rights. The recipient agrees not to use this document for any purpose other than its intended use, to waive all claims against Plus Architecture resulting from unauthorised changes, or to reuse the document on other projects without the prior written consent of Plus Architecture. Under no circumstances shall transfer of this document be deemed a sale. Plus Architecture makes no warranties of fitness for any purpose. The Builder/Contractor shall verify job dimensions prior to any work commencing. Figure dimensions shall take precedence over scaled work.	

NOT FOR CONSTRUCTION		
SCALE 1:100 @A1	PLOT DATE 28/03/2025	
DATE 28/03/2025	CHECKED AS, SH	
DRAWN AS		
JOB NO. 20839	DRAWING NO. PLA-AR-2003	REVISION D-P1

