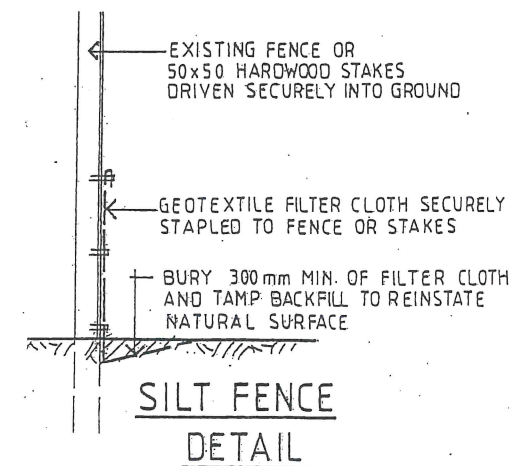


LOWER FLOOR PLAN

Sediment and Erosion Control

- Install 600 high silt fence as shown.
- Clear fences of sediment periodically and after periods of heavy rain.
- Repair any damage to silt fence immediately.
- Brush clean truck tyres before leaving site.
- Clean up spillages outside silt fence immediately.

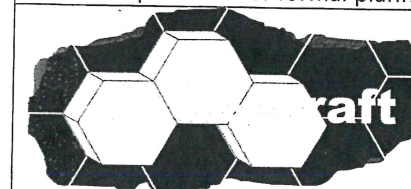


**THIS PLAN IS TO BE READ IN
CONJUNCTION WITH
THE CONDITIONS OF DEVELOPMENT
CONSENT**

DA2022/1590

Issue	Date	Revision
A	15-12-22	Front setback to northwest end of upper floor balcony increased.

These plans are for formal planning assessment (DA or CDC) only not for construction



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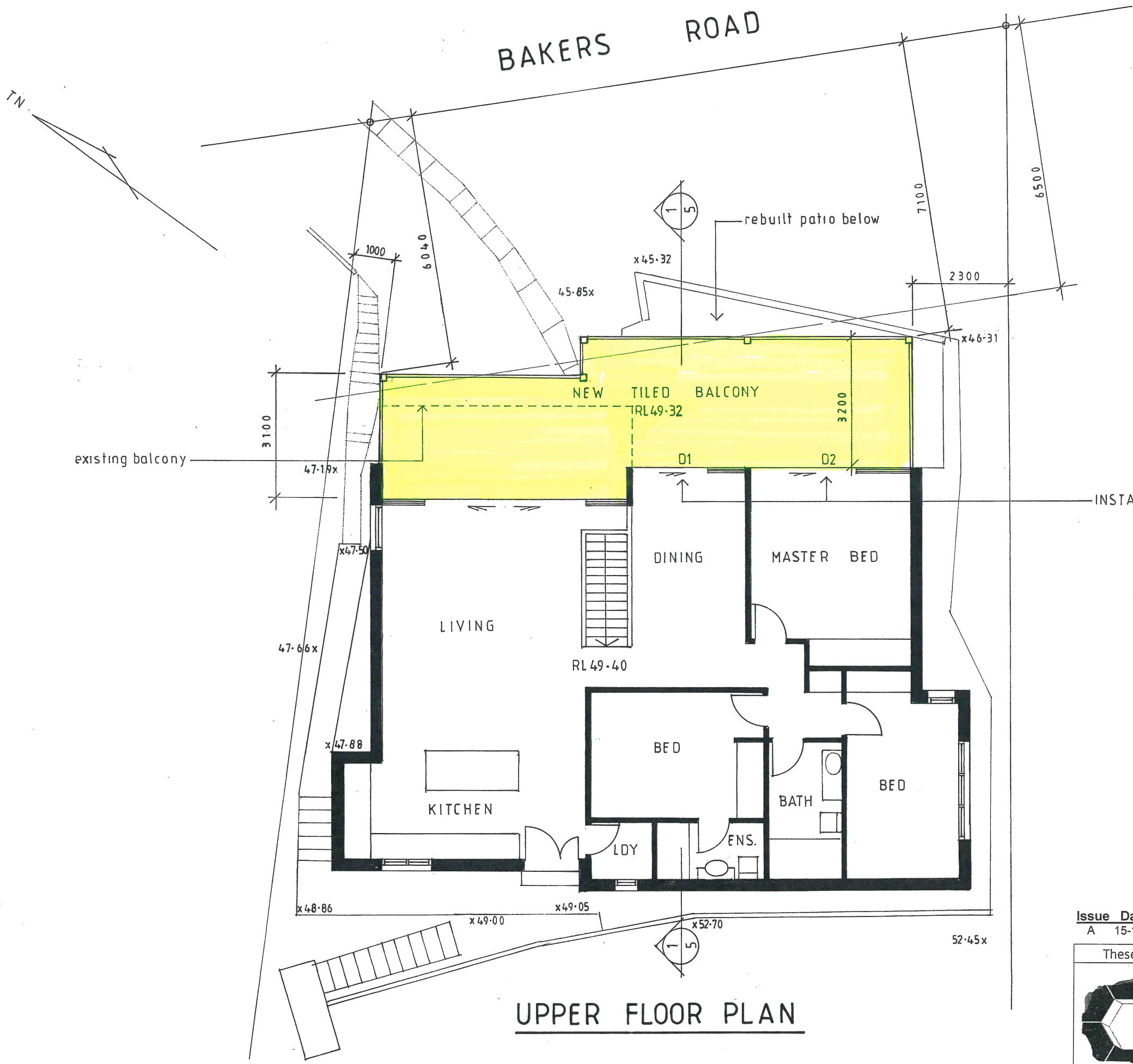
ALTERATIONS AND ADDITIONS

41 BAKERS ROAD
CHURCH POINT LOT 4 DP222279

CLIENT
LOUISE BUNDEY

LOWER FLOOR PLAN

DATE	DRAWN	DRG. NO.
MAY 2022	J.WRIGHT	05-22-BAK
SCALE	ISSUE:	SHEET NO.
1:100	DA	1A



UPPER FLOOR PLAN

 northern beaches council

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

DA2022/1590

Door Schedule

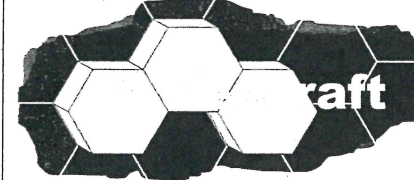
Doors to be aluminium framed

Legend	Height x Width	Description
D1	2100 x 2790	Stacking glass doors
D2	2100 x 3880	Stacking glass doors

Glazing Note

D1 & D2 to be glazed with single clear glass to achieve a total system U-value: 6.44, SHGC: 0.75 .

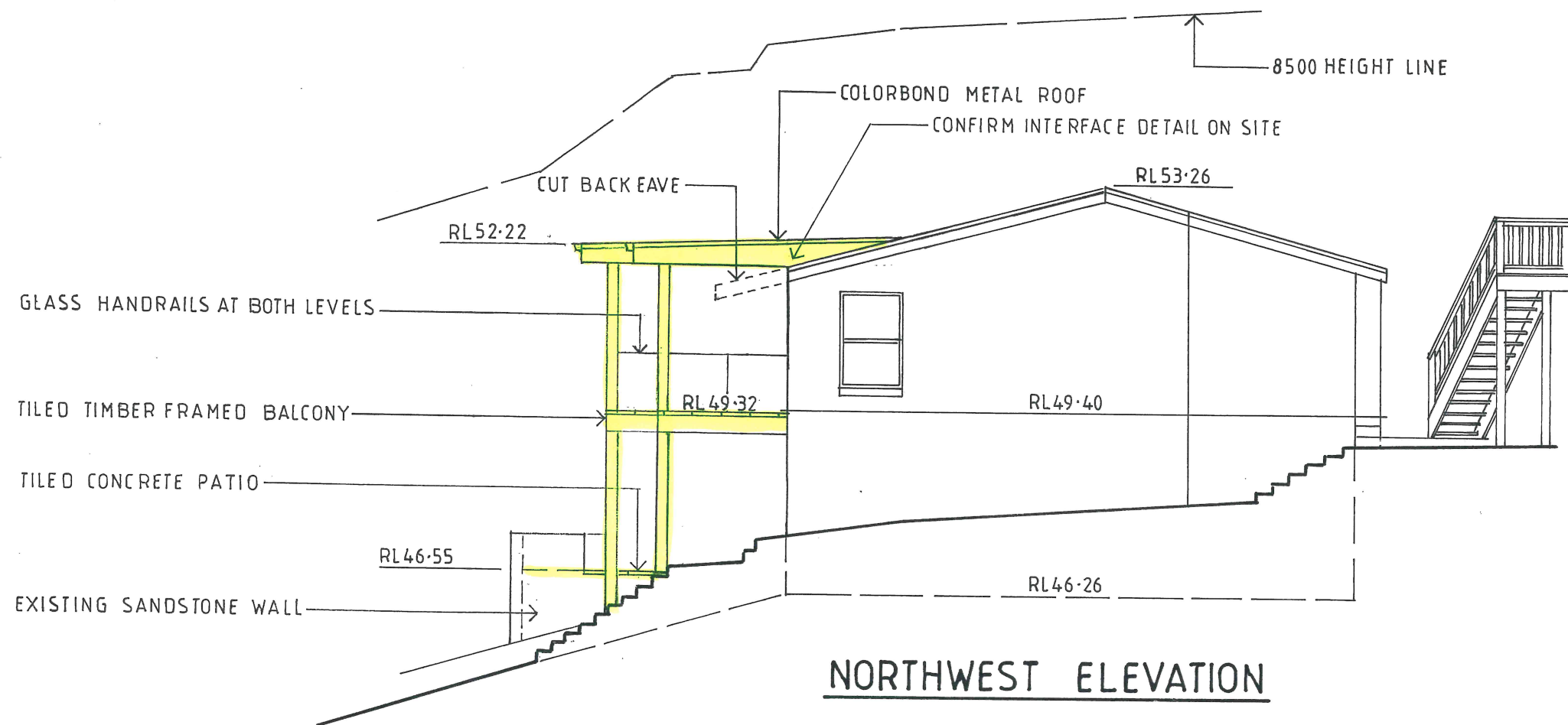
Issue	Date	Revision
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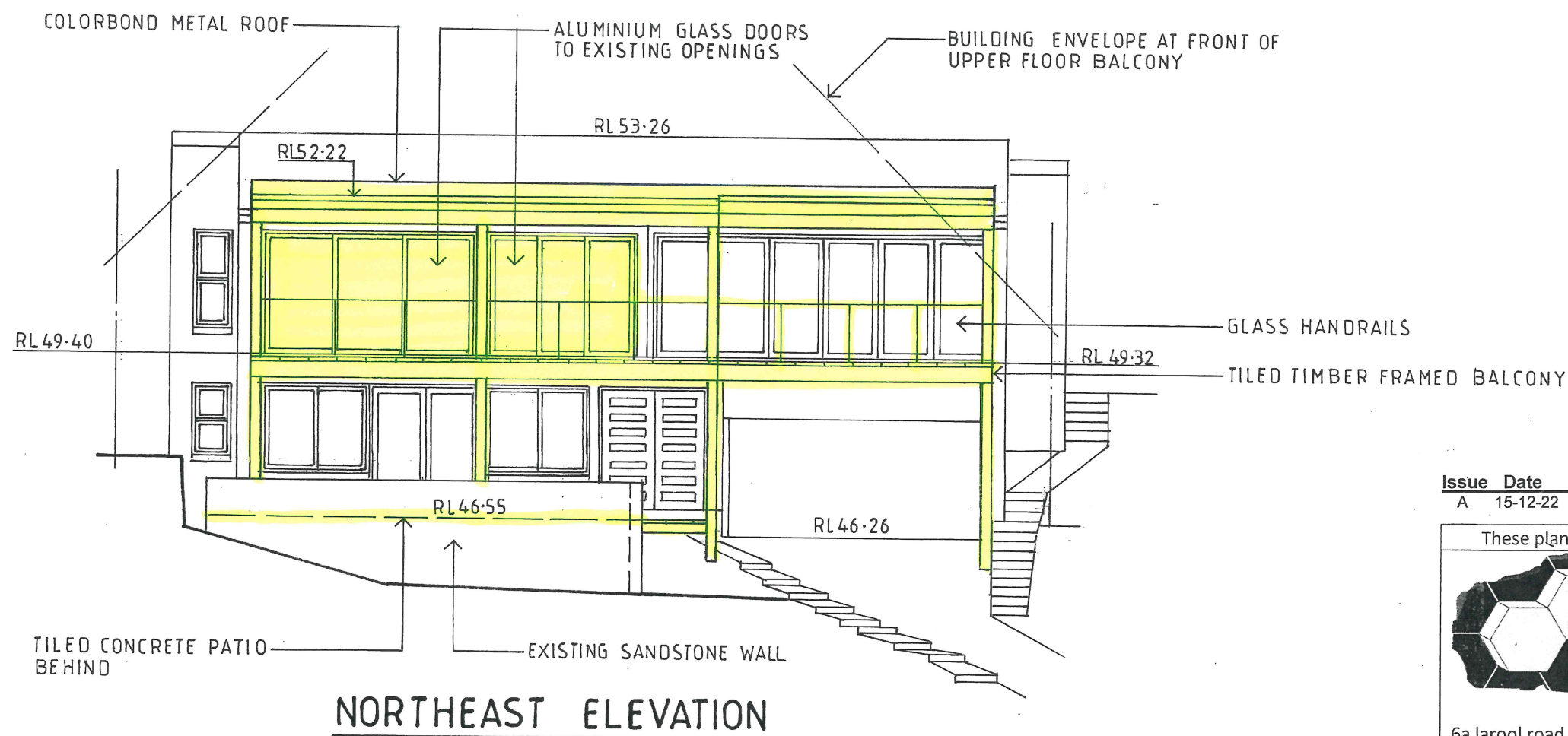
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ALTERATIONS AND ADDITIONS		
41 BAKERS ROAD CHURCH POINT LOT 4 DP222279		
CLIENT LOUISE BUNDEY		
UPPER FLOOR PLAN		
DATE MAY 2022	DRAWN J.WRIGHT	DRG. NO. 05-22-BAK
SCALE 1:100	ISSUE: DA	SHEET NO. 2A



NORTHWEST ELEVATION



NORTHEAST ELEVATION

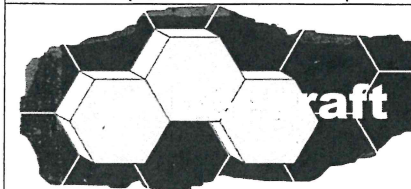


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ALTERATIONS AND ADDITIONS

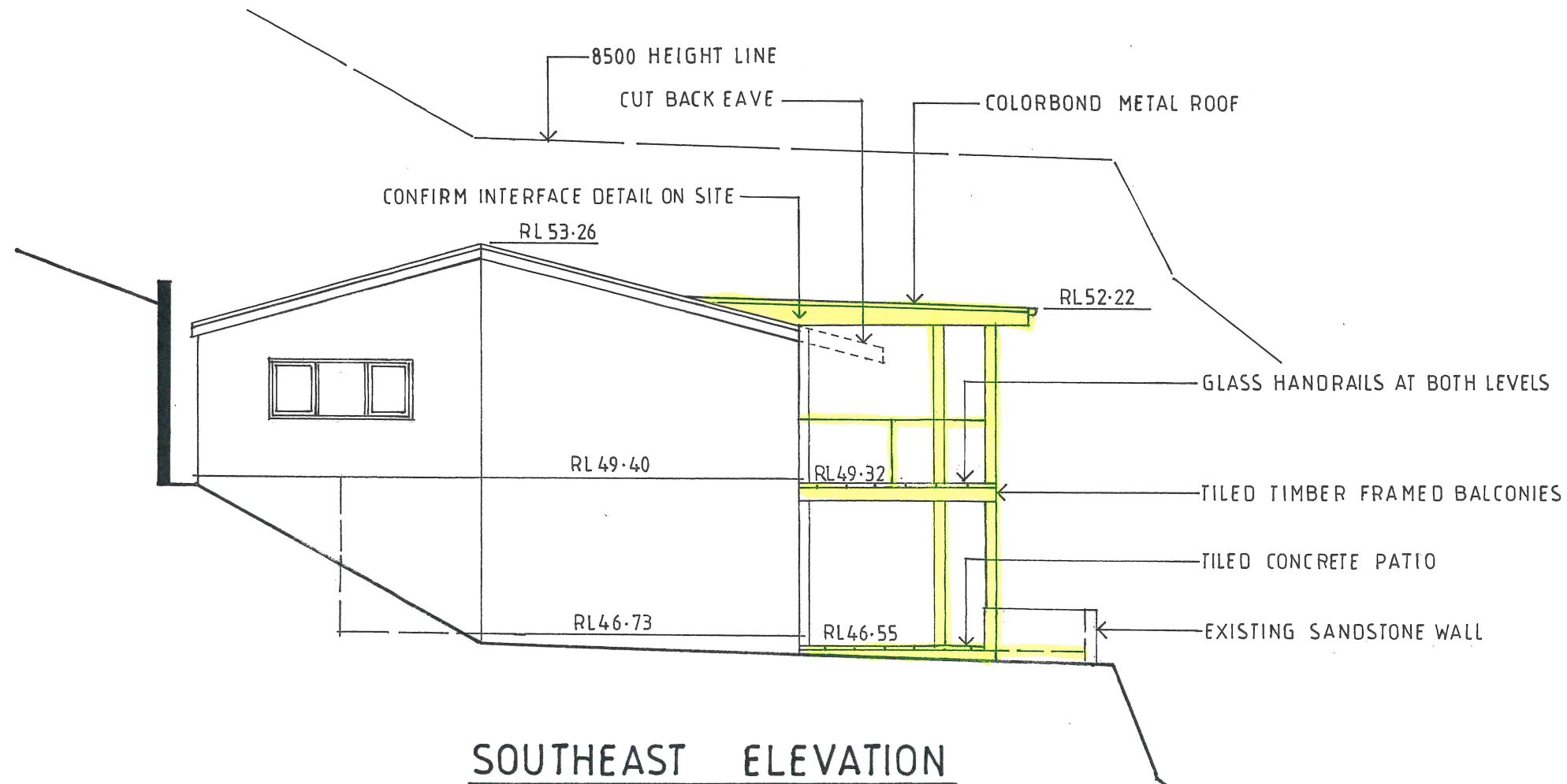
41 BAKERS ROAD
CHURCH POINT LOT 4 DP222279


CLIENT
LOUISE BUNDEY

NORTHWEST AND NORTHEAST ELEVATION

DATE MAY 2022	DRAWN J.WRIGHT	DRG. NO. 05-22-BAK
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SCALE 1:100	ISSUE: DA	SHEET NO. 3A
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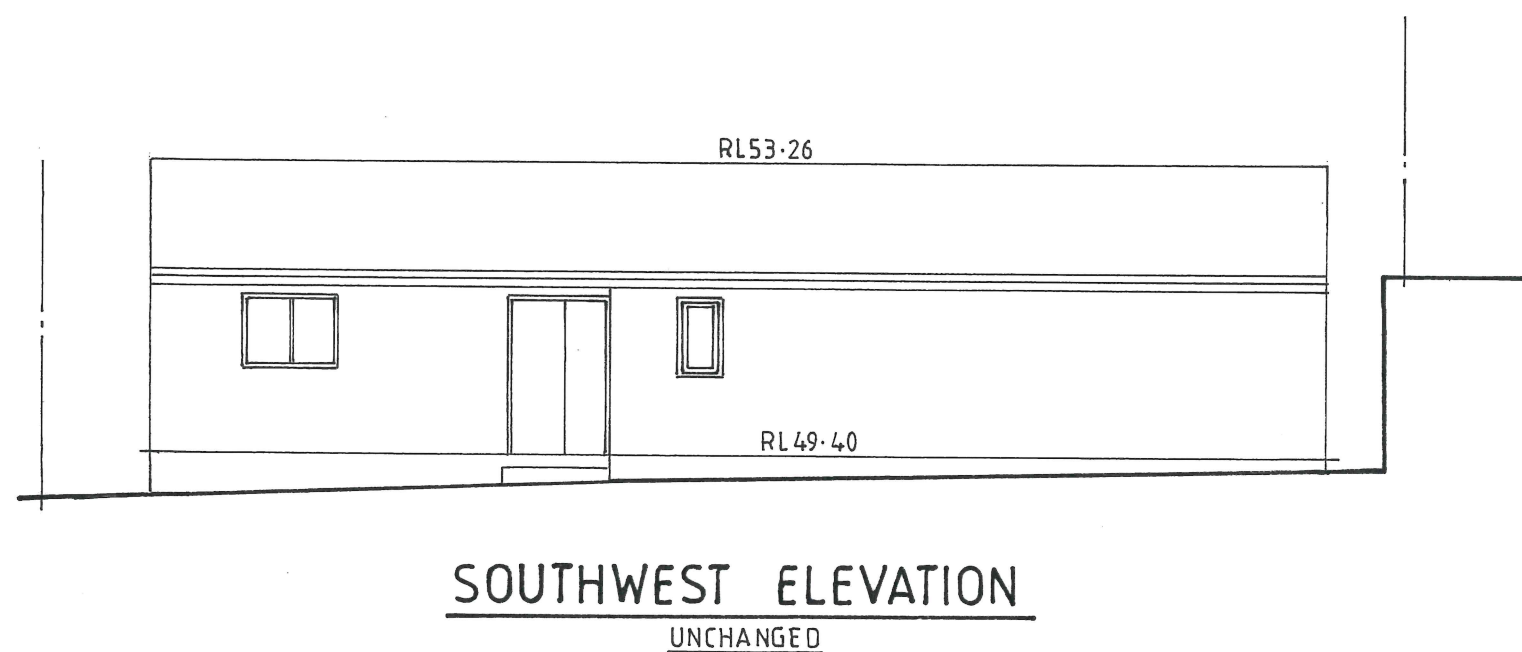




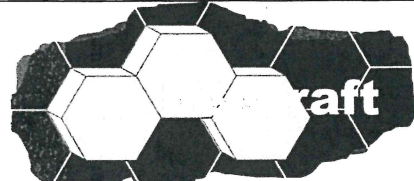
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DA2022/1590



Issue	Date	Revision
A	15-12-22	Front setback to northwest end of upper floor balcony increased.

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ALTERATIONS AND ADDITIONS 41 BAKERS ROAD CHURCH POINT LOT 4 DP222279		
CLIENT LOUISE BUNDEY		
SOUTHEAST AND SOUTHWEST ELEVATION		
DATE MAY 2022	DRAWN J.WRIGHT	DRG. NO. 05-22-BAK
SCALE 1:100	ISSUE: DA	SHEET NO. 4A

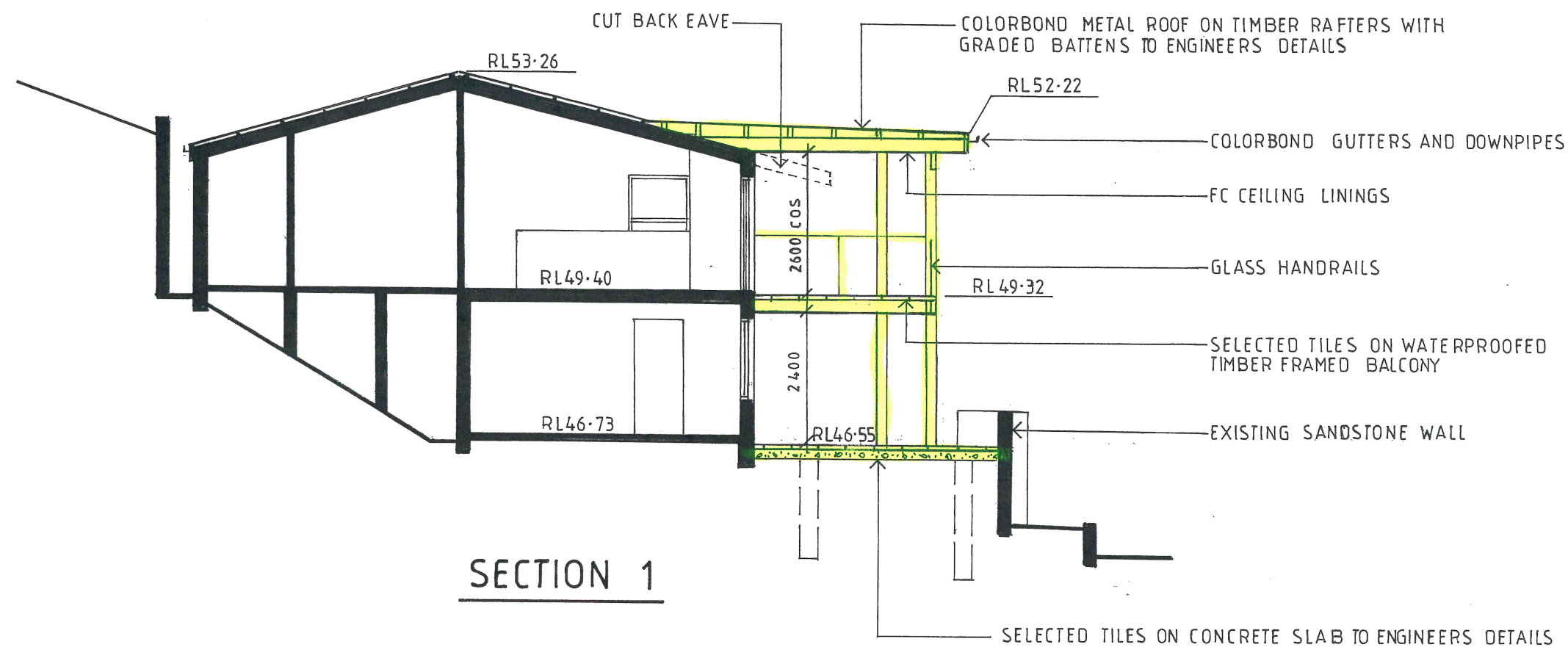
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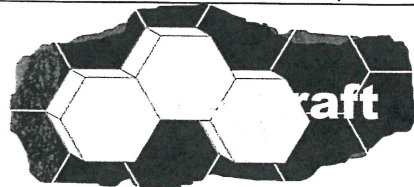
DA2022/1590



Notes

1. All dimensions to be checked on site by builder prior to the commencement of works. Figured dimensions to be used. Do not scale drawing.
All dimensions in millimetres unless shown otherwise.
2. Concrete works to be in accordance with AS3600 and Engineers details.
3. All timber framing to AS1684 & 1720 and Engineers details where relevant.
4. All steelwork to AS4100 and Engineers details.
5. All brickwork to be in accordance with AS3700.
6. All new glazing to be in accordance with AS1288. Windows and doors to be installed in accordance with manufacturers specifications. Flashing details to comply with the relevant exposure condition for each window or door.
7. All new roof drainage to be connected to existing stormwater system draining to street.
8. All works generally to be in accordance with local council bylaws and the Building Code of Australia.
9. All work to be left in a safe and stable condition at the end of each day.

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ALTERATIONS AND ADDITIONS 41 BAKERS ROAD CHURCH POINT LOT 4 DP222279		
CLIENT LOUISE BUNDEY		
SECTION AND NOTES		
DATE MAY 2022	DRAWN J.WRIGHT	DRG. NO. 05-22-BAK
SCALE 1:100	ISSUE: DA	SHEET NO. 5A

