

DEVELOPMENT APPLICATION - ALTERATION & ADDITIONS + NEW GRANNY FLAT
45 MARINE PARADE, AVALON

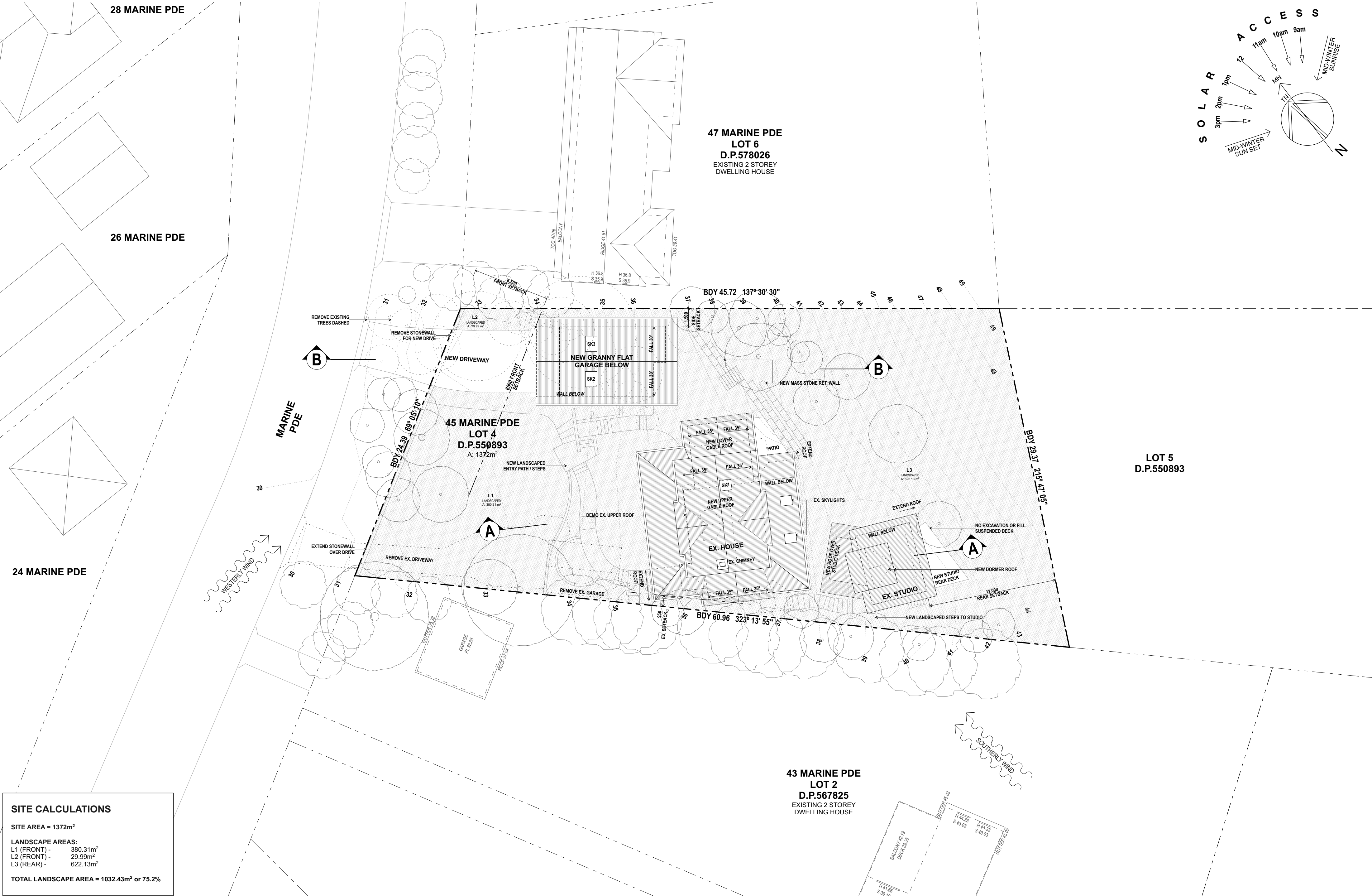
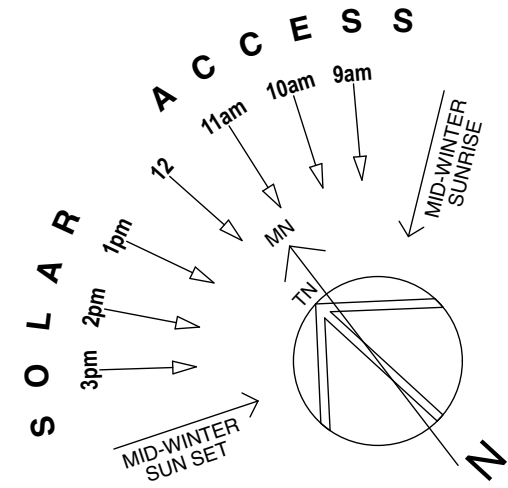
DEVELOPMENT APPLICATION DRAWING LIST	
DWG No:	DESCRIPTION
A.00	COVER SHEET
A.01	SITE PLAN / SITE ANALYSIS
A.02	GARAGE
A.03	GRANNY FLAT + HOUSE GROUND FLOOR
A.04	HOUSE FIRST + STUDIO
A.05	NORTH + SOUTH ELEVATION
A.06	EAST + WEST ELEVATION
A.07	SECTIONS
A.08	SHADOW DIAGRAMS
A.09	SITE COVERAGE
A.10	EXTERNAL FINISHES_PHOTOMONTAGE



VIEW OF FRONT

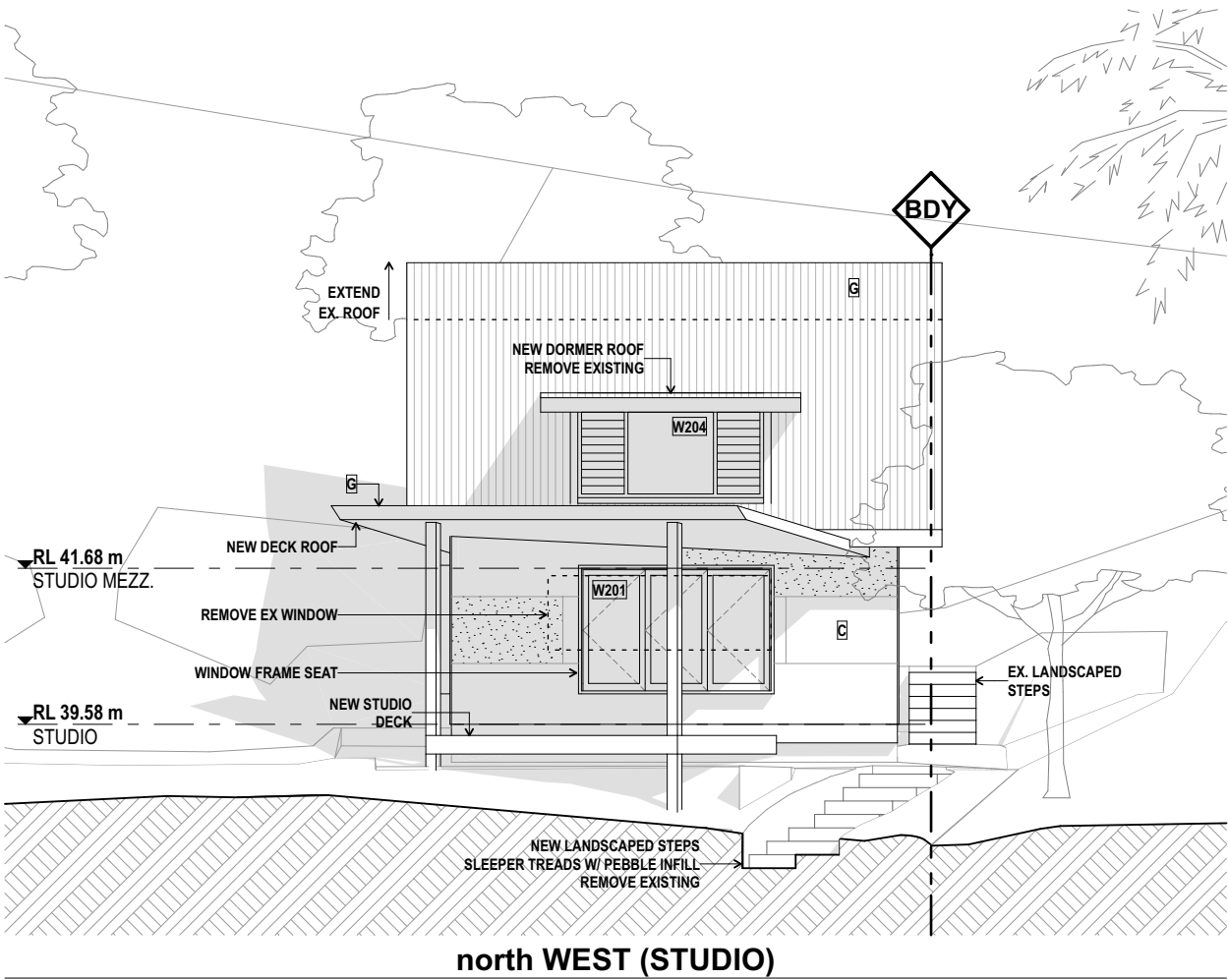
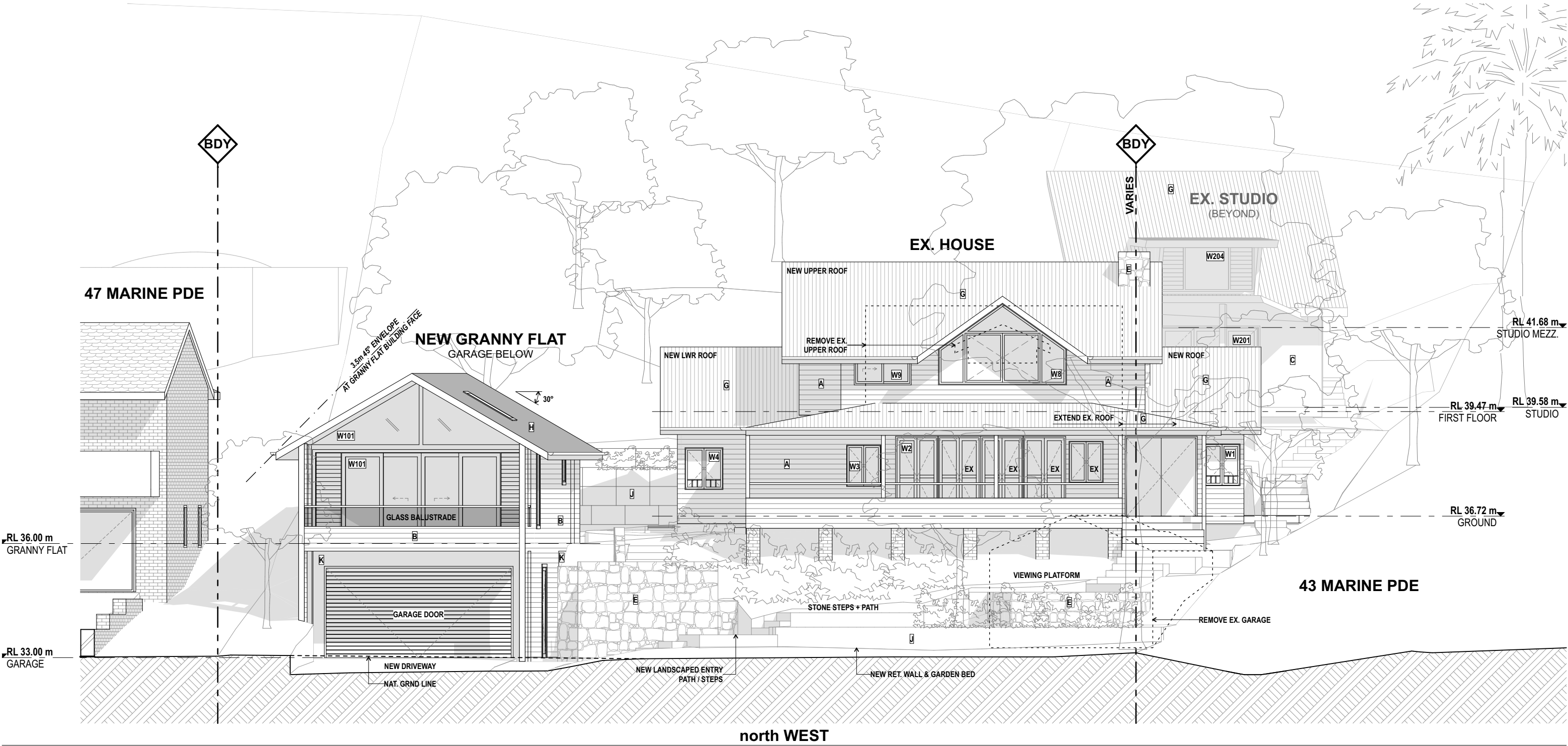
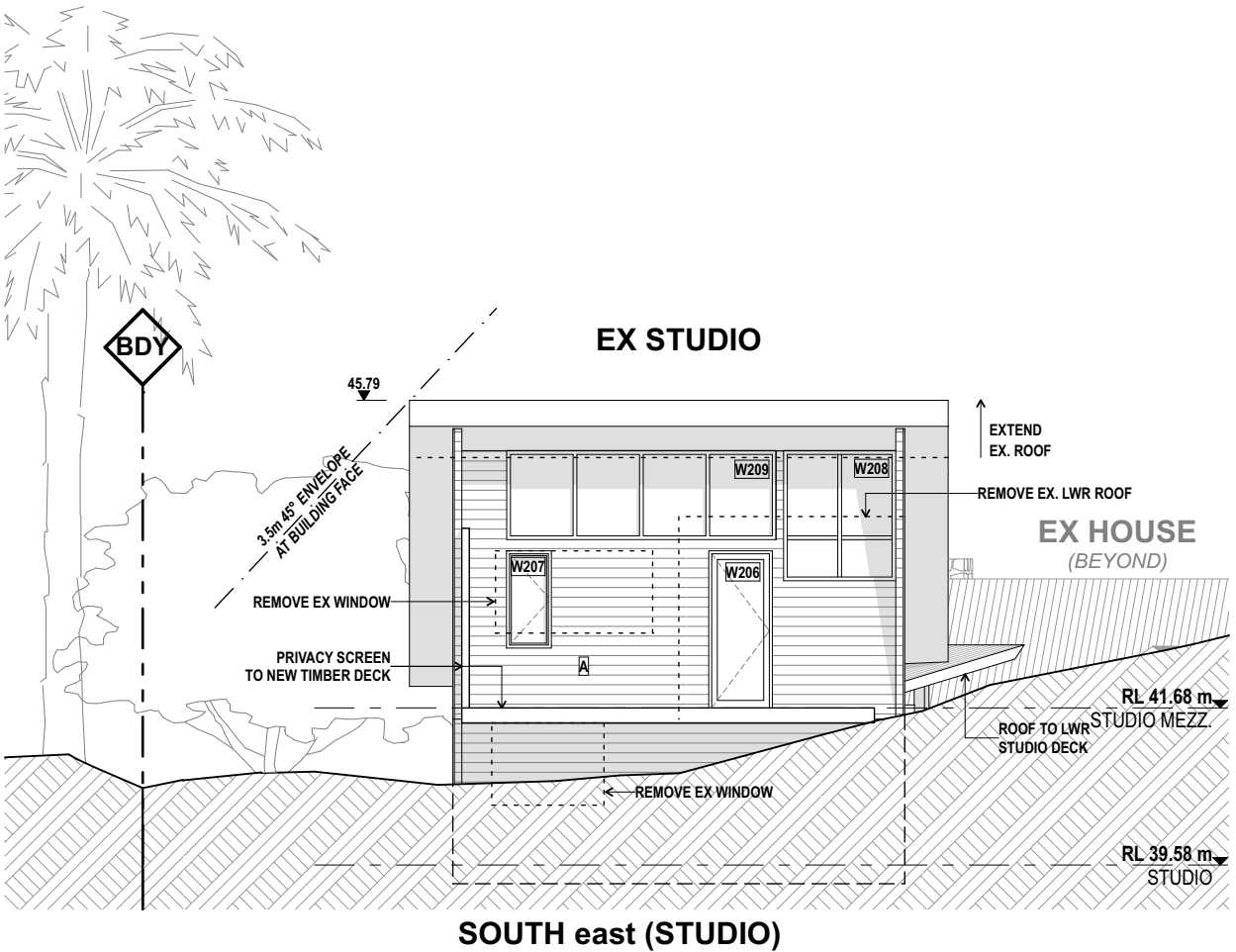
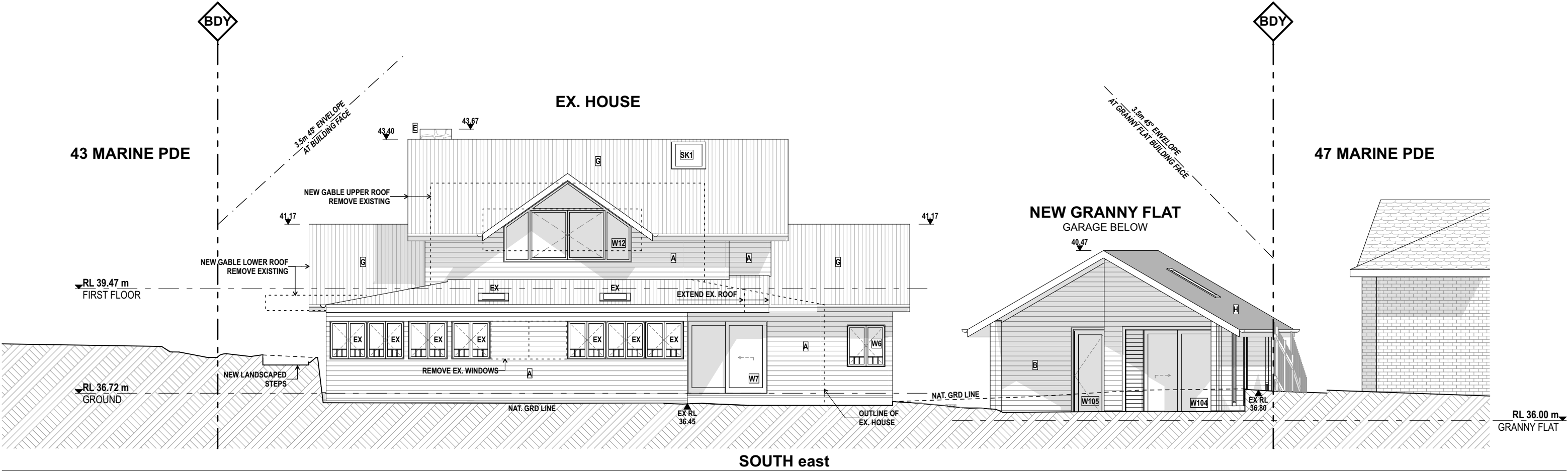


VIEW OF REAR



SITE CALCULATIONS	
SITE AREA = 1372m ²	
LANDSCAPE AREAS:	
L1 (FRONT) -	380.31m ²
L2 (FRONT) -	29.99m ²
L3 (REAR) -	622.13m ²
TOTAL LANDSCAPE AREA = 1032.43m ² or 75.2%	

EXTERIOR FINISHES LEGEND	
A	WEATHERBOARDS, PAINT FINISH RESENE "TRIPLE SEA FOG"
B	V-JOINT FC CLADDING, PAINT FINISH RESENE "TRIPLE SEA FOG"
C	CFC PANELS 900x3000, PAINT FINISH "RUST", "GRAVEL"
D	TIMBER, WHITE PAINT FINISH
E	SANDSTONE CLADDING, RANDOM FIELD STONE PATTERN
F	SCREEN, CLEAR SEAL FINISH
G	COLORBOND METAL ROOF, TO MATCH EXISTING GREY ROOF COLOUR
H	COLORBOND METAL ROOF, LIGHT GREY COLOUR
I	SANDSTONE BLOCKS
K	RENDERED MASONRY, PAINT FINISH "QUARTER GRAVEL"

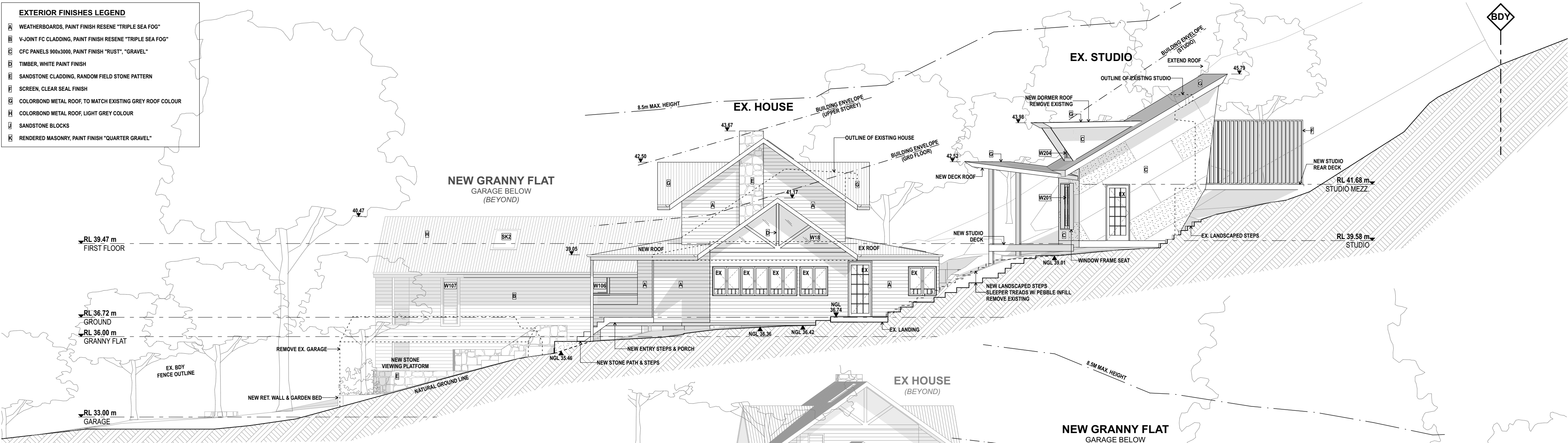


GARTNERTROVATO ARCHITECTS		DATE		REV	DESCRIPTION	PROJECT		DRAWING TITLE	
A 47/90 MONA VALE ROAD PO BOX 1122 MONA VALE, NSW 2103 P +61 2 9979 4411 F +61 2 9979 4422 E G.T.A@G-T.COM.AU		9/05/2019		A	DA ISSUE	ALTERATIONS & ADDITIONS, NEW GARAGE + GRANNY FLAT		NORTH + SOUTH ELEVATION	
						45 MARINE PDE AVALON BEACH NSW 2107		SCALE 1:100 @ A2	
						LOT 4, DP 550893		DRAWN BY SG/AB	
						FOR MR AND MRS SCOTT		PLOT DATE 9/05/2019	
								REVISION	
								A.05	
								A	

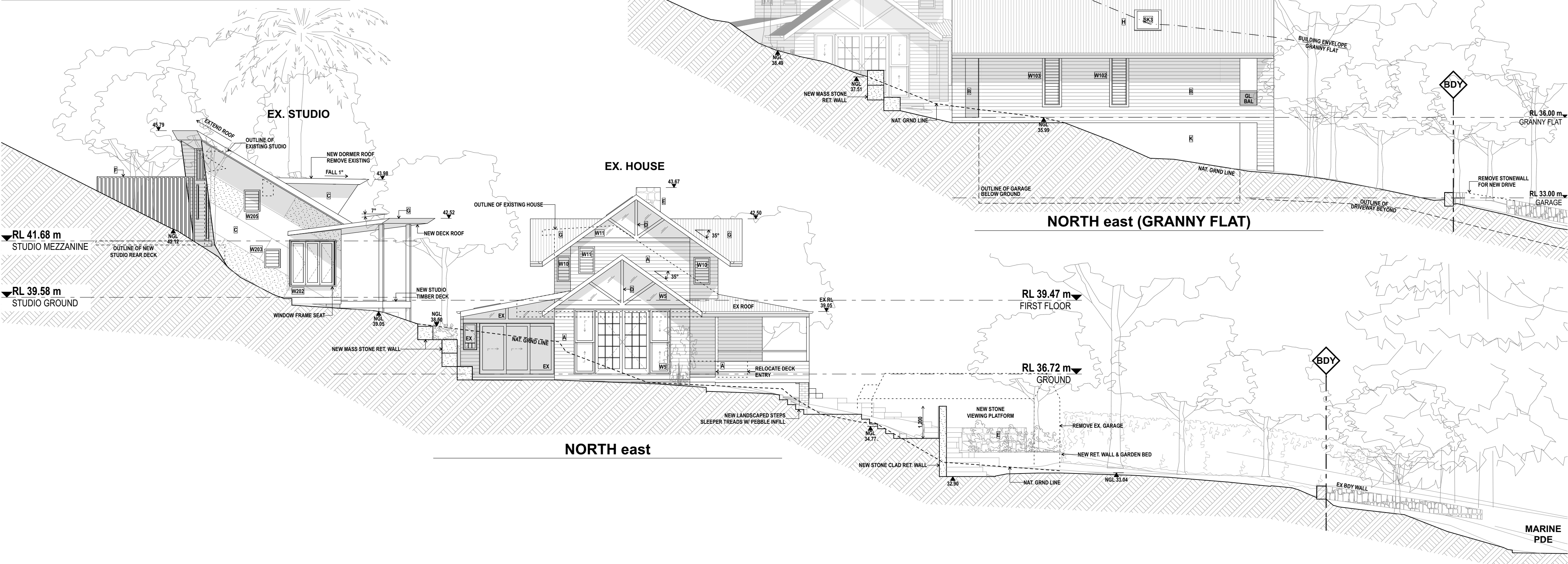
EXTERIOR FINISHES LEGEND

	WEATHERBOARDS, PAINT FINISH RESENE "TRIPLE SEA FOG"
	V-JOINT FC CLADDING, PAINT FINISH RESENE "TRIPLE SEA FOG"
	CFC PANELS 900x3000, PAINT FINISH "RUST", "GRAVEL"
	TIMBER, WHITE PAINT FINISH
	SANDSTONE CLADDING, RANDOM FIELD STONE PATTERN
	SCREEN, CLEAR SEAL FINISH
	COLORBOND METAL ROOF, TO MATCH EXISTING GREY ROOF COLOUR
	COLORBOND METAL ROOF, LIGHT GREY COLOUR
	SANDSTONE BLOCKS
	RENDERED MASONRY, PAINT FINISH "QUARTER GRAVEL"

- | | |
|----------|---|
| A | WEATHERBOARDS, PAINT FINISH RESENE "TRIPLE SEA FOG" |
| B | V-JOINT FC CLADDING, PAINT FINISH RESENE "TRIPLE SEA FOG" |
| C | C/CFT PANELS 900x3000, PAINT FINISH "RUST", "GRAVEL" |
| D | TIMBER, WHITE PAINT FINISH |
| E | SANDSTONE CLADDING, RANDOM FIELD STONE PATTERN |
| F | SCREEN, CLEAR SEAL FINISH |
| G | COLORBOND METAL ROOF, TO MATCH EXISTING GREY ROOF COLOUR |
| H | COLORBOND METAL ROOF, LIGHT GREY COLOUR |
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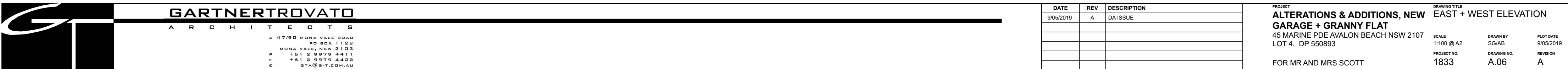
SOUTH west

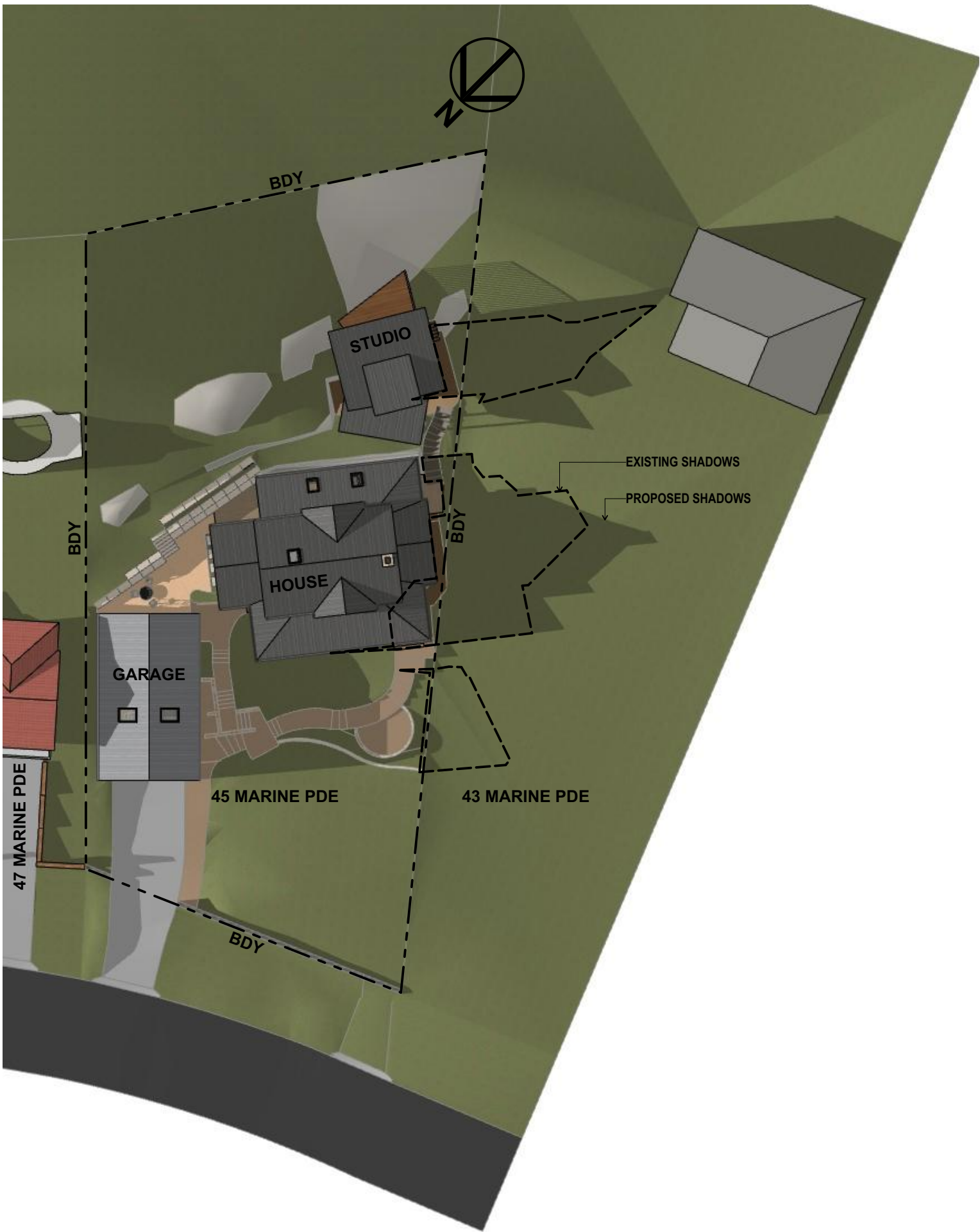


NORTH east (GRANNY FLAT)

NORTH east

~~MARINE
PDE~~

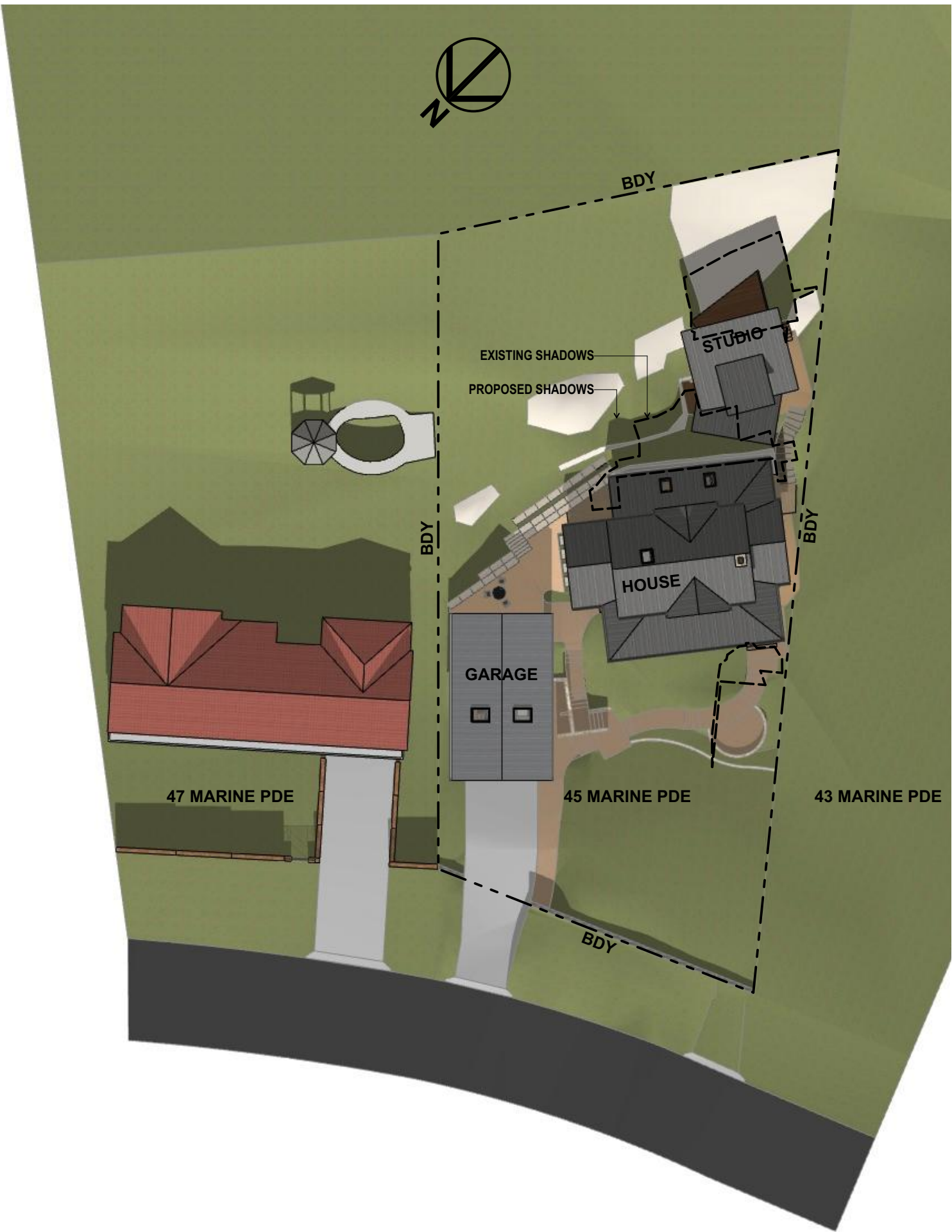




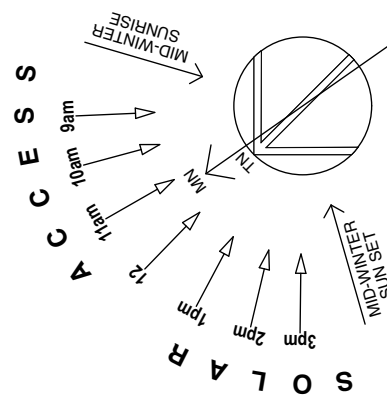
9 AM, 21 JUNE



12 NOON, 21 JUNE



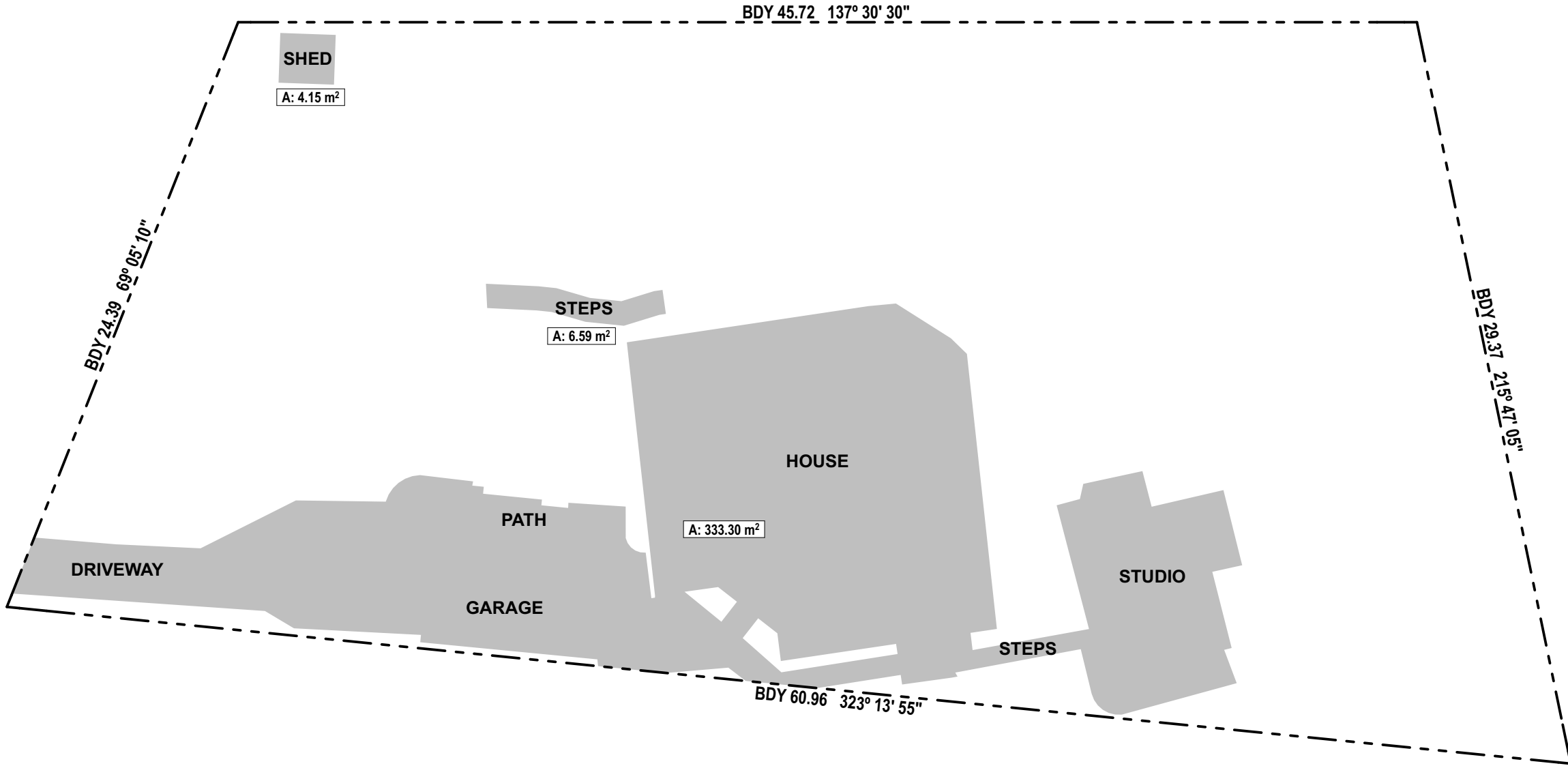
3 PM, 21 JUNE



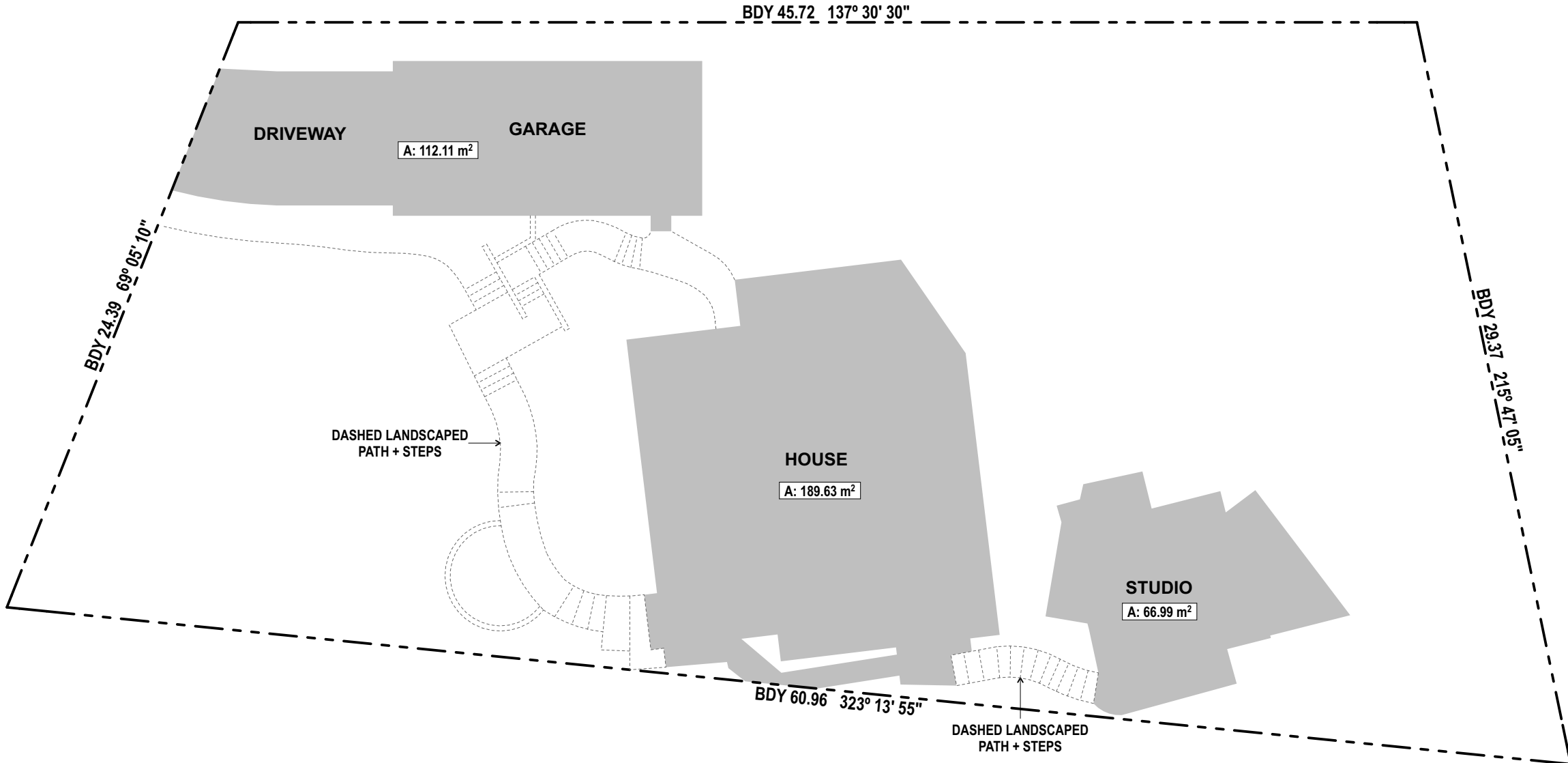
EXISTING SHADOW
PROPOSED SHADOW

DATE	REV	DESCRIPTION
9/05/2019	A	DA ISSUE

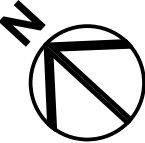
PROJECT ALTERATIONS & ADDITIONS, NEW GARAGE + GRANNY FLAT 45 MARINE PDE AVALON BEACH NSW 2107 LOT 4, DP 550893	DRAWING TITLE SHADOW DIAGRAMS	SCALE @ A2	DRAWN BY SG/AB	PLOT DATE 9/05/2019
FOR MR AND MRS SCOTT	PROJECT NO. 1833	DRAWING NO. A.08	REVISION A	



EXISTING SITE COVERAGE
TOTAL = 344.05



PROPOSED SITE COVERAGE
TOTAL = 368.73



DATE	REV	DESCRIPTION
9/05/2019	A	DA ISSUE

PROJECT ALTERATIONS & ADDITIONS, NEW GARAGE + GRANNY FLAT 45 MARINE PDE AVALON BEACH NSW 2107 LOT 4, DP 550893 FOR MR AND MRS SCOTT	DRAWING TITLE SITE COVERAGE		
	SCALE 1:200 @ A2	DRAWN BY SG/AB	PLOT DATE 9/05/2019
	PROJECT NO. 1833	DRAWING NO. A.09	REVISION A



VIEW OF FRONT



VIEW OF REAR

EXTERIOR FINISHES LEGEND

- A WEATHERBOARDS, PAINT FINISH RESENE "TRIPLE SEA FOG"
- B V-JOINT FC CLADDING, PAINT FINISH RESENE "TRIPLE SEA FOG"
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A - WEATHERBOARDS

B - V-JOINT FC

C - CFC PANELS, PAINT "RUST", "GRAVEL"

D - WHITE PAINTED TIMBER

E - SANDSTONE CLADDING

F - SCREEN

G - ROOF COLORBOND - GREY

H - ROOF COLORBOND - LIGHT GREY

J - SANDSTONE BLOCKS