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16 maretimo street, balgowlah

private residence

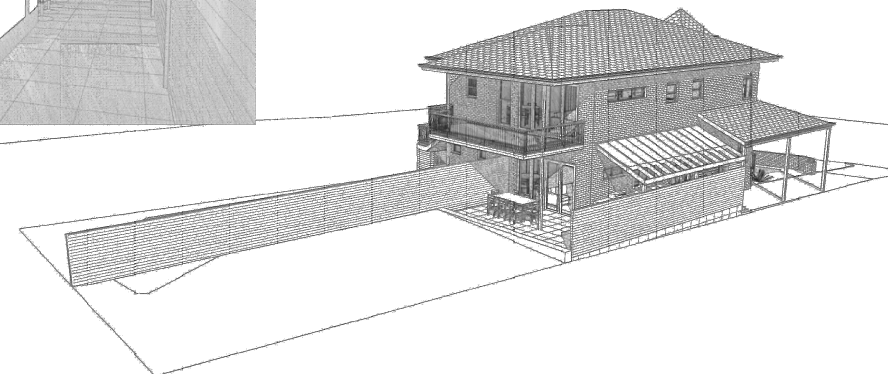
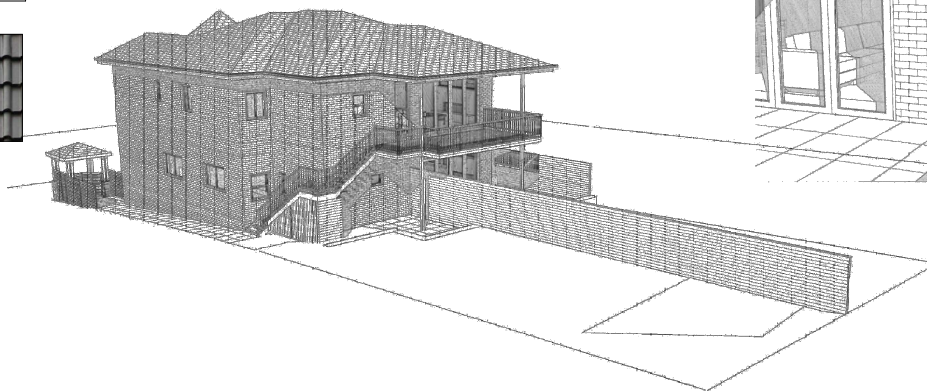
additions and alterations / strata subdivision
development application

architectural perspectives










WINDOWS
WHITE
ALUMINIUM
or similar

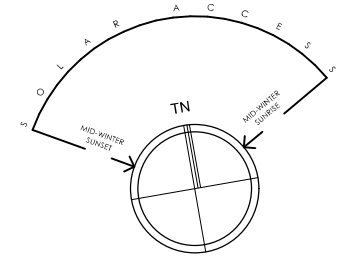
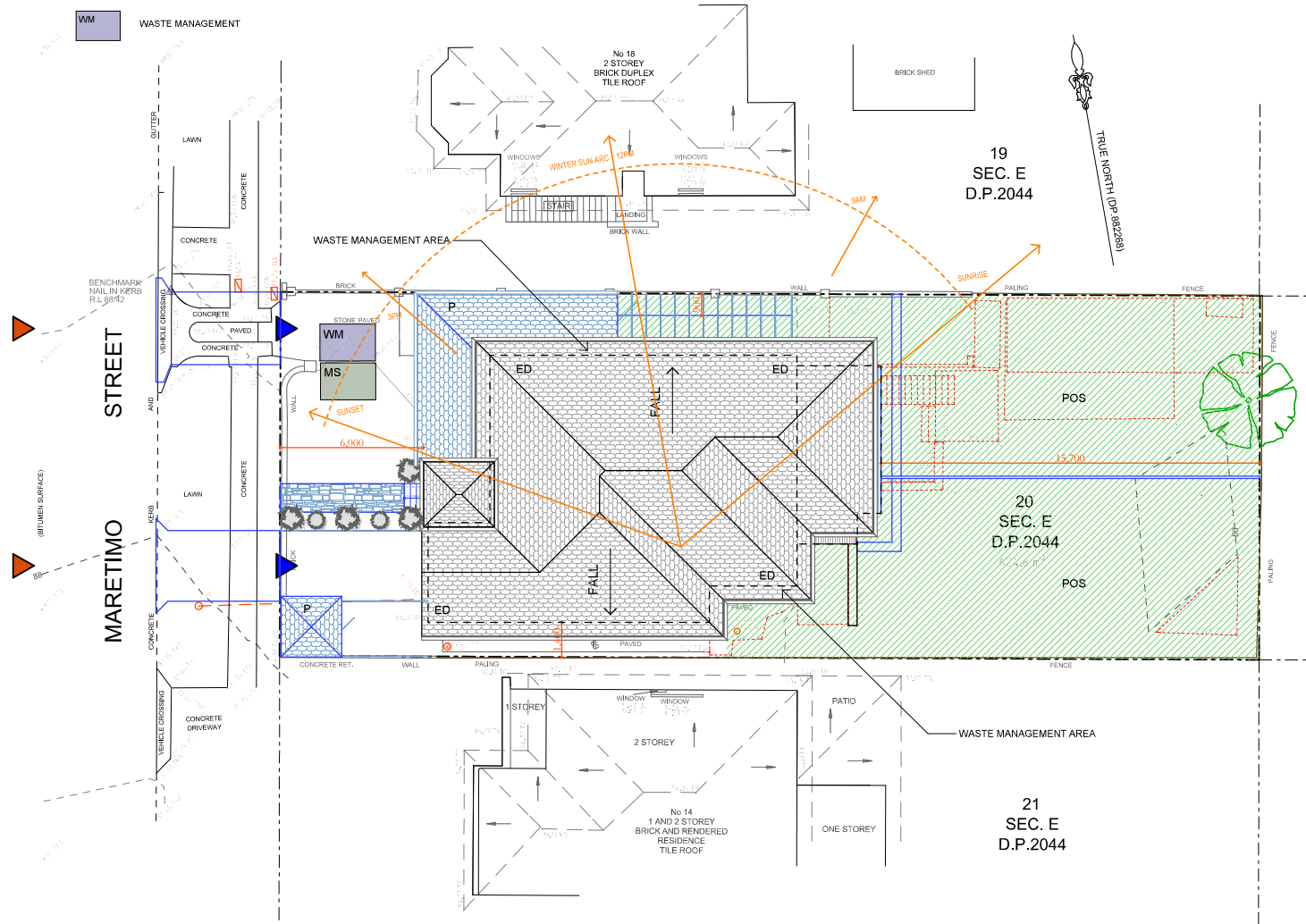


ROOF
TILE
BLACK
or similar



LEGEND

	PROPOSED		EXISTING LEVELS
	PRIVATE OPEN SPACE (EXISTING)		CAR ENTRY POINT
	EXISTING DWELLING		CARPORT ENTRY POINT
	MATERIAL STOCKPILE		BOUNDARY
			WASTE MANAGEMENT






9
SEC. E
D.P.2044

19
SEC. E
D.P.2044

20
SEC. E
D.P.2044

21
SEC. E
D.P.2044

 = Proposed Work
 = Demolition
 = Existing

Site Analysis Plan
1:200



Date :	Issue :	Description :

The builder shall check and verify all dimensions and verify all errors and omissions to the Designer. Do not scale from the drawings. Drawings shall not be used for construction purposes until issued by the Designer for construction. Drawings and design is subject to copyright and may not be reproduced without prior written consent by Northern Beaches Designs.

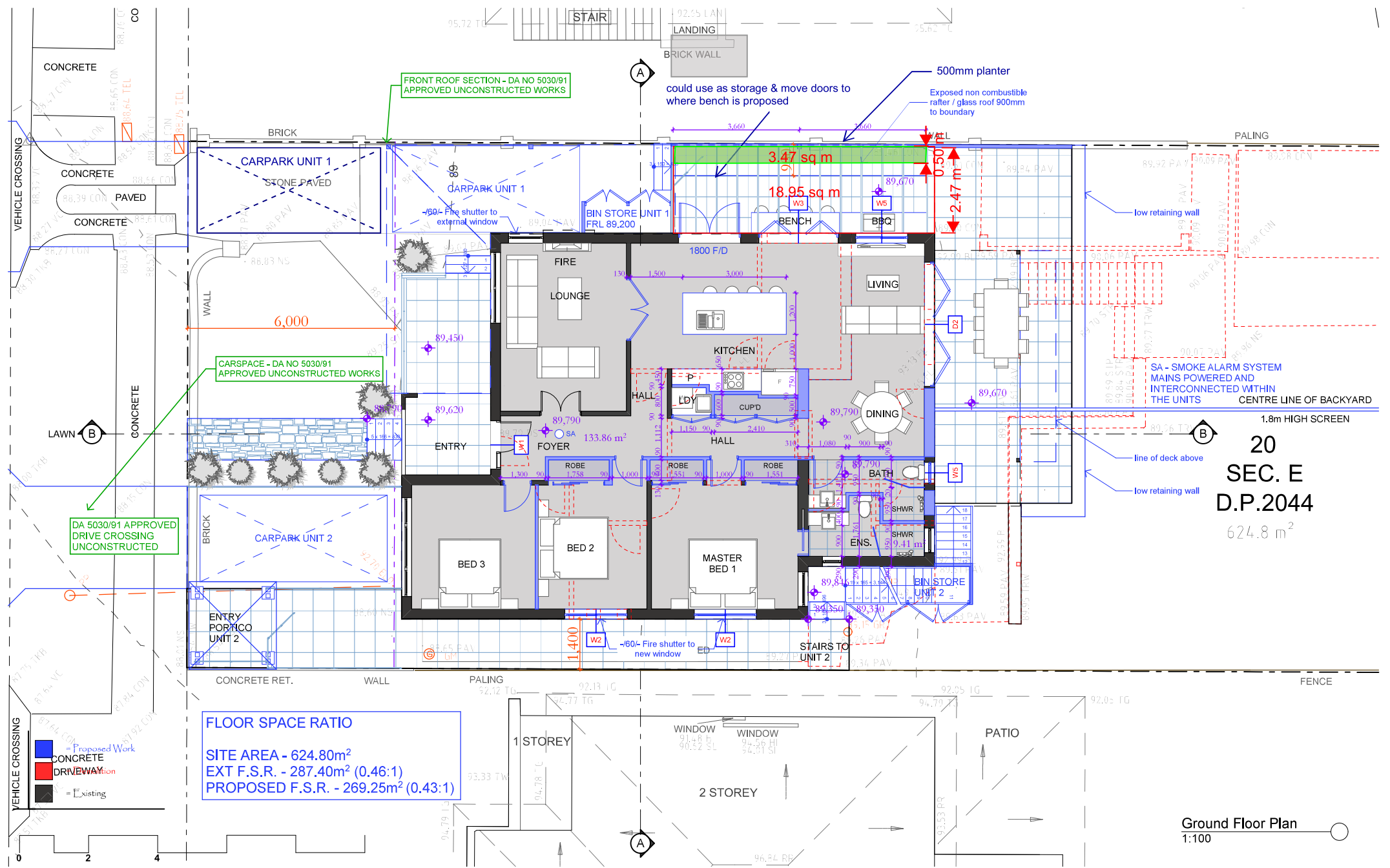
bdac
ACCREDITED
BUILDING DESIGNER

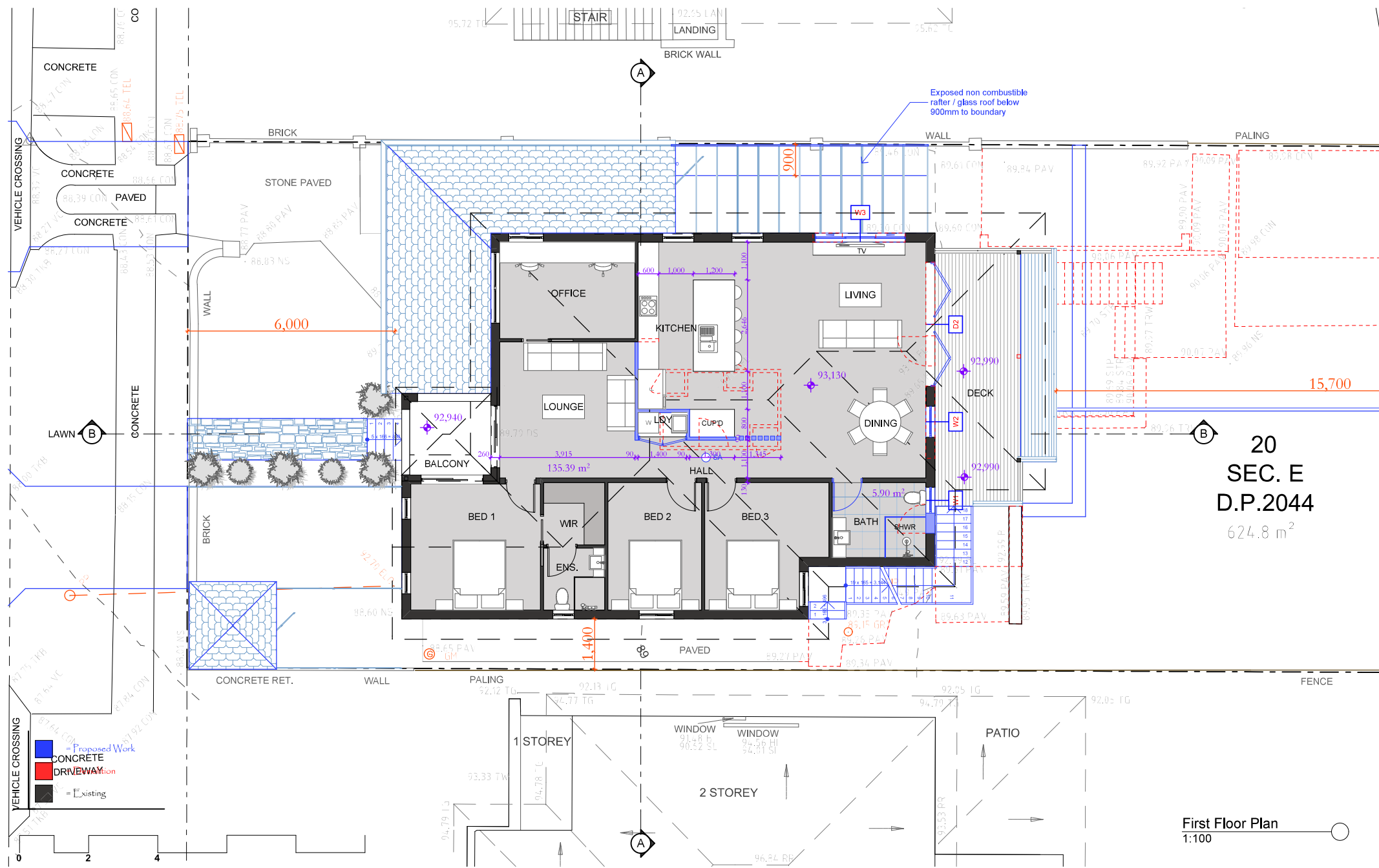
Northern beaches designs
Postal address: P O Box 870, Narrabeen NSW 2101
Office: 28 Cook Terrace, Mona Vale
M 0432 125 244, Member no. BDA 2479-18

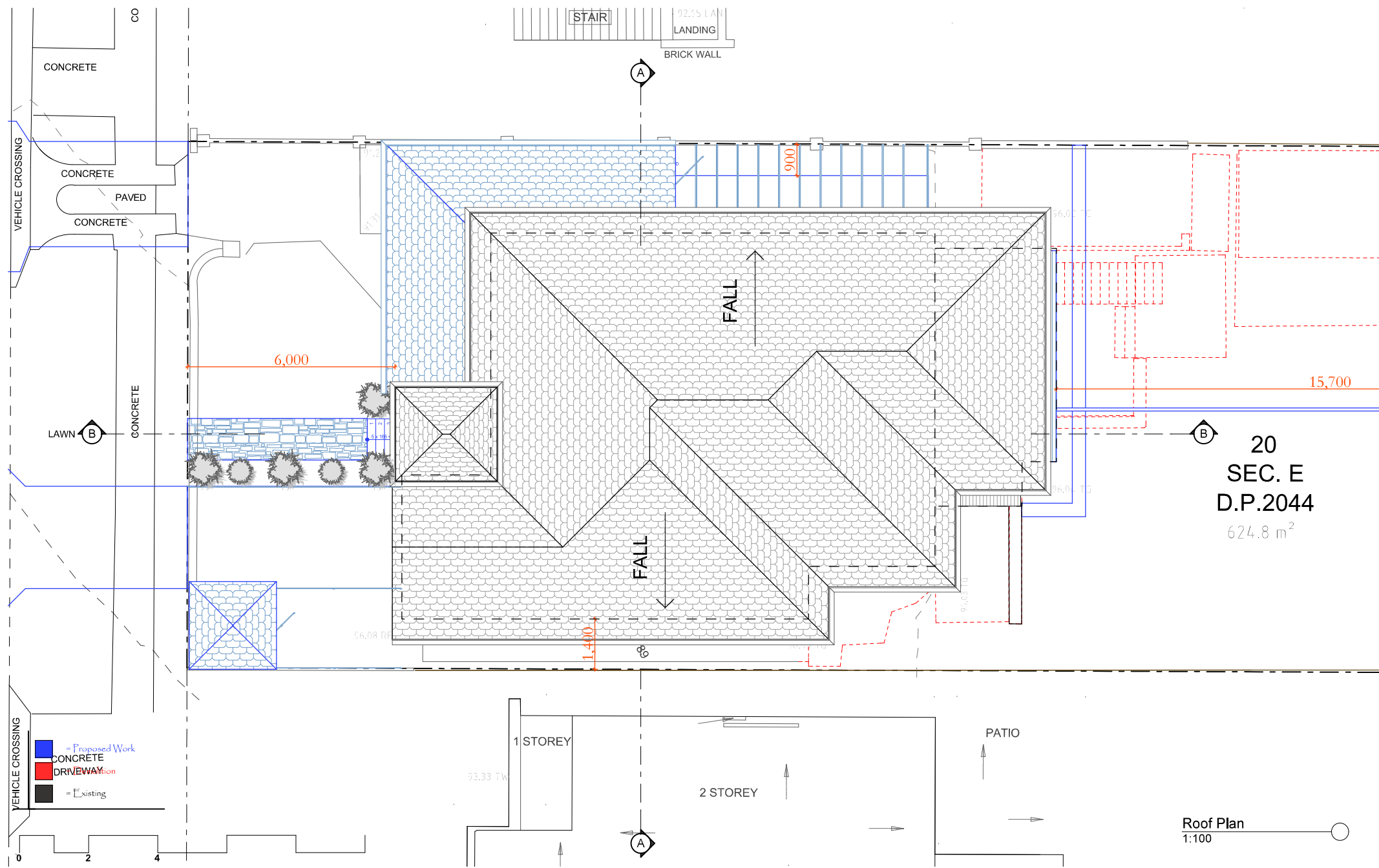
Project : Additions & Alterations
DA
16 Maretimo St, Balgowlah
Lot 20 Section E in DP 2044 - 624.8m2
Client : Private Residence
Drawing : Site Analysis Plan & Waste Mngmnt Plan



Drawn/Designed : PB/MW
Project Number : 1927
Drawing No. : **DA3**
Date : 040420
Scale : 1:200 @ A3
Issue :







20
SEC. E
D.P.2044
624.8 m²

Roof Plan
1:100

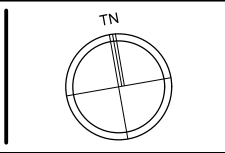
Date :	Issue :	Description :

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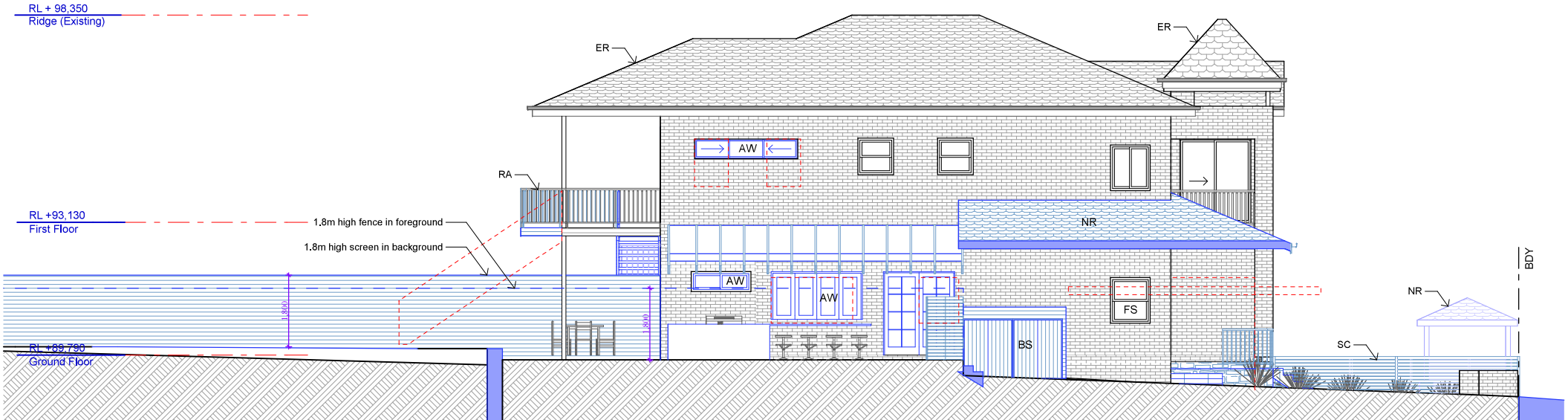
bdac
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BUILDING DESIGNER

Northern beaches designs
Postal address: P O Box 870, Narrabeen NSW 2101
Office: 28 Cook Terrace, Mona Vale
M 0432 125 244, Member no. BDA 2479-18

Project : Additions & Alterations
DA
16 Maretimo St, Balgowlah
Lot 20 Section E in DP 2044 - 624.8m2
Client : Private Residence
Drawing : **Roof Floor Plan**



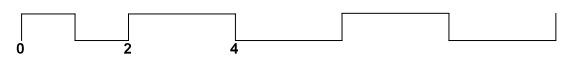
Drawn/Designed : PB/MW	Date : 040420
Project Number : 1927	Scale : 1:100 @ A3
Drawing No. : DA6	Issue :



North Elevation
1:100



- NR new roof with tile cladding black or similar
- ER existing roof colour black or similar
- AW aluminium window
- FS Fire shutter to external window
- BS bin store
- SC screen
- RA rail to BCA/NCC/AS



South Elevation
1:100

Date :	Issue :	Description :

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Project : Additions & Alterations
DA
16 Maretimo St, Balgowlah
Lot 20 Section E in DP 2044 - 624.8m2
Client : Private Residence
Drawing : Elevations, N, S

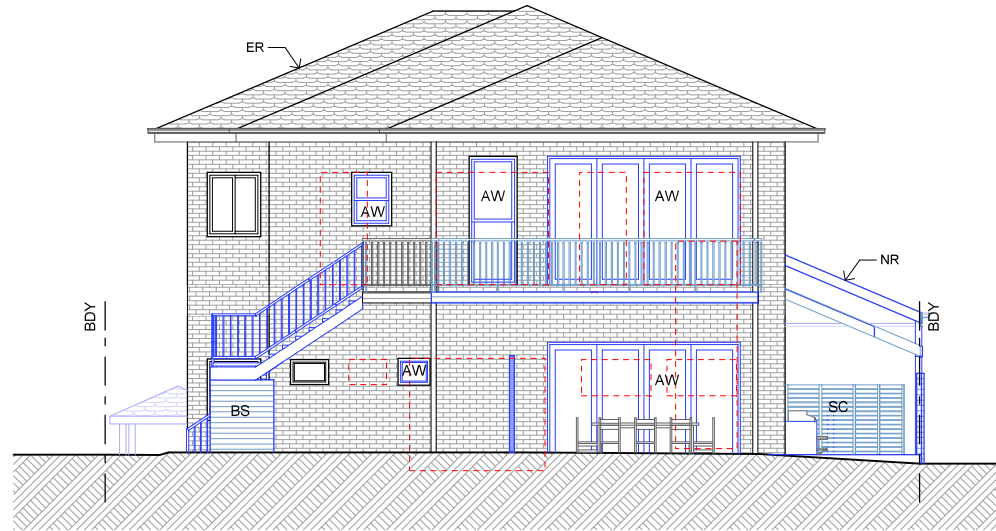
- Proposed Work
- Demolition
- Existing

Drawn/Designed : PB/MW	Date : 040420
Project Number : 1927	Scale : 1:100 @ A3
Drawing No. : DA7	Issue :

RL + 98,350
Ridge (Existing)

RL +93,130
First Floor

RL +89,790
Ground Floor



East Elevation
1:100

RL + 98,350
Ridge (Existing)

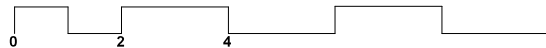
RL +93,130
First Floor

RL +89,790
Ground Floor



West Elevation
1:100

NR new roof with tile cladding black or similar
ER existing roof colour black or similar
AW aluminium window
FS ~60/- Fire shutter to external window
BS bin store
SC screen
RA rail to BCA/NCC/AS



Date :	Issue :	Description :

The builder shall check and verify all dimensions and verify all errors and omissions to the Designer. Do not scale from the drawings. Drawings shall not be used for construction purposes until issued by the Designer for construction. Drawings and design is subject to copyright and may not be reproduced without prior written consent by Northern Beaches Designs.



Project : Additions & Alterations
DA
16 Maretimo St, Balgowlah
Lot 20 Section E in DP 2044 - 624.8m2
Client : Private Residence
Drawing : Elevations, E, W

Blue square = Proposed Work
Red square = Demolition
Grey square = Existing

Drawn/Designed : PB/MW	Date : 040420
Project Number : 1927	Scale : 1:100 @ A3
Drawing No. : DA8	Issue :

RL + 98,350
Ridge (Existing)

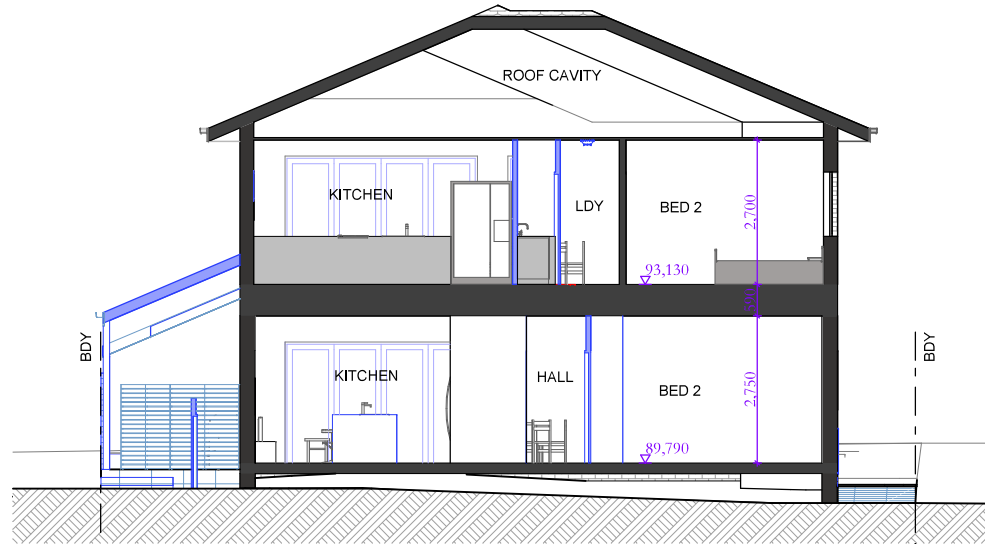
RL +93,130
First Floor

RL +89,790
Ground Floor

RL + 98,350
Ridge (Existing)

RL +93,130
First Floor

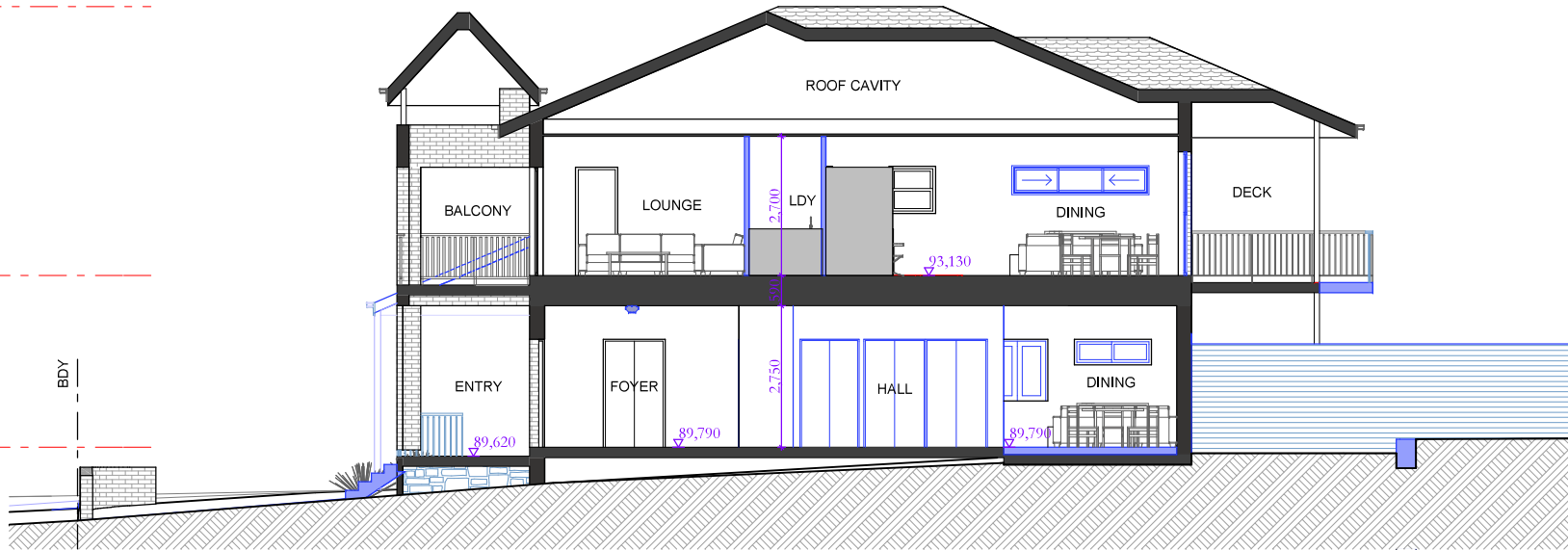
RL +89,790
Ground Floor



Section A-A
1:100

STORMWATER DETAILS

No Increase in impervious areas by 50m2. No OSD required for alterations. New downpipes connected to existing stormwater line & discharged to street stormwater drainage system. Adequacy of existing system to be checked by stormwater engineer at construction stage.



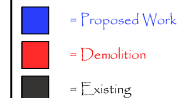
Section B-B
1:100

Date :	Issue :	Description :

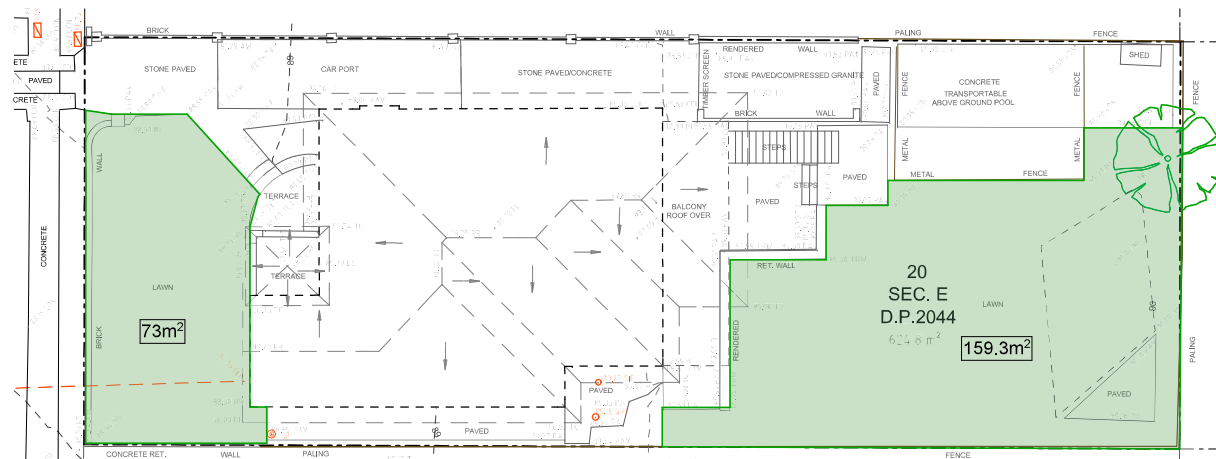
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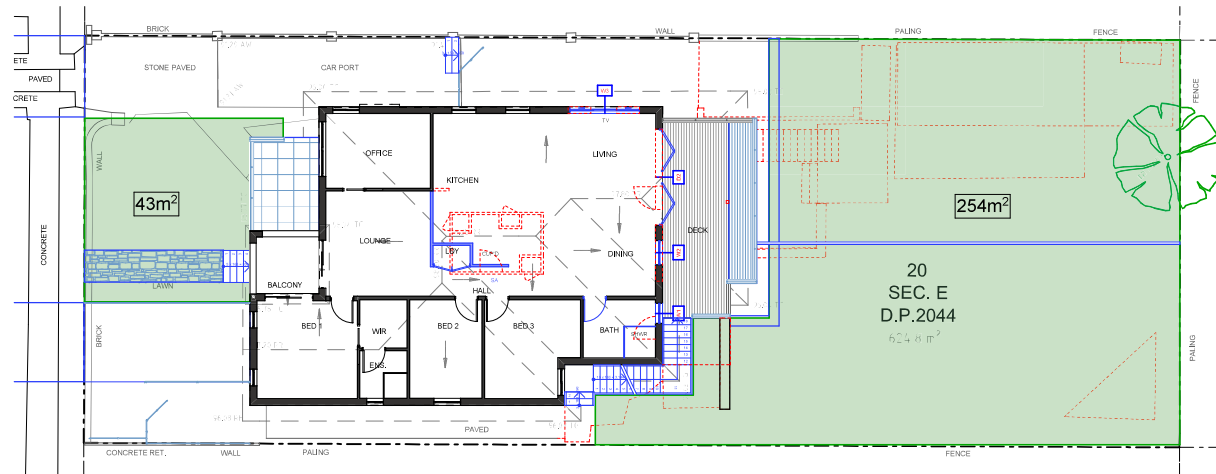
Project : Additions & Alterations
DA
16 Maretimo St, Balgowlah
Lot 20 Section E in DP 2044 - 624.8m2
Client : Private Residence
Drawing : Section, A-A, B-B



Drawn/Designed : PB/MW	Date : 040420
Project Number : 1927	Scale : 1:100 @ A3
Drawing No. : DA9	Issue :





Landscaping Existing
1:200



Landscaping Proposed
1:200

SITE AREA = 624.80m²

	LANDSCAPED AREA EXISTING	= 232.3m² (37.17%)
	LANDSCAPED AREA PROPOSED	= 297m² (47.53%)

 = Proposed Work
 = Demolition
 = Existing



Date :	Issue :	Description :

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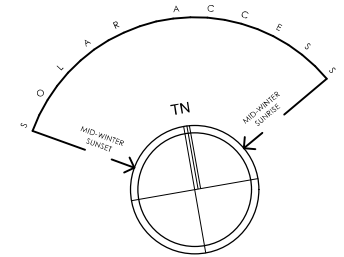
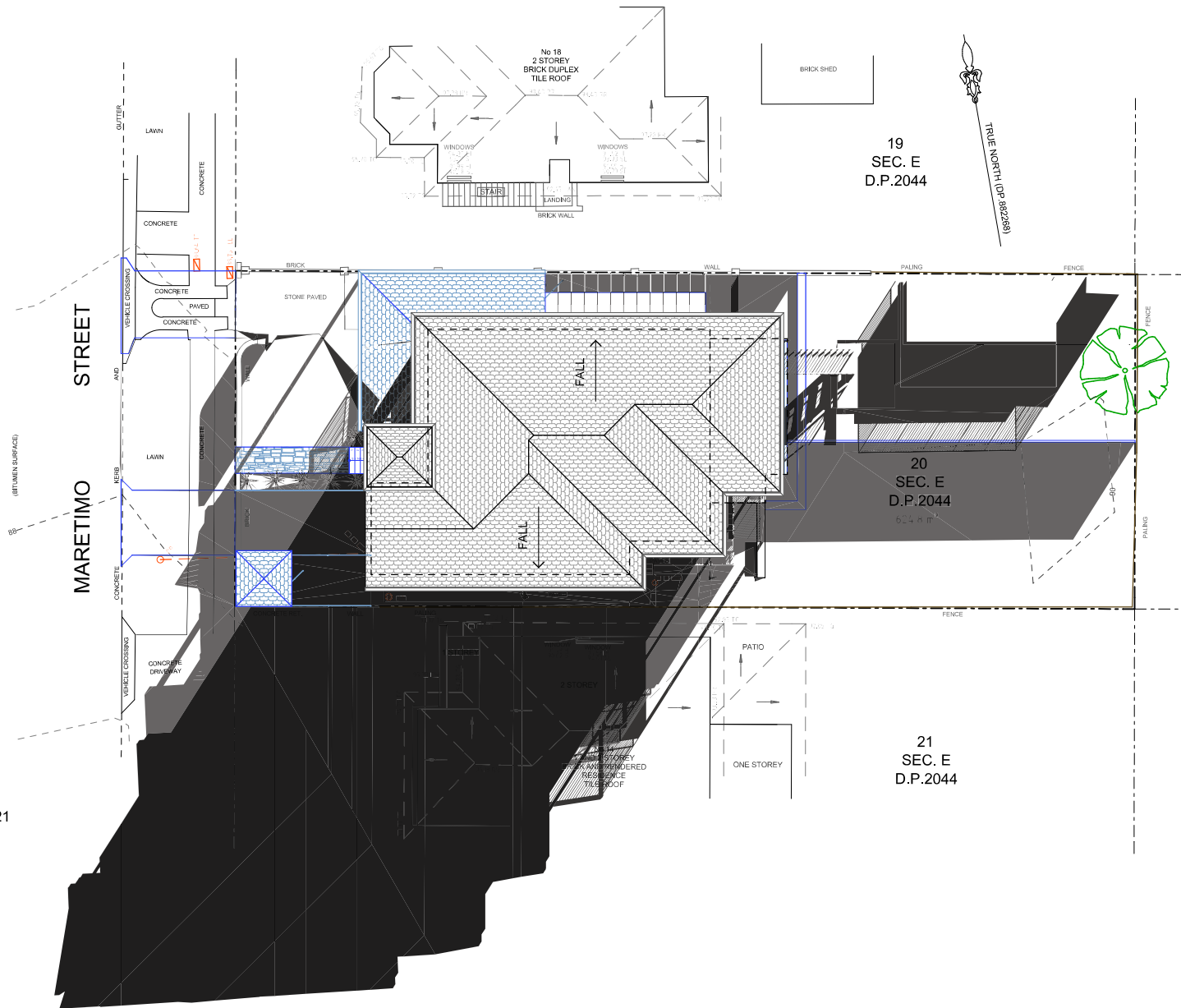


Project : Additions & Alterations
DA
16 Maretimo St, Balgowlah
Lot 20 Section E in DP 2044 - 624.8m2
Client : Private Residence
Drawing : **Landscaping Plan**

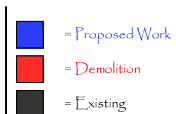
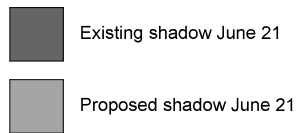


Drawn/Designed : PB/MW	Date : 040420
Project Number : 1927	Scale : 1:200 @ A3
Drawing No. : DA10	Issue :

Drawn/Designed : PB/MW	Date : 040420
Project Number : 1927	Scale : 1:200 @ A3
Drawing No. : DA12	Issue :



9
SEC. E
D.P.2044



Date :	Issue :	Description :

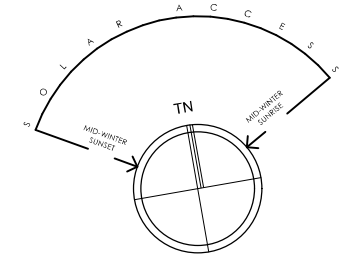
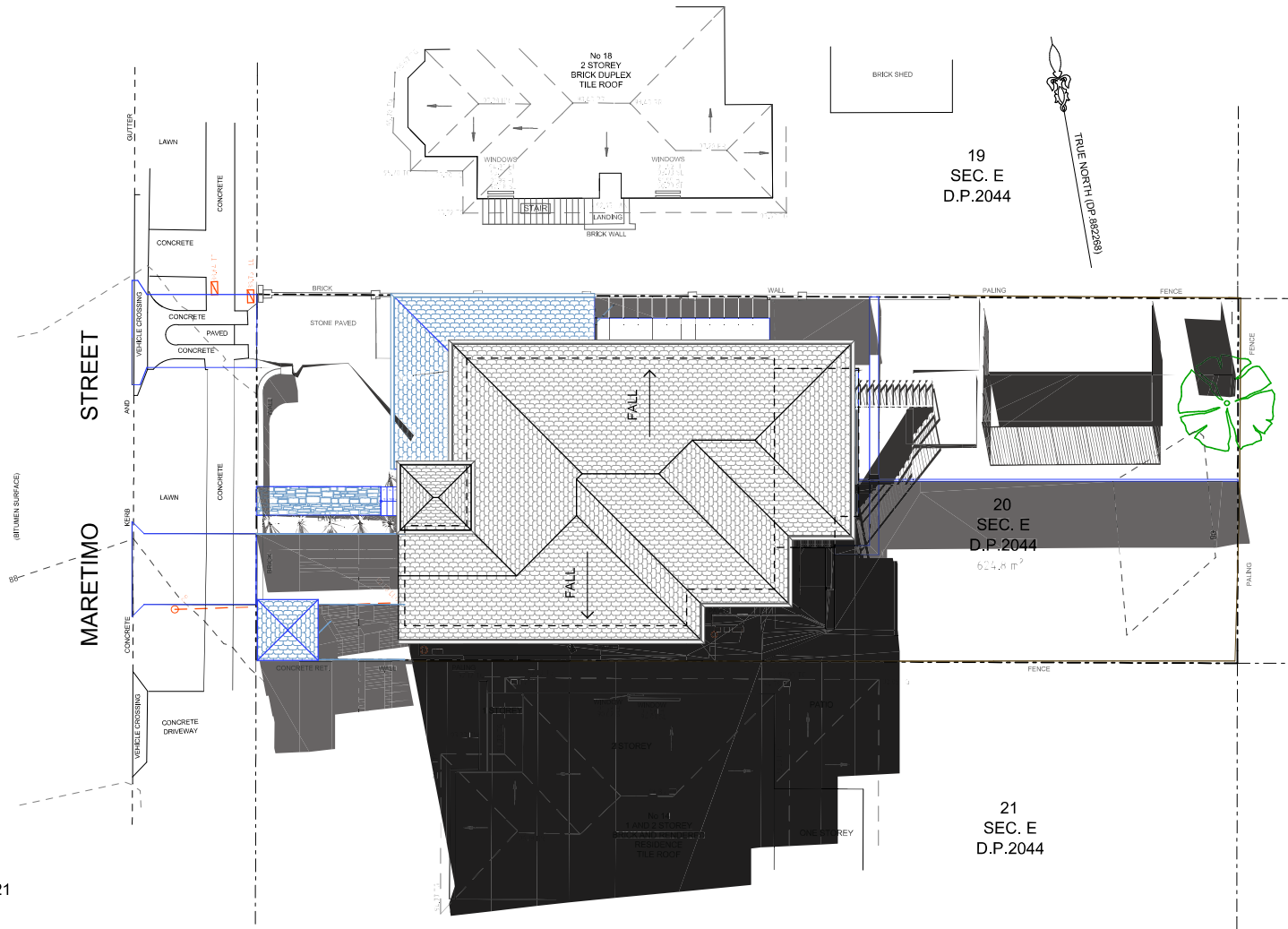
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Project : Additions & Alterations
DA
16 Maretimo St, Plot to scale
Lot 20 Section E in DP 2044 - 624.8m2
Client : Private Residence
Drawing : Solar June 21-9am



Drawn/Designed : PB/MW	Date : 040420
Project Number : 1927	Scale : no scale
Drawing No. : DA13	Issue :



Solar June 21 12pm
1:200



Date :	Issue :	Description :

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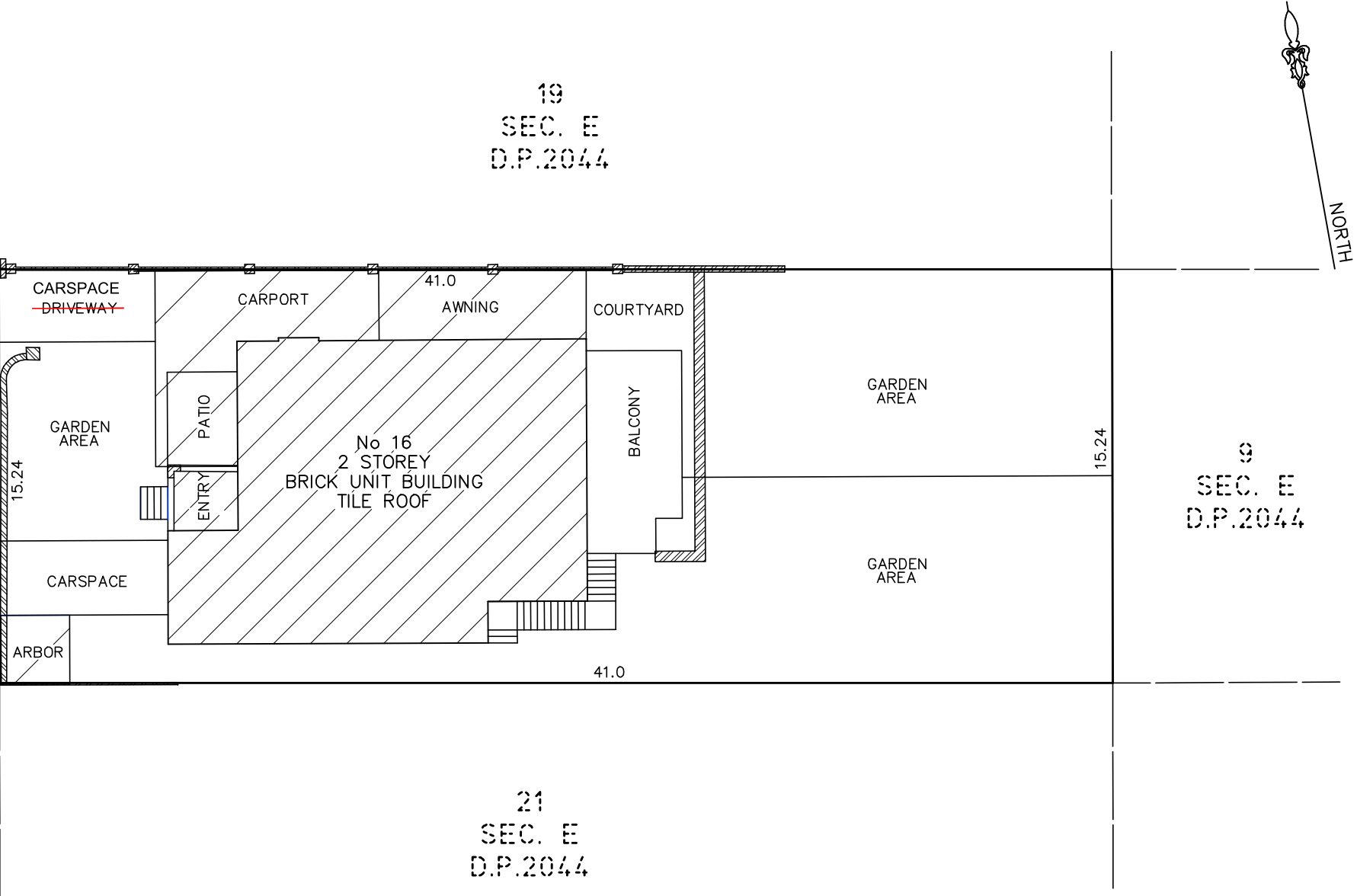
Project : Additions & Alterations
DA
16 Maretimo St, Brolton to scale
Lot 20 Section E in DP 2044 - 624.8m²
Client : Private Residence
Drawing : Solar June 21-12pm



Drawn/Designed : PB/MW	Date : 040420
Project Number : 1927	Scale : no scale
Drawing No. : DA14	Issue :

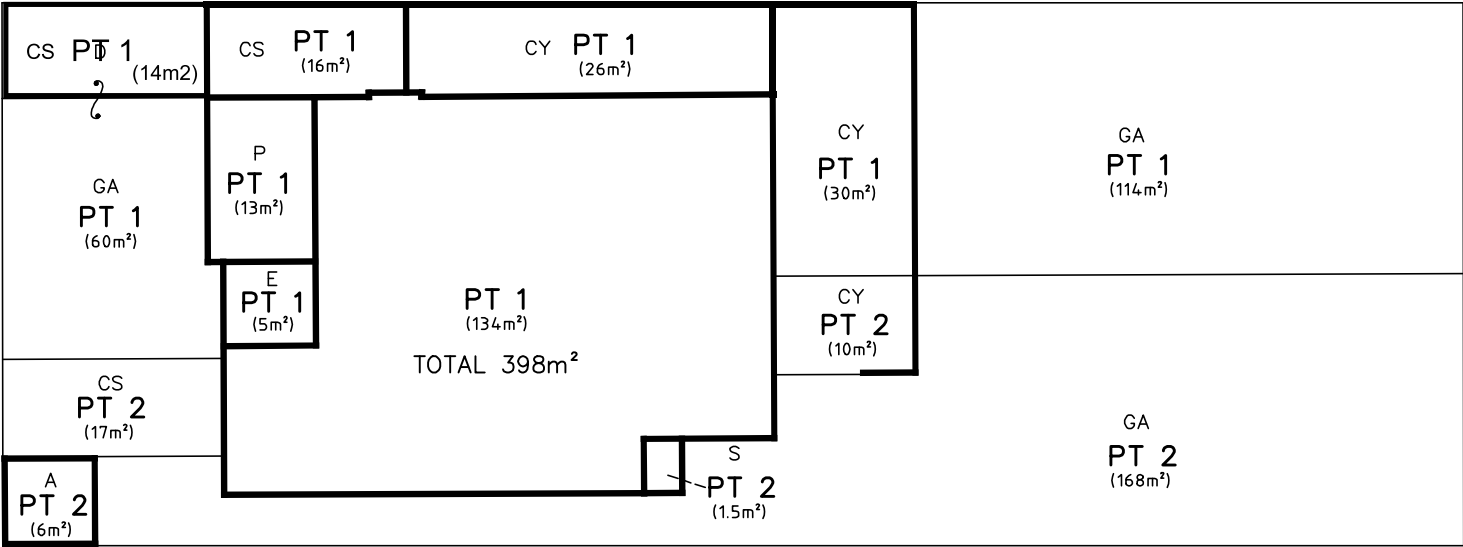
Legend
In these commitments, "applicant" means the person carrying out the development.
Commitments identified with a "✓" in the "Show on DA plans" column must be shown on the plans accompanying the development application for the proposed development (If a development application is to be lodged for the proposed development).
Commitments identified with a "✓" in the "Show on CC/CDC plans & specs" column must be shown in the plans and specifications accompanying the application for a construction certificate / complying development certificate for the proposed development.
Commitments identified with a "✓" in the "Certifier check" column must be certified by a certifying authority as having been fulfilled, before a final occupation certificate for the development may be issued.

MARETIMO STREET

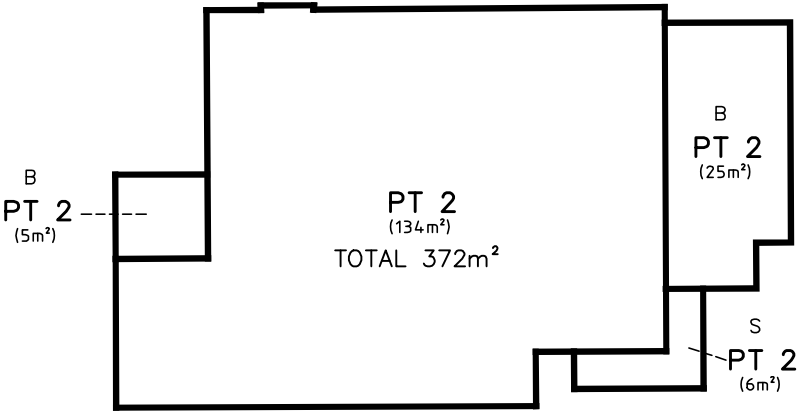


LOCATION PLAN

00	10	20	30	40	50	Table of mm	90	100	110	120	130	140
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GROUND FLOOR LEVEL



FIRST FLOOR LEVEL

A DENOTES ARBOR
D DENOTES DRIVEWAY
B DENOTES BALCONY
CS DENOTES CARSPACE
CY DENOTES COURTYARD
E DENOTES COVERED ENTRY
GA DENOTES GARDEN AREA
S DENOTES STAIRS