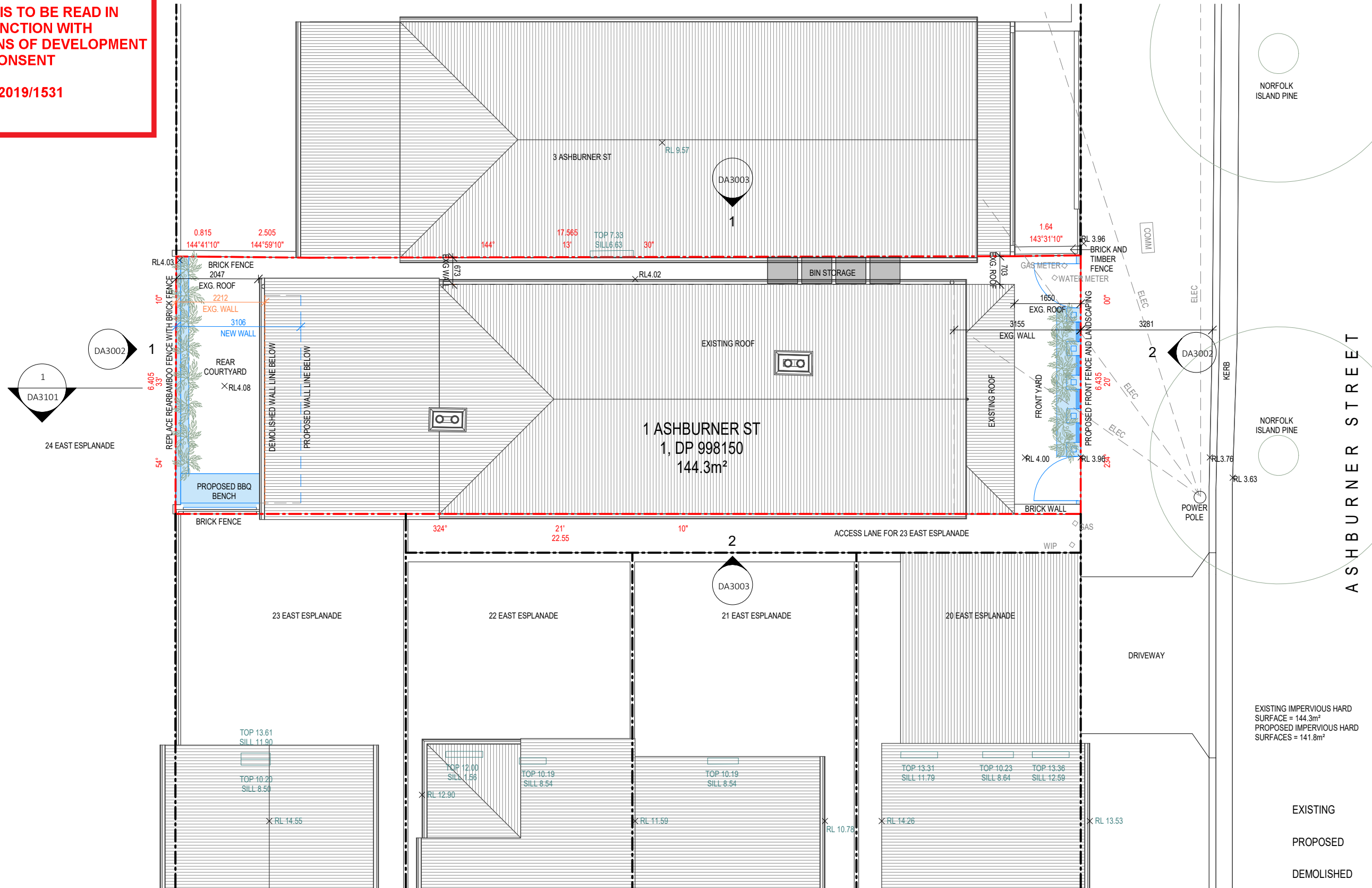




DA2019/1531



Architect
Robert Harrison
Registration
9577

Client
Modern Vista Pty Ltd

Project Address
1 Ashburner St Manly

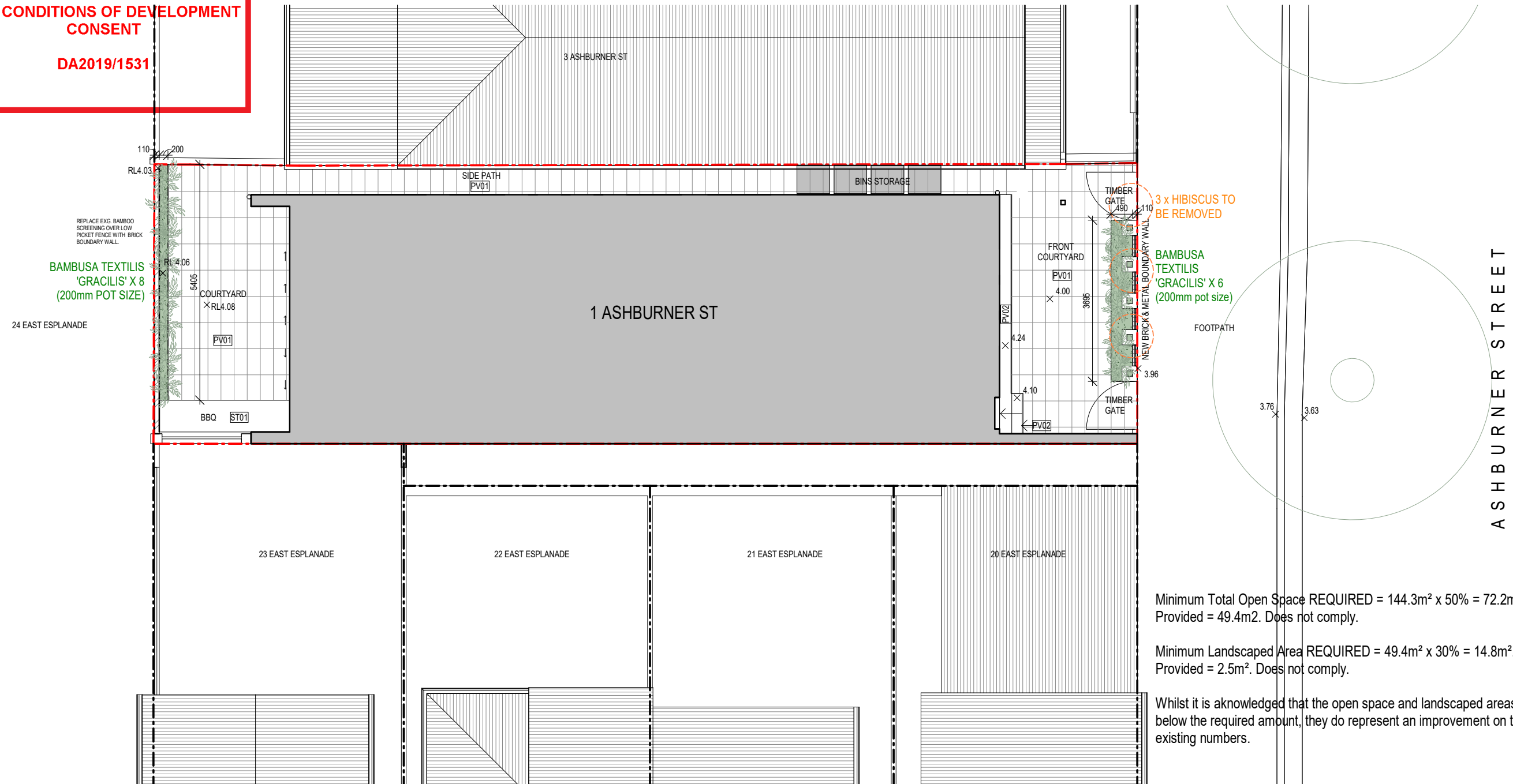


Drawing No.	Issue	Date
DA1111	1	23.12.19
Drawing Status	Scale	
Not for construction	1:100 @ A3	

 northern
beaches
council

**THIS PLAN IS TO BE READ IN
CONJUNCTION WITH
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CONSENT**

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Minimum Total Open Space REQUIRED = $144.3\text{m}^2 \times 50\% = 72.2\text{m}^2$.
Provided = 49.4m^2 . Does not comply.

Minimum Landscaped Area REQUIRED = $49.4\text{m}^2 \times 30\% = 14.8\text{m}^2$.
Provided = 2.5m^2 . Does not comply.

Whilst it is acknowledged that the open space and landscaped areas are below the required amount, they do represent an improvement on the existing numbers.



EXTERNAL FINISHES



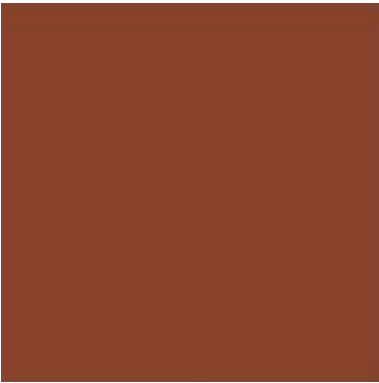
TM01
TIMBER BATTEN ENTRY GATE



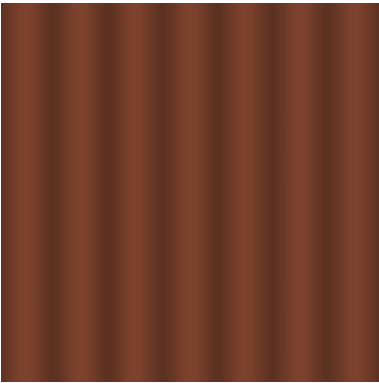
BR01
BRICK TO MATCH EXISTING



BR02
RENDERED BRICK. WHITE



MT01
METAL ROOF TRIM TO
MATCH EXISTING



MT02
METAL ROOF TO MATCH
EXISTING



MT03
STEEL FENCE.
MUROBOND
BRIDGE PAINT.
TITANIUM



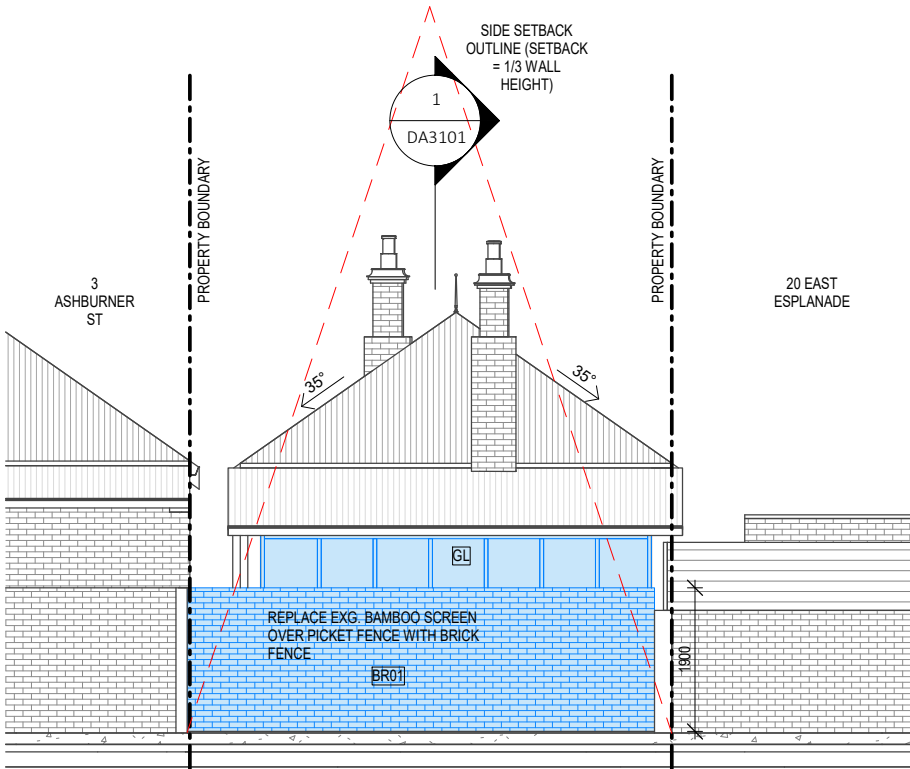
PV01
LIMESTONE
PAVING



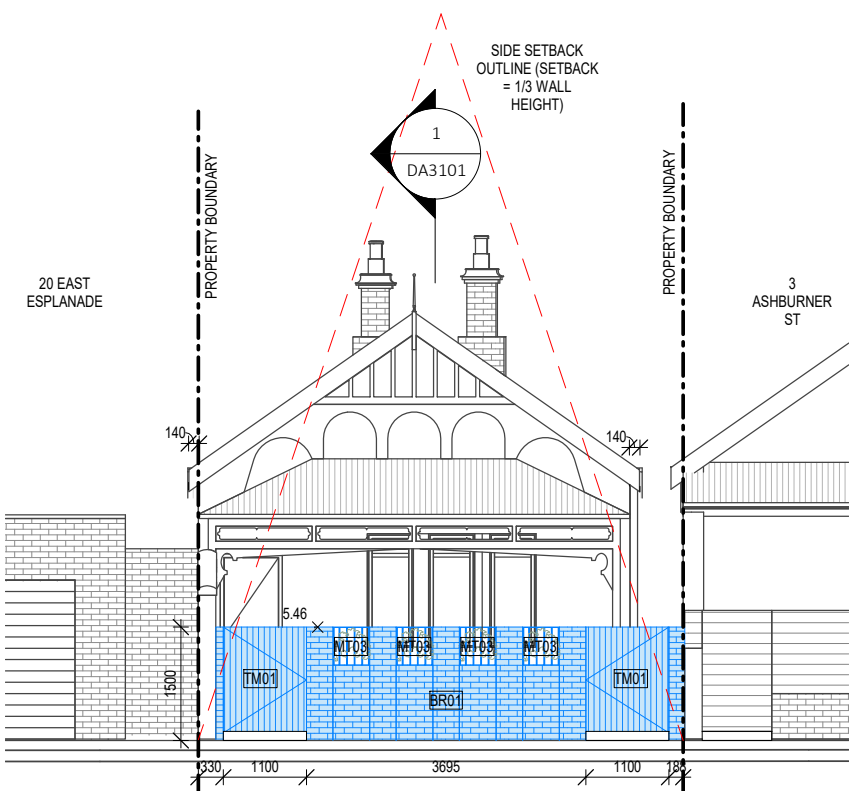
northern
beaches
council

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DA2019/1531



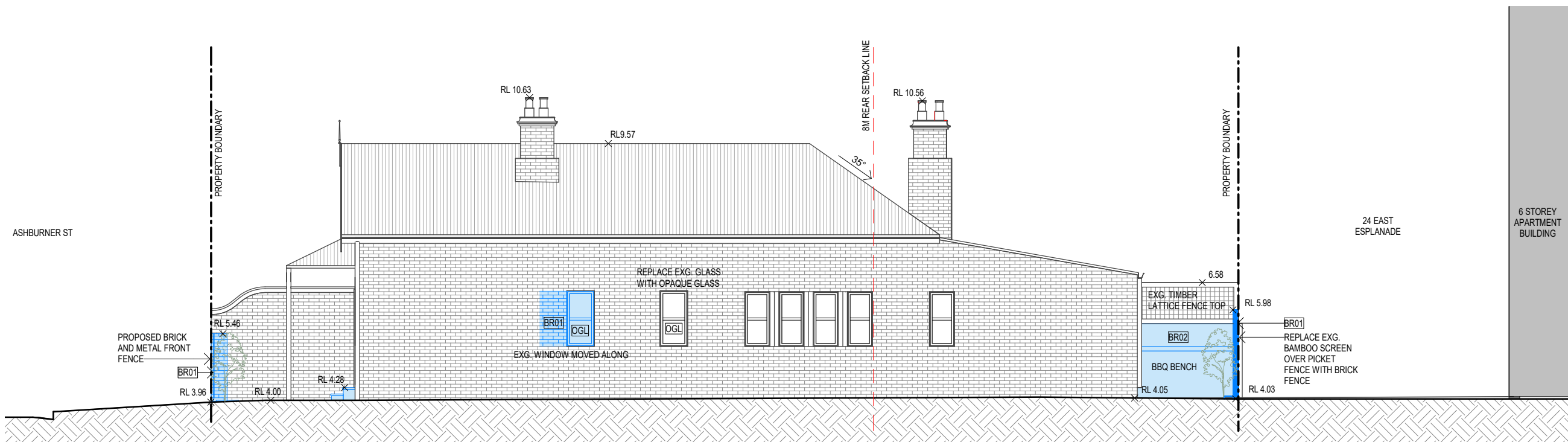
1 NORTH ELEVATION
1 : 100



2 SOUTH ELEVATION
1 : 100

- FINISHES**
- BR01 BRICK TO MATCH EXISTING
 - BR02 RENDERED BRICK TO MATCH EXISTING
 - MT01 METAL. TO MATCH EXISTING
 - MT02 CORRUGATED ROOFING. TO MATCH EXISTING
 - MT03 METAL FENCE PANEL
 - PV01 LIMESTONE PAVING
 - TM01 TIMBER PANELS
 - TL02 TIMBER FLOOR. TO MATCH EXISTING.
 - ST01 STONE BENCHTOP
 - GL GLASS. REFER TO BASIX CERTIFICATE
 - OG OPAQUE GLASS. REFER TO BASIX CERTIFICATE

- EXISTING
- PROPOSED
- DEMOLISHED



FINISHES

BR01	BRICK TO MATCH EXISTING
BR02	RENDERED BRICK TO MATCH EXISTING
MT01	METAL TO MATCH EXISTING
MT02	CORRUGATED ROOFING TO MATCH EXISTING
MT03	METAL FENCE PANEL
PV01	LIMESTONE PAVING
TM01	TIMBER PANELS
TL02	TIMBER FLOOR TO MATCH EXISTING
ST01	STONE BENCHTOP
GL	GLASS. REFER TO BASIX CERTIFICATE
OG	OPAQUE GLASS. REFER TO BASIX CERTIFICATE

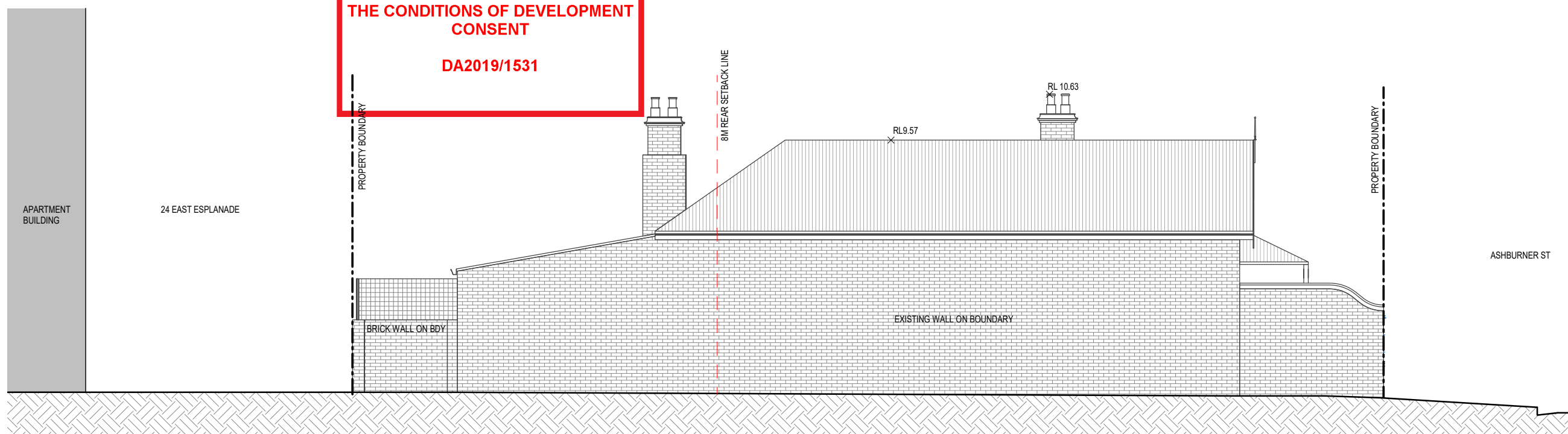
1 EAST ELEVATION

1 : 100



**THIS PLAN IS TO BE READ IN
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CONSENT**

DA2019/1531



2 WEST ELEVATION

1 : 100

- EXISTING
- PROPOSED
- DEMOLISHED