

# Central Coast Adventist School

**Kick-off briefing**

**1 December 2022**

**PPSHCC-152 - Central Coast - DA/3119/2022**

**12 Penrose Crescent, Erina**

**APPLICANT:** Central Coast Adventist School  
**OWNER:** Australasian Conference Association  
**PROPOSAL:** Ltd New Resources Hub  
**SEE:** Think Planners  
**ARCHITECT:** Paynter Dixon



**paynter  
dixon**



EXISTING aerial view from north

EXISTING aerial view from west



# Project description 1

- No increase in students proposed.
- This projects seeks to provide a contemporary learning environment for K-12 students and move school administration facilities out of the current demountables into permanent accommodation.

EXISTING view from Penrose Crescent Entry



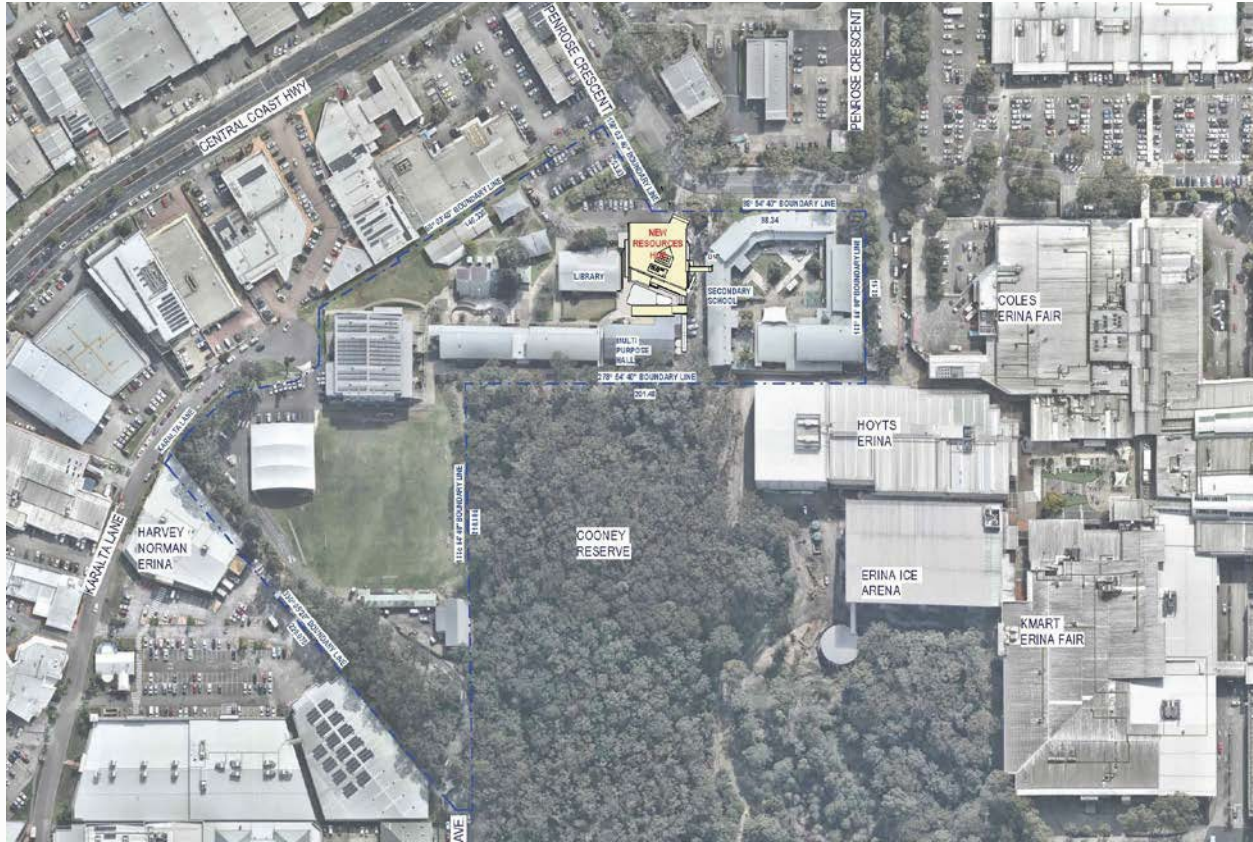


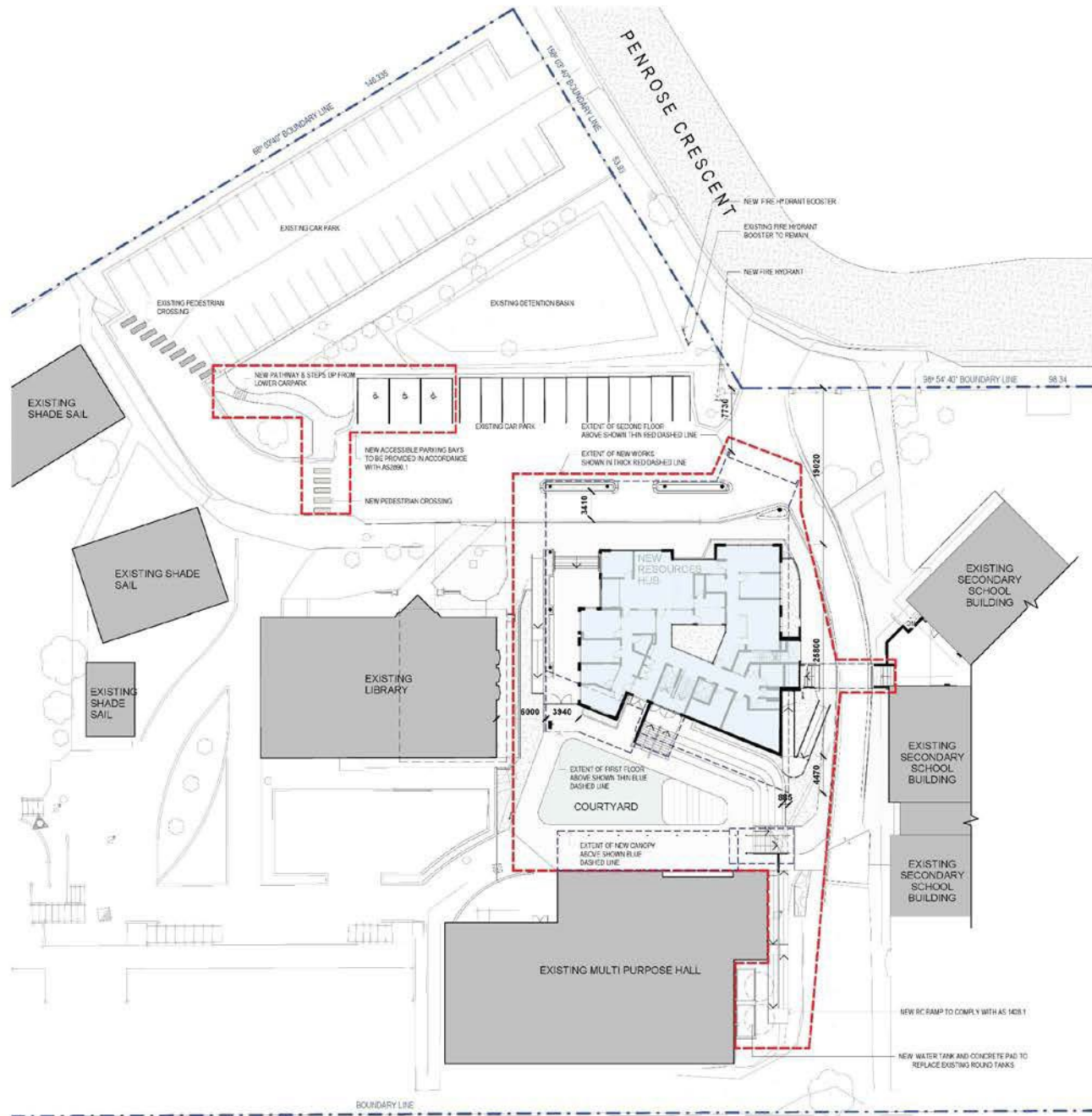
Image supplied by Nearmaps

New building shown coloured yellow

## Project description 2

- Removal of 5 existing demountables
- Demolition of awning roof to hall/canteen
- Construction of a 3 storey building comprising:
  - School reception
  - Administration offices
  - Information resources area
  - Meeting and study areas for students
  - Tutorial rooms
  - Library staffrooms
  - Literacy hub
  - IT department office
  - Store rooms
  - Amenities
  - Internal garden/lightwell
  - Footbridge connecting to existing building
- New courtyard with tiered seating
- New awnings to hall/canteen
- Associated landscape & civil works





**NOTES:**  
 ANY NEW WORK IS THE SHOWN ON THE LEFT HAND SIDE OF THE DRAWING. ANY NEW WORK MUST BE SUBMITTED TO THE LOCAL COUNCIL FOR APPROVAL BEFORE COMMENCING WORK.  
**DO NOT SCALE DRAWINGS**  
 VERIFY ALL DIMENSIONS ON SITE BEFORE COMMENCING WORK OR PROCEEDING WITH ANY WORK. DIMENSIONS SHOWN ON DRAWINGS MUST BE SUBMITTED AND APPROVED BEFORE ANY WORK COMMENCES.  
 ALL WORK IS TO BE CARRIED OUT IN ACCORDANCE WITH THE BUILDING CODE OF AUSTRALIA AND ALL CURRENT RELEVANT AUSTRALIAN STANDARDS.

**LEGEND**

- EXTENT OF BUILDING ABOVE
- - - BOUNDARY LINE
- - - EXTENT OF NEW WORK

NO.	REVISION	DATE	BY	CHKD	DATE
1	ISSUE FOR SA	21-08-2022	JD	JD	21-08-2022
2	ISSUE FOR CLIENT SIGN OFF	21-08-2022	JD	JD	21-08-2022

**APPROVED**

**DESIGN**  
**paynter dixon**  
 Paynter Dixon Consultants Pty Limited  
 Level 5, 15-17, Riverside, Sydney NSW 2150  
 Tel: (02) 2017 1555  
 Email: info@paynterdixon.com.au  
 ABN: 64 067 130 315  
 Taxation: Australian Matthew Grieve ATO# 6503

**CLIENT**  
 Central Coast Adventist School

**GROUP**  
 CENTRAL COAST ADVENTIST SCHOOL

**PROJECT**  
 NEW RESOURCES HUB  
 12 HENRIE CRESCENT, BRINDA NSW 2260

**PROJECT NAME**  
 DEVELOPMENT APPLICATION

**DRAWING NO.**  
**SITE PLAN**

SCALE	ORIGINAL DRAWING	DATE	DATE
1 : 250	DATE	DATE	DATE

PROJECT NO.	DRAWING NO.	REVISION
CCA0104	DA002	B

Scale: All buildings and structures shown are to be constructed in accordance with the Building Code of Australia and all current relevant Australian Standards.



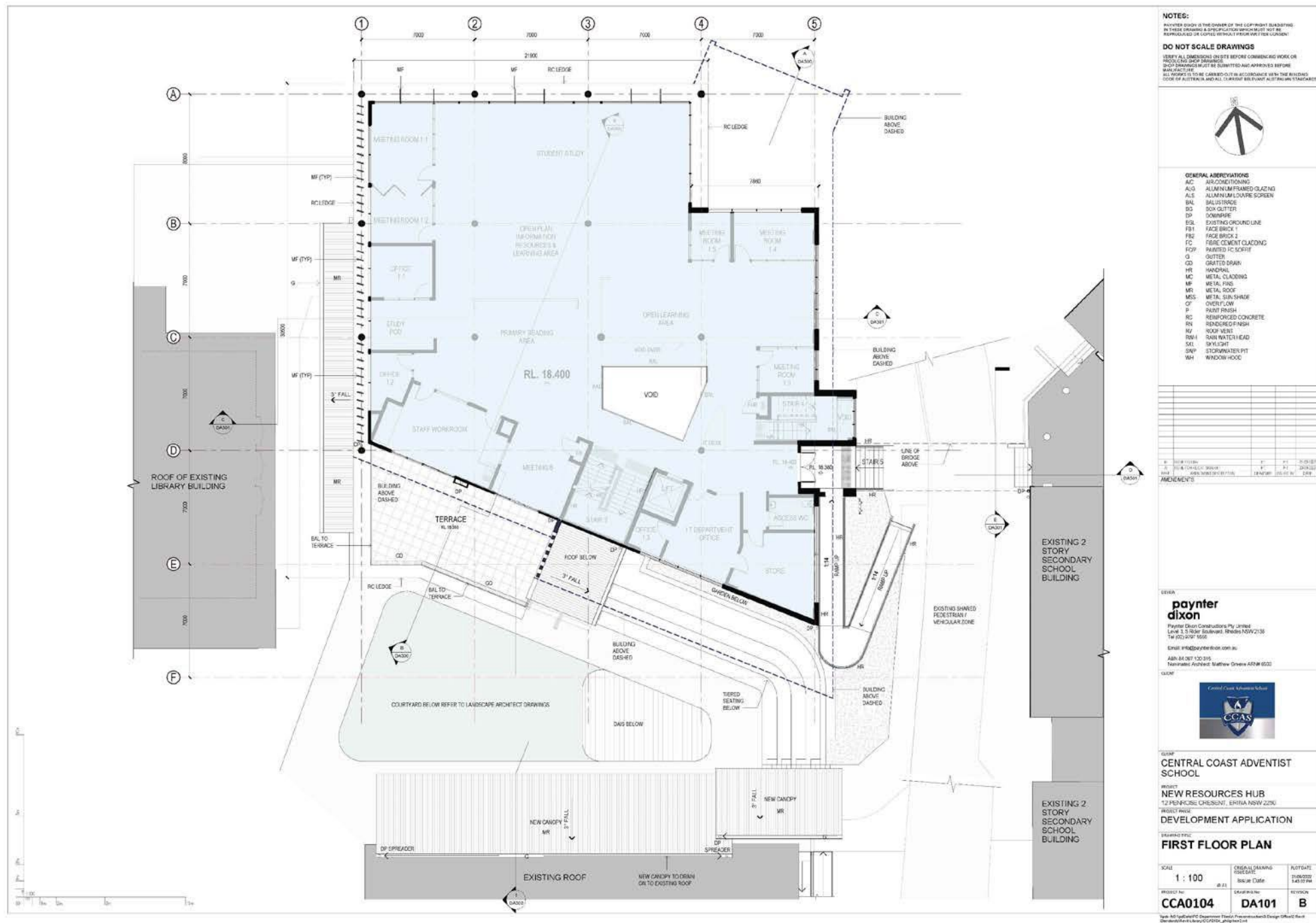
## LEGEND:

- Footprint of proposed new building
- Footprint of existing school buildings
- Extent of proposed new work
- School site boundary

SITE PLAN

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**NOTES:**  
 ANY OTHER DRAWING IS THE OWNER OF THE LIFT RIGHT (LIFT) DRAWING  
 IN THESE DRAWINGS A SPECIFICATION WHICH MUST NOT BE  
 REPRODUCED OR COPIED WITHOUT THE WRITTEN CONSENT OF THE ARCHITECT

**DO NOT SCALE DRAWINGS**  
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 PROCEEDING WITH THE WORK. DIMENSIONS MUST BE SUBMITTED AND APPROVED BEFORE  
 ANY WORK BEGINS. ALL WORKING IS TO BE CARRIED OUT IN ACCORDANCE WITH THE RELEVANT  
 CODE OF AUSTRALIA AND ALL CURRENT RELEVANT AUSTRALIAN STANDARDS

**GENERAL ABBREVIATIONS**  
 AC AIR CONDITIONING  
 ALG ALUMINUM FRAMED GLAZING  
 ALS ALUMINUM LOUVER SCREEN  
 BAL BALUSTRADE  
 BG BOX GUTTER  
 DP DOWNPIPE  
 ESL EXISTING GROUND LINE  
 FB1 FACE BRICK 1  
 FB2 FACE BRICK 2  
 FC FIBRE CEMENT CLADDING  
 FOP FINISHED FLOOR  
 G GUTTER  
 GR GRATED DRAIN  
 HR HANDRAIL  
 MC METAL CLADDING  
 MP METAL PILING  
 MR METAL ROOF  
 MSS METAL SUNSHADE  
 OF OVERFLOW  
 P PART FINISH  
 RC REINFORCED CONCRETE  
 RF REINFORCED FINISH  
 RV ROOF VENT  
 RW4 RAIN WATER HEAD  
 SLL SPLIGHT  
 SWP STORMWATER PIT  
 WH WINDOW HOOD

**REVISIONS**

NO.	DESCRIPTION	DATE	BY	CHKD
1	ISSUED FOR TENDERS	10/01/2023	DA	DA

**paynter dixon**  
 Paynter Dixon Constructors Pty Limited  
 Level 1, 150 Stirling Highway, Rhodes NSW 2138  
 Tel (02) 2197 5555  
 Email: info@paynter-dixon.com.au  
 ABN 64 007 130 515  
 Taxation: Australia Matthew Givens AFSM 6523

**CENTRAL COAST ADVENTIST SCHOOL**  
**NEW RESOURCES HUB**  
 12 PERKINS DRIVE, BERRIGAL NSW 2261  
**DEVELOPMENT APPLICATION**  
**FIRST FLOOR PLAN**

**SCALE**  
 1 : 100

**PROJECT NO**  
 CCA0104

**DATE**  
 10/01/2023

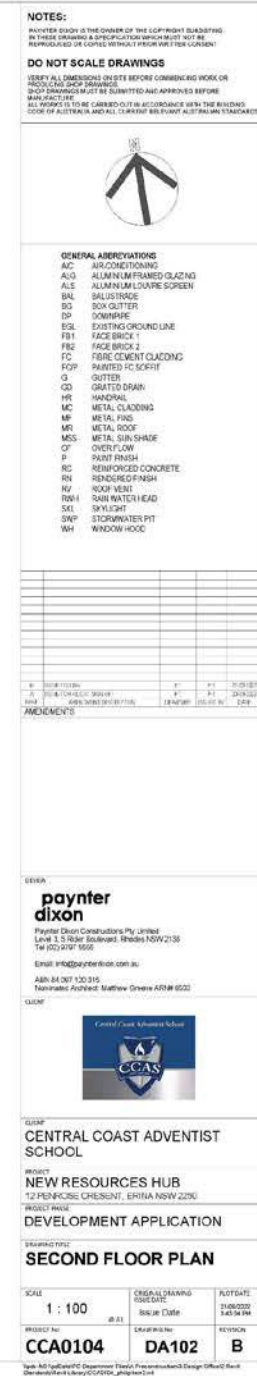
**REVISION**  
 B



Denotes new fully enclosed covered area

FIRST FLOOR PLAN

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## SECOND FLOOR PLAN

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01 NORTHERN ELEVATION EXCERPT  
1:50



F01 - METAL FINISH REFERENCE IMAGE

F02 - FC CLADDING - REFERENCE IMAGE

F03 - ROOF - COLORBOND SHALE GREY

F04 - FC CLADDING - GUNTER'S BRISTOL

F05 - FB1 - BONVAL 75 ST PAULS CREAM

F06 - FB2 - BONVAL 75 MURRAY GREY

F07 - WINDOW FRAME

F08 - METAL FINISH (UP)

F09 - DURATEC TITANIUM PENNIL

F10 - DURATEC DESERT SATIN

F11 - DURATEC SUNSHINE GLOSS

F12 - DURATEC MOORE SATIN

NOTE  
MATERIALS AND COLOUR SELECTION INDICATIVE OF  
FINAL SELECTIONS SHALL BE SIMILAR TO THOSE  
ILLUSTRATED.

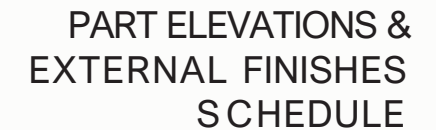
5	EGLEBODON	77	26
6	BALFOURIST BURGHT	81	26
7094	MICHMENT DESVORON	868802	26
<b>AIREMENTS</b>			

1

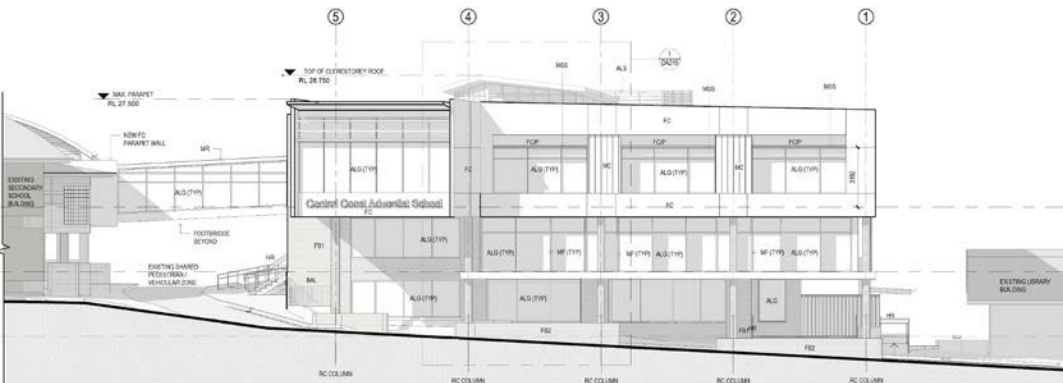


PROJECT No.	DRAWING No.	REVISION
<b>CCA0104</b>	<b>DA210</b>	<b>B</b>

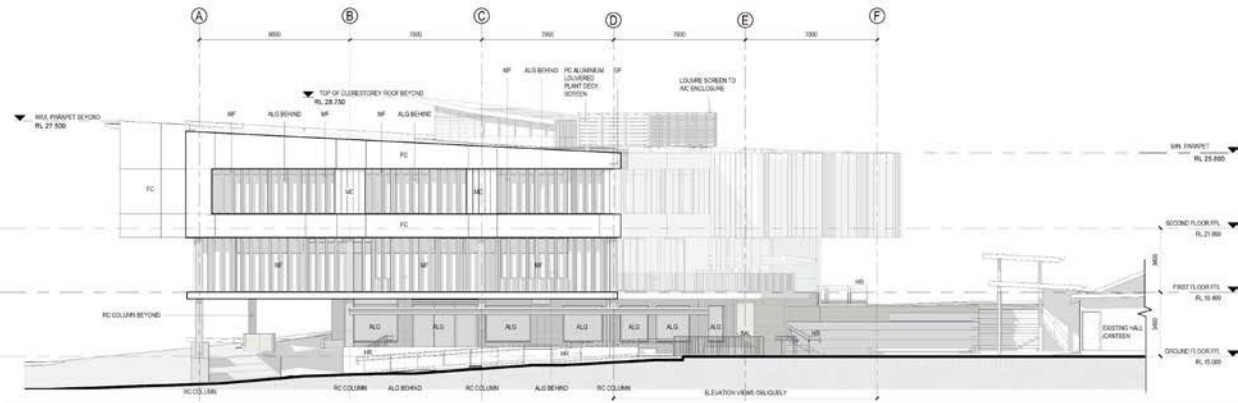
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PROPOSED NORTHERN ELEVATION



PROPOSED WESTERN ELEVATION

Central Coast Adventist School



- Statement of Environmental Effects  
- Think Planners
- Survey – Cahill & Cameron
- Landscape Architect – McIntosh Phelps
- Stormwater Management Plan – Enscape Studio
- Bushfire Assessment Report – Building Code & Bushfire Hazard Solutions
- Acoustic Assessment – Acoustic Dynamics
- Section J Report – Partners Energy
- Traffic Report - TTPA Consultants
- Quantity Surveyor's Cost Report – RPS AAP Consulting
- BCA Compliance Capability Report - VPL Consulting
- Geotechnical Report – Martens Consulting Engineers
- Waste Management Plan - Paynter Dixon
- Access Report – ABE Consulting

## Pre-DA and community consultation/engagement undertaken (if any)

- School staff consultation held 17 June 2019 when the project was first conceived
- Pre-DA meeting with Central Coast Council held 26 July 2022
- School advisory council have been informed of project progress at face to face meetings
- School parent body have been informed of project progress via the school newsletter





## Issues for further consideration

- Status of internal and external referrals and any clarifications required from the Applicant or Paynter Dixon team?
- Note Enscape Studio has amended their ESCP (drawing C-02, rev B, dated 17/11/22) to incorporate information requested by Council.
- Status of public submissions and any clarifications required from the Applicant or Paynter Dixon team?
- Possible timeframe for finalisation of Council's assessment report?
- Type of RPP meeting that will likely be held for the proposal e.g. public, in person, on-line etc?

The background is a light blue color with several abstract geometric shapes in a slightly darker shade of blue. These shapes include a large triangle in the upper right, a curved shape on the left, and a parallelogram-like shape in the lower left. The text "Thank you" is centered in the middle of the image.

**Thank you**