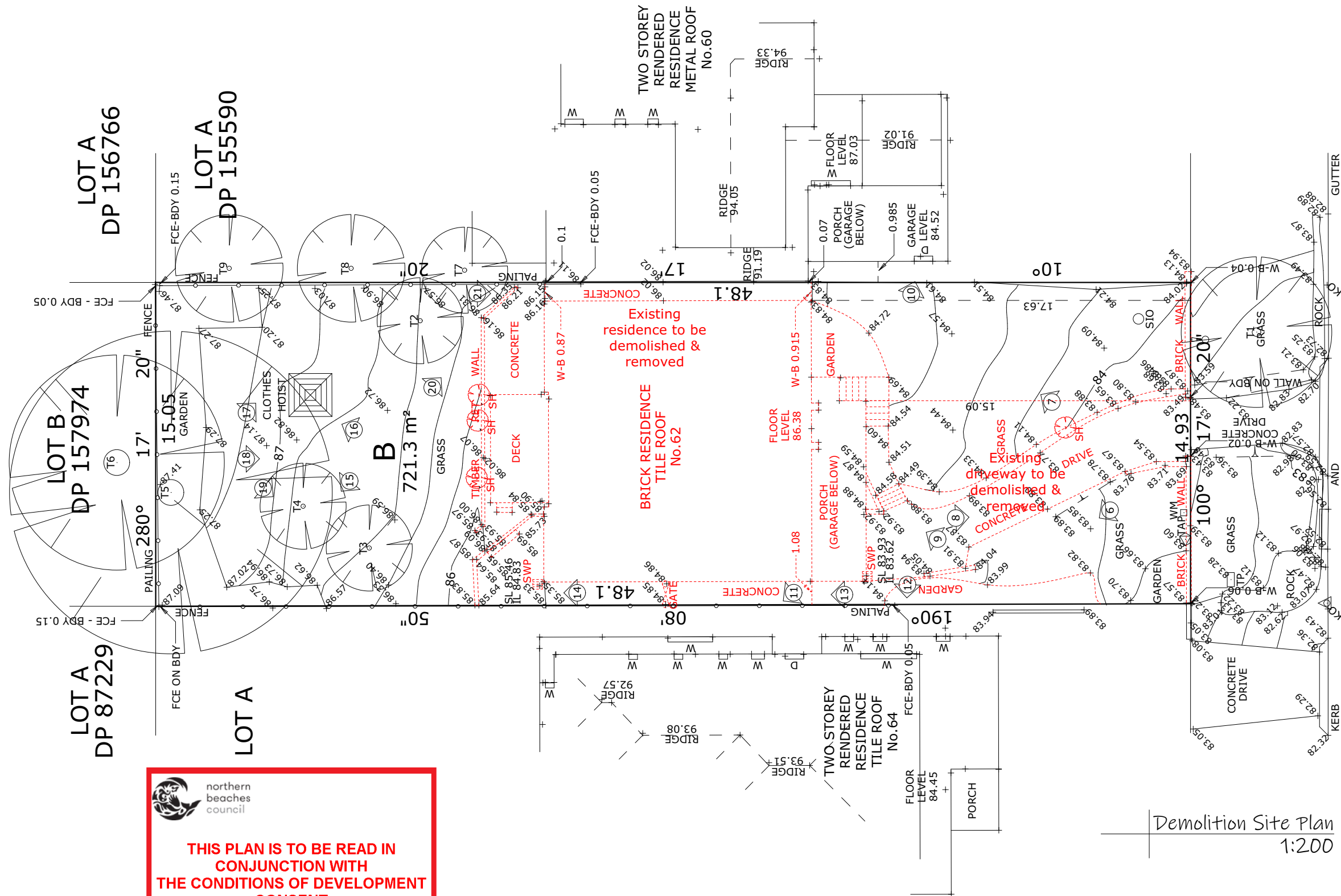




THIS PLAN IS TO BE READ IN CONJUNCTION WITH THE CONDITIONS OF DEVELOPMENT CONSENT

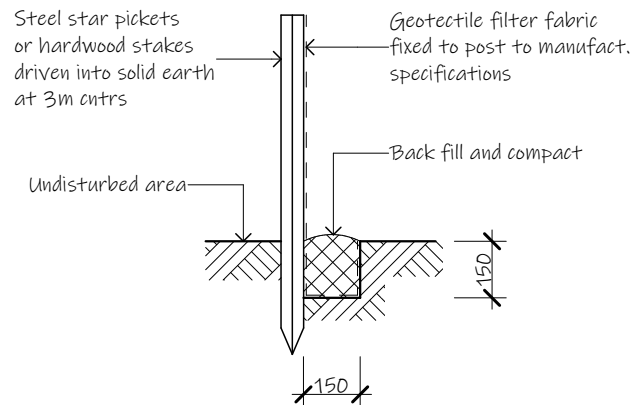
DA2022/0810

ISSUE: **R**
DRAWING: 21048-19
SHEET: 4/19
DATE: 06-09-22
PAPER: A3
LOT: B
DP: 86809

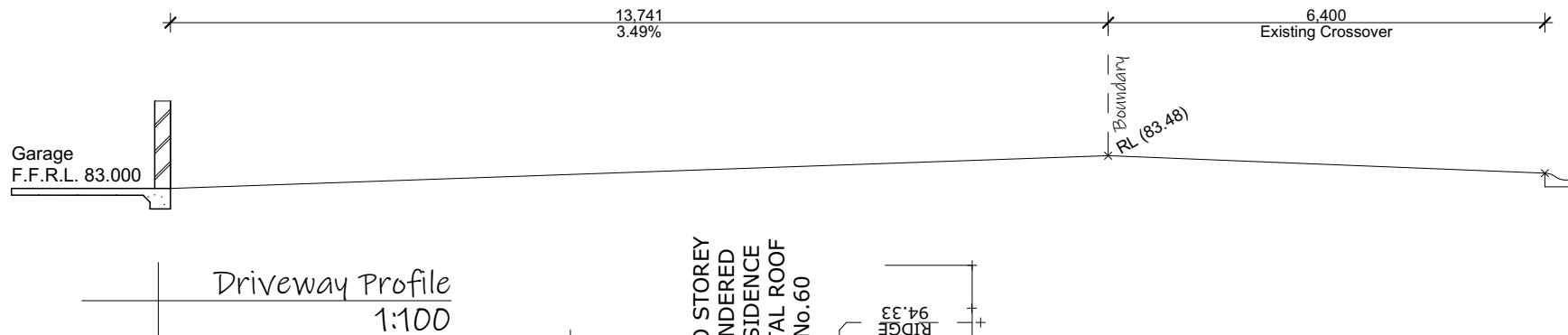
Proposed Residence
#62 Ellery Parade, Seaforth
Icon Job Number: J/0887

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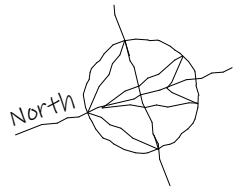
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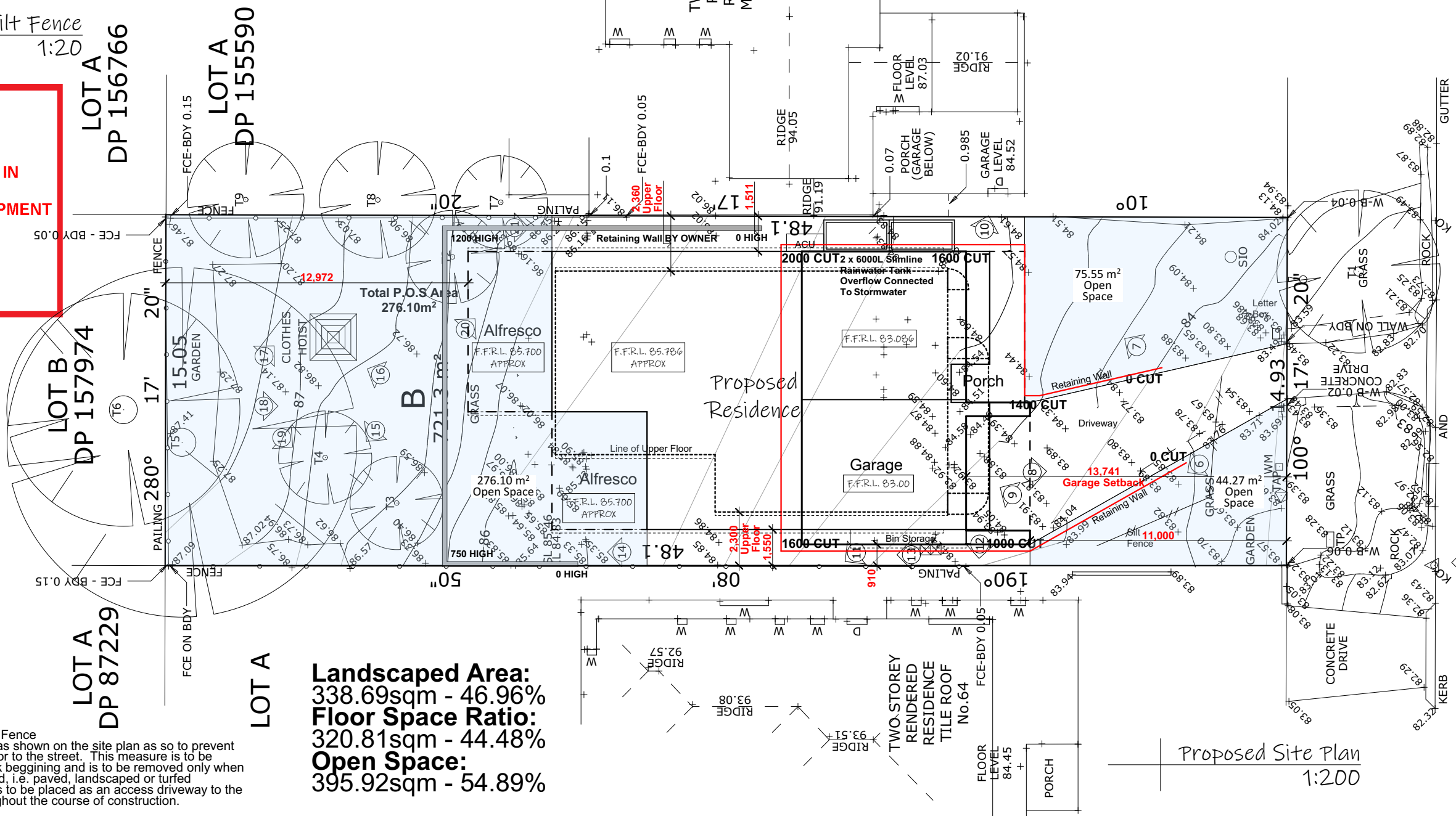
Typical Silt Fence
1:20



Lot B
721.30m²
DP: 86809



THIS PLAN IS TO BE READ IN CONJUNCTION WITH THE CONDITIONS OF DEVELOPMENT CONSENT
DA2022/0810



Soil Erosion and Sediment Control Fence
1. Siltation fencing is to be placed as shown on the site plan as so to prevent silt run off to any adjoining property or to the street. This measure is to be placed prior to any excavation work beginning and is to be removed only when the sites surface as been stabilized, i.e. paved, landscaped or turfed
2. 40mm crushed rock aggregate is to be placed as an access driveway to the site and must be maintained throughout the course of construction.

Landscaped Area:
338.69sqm - 46.96%
Floor Space Ratio:
320.81sqm - 44.48%
Open Space:
395.92sqm - 54.89%

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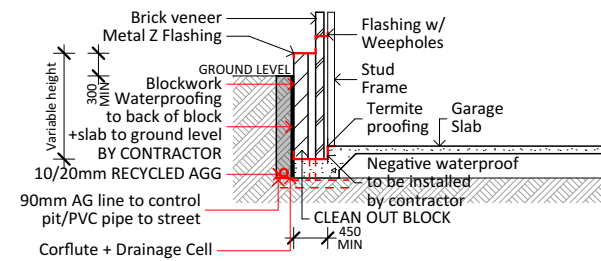
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ISSUE: **R** DRAWING: 21048-19 DATE: 06-09-22 LOT: B
SHEET: 5/19 PAPER: A3 DP: 86809

note: all works to be carried out in conjunction with the construction notes on sheet 2

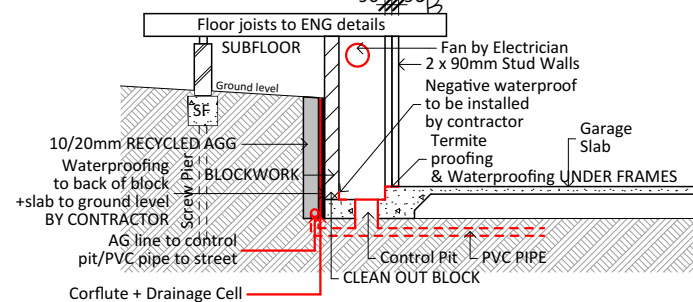
ELLERY PARADE

Side Wall Detail - Cavity With Drainage
GU-02



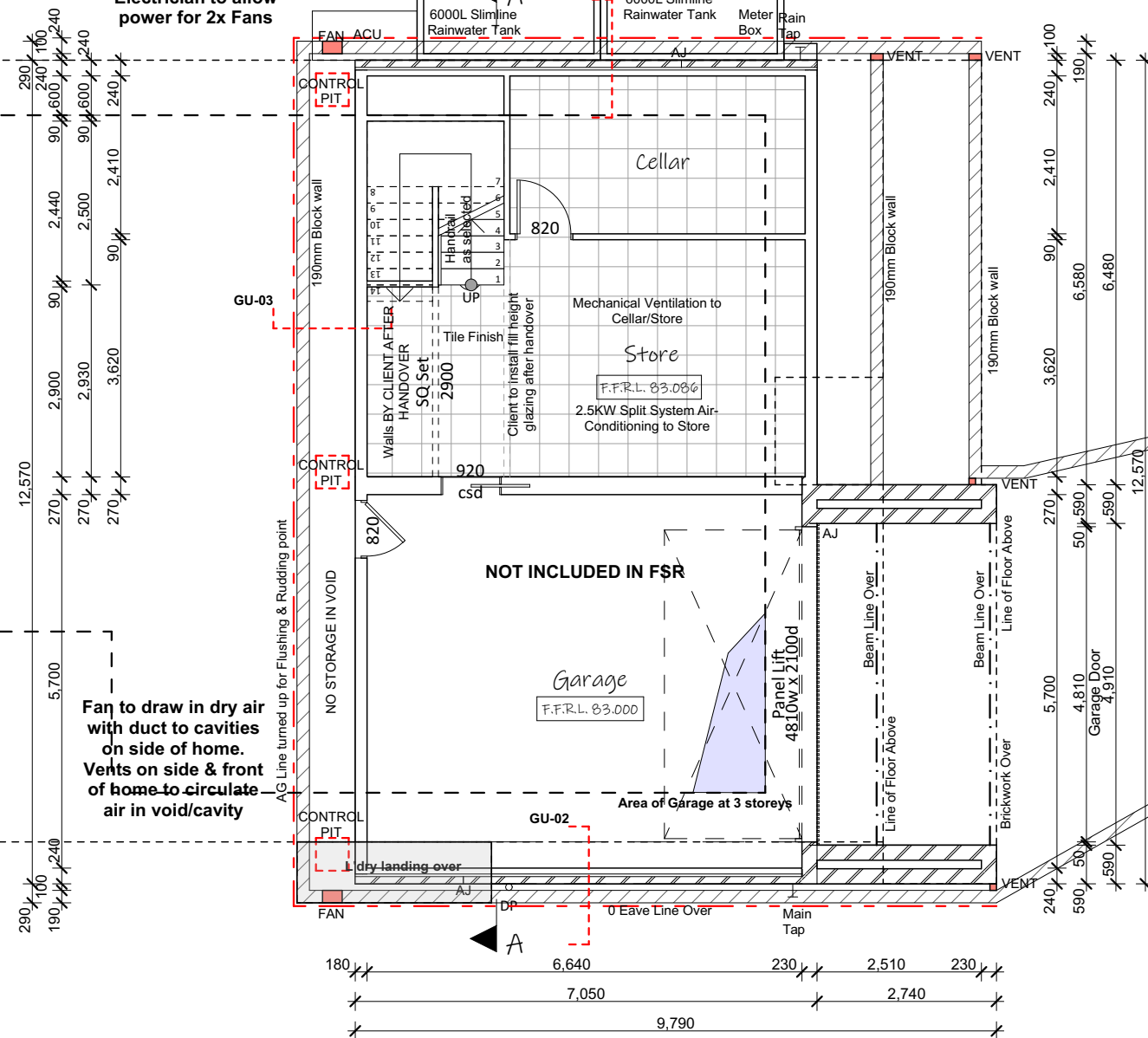
NOTE
PARAGON RANGE
ALUMINIUM WINDOWS
AND DOORS
THROUGHOUT

Rear of Garage Void Detail -
Full Height Retaining Wall
GU-03



Floor Area (m2)	
Ground Living	195.23
Upper Balcony	12.92
Porch	19.64
Alfresco 2	20.60
Alfresco 1	24.77
Gym/Store	44.84
Garage	47.01
Upper Living	144.59
	509.60 m ²

Electrician to allow
power for 2x Fans



THIS PLAN IS TO BE READ IN
CONJUNCTION WITH
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Legend:

ACU - Air Conditioning Unit	OBS - Obscure
AJ - Articulation Joint	OHC - Over Head Cupboard
B/Bar - Breakfast Bar	P - Pantry
DP - Downpipe	R - Robe
DW - Dishwasher	RHS - Rolled Hollow Steel
Ens - Ensuite	S - Smoke Alarm
F/P - Fire Place	Shr - Shower
FW - Floor Waste	TR - Towel Rail
HWS - Hot Water System	Van - Vanity
L - Linen	w.i.l. - Walk in Linen
LC - Laundry Chute	w.i.r. - Walk in Robe
LOH - Lift off Hinge	w.i.p. - Walk in Pantry
LT - Laundry Tub	w.c. - Wash Closet
MH - Manhole	WM - Washing Machine
MW - Microwave Oven	

ISSUE: R
DRAWING: 21048-19
SHEET: 7/19
DATE: 06-09-22
PAPER: A3
LOT: B
DP: 36309

note: all works to be carried out in conjunction
with the construction notes on sheet 2

Proposed Residence
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Icon Job Number: J/0887

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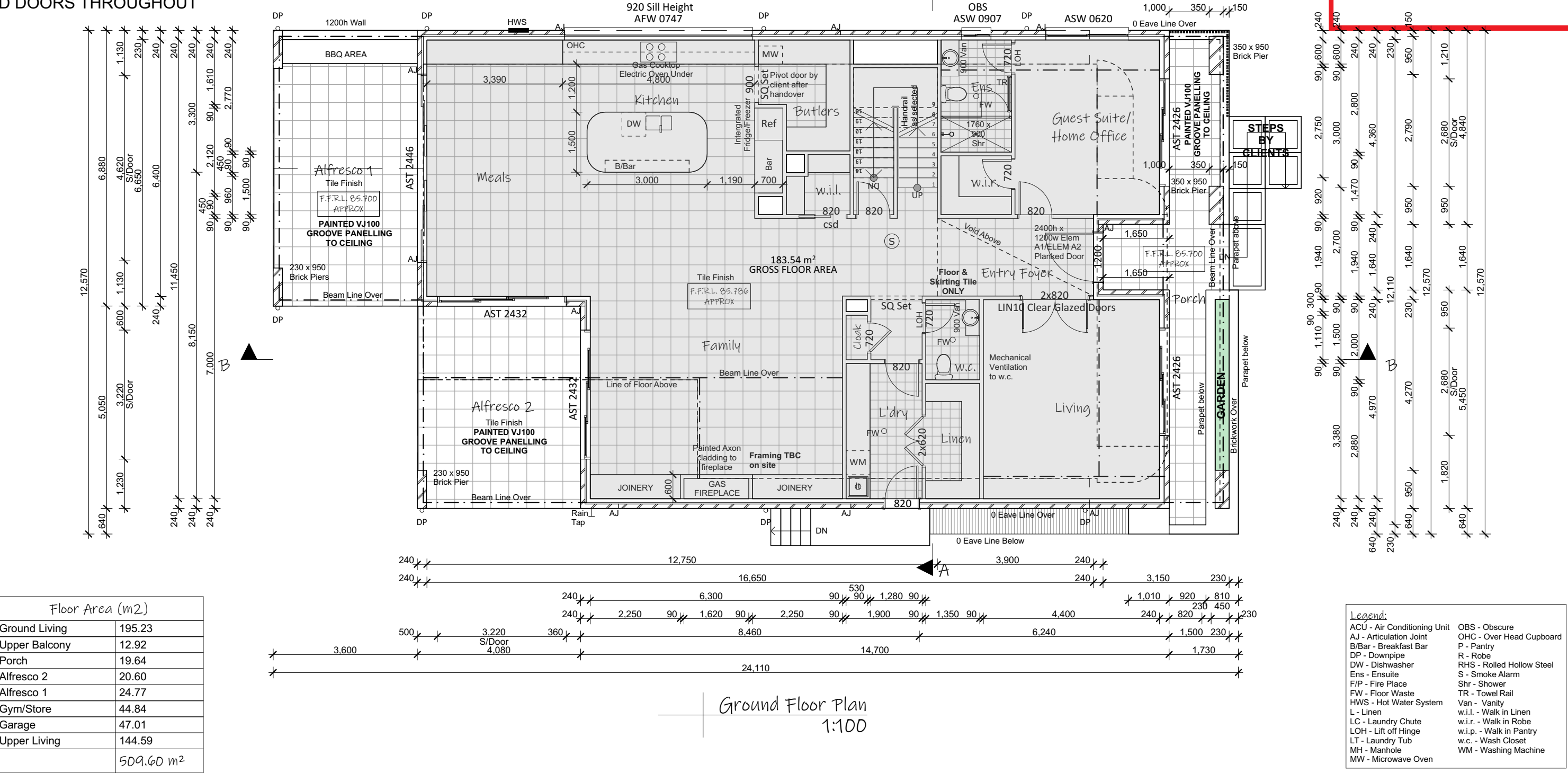
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Legend:
2,400h Head Height to all windows on
Ground & Upper Floor Level
2,340h Internal doors to Ground Floor &
Upper Floor

NOTE
PARAGON RANGE ALUMINIUM WINDOWS
AND DOORS THROUGHOUT

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ISSUE: R
DRAWING: 21048-19
SHEET: 3/19
DATE: 06-09-22
PAPER: A3
LOT: B
DP: 36309

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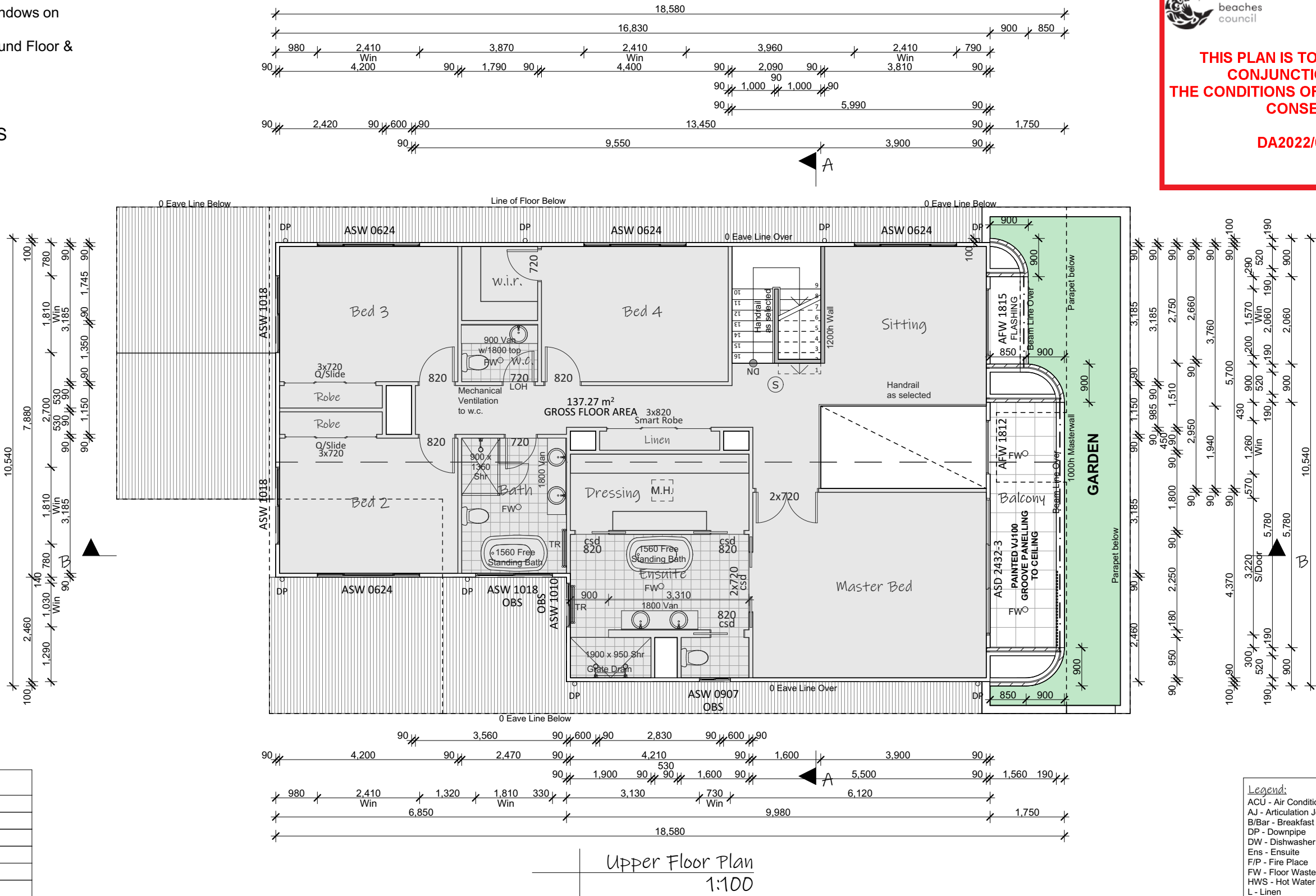
Legend:
2,400h Head Height to all windows on
Ground & Upper Floor Level
2,340h Internal doors to Ground Floor &
Upper Floor

NOTE
PARAGON RANGE
ALUMINIUM WINDOWS
AND DOORS
THROUGHOUT



THIS PLAN IS TO BE READ IN
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Floor Area (m2)	
Ground Living	195.23
Upper Balcony	12.92
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Alfresco 1	24.77
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509.60 m ²	

Legend:	
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ISSUE: R
DRAWING: 21048-19
SHEET: 9/19
DATE: 06-09-22
PAPER: A3
LOT: B
DP: 36309

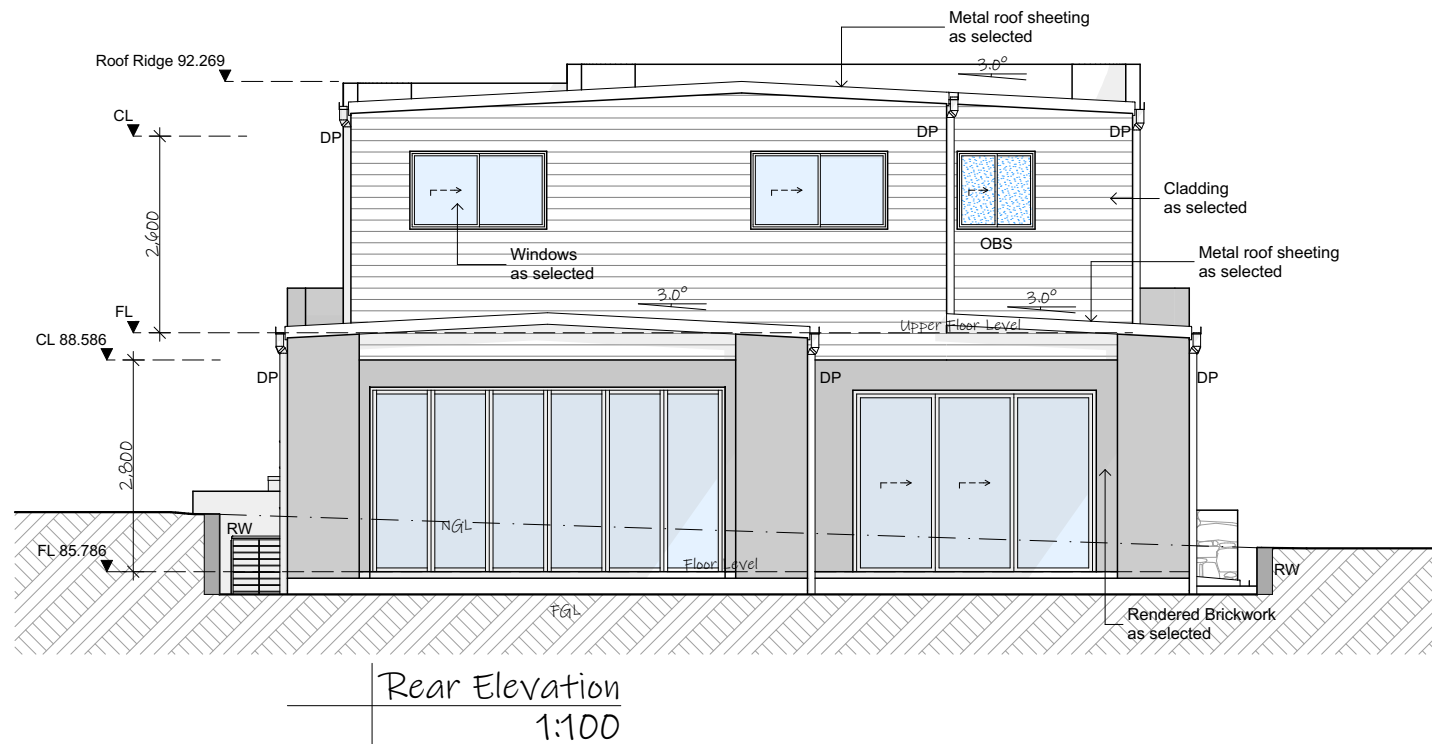
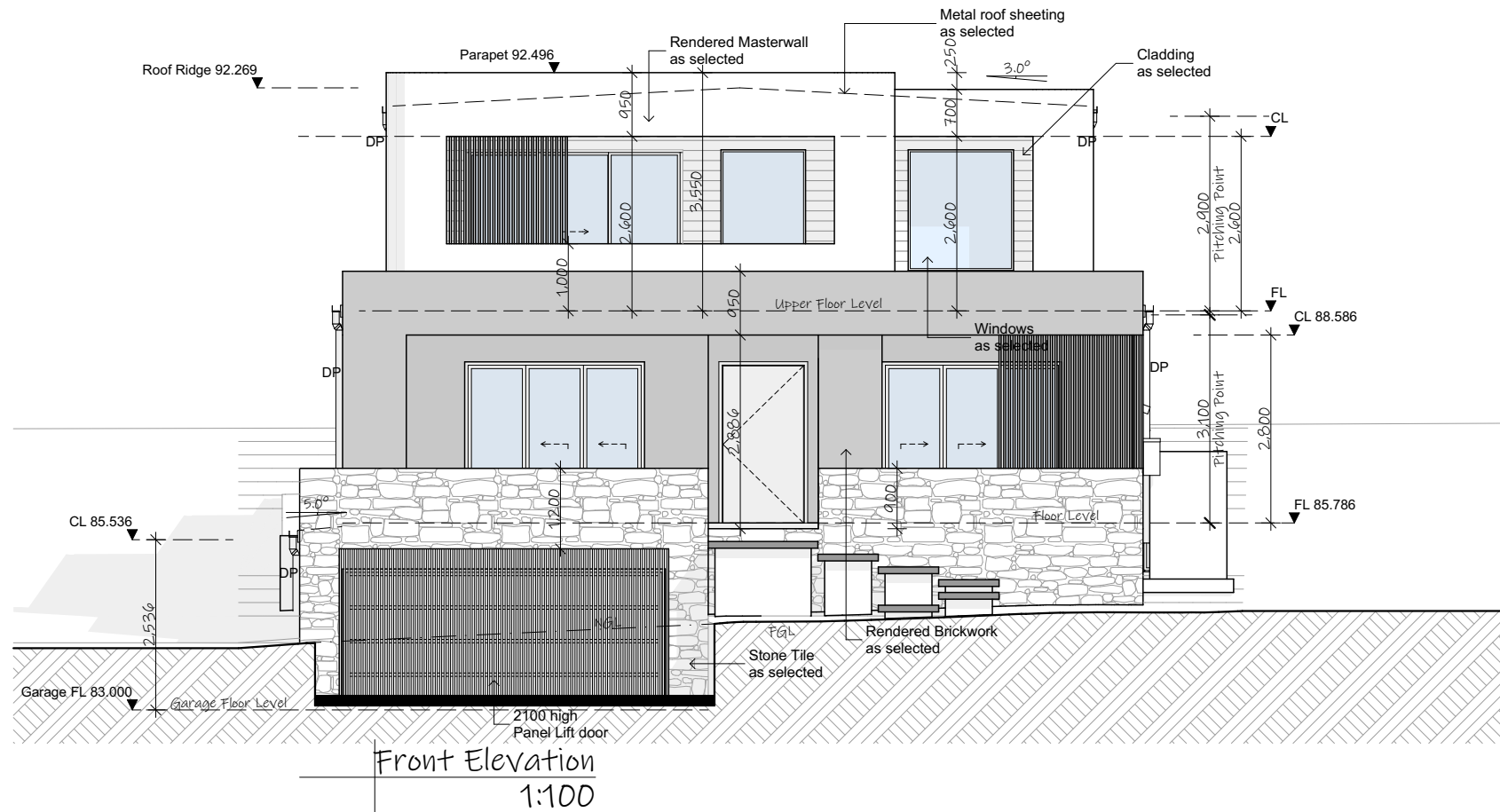
Proposed Residence
#62 Ellery Parade, Seaforth
Icon Job Number: J/0837

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Legend:

ACU - Air Conditioning Unit
AJ - Articulation Joint
CL - Ceiling Level
FGL - Finish Ground Line
FL - Floor Level
HWS - Hot Water System
NGL - Natural Ground Line
OBS - Obscure
DP - Downpipe
RW - Retaining Wall



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ISSUE: **R**
DRAWING: 21048-19
SHEET: 10/19
DATE: 06-09-22
PAPER: A3
LOT: B
DP: 86809

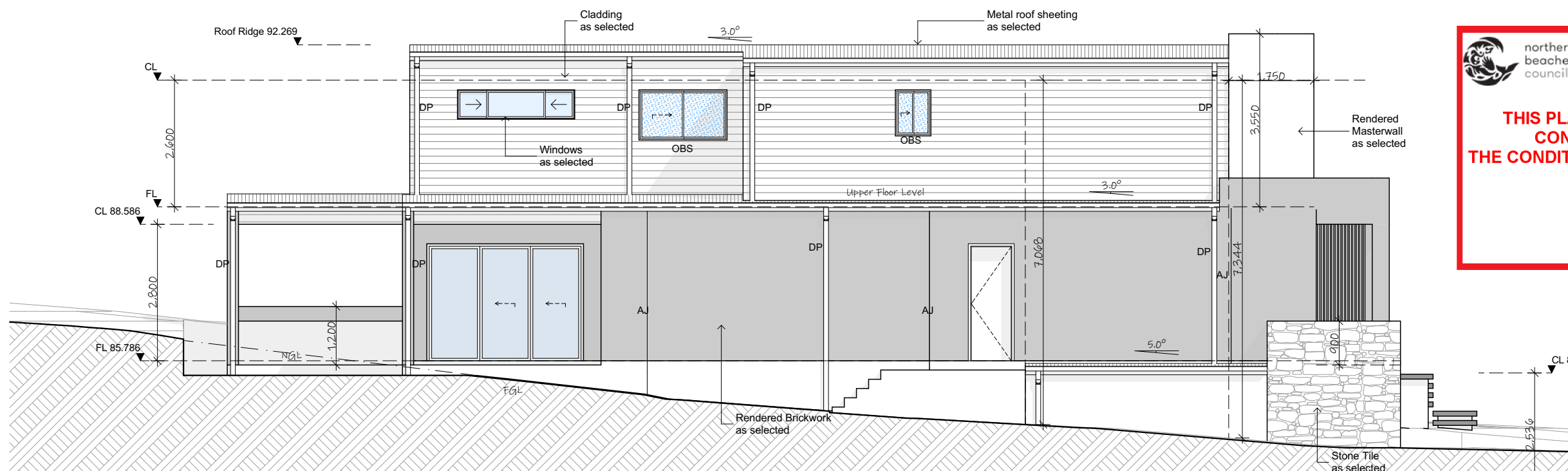
note: all works to be carried out in conjunction with the construction notes on sheet 2

Proposed Residence
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Icon Job Number: J/0887

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ACU - Air Conditioning Unit
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HWS - Hot Water System
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OBS - Obscure
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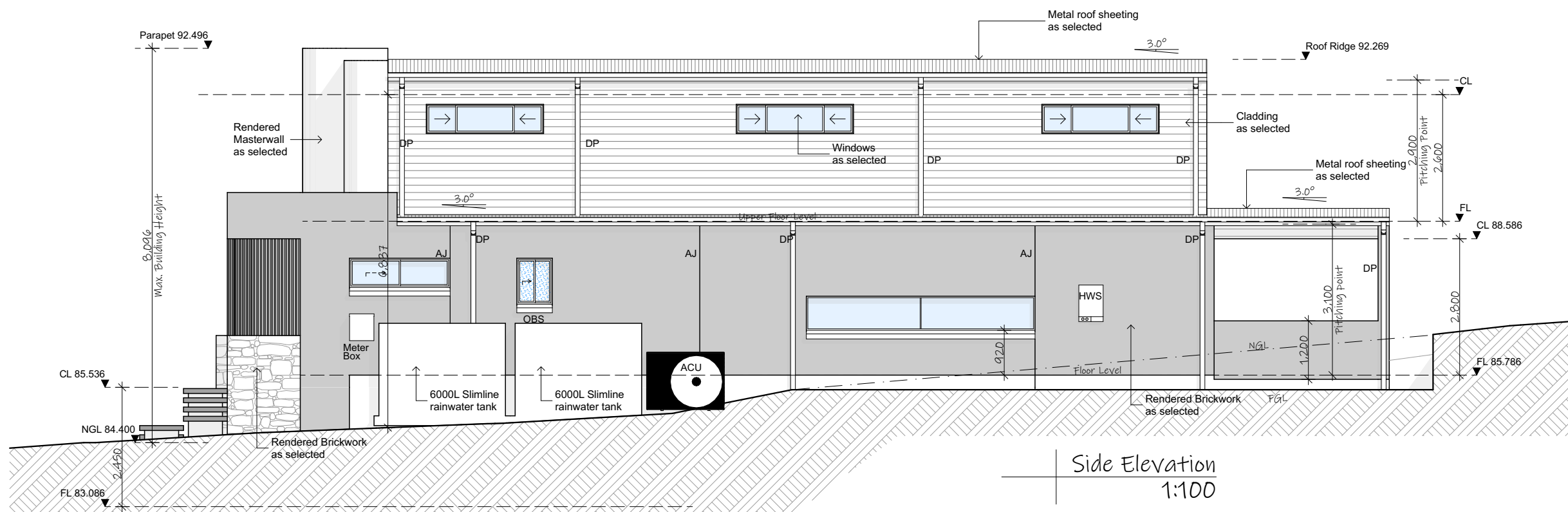


Side Elevation
1:100



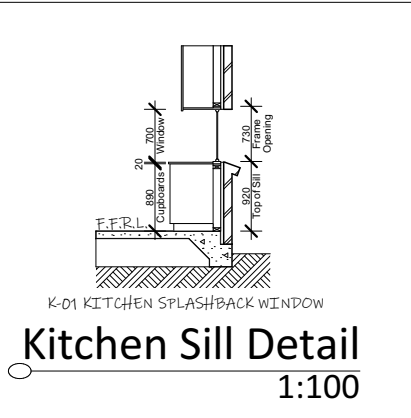
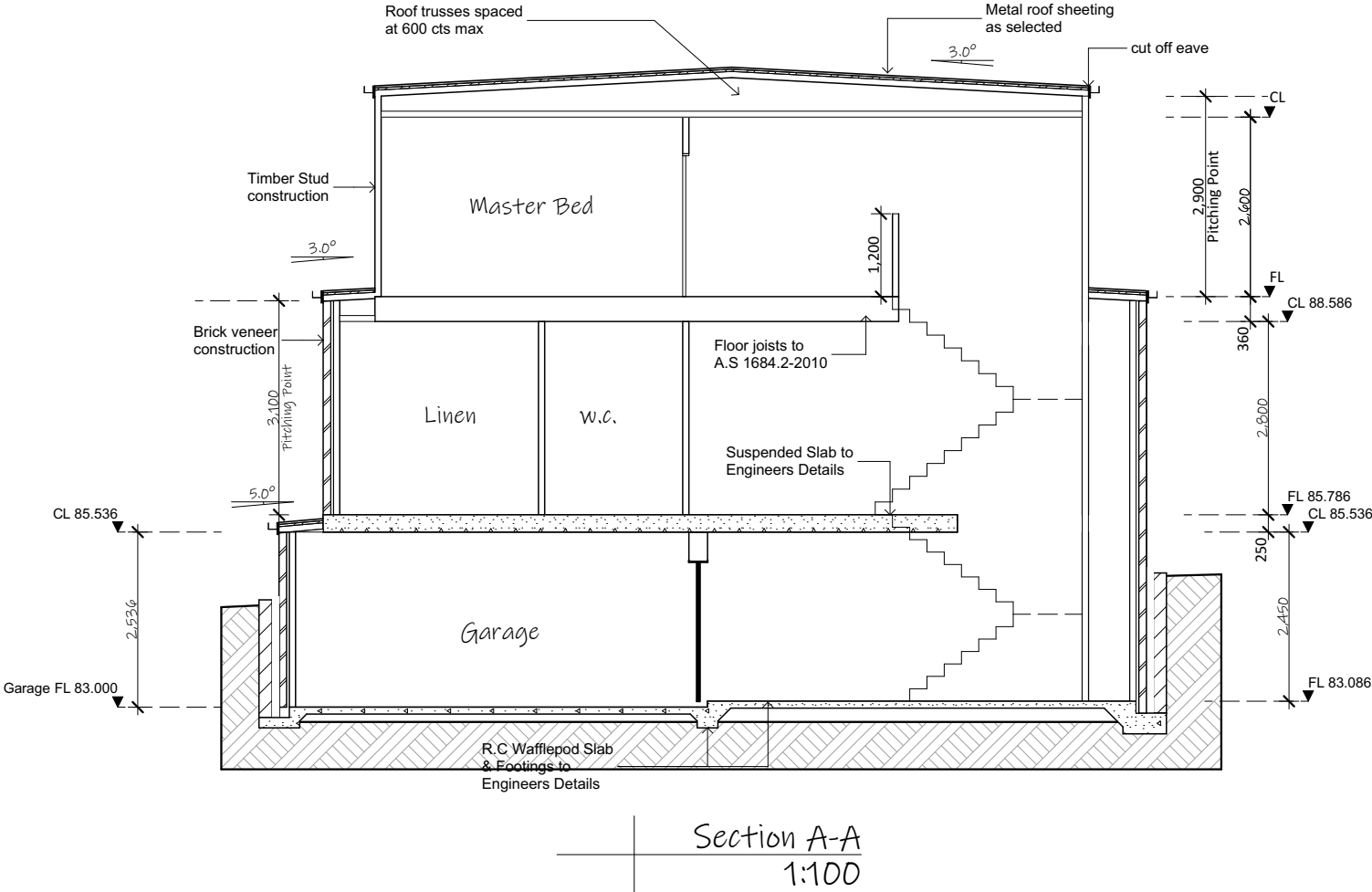
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Side Elevation
1:100

Legend:
ACU - Air Conditioning Unit
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DP - Downpipe
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 northern
beaches
council

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