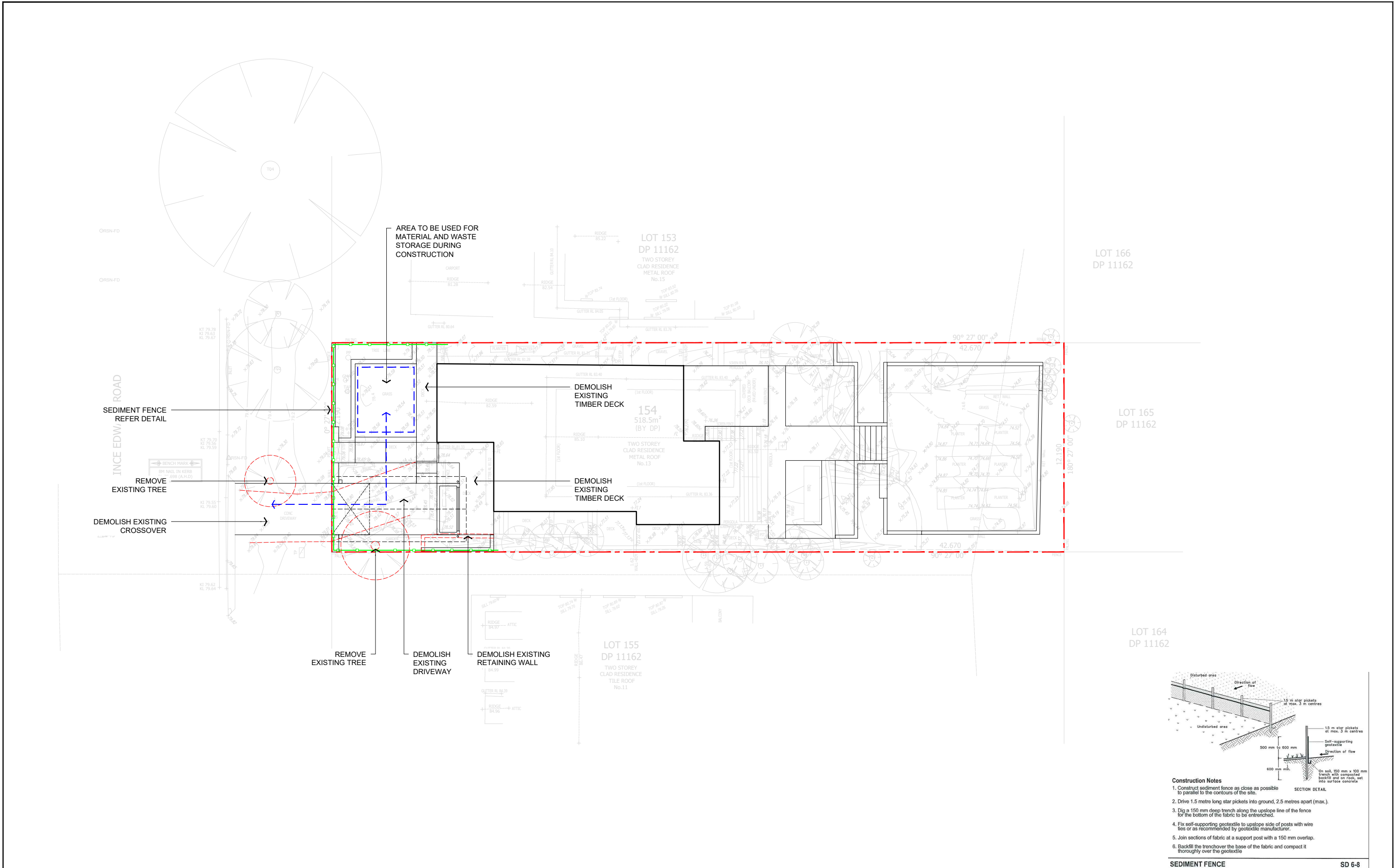


DEVELOPMENT APPLICATION

13 PRINCE EDWARD ROAD SEAFORTH NSW 2092

SHEET No	SHEET NAME	REVISION
LPL_0001	TITLE SHEET	01
LPL_0101	SITE PLAN	01
LPL_0102	WASTE MANAGEMENT PLAN	01
LPL_0103	LANDSCAPE AREA PLAN	01
LPL_0104	ROOF PLAN	01
LPL_0105	STORMWATER PLAN	01
LPL_1101	LANDSCAPE PLAN	01
LPL_2001	SECTIONS & ELEVATIONS	01



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01 ISSUED FOR DEVELOPMENT APPLICATION
REV DESCRIPTION

16.12.24
DATE

NORTH

SCALE



0 2 4 8m

PROJECT
HODGES / CASTILLO
13 PRINCE EDWARD ROAD
SEAFORTH

DRAWING TITLE
WASTE MANAGEMENT PLAN

STATUS
DEVELOPMENT APPLICATION

SCALE @ A3 1:200	DRAWN CN	REVIEWED NR	APPROVED RF
PROJECT NUMBER LPL_2730	DRAWING NUMBER LPL_0102	REV 01	

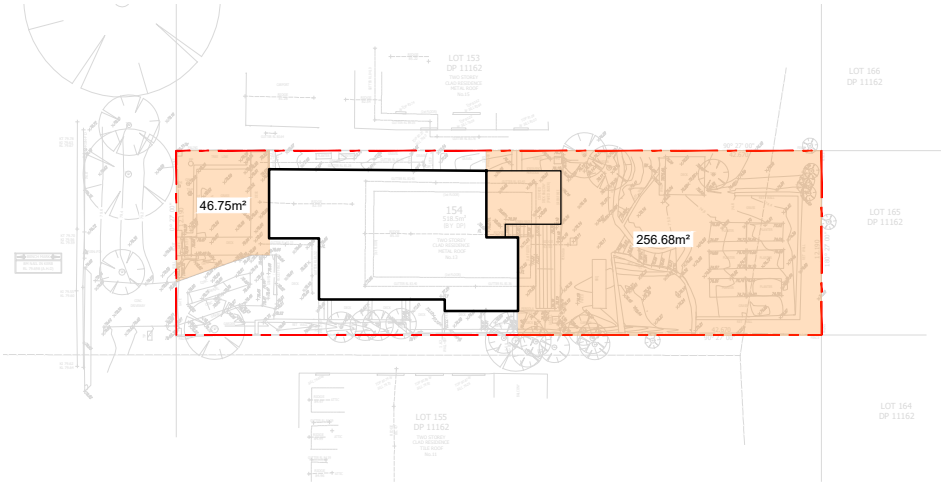
LANDSCAPE OPEN SPACE CALCULATIONS
SITE AREA: 518.5m²

CONTROLS	REQUIRED	CURRENT	PROPOSED
OPEN SPACE	55% 285.18m²	58.52% 303.43m²	59.18% 306.87m²
LANDSCAPED OPEN SPACE 35% OF REQUIRED OPEN SPACE	35% 99.81m²	72.08% 205.58m²	62.30% 177.68m²

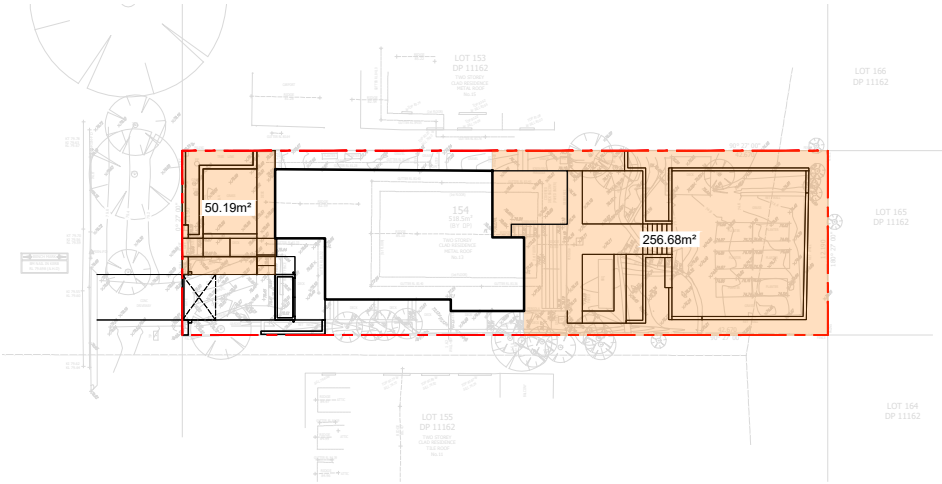
- NOTES
1.

ABOVE CALCULATIONS IN ACCORDANCE WITH MANLY
DEVELOPMENT CONTROL PLAN 2013 AND MANLY LOCAL
ENVIRONMENTAL PLAN 2013

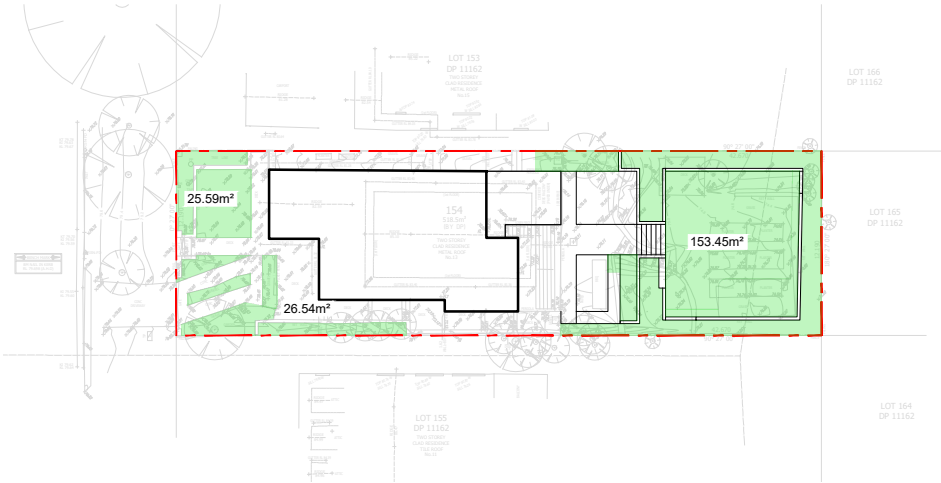
TOTAL OPEN SPACE - *EXISTING*



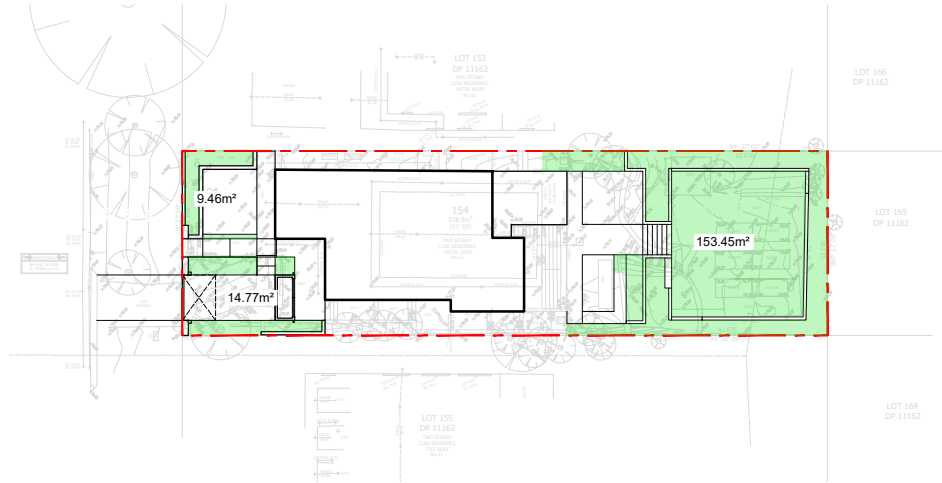
TOTAL OPEN SPACE - *PROPOSED*



LANDSCAPE AREA - *EXISTING*



LANDSCAPE AREA - *PROPOSED*



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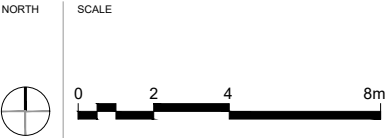
3. CHECK AND VERIFY LEVELS AND DIMENSIONS ON SITE PRIOR TO COMMENCEMENT OF ANY WORK.

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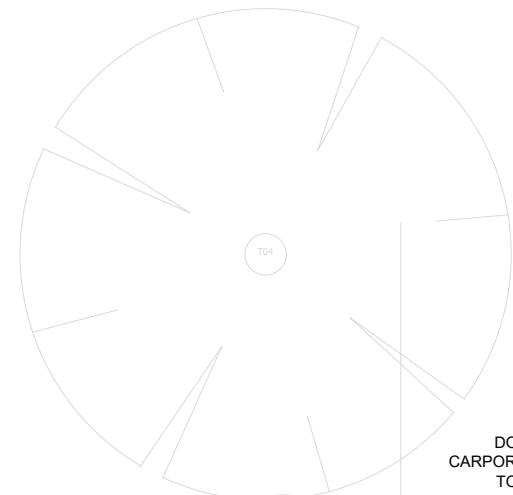
01	ISSUED FOR DEVELOPMENT APPLICATION	16.12.24
REV	DESCRIPTION	DATE



PROJECT
HODGES / CASTILLO
13 PRINCE EDWARD ROAD
SEAFORTH
2092

DRAWING TITLE
LANDSCAPE AREA PLAN

STATUS DEVELOPMENT APPLICATION			
SCALE @ A3 #####	DRAWN CN	REVIEWED NR	APPROVED RF
PROJECT NUMBER LPL_2730	DRAWING NUMBER LPL_0103	REV 01	



ORSN-FD

ORSN-FD

DOWN PIPE FROM
CARPORT TO CONNECT
TO EXISTING SITE
PROVISIONS

LOT 153
DP 11162
TWO STOREY
CLAD RESIDENCE
METAL ROOF
No.15

LOT 166
DP 11162

LOT 165
DP 11162

LOT 164
DP 11162

LOT 155
DP 11162
TWO STOREY
CLAD RESIDENCE
TILE ROOF
No.11

COLORBOND STEEL
ROOF TO CAR PORT
*FINISH TO MATCH
EXISTING HOUSE

DOWN PIPE TO
CONNECT TO
EXISTING SITE
PROVISIONS

EXISTING
RETAINED

BENCH MARK
BM NAIL IN KERB
RL 79.698 (A.H.D.)

- NOTES
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01 ISSUED FOR DEVELOPMENT APPLICATION
REV DESCRIPTION

16.12.24
DATE

NORTH

SCALE



0 2 4 8m

PROJECT
HODGES / CASTILLO
13 PRINCE EDWARD ROAD
SEAFORTH

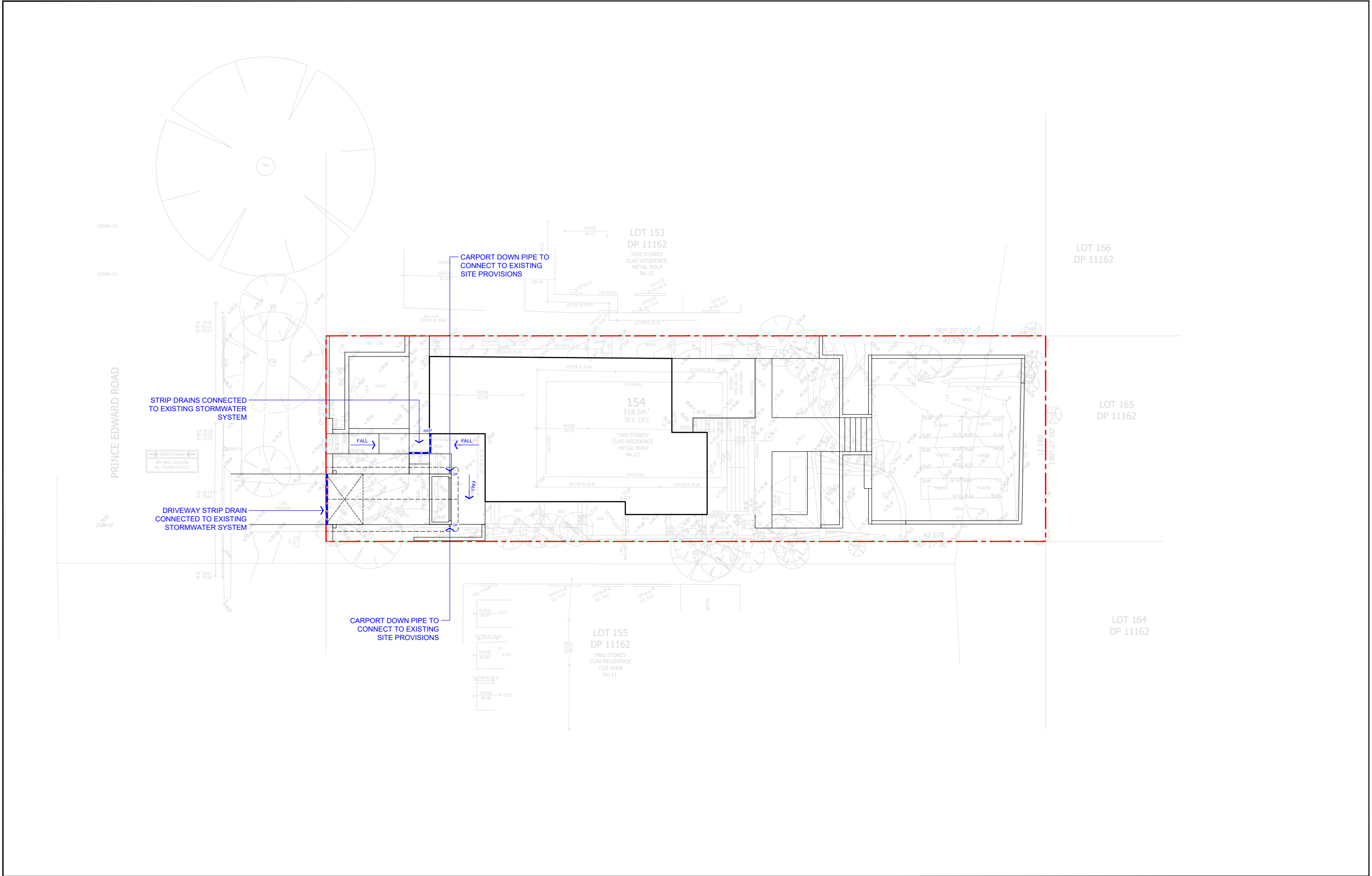
DRAWING TITLE
ROOF PLAN

STATUS
DEVELOPMENT APPLICATION

SCALE @ A3	DRAWN	REVIEWED	APPROVED
1:200	CN	NR	RF
PROJECT NUMBER	DRAWING NUMBER	REV	
LPL_2730	LPL_0104	01	

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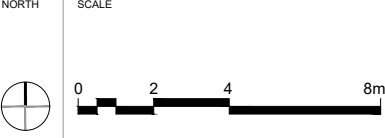


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01	ISSUED FOR DEVELOPMENT APPLICATION	16.12.24
REV	DESCRIPTION	DATE



PROJECT
HODGES / CASTILLO
13 PRINCE EDWARD ROAD
SEAFORTH

DRAWING TITLE
STORMWATER PLAN

STATUS DEVELOPMENT APPLICATION			
SCALE @ A3 1:200	DRAWN CN	REVIEWED NR	APPROVED RF
PROJECT NUMBER LPL_2730	DRAWING NUMBER LPL_0105	REV 01	

LEGEND

- SITE BOUNDARY
- EXISTING LEVELS
- RL
13.785
+

PROPOSED LEVELS
- TO BE DEMOLISHED
- CONCRETE
- NATURAL STONE
PAVING
- TIMBER DECKING
- MASONRY RETAINING
WALL
- TIMBER BATTEN
FENCE / SCREEN
- SYNTHETIC TURF
- MULCHED GARDEN BED
- SHRUB PLANTING
- EXISTING TREE PLANTING
RETAINED

PLANTING SCHEDULE

TREE PLANTING

CODE	BOTANICAL NAME	COMMON NAME	POT SIZE	TOTAL
LAG ind	Lagerstroemia indica	Crape Myrtle	45L	3
WAT flo	Waterhousea floribunda	Weeping Lilly Pilly	45L	3

SHRUB PLANTING

CODE	BOTANICAL NAME	COMMON NAME	POT SIZE	TOTAL
ALP nut	Alpinia nutans	Dwarf cardamon	200mm	33
BLE gib	Blechnum Gibbum 'Silver Lady'	Silver Lady Fern	200mm	3
DRA tri	Dracaena trifasciata	Mother in Laws Tongue	200mm	5
LIG ren	Ligularia reniformis	Tractor Plant	200mm	14
SAN tri	Sansevieria trifasciata	Snake Plant	200mm	5

NOTE:
The plant symbols shown do not represent the exact placement of individual species but rather shows design intent. The plant numbers allow for plants to be spaced according to their growth habit and potential mature size. Exact plant locations will be confirmed prior to construction.

ORSN-FD

PRINCE EDWARD ROAD



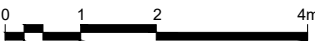
EXISTING TREE TO BE REMOVED
*REPLACE WITH COUNCIL
APPROVED ENDEMIC SPECIES

EXISTING LAYBACK TO BE RETAINED

CONCRETE CROSSOVER TO
COUNCIL SPECIFICATION

NORTH

SCALE

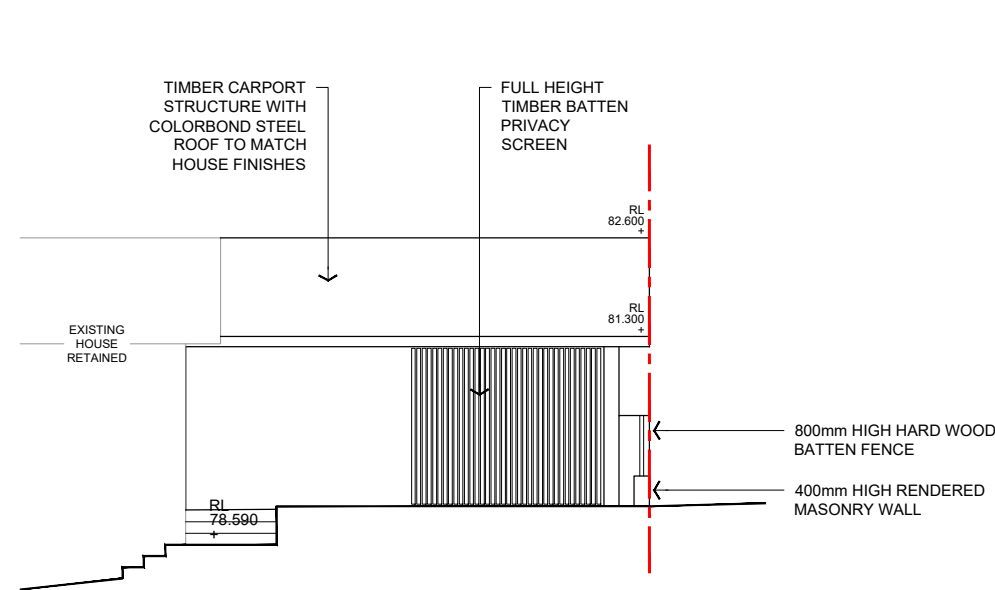


PROJECT
HODGES / CASTILLO
13 PRINCE EDWARD ROAD
SEAFORTH
2092

DRAWING TITLE
LANDSCAPE PLAN

STATUS
DEVELOPMENT APPLICATION

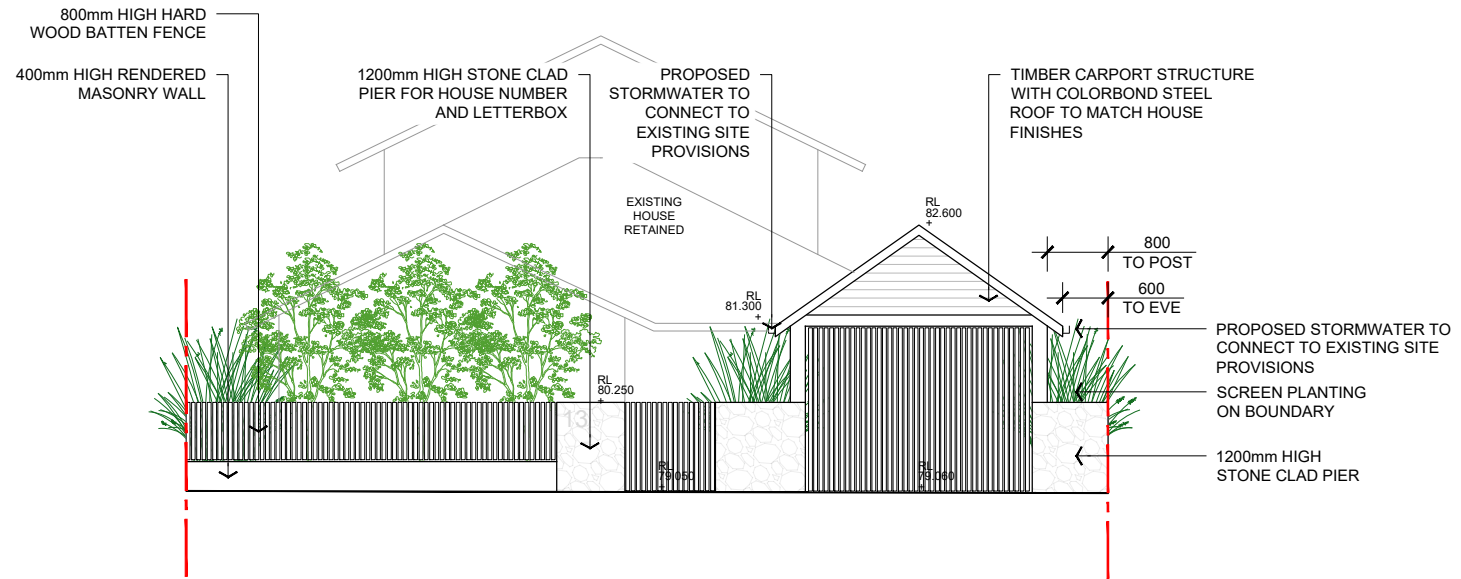
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1:100	CN	NR	RF
PROJECT NUMBER	DRAWING NUMBER	REV	
LPL_2730	LPL_1101	01	



EL01
LPL_1101

ELEVATION 01 - NORTH

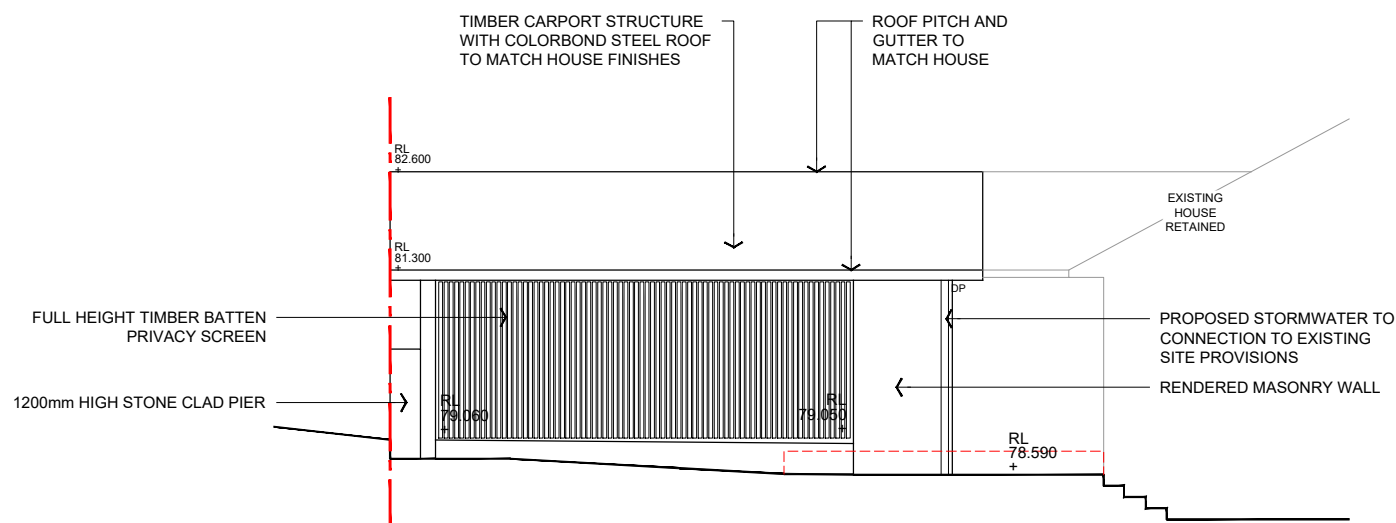
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EL02
LPL_1101

ELEVATION 02 - WEST

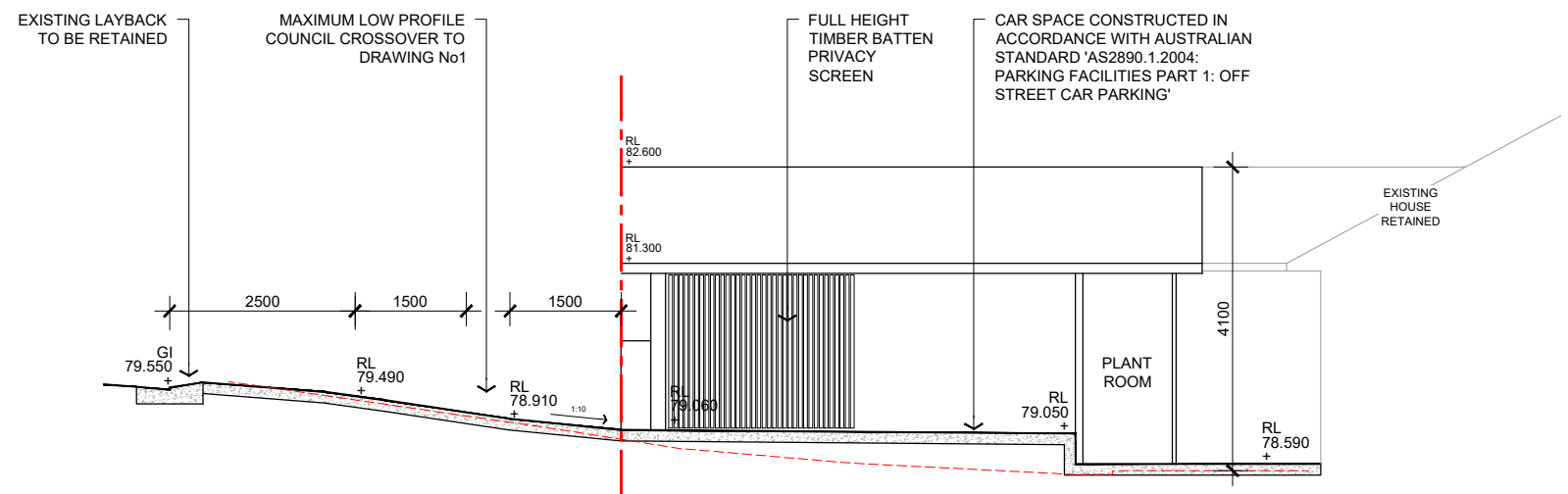
Scale: 1:100@A3



EL03
LPL_1101

ELEVATION 03 - SOUTH

Scale: 1:100@A3



SE01
LPL_1101

SECTION 01 - CROSSOVER

Scale: 1:100@A3

Shadow Diagrams Certification:

I David Hunt, certify that the shadow diagrams depicted here have been prepared as follows:
Computer modelled at scale using SketchUp then imported into Layout to prepare the drawing.
The computer model is based on the detailed survey prepared by: ENG Land Services,
reference 240605D1MH, dated 06/2024
The model is oriented to true north and matches true north on the survey.
The model is geolocated to
Latitude 32.870S and Longitude 151.210E

David Hunt, Architect

Architect's Registration Board Number 6660
BDPA Class 2 # DEP0001355 + PDP0000455
Australian Institute of Architects A+ Member

David Hunt

PRINCE EDWARD ROAD

Existing shadow line cast at 9am
over adjacent property No.11

1 - Existing Shadows Plan - Scale 1:200

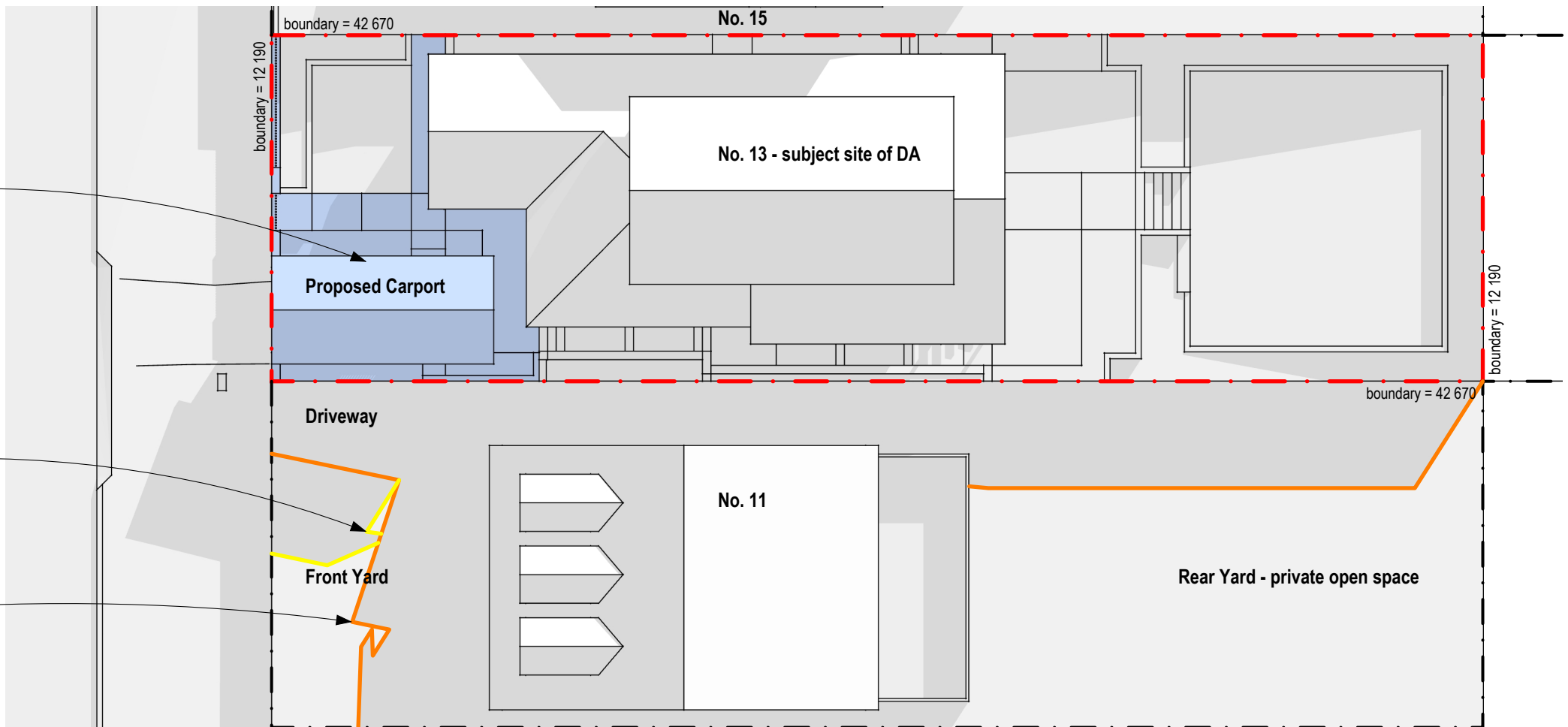
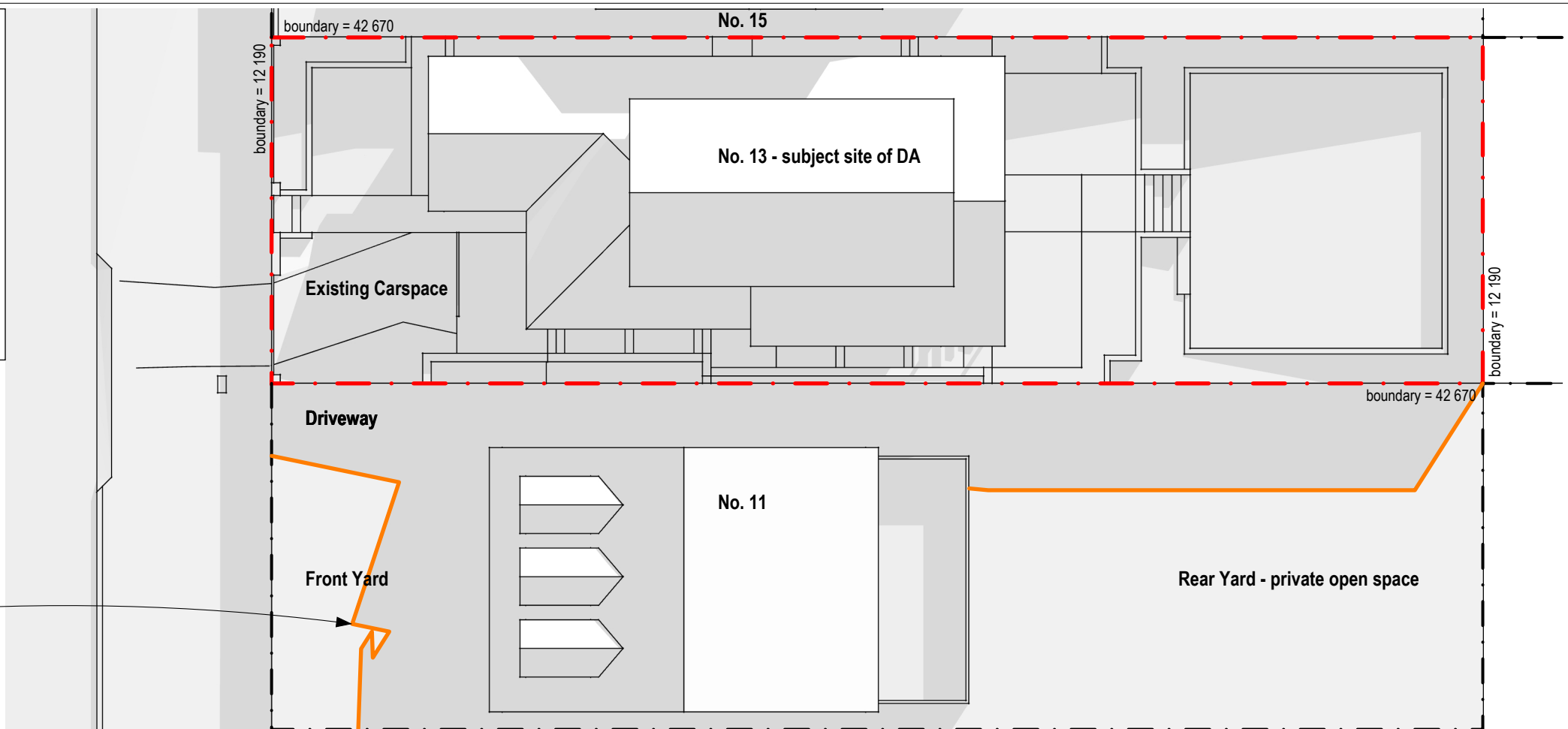
Proposed DA works shown coloured
Setout from Lone Pine Landscapes drawings
Reference: LPL_27030, dated 16/12/24

Additional shadow line cast at 9am
over adjacent property No.11

Existing shadow line cast at 9am
over adjacent property No.11

2 - Proposed Shadows Plan - Scale 1:200

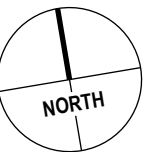
Original Drawing Size = A3 60 58 56 54 52 50 40 20 10 8 6 4 2 m 1:200 Scale Bar



Prepared By: **David Hunt**
Architect
Mobile: 0408 059 441 Email: djhunt@bigpond.com
PO Box 5244, Turramurra, NSW 2074 ABN: 33 138 189 607
ARB # 6660 BDPA Class 2 # DEP0001355 + PDP0000455

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A	10/02/24	DA Submission



Site: **Alterations & Renovations**
13 Prince Edward Road, Seaforth
Lot 54 in DP 11162

Client: **Shya Castillo & Matt Hodges**

Title: **SHADOW DIAGRAM**
WINTER 9am 21st JUNE

Job No: **2419CHHS** Doc No - Revision:

Date: 10/02/2024 **SD01A**

CAD by: DjH 1:200 Scale

CAD File Name: 2419CHHS-ST7-AS-Arch Dwg.layout

Shadow Diagrams Certification:

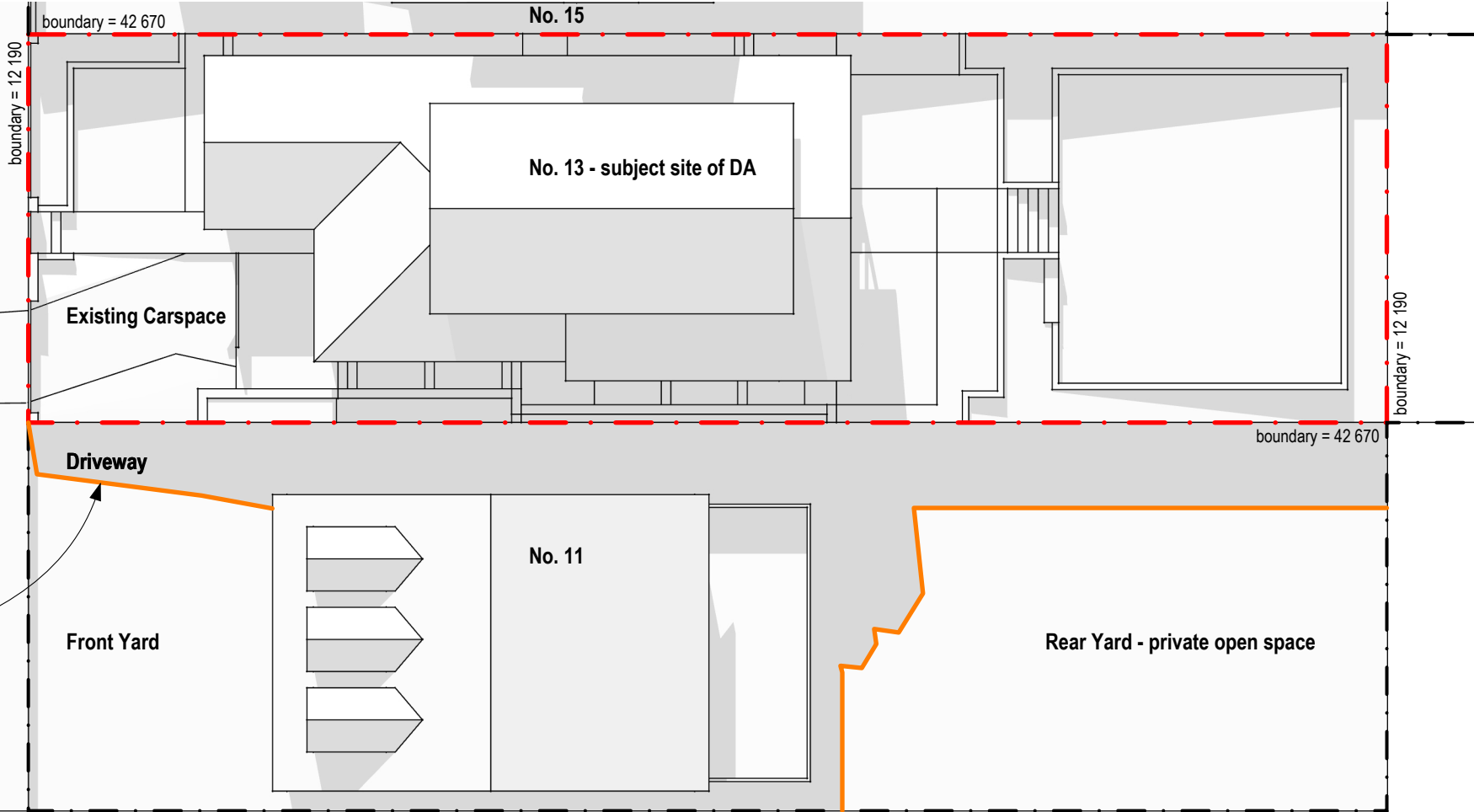
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David Hunt, Architect
Architect's Registration Board Number 6660
BDPA Class 2 # DEP0001355 + PDP0000455
Australian Institute of Architects A+ Member

David Hunt

Existing shadow line cast at 12pm
over adjacent property No.11

PRINCE EDWARD ROAD



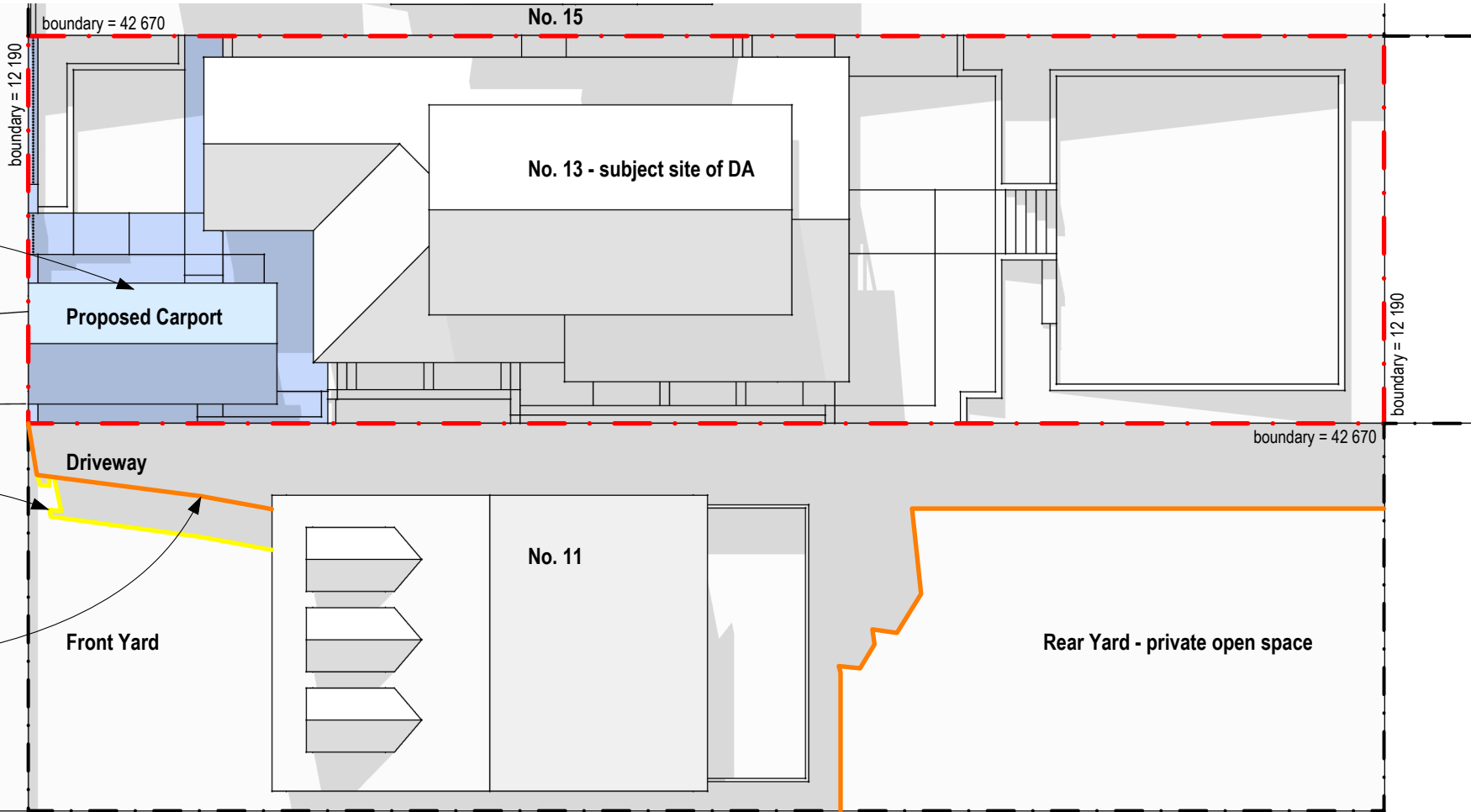
1 - Existing Shadows Plan - Scale 1:200

Proposed DA works shown coloured
Setout from Lone Pine Landscapes drawings
Reference: LPL_27030, dated 16/12/24

Additional shadow line cast at 12pm
over adjacent property No.11

Existing shadow line cast at 12pm
over adjacent property No.11

PRINCE EDWARD ROAD



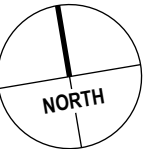
2 - Proposed Shadows Plan - Scale 1:200

Original Drawing Size = A3 60 58 56 54 52 50 40 20 10 8 6 4 2 m 1:200 Scale Bar

Prepared By: **David Hunt**
Architect
Mobile: 0408 059 441 Email: djhunt@bigpond.com
PO Box 5244, Turramurra, NSW 2074 ABN: 33 138 189 607
ARB # 6660 BDPA Class 2 # DEP0001355 + PDP0000455

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A	10/02/24	DA Submission



Site: **Alterations & Renovations**
13 Prince Edward Road, Seaforth
Lot 54 in DP 11162

Client: **Shya Castillo & Matt Hodges**

Title: **SHADOW DIAGRAM**
WINTER 12pm 21st JUNE

Job No: **2419CHHS** Doc No - Revision:

Date: 10/02/2024 **SD02A**

CAD by: DjH 1:200 Scale

CAD File Name: 2419CHHS-ST7-AS-Arch Dwg.layout

Shadow Diagrams Certification:

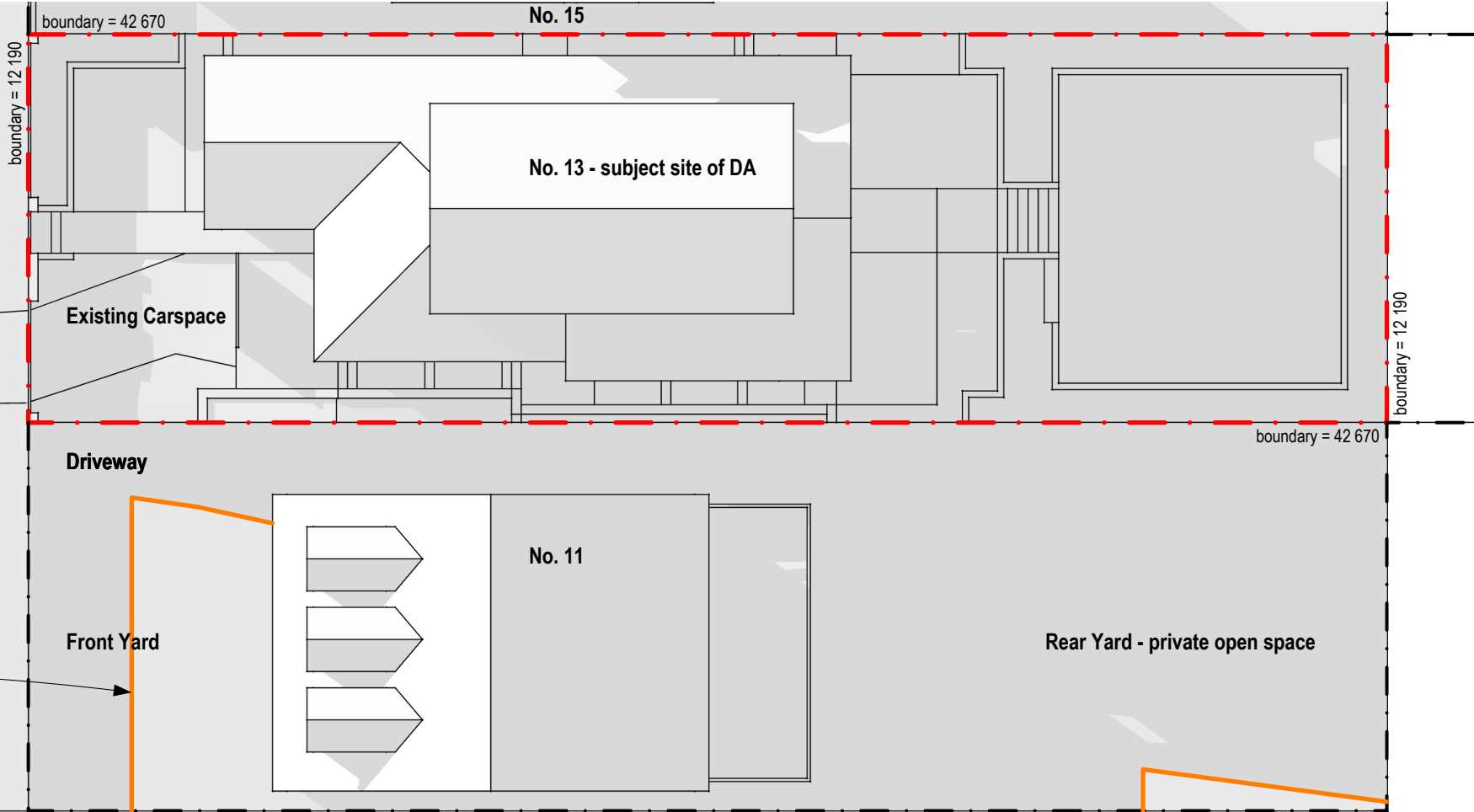
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David Hunt, Architect
Architect's Registration Board Number 6660
BDPA Class 2 # DEP0001355 + PDP0000455
Australian Institute of Architects A+ Member

David Hunt

PRINCE EDWARD ROAD

Existing shadow line cast at 3pm
over adjacent property No.11



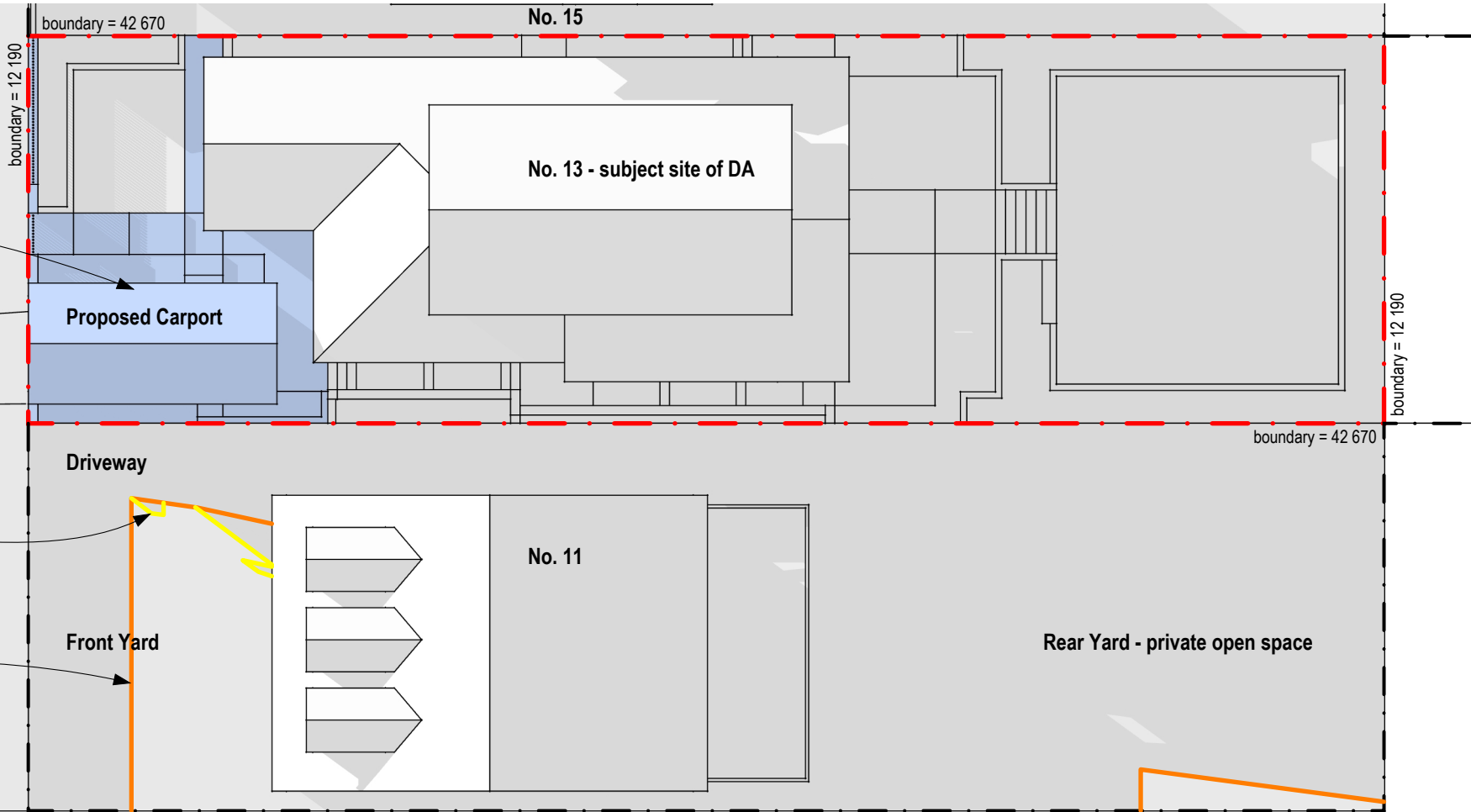
1 - Existing Shadows Plan - Scale 1:200

Proposed DA works shown coloured
Setout from Lone Pine Landscapes drawings
Reference: LPL_27030, dated 16/12/24

Additional shadow line cast at 3pm
over adjacent property No.11

Existing shadow line cast at 3pm
over adjacent property No.11

PRINCE EDWARD ROAD



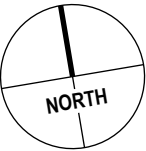
2 - Proposed Shadows Plan - Scale 1:200

Original Drawing Size = A3 60 58 56 54 52 50 40 20 10 8 6 4 2 m 1:200 Scale Bar

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A	10/02/24	DA Submission



Site: **Alterations & Renovations**
13 Prince Edward Road, Seaforth
Lot 54 in DP 11162

Client: **Shya Castillo & Matt Hodges**

Title: **SHADOW DIAGRAM**
WINTER 3pm 21st JUNE

Job No: **2419CHHS** Doc No - Revision:

Date: 10/02/2024 **SD03A**

CAD by: DjH 1:200 Scale

CAD File Name: 2419CHHS-ST7-AS-Arch Dwg.layout