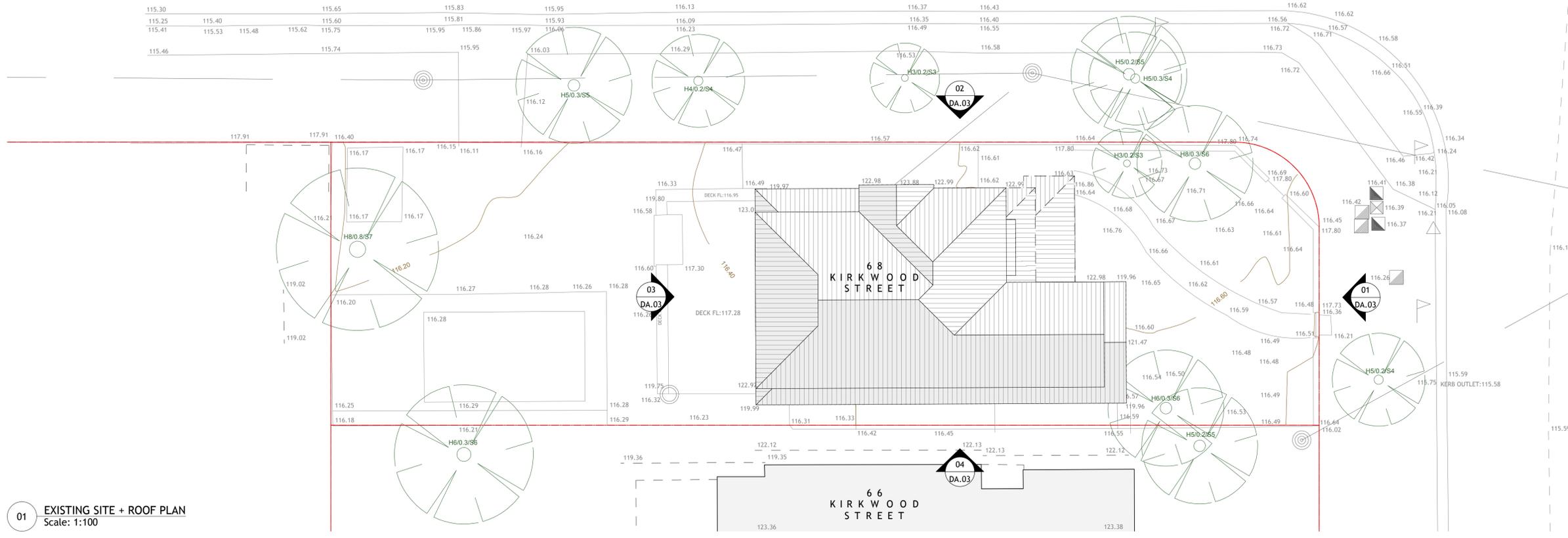
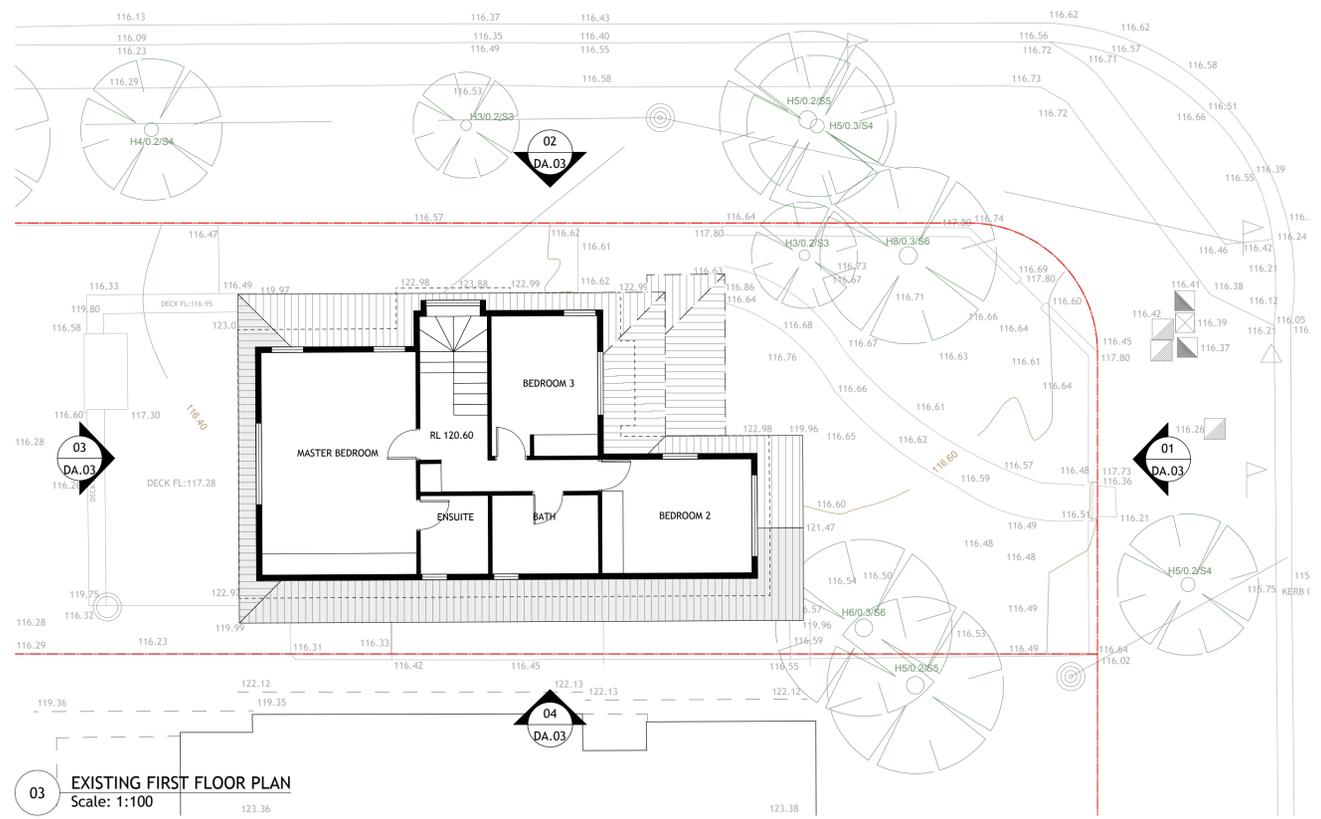
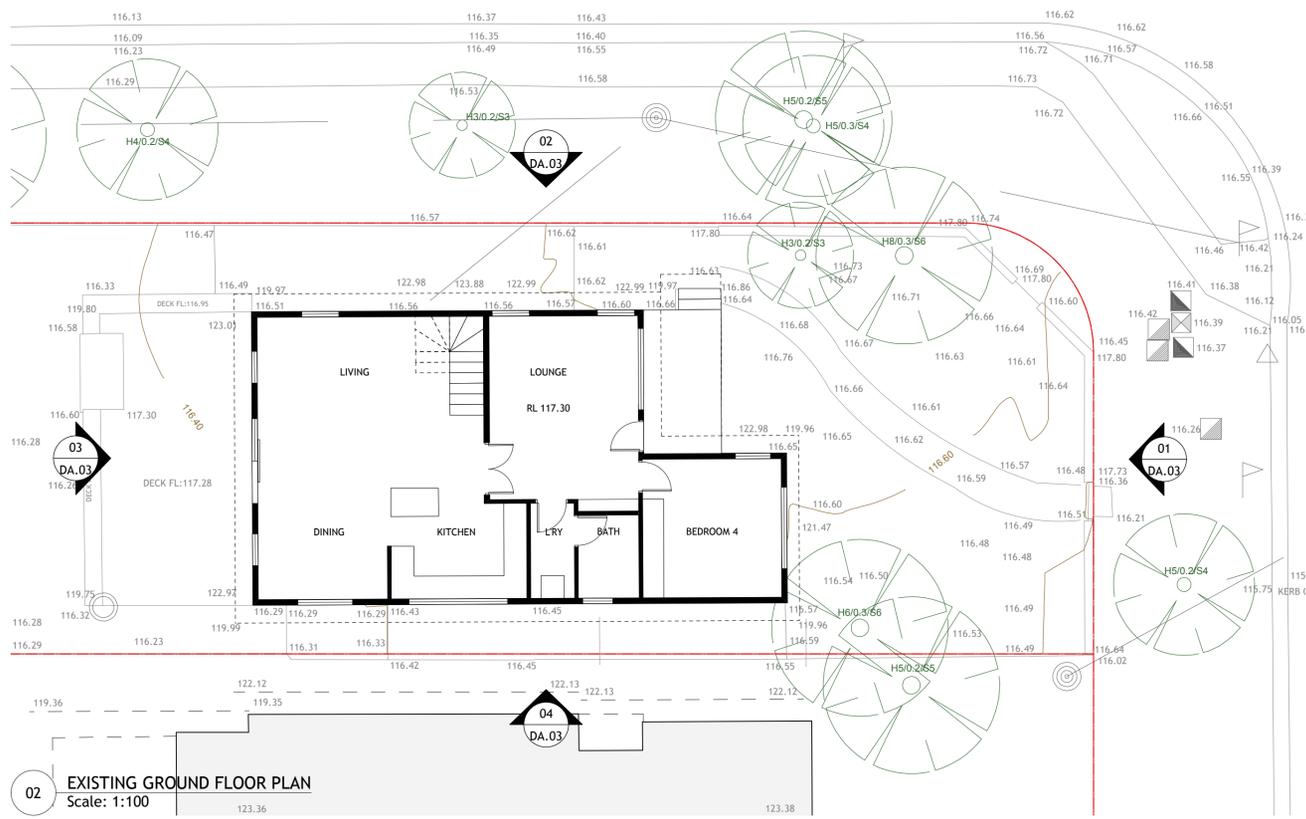


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DA2021/0405

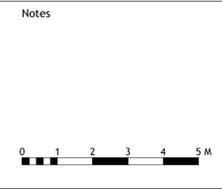


BASIX COMMITMENTS NOTES		
* TO BE READ IN CONJUNCTION WITH APPROVED BASIX REPORT		
FIXTURES AND SYSTEMS		
LIGHTING	MIN. 40% OF NEW OR ALTERED LIGHT FIXTURES TO BE FITTED WITH FLOURESCENT, COMPACT FLOURESCENT, OR LED LAMPS.	
CONSTRUCTION		
FLOOR	SUSPENDED FLOOR WITH ENCLOSED SUBFLOOR	R1.30 (DOWN) INCLUDING CONSTRUCTION
EXTERNAL WALL	FRAMED (WEATHERBOARD, FIBRO, METAL CLAD)	R1.30 OR 1.70 INCLUDING CONSTRUCTION
ROOF	FLAT CEILING, PITCHED ROOF	CEILING: R1.95 (UP), ROOF: FOIL BACKED BLANKET (55mm) MEDIUM SOLAR ABSORPTANCE 0.475-0.70
GLAZING		
W1 (EAST)	AREA: SHADING: FRAME AND GLASS TYPE:	2.76m PROJECTION/HEIGHT ABOVE SILL RATIO >= 0.23 TIMBER OR UPVC, SINGLE CLEAR OR U-VALUE 5.71, SHGC 0.66

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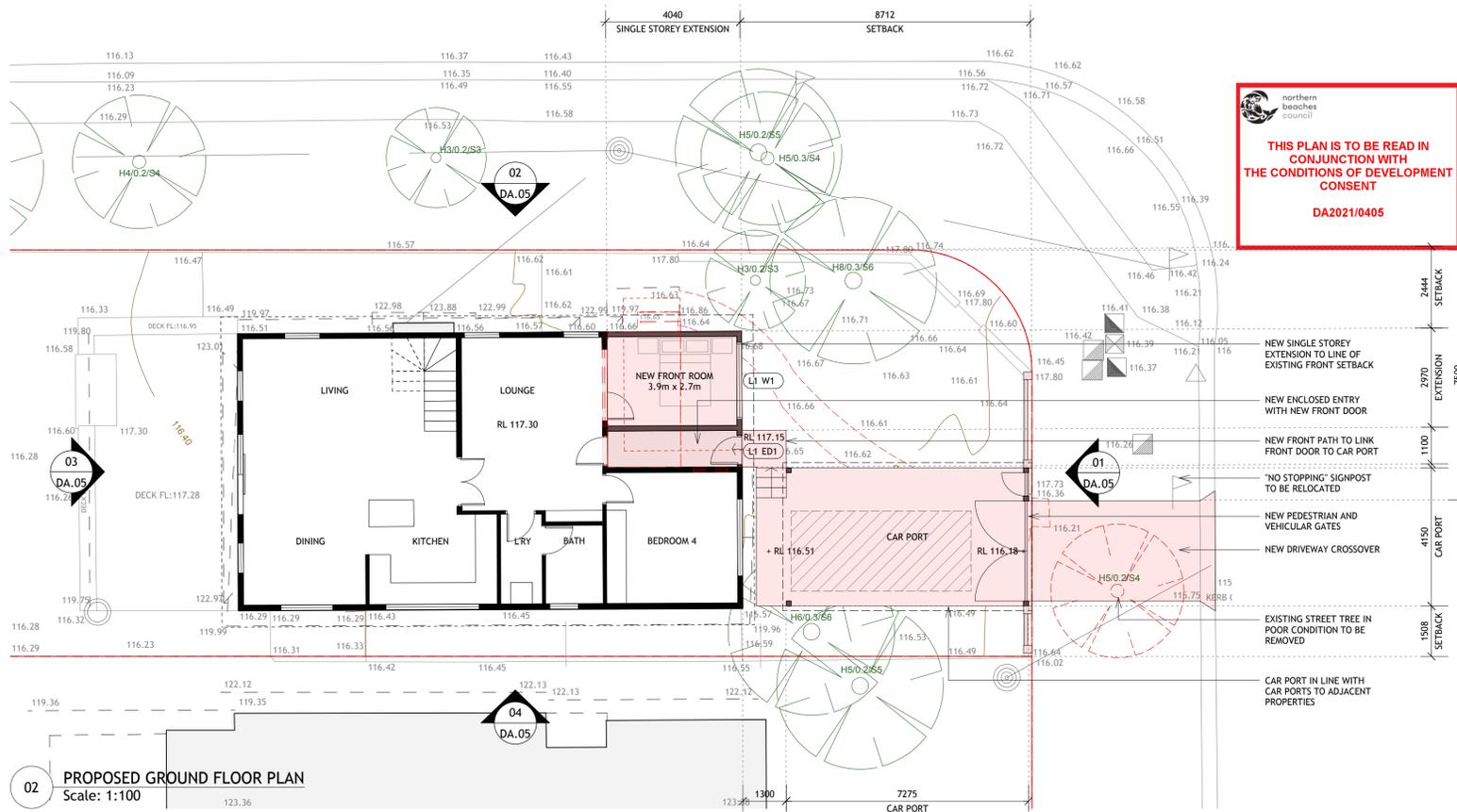
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Nominated Architect: Matthew Stubbs NSW Registered Architect No. 7212, AIA No 28118
Frederic Kakish NSW Registered Architect No. 8833 AIA No. 52004



No.	Date	REVISION	By
1	21/10/20	Preliminary issue to consultants	SF
2	09.11.20	DA issue to consultants	SF

No.	Date	REVISION	By
Stage 1B			
Address			
68 KIRKWOOD STREET, SEAFORTH			
Client			
SCOTT MORT			

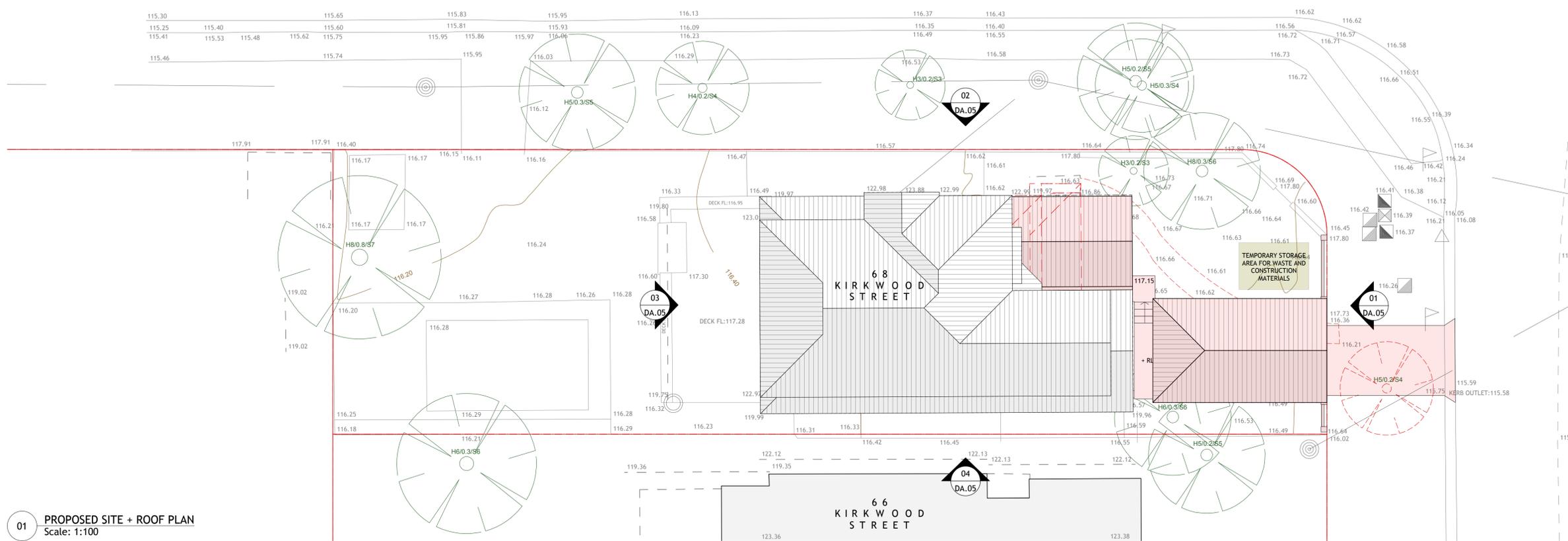
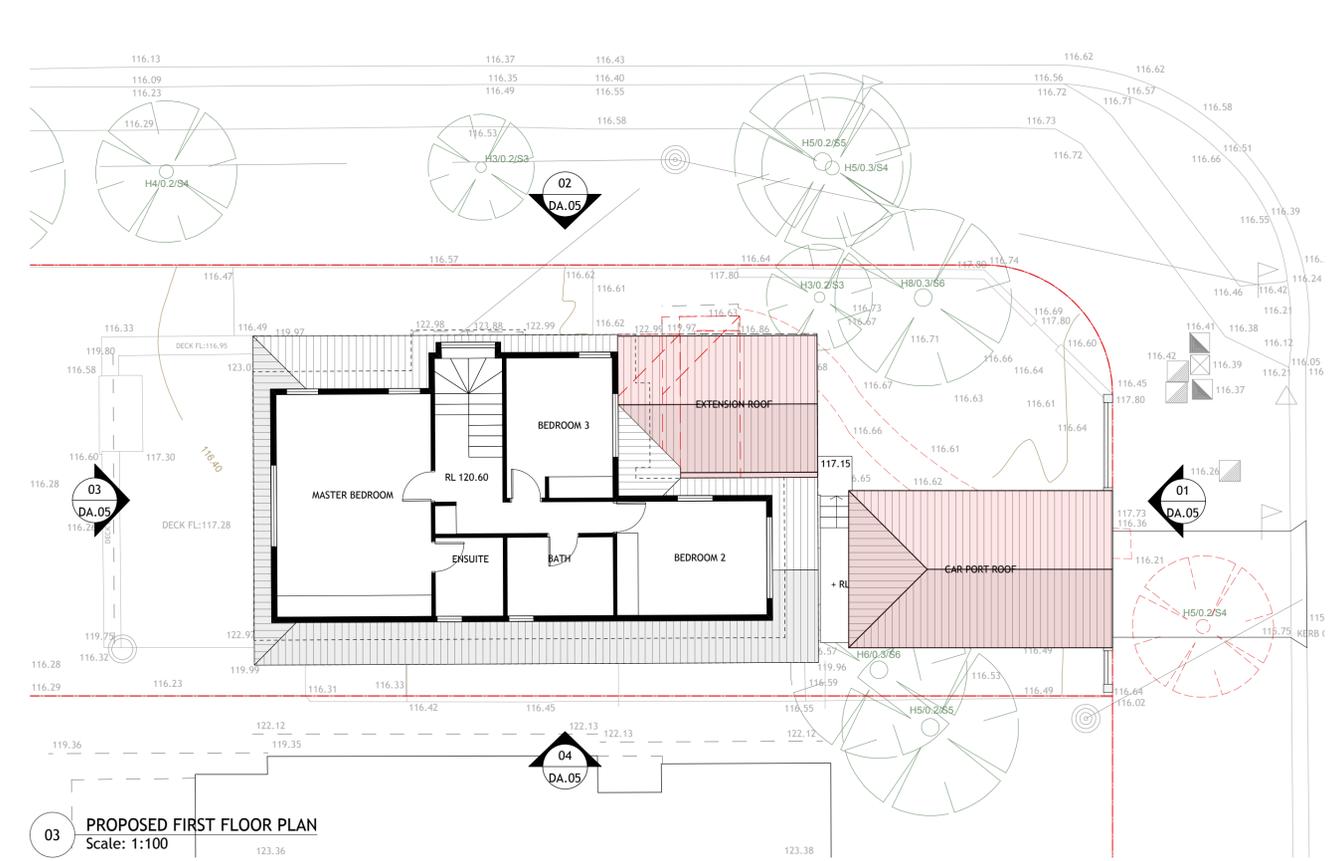
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Drawing Title		DA.02	
EXISTING PLANS		REV #	SCALE PAGE
Project No.		ISSUE # 2	1:100@A1 ISO A1
DTP_		Dwg Date: 12/10/20	Plot Date: 9/11/20
		Checked By	Drawn By SF



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DA2021/0405



BASIX COMMITMENTS NOTES		
* TO BE READ IN CONJUNCTION WITH APPROVED BASIX REPORT		
FIXTURES AND SYSTEMS		
LIGHTING	MIN. 40% OF NEW OR ALTERED LIGHT FIXTURES TO BE FITTED WITH FLOURESCENT, COMPACT FLOURESCENT, OR LED LAMPS.	
CONSTRUCTION		
FLOOR	SUSPENDED FLOOR WITH ENCLOSED SUBFLOOR	R1.30 (DOWN) INCLUDING CONSTRUCTION
EXTERNAL WALL	FRAMED (WEATHERBOARD, FIBRO, METAL CLAD)	R1.30 OR 1.70 INCLUDING CONSTRUCTION
ROOF	FLAT CEILING, PITCHED ROOF	CEILING: R1.95 (UP), ROOF: FOIL BACKED BLANKET (55mm) MEDIUM SOLAR ABSORPTANCE 0.475-0.70
GLAZING		
W1 (EAST)	AREA: SHADING: FRAME AND GLASS TYPE:	2.76m PROJECTION/HEIGHT ABOVE SILL RATIO >= 0.23 TIMBER OR UPVC, SINGLE CLEAR OR U-VALUE 5.71, SHGC 0.66

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Nominated Architect: Matthew Stubbs NSW Registered Architect No. 7212, AIA No 28118
Frederic Kakish NSW Registered Architect No. 8833 AIA No. 52004

Notes

- PROPOSED NEW BUILDING WORK
- EXISTING SITE STRUCTURES TO BE DEMOLISHED
- EXISTING WALLS TO BE RETAINED
- NEW WALLS
- TEMPORARY STORAGE AREA FOR WASTE AND CONSTRUCTION MATERIALS

0 1 2 3 4 5 M

No.	Date	REVISION	By	Stage
A	9/11/20	Entry enclosed	SF	STAGE 1B
B	10/11/20	Entry steps relocated to outside	SF	

No.	Date	ISSUE	By
1	21/10/20	Preliminary issue to consultants	SF
2	09.11.20	DA issue to consultants	SF
3	10/11/20	DA re-issue to consultants	SF

Address
68 KIRKWOOD STREET, SEAFORTH

Client
SCOTT MORT

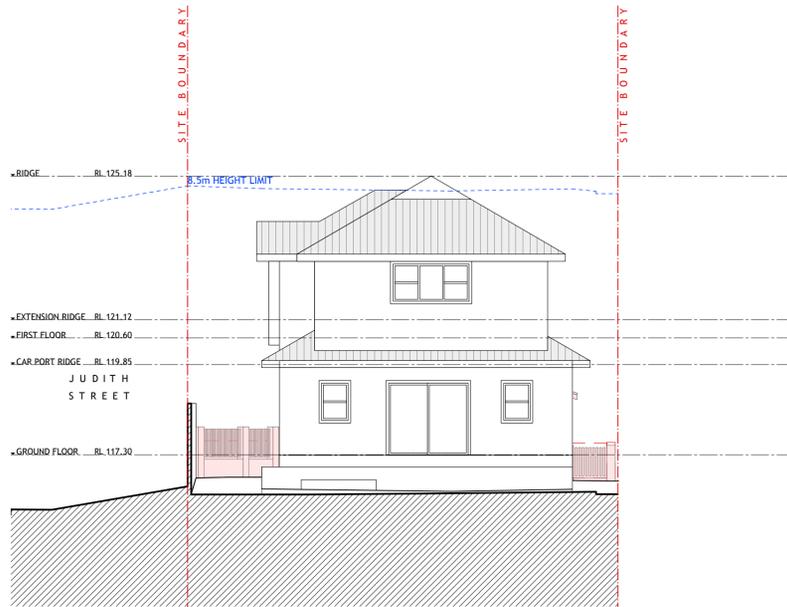
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Drawing Title PROPOSED PLANS		REV # B SCALE PAGE ISSUE # 3 1:100@A1 ISO A1	
Project No.	DTP_2220	Dwg Date: 12/10/20 Plot Date: 10/11/20	
Checked By	MS	Drawn By	SF



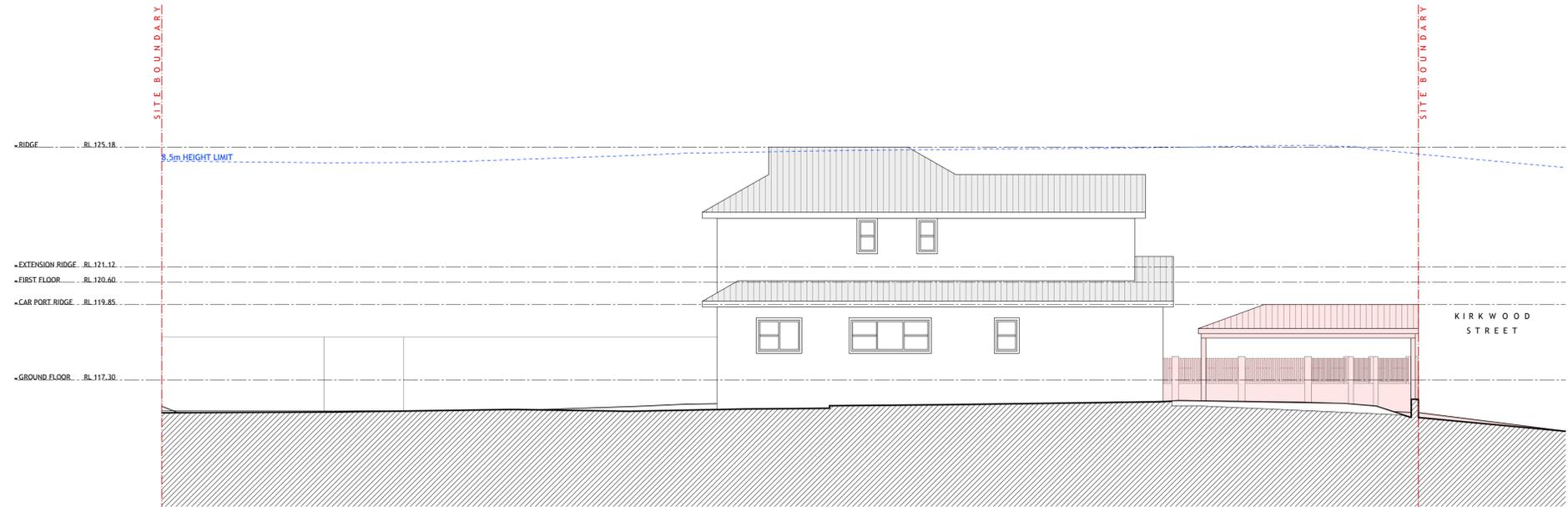
THIS PLAN IS TO BE READ IN CONJUNCTION WITH THE CONDITIONS OF DEVELOPMENT CONSENT

DA2021/0405

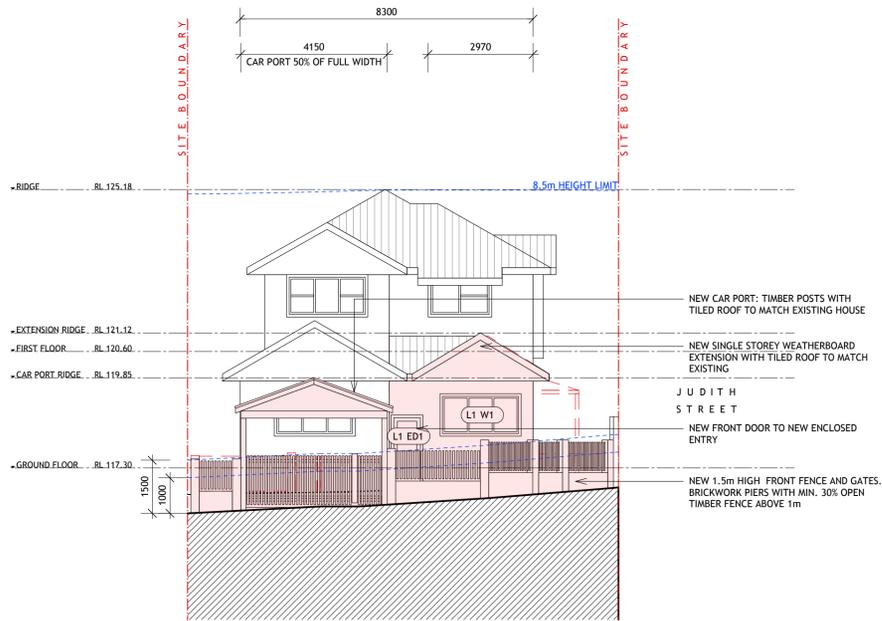
BASIX COMMITMENTS NOTES				
* TO BE READ IN CONJUNCTION WITH APPROVED BASIX REPORT				
FIXTURES AND SYSTEMS			CONSTRUCTION	
LIGHTING	MIN. 40% OF NEW OR ALTERED LIGHT FIXTURES TO BE FITTED WITH FLOURESCENT, COMPACT FLOURESCENT, OR LED LAMPS.		FLOOR	SUSPENDED FLOOR WITH ENCLOSED SUBFLOOR
			R1.30 (DOWN) INCLUDING CONSTRUCTION	
GLAZING			EXTERNAL WALL	FRAMED (WEATHERBOARD, FIBRO, METAL CLAD)
W1 (EAST)	AREA: SHADING: FRAME AND GLASS TYPE:	2.76m PROJECTION/HEIGHT ABOVE SILL RATIO >= 0.23 TIMBER OR UPVC, SINGLE CLEAR OR U-VALUE 5.71, SHGC 0.66	R1.30 OR 1.70 INCLUDING CONSTRUCTION	
			ROOF	FLAT CEILING, PITCHED ROOF
				CEILING: R1.95 (UP), ROOF: FOIL BACKED BLANKET (55mm) MEDIUM SOLAR ABSORPTANCE 0.475-0.70



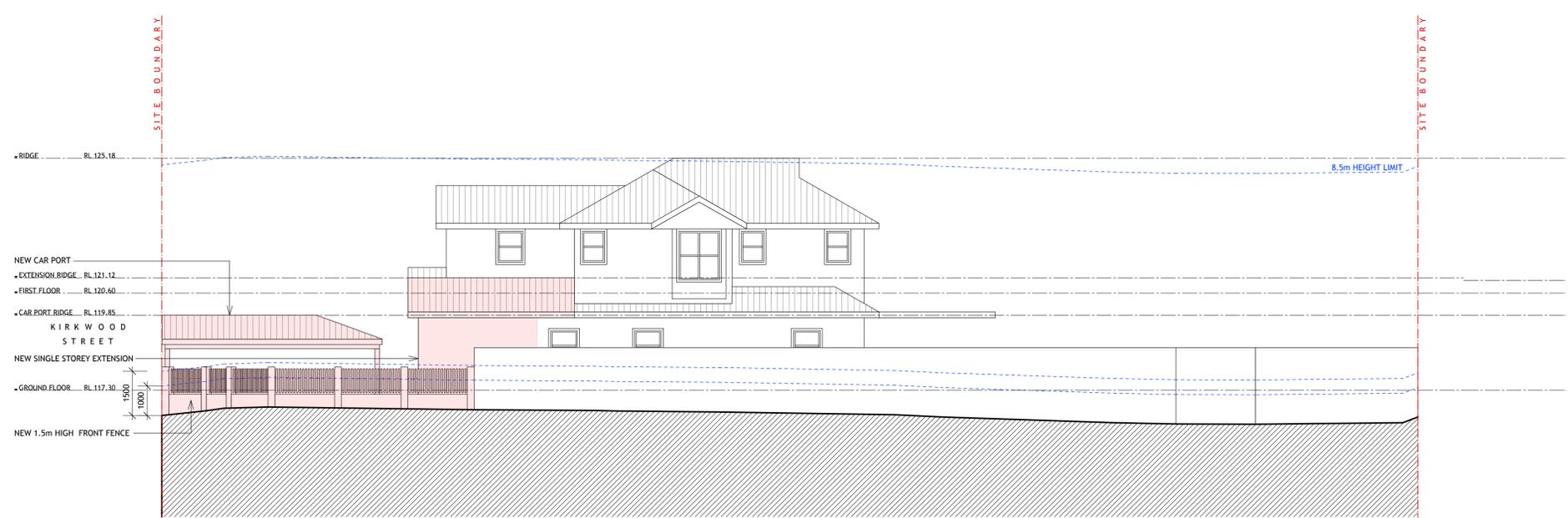
03 PROPOSED REAR (WEST) ELEVATION
Scale: 1:100



04 PROPOSED SIDE (SOUTH) ELEVATION
Scale: 1:100



01 PROPOSED FRONT (EAST) ELEVATION
Scale: 1:100



02 PROPOSED SIDE (NORTH) ELEVATION
Scale: 1:100

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 Nominated Architect: Matthew Stubbs NSW Registered Architect No. 7212, AIA No 28118
 Fredric Kakish NSW Registered Architect No. 8833 AIA No. 52004

- Notes
- HEIGHT LIMIT 9m ABOVE NGL
 - PROPOSED NEW BUILDING WORK
 - EXISTING SITE STRUCTURES TO BE DEMOLISHED
 - EXISTING WALLS TO BE RETAINED
- 0 1 2 3 4 5 M

No.	Date	REVISION	By	Stage	SEAFORTH EXTENSION	Drawing No. DA.05
A	9/11/20	Entry enclosed	SF	STAGE 1B		
					Address	REV # A SCALE PAGE
					68 KIRKWOOD STREET, SEAFORTH	ISSUE # 2 1:100@A1 ISO A1
					Client	Dwg Date: 12/10/20 Plot Date: 9/11/20
					SCOTT MORT	Checked By Drawn By SF