



COAST ALIGNED BUILDING DESIGN
 P.O box 6124 Long Jetty NSW
 0411 468 702
 coastaligneddesign@hotmail.com

BASIX REQUIREMENTS

RAIN WATER TANK

The applicant must install a rainwater tank of at least 978L on the site. The tank must meet and be installed in accordance with the requirements of all applicable regulatory authorities.

The applicant must configure the tank to collect at least 136 sqm of roof water run off.

The applicant must connect the tank to a tap located within 10m of the edge of the pool.

OUTDOOR SWIMMING POOL

The pool must be outdoors

the pool must not have a capacity greater than 20.1KL

The applicant must install a timer for the pool pump

the applicant must not install any heating system for the pool within this development

LIGHTING:

The applicant must ensure a minimum of 40% of new or altered light fixtures are fitted with fluorescent, compact fluorescent or light emitting diode (LED) lamps.

FIXTURES:

The applicant must install new or altered taps, toilets & showerheads which have a minimum 3 star rating

INSULATION REQUIREMENTS:

Element	Insulation required
Concrete slab on ground floor	R1.00 (slab edge)
External wall framed & clad	R1.3 or R1.70 including construction
raked ceiling / pitched roof	Ceiling: R1.74(up) roof: foil backed blanket 55mm Roof colour: medium (solar absorptance 0.475 -0.70)

GLAZING:

Glazed window & door requirements are listed within the window schedule

PROPOSED ALTERATIONS AND ADDITIONS, NEW SHED AND SWIMMING POOL
LOT 34, SECTION 31, DP 210015
NUMBER 42, KULLAROO ROAD
SUMMERLAND POINT

- SHEET 1 - COVER SHEET
- SHEET 2 - SITE PLAN
- SHEET 3 - GROUND FLOOR PLAN - DWELLING
- SHEET 4 - FIRST FLOOR PLAN - DWELLING
- SHEET 5 - WINDOW SCHEDULE
- SHEET 6 - POOL DETAIL
- SHEET 7 - PROPOSED SHED FLOOR PLAN
- SHEET 8 - ROOF PLAN - DWELLING
- SHEET 9 - ROOF PLANS, PROPOSED SHED
- SHEET 10 - SECTIONS
- SHEET 11 - ELEVATIONS
- SHEET 12 - ELEVATIONS
- SHEET 13 - ELEVATIONS
- SHEET 14 - ELEVATIONS



**DEVELOPMENT CONSENT
 APPROVAL**

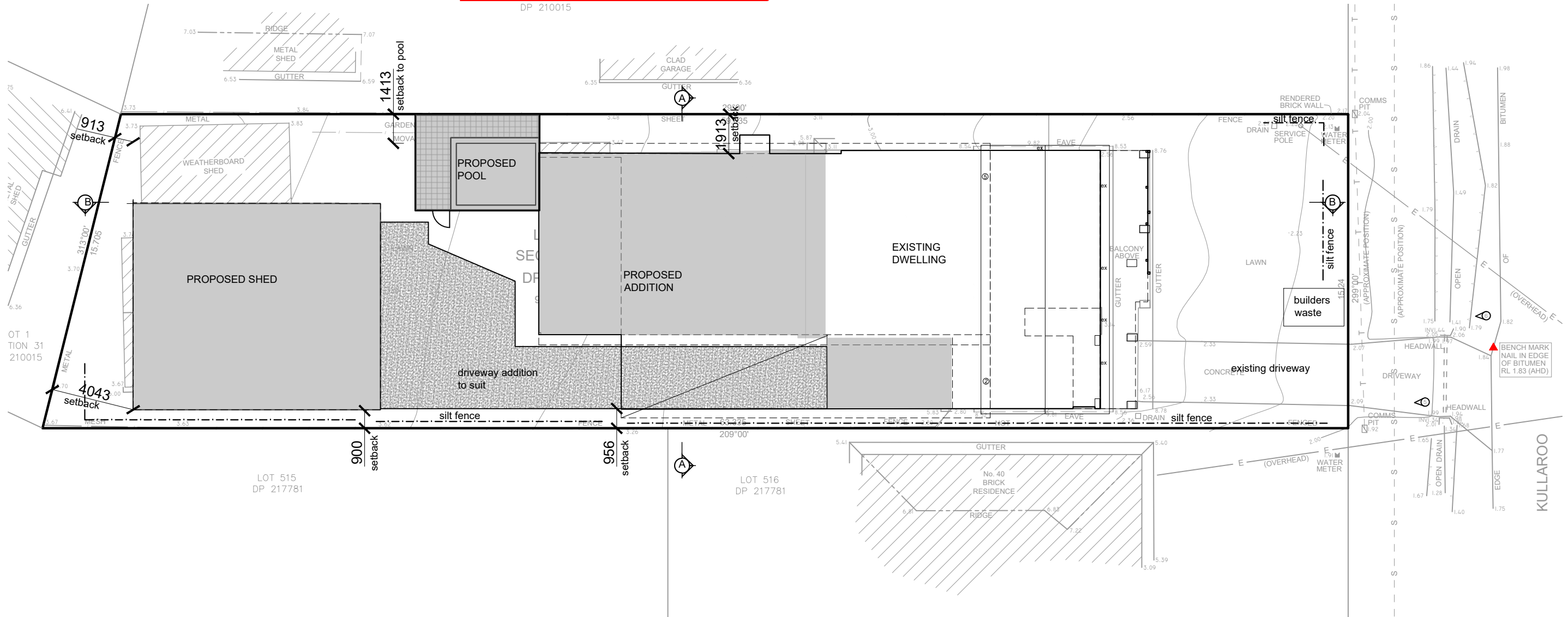
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 Dated: 16/8/2024



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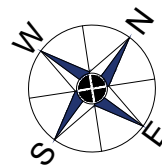
DA/1987/2023
Dated: 16/8/2024

DP 210015



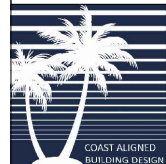
Proposed alterations & additions to existing dwelling

SITE PLAN
scale 1:200@a3



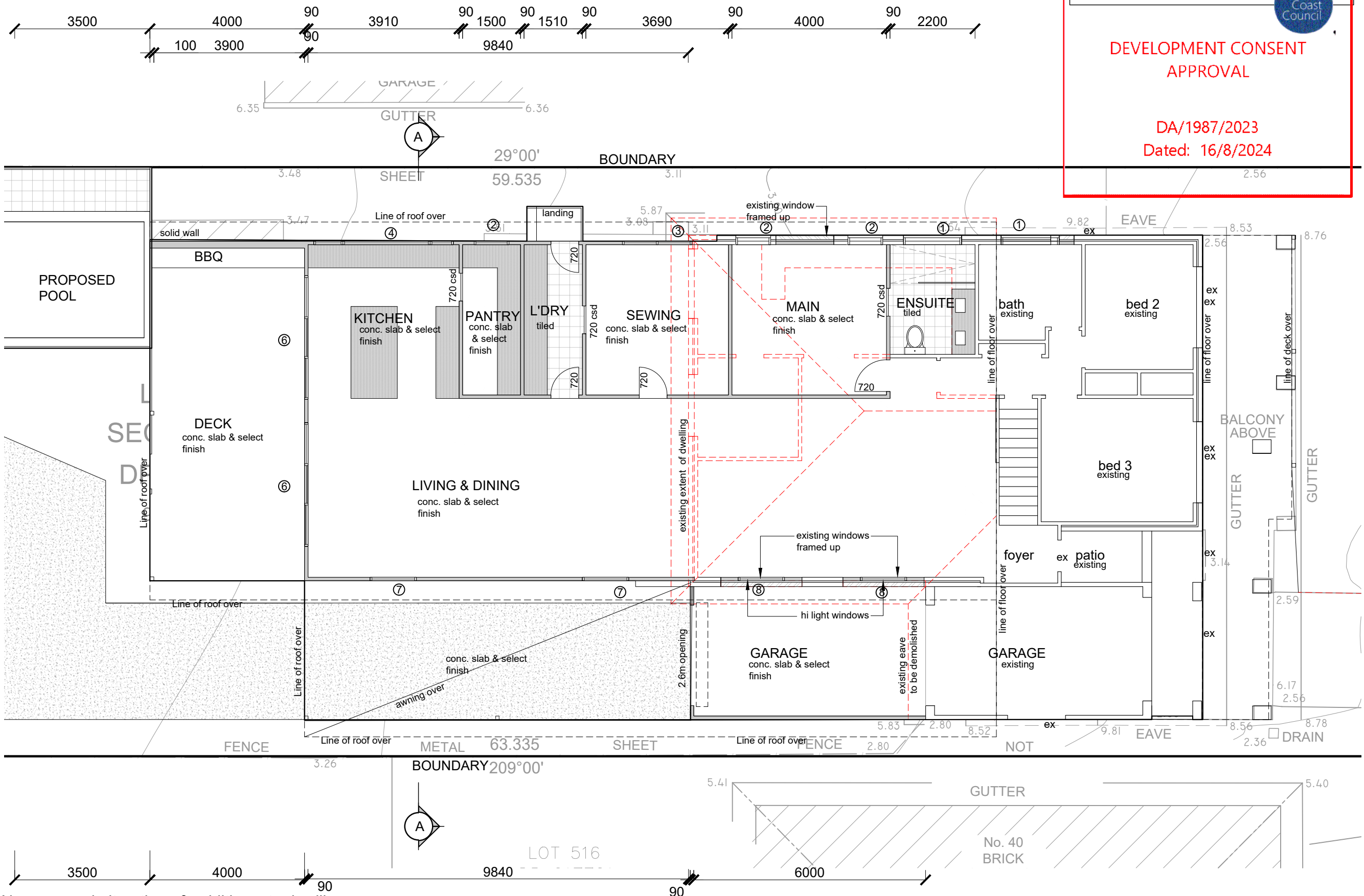
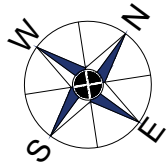
Revision A: August 2024 - proposed shed amended, carport removed

- NOTES**
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Proposed alterations & additions to existing dwelling
Drawing: site plan - alterations & additions
Date: July 2023
Project Address: 42 Kullaroo Road Summerland Point



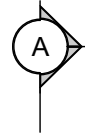
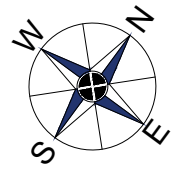
FLOOR PLAN - proposed alterations & additions to dwelling
scale 1:100@a3

COAST ALIGNED BUILDING DESIGN
 P.O box 6124 Long Jetty NSW
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Proposed alterations & additions to existing dwelling
 Drawing: ground floor plan - alterations & additions
 Date: July 2023
 Project Address: 42 Kullaroo Road Summerland Point

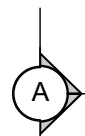
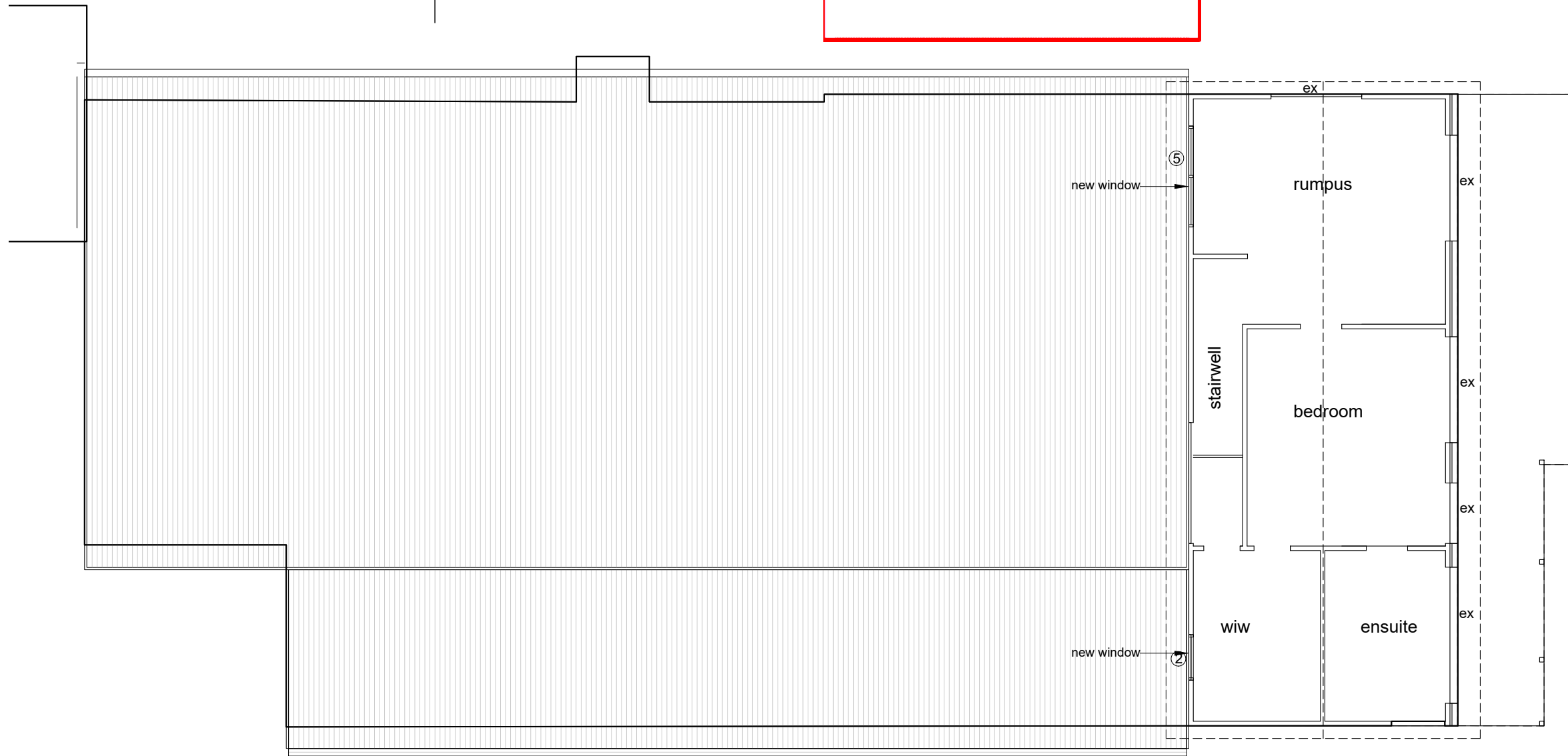
- existing walls to remain
- new walls
- existing walls to be demolished

Revision A: August 2024 - proposed shed amended, carport removed



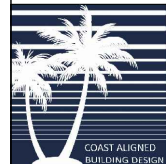

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 DA/1987/2023
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FIRST FLOOR PLAN - proposed alterations & additions to dwelling
scale 1:100@a3

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Proposed alterations & additions to existing dwelling
 Drawing: first floor plan - alterations & additions
 Date: July 2023
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window number	①	②	③	④	⑤	⑥	⑦	⑧
window height								
window width	1500	900	1800	600 2400 600	2000	3200	1200	1200
window type	aluminium framed louvre window	aluminium framed louvre window	aluminium framed sliding window	aluminium louvre sidelight & fixed splashback window	aluminium framed louvre window	aluminium framed sliding door	aluminium framed louvre window	aluminium framed louvre window
window quantity	2	4	1	1	1	2	2	2

WINDOW SCHEDULE - new windows - dwelling
scale 1:100@a3

window number	①	②
window height		
window width		1500
window type	deleted	aluminium framed sliding window
window quantity		5

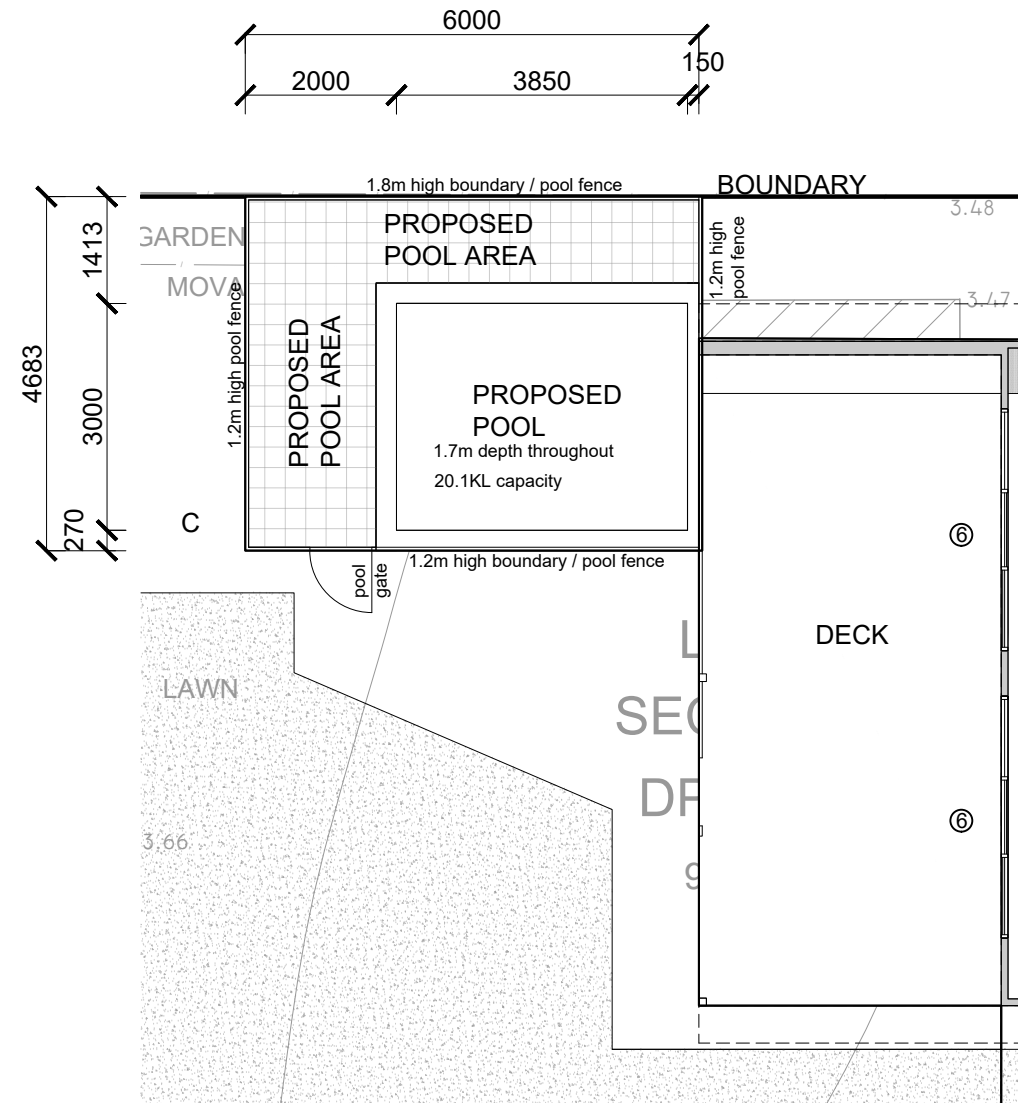
WINDOW SCHEDULE - new windows - shed
scale 1:100@a3



Revision A: August 2024 - proposed shed amended, carport removed

	COAST ALIGNED BUILDING DESIGN P.O box 6124 Long Jetty NSW 0411 468 702 coastaligneddesign@hotmail.com	Proposed alterations & additions to existing dwelling Drawing: ground floor plan - alterations & additions Date: July 2023 Project Address: 42 Kullaroo Road Summerland Point
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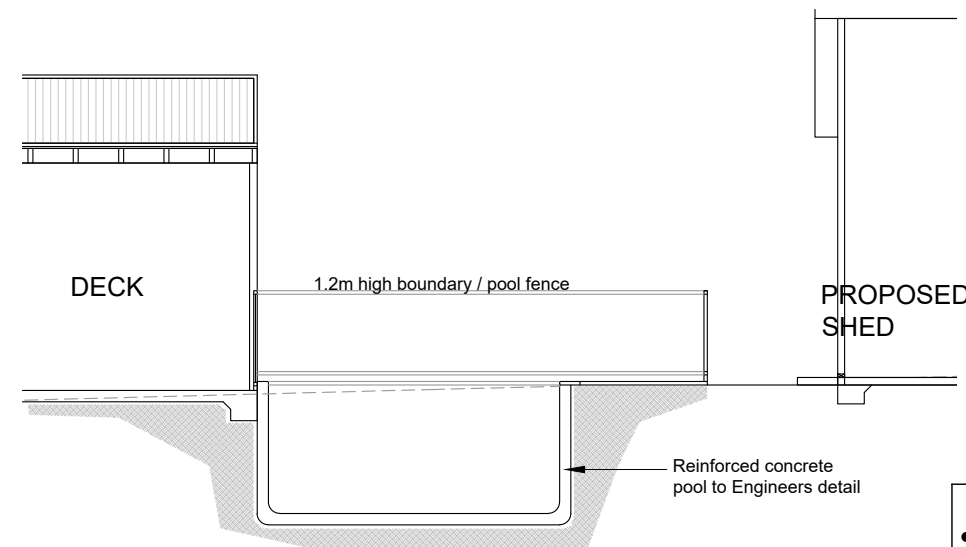
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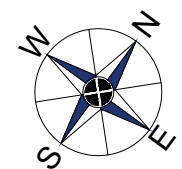
POOL PLAN
scale 1:100@a3


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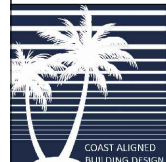
SECTION C-C
scale 1:100@a3



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Proposed new carport & pool area
 Drawing: carport & pool details
 Date: July 2023
 Project Address: 42 Kullaroo Road Summerland Point

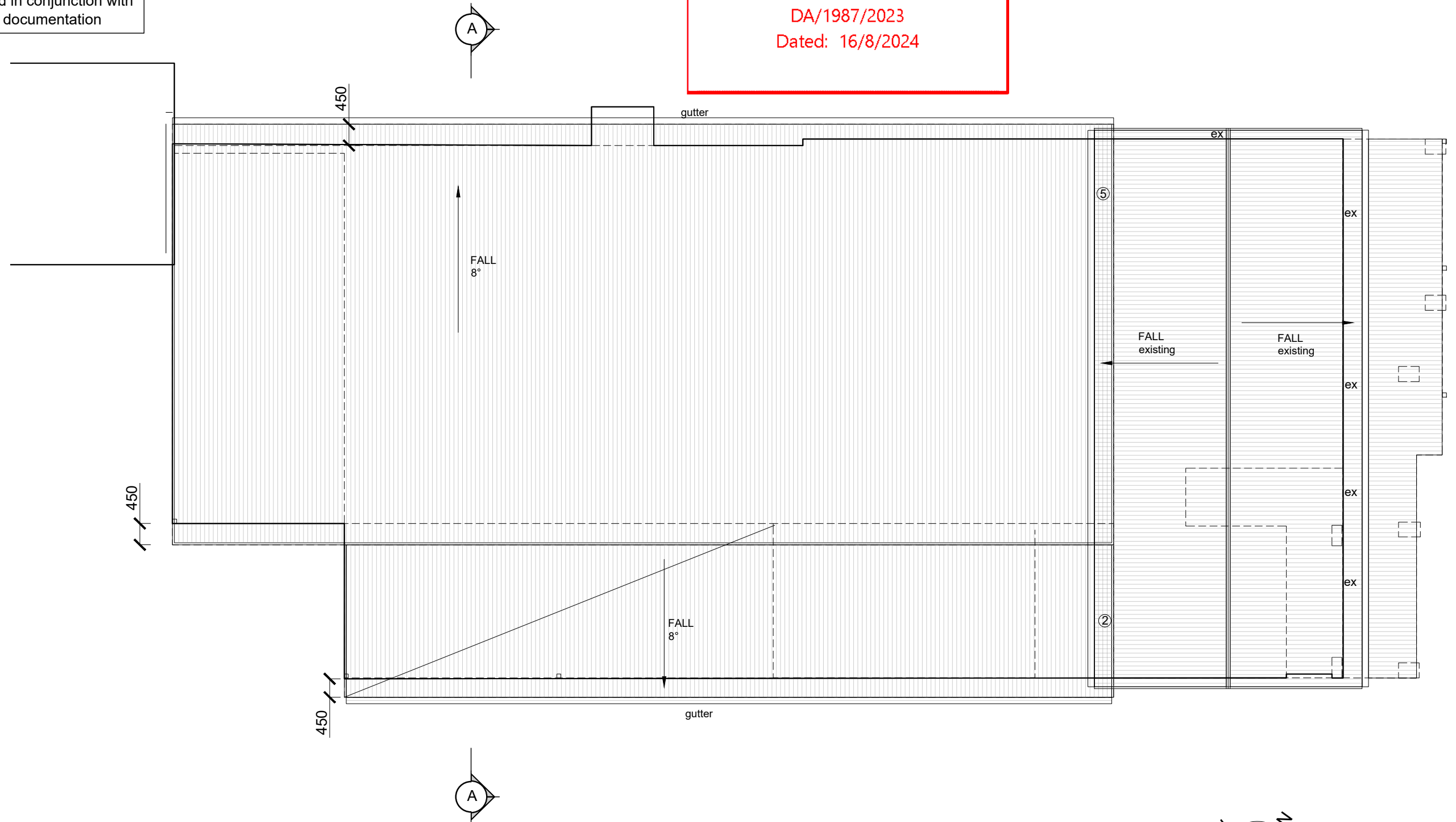
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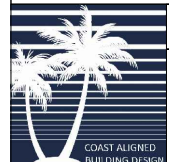
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ROOF PLAN - proposed alterations & additions to dwelling
scale 1:100@a3

Revision A: August 2024 - proposed shed amended, carport removed



COAST ALIGNED BUILDING DESIGN

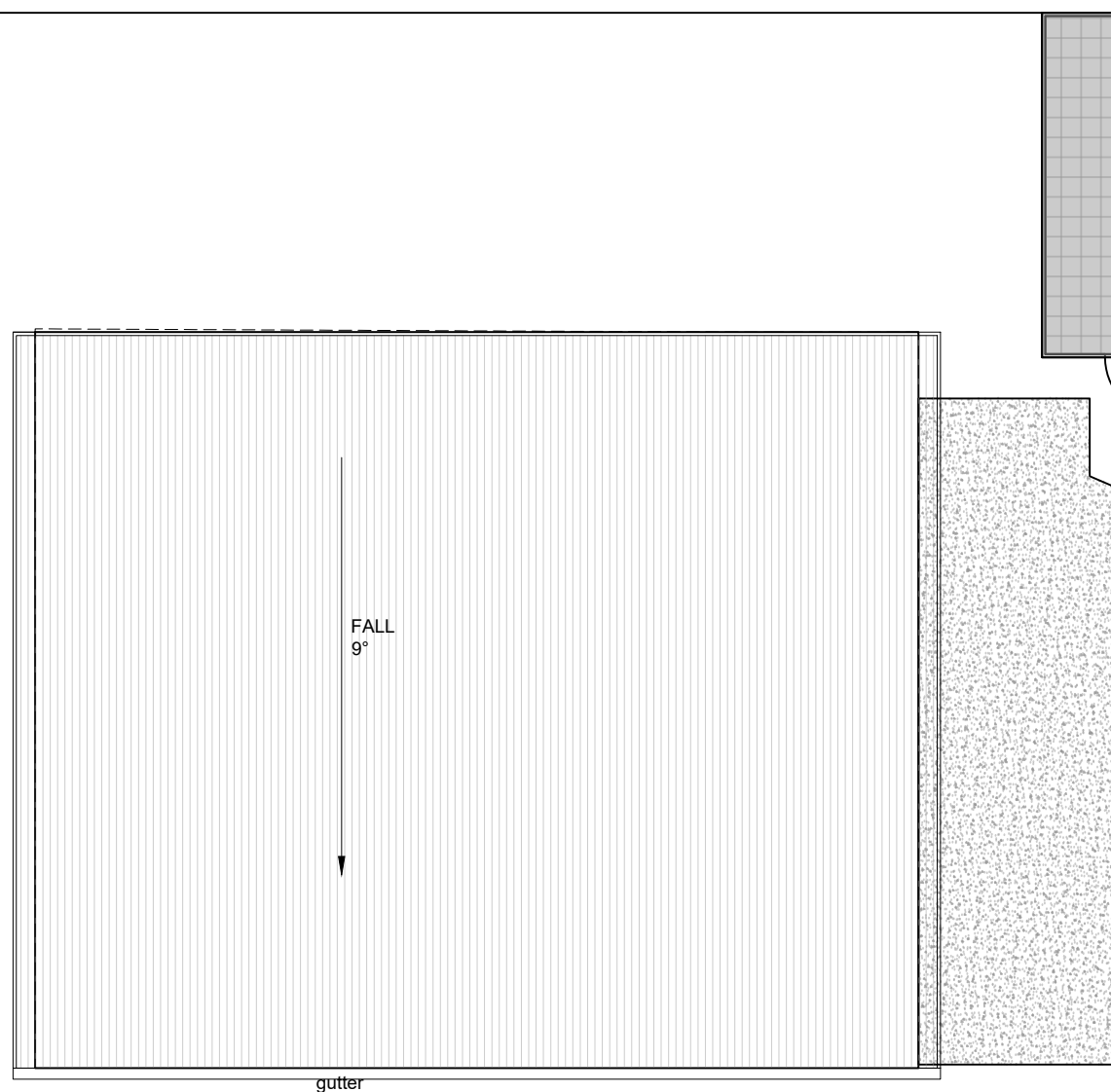
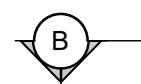
P.O box 6124 Long Jetty NSW
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Proposed alterations & additions to existing dwelling

Drawing: roof plan - alterations & additions
Date: July 2023
Project Address: 42 Kullaroo Road Summerland Point


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ROOF PLAN - proposed shed
scale 1:100@a3

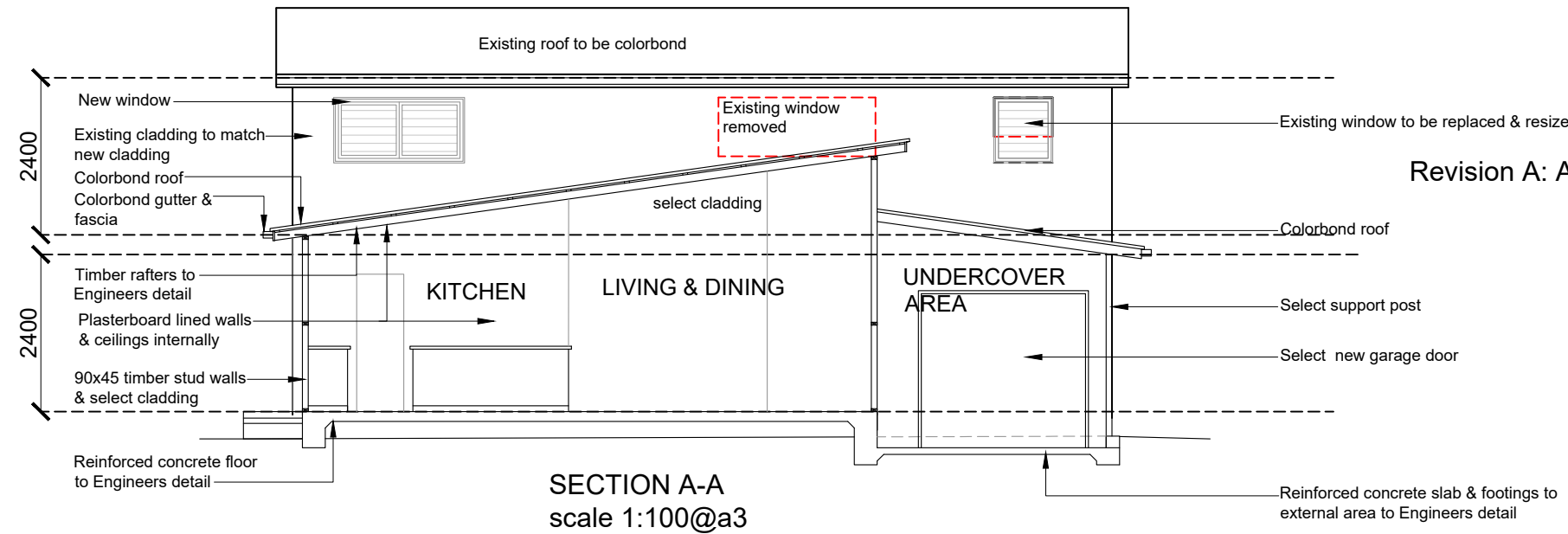


Revision A: August 2024 - proposed shed amended, carport removed

	COAST ALIGNED BUILDING DESIGN P.O box 6124 Long Jetty NSW 0411 468 702 coastaligneddesign@hotmail.com	Proposed new garage
		Drawing: roof plans - proposed shed Date: July 2023 Project Address: 42 Kullaroo Road Summerland Point

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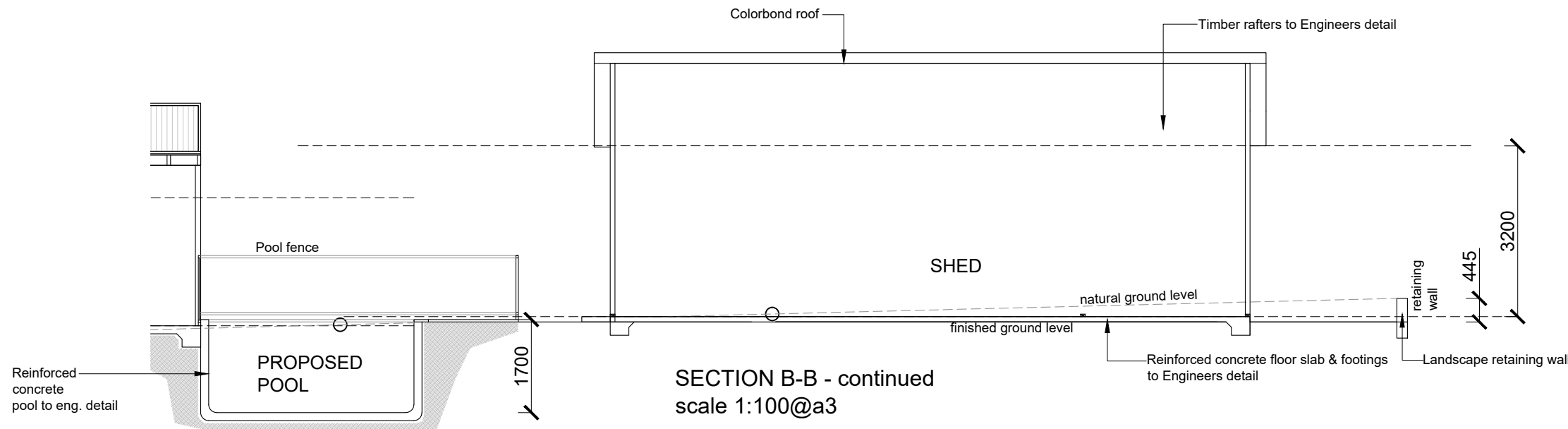
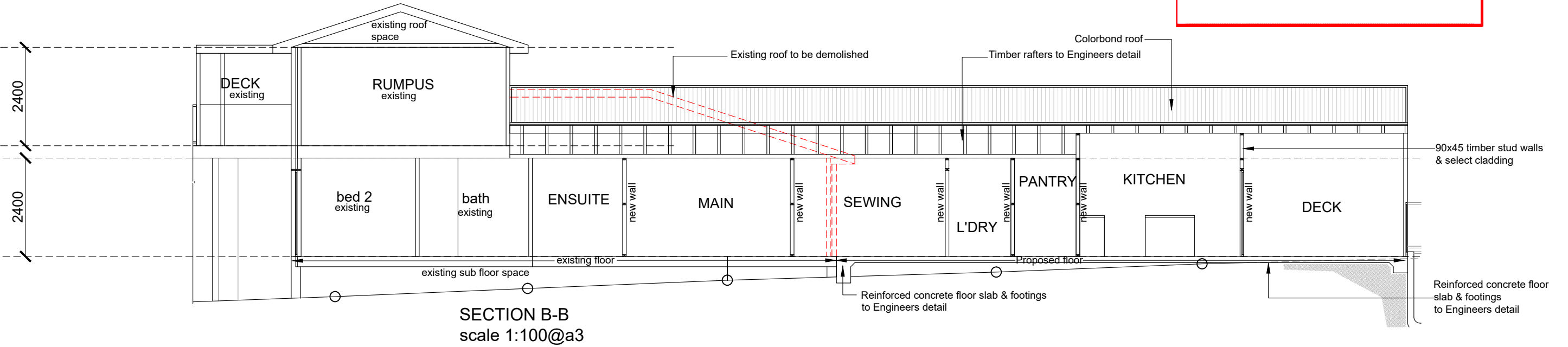
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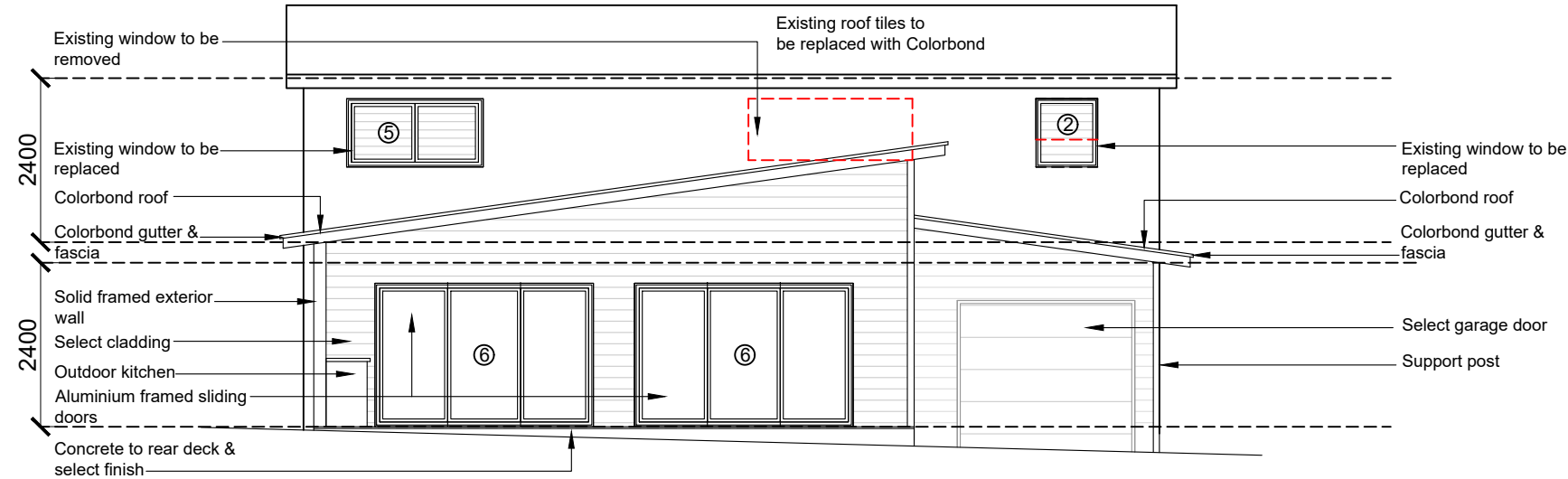


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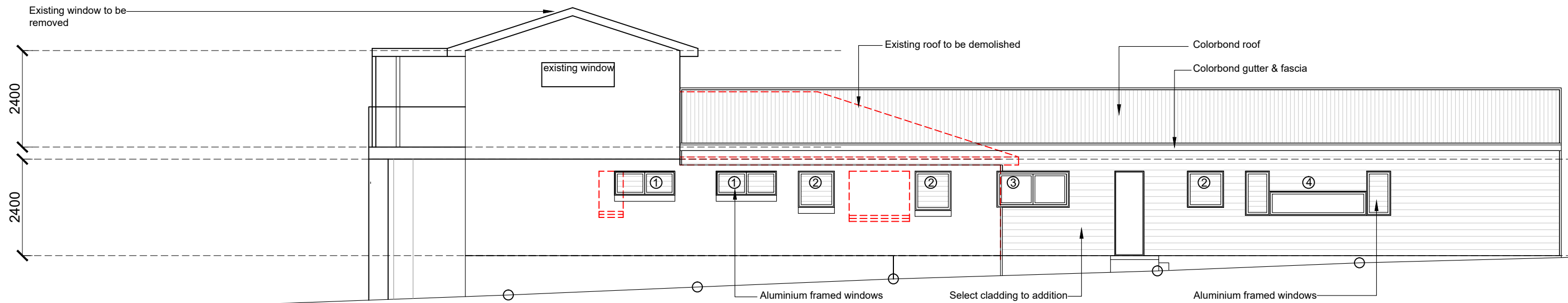
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SOUTH WEST ELEVATION - proposed new garage
scale 1:100@a3

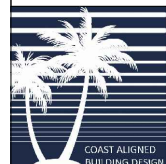

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NORTH WEST ELEVATION - proposed new garage
scale 1:100@a3

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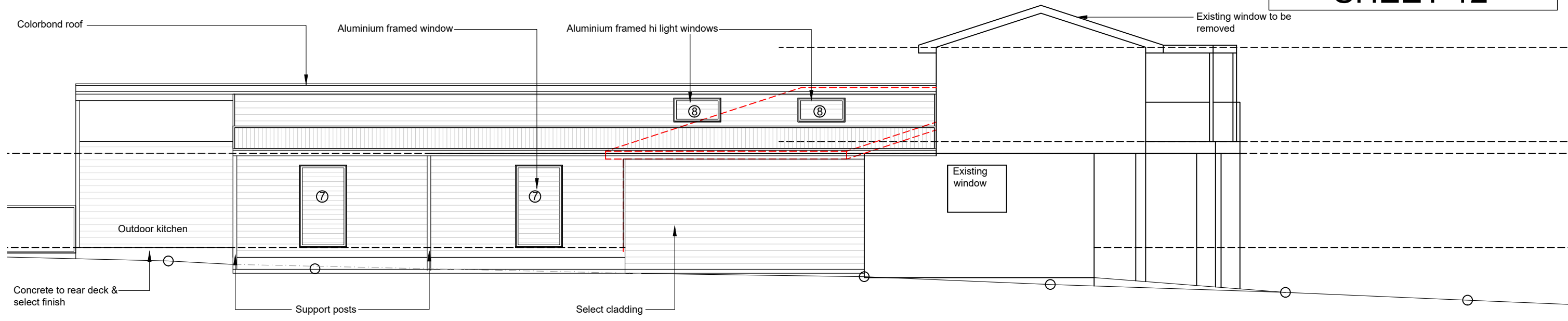


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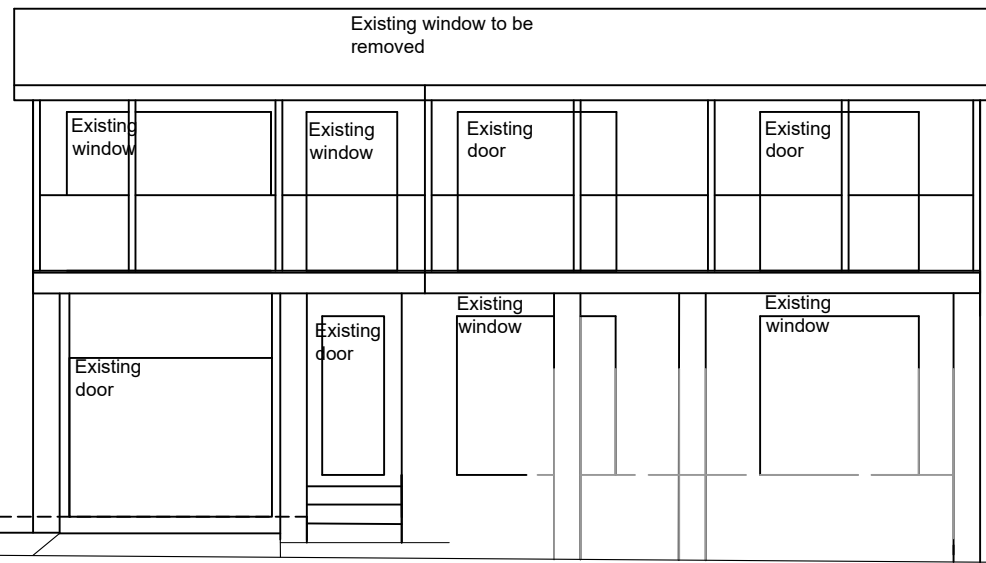
Proposed dwelling alterations & additions
 Drawing: elevations - dwelling
 Date: July 2023
 Project Address: 42 Kullaroo Road Summerland Point

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SOUTH EAST ELEVATION - proposed new garage
scale 1:100@a3



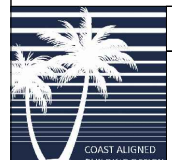
NORTH EAST ELEVATION
scale 1:100@a3



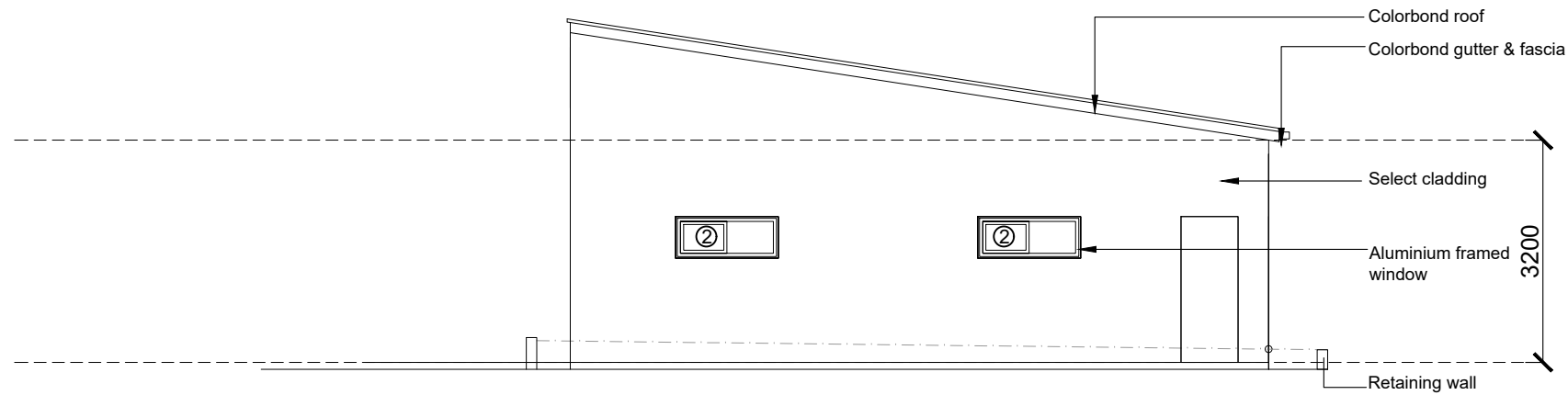
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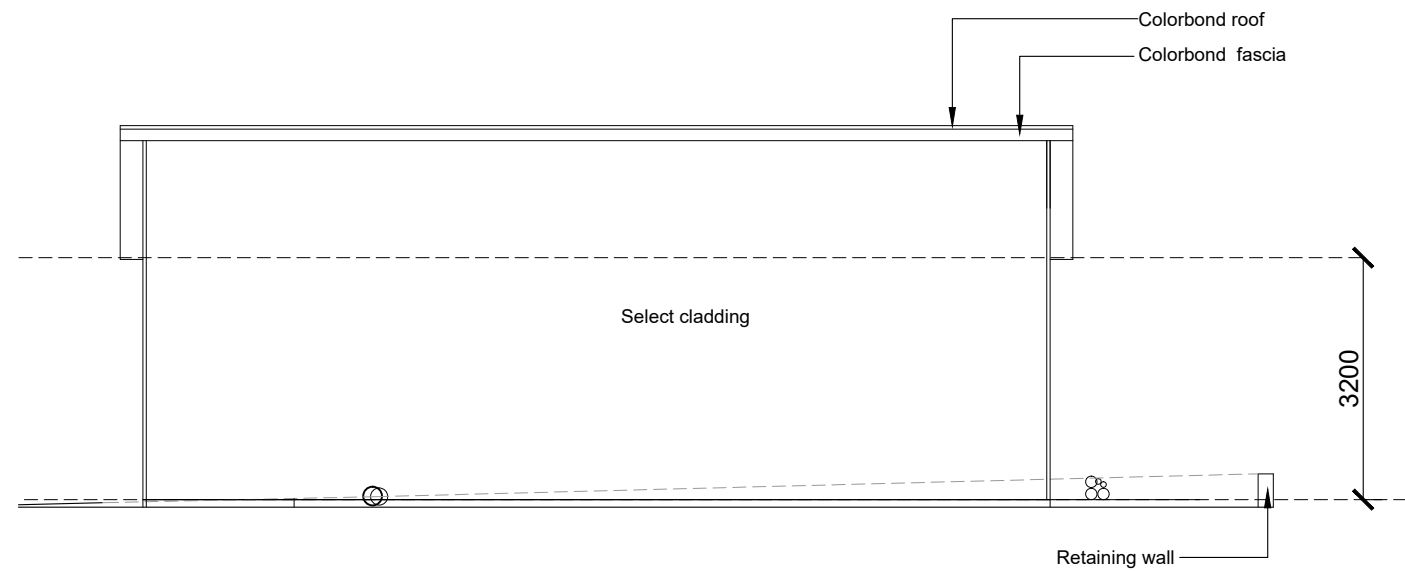
Revision A: August 2024 - proposed shed amended, carport removed

	COAST ALIGNED BUILDING DESIGN	Proposed dwelling alterations & additions
	P.O box 6124 Long Jetty NSW 0411 468 702 coastaligneddesign@hotmail.com	Drawing: elevations - dwelling Date: July 2023 Project Address: 42 Kullaroo Road Summerland Point

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SOUTH WEST ELEVATION - proposed new garage
scale 1:100@a3



NORTH WEST ELEVATION - proposed new garage
scale 1:100@a3

Revision A: August 2024 - proposed shed amended, carport removed

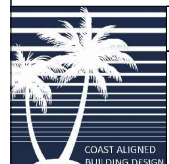


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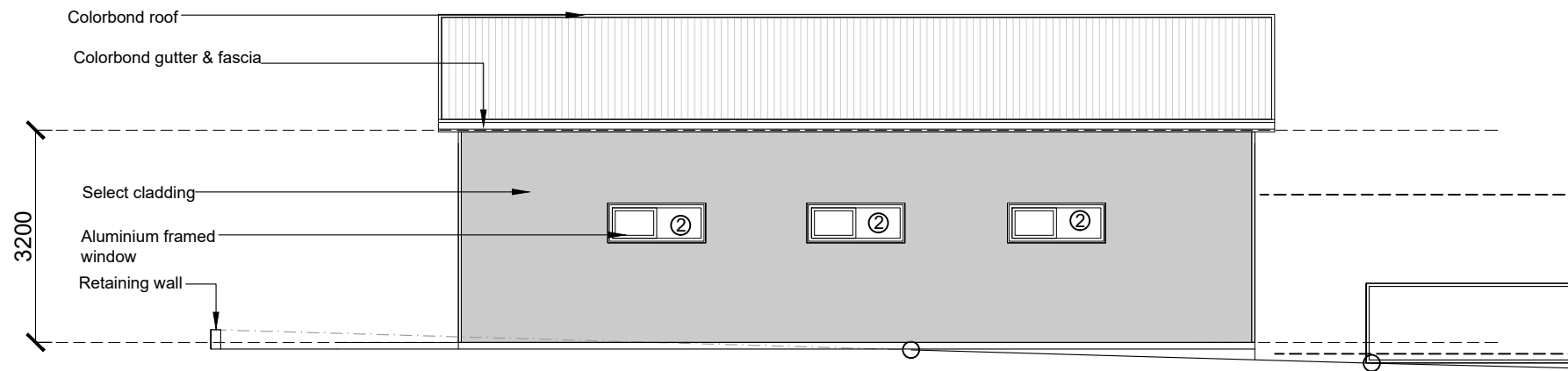


COAST ALIGNED BUILDING DESIGN

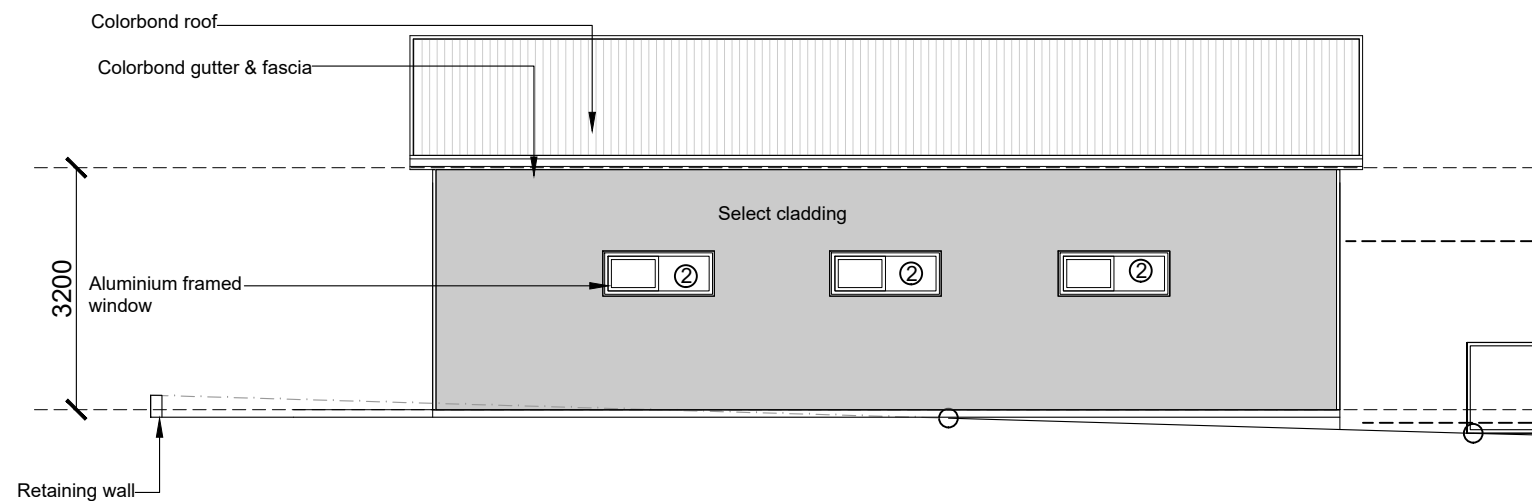
P.O box 6124 Long Jetty NSW
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Proposed new shed

Drawing: elevations - new shed
Date: July 2023
Project Address: 42 Kullaroo Road Summerland Point



SOUTH WEST ELEVATION - proposed new garage
scale 1:100@a3



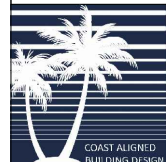
NORTH WEST ELEVATION - proposed new garage
scale 1:100@a3

Revision A: August 2024 - proposed shed amended, carport removed



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