

### DA Drawing List

- DA100-A Location Plan, Site Analysis, Roof Plan, Site Photos & Basix
- DA101-A Ground Floor Plan, Existing and Demolition Layout
- DA200-A Elevations and Sections & Finishes Board
- DA800-A FSR & Built Upon Area Calculation
- DA900-A Notification Plan
- DA901-A Notification Elevation

Lodge Street

Exist. Pedestrian Access

Exist. Site Access

02 Site and Roof Plan

Scale: 1:200

Exist. Driveway

Sediment Control Fence

Location of material and waste storage

Existing Bin location to remain

3pm Winter Sun 21 June

Cooling Summer North Easterly Breezes

9am Winter Sun 21 June  
Adjoining Residence No.33

Southerly Winds

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  - INS Insulation
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  - MC Metal Cladding
  - MFC Metal Fascia Capping
  - MR Membrane Roof
  - MRC Metal Roofing Colorbond
- MS Mild Steel**
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  - OF Overflow Spitter
  - P Paint Finish
  - PB Plasterboard Painted
  - PBM Plasterboard Moisture Resistant Paint
  - PCRS Polycarbonate Roof Sheet
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  - RWH Rain Water Head
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  - SC Steel Column
  - SCE Steel Column External
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  - SK Skirting
  - SL Skylight
  - SP Self Plaster
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  - SS Stainless Steel
  - SSL Structural Slab Level
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  - TS Timber Screen
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  - TSL Timber Sleeper Wall
  - TSS Timber Sliding
  - TT Timber Tread
  - TV Television
  - VB Villaboard
  - WB Weather Board
  - WRC Western Red Cedar
  - WT Wall Tile
- Structure or Wall To Be Demolished**
- Existing Wall To Remain**
- Proposed New Stud Walls**
- Proposed Brick Veneer Walls**
- Area of New or Altered Work**

Construction

Insulation requirements

The applicant must construct the new or altered construction (floor(s), walls, and ceilings/roofs) 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.

Construction	Additional insulation required (R-value)	Other specifications
external wall: framed (weatherboard, fibro, metal clad)	R1.30 (or R1.70 including construction)	
flat ceiling, pitched roof	ceiling: R2.50 (up), roof: foil/sarking	medium (solar absorptance 0.475 - 0.70)
flat ceiling, flat roof: framed	ceiling: R2.50 (up), roof: foil/sarking	medium (solar absorptance 0.475 - 0.70)

Glazing requirements

Windows and glazed doors

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.

Overshadowing buildings or vegetation must be of the height and distance from the centre and the base of the window and glazed door, as specified in the 'overshadowing' column in the table below.

Windows and glazed doors glazing requirements

Window / door no.	Orientation	Area of glass inc. frame (m2)	Overshadowing Height (m)	Overshadowing Distance (m)	Shading device	Frame and glass type
W1	E	0.89	1.44	1.81	none	standard aluminium, single clear, (or U-value: 7.63, SHGC: 0.75)
W2	N	4.15	1.44	1.18	none	standard aluminium, single pyrolytic low-e, (U-value: 5.7, SHGC: 0.47)
W3	E	6.14	1.85	0.95	none	standard aluminium, single clear, (or U-value: 7.63, SHGC: 0.75)

Skylights

The applicant must install the skylights in accordance with the specifications listed in the table below.

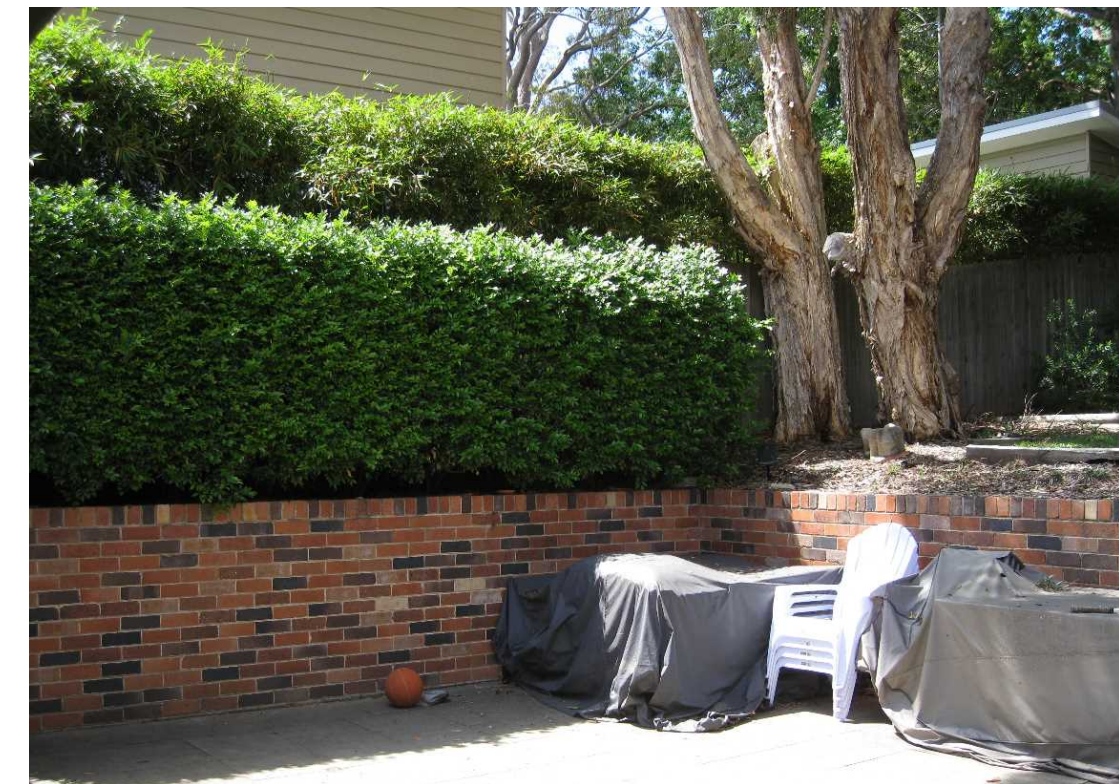
Skylights glazing requirements

Skylight number	Area of glazing inc. frame (m2)	Shading device	Frame and glass type
S1	2.04	no shading	timber, low-E internal/argon fill/clear external, (or U-value: 2.5, SHGC: 0.456)
S2	2.04	no shading	timber, low-E internal/argon fill/clear external, (or U-value: 2.5, SHGC: 0.456)
S3	2.04	no shading	timber, low-E internal/argon fill/clear external, (or U-value: 2.5, SHGC: 0.456)
S4	2.04	no shading	timber, low-E internal/argon fill/clear external, (or U-value: 2.5, SHGC: 0.456)

03 Schedule of Basix Commitments  
As per Certificate No.A367058\_03



View of Existing Patio (subject of alterations) and the back yard from the rear of the residence



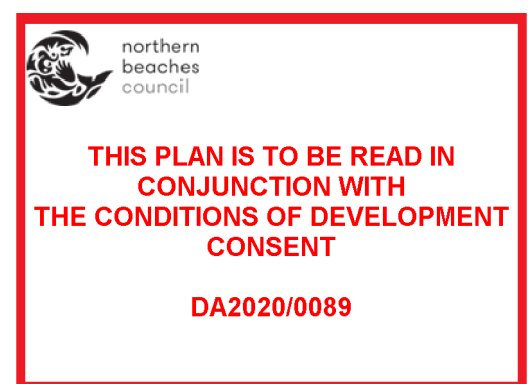
View of Existing Patio (subject of alterations) at the East boundary



View of Existing Garage (subject of alterations) and WC from the Existing patio of the residence



View of Existing Garage and WC (subjects of alterations) from the backyard

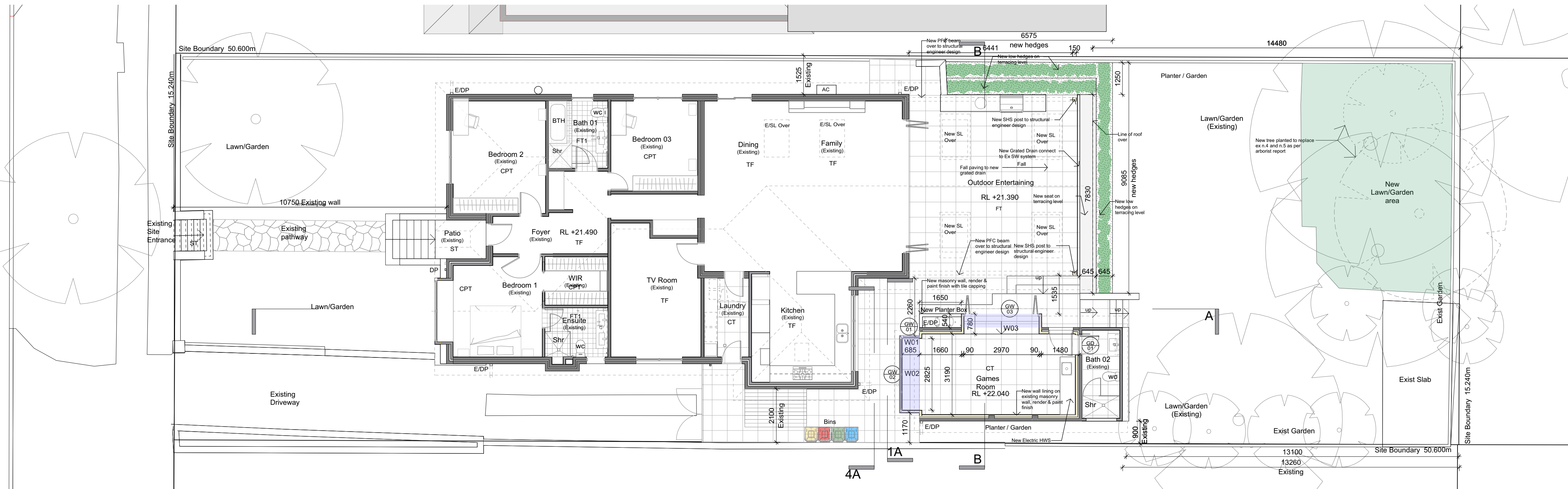


A	04/02/20	Issue for DA	AS
rev	date	revision notes	by
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project		project #	
Proposed Alteration and additions		18-766	
35 Lodge Street, Balgowlah			
Lot 22 Section 2 DP 6154			
client			
Mr & Mrs Painter			
dwg			
Location Plan, Site Analysis, Roof Plan, Site Photos & basix			
printed	drawn	chk	scale@A1
3/2/20	AS	LP	1:200, 1:50

DEVELOPMENT APPLICATION		
stage	drawing #	revision
DA	100	A
11 marian street killara nsw 2071 T 02 9498 6811 F 02 9498 4870		
PLAYOUST CHURCHER ARCHITECTS		
John J Playoust & Co Pty Limited ACN 008 503 188 & Brett Churcher Architects Pty Ltd ACN 003 751 611 trading as Playoust Churcher Architects		

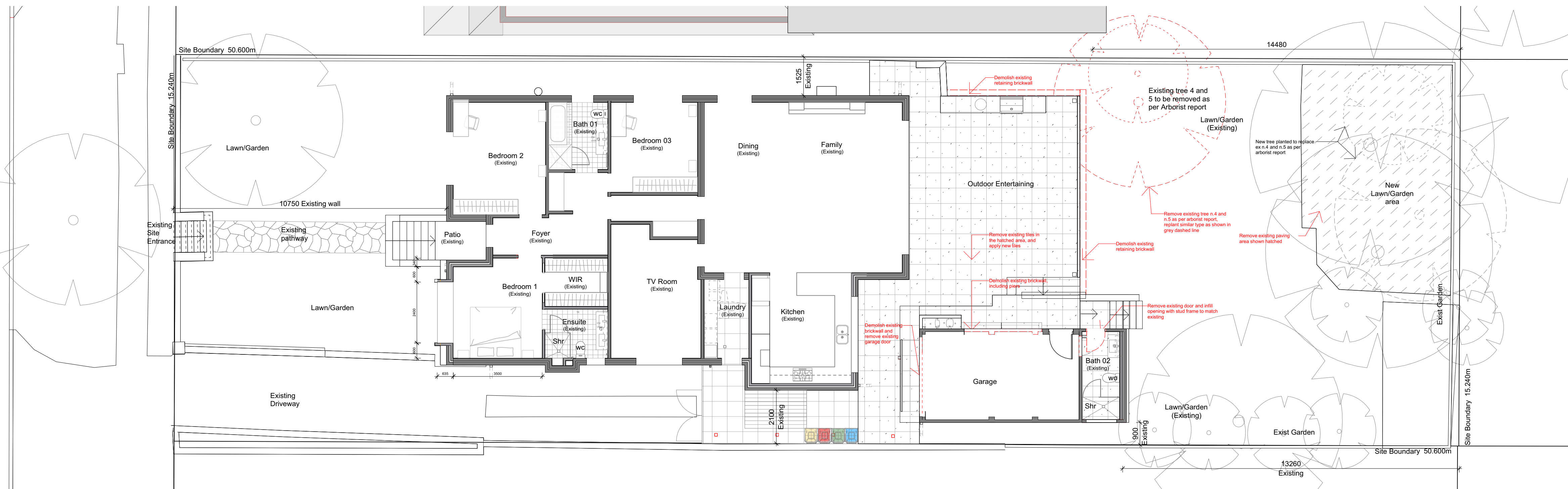


Lodge Street



01 Ground Floor Plan  
Scale 1:100

Lodge Street



02 Existing and Demolition Layout  
Scale 1:100

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DA2020/0089

A 04/02/20 Issue for DA AS  
rev date revision notes by

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project 18-766

**Proposed Alteration and additions**

35 Lodge Street, Balgowlah  
Lot 22 Section 2 DP 6154

client

**Mr & Mrs Painter**

dwg

Ground Floor Plan & Existing and Demolition layout

printed 3/2/20 drawn AS cld LP scale@A1 1:100

**DEVELOPMENT APPLICATION**

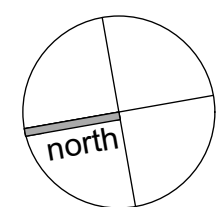
stage drawing # revision

**DA 101 A**

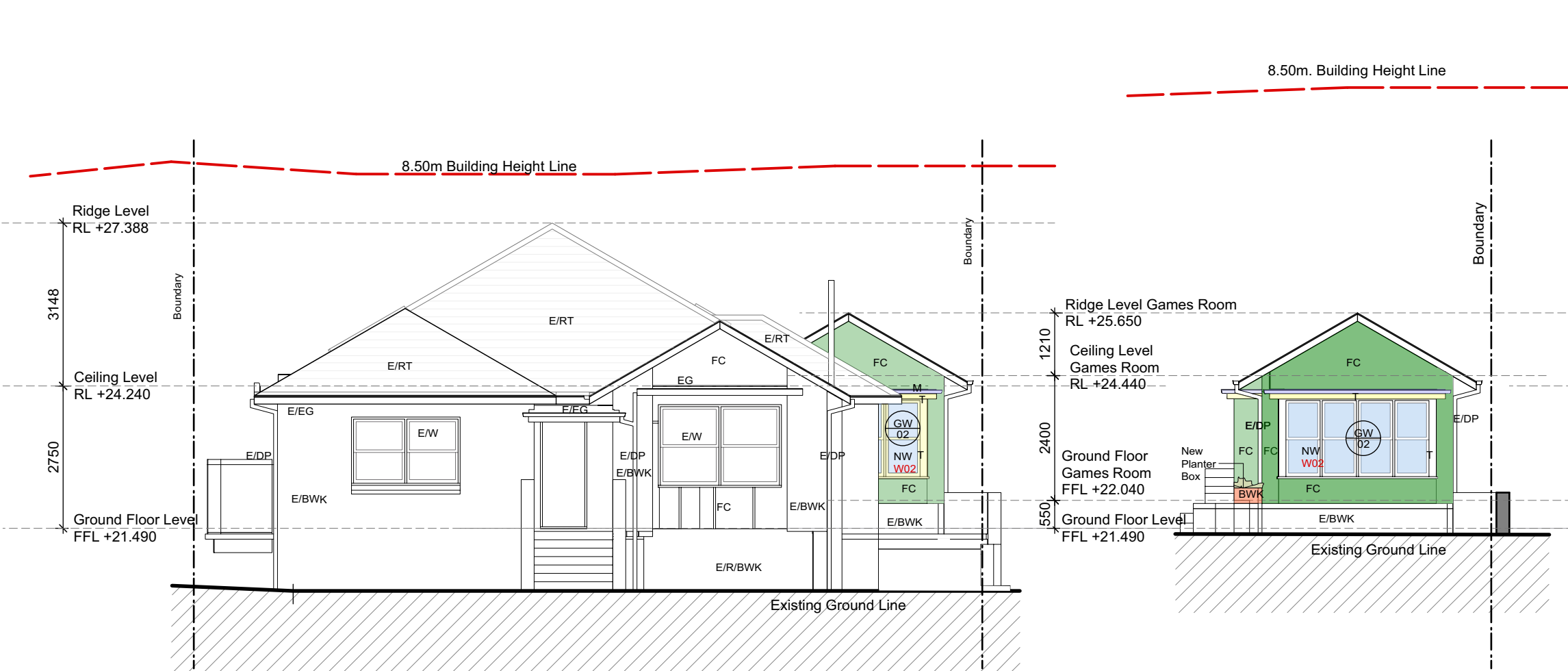
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F 02 9498 4870

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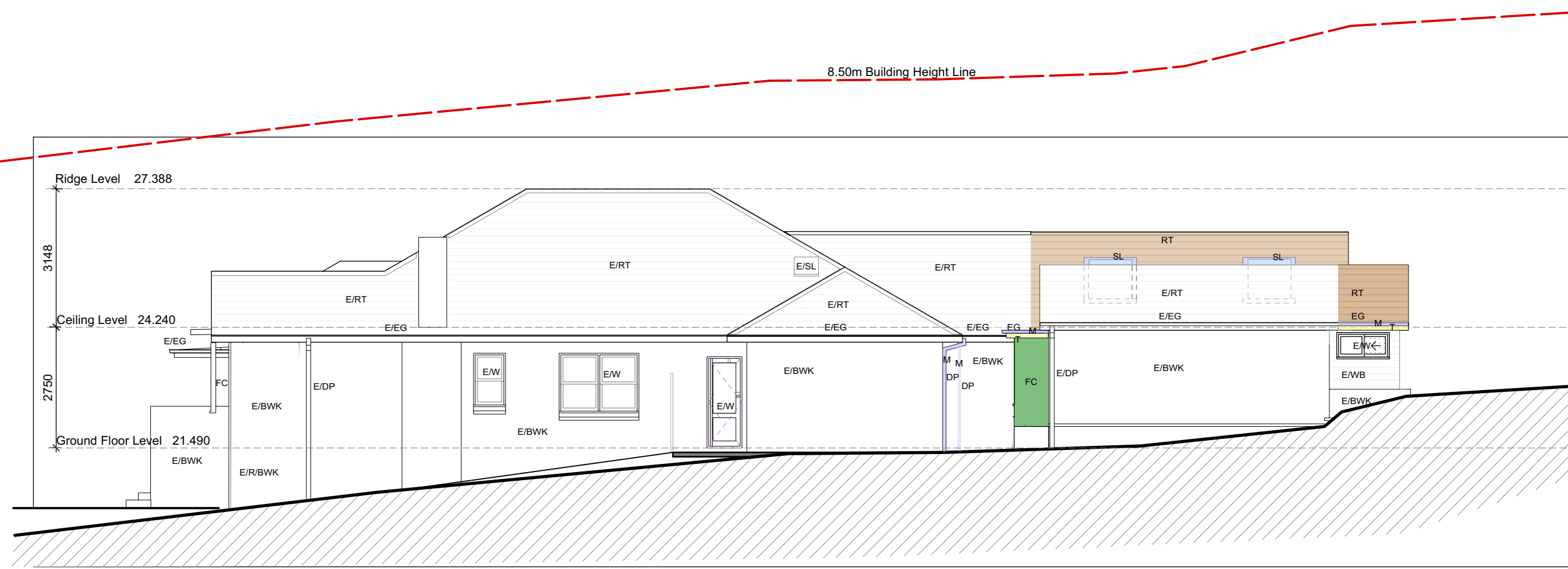




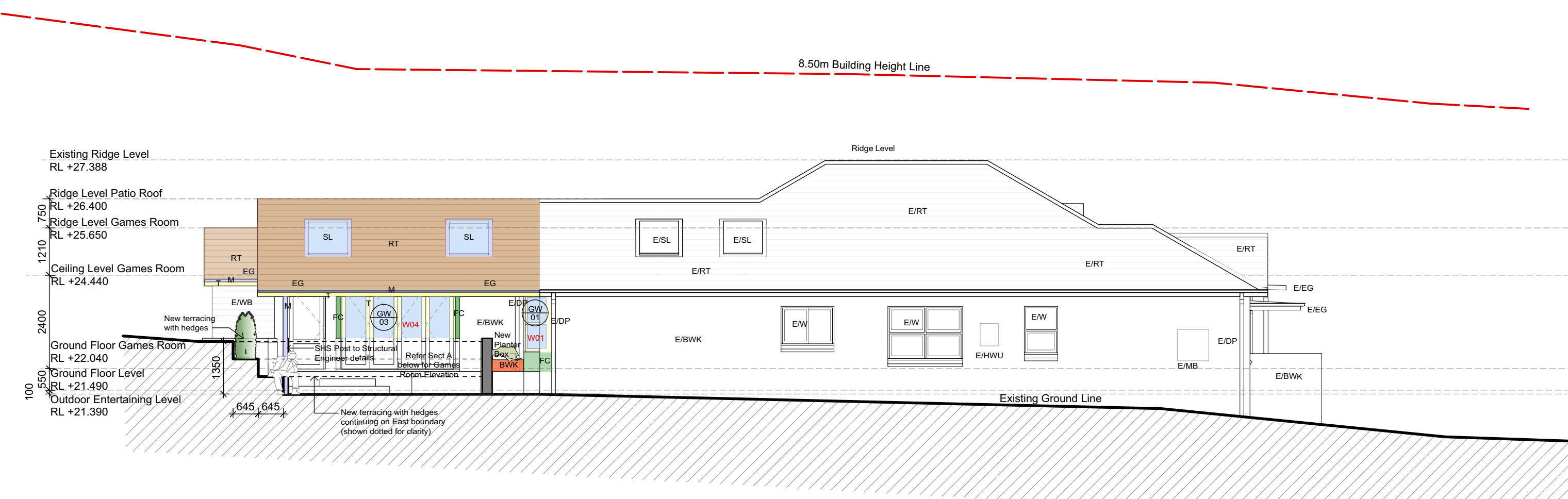


01 North East Elevation  
Scale 1:100

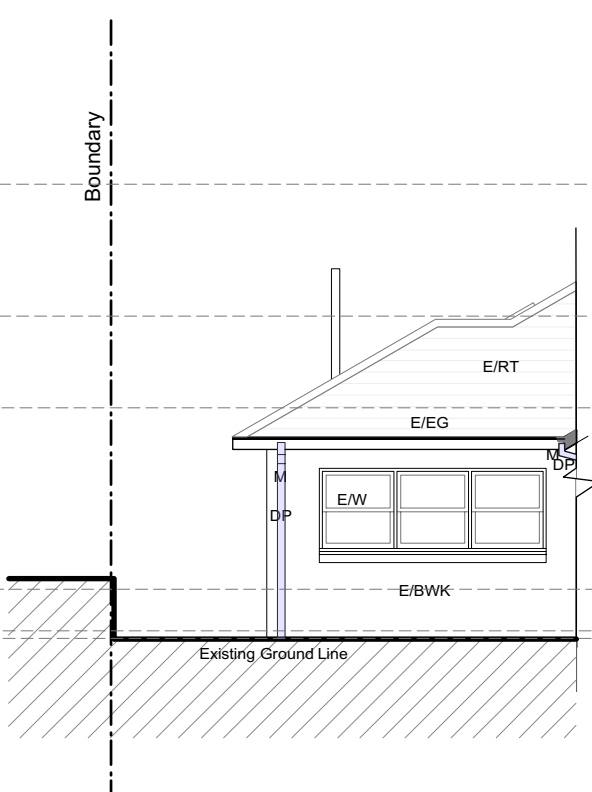
01A North East Elevation - Games Room  
Scale 1:100



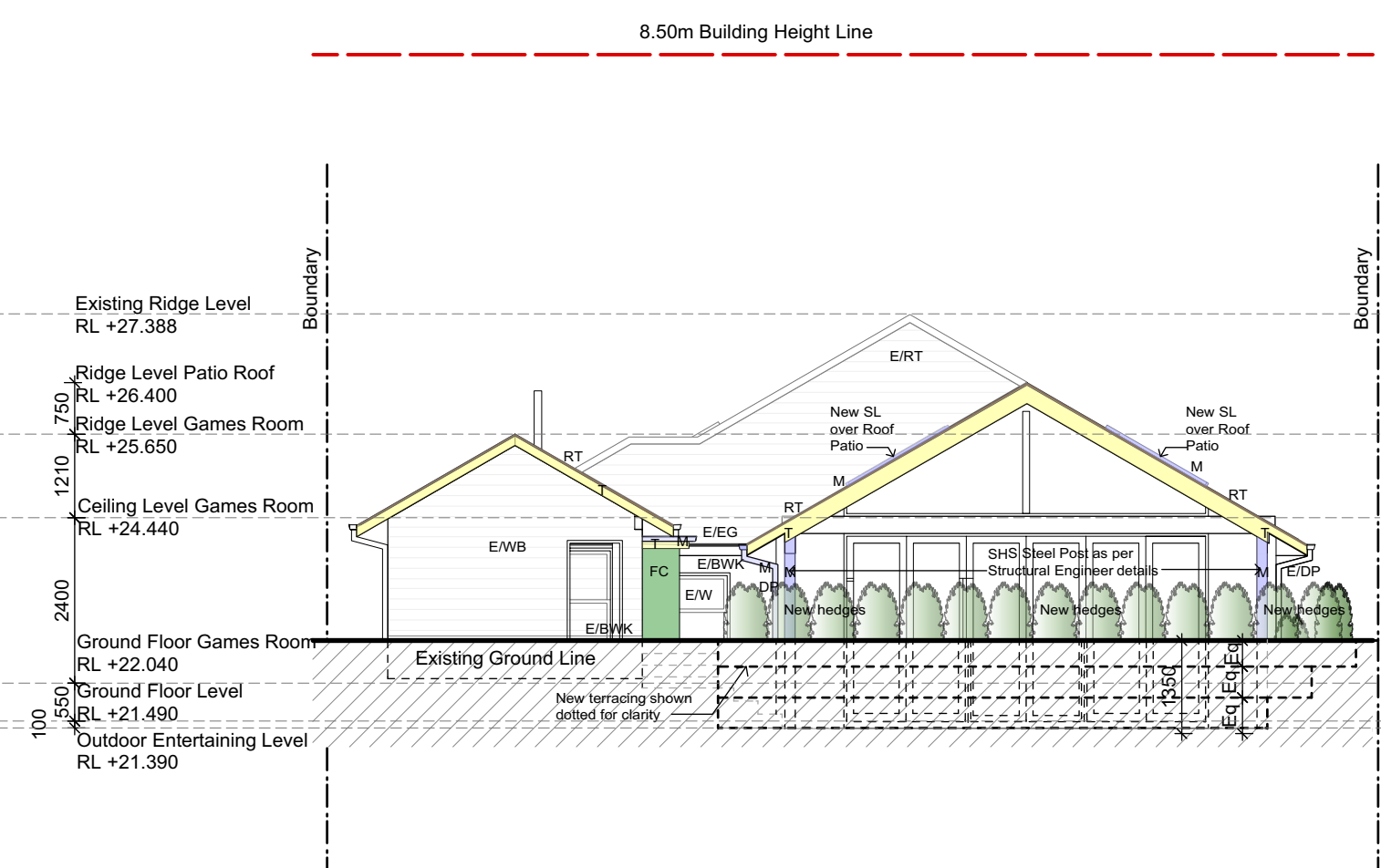
02 North West Elevation  
Scale 1:100



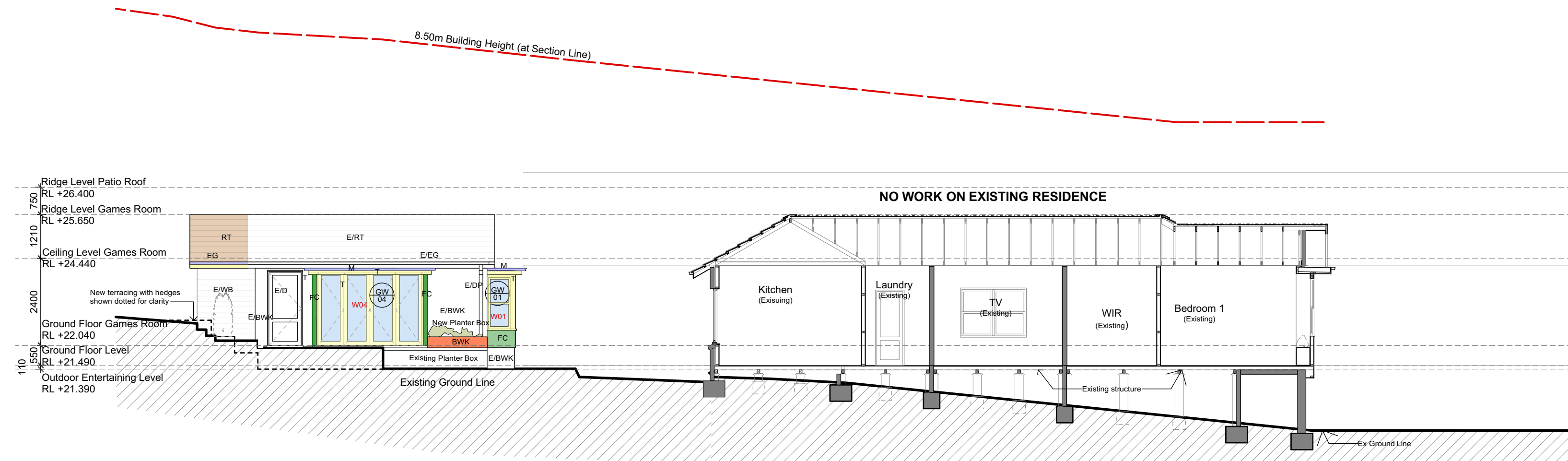
03 East Elevation  
Scale 1:100



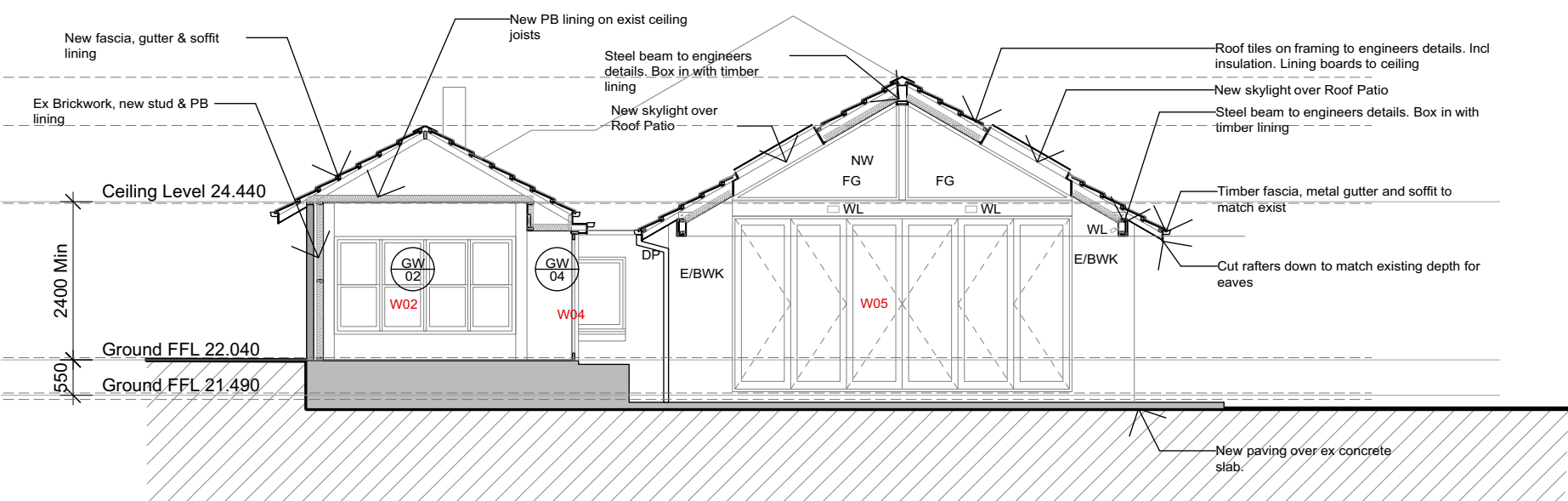
04A South East Elevation Kitchen  
Scale 1:100



04 South East Elevation - Rear of Games Room  
Scale 1:100



05 Section - A  
Scale 1:100



06 Section - B  
Scale 1:100

## FINISHES LEGEND

**Window, Door Frames**  
Window Frames,  
Gutters & Front Gables  
Colorbond 'Monument'

**Fascia, Downpipes & Posts**  
Colorbond 'Basalt'

**Roof**  
Monier-Horizon 'Sambuca'

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**northern beaches council**  
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**DEVELOPMENT APPLICATION**

stage drawing # revision

**DA 200 A**

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