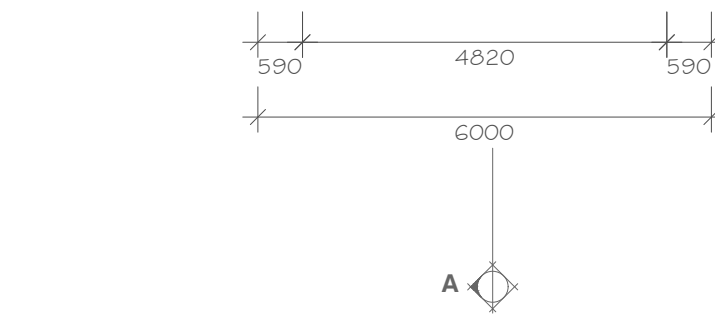
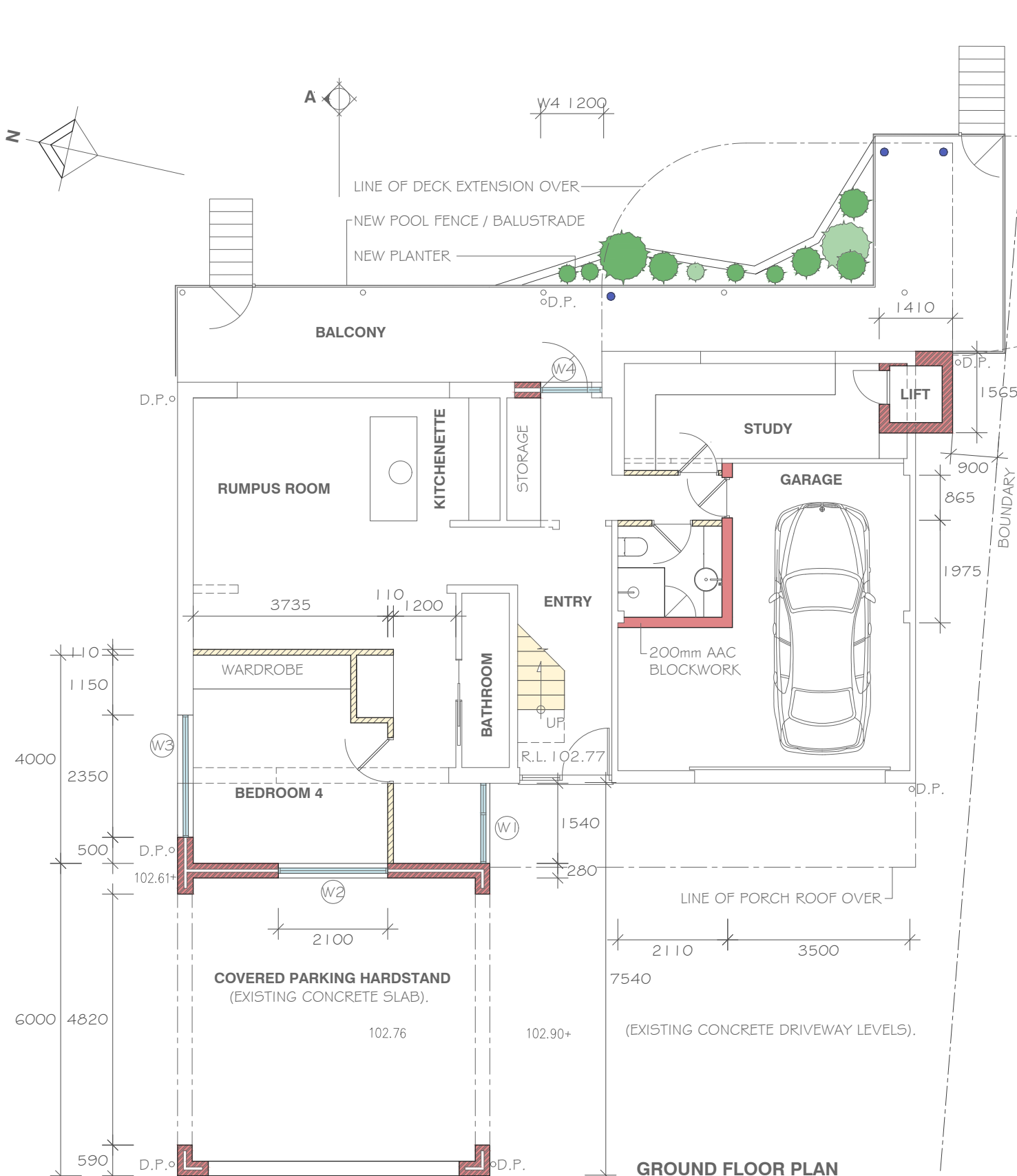


SITE AND ROOF PLAN

PROPOSED ADDITIONS AND ALTERATIONS	DEVELOPMENT APPLICATION	DATE	SCALE
Mr Jon Stevens		13 Oct 2025	1:100
4 Aperta Place Beacon Hill 2100		1625 / DA01	
Gerald Gilchrist + Associates Pty Ltd	PHONE 9939 0970	DO NOT SCALE OFF DRAWINGS	



NOTES

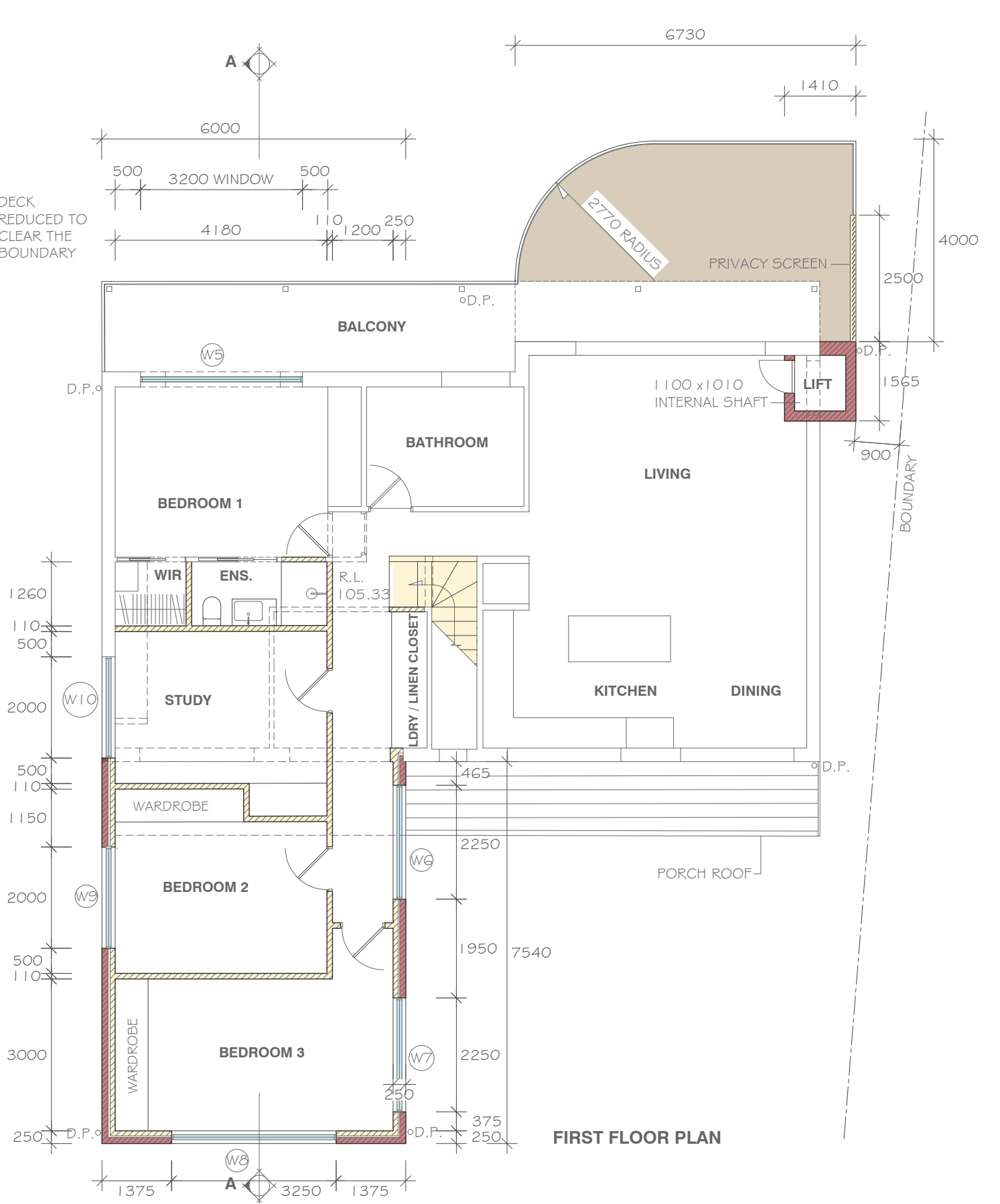
THE PROPOSED WORKS HAVE BEEN DESIGNED SO THAT WHEN CONSTRUCTED THEY CAN COMPLY WITH THE BCA AND RELEVANT AUSTRALIAN STANDARDS

ALL R.L.S ARE FINISHED LEVELS

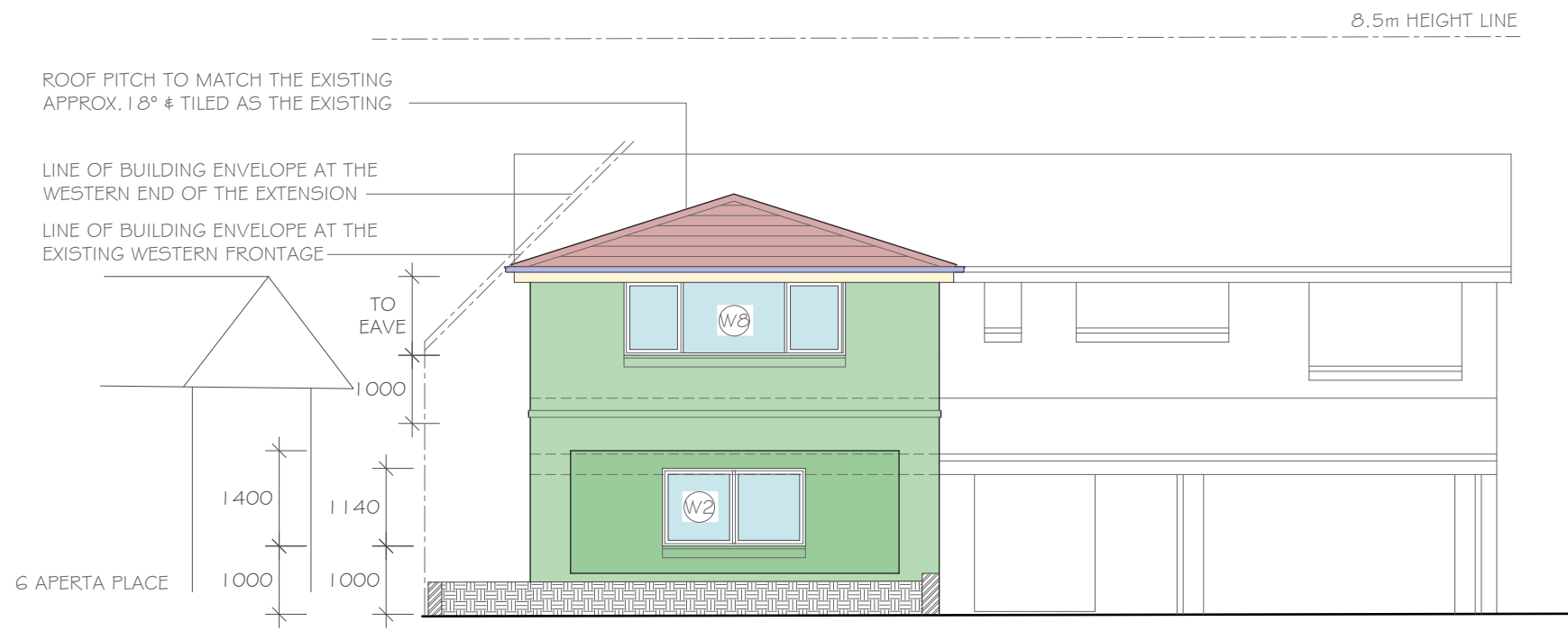
STAIRS & BALUSTRADING TO COMPLY WITH THE BCA.

STORMWATER AS PER THE HYDRAULIC ENGINEERS DETAILS

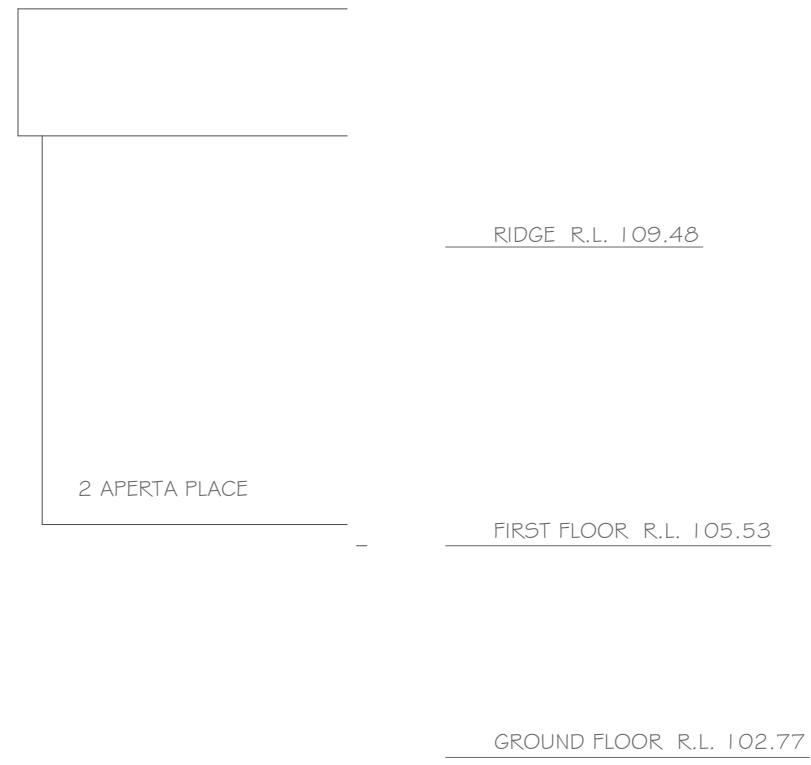
FOOTINGS, LIFT WELL, FRAMING, BRACING LINTELS AND STRUCTURAL STEEL TO THE ENGINEERS DETAILS



PROPOSED ADDITIONS AND ALTERATIONS	DEVELOPMENT APPLICATION	DATE	SCALE
Mr Jon Stevens		13 Oct 2025	1:100
4 Aperta Place Beacon Hill 2100		1625 / DA02	
Gerald Gilchrist + Associates Pty Ltd	PHONE 9939 0970	DO NOT SCALE OFF DRAWINGS	



WEST ELEVATION



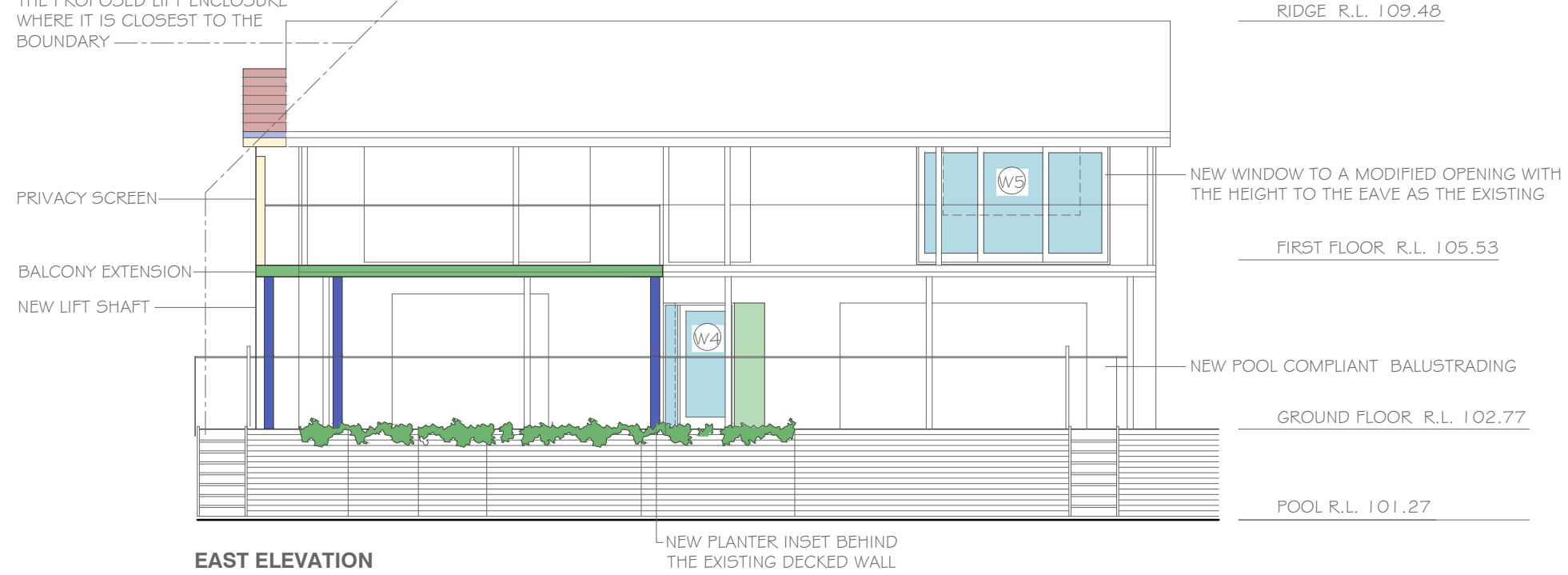
SOUTH ELEVATION

CARPENT OPEN ON 3 SIDES
ADDITIONS RENDERED & PAINTED AS THE EXISTING

LIFT SHAFT RENDERED AS THE EXISTING WITH A ROOF EXTENSION & GABLE END DETAILED AS THE EXISTING

PROPOSED ADDITIONS AND ALTERATIONS	DEVELOPMENT APPLICATION	DATE	SCALE
Mr Jon Stevens		13 Oct 2025	1:100
4 Aperta Place Beacon Hill 2100		1625 / DA03	
Gerald Gilchrist + Associates Pty Ltd	PHONE 9939 0970	DO NOT SCALE OFF DRAWINGS	

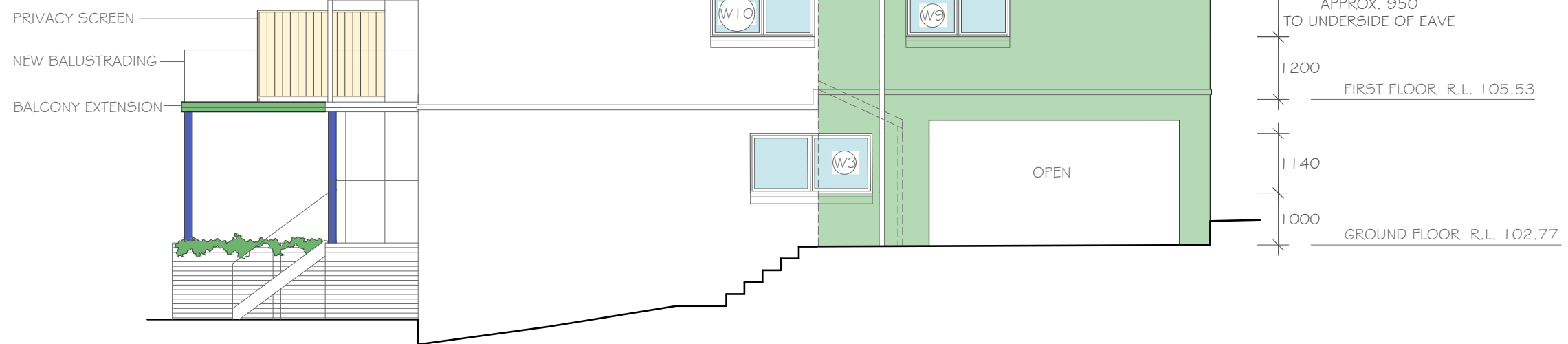
THE BUILDING ENVELOPE TAKEN FROM THE GROUND LEVEL OF THE PROPOSED LIFT ENCLOSURE WHERE IT IS CLOSEST TO THE BOUNDARY



EAST ELEVATION

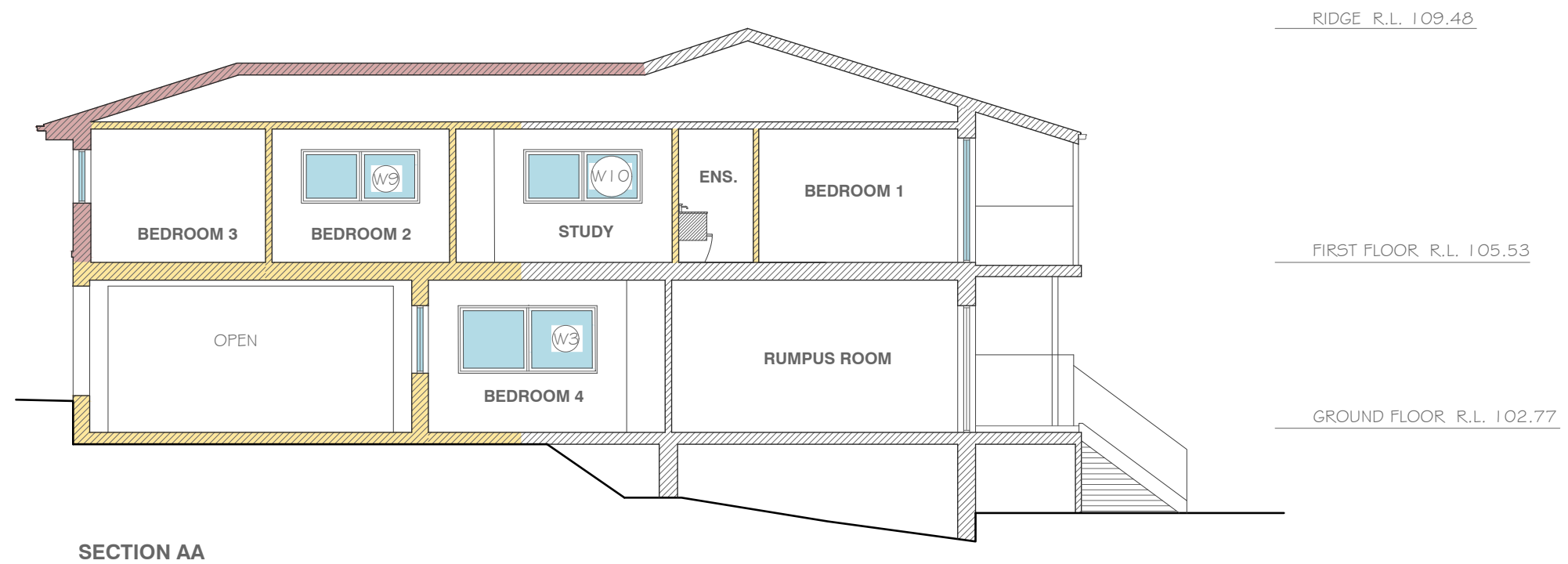
8.5m HEIGHT LINE

RIDGE R.L. 109.48



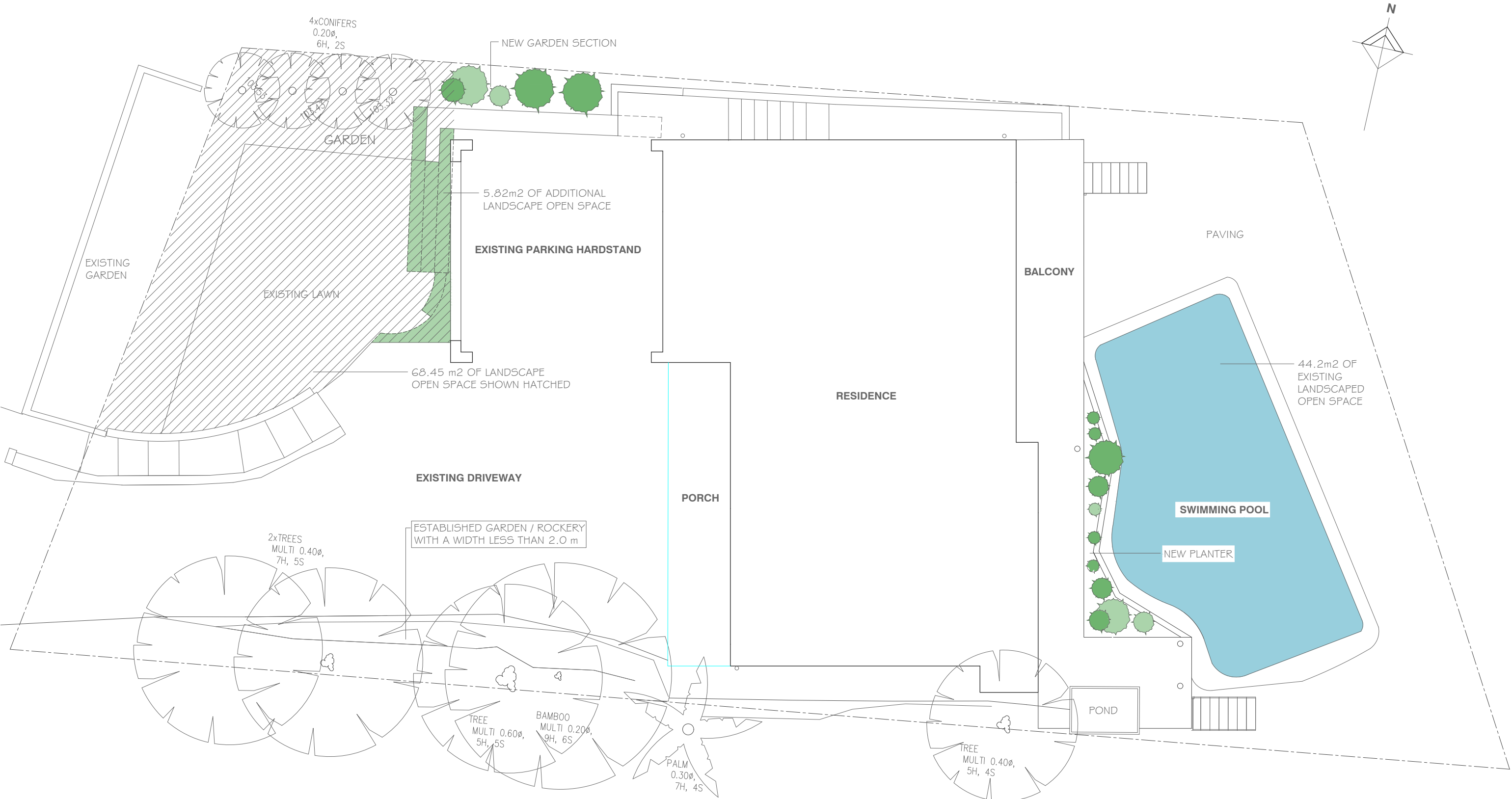
NORTH ELEVATION

PROPOSED ADDITIONS AND ALTERATIONS	DEVELOPMENT APPLICATION	DATE	SCALE
Mr Jon Stevens		13 Oct 2025	1:100
4 Aperta Place Beacon Hill 2100		1625 / DA04	
Gerald Gilchrist + Associates Pty Ltd	PHONE 9939 0970	DO NOT SCALE OFF DRAWINGS	



SECTION AA

PROPOSED ADDITIONS AND ALTERATIONS	DEVELOPMENT APPLICATION	DATE	SCALE
Mr Jon Stevens		13 Oct 2025	1:100
4 Aperta Place Beacon Hill 2100		1625 / DA05	
Gerald Gilchrist + Associates Pty Ltd	PHONE 9939 0970	DO NOT SCALE OFF DRAWINGS	



LANDSCAPED OPEN SPACE AND BUSHLAND SETTING

THE SITE IS IDENTIFIED ON THE MAP AS REQUIRING 40% OPEN SPACE. THE SITE AREA IS 581.1 m² REQUIRING AN OPEN SPACE AREA OF 232.44 m²

PROPOSED IS 112.65 m² OF LANDSCAPED OPEN SPACE BEING 5.82 m² MORE THAN THE EXISTING

PROPOSED ADDITIONS AND ALTERATIONS	DEVELOPMENT APPLICATION	DATE	SCALE
Mr Jon Stevens		13 Oct 2025	1:100
4 Aperta Place Beacon Hill 2100		1625 / DA06	
Gerald Gilchrist + Associates Pty Ltd	PHONE 9939 0970	DO NOT SCALE OFF DRAWINGS	



THE EXTENSION AS PROPOSED IS SITED TO THE NORTHERN END OF THE HOUSE TO ENSURE SOLAR ACCESS IS MAINTAINED TO THE SOUTHERN PROPERTY AND THE EXTENSION HAS NO IMPACT ON THE SOLAR AMENITY OF THE PROPERTY TO THE NORTH

STREETSCAPE VIEWS RETAINED DUE TO THE TOPOGRAPHY & THE FRONTAGE FACADE IMPROVED ARCHITECTURALLY

VIEWS OVER THE BUSHLAND RESERVE AND OCEAN BEYOND PRESERVED FOR THE OCCUPANTS & NEIGHBOURS

A PRIVACY SCREEN HAS BEEN INCORPORATED WITH THE PROPOSED DECK EXTENSION TO ENSURE PRIVACY FOR THE OCCUPANTS AND NEIGHBOURS

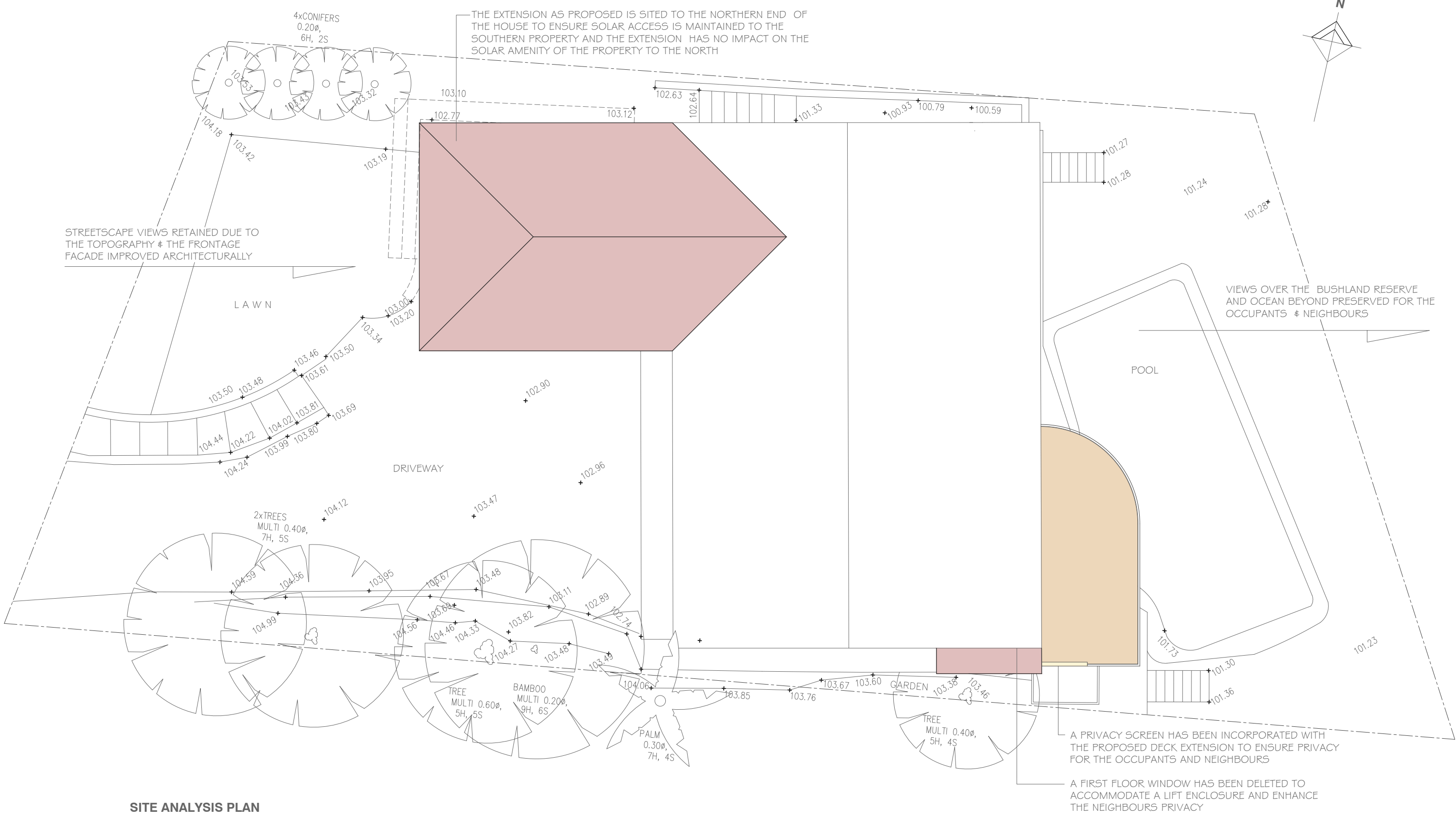
A FIRST FLOOR WINDOW HAS BEEN DELETED TO ACCOMMODATE A LIFT ENCLOSURE AND ENHANCE THE NEIGHBOURS PRIVACY

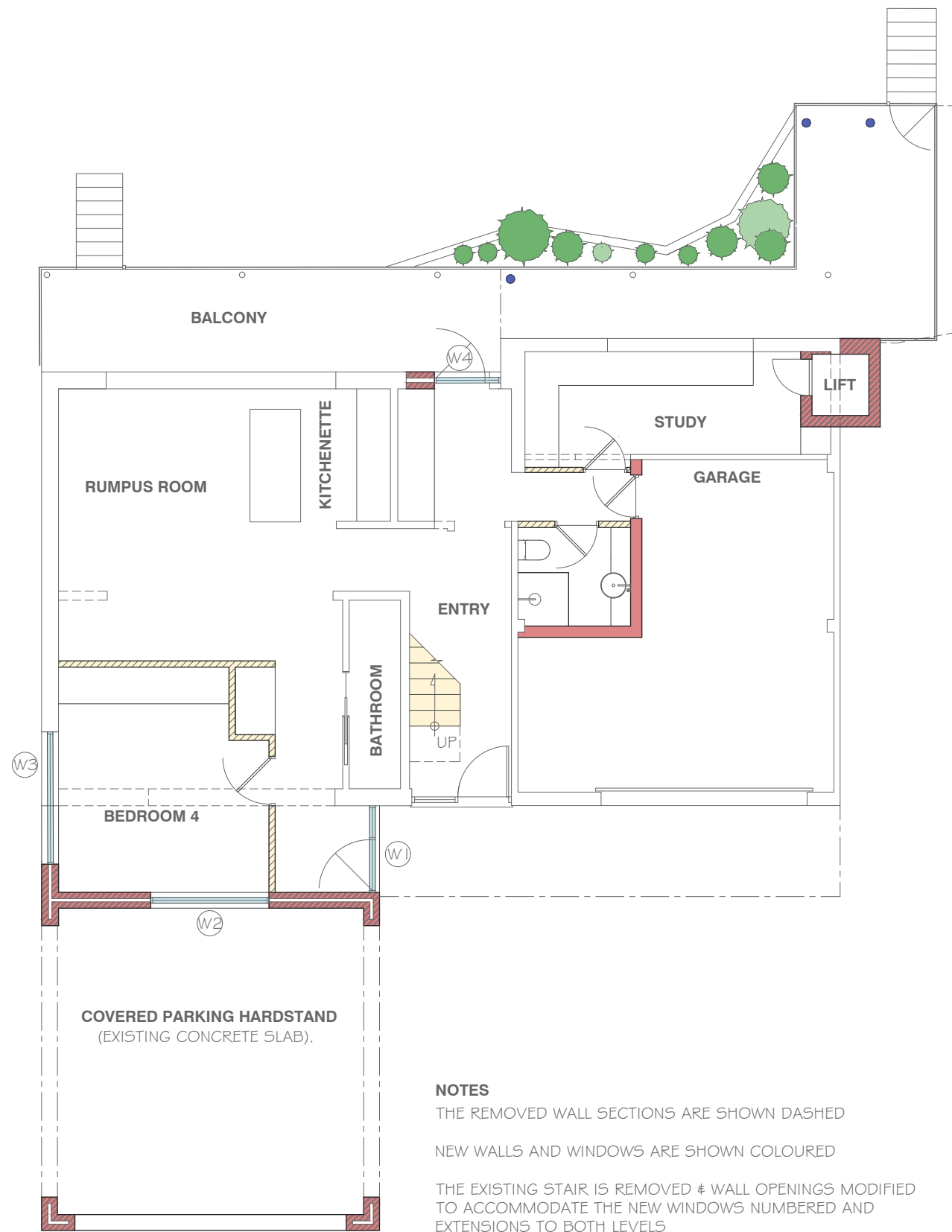
SITE ANALYSIS PLAN

NOTES

- UPGRADES TO THE STRUCTURE TO COMPLY WITH THE BUSHFIRE ASSESSMENT REPORT
- STORMWATER UPGRADED IN LINE WITH THE CONCEPT DRAINAGE PLAN
- ALL WORKS CARRIED OUT IN LINE WITH THE GEOTECHNICAL REPORTS RECOMMENDATIONS
- EXCAVATION FOR THE CARPORT FOOTINGS AND OSD ONLY
- NO LOSS OF TREES OR EXISTING VEGETATION

PROPOSED ADDITIONS AND ALTERATIONS	DEVELOPMENT APPLICATION	DATE	SCALE
Mr Jon Stevens		13 Oct 2025	1:100
4 Aperta Place Beacon Hill 2100		1625 / DA07	
Gerald Gilchrist + Associates Pty Ltd	PHONE 9939 0970	DO NOT SCALE OFF DRAWINGS	





GROUND FLOOR PLAN

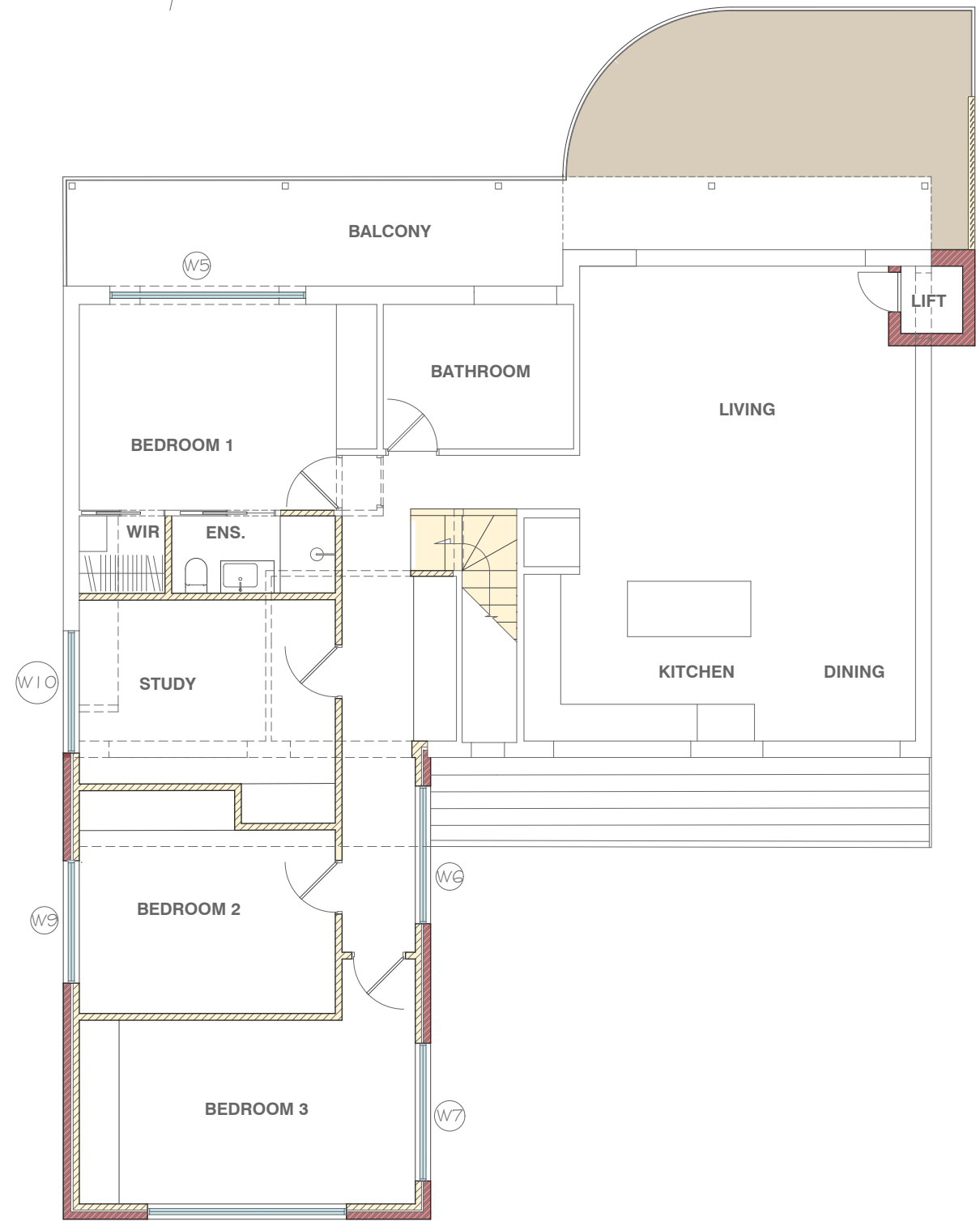
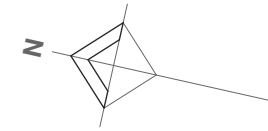
NOTES

THE REMOVED WALL SECTIONS ARE SHOWN DASHED

NEW WALLS AND WINDOWS ARE SHOWN COLOURED

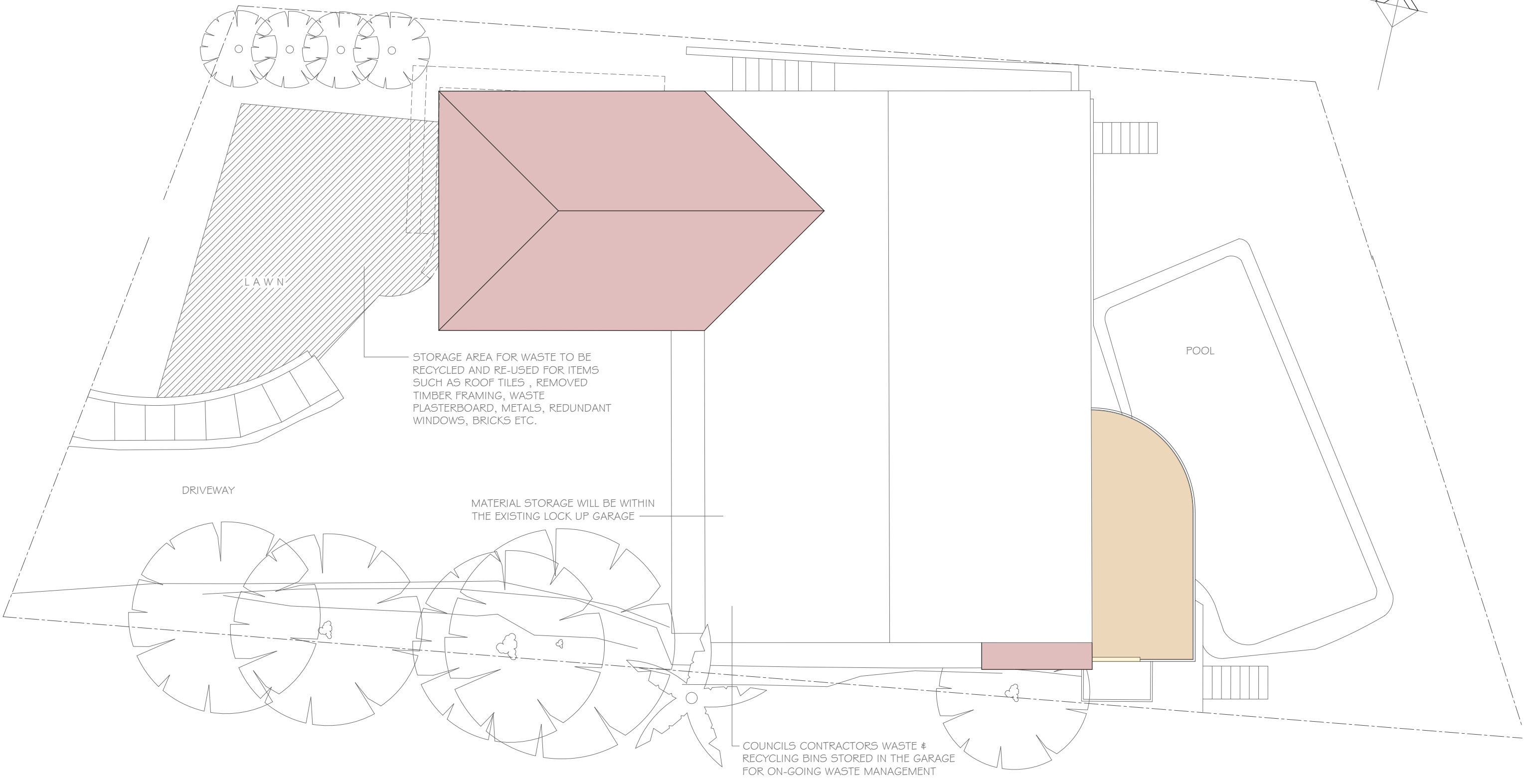
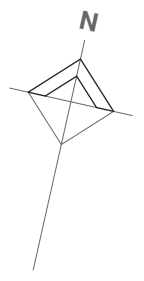
THE EXISTING STAIR IS REMOVED & WALL OPENINGS MODIFIED TO ACCOMMODATE THE NEW WINDOWS NUMBERED AND EXTENSIONS TO BOTH LEVELS

DEMOLITION PLAN



FIRST FLOOR PLAN

PROPOSED ADDITIONS AND ALTERATIONS	DEVELOPMENT APPLICATION	DATE	SCALE
Mr Jon Stevens		13 Oct 2025	1:100
4 Aperta Place Beacon Hill 2100		1625 / DA08	
Gerald Gilchrist + Associates Pty Ltd	PHONE 9939 0970	DO NOT SCALE OFF DRAWINGS	



WASTE MANAGEMENT PLAN

NOTES

NO STRUCTURES TO BE DEMOLISHED. WALL SECTIONS, WINDOW OPENINGS DEMOLISHED AS PER THE DEMOLITION PLAN PROVIDED WITH THE DA DOCUMENTS TO FACILITATE INTERNAL ALTERATIONS AND EXTENSIONS TO BOTH LEVELS.

PROPOSED ADDITIONS AND ALTERATIONS	DEVELOPMENT APPLICATION	DATE	SCALE
Mr Jon Stevens		13 Oct 2025	1:100
4 Aperta Place Beacon Hill 2100		1625 / DA09	
Gerald Gilchrist + Associates Pty Ltd	PHONE 9939 0970	DO NOT SCALE OFF DRAWINGS	