


LEGEND

—○— SEDIMENT CONTROL FENCE (REF DETAIL 2)

—52.500— CONTOUR (AHD)



northern beaches council

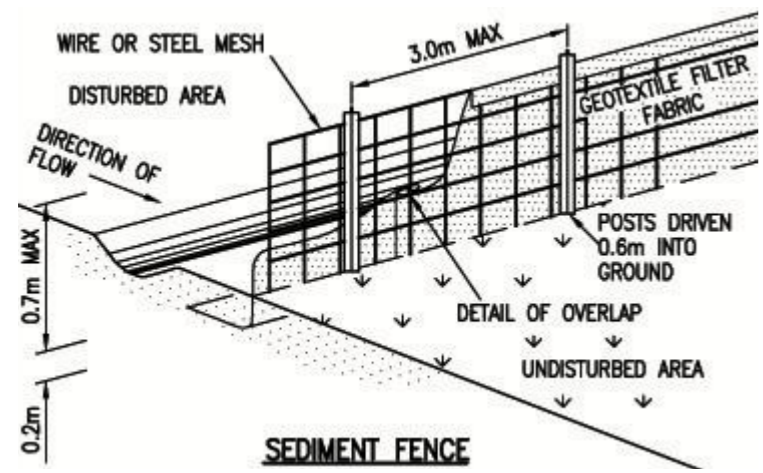
THIS PLAN IS TO BE READ IN CONJUNCTION WITH THE CONDITIONS OF DEVELOPMENT CONSENT

- NOTES**
- MOD 2024/0094**
- EROSION CONTROL TO CONSIST OF STAKED GEOTECH FABRIC FENCES AND SOCKS.
- CONSTRUCTION FENCING AND ACCESS GATES TO FULLY SECURE THE CONSTRUCTION SITE BETWEEN THE EXISTING SIDE BOUNDARY FENCES
- "WARNING CONSTRUCTION SITE- DO NOT ENTER" SIGNAGE TO BE FIXED TO SECURITY FENCING
- ALL DOWNPIPES AND STORMWATER TO BE DIRECTED INTO THE EXISTING SUMMIT AVE STORMWATER NETWORK VIA GRAVITY
- ALL CONSTRUCTION TO MEET THE COMMITMENTS OUTLINED IN BASIX CERTIFICATE No. A307857_02.

www.dialbeforeyoudig.com.au

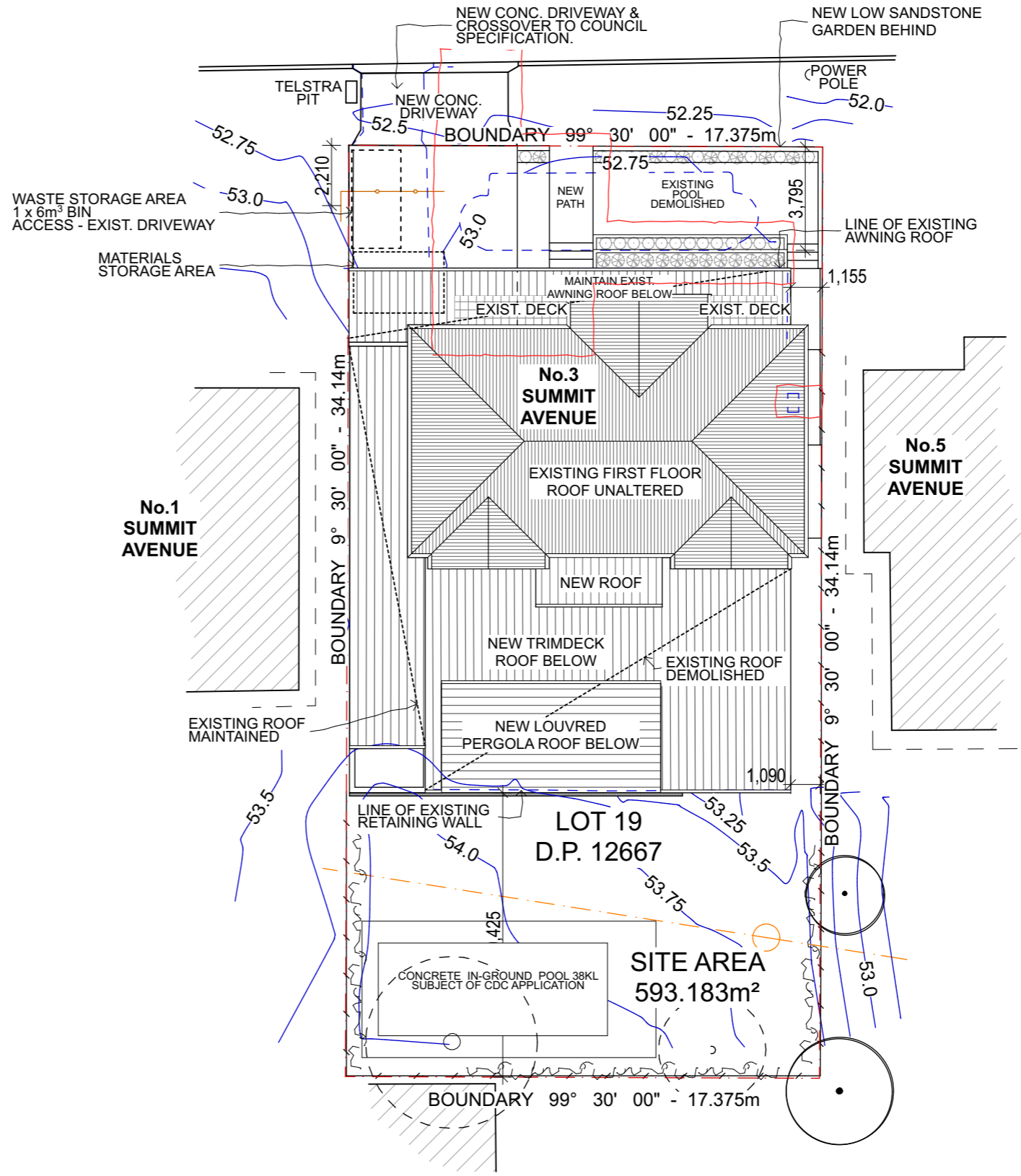


DIAL1100
BEFORE YOU DIG

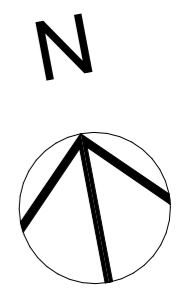


2 Sediment Control Fence

SUMMIT AVENUE



1 Site Plan 1:200



NOTES

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Figured dimensions to be used rather than scaling.

All building work must be carried out in accordance with the Building Code of Australia and all relevant Australian Standards.

CAD Ref: 3 Summit Ave Sect 4.5.pin

Grant Seghers Design

REV DATE AMENDMENT
A FEB 2024 SECTION 4.55 MODIFICATION APPLICATION

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DRAWING TITLE

SITE PLAN & SITE ANALYSIS PLAN

SCALE 1:200@A3
PROJECT NO. 1619

DRAWN BY GS
DRAWING NO. Mod-02

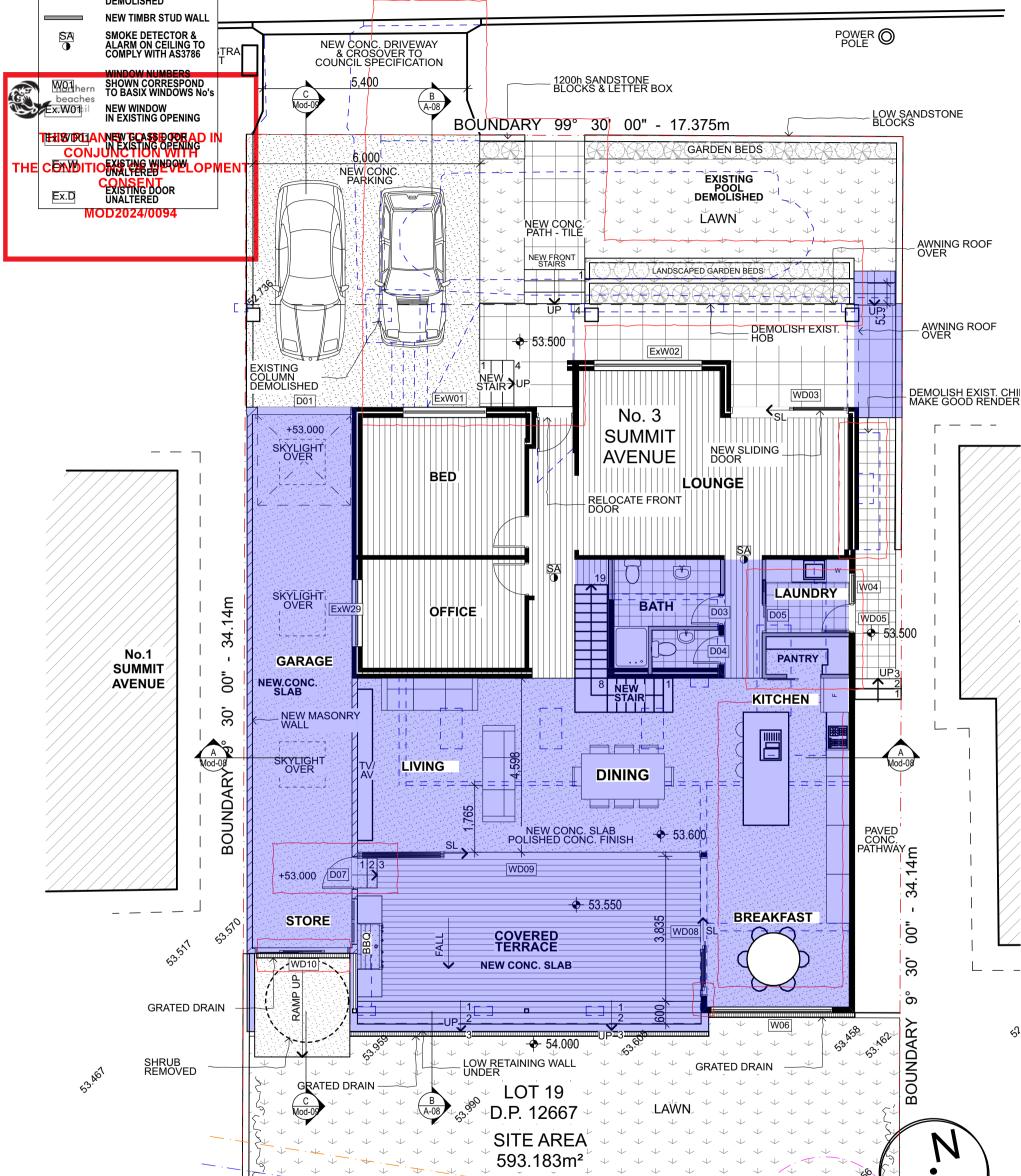
PLOT DATE 29/2/2024
REVISION A

SUMMIT AVENUE

LEGEND

- PROPOSED NEW WORKS
- EXISTING WALLS UNALTERED
- EXISTING TO BE DEMOLISHED
- NEW TIMBR STUD WALL
- SMOKE DETECTOR & ALARM ON CEILING TO COMPLY WITH AS3786
- WINDOW NUMBERS**
SHOWN CORRESPOND TO BASIX WINDOWS No's
- NEW WINDOW**
IN EXISTING OPENING
- EXISTING WINDOW**
UNALTERED
- EXISTING DOOR**
UNALTERED

TEXT TO BE REMOVED IN CONJUNCTION WITH THE CONDITIONS OF DEVELOPMENT CONSENT MOD2024/0094



1 Ground Floor
1:100

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CAD Ref: 3 Summit Ave Sect 4.5.pln
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REV DATE AMENDMENT
A FEB 2024 SECTION 4.55 MODIFICATION APPLICATION

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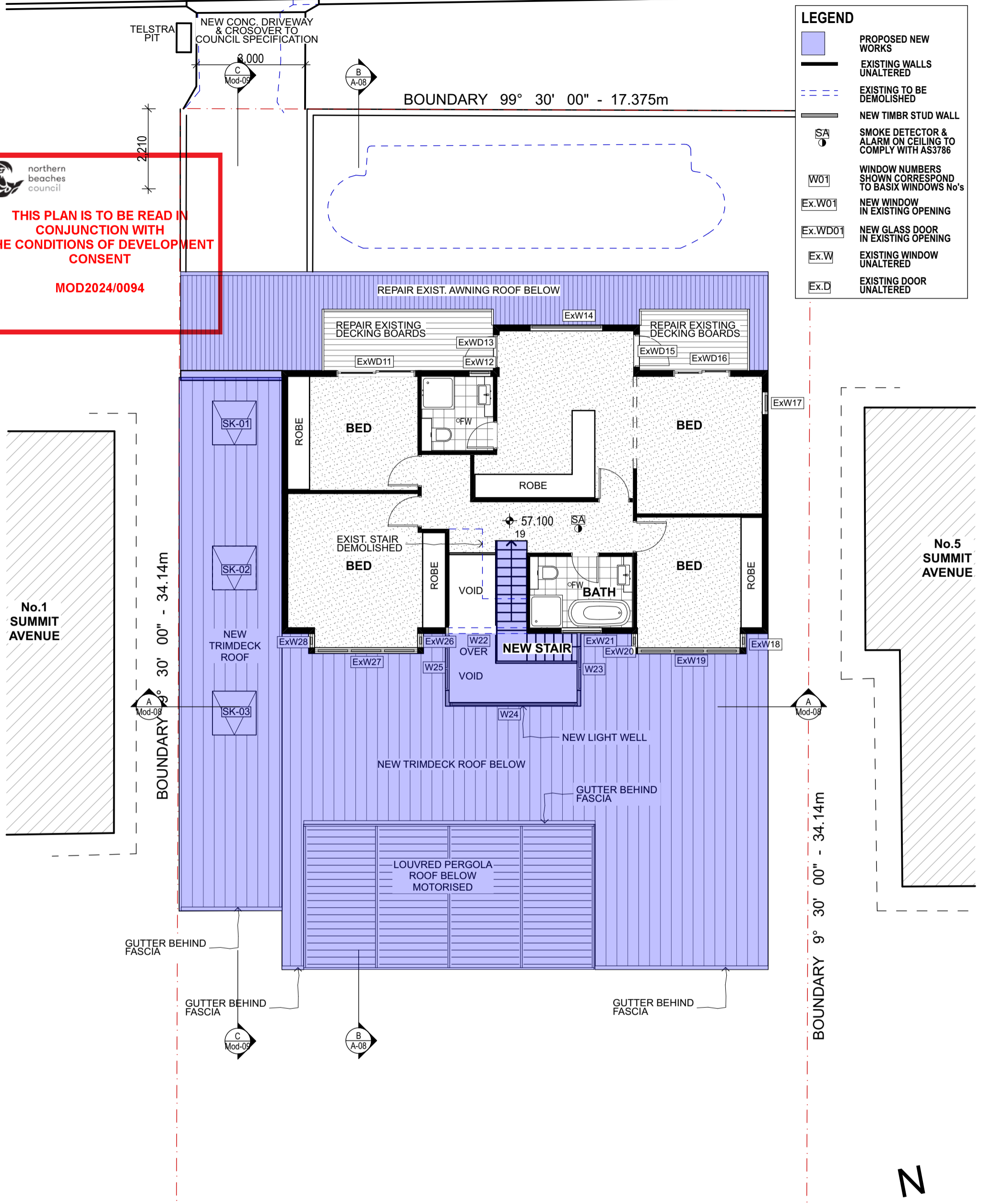
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DRAWING TITLE
GROUND FLOOR PLAN
SCALE
1:100@A3
PROJECT NO.
1619
DRAWN BY
GS
PLOT DATE
29/2/2024
DRAWING NO.
Mod-03
REVISION
A

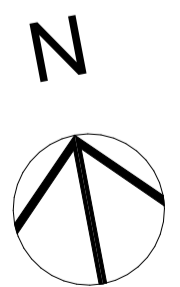
THIS PLAN IS TO BE READ IN CONJUNCTION WITH THE CONDITIONS OF DEVELOPMENT CONSENT

MOD2024/0094

| LEGEND | |
|--------|---|
| | PROPOSED NEW WORKS |
| | EXISTING WALLS UNALTERED |
| | EXISTING TO BE DEMOLISHED |
| | NEW TIMBR STUD WALL |
| | SMOKE DETECTOR & ALARM ON CEILING TO COMPLY WITH AS3786 |
| | WINDOW NUMBERS SHOWN CORRESPOND TO BASIX WINDOWS No's |
| | NEW WINDOW IN EXISTING OPENING |
| | NEW GLASS DOOR IN EXISTING OPENING |
| | EXISTING WINDOW UNALTERED |
| | EXISTING DOOR UNALTERED |



1 First Floor
1:100



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Grant Seghers Design

REV DATE AMENDMENT
A FEB 2024 SECTION 4.55 MODIFICATION APPLICATION

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DRAWING TITLE
FIRST FLOOR PLAN
SCALE 1:100@A3
PROJECT NO. 1619
DRAWN BY GS
PLOT DATE 29/2/2024
DRAWING NO. Mod-04
REVISION A

LEGEND

- PROPOSED NEW WORK
- W01 NEW WINDOW WINDOW NUMBERS SHOWN CORRESPOND TO BASIX WINDOWS No's
- Ex.W01 NEW WINDOW IN EXISTING OPENING
- Ex.WD01 NEW GLASS DOOR IN EXISTING OPENING
- Ex.W EXISTING WINDOW UNALTERED
- Ex.D EXISTING DOOR UNALTERED

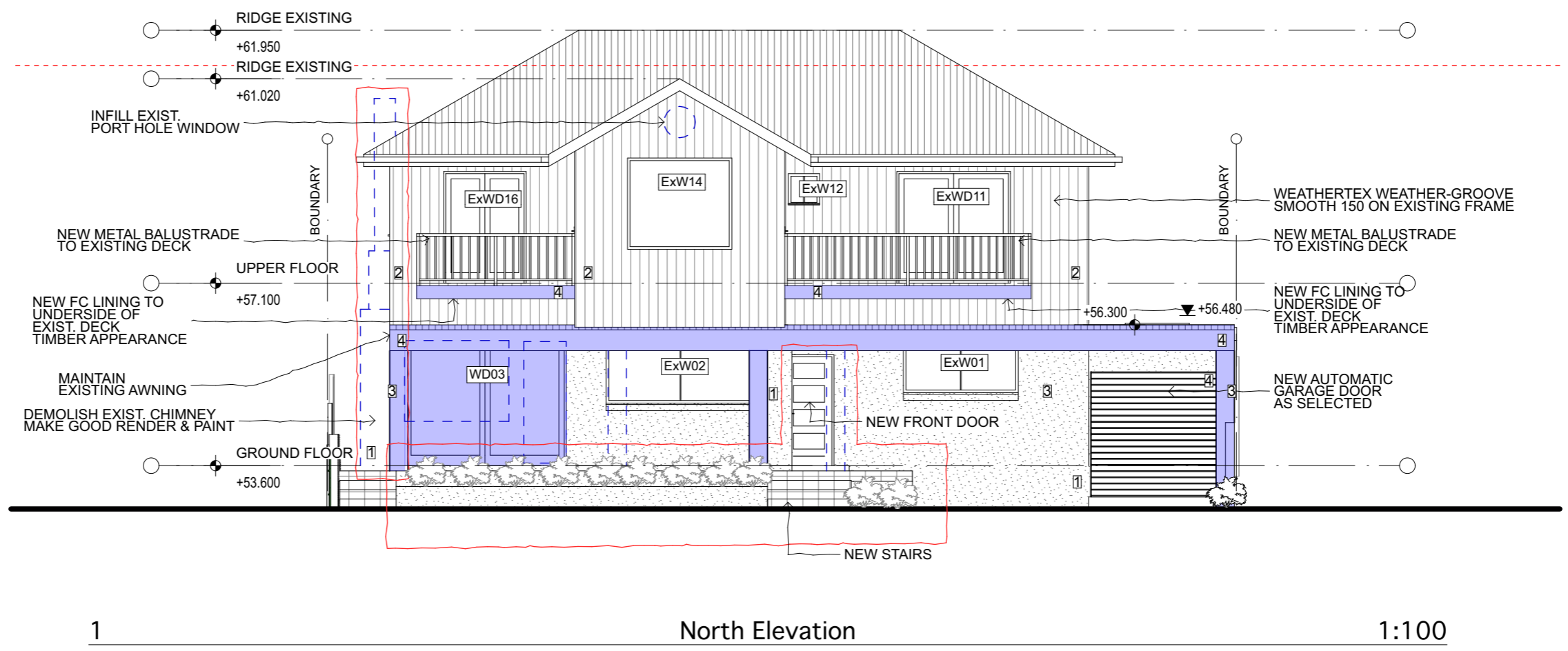
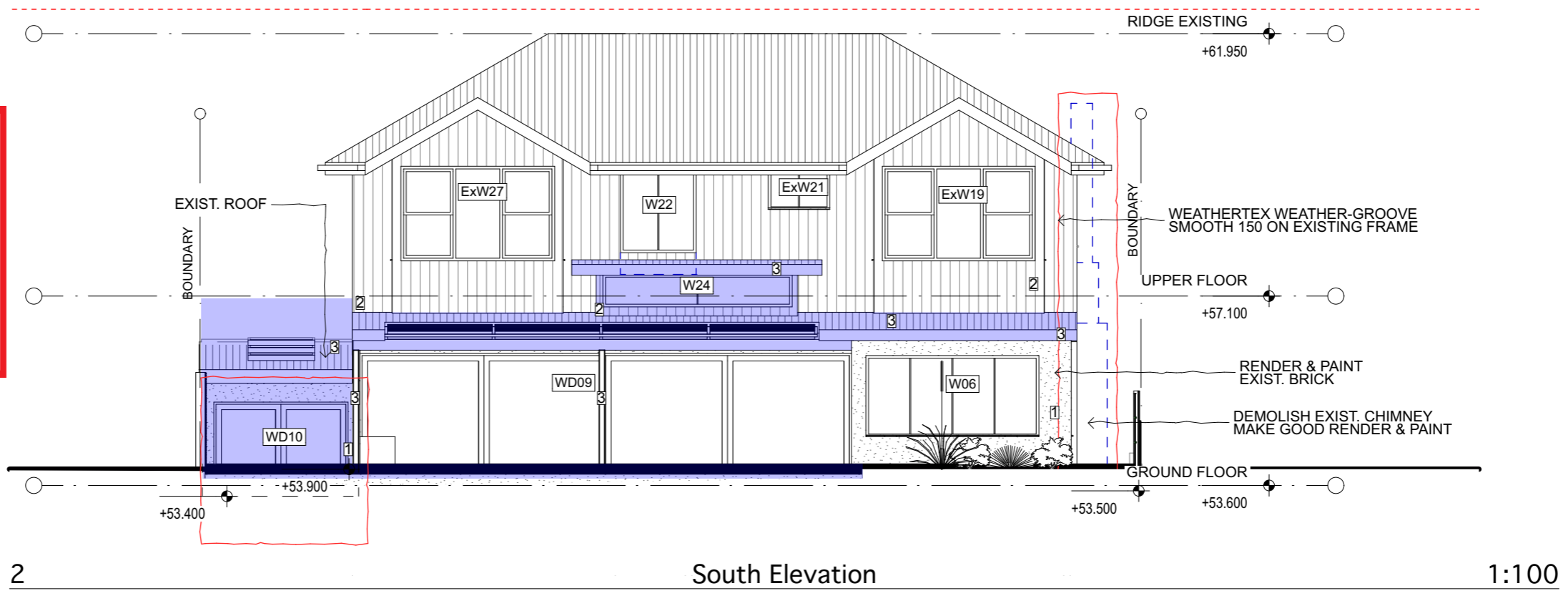
THIS PLAN IS TO BE READ IN CONJUNCTION WITH THE CONDITIONS OF DEVELOPMENT CONSENT

MOD2024/0094

COLOUR SCHEME LEGEND

- ① DULUX - DOMINO - GR10
- ② DULUX - NATURAL WHITE - 15W
- ③ COLORBOND - SHALE GREY - C4
- ④ TIMBER - MERBAU - CLEAR FINISH

WINDOW FRAMES - BLACK



NOTES

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CAD Ref: 3 Summit Ave Sect 4.5.pin

Grant Seghers Design

REV DATE AMENDMENT
A FEB 2024 SECTION 4.55 MODIFICATION APPLICATION

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DRAWING TITLE

ELEVATIONS

SCALE 1:100@A3

PROJECT NO. 1619

DRAWN BY GS

PLOT DATE 29/2/2024

DRAWING NO. Mod-05

REVISION A

LEGEND

- PROPOSED NEW WORK
- W01 NEW WINDOW WINDOW NUMBERS SHOWN CORRESPOND TO BASIX WINDOWS No's
- Ex.W01 NEW WINDOW IN EXISTING OPENING
- Ex.WD01 NEW GLASS DOOR IN EXISTING OPENING
- Ex.W EXISTING WINDOW UNALTERED
- Ex.D EXISTING DOOR UNALTERED

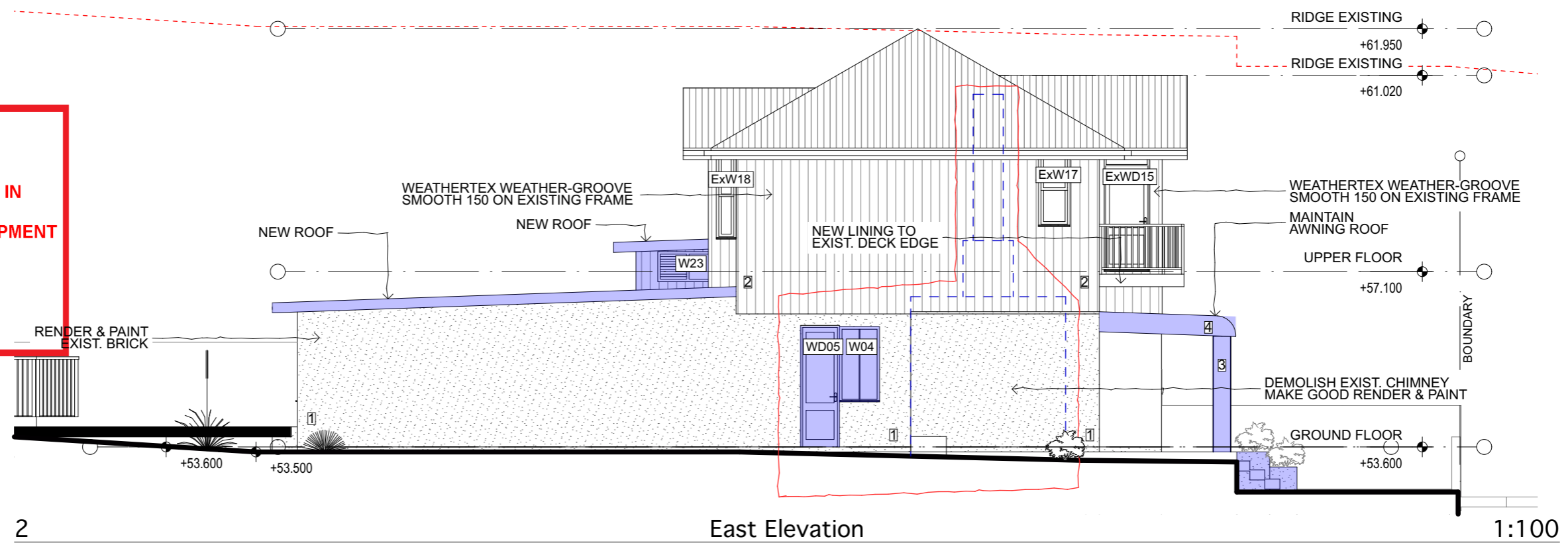
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JOB 2024/0094

COLOUR SCHEME LEGEND

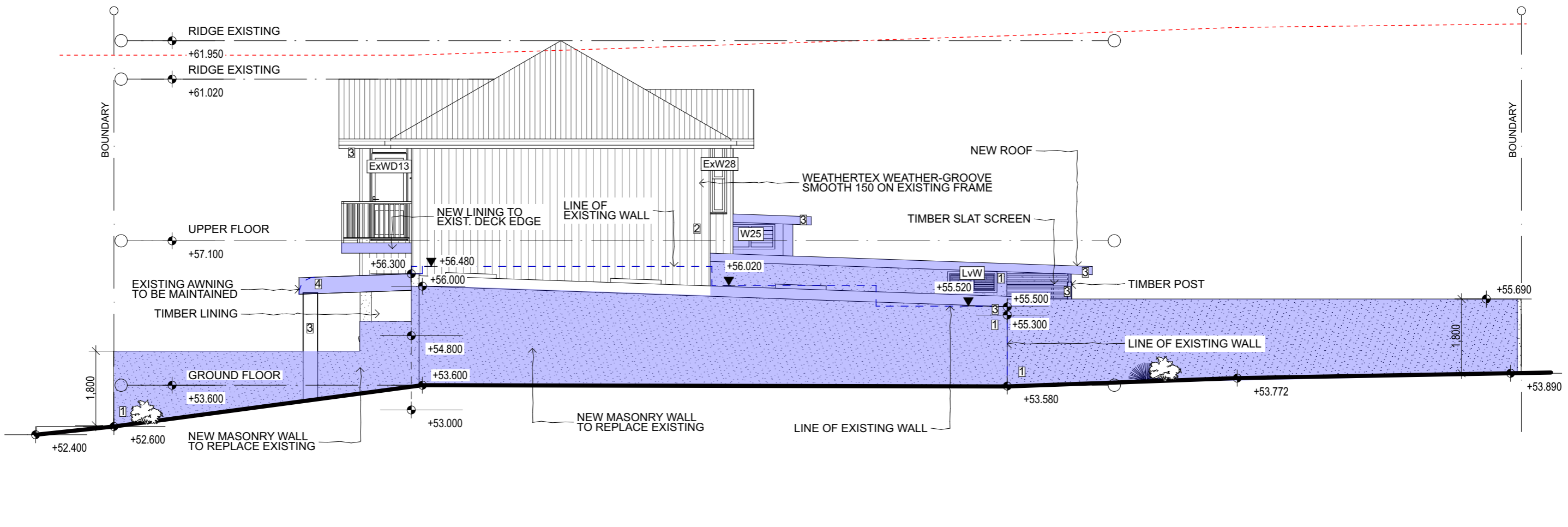
- ① DULUX - DOMINO - GR10
- ② DULUX - NATURAL WHITE - 15W
- ③ COLORBOND - SHALE GREY - C4
- ④ TIMBER - MERBAU - CLEAR FINISH

WINDOW FRAMES - BLACK



East Elevation

1:100



West Elevation

1:100

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CAD Ref: 3 Summit Ave Sect 4.5.pin

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REV DATE AMENDMENT
A FEB 2024 SECTION 4.55 MODIFICATION APPLICATION

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DRAWING TITLE

ELEVATIONS

SCALE: 1:100@A3

PROJECT NO: 1619

DRAWN BY: GS

PLOT DATE: 29/2/2024

DRAWING NO: Mod-06

REVISION: A

LEGEND

W01 NEW WINDOW
WINDOW NUMBERS
SHOWN CORRESPOND
TO BASIX WINDOWS No's

Ex.W01 NEW WINDOW
IN EXISTING OPENING

Ex.WD01 NEW GLASS DOOR
IN EXISTING OPENING

Ex.W EXISTING WINDOW
UNALTERED

Ex.D EXISTING DOOR
UNALTERED

**THIS PLAN IS TO BE READ IN
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MOD2024/0094



1

Summit Street Elevation

1:100

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A FEB 2024 SECTION 4.55 MODIFICATION APPLICATION

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DRAWING TITLE
STREET ELEVATION

SCALE 1:100@A3
PROJECT NO. 1619

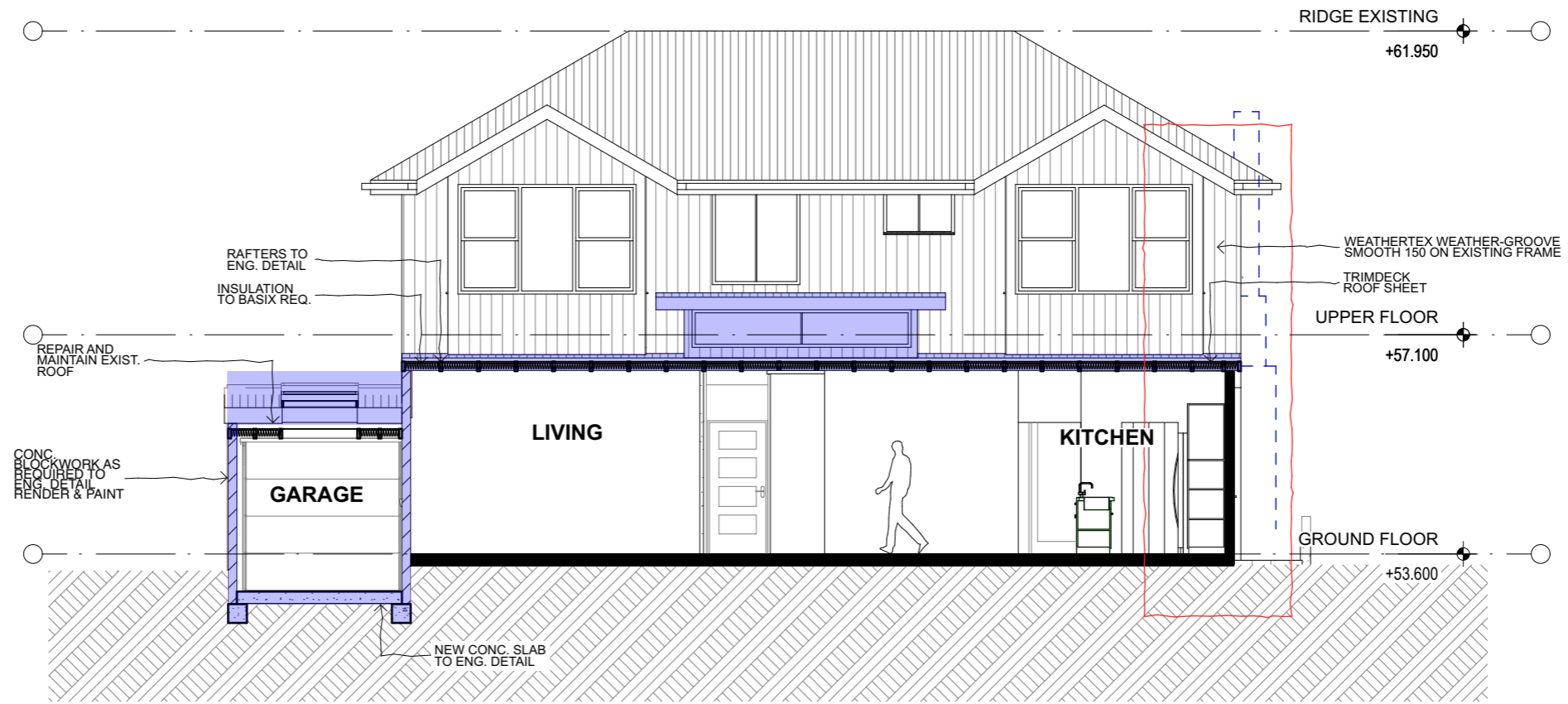
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DRAWING NO. Mod-07

PLOT DATE 29/2/2024
REVISION A

northern beaches council

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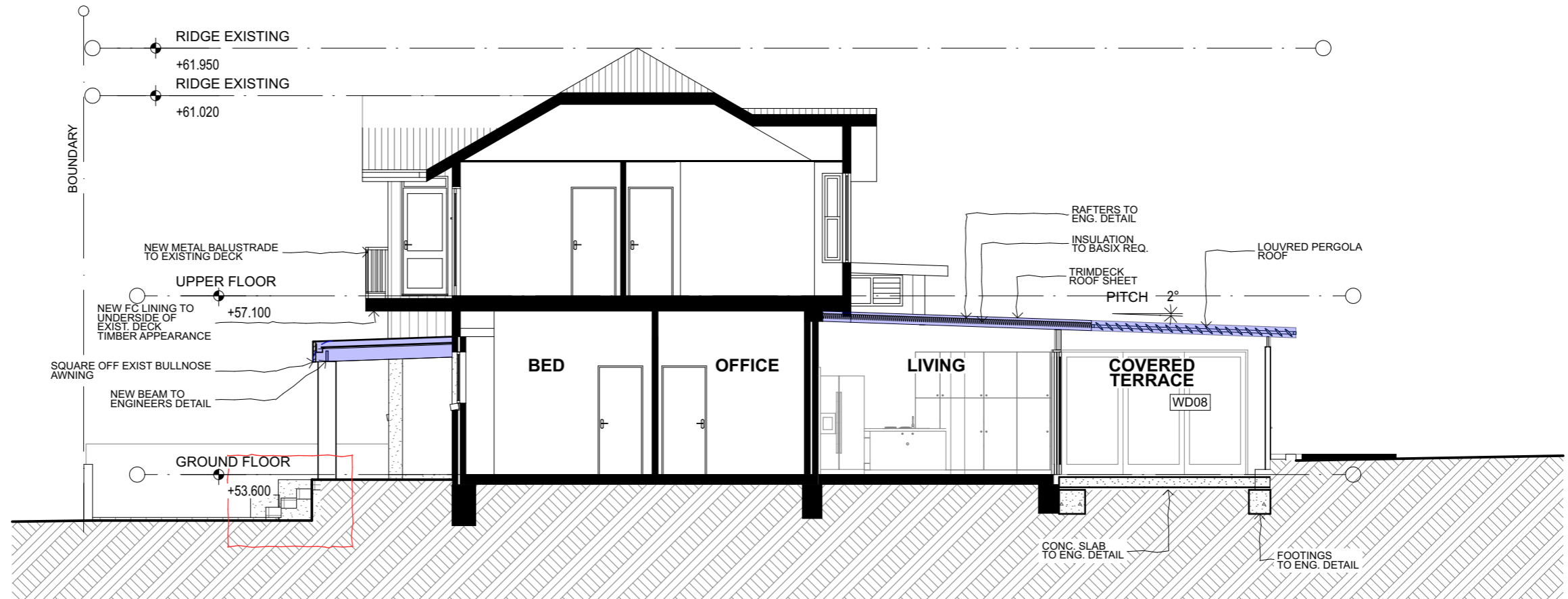
MOD2024/0094



1

Section A:A

1:100



2

Section B:B

1:100

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DRAWING TITLE
 SECTIONS

SCALE
 1:100@A3

PROJECT NO.
 1619

DRAWN BY
 GS

PLOT DATE
 29/2/2024

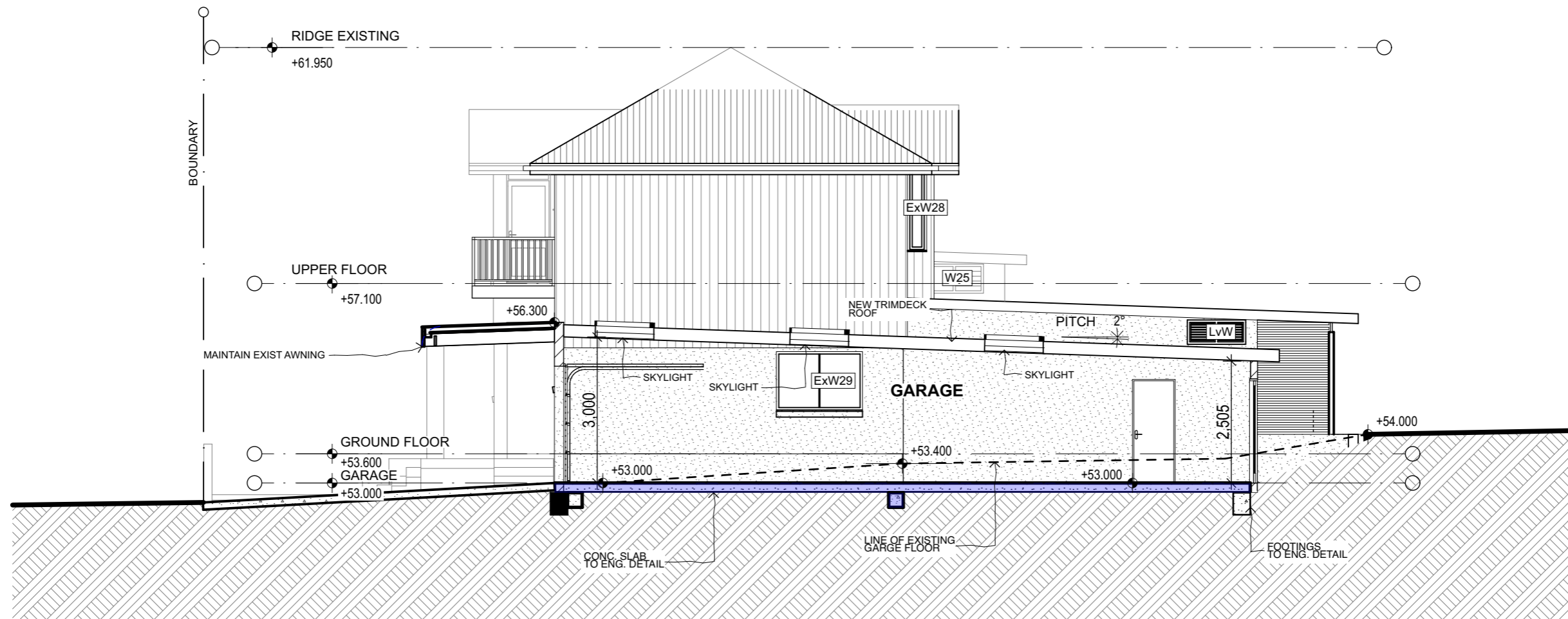
DRAWING NO.
 Mod-08

REVISION
 A



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

MOD2024/0094



Section C:C

1:100

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REV DATE AMENDMENT
A FEB 2024 SECTION 4.55 MODIFICATION APPLICATION



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DRAWING TITLE
SECTION C:C

SCALE
1:100@A3
PROJECT NO.
1619

DRAWN BY
GS
DRAWING NO.
Mod-09
PLOT DATE
29/2/2024
REVISION
A