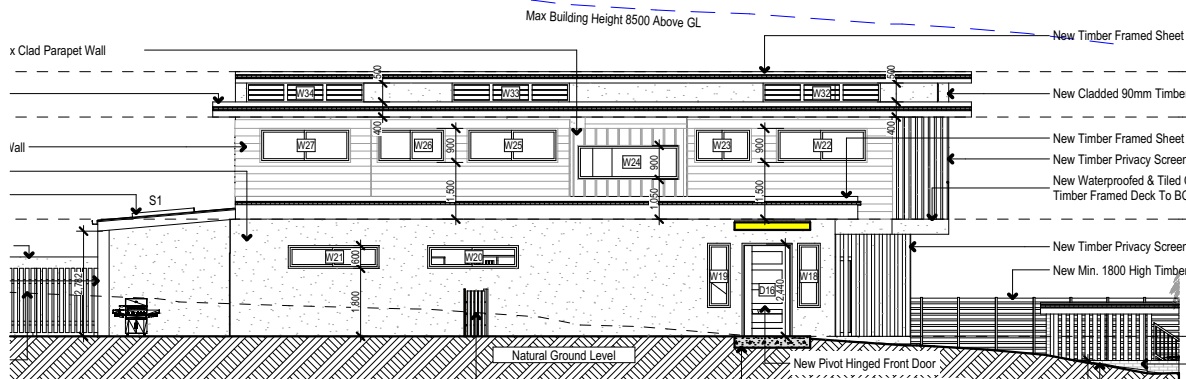
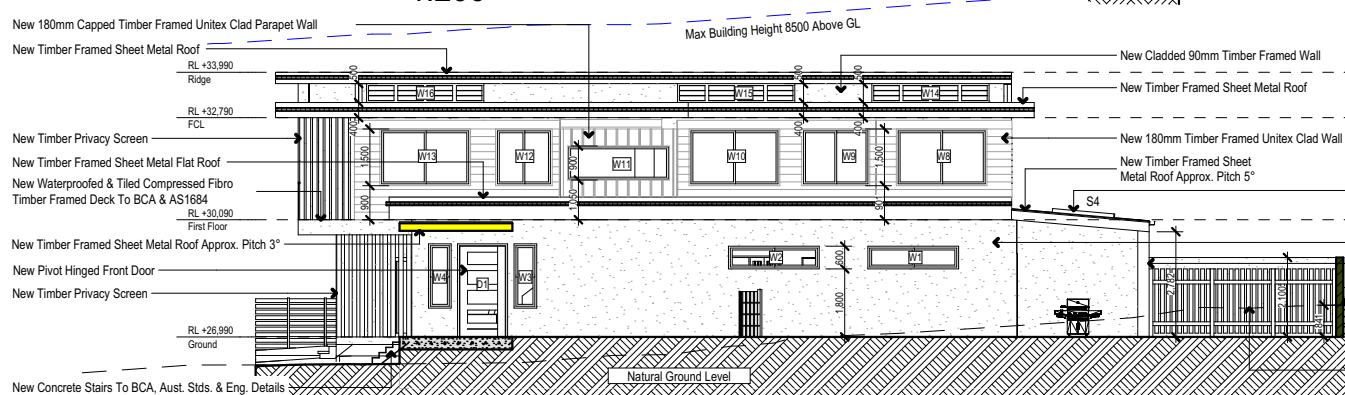


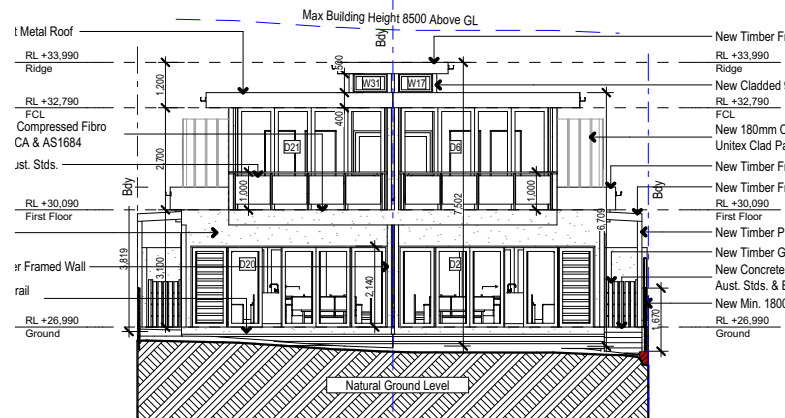
1 Site Plan  
1:500



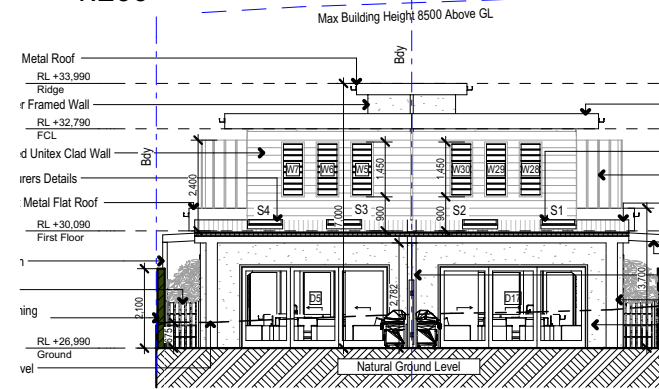
3 East  
1:200



5 West  
1:200



2 North  
1:200



4 South  
1:200

Denotes New Works

### Wall Legend

- Denotes New Timber Framed Wall
- Denotes New Masonry Wall
- Denotes Existing Wall
- Denotes Demolished Item

**DA ONLY**  
**NOT FOR CONSTRUCTION**

**Builder to Check and Confirm all Measurements Prior to Commencement of any works. Immediately Report any Discrepancies to Rapid Plans** © Copyright Rapid Plans 2018



**NOTES**  
107 Griffiths Street, Balgowlah, is zoned R1 General Residential.  
All Plans to be read in conjunction with Basic Certificate.  
New Works to be constructed shown in Shaded Blue.  
107 Griffiths Street, Balgowlah, is not considered a heritage item.

**Construction**  
Timber & Concrete Floor, Masonry & Cladded Walls  
Sheet Metal Roof to have R Insulation  
Insulation to External Masonry & Cladded Walls R  
Refer to Engineers drawings for structural details  
All work to Engineers Specification and BCA  
Timber Framing to BCA and AS 1684  
Termite Management to BCA and AS 3660.1  
Glazing to BCA and AS 1288-2007  
Waterproofing to BCA and AS 3740  
New Lighting to have minimum of 40% compact fluorescent lamps.

**Basix**  
Basix Certificate Number  
All Plans to be read in conjunction with Basix Certificate.  
The applicant must construct the new or altered construction (floor(s), walls, and ceiling(s)), in accordance with the specifications listed in the table below, except that a) additional insulation is not required where the area of new construction is less than 2m², b) insulation specified is not required for parts of altered construction where insulation already exists.

The applicant must install the windows, glazed doors and shading devices, in accordance with the specifications listed in the table below.  
Relevant overshadowing specifications must be satisfied for each window and glazed door.  
For projections described in millimetres, the leading edge of each eave, pergola, verandah, balcony or awning must be no more than 500 mm above the least of the window or glazed door and no more than 2400 mm above the sill.

**Certifying**  
The DA Application Only plans are for DA Application purposes only. These plans are not to be used for the construction certificate application by any Certifying Authority without the written permission of Rapid Plans or the supply of authorised Construction Certificate drawings by Rapid Plans.

The builder shall check and verify all dimensions and verify all errors and omissions to the Designer. Do not use the drawings. Drawings shall not be used for construction purposes until issued by the Designer for construction.

Client:  
Grant Harrington  
Project Name:  
**Alterations & Additions**  
107 Griffiths Street, Balgowlah  
2093

Lot C D.P.302957  
Drawing Title:

Site Plans - A4 Notification Plan  
Site Plan, North, South, West, East

Scale: A4 as noted Date: 14/02/2019  
Status: DA Checked By: GBJ

Project No: Drawing No:

RP0518HARDA1001