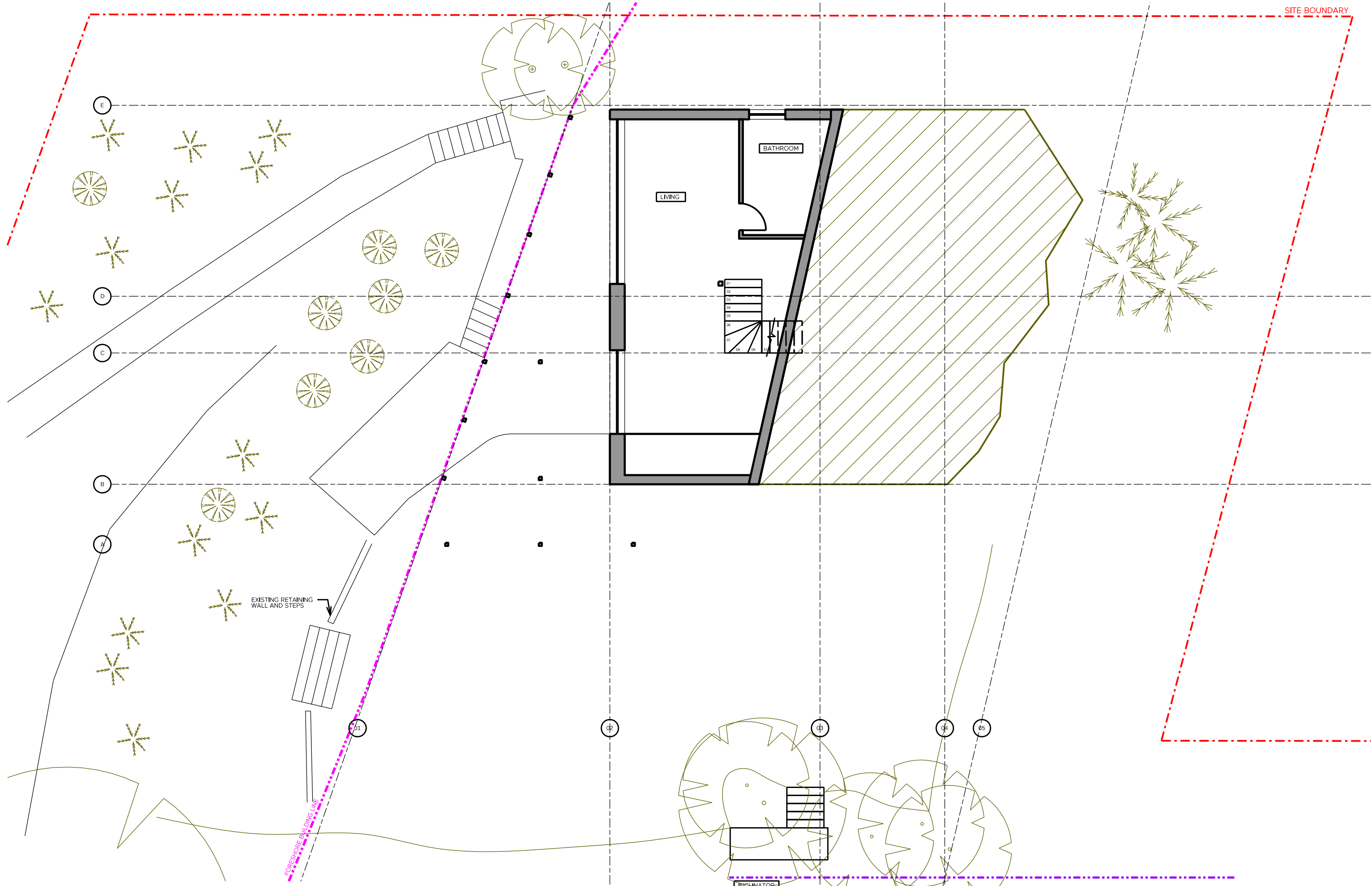


SITE BOUNDARY



EXISTING RETAINING WALL AND STEPS

FORESHORE BUILDING LINE

LIVING

BATHROOM



INCLINATOR

etic
emilie@studioetic.com

GENERAL NOTES

PRIOR TO THE COMMENCEMENT OF WORK, SURVEY AND VERIFY ALL GRIDLINES. CHECK ALL DIMENSIONS ON SITE USE FIGURED DIMENSIONS ONLY DO NOT SCALE. COMPLY WITH

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DATE
19.12.24

ISSUE + REVISIONS
A FOR DEVELOPMENT APPLICATION

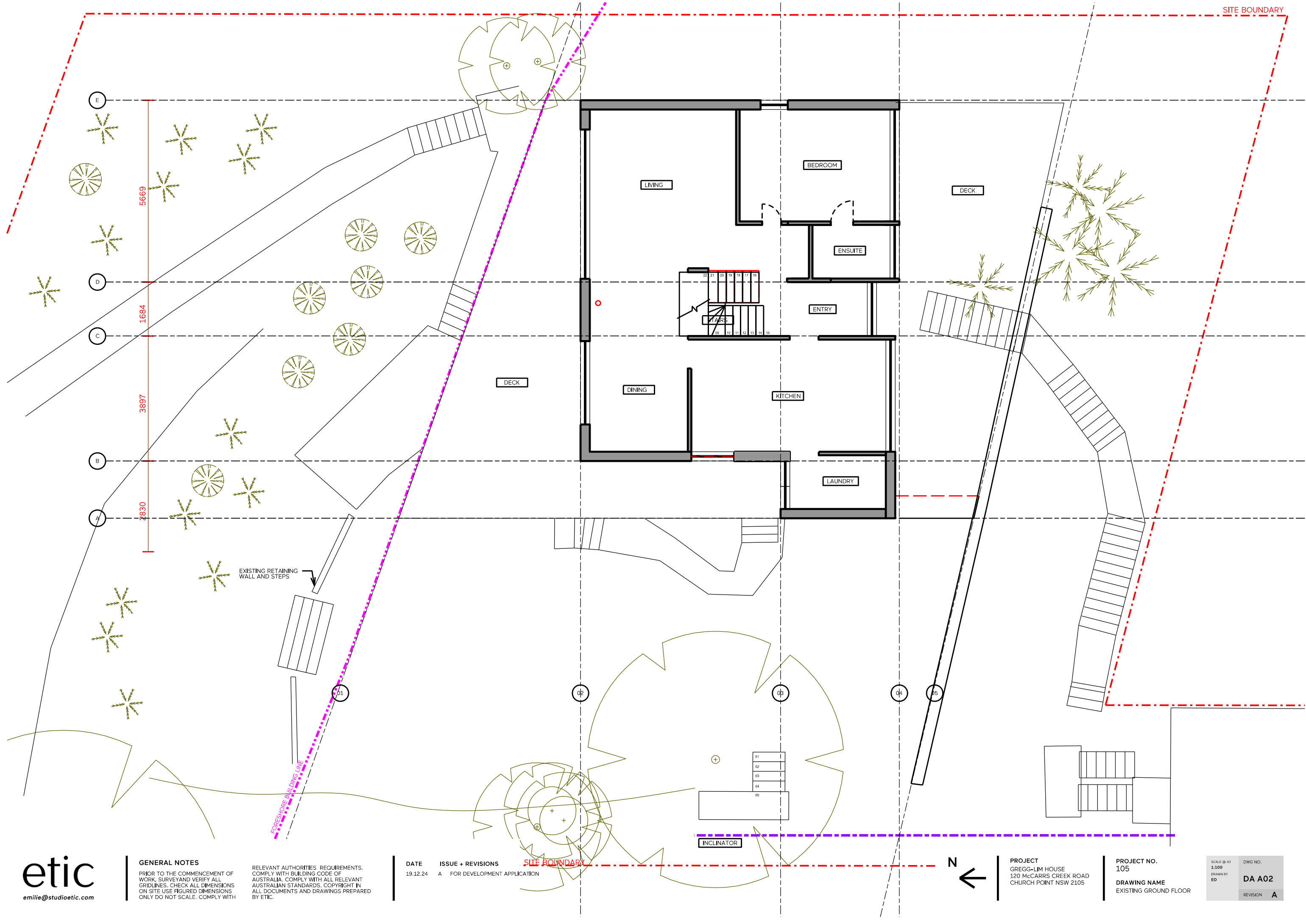
SITE BOUNDARY



PROJECT
GREGG-LIM HOUSE
120 McCARRS CREEK ROAD
CHURCH POINT NSW 2105

PROJECT NO.
105
DRAWING NAME
EXISTING LOWER
GROUND FLOOR

SCALE @ A3
1:100
DRAWN BY
ED
DWG NO.
DA A01
REVISION
A



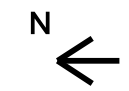
GENERAL NOTES

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RELEVANT AUTHORITIES REQUIREMENTS. COMPLY WITH BUILDING CODE OF AUSTRALIA. COMPLY WITH ALL RELEVANT AUSTRALIAN STANDARDS. COPYRIGHT IN ALL DOCUMENTS AND DRAWINGS PREPARED BY ETIC.

DATE	ISSUE + REVISIONS
19.12.24	A FOR DEVELOPMENT APPLICATION

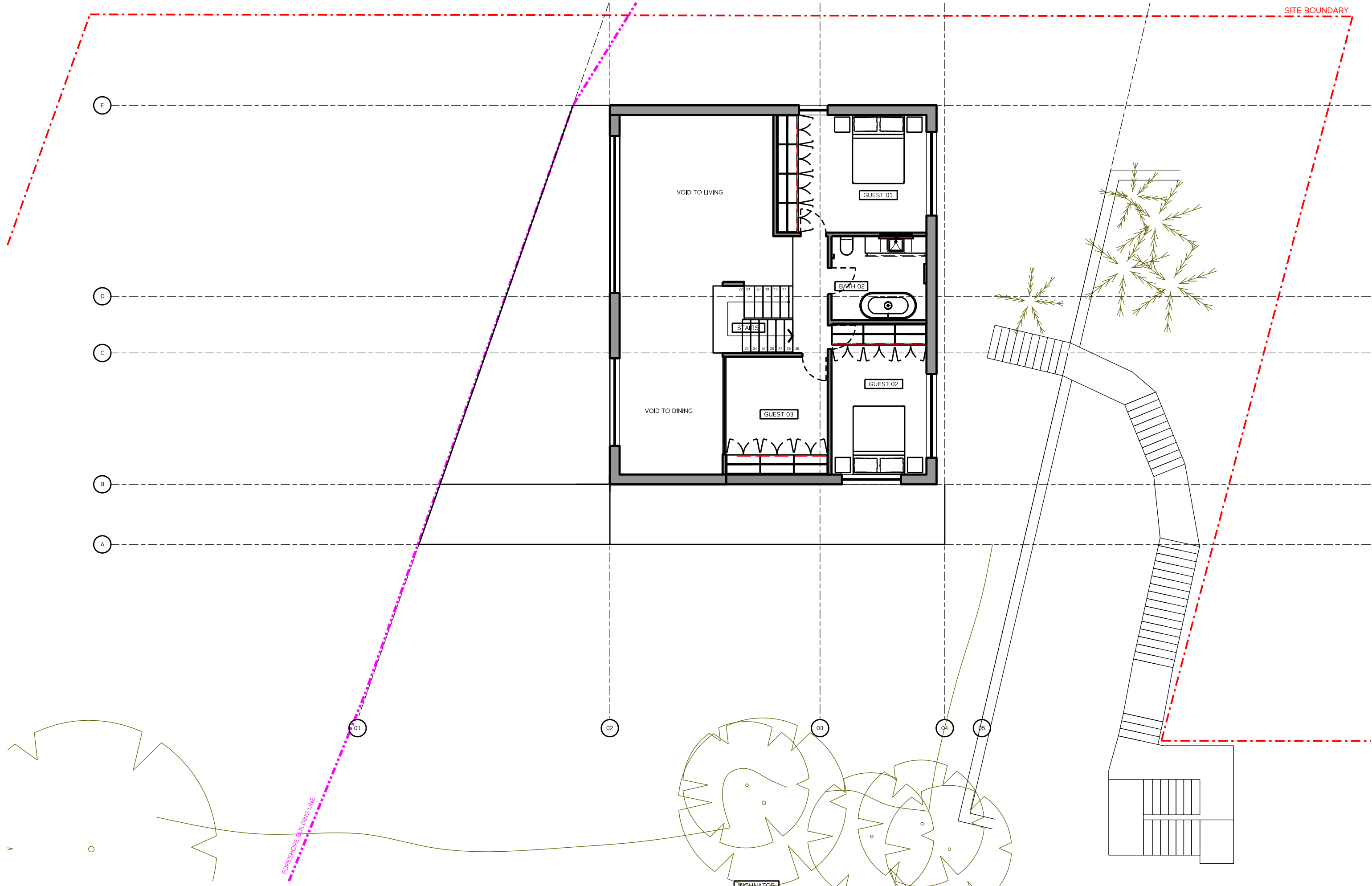
SITE BOUNDARY



PROJECT
GREGG-LIM HOUSE
120 McCARRS CREEK ROAD
CHURCH POINT NSW 2105

PROJECT NO.
105
DRAWING NAME
EXISTING GROUND FLOOR

SCALE @ A3	DWG NO.
1:100	DA A02
DRAWN BY ED	REVISION A



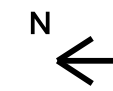
GENERAL NOTES

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DATE	ISSUE + REVISIONS
19.12.24	A FOR DEVELOPMENT APPLICATION

SITE BOUNDARY



PROJECT
GREGG-LIM HOUSE
120 McCARRS CREEK ROAD
CHURCH POINT NSW 2105

PROJECT NO.
105
DRAWING NAME
EXISTING LEVEL 01

SCALE @ A3 1:100	DWG NO. DA A03
DRAWN BY ED	REVISION A

E

D

C

B

A

01

02

03

04

05

FORESHORE BUILDING LINE

GENERAL NOTES

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DATE

19.12.24

ISSUE + REVISIONS

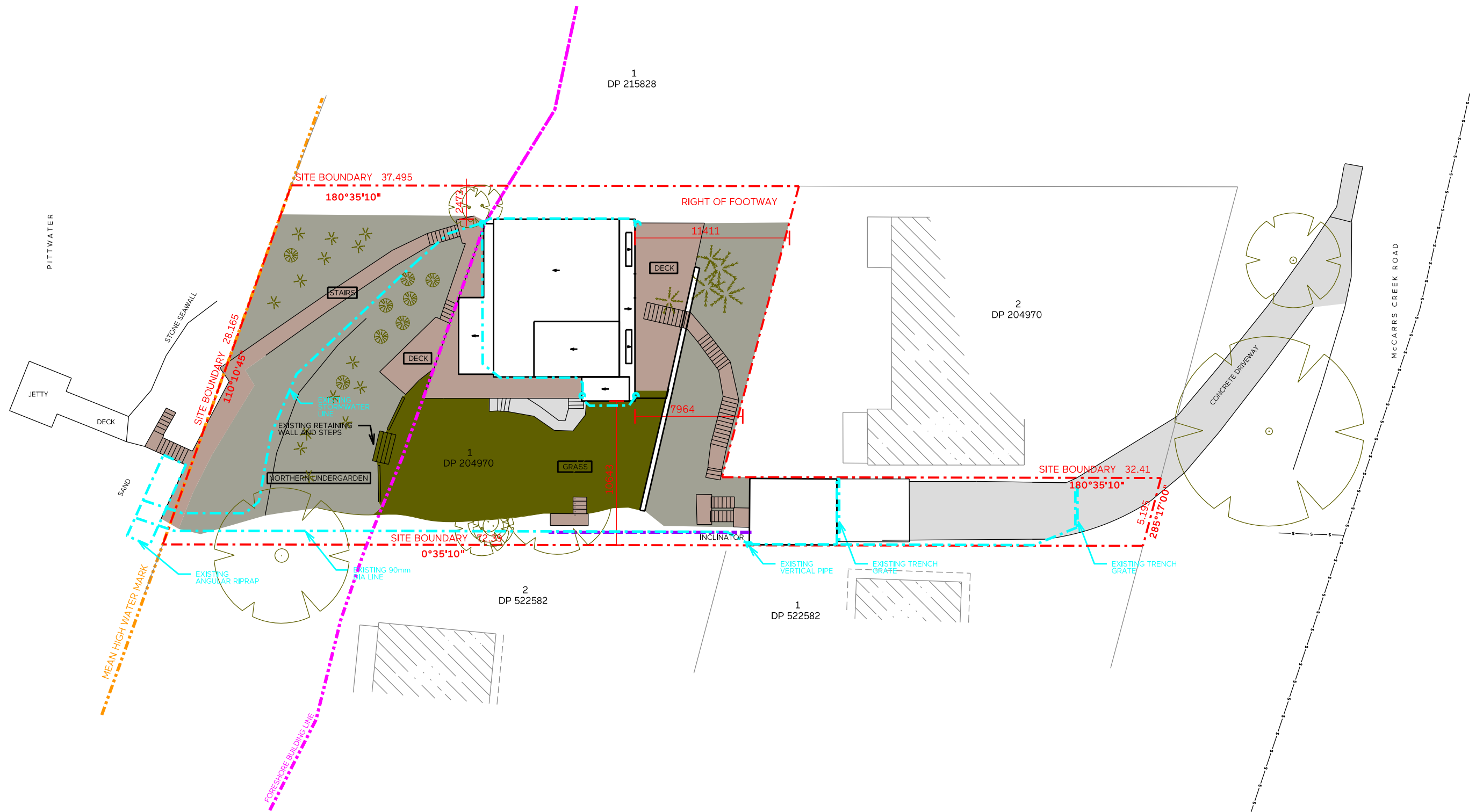
A FOR DEVELOPMENT APPLICATION



PROJECT
GREGG-LIM HOUSE
120 McCARRS CREEK ROAD
CHURCH POINT NSW 2105

PROJECT NO.
105
DRAWING NAME
EXISTING ROOF PLAN

SCALE @ A3 1:100	DWG NO. DA A04
DRAWN BY ED	REVISION A



GENERAL NOTES

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19.12.24	A FOR DEVELOPMENT APPLICATION



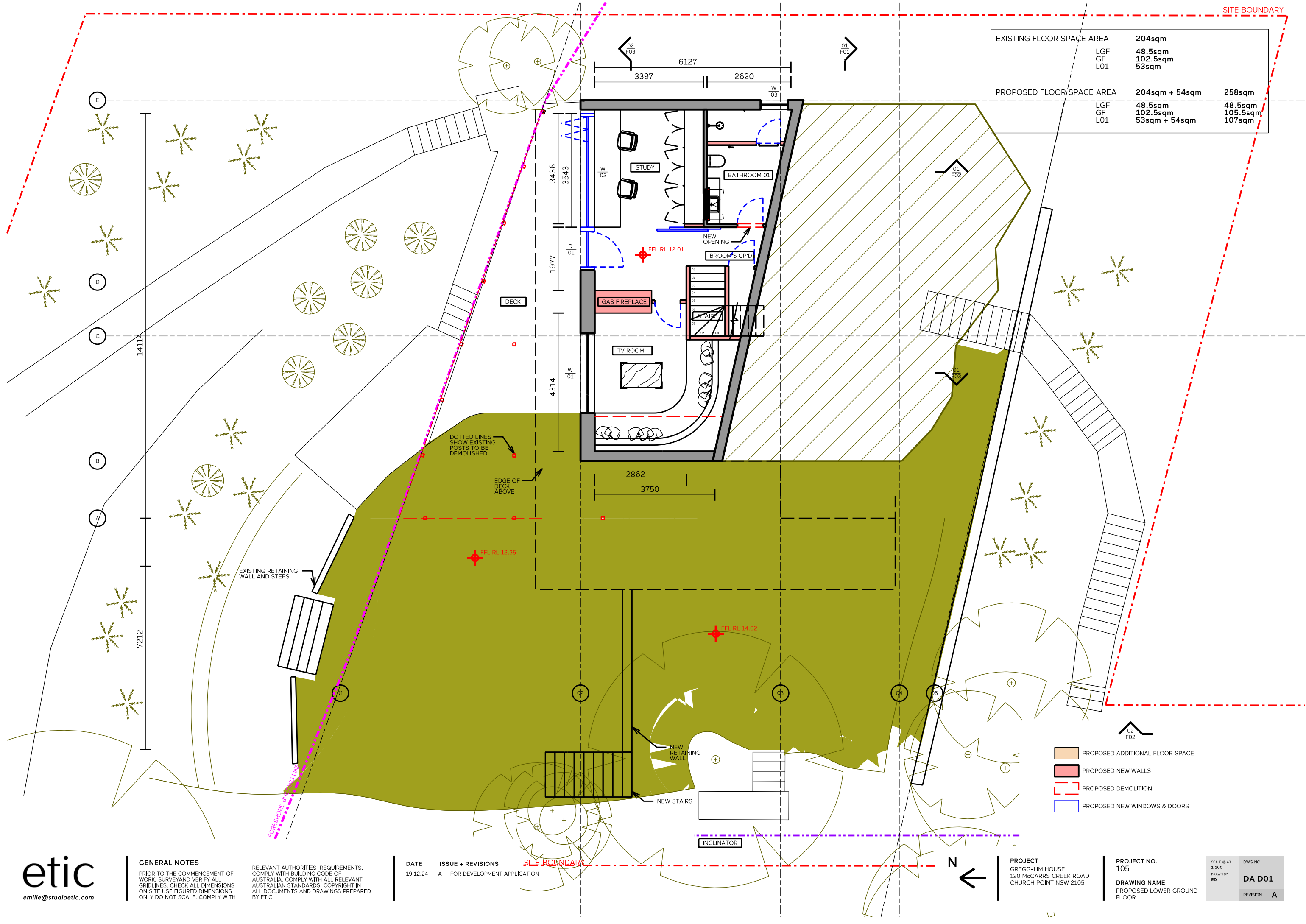
PROJECT
GREGG-LIM HOUSE
120 McCARRS CREEK ROAD
CHURCH POINT NSW 2105

PROJECT NO.
105
DRAWING NAME
EXISTING SITE ANALYSIS PLAN

SCALE @ A3 1:300	DWG NO. DA D00
DRAWN BY ED	REVISION A

SITE BOUNDARY

EXISTING FLOOR SPACE AREA		204sqm
LGF		48.5sqm
GF		102.5sqm
L01		53sqm
PROPOSED FLOOR SPACE AREA		204sqm + 54sqm
LGF		48.5sqm
GF		102.5sqm
L01		53sqm + 54sqm
		258sqm
		48.5sqm
		105.5sqm
		107sqm



GENERAL NOTES

PRIOR TO THE COMMENCEMENT OF WORK, SURVEY AND VERIFY ALL GRIDLINES. CHECK ALL DIMENSIONS ON SITE USE FIGURED DIMENSIONS ONLY DO NOT SCALE. COMPLY WITH

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19.12.24	A FOR DEVELOPMENT APPLICATION

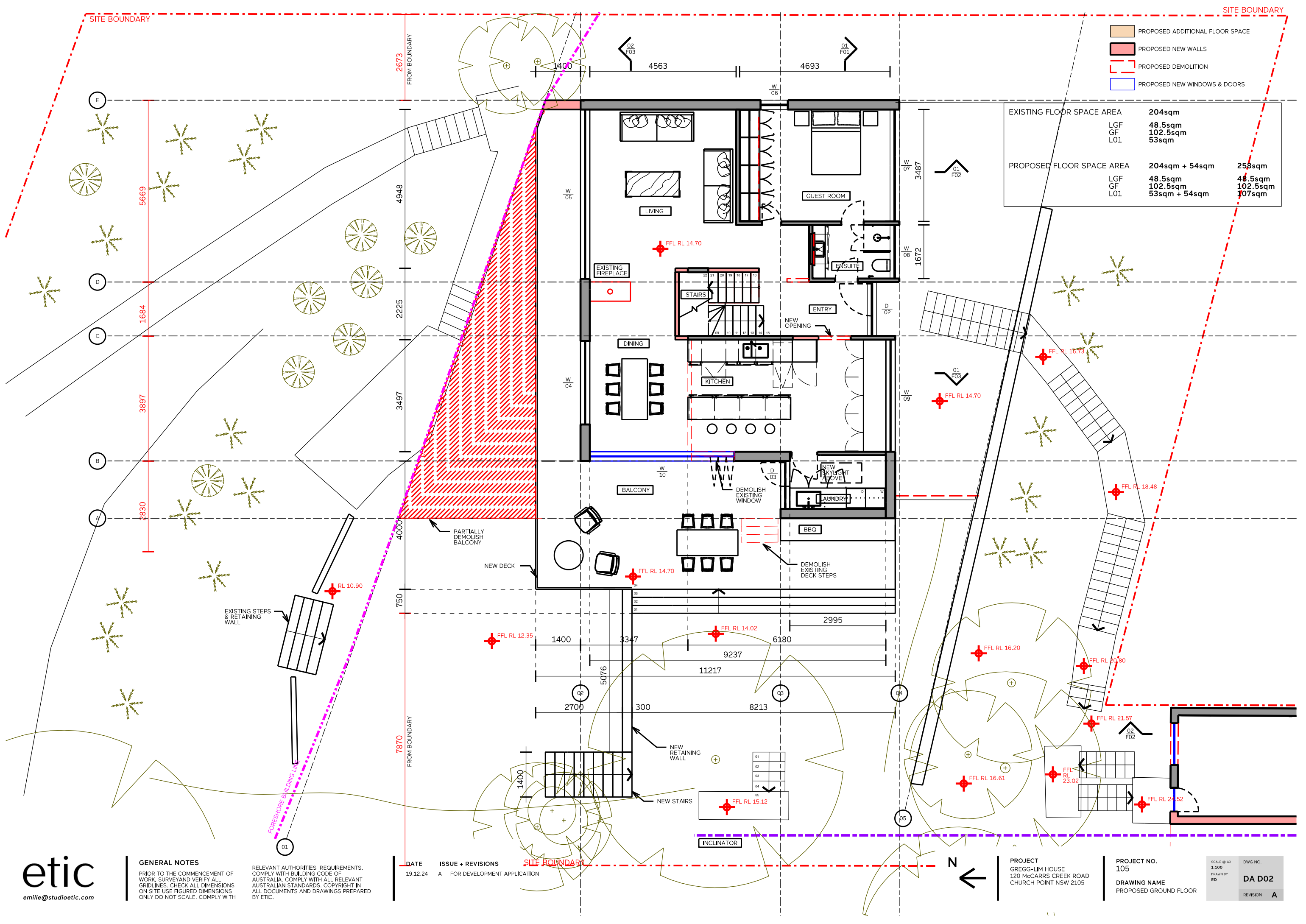
- PROPOSED ADDITIONAL FLOOR SPACE
- PROPOSED NEW WALLS
- PROPOSED DEMOLITION
- PROPOSED NEW WINDOWS & DOORS

etic
emilie@studioetic.com

PROJECT
GREGG-LIM HOUSE
120 MCCARRS CREEK ROAD
CHURCH POINT NSW 2105

PROJECT NO.
105
DRAWING NAME
PROPOSED LOWER GROUND FLOOR

SCALE @ A3
1:100
DRAWN BY
ED
DWG NO.
DA D01
REVISION
A



- PROPOSED ADDITIONAL FLOOR SPACE
- PROPOSED NEW WALLS
- PROPOSED DEMOLITION
- PROPOSED NEW WINDOWS & DOORS

EXISTING FLOOR SPACE AREA		204sqm
LGF		48.5sqm
GF		102.5sqm
L01		53sqm
PROPOSED FLOOR SPACE AREA		204sqm + 54sqm
LGF		48.5sqm
GF		102.5sqm
L01		53sqm + 54sqm
		258sqm
		48.5sqm
		102.5sqm
		107sqm

GENERAL NOTES
 PRIOR TO THE COMMENCEMENT OF WORK, SURVEY AND VERIFY ALL GRIDLINES. CHECK ALL DIMENSIONS ON SITE USE FIGURED DIMENSIONS ONLY DO NOT SCALE. COMPLY WITH RELEVANT AUTHORITIES REQUIREMENTS. COMPLY WITH BUILDING CODE OF AUSTRALIA. COMPLY WITH ALL RELEVANT AUSTRALIAN STANDARDS. COPYRIGHT IN ALL DOCUMENTS AND DRAWINGS PREPARED BY ETIC.

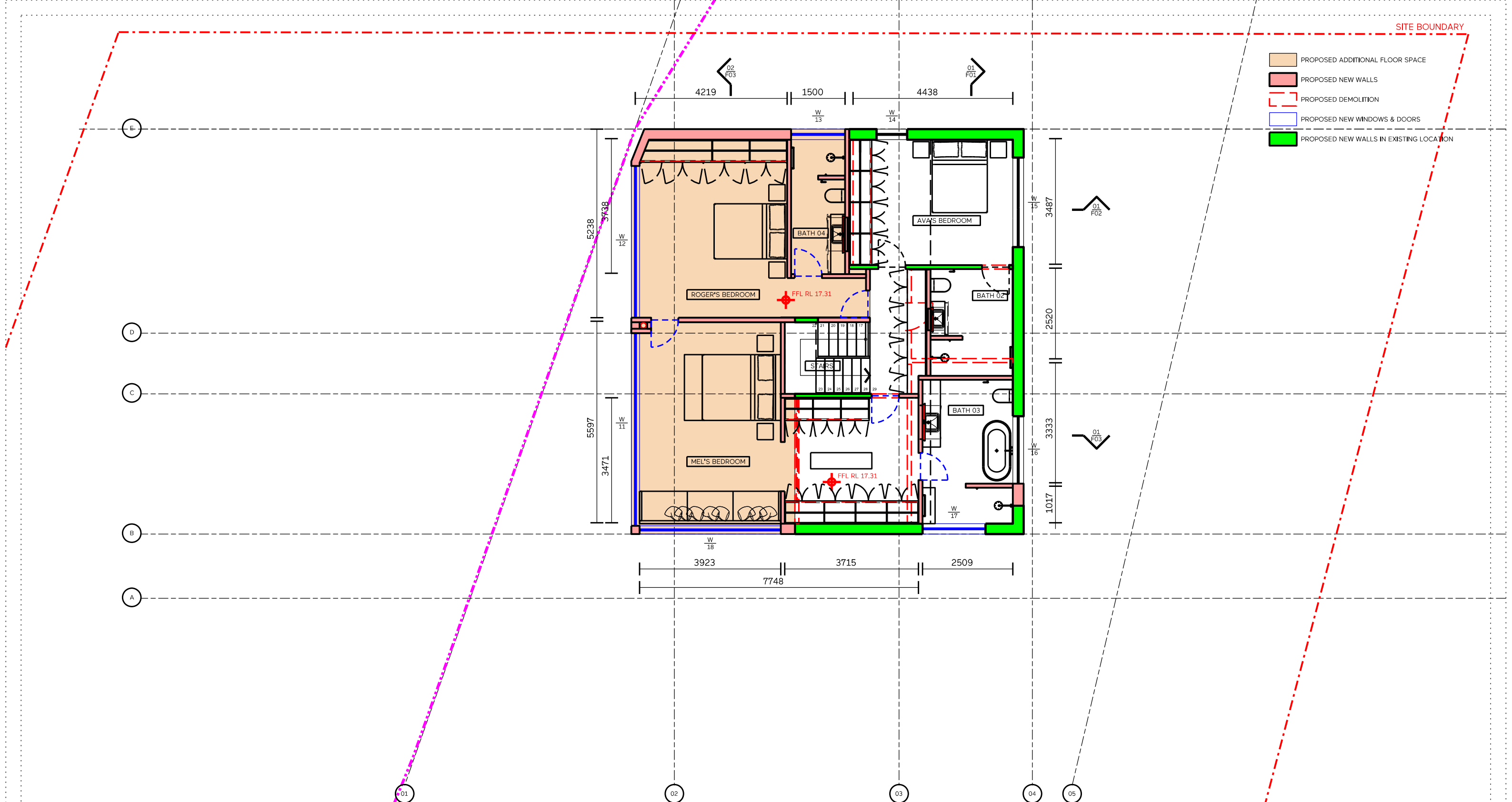
DATE 19.12.24
ISSUE + REVISIONS
 A FOR DEVELOPMENT APPLICATION

PROJECT
 GREGG-LIM HOUSE
 120 McCARRS CREEK ROAD
 CHURCH POINT NSW 2105

PROJECT NO. 105
DRAWING NAME
 PROPOSED GROUND FLOOR

SCALE @ A3 1:100
 DRAWN BY ED
 DWG NO. DA D02
 REVISION A





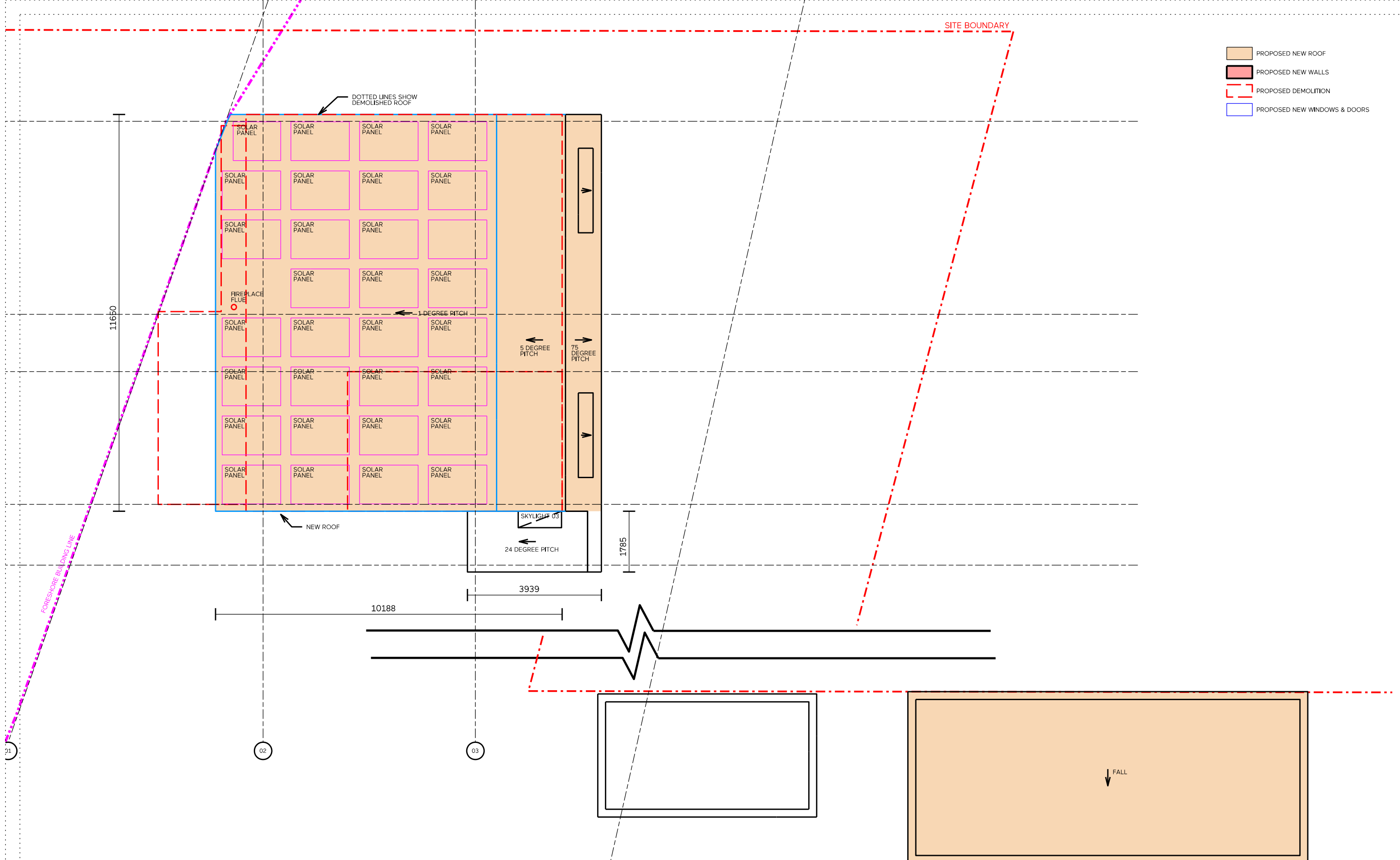
- PROPOSED ADDITIONAL FLOOR SPACE
- PROPOSED NEW WALLS
- PROPOSED DEMOLITION
- PROPOSED NEW WINDOWS & DOORS
- PROPOSED NEW WALLS IN EXISTING LOCATION

EXISTING FLOOR SPACE AREA	204sqm	
LGF	48.5sqm	
GF	102.5sqm	
L01	53sqm	
PROPOSED FLOOR SPACE AREA	204sqm + 54sqm	258sqm
LGF	48.5sqm	48.5sqm
GF	102.5sqm + 54sqm	156.5sqm
L01	53sqm + 54sqm	107sqm

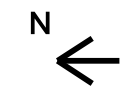
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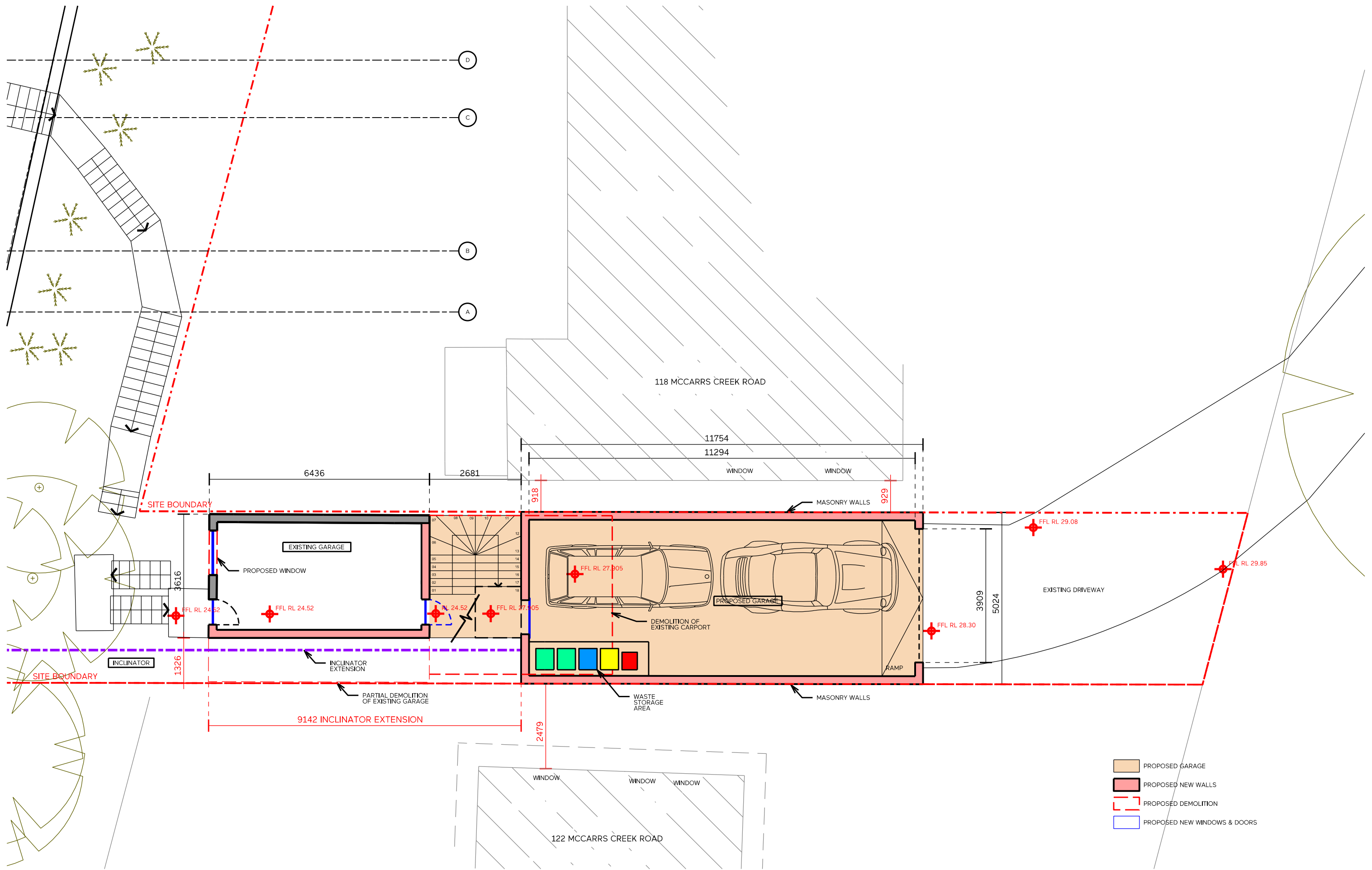
INCLINATOR

- PROPOSED NEW ROOF
- PROPOSED NEW WALLS
- PROPOSED DEMOLITION
- PROPOSED NEW WINDOWS & DOORS



01 PROPOSED GARAGE SCALE





- PROPOSED GARAGE
- PROPOSED NEW WALLS
- PROPOSED DEMOLITION
- PROPOSED NEW WINDOWS & DOORS

GENERAL NOTES

PRIOR TO THE COMMENCEMENT OF WORK, SURVEY AND VERIFY ALL GRIDLINES. CHECK ALL DIMENSIONS ON SITE USE FIGURED DIMENSIONS ONLY DO NOT SCALE. COMPLY WITH

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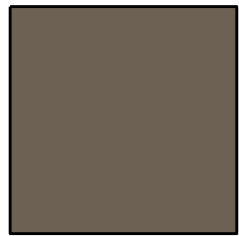
DATE	ISSUE + REVISIONS
19.12.24	A FOR DEVELOPMENT APPLICATION



PROJECT
GREGG-LIM HOUSE
120 MCCARRS CREEK ROAD
CHURCH POINT NSW 2105

PROJECT NO.
105
DRAWING NAME
PROPOSED DRIVEWAY PLAN

SCALE @ A3 1:100	DWG NO. DA D05
DRAWN BY ED	REVISION A



COLORBOND ROOFING COLOUR



EXTERNAL TIMBER CLADDING, DOORS, WINDOWS AND DECKS



GARAGE EXTERNAL WALLS

8.5m MAX BUILDING HEIGHT @ PROPOSED GARAGE

8.5m MAX BUILDING HEIGHT @ RIDGE

8.5m MAX BUILDING HEIGHT @ EAVES

RL 21.57 - PROPOSED RIDGE

RL 21.22 - EXISTING RIDGE

RL 17.31 - EXISTING L01 FLOOR

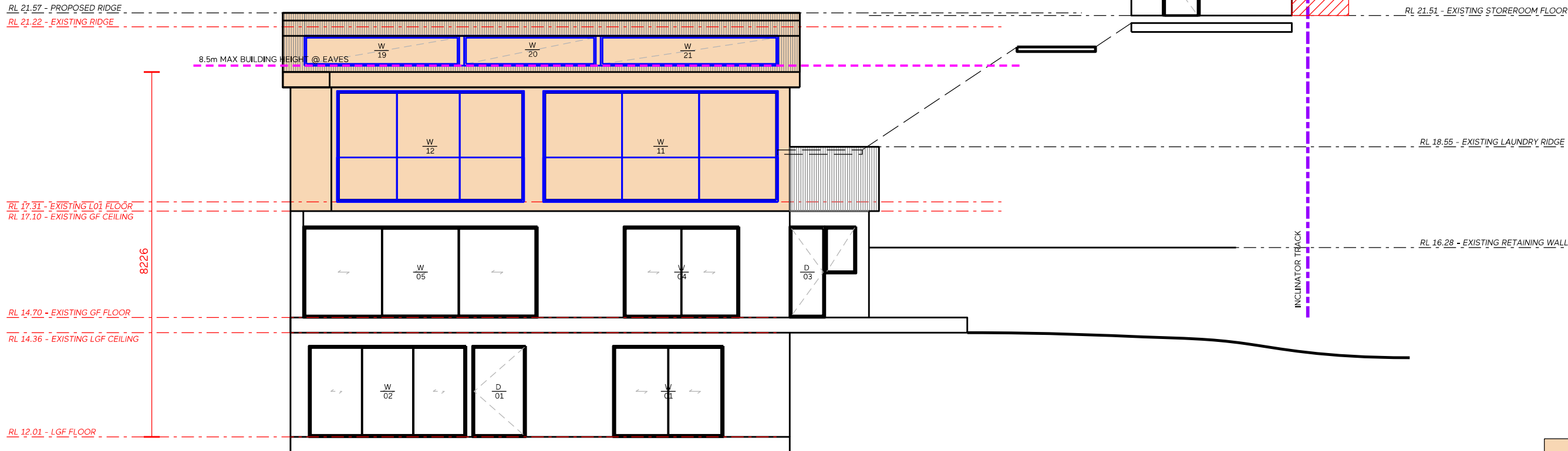
RL 17.10 - EXISTING GF CEILING

RL 14.70 - EXISTING GF FLOOR





RL 14.36 - EXISTING LGF CEILING

RL 12.01 - LGF FLOOR

8226



PARTIAL DEMOLITION OF STOREROOM TO ALLOW FOR NEW INCLINATOR EXTENSION

-  PROPOSED ADDITIONAL FLOOR SPACE
-  PROPOSED NEW WALLS
-  PROPOSED DEMOLITION
-  PROPOSED NEW WINDOWS & DOORS

GENERAL NOTES

PRIOR TO THE COMMENCEMENT OF WORK, SURVEY AND VERIFY ALL GRIDLINES. CHECK ALL DIMENSIONS ON SITE USE FIGURED DIMENSIONS ONLY DO NOT SCALE. COMPLY WITH

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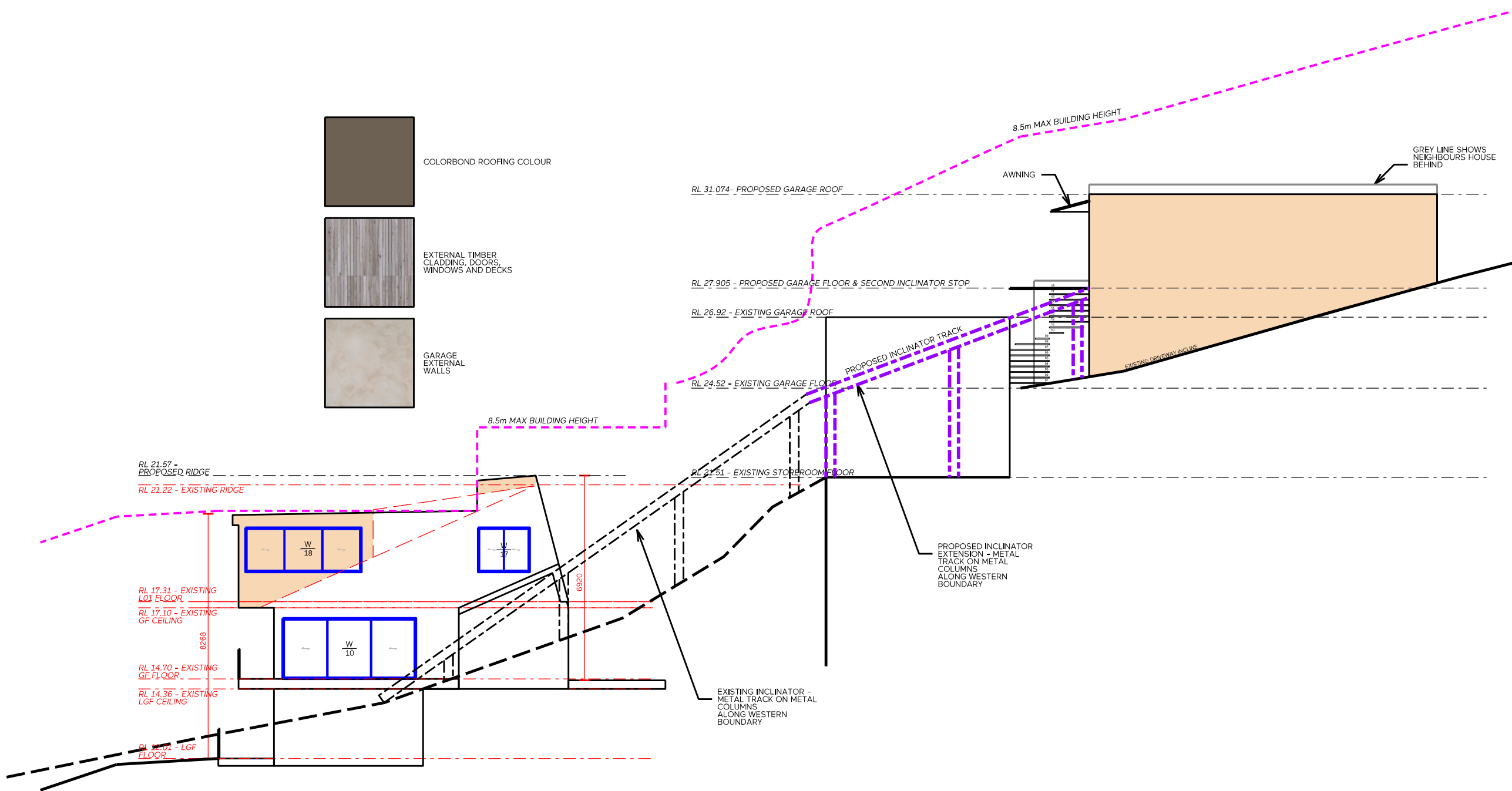
DATE	ISSUE + REVISIONS
19.12.24	A FOR DEVELOPMENT APPLICATION



PROJECT
GREGG-LIM HOUSE
120 McCARRS CREEK ROAD
CHURCH POINT NSW 2105

PROJECT NO.
105
DRAWING NAME
PROPOSED NORTHERN ELEVATION

SCALE @ A3	DWG NO.
1:100	DA E01
DRAWN BY ED	REVISION A



- PROPOSED ADDITIONAL FLOOR SPACE
- PROPOSED NEW WALLS
- PROPOSED DEMOLITION
- PROPOSED NEW WINDOWS & DOORS

GENERAL NOTES

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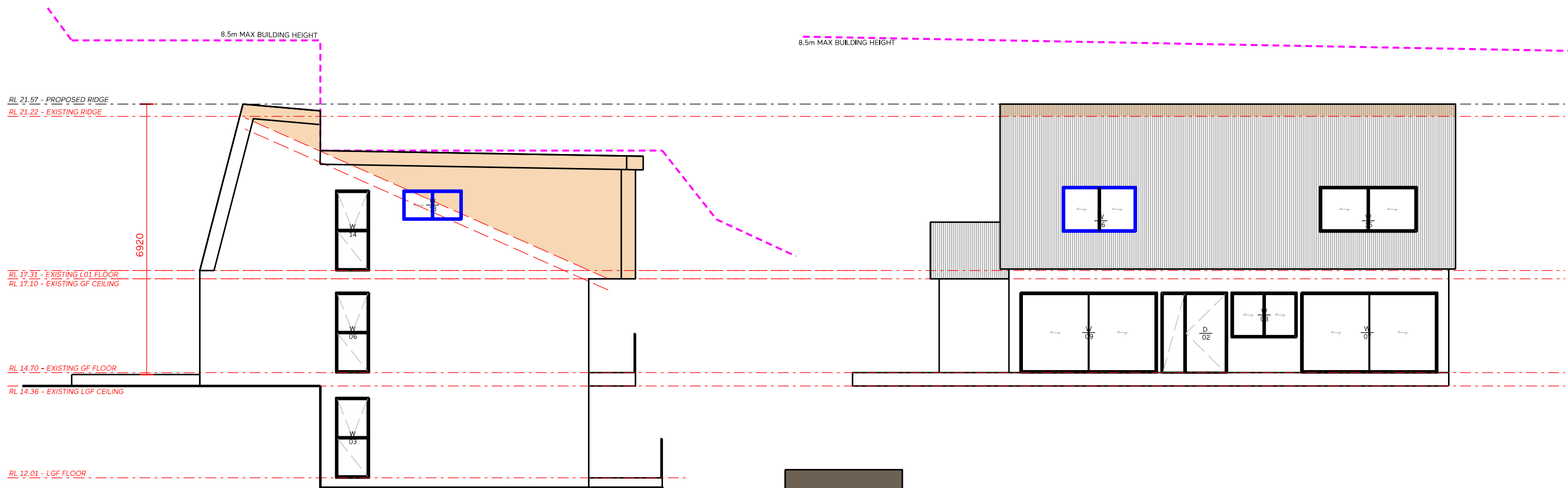


PROJECT
GREGG-LIM HOUSE
120 McCARRS CREEK ROAD
CHURCH POINT NSW 2105

PROJECT NO.
105

DRAWING NAME
PROPOSED WESTERN ELEVATIONS

SCALE @ A3 1:150	DWG NO. DA E02
DRAWN BY ED	REVISION A



COLORBOND ROOFING COLOUR

EXTERNAL TIMBER CLADDING, DOORS, WINDOWS AND DECKS

GARAGE EXTERNAL WALLS

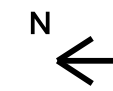
- PROPOSED ADDITIONAL FLOOR SPACE
- PROPOSED NEW WALLS
- PROPOSED DEMOLITION
- PROPOSED NEW WINDOWS & DOORS

GENERAL NOTES

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DATE	ISSUE + REVISIONS
19.12.24	A FOR DEVELOPMENT APPLICATION



PROJECT
GREGG-LIM HOUSE
120 McCARRS CREEK ROAD
CHURCH POINT NSW 2105

PROJECT NO.
105
DRAWING NAME
PROPOSED SOUTHERN AND EASTERN ELEVATIONS

SCALE @ A3 1:100 DRAWN BY ED	DWG NO. DA E03 REVISION A
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8.5m MAX BUILDING HEIGHT

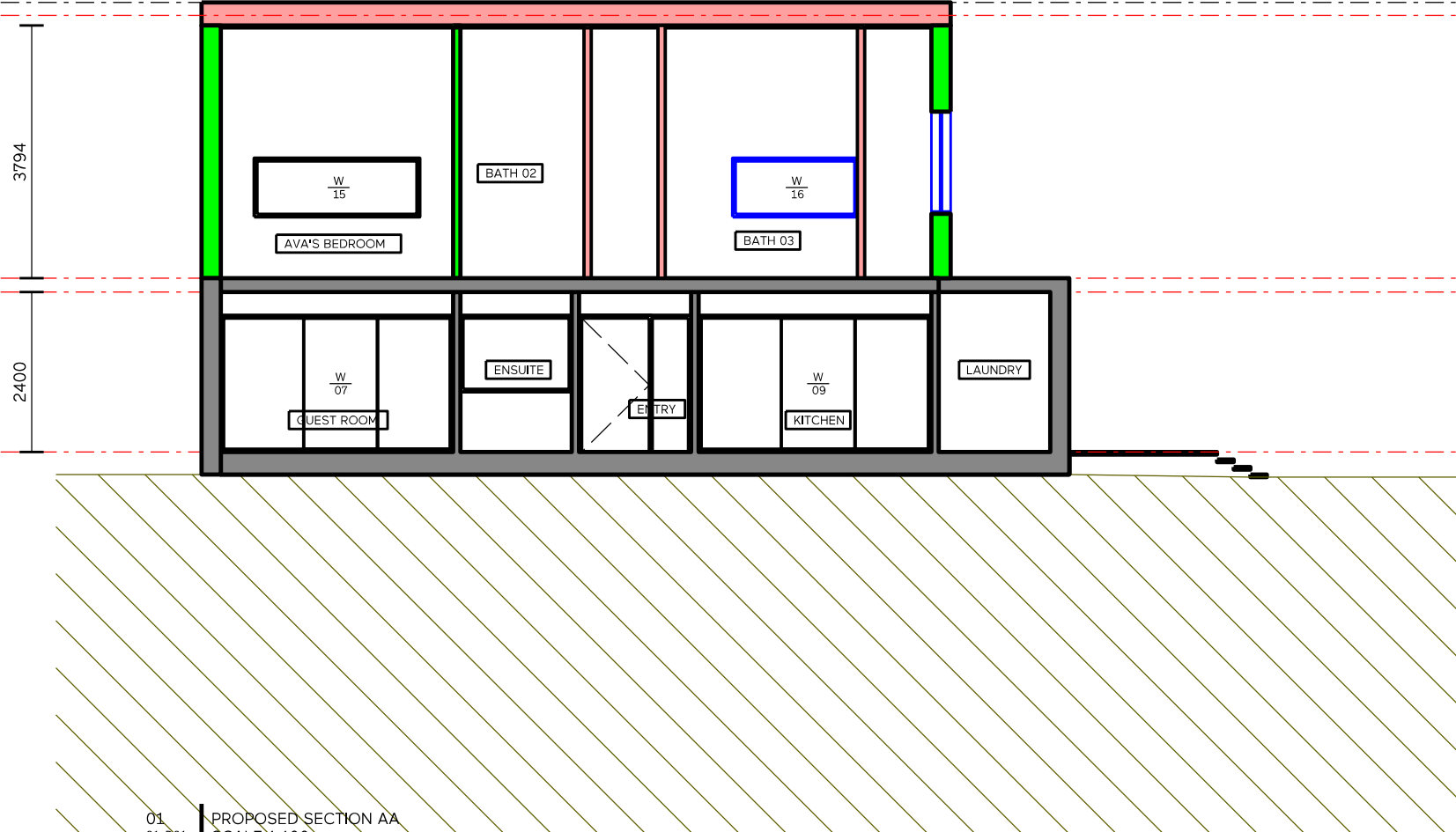
RL 21.45 - PROPOSED ROOF

RL 21.22 - EXISTING RIDGE

RL 17.31 - EXISTING 1st FLOOR

RL 17.10 - EXISTING GF CEILING

RL 14.70 - EXISTING GF FLOOR



01 01-001 | PROPOSED SECTION AA
SCALE 1:100

- PROPOSED ADDITIONAL FLOOR SPACE
- PROPOSED NEW WALLS
- PROPOSED DEMOLITION
- PROPOSED NEW WINDOWS & DOORS

GENERAL NOTES

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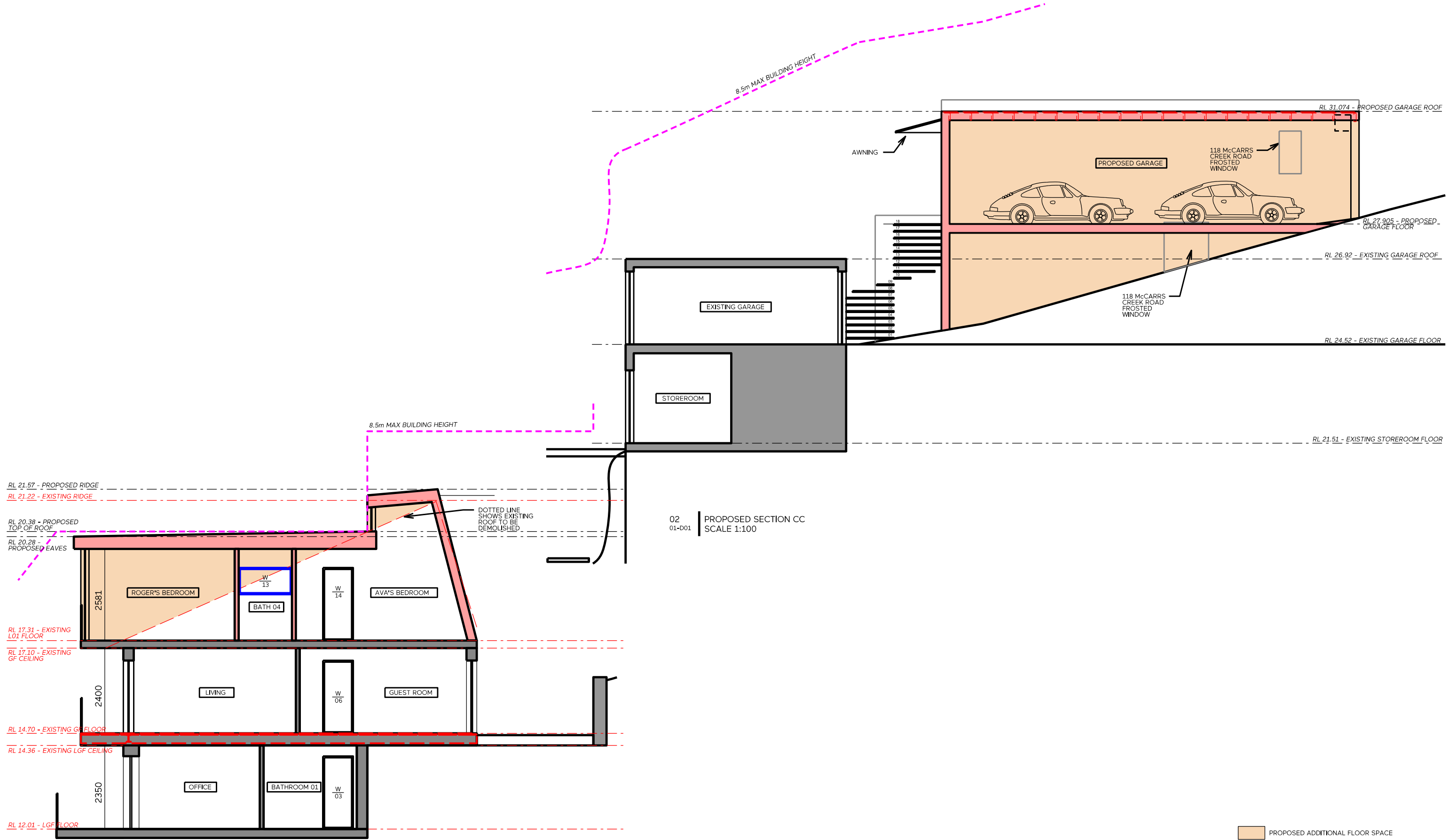
DATE	ISSUE + REVISIONS
19.12.24	A FOR DEVELOPMENT APPLICATION



PROJECT
GREGG-LIM HOUSE
120 McCARRS CREEK ROAD
CHURCH POINT NSW 2105

PROJECT NO.
105
DRAWING NAME
PROPOSED SECTION AA

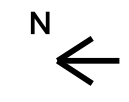
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DRAWN BY ED	REVISION A

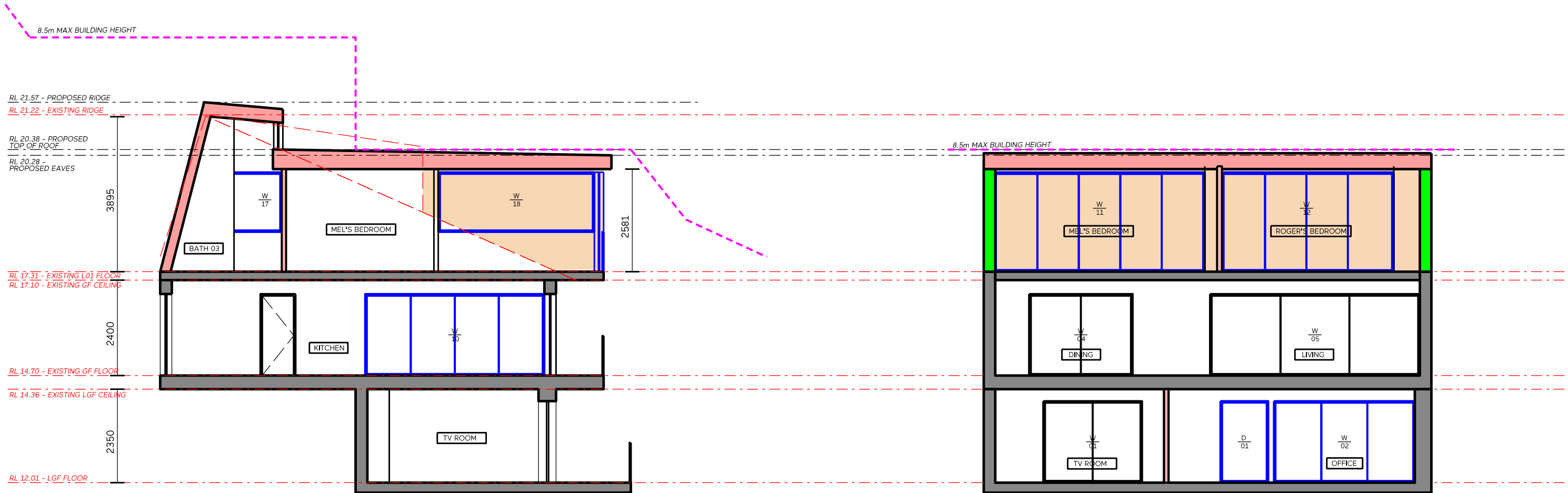


02 | PROPOSED SECTION CC
01-D01 | SCALE 1:100

01 | PROPOSED SECTION BB
01-D01 | SCALE 1:100

- PROPOSED ADDITIONAL FLOOR SPACE
- PROPOSED NEW WALLS
- PROPOSED DEMOLITION
- PROPOSED NEW WINDOWS & DOORS





01 | PROPOSED SECTION DD
01-D01 | SCALE 1:100

02 | PROPOSED SECTION EE
01-D01 | SCALE 1:100

- PROPOSED ADDITIONAL FLOOR SPACE
- PROPOSED NEW WALLS
- PROPOSED DEMOLITION
- PROPOSED NEW WINDOWS & DOORS

GENERAL NOTES

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DATE	ISSUE + REVISIONS
19.12.24	A FOR DEVELOPMENT APPLICATION



PROJECT
GREGG-LIM HOUSE
120 McCARRS CREEK ROAD
CHURCH POINT NSW 2105

PROJECT NO.
105
DRAWING NAME
PROPOSED SECTIONS
DD & EE

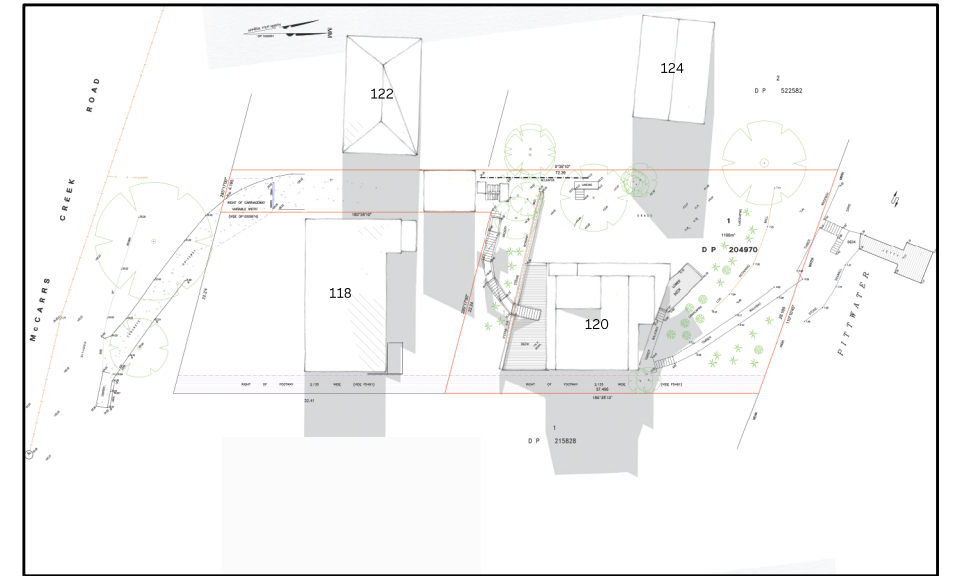
SCALE @ A3 1:100 DRAWN BY ED	DWG NO. DA F03 REVISION A
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EXISTING
JUNE, 21st
9am



EXISTING
JUNE, 21st
12pm



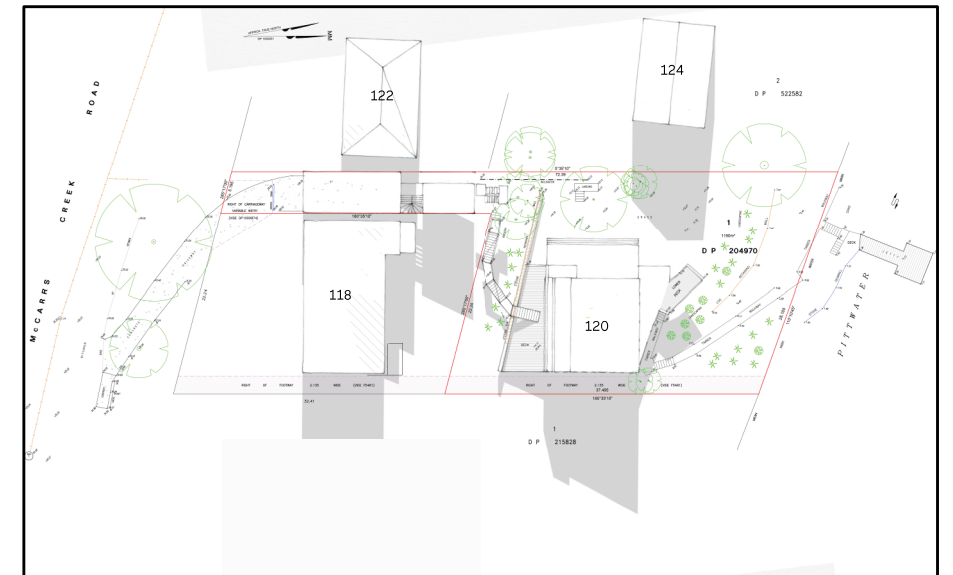
EXISTING
JUNE, 21st
3pm



PROPOSED
JUNE, 21st
9am



PROPOSED
JUNE, 21st
12pm



PROPOSED
JUNE, 21st
3pm

GENERAL NOTES

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19.12.24	A FOR DEVELOPMENT APPLICATION



PROJECT
GREGG-LIM HOUSE
120 McCARRS CREEK ROAD
CHURCH POINT NSW 2105

PROJECT NO.
105
DRAWING NAME
SHADOW ANALYSIS
PLAN

SCALE @ A3	DWG NO.
1:100	DA S01
DRAWN BY ED	REVISION A