

- 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 part 3.1.3
  - Waterproofing shall be carried out in accordance with NCC Vol.2
  - 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 NCC 3.7.5 vol.2 2019
  - Sediment & Erosion control are to be installed and maintained during the life of the project
  - All construction to comply with current NCC codes and Australian Standards.

- POOL NOTES:**
- Pool overflow to be connected to existing Sewer System
  - Pool fencing to be designed, located and maintained in accordance with the swimming pools act 1992, Regulation Pools Act 1992, Regulation and Australian Standard 1926.1 & comply with BCA Vol.2, Housing Provisions, Part 3.9.3 and AS1926.1. The min H of pool fence balustrade is 1200mm and openings not grater than 105mm

ALL BUILDING WORKS MUST BE CARRIED OUT IN ACCORDANCE WITH THE REQUIREMENTS OF THE BUILDING CODE OF AUSTRALIA (BCA) AND AUSTRALIAN STANDARDS

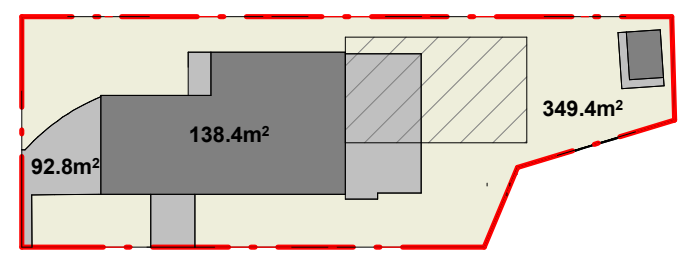
**1 SITE PLAN**

A101 1 : 200

- LANDSCAPED AREA
- HARD SURFACE
- SITE COVERAGE
- POOL
- PRIVATE OPEN SPACE

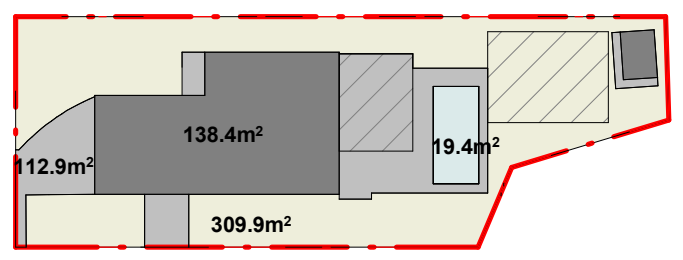
**4 Site Plan Calc.\_EXISTING**

A101 1 : 500



**5 Site Plan Calc.\_PROPOSED**

A101 1 : 500



CALCULATION TABLE			
ZONE	E4 - ENVIRONMENTAL LIVING		
HAZARDS	-		
SITE AREA	580.6 m²		
MAX. BUILDING HEIGHT	Hmax = 8.5 m		
BUILDING ENVELOPE	3.5 m - SIDE BOUNDARY ENVELOPES		
	EXISTING	DEMOLISHED	PROPOSED
GROSS FLOOR AREA	112.6 m²	-	112.6 m²
GARAGE	37.7 m²	-	37.7 m²
SITE COVERAGE	138.4m² / 24%	-	138.4m² / 24%
HARD SURFACE	92.8m² / 16%	-	112.9m² / 19%
SOFT LANDSCAPING	349.4m² / 60%	39.5m² / 6%	309.9m² / 54% + 6% = 60%
POOL WATER SURFACE	-	-	19.4m²
PRIVATE OPEN SPACE	min 80m²	-	min 80m²

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**PROJECT TITLE:** POOL ADDITION

**PROJECT NO.:** 2020041

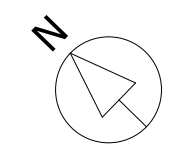
**AT:** 11 Cook Terrace, Mona Vale

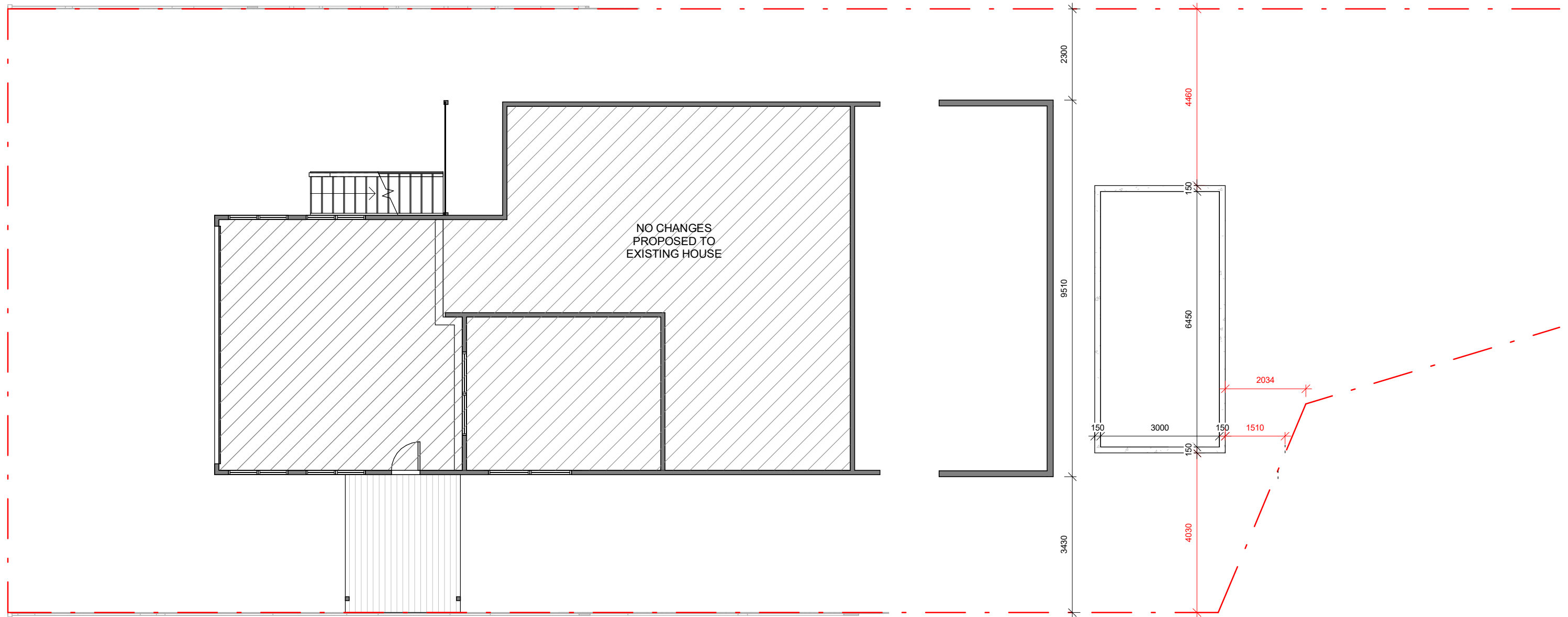
**FOR:** Sonja & Jeremy Millar Thomson

**SHEET TITLE:** SITE PLAN

**SHEET NO:** A101

**SCALE A3:** As indicated





NO CHANGES  
PROPOSED TO  
EXISTING HOUSE

1 | Ground Floor\_PROPOSED

A102 | 1 : 100

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-	14.10.2020	PRELIMINARY 1	MN	-
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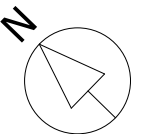
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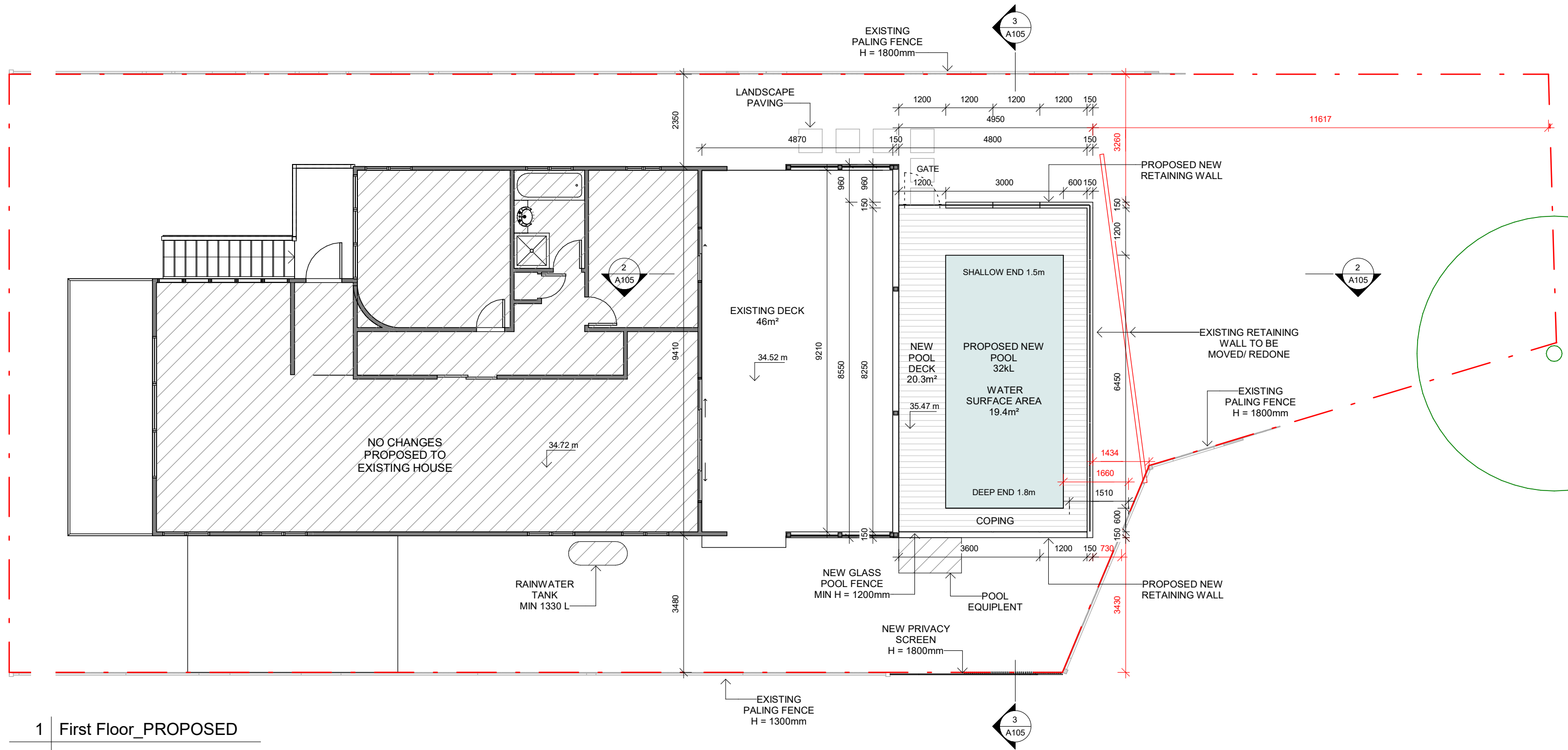
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**PROJECT TITLE:** POOL ADDITION  
**PROJECT NO.:** 2020041  
**AT:** 11 Cook Terrace, Mona Vale  
**FOR:** Sonja & Jeremy Millar Thomson

**SHEET TITLE:** GROUND FLOOR PLAN  
**SHEET NO:** A102  
**SCALE A3:** 1 : 100





1 | First Floor\_PROPOSED

A103 | 1 : 100

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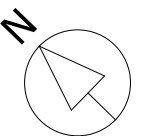
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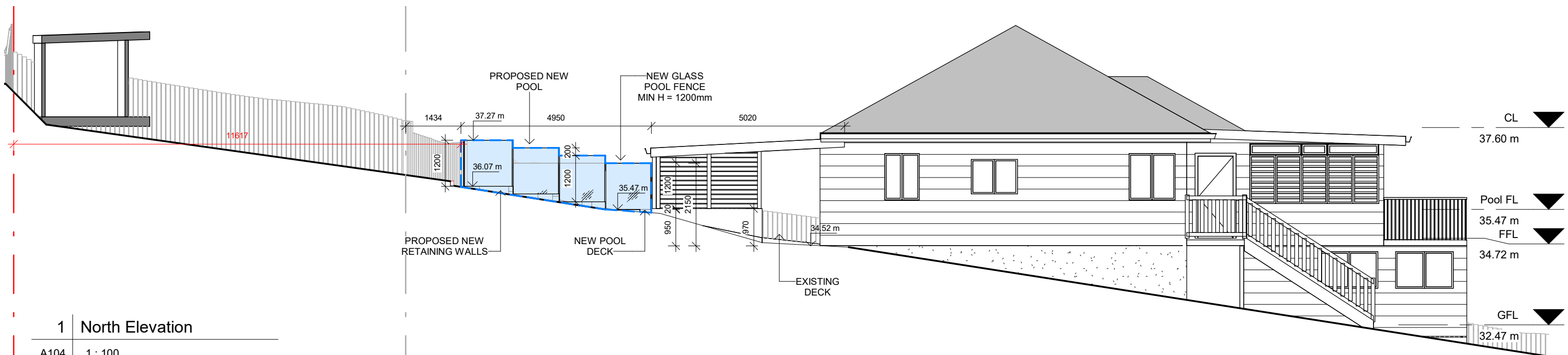
**PROJECT TITLE:** POOL ADDITION  
**PROJECT NO.:** 2020041  
**AT:** 11 Cook Terrace, Mona Vale  
**FOR:** Sonja & Jeremy Millar Thomson

**SHEET TITLE:** FIRST FLOOR PLAN

**SHEET NO.:** A103

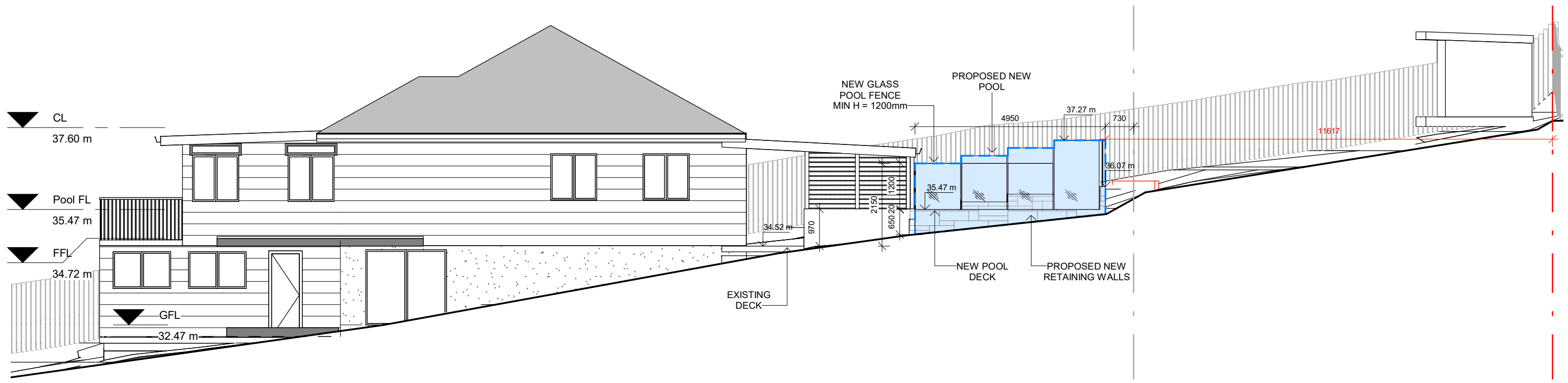
**SCALE A3:** 1 : 100





1 North Elevation

A104 1 : 100



2 South Elevation

A104 1 : 100

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**PROJECT TITLE:** POOL ADDITION

**PROJECT NO.:** 2020041

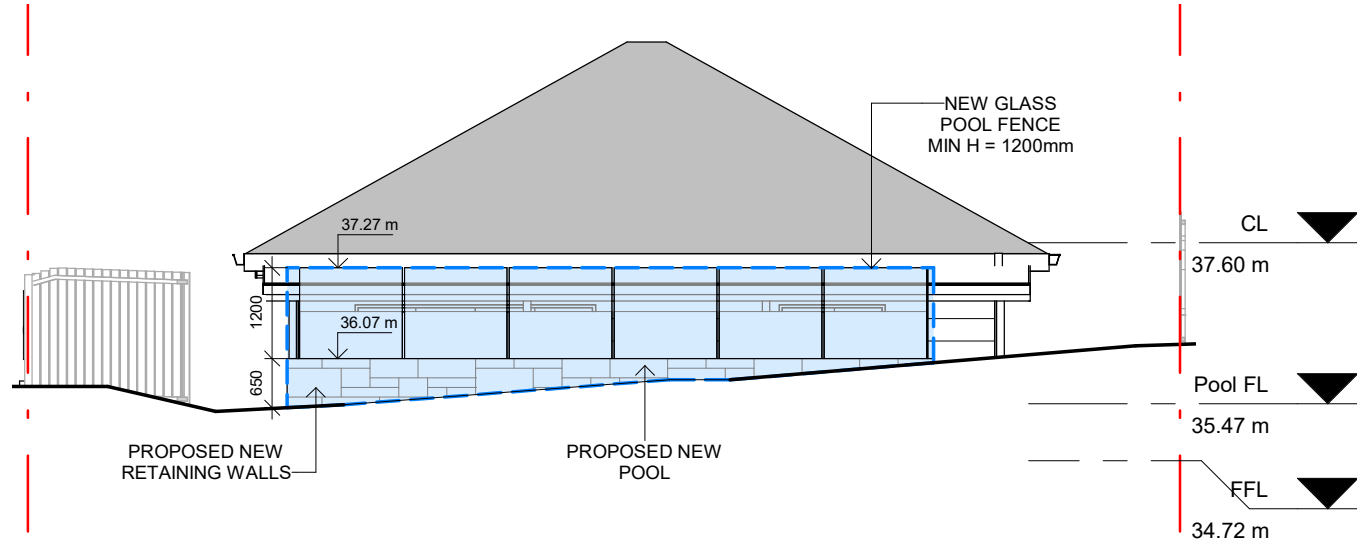
**AT:** 11 Cook Terrace, Mona Vale

**FOR:** Sonja & Jeremy Millar Thomson

**SHEET TITLE:** ELEVATIONS

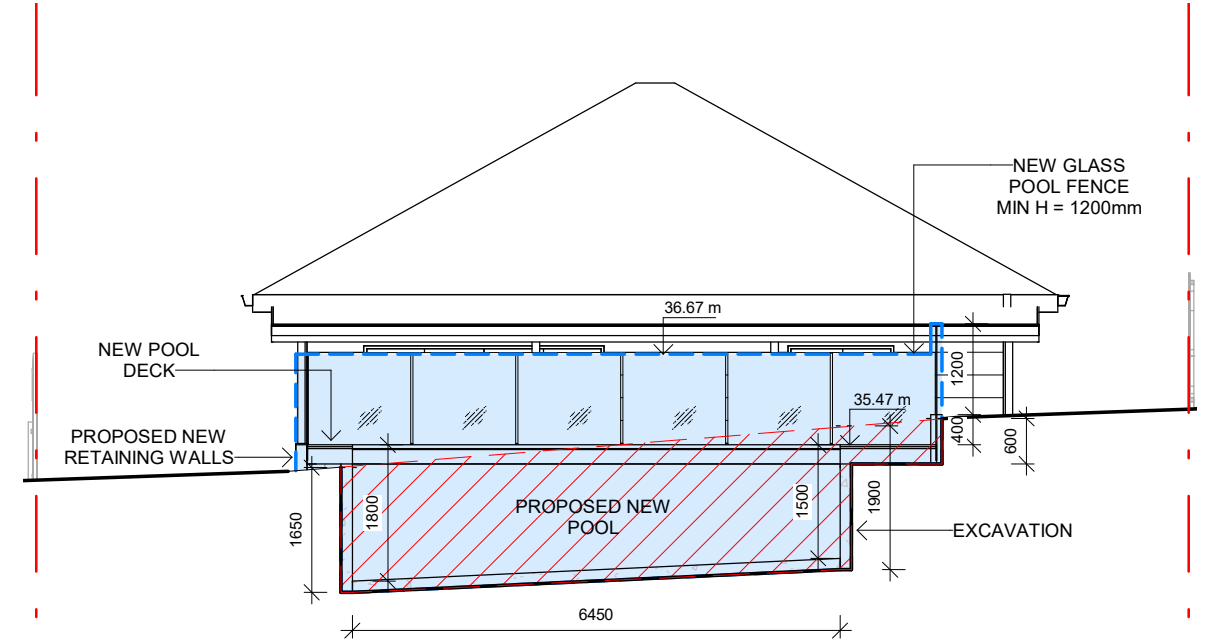
**SHEET NO:** A104

**SCALE A3:** 1 : 100



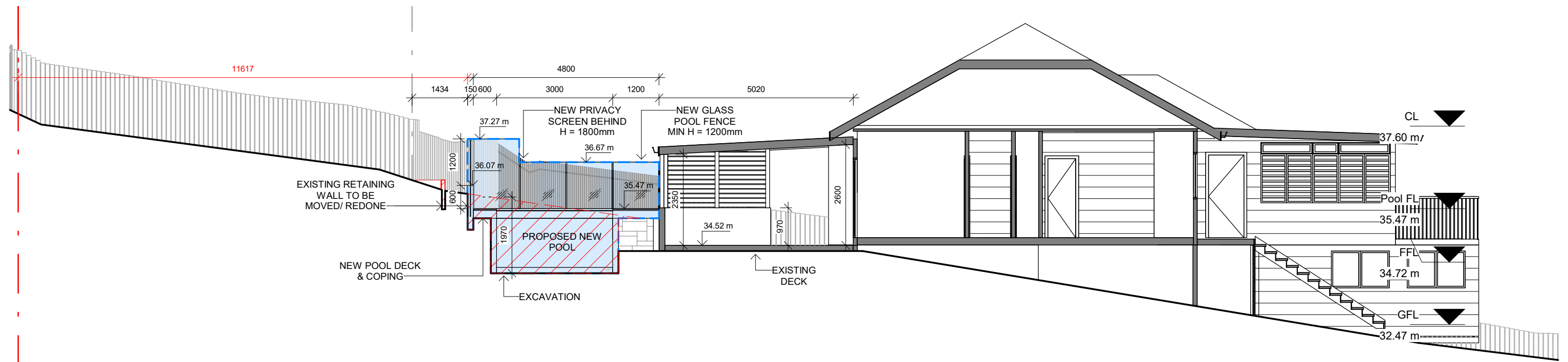
1 East Elevation

A105 1:100



3 Section 2-2

A105 1:100



2 Section 1-1

A105 1:100

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**PROJECT TITLE:** POOL ADDITION

**PROJECT NO.:** 2020041

**AT:** 11 Cook Terrace, Mona Vale

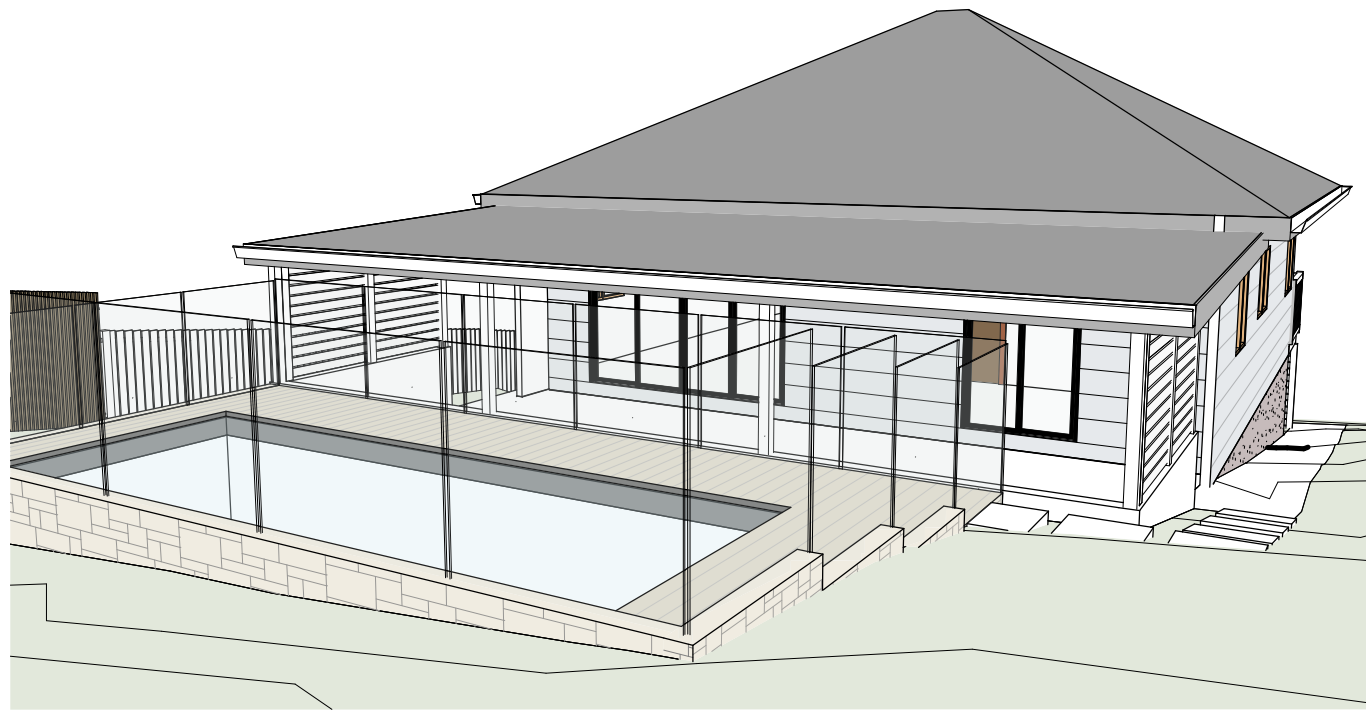
**FOR:** Sonja & Jeremy Millar Thomson

**SHEET TITLE:** ELEVATION & SECTIONS

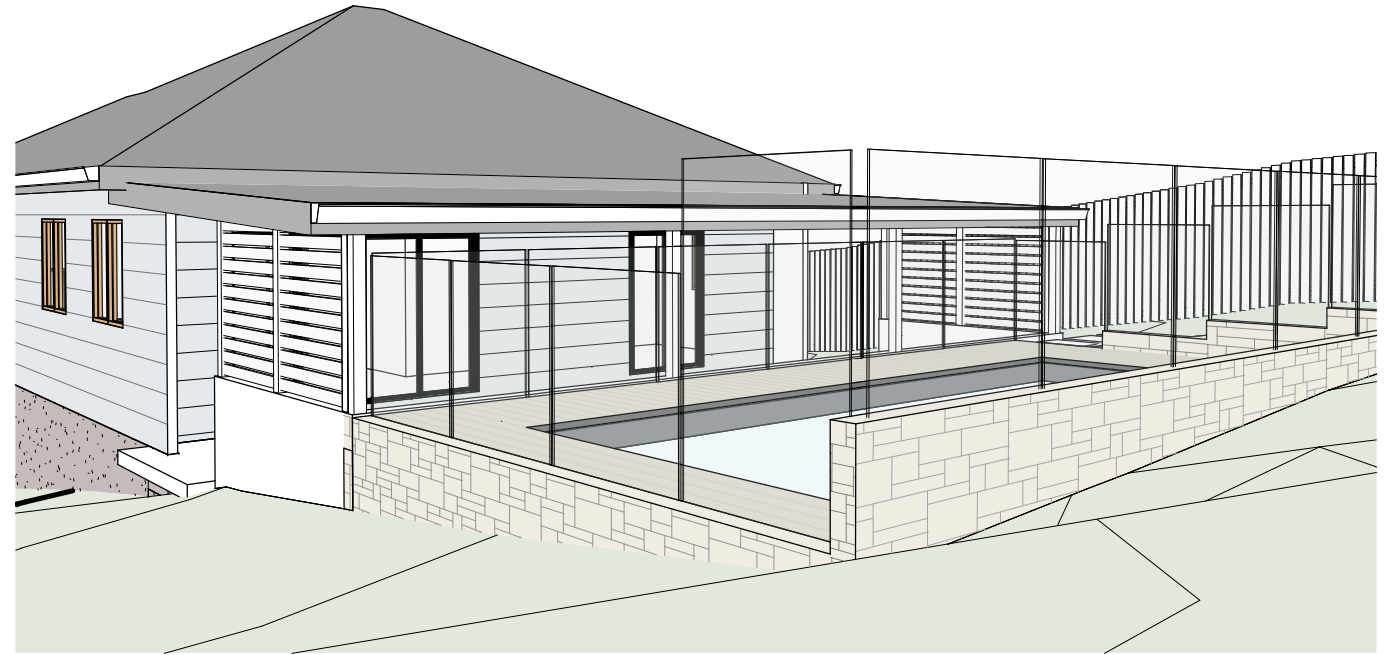
**SHEET NO:** A105

**SCALE A3:** 1:100

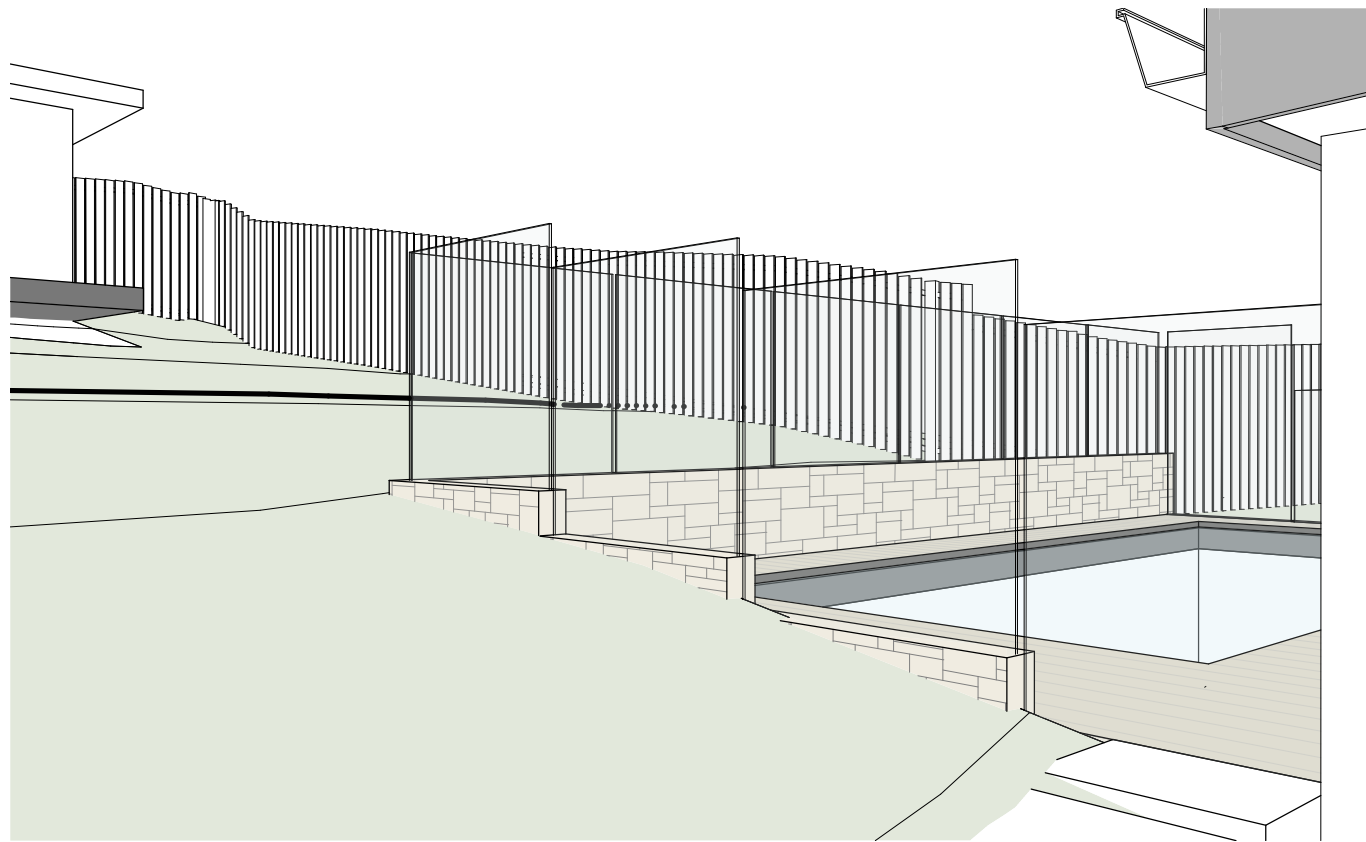




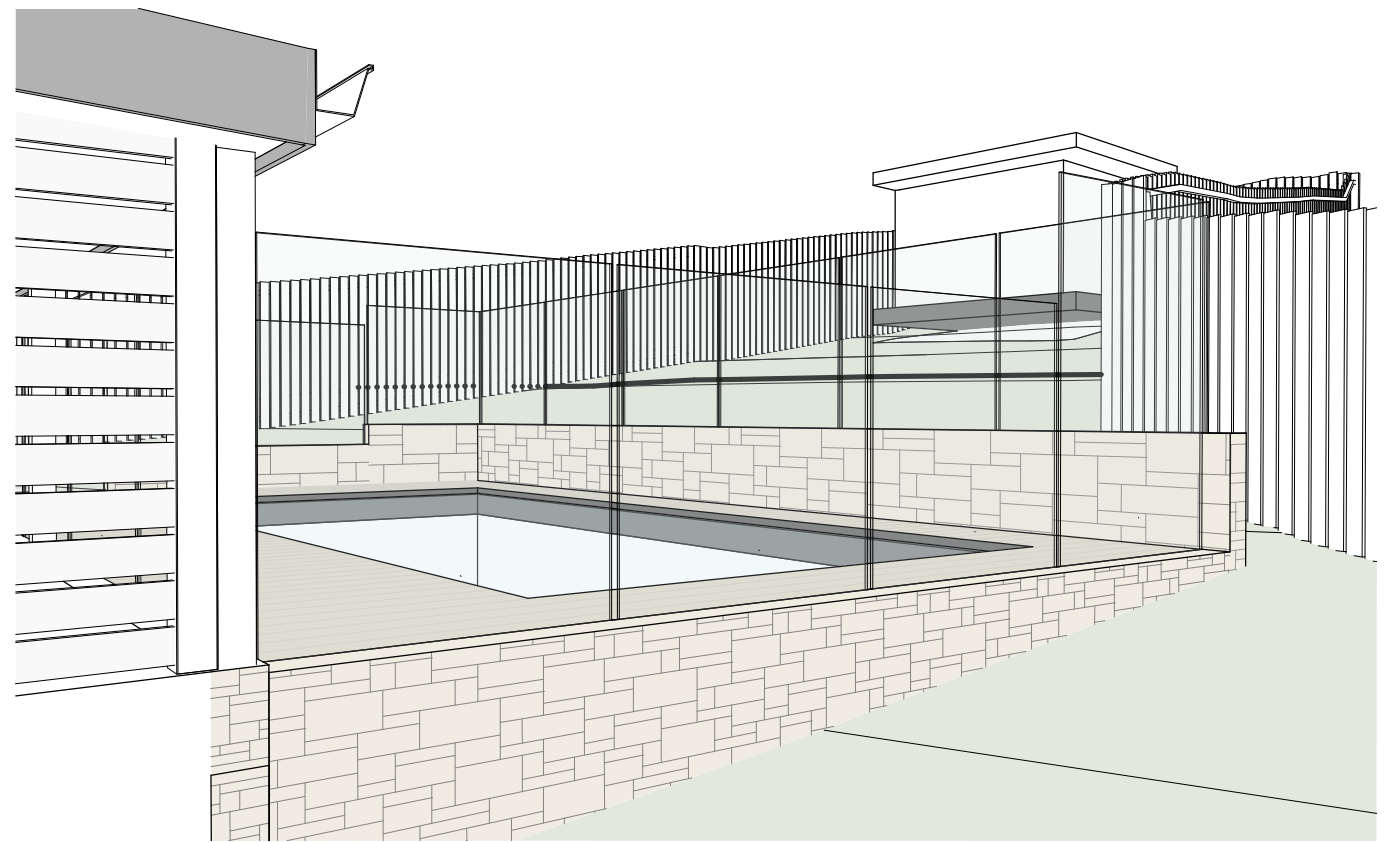
1 | 3D View 1



2 | 3D View 2



3 | 3D View 3



4 | 3D View 4

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PROJECT TITLE: POOL ADDITION

PROJECT NO.: 2020041

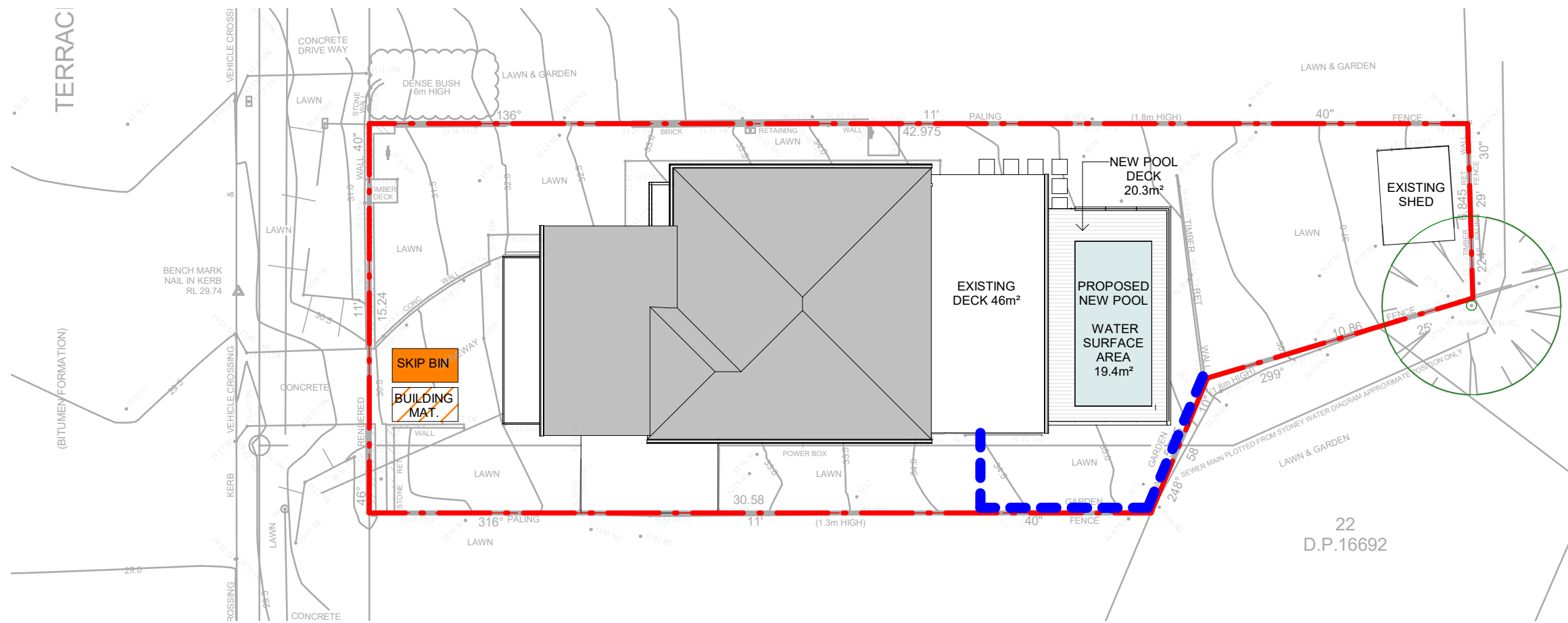
AT: 11 Cook Terrace, Mona Vale

FOR: Sonja & Jeremy Millar Thomson

SHEET TITLE: 3D VIEWS

SHEET NO: A106

SCALE A3:



# 1 SED & WASTE MANAG. PLAN

1 : 200

## WASTE MANAGEMENT PLAN

CONTRACTORS WILL BE RESPONSIBLE FOR ENSURING:

- Dedicated safe pedestrian access is, at all times, to be provided in front of the site.
- Demolition and construction will be minimised and separation, reuse and recycling of materials will be maximised.
- Demolition will be managed to ensure air and water borne pollutants such as dust, odour, liquids and the like are minimised.
- Demolition will be managed to minimise site disturbance to the surrounding area.

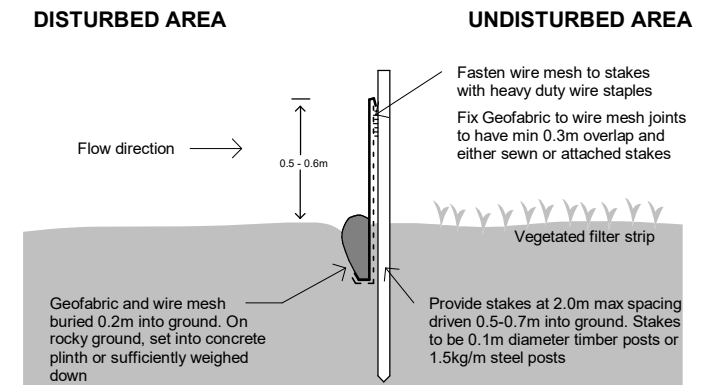
## KEY ACTIONS :

- Install Sediment Barrier on downslope side of property
- Stock pile demolition materials on level sections at rear and front of existing dwelling. Separate waste, from reuse and recycle materials.
- Clean and Clear footpath and roadway as required
- Limit Disturbance when clearing
- Wash Equipment in Designated area
- Store all hard waste & litter in a designed area
- Restrict vehicle movements and use the driveway only when possible.
- Preserve as much grassed area as possible.

WASTE MANAGEMENT PLAN					
MATERIAL ON SITE	ESTIMATED VOLUME		DESTINATION		
	DEMOLITION	CONSTRUCTION	ON-SITE	OFF-SITE	DISPOSAL
EXCAVATION MATERIAL	30m³		EXCAVAT. & FILL IN		
GREEN WASTE	3m³		REUSED FOR FILL IN		
BRICKS				CRASHED AT KIMBRICKI	
CONCRETE				KIMBRIKI RECYCLE	
TIMBER	3m³	2m³		KIMBRIKI RECYCLE	
PLASTER BOARDS		0.2m³			KIMBRIKI BY BUILDER
ASBESTOS	TBC PRIOR DEMO.				ASBESTOS REMOVALIST
ROOF TILES				KIMBRIKI RECYCLE	
METALS		0.1m³		KIMBRIKI RECYCLE	
GLASS		0.2m³		KIMBRIKI RECYCLE	
PLASTIC					
OTHERS	1m³	1m³			KIMBRIKI BY BUILDER

## SILT FENCE DETAIL & NOTES:

- Silt fences should be installed on a site as early as possible, ideally before excavation or other soil disturbance begins
- Install a silt fence down-slope from the construction area, always along the contour (curve) of the slope you are protecting – don't install in straight lines
- Significant downward slopes should use the curved installation method
- Stockpiles of soil and building materials must be contained by a silt fence
- Leave the silt fence in place until vegetation is established, or sediment is stabilised
- Silt fencing requires frequent inspections, particularly after each runoff event (storm, rainfall etc.), to check for damage or clogging of the fence by silt and debris
- Silt fences are best used for sites where the soil disturbance area is up to 0.5 of a hectare



# 2 SEDIMENT CONTROL FENCE

1 : 25

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**PROJECT NO.:** 2020041

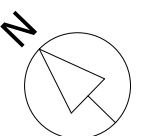
**AT:** 11 Cook Terrace, Mona Vale

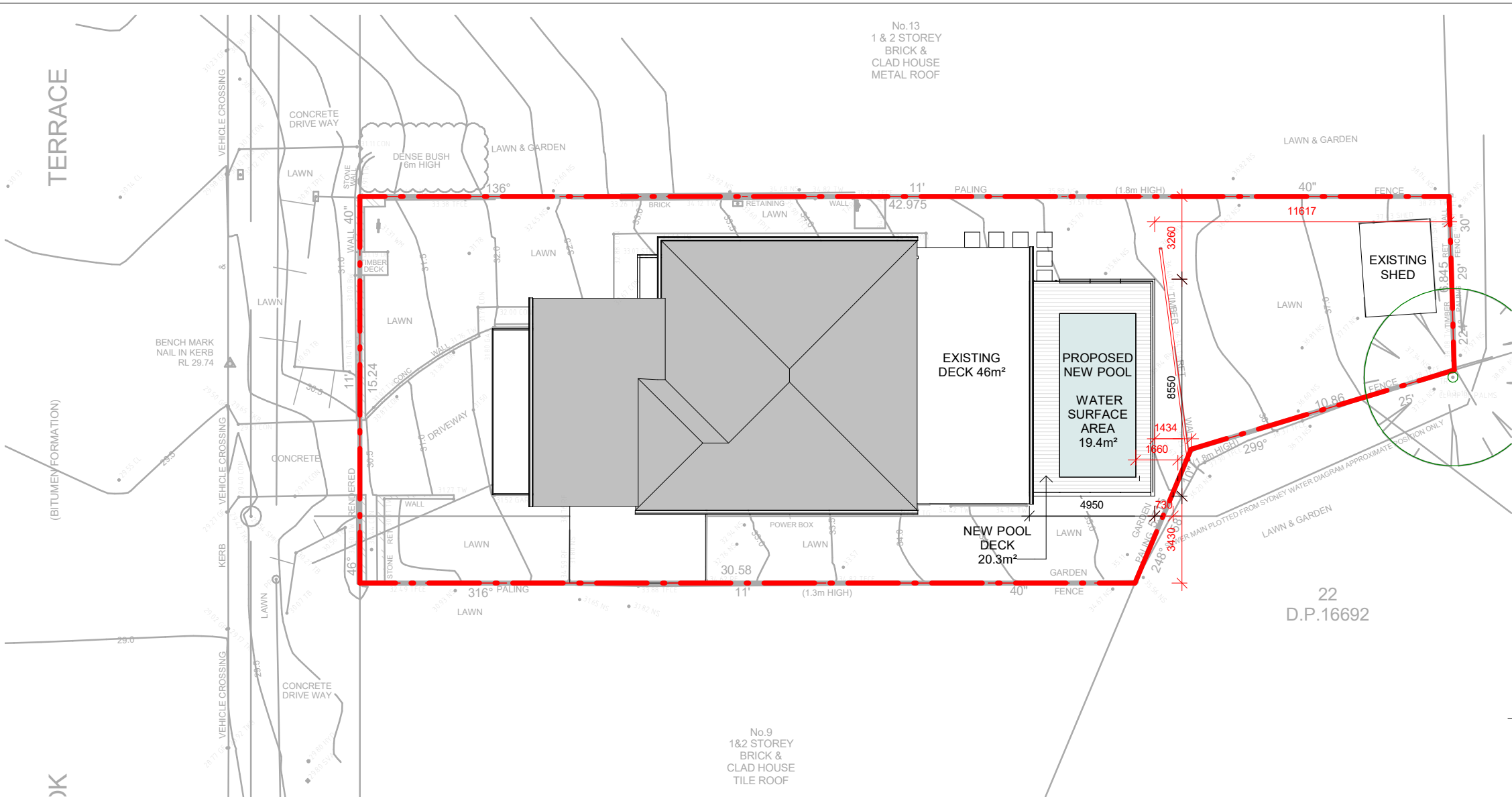
**FOR:** Sonja & Jeremy Millar Thomson

**SHEET TITLE:** SED. CTRL & WASTE MANAG. PLAN

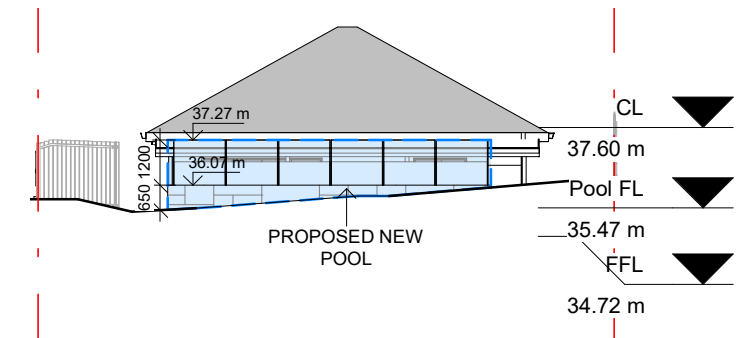
**SHEET NO:** A107

**SCALE A3:** As indicated

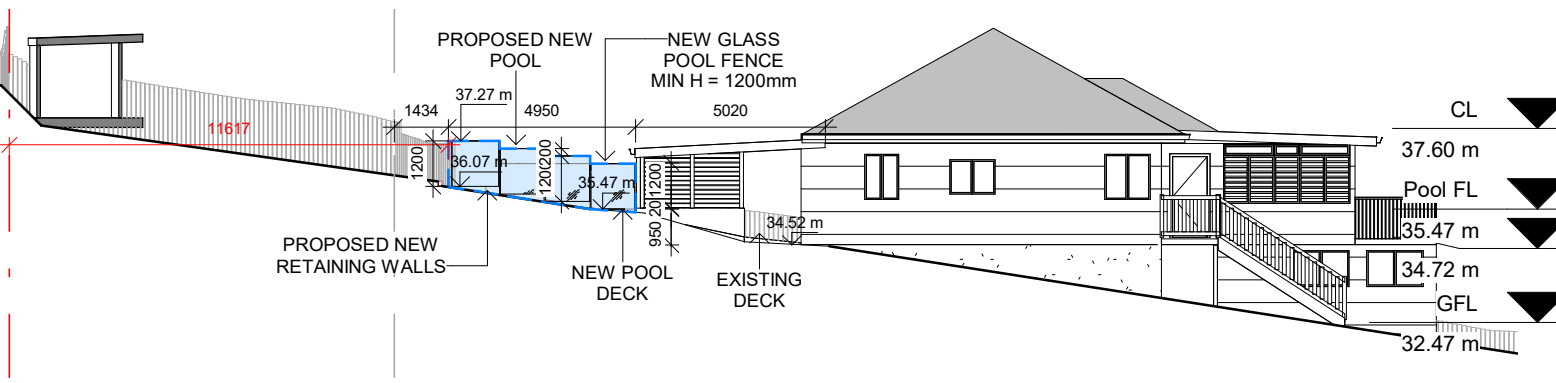




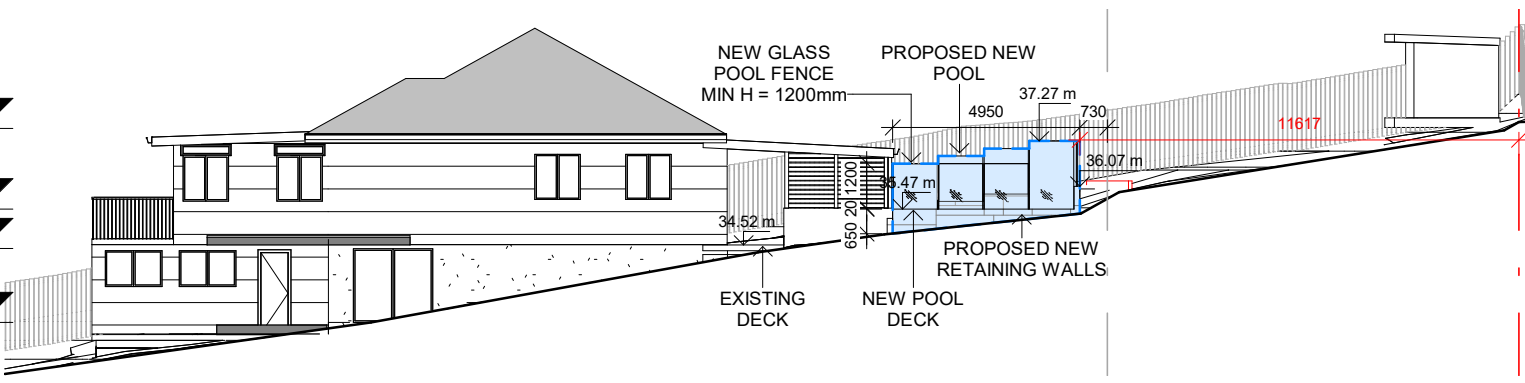
**1 | SITE PLAN - NP**  
1 : 200



**2 | East Elevation\_NP**  
1 : 200



**3 | North Elevation\_NP**  
1 : 200



**4 | South Elevation\_NP**  
1 : 200

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**PROJECT TITLE:** POOL ADDITION

**PROJECT NO.:** 2020041

**AT:** 11 Cook Terrace, Mona Vale

**FOR:** Sonja & Jeremy Millar Thomson

**SHEET TITLE:** NOTIFICATION PLAN

**SHEET NO.:** NP

**SCALE A3:** 1 : 200

