

DEVELOPMENT SUMMARY

Site Area	=	943.2m²
Council	=	Northern Beaches Council
Zone	=	E4 - Environmental Living
Max FSR	=	Undefined
Max Height	=	8.5m
Min landscaping	=	565.9m² (60%)
Proposed FSR	=	0.40:1 (384 m²)
Proposed Landscaping		455m² (48.2%)
Acid Sulphate	=	Class 5
Heritage	=	No
Biodiversity	=	Yes
Bushfire	=	No
Flooding	=	No
PARKING	=	
Min. Residents	=	2
Provided	=	2



ZONING - E4 ENVIRONMENTAL LIVING



FSR - UNDEFINED:1



HEIGHT OF BUILDINGS - 8.5m



BLOODTHIRSTY



GEOTECHNICAL HAZARD H1



ACID SULPHATE - N/A

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ABN 26160232824 Nominated Architect: Alexander Chougam | ARN: 7196

ISSUE	REVISIONS	DATE
1	Revision 1	23/03/20
2	Pre - DA	14/07/20
3	Post Pre-DA changes	15/09/20
4	DA Revision	26/02/20

DRAWING TITLE Proposed Development Details

PROJECT Godfrey Residence

ADDRESS 1 Yachtview Ave, Newport

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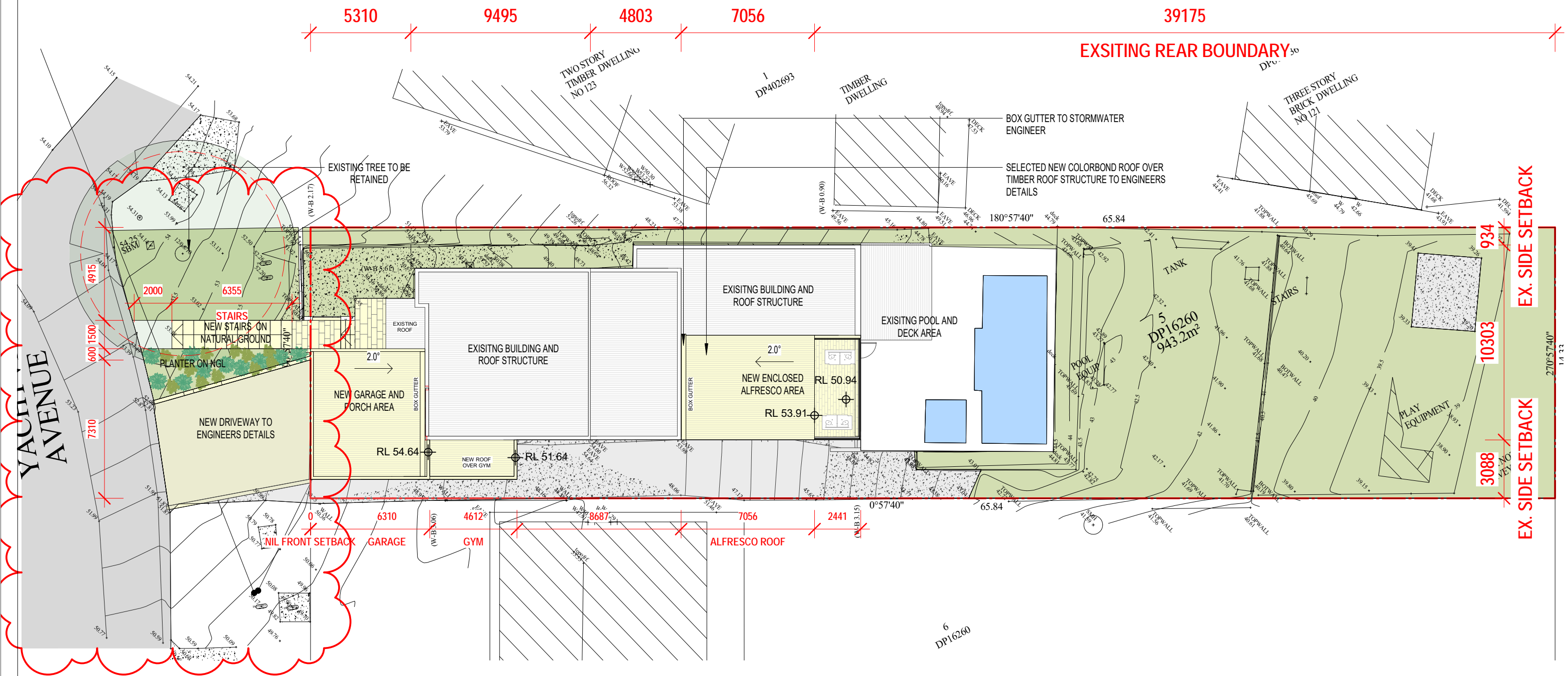
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SCALE @A3

JOB NO 2816

DRAWING NO: A03 REV: 4



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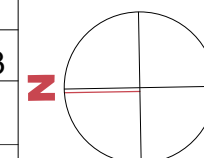
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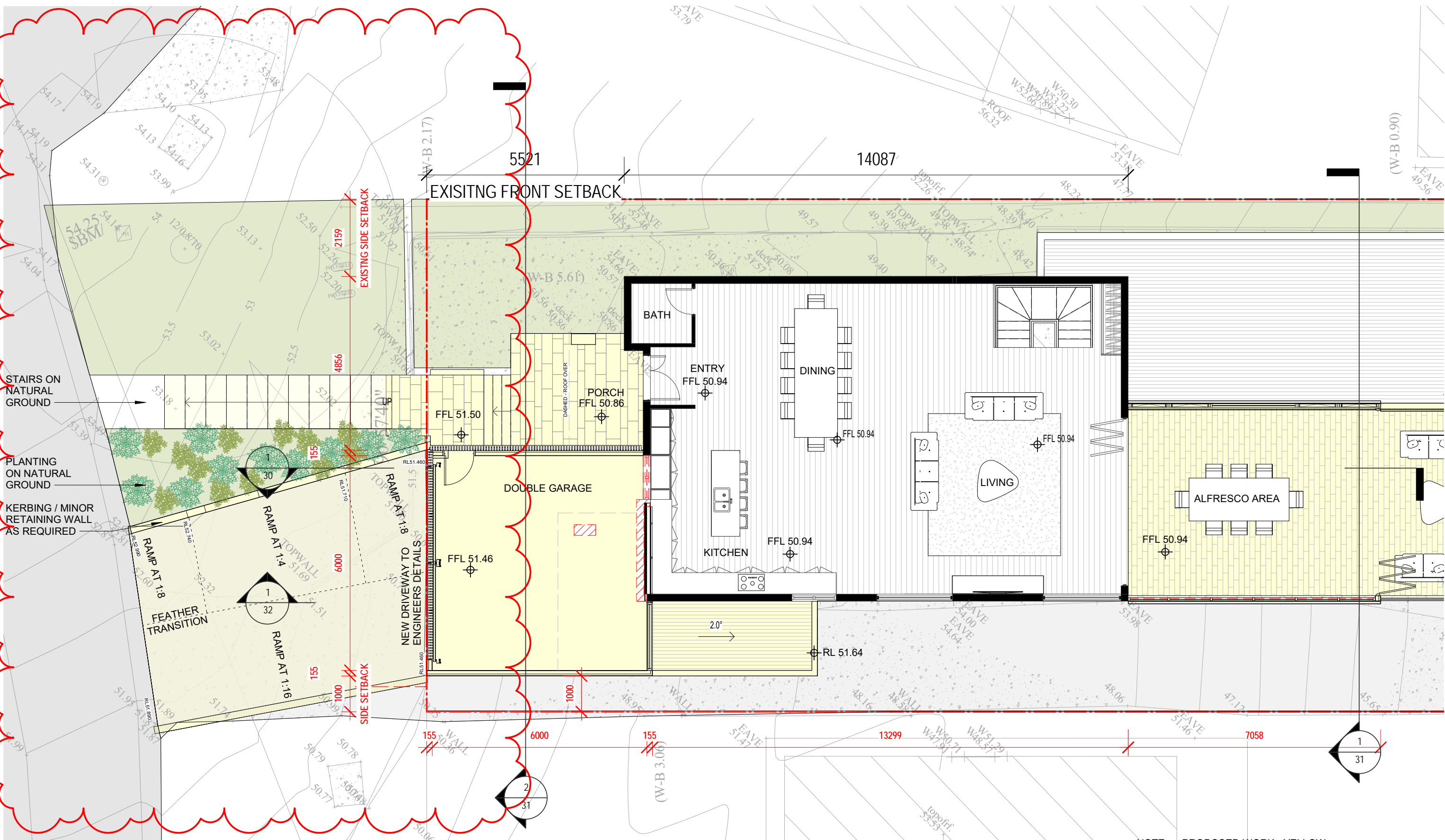
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5	DA Revision 2	17/06/21

DRAWING TITLE Site & Roof Plan
PROJECT Godfrey Residence
ADDRESS 1 Yachtview Ave, Newport

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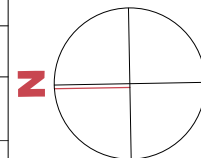
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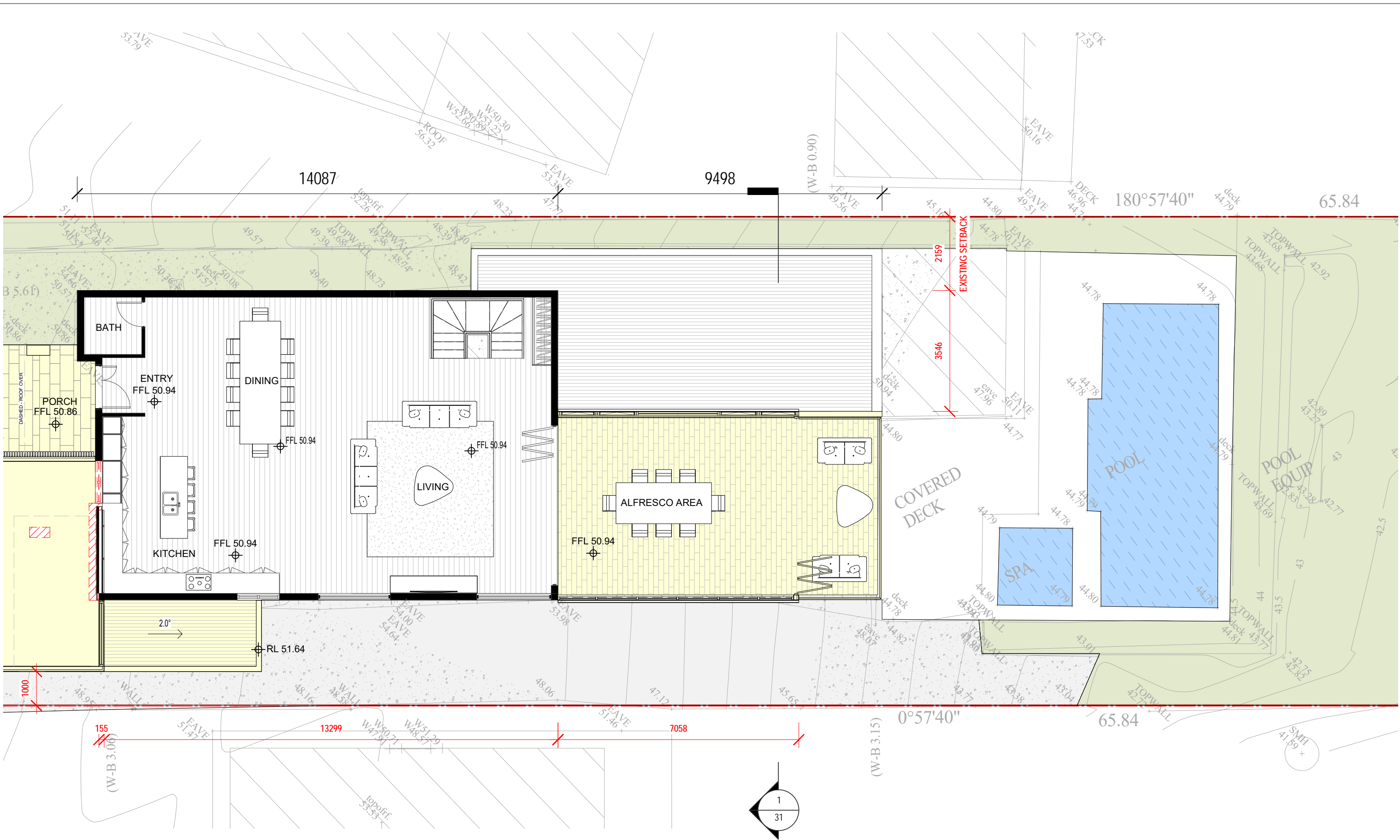
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DRAWING TITLE Ground Floor Plan
PROJECT Godfrey Residence
ADDRESS 1 Yachtview Ave, Newport

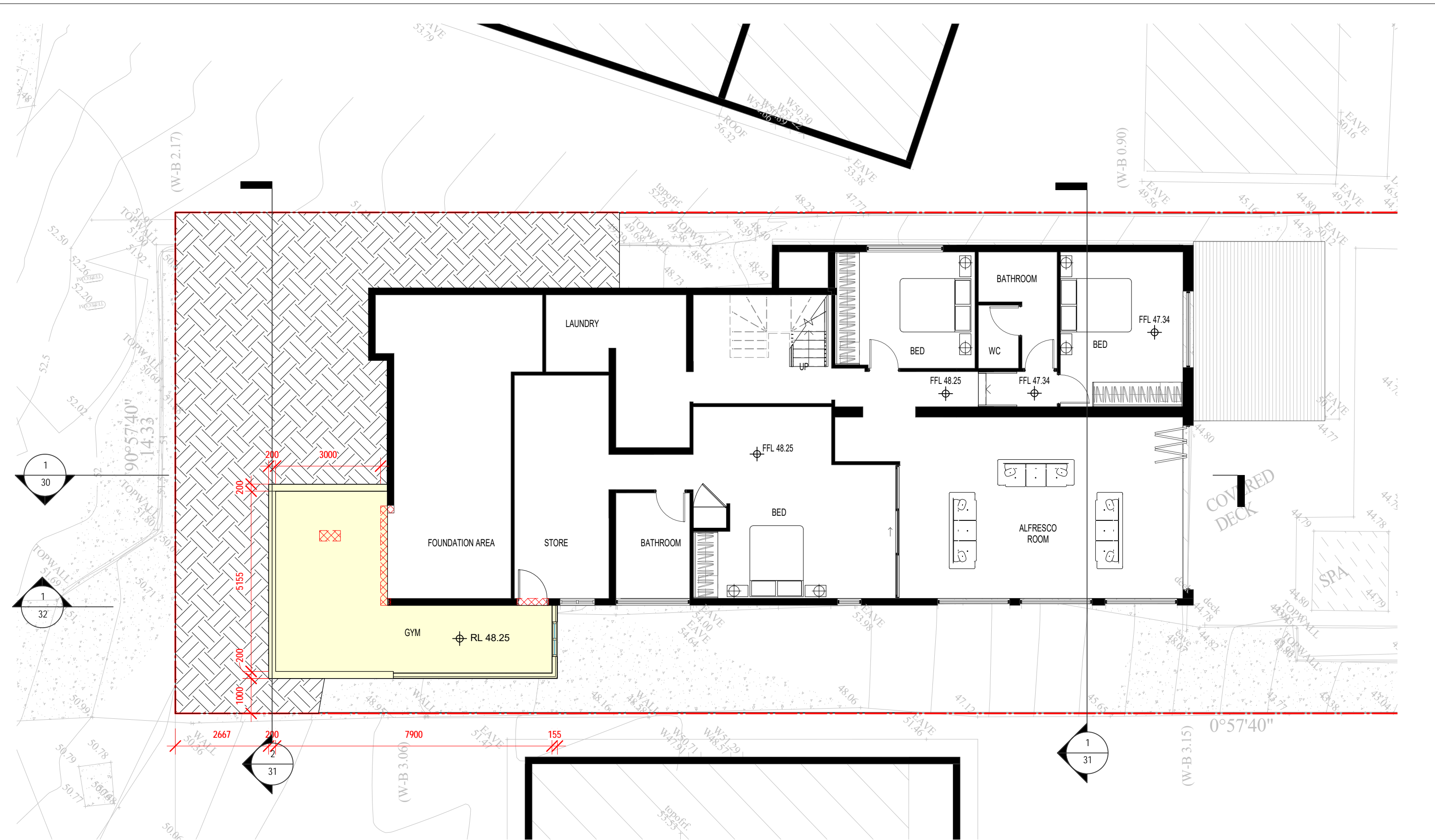
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JOB NO 2816
DRAWING NO: A11 REV: 5



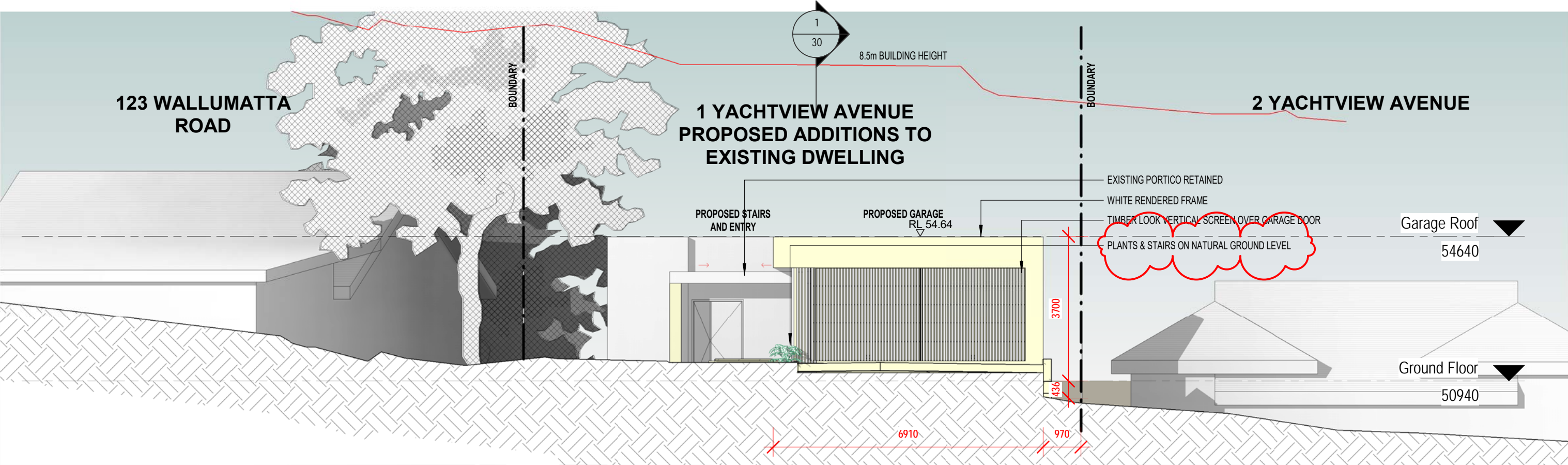


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			PROJECT	Godfrey Residence	CHECKED BY	AC
			ADDRESS	1 Yachtview Ave, Newport	SCALE	1 : 100@A3
			<div><div>DO NOT SCALE FROM THESE DRAWINGS</div><div>use given dimensions. Contractor/ Builder is to check all dimensions on site prior to commencement of shop drawings or fabrication. Any discrepancies are to be referred to the architect/ designer prior to commencement of work. This drawing is to be used in accordance with its "purpose of issue" only. No responsibility will be accepted for the improper use of this drawing. Architectural drawings indicate design intent only. Builder is to ensure that all construction is in accordance with all relevant Australian Standards, legislation,policies,Building Code of Australia, Development Consent and any other council or certifier's requirements. This set of drawings does not include all possible construction details and the builder is required to complete the design where the information is not available. Please contact the architect in case of doubt.</div></div>		JOB NO	2816
					DRAWING NO:	A11A REV: 1
		ISSUE	REVISIONS	DATE	<div><div>1</div><div>31</div></div> <div><div>+</div><div>SMH</div><div>41.59</div></div>	
		1	DA Revision 2	17/06/21		



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			PROJECT	Godfrey Residence	CHECKED BY	AC																	
			ADDRESS	1 Yachtview Ave, Newport	SCALE	1 : 100@A3																	
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					DRAWING NO:	A12 REV: 5																	
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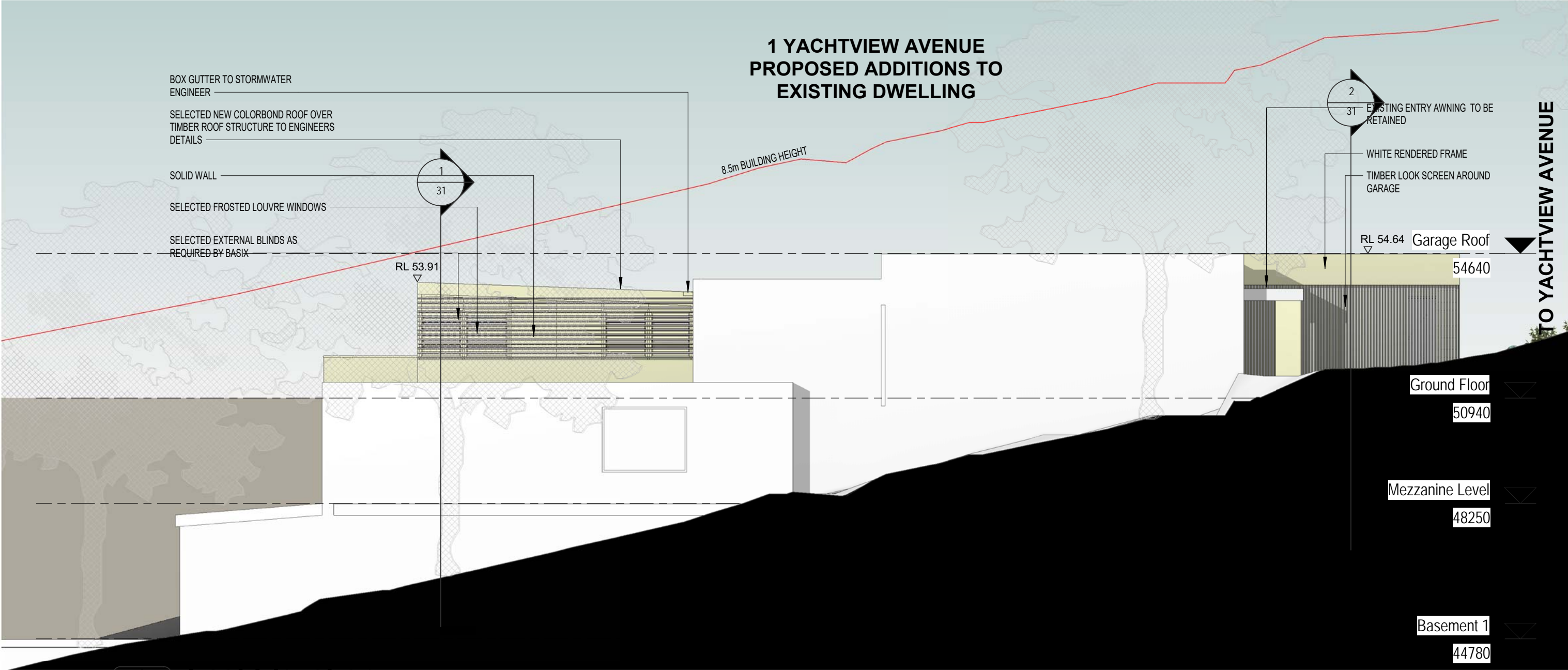


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North Elevation

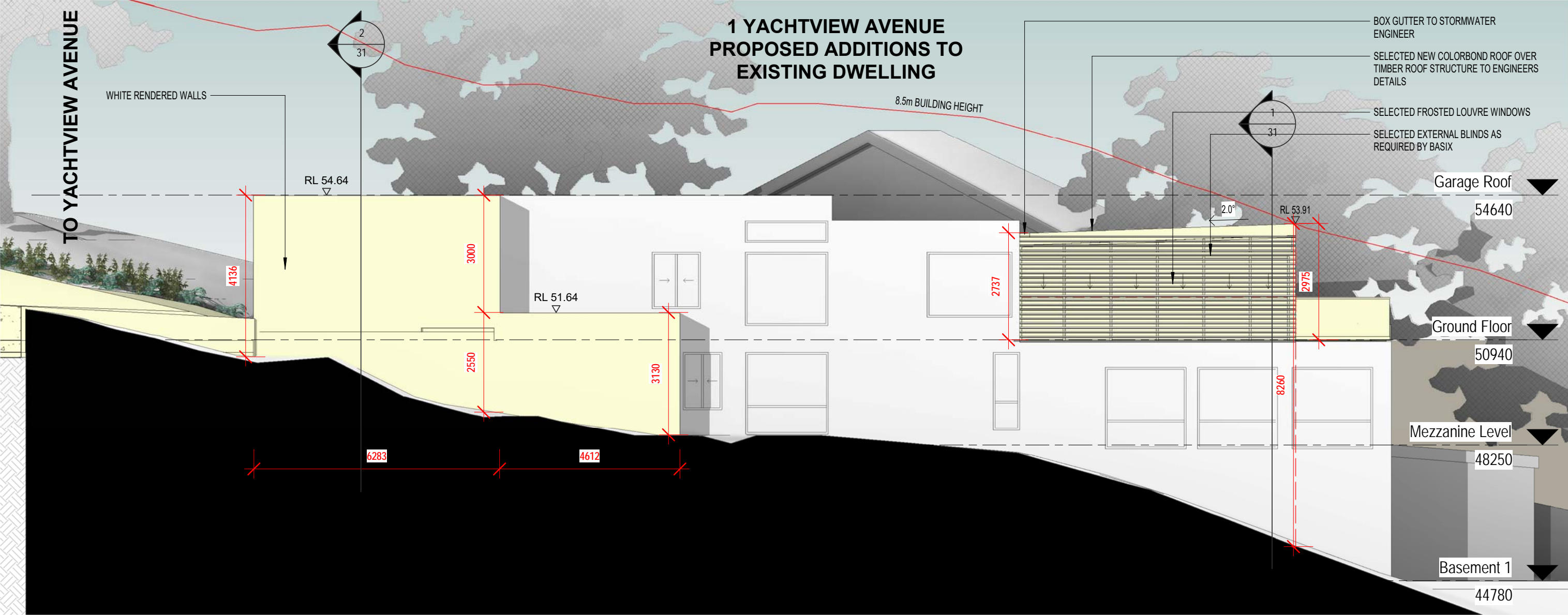
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1 East Elevation
1 : 100@A3

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	<div><div>PROJECTGodfrey Residence</div></div>			<div>CHECKED BYAC</div>			
<div><div>ISSUE</div><div>REVISIONS</div><div>DATE</div><div>1Revision 123/03/20</div><div>2Pre - DA14/07/20</div><div>3Post Pre-DA changes15/09/20</div><div>4DA Revision26/02/20</div><div>5DA Revision 217/06/21</div></div>				<div>ADDRESS1 Yachtview Ave, Newport</div>		<div>SCALE1 : 100@A3</div>	
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1 West Elevation
1 : 100@A3

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DRAWING TITLE Elevations (West)

PROJECT Godfrey Residence

ADDRESS 1 Yachtview Ave, Newport

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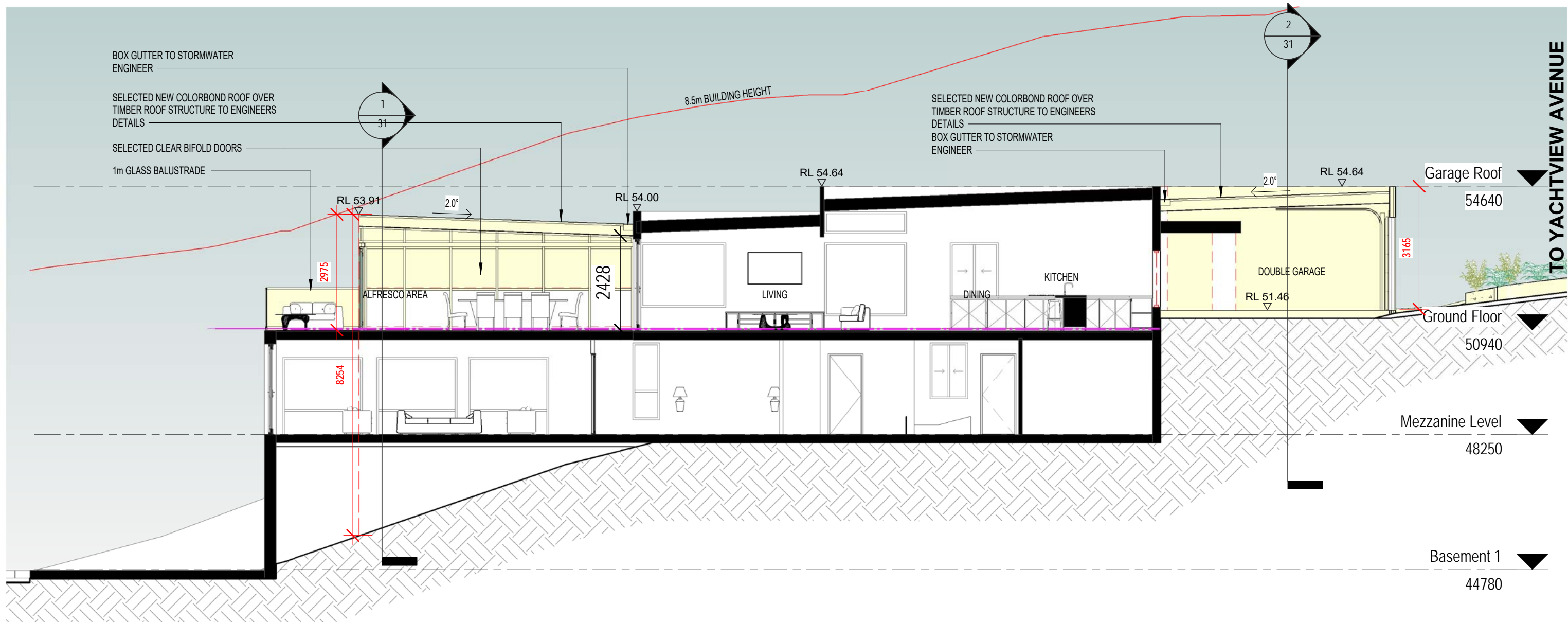
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JOB NO 2816

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1
11

Longitudinal Section

1 : 100@A3

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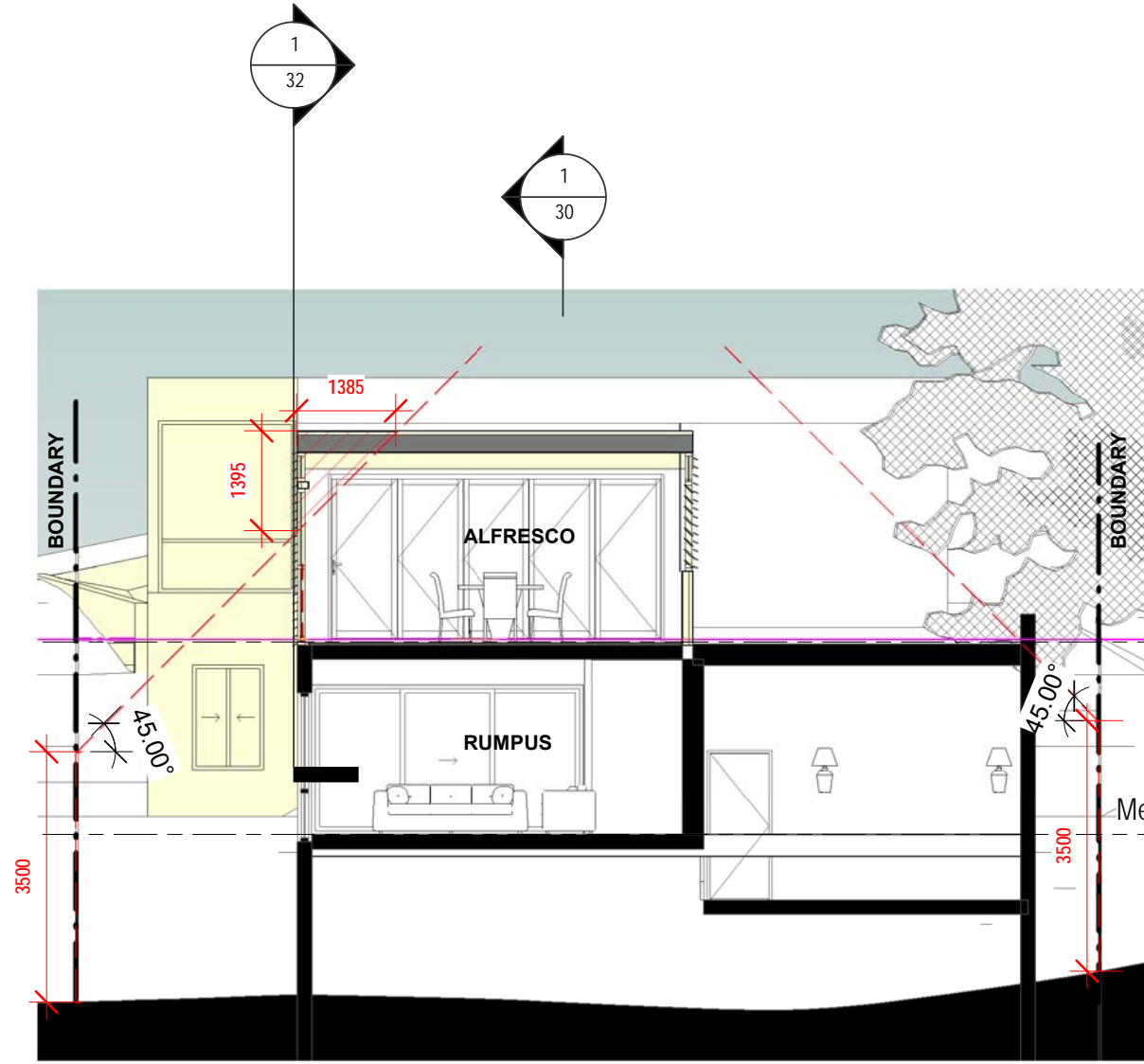
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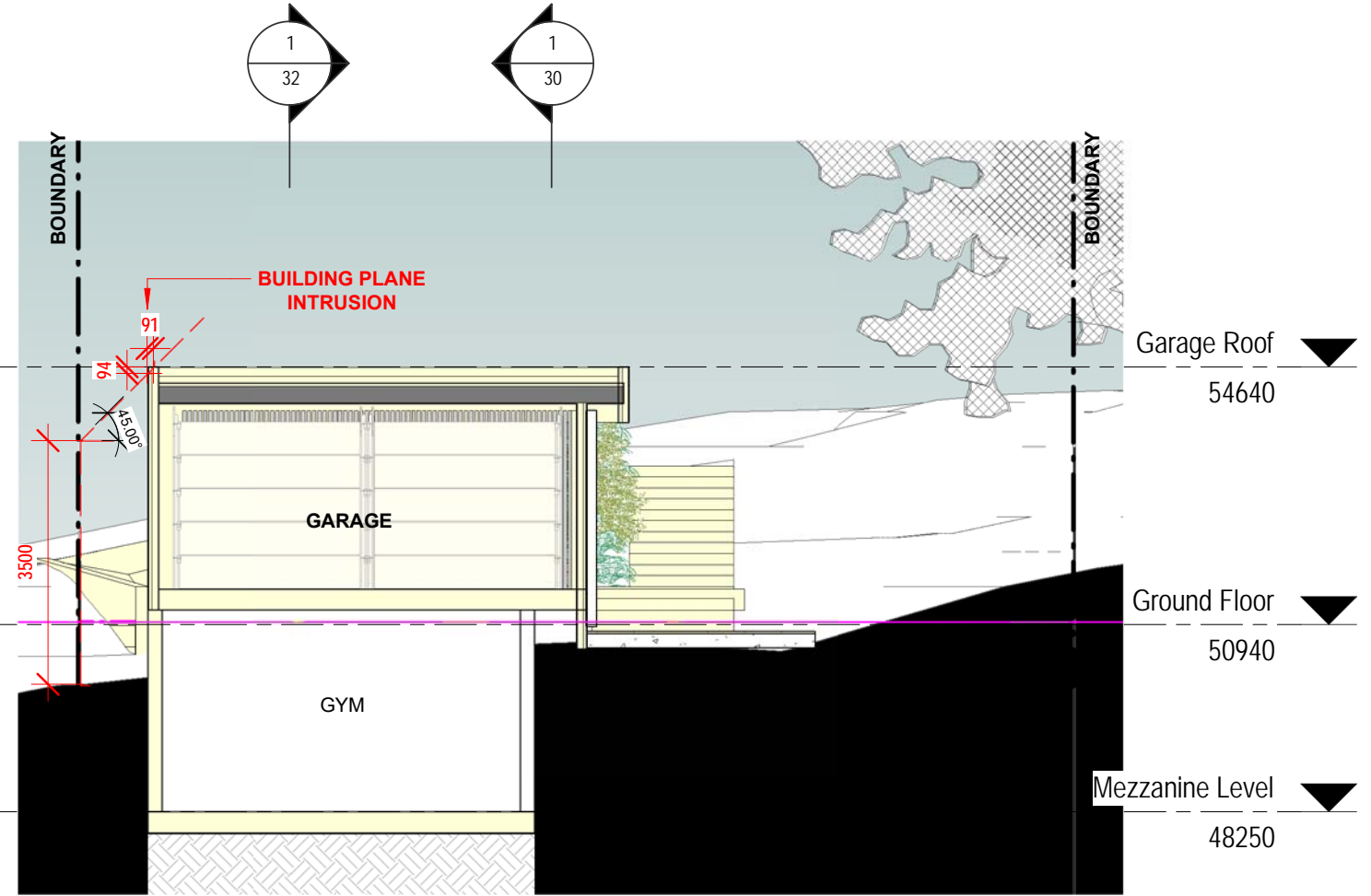
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DRAWING TITLE	Section	DRAWN/DESIGNED BY	UJ/RCM
PROJECT	Godfrey Residence	CHECKED BY	AC
ADDRESS	1 Yachtview Ave, Newport	SCALE	1 : 100@A3
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1 Alfresco Section

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2 Garage Section

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ISSUE	REVISIONS	DATE
1	DA Revision	26/02/20
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DRAWING TITLE Sections
PROJECT Godfrey Residence

ADDRESS 1 Yachtview Ave, Newport

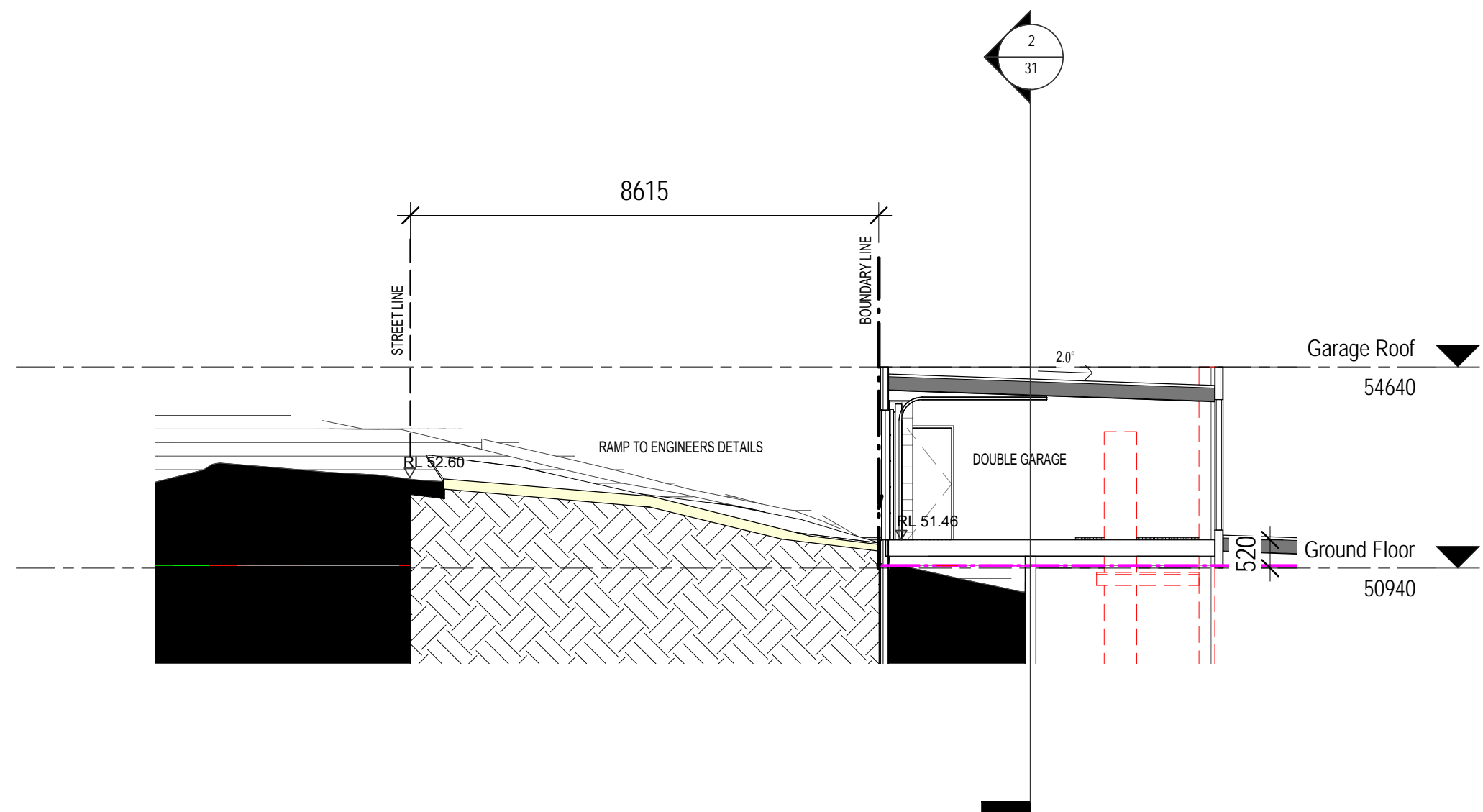
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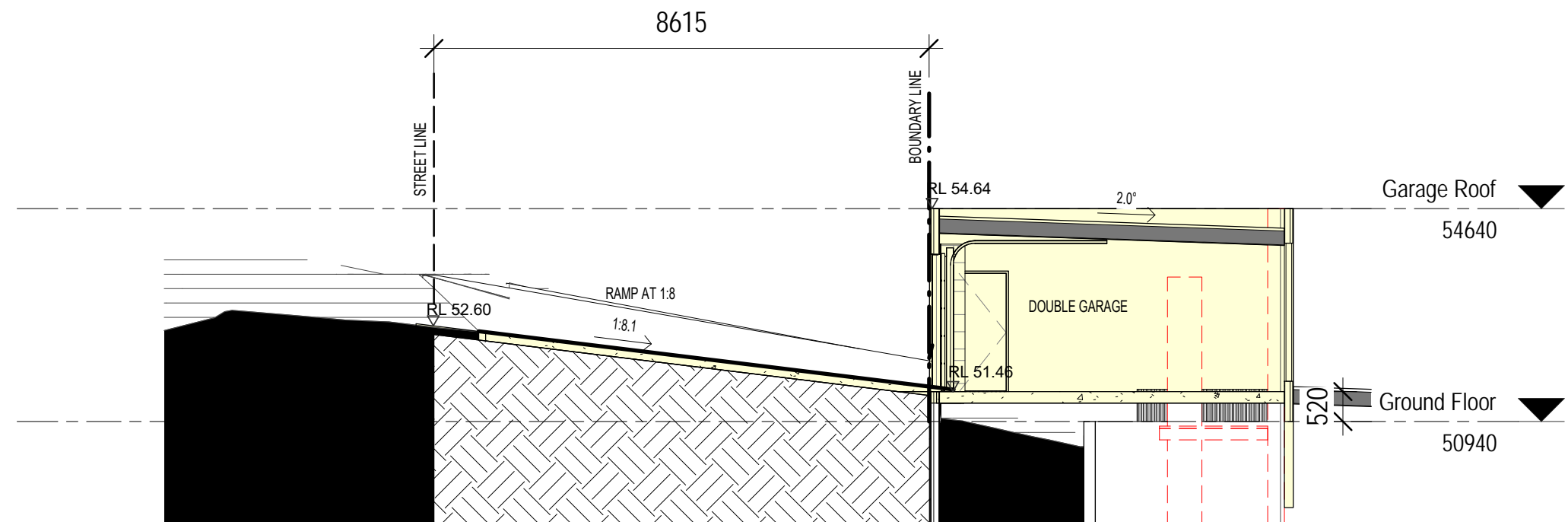
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DRAWING TITLE	Driveway Section	DRAWN/DESIGNED BY	UJ/RCM
PROJECT	Godfrey Residence	CHECKED BY	AC
ADDRESS	1 Yachtview Ave, Newport	SCALE	1 : 100@A3
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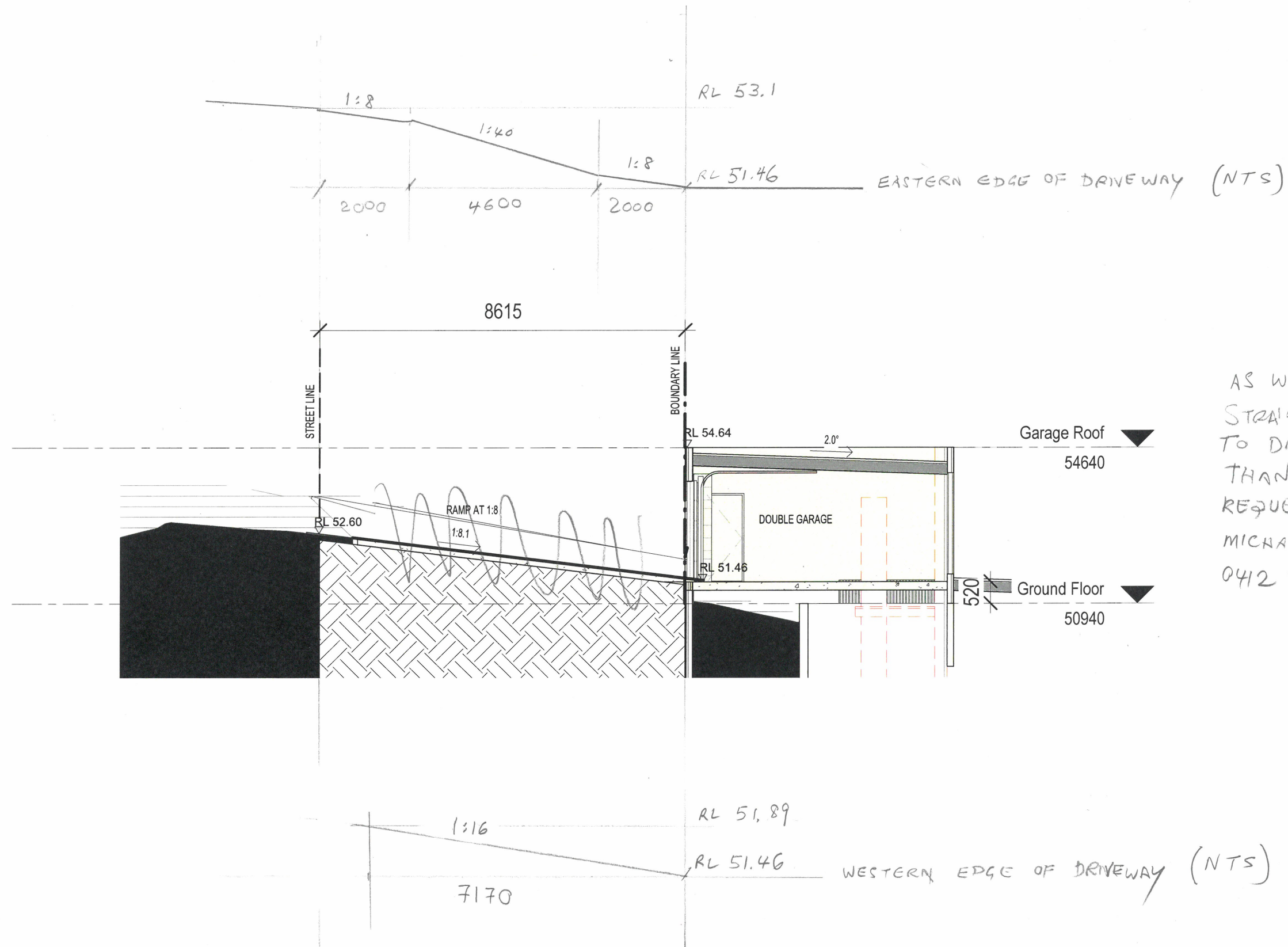
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DRAWING TITLE	Driveway Section	DRAWN/DESIGNED BY	UJ/RCM
PROJECT	Godfrey Residence	CHECKED BY	AC
ADDRESS	1 Yachtview Ave, Newport	SCALE	1 : 100@A3
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		DRAWING NO:	A31 REV: 4



AS WIDE AS POSSIBLE AND
STRAIGHT LINE EDGES
TO DRIVEWAY RATHER
THAN CURVES AS
REQUESTED BY CLIENT/
MICHAEL FINCH BY PHONE
0412 957 863 3pm 16/6/21
CU

SR 0020 NOT TO SCALE

REVISED DRIVEWAY SECTIONS (SR 0001) HENSON CONSULTING CCH 16/6/21

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ABN 26160232824 Nominated Architect: Alexander Chougam | ARN: 7196

ISSUE	REVISIONS	DATE
1	Revision 1	23/03/20
2	Pre - DA	14/07/20
3	Post Pre-DA changes	15/09/20
4	DA Revision	26/02/20

DRAWING TITLE Driveway Section

PROJECT Godfrey Residence

ADDRESS 1 Yachtview Ave, Newport

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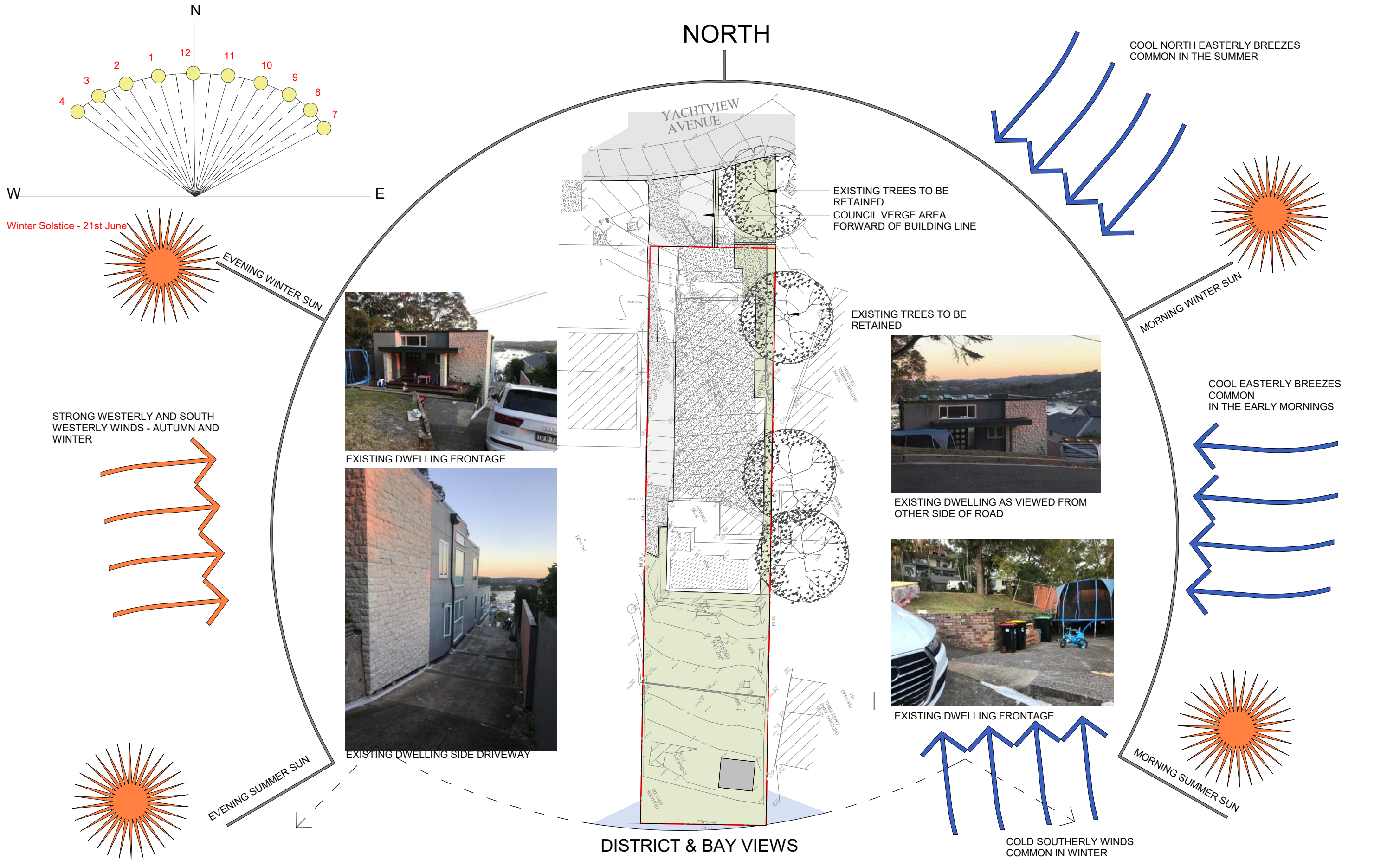
DRAWN/DESIGNED BY UJ/RCM

CHECKED BY AC

SCALE 1 : 100@A3

JOB NO 2816

DRAWING NO: A31 REV: 4

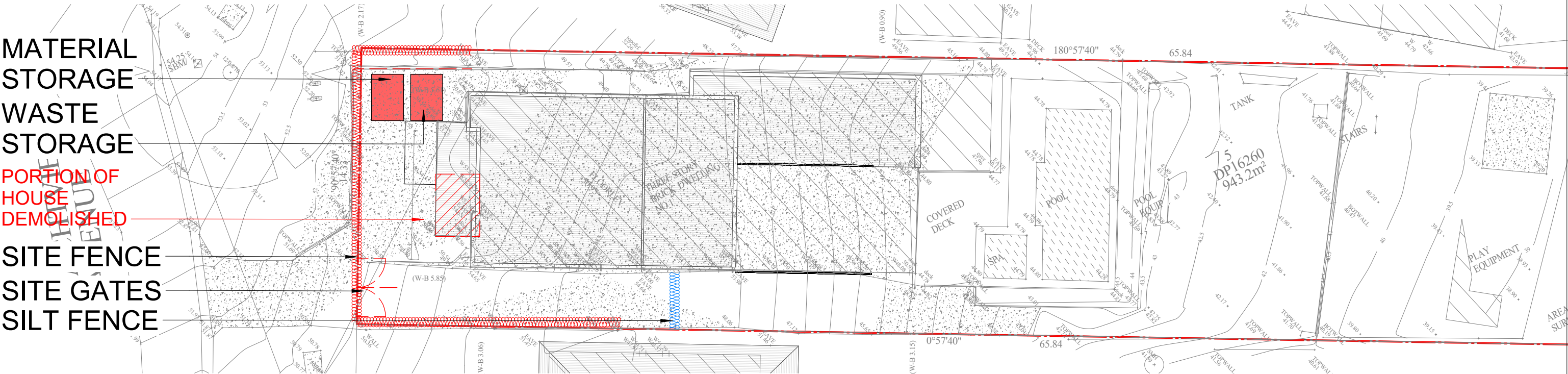


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	ISSUE		PROJECT	Godfrey Residence	CHECKED BY	AC
	REVISIONS		ADDRESS	1 Yachtview Ave, Newport	SCALE	As indicated@A3
	DATE		DO NOT SCALE FROM THESE DRAWINGS use given dimensions. Contractor/ Builder is to check all dimensions on site prior to commencement of shop drawings or fabrication. Any discrepancies are to be referred to the architect/ designer prior to commencement of work. This drawing is to be used in accordance with its "purpose of issue" only. No responsibility will be accepted for the improper use of this drawing. Architectural drawings indicate design intent only. Builder is to ensure that all construction is in accordance with all relevant Australian Standards, legislation, policies, Building Code of Australia, Development Consent and any other council or certifier's requirements. This set of drawings does not include all possible construction details and the builder is required to complete the design where the information is not available. Please contact the architect in case of doubt.			
	1	Revision 1	23/03/20	JOB NO	2816	DRAWING NO: A02
	2	Pre - DA	14/07/20			REV: 4
	3	Post Pre-DA changes	15/09/20			
	4	DA Revision	26/02/20			

MATERIAL
STORAGE
WASTE
STORAGE

PORTION OF
HOUSE
DEMOLISHED

SITE FENCE
SITE GATES
SILT FENCE

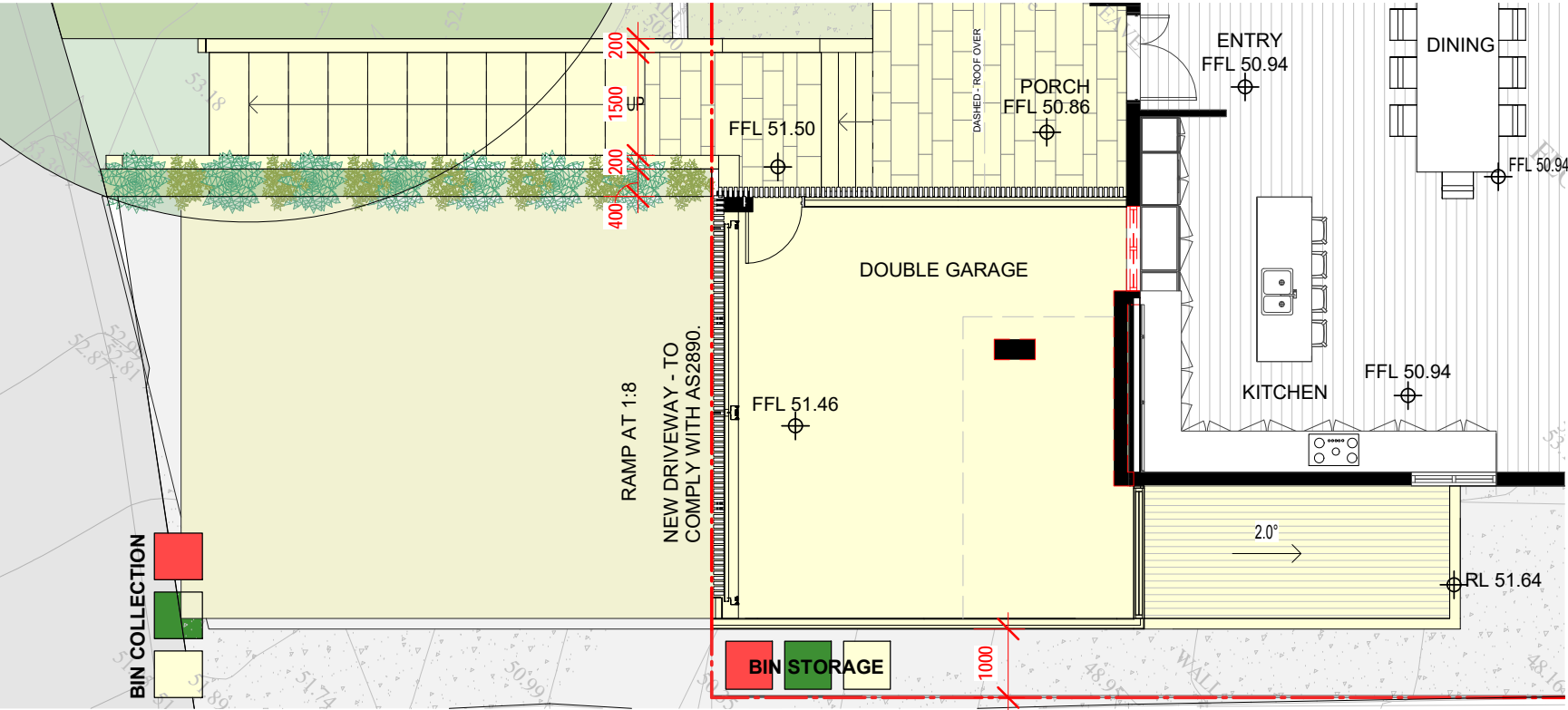
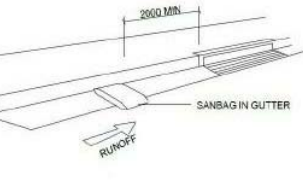
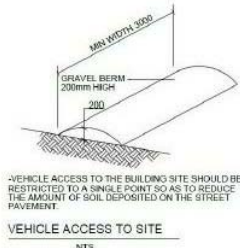
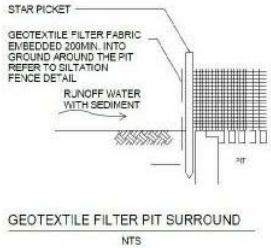
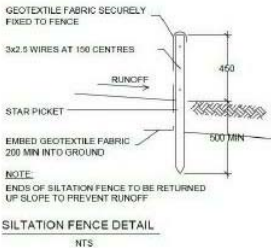


TREE PROTECTION GUIDELINES

- 1. WORK NEAR TREES**
GENERAL: All existing trees which are to remain undisturbed are indicated on the drawings and shall be adequately protected for the duration of the contract as specified by the client. Any variation from this specification or enquires regarding the protection/health of the trees to be retained must be referred to Council's Landscape Officer or Tree Preservation Officer for approval and/or advice.
REQUIREMENTS: Trees shall not be removed or lopped unless specific instruction is given in writing by the Superintendent. All tree protection works shall be carried out before excavation, grading and site works commence.
- 2. PROTECTION**
Protect trees specified or shown to be retained from damage by ground works. Take necessary precautions, including the following:
2.1. Method: Fence off the root zones of all existing trees to be retained in accordance with the Tree Protection Detail. Protective fencing is to remain in place until the completion of all building and hard landscape construction. Fencing is to be located as shown on the Existing Tree Plan. A layer of organic mulch 100mm thick shall be placed over the protected area where existing garden beds are not already present. Where building works are required within the root zone of existing trees these works must be supervised by a qualified Arborist.
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2.3. Damage: Prevent damage to tree bark. Do not attach slays, guys and the like to trees.
2.4. Work under trees: Do not add or remove topsoil within the drip line of the trees. If it is necessary to excavate within the drip line, use hand methods such that root systems are preserved intact and undamaged. Open up excavations under tree canopies for as short a period as possible.
2.5. Roots: Do not cut tree roots exceeding 50mm diameter unless undertaken by a qualified Arborist.

Soil and Water Management:

1. Install a silt fence as shown on plan prior to any on site earthworks commencing.
2. Install temporary sediment barriers to all inlet pits likely to collect silt-laden water until regressed.
3. All silt fences and barriers are to be maintained in good construction and desilted during construction.
Construction Management:
1. Waste Materials are to be stockpiled or loaded into bins.
All protection works to be carried out in accordance with Sutherland Shire Council Environmental Site Management DCP



2 Waste management plan
20 1 : 100@A3

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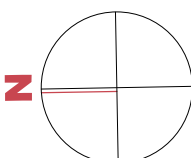
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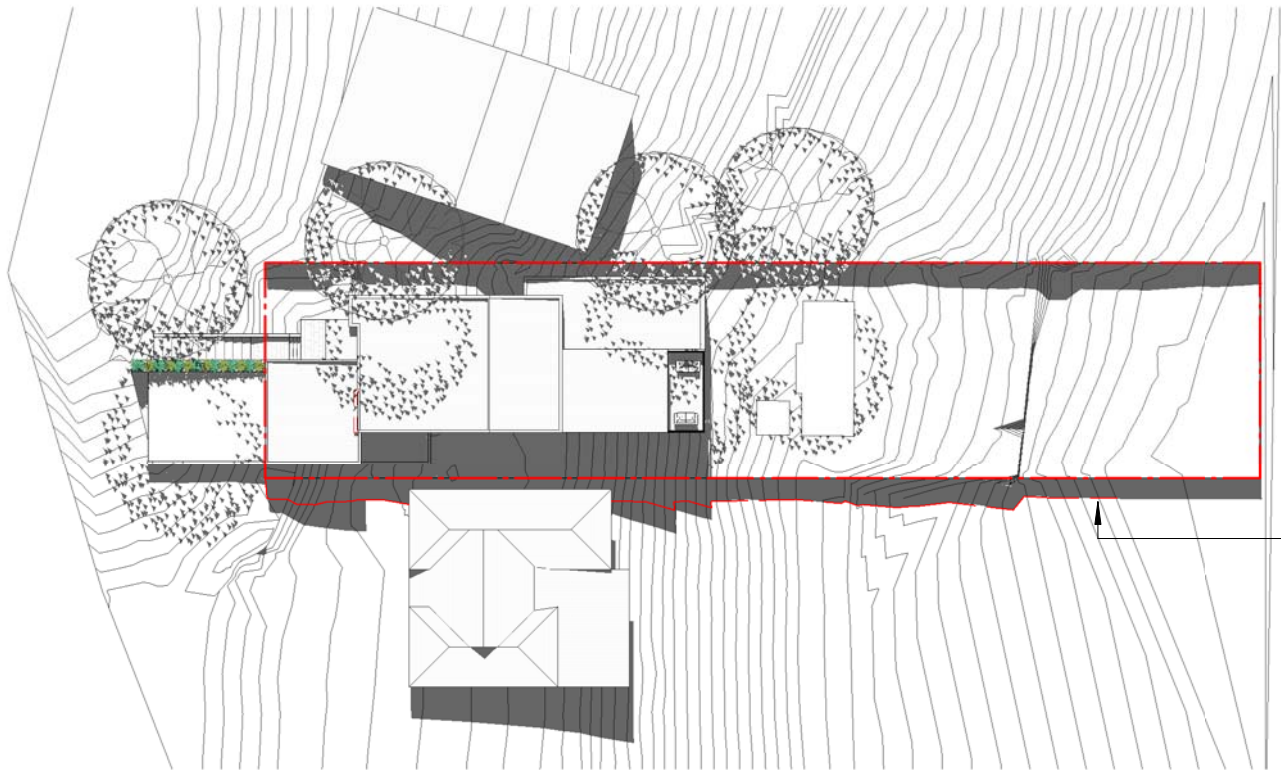
ABN 26160232824 Nominated Architect: Alexander Chougam | ARN: 7196

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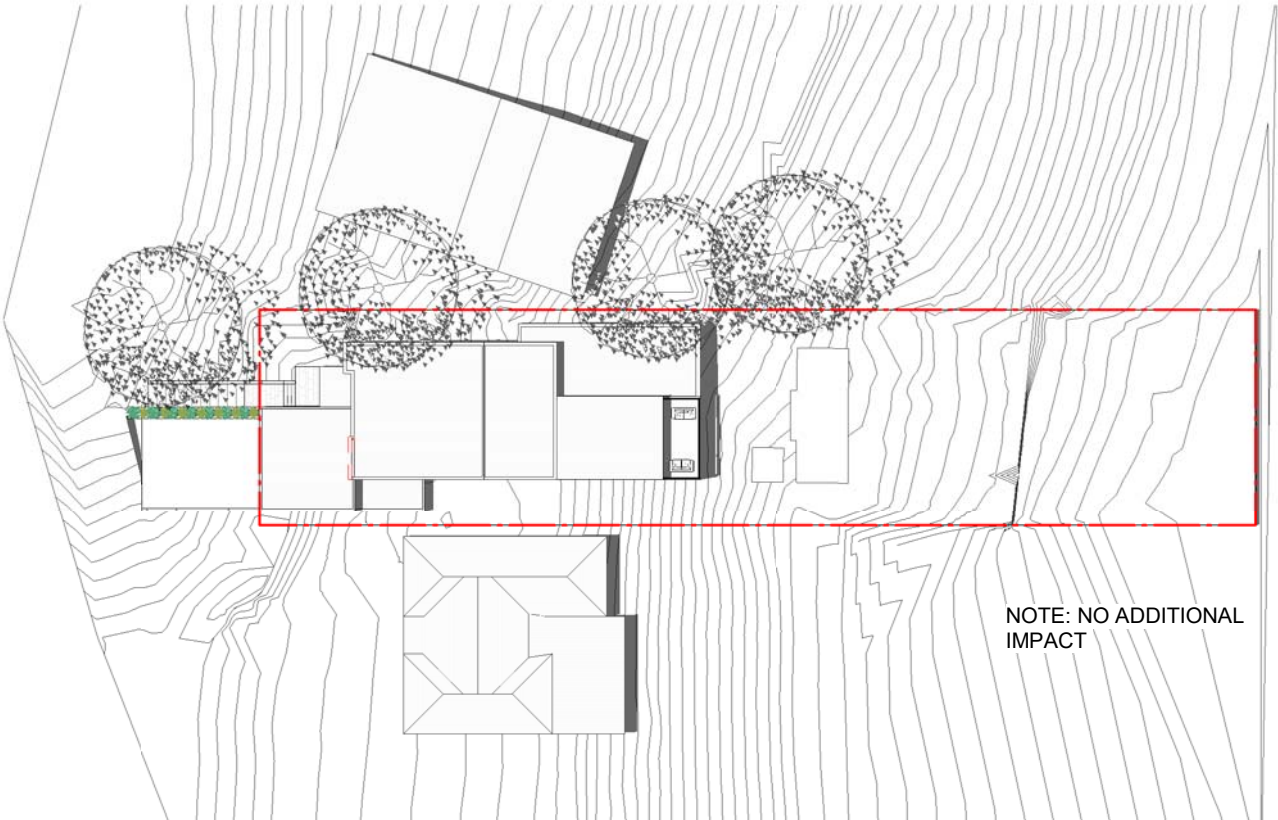
ISSUE	REVISIONS	DATE
1	Revision 1	23/03/20
2	Pre - DA	14/07/20
3	Post Pre-DA changes	15/09/20
4	DA Revision	26/02/20

DRAWING TITLE	Construction & Waste Management	DRAWN/DESIGNED BY	UJ/RCM
PROJECT	Godfrey Residence	CHECKED BY	AC
ADDRESS	1 Yachtview Ave, Newport	SCALE	As indicated@A3
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		DRAWING NO:	A53 REV: 4





DASHED - EXISTING
OVERSHADOWING



NOTE: NO ADDITIONAL
IMPACT

1
20

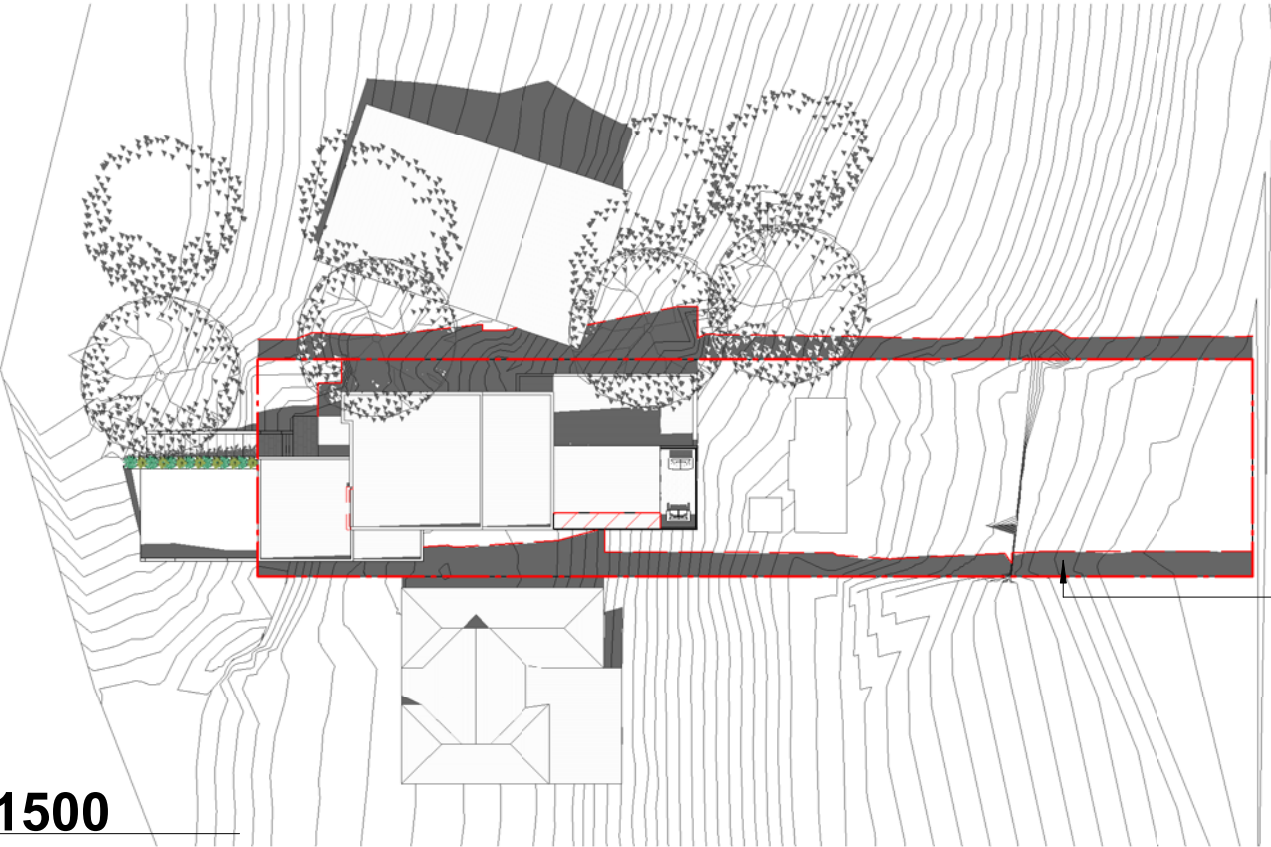
Summer - 21 Dec - 0900

1 : 500@A3

2
20

Summer - 21 Dec - 1200

1 : 500@A3



DASHED - EXISTING
OVERSHADOWING

3
20

Summer - 21 Dec - 1500

1 : 500@A3

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ISSUE	REVISIONS	DATE
1	Revision 1	23/03/20
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4	DA Revision	26/02/20

DRAWING TITLE Shadow Diagrams - Summer

PROJECT Godfrey Residence

ADDRESS 1 Yachtview Ave, Newport

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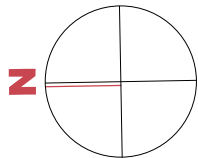
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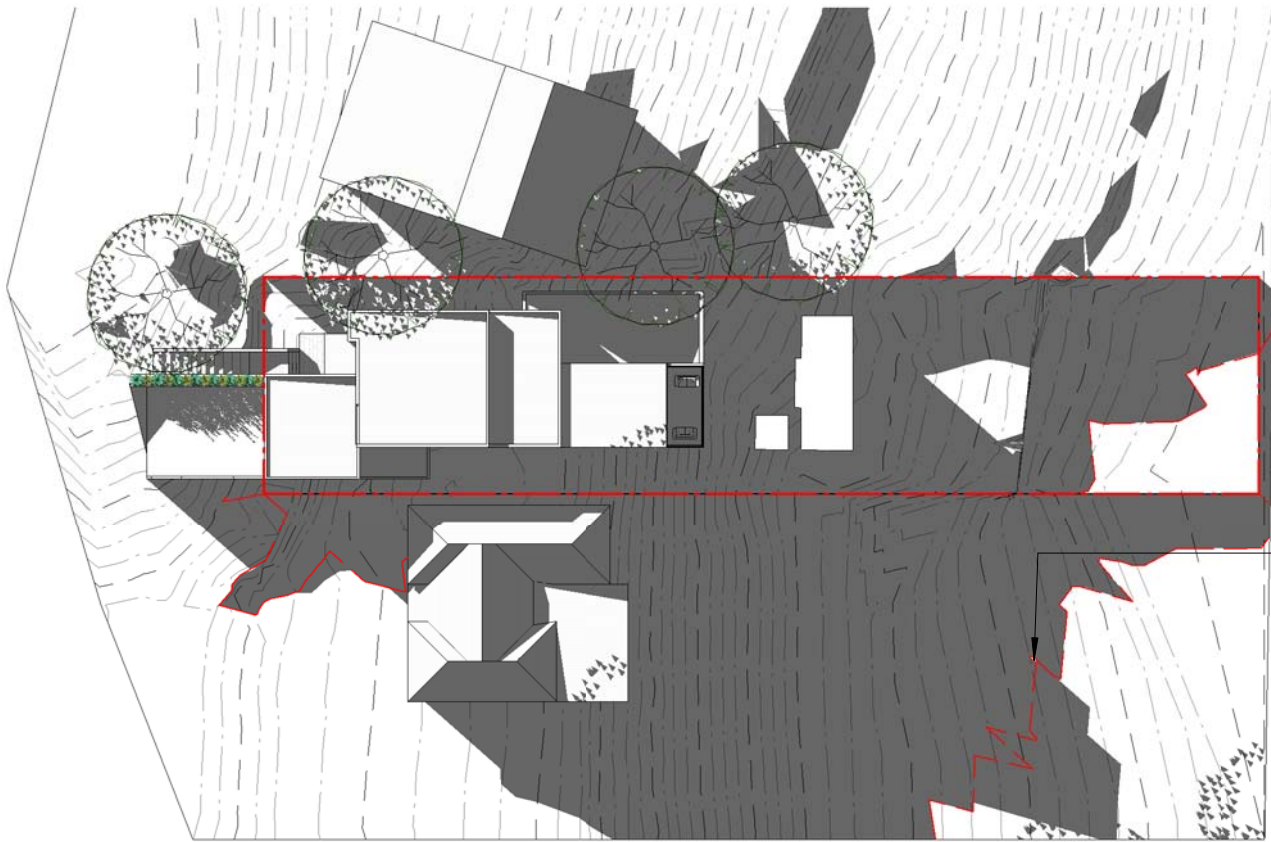
CHECKED BY AC

SCALE 1 : 500@A3

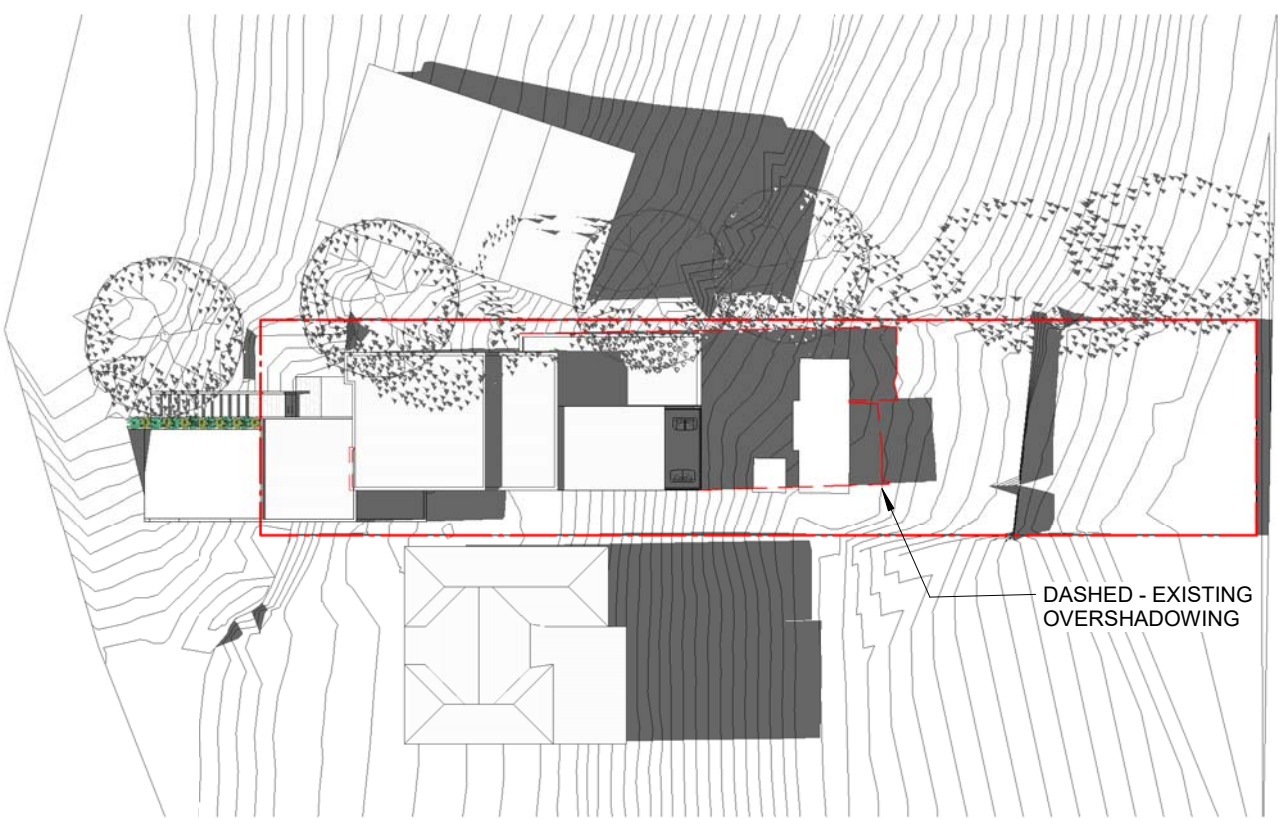
JOB NO 2816

DRAWING NO: A40 REV: 4



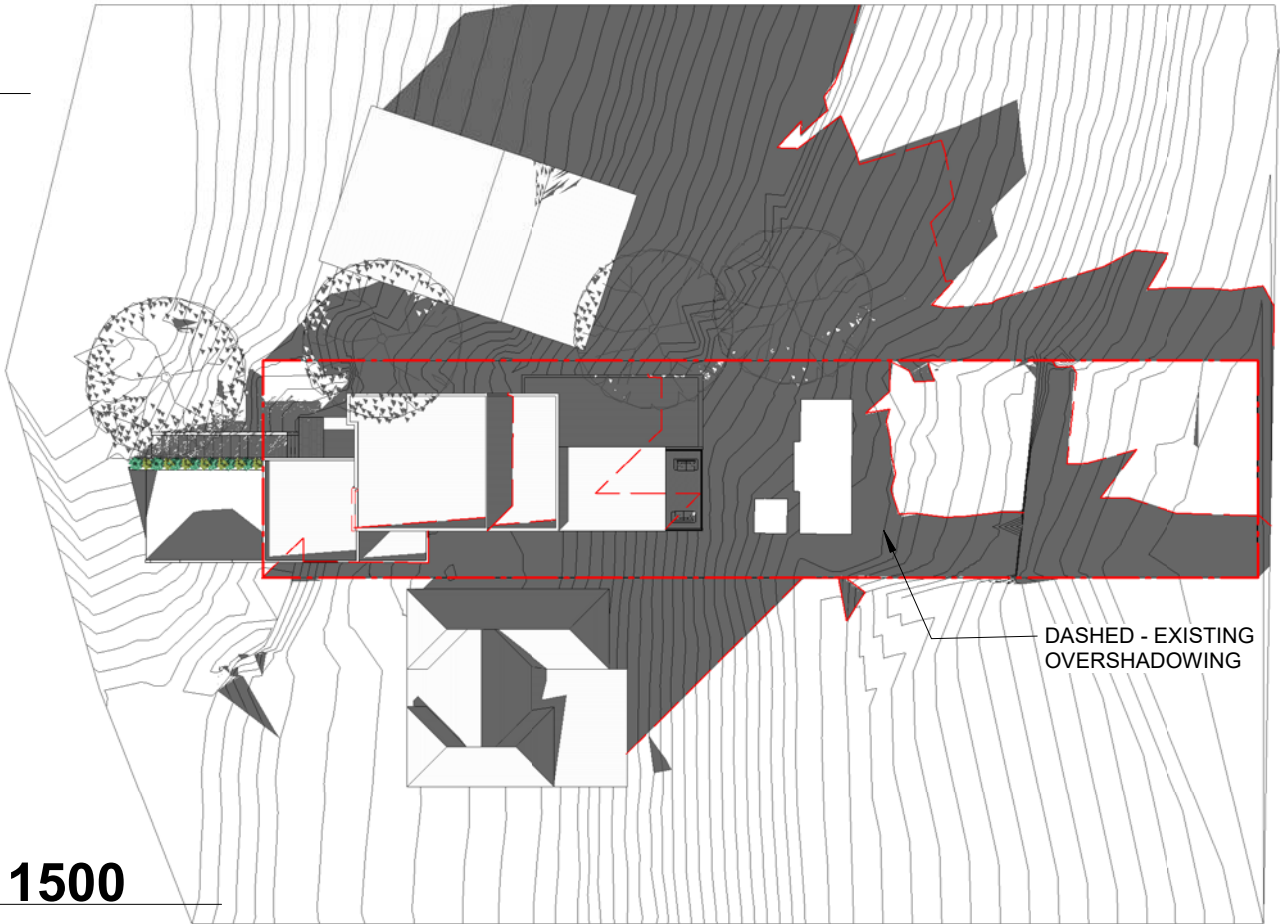


DASHED - EXISTING
OVERSHADOWING



DASHED - EXISTING
OVERSHADOWING

1 Winter - 21 July - 0900
20 1 : 500@A3



DASHED - EXISTING
OVERSHADOWING

2 Winter - 21 July - 1200
20 1 : 500@A3

3 Winter - 21 July - 1500
20 1 : 500@A3

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ISSUE	REVISIONS	DATE
1	Revision 1	23/03/20
2	Pre - DA	14/07/20
3	Post Pre-DA changes	15/09/20
4	DA Revision	26/02/20

DRAWING TITLE Shadow Diagrams - Winter

PROJECT Godfrey Residence

ADDRESS 1 Yachtview Ave, Newport

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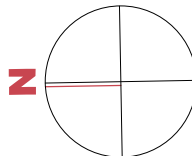
DRAWN/DESIGNED BY UJ/RCM

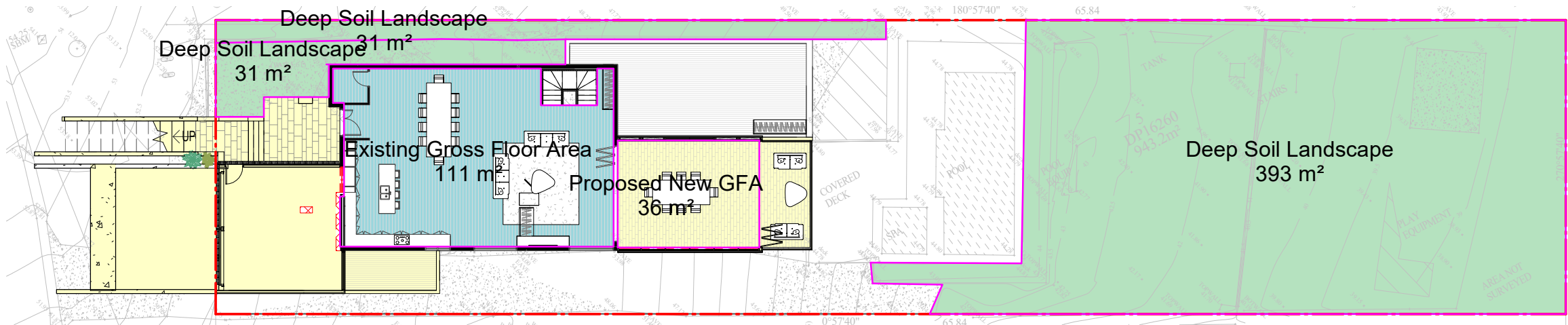
CHECKED BY AC

SCALE 1 : 500@A3

JOB NO 2816

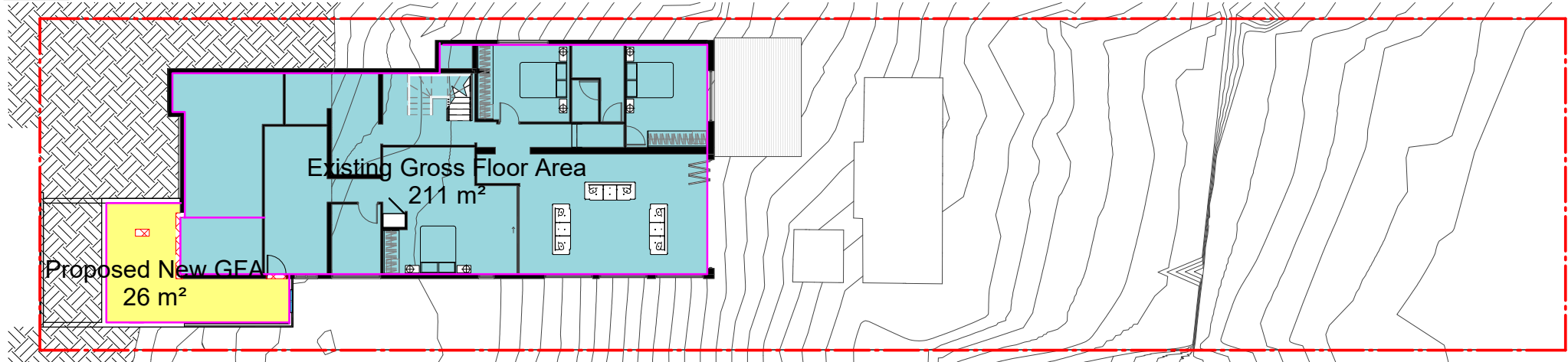
DRAWING NO: A41 REV: 4





- Deep Soil Landscape
- Existing Gross Floor Area
- Proposed New GFA

1
20
Ground Floor
1 : 250@A3



2
21
Mezzanine Level
1 : 250@A3

Area Schedule (GFA)		
Area	Area Type	Level
31 m²	Exterior Area	Ground Floor
393 m²	Exterior Area	Ground Floor
31 m²	Exterior Area	Ground Floor
455 m²		
211 m²	Floor Area	Mezzanine Level
26 m²	Floor Area	Mezzanine Level
111 m²	Floor Area	Ground Floor
36 m²	Floor Area	Ground Floor
384 m²		

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3	Post Pre-DA changes	15/09/20
4	DA Revision	26/02/20

DRAWING TITLE GFA & Landscape Calc

PROJECT Godfrey Residence

ADDRESS 1 Yachtview Ave, Newport

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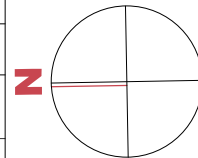
DRAWN/DESIGNED BY UJ/RCM

CHECKED BY AC

SCALE 1 : 250@A3

JOB NO 2816

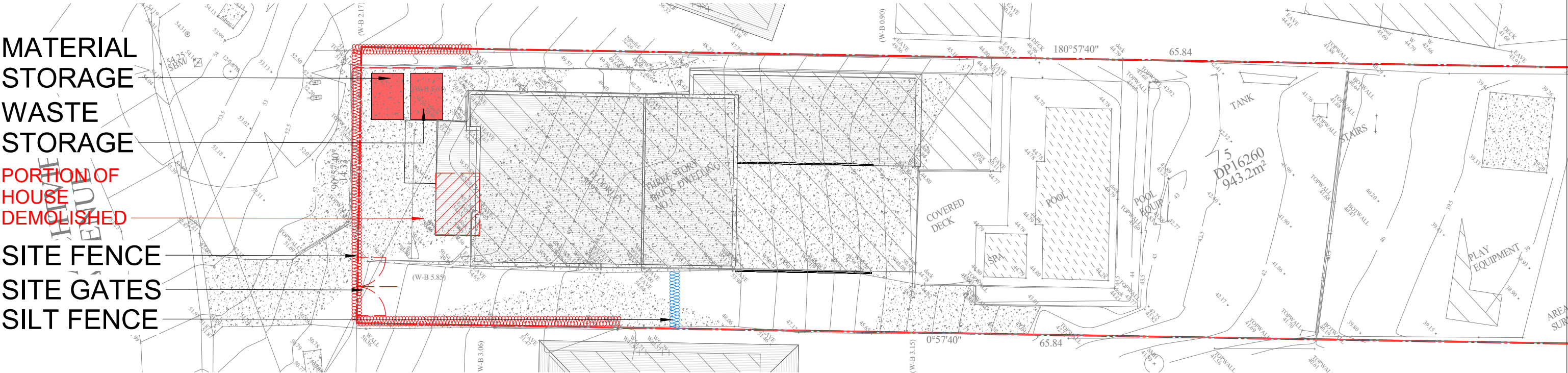
DRAWING NO: A52 REV: 4



MATERIAL
STORAGE
WASTE
STORAGE

PORTION OF
HOUSE
DEMOLISHED

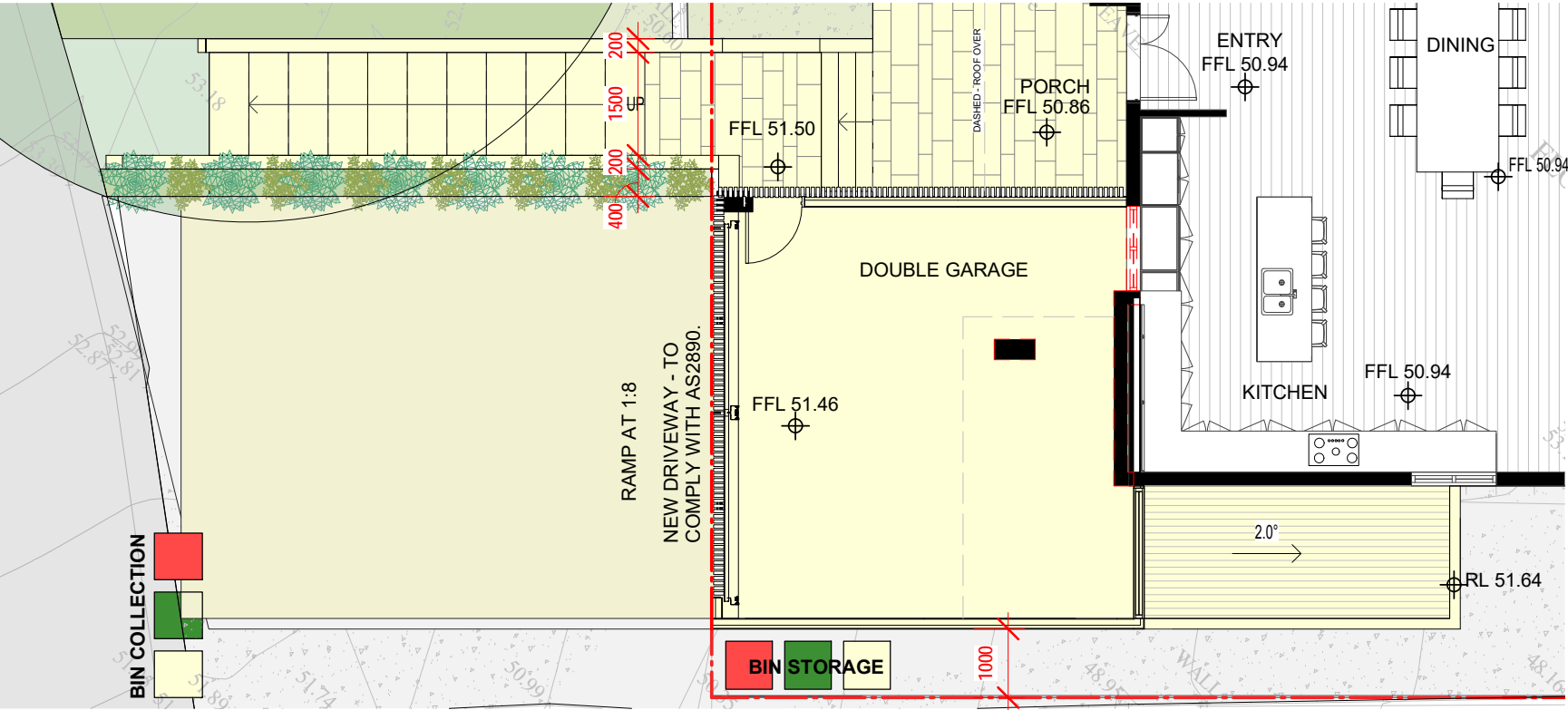
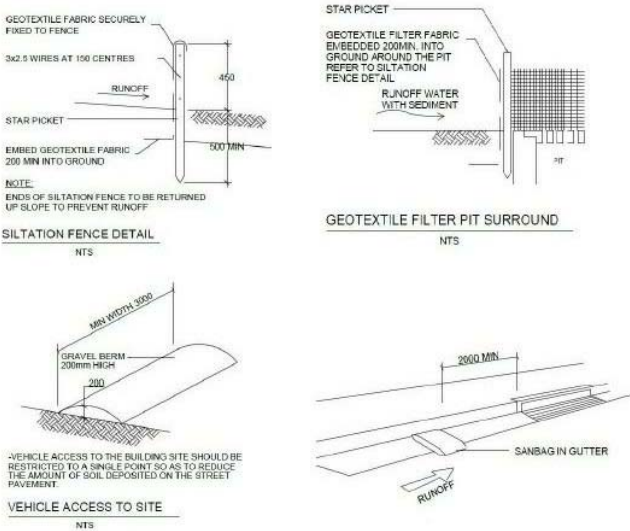
SITE FENCE
SITE GATES
SILT FENCE



TREE PROTECTION GUIDELINES

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Construction Management:
1. Waste Materials are to be stockpiled or loaded into bins.
All protection works to be carried out in accordance with Sutherland Shire Council Environmental Site Management DCP



2 Waste management plan
20 1 : 100@A3

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ISSUE	REVISIONS	DATE
1	Revision 1	23/03/20
2	Pre - DA	14/07/20
3	Post Pre-DA changes	15/09/20
4	DA Revision	26/02/20

DRAWING TITLE Construction & Waste Management

PROJECT Godfrey Residence

ADDRESS 1 Yachtview Ave, Newport

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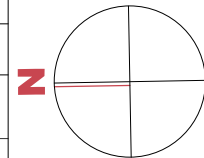
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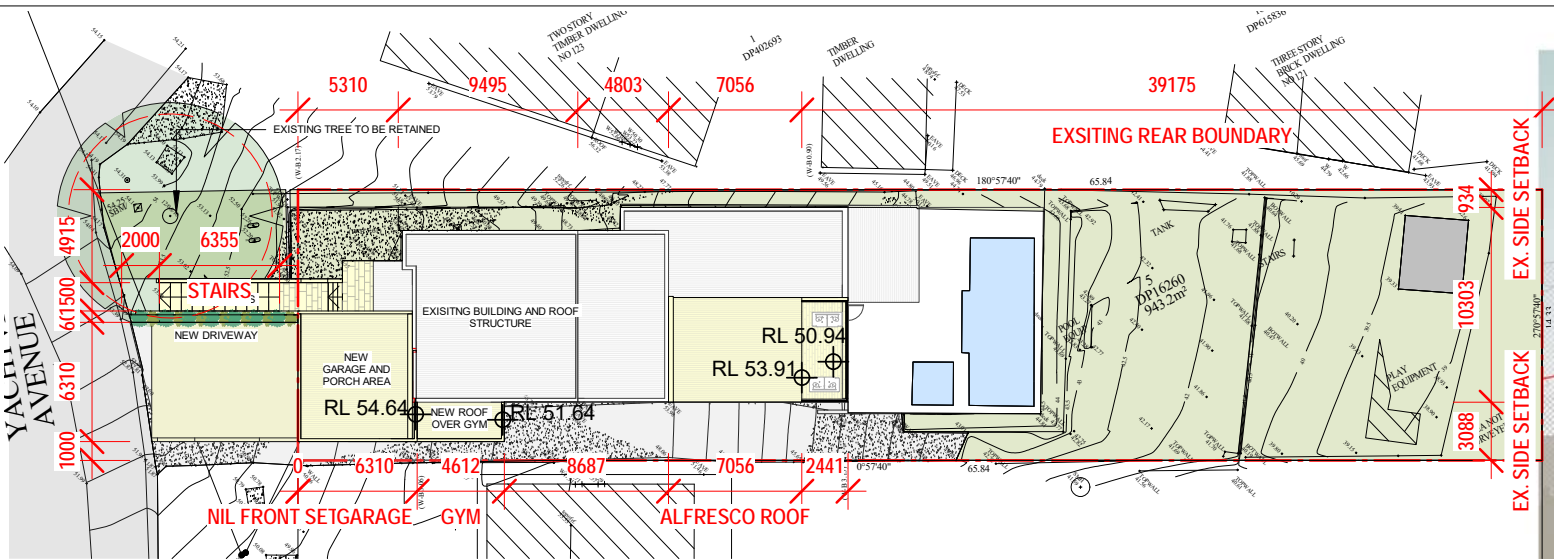
CHECKED BY AC

SCALE As indicated@A3

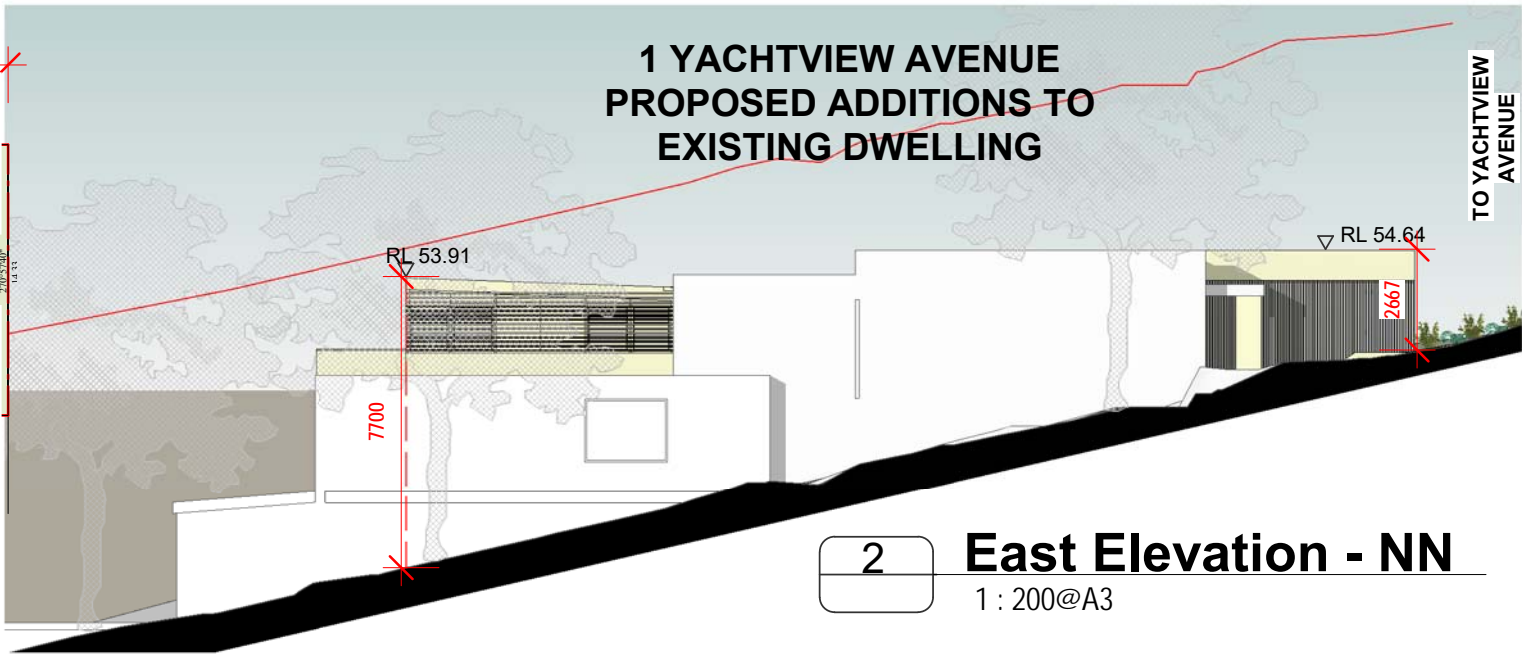
JOB NO 2816

DRAWING NO: A53 REV: 4

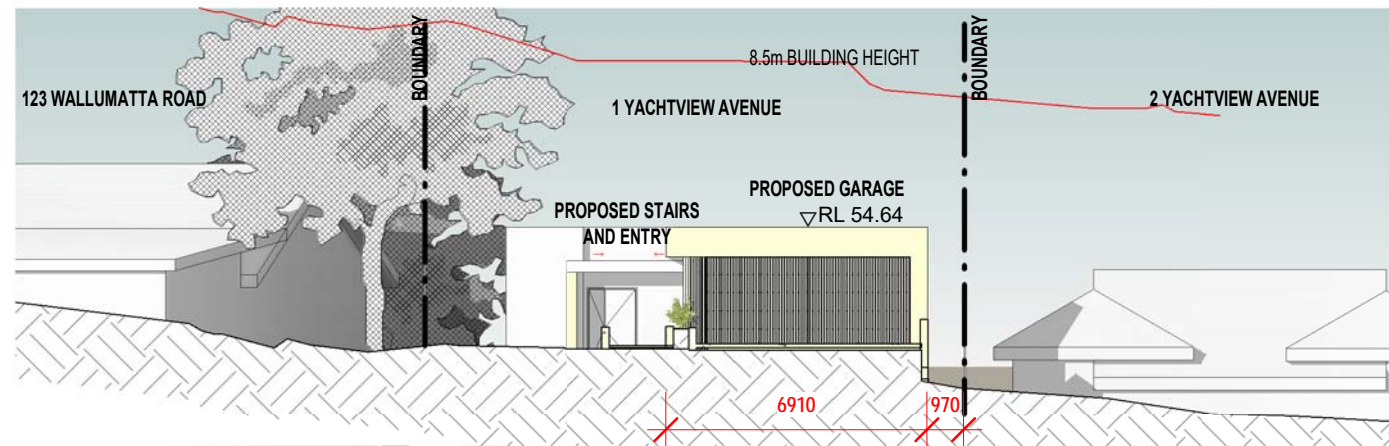




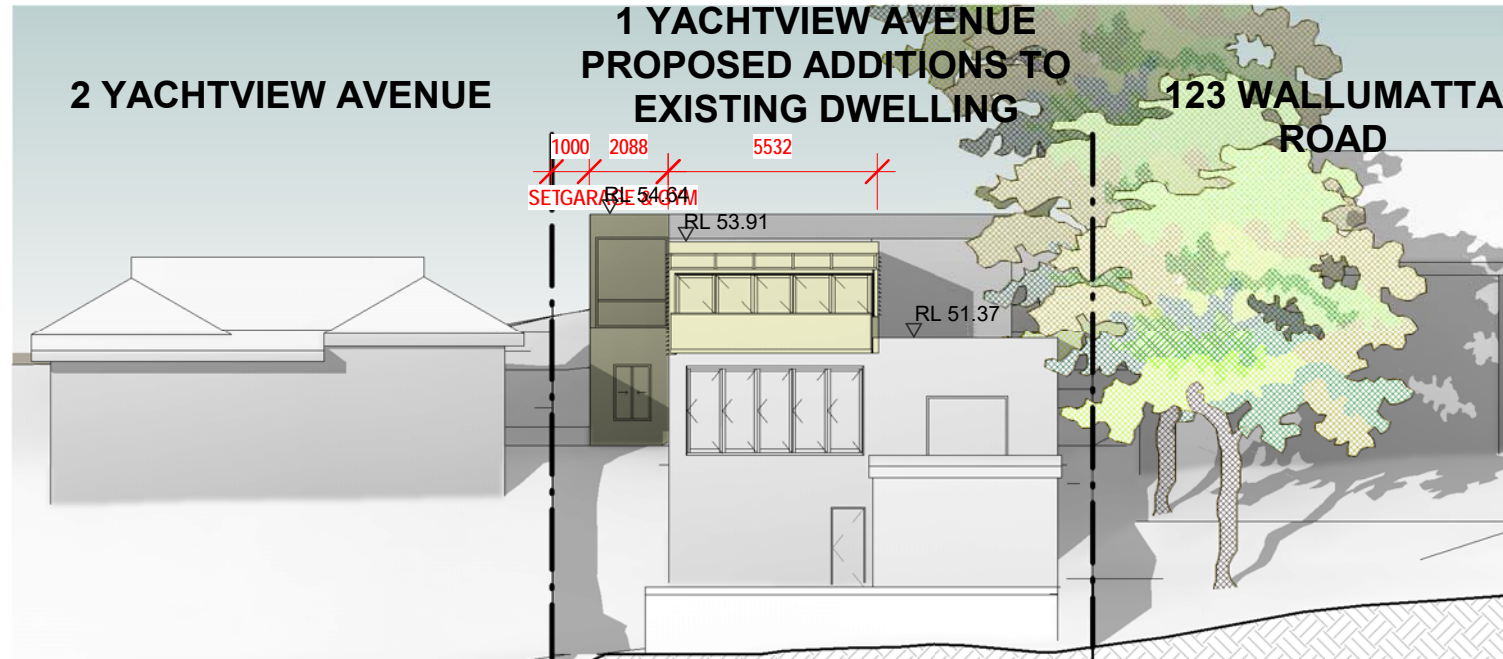
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Site Plan - NN
1 : 400@A3



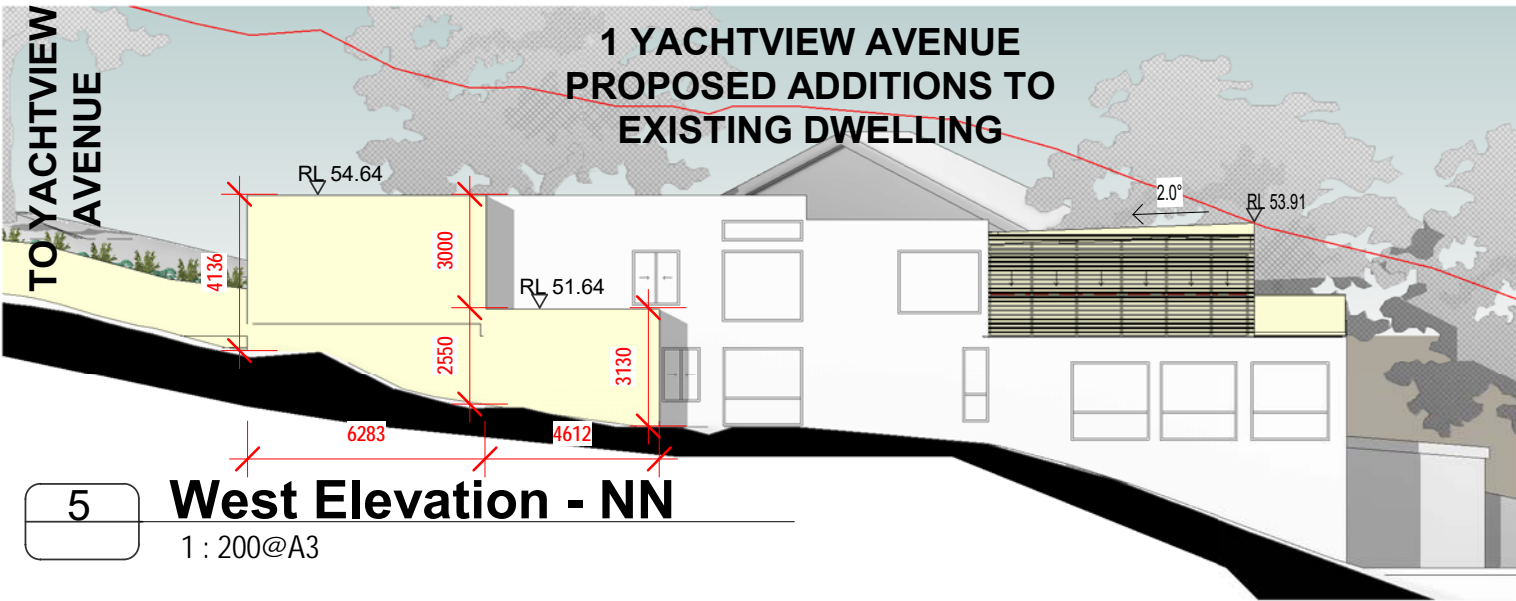
2
East Elevation - NN
1 : 200@A3



3
North Elevation - NN
1 : 200@A3

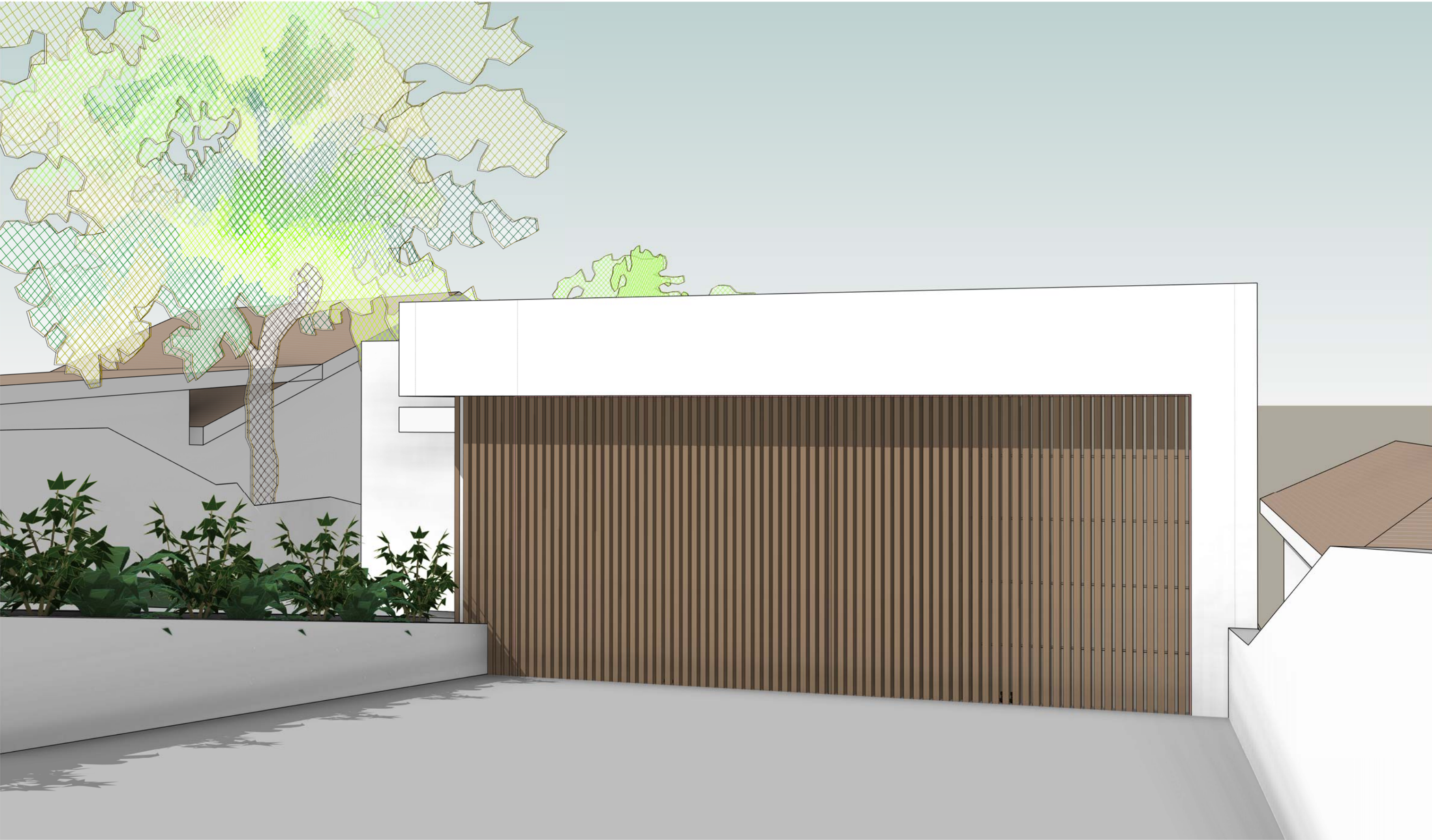


4
South Elevation - NN
1 : 200@A3



5
West Elevation - NN
1 : 200@A3

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BY	UJ/RCM	<div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><d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			PROJECTGodfrey Residence	CHECKED BYAC
	ISSUEREVISIONSDATE		ADDRESS1 Yachtview Ave, Newport	SCALE@A3
	1Revision 123/03/20		DO NOT SCALE FROM THESE DRAWINGS use given dimensions. Contractor/ Builder is to check all dimensions on site prior to commencement of shop drawings or fabrication. Any discrepancies are to be referred to the architect/ designer prior to commencement of work. This drawing is to be used in accordance with its "purpose of issue" only. No responsibility will be accepted for the improper use of this drawing. Architectural drawings indicate design intent only. Builder is to ensure that all construction is in accordance with all relevant Australian Standards, legislation,policies,Building Code of Australia, Development Consent and any other council or certifier's requirements. This set of drawings does not include all possible construction details and the builder is required to complete the design where the information is not available. Please contact the architect in case of doubt.	JOB NO2816
	2Pre - DA14/07/20			DRAWING NO: A60REV: 4
3Post Pre-DA changes15/09/20				
4DA Revision26/02/20				



SHALE GREY RENDER TO
MATCH EXISTING
TIMBER SCREENING

SHALE GREY RENDER TO
MATCH EXISTING
EXTERNAL BLINDS

ANNODISED ALUM. GLAZING

SHALE GREY ROOFING BEYOND



SHALE GREY
(TO MATCH EXISTING)

TIMBER SCREEN

ANNODISED ALUMINIUM WINDOWS
(TO MATCH EXISTING)

SHALE GREY CUSTOM ORB ROOFING (TO MATCH EXISTING)

ANNODISED ALUM. EXTERIOR BLINDS

THE SITE FOREMAN

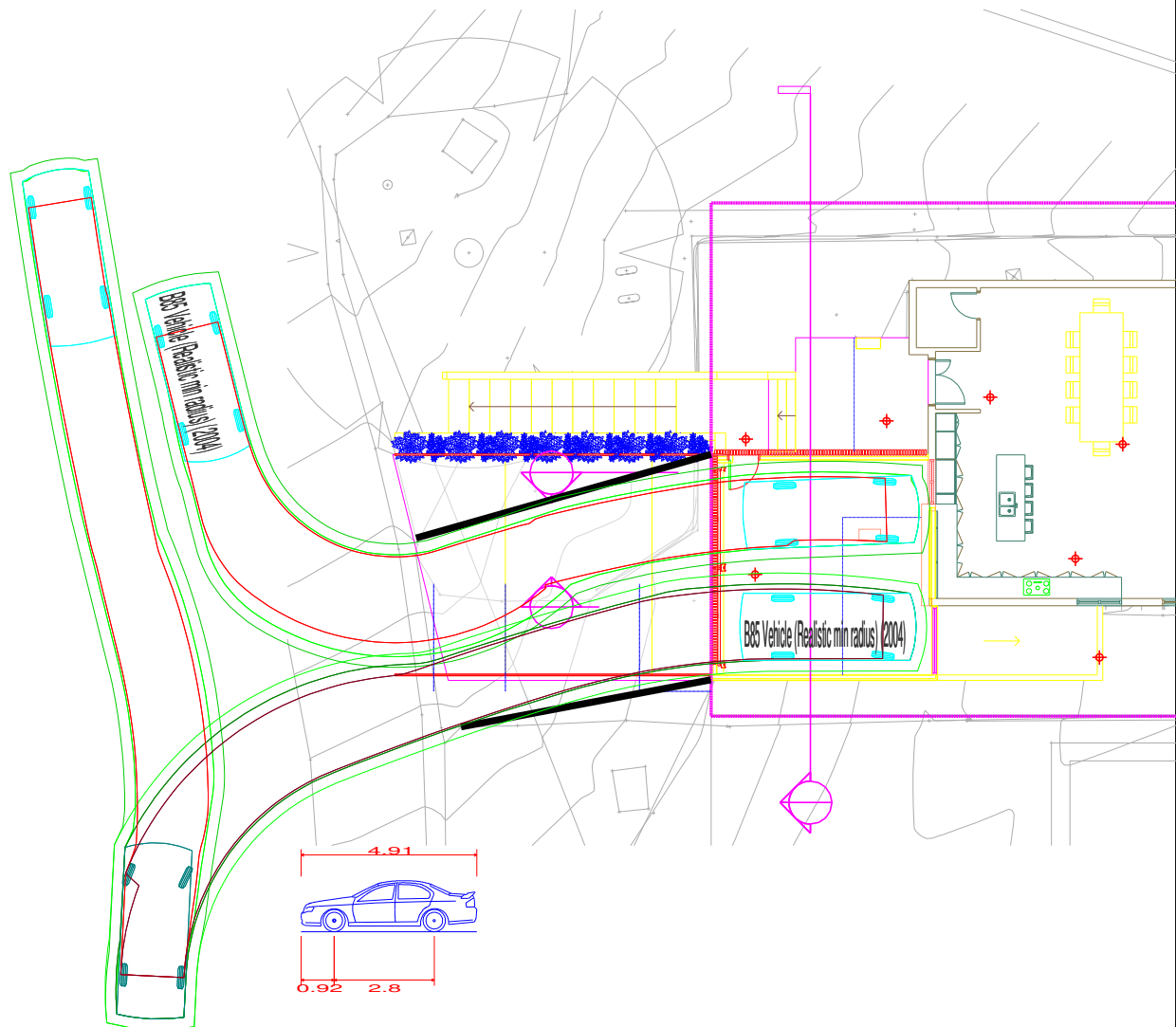
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ISSUE	REVISIONS	DATE
1	Revision 1	23/03/20
2	Pre - DA	14/07/20
3	Post Pre-DA changes	15/09/20
4	DA Revision	26/02/20

DRAWING TITLE	External Finishes Schedule	DRAWN/DESIGNED BY	UJ/RCM
PROJECT	Godfrey Residence	CHECKED BY	AC
ADDRESS	1 Yachtview Ave, Newport	SCALE	1 : 1@A3
DO NOT SCALE FROM THESE DRAWINGS use given dimensions. Contractor/ Builder is to check all dimensions on site prior to commencement of shop drawings or fabrication. Any discrepancies are to be referred to the architect/ designer prior to commencement of work. This drawing is to be used in accordance with its "purpose of issue" only. No responsibility will be accepted for the improper use of this drawing. Architectural drawings indicate design intent only. Builder is to ensure that all construction is in accordance with all relevant Australian Standards, legislation,policies,Building Code of Australia, Development Consent and any other council or certifier's requirements. This set of drawings does not include all possible construction details and the builder is required to complete the design where the information is not available. Please contact the architect in case of doubt.		JOB NO	2816
		DRAWING NO:	A50 REV: 4



B85 Vehicle (Realistic min radius) (2004)
Overall Length 4.910m
Overall Width 1.870m
Overall Body Height 1.421m
Min Body Ground Clearance 0.159m
Track Width 1.770m
Lock to Lock Time 4.00s
Kerb to Kerb Turning Radius 5.750m

Notes:
 B85 Car (85th percentile largest car) at minimum realistic turn radius of 6.18m
 In accordance with AS2890.1:2004

Title:
 1 Yachtview Ave, Newport
 B85 car
 driveway

Client:
 The Site Foreman
 for Godfrey Residence

Scale: 1:200
 Date: 16/06/2021
 Prepared: Henson Consulting
 Checked: CCH
 Dwg No: 0001