

AS1926.1-2012, SWIMMING POOL SAFETY - SAFETY BARRIERS FOR SWIMMING POOLS.
AS1926.2-2007, SWIMMING POOL SAFETY - LOCATION OF SAFETY BARRIERS FOR SWIMMING POOLS.
AS/NZS 2416.1:2010, WATER SAFETY SIGNS AND BEACH SAFETY FLAGS



EARTHWORK IS TO COMPLY WITH BCA 2016 TABLE 3.1.1.1 AS REFERENCED IN FIG 3.1.2.1 & CLAUSE 3.1.1.0(B) FOR DETERMINATION OF A NORMAL SITE AS REFERENCED BY CLAUSE 3.2.1.
DRAINAGE IS TO COMPLY WITH AS/NZS 3500.3-2015 OR SECTION 5 OF AS/NZS 3500.5 2012.
TERMITE MANAGEMENT IS TO COMPLY WITH BCA 2016 PART 3.1.3 AND AS 3660.1-2014. A DURABLE NOTICE IS TO BE INSTALLED IN ACCORDANCE WITH BCA 2016 PART 3.1.3(b). WHERE A CHEMICAL TERMITE MANAGEMENT SYSTEM IS USED, THE CHEMICAL MUST BE INCLUDED ON THE APPROPRIATE AUTHORITY'S PESTICIDES REGISTER. A.

SITE ACCESS
PROVIDE A SINGLE STABILISED ENTRY/EXIT POINT. SEDIMENT OR BUILDING WASTE SHOULD BE REMOVED FROM THE ROAD BY SWEEPING, SHOVELLING OR SPONGING; NOT WASHING.
DIVERSION OF WATER
DIVERT RUN OFF AWAY FROM DISTURBED AREAS AND STOCKPILES USING BANKS AND CHANNELS. RUN OFF SHOULD BE TREATED (BY SEDIMENT FENCE OR THE LIKE) BEFORE LEAVING THE SITE.

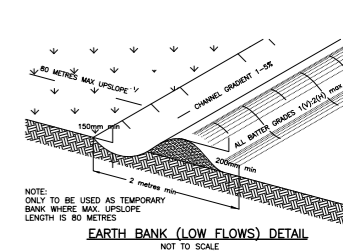
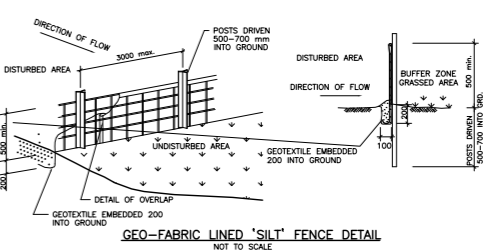
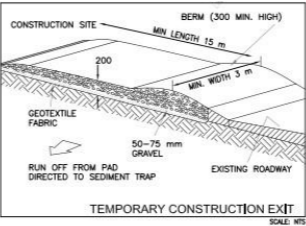
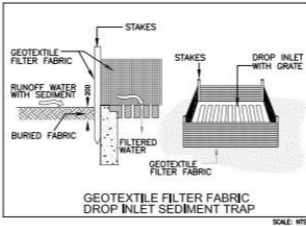
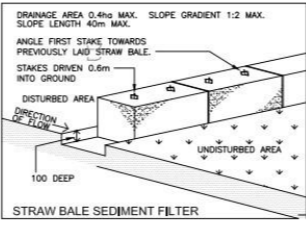
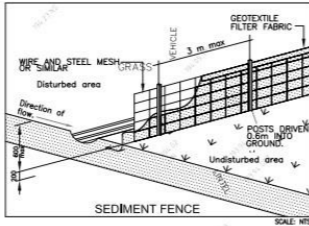
ROOF WATER DRAINAGE
CONNECT TEMPORARY OR PERMANENT DOWNPIPES TO THE STORM WATER SYSTEM AS SOON AS THE ROOF IS COMPLETE, TO REDUCE SITE WETNESS.
DUST CONTROLS
MINIMISE DISTURBANCES. COVER STOCKPILES. USE WATER WHEN NECESSARY, BUT CONTROL RUN OFF.

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DETAIL 1
SEDIMENTATION FENCES
FENCES SHOULD BE INSTALLED DOWN SLOPE TO TREAT SITE RUN-OFF. TO BE EFFECTIVE, THEY NEED TO BE INSTALLED PROPERLY AND MAINTAINED REGULARLY.

DETAIL 2
GUTTER PROTECTION
GRAVEL SAUSAGES, GRAVEL BAGS OR SAND BAGS SHOULD BE INSTALLED AROUND STORM WATER INLETS TO REDUCE THE RISK OF UNTREATED RUN OFF ENTERING THE WATERWAYS.

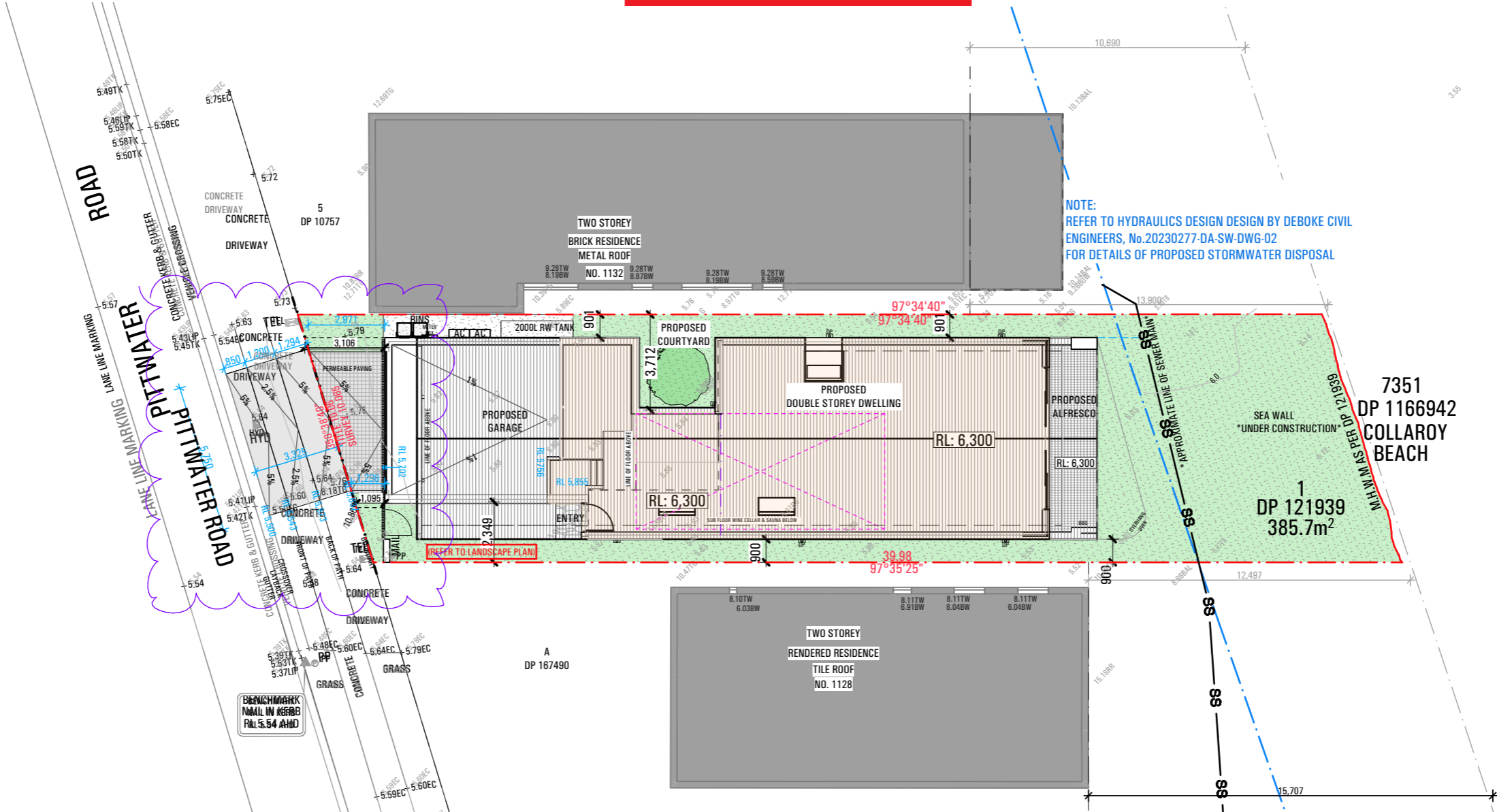
DETAIL 3
STOCKPILES
STOCKPILES SHOULD BE LOCATED UPSLOPE AWAY FROM DRAINAGE LINES. RUN OFF SHOULD BE DIVERTED AWAY FROM THE STOCKPILE. PROTECT STOCKPILES WITH WATERPROOF COVERING. INSTALL A SEDIMENT CONTROL DEVICE ON THE DOWNSLOPE SIDE OF THE STOCKPILE. STOCKPILES MUST NOT BE STORED ON FOOTPATHS.



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

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NOTE:
REFER TO GEOTECHNICAL REPORT PREPARED BY 'NEPEAN GEOTECHNICS', DATED 18th DECEMBER 2023, FOR RECOMMENDATIONS OF THE PREPARATIONS AND DEPTH OF THE PROPOSED PIERING OF THE GROUND FLOOR SLAB



BUILDER TO ALLOW FOR WALL AND FLOOR FINISHES	ISSUE	AMENDMENT	DATE
A	FOR DA		15.09.23
B	FOR DA - RFI		09.02.24
C	ISSUE FOR ENGINEERING		09.04.24
D	S4.55 MODIFICATION		24.05.24
E	PLANS FOR TENDERING		11.06.24
F	RFI - Council email		31.07.24
H	s4.55 Modification		28.11.24

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Nominated NSW Architects Reg. 9401 - Mark P. Alves
ABN: 37 615 694 356
Suite 4, Building B, 37 Alexandra St. Hunters Hill 2110

ph: 02 8065 6975
e: mark@maparch.com.au
www.maparch.com.au

SUBMISSION

S4.55 MODIFICATION

project 1130 PITTWATER RD

drawing COLLAROY

drawn SM / PC checked MA

date 09.02.24 scale 1:200 @ A3

project no 2_23_10 drawing no C0003 issue H

DEMOLITION

STANDARD
DEMOLITION: To Australian Standard AS 2601:2001, The demolition of structures. Any essential service must be disconnected from the structure being demolished or removed in accordance with the requirements of the relevant authority
DEMOLISHED MATERIALS
EXCEPT FOR MATERIALS TO BE SALVAGED AND RETAINED BY THE OWNER OR RE-USED,
DEMOLISH MATERIALS AND REMOVE FROM THE SITE.
DO NOT BURN OR BURY DEMOLISHED MATERIALS ON THE SITE.
SUPPORT
PROVIDE TEMPORARY SUPPORT FOR SECTIONS OF EXISTING BUILDINGS WHICH ARE TO BE ALTERED AND WHICH RELY FOR SUPPORT ON WORK TO BE DEMOLISHED.
ASBESTOS REMOVAL
METHOD: USE WET REMOVAL METHODS RECOMMENDED IN THE CODE OF PRACTICE FOR THE REMOVAL OF ASBESTOS (HOHSC: 2002), INCLUDING PART 4 FOR INSULATION AND LAGGING, AND PART 9 FOR ASBESTOS CEMENT.
MONITORING: HAVE DUST MONITORING PERFORMED BY AN INDEPENDENT TESTING AUTHORITY.

RUNOFF and EROSION CONTROLS:
TO PREVENT SOIL EROSION, WATER POLLUTION OR THE DISCHARGE OF LOOSE SEDIMENT ON THE LAND SURROUNDING THE DEVELOPMENT, RUNOFF AND EROSION CONTROLS MUST BE IMPLEMENTED AND MAINTAINED ON THE SUBJECT SITE BY -
(i) diverting uncontaminated run-off around cleared or disturbed areas, and
(ii) erecting a silt fence to prevent debris escaping into drainage systems and waterways, and
(iii) preventing tracking of sediment by vehicles onto roads, and
(iv) stockpiling top soil, excavated materials, construction and landscaping supplies and debris within the lot.

ELEMENTS TO BE REMOVED

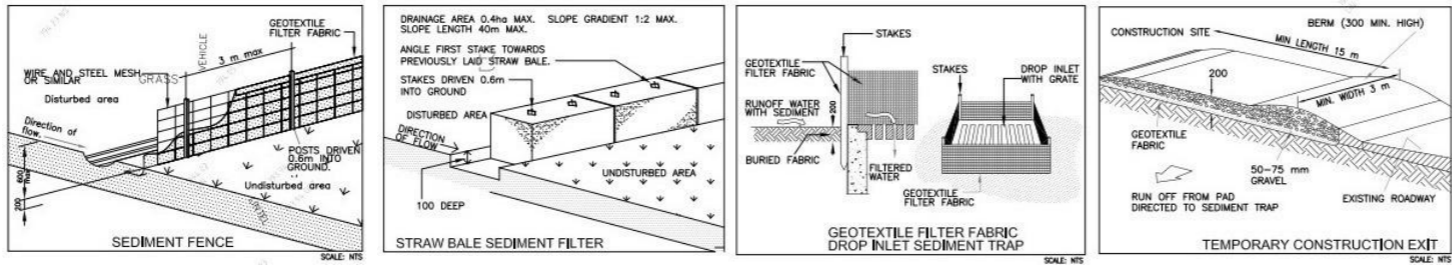
NOTES
THIS DRAWING IS TO BE READ IN CONJUNCTION WITH DEMOLITION SPECIFICATION, SCHEDULES, ENVIRONMENTAL MANAGEMENT PLAN & DA CONSENT CONDITIONS THE PUBLIC FOOTWAYS & ROADWAYS ADJACENT TO THE SITE SHALL BE MAINTAINED AT ALL TIMES DURING THE COURSE OF THE WORK IN A SAFE CONDITION. LIGHTING, FENCING, TRAFFIC CONTROL & ADVANCED WARNING SIGNS SHALL BE PROVIDED FOR THE PROTECTION OF THE WORKS & THE SAFETY & CONVENIENCE OF THE PUBLIC TO THE SATISFACTION OF THE PCA & IN ACCORDANCE WITH COUNCIL'S STANDARD SPECIFICATION FOR ENGINEERING WORKS. TRAFFIC MOVEMENT IN BOTH DIRECTIONS ON PUBLIC ROADS, AND VEHICLE ACCESS TO PRIVATE PROPERTIES IS TO BE MAINTAINED AT ALL TIMES DURING THE WORKS

CONTRACTOR PRIOR TO THE COMMENCEMENT OF WORKS WILL INSTALL, MAINTAIN & IMPLEMENT SOIL & SEDIMENT CONTROL MEASURES AT ALL TIMES. THE MEASURES TO REMAIN IN PROPER OPERATION UNTIL ALL DEVELOPMENT ACTIVITIES HAVE BEEN COMPLETED & THE SITE FULLY STABILISED, REFER TO HYDRAULIC ENGINEER'S SEDIMENT CONTROL PLAN DRAWING 0708 SCP-01 REVISION B ISSUED 25/07/07. TOILET FACILITIES TO BE PROVIDED DURING DEMOLITION & CONSTRUCTION, AT A RATE OF 1 TOILET TO 20 PERSONS OR PART PERSONS ON SITE. DEMOLITION MUST BE UNDERTAKEN IN ACCORDANCE WITH PROVISIONS OF AS2601- DEMOLITION OF STRUCTURES. ALL EXISTING WALL FIXINGS, EXPOSED SERVICES, WIRING ETC. NOT REUSED TO BE CAPPED OFF & MADE SAFE, IN ACCORDANCE WITH DEMOLITION SPECIFICATION. ALL FILL & VEGETATION TO EXISTING PLANTERS TO BE REMOVED & ANY SERVICE CAPPED WHERE WALLS ARE TO BE REMOVED & NOT REPLACED,
THE EXISTING WALLS TO BE MADE GOOD WORK MUST SATISFY APPLICABLE OCCUPATIONAL HEALTH & SAFETY, & CONSTRUCTION SAFETY REGULATIONS, INCLUDING ANY WORK COVER AUTHORITY REQUIREMENTS. SITE FENCE TO BE INSTALLED TO EXCLUDE PUBLIC FROM SITE. SAFETY SIGNS MUST BE ERECTED TO WARN PUBLIC TO KEEP OFF SITE AND PROVIDE A TELEPHONE CONTACT NUMBER FOR ENQUIRIES. WORK COVER AUTHORITY TO BE NOTIFIED IMMEDIATELY IF ANY PART OF THE BUILDING BEING DEMOLISHED OR REMOVED IS IDENTIFIED OR SUSPECTED OF CONTAINING ASBESTOS. THE REQUIREMENTS & STANDARDS IMPOSED BY THE AUTHORITY, ITS CONSULTANTS OR CONTRACTORS SHALL BE COMPLIED WITH. IF REQUIRED CONTRACTOR SHALL ENGAGE QUALIFIED CONSULTANT TO UNDERTAKE ASBESTOS & LEAD PAINT CONTAMINATION SURVEY DEMOLITION WORKS SHALL BE RESTRICTED TO WITHIN THE HOURS OF 8.00AM TO 5.00PM MONDAY TO FRIDAY ONLY. THE BUILDER SHALL DISPLAY ON-SITE, THEIR 24 HOUR CONTACT NUMBER, WHICH IS CLEARLY VISIBLE & LEGIBLE FROM ANY PUBLIC PLACE ADJOINING THE SITE NOISE EMISSIONS & VIBRATIONS TO BE MINIMISED WHERE POSSIBLE & WORK TO BE CARRIED OUT IN ACCORDANCE WITH EPA GUIDELINES & COMPLY WITH THE PROTECTION OF THE ENVIRONMENTAL OPERATIONS ACT 1997. ALL PLANT & EQUIPMENT USED DURING DEMOLITION SHALL BE SITUATED WITHIN THE BOUNDARIES OF THE SITE AND PLACED SO THAT ALL SLURRY, WATER AND DEBRIS SHALL BE DISCHARGED & CONTAINED ON SITE. ALL WORK SHOULD COMPLY WITH RELEVANT AUSTRALIAN STANDARDS AND BUILDING CODE OF AUSTRALIA (BCA)
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BUILDER TO ALLOW FOR WALL AND FLOOR FINISHES		
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E	PLANS FOR TENDERING	11.06.24
F	RFI - Council email	31.07.24
H	s4.55 Modification	28.11.24

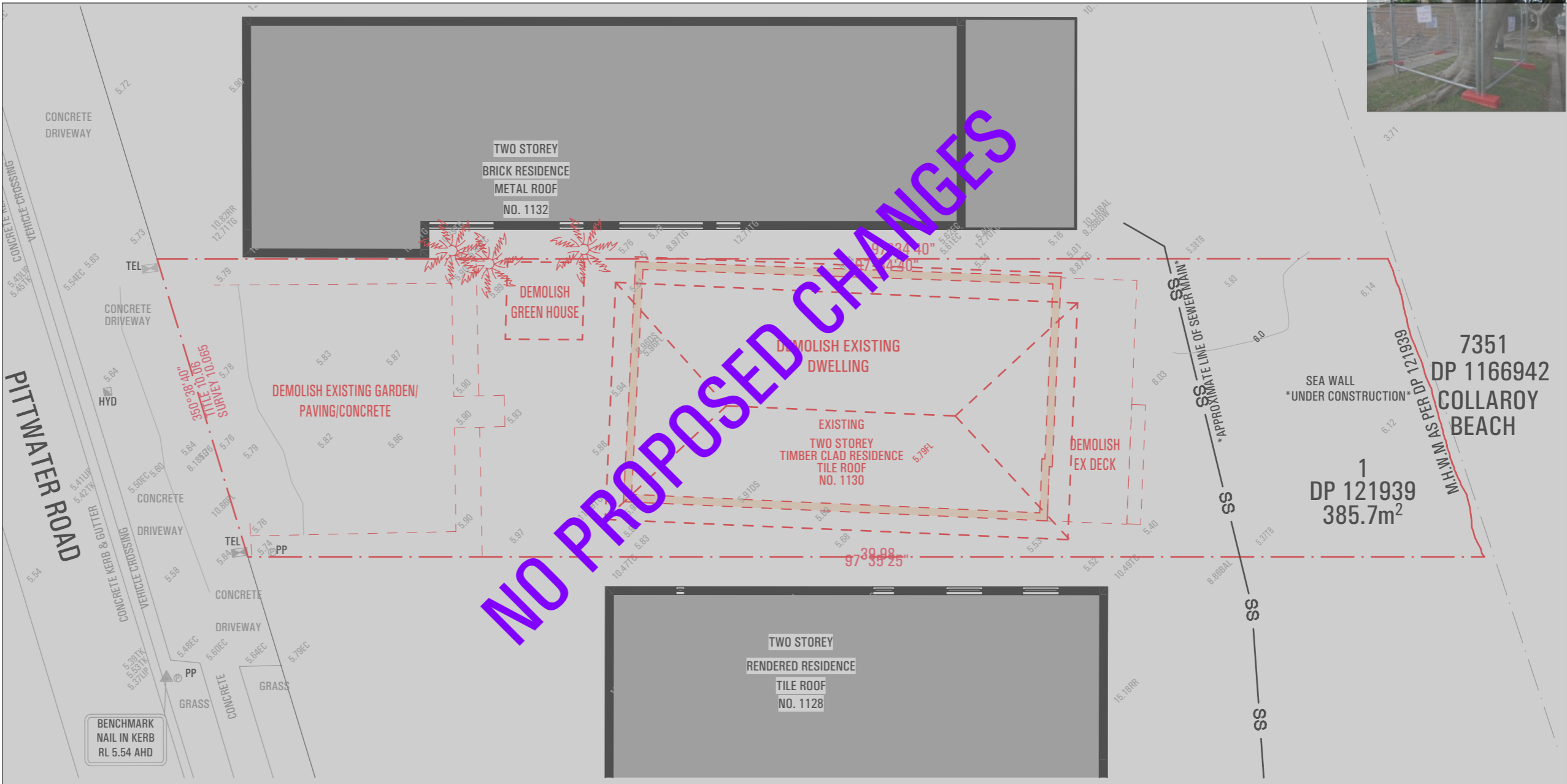
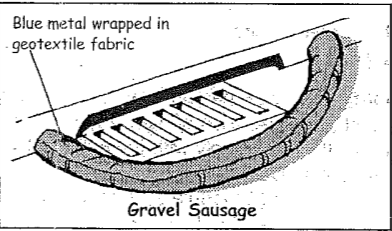
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SEDIMENT CONTROL MEASURES TO BE INSTALLED PRIOR TO COMMENCING WORK



Gutter Protection

As a precautionary measure, sediment controls such as gravel sausages, gravel bags or sand bags should be installed around stormwater inlets if there is a risk of untreated run-off entering the waterways.





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
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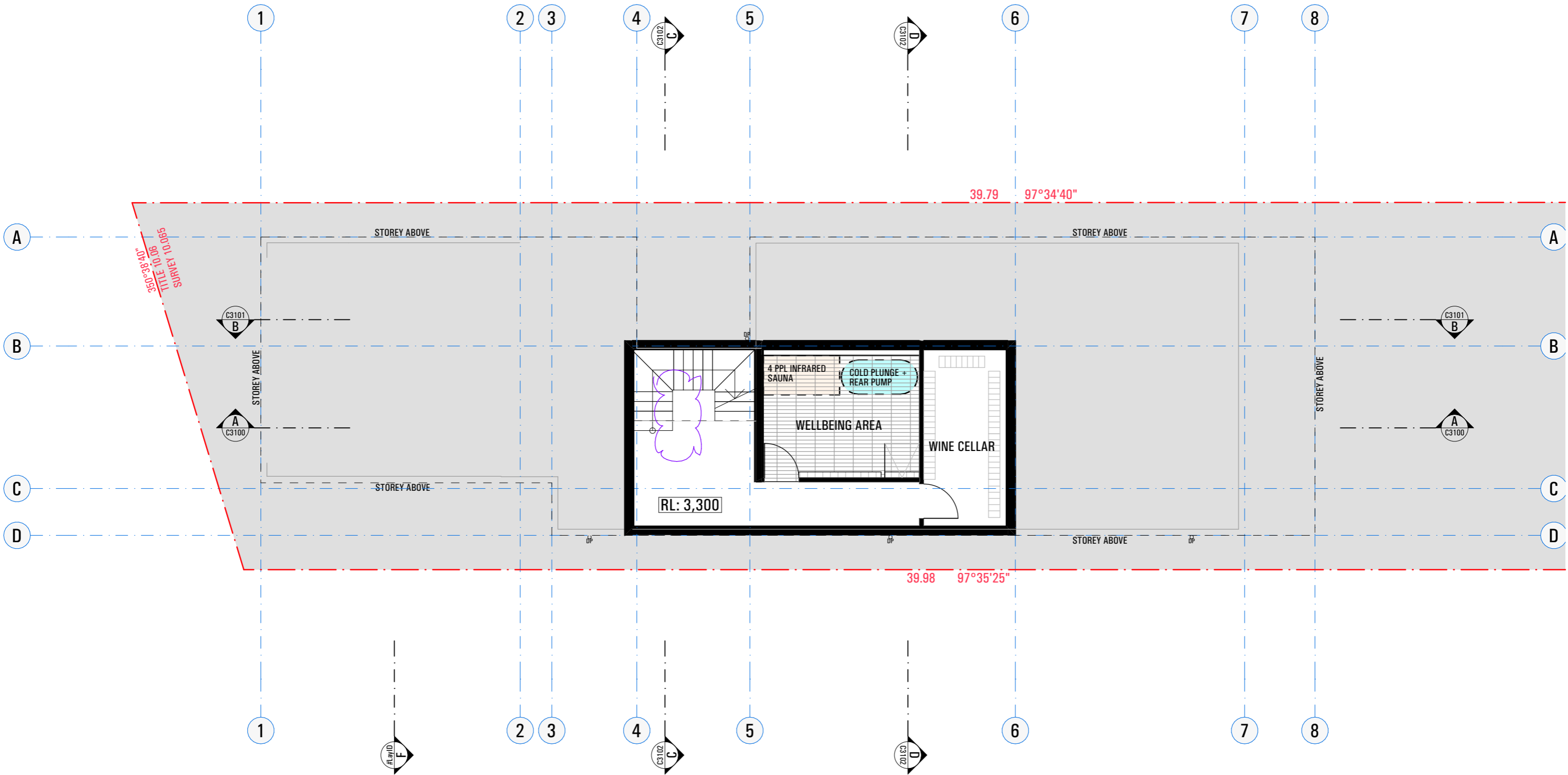


Nominated NSW Architects Reg. 9401 - Mark P. Alves
ABN: 37 615 694 356
Suite 4, Building B, 37 Alexandra St. Hunters Hill 2110

ph: 02 8065 6975
e: mark@maparch.com.au
www.maparch.com.au

SUBMISSION

S4.55 MODIFICATION		
project	1130 PITTWATER RD	
	COLLARROY	
	drawing	
DEMOLITION PLAN		
drawn	SM / PC	checked MA
date	09.02.24	scale 1:150 @ A3
project no	drawing no	issue
2 23 10	C1000	H



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5.2
NATIONWIDE
HOUSE

#HR-A9EO3G-05 11/12/2024

Assessor Paul Gradwell
Accreditation No. DMN/18/1851
Address 1130 Pittwater Road,
Collaroy, NSW, 2097

http://www.hero-software.com.au/pdf/HR-A9EO3G-05



MAP
ARCHITECTS

Nominated NSW Architects Reg. 9401 - Mark P. Alves
ABN: 37 615 694 356
Suite 4, Building B, 37 Alexandra St. Hunters Hill 2110

ph: 02 8065 6975
e: mark@maparch.com.au
www.maparch.com.au

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S4.55 MODIFICATION

project 1130 PITTWATER RD
COLLARROY

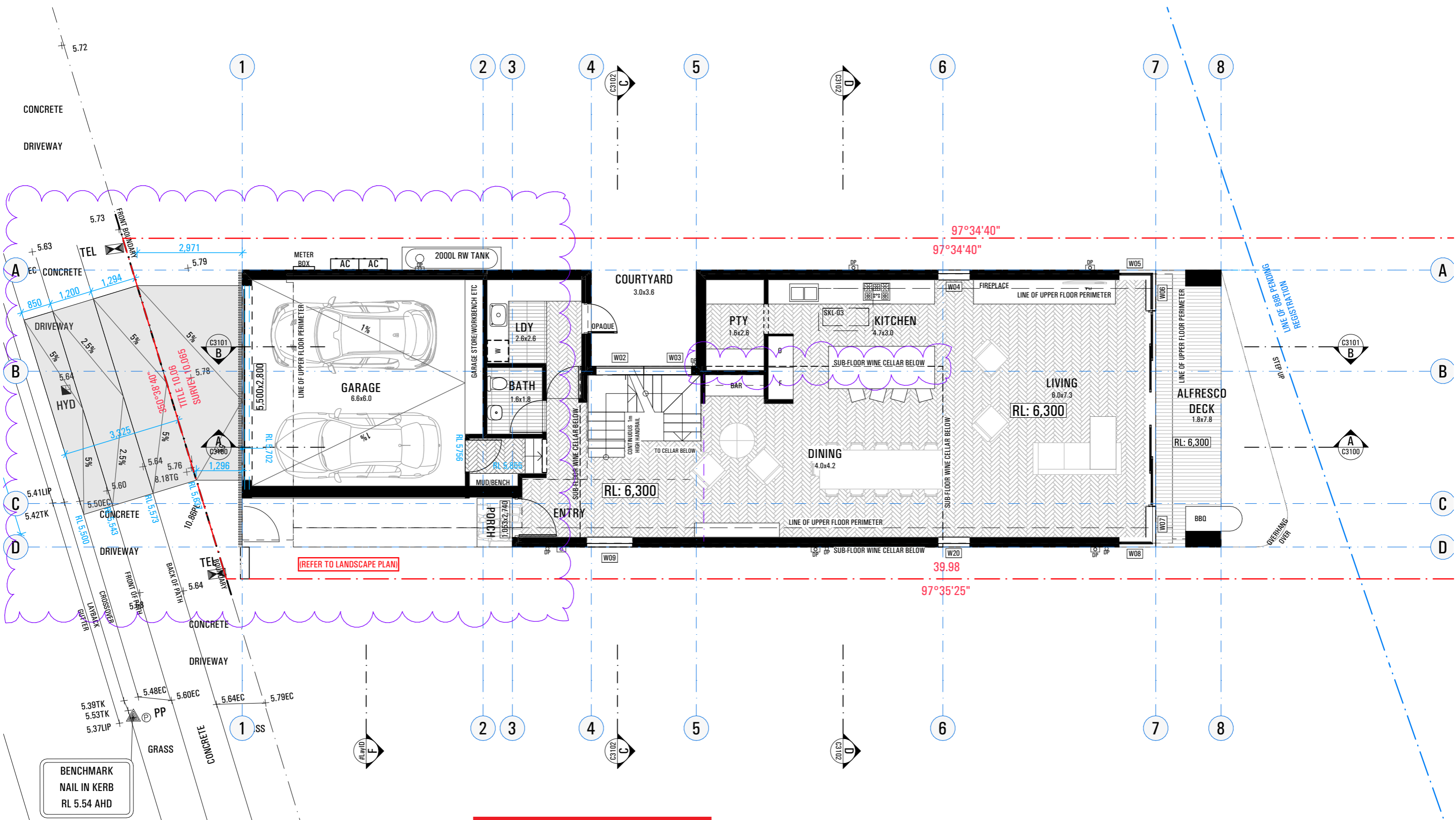
drawing

CELLAR FLOOR PLAN

drawn SM / PC checked MA

date 09.02.24 scale 1:100 @ A3

project no 2_23_10 drawing no C2100 issue H



ISSUE	AMENDMENT	DATE
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project 1130 PITTWATER RD

drawing COLLAROY

drawn SM / PC checked MA

date 09.02.24 scale 1:100 @ A3

project no 2_23_10 drawing no C2101 issue H

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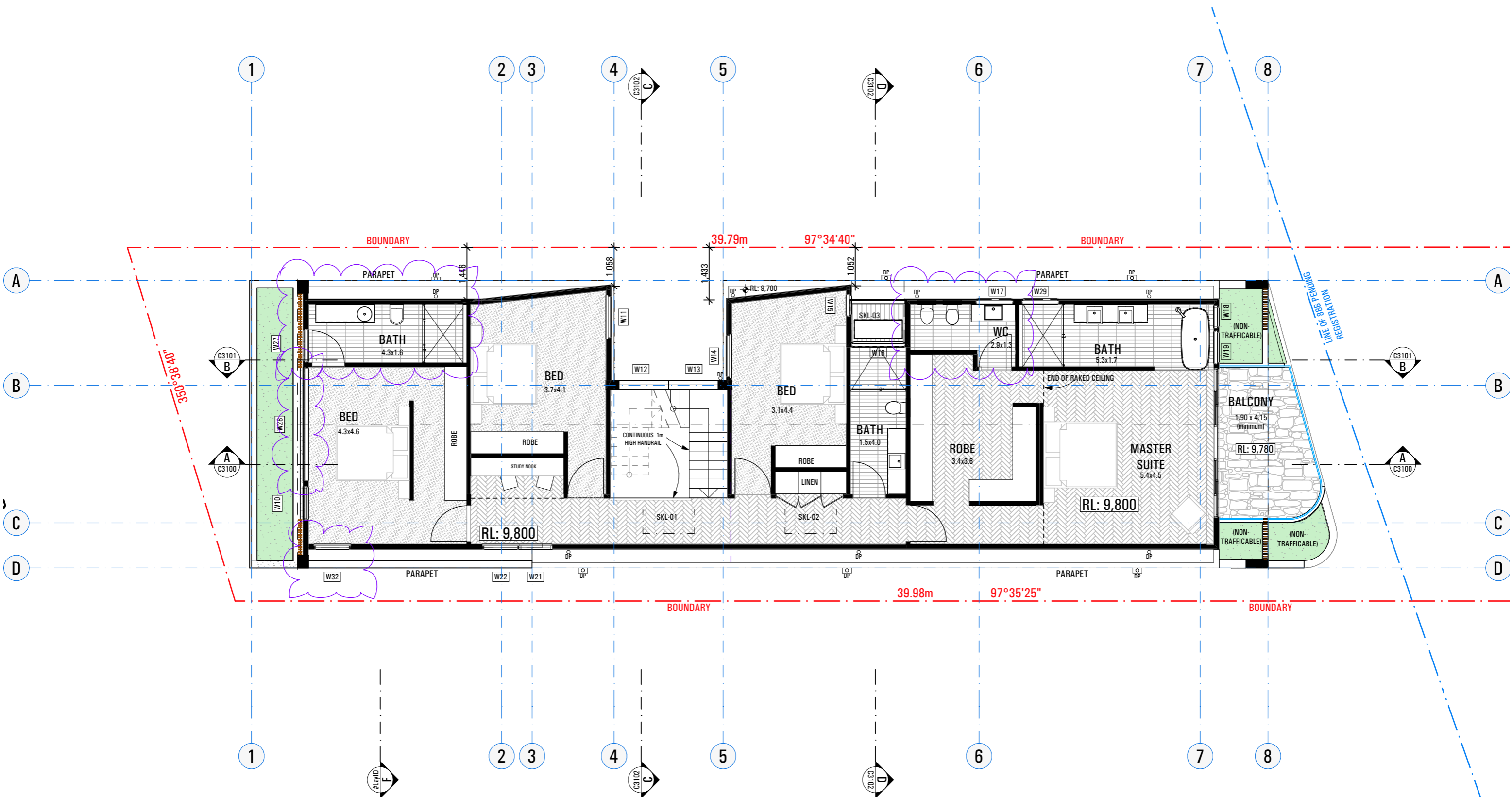
ABN: 37 615 694 356

Suite 4, Building B, 37 Alexandra St. Hunters Hill 2110

ph: 02 8065 6975

e: mark@maparch.com.au

www.maparch.com.au



BUILDER TO ALLOW FOR WALL AND FLOOR FINISHES		
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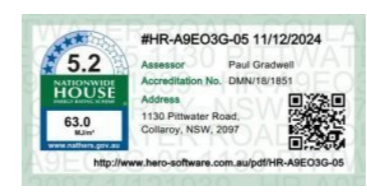
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ABN: 37 615 694 356
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ph: 02 8065 6975
e: mark@maparch.com.au
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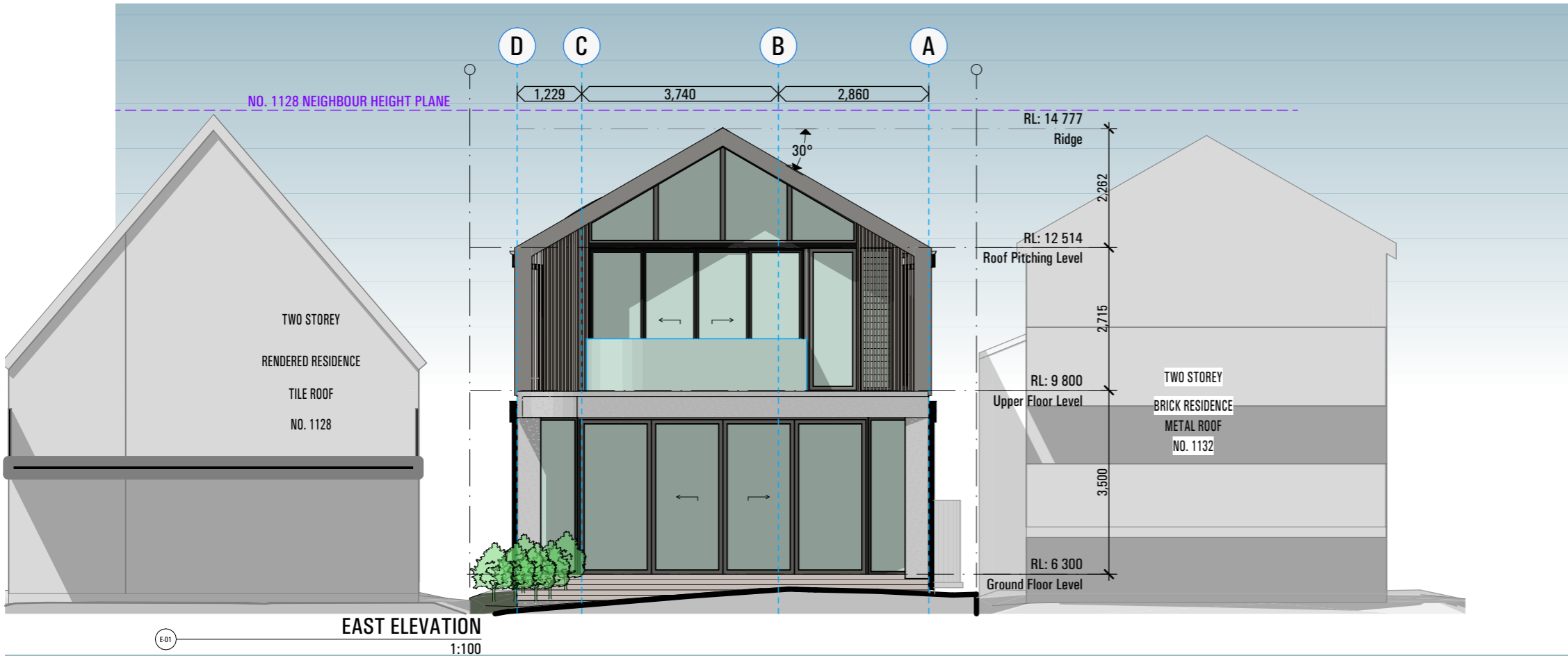
project **1130 PITTWATER RD COLLAROY**

drawing **FIRST FLOOR PLAN**

drawn **SM / PC** checked **MA**

date **09.02.24** scale **1:100 @ A3**

project no **2_23_10** drawing no **C2102** issue **H**



MATERIALS AND FINISHES

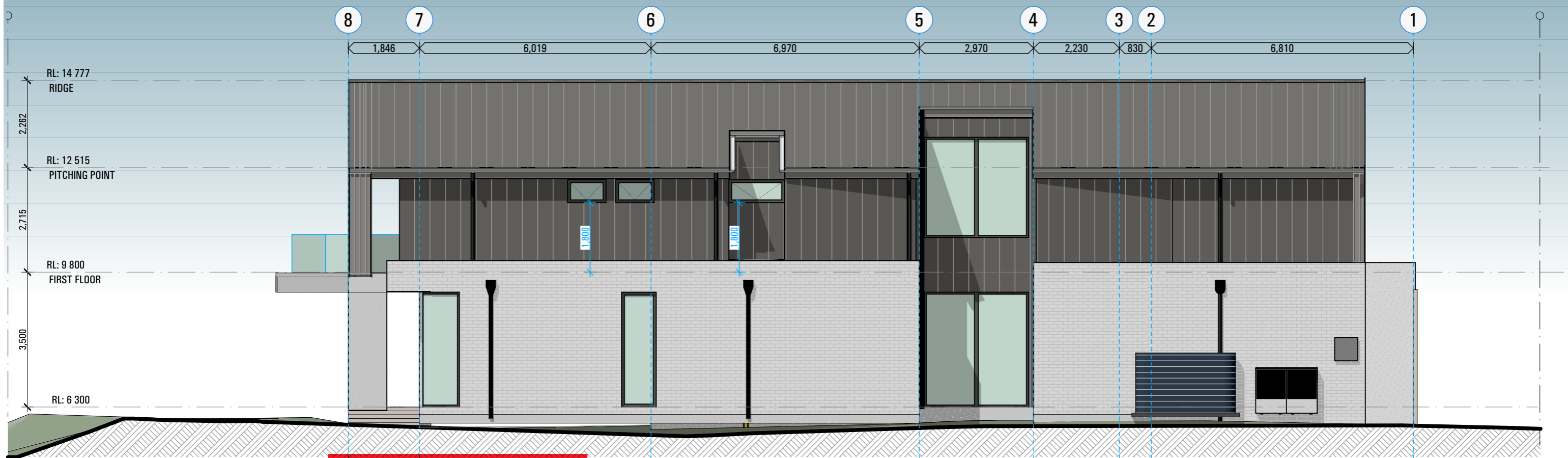
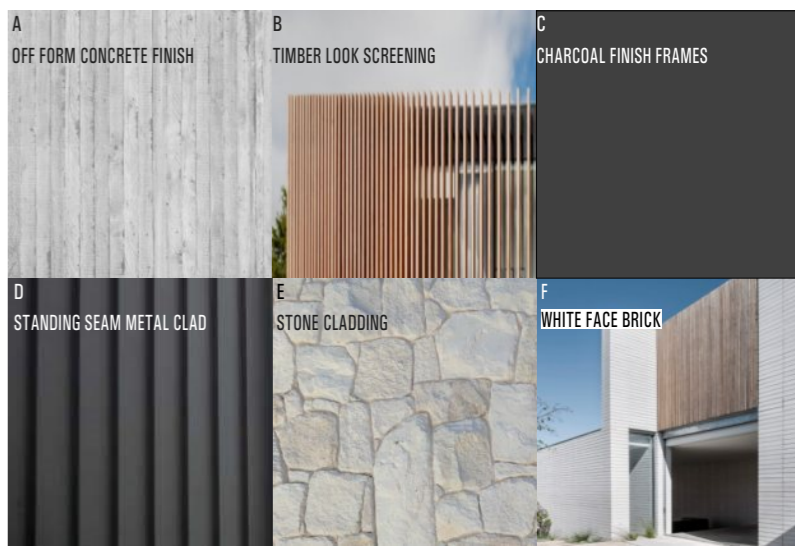


TABLE 1: BUILDING TO ALLOW FOR WALL AND FLOOR FINISHES

ISSUE	AMENDMENT	DATE
A	FOR DA	15.09.23
B	FOR DA - RFI	09.02.24
C	ISSUE FOR ENGINEERING	09.04.24
D	S4.55 MODIFICATION	24.05.24
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NOTES

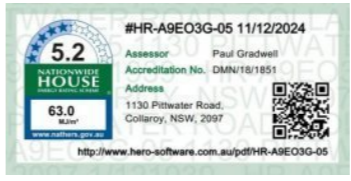
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NOTE:
NO PROPOSED CHANGES ON THIS PAGE



SUBMISSION

S4.55 MODIFICATION

project 1130 PITTWATER RD COLLARROY

drawing NORTH & EAST ELEVATIONS

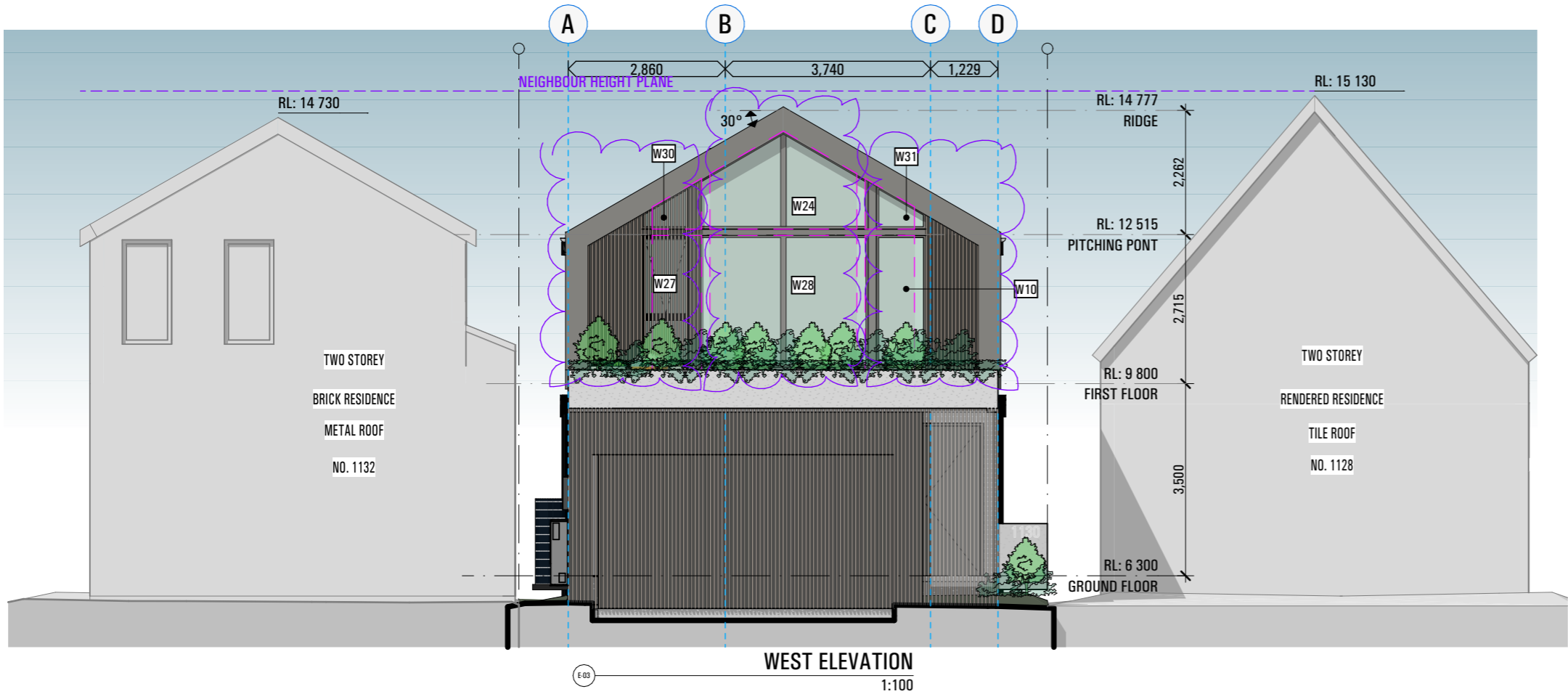
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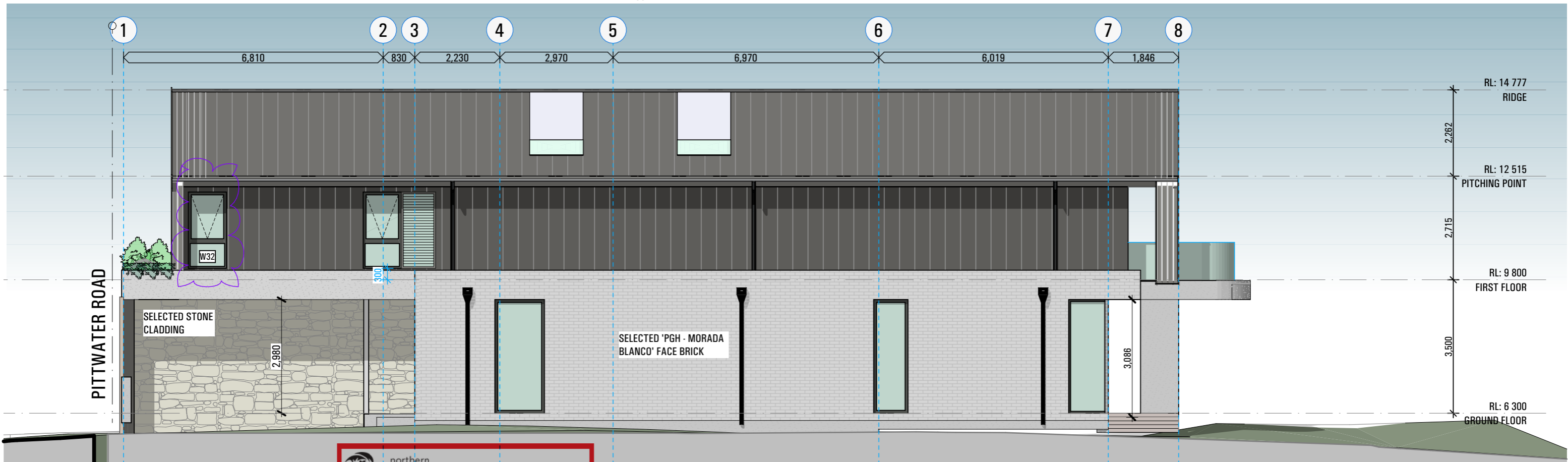
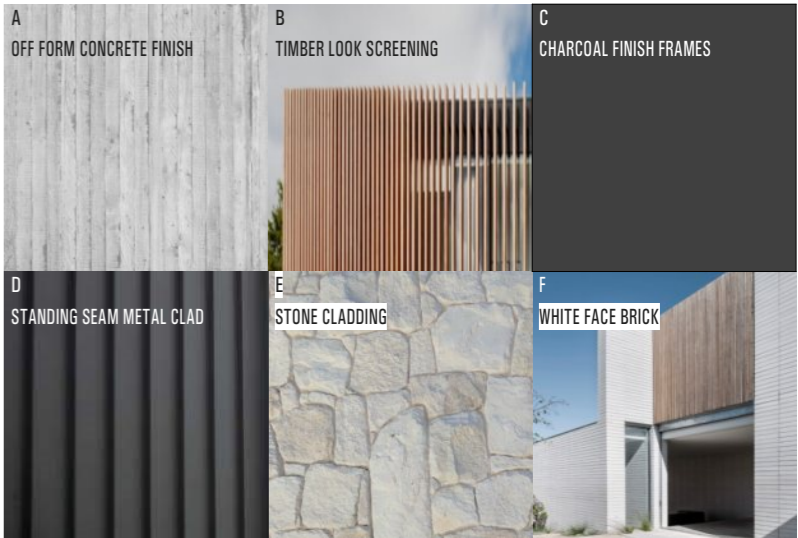
project no 2_23_10 drawing no C3000 issue H

Nominated NSW Architects Reg. 9401 - Mark P. Alves
ABN: 37 615 694 356
Suite 4, Building B, 37 Alexandra St. Hunters Hill 2110

ph: 02 8065 6975
e: mark@maparch.com.au
www.maparch.com.au



MATERIALS AND FINISHES



ISSUE	AMENDMENT	DATE
A	FOR DA	15.09.23
B	FOR DA - RFI	09.02.24
C	ISSUE FOR ENGINEERING	09.04.24
D	S4.55 MODIFICATION	24.05.24
E	PLANS FOR TENDERING	11.06.24
F	RFI - Council email	31.07.24
H	s4.55 Modification	28.11.24

NOTES

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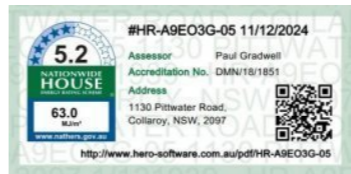
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MOD2024/0712

E-02

SOUTH ELEVATION

Scale 1:100

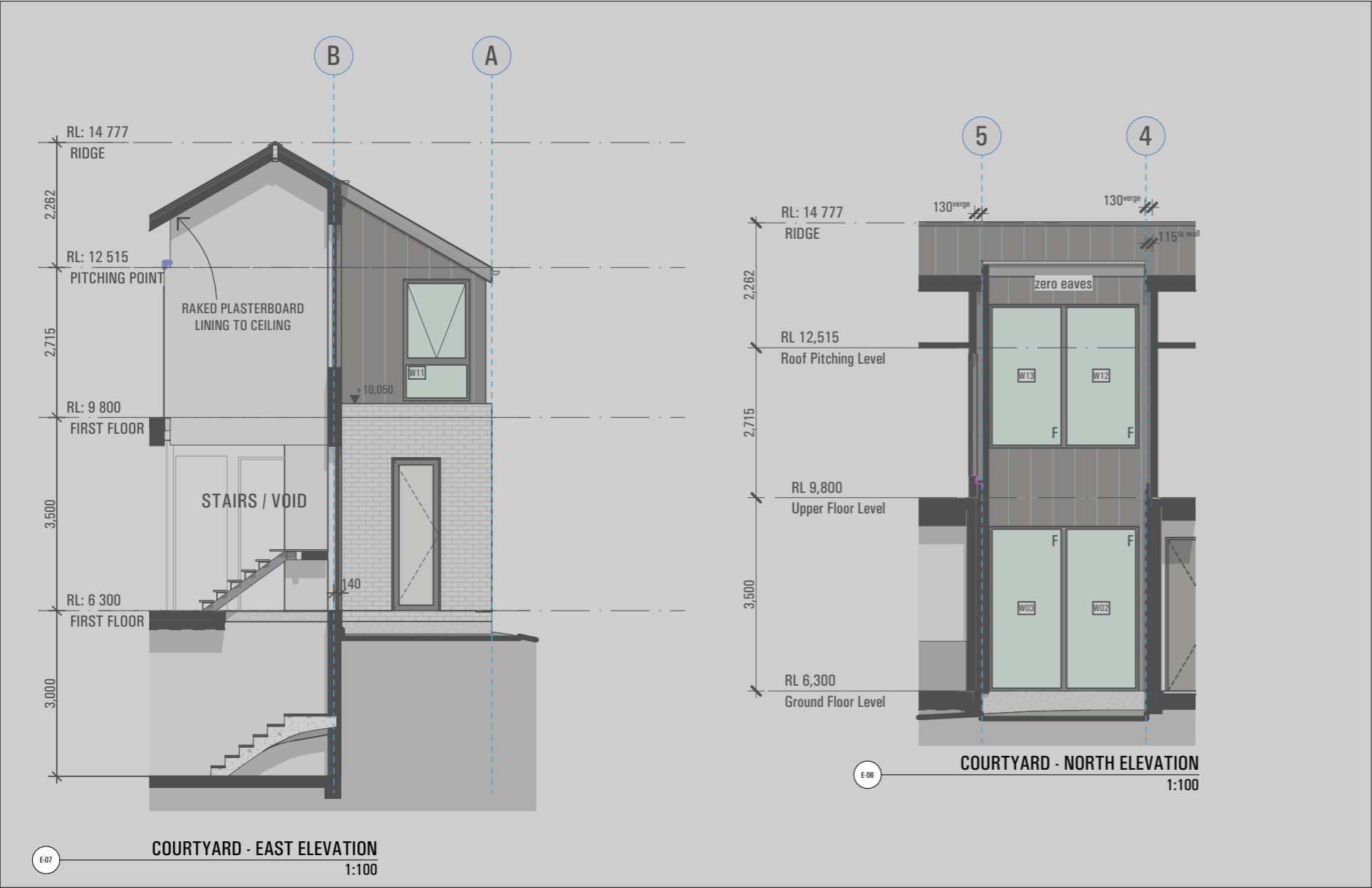


Nominated NSW Architects Reg. 9401 - Mark P. Alves
ABN: 37 615 684 356
Suite 4, Building B, 37 Alexandra St. Hunters Hill 2110

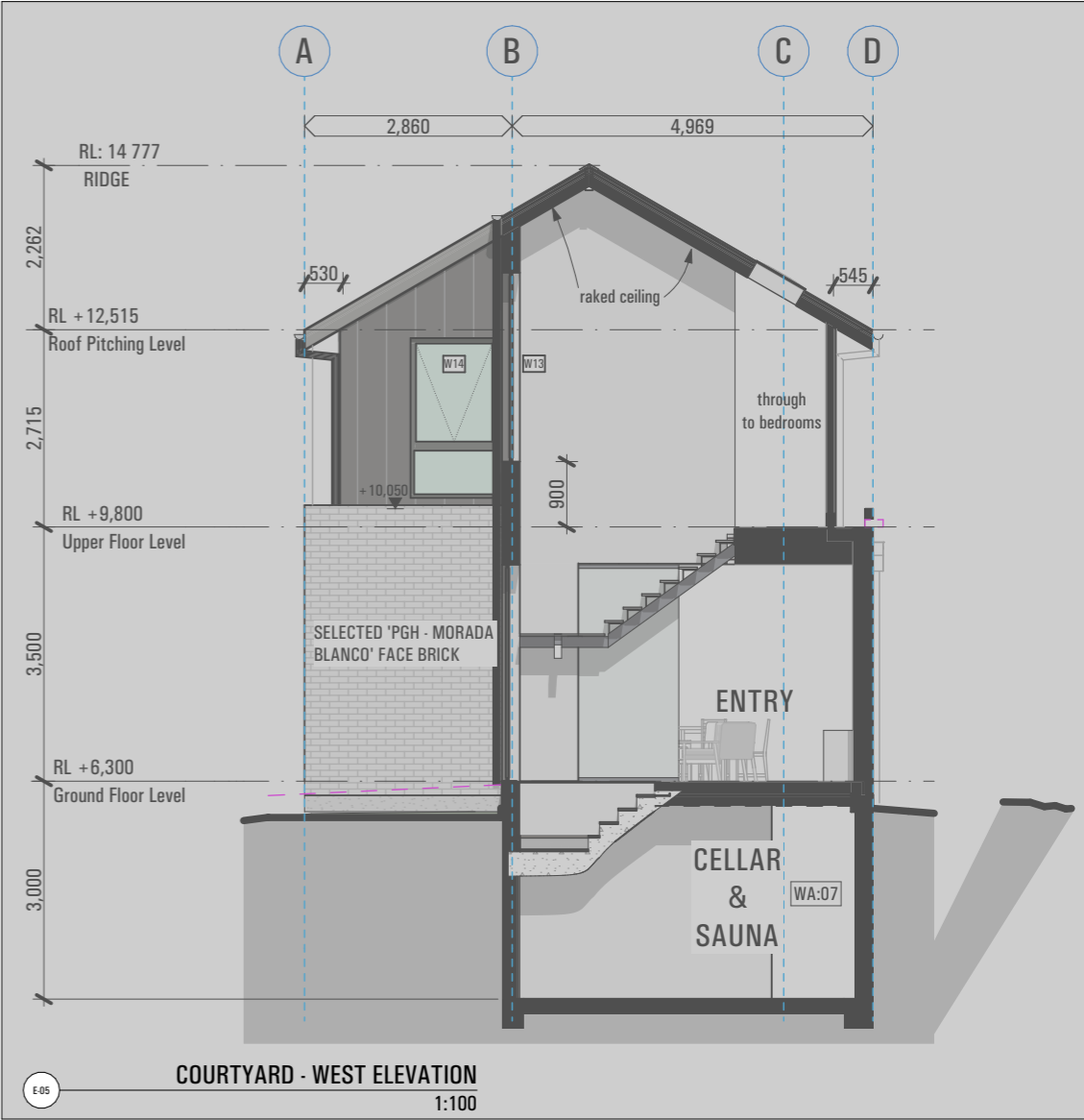
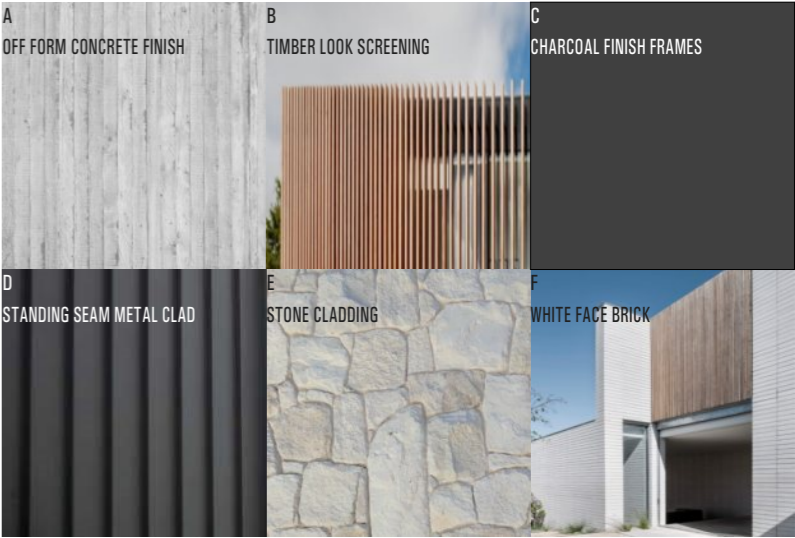
ph: 02 8065 6875
e: mark@maparch.com.au
www.maparch.com.au

SUBMISSION

project	S4.55 MODIFICATION
project	1130 PITTWATER RD
drawing	COLLAROY
drawn	SM / PC
checked	MA
date	09.02.24
scale	1:100 @ A3
project no	2_23_10
drawing no	C3001
issue	H



MATERIALS AND FINISHES



NOTE:
NO PROPOSED CHANGES ON THIS PAGE

BUILDER TO ALLOW FOR WALL AND FLOOR FINISHES		
ISSUE	AMENDMENT	DATE
A	FOR DA	15.09.23
B	FOR DA - RFI	09.02.24
C	ISSUE FOR ENGINEERING	09.04.24
D	S4.55 MODIFICATION	24.05.24
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ABN: 37 615 694 356
Suite 4, Building B, 37 Alexandra St. Hunters Hill 2110

ph: 02 8065 6975
e: mark@maparch.com.au
www.maparch.com.au

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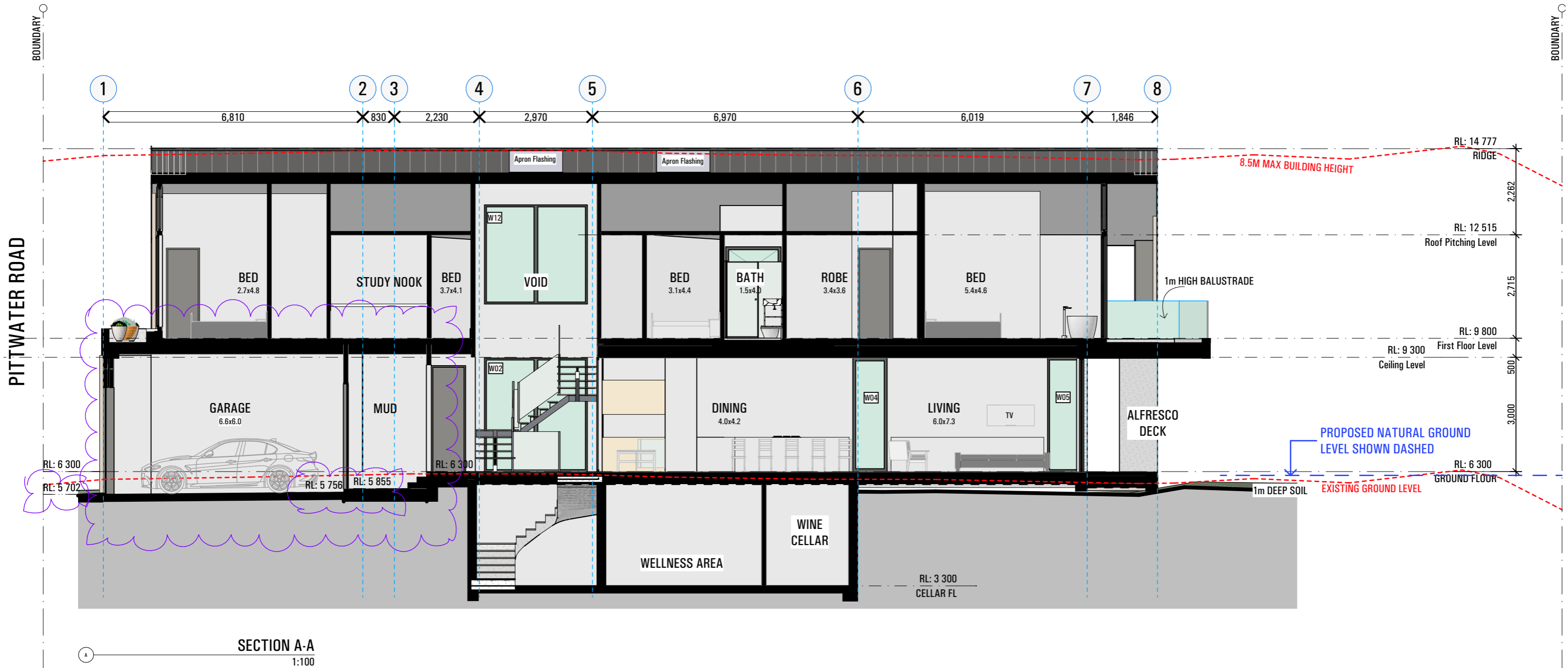
project S4.55 MODIFICATION
1130 PITTWATER RD
COLLAROY

drawing
drawn SM / PC checked MA

COURTYARD ELEVATIONS

date 09.02.24 scale 1:100 @ A3

project no 2_23_10 drawing no C3002 issue H



SECTION A-A
1:100

BUILDER TO ALLOW FOR WALL AND FLOOR FINISHES		
ISSUE	AMENDMENT	DATE
A	FOR DA	15.09.23
B	FOR DA - RFI	09.02.24
C	ISSUE FOR ENGINEERING	09.04.24
D	S4.55 MODIFICATION	24.05.24
E	PLANS FOR TENDERING	11.06.24
F	RFI - Council email	31.07.24
H	s4.55 Modification	28.11.24

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Nominated NSW Architects Reg. 9401 - Mark P. Alves
ABN: 37 615 694 356
Suite 4, Building B, 37 Alexandra St. Hunters Hill 2110

ph: 02 8065 6975
e: mark@maparch.com.au
www.maparch.com.au

SUBMISSION

S4.55 MODIFICATION

project **1130 PITTWATER RD**
COLLAROY

drawing **SECTION AA**

drawn **SM / PC** checked **MA**

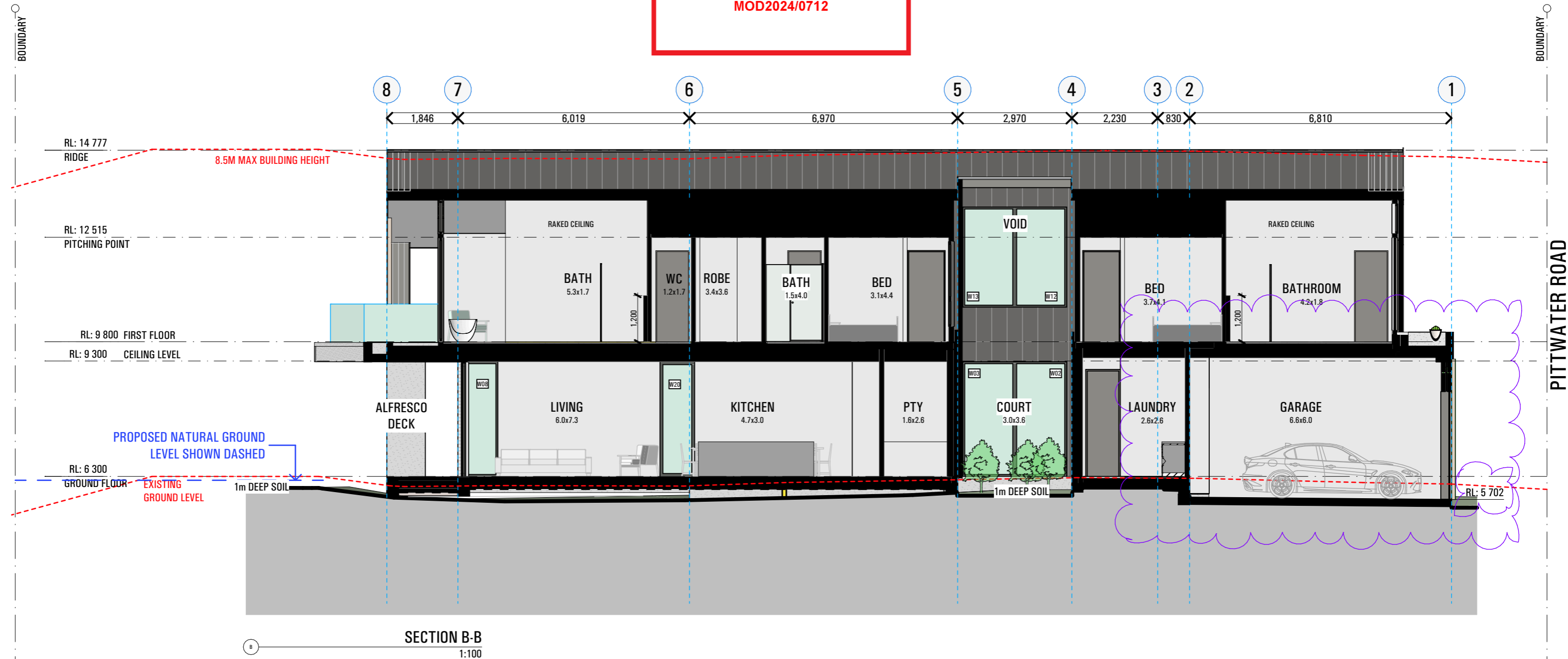
date **09.02.24** scale **1:100 @ A3**

project no **2_23_10** drawing no **C3100** issue **H**



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BUILDER TO ALLOW FOR WALL AND FLOOR FINISHES		
ISSUE	AMENDMENT	DATE
A	FOR DA	15.09.23
B	FOR DA - RFI	09.02.24
C	ISSUE FOR ENGINEERING	09.04.24
D	S4.55 MODIFICATION	24.05.24
E	PLANS FOR TENDERING	11.06.24
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ABN: 37 615 694 356
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ph: 02 8065 6975
e: mark@maparch.com.au
www.maparch.com.au

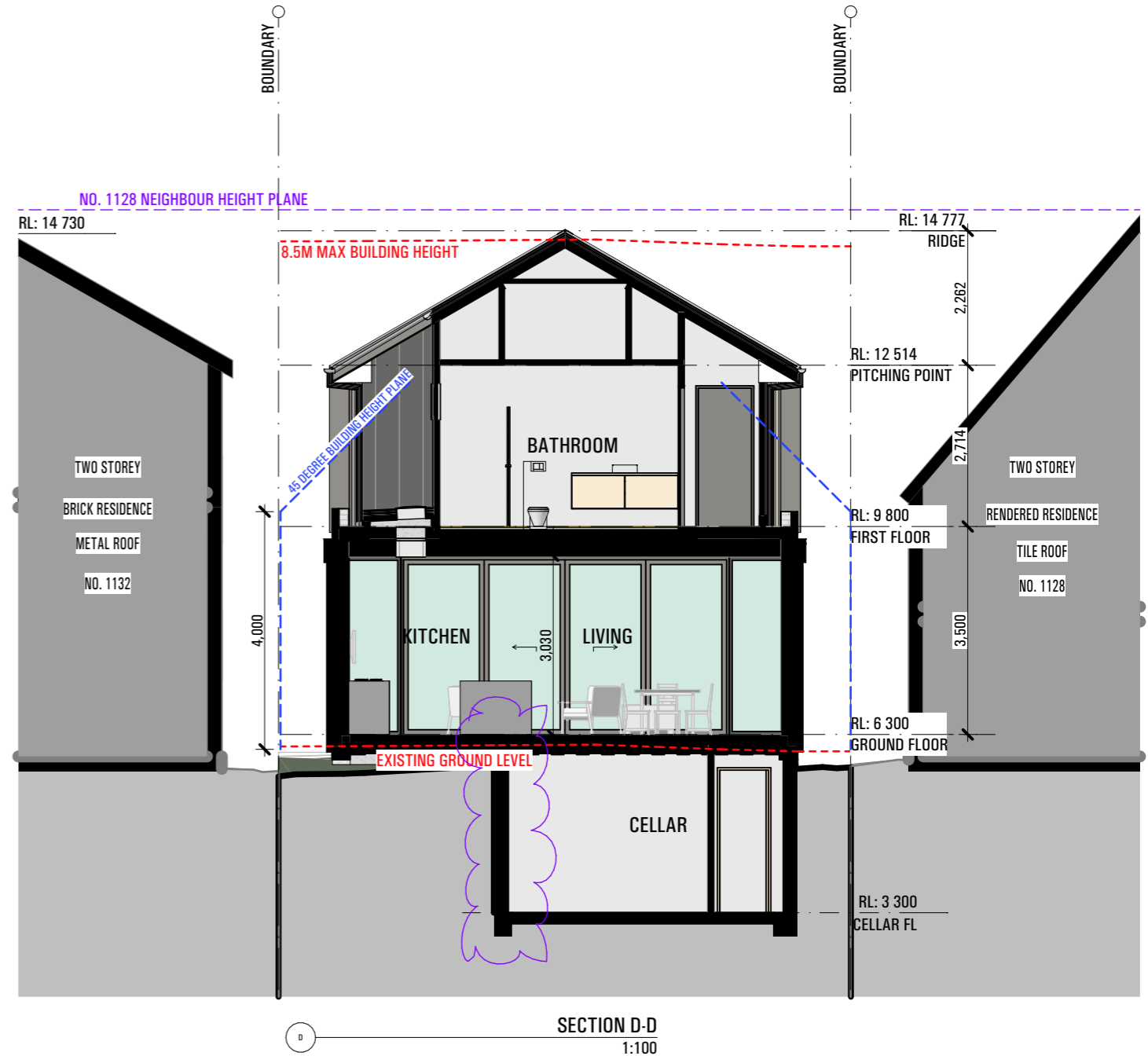
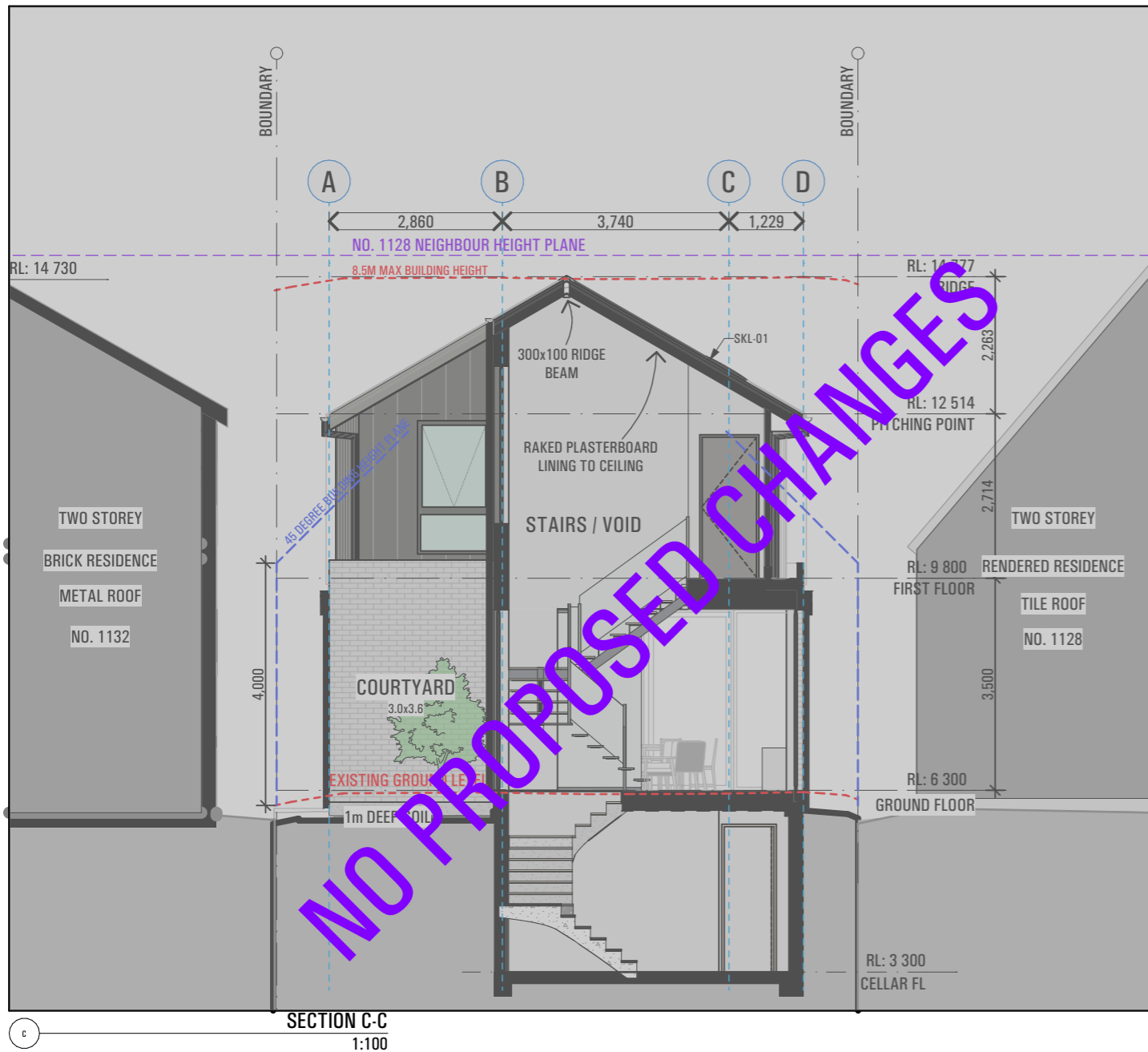
SUBMISSION

S4.55 MODIFICATION		
project	1130 PITTWATER RD	
	COLLARROY	
drawing	SECTION BB	
drawn	SM / PC	checked MA
date	09.02.24	scale 1:100 @ A3
project no	2_23_10	drawing no C3101
		issue H



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BUILDER TO ALLOW FOR WALL AND FLOOR FINISHES		
ISSUE	AMENDMENT	DATE
A	FOR DA	15.09.23
B	FOR DA - RFI	09.02.24
C	ISSUE FOR ENGINEERING	09.04.24
D	S4.55 MODIFICATION	24.05.24
E	PLANS FOR TENDERING	11.06.24
F	RFI - Council email	31.07.24
H	s4.55 Modification	28.11.24

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ABN: 37 615 694 356
Suite 4, Building B, 37 Alexandra St. Hunters Hill 2110

ph: 02 8065 6975
e: mark@maparch.com.au
www.maparch.com.au

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S4.55 MODIFICATION		
project	1130 PITTWATER RD COLLAROY	
drawing	SECTION CC/DD	
drawn	SM / PC	checked MA
date	09.02.24	scale 1:100 @ A3
project no	2_23_10	drawing no C3102
issue	H	