



APPENDIX A

ARCHITECTURAL PLAN

DRAWING No.	DESCRIPTION
	LANDSCAPED AREA CALCULATION ...
DA-01	COVER SHEET
DA-02	SITE PLAN & SITE ANALYSIS
DA-03	GROUND FLOOR PLAN
DA-04	FIRST FLOOR PLAN
DA-05	ROOF PLAN
DA-06	FRONT ELEVATION
DA-07	EAST ELEVATION
DA-08	REAR ELEVATION
DA-09	WEST ELEVATION
DA-10	SECTION A & B
DA-11	SECTION C,D & E
DA-12	DEMOLITION & WASTE SITE MANAG...
DA-13	CUT & FILL PLAN

AREA STATEMENT	
SITE AREA	= 833.1 m ²
LANDSCAPED AREA REQUIRED AS PER DCP	
40% OF SITE AREA TO BE LANDSCAPED <i>(Min 2m wide & Min 1m deep soil)</i>	= 333.24 m ²
Swimming Pools & rock outcrops included in landscaped area as per DCP	
DEEP SOIL AREA PROVIDED	= 335.14 m ²
= (40.2% of site area)	
PRIVATE OPEN SPACE REQUIRED AS PER DCP	
Min 60m² <i>(Min 5m wide & directly accessible from Living area and located at the rear)</i>	
PRIVATE OPEN SPACE PROVIDED	= 85 m ²



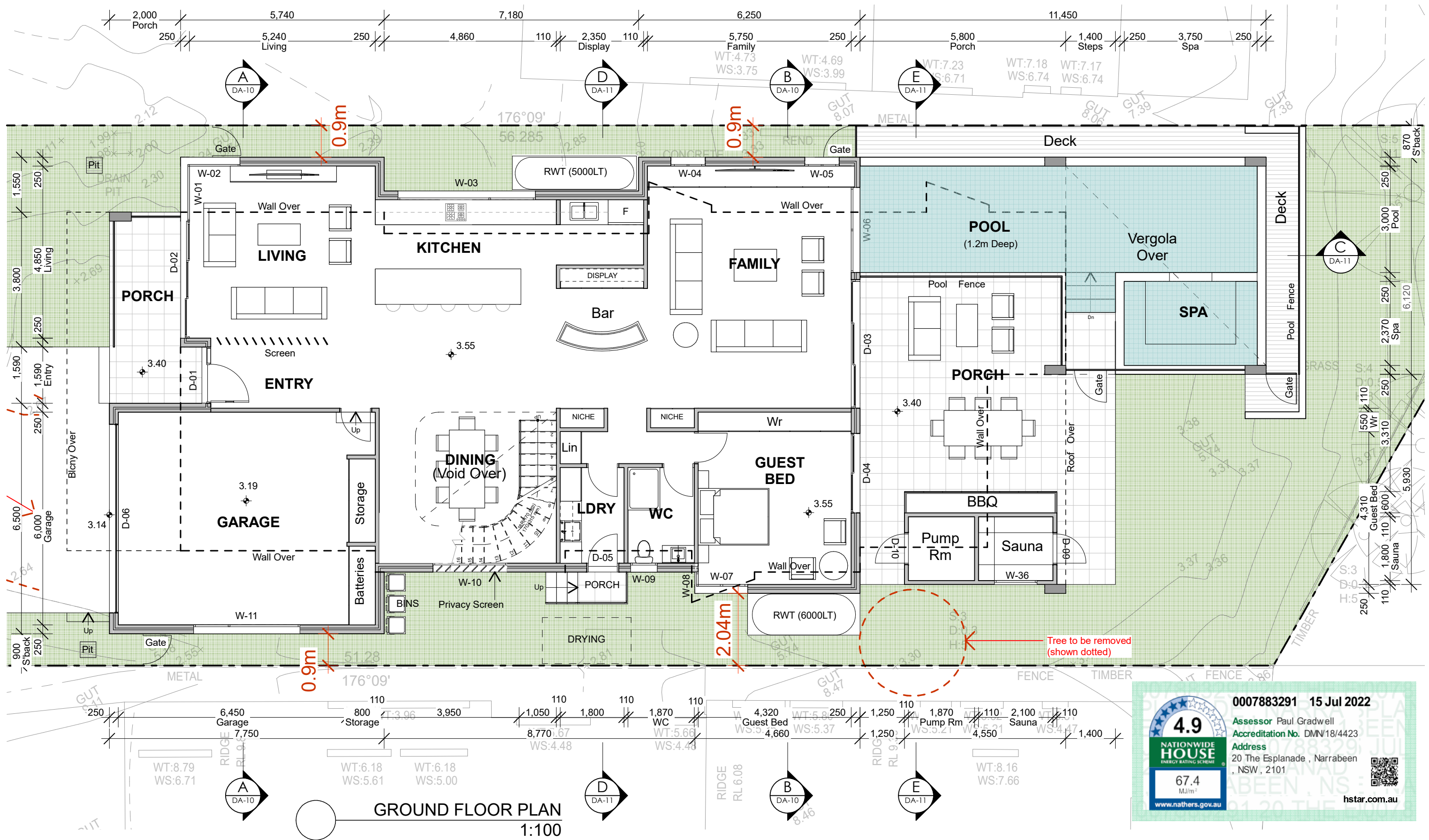
SUBJECT SITE

SHOBHA DESIGNS
ARCHITECTS & URBAN DESIGNERS

Suite 19, 1 - 7 Jordan St, Gladesville NSW 2111
PHONE : 02 98790020
MOBILE : 0418112677
EMAIL : nilesh@shobhadesigns.com.au

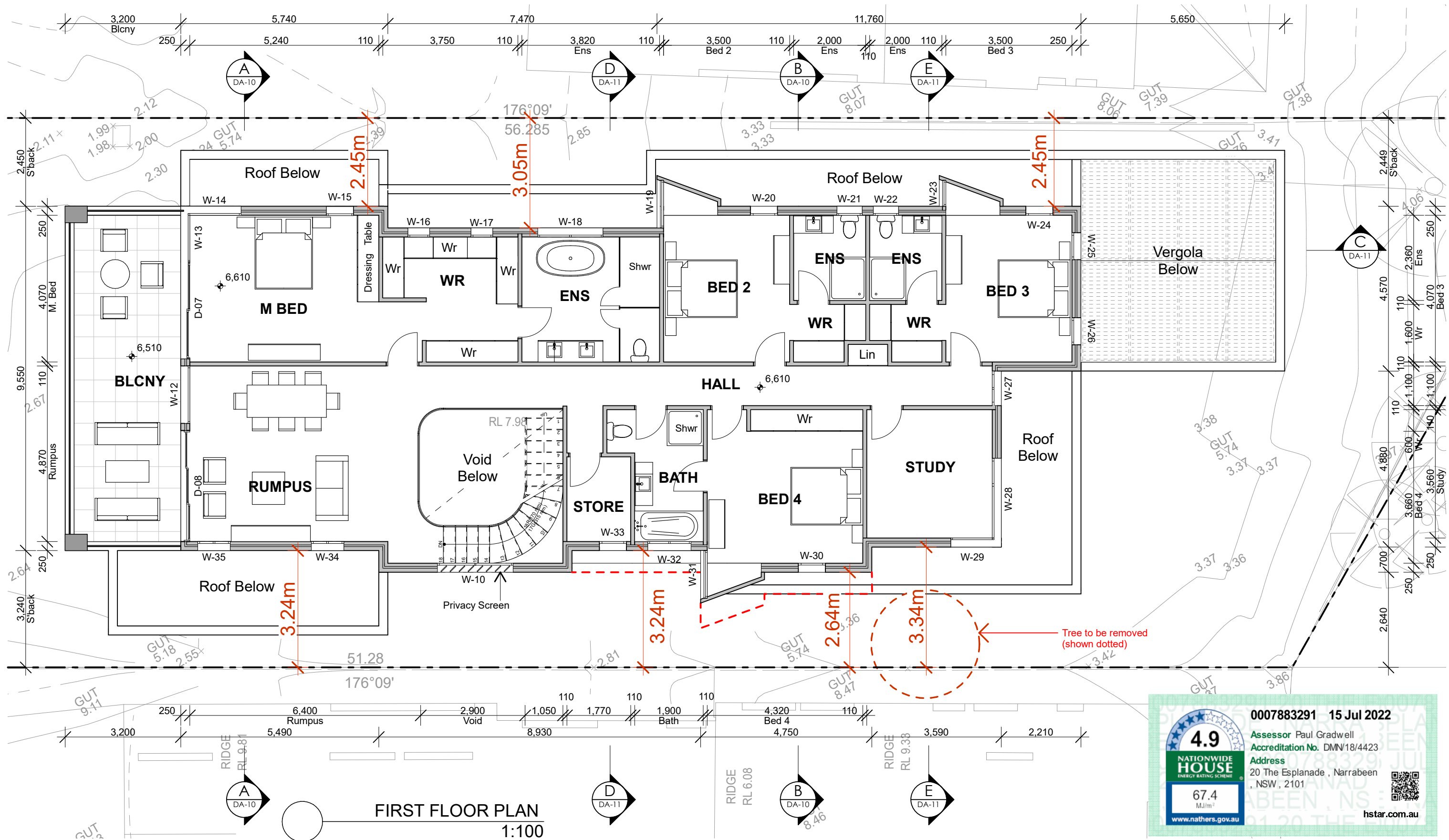
Demolition of Existing Structures & Construction of a New 2-storey Dwelling and Swimming Pool at 20 The Esplanade Narrabeen

shobha

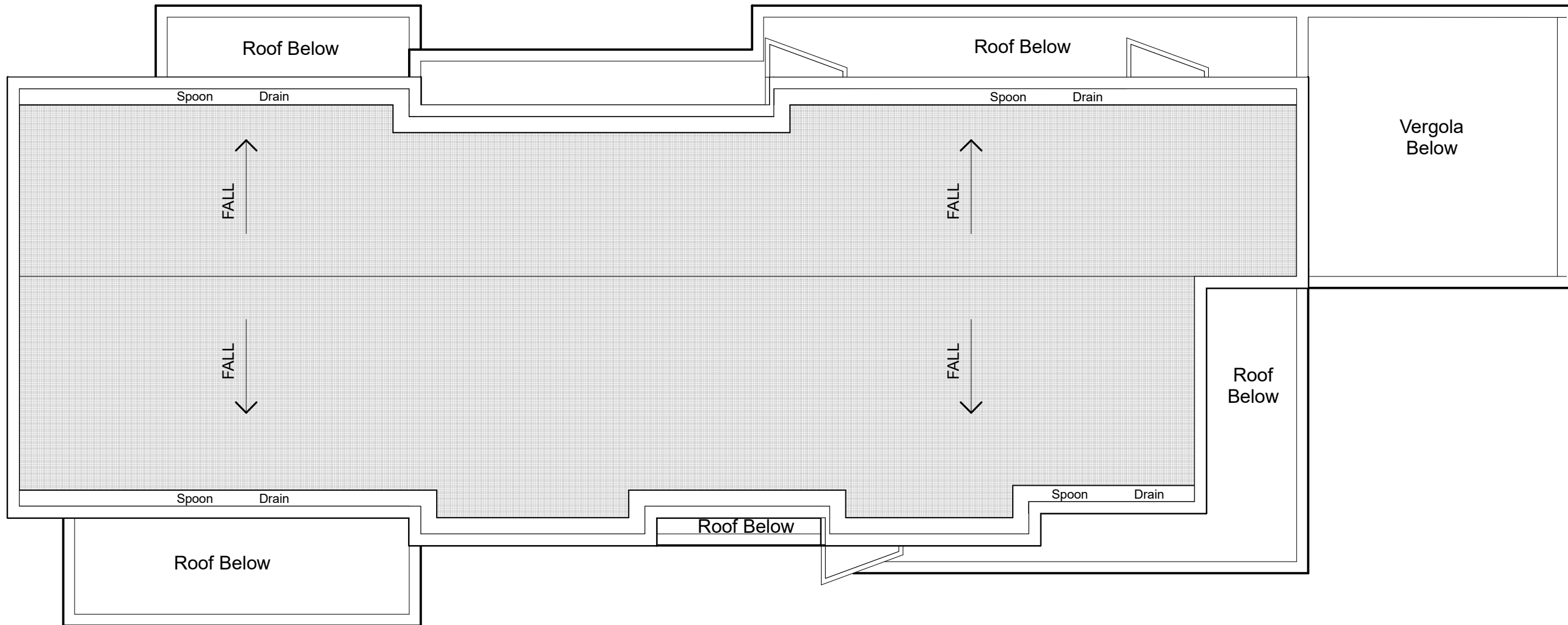


Architects: SHOBHA DESIGNS ARCHITECTS & URBAN DESIGNERS Suite 21, 1 - 7 Jordan St, Gladesville NSW 2111 PHONE : 02 98790020 MOBILE : 0418112677 EMAIL : nilesh@shobhadesigns.com.au shobha	PROJECT Demolition of Existing Structures & Construction of a New 2-storey Dwelling and Swimming Pool at 20 The Esplanade Narrabeen CLIENT Jason Smith N	Drawing Name GROUND FLOOR PLAN General Notes The Builder shall check all dimensions and levels on site prior to construction. Notify any errors, discrepancies or omissions to the architect. Drawings shall not be used for construction purposes until issued for construction. Do not scale drawings. All boundaries and contours subject to survey	Amendments				Date of Issue	16-Jan-23	
			Transmittal Set ID	Transmittal Set Name	Checked by	Date	Drawing Scale	Drawn By : Sandy Martikas	
			A	DA Issue to Council	NM		1:100	Checked By: NM	
			B	Amendments as per Council letter dated 21 Oct 22	NM				
			C	Entire building moved to the rear by 2m as per council meeting on 15.12.2022	NM	16.12.2022	Layout ID	Issue	
			D	Sub-floor area amended to be unenclosed as per Council letter dated 06 Jan 23	NM	16.01.2023	DA-03	D	

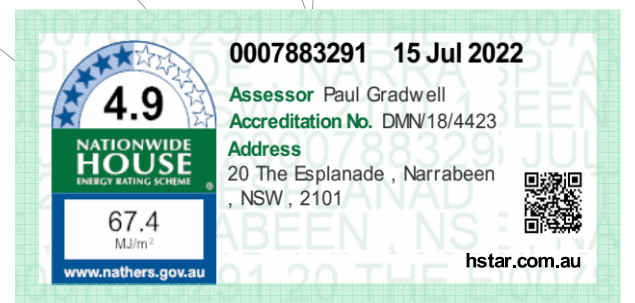
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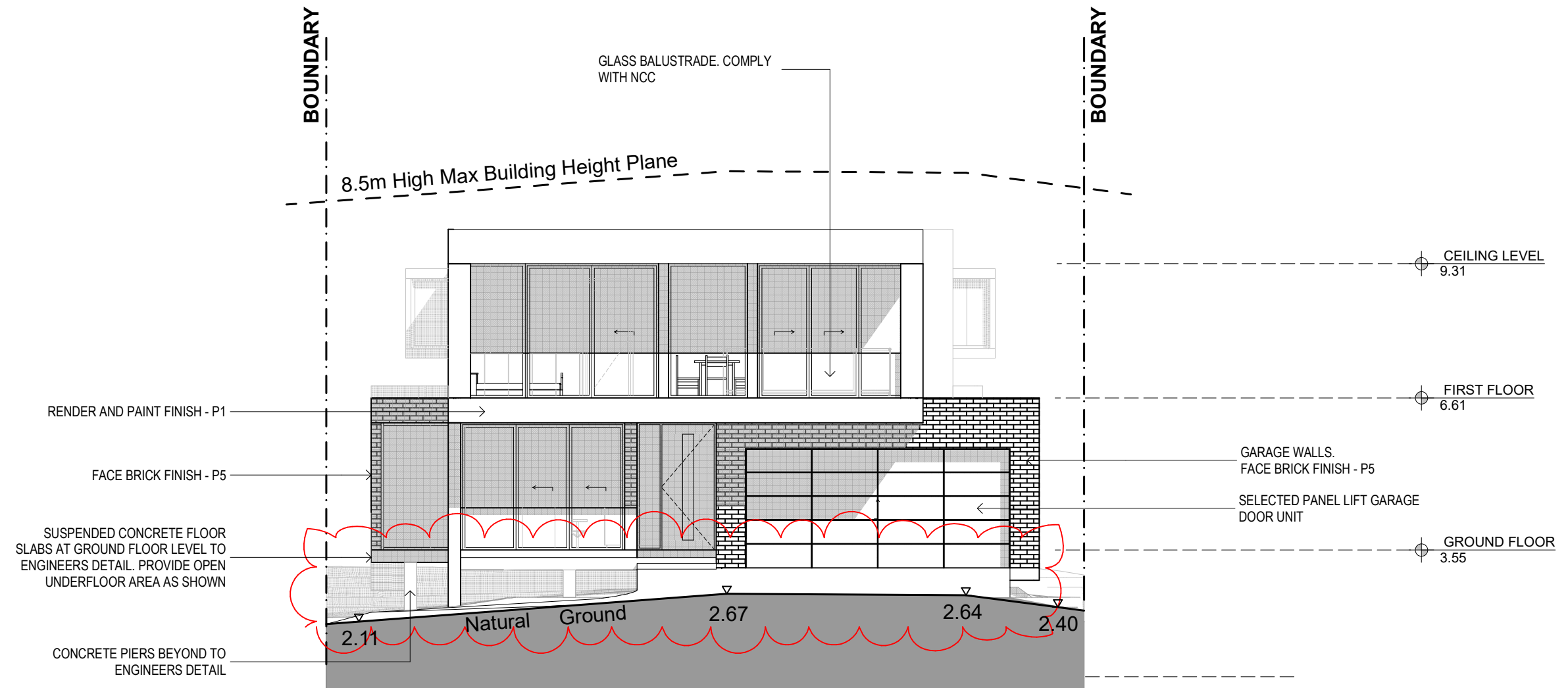
Architects: SHOBHA DESIGNS ARCHITECTS & URBAN DESIGNERS Suite 21, 1 - 7 Jordan St, Gladesville NSW 2111 PHONE : 02 98790020 MOBILE : 0418112677 EMAIL : nilesh@shobhadesigns.com.au shobha	PROJECT Demolition of Existing Structures & Construction of a New 2-storey Dwelling and Swimming Pool at 20 The Esplanade Narrabeen	Drawing Name FIRST FLOOR PLAN	Amendments				Date of Issue 16-Jan-23	
	CLIENT Jason Smith N 	General Notes The Builder shall check all dimensions and levels on site prior to construction. Notify any errors, discrepancies or omissions to the architect. Drawings shall not be used for construction purposes until issued for construction. Do not scale drawings. All boundaries and contours subject to survey	Transmittal Set ID	Transmittal Set Name	Checked by	Date	Drawing Scale 1:100	Drawn By : Sandy Martikas
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		B	Amendments as per Council letter dated 21 Oct 22	NM				
		C	Entire building moved to the rear by 2m as per council meeting on 15.12.2022	NM	16.12.2022			
D	Sub-floor area amended to be unenclosed as per Council letter dated 06 Jan 23	NM	16.01.2023					



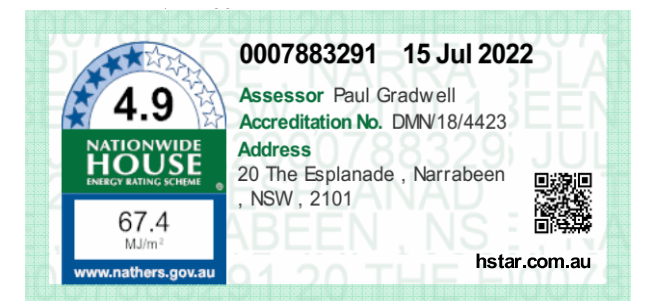
ROOF PLAN
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Architects: SHOBHA DESIGNS ARCHITECTS & URBAN DESIGNERS Suite 21, 1 - 7 Jordan St, Gladesville NSW 2111 PHONE : 02 98790020 MOBILE : 0418112677 EMAIL : nilesh@shobhadesigns.com.au shobha	PROJECT Demolition of Existing Structures & Construction of a New 2-storey Dwelling and Swimming Pool at 20 The Esplanade Narrabeen	Drawing Name ROOF PLAN	Amendments				Date of Issue 16-Jan-23	
			Transmittal Set ID	Transmittal Set Name	Checked by	Date	Drawing Scale	Drawn By : Sandy Martikas
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			B	Amendments as per Council letter dated 21 Oct 22	NM			
			C	Entire building moved to the rear by 2m as per council meeting on 15.12.2022	NM	16.12.2022	Layout ID	Issue
			D	Sub-floor area amended to be unenclosed as per Council letter dated 06 Jan 23	NM	16.01.2023	DA-05	D
	CLIENT Jason Smith	General Notes The Builder shall check all dimensions and levels on site prior to construction. Notify any errors, discrepancies or omissions to the architect. Drawings shall not be used for construction purposes until issued for construction. Do not scale drawings. All boundaries and contours subject to survey						

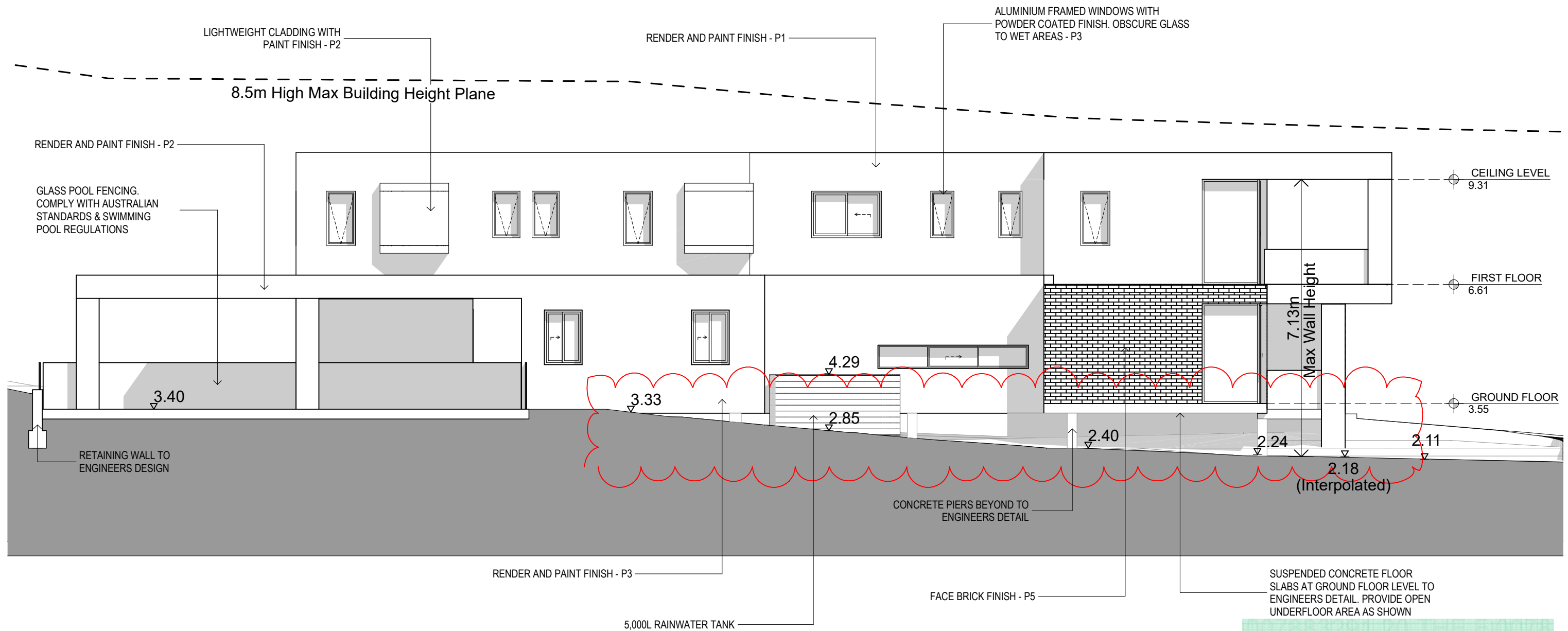


FRONT ELEVATION
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	CLIENT Jason Smith	General Notes The Builder shall check all dimensions and levels on site prior to construction. Notify any errors, discrepancies or omissions to the architect. Drawings shall not be used for construction purposes until issued for construction. Do not scale drawings. All boundaries and contours subject to survey	Transmittal Set ID	Transmittal Set Name	Checked by	Date	Drawing Scale 1:100
			A	DA Issue to Council	NM		Drawn By : Sandy Martikas
			B	Amendments as per Council letter dated 21 Oct 22	NM		Checked By: NM
			C	Entire building moved to the rear by 2m as per council meeting on 15.12.2022	NM	16.12.2022	Layout ID DA-06
			D	Sub-floor area amended to be unenclosed as per Council letter dated 06 Jan 23	NM	16.01.2023	Issue D

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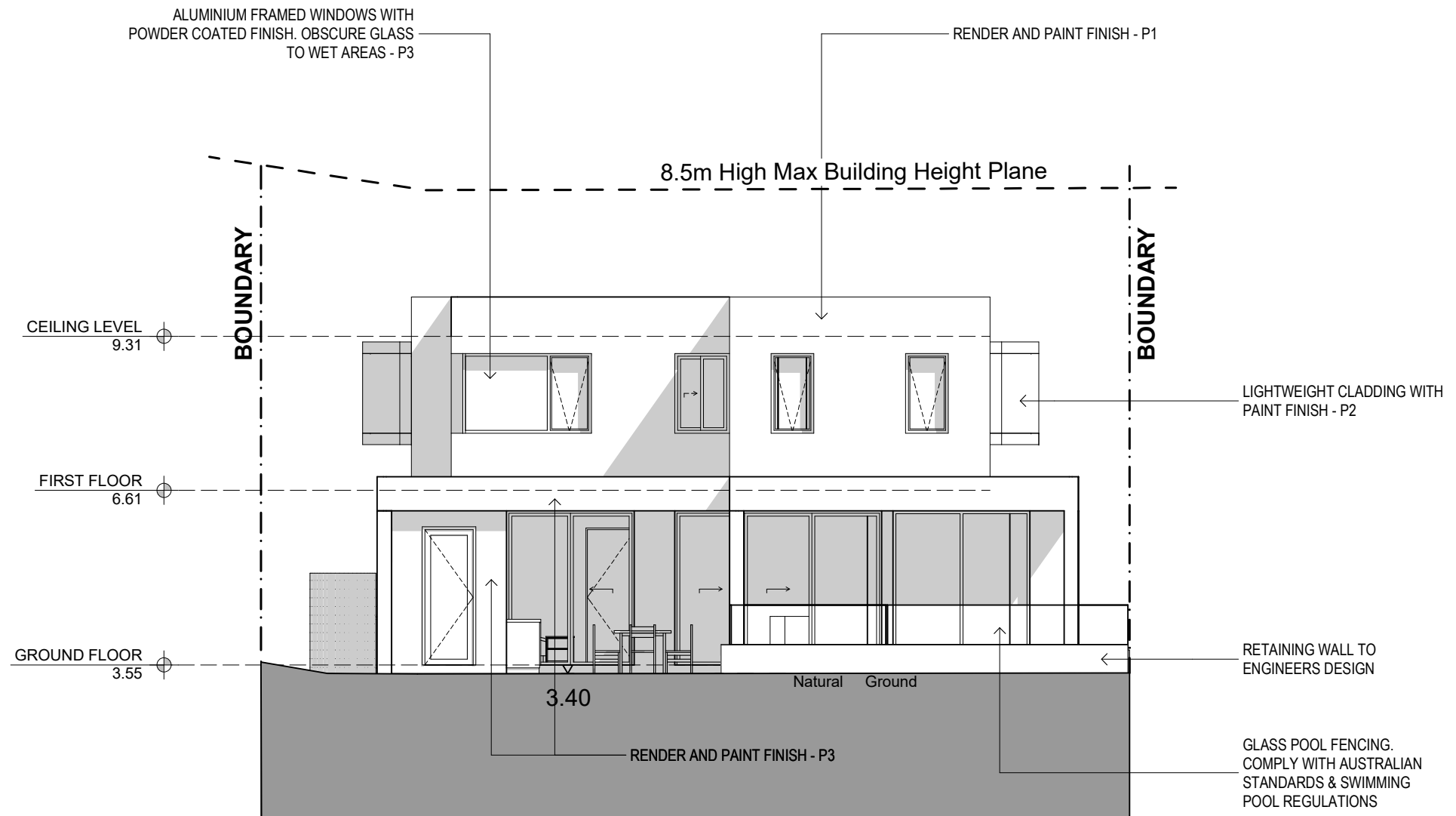


EAST ELEVATION
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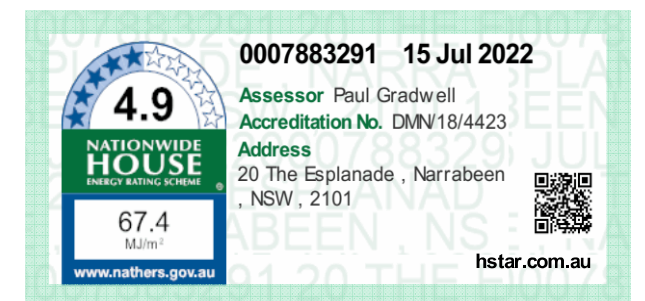


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			Transmittal Set ID	Transmittal Set Name	Checked by	Date	Drawing Scale	Drawn By : Sandy Martikas
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			B	Amendments as per Council letter dated 21 Oct 22	NM			
			C	Entire building moved to the rear by 2m as per council meeting on 15.12.2022	NM	16.12.2022	Layout ID	Issue
			D	Sub-floor area amended to be unenclosed as per Council letter dated 06 Jan 23	NM	16.01.2023	DA-07	D
		CLIENT Jason Smith	General Notes The Builder shall check all dimensions and levels on site prior to construction. Notify any errors, discrepancies or omissions to the architect. Drawings shall not be used for construction purposes until issued for construction. Do not scale drawings. All boundaries and contours subject to survey					

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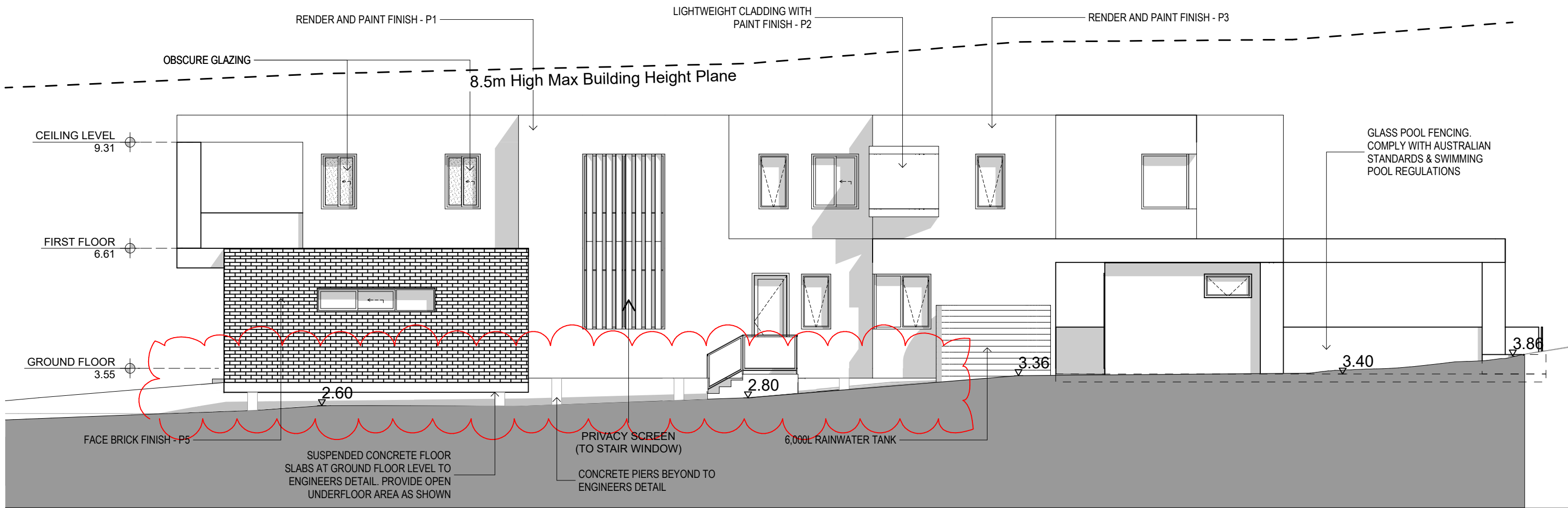


REAR ELEVATION
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Architects: SHOBHA DESIGNS ARCHITECTS & URBAN DESIGNERS Suite 21, 1 - 7 Jordan St, Gladesville NSW 2111 PHONE : 02 98790020 MOBILE : 0418112677 EMAIL : nilesh@shobhadesigns.com.au shobha	PROJECT Demolition of Existing Structures & Construction of a New 2-storey Dwelling and Swimming Pool at 20 The Esplanade Narrabeen	Drawing Name REAR ELEVATION	Amendments				Date of Issue16-Jan-23	
	Transmittal Set ID	Transmittal Set Name	Checked by	Date	Drawing Scale	Drawn By : Sandy Martikas		
	A	DA Issue to Council	NM		1:100	Checked By: NM		
	B	Amendments as per Council letter dated 21 Oct 22	NM					
	C	Entire building moved to the rear by 2m as per council meeting on 15.12.2022	NM	16.12.2022	Layout ID	Issue		
	D	Sub-floor area amended to be unenclosed as per Council letter dated 06 Jan 23	NM	16.01.2023	DA-08	D		
	General Notes The Builder shall check all dimensions and levels on site prior to construction. Notify any errors, discrepancies or omissions to the architect. Drawings shall not be used for construction purposes until issued for construction. Do not scale drawings. All boundaries and contours subject to survey							
CLIENT Jason Smith								

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WEST ELEVATION
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	CLIENT Jason Smith	General Notes The Builder shall check all dimensions and levels on site prior to construction. Notify any errors, discrepancies or omissions to the architect. Drawings shall not be used for construction purposes until issued for construction. Do not scale drawings. All boundaries and contours subject to survey	Transmittal Set ID A	Transmittal Set Name DA Issue to Council	Checked by NM	Date	Drawing Scale 1:100	Drawn By : Sandy Martikas
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			C	Entire building moved to the rear by 2m as per council meeting on 15.12.2022	NM	16.12.2022	Layout ID DA-09	Issue D
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NATIONWIDE
HOUSE

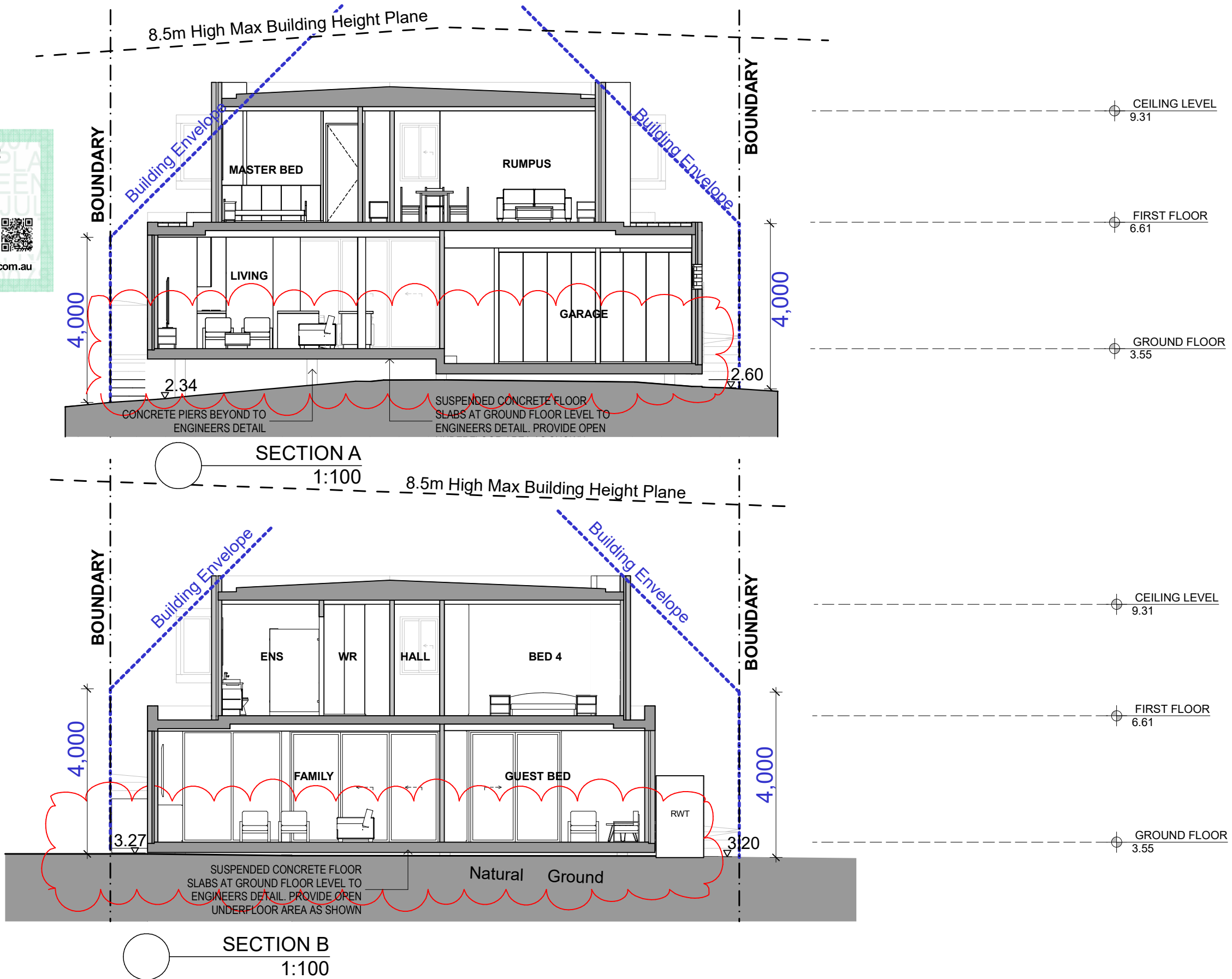
ENERGY RATING SCHEME

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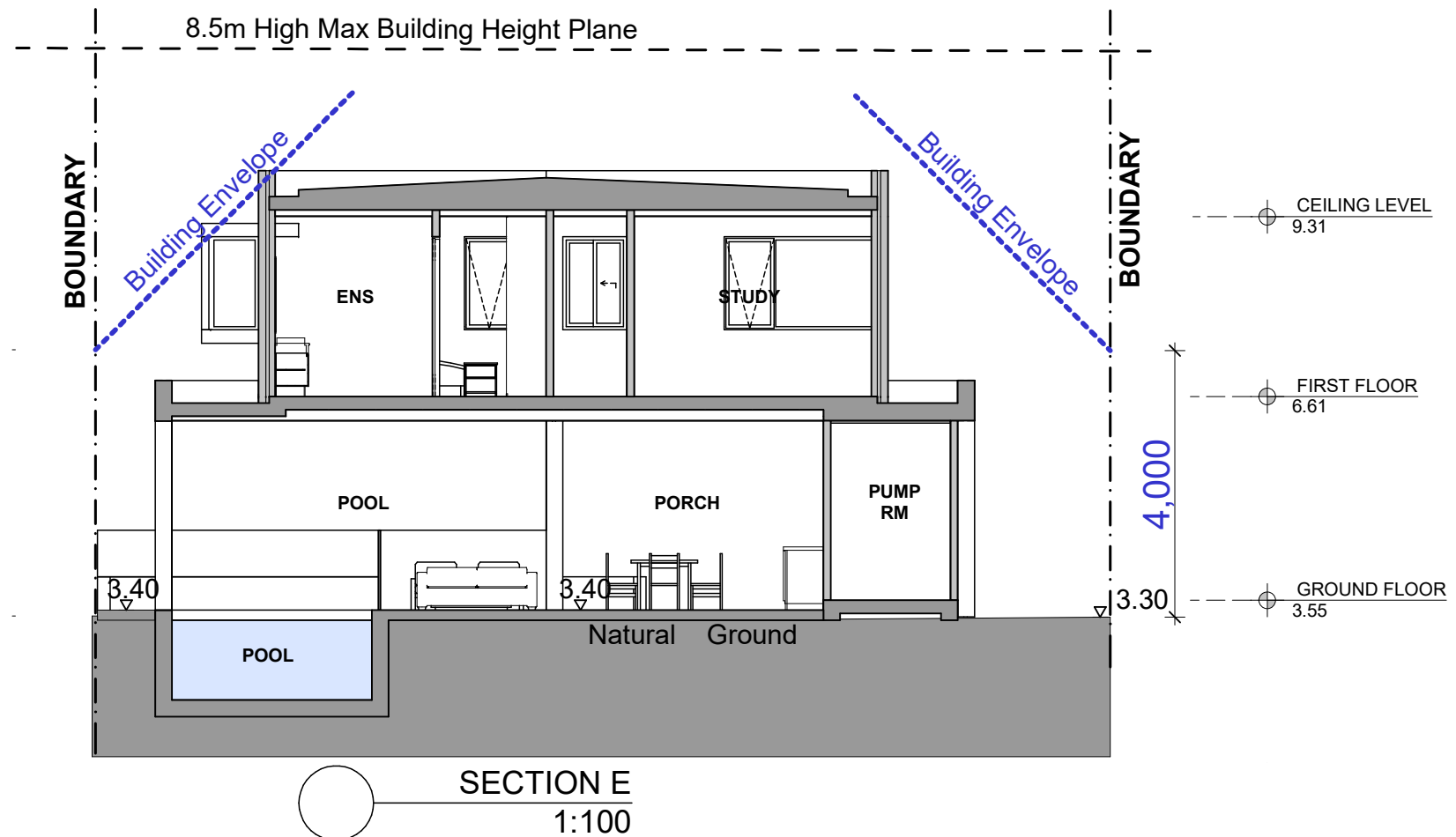
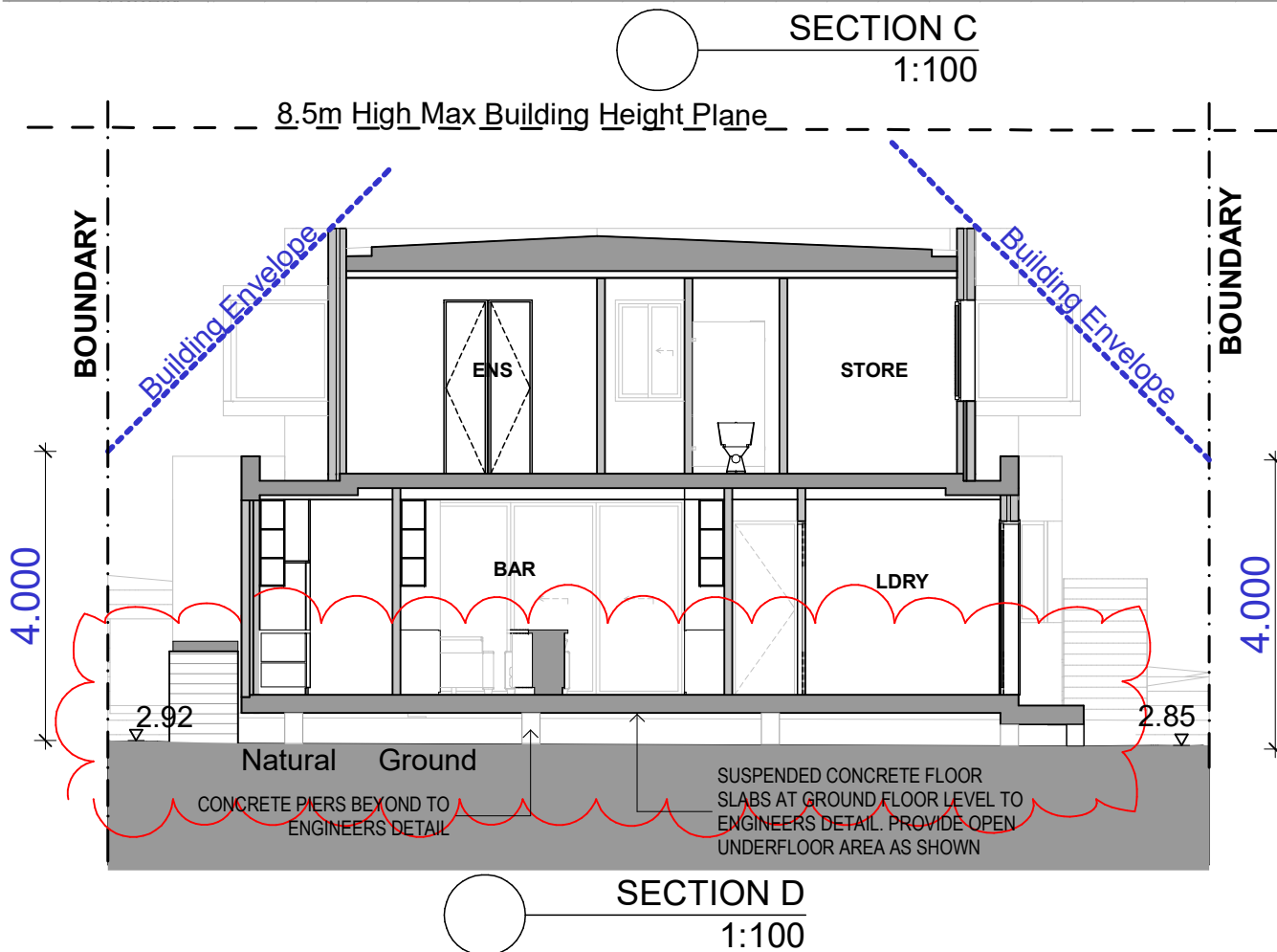
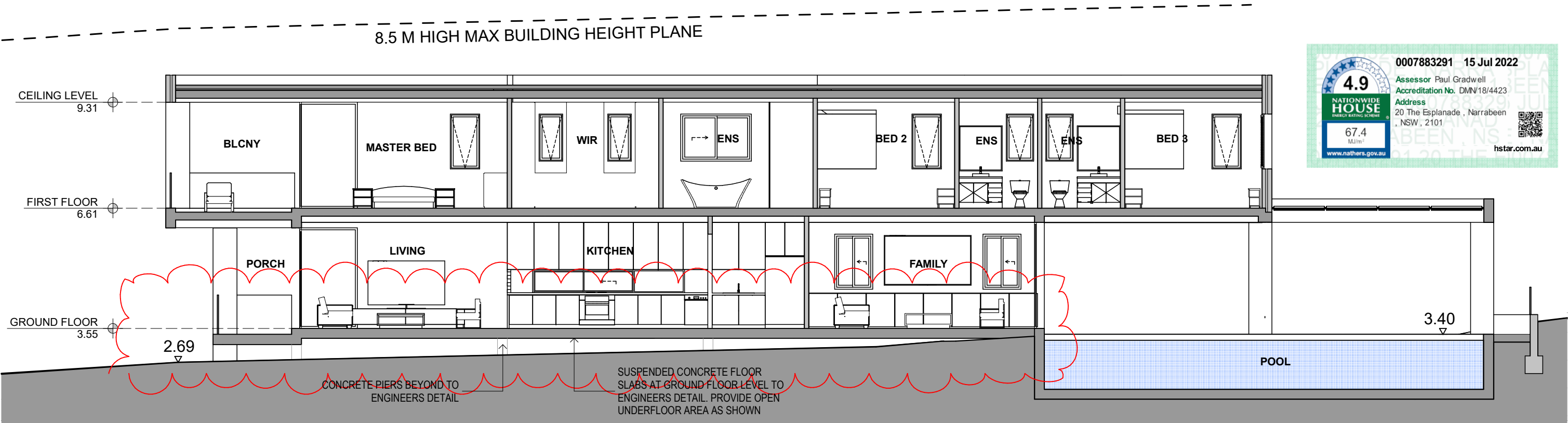
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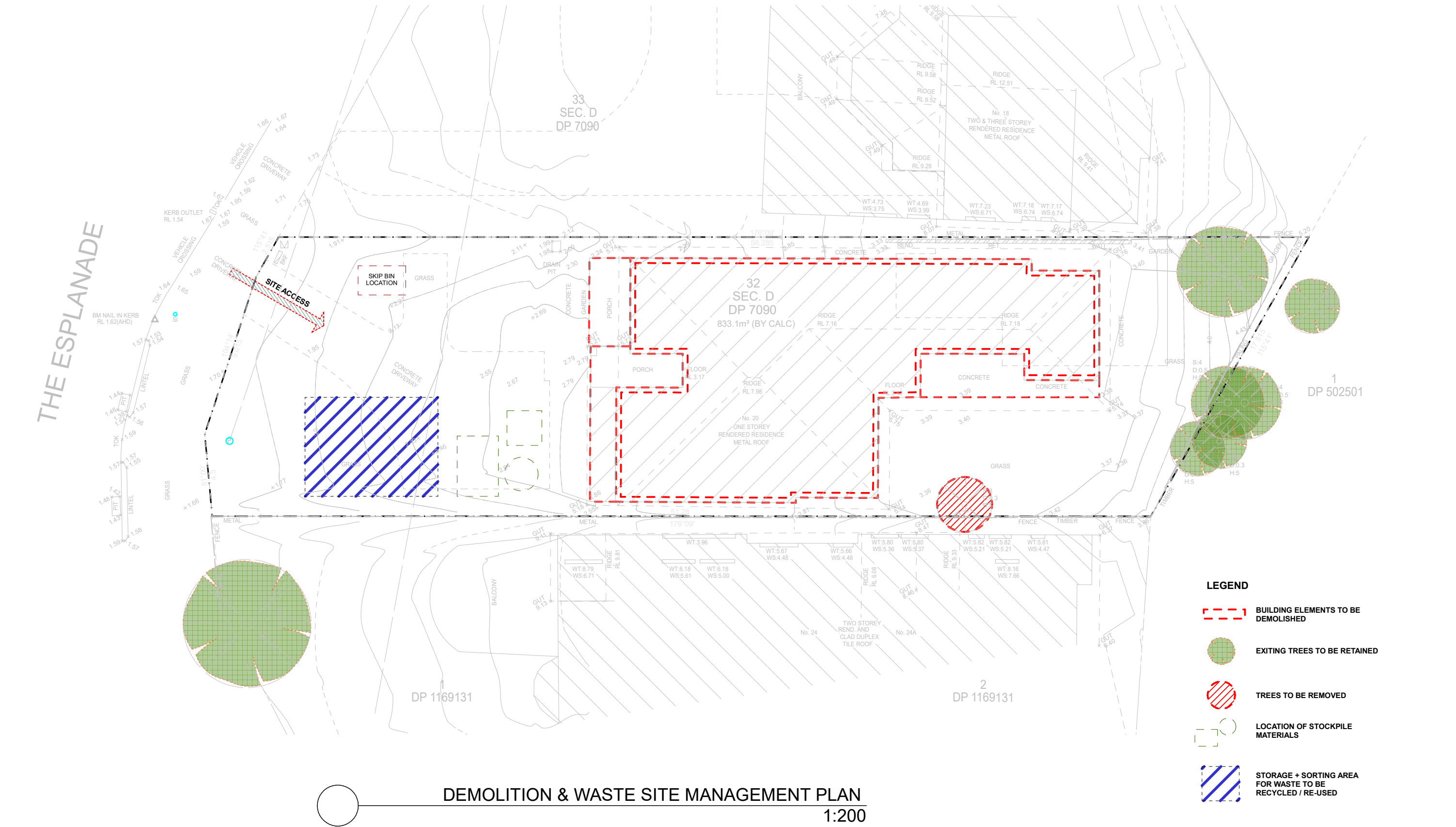
0007883291 15 Jul 2022
Assessor Paul Gradwell
Accreditation No. DMN/18/4423
Address
20 The Esplanade, Narrabeen
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			Transmittal Set ID	Transmittal Set Name	Checked by	Date	Drawing Scale	Drawn By : Sandy Martikas
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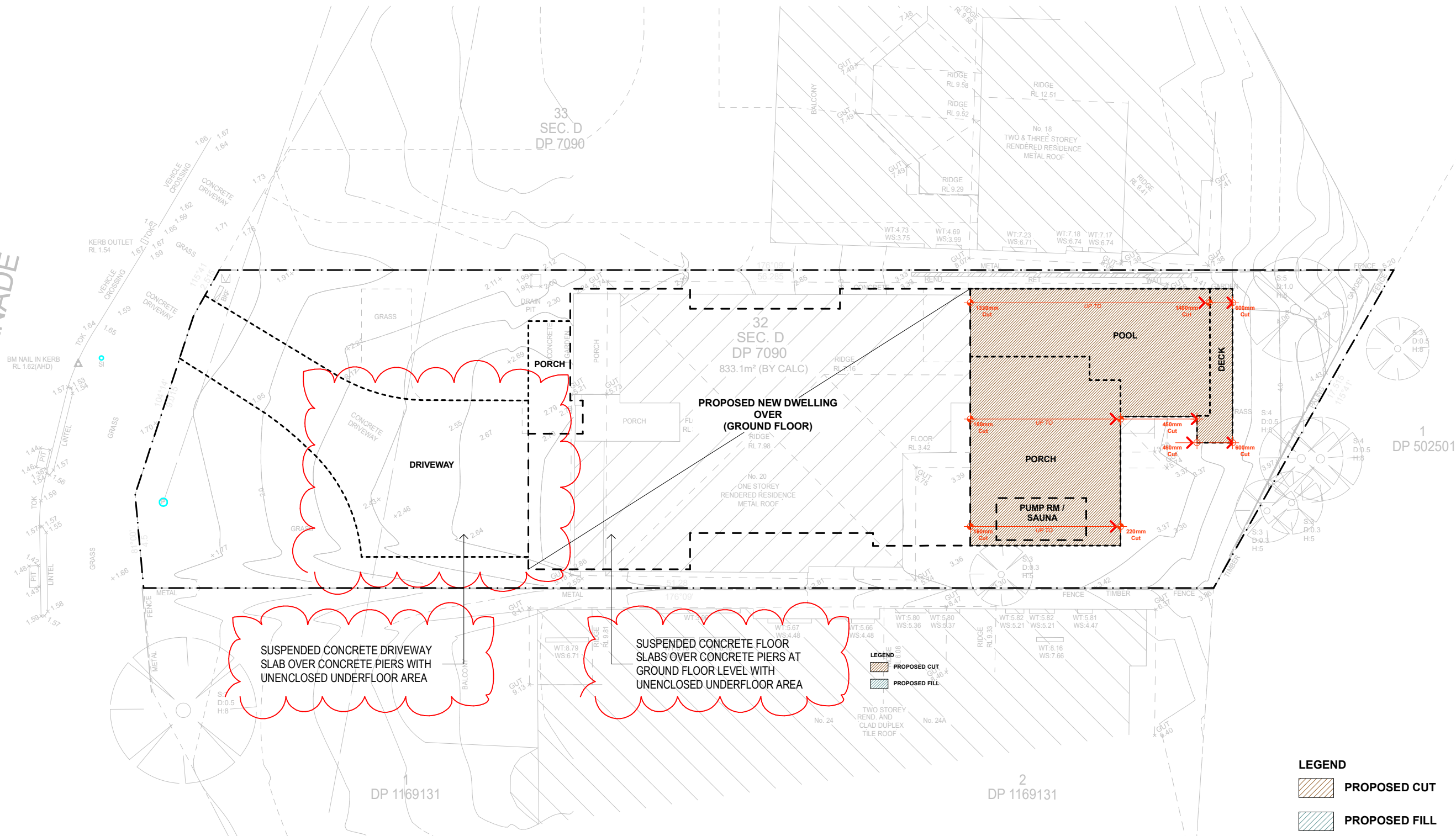


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			Transmittal Set ID	Transmittal Set Name	Checked by	Date	Drawing Scale 1:100	Drawn By : Sandy Martikas Checked By: NM
			A	DA Issue to Council	NM		Layout ID DA-11	Issue D
			B	Amendments as per Council letter dated 21 Oct 22	NM			
			C	Entire building moved to the rear by 2m as per council meeting on 15.12.2022	NM	16.12.2022		
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			Transmittal Set ID	Transmittal Set Name	Checked by	Date	Drawing Scale	Drawn By : Sandy Martikas		
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			C	Entire building moved to the rear by 2m as per council meeting on 15.12.2022	NM	16.12.2022	Layout ID		Issue	
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	CLIENT Jason Smith N 	General Notes The Builder shall check all dimensions and levels on site prior to construction. Notify any errors, discrepancies or omissions to the architect. Drawings shall not be used for construction purposes until issued for construction. Do not scale drawings. All boundaries and contours subject to survey								

THE ESPLANADE



Cut & Fill Plan
1:200

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