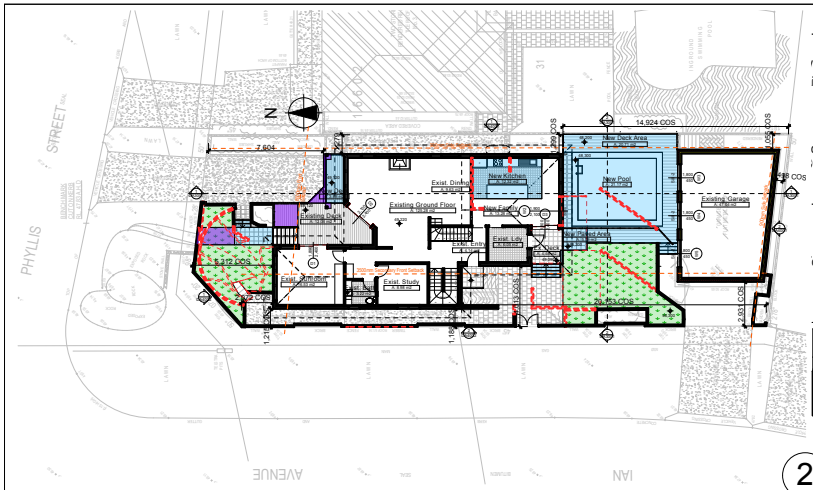
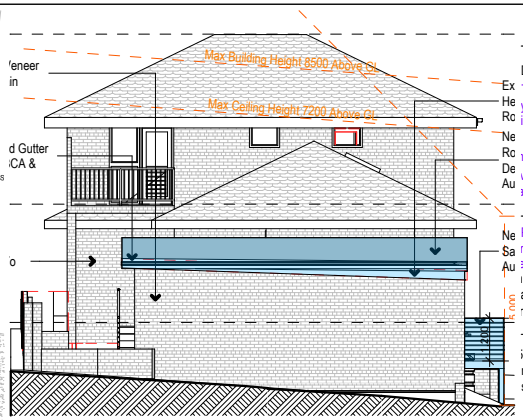
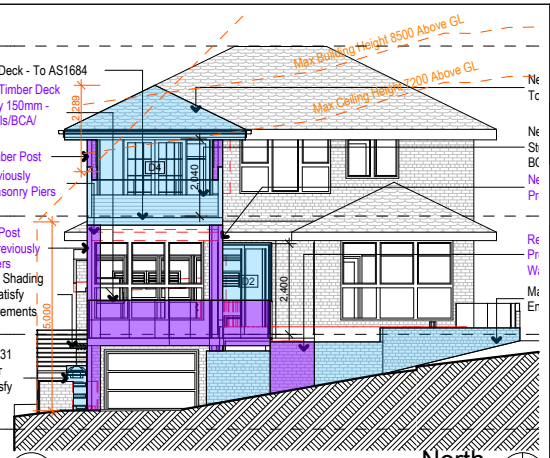


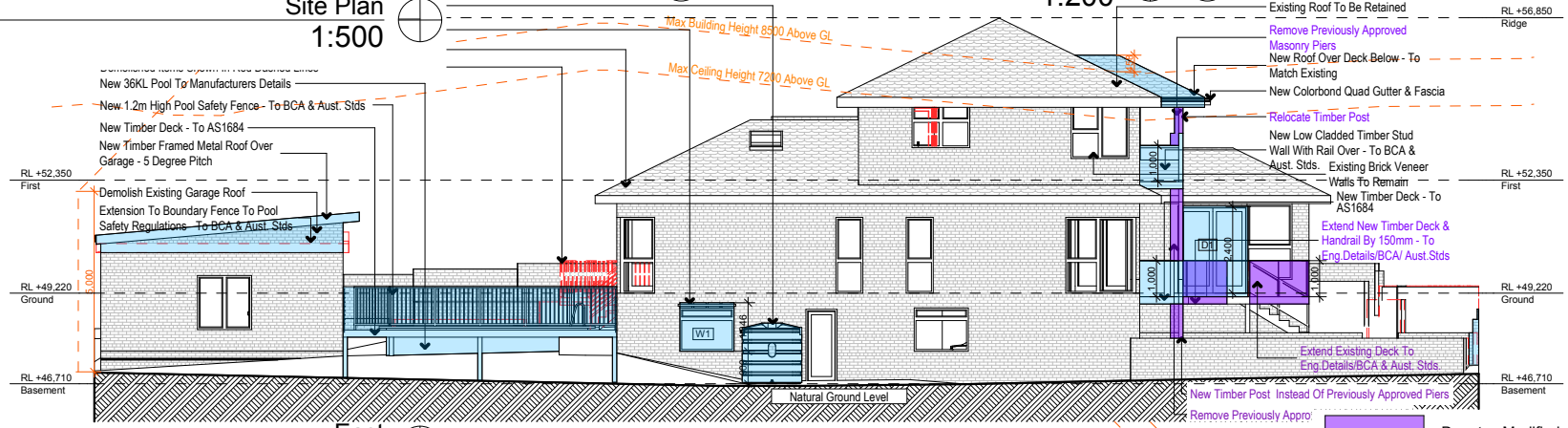
1 Site Plan 1:500



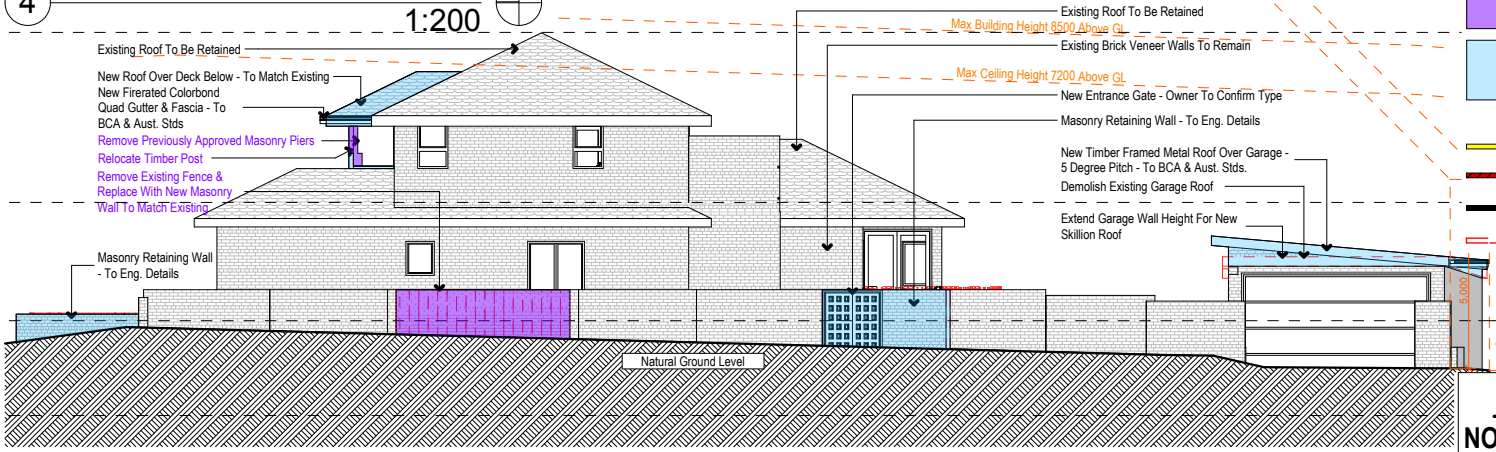
2 South 1:200



3 North 1:200



4 East 1:200



5 West 1:200

Denotes Modified Works

Denotes Approved Works Under DA2013/1038

Wall Legend

- Denotes New Timber Framed Wall/Floor
- Denotes New Masonry Wall
- Denotes Existing Wall
- Denotes Demolished Wall

DA MOD ONLY
NOT FOR CONSTRUCTION

These plans are for DA Mod. Application purposes only. These plans are not to be used for construction certificate purposes without written permission of Rapid Plans

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NOTES

1 Phyllis Street, Curl Curl is zoned R2 Low Density Residential
All Plans to be read in conjunction with Basix Certificate
New Works to be constructed shown in Shaded/Blue
1 Phyllis Street, Curl Curl is not considered a heritage item

Construction

Masonry Retaining & Brick Veneer Walls
Framed Tiled Pitched & Metal Sheet Roofs
Brick Veneer Walls To Be Of R1.7 Insulation
Timber Framed Pitched Tiled Roofs To Be Of R0.95 Insulation With 75mm Foil Backed Blankets
Timber Framed Metal Sheet Roofs To Be Of R1.24 With 75mm Foil Backed Blankets
Refer to Engineers drawings for structural details
All work to Engineers Specification and BCA
Timber framing to BCA and AS 1684
Termite Management to BCA and AS 3660.1
Glazing to BCA and AS01288-2047
Waterproofing to BCA and AS 3740
New Lighting to have minimum of 40% compact fluorescent lamps
All workmanship and materials shall be in accordance with the requirements of Building Codes of Australia.

Basix

Basix Certificate Number A168104
All Plans to be read in conjunction with Basix Certificate
The applicant must construct the new or altered construction (floor(s), walls, and ceilings/roofs) in accordance with the specifications listed in the table below, except that a) additional insulation is not required where the area of new construction is less than 2m2, b) insulation specified is not required for parts of altered construction where insulation already exists.

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

For projections described in millimetres, the leading edge of each eave, pergola, verandah, balcony or awning must be no more than 500 mm above the head of the window or glazed door and no more than 2400 mm above the sill.

Overshadowing buildings or vegetation must be of the height and distance from the centre and the base of the window and glazed door.

The builder shall check and verify all dimensions and verify all errors and omissions to the Designer. Do not scale the drawings. Drawings shall not be used for construction purposes until issued by the Designer for construction.

Client
Jeremy Coleman
Project Name
Alterations & Additions
1 Phyllis Street, Curl Curl
2096
Lot 32 D.P16602

Drawing Title:
Site Plans - A4 Notification Plan
Site Plan, East, South, West, North

Scale: A4 as noted	Date: 19-11-2014
Status: DA Mod	Checked By: GBJ
Project No: **RP0513COL**	Drawing No. **DA1001**