

DRAWING SCHEDULE

DWG No.	DRAWING TITLE	DATED
DD 00	MATERIAL & DRAWING SCHEDULE	23.03.21
DD 01	SITE / ROOF PLAN	23.03.21
DD 02	PROPOSED GROUND FLOOR PLAN	11.01.21
DD 03	PROPOSED UPPER FLOOR PLAN	11.01.21
DD 04	PROPOSED FLAT GROUND FLOOR PLAN	23.03.21
DD 05	PROPOSED NORTH, SOUTH ELEVATIONS	11.01.21
DD 06	PROPOSED EAST, WEST ELEVATIONS	11.01.21

DWG No.	DRAWING TITLE	DATED
DD 07	SECTION A-A	11.01.21
DD 08	SECTION B-B	11.01.21
DD 09	PROPOSED NORTH, SOUTH FLAT ELEVATIONS	11.01.21
DD 10	PROPOSED EAST, WEST FLAT ELEVATIONS	23.03.21
DD 11	SHADOW DIAGRAMS	11.01.21
DD 12	SITE COVERAGE CALCS	11.01.21
DD 13	SEDIMENT CONTROL & WASTE MANAGEMENT	23.03.21

BASIX COMMITMENTS

(Read in conjunction with current BASIX Certificate: XXXXXXXX (dated XXXXXX))

WATER COMMITMENTS

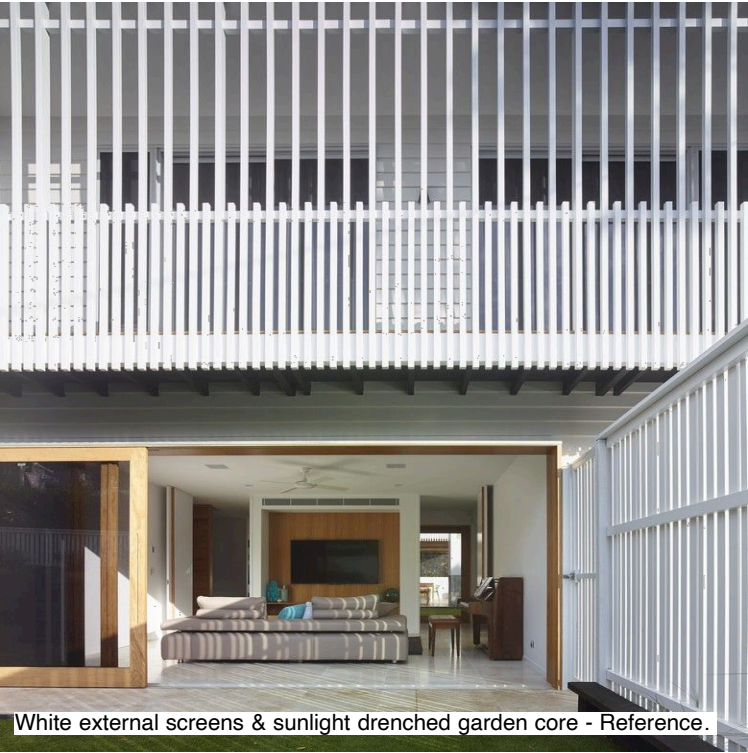
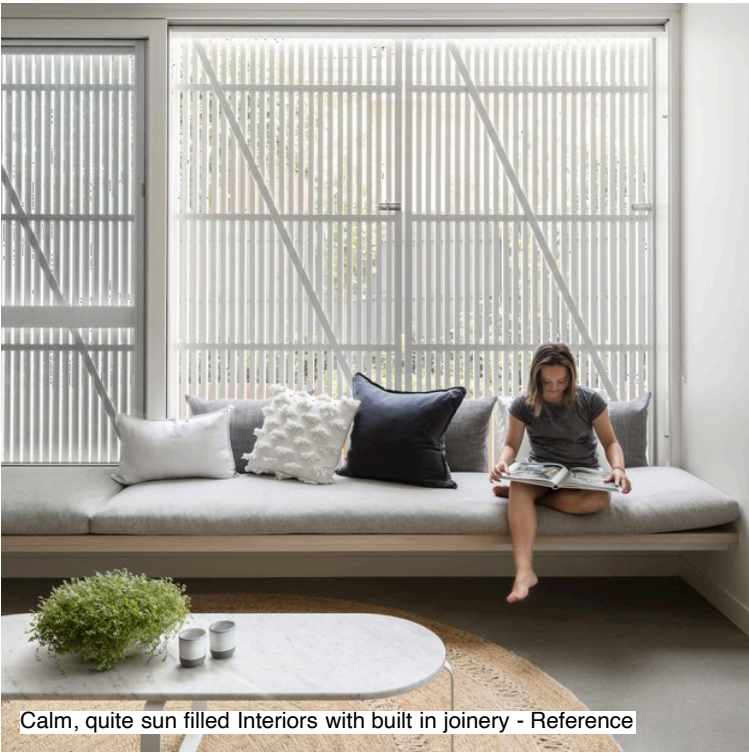
Fixtures installed as per BASIX Certificate							
INDIVIDUAL POOL				INDIVIDUAL SPA			
	Volume (max.)	Pool cover	Pool location	Pool shading & heating	Volume (max.)	Spa cover	Spa shaded
House	40.0	yes	outdoors	no	4.8	yes	no
ALTERNATIVE WATER SOURCE							
Dwelling no.	Alternative water supply systems	Size	Configuration	Landscape Connection	Toilet Connection	Laundry Connection	Spa top-up
House	Central water tank	10,000L	See central systems	yes	yes	yes	no

ENERGY / CENTRAL SYSTEM COMMITMENTS

Hot water, cooling, heating, ventilation, ceiling fans lighting & appliances as per BASIX Certificate	
Photovoltaic System (min rated output in peak kW)	3.0 (House)
10000.0 sized central water tank - rainwater or stormwater (no.1)	To collect run-off from at least 288.0 sqm of roof area of buildings in the development (excluding any area which drains to, or supplies, any other alternative water supply system)

THERMAL COMFORT COMMITMENTS

FLOOR AND WALL CONSTRUCTION			
Dwelling no.	Concrete slab on ground (m2)	Suspended floor, open subfloor (m2)	Rammed Earth or mudbrick walls
House	187	13	no
All other dwellings	48	-	no



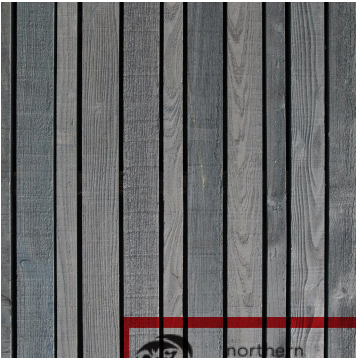
BW - Grey sandblasted concrete blockwork.



ST - Sandstone cladding Buff colour, sparrow peck finish



LWC - weatherboard cladding paint finish



LWC - New timber weatherboard cladding: natural weathered grey



Timber doors & windows.



TS - external: natural or white paint. Filtered views through operable timber batten screens.

LEGEND			
BW	GREY BLOCKWORK (sandblasted)	PCS	POLYCARBONATE SHEETING
EX	EXISTING	PF	POOL FENCE
FG	FIXED GLAZING	SL	SKYLIGHT
CONC	CONCRETE		
LWC	LIGHTWEIGHT CLADDING		
ST	STONE		
TS	TIMBER BATTENS (SCREEN)		
TIM	TIMBER		
MRS	METAL ROOF SHEETING		
CP	CUPBOARD		
OH	OVERHANG		
FP	FIREPLACE		
OB	OBSCURE GLASS		

WALL TYPE KEY (refer plans)	
---	Existing structure to be demolished
---	New structure

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

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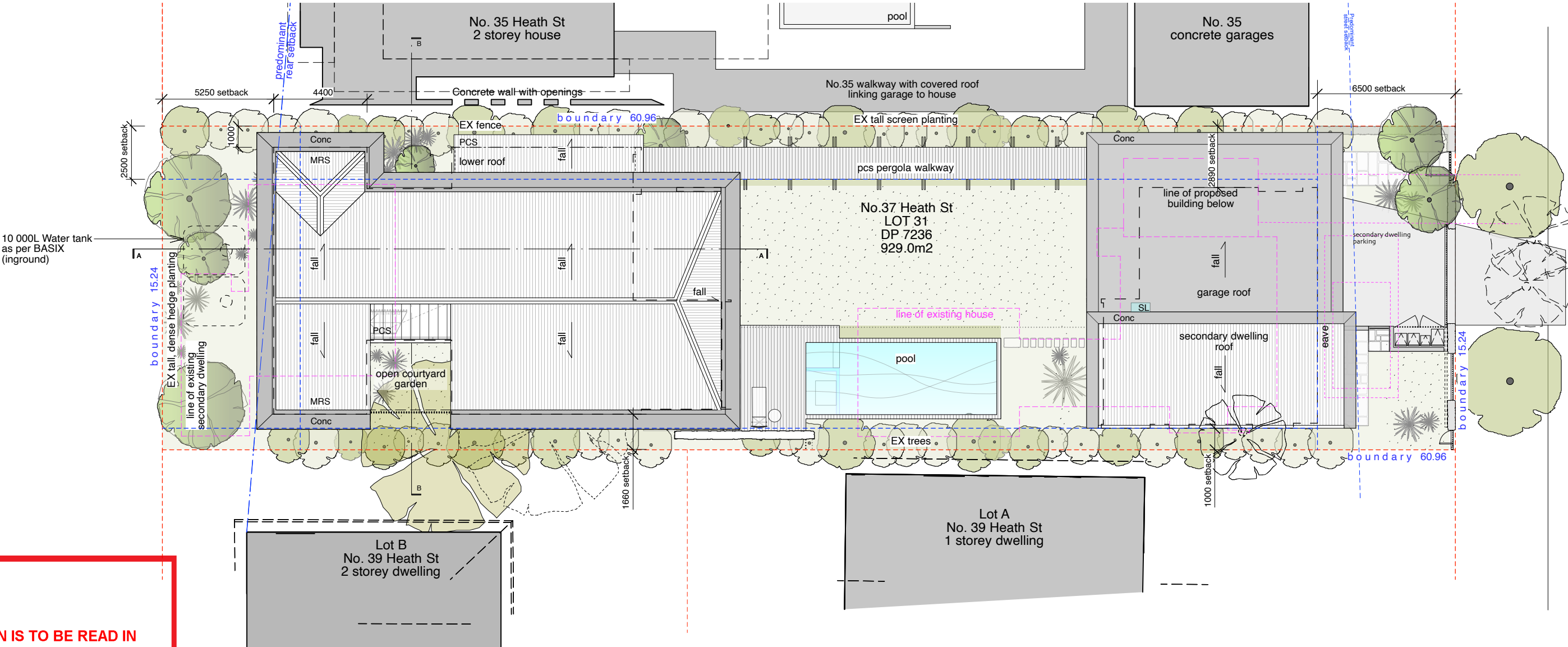


DD00 - Material and Drawing Schedule

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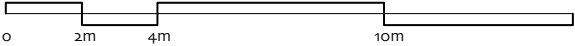
LEGEND			
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EX	EXISTING	PF	POOL FENCE
FG	FIXED GLAZING	SL	SKYLIGHT
CONC	CONCRETE		
LWC	LIGHTWEIGHT CLADDING		
ST	STONE		
TS	TIMBER BATTENS (SCREEN)		
TIM	TIMBER		
MRS	METAL ROOF SHEETING		
CP	CUPBOARD		
OH	OVERHANG		
FP	FIREPLACE		
OB	OBSCURE GLASS		

WALL TYPE KEY (refer plans)	
	Existing structure to be demolished
	New structure

reef house

37 Heath St, Mona Vale - LOT 31 DP No. 7236

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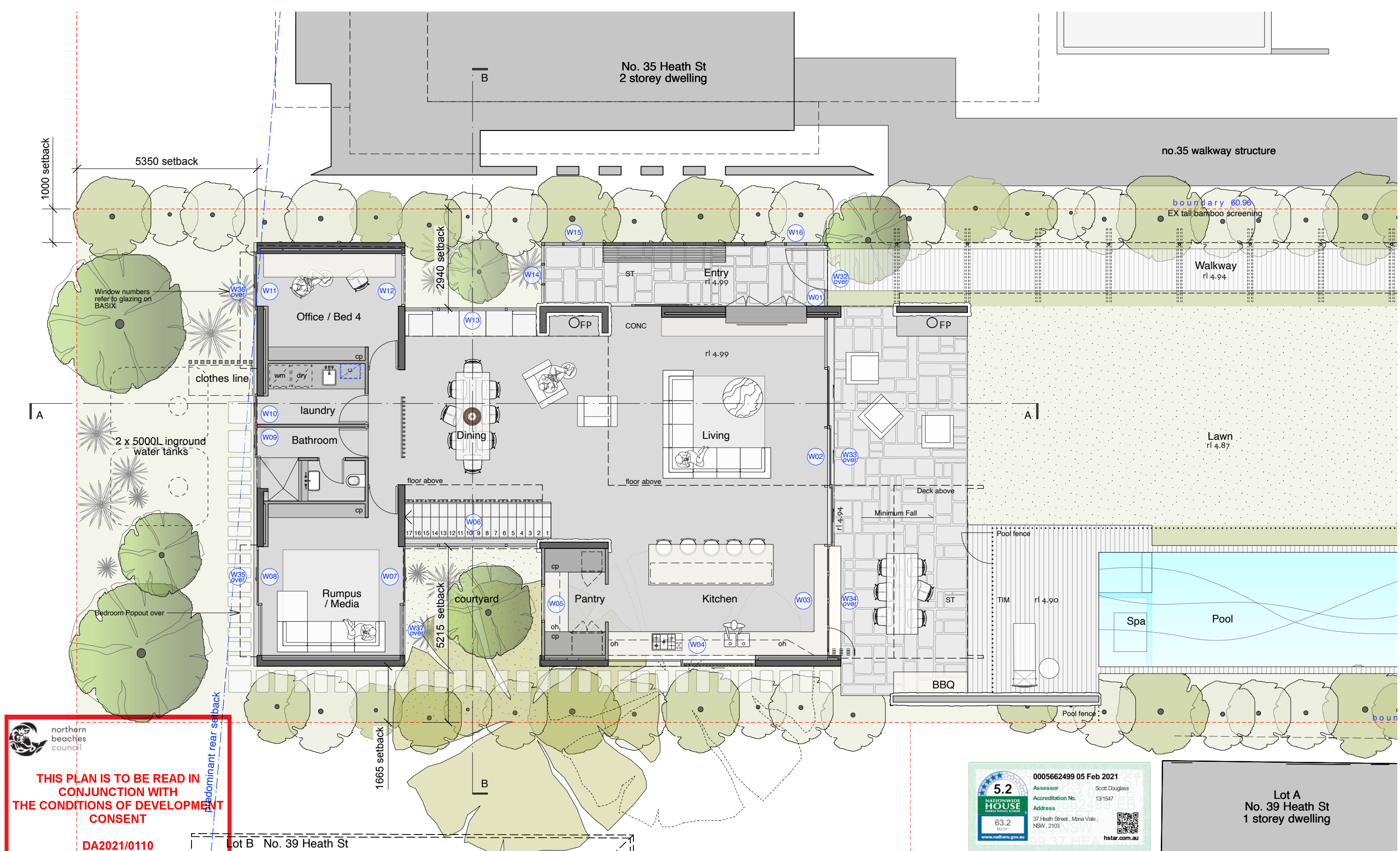


DD01 - Site / Roof Plan

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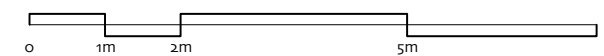
- LEGEND**
- |      |                              |     |                        |
|------|------------------------------|-----|------------------------|
| BW   | GREY BLOCKWORK (sandblasted) | PCS | POLYCARBONATE SHEETING |
| EX   | EXISTING                     | PF  | POOL FENCE             |
| FG   | FIXED GLAZING                | SL  | SKYLIGHT               |
| CONC | CONCRETE                     |     |                        |
| LWC  | LIGHTWEIGHT CLADDING         |     |                        |
| ST   | STONE                        |     |                        |
| TS   | TIMBER BATTENS (SCREEN)      |     |                        |
| TIM  | TIMBER                       |     |                        |
| MRS  | METAL ROOF SHEETING          |     |                        |
| CP   | CUPBOARD                     |     |                        |
| OH   | OVERHANG                     |     |                        |
| FP   | FIREPLACE                    |     |                        |
| OB   | OBSCURE GLASS                |     |                        |

- WALL TYPE KEY (refer plans)**
- |     |                                     |
|-----|-------------------------------------|
| --- | Existing structure to be demolished |
| --- | New structure                       |

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DD02 - Proposed Ground Floor Plan

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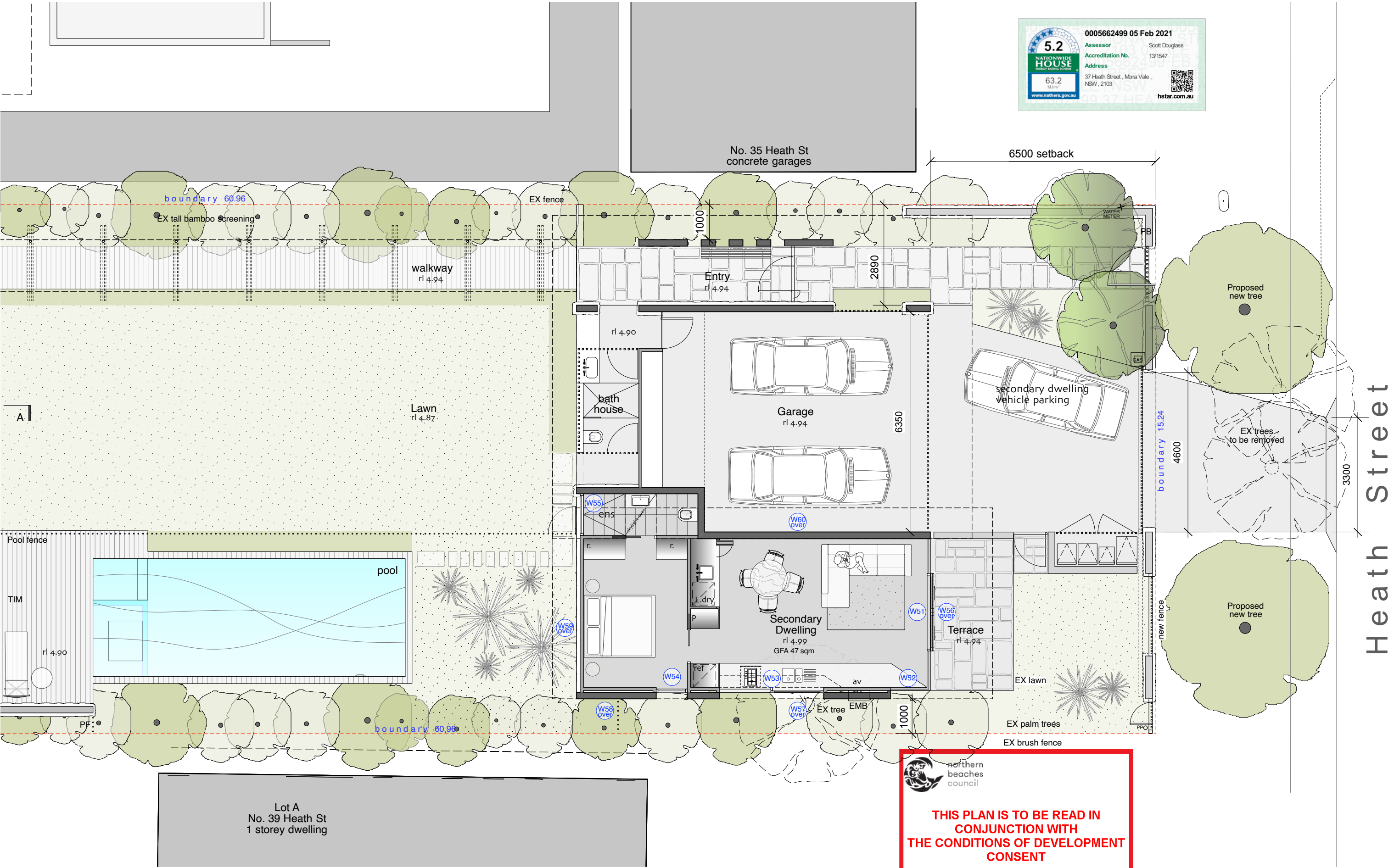


5.2  
NATIONALWIDE  
HOUSE  
ENERGY RATING SYSTEM  
63.2  
MJ/m²  
www.nathers.gov.au

0005662499 05 Feb 2021

Assessor  
Accreditation No.  
Address  
37 Heath Street, Mona Vale,  
NSW, 2103

Scott Douglas  
131547  
hstar.com.au



LEGEND

BW  
EX  
FG  
CONC  
LWC  
ST  
TIM  
MRS  
CP  
OH  
FP  
OB

GREY BLOCKWORK (sandblasted)  
EXISTING  
FIXED GLAZING  
CONCRETE  
LIGHTWEIGHT CLADDING  
STONE  
TIMBER BATTENS (SCREEN)  
TIMBER  
METAL ROOF SHEETING  
CUPBOARD  
OVERHANG  
FIREPLACE  
OBSCURE GLASS

PCS  
PF  
SL

POLYCARBONATE SHEETING  
POOL FENCE  
SKYLIGHT

WALL TYPE KEY (refer plans)

Existing structure to be demolished

New structure

reef house

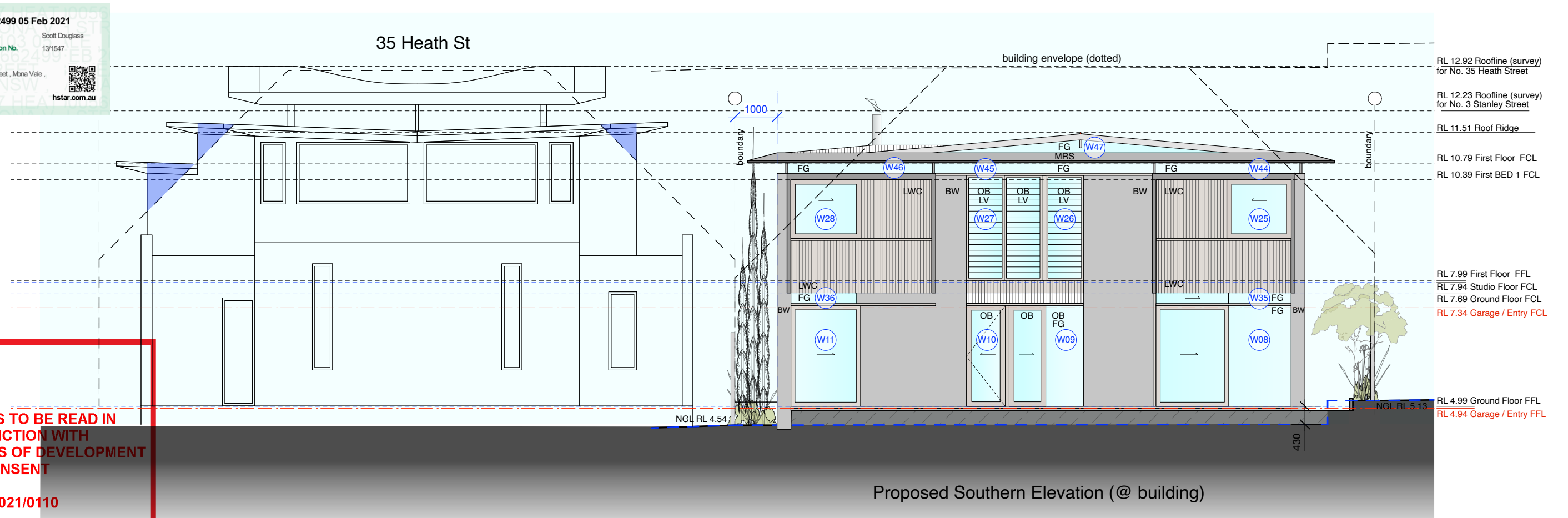
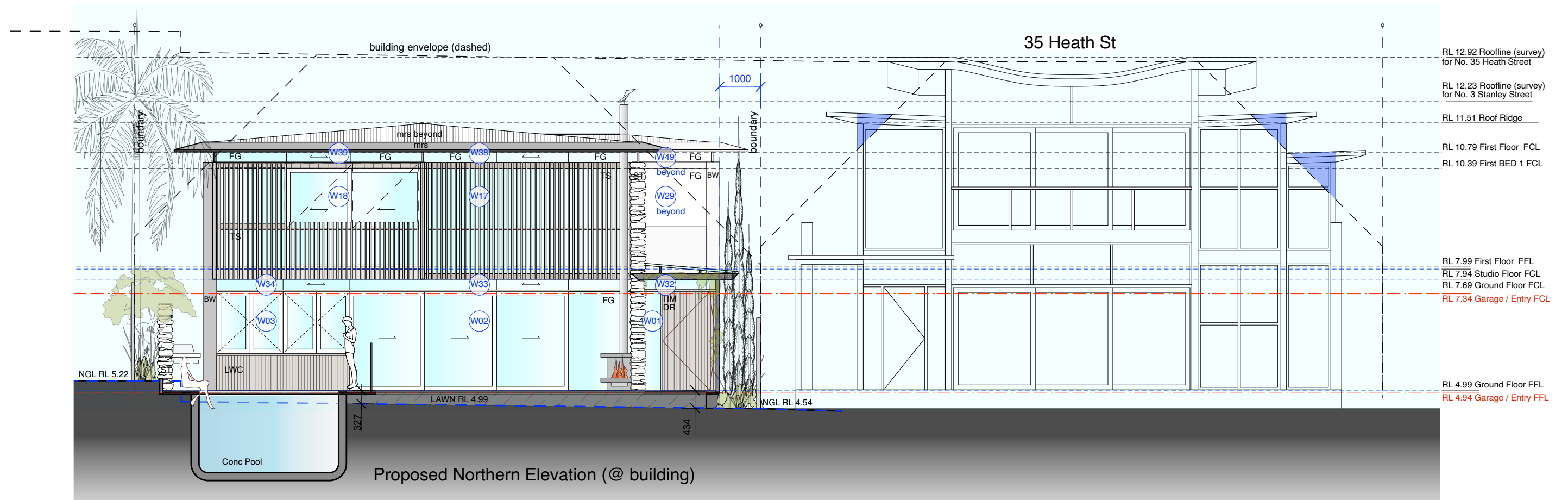
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DD04 - Proposed Flat Ground Floor Plan



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## LEGEND

BW	GREY BLOCKWORK (sandblasted)	PCS	POLYCARBONATE SHEETING
EX	EXISTING	PF	POOL FENCE
FG	FIXED GLAZING	PL	SKYLIGHT
CONC	CONCRETE		
LWC	LIGHTWEIGHT CLADDING		
ST	STONE		
TS	TIMBER BATTENS (SCREEN)		
TIM	TIMBER		
MRS	METAL ROOF SHEETING		
CP	CUPBOARD		
OH	OVERHANG		
FP	FIREPLACE		
OB	OBSURE GLASS		

**WALL TYPE KEY (refer plans)**

Existing structure to be demolished

New structure

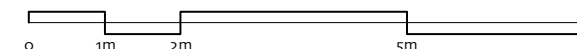
**BUILDING PLANE KEY**

Existing Building Height Enroachment @ 35 Heath St

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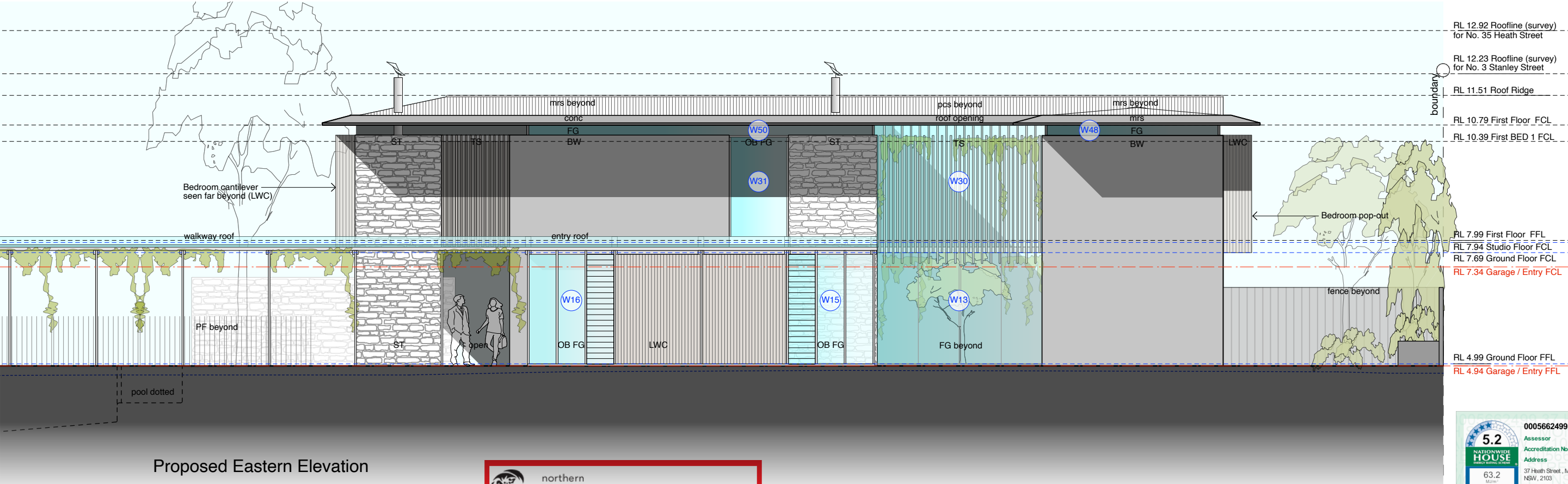
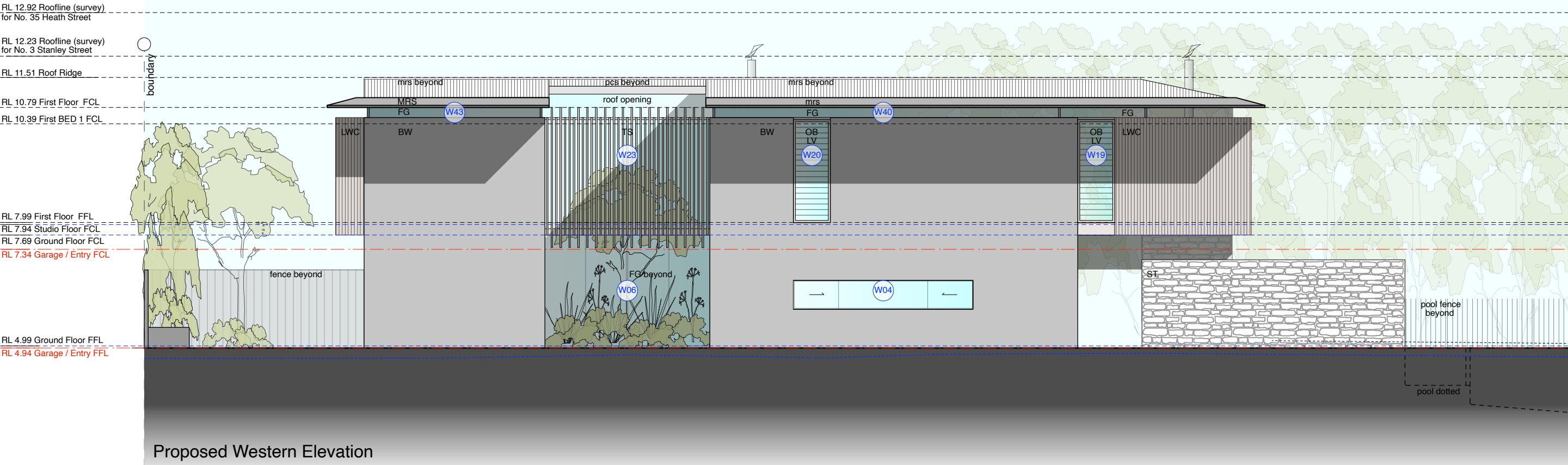
DD 05 - Proposed North, South Elevations

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**LEGEND**

BW	GREY BLOCKWORK (sandblasted)	PCS	POLYCARBONATE SHEETING
EX	EXISTING	PF	POOL FENCE
FG	FIXED GLAZING	SL	SKYLIGHT
CONC	CONCRETE		
LWC	LIGHTWEIGHT CLADDING		
ST	STONE		
TS	TIMBER BATTENS (SCREEN)		
TIM	TIMBER		
MRS	METAL ROOF SHEETING		
CP	CUPBOARD		
OH	OVERHANG		
FP	FIREPLACE		
OB	OBSCURE GLASS		

**WALL TYPE KEY (refer plans)**

Existing structure to be demolished

New structure

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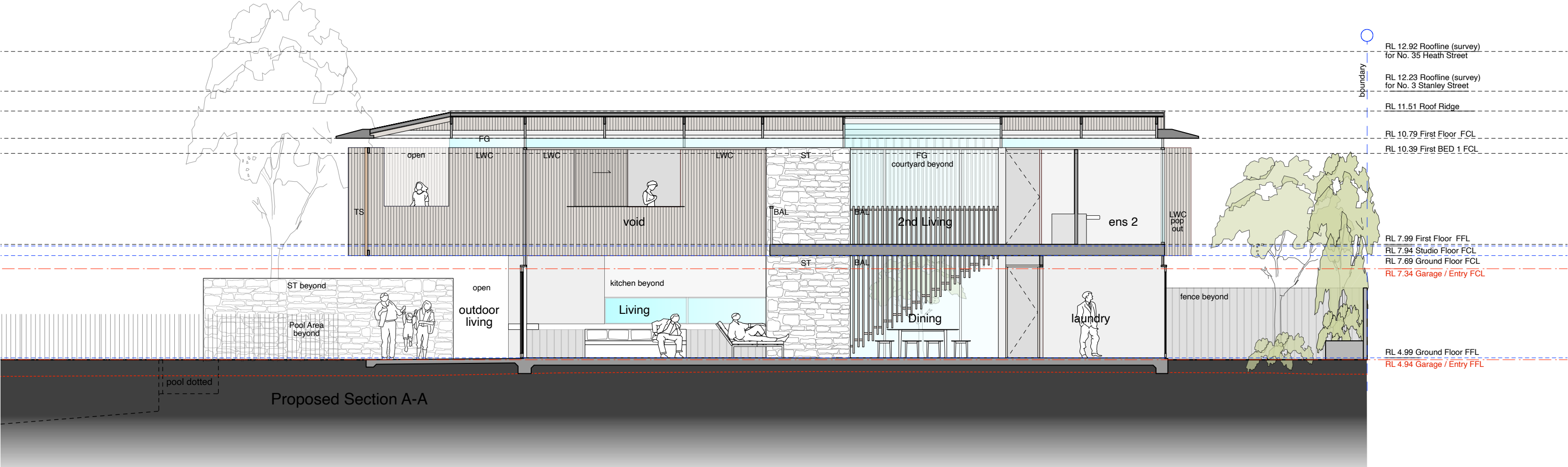


**DD06 - Proposed East, West Elevations**

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LEGEND

BW	GREY BLOCKWORK (sandblasted)	PCS	POLYCARBONATE SHEETING
EX	EXISTING	PF	POOL FENCE
FG	FIXED GLAZING	SL	SKYLIGHT
CONC	CONCRETE		
LWC	LIGHTWEIGHT CLADDING		
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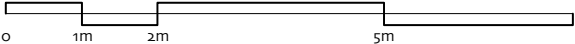
WALL TYPE KEY (refer plans)

Existing structure to be demolished	
New structure	

reef house

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DD07 - Section A-A

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11.01.21



5.2

NATIONWIDE  
HOUSE

ENERGY RATING SCHEME

63.2

Minor

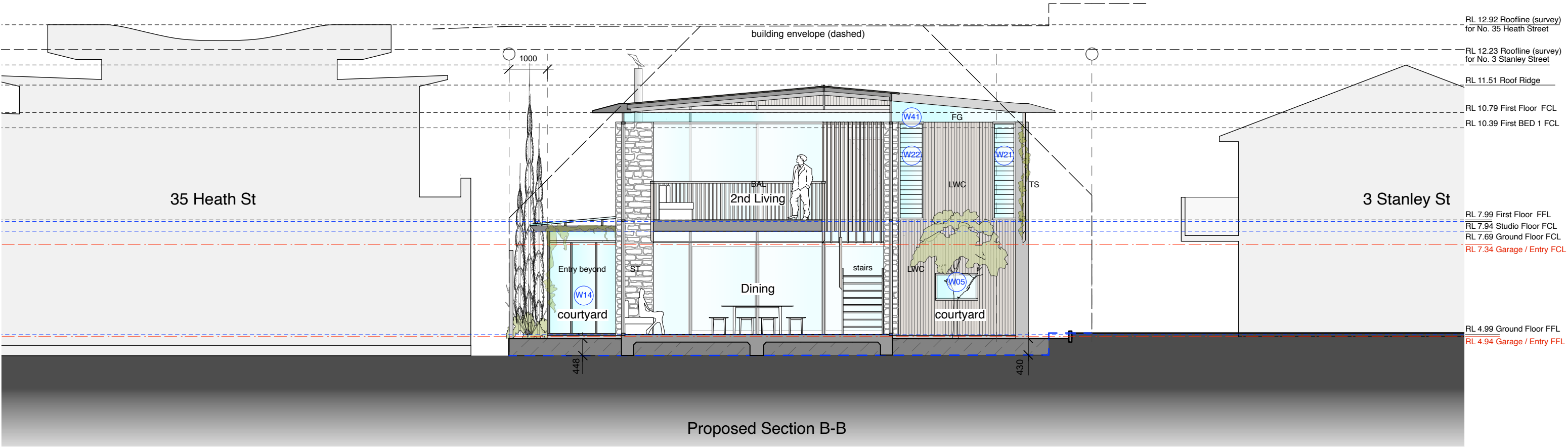
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0005662499 05 Feb 2021

Assessor  
Accreditation No.  
Address

Scott Douglass  
13/1547  
37 Heath Street, Mona Vale,  
NSW, 2103

  
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beaches  
council

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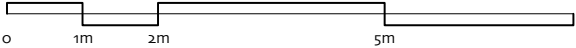
LEGEND			
BW	GREY BLOCKWORK (sandblasted)	PCS	POLYCARBONATE SHEETING
EX	EXISTING	PF	POOL FENCE
FG	FIXED GLAZING	SL	SKYLIGHT
CONC	CONCRETE		
LWC	LIGHTWEIGHT CLADDING		
ST	STONE		
TS	TIMBER BATTENS (SCREEN)		
TIM	TIMBER		
MRS	METAL ROOF SHEETING		
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OH	OVERHANG		
FP	FIREPLACE		
OB	OBSCURE GLASS		

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DD08 - Section B-B

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BASIX REQUIREMENTS

WATER

- 1. Minimum 10,000 litre rainwater tank collecting 100% of roof water with connections to gardens, toilets & Laundry(house)
- 2. 3 star rated showerheads.
- 3. 4 star rated toilets.
- 4. 5 star rated taps.
- 5. Maximum 40 kilolitre pool to have timber & cover fitted & to be unheated.
- 6. Maximum 4.8 kilolitre spar to have timer & cover fitted & to be heated by gas.

THERMAL COMFORT

- 7. Waffle pod slab (studio)
- 8. R1.0 slab edge insulation to ground floor slab(house)
- 9. Minimum R2.5 insulation to all external walls (excludes garage)
- 10. R5.0 insulation to ceilings
- 11. R2.5 Insulation to the internal walls of the bath & laundry (house)
- 12. R2.5 insulation to the wall between house & entry(house)
- 13. Foil + R1.5 insulation to underside of roof (house)
- 14. Medium roof colours
- 15. Weatherseals to all external doors & windows
- 16. Polish concrete flooring to Kitchen, living, dining & rumpus & bed 4(house)
- 17. Timber flooring to all upper floor (excluding wet areas) (house)
- 18. Insulation must be installed in accordance with NCC and relevant Australian Standards.
- 19. Recessed downlights have been included in the NatHERS rating (to be sealed LED downlights)
- 20. All louver windows to have a U value less than or = to 4.30 & with 10% of SHGC 0.53(house)
- 21. W06, W13, W23, W30, W31 & W17 to have a U value less than or = to 3.40 & with 10% of SHGC 0.53
- 22. All other windows & glazed doors to have a U value less than or = to 3.60 & with 10% of SHGC 0.54/0.47(house)
- 23. All other windows & glazed doors to have a U value less than or = to 5.10 & with 10% of SHGC 0.36(Studio)
- 24. Ceiling fans to dining, rumpus, office, 2<sup>nd</sup> living, master, bed 2 & bed 3(house)
- 25. Ceiling fans to Kitchen/kitchen & bed (studio)
- 26. Skylight to be single glazed clear(studio)

ENERGY

- 27. Gas instantaneous 5-star HWS
- 28. Single phase reverse cycle split system air-conditioning 5 star to a living & bedroom area(house)
- 29. Single phase reverse cycle split system air-conditioning 5 star to a living area(studio)
- 30. Gas hydronic floor heating to living area(house)
- 31. Ducted rangehood to kitchen with manual on/off switch
- 32. Ducted exhaust fan to bathroom/ laundry & ensuites with manual on/off switches
- 33. Gas cooktop & electric oven
- 34. Well ventilated fridge space
- 35. Permanent outdoors clothesline
- 36. Compact fluorescent, fluorescent or LED lights throughout (excluding bathrooms & toilets)
- 37. Minimum 3.0 peak kilowatt photovoltaic system to be installed.



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FG	FIXED GLAZING	SL	SKYLIGHT
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LWC	LIGHTWEIGHT CLADDING		
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TIM	TIMBER		
MRS	METAL ROOF SHEETING		
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FP	FIREPLACE		
OB	OBSCURE GLASS		

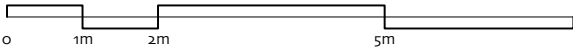
WALL TYPE KEY (refer plans)

- Existing structure to be demolished
- New structure

reef house

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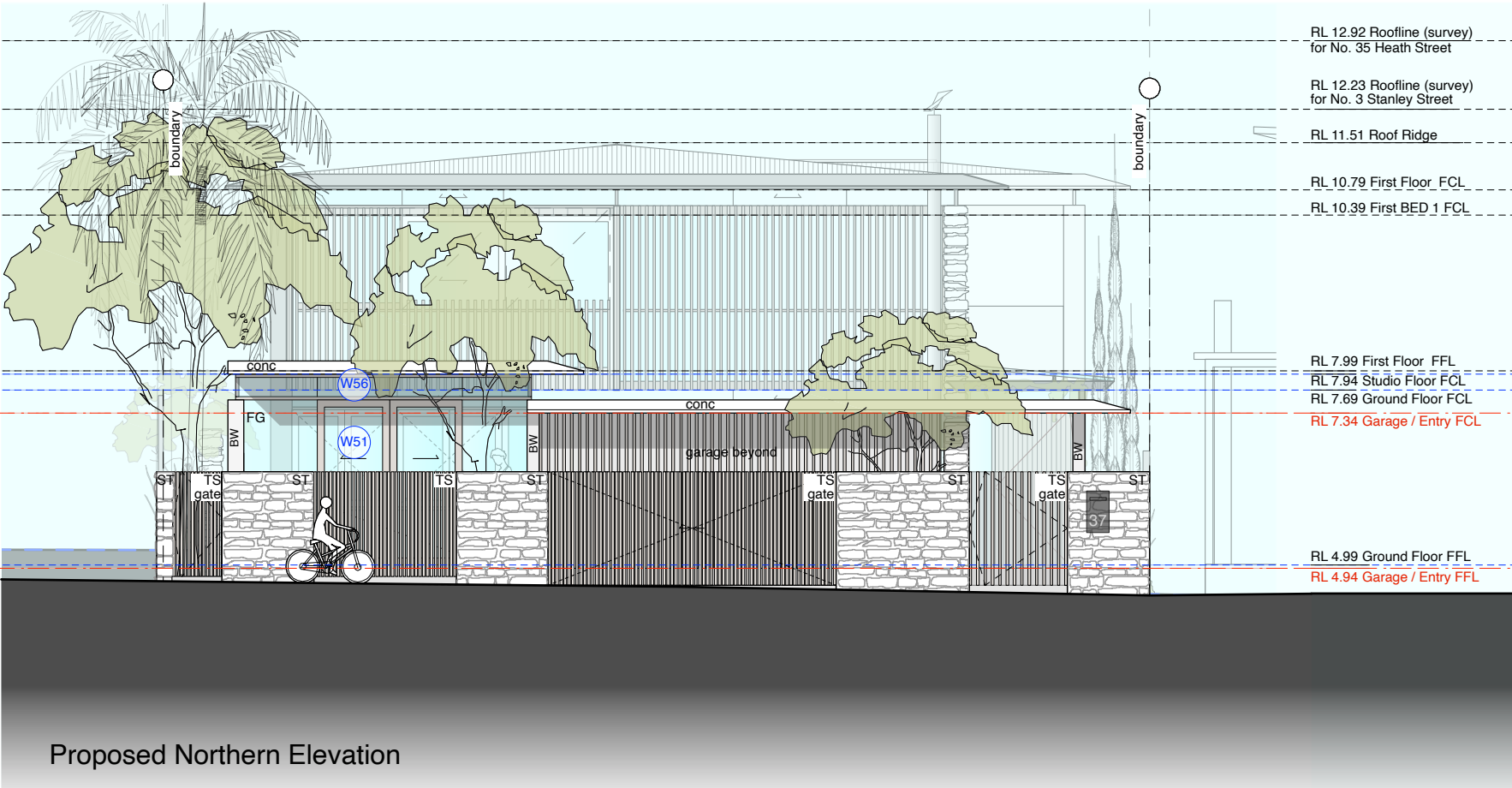


DD09 - Proposed North, South Flat Elevations

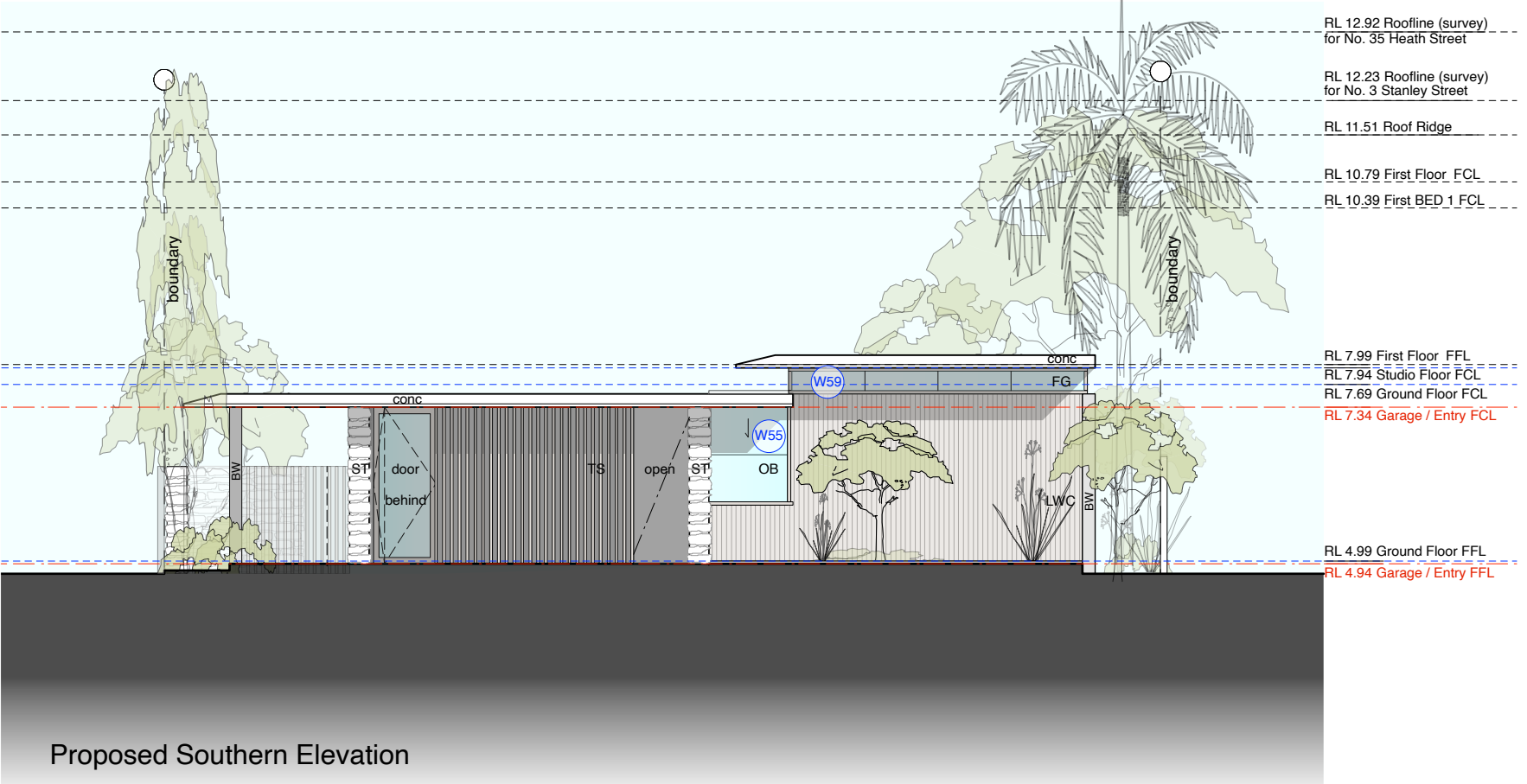
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11.01.21



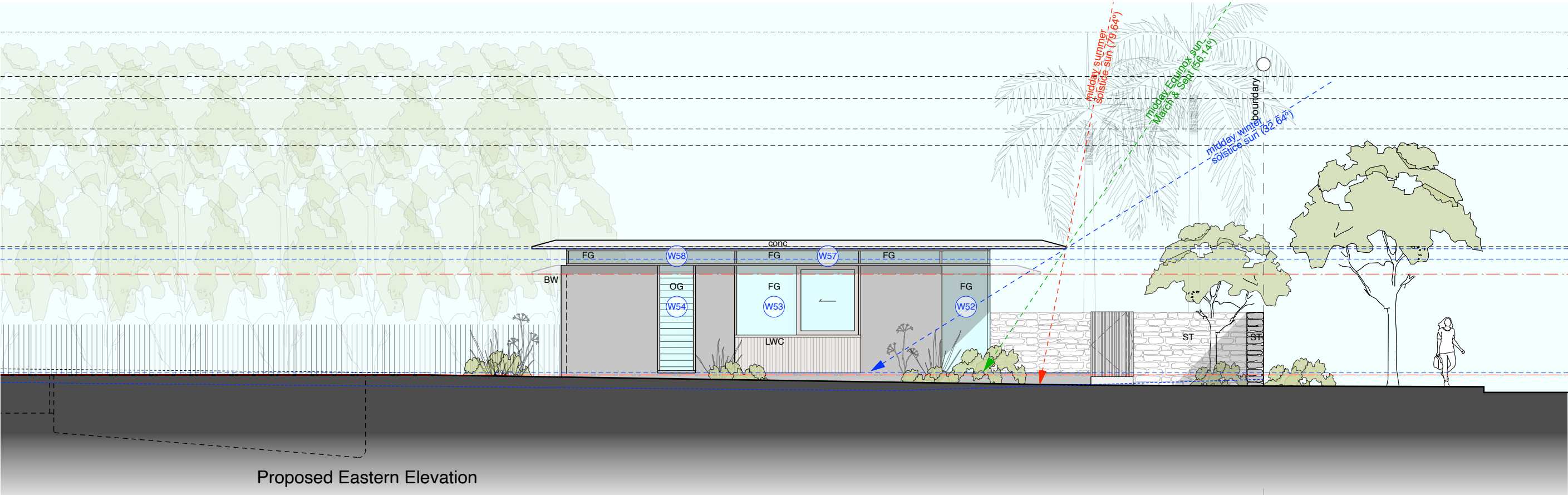
Proposed Northern Elevation



Proposed Southern Elevation







RL 12.92 Roofline (survey)  
for No. 35 Heath Street

RL 12.23 Roofline (survey)  
for No. 3 Stanley Street

RL 11.51 Roof Ridge

RL 10.79 First Floor FCL

RL 10.39 First BED 1 FCL

RL 7.99 First Floor FFL

RL 7.94 Studio Floor FCL

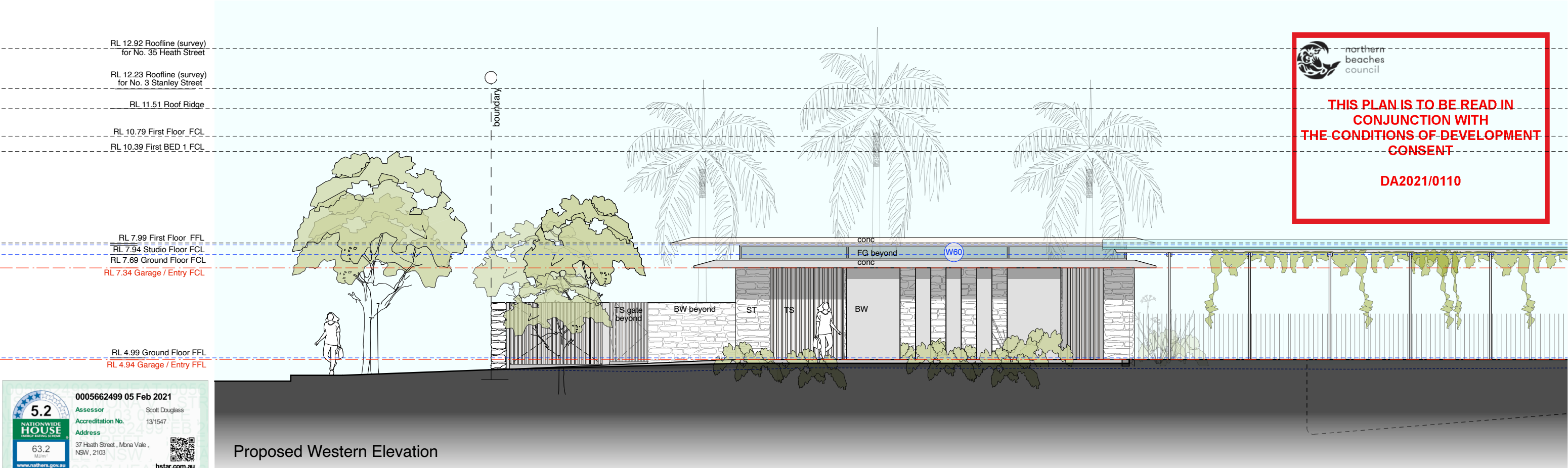
RL 7.69 Ground Floor FCL

RL 7.34 Garage / Entry FCL

RL 4.99 Ground Floor FFL

RL 4.94 Garage / Entry FFL

Proposed Eastern Elevation



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**DA2021/0110**

Proposed Western Elevation

 **0005662499 05 Feb 2021**

Assessor Scott Douglass

Accreditation No. 13/1547

Address 37 Heath Street, Mona Vale, NSW, 2103

63.2

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LEGEND

BW GREY BLOCKWORK (sandblasted)

EX EXISTING

FG FIXED GLAZING

CONC CONCRETE

LWC LIGHTWEIGHT CLADDING

ST STONE

TS TIMBER BATTENS (SCREEN)

TIM TIMBER

MRS METAL ROOF SHEETING

CP CUPBOARD

OH OVERHANG

FP FIREPLACE

OB OBSCURE GLASS

PCS POLYCARBONATE SHEETING

PF POOL FENCE

SL SKYLIGHT

WALL TYPE KEY (refer plans)

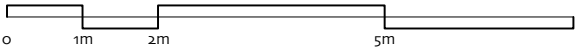
Existing structure to be demolished

New structure

reef house

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DD10 - Proposed East, West Flat Elevations

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