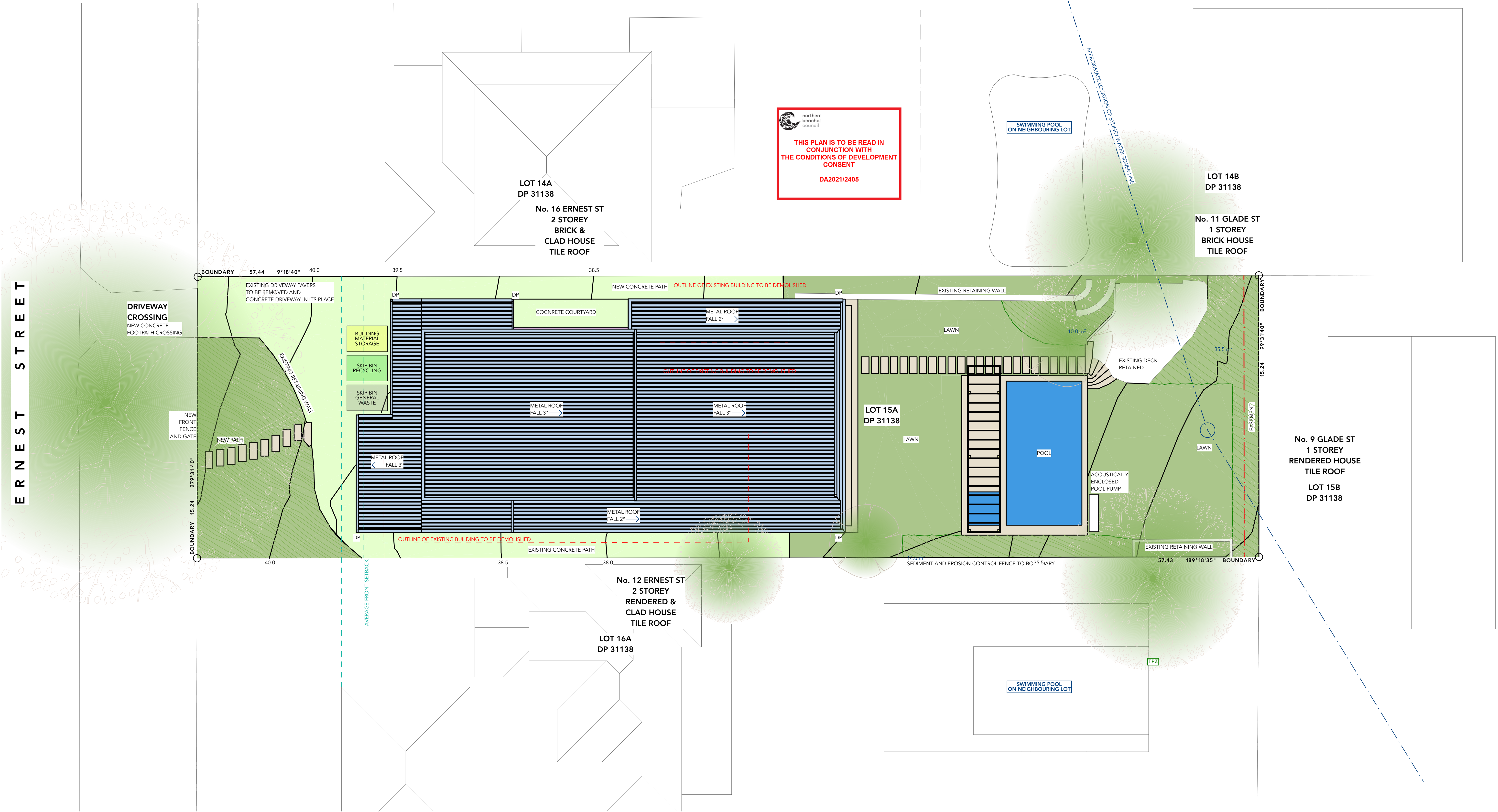
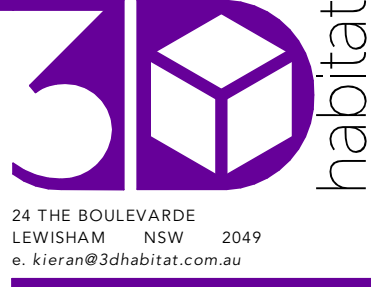


	<b>TREE PROTECTION ZONE (TPZ)</b> 1. CHAIN WIRE MESH PANELS WITH SHADE CLOTH (IF REQUIRED) ATTACHED, HELD IN PLACE WITH CONCRETE FEET.  2. ALTERNATIVE PLYWOOD OR WOODEN PALING FENCE PANELS. THE FENCING MATERIAL ALSO PREVENTS BUILDING MATERIALS OR SOIL ENTERING THE TPZ.  3. MULCH INSTALLATION ACROSS SURFACE OF TPZ (AT THE DISCRETION OF THE PROJECT ARBORIST). NO EXCAVATION, CONSTRUCTION ACTIVITY, GRADE CHANGES, SURFACE TREATMENT OR STORAGE OF MATERIALS OF ANY KIND IS PERMITTED WITHIN THE TPZ.  4. BRACING IS PERMISSABLE WITHIN THE TPZ. INSTALLATION OF SUPPORTS TO AVOID DAMAGING OF ROOTS.	<b>DUST CONTROL</b> TO REDUCE DUST GENERATED BY WIND ACTION, THE REMOVAL OF THE TOP SOIL IS TO BE MINIMISED. TO PREVENT DUST GENERATION, WATERING DOWN OF THE SITE, ESPECIALLY DURING THE MOVEMENT OF MACHINERY IS REQUIRED. WHERE EXCAVATING INTO ROCK, KEEP THE SURFACE MOIST TO MINIMISE DUST. CONSTRUCT A GRAVEL ENTRY/EXIT POINT USING BLUE METAL AND RESTRICT ALL VEHICLE MOVEMENTS WITHIN THE SITE TO A MINIMUM. ENSURE WIND BREAKS, SUCH AS, EXISTING FENCES ARE MAINTAINED DURING THE CONSTRUCTION PHASE UNTIL NEW LANDSCAPING IS PROVIDED OR REINSTATED. PREVENT DUST BY COVERING STOCKPILES.	<b>SEDIMENT NOTE</b> 1. ALL EROSION AND SEDIMENT CONTROL MEASURES TO BE INSPECTED AND MAINTAINED DAILY BY THE SITE MANAGER. 2. MINIMISE DISTURBED AREAS, REMOVE EXCESS SOIL FROM EXCAVATED AREAS AS SOON AS POSSIBLE. 3. ALL MATERIAL STOCKPILE TO BE CLEAR FROM DRAINS, GUTTERS AND FOOTPATHS, OR WITHIN SEDIMENT FENCE AREA. 4. DRAINAGE TO BE CONNECTED TO STORMWATER AS SOON AS POSSIBLE. IF STORED ON SITE IT MUST BE FILTERED BEFORE RELEASING INTO STORMWATER SYSTEM OR WATERWAYS. 5. ROADS AND FOOTPATHS TO BE SWEEPED DAILY.	<b>STOCKPILES</b> ALL STOCKPILES ARE TO BE KEPT ON-SITE WHERE POSSIBLE. ANY MATERIALS PLACED ON THE FOOTPATHS OR NATURE STRIPS REQUIRE COUNCILS PERMISSION. ALL STOCKPILES ARE TO BE PLACED AWAY FROM THE DRAINAGE LINES AND STREET GUTTERS. IT IS BEST TO LOCATE THESE ON THE HIGHEST PART OF THE SITE POSSIBLE. PLACE WATERPROOF COVERING OVER STOCKPILES. IF REQUIRED PROVIDE DIVERSION DRAIN AND BANK AROUND STOCKPILES.	<b>GUTTER PROTECTION</b> PROVIDE PROTECTION TO DOWNHILL GRATE IN GUTTER BY MEANS OF SAND BAGS OR BLUE METAL WRAPPED IN GEOTEXTILE FABRIC. WHEN SOIL OR SAND BUILDS UP AROUND THIS SEDIMENT BARRIER, THE MATERIAL SHOULD BE RELOCATED BACK TO THE ORIGINAL SITE FOR DISPOSAL.
--	--	--	--	---	---



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04 - STREET ADDRESS REVISION	28/04/22
03 - DA REVISION	14/03/22
02 - FRONT SETBACK LINES DEMOLISHED BUILDING ADDED	31/01/22
01 - DEVELOPMENT APPLICATION	03/12/21
Rev	Change Name
Date	

DRAWING NOTES:



Client  
**KATE & JAMES MARTIN**  
14 ERNEST STREET  
BALGOWLAH HEIGHTS, NSW 2093

Project  
**MARTIN RESIDENCE**  
14 ERNEST STREET, BALGOWLAH HEIGHTS, NSW 2093  
Status **SKETCH DESIGN**  
Drawing Title  
**SITE PLAN**  
Scale **1:100 @A1**



Project No  
**2102**  
Published: Thursday, 26 April 2022  
Drawing No  
**DA002**  
Issue  
**04**



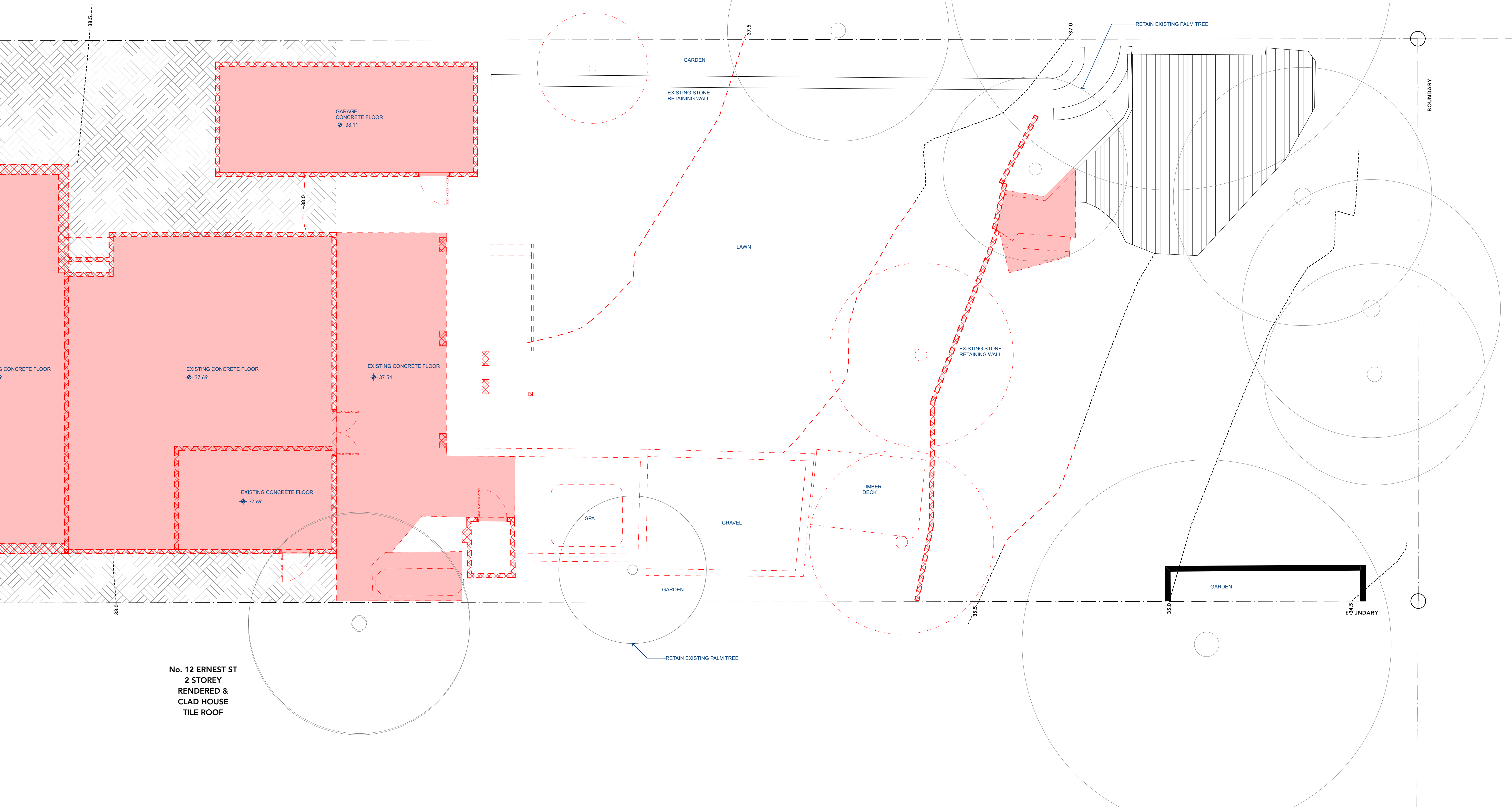


**northern  
beaches  
council**

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THE CONDITIONS OF DEVELOPMENT  
CONSENT**

**DA2021/2405**

No. 11 GLADE ST  
1 STOREY  
BRICK HOUSE  
TILE ROOF



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REQUIRED COUNCIL APPROVALS**

02	DA - STREET ADDRESS REVISION	28/04/22
01	DEVELOPMENT APPLICATION	03/12/21
Rev	Change Name	Date

**DRAWING NOTES:**

**MATERIALS HATCH LEGEND**

	DEMOLITION - CUT		TIMBER - FACE
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	BRICK - FACE		METAL - FACE
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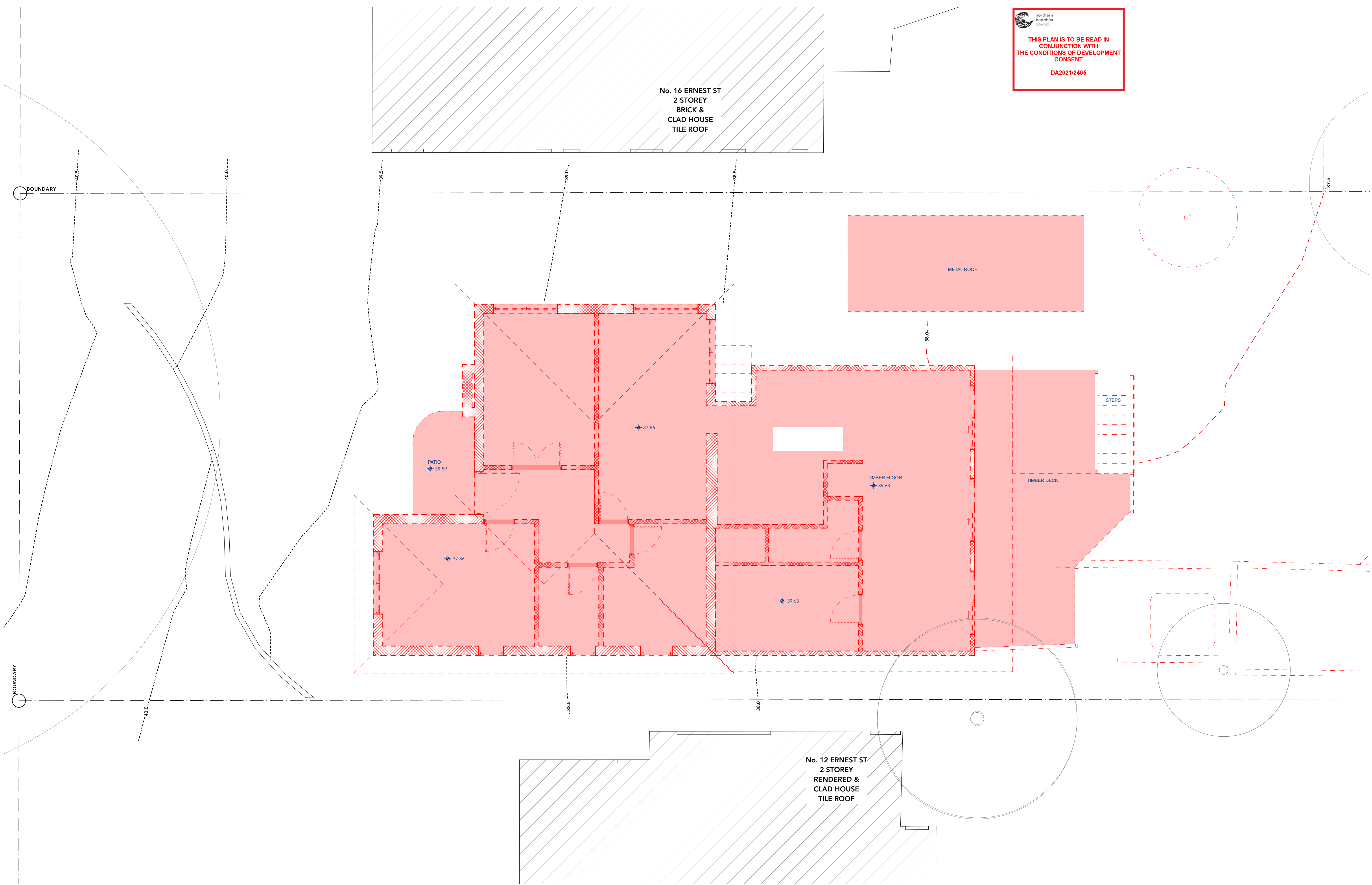


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Client  
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14 ERNEST STREET  
BALGOWLAH HEIGHTS, NSW 2093

Project	<b>MARTIN RESIDENCE</b>
	14 ERNEST STREET, BALGOWLAH HEIGHTS, NSW 2093
Status	<b>SKETCH DESIGN</b>
Drawing Title	<b>DEMOLITION PLAN - LOWER GROUND FLOOR</b>
	1:50 @A1

Project No  
**2102**  
Published: Thursday, 28 April 2023  
Drawing No  
**DA011** Issue No  
**02**

















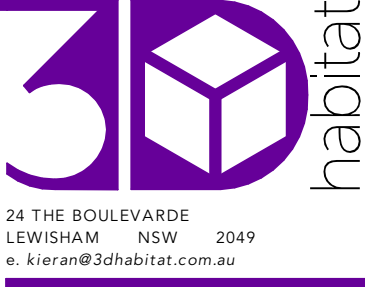
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**DA2021/2405**

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01	DEVELOPMENT APPLICATION	03/12/21
Rev	Change Name	Date

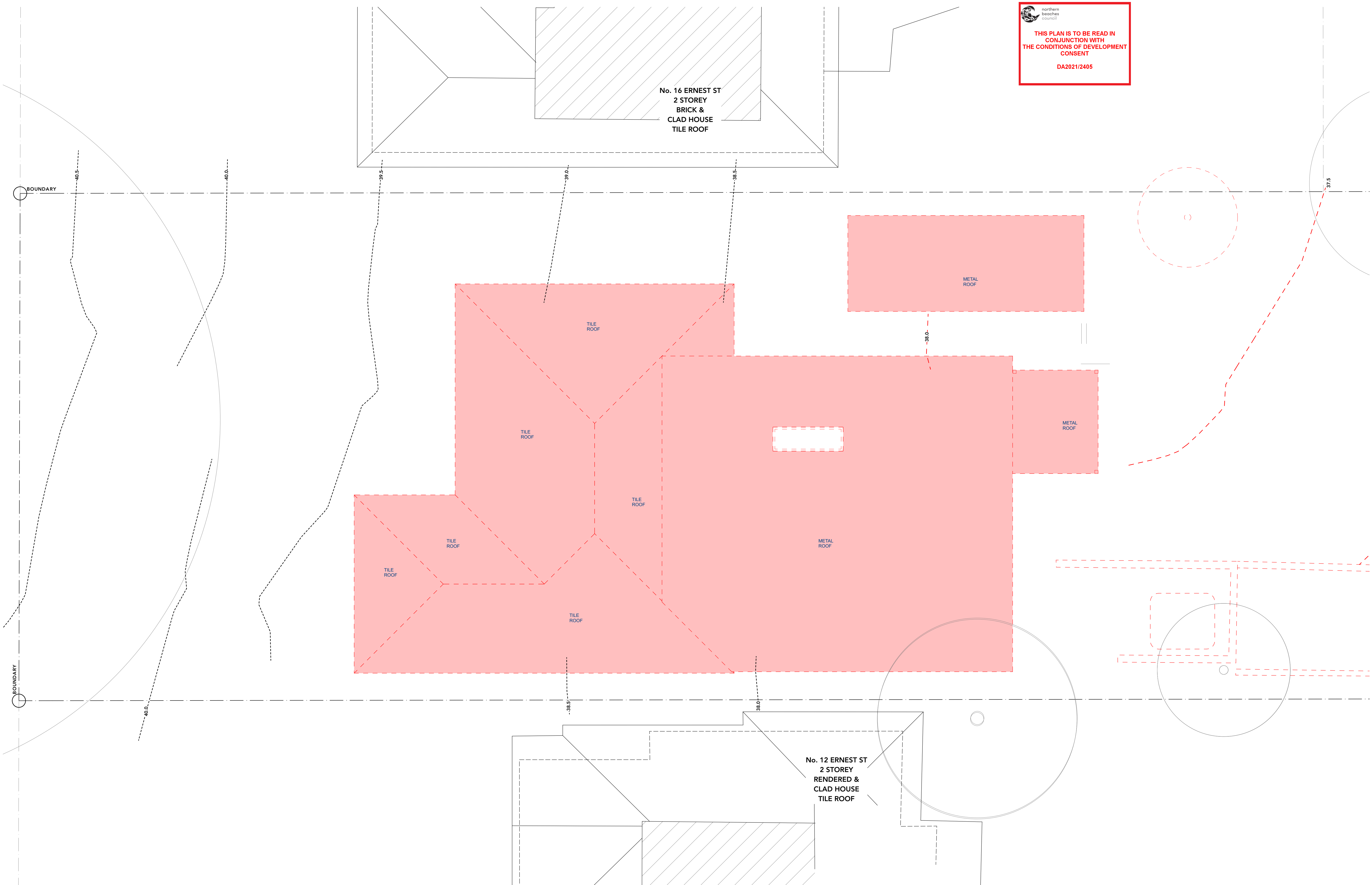
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	BRICK - FACE
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	TIMBER - FACE
	TIMBER - CUT
	METAL - FACE
	METAL - CUT
	TILE - FACE
	STONE - FACE
	FC/RENDER - FACE



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14 ERNEST STREET  
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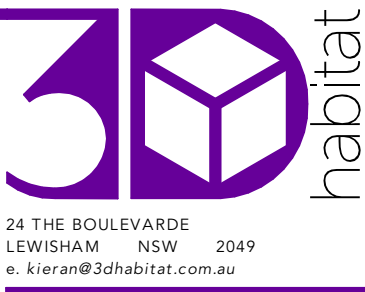
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14 ERNEST STREET, BALGOWLAH HEIGHTS, NSW 2093  
Status **SKETCH DESIGN**  
Drawing Title  
**DEMOLITION PLAN - GROUND FLOOR**  
Scale **1:50 @A1**

Project No  
**2102**  
Published: Thursday, 28 April 2022  
Drawing No  
**DA012**  
Issue  
**02**



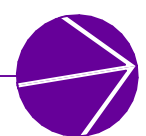
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02	DA - STREET ADDRESS REVISION	28/04/22
01	DEVELOPMENT APPLICATION	03/12/21
Rev	Change Name	Date

DRAWING NOTES:	
MATERIALS HATCH LEGEND	
	DEMOLITION - CUT
	DEMOLITION - FACE
	BRICK - FACE
	BRICK - CUT
	CONCRETE - FACE
	CONCRETE - CUT
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	FC/RENDER - FACE



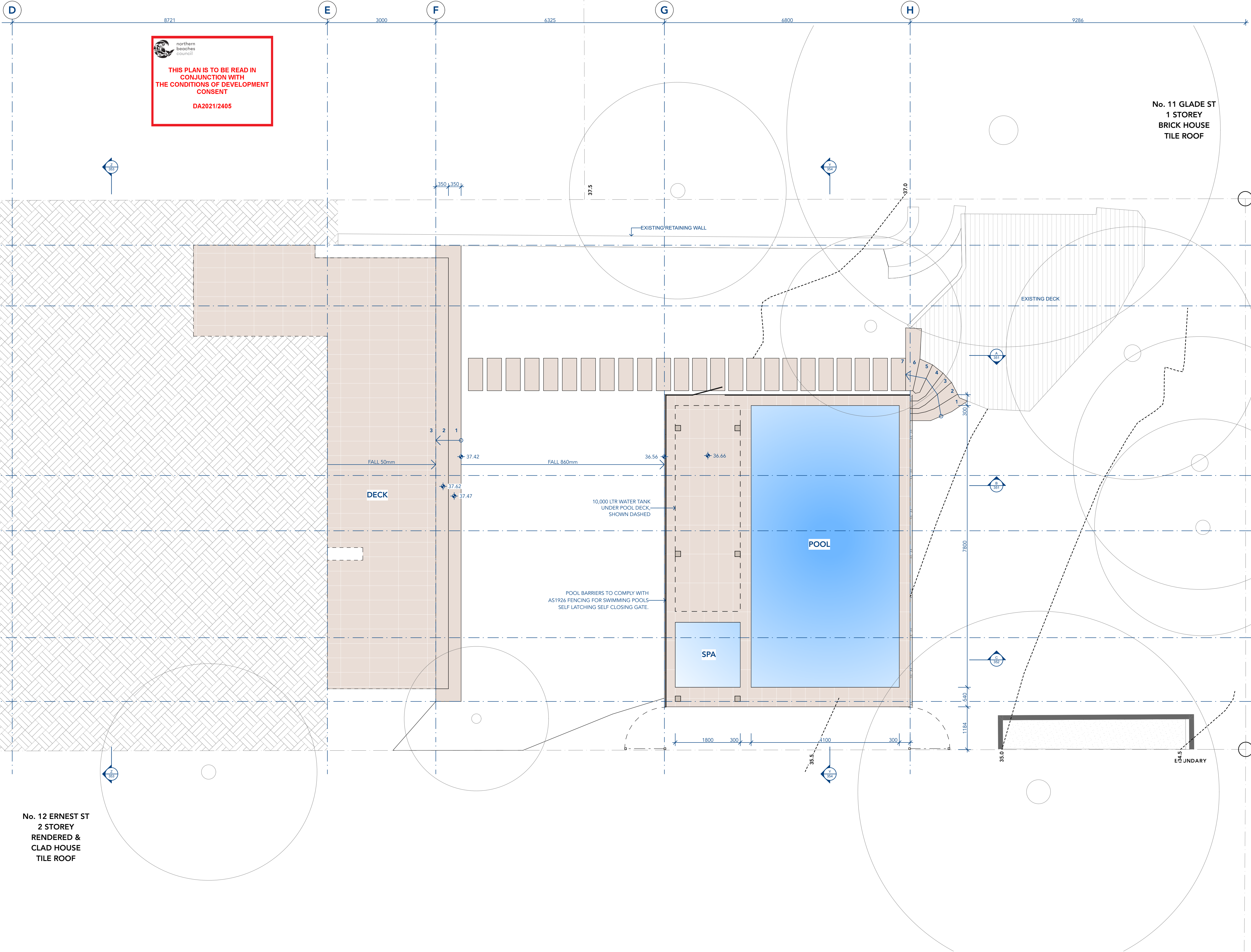
Client  
**KATE & JAMES MARTIN**  
14 ERNEST STREET  
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Project  
**MARTIN RESIDENCE**  
14 ERNEST STREET, BALGOWLAH HEIGHTS, NSW 2093  
Status **SKETCH DESIGN**  
Drawing Title  
**DEMOLITION PLAN - EXISTING ROOF**  
Scale **1:50 @A1**



Project No  
**2102**  
Published: Thursday, 28 April 2022  
Drawing No  
**DA013**  
Issue  
**02**





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02	DA - STREET ADDRESS REVISION	28/04/22
01	DEVELOPMENT APPLICATION	03/12/21
Rev	Change Name	Date

DRAWING NOTES:

MATERIALS HATCH LEGEND

	DEMOLITION - CUT		TIMBER - FACE
	DEMOLITION - FACE		TIMBER - CUT
	BRICK - FACE		METAL - FACE
	BRICK - CUT		METAL - CUT
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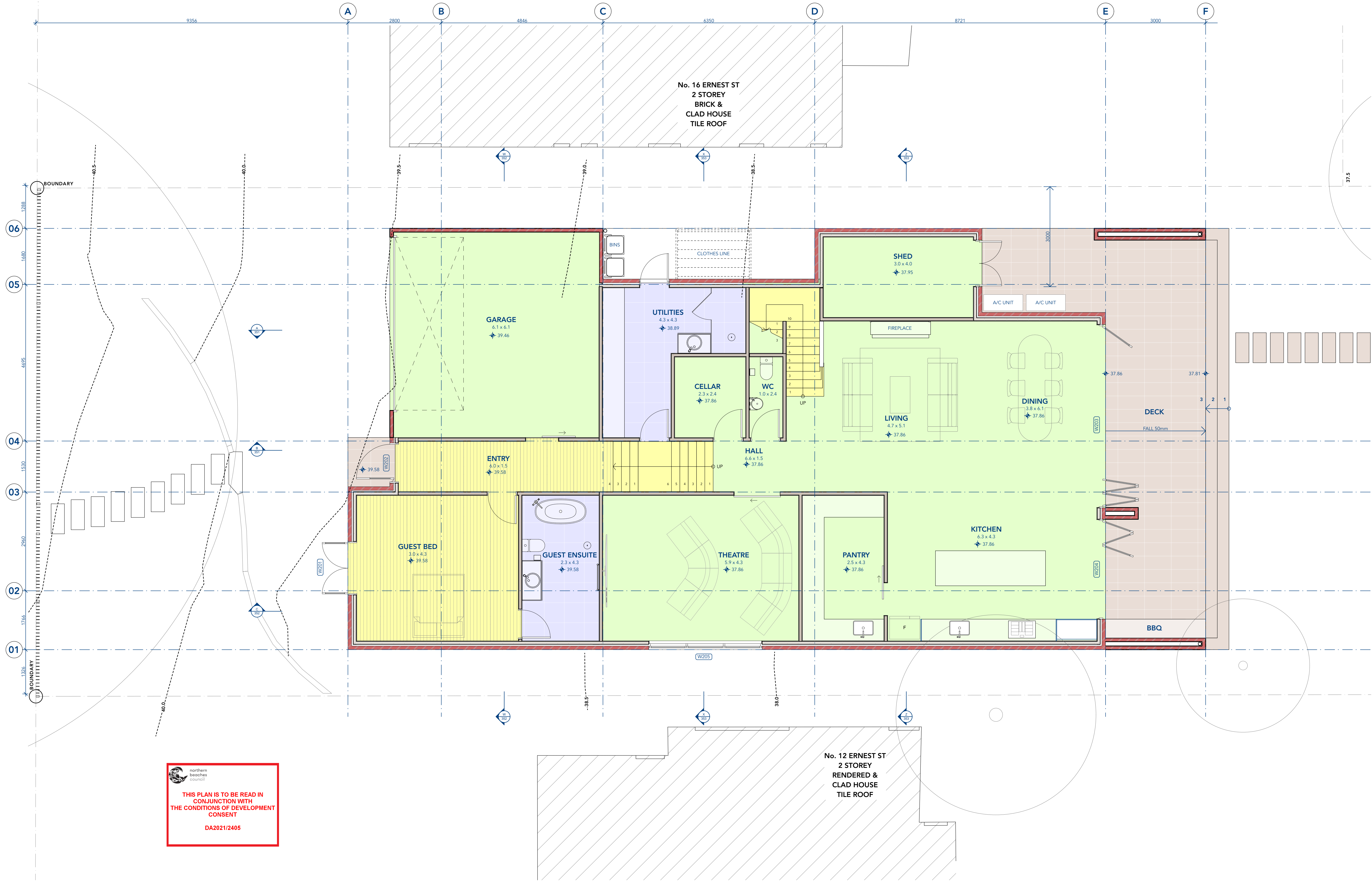


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14 ERNEST STREET  
BALGOWLAH HEIGHTS, NSW 2093

Project:  
**MARTIN RESIDENCE**  
14 ERNEST STREET, BALGOWLAH HEIGHTS, NSW 2093  
Status: **SKETCH DESIGN**  
Drawing Title:  
**FLOOR PLAN - LOWER GROUND FLOOR**  
Scale: **1:50 @A1**



Project No:  
**2102**  
Published: Thursday, 28 April 2022  
Drawing No:  
**DA101\_02**  
Issue

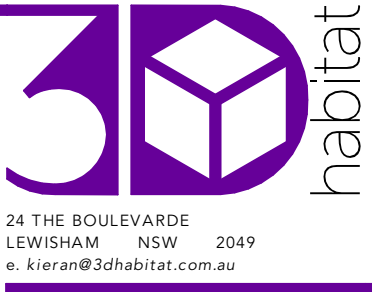


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02 - DA - STREET ADDRESS REVISION	28/04/22	Date
01 - DEVELOPMENT APPLICATION	03/12/21	Date
Rev   Change Name		

DRAWING NOTES:	
MATERIALS HATCH LEGEND	
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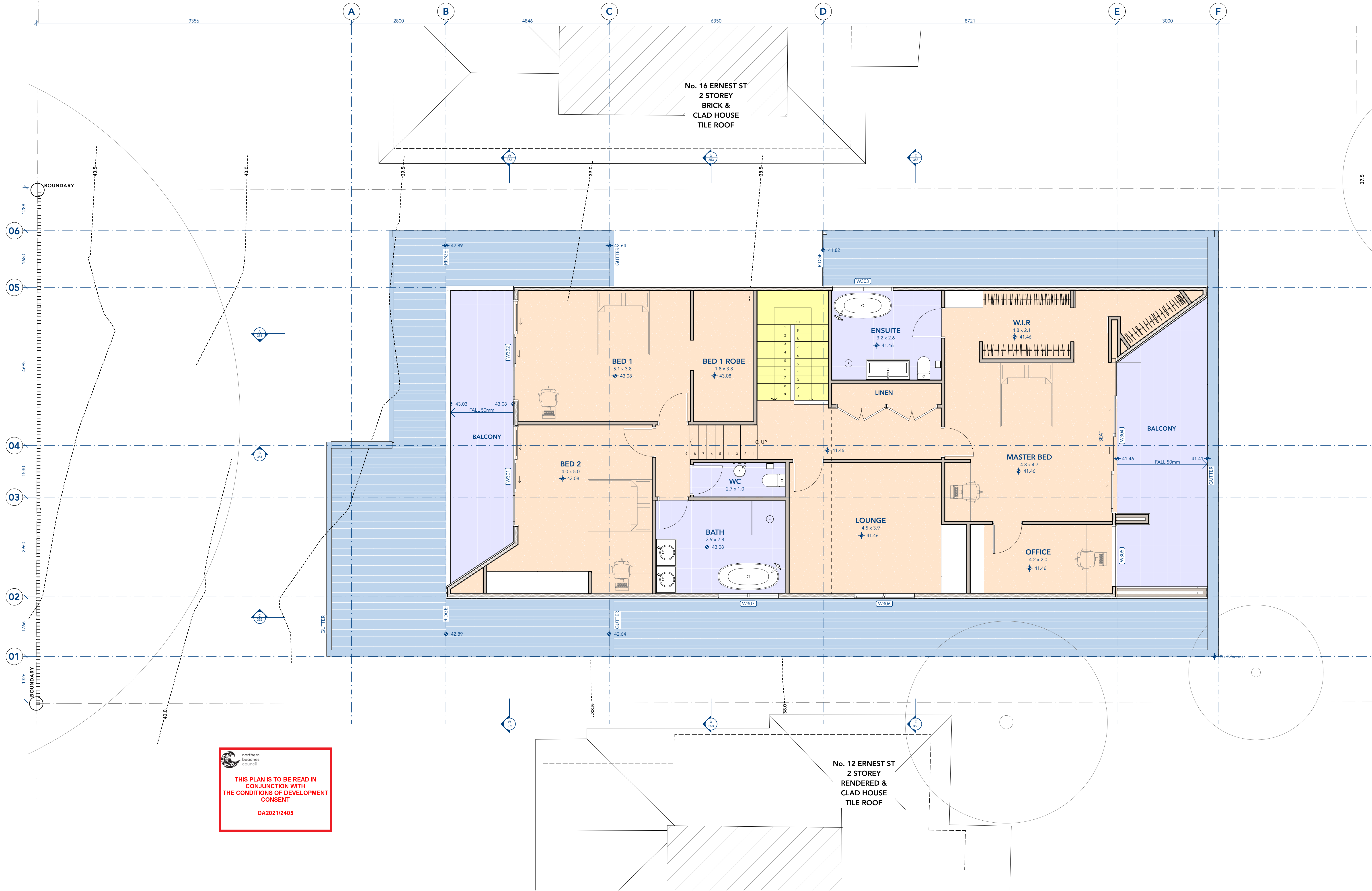


Client  
**KATE & JAMES MARTIN**  
14 ERNEST STREET  
BALGOWLAH HEIGHTS, NSW 2093

Project  
**MARTIN RESIDENCE**  
14 ERNEST STREET, BALGOWLAH HEIGHTS, NSW 2093  
Status **SKETCH DESIGN**  
Drawing Title  
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Scale **1:50 @A1**

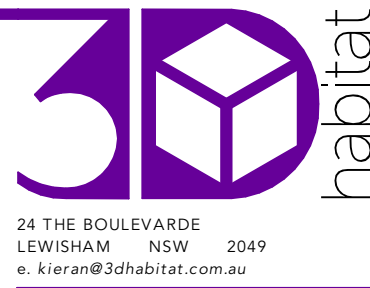
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**2102**  
Published: Thursday, 26 April 2022  
Drawing No  
**DA102**  
Issue  
**02**





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02 - DA - STREET ADDRESS REVISION	28/04/22	
01 - DEVELOPMENT APPLICATION	03/12/21	
Rev   Change Name	Date	

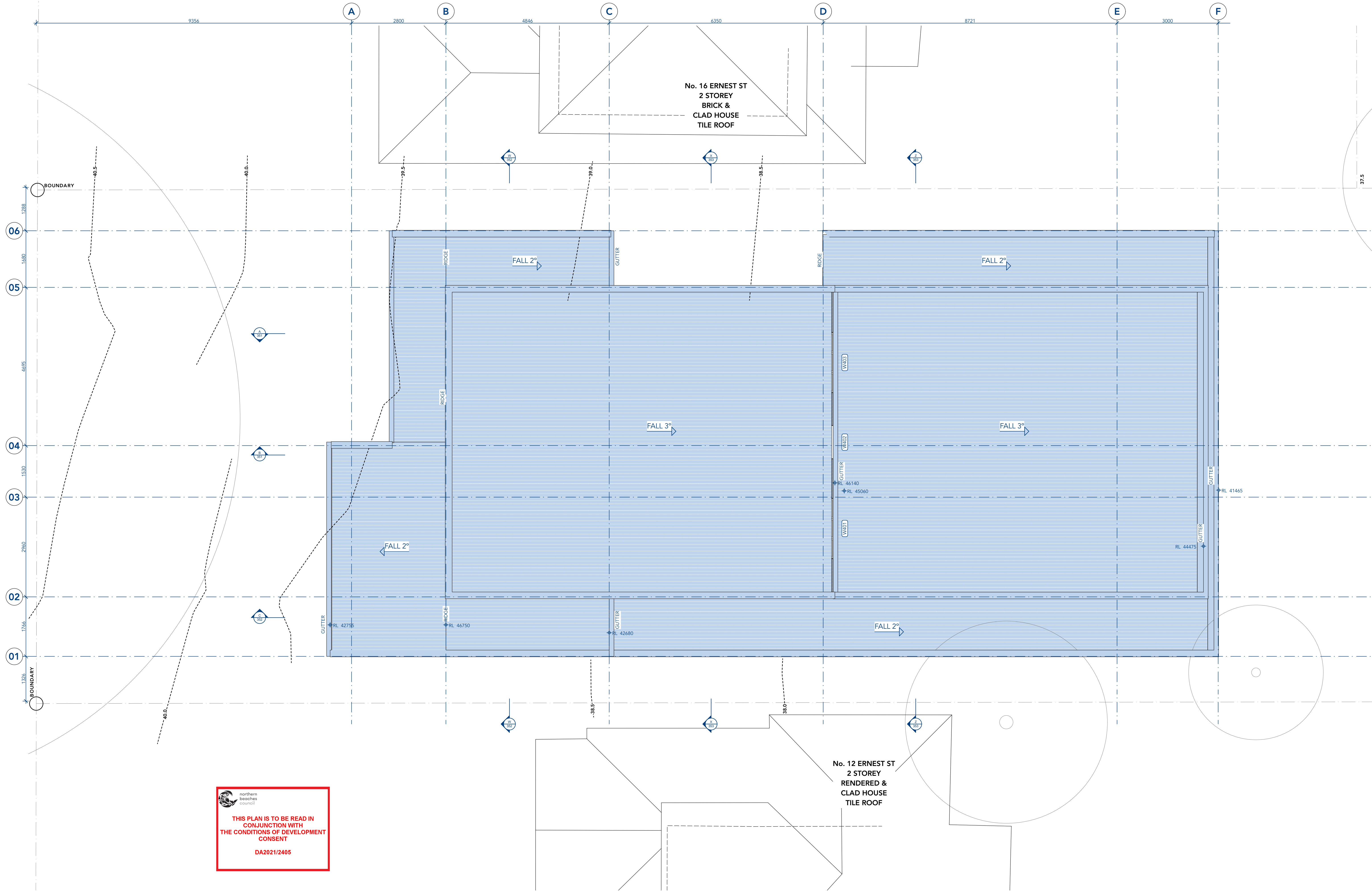
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	METAL - FACE
	METAL - CUT
	TILE - FACE
	STONE - FACE
	FC/RENDER - FACE



Client  
**KATE & JAMES MARTIN**  
14 ERNEST STREET  
BALGOWLAH HEIGHTS, NSW 2093

Project  
**MARTIN RESIDENCE**  
14 ERNEST STREET, BALGOWLAH HEIGHTS, NSW 2093  
Status **SKETCH DESIGN**  
Drawing Title  
**FLOOR PLAN - FIRST FLOOR**  
Scale **1:50 @A1**

Project No  
**2102**  
Published: Thursday, 26 April 2022  
Drawing No  
**DA103**  
Issue  
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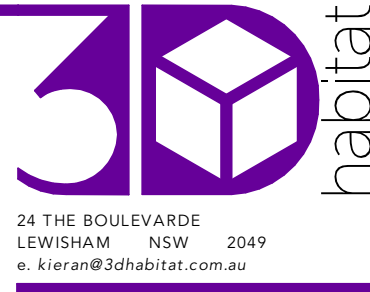
PRIOR TO USE FOR BUILDING CONSTRUCTION THE BUILDER MUST ENSURE THEY ARE IN POSSESSION OF A C.C. AND ALL OTHER REQUIRED COUNCIL APPROVALS

Rev	Change Name	Date
02	DA - STREET ADDRESS REVISION	26/04/22
01	DEVELOPMENT APPLICATION	03/12/21

DRAWING NOTES:  
MATERIALS HATCH LEGEND

	DEMOLITION - CUT
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	BRICK - FACE
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	TIMBER - FACE
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	TILE - FACE
	STONE - FACE
	FC/RENDER - FACE



Client  
**KATE & JAMES MARTIN**  
14 ERNEST STREET  
BALGOWLAH HEIGHTS, NSW 2093

Project  
**MARTIN RESIDENCE**  
14 ERNEST STREET, BALGOWLAH HEIGHTS, NSW 2093  
Status **SKETCH DESIGN**  
Drawing Title  
**FLOOR PLAN - ROOF**  
Scale **1:50 @A1**



Project No  
**2102**  
Published: Thursday, 26 April 2022  
Drawing No  
**DA104**  
Issue  
**02**



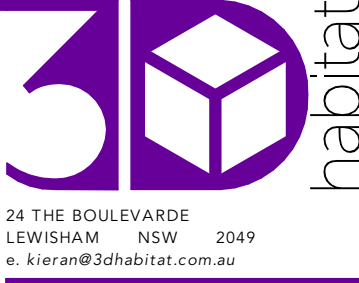


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DA2021/2405

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02	DA - STREET ADDRESS REVISION	28/04/22
01	DEVELOPMENT APPLICATION	03/12/21
Rev	Change Name	Date

DRAWING NOTES	
MATERIALS HATCH LEGEND	
	DEMOLITION - CUT
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	METAL - CUT
	TILE - FACE
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Client  
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14 ERNEST STREET  
BALGOWLAH HEIGHTS, NSW 2093

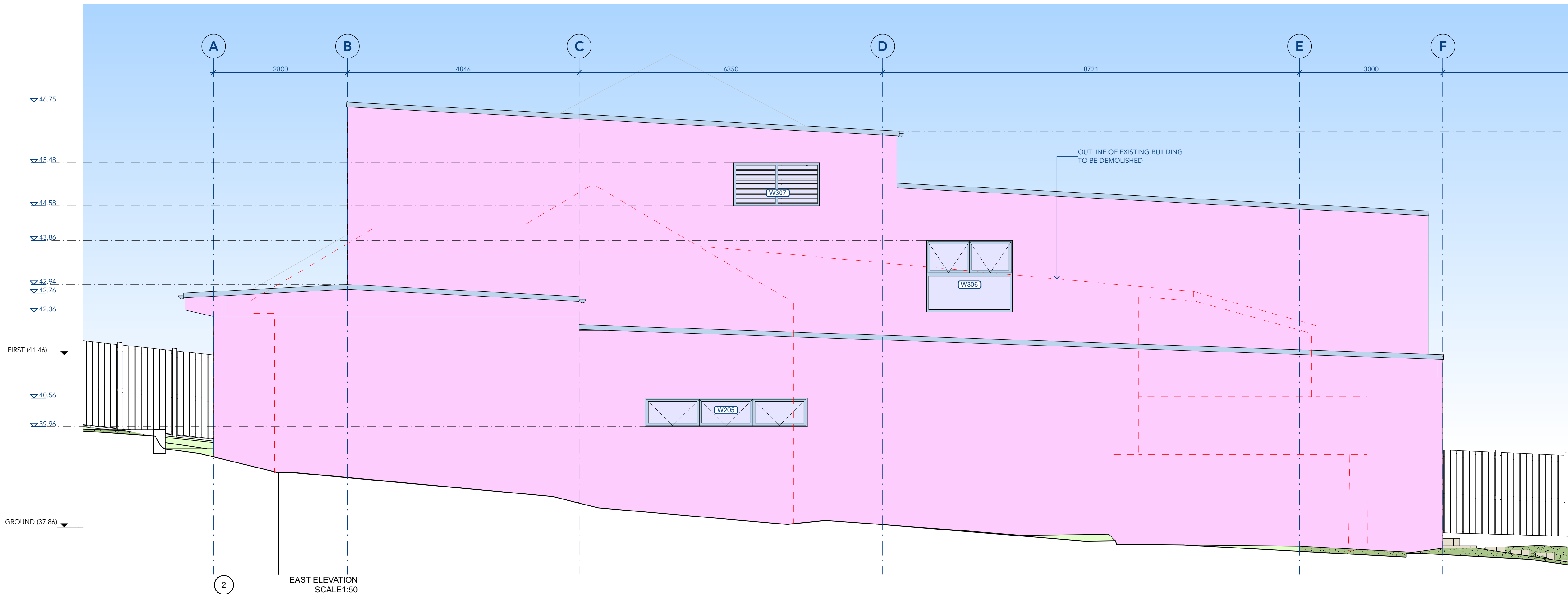
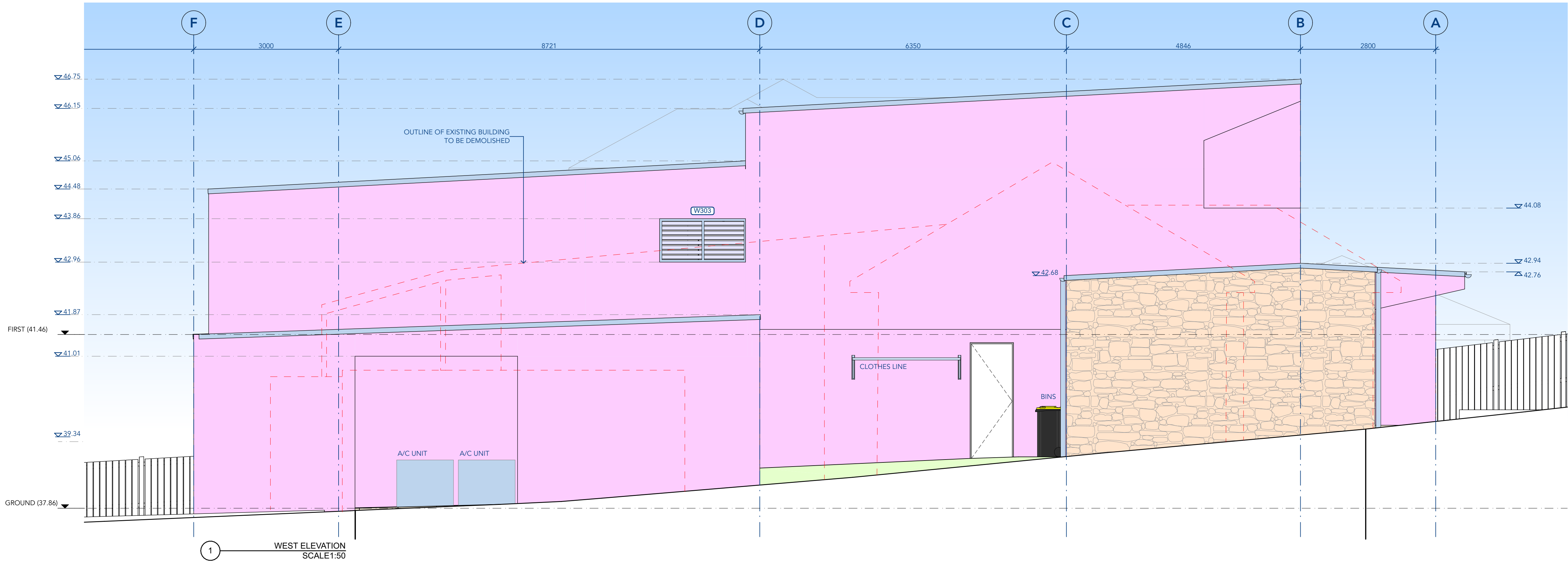
Project <b>MARTIN RESIDENCE</b> 14 ERNEST STREET, BALGOWLAH HEIGHTS, NSW 2093
Status <b>SKETCH DESIGN</b>
Drawing Title <b>ELEVATIONS - SHEET 1</b>
Scale <b>1:50 @A1</b>

Project No <b>2102</b>
Published: Thursday, 26 April 2022
Drawing No <b>DA301</b>
Issue <b>02</b>

 northern beaches council

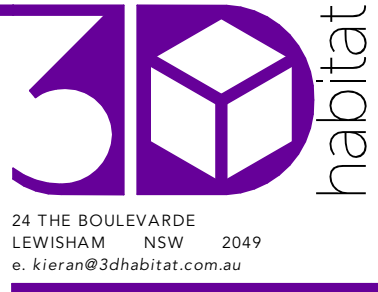
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02	DA - STREET ADDRESS REVISION	28/04/22
01	DEVELOPMENT APPLICATION	03/12/21
Rev	Change Name	Date

DRAWING NOTES:	
MATERIALS HATCH LEGEND	
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	TILE - FACE
	STONE - FACE
	FC/RENDER - FACE



Client  
**KATE & JAMES MARTIN**  
14 ERNEST STREET  
BALGOWLAH HEIGHTS, NSW 2093

Project <b>MARTIN RESIDENCE</b> 14 ERNEST STREET, BALGOWLAH HEIGHTS, NSW 2093
Status <b>SKETCH DESIGN</b>
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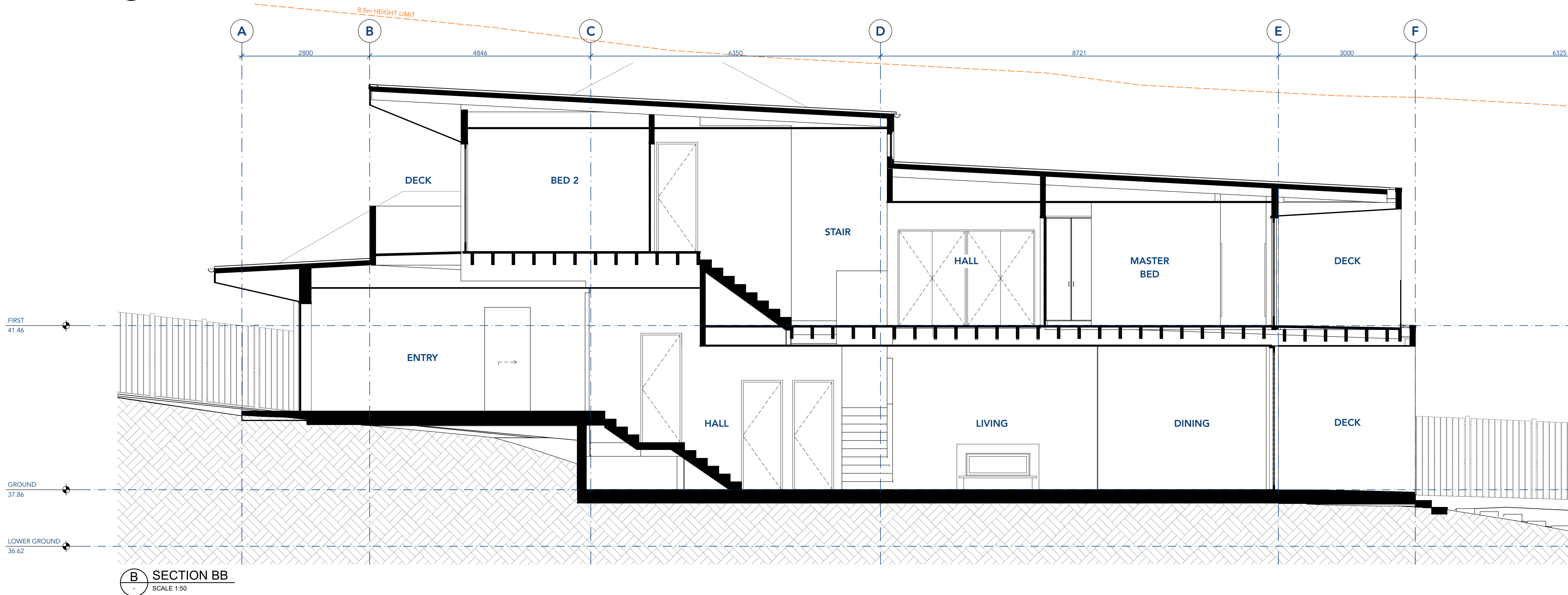
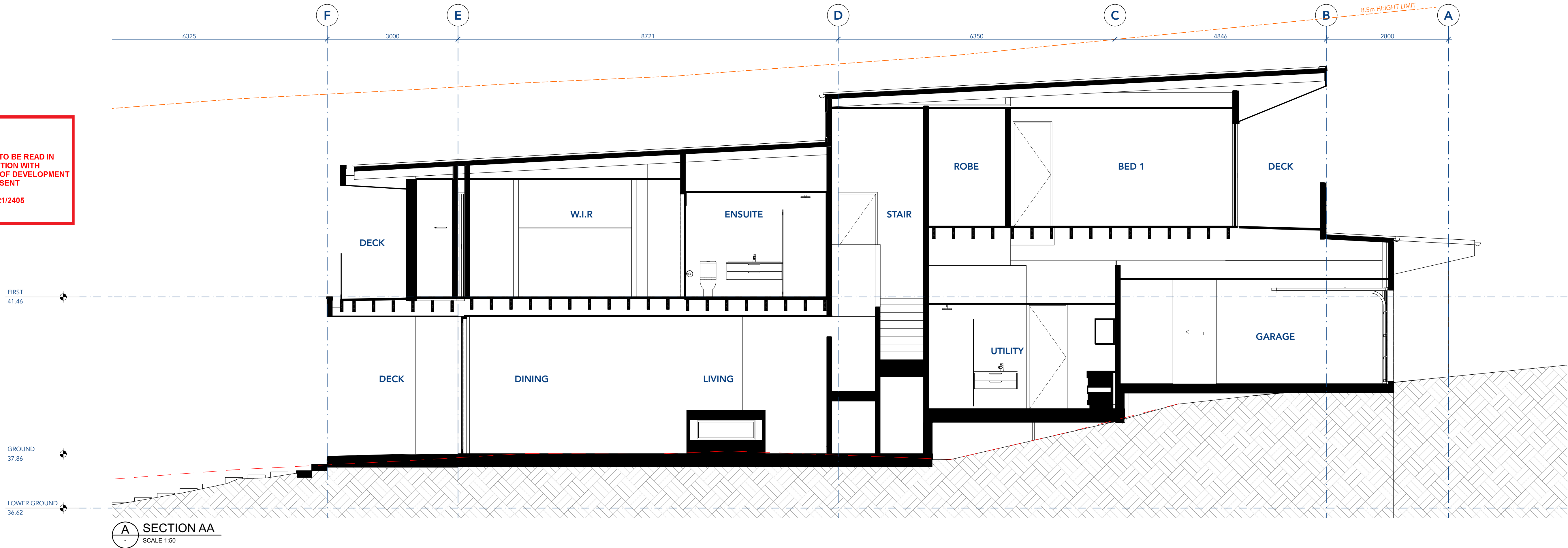
Project No <b>2102</b>
Published: Thursday, 28 April 2022
Drawing No <b>DA302</b>
Issue <b>02</b>



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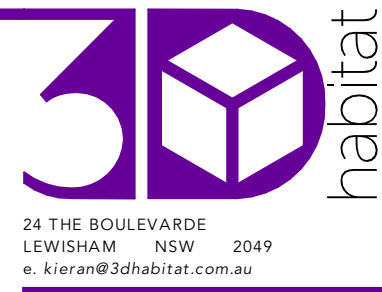
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01 DEVELOPMENT APPLICATION	03/12/21	Date
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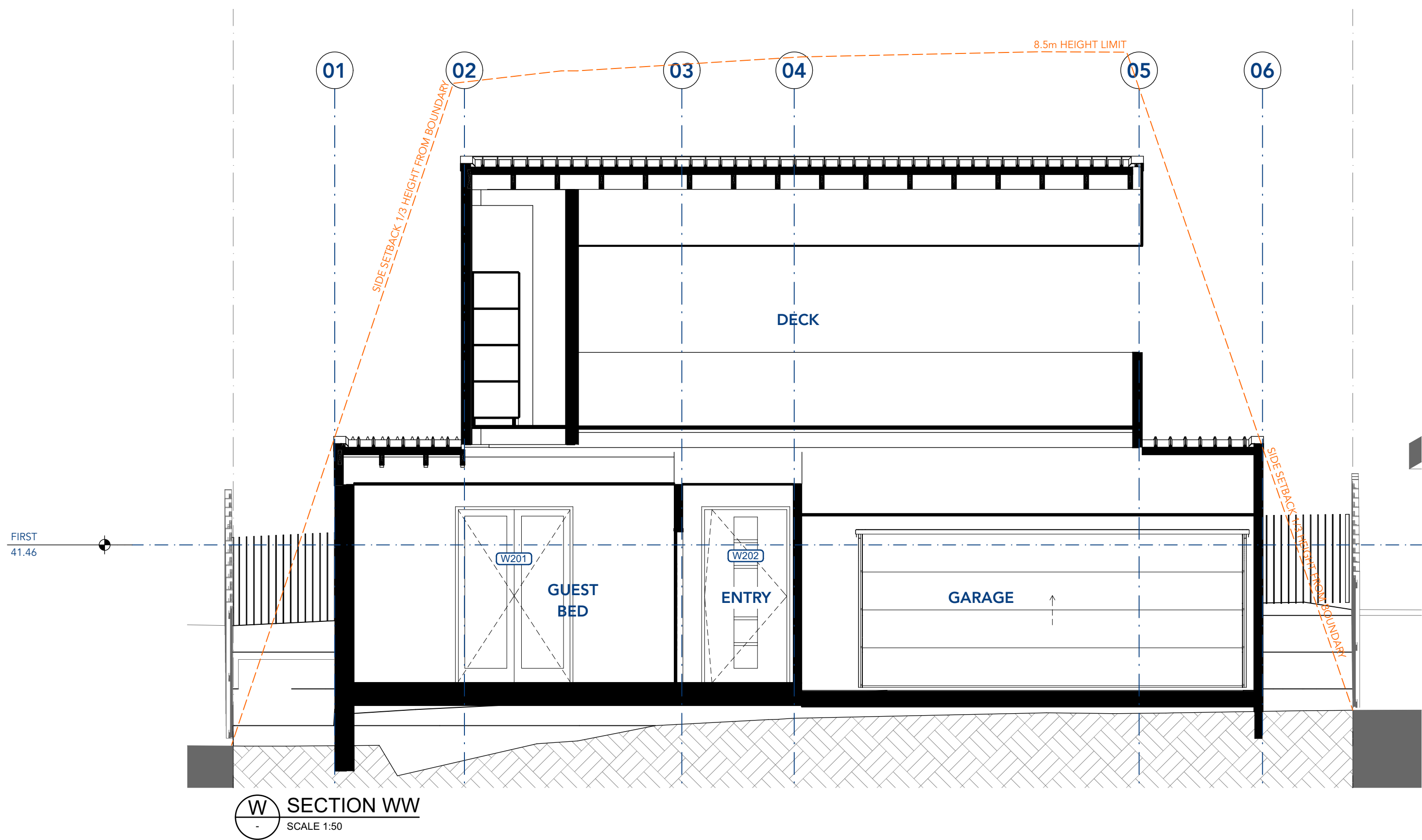
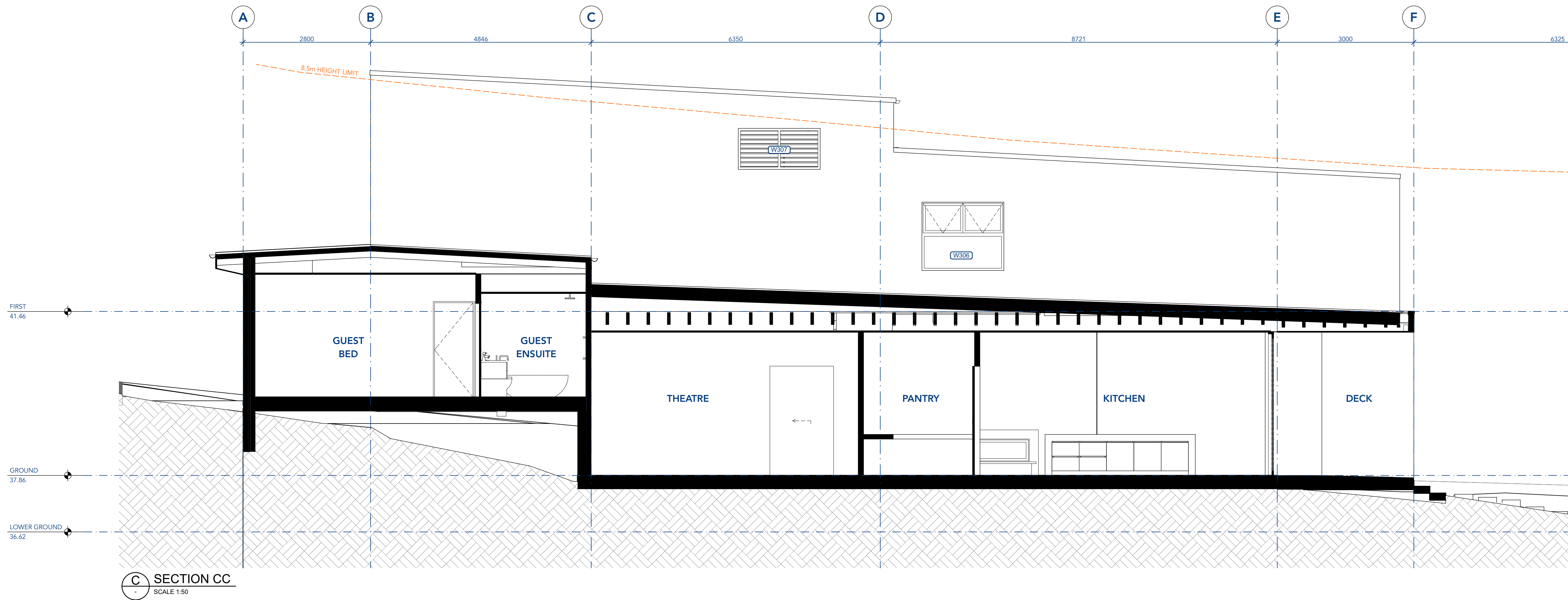
DRAWING NOTES:



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14 ERNEST STREET  
BALGOWLAH HEIGHTS, NSW 2093

Project  
**MARTIN RESIDENCE**  
14 ERNEST STREET, BALGOWLAH HEIGHTS, NSW 2093  
Status **SKETCH DESIGN**  
Drawing Title  
**SECTIONS - SHEET 1**  
Scale **1:50 @A1**

Project No  
**2102**  
Published: Thursday, 26 April 2022  
Drawing No  
**DA351**  
Issue  
**01**

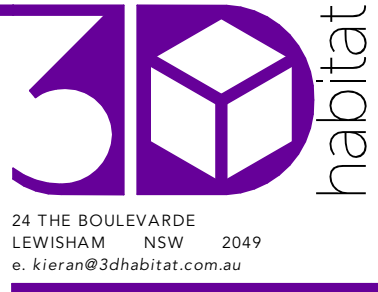


**THIS PLAN IS TO BE READ IN  
CONJUNCTION WITH  
THE CONDITIONS OF DEVELOPMENT  
CONSENT**

**DA2021/2405**

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01	DEVELOPMENT APPLICATION	03/12/21
Rev	Change Name	Date

DRAWING NOTES:

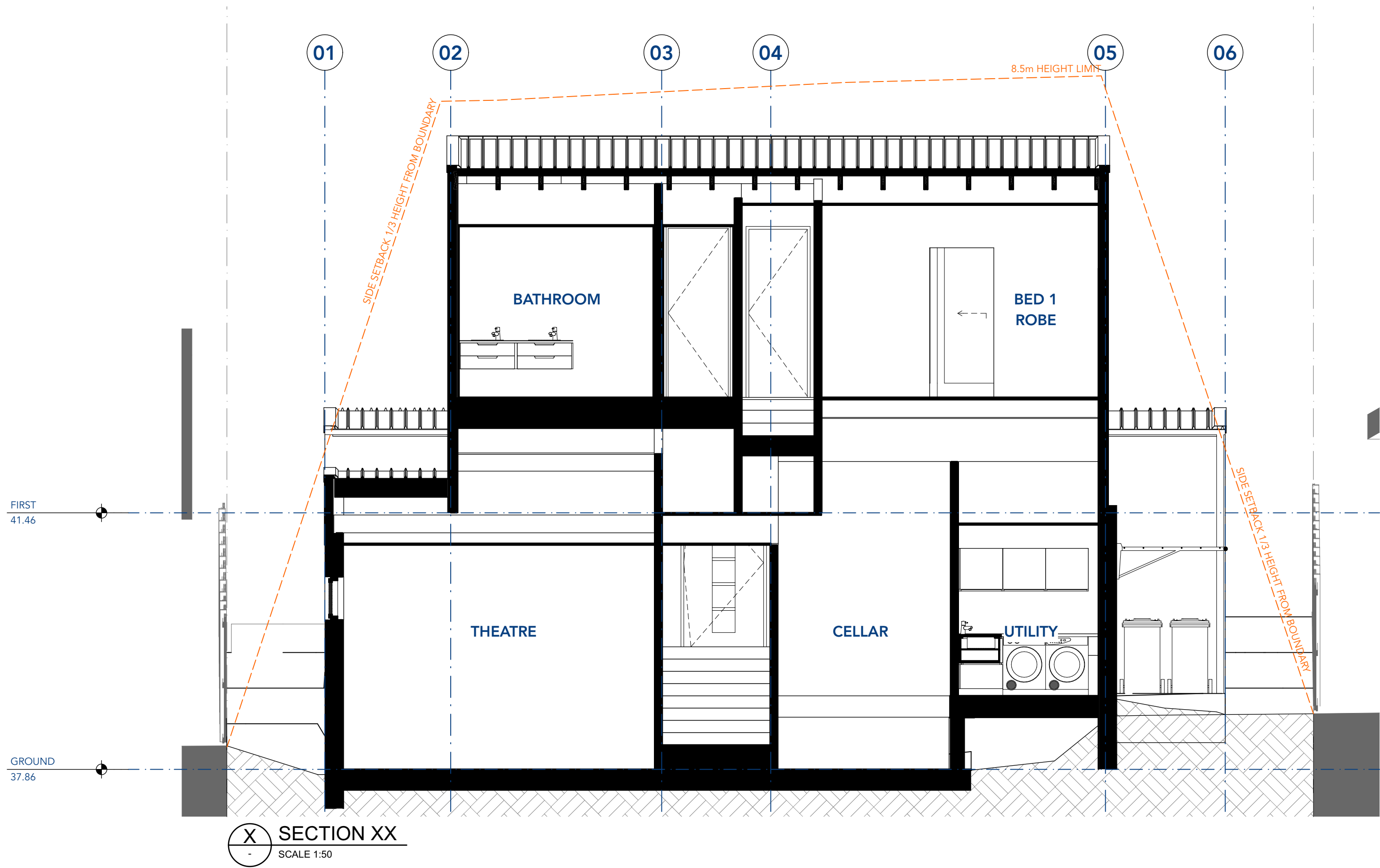


Client  
**KATE & JAMES MARTIN**  
14 ERNEST STREET  
BALGOWLAH HEIGHTS, NSW 2093

Project  
**MARTIN RESIDENCE**  
14 ERNEST STREET, BALGOWLAH HEIGHTS, NSW 2093  
Status **SKETCH DESIGN**  
Drawing Title  
**SECTIONS - SHEET 2**  
Scale **1:50 @A1**

Project No  
**2102**  
Published: Thursday, 26 April 2022  
Drawing No  
**DA352**  
Issue  
**01**

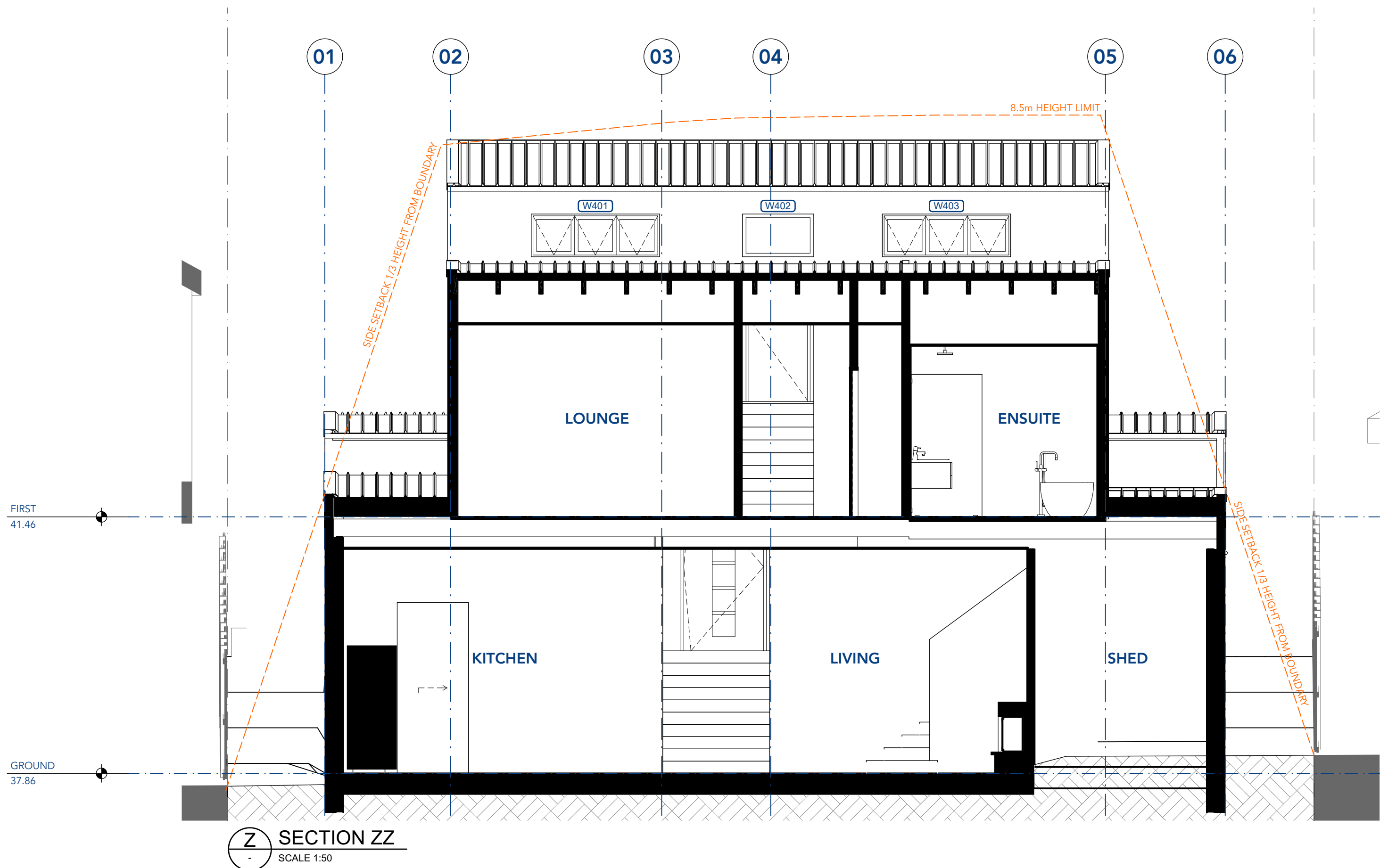




northern  
beaches  
council

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CONJUNCTION WITH  
THE CONDITIONS OF DEVELOPMENT  
CONSENT

DA2021/2405



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THE BUILDER MUST ENSURE THEY ARE IN  
POSSESSION OF A CC AND ALL OTHER  
REQUIRED COUNCIL APPROVALS

01	DEVELOPMENT APPLICATION	03/12/21
Rev	Change Name	Date

DRAWING NOTES:

24 THE BOULEVARDE  
LEWISHAM NSW 2049  
e. kieran@3dhabitat.com.au

Client  
**KATE & JAMES MARTIN**  
14 ERNEST STREET  
BALGOWLAH HEIGHTS, NSW 2093

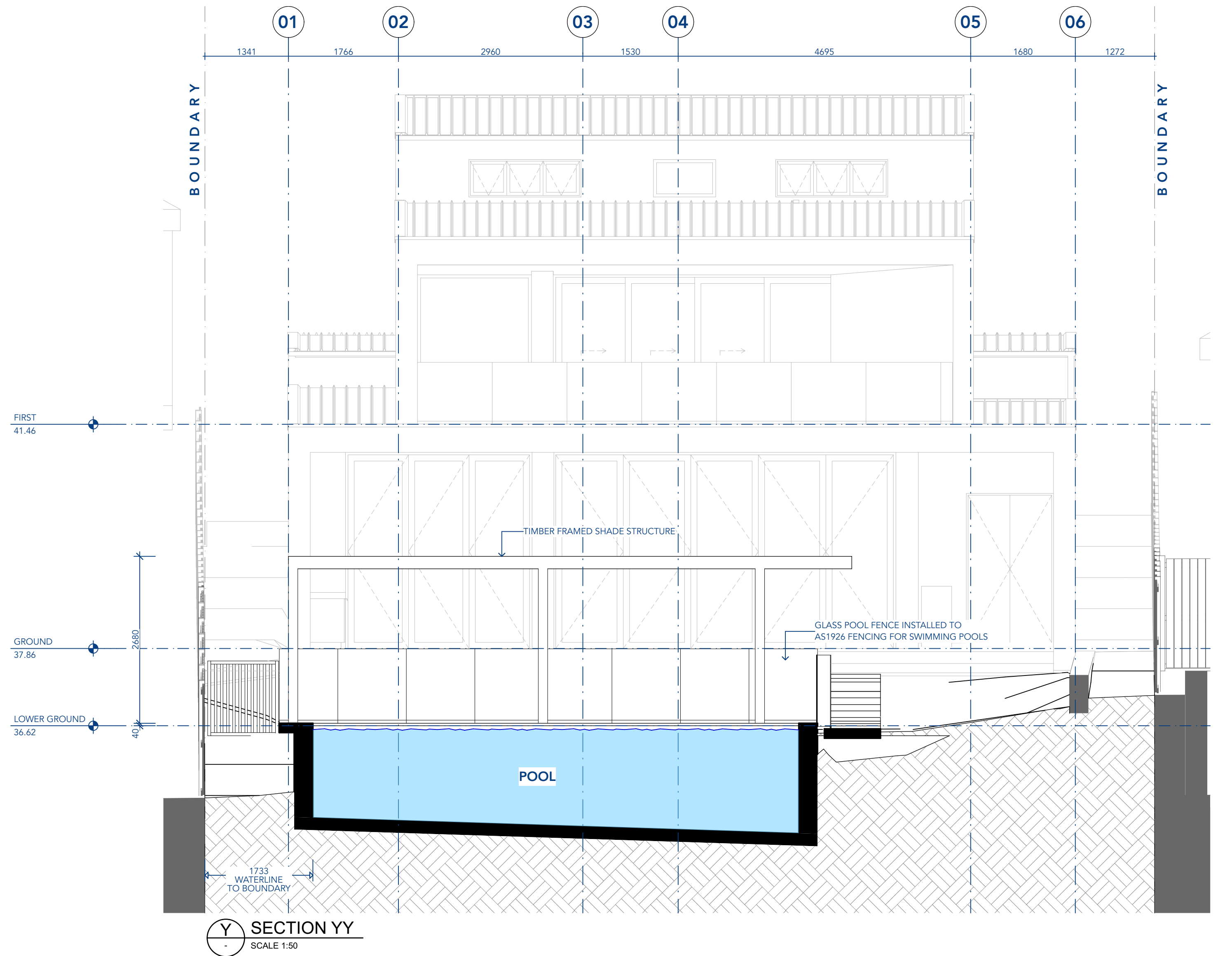
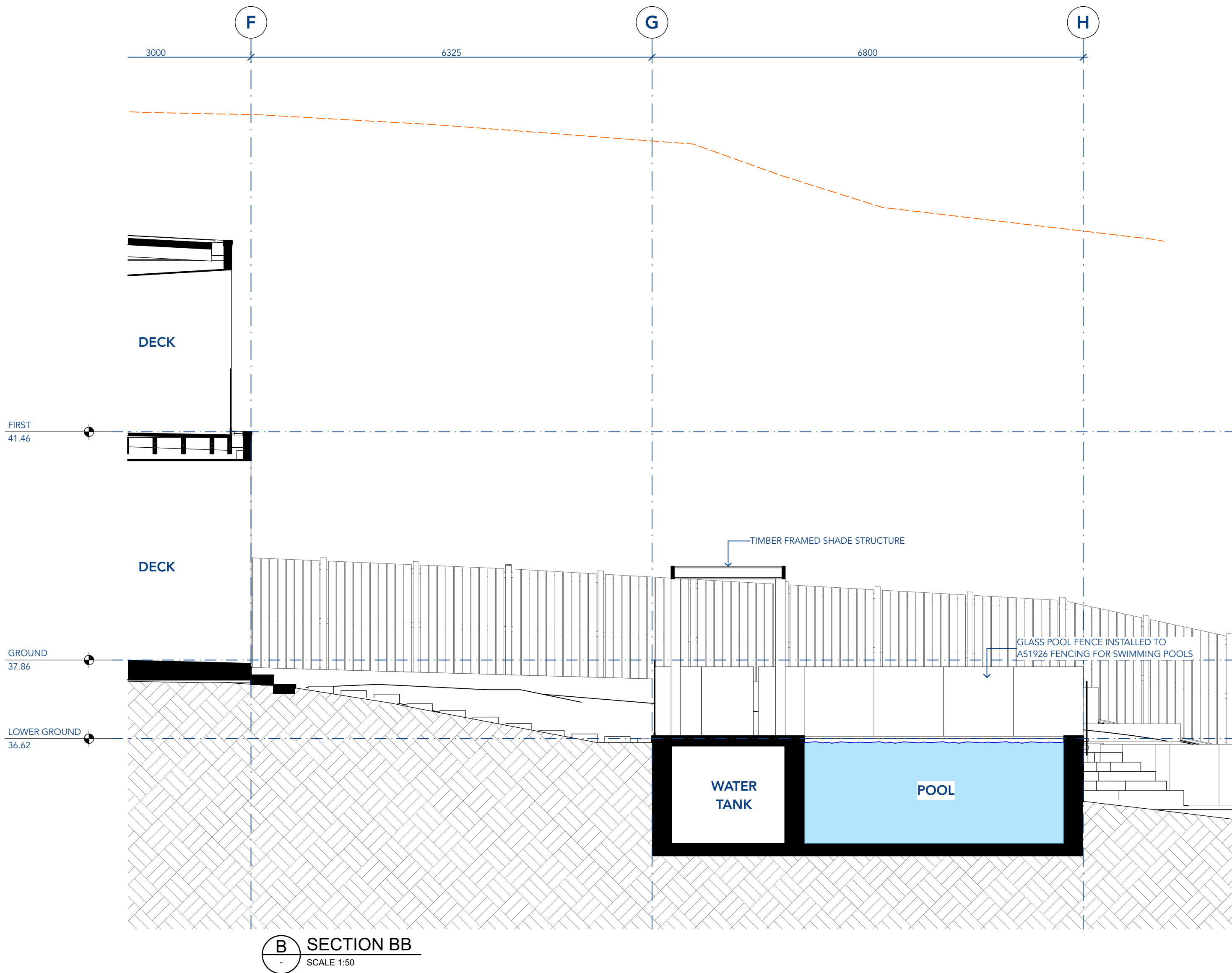
Project  
**MARTIN RESIDENCE**  
14 ERNEST STREET, BALGOWLAH HEIGHTS, NSW 2093  
Status **SKETCH DESIGN**  
Drawing Title  
**SECTIONS - SHEET 3**  
Scale **1:50 @A1**

Project No  
**2102**  
Published: Thursday, 26 April 2022  
Drawing No  
**DA353**  
Issue  
**01**

 northern  
beaches  
council

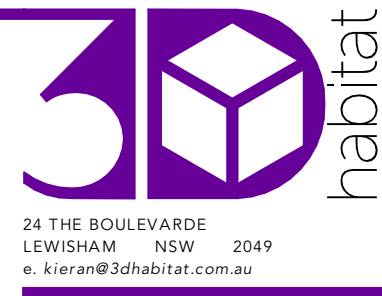
THIS PLAN IS TO BE READ IN  
CONJUNCTION WITH  
THE CONDITIONS OF DEVELOPMENT  
CONSENT

DA2021/2405



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01	DA - POOL SECTIONS	04/04/22
Rev	Change Name	Date

DRAWING NOTES:



Client  
**KATE & JAMES MARTIN**  
14 ERNEST STREET  
BALGOWLAH HEIGHTS, NSW 2093

Project  
**MARTIN RESIDENCE**  
14 ERNEST STREET, BALGOWLAH HEIGHTS, NSW 2093  
Status **SKETCH DESIGN**  
Drawing Title  
**SECTIONS - SHEET 4**  
Scale **1:50 @A1**

Project No  
**2102**  
Published: Thursday, 26 April 2022  
Drawing No  
**DA354**  
Issue  
**01**





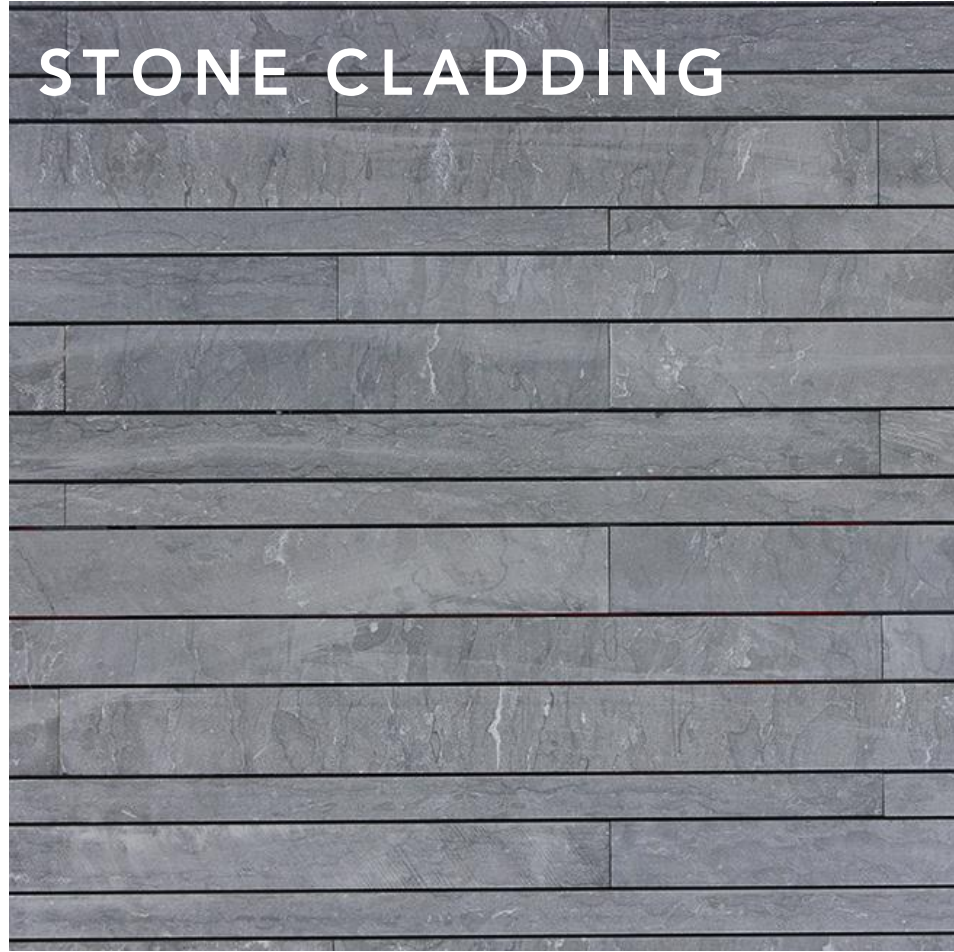
STONE



WHITE RENDER



METAL SHEET ROOF



STONE CLADDING



FRONT FENCE

# MATERIALS



POOL



EXTERIOR WALLS



ROOFING



GARAGE

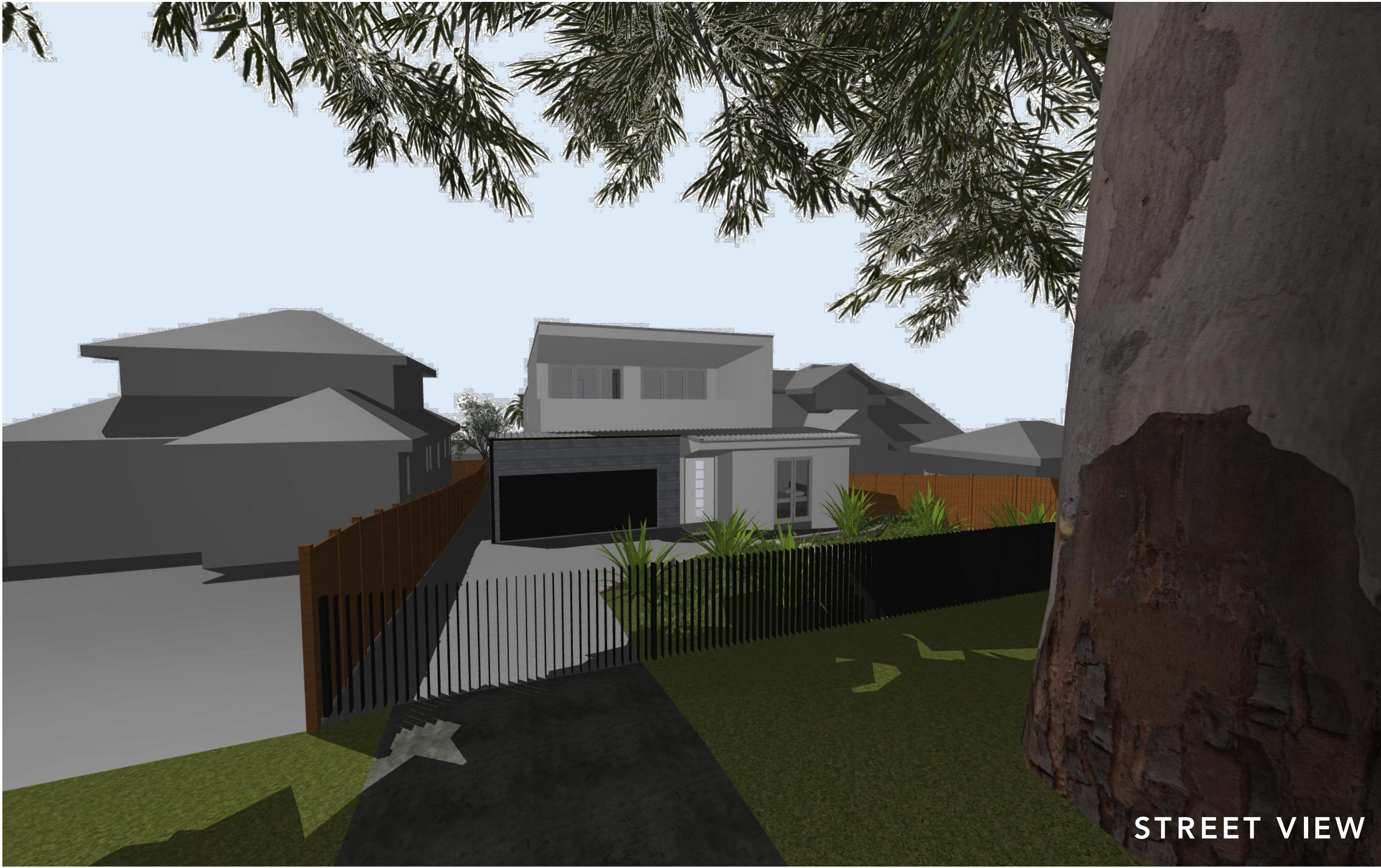


PERGOLA

# INSPIRATION



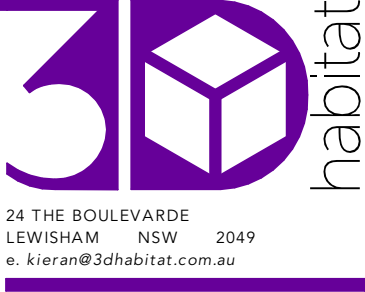
BACKYARD VIEW



STREET VIEW

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01	DEVELOPMENT APPLICATION	03/12/21
Rev	Change Name	Date

## DRAWING NOTES:



Client  
**KATE & JAMES MARTIN**  
14 ERNEST STREET  
BALGOWLAH HEIGHTS, NSW 2093

Project  
**MARTIN RESIDENCE**  
14 ERNEST STREET, BALGOWLAH HEIGHTS, NSW 2093  
Status **SKETCH DESIGN**  
Drawing Title  
**FINISHES SAMPLE BOARD**  
Scale **@A1**

Project No  
**2102**  
Published: Thursday, 26 April 2022  
Drawing No  
**DA755**  
Issue  
**01**