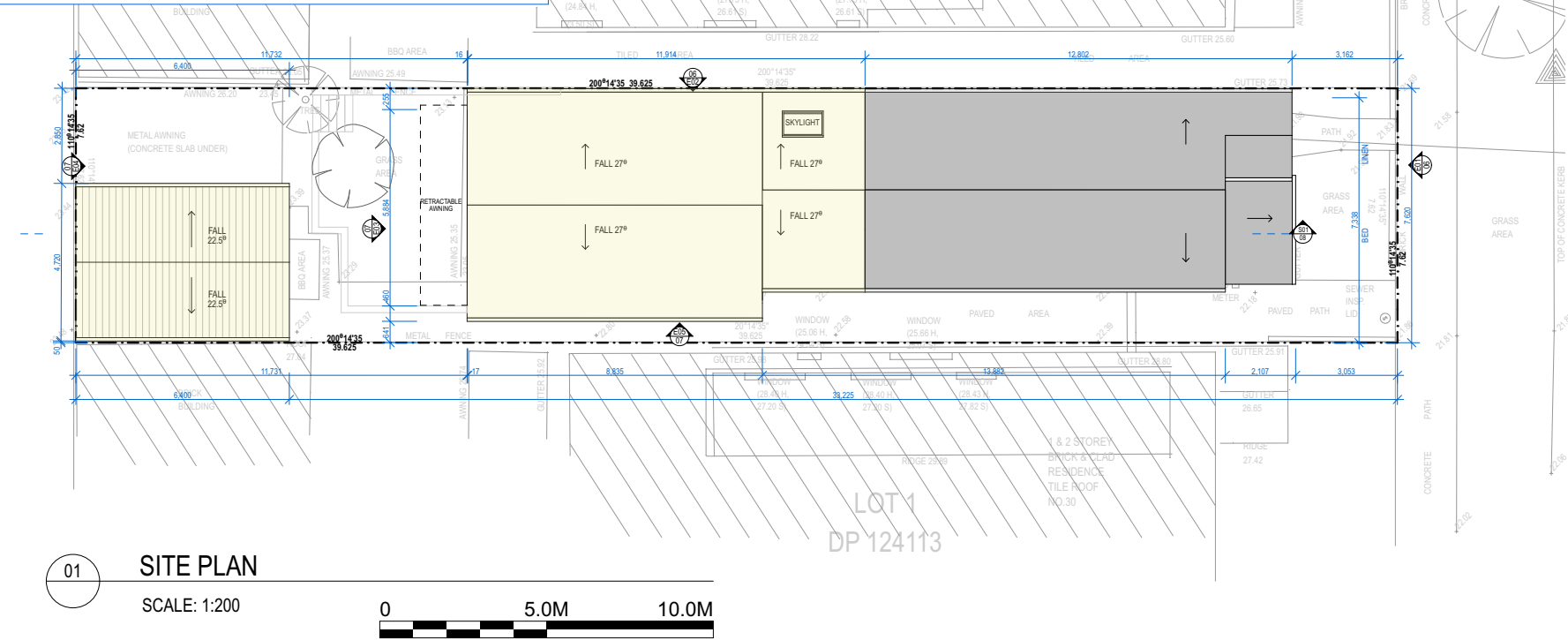


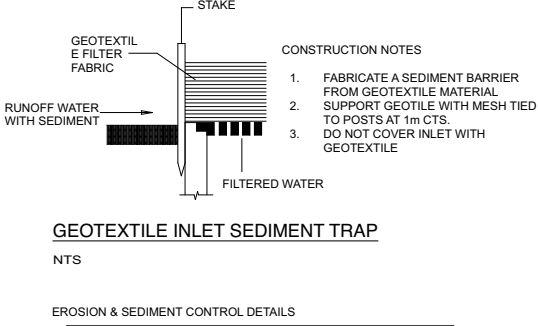
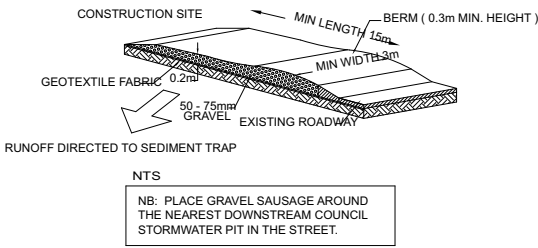
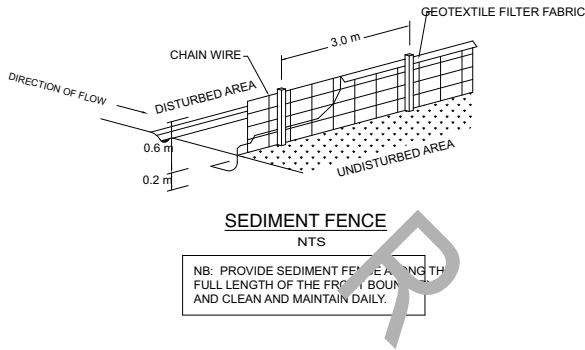
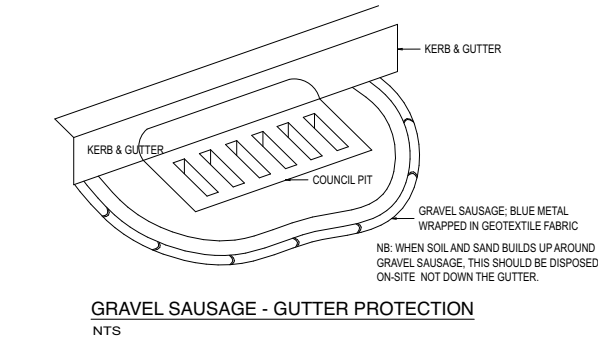
CALCULATIONS	
EXISTING FLOOR AREA (FSR)	94.sqm
PROPOSED FLOOR AREA (FSR)	130.2sqm
SITE AREA	301.9sqm
PROPOSED FSR	0.43:1
DEEP SOIL LANDSCAPE AREA	55sqm (18%)
PROPOSED BUILDING FOOTPRINT	130.2sqm
PROPOSED GARAGE FOOTPRINT	24sqm
PROPOSED SITE COVERAGE	154.2sqm (51%)

BASIX COMMITMENTS
HOT WATER SYSTEM - GAS INSTANTANEOUS
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 ENSURE NEW OR ALTERED SHOWERHEADS HAVE A FLOW RATE NO GREATER THAN 9 LITRES PER MINUTE OR A 3 STAR WATER RATING. THE APPLICANT MUST ENSURE NEW OR ALTERED TOILETS HAVE A FLOW RATE NO GREATER THAN 4 LITRES PER AVERAGE FLUSH OR A MINIMUM 3 STAR WATER RATING. THE APPLICANT MUST ENSURE NEW OR ALTERED TAPS HAVE A FLOW RATE NO GREATER THAN 9 LITRES PER MINUTE OR MINIMUM 3 STAR WATER RATING.
EXTERNAL WALL BRICK VENEER R1.16 OR R1.70 INCLUDING CONSTRUCTION
ROOF: FLAT CEILING, PITCHED ROOF: R1.45 (UP), ROOF: FOIL BACKED BLANKET (55mm), MEDIUM SOLAR ABSORPTANCE 0.475 - 0.70
PROPOSED WINDOWS & SKYLIGHTS: AS PER THE VALUES SHOWN IN THE TABLE IN BASIX CERTIFICATE



CONSTRUCTION NOTES

- FABRICATE A SEDIMENT BARRIER FROM GEOTEXTILE MATERIAL
- SUPPORT GEOTILE WITH MESH TIED TO POSTS AT 1m CTS.
- DO NOT COVER INLET WITH GEOTEXTILE



CONTAINMENT OF SITE WASTE

BUILDING MATERIALS MUST NOT BE BURIED ON SITE. DEMOLITION WASTE RESULTING FROM THE WORKS IS NOT TO BE STORED ON FOOTPATHS, STREET GUTTERS OR ROADWAYS ETC. ALL WASTE TO BE PLACED IN RUBBISH SKIPS OR CONTAINERS FOR COLLECTION.

VEHICLE MOVEMENTS

ALL VEHICLES VISITING THE SITE ARE TO COMPLY WITH THE PARKING REGULATIONS IN THE AREA. ALL VEHICLES ARE TO BE WASHED DOWN BEFORE LEAVING THE SITE. ALL POLLUTED WATERS ARE TO REMAIN ON SITE FOR TREATMENT. ALL TRUCKS AND UTILITIES MUST COVER THEIR LOADS. NO VEHICLE VISITING THE SITE IS TO IMPEDE LOCAL AREA TRAFFIC FLOWS. A LICENSED PERSON WILL DIRECT TRAFFIC AND PEDESTRIANS WHEN TRUCKS ENTER THE SITE.

OBJECTIVES

TO ENSURE THAT NECESSARY MEASURES ARE EMPLOYED ON THE SITE THAT PROTECT BOTH THE NEIGHBOURHOOD AMENITY AND THE SURROUNDING ENVIRONMENT AND MINIMISE SITE DEGRADATION. THE RECYCLING OF MATERIALS WILL REDUCE TIPPING COSTS.

RESPONSIBILITY

THE CONTRACTOR WILL BE RESPONSIBLE AND LIABLE FOR ALL WORKS CARRIED OUT ON THE SITE. THIS INCLUDES ASSUMING RESPONSIBILITY FOR THE ACTIONS OF ALL THE SUBCONTRACTORS AS WELL AS ADVISING THEM OF COUNCIL'S REQUIREMENTS WHEN CARRYING OUT THE WORK.

IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO HAVE VIEWED ALL APPROVED PLANS PRIOR TO THE COMMENCEMENT OF DEMOLITION, EARTHWORKS AND CONSTRUCTION WORKS.

COUNCIL PROPERTY

COUNCIL PROPERTY IS NOT TO BE USED FOR CONSTRUCTION OR STORAGE ACTIVITIES UNLESS PRIOR WRITTEN APPROVAL HAS BEEN OBTAINED. COUNCIL PROPERTY IS NOT TO BE DAMAGED AND IS TO BE KEPT IN A CLEAN, SAFE AND FUNCTIONAL CONDITION BEFORE, DURING AND ON COMPLETION OF THE WORKS.

SHOULD ANY COUNCIL PROPERTY INCLUDING FOOTPATHS BE INADVERTENTLY DAMAGED AS A RESULT OF THE WORKS, COUNCIL MUST BE NOTIFIED IMMEDIATELY.

OPERATING HOURS

TO MINIMISE UNDUE LOSS OF AMENITY, HOURS OF WORK FOR DEMOLITION / EXCAVATION / CONSTRUCTION ARE TO BE RESTRICTED ABSOLUTELY TO THE HOURS INDICATED IN THE CONDITIONS OF CONSENT. NO PLANT OR MACHINERY MAY MOVE ON OR OFF THE SITE OUTSIDE OF RESTRICTED HOURS OF OPERATION.

LARGE EXCAVATION VEHICLES WAITING TO COMMENCE WORK MUST BE REMOTELY LOCATED FROM THE SITE SO AS NOT TO AFFECT THE LOCAL AMENITY. THE CONTRACTOR IS RESPONSIBLE FOR ANY CONTRAVENTION BY SUBCONTRACTORS OF THESE CONDITIONS.

ACCESS POINT

TO LIMIT DISTURBANCE TO THE SITE AND TRACKING OF MATERIAL ONTO THE STREET, ALL VEHICLES AND PLANT EQUIPMENT WILL USE A SINGLE ENTRY / EXIT POINT. A SEDIMENT CONTROL DEVICE IS TO BE PLACED AT THE SITE ACCESS POINT TO PREVENT SEDIMENT DEPOSITION ON ADJOINING ROADS. THE CONTRACTOR IS RESPONSIBLE TO REMOVE ANY MATERIAL DEPOSITED OFFSITE AS A RESULT OF SPILLAGE OR VEHICLE MOVEMENT. RESTORE AREA TO PREVIOUS STANDARD OR EQUAL. FORM VEHICLE CROSSING FROM 150x50 HARDWOOD PLANKS, CHAMFERED AT ENDS. LAY OVER 150mm ROAD BASE. TIE WITH HOOP IRON STRAPS AT 600 C/C.

HAZARDOUS MATERIALS

ASBESTOS CEMENT SHEETING IF ENCOUNTERED IS TO BE WRAPPED TIGHTLY IN PLASTIC TO COMPLY WITH THE AUSTRALIAN STANDARD AND WORK COVER AUTHORITIES REQUIREMENTS AND TAKEN TO AN APPROVED LANDFILL TIP.

BUILDING MATERIAL STOCKPILE

AT NO TIME MAY BUILDING MATERIALS OR STOCKPILES BE SITUATED ON A PUBLIC RESERVE, ROAD GUTTER OR FOOTPATH, THIS INCLUDES BUILDING OR DEMOLITION MATERIAL, WASTE CONTAINERS, PORTABLE SHEDS, PORTABLE TOILETS AND THE LIKE. ALL BUILDING MATERIALS ARE TO BE STORED WITHIN THE SEDIMENT FENCE ENVELOPE OF THE SUBJECT SITE. ALL LOOSE MATERIAL TO BE COVERED WITH TARPULINS. A SUFFICIENT AREA MUST BE ALLOCATED WITHIN THE SITE FOR SUCH STORAGE OF BUILDING MATERIALS, DEMOLITION WASTE, WASTE CONTAINERS ETC. AS REQUIRED. THE FEASIBILITY OF THE NOMINATED SITE FOR THE STOCKPILE MUST BE CONFIRMED PRIOR TO COMMENCEMENT.

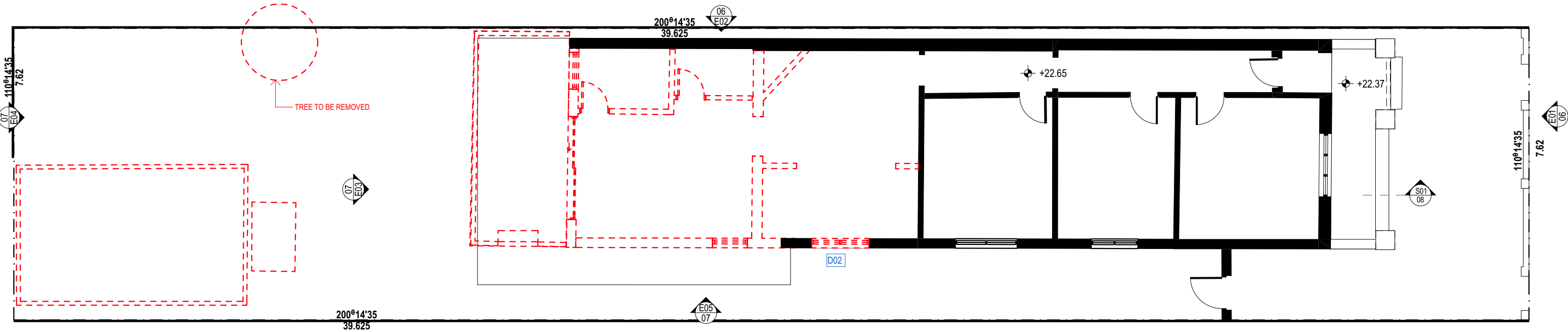
DUST CONTROL

APPROPRIATE METHODS ARE TO BE USED TO PREVENT WIND BLOWN DUST CREATING AN UNACCEPTABLE HAZARD OR NUISANCE ON THE SITE OR ADJOINING PROPERTIES. WHERE DUST IS CREATED AS A RESULT OF THE WORKS OR SOIL EXPOSURE, THE BARE SOIL AREAS ARE TO BE WATERED DURING THE DAY AND AT THE END OF DAY TO LAY THE DUST. AVOID EARTH MOVING ACTIVITIES WHEN THE WIND IS STRONG ENOUGH TO RAISE VISIBLE DUST.

AMENDMENTS			<div><div></div><div>Corona projects</div></div> <div>PO BOX 1749 BONDI JUNCTION NSW 1355 PHONE: 0419 438 956 EMAIL: info@coronaprojects.com.au</div>	DRAWING: SITE PLAN	PROJECT: ALTERATIONS ADDITIONS	SHEET No: 01	<div><div>1</div><div></div></div>
27.02.2025	A	REQUEST FOR INFORMATION					
				SCALE:  1:200 @ A3	ADDRESS: 32 SECOND STREET ASHBURY	DATE: FEB. 2025	

LEGEND

TO BE DEMOLISHED



01

EXISTING GROUND FLOOR PLAN

SCALE: 1:100

0

2.0M

5.0M

DEMOLITION WORK PLAN

THE DEMOLITION OF BUILDINGS AND THE REMOVAL, STORAGE, HANDLING AND DISPOSAL OF BUILDING MATERIALS MUST BE CARRIED OUT IN ACCORDANCE WITH THE RELEVANT REQUIREMENTS OF WORKCOVER NSW, THE NSW DEPARTMENT OF ENVIRONMENT, CLIMATE CHANGE & WATER INCLUDING:

- WORK HEALTH & SAFETY ACT 2011 AND REGULATIONS
- WORKCOVER NSW CODE OF PRACTICE FOR THE SAFE REMOVAL OF ASBESTOS
- WORKCOVER NSW GUIDELINES AND CODES OF PRACTICE
- AUSTRALIAN STANDARD 2601 (2001) - DEMOLITION OF STRUCTURES
- THE PROTECTION OF ENVIRONMENT OPERATIONS ACT 1997 AND REGULATIONS
- RELEVANT EPA GUIDELINES

REMOVAL OF ASBESTOS MATERIALS

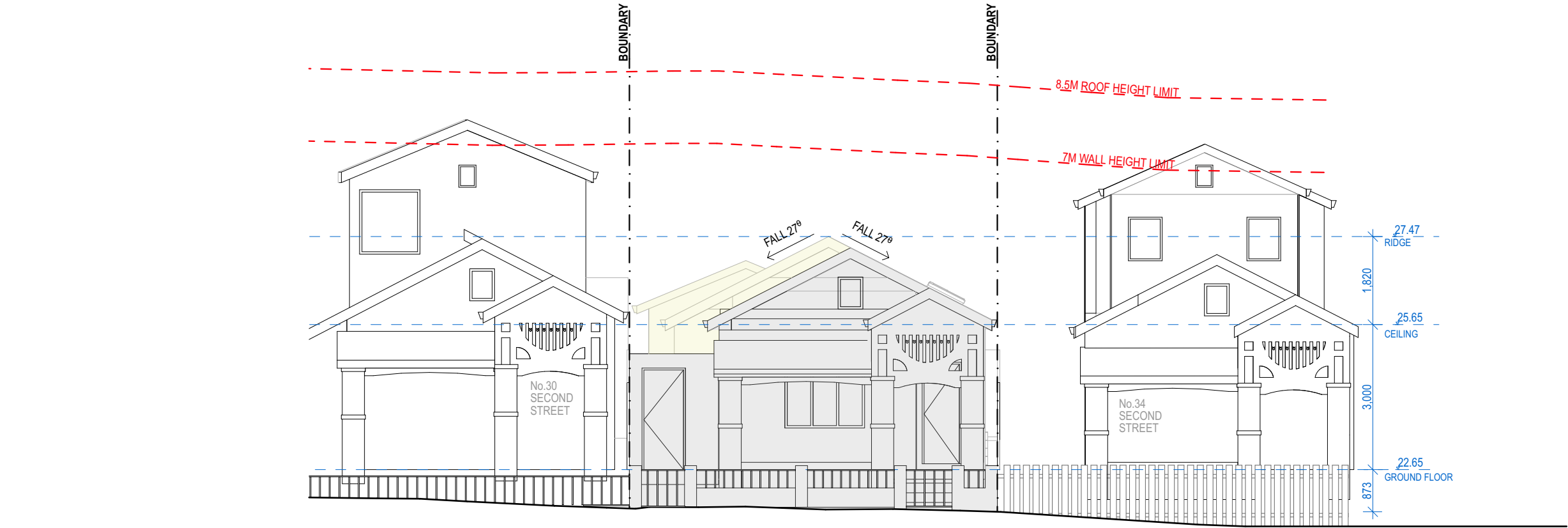
WORK INVOLVING THE DEMOLITION, STORAGE OR DISPOSAL OF ASBESTOS PRODUCTS AND MATERIALS MUST BE CARRIED OUT IN ACCORDANCE WITH THE FOLLOWING REQUIREMENTS:

- RELEVANT OCCUPATIONAL HEALTH & SAFETY LEGISLATION AND WORKCOVER NSW REQUIREMENTS
- A WORKCOVER LICENSED DEMOLITION OF ASBESTOS REMOVAL CONTRACTOR MUST UNDERTAKE REMOVAL OF MORE THAN 10m OF BONDED ASBESTOS (OR AS OTHERWISE SPECIFIED BY WORKCOVER OR RELEVANT LEGISLATION). REMOVAL OF FRIABLE ASBESTOS MATERIAL MUST ONLY BE UNDERTAKEN BY CONTRACTOR THAT HOLDS A CURRENT FRIABLE ASBESTOS REMOVAL LICENCE. A COPY OF THE RELEVANT LICENCE MUST BE PROVIDED TO THE PRINCIPAL CERTIFYING AUTHORITY.

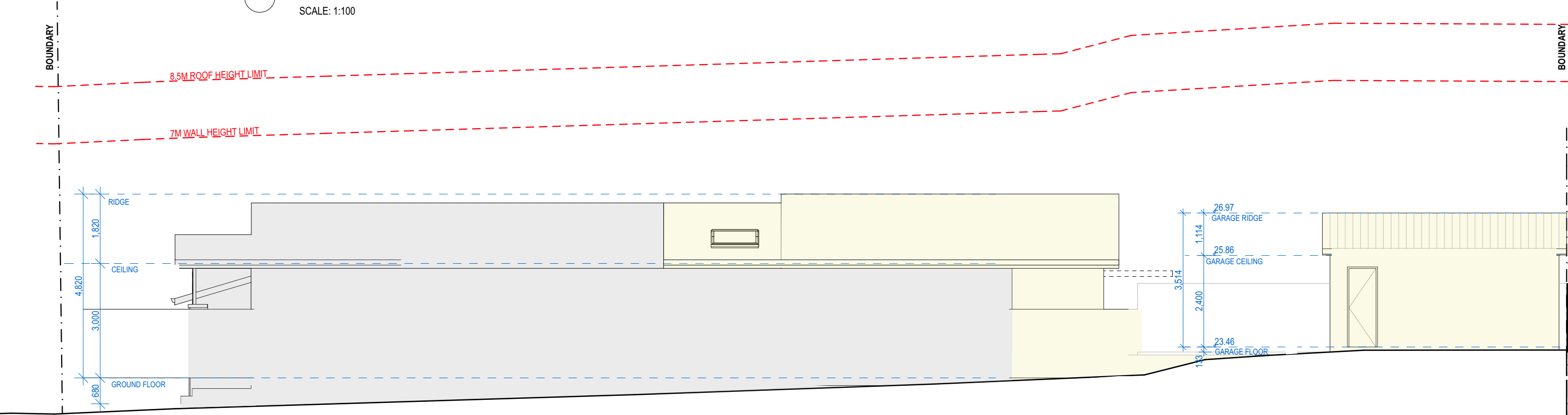
AMENDMENTS			<div>THE WORK IS TO BE COMPLETED WITH THE BUILDING CODE OF AUSTRALIA, SAA CODES AND RELEVANT BY-LAWS.</div> <div>THE BUILDING / MANUFACTURER SHALL CHECK AND VERIFY ALL DIMENSIONS, RL GROUNDLINES AND CONSTRUCTION METHODS PRIOR TO COMMENCEMENT OF WORK.</div> <div>PREFERNCES OF DIMENSIONED MEASUREMENTS TO BE TAKEN OVER SCALED MEASUREMENTS.</div> <div>THESE DRAWINGS HAVE BEEN PREPARED BY CORONA PROJECTS AND REMAIN THE PROPERTY OF THE ABOVE NAMED PART. THESE DRAWINGS ARE NOT TO BE USED IN ANY WAY WITHOUT THE PERMISSION OF CORONA PROJECTS AND ARE SUBJECT TO COPYRIGHT LAWS.</div> <div>A COPY OF THIS PLAN IS TO BE SUBMITTED BY THE PROPRIETOR TO THE WATERBOARD FOR APPROVAL AS REQUIRED BY THE LOCAL COUNCIL.</div> <div>DESIGN INTENT ONLY. NOT FOR CONSTRUCTION.</div>	<div><div></div><div>Corona projects</div></div> <div>PO BOX 1749 BONDI JUNCTION NSW 1355</div> <div>PHONE: 0419 438 956</div> <div>EMAIL: info@coronaprojects.com.au</div>	DRAWING: DEMOLITION GROUND FLOOR PLAN	PROJECT: ALTERATIONS ADDITIONS	SHEET No: 02	<div>N</div> <div></div>
27.02.2025	A	REQUEST FOR INFORMATION						
			SCALE: 1:100 @ A3	ADDRESS: 32 SECOND STREET ASHBURY	DATE: FEB. 2025			







01 STREET NORTH EAST ELEVATION 01  
SCALE: 1:100



02 NORTH WEST ELEVATION 02  
SCALE: 1:100  
0 2.0M 5.0M

AMENDMENTS

27.02.2025	A	REQUEST FOR INFORMATION

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EMAIL: [info@coronaprojects.com.au](mailto:info@coronaprojects.com.au)

DRAWING:  
ELEVATION SHEET 1

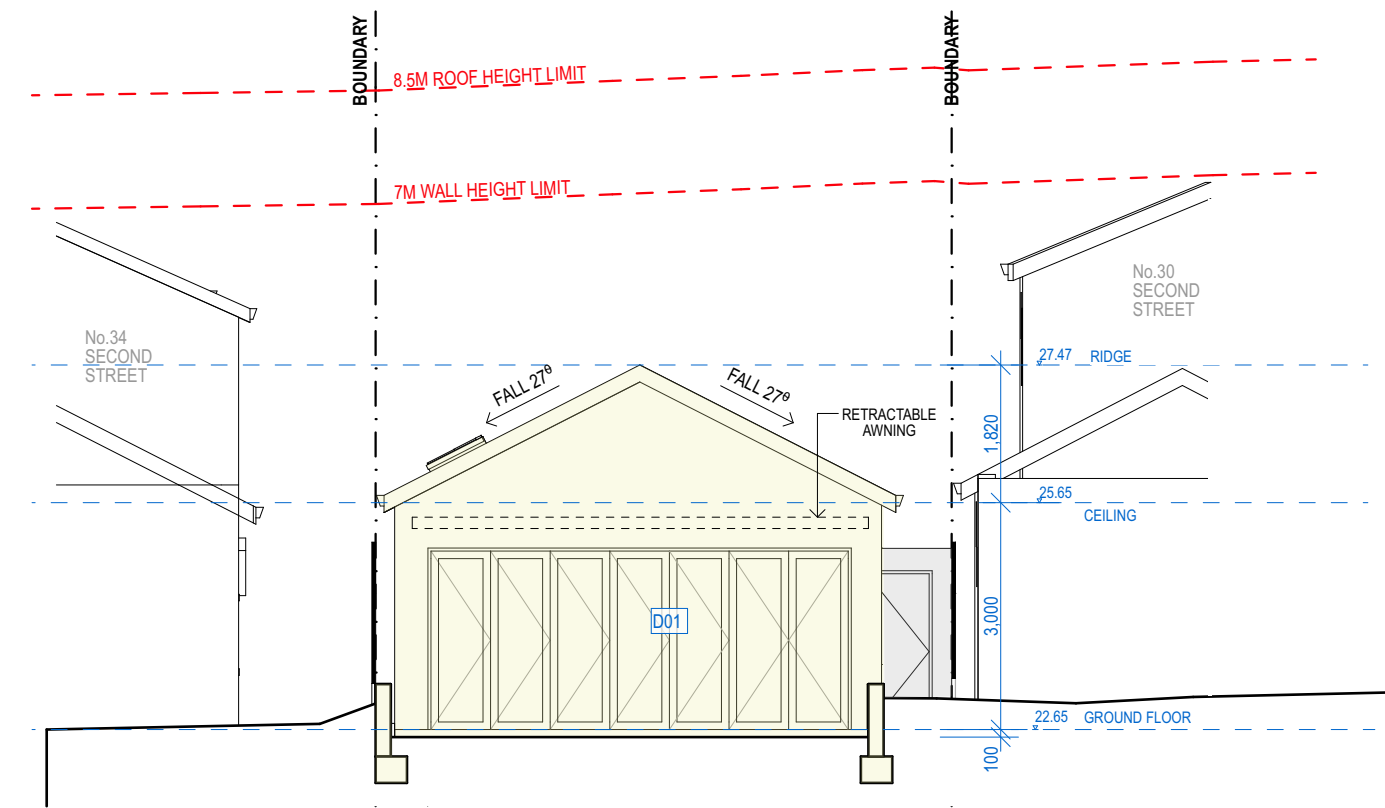
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PROJECT:  
ALTERATIONS ADDITIONS

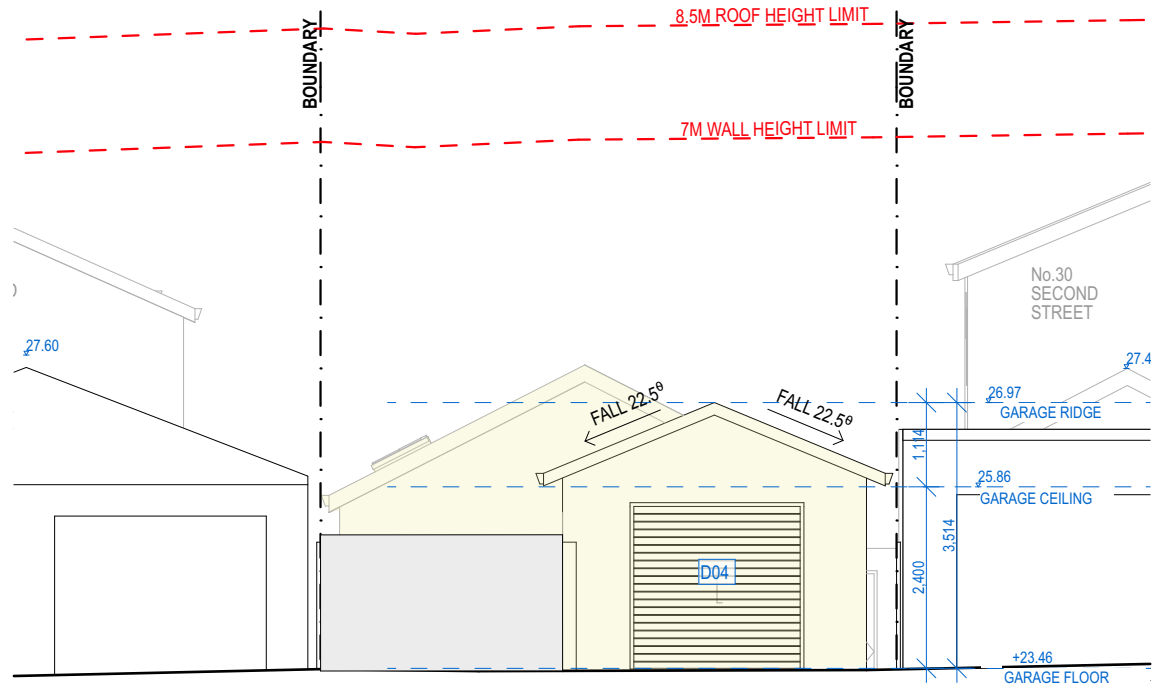
ADDRESS:  
32 SECOND STREET  
ASHBURY

SHEET No:  
06

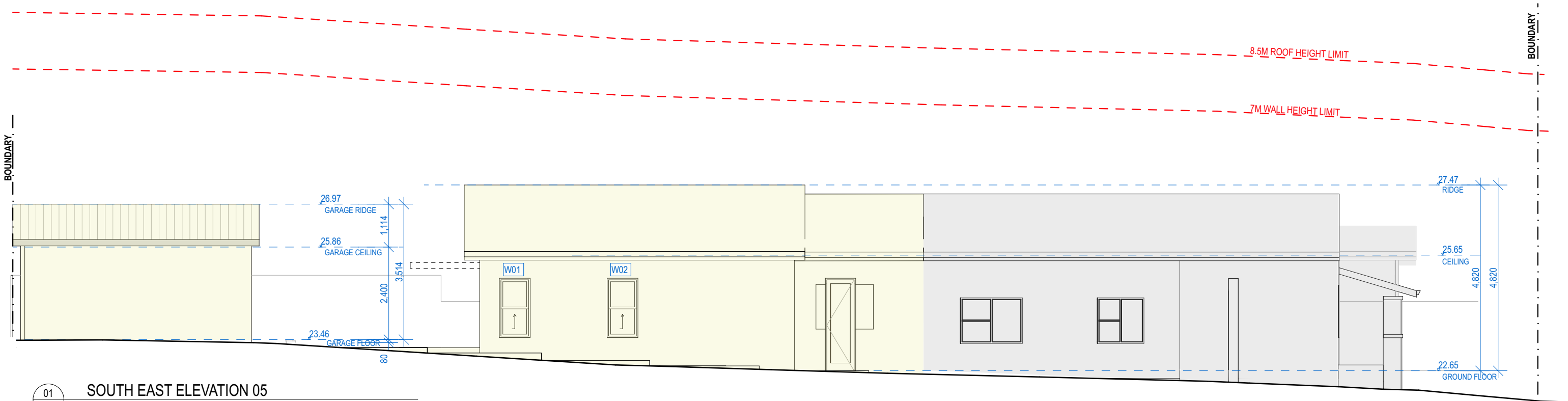
DATE:  
FEB. 2025



02 SOUTH WEST ELEVATION 03  
SCALE: 1:100



03 SOUTH WEST REAR ELEVATION 04  
SCALE: 1:100



01 SOUTH EAST ELEVATION 05  
SCALE: 1:100

## AMENDMENTS

27.02.2025	A	REQUEST FOR INFORMATION

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EMAIL: [info@coronaprojects.com.au](mailto:info@coronaprojects.com.au)

DRAWING:  
ELEVATION SHEET 2

SCALE:  
1:100 @ A3

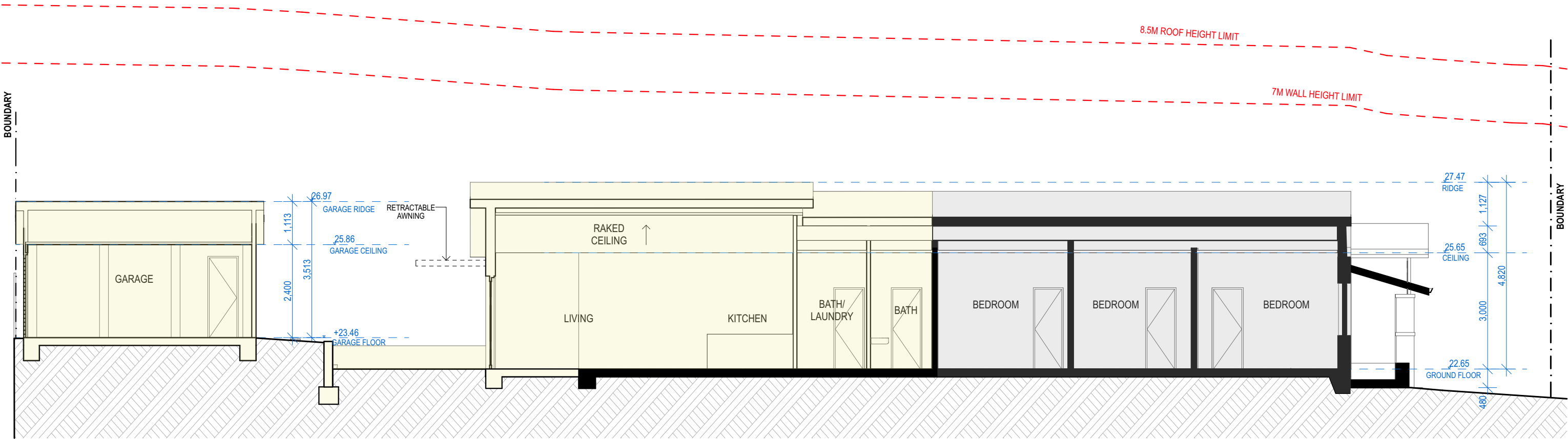
PROJECT:  
ALTERATIONS ADDITIONS

ADDRESS:  
32 SECOND STREET  
ASHBURY

SHEET No:  
07

DATE:  
FEB. 2025





AMENDMENTS			<div><div><div></div><div>Corona projects</div></div><div>PO BOX 1749 BONDI JUNCTION NSW 1355 PHONE: 0419 438 956 EMAIL: info@coronaprojects.com.au</div></div>	DRAWING: SECTION SHEET	PROJECT: ALTERATIONS ADDITIONS	SHEET No: 08
27.02.2025	A	REQUEST FOR INFORMATION			SCALE:  1:100 @ A3	ADDRESS: 32 SECOND STREET ASHBURY

THE WORK IS TO BE COMPLETED WITH THE BUILDING CODE OF AUSTRALIA, SAA CODES AND RELEVANT BY-LAWS.

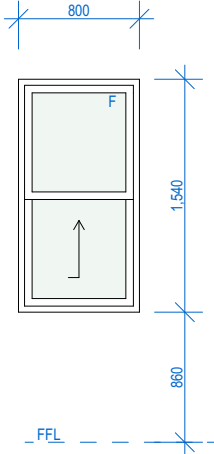
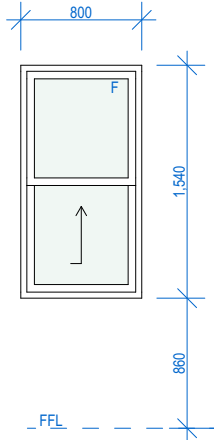
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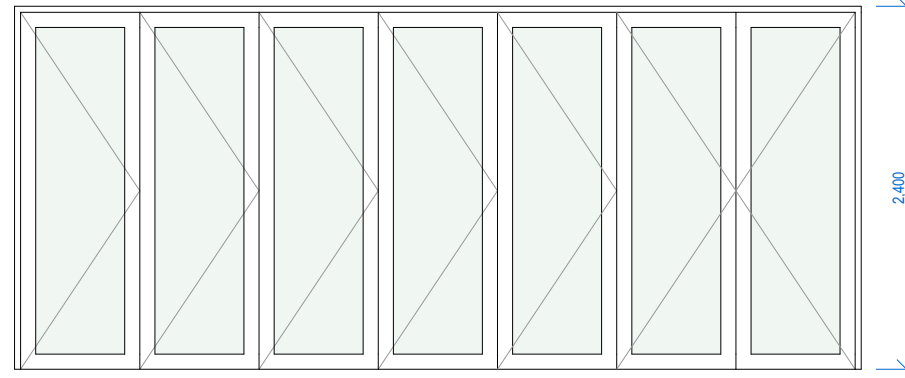
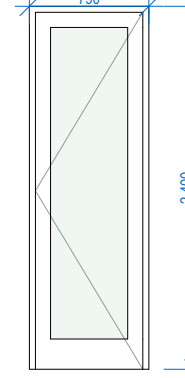
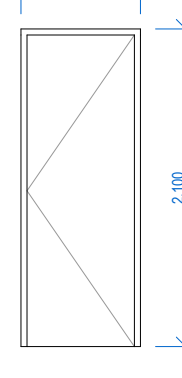
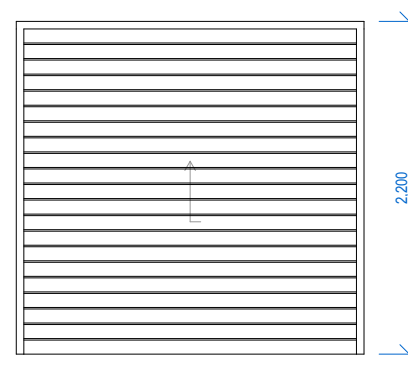
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WINDOW ELEVATION			
	WINDOW NUMBER	W01	W02
	DIMENSIONS	800×1,540	800×1,540
	THERMAL PERFORMANCE	TBA	TBA
	NOTES	ALUMINIUM FRAMED	ALUMINIUM FRAMED


01

WINDOW SCHEDULE

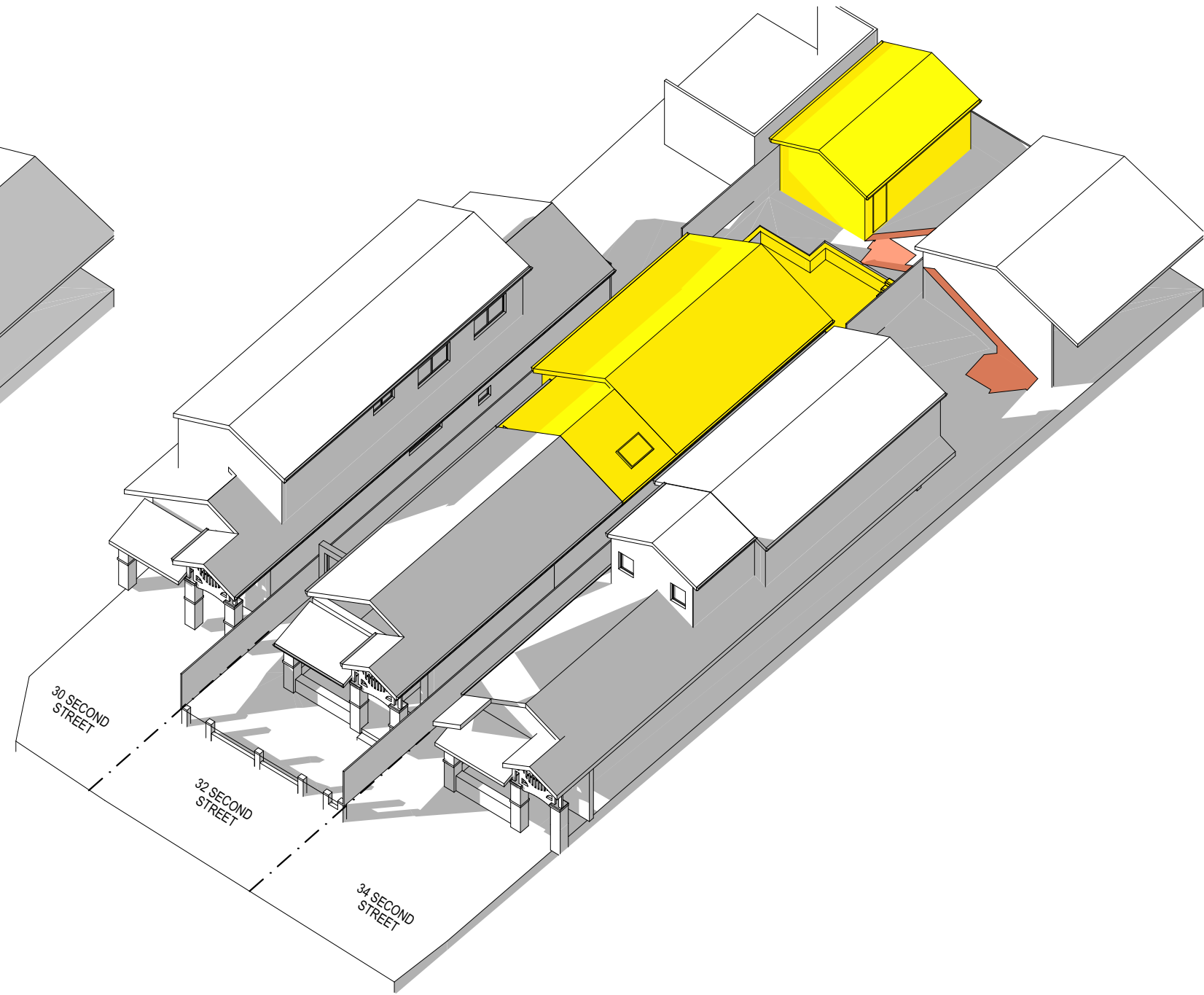
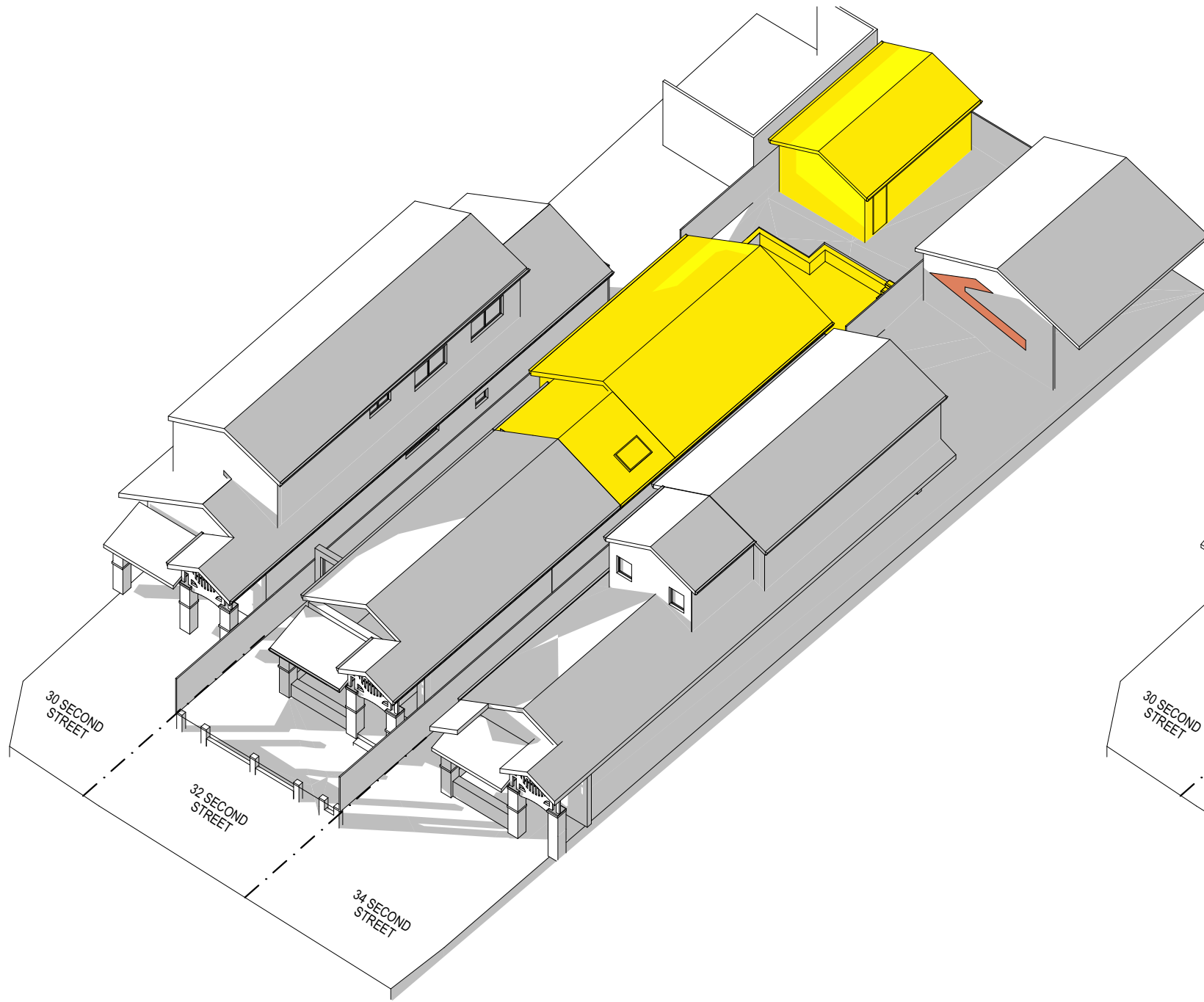
				
DOOR NUMBER	D01	D02	D03	D04
DIMENSIONS	5,600×2,400	790×2,400	790×2,100	2,300×2,200
NOTES	ALUMINIUM FRAMED; FOLDING DOOR	-	-	GARAGE DOOR


02


DOOR SCHEDULE

AMENDMENTS			<div></div> <div>PO BOX 1749 BONDI JUNCTION NSW 1355 PHONE: 0419 438 956 EMAIL: info@coronaprojects.com.au</div>	DRAWING: DOOR AND WINDOW SCHEDULE	PROJECT: ALTERATIONS ADDITIONS	SHEET No: 09	
27.02.2025	A	REQUEST FOR INFORMATION					
				SCALE:  1:100 @ A3	ADDRESS: 32 SECOND STREET ASHBURY	DATE: FEB. 2025	





 DENOTES NEW WORK


 DENOTES ADDITIONAL SHADOWS

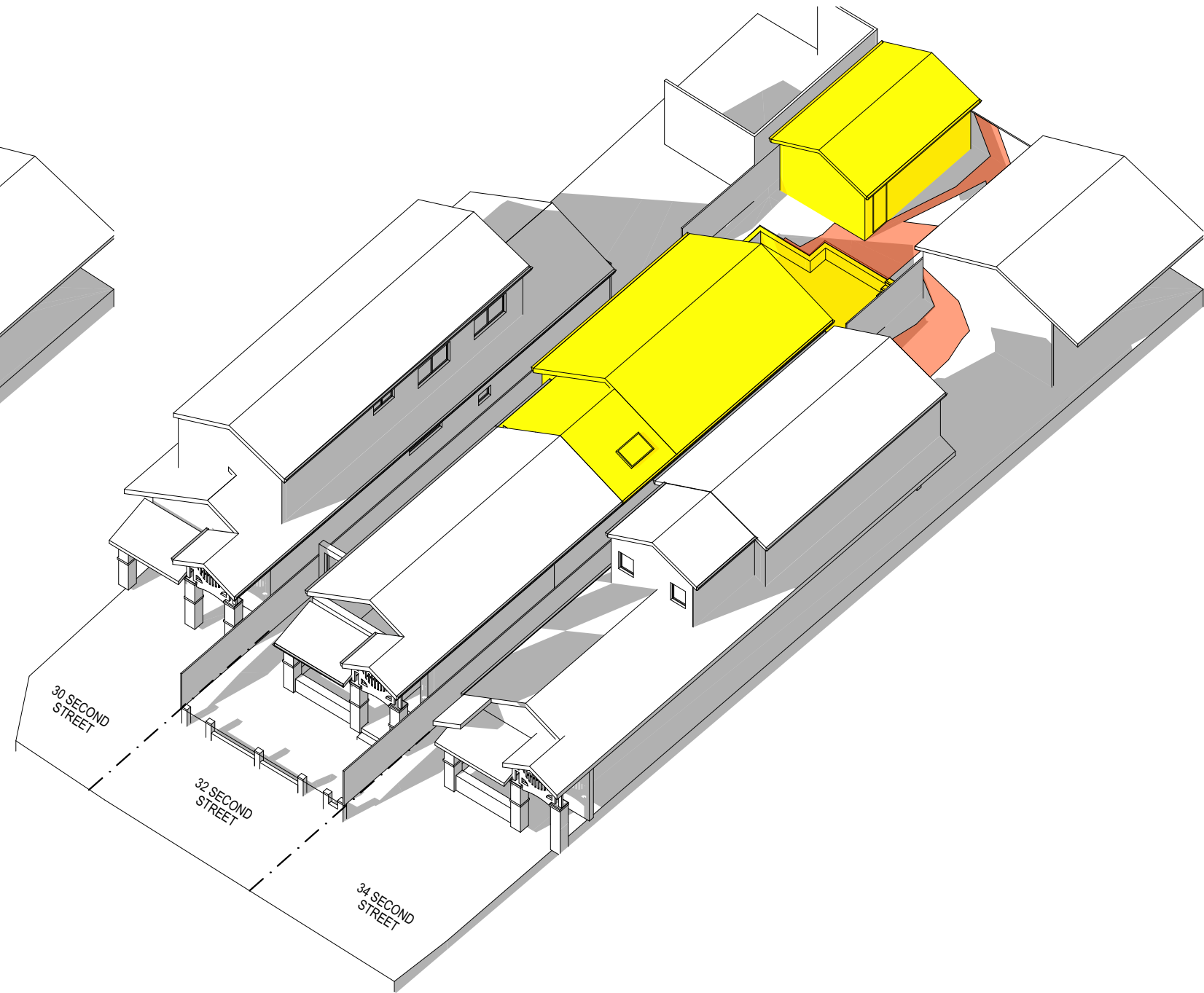
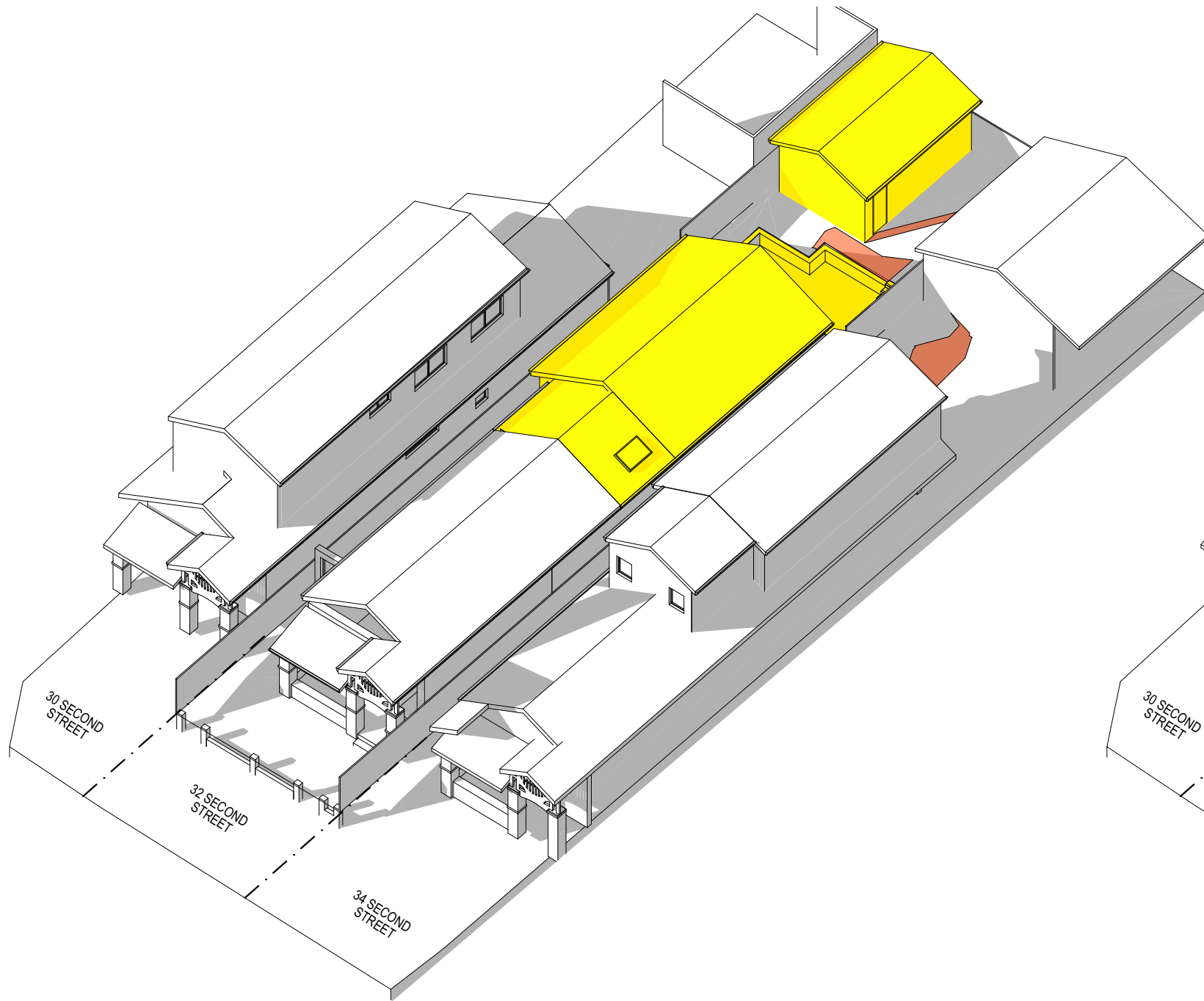
01


Shadow Study 21 June at 0800h


02

Shadow Study 21 June at 0900h

AMENDMENTS			<div></div> <div>PO BOX 1749 BONDI JUNCTION NSW 1355 PHONE: 0419 438 956 EMAIL: info@coronaprojects.com.au</div>	DRAWING: SHADOW DIAGRAMS SHEET 1	PROJECT: ALTERATIONS ADDITIONS	SHEET No: 10
27.02.2025	A	REQUEST FOR INFORMATION		SCALE:  1:200 @ A3	ADDRESS: 32 SECOND STREET ASHBURY	DATE: FEB. 2025
<div><div>THE WORK IS TO BE COMPLETED WITH THE BUILDING CODE OF AUSTRALIA, SAA CODES AND RELEVANT BY-LAWS.</div><div>THE BUILDING / MANUFACTURER SHALL CHECK AND VERIFY ALL DIMENSIONS, RL GROUND LINES AND CONSTRUCTION METHODS PRIOR TO COMMENCEMENT OF WORK.</div><div>PREFERNCES OF DIMENSIONED MEASUREMENTS TO BE TAKEN OVER SCALED MEASUREMENTS.</div><div>THESE DRAWINGS HAVE BEEN PREPARED BY CORONA PROJECTS AND REMAIN THE PROPERTY OF THE ABOVE NAMED PART. THESE DRAWINGS ARE NOT TO BE USED IN ANY WAY WITHOUT THE PERMISSION OF CORONA PROJECTS AND ARE SUBJECT TO COPYRIGHT LAWS.</div><div>A COPY OF THIS PLAN IS TO BE SUBMITTED BY THE PROPRIETOR TO THE WATERBOARD FOR APPROVAL AS REQUIRED BY THE LOCAL COUNCIL.</div><div>DESIGN INTENT ONLY. NOT FOR CONSTRUCTION.</div></div>						



 DENOTES NEW WORK


 DENOTES ADDITIONAL SHADOWS

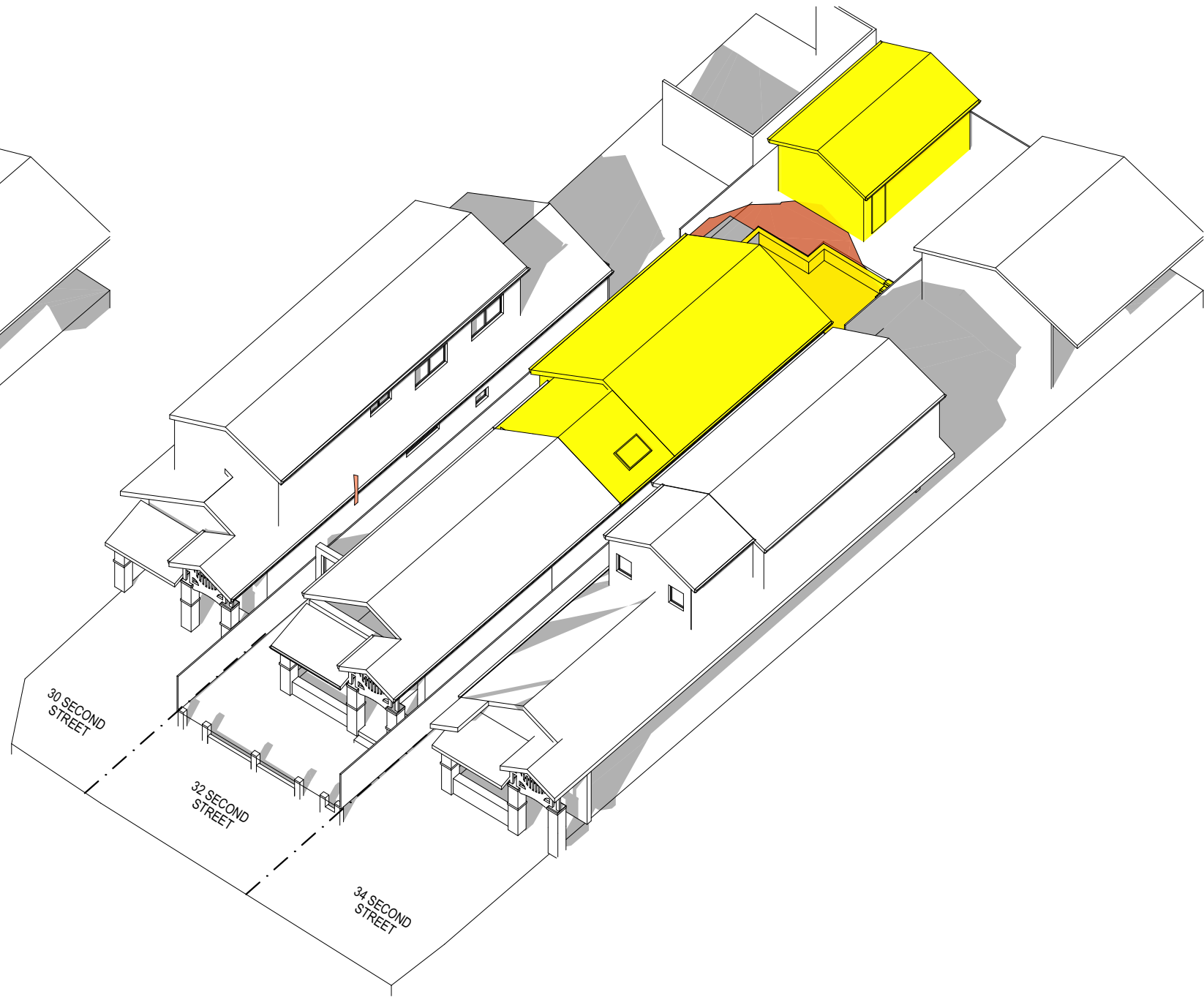
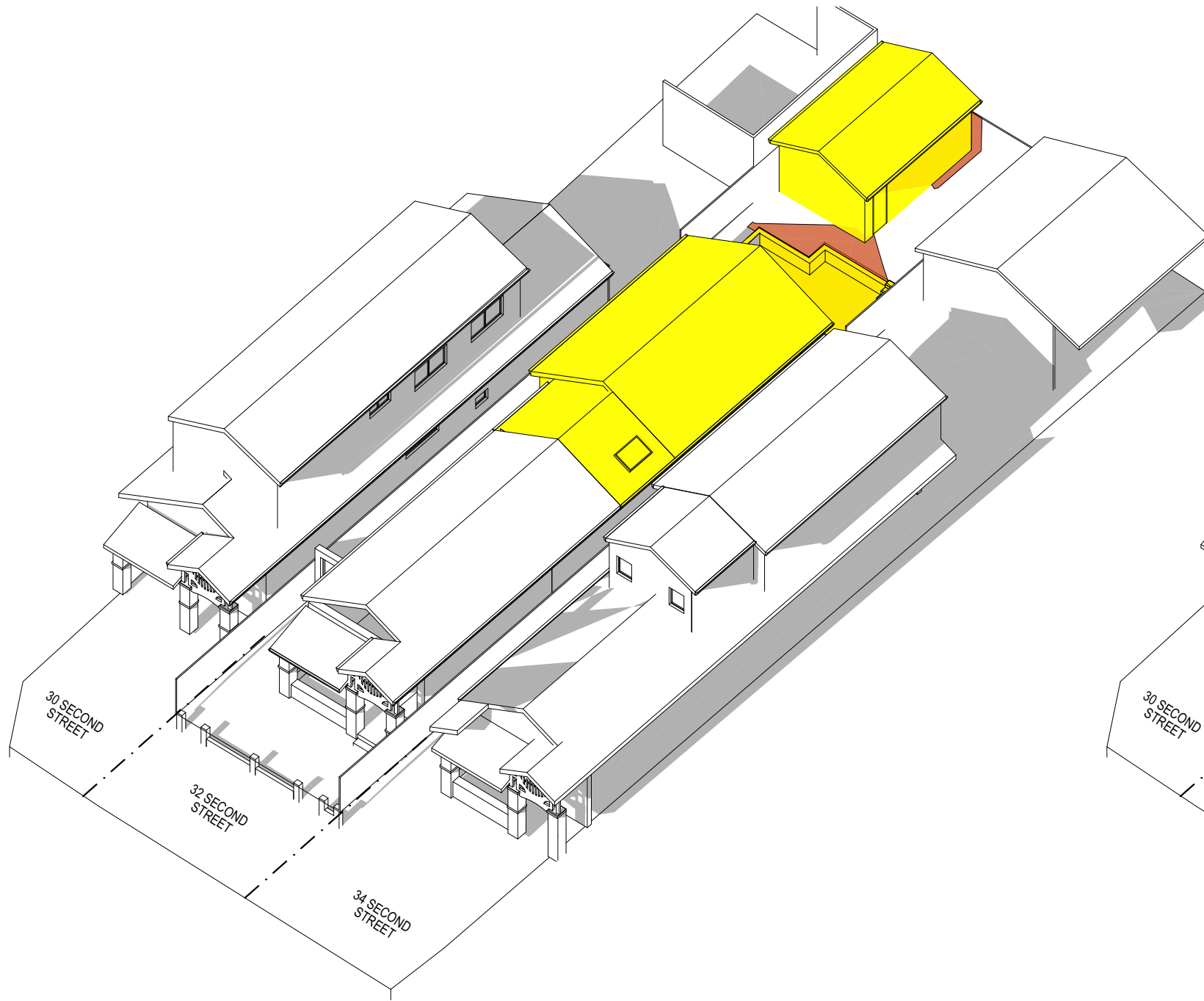
01



Shadow Study 21 June at 1000h

02

Shadow Study 21 June at 1100h

AMENDMENTS			<div></div> <div>PO BOX 1749 BONDI JUNCTION NSW 1355 PHONE: 0419 438 956 EMAIL: info@coronaprojects.com.au</div>	DRAWING: SHADOW DIAGRAMS SHEET 2	PROJECT: ALTERATIONS ADDITIONS	SHEET No: 11
27.02.2025	A	REQUEST FOR INFORMATION		SCALE:  1:200 @ A3	ADDRESS: 32 SECOND STREET ASHBURY	DATE: FEB. 2025
<div>THE WORK IS TO BE COMPLETED WITH THE BUILDING CODE OF AUSTRALIA, SAA CODES AND RELEVANT BY-LAWS.</div> <div>THE BUILDING / MANUFACTURER SHALL CHECK AND VERIFY ALL DIMENSIONS, RL GROUND LINES AND CONSTRUCTION METHODS PRIOR TO COMMENCEMENT OF WORK.</div> <div>PREFERNCES OF DIMENSIONED MEASUREMENTS TO BE TAKEN OVER SCALED MEASUREMENTS.</div> <div>THESE DRAWINGS HAVE BEEN PREPARED BY CORONA PROJECTS AND REMAIN THE PROPERTY OF THE ABOVE NAMED PART. THESE DRAWINGS ARE NOT TO BE USED IN ANY WAY WITHOUT THE PERMISSION OF CORONA PROJECTS AND ARE SUBJECT TO COPYRIGHT LAWS.</div> <div>A COPY OF THIS PLAN IS TO BE SUBMITTED BY THE PROPRIETOR TO THE WATERBOARD FOR APPROVAL AS REQUIRED BY THE LOCAL COUNCIL.</div> <div>DESIGN INTENT ONLY. NOT FOR CONSTRUCTION.</div>						




 DENOTES NEW WORK  
 DENOTES ADDITIONAL SHADOWS

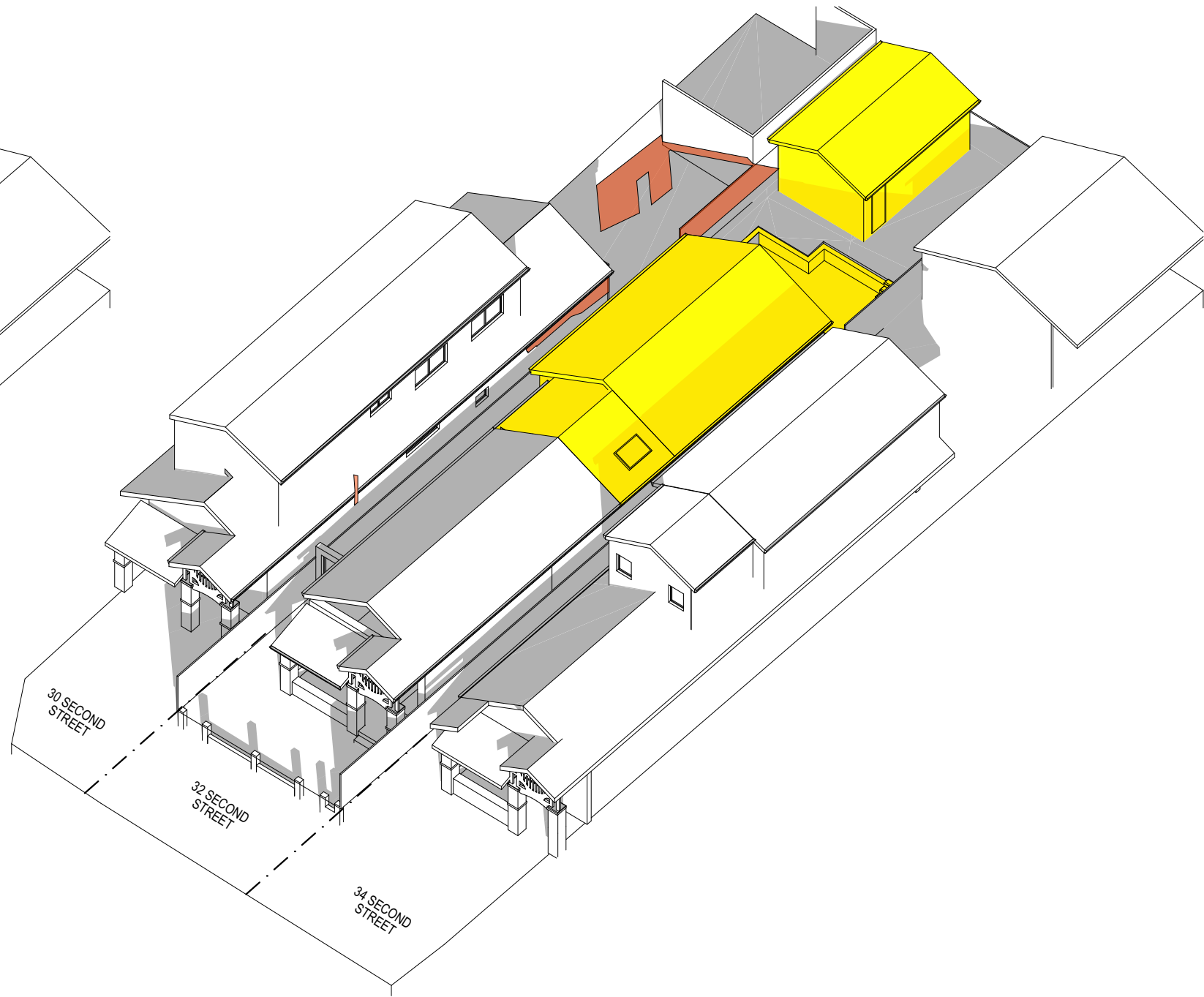
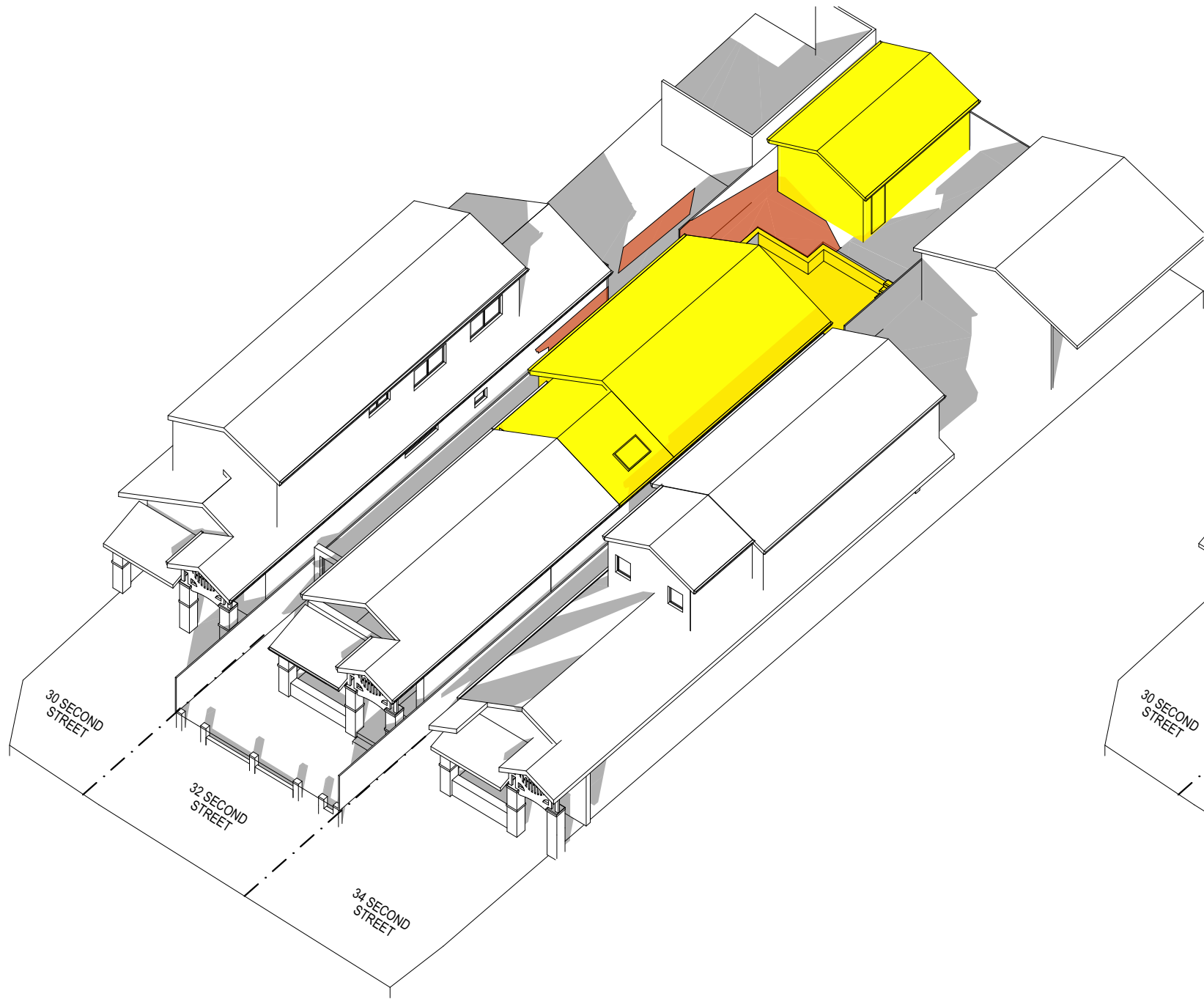
01


Shadow Study 21 June at 1200h


02

Shadow Study 21 June at 1300h

AMENDMENTS			<div></div> <div>PO BOX 1749 BONDI JUNCTION NSW 1355 PHONE: 0419 438 956 EMAIL: <a href="mailto:info@coronaprojects.com.au">info@coronaprojects.com.au</a></div>	DRAWING: SHADOW DIAGRAMS SHEET 3	PROJECT: ALTERATIONS ADDITIONS	SHEET No: 12
27.02.2025	A	REQUEST FOR INFORMATION		SCALE:  1:200 @ A3	ADDRESS: 32 SECOND STREET ASHBURY	DATE: FEB. 2025
<div>THE WORK IS TO BE COMPLETED WITH THE BUILDING CODE OF AUSTRALIA, SAA CODES AND RELEVANT BY-LAWS.</div> <div>THE BUILDING / MANUFACTURER SHALL CHECK AND VERIFY ALL DIMENSIONS, RL GROUNDLINES AND CONSTRUCTION METHODS PRIOR TO COMMENCEMENT OF WORK.</div> <div>PREFERENCES OF DIMENSIONED MEASUREMENTS TO BE TAKEN OVER SCALED MEASUREMENTS.</div> <div>THESE DRAWINGS HAVE BEEN PREPARED BY CORONA PROJECTS AND REMAIN THE PROPERTY OF THE ABOVE NAMED PART. THESE DRAWINGS ARE NOT TO BE USED IN ANY WAY WITHOUT THE PERMISSION OF CORONA PROJECTS AND ARE SUBJECT TO COPYRIGHT LAWS.</div> <div>A COPY OF THIS PLAN IS TO BE SUBMITTED BY THE PROPRIETOR TO THE WATERBOARD FOR APPROVAL AS REQUIRED BY THE LOCAL COUNCIL.</div> <div>DESIGN INTENT ONLY. NOT FOR CONSTRUCTION.</div>						



 DENOTES NEW WORK


 DENOTES ADDITIONAL SHADOWS

01

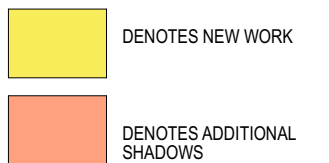
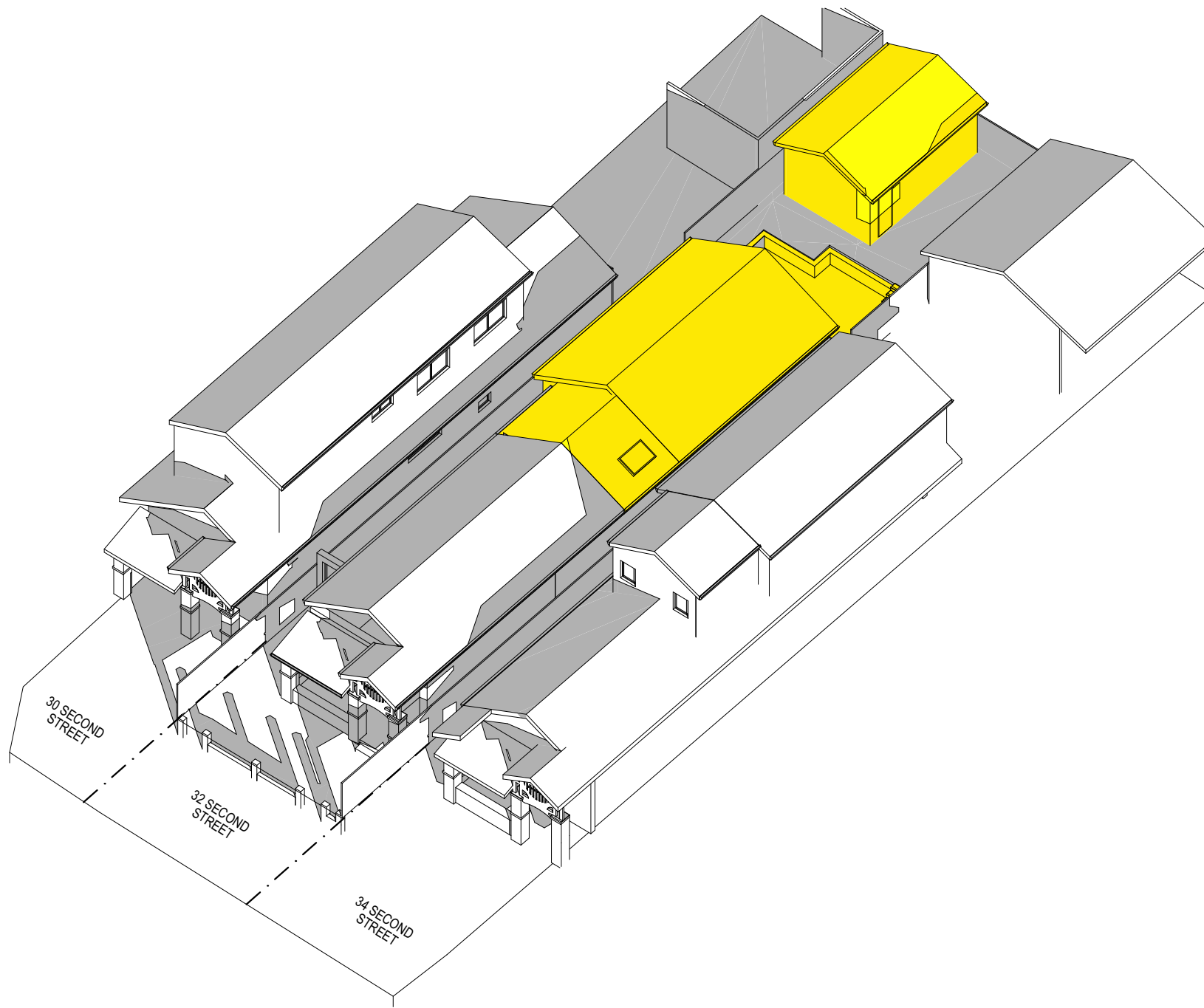
Shadow Study 21 June at 1400h

02

Shadow Study 21 June at 1500h

AMENDMENTS			<div><div>Corona projects</div><p>PO BOX 1749 BONDI JUNCTION NSW 1355 PHONE: 0419 438 956 EMAIL: <a href="mailto:info@coronaprojects.com.au">info@coronaprojects.com.au</a></p></div>	DRAWING: SHADOW DIAGRAMS SHEET 4	PROJECT: ALTERATIONS ADDITIONS	SHEET No: 13
27.02.2025	A	REQUEST FOR INFORMATION		SCALE:  1:200 @ A3	ADDRESS: 32 SECOND STREET ASHBURY	DATE: FEB. 2025
			<p>THE WORK IS TO BE COMPLETED WITH THE BUILDING CODE OF AUSTRALIA, SAA CODES AND RELEVANT BY-LAWS.</p> <p>THE BUILDING / MANUFACTURER SHALL CHECK AND VERIFY ALL DIMENSIONS, RL GROUNDLINES AND CONSTRUCTION METHODS PRIOR TO COMMENCEMENT OF WORK.</p> <p>PREFERENCES OF DIMENSIONED MEASUREMENTS TO BE TAKEN OVER SCALED MEASUREMENTS.</p> <p>THESE DRAWINGS HAVE BEEN PREPARED BY CORONA PROJECTS AND REMAIN THE PROPERTY OF THE ABOVE NAMED PART. THESE DRAWINGS ARE NOT TO BE USED IN ANY WAY WITHOUT THE PERMISSION OF CORONA PROJECTS AND ARE SUBJECT TO COPYRIGHT LAWS.</p> <p>A COPY OF THIS PLAN IS TO BE SUBMITTED BY THE PROPRIETOR TO THE WATERBOARD FOR APPROVAL AS REQUIRED BY THE LOCAL COUNCIL.</p> <p>DESIGN INTENT ONLY. NOT FOR CONSTRUCTION.</p>			



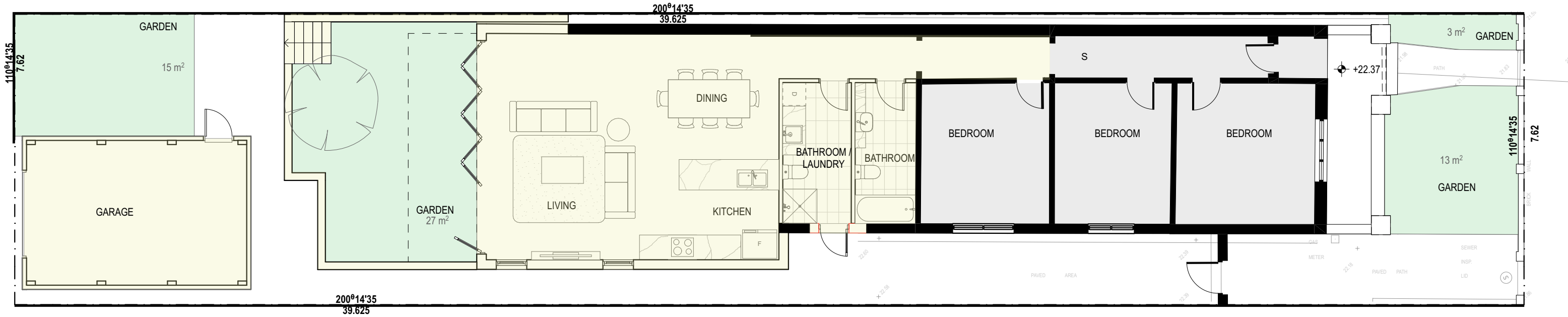


01

Shadow Study 21 June at 1600h

AMENDMENTS			<div><div><div></div><div></div><div></div></div><div>Corona projects</div></div> <div>PO BOX 1749 BONDI JUNCTION NSW 1355 PHONE: 0419 438 956 EMAIL: info@coronaprojects.com.au</div>	DRAWING: SHADOW DIAGRAMS SHEET 5	PROJECT: ALTERATIONS ADDITIONS	SHEET No: 14
27.02.2025	A	REQUEST FOR INFORMATION		SCALE:  1:200 @ A3	ADDRESS: 32 SECOND STREET ASHBURY	DATE: FEB. 2025
<div><div>THE WORK IS TO BE COMPLETED WITH THE BUILDING CODE OF AUSTRALIA, SAA CODES AND RELEVANT BY-LAWS.</div><div>THE BUILDING / MANUFACTURER SHALL CHECK AND VERIFY ALL DIMENSIONS, RL GROUND LINES AND CONSTRUCTION METHODS PRIOR TO COMMENCEMENT OF WORK.</div><div>PREFERENCES OF DIMENSIONED MEASUREMENTS TO BE TAKEN OVER SCALED MEASUREMENTS.</div><div>THESE DRAWINGS HAVE BEEN PREPARED BY CORONA PROJECTS AND REMAIN THE PROPERTY OF THE ABOVE NAMED PART. THESE DRAWINGS ARE NOT TO BE USED IN ANY WAY WITHOUT THE PERMISSION OF CORONA PROJECTS AND ARE SUBJECT TO COPYRIGHT LAWS.</div><div>A COPY OF THIS PLAN IS TO BE SUBMITTED BY THE PROPRIETOR TO THE WATERBOARD FOR APPROVAL AS REQUIRED BY THE LOCAL COUNCIL.</div><div>DESIGN INTENT ONLY. NOT FOR CONSTRUCTION.</div></div>						

CALCULATIONS	
SITE AREA	301.9sqm
DEEP SOIL LANDSCAPE AREA	58sqm (19%)



01

PROPOSED LANDSCAPE PLAN

SCALE: 1:100

0

2.0M

5.0M

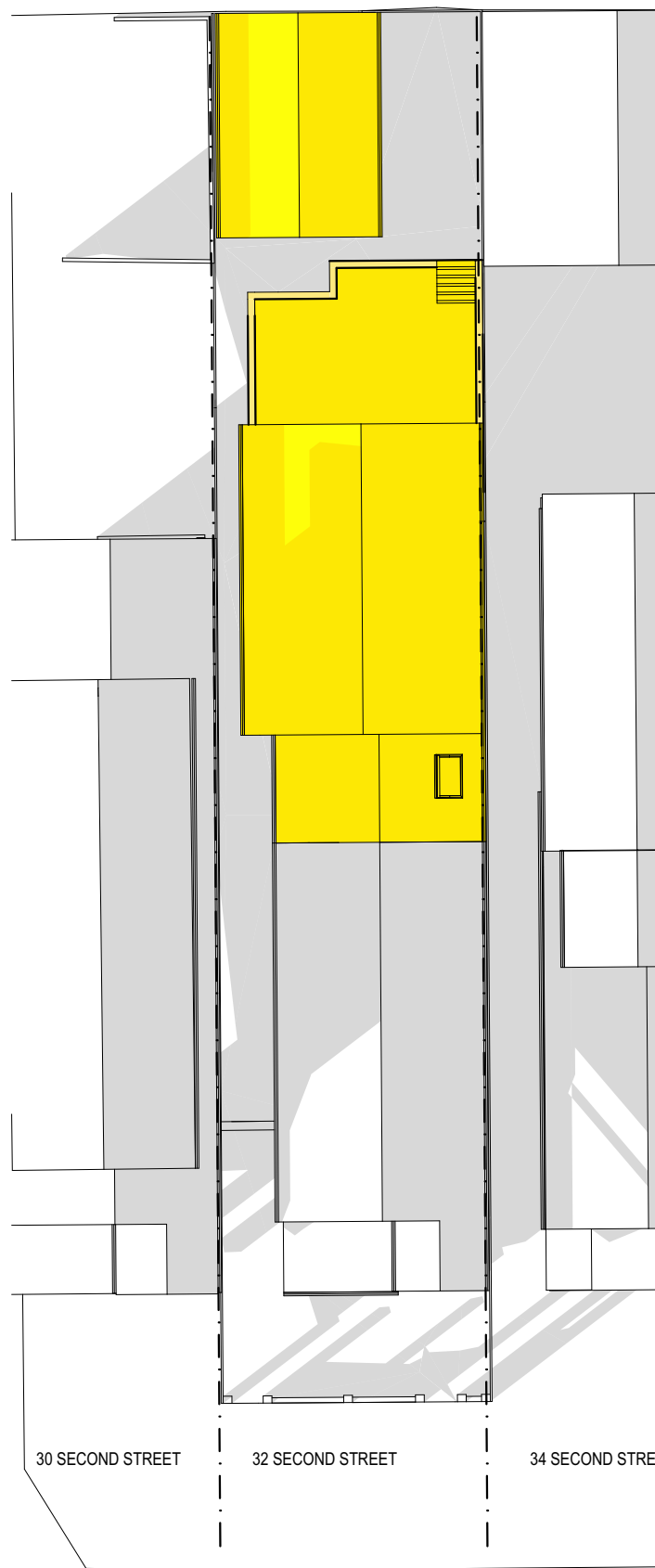
LEGEND

DENOTES LANDSCAPED AREAS

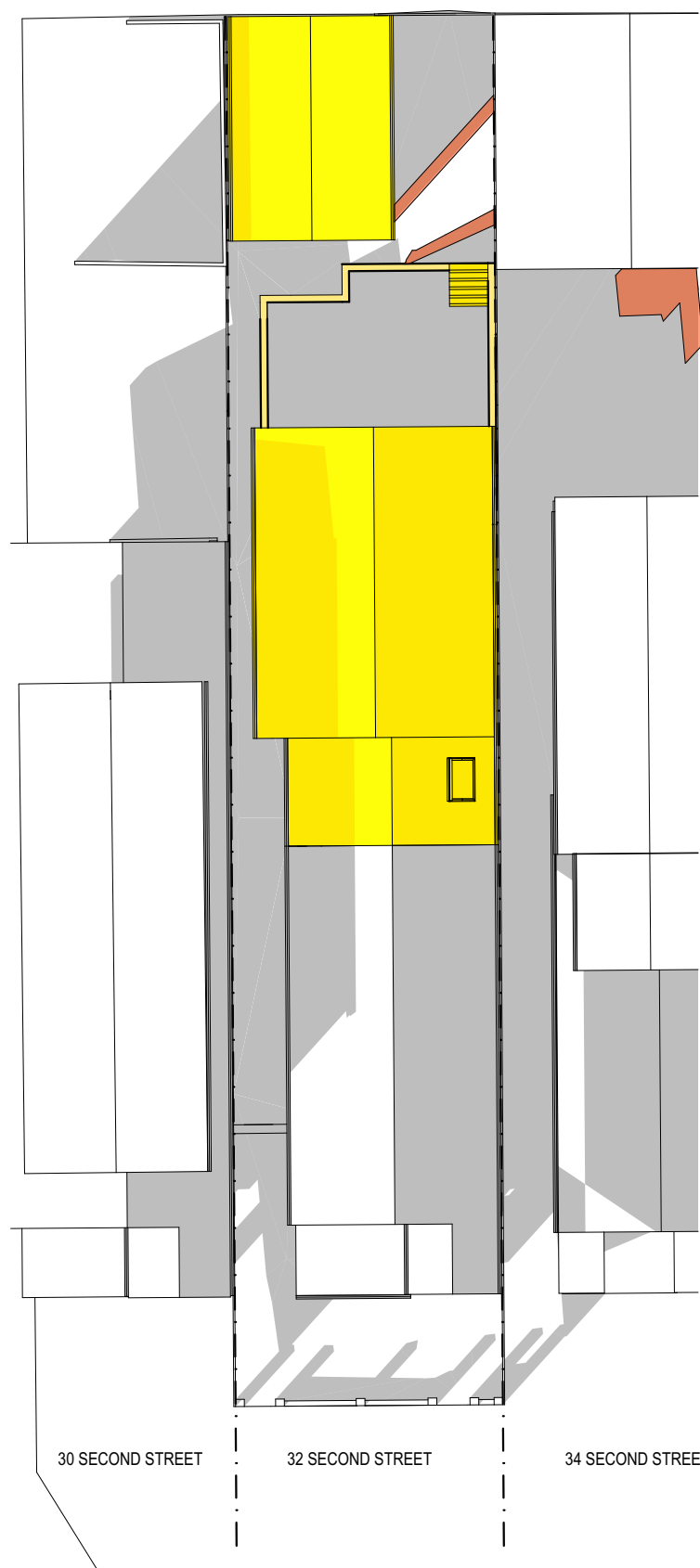
AMENDMENTS			<div><div></div>Corona projects</div> <div>PO BOX 1749 BONDI JUNCTION NSW 1355 PHONE: 0419 438 956 EMAIL: info@coronaprojects.com.au</div>	DRAWING: PROPOSED LANDSCAPE PLAN	PROJECT: ALTERATIONS ADDITIONS	SHEET No: 15	<div>N</div> <div></div>
27.02.2025	A	REQUEST FOR INFORMATION					

<div><div>THE WORK IS TO BE COMPLETED WITH THE BUILDING CODE OF AUSTRALIA, SAA CODES AND RELEVANT BY-LAWS.</div><div>THE BUILDING / MANUFACTURER SHALL CHECK AND VERIFY ALL DIMENSIONS, RL, CIRCUMFUNDLINES AND CONSTRUCTION METHODS PRIOR TO COMMENCEMENT OF WORK.</div><div>PREFERENCES OF DIMENSIONED MEASUREMENTS TO BE TAKEN OVER SCALED MEASUREMENTS.</div><div>THESE DRAWINGS HAVE BEEN PREPARED BY CORONA PROJECTS AND REMAIN THE PROPERTY OF THE ABOVE NAMED PART. THESE DRAWINGS ARE NOT TO BE USED IN ANY WAY WITHOUT THE PERMISSION OF CORONA PROJECTS AND ARE SUBJECT TO COPYRIGHT LAWS.</div><div>A COPY OF THIS PLAN IS TO BE SUBMITTED BY THE PROPRIETOR TO THE WATERBOARD FOR APPROVAL AS REQUIRED BY THE LOCAL COUNCIL.</div><div>DESIGN INTENT ONLY. NOT FOR CONSTRUCTION.</div></div>
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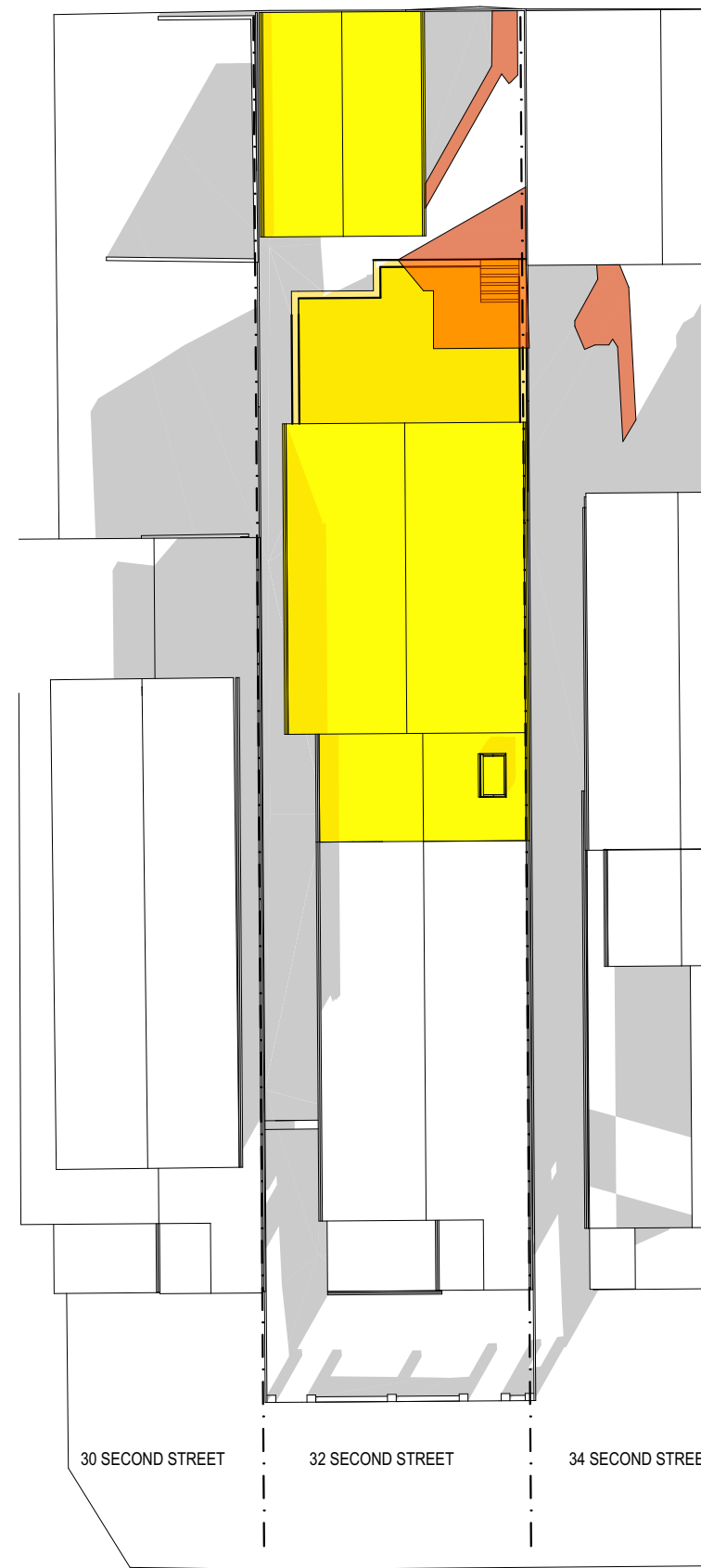






02 PROPOSED 8AM 21ST JUNE



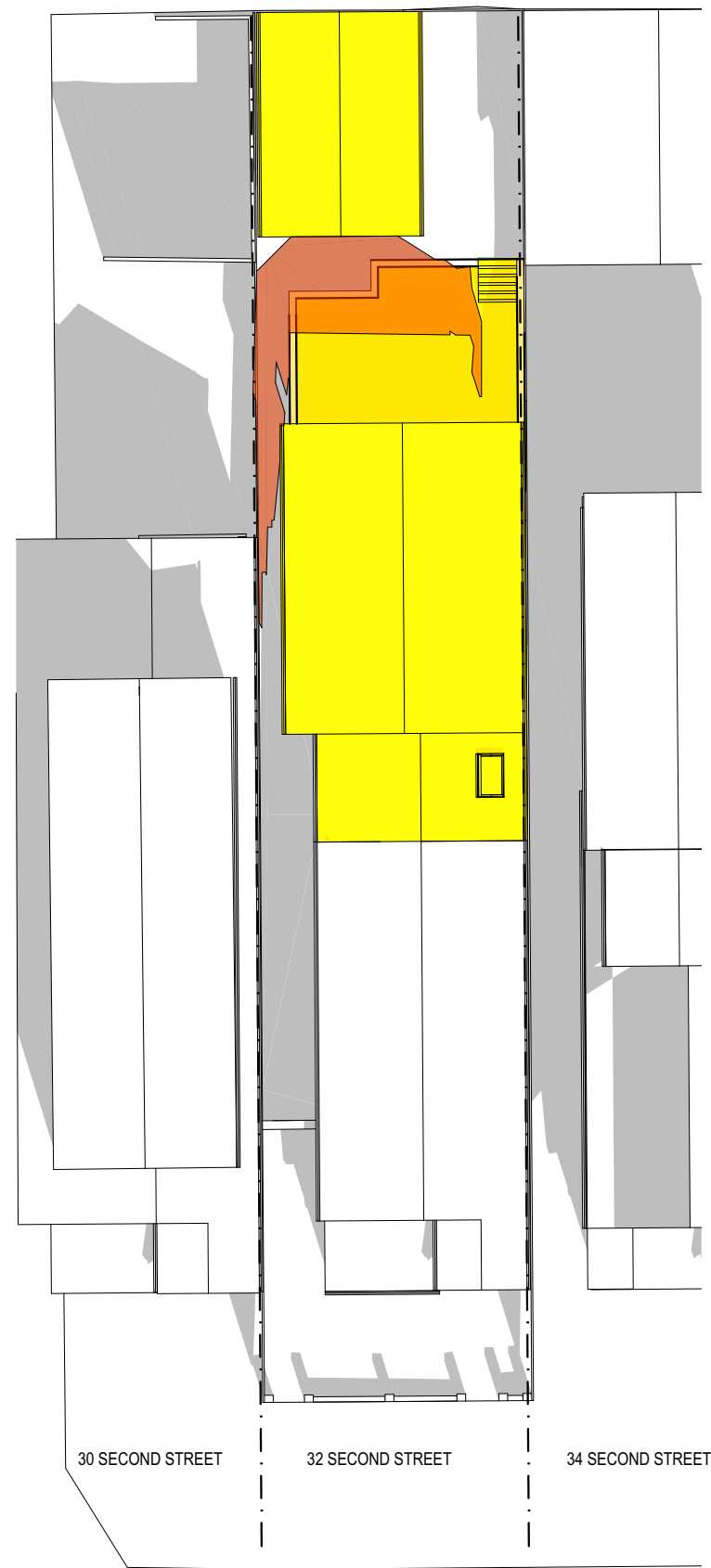
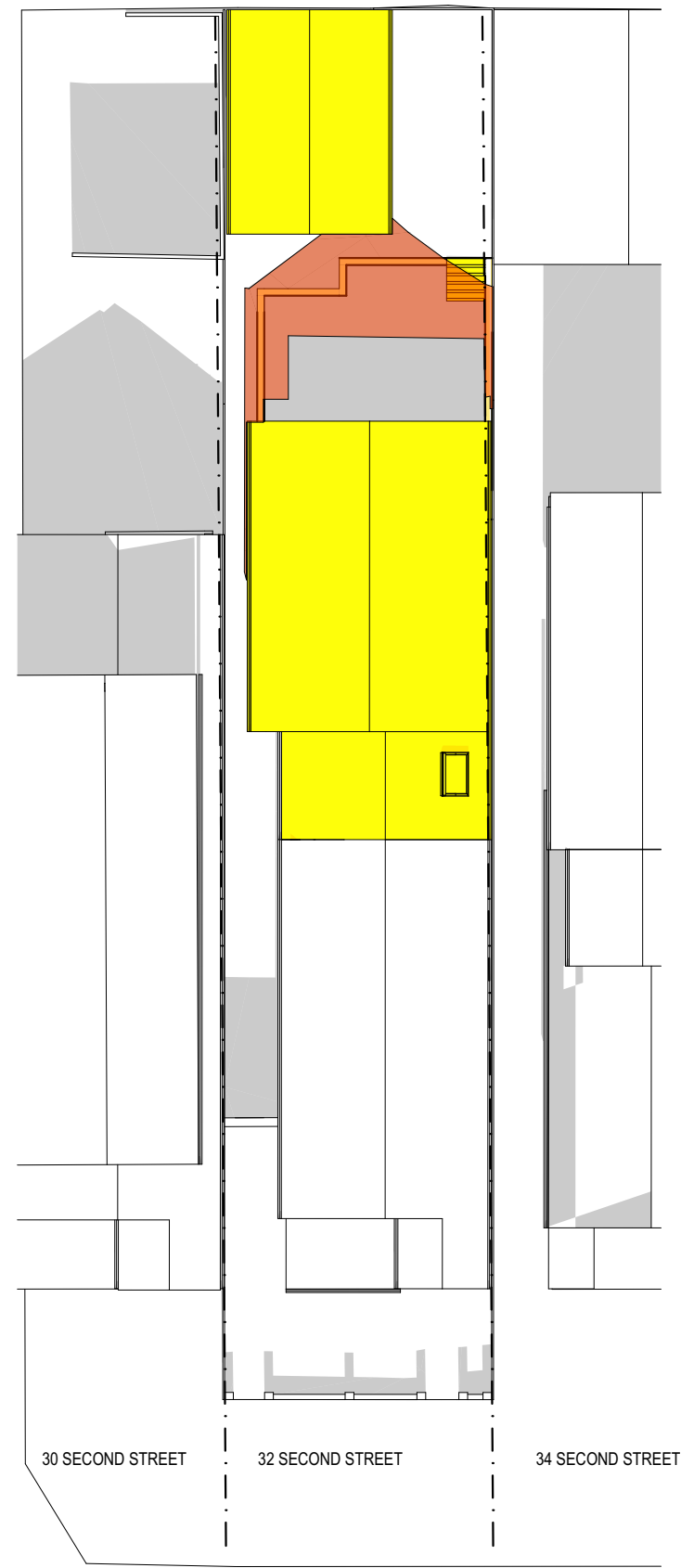
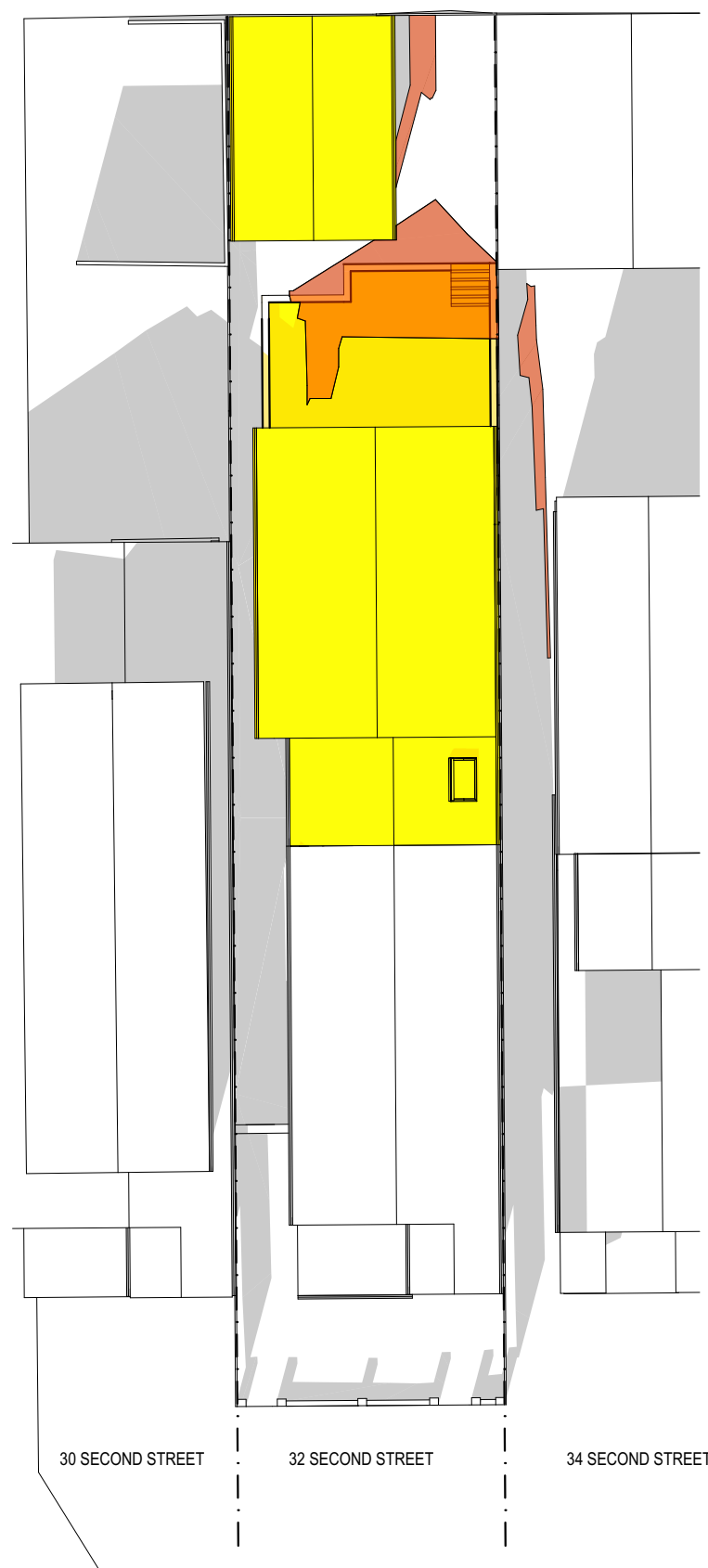
01 PROPOSED 9AM 21ST JUNE





03 PROPOSED 10AM 21ST JUNE

 DENOTES NEW WORK  
 DENOTES ADDITIONAL SHADOWS

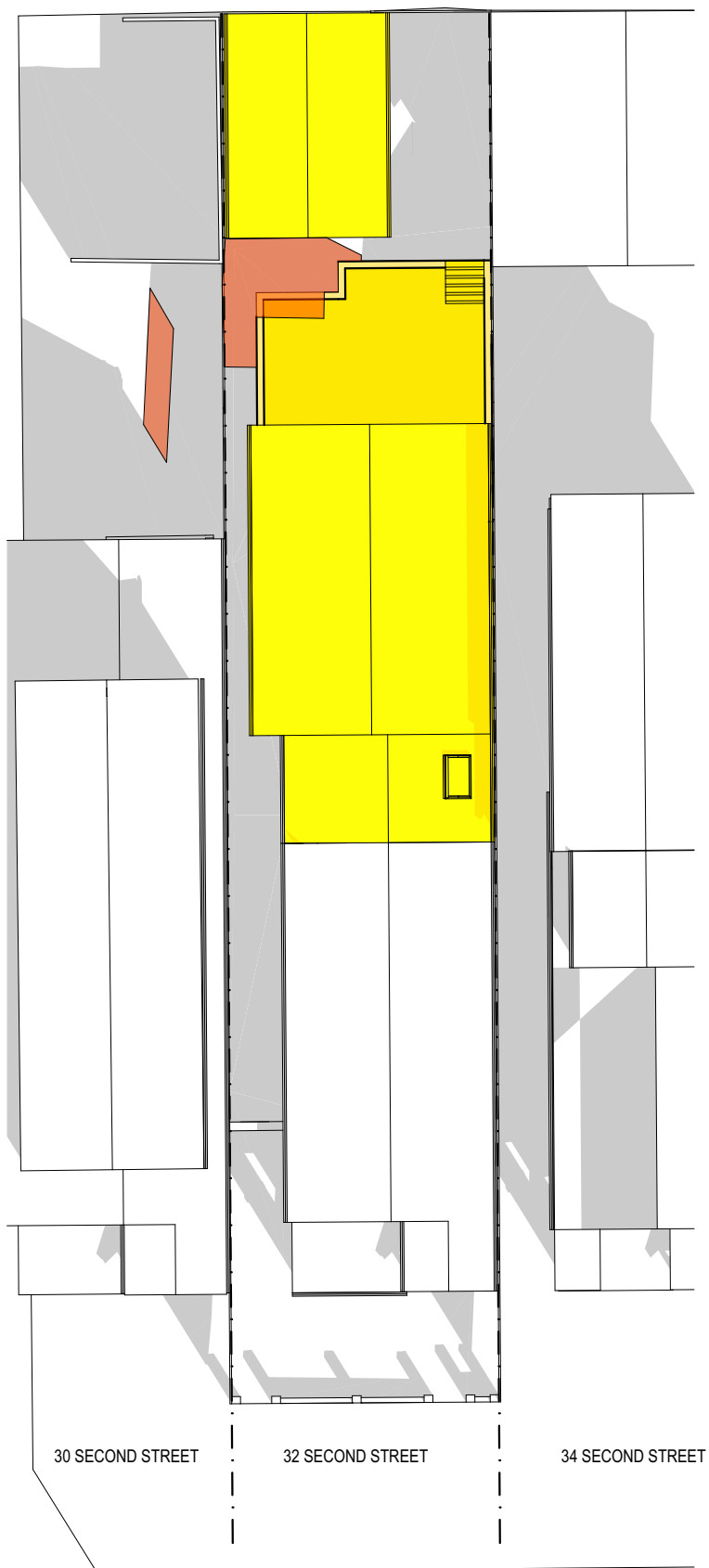
AMENDMENTS			<div><div><div></div><div>Corona projects</div></div><div>PO BOX 1749 BONDI JUNCTION NSW 1355 PHONE: 0419 438 956 EMAIL: info@coronaprojects.com.au</div></div>	DRAWING: SHADOW DIAGRAMS SHEET 6	PROJECT: ALTERATIONS ADDITIONS	SHEET No: 16	<div><div></div><div>↗</div></div>
27.02.2025	A	REQUEST FOR INFORMATION		SCALE:  1:200 @ A3	ADDRESS: 32 SECOND STREET ASHBURY	DATE: FEB. 2025	
<div><div>THE WORK IS TO BE COMPLETED WITH THE BUILDING CODE OF AUSTRALIA, SAA CODES AND RELEVANT BY-LAWS.</div><div>THE BUILDING / MANUFACTURER SHALL CHECK AND VERIFY ALL DIMENSIONS, RL GROUND LINES AND CONSTRUCTION METHODS PRIOR TO COMMENCEMENT OF WORK.</div><div>PREFERENCES OF DIMENSIONED MEASUREMENTS TO BE TAKEN OVER SCALED MEASUREMENTS.</div><div>THESE DRAWINGS HAVE BEEN PREPARED BY CORONA PROJECTS AND REMAIN THE PROPERTY OF THE ABOVE NAMED PART. THESE DRAWINGS ARE NOT TO BE USED IN ANY WAY WITHOUT THE PERMISSION OF CORONA PROJECTS AND ARE SUBJECT TO COPYRIGHT LAWS.</div><div>A COPY OF THIS PLAN IS TO BE SUBMITTED BY THE PROPRIETOR TO THE WATERBOARD FOR APPROVAL AS REQUIRED BY THE LOCAL COUNCIL.</div><div>DESIGN INTENT ONLY. NOT FOR CONSTRUCTION.</div></div>							



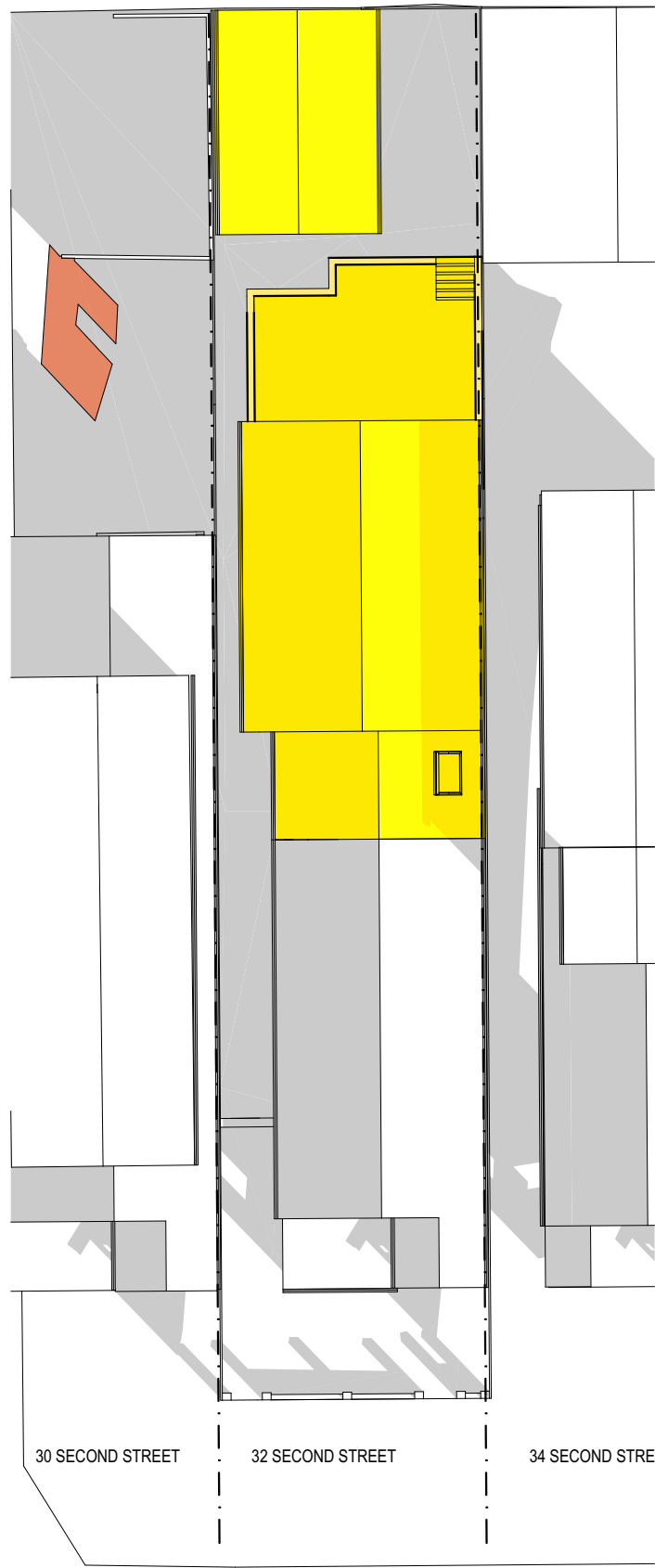
 DENOTES NEW WORK

 DENOTES ADDITIONAL SHADOWS

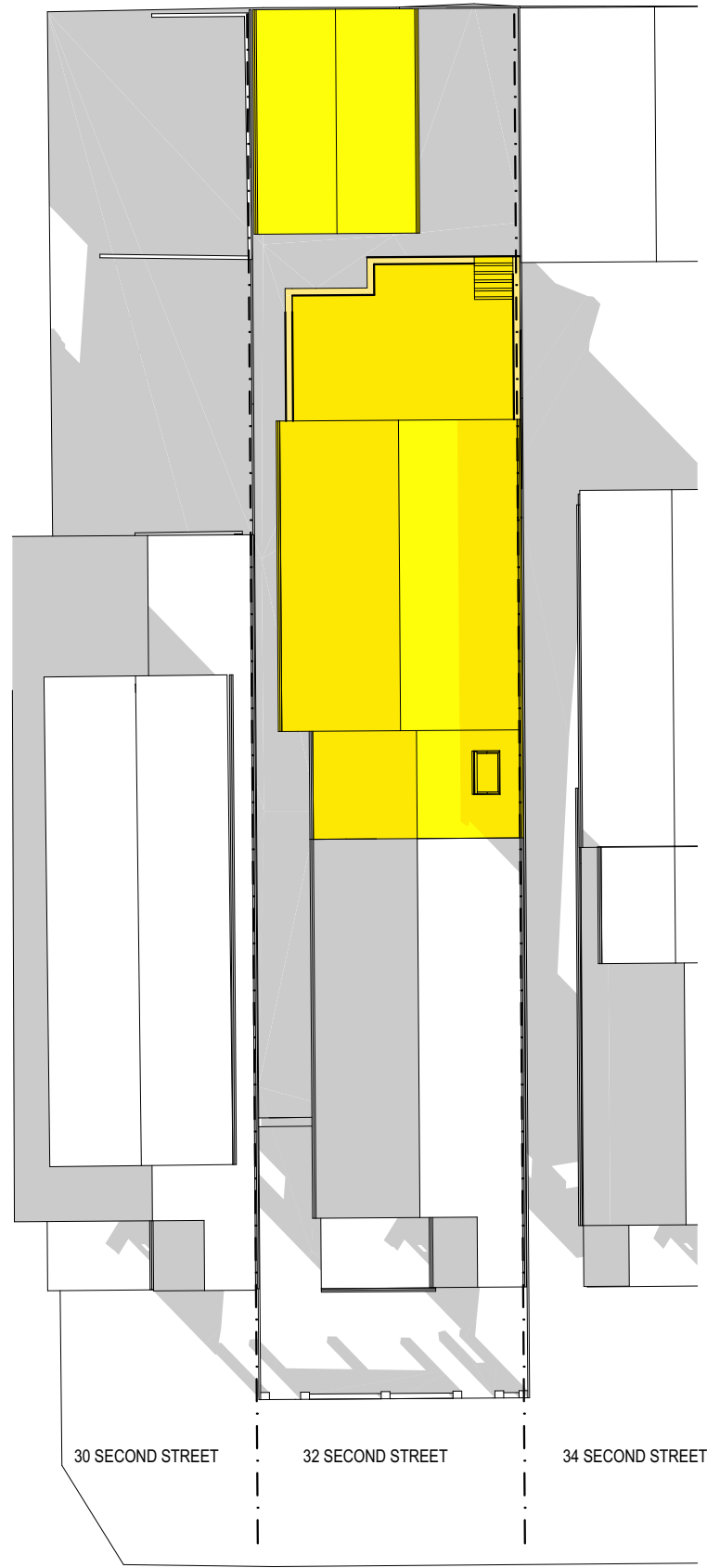
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01 PROPOSED 2PM 21ST JUNE



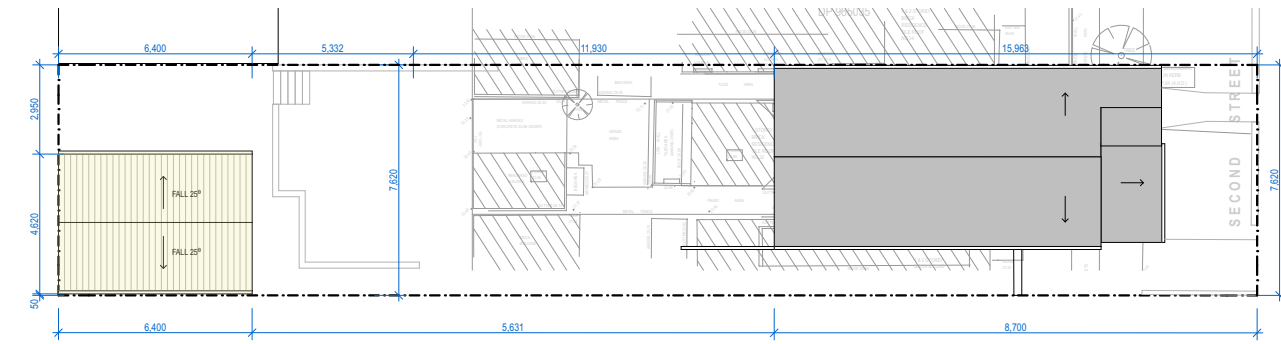
02 PROPOSED 3PM 21ST JUNE



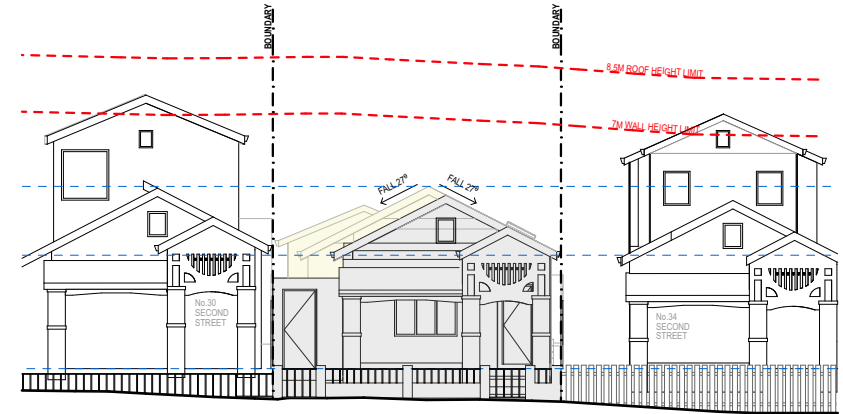
03 PROPOSED 3PM 21ST JUNE

 DENOTES NEW WORK  
 DENOTES ADDITIONAL SHADOWS

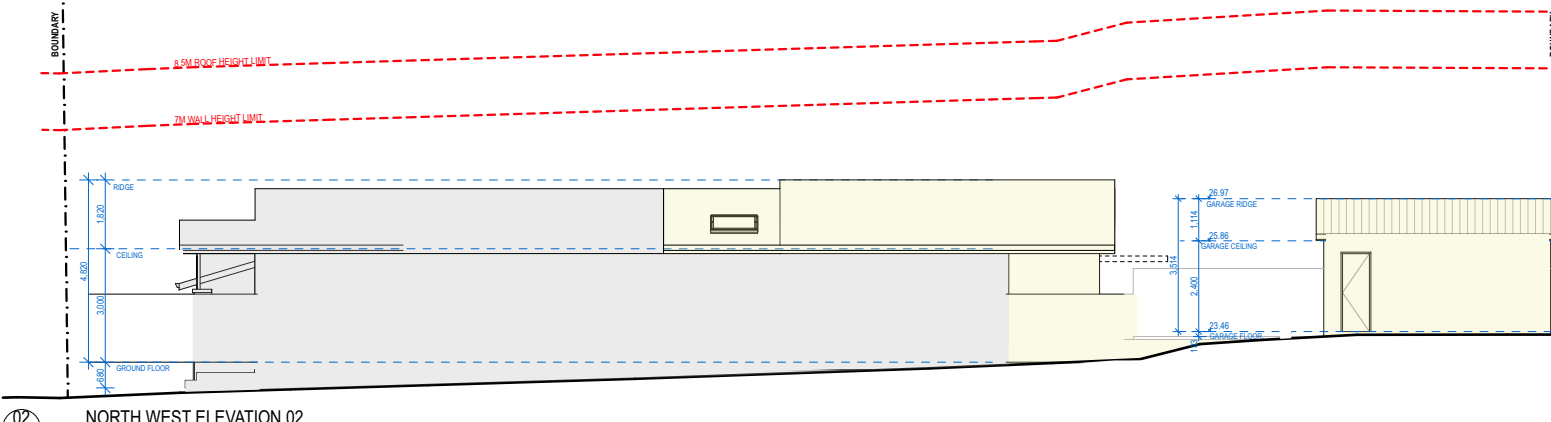
AMENDMENTS			<div><div></div><div>Corona projects</div></div> <div>PO BOX 1749 BONDI JUNCTION NSW 1355 PHONE: 0419 438 956 EMAIL: info@coronaprojects.com.au</div>	DRAWING: SHADOW DIAGRAMS SHEET 8	PROJECT: ALTERATIONS ADDITIONS	SHEET No: 18	<div><div></div><div></div></div>	
27.02.2025	A	REQUEST FOR INFORMATION						SCALE:  1:200 @ A3
			<div>THE WORK IS TO BE COMPLETED WITH THE BUILDING CODE OF AUSTRALIA, SAA CODES AND RELEVANT BY-LAWS.</div> <div>THE BUILDING / MANUFACTURER SHALL CHECK AND VERIFY ALL DIMENSIONS, RL GROUNDLINES AND CONSTRUCTION METHODS PRIOR TO COMMENCEMENT OF WORK.</div> <div>PREFERNCES OF DIMENSIONED MEASUREMENTS TO BE TAKEN OVER SCALED MEASUREMENTS.</div> <div>THESE DRAWINGS HAVE BEEN PREPARED BY CORONA PROJECTS AND REMAIN THE PROPERTY OF THE ABOVE NAMED PART. THESE DRAWINGS ARE NOT TO BE USED IN ANY WAY WITHOUT THE PERMISSION OF CORONA PROJECTS AND ARE SUBJECT TO COPYRIGHT LAWS.</div> <div>A COPY OF THIS PLAN IS TO BE SUBMITTED BY THE PROPRIETOR TO THE WATERBOARD FOR APPROVAL AS REQUIRED BY THE LOCAL COUNCIL.</div> <div>DESIGN INTENT ONLY. NOT FOR CONSTRUCTION.</div>					



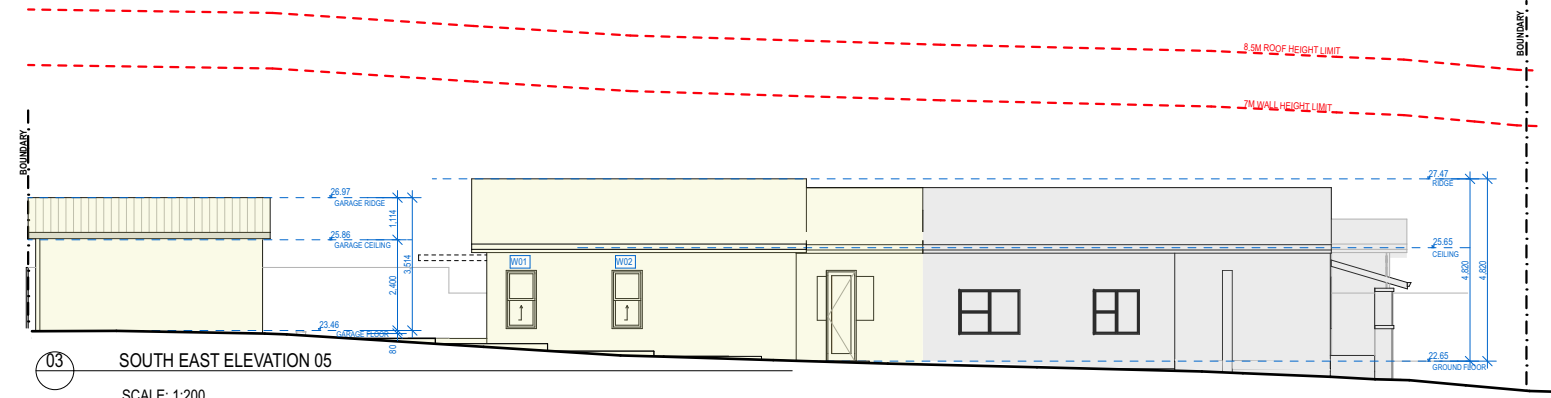
01 SITE PLAN  
SCALE: 1:500



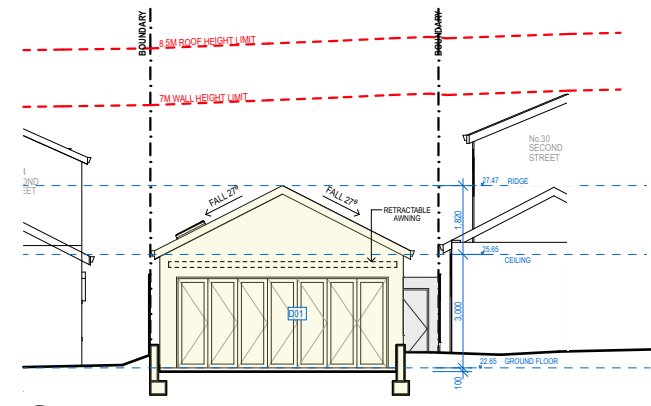
04 STREET NORTH EAST ELEVATION 01  
SCALE: 1:200




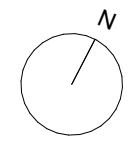
02 NORTH WEST ELEVATION 02  
SCALE: 1:200



03 SOUTH EAST ELEVATION 05  
SCALE: 1:200



05 SOUTH WEST ELEVATION 03  
SCALE: 1:200

AMENDMENTS		<div><p>PO BOX 1749 BONDI JUNCTION NSW 1355 PHONE: 0419 438 956 EMAIL: info@coronaprojects.com.au</p></div>	DRAWING: NOTIFICATION PLANS	PROJECT: ALTERATIONS ADDITIONS	SHEET No: N01	<div></div>
			SCALE: 1:500 @ A3 1:200 @ A3	ADDRESS: 32 SECOND STREET ASHBURY	DATE: FEB. 2025	