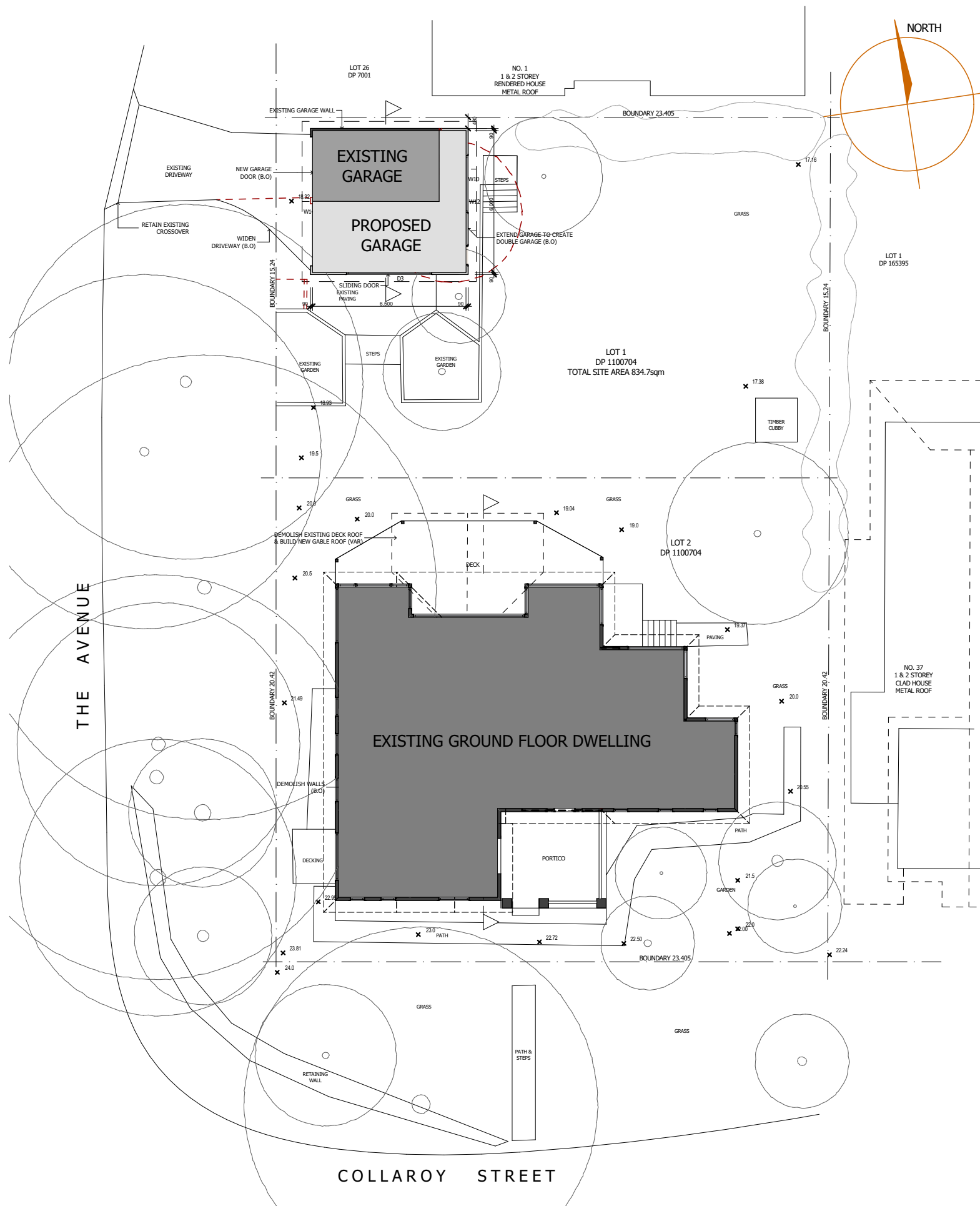




SITE PLAN - 1:200



ARTIST'S IMPRESSION

FOR ILLUSTRATION PURPOSES ONLY, NOT TO BE READ AS A WORKING DRAWING

FRAMING NOTES.	
ROOF PITCH	EXISTING: 28 DEGREES NEW GABLE: 28 DEGREES NEW ROOF: 22 DEGREES
FRAME HEIGHT	2450mm
EAVE OVERHANGS	450mm
EXTERNAL DOOR AND WINDOW HEAD HEIGHT	2130mm
INTERNAL DOOR	2110mm
B.I.C DOOR	200mm BULKHEAD
DOOR AND WINDOW NIBS	90mm MIN UNLESS OTHERWISE NOTED
FRAME AND TRUSS CENTRES	600mm
DOOR STUD OPENINGS	880mm WIDE UNLESS OTHERWISE NOTED

BASIX REQUIREMENTS	
- 40% NEW LIGHTING TO BE FLUORESCENT, COMPACT FLUORESCENT, OR LED.	
- BATHROOM FIXTURES TO BE 3 STAR OR GREATER WATER RATING.	
- EXTERNAL WALL TO HAVE R1.70 OR GREATER INSULATIONION	
- CEILING TO HAVE R0.45 FOIL BACKED BLANKET (100mm) OR GREATER	
- IMPROVED ALUMINIUM WINDOWS	
- W1, W2, W7a, W8, W9, W10, W11, W12 & W14 TO HAVE PYRO LOW-E GLASS	

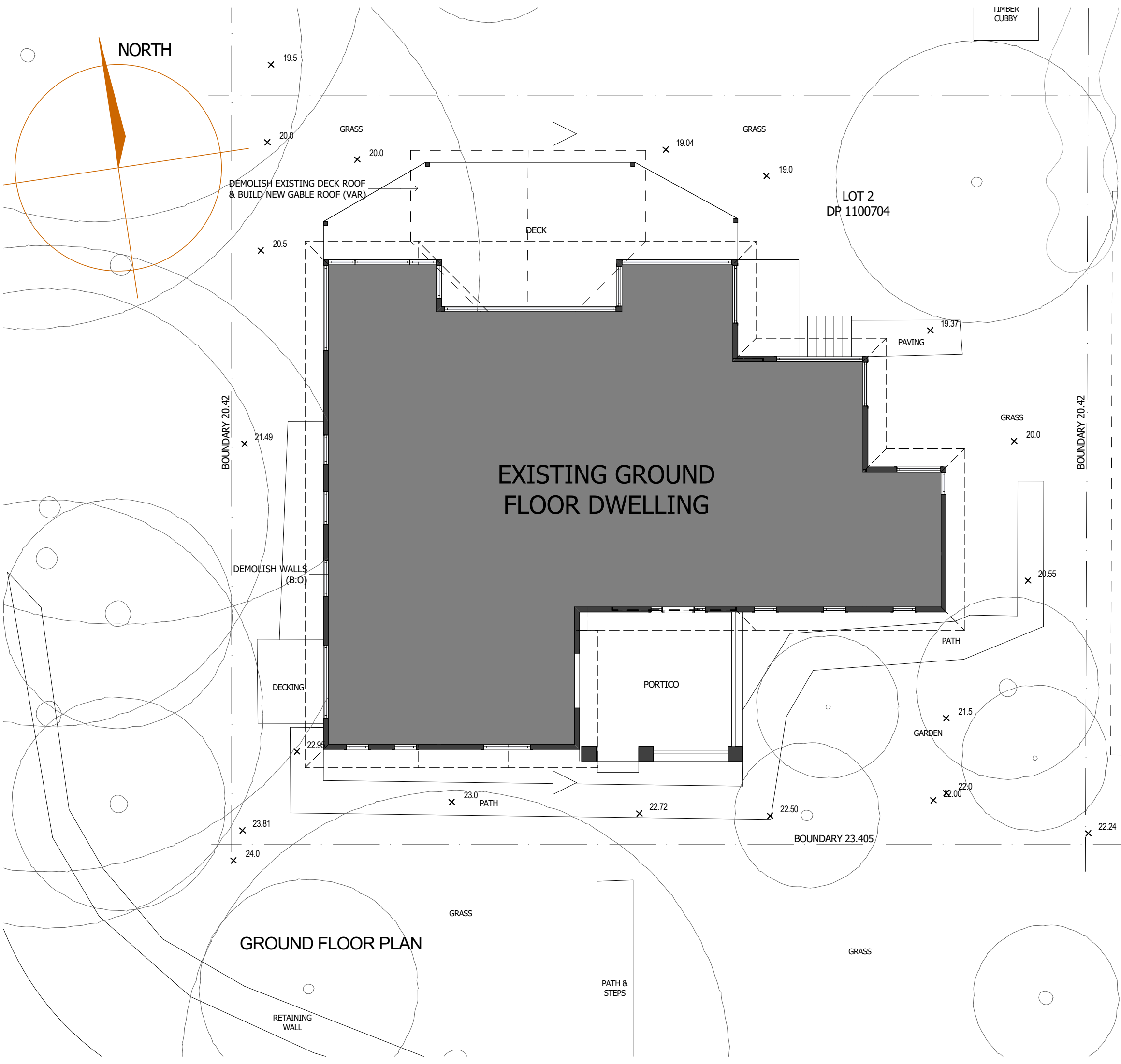
A4 NOTIFICATION PLAN

C B A	FOR COUNCIL FOR COUNCIL FOR PLAN MEETING	11/02/19 24/01/19 15/12/17	GK GK MB
NO.	REVISION	DATE	BY
PROJECT TITLE.		DRAWING NO.	8202 DA 1
FIRST FLOOR ADDITION AT 39 COLLAROY ST, COLLAROY 2097		ISSUE	C
		PAGE NO.	1 / 6
DATE: 24-01-19		SCALE: 1:100	DRAWN BY: MB CHECKED: CW



ADD-STYLE
HOME ADDITIONS
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GROUND FLOOR PLAN

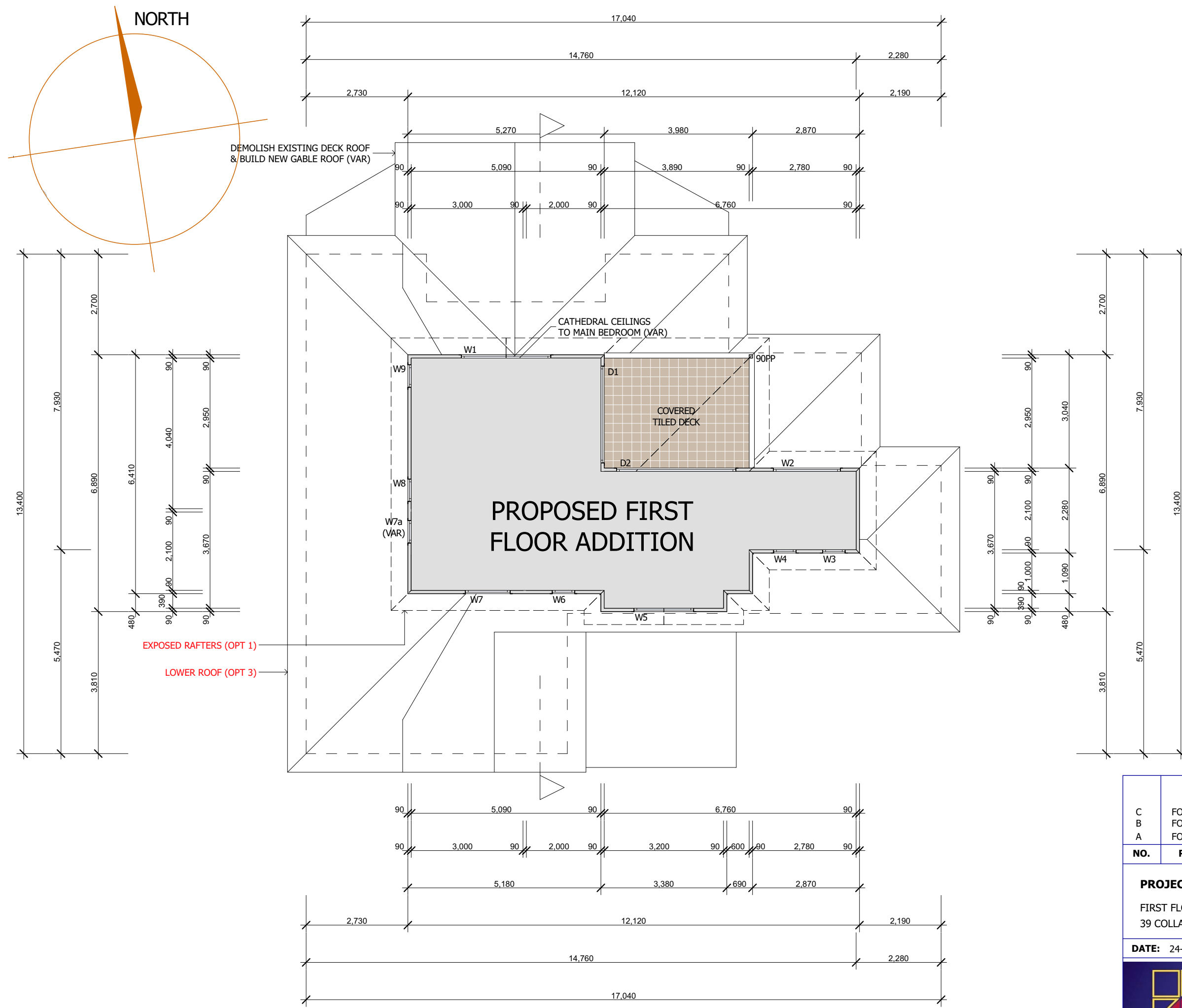
LEGEND & GENERAL NOTES	
VAR.	VARIATION
O.T.A	OWNER TO ADVISE BUILDER
90P	90 x 90 TIMBER POST
S.L.	SKY LIGHT
SHW	SHOWER ENCLOSURE
V	VANITY UNIT
WC	TOILET SUITE (WATER CLOSET)
BIC	BUILT IN CUPBOARD
ST	STORE
COS	TO BE CHECKED ON SITE
OPT.	OPTION
OB+H	OPEN BALUSTRADE AND HANDRAIL
DP	DOWNPIPE
DP&S	DOWNPIPE AND SPREADER
NOTE 1	ALL DIMENSIONS ARE SUBJECT TO AMENDMENT AFTER A CHECK MEASURE ON SITE.
SUBCONTRACTOR TO CONFIRM DA LEVELS COMPLIANCE WITH TIM HOOKINS BEFORE FINALISING FLOOR STRUCTURE	CONSTRUCTION LEVELS SUBCONTRACTOR TO ENSURE THAT ALL CONSTRUCTION LEVELS MARKED ON PLAN TO BE STRICTLY COMPLIED WITH

NO. 37
1 & 2 STOREY
CLAD HOUSE
METAL ROOF

COUNCIL REQUIREMENTS	
SITE AREA	834.70 sqm
EXISTING LANDSCAPING	476.70 sqm 57%
PROPOSED LANDSCAPING	476.70 sqm 57%
NO CHANGE TO EXISTING LANDSCAPING	
EXISTING IMPERVIOUS AREA	358.00 sqm 43%
PROPOSED IMPERVIOUS AREA	358.00 sqm 43%
EXISTING FLOOR AREA	219.51 sqm
PROPOSED FLOOR AREA	271.48 sqm

A4 NOTIFICATION PLAN

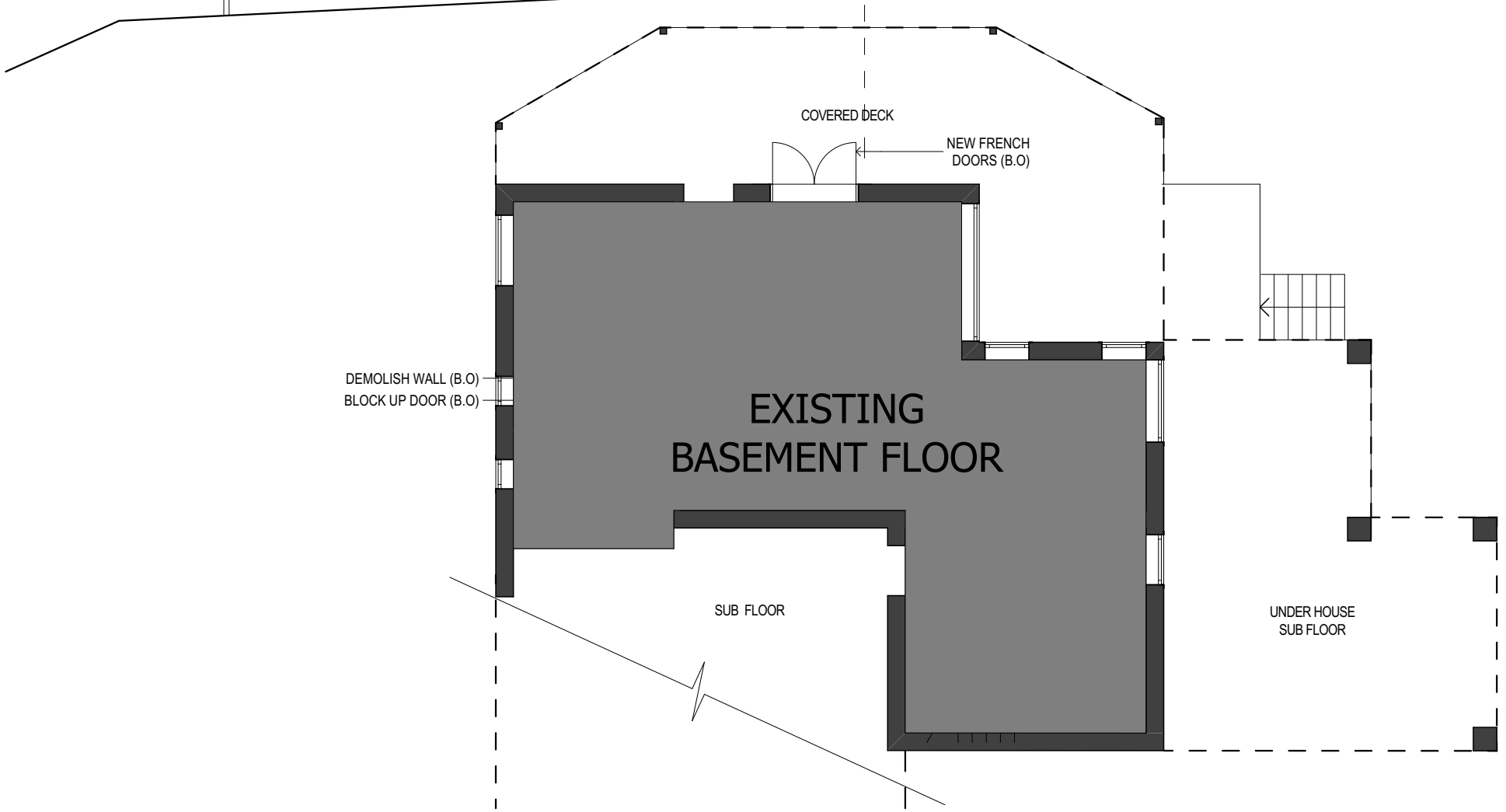
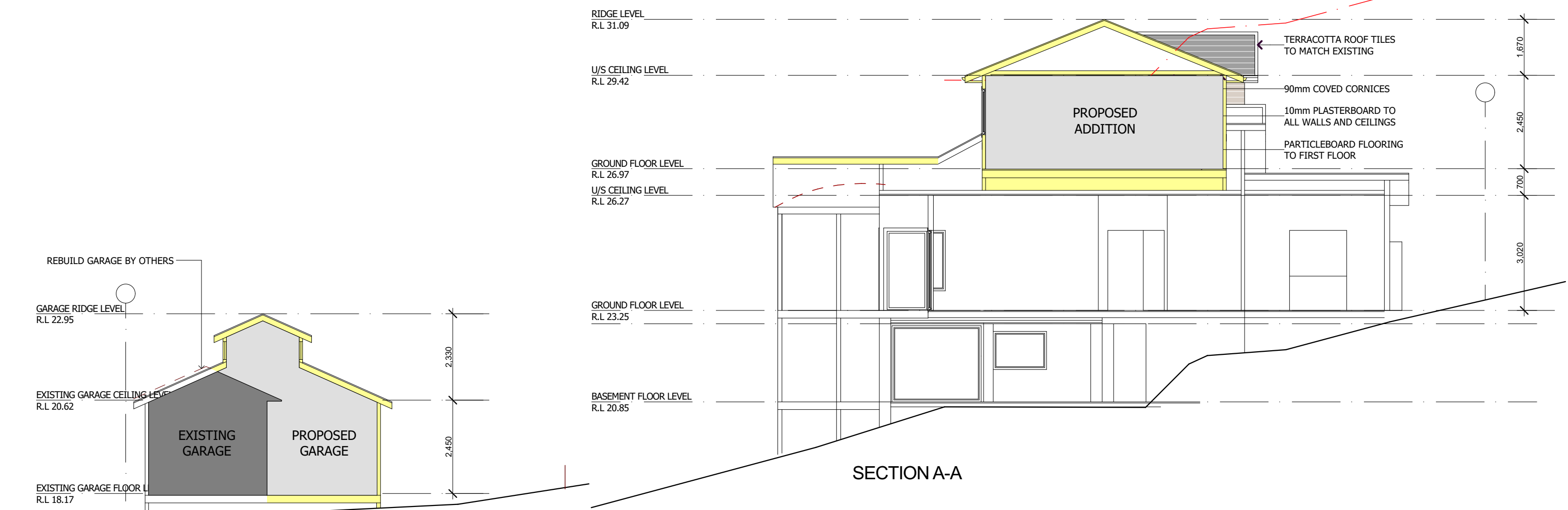
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NO.	REVISION	DATE	BY
PROJECT TITLE.		DRAWING NO.	8202 DA 1
FIRST FLOOR ADDITION AT 39 COLLAROY ST, COLLAROY 2097		ISSUE	C
		PAGE NO.	2 / 6
DATE:	24-01-19	SCALE:	1:100
DRAWN BY:	MB	CHECKED:	CW
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FIRST FLOOR PLAN

A4 NOTIFICATION PLAN

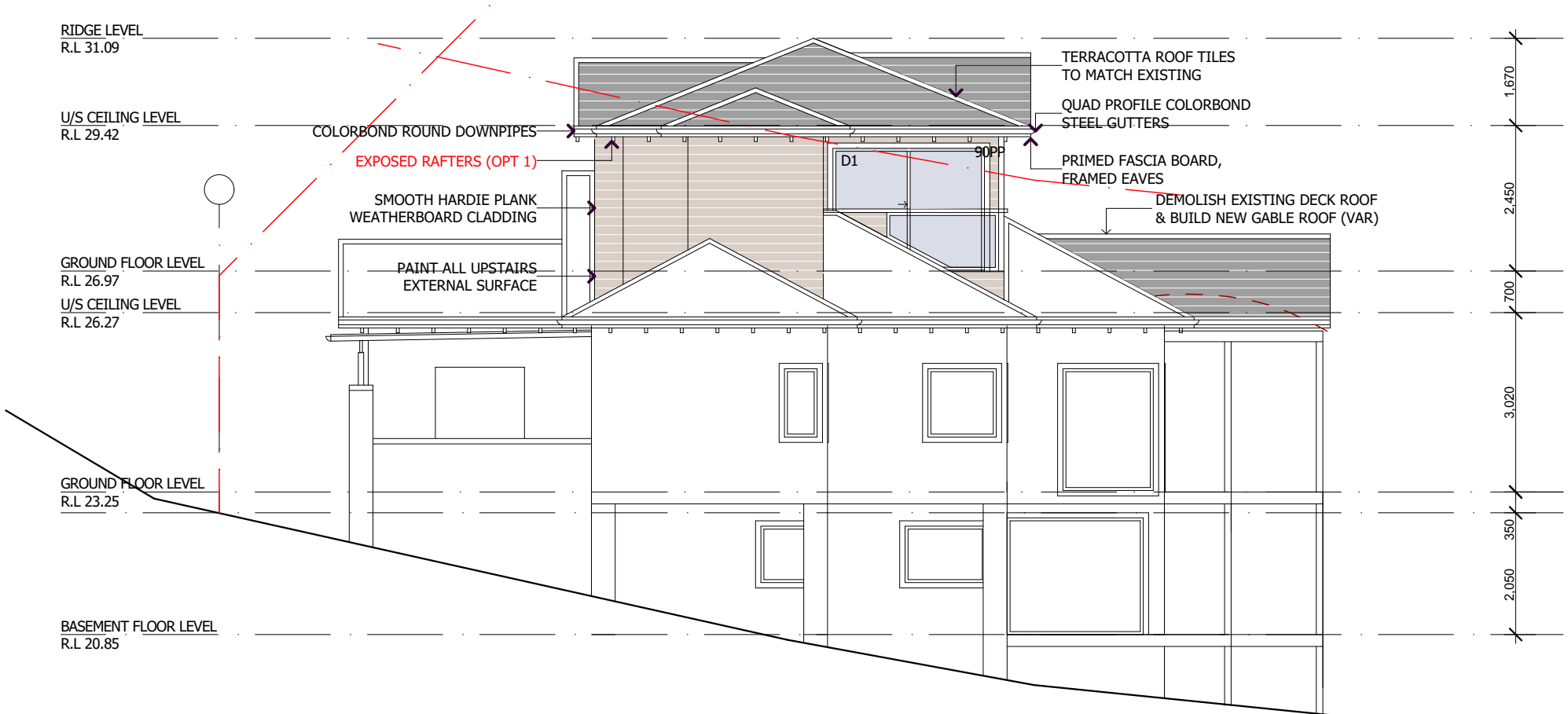
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B	FOR COUNCIL	24/01/19	GK
A	FOR PLAN MEETING	15/12/17	MB
NO.	REVISION	DATE	BY
PROJECT TITLE.		DRAWING NO.	8202 DA 1
FIRST FLOOR ADDITION AT 39 COLLAROY ST, COLLAROY 2097		ISSUE	C
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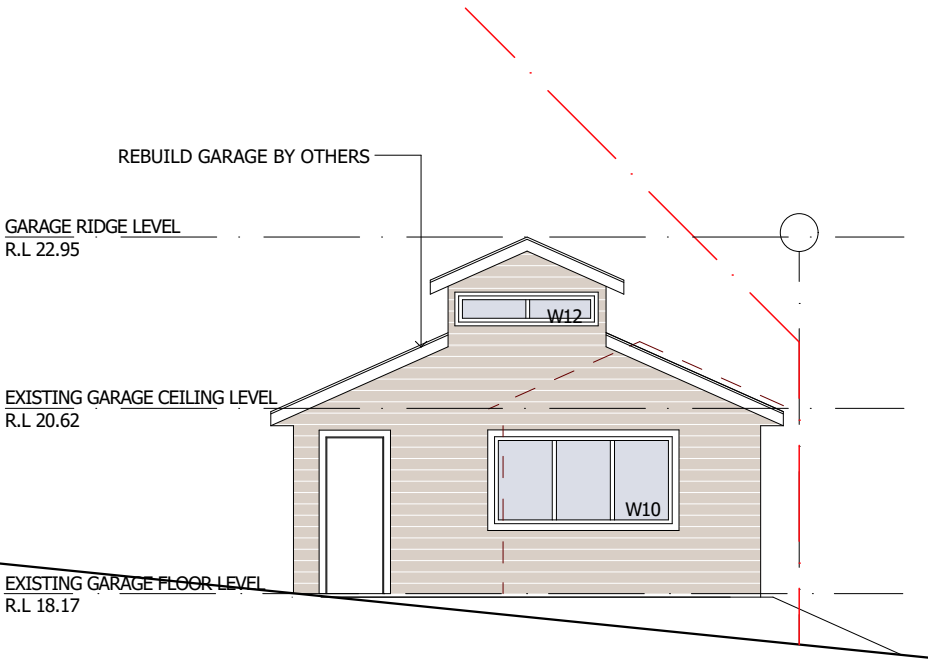
BASEMENT FLOOR PLAN

A4 NOTIFICATION PLAN

C	FOR COUNCIL	11/02/19	GK
B	FOR COUNCIL	24/01/19	GK
A	FOR PLAN MEETING	15/12/17	MB
NO.	REVISION	DATE	BY
PROJECT TITLE.		DRAWING NO. 8202 DA 1	
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		PAGE NO. 4 / 6	
DATE: 24-01-19		SCALE: 1:100	DRAWN BY: MB CHECKED: CW
 ADD-STYLE HOME ADDITIONS Upstairs & On Ground Specialists			
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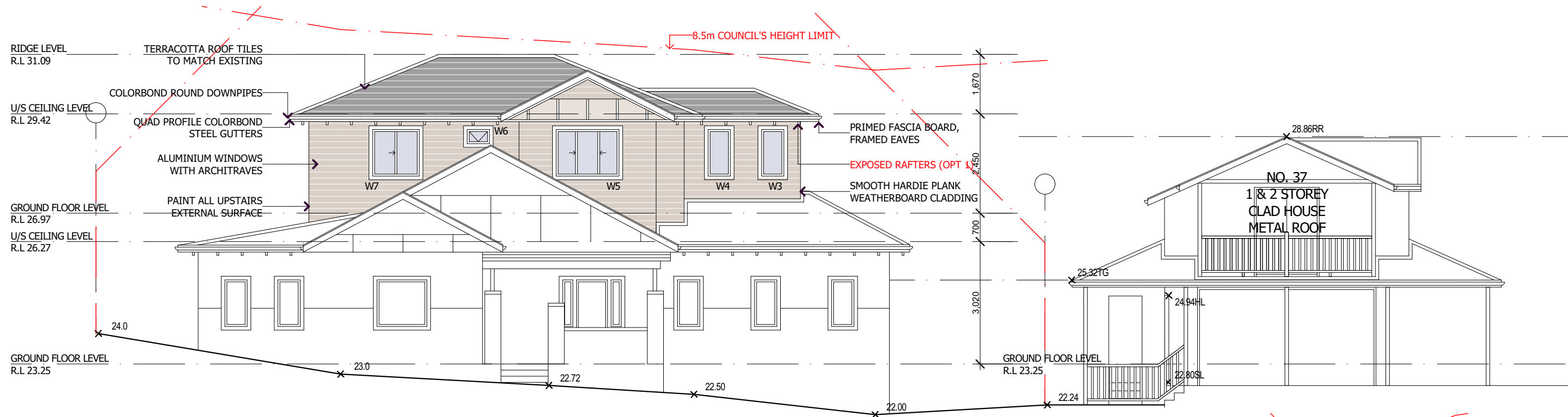
EAST ELEVATION



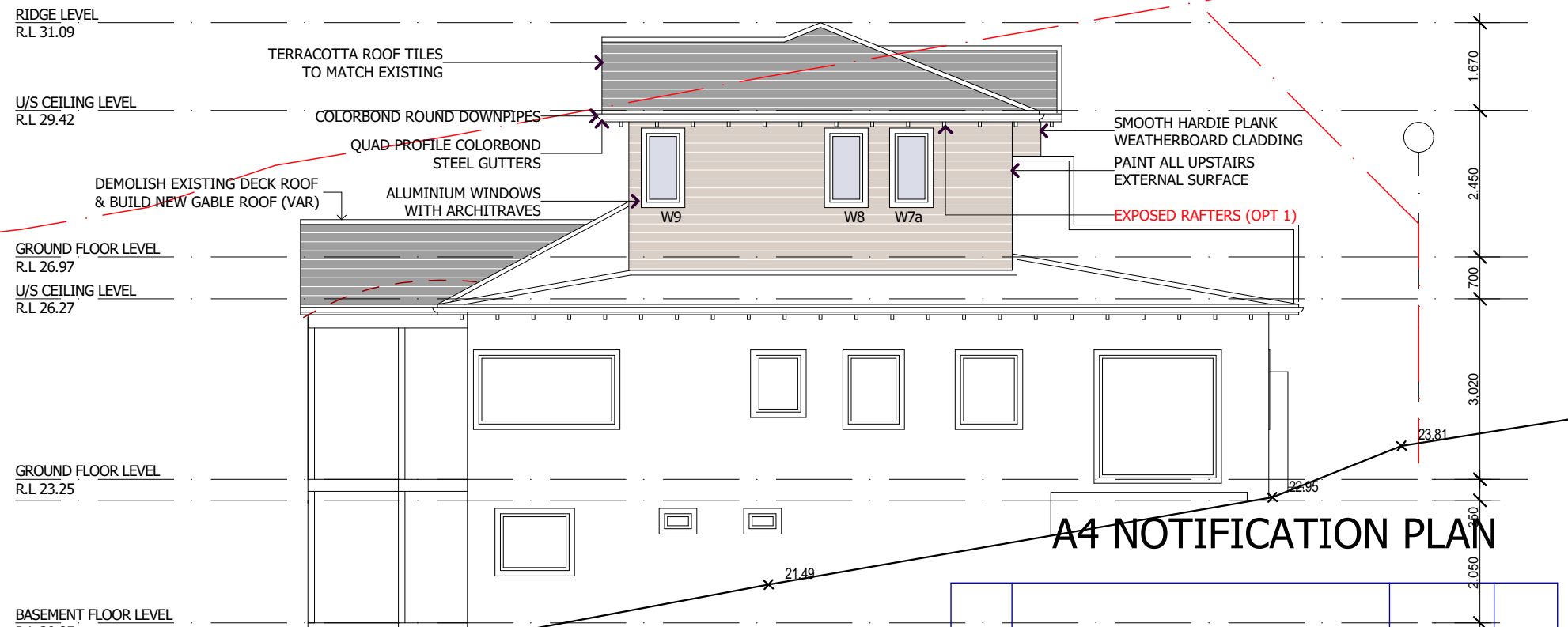
NORTH ELEVATION

A4 NOTIFICATION PLAN

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B	FOR COUNCIL	24/01/19	GK
A	FOR PLAN MEETING	15/12/17	MB
NO.	REVISION	DATE	BY
PROJECT TITLE.		DRAWING NO.	8202 DA 1
FIRST FLOOR ADDITION AT 39 COLLAROY ST, COLLAROY 2097		ISSUE	C
		PAGE NO.	5 / 6
DATE: 24-01-19		SCALE: 1:100	DRAWN BY: MB
		CHECKED: CW	
 ADD-STYLE HOME ADDITIONS Upstairs & On Ground Specialists			
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SOUTH ELEVATION



WEST ELEVATION

A4 NOTIFICATION PLAN

C	FOR COUNCIL	11/02/19	GK
B	FOR COUNCIL	24/01/19	GK
A	FOR PLAN MEETING	15/12/17	MB
NO.	REVISION	DATE	BY
PROJECT TITLE.		DRAWING NO.	8202 DA 1
FIRST FLOOR ADDITION AT 39 COLLAROY ST, COLLAROY 2097		ISSUE	C
		PAGE NO.	6 / 6
DATE: 24-01-19		SCALE: 1:100	DRAWN BY: MB
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