

SITE PLAN AND SITE ANALYSIS PLAN
1:200

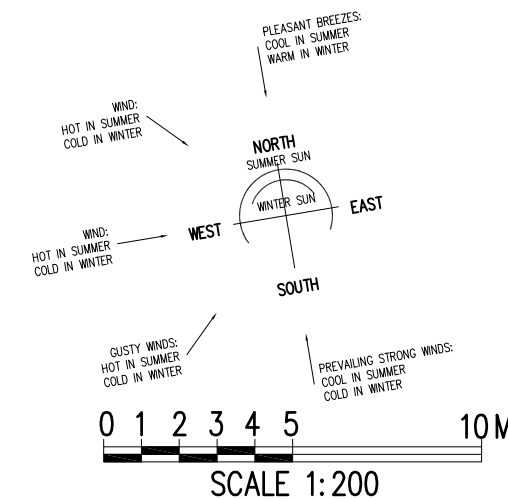
KEY

- CAR ENTRY POINT
- SUN DIRECTION – 22 JUNE
- NOISE SOURCE
- DISTRICT VIEWS OVER ADJOINING HOUSES

northern beaches council

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

MOD2020/0024



GENERAL NOTES:

- Builder to check and confirm all necessary dimensions on site prior to construction. Do not scale the drawing.
- All dimensions that relate to site boundaries and easements are subject to verification by site survey.
- All work to be in accordance with BUILDING CODE OF AUSTRALIA & to the satisfaction of local council requirements & other authorities.
- All timber construction to be in accordance with the "TIMBER FRAMING" code.
- Any detailing in addition to what is supplied shall be resolved between the owner and the builder to the owner's approval, except for any structural details or design which is to be supplied by Structural Engineer.
- Roof water & sub-soil drainage to be disposed of in the approved manner or as directed by local council inspectors.
- All electrical power & light outlets to be determined by owner.
- Make good and repair all existing finishes damaged by new work. Reuse existing material where possible.

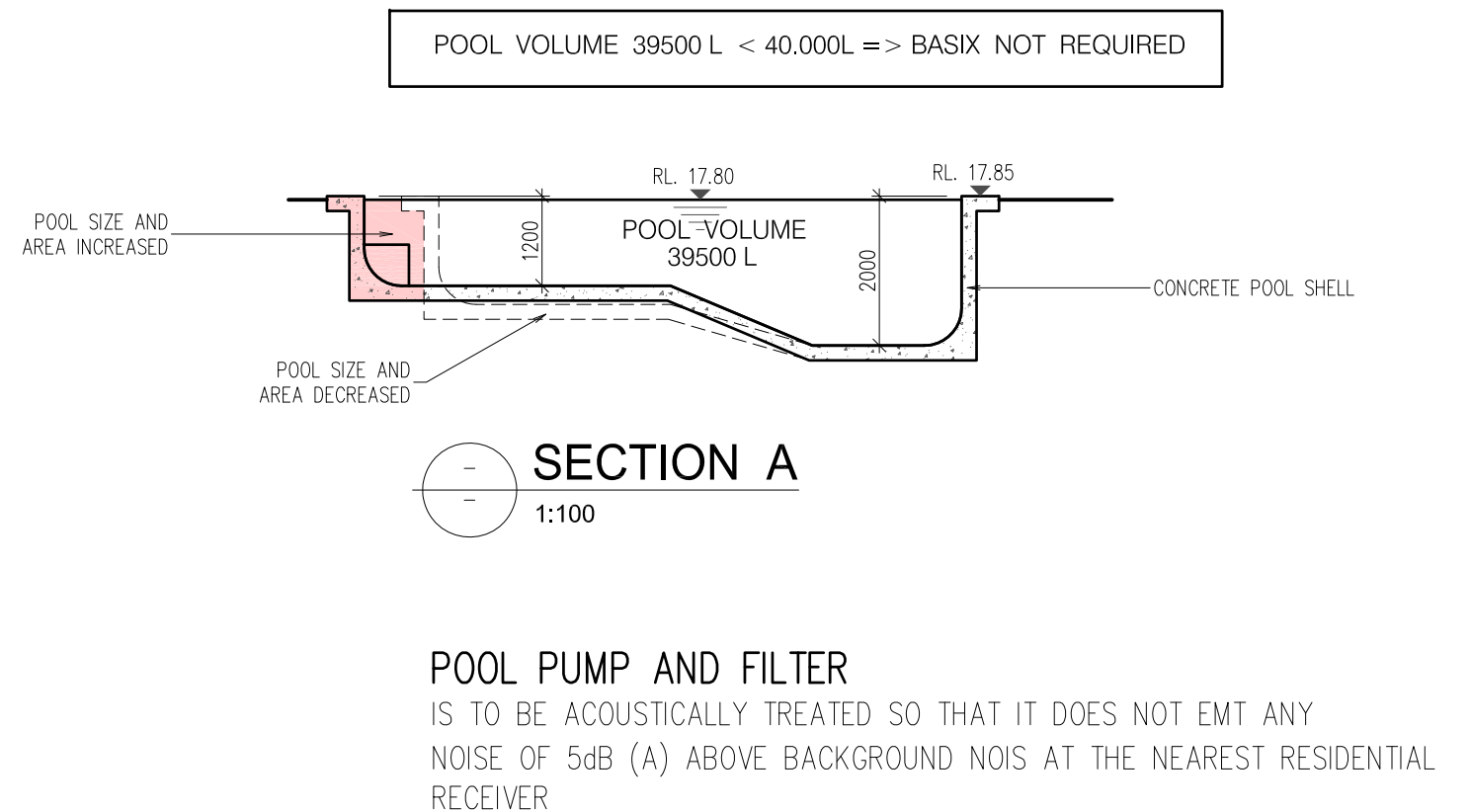
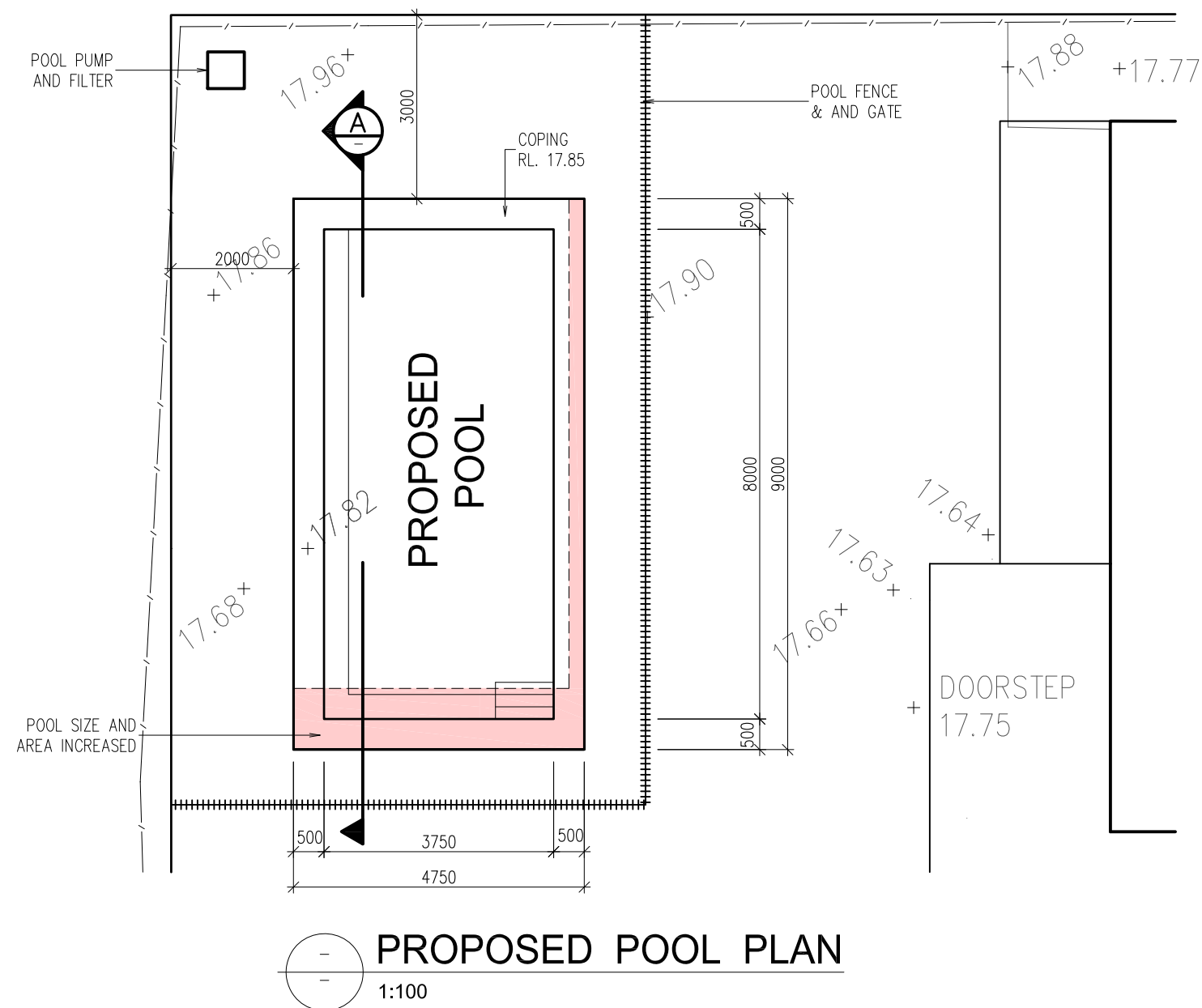
2	ISSUED FOR S4.55(2)	22/01/20
1	ISSUED FOR DA	20/06/19
No.	AMENDMENT	DATE
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LOTS 36, D.P.13900

PROJECT:
PROPOSED POOL
No 6 REID AVENUE
NORTH CURL CURL NSW 2099
CLIENT:
MR. & MRS. DiPalma

DATE: 20/06/19	SCALE: AS NOTED
DRAWN: MK	ISSUE: 2-POOL
DRAWING Nr : 16078	SHEET: 1



POOL FENCES – TO BE CONSTRUCTED TO AS 1926.1

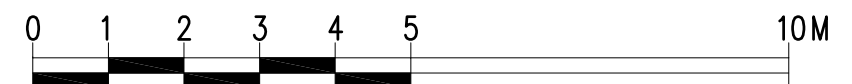
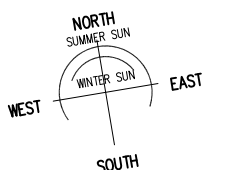
Essentially a barrier fence can be made of any material that has a reasonable life span when exposed to the likely conditions of weather, pool chemicals, pollution, decay, insects, salt water spray, etc. Fences must have an effective perpendicular height of 1.2 metres. Existing standard paling fences can be used provided that they are well-maintained and at least 1650mm high. If the rails are on the outside of the pool area, then 60 degree splayed sections are to be fitted securely to the middle and top rails (unless fence height is over 2400mm).

When a fence is not controlled by the pool owners, i.e. a neighbour's boundary fence, then the pool area must be protected for a radius of 1.2 metres by an approved safety fence.

Ground clearance between bottom of fence and ground level is not to exceed 100mm and any horizontal rails, rods, etc, which could assist climbing, should be on the pool side of the fence. If they're on the outside, they should be at least 900mm apart. The space between vertical members must not exceed 100mm.

POOL GATES

These must open outward only and have an effective perpendicular height of 1.2 metres. They must return to the closed position and engage the latch automatically from any position and not re-open without using the manual release mechanism. The latch must be at least 1.5 metres above ground level unless it is inside the fence can only be reached over or through a fence higher than 1.2 metres or is 150mm below the fence top (no hand hole) or at least 150mm away from the edge of any hand hole opening. Latches less than 1.5 metres above ground level must be shielded so that no opening greater than 10mm is closer than 450mm. Any hand hole shall be at least 1.2 metres from ground level.



LOTS 36, D.P.13900

SCALE 1:100

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