

## 18 ALEXANDER STREET COLLAROY

ISSUE FOR DEVELOPMENT APPLICATION APPROVAL

NUMBER	SHEET NAME	REVISION
DA000	COVER PAGE & DRAWING LIST	A
DA010	SITE ANALYSIS	A
DA101	PROPOSED SITE PLAN	A
DA102	DEMOLITION PLAN	A
DA110	BASEMENT PLAN	A
DA111	UNDERCROFT FLOOR PLAN	A
DA112	LEVEL 1 FLOOR PLAN	A
DA113	LEVEL 2 FLOOR PLAN	A
DA114	ROOF PLAN	A
DA200	SECTIONS	A
DA201	SECTIONS	A
DA300	ELEVATIONS	A
DA400	AREA CALCULATIONS - GFA	A
DA401	AREA CALCULATIONS - LANDSCAPE	A
DA500	SHADOW DIAGRAMS - 9AM JUNE 21ST	A
DA502	SHADOW DIAGRAMS - 12PM JUNE 21ST	A
DA503	SHADOW DIAGRAMS - 3PM JUNE 21ST	A
DA511	VIEWS FROM THE SUN - 9, 10 & 11AM	A
DA512	VIEWS FROM THE SUN - 12, 1, 2PM	A
DA513	VIEWS FROM THE SUN - 3PM	A
DA901	ADG COMPLIANCE	A
DA902	COMPARISION TO DA APPROVED	A



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		SITE INFORMATION		<u> </u>	
ADDRESS	18 ALEXANDER STREET COLLAROY				
SITE AREA	1156.117 m²				
LOT	LOTS 8-9 OF DP 6984				
ZONING	R2 - LOW DENSITY RESIDENTIAL				
YIELD	SENIO	RS HOUSING DEVELOPMENT 5 UNIT	TS		
	LOCATION OF CONTROL	CONTROL	ACTUAL	COMPLIANCE	
SITE AREA	SEPP SENIORS LIVING	1000m <sup>2</sup> MINIMUM	1156.117 m²	COMPLIES	
SITE FRONTAGE	SEPP SENIORS LIVING	20m MINIMUM	24.39 m	COMPLIES	
IF THE DEVE	LOPMENT COMPLIES WITH T	THE BELOW STANDARDS, THEY CAN	INOT BE USED AS MEANS TO	REFUSE	
	LOCATION OF CONTROL	CONTROL	PROPOSED		
HEIGHT	SEPP SENIORS LIVING	8.0m TO CEILING	7.9m TO CEILING	COMPLIES	
DENSITY AND SCALE	SEPP SENIORS LIVING	FSR 0.5:1	FSR 0.5:1	COMPLIES	
LANDSCAPED AREA	SEPP SENIORS LIVING	30% OF THE SITE AREA IS TO BE LANDSCAPED	43.3%	COMPLIES	
DEEP SOIL ZONES	SEPP SENIORS LIVING	15% OF THE SITE AREA, MINIMUM DIMENSION OF 3M	25.8%	COMPLIES	
SOLAR ACCESS	SEPP SENIORS LIVING	70% OF LIVING ROOMS & POS RECEIVE 3 HRS 9AM-3PM	80% OF LIVING ROOMS & POS RECEIVE 3 HRS 9AM-3PM	COMPLIES	
DDIVATE ODEN		15m <sup>2</sup> PER DWELLING, NOT	ALL ARE GREATER		

LESS THAN 3 METRES WIDE

AND 3 METRES LONG

VISITORS)

THAN 15m<sup>2</sup>

0.5 X 15 ROOMS

COMPLIES





PRIVATE OPEN

SPACE

PARKING

Building 3.3/1 Dairy Rd, Fyshwick ACT 2609

SEPP SENIORS LIVING



REV NO. DESCRIPTION ISSUE FOR DA APPROVAL

REV DATE 03.09.21

Thermal Performance Specifications (does not apply to garage)

Colour

Any

As drawn

PROPOSED SITE PLAN SHEET NUMBER DA101 REVISION SCALE @ A1 1:200 18 ALEXANDER ST COLLAROY NSW

Ph: (02) 4962 3439 www. buildingsustainability.net.au

R2.0

None

None

None

As drawn

Added Insulation

Added Insulation

Added Insulation

Foil + R1.0 blanket

U Value SHGC Range Area sg m

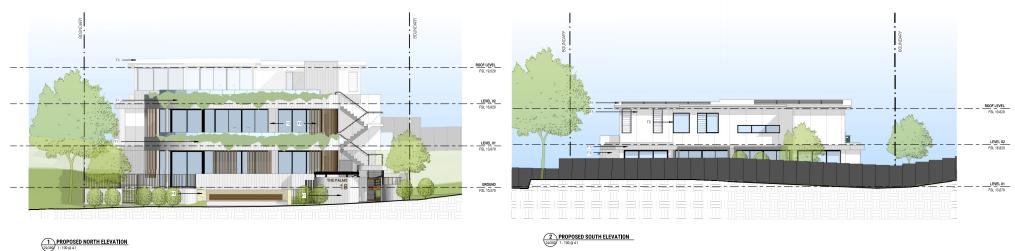
U Value SHGC Area sq m

2.50 0.21

(eaves, verandahs, pergolas, awnings etc)

(downlights, exhaust fans, flues etc)

Added Insulation







## EXTERNAL FINISHES SCHEDULE

CODES	EXTERIOR
F1	BOARD FORMED INSITU CONCRETE
F2	<ul> <li>POWDER COATED ALUMINIUM BATTENS</li> </ul>
F3	- WHITE - PAINTED EASYLAP FC
F4	<ul> <li>SANDSTONE - EXTERIOR BASEMENT WALL</li> </ul>

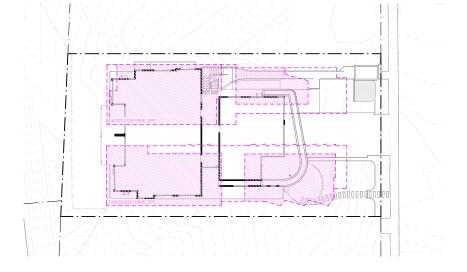
WALSH ARCHITECTS Nominated Architect: Scott Walsh

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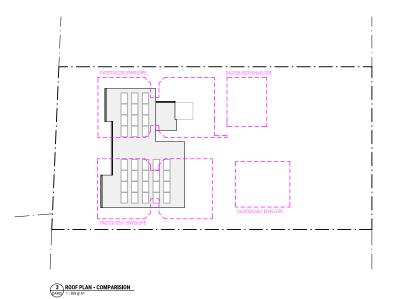
REV DATE 03.09.21

SHEET NUMBER DA300
REVISION A
SCALE @ A1 1:100
18 ALEXANDER ST COLLARDY NSW

ELEVATIONS











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COMPARISION TO DA APPROVED
SHEET NUMBER DA902
REVISION A
SCALE @ A1 1:200
18 ALEXANDER ST COLLARDY NSW

2 LEVEL 2 - COMPARISION 1: 200 @ A1