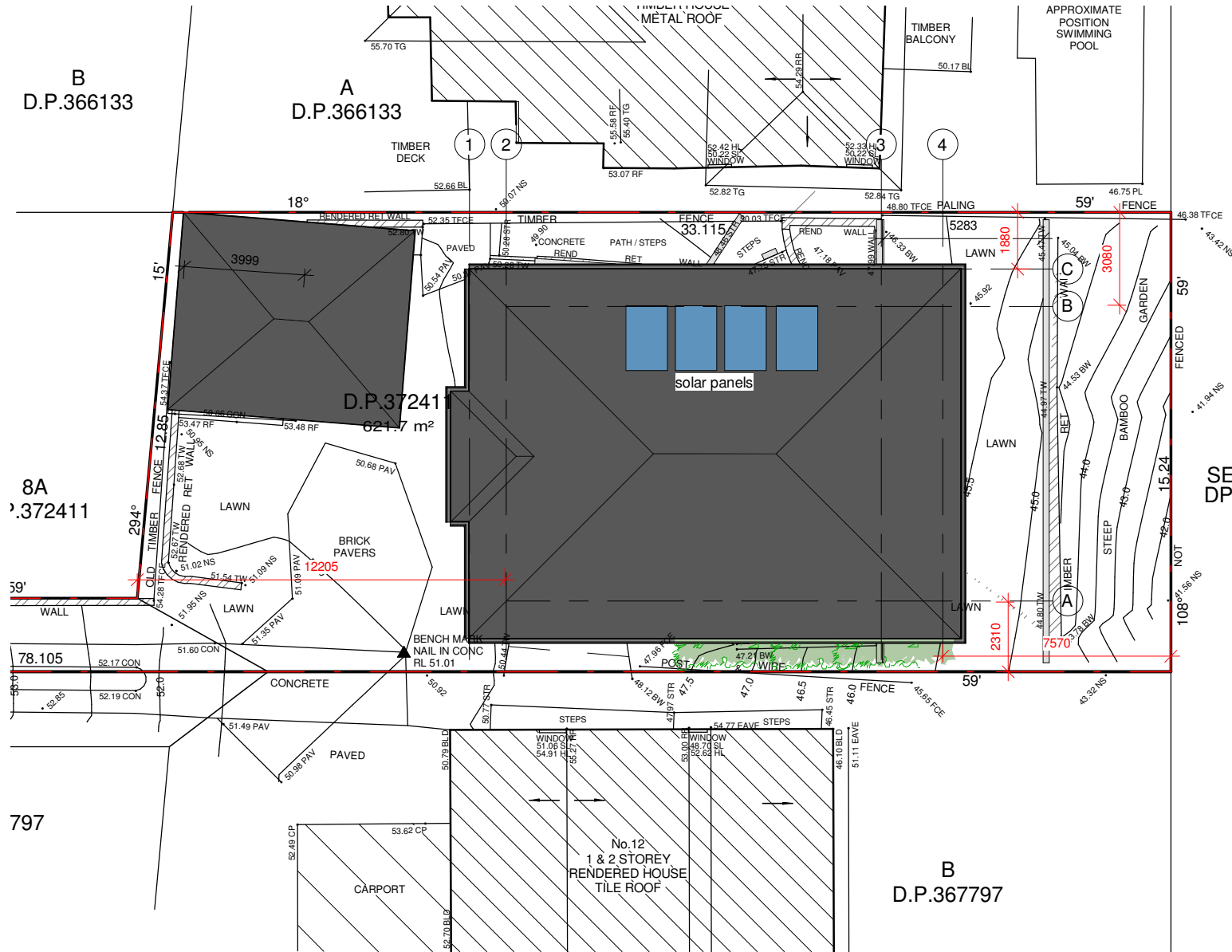


B
D.P.366133

A
D.P.366133



8A
D.P.372411

797

B
D.P.367797

1 SITE PLAN

A101 1 : 200

NOTES:

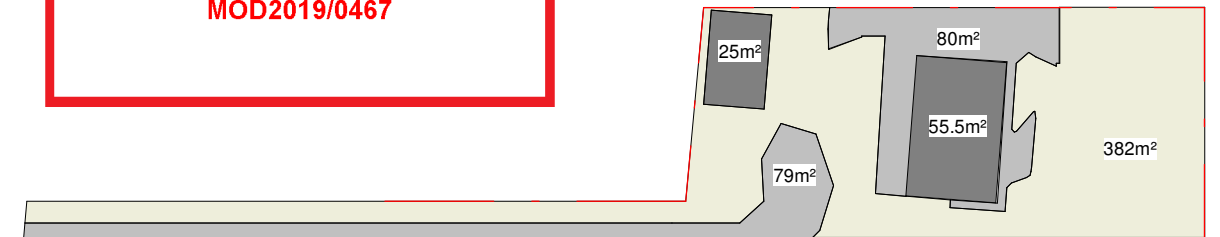
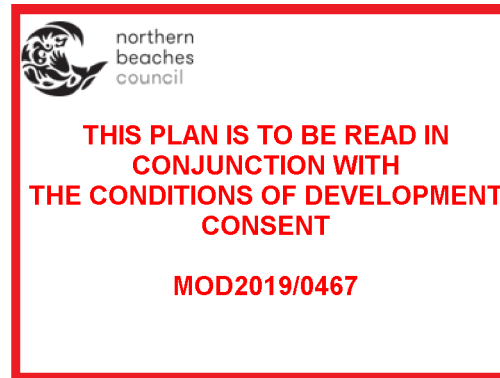
- Demolition works to be carried out in accordance with the requirements of A2601-2001 The Demolition of Structures. Also in compliance with work cover authority of NSW requirements, including but not limited to:
 - Protection of site workers and the general public
 - Asbestos handling and disposal where applicable
- Termite protection to be in accordance with AS 3600.1
- All construction to comply with current BCA codes and Australian Standards.
- Stormwater system to be connected to existing.
- All timber framing shall comply with AS1684
- These documents must be read in conjunction with all the sub-consultants reports and recommendations. The architectural documents form part of the total construction set and are not to be taken as exclusively being the building construction documents
- Eaves within 900mm of allotment boundaries are to be constructed of non-combustible materials. eaves must not be within 450mm of allotment boundaries as required by part 3.7.1 of BCA
- Smoke alarms to be installed in accordance with BCA 3.7.5 vol.2 2019
- Sediment & Erosion control are to be installed and maintained during the life of the project

Do not scale from plans. All dimensions and levels shown on plan are subject to confirmation on site.

CALCULATION TABLE

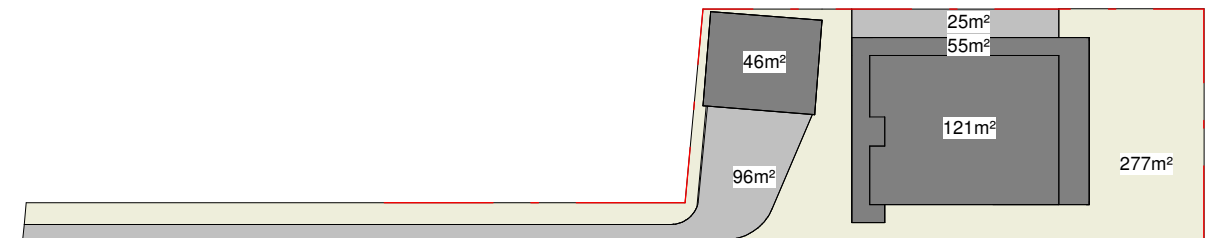
ZONE	E4 - ENVIRONMENTAL LIVING		
HAZARDS	GEOTECH		
SITE AREA	621.7m ²		
MAX. BUILDING HEIGHT	Hmax = 8.5 m		
BUILDING ENVELOPE	3.5m - SIDE BOUNDARY ENVELOPES		
	EXISTING	DA 2018/1534	PROPOSED
SITE COVERAGE	80.5m ² / 13%	38.3%	222m ² / 36%
HARD SURFACE	159m ² / 25.5%	18.1%	92m ² / 14.5%
SOFT LANDSCAPING	382.2m ² / 61.5%	43.6%	307.7m ² / 49.5%

6
SEC. D
DP6195



5 SITE ANALYSIS - EXISTING

A101 1 : 500



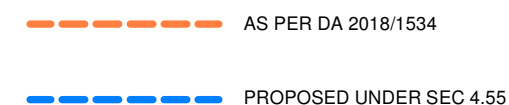
2 SITE ANALYSIS - PROPOSED

A101 1 : 500

ISSUE	DATE	DESCRIPTION	DRWN	CHKD
2	23.09.2019	SECTION 4.55	KM	-

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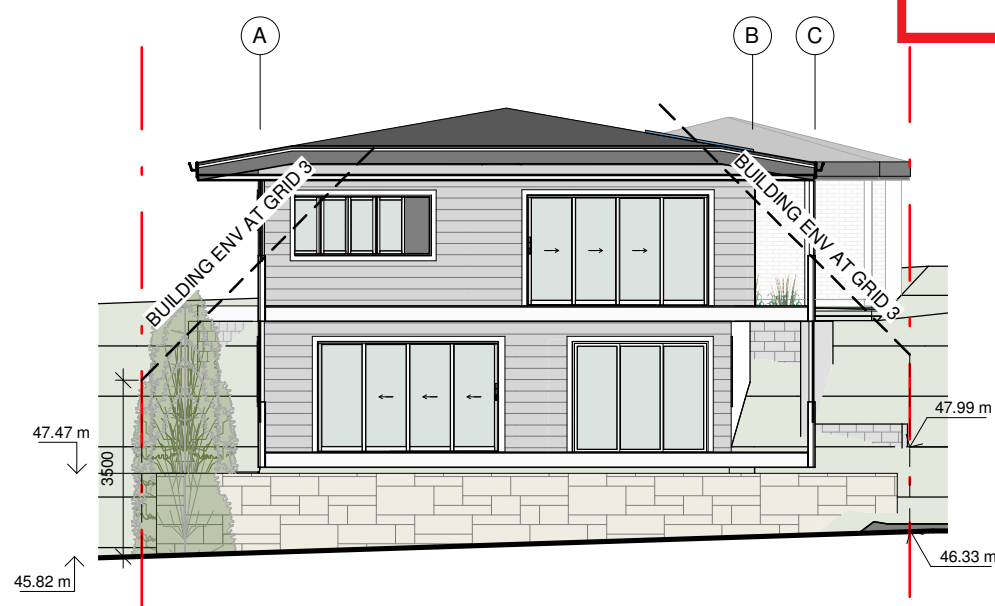


WINDOW SCHEDULE

Mark	Width	Height	Sill Height	Area
WF1-S	2100	1200	1000	2.5 m ²
WF2-W	2700	400	1800	1.1 m ²
WF3-W	2100	1200	1000	2.5 m ²
WF5-N	2700	1200	1000	3.2 m ²
WF6-E-O	1400	600	1600	0.8 m ²
WF7-E-O	1400	600	1600	0.8 m ²
WF8-E	2700	400	1800	1.1 m ²
WF9-S	2100	1200	1000	2.5 m ²
WG1-W	2100	1200	1000	2.5 m ²
WG2-E	2100	1200	1000	2.5 m ²

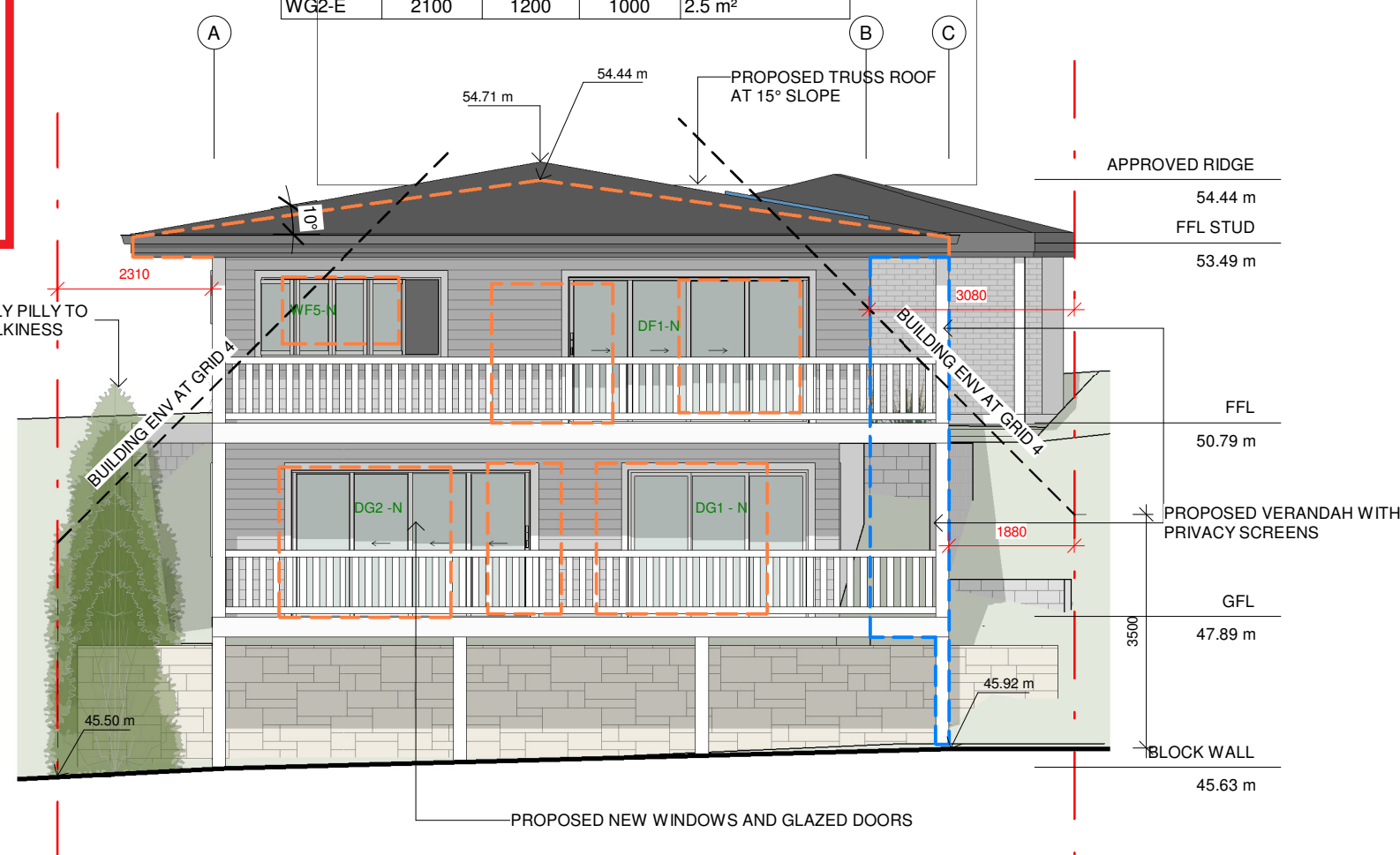
2 | SOUTH ELEVATION

A104	1 : 100
------	---------



3 | BUILD ENV AT GRID 3

A104	1 : 150
------	---------



1 | NORTH ELEVATION

A104	1 : 100
------	---------

Do not scale from plans. All dimensions and levels shown on plan are subject to confirmation on site.

ISSUE	DATE	DESCRIPTION	DRWN	CHKD
2	23.09.2019	SECTION 4.55	KM	-

PROJECT TITLE: ALTERATION & ADDITION

PROJECT NO.: 2019047

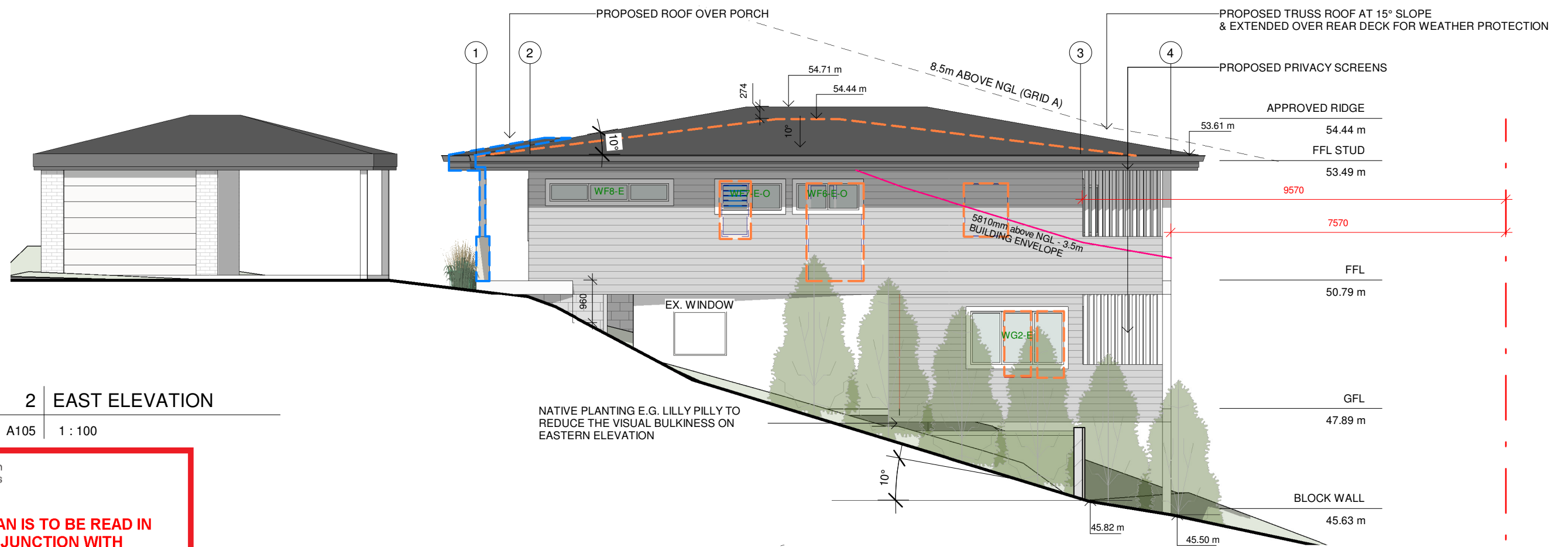
AT: 10 HILLCREST AVE, MONA VALE

FOR: ROBYN TERRELL

SHEET TITLE: ELEVATIONS

SHEET NO: A104

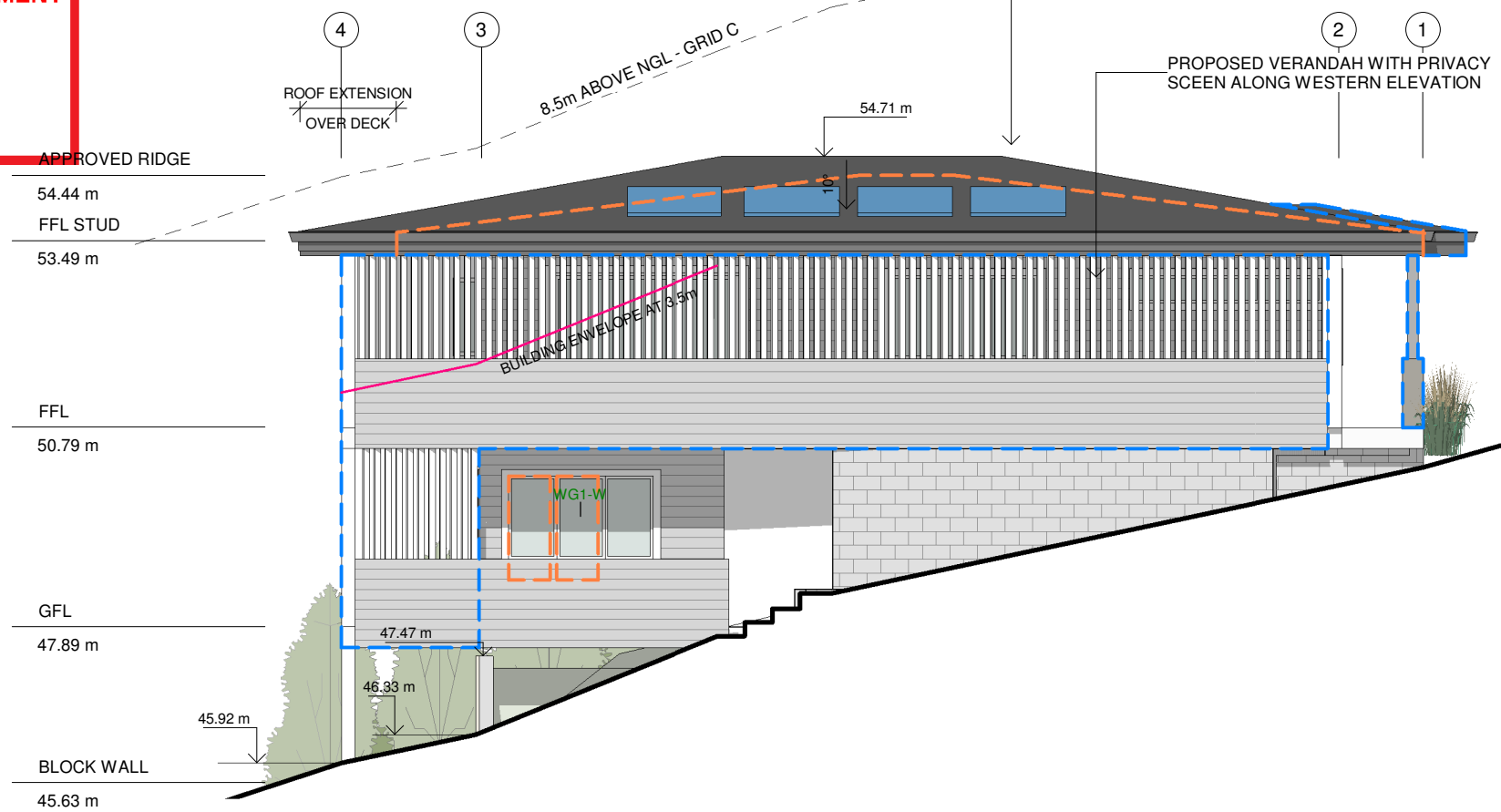
SCALE A3: As indicated



northern
beaches
council

**THIS PLAN IS TO BE READ IN
CONJUNCTION WITH
THE CONDITIONS OF DEVELOPMENT
CONSENT**

MOD2019/0467



----- AS PER DA 2018/1534

----- PROPOSED UNDER SEC 4.55

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ISSUE	DATE	DESCRIPTION	DRWN	CHKD
2	23.09.2019	SECTION 4.55	KM	-

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PROJECT TITLE: ALTERATION & ADDITION

PROJECT NO.: 2019047

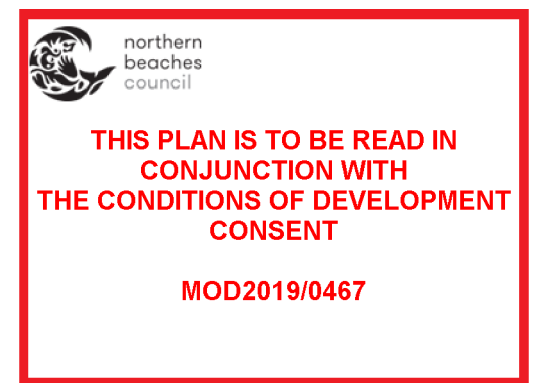
AT: 10 HILLCREST AVE, MONA VALE

FOR: ROBYN TERRELL

SHEET TITLE: ELEVATIONS

SHEET NO: A105

SCALE A3: 1 : 100



ISSUE	DATE	DESCRIPTION	DRWN	CHKD
2	23.09.2019	SECTION 4.55	KM	-


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SHEET TITLE:	SECTIONS
SHEET NO:	A106
SCALE A3:	1 : 100