PERSPECTIVES



INDICATIVE ARTIST IMPRESSION NOT TO BE REFERRED TO FOR CONSTRUCTION PURPOSES



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FAX: 9938 5911 ABN 92 003 918 116 • ACN 003 918 116 EMAIL: sales@yourstyle.com.au BUILDER LICENCE • 60007C WEB: www.yourstyle.com.au A DIVISION OF TAG TEAM CONSTRUCTIONS PTY LTD

Client Name : **DAVID & KAREN MENZIES**

Client Address : 4 NAREEN PARADE, NORTH NARRABEEN 2101 MEN 0420 01 DA

Client No. :

All construction work to be performed in accordance with Australian Standards and Building Code of Australia 2019.

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Project Number: MEN 0420 01 DA Included Pages: 1-

Signed...... Date: Wednesday, 8 July 2020 Client's signature

<u>Project Acceptance</u>

We agree to these works in accordance with Your Style's Building Specification & Quote Document and this Design.

.... Date: Wednesday, 8 July 2020 Your Style Designer Home Additions

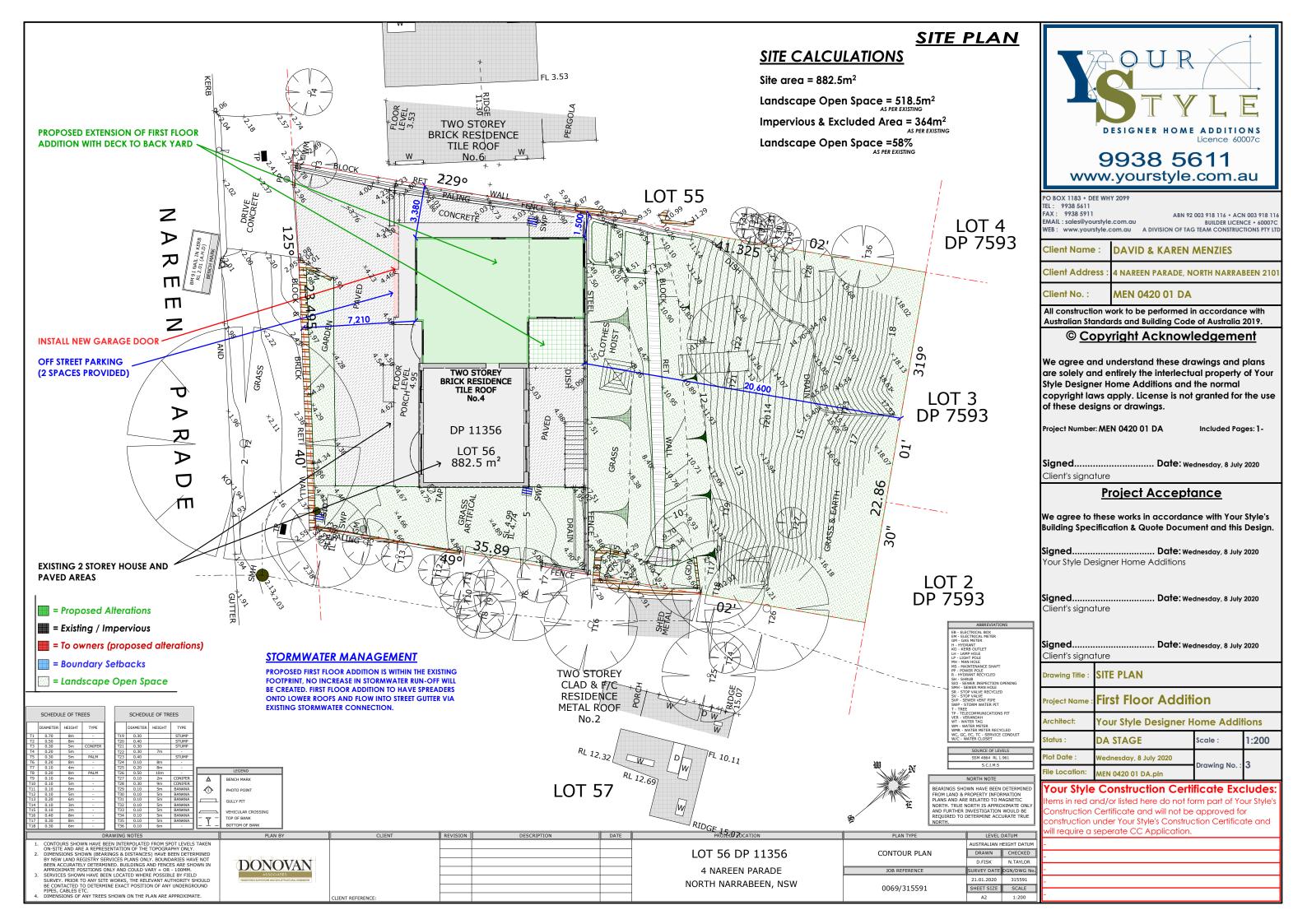
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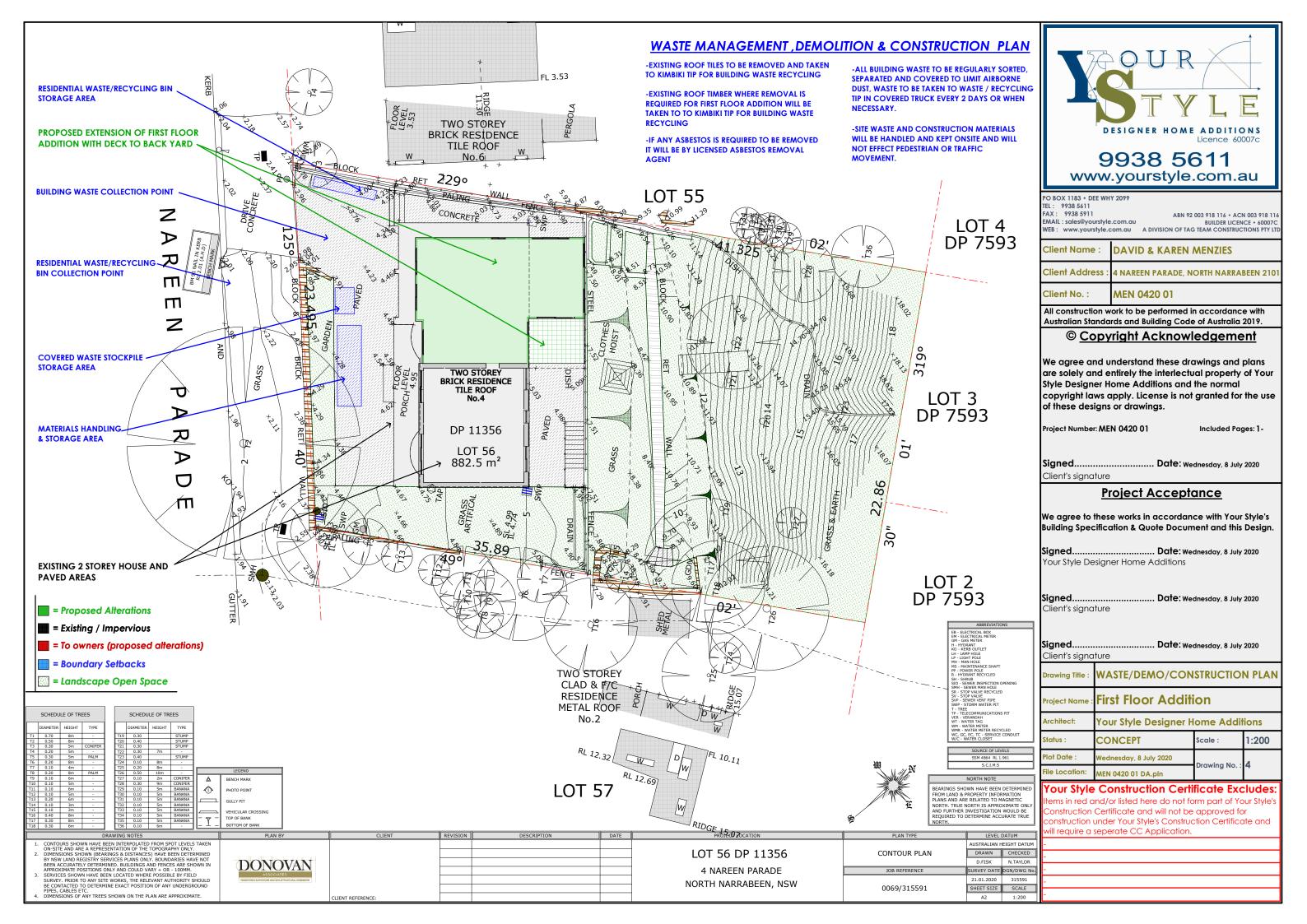
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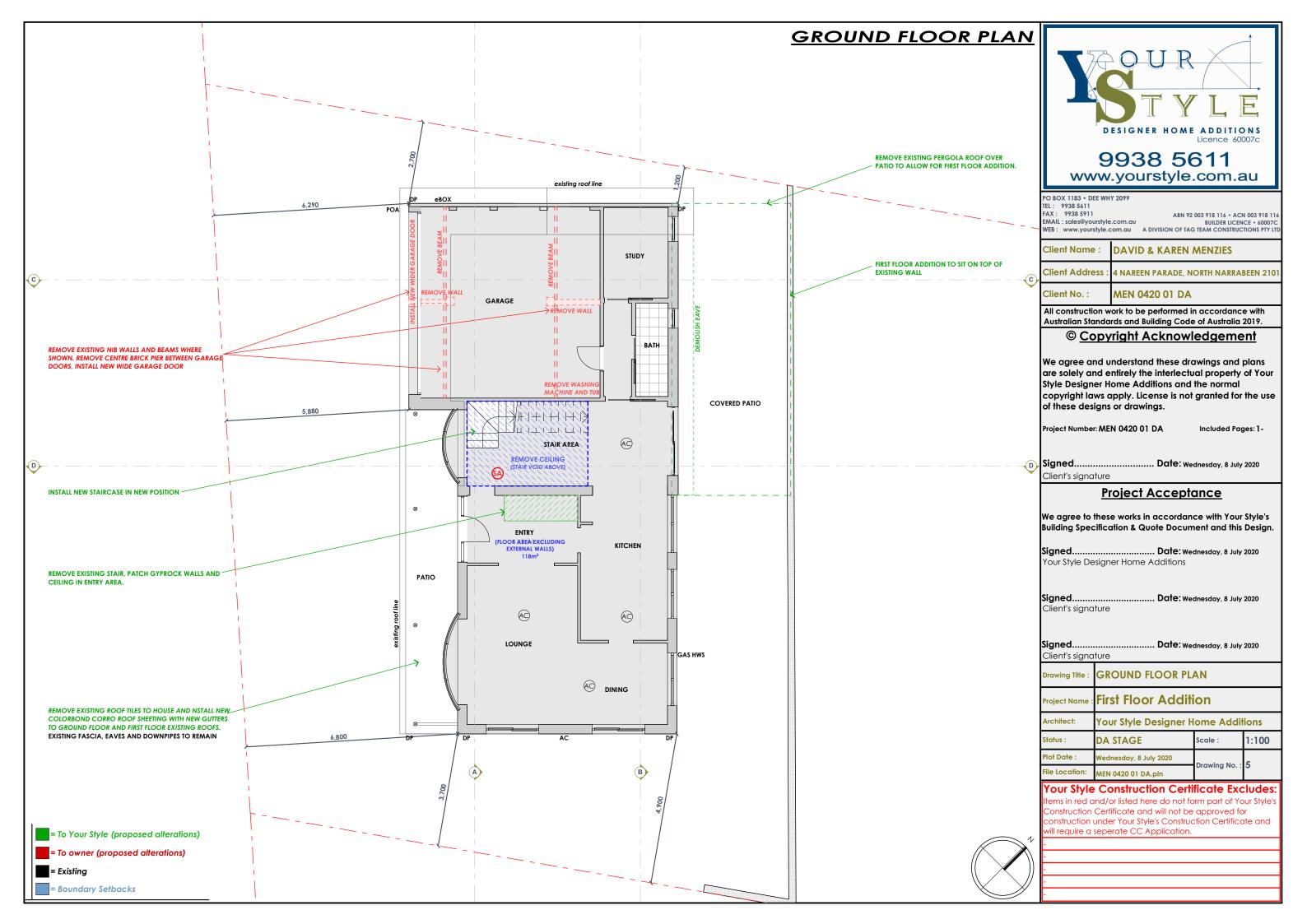
PERSPECTIVES First Floor Addition Project Name Architect: **Your Style Designer Home Additions** Status : DA STAGE cale : Plot Date : Vednesday, 8 July 2020 Drawina No. File Location: MEN 0420 01 DA.pln

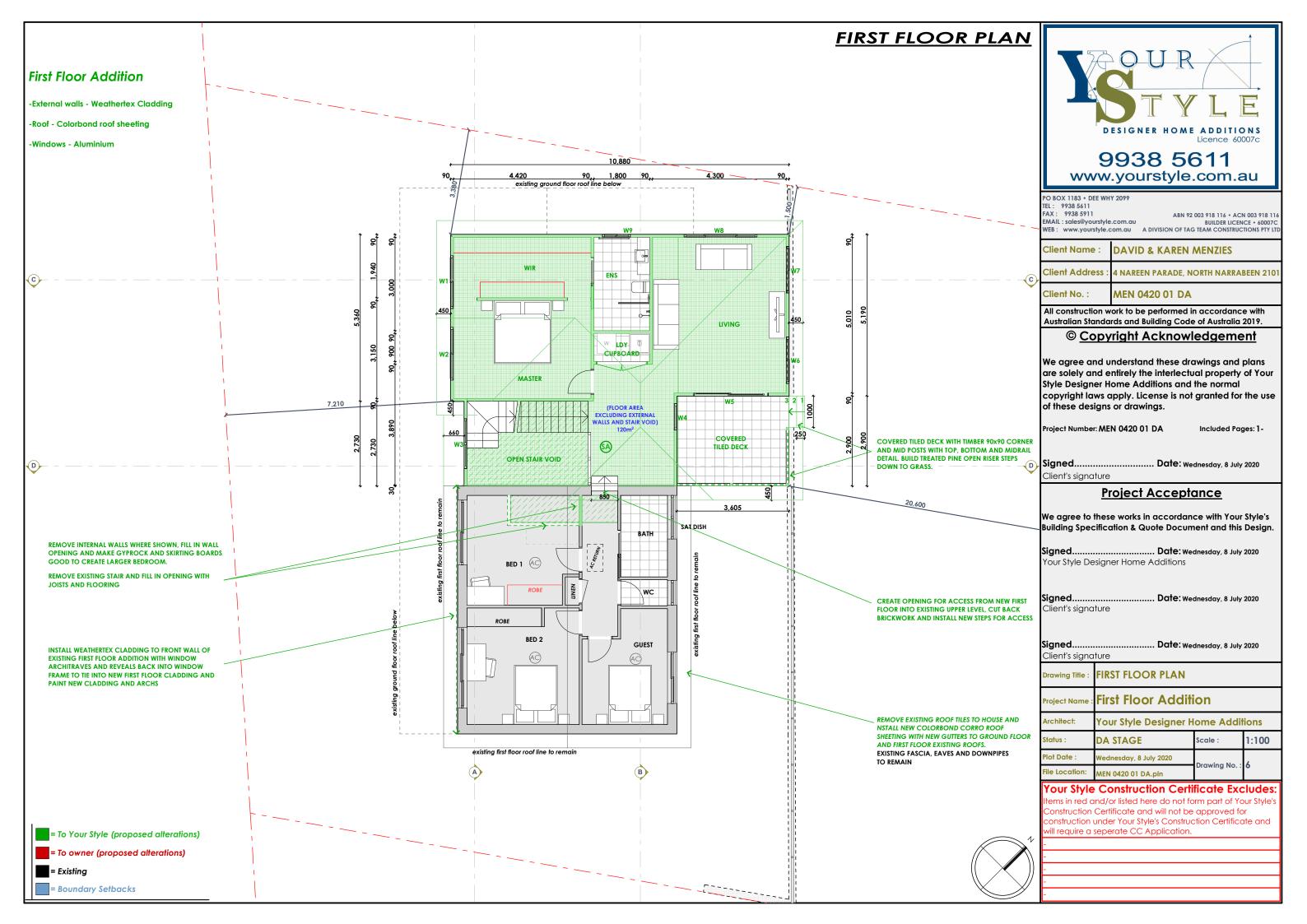
Your Style Construction Certificate Excludes:

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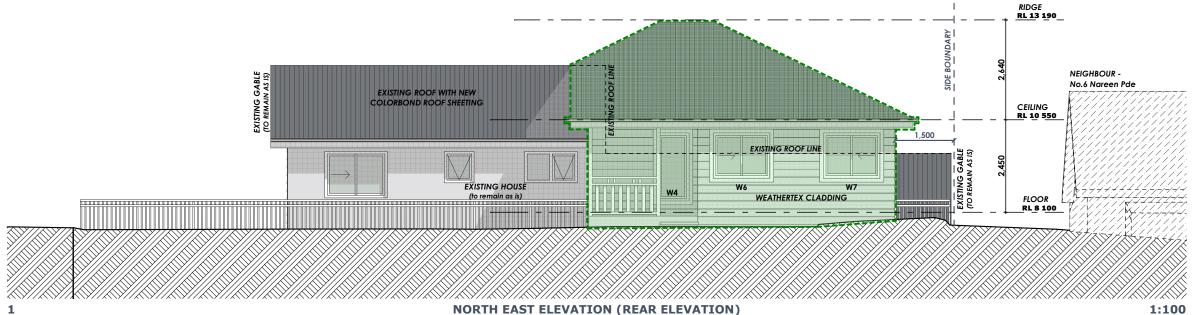








ELEVATIONS (EAST & WEST) 8.5m BUILDING HEIGHT TAKEN FROM UNDER HIGHEST RIDGE POINT RL 13 190 EXISTING RIDGE COLORBOND ROOF SHEETING NEIGHBOUR - No.6 Nareen Pde BATTENS PO BOX 1183 • DEE WHY 2099 RL 10 550 RL 10 040 | EXISTING CEILING **EXISTING ROOF LINE** 3.380 **EXISTING HOUSE WITH NEW** WEATHERTEX CLADDING TO FRONT WEATHERTEX CLADDING EXISTING FLOOR RL 7 590 EXISTING ROOF WITH NEW COLORBOND ROOF SHEETING COLORBOND ROOF SHEETING **EXISTING CEILING** EXISTING HOUSE NEW GARAGE DOOR FLOOR EXISTING FLOOR SOUTH WEST ELEVATION (FRONT ELEVATION) 1:100





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WEB: www.yourstyle.com.au

A DIVISION OF TAG TEAM CONSTRUCTIONS PTY LITTLE OF THE PROPERTY OF THE PROPER Client Name : **DAVID & KAREN MENZIES**

Client Address 4 NAREEN PARADE, NORTH NARRABEEN 210

Client No. : MEN 0420 01 DA

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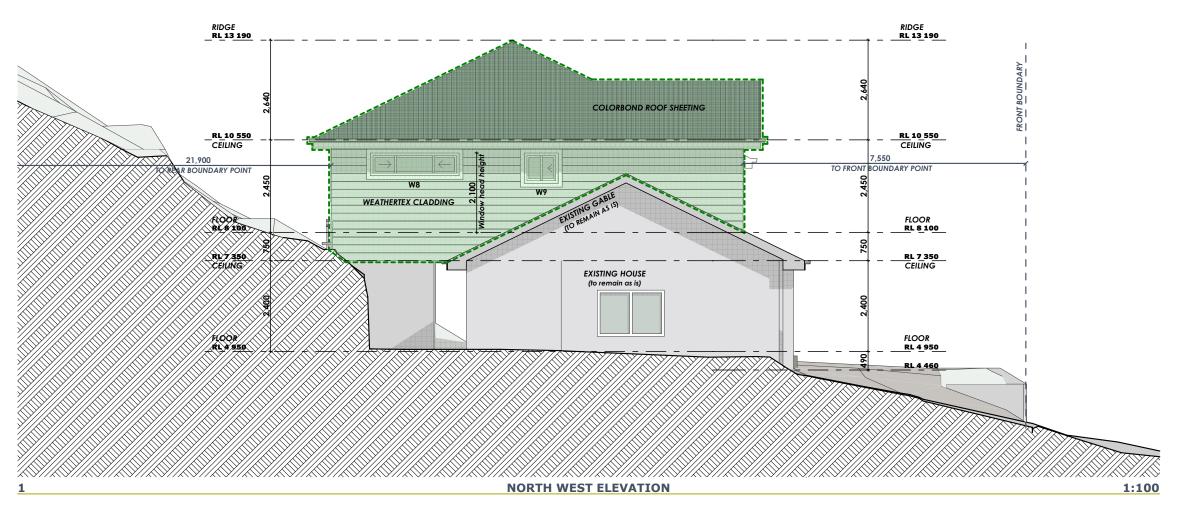
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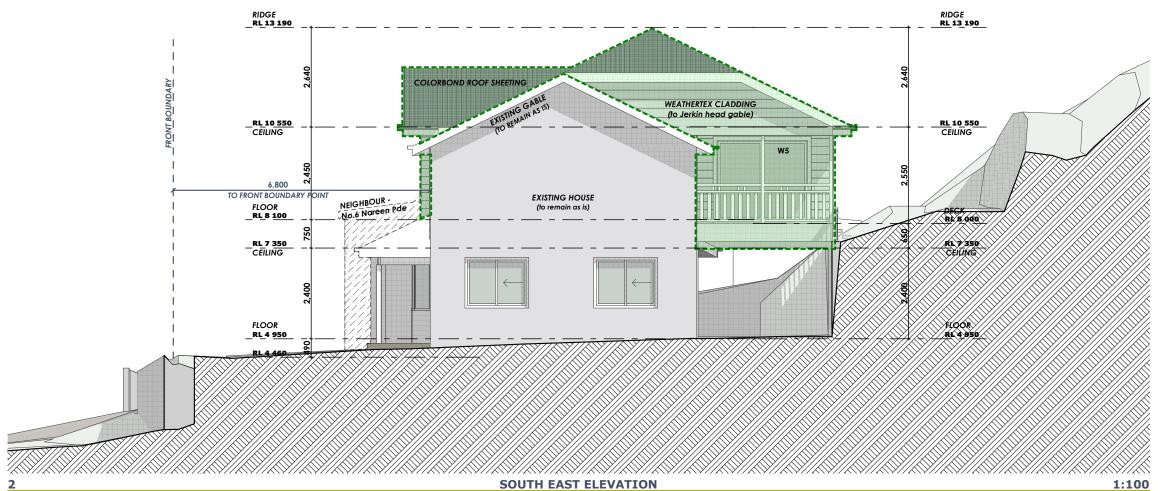
ELEVATIONS First Floor Addition roject Nam Your Style Designer Home Additions Architect: DA STAGE 1:100 atus : lot Date ednesday, 8 July 2020 rawina No. ile Location MEN 0420 01 DA.pln

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ELEVATIONS (NORTH & SOUTH)







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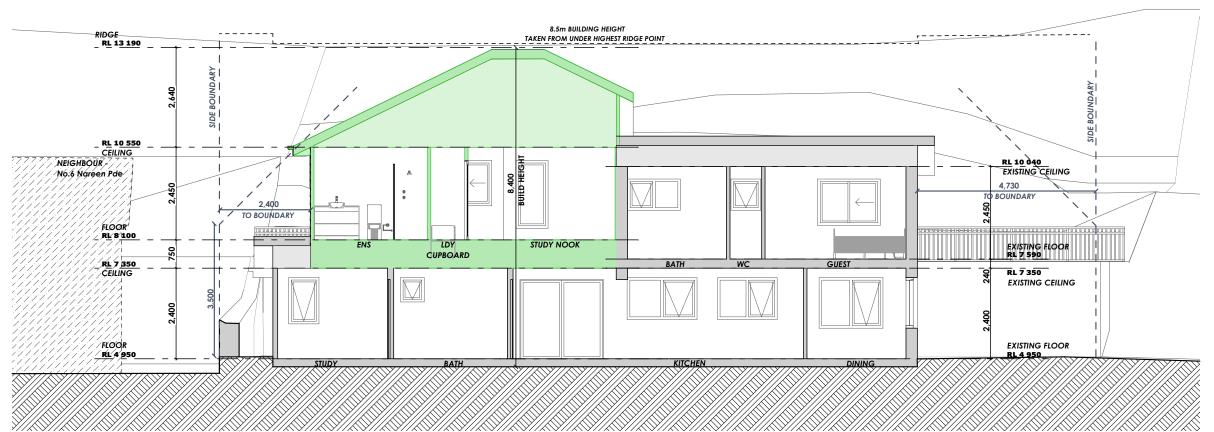
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ELEVATIONS First Floor Addition roject Nam Architect: Your Style Designer Home Additions DA STAGE 1:100 tatus : Plot Date : ednesday, 8 July 2020 ile Location: MEN 0420 01 DA.pln

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SECTIONS (A-A & B-B) RL 13 190 EXISTING RIDGE NEIGHBOUR - No.6 Nareen Pde RL 10 550 CEILING EXISTING CEILING MASTER RL 7 350 EXISTING CEILING EXISTING FLOOR RL 4 950 GARAGE A-A 1:100



B-B



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SECTIONS First Floor Addition roject Nam

1:100

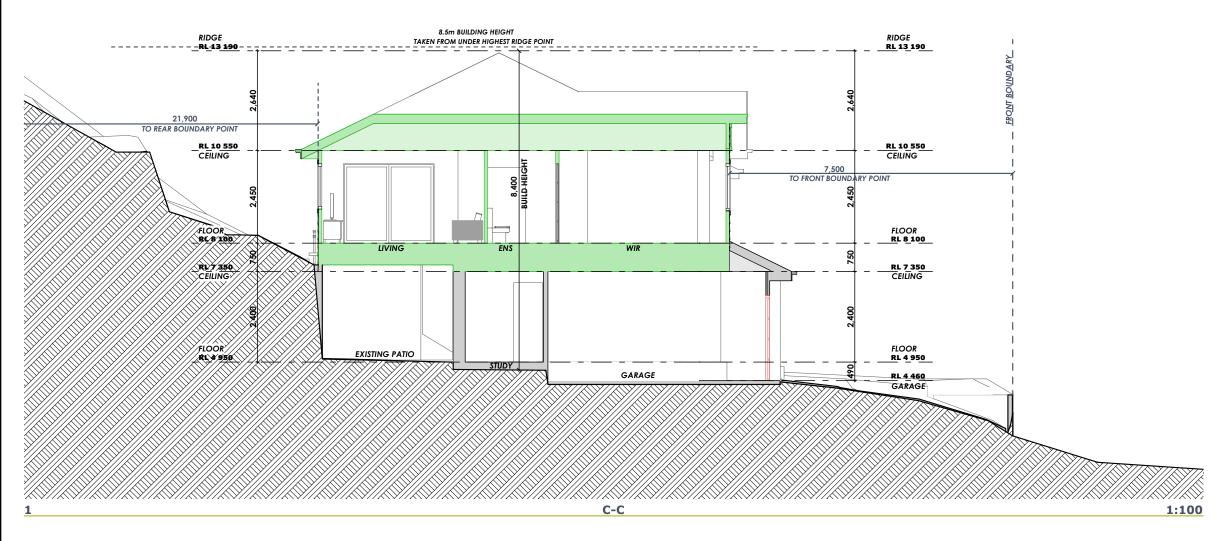
Architect: Your Style Designer Home Additions tatus : DA STAGE 1:100

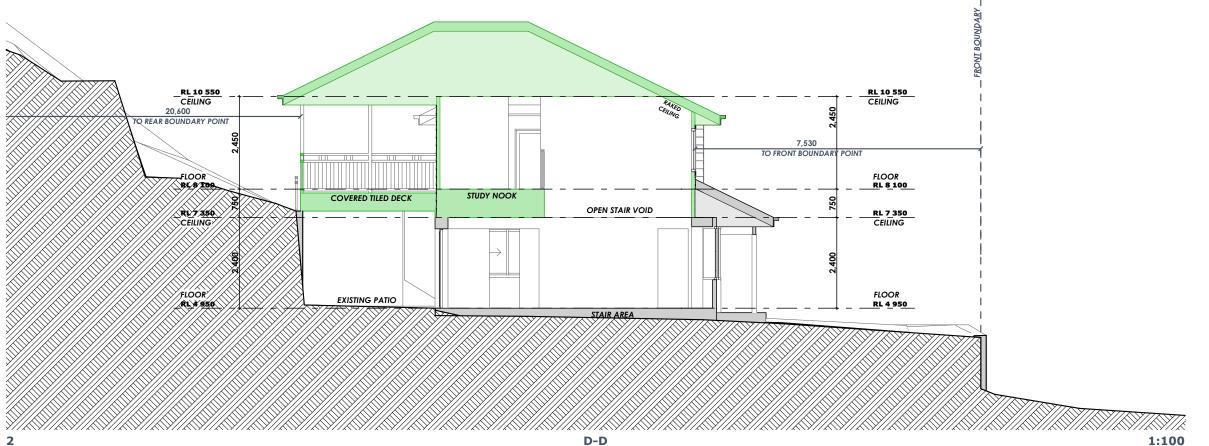
Plot Date : ednesday, 8 July 2020 rawina No. ile Location: MEN 0420 01 DA.pln

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SECTIONS (C-C & D-D)







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A DIVISION OF TAG TEAM CONSTRUCTIONS PTY LITTLE OF THE PROPERTY OF THE PROPER

Client Name : **DAVID & KAREN MENZIES**

Client Address 4 NAREEN PARADE, NORTH NARRABEEN 210

Client No.: MEN 0420 01 DA

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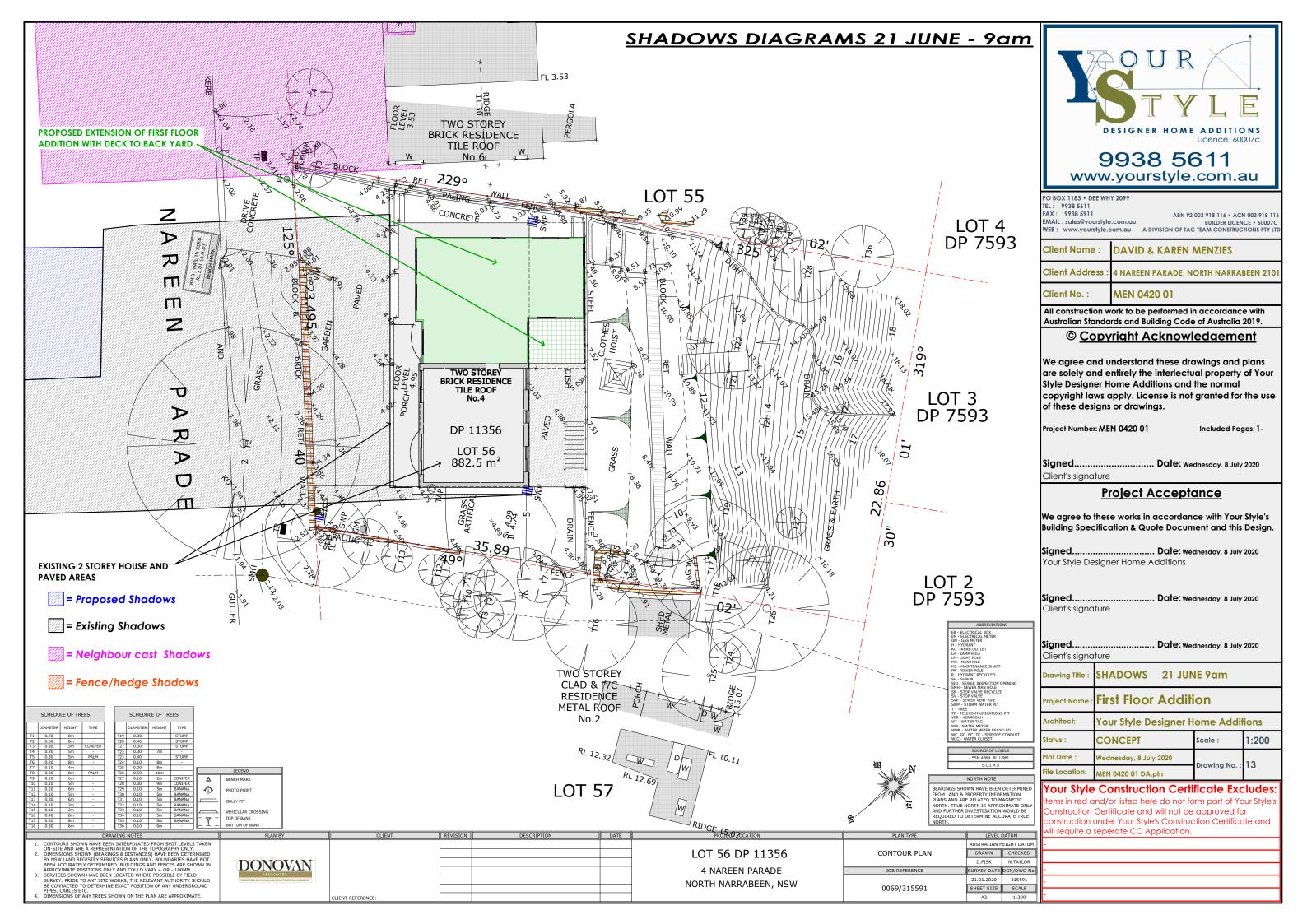
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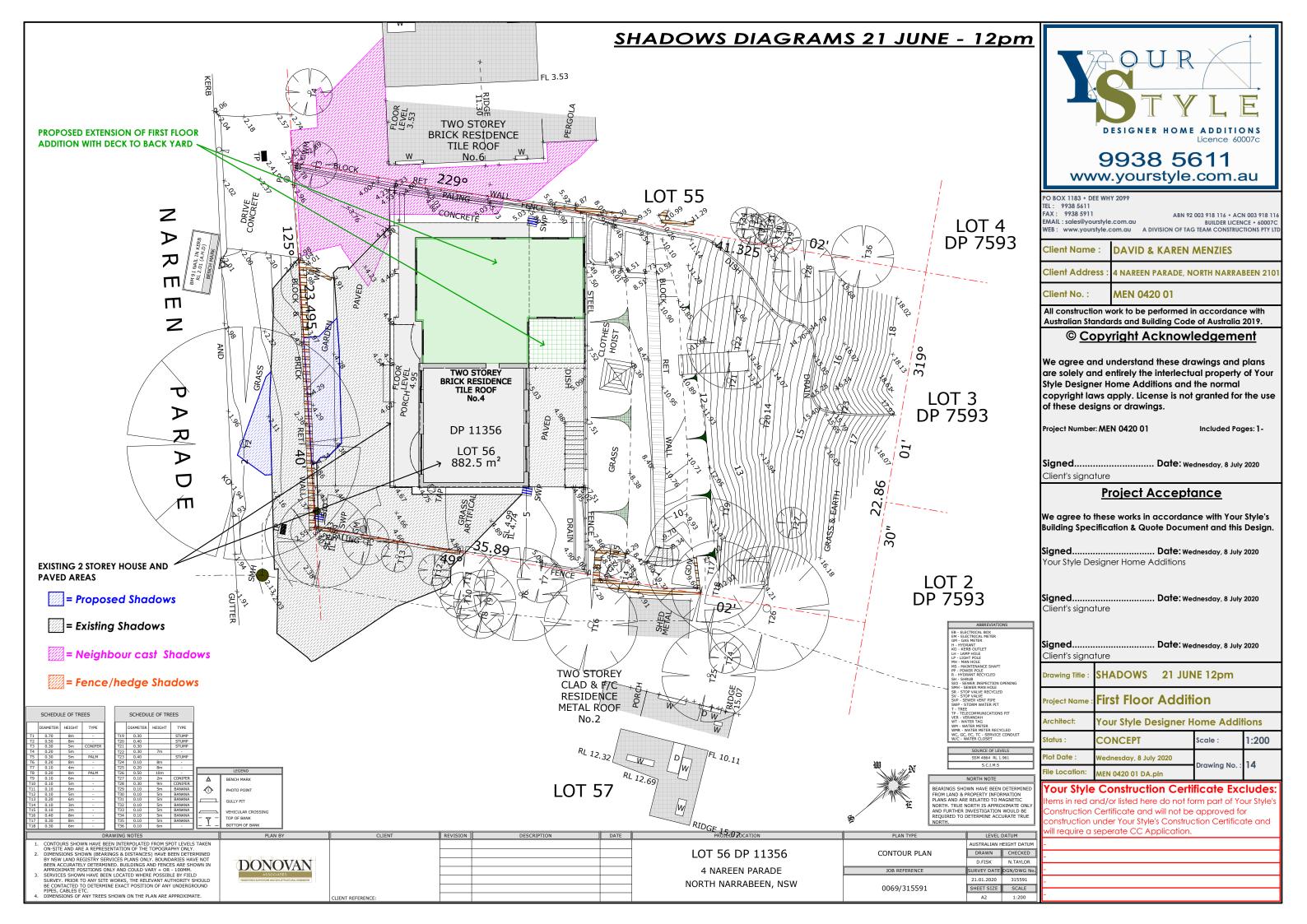
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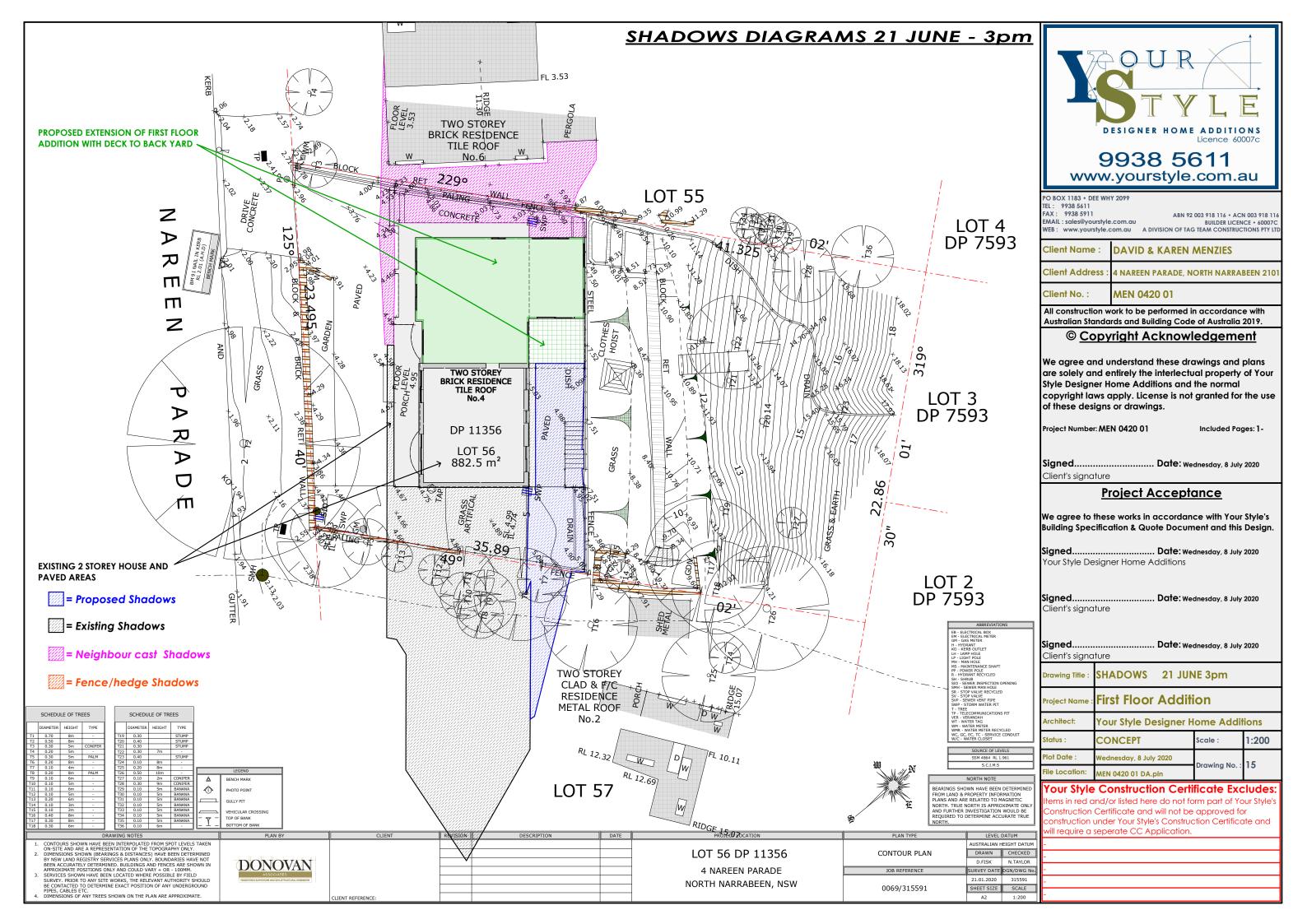
SECTIONS **First Floor Addition** Project Nam Architect: Your Style Designer Home Additions tatus : DA STAGE 1:100 Plot Date : ednesday, 8 July 2020 10 ile Location: MEN 0420 01 DA.pln

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BASIX CERTIFICATE

BASIX Certificate

Building Sustainability Index www.basix.nsw.gov.au

Alterations and Additions

Certificate number: A378948

This certificate confirms that the proposed development will meet the NSW government's requirements for sustainability, if it is built in accordance with the commitments set out below. Terms used in this certificate, or in the commitments, have the meaning given by the document entitled "BASIX Alterations and Additions Definitions" dated 06/10/2017 published by the Department. This document is available at www.basix.nsw.gov.au

Secretary
Date of issue: Tuesday, 02, June 2020
To be valid, this certificate must be lodged within 3 months of the date of issue.



Project address	
Project name	MEN
Street address	4 Nareen Parade North Narrabeen 2101
Local Government Area	Northern Beaches Council
Plan type and number	Deposited Plan 11356
Lot number	56
Section number	
Project type	
Dwelling type	Separate dwelling house
Type of alteration and addition	My renovation work is valued at \$50,000 or more and does not include a pool (and/or spa).

Certificate Prepared by (please complete before submitting to Council or PCA)
Name / Company Name: yourstyle
ABN (if applicable): 003918116

BASIX Certificate number: A378948 page 2 / 6

Fixtures and systems	Show on DA Plans	Show on CC/CDC Plans & specs	Certifier Check
Lighting			
The applicant must ensure a minimum of 40% of new or altered light fixtures are fitted with fluorescent, compact fluorescent, or light-emitting-diode (LED) lamps.		~	~
Fixtures			
The applicant must ensure new or altered showerheads have a flow rate no greater than 9 litres per minute or a 3 star water rating.		✓	✓
The applicant must ensure new or altered toilets have a flow rate no greater than 4 litres per average flush or a minimum 3 star water rating.		✓	✓
The applicant must ensure new or altered taps have a flow rate no greater than 9 litres per minute or minimum 3 star water rating.		✓	

BASIX Certificate number: A378948

Construction			Show on DA Plans	Show on CC/CDC Plans & specs	Certifier Check
nsulation requirements					
	ed construction (floor(s), walls, and ceilings/roofs) ation is not required where the area of new const where insulation already exists.		✓	✓	~
Construction	Additional insulation required (R-value)	Other specifications			
suspended floor with enclosed subfloor: framed (R0.7).	R0.60 (down) (or R1.30 including construction)				
suspended floor above garage: framed (R0.7).	nil				
floor above existing dwelling or building.	nil				
external wall: framed (weatherboard, fibro, metal clad)	R1.30 (or R1.70 including construction)				
flat ceiling, pitched roof	ceiling: R1.95 (up), roof: foil backed blanket (55 mm)	medium (solar absorptance 0.475 - 0.70)			

BASIX Certificate number: A378948

Glazing re	quirements						Show on DA Plans	Show on CC/CDC Plans & specs	Certifie Check
Windows a	nd glazed do	ors							
					nading devices, in accordance with each window and glazed door.	the specifications listed in the table below.	✓	~	~
The following	g requirements	must also	be satisfie	ed in relation	to each window and glazed door:			✓	~
have a U-val	lue and a Solar	Heat Gair	n Coefficie	nt (SHGC) n		d glass may either match the description, or, le below. Total system U-values and SHGCs s.		✓	✓
					each eave, pergola, verandah, bal han 2400 mm above the sill.	cony or awning must be no more than 500 mm	✓	✓	✓
For projections described as a ratio, the ratio of the projection from the wall to the height above the window or glazed door sill must be at least that shown in the table below.							✓	~	✓
Pergolas wit	h polycarbonate	e roof or s	imilar tran:	slucent mate	rial must have a shading coefficien	t of less than 0.35.		✓	~
					window or glazed door above whi ens must not be more than 50 mm.	ch they are situated, unless the pergola also		✓	✓
Windows	and glazed	doors g	lazing re	equiremer	nts				
Window / do no.	oor Orientation	Area of glass inc. frame (m2)	Oversha Height (m)	dowing Distance (m)	Shading device	Frame and glass type			
W1	sw	2.13	0	0	projection/height above sill ratio >=0.36	standard aluminium, single clear, (or U-value: 7.63, SHGC: 0.75)			
W2	sw	2.13	0	0	projection/height above sill ratio >=0.36	standard aluminium, single clear, (or U-value: 7.63, SHGC: 0.75)			
W3	sw	1.84	0	0	eave/verandah/pergola/balcony >=750 mm	standard aluminium, single clear, (or U-value: 7.63, SHGC: 0.75)			
W4	NE	1.53	0	0	eave/verandah/pergola/balcony >=900 mm	standard aluminium, single clear, (or U-value: 7.63, SHGC: 0.75)			

Planning, Industry & Environment Building Sustainability Index www.basix.nsw.gov.au

BASIX Certificate number: A378948 page 5 / 6

Glazing requirements								Show on CC/CDC Plans & specs	Certifier Check
Window / door	Orientation		Oversha	dowing	Shading device	Frame and glass type			
no.		glass inc. frame (m2)	Height (m)	Distance (m)					
W5	SE	5.04	0	0	eave/verandah/pergola/balcony >=900 mm	standard aluminium, single clear, (or U-value: 7.63, SHGC: 0.75)			
W6	NE	1.8	0	0	projection/height above sill ratio >=0.36	standard aluminium, single clear, (or U-value: 7.63, SHGC: 0.75)			
W7	NE	1.8	0	0	projection/height above sill ratio >=0.36	standard aluminium, single clear, (or U-value: 7.63, SHGC: 0.75)			
W8	NW	1.2	0	0	projection/height above sill ratio >=0.36	standard aluminium, single clear, (or U-value: 7.63, SHGC: 0.75)			
W9	NW	0.72	0	0	projection/height above sill ratio >=0.36	standard aluminium, single toned, (or U-value: 7.57, SHGC: 0.57)			

BASIX Certificate number: A378948

Legend
In these commitments, "applicant" means the person carrying out the development.
Commitments identified with a "v" 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 " $\sqrt{}$ " 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.



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EMAIL : sales@yourstyle.com.au BUILDER LICENCE * 60007C
WEB: www.yourstyle.com.au A DIVISION OF TAG TEAM CONSTRUCTIONS PTY LTI

Client Name : **DAVID & KAREN MENZIES** Client Address : 4 NAREEN PARADE, NORTH NARRABEEN 2101

Client No. : MEN 0420 01 DA

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Signed... Date: Wednesday, 8 July 2020 Client's signature

Drawing Title :	BASIX CERTIFICATE				
Project Name :	First Floor Addition				
Architect:	Your Style Designer Home Additions				
Status :	DA STAGE	Scale :	1:2		
Plot Date :	Wednesday, 8 July 2020	Demois a No.	1.4		
File Location:	MEN 0420 01 DA.pln	Drawing No. : 16			

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Client Name :	DAVID & KAREN MENZIES	Drawing Title :	SCHEDULE OF FII	NISHES			
Client Address :	4 NAREEN PARADE, NORTH NARRABEEN 2101	Drawing No. :	22	DRAWINGS NOT TO SCALE	OUR.		
	MEN 0420 01	Plot Date : PO BOX 1183 • DEE W TEL : 9938 5611		DESIGNER HOME ADDITIONS			
Project Name :	First Floor Addition		FAX: 9938 5911 ABN 92 003 918 116 • ACN 003 918 116 EMAIL: sales@yourstyle.com.au BUILDER LICENCE • 60007C WEB: www.yourstyle.com.au A DIVISION OF TAG TEAM CONSTRUCTIONS PTY LTD www.yourstyle.				



EXTERNAL WALLS	COLORBOND - SHALE GREY
FASCIA	COLORBOND - BASALT
EAVES AND TRIM	DULUX - WHITE ON WHITE
GUTTERS	COLORBOND - BASALT
DOWNPIPES	COLORBOND - BASALT
ROOF SHEETING	COLORBOND - BASALT
WINDOWS	AIRLITE - PEARL WHITE