



Modification of Consent – Swirling Waters
STATEMENT OF MODIFICATION

Lot 25 DP 11978
2 & 4 Bilgola Avenue, Bilgola Beach
We request approval to modify DA 2018/1877.

Lower ground

1. Vents to plant room.
 - For best equipment performance
2. Door to plant.
 - For easier access
3. Plant located under entry stairs
4. Outside shower moved from north east to south west.
5. Retaining curved wall to be deleted.
 - Curved portion of the retaining wall no longer needed.
6. Openings changed to enclose workshop.
 - It was originally proposed to have roller doors, now it is proposed to have tilt up shutters and bi fold openings.
7. Underground water tank shifted to east portion of site.
 - Efficient buildability (and less groundwork)

Ground floor

8. Flue location shifted approximately two meters west.
 - Layout change to accommodate client's needs.
9. Brass balustrade
 - Minimize concrete and clearly define entry.

First floor

10. Bedroom use changed to study use.
 - Functional change to accommodate client's needs.

Ground and first floor

11. Addition of overall glazing with perforated copper screen.
 - The house is still above thermal BASIX requirements, maintains privacy to users and neighbours while maximizing natural light. Fixed glazing is to have a perforated metal screen for shading and privacy.

There will be no addition of material. The environmental impact of this request is nil. Please refer to the author should there remain any further requirement for explanation.

Fernanda Cabral

Project Architect

SCHEDULE OF FINISHES - for additional glazing with copper screen.

Non reflective perforated screens



Glazing

