

ARCHITECT
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 79 MYRTLE STREET
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 T 02 9818 6188
 F 02 9818 6288
 E info@bonusarch.com
 B PLUS A PTY. LTD. ABN 40 615 655 420

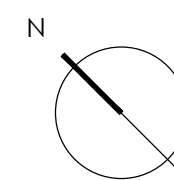
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JOB NO
 1104
 NOMINATED ARCHITECT
 G BONUS
 ARCH REG. 4034
 DRAWN
 CX/PF/SK

museum of surf

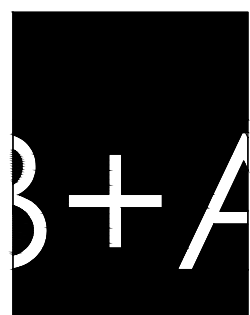
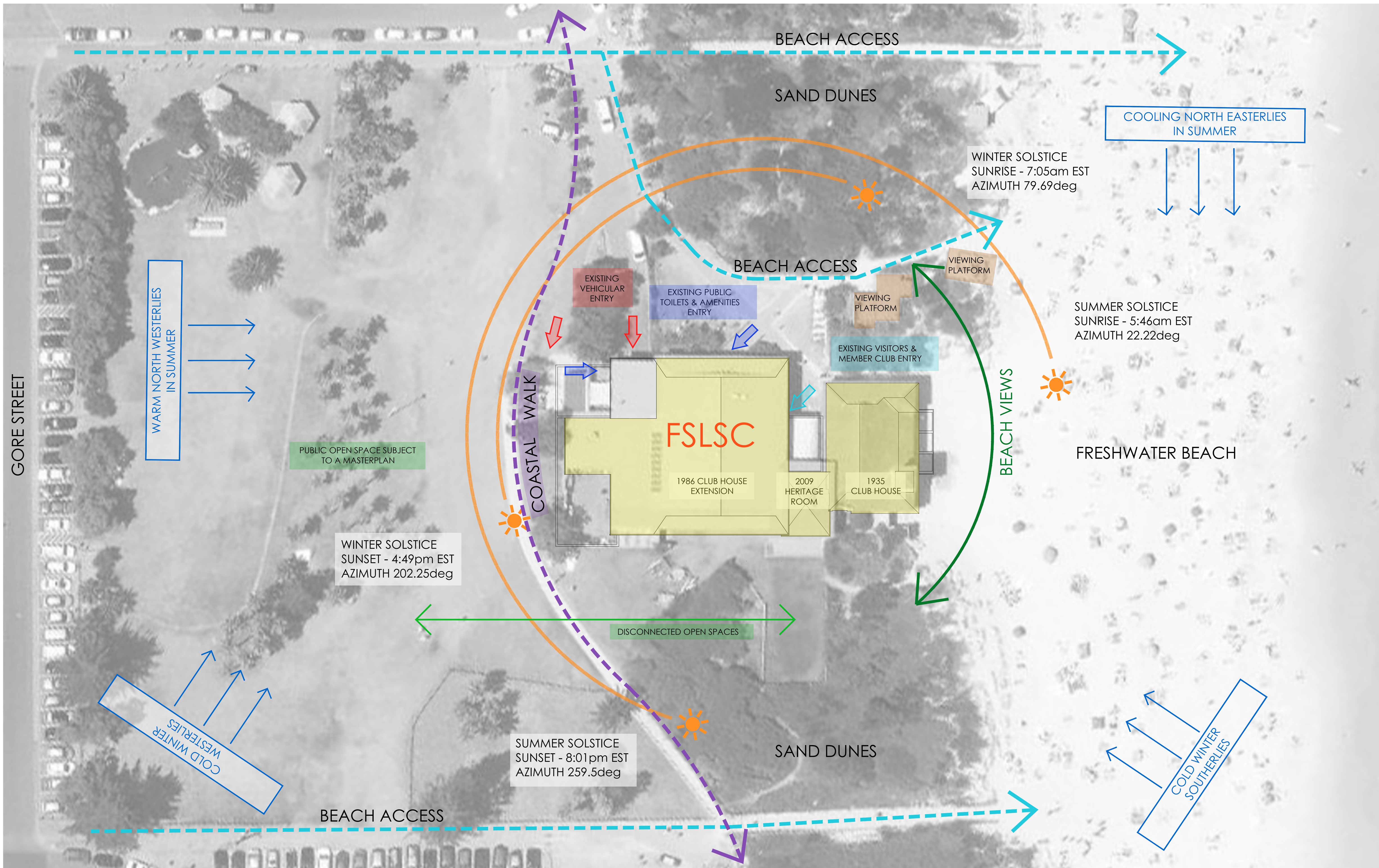
ALTERATIONS & ADDITIONS TO
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 FOR
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REV	DATE	AMENDMENT
A	08.05.23	DA ISSUE
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DRAWING TITLE
 LOCATION PLAN

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DA200
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B



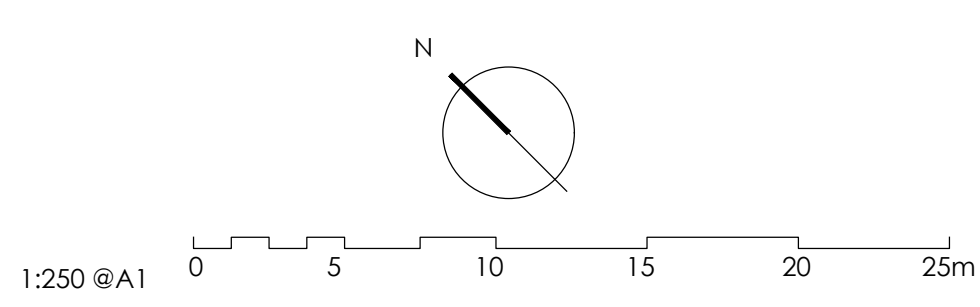
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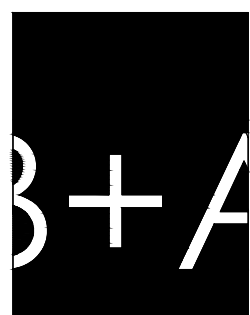
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DRAWING TITLE
SITE ANALYSIS PLAN

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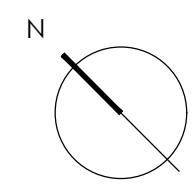
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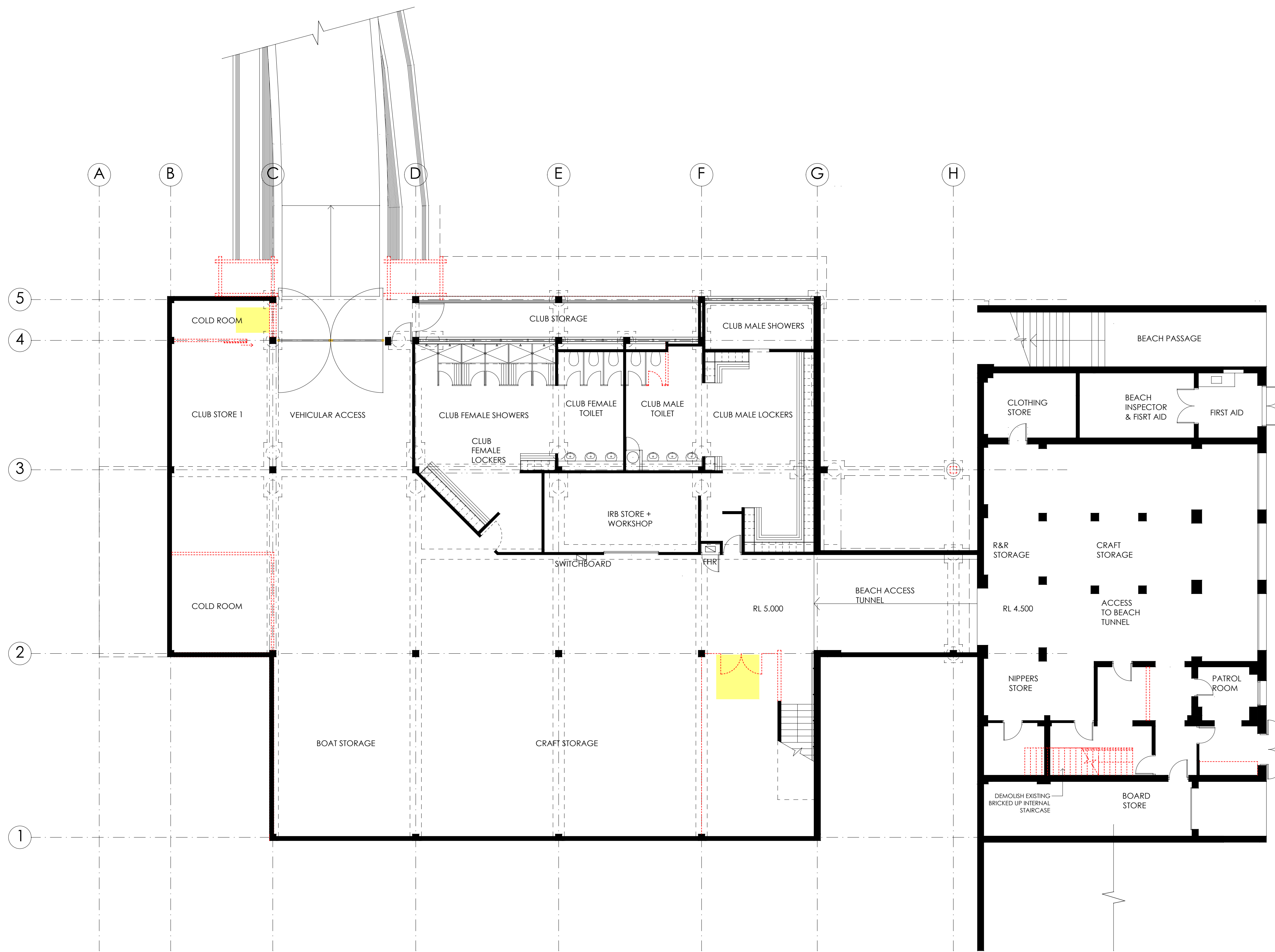


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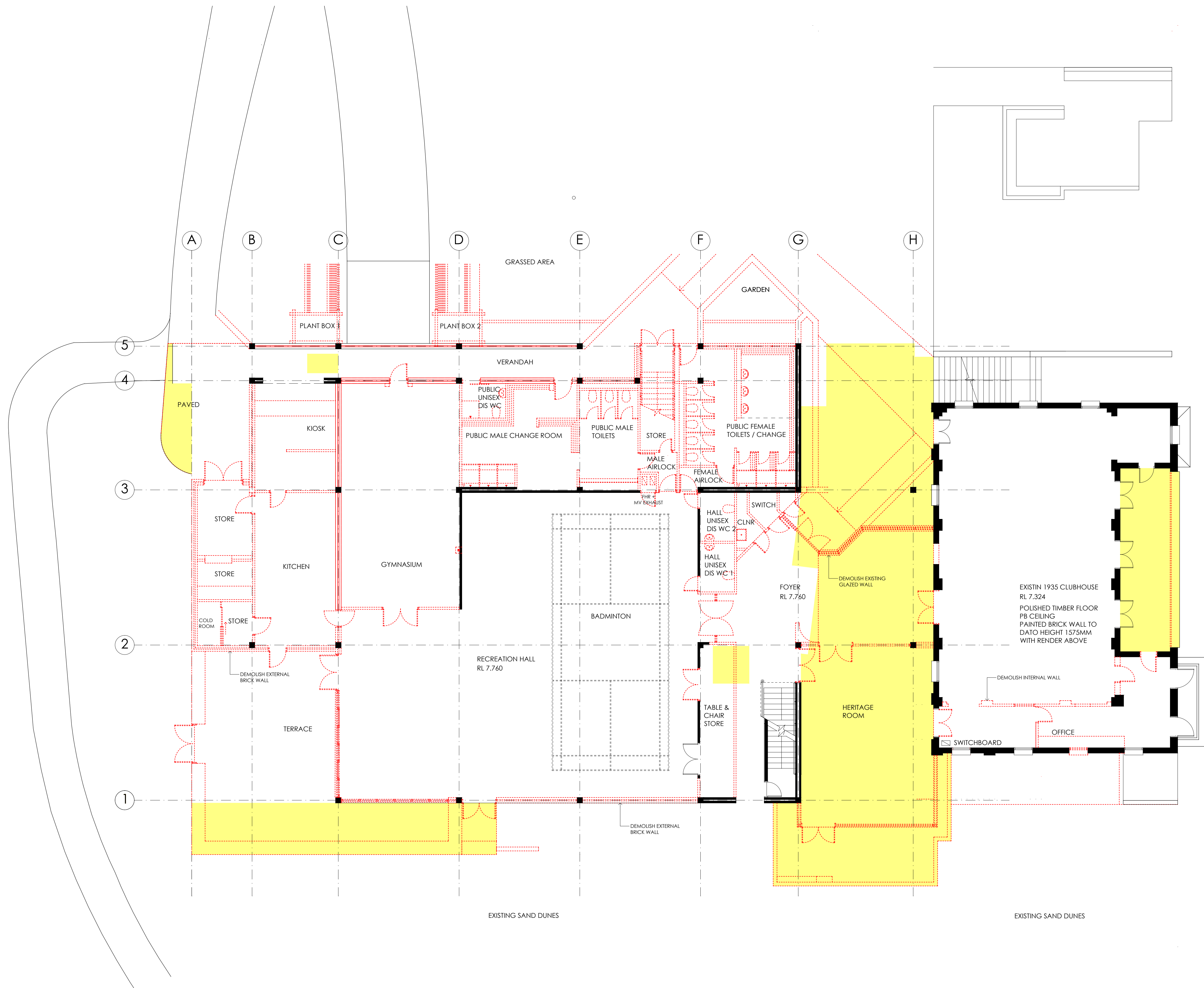
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DRAWING TITLE
 SITE PLAN

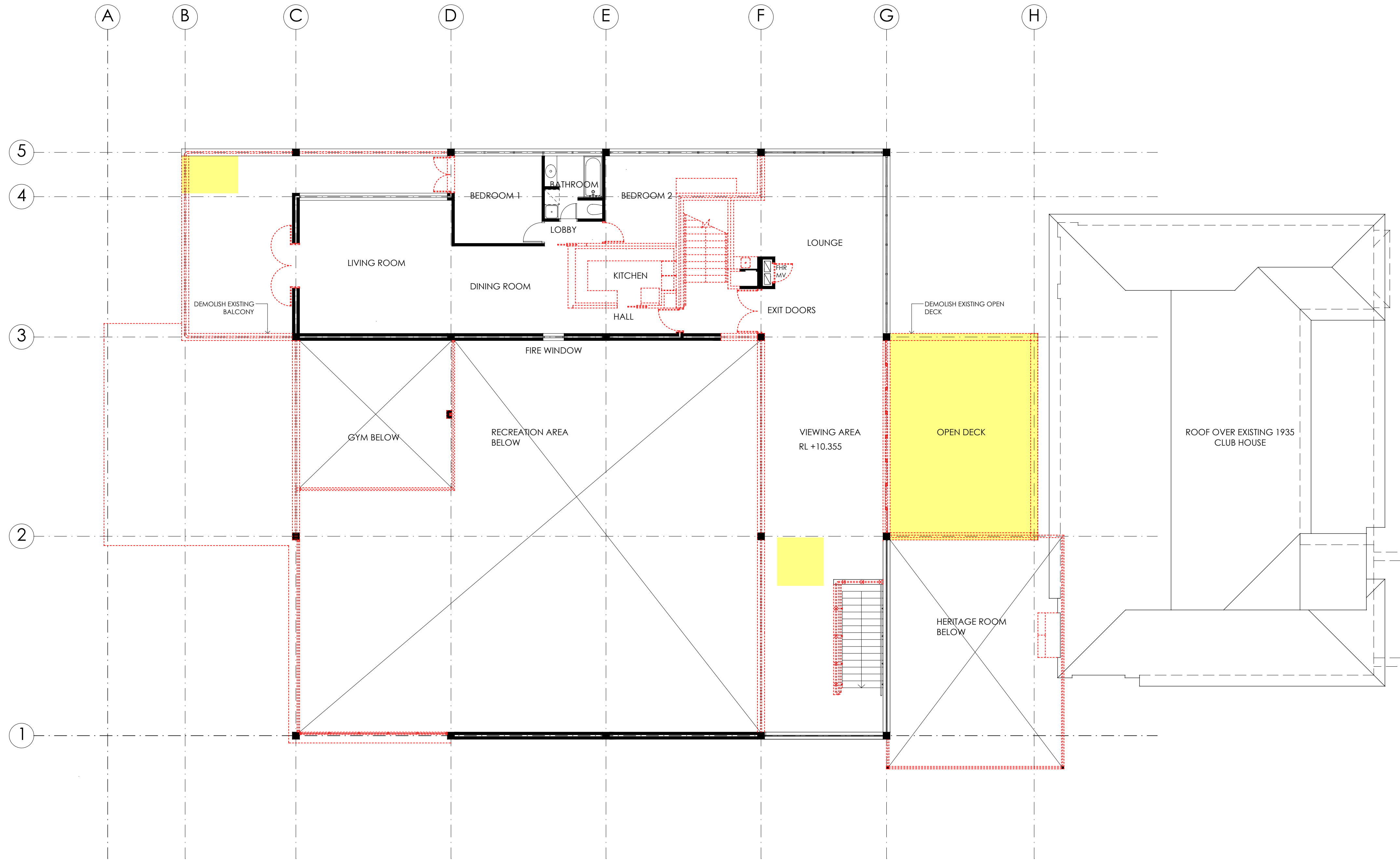
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DA202
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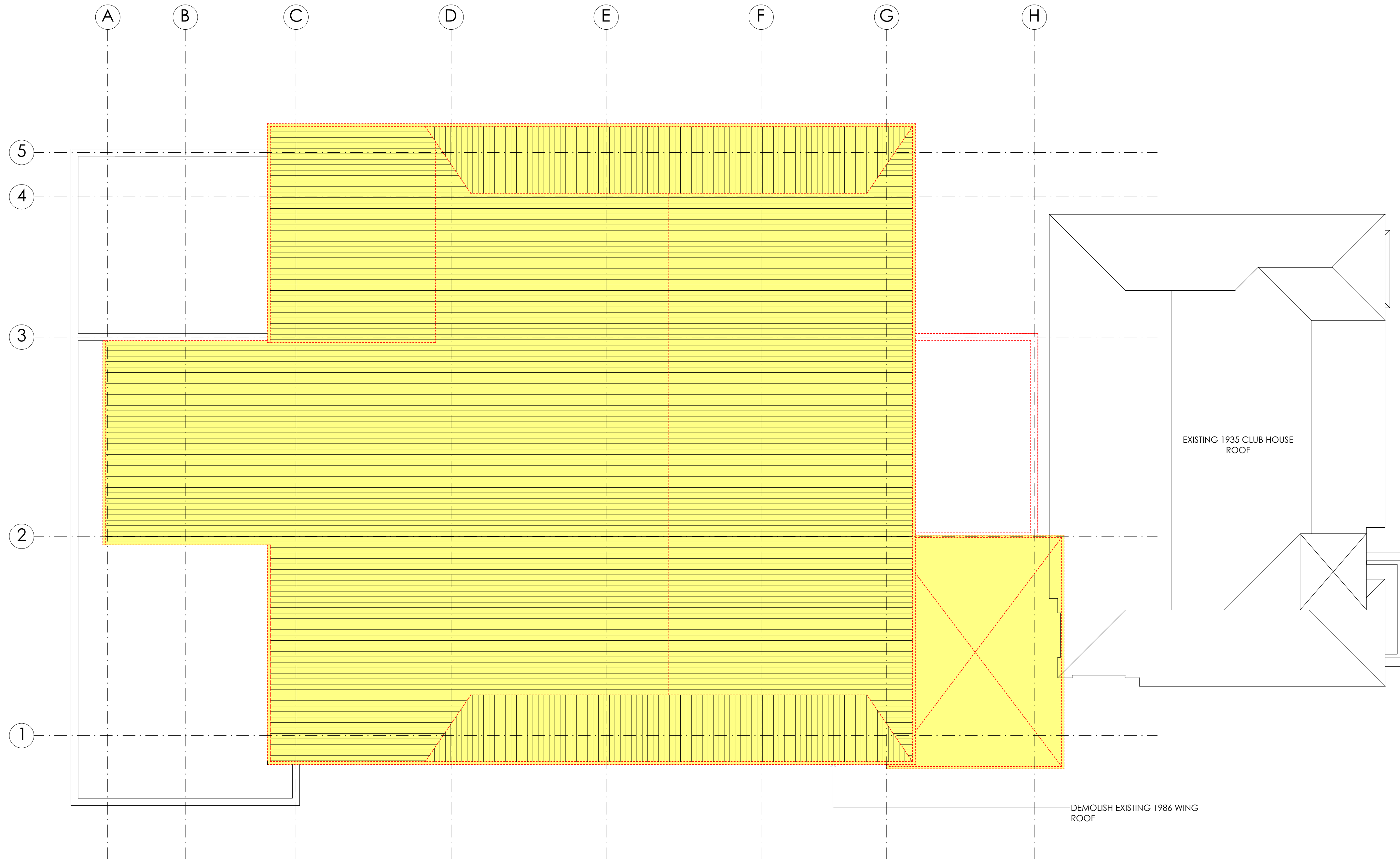
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 — DEMOLISH SURFACES



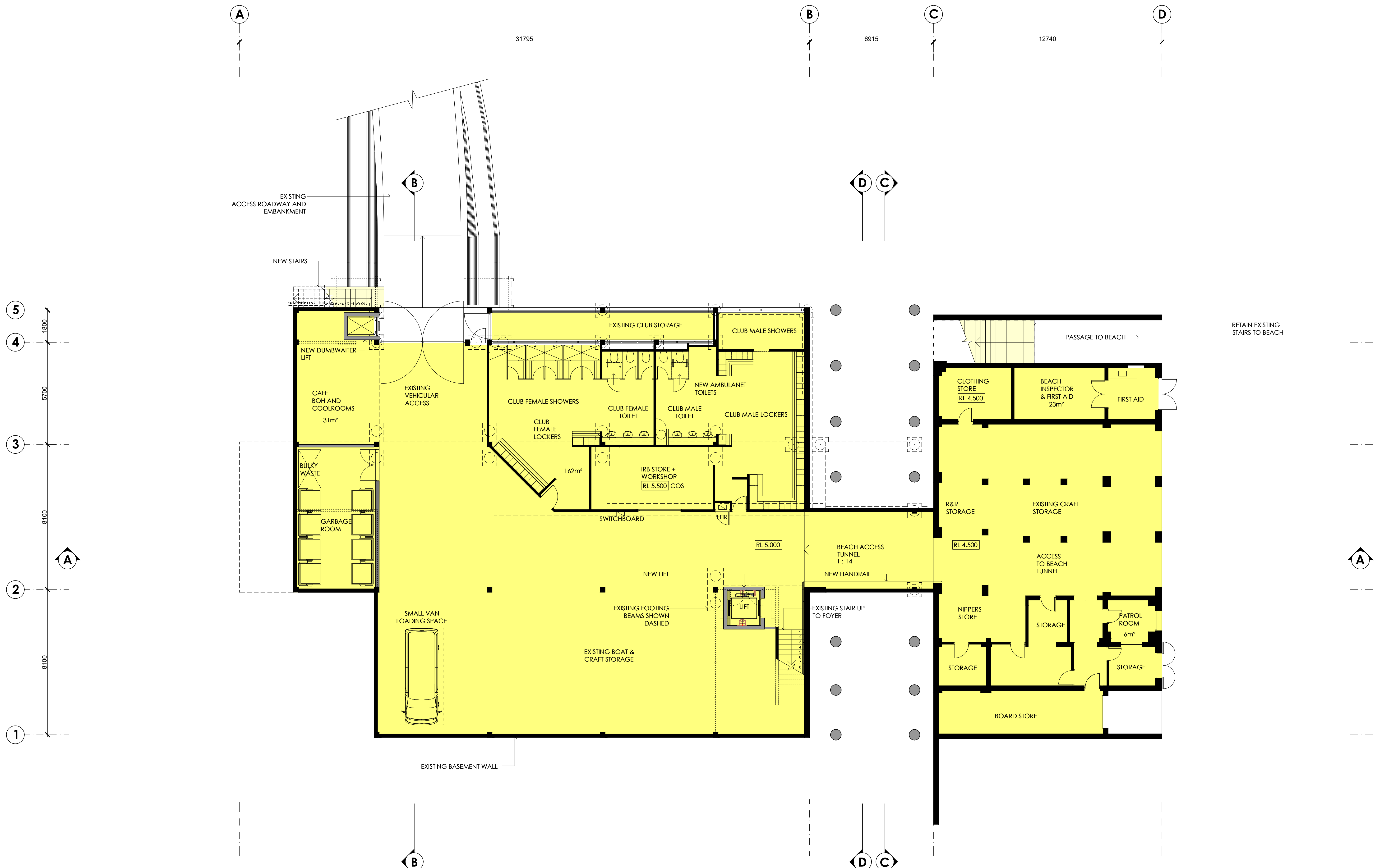
— DEMOLISH WALLS, WINDOWS & DOORS
 — DEMOLISH SURFACES

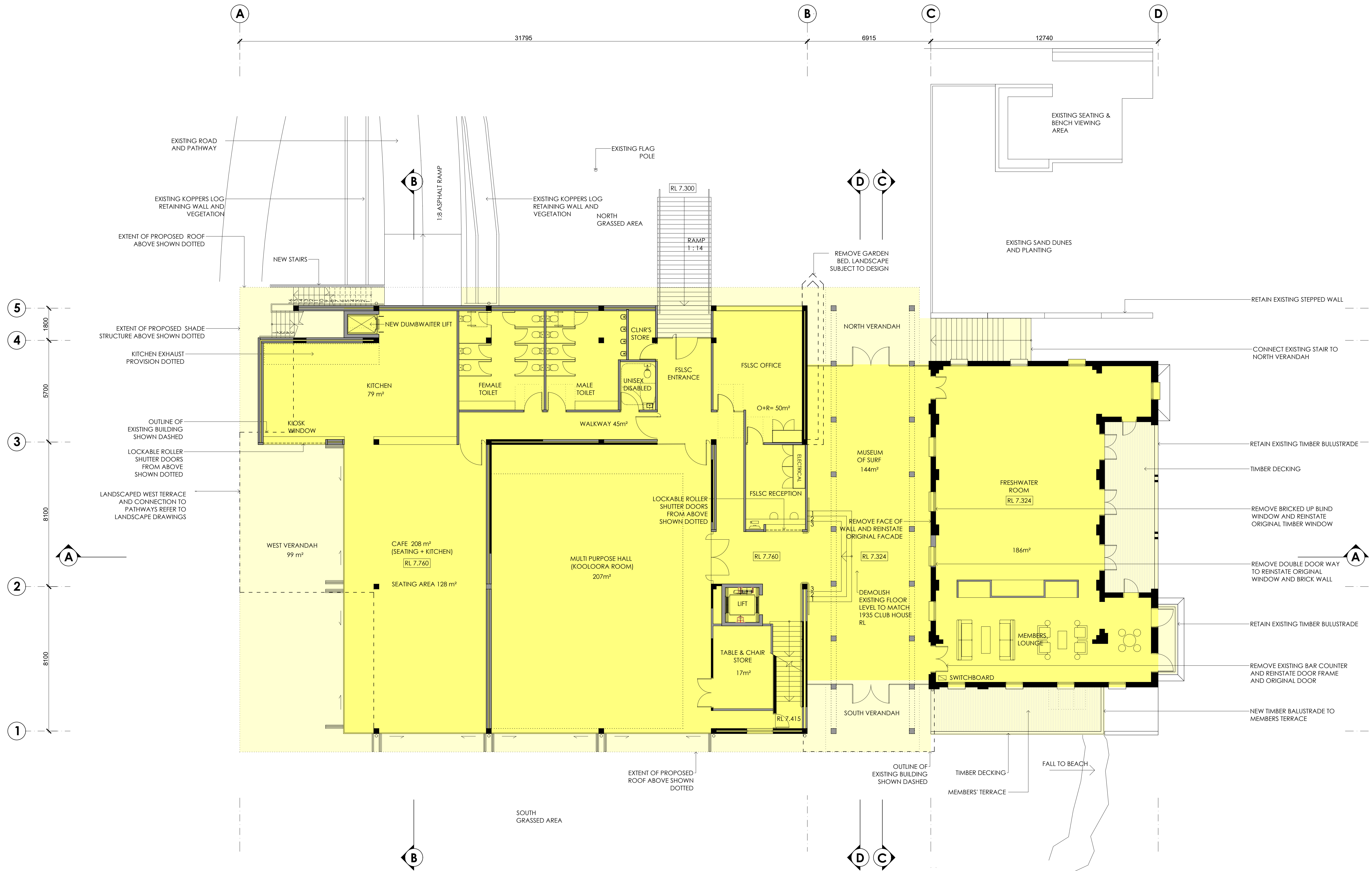


DEMOLISH WALLS, WINDOWS & DOORS
 DEMOLISH SURFACES



DEMOLISH WALLS, WINDOWS & DOORS
 DEMOLISH SURFACES



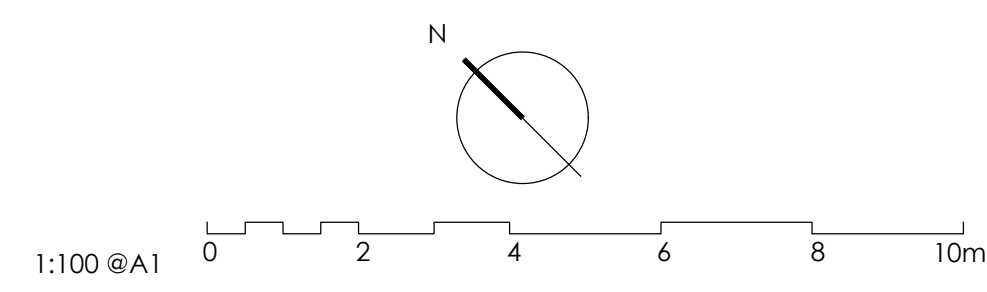


— NEW WALLS
 — EXISTING WALLS

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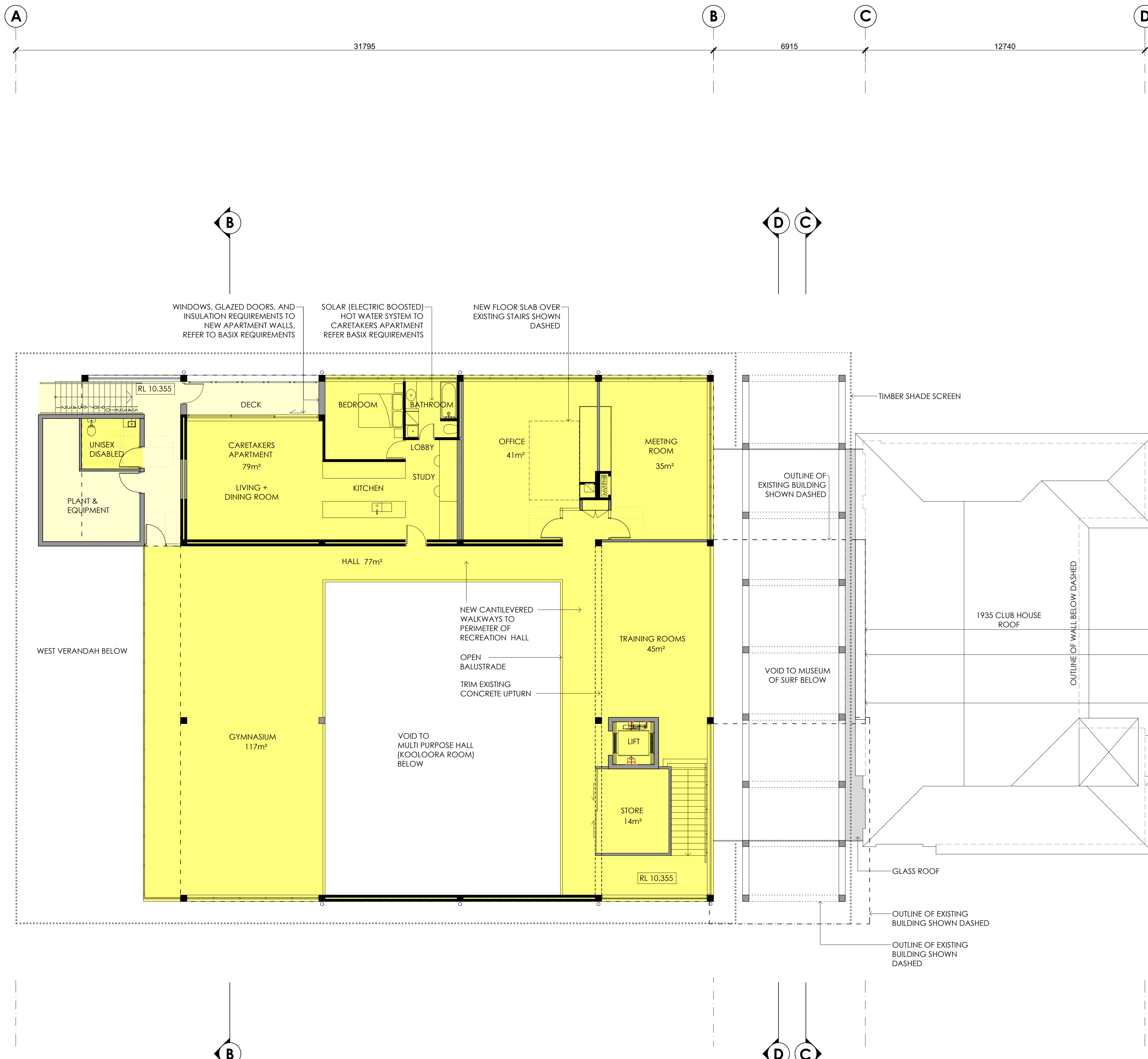
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DRAWING TITLE
LEVEL 2 FLOOR PLAN

DRAWING NO.
DA208
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D



BSA File Reference: 11671

Building Sustainability Assessments
enquiries@buildingssustainability.net.au Ph: (02) 4962 3439
www.buildingsustainability.net.au

SUMMARY OF BASIX COMMITMENTS - ALTERATIONS AND ADDITIONS

This is a summary of the BASIX Commitments as detailed in the BASIX Certificate. Refer to the CURRENT BASIX Certificate for complete details. For definitions refer to basix.nsw.gov.au

FIXTURES AND SYSTEMS

Hot Water System (if applicable)

Type | n/a

Lighting

A minimum of 40% of new or altered light fixtures must be fitted with fluorescent, compact fluorescent, or light-emitting-diode (LED) lamps.

Fixtures

All new or altered water fixtures (toilet cisterns, shower roses or taps) must have a minimum 3 Star water rating.

CONSTRUCTION

Insulation to be installed to all new or altered floors, walls, ceilings and roofs as described below. The recommended values are standard construction practice and will exceed or be equal to minimum BASIX requirements.

	Added R Value	Other Specifications
Floors		
Walls	All	R2.0
Ceilings	Adjacent to roof space	R2.5
Roofs	Metal	Foil + R1.0 Medium colour

Glazing to all new or altered windows or doors can be as described for clear or toned glazing.
Other glazing systems must have U and SHGC values no greater than those listed.
All values calculated to NFRC conditions.

Glazing & frame	U Value	SHGC Value	Details
Single clear in aluminium	7.63	0.75	To all windows UNO

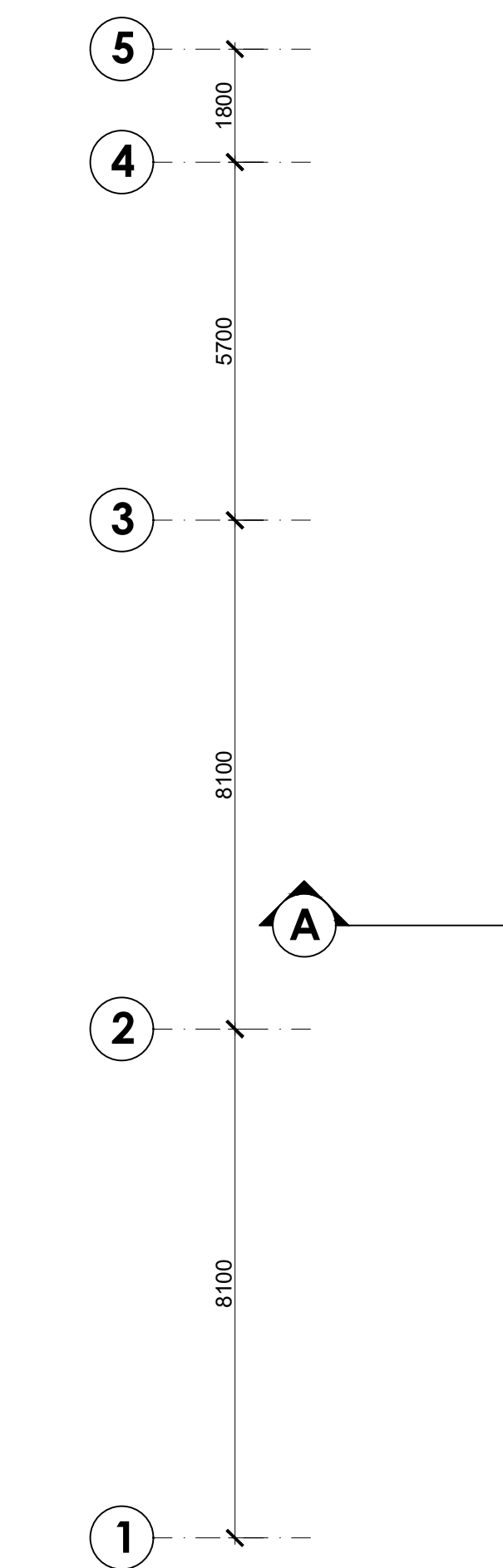
Shading details (eaves, sunshades, awnings, blinds etc.) are those as drawn on the plans and elevations.

Skylights to be as described OR no greater than the U and SHGC values listed.

Frames	Glazing	U Value	SHGC Value

For construction in NSW the BCA Vol 1 or 2 must also be complied with, in particular the following:

- Thermal construction in accordance with Vol 1 Section J1.2 or Vol 2 Part 3.12.1.1
- Thermal breaks in accordance with Section J1.3(a) & 1.5(c) or Part 3.12.2.3(a) & 3.12.1.4(b)
- Compensating for loss of ceiling insulation in accordance with Section J1.3(c) or Part 3.12.1.2(e)
- Floor insulation in accordance with Section J1.6(c) & (d) or Part 3.12.1.3(a)(ii) or (c) & (d)
- Building sealing in accordance with Section J2 or Part 3.12.3.1 to 3.12.3.6



REINSTATE ORIGINAL GUTTER TO MATCH EXISTING

REINSTATE ORIGINAL FASCIA TO MATCH EXISTING

REINSTATE ORIGINAL EAVE TO MATCH EXISTING

NEW WALLS

EXISTING WALLS

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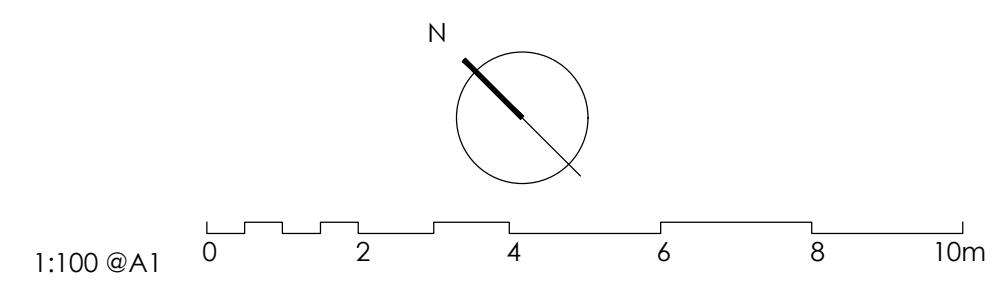
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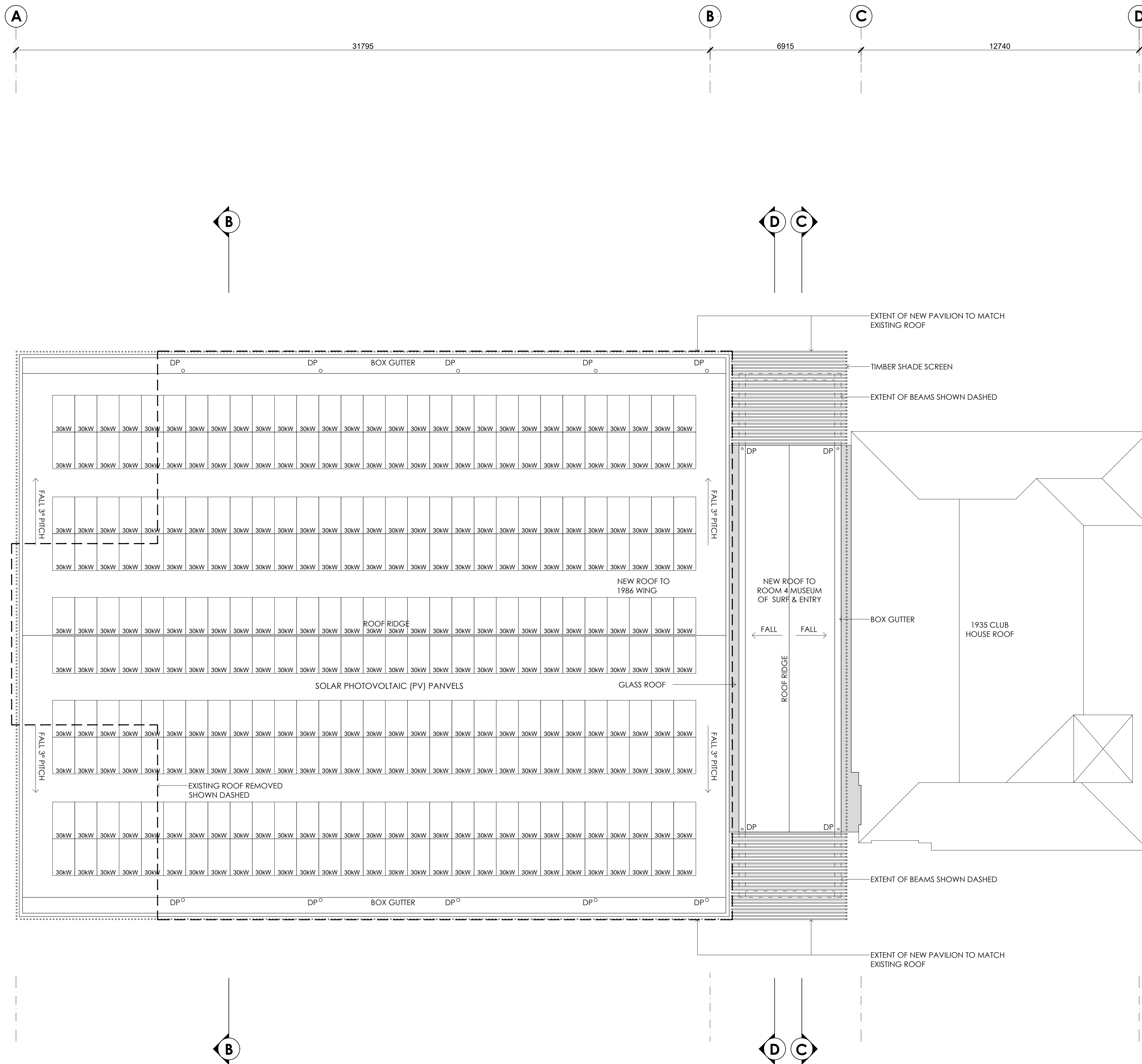
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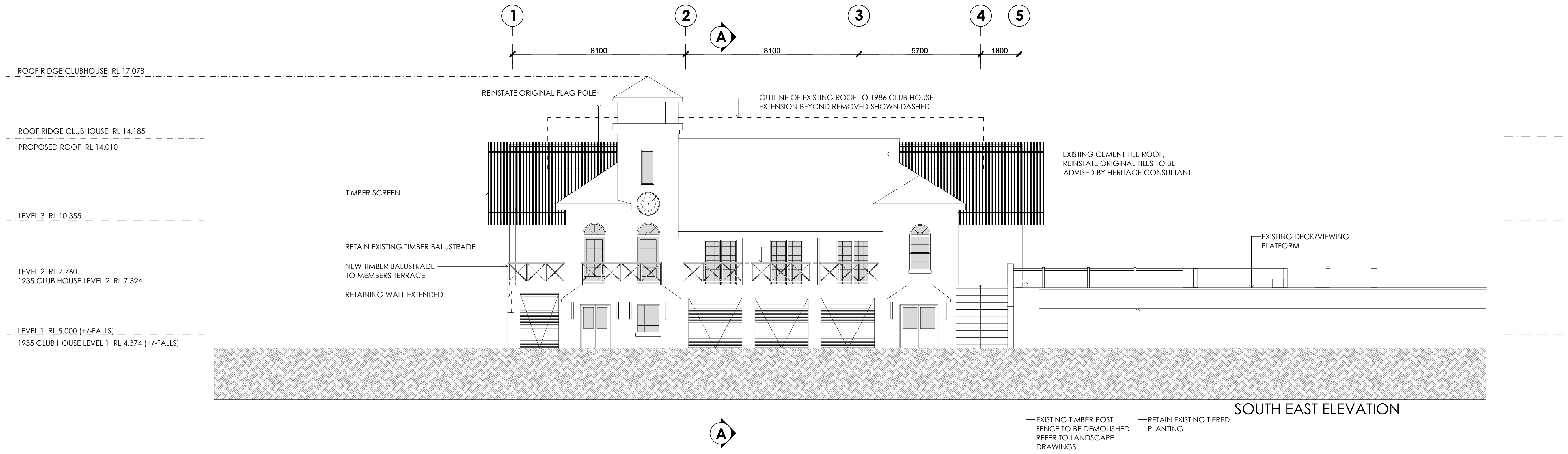
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DRAWING TITLE
LEVEL 3 FLOOR PLAN

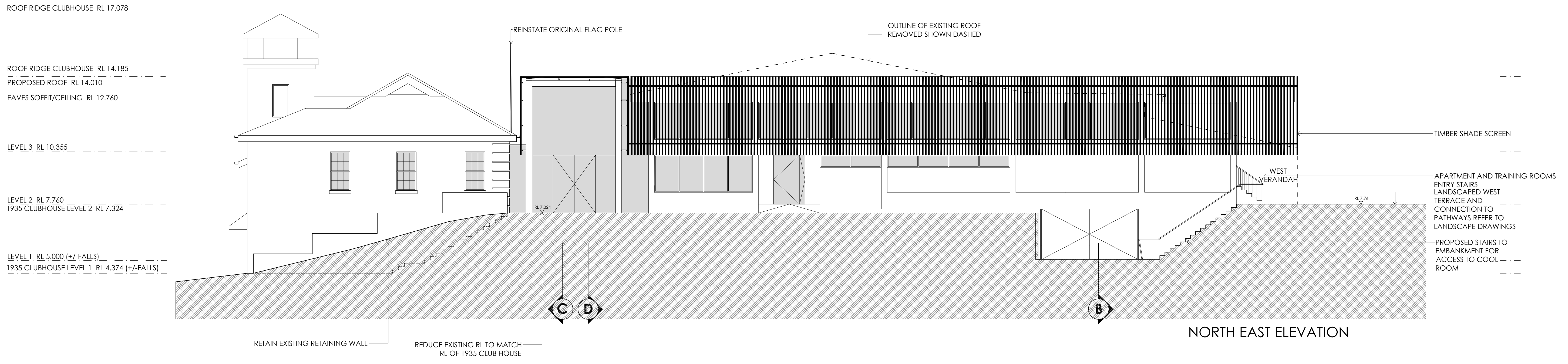
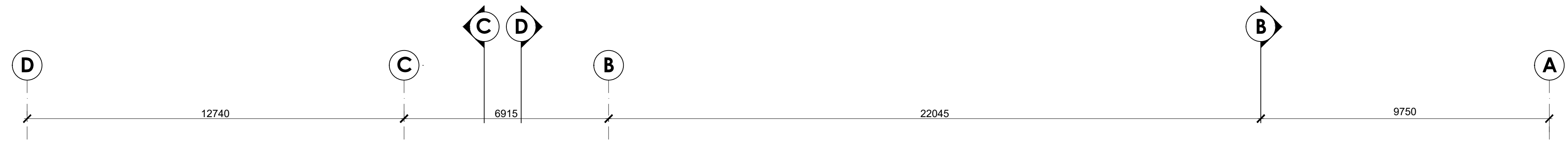
DRAWING NO.
DA209
ISSUE
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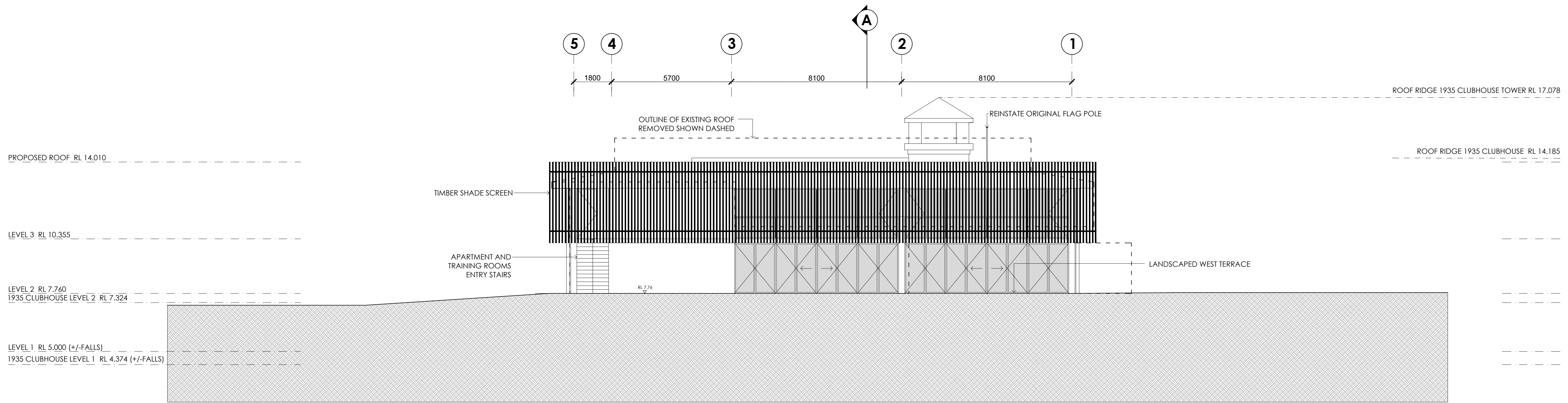
NEW WALLS
 EXISTING WALLS



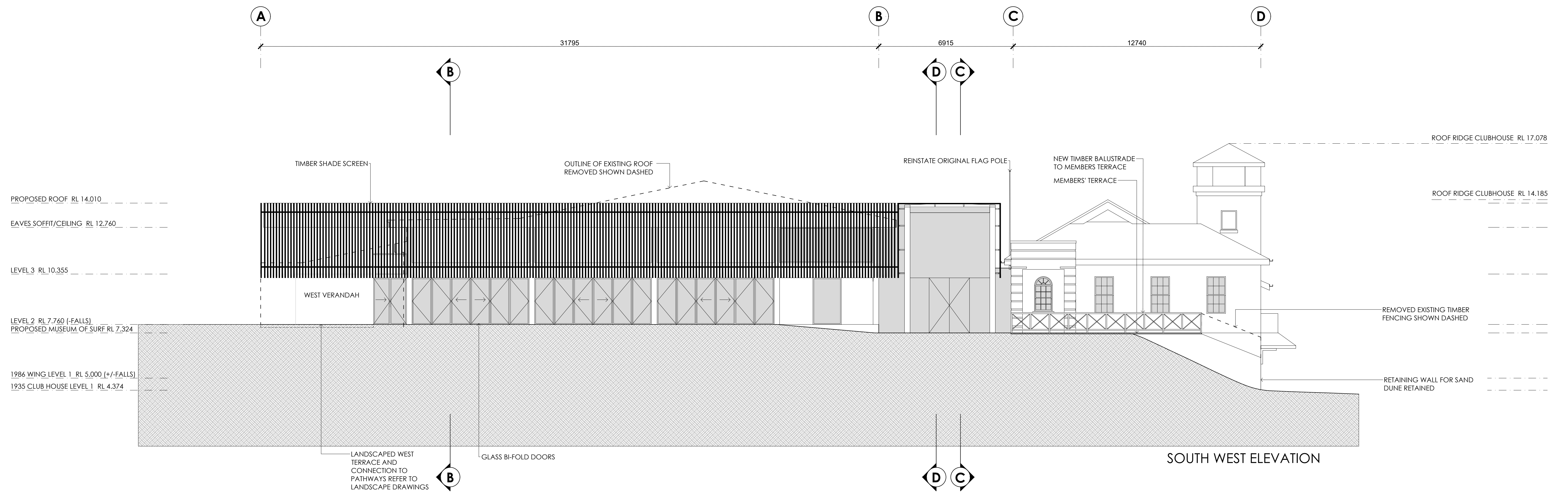
SOUTH EAST ELEVATION



NORTH EAST ELEVATION



NORTH WEST ELEVATION

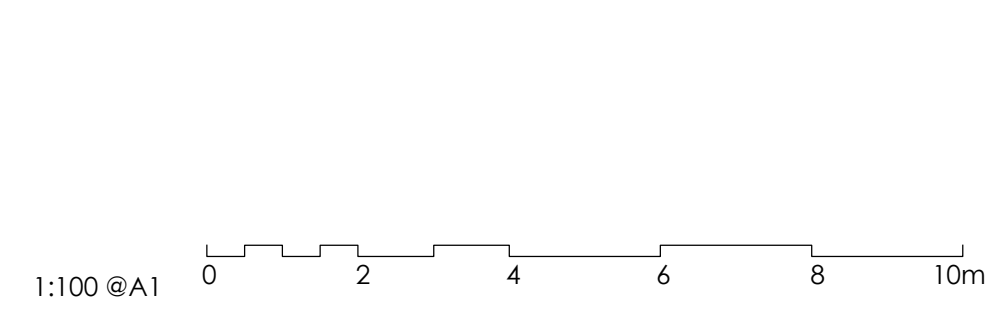


SOUTH WEST ELEVATION

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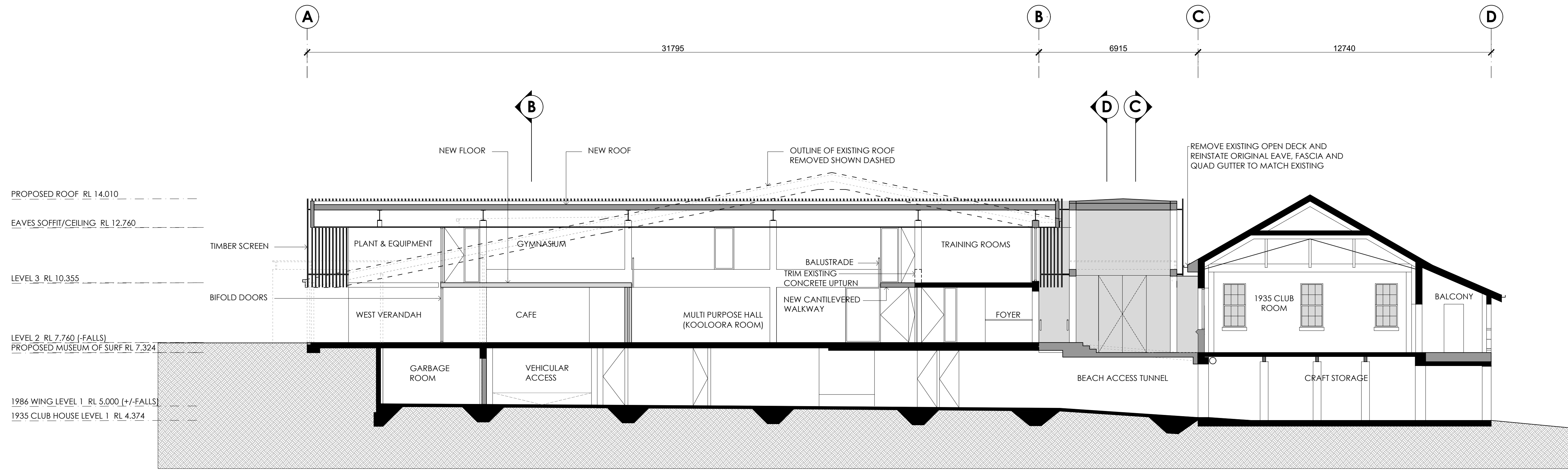
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 ALTERATIONS & ADDITIONS TO FRESHWATER SLSC FOR FRESHWATER SLSC & NORTHERN BEACHES COUNCIL



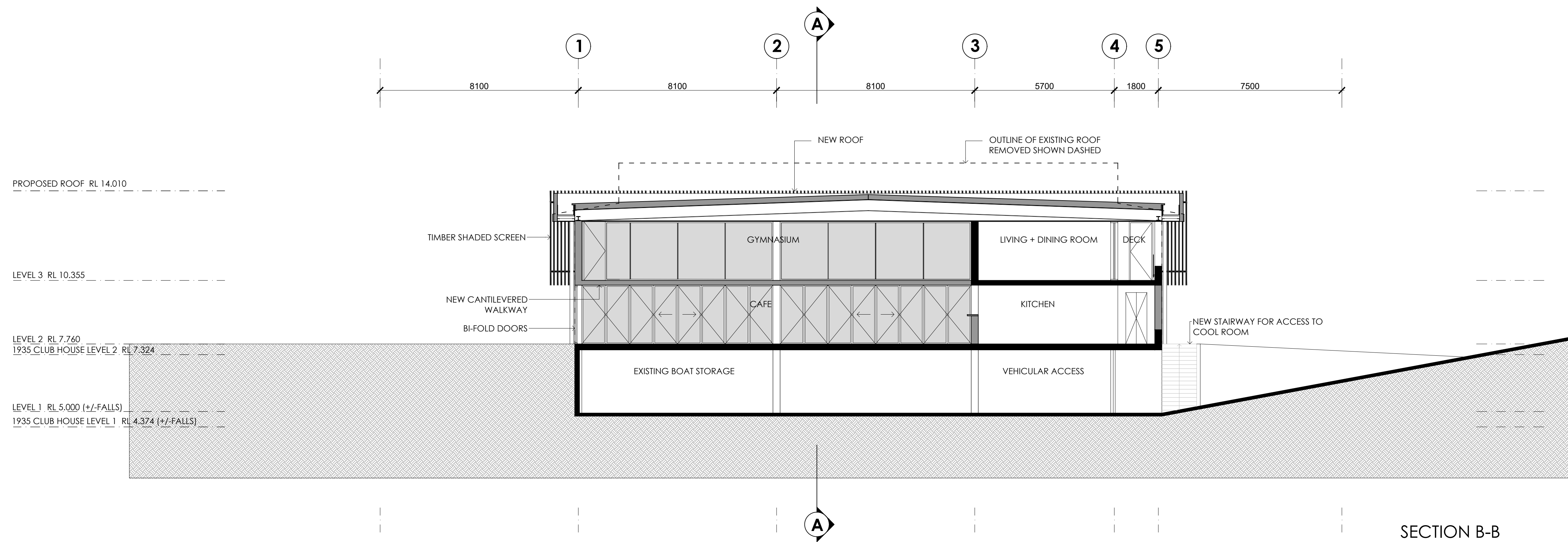
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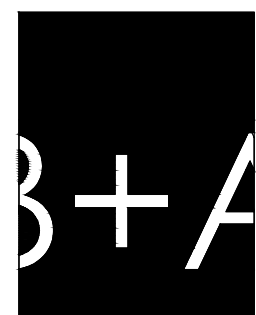
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DA212
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SECTION A-A



SECTION B-B



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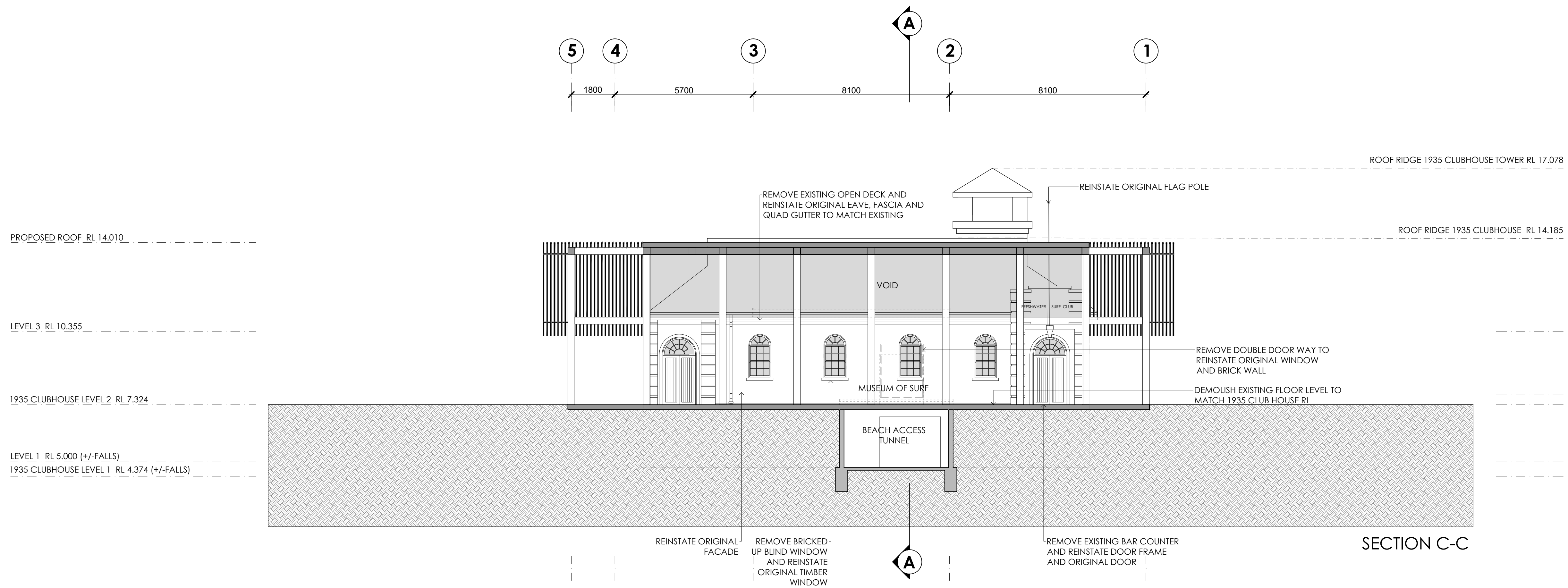
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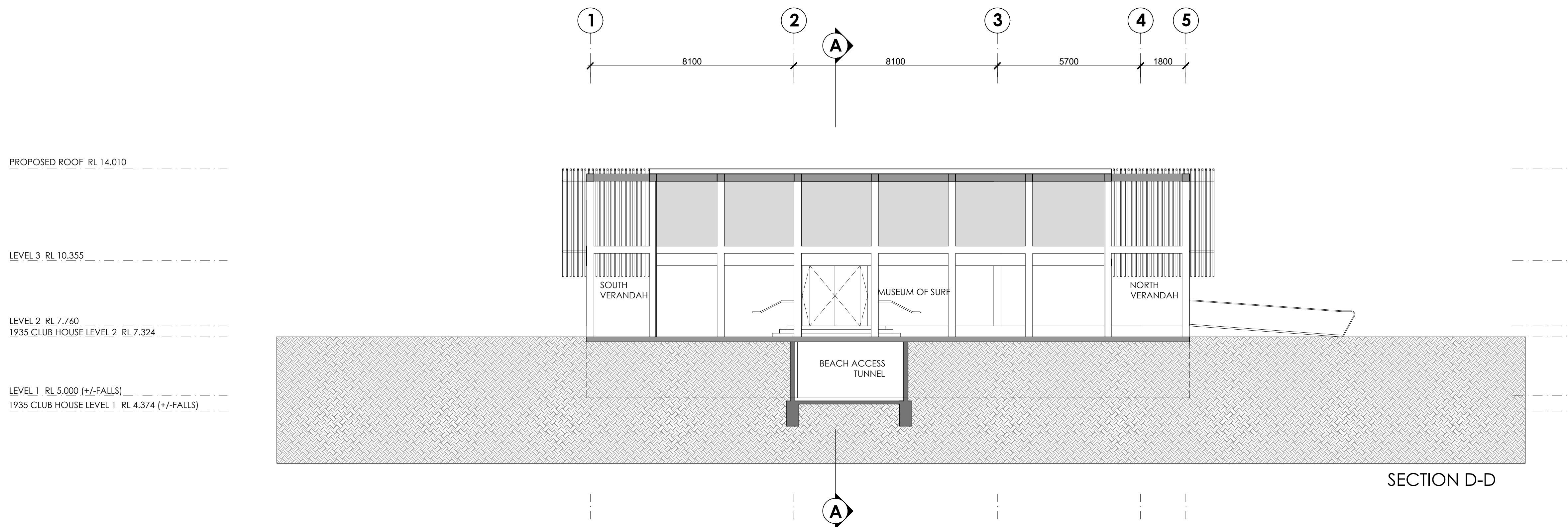
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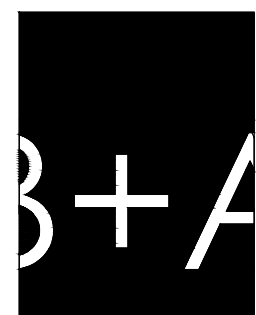
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SECTION C-C



SECTION D-D



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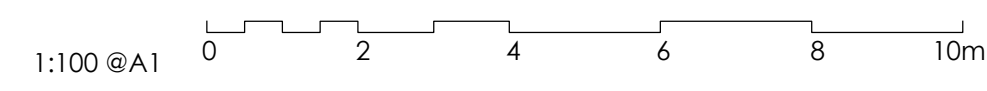
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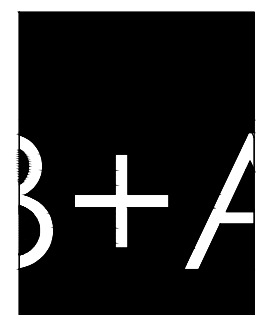
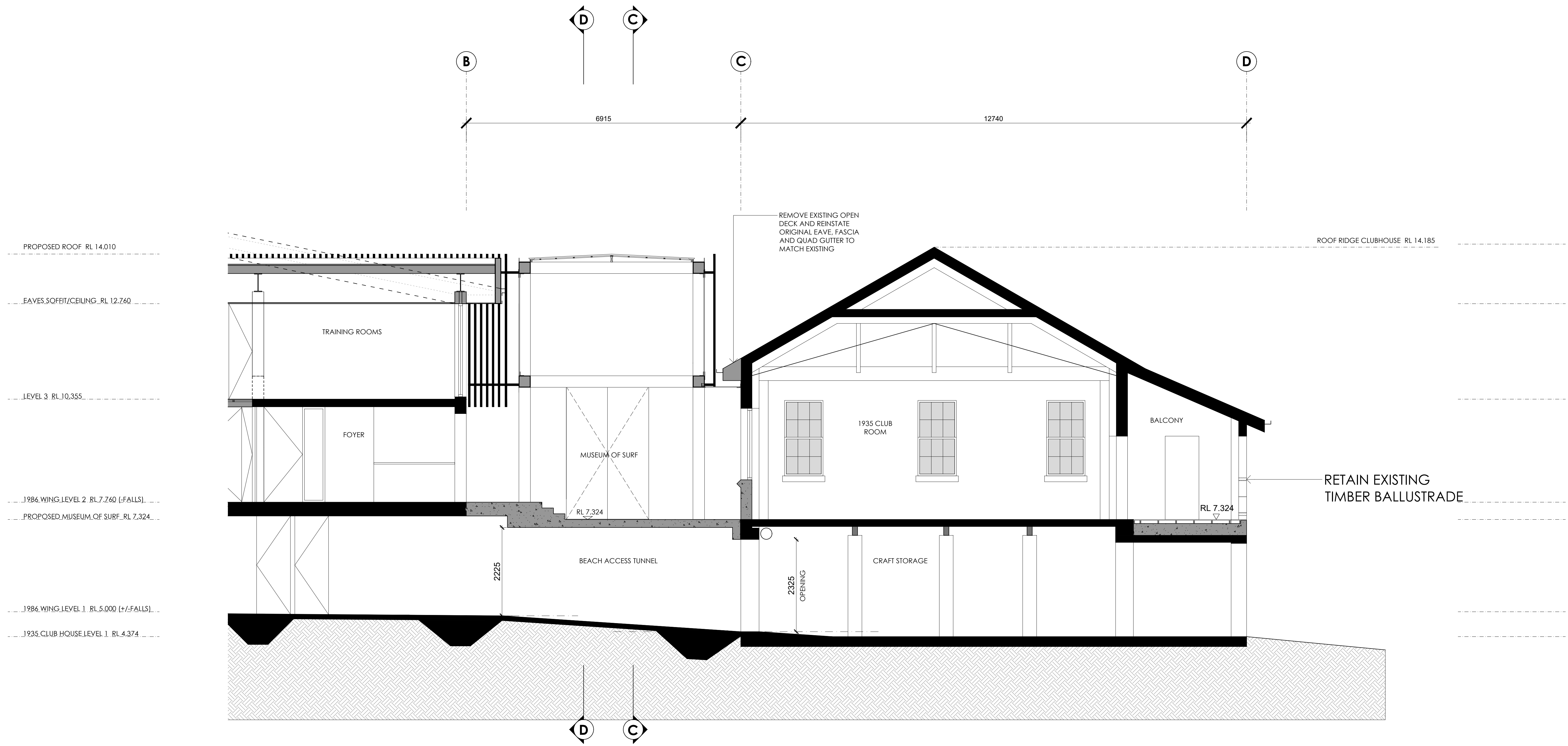
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DRAWING TITLE
 SECTION C-C AND D-D

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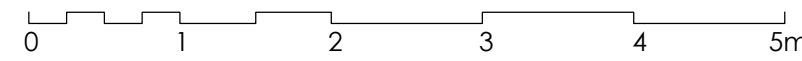
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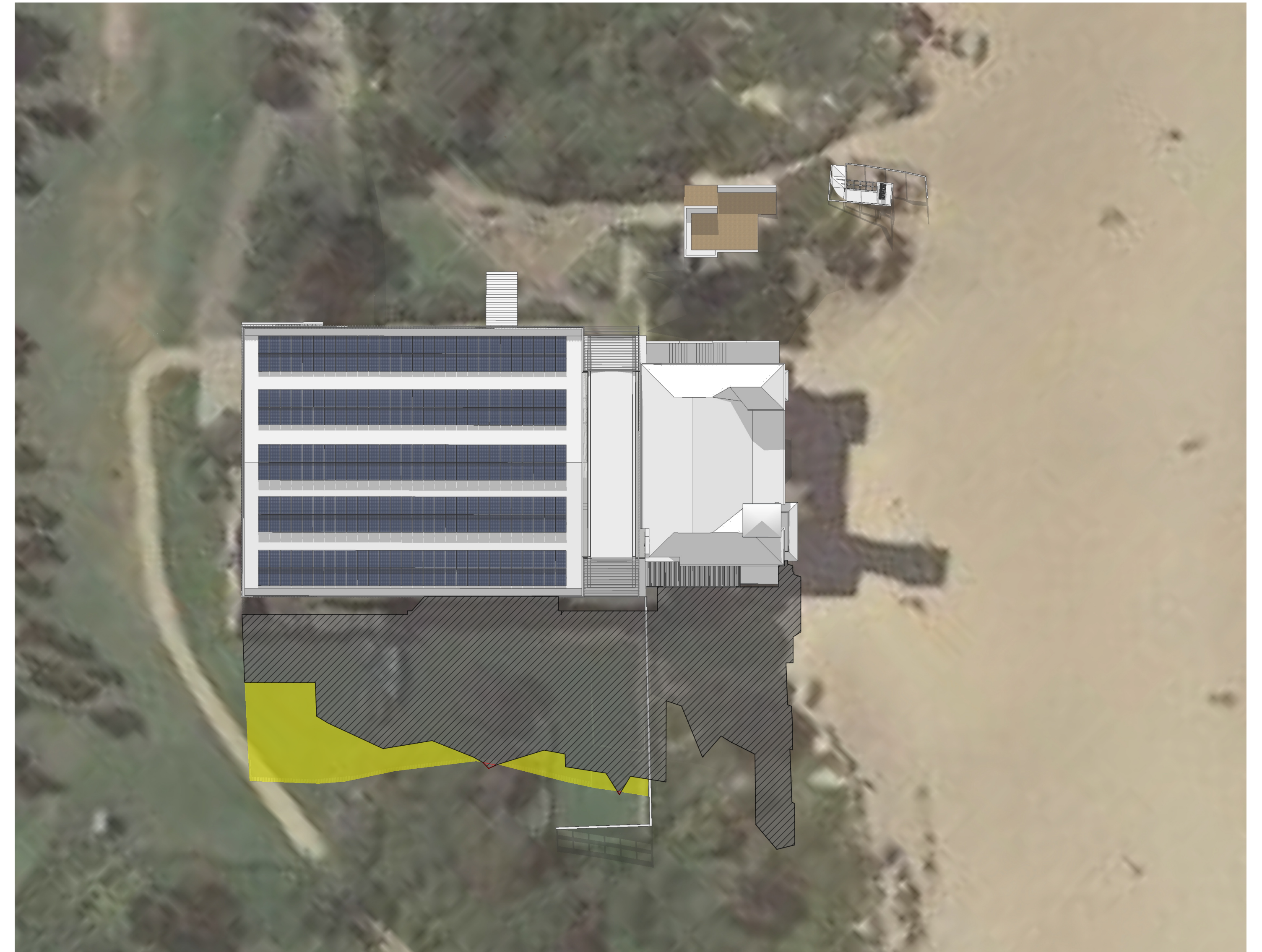
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DRAWING TITLE
 DETAILED SECTION A-A



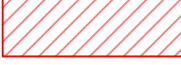
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DA215
 ISSUE
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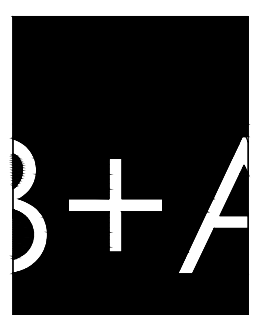


[EXISTING] 9AM 21st JUNE



[PROPOSED] 9AM 21st JUNE

-  SHADOWS CAST BY EXISTING
-  SHADOWS CAST BY PROPOSAL
-  SHADOWS REMOVED



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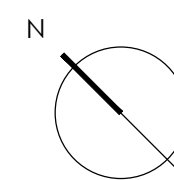
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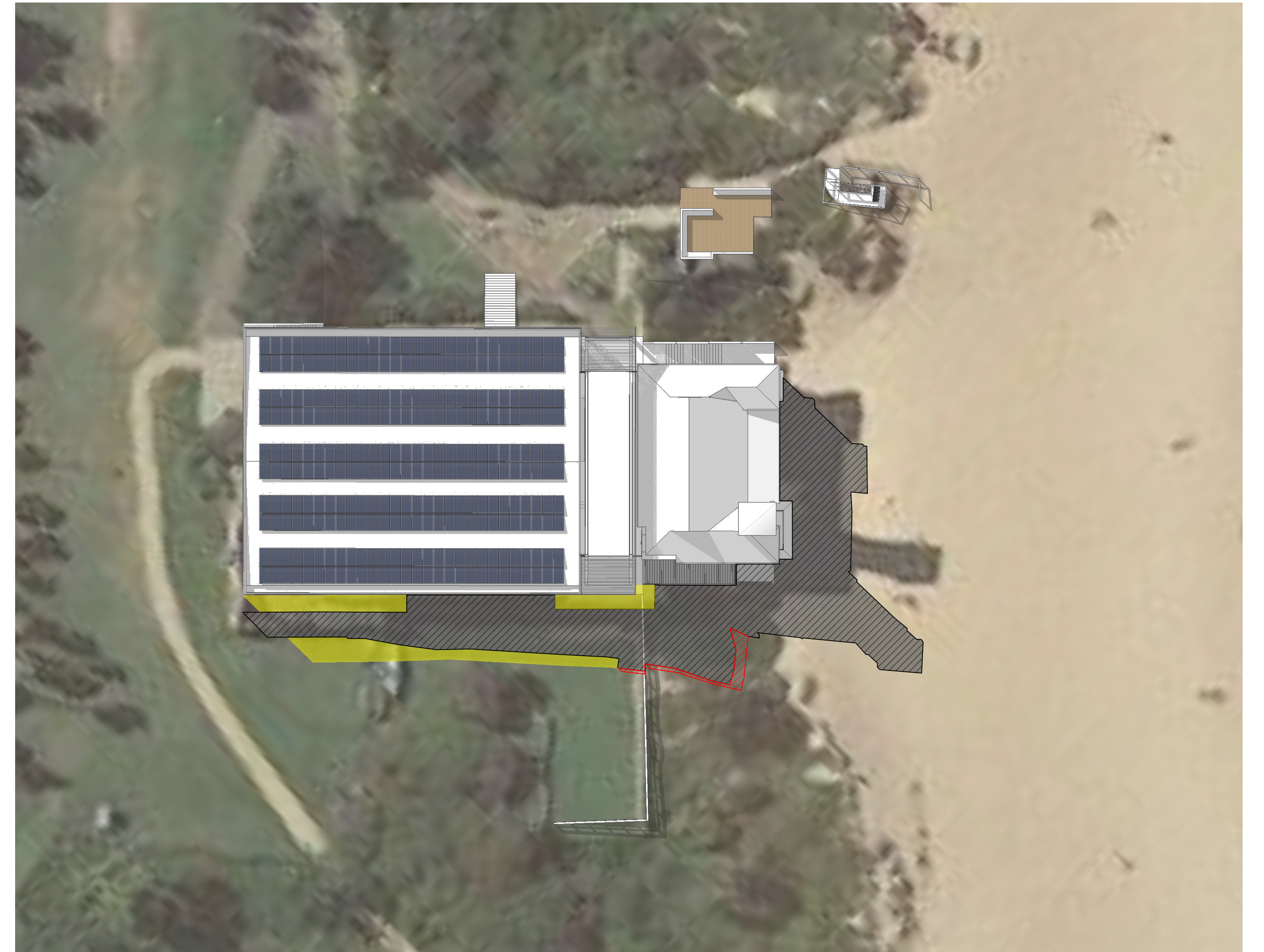
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DRAWING TITLE
 SHADOW DIAGRAMS 9AM




DRAWING NO.
DA216
 ISSUE
B

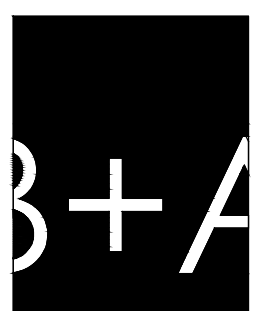


[EXISTING] 12PM 21st JUNE



[PROPOSED] 12PM 21st JUNE

-  SHADOWS CAST BY EXISTING
-  SHADOWS CAST BY PROPOSAL
-  SHADOWS REMOVED



ARCHITECT
BONUS + ASSOCIATES
 LEVEL 2
 79 MYRTLE STREET
 CHIPPENDALE NSW 2008
 T 02 9818 6188
 F 02 9818 6288
 E info@bonusarch.com
 B PLUS A PTY. LTD. ABN 40 615 655 420

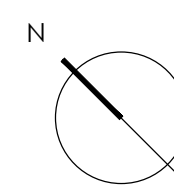
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JOB NO
 1104
 NOMINATED ARCHITECT
 G BONUS
 ARCH REG. 4034
 DRAWN
 CX/PF/SK

museum of surf

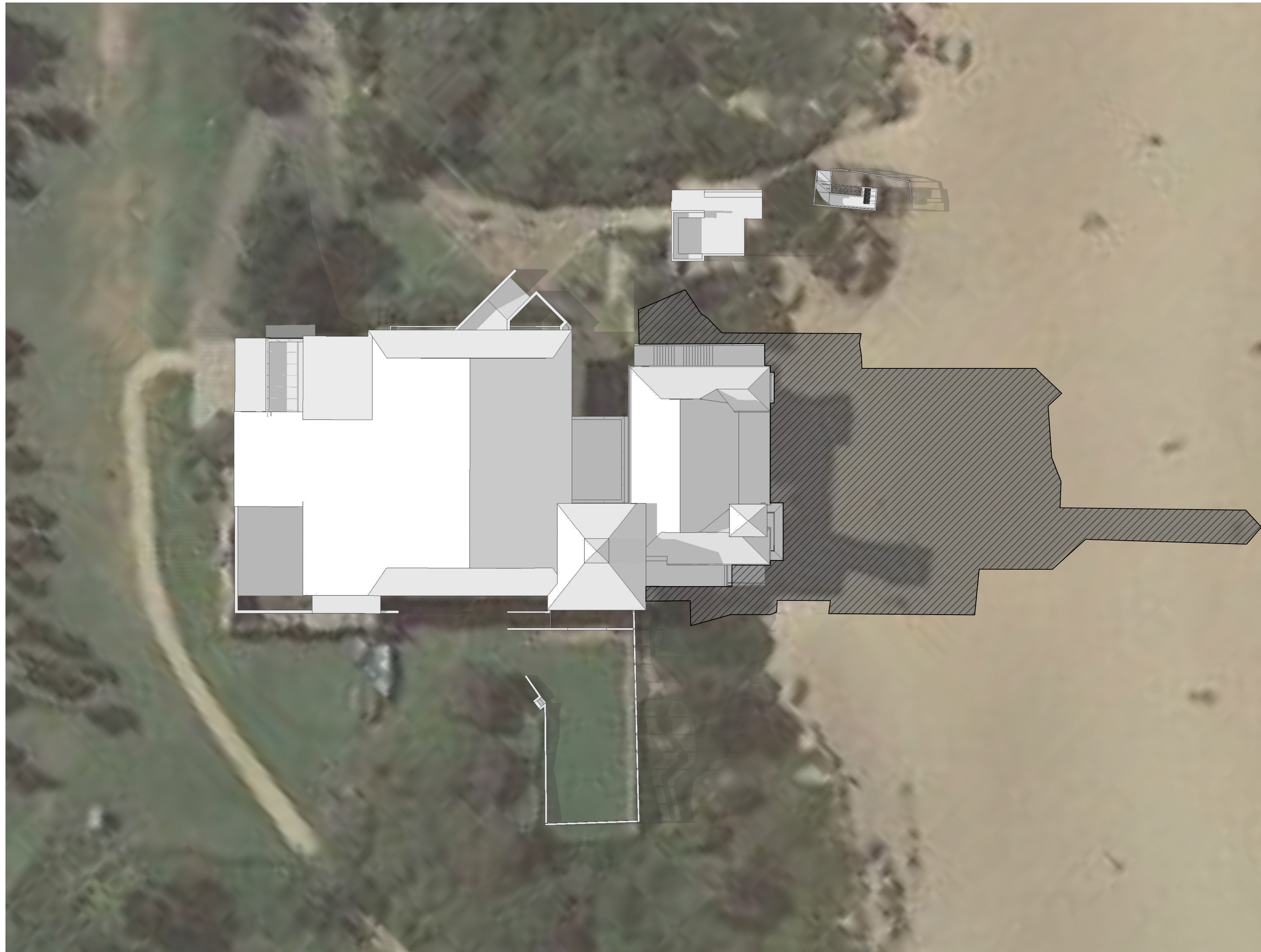
ALTERATIONS & ADDITIONS TO
 FRESHWATER SLSC
 FOR
 FRESHWATER SLSC & NORTHERN BEACHES COUNCIL



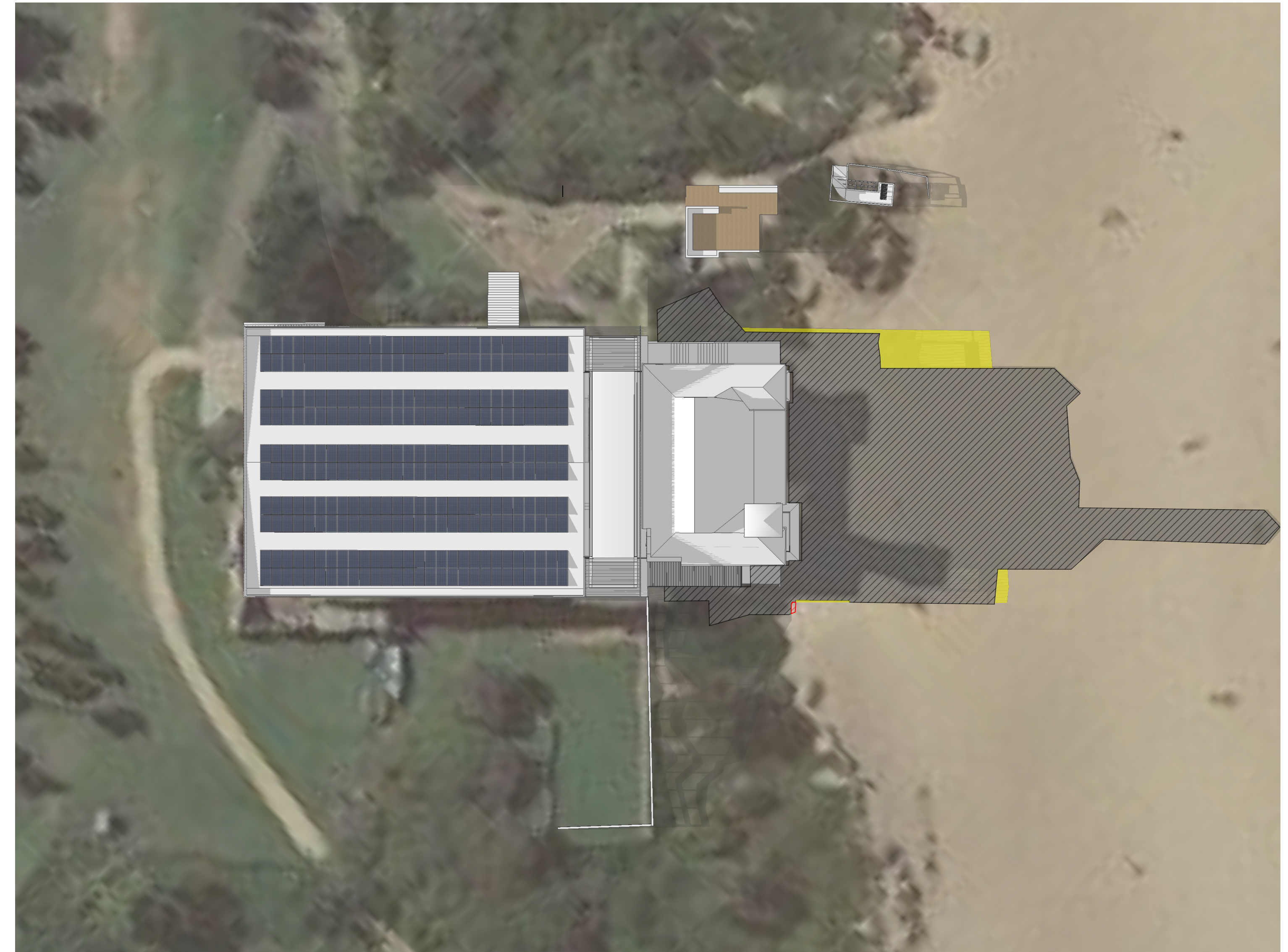
REV	DATE	AMENDMENT
A	08.05.23	DA ISSUE
B	14.11.24	DA ISSUE

DRAWING TITLE
 SHADOW DIAGRAMS 12PM

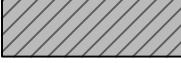


DRAWING NO.
DA217
 ISSUE
B

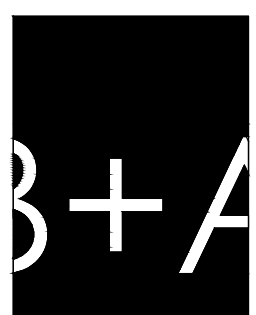


[EXISTING] 3PM 21st JUNE



[PROPOSED] 3PM 21st JUNE

-  SHADOWS CAST BY EXISTING
-  SHADOWS CAST BY PROPOSAL
-  SHADOWS REMOVED



ARCHITECT
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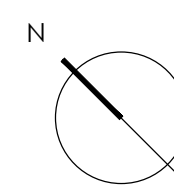
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museum of surf

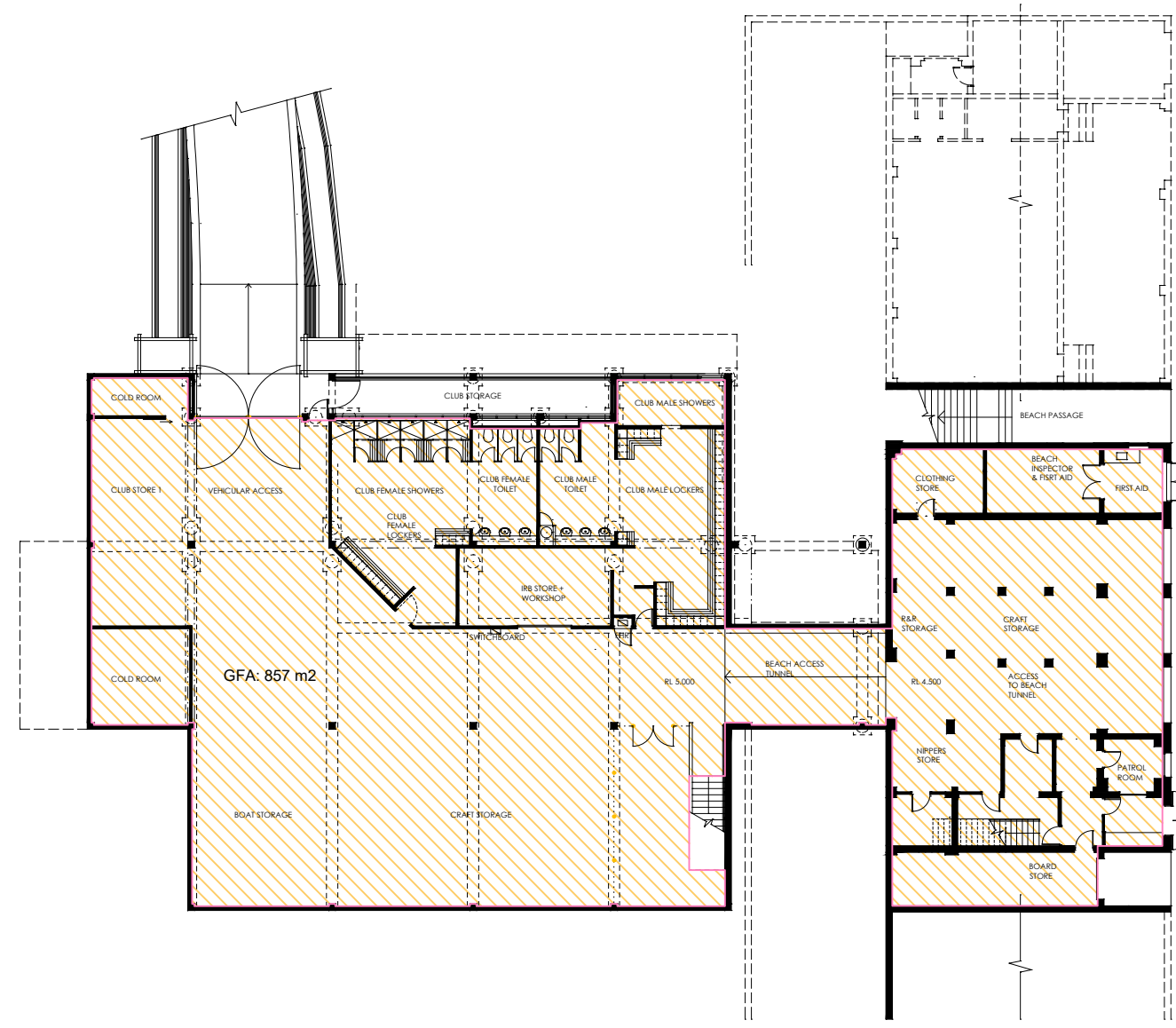
ALTERATIONS & ADDITIONS TO
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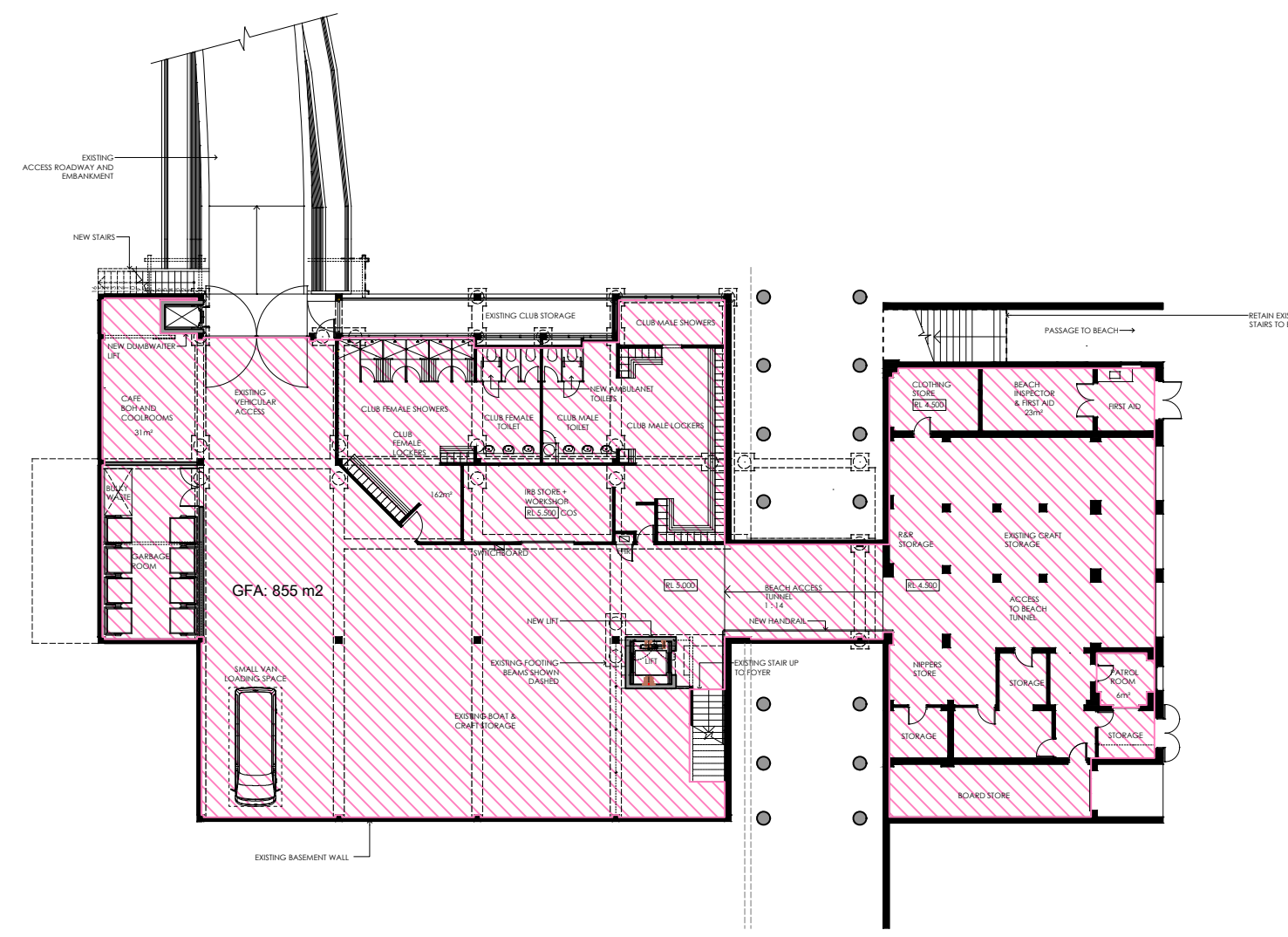
REV	DATE	AMENDMENT
A	08.05.23	DA ISSUE
B	14.11.24	REVISED DA ISSUE

DRAWING TITLE
 SHADOW DIAGRAMS 3PM

DRAWING NO.
DA218
 ISSUE
B



EXISTING LEVEL 1



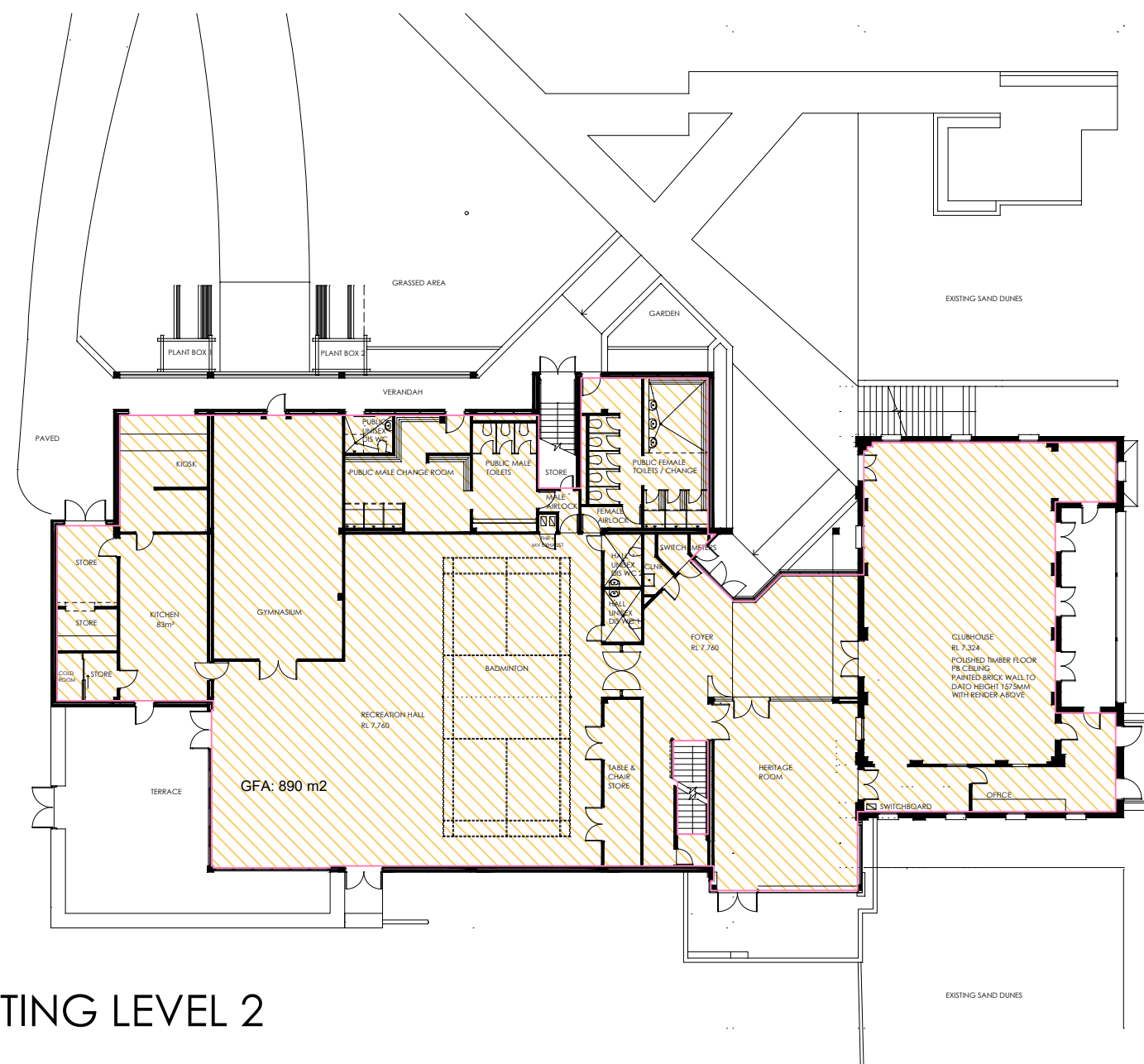
PROPOSED LEVEL 1

LEVEL 1 GFA SCHEDULE

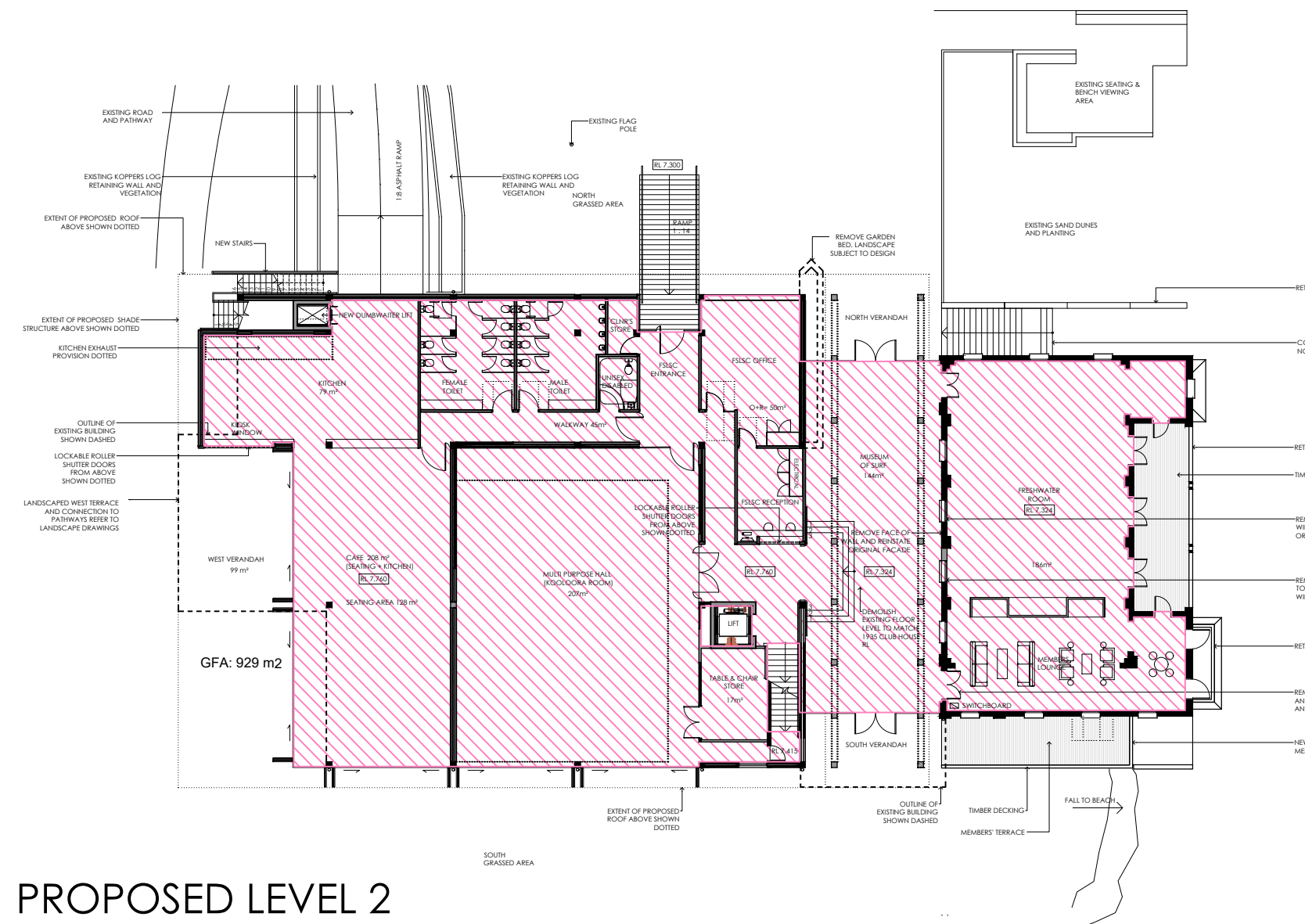
EXISTING	GFA
STORAGE	
CLUB LOCKERS & FACILITIES	
CAFE BOH	
FIRST AID & PATROL	
TOTAL GFA	857 m²

LEVEL 1 GFA SCHEDULE

PROPOSED	GFA
STORAGE	
CLUB LOCKERS & FACILITIES	
CAFE BOH	
FIRST AID & PATROL	
TOTAL GFA PROPOSED	855 m²



EXISTING LEVEL 2



PROPOSED LEVEL 2

LEVEL 2 GFA SCHEDULE

EXISTING	GFA
MUSEUM OF SURF & ENTRANCE	
OFFICE & RECEPTION	
GYMNASIUM	78 m ²
RECREATION HALL	
CLUB ROOM & LOUNGE	
CAFE	83 m ²
TOILETS	
STORAGE	
TOTAL GFA	890 m²

LEVEL 2 GFA SCHEDULE

PROPOSED	GFA
MUSEUM OF SURF	
FSLSC ENTRANCE	
MULTI PURPOSE HALL	207 m ²
OFFICE & RECEPTION	
CLUB ROOM & LOUNGE	
CAFE	208 m ²
TOILETS	
STORAGE	
TOTAL GFA PROPOSED	929 m²

NEW FACILITIES ARE PROVIDED TO LEVEL 2

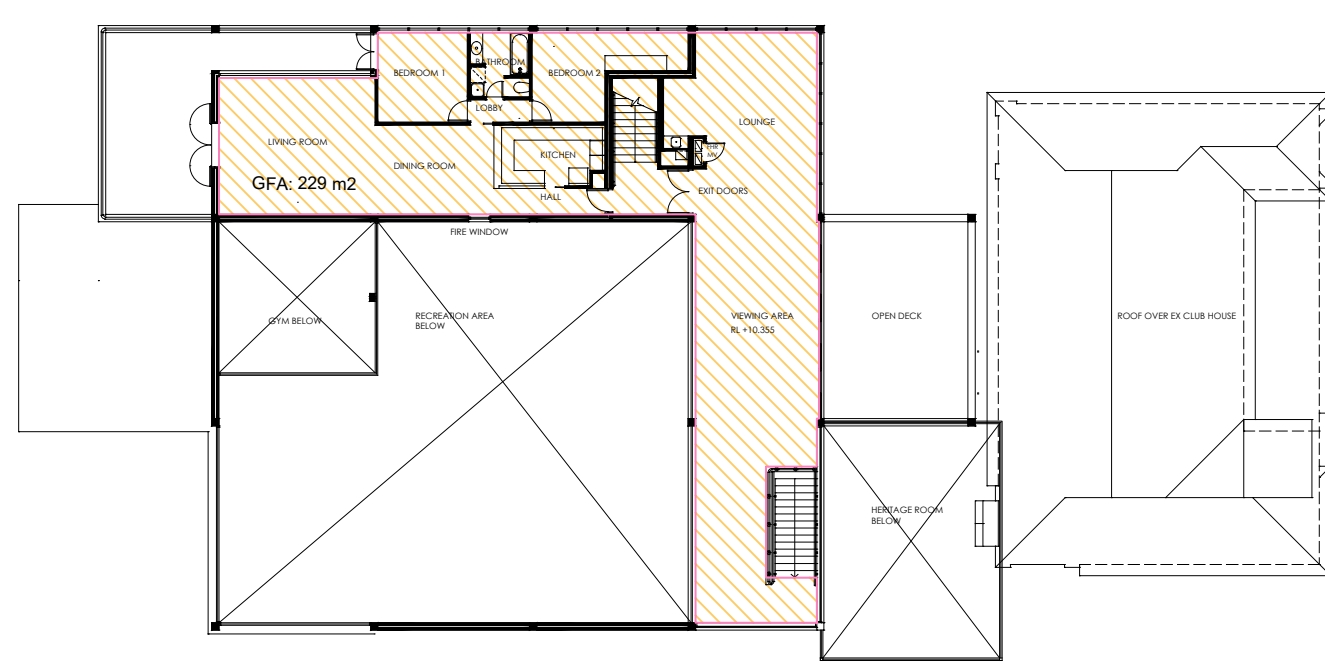
LEVEL 3 GFA SCHEDULE

EXISTING	GFA
CLUB STAFF FACILITIES	
CARETAKER'S APARTMENT	
GYMNASIUM	0 m ²
HALL & WALKWAY	
TOTAL GFA	229 m²

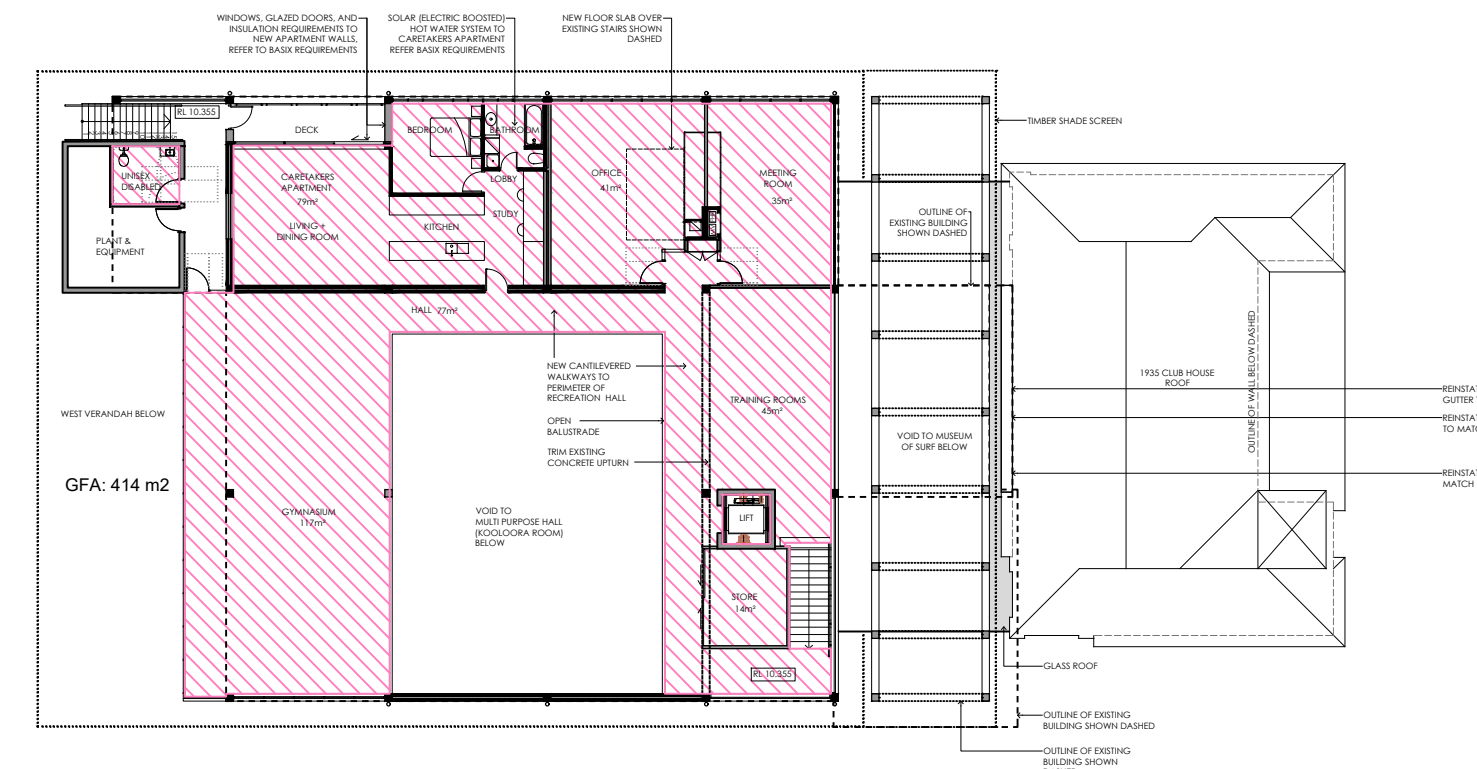
LEVEL 3 GFA SCHEDULE

PROPOSED	GFA
CLUB STAFF FACILITIES	
CARETAKER'S APARTMENT	79 m ²
GYMNASIUM	117 m ²
HALL & WALKWAY	
TOTAL GFA PROPOSED	414 m²

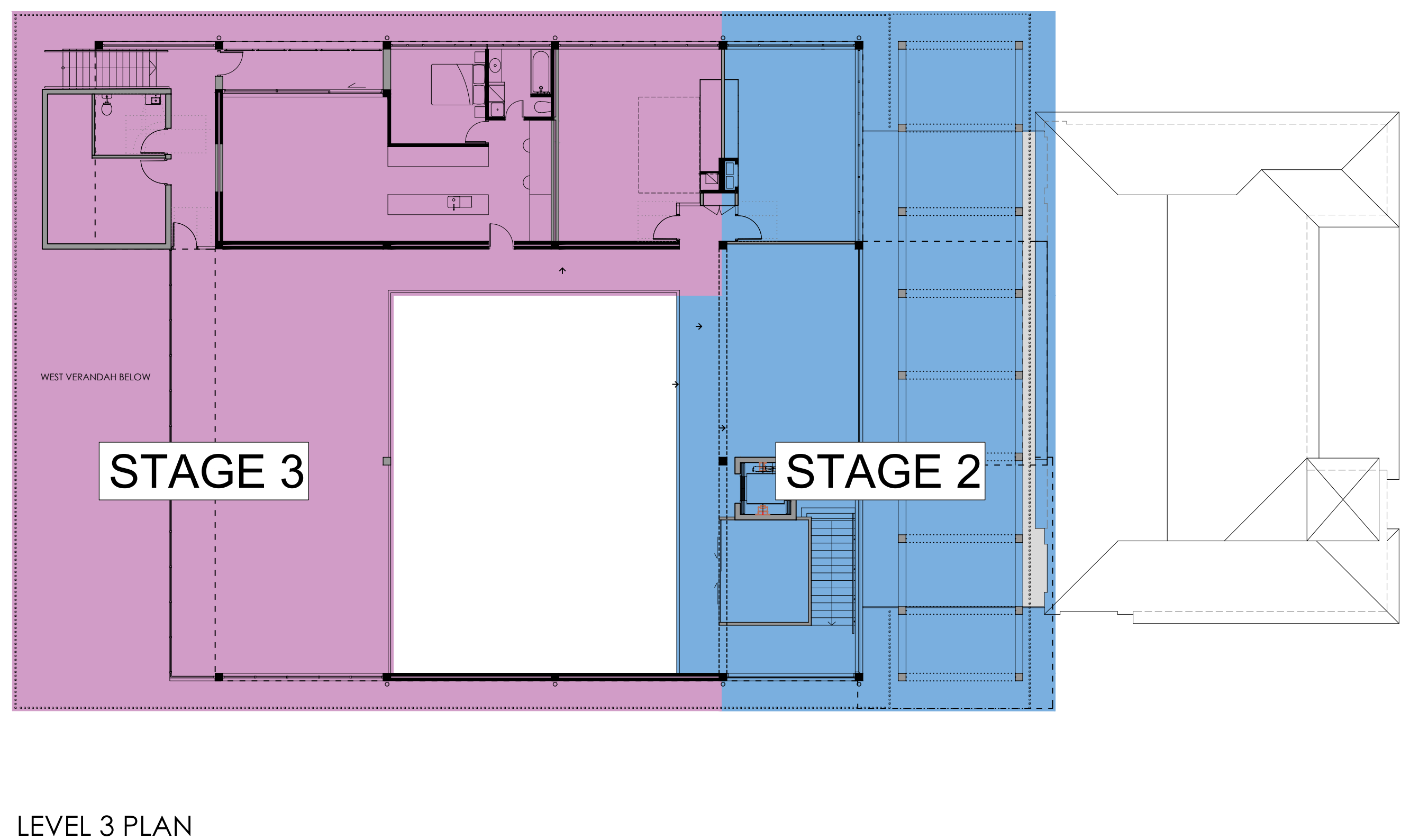
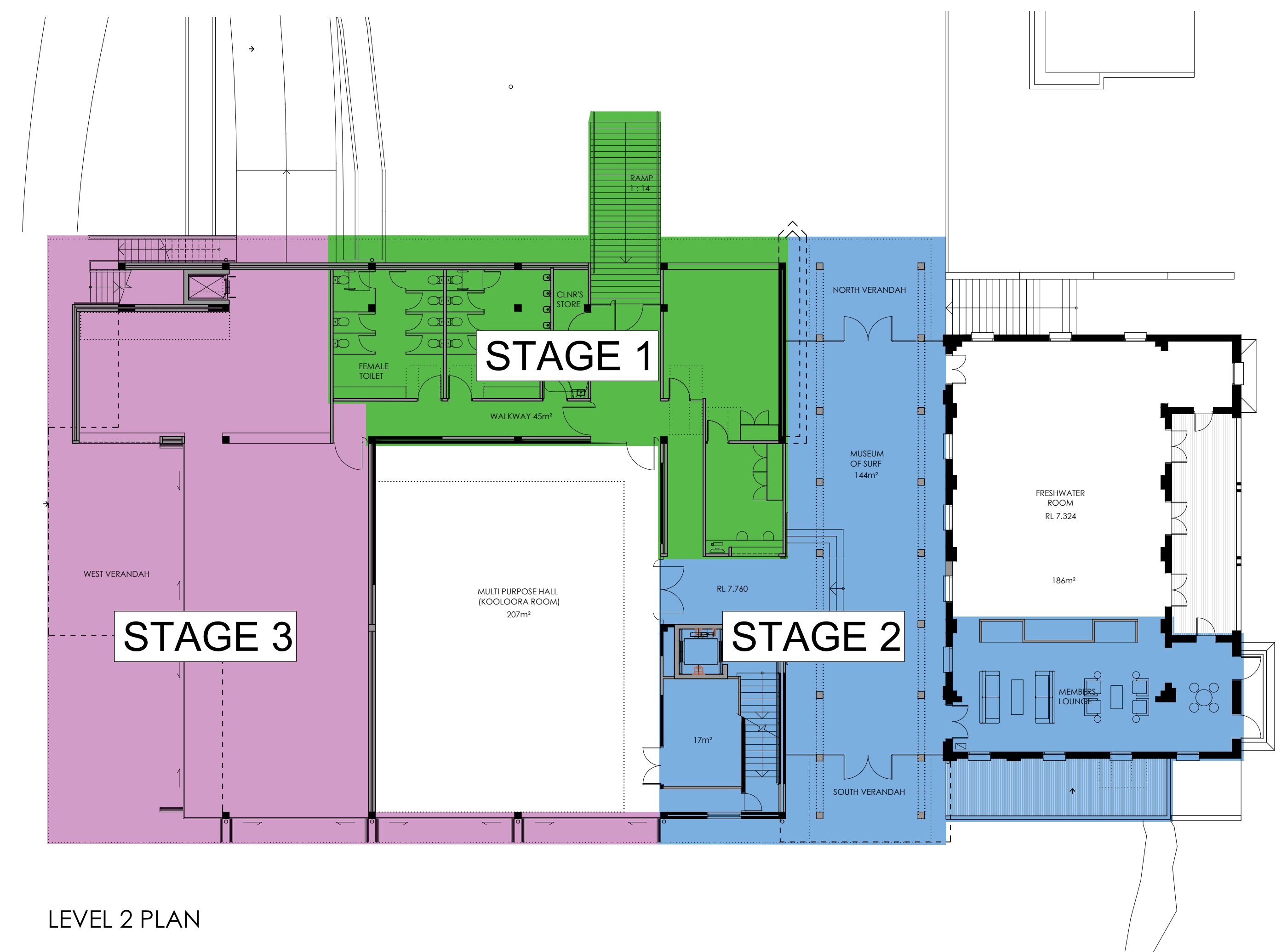
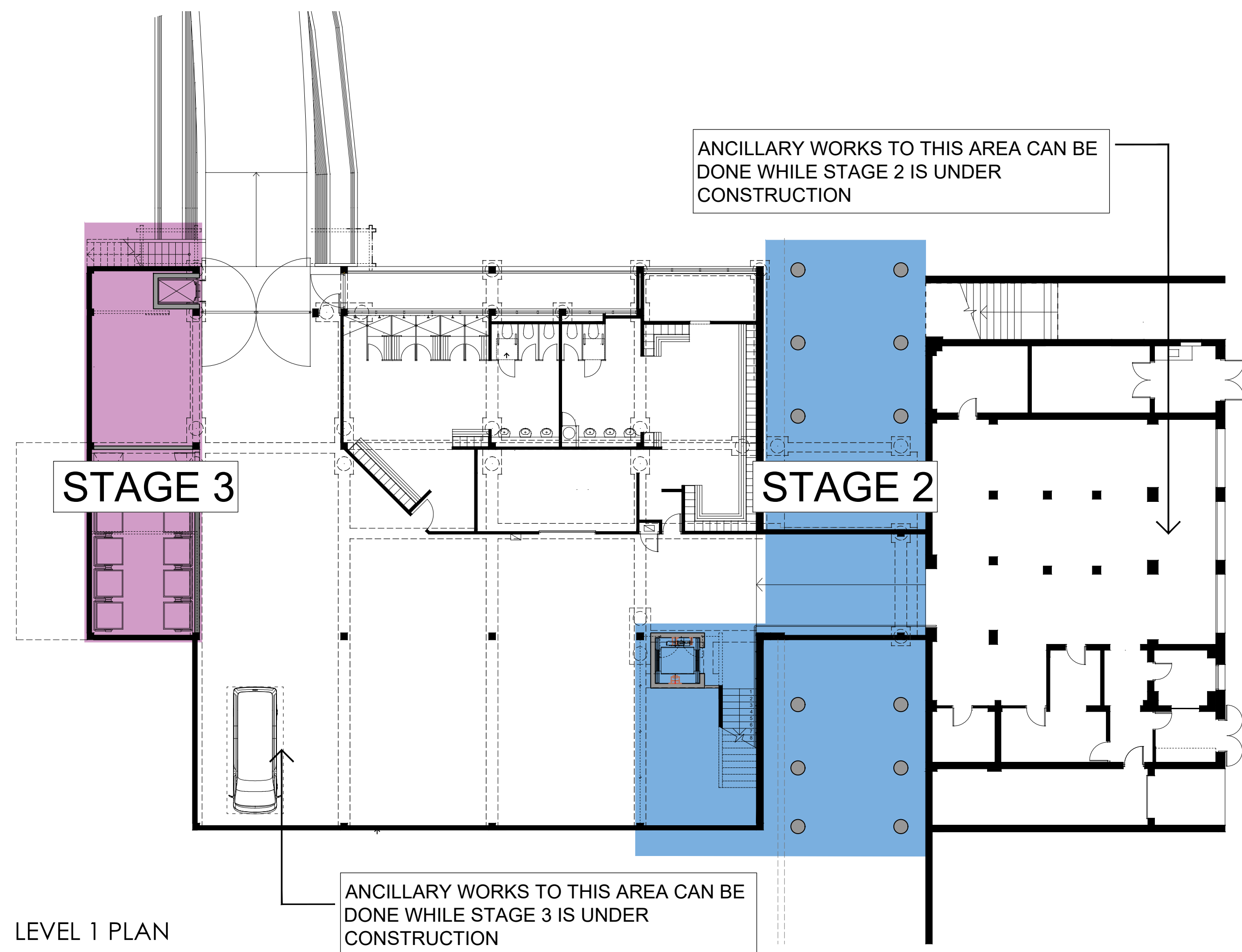
NEW FACILITIES ARE PROVIDED TO LEVEL 3



EXISTING LEVEL 3



PROPOSED LEVEL 3

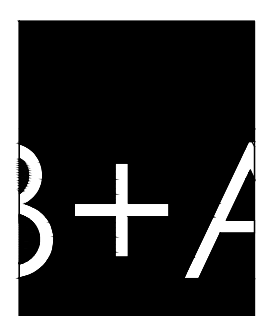


STAGE

- 0 NEW TOILETS CONSTRUCTED BY COUNCIL, & DECOMMISSION OLD TOILETS
- 1 DEMOLISH OLD TOILETS, & BUILD NEW OFFICE, STORE, ENTRANCE, NEW TOILETS (NOTE: TEMPORARY ACCESS TO CARETAKER APARTMENT)
- 2 DEMOLISH OLD BALCONY, HERITAGE ROOM, OLD BAR, OLD OFFICE, FOYER & BUILD NEW PAVILION WITH LIFT TO MEZZANINE PLUS NEW MEMBERS LOUNGE AND MEZZANINE TRAINING ROOMS.
- 3 DEMOLISH BACK OF BUILDING & BUILD NEW HOSPITALITY VENUE PLUS GYM ON MEZZANINE PLUS RENOVATE CARETAKERS APARTMENT.

NOTES:

- GYM CAN BE TEMPORARILY LOCATED IN THE HALL DURING STAGE 3.
- STAGE 1 CAN BE BUILT OVER SUMMER.
- STAGE 2 MUST START WHEN LAST PATROL FINISHES & HAS TO BE OPEN FOR FOR THE FOLLOWING SEASON 5 MTHS FOR STRUCTURE TO COMPLETE.
- THE KIOSK CLOSES FOR STAGE 3 ONLY.
- ALL MINOR ANCILLARY WORKS ARE COORDINATED WITH VARIOUS STAGES.

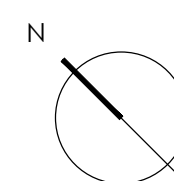


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museum of surf
 ALTERATIONS & ADDITIONS TO
 FRESHWATER SLSC
 FOR
 FRESHWATER SLSC & NORTHERN BEACHES COUNCIL



1:150 @A1 0 1 2 3 6 9 15m

REV DATE AMENDMENT
 A 14.11.24 DA REVISED ISSUE

DRAWING TITLE
 STAGING PLAN

DRAWING NO.
DA220
 ISSUE
A