

# DEVELOPMENT APPLICATION

## PROPOSED ARTIST SHED (CLASS 10A)

51 WARATAH PARADE NARRAWEENA NSW 2099  
DP 407432                      ISSUE DATE: 17/04/2025

DRAWING No.	DESCRIPTION	REV
DA-1	COVER PAGE	
DA-2	SURVEY	
DA-3	SITE ANALYSIS PLAN	A - WIP
DA-4	PROPOSED SITE PLAN	A - WIP
DA-5	LANDSCAPE PLAN WITH AREAS	A - WIP
DA-6	WASTE MANAGEMENT/SEDIMENT CONTR...	
DA-7	PROPOSED GROUND FLOOR PLAN	A - WIP
DA-8	PROPOSED ROOF PLAN	A - WIP
DA-9	ELEVATIONS-1	A - WIP
DA-10	SECTIONS-1	A - WIP
DA-11	WINDOW SCHEDULE-1	A - WIP
DA-12	SHADOW DIAGRAMS 21 June@9am	A - WIP
DA-13	SHADOW DIAGRAM 21 June@12pm	
DA-14	SHADOW DIAGRAM 21 June@3pm	
DA-15	EXTERNAL FINISHES	A - WIP
DA-16	NOTIFICATION PLAN	

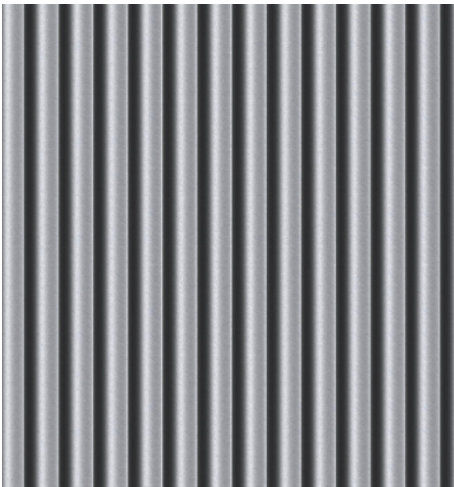
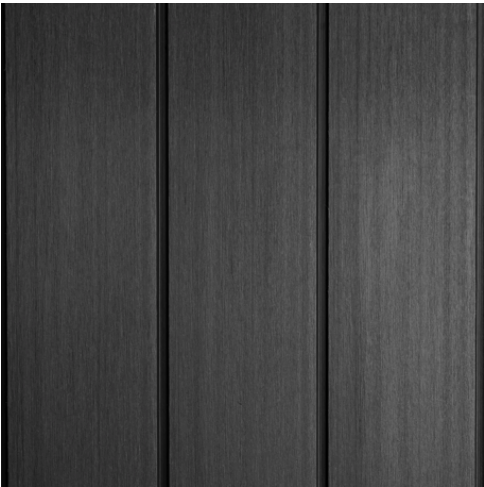


Perspective view North East

### SITE INFORMATION

<b>LOT SIZE</b> 1376m2	
<b>Min Lot Size</b> 600m2	<b>Proposed setback from primary road</b> 33.8m
<b>Minimum setback from primary road</b> 6.5m	<b>Proposed required setback from each side boundary</b> North boundary (shed)= 14.9m South boundary (shed)= 3.2m
<b>Minimum required setback from each side boundary</b> 900mm	<b>Soft landscaped area</b> Proposed landscape area - 608.11m2 (44.19%)
<b>Building Envelope</b> 4m then 45 degrees	<b>Proposed principal private open space (approved dwelling)</b> +60m2 (45m2 deck areas + grassed areas for play)
<b>Minimum setback from rear boundary</b> 6m	
<b>Minimum landscaped area</b> 40% of lot area	
<b>Minimum principal private open space</b> 60m2	

### EXTERNAL FINISHES



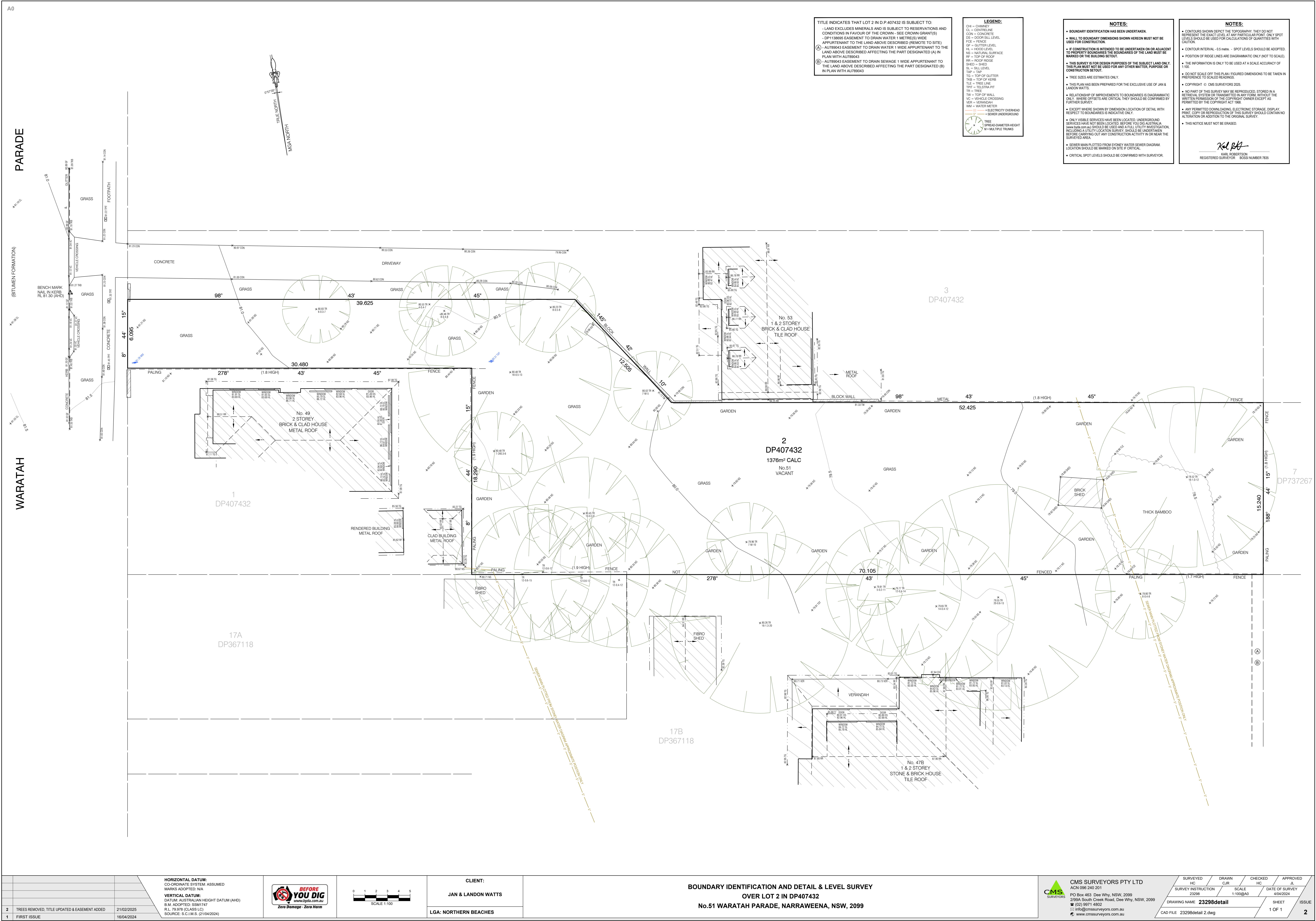
CL2	RS1
EQUAL TO ECODECK SHIPLAP PANEL - CARBON	CUSTOM ORB ZINCALUME



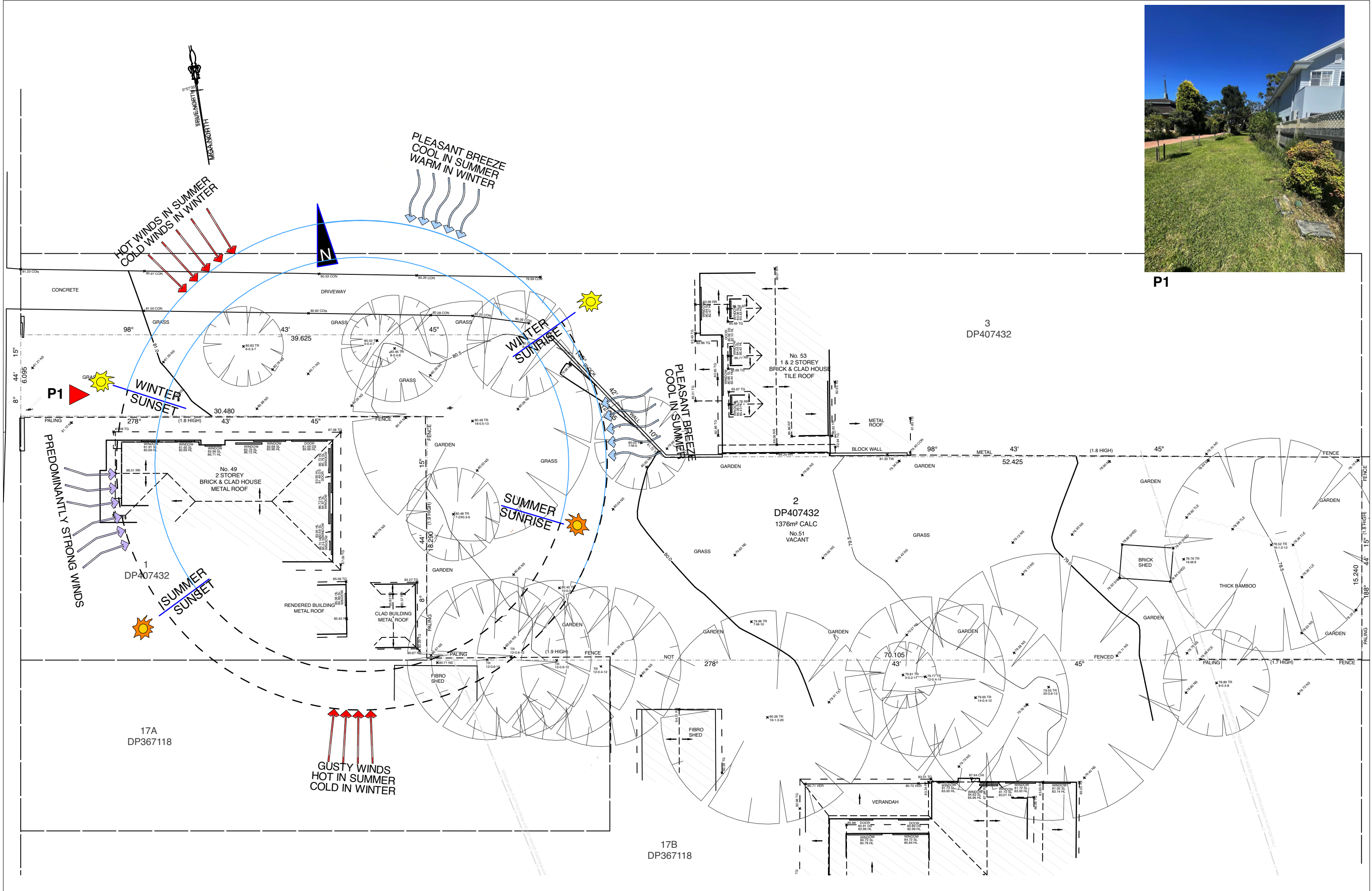
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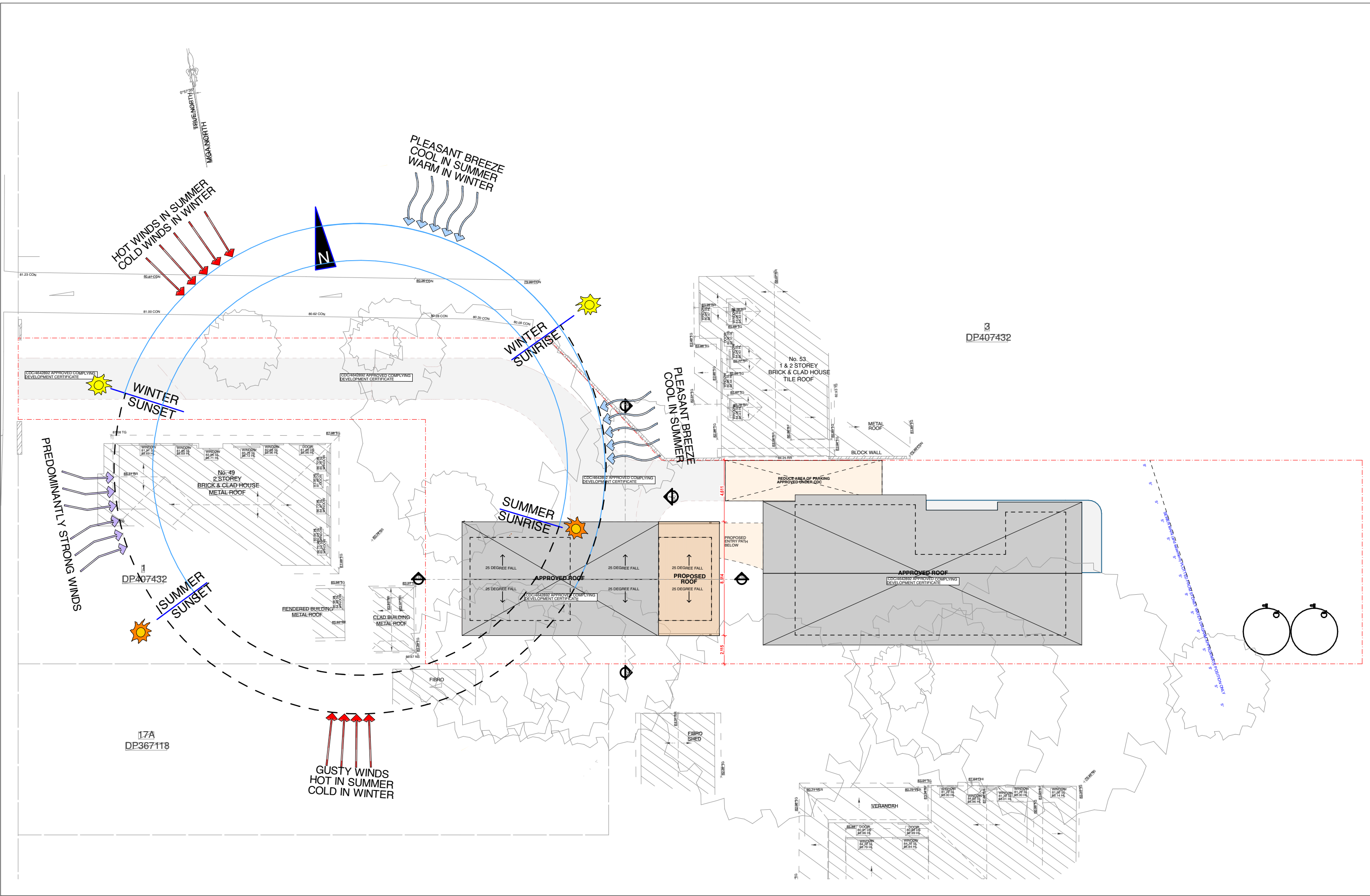
P.O box 3194 Allambie 2100  
NSW Australia  
Tel: 02 9999 5737  
Mobile: 0408 972 097







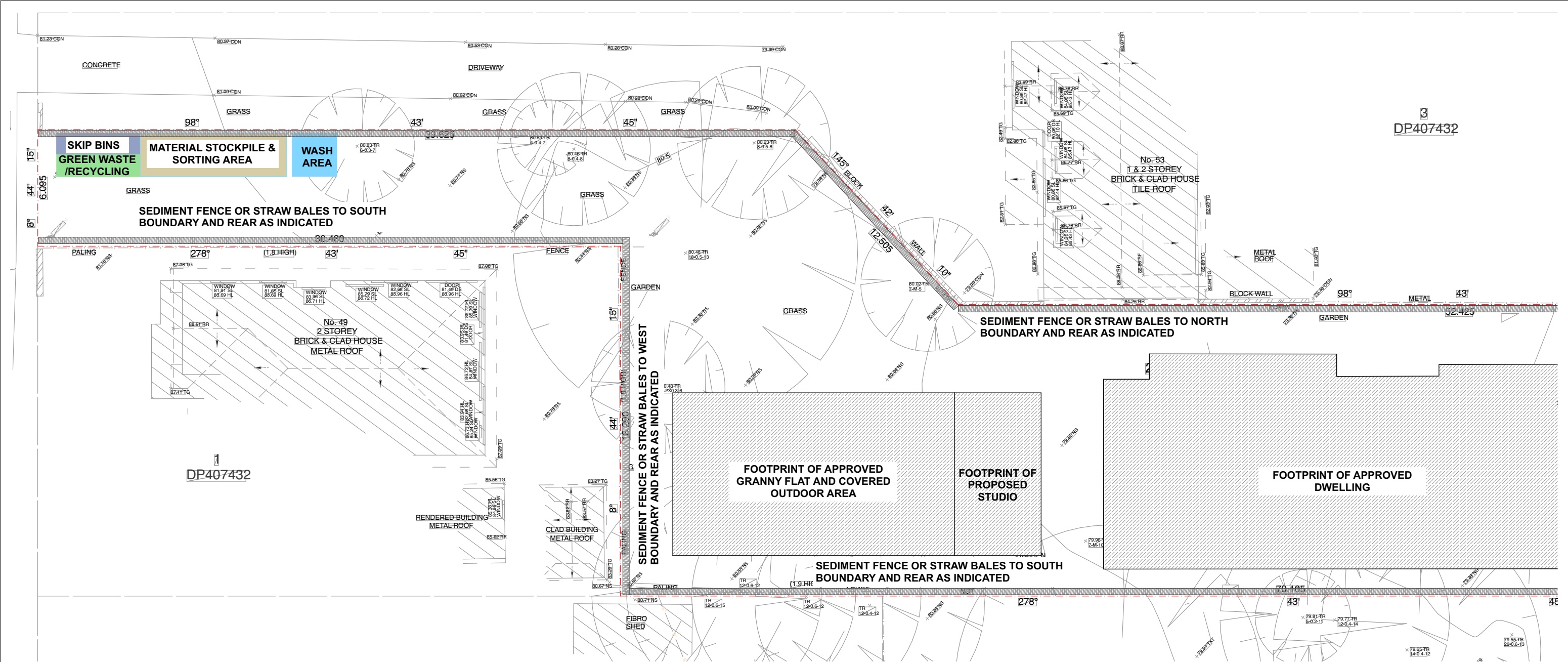












LEGEND

NEW BUILDING FOOTPRINT

NEIGHBOURING BUILDINGS

SITE BOUNDARY & SITE SECURITY FENCE

EXISTING TO BE DEMOLISHED

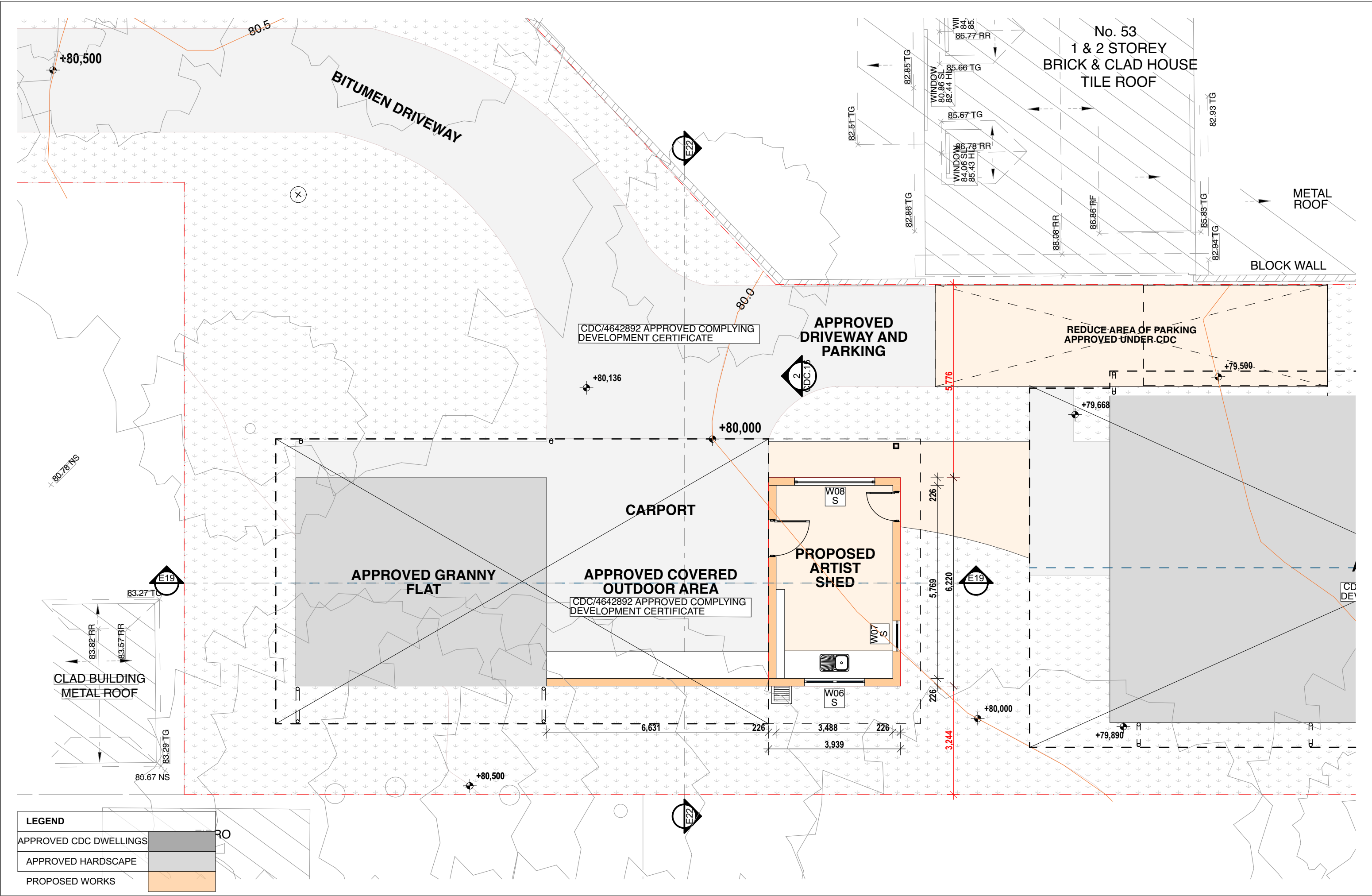
STRAW BALE SEDIMENT FILTER

SILT FENCE

SEDIMENT CONTROL NOTES:

- INSTALL SEDIMENT CONTROL MEASURES IN LOCATIONS INDICATED ON DRAWINGS AND AS OTHERWISE REQUIRED TO CONTROL SEDIMENT DURING ALL EXCAVATION AND WHILST AREAS OF THE SITE ARE EXPOSED TO EROSION
- REVIEW CONTROL MEASURES AND MAINTAIN STRUCTURES DURING CONSTRUCTION
- IF ADDITIONAL MEASURES ARE REQUIRED FOR EROSION CONTROL OR BY COUNCIL REQUIREMENTS REFER TO 'MANAGING URBAN STORMWATER: SOILS AND CONSTRUCTION' PREPARED BY THE OFFICE OF ENVIRONMENT AND HERITAGE NSW
- ADEQUATE CARE MUST BE EXERCISED TO ENSURE NO DAMAGE TO ADJOINING PROPERTIES DURING THE COURSE OF THE WORKS.
- DIVIDING FENCES ACT - A SURVEY IS TO BE PREPARED TO IDENTIFY ALL BOUNDARIES PRIOR TO THE COMMENCEMENT OF THE WORKS.
- A SECURITY FENCE IS TO BE INSTALLED TO THE PERIMETER OF THE SITE PRIOR TO COMMENCEMENT.
- A SEDIMENT FENCE, IN THE FORM OF GEOTEXTILE FILTER FABRIC BURIED INTO GROUND AND SUPPORTED BY STAR PICKETS AT 3M MAXIMUM CENTRES THAT ARE DRIVEN 600MM INTO THE GROUND, AS TO BE POSITIONED AROUND THE PERIMETER OF THE SITE AS NOTED.
- ALL STOCKPILES OF BUILDING MATERIALS SUCH AS SAND AND SOIL MUST BE PROTECTED BY A WATERPROOF COVERING, AN EARTH BANK AND SEDIMENT FENCE TO PREVENT SCOUR AND EROSION
- PROTECTION OF THE PUBLIC STORMWATER SYSTEM AND TRACKING OF LOOSE MATERIAL IS REQUIRED BY THE USE OF SANDBAGS IN THE GUTTER 2M MINIMUM FROM THE STORMWATER DRAIN.
- PUBLIC FOOTWAYS AND ROADWAYS ADJACENT TO SITE ARE TO BE MAINTAINED AT ALL TIMES DURING THE COURSE OF THE WORKS.
- STORAGE OF BUILDING MATERIAL AND DELIVERY AS NOTED.
- WASTE MANAGEMENT FACILITIES AS NOTED.







892 APPROVED COMPLYING  
MENT CERTIFICATE

CDC/4642892 APPROVED COMPLYING  
DEVELOPMENT CERTIFICATE

CDC/4642892 APPROVED COMPLYING  
DEVELOPMENT CERTIFICATE

No. 53  
1 & 2 STOREY  
BRICK & CLAD HOUSE  
TILE ROOF

METAL  
ROOF

BLOCK WALL

REDUCE AREA OF PARKING  
APPROVED UNDER CDC

PROPOSED  
ENTRY PATH  
BELOW

APPROVED ROOF

PROPOSED  
ROOF

CLAD BUILDING  
METAL ROOF

LEGEND

APPROVED CDC DWELLINGS

APPROVED HARDSCAPE

PROPOSED WORKS



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ABN: 54 163 313 817

Architects Act

REV	DATE	DESCRIPTION
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Location:  
51 WARATAH PARADE  
NARRAWEENA NSW 2099

Lot: 2 DP: 407432

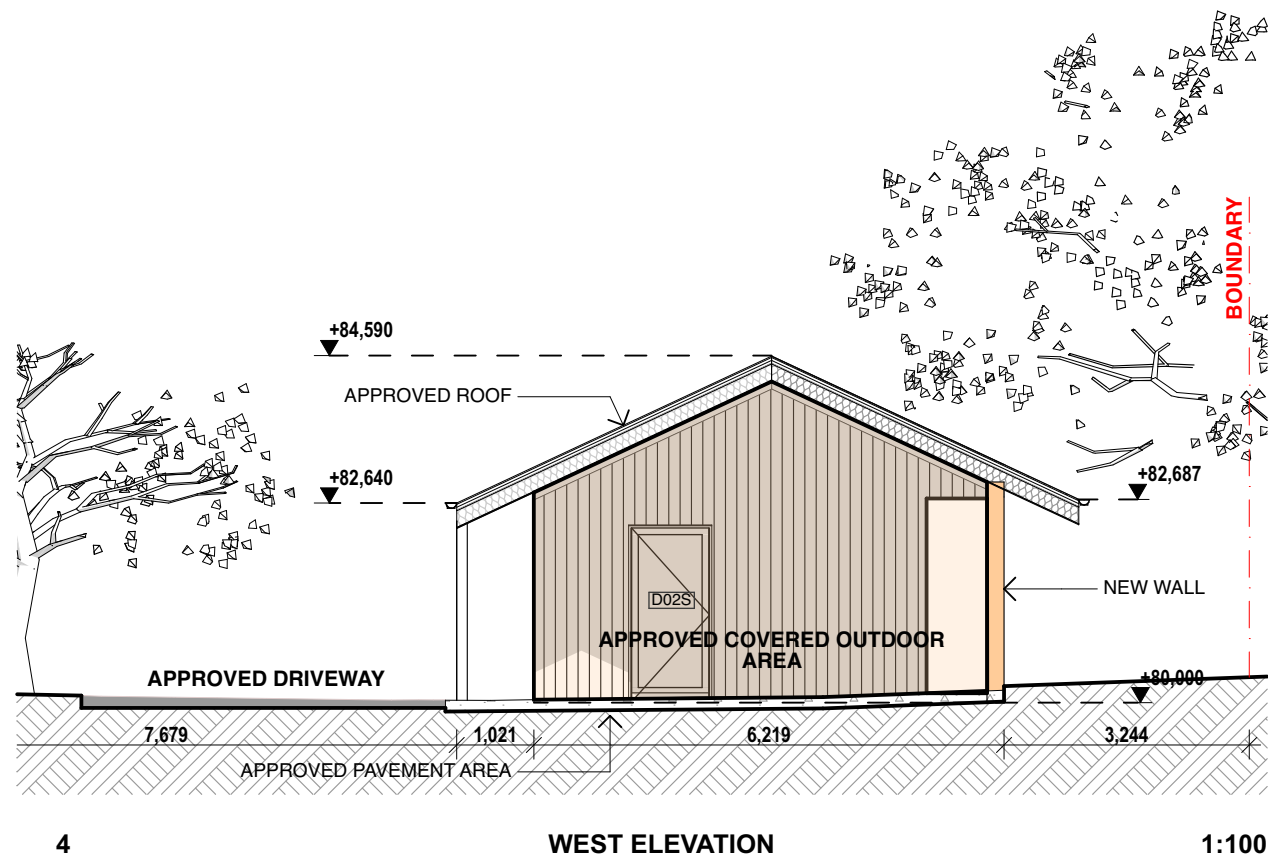
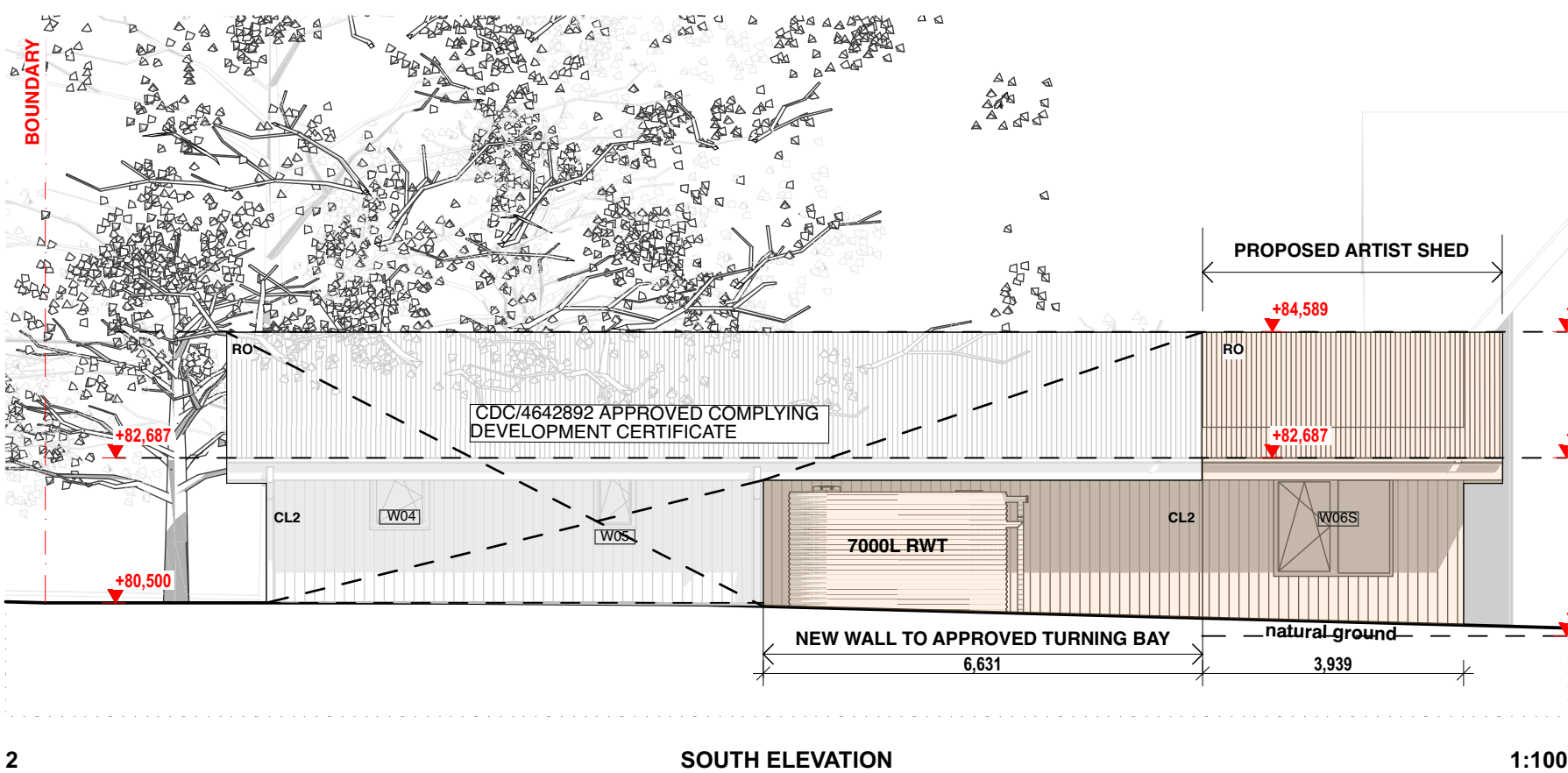
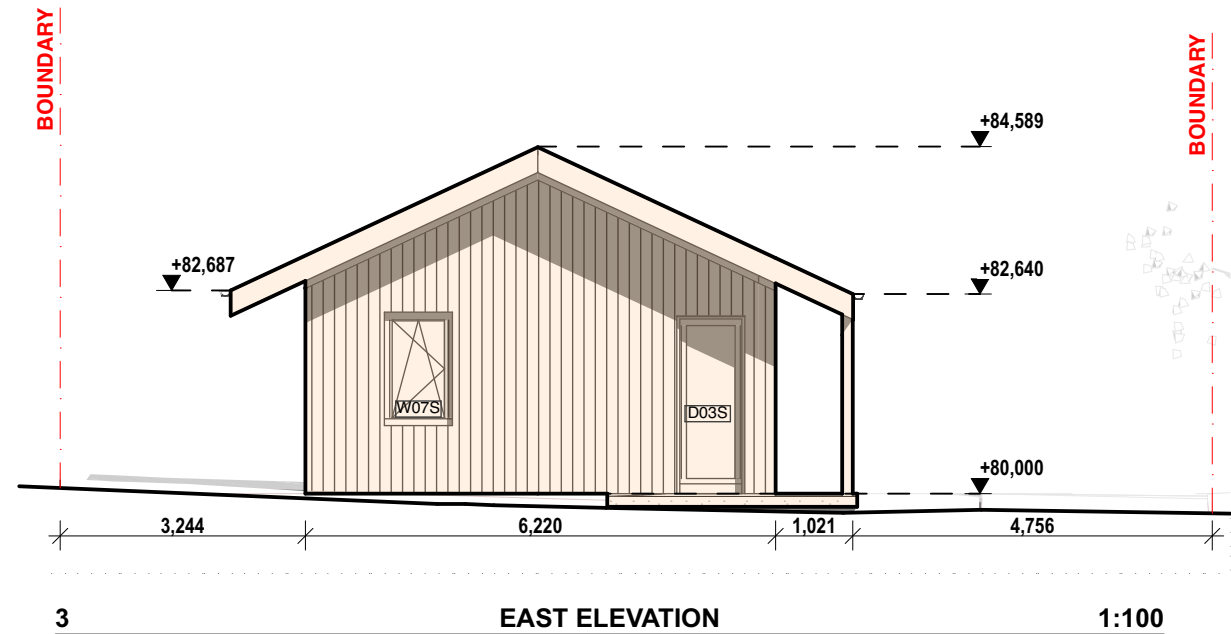
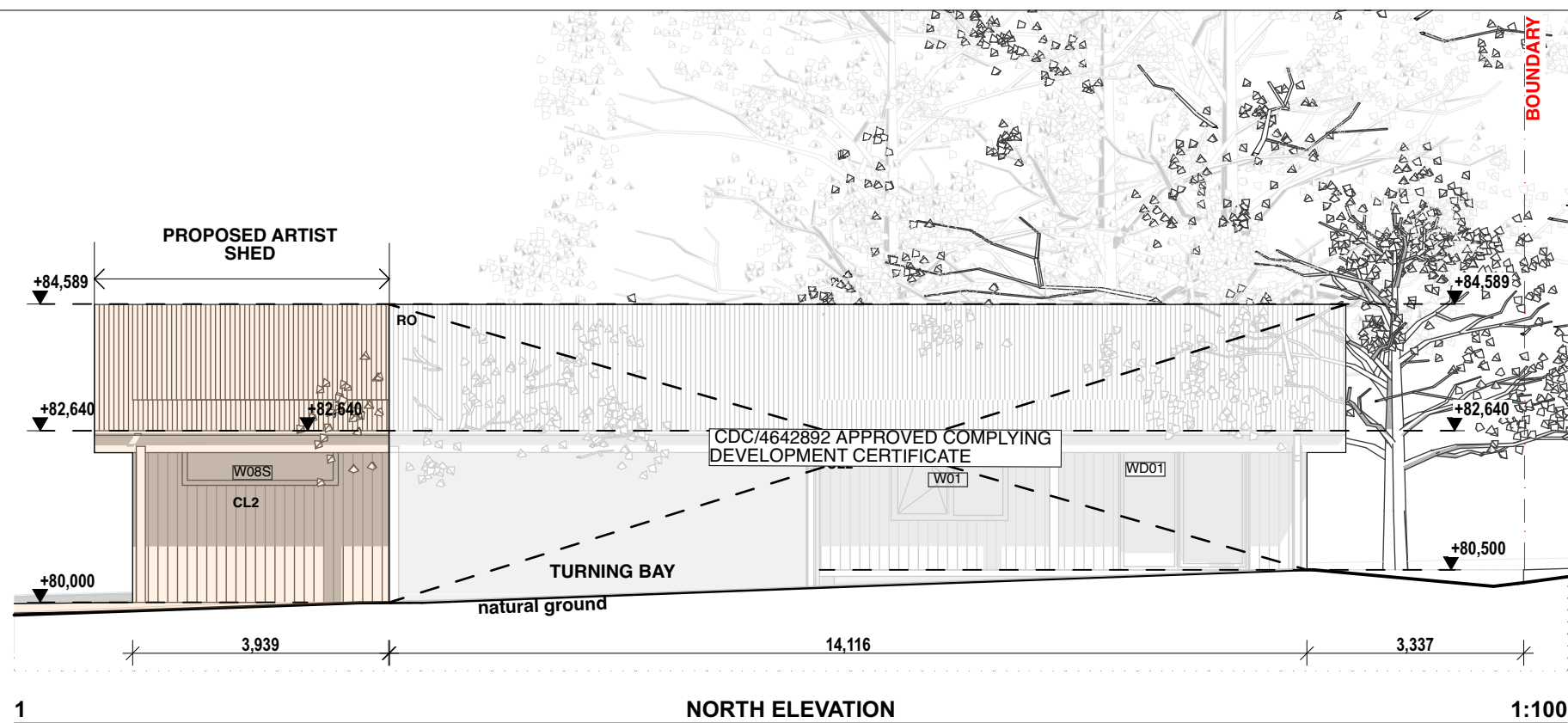
Project:  
PROPOSED ARTIST SHED  
FOR J. AND L. WATTS  
Status:

FOR APPROVAL

Package:  
DEVELOPMENT APPLICATION  
Drawing Title:  
PROPOSED ROOF PLAN

Drawn: SC/RCH	Checked: SC	Plot Date: 17/4/2025	Scale: @ A3
Project No.: 2402	Drawing No.: DA-8	Revision: A	

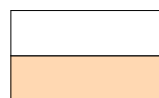




#### LEGEND

APPROVED CDC

PROPOSED WORKS

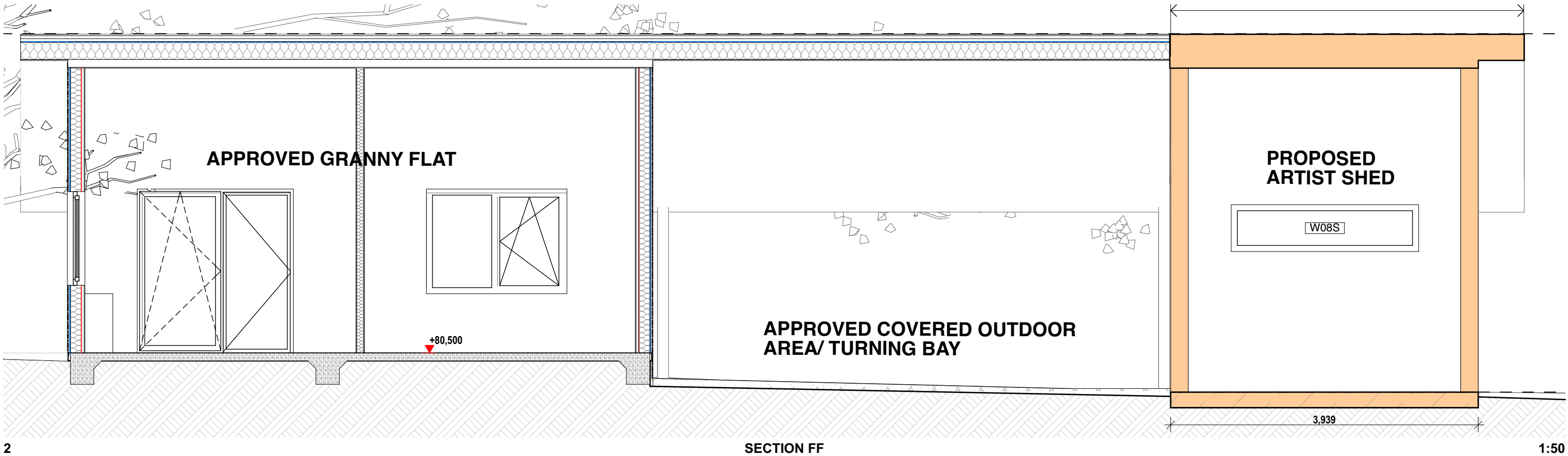
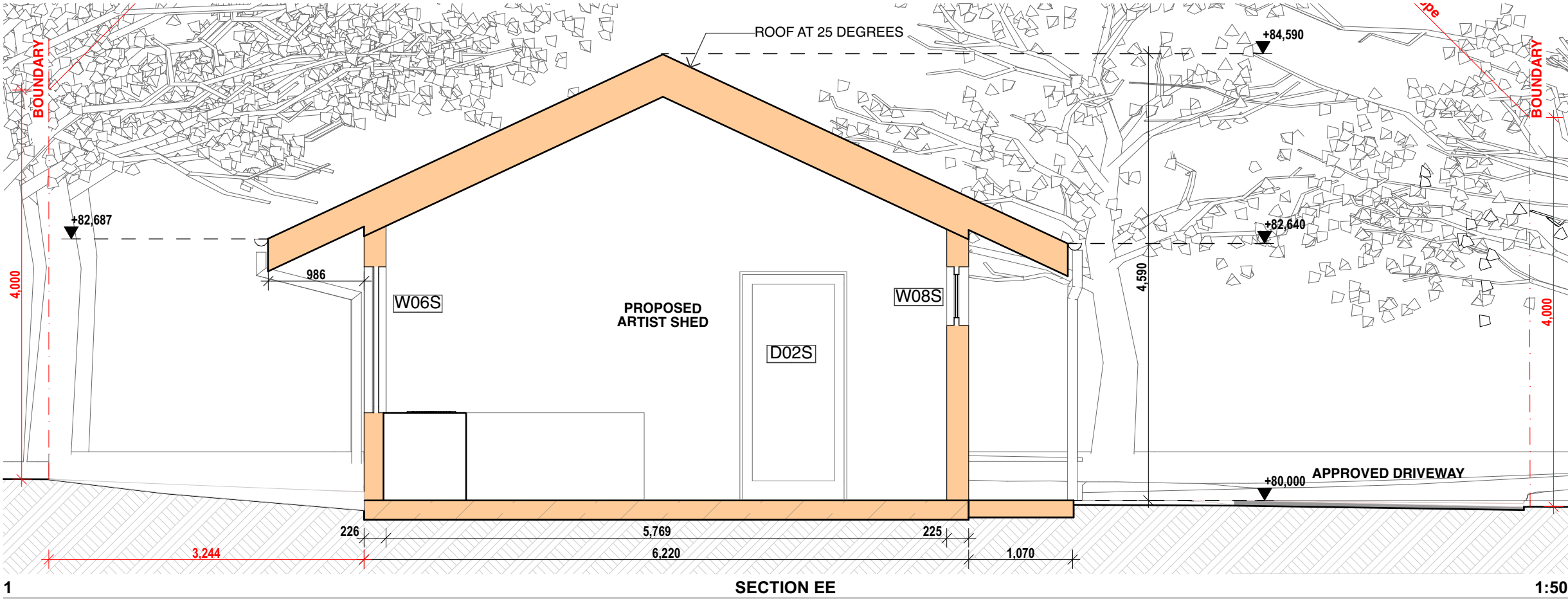
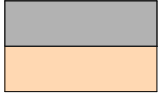


REV	DATE	DESCRIPTION





LEGEND  
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PROPOSED WORKS



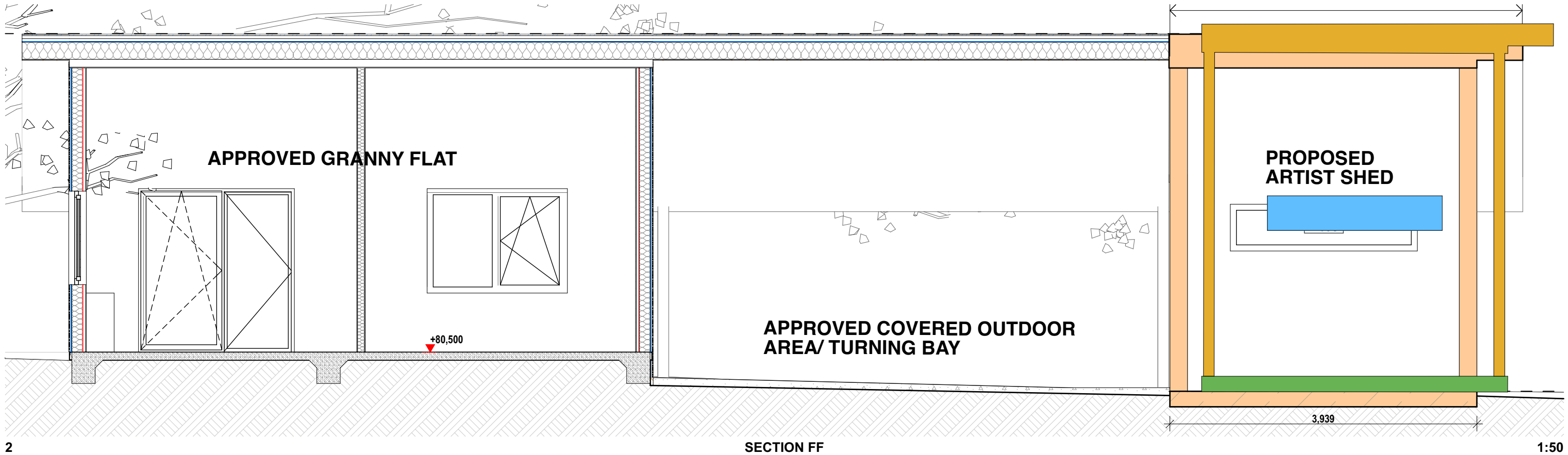
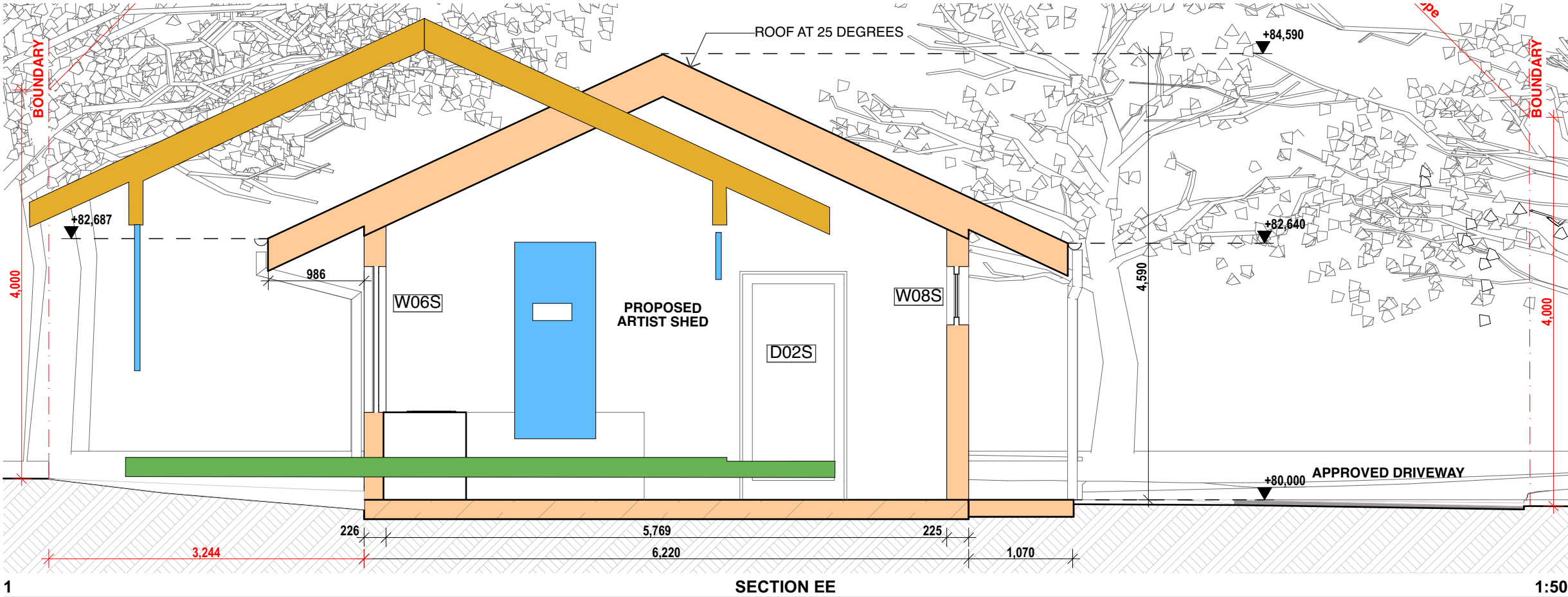
REV	DATE	DESCRIPTION



LEGEND

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REV	DATE	DESCRIPTION

Code	D02S	D03S	W06S	W07S	W08S
INTERNAL VIEW UNLESS NOTED OTHERWISE					
HEIGHT	2,350	2,350	1,500	1,500	600
WIDTH	1,100	900	1,800	900	2,400
2D PLAN VIEW					
TYPE	Hinged - Inward swing	Hinged - Inward swing	Tilt/ Turn/Fixed	Tilt/ Turn	Fixed
GLAZING	Obscure 4 (20 Argon 90) 4 HT Planitherm Ultra NII#3 (28) Saint Gobain Glass Specified Though Euroglas equivalent is acceptable	Obscure 4 (20 Argon 90) 4 HT Planitherm Ultra NII#3 (28) Saint Gobain Glass Specified Though Euroglas equivalent is acceptable	4 (20 Argon 90) 4 HT Planitherm Ultra NII#3 (28) Saint Gobain Glass Specified Though Euroglas equivalent is acceptable	4 (20 Argon 90) 4 HT Planitherm Ultra NII#3 (28) Saint Gobain Glass Specified Though Euroglas equivalent is acceptable	4 (20 Argon 90) 4 HT Planitherm Ultra NII#3 (28) Saint Gobain Glass Specified Though Euroglas equivalent is acceptable
FRAME	HF82E Sill - Door threshold AD Schwelle 20mm	HF82E Sill - Door threshold AD Schwelle 20mm	HF82E	HF82E	HF82E
MODEL NUMBER	KNEER	KNEER	KNEER	KNEER	KNEER
FINISH	External; Larch - LAS-40-02 /Internal; Larch - LAS-40-02	External; Larch - LAS-40-02 /Internal; Larch - LAS-40-02	External; Larch - LAS-40-02 /Internal; Larch - LAS-40-02	External; Larch - LAS-40-02 /Internal; Larch - LAS-40-02	External; Larch - LAS-40-02 / Internal; Larch - LAS-40-02

REV	DATE	DESCRIPTION
A		





WARATAH PARADE

1

LEGEND

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PROPOSED WORKS




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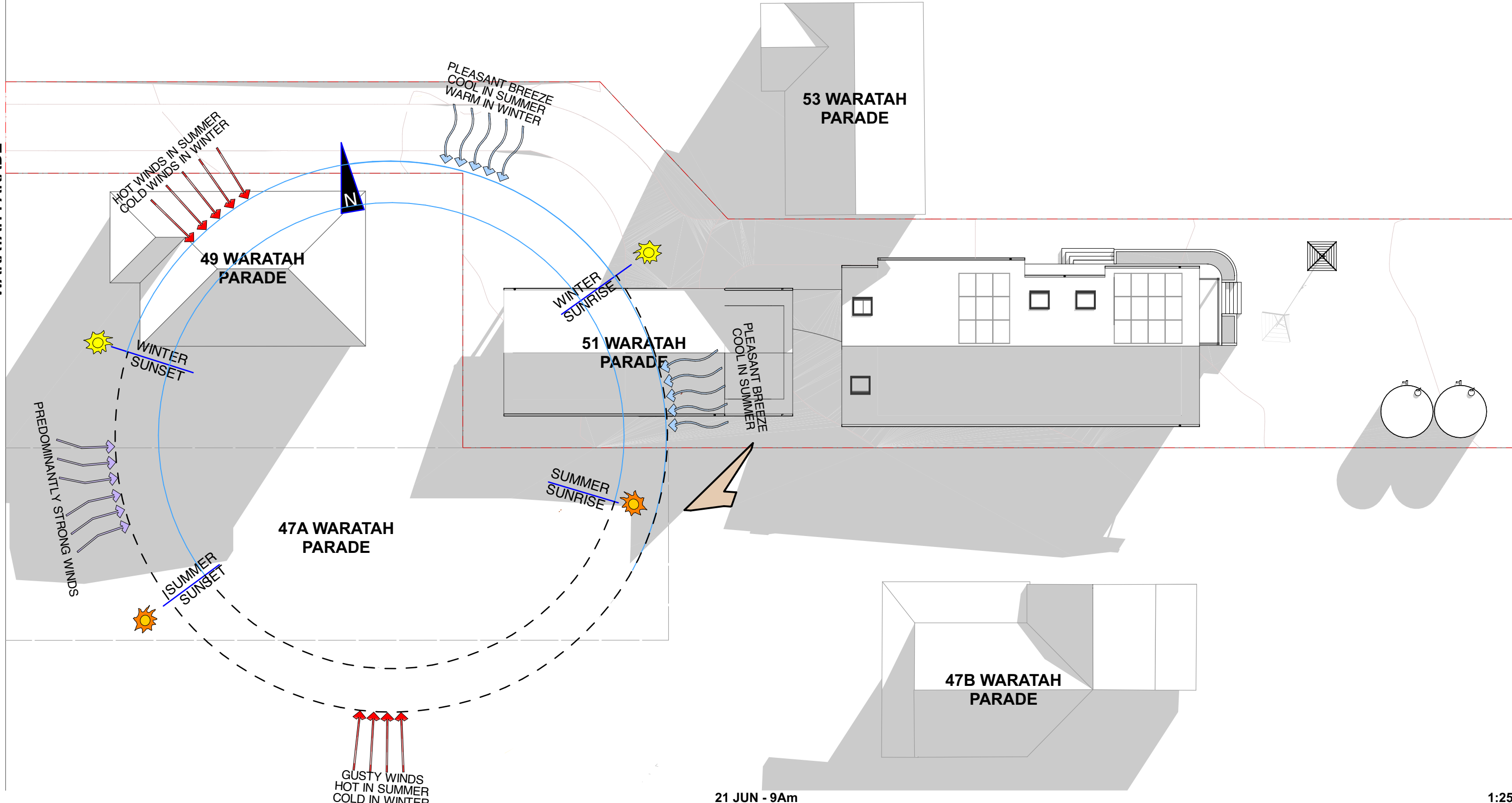
Project:  
PROPOSED ARTIST SHED  
FOR J. AND L. WATTS

Status:  
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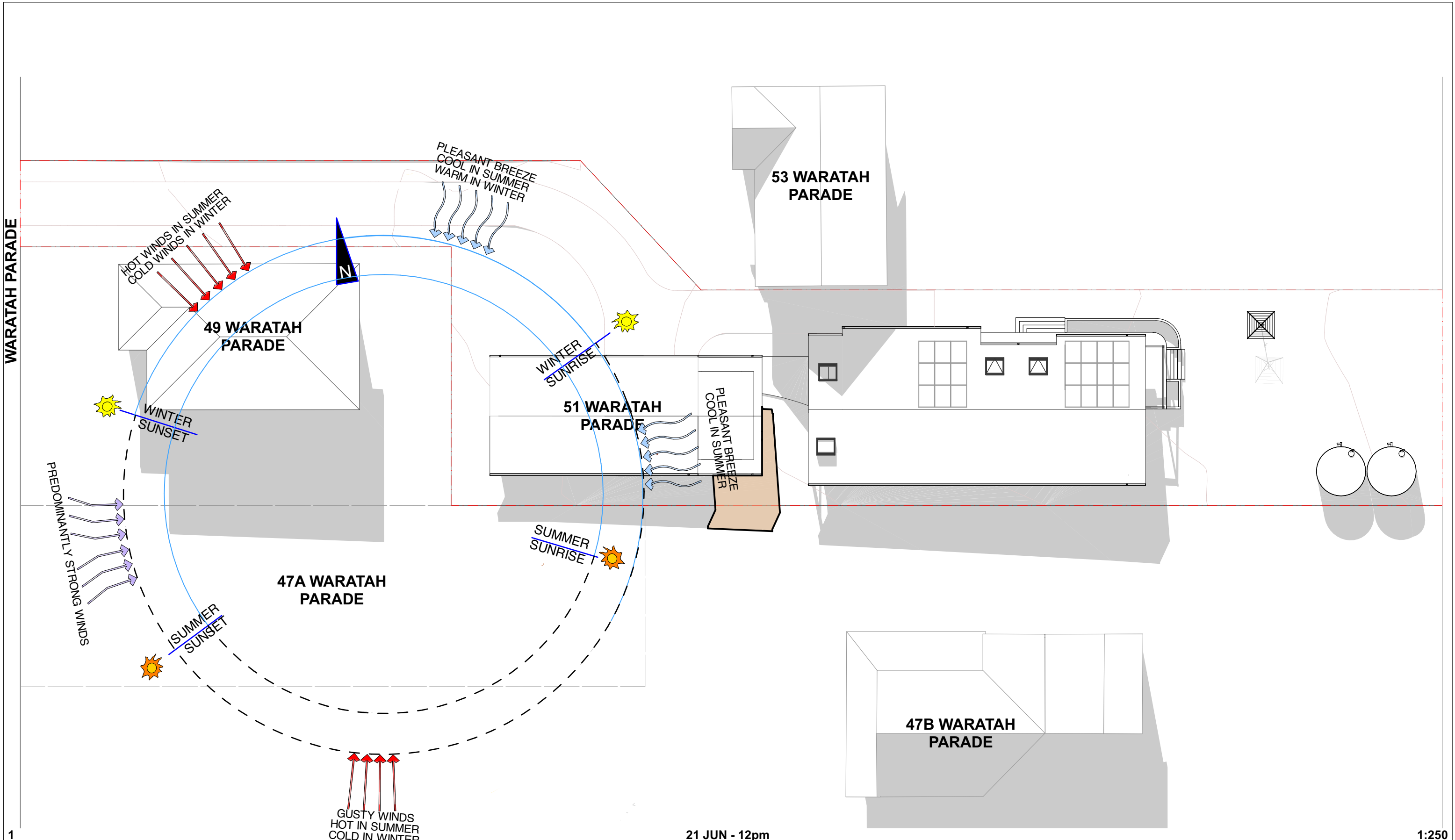
Package:  
DEVELOPMENT APPLICATION

Drawing Title:  
**SHADOW DIAGRAMS 21  
June@9am**

Drawn: SC/RCH	Checked: SC	Plot Date: 17/4/2025	Scale: @ A3
Project No.: <b>2402</b>	Drawing No.: <b>DA-12</b>	Revision: <b>A</b>	



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1 21 JUN - 12pm 1:250

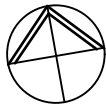
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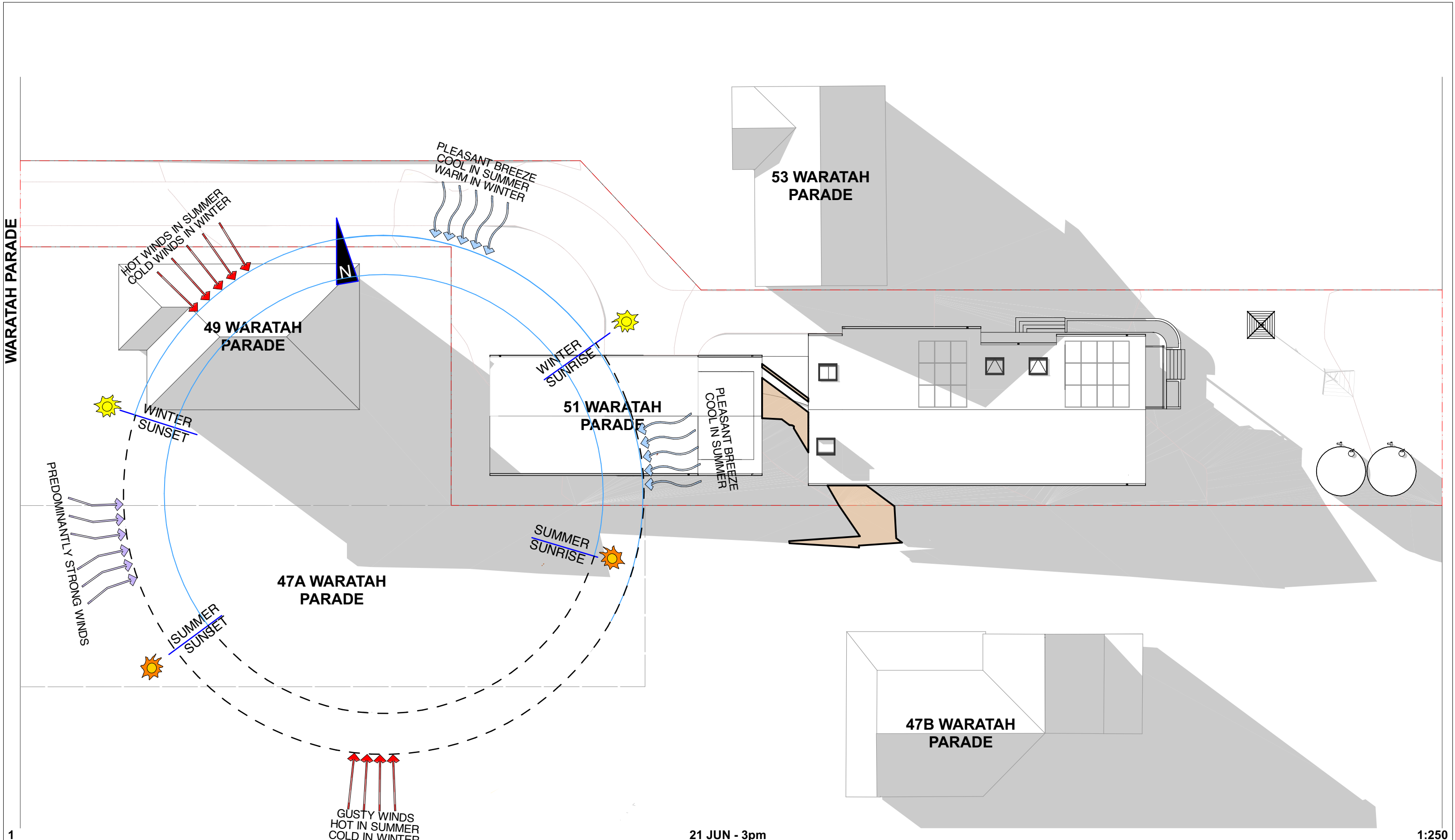
PROPOSED WORKS



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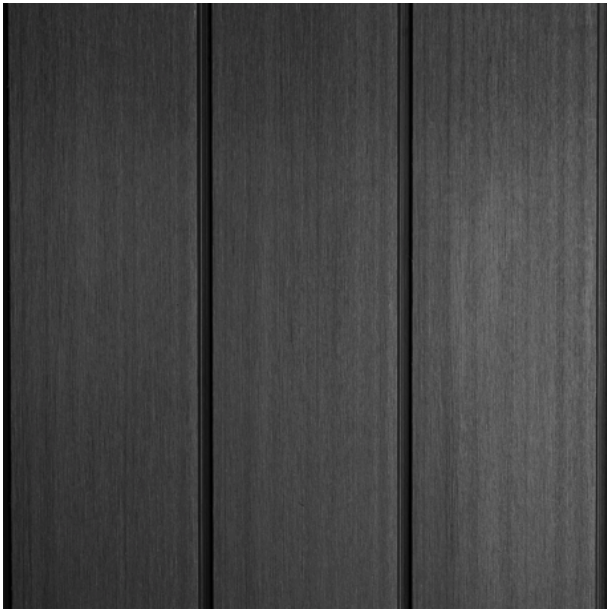
**LEGEND**

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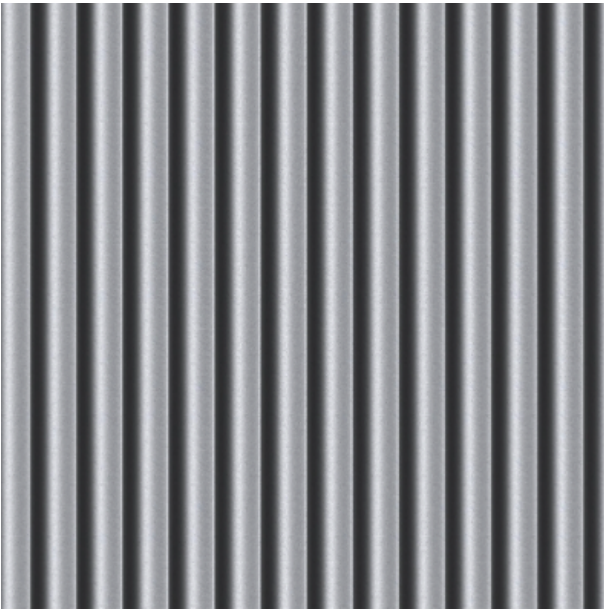


Perspective view North East



CL2

EQUAL TO ECODECK SHIPLAP PANEL  
- CARBON



RS1

CUSTOM ORB  
ZINCALUME

REV	DATE	DESCRIPTION



