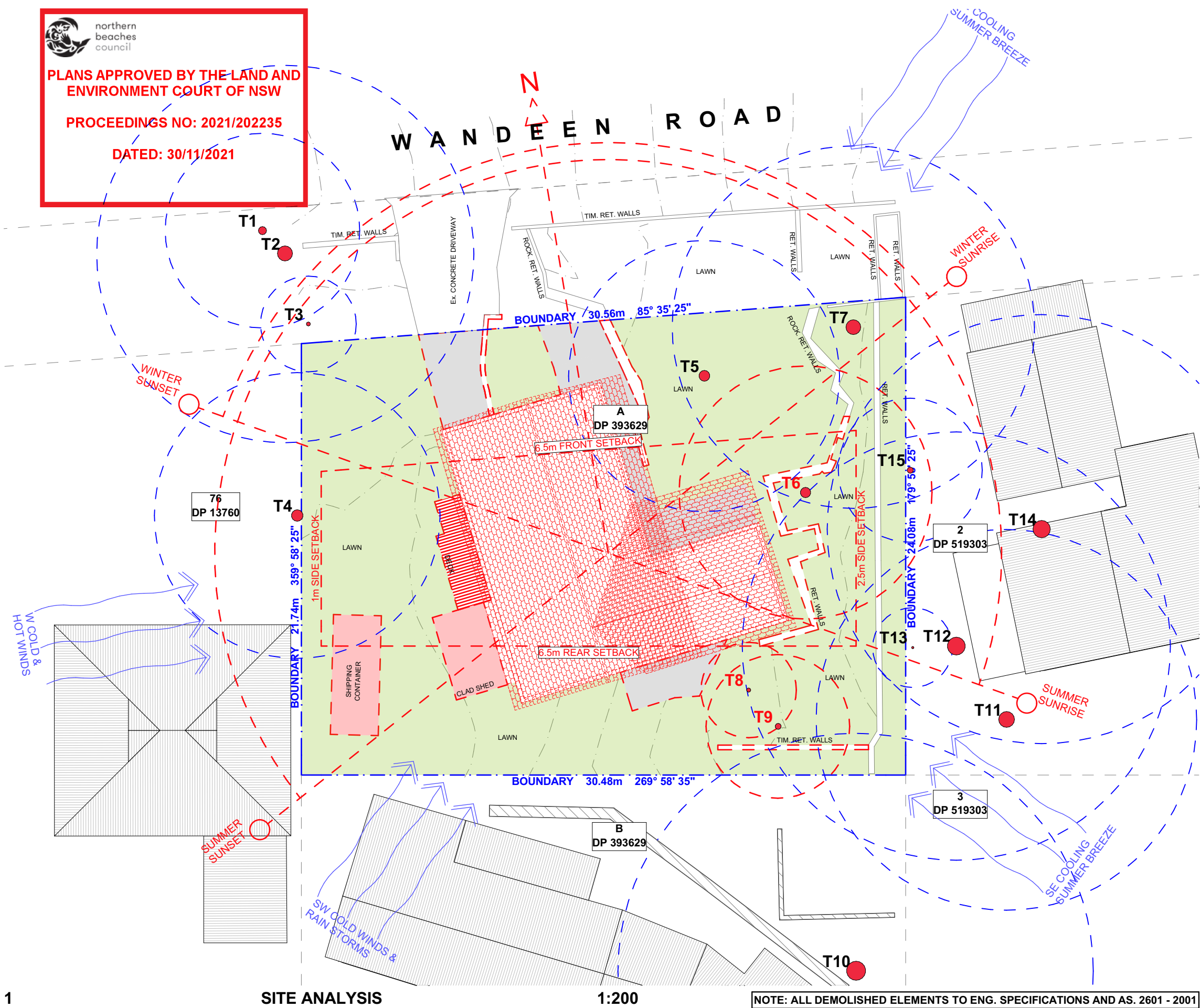


 northern  
beaches  
council

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**PROCEEDINGS NO: 2021/202235**

**DATED: 30/11/2021**



1

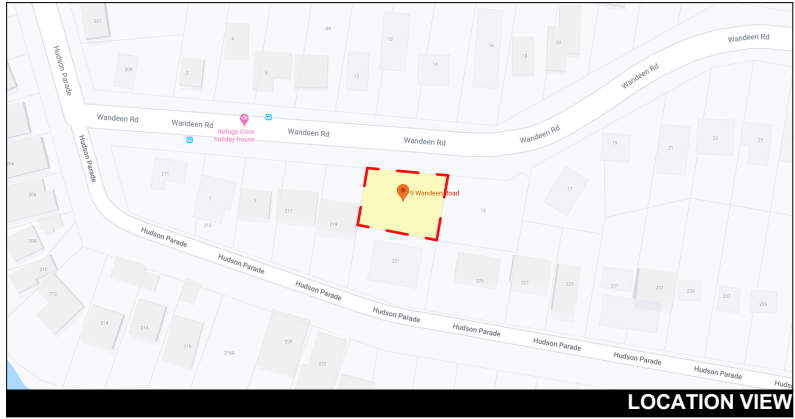
**SITE ANALYSIS**

**1:200**

**NOTE: ALL DEMOLISHED ELEMENTS TO ENG. SPECIFICATIONS AND AS. 2601 - 2001**



**STREET VIEW**



**LOCATION VIEW**






**AERIAL MAP**

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**LEGEND**

 EXISTING  
 PROPOSED  
 DEMOLISHED

**CLIENT**  
SEBASTIAN WATKINS &  
FRANCESCA  
HAMMOND

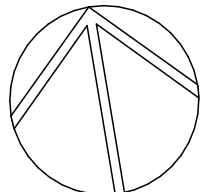
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**DRAWING NO.**  
**DA01**

**DATE**  
Monday, 1 November  
2021

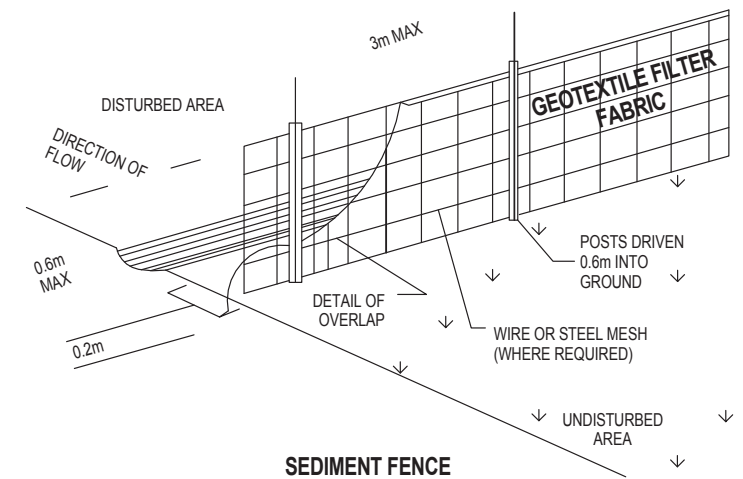
**DRAWING NAME**  
SITE ANALYSIS

**SCALE**  
1:200 @A3





TREES T1,T2,T3,T4,T5,T7  
TO BE RETAINED WITH APPROPRIATE  
TREE PROTECTION PROCEDURES TO  
BE IMPLEMENTED DURING CONSTRUCTION



**DUST CONTROL :**  
TO REDUCE DUST GENERATED BY WIND ACTION, THE REMOVAL OF THE TOP SOIL IS TO BE MINIMISED. TO PREVENT DUST GENERATION, WATERING DOWN OF THE SITE, ESPECIALLY DURING THE MOVEMENT OF MACHINERY IS REQUIRED. WHERE EXCAVATING INTO ROCK, KEEP THE SURFACE MOIST TO MINIMISE DUST. CONSTRUCT A GRAVEL ENTRY/EXIT POINT USING BLUE METAL AND RESTRICT ALL VEHICLE MOVEMENTS WITHIN THE SITE TO A MINIMUM. ENSURE WIND BREAKS, SUCH AS EXISTING FENCES ARE MAINTAINED DURING THE CONSTRUCTION PHASE UNTIL NEW LANDSCAPING IS PROVIDED OR REINSTATED. PREVENT DUST BY COVERING STOCKPILES

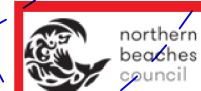
**SEDIMENT NOTE :**  
1. ALL EROSION AND SEDIMENT CONTROL MEASURES TO BE INSPECTED AND MAINTAINED DAILY BY THE SITE MANAGER.  
2. MINIMISE DISTURBED AREAS, REMOVE EXCESS SOIL FROM EXCAVATED AREA AS SOON AS POSSIBLE.  
3. ALL MATERIAL STOCKPILE TO BE CLEAR FROM DRAINS, GUTTERS AND FOOTPATHS, OR WITHIN SEDIMENT FENCE AREA.  
4. DRAINAGE TO BE CONNECTED TO STORMWATER AS SOON AS POSSIBLE. IF STORED ON SITE, IT MUST BE FILTERED BEFORE RELEASING INTO STORMWATER SYSTEM OR WATERWAYS.  
5. ROADS AND FOOTPATHS TO BE SWEEPED DAILY.

**STOCKPILES :**  
ALL STOCKPILES ARE TO BE KEPT ON-SITE WHERE POSSIBLE. ANY MATERIALS PLACED ON THE FOOTPATHS OR NATURE STRIPS REQUIRE COUNCIL'S PERMISSION. ALL STOCKPILES ARE TO BE PLACED AWAY FROM THE DRAINAGE LINES AND STREET GUTTERS. IT IS BEST TO LOCATE THESE ON THE HIGHEST PART OF THE SITE IF POSSIBLE. PLACE WATERPROOF COVERING OVER STOCKPILES. IF REQUIRED PROVIDE DIVERSION DRAIN & BANK AROUND STOCKPILES.

**GUTTER PROTECTION :**  
PROVIDE PROTECTION TO DOWNHILL GRATE IN GUTTER BY MEANS OF SAND BAGS OR BLUE METAL WRAPPED IN GEOTEXTILE FABRIC. WHEN SOIL OR SAND BUILDS UP AROUND THIS SEDIMENT BARRIER, THE MATERIAL SHOULD BE RELOCATED BACK TO THE SITE FOR DISPOSAL.

**NOTE:**  
ALL PROPOSED STORMWATER TO CONNECT WITH EXISTING.

FOR DETAILED LANDSCAPING, REFER TO THE LANDSCAPING PLAN



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1 SITE / ROOF / SEDIMENT EROSION / WASTE MANAGEMENT PLAN 1:200



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H	01/11/2021	REVISED DESIGN - REVISION H	DLR	

LEGEND

EXISTING  
PROPOSED  
DEMOLISHED

CLIENT

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DRAWING NO.

DA02

DATE

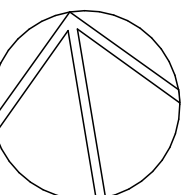
Monday, 1 November  
2021

DRAWING NAME

SITE / ROOF / SEDIMENT  
EROSION / WASTE  
MANAGEMENT / STORMWATER  
CONCEPT PLAN

SCALE

1:200 @A3





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## LEGEND

- EXISTING  
 PROPOSED  
 DEMOLISHED

## CLIENT

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## DRAWING NO.

DA04

## DATE

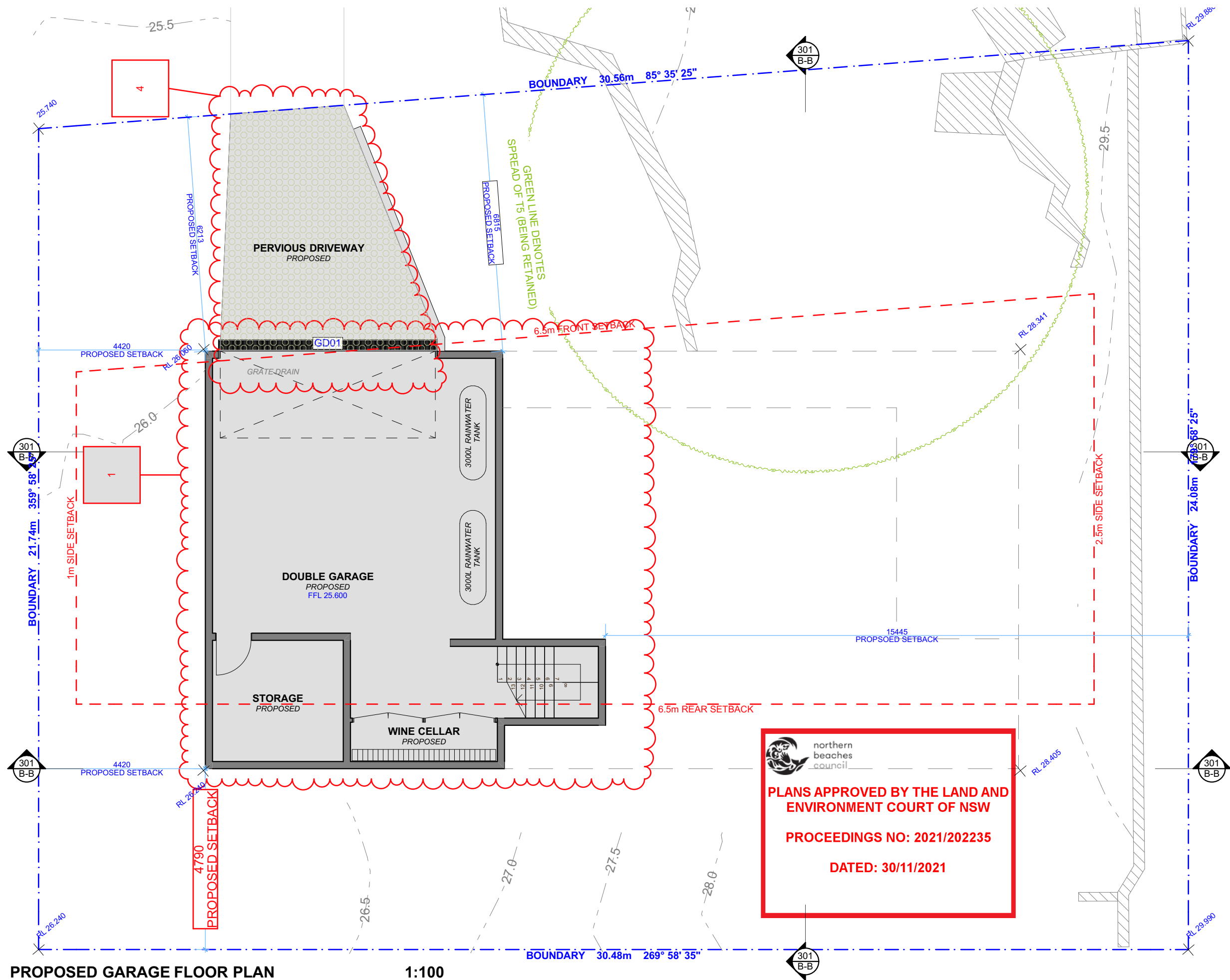
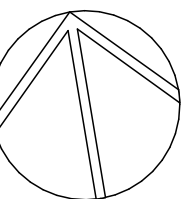
Monday, 1 November  
2021

## DRAWING NAME

PROPOSED GARAGE FLOOR  
PLAN

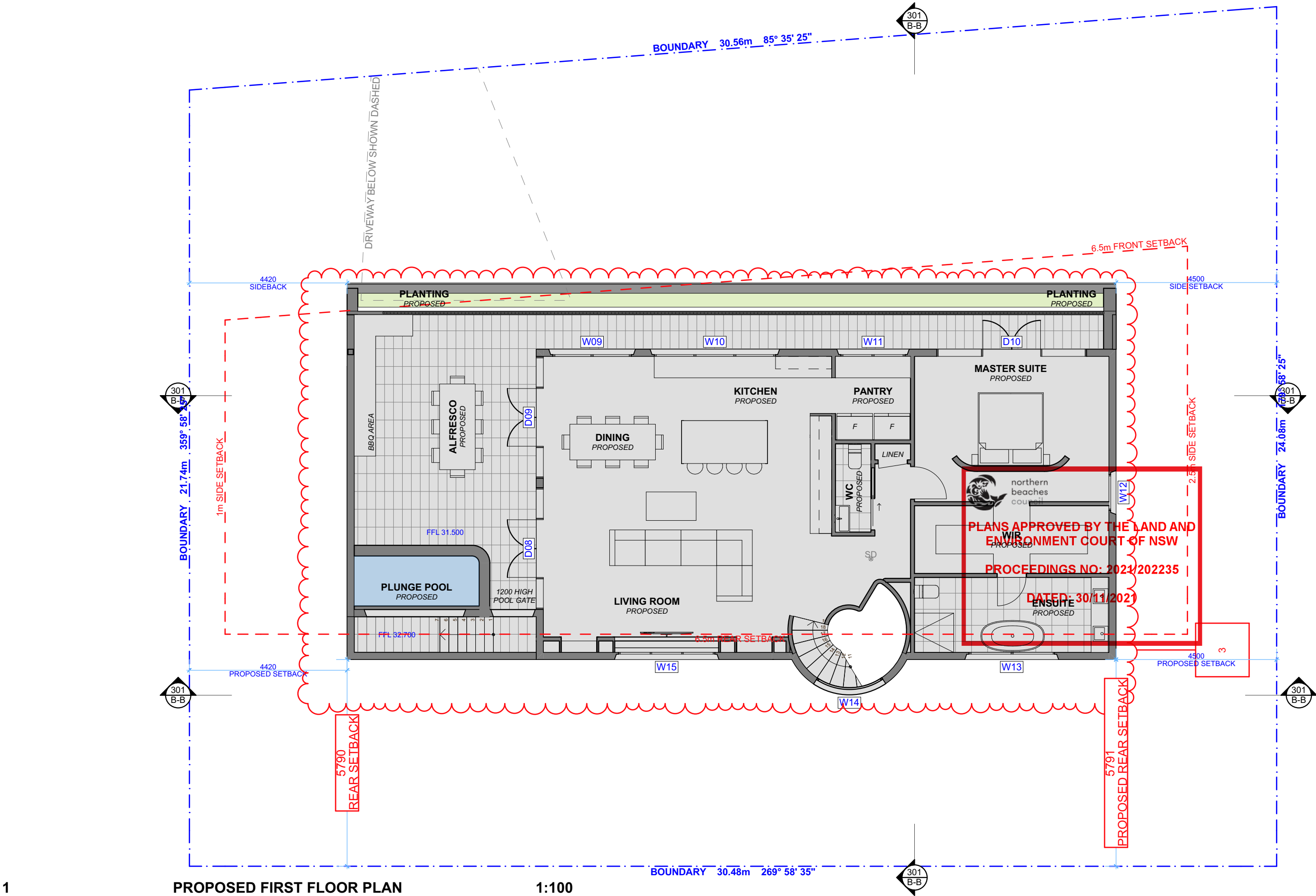
## SCALE

1:100 @A3









PROPOSED FIRST FLOOR PLAN

1:100

1



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LEGEND

EXISTING

PROPOSED

DEMOLISHED

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DRAWING NO.

DA06

DATE

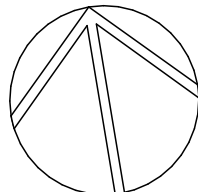
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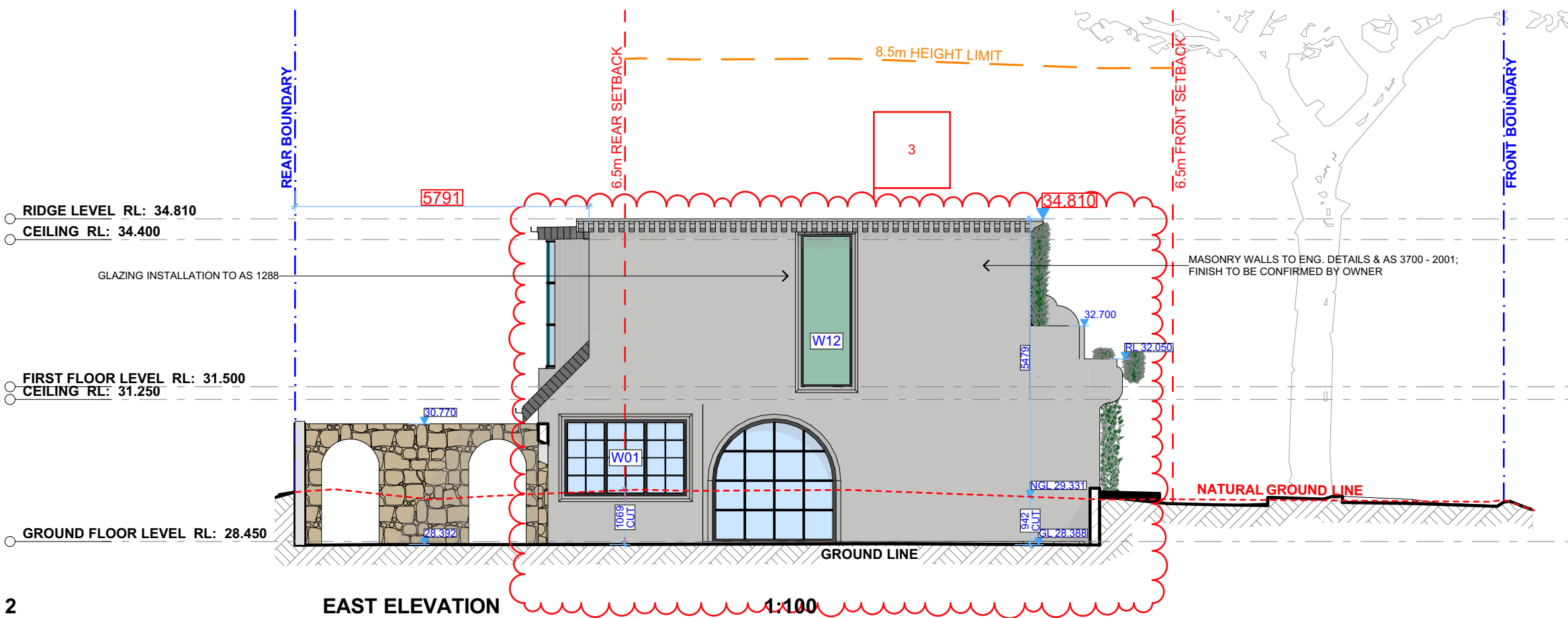
DRAWING NAME

PROPOSED FIRST FLOOR  
PLAN

SCALE

1:100 @A3





2

EAST ELEVATION

1:100



1

NORTH ELEVATION

1:100




northern  
beaches  
council

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LEGEND

NEW FLOOR AREA

NEW WET FLOOR AREA

METAL ROOFING

TILED ROOFING

TIMBER

CONCRETE

BRICKWORK

METAL

EXISTING

DEMOLISHED

CLIENT

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DRAWING NO.

DA07

DATE

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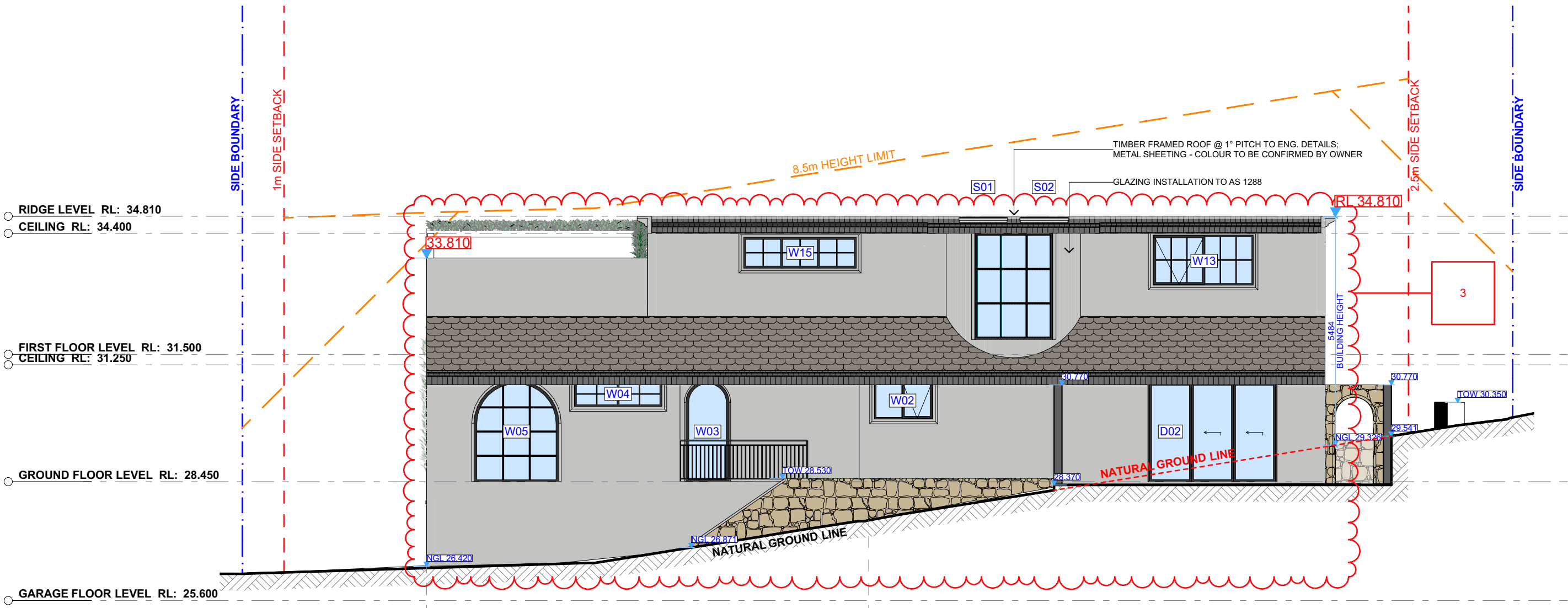
DRAWING NAME

NORTH / EAST ELEVATION

SCALE

1:100 @A3





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1

SOUTH ELEVATION

1:100



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LEGEND

	NEW FLOOR AREA		CONCRETE
	NEW WET FLOOR AREA		BRICKWORK
	METAL ROOFING		METAL
	TILED ROOFING		EXISTING
	TIMBER		DEMOLISHED

CLIENT

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DRAWING NO.

DA08

DATE

Monday, 1 November  
2021

DRAWING NAME

SOUTH ELEVATION

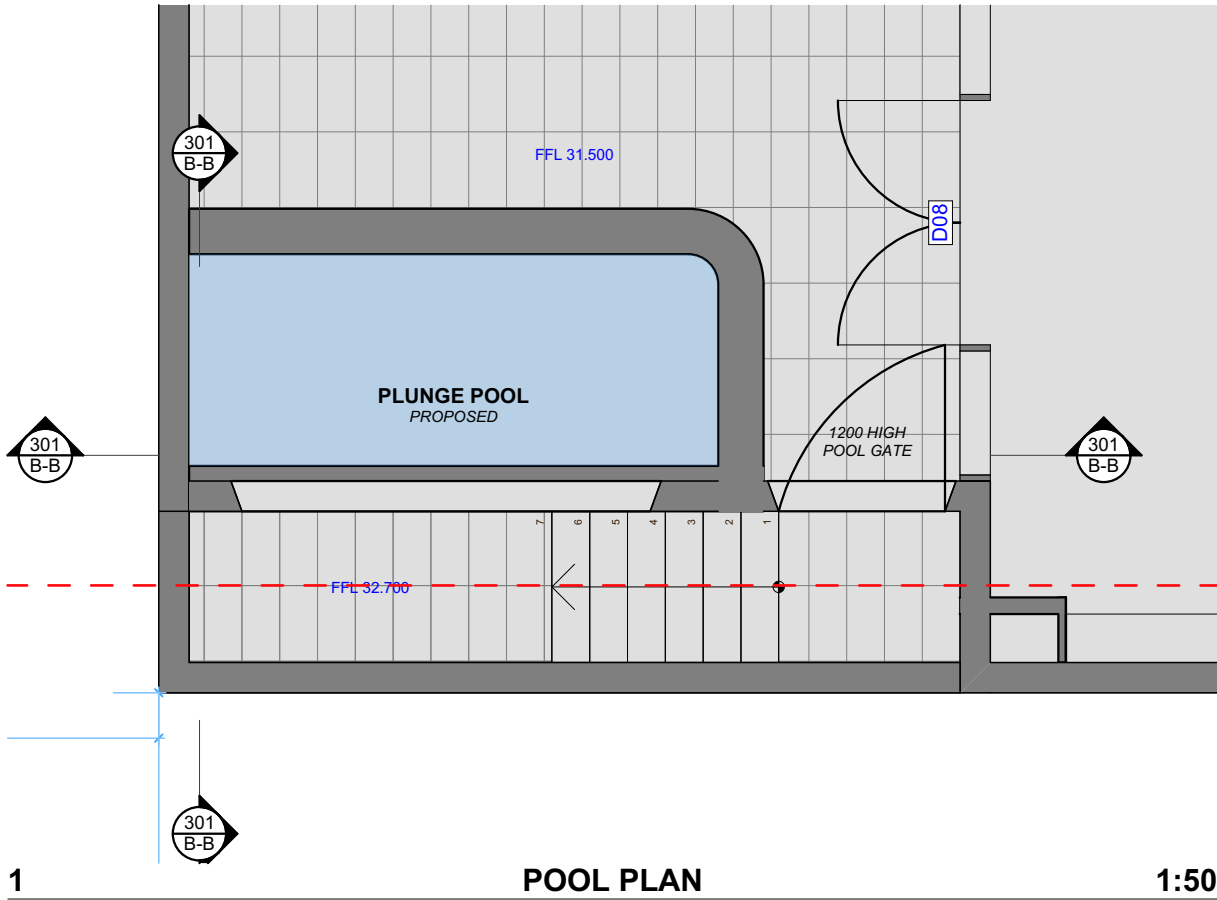
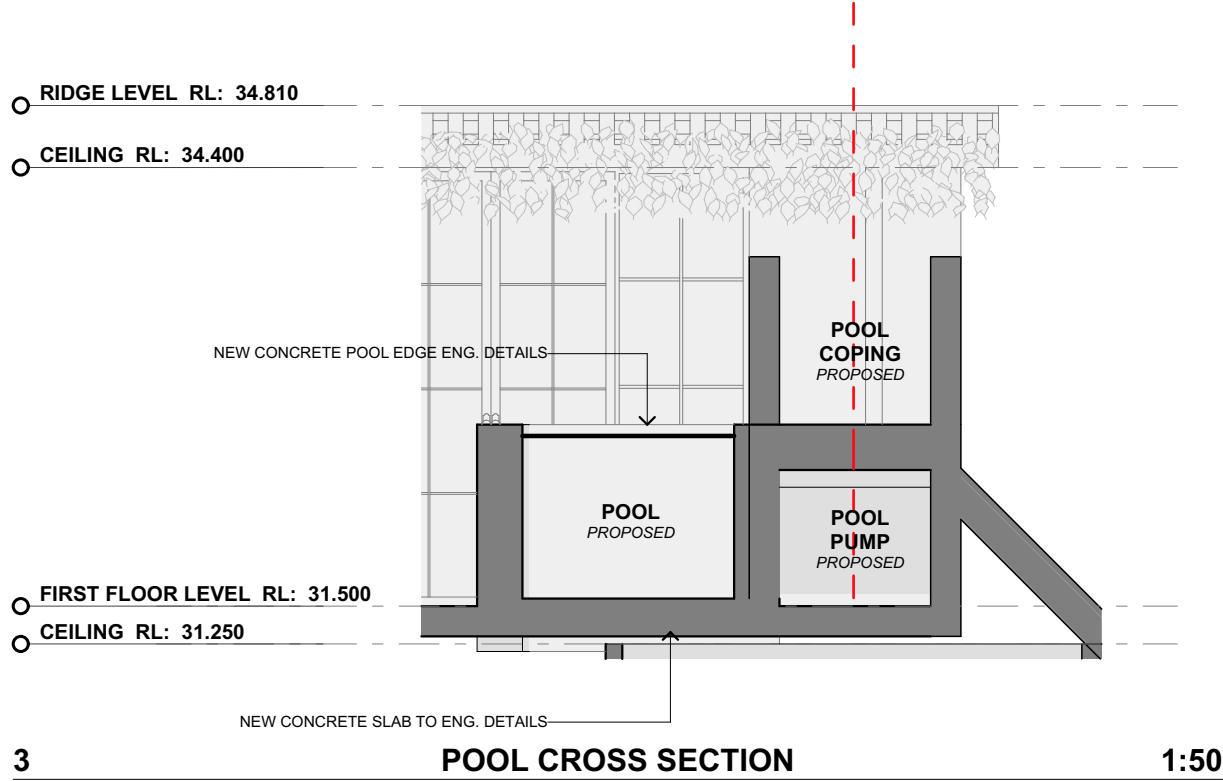
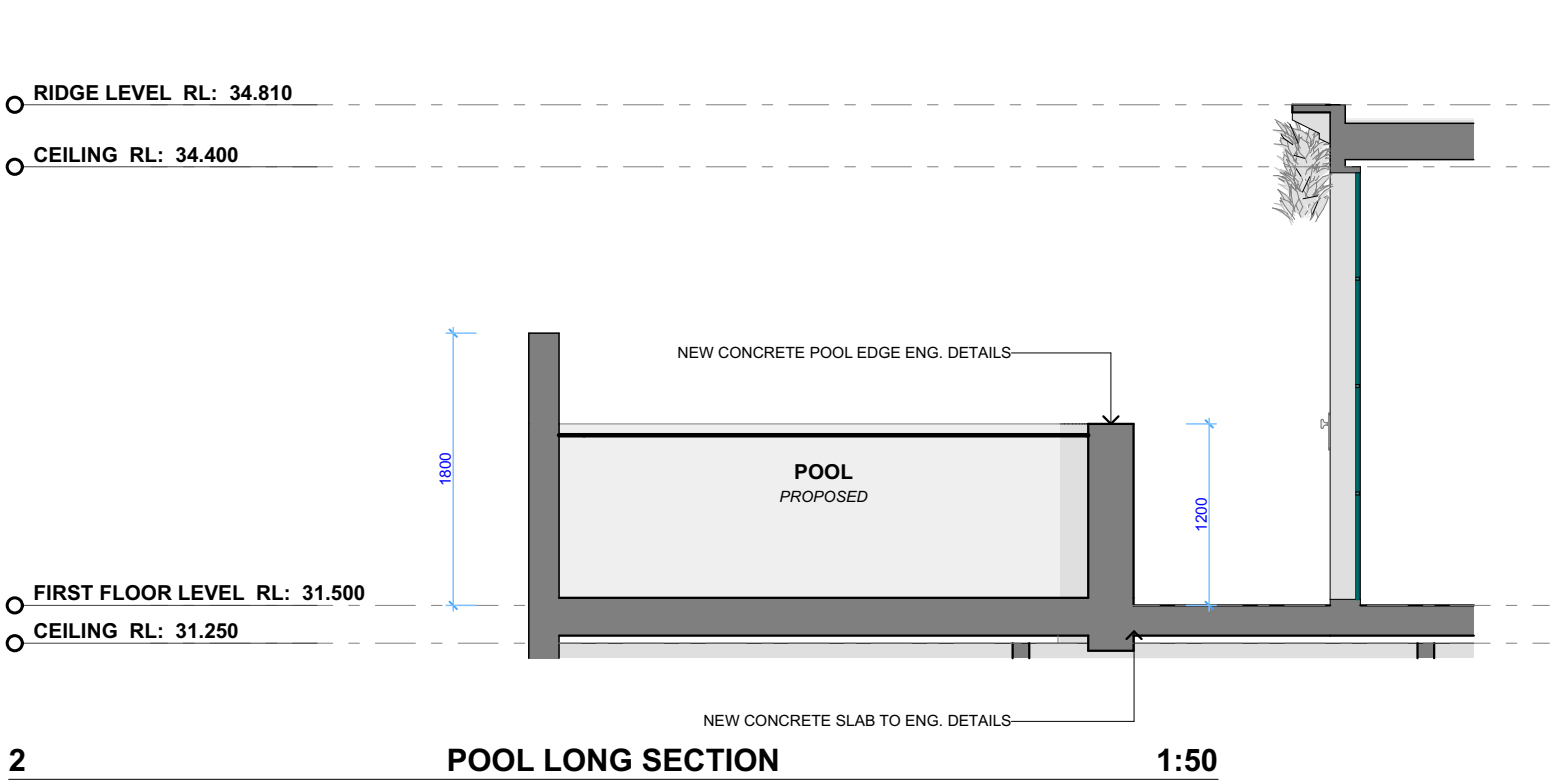
SCALE

1:100 @A3









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**LEGEND**

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**DATE**  
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**DRAWING NAME**  
POOL PLAN  
**SCALE**  
1:50 @A3

