

notes

To be read in conjunction with hydraulic engineer drawings.

- Legend**
 Roof:
 rs corrugated copper sheeting, cappings, etc
 g copper gutters
 dp round copper down pipes
 Soffit:
 fc set three cement
 sl plywood soffit lining

- Solar Panels:**
 Type A: Solar hot water panels with remote storage
 Type B: Photovoltaic cells

- Walls:**
 External:
 fer(c) Fine cement render to concrete.
 (Colour: Porters "mineral" or similar)
 s Coursed sandstone
 Internal:
 rm Rendered masonry
 tm Tiles on masonry

- Floors:**
 st Stone tiling
 sp Stone paving
 hd Hardwood decking

- Ceilings:**
 pb Set plaster board

- Windows:**
 stw Sliding timber windows
 fg fixed glass

- Doors:**
 std Sliding timber framed doors
 gd panel lift garage door

- Louvers/Screens:**
 htss Hardwood timber slatted screen
 fmi Fixed metal louvres



Thermal Specifications	RL 1.5 section detail
Roof	RL 1.5 section detail
Floor colour	RL 1.5 section detail
External cavity door walls	RL 1.5 section detail
External wall colour	RL 1.5 section detail
Year Windows/door System value to all windows	Uw 0.50 SHGC 0.74
Year Windows/door System value to all doors	Ud 0.50 SHGC 0.74
Weatherstripping to doors and windows	Yes

OCT 09 A DEVELOPMENT APP

date issue

amendments

drawing : basement floor plan

dwg. no. : DA 04

scale : 1:100@A1 / 1:200@A3

date : OCT 09

drawn :

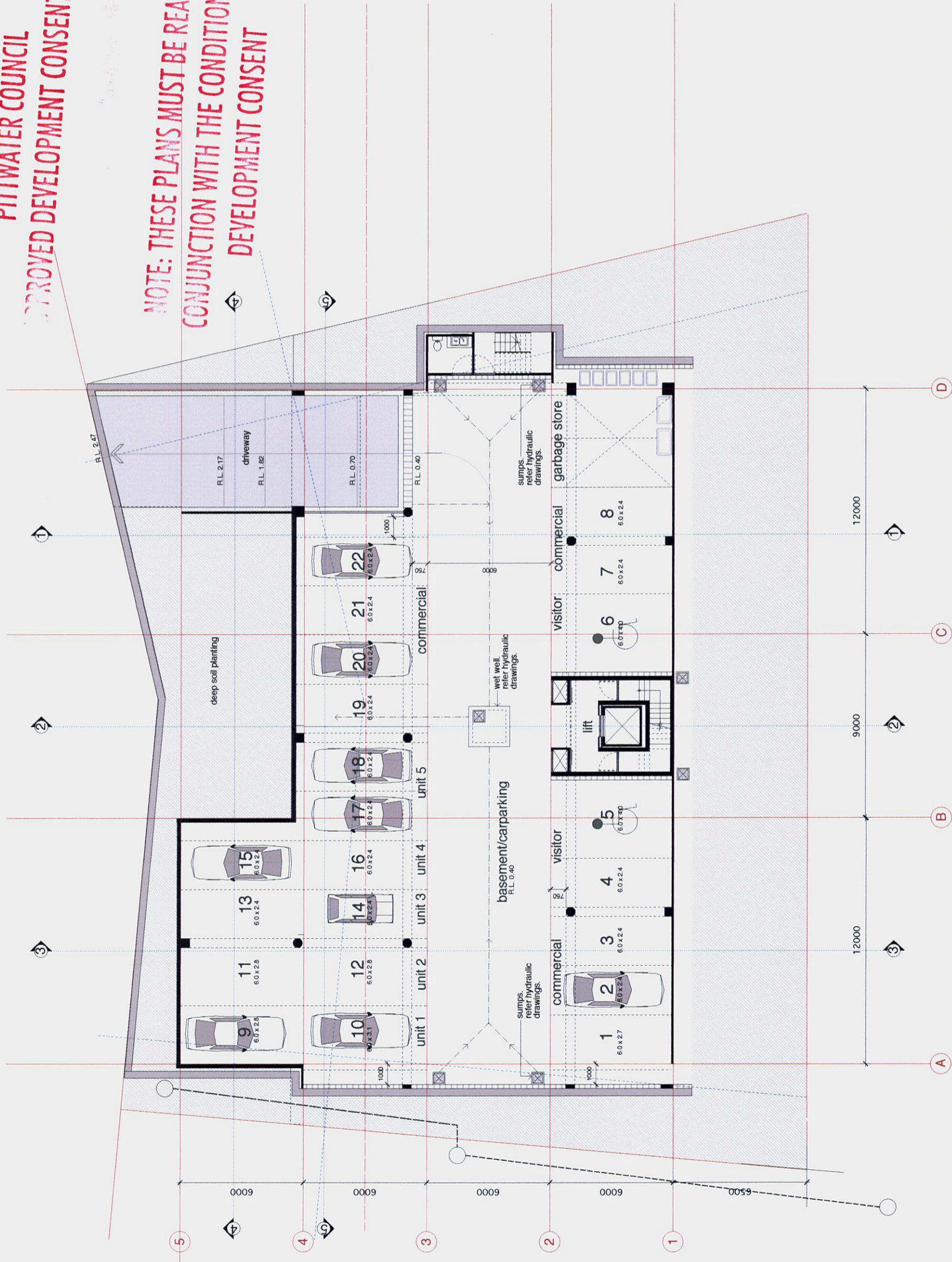
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**PITWATER COUNCIL
 APPROVED DEVELOPMENT CONSENT PLANS**

**NOTE: THESE PLANS MUST BE READ IN
 CONJUNCTION WITH THE CONDITIONS OF
 DEVELOPMENT CONSENT**



basement level

notes

To be read in conjunction with hydraulic engineer drawings.

Legend

Roof:
 rs corrugated copper, sheeting, cappings, etc
 cr copper gutters
 dp round copper down pipes

Soft:
 fc set fibre cement
 pl plywood soft lining

Solar Panels:

type A Solar hot water panels with remote storage to
 type B Solar hot water panels with remote storage to
 Photovoltaic cells

Walls:

External:
 fer(c) Fine cement render to concrete.
 (Colour: Porters "mineral" or similar)
 s Coursed sandstone

Internal:

rm Rendered masonry
 tm Tiles on masonry

Floors:

st Stone tiling
 sp Stone paving
 hd Hardwood decking

Ceilings:

pb Set plaster board

Windows:

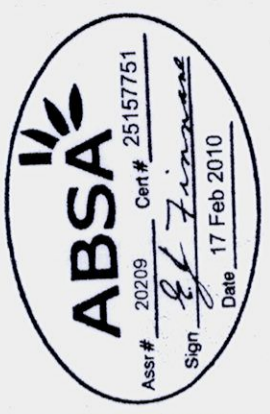
stw Sliding timber windows
 fg fixed glass

Doors:

std sliding timber framed doors
 gd panel lift garage door

Louvers/Screens:

htss Hardwood timber slatted screen
 fmi Fixed metal louvres



Technical Specifications	Material
Roof	RS 1.5 medium slanted
Floor Colour	MS1 DA 12 4.5 x 9.70
External entry brick walls	MS1 DA 12 4.5 x 9.70
External wall colour	MS1 DA 12 4.5 x 9.70
Total Window/door System value to all windows	Uw 1.00, g 0.74, SC 0.74
Weatherstripping to doors and windows	MS1 DA 12 4.5 x 9.70

OCT 09 A DEVELOPMENT APP.

date issue

amendments

drawing : ground floor plan

dwg. no. : DA 05

scale : 1:100@A1 / 1:200@A3

date : OCT 09

drawn :

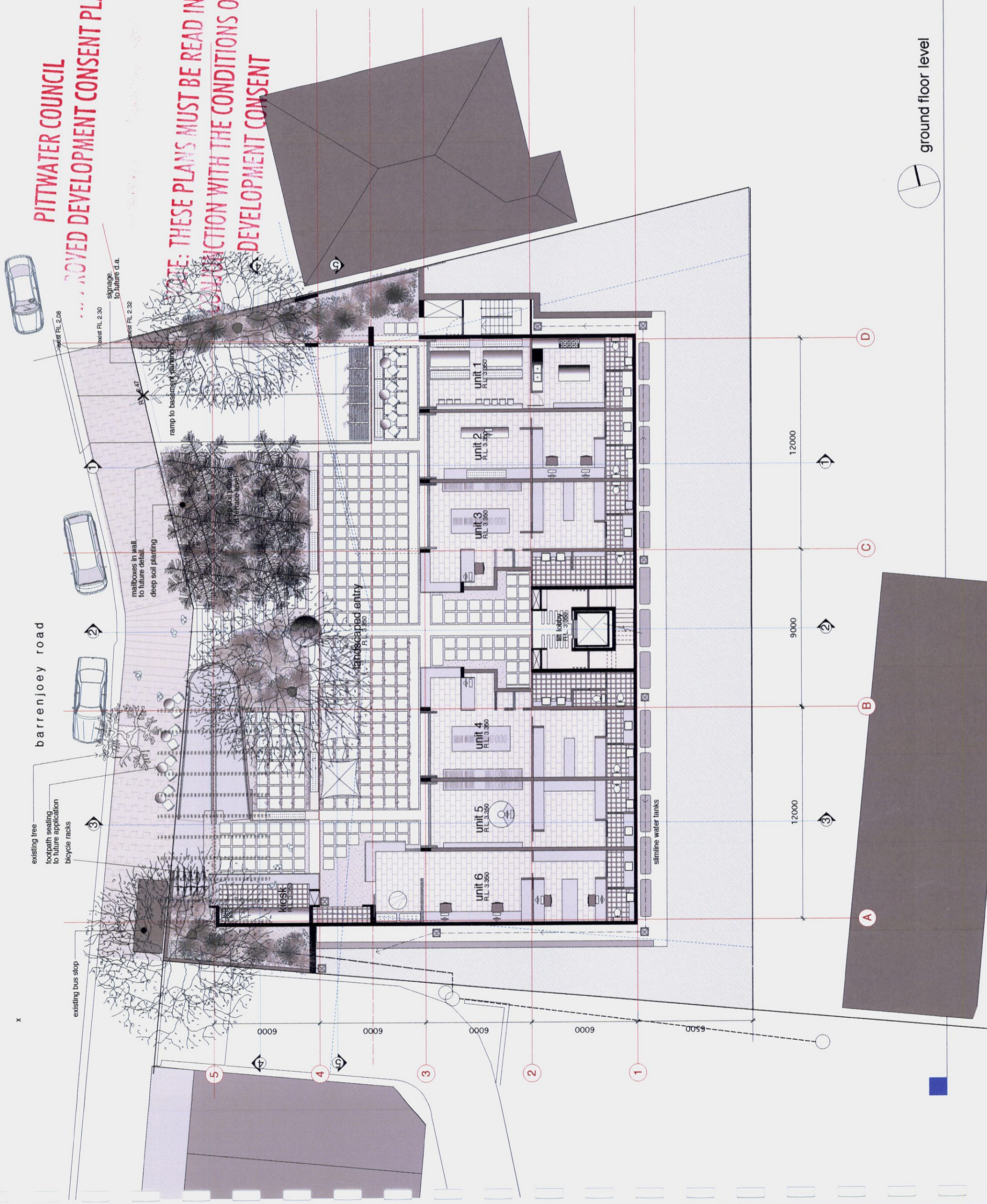
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PITWATER COUNCIL
 APPROVED DEVELOPMENT CONSENT PLANS

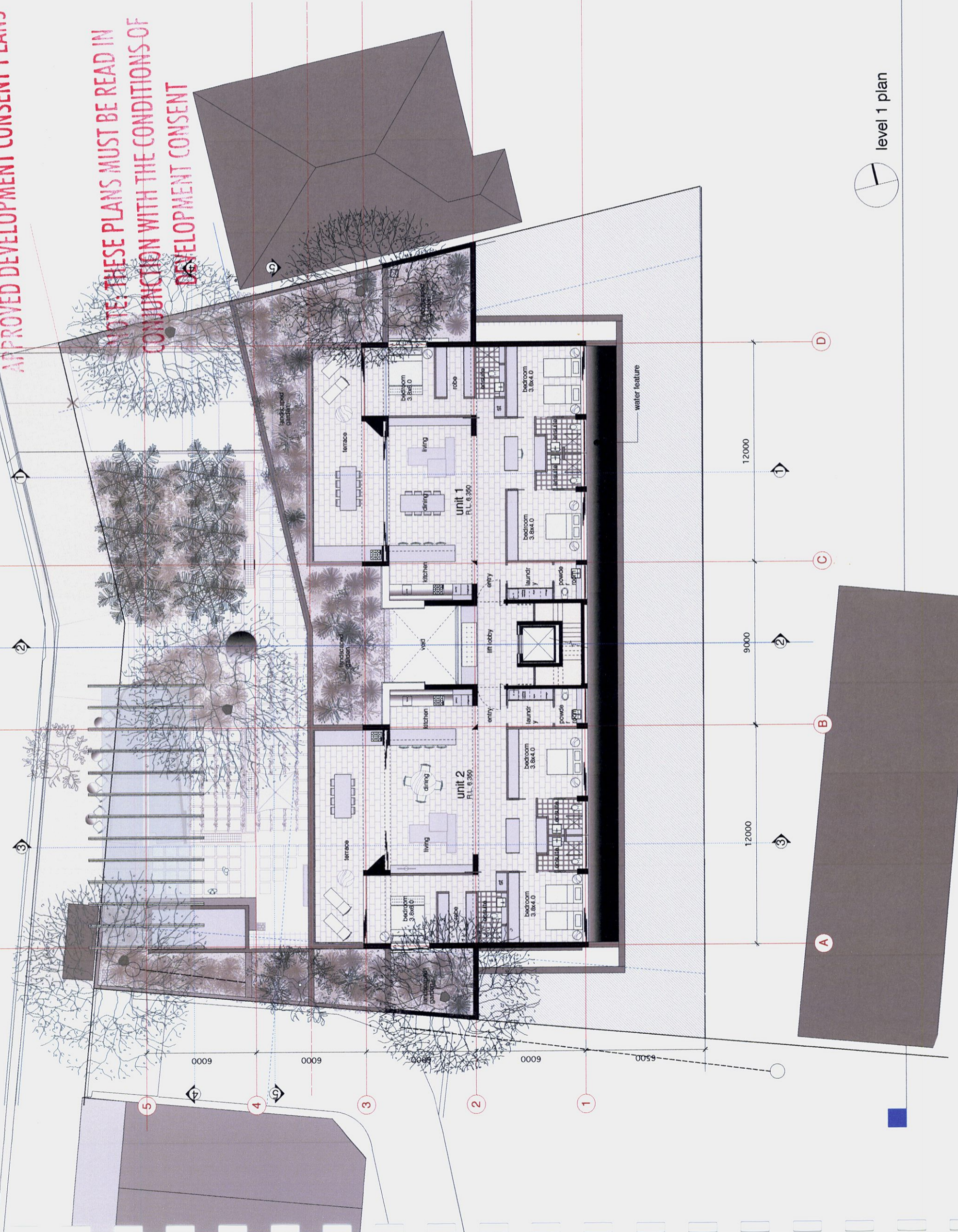
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ground floor level

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notes

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Legend

- rs corrugated copper sheeting, cappings, etc
 - g copper gutters
 - dp round copper down pipes
 - fc set fibre cement
 - sl plywood soft lining
- Solar Panels:**
- type A Solar hot water panels with remote storage to
 - type B Photovoltaic cells

Walls:

- External:
 - fer(c) Fine cement render to concrete. (Colour: Porters "mineral" or similar)
 - s Coursed sandstone
- Internal:
 - rm Rendered masonry
 - tm Tiles on masonry

Floors:

- st Stone tiling
- sp Stone paving
- hd Hardwood decking

Ceilings:

- pb Set plaster board

Windows:

- stw Sliding timber windows
- fg fixed glass

Doors:

- std Sliding timber framed doors
- gd panel lift garage door

Louvers/Screens:

- lts Hardwood timber slatted screen
- fml Fixed metal louvers



Material Specifications	RT13 asbestos marker
Roof	RT13 asbestos marker
Floor colour	Black SA 25.975 x 0.75
External cladding walls	RT13 marker
External wall colour	Dark SA 1.175
Total Window/door system value to air marks	Low 3.50, Std 0.26 & 0.74
Watermarking to doors and windows	N/A
	Yes

OCT 09 A DEVELOPMENT APP.

date issue

amendments

drawing : level 1 floor plan

dwg. no. : DA 06

scale : 1:100@A1 / 1:200@A3

date : OCT 09

drawn :

checked :

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notes

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Legend

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 - g copper gutters
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- Solar Panels:
- type A: Solar hot water panels with remote storage tank
 - type B: Photovoltaic cells

Walls:

- External:
 - fc(c) Fine cement render to concrete. (Colour: Porters "mineral" or similar)
 - s Coursed sandstone
- Internal:
 - rm Rendered masonry
 - tm Tiles on masonry

Floors:

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Ceilings:

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Windows:

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Doors:

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Louvers/Screens:

- hss Hardwood timber slatted screen
- fml Fixed metal louvers



Material Specifications	RT 13 window barrier
Roof color	MC2 SA-V3 475 x 675
External cavity brick walls	RT 13 insulation
External wall colour	Dark SA x 079
Door Windows/Screen values to all windows	U = 5.88 SHGC=0.74
Weatherstripping to doors and windows	LFRC values
	Yes

OCT 09 A DEVELOPMENT APP.

date issue

amendments

drawing : level 2 floor plan

dwg. no. : DA 07

scale : 1:100@A1 / 1:200@A3

date : OCT 09

drawn :

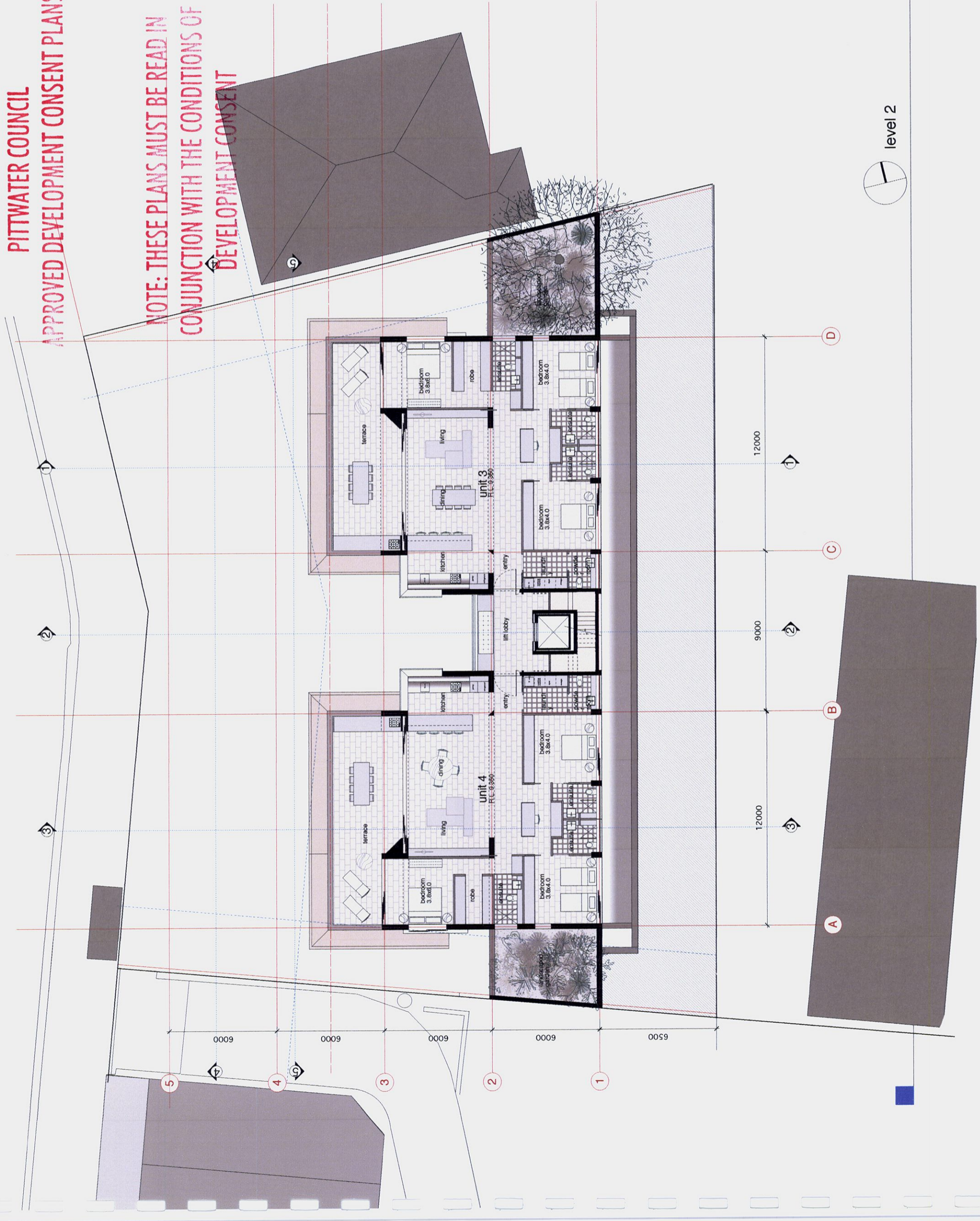
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APPROVED DEVELOPMENT CONSENT PLANS

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level 2

notes

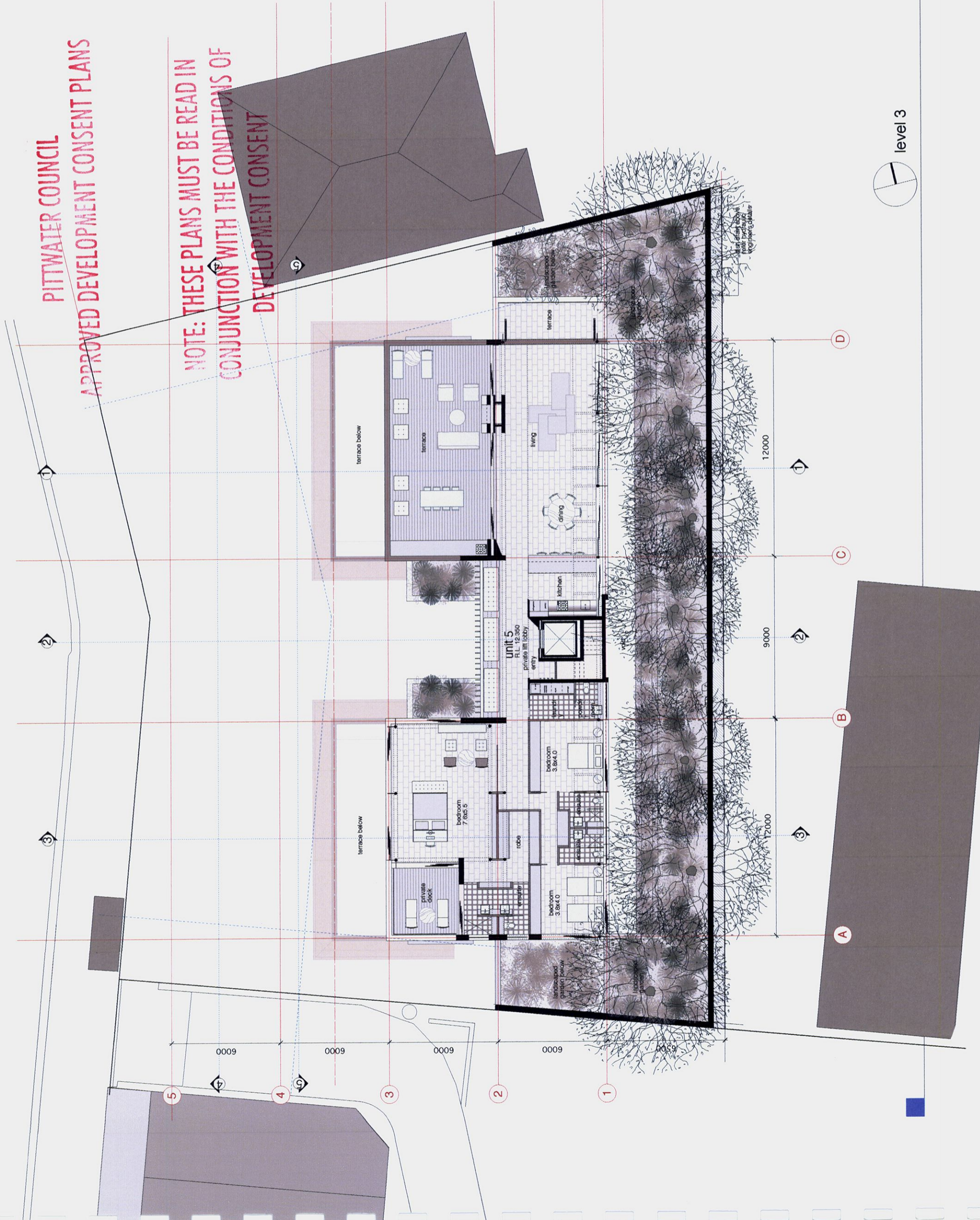
To be read in conjunction with hydraulic engineer drawings.

Legend

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 rs corrugated copper sheeting, cappings, etc
 g copper gutters
 dp round copper down pipes
- Sett:
 fc set fibre cement
 pl plywood soft lining
- Solar Panels:
 ta Type A: Solar hot water panels with remote storage
 tb Photovoltaic cells
- Walls:
 External:
 fcr(c) Fine cement render to concrete.
 (Colour: Porters' "mineral" or similar)
 s Coursed sandstone
- Internal:
 rm Rendered masonry
 tm Tiles on masonry
- Floors:
 st Stone tiling
 sp Stone paving
 hd Hardwood decking
- Ceilings:
 pb Set plaster board
- Windows:
 stw Sliding timber windows
 fg fixed glass
- Doors:
 std Sliding timber framed doors
 gd panel lift garage door
- Louvers/Screens:
 hss Hardwood timber slatted screen
 fmi Fixed metal louvres

PITTSBURGH COUNCIL
 APPROVED DEVELOPMENT CONSENT PLANS

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Normal Specifications	RT 5 window treatment
Roof colour	Black 6x6 x 6.75 x 7.5
External cavity brick with	RT 5 window
External wall colour	Dark 6x6 x 7.5
Timber Window/Solar panel frame to all windows	Use 5.00 5x6x2.0 x 2.4
Weatherstripping to doors and windows	SPIC - white
	Yes

OCT 09 A DEVELOPMENT APP.

date issue

amendments

drawing : level 3 floor plan

dwg. no. : DA 08

scale : 1:100@A1 / 1:200@A3

date : OCT 09

drawn :

checked :

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notes

To be read in conjunction with hydraulic engineer drawings.

Legend

rs corrugated copper sheeting, cappings, etc
 g copper gutters
 dp round copper down pipes

Scffit:

fc set fibre cement
 si plywood soffit lining

Solar Panels:

type A Solar hot water panels with remote storage
 type B Photovoltaic cells

Walls:

External:

fc(c) Fine cement render to concrete.
 (Colour: Porters "minimal" or similar)
 s Coursed sandstone

Internal:

rm Rendered masonry
 tm Tiles on masonry

Floors:

st Stone tiling
 sp Stone paving
 hd Hardwood decking

Ceilings:

pb Set plaster board

Windows:

stw Sliding timber windows
 fg fixed glass

Doors:

std sliding timber framed doors
 gd panel lift garage door

Louvers/Screens:

htss Hardwood timber slatted screen
 fmi Fixed metal louvres



Thermal Specifications	R17 exterior insulation
Roof colour	Mat SA - R2 R15 - R 75
External cavity brick walls	R15 insulation
External wall colour	Mat SA - R 75
Heat Ventilation System: value to all windows	Ua 3.50, Sa 20, C 0.74
Heat Ventilation System: value to all windows	AIRC, variable
Weatherstripping to doors and windows	Yes

OCT 09 A DEVELOPMENT APP.

date issue

amendments

drawing : roof plan

dwg. no. : DA 09

scale : 1:100@A1 / 1:200@A3

date : OCT 09

drawn :

checked :

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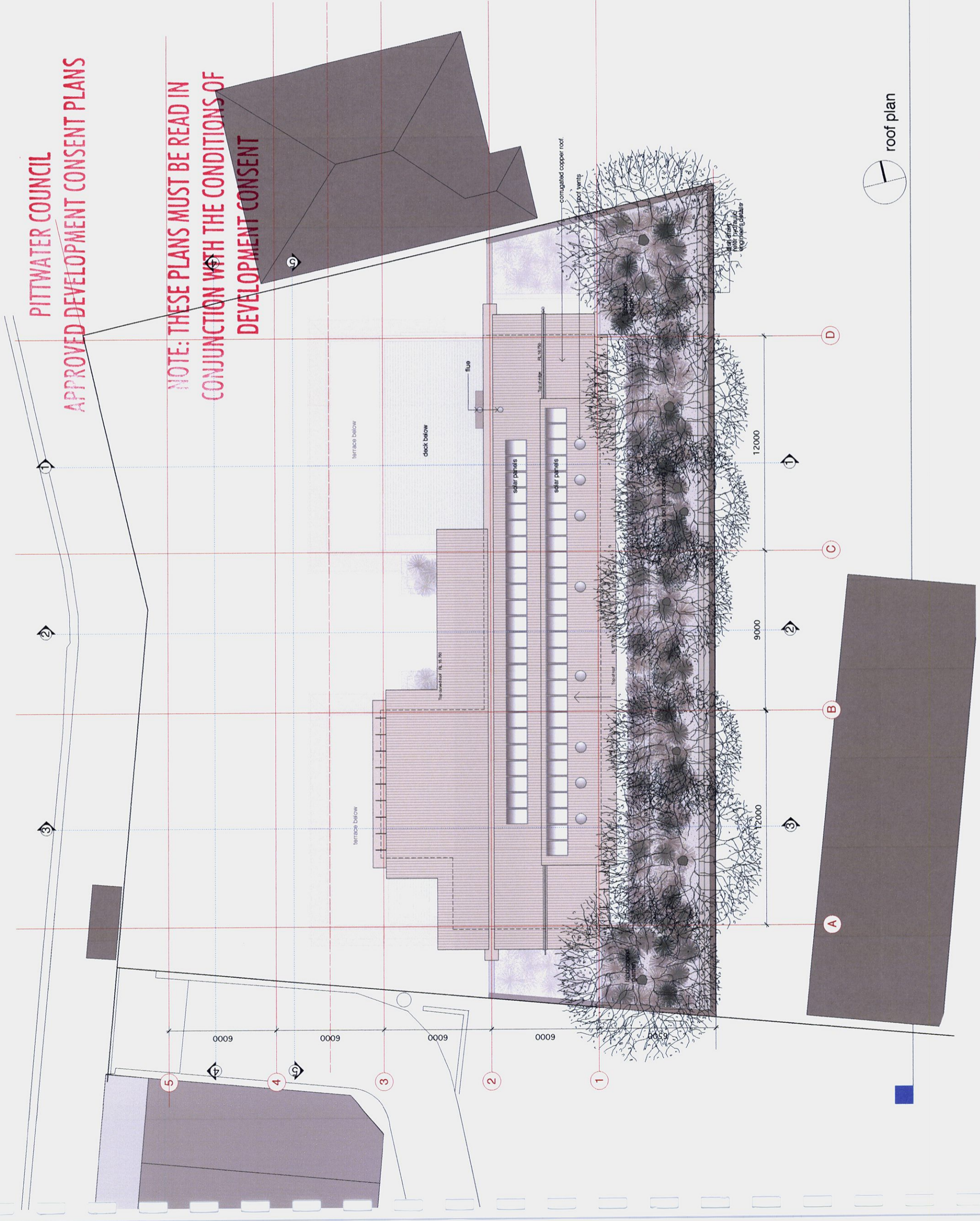
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roof plan



PITTWATER COUNCIL
 APPROVED DEVELOPMENT CONSENT PLANS

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notes

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Legend

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 g copper gutters
 dp round copper down pipes

Soft:

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 sl plywood soffit lining

Solar Panels:

ta Type A: Solar hot water panels with remote storage
 tb Type B: Photovoltaic cells

Walls:

External:
 fc(c) Fine cement render to concrete.
 (Colour: Porters "mineral" or similar)
 s Coursed sandstone

Internal:

rm Rendered masonry
 tm Tiles on masonry

Floors:

st Stone tiling
 sp Stone paving
 hd Hardwood decking

Ceilings:

pb Set plaster board

Windows:

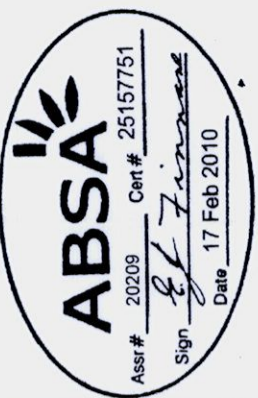
stw Sliding timber windows
 fg fixed glass

Doors:

std Sliding timber framed doors
 gd panel lift garage door

Louvers/Screens:

hss Hardwood timber slatted screen
 fmi Fixed metal louvres



Thermal Specifications	R1.5 minimum barrier
Water proof	Max 5% TD 215 x 175
Roof colour	R11.0 powder
External cavity roof walls	Deck 50 x 0.75
External wall colour	Uv 5.05 5050w 0.14
Term Interconnector System value to all windows	MFRG values
Weatherstripping to doors and windows	Yes

OCT 09 A DEVELOPMENT APP.

date issue

amendments

drawing : site plan

dwg. no. : DA 10

scale : 1:100@A1 / 1:200@A3

date : OCT 09

drawn :

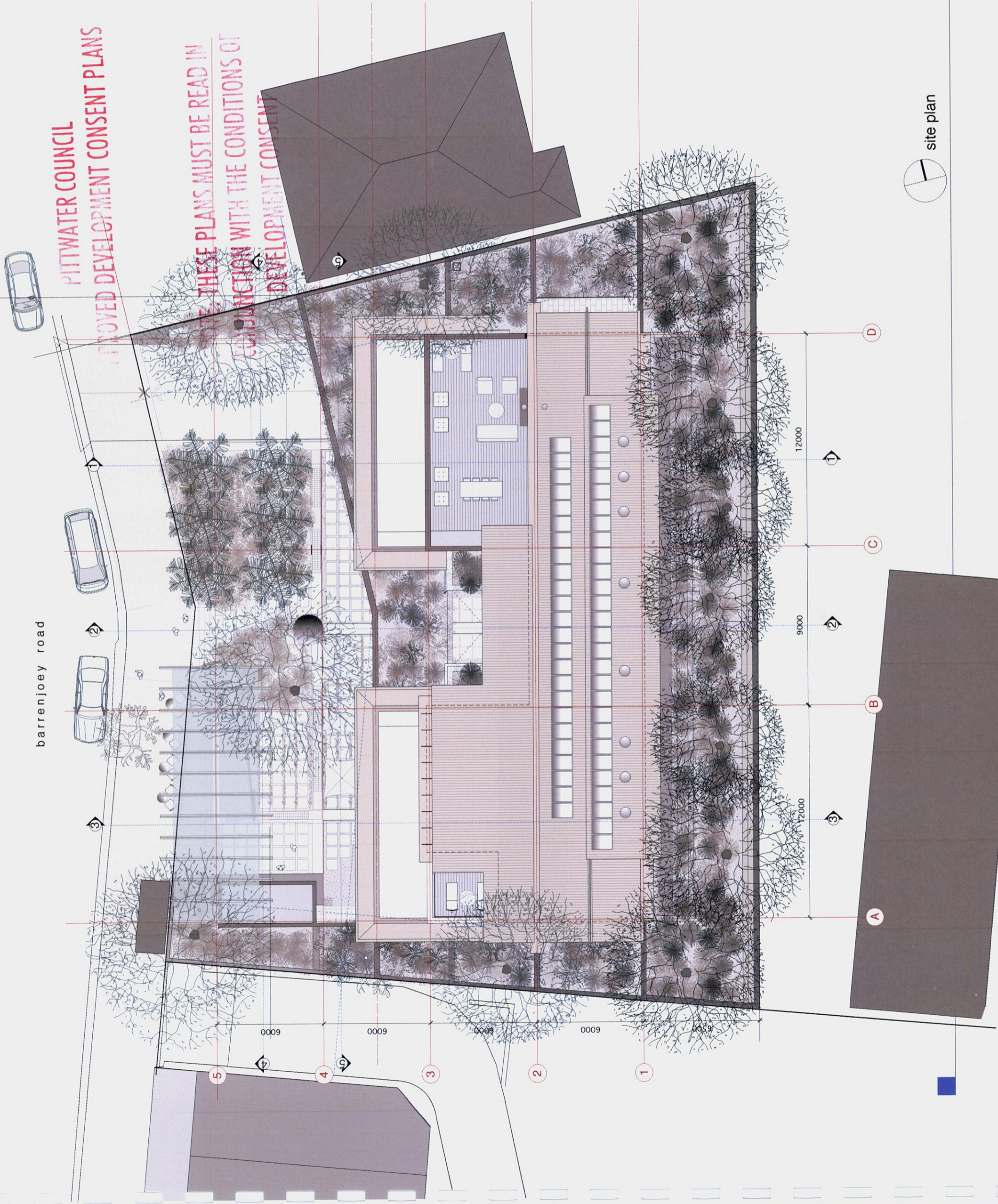
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PITTVATER COUNCIL
 APPROVED DEVELOPMENT CONSENT PLANS

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 DEVELOPMENT CONSENT



site plan

PITTWATER COUNCIL APPROVED DEVELOPMENT CONSENT PLANS

notes

- Legend**
- Roof:**
 rc corrugated copper, sheeting, cappings, etc
 g copper gutters
 dp round copper down pipes
- Soft:**
 fc set fibre cement
 sl plywood soffit lining
- Solar Panels:**
 Type A: Solar hot water panels with remote storage
 Type B: Photovoltaic cells
- Walls:**
- External:**
 fer(c) Fine cement render to concrete.
 (Colour: Porters "mineral" or similar)
 s Coursed sandstone
- Internal:**
 rm Rendered masonry
 tm Tiles on masonry
- Floors:**
 st Stone tiling
 sp Stone paving
 hd Hardwood decking
- Ceilings:**
 pb Set plaster board
- Windows:**
 stw Sliding timber windows
 fg fixed glass
- Doors:**
 std sliding timber framed doors
 gd panel lift garage door
- Louvers/Screens:**
 htss Hardwood timber slatted screen
 fml Fixed metal louvres

NOTE: THESE PLANS MUST BE READ IN CONJUNCTION WITH THE CONDITIONS OF DEVELOPMENT CONSENT



north elevation

Roof Specification	R13 polystyrene batts
Roof Colour	Matte Black RAL 9005
External cladding brick walls	R13 polystyrene
External wall colour	Dark Grey RAL 7016
Frame (Manufacture) System relate to all windows	Up to 5.00m height to 2.7m
Weatherstripping to doors and windows	Yes

OCT 09 A DEVELOPMENT APP.

date issue

amendments

drawing : north elevation

dwg. no. : DA 11

scale : 1:100@A1 / 1:200@A3

date : OCT 09

drawn :

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1112-1118 Barrenjoey Road
Palm Beach

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PITTWATER COUNCIL APPROVED DEVELOPMENT CONSENT PLANS

notes

Legend

- rs corrugated copper sheeting, cappings, etc
 g copper gutters
 dp round copper down pipes
 Softt: set fibre cement
 fc plywood softt lining
 Solar Panels: Type A: Solar hot water panels with remote storage
 Type B: Photovoltaic cells

Walls:

- External: Fine cement render to concrete.
 (Colour: Porters "mineral" or similar)
 s Coursed sandstone

- Internal: Rendered masonry
 tm Tiles on masonry

- Floors:**
 st Stone tiling
 sp Stone paving
 hd Hardwood decking

Ceilings:

- pb Set plaster board

Windows:

- stw Sliding timber windows
 fg fixed glass

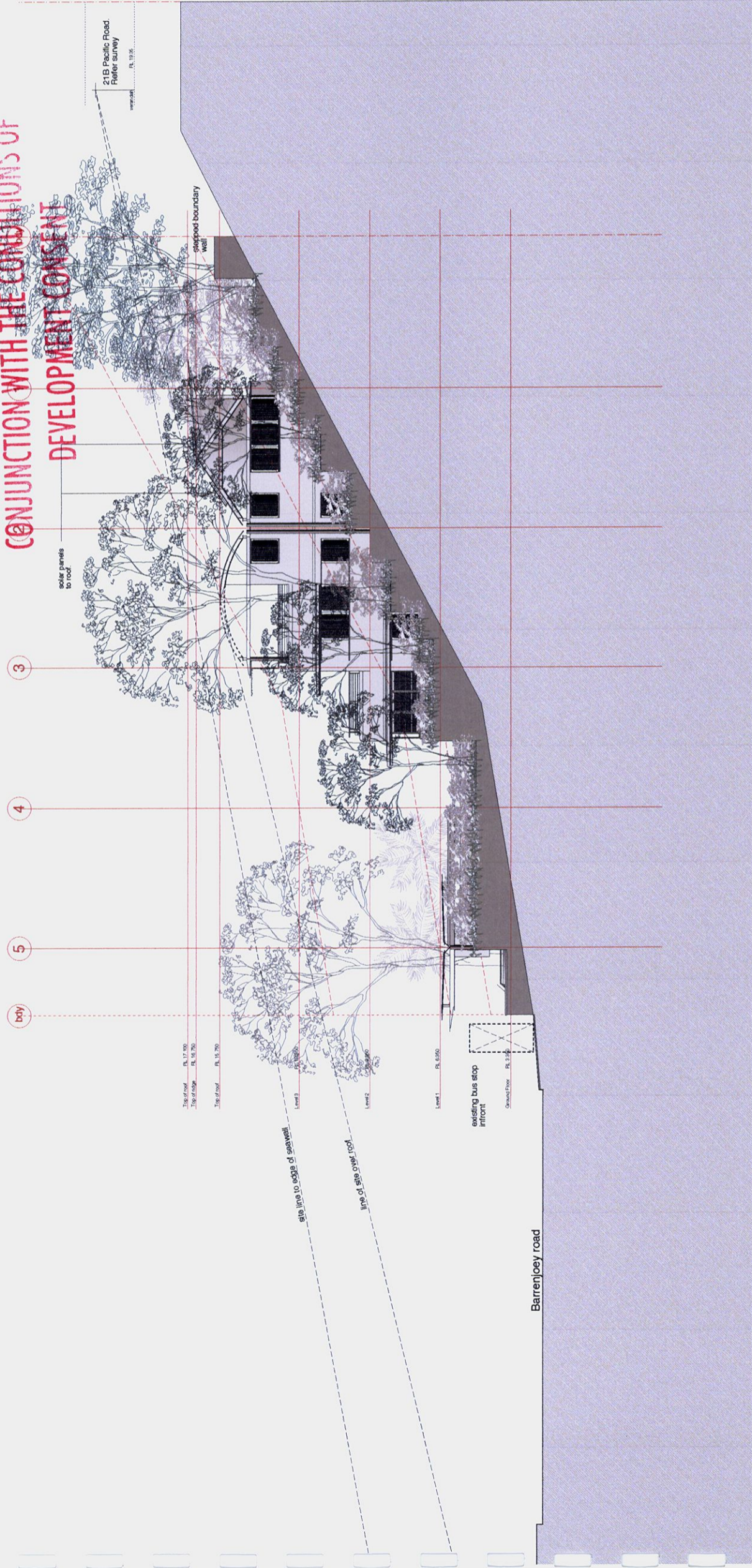
Doors:

- std Sliding timber framed doors
 gd panel lift garage door

Louvers/Screens:

- htss Hardwood timber slatted screen
 fmi Fixed metal louvres

NOTE: THESE PLANS MUST BE READ IN CONJUNCTION WITH THE CONDITIONS OF DEVELOPMENT CONSENT



south elevation

Material	Specification
Roof	45° gabled timber
Roof colour	Med SA 20 215 x 2 10
External cavity door with	45° gabled
External wall colour	Dark SA 1 1 10
Timber Hardware System: value to all windows	Low 5 500 50x200x2 14
Weatherstripping to doors and windows	SP REC - white
	Yes

OCT 09 A DEVELOPMENT APP.

date issue

amendments

drawing : south elevation

chg. no. : DA 12

scale : 1:100@A1 / 1:200@A3

date : OCT 09

drawn :

checked :

1112-1118 Barrenjoey Road
Palm Beach

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PITTWATER COUNCIL APPROVED DEVELOPMENT CONSENT PLANS

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street elevation
(west)

notes

Legend

- rs corrugated copper, sheeting, clappings, etc
 - g copper gutters
 - dp round copper down pipes
- Softt:
- fc set fibre cement
 - sl plywood soft lining

Solar Panels:

- type A Solar hot water panels with remote storage
- type B Photovoltaic cells

Walls:

- External:
 - fer(c) Fine cement render to concrete.
 - s (Colour: Porters "mineral" or similar)
 - Course sandstone

Internal:

- rm Rendered masonry
- tm Tiles on masonry

Floors:

- st Stone tiling
- sp Stone paving
- hd Hardwood decking

Ceilings:

- pb Set plaster board

Windows:

- stw Sliding timber windows
- fg fixed glass

Doors:

- std sliding timber framed doors
- gd panel lift garage door

Louvers/Screens:

- hss Hardwood timber slatted screen
- fml Fixed metal louvers

Thermal Specifications	RTS external barrier
Roof roof	RTS external barrier
Roof colour	Med SA - R275 - 0.70
External cavity brick walls	RT1 insulation
Internal wall colour	Dark SA - 0.70
Term Windows/door system refer to all windows	UW 3.60, SP400w 0.74
Windows glazing to doors and windows	WPGC, 4.0.0.0
	Yes

Thermal Specifications	RT1 external barrier
Roof roof	RT1 external barrier
Roof colour	Med SA - R275 - 0.70
External cavity brick walls	RT1 insulation
Internal wall colour	Dark SA - 0.70
Term Windows/door system refer to all windows	UW 3.60, SP400w 0.74
Windows glazing to doors and windows	WPGC, 4.0.0.0
	Yes

OCT 09 A DEVELOPMENT APP.

date issue

amendments

drawing : street elevation

dwg no. : DA 13

scale : 1:100@A1 / 1:200@A3

date : OCT 09

drawn :

checked :

1112-1118 Barronjoe Road
Palm Beach

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**PITTWATER COUNCIL
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notes

Legend

- Roof:**
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Solar Panels:

- ta Solar hot water panels with remote storage
Type B:
tb Photovoltaic cells

Walls:

- External:**
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(Colour: Porters "mineral" or similar)
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Floors:

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sp Stone paving
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Ceilings:

- pb Set plaster board

Windows:

- stw Sliding timber windows
fg fixed glass

Doors:

- std Sliding timber framed doors
gd panel lift garage door

Louvers/Screens:

- hss Hardwood timber slatted screen
fml Fixed metal louvres

Thermal Specifications	R1.5 insulation blanket
Roof roof	Asic SA 12.875 x 8.375
Roof colour	R15 insulation
External cavity brick walls	Asic SA 12.875 x 8.375
External wall colour	Asic SA 12.875 x 8.375
Fast Windows/door system refer to all windows	Asic SA 12.875 x 8.375
Weatherstripping to doors and windows	Asic SA 12.875 x 8.375

OCT 09 A DEVELOPMENT APP.

date issue

amendments

drawing : west elevation

dmg no. : DA 14

scale : 1:100@A1 / 1:200@A3

date : OCT 09

drawn :

checked :

1112-1118 Barrenjoey Road
Palm Beach

west elevation

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notes

Legend

- Roof:
 rs corrugated copper sheeting, cappings, etc
 g copper gutters
 dp round copper down pipes
- Softfit:
 rc set fibre cement
 sl plywood softfit lining

Solar Panels:

- ta Solar hot water panels with remote storage
 tb Photovoltaic cells

Walls:

- External:
 frc(c) Fire cement render to concrete.
 (Colour: Porters "mineral" or similar)
 s Coursed sandstone

- Internal:
 rm Rendered masonry
 tm Tiles on masonry

Floors:

- st Stone tiling
 sp Stone paving
 rd Harwood decking

Ceilings:

- pb Set plaster board

Windows:

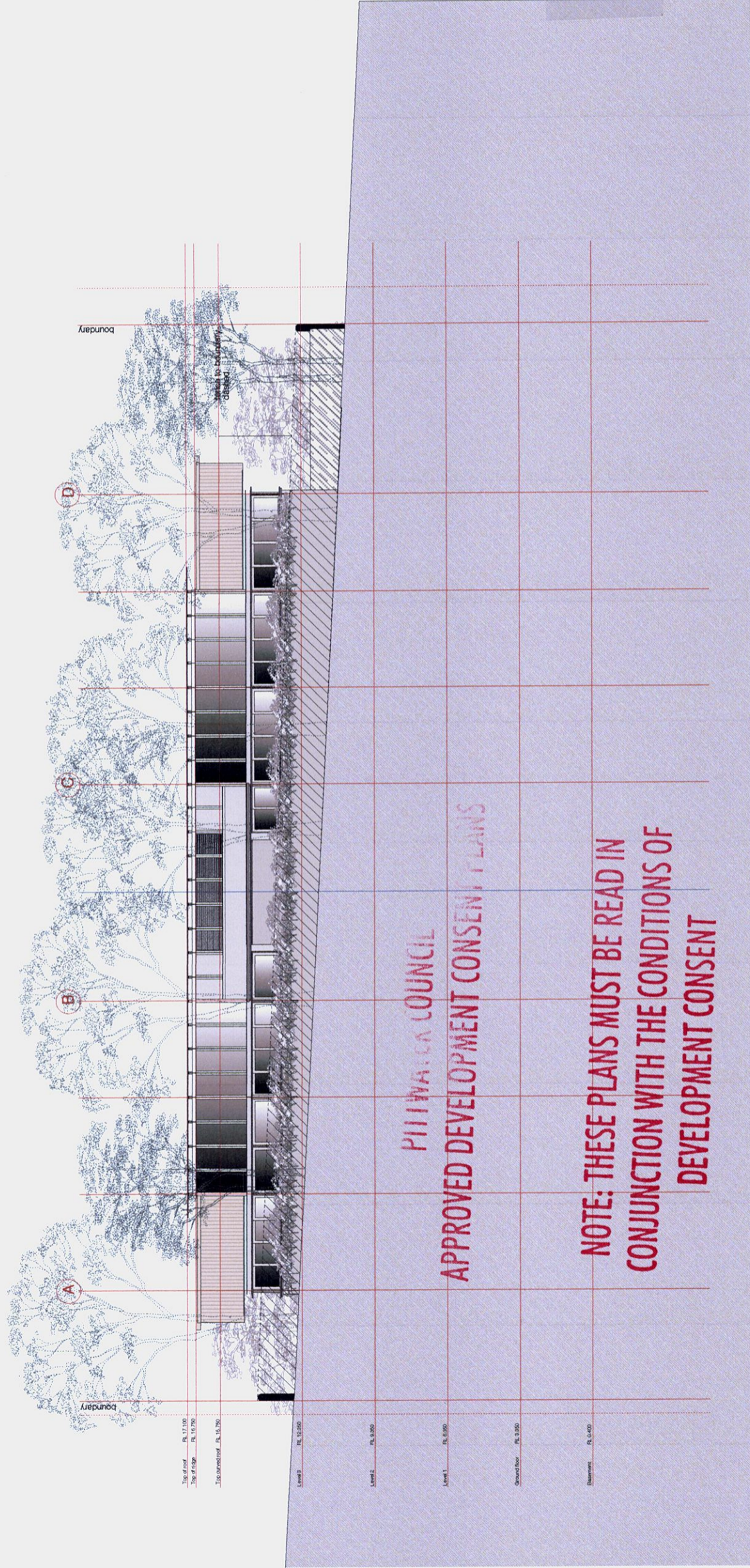
- stw Sliding timber windows
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Doors:

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 gd panel lift garage door

Louvers/Screens:

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 fml Fixed metal louvres



east elevation

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 Palm Beach

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Thermal Specifications	U1.3 minimum required
Material used	Max 2.5 x 0.75 x 0.75
Roof colour	R1.0 minimum
External cavity door wall	Uw 1.50 minimum
External wall colour	Uw 1.50 minimum
Total Window/Door System value to all windows	Uw 1.50 minimum
Weatherstripping to doors and windows	Yes

OCT 09 A DEVELOPMENT APP.
 date issue
 amendments

drawing : east elevation
 dwg. no. : DA 15
 scale : 1:100@A1 / 1:200@A3
 date : OCT 09
 drawn :
 checked :

**PITTWATER COUNCIL
APPROVED DEVELOPMENT CONSENT PLANS**

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notes

Legend

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rs corrugated copper sheeting, cappings, etc
g copper gutters
dp round copper down pipes
- Soft:**
fc set fibre cement
sl plywood soft lining

Solar Panels:

- Type A: Solar hot water panels with remote storage
Type B: Photovoltaic cells

Walls:

- External:**
frc Fine cement render to concrete.
(Colour: Porters "Mineral" or similar)
s Coursed sandstone
- Internal:**
rm Rendered masonry
tm Tiles on masonry

Floors:

- st Stone tiling
sp Stone paving
hd Hardwood decking

Ceilings:

- pb Set plaster board

Windows:

- stw Sliding timber windows
fg fixed glass

Doors:

- std Sliding timber framed doors
gd panel lift garage door

Louvers/Screens:

- hss Hardwood timber slatted screen
fmi Fixed metal louvres

Roof specifications	RS1 random laminate
Roof colour	Black SA - R 715 - 0.70
External cavity back walls	RT12 masonry
External wall colour	Dark SA - R 715
Timber window system make to be made	Timber SA - R 715 - 0.74
Weatherstripping to doors and windows	Yes

OCT 09 A DEVELOPMENT APP.

date issue

amendments

drawing : section 1

dwg. no. : DA 16

scale : 1:100@A1 / 1:200@A3

date : OCT 09

drawn

checked

section 1

1112-1118 Barrenjoey Road
Palm Beach

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po box 30 palm beach nsw 2108
telephone 612 9974 1010 facsimile 612 9974 5502
email lesuikarchitects@bigpond.com

notes

Legend

- Roof:
 rs corrugated copper sheeting, cappings, etc
 g copper gutters
 dp round copper down pipes
- Soft:
 fc set fibre cement
 sl plywood soffit lining
- Solar Panels:
 Type A: Solar hot water panels with remote storage
 Type B: Photovoltaic cells
- Walls:
 External:
 frc Fine cement render to concrete.
 (Colour: Porters "mineral" or similar)
 s Coursed sandstone
- Internal:
 rm Rendered masonry
 tm Tiles on masonry
- Floors:
 st Stone tiling
 sp Stone paving
 hd Hardwood decking
- Ceilings:
 pb Set plaster board
- Windows:
 stw Sliding timber windows
 fg fixed glass
- Doors:
 std Sliding timber framed doors
 gd panel lift garage door
- Louvers/Screens:
 htss Hardwood timber slatted screen
 fmi Fixed metal louvers

PITTSBURGH COUNCIL
 APPROVED DEVELOPMENT CONSENT PLANS

NOTE: THESE PLANS MUST BE READ IN CONJUNCTION WITH THE CONDITIONS OF DEVELOPMENT CONSENT



Roof	RS corrugated copper sheeting
Soft	FC set fibre cement
Solar Panels	Type A: Solar hot water panels with remote storage
Walls	External: frc Fine cement render to concrete. (Colour: Porters "mineral" or similar)
Floors	st Stone tiling
Ceilings	pb Set plaster board
Windows	stw Sliding timber windows
Doors	std Sliding timber framed doors
Louvers/Screens	htss Hardwood timber slatted screen
Workmanship	to doors and windows

OCT 09 A DEVELOPMENT APP.

date issue

amendments

drawing : section 2

dwg. no. : DA 17

scale : 1:100@A1 / 1:200@A3

date : OCT 09

drawn :

checked :

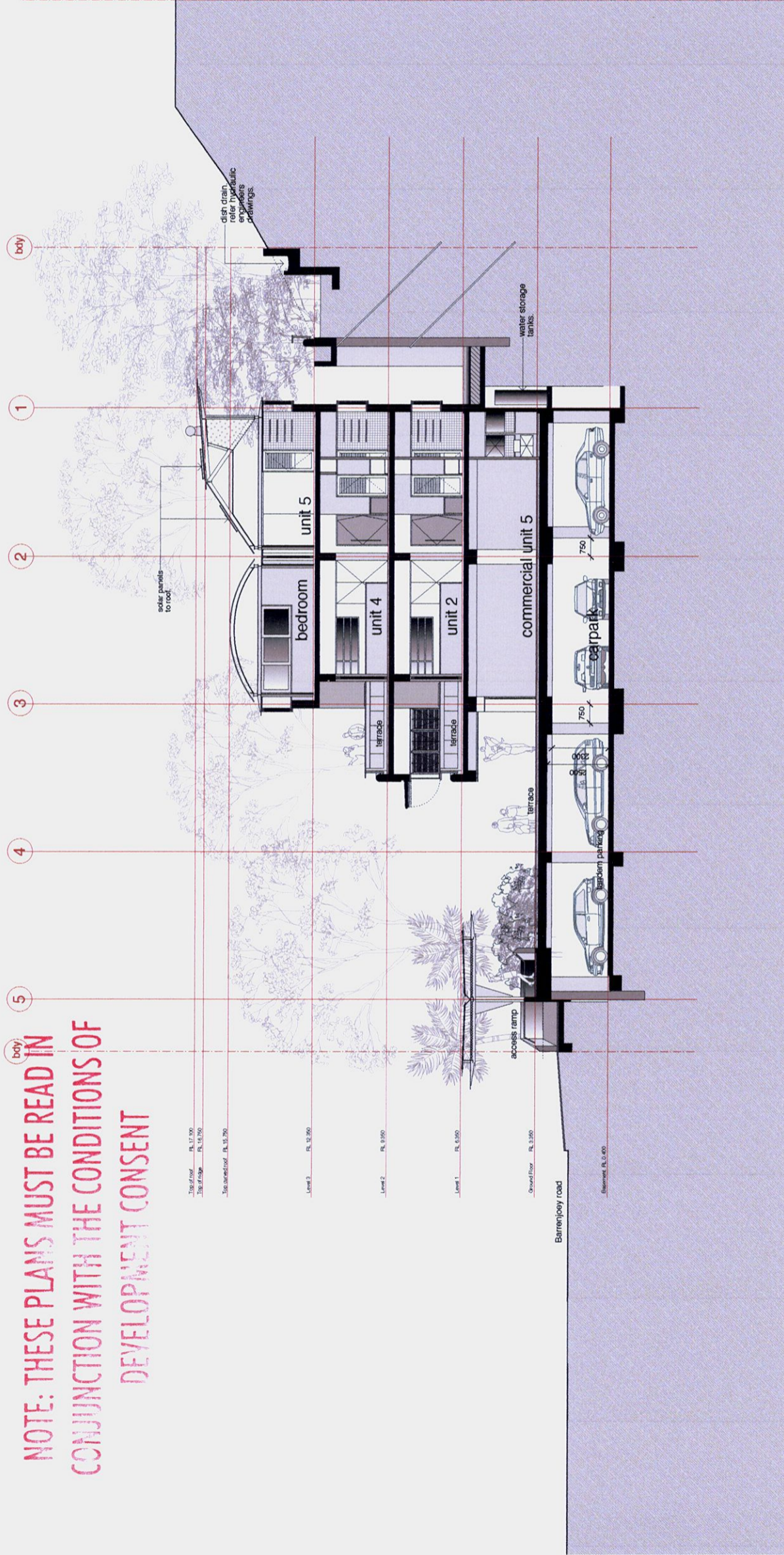
1112-1118 Barrenjockey Road
 Palm Beach

section 2

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**PITTWATER COUNCIL
APPROVED DEVELOPMENT CONSENT PLANS**

**NOTE: THESE PLANS MUST BE READ IN
CONJUNCTION WITH THE CONDITIONS OF
DEVELOPMENT CONSENT**



NOTES

Legend

- Roof:**
rs corrugated copper sheeting, cappings, etc.
g copper gutters
dp round copper down pipes
- Soft:**
fc set fibre cement
sl plywood soffit lining

Solar Panels:

- Type A: Solar hot water panels with remote storage
Type B: Photovoltaic cells

Walls:

- External:
frc Fine cement render to concrete.
(Colour: Porters "mineral" or similar)
s Coursed sandstone

Internal:

- rm Rendered masonry
tm Tiles on masonry

Floors:

- st Stone tiling
sp Stone paving
hd Hardwood decking

Ceilings:

- pb Set plaster board

Windows:

- stw Sliding timber windows
fg fixed glass

Doors:

- std Sliding timber framed doors
gd panel lift garage door

Louvers/Screens:

- htss Hardwood timber slatted screen
fmi Fixed metal louvers

Thermal Specifications	R1.5, u-value barrier
Roof	Min 50 x 0.75 x 0.75
Floor	R1.5, u-value barrier
External cavity brick walls	Min 50 x 0.75 x 0.75
External wall colour	Min 50 x 0.75 x 0.75
Total Metabolic System value to all windows	Min 50 x 0.75 x 0.75
Weatherstripping to doors and windows	Yes

OCT 09 A DEVELOPMENT APP.

date issue

amendments

drawing : section 3

dwg. no. : DA 18

scale : 1:100@A1 / 1:200@A3

date : OCT 09

drawn :

checked :

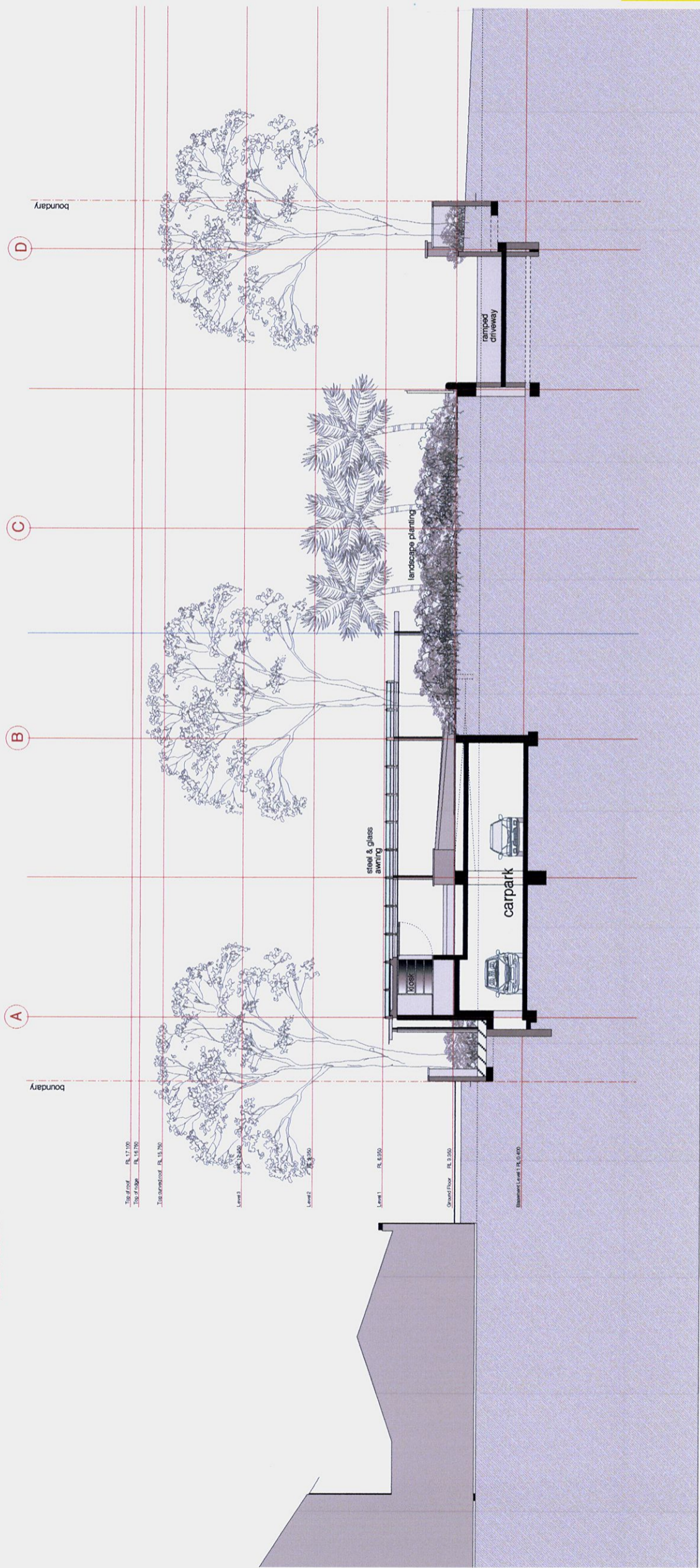
1112-1118 Barrenjoey Road
Palm Beach

section 3

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**PITTSWATER COUNCIL
APPROVED DEVELOPMENT CONSENT PLANS**

**NOTE: THESE PLANS MUST BE READ IN
CONJUNCTION WITH THE CONDITIONS OF
DEVELOPMENT CONSENT**



notes

Legend

- Roof:**
rs corrugated copper sheeting, cappings, etc
g copper gutters
dp round copper down pipes
Soft:
fc set fibre cement
sl plywood soffits lining
Solar Panels:
ta Solar hot water panels with remote storage
tb Photovoltaic cells

Walls:

- External:
fer(c) Fine cement render to concrete
(Colour: Porters "maiear" or similar)
s Coursed sandstone

Internal:

- rm Rendered masonry
tm Tiles on masonry

Floors:

- st Stone tiling
sp Stone paving
hd Hardwood decking

Ceilings:

- pb Set plaster board

Windows:

- stwr Sliding timber windows
fg fixed glass

Doors:

- std Sliding timber framed doors
gd panel lift garage door

Louvers/Screens:

- htss Hardwood timber slatted screen
fml Fixed metal louvres

Thermal Specifications	RT 1.5 window blanket
Roof colour	Mid SA 02 RT 5 0 10
External frame paint work	RT 1.5 oxidation
External wall colour	Mid SA 02 RT 5 0 10
Total Window/Door System value to all windows	Uw 1.50 RT 5 0 10
Weatherstripping to doors and windows	Yes

OCT 09 A DEVELOPMENT APP.

date issue

amendments

drawing : section 4

dwg. no. : DA 19

scale : 1:100@A1 / 1:200@A3

date : OCT 09

drawn :
checked :

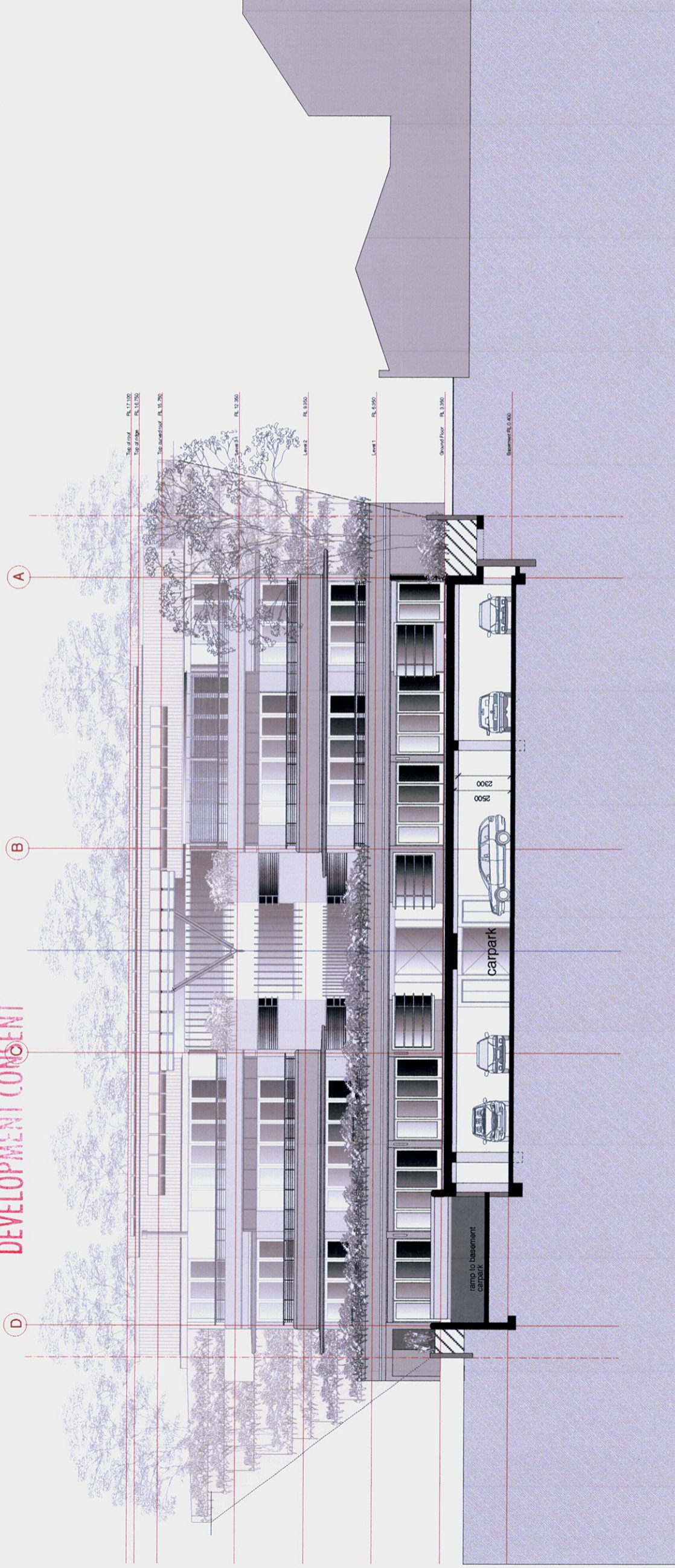
1112-1118 Barrenjey Road
Palm Beach

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section 4

PITTWATER COUNCIL
APPROVED DEVELOPMENT CONSENT PLANS

NOTE: THESE PLANS MUST BE READ IN
CONJUNCTION WITH THE CONDITIONS OF
DEVELOPMENT CONSENT



notes

Legend

- Roof:
rs corrugated copper sheeting, cappings, etc
rg copper gutters
gp round copper down pipes
- Soft:
fc set fibre cement
sl plywood soffit lining

Solar Panels:

- ta Solar hot water panels with remote storage
tb Photovoltaic cells

Walls:

- External:
fer(c) Fine cement render to concrete.
(Colour: Porters "minear" or similar)
s Coursed sandstone

Internal:

- rm Rendered masonry
tm Tiles on masonry

Floors:

- st Stone tiling
sp Stone paving
hd Hardwood decking

Ceilings:

- pb Set plaster board

Windows:

- stv Sliding timber windows
fg fixed glass

Doors:

- std Sliding timber framed doors
gd panel lift garage door

Louvers/Screens:

- htss Hardwood timber slatted screen
fml Fixed metal louvres

Thermal Specifications	R 1.5 minimum thermal
Roof colour	Max 5A-25-075 x 0.75
External cavity brick walls	R 1.0 minimum
External wall colour	Dark 5A x 0.75
Total Window/door system ratio to all windows	U2: 0.80 SHGC: 0.74
Window glazing to doors and windows	AFRC values
Type	Yes

OCT 09 A DEVELOPMENT APP.

date issue

amendments

drawing : section 5

dwg. no. : DA 20

scale

date : OCT 09

drawn

checked

section 5

1112-1118 Barrenjoey Road
Palm Beach

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**PITTWATER COUNCIL
APPROVED DEVELOPMENT CONSENT PLANS**

**NOTE: THESE PLANS MUST BE READ IN
CONJUNCTION WITH THE CONDITIONS OF
DEVELOPMENT CONSENT**



notes

Legend

- Roof:**
 rs corrugated copper sheeting, cappings, etc
 g copper gutters
 dp round copper down pipes
Soft:
 fc set fibre cement
 sl plywood soffit lining
Solar Panels:
 ta Solar hot water panels with remote storage
 tb Photovoltaic cells

Walls:

- External:**
 fcc Fine cement render to concrete.
 (Colour: Porters 'Miner' or similar)
 s Coursed sandstone
Internal:
 rm Rendered masonry
 tm Tiles on masonry

Floors:

- st Stone tiling
 sp Stone paving
 hd Hardwood decking
Ceilings:
 pb set plaster board

Windows:

- stw Sliding timber windows
 fg fixed glass
Doors:
 std Sliding timber framed doors
 gd panel lift garage door

Louvers/Screens:

- htss Hardwood timber slatted screen
 fmi Fixed metal louvres

Internal finish/structure	RT 3 masonry basement
Roof colour	Matte SA, vs 275 x 8.75
External cavity brick walls	RT 3 masonry
External wall colour	Dark SA x 7.75
Total Window/door system value to all windows	Uv 3.92, SHGC 0.74
Weatherstripping to doors and windows	MFRC: values
	Yes

OCT 09 A DEVELOPMENT APP.

date issue

amendments

drawing : section driveway

dwg no. : DA 21

scale : 1:100@A1 / 1:200@A3

date : OCT 09

drawn :
checked :

1112-1118 Barrenjoey Road
Palm Beach

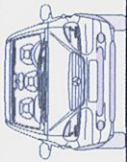
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 po box 30 palm beach nsw 2108
 telephone 612 9974 1010 faxsimile 612 9974 5502
 email lesuikarchitects@bigpond.com

section driveway

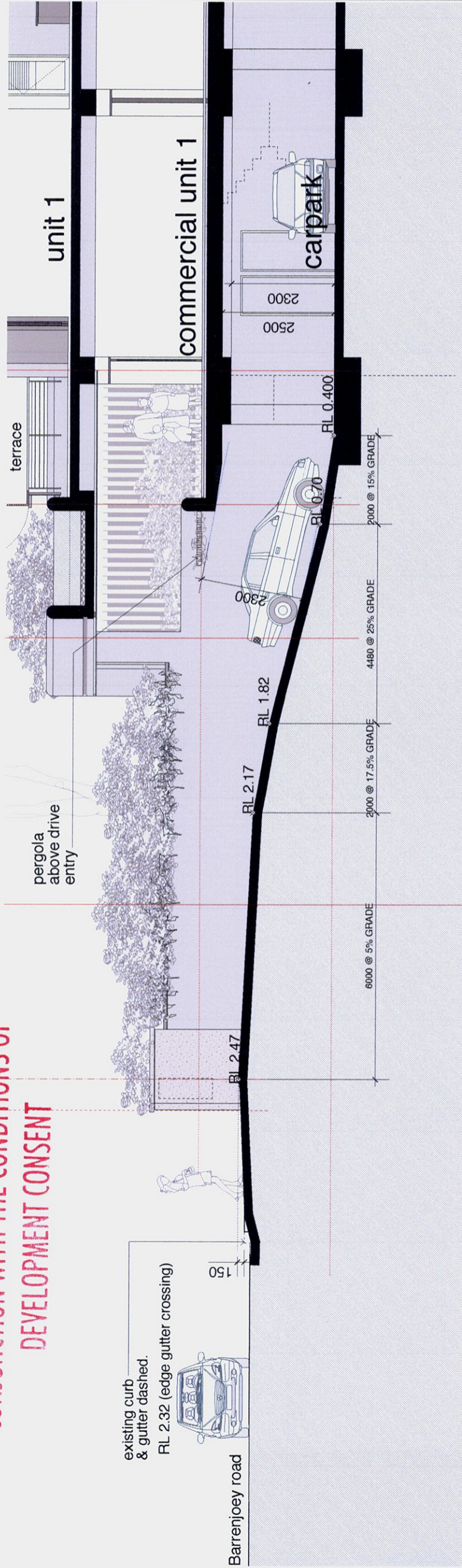
**PITTWATER COUNCIL
APPROVED DEVELOPMENT CONSENT PLANS**

**NOTE: THESE PLANS MUST BE READ IN
CONJUNCTION WITH THE CONDITIONS OF
DEVELOPMENT CONSENT**

existing curb
& gutter dashed.
RL 2.32 (edge gutter crossing)



Barrenjoey road



section driveway

notes

Legend

- Roof:
rs corrugated copper sheeting, cappings, etc
g copper gutters
dp round copper down pipes
- Sortfit:
fc set fibre cement
sl plywood soffits lining

Solar Panels:

- Type A: Solar hot water panels with remote storage
Type B: Photovoltaic cells
tb

Walls:

- External:
fer(c) Fine cement render to concrete.
(Colour: Porters "mineral" or similar)
s Coursed sandstone

Internal:

- rm Rendered masonry
tm Tiles on masonry

Floors:

- st Stone tiling
sp Stone paving
hd Hardwood decking

Ceilings:

- pb Set plaster board

Windows:

- stw Sliding timber windows
fg fixed glass

Doors:

- std Sliding timber framed doors
gd panel lift garage door

Louvers/Screens:

- hss Hardwood timber slatted screen
fmi Fixed metal louvers

Material Specifications	RL 0.40000
Roof colour	RL 0.40000
Roof colour	RL 0.40000
External cavity door walls	RL 0.40000
External wall colour	RL 0.40000
Total Windows/Door System value to all windows	RL 0.40000
Weatherstripping to doors and windows	RL 0.40000
Type	RL 0.40000

OCT 09 A DEVELOPMENT APP.

date issue

amendments

drawing : section driveway

dwg. no. : DA 22

scale : 1:50@A1 / 1:100@A3

date : OCT 09

drawn :

checked :

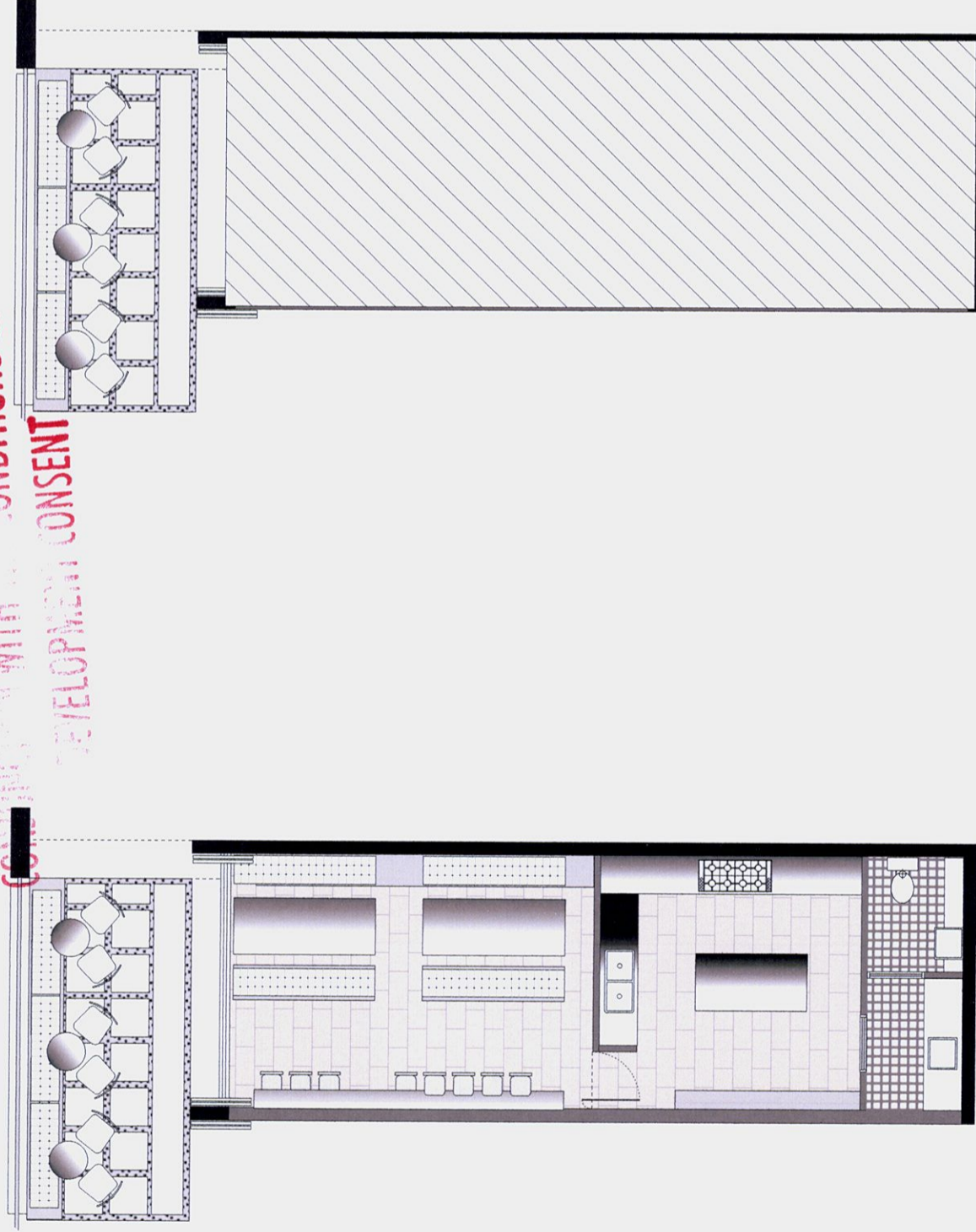
1112-1118 Barrenjoey Road
Palm Beach

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PO Box 30 Palm Beach NSW 1526
Telephone 612 9674 1010 (fax) 612 9674 5502
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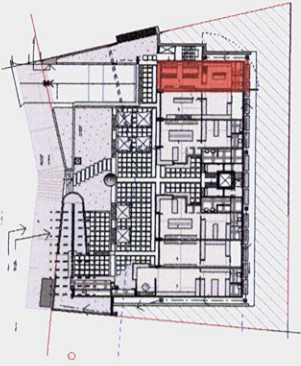
CIL
CONSENT PLANS

A1

NOT: THESE PLANS MUST BE READ IN
CONJUNCTION WITH THE CONDITIONS OF
DEVELOPMENT CONSENT



area: 49 sq metres



Thermal Specifications	RT 17 million Barwick
Roof roof	Max SA: 0.875 x 0.70
Roof colour	RT 17 insulation
External cavity brick walls	Max SA: 0.770
External wall colour	Use 0.08 SandCore 74
Frame Window/door system value for all windows	1.8 WRC values
Weatherstripping to doors and windows	Yes

OCT 09 A DEVELOPMENT APP.

date issue

amendments

drawing : COMMERCIAL UNIT 1

chng. no. : DA 23

scale : 1:50 @ A1 / 1:100 @ A3

date : OCT 09

drawn :

checked :

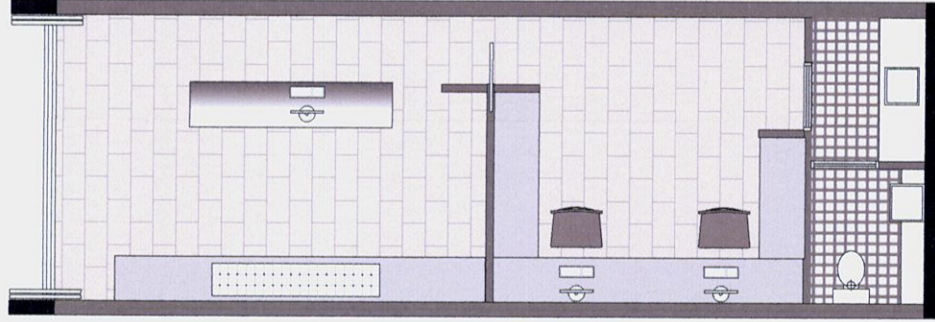
1112-1118 Barrerjoy Road
Palm Beach

LESJUK ARCHITECTS PTY LTD

the studio, 1118 barrerjoy road palm beach nsw
po box 30 palm beach nsw 2108
telephone 612 9974 1010 tassemille 612 9974 5502
email lesjuckarchitects@bigpond.com

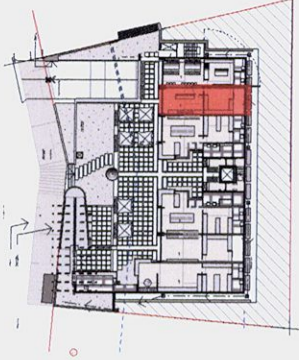
PITTWATER COUNCIL
APPROVED DEVELOPMENT CONSENT PLANS

NOTE: THESE PLANS MUST BE READ IN
CONJUNCTION WITH THE CONDITIONS OF
DEVELOPMENT CONSENT



area: 47 sq metres

notes



Thermal specifications	R1.5 airborn blanket
Roof roof	
Roof colour	Max SA -> 0.78 x 0.75
External cavity brick walls	R1.0 structure
External wall colour	Dark SA x 0.75
Total Mechanical System value to M units	Use 3.85 SRS25x 0.4
Weatherstripping to doors and windows	MERC value
	Yes

OCT 09 A DEVELOPMENT APP.

date issue

amendments

drawing : COMMERCIAL UNIT 2

dwg. no. : DA 24

scale : 1:50@A1 / 1:100@A3

date : OCT 09

drawn :

checked :

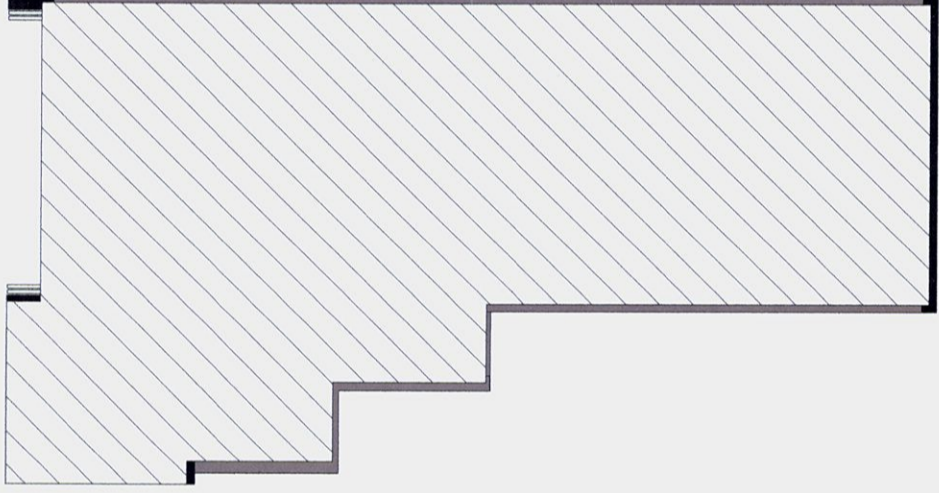
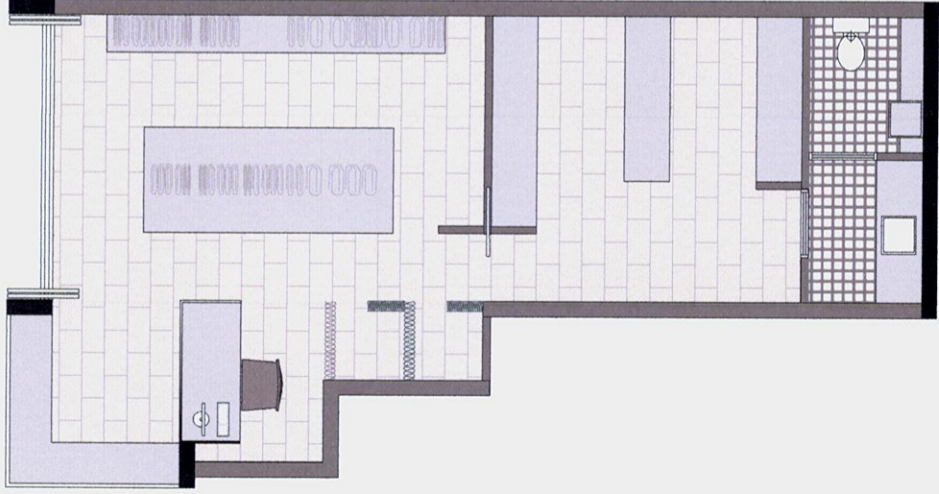
1112-1118 Barrenjoey Road
Palm Beach

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po box 30 palm beach nsw 2108
telephone 612 9974 1010 facsimile 612 9974 5502
email lesuukarchitects@bigpond.com

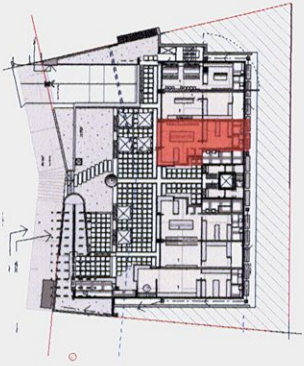
**PITTWATER COUNCIL
APPROVED DEVELOPMENT CONSENT PLANS**

**NOTE: THESE PLANS MUST BE READ IN
CONJUNCTION WITH THE CONDITIONS OF
DEVELOPMENT CONSENT**



area: 59 sq metres

notes



Thermal Specifications	RT 5, max/min Max/min
Water roof	Max BA -0.075 = 0.70
Floor colour	RT 15 insulation
External walls, 1500 mm	Max BA > 0.70
External wall colour	Uw < 0.80, SHGC < 0.74
Total Windows/door System value to air vents	NFRC, white
Weatherstripping to doors and windows	Yes

OCT 09 A DEVELOPMENT APP.

date issue

amendments

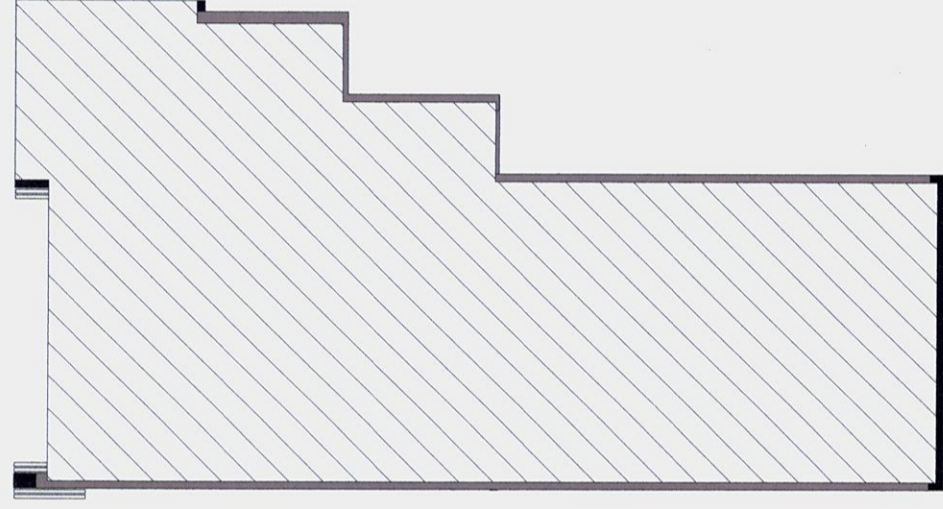
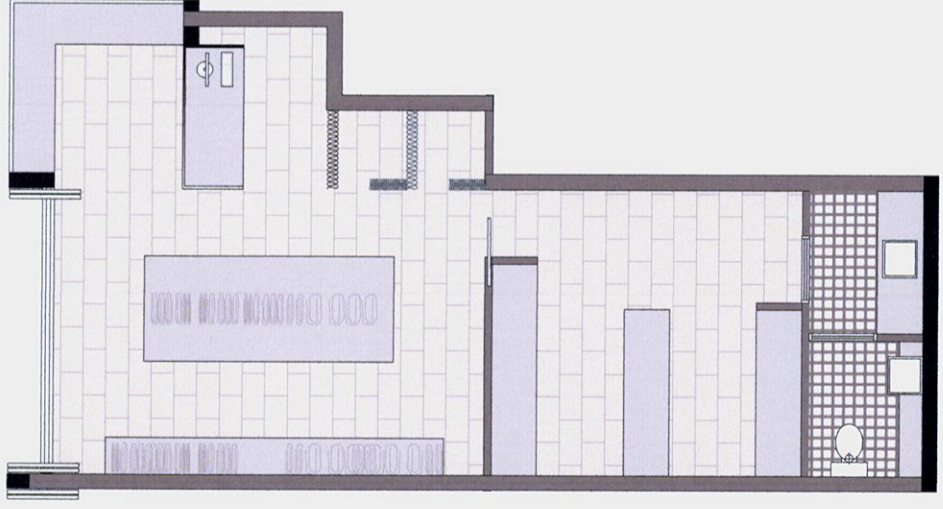
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 dwg. no. : DA 25
 scale : 1:50@A1 / 1:100@A3
 date : OCT 09
 drawn :
 checked :

1112-1118 Barrenjoey Road
 Palm Beach

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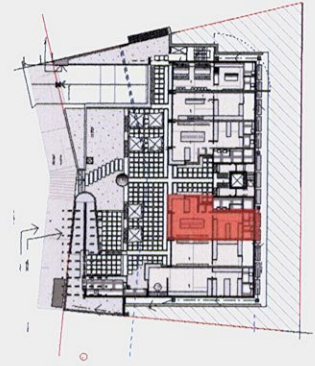
PITTWATER COUNCIL
 DEVELOPMENT CONSENT PLANS

NOTE: THESE PLANS MUST BE READ IN
 CONJUNCTION WITH THE CONDITIONS OF
 DEVELOPMENT CONSENT



area: 59 sq metres

notes



Thermal Specifications		
Metal roof		R1.5 anticon blanket
Roof colour	Med SA	>0.475 < 0.70
External cavity brick walls		R1.0 insulation
External wall colour	Dark SA	> 0.70
Total Window/Uoofloor System value to all windows	Uw 5.60 SHGCw 0.74	NFRC values
Weatherstripping to doors and windows		Yes

OCT 09 A DEVELOPMENT APP.

date issue

amendments

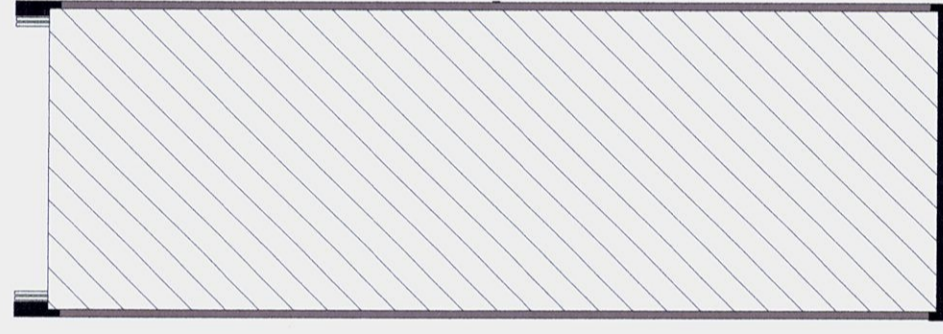
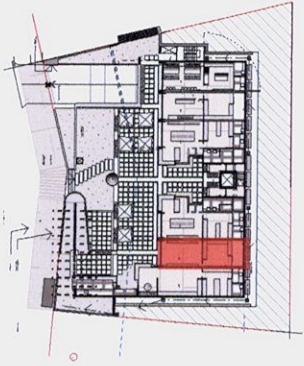
drawing : COMMERCIAL UNIT 4
 dwg. no. : DA 26
 scale : 1:50@A1 / 1:100@A3
 date : OCT 09
 drawn :
 checked :

1112-1118 Barrenjoey Road
 Palm Beach

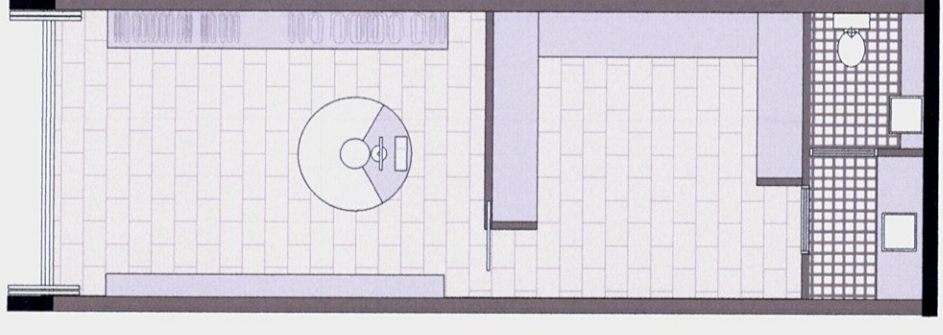
LESUIK ARCHITECTS PTY LTD
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PITTWATER COUNCIL
PROVED DEVELOPMENT CONSENT PLANS

NOTE: THESE PLANS MUST BE READ IN
CONJUNCTION WITH THE CONDITIONS OF
DEVELOPMENT CONSENT



area: 47 sq metres



Thermal Specifications	
Metal roof	R1.5 anticon blanket
Roof colour	Med SA >0.475 < 0.70
External cavity brick walls	R1.0 insulation
External wall colour	Dark SA > 0.70
Total Window/door System value to all windows	Uw 5.60 SHGCw 0.74
Weatherstripping to doors and windows	NFRC values
	Yes

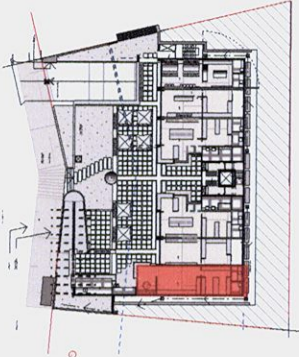
OCT 09 A DEVELOPMENT APP.
date issue

amendments

drawing : COMMERCIAL UNIT 5
dwg. no. : DA 27
scale : 1:50@A1 / 1:100@A3
date : OCT 09
drawn :
checked :

1112-1118 Barrenjoey Road
Palm Beach

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area: 65 sq metres



PITTWATER COUNCIL APPROVED DEVELOPMENT CONSENT PLANS

NOTE: THESE PLANS MUST BE READ IN CONJUNCTION WITH THE CONDITIONS OF DEVELOPMENT CONSENT

Thermal Specifications	
Roof	R1.5 anticon blanket
Roof colour	Med SA >0.475 < 0.70
External cavity brick walls	R1.0 insulation
External wall colour	Dark SA > 0.70
Total Window/Door System value to all windows	Uw 5.60 SHGCw 0.74 NFRC values
Weatherstripping to doors and windows	Yes

OCT 09 A DEVELOPMENT APP.

date issue

amendments

drawing : COMMERCIAL UNIT 6

dwg. no. : DA 28

scale : 1:50@A1 / 1:100@A3

date : OCT 09

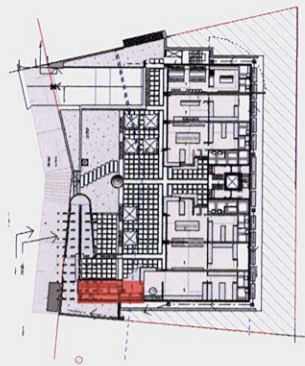
drawn :

checked :

1112-1118 Barrenjey Road
Palm Beach

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email lesiukarchitects@bigpond.com



PITWATER COUNCIL
APPROVED DEVELOPMENT CONSENT PLANS



area: 21 sq metres

NOTE: THESE PLANS MUST BE READ IN
CONJUNCTION WITH THE CONDITIONS OF
DEVELOPMENT CONSENT

Normal Specifications	R13, minimum R-value
Roof	R13, minimum R-value
Roof colour	Grey SA 11175 x 0.75
External cavity brick walls	R13, minimum R-value
External wall colour	Dark SA 11175
Frame Windows/door System value to all windows	Uw 2.50, Sg 0.74
Windows/doors	MFRC, white
Windows/doors to rooms and windows	Yes

OCT 09 A DEVELOPMENT APP.

date issue

amendments

drawing : COMMERCIAL UNIT 7

dwg. no. : DA 29

scale : 1:500/A1/1:1000/A3

date : OCT 09

drawn :

checked :

1112-1118 Barrenjoey Road
Palm Beach

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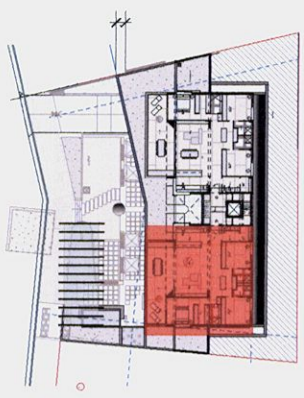
the studio, 1118 barrenjoey road palm beach nsw
po box 30 palm beach nsw 2108
telephone 612 9974 1010 faxsimile 612 9974 5502
email lesiukarchitects@bigpond.com

PILLOW BLOCK APPROVED DEVELOPMENT CONSENT PLANS

**NOTE: THESE PLANS MUST BE READ IN
CONJUNCTION WITH THE CONDITIONS OF
DEVELOPMENT CONSENT**



- interior area 162 sq metres
- exterior area 45 sq metres
- landscaped area 17 sq metres



Thermal Specifications	
Main roof	R1.5 minimum blanket
Roof colour	Maxi SX 32 275 x 0.35
External cavity brick walls	R1.5 insulation
External wall colour	Dark SX 0.70
Total Microclimate System value to all walls	U _{0.5} 5.00 SHGC _{0.5} 0.15
Weatherstripping to doors and windows	AFRC values
	Yes

OCT 09 A DEVELOPMENT APP.

date issue amendments

drawing : RESIDENTIAL UNIT 2
 dwg. no. : DA 31
 scale : 1:50@A1 / 1:100@A3
 date : OCT 09
 drawn :
 checked :

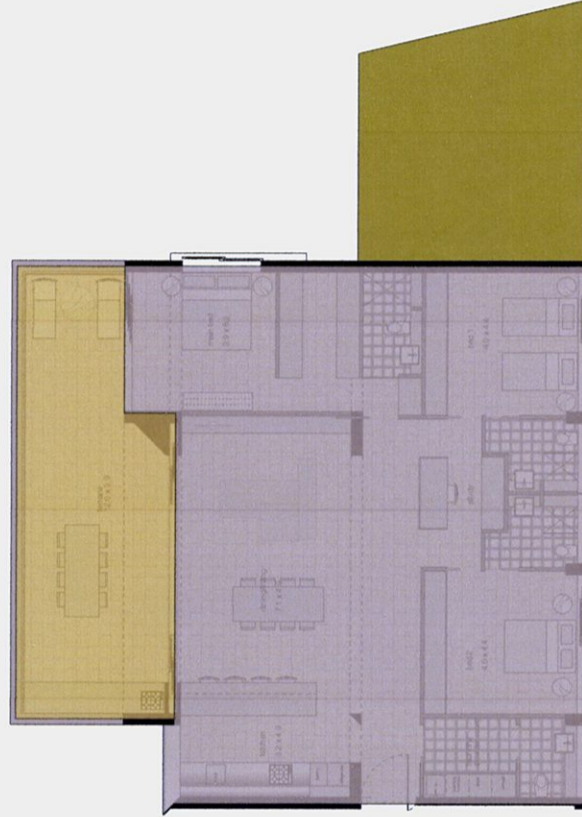
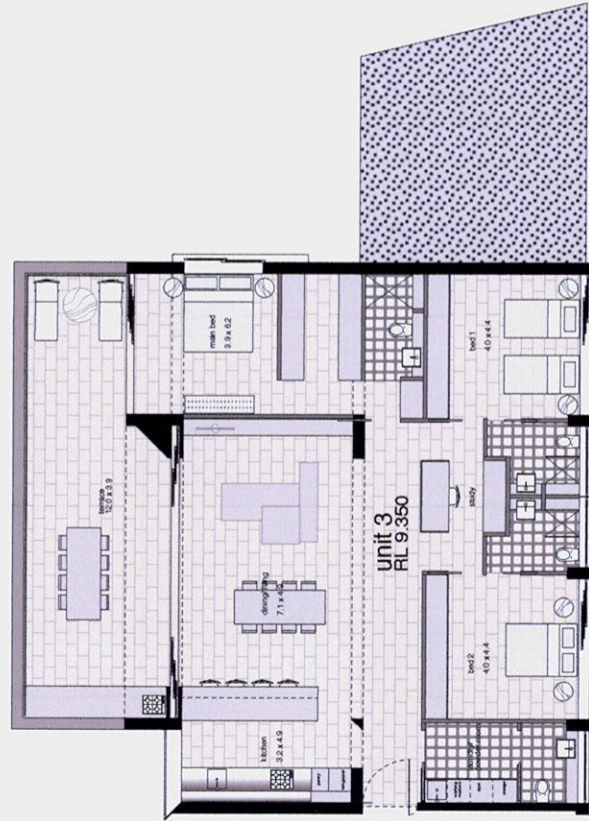
1112-1118 Barrenjoey Road
 Palm Beach

LESJUK ARCHITECTS PTY LTD
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 po box 30 palm beach nsw 2108
 telephone 612 9674 1010 faxes 612 9674 6502
 email lesjukarchitects@bigpond.com

PITTWATER COUNCIL
APPROVED DEVELOPMENT CONSENT PLANS

1112-1118 Barrenjoey Road
Palm Beach

**NOTE: THESE PLANS MUST BE READ IN
CONJUNCTION WITH THE CONDITIONS OF
DEVELOPMENT CONSENT**



- interior area 162 sq metres
- exterior area 48 sq metres
- landscaped area 37 sq metres



Technical Specifications	
Water roof	R1.5 polycarbonate
Floor colour	Max 50% 2705 + 0.70
External cladding 3003 walls	R1.0 powder
External wall colour	Dark SA 27.70
Total Windows/door system value to all windows	Uw 5.00 500000 0.74
Windows glazing to doors and windows	APFC - white
	Yes

OCT 09 A DEVELOPMENT APP.

date issue

amendments

drawing : RESIDENTIAL UNIT 3

dwg. no. : DA 32

scale : 1:50@A1 / 1:100@A3

date : OCT 09

drawn :

checked :

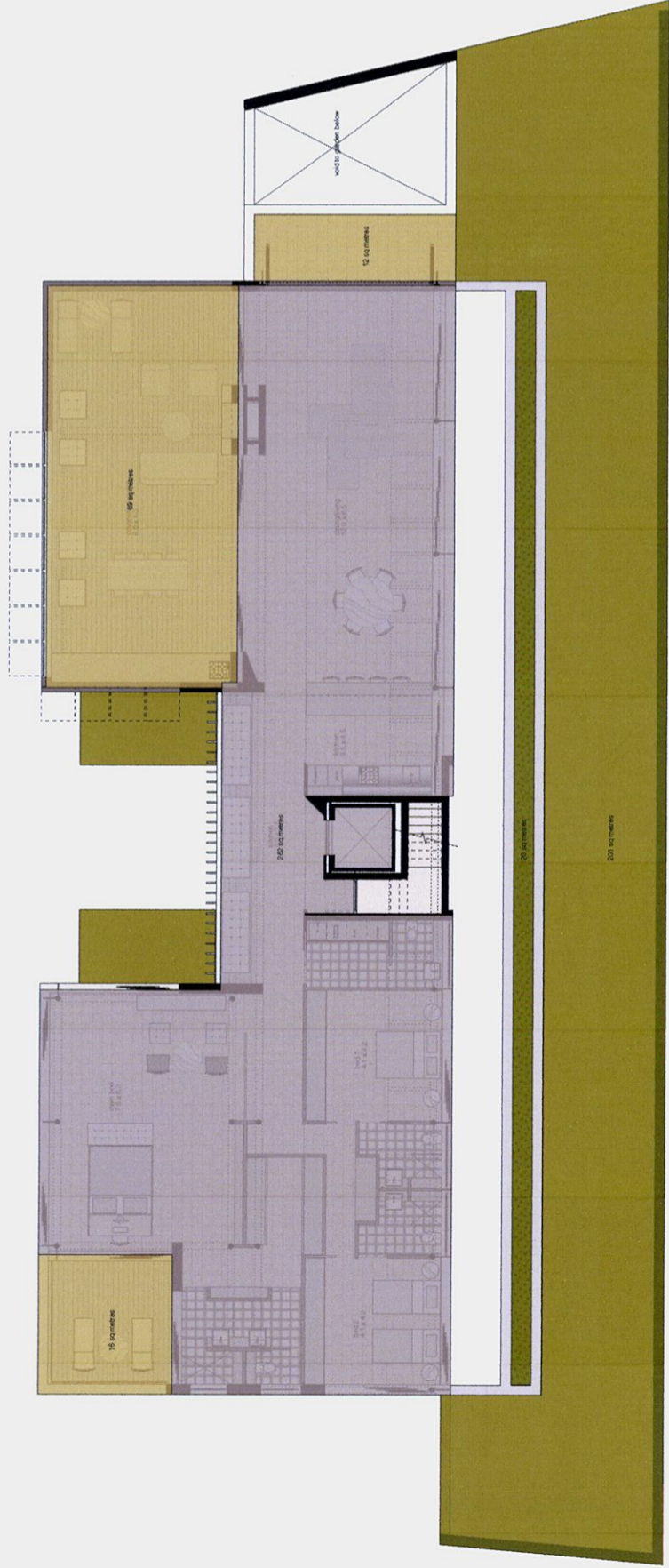
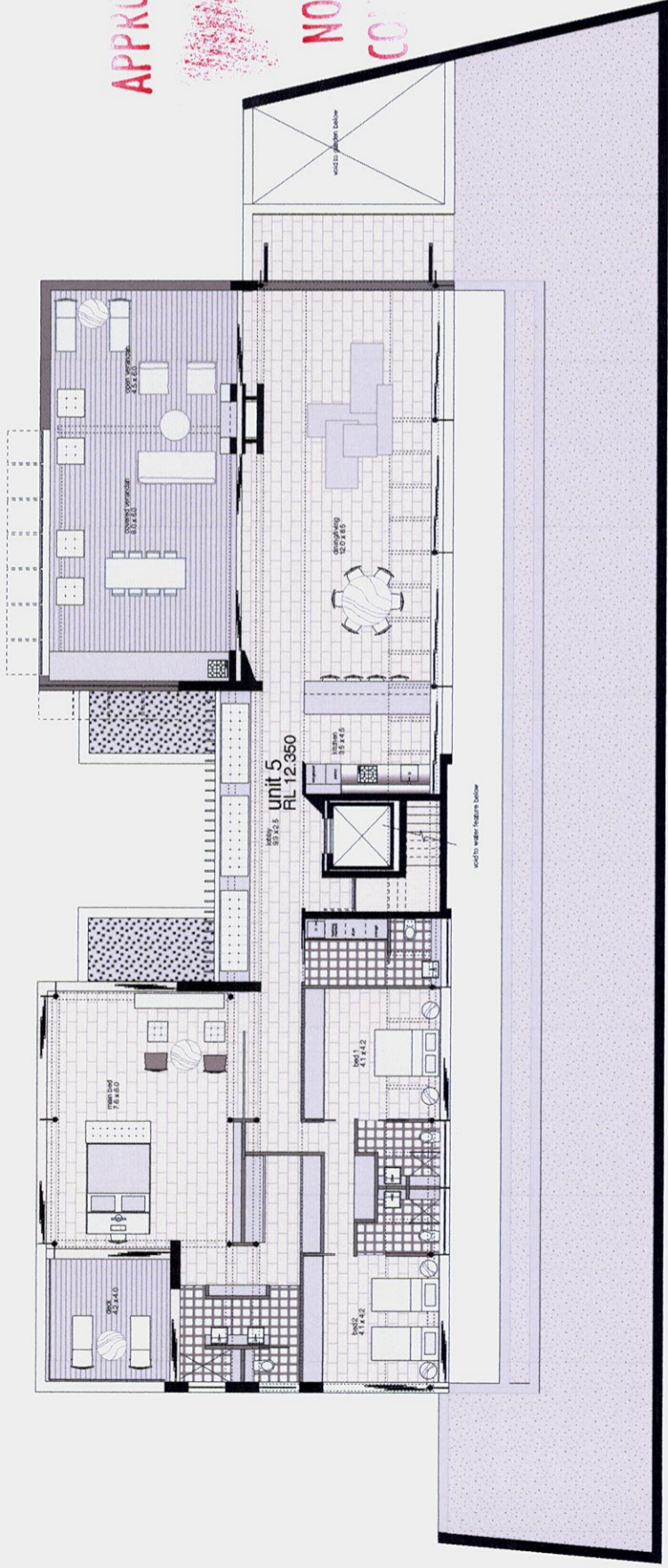
1112-1118 Barrenjoey Road
Palm Beach

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WATER COUNCIL APPROVED DEVELOPMENT CONSENT PLANS

**NOTE: THESE PLANS MUST BE READ IN
CONNECTION WITH THE CONDITIONS OF
DEVELOPMENT CONSENT**



- interior area 262 sq metres
- exterior area 97 sq metres
- landscaped area 221 sq metres

Thermal Specifications	
Roof	R1.5 minimum blanket
Floor colour	Must be 0.92 @ 0.75 x 0.75
External cavity block walls	R1.0 minimum
External wall colour	Dark SA x 0.75
Total U-value	U < 0.80 @ 0.75 x 0.75
Weatherstripping to doors and windows	Yes

OCT 09 A DEVELOPMENT APP.

date issue

amendments

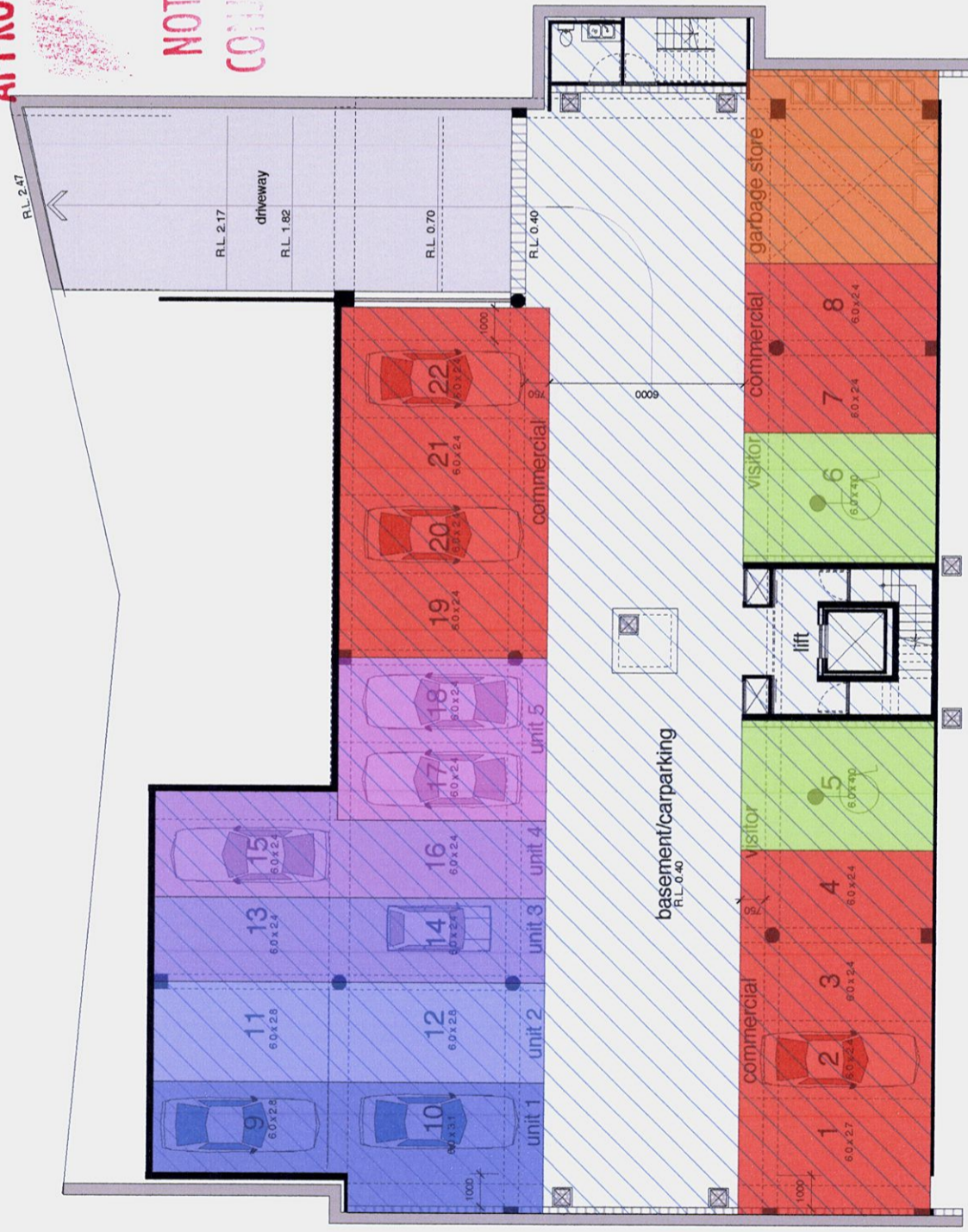
drawing : RESIDENTIAL UNIT 5
 dwg. no. : DA 34
 scale : 1:50 @ A1 / 1:100 @ A3
 date : OCT 09
 drawn :
 checked :

1112-1118 Barrenjoey Road
Palm Beach

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PALM BEACH COUNCIL
APPROVED DEVELOPMENT CONSENT PLANS

NOTE: THESE PLANS MUST BE READ IN CONJUNCTION WITH THE CONDITIONS OF DEVELOPMENT CONSENT



overall interior area	262 sq metres
unit 1 carparking	41 sq metres
unit 2 carparking	36.5 sq metres
unit 3 carparking	31.5 sq metres
unit 4 carparking	33.5 sq metres
unit 5 carparking	32sq metres
commercial carparking	166.5sq metres
commercial carparking	47sq metres
garbage store	35sq metres
circulation	161 sq metres
driveway	82sq metres

Normal specifications	R13 insulation blanket
Meat roof	
Floor colour	Maple SA 3275 - 015
External cavity wall walls	R13 insulation
External wall colour	Dark SA 3176
Total Mechanical System value to all windows	U = 5.88 194250714
Weathering to doors and windows	Yes

OCT 09 A DEVELOPMENT APP.
 date issue
 amendments
 drawing : BASEMENT AREAS
 dwg. no. : DA 35
 scale : 1:50@A1 / 1:100@A3
 date : OCT 09
 drawn :
 checked :

1112-1118 Barrenjoey Road
 Palm Beach

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Landscape Schedule

1112 - 1116 Barrenjoey Road Palm Beach NSW

Date 12th 10th December 2010

Lesiuk Architects Pty Ltd

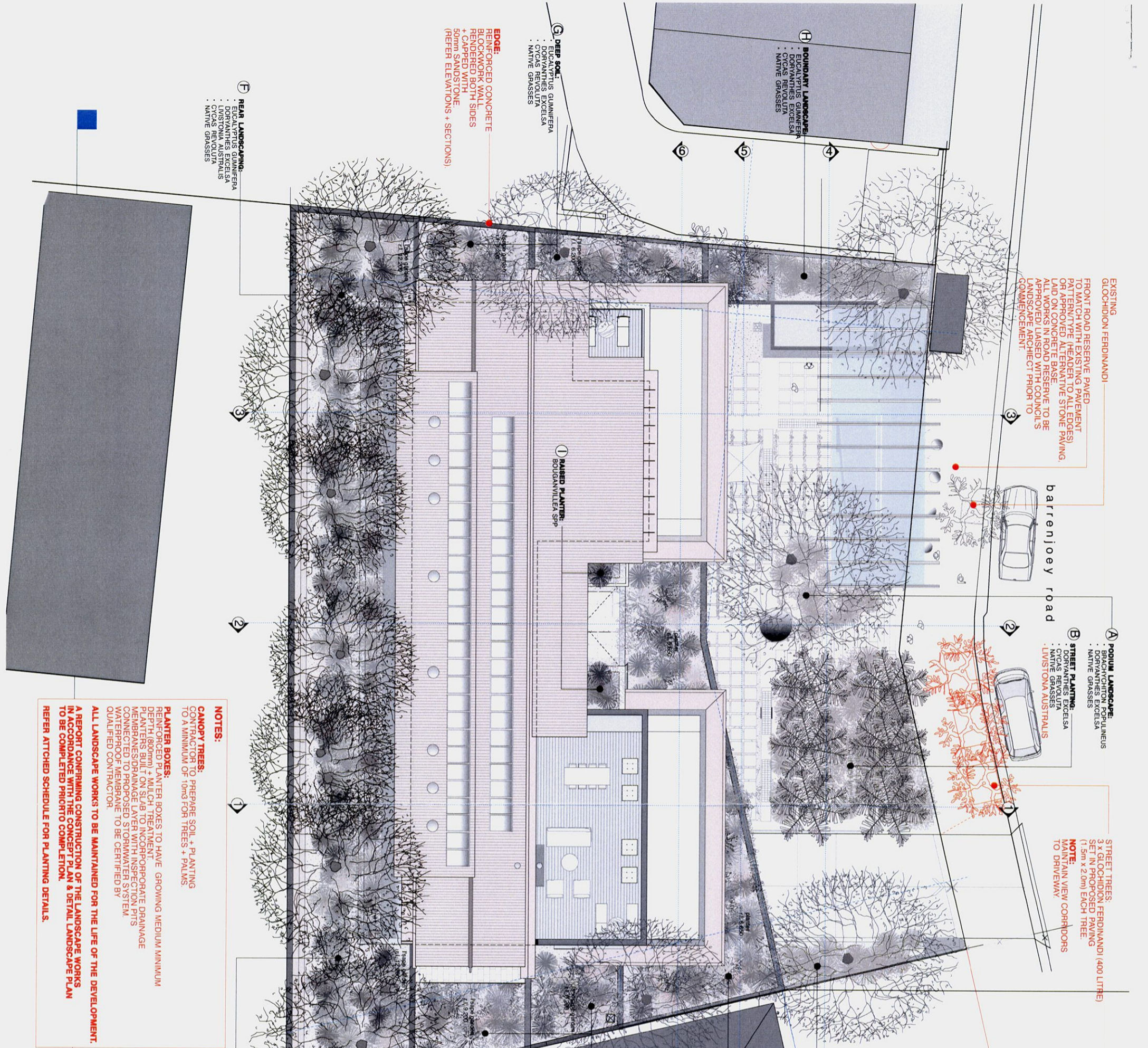
refer also DA 10 (a), (b) and c

Area	Location	Botanic Name	Pot Size	Qty	Height at Maturity	Comments
Road Reserve	to Barrenjoey Road	<i>Glochidion ferdinandi</i>	400 ltr.	3	25 m	• as requested by Council
A	Podium Landscaping	<i>Brachycton populineus</i>	400 ltr	1	10 - 12 m	• canopy tree to street
		<i>Doryanthes excelsa</i>	100 ltr	5	n/a	
		<i>native grasses</i>	200 mm	100	n/a	• mixed species to be determined
B	Street Planting	<i>Livistona australis</i>	400 ltr	6	25 m	Palm Grove Landscape
		<i>Doryanthes excelsa</i>	100 ltr	5	n/a	
		<i>Cycas revoluta</i>	20 ltr	50	n/a	
		<i>native grasses</i>	200 mm	150	n/a	• mixed species to be determined
C	Boundary Landscape (North)	<i>Eucalyptus gummifera</i>	400 ltr	1	15 - 30 m	• canopy tree
		<i>Doryanthes excelsa</i>	100 ltr	7	n/a	
		<i>Cycas revoluta</i>	20 ltr	40	n/a	
		<i>native grasses</i>	200 mm	150	n/a	• mixed species to be determined
D	Raised Planter Bed	<i>Doryanthes excelsa</i>	100 ltr	12	n/a	
		<i>Cycas revoluta</i>	20 ltr	60	n/a	
		<i>native ferns</i>	200 mm	60	n/a	• mixed species to be determined
		<i>native grasses</i>	200 mm	200	n/a	• mixed species to be determined
		<i>bougainvillea spp.</i>	20 ltr	20	n/a	
E	Deep Soil (North)	<i>Eucalyptus gummifera</i>	400 ltr	3	15 - 30 m	• canopy tree
		<i>Doryanthes excelsa</i>	100 ltr	15	n/a	
		<i>Cycas revoluta</i>	20 ltr	60	n/a	
		<i>native grasses</i>	200 mm	200	n/a	• mixed species to be determined
F	Alternative Rear Landscape	<i>blueberrybush</i>	400 ltr.	25	5m.	
		<i>Palm Grove Option</i>				
		<i>Livistona australis</i>	100 ltr	25	25 m	
		<i>Doryanthes excelsa</i>	100 ltr	30	n/a	
		<i>Cycas revoluta</i>	20 ltr	60	n/a	
		<i>native ferns</i>	200 mm	60	n/a	• mixed species to be determined
G	Deep Soil (South)	<i>Eucalyptus gummifera</i>	400 ltr	3	15 - 30 m	• canopy tree
		<i>Doryanthes excelsa</i>	100 ltr	15	n/a	
		<i>Cycas revoluta</i>	20 ltr	60	n/a	
		<i>native grasses</i>	200 mm	200	n/a	• mixed species to be determined
H	Boundary Landscape (South)	<i>Eucalyptus gummifera</i>	400 ltr	1	15 - 30 m	• canopy tree
		<i>Doryanthes excelsa</i>	100 ltr	7	n/a	
		<i>Cycas revoluta</i>	20 ltr	40	n/a	
		<i>native grasses</i>	200 mm	150	n/a	• mixed species to be determined

PITTWATER COUNCIL
APPROVED DEVELOPMENT CONSENT PLANS

NOTE: THESE PLANS MUST BE READ IN
CONJUNCTION WITH THE CONDITIONS OF
DEVELOPMENT CONSENT

Shaw
12/12/10



EXISTING
GLOCHIDION FERDINANDI

FRONT ROAD RESERVE PAVED TO MATCH WITH EXISTING PAVEMENT PATTERN/TYPE (HEADER TO ALL EDGES) OR APPROVED ALTERNATIVE STONE PAVING LAID ON CONCRETE BASE. ALL WORKS IN ROAD RESERVE TO BE LAPROVED/ LAISED WITH COUNCIL'S LANDSCAPE ARCHITECT PRIOR TO COMMENCEMENT.

A **POGUM LANDSCAPE:**
GLOCHIDION FERDINANDI
DORVANTHES EXCELSA
NATIVE GRASSES

B **STREET PLANTING:**
DORVANTHES EXCELSA
LIVISTONA AUSTRALIS
NATIVE GRASSES

STREET TREES:
3 x GLOCHIDION FERDINANDI (400 LITRE) SET IN PROPOSED PAVING (1.5m x 2.0m) EACH TREE

NOTE:
MAINTAIN VIEW CORRIDORS TO DRIVEWAY

1 **RAISED PLANTER:**
BOUGANVILLEA SPP

H **BOUNDARY LANDSCAPE:**
DORVANTHES EXCELSA
CYCAS REVOLUTA
NATIVE GRASSES

E **DEEP SOIL:**
EUCALYPTUS GUMMIFERA
DORVANTHES EXCELSA
CYCAS REVOLUTA
NATIVE GRASSES

D **RAISED PLANTER BED:**
DORVANTHES EXCELSA
CYCAS REVOLUTA
NATIVE GRASSES
BOUGANVILLEA SPP

C **BOUNDARY LANDSCAPE:**
DORVANTHES EXCELSA
CYCAS REVOLUTA
NATIVE GRASSES

F **REAR LANDSCAPING:**
EUCALYPTUS GUMMIFERA
DORVANTHES EXCELSA
LIVISTONA AUSTRALIS
CYCAS REVOLUTA
NATIVE GRASSES

F **REAR LANDSCAPING:**
EUCALYPTUS GUMMIFERA
DORVANTHES EXCELSA
CYCAS REVOLUTA
NATIVE GRASSES

EDGE:
REINFORCED CONCRETE BLOCKWORK WALL RENDURED BOTH SIDES + CAPPED WITH 50MM SANDSTONE (REFER ELEVATIONS + SECTIONS)

EDGE:
REINFORCED CONCRETE BLOCKWORK WALL RENDURED BOTH SIDES + CAPPED WITH 50MM SANDSTONE (REFER ELEVATIONS + SECTIONS)

ADDITIONAL LANDSCAPE MATERIAL (DEC 2010)

- ADDITIONAL LANDSCAPE MATERIAL NOTED IN RED
- ADDITIONAL MATERIAL (SEP 2010)

LEGEND

- INDICATES POSITION OF EXISTING GROUND LEVEL @ SECTION (REFER TO SURVEY)
- INDICATES PROFILE OF EXISTING STRUCTURES ON DEVELOPMENT SITE (REFER SURVEY)
- INDICATES PROFILE OF EXISTING CARPARKING & HARD SURFACES ON DEVELOPMENT SITE (REFER SURVEY)

ADDITIONAL LANDSCAPE MATERIAL NOTED ON ELEVATIONS

- EXTERIOR MATERIALS NOTED ON ELEVATIONS
- NEW WESTERN ELEVATION INDICATING NEIGHBOURING PROPERTIES
- NEW SECTION 6 (NORTH/SOUTH SECTION)
- EXISTING STRUCTURES NOTED ON ELEVATIONS & SECTIONS
- EXISTING STRUCTURES NOTED ON DEVELOPMENT FLOOR PLAN
- LANDSCAPE SCHEDULE (LANDSCAPE PLAN)

NOTES:

CANOPY TREES:
CONTRACTOR TO PREPARE SOIL + PLANTING TO A MINIMUM OF 10m³ FOR TREES + PALMS.

PLANTER BOXES:
REINFORCED PLANTER BOXES TO HAVE GROWING MEDIUM MINIMUM DEPTH (800mm) + MULCH TREATMENT. PLANTERS BUILT ON SLAB TO INCORPORATE DRAINAGE + MEMBRANE TO PREVENT WATER INfiltration. INSPECTION PITS TO BE PROVIDED TO MONITOR DRAINAGE SYSTEM. WATERPROOF MEMBRANE TO BE IDENTIFIED BY QUALIFIED CONTRACTOR.

ALL LANDSCAPE WORKS TO BE MAINTAINED FOR THE LIFE OF THE DEVELOPMENT. A REPORT CONFIRMING CONSTRUCTION OF THE LANDSCAPE WORKS IN ACCORDANCE WITH THE CONCEPT PLAN + DETAIL LANDSCAPE PLAN TO BE COMPLETED PRIOR TO COMPLETION. REFER ATTACHED SCHEDULE FOR PLANTING DETAILS.

notes

To be read in conjunction with hydraulic engineer drawings.

Legend

- rs corrugated copper sheeting, cappings, etc
- g copper gutters
- dp round copper down pipes
- sc set here cement
- st plywood soffit lining

Solar Panels:

- ta Solar hot water panels with remote storage
- tb Photovoltaic cells

Walls:

- External:
 - fc(1) Fine cement render to concrete. (Colour: Porters 'mineral' or similar)
 - s Coursed sandstone
- Internal:
 - mm Rendered masonry
 - tm Tiles on masonry

Floors:

- st Stone tiling
- sp Stone paving
- hd Hardwood decking

Ceilings:

- pb Set plaster board

Windows:

- stw Sliding timber windows
- fg fixed glass

Doors:

- std Sliding timber framed doors
- gd panel lift garage door

Louvers/Screens:

- hss Hardwood timber slatted screen
- fml Fixed metal louvers



Revised Specifications

Item	Description	Quantity	Unit
1	Site plan/landscape plan	1	set
2	Additional material	1	set
3	Development	1	set

NOTE: THESE PLANS MUST BE READ IN CONJUNCTION WITH THE CONDITIONS OF DEVELOPMENT WITH THE CONDITIONS OF PITTWATER COUNCIL APPROVED DEVELOPMENT CONSENT PLAN.

1112-1118 Barenojoey Road
Palm Beach



site plan/landscape plan

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