

REV G
DATE 14 11 2024

DESIGN DATA

LANDSCAPE AREA

SITE AREA = 687.5m²

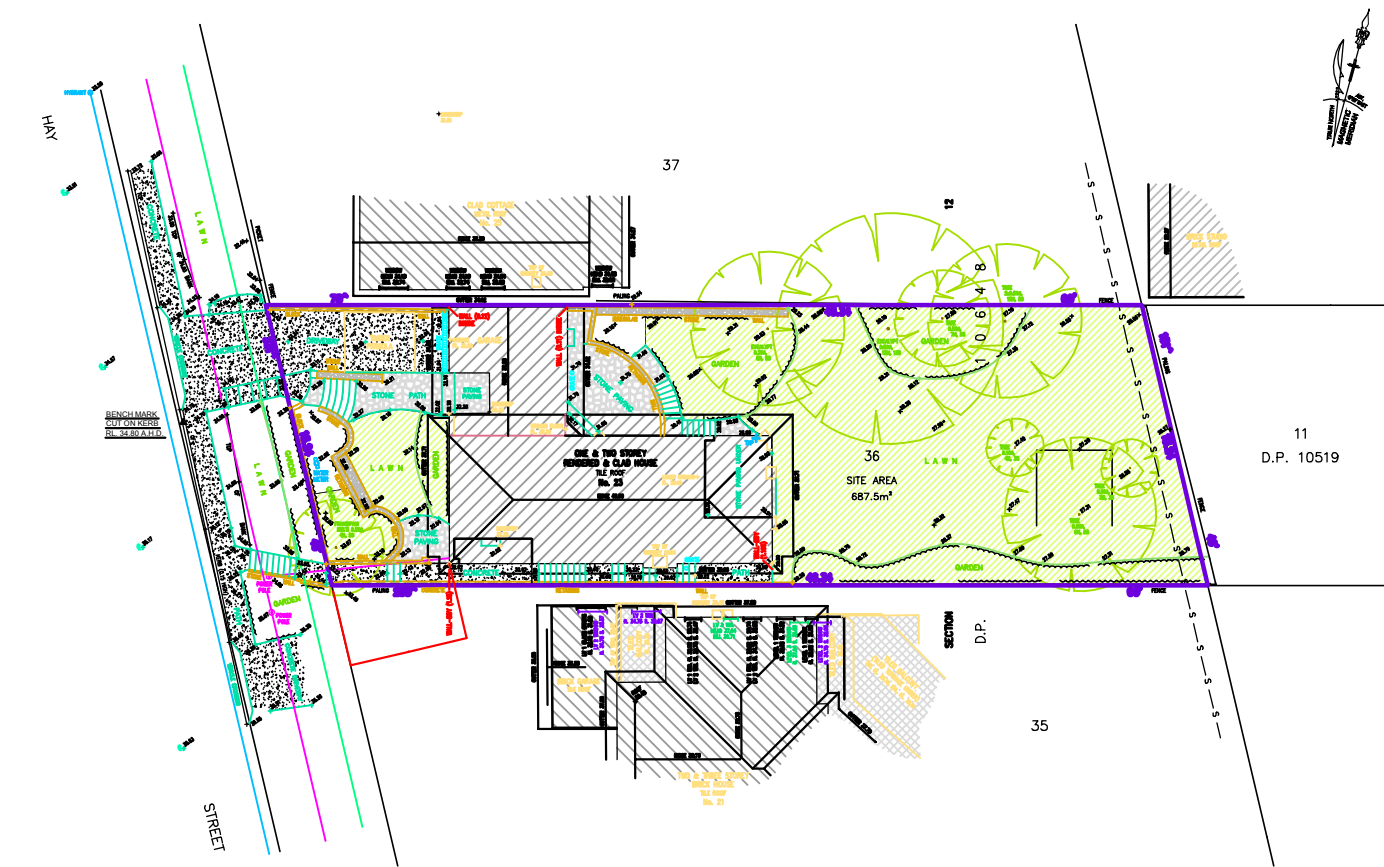
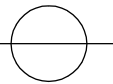
EXISTING = 388m² = 56.43%

LEGEND:



EXISTING
SITE PLAN

SCALE 1:400



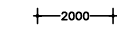
DESIGN DATA

LANDSCAPE AREA

SITE AREA = 687.5m²

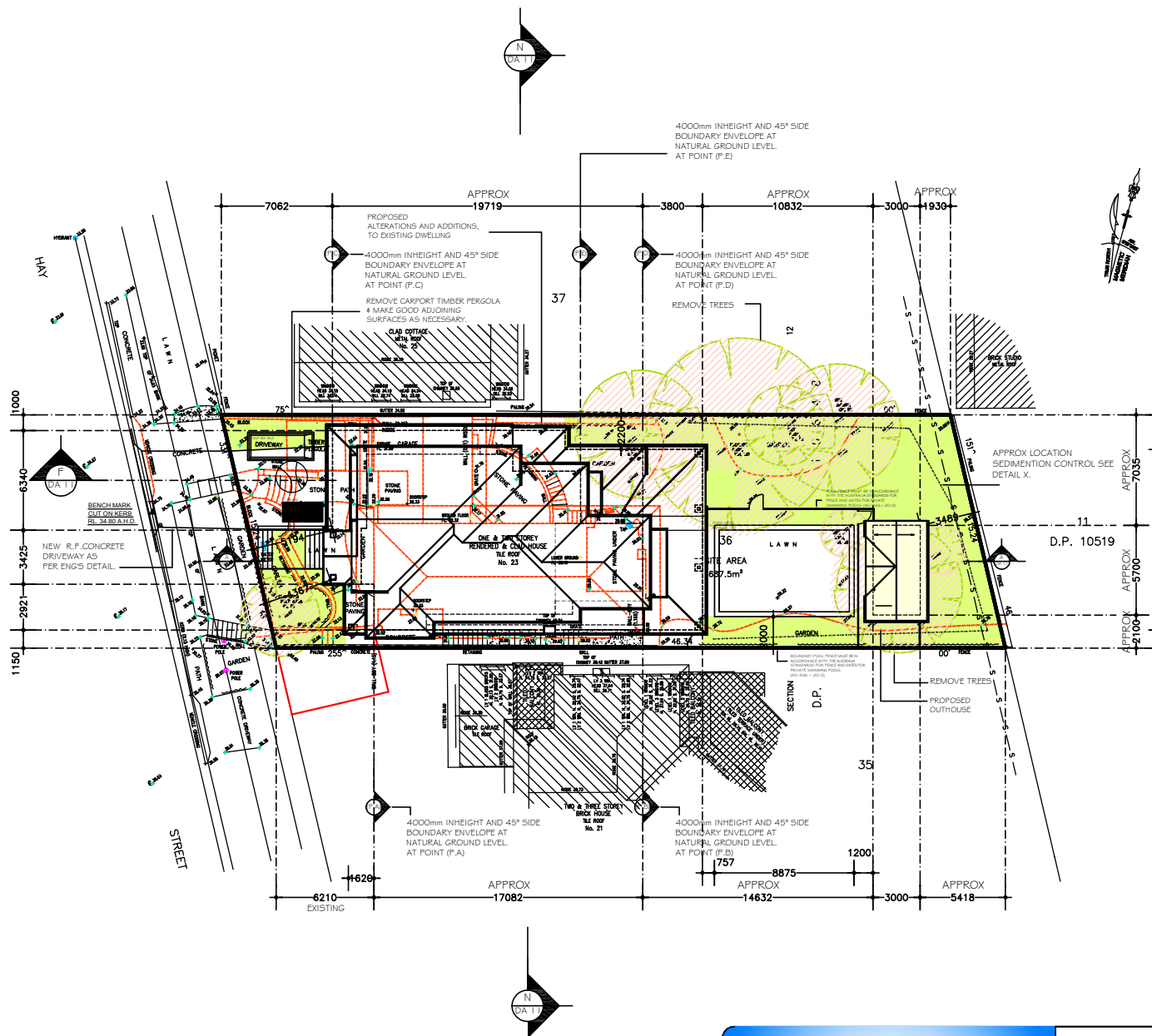
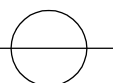
PROPOSED = 279m² = 40.58%

LEGEND:



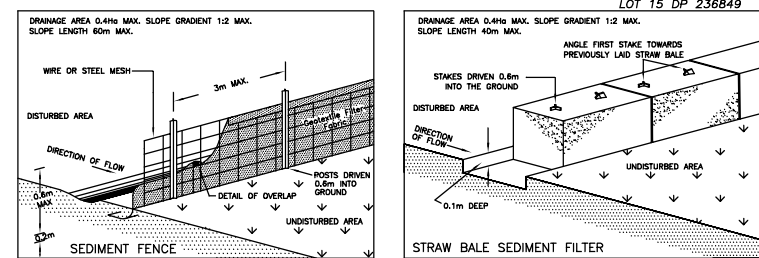
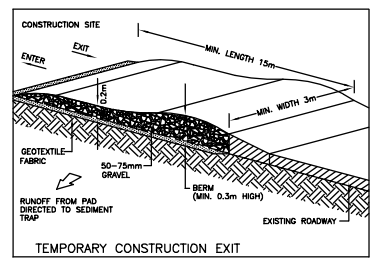
PROPOSED
SITE PLAN

SCALE 1:400

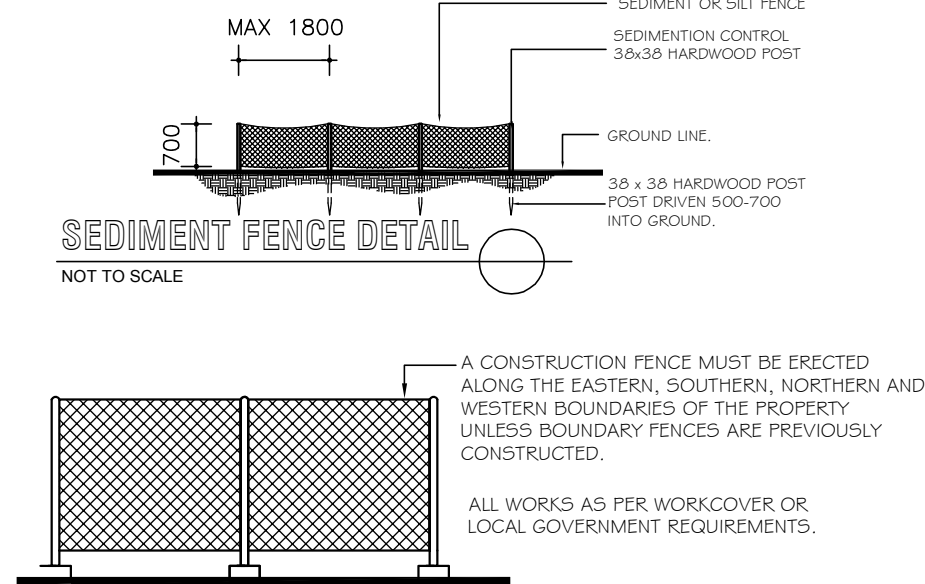


- NOTES
1. Do not scale off drawings. (If in doubt-ask.)
 2. All measurements to be checked on site prior to commencement of construction.
 3. Check all levels, roof pitch, location of services and boundary lines, site and building conditions before commencing work or ordering materials.
 4. Supply & install selected smoke alarm system to comply with AS3786.
 5. All storm water to be connect to existing system.
 6. The work shown on this and associated drawings shall be carried in a tradesmanlike manner and shall be in accordance with the standards, codes, ordinances, regulations, of the Standards Association of Australia, the Building Code of Australia and any statutory authority having jurisdiction over the works.
 7. Setting out dimensions shown on the drawings shall be verified by the builder.
 8. During construction the structure shall be maintained in a stable condition, and no part shall be overstressed.
 9. Flashings and damp proof course to be placed in accordance with good building principles whether shown on the details or not.
 10. Supply and install lift off hinges to all wet area doors.

- SOIL AND WATER MANAGEMENT NOTES
01. ALL EROSION AND SEDIMENT CONTROL MEASURES TO BE INSPECTED AND MAINTAINED DAILY BY SITE MANAGER.
 02. MINIMISE DISTURBED AREAS.
 03. ALL STOCKPILES TO BE CLEAR FROM DRAINS, GUTTERS AND FOOTPATHS.
 04. DRAINAGE TO BE CONNECTED TO STORMWATER SYSTEM AS SOON AS POSSIBLE.
 05. ROADS AND FOOTPATHS TO BE SWEEP DAILY AND KEPT CLEAN AT ALL TIMES.
 06. INSTALL TEMPORARY SEDIMENT BARRIERS TO ALL INLET PITS LIKELY TO COLLECT SILT LADEN WATER, TO COUNCIL'S REQUIREMENTS.
 07. NOT WITHSTANDING DETAILS SHOWN, IT IS THE SITE MANAGER'S SOLE RESPONSIBILITY TO ENSURE THAT ALL SITE ACTIVITIES COMPLY WITH THE REQUIREMENTS OF THE CLEAN WATERS ACT.



STANDARD DETAILS



ARCHITECTURAL PLANS ARE TO BE READ IN CONJUNCTION WITH,

WHITE GEOTECHNICAL GROUP.

BASIX REPORT
PREPARED BY SAMMY FEDELE

PROPOSED SEDIMENT CONTROL PLAN / SOIL AND WASTE MANAGEMENT / AND SITE PLAN

SCALE 1:200

REV G
DATE 14 11 2024

LEGEND

UNDISTURBED VEGETATION

SILT FENCE

STOCK PILE

BARRIER FENCE

FABRIC FILLED WITH GRAVEL

SAND AND SOIL STOCKPILE

INVESTIGATION OF "DIAL BEFORE YOU DIG" UNDERGROUND SERVICES HAS BEEN MADE. DETECTION OF UNDERGROUND SERVICES IS NOT AN INTEGRAL PART OF THIS SURVEY. ALL RELEVANT AUTHORITIES SHOULD BE NOTIFIED PRIOR TO ANY EXCAVATION ON OR NEAR THE SITE.

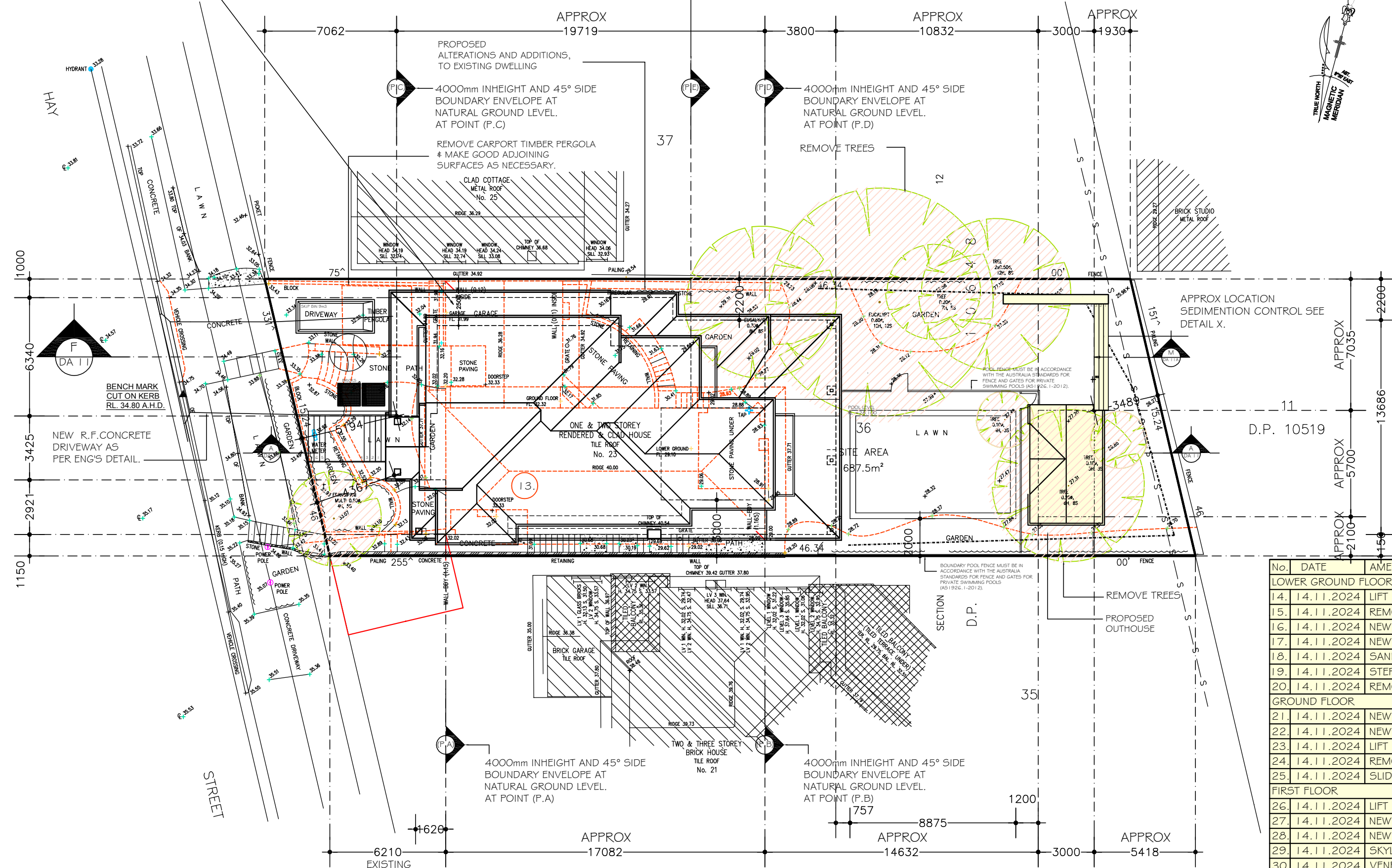
DEVELOPERS & DIGITATORS MAY BE HELD FINANCIALLY RESPONSIBLE BY THE ASSET OWNER SHOULD THEY DAMAGE UNDERGROUND NETWORKS.

CARELESS DIGGING CAN CAUSE DEATH OR SERIOUS INJURY TO WORKERS AND THE GENERAL PUBLIC. INCONVENIENCE, LOSS OF ELECTRICITY, GAS, WATER AND COMMUNICATIONS, LOSS TO CRIMINAL, PROSECUTION AND DAMAGES CLAIMS, CAUSE EXPIRANT FINANCIAL LOSSES TO BUSINESS, CUT OFF EMERGENCY SERVICES, DELAY PROJECT COMPLETION TIMES WHILE THE DAMAGE IS REPAIRED.

MINIMISE YOUR RISK AND DIAL BEFORE YOU DIG.
TEL: 1100



DA2021/1824
CONDITION 7.
3. The northern elevation of BEDROOM 3 and Ensuite located on the First Floor and shown on Sheet no. DAO6 are to be set back a minimum of 2.5m from the northern boundary.



No.	DATE	AMENDMENTS	REV	BY
LOWER GROUND FLOOR				
14.	14.11.2024	LIFT	G	SF
15.	14.11.2024	REMOVE STAIRCASE TO GROUND FLOOR	G	SF
16.	14.11.2024	NEW LAYOUT TO OUTHOUSE	G	SF
17.	14.11.2024	NEW ROOF TO OUTHOUSE	G	SF
18.	14.11.2024	SANDSTONE RETAINING WALL	G	SF
19.	14.11.2024	STEPS TO REAR YARD	G	SF
20.	14.11.2024	REMOVE SPA	G	SF
GROUND FLOOR				
21.	14.11.2024	NEW BEDROOM 4 AND ENS LATOUT	G	SF
22.	14.11.2024	NEW ROOF TO OUTHOUSE	G	SF
23.	14.11.2024	LIFT	G	SF
24.	14.11.2024	REMOVE STIRCASE TO L.G.F	G	SF
25.	14.11.2024	SLIDE DOORS TO BALCONY	G	SF
FIRST FLOOR				
26.	14.11.2024	LIFT	G	SF
27.	14.11.2024	NEW BEDROOM ENS WIR LAYOUT	G	SF
28.	14.11.2024	NEW ENSUITE TO BED 3 AND 4 LAYOUT	G	SF
29.	14.11.2024	SKYLIGHT	G	SF
30.	14.11.2024	VENEER (TIMBER) CONSTRUCTION	G	SF

No.	DATE	AMENDMENTS	REV	BY
11.	06.08.2024	PROPOSED MODIFICATION OF CONSENT 4.55 DA 2021/1824 NEW LIFT AND INTERNAL MODIFICATION MC01-MC16	E	SF
12.	11.09.2024	FIRST FLOOR SOUTHERN WALL BEDROOM 1, WIR AND ENS MOVE 1000 AND DELETE WINDOW 22 AND 21	F	SF
13.	30.10.2024	FIRST FLOOR SOUTHERN WALL BEDROOM 1, WALL 3000 FROM SIDE BOUNDARY	F	SF

Sammy Fedele

Architectural Drafting
Services
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G AND A PARISI

PROPOSED : MODIFICATION OF CONSENT 4.55 DA 2021/1824 ALTERATIONS AND ADDITIONS, AND POOL TO EXISTING RESIDENCE
ADDRESS : 23 HAY STREET COLLAROY NSW 2097
DP 10648 LOT 36 SEC 12

PLAN

SCALE: 1:100
DATE: 14.11.2024
REV: G JOB: 41/20

SHEET No :
MC01

A2

- NOTES
1. Do not scale off drawings. *(If in doubt- ask.)*

2. All measurements to be checked on site prior to commencement of construction.

3. Check all levels, roof pitch, location of services and boundary lines, site and building conditions before commencing work or ordering materials.

4. Supply & install selected smoke alarm system to comply with AS3786.

5. All storm water to be connect to existing system .

6. The work shown on this and associated drawings shall be carried in a tradesmanlike manner and shall be in accordance with the standards, codes, ordinances, regulations, of the Standards Association of Australia, the Building Code of Australia and any statutory authority having jurisdiction over the works.

















7. Setting out dimensions shown on the drawings shall be verified by the builder

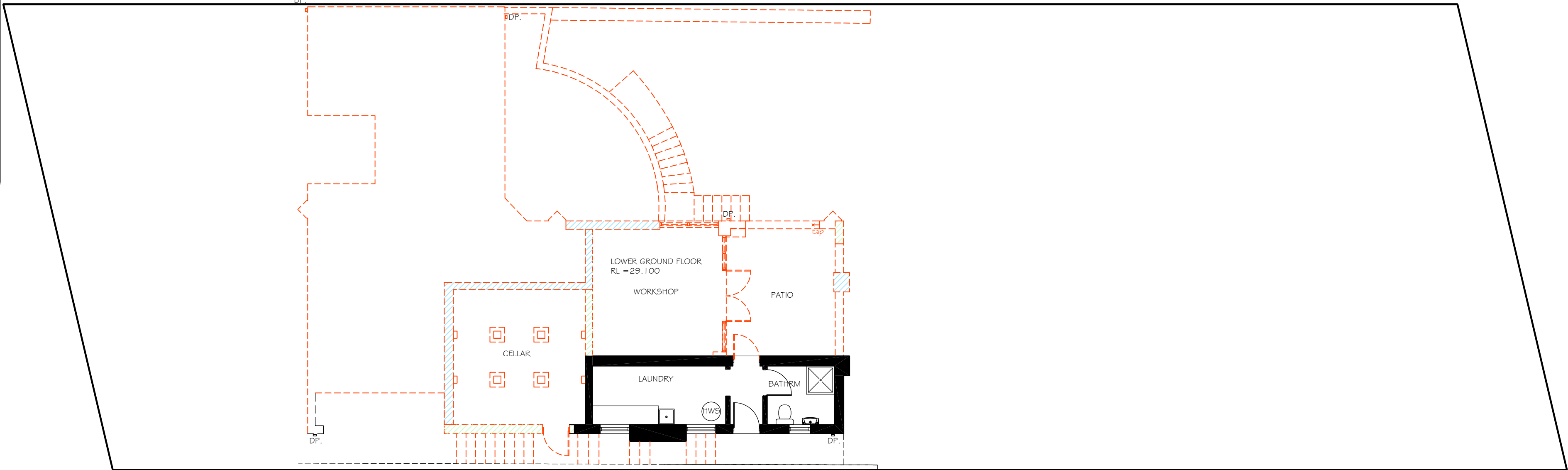
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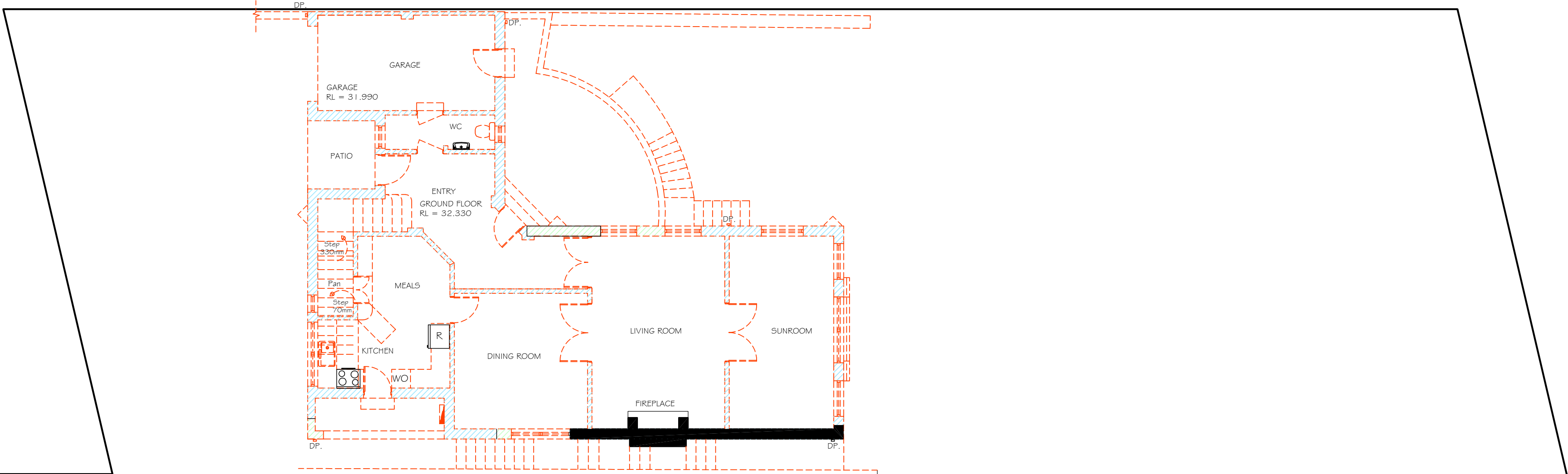
10. Supply and install lift off hinges to all wet area doors .

LEGEND:

	SMOKE ALARM AS 3786
	FAN MECHANICAL
	DOWN PIPE
	M/HOLE (ACCESS TO ROOF)
	EXTERNAL TAP
	METER BOX
	GAS METER
	AIR-CONDITION UNIT
	SKYLIGHT
	FLOOR WASTE
	EXISTING WALLS
	DEMOLITION WALLS
	NEW WALLS
	BRICK CONTROL JOINT
	AERIAL OVER
	SATELLITE DISH ANTENNA OVER




EXISTING/DEMOLITION
LOWER GROUND FLOOR PLAN
SCALE 1 : 100



EXISTING/DEMOLITION
GROUND FLOOR PLAN
SCALE 1 : 100

No.	DATE	AMENDMENTS	REV	BY
1.	14.2.2022	RELOCATE REAR EXTERNAL STAIRS	A	SF
2.	14.2.2022	SHELF TO W6 KITCHEN AND W7 DINE WINDOWS ONLY	A	SF
3.	13.4.2022	MEALS WALL SETBACK 2200	B	SF
4.	13.4.2022	BED 2 SIDE SETBACK 3590	B	SF
5.	13.4.2022	ENS SIDE SETBACK 2500	B	SF
6.	13.4.2022	BAHAMA SHUTTERS TO W 5 ,W6,W7 W8,W24,W25	B	SF



abn 36 627 664 311

Architectural Drafting
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C AND A PARISI

PROPOSED , MODIFICATION OF CONSENT 4.55 DA 2021/1824 ALTERATIONS AND ADDITIONS,AND POOL TO EXISTING RESIDENCE

ADDRESS : 23 HAY STREET COLLAROY NSW 2097

DP 1 0648 LOT 36 SEC 12

SCALE: 1 : 100

DATE: 14.11.2024

REV: G

JOB: 41/20

PLAN

SHEET No : MC02

A2

- NOTES
1. Do not scale off drawings. *(If in doubt- ask.)*

2. All measurements to be checked on site prior to commencement of construction.

3. Check all levels, roof pitch, location of services and boundary lines, site and building conditions before commencing work or ordering materials.

4. Supply & install selected smoke alarm system to comply with AS3786

5. All storm water to be connect to existing system .

6. The work shown on this and associated drawings shall be carried in a tradesmanlike manner and shall be in accordance with the standards, codes, ordinances, regulations, of the Standards Association of Australia, the Building Code of Australia and any statutory authority having jurisdiction over the works.

















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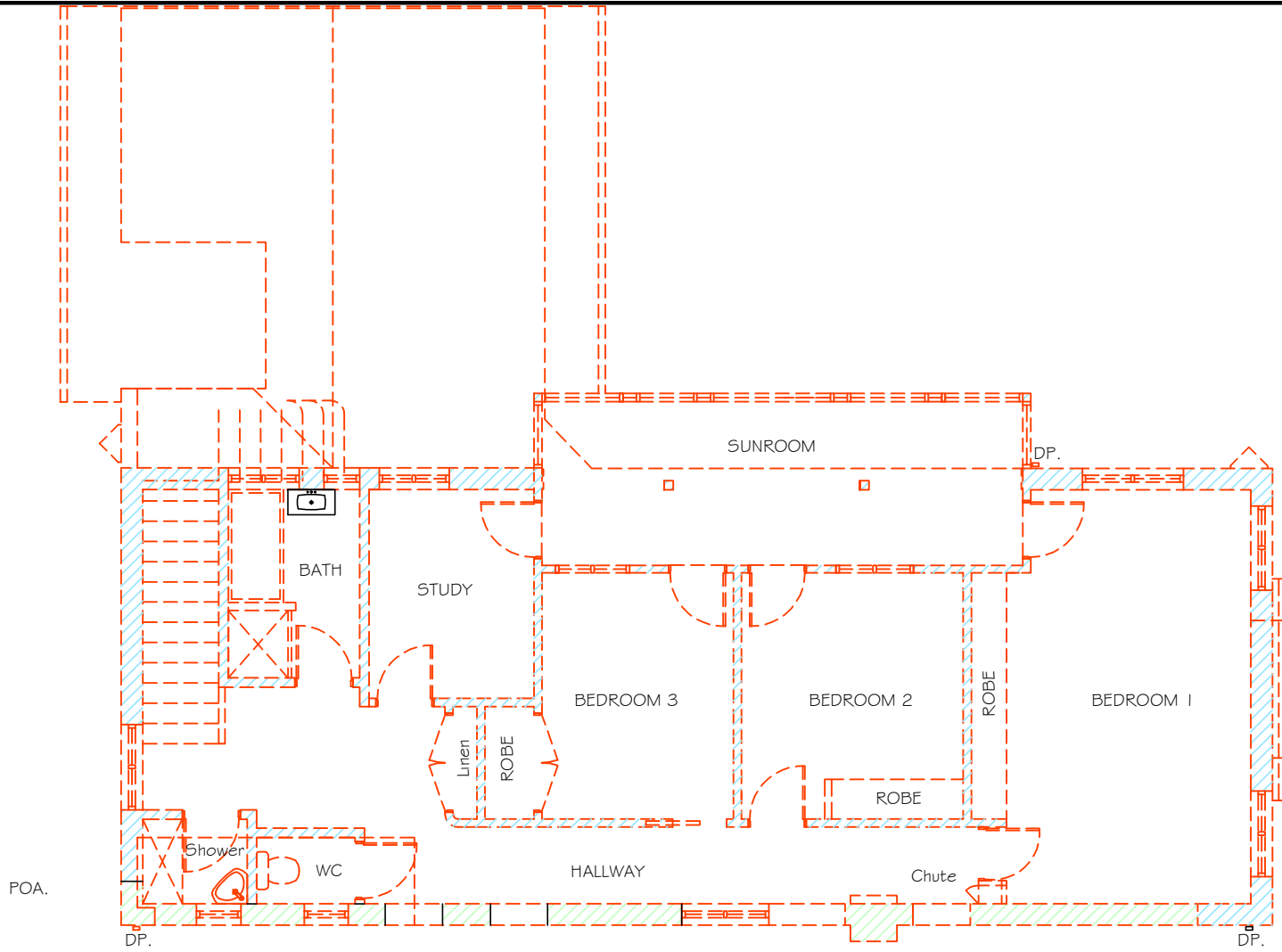
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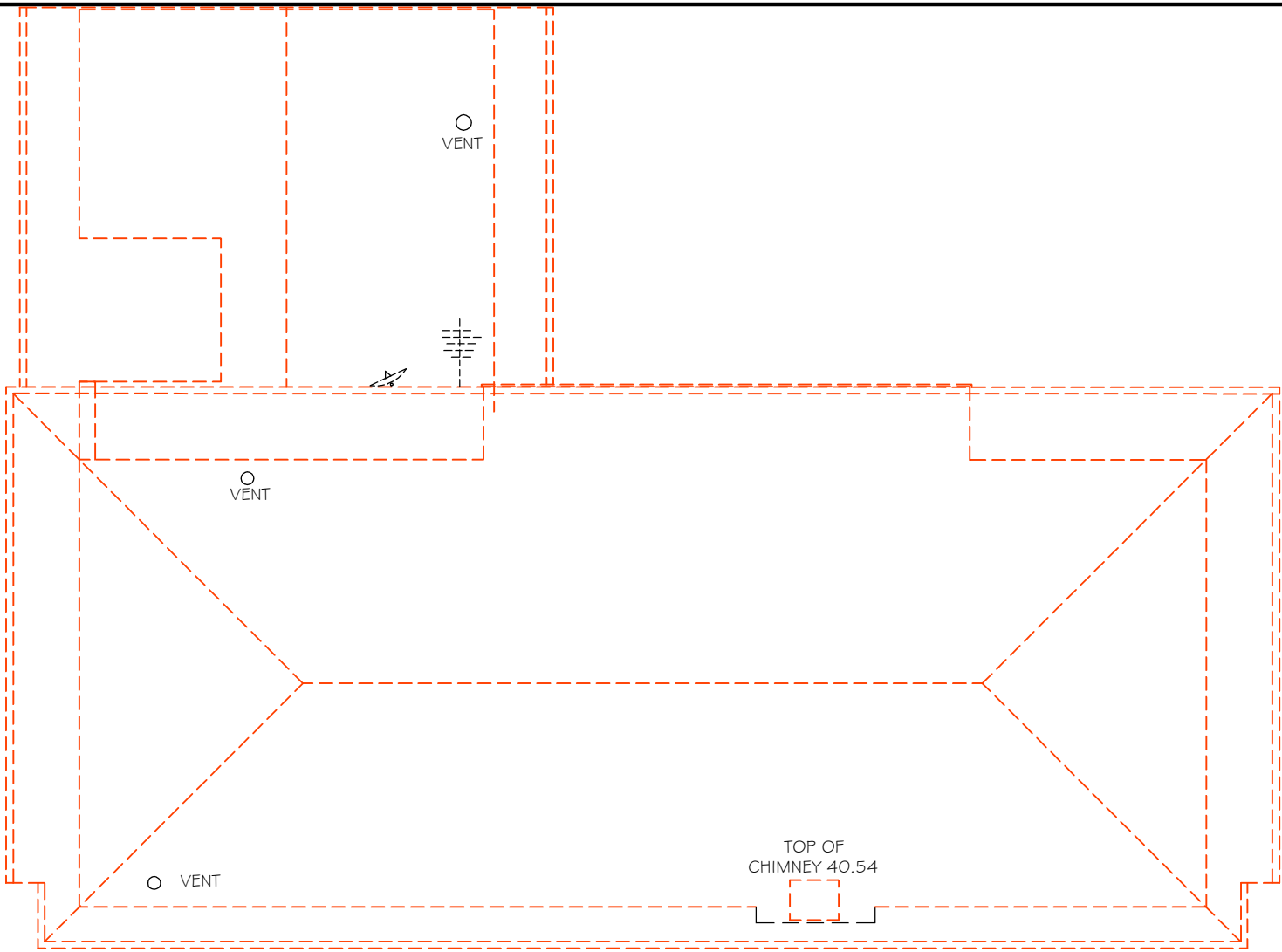
10. Supply and install lift off hinges to all wet area doors .

LEGEND:

	SMOKE ALARM AS 3786
	FAN MECHANICAL
	DOWN PIPE
	M/HOLE (ACCESS TO ROOF)
	EXTERNAL TAP
	METER BOX
	GAS METER
	AIR-CONDITION UNIT
	SKYLIGHT
	FLOOR WASTE
	EXISTING WALLS
	DEMOLITION WALLS
	NEW WALLS
	BRICK CONTROL JOINT
	AERIAL OVER
	SATELLITE DISH ANTENNA OVER



EXISTING/DEMOLITION
FIRST FLOOR PLAN
SCALE 1:100



EXISTING /DEMOLITION
ROOF PLAN
SCALE 1:100

REV G
DATE 14 11 2024

No.	DATE	AMENMENTS	REV	BY
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5.	13.4.2022	ENS SIDE SETBACK 2500	B	SF
6.	13.4.2022	BAHAMA SHUTTERS TO W 5 ,W6,W7 W8,W24,W25	B	SF

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C AND A PARISI

PROPOSED : MODIFICATION OF CONSENT 4.55 DA 2021/1824 ALTERATIONS AND ADDITIONS,AND POOL TO EXISTING RESIDENCE

ADDRESS : 23 HAY STREET LOT 36 COLLAROY NSW 2097 DP 10648 SEC 12

PLAN

SCALE: 1:100

DATE: 14.11.2024

REV: G JOB: 41/20

SHEET No :

MC03

A2

DESIGN DATA

LANDSCAPE AREA

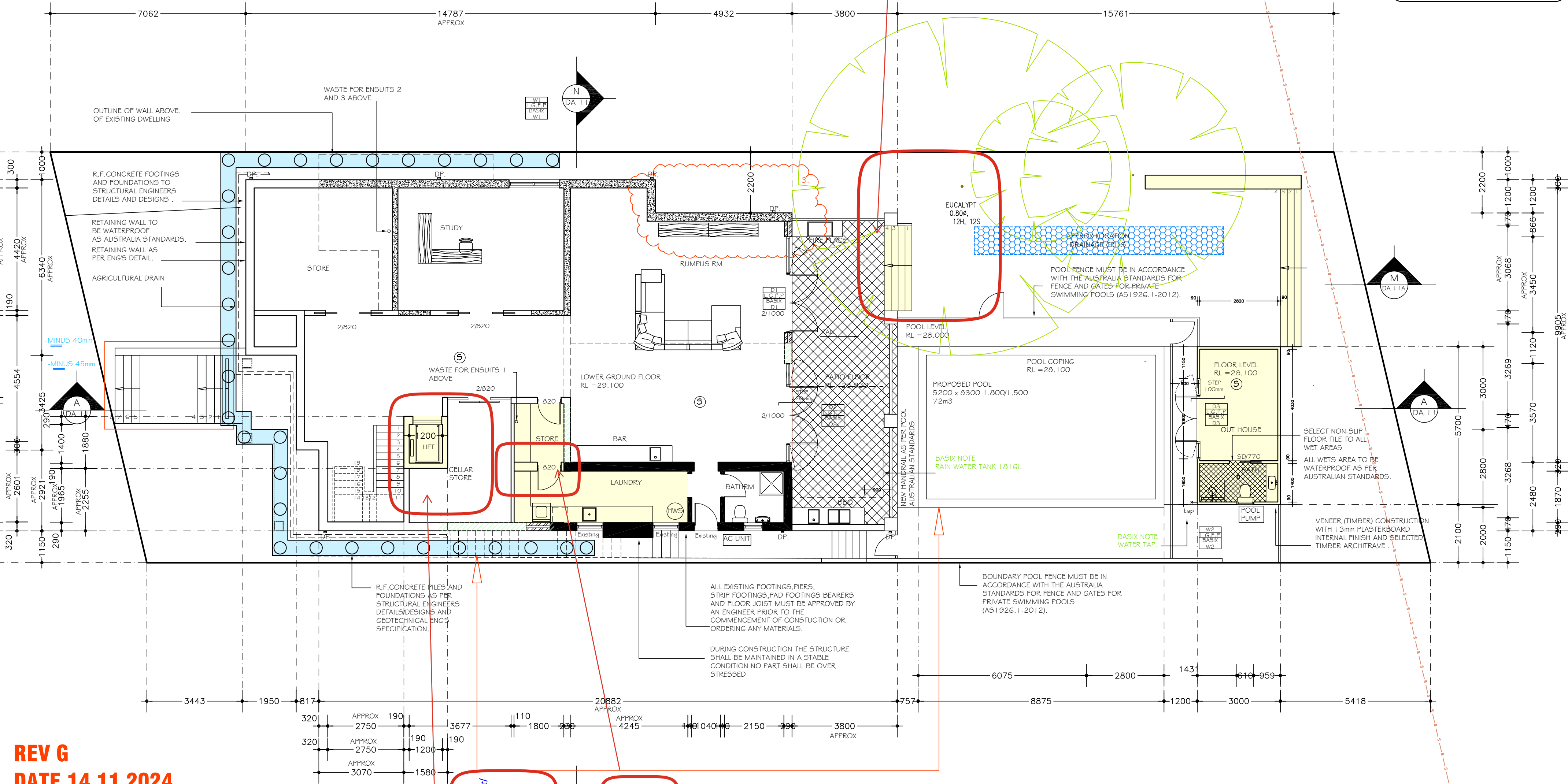
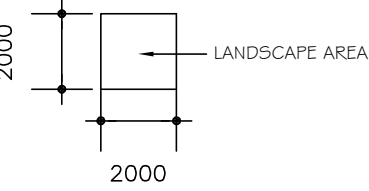
SITE AREA = 687.5m2

PROPOSED = 277.27m2 = 40.33%

Smoke alarm on each floor of the dwelling in accordance with Part 3.5.2 & 9.5.4 of the NCC 2022 Volume 2 and AS 3786.

HANDRAIL 1000 HIGH IN ACCORDANCE WITH PART 11.3.4. AND 11.3.5. OF THE NCC 2022 VOLUME 2

LEGEND:



NOTES

1. Do not scale off drawings. (If in doubt ask.)
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9. Supply and install lift off hinges to all wet area doors.

REV G
DATE 14 11 2024

PROPOSED
LOWER GROUND FLOOR PLAN
SCALE 1:100

Sammy Fedele

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C AND A PARISI

PROPOSED : MODIFICATION OF CONSENT 4.55 DA 2021/11824
ALTERATIONS AND ADDITIONS, AND POOL
TO EXISTING RESIDENCE
ADDRESS : 23 HAY STREET DP 10648
COLLAROY NSW 2097 LOT 36
SEC 12

PLAN

SCALE: 1:100
DATE: 14.11.2024
REV: G

SHEET No :
MC04

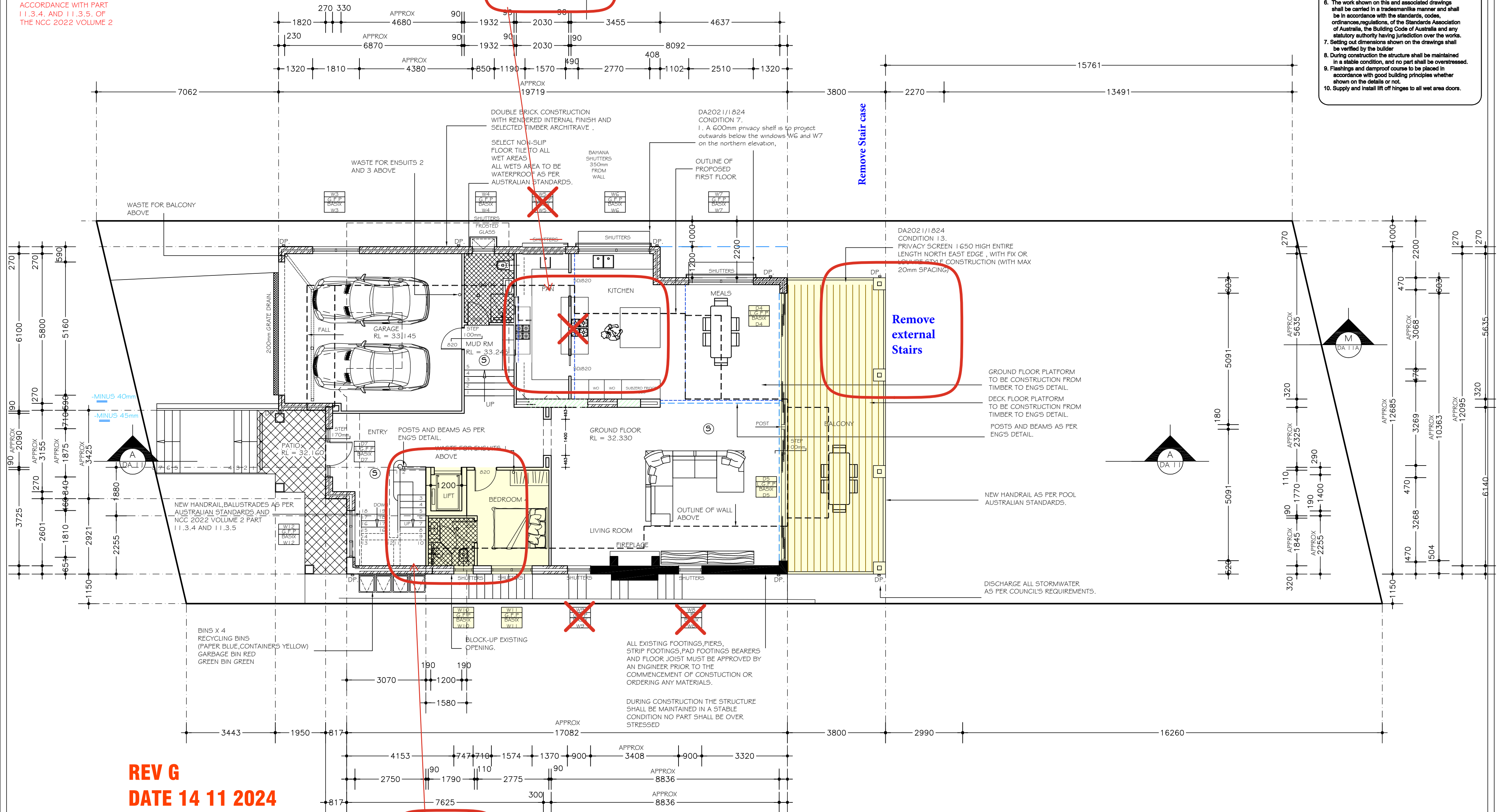
A2

Smoke alarm on each floor of the dwelling in accordance with Part 3.5.2 & 9.5.4 of the NCC 2022 Volume 2 and AS 3786.

HANDRAIL 1000 HIGH IN ACCORDANCE WITH PART 11.3.4. AND 11.3.5. OF THE NCC 2022 VOLUME 2

Remove Pantry wall and reconfigure kitchen. Remove pantry window.

- NOTES
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REV G
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PROPOSED
GROUND FLOOR PLAN
SCALE 1:100

Reduce
Bed4 size.
Reconfigure
en suite and
add internal
lift

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C AND A PARISI

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ALTERATIONS AND ADDITIONS, AND POOL
TO EXISTING RESIDENCE
ADDRESS : 23 HAY STREET DP 10648
COLLAROY NSW 2097 LOT 36
SEC 12

PLAN
SCALE: 1:100
DATE: 14.11.2024
REV: G JOB: 41/20

SHEET No :
MC05

A2

Smoke alarm on each floor of the dwelling in accordance with 9.5.4 of the NCC 2022 Volume 2 and AS 3786.

HANDRAIL 1000 HIGH IN ACCORDANCE WITH PART 11.3.4 AND 11.3.4 (8) OF THE NCC 2022 VOLUME 2

DA2021/1824

CONDITION 7.

3. The northern elevation of BEDROOM 3 and Ensuite located on the First Floor and shown on Sheet no. DA06 are to be set back a minimum of 2.5m from the northern boundary.

PROVIDE ADEQUATE FLASHING.

VENEER (TIMBER) CONSTRUCTION WITH 13mm PLASTERBOARD INTERNAL FINISH AND SELECTED TIMBER ARCHITRAVE.

BALCONY FLOOR PLATFORM TO BE CONSTRUCTION FROM TIMBER TO ENG'S DETAIL.

3 / FLOOR WASTE AND OVERFLOW DISCHARGE ALL STORMWATER AS PER COUNCIL'S REQUIREMENTS.

NEW HANDRAIL, BALUSTRADES AS PER AUSTRALIAN STANDARDS AND NCC 2022 VOLUME 2 PART 11.3.4 AND 11.3.5

-MINUS 40mm
-MINUS 45mm

ALL BALCONY AREA TO BE WATERPROOF AS PER AUSTRALIAN STANDARDS.

BALCONY PLATFORM TO BE CONSTRUCTION FROM TIMBER TO ENG'S DETAIL.

SELECT NON-SLIP FLOOR TILE TO BALCONY AREA

PROVIDE ADEQUATE FLASHING.

3 / FLOOR WASTE AND OVERFLOW DISCHARGE ALL STORMWATER AS PER COUNCIL'S REQUIREMENTS.

DURING CONSTRUCTION THE STRUCTURE SHALL BE MAINTAINED IN A STABLE CONDITION NO PART SHALL BE OVERSTRESSED.

NOTES

1. Do not scale off drawings. (If in doubt ask.)
2. All measurements to be checked on site prior to commencement of construction.
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10. Supply and install lift off hinges to all wet area doors.

REV G
DATE 14 11 2024

PROPOSED
FIRST FLOOR PLAN
SCALE 1:100

Remove void

Modify Master Ensuite layout and add internal lift

MOVE PART SOUTH WALL BY 1000mm

MOVE BEDROOM 1 WALL 3000 WALL TO BOUNDARY
Mod2024/0398 30 10 2024

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ALTERATIONS AND ADDITIONS, AND POOL
TO EXISTING RESIDENCE
ADDRESS : 23 HAY STREET DP 10648
COLLAROY NSW 2097 LOT 36
SEC 12

PLAN

SCALE: 1:100

DATE: 14.11.2024

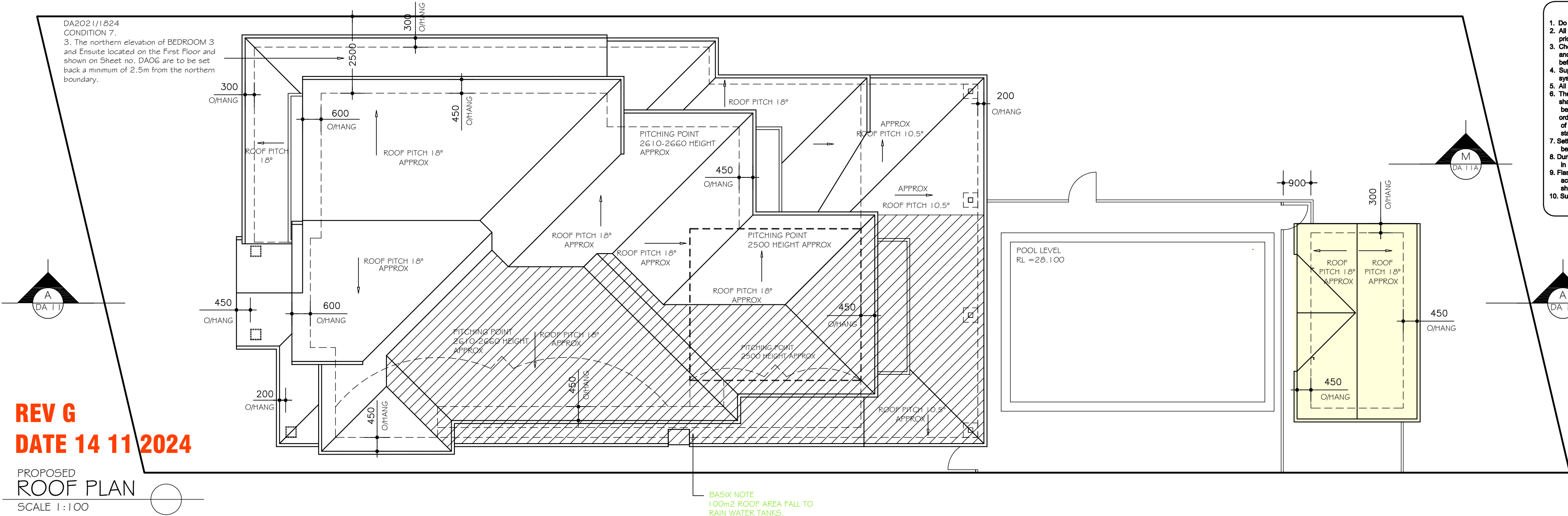
REV: G

JOB: 41/20

SHEET No :

MC06

A2



Sammy Fedele

Abn: 56 627 664 311

Architectural Drafting
Services
0404 037 606
email:sammyfedele@primus.com.au

C AND A PARISI

PROPOSED: MODIFICATION OF CONSENT 4.35 DA 2021/1824
ADDITIONAL LONG AND POOL
TO EXISTING RESIDENCE

ADDRESS: 23 HAY STREET
COLLAROY NSW 2097

PLAN

SCALE: 1:100
DATE: 14.11.2024
REV: G

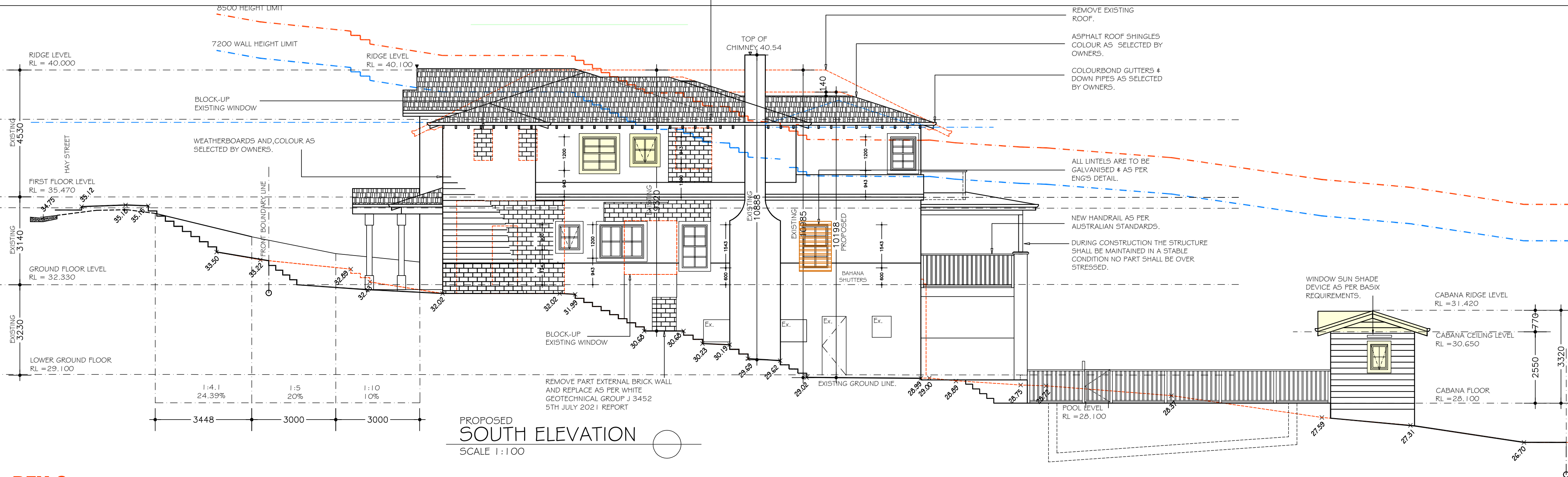
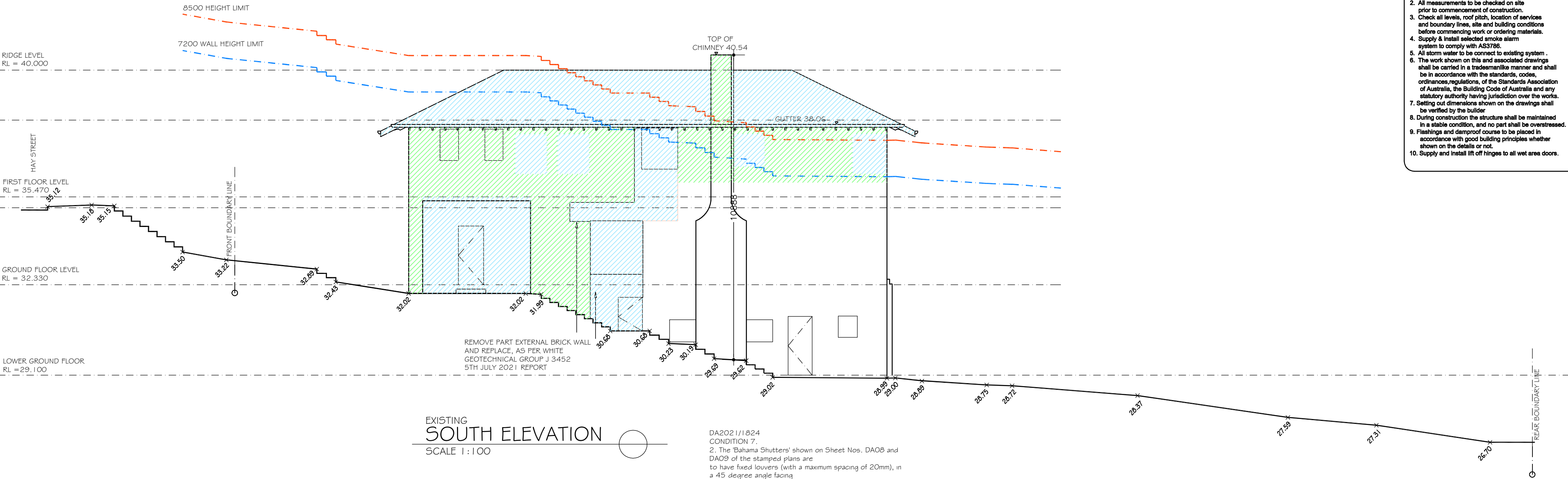
JOB: 4/20

A2

SHEET No: MC07

NOTES

1. Do not scale off drawings. *(If in doubt ask.)*
2. All measurements to be checked on site prior to commencement of construction.
3. Check all levels, roof pitch, location of services and boundary lines, site and building conditions before commencing work or ordering materials.
4. Supply & install selected smoke alarm system to comply with AS3786.
5. All storm water to be connect to existing system.
6. The work shown on this and associated drawings shall be carried in a tradesmanlike manner and shall be in accordance with the standards, codes, ordinances, regulations, of the Standards Association of Australia, the Building Code of Australia and any statutory authority having jurisdiction over the works.
7. Setting out dimensions shown on the drawings shall be verified by the builder.
8. During construction the structure shall be maintained in a stable condition, and no part shall be overstressed.
9. Flashings and damp proof course to be placed in accordance with good building principles whether shown on the details or not.
10. Supply and install lift off hinges to all wet area doors.



REV G
DATE 14 11 2024

Sammy Fedele

Architectural Drafting
Services
0404 037 606
email:sammyfedele@iprimus.com.au

C AND A PARISI

PROPOSED : MODIFICATION OF CONSENT 4.55 DA 2021/1824
ALTERATIONS AND ADDITIONS AND POOL
TO EXISTING RESIDENCE
ADDRESS : 23 HAY STREET DP 10648
COLLAROY NSW 2097 LOT 36
SEC 12

ELEVATION

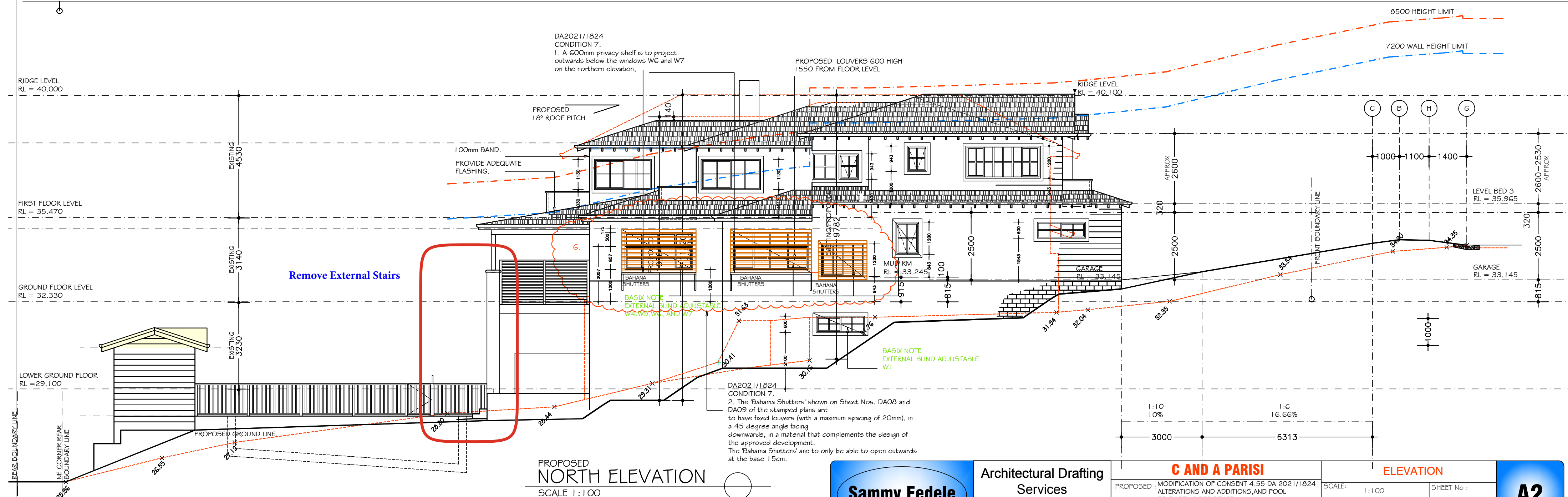
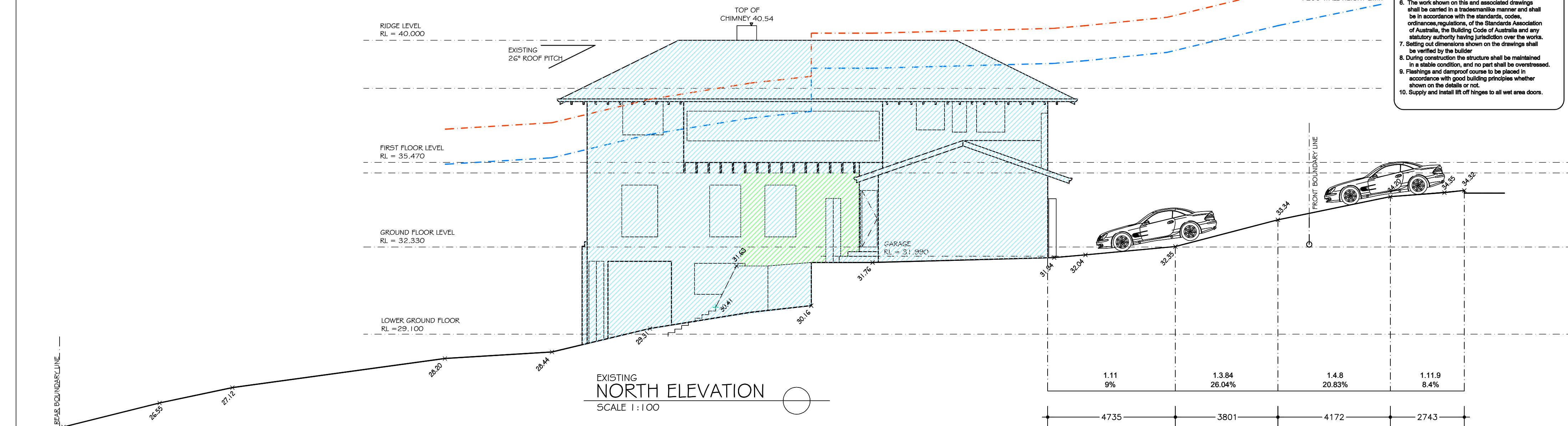
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DATE: 14.11.2024
REV: G

SHEET No :
MC08

A2

REV G
DATE 14 11 2024

- ## NOTES
1. Do not scale off drawings. *(If in doubt-ask.)*
 2. All measurements to be checked on site prior to commencement of construction.
 3. Check all levels, road pitch, location of services and boundary lines, site and building conditions before commencing work or ordering materials.
 4. Supply & install external alarm system to comply with AS3786.
 5. All storm water to be connected to existing system .
 6. The work shown on this and associated drawings shall be carried in a tradesmanlike manner and shall be in accordance with the provisions of the building ordinances, regulations, of the Standards Association of Australia, the Building Code of Australia and any statutory authority having jurisdiction over the works.
 7. Setting out dimensions shown on the drawings shall be checked by the contractor.
 8. During construction the structure shall be maintained in a stable condition, and no part shall be overstressed.
 9. Flashings and dampproof course to be placed in accordance with good building principles wherever shown on the details.
 10. Supply and install lift off hinges to all wet area doors.



Sammy Fedeale

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C AND A PARISI

PROPOSED :	MODIFICATION OF CONSENT 4.55 DA 2021/1824 ALTERATIONS AND ADDITIONS, AND POOL TO EXISTING RESIDENCE	
ADDRESS :	23 HAY STREET COLLAROY NSW 2097	DP 10648 LOT 36 SEC 12

ELEVATION

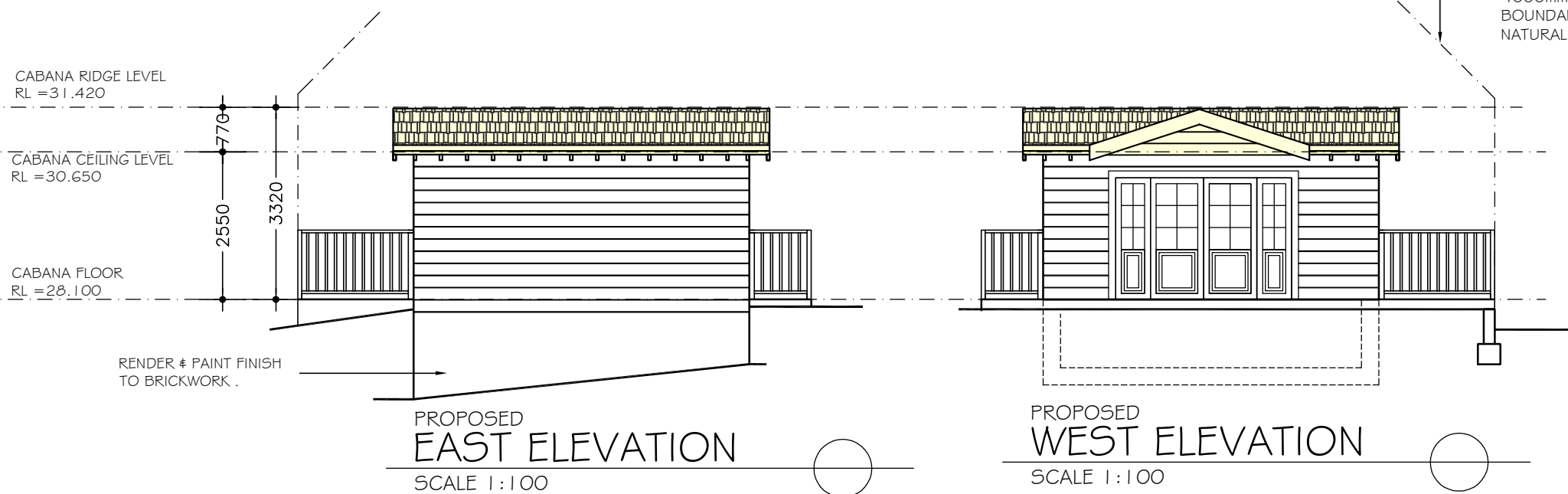
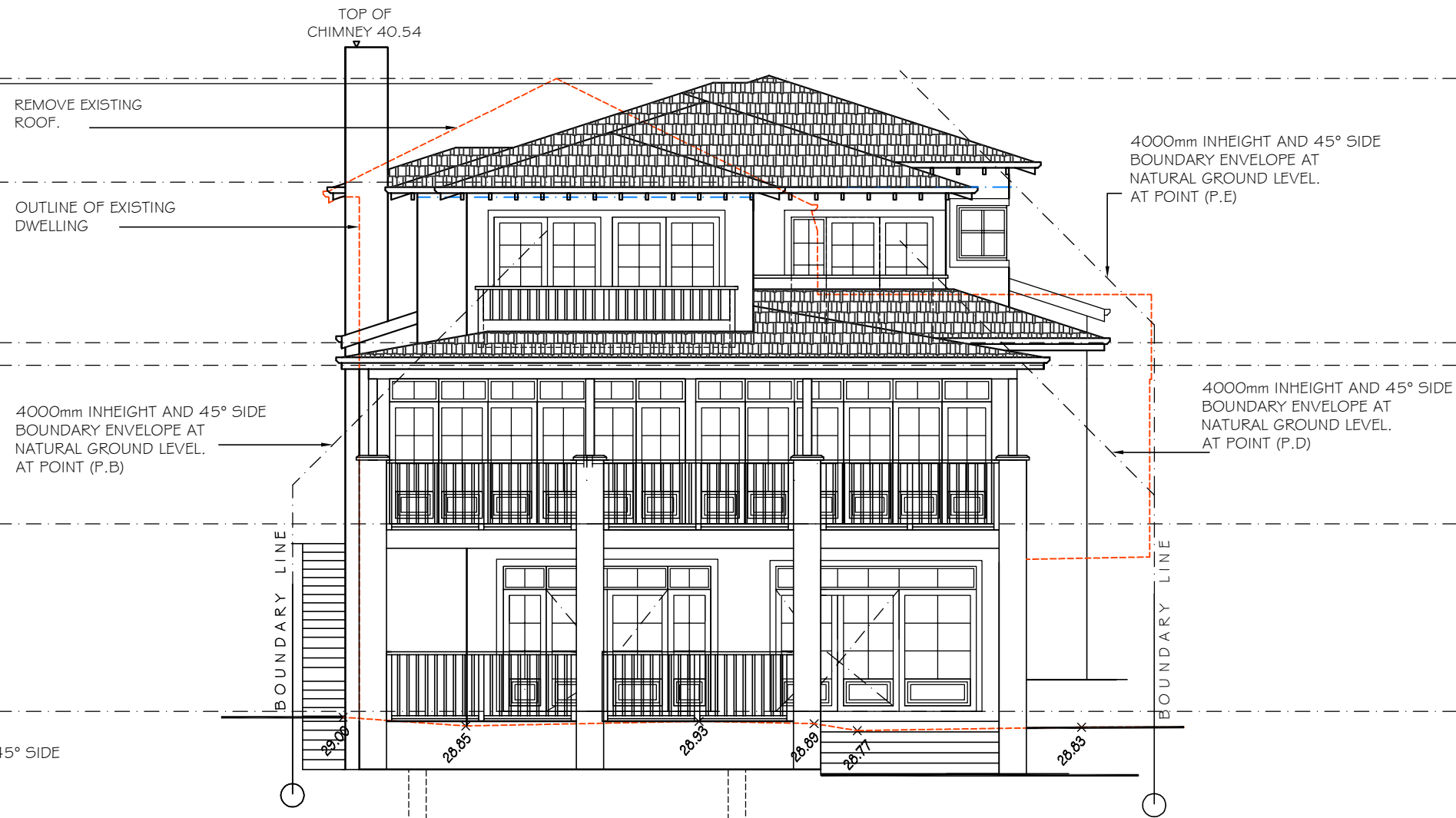
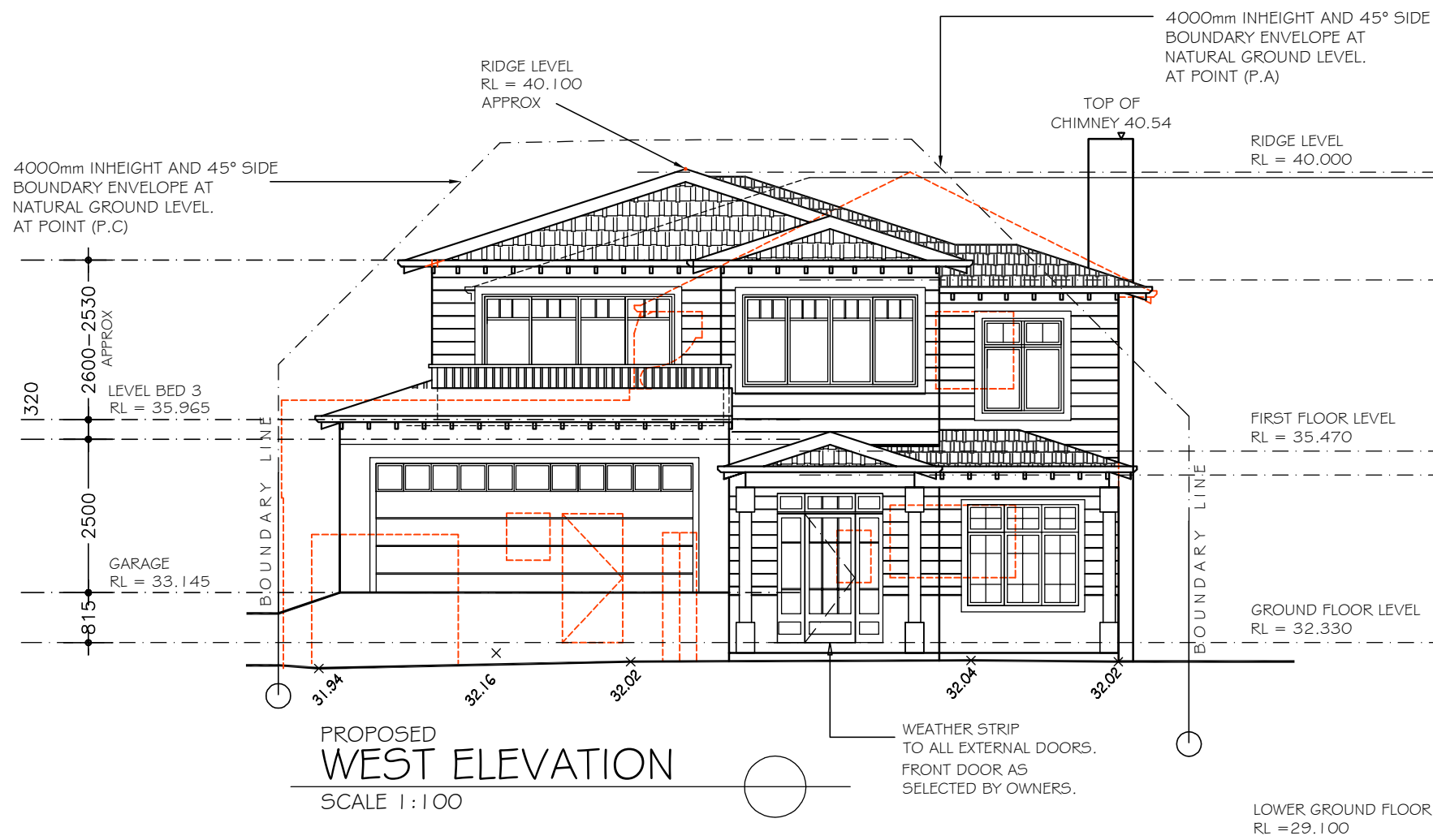
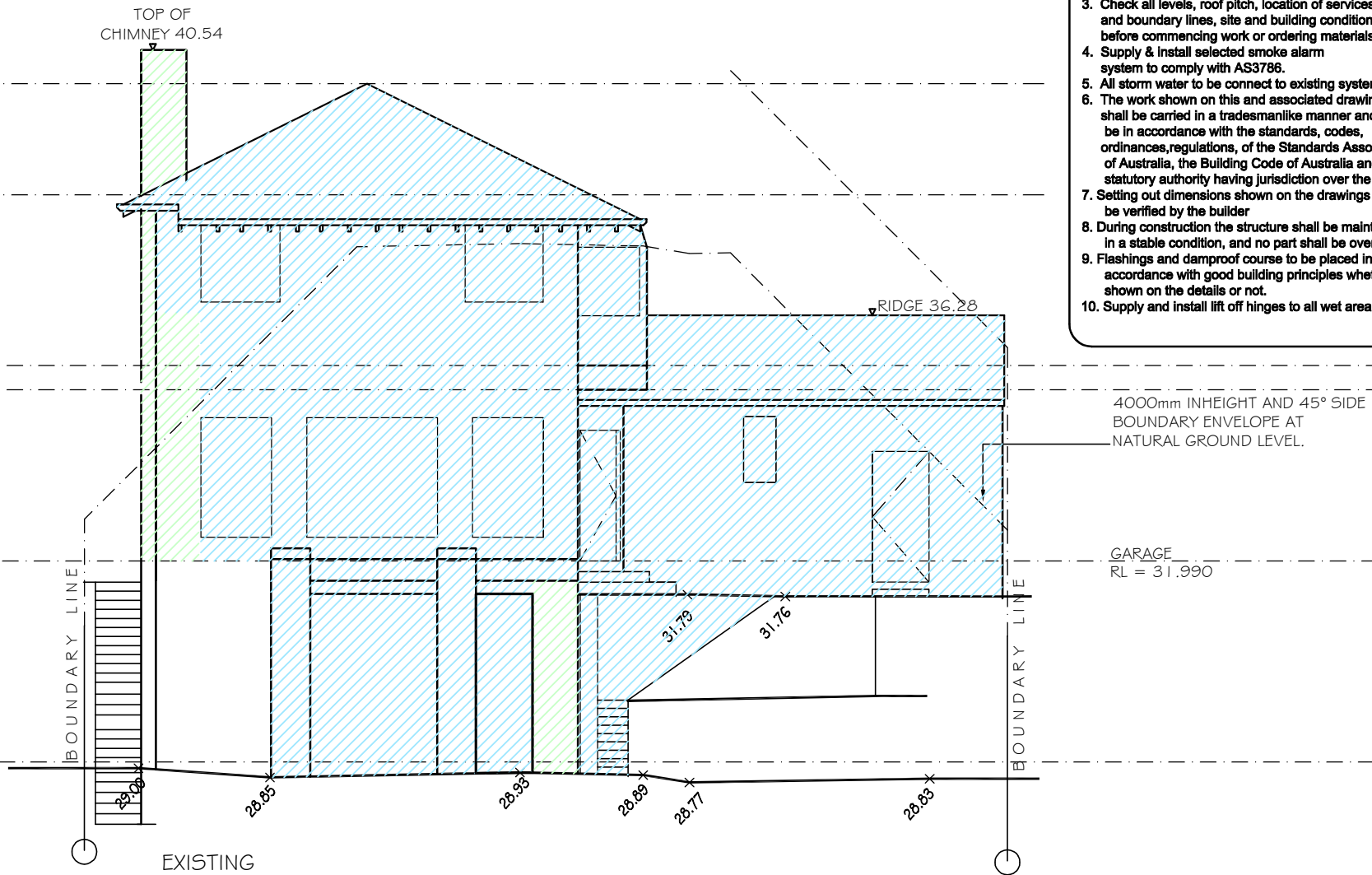
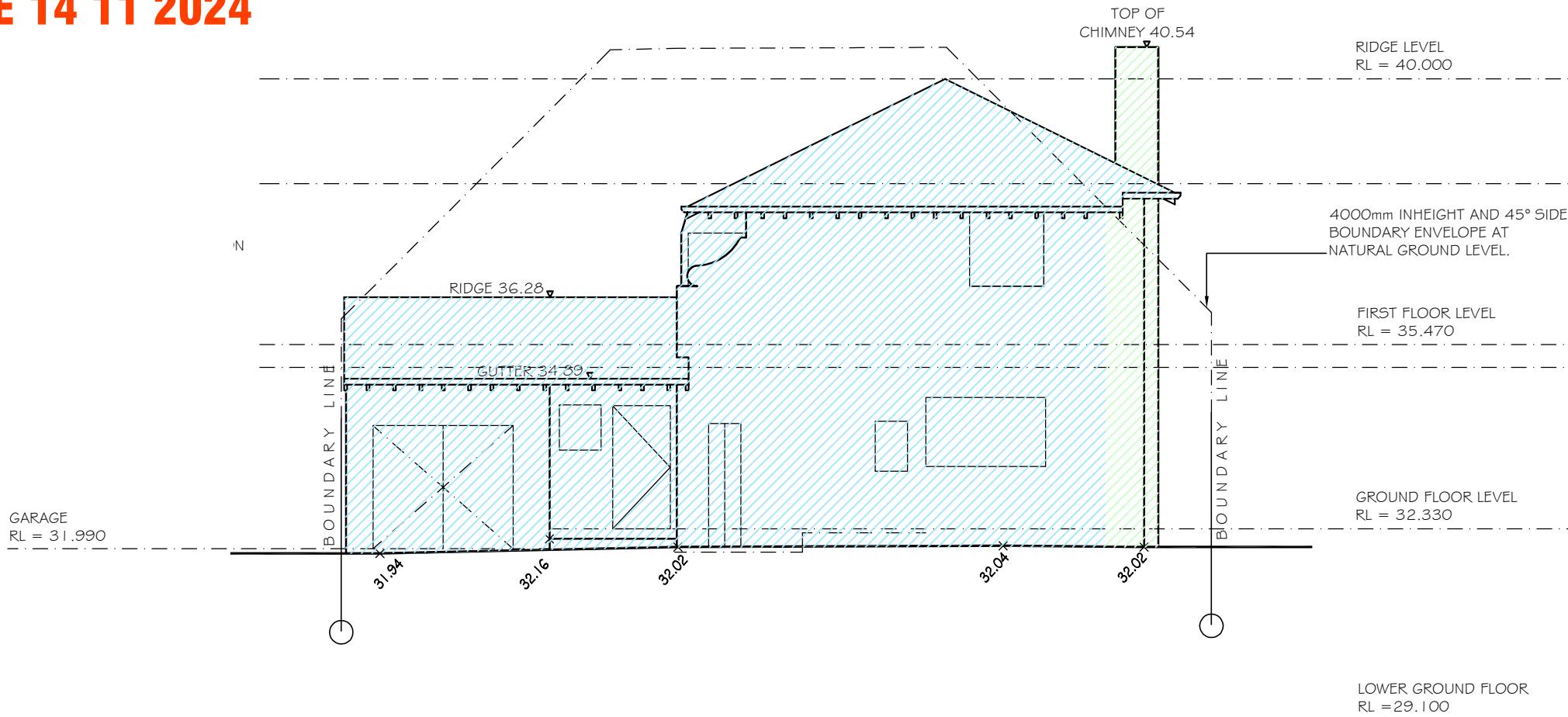
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	REV: 6	JO

MC09

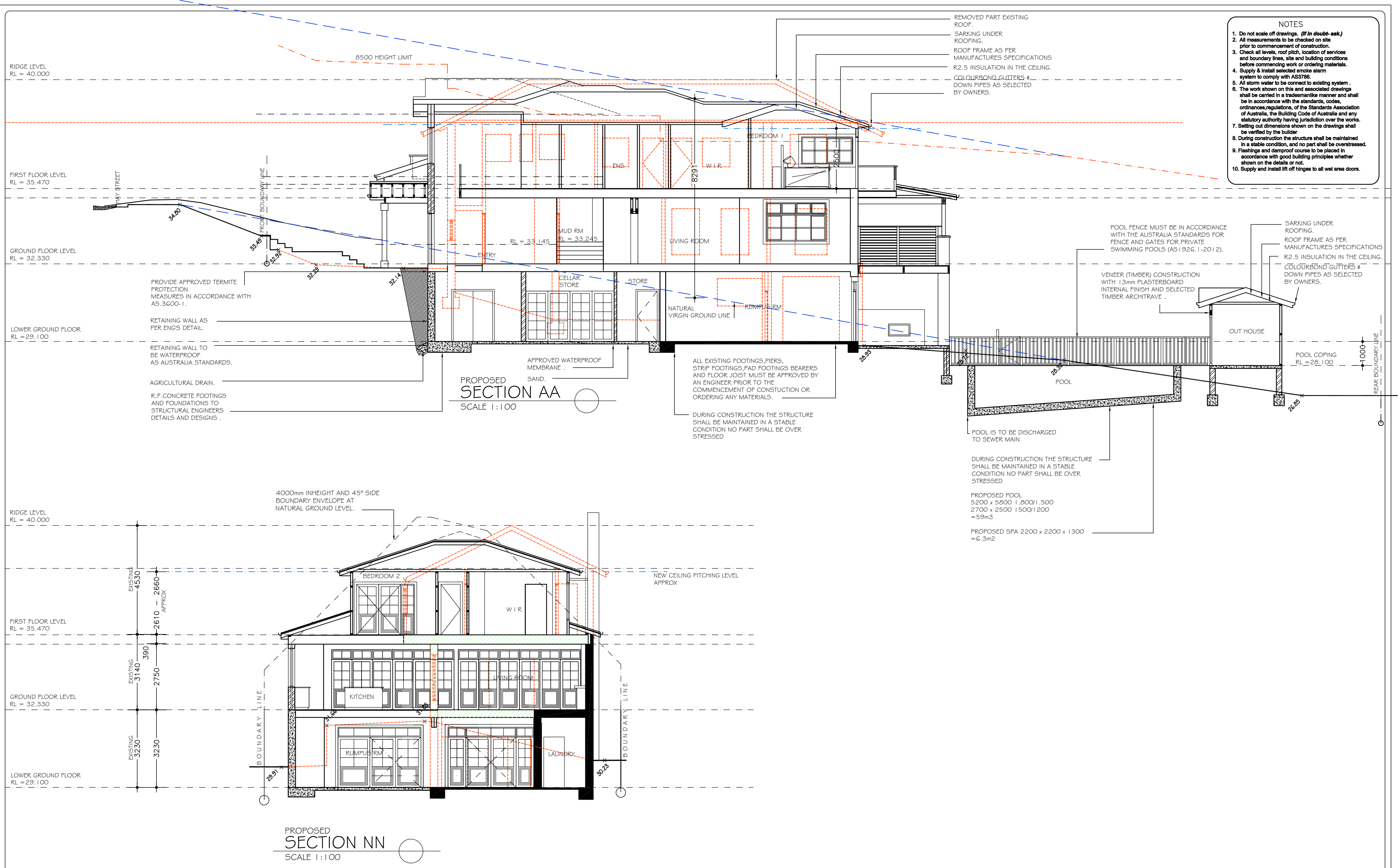
A2

REV G
DATE 14 11 2024

- NOTES
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 10. Supply and install lift off hinges to all wet area doors.



Sammy Fedele architectural drafting services 0404 037 606 email:sammyfedele@iprimus.com.au abn 36 627 664 311	C AND A PARISI		ELEVATION		A2
	PROPOSED : MODIFICATION OF CONSENT 4.55 DA 2021/1824 ALTERATIONS AND ADDITIONS, AND POOL TO EXISTING RESIDENCE		SCALE: 1:100	SHEET No: MC10	
	ADDRESS : 23 HAY STREET DP 10648 COLLAROY NSW 2097 LOT 36 SEC 12		DATE: 14.11.2024		
			REV: G	JOB: 41/20	

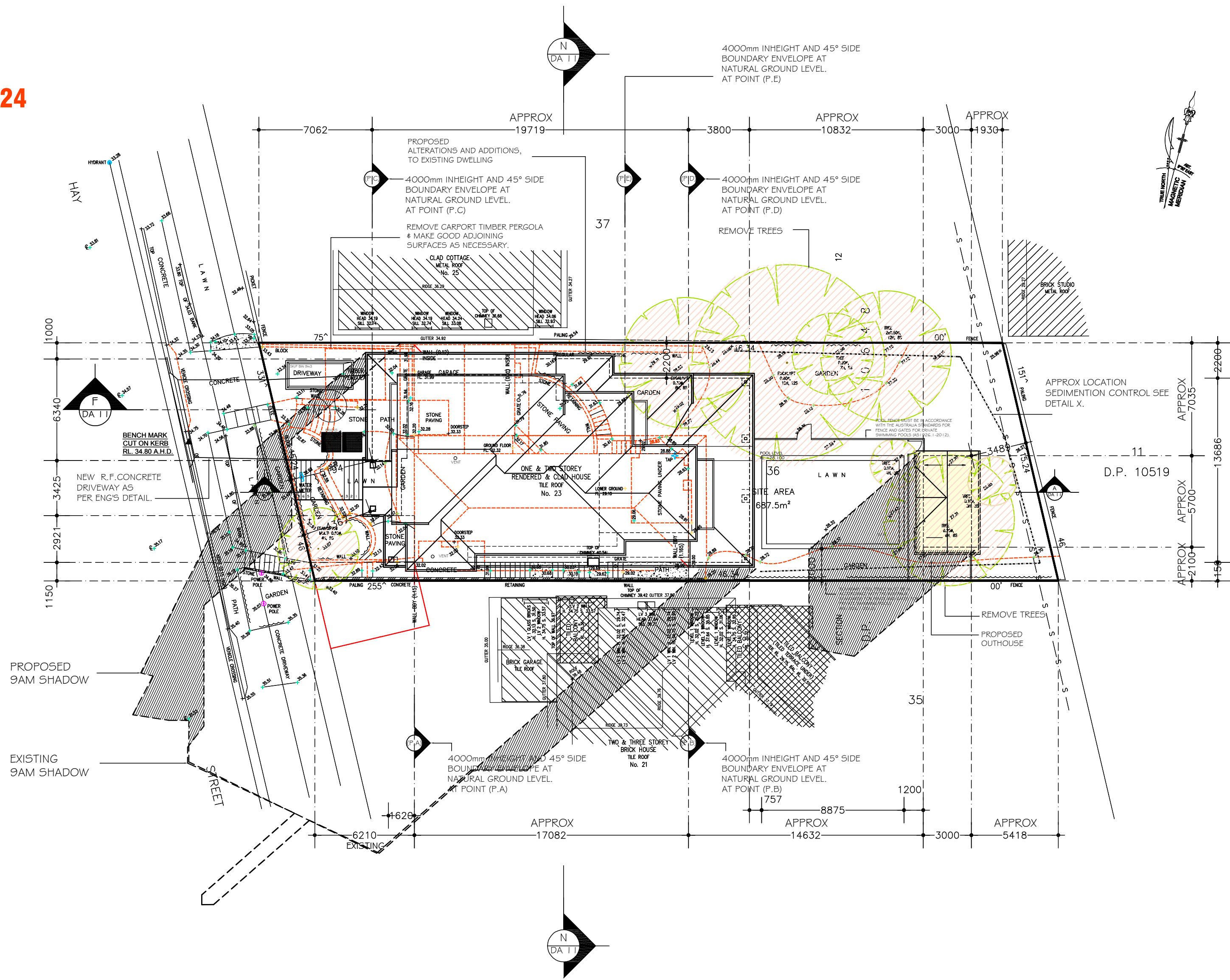


- NOTES
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REV G
DATE 14 11 2024

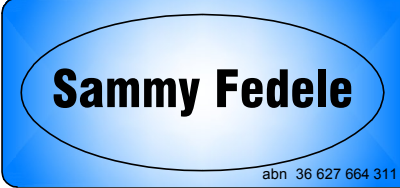
<div>Sammy Fedele</div> <div>abn 36 627 664 311</div>	<div>Architectural Drafting Services</div> <div>0404 037 606</div> <div>email:sammyfedele@iprimus.com.au</div>	C AND A PARISI		SECTION AND BASIX		<div>A2</div>	
		PROPOSED : MODIFICATION OF CONSENT 4.55 DA 2021/1824 ALTERATIONS AND ADDITIONS, AND POOL TO EXISTING RESIDENCE		SCALE: 1 : 100			SHEET No : MC11
		ADDRESS : 23 HAY STREET DP 10648 COLLAROY NSW 2097 LOT 36 SEC 12		DATE: 14.11.2024			
				REV: G JOB: 41/20			

REV G
DATE 14 11 2024

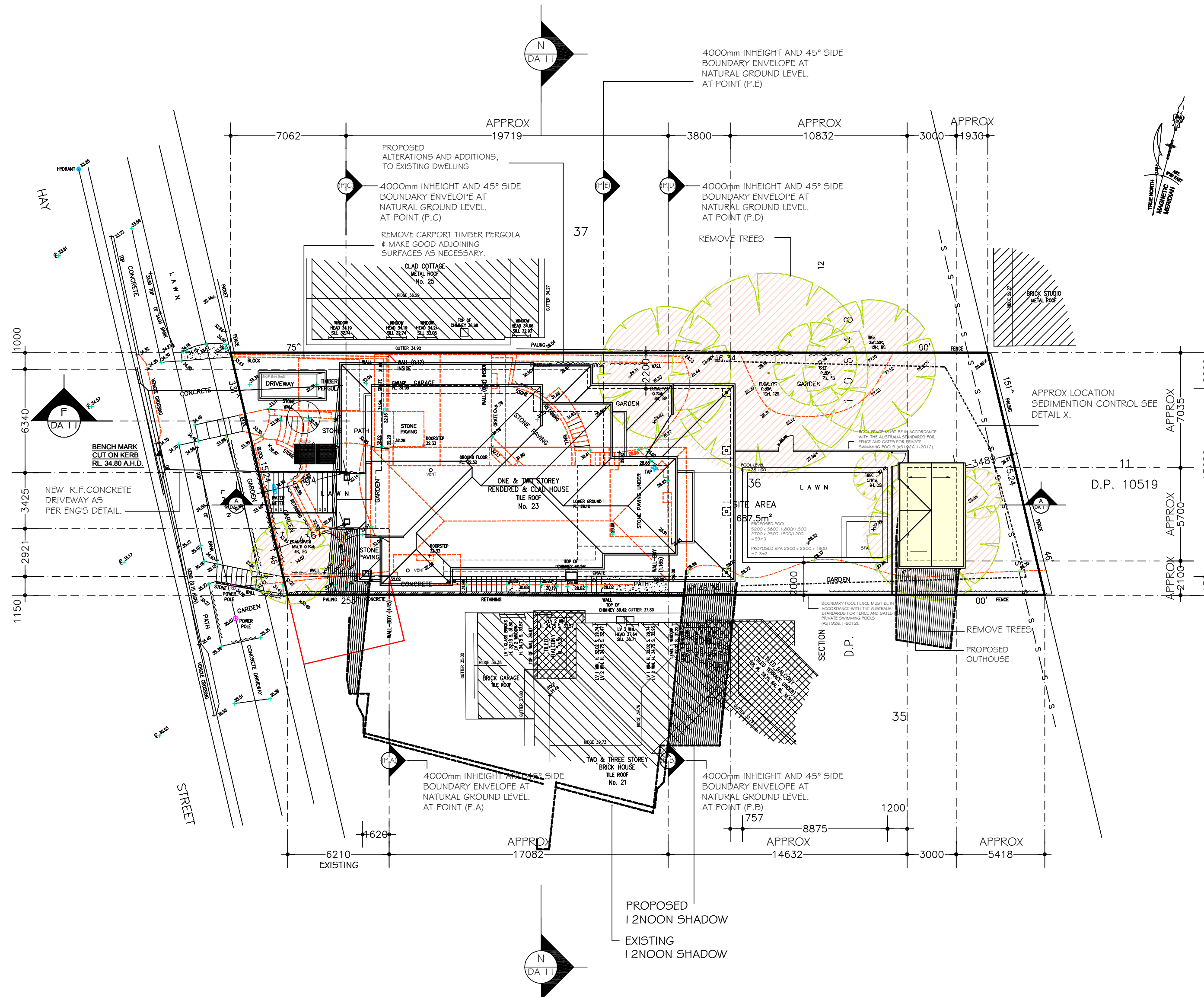


PROPOSED
SHADOW PLAN 9AM JUNE 21ST

SCALE 1:200

 abn 36 627 664 311	Architectural Drafting Services 0404 037 606 email:sammyfedele@iprimus.com.au	C AND A PARISI PROPOSED : MODIFICATION OF CONSENT 4.55 DA 2021/1824 ALTERATIONS AND ADDITIONS, AND POOL TO EXISTING RESIDENCE ADDRESS : 23 HAY STREET DP 10648 COLLAROY NSW 2097 LOT 36 SEC 12	SHADOW PLAN SCALE: 1:200 DATE: 14.11.2024 REV: G JOB: 41/20	SHEET No : MC12	A2
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REV G
DATE 14 11 2024



LEGEND:

2 1 ST JUNE

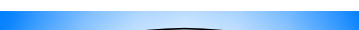
9AM SHADOW _ _ _ _ _

1 2 NOON SHADOW

3PM SHADOW _ _ _ _ _

PROPOSED
SHADOW PLAN | 2NOON JUNE 21ST

SCALE 1:200

 <p>Sammy Fedele</p> <p>abn 36 627 664 311</p>	<p>Architectural Drafting Services</p> <p>0404 037 606</p> <p>email:sammyfedele@iprimus.com.au</p>	C AND A PARISI		SHADOW PLAN		A2
		PROPOSED : MODIFICATION OF CONSENT 4.55 DA 2021/1624 ALTERATIONS AND ADDITIONS,AND POOL TO EXISTING RESIDENCE		SCALE: 1:200	SHEET No :	
		ADDRESS : 23 HAY STREET DP 10648 LOT 36 SFC J2 COLLAROY NSW 2097		DATE: 14.11.2024	MC13	
				REV: G	JOB: 41/20	

REV G
DATE 14 11 2024

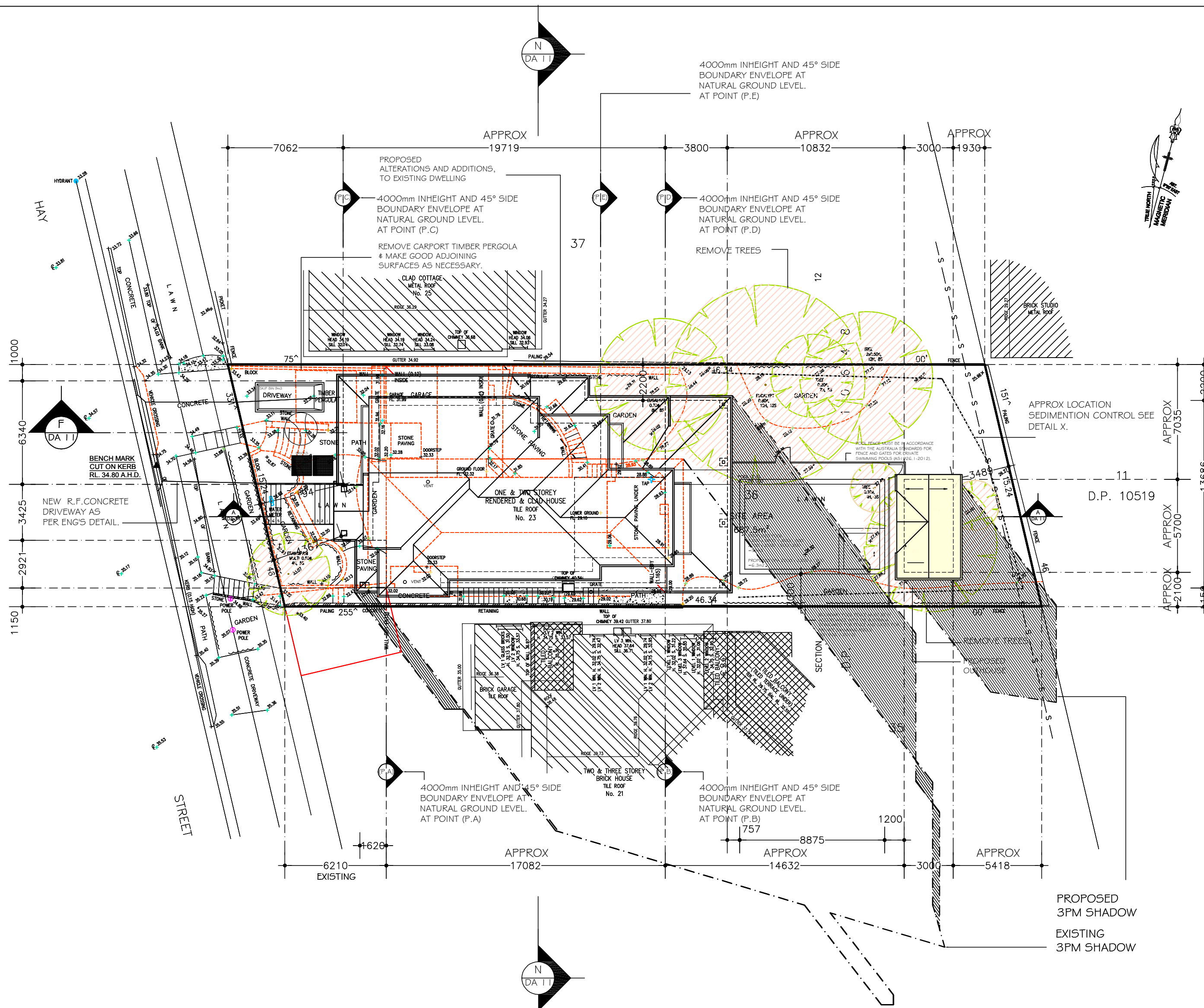
LEGEND:

21ST JUNE

9AM SHADOC

12NOON SH

3PM SHADOC



PROPOSED
SHADOW PLAN 3PM JUNE 21ST

SCALE 1:200

Sammy Fedeles

**Architectural Drafting
Services
0404 037 606**

C AND A PARISI

PROPOSED :	MODIFICATION OF CONSENT 4.55 DA 2021/1824 ALTERATIONS AND ADDITIONS, AND POOL TO EXISTING RESIDENCE
ADDRESS :	23 HAY STREET DP 10648 COLLAROY NSW 2097 LOT 36 SEC 12

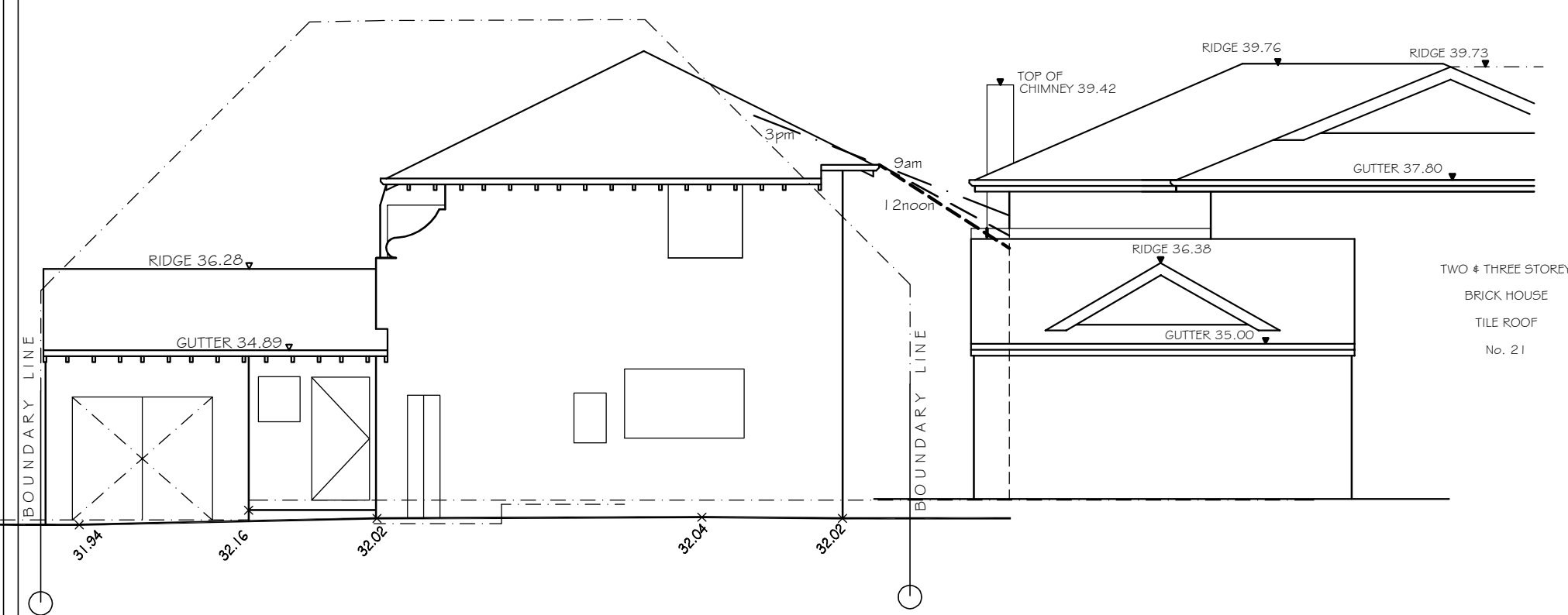
SHADOW PLAN

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	DATE:	14.11.202
	REV:	G JOB

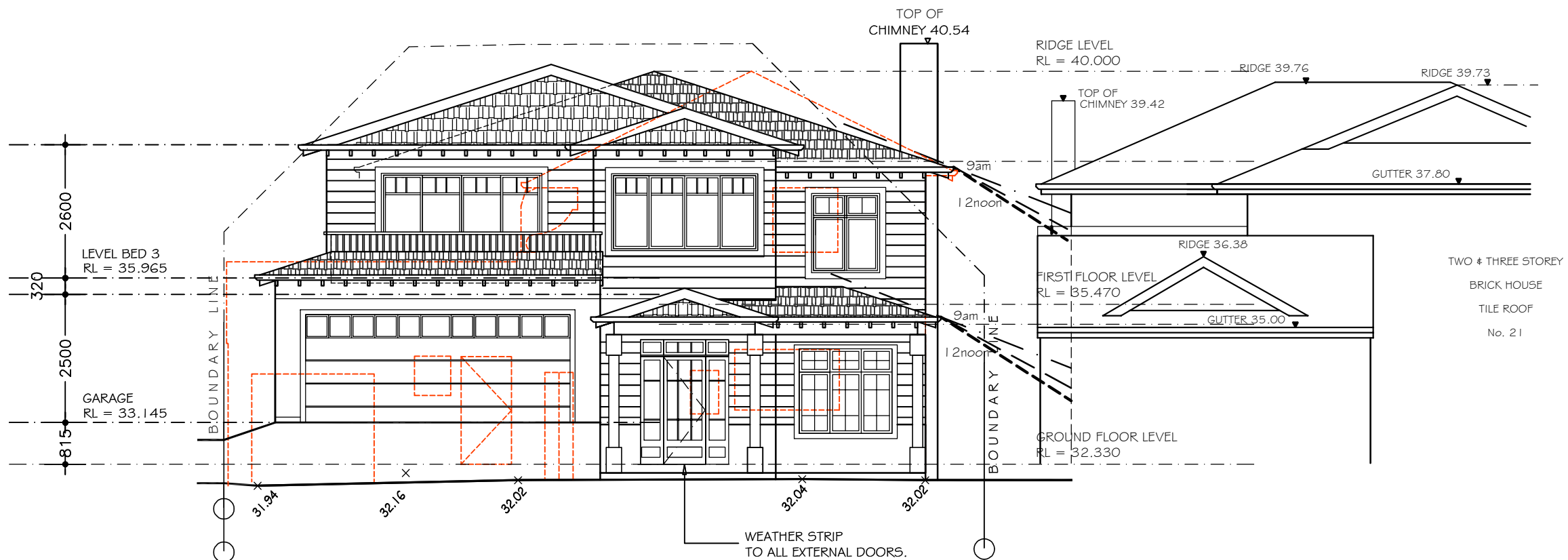
SHEET No :

MC14

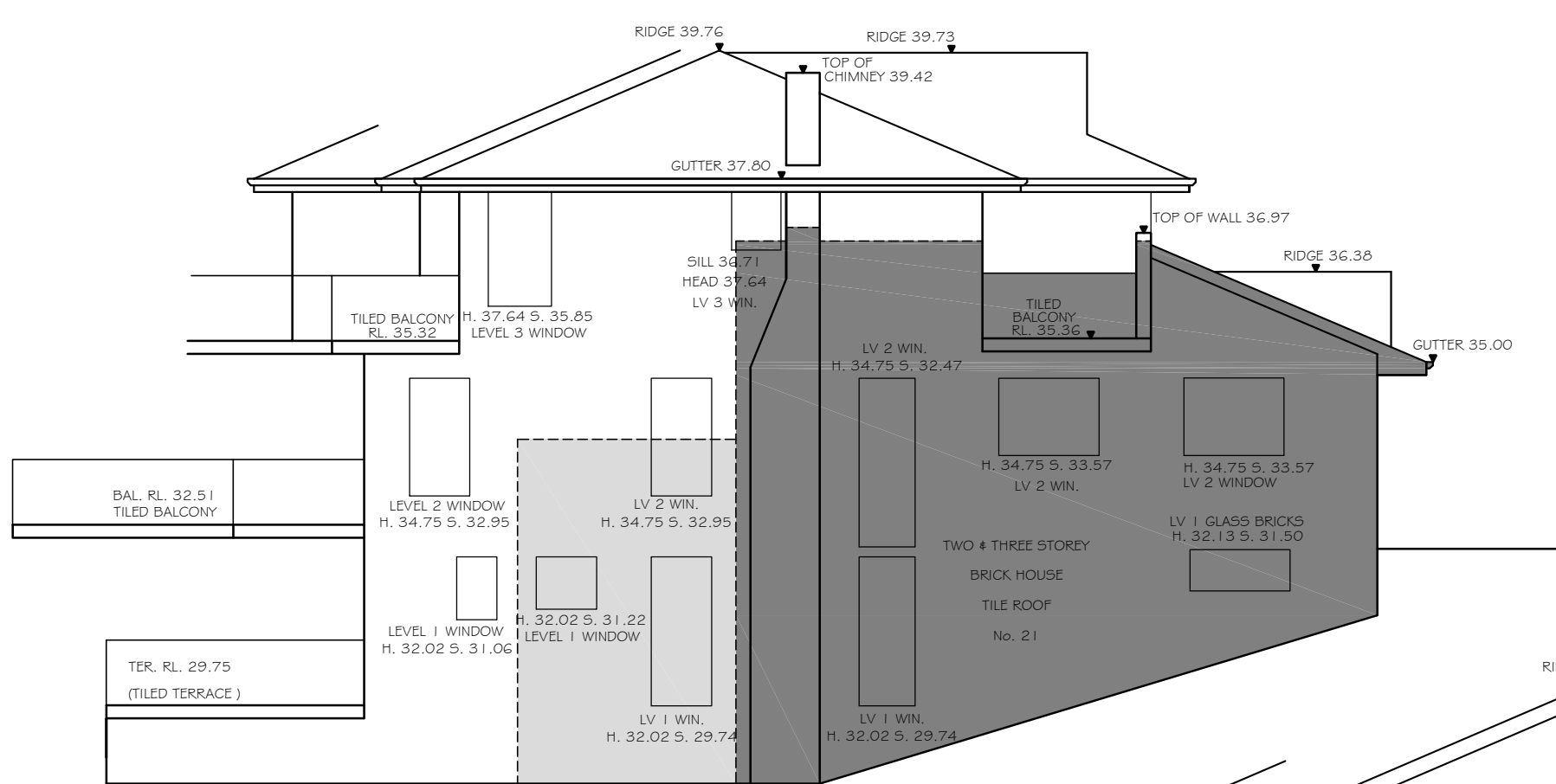
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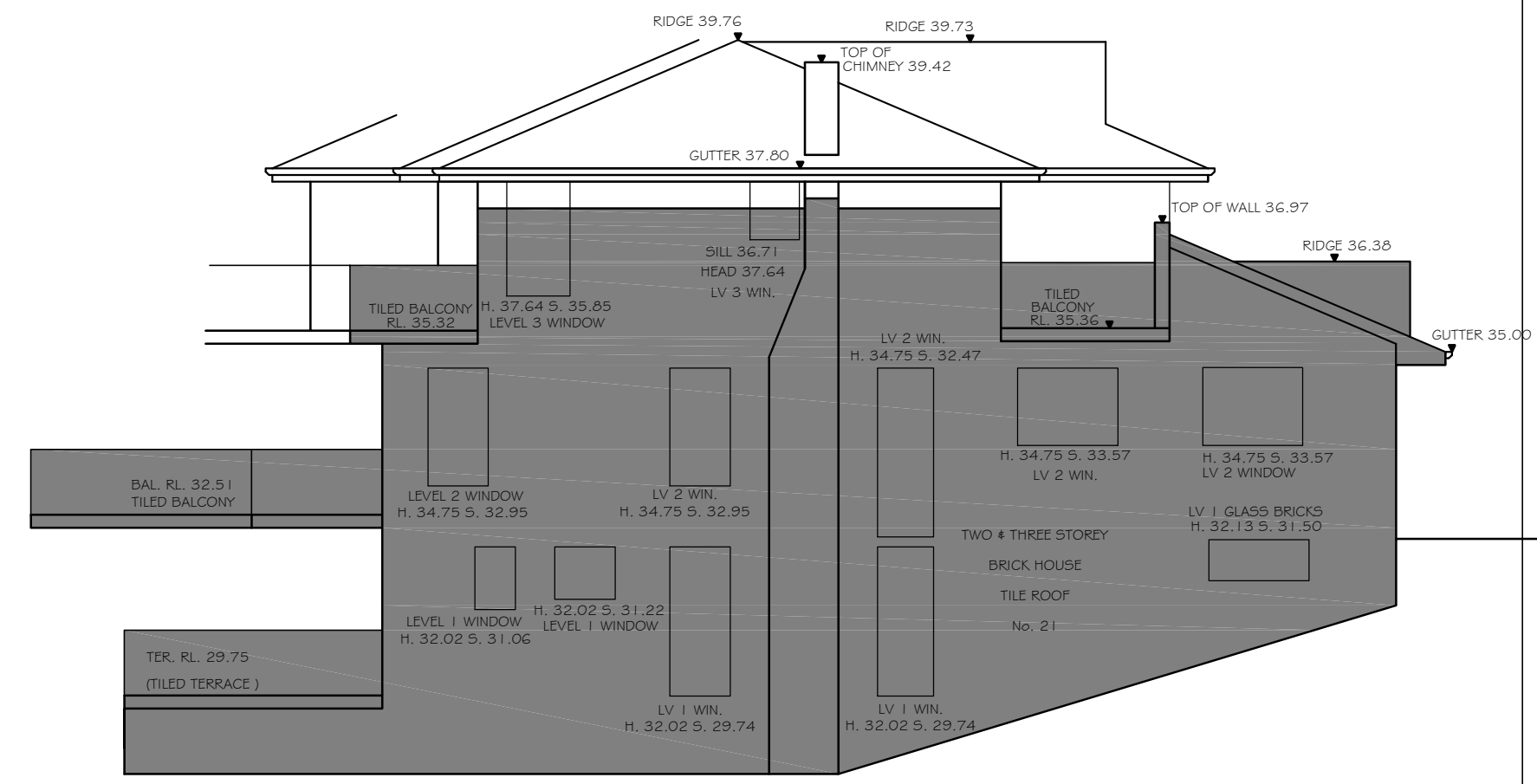
EXISTING
WEST ELEVATION
SCALE 1:100



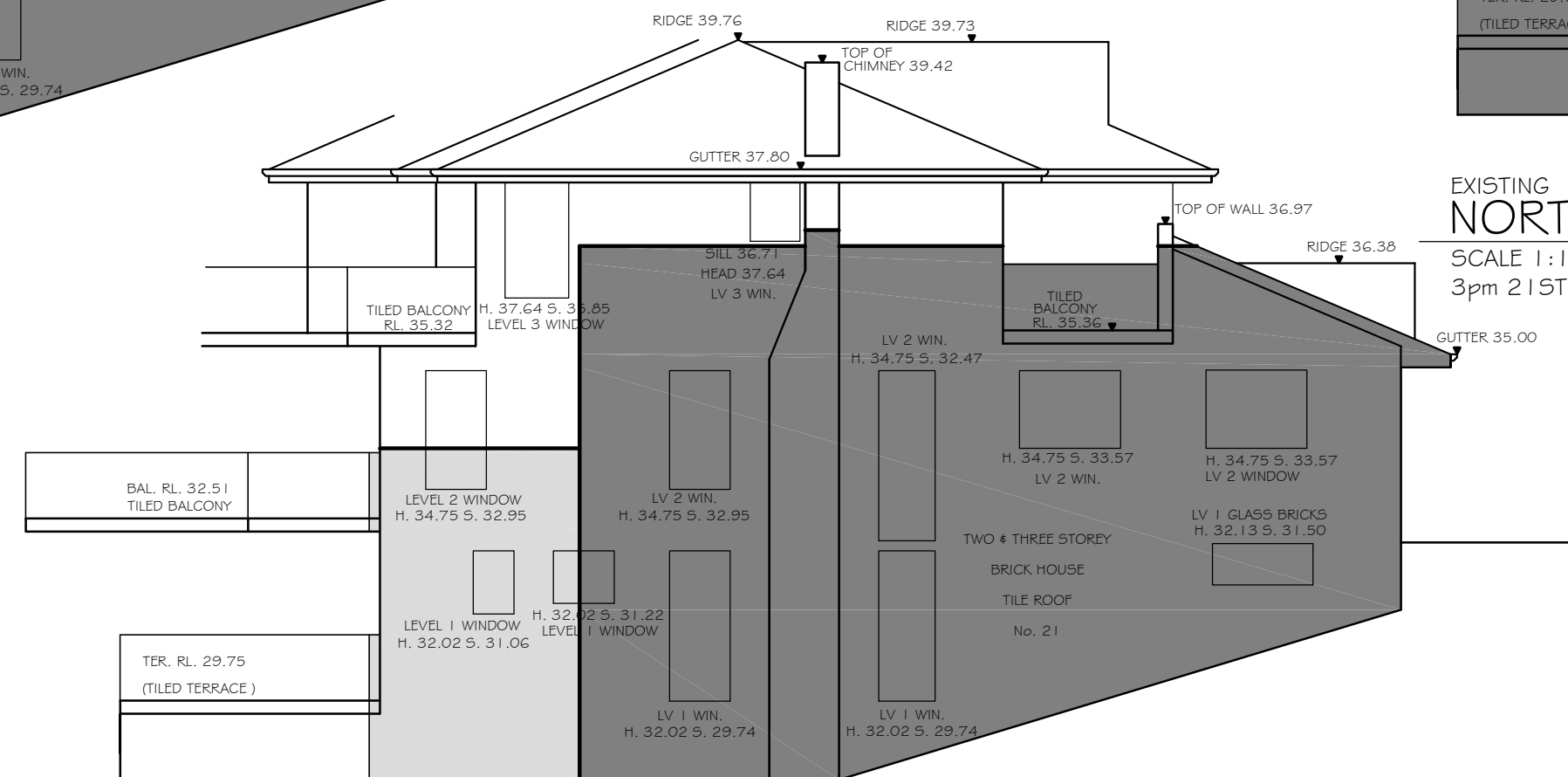
PROPOSED
WEST ELEVATION
SCALE 1:100



PROPOSED
NORTH ELEVATION
SCALE 1:100
9am 21ST JUNE



EXISTING
NORTH ELEVATION
SCALE 1:100
3pm 21ST JUNE



PROPOSED
NORTH ELEVATION
SCALE 1:100
12noon 21ST JUNE

- LEGEND:
- 21ST JUNE
- EXISTING
- PROPOSED

Sammy Fedele

abn 36 627 884 311

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C AND A PARISI

PROPOSED : MODIFICATION OF CONSENT 4.55 DA 2021/1824
ALTERATIONS AND ADDITIONS, AND POOL
TO EXISTING RESIDENCE

ADDRESS : 23 HAY STREET DP 10648
COLLAROY NSW 2097 LOT 36
SEC 12

SHADOW ELEVATION

SCALE: 1:100

DATE: 14.11.2024

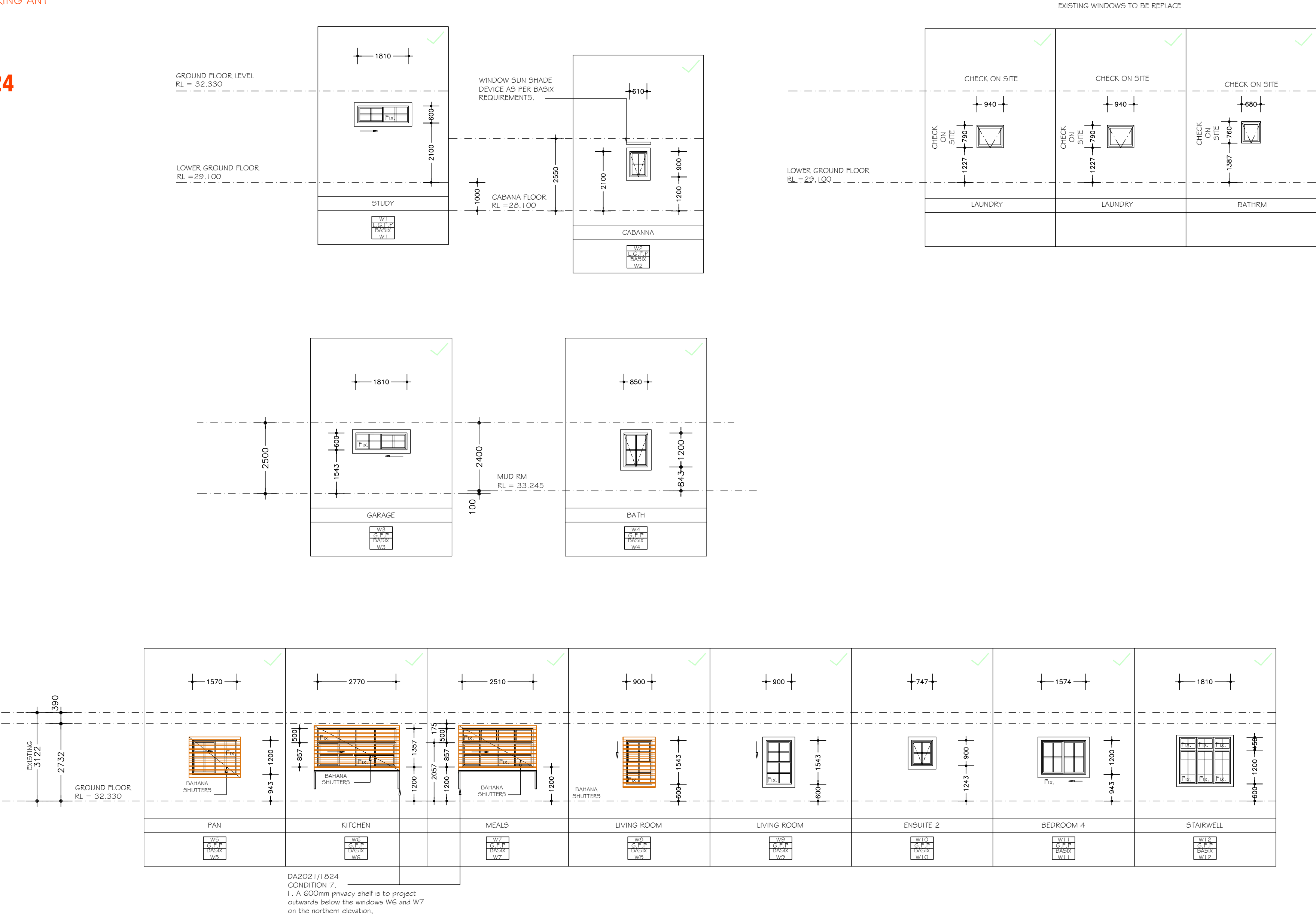
REV: G JOB: 41/20

SHEET No :
MC15

A2

ALL WINDOWS AND DOORS TO BE CHECK
PRIOR TO THE COMMENCEMENT OF
CONSTRUCTION OR ORDERING ANY
MATERIALS.

REV G
DATE 14 11 2024



ALL WINDOWS AND DOORS TO BE CHECK
PRIOR TO THE COMMENCEMENT OF
CONSTRUCTION OR ORDERING ANY
MATERIALS.

REV G
DATE 14 11 2024

WINDOWS OPENING IN ACCORDNCE
WITH NCC 2022 VOLUME 2 PART
11.3.7 AND 11.3.8

WINDOWS OPENING IN ACCORDNCE
WITH NCC 2022 VOLUME 2 PART
11.3.7 AND 11.3.8

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WITH NCC 2022 VOLUME 2 PART
11.3.7 AND 11.3.8

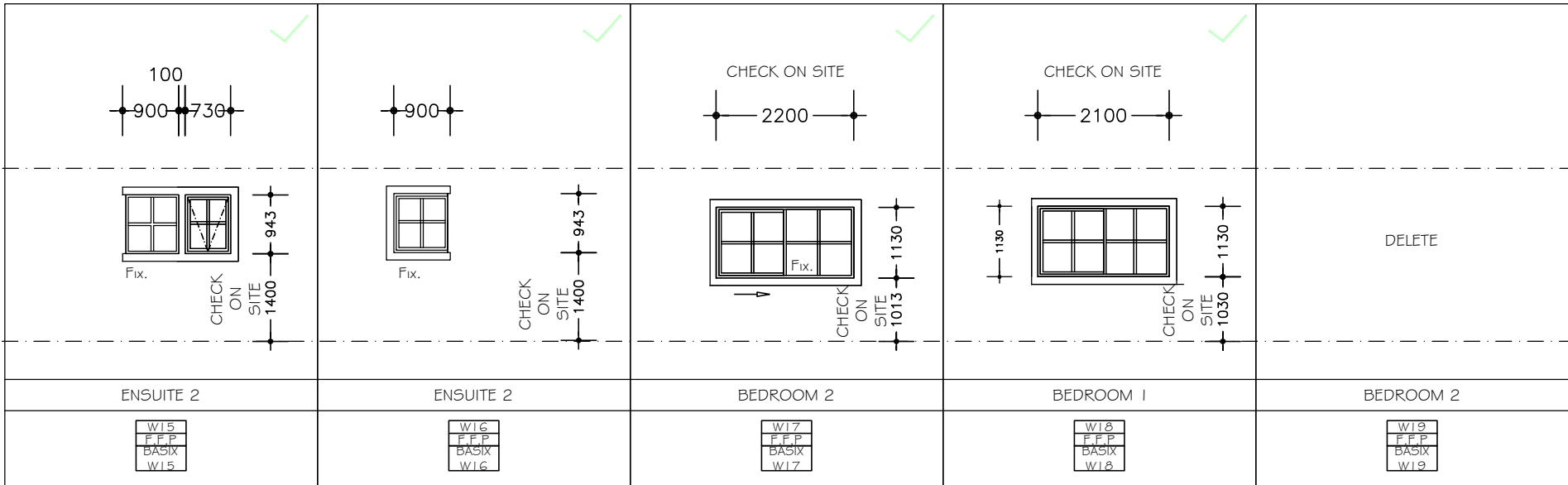
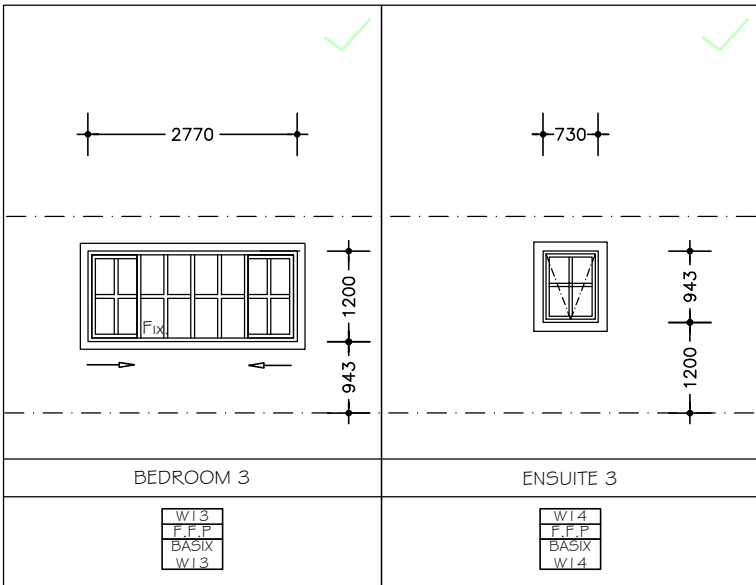
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WITH NCC 2022 VOLUME 2 PART
11.3.7 AND 11.3.8

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WITH NCC 2022 VOLUME 2 PART
11.3.7 AND 11.3.8

WINDOWS OPENING IN ACCORDNCE
WITH NCC 2022 VOLUME 2 PART
11.3.7 AND 11.3.8

LEVEL BED 3
RL = 35.965

FIRST FLOOR LEVEL
RL = 35.470



WINDOWS OPENING IN ACCORDNCE
WITH NCC 2022 VOLUME 2 PART
11.3.7 AND 11.3.8

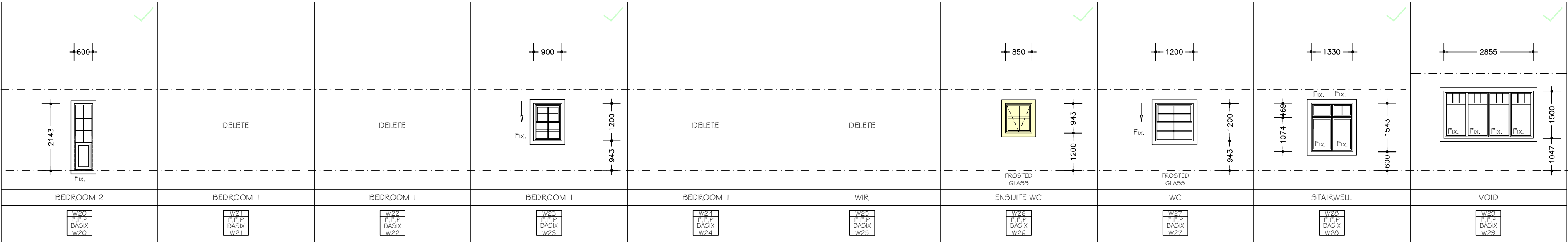
WINDOWS OPENING IN ACCORDNCE
WITH NCC 2022 VOLUME 2 PART
11.3.7 AND 11.3.8

WINDOWS OPENING IN ACCORDNCE
WITH NCC 2022 VOLUME 2 PART
11.3.7 AND 11.3.8

WINDOWS OPENING IN ACCORDNCE
WITH NCC 2022 VOLUME 2 PART
11.3.7 AND 11.3.8

WINDOWS OPENING IN ACCORDNCE
WITH NCC 2022 VOLUME 2 PART
11.3.7 AND 11.3.8

LEVEL BED 3
RL = 35.965



Alterations and Additions

Certificate number: A422366_04

Pool and Spa
Rainwater tank
The applicant must install a rainwater tank of at least 1815.83 litres on the site. This rainwater tank must meet, and be installed in accordance with, the requirements of all applicable regulatory authorities.
The applicant must configure the rainwater tank to collect rainwater runoff from at least 100 square metres of roof area.
The applicant must connect the rainwater tank to a tap located within 10 metres of the edge of the pool.
Outdoor swimming pool
The swimming pool must be outdoors.
The swimming pool must not have a capacity greater than 72 kilolitres.
The swimming pool must have a pool cover.
The applicant must install a pool pump timer for the swimming pool.
The applicant must not incorporate any heating system for the swimming pool that is part of this development.

Fixtures and systems

Lighting
The applicant must ensure a minimum of 40% of new or altered light fixtures are fitted with fluorescent, compact fluorescent, or light-emitting-diode (LED) lamps.
Fixtures
The applicant must ensure new or altered showerheads have a flow rate no greater than 9 litres per minute or a 3 star water rating.
The applicant must ensure new or altered toilets have a flow rate no greater than 4 litres per average flush or a minimum 3 star water rating.
The applicant must ensure new or altered taps have a flow rate no greater than 9 litres per minute or minimum 3 star water rating.

Construction	Additional insulation required (R-value)	Other specifications
concrete slab on ground floor.	nil	N/A
suspended floor above garage: framed (R0.7).	nil	N/A
floor above existing dwelling or building.	nil	N/A
external wall: brick veneer	R1.16 (or R1.70 including construction)	
external wall: cavity brick	nil	
external wall: framed (weatherboard, fibro, metal clad)	R1.30 (or R1.70 including construction)	
external wall: other/undecided	R1.70 (including construction)	
internal wall shared with garage: single skin masonry (R0.18)	nil	
flat ceiling, pitched roof	ceiling: R2.50 (up), roof: foil/sarking	medium (solar absorptance 0.475 - 0.70)
raked ceiling, pitched/skillion roof: framed	ceiling: R2.50 (up), roof: foil/sarking	medium (solar absorptance 0.475 - 0.70)
flat ceiling, flat roof: framed	ceiling: R2.50 (up), roof: foil/sarking	medium (solar absorptance 0.475 - 0.70)

Window/door number	Orientation	Area of glass including frame (m2)	Overshadowing height (m)	Overshadowing distance (m)	Shading device	Frame and glass type
W1	N	1.08	0	0	external louvre/blind (adjustable)	timber or uPVC, single clear, (or U-value: 5.71, SHGC: 0.68)
W2	S	0.55	0	0	eave/ verandah/ pergola/balcony >=600 mm	timber or uPVC, single clear, (or U-value: 5.71, SHGC: 0.68)
W3	N	1.08	0	0	projection/ height above sill ratio >=0.29	timber or uPVC, single pyrolytic low-e, (U-value: 3.99, SHGC: 0.4)
W4	N	1.02	0	0	projection/ height above sill ratio >=0.23	timber or uPVC, single pyrolytic low-e, (U-value: 3.99, SHGC: 0.4)
W5	N	1.88	0	0	external louvre/blind (adjustable)	timber or uPVC, single pyrolytic low-e, (U-value: 3.99, SHGC: 0.4)

Window/door number	Orientation	Area of glass including frame (m2)	Overshadowing height (m)	Overshadowing distance (m)	Shading device	Frame and glass type
W6	N	4.8	0	0	external louvre/blind (adjustable)	timber or uPVC, single pyrolytic low-e, (U-value: 3.99, SHGC: 0.4)
W7	N	4	0	0	external louvre/blind (adjustable)	timber or uPVC, single clear, (or U-value: 5.71, SHGC: 0.68)
W8	S	1.4	0	0	none	timber or uPVC, single clear, (or U-value: 5.71, SHGC: 0.68)
W9	S	1.4	0	0	none	timber or uPVC, single clear, (or U-value: 5.71, SHGC: 0.68)
W10	S	0.67	0	0	none	timber or uPVC, single clear, (or U-value: 5.71, SHGC: 0.68)

Window/door number	Orientation	Area of glass including frame (m2)	Overshadowing height (m)	Overshadowing distance (m)	Shading device	Frame and glass type
W11	S	1.88	0	0	none	timber or uPVC, single clear, (or U-value: 5.71, SHGC: 0.68)
W12	W	3	0	0	eave/ verandah/ pergola/balcony >=600 mm	timber or uPVC, single clear, (or U-value: 5.71, SHGC: 0.68)
W13	N	3.35	0	0	eave/ verandah/ pergola/balcony >=450 mm	timber or uPVC, single pyrolytic low-e, (U-value: 3.99, SHGC: 0.4)
W14	N	0.68	0	0	eave/ verandah/ pergola/balcony >=450 mm	timber or uPVC, single pyrolytic low-e, (U-value: 3.99, SHGC: 0.4)
W15	N	1.7	0	0	eave/ verandah/ pergola/balcony >=450 mm	timber or uPVC, single pyrolytic low-e, (U-value: 3.99, SHGC: 0.4)

Window/door number	Orientation	Area of glass including frame (m2)	Overshadowing height (m)	Overshadowing distance (m)	Shading device	Frame and glass type
W16	E	0.9	0	0	eave/ verandah/ pergola/balcony >=450 mm	timber or uPVC, single pyrolytic low-e, (U-value: 3.99, SHGC: 0.4)
W17	N	2.6	0	0	eave/ verandah/ pergola/balcony >=450 mm	timber or uPVC, single pyrolytic low-e, (U-value: 3.99, SHGC: 0.4)
W18	N	2.5	0	0	eave/ verandah/ pergola/balcony >=450 mm	timber or uPVC, single pyrolytic low-e, (U-value: 3.99, SHGC: 0.4)
W20	E	1.3	0	0	eave/ verandah/ pergola/balcony >=450 mm	timber or uPVC, single pyrolytic low-e, (U-value: 3.99, SHGC: 0.4)
W23	S	1.08	0	0	eave/ verandah/ pergola/balcony >=450 mm	timber or uPVC, single clear, (or U-value: 5.71, SHGC: 0.68)

Window/door number	Orientation	Area of glass including frame (m2)	Overshadowing height (m)	Overshadowing distance (m)	Shading device	Frame and glass type
W26	S	0.9	0	0	eave/ verandah/ pergola/balcony >=450 mm	timber or uPVC, single clear, (or U-value: 5.71, SHGC: 0.68)
W27	S	1.45	0	0	eave/ verandah/ pergola/balcony >=450 mm	timber or uPVC, single clear, (or U-value: 5.71, SHGC: 0.68)
W28	W	2.05	0	0	eave/ verandah/ pergola/balcony >=450 mm	timber or uPVC, single pyrolytic low-e, (U-value: 3.99, SHGC: 0.4)
W29	W	4.2	0	0	eave/ verandah/ pergola/balcony >=600 mm	timber or uPVC, single pyrolytic low-e, (U-value: 3.99, SHGC: 0.4)
D1	E	8.7	0	0	eave/ verandah/ pergola/balcony >=600 mm	timber or uPVC, single clear, (or U-value: 5.71, SHGC: 0.68)

Window/door number	Orientation	Area of glass including frame (m2)	Overshadowing height (m)	Overshadowing distance (m)	Shading device	Frame and glass type
D2	E	9	0	0	eave/ verandah/ pergola/balcony >=600 mm	timber or uPVC, single clear, (or U-value: 5.71, SHGC: 0.68)
D3	W	6.1	0	0	eave/ verandah/ pergola/balcony >=450 mm	timber or uPVC, single pyrolytic low-e, (U-value: 3.99, SHGC: 0.4)
D4	E	12.75	0	0	eave/ verandah/ pergola/balcony >=600 mm	timber or uPVC, single clear, (or U-value: 5.71, SHGC: 0.68)
D5	E	12.75	0	0	eave/ verandah/ pergola/balcony >=600 mm	timber or uPVC, single clear, (or U-value: 5.71, SHGC: 0.68)
D7	W	4.7	0	0	eave/ verandah/ pergola/balcony >=600 mm	timber or uPVC, single clear, (or U-value: 5.71, SHGC: 0.68)

Window/door number	Orientation	Area of glass including frame (m2)	Overshadowing height (m)	Overshadowing distance (m)	Shading device	Frame and glass type
D8	E	3.9	0	0	eave/ verandah/ pergola/balcony >=450 mm	timber or uPVC, single pyrolytic low-e, (U-value: 3.99, SHGC: 0.4)
D9	E	3.9	0	0	eave/ verandah/ pergola/balcony >=450 mm	timber or uPVC, single pyrolytic low-e, (U-value: 3.99, SHGC: 0.4)
D10	E	3.9	0	0	eave/ verandah/ pergola/balcony >=450 mm	timber or uPVC, single pyrolytic low-e, (U-value: 3.99, SHGC: 0.4)
D11	W	6.7	0	0	eave/ verandah/ pergola/balcony >=600 mm	timber or uPVC, single pyrolytic low-e, (U-value: 3.99, SHGC: 0.4)

A2

BASIX

C AND A PARISI

PROPOSED : MODIFICATION OF CONSENT 4/55 DA 202 /1/824
: MODIFICATIONS TO CONDITIONS AND POOL
TO EXISTING RESIDENCE
ADDRESS : 23 HAY STREET
COLLAROY NSW 2097

SHEET No :
MC07A

SCALE: 1:100

DATE: 14.11.2024

REV: G

JOB: 41/20

SEC. 12

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