

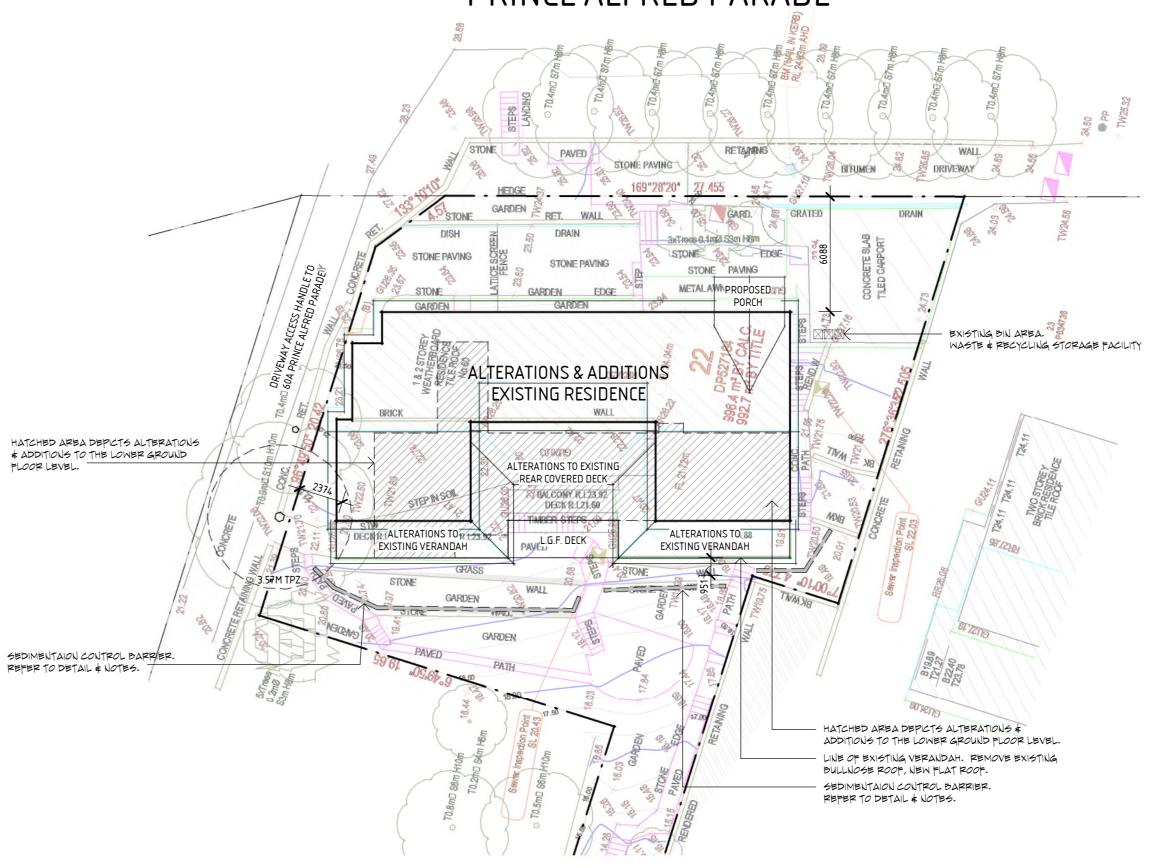




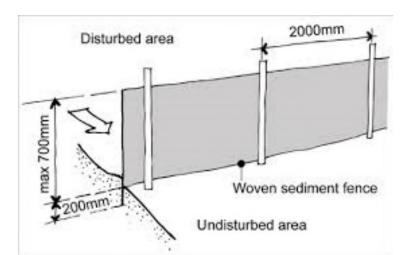


# PRINCE ALFRED PARADE

PERSPECTIVE VIEW, OVERALL VIEW OF ROOF







SEDIMENTATION CONTROL BARRIER TYPICAL DETAIL - NOT TO SCALE

#### GENERAL CONSTRUCTION NOTES:

ALL WORK TO COMPLY WITH BUILDING CODE OF AUSTRALIA, REQUIREMENTS OF RELEVANT STATUTORY AUTHORIES, COUNCIL, AND ALL RELEVANT AUSTRALIAN STANDARDS. BUILDER TO ENSURE COMPLIANCE WITH WORKCOVER REQUIREMENTS. PLANS TO BE READ IN CONJUNCTION WITH SPECIFICATION & STRUCTURAL ENGINEERS DRAWINGS. WHEN PROPRIETARY PRODUCTS ARE REFERRED TO, INSTALL IN ACCORDANCE WITH THE MANUFACTURES SPECIFICATIONS. ALL LEVELS (R.L.'S) SHOWN ARE FINISHED LEVELS. BUILDER TO ALLOW FOR SET DOWNS AS REQUIRED. CHECK ALL DIMENSIONS ON SITE PRIOR TO CONSTRUCTION. REPORT ALL DISCREPANCIES AND OMISSIONS TO DESIGN

#### ROOF PLUMBING/DRAINAGE ANY PROPOSED NEW GUTTERING OR REPLACEMENT OF EXISTING ROOF GUTTERING MATERIAL OR INSTALLATION IS TO COMPLY WITH CLAUSE 3.5.3 OF THE HOUSING

PROVISIONS OF THE BUILDING CODE OF AUSTRALIA. NOTE 'HIGH-FRONTED' GUTTERING MUST COMPLY WITH THIS PROVISION. DOWNPIPE LOCATIONS ARE SHOWN AS APPROXIMATE. THE FINAL DESIGN DEPENDS ON SELECTED GUTTERS & DOWNPIPES. A LICENSED PLUMBER OR HYDRAULIC ENGINEER TO CONFIRM THE FINAL DESIGN & INSTALLATION OF SYSTEM. THE INSTALLATION OF NEW DRAINAGE COMPONENTS MUST BE COMPLETED BY A LICENSED PLUMBER IN ACCORDANCE WITH AS3500.3 (PLUMBING CODE) AND THE BCA.

TEMPORARY SEDIMENT & EROSION CONTROL MEASURES ARE TO BE INSTALLED PRIOR TO THE COMMENCEMENT OF ANY WORKS ON SITE. THESE MEASURES MUST BE MAINTAINED IN WORKING ORDER DURING CONSTRUCTION WORKS UP TO COMPLETION. ALL SEDIMENT TRAPS MUST BE CLEARED ON A REGULAR BASIS & AFTER EACH MAJOR STORM.

STORMWATER RUN-OFF FROM ALL NEW IMPERVIOUS AREAS AND SUBSOIL DRAINAGE SYSTEMS SHALL BE PIPED TO THE EXISTING SITE DRAINAGE SYSTEM. THE INSTALLATION OF NEW DRAINAGE COMPONENTS MUST BE COMPLETED BY A LICENSED CONTRACTOR IN ACCORDANCE WITH AS3500.3 (PLUMBING CODE) AND THE BCA. NO STORMWATER RUNOFF IS TO BE PLACED INTO THE SYDNEY WATER SEWER SYSTEM. IF AN ILLEGAL SEWER CONNECTION IS FOUND DURING CONSTRUCTION, THE DRAINAGE SYSTEM MUST BE RECTIFIED TO THE SATISFACTION OF COUNCIL AND SYDNEY WATER.

### THE DEMOLITION WORK SHALL COMPLY WITH THE PROVISIONS OF AUSTRALIAN

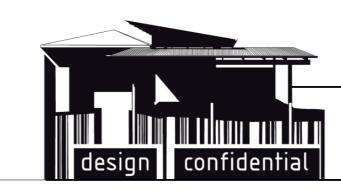
STANDARD AS2601:2001 THE DEMOLITION OF STRUCTURES. HAZARDOUS MATERIALS REMOVAL TO AS 2601 clause 1.6.2.

### ALL BUILDERS REFUSE, SPOIL AND/OR MATERIALS UNSUITABLE FOR USE IN LANDSCAPE

AREAS SHALL BE REMOVED FROM THE SITE ON COMPLETION OF THE BUILDING WORKS. THE PLAN MUST BE READ IN CONJUNCTION WITH SURVEYOR'S TOPOGRAPHICAL SURVEY

PROVIDED BY GEODESY SURVEY GROUP, JOB# J10864\_DL 01 PHONE 02 9216 9047. THE SURVEY PROVIDED IS A TOPOGRAPHICAL SURVEY WITH BOUNDARY IDENT. SERVICES SHOWN HAVE BEEN LOCATED FROM A VISUAL EVIDENCE APPARENT AT THE TIME OF SURVEY. THE RELEVANT SERVICE AUTHORITY SHALL BE CONTACTED TO VERIFY THE EXISTENCE & POSITION OF ALL SERVICES PRIOR TO THE COMMENCEMENT OF ANY CONSTRUCTION OR SITE WORKS.





PO Box 6081 Pymble NSW 2073 confidential959@yahoo.com.au www.designconfidential.com.au

CONTRACTORS MUST VERIFY ALL DIMENSIONS ON SITE BEFORE STARTING ANY WORK OR PRODUCING ANY SHOP DRAWINGS. FIGURED DIMENSIONS ARE TO BE TAKEN IN PREFERENCE TO SCALE READINGS. THIS DRAWING IS COPYRIGHT AND THE PROPERTY OF DESIGN CONFIDENTIAL.

MR & MRS WHIPP LOT 22 IN DP 527184 60 PRINCE ALFRED PARADE, NEWPORT

135UED FOR DEVELOPMENT APPLICATION 29.07.2022 SITE PLAN Project number APRIL 2022

STONE

CONCRETE RETAINING WALL

PITTWATER

O1 SITE PLAN

1:200

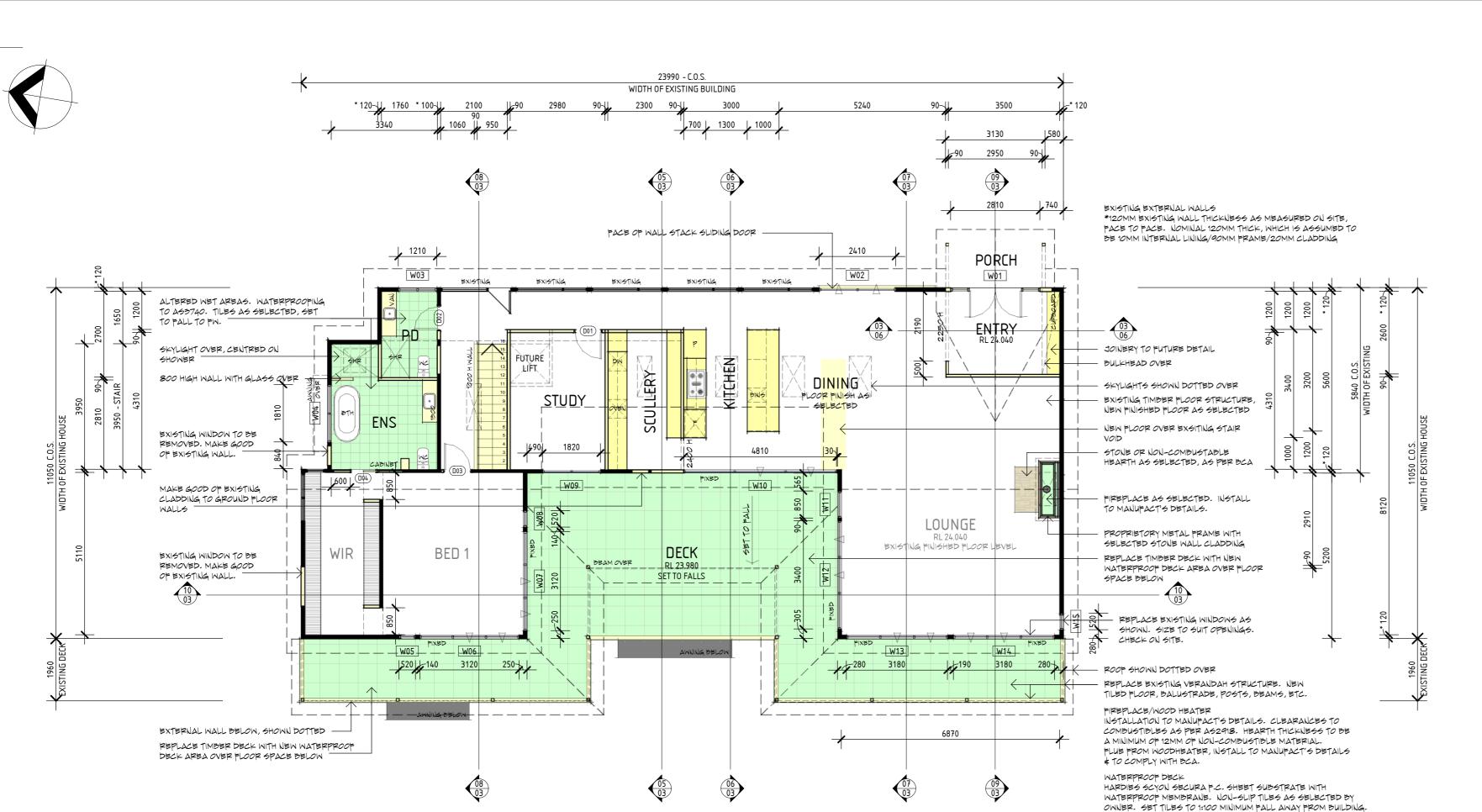
PRINCE ALFRED PARADE

BALCONY R.L 23.88 DECK R.L21.58

ALTERATIONS & ADDITIONS

EXISTING RESIDENCE

OPRINCE ALFRED PARADE, NEWPORT

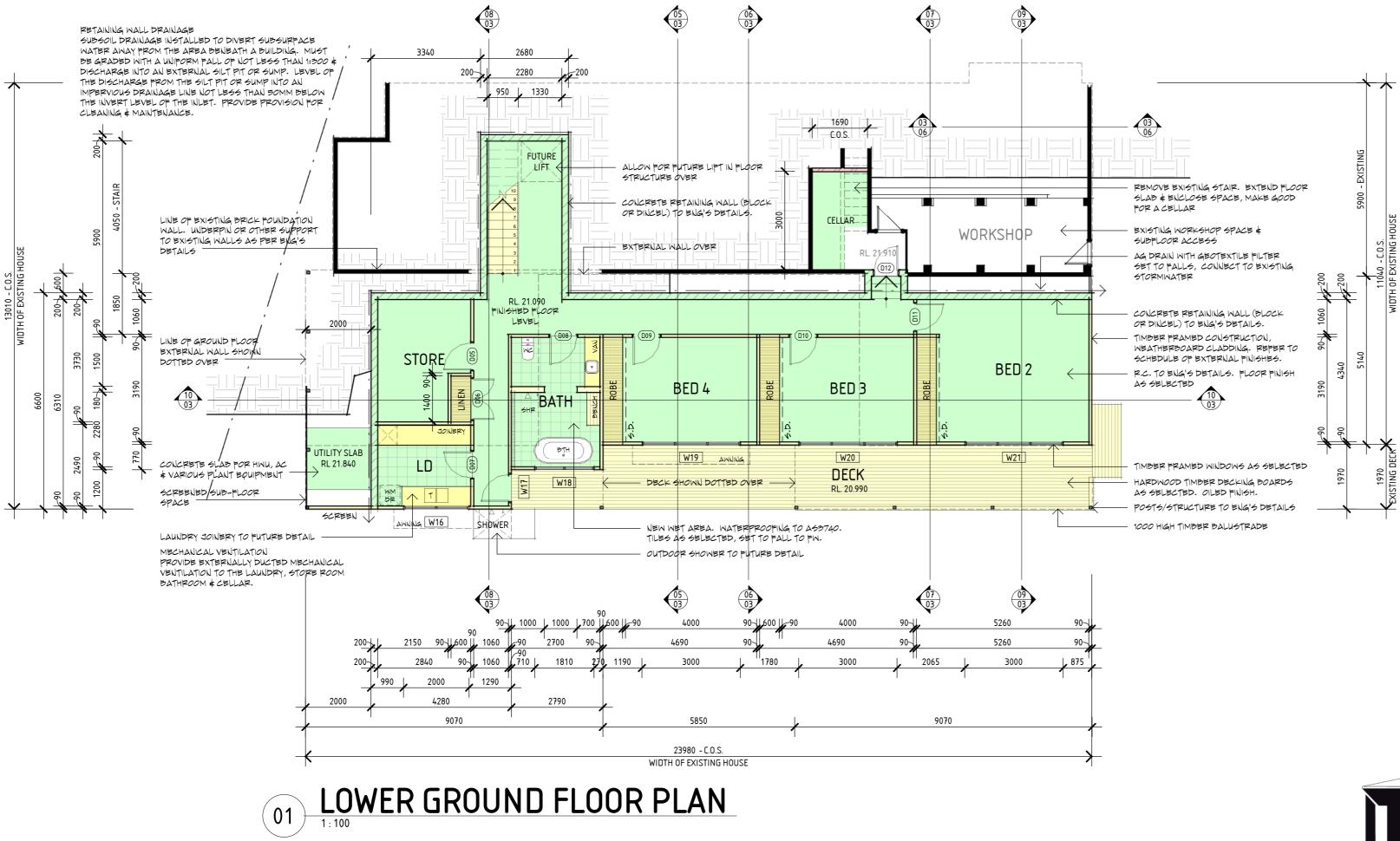


7110 - EXISTING

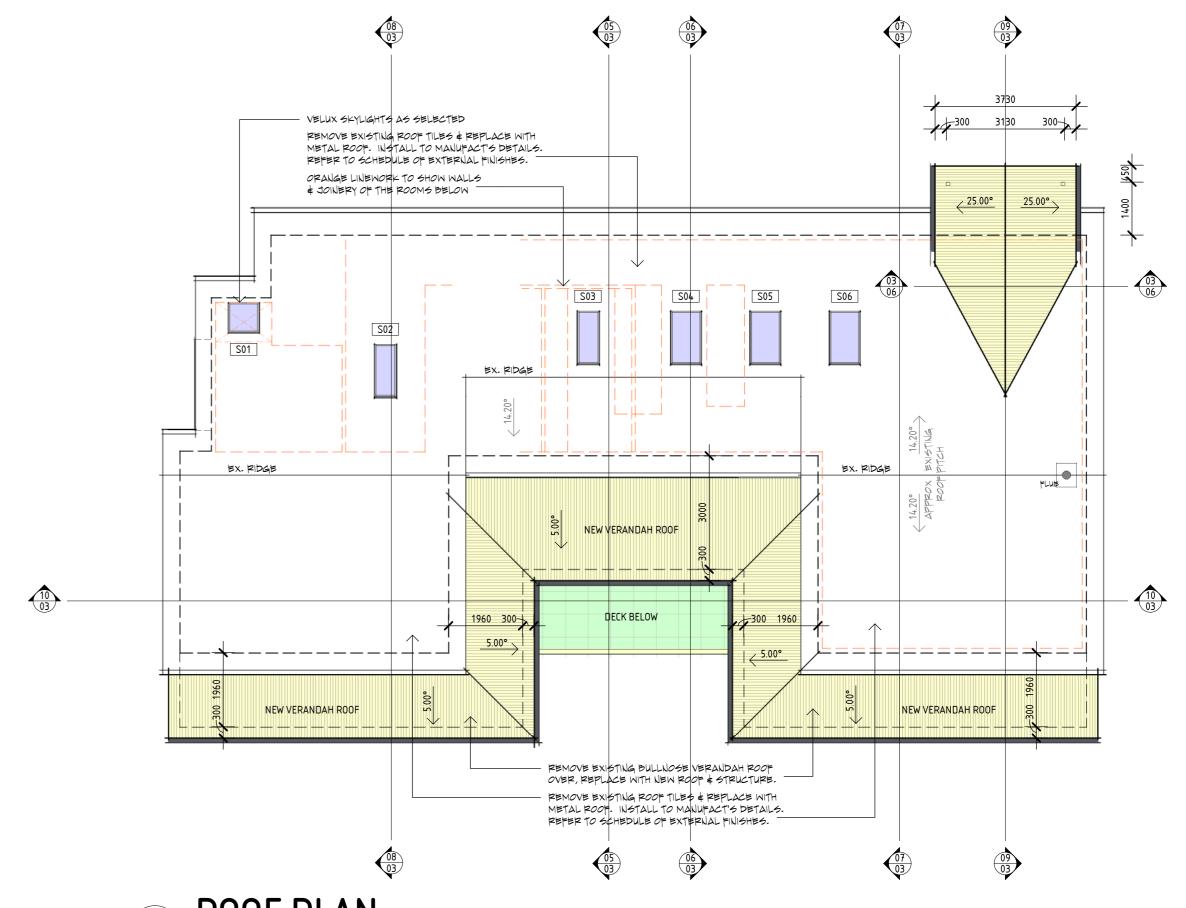
INSTALL PROPREITORY MATERIALS TO MANUFACT'S SPECIFICATIONS.

# GROUND FLOOR PLAN 1:100

7110 - EXISTING



## WHIPP RESIDENCE - 60 Prince Alfred Parade, Newport



ROOF PLAN

ighting		
The applicant must ensure a minimum of 40% light-emitting-diode (LED) lamps.	of new or altered light fixtures are fitted with flu	orescent, compact fluorescent, or
ixtures		
The applicant must ensure new or altered sho	werheads have a flow rate no greater than 9 litr	res per minute or a 3 star water rating.
The applicant must ensure new or altered toile	ets have a flow rate no greater than 4 litres per a	average flush or a minimum 3 star water rating.
The applicant must ensure new or altered taps	s have a flow rate no greater than 9 litres per mi	inute or minimum 3 star water rating.
nsulation requirements		
<u> </u>		s) in accordance with the specifications listed in
Construction		
CONSTRUCTION	Additional insulation required (R-value)	Other specifications
concrete slab on ground floor.	Additional insulation required (R-value)	Other specifications
		Other specifications
concrete slab on ground floor.	nil	Other specifications
concrete slab on ground floor.  floor above existing dwelling or building.  external wall: framed (weatherboard, fibro,	nil	Other specifications
concrete slab on ground floor.  floor above existing dwelling or building.  external wall: framed (weatherboard, fibro, metal clad)	nil R1.30 (or R1.70 including construction)	Other specifications  medium (solar absorptance 0.475 - 0.70)
concrete slab on ground floor.  floor above existing dwelling or building.  external wall: framed (weatherboard, fibro, metal clad)  external wall: concrete block/plasterboard	nil R1.30 (or R1.70 including construction) R1.18 (or R1.70 including construction)	
concrete slab on ground floor.  floor above existing dwelling or building.  external wall: framed (weatherboard, fibro, metal clad)  external wall: concrete block/plasterboard  flat ceiling, pitched roof	nil R1.30 (or R1.70 including construction) R1.18 (or R1.70 including construction) ceiling: R2.50 (up), roof: foil/sarking	medium (solar absorptance 0.475 - 0.70)
concrete slab on ground floor.  floor above existing dwelling or building.  external wall: framed (weatherboard, fibro, metal clad)  external wall: concrete block/plasterboard  flat ceiling, pitched roof	nil R1.30 (or R1.70 including construction) R1.18 (or R1.70 including construction) ceiling: R2.50 (up), roof: foil/sarking	medium (solar absorptance 0.475 - 0.70)
concrete slab on ground floor. floor above existing dwelling or building. external wall: framed (weatherboard, fibro, metal clad) external wall: concrete block/plasterboard flat ceiling, pitched roof raked ceiling, pitched/skillion roof: framed	nil R1.30 (or R1.70 including construction) R1.18 (or R1.70 including construction) ceiling: R2.50 (up), roof: foil/sarking	medium (solar absorptance 0.475 - 0.70)
concrete slab on ground floor.  floor above existing dwelling or building.  external wall: framed (weatherboard, fibro, metal ciad)  external wall: concrete block/plasterboard flat ceiling, pitched roof raked ceiling, pitched/skillion roof: framed  Skylights	nil nil R1.30 (or R1.70 including construction) R1.18 (or R1.70 including construction) ceiling: R2.50 (up), roof: foil/sarking ceiling: R2.50 (up), roof: foil/sarking	medium (solar absorptance 0.475 - 0.70) medium (solar absorptance 0.475 - 0.70)
concrete slab on ground floor.  floor above existing dwelling or building.  external wall: framed (weatherboard, fibro, metal ciad)  external wall: concrete block/plasterboard flat ceiling, pitched roof raked ceiling, pitched/skillion roof: framed  Skylights	nil R1.30 (or R1.70 including construction) R1.18 (or R1.70 including construction) ceiling: R2.50 (up), roof: foil/sarking	medium (solar absorptance 0.475 - 0.70) medium (solar absorptance 0.475 - 0.70)
concrete slab on ground floor.  floor above existing dwelling or building.  external wall: framed (weatherboard, fibro, metal ciad)  external wall: concrete block/plasterboard flat ceiling, pitched roof raked ceiling, pitched/skillion roof: framed  Skylights	nil nil R1.30 (or R1.70 including construction) R1.18 (or R1.70 including construction) ceiling: R2.50 (up), roof: foil/sarking ceiling: R2.50 (up), roof: foil/sarking	medium (solar absorptance 0.475 - 0.70) medium (solar absorptance 0.475 - 0.70)

The applicant mus	st install the skyligh	ts in accordance with the specific	ations listed in the table below.	
The following requ	uirements must also	be satisfied in relation to each s	kylight:	
Each skylight may the table below.	either match the d	escription, or, have a U-value and	d a Solar Heat Gain Coefficient (SHGC) no greater than that listed in	
Skylights glaz	ing requiremen	nts		
Skylight number Area of glazing Shading device Frame and glass type inc. frame (m2)				
S01	0.6	no shading	timber, low-E internal/argon fill/clear external, (or U-value: 2.5, SHGC: 0.456)	
\$02 0.77 no shading timber, low-E internal/argon fill/clear external, (o				
			U-value: 2.5, SHGC: 0.456)	
S03	0.77	no shading	timber, low-E internal/argon fill/clear external, (or U-value: 2.5, SHGC: 0.456)	
GROUP 3.27 no shading timber, low-E internal/argon fill/clear external, (or U-value: 2.5. SHGC: 0.456)				

GENERAL CONSTRUCTION NOTES: ALL WORK TO COMPLY WITH BUILDING CODE OF AUSTRALIA, REQUIREMENTS OF RELEVANT STATUTORY AUTHORIES, COUNCIL, AND ALL RELEVANT AUSTRALIAN STANDARDS. BUILDER TO ENSURE COMPLIANCE WITH WORKCOVER REQUIREMENTS. PLANS TO BE READ IN CONJUNCTION WITH SPECIFICATION & STRUCTURAL ENGINEERS DRAWINGS. WHEN PROPRIETARY PRODUCTS ARE REFERRED TO, INSTALL IN ACCORDANCE WITH THE MANUFACTURES SPECIFICATIONS. ALL LEVELS (R.L.'S) SHOWN ARE FINISHED LEVELS. BUILDER TO ALLOW FOR SET DOWNS AS REQUIRED. CHECK ALL DIMENSIONS ON SITE PRIOR TO CONSTRUCTION. REPORT ALL DISCREPANCIES AND OMISSIONS TO DESIGN CONFIDENTIAL.

ANY PROPOSED NEW GUTTERING OR REPLACEMENT OF EXISTING ROOF GUTTERING MATERIAL OR INSTALLATION IS TO COMPLY WITH CLAUSE 3.5.3 OF THE HOUSING PROVISIONS OF THE BUILDING CODE OF AUSTRALIA. NOTE 'HIGH-FRONTED' GUTTERING MUST COMPLY WITH THIS PROVISION. DOWNPIPE LOCATIONS ARE SHOWN AS APPROXIMATE. THE FINAL DESIGN DEPENDS ON SELECTED GUTTERS & DOWNPIPES. A LICENSED PLUMBER OR HYDRAULIC ENGINEER TO CONFIRM THE FINAL DESIGN & INSTALLATION OF SYSTEM. THE INSTALLATION OF NEW DRAINAGE COMPONENTS MUST BE COMPLETED BY A LICENSED PLUMBER IN ACCORDANCE WITH AS3500.3 (PLUMBING CODE) AND THE BCA.

PROVIDE HARD WIRED SMOKE ALARMS TO AS3786-2014 & BCA 3.7.5. ALARMS TO BE

THE DEMOLITION WORK SHALL COMPLY WITH THE PROVISIONS OF AUSTRALIAN STANDARD AS2601:2001 THE DEMOLITION OF STRUCTURES. HAZARDOUS MATERIALS REMOVAL TO AS 2601 clause 1.6.2.

TIMBER & STRUCTURE
ALL TIMBER EXPOSED TO WEATHER SHALL HAVE A DURABILITY LEVEL AS PER AS1684.2 ALL STRUCTURAL BEAMS/POSTS ARE AN INDICATION ONLY. REFER TO ENGINEERS DETAILS FOR ALL LOCATIONS & CONNECTIONS. ALL TIMBER FRAMING AND CONNECTIONS TO BE IN ACCORDANCE WITH AS1684 LIGHT TIMBER FRAMING CODE.

plicant must install the windows, glazed doors and shading devices, in accordance with the specifications listed in the table below nt overshadowing specifications must be satisfied for each window and glazed door.

indow or glazed door with standard aluminium or timber frames and single clear or toned glass may either match the description, or, U-value and a Solar Heat Gain Coefficient (SHGC) no greater than that Isted in the table below. Total system U-values and SHGCs e calculated in accordance with National Fenestration Rating Council (NFRC) conditions. ections described in millimetres, the leading edge of each eave, pergola, verandah, balcony or awning must be no more than 500 mm the head of the window or glazed door and no more than 2400 mm above the sill.

actions 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 it shown in the table below. s with polycarbonate roof or similar translucent material must have a shading coefficient of less than 0.3

ws an	vs and glazed doors glazing requirements							
/ door	Orientation	Area of	Overshadowing		Shading device	Frame and glass type		
		glass inc. frame (m2)	Height (m)	Distance (m)				
	E	7.3	0	0	eave/verandah/pergola/balcony >=900 mm	timber or uPVC, single clear, (or U-value: 5.71, SHGC: 0.66)		
	E	5.42	0	0	projection/height above sill ratio >=0.23	timber or uPVC, single toned, (or U-value: 5.67, SHGC: 0.49)		
	E	1.81	0	0	projection/height above sill ratio >=0.36	timber or uPVC, single clear, (or U-value: 5.71, SHGC: 0.66)		
	N	2.35	0	0	eave/verandah/pergola/balcony >=450 mm	timber or uPVC, single toned, (or U-value: 5.67, SHGC: 0.49)		
	W	1.09	0	0	eave/verandah/pergola/balcony >=900 mm	timber or uPVC, single clear, (or U-value: 5.71, SHGC: 0.66)		
	W	6.55	0	0	eave/verandah/pergola/balcony >=900 mm	timber or uPVC, single clear, (or U-value: 5.71, SHGC: 0.66)		
	s	6.55	0	0	eave/verandah/pergola/balcony >=900 mm	timber or uPVC, single clear, (or U-value: 5.71, SHGC: 0.66)		
	s	1.09	0	0	eave/verandah/pergola/balcony >=900 mm	timber or uPVC, single clear, (or U-value: 5.71, SHGC: 0.66)		
	W	3.82	0	0	eave/verandah/pergola/balcony >=900 mm	timber or uPVC, single clear, (or U-value: 5.71, SHGC: 0.66)		
	W	11.54	0	0	eave/verandah/pergola/balcony >=900 mm	timber or uPVC, single clear, (or U-value: 5.71, SHGC: 0.66)		
	N	2.04	0	0	eave/verandah/pergola/balcony >=900 mm	timber or uPVC, single clear, (or U-value: 5.71, SHGC: 0.66)		
	N	8.16	0	0	eave/verandah/pergola/balcony >=900 mm	timber or uPVC, single clear, (or U-value: 5.71, SHGC: 0.66)		
	N	7.63	0	0	eave/verandah/pergola/balcony >=900 mm	timber or uPVC, single clear, (or U-value: 5.71, SHGC: 0.66)		
	W	7.63	0	0	eave/verandah/pergola/balcony >=900 mm	timber or uPVC, single clear, (or U-value: 5.71, SHGC: 0.66)		
	s	1.09	0	0	none	timber or uPVC, single clear, (or U-value: 5.71, SHGC: 0.66)		
	w	2.1	0	0	projection/height above sill ratio >=0.43	timber or uPVC, single clear, (or U-value: 5.71, SHGC: 0.66)		
	s	1.89	0	0	eave/verandah/pergola/balcony >=900 mm	timber or uPVC, single clear, (or U-value: 5.71, SHGC: 0.66)		
	w	2.35	0	0	eave/verandah/pergola/balcony >=900 mm	timber or uPVC, single clear, (or U-value: 5.71, SHGC: 0.66)		
	w	3.9	0	0	projection/height above sill ratio >=0.43	timber or uPVC, single clear, (or U-value: 5.71, SHGC: 0.66)		
	W	3.9	0	0	eave/verandah/pergola/balcony >=900 mm	timber or uPVC, single clear, (or U-value: 5.71, SHGC: 0.66)		
	w	3.9	0	0	eave/verandah/pergola/balcony >=900 mm	timber or uPVC, single clear, (or U-value: 5.71, SHGC: 0.66)		
	N	0.65	0	0	eave/verandah/pergola/balcony >=450 mm	timber or uPVC, single clear, (or U-value: 5.71, SHGC: 0.66)		
	N	1.82	0	0	projection/height above sill ratio >=0.36	timber or uPVC, single clear, (or U-value: 5.71, SHGC: 0.66)		
			•		•	•		

BASIX COMMITMENTS - REF BASIX CERTIFICATE A467831 - REFER TO BASIX CERTIFICATE FOR MINIMUM INSULATION PERFORMANCE REQUIREMENTS TO NEW FLOORS, EXTERNAL WALLS, ROOFS & CEILING AREAS UNDER ROOF. - REFER TO BASIX CERTIFICATE FOR DETAILED GLAZING REQUIREMENTS. TO BE READ IN

CONJUNCTION WITH WINDOW SCHEDULI	E.
AREA CALCULATIONS	02\M 9F 39P
SITE AREA LESS HANDLE	754.31 M/SQ
EXISTING GROUND FLOOR G.F.A.	196.43 M/SQ
EXISTING GROUND FLOOR DECK	83.65 M/SQ
EXISTING LOWER GROUND FLOOR G.F.A.	20.07.17.00
EXISTING LOWER GROUND FOOR DECK	55.59 M/SQ
EXISTING TOTAL GROSS FLOOR AREA	234.52 M/SQ
PROPOSED GROUND FLOOR G.F.A.	193.49 M/SQ
PROPOSED GROUND FLOOR DECK	86.43 M/SQ
PROPOSED LOWER GROUND FLOOR G.F.	A. 113.50 M/SQ

PROPOSED LOWER GROUND FOOR DECK PROPOSED TOTAL GROSS FLOOR AREA 306.99 M/SQ 224.39 M/SQ - 29.7 % OF SITE LESS HANDLE EXISTING/PROPOSED LANDSCAPED AREA

WINDOW & DOOR SCHEDULE NOTES: 1. ALL DIMENSIONS SHALL BE VERIFIED ON SITE BEFORE PROCEEDING WITH THE WORK. 2. OPENING WINDOWS OR DOORS TO PROVIDED AN APPROPRIATE GLASS TYPE & SAFETY BARRIER/BALUSTRADE/SILL HEIGHT TO SUIT LOCATION OR LEVEL DIFFERENCE 3. ALL APPLICATIONS OF GLAZING TO COMPLY WITH AS1288-2006. . TIMBER FRAMED WINDOWS & DOOR FRAMES, FINISH AS SELECTED. 5. PROVIDE KEYED ALIKE WINDOW & DOOR LOCKS AS REQUIRED. 6. TYPES OF WINDOW OPERATION (EG, SLIDING, AWNING, FIXED) FOR EACH WINDOW & SAMPLE OF HARDWARE TO BE APPROVED BY CLIENT BEFORE ORDER. 7. TYPE OF OBSCURE OR FROSTED GLAZING TO BE SELECTED & APPROVED BY OWNER.

8. REFER TO BASIX CERTIFICATE FOR MINIMUM PERFORMANCE REQUIREMENTS.

9. CONTRACTOR TO PROVIDE A CERTIFICATE OF COMPLIANCE ON COMPLETION.

	DOOR SCHEDULE				
No	Н	W	COMMENTS		
D01	2040	820			
D02	2040	720			
D03	2040	820			
D04	2143	820	CAVITY SLIDING DOOR		
D05	2040	820			
D06	2040	620	2/620 LINEN PRESS DOORS		
D07	2040	820			
D08	2040	820			
D09	2040	820			
D10	2040	820			
D11	2040	820			
D12	2040	720			

	WINDOW SCHEDULE				
No	Н	W	REMARKS		
S01	780	780	VELUX SKYLIGHT AS SELECTED		
S02	1400	550	VELUX SKYLIGHT AS SELECTED		
S03	1400	550	VELUX SKYLIGHT AS SELECTED		
S04	1400	780	'GROUP' AS PER BASIX, VELUX SKYLIGHT AS SELECTED		
S05	1400	780	'GROUP' AS PER BASIX, VELUX SKYLIGHT AS SELECTED		
S06	1400	780	'GROUP' AS PER BASIX, VELUX SKYLIGHT AS SELECTED		
W01	2600	2810	2/820 REBATED FRONT ENTRY DOORS, WITH FIXED SIDE & HIGHLIGHTS		
W02	2250	2410	FACE OF WALL STACK SLIDING DOOR		
W03	1500	1210	LOUVRE, GLAZING AS SELECTED		
W04	1300	1810	LOUVRE, GLAZING AS SELECTED		
W05	2100	520	LOUVRE		
W06	2100	3120	STACK SLIDING DOOR		
W07	2100	3120	STACK SLIDING DOOR		
W08	2100	520	LOUVRE		
W09	2100	1820	SLIDING DOOR		
W10	2400	4810	STACK SLIDING DOOR		
W11	2400	850	LOUVRE		
W12	2400	3400	STACK SLIDING DOOR		
W13	2400	3180	STACK SLIDING DOOR		
W14	2400	3180	STACK SLIDING DOOR		
W15	2400	520	LOUVRE		
W16	1050	2000	LOUVRE		
W17	2100	900	820 TIMBER FRAMED GLASS DOOR		
W18	1300	1810	LOUVRE, GLAZING AS SELECTED		
W19	1300	3000	LOUVRE		
W20	1300	3000	LOUVRE		
W21	1300	3000	LOUVRE		
W22		1160	FIXED GABLE WINDOWS, CHECK SIZE ON SITE		
W23		2290	FIXED GABLE WINDOWS, CHECK SIZE ON SITE		



ROOF PLUMBING/DRAINAGE

PO Box 6081 Pymble NSW 2073 confidential959@yahoo.com.au www.designconfidential.com.au

CONTRACTORS MUST VERIFY ALL DIMENSIONS ON SITE BEFORE STARTING ANY WORK OR PRODUCING ANY SHOP DRAWINGS. FIGURED DIMENSIONS ARE TO BE TAKEN IN PREFERENCE TO SCALE READINGS. THIS DRAWING IS COPYRIGHT AND THE PROPERTY OF DESIGN CONFIDENTIAL.

MR & MRS WHIPP LOT 22 IN DP 527184 60 PRINCE ALFRED PARADE, NEWPORT

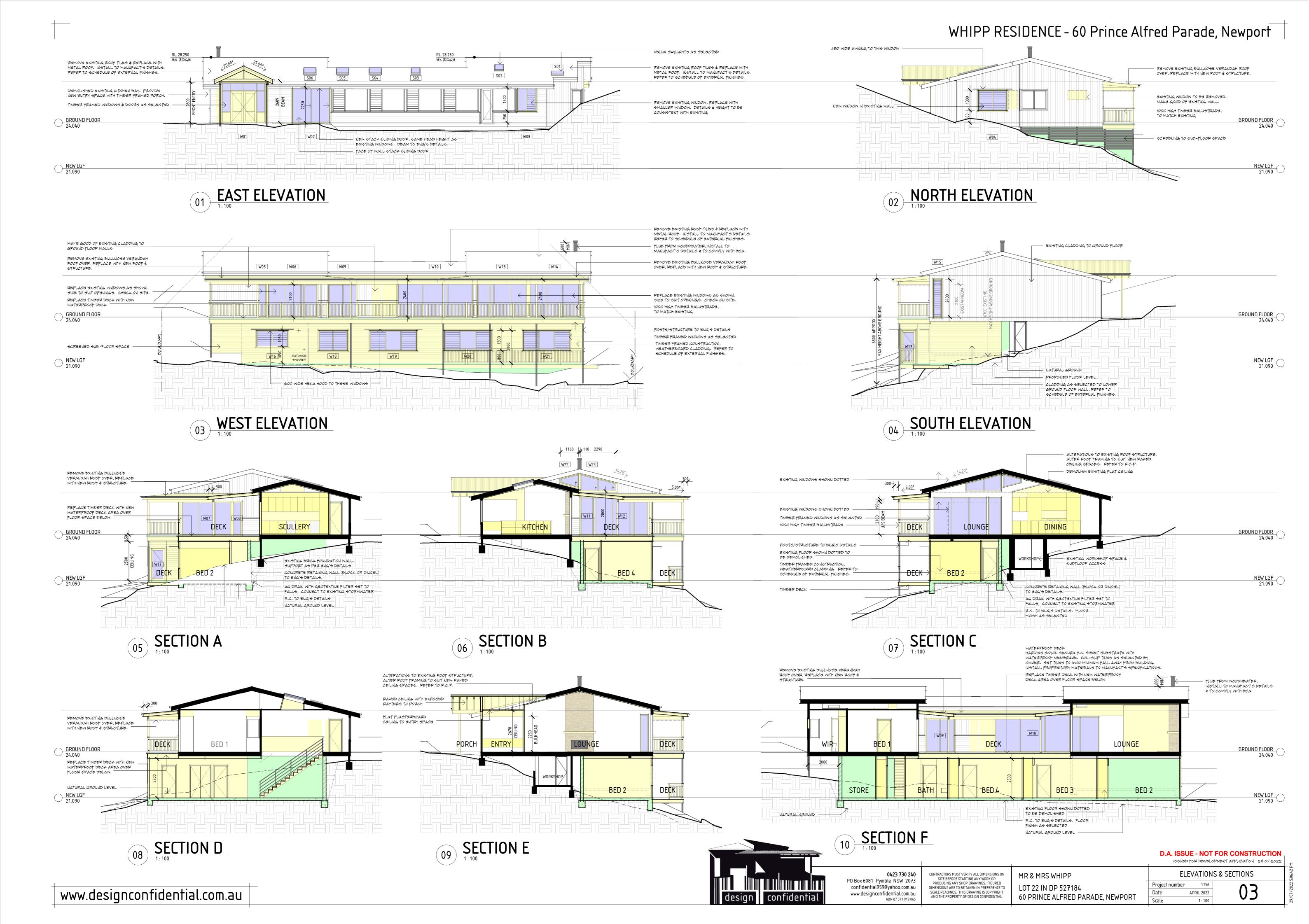
NO CHANGE TO THE LANDSCAPED AREA

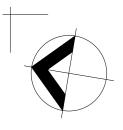
**D.A. ISSUE - NOT FOR CONSTRUCTION** 155UED FOR DEVELOPMENT APPLICATION 29.07.2022

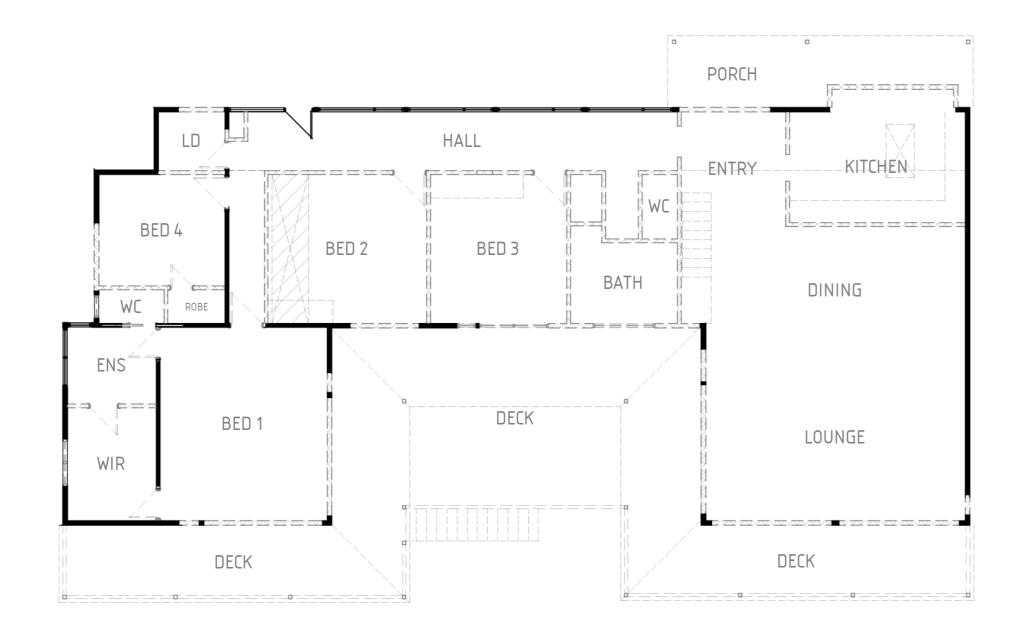
APRIL 2022

1:100

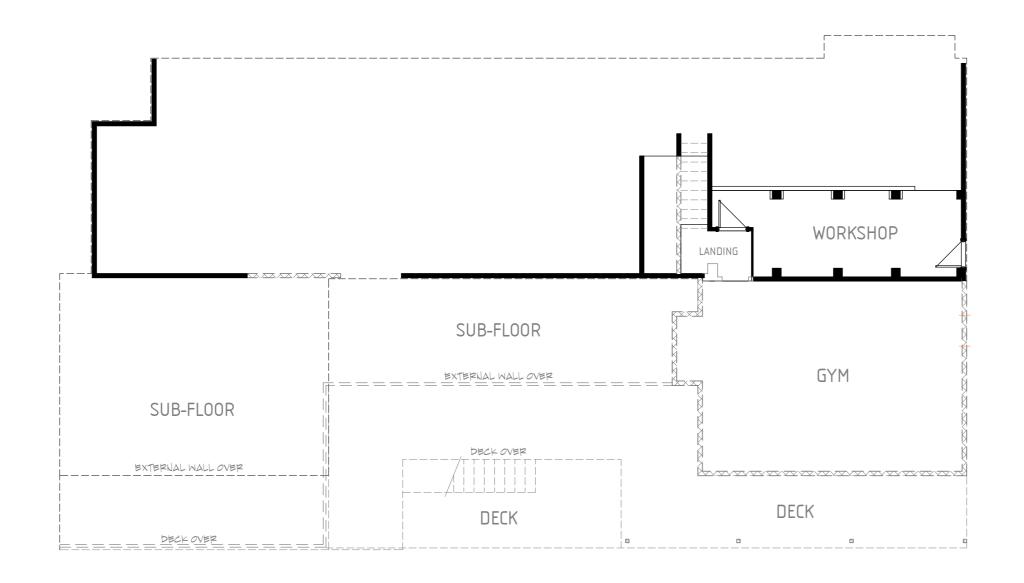
Project number





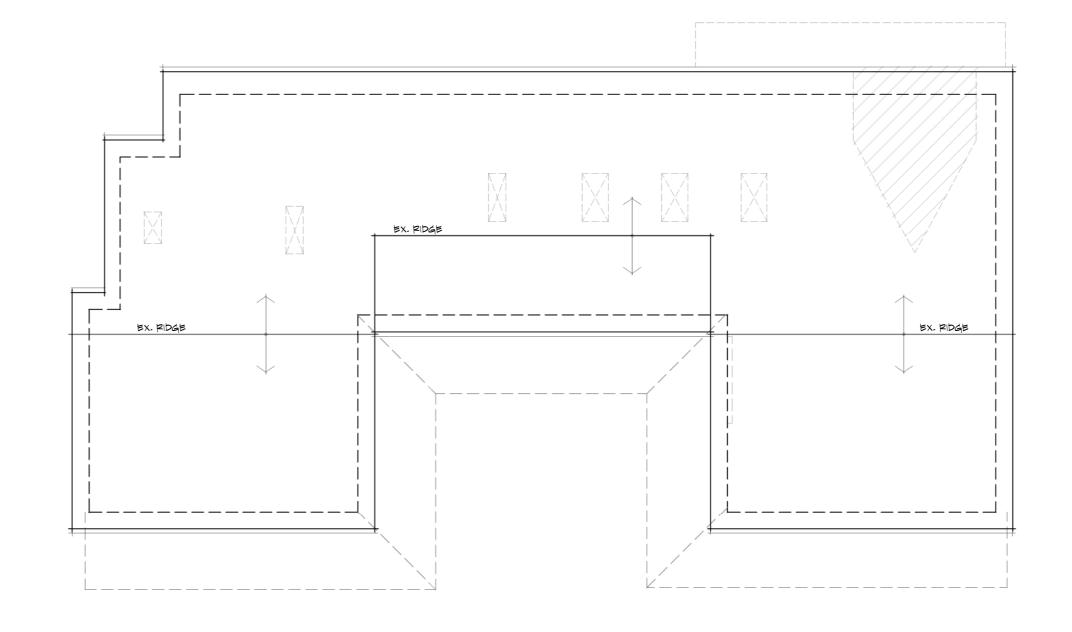


# EXISTING GROUND FLOOR PLAN 1:100



EXISTING LOWER GROUND FLOOR PLAN

1: 100



O3 EXISTING ROOF PLAN

DEMOLITION NOTES

DEMOLITION
THE DEMOLITION WORK SHALL COMPLY WITH THE PROVISIONS OF AUSTRALIAN
STANDARD AS2601:2001 THE DEMOLITION OF STRUCTURES. HAZARDOUS MATERIALS REMOVAL TO AS 2601 clause 1.6.2.

REMOVAL: EXCEPT FOR ITEMS TO BE SALVAGED FOR REUSE IN THE WORKS AND ARE TO BE RETAINED AND MATERIALS TO BE RECYCLED ON SITE, TAKE POSSESSION OF DEMOLISHED MATERIALS AND REMOVE THEM FROM THE SITE. DO NOT BURN OR BURY DEMOLISHED MATERIALS ON THE SITE. RECYCLING: WHERE POSSIBLE, DISMANTLE BUILDING COMPONENTS FOR OFF SITE

RECYCLING. EXISTING BUILDINGS

TEMPORARY SUPPORTS: UNTIL PERMANENT SUPPORT IS PROVIDED, PROVIDE TEMPORARY SUPPORT FOR SECTIONS OF EXISTING BUILDINGS WHICH ARE TO BE ALTERED AND WHICH RELY FOR SUPPORT ON WORK TO BE DEMOLISHED. WEATHER PROTECTION GENERAL: IF WALLS OR ROOFS ARE OPENED FOR ALTERATIONS AND ADDITIONS, OR THE

SURFACES OF ADJOINING BUILDINGS ARE EXPOSED, PROVIDE TEMPORARY COVERS TO PREVENT WATER PENETRATION. RE-USE: PROVIDE COVERS TO PROTECT EXISTING PLANT EQUIPMENT AND MATERIALS INTENDED FOR RE-USE.

GENERAL: IF WALLS OR ROOFS ARE OPENED FOR ALTERATIONS OR ADDITIONS, PROVIDE SECURITY AGAINST UNAUTHORISED ENTRY.

EXISTING SERVICES - IF THE SERVICE IS TO BE CONTINUED, REPAIR, DIVERT OR RELOCATE.

- IF THE SERVICE IS TO BE ABANDONED, REMOVE REDUNDANT PARTS AND MAKE SAFE.

GENERAL CONSTRUCTION NOTES:

Project number

ALL WORK TO COMPLY WITH BUILDING CODE OF AUSTRALIA, REQUIREMENTS OF RELEVANT STATUTORY AUTHORIES, COUNCIL, AND ALL RELEVANT AUSTRALIAN STANDARDS. BUILDER TO ENSURE COMPLIANCE WITH WORKCOVER REQUIREMENTS. PLANS TO BE READ IN CONJUNCTION WITH SPECIFICATION & STRUCTURAL ENGINEERS DRAWINGS. WHEN PROPRIETARY PRODUCTS ARE REFERRED TO, INSTALL IN ACCORDANCE WITH THE MANUFACTURES SPECIFICATIONS. ALL LEVELS (R.L.'S) SHOWN ARE FINISHED LEVELS. BUILDER TO ALLOW FOR SET DOWNS AS REQUIRED. CHECK ALL DIMENSIONS ON SITE PRIOR TO CONSTRUCTION. REPORT ALL DISCREPANCIES AND OMISSIONS TO DESIGN



ABN 87 371 919 065

APRIL 2022

1:100

### **Waste Management Plan**

For Mr & Mrs Whipp

At 60 Prince Alfred Parade, Newport

#### **Description of project**

Alterations & additions to an existing residence. Includes demolition works associated with the proposed building works.

The details provided on this form are the intentions for managing waste relating to this project. Quantities are an estimate. This waste management plan to be read in conjunction with specification & architectural plans.

Prepared by
Dean Maher - Design Confidential - phone 0423 730 240
D.A Issue - 26.07.2022

#### **SECTION ONE - DEMOLITION STAGE**

MATERIALS ON SITE		DESTINATION					
REUSE AND RECYCLING			CLING	DISPOSAL			
TYPE OF MATERIAL	ESTIMATED VOLUME (M3)	ON-SITE  *Specify proposed reuse or on-site recycling methods *see Page 18 for suggestions	OFF-SITE *Specify contractor and recycling outlet	*Specify contractor and landfill site			
Excavation Material	90		Exported to a Waste management Centre	Waste Management Centre			
Green Waste				Waste Management Centre			
Bricks	4		Exported to a Waste management Centre	Waste Management Centre			
Concrete	2		Exported to a Waste management Centre	Waste Management Centre			
Timber – Please specify:	10		Exported to a Waste management Centre	Waste Management Centre for reuse or recycle			
Plasterboard	3		Exported to a Waste management Centre	Waste Management Centre for reuse or recycle			
Metals – Please specify:	1		Sorted for scrap metal	Waste Management Centre for reuse or recycle			
Other – Please specify:							

#### **SECTION TWO – CONSTRUCTION STAGE**

MATERIALS ON SITE		DESTINATION					
		REUSE AND RECYC	DISPOSAL				
EXPECTED WASTE MATERIALS	ESTIMATED VOLUME (M3)	ON-SITE  *Specify proposed reuse or on-site recycling methods *see Page 18 for suggestions	OFF-SITE *Specify contractor and recycling outlet	*Specify contractor and landfill site			
Excavation Material	minimal		Mixed waste bin	Waste Management Centre			
Green Waste							
Bricks	minimal		Mixed waste bin	Waste Management Centre for reuse or recycle			
Concrete	minimal		Mixed waste bin	Waste Management Centre for reuse or recycle			
Timber – Please specify:	minimal		Mixed waste bin	Waste Management Centre for reuse or recycle			
Plasterboard	minimal		Mixed waste bin	Waste Management Centre for reuse or recycle			
Metals – Please specify:	minimal		Sorted for scrap metal	Waste Management Centre for reuse or recycle			
Other – Please specify:							

## NOTE – ALL WASTE TRANSPORTERS, WASTE RECYCLERS AND WASTE CENTRES AS PER NSW WASTE BOARD DIRECTORY <a href="https://www.wasteboards.nsw.gov.au">www.wasteboards.nsw.gov.au</a>

#### SECTION THREE – USE OF PREMISES

TYPE OF WASTE TO BE GENERATED	EXPECTED VOLUME PER WEEK	PROPOSED ON-SITE TREATMENT AND STORAGE FACILITIES	DESTINATION
Please specify, eg. glass, paper, food waste, off-cuts	Litres or M3	Please specify, eg. waste storage and recycling area, garbage chute, on-site composting, compaction equipment.	Recycling Disposal Specify Contractor
General residential waste		Council supplied waste bins (general waste, recycling and green waste).	Council collection

#### **SECTION FOUR - ON GOING MANAGEMENT**

Describe how you intend to ensure on-going management of waste on site (eg. lease conditions, care taker manager on site). The proposal is for alterations & additions to an existing dwelling, current waste management and recycling practices will be applied.

#### Schedule of external finishes

Proposed additions and alterations to residence at **60 Prince Alfred Parade, Newport** 

Prepared by design confidential 03.08.2022 - D.A. Issue



#### **New Roof**

Corrugated Colorbond Roofing, profile to be selected to suit pitch, colour to be Colorbond Shale Grey.( above ). Colorbond Shale Grey is classified as having SA 0.43 and BCA of M (Medium). To replace existing concrete tiles in black and Colorbond verandah Roof in monument.

**Gutters** Colorbond Shale Grey (above)



Posts, Door & Window frames, Dulux Vivid White to match existing.



Entry Door, Dulux Domino or similar. ( Above )



#### Weatherboard cladding

James Hardie Linea 180mm weatherboard (left), painted to match existing in Dulux Snowy Mountains similar to this example (See Above).



#### **External Front Terrace and Upstairs Rear Verandah**

Split face limestone or sandstone paving to be selected, similar to this example.



**Ground floor decking** Hardwood,oiled finish.