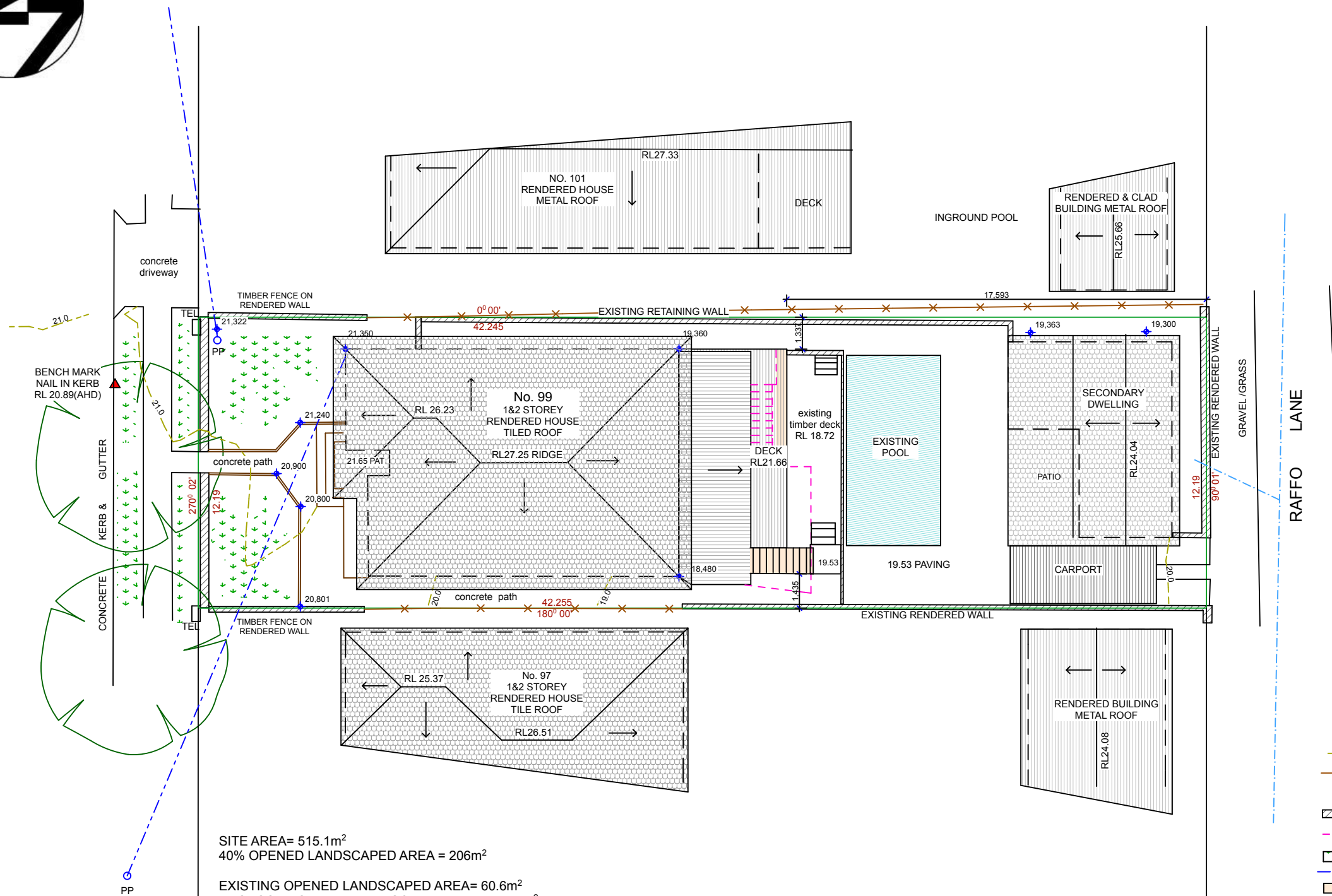




WYNDORA AVENUE



SITE AREA= 515.1m<sup>2</sup>  
40% OPENED LANDSCAPED AREA = 206m<sup>2</sup>  
EXISTING OPENED LANDSCAPED AREA= 60.6m<sup>2</sup>  
PROPOSED OPENED LANDSCAPED AREA = 60.6m<sup>2</sup>  
POOL AREA = 31.5m<sup>2</sup>

#### SITE NOTES:

1. ALL WORK TO BE CARRIED OUT WITHIN THE BOUNDARIES OF THE SITE.
2. ALL WORK IS TO BE IN ACCORDANCE WITH THE NCC, NORTHERN BEACHES COUNCIL, AND SYDNEY WATER.
3. ANY STORAGE/SKIP BINS ARE TO BE STORED ON SITE NOT ON COUNCIL RESERVE/FOOTPATH.
4. ALL STORMWATER AS PER EXISTING.
5. NO TREES ARE TO BE REMOVED OR DAMAGED UNLESS NOTED ON THE PLANS.
6. ALL WORK TO BE COMPLIANT WITH AUSTRALIAN STANDARDS BUT NOT LIMITED TO THE FOLLOWING;  
AS2601.2001- Demolition of Structures, AS/NZS 3500.3- Stormwater drainage, AS3660.1 Termite Risk Management.
7. ALL WORK TO BE CARRIED OUT AS PER THE PLANS, ANY CHANGES ARE TO BE DISCUSSED WITH THE DESIGNER AND APPROVED BY THE DESIGNER.
8. CHECK ALL DIMENSIONS ON SITE.

KEY:	
	CONTOUR LINE
	EXISTING TIMBER FENCE
	EXISTING TREES
	EXISTING RETAINING WALLS
	EXISTING DECK TO BE REMOVED
	GRASS AREA
	POWER LINE
	PROPOSED ADDITION
	SEWER LINE
	POWER POLE
	TELSTRA PIT
	LEVELS



northern  
beaches  
council

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CONSENT**

**DA2019/0989**

SITE PLAN

1:200



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PO BOX 1668  
WARRIEWOOD SQUARE  
NSW 2102

ACN: 107 496 935  
MOBILE: 0413 489 984

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#### CLIENT DETAILS:

JONATHAN &  
GEORGIE ASHBY  
99 WYNDORA  
AVENUE  
FRESHWATER NSW  
2096 AUSTRALIA

#### PROPERTY:

LOT 36 DP 8389

#### DRAWING TITLE:

DA PLANS

#### DESIGN BY:

TRINA ROWSTON

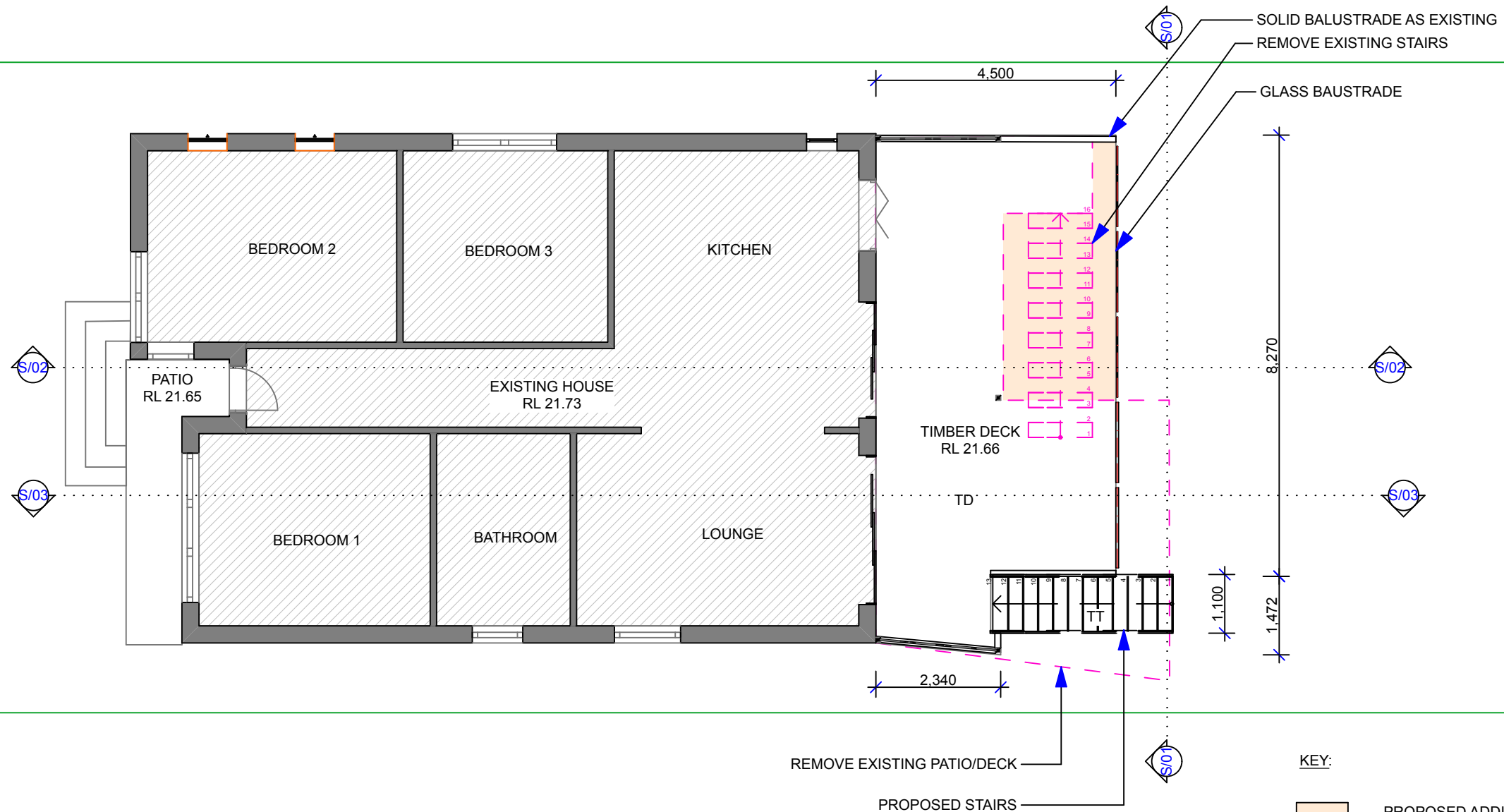
DATE: 27-08-2019

REVISED: A-1

JOB No. RES120

DWG. No. DA-01

ALL MEASUREMENTS ARE IN MM  
UNLESS NOTED OTHERWISE.  
PLOT DATE: 27/08/2019



#### SPECIFICATIONS:

1. REMOVE EXISTING CONCRETE PATIO, TIMBER DECKING AND TIMBER STAIRS, AS OUTLINED IN PINK DASHED LINE.
2. RETAIN EXISTING AWNING AND SUPPORTING POSTS.
3. BUILD NEW TIMBER FRAMED DECK AS PER ENGINEER PLANS.
4. DECKING IN SPOTTED GUM 90x 19mm BOARDS. FINISHED IN CUTEK HIGH PERFORMANCE WOOD OIL, STAIN TBA.
5. NEW OPEN RISER, TIMBER TREADS, STAIR RUN TO EXSITING POOL LANDING. TREADS IN SPOTTED GUM DECKING BOARDS.
6. FASCIA OF DECK TO BE COVERED IN SPOTTED GUM DECKING BOADS.
7. FRAMELESS GLASS BALUSTRADE TO FRONT OF DECK ONLY.
8. BALUSTRADES TO THE SIDES IN SOLID WEATHERBOARD AS PER EXISTING, WITH PRIVACY SCREEN AS PER EXISTING.
9. STAIRS; TIMBER BALUSTRADE, WITH STAINLESS STEEL CABLE INFILL.
10. EXISTING DOWN PIPES OFF AWNING TO DRAIN INTO EXISTING STORMWATER.
11. CHECK ALL DIMENSIONS ON SITE.

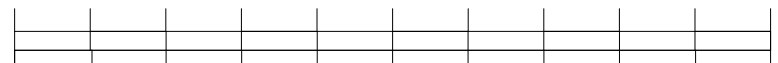
AREA OF DECK= 40.4m<sup>2</sup>

#### KEY:

- PROPOSED ADDITION
- REMOVE EXISTING DECK
- TT
- TD
- TIMBER TREADS
- TIMBER DECKING



0 1 2 3 4 5 6 7 8 9 10



GROUND FLOOR

1:100

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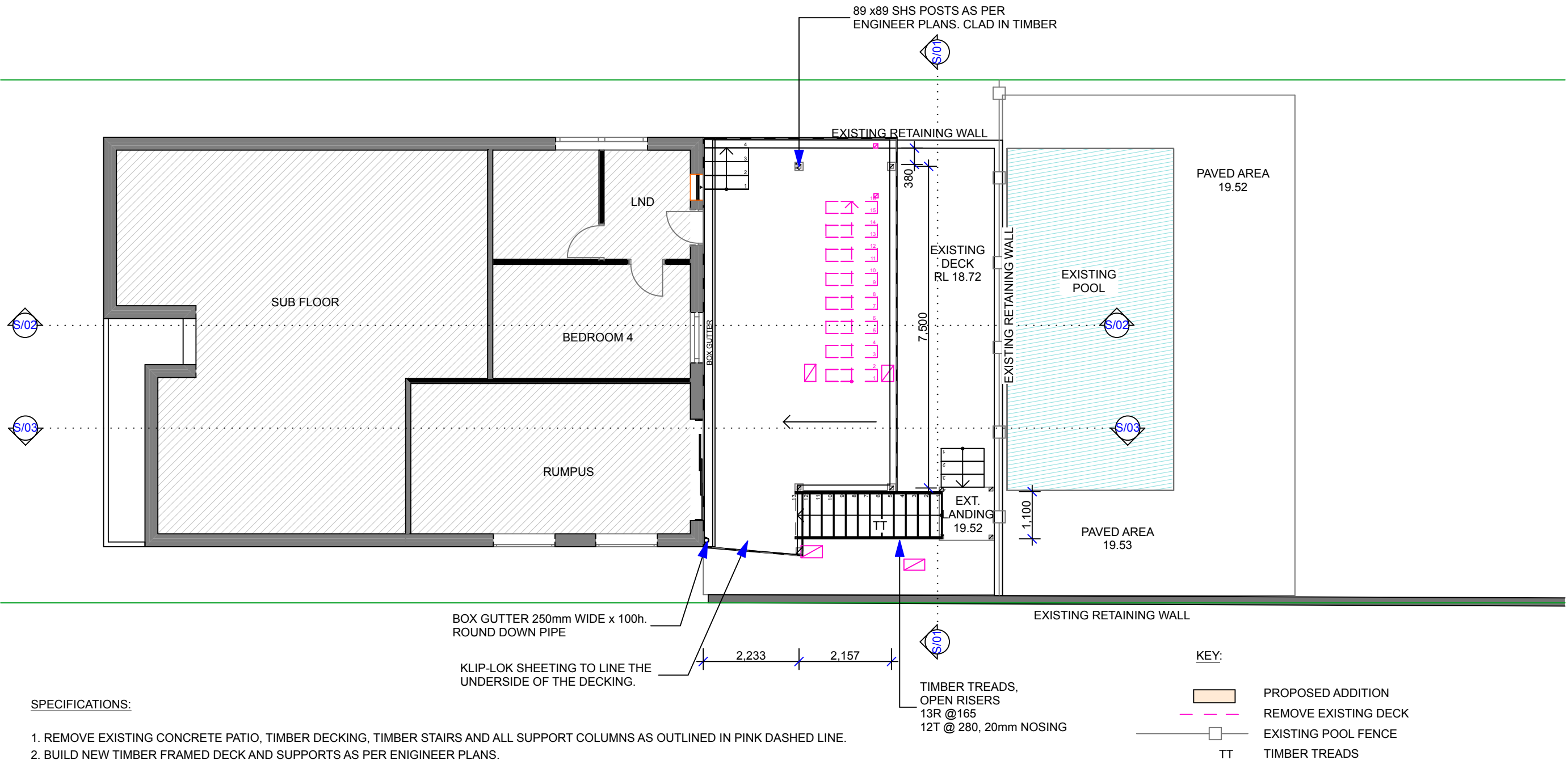
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RES120

#### DWG. No.

DA-02

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DRAWING TITLE:

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DESIGN BY:

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DATE:

27-08-2019

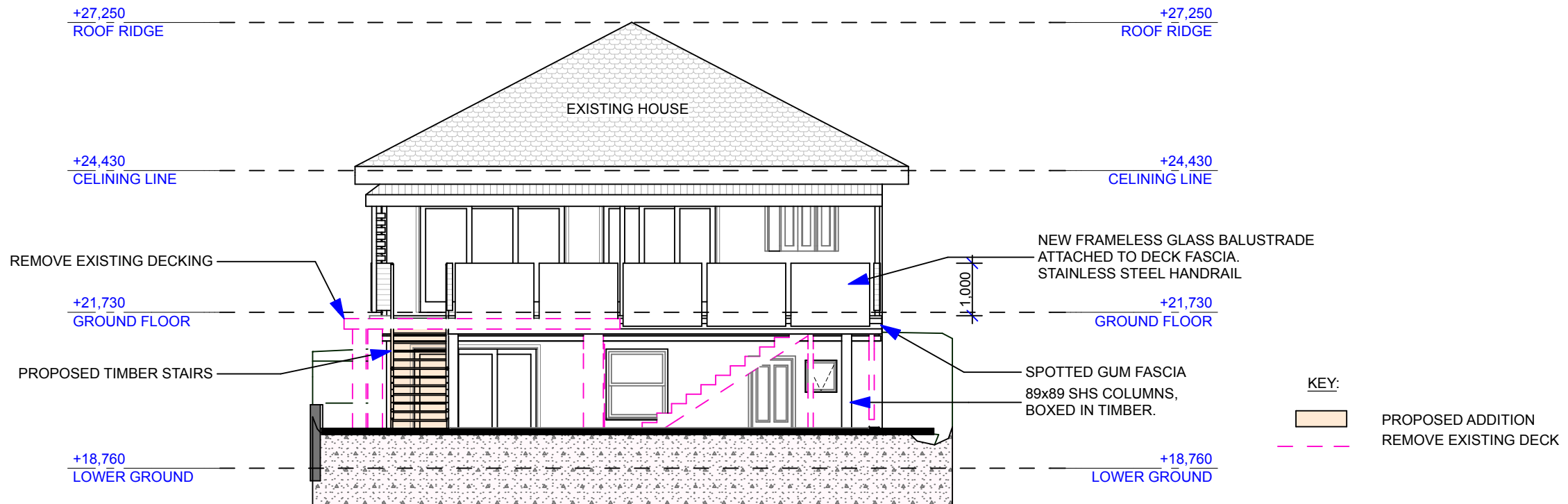
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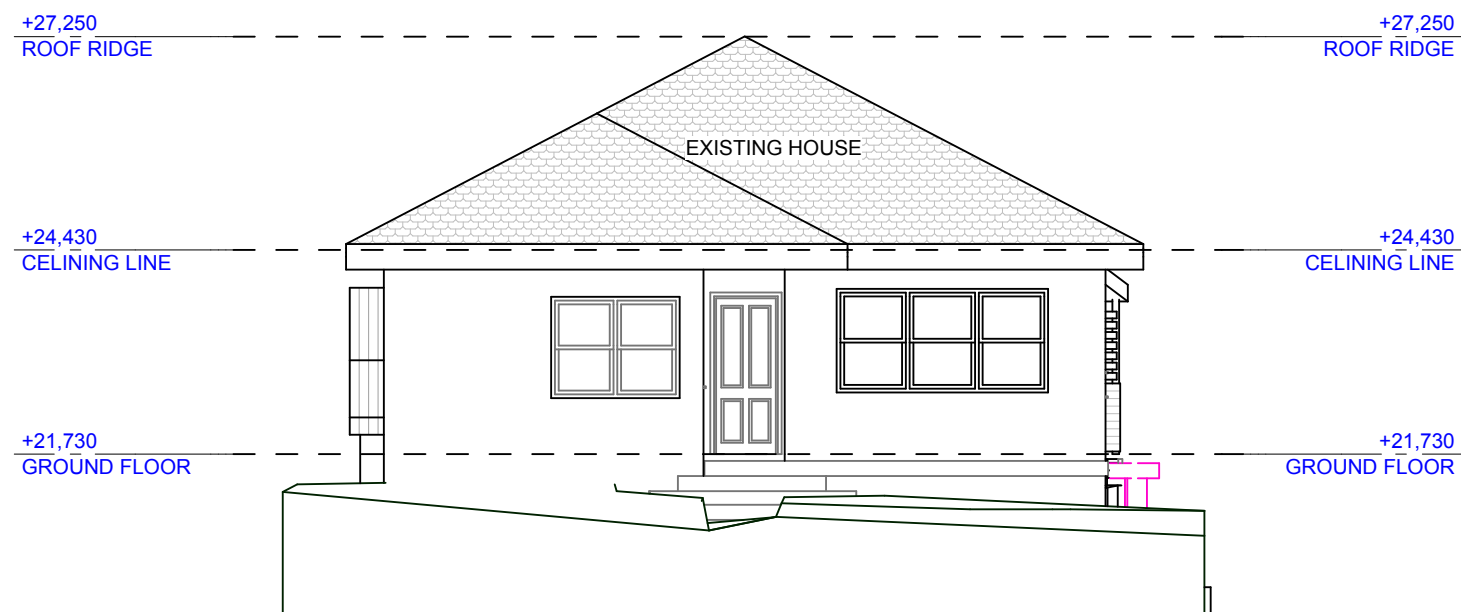
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PLOT DATE: 27/08/2019



NORTH ELEVATION

1:100



SOUTH ELEVATION

1:100



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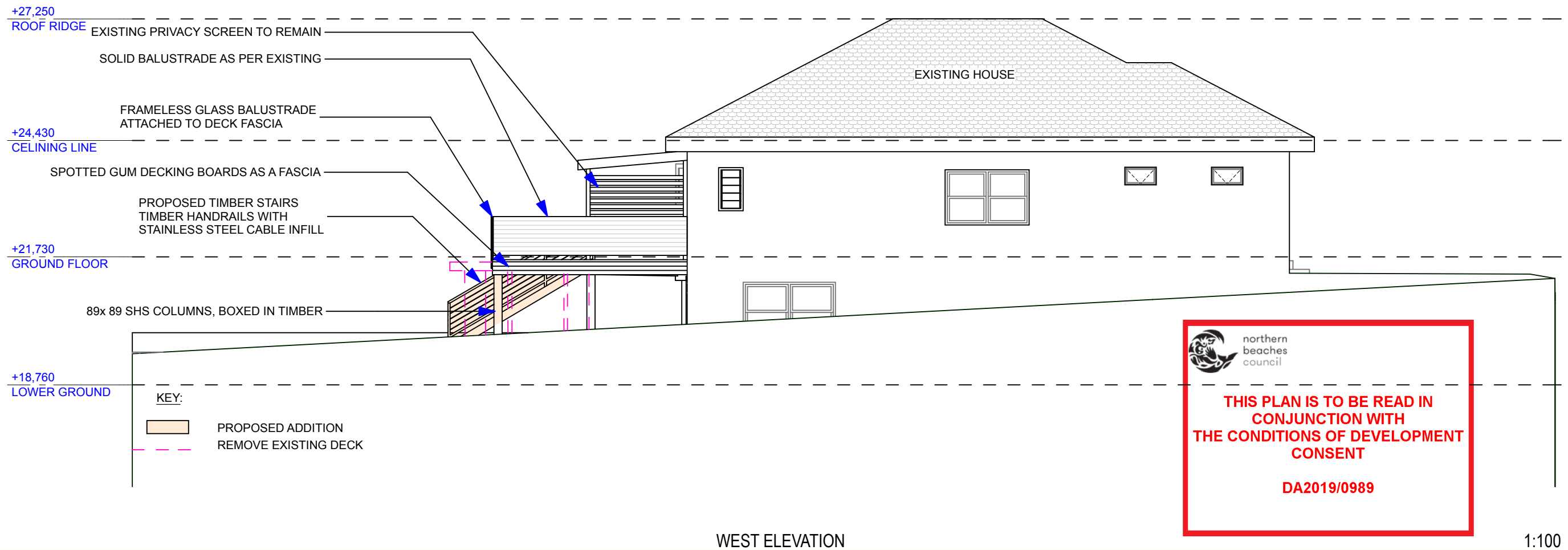
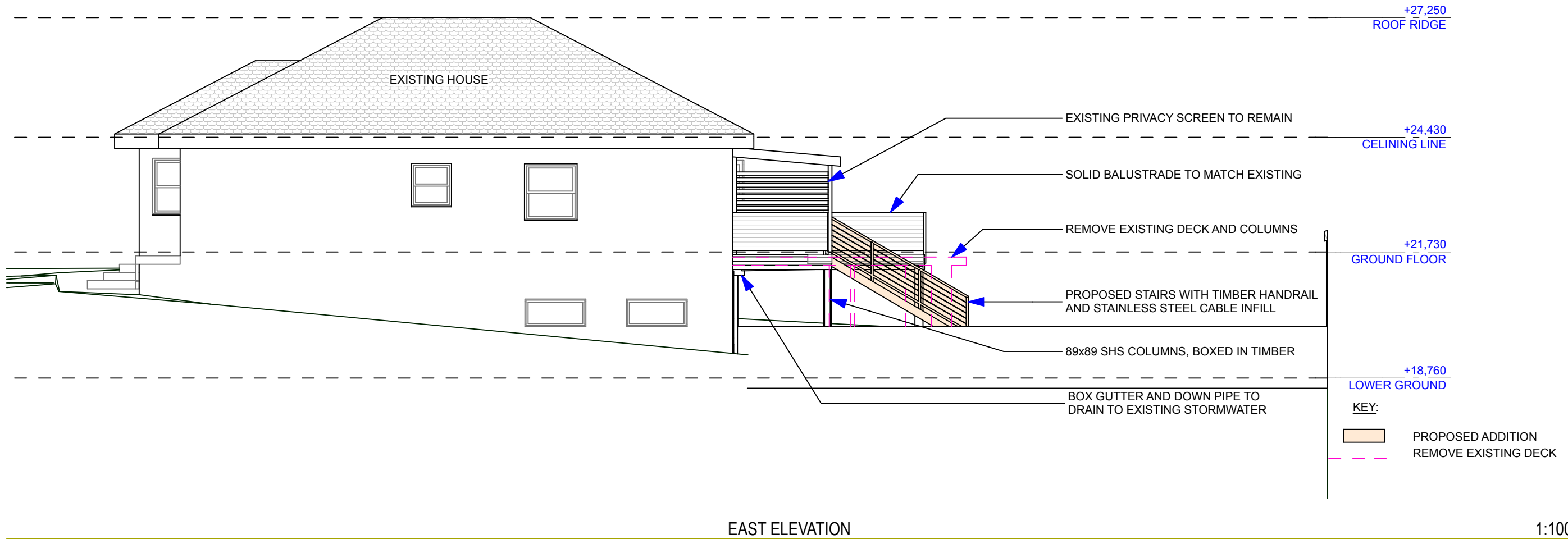
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**DATE:** 27-08-2019 **REVISED:** A-1

**JOB No.** RES120 **DWG. No.** DA-04

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PROPERTY:

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DESIGN BY:

TRINA ROWSTON

DATE: 27-08-2019

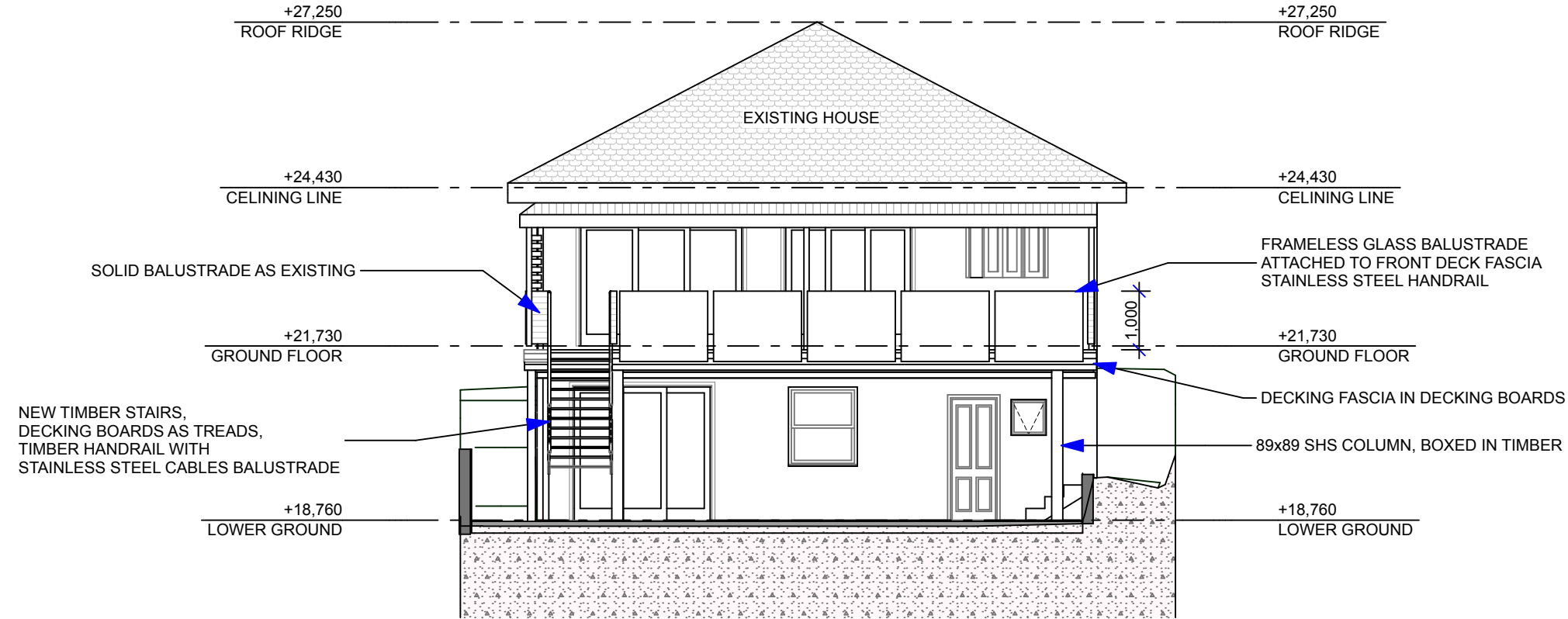
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JOB No. RES120

DWG. No. DA-05

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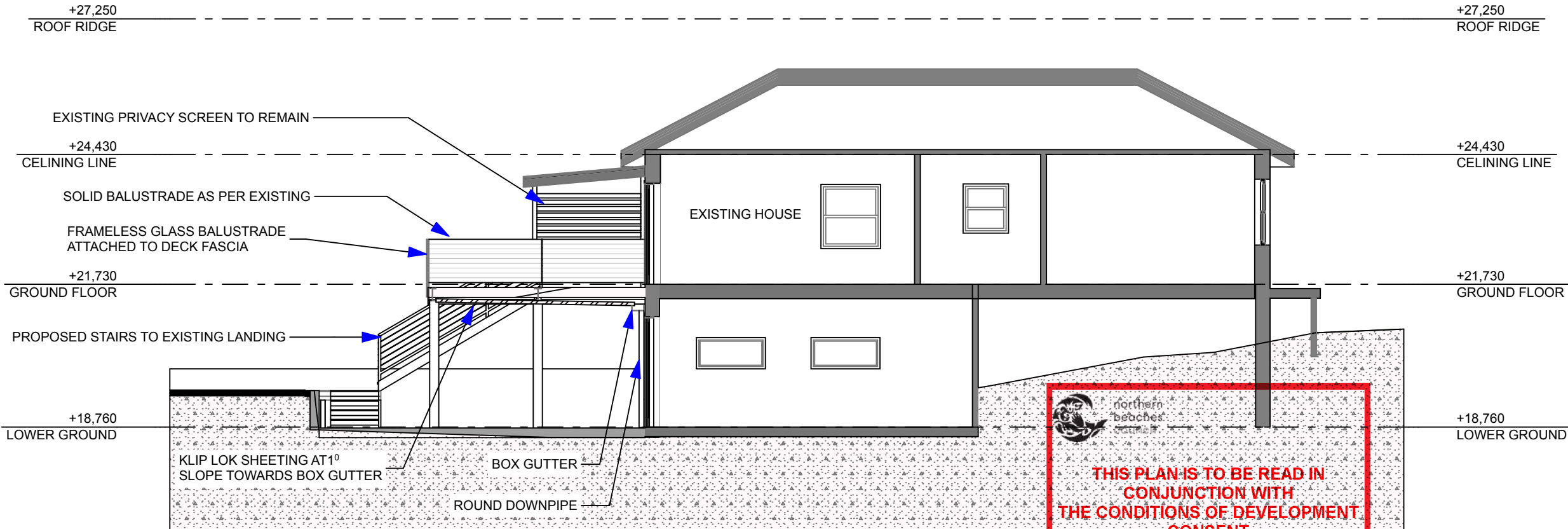




S/01

SECTION

1:100



S/03

SECTION

1:100



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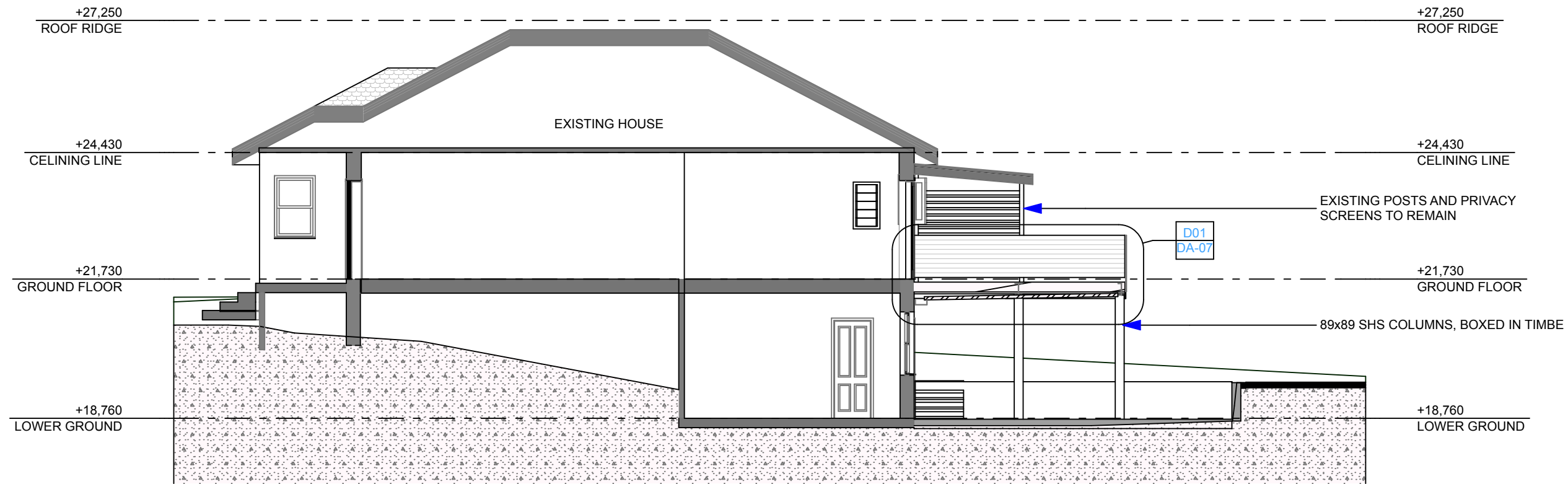
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JOB No.	DWG. No.
RES120	DA-06

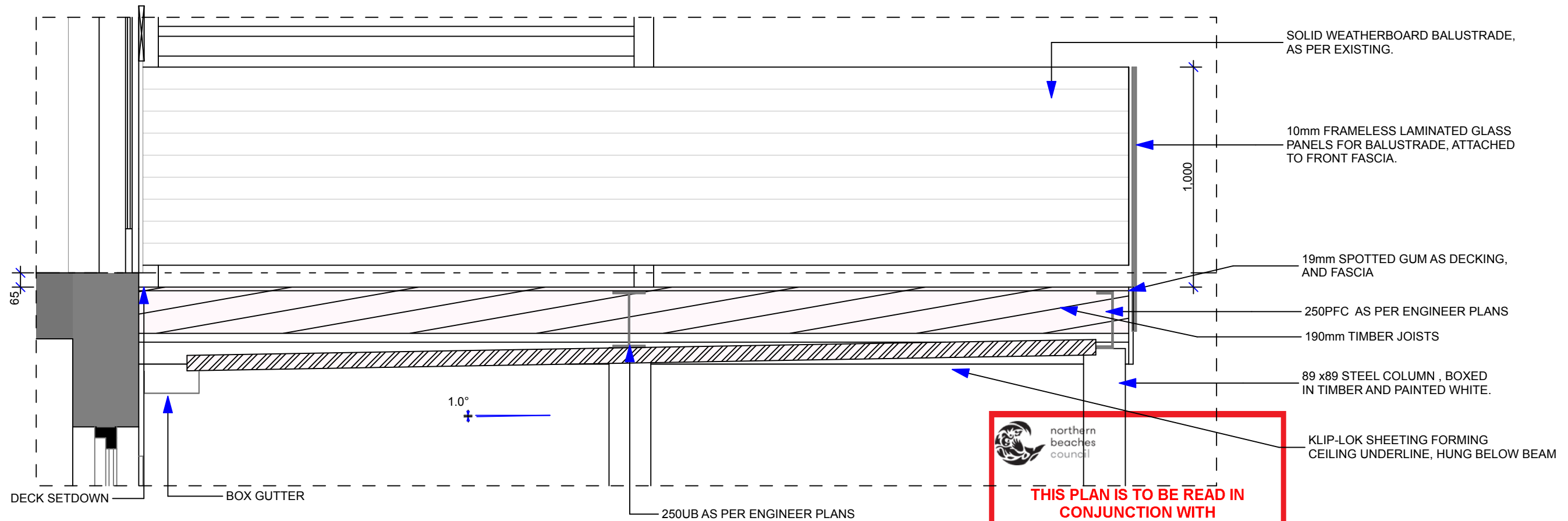
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S/02

SECTION

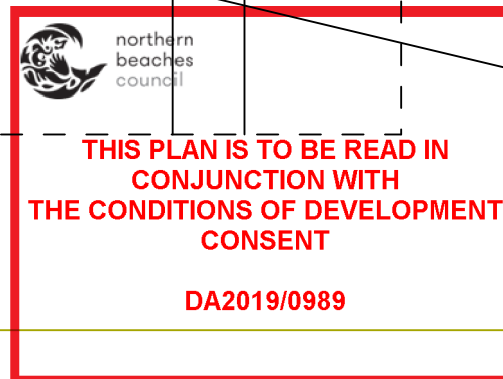
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UNDERSIDE OF DECK

1:20

D01  
DA-07



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JOB No.

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