

Cover Page 1142 Pittwater Road Collaroy NSW 2097 - Proposed Alterations & Additions



DATA

Site Area 551.1 m²

Landscaped Area		Area
Existing Landscape	35.94%	198.09 m ²
Minimum Required	40%	220.44 m ²
Proposed Landscape	35.21%	194.07 m ²

LEGEND

	240L Mobile Recycling Bin	sk	skylight
	120L Mobile Waste Bin	rwt	rain water tank
	240L Mobile Green Waste Bin	sa	Smoke alarms and evacuation lighting are to comply with BCA 2022 H3D6.
	Area Included in Floor Space	em	elec. meter
	Deep Landscape Area	hw	hot water system
	Landscape Area excluded from area calculations	dp	downpipe
	carpet	sp	structural post
	timber flooring	rwo	rainwater outlet
	tile flooring	TOW	top of wall
	gravel	TOP	top of parapet
		15.45	existing RL's
		---	existing structure to be demolished
		WA.01	glazed window and door number for BASIX
		●	existing tree to be retained
		●	existing tree to be removed

NOTES

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Issue	Description	ISSUE BY	Issue Date
B - WIP	Development Application - Council Amendments	TY/YT	Work in Progress

ADDRESS
1142 Pittwater Road Collaroy NSW 2097

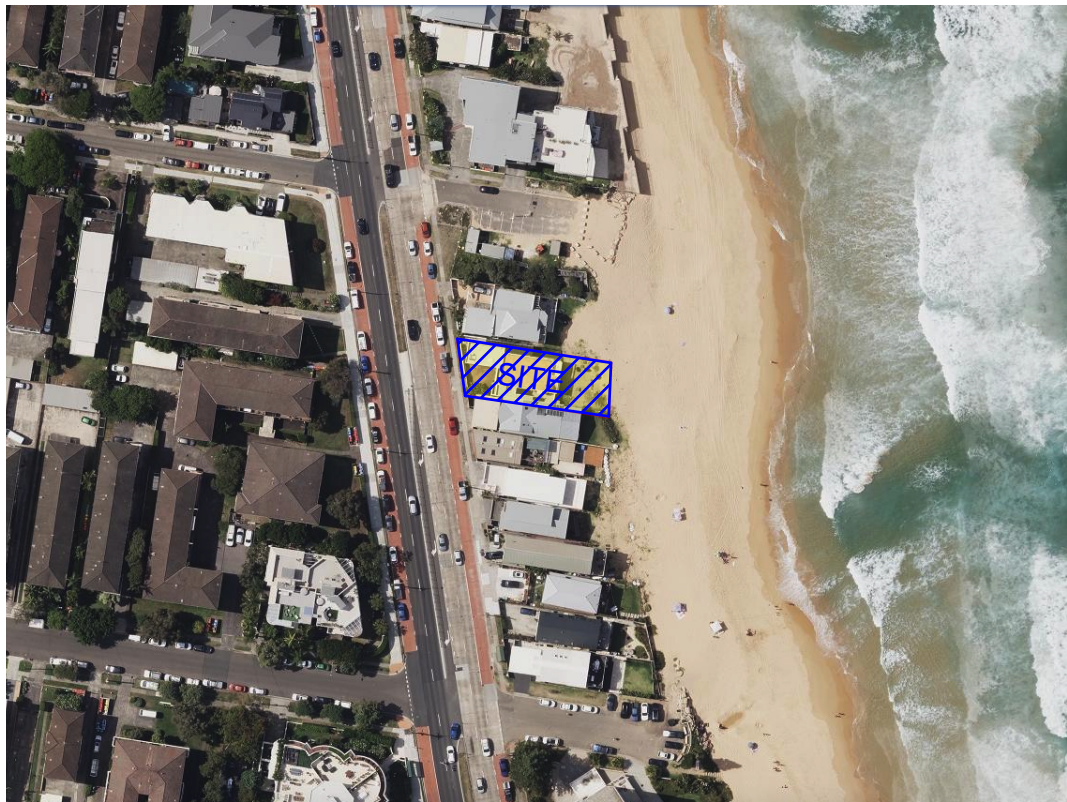
PROJECT
Proposed Alterations & Additions

FOR
ANAG NSW

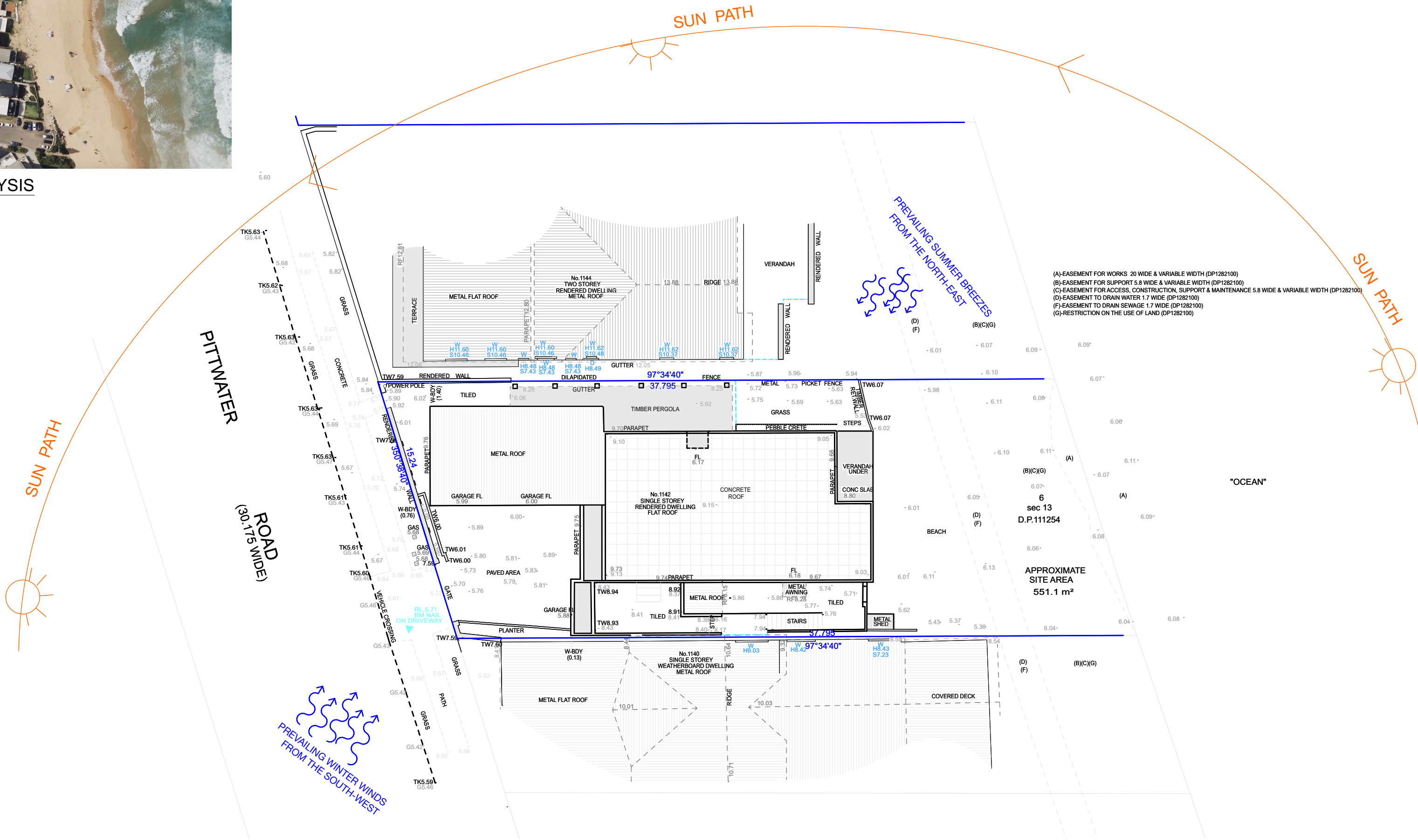
JOB No
24007

PRELIMINARY - WORK IN PROGRESS

YAN HONDA ARCHITECTS		
REGISTERED ARCHITECT GUS HONDA 9435	SCALE @ A2	DRAWING NUMBER DA00
DRAWING TITLE Cover Page		ISSUE B - WIP



SURVEY PLAN/SITE ANALYSIS



SURVEY PLAN/SITE ANALYSIS

1:200

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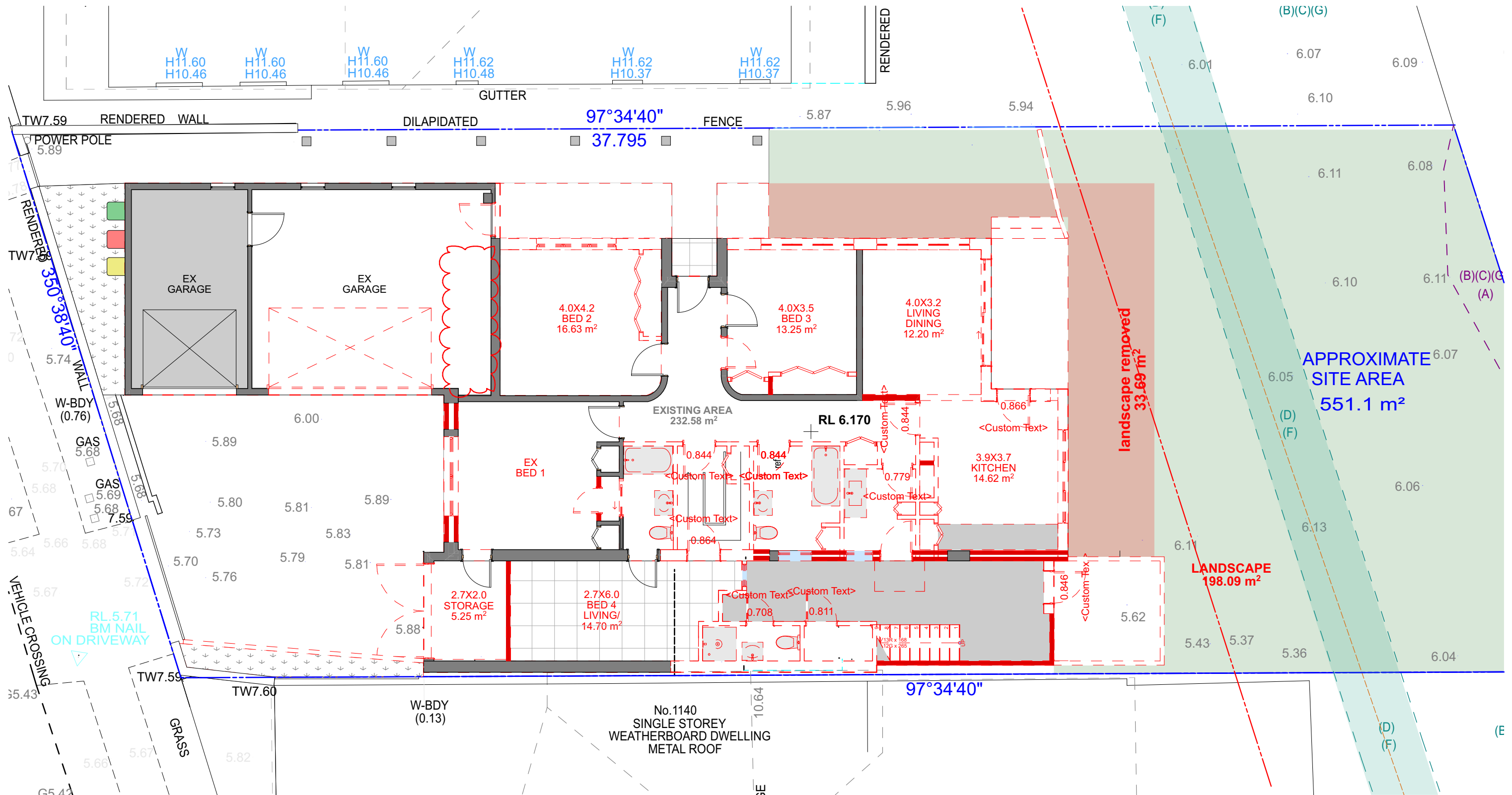
PRELIMINARY - WORK IN PROGRESS

YAN HONDA ARCHITECTS

REGISTERED ARCHITECT
GUS HONDA 9435
DRAWING TITLE
Site Analysis

SCALE
1:200
@ A2

DRAWING NUMBER
DA01
ISSUE
B - WIP



Demolition Plan - Ground Floor Plan
1:100

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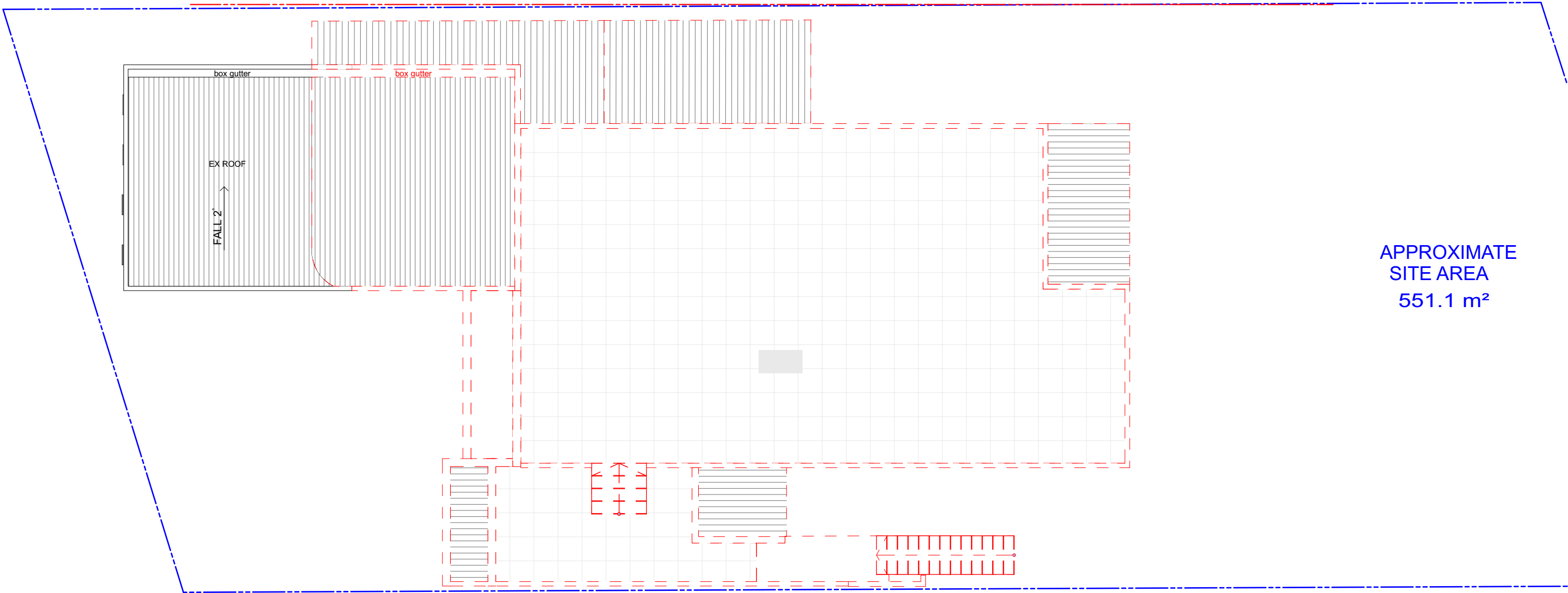


Issue	Description	ISSUE BY	Issue Date	ADDRESS
B - WIP	Development Application - Council Amendments	TY/NT	Work in Progress	1142 Pittwater Road Collaroy NSW 2097
				PROJECT
				Proposed Alterations & Additions
				FOR
				ANAG NSW

JOB No
24007

PRELIMINARY - WORK IN PROGRESS

YAN HONDA ARCHITECTS		
REGISTERED ARCHITECT GUS HONDA 9435	SCALE 1:100 @ A3	DRAWING NUMBER DA02
DRAWING TITLE Demolition Plan - Ground Floor		ISSUE B - WIP



APPROXIMATE
SITE AREA
551.1 m²

Demolition Plan - First Floor Plan
1:100

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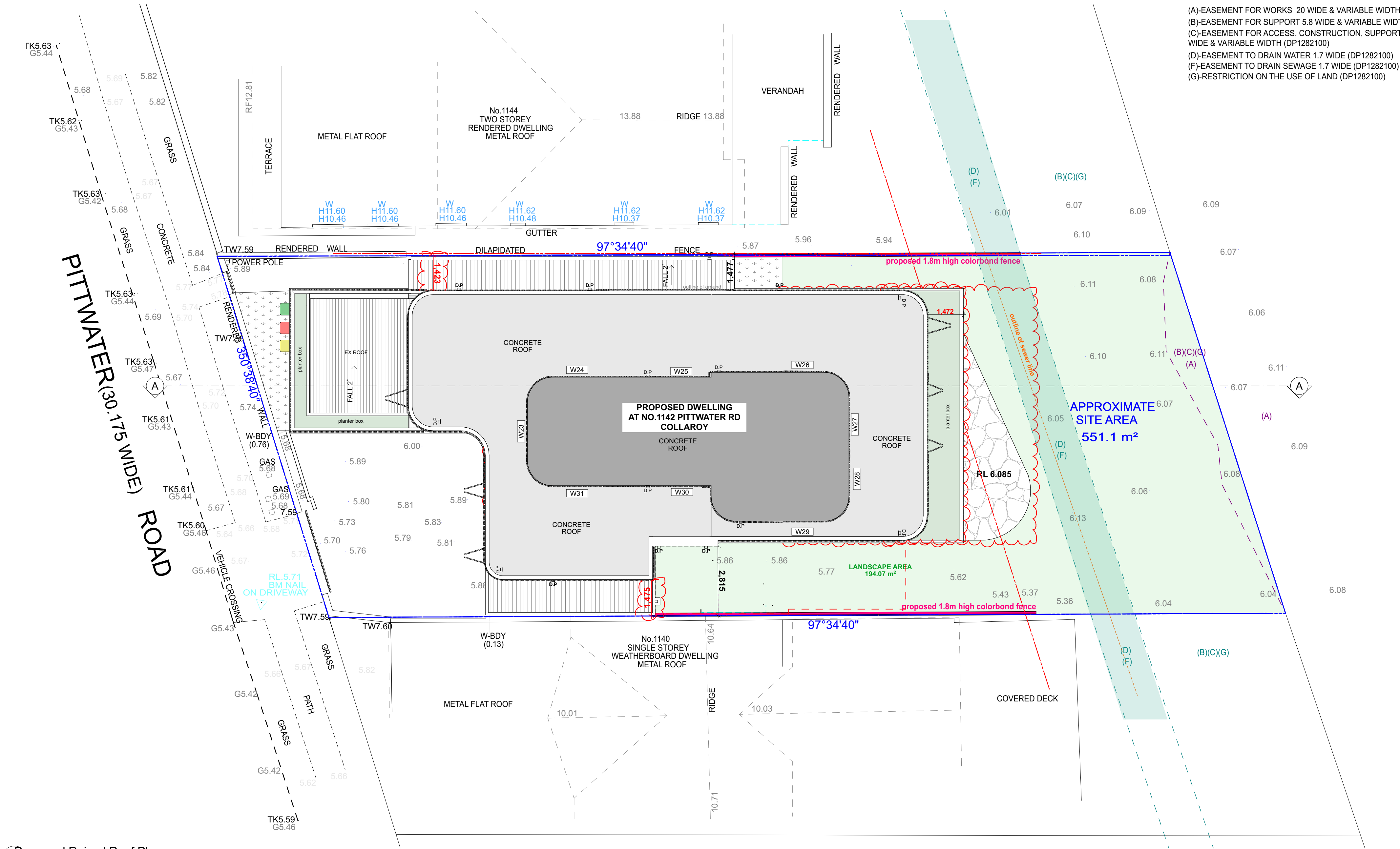
PROJECT
Proposed Alterations & Additions

FOR
ANAG NSW

JOB No
24007

PRELIMINARY - WORK IN PROGRESS

YAN HONDA ARCHITECTS		
REGISTERED ARCHITECT GUS HONDA 9435	SCALE 1:100 @ A3	DRAWING NUMBER DA03
DRAWING TITLE Demolition Plan - Frist Floor Plan		ISSUE B - WIP



- (A)-EASEMENT FOR WORKS 20 WIDE & VARIABLE WIDTH (DP1282100)
(B)-EASEMENT FOR SUPPORT 5.8 WIDE & VARIABLE WIDTH (DP1282100)
(C)-EASEMENT FOR ACCESS, CONSTRUCTION, SUPPORT, WIDE & VARIABLE WIDTH (DP1282100)
(D)-EASEMENT TO DRAIN WATER 1.7 WIDE (DP1282100)
(F)-EASEMENT TO DRAIN SEWAGE 1.7 WIDE (DP1282100)
(G)-RESTRICTION ON THE USE OF LAND (DP1282100)

Proposed Raised Roof Plan
1:100

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PROJECT
Proposed Alterations & Additions

FOR
ANAG NSW

JOB No
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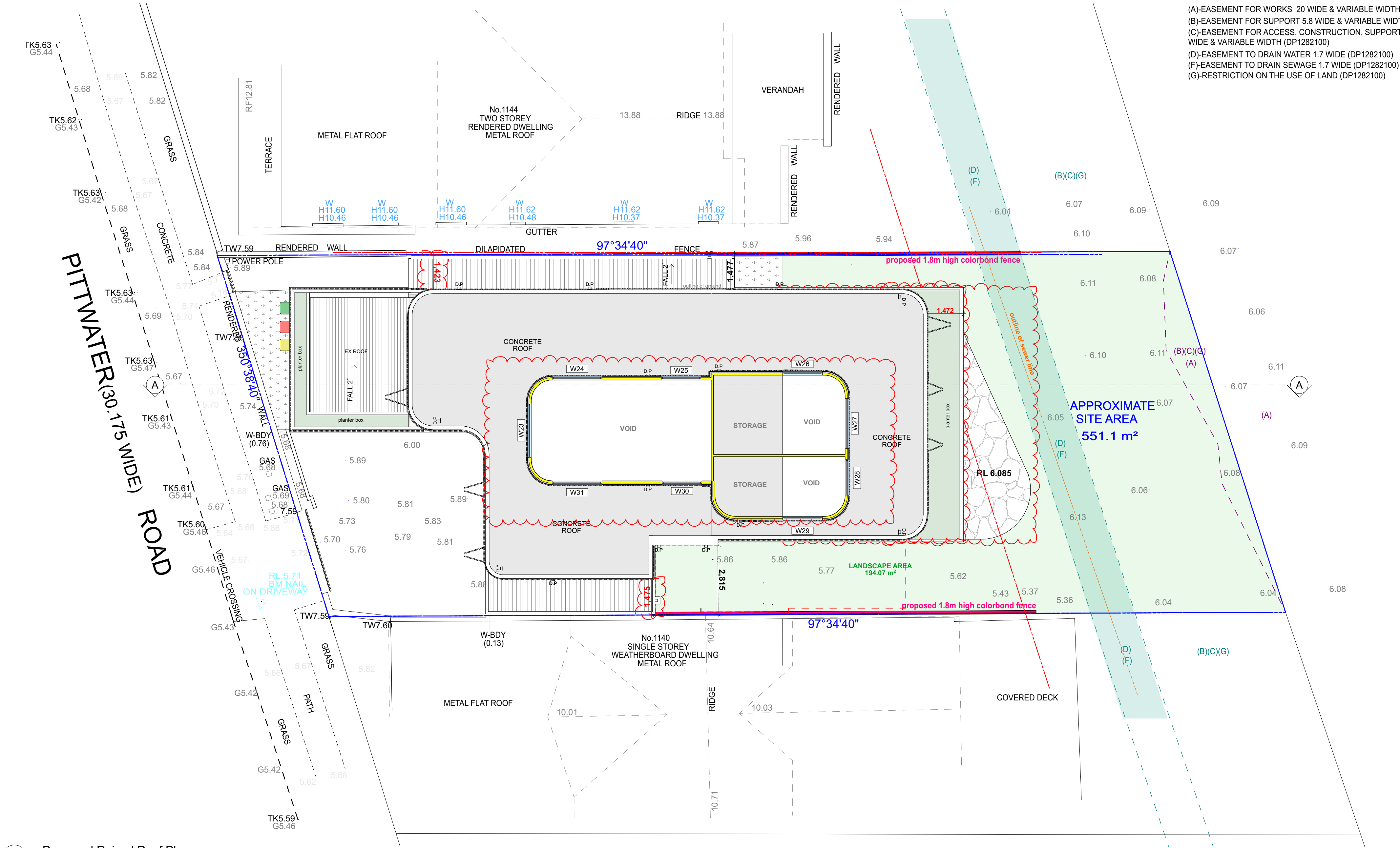
PRELIMINARY - WORK IN PROGRESS

YAN HONDA ARCHITECTS

REGISTERED ARCHITECT
GUS HONDA 9435
DRAWING TITLE
Site/ Roof Plan

SCALE
1:100
@ A2

DRAWING NUMBER
DA04
ISSUE
B - WIP



(A)-EASEMENT FOR WORKS 20 WIDE & VARIABLE WIDTH (DP1282100)
(B)-EASEMENT FOR SUPPORT 5.8 WIDE & VARIABLE WIDTH (DP1282100)
(C)-EASEMENT FOR ACCESS, CONSTRUCTION, SUPPORT, WIDE & VARIABLE WIDTH (DP1282100)
(D)-EASEMENT TO DRAIN WATER 1.7 WIDE (DP1282100)
(F)-EASEMENT TO DRAIN SEWAGE 1.7 WIDE (DP1282100)
(G)-RESTRICTION ON THE USE OF LAND (DP1282100)

Proposed Raised Roof Plan
1:100

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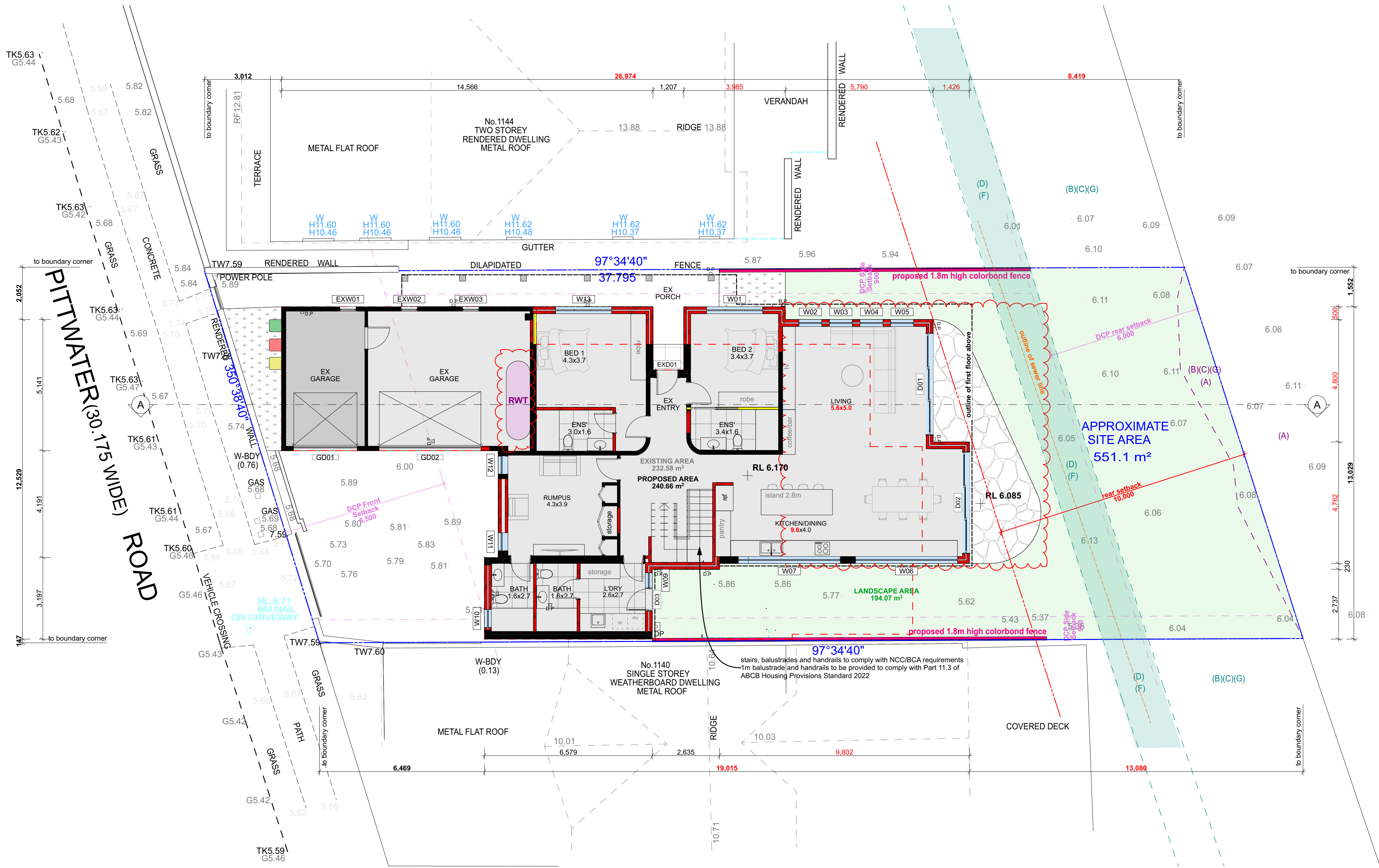
PRELIMINARY - WORK IN PROGRESS

YAN HONDA ARCHITECTS

REGISTERED ARCHITECT
GUS HONDA 9435
DRAWING TITLE
Proposed Raised Roof Plan

SCALE
1:100
@ A2

DRAWING NUMBER
DA05
ISSUE
B - WIP



Proposed Ground Floor Plan
1:100

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JOB No
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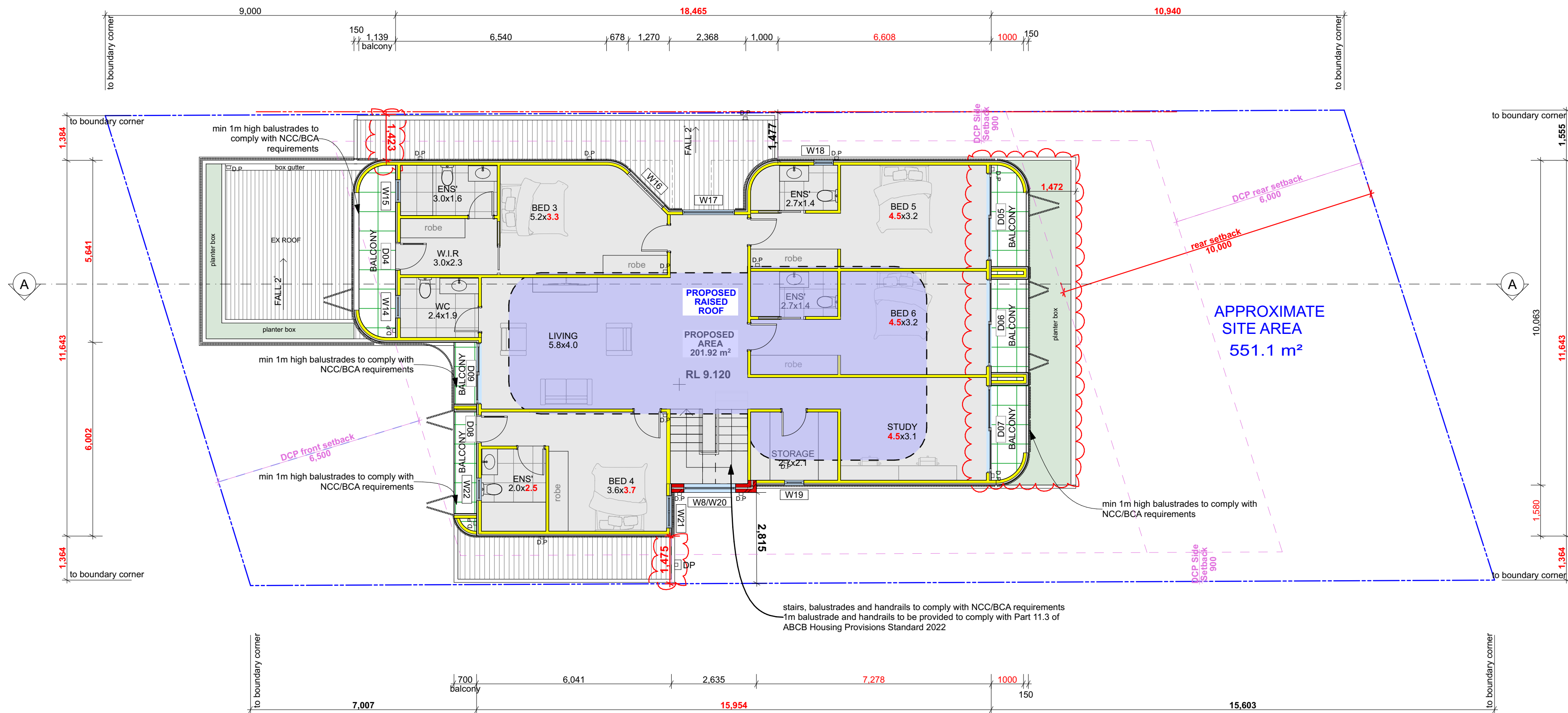
PRELIMINARY - WORK IN PROGRESS

YAN HONDA ARCHITECTS

REGISTERED ARCHITECT
GUS HONDA 9435
DRAWING TITLE
Proposed Ground Floor Plan

SCALE
1:100
@ A2

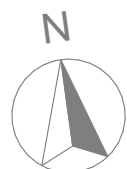
DRAWING NUMBER
DA06
ISSUE
B - WIP



Proposed First Floor Plan
1:100

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FOR
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JOB No
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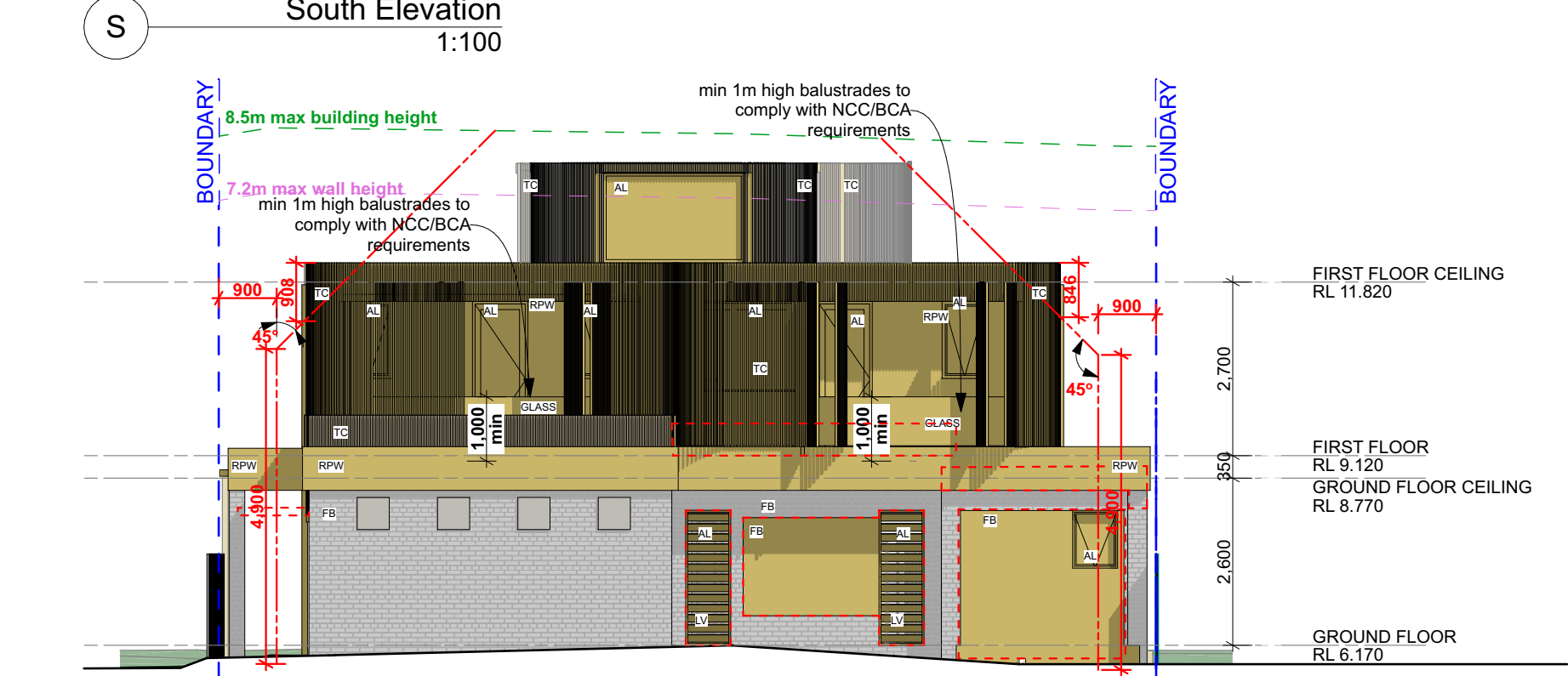
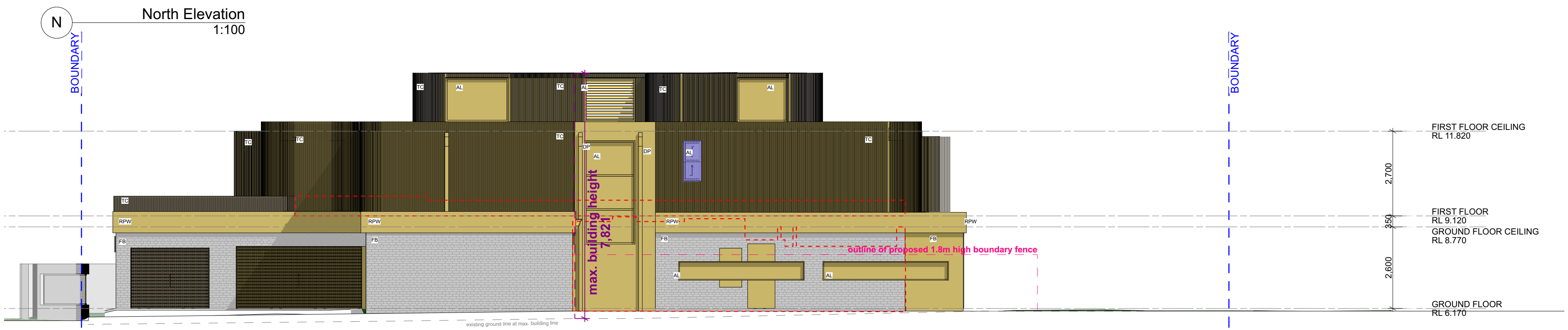
PRELIMINARY - WORK IN PROGRESS

YAN HONDA ARCHITECTS

REGISTERED ARCHITECT
GUS HONDA 9435
DRAWING TITLE
Proposed First Floor Plan

SCALE
1:100
@ A2

DRAWING NUMBER
DA07
ISSUE
B - WIP



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LEGEND

FB face brick wall
TC Timber cladding
RPW rendered painted wall
AL aluminium framed windows and doors
LV Louvre glass

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PROJECT
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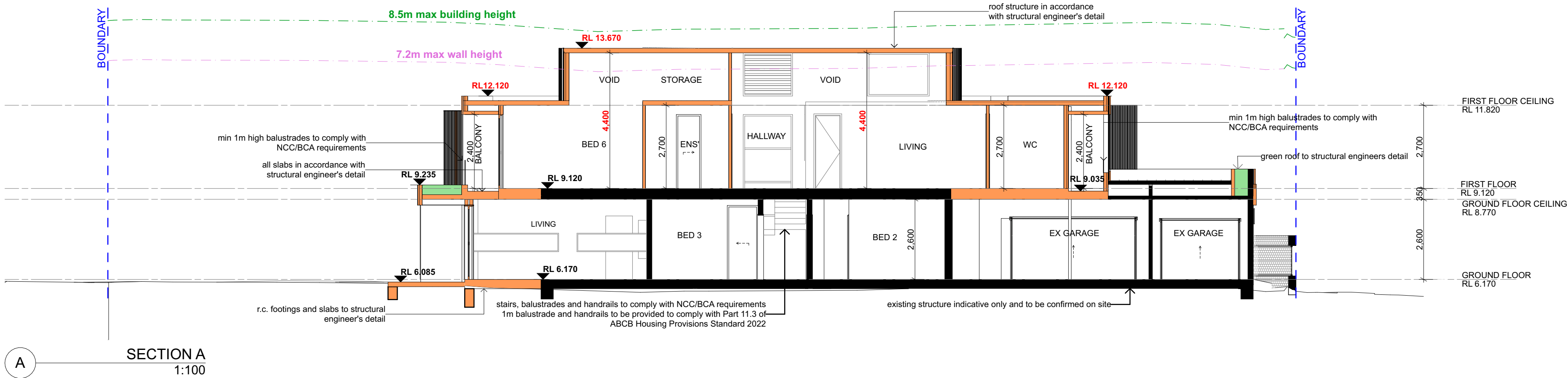
PRELIMINARY - WORK IN PROGRESS

YAN HONDA ARCHITECTS

REGISTERED ARCHITECT
GUS HONDA 9435
DRAWING TITLE
Elevations

SCALE
1:100
@ A2

DRAWING NUMBER
DA08
ISSUE
B - WIP



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PRELIMINARY - WORK IN PROGRESS

YAN HONDA ARCHITECTS

REGISTERED ARCHITECT
GUS HONDA 9435
DRAWING TITLE
Sections

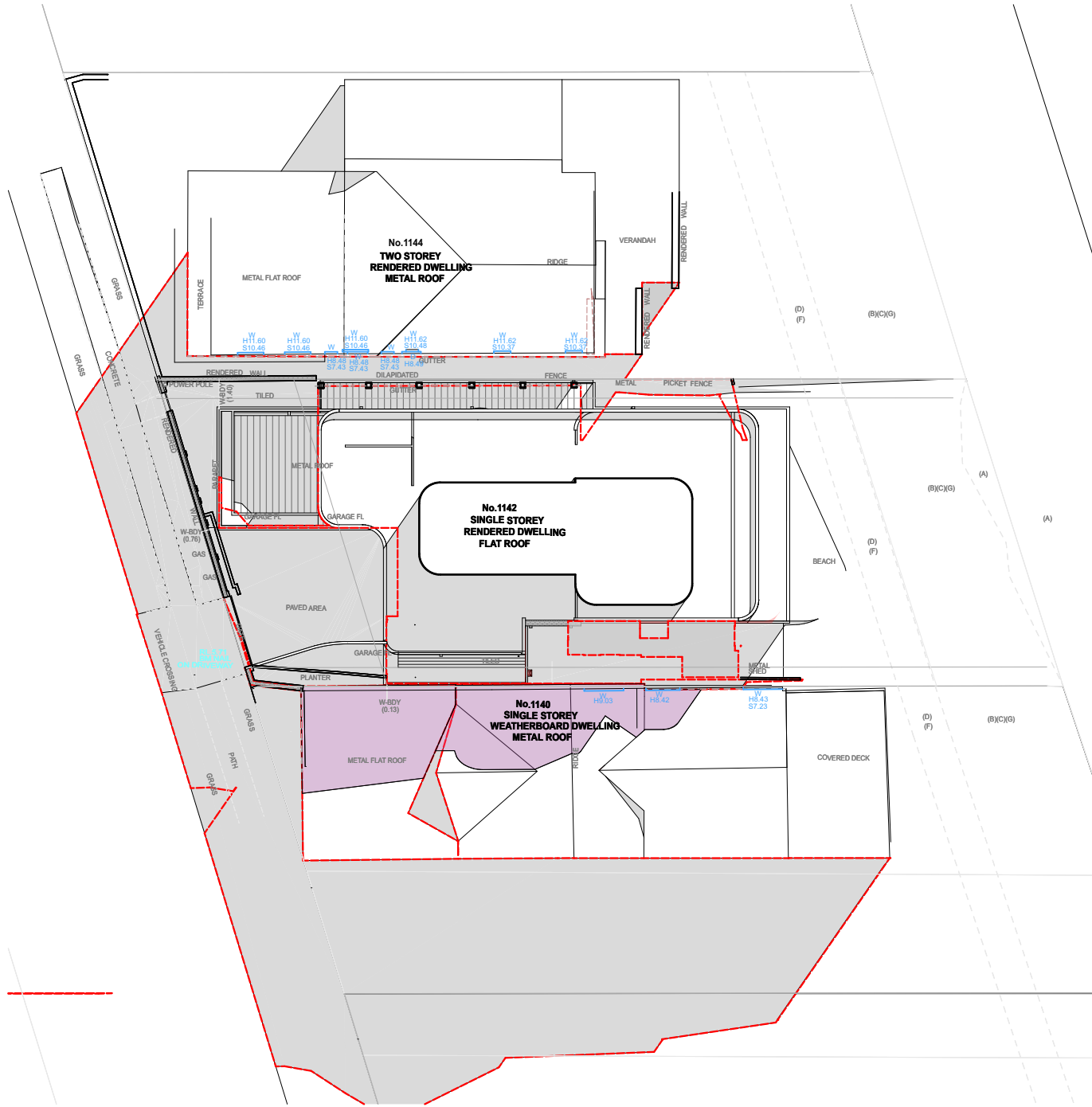
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@ A2

DRAWING NUMBER
DA09
ISSUE
B - WIP

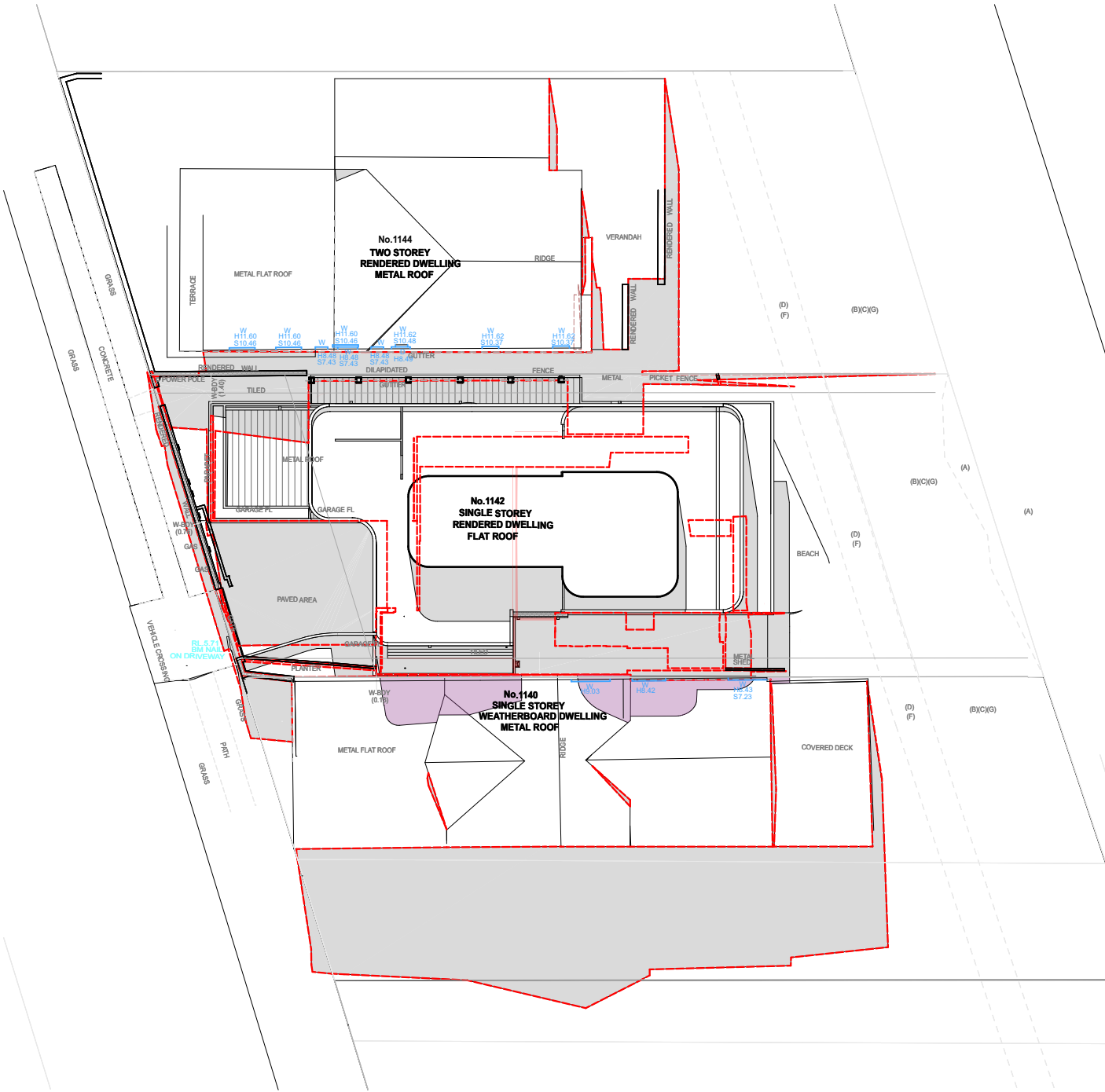
LEGEND

extent of existing overshadowing

additional overshadowing



Shadow Diagram - June 21st - 9am Proposed Overshadowing



Shadow Diagram - June 21st - 12pm Proposed Overshadowing



Shadow Diagram - June 21st - 3pm Proposed Overshadowing

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ANAG NSW

JOB No

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PRELIMINARY - WORK IN PROGRESS

YAN HONDA ARCHITECTS

REGISTERED ARCHITECT

GUS HONDA 9435

DRAWING TITLE

Shadow Diagrams

SCALE

@ A2

3 NUMBER

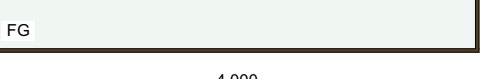
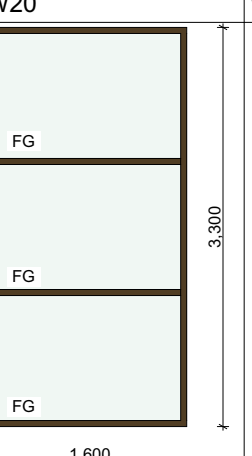
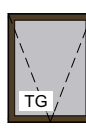
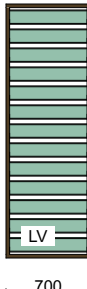
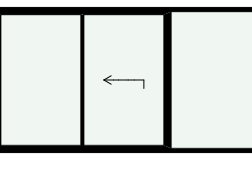
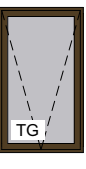
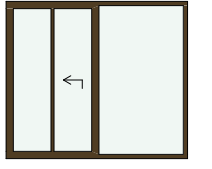
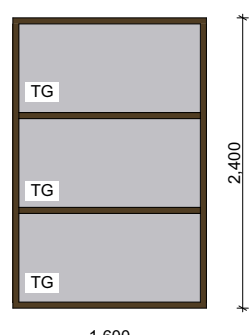
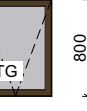
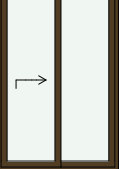
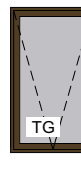
DA11

ISSUE

B - WIP

External Door & Window Schedule									
ID	D01	D02	D03	D04	D05	D06	D07	D08	D09
Front View									
Width	4,000	4,000	900	860	2,700	2,700	2,700	860	1,900
Height	2,400	2,400	2,100	2,400	2,400	2,400	2,400	2,400	2,400
Sill Height	0	0	0	0	0	0	0	0	0

External Door & Window Schedule												
ID	EXD01	EXW01	EXW02	EXW03	GD01	GD02	W01	W02	W03	W04	W05	W06
Front View												
Width	872	643	643	643	2,500	4,000	2,200	900	900	900	900	4,000
Height	2,070	1,416	1,416	1,416	2,100	2,148	1,200	2,400	2,400	2,400	2,400	600
Sill Height	0	390	390	390	0	0	900	0	0	0	0	900

External Door & Window Schedule																
ID	W07	W8/W20	W09	W10	W11	W12	W13	W14	W15	W16	W17	W18	W19	W21	W22	
Front View																
	Width	4,000	1,600	600	700	700	700	2,200	700	700	1,500	1,600	600	600	1,000	700
	Height	600	3,300	2,100	900	2,100	2,100	1,200	1,200	1,200	1,300	2,400	800	1,300	1,500	1,200
	Sill Height	900	250	0	1,200	0	0	900	1,200	1,200	1,100	0	1,600	1,100	900	1,200

NOTES:

- Windows and doors are indicativeonly. Details to be provided by builders/manufacturers. Dimensions are wall opening indicationonly.
- Lift-off hinges to all bathrooms and WC where the clearance between the WC and door opening is less than 1200mm in distance in accordance with BCA/NCC Clause H4P3 and ABCB Housing Provisions Standards Part 10.4.2 - Protectionof openable windows to comply with NCC Clause H5P2 and ABCB Part 11.3,11.3.7 and 11.3.8

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ANAG NSW

JOB No
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LEGEND

FG fixed glass
TG translucent glass
LV louvre glass

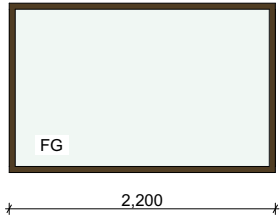
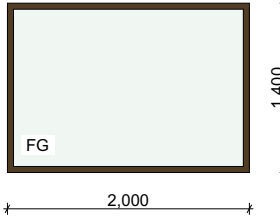
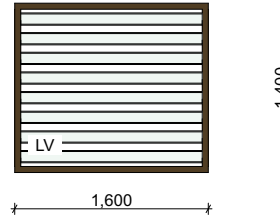
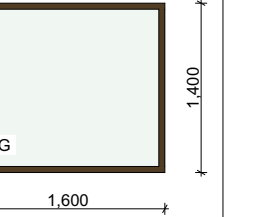
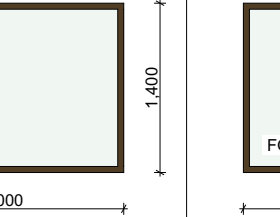
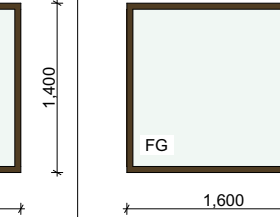
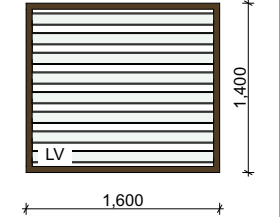
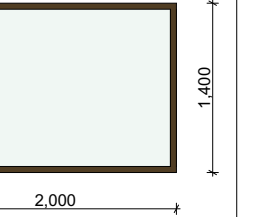
PRELIMINARY - WORK IN PROGRESS

YAN HONDA ARCHITECTS

REGISTERED ARCHITECT
GUS HONDA 9435
DRAWING TITLE
External Window & Door Schedule 01

SCALE
@ A2

DRAWING NUMBER
DA12
ISSUE
B - WIP

External Door & Window Schedule									
ID	W23	W24	W25	W26	W27	W28	W29	W30	W31
Front View									
Width	2,200	2,000	1,600	1,600	2,000	1,500	1,600	1,600	2,000
Height	1,400	1,400	1,400	1,400	1,400	1,400	1,400	1,400	1,400
Sill Height	150	150	150	150	150	150	150	150	150

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LEGEND

FG fixed glass
TG translucent glass
LV louvre glass

PRELIMINARY - WORK IN PROGRESS

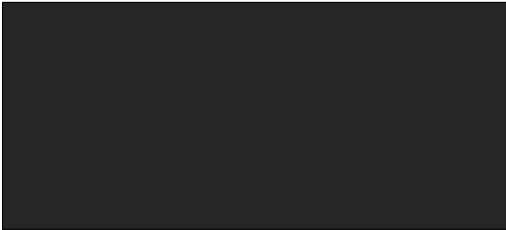
YAN HONDA ARCHITECTS

REGISTERED ARCHITECT
GUS HONDA 9435
DRAWING TITLE
External Window & Door Schedule 02

SCALE
@ A2

DRAWING NUMBER
DA13
ISSUE
B - WIP

1142 Pittwater Road Collaroy NSW 2097 - Proposed Alterations & Additions



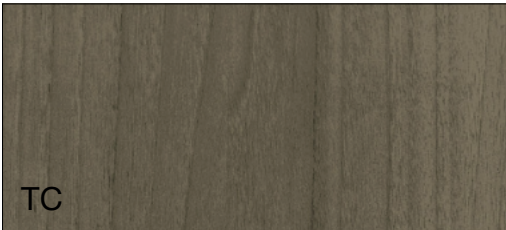
Powdercoated aluminium framed windows and doors
Colour: Colorbond Powdercoat/ Dulux 'Monument'



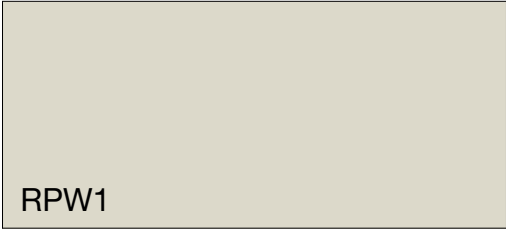
Colorbond kliplok roof sheeting
Colour: Colorbond 'surfmist'



Facebrick wall
Colour: TBC



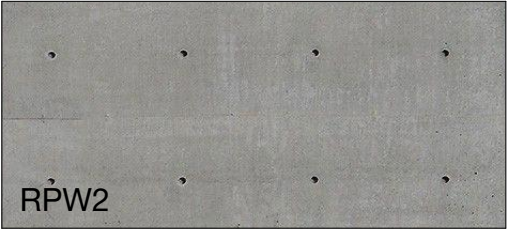
Knotwood wall cladding
Knotwood front gates
Knotwood garage door
Colour: Knotwood "Grey Ash" or Merbau Wathered



Render and Painted wall
Colour: Dulux "TBC" to match colour of cladding

NOTE - Colorbond gutters and downpipes and flashings colour to match timber cladding colour

NOTE: All colours and finishes can be replaced by similar colours.



Render and Painted wall
Colour: Rockcote "TBC"

NOTES

- Drawings are subject to copyright and may not be copied, used or reproduced in any way without the express permission of the architect.
- All dimensions to be confirmed on site prior to commencement of work.
- All construction to comply with Building Code of Australia/National Construction Code & Australian Standards requirements.
- Drawings are not for construction.
- Do not scale from drawing.
- Larger scale drawings and written dimensions take preference.
- All discrepancies to be brought to the attention of the author.

Issue	Description	ISSUE BY	Issue Date	ADDRESS
B - WIP	Development Application - Council Amendments	TY/YT	Work in Progress	1142 Pittwater Road Collaroy NSW 2097
				PROJECT
				Proposed Alterations & Additions
				FOR
				ANAG NSW
				JOB No
				24007

PRELIMINARY - WORK IN PROGRESS

YAN HONDA ARCHITECTS		
REGISTERED ARCHITECT	SCALE	DRAWING NUMBER
GUS HONDA 9435	@ A3	DA14
DRAWING TITLE		ISSUE
Finishes Schedule		B - WIP