

# Tamworth Montessori Preschool

## Development Application - Alterations & Additions

84 Carthage Street, East Tamworth  
(Lot B/-/DP949842)

SCHEDULE OF DRAWINGS	
DA000	COVER PAGE
DA010	SITE ANALYSIS PLAN
DA020	EXISTING & DEMOLITION PLAN - SOUTH
DA021	EXISTING & DEMOLITION PLAN - NORTH
DA030	PROPOSED SITE PLAN
DA040	PROPOSED EXTERNAL WORKS PLAN
DA050	ARCHITECT'S DESIGN STATEMENT
DA100	GROUND FLOOR PLAN
DA110	FIRST FLOOR PLAN
DA150	ROOF PLAN
DA300	SOUTH ELEVATION - CARTHAGE STREET
DA301	EAST ELEVATION - BOURKE STREET
DA302	NORTH ELEVATION
DA303	WEST ELEVATION
DA400	LONGITUDINAL SECTION
DA401	CROSS SECTION
DA900	EXTERNAL SHADOW DIAGRAMS
DA960	SEDIMENT CONTROL



ARTISTS IMPRESSION



SITE LOCATION



SUBJECT SITE



SUBJECT BUILDING

Issue	Description	Date
A	FOR DEVELOPMENT APPLICATION	04-08-2023

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A

25 Kinta Drive, Beresfield, NSW 2322

T

1800 624 990

E

admin@coverite.com.au

W

www.coverite.com.au

Nominated Architect Rebekah Martin 10165



Client Logo

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2022397  
Project Number

Preschool Alts & Adds  
Project Title  
84 Carthage Street, Tamworth  
Site Address  
Tamworth Montessori Preschool  
Client

COVER PAGE  
Drawing Title

DA000  
Drawing Number  
NTS @ A3  
Scale  
A  
Issue



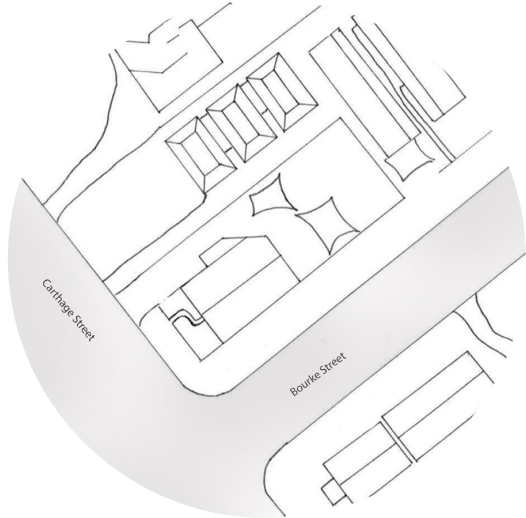
# Site Information

## Site Particulars

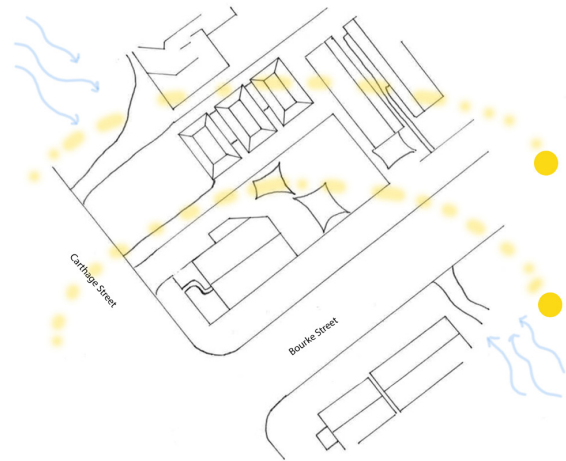
Address	84 Carthage Street, East Tamworth
Lot/Section/ Deposited Plan	B/-/DP949842
Local Council	Tamworth Regional Council
Location Aboriginal Land Council	Tamworth
Land Zoning	R1 - General Residential



## Site Analysis



Main Roads



Solar & Seasonal Breezes

## Area Context



Preschool's Animal Fence



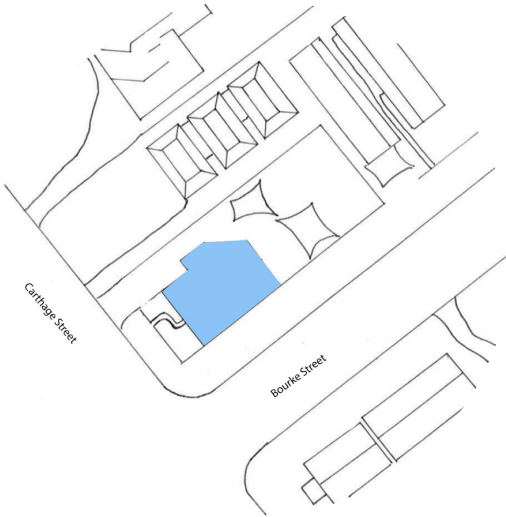
Bourke & Carthage St Intersection



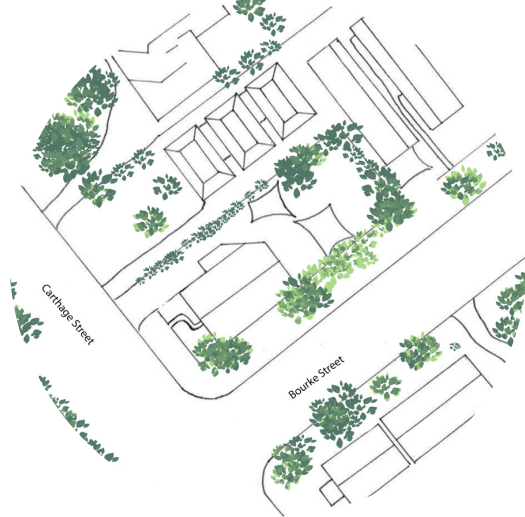
86 Carthage St



75-79 Carthage Street



Overall Building Footprint



Existing Trees

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**84 Carthage Street, Tamworth**

Site Address

**Tamworth Montessori Preschool**

Client

**SITE ANALYSIS PLAN**

Drawing Title

**DA010**

Drawing Number

**NTS @ A3**

Scale

**A**

Issue

CARTHAGE STREET

BOURKE STREET

SITE BOUNDARY

SITE BOUNDARY

SITE BOUNDARY

SITE BOUNDARY

8.430  
EXST SETBACK

6.480  
EXST SETBACK

3.980

2.045

PROPOSED ALTERATIONS  
& ADDITION TO TAMWORTH  
MONTESSORI PRESCHOOL

LINE OF BUILDING BELOW

NEW WALLS TO  
ALIGN WITH EXST  
SETBACK

LINE OF SEWER

LINE OF EASEMENT

LINE OF EASEMENT

NEIGHBOURING SINGLE STOREY  
BRICK TOWNHOUSE

NEIGHBOURING SINGLE STOREY  
BRICK TOWNHOUSE

NEIGHBOURING SINGLE STOREY  
BRICK TOWNHOUSE

NEIGHBOURING SINGLE STOREY  
BRICK DWELLING

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T 1800 624 990  
E admin@coverite.com.au  
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Tamworth Montessori  
Preschool

Project Title

84 Carthage Street, East  
Tamworth

Site Address

NOTIFICATION SITE PLAN

Drawing Title

NP01

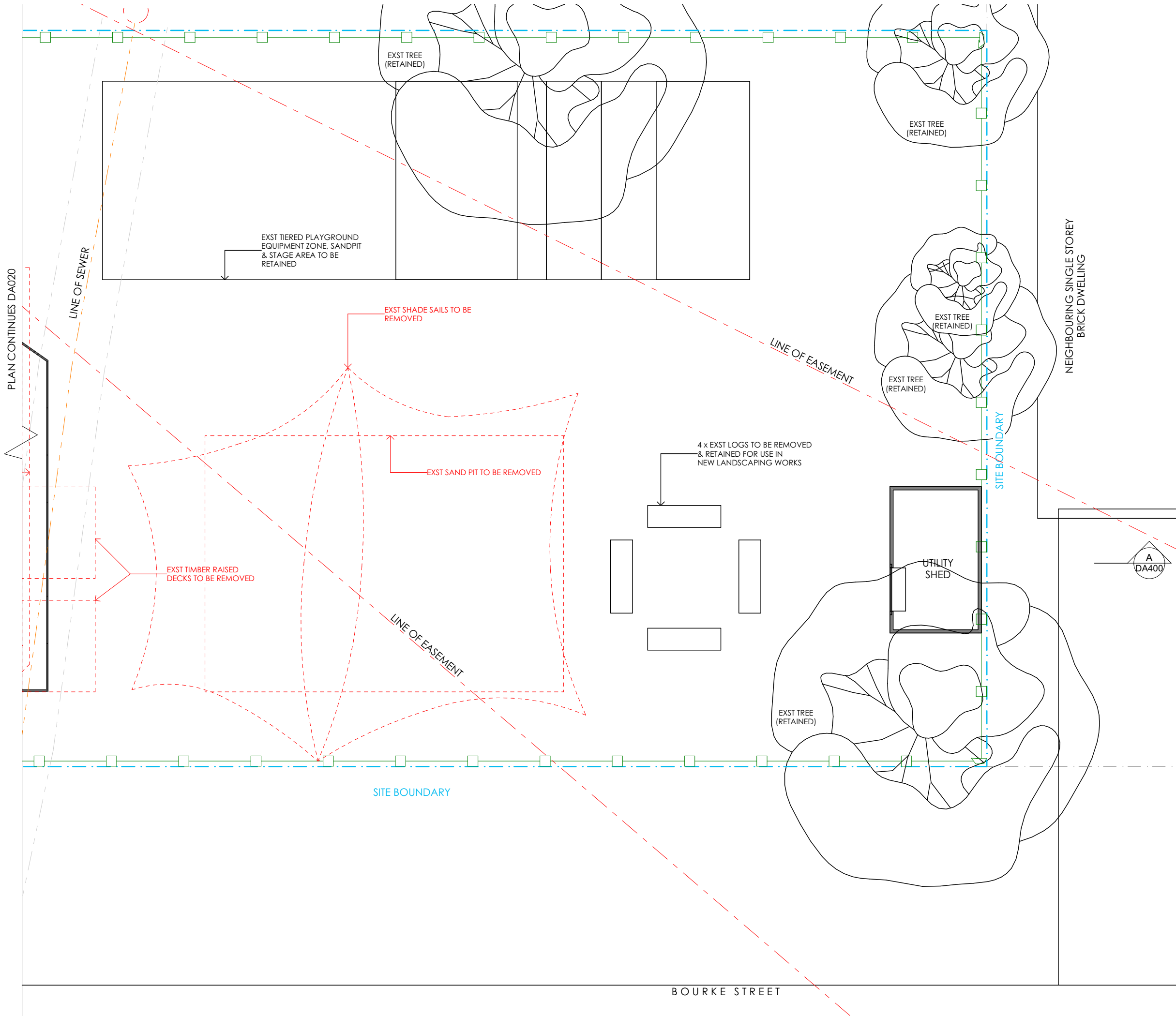
Drawing Number

1:200 @ A3

Scale

A

Issue



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Project Title

**84 Carthage Street, Tamworth**

Site Address

**Tamworth Montessori Preschool**

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**EXISTING & DEMOLITION  
PLAN - NORTH**

Drawing Title

**DA021**

Drawing Number

**1:100 @ A3**

Scale

**A**

Issue



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A 25 Kinta Drive, Beresfield, NSW 2322  
T 1800 624 990  
E admin@coverite.com.au  
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Project Number

Preschool Alts & Adds

Project Title

84 Carthage Street, Tamworth

Site Address

Tamworth Montessori Preschool

Client

PROPOSED SITE PLAN

Drawing Title

DA030

Drawing Number

1:200 @ A3

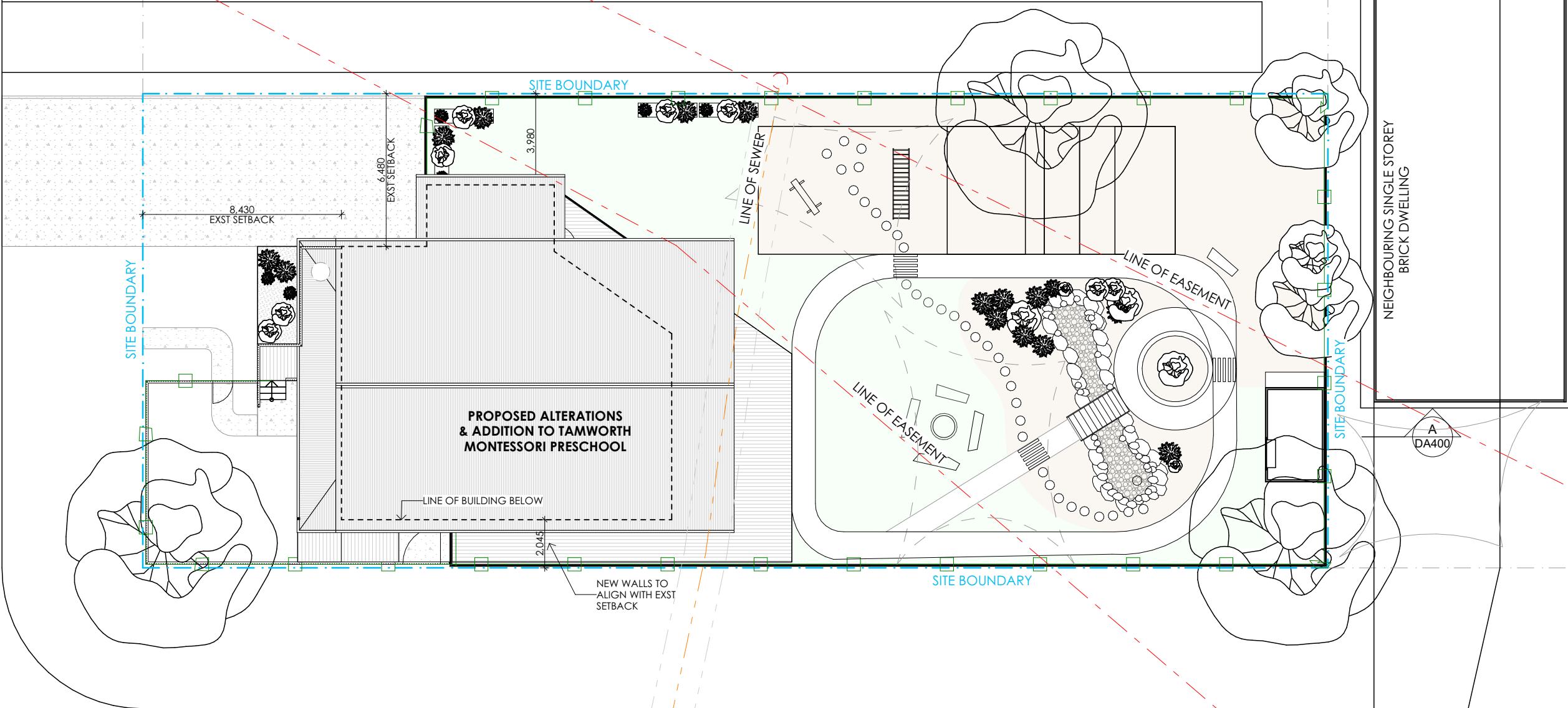
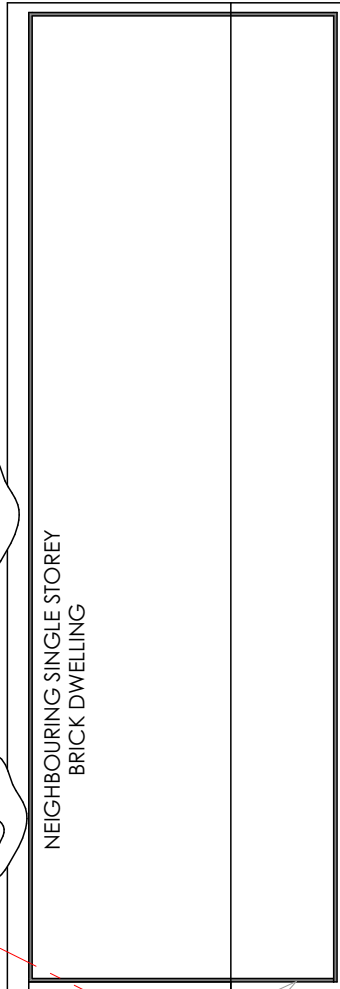
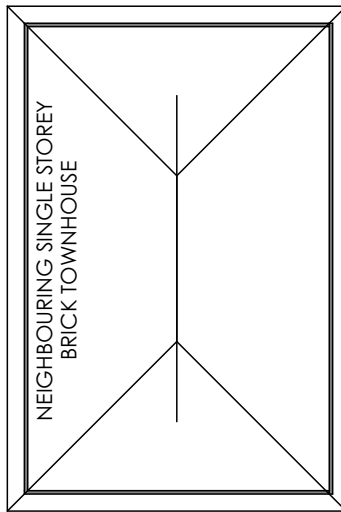
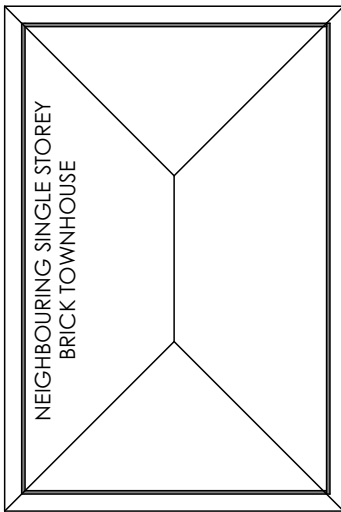
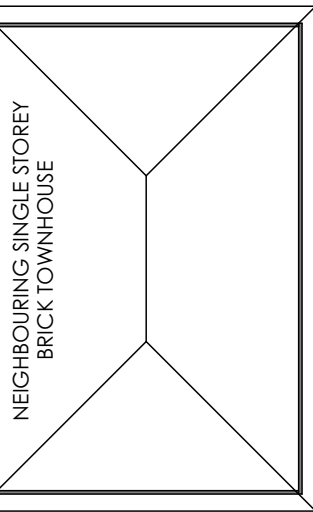
Scale

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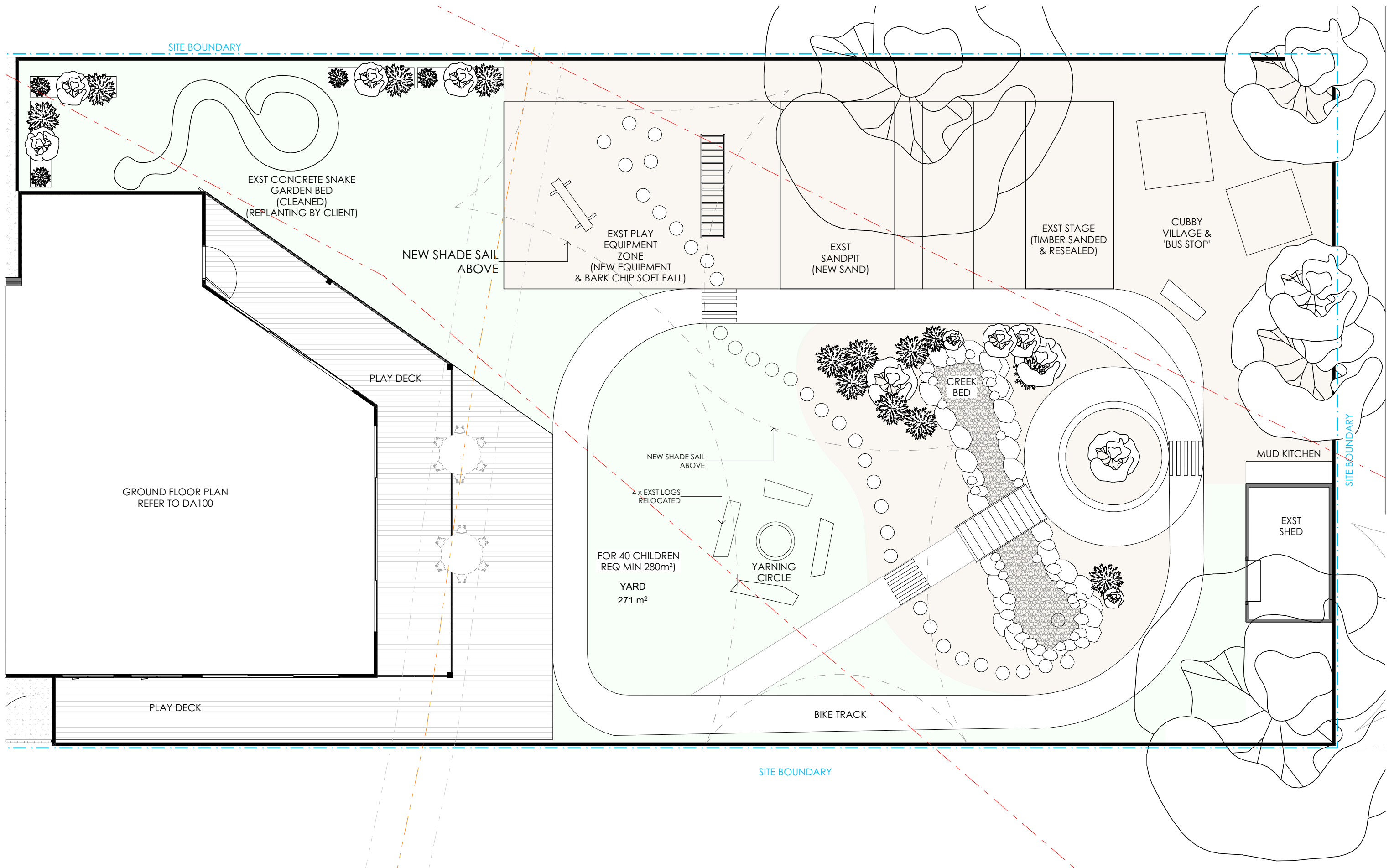
Issue

CARTHAGE STREET

BOURKE STREET







Issue Description  
A FOR DEVELOPMENT APPLICATION

Date  
04-08-2023

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PROJECTS

A 25 Kinta Drive, Beresfield, NSW 2322  
T 1800 624 990  
E admin@coverite.com.au  
W www.coverite.com.au

Nominated Architect Rebekah Martin 10165



Tamworth Montessori Preschool  
Preschool Alts & Adds

Client & Project Title

84 Carthage Street, East Tamworth

Site Address

**2022397**

Project Number

**DA040**

Drawing Number

PROPOSED EXTERNAL  
WORKS PLAN

Drawing Title

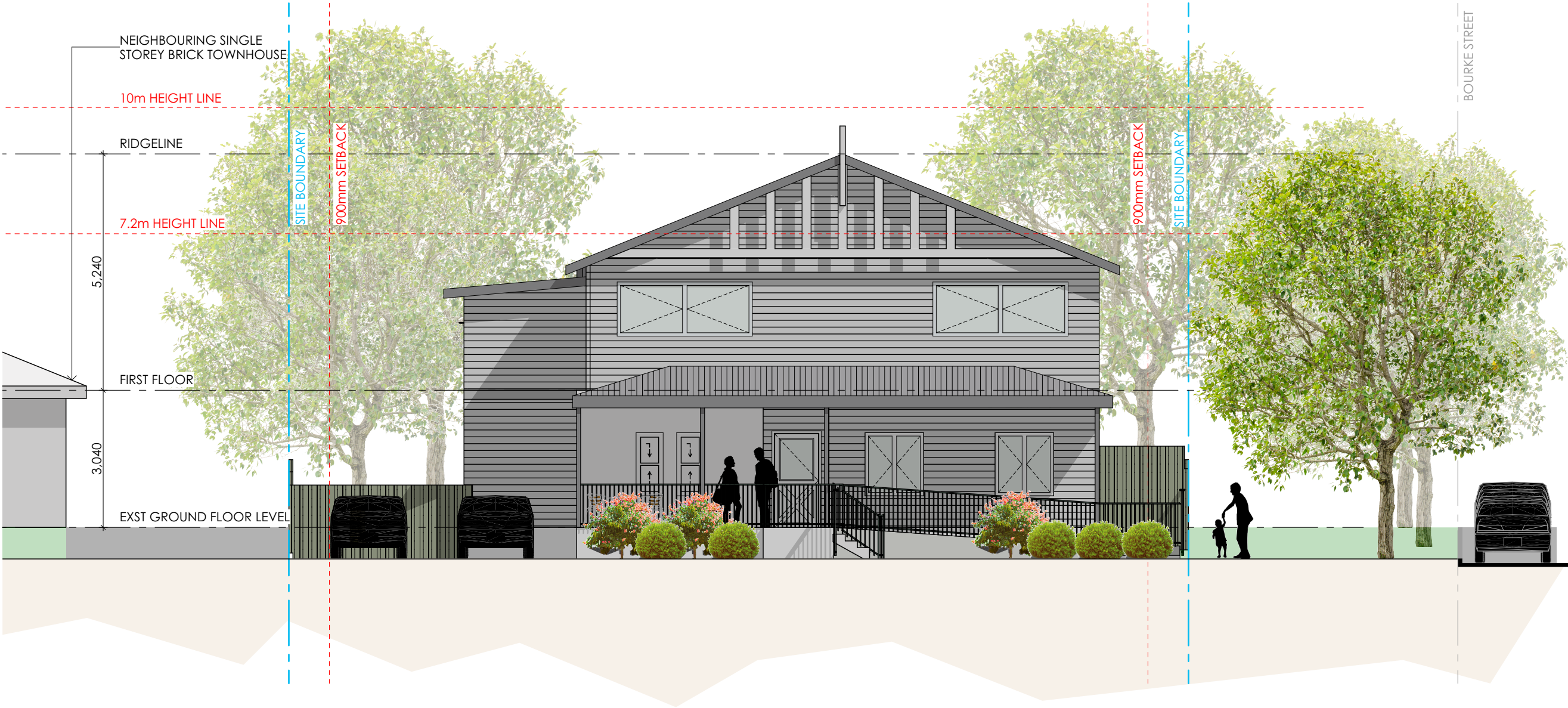
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Scale

**A**

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A 25 Kinta Drive, Beresfield, NSW 2322  
T 1800 624 990  
E admin@coverite.com.au  
W www.coverite.com.au

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Project Number

Preschool Alts & Adds

Project Title

84 Carthage Street, Tamworth

Site Address

Tamworth Montessori Preschool

Client

SOUTH ELEVATION -  
CARTHAGE STREET

Drawing Title

DA300

Drawing Number

1:100 @ A3

Scale

A

Issue

GENERAL EXTERNAL MATERIALITY KEY



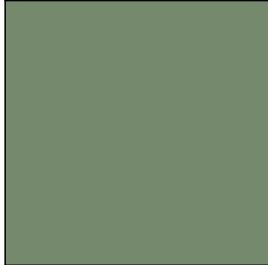
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GREY WEATHERBOARD  
SMOOTH



EXTERNAL WALLS (EXST)  
GREY RENDER  
SMOOTH



ROOF SHEET  
COLORBOND BASALT



EXST BOUNDARY FENCING  
COLORBOND  
PALE EUCALYPT



DECKING  
SPOTTED GUM OR SIMILAR

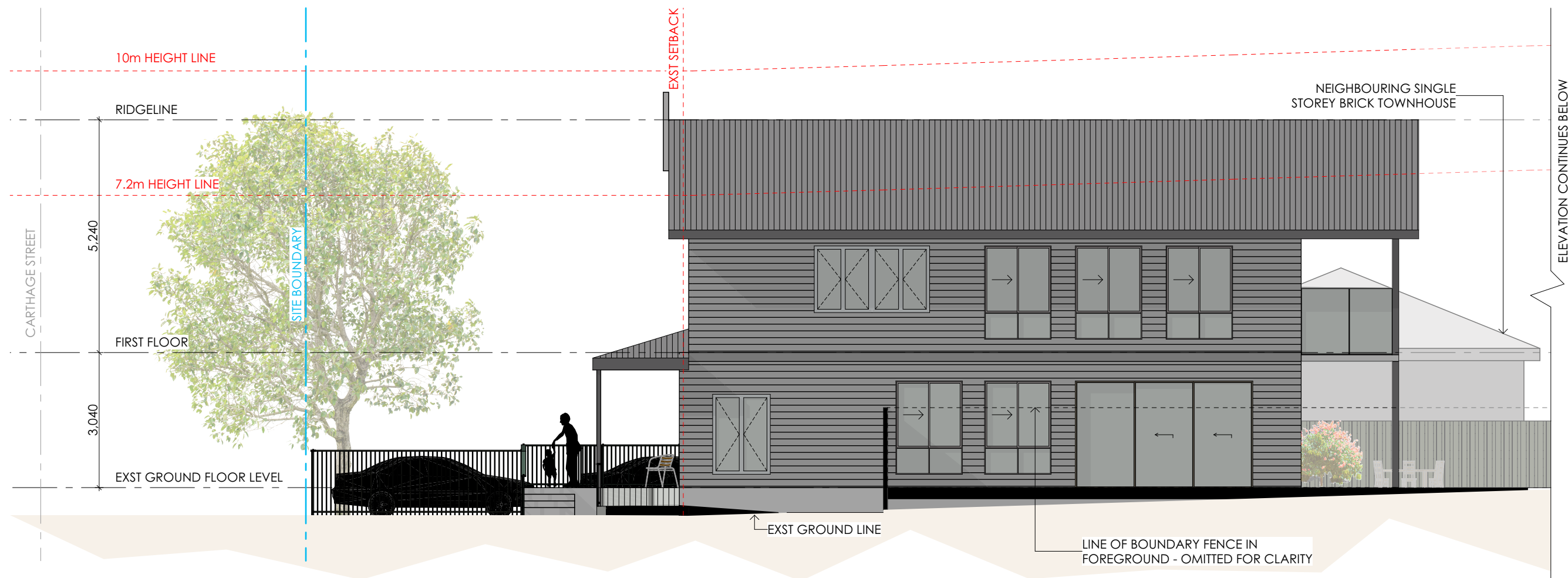


FRAMES & TRIM  
WHITE



FIRST FLOOR BALUSTRADE  
GLASS





Issue Description	Date
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**A** 25 Kinta Drive, Beresfield, NSW 2322  
**T** 1800 624 990  
**E** [admin@coverite.com.au](mailto:admin@coverite.com.au)  
**W** [www.coverite.com.au](http://www.coverite.com.au)

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Project Number

Preschool Alts &amp; Adds

Project Title

84 Carthage Street, Tamworth

Site Address

Tamworth Montessori Preschool

Client

EAST ELEVATION - BOURKE STREET

Drawing Title

DA301

Drawing Number

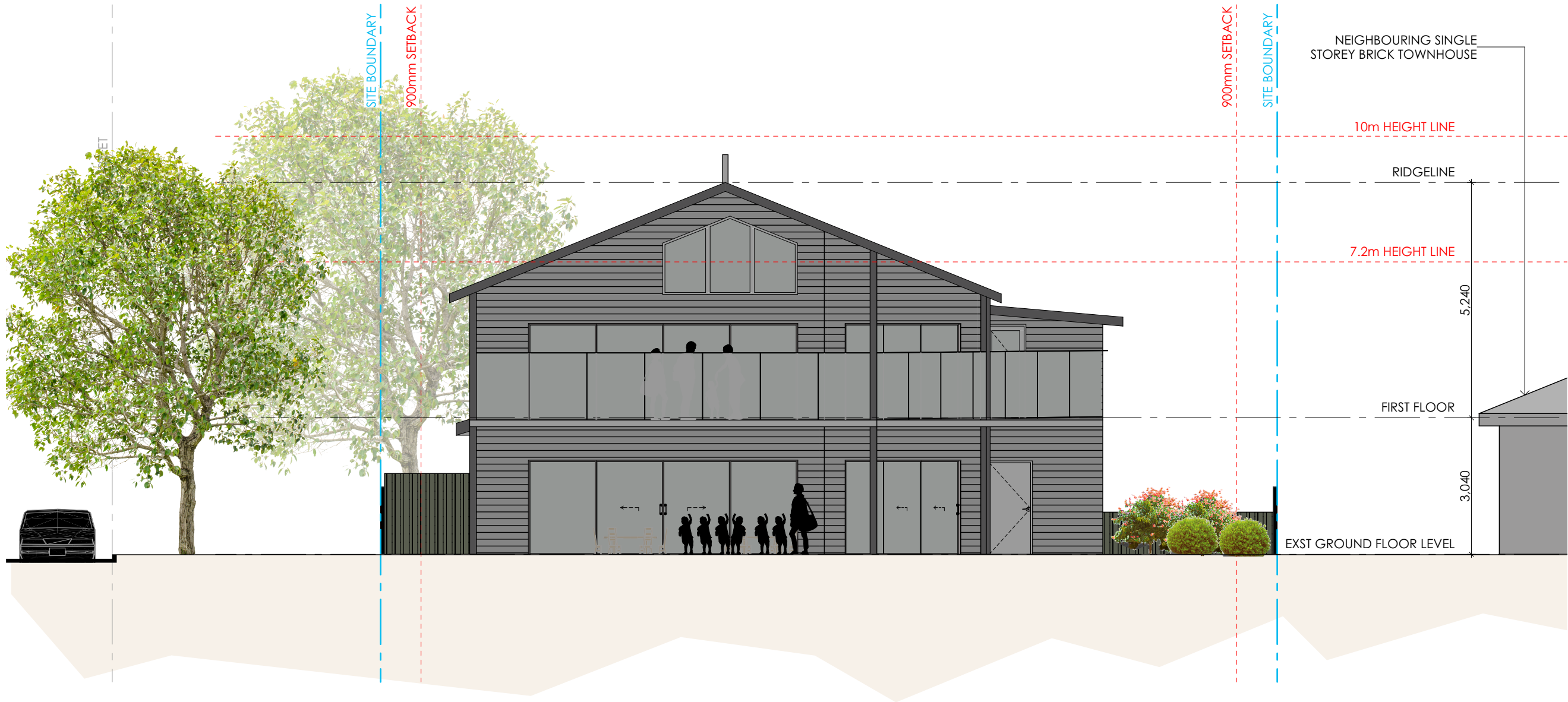
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Scale

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A 25 Kinta Drive, Beresfield, NSW 2322  
T 1800 624 990  
E admin@coverite.com.au  
W www.coverite.com.au

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Project Title

**84 Carthage Street, Tamworth**  
Site Address

**Tamworth Montessori Preschool**  
Client

**NORTH ELEVATION**  
Drawing Title

**DA302**  
Drawing Number

**1:100 @ A3**  
Scale

**A**  
Issue

**GENERAL EXTERNAL MATERIALITY KEY**



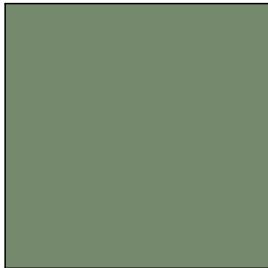
EXTERNAL WALLS (NEW)  
GREY WEATHERBOARD  
SMOOTH



EXTERNAL WALLS (EXST)  
GREY RENDER  
SMOOTH



ROOF SHEET  
COLORBOND BASALT



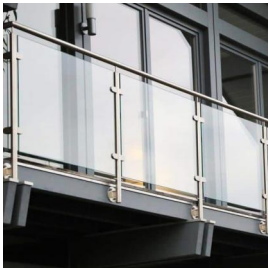
EXST BOUNDARY FENCING  
COLORBOND  
PALE EUCALYPT



DECKING  
SPOTTED GUM OR SIMILAR

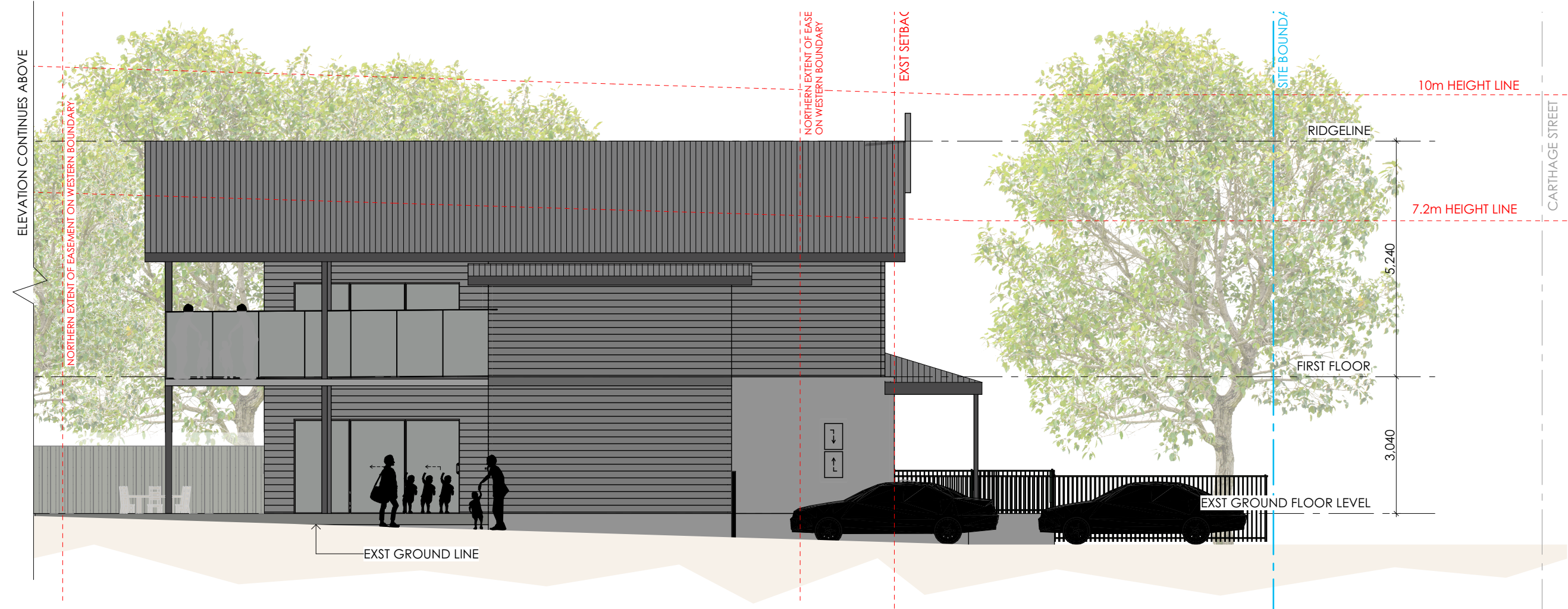
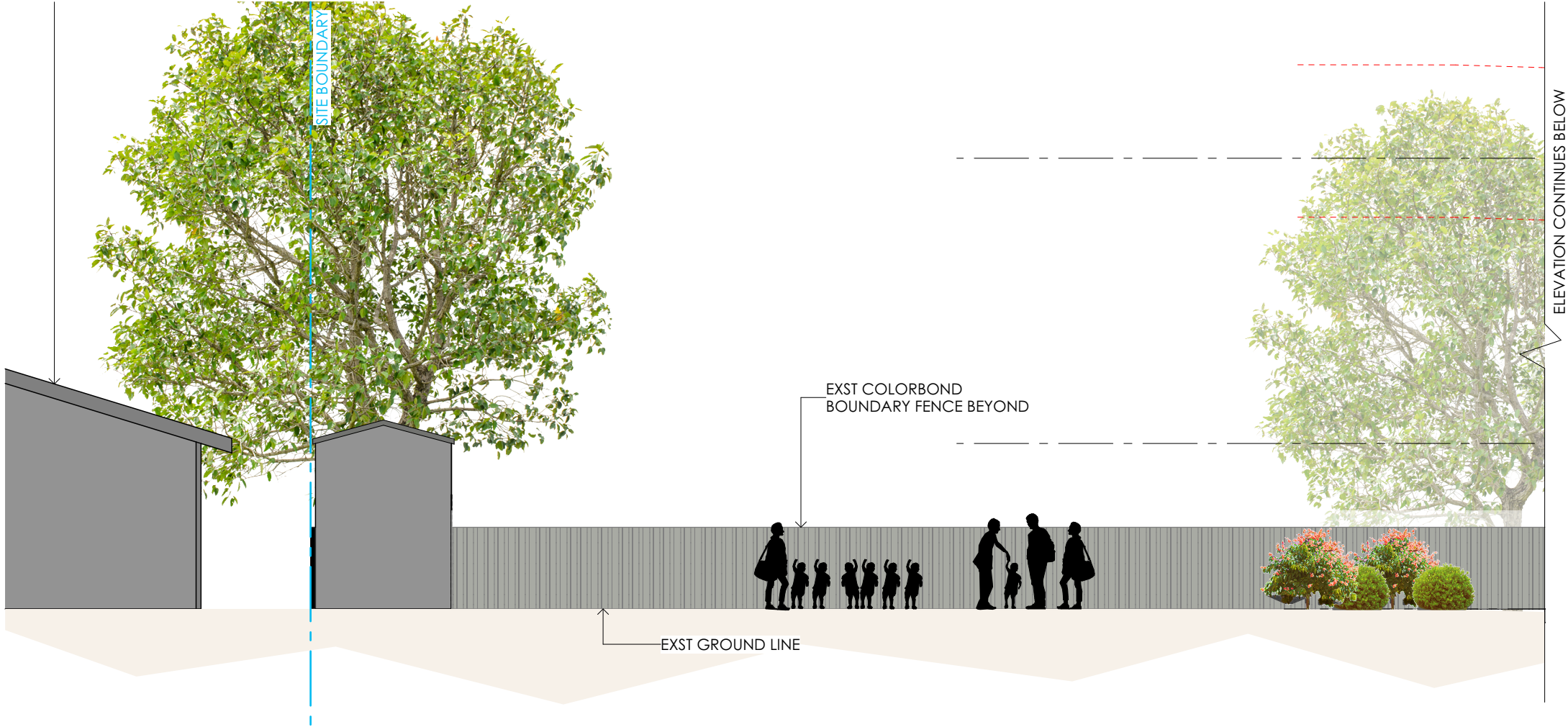


FRAMES & TRIM  
WHITE



FIRST FLOOR BALUSTRADE  
GLASS





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PROJECTS

**A** 25 Kinta Drive, Beresfield, NSW 2322  
**T** 1800 624 990  
**E** admin@coverite.com.au  
**W** www.coverite.com.au

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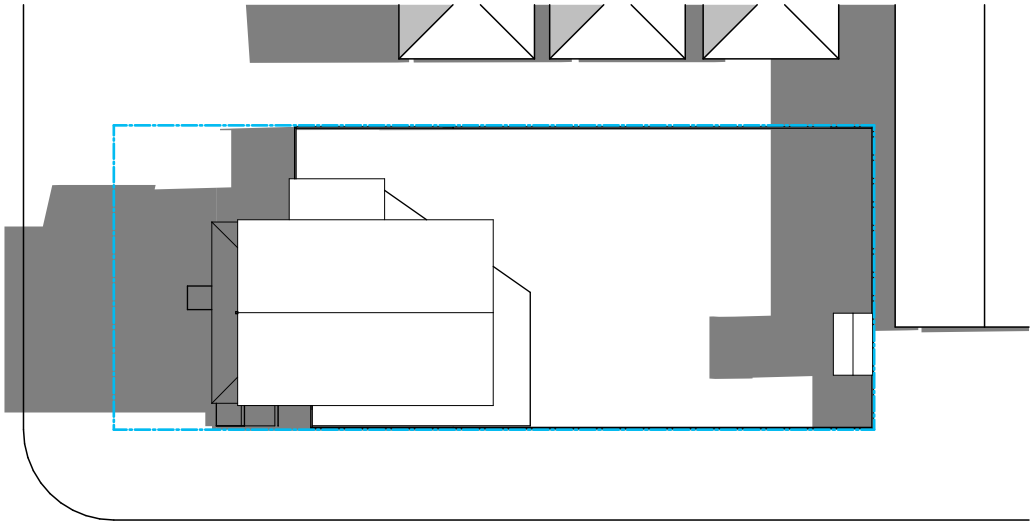
**WEST ELEVATION**  
Drawing Title

**DA303**  
Drawing Number

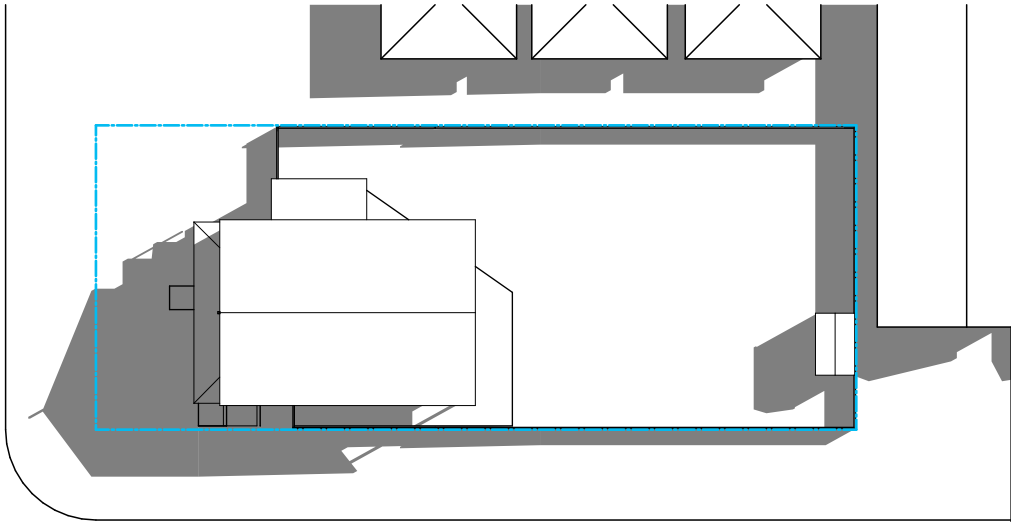
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Scale

**A**  
Issue

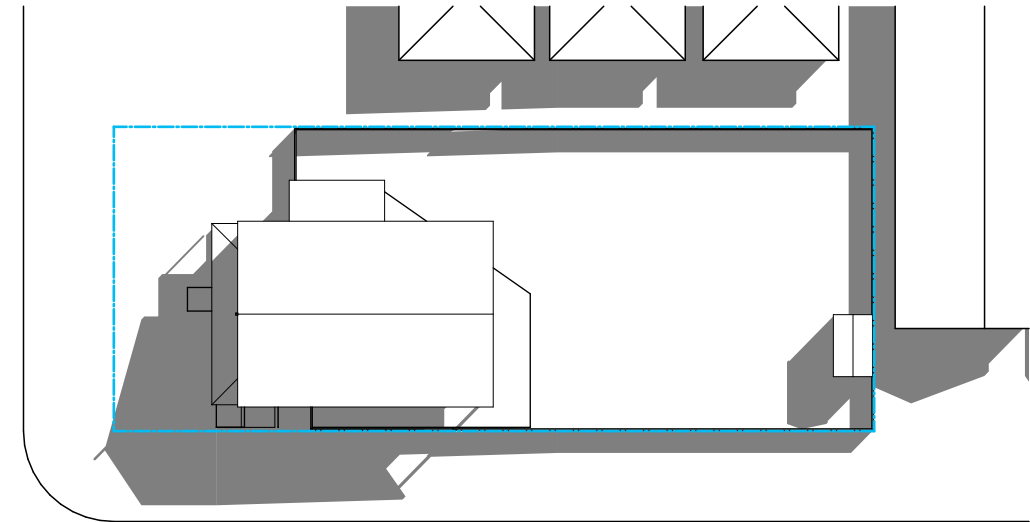




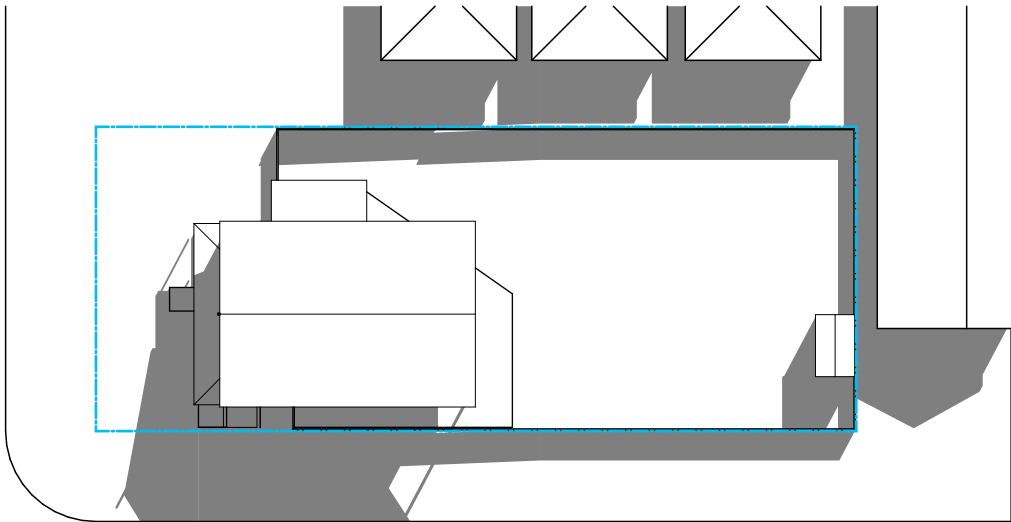
21 JUNE 9am



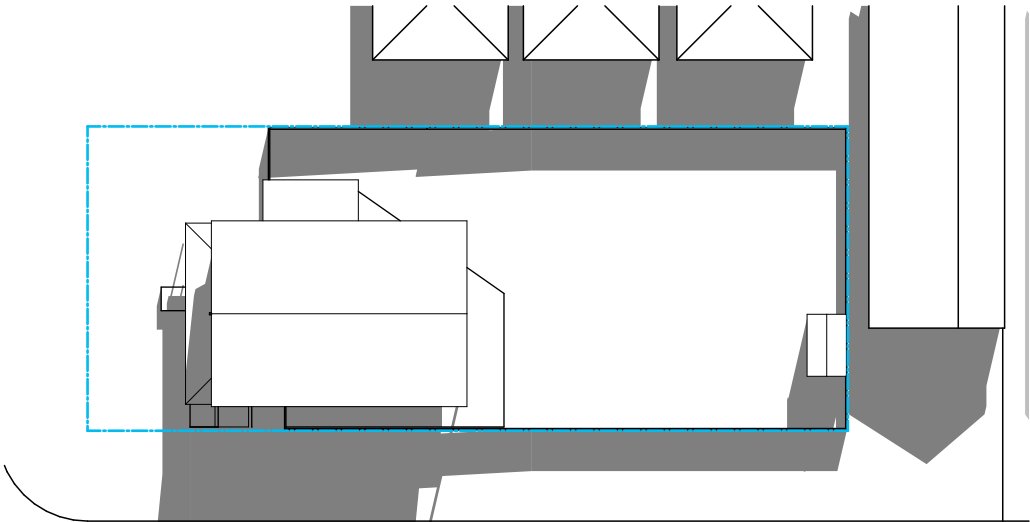
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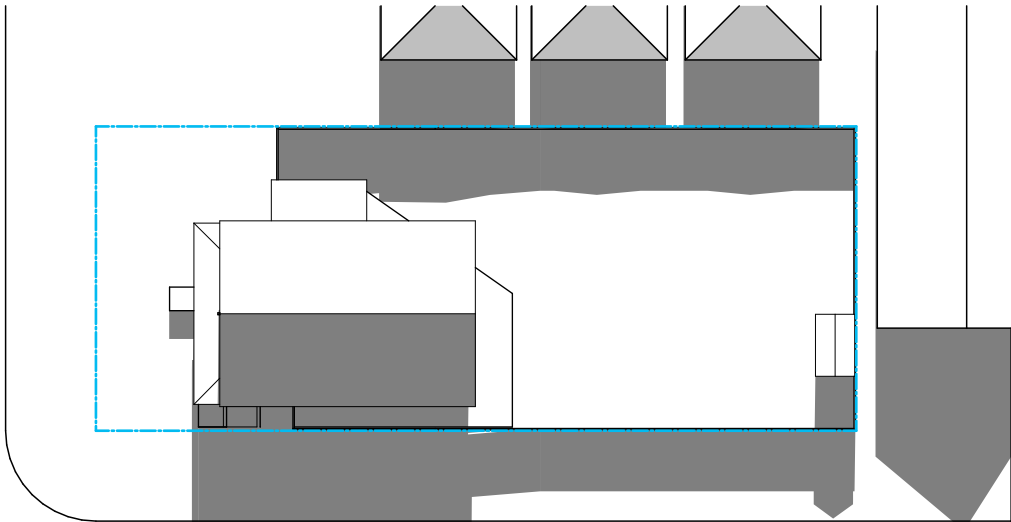
21 JUNE 12pm



21 JUNE 1pm



21 JUNE 2pm



21 JUNE 3pm

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**EXTERNAL SHADOW  
DIAGRAMS**  
Drawing Title

**DA900**  
Drawing Number

**1:500 @ A3**  
Scale

**A**  
Issue