

2
DP 583113

(METAL ROOF)
BK. REND. & TIMBER SEMI
1 & 2 STOREY

RL = 5.96 A.H.D.
BM NAIL IN KERB

(CLAD ROOF)
BRICK GARAGE

No. 7A
(TILE ROOF)
BRICK RESIDENCE
2 STOREY

(BY SURVEY)
358.2m
B
DP 159861

CARLTON STREET

12324

FOR DA CONSENT

1
DP 503181

NOTE
All work to comply with AS/NZ 3500.3
and
Northern Beaches Council
Water Management for Development Policy
2021/154368

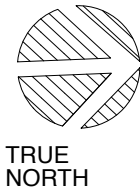
Notes

- Verify all dimensions on site before commencement
- Figured dimensions take precedence over scaling
- Contractor to report any discrepancies to Architect
- All work to comply with PO & LG requirements
- All workmanship to be best practice and tradesmanlike
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- Client is granted conditional licence for use of design

Issue	Amendment	Date
1	Issue for Client approval & Consent	20.12.22
2	Cellar deleted	06.04.23

mass design
211 Eastern Valley Way
MIDDLE COVE NSW 2068
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E: massdesign@optusnet.com.au

Alterations & Additions
for
Chris & Michelle Bergman
7a Carlton St
MANLY NSW 2095
Lot B DP 159861
Site Area 358.2 sqm (by survey)



Stormwater Plan

JOB REF: CARL

SCALE: 1:100 @ A3

DRAWING NO: A04

DATE: Nov 2022

ISSUE: 2

DRAWN: MTS

2
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(METAL ROOF)
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1 & 2 STOREY

RL = 5.96 A.H.D.
BM NAIL IN KERB

Cabana Roof
corrugate metal @ 5

Carport Roof
gravel top membrane

SK01

SK02

SK03

existing tiled roof

new roof tiles
to match existing

metal clad roof

continuous sediment
control barrier to
control barrier to
areas involving excavation

hay bale barrier
in kerb gutter

council refuse &
recycling bin
collection point

hay bale barrier
in kerb gutter

CARLTON STREET

BK. & CLAD BLD.

12324

FOR DA CONSENT

1
DP 503181

NOTE
Waste management to be in accordance with
Northern Beaches Council's
Waste Management Policy

NOTE
All work to comply with AS/NZ 3500.3
and
Northern Beaches Council
Water Management for Development Policy
2021/154368

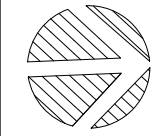
BASIX COMMITMENTS

All glazing to modified/new windows
& doors to be single clear
except W5, 9, 11, 12 & 12a to be pyrolytic low E
Skylights to be low E int./argon fill/clear ext.
Refer accompanying BASIX certificate A483222

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for
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MANLY NSW 2095
Lot B DP 159861
Site Area 358.2 sqm (by survey)



TRUE NORTH

**Erosion & Sediment
Control Plan**

SCALE: 1:100 @ A3
DATE: Dec 2022
DRAWN: MTS

DRAWING NO:
E&SCP
ISSUE: 1

Notes	Issue	Amendment	Date
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