

DEMOLITION NOTES - Rear exterior works

- Builder to verify all dimensions of new construction on site prior to 1 the commencement of demolition.
- 2 Allow to remove existing sandstone paving from existing upper level terrace
- 3 Allow to remove the existing built-in spa and associated motor and water connection
- Allow to remove the existing timber deck from the lower level area 4 adjacent the family room
- Allow to remove all the existing timber retaining walls WHERE 5 NOTED.
- Allow to disconnect water connection and remove existing water 6 feature adjacent the family room doors
- Allow to remove the existing family room sliding doors to make way 7 for new Bi-folds.
- Allow to remove section of dwarf wall as noted to make way for 8 tidier junction to new retaining walls.
- 9 Allow to remove the existing vine clad timber screen on side of existing shed (on upper garden level) to make way for new timber screen.
- The existing level lawn area, clothes line, and hardwood steps and 10 retaining wall on the northern side of this lawn are to be RETAINED as noted.
- 11 Allow to excavate soil and rock to a suitable lower level so as to create an entertaining area with similar level access from the existing family room.





no.	revision	date
A	ISSUE TO CLIEN	7 27.8.19
B	DA ISSUE TO CON	Non 9.9.1
	-	
· · ·		
99 9 - 1997 - 1997 - 1997 - 1997 - 1997 - 1997 - 1997 - 1997 - 1997 - 1997 - 1997 - 1997 - 1997 - 1997 - 1997 -		
this drawing is COPYF reproduction of the w infringement of copyr this document are cor prohibited from discle	The network of the property of Olive a RGHT and is the property of Olive hole or part of this document cons ight. The information, ideas and co fidential. The recipients of this do using such information, ideas and co of Olive and Green pty Itd.	and Green pty ltd. stitutes an procepts contained in cument are

All work to be carried out in accordance with the Building Code of Australia and all relevant statutory codes.

OLIVE & GREEN

suite 6/701 military road	mosman 2088
TEL: 02 9969 4944	fax: 02 9969 4988
WWW.OLIVEANDGRE OLIVE AND GREEN F ABN 73 104 770	PTY LTD

client

Mr Chris Gollan and Ms Susan Austin address

10 Coramba Street

North Balgowlah

title

Demolit	ion Plan		
drawn	checked	scale	issue
JW	EC	1:50	B.
date	job no	- ·	drawing no
AUG 19	19107		DP01



GENERAL BUILDING NOTES – Rear exterior works

- 1 Builder to verify all dimensions on site prior to the commencement of construction.
- 2 Allow too remove all demolition debris and construction rubbish from site throughout project duration. Allow for general cleaning throughout project duration and a thorough clean upon practical completion.
- **3** Allow to create new entertaining area at similar level to existing family room.
- 4 New 'Dincel' 200 thick retaining walls to be installed to perimeter of area as indicated. New strip footings and Concrete slab to be poured to suit heights of retaining walls and extent of area, all as indicated.
- 5 Allow to face all retaining walls with porcelain tile finish as specified. A bullnosed tile capping piece to be applied to the top of walls.
- 6 Allow to lay new porcelain tiles to new concrete floor slab and over existing area of concrete currently in place.
- 7 Allow to provide new drainage points from new lower level and connect into existing drainage lines. Allow for stainless steel grates as indicated over perimeter strip drains.
- 8 Allow for a new water feature to northern side of entertaining area as indicated and detailed.
- **9** Allow for the construction of a new timber screen in front of existing garden shed to replace existing removed.
- 10 Allow to install new step platforms to provide access to existing level lawn area. Step platforms to have tile finish with bullnose on leading edge.
- 11 Construct new rendered brick columns to support a new 'Vergola' type structure with openable roof. 'Vergola' to have internal guttering and downpipes connected to new drainage points as indicated. Connect into existing rainwater collection system under
- 12 Provide tile faced single skin brick wall between step platforms and BBQ position as indicated.
- **13** Allow to install new soil mix behind new retaining walls for planting. Provide adequate tanking against retaining walls to maintain integrity of structure.
- 14 Provide for touch up painting as required, where new works abut existing walls and other surfaces.
- 15 Allow to install new outdoor lighting as indicated.
- 16 Install new Bi-fold Timber framed doors to the existing family room door opening and ensure bottom and top tracks are adequately waterproofed.
- 17 Allow to install new Bromic type heaters (as an option) to the 'Vergola' structure as indicated.
- **18** A new section of the existing dwarf wall on the western boundary will be required to tidy up the junction between the dwarf wall and the new higher retaining wall. The existing dwarf walls will require refacing in new tile finish as specified.
- **19** As an option allow to re-face existing retaining wall in front of Kitchen window with new tile finish.
- 20 BBQ to be supplied by owner. Allow to extend existing gas line out to new BBQ position.
- 21 Allow to adjust existing water supply line to existing garden tap as indicated. Allow to provide water feed to new water feature.
- 22 Allow for new frameless glass tougnered glass bawstrade held in sisteel stirrup feel along top edge of BBD Wall. FINISHES
- F1 New exterior floor and wall tiling Amber Tiles Urban Surface 'Travertine' porcelain tile Colour – Ivory TBC 20mm thick × 4∞ × b∞0
- F2 Paint colour for new Bi-fold door frames Dulux – Natural White #SW1 F4 Finish to suit other areas of timber work
- F3 Colorbond colour for 'Vergola' roof framing and louvres
- F4 Paint colour for rendered brick columns supporting 'Vergola'



rovicion	
revision	date
ISSUE TO CLIENT	27.8.19
DA ISSUE TO COUN	icie 9.9.19
r.	
	ISSUE TO CLIENT DA ISSUE TO COUN

Copyright Olive and Green PTY LTD© Copyright Olive and Green pty ltd this drawing is COPYRIGHT and is the property of Olive and Green pty ltd. Reproduction of the whole or part of this document constitutes an infringement of copyright. The information, ideas and concepts contained in this document are confidential. The recipients of this document are prohibited from disclosing such information, ideas and concepts without the prior written consent of Olive and Green pty ltd.

All work to be carried out in accordance with the Building Code of Australia and all relevant statutory codes.

OLIVE & GREEN

SUITE 6/701 MILITARY ROAD MOSMAN 2088 TEL: 02 9969 4944 Fax: 02 9969 4988

WWW.OLIVEANDGREEN.COM

OLIVE AND GREEN PTY LTD Abn 73 104 770 710

client

Mr Chris Gollan and Ms Susan Austin address

- 10 Coramba Street
- North Balgowlah

title

Building works plan and scope

drawn	checked	scale	issue	
JW	EC	1:50	B.	
date	job no		drawing no	-
AUG 19	19107	· • ·	BD01	



no.	revision	date
A	ISSUE TO CLIE	517 27.8.19.
В	DA ISSUE TO GO	WNCIL 9-9.19
1		
	1	
5. 1970 - 1970 - 1970		
	4	
7.57 015.		

this drawing is COPYRIGHT and is the property of Olive and Green pty ltd. reproduction of the whole or part of this document constitutes an infringement of copyright. The information, ideas and concepts contained in this document are confidential. The recipients of this document are prohibited from disclosing such information, ideas and concepts without the prior written consent of Olive and Green pty Itd.

All work to be carried out in accordance with the Building Code of Australia and all relevant statutory codes.

OLIVE & GREEN

1		suite 6/701 milit	ARY ROAD MOSMA	n 2088	
	TEL: 02 99	969 4944	FAX	02 9969 4988	
	s T	OLIVE AN	IVEANDGREEN.COM D GREEN PTY LTI 73 104 770 710)	
0	client			п	2
	Mr Chris	Gollan a	nd Ms Su	usan Aus	tin
	address				
	10 Corai	mba Stre	et		
	North Ba	algowlah			
	title				-4 ₂₋₁ 4
		ns and se	ections		
	drawn	checked	scale	issue	
	JW	EC	1:50	Β.	
	date	job no		drawing	าด

AUG 19

19107

BD02



EXISTING PART WESTERN ELEVATION OF HOUSE. NO CHANGE

no.	revision	date
A	ISSUE TO CLIENT	27.8.19
B	DA ISSUE TO COUNCIL	9.9.19
- 10		20 10
	1	
his drawing is COP	I Green PTY LTD© Copyright Olive and Gr VRIGHT and is the property of Olive and G	een pty ltd.
of copyright. The inf are confidential. The	whole or part of this document constitutes ormation, ideas and concepts contained in a recipients of this document are prohibited eas and concepts without the prior written	this document from disclosing

OLIVE & GREEN

All work to be carried out in accordance with the Building Code of Australia

suite 6/701 military road	mosman 2088
tel: 02 9969 4944	Fax: 02 9969 4988

www.oliveandgreen.com OLIVE and GREEN PTY LTD ABN 73 104 770 710

client

and Green pty Itd.

and all relevant statutory codes.

Mr Chris Gollan and Ms Susan Austin address

10 Coramba Street

North Balgowlah

title

Elevations and sections			
drawn	checked	scale	issue
JW	EC	1:50	B.
date	job no		drawing no
AUG 19	19107		BD03





no.	revision	date
A	ISSUE TO CLIENT	27.8.19
B	DA ISTVE TO COUNCU	9.9.19
	-	

Copyright Olive and Green PTY LTD® copyright Olive and Green pty ltd this drawing is COPYRIGHT and is the property of Olive and Green pty ltd. reproduction of the whole or part of this document constitutes an infringement of copyright. The information, ideas and concepts contained in this document are confidential. The recipients of this document are prohibited from disclosing such information, ideas and concepts without the prior written consent of Olive and Green pty Itd.

All work to be carried out in accordance with the Building Code of Australia and all relevant statutory codes.

OLIVE & GREEN

suite 6/701 military r	oad mosman 2088		
TEL: 02 9969 4944	fax: 02 9969 4988		
WWW.OLIVEANDGREEN.COM OLIVE AND GREEN PTY LTD ABN 73 104 770 710			
client			
Mr Chris Gollan and	Ms Susan Austin		
address			
10 Coramba Street			
North Balgowlah			
20 II			

title Roof Pla

Roof Pl	an			
drawn	checked	scale	issue	
JW	EC	1:50	B.	_
date	job no		drawing no	
AUG 19	19107	8	BD04	



revision date no. DA ISSUE TO COUNCIL 9.9.19 A Copyright Olive and Green PTY LTD© copyright Olive and Green pty ltd this drawing is COPYRIGHT and is the property of Olive and Green pty ltd. reproduction of the whole or part of this document constitutes an infringement of copyright. The information, ideas and concepts contained in this document are confidential. The recipients of this document are prohibited from disclosing such information, ideas and concepts without the prior written consent of Olive and Green pty Itd.

All work to be carried out in accordance with the Building Code of Australia and all relevant statutory codes.

OLIVE & GREEN

suite 6/701 military road mosman 2088

tel: 02 9969 4944 Fax: 02 9969 4988

> WWW.OLIVEANDGREEN.COM OLIVE AND GREEN PTY LTD ABN 73 104 770 710

client

Mr Chris Gollan and Ms Susan Austin address

10 Coramba Street

North Balgowlah

title

Site An	alysis Plan			
drawn	checked	scale	issue	
JW	EC	1:50	A	
date	job no		drawing no	
AUG 19	19107		SA01	



GENERAL NOTES – Sediment control barrier

Sediment control barrier to be installed between excavated area and line of rear of house, and across from north western corner to existing boundary fence.

Allow for Geotextile fabric supported on uprights. Cover over base of fabric and overlap at joins to create a continuous sealed barrier.

All excavated soil and rock to be conveyed down western side access to existing carport and removed from site via a tip truck.

Allow for Geotextile fabric socks over existing drainage grates on the property to prevent ingress of any sediment into stormwater system.

no.	revi	ision	date		
A	DA	ISSUE	TO COUN	icit	9.9.10
¢.		organist social socia			

					and an order of the later of the Project of
		na manana ang manang manang manang mang m			
			an a		

this drawing is COPYRIGHT and is the property of Olive and Green pty ltd. Reproduction of the whole or part of this document constitutes an infringement of copyright. The information, ideas and concepts contained in this document are confidential. The recipients of this document are prohibited from disclosing such information, ideas and concepts without the prior written consent of Olive and Green pty ltd.

All work to be carried out in accordance with the Building Code of Australia and all relevant statutory codes.

OLIVE & GREEN

SUITE 6/701 MILITARY ROAD MOSMAN 2088 tel: 02 9969 4944 fax: 02 9969 4988

www.oliveandgreen.com OLIVE and GREEN PTY LTD ABN 73 104 770 710

client

Mr Chris Gollan and Ms Susan Austin address

10 Coramba Street

North Balgowlah

title

Waste management / sediment control

checked	scale	issue	
EC	1:50	A	
job no		drawing no	
19107		SP01	
	EC job no	EC 1:50 job no	EC 1:50 A job no drawing no







22 DECEMBER - 15:00





21 JUNE - 09:00





21 JUNE - 15:00

