

DA 01

DA 02

DA 03

DA 04

DA 05

DA 06

DA 07

DA 08

DA 09

COVER SHEET

SITE PLAN

SITE ANALYSIS 1

SITE ANALYSIS 2

PLANS, ELEVATIONS, SECTIONS

SHADOW DIAGRAMS

DEMOLITION PLAN

SCHEDULE OF AREAS

FINISHES

BASIX COMMITMENT

EXTERNAL WALLS

Hebel power panel, 50 thick, on existing timber stud frame
75 thick Rockwool insulation to walls
Cladding Lysaght Longline colorbond steel sheeting, colour monument
Dark colour

WALLS WITH–IN DWELLINGS

Plasterboard on studs

WINDOWS

Aluminium frames with single low E glass, Lo–Tsol
U–Value 5.6
SHGC 0.369–0.451
Viridian "HUSH" glass adjoining pool

CEILING

13mm Plasterboard ceiling.

ROOF

Lysaght Longline roof sheeting
75mm Rockwool insulation and sarking to roof.
Colour Monument

FLOOR COVERINGS

Tiles throughout

C	27.09.2023	ISSUE FOR DA LODGEMENT
B	15.09.2023	ISSUE FOR CONSULTANTS
A	19.07.2023	ISSUE FOR CLIENT REVIEW
ISSUE	• DATE •	REVISION

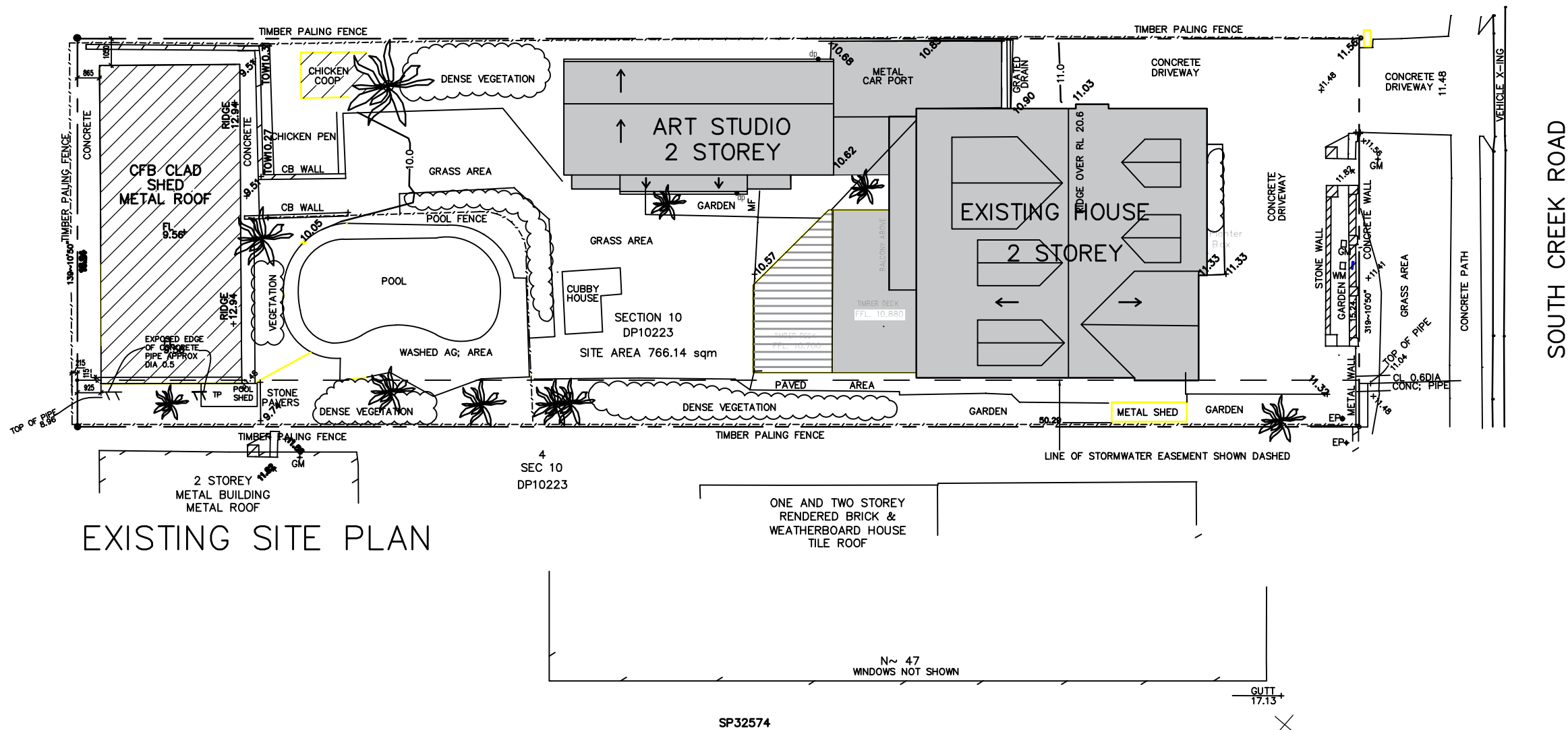
CLIENT:
MR & MRS B TANCEV 0407 480 520
DEVELOPMENT APPLICATION for LOT 3, DP 10223
PROPOSED SECONDARY DWELLING
NO.49 SOUTH CREEK ROAD DEE WHY

ALAN JOHNSON ARCHITECT ARB 5370
1 STRICKLAND AVE LINDFIELD 2070
alanjohnsonarchitect@gmail.com 0418966521

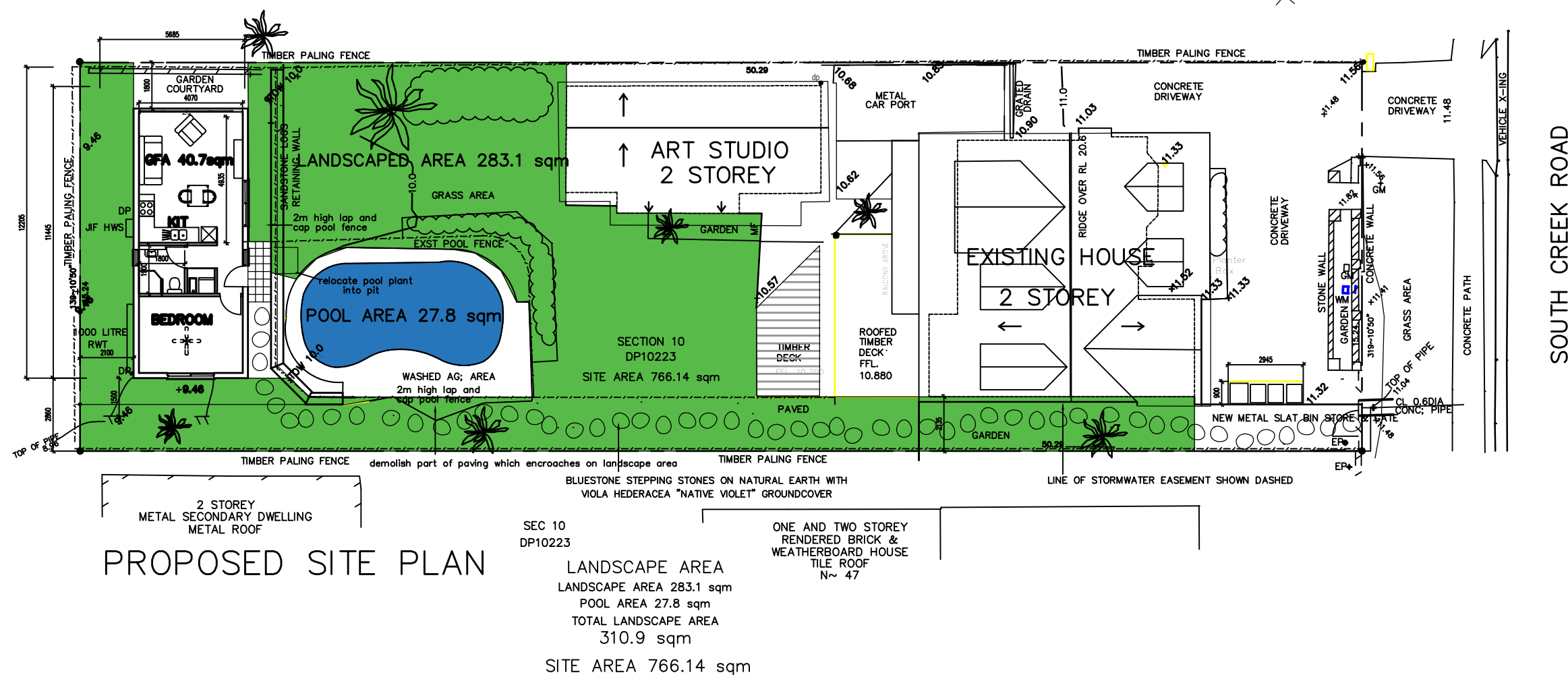
NOTES:
READ IN CONJUNCTION WITH SPECIFICATION AND BCA
DO NOT SCALE OFF DRAWINGS. USE FIGURED DIMENSIONS
ONLY OR SEEK CLARIFICATION FROM THE ARCHITECT
ALL WORK IS TO BE CARRIED OUT TO THE RELEVANT
AUSTRALIAN STANDARDS AND THE NCC

Drawing: COVER SHEET

JOB NO.	SCALE: NTS	DWG NO
BF	DRAWN BY AJJ	DA O1
	DATE: 15.09.2023	



EXISTING SITE PLAN



PROPOSED SITE PLAN

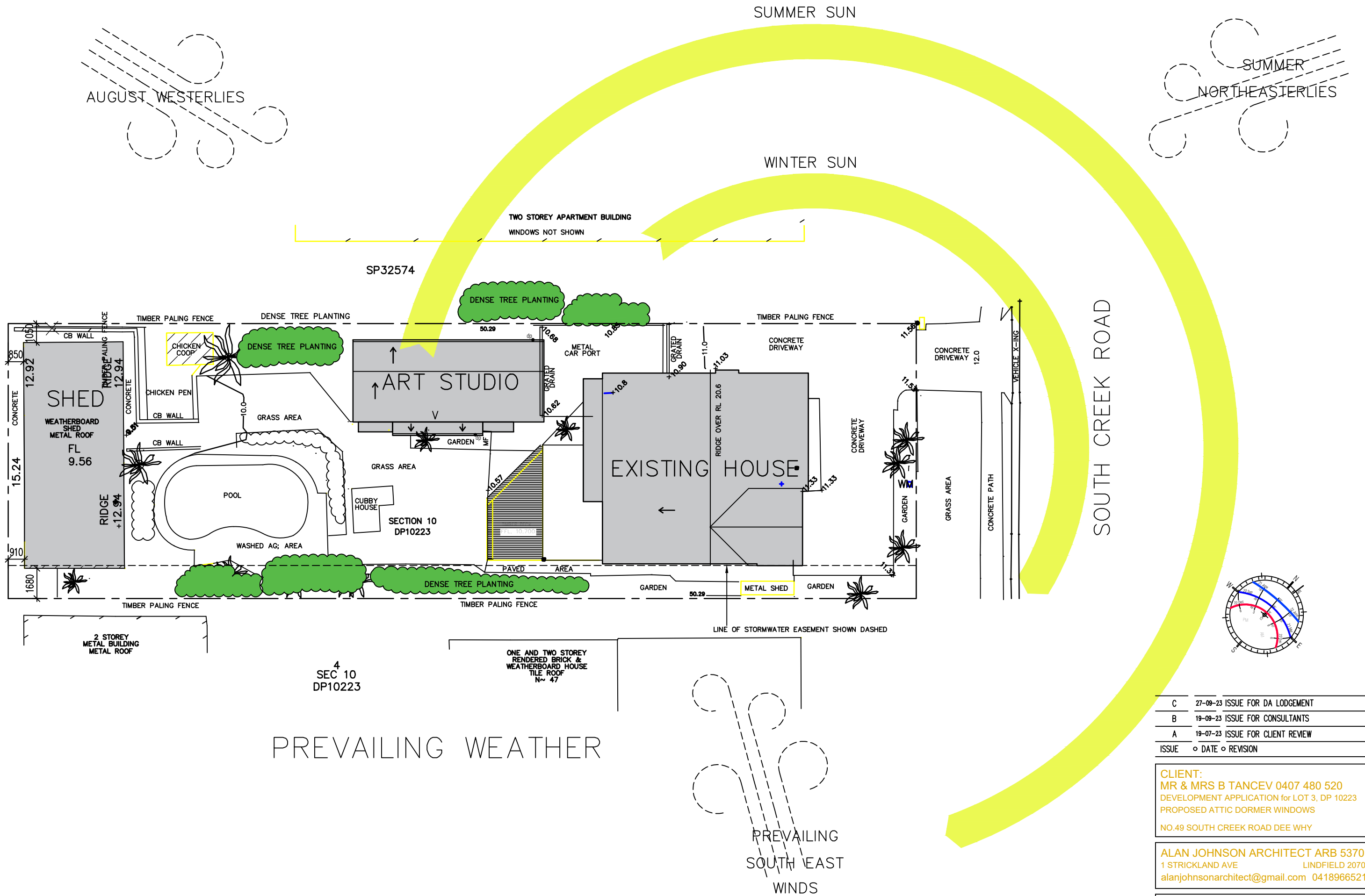
D	02.11.2023	ISSUE REDUCED FLOOR PLAN FOR DA
C	27.09.2023	ISSUE FOR DA LODGEMENT
B	15.09.2023	ISSUE FOR CONSULTANTS
A	19.07.2023	ISSUE FOR CLIENT REVIEW
ISSUE DATE REVISION		

CLIENT:
MR & MRS B TANCEV 0407 480 520
DEVELOPMENT APPLICATION for LOT 3, DP 10223
PROPOSED SECONDARY DWELLING
NO.49 SOUTH CREEK ROAD DEE WHY

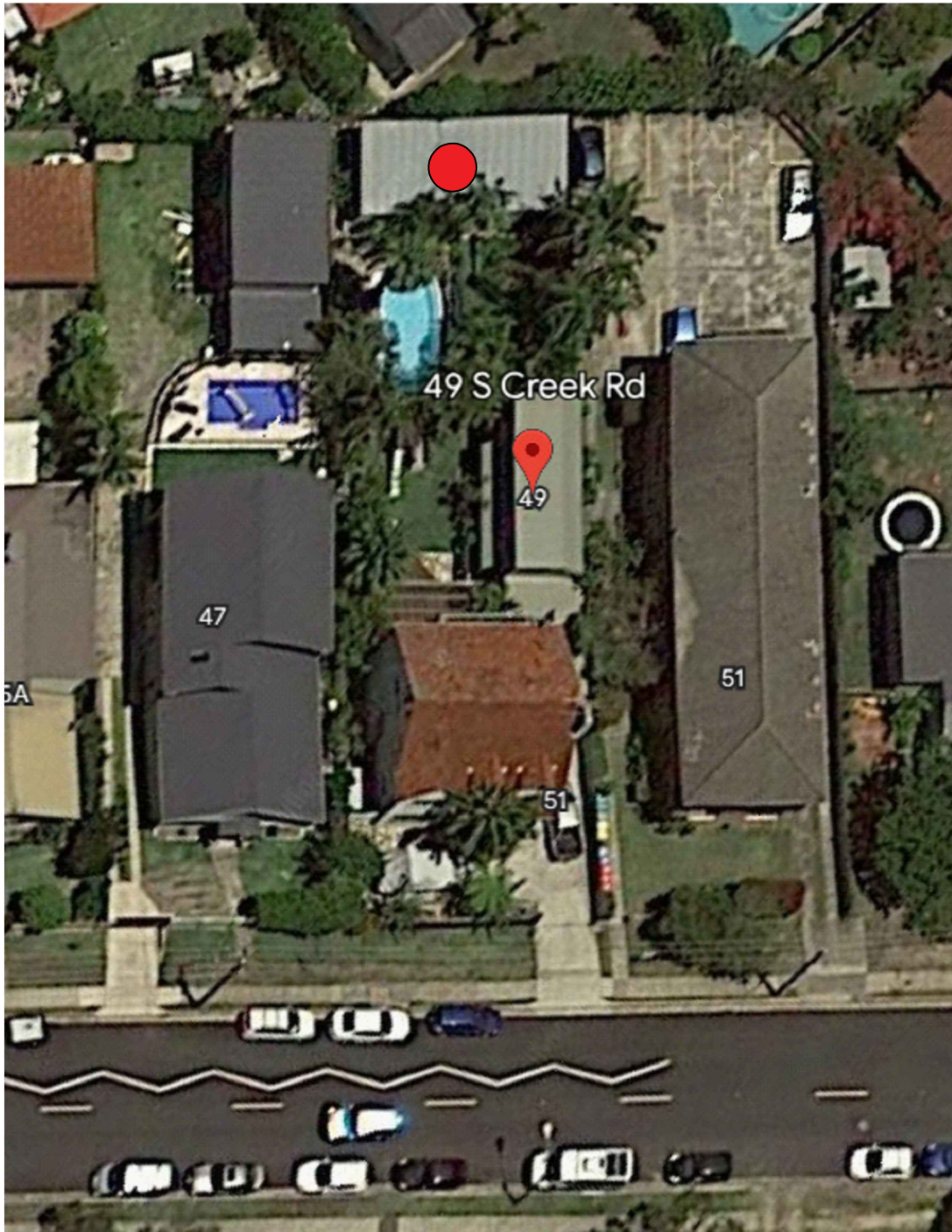
ALAN JOHNSON ARCHITECT ARB 5370
1 STRICKLAND AVE LINDFIELD 2070
alanjohnsonarchitect@gmail.com 0418966521

NOTES:
READ IN CONJUNCTION WITH SPECIFICATION AND BCA
DO NOT SCALE OFF DRAWINGS, USE FIGURED DIMENSIONS
ONLY OR SEEK CLARIFICATION FROM THE ARCHITECT
ALL WORK IS TO BE CARRIED OUT TO THE RELEVANT
AUSTRALIAN STANDARDS AND THE NCC

Drawing: SITE PLAN		
JOB NO.	SCALE: 1:100 AT A3	DWG NO
BF	DRAWN BY: AJJ	DA 02
	DATE: 15.09.2023	

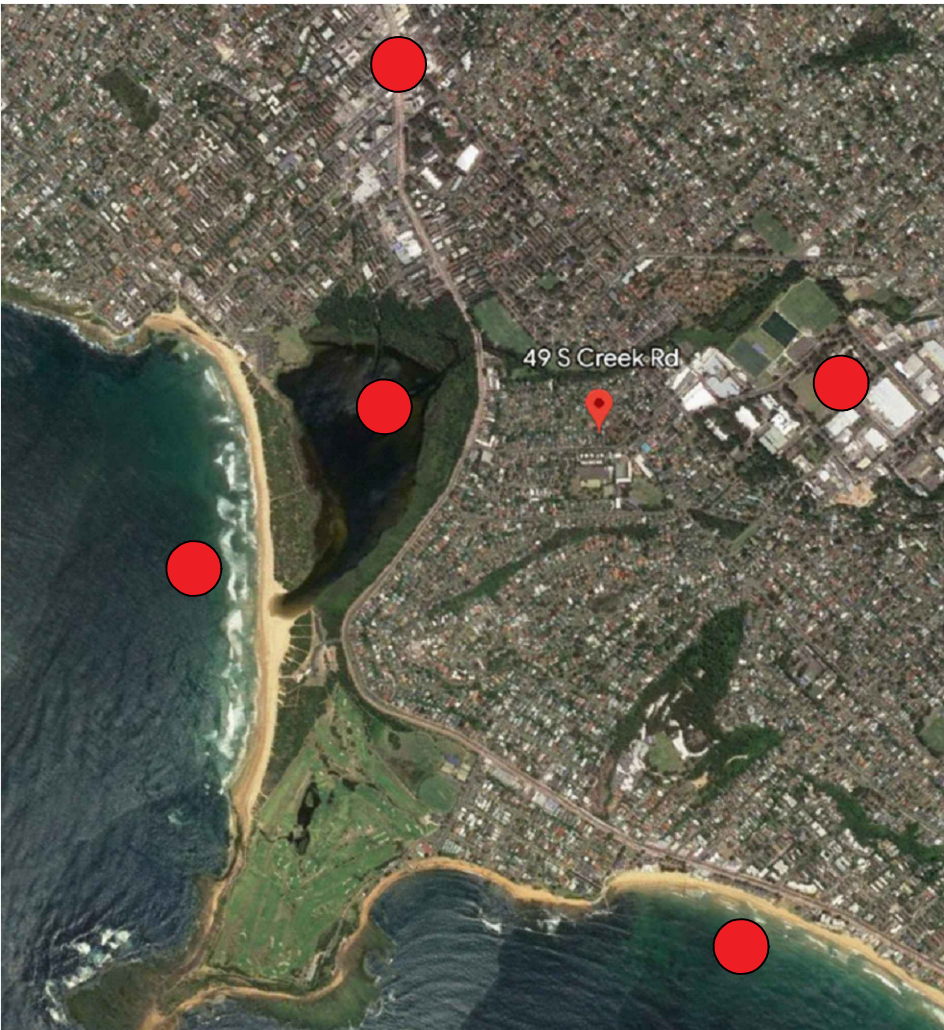


PROPOSED SECONDARY DWELLING



ADJOINING BUILDINGS PLAN

DEE WHY SHOPPING CENTRE



COLLARROY BEACH

DISTRICT LOCATION PLAN

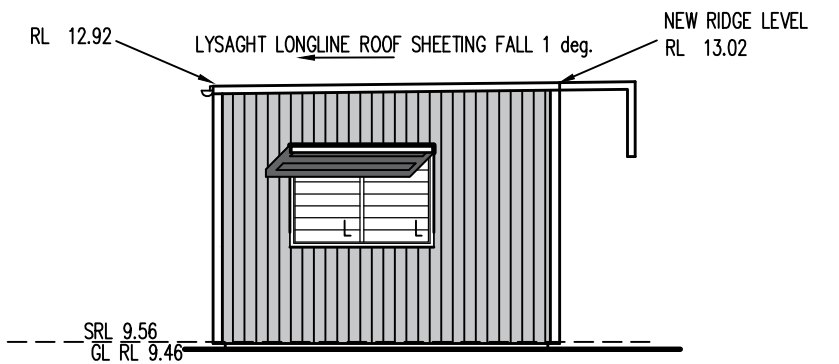
C	27-09-23	ISSUE FOR DA LODGEMENT
B	19-09-23	ISSUE FOR CONSULTANTS
A	19-07-23	ISSUE FOR CLIENT REVIEW
ISSUE	DATE	REVISION

CLIENT:
MR & MRS B TANCEV 0407 480 520
DEVELOPMENT APPLICATION for LOT 3, DP 10223
PROPOSED SECONDARY DWELLING
NO.49 SOUTH CREEK ROAD DEE WHY

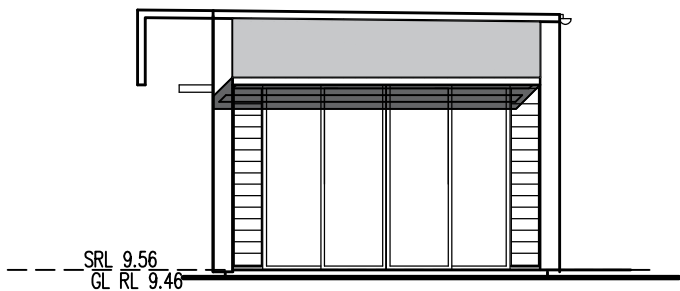
ALAN JOHNSON ARCHITECT ARB 5370
1 STRICKLAND AVE LINDFIELD 2070
alanjohnsonarchitect@gmail.com 0418966521

Drawing: SITE ANALYSIS 2

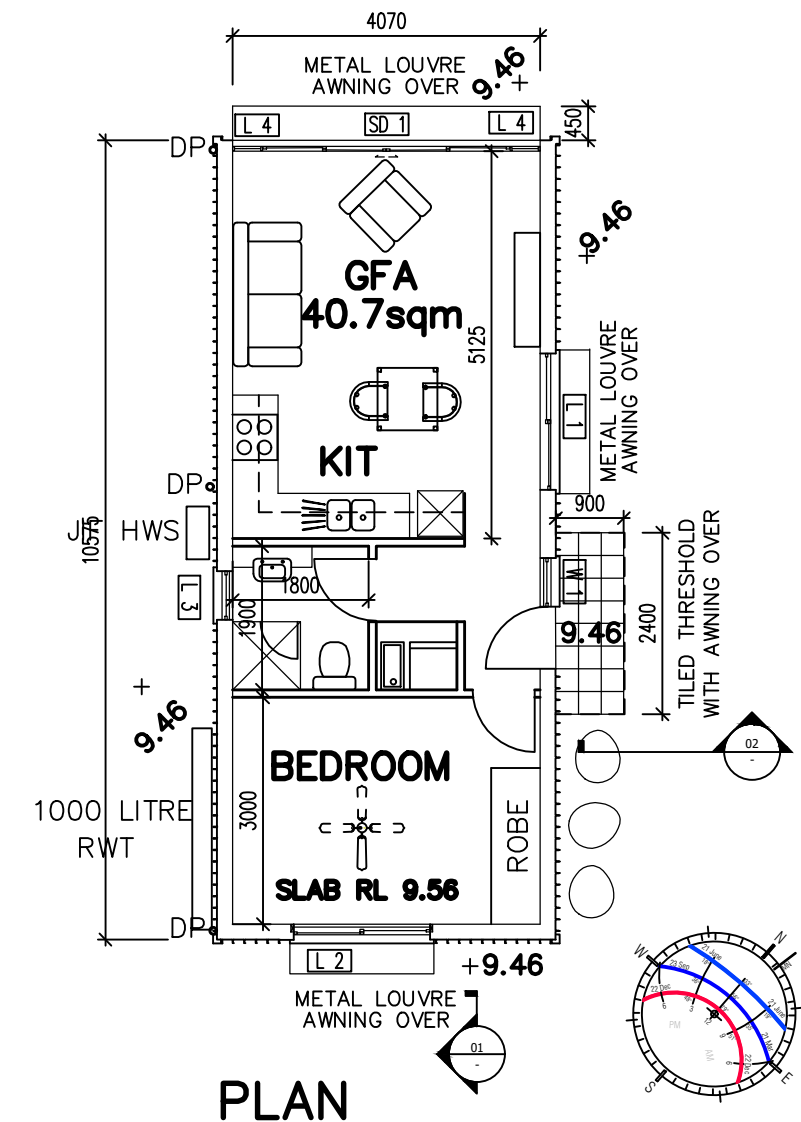
JOB NO.	SCALE:	NTS	DWG NO
BF	DRAWN BY	AJJ	DA O4
	DATE:	15.09.2023	



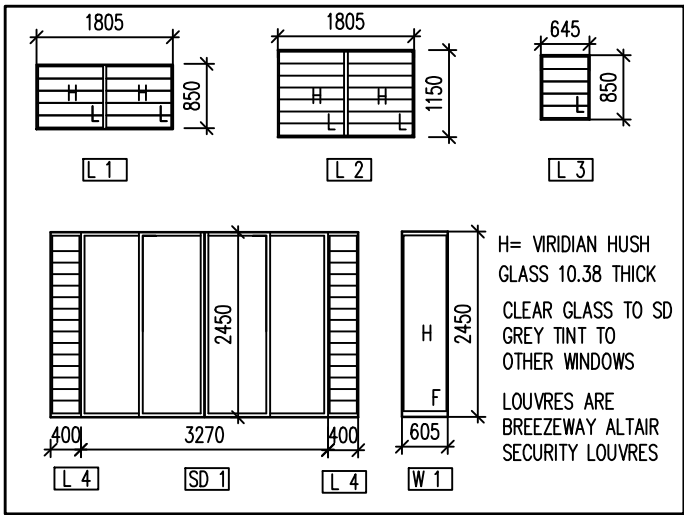
SOUTH EAST ELEVATION



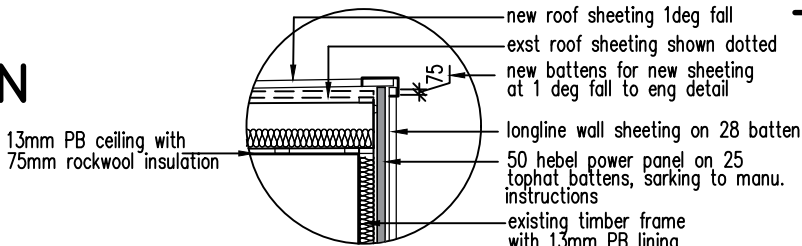
NORTH WEST ELEVATION



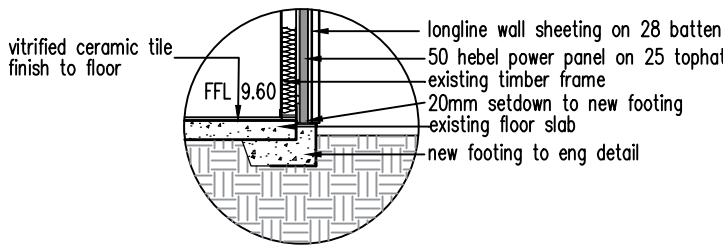
PLAN



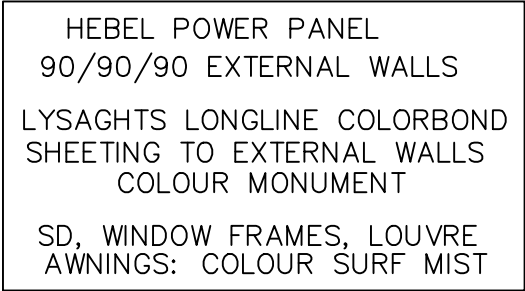
WINDOW SCHEDULE



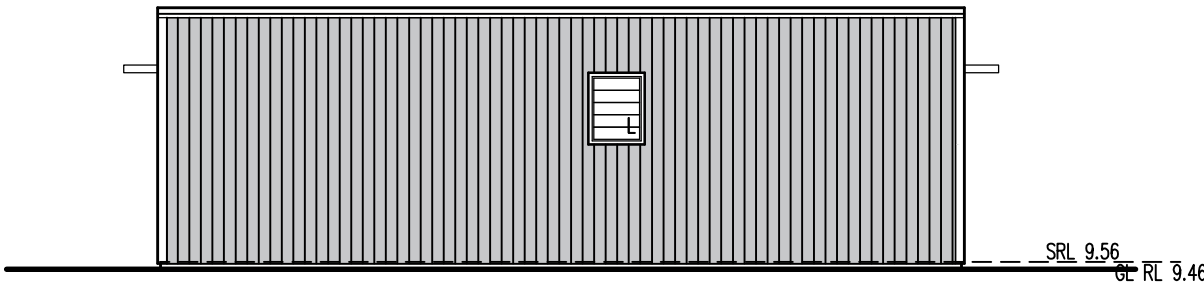
DETAIL 01 1:50



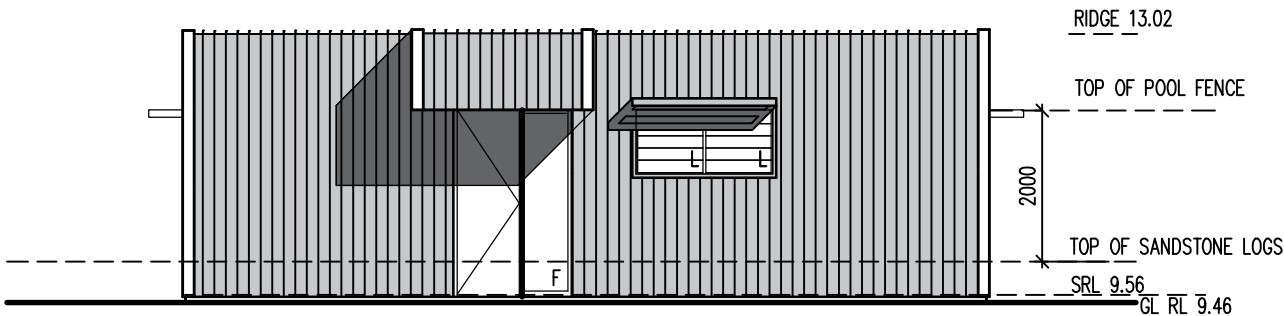
DETAIL 02 1:50



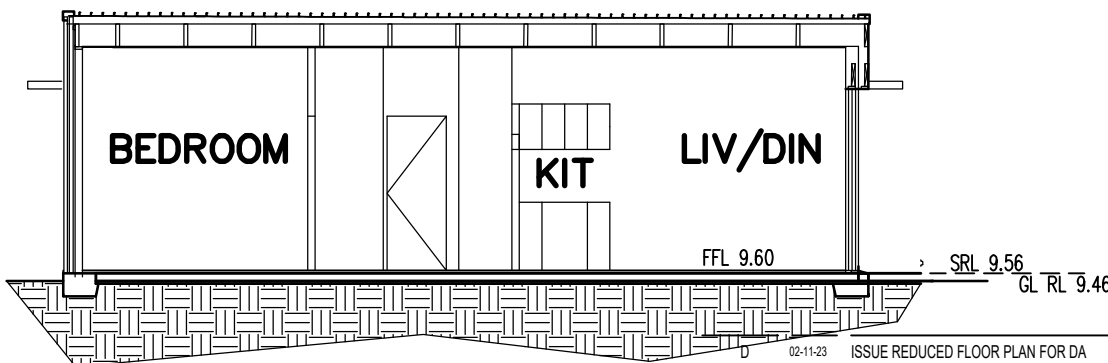
FINISHES



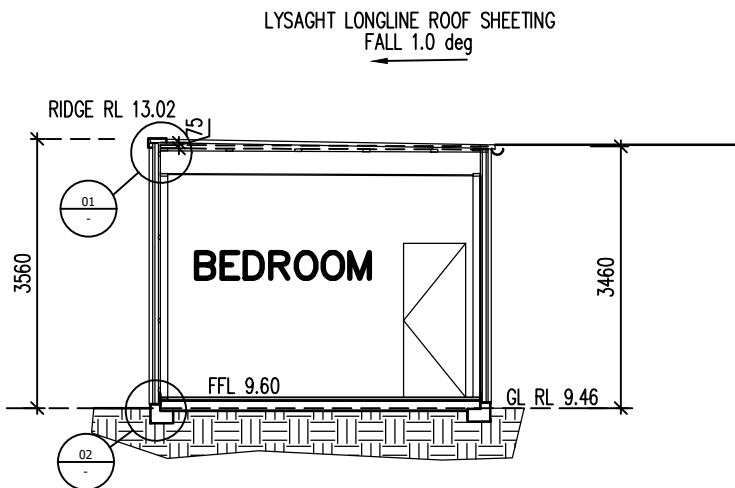
SOUTH WEST ELEVATION



NORTH EAST ELEVATION



SECTION 01



SECTION 02

ISSUE	DATE	REVISION
D	02-11-23	ISSUE REDUCED FLOOR PLAN FOR DA
C	27-09-23	ISSUE FOR DA LODGEMENT
B	19-09-23	ISSUE FOR CONSULTANTS
A	19-07-23	ISSUE FOR CLIENT REVIEW

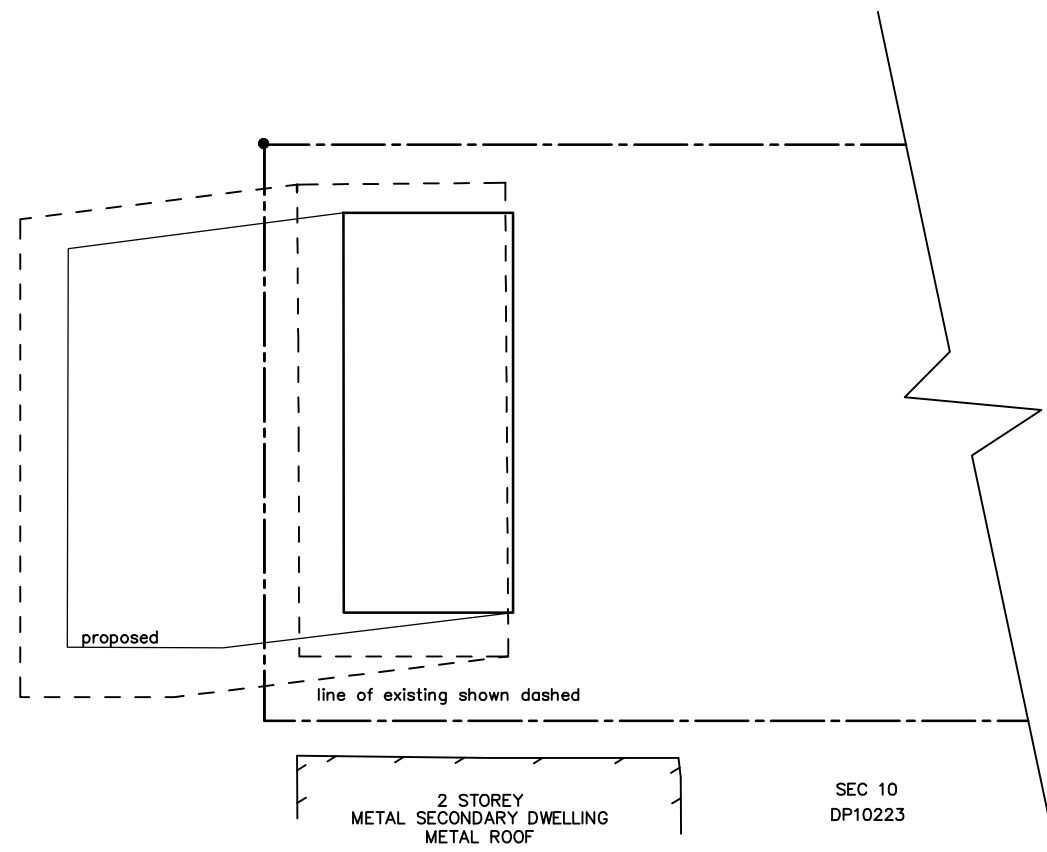
CLIENT:
MR & MRS B TANCEV 0407 480 520
DEVELOPMENT APPLICATION for LOT 3, DP 10223
PROPOSED SECONDARY DWELLING
NO.49 SOUTH CREEK ROAD DEE WHY

ALAN JOHNSON ARCHITECT ARB 5370
1 STRICKLAND AVE LINDFIELD 2070
alanjohnsonarchitect@gmail.com 0418966521

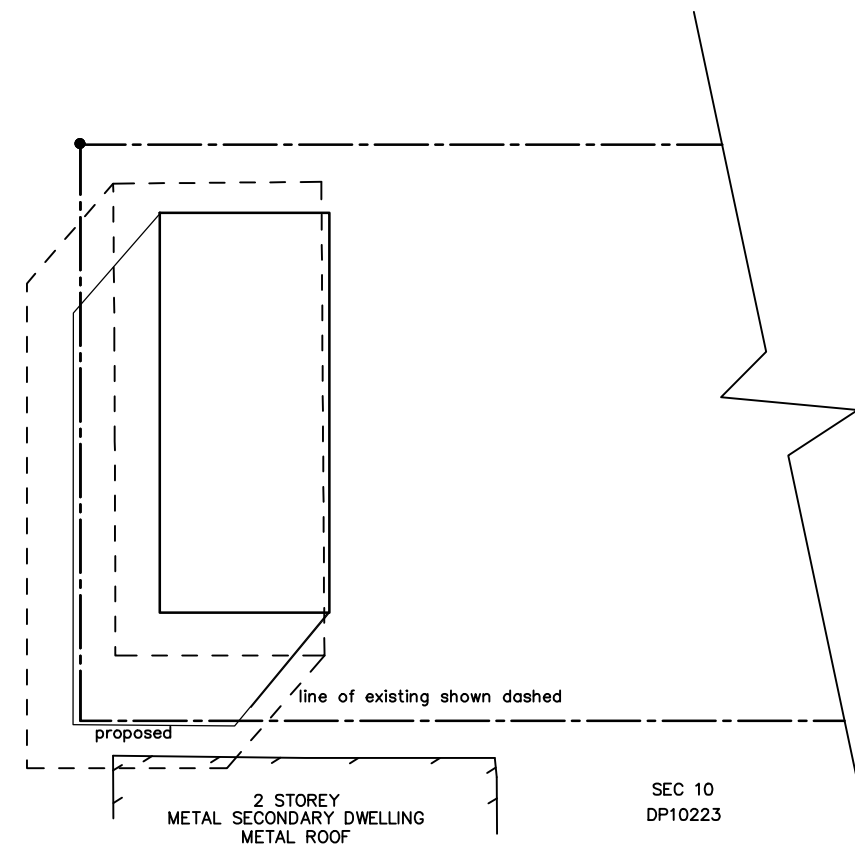
NOTES:
READ IN CONJUNCTION WITH SPECIFICATION AND BCA
DO NOT SCALE OFF DRAWINGS. USE FIGURED DIMENSIONS
ONLY OR SEEK CLARIFICATION FROM THE ARCHITECT
ALL WORK IS TO BE CARRIED OUT TO THE RELEVANT
AUSTRALIAN STANDARDS AND THE NCC

Drawing: PLANS, ELEVATIONS, SECTIONS

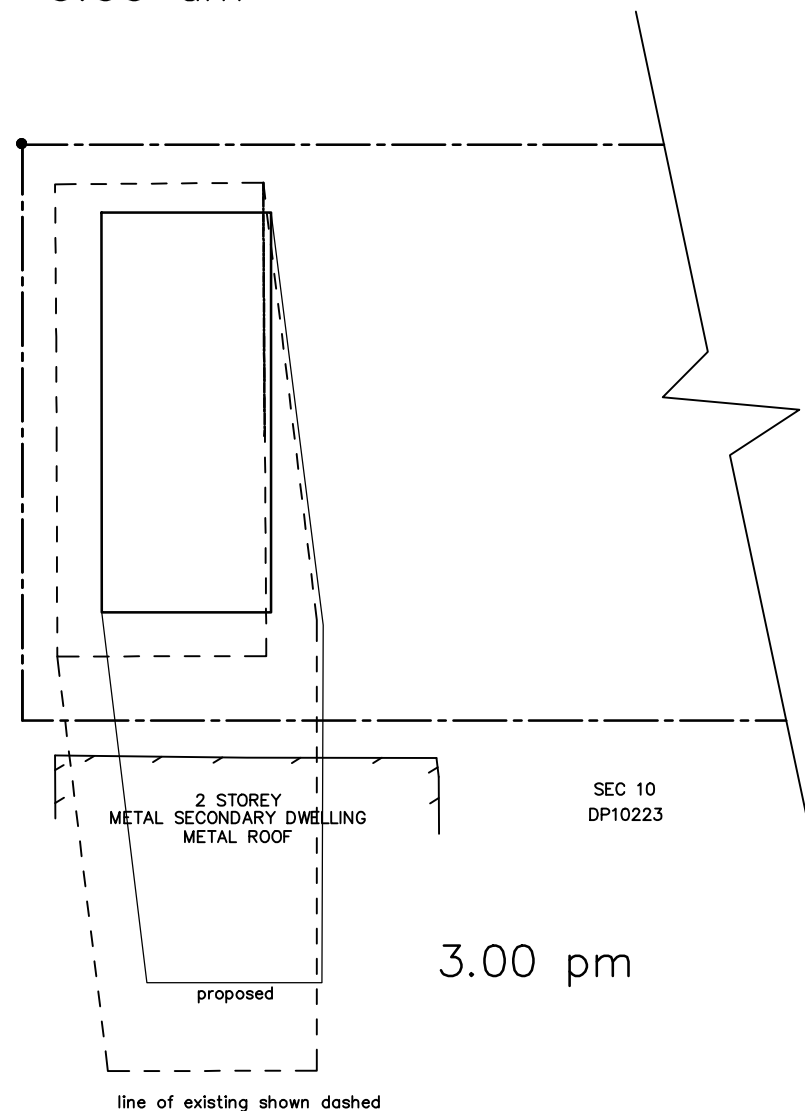
JOB NO.	SCALE: 1:100 AT A3	DWG NO
BF	DRAWN BY AJJ	DA O5
	DATE: 25.09.2023	



9.00 am



12.00 pm

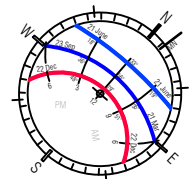


3.00 pm

SHADOWS CAST ON 21st JUNE

CERTIFIED BY ALAN JOHNSON NSW ARB NO 5370

SIGNED:



D	02.11.2023	ISSUE REDUCED FLOOR PLAN FOR DA
C	27-09-23	ISSUE FOR DA LODGEMENT
B	19-09-23	ISSUE FOR CONSULTANTS
A	19-07-23	ISSUE FOR CLIENT REVIEW
ISSUE	DATE	REVISION

CLIENT:
MR & MRS B TANCEV 0407 480 520
DEVELOPMENT APPLICATION for LOT 3, DP 10223
PROPOSED SECONDARY DWELLING
NO.49 SOUTH CREEK ROAD DEE WHY

ALAN JOHNSON ARCHITECT
1 STRICKLAND AVE LINDFIELD 2070
alanjohnsonarchitect@gmail.com 0418966521

NOTES:
READ IN CONJUNCTION WITH SPECIFICATION AND BCA
DO NOT SCALE OFF DRAWINGS. USE FIGURED DIMENSIONS
ONLY OR SEEK CLARIFICATION FROM THE ARCHITECT
ALL WORK IS TO BE CARRIED OUT TO THE RELEVANT
AUSTRALIAN STANDARDS AND THE NCC

Drawing: SHADOW DRAWING

JOB NO.	SCALE: 1:200 AT A3	DWG NO
BF	DRAWN BY AJJ	DA 06
	DATE: 20.09.2023	

CUT EXISTING GROUND LEVEL TO RL 9.46 TO PERIMETER OF BUILDING

DEMOLISH EXISTING SW SYSTEM AND UPGRADE
IN ACCORDANCE WITH HYDRAULIC ENGINEERS DETAILS

CONSTRUCT NEW FOOTINGS UNDER EXISTING AND NEW SLAB EDGES
IN ACCORDANCE WITH ENGINEERS DETAILS

DEMOLISH CONCRETE BLOCK RETAINING WALLS SHOWN DASHED
AND BUILD NEW SANDSTONE LOG RETAINING WALL AND FILL TO RL 10.0

DEMOLISH CHICKEN COOP AND PEN

DEMOLISH KITCHENETTE

TIMBER PALING FENCE

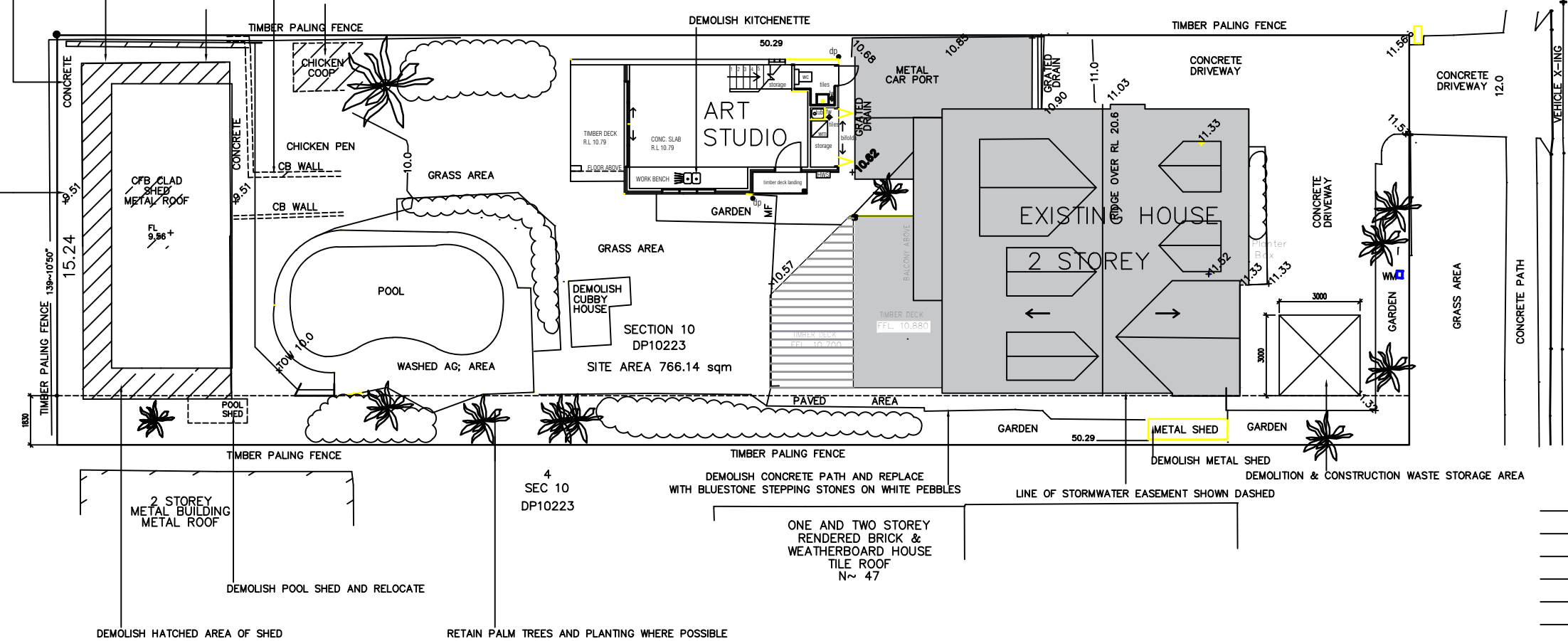
CONCRETE DRIVEWAY

CONCRETE DRIVEWAY

12.0

CONCRETE PATH

VEHICLE X-ING



DEMOLITION PLAN

ISSUE	DATE	REVISION
F	02-11-23	KITCHENETTE DEMOLISHED FOR DA
E	04-10-23	RE-ISSUED FOR LODGEMENT
D	04-10-23	WASTE AREA ADDED
C	27-09-23	ISSUE FOR DA LODGEMENT
B	19-09-23	ISSUE FOR CONSULTANTS
A	19-07-23	ISSUE FOR CLIENT REVIEW

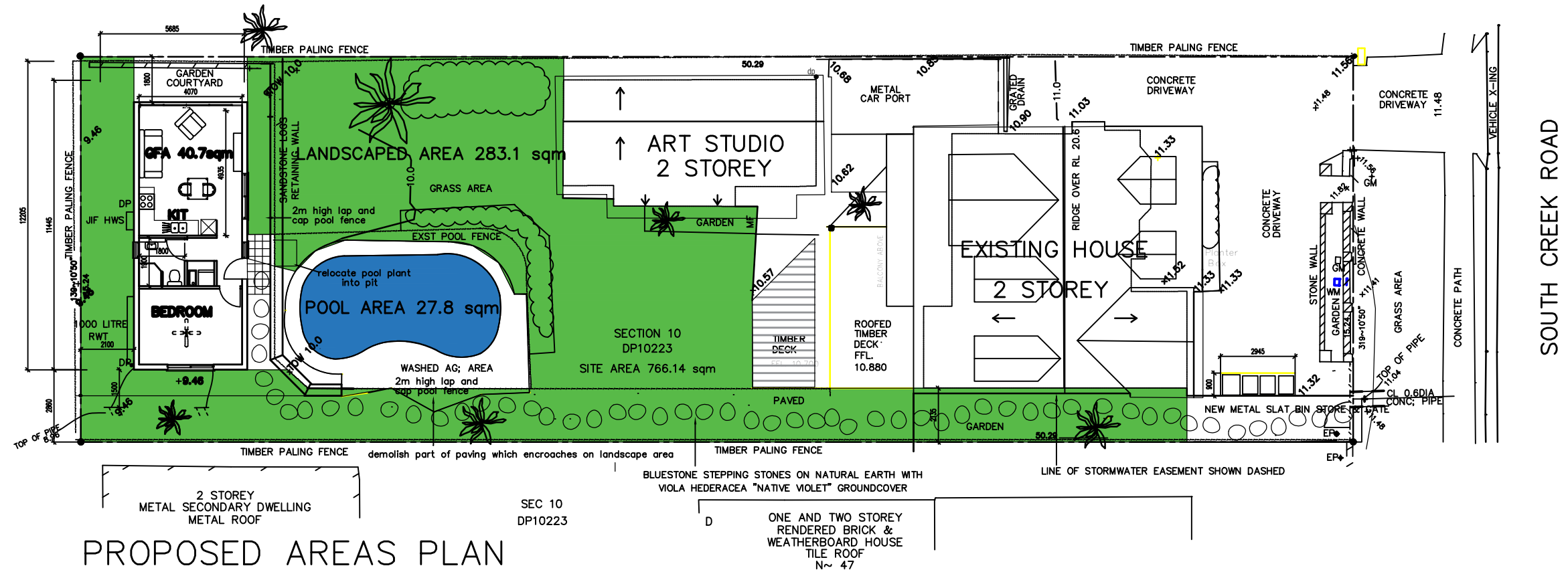
CLIENT:
MR & MRS B TANCEV 0407 480 520
DEVELOPMENT APPLICATION for LOT 3, DP 10223
PROPOSED SECONDARY DWELLING
NO.49 SOUTH CREEK ROAD DEE WHY

ALAN JOHNSON ARCHITECT
1 STRICKLAND AVE LINDFIELD 2070
alanjohnsonarchitect@gmail.com 0418966521

NOTES:
READ IN CONJUNCTION WITH SPECIFICATION AND BCA
DO NOT SCALE OFF DRAWINGS. USE FIGURED DIMENSIONS
ONLY OR SEEK CLARIFICATION FROM THE ARCHITECT
ALL WORK IS TO BE CARRIED OUT TO THE RELEVANT
AUSTRALIAN STANDARDS AND THE NCC

Drawing: DEMOLITION PLAN			
JOB NO.	SCALE: 1:100 AT A3	DWG NO	
BF	DRAWN BY AJJ	DA 07	
	DATE: 25.09.2023		

NOTES:
READ IN CONJUNCTION WITH SPECIFICATION AND BCA
DO NOT SCALE OFF DRAWINGS, USE FIGURED DIMENSIONS
ONLY OR SEEK CLARIFICATION FROM THE ARCHITECT
ALL WORK IS TO BE CARRIED OUT TO THE RELEVANT
AUSTRALIAN STANDARDS AND THE NCC



SCHEDULE OF AREAS	
GFA OF PROPOSED SECONDARY DWELLING: 40.7 sqm	
LANDSCAPE AREA	
LANDSCAPE AREA	283.1 sqm
POOL AREA	27.8 sqm
TOTAL LANDSCAPE AREA	310.9 sqm
SITE AREA 766.14 sqm	

D	02-11-23	ISSUE REDUCED FLOOR PLAN FOR DA
C	27-09-23	ISSUE FOR DA LODGEMENT
B	19-09-23	ISSUE FOR CONSULTANTS
A	19-07-23	ISSUE FOR CLIENT REVIEW
ISSUE	DATE	REVISION

CLIENT:
MR & MRS B TANCEV 0407 480 520
DEVELOPMENT APPLICATION for LOT 3, DP 10223
PROPOSED SECONDARY DWELLING
NO.49 SOUTH CREEK ROAD DEE WHY

ALAN JOHNSON ARCHITECT
1 STRICKLAND AVE LINDFIELD 2070
alanjohnsonarchitect@gmail.com 0418966521

Drawing: SCHEDULE OF AREAS		
JOB NO.	SCALE: 1:200 AT A3	DWG NO
BF	DRAWN BY AJJ	DA O8
	DATE: 25.09.2023	



SANDSTONE LOGS
RETAINING WALL



LYSAGHTS LONGLINE COLORBOND
SHEETING TO EXTERNAL WALLS
COLOUR MONUMENT



AL SD AND WINDOW FRAMES
COLOUR SURF MIST

C	27-09-23	ISSUE FOR DA LODGEMENT
B	19-09-23	ISSUE FOR CONSULTANTS
A	19-07-23	ISSUE FOR CLIENT REVIEW
ISSUE	DATE	REVISION

CLIENT:
MR & MRS B TANCEV 0407 480 520
DEVELOPMENT APPLICATION for LOT 3, DP 10223
PROPOSED SECONDARY DWELLING
NO.49 SOUTH CREEK ROAD DEE WHY

ALAN JOHNSON ARCHITECT ARB 5370
1 STRICKLAND AVE LINDFIELD 2070
alanjohnsonarchitect@gmail.com 0418966521

NOTES:
READ IN CONJUNCTION WITH SPECIFICATION AND BCA
DO NOT SCALE OFF DRAWINGS, USE FIGURED DIMENSIONS
ONLY OR SEEK CLARIFICATION FROM THE ARCHITECT
ALL WORK IS TO BE CARRIED OUT TO THE RELEVANT
AUSTRALIAN STANDARDS AND THE NCC

Drawing:FINISHES		
JOB NO.	SCALE: 1:100 AT A3	DWG NO
BF	DRAWN BY AJJ	DA 09
	DATE: 25.09.2023	