

78 HUDSON PARADE DEVELOPMENT APPLICATION

78 HUDSON PARADE, CLAREVILLE NSW 2107

property description:

site: Lot 2 DP 221631
number: 78
street: HUDSON PARADE
locality: NORTHERN BEACHES, SYDNEY



Notes for Solid Fuel Heater

For details of the solid fuel heater flue dimensions including proximity to neighbouring properties refer to DA03 and DA08.

Neighbouring dwellings should not be affected significantly by the heater as the chimney protrudes well beyond the ridge-line of the closest neighbour (no 80) and is not in the immediate vicinity of habitable areas. Refer to the letter of compliance from installer [Armanno building services]

Smoke down draught will be avoided due to the long length of the flue (over 9m) and through use of an Anti Down Draught storm Cowl. Furthermore, no trees will be over-bearing the flue. Refer to the supporting certificates and documentation for more information.

DRAWING SCHEDULE

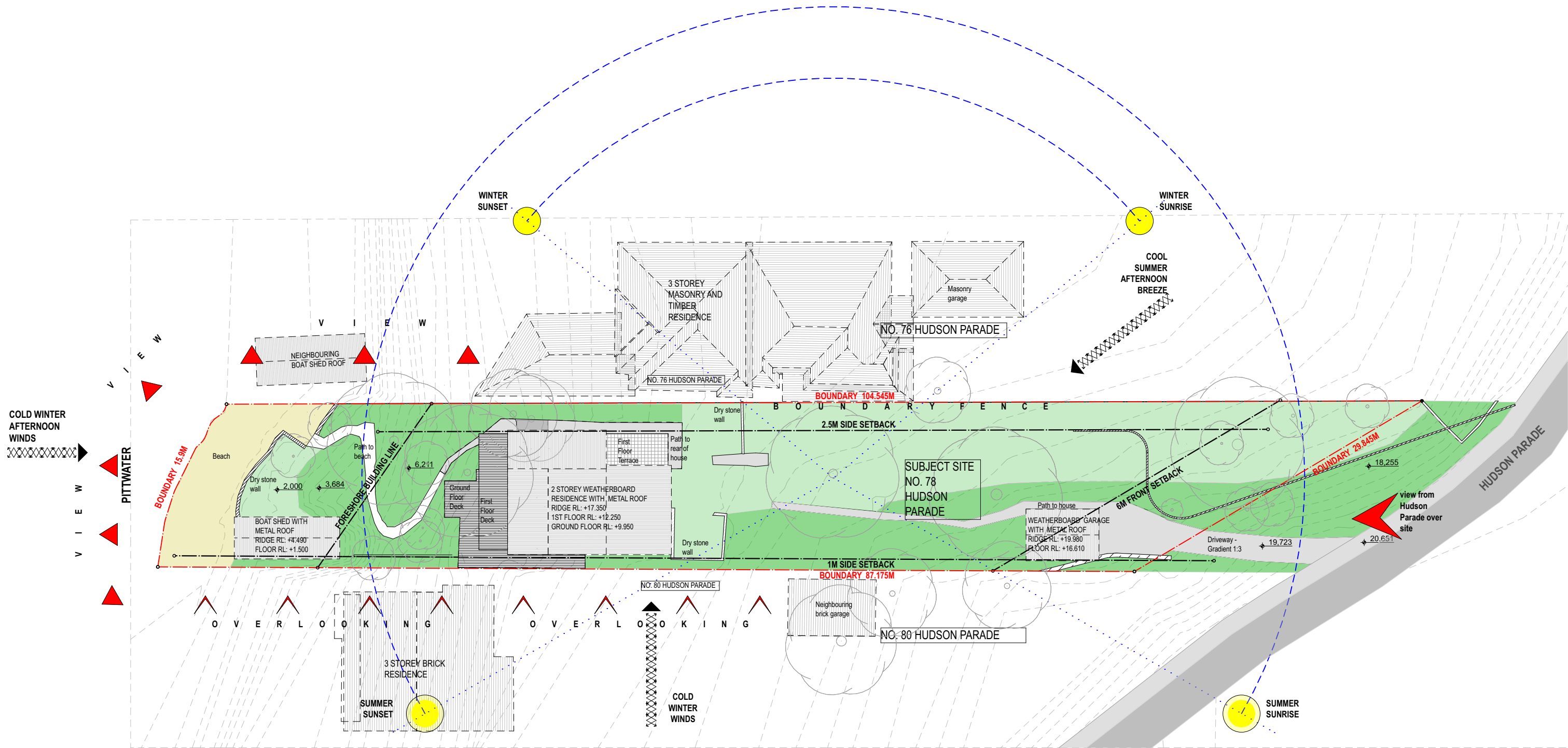
Sheet No. Sheet Name

DA00	COVER PAGE
DA01	SITE ANALYSIS PLAN
DA02	DEMOLITION PLAN
DA03	PROPOSED ROOF PLAN
DA04	PROPOSED LOWER GROUND FLOOR PLAN
DA05	PROPOSED GROUND FLOOR PLAN
DA06	PROPOSED FIRST FLOOR PLAN (EAST)
DA07	PROPOSED FIRST FLOOR PLAN
DA08	PROPOSED WEST ELEVATION
DA09	PROPOSED NORTH ELEVATION
DA10	PROPOSED EAST ELEVATIONS
DA11	PROPOSED SOUTH ELEVATION
DA12	SHORT SECTIONS
DA13	LONG SECTION
DA14	CERTIFIED SHADOW DIAGRAMS
DA15	SHADOWS NEIGHBOUR PROJECTION
DA16	VIEW LOSS ANALYSIS FROM NO 80
DA17	PHOTO MONTAGE FROM PITTWATER
DA18	LANDSCAPE CALCULATIONS
DA19	SCHEDULE OF COLOURS AND MATERIALS
DA20	NOTIFICATION PLAN AND ELEVATIONS
DA21	NOTIFICATION ELEVATIONS

Key

c	concrete
cr	cement render
ct	ceramic tile
ctw	charred timber weatherboards
cts	charred timber screen
ex	existing
ff	fireplace flue
fp	fireplace
ftw	fixed timber window
gpf	glass pool fence
hr	handrail
lw	louvre window
mr	metal roofing
otw	operable timber window
pv	photovoltaic cells
rw	retaining wall
tc	timber column
ts	timber sleeper
sc1	stone cladding 1
sc2	stone cladding 2
sf	steel fence
sky	skylight
smg	steel mesh grid
st	stone tile
stc	steel column
std	sliding timber door
sw	shugg window
td	timber decking
tb	timber boards

rev.	date	description	<div>marker.</div> <div>Architecture & Design 111 Flinder Street, Surry Hills NSW 2010 ABN: 12 624 281 858 www.markerarchitecture.com.au</div>	<div>Dimensions shall not be obtained by scaling. All dimensions are in millimeters unless noted otherwise.</div>	<div>1801_Clareville House</div> <div>78 Hudson Parade, Clareville NSW 2107</div> <div>Owner: Pam & Danny Nemeny</div>	NOT FOR CONSTRUCTION.			N/A	Development Application	01	DA00	COVER PAGE	1801	A3	N/A
	04.09.18	For Pre-DA													Sheet Size	drawing scale(s)
	16.11.18	For Review													19/2/19	21
	23.01.19	For Review													drawn date	drawn
	19.02.19	For DA													checked: BN	sheets in set
Project North		drawing issue		revision		drawing number		drawing title		drawing job number		local council: Northern Beaches Council		drawn:		



Site Plan Legend:

	Site boundary		Lawn
	Site setbacks		Landscaping
	Sun path		Sand
	Existing building line		Pool
	Building height control		External decking
	Existing building footprint		External stone paving
	Element over		Existing endemic trees

rev.	date	description
	04.09.18	For Pre-DA
	16.11.18	For Review
	23.01.19	For Review
	19.02.19	For DA

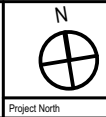
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ABN: 12 624 281 858
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1801 Clareville House
78 Hudson Parade, Clareville
NSW 2107
Owner:
Pam & Danny Nemeny

NOT FOR CONSTRUCTION.



Development
Application

drawing issue

02

revision

DA01

drawing number

SITE ANALYSIS PLAN

drawing title

1801

drawing job number

A3

Sheet Size

19/2/19

drawn date

BN

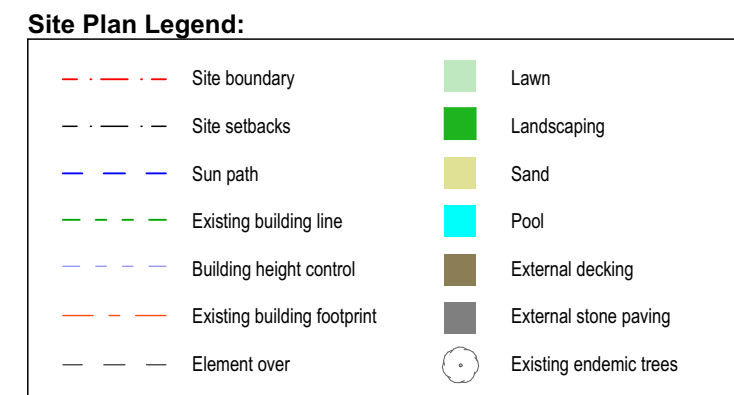
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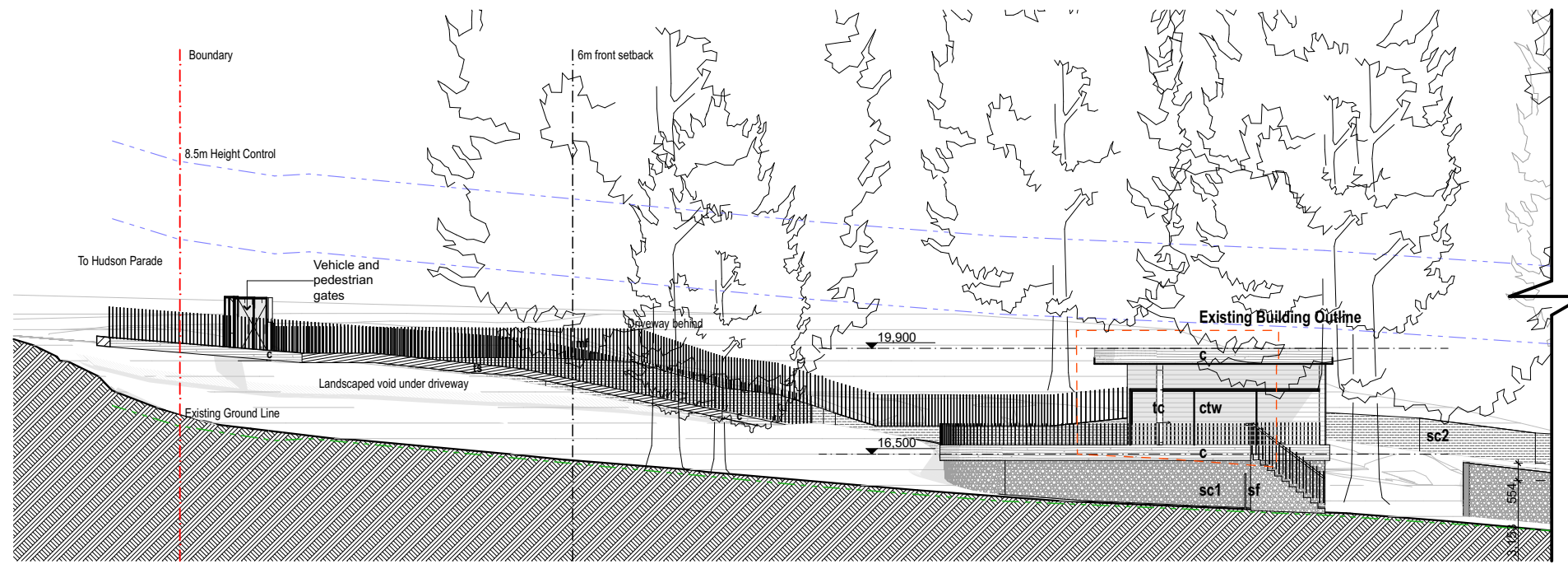
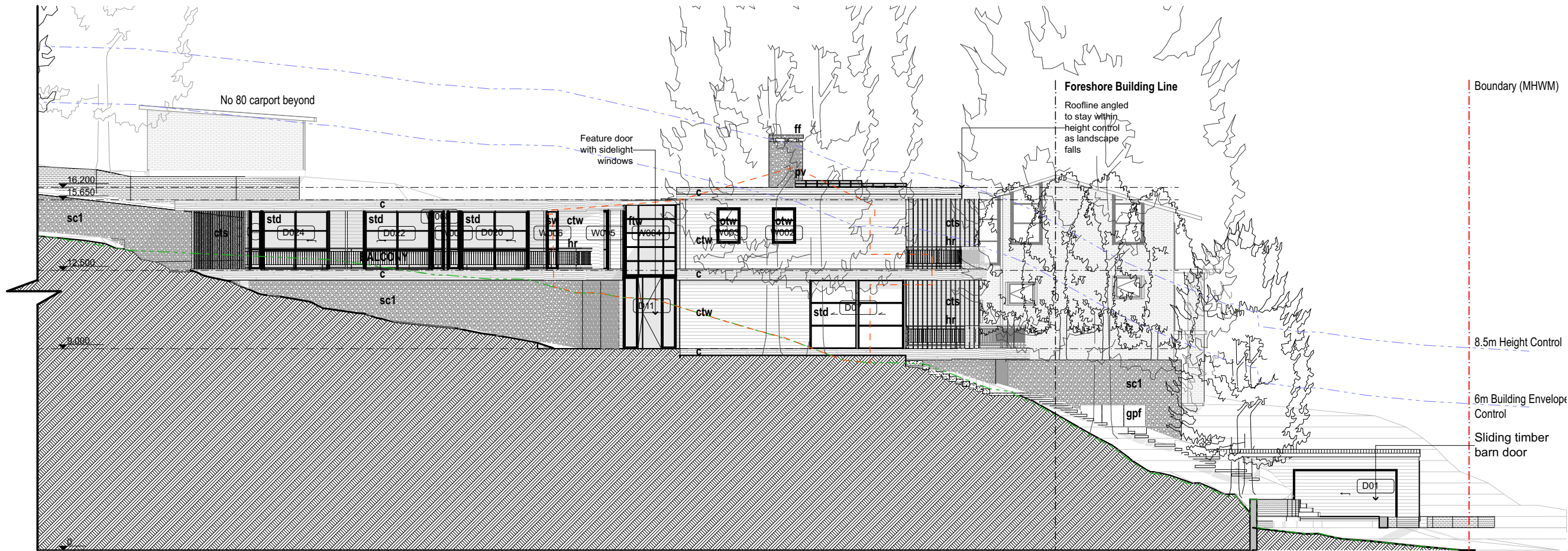
drawing scale(s)

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sheets in set

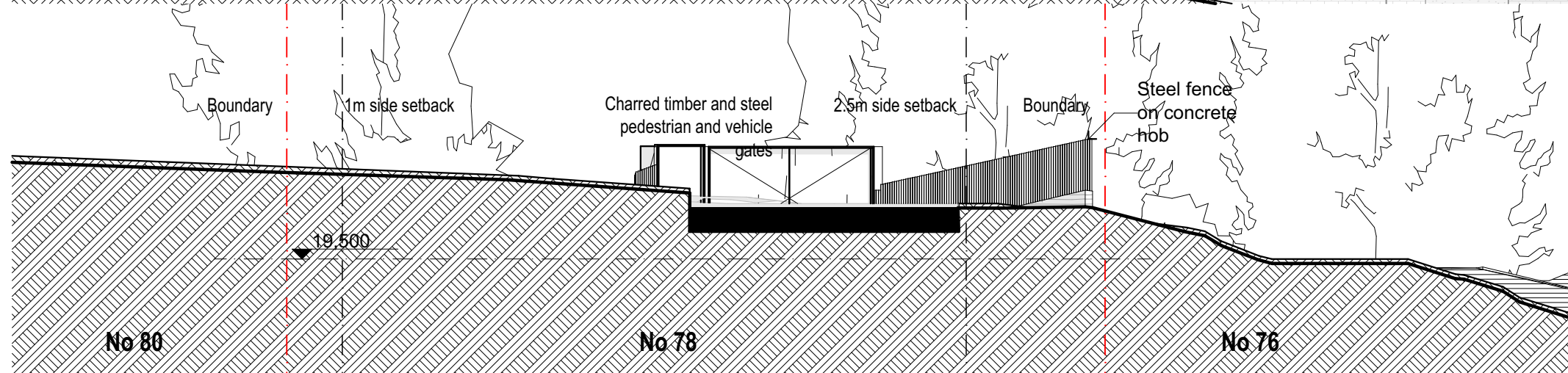
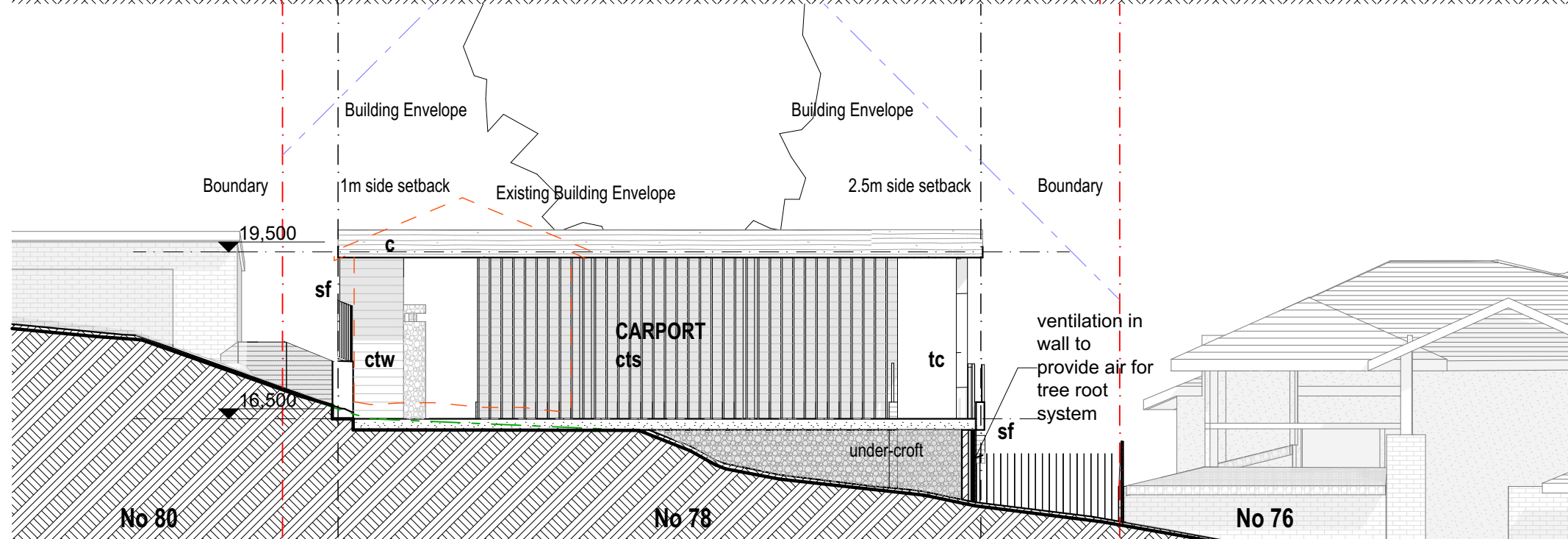
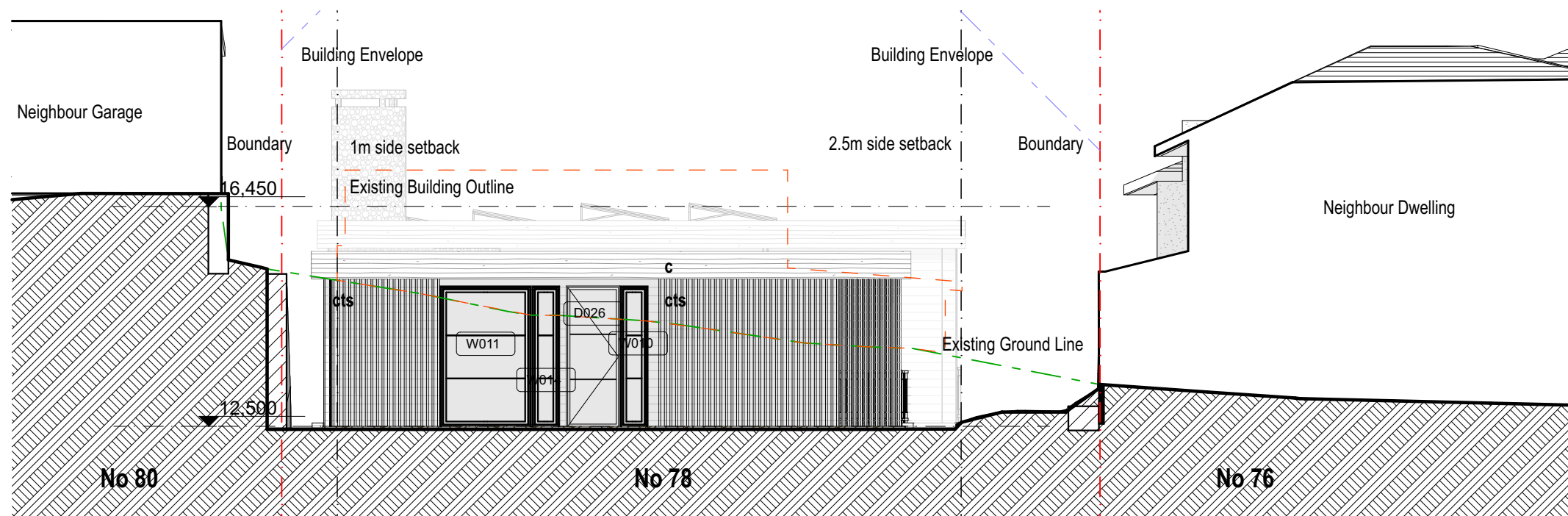


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










Site Plan Legend:	
	Site boundary
	Site setbacks
	Sun path
	Existing building line
	Building height control
	Existing building footprint
	Element over
	Lawn
	Landscaping
	Sand
	Pool
	External decking
	External stone paving
	Existing endemic trees

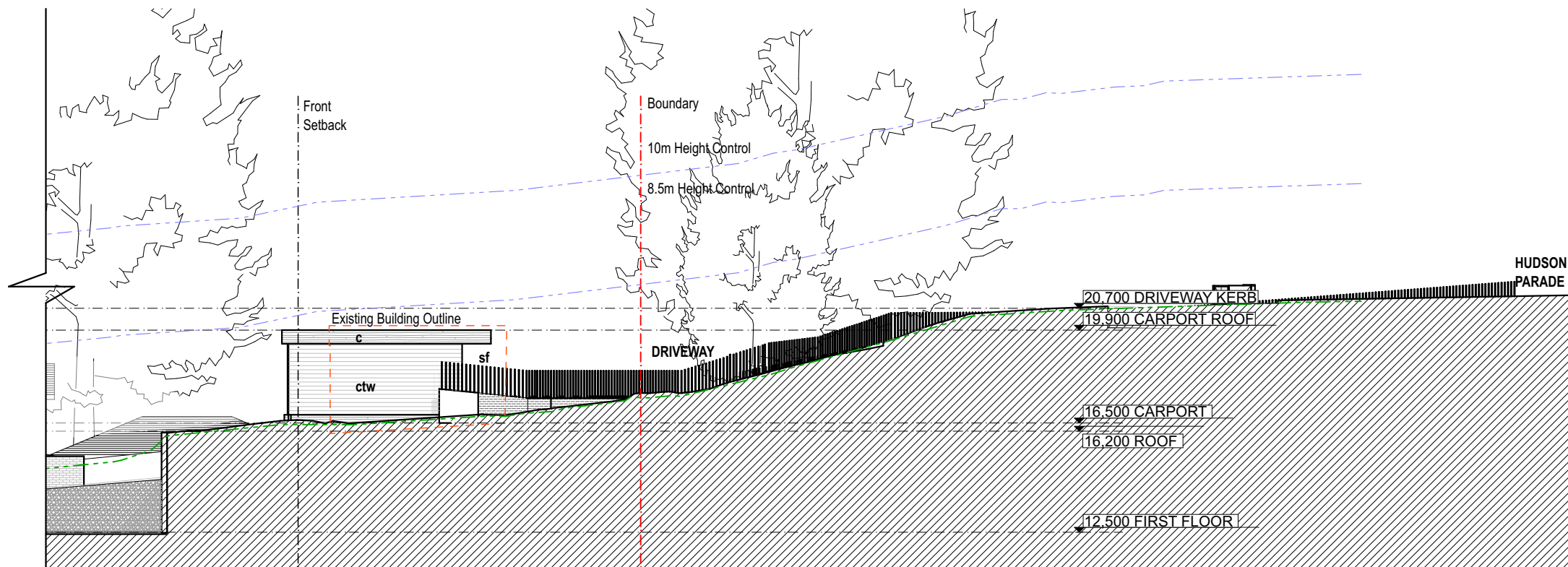
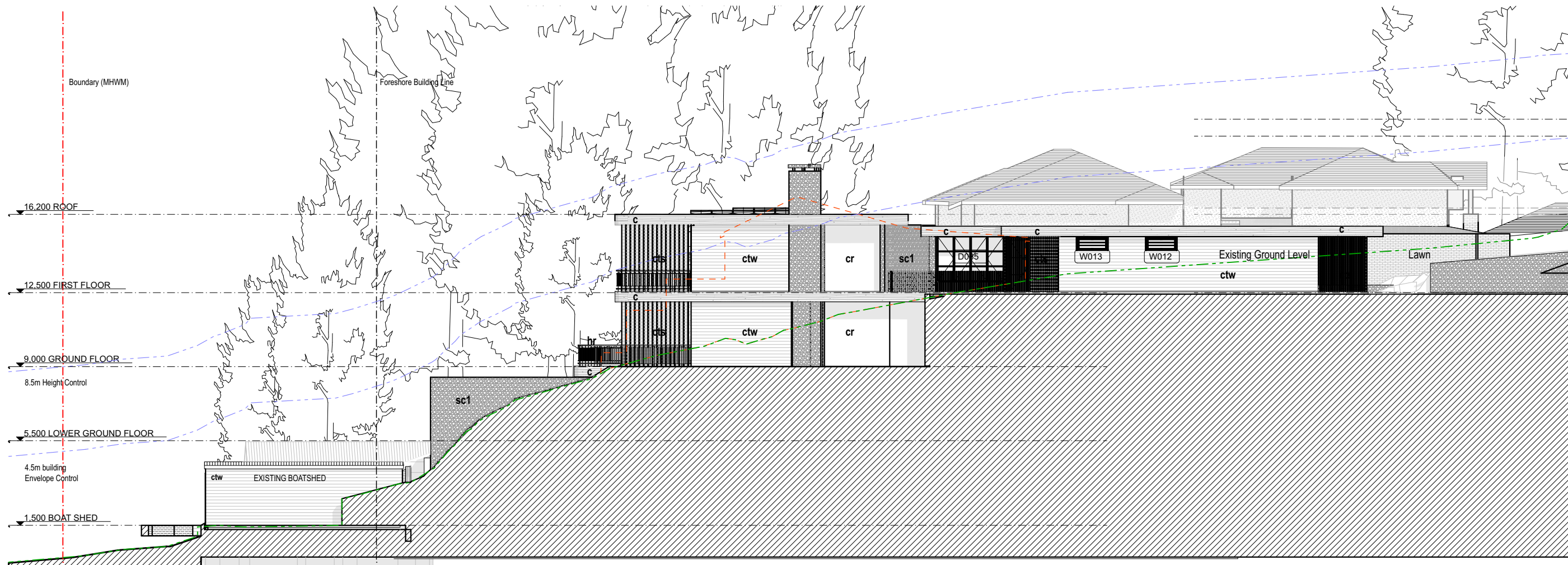
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	19.02.19	For DA												
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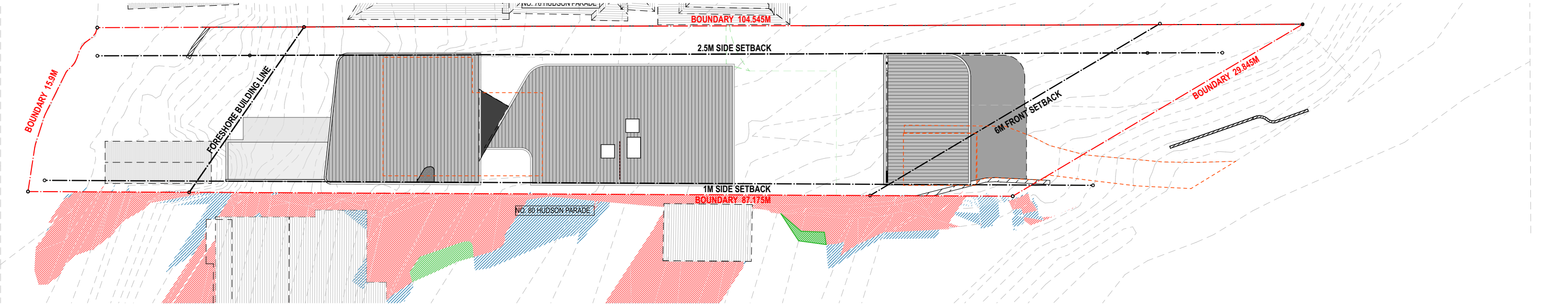
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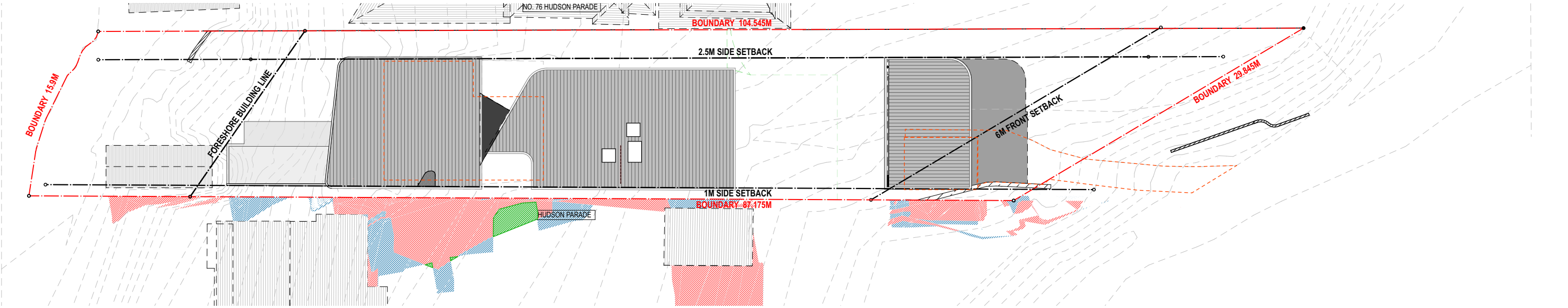


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	Site boundary
	Site setbacks
	Sun path
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	Building height control
	Existing building footprint
	Element over
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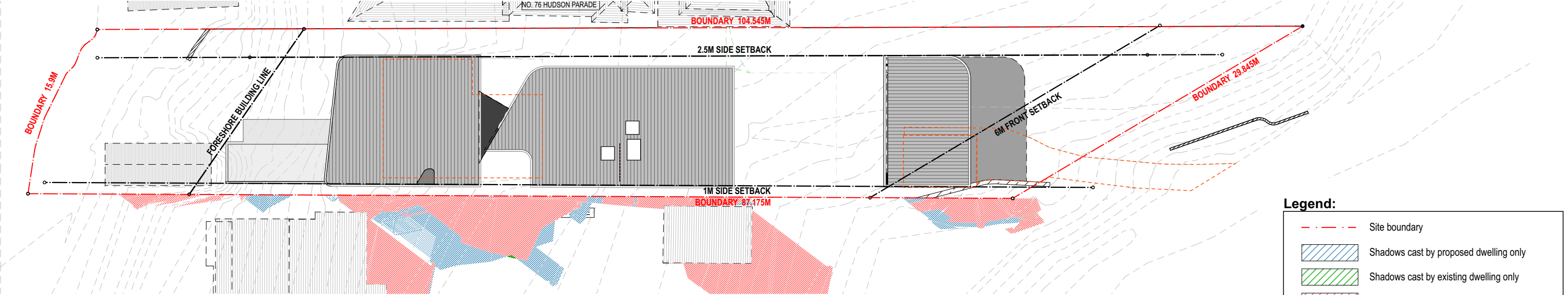
rev.	date	description	marker. Architecture & Design 111 Flinder Street, Surry Hills NSW 2010 ABN: 12 624 281 858 www.markerarchitecture.com.au	Dimensions shall not be obtained by scaling. All dimensions are in millimeters unless noted otherwise.	1801 Clareville House 78 Hudson Parade, Clareville NSW 2107 Owner: Pam & Danny Nemeny	NOT FOR CONSTRUCTION.	Project North	Development Application drawing issue	02 revision	DA11 drawing number	PROPOSED SOUTH ELEVATION drawing title	1801 drawing job number	A3 Sheet Size 19/2/19 drawn date	1:200 drawing scale(s) 21 sheets in set
	04.09.18	For Pre-DA												
	16.11.18	For Review												
	23.01.19	For Review												
	19.02.19	For DA												



Proposed and Existing Shadows 9am



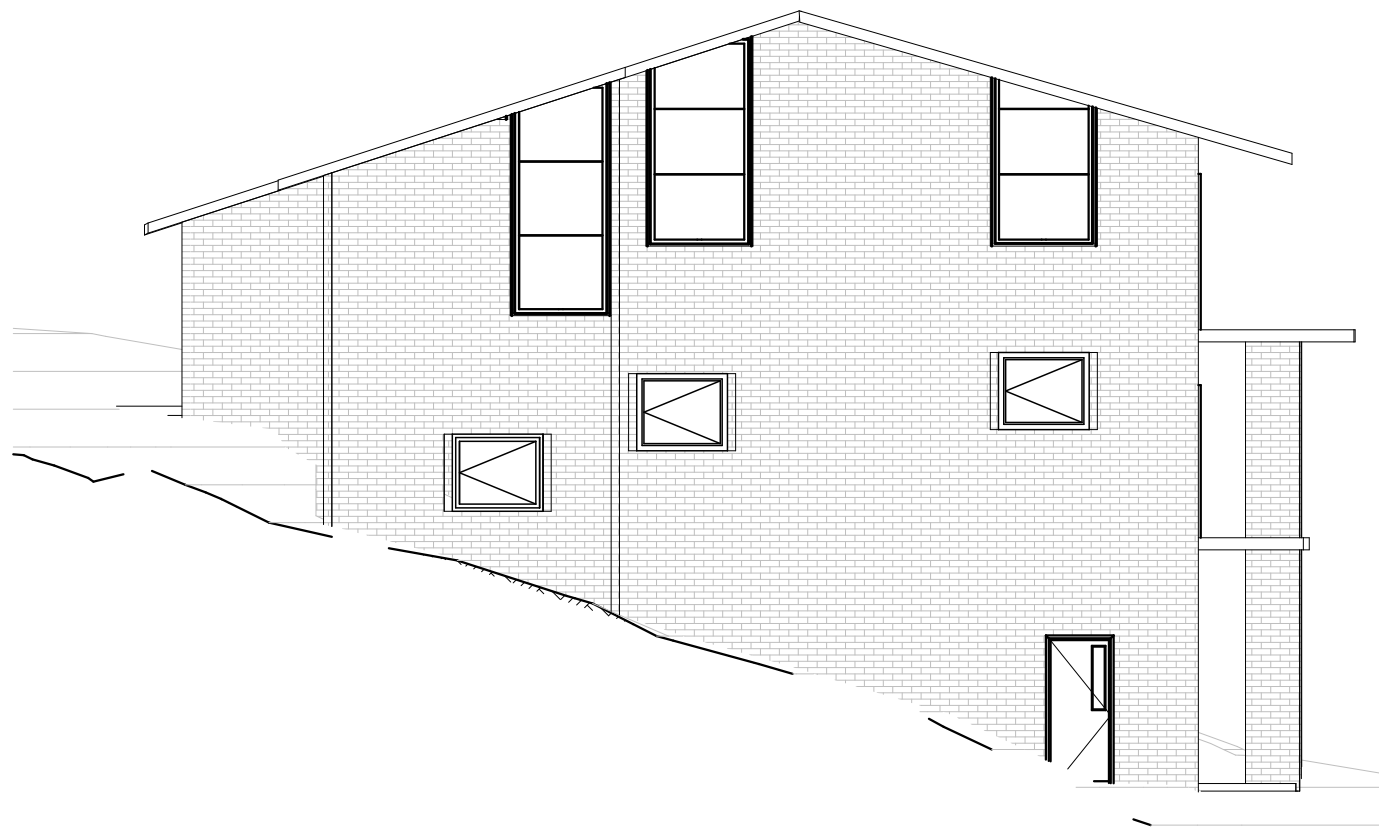
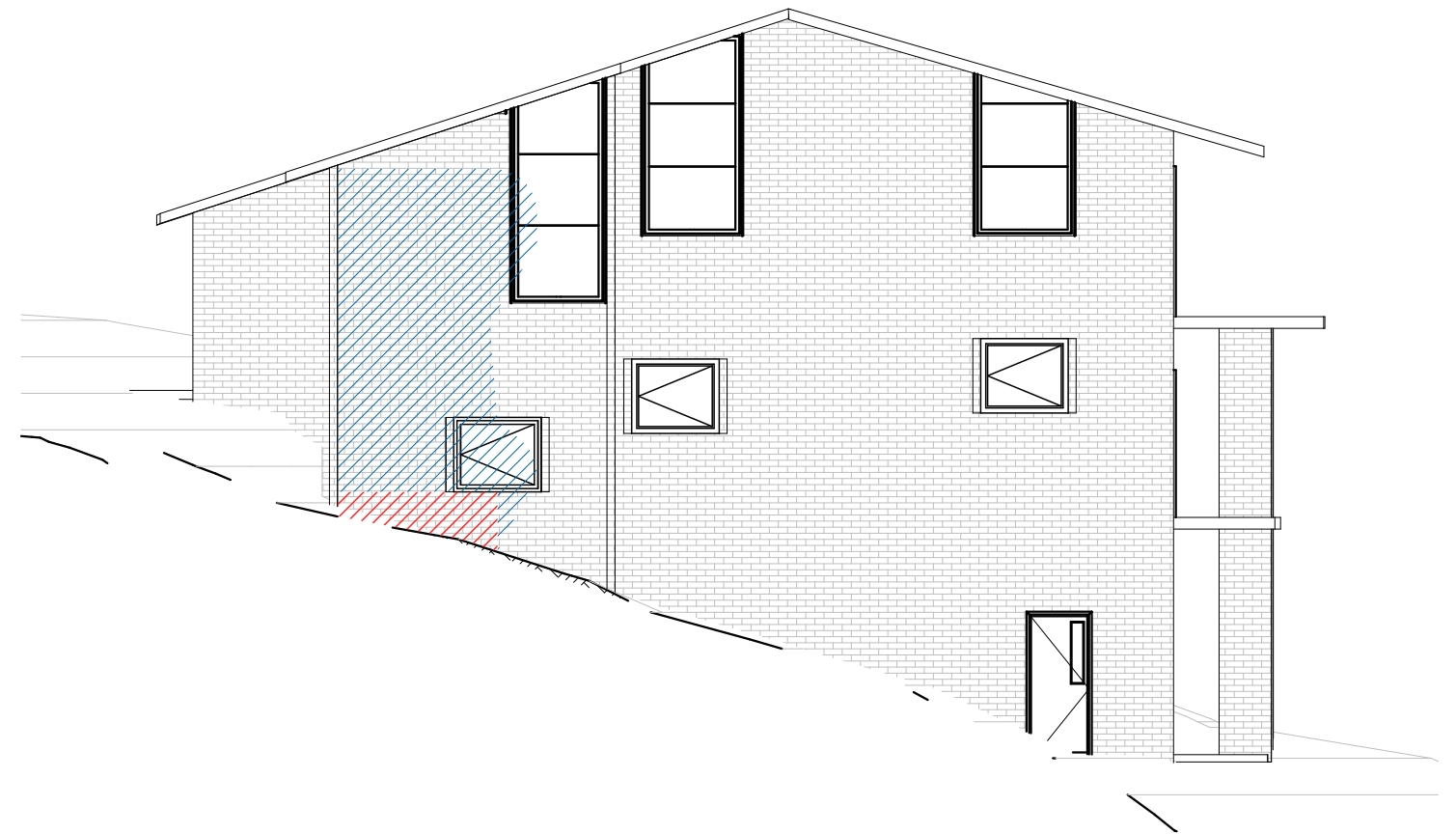
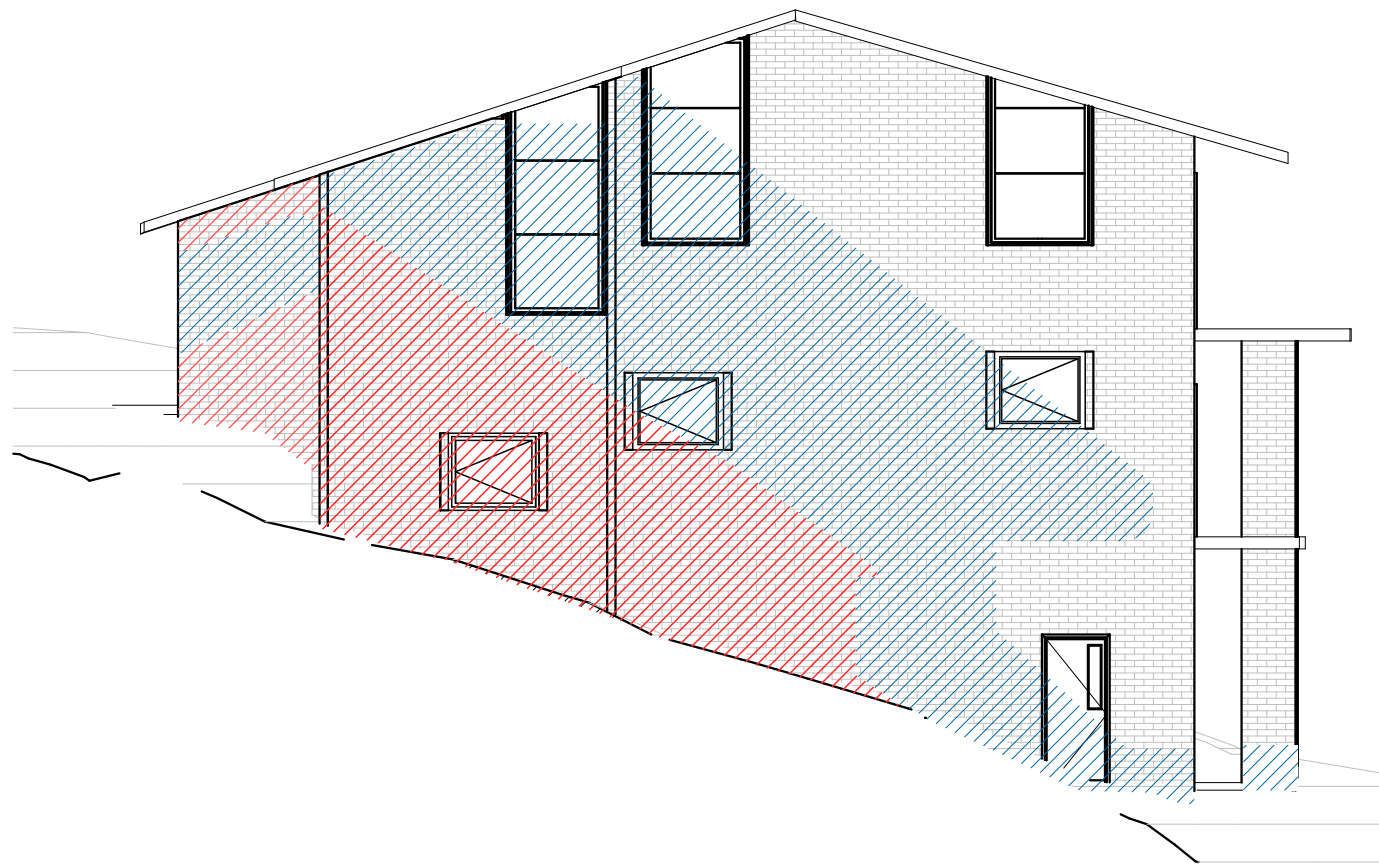
Proposed and Existing Shadows 12pm



Proposed and Existing Shadows 3pm


Legend:


- Site boundary
- Shadows cast by proposed dwelling only
- Shadows cast by existing dwelling only
- Shadows cast by existing and proposed dwelling




Legend:

--- Site boundary

 Shadows cast by proposed dwelling only

 Shadows cast by existing dwelling only

 Shadows cast by existing and proposed dwelling

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View of existing development from No80 Dining Room



View of existing development from No80 kitchen



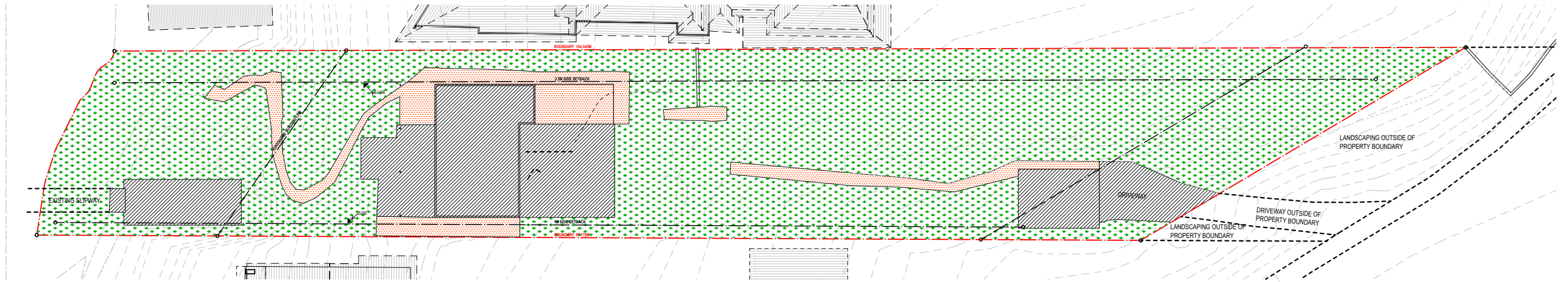
View of proposed development from No80 Dining Room



View of proposed development from No80 Kitchen

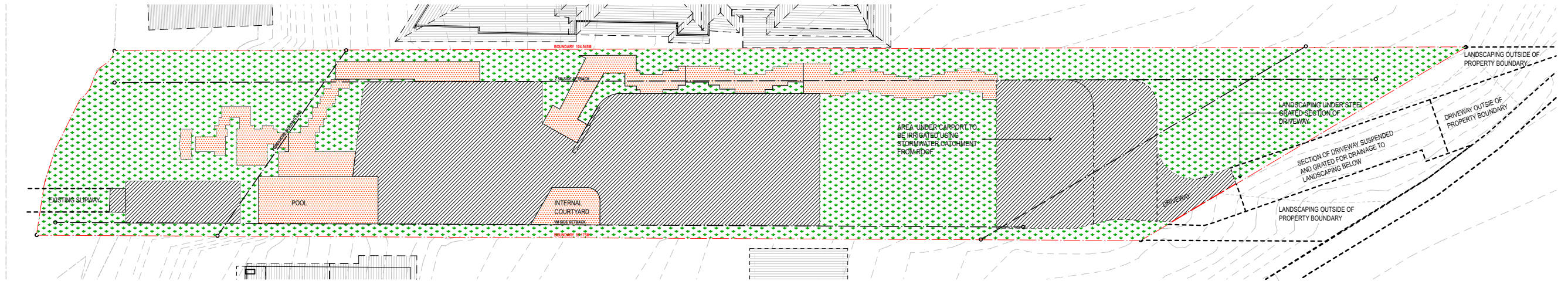


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<div>Project North</div>								<div>local council: Northern Beaches Council</div> <div>drawn: BN</div> <div>checked:</div>								



Existing Landscape Calculations Plan

Scale: 1:350



Proposed Landscape Calculations Plan

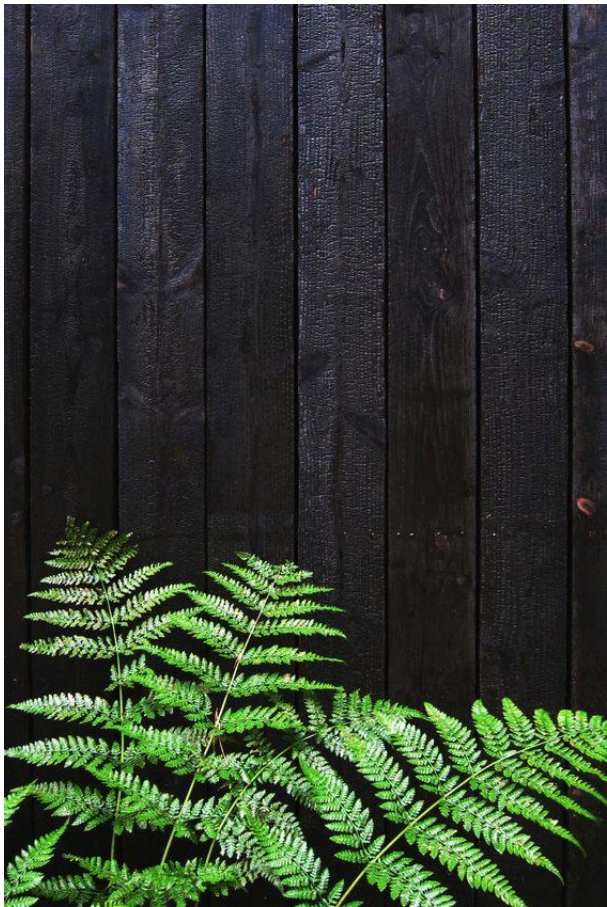
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Landscaping Calculations:

Item	Area (m2)	% of Site Area
Site Area	1366	
Existing Hard Surface Area	261	19.1
Existing Landscaped Area	1050	76.9
Existing Impervious Area	55	4.0
		100.0
Proposed Hard Surface Area	545	39.9
Proposed Landscaped Area	739	54.1
Proposed Impervious Area	82	6.0
		100.0

Legend:

--- Site Boundary
Landscaping Area
Impervious Area
Hard Surface Area



CTW - CHARRED TIMBER WEATHERBOARD



SC1 - STONE CLADDING 1



CTS - CHARRED TIMBER SCREEN



TD - TIMBER DECKING



C - BOARD FORM CONCRETE



MR - DARK METAL ROOF FINISH



SC2 - STONE CLADDING 2



CR - CEMENT RENDER - PORTERS BONCOTE DRUMBEAT



SMG - STEEL MESH GRID

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