

rev	date	amendment	by	co-ord
2	23.02.22	COUNCIL RFI	LR	
1	04.11.21	DA	LR	

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19 PARKVIEW ROAD FAIRLIGHT

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project
19 Parkview Road
Fairlight NSW 2094
Client: Klara & Simon Harvey

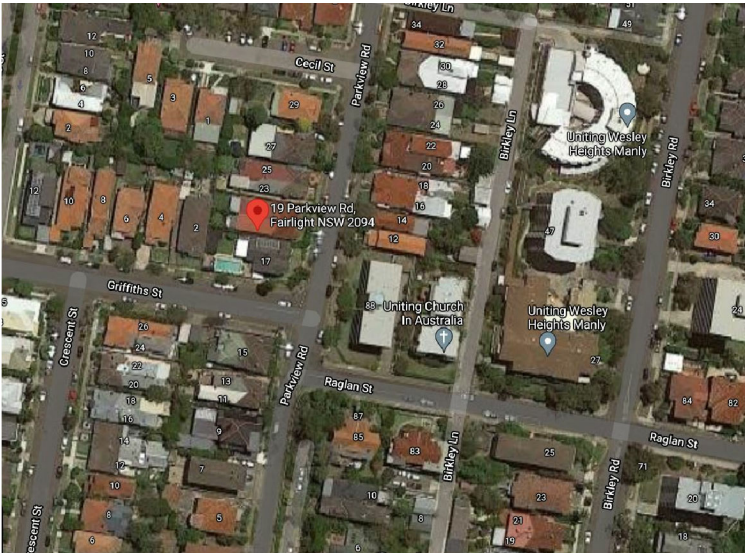


scale
NTS (A3)

COVER SHEET

date	drawn	project co-ordinator
NOV 2021	LR	LR

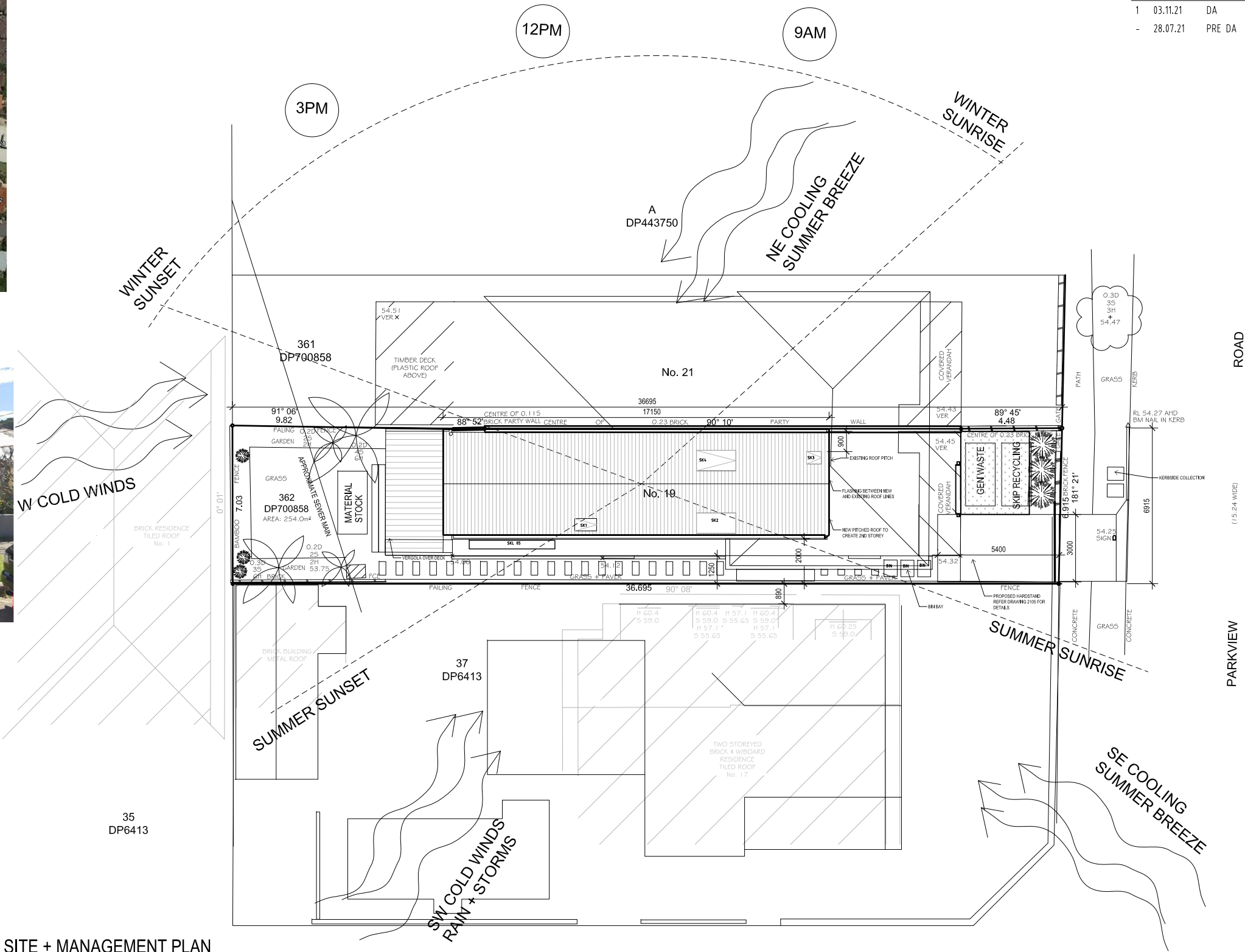
project number	drawing number	revision
RJD2021.06	A-00	1



LOCATION_AERIAL VIEW



FRONT VIEW

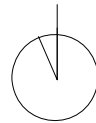


01 SITE + MANAGEMENT PLAN
SCALE 1:200 @ A3

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date
NOV 2021

drawn
LR

project co-ordinator
LR



north

drawing

SITE ANALYSIS

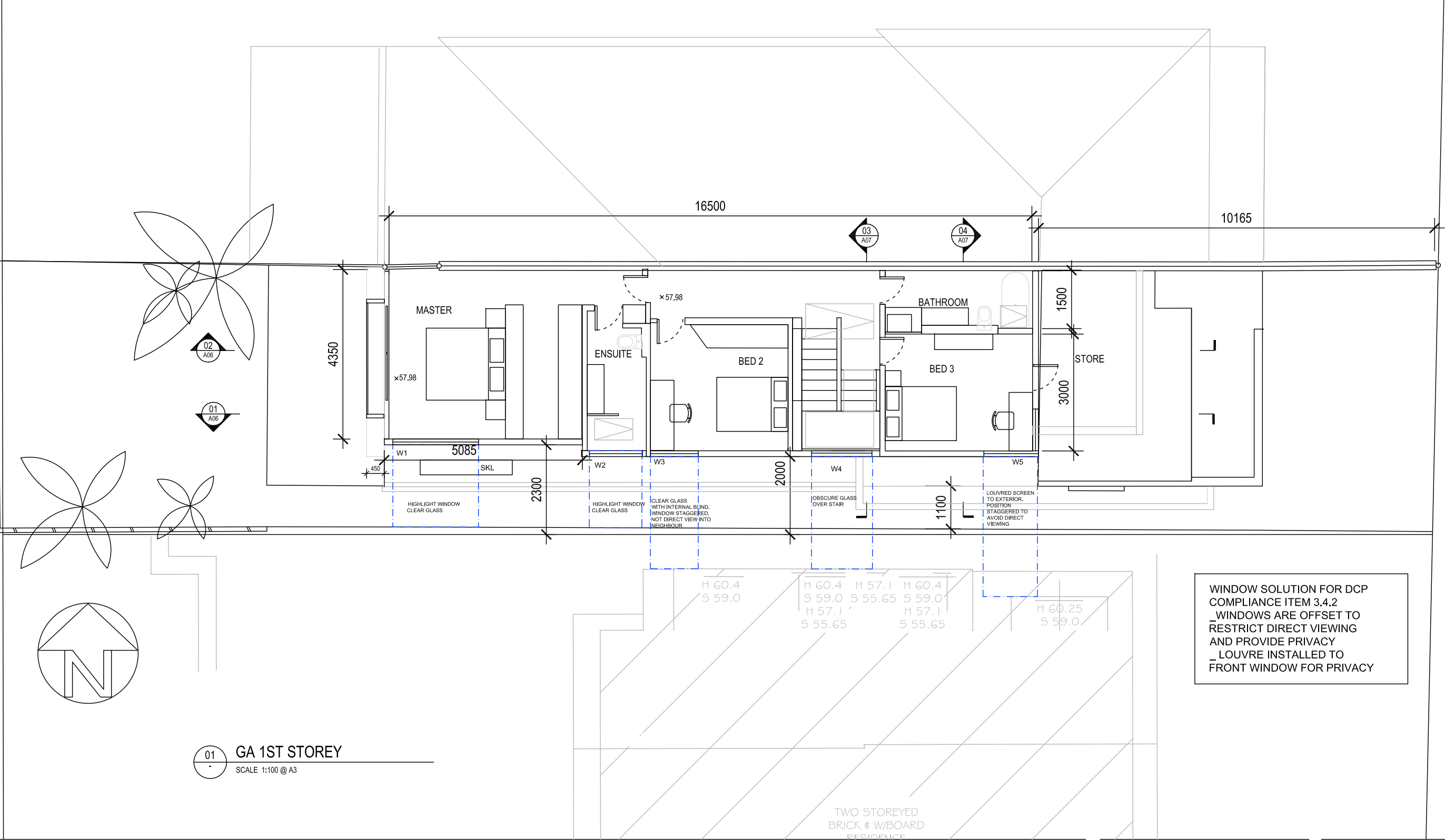
project number
RJD2021.06

drawing number
A-01

revision
2

scale
1:200 (A3)

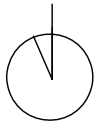
rev	date	amendment	by	co-ord
3	23.02.22	COUNCIL RFI	LR	
2	03.11.21	DA	LR	
1	01.10.21	WINDOW UPDATE	LR	
-	28.07.21	PRE DA	LR	



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NOV 2021	LR	LR



drawing

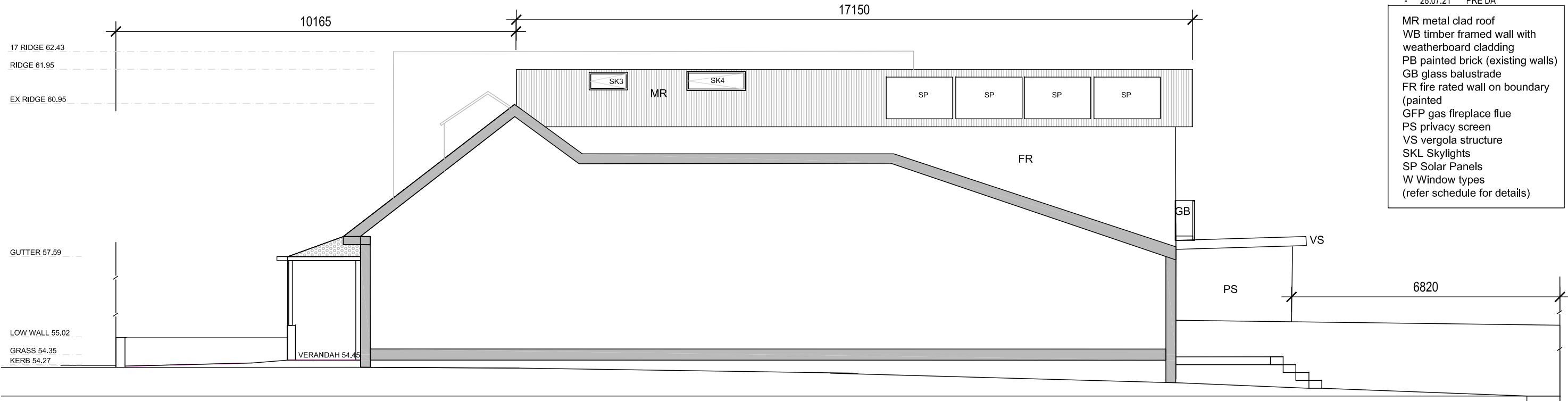
GA PROPOSED PLAN
NEW 1ST STOREY

project number	drawing number	revision
RJD2021.06	A-03	3

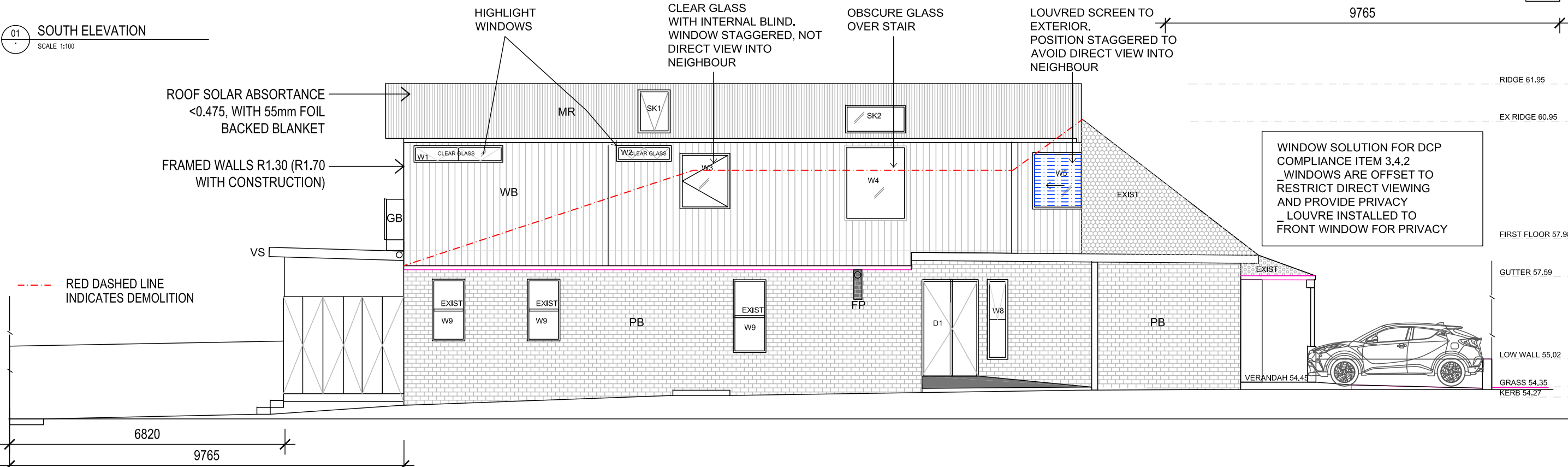
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rev	date	amendment	by	co-ord
3	23.02.22	PRIVACY 3.4.2 RFI	LR	
2	03.11.21	DA	LR	
1	01.10.21	WINDOW UPDATE	LR	
-	28.07.21	PRE DA	LR	

MR metal clad roof
WB timber framed wall with weatherboard cladding
PB painted brick (existing walls)
GB glass balustrade
FR fire rated wall on boundary (painted)
GFP gas fireplace flue
PS privacy screen
VS vergola structure
SKL Skylights
SP Solar Panels
W Window types
(refer schedule for details)



01 SOUTH ELEVATION
SCALE 1:100

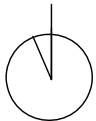


02 NORTH ELEVATION
SCALE 1:100

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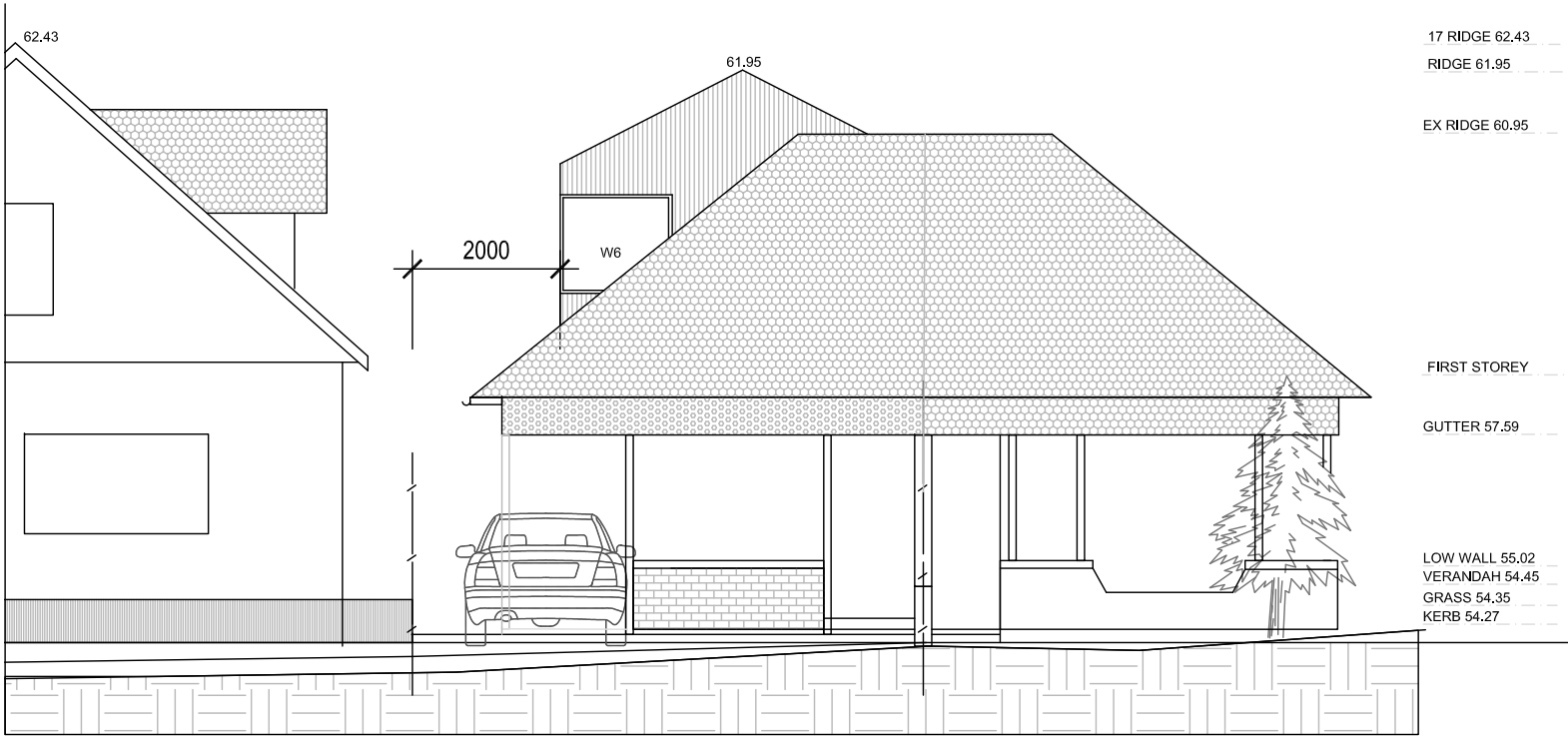
date	drawn	project co-ordinator
NOV 2021	LR	LR

north
drawing
scale
1:100(A3)

SIDE ELEVATIONS

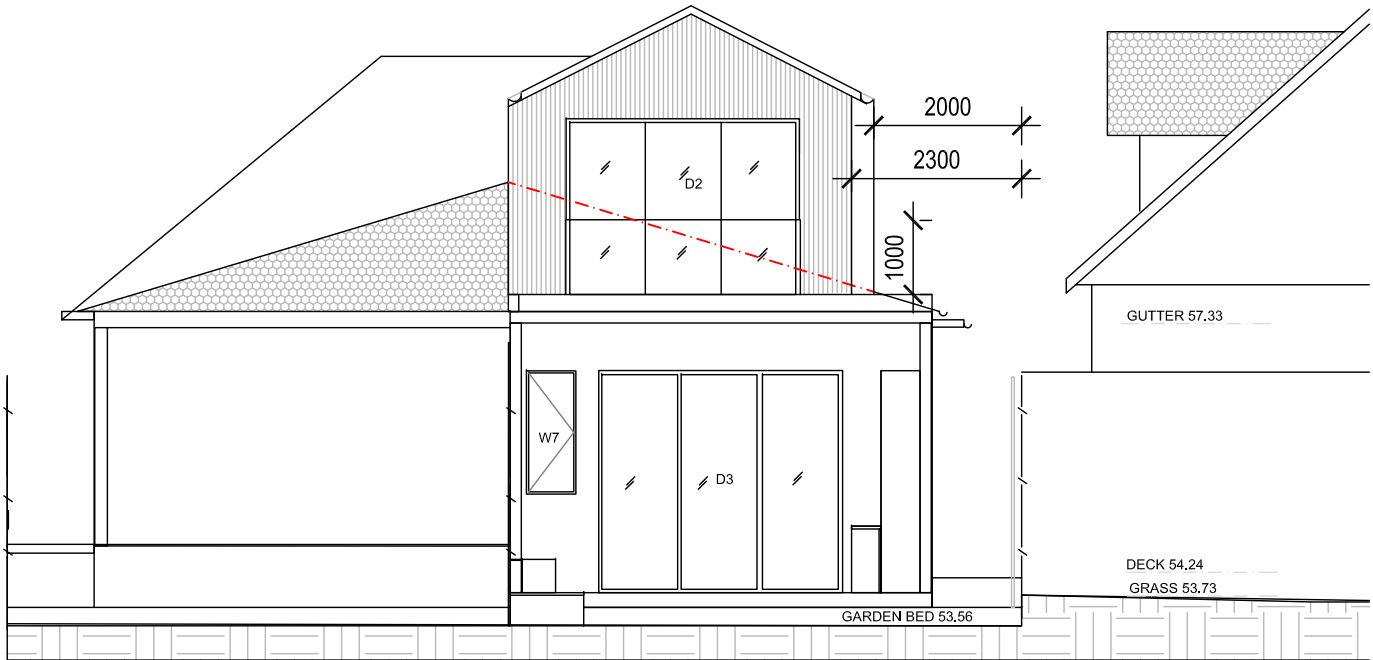
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RJD2021.06	A-04	3

rev	date	amendment	by	co-ord
2	23.02.22	COUNCIL RFI	LR	
1	03.11.21	DA	LR	
-	28.07.21	PRE DA	LR	



01 PROPOSED EAST ELEVATION

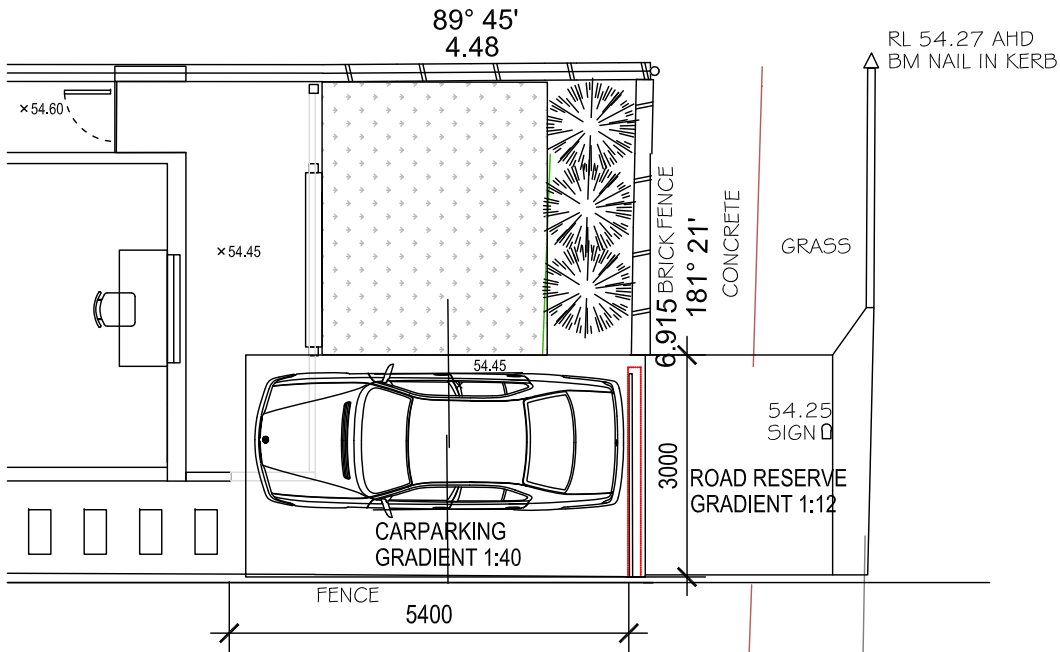
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02 PROPOSED WEST ELEVATION

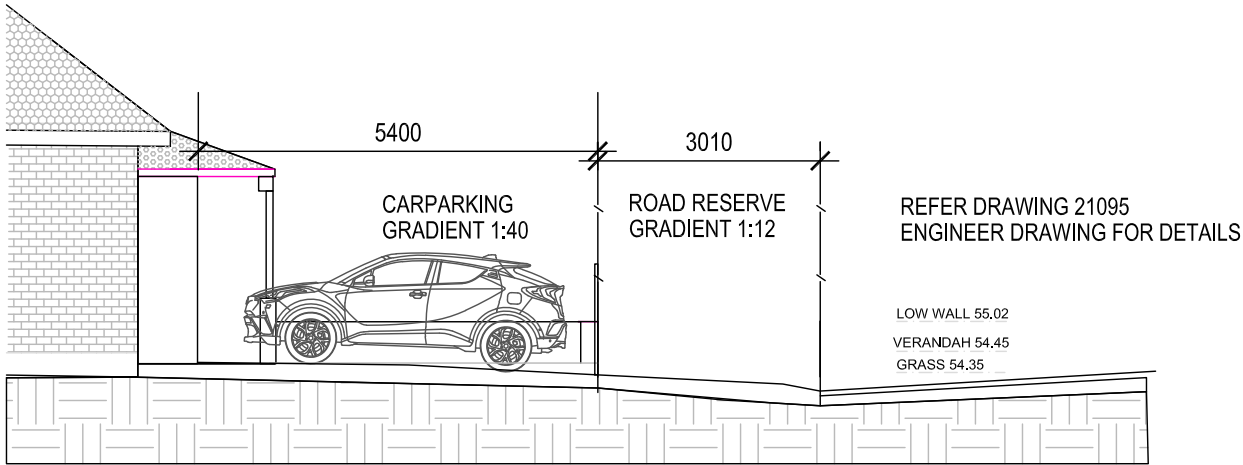
SCALE 1:100

RED DASHED LINE
INDICATES DEMOLITION



03 PARKING PLAN

SCALE 1:100



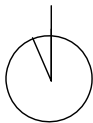
04 PARKING SECTION

SCALE 1:100

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NOV 2021

drawn
LR

project co-ordinator
LR



drawing

FRONT, REAR ELEVATIONS + PARKING

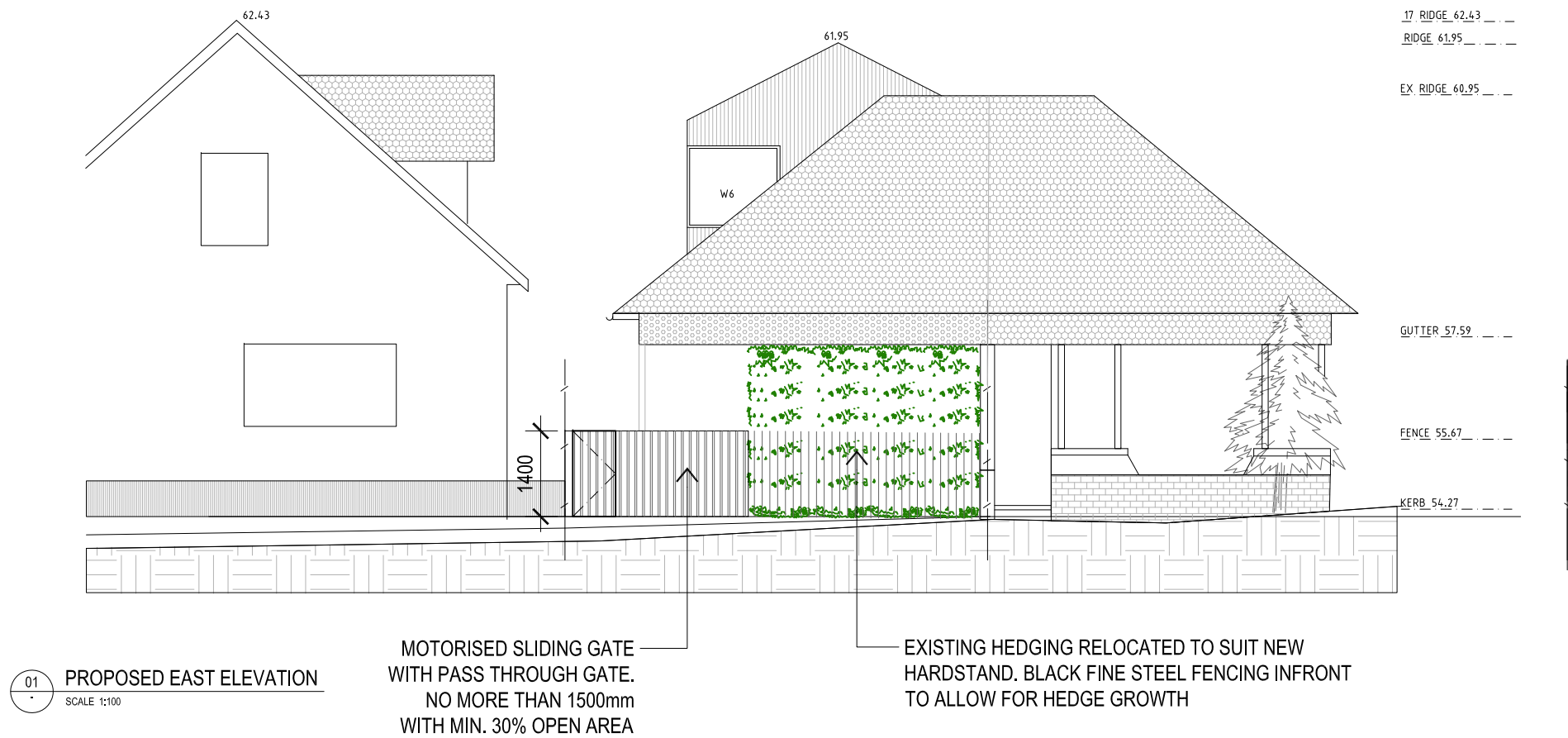
project number
RJD2021.06

drawing number
A-05

revision
2

scale
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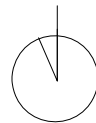
rev	date	amendment	by	co-ord
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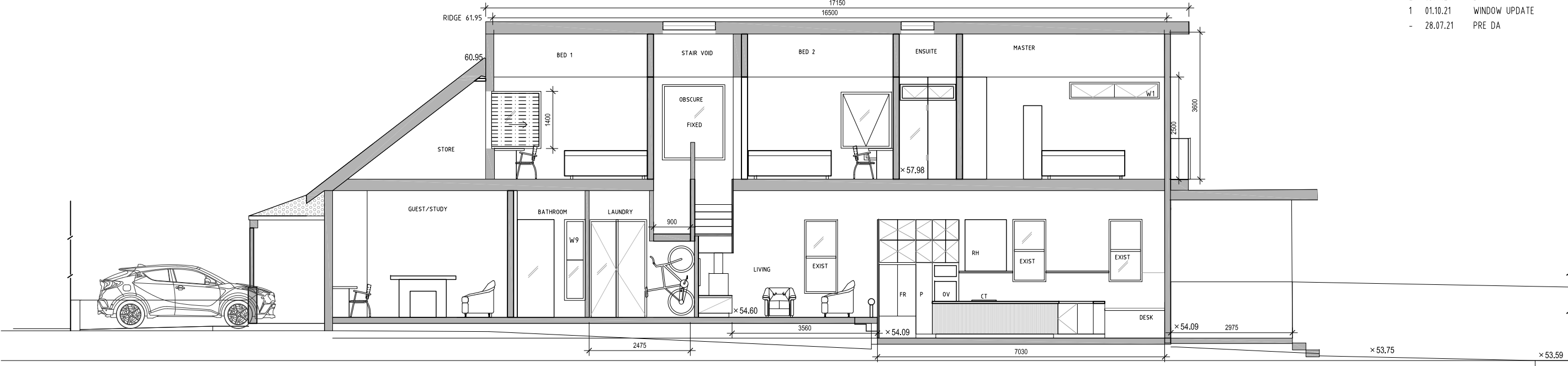
date	drawn	project co-ordinator
NOV 2021	LR	LR

scale
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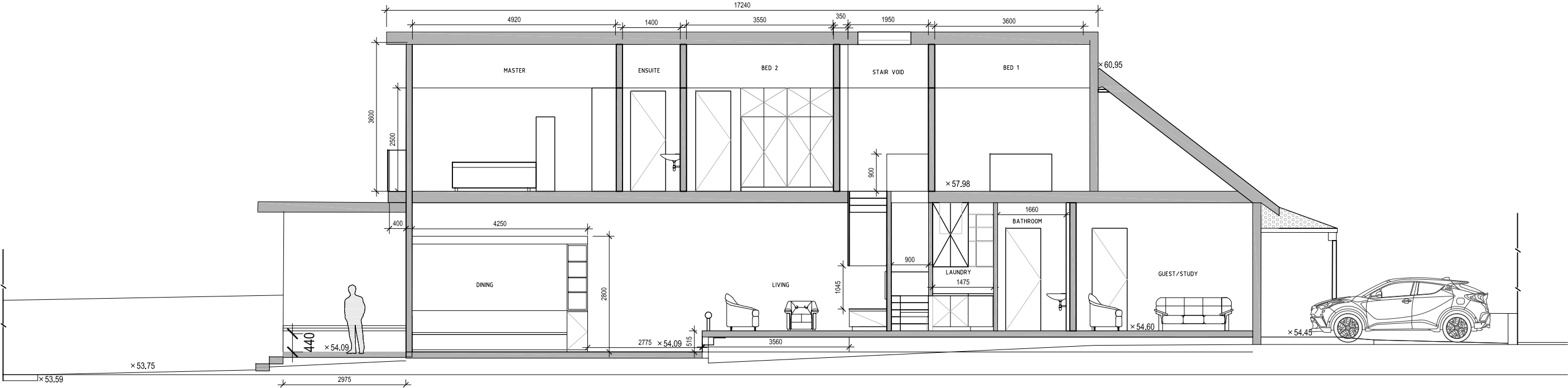
FRONT STREET ELEVATION

project number	drawing number	revision
RJD2021.06	A-05.B	-

rev	date	amendment	by	co-ord
3	23.02.22	COUNCIL RFI	LR	
2	03.11.21	DA	LR	
1	01.10.21	WINDOW UPDATE	LR	
-	28.07.21	PRE DA	LR	



01 SOUTHERN SECTION
SCALE 1:100

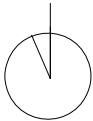


02 NORTHERN SECTION
SCALE 1:100

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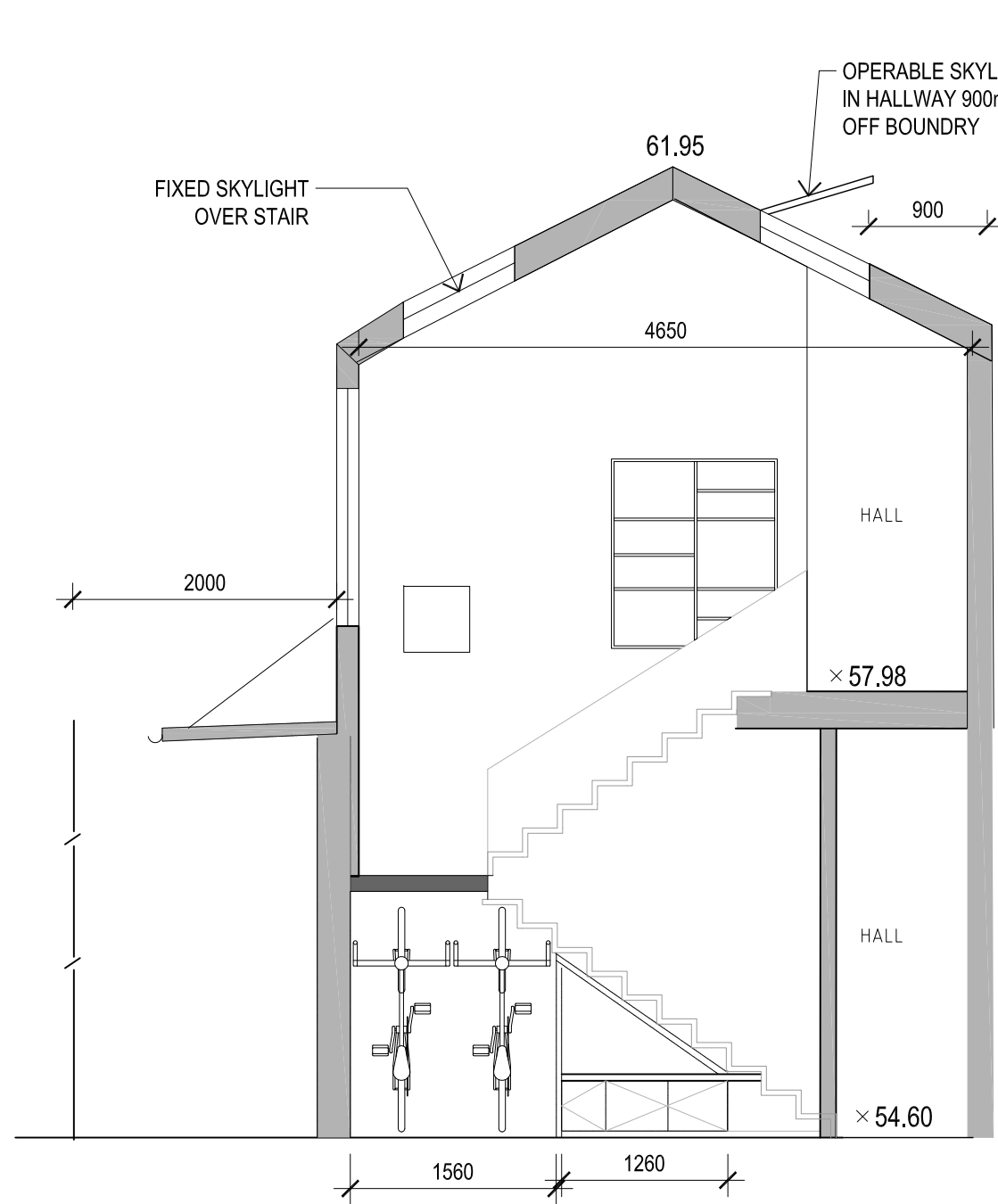
date	drawn	project co-ordinator
NOV 2021	LR	LR

north
drawing
scale
1:100 (A3)

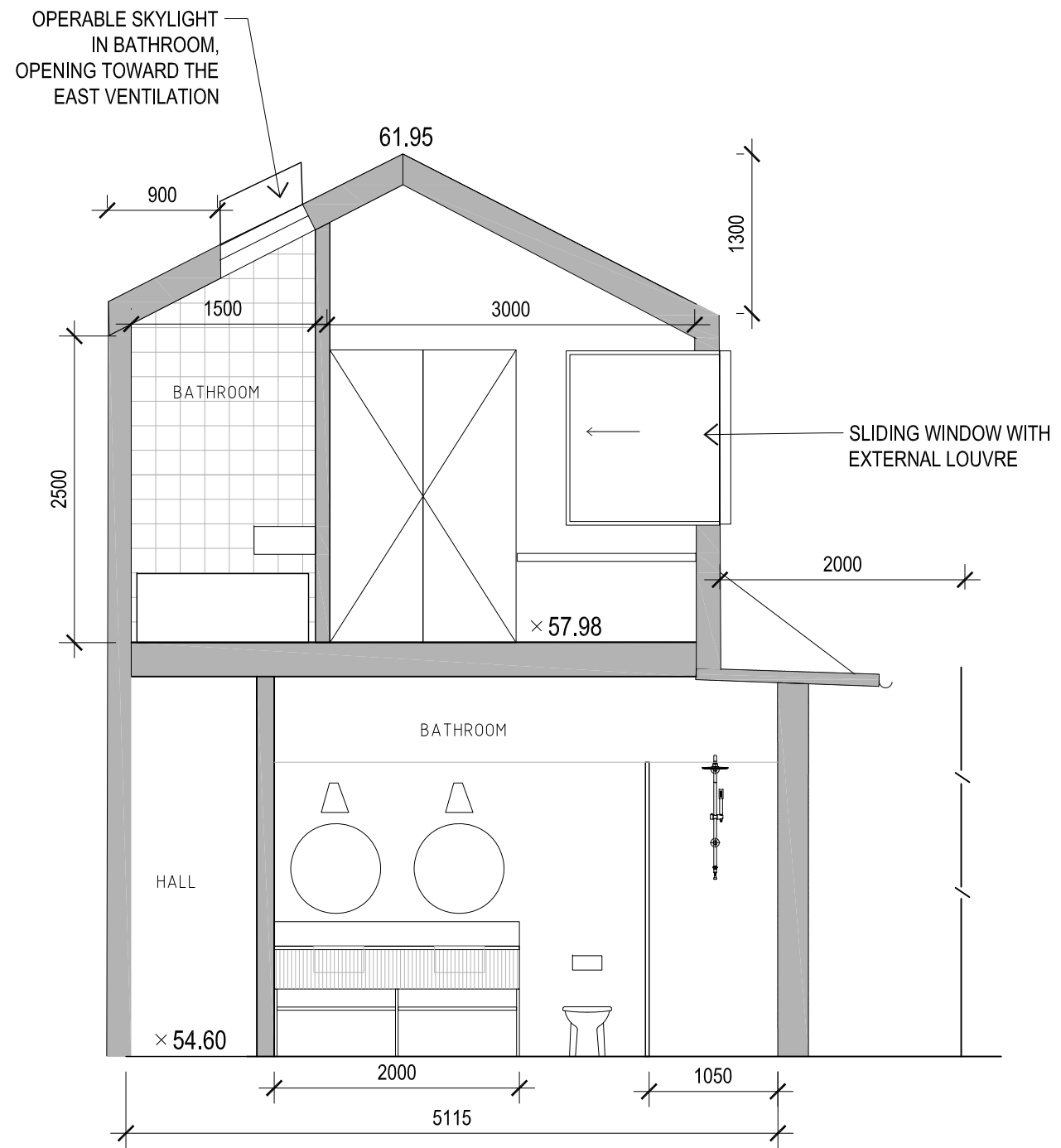
LONGITUDINAL SECTION

project number	drawing number	revision
RJD2021.06	A-06	2

rev	date	amendment	by	co-ord
2	23.02.22	COUNCIL RF1	LR	
1	03.11.21	DA	LR	



03
A02 INTERNAL SECTION_LAUNDRY
SCALE 1:50

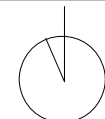


04
A02 INTERNAL SECTION_BATHROOM
SCALE 1:50

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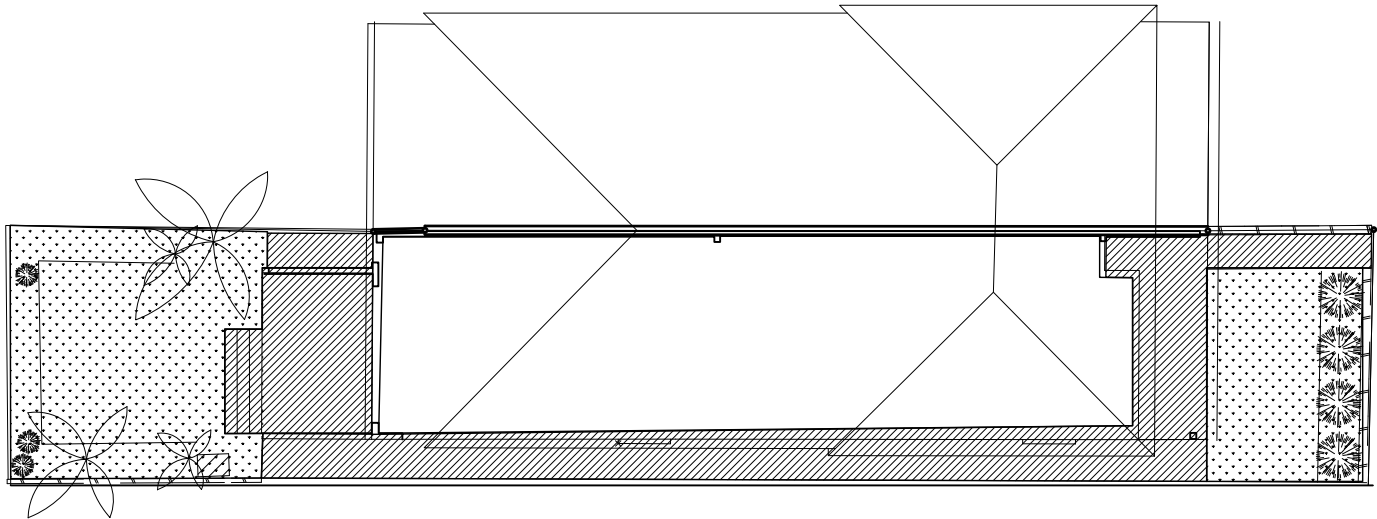
date	drawn	project co-ordinator
NOV 2021	LR	LR

scale
1:50 (A3)

INTERNAL SECTIONS 02

project number	drawing number	revision
RJD2021.06	A-07	2

rev	date	amendment	by	co-ord
2	23.02.22	COUNCIL RFI	LR	
1	03.11.21	DA	LR	



EXISTING LANDSCAPING

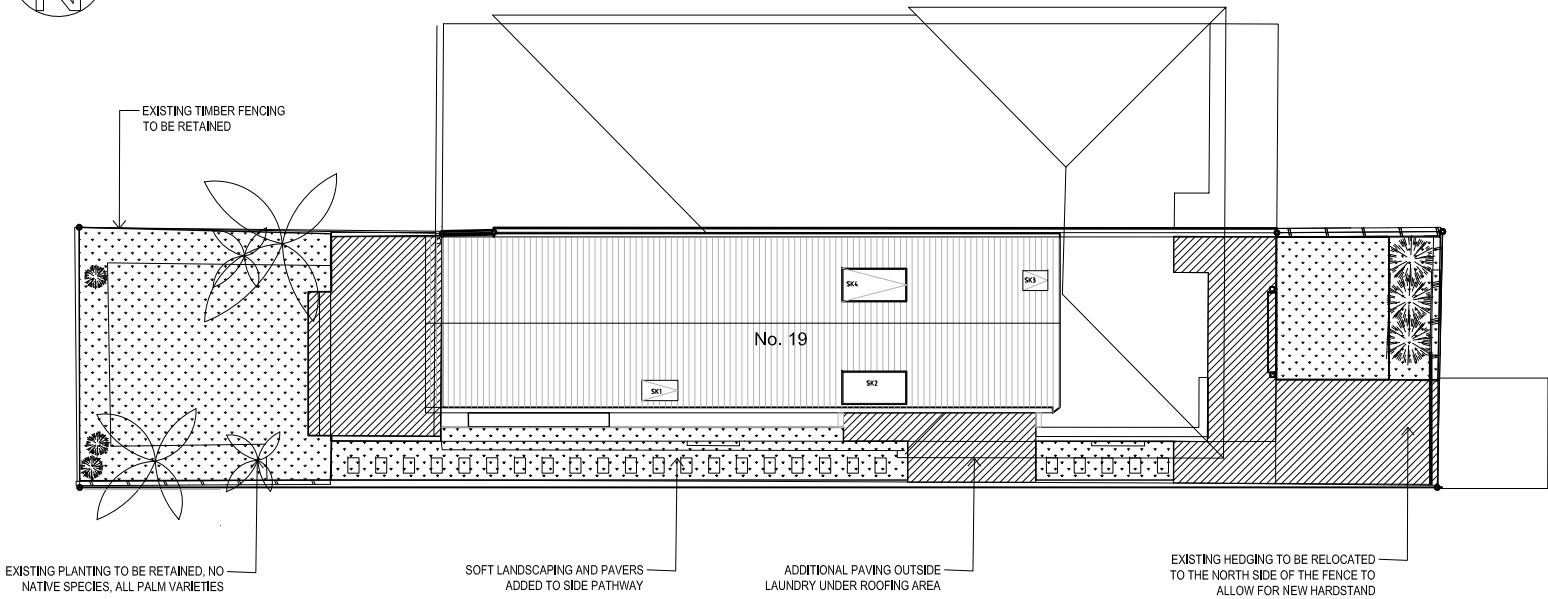
SITE AREA: 254m2

OPEN SPACE AREA min. 55% = 139.7m2
LANDSCAPED AREA min. 35% = 88.9m2

OPEN SPACE AREA 53% = 135m2

LANDSCAPED AREA 26% = 67m2

01 LANDSCAPE PLAN EXISTING
SCALE 1:200



PROPOSED LANDSCAPING

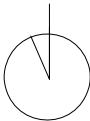
SITE AREA: 254m2

OPEN SPACE AREA min. 55% = 139.7m2
LANDSCAPED AREA min. 35% = 88.9m2

OPEN SPACE AREA 54% = 137.5m2

LANDSCAPED AREA 33% = 84.7m2

02 LANDSCAPE PLAN PROPOSED
SCALE 1:200



TRUE NTH

date	drawn	project co-ordinator
NOV 2021	LR	LR

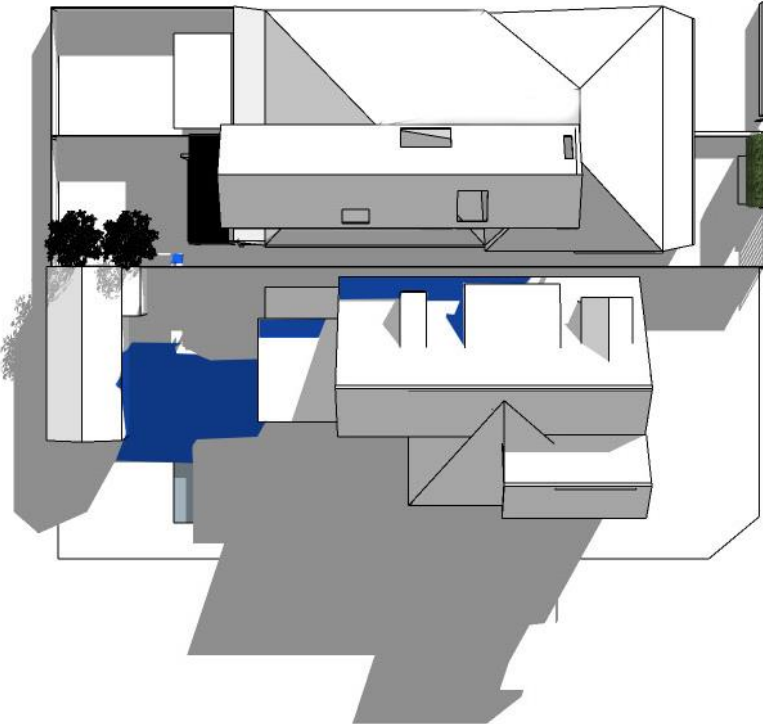


project number	drawing number	revision
RJD2021.06	A-12	2

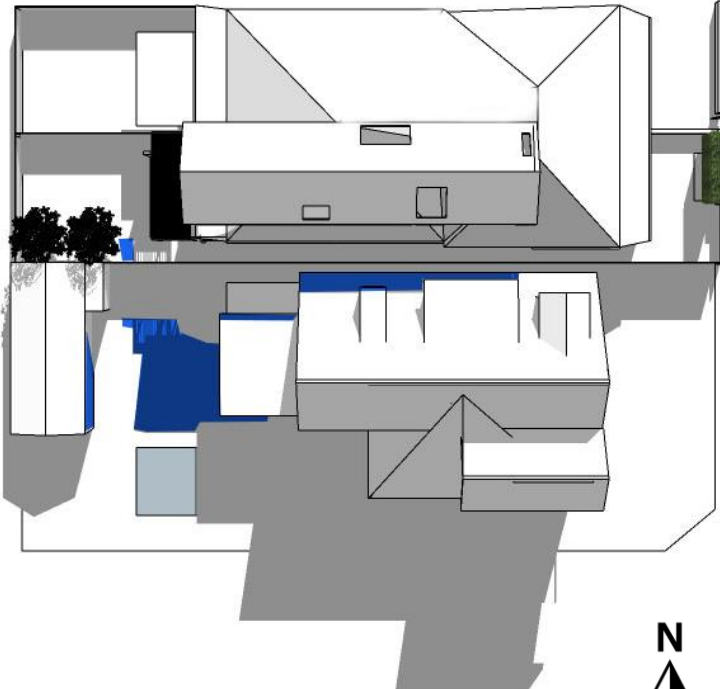
9am



10am



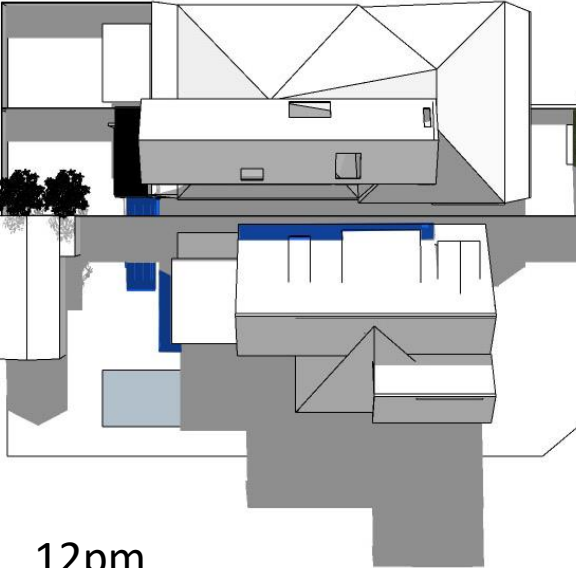
11am



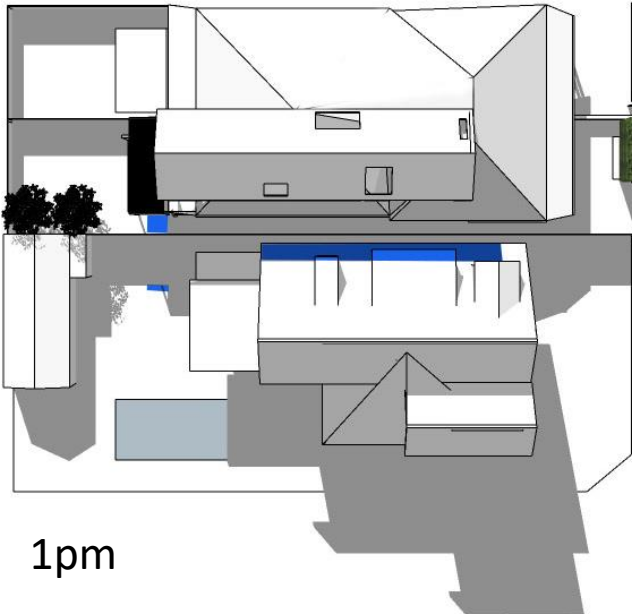
Proposed shadow



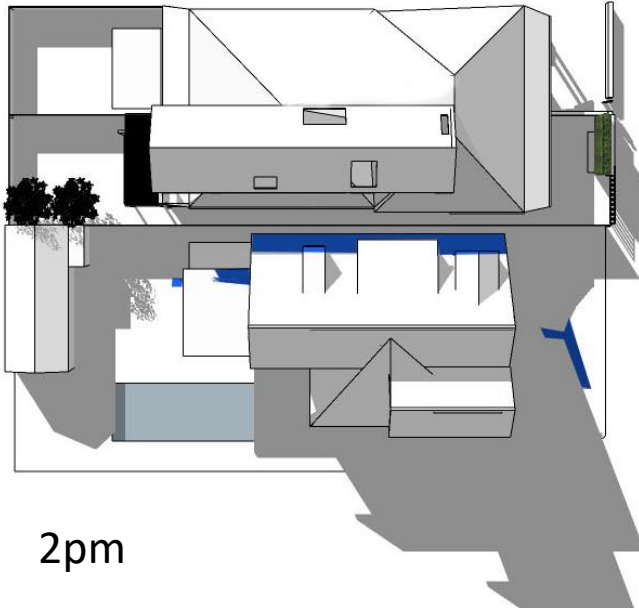
12pm



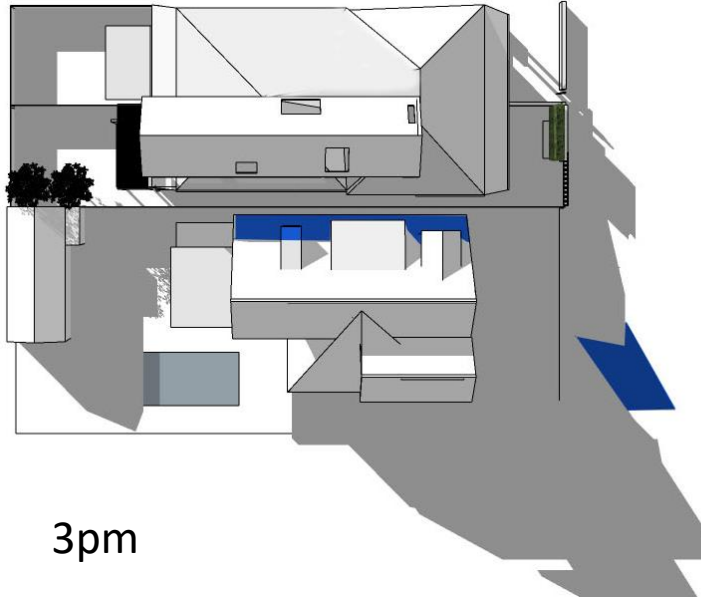
1pm



2pm

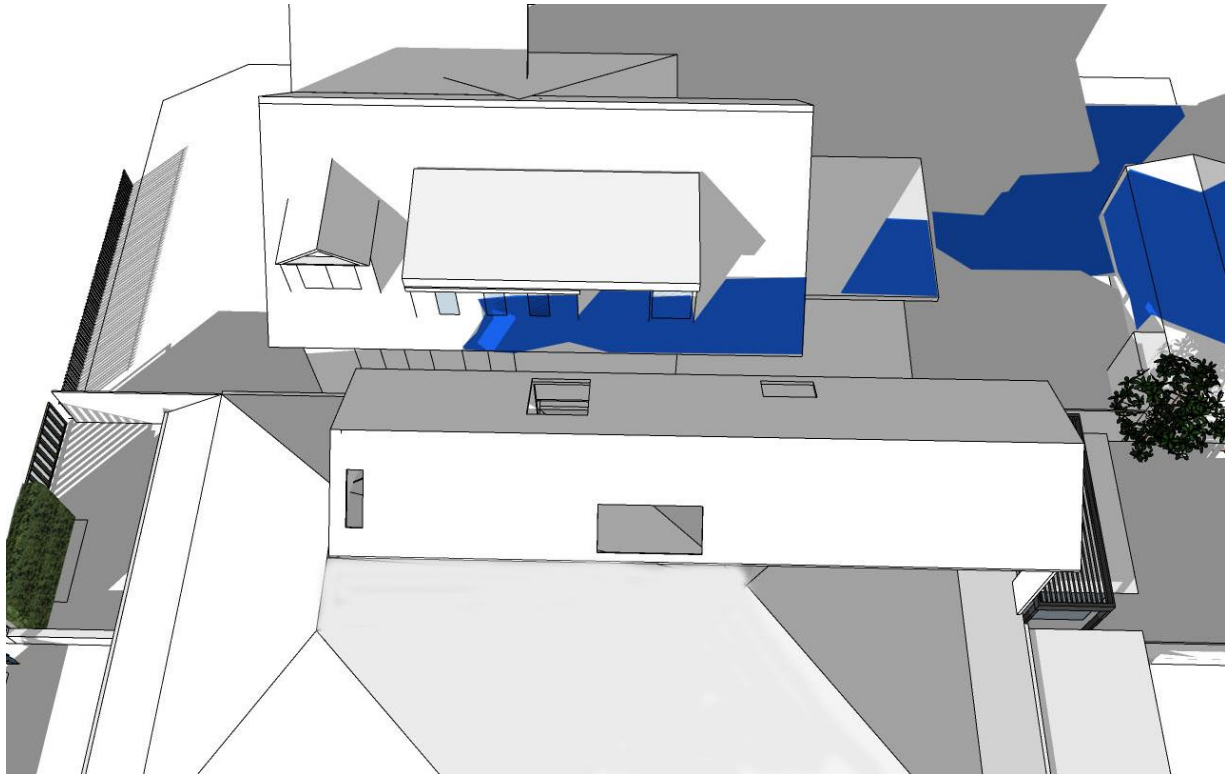


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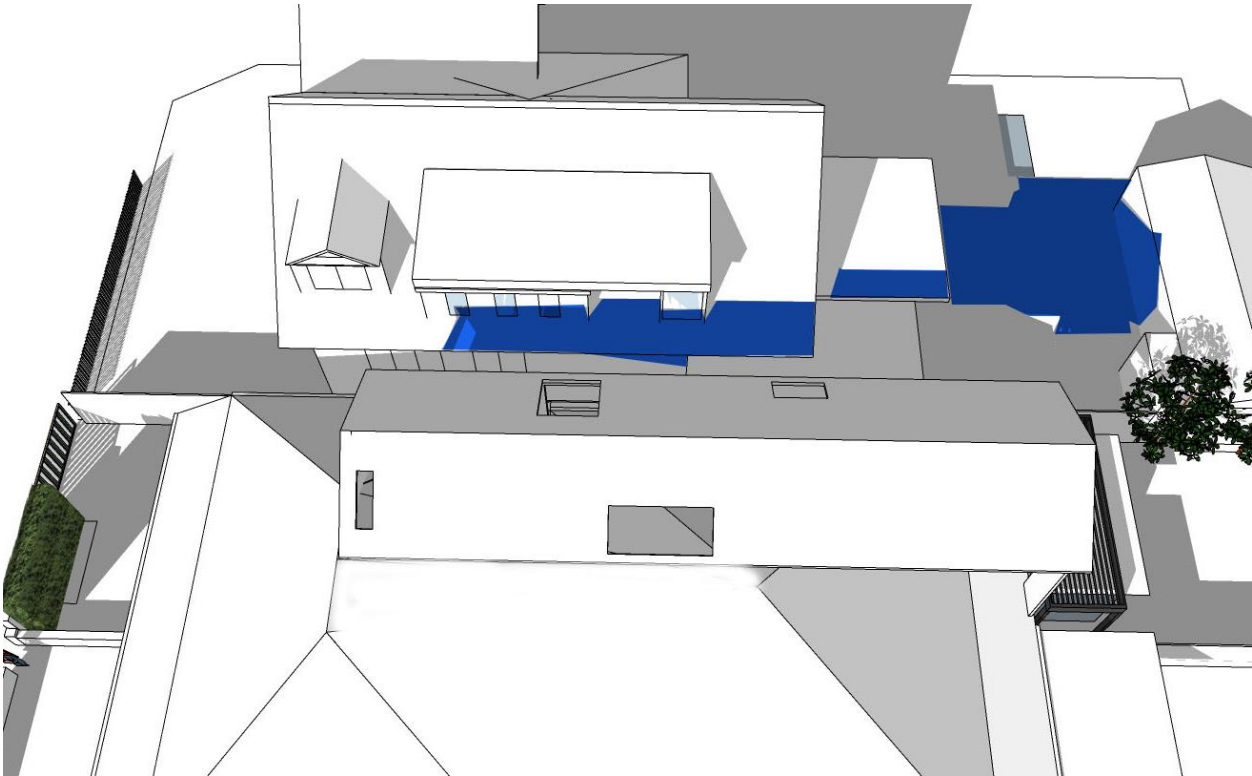


A08 PLAN HOURLY SHADOWS

Solar access loss is not more than 1/3 of outdoor area throughout the day
Most impact is in the morning with the biggest change at 10am, the
afternoon creates minimal change



9am

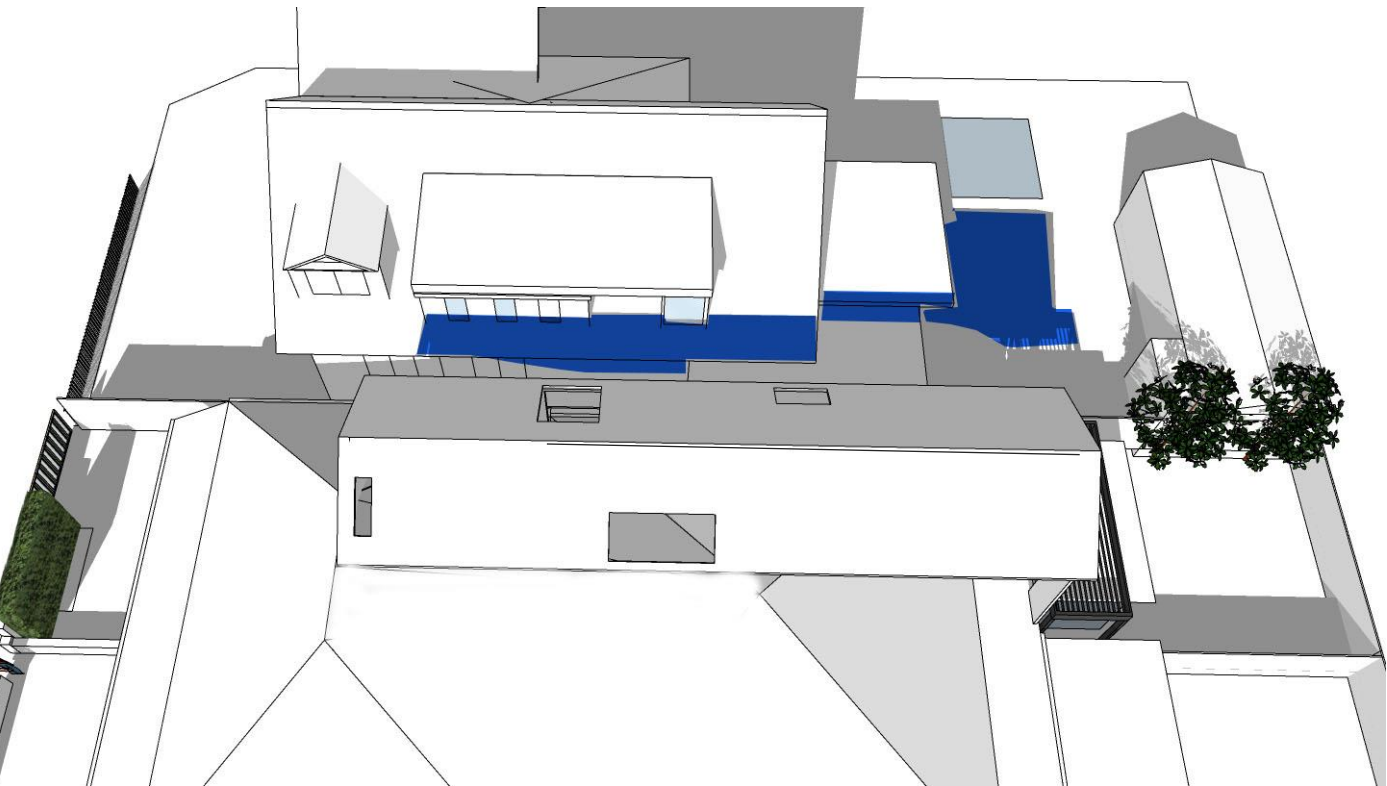


10am

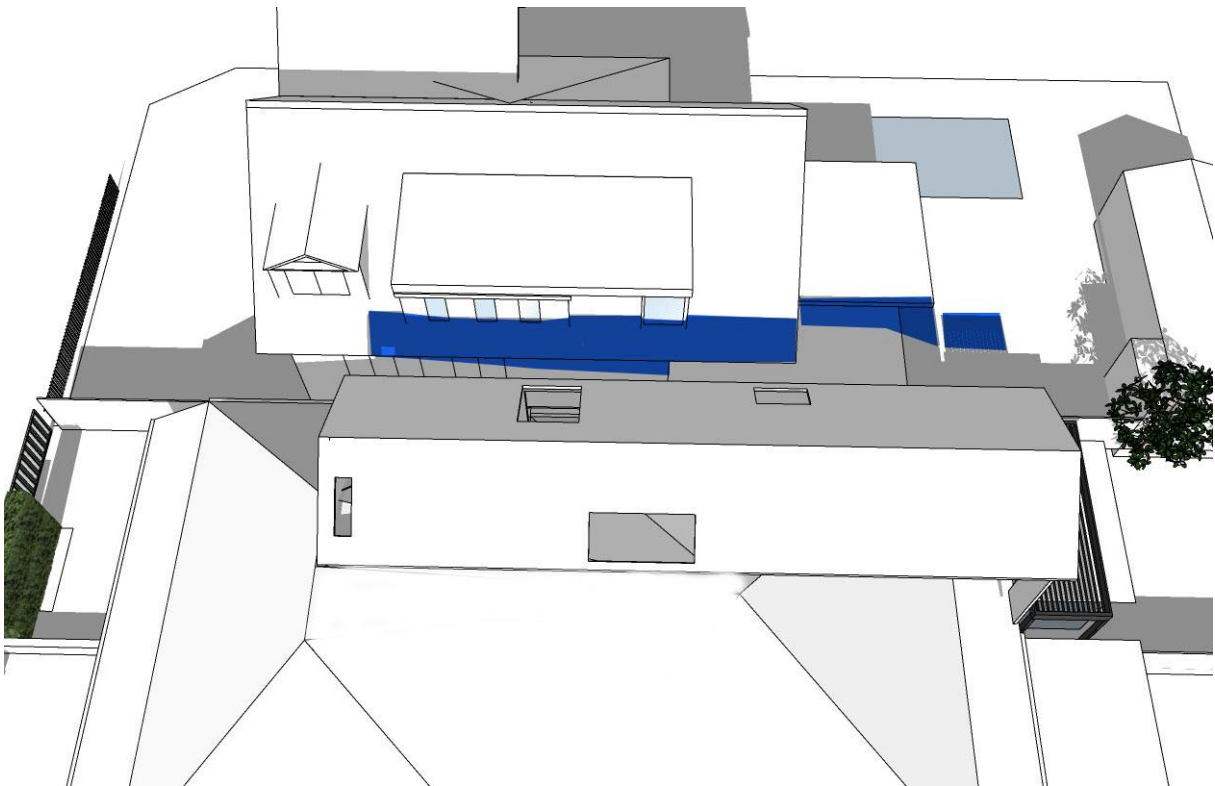
A09 ELEVATION HOURLY SHADOWS

There is increased shadow to the bedrooms (upper storey) of number 17 however the ground floor living area remain in existing shadow (note ground floor windows)

 Proposed shadow



11am

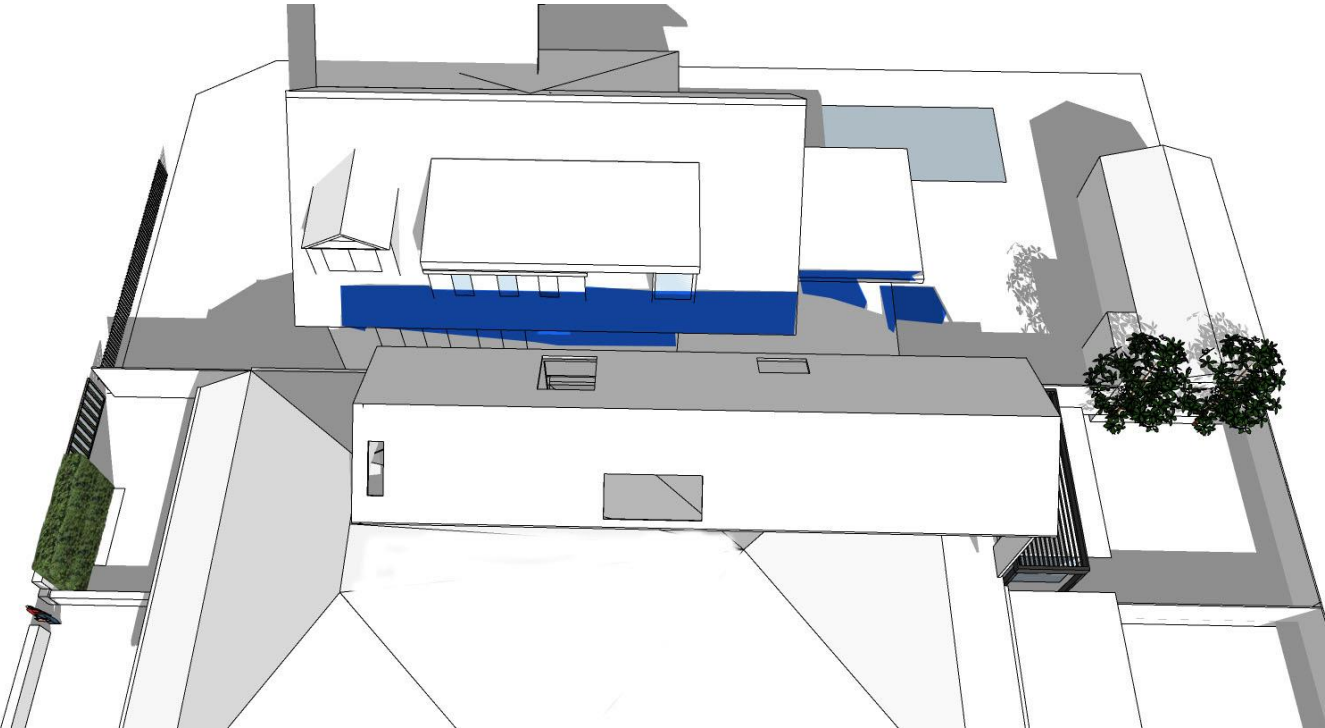


12pm

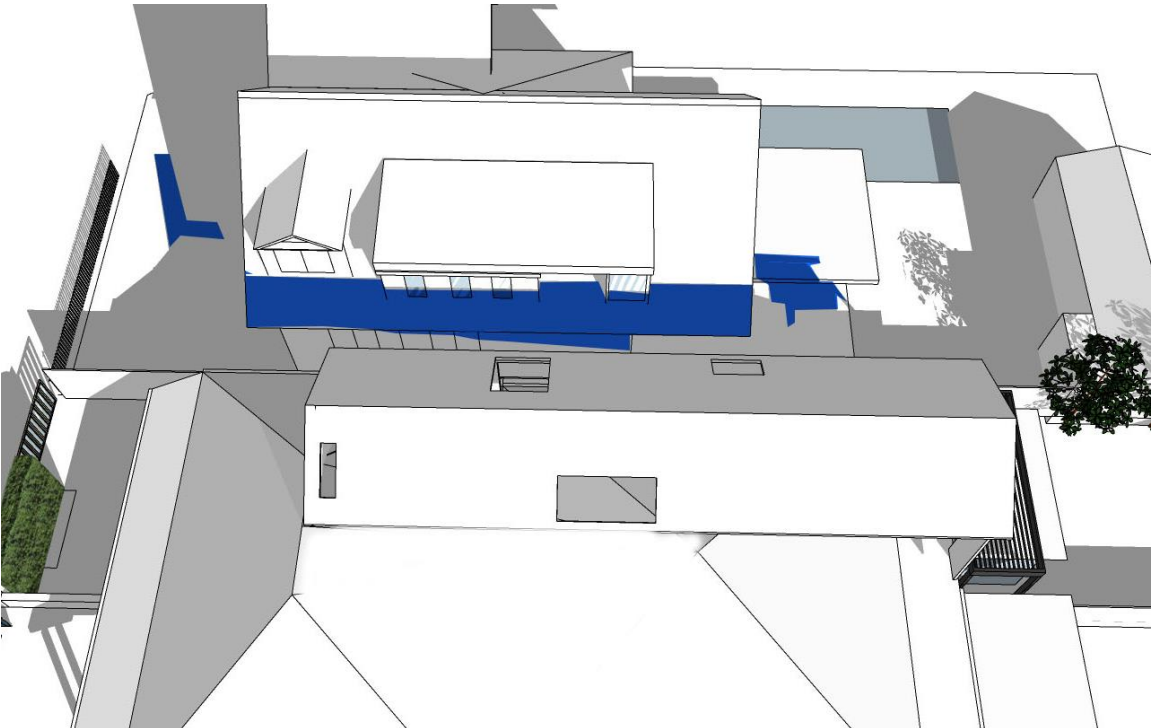
 Proposed shadow

A10 ELEVATION HOURLY SHADOWS

At 11am and 12pm there is some extra shadow to the lower walls at number 17 however do not affect existing ground level windows



1pm

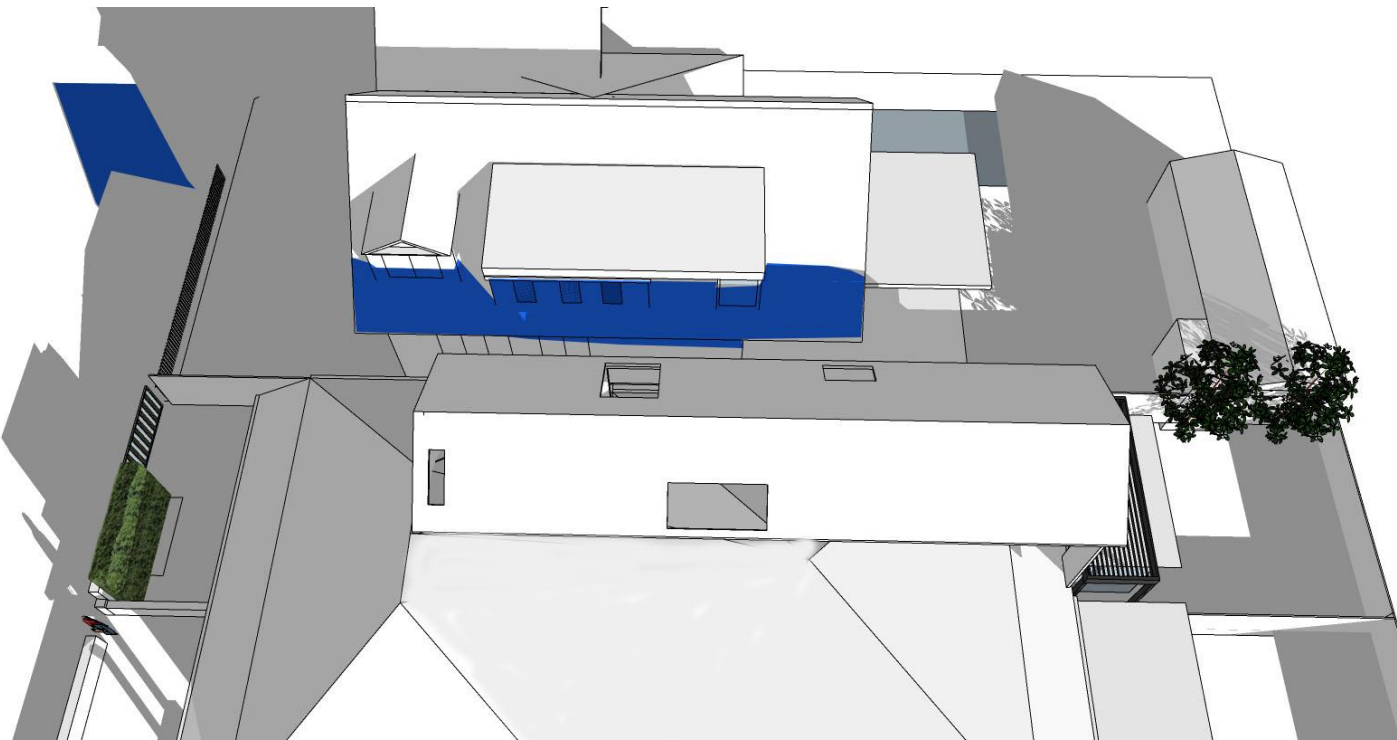


2pm

A11 ELEVATION HOURLY SHADOWS

At 1 and 2pm there is some extra shadow
to the lower walls at number 17

 Proposed shadow



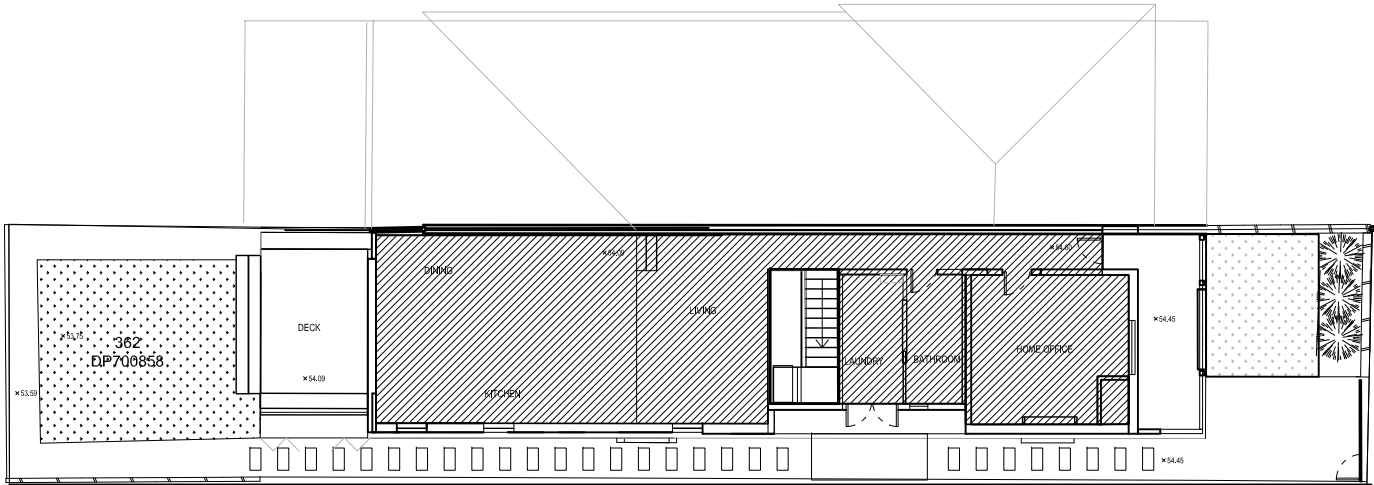
3pm

A11.B ELEVATION HOURLY SHADOWS

There is increased shadow to the bedrooms (upper storey) of number 17 however the ground floor living area remain in existing shadow

 Proposed shadow

rev	date	amendment	by	co-ord
2	18.02.22	COUNCIL RFI	LR	
1	03.11.21	DA	LR	



SITE AREA: 254m2

FLOOR SPACE RATIO

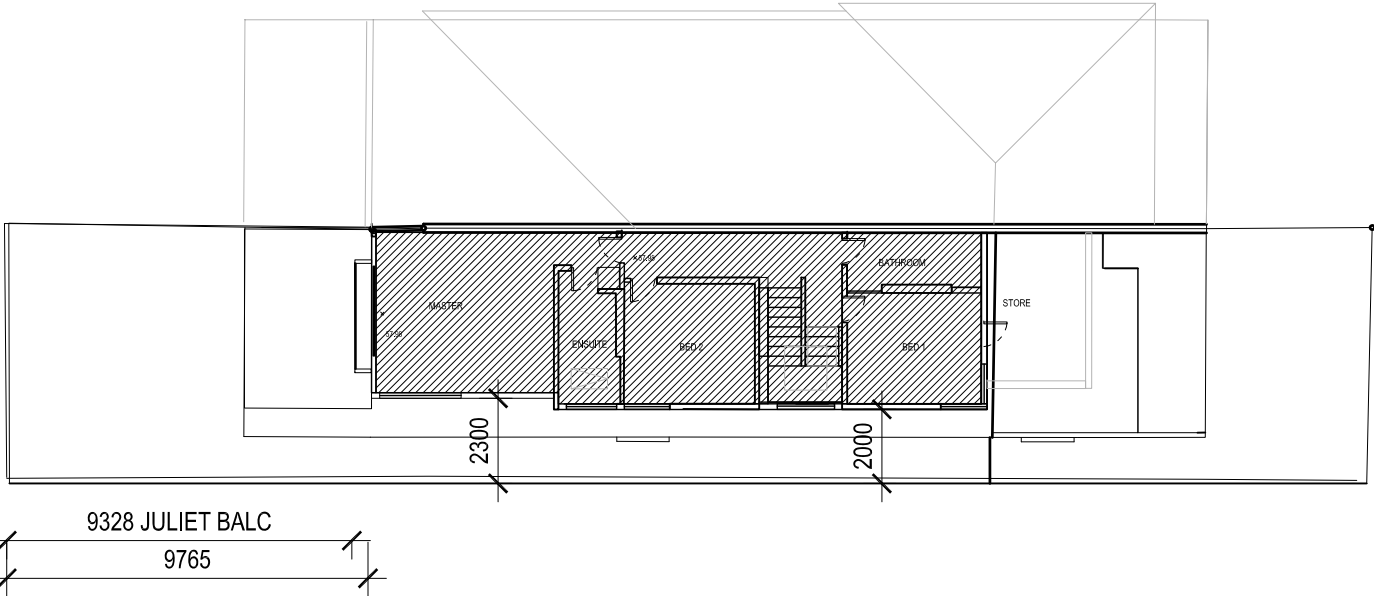
COMPLIANCE 0.6:1 = 152.4m2

- GROUND FLOOR AREA = 93.4m2
- FIRST FLOOR AREA = 69.3m2
- TOTAL GROSS FLOOR AREA = 167.5m2
- 0.66:1

01

FSR GROUND FLOOR

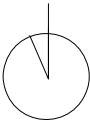
SCALE 1:100



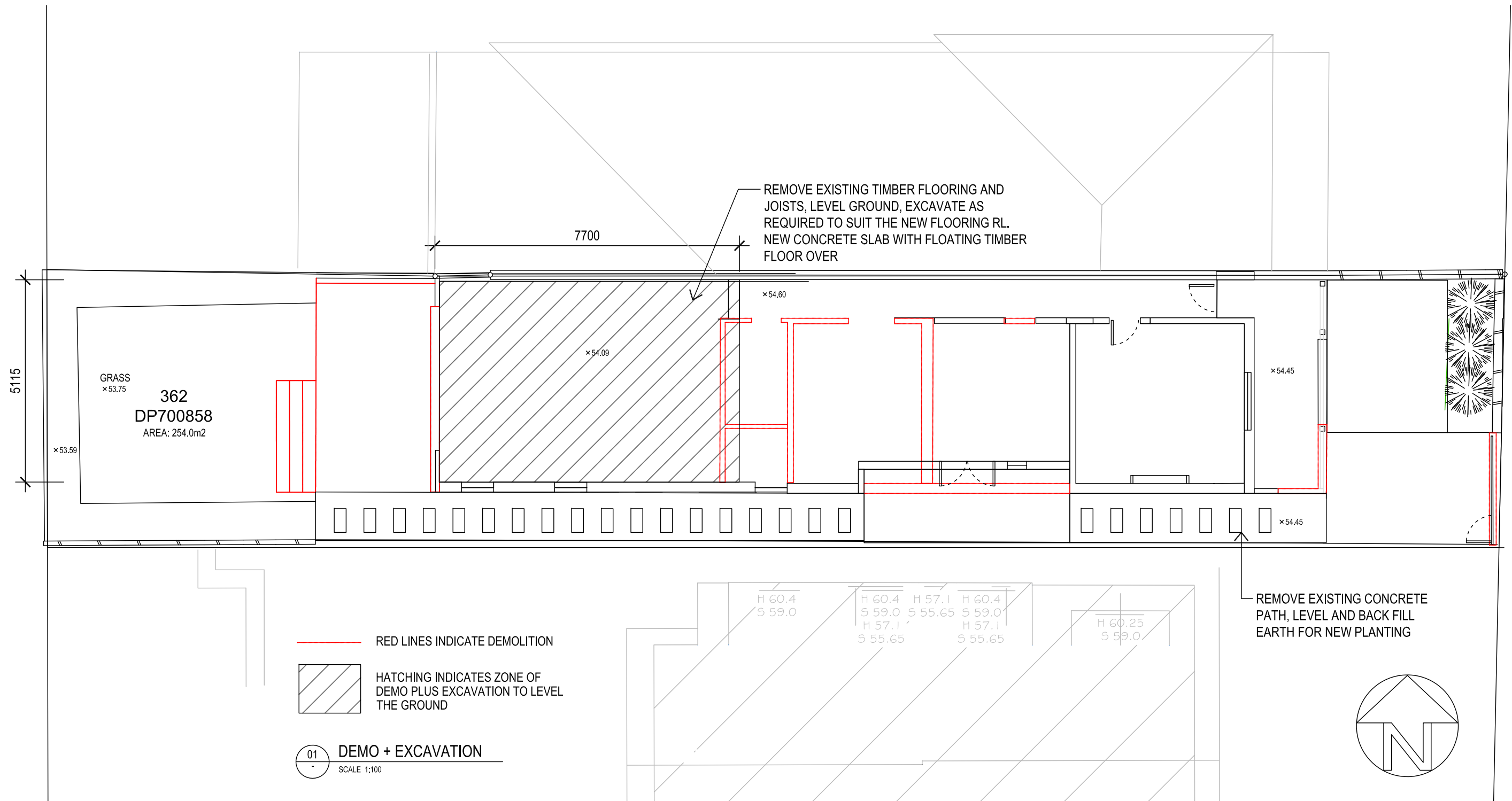
02

FSR 1st STOREY

SCALE 1:100



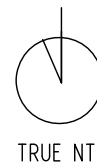
rev	date	amendment	by	co-ord
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19 Parkview Road
Fairlight NSW 2094
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NOV 2021	LR	LR

scale
1:100 (A3)

DEMOLITION + EXCAVATION PLAN

project number	drawing number	revision
RJD2021.06	A-14	1

rev	date	amendment	by	co-ord
2	23.02.22	COUNCIL RFI	LR	
1	03.11.21	DA	LR	



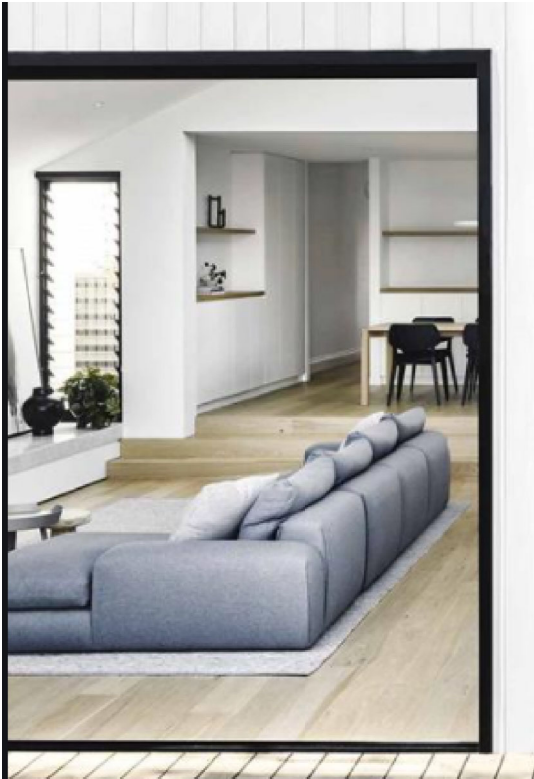
NARROW PROFILE WEATHEREX CLADDING IN WHITE



EXISTING BRICK PAINTED WHITE



SHALE GREY CUSTOM ORB METAL SHEET ROOFING



BLACK ALUMINIUM FRAMED WNDOWS AND DOORS

BLACK POWDERCOATED SLIDING FRONT GATE



01

MATERIAL PALETTE

SCALE NTS

02

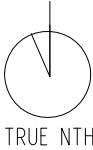
STREET VIEW

SCALE NTS

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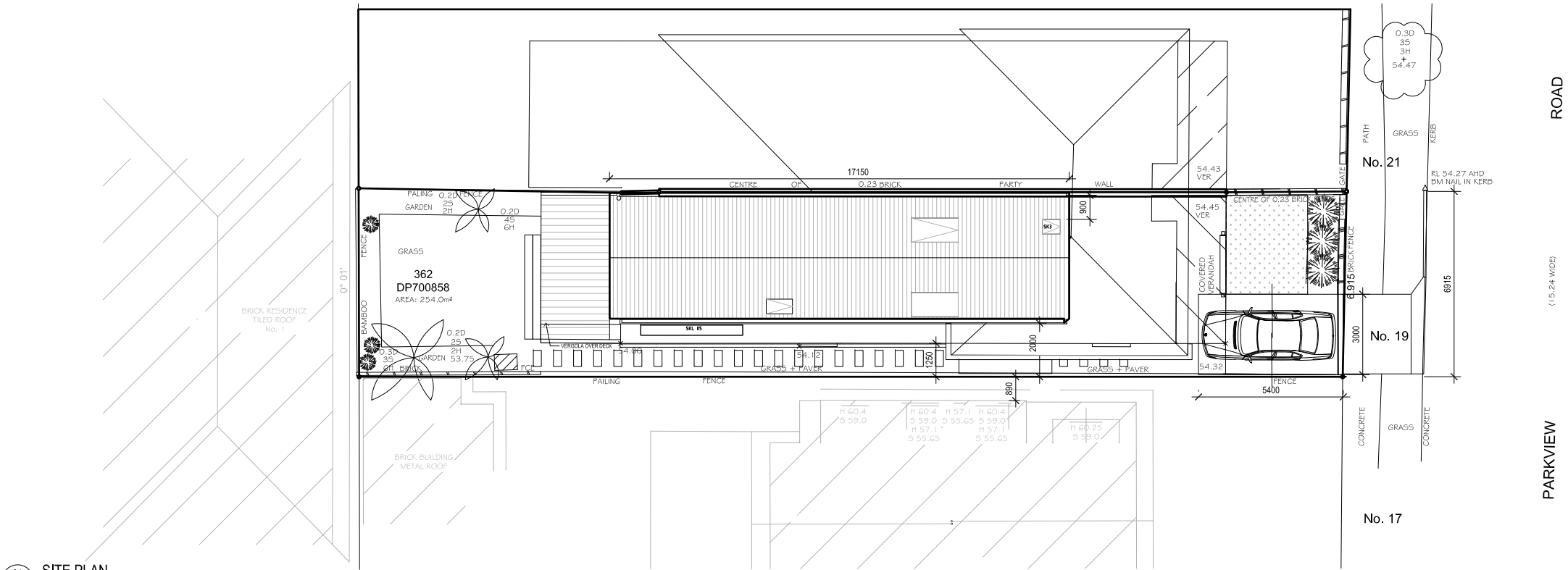
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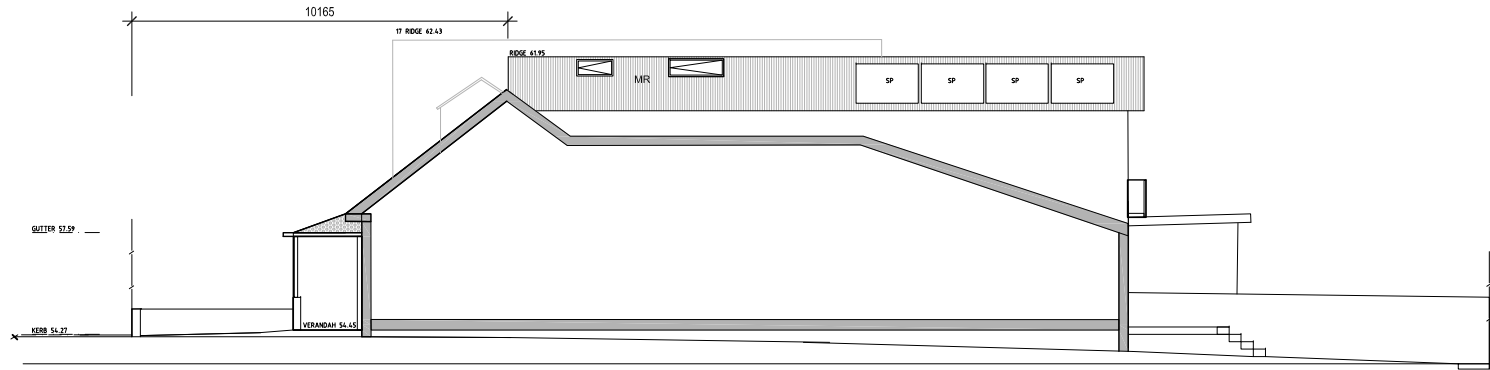
project 19 Parkview Road Fairlight NSW 2094 Client: Klara & Simon Harvey		
date NOV 2021	drawn LR	project co-ordinator LR

north		scale NTS (A3)
drawing		
MATERIALS + VIEW ANALYSIS		
project number RJD2021.06	drawing number A-15	revision 1

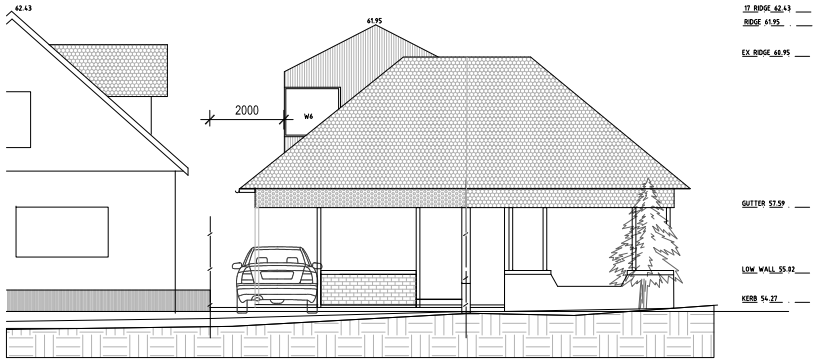
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1	03.11.21	DA	LR	



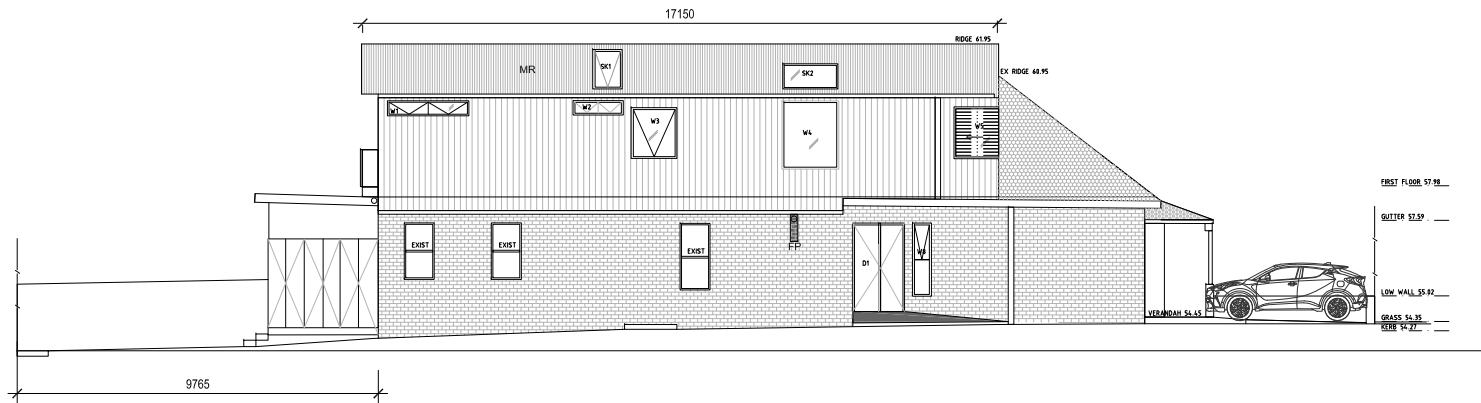
01 SITE PLAN
SCALE 1:200



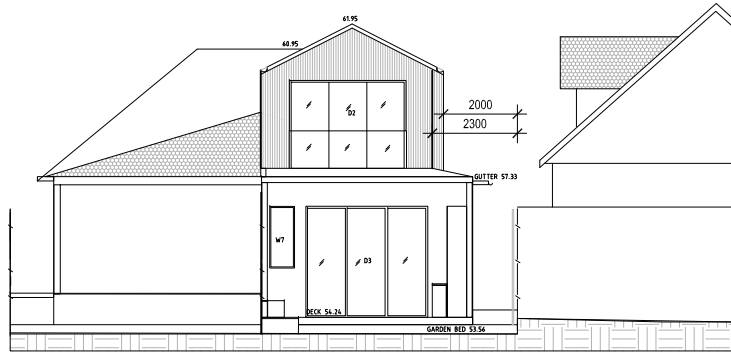
02 NORTH ELEVATION
SCALE 1:200



03 FRONT EAST ELEVATION
SCALE 1:200



04 SOUTH ELEVATION
SCALE 1:200

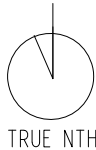


05 REAR WEST ELEVATION
SCALE 1:200

Robinson
Jolly.

All dimensions are in millimetres. Verify all dimensions on site prior to commencement of any work. Do not scale off drawing.
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project
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scale
1:200 (A3)

NOTIFICATION PLAN

date	drawn	project co-ordinator	project number	drawing number	revision
NOV 2021	LR	LR	RJD2021.06	A-16	2