

Application to Modify Development Consent

Project:

**9 The Serpentine
Bilgola Beach, NSW 2107
Lot 2 DP 395158**





Date: **July, 2018** For: **Rowan Hanley**

Drawing Register

Drawing No:	Drawing Name:	Issue:
DA-00	Title Sheet	B
DA-01	Site Analysis Plan	-
DA-02	Existing / Demolition Plan	-
DA-03	Site Plan	-
DA-04	Ground Floor Plan	-
DA-05	Roof Plan	B
DA-06	Elevations North, South	B
DA-07	Elevations East, West	B
DA-08	Section A & B	B
DA-09	Environmental Site Management	-
DA-10	Landscape Area Calculation	-
DA-11	Schedule of External Finishes	-
DA-12	Shadow Diagram - 22 June 9am	-
DA-13	Shadow Diagram - 22 June 12 Midday	-
DA-14	Shadow Diagram - 22 June 3pm	-

Materials Legend

EXTERNAL MATERIALS AND WALLS IN PLAN, SECTION, ELEVATION:

	NEW CEMENT RENDER FINISH
	NEW BRICKWORK
	NEW BRICKWORK (shown in section)
	FIBRE CEMENT CLADDING PAINT FINISHED
	STEEL FRAME OR METAL CLADDING PAINT FINISHED
	GLASS
	NEW CONCRETE (plan & section)
	TIMBER FRAMING
	DRESSED TIMBER
	EXISTING WALLS & FLOORS (shown in plan & section)
	AREAS TO BE DEMOLISHED
	EXTENT OF NEW WORK (Site Plan only)

Modification

Rev B. REVISION B: Proposed Modification to Development Consent 2017/1343

BASIX Commitment

Certificate No: A298369_02

Construction	Show on DA Plans	Show on CC/CDC Plans & specs	Certifier Check																																																																													
Insulation requirements The applicant must construct the new or altered construction (floor(s), walls, and ceilings/roofs) in accordance with the specifications listed in the table below, except that a) additional insulation is not required where the area of new construction is less than 2m2, b) insulation specified is not required for parts of altered construction where insulation already exists.	✓	✓	✓																																																																													
<table border="1"> <thead> <tr> <th>Construction</th> <th>Additional insulation required (R-value)</th> <th>Other specifications</th> </tr> </thead> <tbody> <tr> <td>suspended floor with enclosed subfloor: framed (R0.7).</td> <td>R0.60 (down) (or R1.30 including construction)</td> <td></td> </tr> <tr> <td>external wall: framed (weatherboard, fibro, metal clad)</td> <td>R1.30 (or R1.70 including construction)</td> <td></td> </tr> <tr> <td>external wall: brick veneer</td> <td>R1.16 (or R1.70 including construction)</td> <td></td> </tr> <tr> <td>flat ceiling, flat roof: framed</td> <td>ceiling: R3.00 (up), roof: foilsarking</td> <td>medium (solar absorptance 0.475 - 0.70)</td> </tr> </tbody> </table>	Construction	Additional insulation required (R-value)	Other specifications	suspended floor with enclosed subfloor: framed (R0.7).	R0.60 (down) (or R1.30 including construction)		external wall: framed (weatherboard, fibro, metal clad)	R1.30 (or R1.70 including construction)		external wall: brick veneer	R1.16 (or R1.70 including construction)		flat ceiling, flat roof: framed	ceiling: R3.00 (up), roof: foilsarking	medium (solar absorptance 0.475 - 0.70)																																																																	
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Glazing requirements	Show on DA Plans	Show on CC/CDC Plans & specs	Certifier Check																																																																													
Windows and glazed doors The applicant must install the windows, glazed doors and shading devices, in accordance with the specifications listed in the table below. Relevant overshadowing specifications must be satisfied for each window and glazed door. The following requirements must also be satisfied in relation to each window and glazed door: Each window or glazed door with standard aluminium or timber frames and single clear or toned glass may either match the description, or have a U-value and a Solar Heat Gain Coefficient (SHGC) no greater than that listed in the table below. Total system U-values and SHGCs must be calculated in accordance with National Fenestration Rating Council (NFRC) conditions. Each window or glazed door with improved frames, or pyrolytic low-e glass, or clear/air gap/clear glazing, or toned/air gap/clear glazing must have a U-value and a Solar Heat Gain Coefficient (SHGC) no greater than that listed in the table below. Total system U-values and SHGCs must be calculated in accordance with National Fenestration Rating Council (NFRC) conditions. The description is provided for information only. Alternative systems with complying U-value and SHGC may be substituted. For projections described in millimetres, the leading edge of each eave, pergola, verandah, balcony or awning must be no more than 500 mm above the head of the window or glazed door and no more than 2400 mm above the sill. Pergolas with polycarbonate roof or similar translucent material must have a shading coefficient of less than 0.35. Pergolas with fixed battens must have battens parallel to the window or glazed door above which they are situated, unless the pergola also shades a perpendicular window. The spacing between battens must not be more than 50 mm.	✓	✓	✓																																																																													
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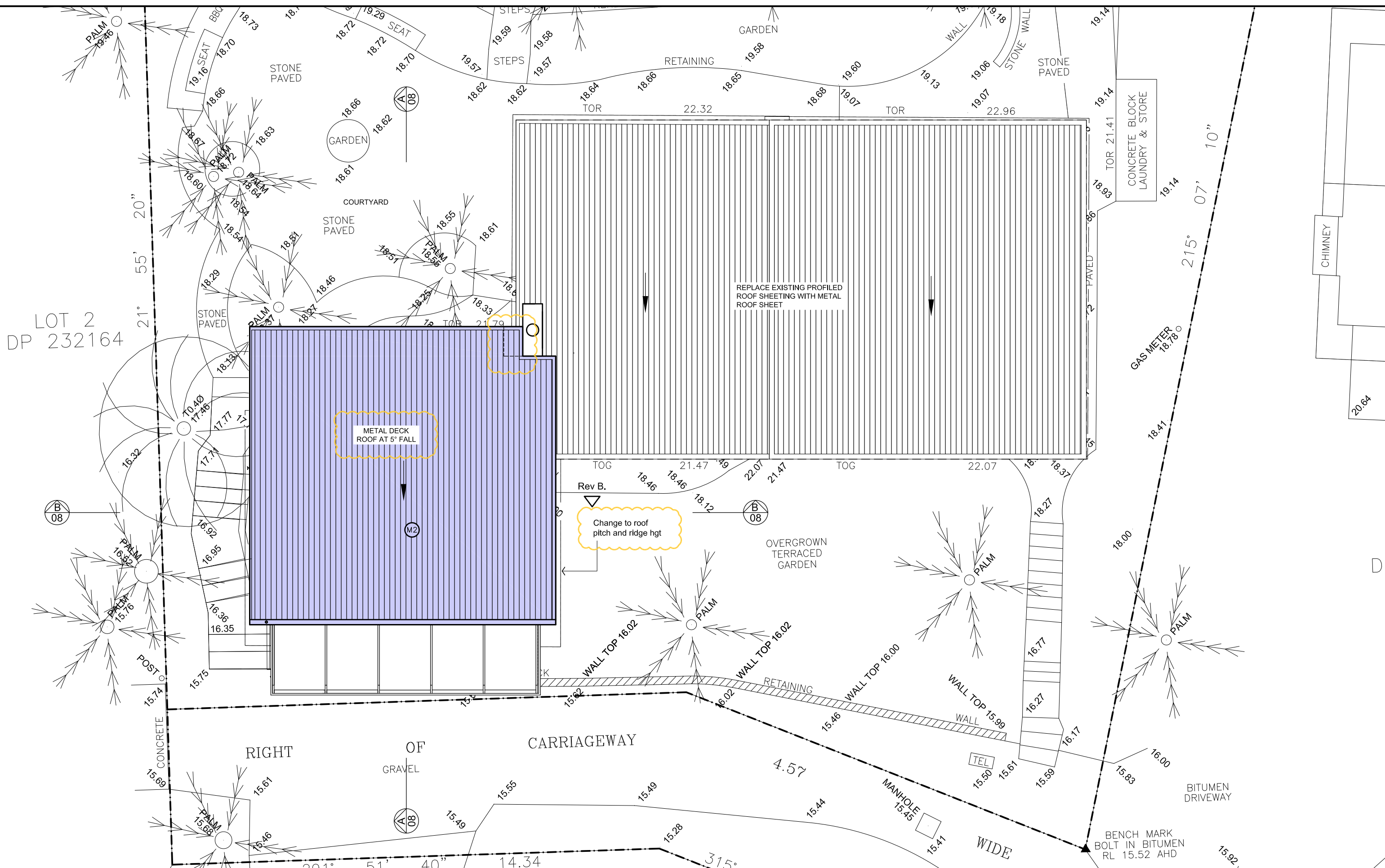
Issue	Date	Amendment
Pre.01	08/12/2017	Preliminary
B	20/07/2018	Modif to dev consent. Roof pitch, W-03-W-08 hgt

Drawing: Title Sheet		
Job No.: GDB-098	Lot/DP: 2 / DP 395158	Drawing No.: DA-00
First Issued: Dec 2017	Scale: -	Issue: B

Project: Alterations + Additions 9 The Serpentine Bilgola Beach NSW 2107	
For: Greg and Rowan Hanley	



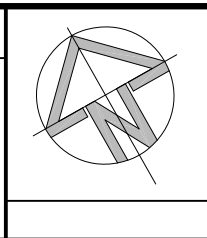
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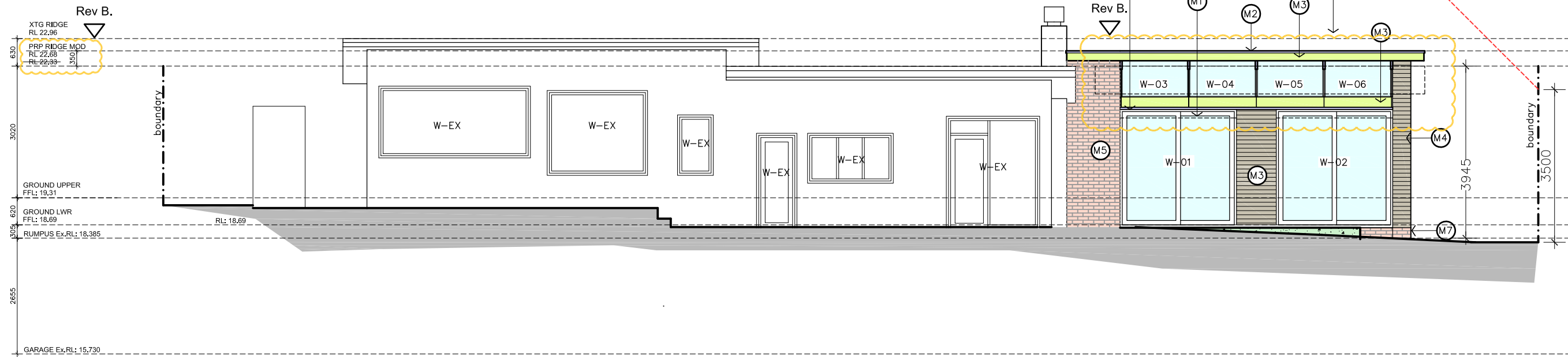


Drawing: Roof Plan		
Job No.: GDB-098	Lot/DP: 2 / DP 395158	Drawing No.: DA-05
First Issued: Dec 2017	Scale: 1:100 @ A3	Issue: B

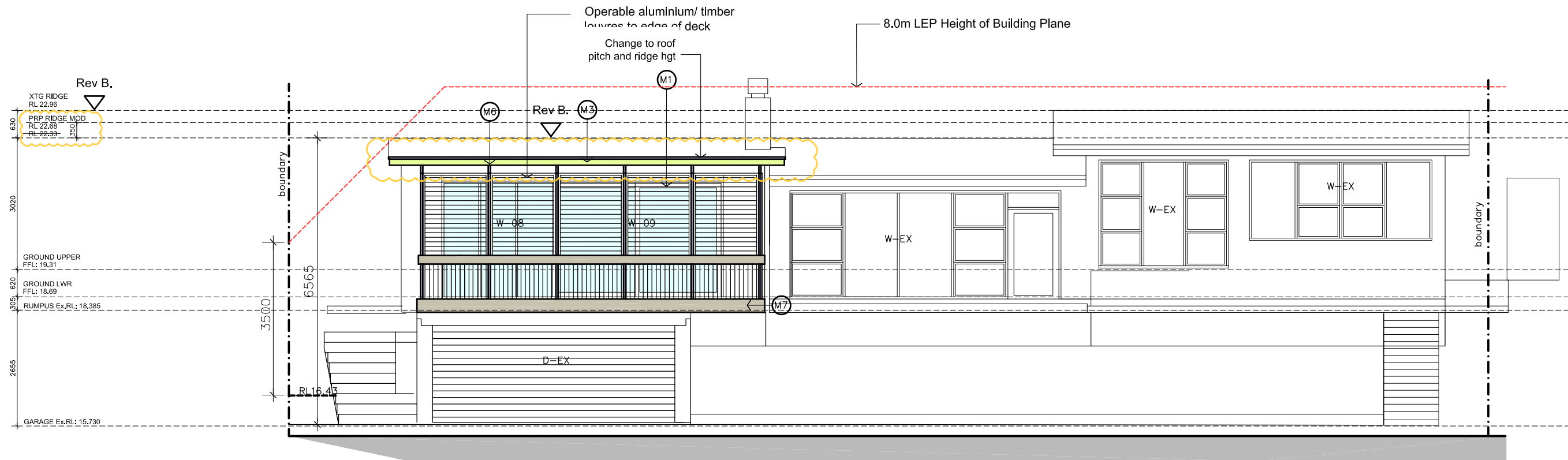
Project: Alterations + Additions 9 The Serpentine Bilgola Beach NSW 2107
For: Greg and Rowan Hanley

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North Elevation



South Elevation

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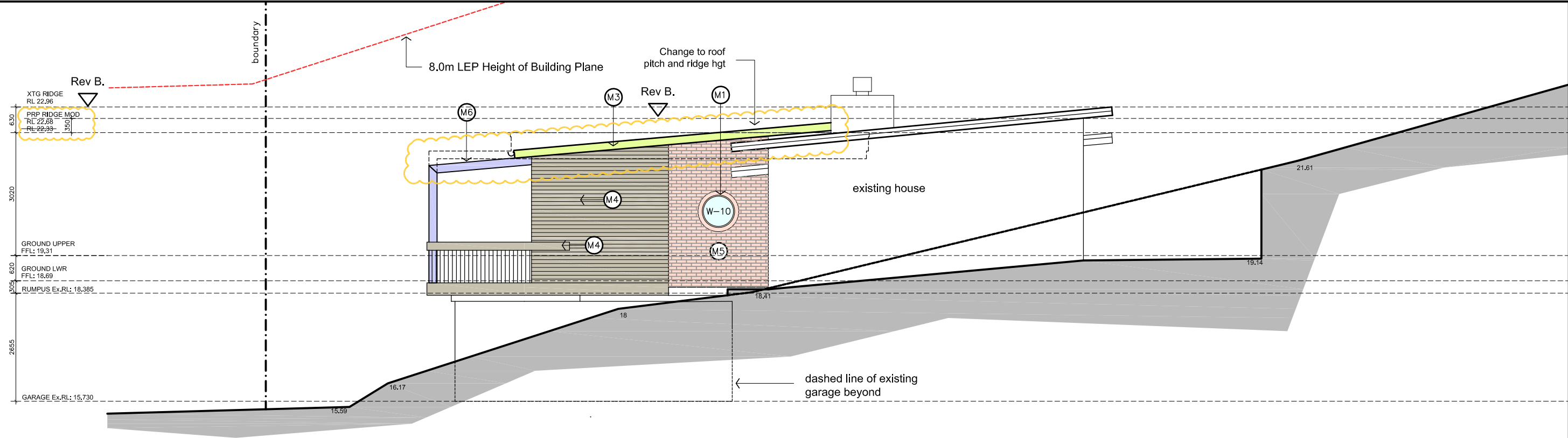
Revisions:		
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Drawing: Elevations - North, South		
Job No.: GDB-098	Lot/DP: 2 / DP 395158	Drawing No.: DA-06
First Issued: Dec 2017	Scale: 1:100 @ A3	Issue: B

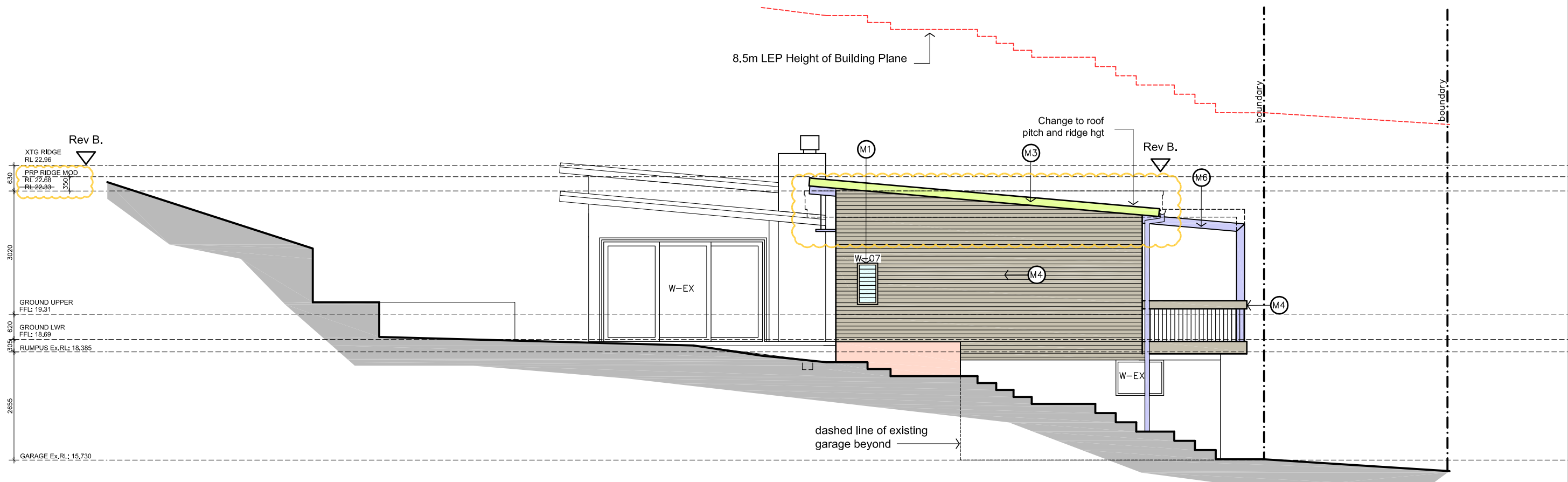
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East Elevation



West Elevation

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Drawing: Elevations - East, West		
Job No.: GDB-098	Lot/DP: 2 / DP 395158	Drawing No.: DA-07
First Issued: Dec 2017	Scale: 1:100 @ A3	Issue: B

Project: Alterations + Additions 9 The Serpentine Bilgola Beach NSW 2107
For: Greg and Rowan Hanley



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