

09 January 2024

Mark Milton  
Student Planner  
PO Box 82  
Manly NSW 1655

Dear Mark,

## Updated architectural drawings - Mod2023/0455 - 346 Whale Beach Road Palm Beach NSW 2108

As per previous discussions, we have prepared amended architectural drawings set which outline the scope of works for s4.55 modification consent and the commenced works which will form the Building Information Certificate application. The table below outlines the scope of works in various stages corresponding to amended drawings.

| Proposed works  | Status        | Drawing reference            |
|---|---------------|------------------------------|
| Revised landscape pathway design at east and north of the site  | Not commenced | 005, 006, 013, 040, 050      |
| Revised external landscape stair design south of the site   | Commenced     | 020, 030, 050, 051           |
| Addition of a set of landscape stairs at west of the site   | Not commenced | 005, 006, 040                |
| Minor increase in the extent of excavation from 3,293m <sup>3</sup> to 3,320m <sup>3</sup> (27m <sup>3</sup> increase) due to latent conditions | Commenced     | 010, 011                     |
| Addition of a garage access door to the service cavity on Level 0-1   | Commenced     | 010                          |
| Increase width of garbage store on Level 0-1  | Commenced     | 010                          |
| Conversion of wine cellar to storeroom on Level 0-2   | Not commenced | 011                          |
| Addition of access door from tank room to service cavity on Level 0-3   | Commenced     | 012                          |
| Minor increase to length of skylight to bed loft on Level 0-4   | Commenced     | 012, 013                     |
| Addition of access door from plant room to service cavity on Level 0-4  | Commenced     | 013                          |
| Minor revision to internal layout of bathrooms on levels 0-4, 1 and 2   | Not commenced | 013, 014, 015                |
| Addition of retaining wall to resolve site conditions   | Commenced     | 013, 051                     |
| Minor revision sauna layout on Level 1  | Not commenced | 020                          |
| Addition of barbecue on Level 1   | Not commenced | 020                          |
| Replacement of tiling with carpet in Level 1 hall   | Not commenced | 020                          |
| Re-arranged internal layout of two ensuite bathrooms on Level 2   | Not commenced | 030, 060                     |
| Reduction of window to north ensuite bathroom on Level 2  | Commenced     | 030                          |
| Minor revision to internal layout of kitchen and laundry on Level 2   | Not commenced | 030                          |
| Addition of small skylight at north-west corner above entry on roof   | Commenced     | 040                          |
| Conversion of insulated roof panels to glass  | Commenced     | 040, 050, 052, 060, 064, 065 |
| Removal of roof-top skylight  | Commenced     | 040, 063                     |

|  |               |   |
|--|---------------|---|
| Addition of 1.45m flues to the approved chimney                        | Not commenced | 050, 060, 061, 062                                  |
| Minor increase of screen wall height on roof from RL 68.50 to RL 68.75 | Not commenced | 050   |
| Addition of window to ensuite on North Elevation                       | Commenced     | Window on approved plan, but omitted from elevation |

If there is any further information or assistance we can provide please do not hesitate to contact Parisa Sheikhi on 02 9071 1851.

Yours sincerely



Mark Schofield  
Director