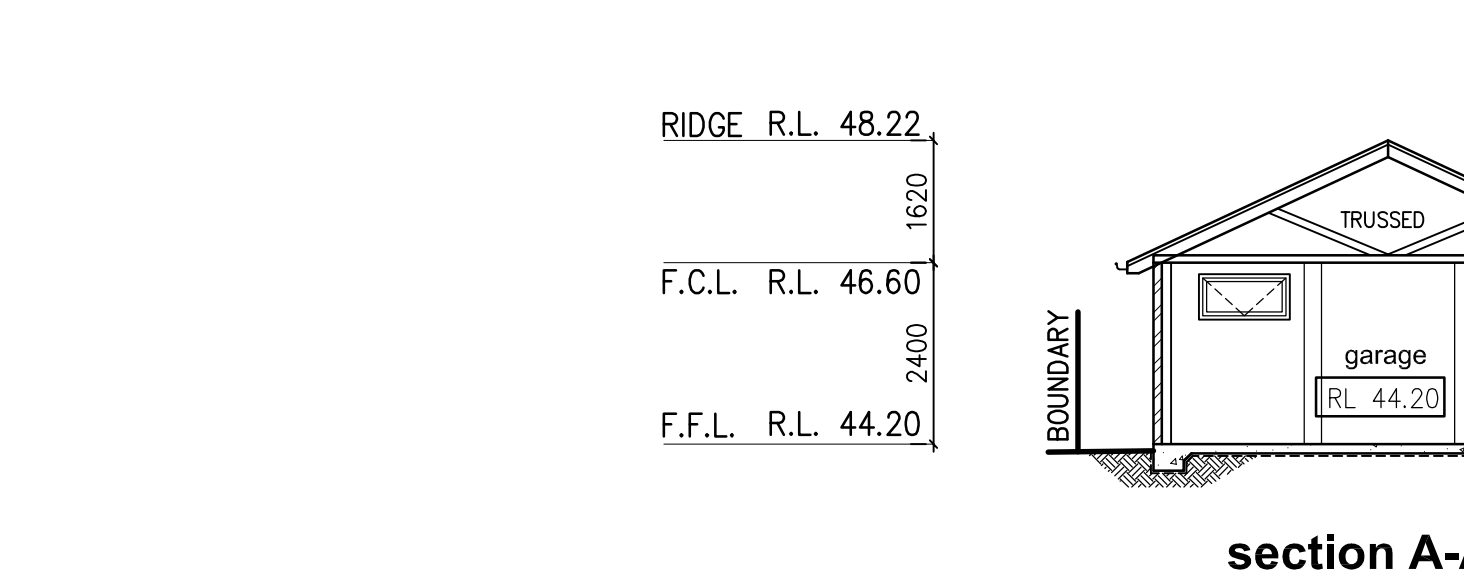
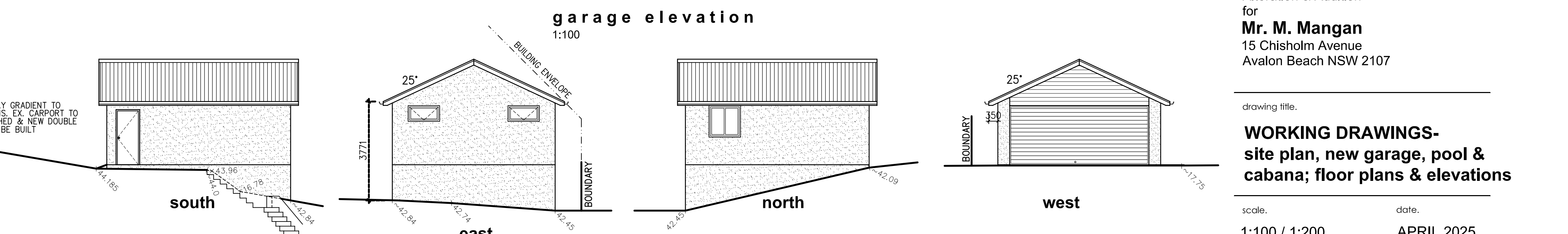
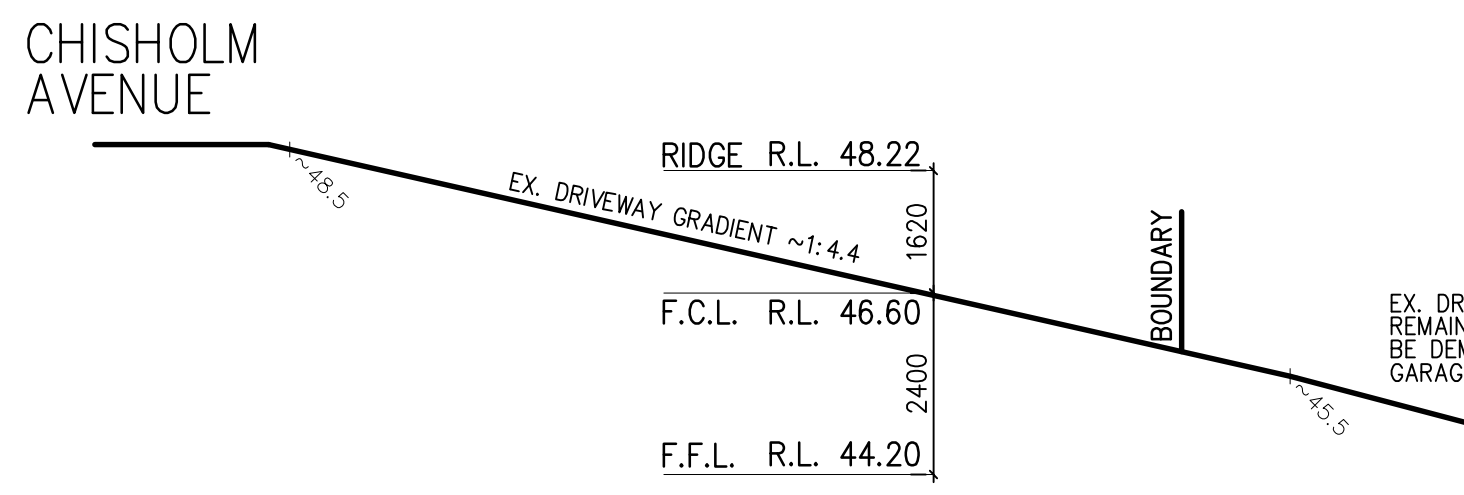
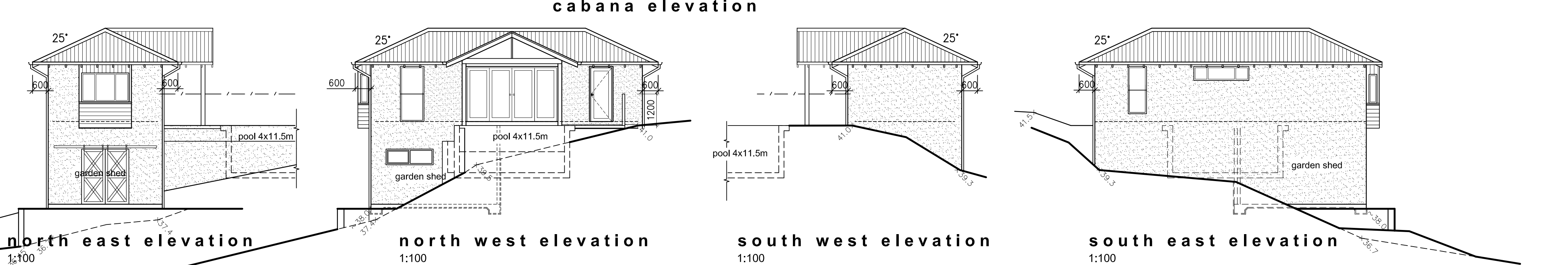
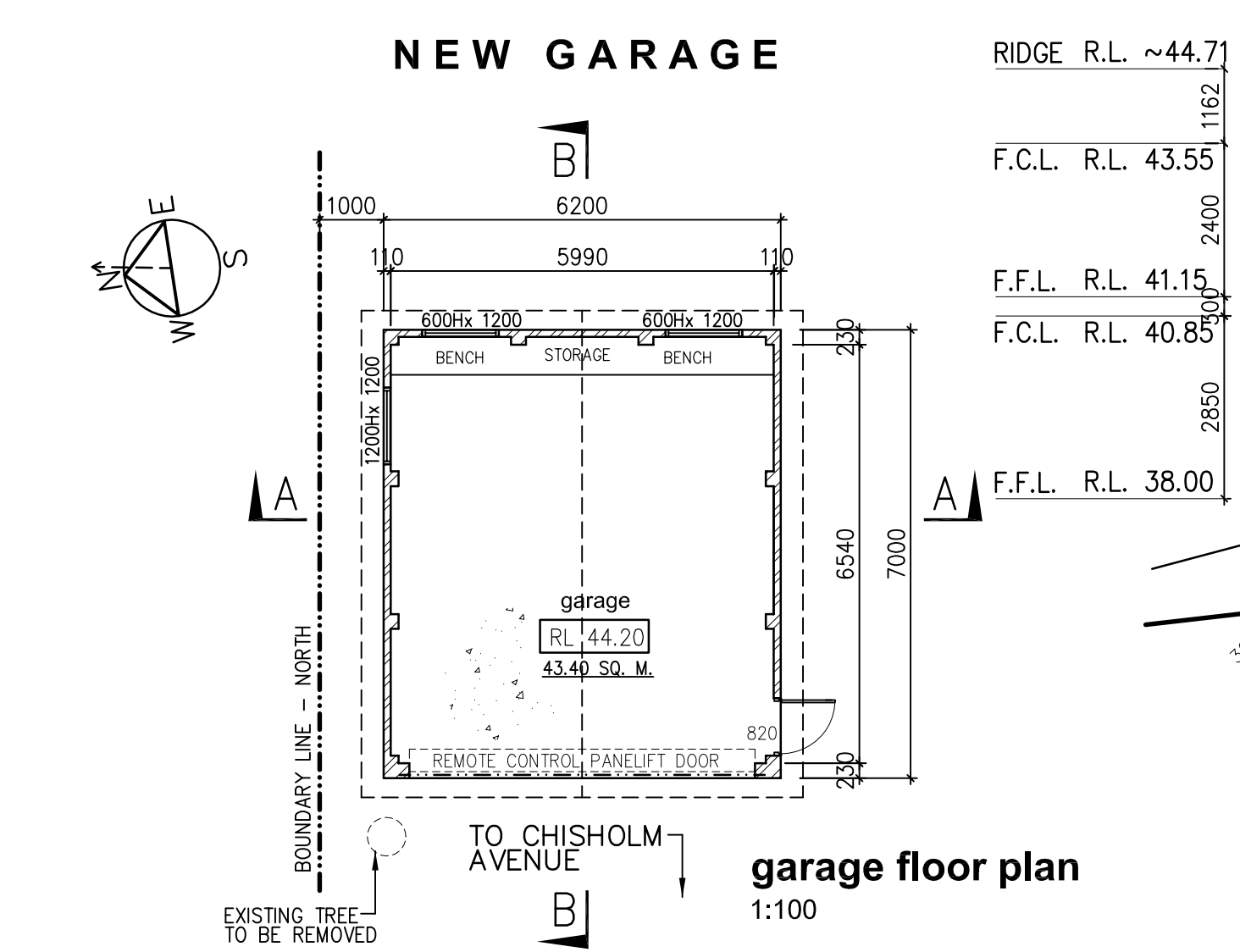
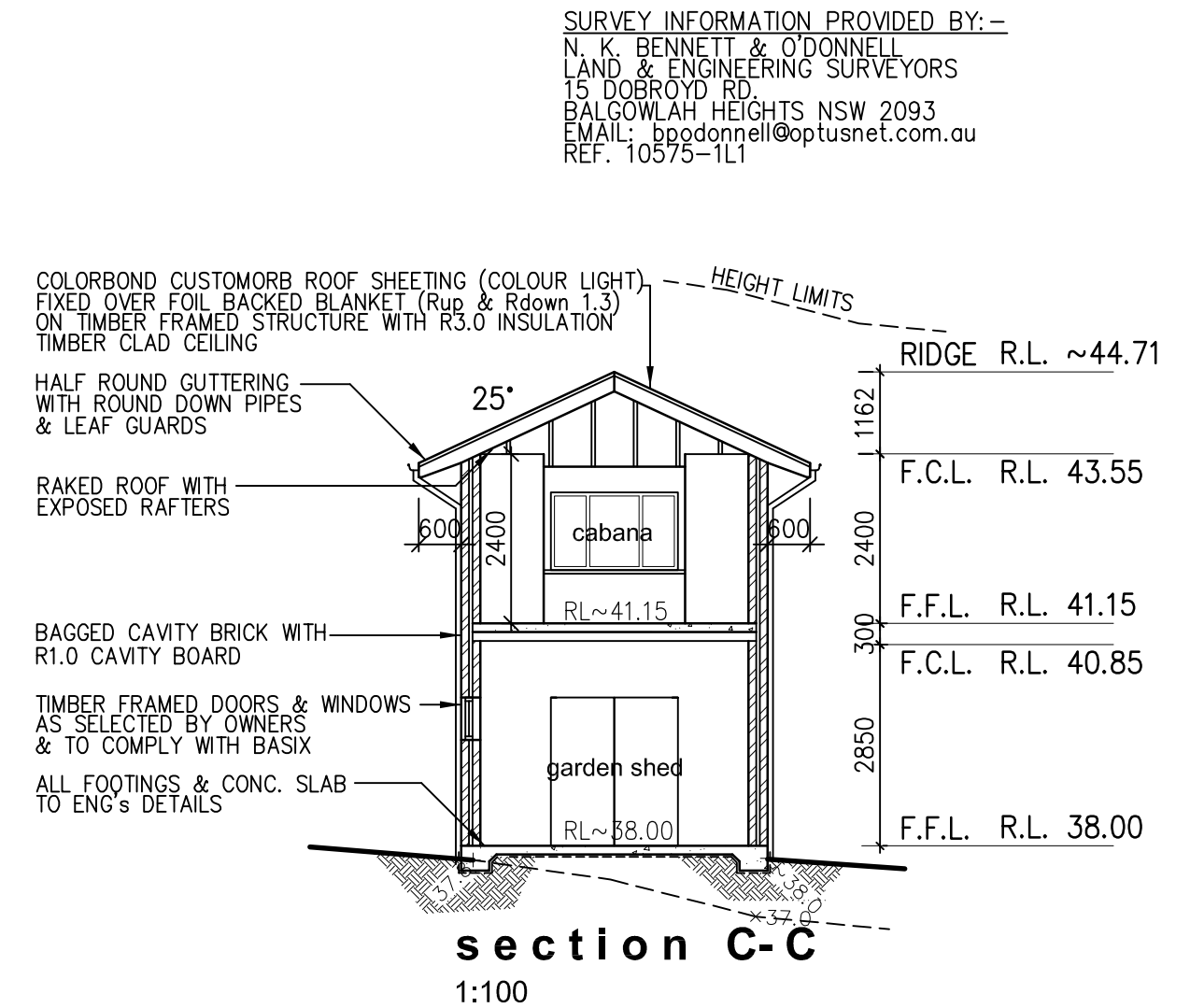
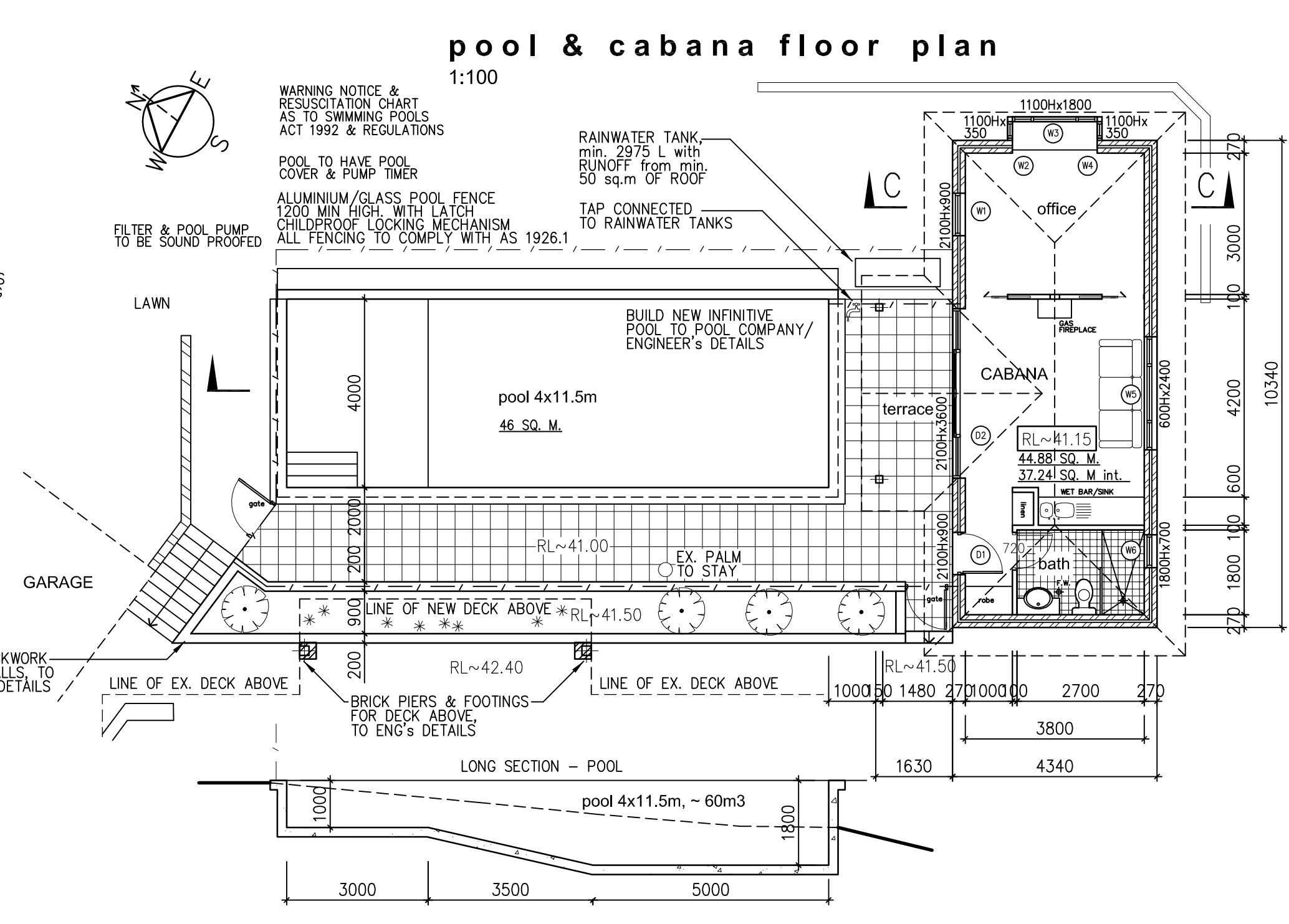
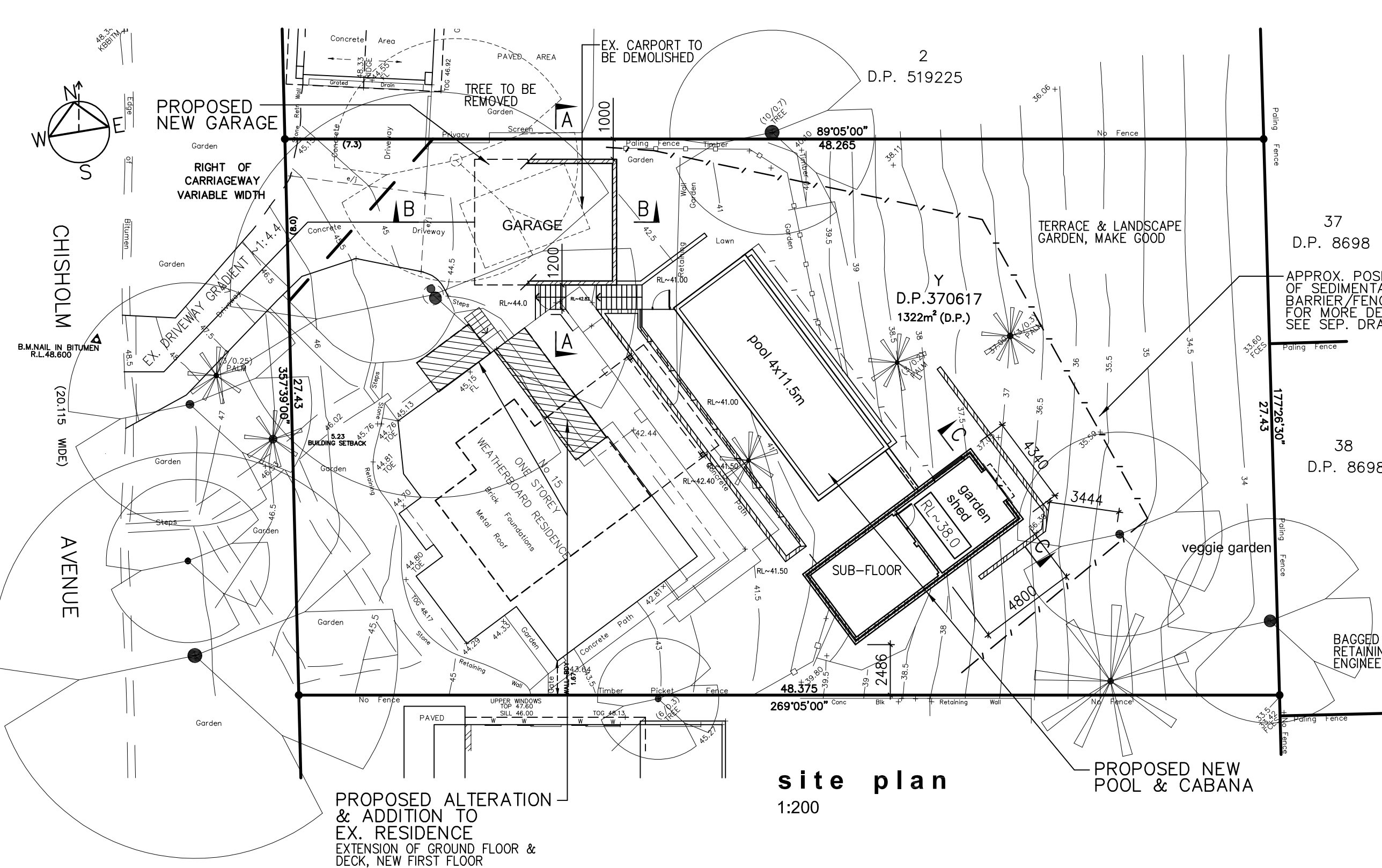
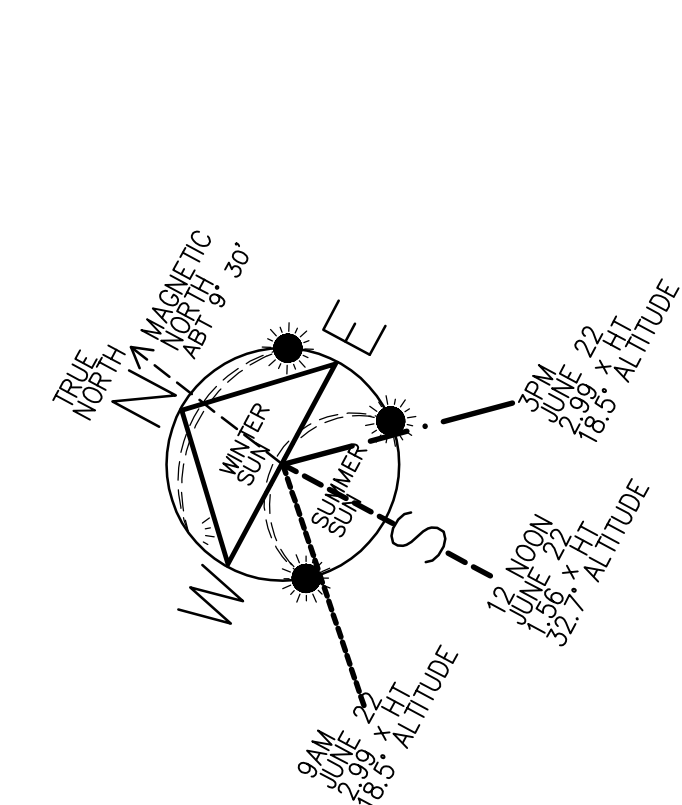
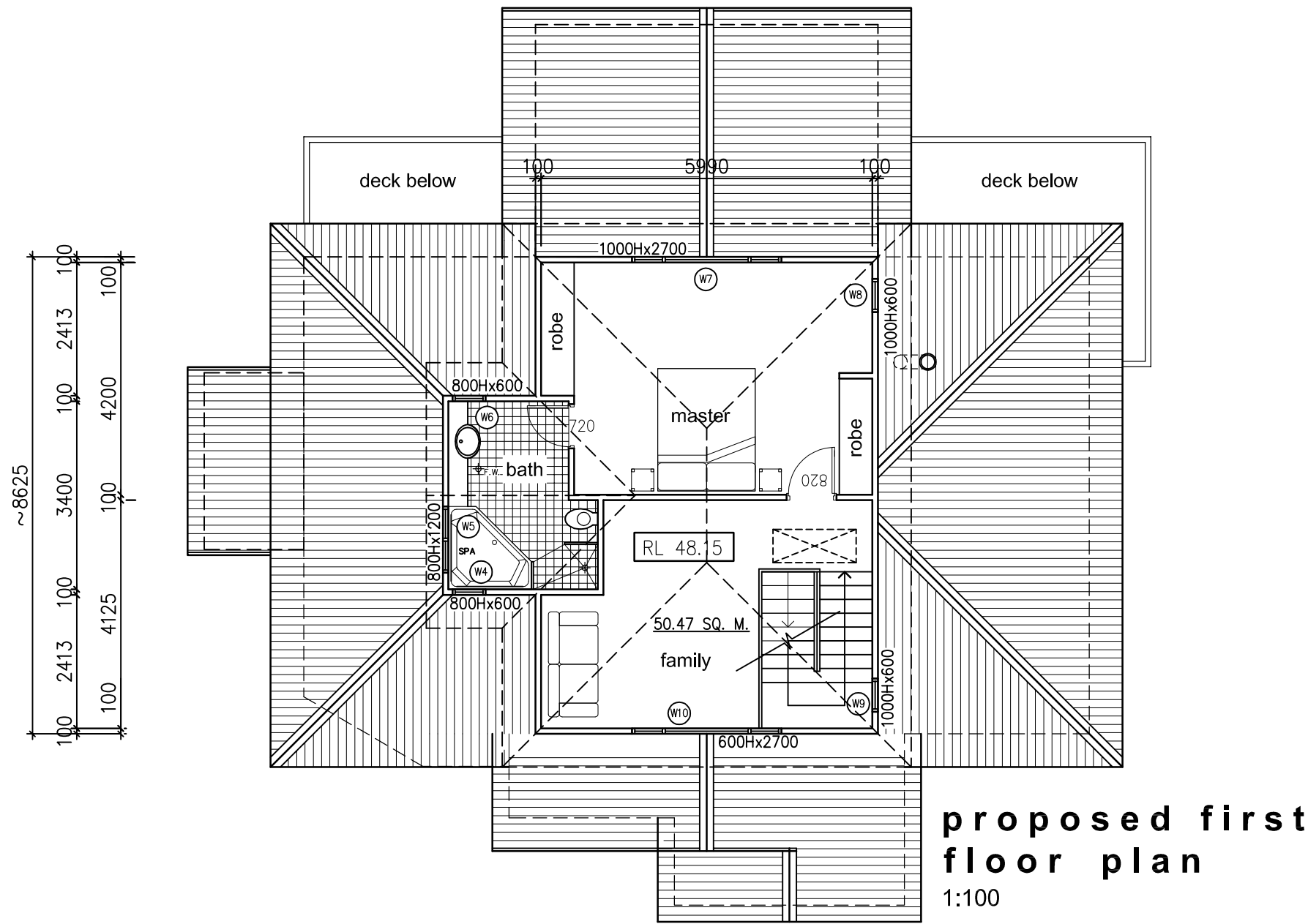


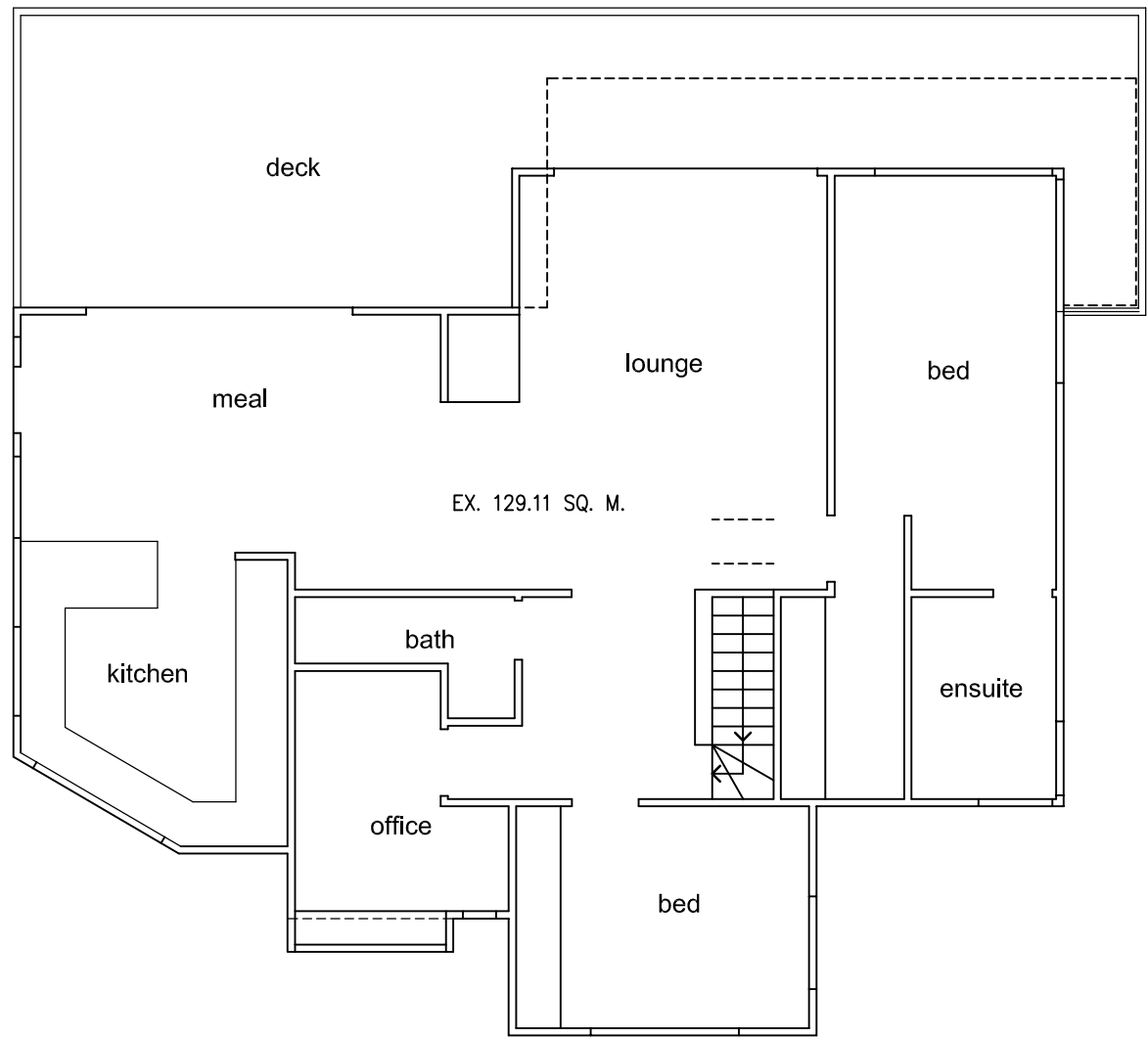
-	24/4/2025	issue to client for council approval
mark	date	ammdments.
project.		
Alteration & Addition		
for		
Mr. M. Mangan		
15 Chisholm Avenue		
Avalon Beach NSW 2107		
drawing title.		
WORKING DRAWINGS-		
site plan, new garage, pool &		
cabana; floor plans & elevations		
scale.		
1:100 / 1:200		
date.		
APRIL 2025		
Draftperson.		
ANNA HENRY		
AH DESIGN		
13 CAPRI CLOSE, AVALON BEACH NSW 2107		
T. 0415 559 737		
E. ahdesign@email.com		
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project no.	sheet no.	of
A-165	1	4
	ammdments.	-



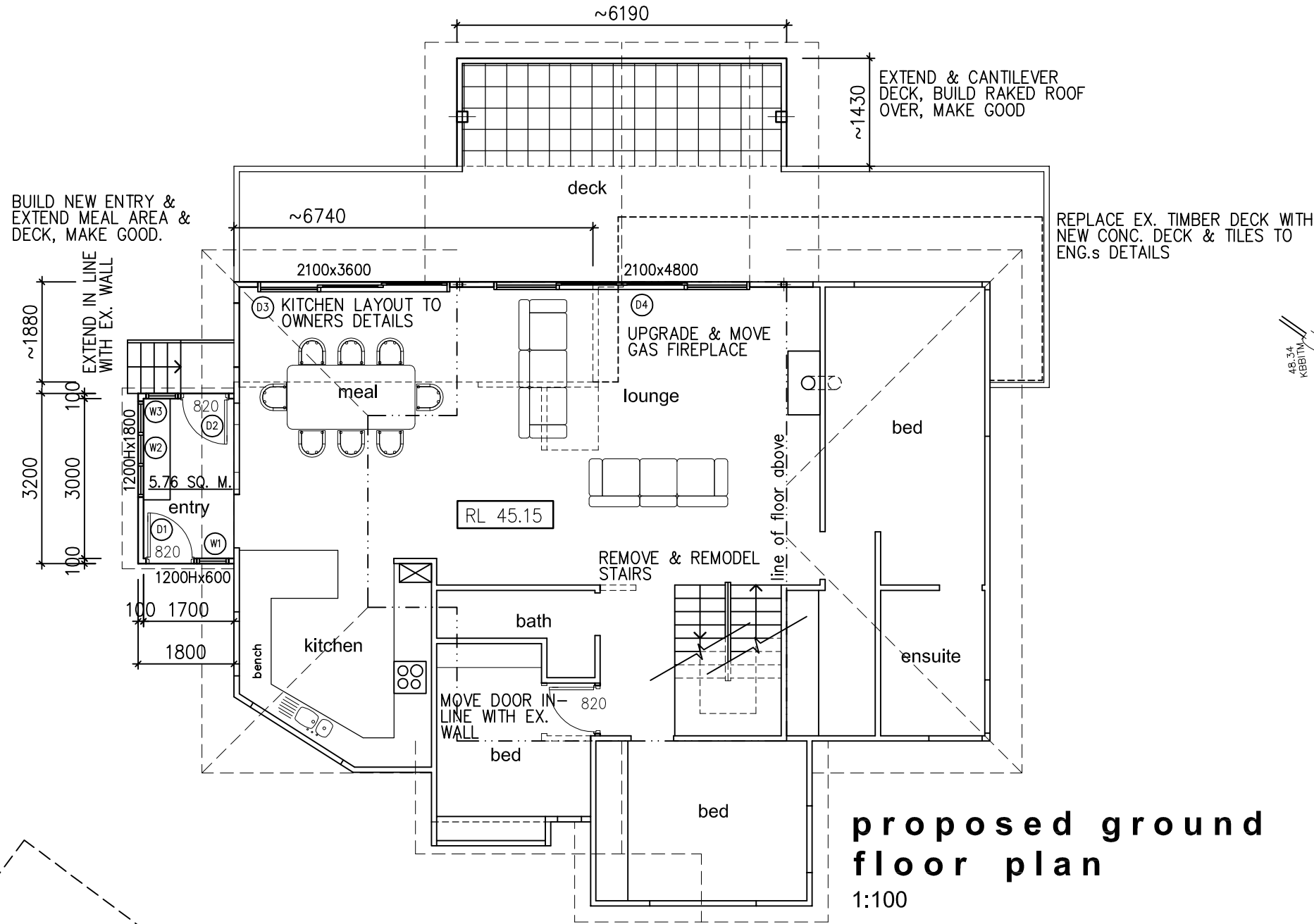
PROPOSED NEW FLOOR PLANS



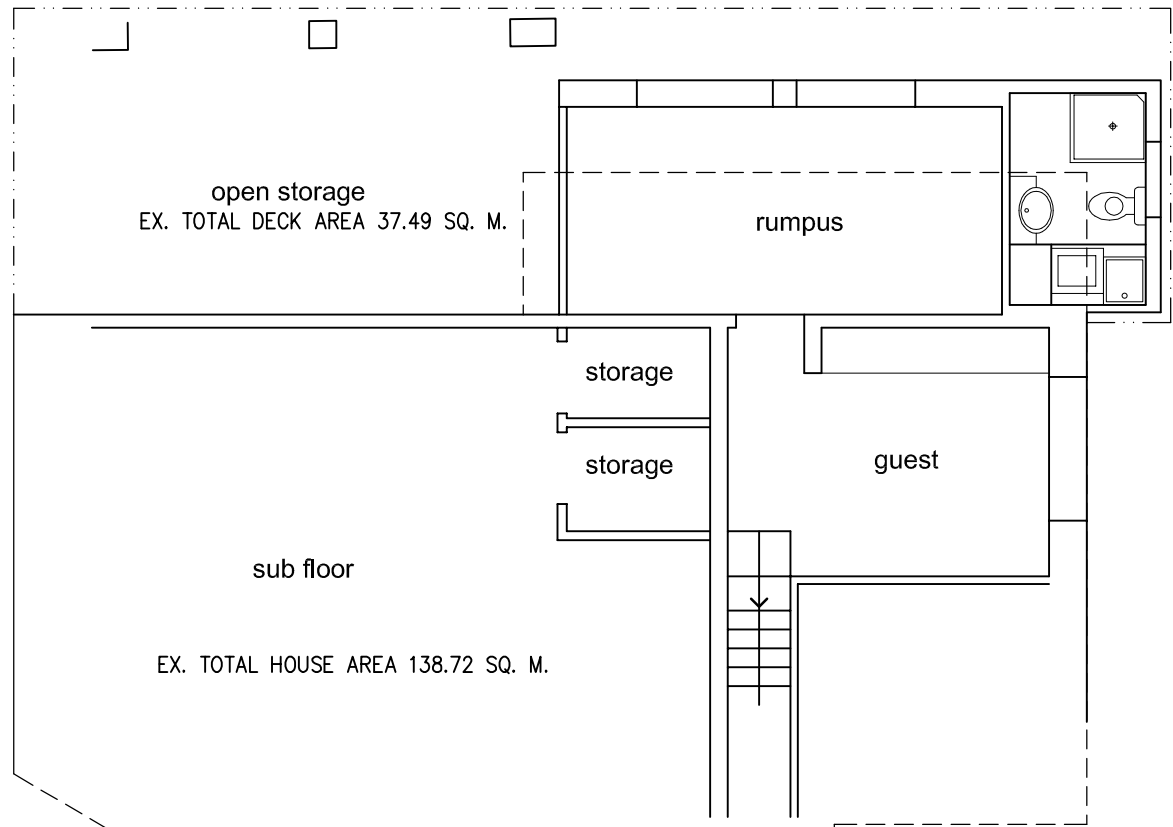
EXISTING FLOOR PLANS



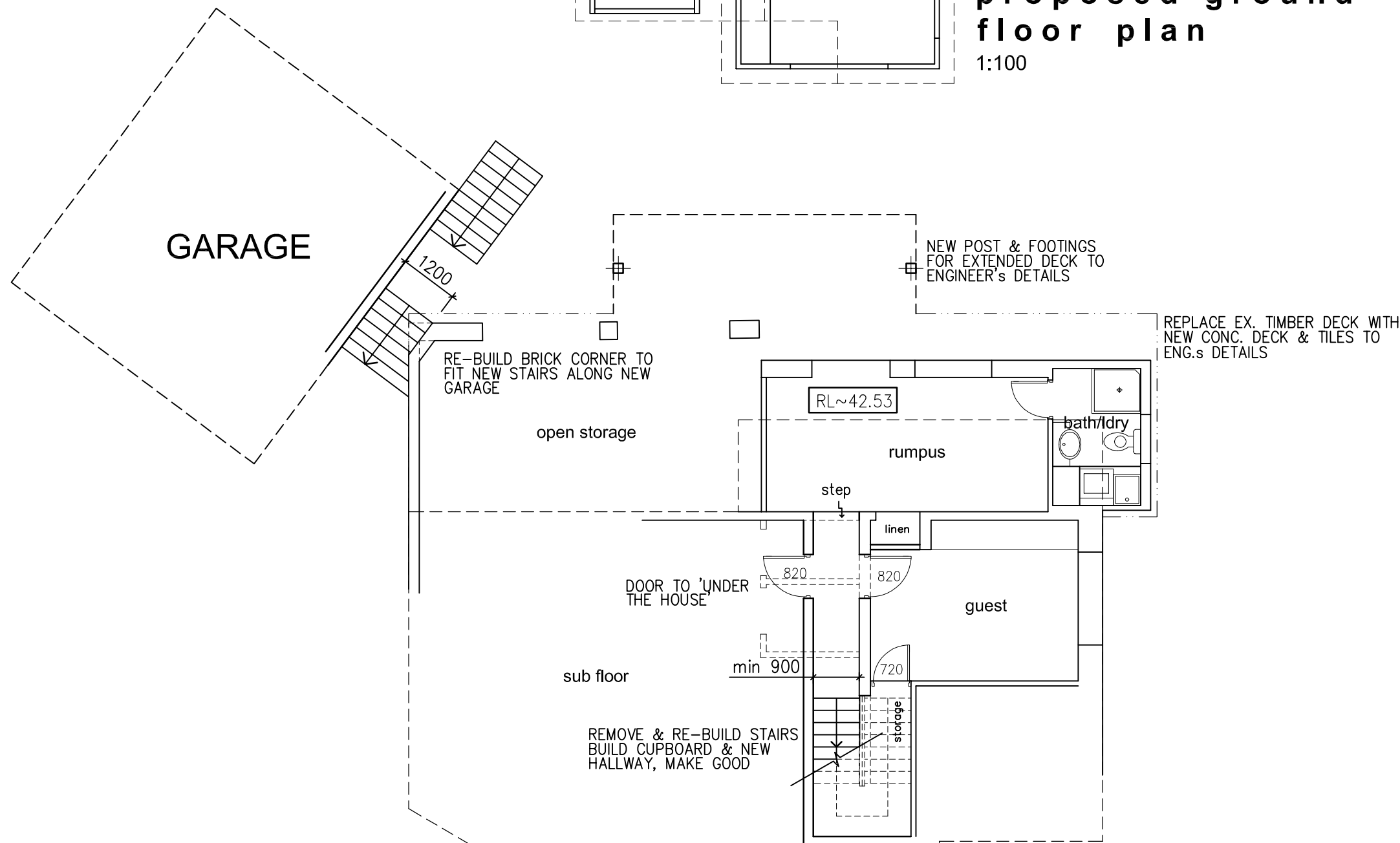
ground floor plan
1:100



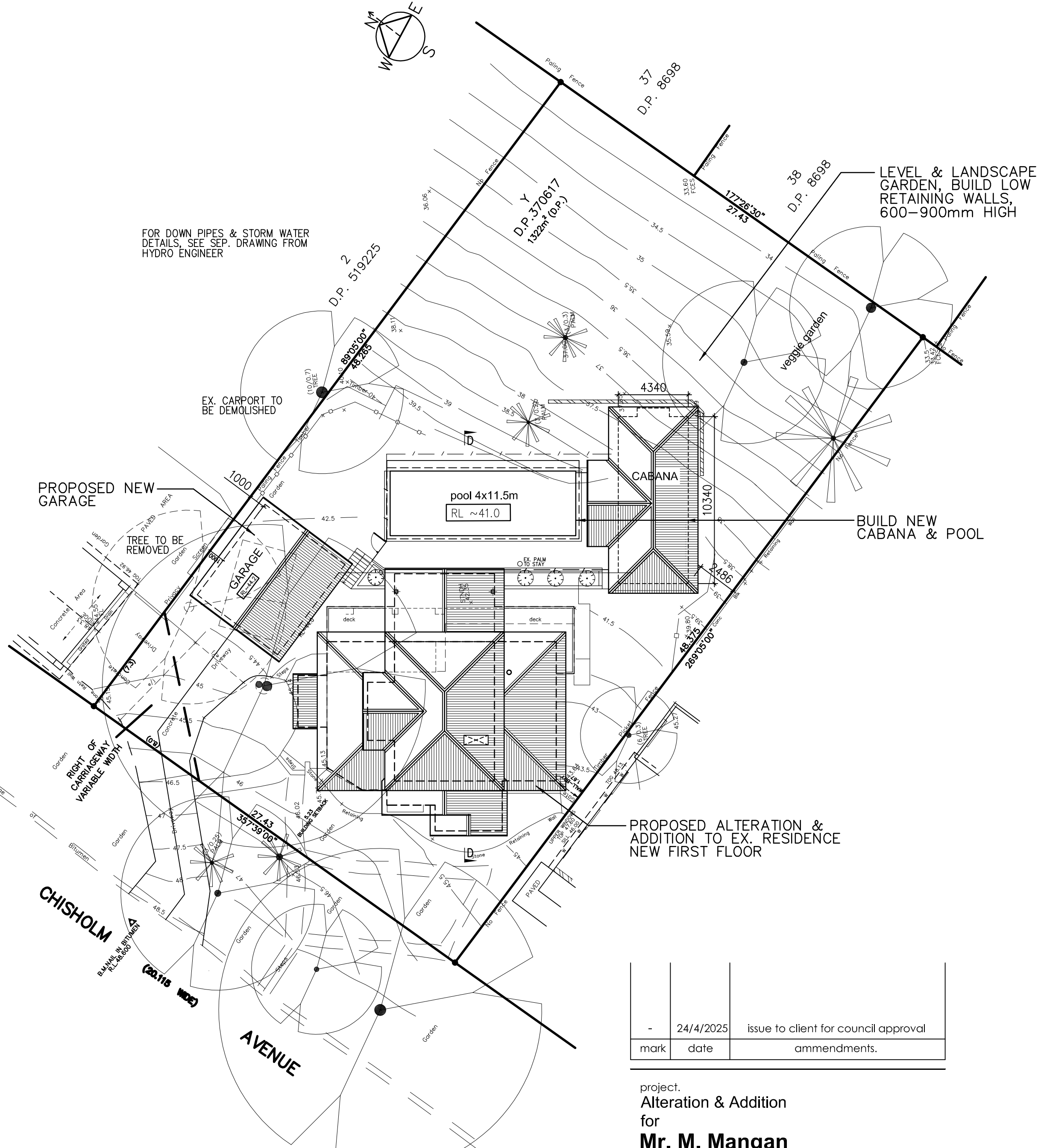
proposed ground floor plan
1:100



lower ground floor plan
1:100



proposed lower ground floor plan
1:100



site- & roof plan
1:200

-	24/4/2025	issue to client for council approval
mark	date	ammendments.

project.
Alteration & Addition
for
Mr. M. Mangan
15 Chisholm Avenue
Avalon Beach NSW 2107

drawing title.

WORKING DRAWINGS-
site- & roof plan, existing &
new floor plans

scale.
1:100 / 1:200

date.
APRIL 2025

Draftperson.
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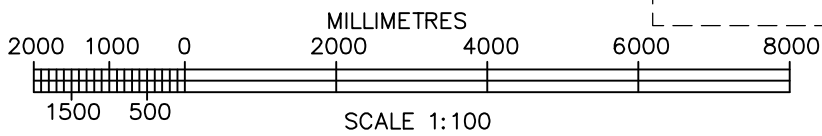
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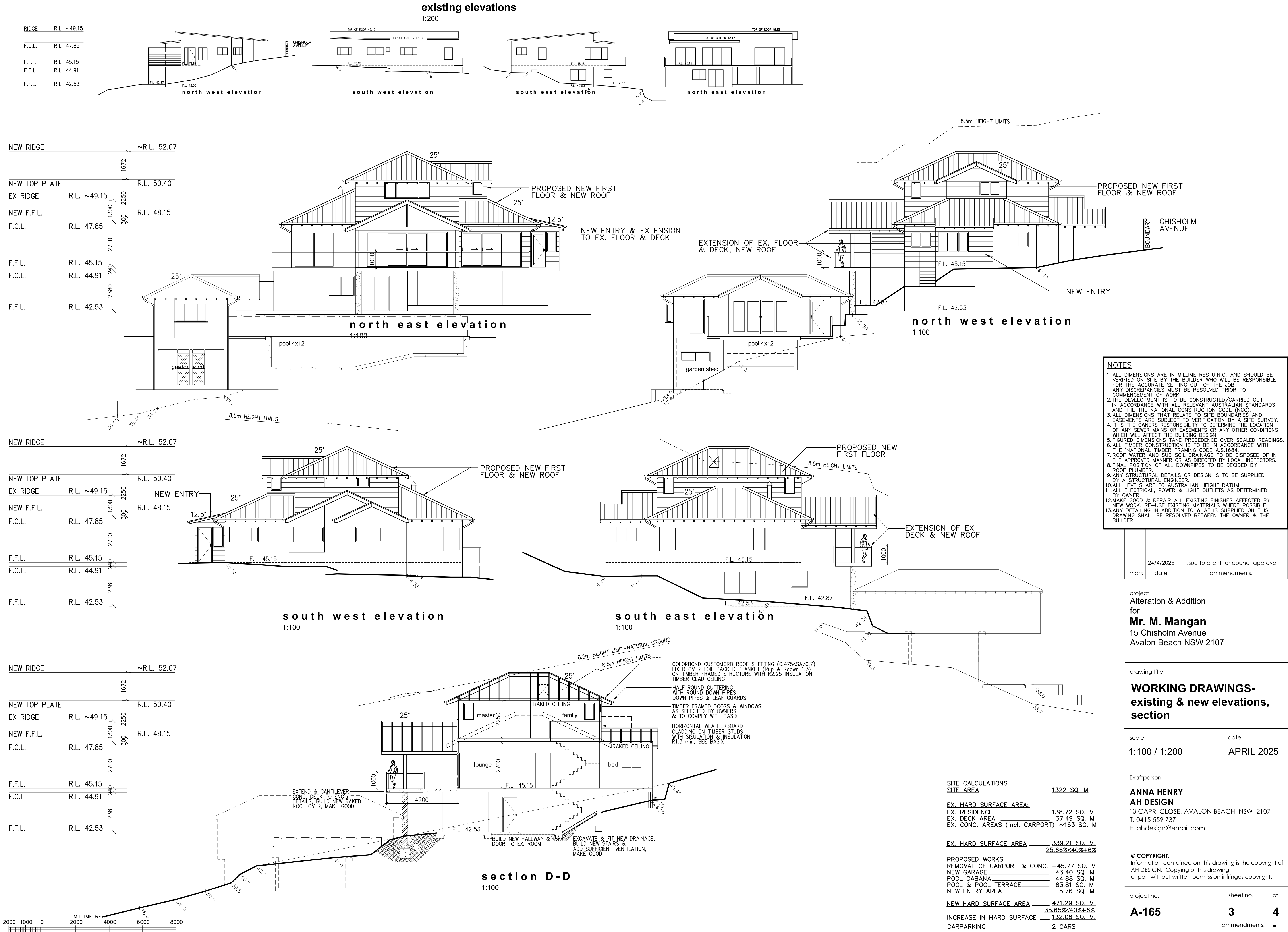
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A-165

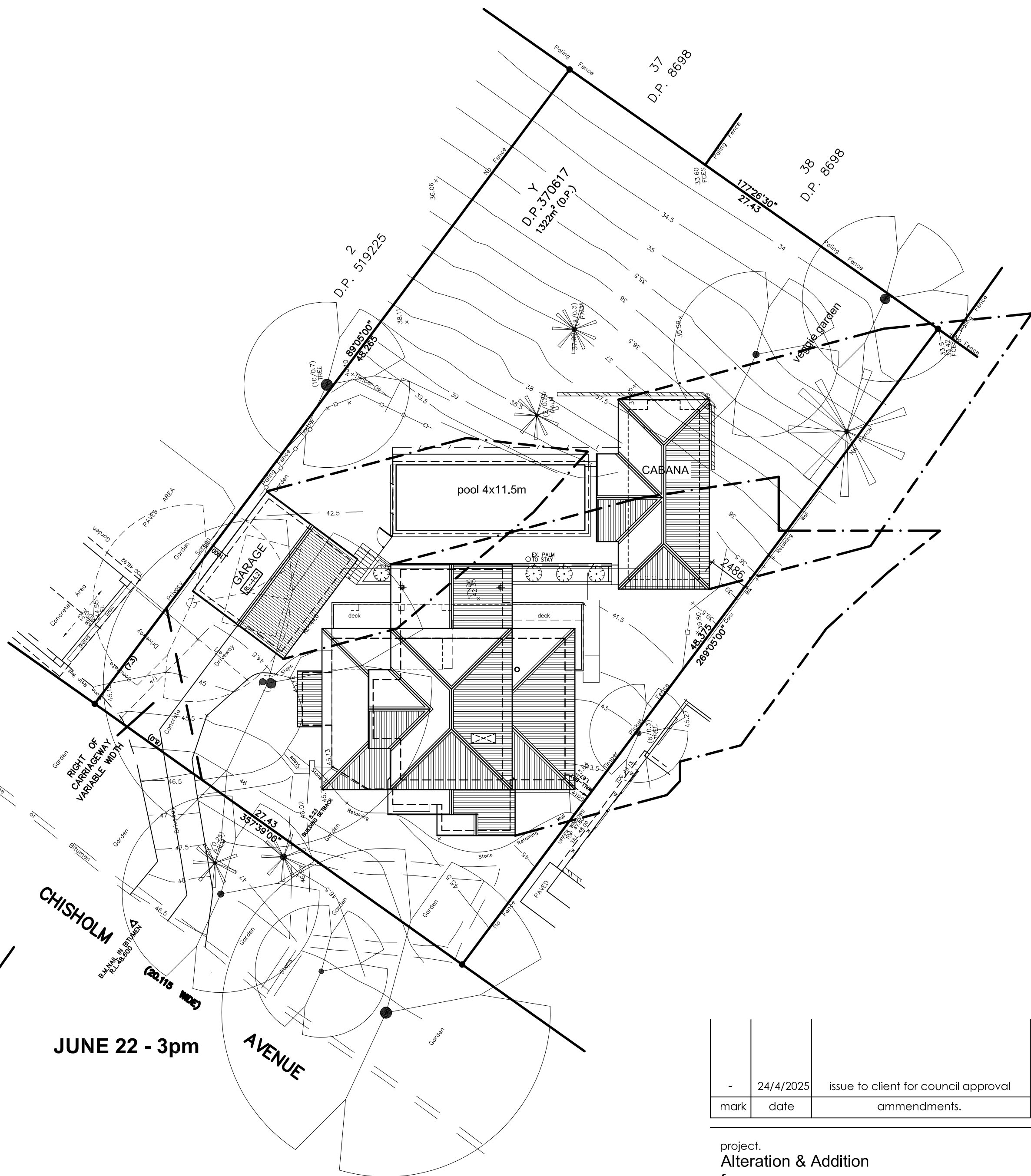
sheet no.
2

of
4

ammendments.
-



<



-	24/4/2025	issue to client for council approval
mark	date	ammendments.

project.
Alteration & Addition
for
Mr. M. Mangan
15 Chisholm Avenue
Avalon Beach NSW 2107

drawing title.
**WORKING DRAWINGS-
shadow diagram -
June 22 - 9am, 12noon, 3pm**

scale.
1:200

date.
APRIL 2025

Draftperson.
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A-165

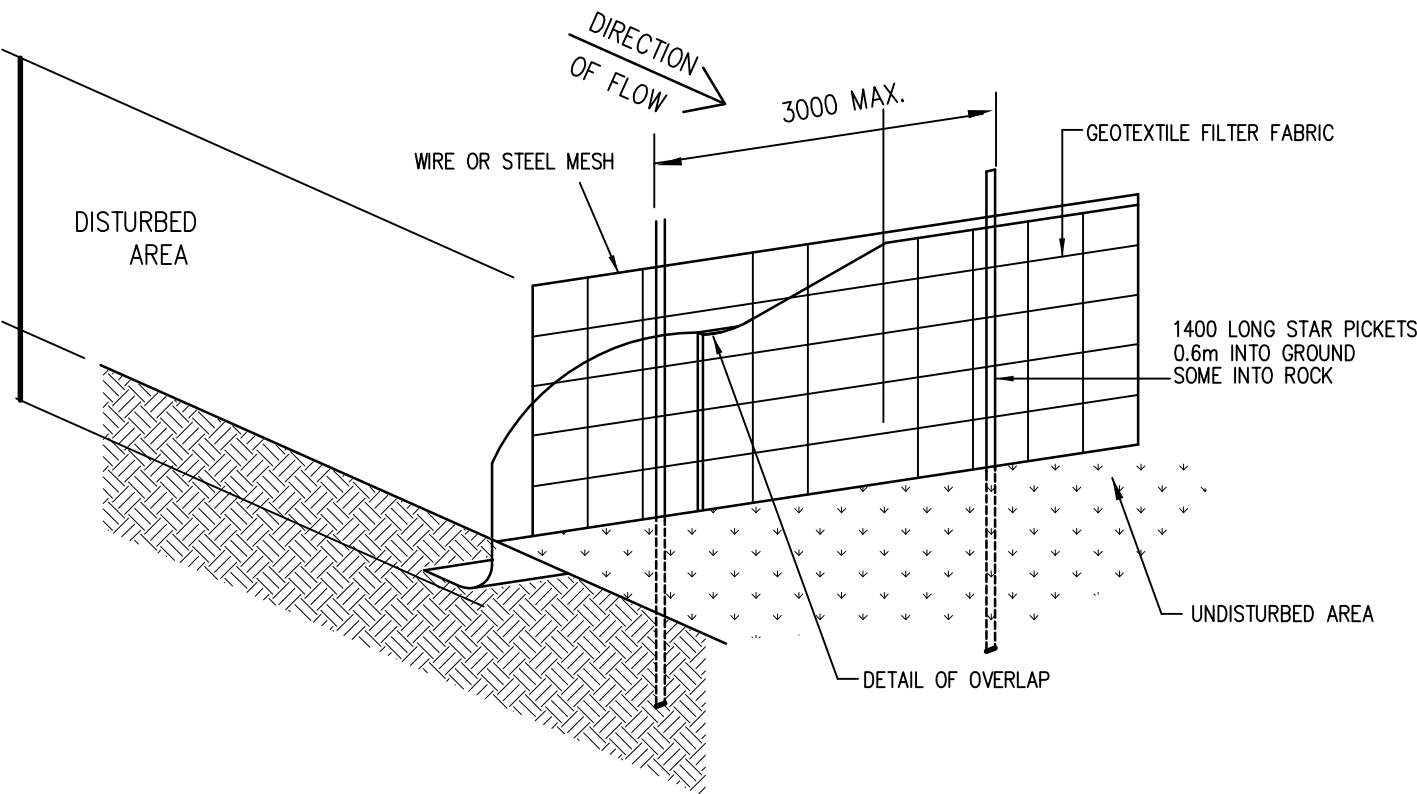
sheet no.
4

of
4

ammendments.
-

SEDIMENT CONTROL:

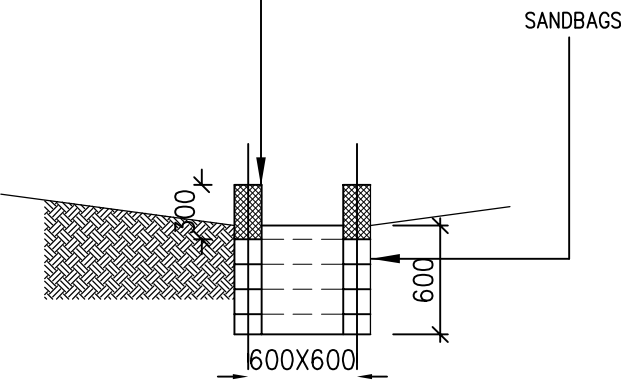
- 1. INSTALL SEDIMENT CONTROL STRUCTURES IN LOCATIONS INDICATED ON DRAWINGS AND AS OTHERWISE REQUIRED TO CONTROL SEDIMENT DURING ALL EXCAVATIONS AND WHILST AREAS OF THE SITE ARE EXPOSED TO EROSION.
- 2. CONTROL STRUCTURES TO BE AS DETAILED OR AS OTHERWISE REQUIRED.
- 3. REVIEW CONTROL MEASURES AND MAINTAIN STRUCTURES DURING CONSTRUCTION.



SILT FENCE DETAIL

SCALE = N.T.S.

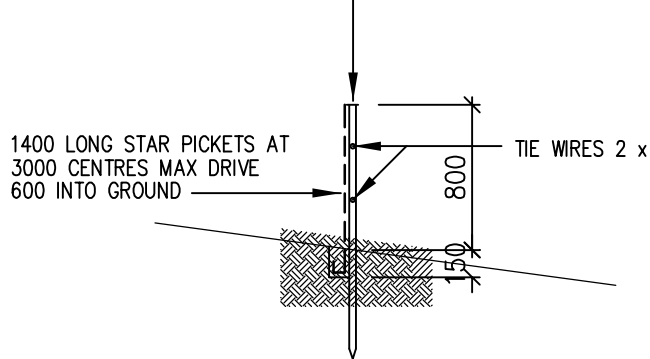
HAY BAILS FIXED ALL ROUND
PIT ENTRANCE, MIN. TWO STAKES PER BAIL
600 INTO GROUND



SEDIMENTATION PIT
(ALTERNATIVE TO SETTLEMENT POND)

FILTER SYSTEM EQUAL TO
GEOFABRICS "SILT FENCE 2000"

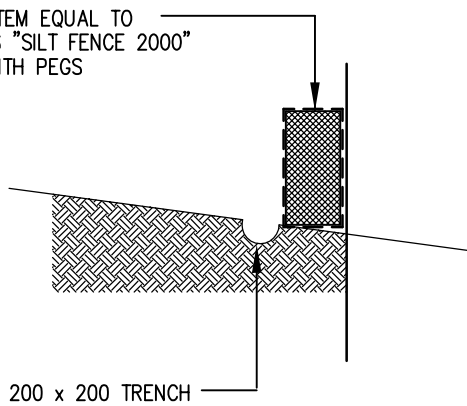
1400 LONG STAR PICKETS AT
3000 CENTRES MAX DRIVE
600 INTO GROUND



SILT FENCE DETAIL 1

CONTRACTOR TO MAINTAIN SILT FENCE
IN GOOD WORKING ORDER
SECURED WITH PEGS

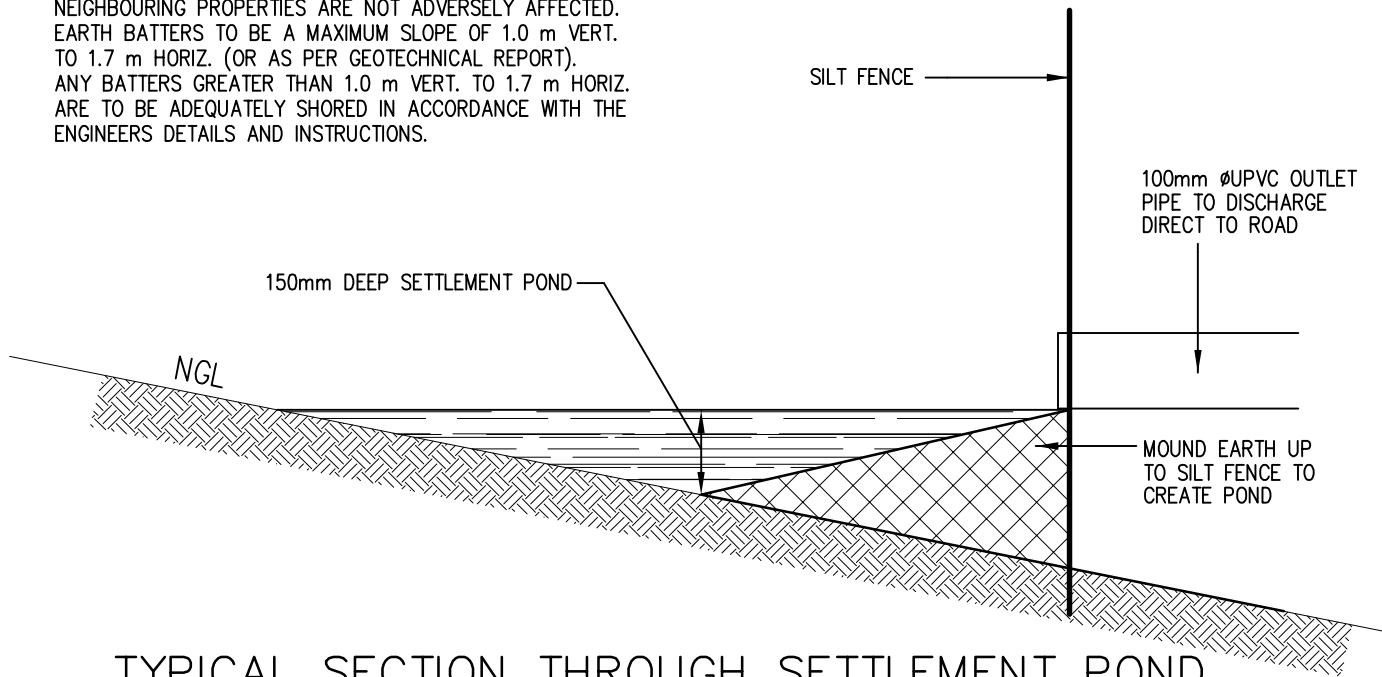
FILTER SYSTEM EQUAL TO
GEOFABRICS "SILT FENCE 2000"
SECURED WITH PEGS



SILT FENCE DETAIL
(ALTERNATIVE)

SCHEDULE OF WORKS:

- 1. SILT FENCE AND ASSOCIATED WORKS INCLUDING INTERCEPTOR DRAIN IS TO BE INSTALLED BEFORE THE COMMENCEMENT OF ANY EXCAVATION.
- 2. CUTS TO BE EXECUTED TO THE REQUIRED LEVEL USING CONVENTIONAL EXCAVATION MACHINERY. INITIALLY THE DEPTH OF FILL/CLAY IS TO BE ESTABLISHED TO ENSURE NEIGHBOURING PROPERTIES ARE NOT ADVERSELY AFFECTED. EARTH BATTERS TO BE A MAXIMUM SLOPE OF 1.0 m VERT. TO 1.7 m HORIZ. (OR AS PER GEOTECHNICAL REPORT). ANY BATTERS GREATER THAN 1.0 m VERT. TO 1.7 m HORIZ. ARE TO BE ADEQUATELY SHORED IN ACCORDANCE WITH THE ENGINEERS DETAILS AND INSTRUCTIONS.
- 3. ANY PERMANENT RETAINING STRUCTURE IS TO BE CONSTRUCTED IN ACCORDANCE WITH THE ENGINEERS DETAILS AND INSTRUCTIONS.
- 4. ALL PERMANENT RETAINING STRUCTURES ARE TO BE COMPLETED WITH MINIMUM DELAY FOLLOWING EXCAVATION.



TYPICAL SECTION THROUGH SETTLEMENT POND

SCALE = N.T.S.

IF ADDITIONAL MEASURES ARE REQUIRED FOR EROSION CONTROL OR BY COUNCIL REQUIREMENTS REFER TO "URBAN EROSION AND SEDIMENT CONTROL" GUIDELINES PREPARED BY THE DEPARTMENT OF CONSERVATION AND LAND MANAGEMENT.

project.
Alteration & addition
for
Mr. M. Mangan
15 Chisholm Avenue
Avalon Beach NSW 2107

drawing title.
SEDIMENTATION DRAWING

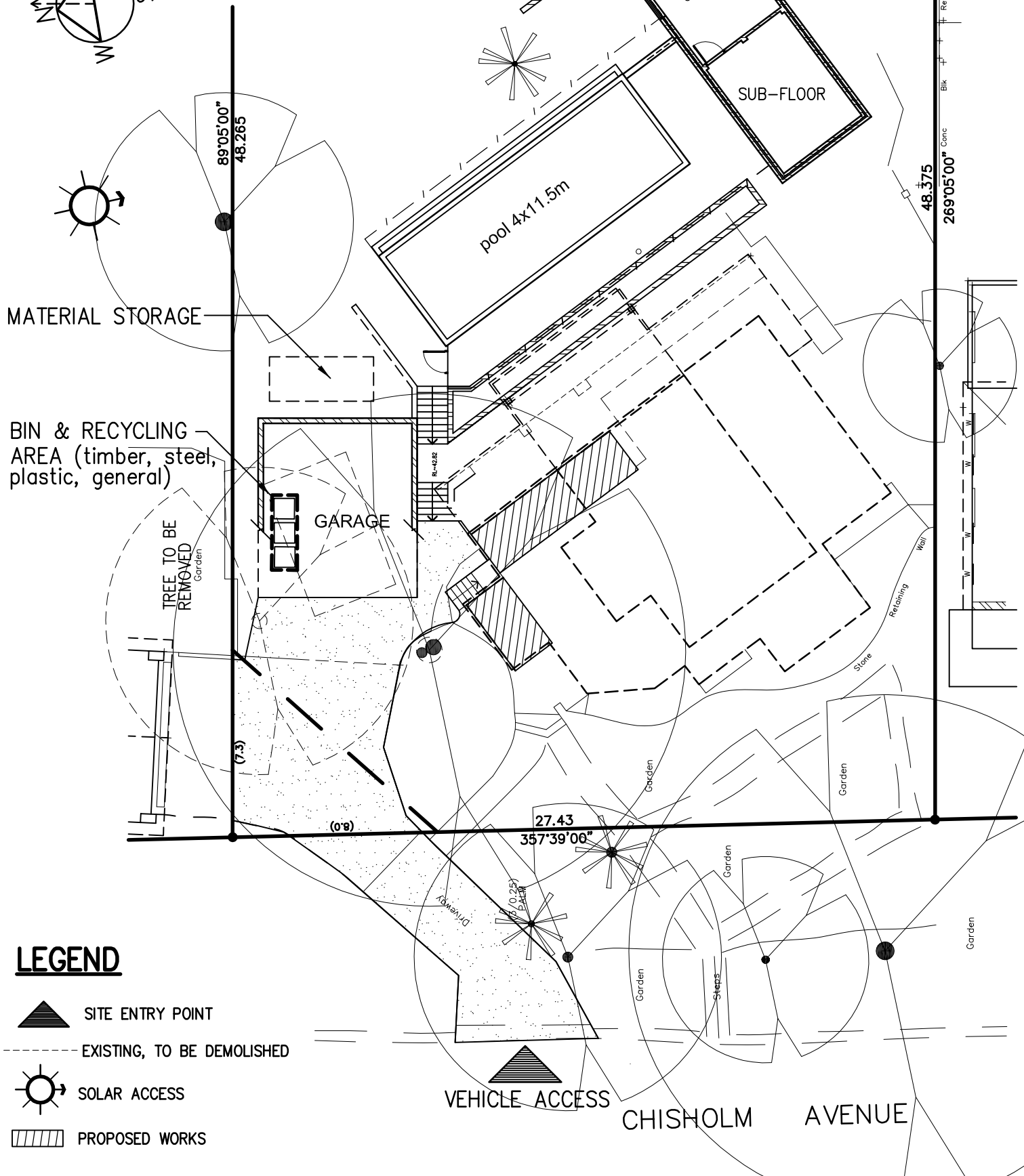
scale. date.
NTS APRIL 2025

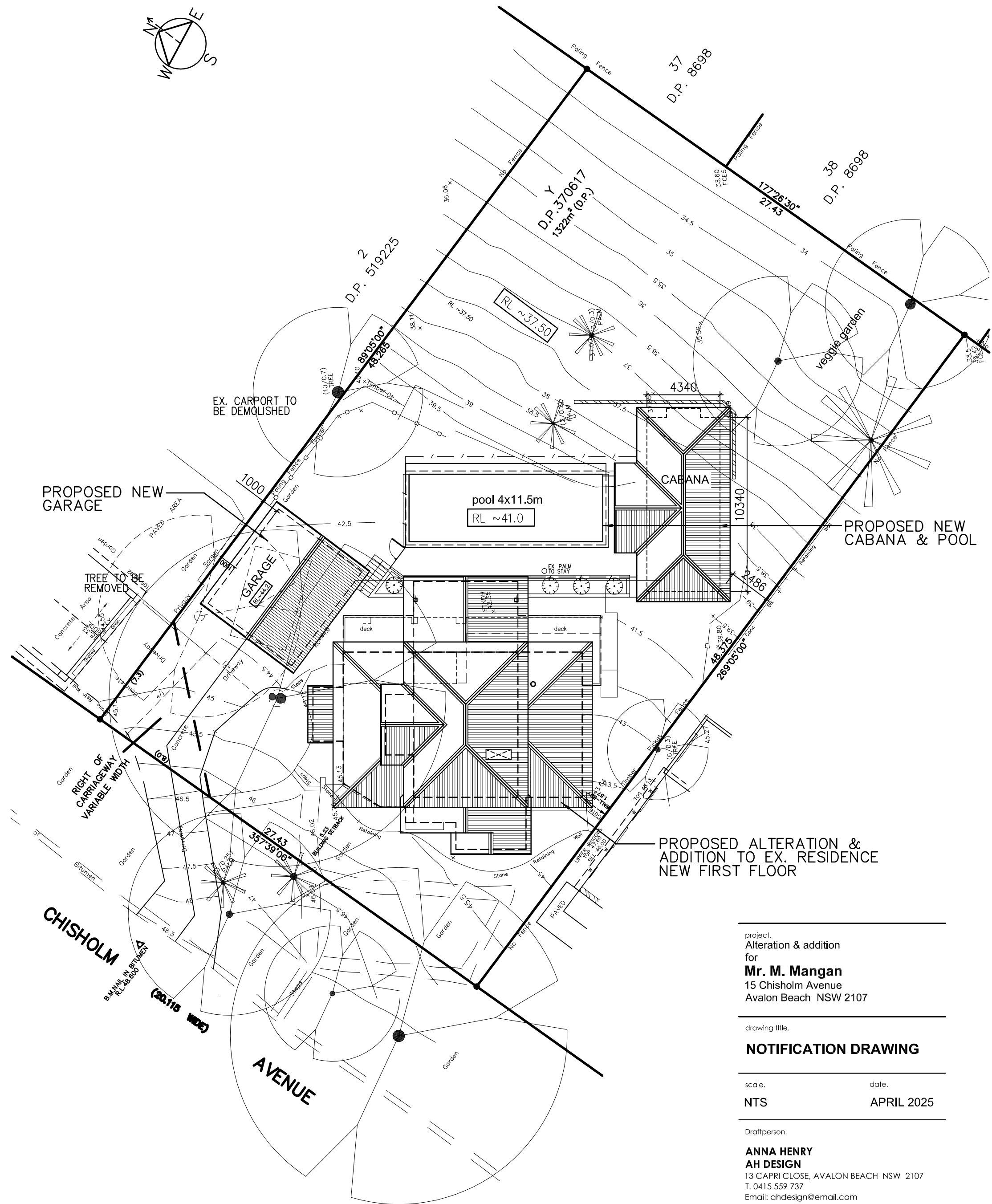
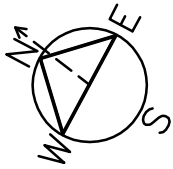
Draftperson.
ANNA HENRY
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project no.
SED-165 **1/1**

Y
D.P.370617
1322m² (D.P.)





site- & roof plan
1:200

project.
Alteration & addition
for
Mr. M. Mangan
15 Chisholm Avenue
Avalon Beach NSW 2107

drawing title.
NOTIFICATION DRAWING

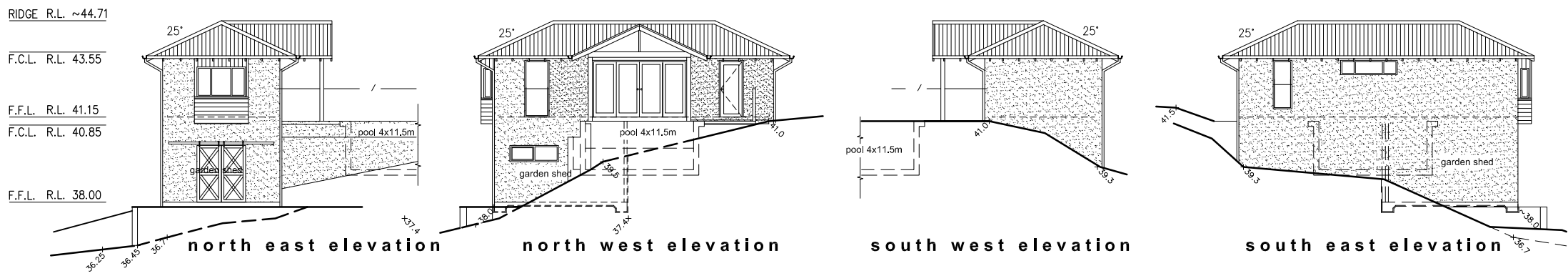
scale. date.
NTS APRIL 2025

Draftperson.
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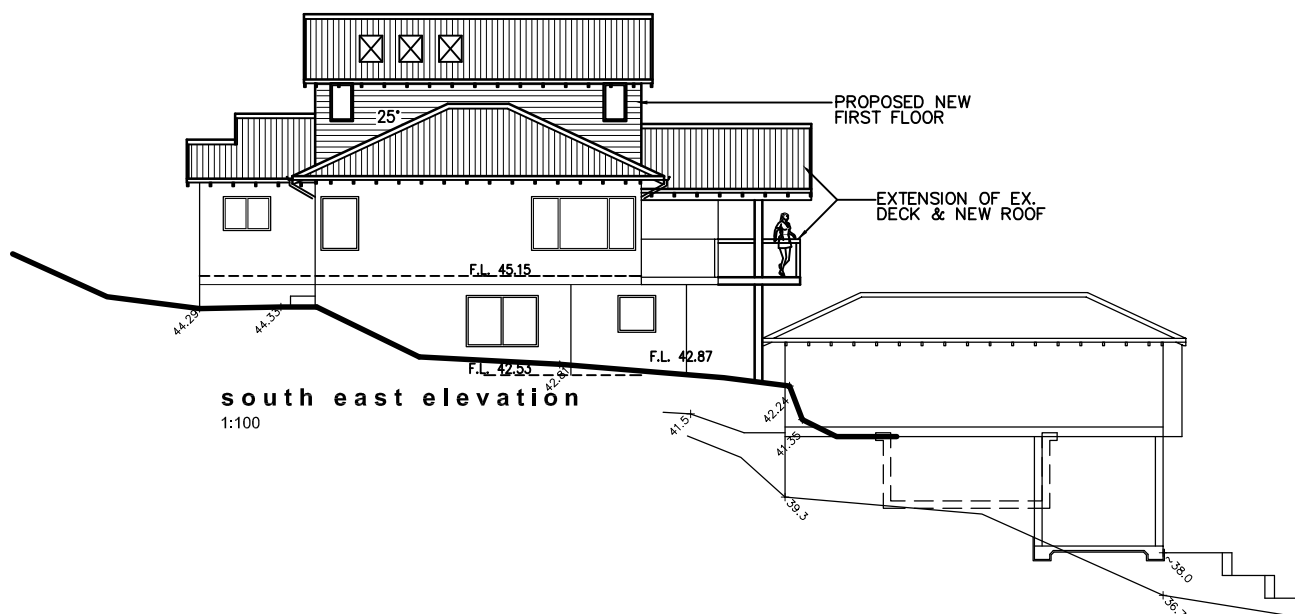
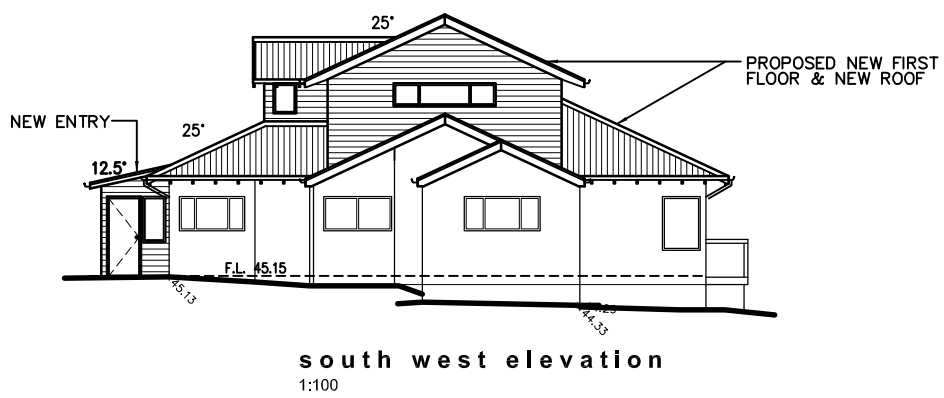
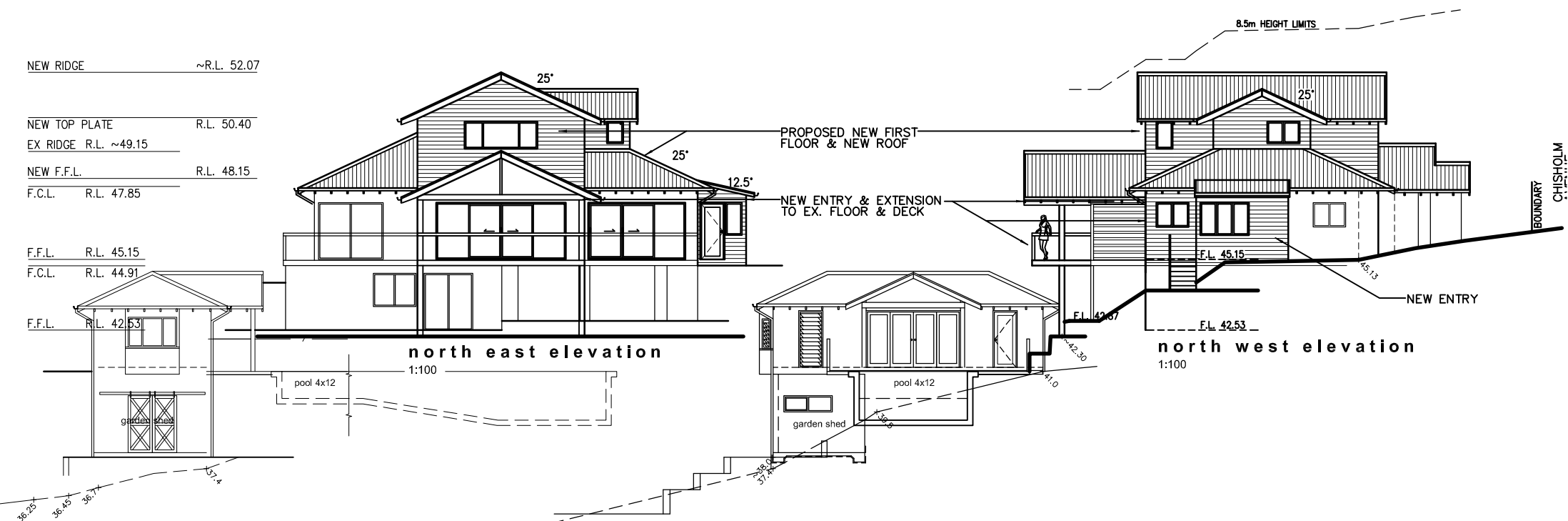
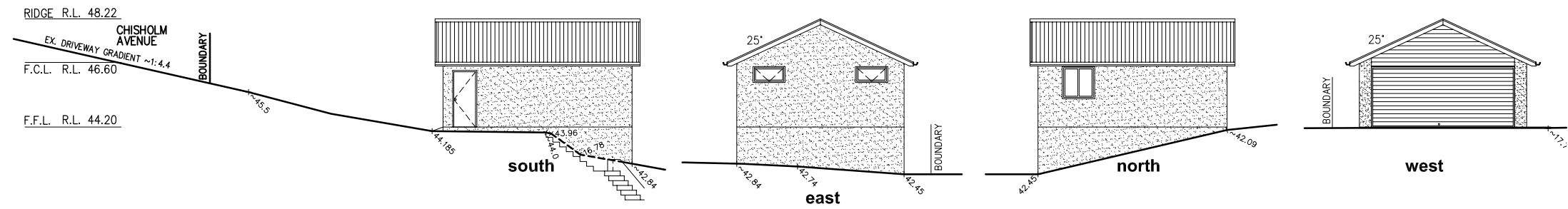
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project no.
NOT-165 **1/2**

cabana elevation



garage elevation



project.
Alteration & addition
for
Mr. M. Mangan
15 Chisholm Avenue
Avalon Beach NSW 2107

drawing title.

NOTIFICATION DRAWING

scale.

NTS

date.

APRIL 2025

Draftperson.

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project no.

NOT-165

2/2