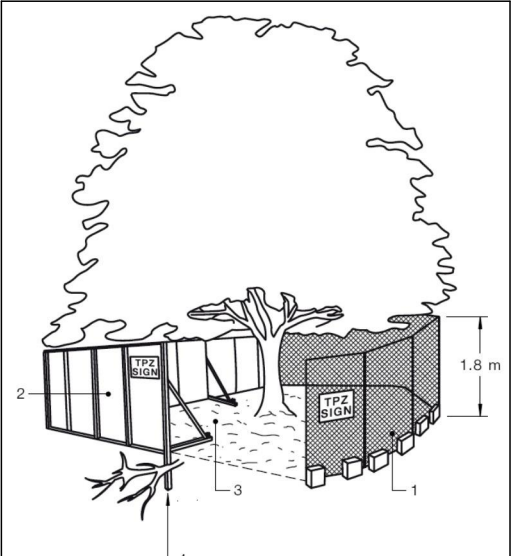


SKIP BIN
RECYCLING

SKIP BIN
WASTE

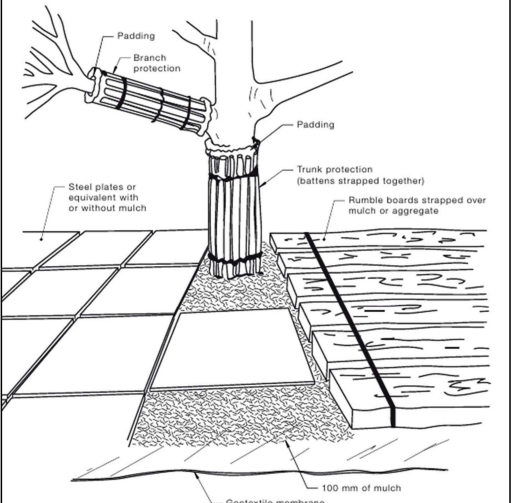
MATERIAL
STORAGE

SKIP BINS & MATERIAL STORAGE TO BE STORED IN
FRONT YARD OR DRIVEWAY



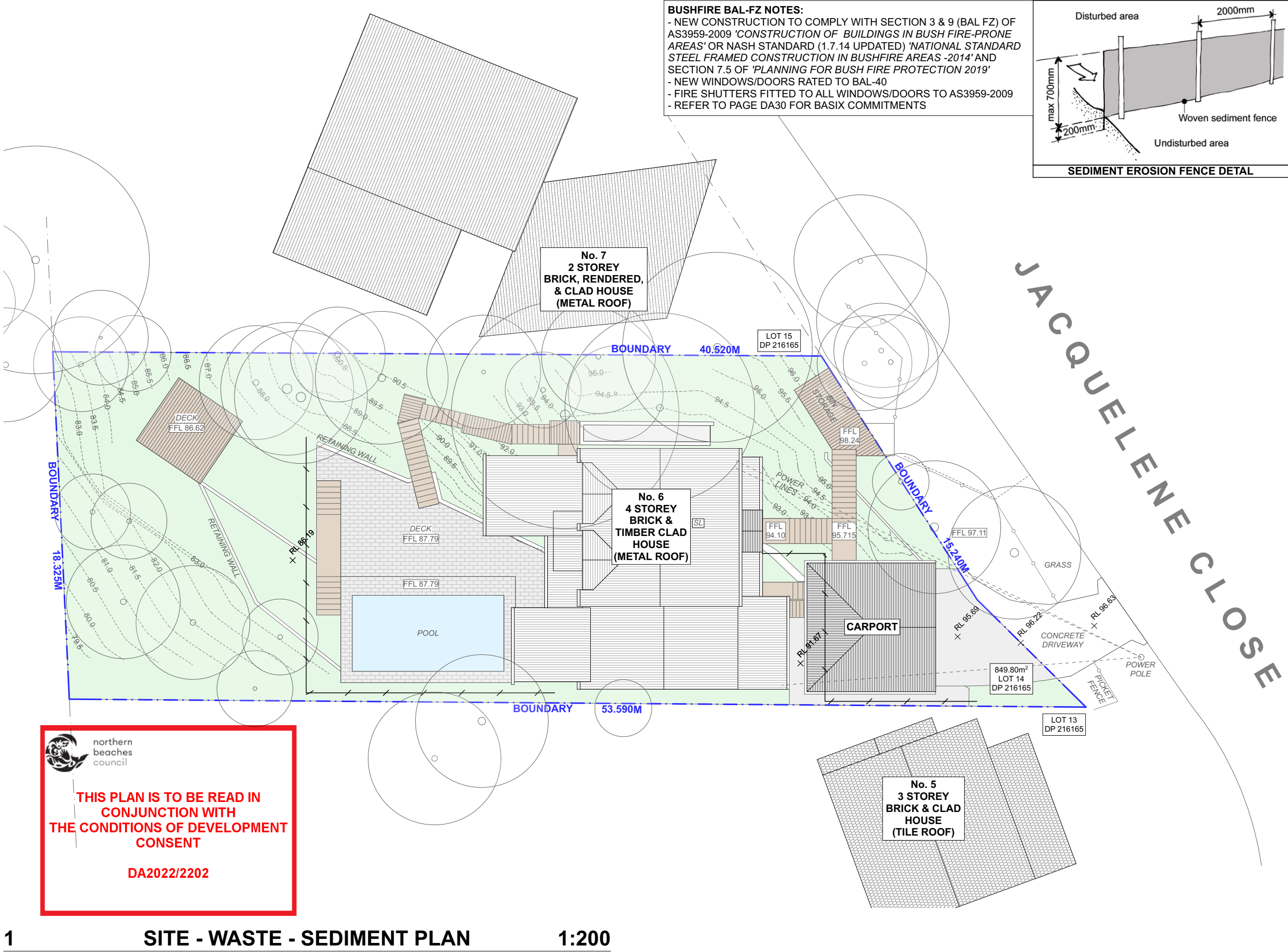
**TREE PROTECTION ZONE (TPZ)
FENCING (WHEN POSSIBLE):**


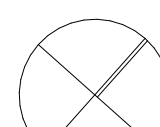
- CHAIN WIRE MESH PANELS WITH SHADE CLOTH (IF REQUIRED) ATTACHED, HELD IN PLACE WITH CONCRETE FEET.
- ALTERNATIVE PLYWOOD OR WOODEN PALING FENCE PANELS. THE FENCING MATERIAL ALSO PREVENTS BUILDING MATERIALS OR SOIL ENTERING THE TPZ.
- MULCH INSTALLATION ACROSS SURFACE OF TPZ (AT THE DISCRETION OF THE PROJECT ARBORIST). NO EXCAVATION, CONSTRUCTION ACTIVITY, GRADE CHANGES, SURFACE TREATMENT OR STORAGE OF MATERIALS OF ANY KIND IS PERMITTED WITHIN THE TPZ.
- BRACING IS PERMISSIBLE WITHIN THE TPZ. INSTALLATION OF SUPPORTS TO AVOID DAMAGING ROOTS.



**TREE PROTECTION ZONE (TPZ)
FENCING (NOT POSSIBLE):**

- FOR TRUNK AND BRANCH PROTECTION USE BOARDS AND PADDING THAT WILL PREVENT DAMAGE TO BARK. BOARDS ARE TO BE STRAPPED TO TREES, NOT NAILED, OR SCREWED.
- RUMBLE BOARDS SHOULD BE OF SUITABLE THICKNESS TO PREVENT SOIL COMPACTION AND ROOT DAMAGE.



<div></div> <div>progressive plans</div> <div>0400 699 850 UNIT 4/40-42 AVALON PARADE AVALON BEACH, NSW, 2107 HELLO@PROGRESSIVEPLANS.COM.AU WWW.PROGRESSIVEPLANS.COM.AU</div>	<div>NOTES</div> <div>THE BUILDER SHALL CHECK AND VERIFY ALL DIMENSIONS AND VERIFY ALL ERRORS AND OMISSIONS TO THE DRAFTING OFFICE. DO NOT SCALE THE DRAWING. DRAWINGS SHALL NOT BE USED FOR CONSTRUCTION PURPOSES UNTIL ISSUED BY THE DRAFTING OFFICE FOR CONSTRUCTION AND NOTED ON THE TITLE BLOCK. THE WORK MUST BE VERIFIED BY STRUCTURAL ENGINEER BEFORE WORK COMMENCES.</div>	REV.	NOTES.	INITIAL	DATE	<div>LEGEND</div> <div><div><div>EXISTING</div><div>DEMOLISHED</div><div>EXISTING ROOF</div><div>PROPOSED ROOF</div></div><div><div>LANDSCAPE / GRASS</div><div>CONCRETE / PAVERS</div><div>TIMBER DECK</div><div>POOL / WATER</div><div>SEDIMENT EROSION FENCE</div></div></div> <div>DP: DEPOSIT PLAN RL: REDUCED LEVEL SP: STRATA PLAN TPZ: TREE PROTECTION ZONE SRZ: STRUCTURAL ROOT ZONE</div>	<div>NORTH POINT</div> <div></div>	<div>CLIENTS:</div> <div>JOHN WILSON & KATHARINE ABBOTT</div> <div>SITE ADDRESS:</div> <div>6 JACQUELENE CLOSE BAYVIEW, NSW, 2104</div>	<div>DRAWING TITLE:</div> <div>SITE PLAN</div>	
		A	DA DOCUMENTATION	SS	19.09.22				<div>SCALE:</div> <div>1200 @A3</div>	<div>DATE:</div> <div>1/6/23</div>
		B	DA DOCUMENTATION #2	SS	30.11.22					
		C	DA RFI SET	AF	01.06.23					








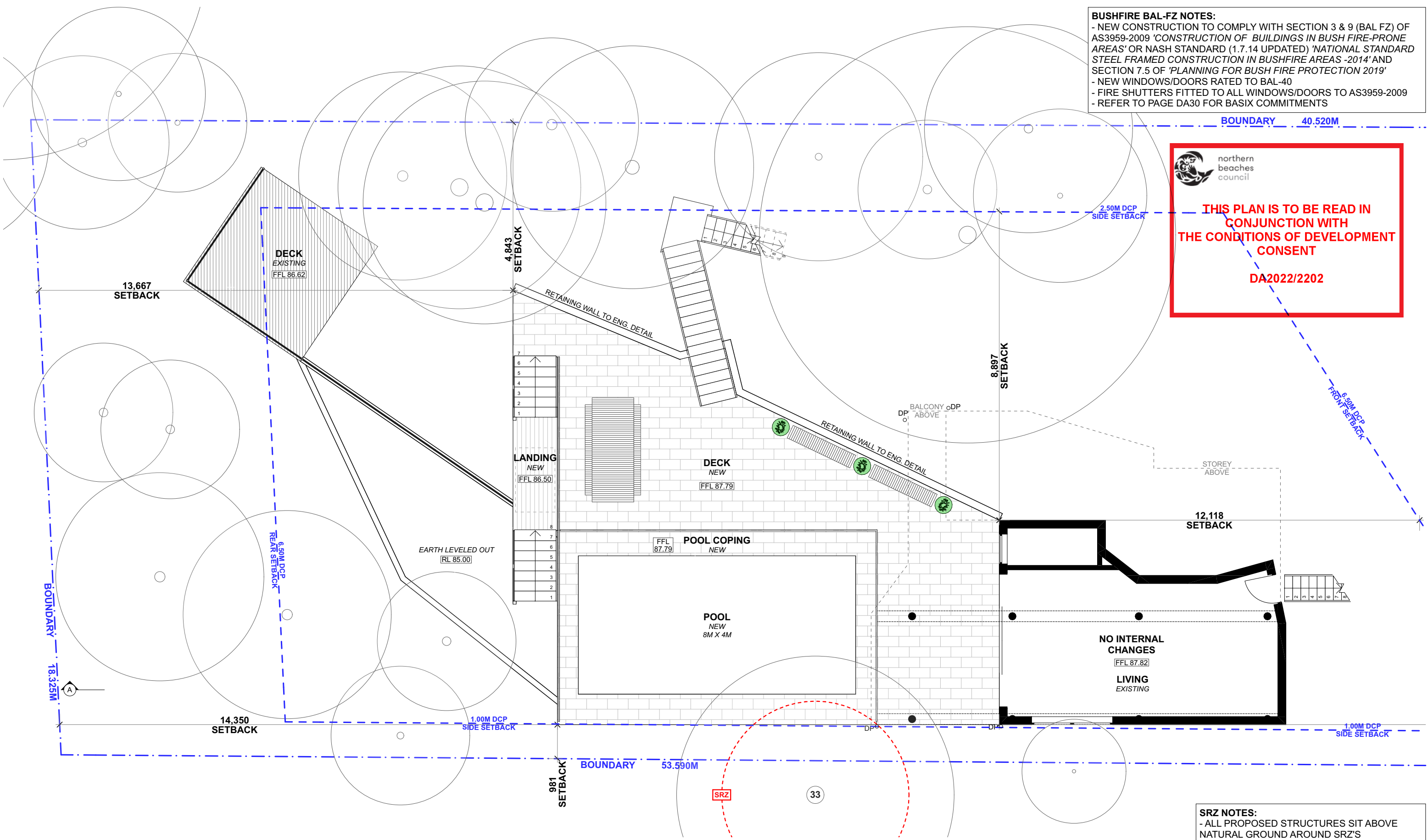
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CONSENT**


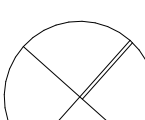
DA2022/2202



 <div><div>progressive plans</div><div>0400 699 850 UNIT 4/40-42 AVALON PARADE AVALON BEACH, NSW, 2107 HELLO@PROGRESSIVEPLANS.COM.AU WWW.PROGRESSIVEPLANS.COM.AU</div></div>	<div>NOTES</div> <div>THE BUILDER SHALL CHECK AND VERIFY ALL DIMENSIONS AND VERIFY ALL ERRORS AND OMISSIONS TO THE DRAFTING OFFICE. DO NOT SCALE THE DRAWING. DRAWINGS SHALL NOT BE USED FOR CONSTRUCTION PURPOSES UNTIL ISSUED BY THE DRAFTING OFFICE FOR CONSTRUCTION AND NOTED ON THE TITLE BLOCK. THE WORK MUST BE VERIFIED BY STRUCTURAL ENGINEER BEFORE WORK COMMENCES.</div>	<div>REV.</div> <div>A</div>	<div>NOTES.</div> <div>DA DOCUMENTATION</div>	<div>INITIAL</div> <div>SS</div>	<div>DATE</div> <div>19.09.22</div>	<div>LEGEND</div> <div><div> EXISTING</div><div> DEMOLISHED</div><div> PROPOSED</div></div>	<div>ABBREVIATIONS</div> <div>CPD: CUPBOARD DP: DOWNPIPE DPS: DOWN PIPE SPITTER DPRH: DOWN PIPE RAIN HEAD FFL: FINISHED FLOOR LEVEL FW: FLOOR WASTE HWS: HOT WATER SYSTEM RL: REDUCED LEVEL SA: SMOKE ALARM</div>	<div>NORTH POINT</div> <div></div>	<div>CLIENTS:</div> <div>JOHN WILSON & KATHARINE ABBOTT</div> <div>SITE ADDRESS:</div> <div>6 JACQUELENE CLOSE BAYVIEW, NSW, 2104</div>	<div>DRAWING TITLE:</div> <div>EXISTING LOWER GROUND FLOOR PLAN</div> <div><div><div>SCALE:</div><div>1:100 @A3</div></div><div><div>DATE:</div><div>1/6/23</div></div></div> <div><div><div>PROJECT NO:</div><div>1010</div></div><div><div>DRAWING NO:</div><div>DA05</div></div></div>
		B	DA DOCUMENTATION #2	SS	30.11.22					
		C	DA RFI SET	AF	01.06.23					



1 PROPOSED LOWER GROUND FLOOR PLAN 1:100

<div></div> <div>progressive plans</div> <div>0400 699 850 UNIT 4/40-42 AVALON PARADE AVALON BEACH, NSW, 2107 HELLO@PROGRESSIVEPLANS.COM.AU WWW.PROGRESSIVEPLANS.COM.AU</div>	<div>NOTES</div> <div>THE BUILDER SHALL CHECK AND VERIFY ALL DIMENSIONS AND VERIFY ALL ERRORS AND OMISSIONS TO THE DRAFTING OFFICE. DO NOT SCALE THE DRAWING. DRAWINGS SHALL NOT BE USED FOR CONSTRUCTION PURPOSES UNTIL ISSUED BY THE DRAFTING OFFICE FOR CONSTRUCTION AND NOTED ON THE TITLE BLOCK. THE WORK MUST BE VERIFIED BY STRUCTURAL ENGINEER BEFORE WORK COMMENCES.</div>	<div>REV.</div> <div>A</div>	<div>NOTES.</div> <div>DA DOCUMENTATION</div>	<div>INITIAL</div> <div>SS</div>	<div>DATE</div> <div>19.09.22</div>	<div>LEGEND</div> <div><div><div></div></div>EXISTING</div> <div><div><div></div></div>DEMOLISHED</div> <div><div><div></div></div>PROPOSED</div>	<div>ABBREVIATIONS</div> <div>CPD: CUPBOARD DP: DOWNPIPE DPS: DOWN PIPE SPITTER DPRH: DOWN PIPE RAIN HEAD FFL: FINISHED FLOOR LEVEL FW: FLOOR WASTE HWS: HOT WATER SYSTEM RL: REDUCED LEVEL SA: SMOKE ALARM</div>	<div>NORTH POINT</div> <div></div>	<div>CLIENTS:</div> <div>JOHN WILSON & KATHARINE ABBOTT</div> <div>SITE ADDRESS:</div> <div>6 JACQUELENE CLOSE BAYVIEW, NSW, 2104</div>		<div>DRAWING TITLE:</div> <div>PROPOSED LOWER GROUND FLOOR PLAN</div>	
		<div>SCALE:</div> <div>1:100 @A3</div>		<div>DATE:</div> <div>1/6/23</div>								
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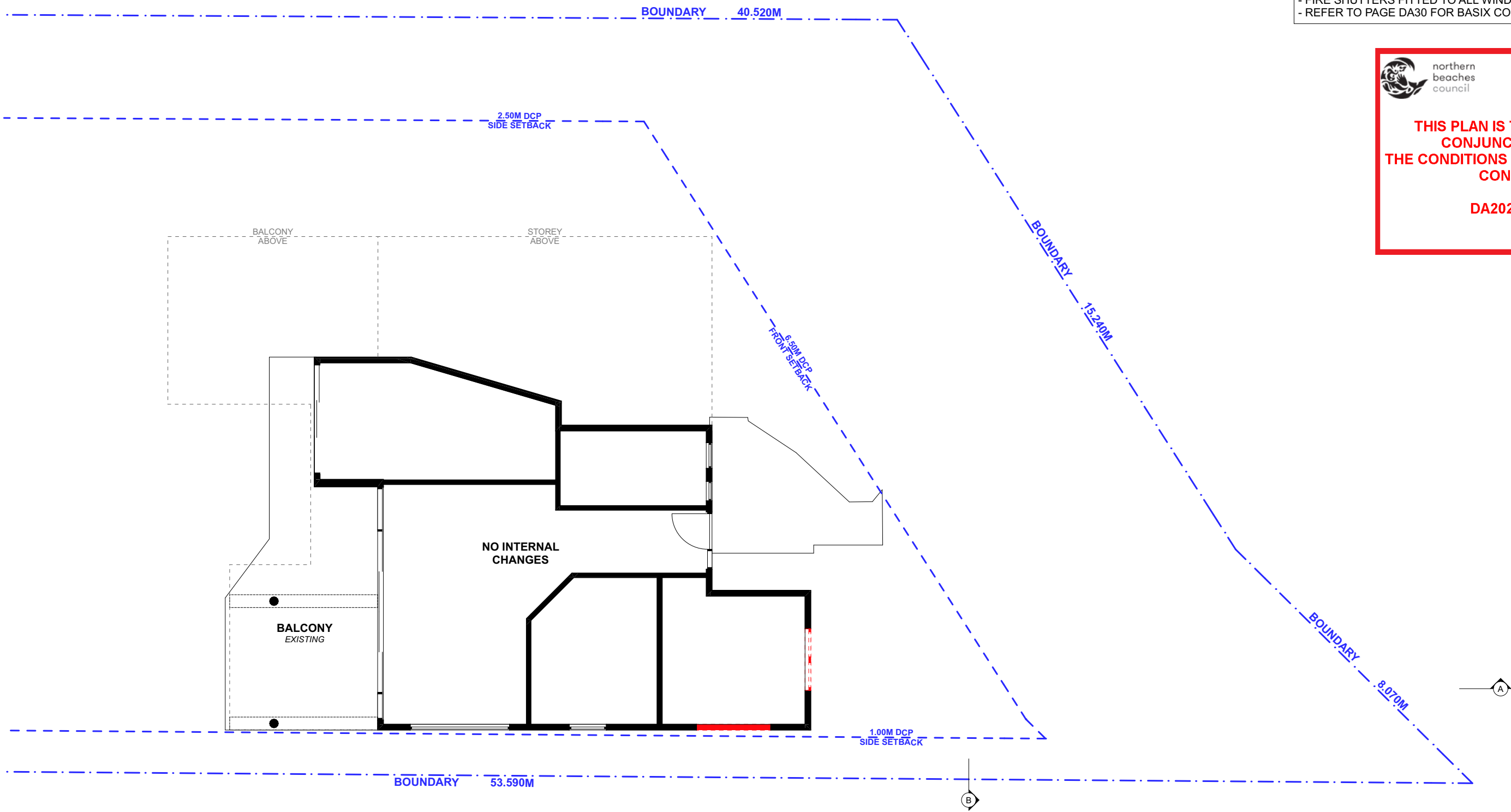
BUSHFIRE BAL-FZ NOTES:

- NEW CONSTRUCTION TO COMPLY WITH SECTION 3 & 9 (BAL FZ) OF AS3959-2009 'CONSTRUCTION OF BUILDINGS IN BUSH FIRE-PRONE AREAS' OR NASH STANDARD (1.7.14 UPDATED) 'NATIONAL STANDARD STEEL FRAMED CONSTRUCTION IN BUSHFIRE AREAS -2014' AND SECTION 7.5 OF 'PLANNING FOR BUSH FIRE PROTECTION 2019'
- NEW WINDOWS/DOORS RATED TO BAL-40
- FIRE SHUTTERS FITTED TO ALL WINDOWS/DOORS TO AS3959-2009
- REFER TO PAGE DA30 FOR BASIX COMMITMENTS




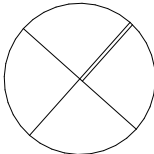
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1 EXISTING GROUND FLOOR PLAN 1:100

NOTE: ALL DEMOLITION WORK TO BE CARRIED OUT IN ACCORDANCE WITH AS2601-2001

 <div>progressive plans 0400 699 850 UNIT 4/40-42 AVALON PARADE AVALON BEACH, NSW, 2107 HELLO@PROGRESSIVEPLANS.COM.AU WWW.PROGRESSIVEPLANS.COM.AU</div>	NOTES THE BUILDER SHALL CHECK AND VERIFY ALL DIMENSIONS AND VERIFY ALL ERRORS AND OMISSIONS TO THE DRAFTING OFFICE. DO NOT SCALE THE DRAWING. DRAWINGS SHALL NOT BE USED FOR CONSTRUCTION PURPOSES UNTIL ISSUED BY THE DRAFTING OFFICE FOR CONSTRUCTION AND NOTED ON THE TITLE BLOCK. THE WORK MUST BE VERIFIED BY STRUCTURAL ENGINEER BEFORE WORK COMMENCES.	REV.	NOTES.	INITIAL	DATE	LEGEND ■ EXISTING □ DEMOLISHED ■ PROPOSED	ABBREVIATIONS CPD: CUPBOARD DP: DOWNPIPE DPS: DOWN PIPE SPITTER DPRH: DOWN PIPE RAIN HEAD FFL: FINISHED FLOOR LEVEL FW: FLOOR WASTE HWS: HOT WATER SYSTEM RL: REDUCED LEVEL SA: SMOKE ALARM	NORTH POINT 	CLIENTS: JOHN WILSON & KATHARINE ABBOTT		DRAWING TITLE: EXISTING GROUND FLOOR PLAN	
		A	DA DOCUMENTATION	SS	19.09.22				SCALE: 1:100 @A3	DATE: 1/6/23		
		B	DA DOCUMENTATION #2	SS	30.11.22				PROJECT NO: 1010	DRAWING NO: DA07		
		C	DA RFI SET	AF	01.06.23				SITE ADDRESS: 6 JACQUELENE CLOSE BAYVIEW, NSW, 2104			

BUSHFIRE BAL-FZ NOTES:

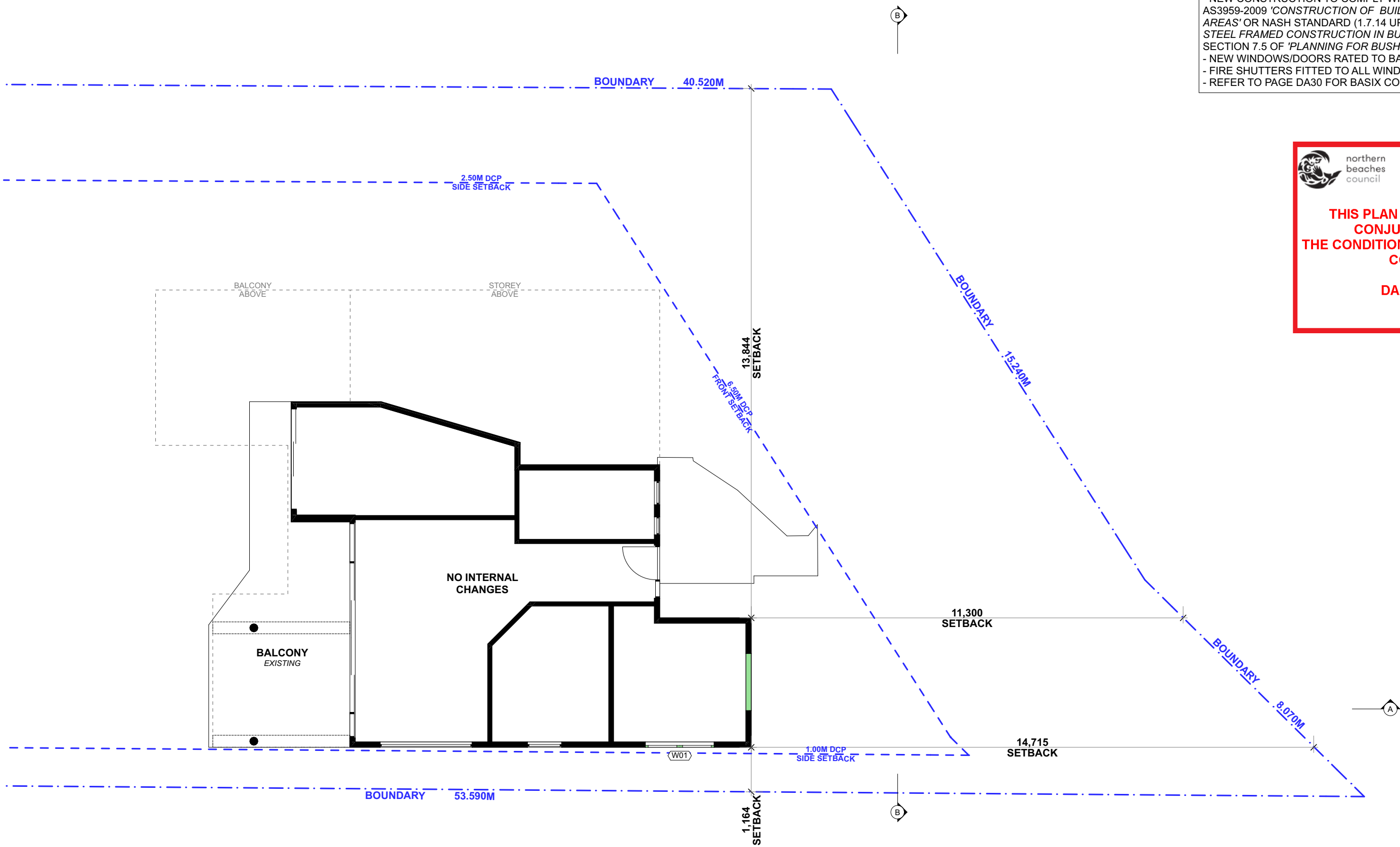
- NEW CONSTRUCTION TO COMPLY WITH SECTION 3 & 9 (BAL FZ) OF AS3959-2009 'CONSTRUCTION OF BUILDINGS IN BUSH FIRE-PRONE AREAS' OR NASH STANDARD (1.7.14 UPDATED) 'NATIONAL STANDARD STEEL FRAMED CONSTRUCTION IN BUSHFIRE AREAS -2014' AND SECTION 7.5 OF 'PLANNING FOR BUSH FIRE PROTECTION 2019'
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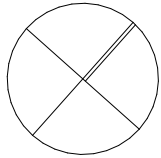
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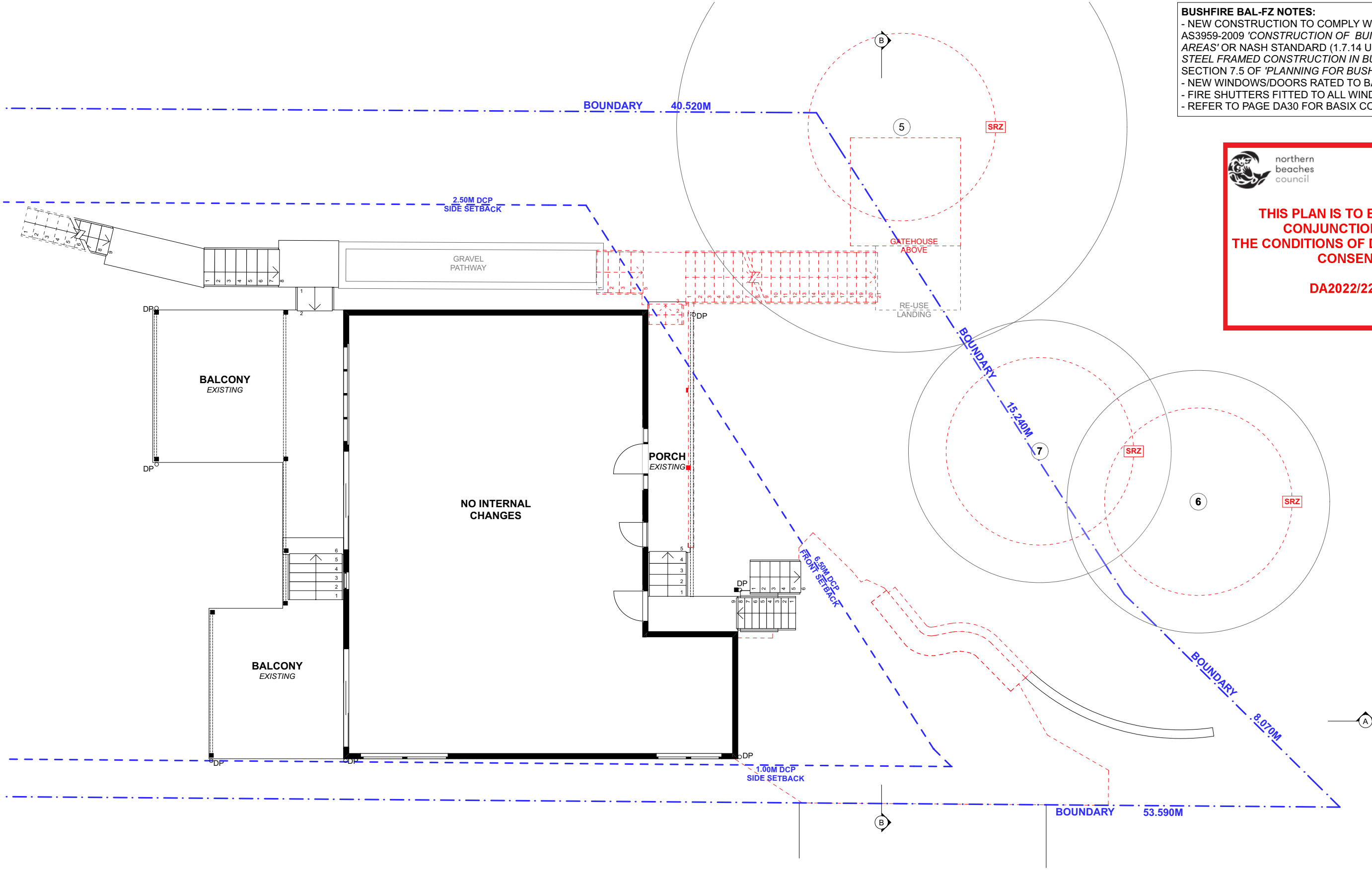
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1 PROPOSED GROUND FLOOR PLAN 1:100

 <div>progressive plans 0400 699 850 UNIT 4/40-42 AVALON PARADE AVALON BEACH, NSW, 2107 HELLO@PROGRESSIVEPLANS.COM.AU WWW.PROGRESSIVEPLANS.COM.AU</div>	NOTES THE BUILDER SHALL CHECK AND VERIFY ALL DIMENSIONS AND VERIFY ALL ERRORS AND OMISSIONS TO THE DRAFTING OFFICE. DO NOT SCALE THE DRAWING. DRAWINGS SHALL NOT BE USED FOR CONSTRUCTION PURPOSES UNTIL ISSUED BY THE DRAFTING OFFICE FOR CONSTRUCTION AND NOTED ON THE TITLE BLOCK. THE WORK MUST BE VERIFIED BY STRUCTURAL ENGINEER BEFORE WORK COMMENCES.	REV.	NOTES.	INITIAL	DATE	LEGEND [Solid Black] EXISTING [Dashed Red] DEMOLISHED [Solid Green] PROPOSED	ABBREVIATIONS CPD: CUPBOARD DP: DOWNPIPE DPS: DOWN PIPE SPITTER DPRH: DOWN PIPE RAIN HEAD FFL: FINISHED FLOOR LEVEL FW: FLOOR WASTE HWS: HOT WATER SYSTEM RL: REDUCED LEVEL SA: SMOKE ALARM	NORTH POINT 	CLIENTS: JOHN WILSON & KATHARINE ABBOTT SITE ADDRESS: 6 JACQUELENE CLOSE BAYVIEW, NSW, 2104	DRAWING TITLE: PROPOSED GROUND FLOOR PLAN	
		A	DA DOCUMENTATION	SS	19.09.22					SCALE: 1:100 @A3	DATE: 1/6/23
		B	DA DOCUMENTATION #2	SS	30.11.22					PROJECT NO: 1010	DRAWING NO: DA08
		C	DA RFI SET	AF	01.06.23						



BUSHFIRE BAL-FZ NOTES:
- NEW CONSTRUCTION TO COMPLY WITH SECTION 3 & 9 (BAL FZ) OF AS3959-2009 'CONSTRUCTION OF BUILDINGS IN BUSH FIRE-PRONE AREAS' OR NASH STANDARD (1.7.14 UPDATED) 'NATIONAL STANDARD STEEL FRAMED CONSTRUCTION IN BUSHFIRE AREAS -2014' AND SECTION 7.5 OF 'PLANNING FOR BUSH FIRE PROTECTION 2019'
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1

EXISTING FIRST FLOOR PLAN

1:100

NOTE: ALL DEMOLITION WORK TO BE CARRIED OUT IN ACCORDANCE WITH AS2601-2001



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NOTES

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REV.	NOTES.	INITIAL	DATE
A	DA DOCUMENTATION	SS	19.09.22
B	DA DOCUMENTATION #2	SS	30.11.22
C	DA RFI SET	AF	01.06.23

LEGEND

 EXISTING

 DEMOLISHED

 PROPOSED

ABBREVIATIONS

CPD: CUPBOARD
DP: DOWNPIPE
DPS: DOWN PIPE SPITTER
DPRH: DOWN PIPE RAIN HEAD
FFL: FINISHED FLOOR LEVEL
FW: FLOOR WASTE
HWS: HOT WATER SYSTEM
RL: REDUCED LEVEL
SA: SMOKE ALARM

NORTH POINT



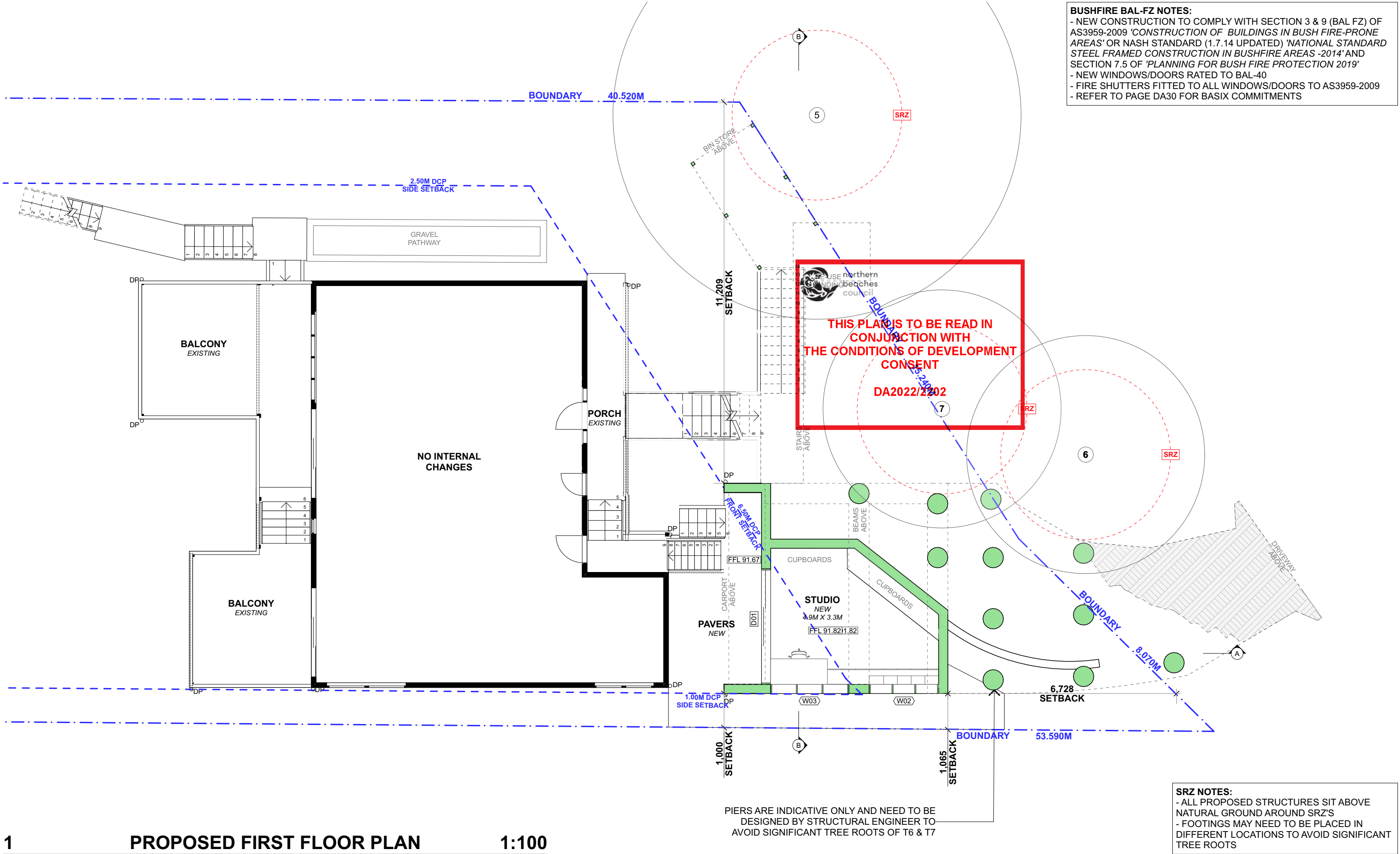
CLIENTS:

JOHN WILSON &
KATHARINE ABBOTT

SITE ADDRESS:

6 JACQUELENE CLOSE
BAYVIEW, NSW, 2104

DRAWING TITLE:	
EXISTING FIRST FLOOR PLAN	
SCALE:	DATE:
1:100 @A3	1/6/23
PROJECT NO:	DRAWING NO:
1010	DA09




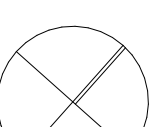
BUSHFIRE BAL-FZ NOTES:

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- REFER TO PAGE DA30 FOR BASIX COMMITMENTS

SRZ NOTES:

- ALL PROPOSED STRUCTURES SIT ABOVE NATURAL GROUND AROUND SRZ'S
- FOOTINGS MAY NEED TO BE PLACED IN DIFFERENT LOCATIONS TO AVOID SIGNIFICANT TREE ROOTS

1 PROPOSED FIRST FLOOR PLAN 1:100

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		A	DA DOCUMENTATION	SS	19.09.22					<div>SCALE:</div> <div>1:100 @A3</div>	<div>DATE:</div> <div>1/6/23</div>
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		C	DA RFI SET	AF	01.06.23						

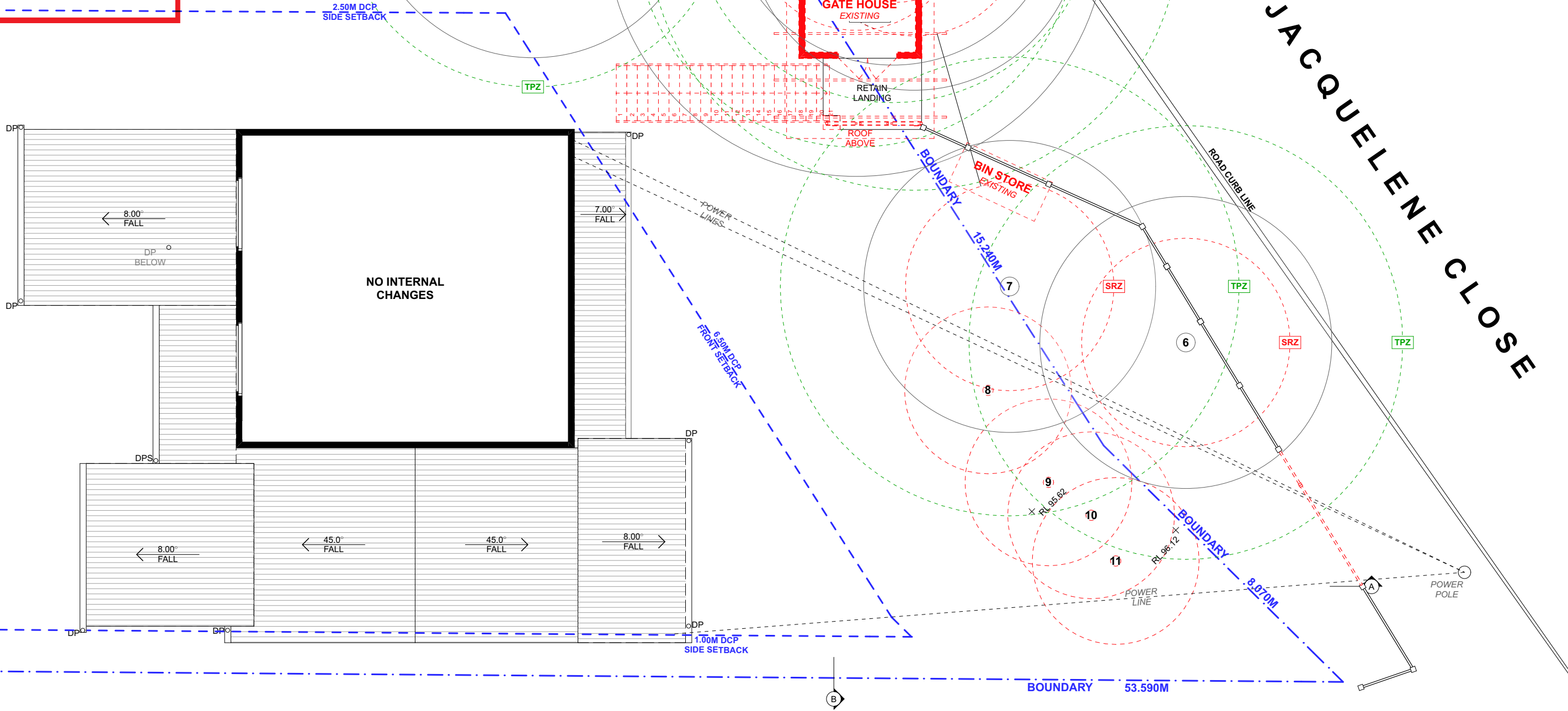


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BUSHFIRE BAL-FZ NOTES:
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1

DEMOLITION SECOND FLOOR PLAN

1:100



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B	DA DOCUMENTATION #2	SS	30.11.22
C	DA RFI SET	AF	01.06.23

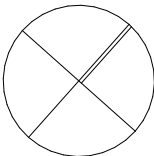
LEGEND

- EXISTING
- DEMOLISHED
- PROPOSED

ABBREVIATIONS

CPD: CUPBOARD
DP: DOWNPIPE
DPS: DOWN PIPE SPITTER
DPRH: DOWN PIPE RAIN HEAD
FFL: FINISHED FLOOR LEVEL
FW: FLOOR WASTE
HWS: HOT WATER SYSTEM
RL: REDUCED LEVEL
SA: SMOKE ALARM

NORTH POINT



CLIENTS:

JOHN WILSON &
KATHARINE ABBOTT

SITE ADDRESS:

6 JACQUELENE CLOSE
BAYVIEW, NSW, 2104

DRAWING TITLE:

EXISTING SECOND FLOOR PLAN

SCALE:

1:100 @A3

DATE:

1/6/23

PROJECT NO:

1010

DRAWING NO:

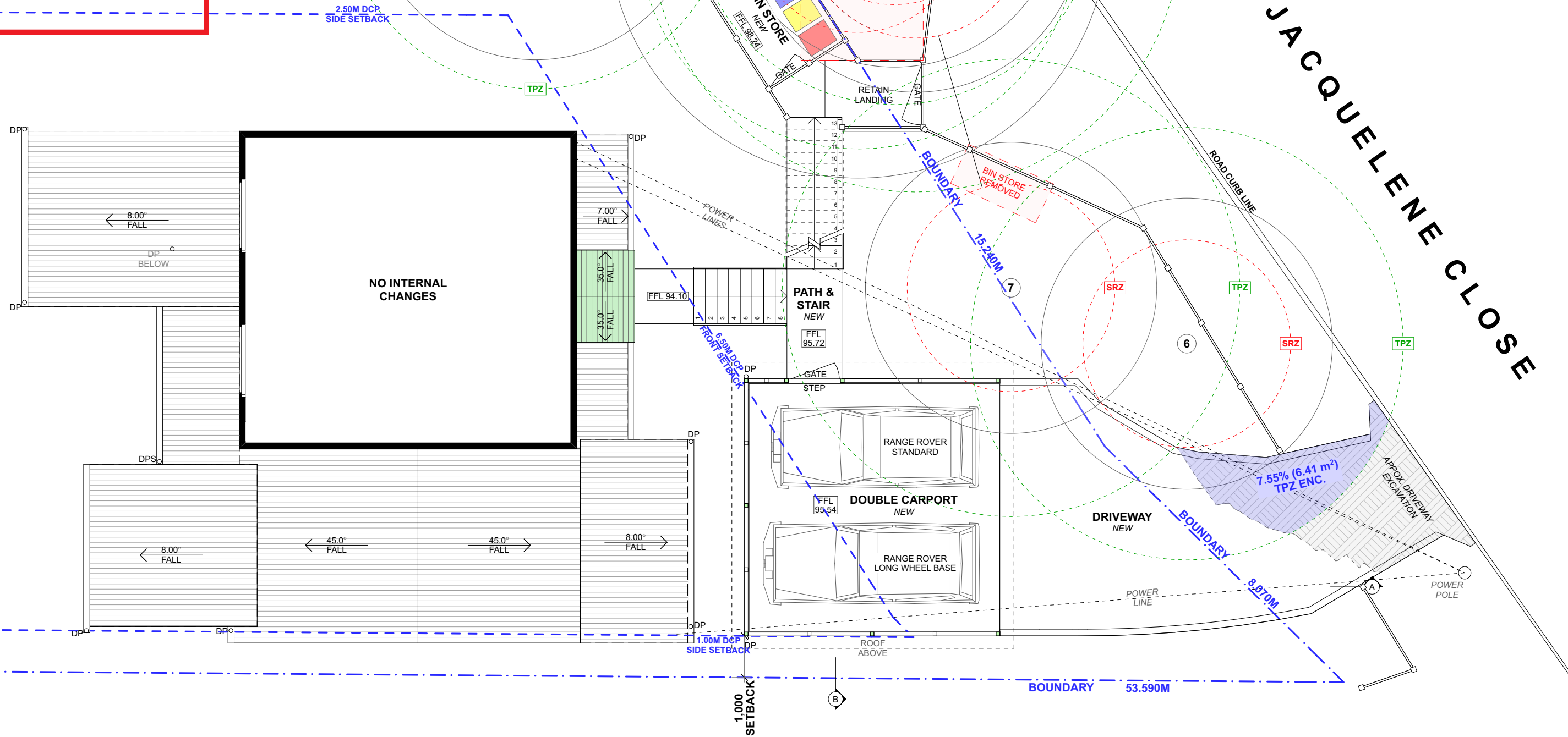
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BUSHFIRE BAL-FZ NOTES:
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1 PROPOSED SECOND FLOOR PLAN 1:100



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C	DA RFI SET	AF	01.06.23

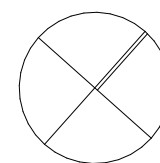
LEGEND

- EXISTING
- DEMOLISHED
- PROPOSED
- STRUCTURAL SUPPORTS OUTSIDE TPZ

ABBREVIATIONS

CPD: CUPBOARD
DP: DOWNPIPE
DPS: DOWN PIPE SPITTER
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FFL: FINISHED FLOOR LEVEL
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NORTH POINT



CLIENTS:

JOHN WILSON &
KATHARINE ABBOTT

SITE ADDRESS:

6 JACQUELENE CLOSE
BAYVIEW, NSW, 2104

DRAWING TITLE:

PROPOSED SECOND FLOOR PLAN

SCALE:

1:100 @A3

DATE:

1/6/23

PROJECT NO:

1010

DRAWING NO:

DA12

BUSHFIRE BAL-FZ NOTES:

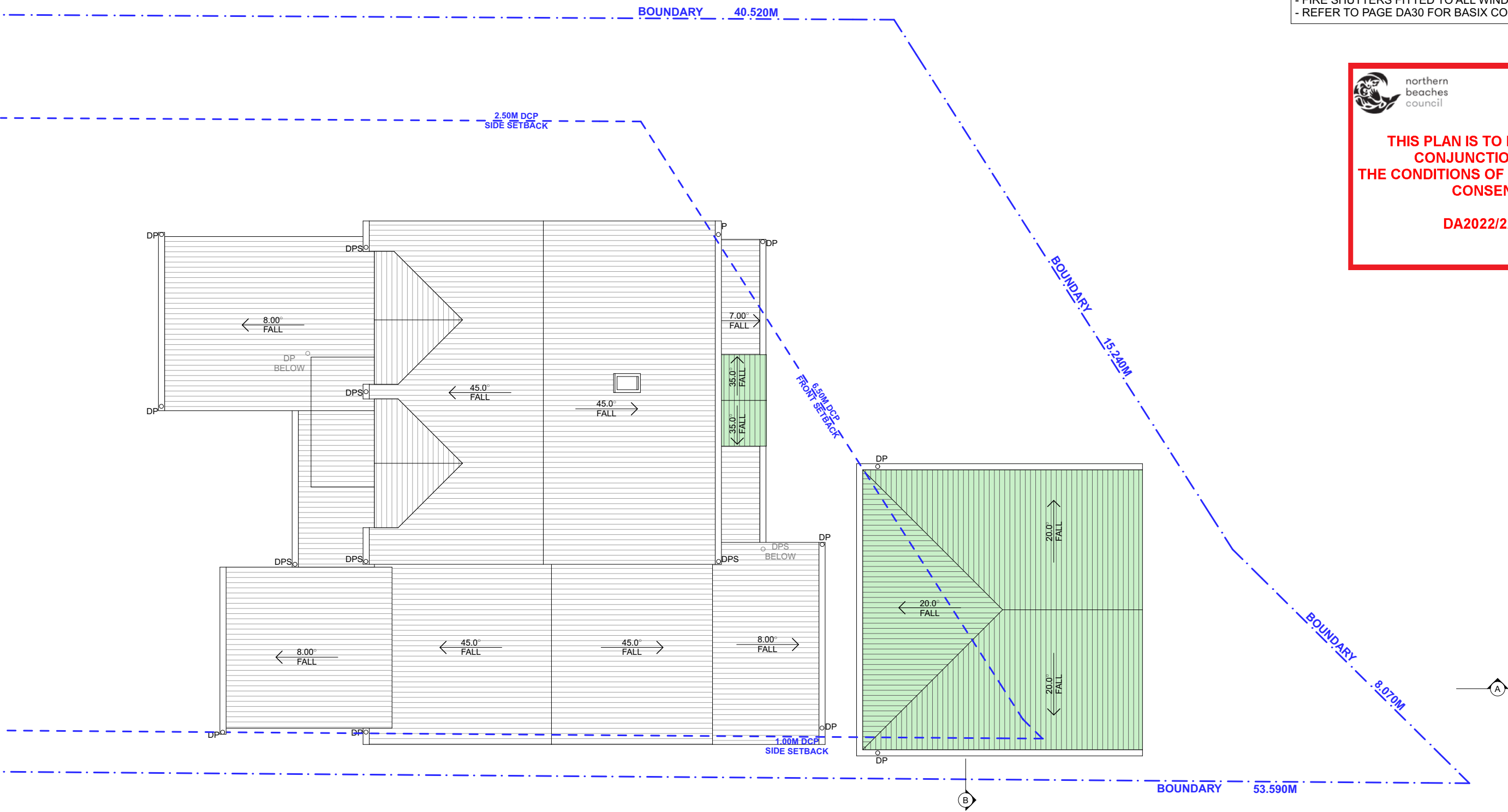
- NEW CONSTRUCTION TO COMPLY WITH SECTION 3 & 9 (BAL FZ) OF AS3959-2009 'CONSTRUCTION OF BUILDINGS IN BUSH FIRE-PRONE AREAS' OR NASH STANDARD (1.7.14 UPDATED) 'NATIONAL STANDARD STEEL FRAMED CONSTRUCTION IN BUSHFIRE AREAS -2014' AND SECTION 7.5 OF 'PLANNING FOR BUSH FIRE PROTECTION 2019'
- NEW WINDOWS/DOORS RATED TO BAL-40
- FIRE SHUTTERS FITTED TO ALL WINDOWS/DOORS TO AS3959-2009
- REFER TO PAGE DA30 FOR BASIX COMMITMENTS



northern
beaches
council

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

DA2022/2202




1

PROPOSED ROOF / CONCEPT STORMWATER PLAN

1:100

NOTE: PROPOSED DOWNPIPES TO DRAIN INTO EXISTING STORMWATER LINES

 <div><p>progressive plans</p><p>0400 699 850 UNIT 4/40-42 AVALON PARADE AVALON BEACH, NSW, 2107 HELLO@PROGRESSIVEPLANS.COM.AU WWW.PROGRESSIVEPLANS.COM.AU</p></div>	<p>NOTES</p> <p>THE BUILDER SHALL CHECK AND VERIFY ALL DIMENSIONS AND VERIFY ALL ERRORS AND OMISSIONS TO THE DRAFTING OFFICE. DO NOT SCALE THE DRAWING. DRAWINGS SHALL NOT BE USED FOR CONSTRUCTION PURPOSES UNTIL ISSUED BY THE DRAFTING OFFICE FOR CONSTRUCTION AND NOTED ON THE TITLE BLOCK. THE WORK MUST BE VERIFIED BY STRUCTURAL ENGINEER BEFORE WORK COMMENCES.</p>	REV.	NOTES.	INITIAL	DATE	<p>LEGEND</p> <div><div></div>EXISTING</div> <div><div></div>DEMOLISHED</div> <div><div></div>PROPOSED</div>
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SRZ NOTES:

- ALL PROPOSED STRUCTURES SIT ABOVE NATURAL GROUND AROUND SRZ'S
- FOOTINGS MAY NEED TO BE PLACED IN DIFFERENT LOCATIONS TO AVOID SIGNIFICANT TREE ROOTS



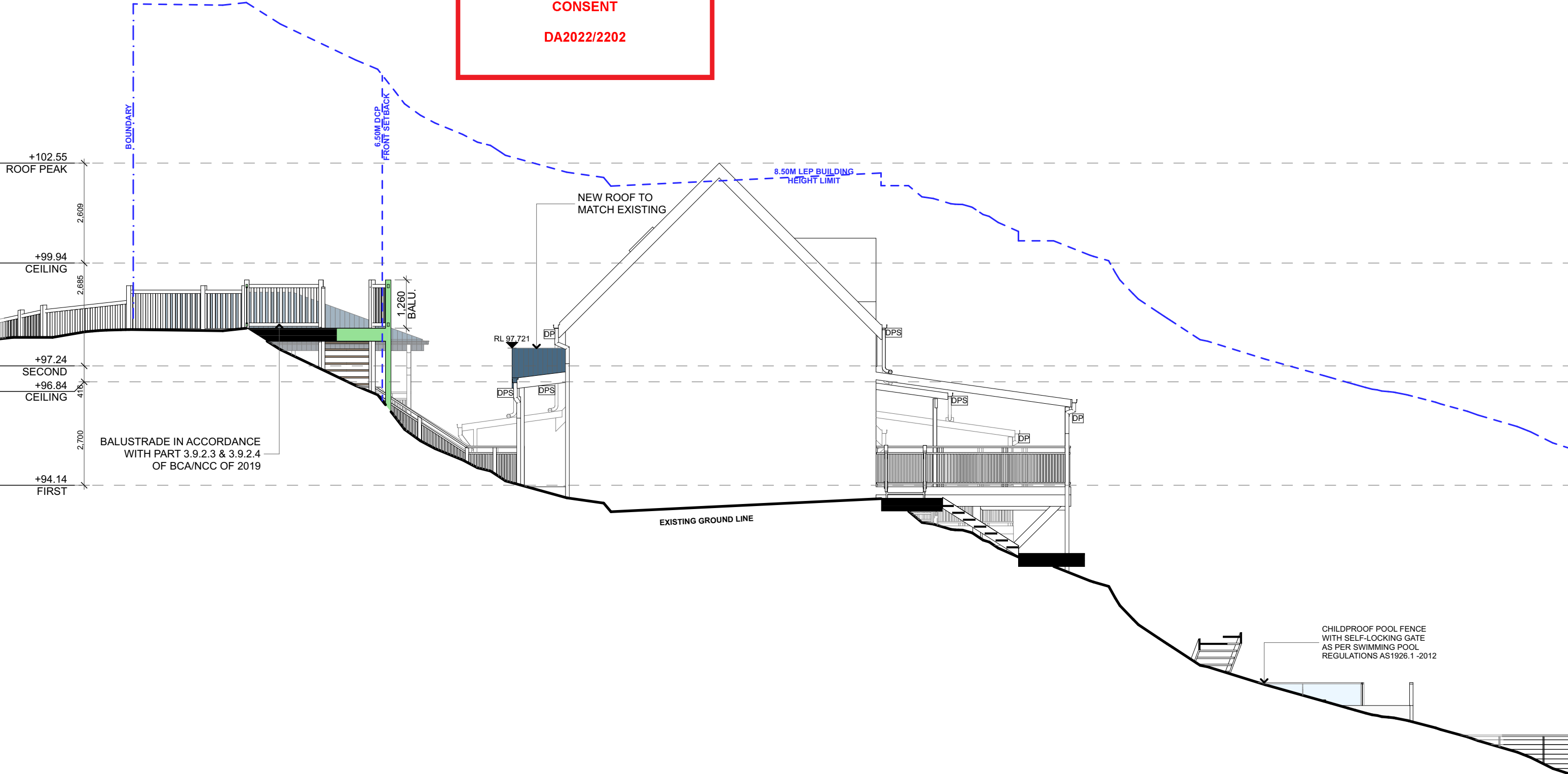
northern
beaches
council

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CONSENT**

DA2022/2202

BUSHFIRE BAL-FZ NOTES:


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1

NORTH-WEST ELEVATION

1:100



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0400 699 850
UNIT 4/40-42 AVALON PARADE
AVALON BEACH, NSW, 2107
HELLO@PROGRESSIVEPLANS.COM.AU
WWW.PROGRESSIVEPLANS.COM.AU

NOTES

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REV.	NOTES.	INITIAL	DATE
A	DA DOCUMENTATION	SS	19.09.22
B	DA DOCUMENTATION #2	SS	30.11.22
C	DA RFI SET	AF	01.06.23

LEGEND

EXISTING

DEMOLISHED

PROPOSED

ROOF - CB DEEP OCEAN WEATHERBOARD

SCREENING - TIMBER

PAVERS - TRAVERTINE

ABBREVIATIONS

CPD: CUPBOARD
DP: DOWNPIPE
DPS: DOWN PIPE SPITTER
DPRH: DOWN PIPE RAIN HEAD
FFL: FINISHED FLOOR LEVEL
HWS: HOT WATER SYSTEM
RL: REDUCED LEVEL

CLIENTS:

**JOHN WILSON &
KATHARINE ABBOTT**

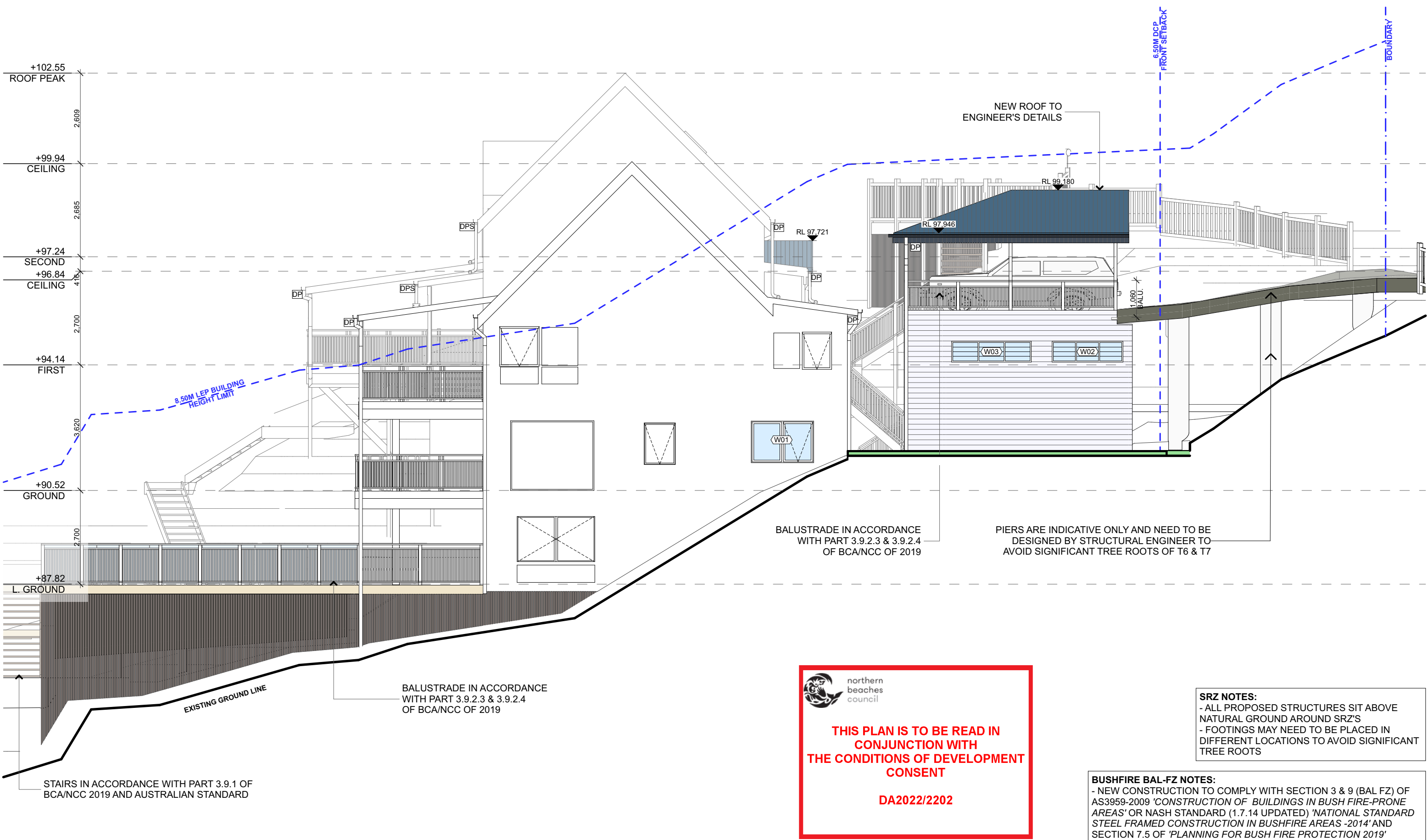
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**6 JACQUELENE CLOSE
BAYVIEW, NSW, 2104**

DRAWING TITLE:

ELEVATIONS - NORTH-WEST

SCALE:	DATE:
1:100 @A3	1/6/23
PROJECT NO:	DRAWING NO:
1010	DA15



1

SOUTH-EAST ELEVATION

1:100



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A	DA DOCUMENTATION	SS	19.09.22
B	DA DOCUMENTATION #2	SS	30.11.22
C	DA RFI SET	AF	01.06.23

LEGEND

	EXISTING		SCREENING - TIMBER
	DEMOLISHED		PAVERS - TRAVERTINE
	PROPOSED		
	ROOF - CB DEEP OCEAN		
	WEATHERBOARD		

ABBREVIATIONS

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DPS: DOWN PIPE SPITTER
DPRH: DOWN PIPE RAIN HEAD
FFL: FINISHED FLOOR LEVEL
HWS: HOT WATER SYSTEM
RL: REDUCED LEVEL

CLIENTS:

JOHN WILSON &
KATHARINE ABBOTT

SITE ADDRESS:
6 JACQUELENE CLOSE
BAYVIEW, NSW, 2104

DRAWING TITLE:

ELEVATIONS - SOUTH-EAST

SCALE:
1:100 @A3

DATE:
1/6/23

PROJECT NO:
1010

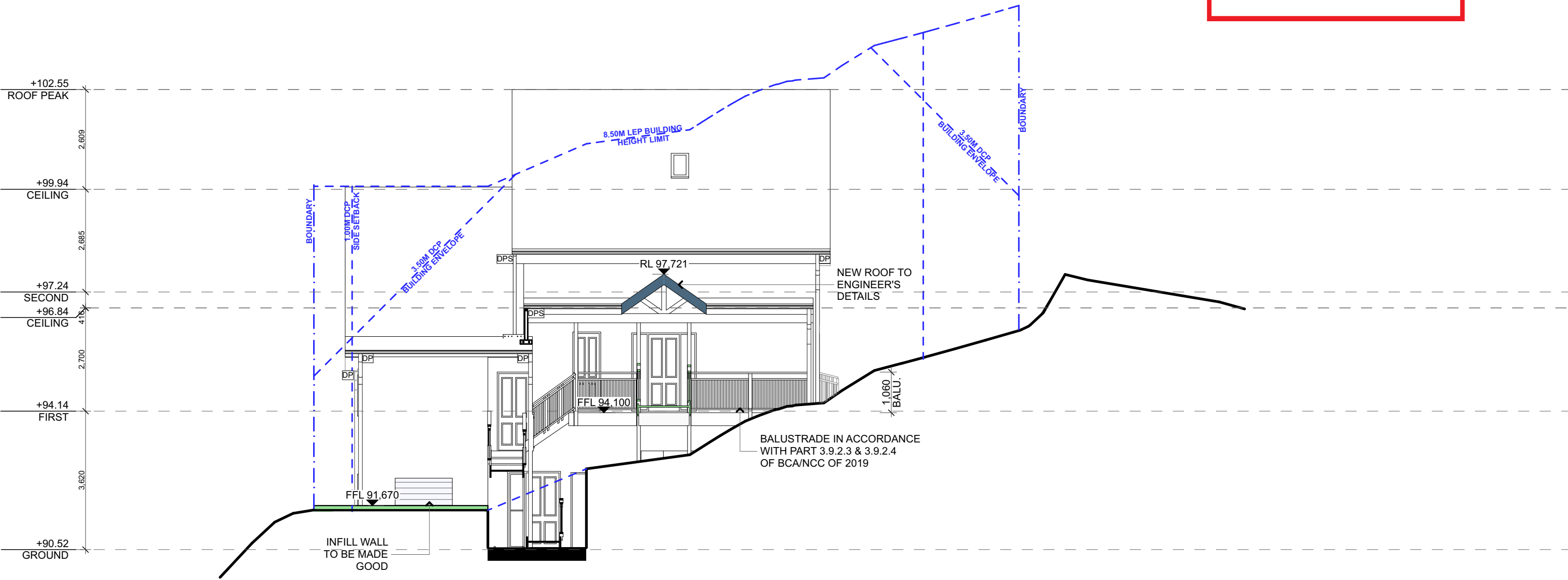
DRAWING NO:
DA16



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beaches
council

THIS PLAN IS TO BE READ IN
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CONSENT

DA2022/2202



BUSHFIRE BAL-FZ NOTES:

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1

NORTH-EAST (HOUSE) ELEVATION

1:100



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NOTES

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LEGEND

- EXISTING
- DEMOLISHED
- PROPOSED
- ROOF - CB DEEP OCEAN WEATHERBOARD
- SCREENING - TIMBER
- PAVERS - TRAVERTINE

ABBREVIATIONS

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CLIENTS:

JOHN WILSON &
KATHARINE ABBOTT

SITE ADDRESS:

6 JACQUELENE CLOSE
BAYVIEW, NSW, 2104

DRAWING TITLE:

ELEVATIONS - NORTH-EAST (HOUSE)

SCALE:
1:100 @A3

DATE:
1/6/23

PROJECT NO:
1010

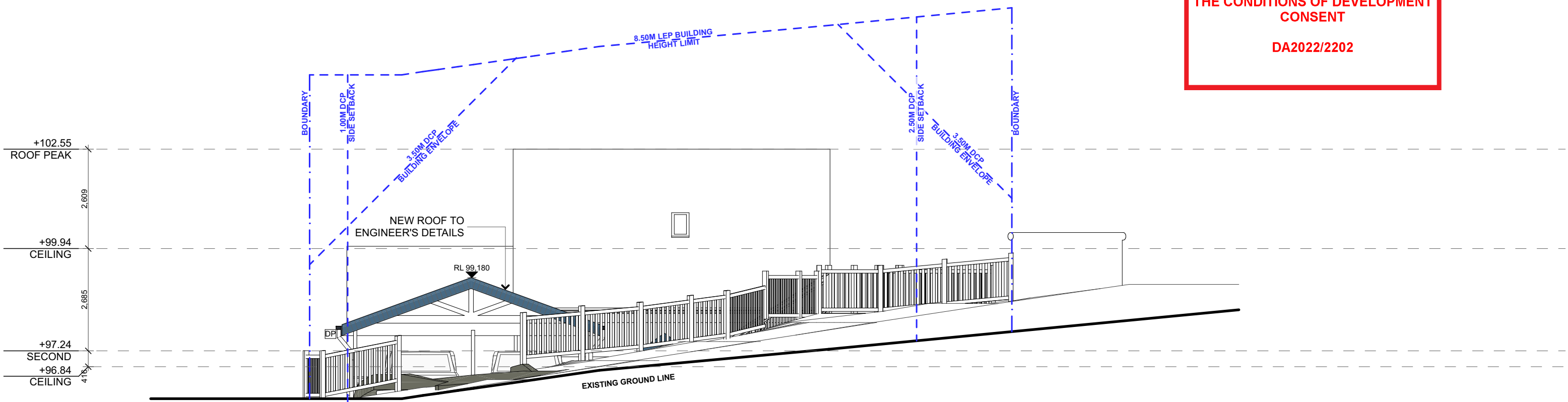
DRAWING NO:
DA17



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

DA2022/2202




SRZ NOTES:

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1 NORTH-EAST (STREET) ELEVATION 1:100



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UNIT 4/40-42 AVALON PARADE
AVALON BEACH, NSW, 2107
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NOTES

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B	DA DOCUMENTATION #2	SS	30.11.22
C	DA RFI SET	AF	01.06.23

LEGEND

EXISTING

DEMOLISHED

PROPOSED

ROOF - CB DEEP OCEAN WEATHERBOARD

SCREENING - TIMBER

PAVERS - TRAVERTINE

ABBREVIATIONS

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CLIENTS:

JOHN WILSON &
KATHARINE ABBOTT

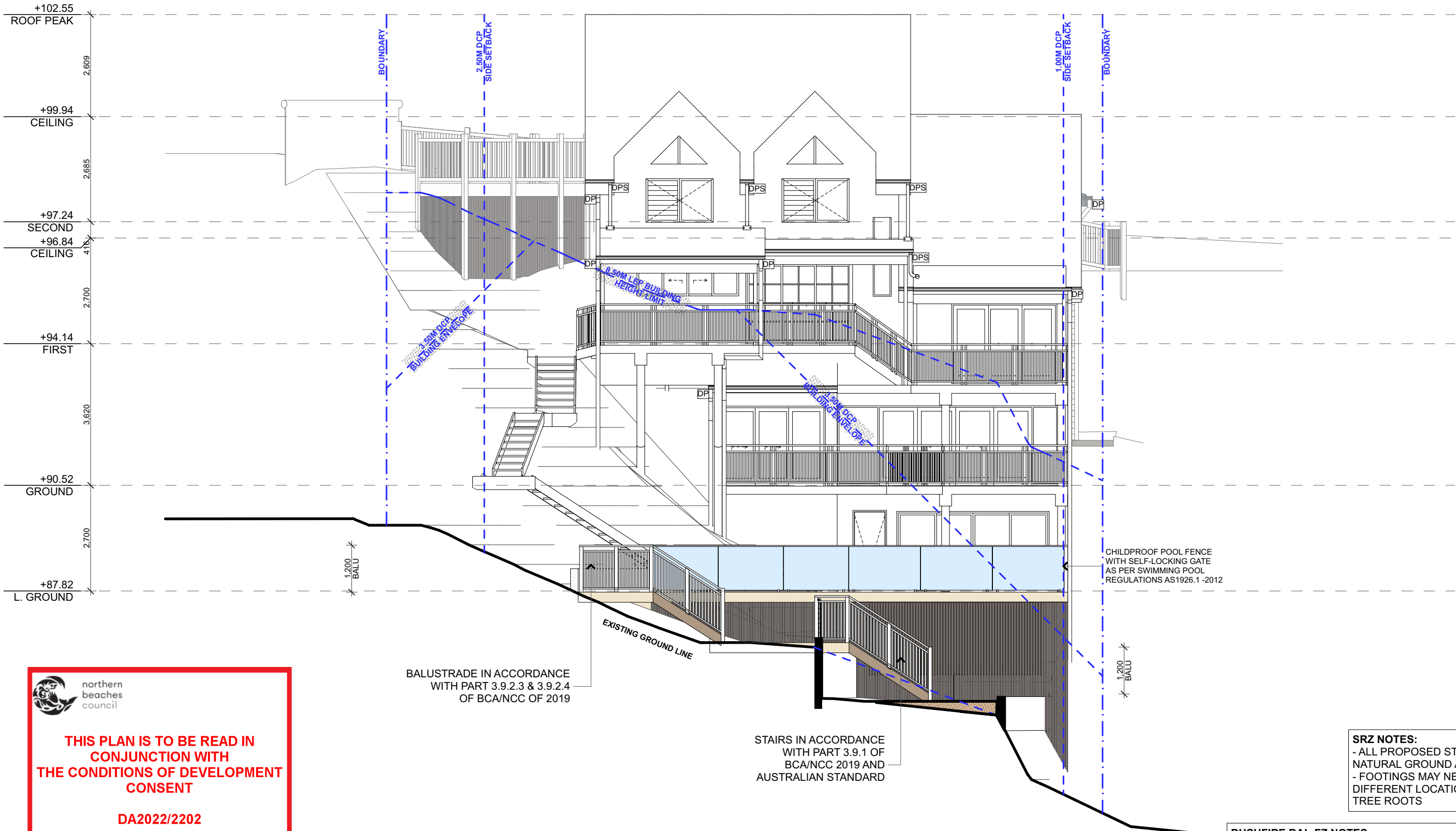
SITE ADDRESS:

6 JACQUELENE CLOSE
BAYVIEW, NSW, 2104

DRAWING TITLE:

ELEVATIONS - NORTH-EAST (STREET)

SCALE:	DATE:
1:100 @A3	1/6/23
PROJECT NO:	DRAWING NO:
1010	DA18



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THE CONDITIONS OF DEVELOPMENT
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





SRZ NOTES:

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1 SOUTH-WEST (HOUSE) ELEVATION 1:100

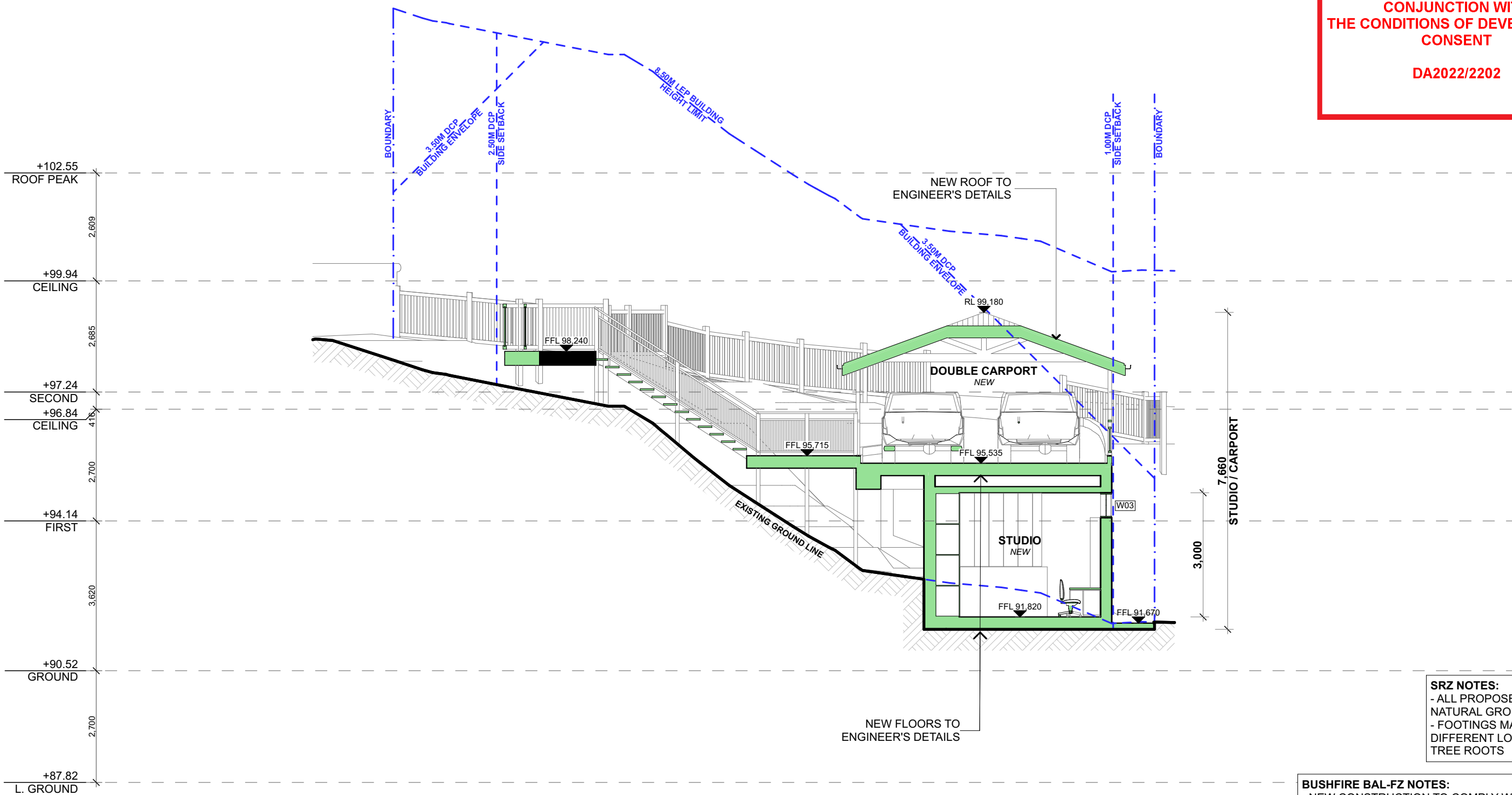
<div></div> <div>progressive plans</div> <div>0400 699 850 UNIT 4/40-42 AVALON PARADE AVALON BEACH, NSW, 2107 HELLO@PROGRESSIVEPLANS.COM.AU WWW.PROGRESSIVEPLANS.COM.AU</div>	NOTES THE BUILDER SHALL CHECK AND VERIFY ALL DIMENSIONS AND VERIFY ALL ERRORS AND OMISSIONS TO THE DRAFTING OFFICE. DO NOT SCALE THE DRAWING. DRAWINGS SHALL NOT BE USED FOR CONSTRUCTION PURPOSES UNTIL ISSUED BY THE DRAFTING OFFICE FOR CONSTRUCTION AND NOTED ON THE TITLE BLOCK. THE WORK MUST BE VERIFIED BY STRUCTURAL ENGINEER BEFORE WORK COMMENCES.	REV.	NOTES.	INITIAL	DATE	LEGEND <div><div> EXISTING</div><div> DEMOLISHED</div><div> PROPOSED</div><div> ROOF - CB DEEP OCEAN</div><div> WEATHERBOARD</div></div> <div><div> SCREENING - TIMBER</div><div> PAVERS - TRAVERTINE</div></div>	ABBREVIATIONS CPD: CUPBOARD DP: DOWNPIPE DPS: DOWN PIPE SPITTER DPRH: DOWN PIPE RAIN HEAD FFL: FINISHED FLOOR LEVEL HWS: HOT WATER SYSTEM RL: REDUCED LEVEL	CLIENTS: JOHN WILSON & KATHARINE ABBOTT SITE ADDRESS: 6 JACQUELENE CLOSE BAYVIEW, NSW, 2104	DRAWING TITLE: ELEVATIONS - SOUTH-WEST (HOUSE)	
									SCALE: 1:100 @A3	DATE: 1/6/23
									PROJECT NO: 1010	DRAWING NO: DA19



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SRZ NOTES:

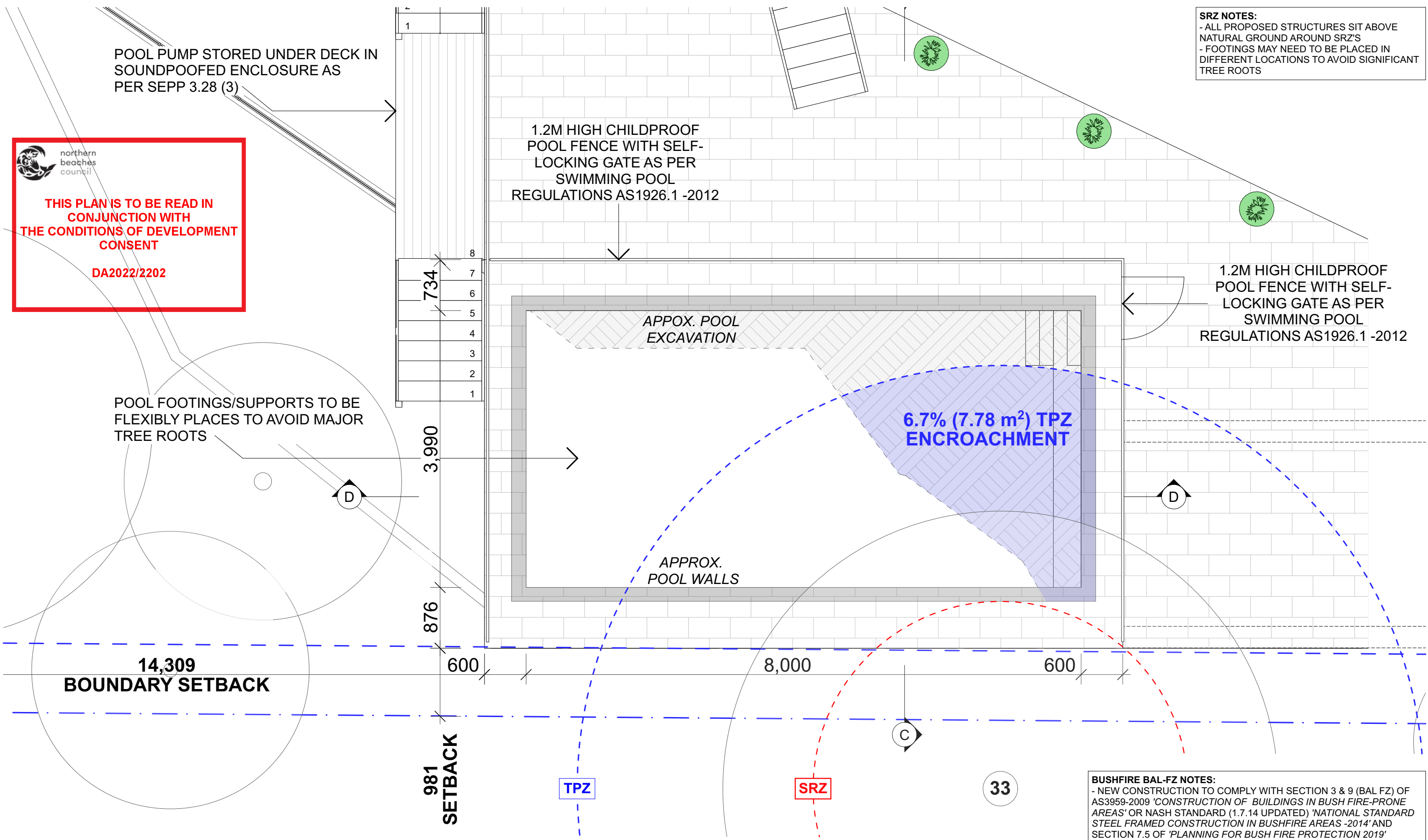
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1 SECTION B 1:100

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		A	DA DOCUMENTATION	SS	19.09.22					
		B	DA DOCUMENTATION #2	SS	30.11.22					
		C	DA RFI SET	AF	01.06.23					



1 POOL PLAN 1:50



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NOTES

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A	DA DOCUMENTATION	SS	19.09.22
B	DA DOCUMENTATION #2	SS	30.11.22
C	DA RFI SET	AF	01.06.23

LEGEND

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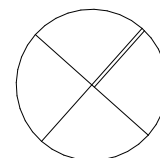
DEMOLISHED

PROPOSED

ABBREVIATIONS

CPD: CUPBOARD
DP: DOWNPIPE
DPS: DOWN PIPE SPITTER
DPRH: DOWN PIPE RAIN HEAD
FFL: FINISHED FLOOR LEVEL
FW: FLOOR WASTE
HWS: HOT WATER SYSTEM
RL: REDUCED LEVEL
SA: SMOKE ALARM

NORTH POINT



CLIENTS:
JOHN WILSON & KATHARINE ABBOTT

SITE ADDRESS:
**6 JACQUELENE CLOSE
BAYVIEW, NSW, 2104**

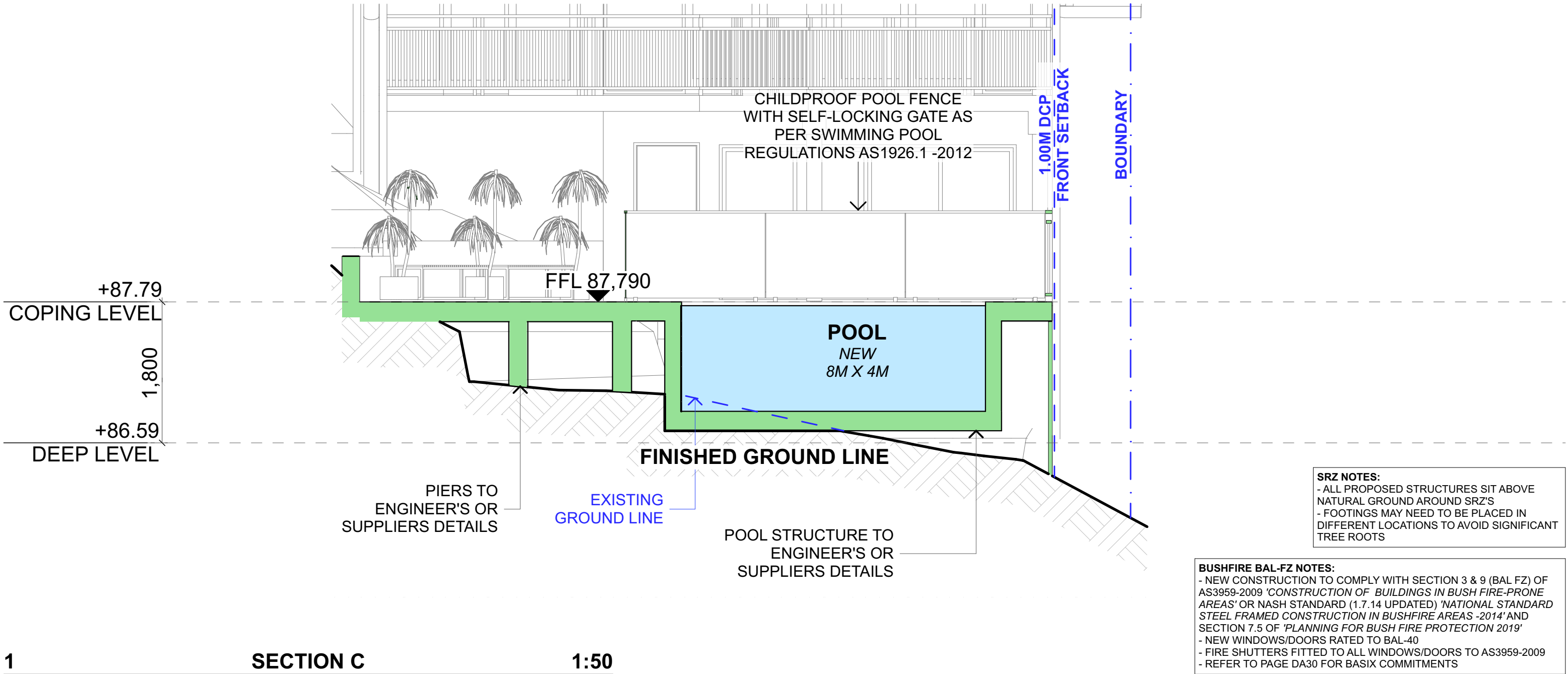
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SCALE: 1:50 @A3	DATE: 1/6/23
PROJECT NO: 1010	DRAWING NO: DA23


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beaches
council

**THIS PLAN IS TO BE READ IN
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DA2022/2202

Design Specification	Building Code of Australia (BCA) requirement (for version of BCA applicable as on the date of submission of CC or CDC)
1. All glazing including decals shall comply with AS 1288.1-2006, AS 2047-1999 and AS 1170.1-2002	Part 3.6 Glazing, requires all glazing to comply with AS 1288-2006 and AS 2047-1999. The BCA requires glazing members to comply with Structural Loading Code AS 2280.1-2002. Glass with a high potential for human impact shall strictly comply with the human impact safety requirements of the BCA
2. Swimming Pool Safety Fencing	Part 3.9.3. of the BCA specifies all requirements of swimming pool safety fencing. Compliance with As1926.1-2012, including 1800mm high boundary fencing acting as pool fence/barriers. 1200mm high pool fence/barriers shall surround the pool with no doors of building permitted to open onto pool areas. Any windows shall be sufficiently protected in accordance with AS1926.1-2012. NCZ shall be provided to all swimming pool safety fence/barriers in accordance with AS1926.1-2012. AS 1288 2006 specifies glazing requirements when glass is incorporated into a pool fence/barrier. Certification post construction will be required.
3. Swimming Pool Recirculation Systems	Part 3.9.4. of the BCA specifies all requirements of swimming pool and spa recirculation systems. AS1926.3-2010 shall be complied with and certified post construction

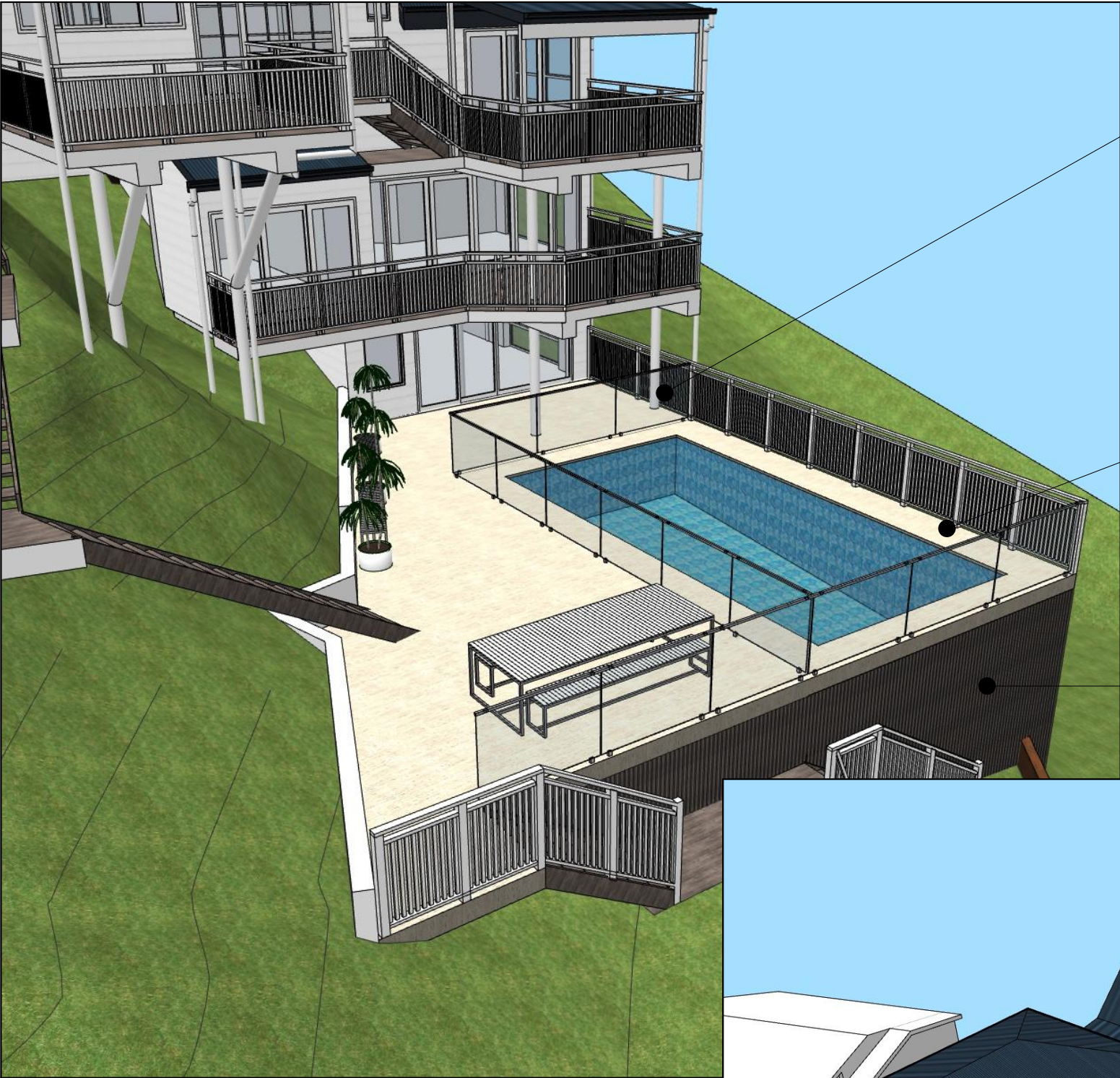


 progressive plans 0400 699 850 UNIT 4/40-42 AVALON PARADE AVALON BEACH, NSW, 2107 HELLO@PROGRESSIVEPLANS.COM.AU WWW.PROGRESSIVEPLANS.COM.AU	NOTES THE BUILDER SHALL CHECK AND VERIFY ALL DIMENSIONS AND VERIFY ALL ERRORS AND OMISSIONS TO THE DRAFTING OFFICE. DO NOT SCALE THE DRAWING. DRAWINGS SHALL NOT BE USED FOR CONSTRUCTION PURPOSES UNTIL ISSUED BY THE DRAFTING OFFICE FOR CONSTRUCTION AND NOTED ON THE TITLE BLOCK. THE WORK MUST BE VERIFIED BY STRUCTURAL ENGINEER BEFORE WORK COMMENCES.	REV.	NOTES.	INITIAL	DATE	LEGEND ■ EXISTING □ DEMOLISHED ■ PROPOSED	ABBREVIATIONS CPD: CUPBOARD DP: DOWNPIPE DPS: DOWN PIPE SPITTER DPRH: DOWN PIPE RAIN HEAD FFL: FINISHED FLOOR LEVEL HWS: HOT WATER SYSTEM RL: REDUCED LEVEL	CLIENTS: JOHN WILSON & KATHARINE ABBOTT SITE ADDRESS: 6 JACQUELENE CLOSE BAYVIEW, NSW, 2104	DRAWING TITLE: POOL SECTION SCALE: 1:50 @A3 DATE: 16/23 PROJECT NO: 1010 DRAWING NO: DA24
		A	DA DOCUMENTATION	SS	19.09.22				
		B	DA DOCUMENTATION #2	SS	30.11.22				
		C	DA RFI SET	AF	01.06.23				



BUSHFIRE BAL-FZ NOTES:

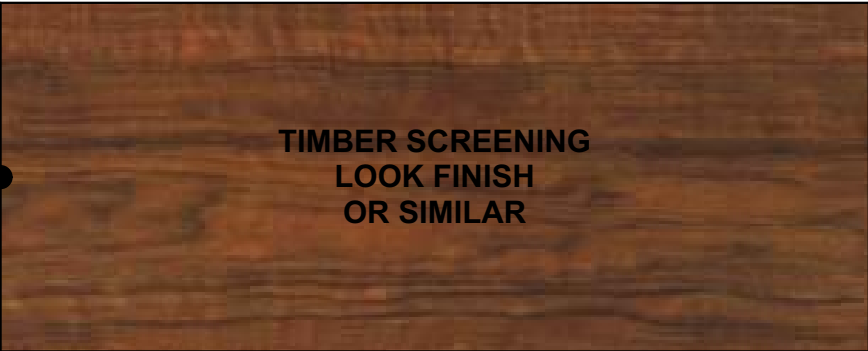
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POOL FENCE
GLASS



POOL DECK
TRAVERTINE TILES
OR SIMILAR



TIMBER SCREENING
LOOK FINISH
OR SIMILAR



BALUSTRADES
DULUX VIVID WHITE
OR SIMILAR



ROOF
COLORBOND DEEP OCEAN
OR SIMILAR



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DA2022/2202

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CLIENTS:

JOHN WILSON &
KATHARINE ABBOTT

SITE ADDRESS:

6 JACQUELENE CLOSE
BAYVIEW, NSW, 2104

DRAWING TITLE:

FINISHES BOARD

SCALE:

NTS

DATE:

1/6/23

PROJECT NO:

1010

DRAWING NO:

DA26