

ATTACHMENT 2: ARCHITECTURAL PLANS



RAYMOND TERRACE BOWLING CLUB
2 JACARANDA AVENUE, RAYMOND TERRACE, NSW, 2324

WORIMI
NATION

EJE Integrity
Innovation
Inspiration

COUNCIL ISSUE - RFI

HOTEL YIELD

GROUND:	RECEPTION, BIN STORE, BOH, OFFICE
1ST FLOOR:	6 ROOMS (INCL. 1 ACCESSIBLE)
2ND FLOOR:	16 ROOMS (INCL. 1 ACCESSIBLE), GYM, POOL TERRACE
3RD FLOOR:	17 ROOMS (INCL. 2 ACCESSIBLE)
4TH FLOOR:	11 ROOMS (INCL. 2 ACCESSIBLE)
5TH FLOOR:	RESTAURANT, OFFICES, BAR, FUNCTION SPACE, KITCHEN, WC'S
TOTAL:	45 MOTEL ROOMS (INCLUDING 4 ACCESSIBLE) 5 SERVICED APARTMENTS (INCLUDING 2 ACCESSIBLE)

PARKING CALCULATIONS

EXISTING ON-SITE PARKING:	81 SPACES
EXISTING ON-STREET (PORT STEPHENS STREET):	54 SPACES
EXISTING ON-STREET (JACARANDA AVENUE):	14 SPACES
	143 SPACES
PARKING DEMAND (CLUB):	94 SPACES
PARKING DEMAND (HOTEL):	55 SPACES
TOTAL PARKING DEMAND	149 SPACES
PROPOSED PARKING:	155 SPACES (INCL. 12 ACCESSIBLE)

GROSS FLOOR AREA (CLUB)

EXISTING GFA (PER LEP DEFINITION):	3,069m ²
PROPOSED GFA (PER LEP DEFINITION):	3,573m ²
ADDED GFA (PER LEP DEFINITION):	504m ²
EXISTING PUBLIC GFA:	1,746m ²
PROPOSED PUBLIC GFA:	2,215m ²
ADDED PUBLIC GFA:	469m ²

ARCHITECTURAL DRAWING SCHEDULE

REVISION

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A60	SECTIONS SHEET 06	A
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ARCHITECTS STATEMENT

The development site is located adjacent to Raymond Terrace Health Centre & Raymond Terrace War Memorial, central to Jacaranda Avenue, Port Stephens Street, and Swan Street. Our clients brief was to design an enclosed roof over the existing greens, along with internal club refurbishments, first floor extension, added parking complex, and new six storey hotel. The proposed additions to the development aim to sit comfortably within the context of the adjacent residential and commercial area while also being architecturally distinctive. The development, based on new urban principles, aims to be a catalyst for activation along Port Stephens and Swan Street, as well as the local township of Raymond Terrace.

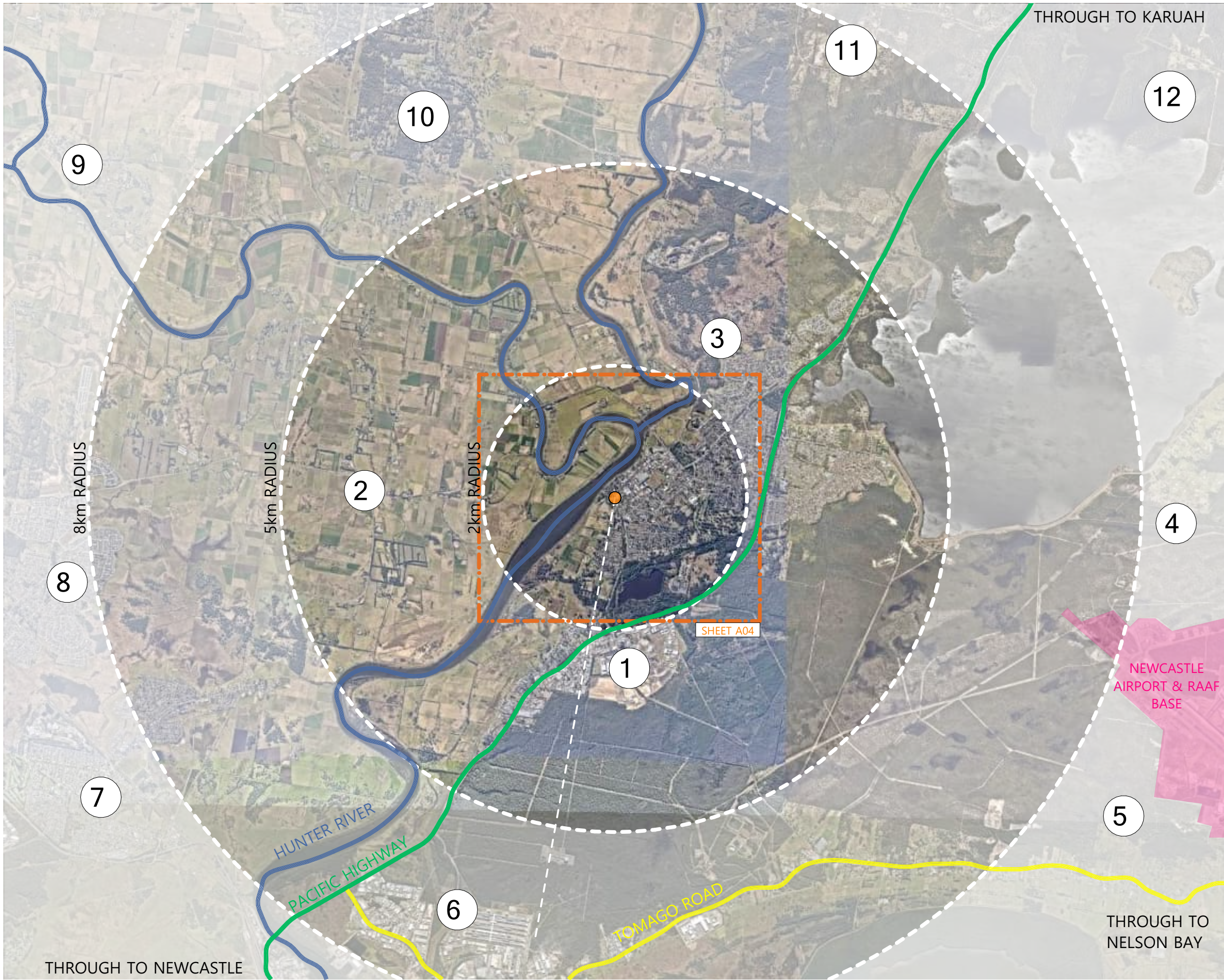
Accommodating 45 motel rooms, 5 serviced apartments, boutique restaurant, guest gym, function room, and pool terrace, the hotel is a reaction to the local context in an attempt to provide the region with some much needed amenity. The form incorporates an element of verticality, employing batten screening, glass accents, material transitions, and recesses that frame views yet offer areas of respite. Said material articulation however, helps to break down the bulk of the building appearance from ground level and responds to the human scale of the pedestrian. This articulation ultimately responds to the streetscape and adds positively to the visual impact.

Creating a more accessible design, the refurbished bowling greens are to accommodate a new enclosed roof, two new locker rooms, bathroom amenities, refurbished terrace, and new convenient entry off Jacaranda Avenue to its users. The enclosed form provides shelter from the elements to promote year-round activity and profit for the club, without diminishing solar access and visual amenity to the surrounding streetscapes. The design sustains cross ventilation whilst stylistically achieving an elegant aesthetic through the use of layered materials - with the intention of framing the heritage streetscape of Jacaranda Avenue. The renovations to the existing club are to address and enrich both patron and staff amenity - incorporating a complete gaming refurbishment, extended dining and outdoor-alfresco, escalator addition, bathroom amenities, smoking area, as well as the addition of two significant function rooms with respective pre-function area, bars, storage, stage, and lift access. Supplementary is the redesign of the club foyer, reception, staff offices, and conference room, with the addition of a bottleshop at club entry.

The overall architectural design is modern, with the aim to be timeless. The raw expression of materials within the surrounding context have been reinterpreted within our concept with considerations of climate in mind. The familiarity of these materials helps site the building harmoniously within its context. Resulting is a quality urban design and architectural outcome that strongly contributes to the area in both amenity, tourism, and allure. The architecture is well-considered in its proportions and materials, incorporating sustainable and respectful principles that contribute to the streetscape, public realm, and heritage characteristics of the immediate adjacent - proving a benchmark for future developments. The proposal thus aims to enrich the character of the area and represent an exciting new development to be appreciated by all.

Doug White
Director - EJE Architecture
Registered Architect
Board Reg 4394 (NSWARB)





REGIONAL CONTEXT

SIGNIFICNCE:

- WHILE NO REFERENCE IS MADE TO THE TIME RAYMOND TERRACE WAS DISCOVERED, IT CAN BE TAKEN THAT THE TOWN IS ALMOST AS OLD AS NEWCASTLE.
- EARLY ON, RAYMOND TERRACE WAS RENOWNED FOR ITS CEDAR WHICH AT THE TIME WAS MORE IMPORTANT THAN COAL.

SITING:

2 JACARANDA AVENUE, RAYMOND TERRACE, NSW, 2324

LOCATED BETWEEN HEATHERBRAE & MEDOWIE

- LOT 1/23 DP 758871
- LOT 23 DP 1088281
- ZONE: RE2 - PRIVATE RECREATION
- HEIGHT LIMIT: NA
- FSR: NA

POPULATION:

- PORT STEPHENS HAS AN APPROXIMATE POPULATION OF 75,270

REGIONAL AREAS

- 1 - HEATHERBRAE
- 2 - MILLERS FOREST
- 3 - IRRRAWANG
- 4 - MEDOWIE
- 5 - WILLIAMTOWN
- 6 - TOMAGO
- 7 - BERESFIELD
- 8 - THORNTON
- 9 - HINTON
- 10 - NELSONS PLAINS
- 11 - EAGLETON
- 12 - FERODALE

NEWCASTLE
AIRPORT & RAAF
BASE



RAYMOND TERRACE BOWLING CLUB : REGIONAL CONTEXT PLAN

13954 - A03 - Rev A - 15 April 2025

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Nominated Architect - Bernard Collins No. 4438 (NSW ARB)

0 10mm 50mm 100mm ON ORIGINAL A3 NTS @ A3





LOCAL CONTEXT

HISTORICAL SIGNIFICANCE

- RAYMOND TERRACE EXISTS IN THE LAND OF THE WORIMI NATION.
- THE ORIGINAL TOWN PLAN WAS COMPLETED IN THE 1830's
- RAYMOND TERRACE BOWLING CLUB DATES BACK TO THE 1930's, PRIOR TO THE ESTABLISHMENT OF A FORMAL CLUBHOUSE AND GREEN IN 1942.

SITING

2 JACARANDA AVENUE, RAYMOND TERRACE, NSW, 2324

LOCATED BETWEEN HEATHERBRAE & MEDOWIE

- LOT 1/23 DP 758871
- LOT 23 DP 1088281
- ZONE: RE2 - PRIVATE RECREATION
- HEIGHT LIMIT: NA
- FSR: NA

POPULATION

- RAYMOND TERRACE HAS AN APPROXIMATE POPULATION OF 14,580

DESIGN RESPONSE

- CONSIDERED ORIENTATION AND SITING OF HOTEL TO CAPTURE LOCAL VIEWS AS WELL AS PROMOTE THEM.
- PROPOSAL AIMS TO BE A CATALYST FOR MUCH NEEDED ACTIVATION ALONG PORT STEPHENS & SWAN STREET, WHILST RESPECTING THE LOCAL TOWNSHIP.
- CONTINUE TO FRAME & PROMOTE VIEWS TO JACARANDA AVENUE FROM WITHIN THE DEVELOPMENT

FACILITIES & ATTRACTIONS

- 1 - RIVERSIDE PARK BOAT RAMP
- 2 - OFF-LEAD DOG EXERCISE PARK
- 3 - KING PARK SPORTS COMPLEX
- 4 - RAYMOND TERRACE ATHLETICS CLUB
- 5 - JACK JOHNSON TROTTER PARK
- 6 - IRRRAWANG PUBLIC SCHOOL
- 7 - JUNCTION INN HOTEL
- 8 - RAYMOND TERRACE MARKETPLACE
- 9 - RAYMOND TERRACE COUNCIL & LIBRARY (ADJACENT)
- 10 - BOOMERANG PARK
- 11 - MUREE GOLF CLUB
- 12 - RAYMOND TERRACE PUBLIC SCHOOL
- 13 - WASTEWATER TREATMENT CENTRE
- 14 - BELLHAVEN CARAVAN PARK
- 15 - RAYMOND TERRACE CEMETARY
- 16 - RAYMOND TERRACE BRIDGE



RAYMOND TERRACE BOWLING CLUB : LOCAL CONTEXT PLAN

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0 10mm 50mm 100mm ON ORIGINAL A3 NTS @ A3





LOCAL & REGIONAL CONTEXT IMAGES

FACILITIES / ATTRACTIONS

- 1 - FIGHTER WORLD WILLIAMTOWN
- 2 - HUNTER REGION BOTANIC GARDENS
- 3 - MARKETPLACE RAYMOND TERRACE
- 4 - HUNTER WETLANDS CENTRE
- 5 - KARUAH JETTY
- 6 - SCOTTYS CINEMA CENTRE
- 7 - WORIMI REGIONAL PARK
- 8 - PACIFIC DUNES GOLF CLUB
- 9 - OAKVALE WILDLIFE PARK
- 10 - MORPETH GALLERY
- 11 - TOBOGGAN HILL PARK
- 12 - STOCKTON SAND DUNES
- 13 - NEWCASTLE AIRPORT
- 14 - MURROOK CULTURAL CENTRE
- 15 - MAITLAND GAOL
- 16 - RAYMOND TERRACE LIBRARY

RAYMOND TERRACE BOWLING CLUB : CONTEXT IMAGERY

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0 10mm 50mm 100mm ON ORIGINAL A3 NTS @ A3



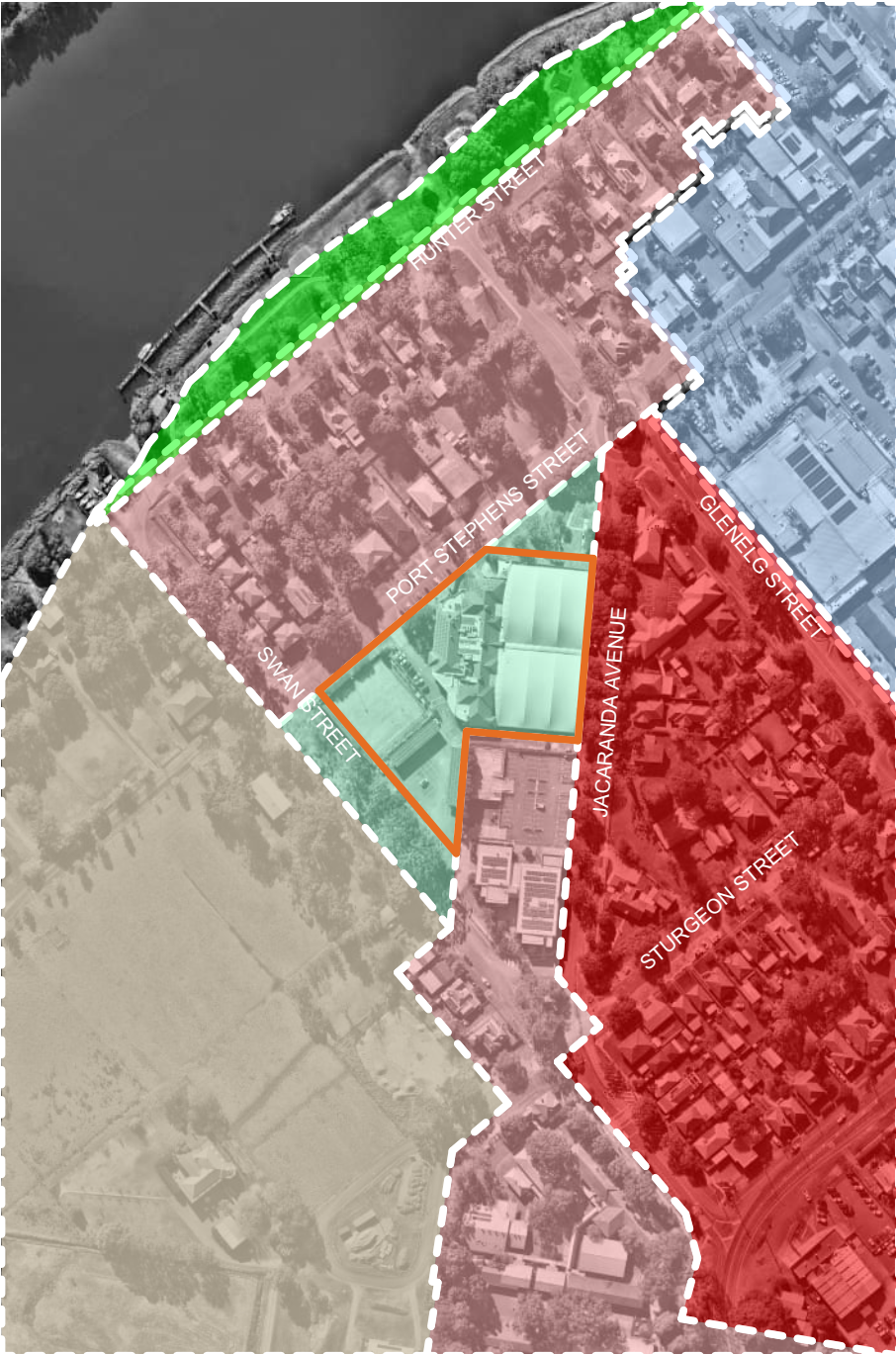
RAYMOND TERRACE BOWLING CLUB : EXTERIOR PRECEDENT IMAGERY

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0 10mm 50mm 100mm ON ORIGINAL A3 NTS @ A3

LEP ZONING



KEY

- E2 - COMMERCIAL CENTRE
- R2 - LOW DENSITY RESIDENTIAL
- R3 - MEDIUM DENSITY RESIDENTIAL
- RE1 - PUBLIC RECREATION
- RE2 - PRIVATE RECREATION
- RU2 - RURAL LANDSCAPE

HERITAGE



KEY

- CONSERVATION AREA
- GENERAL HERITAGE ITEM
- LANDSCAPE HERITAGE ITEM

BUSHFIRE



KEY

- VEGETATION CATEGORY 3
- VEGETATION BUFFER



RAYMOND TERRACE BOWLING CLUB : LOCATION LEP MAPS

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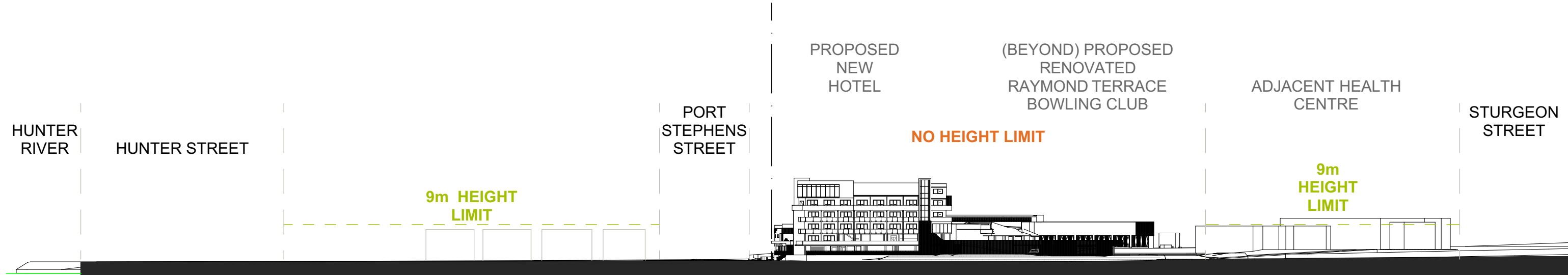
0 10mm 20mm 100mm ON ORIGINAL A3

@ A3





○ **PORT STEPHENS STREET ELEVATION**



○ **SWAN STREET ELEVATION**



RAYMOND TERRACE BOWLING CLUB : CONTEXTUAL ANALYSIS

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PORT STEPHENS STREET, LOOKING SOUTH WEST



JACARANDA AVENUE, LOOKING SOUTH TOWARDS RAYMOND TERRACE WAR MEMORIAL



PORT STEPHENS STREET, LOOKING SOUTH WEST. THE RECTORY ON LEFT, MEDICAL CENTRE ON RIGHT



CORNER OF SWAN STREET AND JACARANDA AVENUE, LOOKING NORTH WEST AT MEDICAL CENTRE



VIEW FROM SWAN STREET, LOOKING SOUTH EAST



VIEW FROM SWAN STREET, LOOKING SOUTH EAST



VIEW FROM PORT STEPHENS STREET, LOOKING NORTH EAST



VIEW FROM PORT STEPHENS STREET, LOOKING NORTH EAST



JACARANDA AVENUE

- Heritage jacaranda trees.
- Access road to club parking along southern edge of bowling greens.
- Access road for club deliveries and waste collection.
- Rear access to 'The Rectory'
- Main pedestrian access point to bowling greens

PORT STEPHENS STREET

- Main access road to site running north-east to south-west
- Substantial on-street parking to club side
- Access point for on-site club parking
- Primary views from club
- Main pedestrian access point to club entry

SWAN STREET

- Running north west to south east
- Access point for club parking adjacent to Medical Centre
- Significantly sized swale running along club side of Swan Street.



RAYMOND TERRACE BOWLING CLUB : STREET ANALYSIS

13954 - A09 - Rev B - 15 April 2025

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0 10mm 50mm 100mm ON ORIGINAL A3 NTS @ A3



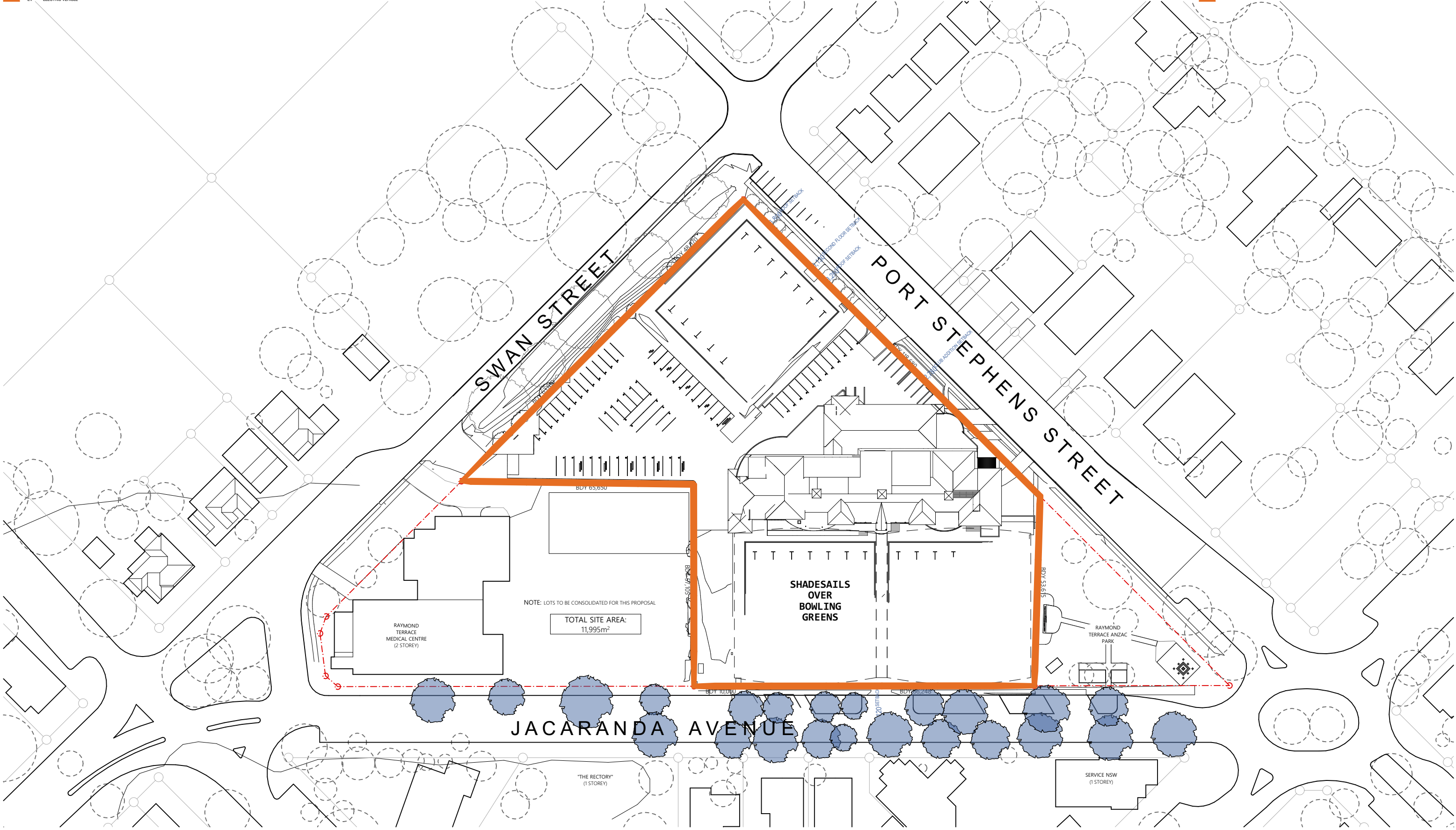
ABBREVIATIONS

AHD	AUSTRALIAN HEIGHT DATUM	FE	FIRE EXTINGUISHER
AL	ALUMINUM LOUVRE	FFL	FINISHED FLOOR LEVEL
ALB	ALUMINUM BATTEN	FHR	FIRE HOSE REEL - REFER TO HYDRAULIC DOCUMENTATION
AS	AUSTRALIAN STANDARD	LVR	LOUVRE
BAL	BALUSTRADE	MDB	MAIN DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION
BG	BOX GUTTER	PT	PT
BH	BULKHEAD	REF	REFRIGERATOR
BN	GARAGE BIN	RL	REDUCED LEVEL
BOL	BOLLARD	RS	ROLLER SHUTTER
CFC	COMPRESSED FIBRE CEMENT	TOSI	TACTILE GROUND SURFACE INDICATORS
COL	COLUMN - REFER TO STRUCTURAL DOCUMENTATION	TYP	TYPICAL
COS	CONFIRM ON SITE	UR	URINAL
DP	DOWNPIPE - REFER TO HYDRAULIC DOCUMENTATION	WC	WATER CLOSET
E	EXISTING		
EISB	ELECTRICAL DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION		
EG	EAVES GUTTER - REFER TO HYDRAULIC DOCUMENTATION		
EV	ELECTRIC VEHICLE		

#	No. DENOTES TYPE AS SCHEDULED
---	-------------------------------

LEGEND

[Symbol]	SURROUNDING BUILDINGS
[Symbol]	NEW LANDSCAPED AREAS
[Symbol]	ASPHALT
[Symbol]	EXISTING TREES
[Symbol]	HERITAGE JACARANDA TREES

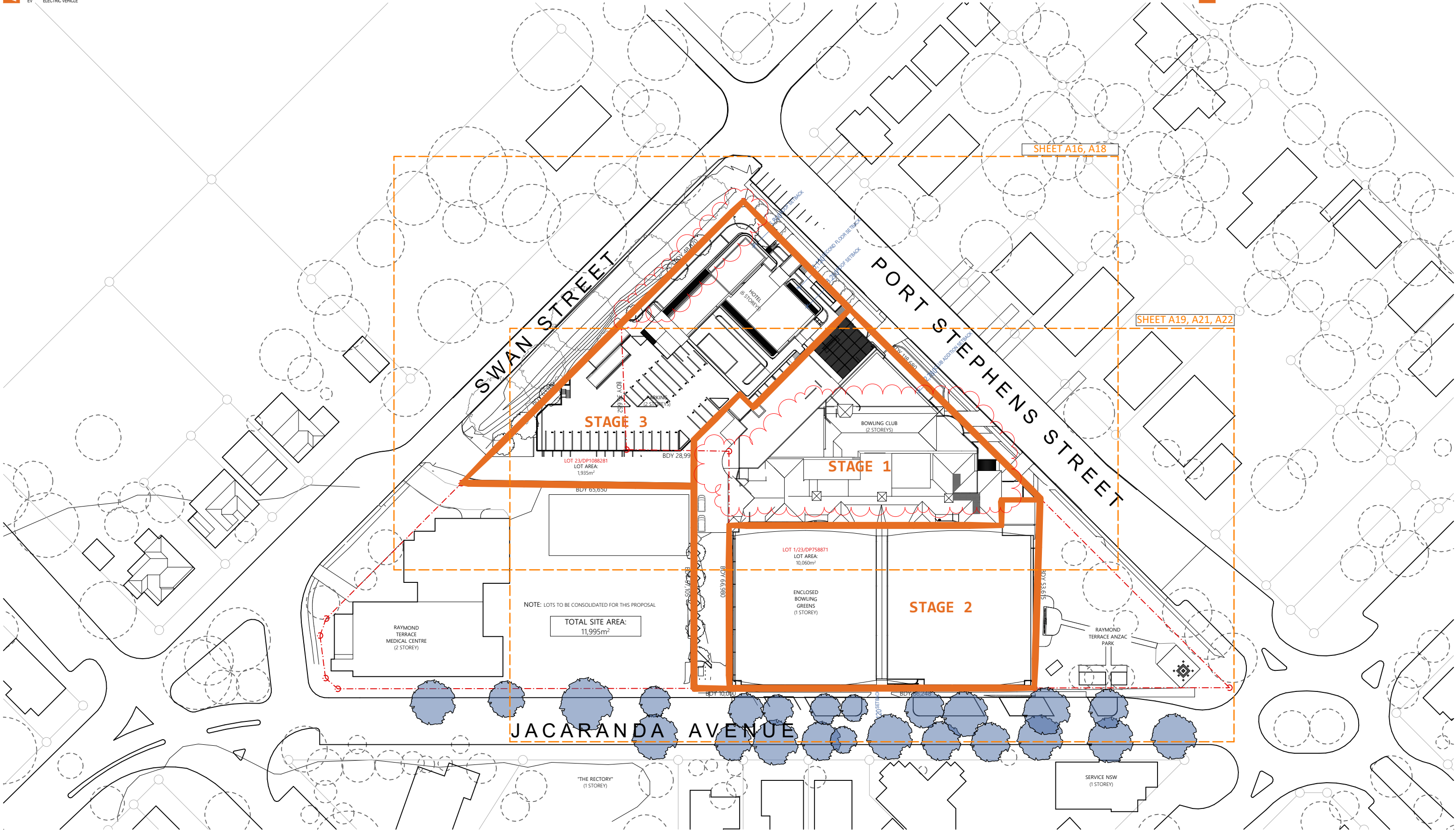


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AHD	AUSTRALIAN HEIGHT DATUM
AL	ALUMINUM LOUVRE
ALB	ALUMINUM BATTEN
AS	AUSTRALIAN STANDARD
BAL	BALUSTRADE
BG	BOX GUTTER
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LVR	LOUVRE
MDB	MAIN DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION
PT	PT
REF	REFRIGERATOR
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TOSI	TACTILE GROUND SURFACE INDICATORS
TYP	TYPICAL
UR	URINAL
WC	WATER CLOSET

#	No. DENOTES TYPE AS SCHEDULED
---	-------------------------------

LEGEND	
	SURROUNDING BUILDINGS
	NEW LANDSCAPED AREAS
	ASPHALT
	EXISTING TREES
	HERITAGE JACARANDA TREES



RAYMOND TERRACE BOWLING CLUB : SITE PLAN

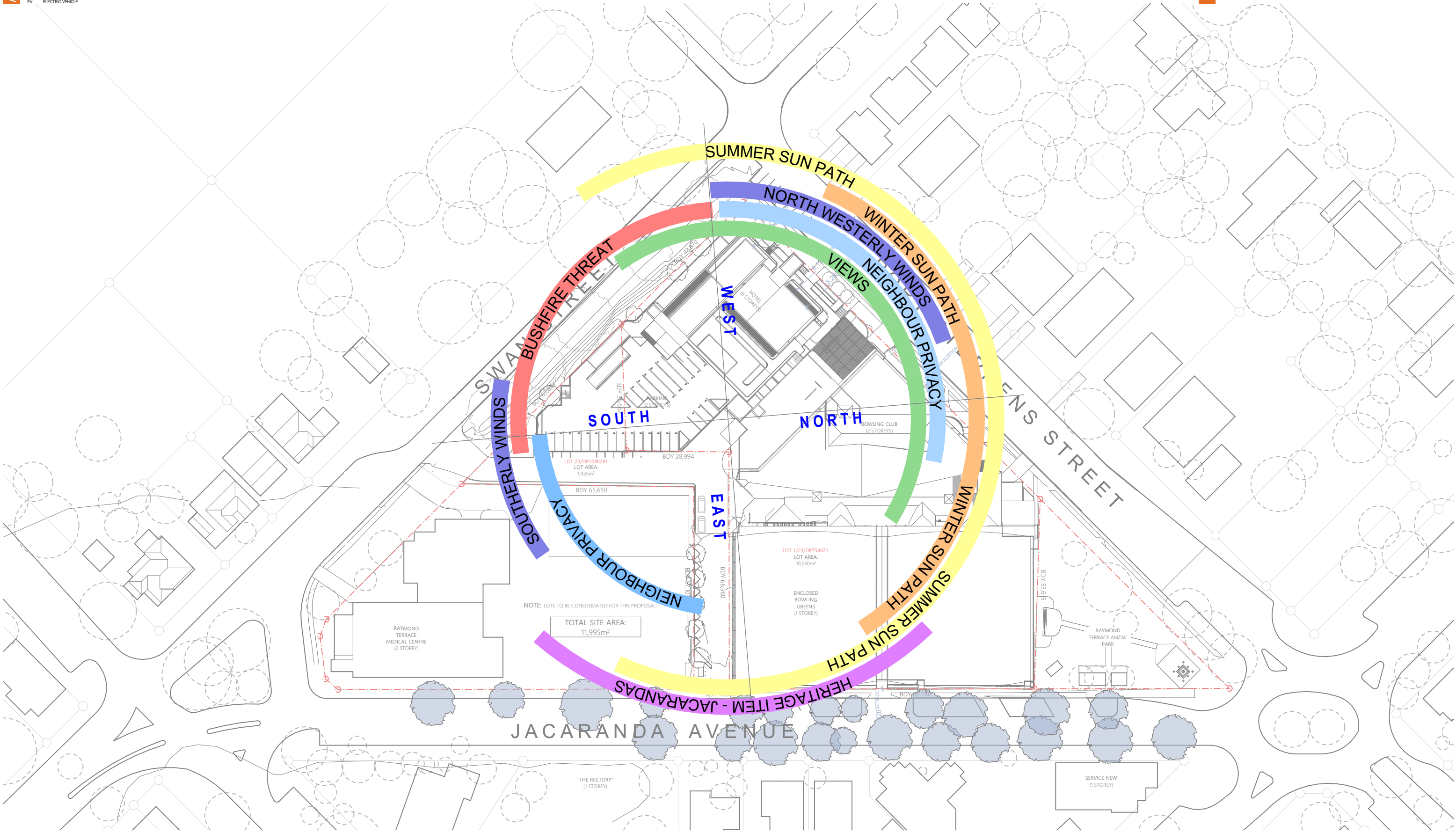
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ABBREVIATIONS			
AHD	AUSTRALIAN HEIGHT DATUM	FE	FIRE EXTINGUISHER
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BG	BOX GUTTER	PT	PT
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#	No. DENOTES TYPE AS SCHEDULED
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LEGEND	
	SURROUNDING BUILDINGS
	NEW LANDSCAPED AREAS
	ASPHALT
	EXISTING TREES
	HERITAGE JACARANDA TREES



RAYMOND TERRACE BOWLING CLUB : SITE ANALYSIS PLAN

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ABBREVIATIONS

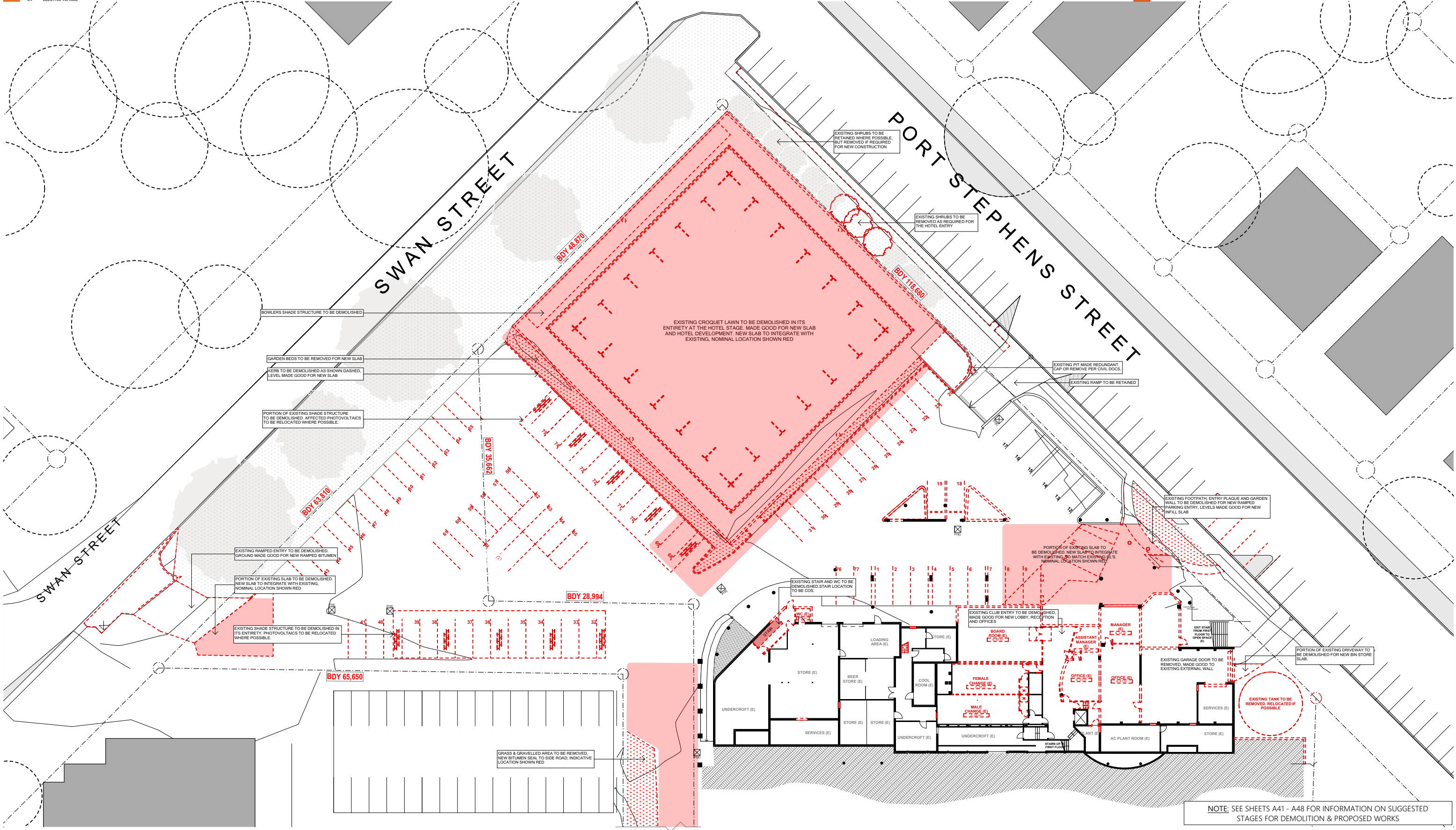
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REF	REFRIGERATOR
RL	REDUCED LEVEL
RS	ROLLER SHUTTER
TOSI	TACTILE GROUND SURFACE INDICATORS
TYP	TYPICAL
UR	URINAL
WC	WATER CLOSET

No. DENOTES TYPE AS SCHEDULED

LEGEND

W1.05	WINDOW MARKER eg. WINDOW / LEVEL 1 / WINDOW N° 05
L1.05	LOUVRE MARKER eg. LOUVRE / LEVEL 1 / LOUVRE N° 05
D1.05	DOOR MARKER eg. DOOR / LEVEL 1 / DOOR N° 05
	LINE MARKING
0.00	EXISTING RL
0.00	PROPOSED RL



RAYMOND TERRACE BOWLING CLUB : DEMOLITION - GROUND

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1:500 @ A3



ABBREVIATIONS

AHD AUSTRALIAN HEIGHT DATUM
AL ALUMINUM LOUVRE
ALB ALUMINUM BATTEN
AS AUSTRALIAN STANDARD
BAL BALUSTRADE
BG BOX GUTTER
BH BULKHEAD
BN BARGE BN
BS BOLLARD
CFC COMPRESSED FIBRE CEMENT
COL COLUMN - REFER TO STRUCTURAL DOCUMENTATION
COS CONFIRM ON SITE
DP DOWNPIPE - REFER TO HYDRAULIC DOCUMENTATION
E EXISTING
E08 ELECTRICAL DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION
EG EAVES GUTTER - REFER TO HYDRAULIC DOCUMENTATION
EV ELECTRIC VEHICLE

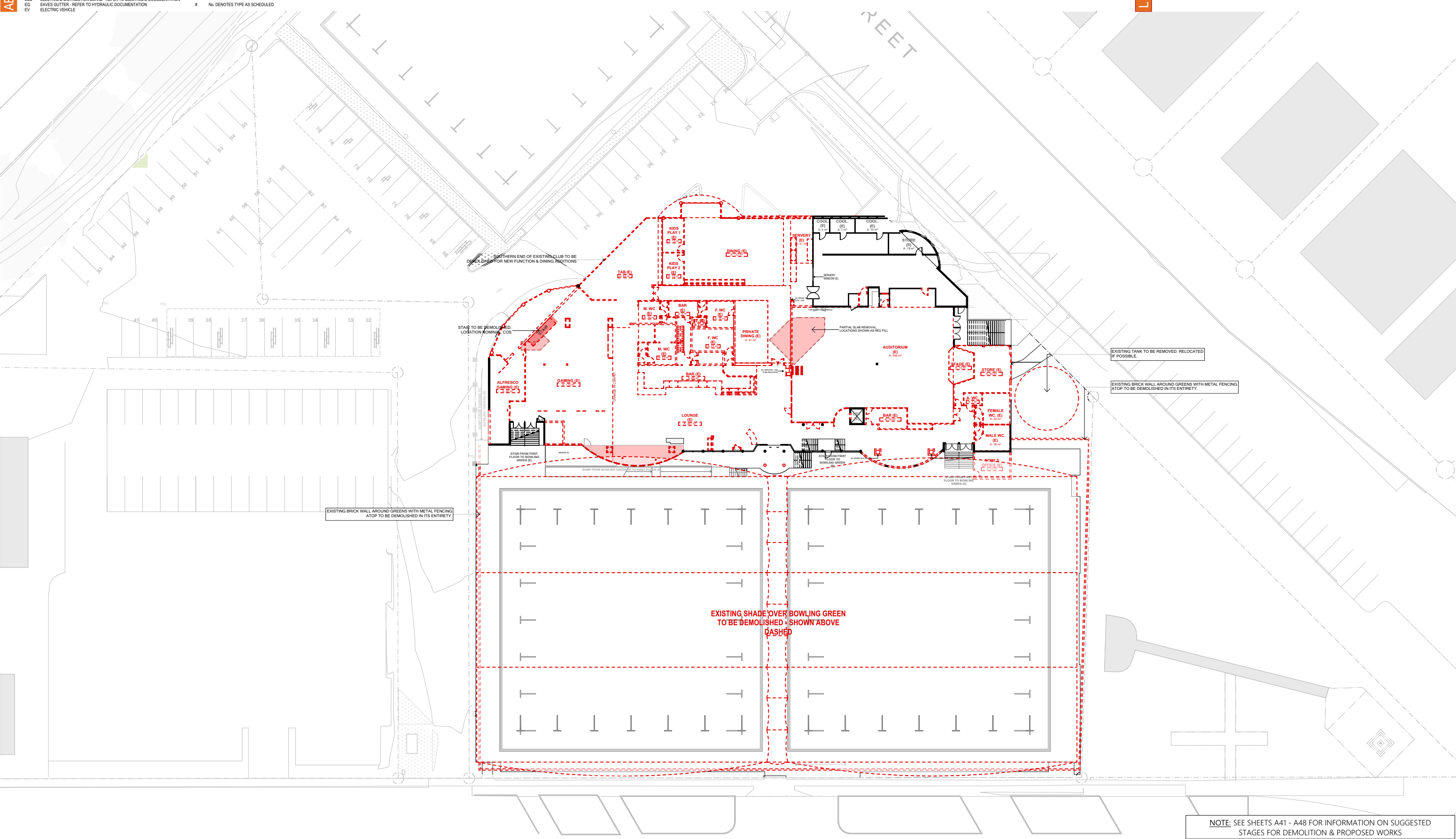
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FHR FIRE HOSE REEL - REFER TO HYDRAULIC DOCUMENTATION
LVR LOUVRE
MDB MAIN DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION
PT PT
REF REFRIGERATOR
RL REDUCED LEVEL
RS ROLLER SHUTTER
TOSI TACTILE GROUND SURFACE INDICATORS
TYP TYPICAL
UR URINAL
WC WATER CLOSET

No. DENOTES TYPE AS SCHEDULED

LEGEND

W1.05 WINDOW MARKER
eg. WINDOW / LEVEL 1 / WINDOW N° 05
L1.05 LOUVRE MARKER
eg. LOUVRE / LEVEL 1 / LOUVRE N° 05
D1.05 DOOR MARKER
eg. DOOR / LEVEL 1 / DOOR N° 05
LINE MARKING

0.00 EXISTING RL
0.00 PROPOSED RL



RAYMOND TERRACE BOWLING CLUB : DEMOLITION - FIRST
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1:500 @ A3



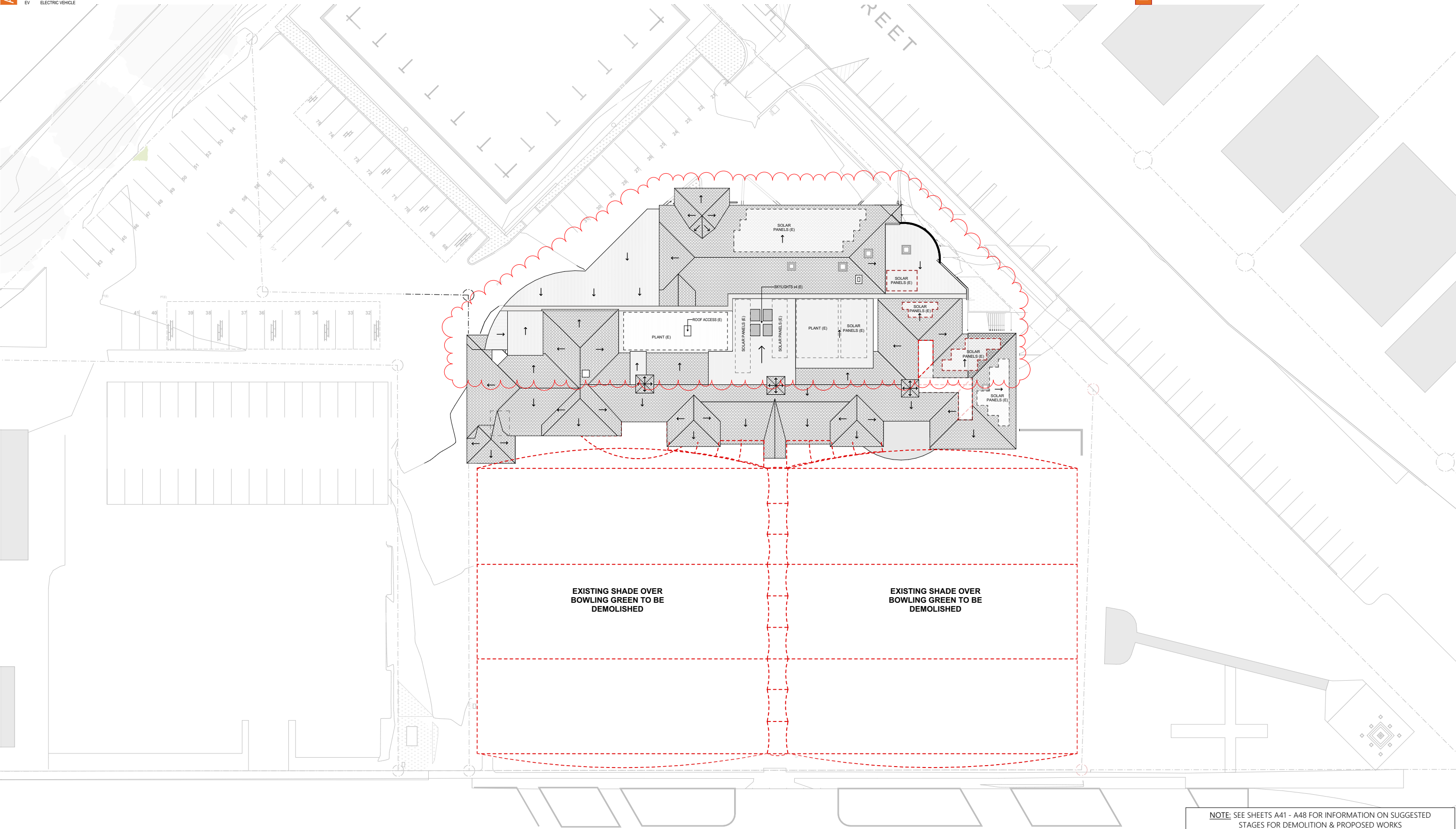
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BG	BOX GUTTER	PT	PT
BH	BULKHEAD	REF	REFRIGERATOR
BN	GARAGE BN	RL	REDUCED LEVEL
BOL	BOLLARD	RS	ROLLER SHUTTER
CFC	COMPRESSED FIBRE CEMENT	TGSI	TACTILE GROUND SURFACE INDICATORS
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COS	CONFIRM ON SITE	UR	URNAL
DP	DOWNPIPE - REFER TO HYDRAULIC DOCUMENTATION	WC	WATER CLOSET
E	EXISTING		
E18	ELECTRICAL DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION		
EG	EAVES GUTTER - REFER TO HYDRAULIC DOCUMENTATION		
EV	ELECTRIC VEHICLE		

No. DENOTES TYPE AS SCHEDULED

LEGEND

W1.05	WINDOW MARKER eg. WINDOW / LEVEL 1 / WINDOW N° 05	0.00	EXISTING RL
L1.05	LOUVRE MARKER eg. LOUVRE / LEVEL 1 / LOUVRE N° 05	0.00	PROPOSED RL
D1.05	DOOR MARKER eg. DOOR / LEVEL 1 / DOOR N° 05		
	LINE MARKING		



RAYMOND TERRACE BOWLING CLUB : DEMOLITION - ROOF

13954 - A15 - Rev F - 16 April 2025

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Nominated Architect - Bernard Collins No. 4438 (NSW ARB)

1:500 @ A3

ABBREVIATIONS

AHD	AUSTRALIAN HEIGHT DATUM	FE	FIRE EXTINGUISHER
AL	ALUMINUM LOUVRE	FFL	FINISHED FLOOR LEVEL
ALB	ALUMINUM BATTEN	FHR	FIRE HOSE REEL - REFER TO HYDRAULIC DOCUMENTATION
AS	AUSTRALIAN STANDARD	LVR	LOUVRE
BAL	BALUSTRADE	MDB	MAIN DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION
BG	BOX GUTTER	PT	PT
BH	BULKHEAD	REF	REFRIGERATOR
BOL	BOLLARD	RL	REDUCED LEVEL
CFC	COMPRESSED FIBRE CEMENT	RS	ROLLER SHUTTER
COL	COLUMN - REFER TO STRUCTURAL DOCUMENTATION	TOSI	TACTILE GROUND SURFACE INDICATORS
COS	CONFIRM ON SITE	TYP	TYPICAL
DP	DOWNPIPE - REFER TO HYDRAULIC DOCUMENTATION	UR	URINAL
E	EXISTING	WC	WATER CLOSET
EG	ELECTRICAL DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION		
EV	ELECTRIC VEHICLE		

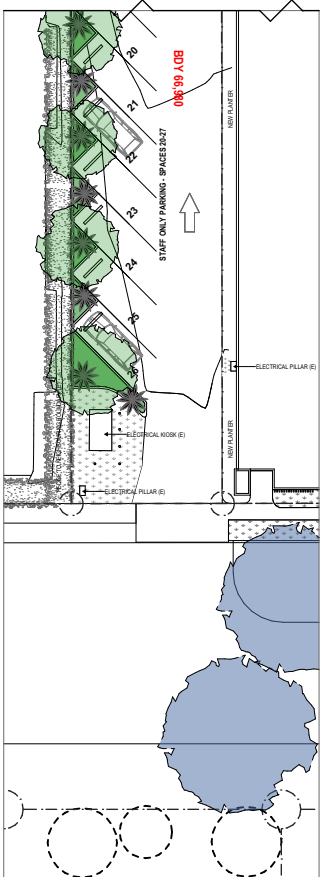
#	No. DENOTES TYPE AS SCHEDULED
---	-------------------------------

PROPOSED GROSS FLOOR AREA (CLUB)		
STOREY	LOCATION	CALCULATED AREA (m2)
GROUND FLOOR	CLUB	1,068
FIRST FLOOR	CLUB	2,505
FIRST FLOOR	GREENS	3,794
		7,367 m ²

LEGEND

W1.05	WINDOW MARKER eg. WINDOW / LEVEL 1 / WINDOW N° 05
L1.05	LOUVRE MARKER eg. LOUVRE / LEVEL 1 / LOUVRE N° 05
D1.05	DOOR MARKER eg. DOOR / LEVEL 1 / DOOR N° 05
	LINE MARKING

0.00	EXISTING RL
0.00	PROPOSED RL



RAYMOND TERRACE BOWLING CLUB : GROUND FLOOR
13954 - A16 - Rev J - 15 April 2025

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1:500 @ A3



ABBREVIATIONS

- AHD

AL

ALS

AS

BAL

BS

BH

BN

BOL

CFC

COL

COS

DP

E

EIS

EG

EV
- AUSTRALIAN HEIGHT DATUM

ALUMINUM LOUVRE

ALUMINUM BATTEN

AUSTRALIAN STANDARD

BALUSTRADE

BOX GUTTER

BULKHEAD

GARAGE BIN

BOLLARD

COMPRESSED FIBRE CEMENT

COLUMN - REFER TO STRUCTURAL DOCUMENTATION

CONFIRM ON SITE

DOWNPIPE - REFER TO HYDRAULIC DOCUMENTATION

EXISTING

ELECTRICAL DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION

EAVER GUTTER - REFER TO HYDRAULIC DOCUMENTATION

ELECTRIC VEHICLE

FE

FFL

FHR

LVR

MDR

PT

REF

RL

RS

TOSI

TYP

UR

WC

FIRE EXTINGUISHER

FINISHED FLOOR LEVEL

FIRE HOSE REEL - REFER TO HYDRAULIC DOCUMENTATION

LOUVRE

MAIN DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION

REF

REDUCED LEVEL

ROLLER SHUTTER

TACTILE GROUND SURFACE INDICATORS

TYPICAL

URINAL

WATER CLOSET

#

No.

NO.

NO.

NO.

NO.

LEGEND

- W1.05

W1.05
- L1.05

L1.05
- D1.05

D1.05
- LINE MARKING

LINE MARKING

WINDOW MARKER

eg. WINDOW / LEVEL 1 / WINDOW N° 05

LOUVRE MARKER

eg. LOUVRE / LEVEL 1 / LOUVRE N° 05

DOOR MARKER

eg. DOOR / LEVEL 1 / DOOR N° 05

LINE MARKING

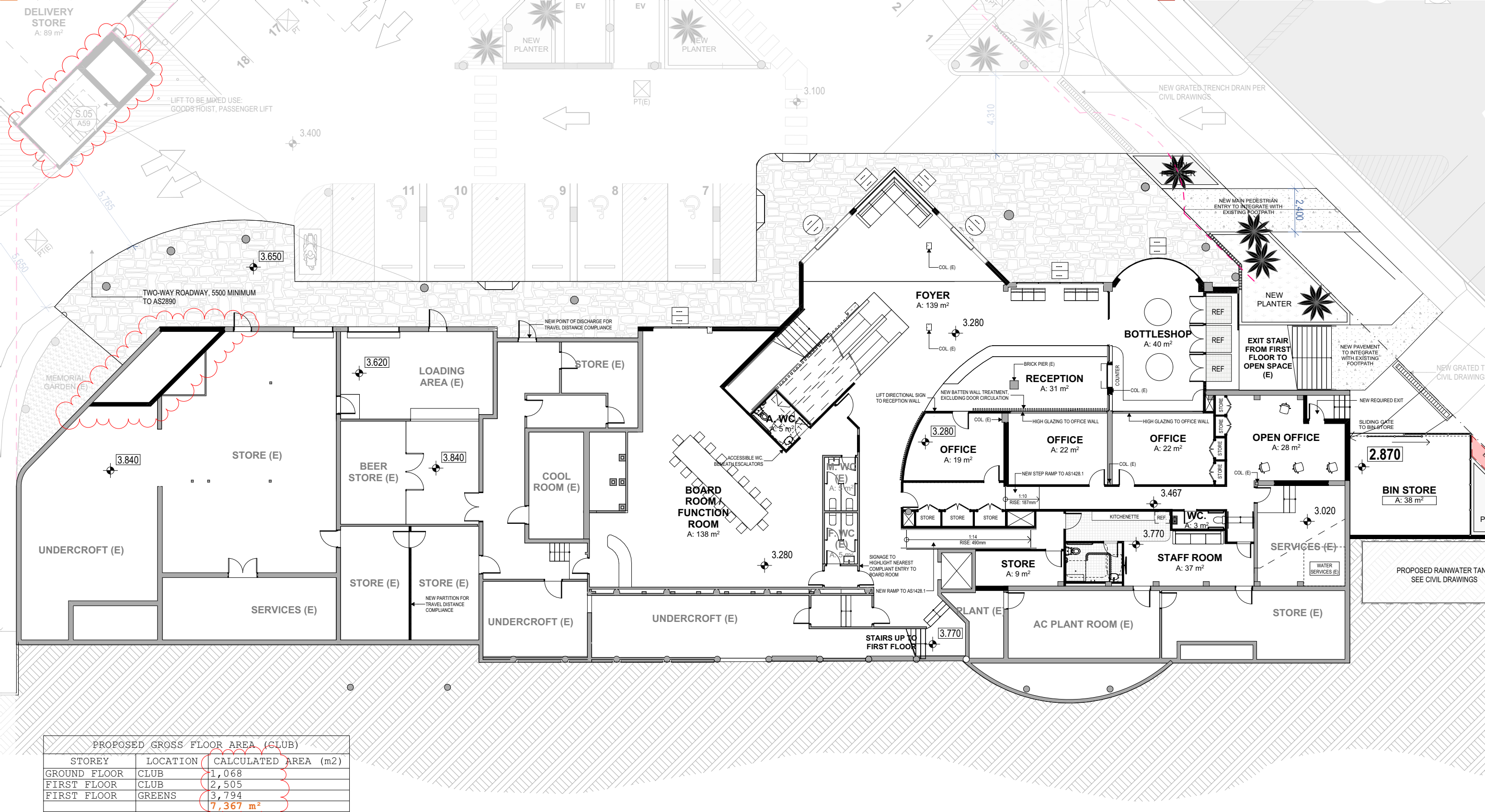
LINE MARKING

0.00

EXISTING RL

0.00

PROPOSED RL



RAYMOND TERRACE BOWLING CLUB : GROUND FLOOR - CLUB

13954 - A17 - Rev I - 15 April 2025

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ABBREVIATIONS

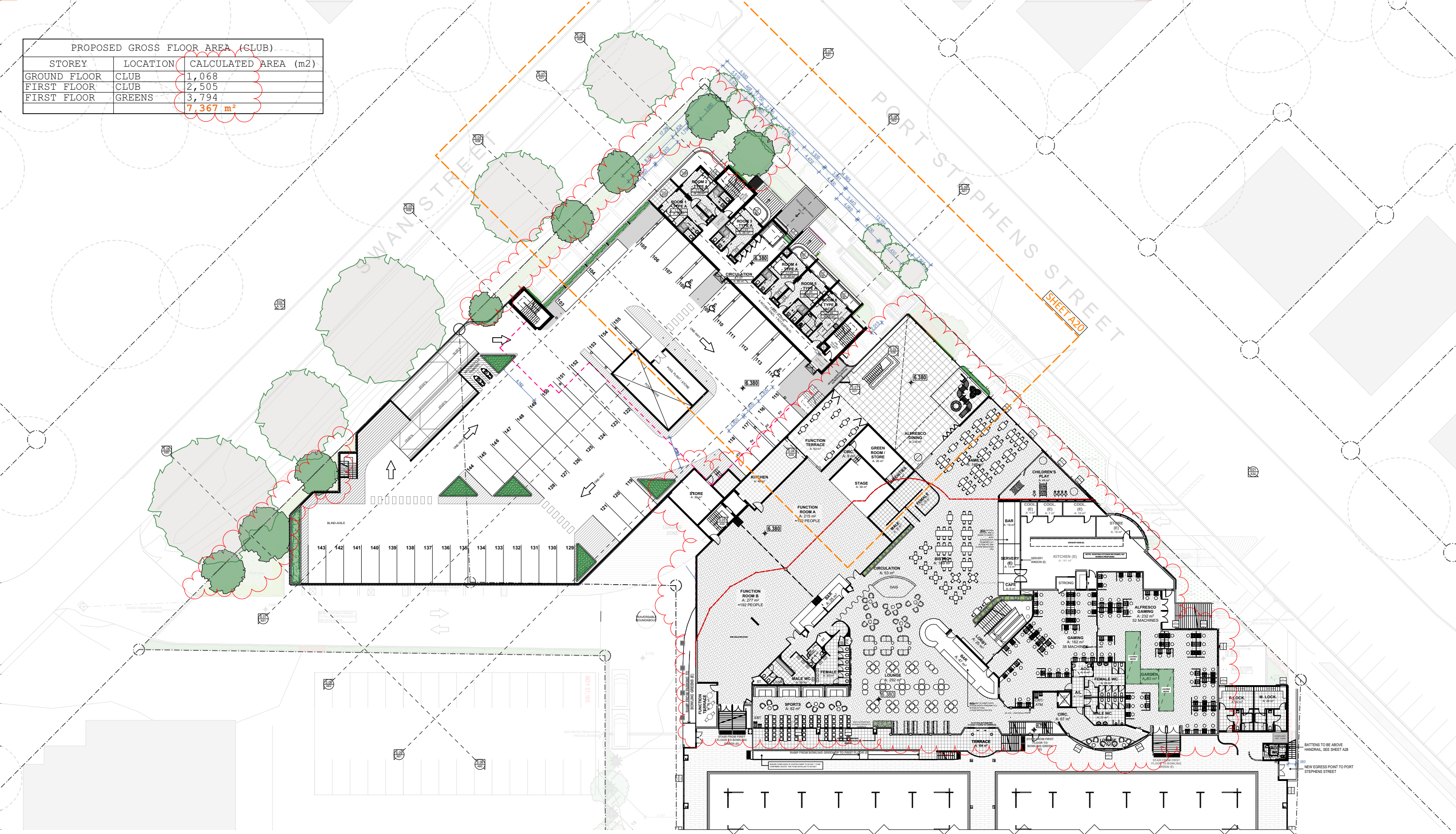
AHD	AUSTRALIAN HEIGHT DATUM	FE	FIRE EXTINGUISHER
AL	ALUMINUM LOUVRE	FFL	FINISHED FLOOR LEVEL
ALB	ALUMINUM BATTEN	FHR	FIRE HOSE REEL - REFER TO HYDRAULIC DOCUMENTATION
AS	AUSTRALIAN STANDARD	LVR	LOUVRE
BAL	BALUSTRADE	LDB	MAIN DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION
BG	BOX GUTTER	PT	PT
BH	BULKHEAD	REF	REFRIGERATOR
BOL	BOLLARD	RL	REDUCED LEVEL
BOL	BOLLARD	RS	ROLLER SHUTTER
CFC	COMPRESSED FIBRE CEMENT	TOSI	TACTILE GROUND SURFACE INDICATORS
COL	COLUMN - REFER TO STRUCTURAL DOCUMENTATION	TYP	TYPICAL
COS	CONFIRM ON SITE	UR	URINAL
DP	DOWNPIPE - REFER TO HYDRAULIC DOCUMENTATION	WC	WATER CLOSET
E	EXISTING		
EBS	ELECTRICAL DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION		
EG	EAVES GUTTER - REFER TO HYDRAULIC DOCUMENTATION		
EV	ELECTRIC VEHICLE		

#	No. DENOTES TYPE AS SCHEDULED
---	-------------------------------

LEGEND

W1.05	WINDOW MARKER eg. WINDOW / LEVEL 1 / WINDOW N° 05	0.00	EXISTING RL
L1.05	LOUVRE MARKER eg. LOUVRE / LEVEL 1 / LOUVRE N° 05	0.00	PROPOSED RL
D1.05	DOOR MARKER eg. DOOR / LEVEL 1 / DOOR N° 05		
	LINE MARKING		

PROPOSED GROSS FLOOR AREA (CLUB)		
STOREY	LOCATION	CALCULATED AREA (m2)
GROUND FLOOR	CLUB	1,068
FIRST FLOOR	CLUB	2,505
FIRST FLOOR	GREENS	3,794
		7,367 m²



RAYMOND TERRACE BOWLING CLUB : FIRST FLOOR

13954 - A18 - Rev H - 15 April 2025

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Nominated Architect - Bernard Collins No. 4438 (NSW ARB)



1:500, 1:2 @ A3

ABBREVIATIONS

- AHD

AL

ALS

AS

BAL

BG

BH

BOL

CFC

COL

COS

DP

E

EG

EV
- AUSTRALIAN HEIGHT DATUM

ALUMINUM LOUVRE

ALUMINUM BATTEN

AUSTRALIAN STANDARD

BALUSTRADE

BOX GUTTER

BULKHEAD

GARBAGE BIN

BOLLARD

COMPRESSED FIBRE CEMENT

COLUMN - REFER TO STRUCTURAL DOCUMENTATION

CONFIRM ON SITE

DOWNPIPE - REFER TO HYDRAULIC DOCUMENTATION

EXISTING

ELECTRICAL DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION

EAVERS GUTTER - REFER TO HYDRAULIC DOCUMENTATION

ELECTRIC VEHICLE

FE

FFL

FHR

LVR

MDB

PT

REF

RL

RS

TOSI

TYP

URINAL

WC

FIRE EXTINGUISHER

FINISHED FLOOR LEVEL

FIRE HOSE REEL - REFER TO HYDRAULIC DOCUMENTATION

LOUVRE

MAIN DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION

REFRIGERATOR

REDUCED LEVEL

ROLLER SHUTTER

TACTILE GROUND SURFACE INDICATORS

TYPICAL

URINAL

WATER CLOSET

#

No.

Denotes Type As Scheduled

LEGEND

- W1.05

L1.05

D1.05
- WINDOW MARKER

eg. WINDOW / LEVEL 1 / WINDOW N° 05

LOUVRE MARKER

eg. LOUVRE / LEVEL 1 / LOUVRE N° 05

DOOR MARKER

eg. DOOR / LEVEL 1 / DOOR N° 05

LINE MARKING

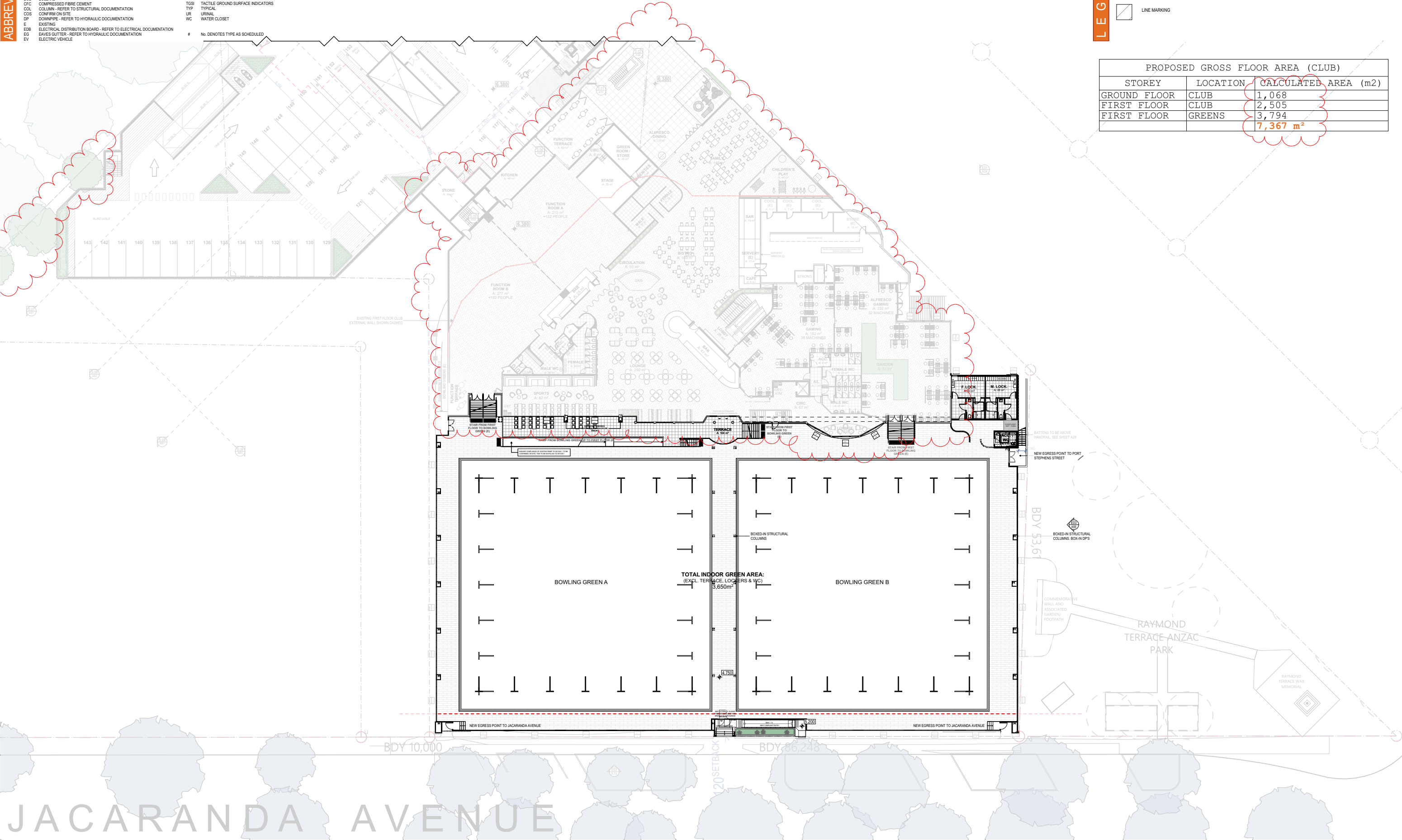
0.00

EXISTING RL

0.00

PROPOSED RL

PROPOSED GROSS FLOOR AREA (CLUB)		
STOREY	LOCATION	CALCULATED AREA (m2)
GROUND FLOOR	CLUB	1,068
FIRST FLOOR	CLUB	2,505
FIRST FLOOR	GREENS	3,794
		7,367 m²



RAYMOND TERRACE BOWLING CLUB : FIRST FLOOR - GREENS

13954 - A19 - Rev F - 15 April 2025

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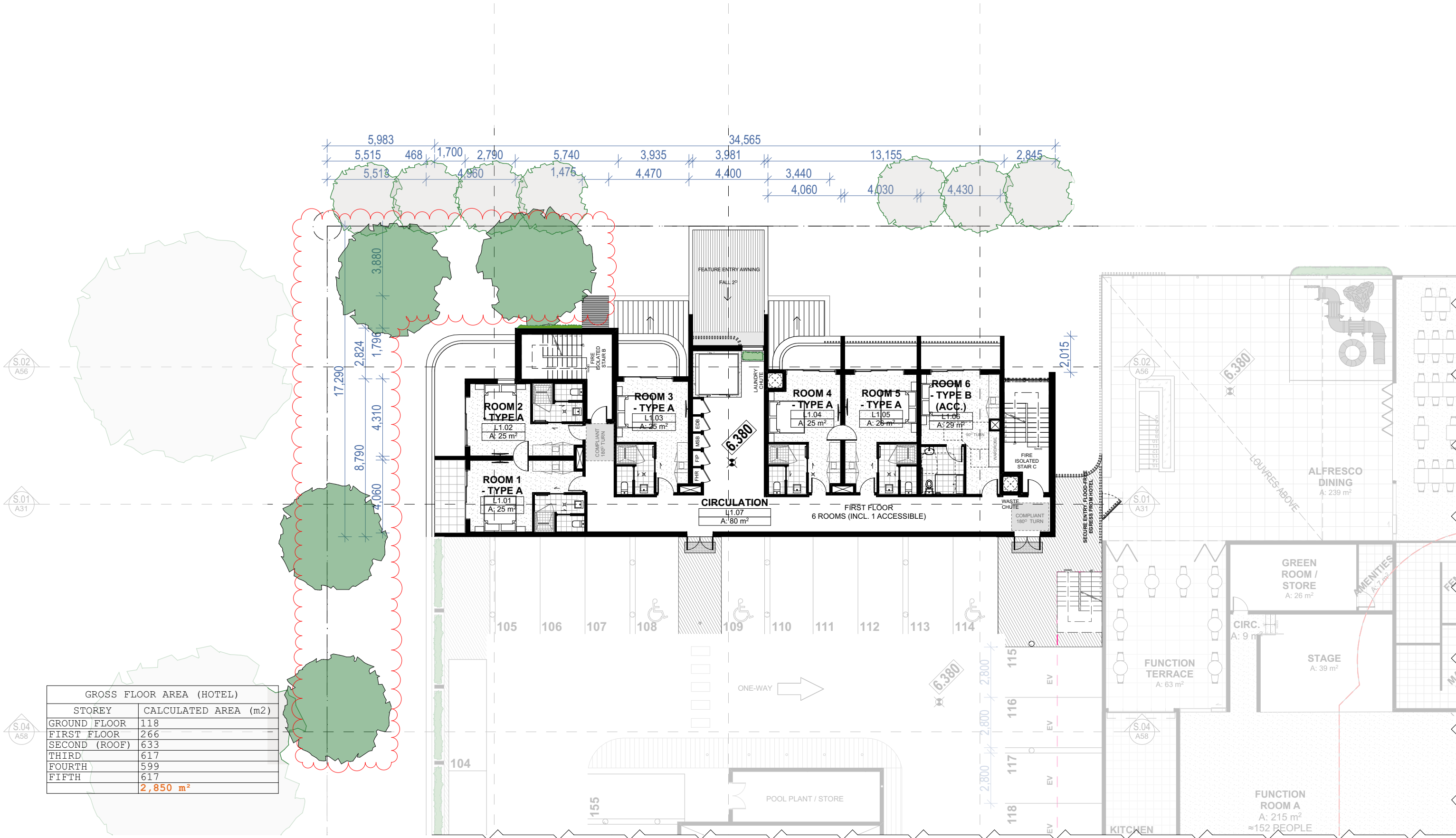
ABBREVIATIONS

AHD	AUSTRALIAN HEIGHT DATUM	FE	FIRE EXTINGUISHER
AL	ALUMINUM LOUVRE	FFL	FINISHED FLOOR LEVEL
ALB	ALUMINUM BATTEN	FHR	FIRE HOSE REEL - REFER TO HYDRAULIC DOCUMENTATION
AS	AUSTRALIAN STANDARD	LVR	LOUVRE
BAL	BALUSTRADE	MDB	MAIN DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION
BG	BOX GUTTER	PT	PT
BH	BULKHEAD	REF	REFRIGERATOR
BN	BARGE BN	RL	REDUCED LEVEL
BOL	BOLLARD	RS	ROLLER SHUTTER
CFC	COMPRESSED FIBRE CEMENT	TGSI	TACTILE GROUND SURFACE INDICATORS
COL	COLUMN - REFER TO STRUCTURAL DOCUMENTATION	TYP	TYPICAL
COS	CONFIRM ON SITE	UR	URINAL
DP	DOWNPIPE - REFER TO HYDRAULIC DOCUMENTATION	WC	WATER CLOSET
E	EXISTING		
EGB	ELECTRICAL DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION		
EG	EAVES GUTTER - REFER TO HYDRAULIC DOCUMENTATION		
EV	ELECTRIC VEHICLE		

No. DENOTES TYPE AS SCHEDULED

LEGEND

W1.05	WINDOW MARKER eg. WINDOW / LEVEL 1 / WINDOW N° 05	0.00	EXISTING RL
L1.05	LOUVRE MARKER eg. LOUVRE / LEVEL 1 / LOUVRE N° 05	0.00	PROPOSED RL
D1.05	DOOR MARKER eg. DOOR / LEVEL 1 / DOOR N° 05		
	LINE MARKING		



GROSS FLOOR AREA (HOTEL)	
STOREY	CALCULATED AREA (m2)
GROUND FLOOR	118
FIRST FLOOR	266
SECOND (ROOF)	633
THIRD	617
FOURTH	599
FIFTH	617
	2,850 m²

RAYMOND TERRACE BOWLING CLUB : FIRST FLOOR - HOTEL

13954 - A20 - Rev G - 15 April 2025

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1:200, 1:2 @ A3

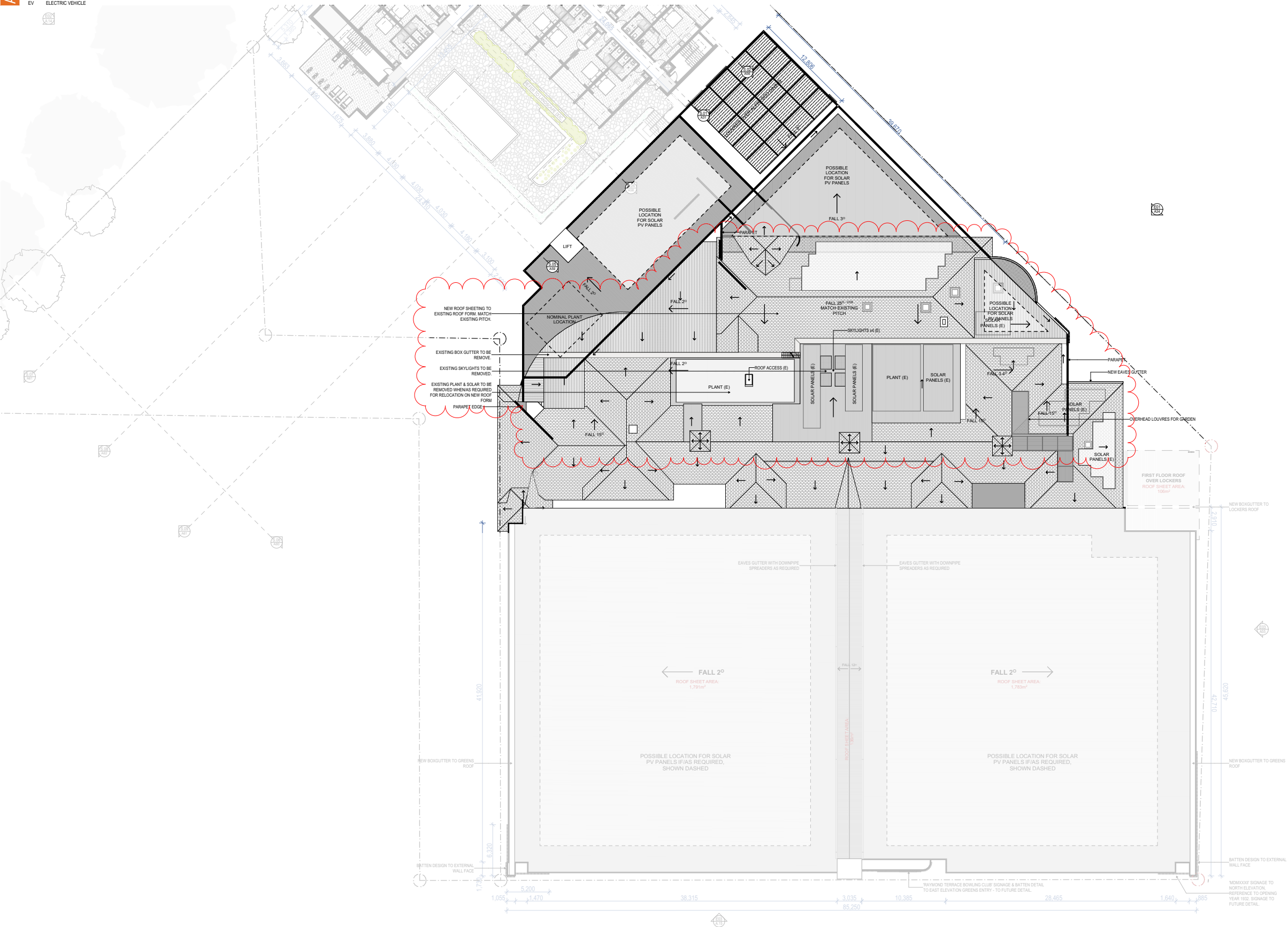
ABBREVIATIONS

AHD	AUSTRALIAN HEIGHT DATUM	FE	FIRE EXTINGUISHER
AL	ALUMINUM LOUVRE	FFL	FINISHED FLOOR LEVEL
ALB	ALUMINUM BATTEN	FHR	FIRE HOSE REEL - REFER TO HYDRAULIC DOCUMENTATION
AS	AUSTRALIAN STANDARD	LVR	LOUVRE
BAL	BALUSTRADE	MDB	MAIN DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION
BG	BOX GUTTER	PT	PT
BH	BULKHEAD	REF	REFRIGERATOR
BN	GARAGE BN	RL	REDUCED LEVEL
BOL	BOLLARD	RS	ROLLER SHUTTER
CFC	COMPRESSED FIBRE CEMENT	TGSI	TACTILE GROUND SURFACE INDICATORS
COL	COLUMN - REFER TO STRUCTURAL DOCUMENTATION	TYP	TYPICAL
COS	CONFIRM ON SITE	UR	URINAL
DP	DOWNPIPE - REFER TO HYDRAULIC DOCUMENTATION	WC	WATER CLOSET
E	EXISTING		
EGB	ELECTRICAL DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION		
EG	EAVES GUTTER - REFER TO HYDRAULIC DOCUMENTATION		
EV	ELECTRIC VEHICLE		

No. DENOTES TYPE AS SCHEDULED

LEGEND

WT.05	WINDOW MARKER eg. WINDOW / LEVEL 1 / WINDOW N° 05	0.00	EXISTING RL
LT.05	LOUVRE MARKER eg. LOUVRE / LEVEL 1 / LOUVRE N° 05	0.00	PROPOSED RL
DT.05	DOOR MARKER eg. DOOR / LEVEL 1 / DOOR N° 05		
	LINE MARKING		



RAYMOND TERRACE BOWLING CLUB : SECOND FLOOR - CLUB ROOF

13954 - A21 - Rev F - 16 April 2025

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EJE Integrity
Innovation
Inspiration

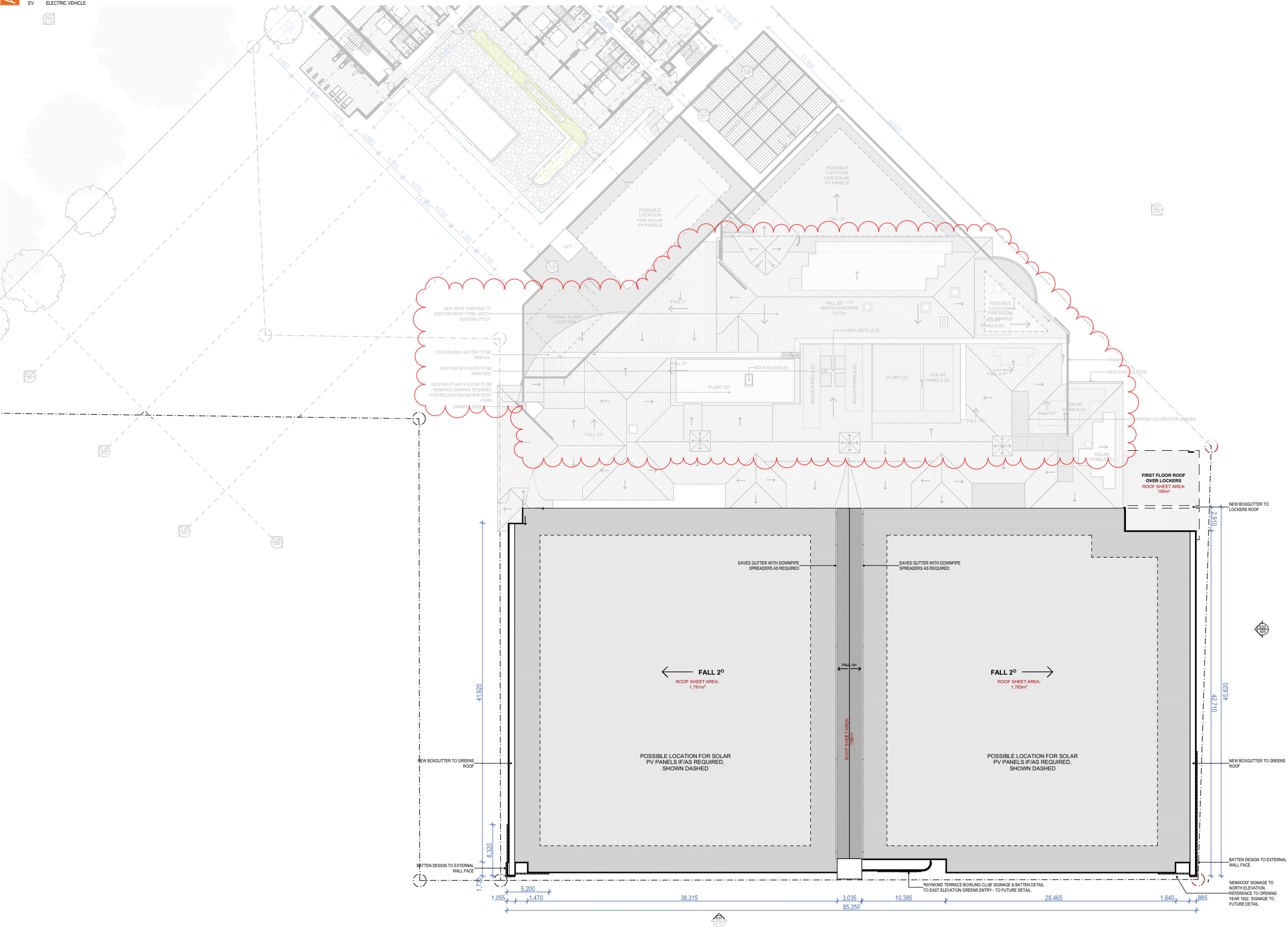
ABBREVIATIONS

AHD	AUSTRALIAN HEIGHT DATUM	FE	FIRE EXTINGUISHER
AL	ALUMINUM LOUVRE	FFL	FINISHED FLOOR LEVEL
ALB	ALUMINUM BATTEN	FHR	FIRE HOSE REEL - REFER TO HYDRAULIC DOCUMENTATION
AS	AUSTRALIAN STANDARD	LVR	LOUVRE
BAL	BALUSTRADE	MDB	MAIN DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION
BG	BOX GUTTER	PT	PT
BH	BULKHEAD	REF	REFRIGERATOR
BN	GARAGE BN	RL	REDUCED LEVEL
BOL	BOLLARD	RS	ROLLER SHUTTER
CFC	COMPRESSED FIBRE CEMENT	TGSI	TACTILE GROUND SURFACE INDICATORS
COL	COLUMN - REFER TO STRUCTURAL DOCUMENTATION	TYP	TYPICAL
COS	CONFIRM ON SITE	UR	URINAL
DP	DOWNPIPE - REFER TO HYDRAULIC DOCUMENTATION	WC	WATER CLOSET
E	EXISTING		
EG	ELECTRICAL DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION		
EG	EAVES GUTTER - REFER TO HYDRAULIC DOCUMENTATION		
EV	ELECTRIC VEHICLE		

No. DENOTES TYPE AS SCHEDULED

LEGEND

WT.05	WINDOW MARKER eg. WINDOW / LEVEL 1 / WINDOW N° 05	0.00	EXISTING RL
LT.05	LOUVRE MARKER eg. LOUVRE / LEVEL 1 / LOUVRE N° 05	0.00	PROPOSED RL
DT.05	DOOR MARKER eg. DOOR / LEVEL 1 / DOOR N° 05		
	LINE MARKING		



RAYMOND TERRACE BOWLING CLUB : SECOND FLOOR - GREENS ROOF

13954 - A22 - Rev E - 16 April 2025

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0 10mm 50mm 100mm ON ORIGINAL A3

1:500 @ A3

EJE Integrity
Innovation
Inspiration

ABBREVIATIONS

AHD	AUSTRALIAN HEIGHT DATUM	FE	FIRE EXTINGUISHER
AL	ALUMINUM LOUVRE	FFL	FINISHED FLOOR LEVEL
ALB	ALUMINUM BATTEN	FHR	FIRE HOSE REEL - REFER TO HYDRAULIC DOCUMENTATION
AS	AUSTRALIAN STANDARD	LVR	LOUVRE
BAL	BALUSTRADE	MDB	MAIN DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION
BG	BOX GUTTER	PT	PT
BH	BULKHEAD	REF	REFRIGERATOR
BN	BOLLARD	RL	REDUCED LEVEL
BOL	BOLLARD	RS	ROLLER SHUTTER
CFC	COMPRESSED FIBRE CEMENT	TOSI	TACTILE GROUND SURFACE INDICATORS
COS	COLUMN - REFER TO STRUCTURAL DOCUMENTATION	TYP	TYPICAL
DP	DOWNPIPE - REFER TO HYDRAULIC DOCUMENTATION	UR	URINAL
E	EXISTING	WC	WATER CLOSET
EIS	ELECTRICAL DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION		
EG	EAVES GUTTER - REFER TO HYDRAULIC DOCUMENTATION		
EV	ELECTRIC VEHICLE		

#	No. DENOTES TYPE AS SCHEDULED
---	-------------------------------

LEGEND

W1.05	WINDOW MARKER eg. WINDOW / LEVEL 1 / WINDOW N° 05	0.00	EXISTING RL
L1.05	LOUVRE MARKER eg. LOUVRE / LEVEL 1 / LOUVRE N° 05	0.00	PROPOSED RL
D1.05	DOOR MARKER eg. DOOR / LEVEL 1 / DOOR N° 05		
	LINE MARKING		



GROSS FLOOR AREA (HOTEL)	
STOREY	CALCULATED AREA (m2)
GROUND FLOOR	118
FIRST FLOOR	266
SECOND (ROOF)	633
THIRD	617
FOURTH	599
FIFTH	617
	2,850 m²

RAYMOND TERRACE BOWLING CLUB : SECOND FLOOR - HOTEL

13954 - A23 - Rev G - 15 April 2025

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Nominated Architect - Bernard Collins No. 4438 (NSW ARB)

1:200 @ A3

ABBREVIATIONS

AHD	AUSTRALIAN HEIGHT DATUM	FE	FIRE EXTINGUISHER
AL	ALUMINUM LOUVRE	FFL	FINISHED FLOOR LEVEL
ALB	ALUMINUM BATTEN	FHR	FIRE HOSE REEL - REFER TO HYDRAULIC DOCUMENTATION
AS	AUSTRALIAN STANDARD	LVR	LOUVRE
BAL	BALUSTRADE	MDB	MAIN DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION
BG	BOX GUTTER	PT	PT
BH	BULKHEAD	REF	REFRIGERATOR
BN	GARBAGE BIN	RL	REDUCED LEVEL
BOL	BOLLARD	RS	ROLLER SHUTTER
CFC	COMPRESSED FIBRE CEMENT	TGSI	TACTILE GROUND SURFACE INDICATORS
COL	COLUMN - REFER TO STRUCTURAL DOCUMENTATION	TYP	TYPICAL
COS	CONFIRM ON SITE	UR	URNAL
DP	DOWNPIPE - REFER TO HYDRAULIC DOCUMENTATION	WC	WATER CLOSET
E	EXISTING		
E18	ELECTRICAL DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION		
EG	EAVES GUTTER - REFER TO HYDRAULIC DOCUMENTATION		
EV	ELECTRIC VEHICLE		

No. DENOTES TYPE AS SCHEDULED

LEGEND

WT.05	WINDOW MARKER eg. WINDOW / LEVEL 1 / WINDOW N° 05	0.00	EXISTING RL
LT.05	LOUVRE MARKER eg. LOUVRE / LEVEL 1 / LOUVRE N° 05	0.00	PROPOSED RL
DT.05	DOOR MARKER eg. DOOR / LEVEL 1 / DOOR N° 05		
	LINE MARKING		



RAYMOND TERRACE BOWLING CLUB : THIRD FLOOR

13954 - A24 - Rev F - 15 April 2025

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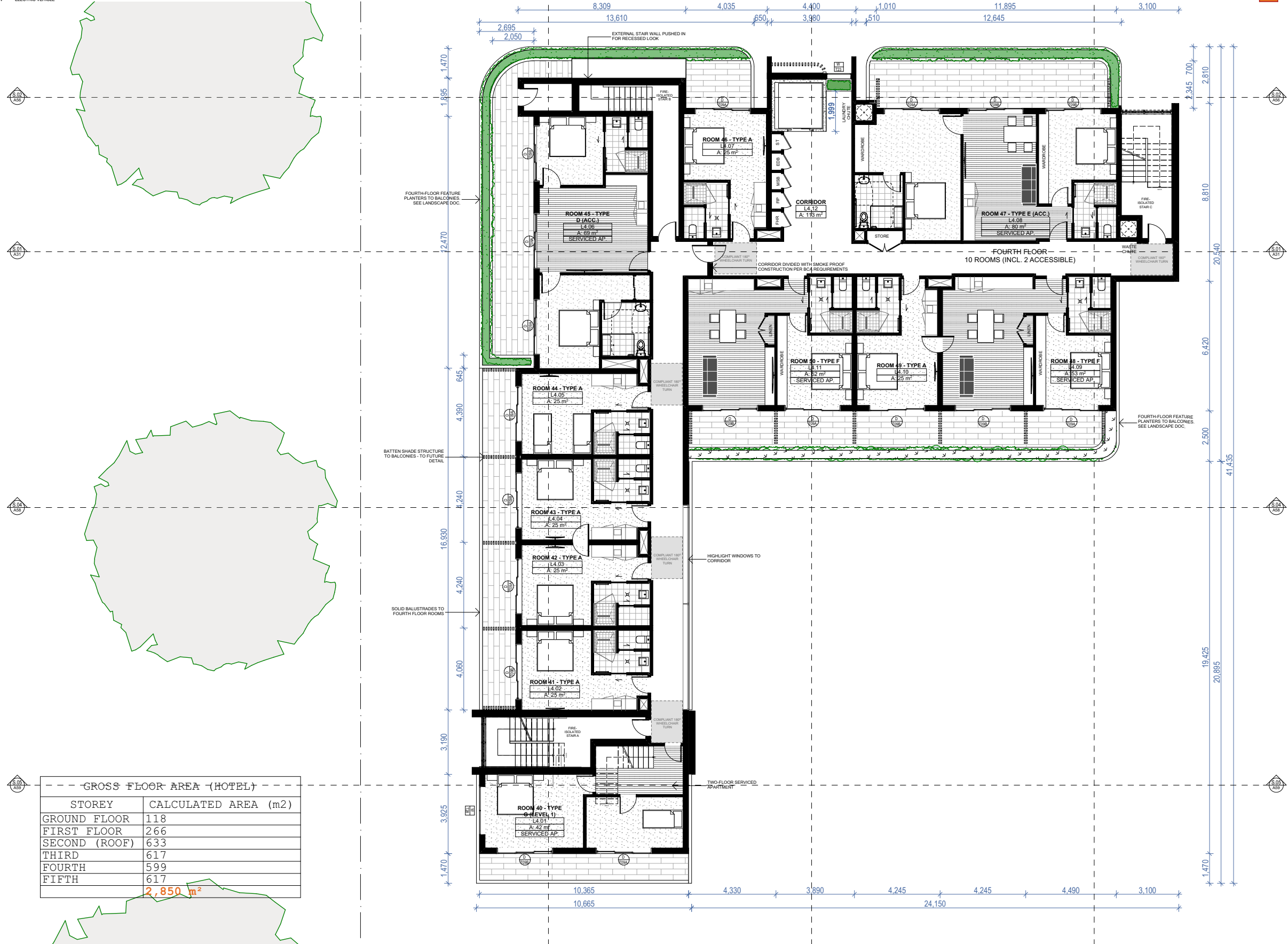


ABBREVIATIONS

AHD	AUSTRALIAN HEIGHT DATUM	FE	FIRE EXTINGUISHER
AL	ALUMINUM LOUVRE	FFL	FINISHED FLOOR LEVEL
ALB	ALUMINUM BATTEN	FHR	FIRE HOSE REEL - REFER TO HYDRAULIC DOCUMENTATION
AS	AUSTRALIAN STANDARD	LVR	LOUVRE
BAL	BALUSTRADE	MDB	MAIN DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION
BG	BOX GUTTER	PT	PT
BH	BULKHEAD	REF	REFRIGERATOR
BN	BARGE BN	RL	REDUCED LEVEL
BOL	BOLLARD	RS	ROLLER SHUTTER
CFC	COMPRESSED FIBRE CEMENT	TGSI	TACTILE GROUND SURFACE INDICATORS
COL	COLUMN - REFER TO STRUCTURAL DOCUMENTATION	TYP	TYPICAL
COS	CONFIRM ON SITE	UR	URNAL
DP	DOWNPIPE - REFER TO HYDRAULIC DOCUMENTATION	WC	WATER CLOSET
E	EXISTING		
EGB	ELECTRICAL DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION		
EG	EAVES GUTTER - REFER TO HYDRAULIC DOCUMENTATION		
EV	ELECTRIC VEHICLE	#	No. DENOTES TYPE AS SCHEDULED

LEGEND

W1.05	WINDOW MARKER eg. WINDOW / LEVEL 1 / WINDOW N° 05	0.00	EXISTING RL
L1.05	LOUVRE MARKER eg. LOUVRE / LEVEL 1 / LOUVRE N° 05	0.00	PROPOSED RL
D1.05	DOOR MARKER eg. DOOR / LEVEL 1 / DOOR N° 05		
	LINE MARKING		



--- GROSS FLOOR AREA (HOTEL) ---	
STOREY	CALCULATED AREA (m2)
GROUND FLOOR	118
FIRST FLOOR	266
SECOND (ROOF)	633
THIRD	617
FOURTH	599
FIFTH	617
	2,850 m²



RAYMOND TERRACE BOWLING CLUB : FOURTH FLOOR

13954 - A25 - Rev E - 15 April 2025

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Nominated Architect - Bernard Collins No. 4438 (NSW ARB)



1:200 @ A3

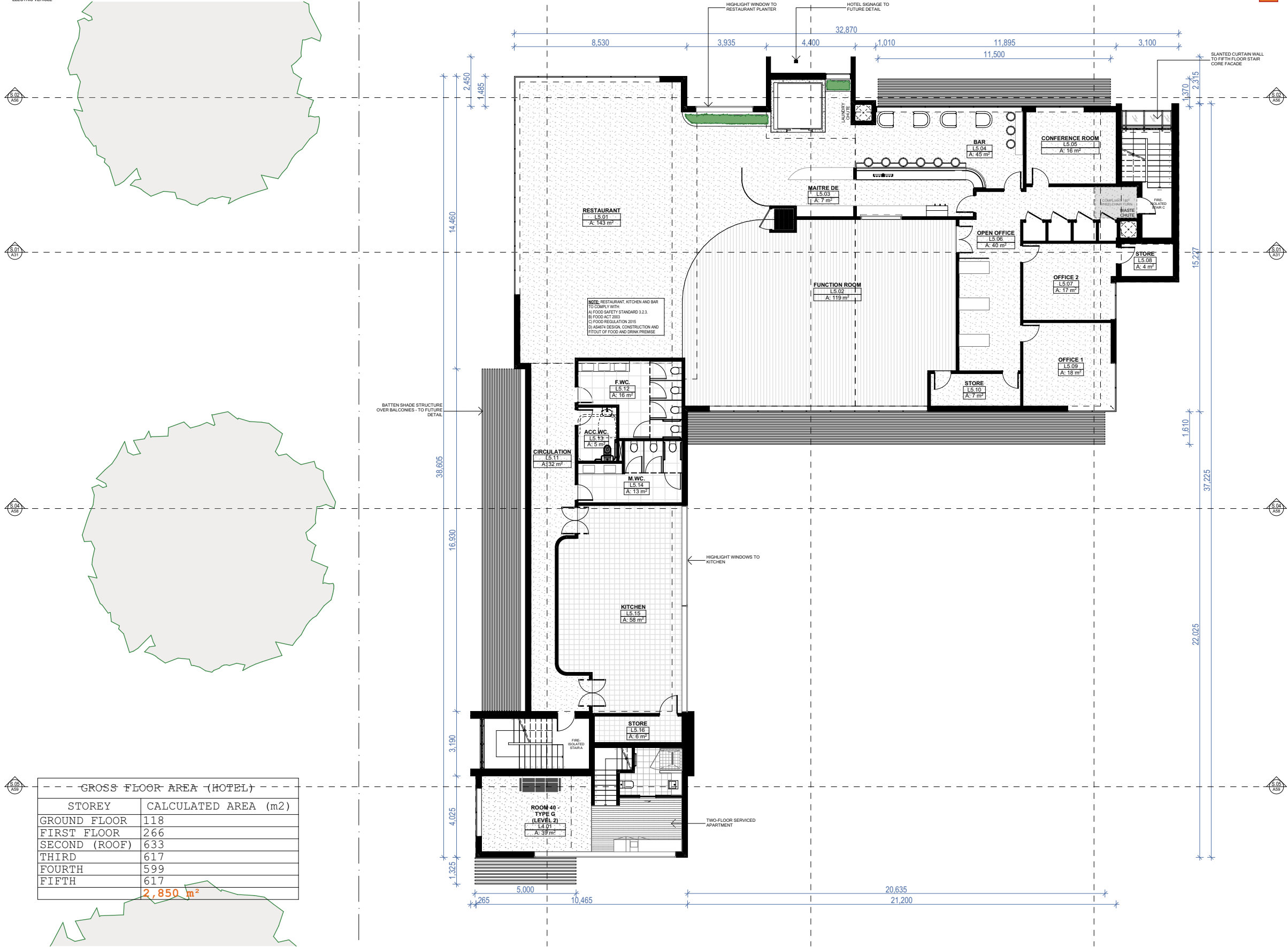
ABBREVIATIONS

AHD	AUSTRALIAN HEIGHT DATUM	FE	FIRE EXTINGUISHER
AL	ALUMINUM LOUVRE	FFL	FINISHED FLOOR LEVEL
ALB	ALUMINUM BATTEN	FHR	FIRE HOSE REEL - REFER TO HYDRAULIC DOCUMENTATION
AS	AUSTRALIAN STANDARD	LVR	LOUVRE
BAL	BALUSTRADE	MDB	MAIN DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION
BG	BOX GUTTER	PT	PT
BH	BULKHEAD	REF	REFRIGERATOR
BN	BARGE BN	RL	REDUCED LEVEL
BOL	BOLLARD	RS	ROLLER SHUTTER
CFC	COMPRESSED FIBRE CEMENT	TGSI	TACTILE GROUND SURFACE INDICATORS
COL	COLUMN - REFER TO STRUCTURAL DOCUMENTATION	TYP	TYPICAL
COS	CONFIRM ON SITE	UR	URNAL
DP	DOWNPIPE - REFER TO HYDRAULIC DOCUMENTATION	WC	WATER CLOSET
E	EXISTING		
E18	ELECTRICAL DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION		
EG	EAVES GUTTER - REFER TO HYDRAULIC DOCUMENTATION		
EV	ELECTRIC VEHICLE		

#	No. DENOTES TYPE AS SCHEDULED
---	-------------------------------

LEGEND

W1.05	WINDOW MARKER eg. WINDOW / LEVEL 1 / WINDOW N° 05	0.00	EXISTING RL
L1.05	LOUVRE MARKER eg. LOUVRE / LEVEL 1 / LOUVRE N° 05	0.00	PROPOSED RL
D1.05	DOOR MARKER eg. DOOR / LEVEL 1 / DOOR N° 05		
	LINE MARKING		



RAYMOND TERRACE BOWLING CLUB : FIFTH FLOOR

13954 - A26 - Rev F - 15 April 2025

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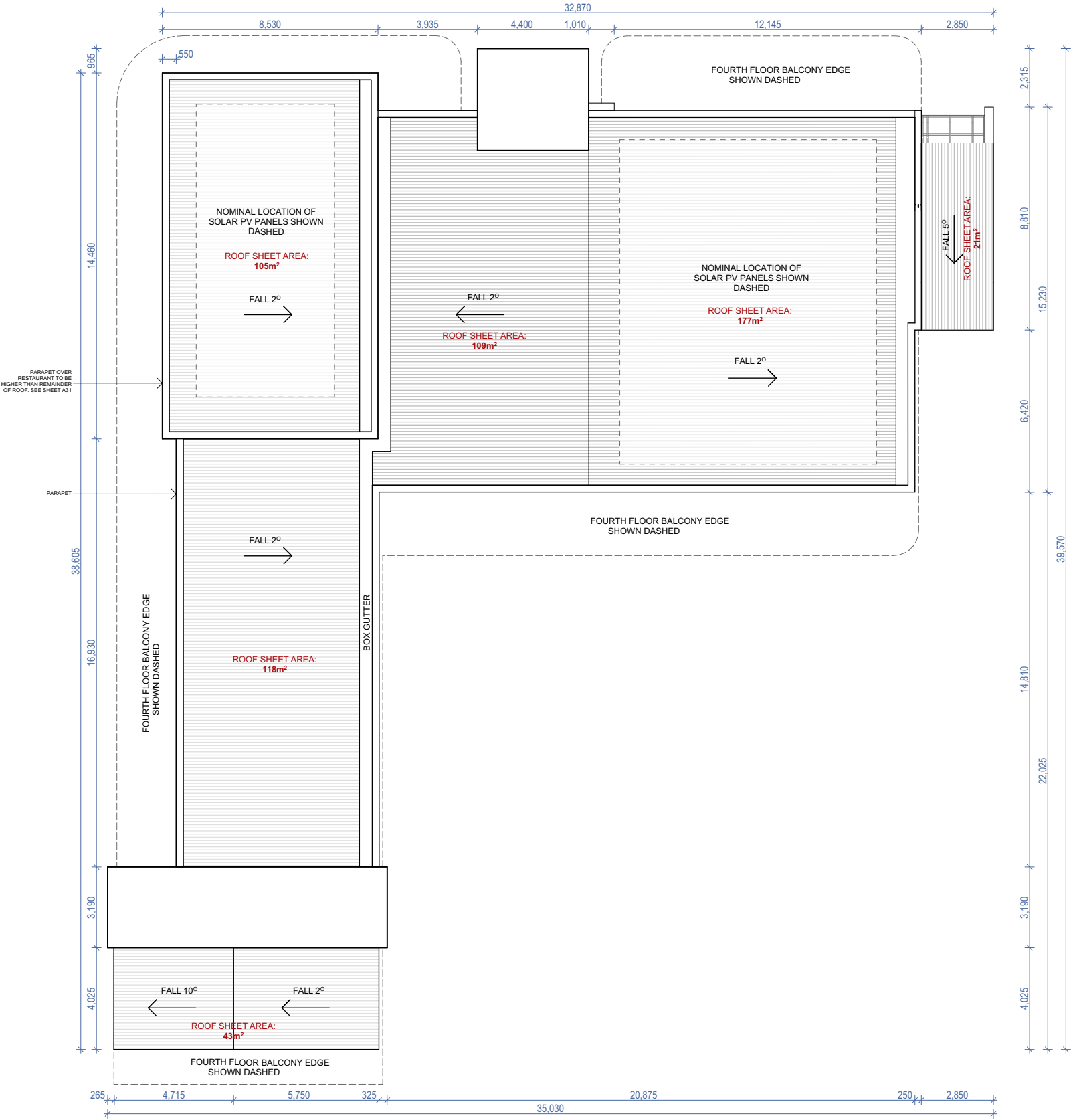


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ABBREVIATIONS			
AHD	AUSTRALIAN HEIGHT DATUM	FE	FIRE EXTINGUISHER
AL	ALUMINUM LOUVRE	FFL	FINISHED FLOOR LEVEL
ALB	ALUMINUM BATTEN	FHR	FIRE HOSE REEL - REFER TO HYDRAULIC DOCUMENTATION
AS	AUSTRALIAN STANDARD	LVR	LOUVRE
BAL	BALUSTRADE	MDB	MAIN DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION
BG	BOX GUTTER	PT	PT
BH	BULKHEAD	REF	REFRIGERATOR
BN	GARBAGE BIN	RL	REDUCED LEVEL
BOL	BOLLARD	RS	ROLLER SHUTTER
CFC	COMPRESSED FIBRE CEMENT	TGSI	TACTILE GROUND SURFACE INDICATORS
COL	COLUMN - REFER TO STRUCTURAL DOCUMENTATION	TYP	TYPICAL
COS	CONFIRM ON SITE	UR	URINAL
DP	DOWNPIPE - REFER TO HYDRAULIC DOCUMENTATION	WC	WATER CLOSET
E	EXISTING		
EGB	ELECTRICAL DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION	#	No. DENOTES TYPE AS SCHEDULED
EG	EAVES GUTTER - REFER TO HYDRAULIC DOCUMENTATION		
EV	ELECTRIC VEHICLE		

LEGEND	
W1.05	WINDOW MARKER eg. WINDOW / LEVEL 1 / WINDOW N° 05
L1.05	LOUVRE MARKER eg. LOUVRE / LEVEL 1 / LOUVRE N° 05
D1.05	DOOR MARKER eg. DOOR / LEVEL 1 / DOOR N° 05
	LINE MARKING
0.00	EXISTING RL
0.00	PROPOSED RL

GROSS FLOOR AREA (HOTEL)	
STOREY	CALCULATED AREA (m2)
GROUND FLOOR	118
FIRST FLOOR	266
SECOND (ROOF)	633
THIRD	617
FOURTH	599
FIFTH	617
	2,850 m²



RAYMOND TERRACE BOWLING CLUB : ROOF (HOTEL)

13954 - A27 - Rev D - 15 April 2025

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Nominated Architect - Bernard Collins No. 4438 (NSW ARB)



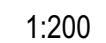
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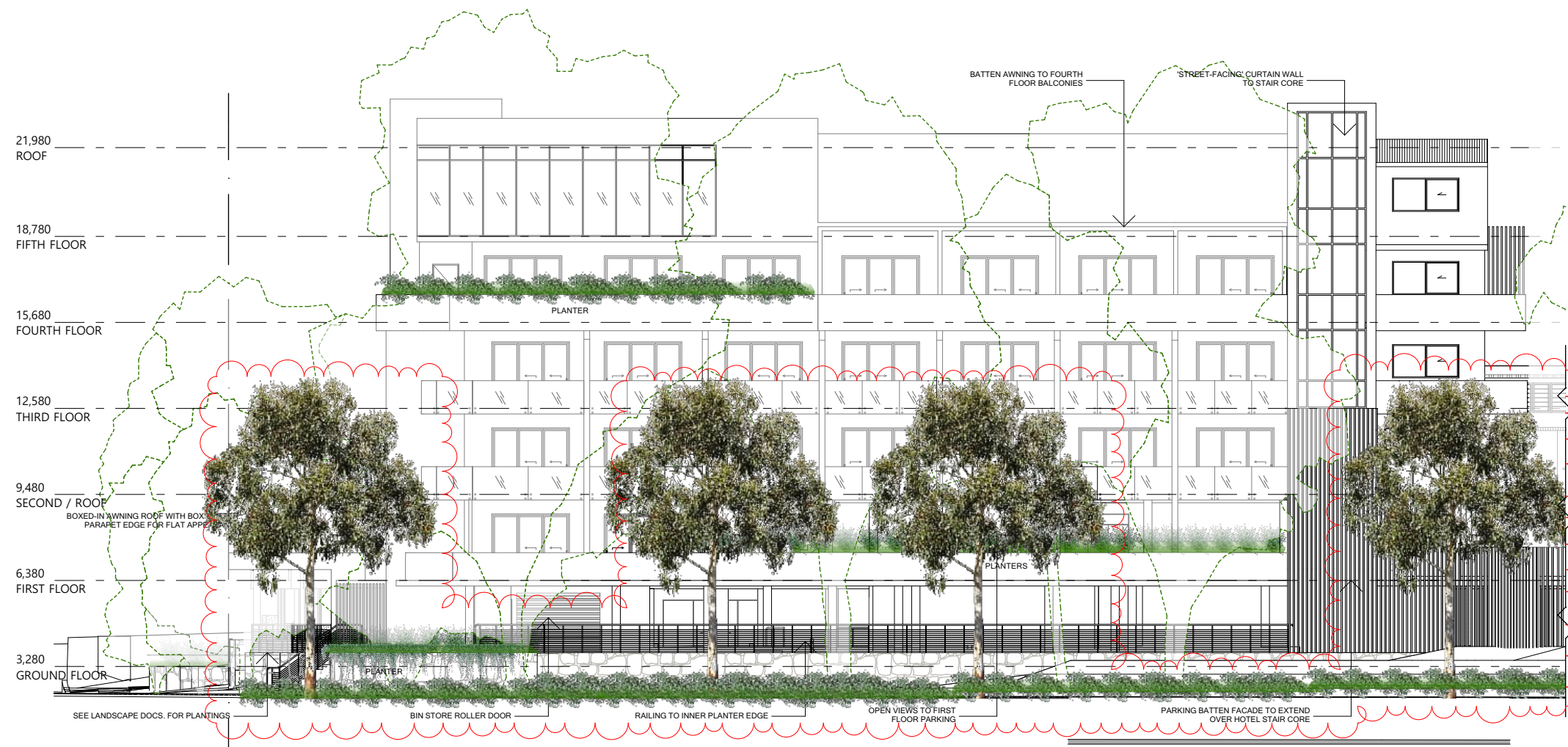
AUSTRALIAN HEIGHT DATUM
 AL ALUMINIUM LOUVRE
 ALB ALUMINIUM BATTEN
 AS AUSTRALIAN STANDARD
 BAL BALUSTRADE
 BG BOX GUTTER
 BH BULKHEAD
 BN GARBAGE BIN
 BOL BOLLARD
 CFC COMPRESSED FIBRE CEMENT
 COL COLUMN - REFER TO STRUCTURAL DOCUMENTATION
 COS CONFORM ON SITE
 DP DOWNPIPE - REFER TO HYDRAULIC DOCUMENTATION
 E EXISTING
 EDB ELECTRICAL DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION
 EG EAVES GUTTER - REFER TO HYDRAULIC DOCUMENTATION
 EV ELECTRIC VEHICLE
 FE FIRE EXTINGUISHER
 FFL FINISHED FLOOR LEVEL
 FHR FIRE HOSE REEL - REFER TO HYDRAULIC DOCUMENTATION
 LVR LOUVRE
 MDB MAIN DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION
 PT PIT
 REF REFRIGERATOR
 RL REDUCED LEVEL
 RS ROLLER SHUTTER
 TCSI TACTILE GROUND SURFACE INDICATORS
 TYP TYPICAL
 UR URINAL
 WC WATER CLOSET
 # No. DENOTES TYPE AS SCHEDULED

NEW PARAPET TO ROOF EDGE
 NEW CLUB ENTRY SIGNAGE
 BATTEN TREATMENT TO CLUB FACADE TO INTERACT WITH PLANTERS BELOW
 RAYMOND TERRACE BOWLING CLUB
 PLANTER
 PLANTER
 PLANTER
 NEW CLUB BIN STORE
 NEW RAMPED ENTRY TO CLUB PARKING
 EXISTING COMMEMORATIVE WALL ON ADJACENT LOT

1:200



1:200 @ A3



E02
SWAN STREET

SOUTH-WEST ELEVATION

1:200



E02
SWAN STREET

SOUTH-WEST ELEVATION

1:200

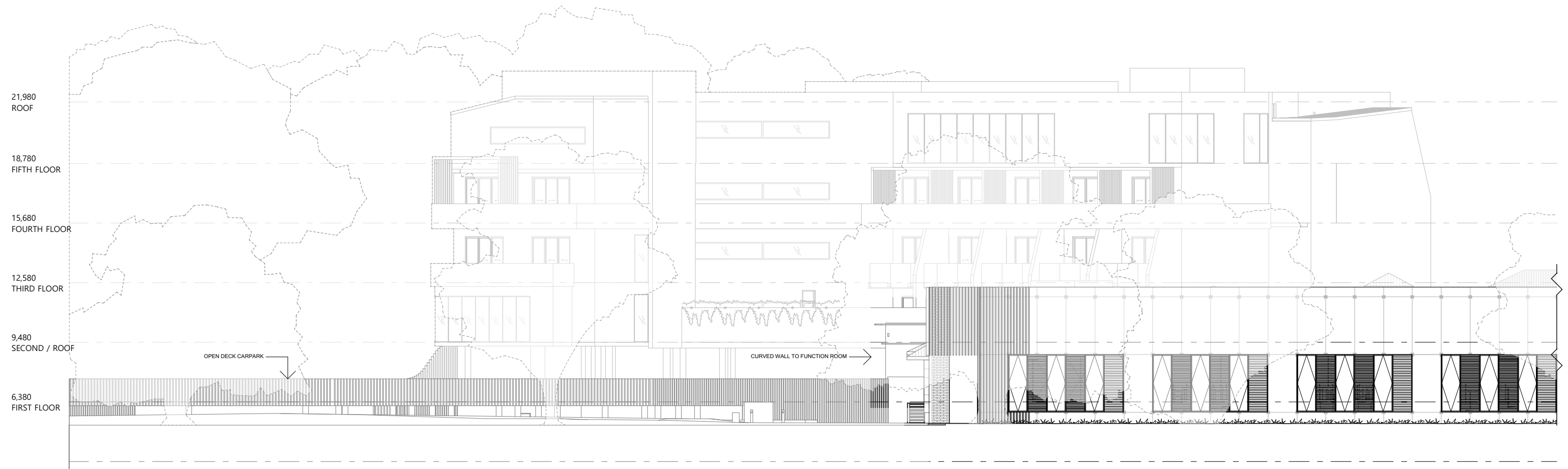
RAYMOND TERRACE BOWLING CLUB : SOUTH-WEST ELEVATION

13954 - A29 - Rev E - 15 April 2025

Confidential. Copyright EJE.
Nominated Architect - Bernard Collins No. 4438 (NSW ARB)

0 10mm 20mm 100mm ON ORIGINAL A3 1:200 @ A3

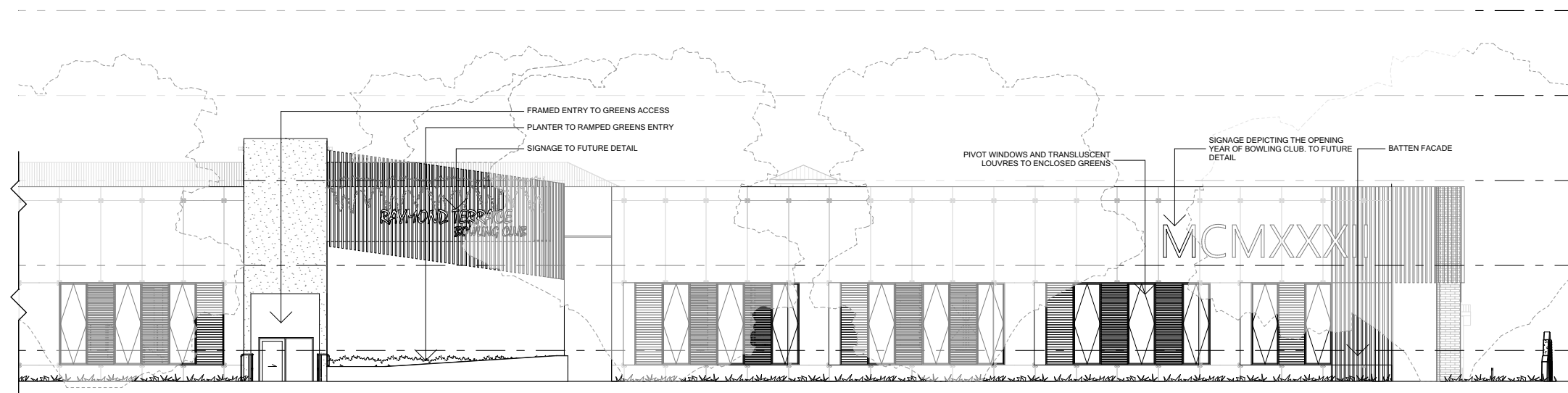
EJE Integrity
Innovation
Inspiration



E03
JACARANDA AVENUE

EAST ELEVATION

1:200



E03
JACARANDA AVENUE

EAST ELEVATION

1:200

RAYMOND TERRACE BOWLING CLUB : EAST ELEVATION

13954 - A30 - Rev E - 15 April 2025

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Nominated Architect - Bernard Collins No. 4438 (NSW ARB)



1:200 @ A3



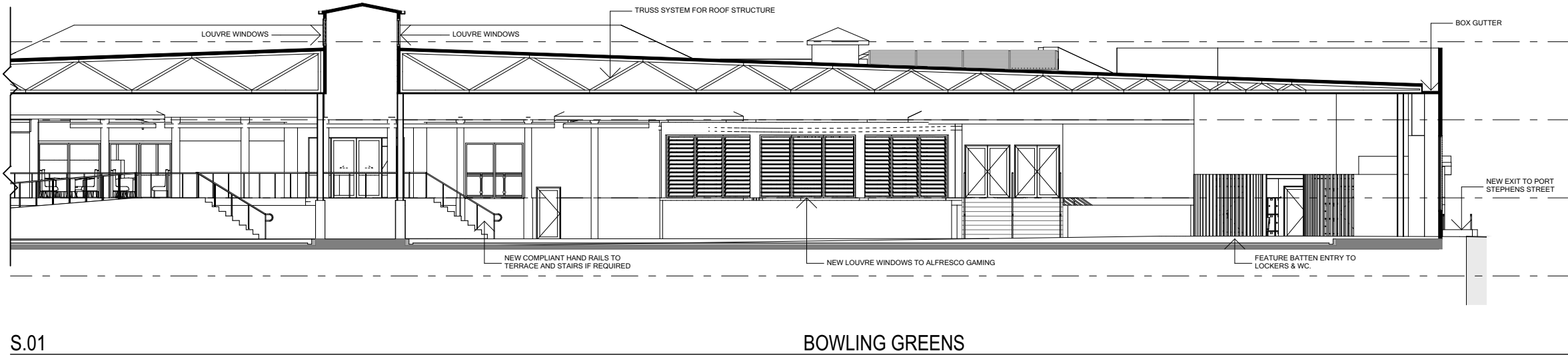
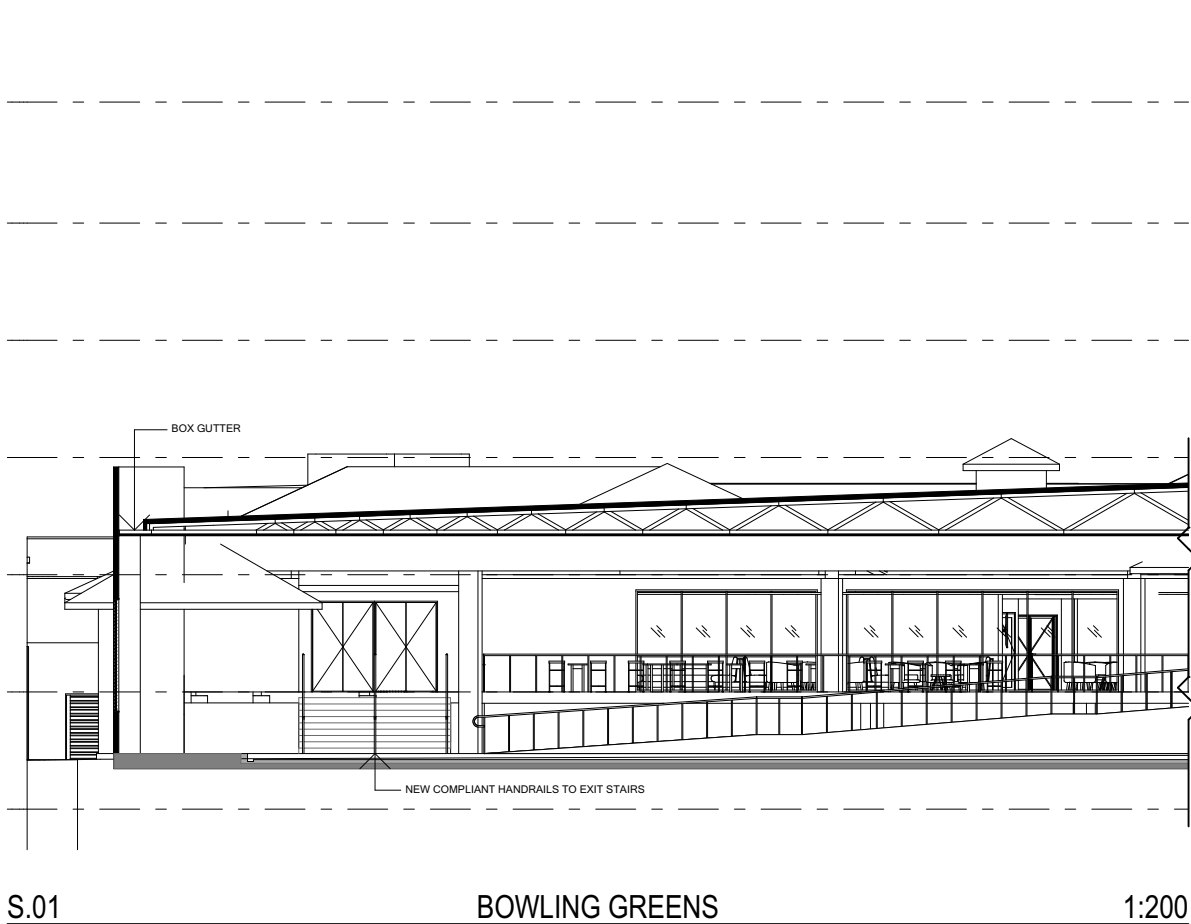
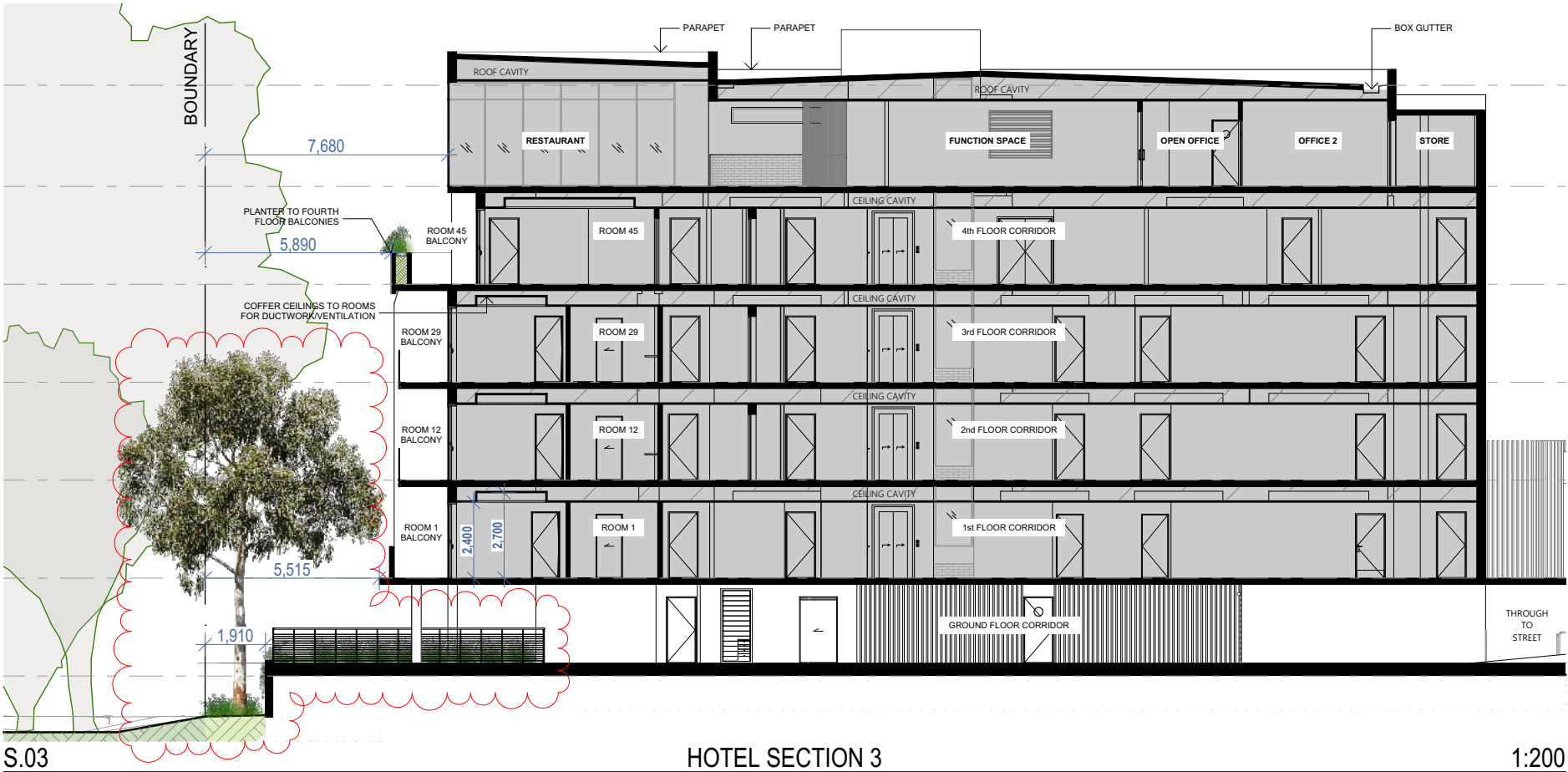
ABBREVIATIONS

AHD	AUSTRALIAN HEIGHT DATUM	FE	FIRE EXTINGUISHER
AL	ALUMINUM LOUVER	FFL	FINISHED FLOOR LEVEL
ALB	ALUMINUM BATTEN	FHR	FIRE HOSE REEL - REFER TO HYDRAULIC DOCUMENTATION
AS	AUSTRALIAN STANDARD	LVR	LOUVER
BAL	BALUSTRADE	MDB	MAIN DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION
BG	BOX GUTTER	PT	PT
BH	BULKHEAD	RT	REFRIGERATOR
BN	BARGE BN	RL	REDUCED LEVEL
BOL	BOLLARD	RS	ROLLER SHUTTER
CFC	COMPRESSED FIBRE CEMENT	TOSI	TACTILE GROUND SURFACE INDICATORS
COL	COLUMN - REFER TO STRUCTURAL DOCUMENTATION	TYP	TYPICAL
COS	CONFIRM ON SITE	UR	URINAL
DP	DOWNPIPE - REFER TO HYDRAULIC DOCUMENTATION	WC	WATER CLOSET
E	EXISTING		
E108	ELECTRICAL DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION		
EG	EAVES GUTTER - REFER TO HYDRAULIC DOCUMENTATION		
EV	ELECTRIC VEHICLE		

No. DENOTES TYPE AS SCHEDULED

LEGEND

W1.05	WINDOW MARKER eg. WINDOW / LEVEL 1 / WINDOW N° 05
D1.05	DOOR MARKER eg. DOOR / LEVEL 1 / DOOR N° 05



RAYMOND TERRACE BOWLING CLUB : SECTIONS SHEET 01

13954 - A31 - Rev B - 15 April 2025

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Nominated Architect - Bernard Collins No. 4438 (NSW ARB)

0 10mm 50mm 100mm ON ORIGINAL A3

1:200 @ A3

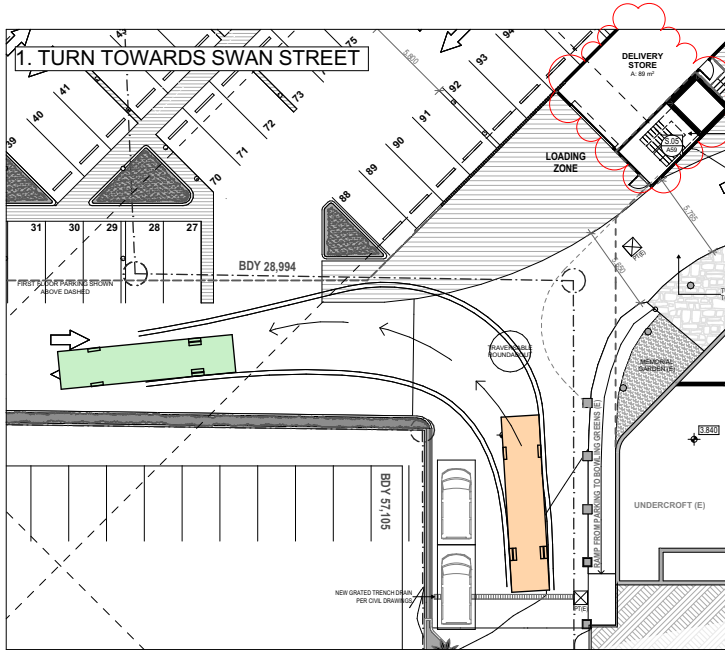
ABBREVIATIONS

AHD	AUSTRALIAN HEIGHT DATUM	FE	FIRE EXTINGUISHER
AL	ALUMINUM LOUVRE	FFL	FINISHED FLOOR LEVEL
ALB	ALUMINUM BATTEN	FHR	FIRE HOSE REEL - REFER TO HYDRAULIC DOCUMENTATION
AS	AUSTRALIAN STANDARD	LVR	LOUVRE
BAL	BALUSTRADE	MDB	MAIN DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION
BG	BOX GUTTER	PT	PT
BH	BULKHEAD	REF	REFRIGERATOR
BN	BARGE BIN	RL	REDUCED LEVEL
BOL	BOLLARD	RS	ROLLER SHUTTER
CFC	COMPRESSED FIBRE CEMENT	TGSI	TACTILE GROUND SURFACE INDICATORS
COL	COLUMN - REFER TO STRUCTURAL DOCUMENTATION	TYP	TYPICAL
COS	CONFIRM ON SITE	UR	URNAL
DP	DOWNPIPE - REFER TO HYDRAULIC DOCUMENTATION	WC	WATER CLOSET
E	EXISTING		
EGB	ELECTRICAL DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION		
EG	EAVES GUTTER - REFER TO HYDRAULIC DOCUMENTATION		
EV	ELECTRIC VEHICLE		

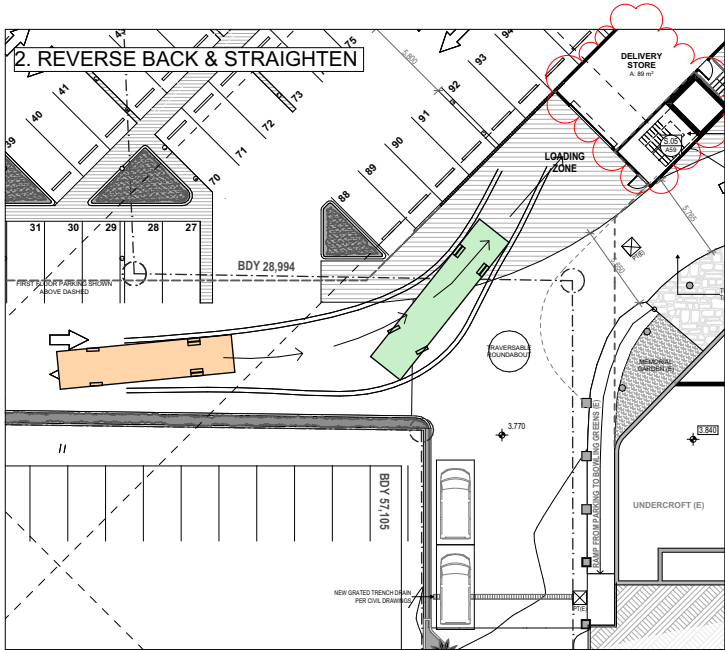
#	No. DENOTES TYPE AS SCHEDULED
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LEGEND

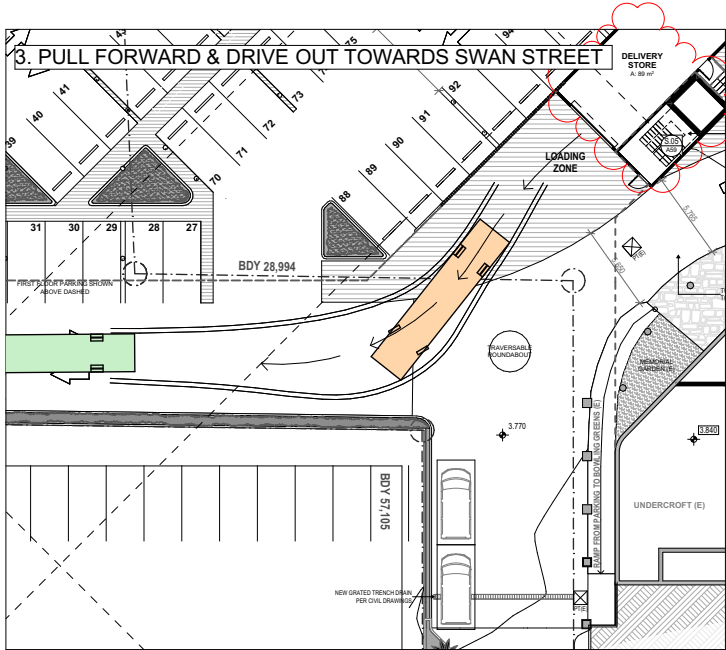
W1.05	WINDOW MARKER eg. WINDOW / LEVEL 1 / WINDOW N° 05	0.00	EXISTING RL
L1.05	LOUVRE MARKER eg. LOUVRE / LEVEL 1 / LOUVRE N° 05	0.00	PROPOSED RL
D1.05	DOOR MARKER eg. DOOR / LEVEL 1 / DOOR N° 05		
	LINE MARKING		



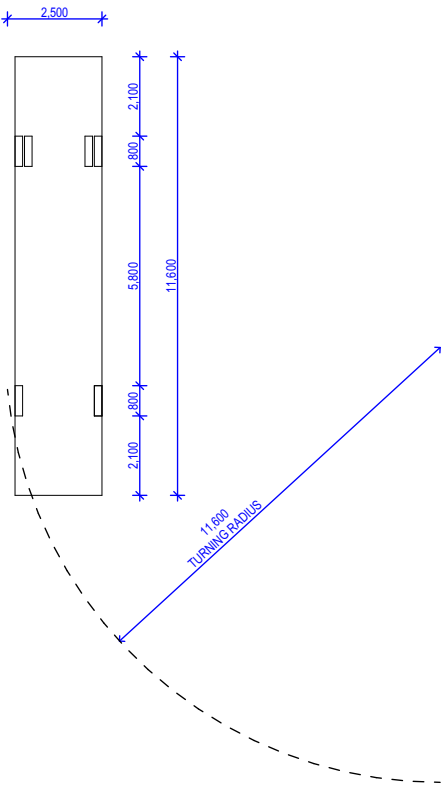
1 DELIVERY VEHICLE 1:500



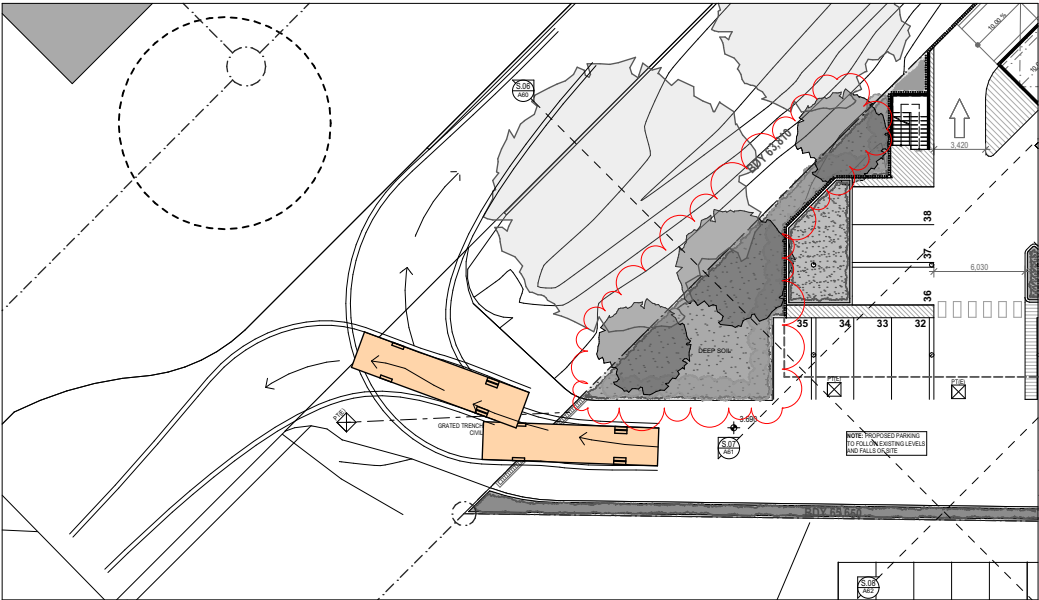
2 DELIVERY VEHICLE 1:500



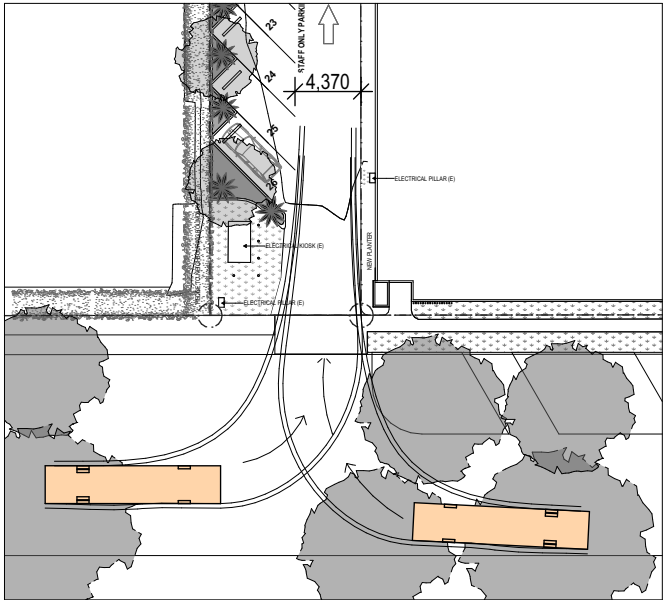
3 DELIVERY VEHICLE 1:500



DELIVERY VEHICLE - DIMENSIONS 1:200



COMMERCIAL VEHICLE EXIT VIA SWAN STREET 1:500



COMMERCIAL VEHICLE ENTRY VIA JACARANDA AVENUE 1:500



RAYMOND TERRACE BOWLING CLUB : SWEEP PATHS - DELIVERIES

13954 - A33 - Rev E - 15 April 2025

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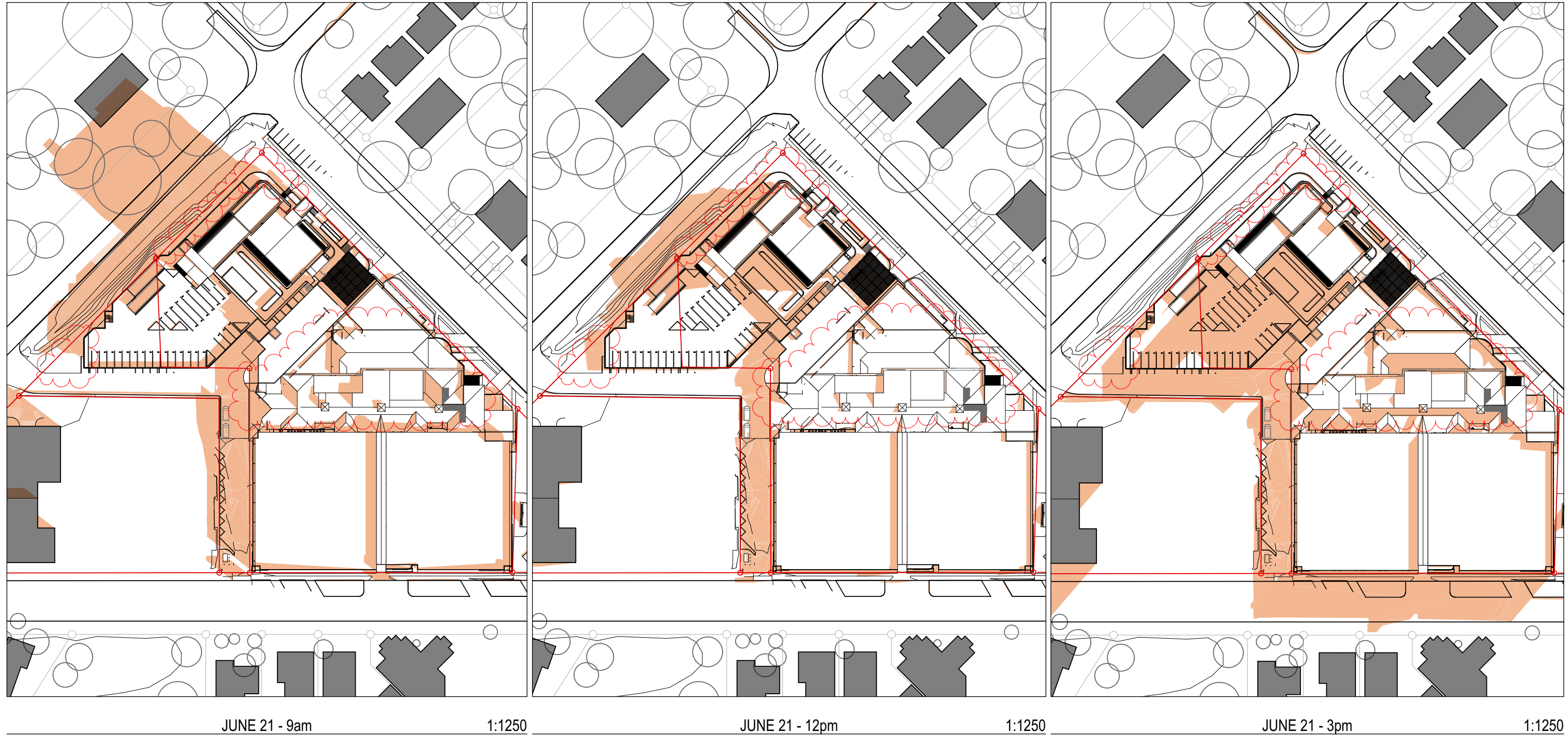
0 10mm 20mm 100mm ON ORIGINAL A3
1:200, 1:500 @ A3

EJE Integrity
Innovation
Inspiration

ABBREVIATIONS			
AHD	AUSTRALIAN HEIGHT DATUM	FE	FIRE EXTINGUISHER
AL	ALUMINUM LOUVRE	FFL	FINISHED FLOOR LEVEL
ALB	ALUMINUM BATTEN	FHR	FIRE HOSE REEL - REFER TO HYDRAULIC DOCUMENTATION
AS	AUSTRALIAN STANDARD	LVR	LOUVRE
BAL	BALUSTRADE	MDB	MAIN DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION
BG	BOX GUTTER	PT	PIT
BH	BULKHEAD	REF	REFRIGERATOR
BOL	BOLLARD	RL	REDUCED LEVEL
CFC	COMPRESSED FIBRE CEMENT	RS	ROLLER SHUTTER
COL	COLUMN - REFER TO STRUCTURAL DOCUMENTATION	TOSI	TACTILE GROUND SURFACE INDICATORS
COS	CONFIRM ON SITE	TYP	TYPICAL
DP	DOWNPIPE - REFER TO HYDRAULIC DOCUMENTATION	UR	URINAL
E	EXISTING	WC	WATER CLOSET
EGB	ELECTRICAL DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION		
EG	EAVES GUTTER - REFER TO HYDRAULIC DOCUMENTATION		
EV	ELECTRIC VEHICLE		

#	No. DENOTES TYPE AS SCHEDULED
---	-------------------------------

LEGEND	
W1.05	WINDOW MARKER eg. WINDOW / LEVEL 1 / WINDOW N° 05
L1.05	LOUVRE MARKER eg. LOUVRE / LEVEL 1 / LOUVRE N° 05
D1.05	DOOR MARKER eg. DOOR / LEVEL 1 / DOOR N° 05
	LINE MARKING
0.00	EXISTING RL
0.00	PROPOSED RL



RAYMOND TERRACE BOWLING CLUB : SHADOW DIAGRAMS

13954 - A34 - Rev D - 16 April 2025

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Nominated Architect - Bernard Collins No. 4438 (NSW ARB)

0 10mm 50mm 100mm ON ORIGINAL A3 1:1250 @ A3



RAYMOND TERRACE BOWLING CLUB : 3D PERSPECTIVES

13954 - A35 - Rev A - 15 April 2025

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Nominated Architect - Bernard Collins No. 4438 (NSW ARB)

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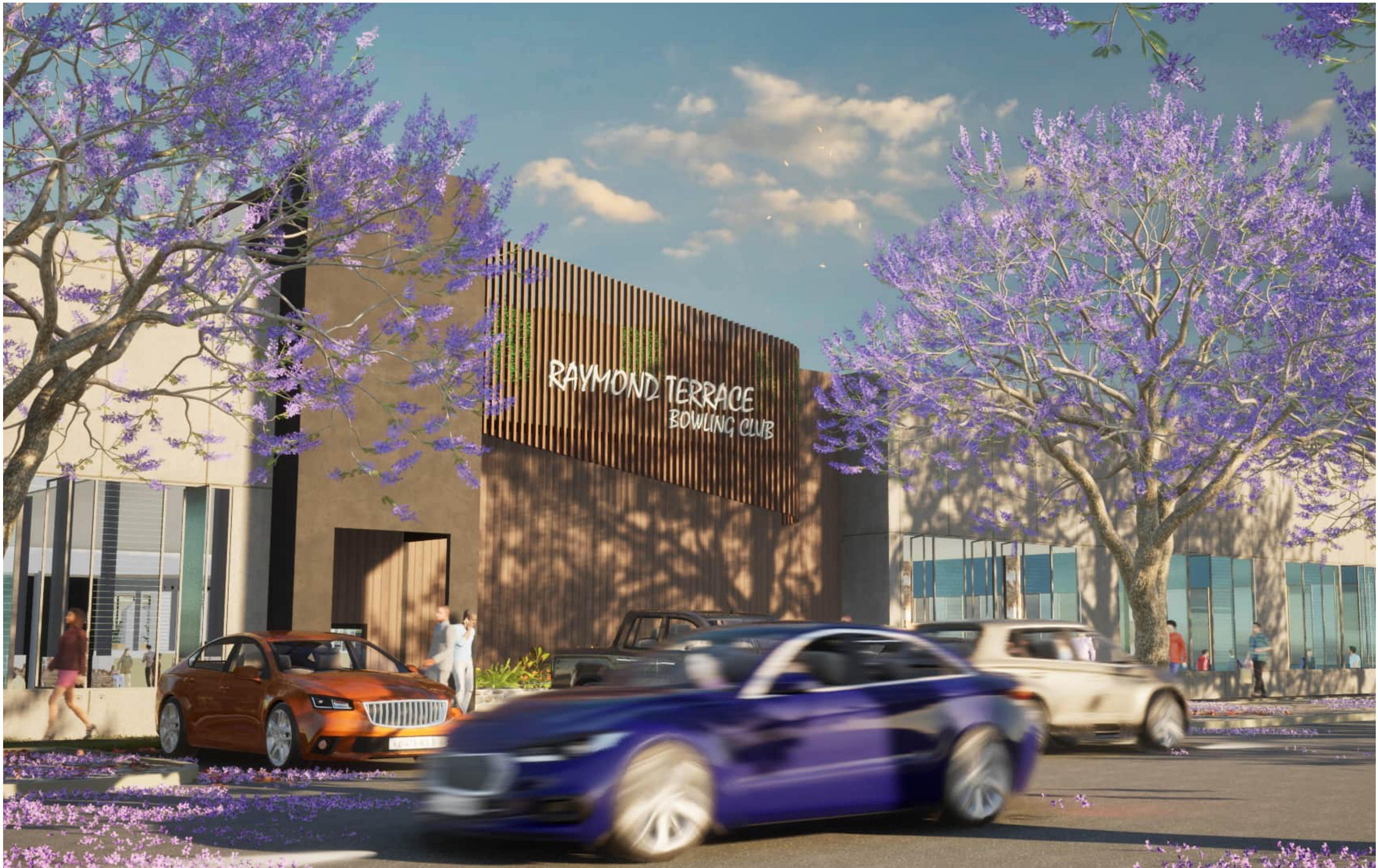


RAYMOND TERRACE BOWLING CLUB : 3D PERSPECTIVES

13954 - A36 - Rev B - 15 April 2025

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Nominated Architect - Bernard Collins No. 4438 (NSW ARB)

0 10mm 50mm 100mm ON ORIGINAL A3 NTS @ A3



RAYMOND TERRACE BOWLING CLUB : 3D PERSPECTIVES

13954 - A37 - Rev A - 15 April 2025

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0 10mm 50mm 100mm ON ORIGINAL A3 NTS @ A3



CFC CLADDING



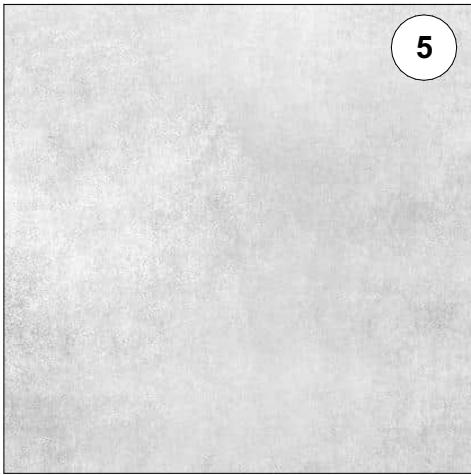
PIVOT WINDOWS



GLASS LOUVRE WINDOW



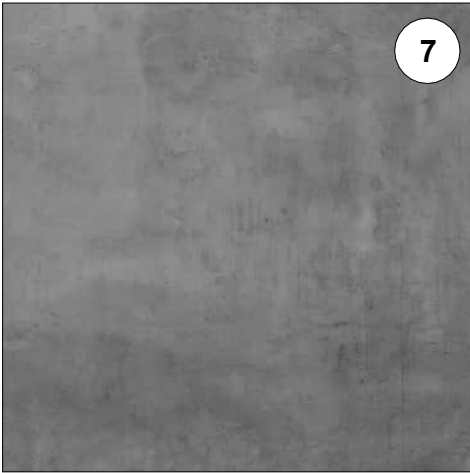
FRAMELESS GLASS BALUSTRADE



LIGHT GREY CONCRETE, SMOOTH FINISH



LARGE FIXED GLAZING, DARK ALUMINIUM FRAMING



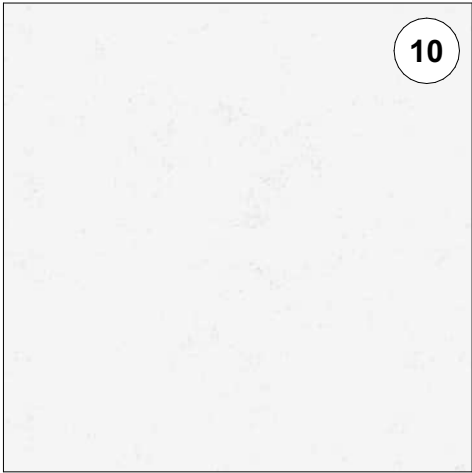
DARK-LOOK CONCRETE - TEXTURED FINISH



RUSTIC BRICK - WHITWASHED LOOK



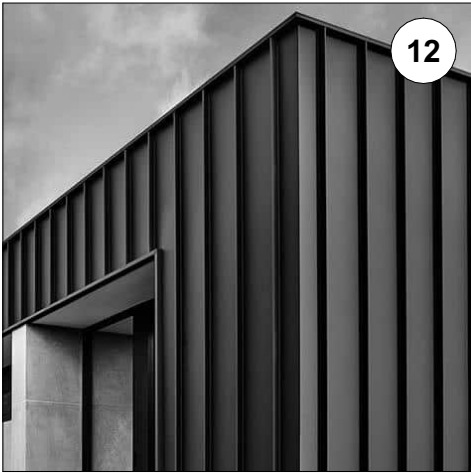
TIMBER-LOOK ALUMINIUM BATTENS



WHITE CONCRETE, SMOOTH FINISH



TENSILE WIRE TRELLIS



DARK ALUMINIUM EXTERIOR CLADDING



RAYMOND TERRACE BOWLING CLUB : SCHEDULE OF MATERIALS

13954 - A38 - Rev A - 15 April 2025

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0 10mm 50mm 100mm ON ORIGINAL A3 NTS @ A3

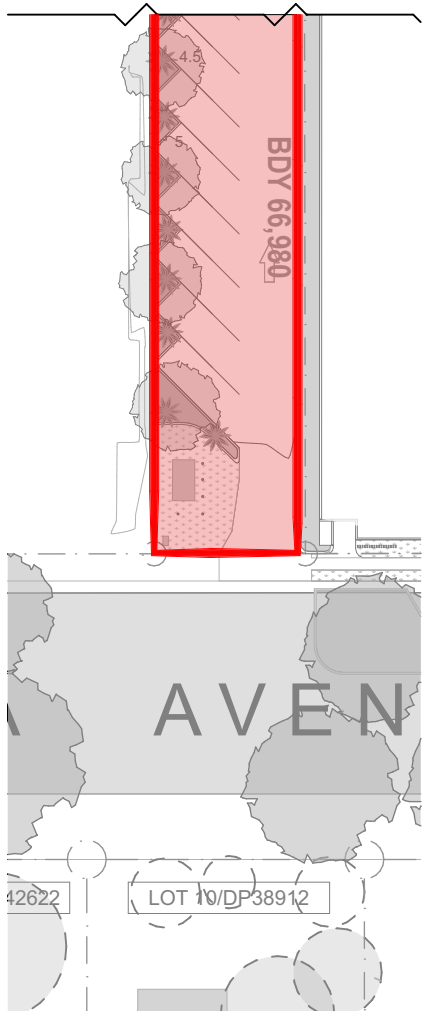
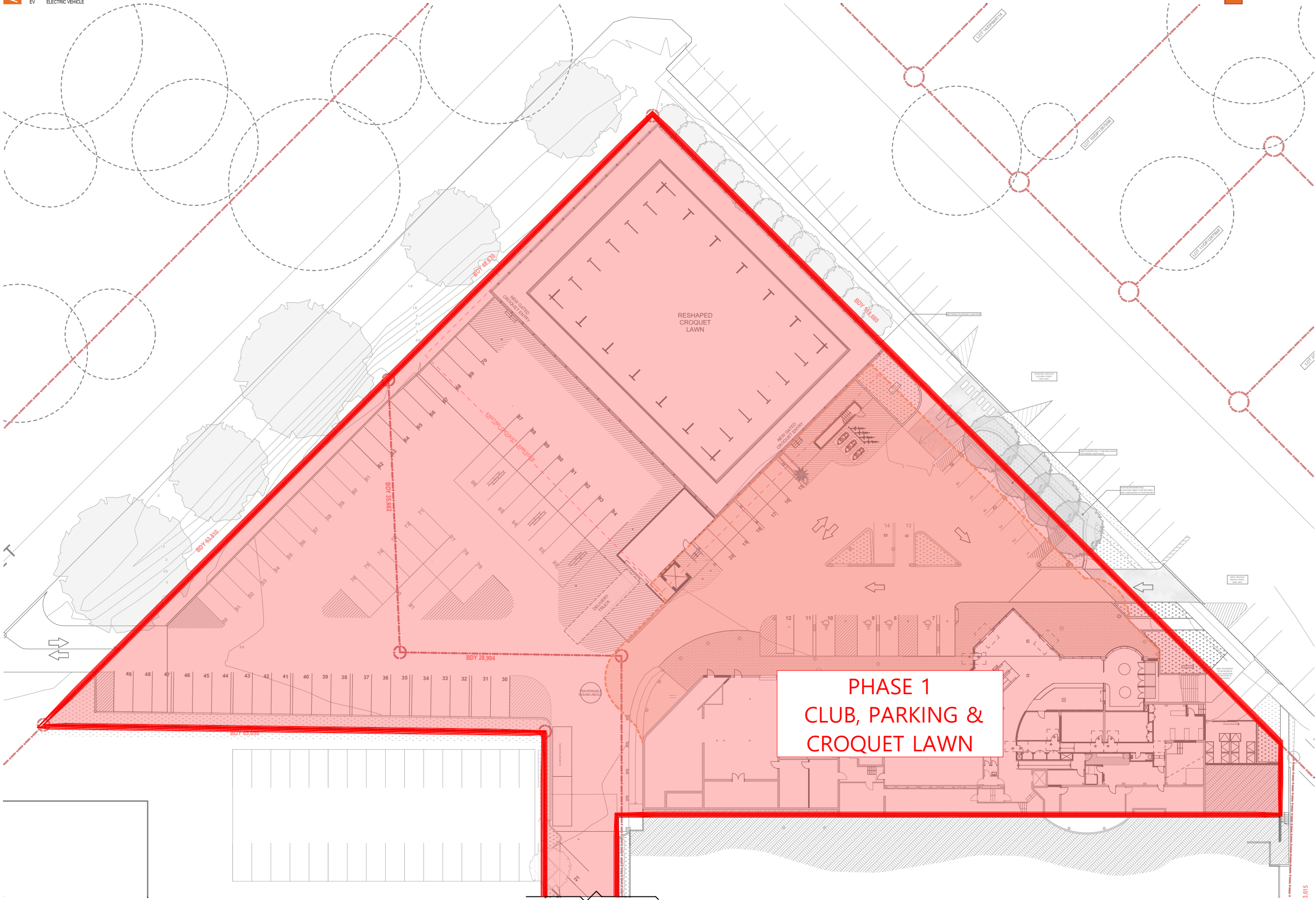
ABBREVIATIONS

AHD	AUSTRALIAN HEIGHT DATUM	FE	FIRE EXTINGUISHER
AL	ALUMINUM LOUVRE	FFL	FINISHED FLOOR LEVEL
ALB	ALUMINUM BATTEN	FHR	FIRE HOSE REEL - REFER TO HYDRAULIC DOCUMENTATION
AS	AUSTRALIAN STANDARD	LVR	LOUVRE
BAL	BALUSTRADE	MDB	MAIN DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION
BG	BOX GUTTER	PT	PT
BH	BULKHEAD	REF	REFRIGERATOR
BN	GARBAGE BIN	RL	REDUCED LEVEL
BOL	BOLLARD	RS	ROLLER SHUTTER
CFC	COMPRESSED FIBRE CEMENT	TOSI	TACTILE GROUND SURFACE INDICATORS
COL	COLUMN - REFER TO STRUCTURAL DOCUMENTATION	TYP	TYPICAL
COS	CONFIRM ON SITE	UR	URINAL
DP	DOWNPIPE - REFER TO HYDRAULIC DOCUMENTATION	WC	WATER CLOSET
E	EXISTING		
ESB	ELECTRICAL DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION		
EG	EAVES GUTTER - REFER TO HYDRAULIC DOCUMENTATION		
EV	ELECTRIC VEHICLE		

#	No. DENOTES TYPE AS SCHEDULED
---	-------------------------------

LEGEND

W1.05	WINDOW MARKER eg. WINDOW / LEVEL 1 / WINDOW N° 05	0.00	EXISTING RL
L1.05	LOUVRE MARKER eg. LOUVRE / LEVEL 1 / LOUVRE N° 05	0.00	PROPOSED RL
D1.05	DOOR MARKER eg. DOOR / LEVEL 1 / DOOR N° 05		
	LINE MARKING		



RAYMOND TERRACE BOWLING CLUB : STAGING - GROUND FLOOR
13954 - A39 - Rev B - 15 April 2025

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Nominated Architect - Bernard Collins No. 4438 (NSW ARB)



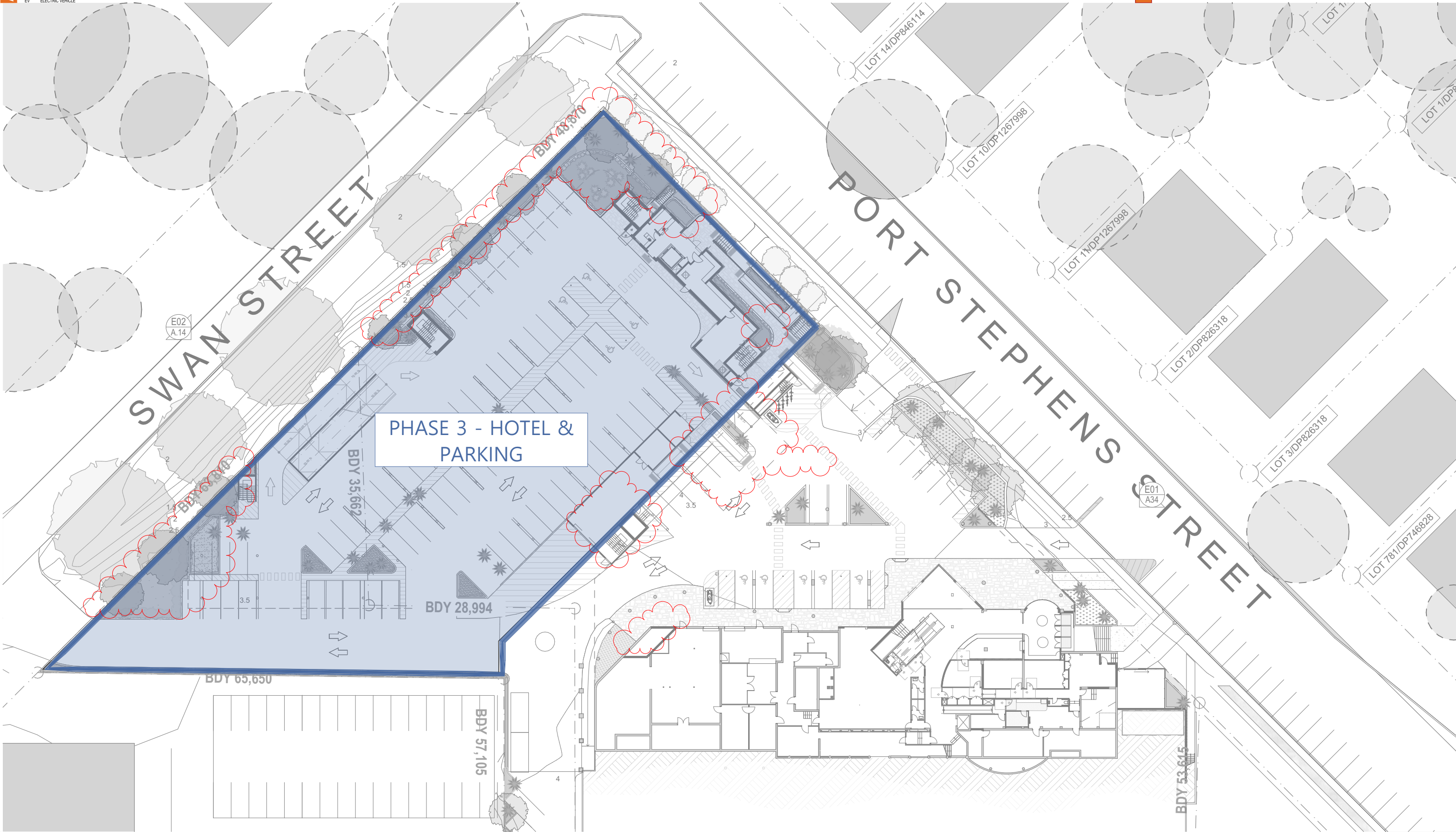
ABBREVIATIONS

AHD	AUSTRALIAN HEIGHT DATUM	FE	FIRE EXTINGUISHER
AL	ALUMINUM LOUVRE	FFL	FINISHED FLOOR LEVEL
ALB	ALUMINUM BATTEN	FHR	FIRE HOSE REEL - REFER TO HYDRAULIC DOCUMENTATION
AS	AUSTRALIAN STANDARD	LVR	LOUVRE
BAL	BALUSTRADE	MDB	MAIN DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION
BG	BOX GUTTER	PT	PT
BH	BULKHEAD	REF	REFRIGERATOR
BN	GARAGE BIN	RL	REDUCED LEVEL
BOL	BOLLARD	RS	ROLLER SHUTTER
CFC	COMPRESSED FIBRE CEMENT	TOSI	TACTILE GROUND SURFACE INDICATORS
COL	COLUMN - REFER TO STRUCTURAL DOCUMENTATION	TYP	TYPICAL
COS	CONFIRM ON SITE	UR	URINAL
DP	DOWNPIPE - REFER TO HYDRAULIC DOCUMENTATION	WC	WATER CLOSET
E	EXISTING		
E05	ELECTRICAL DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION		
EG	EAVES GUTTER - REFER TO HYDRAULIC DOCUMENTATION		
EV	ELECTRIC VEHICLE		

No. DENOTES TYPE AS SCHEDULED

LEGEND

WT.05	WINDOW MARKER eg. WINDOW / LEVEL 1 / WINDOW N° 05	0.00	EXISTING RL
LT.05	LOUVRE MARKER eg. LOUVRE / LEVEL 1 / LOUVRE N° 05	0.00	PROPOSED RL
DT.05	DOOR MARKER eg. DOOR / LEVEL 1 / DOOR N° 05		
	LINE MARKING		



RAYMOND TERRACE BOWLING CLUB : STAGING - GROUND FLOOR (2)

13954 - A40 - Rev C - 15 April 2025

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Nominated Architect - Bernard Collins No. 4438 (NSW ARB)

ABBREVIATIONS

AHD AUSTRALIAN HEIGHT DATUM
AL ALUMINUM LOUVRE
ALB ALUMINUM BATTEN
AS AUSTRALIAN STANDARD
BAL BALUSTRADE
BG BOX GUTTER
BH BULKHEAD
BIN GARBAGE BIN
BOL BOLLARD
CFC COMPRESSED FIBRE CEMENT
COL COLUMN - REFER TO STRUCTURAL DOCUMENTATION
COS CONFIRM ON SITE
DP DOWNPIPE - REFER TO HYDRAULIC DOCUMENTATION
E EXISTING
E108 ELECTRICAL DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION
EG EAVES GUTTER - REFER TO HYDRAULIC DOCUMENTATION
EV ELECTRIC VEHICLE

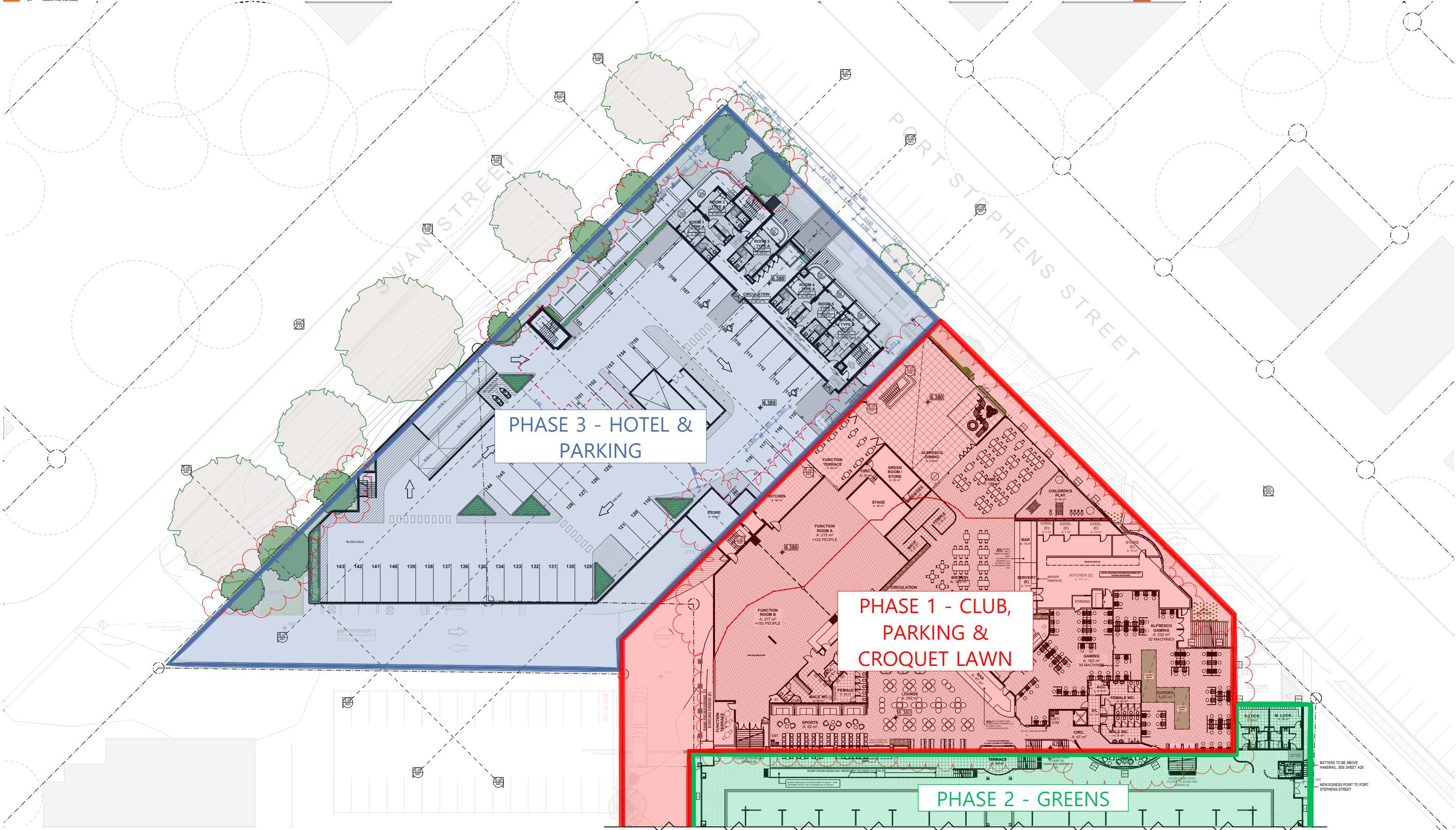
FE FIRE EXTINGUISHER
FFL FINISHED FLOOR LEVEL
FHR FIRE HOSE REEL - REFER TO HYDRAULIC DOCUMENTATION
LVR LOUVRE
MDB MAIN DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION
PT PT
REF REFRIGERATOR
RL REDUCED LEVEL
RS ROLLER SHUTTER
TOSI TACTILE GROUND SURFACE INDICATORS
TYP TYPICAL
UR URINAL
WC WATER CLOSET

No. DENOTES TYPE AS SCHEDULED

LEGEND

W1.05 WINDOW MARKER
eg. WINDOW / LEVEL 1 / WINDOW N° 05
L1.05 LOUVRE MARKER
eg. LOUVRE / LEVEL 1 / LOUVRE N° 05
D1.05 DOOR MARKER
eg. DOOR / LEVEL 1 / DOOR N° 05
LINE MARKING

0.00 EXISTING RL
0.00 PROPOSED RL









RAYMOND TERRACE BOWLING CLUB : STAGING - FIRST FLOOR

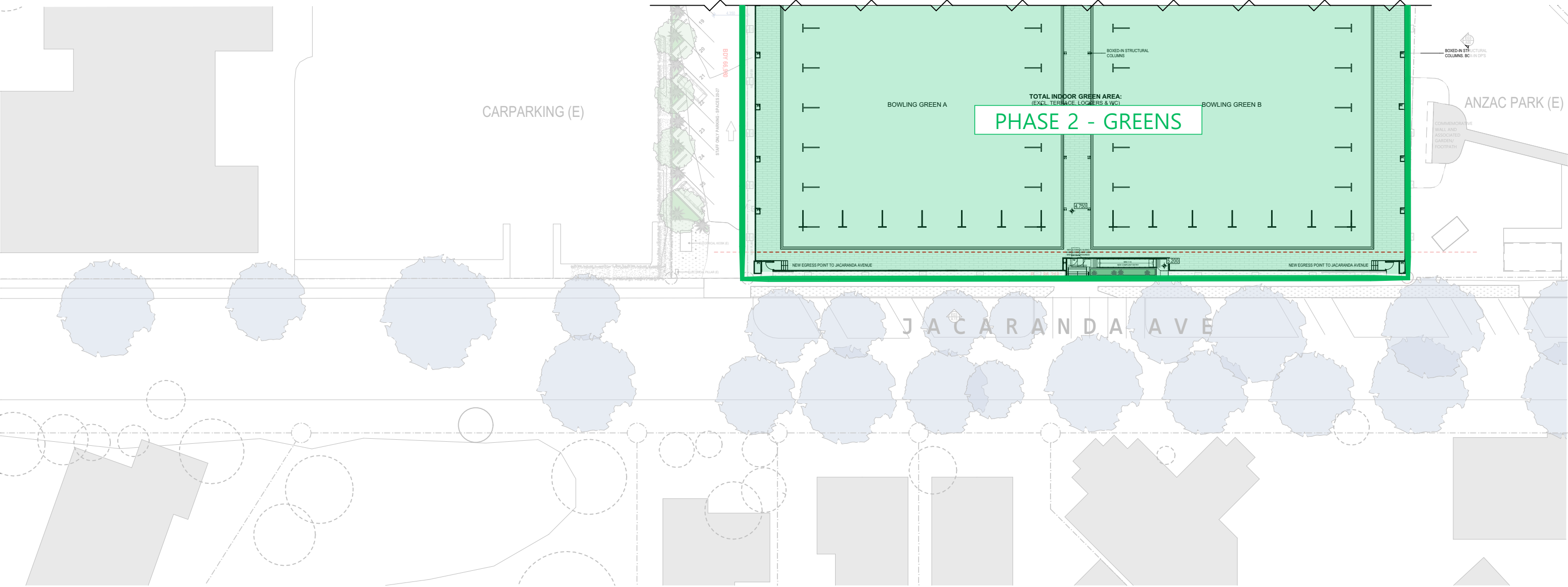
13954 - A41 - Rev C - 15 April 2025

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Nominated Architect - Bernard Collins No. 4438 (NSW ARB)

0 10mm 50mm 100mm ON ORIGINAL A1 1:500 @ A3

ABBREVIATIONS			
AHD	AUSTRALIAN HEIGHT DATUM	FE	FIRE EXTINGUISHER
AL	ALUMINUM LOUVRE	FFL	FINISHED FLOOR LEVEL
ALB	ALUMINUM BATTEN	FHR	FIRE HOSE REEL - REFER TO HYDRAULIC DOCUMENTATION
AS	AUSTRALIAN STANDARD	LVR	LOUVRE
BAL	BALUSTRADE	MDB	MAIN DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION
BG	BOX GUTTER	PT	PT
BH	BULKHEAD	REF	REFRIGERATOR
BN	GARBAGE BIN	RL	REDUCED LEVEL
BOL	BOLLARD	RS	ROLLER SHUTTER
CFC	COMPRESSED FIBRE CEMENT	TGSI	TACTILE GROUND SURFACE INDICATORS
COL	COLUMN - REFER TO STRUCTURAL DOCUMENTATION	TYP	TYPICAL
COS	CONFIRM ON SITE	UR	URINAL
DP	DOWNPIPE - REFER TO HYDRAULIC DOCUMENTATION	WC	WATER CLOSET
E	EXISTING		
EGB	ELECTRICAL DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION	#	No. DENOTES TYPE AS SCHEDULED
EG	EAVES GUTTER - REFER TO HYDRAULIC DOCUMENTATION		
EV	ELECTRIC VEHICLE		

LEGEND	 W1.05	WINDOW MARKER eg. WINDOW / LEVEL 1 / WINDOW N° 05	 0.00	EXISTING RL
	 L1.05	LOUVRE MARKER eg. LOUVRE / LEVEL 1 / LOUVRE N° 05	 0.00	PROPOSED RL
	 D1.05	DOOR MARKER eg. DOOR / LEVEL 1 / DOOR N° 05		
		LINE MARKING		



RAYMOND TERRACE BOWLING CLUB : STAGING - FIRST FLOOR (2)

13954 - A42 - Rev B - 15 April 2025

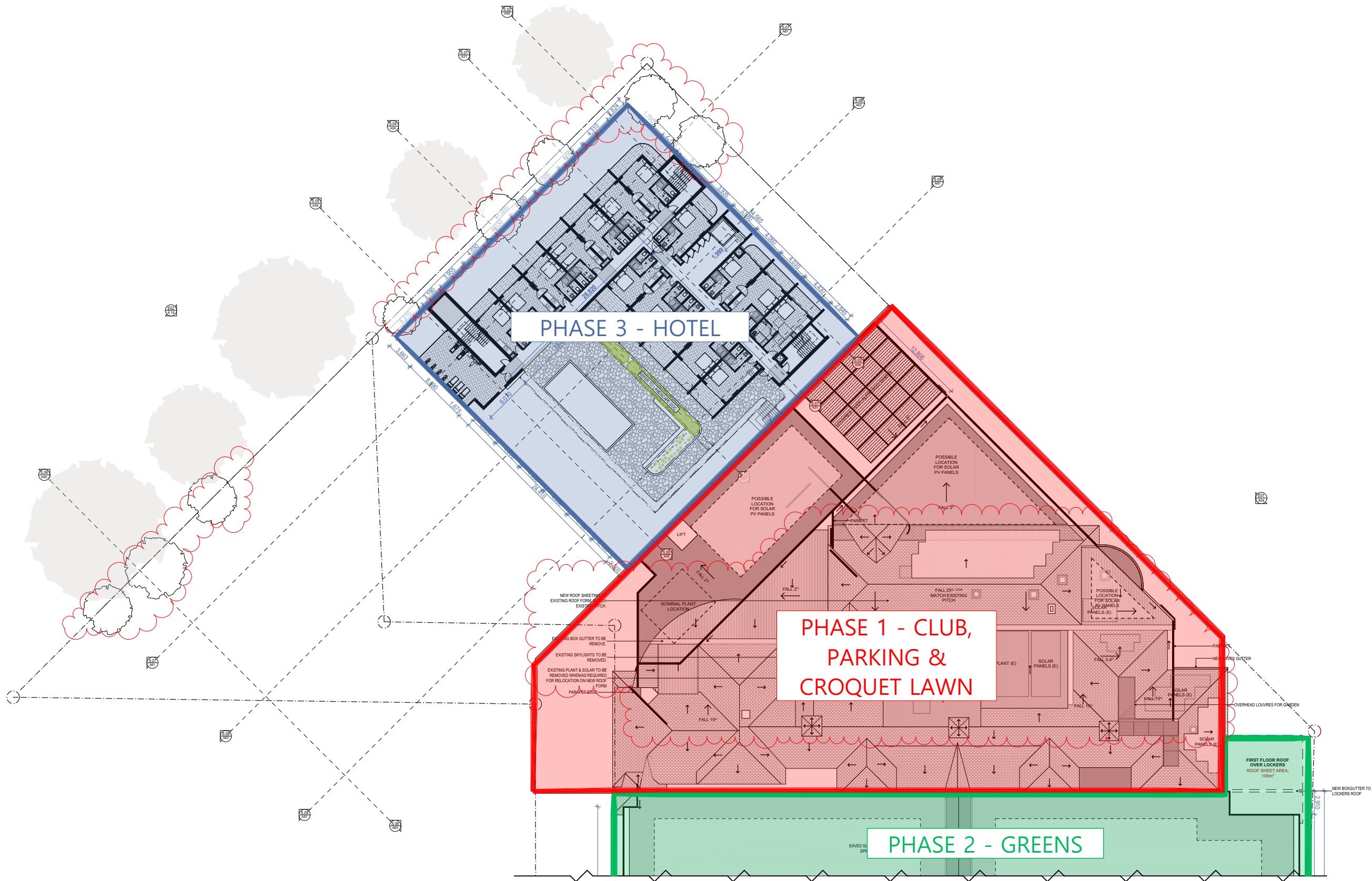
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Nominated Architect - Bernard Collins No. 4438 (NSW ARB)



1:500 @ A3

ABBREVIATIONS	
AHD	AUSTRALIAN HEIGHT DATUM
AL	ALUMINUM LOUVRE
ALB	ALUMINUM BATTEN
AS	AUSTRALIAN STANDARD
BAL	BALUSTRADE
BG	BOX GUTTER
BH	BULKHEAD
BN	GARBAGE BIN
BOL	BOLLARD
CFC	COMPRESSED FIBRE CEMENT
COL	COLUMN - REFER TO STRUCTURAL DOCUMENTATION
COS	CONFIRM ON SITE
DP	DOWNPIPE - REFER TO HYDRAULIC DOCUMENTATION
E	EXISTING
EGB	ELECTRICAL DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION
EG	EAVES GUTTER - REFER TO HYDRAULIC DOCUMENTATION
EV	ELECTRIC VEHICLE
FE	FIRE EXTINGUISHER
FFL	FINISHED FLOOR LEVEL
FHR	FIRE HOSE REEL - REFER TO HYDRAULIC DOCUMENTATION
LVR	LOUVRE
MDB	MAIN DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION
PT	PT
REF	REFRIGERATOR
RL	REDUCED LEVEL
RS	ROLLER SHUTTER
TOSI	TACTILE GROUND SURFACE INDICATORS
TYP	TYPICAL
UR	URINAL
WC	WATER CLOSET
#	No. DENOTES TYPE AS SCHEDULED

LEGEND	WT.05	WINDOW MARKER eg. WINDOW / LEVEL 1 / WINDOW N° 05	0.00	EXISTING RL
	LT.05	LOUVRE MARKER eg. LOUVRE / LEVEL 1 / LOUVRE N° 05	0.00	PROPOSED RL
	DT.05	DOOR MARKER eg. DOOR / LEVEL 1 / DOOR N° 05		
		LINE MARKING		



RAYMOND TERRACE BOWLING CLUB : STAGING - SECOND / ROOF
13954 - A43 - Rev D - 16 April 2025

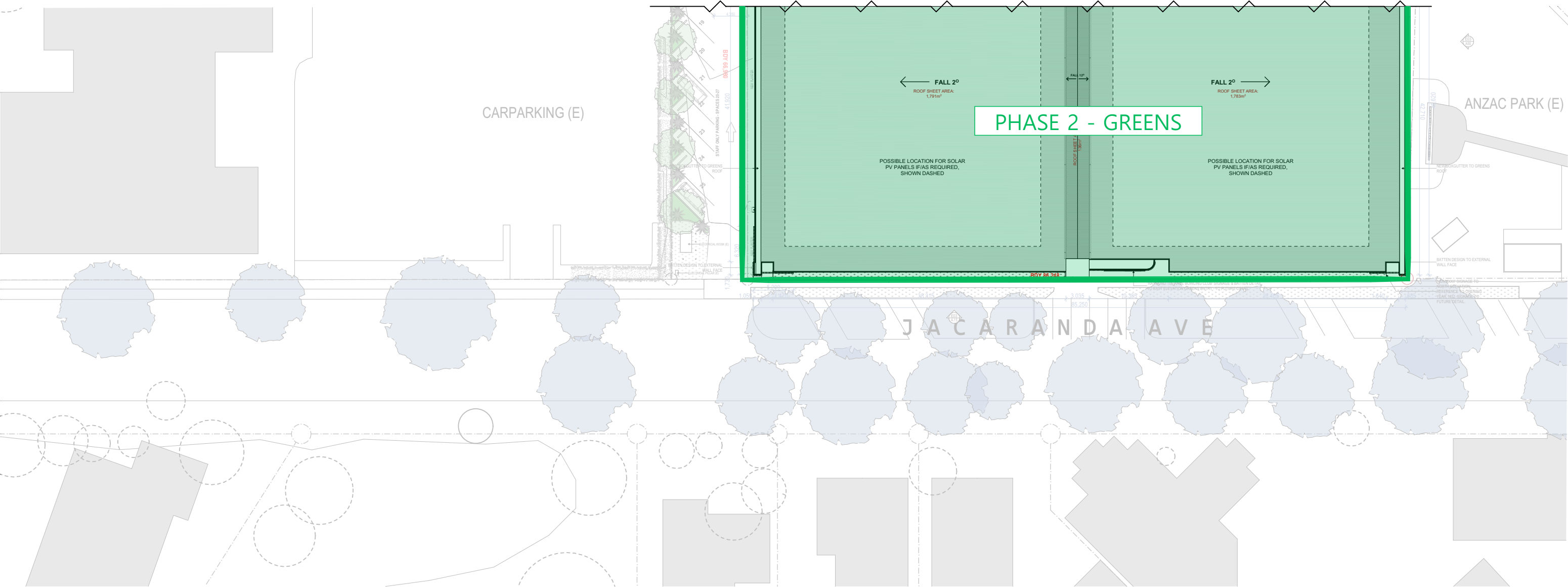
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ABBREVIATIONS

AHD	AUSTRALIAN HEIGHT DATUM	FE	FIRE EXTINGUISHER
AL	ALUMINUM LOUVRE	FFL	FINISHED FLOOR LEVEL
ALB	ALUMINUM BATTEN	FHR	FIRE HOSE REEL - REFER TO HYDRAULIC DOCUMENTATION
AS	AUSTRALIAN STANDARD	LVR	LOUVRE
BAL	BALUSTRADE	MDB	MAIN DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION
BG	BOX GUTTER	PT	PT
BH	BULKHEAD	REF	REFRIGERATOR
BN	GARBAGE BIN	RL	REDUCED LEVEL
BOL	BOLLARD	RS	ROLLER SHUTTER
CFC	COMPRESSED FIBRE CEMENT	TGSI	TACTILE GROUND SURFACE INDICATORS
COL	COLUMN - REFER TO STRUCTURAL DOCUMENTATION	TYP	TYPICAL
COS	CONFIRM ON SITE	UR	URINAL
DP	DOWNPIPE - REFER TO HYDRAULIC DOCUMENTATION	WC	WATER CLOSET
E	EXISTING		
EGB	ELECTRICAL DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION	#	No. DENOTES TYPE AS SCHEDULED
EG	EAVES GUTTER - REFER TO HYDRAULIC DOCUMENTATION		
EV	ELECTRIC VEHICLE		

LEGEND	W1.05	WINDOW MARKER eg. WINDOW / LEVEL 1 / WINDOW N° 05	0.00	EXISTING RL
	L1.05	LOUVRE MARKER eg. LOUVRE / LEVEL 1 / LOUVRE N° 05	0.00	PROPOSED RL
	D1.05	DOOR MARKER eg. DOOR / LEVEL 1 / DOOR N° 05		
		LINE MARKING		



RAYMOND TERRACE BOWLING CLUB : STAGING - SECOND / ROOF (2)

13954 - A44 - Rev B - 15 April 2025

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Nominated Architect - Bernard Collins No. 4438 (NSW ARB)

0 10mm 20mm 100mm ON ORIGINAL A3

1:500 @ A3

ABBREVIATIONS

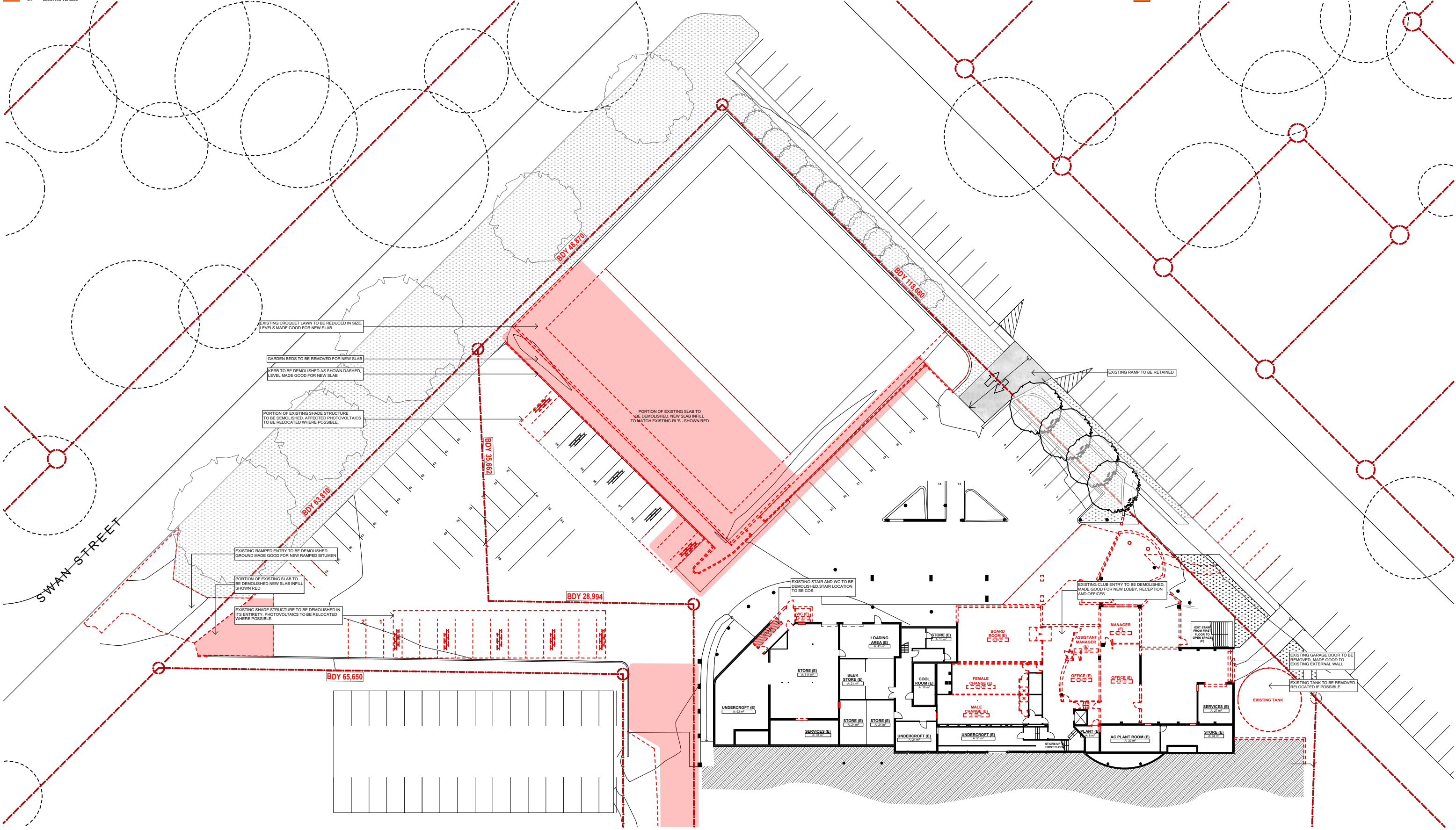
AHD	AUSTRALIAN HEIGHT DATUM
AL	ALUMINUM LOUVRE
ALB	ALUMINUM BATTEN
AS	AUSTRALIAN STANDARD
BAL	BALUSTRADE
BG	BOX GUTTER
BH	BULKHEAD
BN	GARAGE BIN
BOL	BOLLARD
CFC	COMPRESSED FIBRE CEMENT
COL	COLUMN - REFER TO STRUCTURAL DOCUMENTATION
COS	CONFIRM ON SITE
DP	DOWNPIPE - REFER TO HYDRAULIC DOCUMENTATION
E	EXISTING
EDB	ELECTRICAL DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION
EG	EAVES GUTTER - REFER TO HYDRAULIC DOCUMENTATION
EV	ELECTRIC VEHICLE

FE	FIRE EXTINGUISHER
FFL	FINISHED FLOOR LEVEL
FHR	FIRE HOSE REEL - REFER TO HYDRAULIC DOCUMENTATION
LVR	LOUVRE
MDB	MAIN DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION
PT	PT
REF	REFRIGERATOR
RL	REDUCED LEVEL
RS	ROLLER SHUTTER
TOSI	TACTILE GROUND SURFACE INDICATORS
TYP	TYPICAL
UR	URNAL
WC	WATER CLOSET

No. DENOTES TYPE AS SCHEDULED

LEGEND

W1.05	WINDOW MARKER eg. WINDOW / LEVEL 1 / WINDOW N° 05
L1.05	LOUVRE MARKER eg. LOUVRE / LEVEL 1 / LOUVRE N° 05
D1.05	DOOR MARKER eg. DOOR / LEVEL 1 / DOOR N° 05
	LINE MARKING
	0.00 EXISTING RL
	0.00 PROPOSED RL



RAYMOND TERRACE BOWLING CLUB : DEMOLITION INTERIM - STAGE 1

13954 - A45 - Rev B - 15 April 2025

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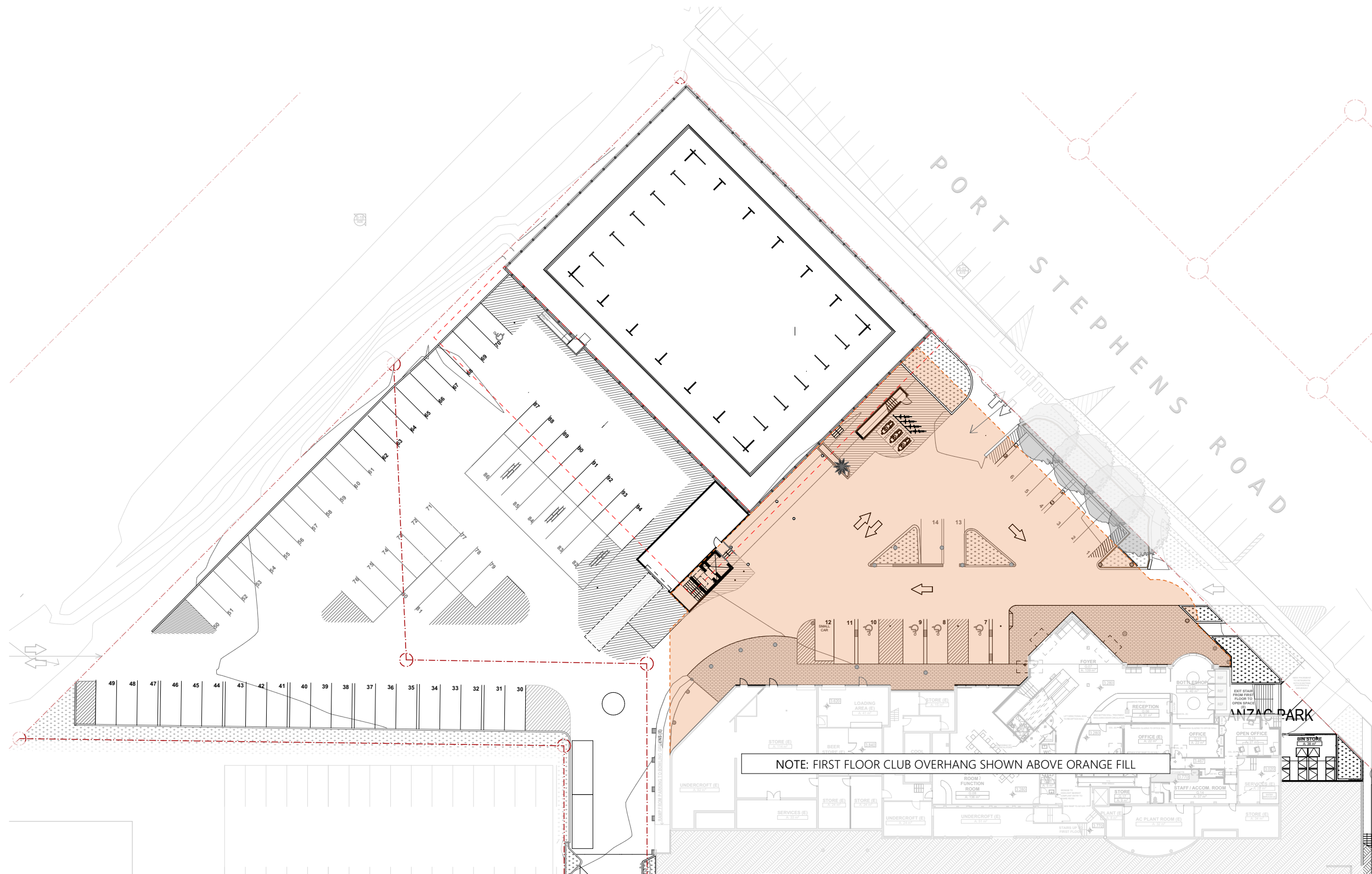


ABBREVIATIONS

AHD	AUSTRALIAN HEIGHT DATUM	FE	FIRE EXTINGUISHER
AL	ALUMINUM LOUVRE	FFL	FINISHED FLOOR LEVEL
ALB	ALUMINUM BATTEN	FHR	FIRE HOSE REEL - REFER TO HYDRAULIC DOCUMENTATION
AS	AUSTRALIAN STANDARD	LVR	LOUVRE
BAL	BALUSTRADE	MDB	MAIN DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION
BG	BOX GUTTER	PT	PT
BH	BULKHEAD	REF	REFRIGERATOR
BN	BARGE BN	RL	REDUCED LEVEL
BOL	BOLLARD	RS	ROLLER SHUTTER
CFC	COMPRESSED FIBRE CEMENT	TGSI	TACTILE GROUND SURFACE INDICATORS
COL	COLUMN - REFER TO STRUCTURAL DOCUMENTATION	TYP	TYPICAL
COS	CONFIRM ON SITE	UR	URINAL
DP	DOWNPIPE - REFER TO HYDRAULIC DOCUMENTATION	WC	WATER CLOSET
E	EXISTING		
EGB	ELECTRICAL DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION		
EG	EAVES GUTTER - REFER TO HYDRAULIC DOCUMENTATION		
EV	ELECTRIC VEHICLE		

#	No. DENOTES TYPE AS SCHEDULED
---	-------------------------------

LEGEND	W1.05	WINDOW MARKER eg. WINDOW / LEVEL 1 / WINDOW N° 05	0.00	EXISTING RL
	L1.05	LOUVRE MARKER eg. LOUVRE / LEVEL 1 / LOUVRE N° 05	0.00	PROPOSED RL
	D1.05	DOOR MARKER eg. DOOR / LEVEL 1 / DOOR N° 05		
		LINE MARKING		



RAYMOND TERRACE BOWLING CLUB : PROPOSED INTERIM - STAGE 1

13954 - A46 - Rev D - 15 April 2025

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ABBREVIATIONS

AHD	AUSTRALIAN HEIGHT DATUM	FE	FIRE EXTINGUISHER
AL	ALUMINIUM LOUVER	FFL	FINISHED FLOOR LEVEL
AS	AUSTRALIAN STANDARD	FHR	FIRE HOSE REEL - REFER TO HYDRAULIC DOCUMENTATION
BAL	BALUSTRADE	LVR	LOUVER
BG	BOX GUTTER	MDR	MAIN DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION
BH	BULKHEAD	PT	PIT
BOL	BOLLARD	REF	REFRIGERATOR
CFC	COMPRESSED FIBRE CEMENT	RL	REDUCED LEVEL
COL	COLUMN - REFER TO STRUCTURAL DOCUMENTATION	RS	ROLLER SHUTTER
COS	CONFIRM ON SITE	TOSI	TACTILE GROUND SURFACE INDICATORS
DP	DOWNPIPE - REFER TO HYDRAULIC DOCUMENTATION	TYP	TYPICAL
E	EXISTING	UR	URINAL
E03	ELECTRICAL DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION	WC	WATER CLOSET
EG	EAVES GUTTER - REFER TO HYDRAULIC DOCUMENTATION		
EV	ELECTRIC VEHICLE		

No. DENOTES TYPE AS SCHEDULED

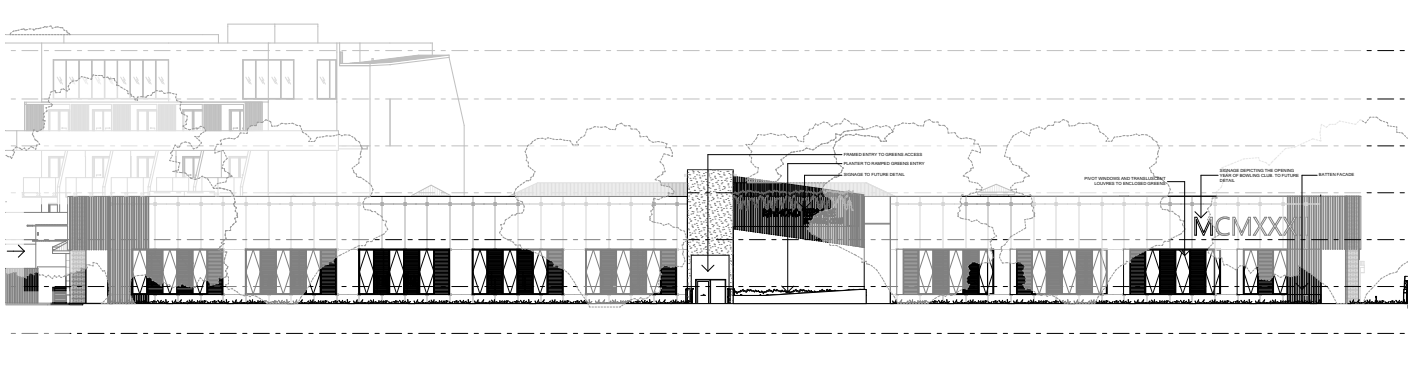
LEGEND

	SURROUNDING BUILDINGS
	NEW LANDSCAPED AREAS
	ASPHALT
	EXISTING TREES
	HERITAGE JACARANDA TREES



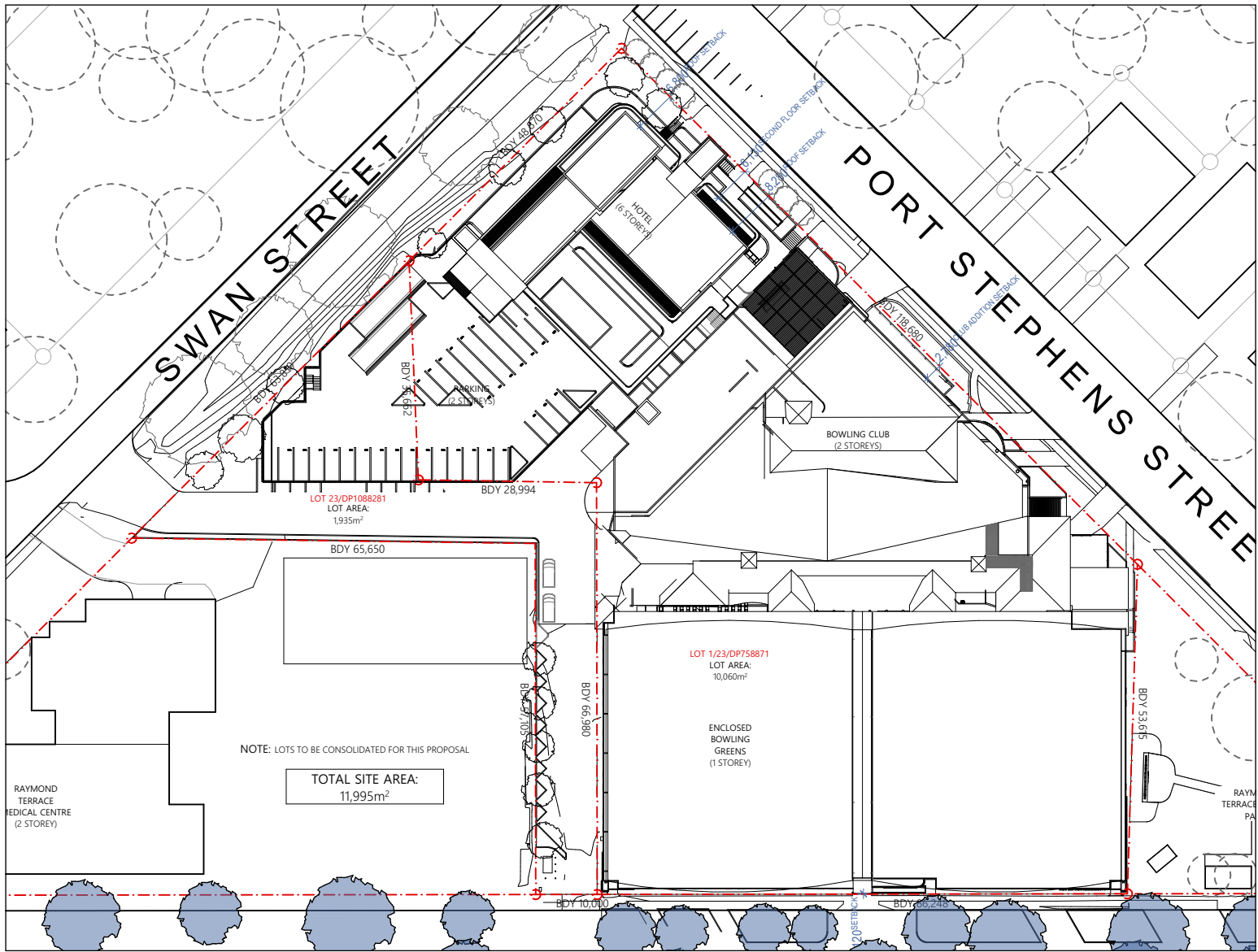
SWAN STREET ELEVATION

1:500



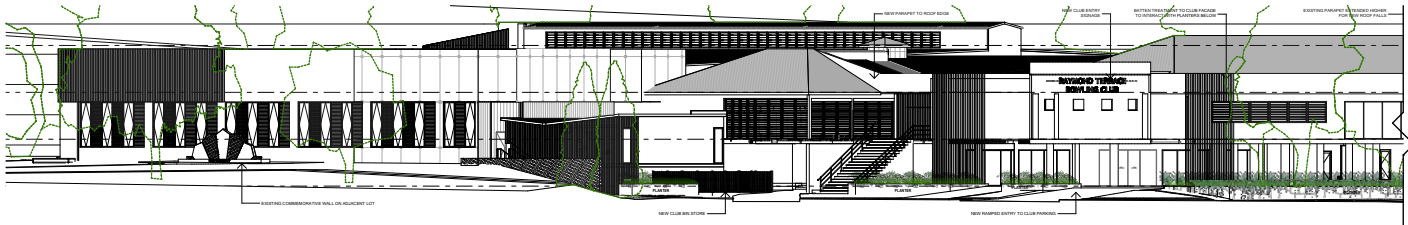
JACARANDA AVENUE ELEVATION

1:500



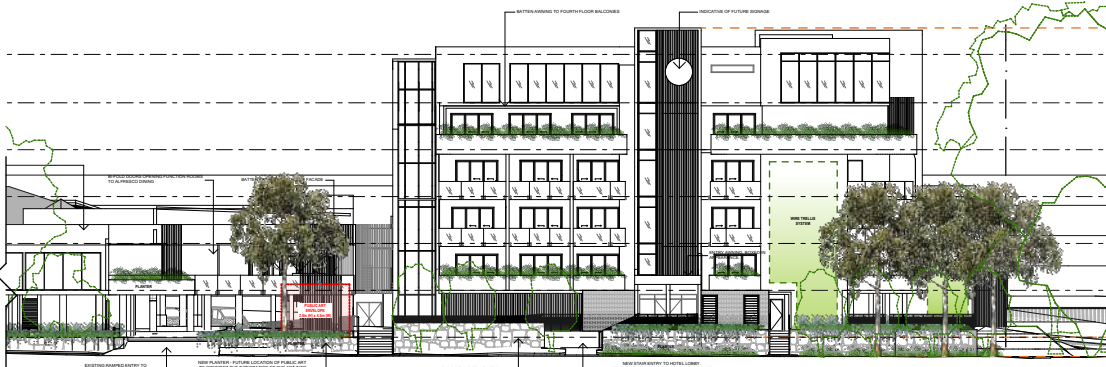
SITE PLAN

1:1000



PORT STEPHENS STREET ELEVATION

1:500



PORT STEPHENS STREET ELEVATION

1:500



RAYMOND TERRACE BOWLING CLUB : NOTIFICATION PLAN

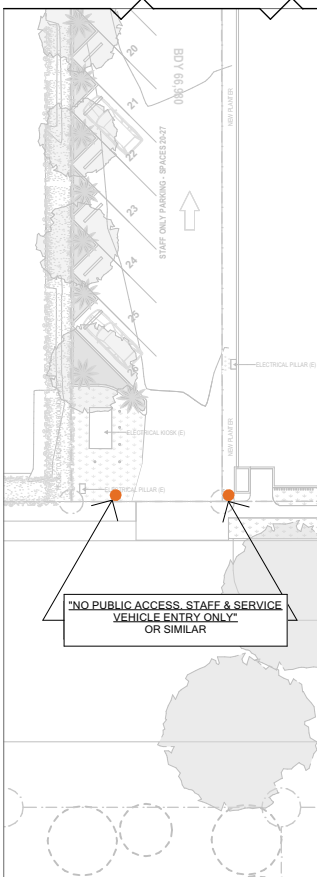
13954 - A49 - Rev D - 15 April 2025

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Nominated Architect - Bernard Collins No. 4438 (NSW ARB)

0 10mm 50mm 100mm ON ORIGINAL A3 1:500, 1:1000 @ A3

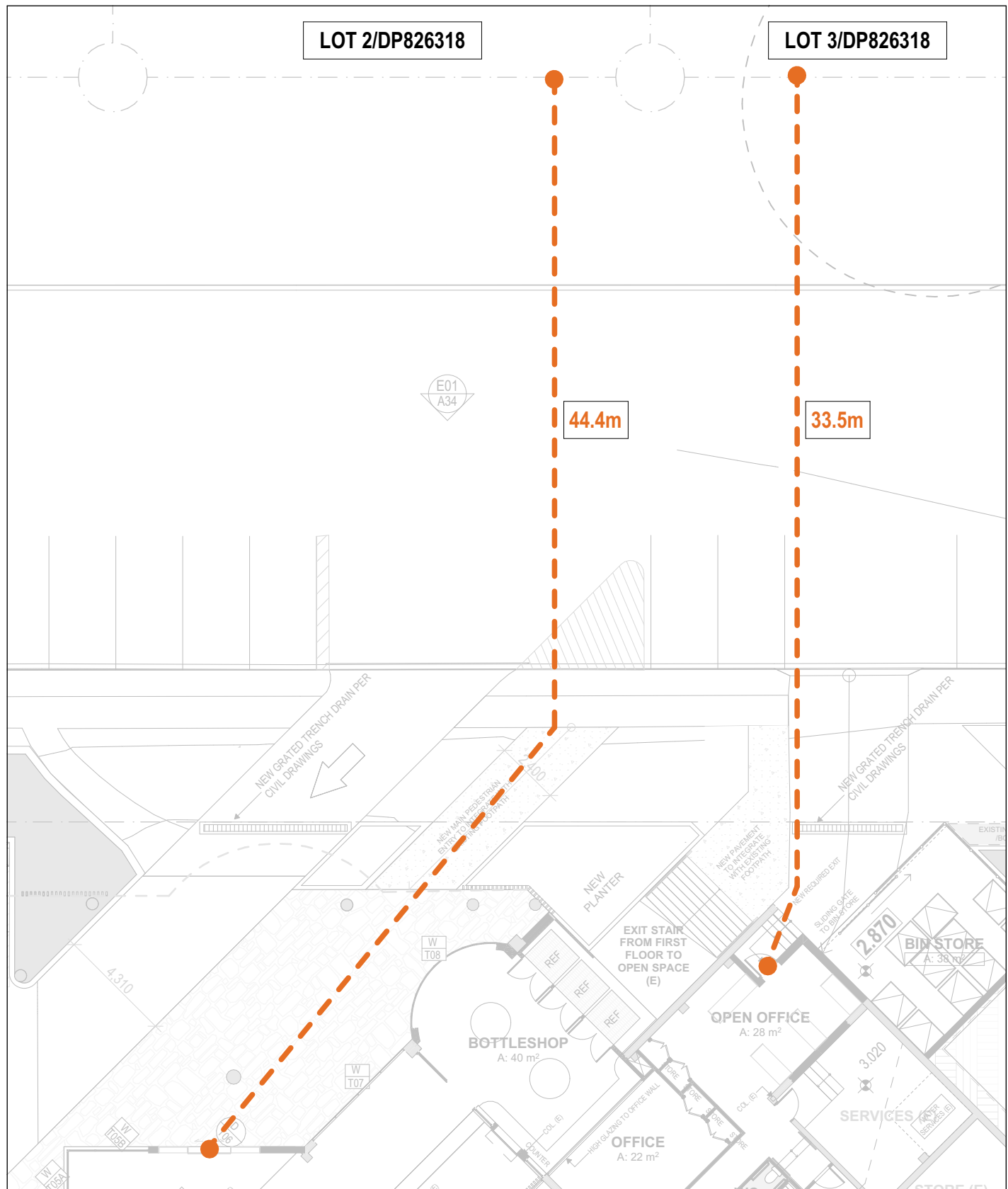
LEGEND

- SURROUNDING BUILDINGS
- NEW LANDSCAPED AREAS
- ASPHALT
- EXISTING TREES
- HERITAGE JACARANDA TREES



LEGEND

- SURROUNDING BUILDINGS
- NEW LANDSCAPED AREAS
- ASPHALT
- EXISTING TREES
- HERITAGE JACARANDA TREES



CLUB (GF) DISTANCE TO NEIGHBORING PROPERTIES 1:200

EJE Integrity
Innovation
Inspiration

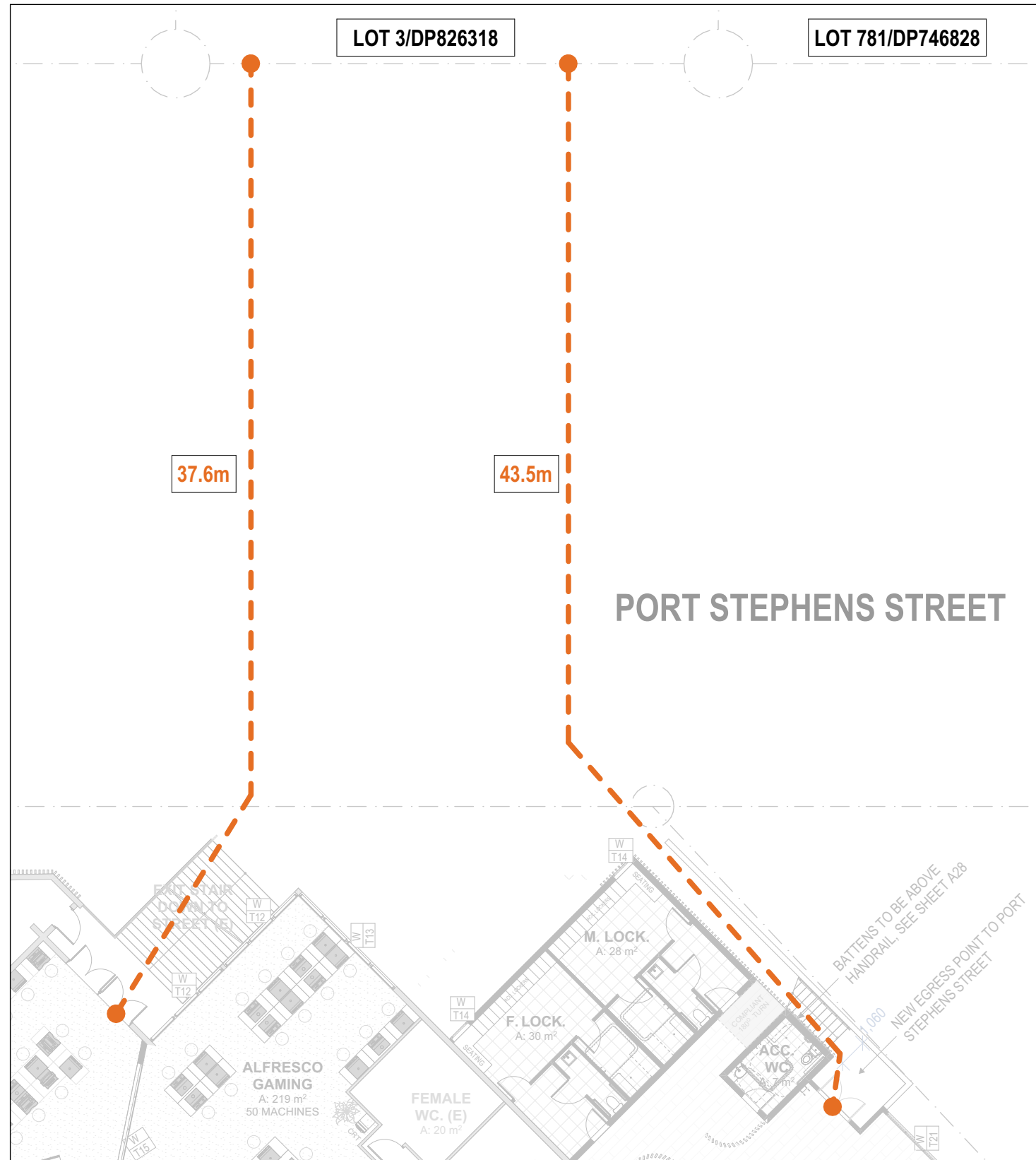
ABBREVIATIONS

AHD	AUSTRALIAN HEIGHT DATUM	FE	FIRE EXTINGUISHER
AL	ALUMINIUM LOUVRE	FFL	FINISHED FLOOR LEVEL
ALB	ALUMINIUM BATTEN	FHR	FIRE HOSE REEL - REFER TO HYDRAULIC DOCUMENTATION
AS	AUSTRALIAN STANDARD	LVR	LOUVRE
BAL	BALUSTRADE	MDB	MAIN DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION
BG	BOX GUTTER	PT	PIT
BH	BULKHEAD	REF	REFRIGERATOR
BL	BOLLARD	RL	REDUCED LEVEL
BOL	BOLLARD	RS	ROLLER SHUTTER
CFC	COMPRESSED FIBRE CEMENT	TGSI	TACTILE GROUND SURFACE INDICATORS
COL	COLUMN - REFER TO STRUCTURAL DOCUMENTATION	TYP	TYPICAL
COS	CONFORM ON SITE	UR	URINAL
DP	DOWNPIPE - REFER TO HYDRAULIC DOCUMENTATION	WC	WATER CLOSET
E	EXISTING		
EDB	ELECTRICAL DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION		
EG	EAVES GUTTER - REFER TO HYDRAULIC DOCUMENTATION		
EV	ELECTRIC VEHICLE		

No. DENOTES TYPE AS SCHEDULED

LEGEND

	SURROUNDING BUILDINGS
	NEW LANDSCAPED AREAS
	ASPHALT
	EXISTING TREES
	HERITAGE JACARANDA TREES



CLUB (FF) DISTANCE TO NEIGHBOURING PROPERTIES 1:200



CLUB (FF) DISTANCE TO NEIGHBOURING PROPERTIES 1:200

RAYMOND TERRACE BOWLING CLUB : DISTANCE TO NEIGHBOURS 02

13954 - A52 - Rev A - 15 April 2025

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ABBREVIATIONS

AHD AUSTRALIAN HEIGHT DATUM
ALB ALUMINIUM LOUVER
AS AUSTRALIAN STANDARD
BG BOX GUTTER
BH BULKHEAD
BIN BOLLARD
BOL BOLLARD
CFC COMPRESSED FIBRE CEMENT
COL COLUMN - REFER TO STRUCTURAL DOCUMENTATION
COS CONFORM ON SITE
DP DOWNPIPE - REFER TO HYDRAULIC DOCUMENTATION
E EXISTING
EDB ELECTRICAL DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION
EG EAVES GUTTER - REFER TO HYDRAULIC DOCUMENTATION
EV ELECTRIC VEHICLE

FE FIRE EXTINGUISHER
FFL FINISHED FLOOR LEVEL
FHR FIRE HOSE REEL - REFER TO HYDRAULIC DOCUMENTATION
LVR LOUVER
MDB MAIN DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION
PT PIT
REF REFRIGERATOR
RL REDUCED LEVEL
RS ROLLER SHUTTER
TOSI TACTILE GROUND SURFACE INDICATORS
TYP TYPICAL
URINAL URINAL
WC WATER CLOSET

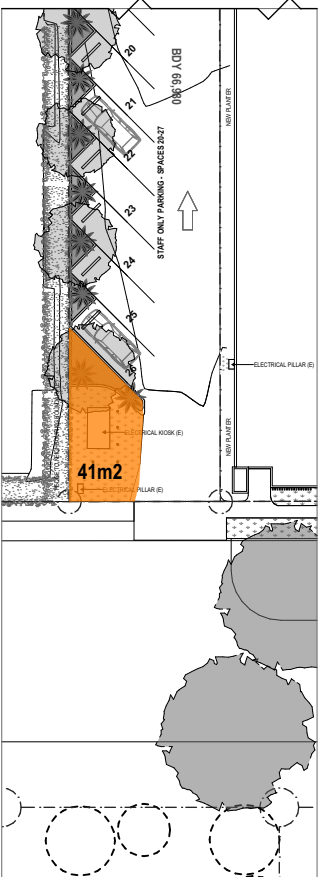
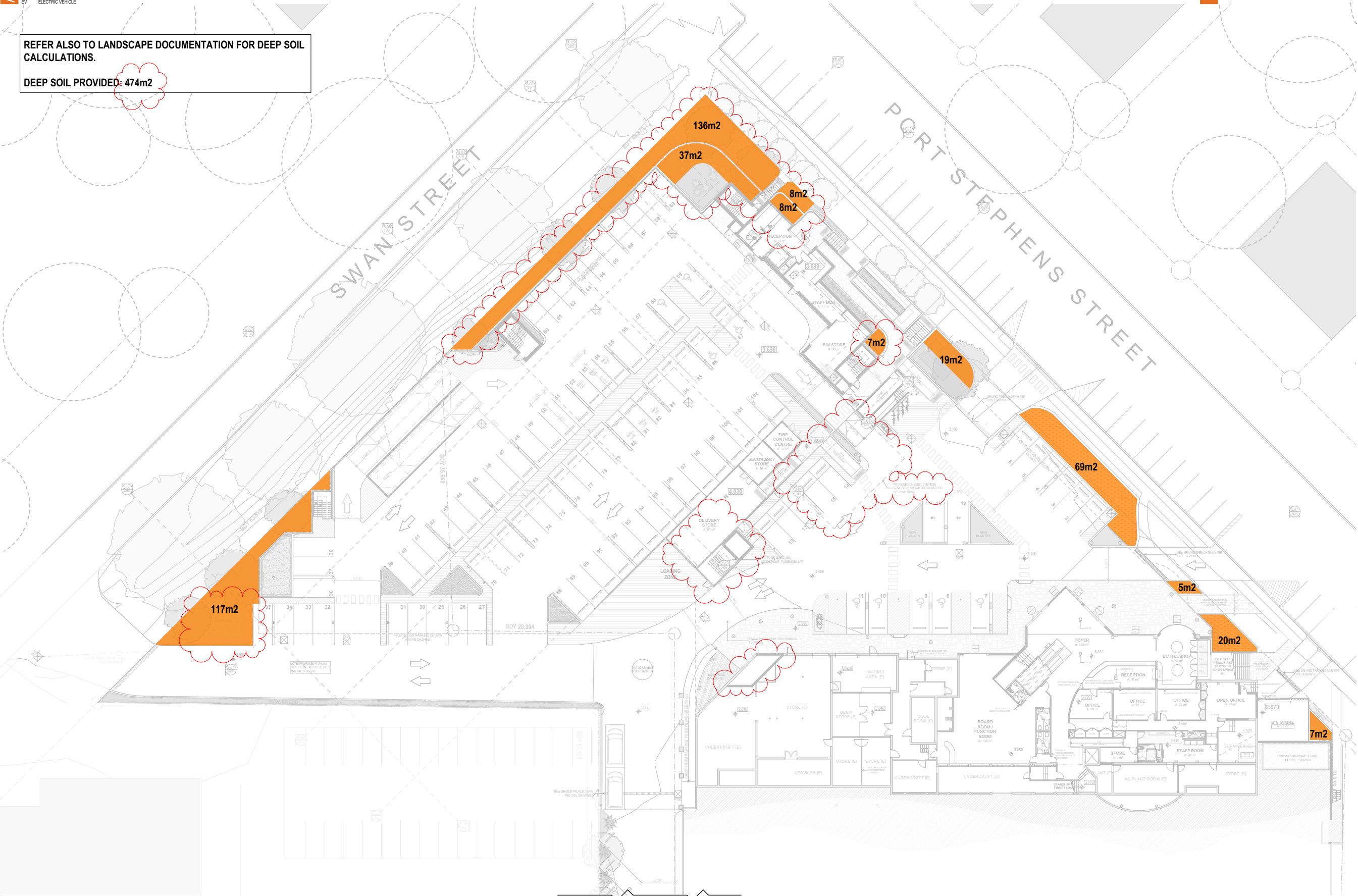
No. DENOTES TYPE AS SCHEDULED

LEGEND

SURROUNDING BUILDINGS
NEW LANDSCAPED AREAS
ASPHALT
EXISTING TREES
HERITAGE JACARANDA TREES

REFER ALSO TO LANDSCAPE DOCUMENTATION FOR DEEP SOIL CALCULATIONS.

DEEP SOIL PROVIDED: 474m²



RAYMOND TERRACE BOWLING CLUB : DEEP SOIL PLANTING

13954 - A53 - Rev D - 15 April 2025

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Nominated Architect - Bernard Collins No. 4438 (NSW ARB)

0 10mm 20mm 100mm ON ORIGINAL A3

1:500 @ A3

ABBREVIATIONS

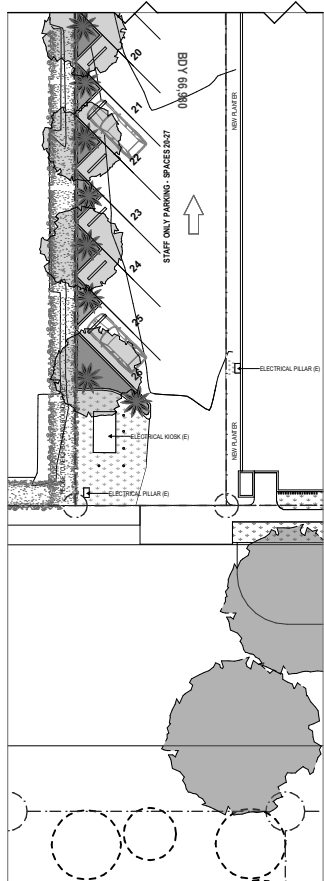
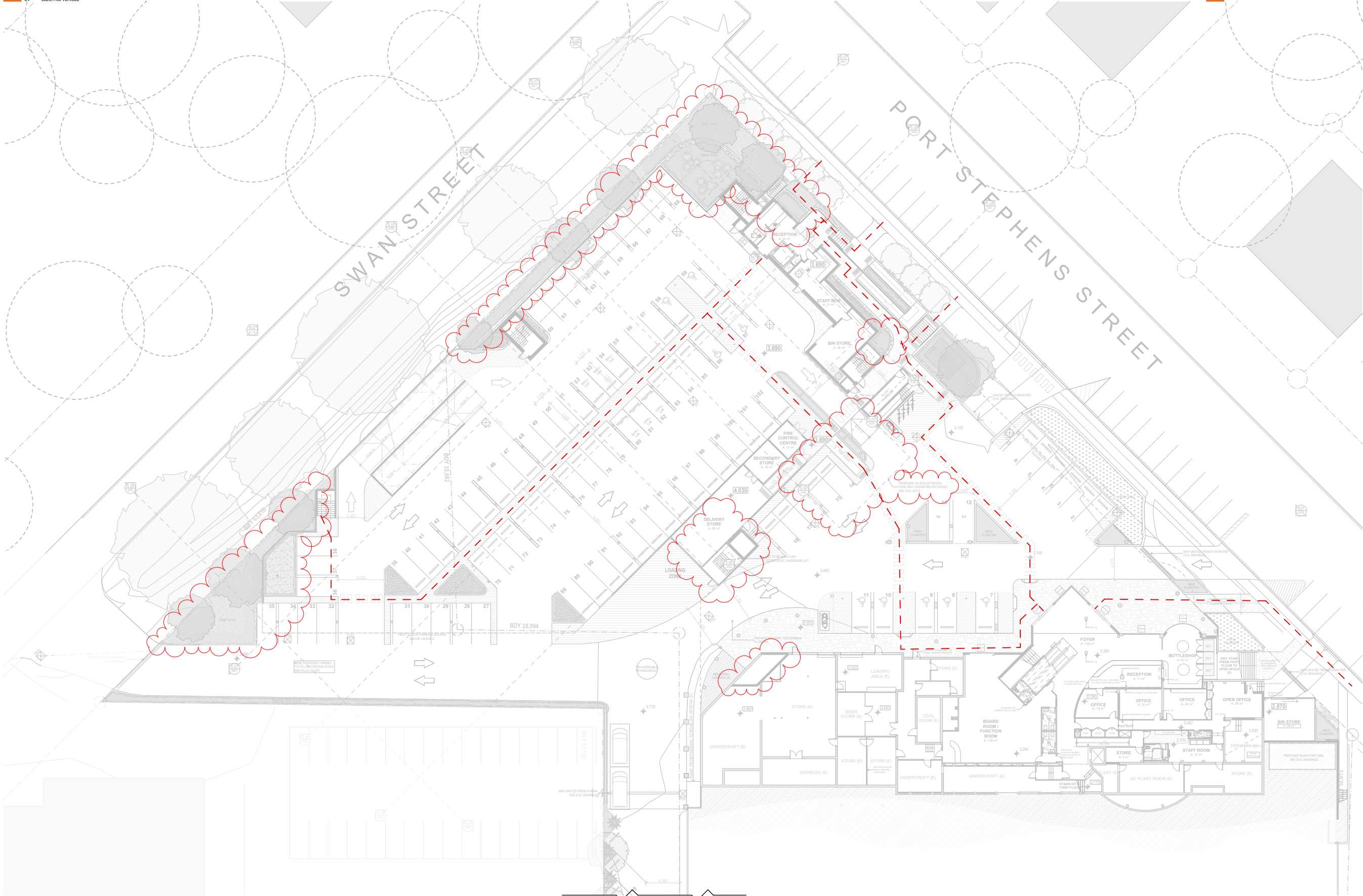
AHD	AUSTRALIAN HEIGHT DATUM
ALB	ALUMINIUM LOUVRE
AS	AUSTRALIAN STANDARD
BG	BOX GUTTER
BL	BULKHEAD
BOL	BOLLARD
CFC	COMPRESSED FIBRE CEMENT
COL	COLUMN - REFER TO STRUCTURAL DOCUMENTATION
COS	CONFIRM ON SITE
DP	DOWNPIPE - REFER TO HYDRAULIC DOCUMENTATION
E	EXISTING
EDB	ELECTRICAL DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION
EG	EAVES GUTTER - REFER TO HYDRAULIC DOCUMENTATION
EV	ELECTRIC VEHICLE

FE	FIRE EXTINGUISHER
PFL	FINISHED FLOOR LEVEL
FHR	FIRE HOSE REEL - REFER TO HYDRAULIC DOCUMENTATION
LVR	LOUVRE
MDB	MAIN DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION
PT	REFRIGERATOR
RL	REDUCED LEVEL
RS	ROLLER SHUTTER
TOSI	TACTILE GROUND SURFACE INDICATORS
TYP	TYPICAL
UR	URINAL
WC	WATER CLOSET

No. DENOTES TYPE AS SCHEDULED

LEGEND

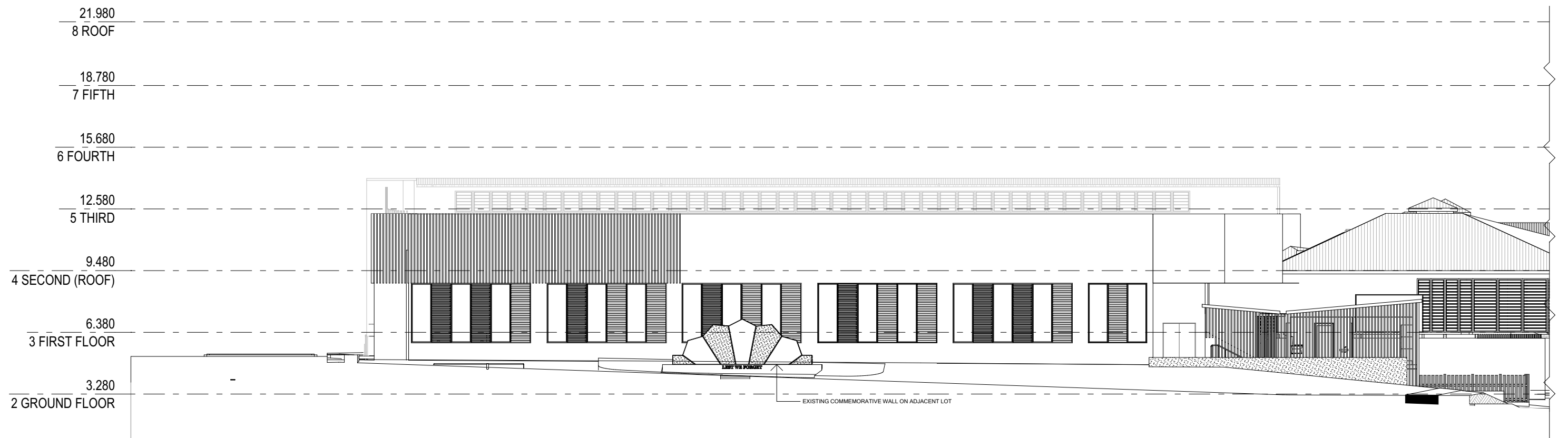
	SURROUNDING BUILDINGS
	NEW LANDSCAPED AREAS
	ASPHALT
	EXISTING TREES
	HERITAGE JACARANDA TREES



RAYMOND TERRACE BOWLING CLUB : PEDESTRIAN CIRCULATION

13954 - A54 - Rev C - 15 April 2025

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ANZAC PARK FACADE - STRAIGHT ON

1:200

RAYMOND TERRACE BOWLING CLUB : ANZAC PARK FACADE

13954 - A55 - Rev A - 15 April 2025

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0 10mm 50mm 100mm ON ORIGINAL A3 1:200 @ A3



RAYMOND TERRACE BOWLING CLUB : SECTIONS SHEET 02

13954 - A56 - Rev A - 15 April 2025

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S.03

HOTEL SECTION 3

1:100

RAYMOND TERRACE BOWLING CLUB : SECTIONS SHEET 03
13954 - A57 - Rev A - 15 April 2025

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S.04

HOTEL SECTION 4

1:100

RAYMOND TERRACE BOWLING CLUB : SECTIONS SHEET 04

13954 - A58 - Rev A - 15 April 2025

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1:100 @ A3



S.05

HOTEL SECTION 5

1:100

RAYMOND TERRACE BOWLING CLUB : SECTIONS SHEET 05

13954 - A59 - Rev A - 15 April 2025

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S.06

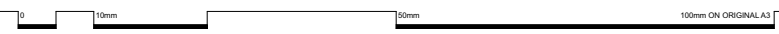
HOTEL SECTION 6

1:100

RAYMOND TERRACE BOWLING CLUB : SECTIONS SHEET 06

13954 - A60 - Rev A - 15 April 2025

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1:100 @ A3



S.07

HOTEL SECTION 7

1:100

RAYMOND TERRACE BOWLING CLUB : SECTIONS SHEET 07

13954 - A61 - Rev A - 15 April 2025

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0 10mm 50mm 100mm ON ORIGINAL A3 1:100 @ A3



S.08

HOTEL SECTION 8

1:100

RAYMOND TERRACE BOWLING CLUB : SECTIONS SHEET 08

13954 - A62 - Rev A - 15 April 2025

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0 10mm 50mm 100mm ON ORIGINAL A3 1:100 @ A3



S.09

1:100

RAYMOND TERRACE BOWLING CLUB : SECTIONS SHEET 09

13954 - A63 - Rev A - 15 April 2025

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0 10mm 100mm ON ORIGINAL A3 1:100 @ A3





RAYMOND TERRACE BOWLING CLUB
2 JACARANDA AVENUE, RAYMOND TERRACE, NSW, 2324

WORIMI
NATION

EJE Integrity
Innovation
Inspiration

COUNCIL ISSUE - RFI

HOTEL YIELD

GROUND:	RECEPTION, BIN STORE, BOH, OFFICE
1ST FLOOR:	6 ROOMS (INCL. 1 ACCESSIBLE)
2ND FLOOR:	16 ROOMS (INCL. 1 ACCESSIBLE), GYM, POOL TERRACE
3RD FLOOR:	17 ROOMS (INCL. 2 ACCESSIBLE)
4TH FLOOR:	11 ROOMS (INCL. 2 ACCESSIBLE)
5TH FLOOR:	RESTAURANT, OFFICES, BAR, FUNCTION SPACE, KITCHEN, WC'S
TOTAL:	45 MOTEL ROOMS (INCLUDING 4 ACCESSIBLE) 5 SERVICED APARTMENTS (INCLUDING 2 ACCESSIBLE)

PARKING CALCULATIONS

EXISTING ON-SITE PARKING:	81 SPACES
EXISTING ON-STREET (PORT STEPHENS STREET):	54 SPACES
EXISTING ON-STREET (JACARANDA AVENUE):	14 SPACES
	143 SPACES

PARKING DEMAND (CLUB):	94 SPACES
PARKING DEMAND (HOTEL):	55 SPACES
TOTAL PARKING DEMAND	149 SPACES

PROPOSED PARKING:	155 SPACES (INCL. 12 ACCESSIBLE)
-------------------	----------------------------------

GROSS FLOOR AREA (CLUB)

EXISTING GFA (PER LEP DEFINITION):	3,069m ²
PROPOSED GFA (PER LEP DEFINITION):	3,569m ²
ADDED GFA (PER LEP DEFINITION):	500m ²

EXISTING PUBLIC GFA:	1,746m ²
PROPOSED PUBLIC GFA:	2,215m ²
ADDED PUBLIC GFA:	469m ²

ARCHITECTURAL DRAWING SCHEDULE

	REVISION
A00	COVER SHEET
A01	YIELD & SCHEDULE
A02	ARCHITECT'S STATEMENT
A03	REGIONAL CONTEXT PLAN
A04	LOCAL CONTEXT PLAN
A05	CONTEXT IMAGERY
A06	EXTERIOR PRECEDENT IMAGERY
A07	LOCATION LEP MAPS
A08	CONTEXTUAL ANALYSIS
A09	STREET ANALYSIS
A10	EXISTING SITE PLAN
A11	SITE PLAN
A12	SITE ANALYSIS PLAN
A13	DEMOLITION - GROUND
A14	DEMOLITION - FIRST
A15	DEMOLITION - ROOF
A16	GROUND FLOOR
A17	GROUND FLOOR - CLUB
A18	FIRST FLOOR
A19	FIRST FLOOR - GREENS
A20	FIRST FLOOR - HOTEL
A21	SECOND FLOOR - CLUB ROOF
A22	SECOND FLOOR - GREENS ROOF
A23	SECOND FLOOR - HOTEL
A24	THIRD FLOOR
A25	FOURTH FLOOR
A26	FIFTH FLOOR
A27	ROOF (HOTEL)
A28	NORTH-WEST ELEVATION
A29	SOUTH-WEST ELEVATION
A30	EAST ELEVATION
A31	SECTIONS SHEET 01
A32	SWEPT PATHS - WASTE
A33	SWEPT PATHS - DELIVERIES
A34	SHADOW DIAGRAMS
A35	3D PERSPECTIVES
A36	3D PERSPECTIVES
A37	3D PERSPECTIVES
A38	SCHEDULE OF MATERIALS
A39	STAGING - GROUND FLOOR
A40	STAGING - GROUND FLOOR (2)
A41	STAGING - FIRST FLOOR
A42	STAGING - FIRST FLOOR (2)
A43	STAGING - SECOND / ROOF
A44	STAGING - SECOND / ROOF (2)
A45	DEMOLITION INTERIM - STAGE 1
A46	PROPOSED INTERIM - STAGE 1
A49	NOTIFICATION PLAN
A50	SIGNAGE PLAN
A51	DISTANCE TO NEIGHBOURS 01
A52	DISTANCE TO NEIGHBOURS 02
A53	DEEP SOIL PLANTING
A54	PEDESTRIAN CIRCULATION
A55	ANZAC PARK FACADE
A56	SECTIONS SHEET 02
A57	SECTIONS SHEET 03
A58	SECTIONS SHEET 04
A59	SECTIONS SHEET 05
A60	SECTIONS SHEET 06
A61	SECTIONS SHEET 07
A62	SECTIONS SHEET 08
A63	SECTIONS SHEET 09



EJE

ARCHITECTS STATEMENT

The development site is located adjacent to Raymond Terrace Health Centre & Raymond Terrace War Memorial, central to Jacaranda Avenue, Port Stephens Street, and Swan Street. Our clients brief was to design an enclosed roof over the existing greens, along with internal club refurbishments, first floor extension, added parking complex, and new six storey hotel. The proposed additions to the development aim to sit comfortably within the context of the adjacent residential and commercial area while also being architecturally distinctive. The development, based on new urban principles, aims to be a catalyst for activation along Port Stephens and Swan Street, as well as the local township of Raymond Terrace.

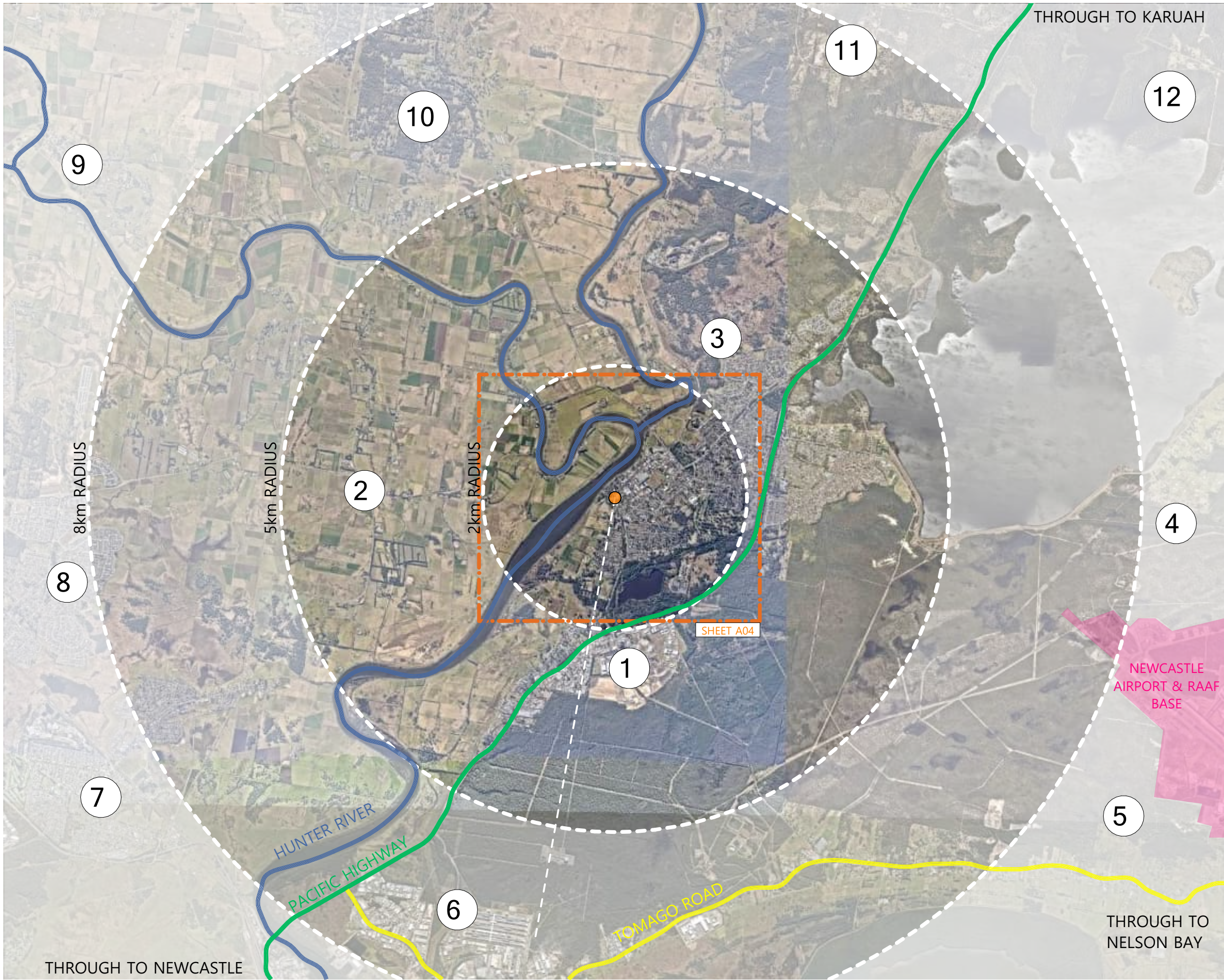
Accommodating 45 motel rooms, 5 serviced apartments, boutique restaurant, guest gym, function room, and pool terrace, the hotel is a reaction to the local context in an attempt to provide the region with some much needed amenity. The form incorporates an element of verticality, employing batten screening, glass accents, material transitions, and recesses that frame views yet offer areas of respite. Said material articulation however, helps to break down the bulk of the building appearance from ground level and responds to the human scale of the pedestrian. This articulation ultimately responds to the streetscape and adds positively to the visual impact.

Creating a more accessible design, the refurbished bowling greens are to accommodate a new enclosed roof, two new locker rooms, bathroom amenities, refurbished terrace, and new convenient entry off Jacaranda Avenue to its users. The enclosed form provides shelter from the elements to promote year-round activity and profit for the club, without diminishing solar access and visual amenity to the surrounding streetscapes. The design sustains cross ventilation whilst stylistically achieving an elegant aesthetic through the use of layered materials - with the intention of framing the heritage streetscape of Jacaranda Avenue. The renovations to the existing club are to address and enrich both patron and staff amenity - incorporating a complete gaming refurbishment, extended dining and outdoor-alfresco, escalator addition, bathroom amenities, smoking area, as well as the addition of two significant function rooms with respective pre-function area, bars, storage, stage, and lift access. Supplementary is the redesign of the club foyer, reception, staff offices, and conference room, with the addition of a bottleshop at club entry.

The overall architectural design is modern, with the aim to be timeless. The raw expression of materials within the surrounding context have been reinterpreted within our concept with considerations of climate in mind. The familiarity of these materials helps site the building harmoniously within its context. Resulting is a quality urban design and architectural outcome that strongly contributes to the area in both amenity, tourism, and allure. The architecture is well-considered in its proportions and materials, incorporating sustainable and respectful principles that contribute to the streetscape, public realm, and heritage characteristics of the immediate adjacent - proving a benchmark for future developments. The proposal thus aims to enrich the character of the area and represent an exciting new development to be appreciated by all.

Doug White
Director - EJE Architecture
Registered Architect
Board Reg 4394 (NSWARB)





REGIONAL CONTEXT

SIGNIFICNCE:

- WHILE NO REFERENCE IS MADE TO THE TIME RAYMOND TERRACE WAS DISCOVERED, IT CAN BE TAKEN THAT THE TOWN IS ALMOST AS OLD AS NEWCASTLE.
- EARLY ON, RAYMOND TERRACE WAS RENOWNED FOR ITS CEDAR WHICH AT THE TIME WAS MORE IMPORTANT THAN COAL.

SITING:

2 JACARANDA AVENUE, RAYMOND TERRACE, NSW, 2324

LOCATED BETWEEN HEATHERBRAE & MEDOWIE

- LOT 1/23 DP 758871
- LOT 23 DP 1088281
- ZONE: RE2 - PRIVATE RECREATION
- HEIGHT LIMIT: NA
- FSR: NA

POPULATION:

- PORT STEPHENS HAS AN APPROXIMATE POPULATION OF 75,270

REGIONAL AREAS

- 1 - HEATHERBRAE
- 2 - MILLERS FOREST
- 3 - IRRAWANG
- 4 - MEDOWIE
- 5 - WILLIAMTOWN
- 6 - TOMAGO
- 7 - BERESFIELD
- 8 - THORNTON
- 9 - HINTON
- 10 - NELSONS PLAINS
- 11 - EAGLETON
- 12 - FERODALE

NEWCASTLE
AIRPORT & RAAF
BASE



RAYMOND TERRACE BOWLING CLUB : REGIONAL CONTEXT PLAN

13954 - A03 - Rev A - 15 April 2025

Confidential. Copyright EJE.
Nominated Architect - Bernard Collins No. 4438 (NSW ARB)

0 10mm 50mm 100mm ON ORIGINAL A3 NTS @ A3





LOCAL CONTEXT

HISTORICAL SIGNIFICANCE

- RAYMOND TERRACE EXISTS IN THE LAND OF THE WORIMI NATION.
- THE ORIGINAL TOWN PLAN WAS COMPLETED IN THE 1830's
- RAYMOND TERRACE BOWLING CLUB DATES BACK TO THE 1930's, PRIOR TO THE ESTABLISHMENT OF A FORMAL CLUBHOUSE AND GREEN IN 1942.

SITING

2 JACARANDA AVENUE, RAYMOND TERRACE, NSW, 2324

LOCATED BETWEEN HEATHERBRAE & MEDOWIE

- LOT 1/23 DP 758871
- LOT 23 DP 1088281
- ZONE: RE2 - PRIVATE RECREATION
- HEIGHT LIMIT: NA
- FSR: NA

POPULATION

- RAYMOND TERRACE HAS AN APPROXIMATE POPULATION OF 14,580

DESIGN RESPONSE

- CONSIDERED ORIENTATION AND SITING OF HOTEL TO CAPTURE LOCAL VIEWS AS WELL AS PROMOTE THEM.
- PROPOSAL AIMS TO BE A CATALYST FOR MUCH NEEDED ACTIVATION ALONG PORT STEPHENS & SWAN STREET, WHILST RESPECTING THE LOCAL TOWNSHIP.
- CONTINUE TO FRAME & PROMOTE VIEWS TO JACARANDA AVENUE FROM WITHIN THE DEVELOPMENT

FACILITIES & ATTRACTIONS

- 1 - RIVERSIDE PARK BOAT RAMP
- 2 - OFF-LEAD DOG EXERCISE PARK
- 3 - KING PARK SPORTS COMPLEX
- 4 - RAYMOND TERRACE ATHLETICS CLUB
- 5 - JACK JOHNSON TROTTER PARK
- 6 - IRRRAWANG PUBLIC SCHOOL
- 7 - JUNCTION INN HOTEL
- 8 - RAYMOND TERRACE MARKETPLACE
- 9 - RAYMOND TERRACE COUNCIL & LIBRARY (ADJACENT)
- 10 - BOOMERANG PARK
- 11 - MUREE GOLF CLUB
- 12 - RAYMOND TERRACE PUBLIC SCHOOL
- 13 - WASTEWATER TREATMENT CENTRE
- 14 - BELLHAVEN CARAVAN PARK
- 15 - RAYMOND TERRACE CEMETARY
- 16 - RAYMOND TERRACE BRIDGE



RAYMOND TERRACE BOWLING CLUB : LOCAL CONTEXT PLAN

13954 - A04 - Rev A - 15 April 2025

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0 10mm 50mm 100mm ON ORIGINAL A3 NTS @ A3





LOCAL & REGIONAL CONTEXT IMAGES

FACILITIES / ATTRACTIONS

- 1 - FIGHTER WORLD WILLIAMTOWN
- 2 - HUNTER REGION BOTANIC GARDENS
- 3 - MARKETPLACE RAYMOND TERRACE
- 4 - HUNTER WETLANDS CENTRE
- 5 - KARUAH JETTY
- 6 - SCOTTYS CINEMA CENTRE
- 7 - WORIMI REGIONAL PARK
- 8 - PACIFIC DUNES GOLF CLUB
- 9 - OAKVALE WILDLIFE PARK
- 10 - MORPETH GALLERY
- 11 - TOBOGGAN HILL PARK
- 12 - STOCKTON SAND DUNES
- 13 - NEWCASTLE AIRPORT
- 14 - MURROOK CULTURAL CENTRE
- 15 - MAITLAND GAOL
- 16 - RAYMOND TERRACE LIBRARY

RAYMOND TERRACE BOWLING CLUB : CONTEXT IMAGERY

13954 - A05 - Rev A - 15 April 2025

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Nominated Architect - Bernard Collins No. 4438 (NSW ARB)

0 10mm 50mm 100mm ON ORIGINAL A3 NTS @ A3



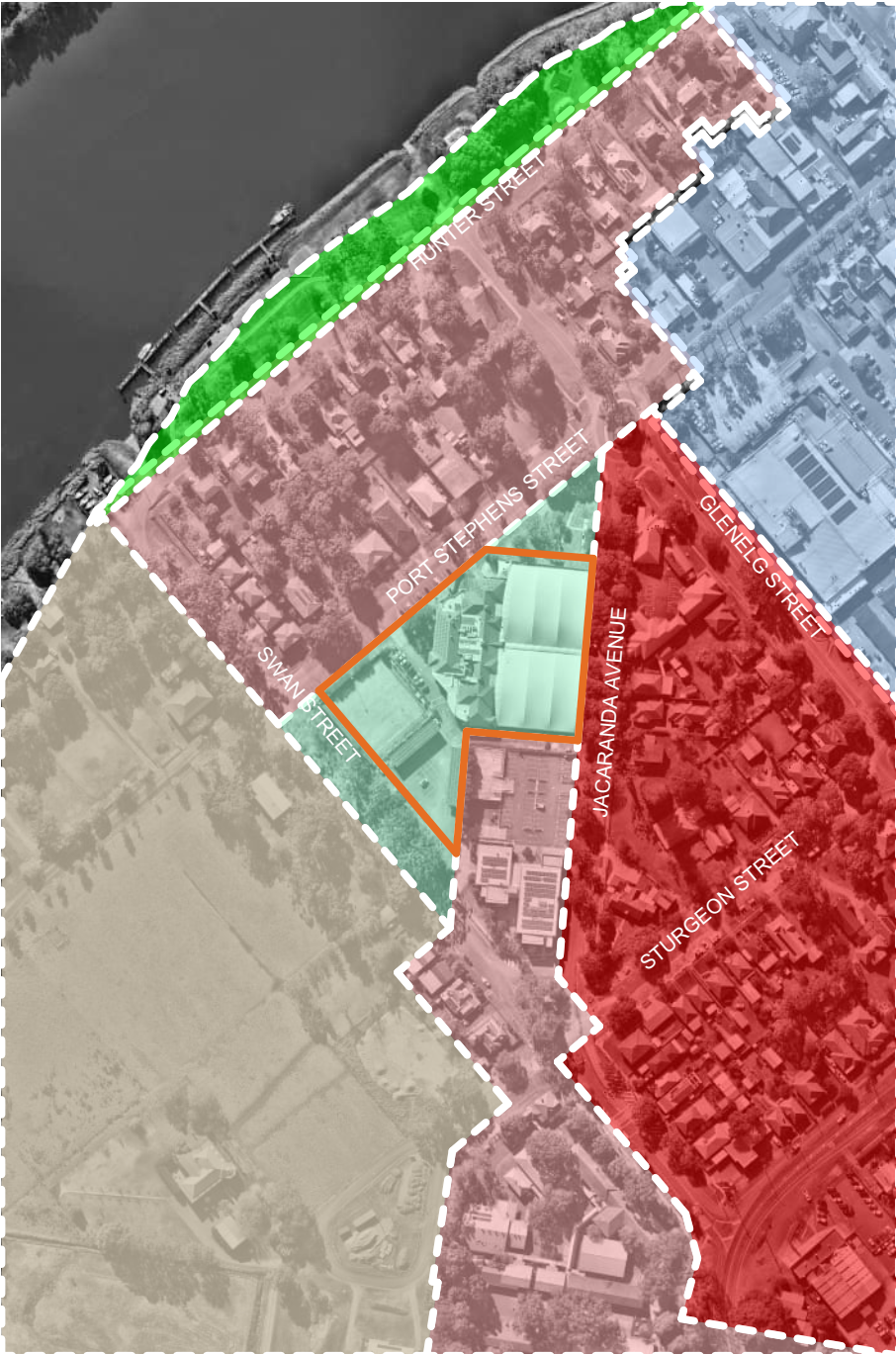
RAYMOND TERRACE BOWLING CLUB : EXTERIOR PRECEDENT IMAGERY

13954 - A06 - Rev A - 15 April 2025

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Nominated Architect - Bernard Collins No. 4438 (NSW ARB)

0 10mm 50mm 100mm ON ORIGINAL A3 NTS @ A3

LEP ZONING



KEY

- E2 - COMMERCIAL CENTRE
- R2 - LOW DENSITY RESIDENTIAL
- R3 - MEDIUM DENSITY RESIDENTIAL
- RE1 - PUBLIC RECREATION
- RE2 - PRIVATE RECREATION
- RU2 - RURAL LANDSCAPE

HERITAGE



KEY

- CONSERVATION AREA
- GENERAL HERITAGE ITEM
- LANDSCAPE HERITAGE ITEM

BUSHFIRE



KEY

- VEGETATION CATEGORY 3
- VEGETATION BUFFER



RAYMOND TERRACE BOWLING CLUB : LOCATION LEP MAPS

13954 - A07 - Rev A - 15 April 2025

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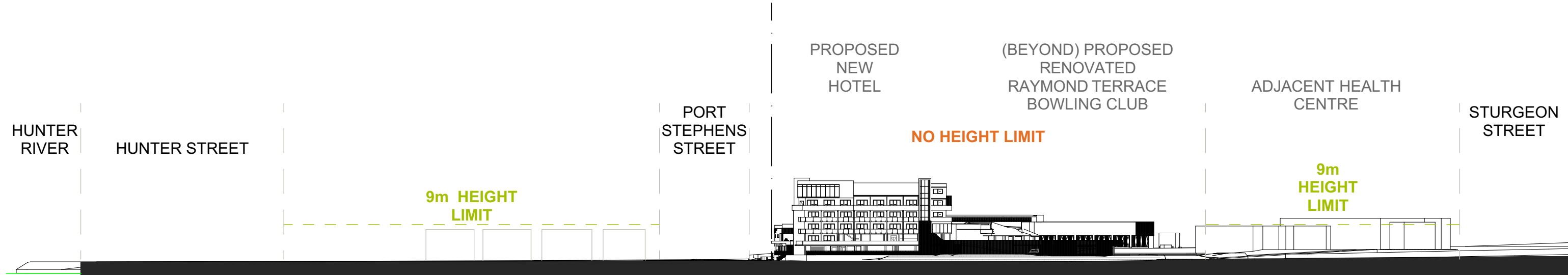
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@ A3





○ **PORT STEPHENS STREET ELEVATION**



○ **SWAN STREET ELEVATION**



RAYMOND TERRACE BOWLING CLUB : CONTEXTUAL ANALYSIS

13954 - A08 - Rev B - 15 April 2025

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PORT STEPHENS STREET, LOOKING SOUTH WEST



JACARANDA AVENUE, LOOKING SOUTH TOWARDS RAYMOND TERRACE WAR MEMORIAL



PORT STEPHENS STREET, LOOKING SOUTH WEST. THE RECTORY ON LEFT, MEDICAL CENTRE ON RIGHT



CORNER OF SWAN STREET AND JACARANDA AVENUE, LOOKING NORTH WEST AT MEDICAL CENTRE



VIEW FROM SWAN STREET, LOOKING SOUTH EAST



VIEW FROM SWAN STREET, LOOKING SOUTH EAST



VIEW FROM PORT STEPHENS STREET, LOOKING NORTH EAST



VIEW FROM PORT STEPHENS STREET, LOOKING NORTH EAST



JACARANDA AVENUE

- Heritage jacaranda trees.
- Access road to club parking along southern edge of bowling greens.
- Access road for club deliveries and waste collection.
- Rear access to 'The Rectory'
- Main pedestrian access point to bowling greens

PORT STEPHENS STREET

- Main access road to site running north-east to south-west
- Substantial on-street parking to club side
- Access point for on-site club parking
- Primary views from club
- Main pedestrian access point to club entry

SWAN STREET

- Running north west to south east
- Access point for club parking adjacent to Medical Centre
- Significantly sized swale running along club side of Swan Street.



RAYMOND TERRACE BOWLING CLUB : STREET ANALYSIS

13954 - A09 - Rev B - 15 April 2025

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Nominated Architect - Bernard Collins No. 4438 (NSW ARB)

0 10mm 50mm 100mm ON ORIGINAL A3 NTS @ A3



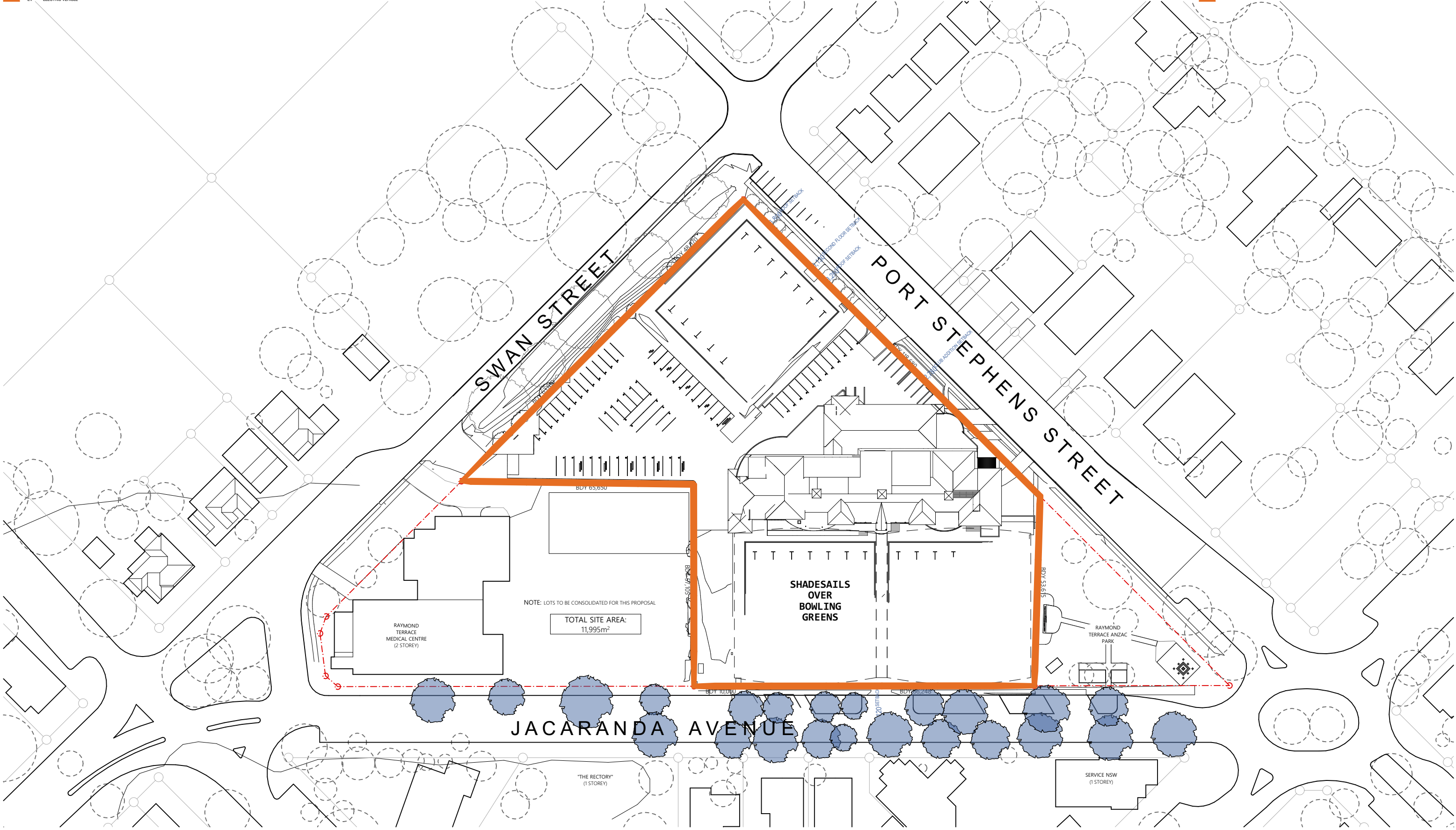
ABBREVIATIONS

AHD	AUSTRALIAN HEIGHT DATUM	FE	FIRE EXTINGUISHER
AL	ALUMINUM LOUVRE	FFL	FINISHED FLOOR LEVEL
ALB	ALUMINUM BATTEN	FHR	FIRE HOSE REEL - REFER TO HYDRAULIC DOCUMENTATION
AS	AUSTRALIAN STANDARD	LVR	LOUVRE
BAL	BALUSTRADE	MDB	MAIN DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION
BG	BOX GUTTER	PT	PT
BH	BULKHEAD	REF	REFRIGERATOR
BN	GARAGE BIN	RL	REDUCED LEVEL
BOL	BOLLARD	RS	ROLLER SHUTTER
CFC	COMPRESSED FIBRE CEMENT	TOSI	TACTILE GROUND SURFACE INDICATORS
COL	COLUMN - REFER TO STRUCTURAL DOCUMENTATION	TYP	TYPICAL
COS	CONFIRM ON SITE	UR	URINAL
DP	DOWNPIPE - REFER TO HYDRAULIC DOCUMENTATION	WC	WATER CLOSET
E	EXISTING		
EISB	ELECTRICAL DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION		
EG	EAVES GUTTER - REFER TO HYDRAULIC DOCUMENTATION		
EV	ELECTRIC VEHICLE		

#	No. DENOTES TYPE AS SCHEDULED
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LEGEND

	SURROUNDING BUILDINGS
	NEW LANDSCAPED AREAS
	ASPHALT
	EXISTING TREES
	HERITAGE JACARANDA TREES



RAYMOND TERRACE BOWLING CLUB : EXISTING SITE PLAN

13954 - A10 - Rev A - 15 April 2025

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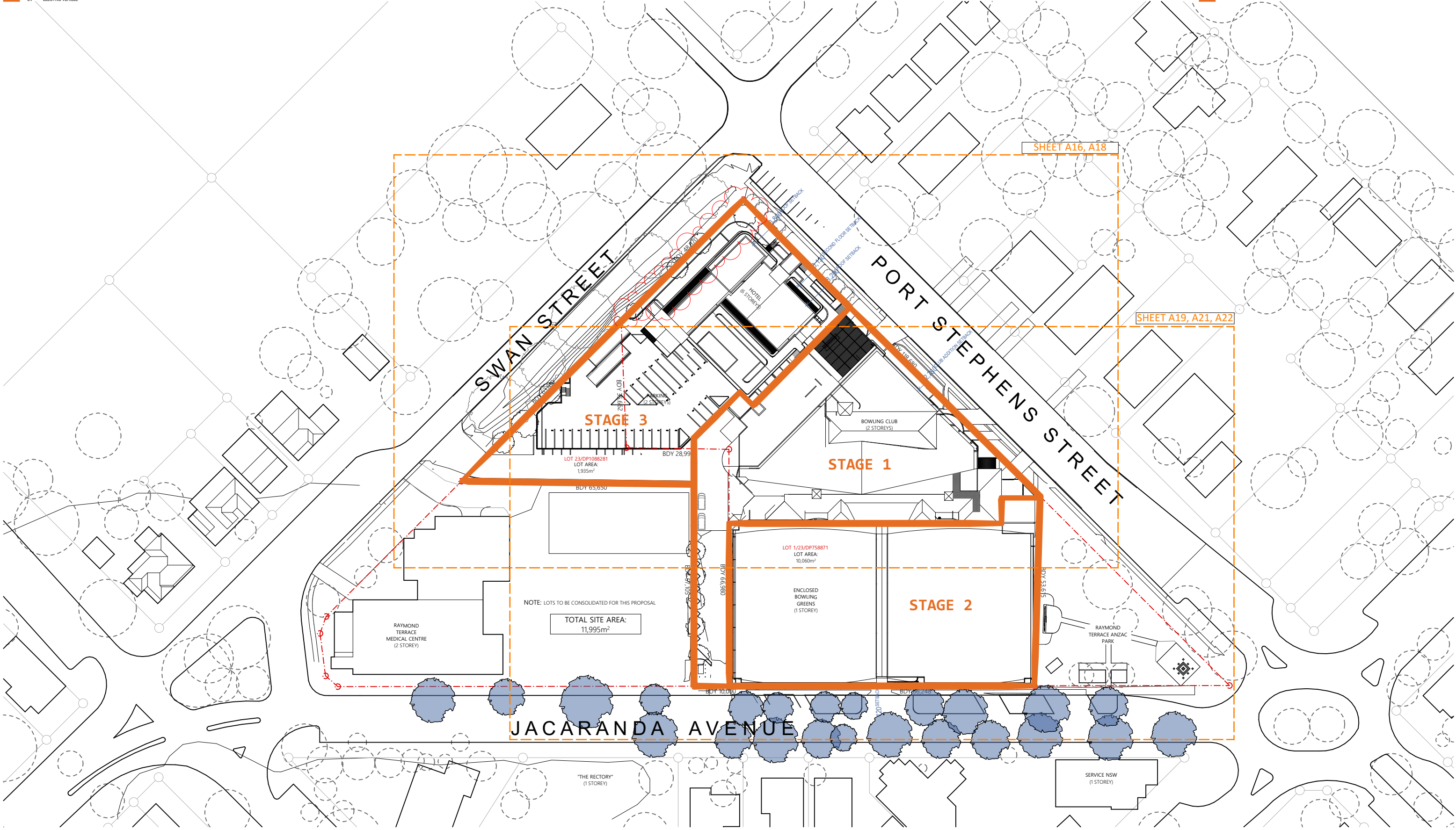
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ABBREVIATIONS			
AHD	AUSTRALIAN HEIGHT DATUM	FE	FIRE EXTINGUISHER
AL	ALUMINUM LOUVRE	FFL	FINISHED FLOOR LEVEL
ALB	ALUMINUM BATTEN	FHR	FIRE HOSE REEL - REFER TO HYDRAULIC DOCUMENTATION
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BAL	BALUSTRADE	MDB	MAIN DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION
BG	BOX GUTTER	PT	PT
BH	BULKHEAD	REF	REFRIGERATOR
BN	GARAGE BIN	RL	REDUCED LEVEL
BOL	BOLLARD	RS	ROLLER SHUTTER
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COL	COLUMN - REFER TO STRUCTURAL DOCUMENTATION	TYP	TYPICAL
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E	EXISTING		
EGB	ELECTRICAL DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION		
EG	EAVES GUTTER - REFER TO HYDRAULIC DOCUMENTATION		
EV	ELECTRIC VEHICLE		

#	No. DENOTES TYPE AS SCHEDULED
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LEGEND	
	SURROUNDING BUILDINGS
	NEW LANDSCAPED AREAS
	ASPHALT
	EXISTING TREES
	HERITAGE JACARANDA TREES



RAYMOND TERRACE BOWLING CLUB : SITE PLAN 13954 - A11 - Rev I - 15 April 2025

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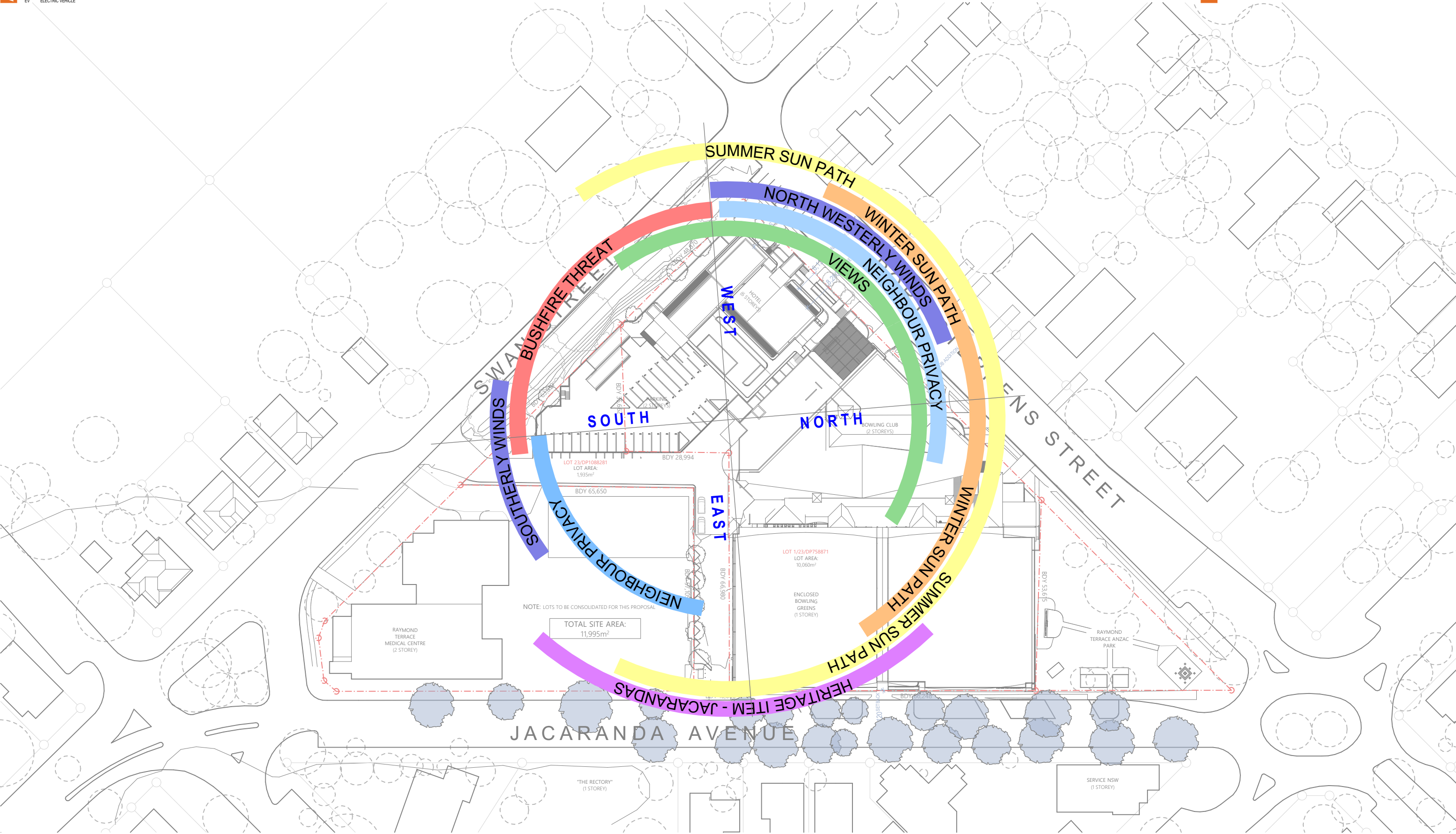
ABBREVIATIONS

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AL	ALUMINUM LOUVRE	FFL	FINISHED FLOOR LEVEL
ALB	ALUMINUM BATTEN	FHR	FIRE HOSE REEL - REFER TO HYDRAULIC DOCUMENTATION
AS	AUSTRALIAN STANDARD	LVR	LOUVRE
BAL	BALUSTRADE	MDB	MAIN DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION
BG	BOX GUTTER	PT	PT
BH	BULKHEAD	REF	REFRIGERATOR
BN	BARGE BN	RL	REDUCED LEVEL
BOL	BOLLARD	RS	ROLLER SHUTTER
CFC	COMPRESSED FIBRE CEMENT	TOSI	TACTILE GROUND SURFACE INDICATORS
COL	COLUMN - REFER TO STRUCTURAL DOCUMENTATION	TYP	TYPICAL
COS	CONFIRM ON SITE	UR	URINAL
DP	DOWNPIPE - REFER TO HYDRAULIC DOCUMENTATION	WC	WATER CLOSET
E	EXISTING		
ESB	ELECTRICAL DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION		
EG	EAVES GUTTER - REFER TO HYDRAULIC DOCUMENTATION		
EV	ELECTRIC VEHICLE		

#	No. DENOTES TYPE AS SCHEDULED
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LEGEND

	SURROUNDING BUILDINGS
	NEW LANDSCAPED AREAS
	ASPHALT
	EXISTING TREES
	HERITAGE JACARANDA TREES



RAYMOND TERRACE BOWLING CLUB : SITE ANALYSIS PLAN

13954 - A12 - Rev B - 15 April 2025

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1:1000 @ A3



ABBREVIATIONS

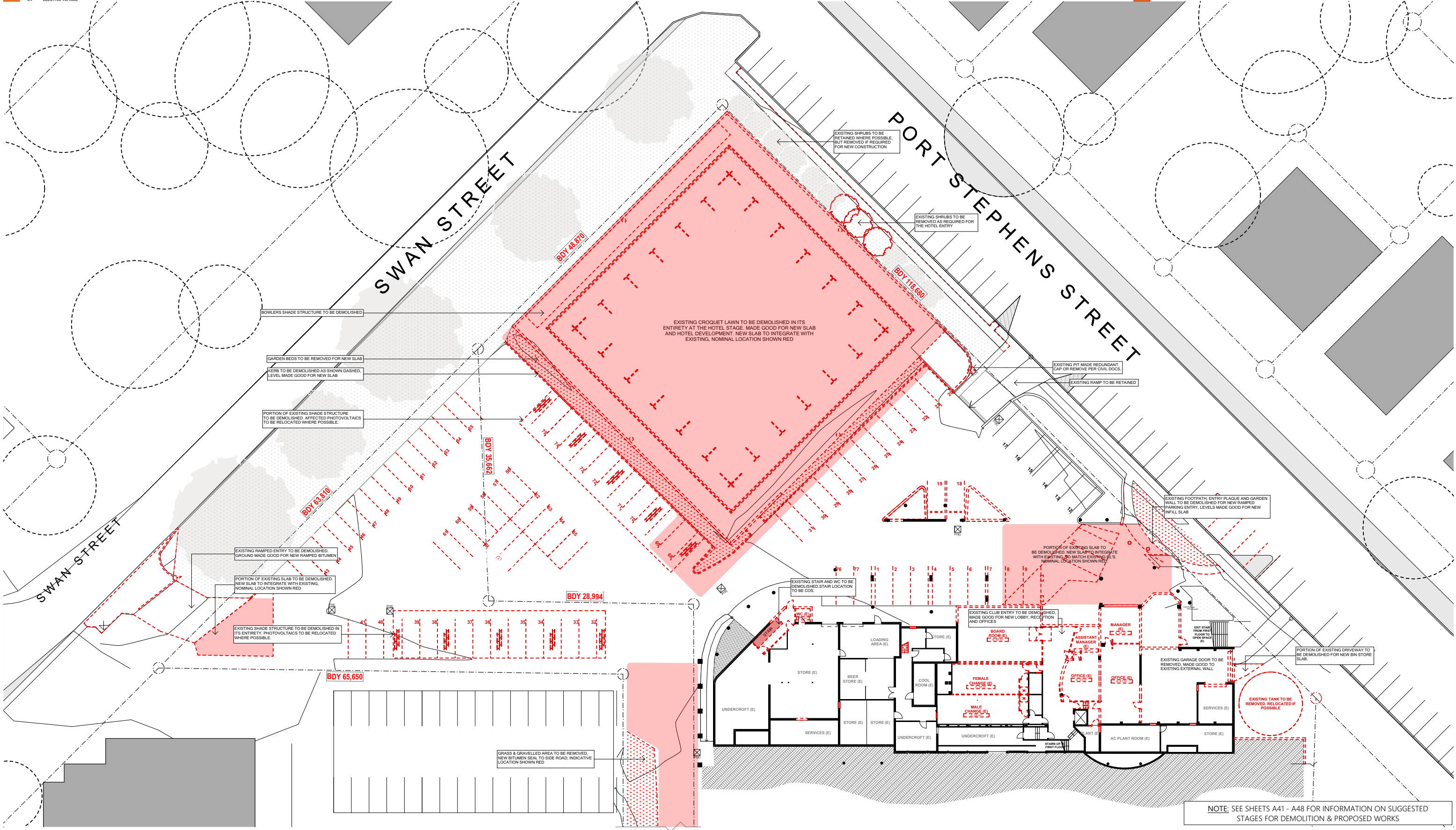
- AHD AUSTRALIAN HEIGHT DATUM
- AL ALUMINUM LOUVRE
- ALB ALUMINUM BATTEN
- AS AUSTRALIAN STANDARD
- BAL BALUSTRADE
- BG BOX GUTTER
- BH BULKHEAD
- BN GARBAGE BIN
- BOL BOLLARD
- CFC COMPRESSED FIBRE CEMENT
- COL COLUMN - REFER TO STRUCTURAL DOCUMENTATION
- COS CONFIRM ON SITE
- DP DOWNPIPE - REFER TO HYDRAULIC DOCUMENTATION
- E EXISTING
- EDB ELECTRICAL DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION
- EG EAVES GUTTER - REFER TO HYDRAULIC DOCUMENTATION
- EV ELECTRIC VEHICLE

- FE FIRE EXTINGUISHER
- FFL FINISHED FLOOR LEVEL
- FHR FIRE HOSE REEL - REFER TO HYDRAULIC DOCUMENTATION
- LVR LOUVRE
- MDB MAIN DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION
- PT PIT
- REF REFRIGERATOR
- RL REDUCED LEVEL
- RS ROLLER SHUTTER
- TOSI TACTILE GROUND SURFACE INDICATORS
- TYP TYPICAL
- UR URINAL
- WC WATER CLOSET

No. DENOTES TYPE AS SCHEDULED

LEGEND

- W1.05 WINDOW MARKER
eg. WINDOW / LEVEL 1 / WINDOW N° 05
- L1.05 LOUVRE MARKER
eg. LOUVRE / LEVEL 1 / LOUVRE N° 05
- D1.05 DOOR MARKER
eg. DOOR / LEVEL 1 / DOOR N° 05
- LINE MARKING



RAYMOND TERRACE BOWLING CLUB : DEMOLITION - GROUND

13954 - A13 - Rev F - 15 April 2025

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Nominated Architect - Bernard Collins No. 4438 (NSW ARB)

1:500 @ A3



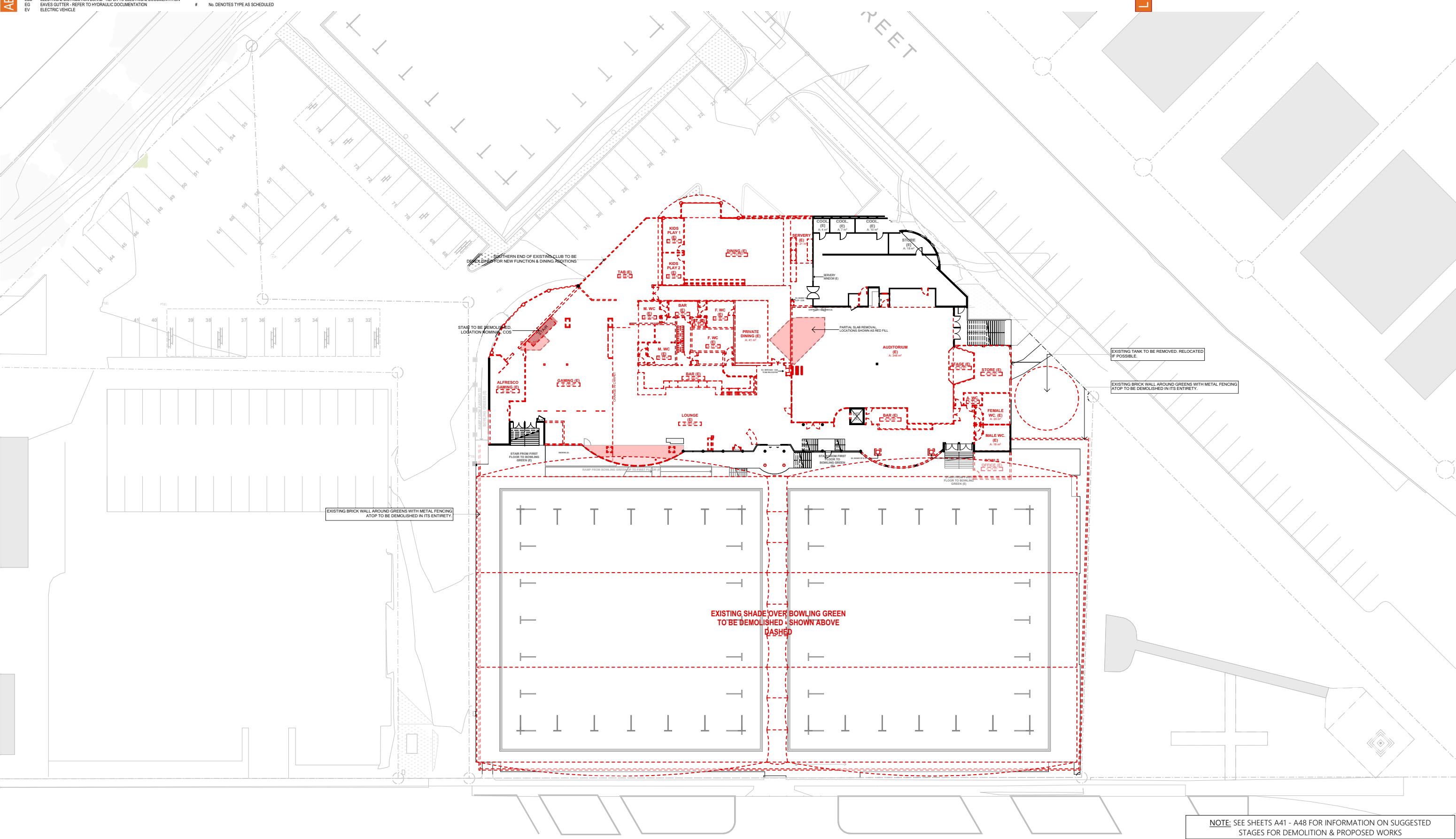
ABBREVIATIONS

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ALB	ALUMINUM BATTEN	FHR	FIRE HOSE REEL - REFER TO HYDRAULIC DOCUMENTATION
AS	AUSTRALIAN STANDARD	LVR	LOUVRE
BAL	BALUSTRADE	MDB	MAIN DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION
BG	BOX GUTTER	PT	PT
BH	BULKHEAD	REF	REFRIGERATOR
BN	GARBAGE BIN	RL	REDUCED LEVEL
BOL	BOLLARD	RS	ROLLER SHUTTER
CFC	COMPRESSED FIBRE CEMENT	TOSI	TACTILE GROUND SURFACE INDICATORS
COL	COLUMN - REFER TO STRUCTURAL DOCUMENTATION	TYP	TYPICAL
COS	CONFIRM ON SITE	UR	URINAL
DP	DOWNPIPE - REFER TO HYDRAULIC DOCUMENTATION	WC	WATER CLOSET
E	EXISTING		
EGB	ELECTRICAL DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION		
EG	EAVES GUTTER - REFER TO HYDRAULIC DOCUMENTATION		
EV	ELECTRIC VEHICLE		

No. DENOTES TYPE AS SCHEDULED

LEGEND

W1.05	WINDOW MARKER eg. WINDOW / LEVEL 1 / WINDOW N° 05	0.00	EXISTING RL
L1.05	LOUVRE MARKER eg. LOUVRE / LEVEL 1 / LOUVRE N° 05	0.00	PROPOSED RL
D1.05	DOOR MARKER eg. DOOR / LEVEL 1 / DOOR N° 05		
	LINE MARKING		



NOTE: SEE SHEETS A41 - A48 FOR INFORMATION ON SUGGESTED STAGES FOR DEMOLITION & PROPOSED WORKS



RAYMOND TERRACE BOWLING CLUB : DEMOLITION - FIRST
13954 - A14 - Rev D - 15 April 2025

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Nominated Architect - Bernard Collins No. 4438 (NSW ARB)



1:500 @ A3



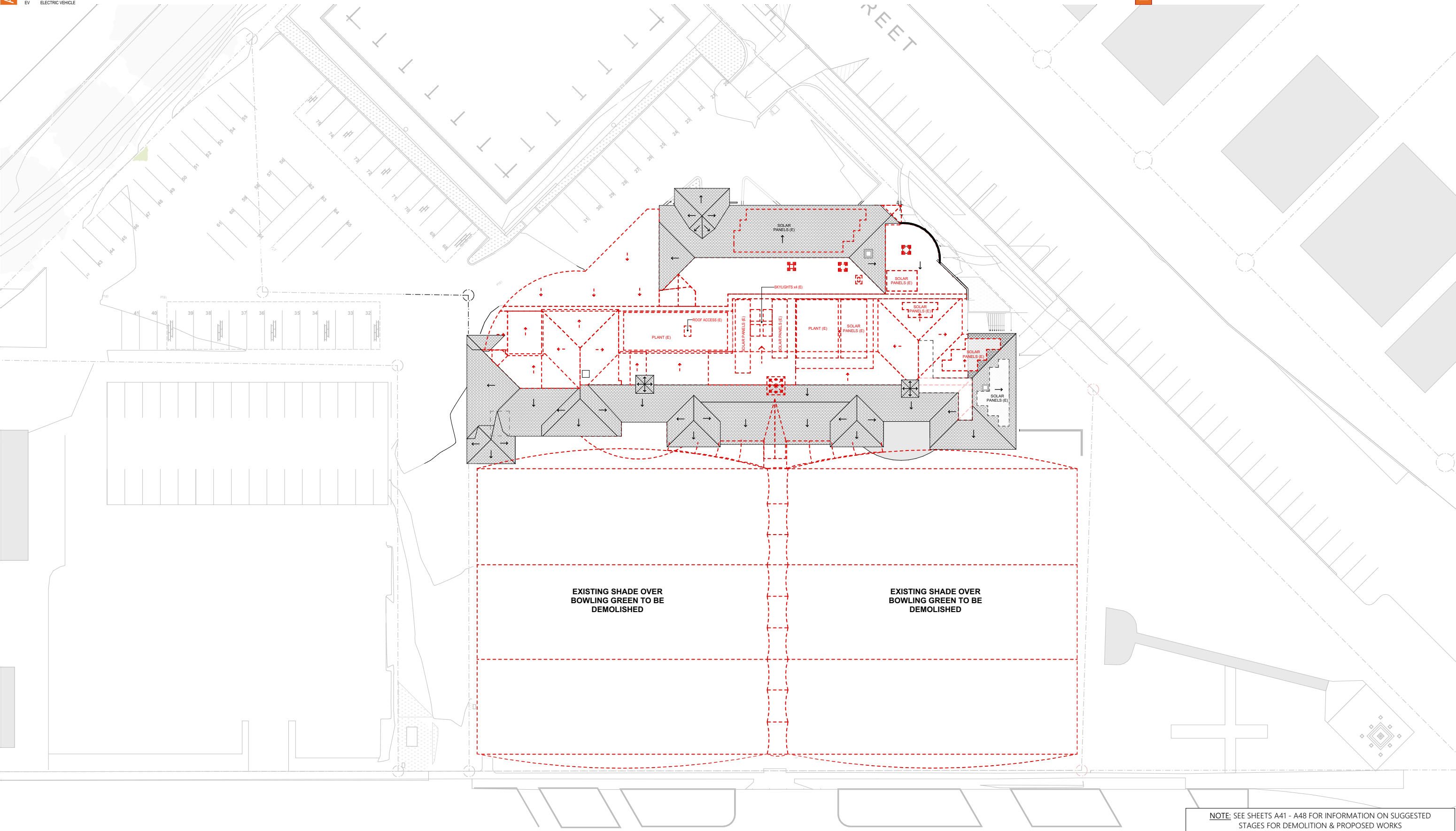
ABBREVIATIONS

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ALB	ALUMINUM BATTEN	FHR	FIRE HOSE REEL - REFER TO HYDRAULIC DOCUMENTATION
AS	AUSTRALIAN STANDARD	LVR	LOUVRE
BAL	BALUSTRADE	MDB	MAIN DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION
BG	BOX GUTTER	PT	PT
BH	BULKHEAD	REF	REFRIGERATOR
BN	GARAGE BIN	RL	REDUCED LEVEL
BOL	BOLLARD	RS	ROLLER SHUTTER
CFC	COMPRESSED FIBRE CEMENT	TGSI	TACTILE GROUND SURFACE INDICATORS
COL	COLUMN - REFER TO STRUCTURAL DOCUMENTATION	TYP	TYPICAL
COS	CONFIRM ON SITE	UR	URNAL
DP	DOWNPIPE - REFER TO HYDRAULIC DOCUMENTATION	WC	WATER CLOSET
E	EXISTING		
EGB	ELECTRICAL DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION		
EG	EAVES GUTTER - REFER TO HYDRAULIC DOCUMENTATION		
EV	ELECTRIC VEHICLE		

No. DENOTES TYPE AS SCHEDULED

LEGEND

W1.05	WINDOW MARKER eg. WINDOW / LEVEL 1 / WINDOW N° 05	0.00	EXISTING RL
L1.05	LOUVRE MARKER eg. LOUVRE / LEVEL 1 / LOUVRE N° 05	0.00	PROPOSED RL
D1.05	DOOR MARKER eg. DOOR / LEVEL 1 / DOOR N° 05		
	LINE MARKING		



RAYMOND TERRACE BOWLING CLUB : DEMOLITION - ROOF

13954 - A15 - Rev E - 15 April 2025

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Nominated Architect - Bernard Collins No. 4438 (NSW ARB)

0 10mm 20mm 100mm ON ORIGINAL A3

1:500 @ A3



ABBREVIATIONS

AHD	AUSTRALIAN HEIGHT DATUM	FE	FIRE EXTINGUISHER
AL	ALUMINUM LOUVRE	FFL	FINISHED FLOOR LEVEL
ALB	ALUMINUM BATTEN	FHR	FIRE HOSE REEL - REFER TO HYDRAULIC DOCUMENTATION
AS	AUSTRALIAN STANDARD	LVR	LOUVRE
BAL	BALUSTRADE	MDB	MAIN DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION
BG	BOX GUTTER	PT	PT
BH	BULKHEAD	REF	REFRIGERATOR
BOL	BOLLARD	RL	REDUCED LEVEL
CFC	COMPRESSED FIBRE CEMENT	RS	ROLLER SHUTTER
COL	COLUMN - REFER TO STRUCTURAL DOCUMENTATION	TOSI	TACTILE GROUND SURFACE INDICATORS
COS	CONFIRM ON SITE	TYP	TYPICAL
DP	DOWNPIPE - REFER TO HYDRAULIC DOCUMENTATION	UR	URINAL
E	EXISTING	WC	WATER CLOSET
EG	ELECTRICAL DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION		
EV	ELECTRIC VEHICLE		

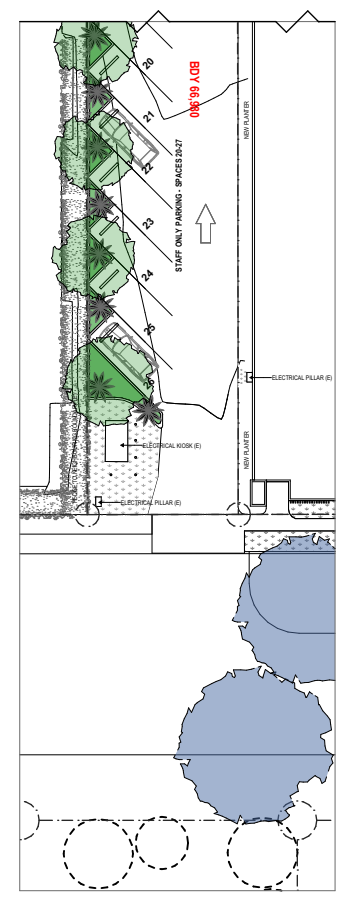
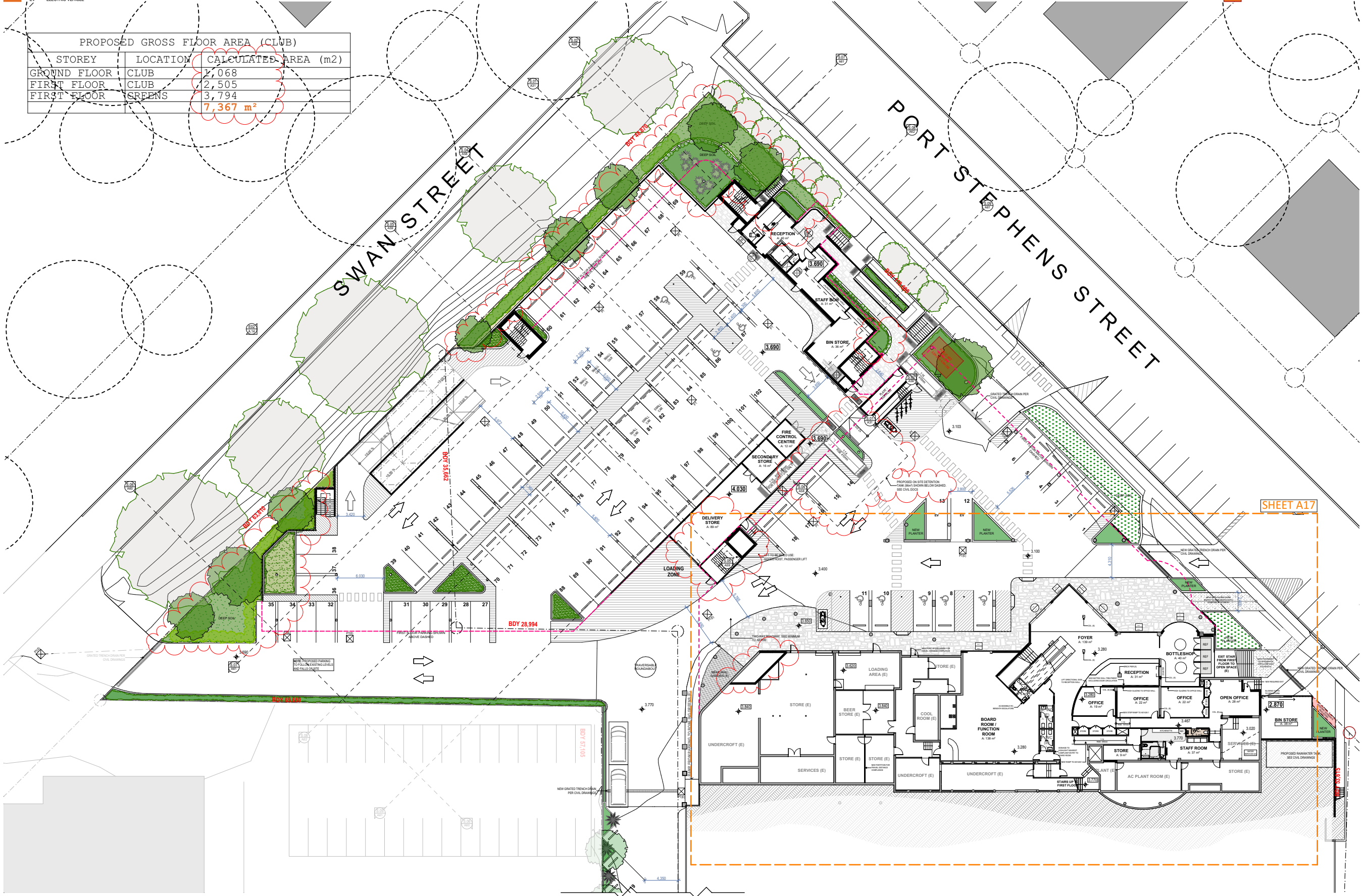
#	No. DENOTES TYPE AS SCHEDULED
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PROPOSED GROSS FLOOR AREA (CLUB)		
STOREY	LOCATION	CALCULATED AREA (m2)
GROUND FLOOR	CLUB	1,068
FIRST FLOOR	CLUB	2,505
FIRST FLOOR	GREENS	3,794
		7,367 m ²

LEGEND

W1.05	WINDOW MARKER eg. WINDOW / LEVEL 1 / WINDOW N° 05
L1.05	LOUVRE MARKER eg. LOUVRE / LEVEL 1 / LOUVRE N° 05
D1.05	DOOR MARKER eg. DOOR / LEVEL 1 / DOOR N° 05
	LINE MARKING

0.00	EXISTING RL
0.00	PROPOSED RL



RAYMOND TERRACE BOWLING CLUB : GROUND FLOOR
13954 - A16 - Rev J - 15 April 2025

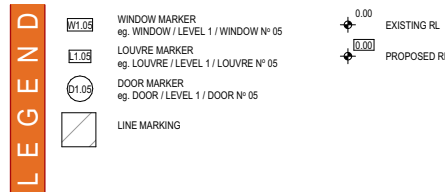
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Nominated Architect - Bernard Collins No. 4438 (NSW ARB)



1:500 @ A3



AD	AUSTRIAN HEAD DATUM	FE	FIRE EXTINGUISHER
ALB	ALUMINUM LOUVER	FFL	FINISHED FLOOR LEVEL
ALB	ALUMINUM BATTERY	FIR	FIRE HOSE REEL - REFER TO HYDRAULIC DOCUMENTATION
AS	AUSTRIAN STANDARD	LVR	LOUVER
MB	MIL	MD	MAIN DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION
AG	BOX CUTTER	PIT	PIT
BN	BALENDAC	REF	REFRIGERATOR
BN	GARBAGE BIN	RL	REDUCED LEVEL
BOL	BOLLARD	RS	ROLLER SHUTTER
CF	COMPRESSED FIBRE CEMENT	TISI	TACTILE SURFACE INDICATORS
COL	COLUMN - REFER TO STRUCTURAL DOCUMENTATION	TP	TYPICAL
CON	CONCRETE ON SITE	UR	URINAL
CP	DOWNPipe - REFER TO HYDRAULIC DOCUMENTATION	WC	WATER CLOSET
E	EXISTING		
EDB	ELECTRICAL DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION		
E	EAVES GUTTER - REFER TO HYDRAULIC DOCUMENTATION	#	NO. DENOTES TYPE AS SCHEDULED
E	ELECTRIC WIRING		



PROPOSED GROSS FLOOR AREA (CLUB)		
STOREY	LOCATION	CALCULATED AREA (m2)
GROUND FLOOR	CLUB	1,068
FIRST FLOOR	CLUB	2,505
FIRST FLOOR	GREENS	3,794
		7,367 m²

ABBREVIATIONS

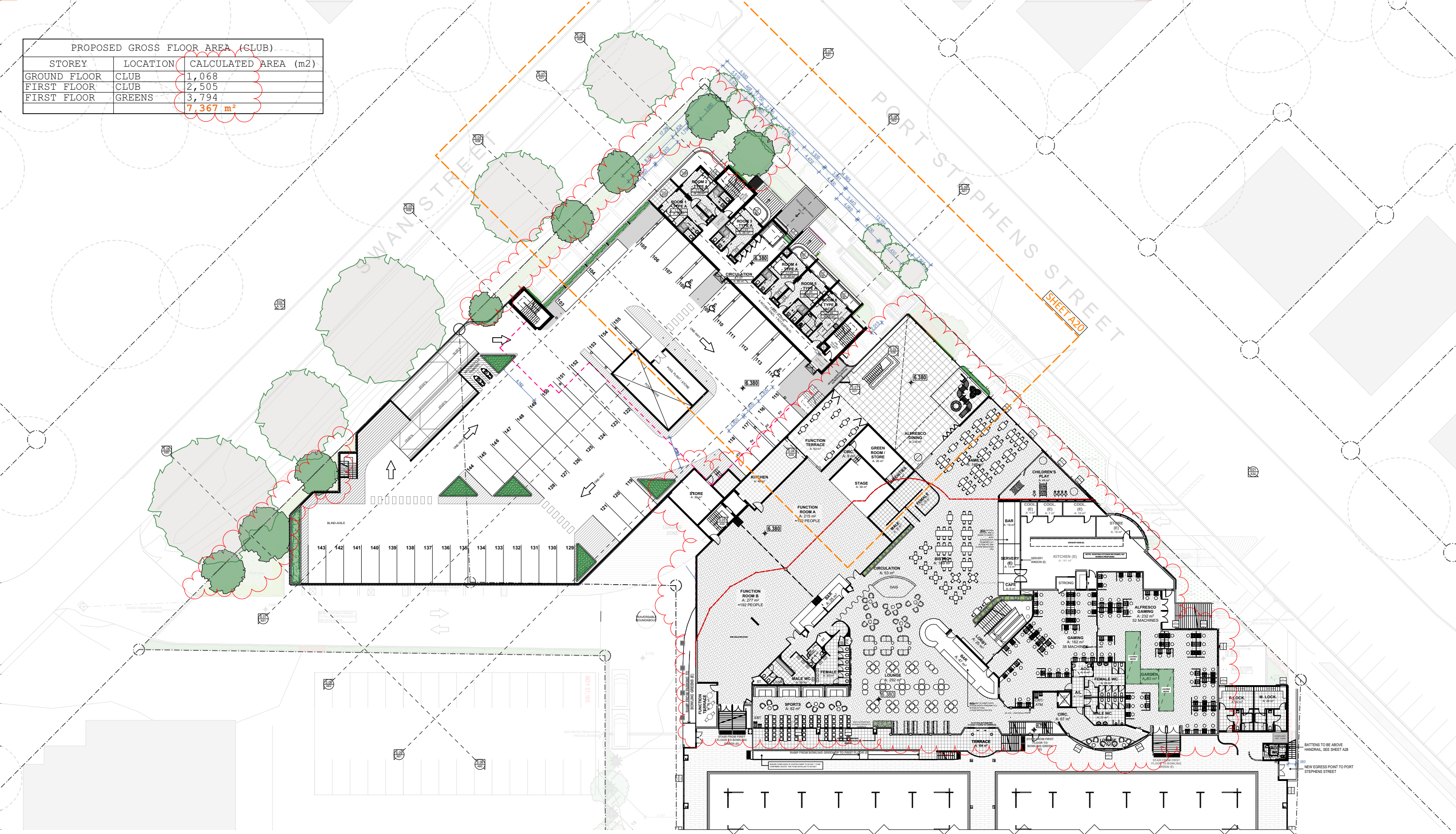
AHD	AUSTRALIAN HEIGHT DATUM	FE	FIRE EXTINGUISHER
AL	ALUMINUM LOUVRE	FFL	FINISHED FLOOR LEVEL
ALB	ALUMINUM BATTEN	FHR	FIRE HOSE REEL - REFER TO HYDRAULIC DOCUMENTATION
AS	AUSTRALIAN STANDARD	LVR	LOUVRE
BAL	BALUSTRADE	MDR	MAIN DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION
BG	BOX GUTTER	PT	PT
BH	BULKHEAD	REF	REFRIGERATOR
BN	BOLLARD	RL	REDUCED LEVEL
BS	BOLLARD	RS	ROLLER SHUTTER
CFC	COMPRESSED FIBRE CEMENT	TOSI	TACTILE GROUND SURFACE INDICATORS
COL	COLUMN - REFER TO STRUCTURAL DOCUMENTATION	TYP	TYPICAL
COS	CONFIRM ON SITE	UR	URINAL
DP	DOWNPIPE - REFER TO HYDRAULIC DOCUMENTATION	WC	WATER CLOSET
E	EXISTING		
EBS	ELECTRICAL DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION		
EG	EAVES GUTTER - REFER TO HYDRAULIC DOCUMENTATION		
EV	ELECTRIC VEHICLE		

#	No. DENOTES TYPE AS SCHEDULED
---	-------------------------------

LEGEND

W1.05	WINDOW MARKER eg. WINDOW / LEVEL 1 / WINDOW N° 05	0.00	EXISTING RL
L1.05	LOUVRE MARKER eg. LOUVRE / LEVEL 1 / LOUVRE N° 05	0.00	PROPOSED RL
D1.05	DOOR MARKER eg. DOOR / LEVEL 1 / DOOR N° 05		
	LINE MARKING		

PROPOSED GROSS FLOOR AREA (CLUB)		
STOREY	LOCATION	CALCULATED AREA (m2)
GROUND FLOOR	CLUB	1,068
FIRST FLOOR	CLUB	2,505
FIRST FLOOR	GREENS	3,794
		7,367 m²



RAYMOND TERRACE BOWLING CLUB : FIRST FLOOR

13954 - A18 - Rev H - 15 April 2025

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Nominated Architect - Bernard Collins No. 4438 (NSW ARB)

0 10mm 50mm 100mm ON ORIGINAL A3 1:500, 1:2 @ A3



ABBREVIATIONS

- AHD

AL

ALS

AS

BAL

BG

BH

BOL

CFC

COL

COS

DP

E

EG

EV
- AUSTRALIAN HEIGHT DATUM

ALUMINUM LOUVRE

ALUMINUM BATTEN

AUSTRALIAN STANDARD

BALUSTRADE

BOX GUTTER

BULKHEAD

GARBAGE BIN

BOLLARD

COMPRESSED FIBRE CEMENT

COLUMN - REFER TO STRUCTURAL DOCUMENTATION

CONFIRM ON SITE

DOWNPIPE - REFER TO HYDRAULIC DOCUMENTATION

EXISTING

ELECTRICAL DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION

EAVERS GUTTER - REFER TO HYDRAULIC DOCUMENTATION

ELECTRIC VEHICLE

FE

FFL

FHR

LVR

MDB

PT

REF

RL

RS

TOSI

TYP

URINAL

WC

FIRE EXTINGUISHER

FINISHED FLOOR LEVEL

FIRE HOSE REEL - REFER TO HYDRAULIC DOCUMENTATION

LOUVRE

MAIN DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION

REFRIGERATOR

REDUCED LEVEL

ROLLER SHUTTER

TACTILE GROUND SURFACE INDICATORS

TYPICAL

URINAL

WATER CLOSET

#

No.

Denotes Type As Scheduled

LEGEND

- W1.05

L1.05

D1.05
- WINDOW MARKER

eg. WINDOW / LEVEL 1 / WINDOW N° 05

LOUVRE MARKER

eg. LOUVRE / LEVEL 1 / LOUVRE N° 05

DOOR MARKER

eg. DOOR / LEVEL 1 / DOOR N° 05

LINE MARKING

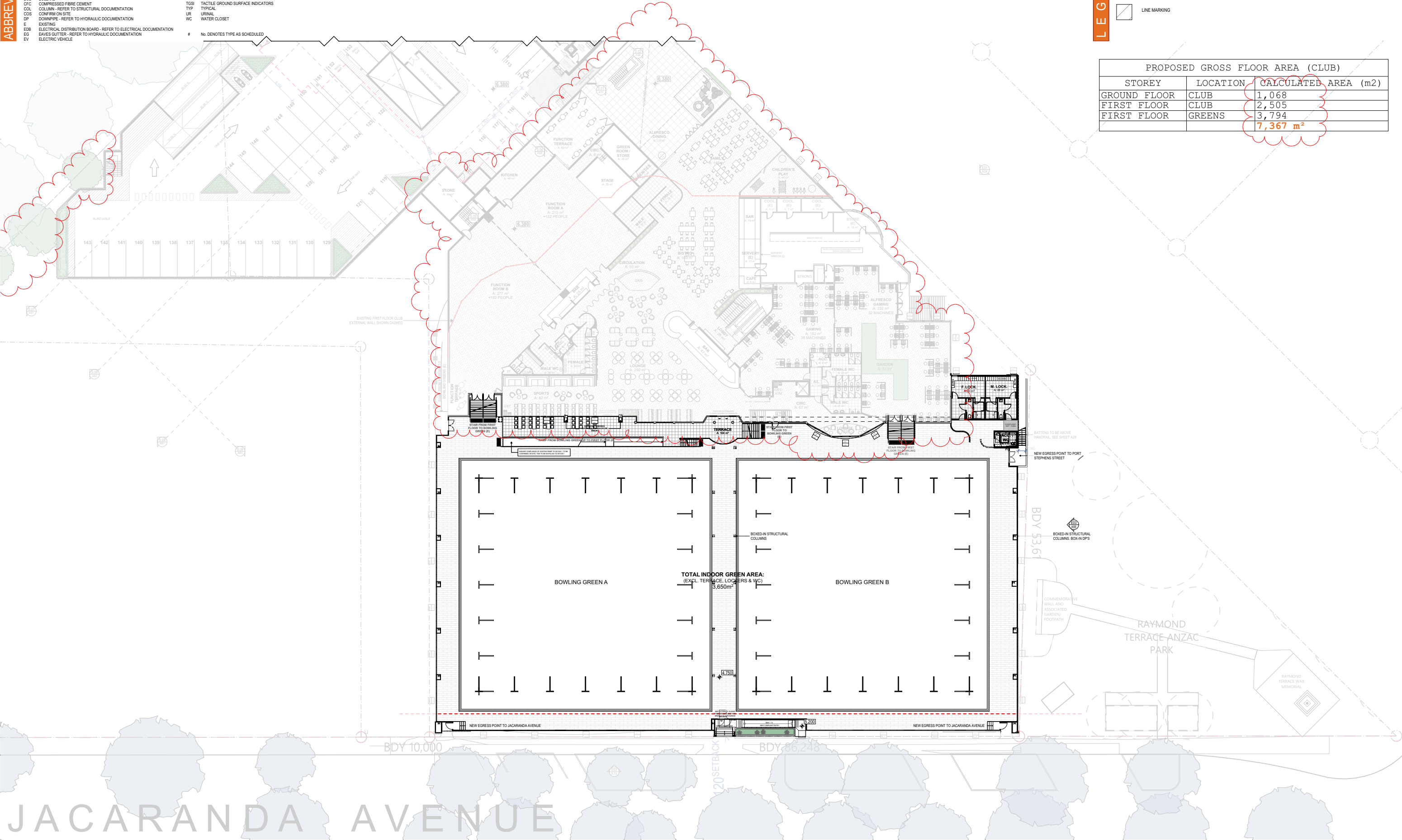
0.00

EXISTING RL

0.00

PROPOSED RL

PROPOSED GROSS FLOOR AREA (CLUB)		
STOREY	LOCATION	CALCULATED AREA (m2)
GROUND FLOOR	CLUB	1,068
FIRST FLOOR	CLUB	2,505
FIRST FLOOR	GREENS	3,794
		7,367 m²



RAYMOND TERRACE BOWLING CLUB : FIRST FLOOR - GREENS

13954 - A19 - Rev F - 15 April 2025



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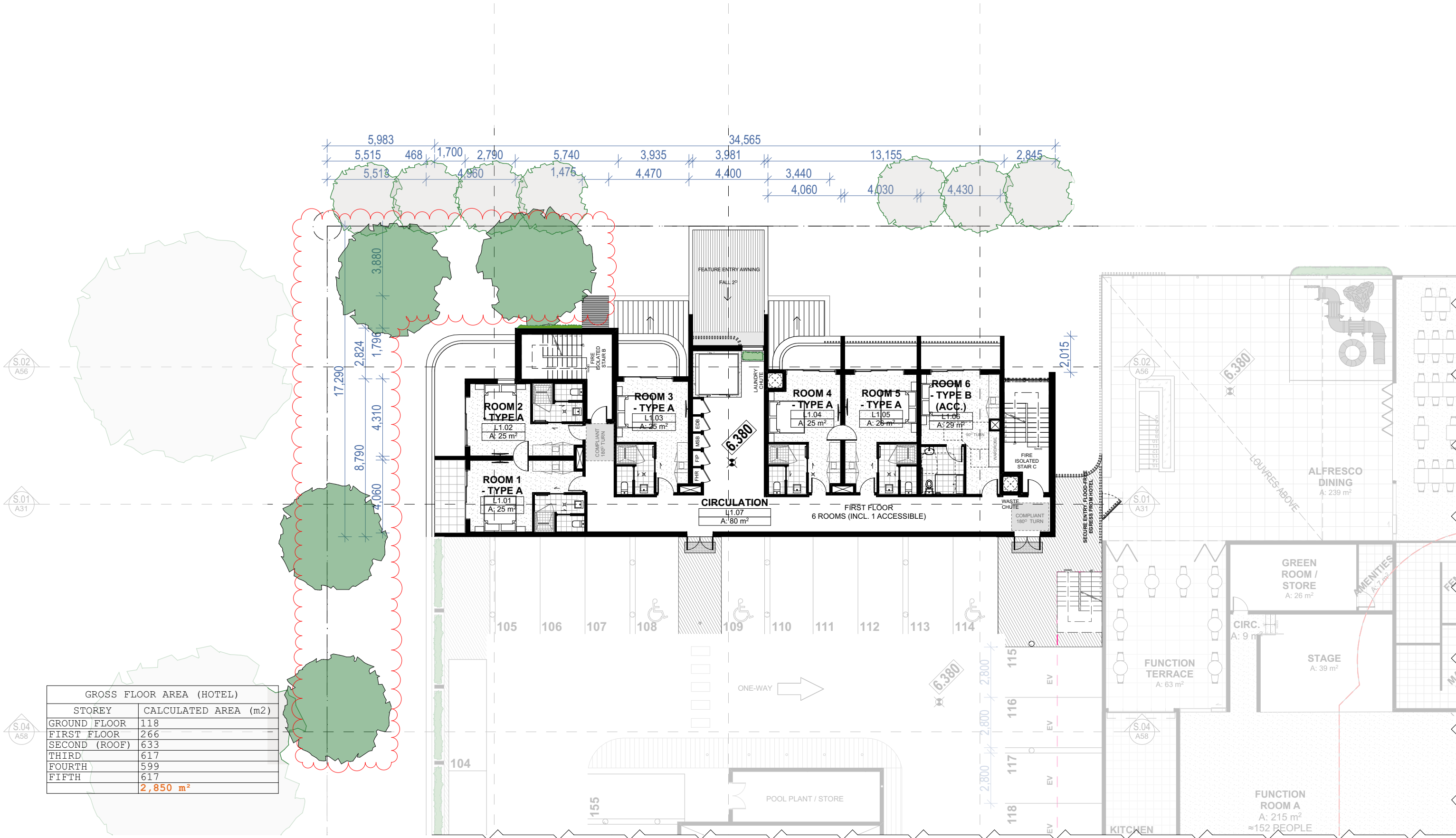
ABBREVIATIONS

AHD	AUSTRALIAN HEIGHT DATUM	FE	FIRE EXTINGUISHER
AL	ALUMINUM LOUVRE	FFL	FINISHED FLOOR LEVEL
ALB	ALUMINUM BATTEN	FHR	FIRE HOSE REEL - REFER TO HYDRAULIC DOCUMENTATION
AS	AUSTRALIAN STANDARD	LVR	LOUVRE
BAL	BALUSTRADE	MDB	MAIN DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION
BG	BOX GUTTER	PT	PT
BH	BULKHEAD	REF	REFRIGERATOR
BN	BARGE BN	RL	REDUCED LEVEL
BOL	BOLLARD	RS	ROLLER SHUTTER
CFC	COMPRESSED FIBRE CEMENT	TGSI	TACTILE GROUND SURFACE INDICATORS
COL	COLUMN - REFER TO STRUCTURAL DOCUMENTATION	TYP	TYPICAL
COS	CONFIRM ON SITE	UR	URINAL
DP	DOWNPIPE - REFER TO HYDRAULIC DOCUMENTATION	WC	WATER CLOSET
E	EXISTING		
EGB	ELECTRICAL DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION		
EG	EAVES GUTTER - REFER TO HYDRAULIC DOCUMENTATION		
EV	ELECTRIC VEHICLE		

No. DENOTES TYPE AS SCHEDULED

LEGEND

W1.05	WINDOW MARKER eg. WINDOW / LEVEL 1 / WINDOW N° 05	0.00	EXISTING RL
L1.05	LOUVRE MARKER eg. LOUVRE / LEVEL 1 / LOUVRE N° 05	0.00	PROPOSED RL
D1.05	DOOR MARKER eg. DOOR / LEVEL 1 / DOOR N° 05		
	LINE MARKING		



RAYMOND TERRACE BOWLING CLUB : FIRST FLOOR - HOTEL

13954 - A20 - Rev G - 15 April 2025

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Nominated Architect - Bernard Collins No. 4438 (NSW ARB)

EJE Integrity
Innovation
Inspiration

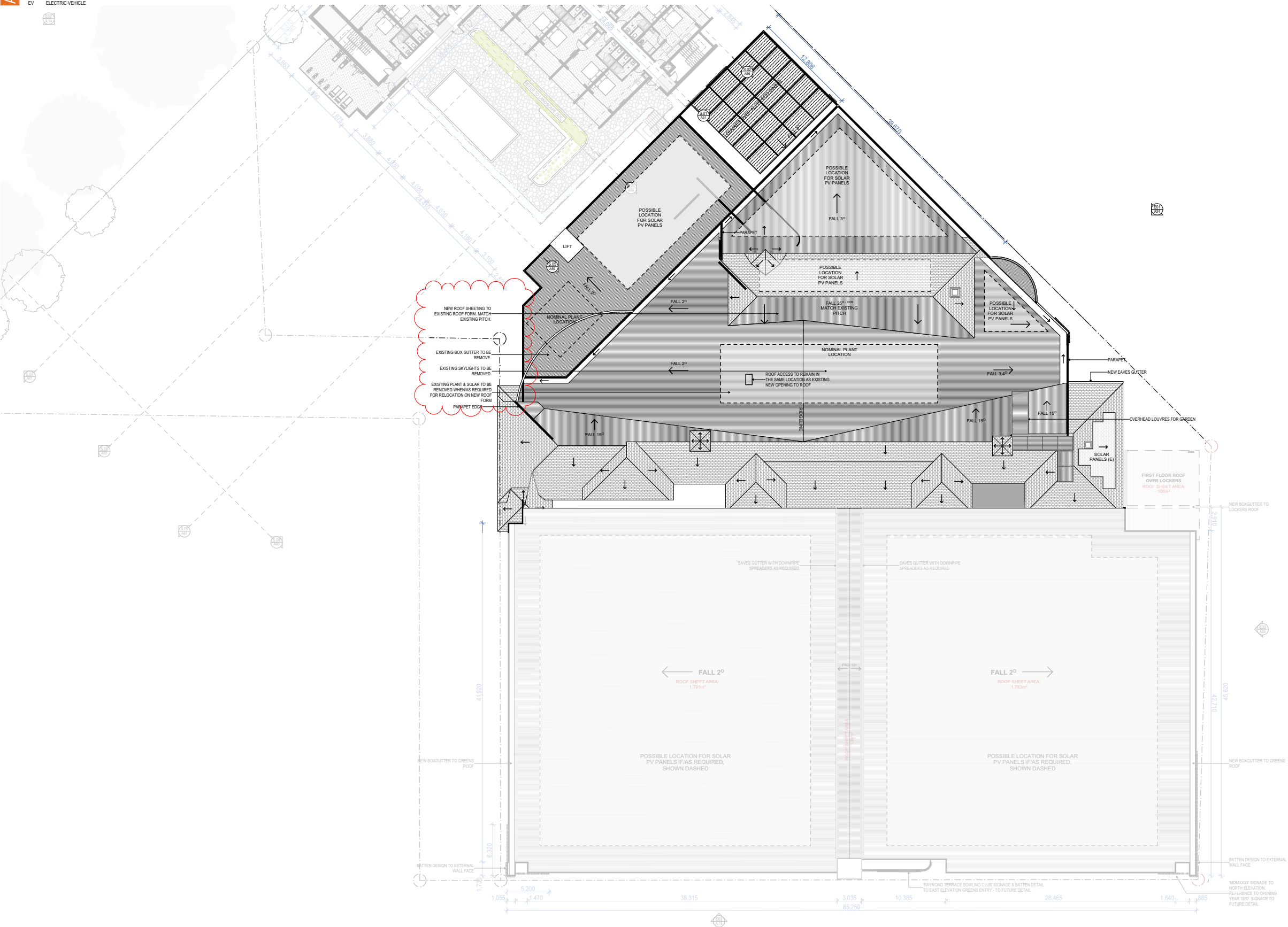
ABBREVIATIONS

AHD	AUSTRALIAN HEIGHT DATUM	FE	FIRE EXTINGUISHER
AL	ALUMINUM LOUVRE	FFL	FINISHED FLOOR LEVEL
ALB	ALUMINUM BATTEN	FHR	FIRE HOSE REEL - REFER TO HYDRAULIC DOCUMENTATION
AS	AUSTRALIAN STANDARD	LVR	LOUVRE
BAL	BALUSTRADE	MDB	MAIN DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION
BG	BOX GUTTER	PT	PT
BH	BULKHEAD	REF	REFRIGERATOR
BN	GARAGE BIN	RL	REDUCED LEVEL
BOL	BOLLARD	RS	ROLLER SHUTTER
CFC	COMPRESSED FIBRE CEMENT	TGSI	TACTILE GROUND SURFACE INDICATORS
COL	COLUMN - REFER TO STRUCTURAL DOCUMENTATION	TYP	TYPICAL
COS	CONFIRM ON SITE	UR	URINAL
DP	DOWNPIPE - REFER TO HYDRAULIC DOCUMENTATION	WC	WATER CLOSET
E	EXISTING		
ESB	ELECTRICAL DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION		
EG	EAVES GUTTER - REFER TO HYDRAULIC DOCUMENTATION		
EV	ELECTRIC VEHICLE		

No. DENOTES TYPE AS SCHEDULED

LEGEND

WT.05	WINDOW MARKER eg. WINDOW / LEVEL 1 / WINDOW N° 05	0.00	EXISTING RL
LT.05	LOUVRE MARKER eg. LOUVRE / LEVEL 1 / LOUVRE N° 05	0.00	PROPOSED RL
DT.05	DOOR MARKER eg. DOOR / LEVEL 1 / DOOR N° 05		
	LINE MARKING		



RAYMOND TERRACE BOWLING CLUB : SECOND FLOOR - CLUB ROOF

13954 - A21 - Rev F - 15 April 2025

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Nominated Architect - Bernard Collins No. 4438 (NSW ARB)

0 10mm 50mm 100mm ON ORIGINAL A3

1:500 @ A3



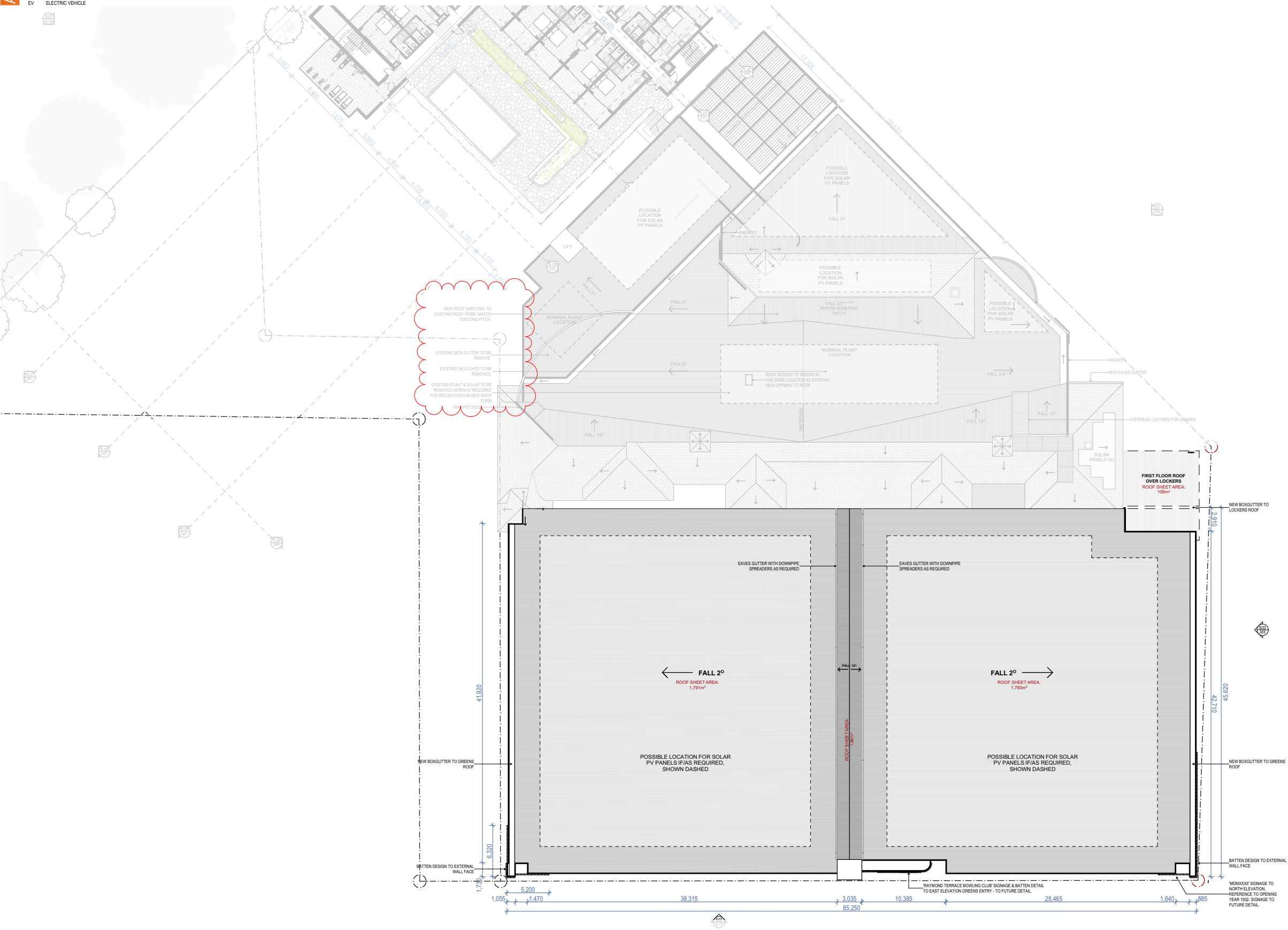
ABBREVIATIONS

AHD	AUSTRALIAN HEIGHT DATUM	FE	FIRE EXTINGUISHER
AL	ALUMINUM LOUVRE	FFL	FINISHED FLOOR LEVEL
ALB	ALUMINUM BATTEN	FHR	FIRE HOSE REEL - REFER TO HYDRAULIC DOCUMENTATION
AS	AUSTRALIAN STANDARD	LVR	LOUVRE
BAL	BALUSTRADE	MDB	MAIN DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION
BG	BOX GUTTER	PT	PT
BH	BULKHEAD	REF	REFRIGERATOR
BN	GARAGE BN	RL	REDUCED LEVEL
BOL	BOLLARD	RS	ROLLER SHUTTER
CFC	COMPRESSED FIBRE CEMENT	TGSI	TACTILE GROUND SURFACE INDICATORS
COL	COLUMN - REFER TO STRUCTURAL DOCUMENTATION	TYP	TYPICAL
COS	CONFIRM ON SITE	UR	URINAL
DP	DOWNPIPE - REFER TO HYDRAULIC DOCUMENTATION	WC	WATER CLOSET
E	EXISTING		
EGB	ELECTRICAL DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION		
EG	EAVES GUTTER - REFER TO HYDRAULIC DOCUMENTATION		
EV	ELECTRIC VEHICLE		

No. DENOTES TYPE AS SCHEDULED

LEGEND

WT.05	WINDOW MARKER eg. WINDOW / LEVEL 1 / WINDOW N° 05	0.00	EXISTING RL
LT.05	LOUVRE MARKER eg. LOUVRE / LEVEL 1 / LOUVRE N° 05	0.00	PROPOSED RL
DT.05	DOOR MARKER eg. DOOR / LEVEL 1 / DOOR N° 05		
	LINE MARKING		



RAYMOND TERRACE BOWLING CLUB : SECOND FLOOR - GREENS ROOF

13954 - A22 - Rev E - 15 April 2025

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Nominated Architect - Bernard Collins No. 4438 (NSW ARB)

0 10mm 50mm 100mm ON ORIGINAL A3

1:500 @ A3

EJE Integrity
Innovation
Inspiration

ABBREVIATIONS

AHD	AUSTRALIAN HEIGHT DATUM	FE	FIRE EXTINGUISHER
AL	ALUMINUM LOUVRE	FFL	FINISHED FLOOR LEVEL
ALB	ALUMINUM BATTEN	FHR	FIRE HOSE REEL - REFER TO HYDRAULIC DOCUMENTATION
AS	AUSTRALIAN STANDARD	LVR	LOUVRE
BAL	BALUSTRADE	MDB	MAIN DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION
BG	BOX GUTTER	PT	PT
BH	BULKHEAD	REF	REFRIGERATOR
BN	BOLLARD	RL	REDUCED LEVEL
BOL	BOLLARD	RS	ROLLER SHUTTER
CFC	COMPRESSED FIBRE CEMENT	TOSI	TACTILE GROUND SURFACE INDICATORS
COS	COLUMN - REFER TO STRUCTURAL DOCUMENTATION	TYP	TYPICAL
DP	DOWNPIPE - REFER TO HYDRAULIC DOCUMENTATION	UR	URINAL
E	EXISTING	WC	WATER CLOSET
E18	ELECTRICAL DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION		
EG	EAVES GUTTER - REFER TO HYDRAULIC DOCUMENTATION		
EV	ELECTRIC VEHICLE		

#	No. DENOTES TYPE AS SCHEDULED
---	-------------------------------

LEGEND

W1.05	WINDOW MARKER eg. WINDOW / LEVEL 1 / WINDOW N° 05	0.00	EXISTING RL
L1.05	LOUVRE MARKER eg. LOUVRE / LEVEL 1 / LOUVRE N° 05	0.00	PROPOSED RL
D1.05	DOOR MARKER eg. DOOR / LEVEL 1 / DOOR N° 05		
	LINE MARKING		



GROSS FLOOR AREA (HOTEL)	
STOREY	CALCULATED AREA (m2)
GROUND FLOOR	118
FIRST FLOOR	266
SECOND (ROOF)	633
THIRD	617
FOURTH	599
FIFTH	617
	2,850 m²



RAYMOND TERRACE BOWLING CLUB : SECOND FLOOR - HOTEL

13954 - A23 - Rev G - 15 April 2025

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Nominated Architect - Bernard Collins No. 4438 (NSW ARB)



1:200 @ A3

ABBREVIATIONS

AHD	AUSTRALIAN HEIGHT DATUM	FE	FIRE EXTINGUISHER
AL	ALUMINUM LOUVRE	FFL	FINISHED FLOOR LEVEL
ALB	ALUMINUM BATTEN	FHR	FIRE HOSE REEL - REFER TO HYDRAULIC DOCUMENTATION
AS	AUSTRALIAN STANDARD	LVR	LOUVRE
BAL	BALUSTRADE	MDB	MAIN DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION
BG	BOX GUTTER	PT	PT
BH	BULKHEAD	REF	REFRIGERATOR
BN	GARBAGE BIN	RL	REDUCED LEVEL
BOL	BOLLARD	RS	ROLLER SHUTTER
CFC	COMPRESSED FIBRE CEMENT	TGSI	TACTILE GROUND SURFACE INDICATORS
COL	COLUMN - REFER TO STRUCTURAL DOCUMENTATION	TYP	TYPICAL
COS	CONFIRM ON SITE	UR	URNAL
DP	DOWNPIPE - REFER TO HYDRAULIC DOCUMENTATION	WC	WATER CLOSET
E	EXISTING		
E18	ELECTRICAL DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION		
EG	EAVES GUTTER - REFER TO HYDRAULIC DOCUMENTATION		
EV	ELECTRIC VEHICLE		

No. DENOTES TYPE AS SCHEDULED

LEGEND

WT.05	WINDOW MARKER eg. WINDOW / LEVEL 1 / WINDOW N° 05	0.00	EXISTING RL
LT.05	LOUVRE MARKER eg. LOUVRE / LEVEL 1 / LOUVRE N° 05	0.00	PROPOSED RL
DT.05	DOOR MARKER eg. DOOR / LEVEL 1 / DOOR N° 05		
	LINE MARKING		



RAYMOND TERRACE BOWLING CLUB : THIRD FLOOR

13954 - A24 - Rev F - 15 April 2025

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Nominated Architect - Bernard Collins No. 4438 (NSW ARB)



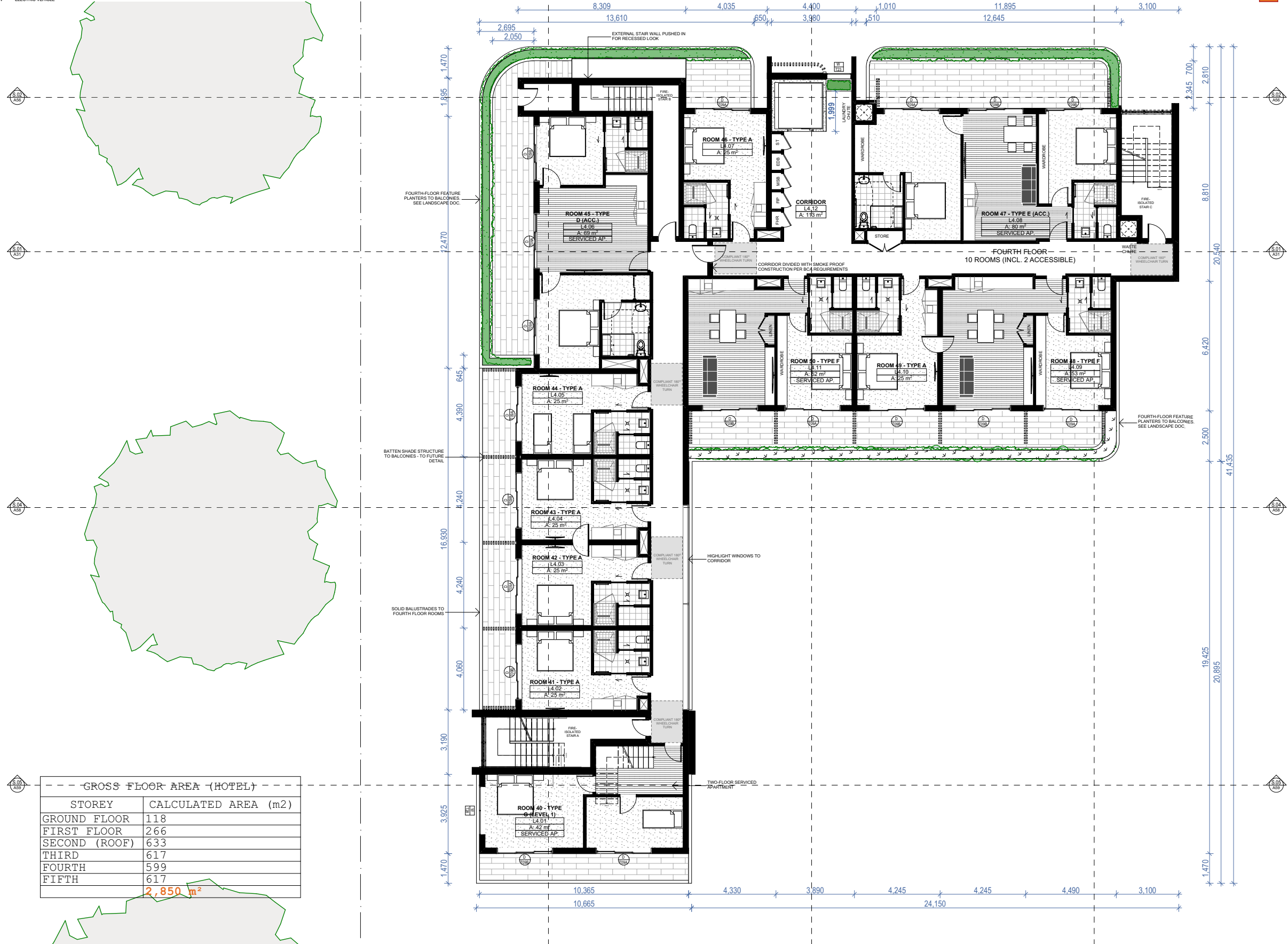
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ABBREVIATIONS

AHD	AUSTRALIAN HEIGHT DATUM	FE	FIRE EXTINGUISHER
AL	ALUMINUM LOUVRE	FFL	FINISHED FLOOR LEVEL
ALB	ALUMINUM BATTEN	FHR	FIRE HOSE REEL - REFER TO HYDRAULIC DOCUMENTATION
AS	AUSTRALIAN STANDARD	LVR	LOUVRE
BAL	BALUSTRADE	MDB	MAIN DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION
BG	BOX GUTTER	PT	PT
BH	BULKHEAD	REF	REFRIGERATOR
BN	GARAGE BIN	RL	REDUCED LEVEL
BOL	BOLLARD	RS	ROLLER SHUTTER
CFC	COMPRESSED FIBRE CEMENT	TGSI	TACTILE GROUND SURFACE INDICATORS
COL	COLUMN - REFER TO STRUCTURAL DOCUMENTATION	TYP	TYPICAL
COS	CONFIRM ON SITE	UR	URNAL
DP	DOWNPIPE - REFER TO HYDRAULIC DOCUMENTATION	WC	WATER CLOSET
E	EXISTING		
EGB	ELECTRICAL DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION		
EG	EAVES GUTTER - REFER TO HYDRAULIC DOCUMENTATION		
EV	ELECTRIC VEHICLE	#	No. DENOTES TYPE AS SCHEDULED

LEGEND

W1.05	WINDOW MARKER eg. WINDOW / LEVEL 1 / WINDOW N° 05	0.00	EXISTING RL
L1.05	LOUVRE MARKER eg. LOUVRE / LEVEL 1 / LOUVRE N° 05	0.00	PROPOSED RL
D1.05	DOOR MARKER eg. DOOR / LEVEL 1 / DOOR N° 05		
	LINE MARKING		



RAYMOND TERRACE BOWLING CLUB : FOURTH FLOOR

13954 - A25 - Rev E - 15 April 2025

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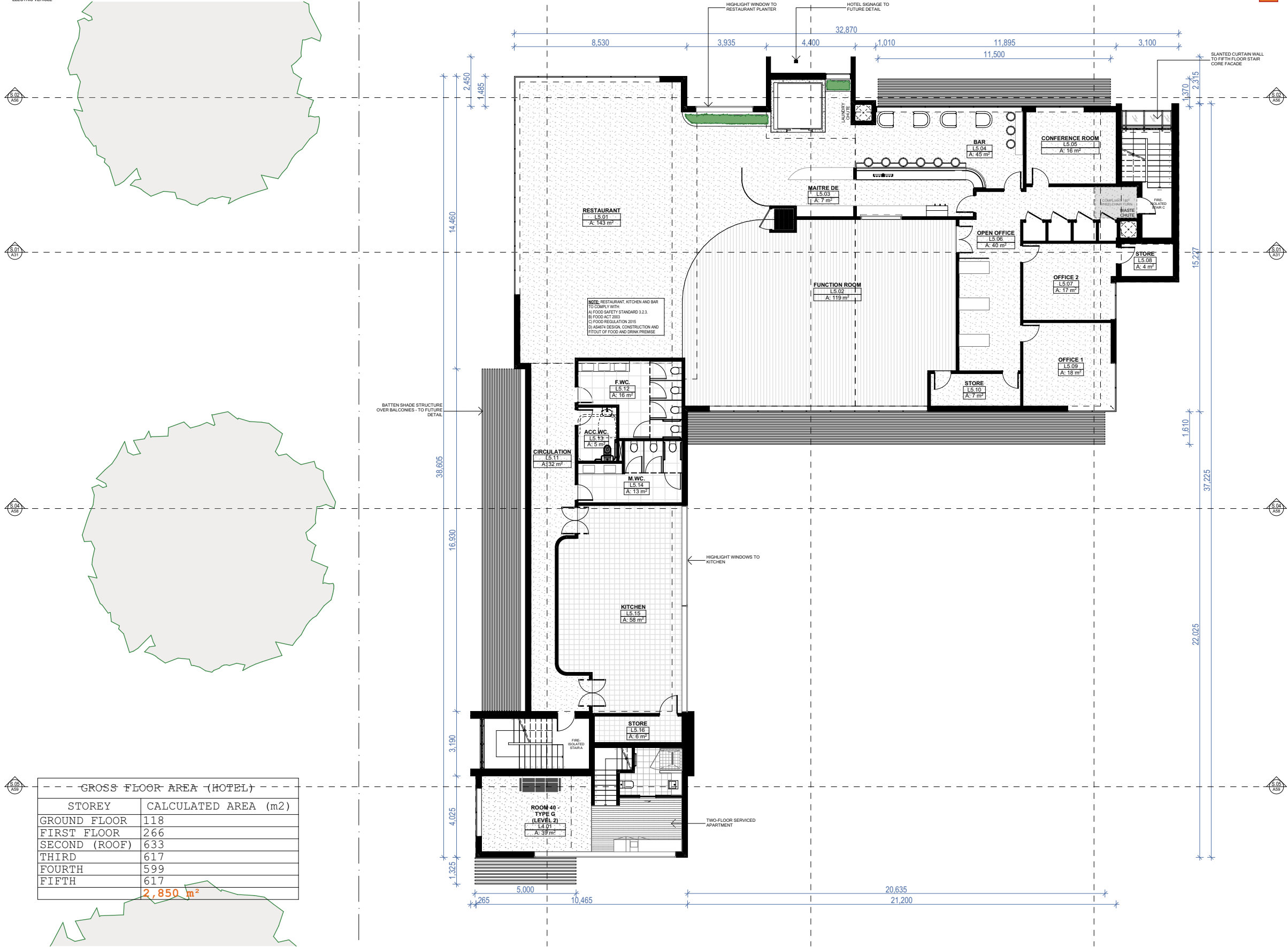
ABBREVIATIONS

AHD	AUSTRALIAN HEIGHT DATUM	FE	FIRE EXTINGUISHER
AL	ALUMINUM LOUVRE	FFL	FINISHED FLOOR LEVEL
ALB	ALUMINUM BATTEN	FHR	FIRE HOSE REEL - REFER TO HYDRAULIC DOCUMENTATION
AS	AUSTRALIAN STANDARD	LVR	LOUVRE
BAL	BALUSTRADE	MDB	MAIN DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION
BG	BOX GUTTER	PT	PT
BH	BULKHEAD	REF	REFRIGERATOR
BN	BARGE BN	RL	REDUCED LEVEL
BOL	BOLLARD	RS	ROLLER SHUTTER
CFC	COMPRESSED FIBRE CEMENT	TGSI	TACTILE GROUND SURFACE INDICATORS
COL	COLUMN - REFER TO STRUCTURAL DOCUMENTATION	TYP	TYPICAL
COS	CONFIRM ON SITE	UR	URINAL
DP	DOWNPIPE - REFER TO HYDRAULIC DOCUMENTATION	WC	WATER CLOSET
E	EXISTING		
E18	ELECTRICAL DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION		
EG	EAVES GUTTER - REFER TO HYDRAULIC DOCUMENTATION		
EV	ELECTRIC VEHICLE		

#	No. DENOTES TYPE AS SCHEDULED
---	-------------------------------

LEGEND

W1.05	WINDOW MARKER eg. WINDOW / LEVEL 1 / WINDOW N° 05	0.00	EXISTING RL
L1.05	LOUVRE MARKER eg. LOUVRE / LEVEL 1 / LOUVRE N° 05	0.00	PROPOSED RL
D1.05	DOOR MARKER eg. DOOR / LEVEL 1 / DOOR N° 05		
	LINE MARKING		



RAYMOND TERRACE BOWLING CLUB : FIFTH FLOOR

13954 - A26 - Rev F - 15 April 2025

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Nominated Architect - Bernard Collins No. 4438 (NSW ARB)

0 10mm 20mm 100mm ON ORIGINAL A3

1:200 @ A3

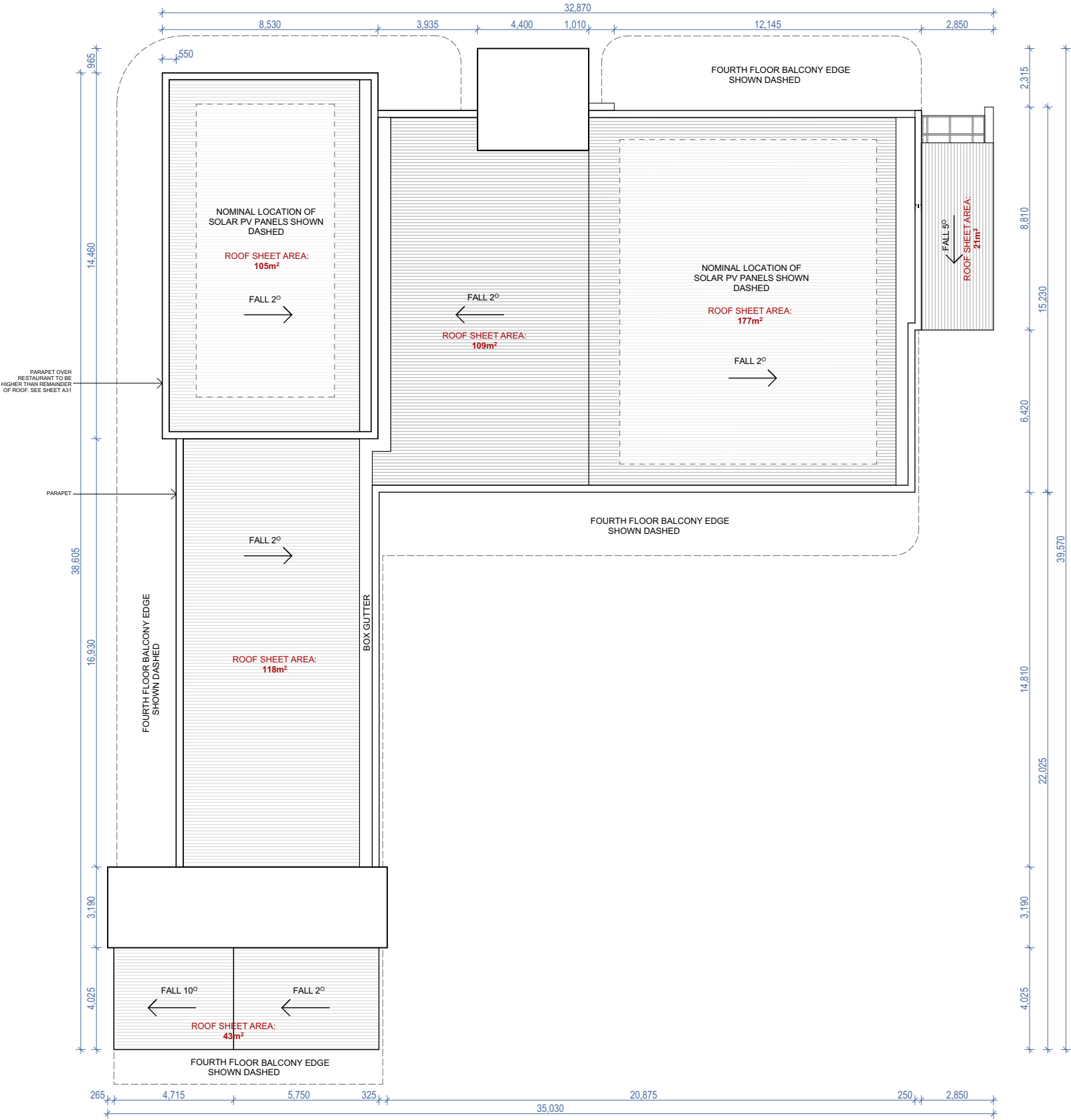


ABBREVIATIONS

AHD	AUSTRALIAN HEIGHT DATUM	FE	FIRE EXTINGUISHER
AL	ALUMINUM LOUVRE	FFL	FINISHED FLOOR LEVEL
ALB	ALUMINUM BATTEN	FHR	FIRE HOSE REEL - REFER TO HYDRAULIC DOCUMENTATION
AS	AUSTRALIAN STANDARD	LVR	LOUVRE
BAL	BALUSTRADE	MDB	MAIN DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION
BG	BOX GUTTER	PT	PT
BH	BULKHEAD	REF	REFRIGERATOR
BN	GARBAGE BIN	RL	REDUCED LEVEL
BOL	BOLLARD	RS	ROLLER SHUTTER
CFC	COMPRESSED FIBRE CEMENT	TGSI	TACTILE GROUND SURFACE INDICATORS
COL	COLUMN - REFER TO STRUCTURAL DOCUMENTATION	TYP	TYPICAL
COS	CONFIRM ON SITE	UR	URINAL
DP	DOWNPIPE - REFER TO HYDRAULIC DOCUMENTATION	WC	WATER CLOSET
E	EXISTING		
EGB	ELECTRICAL DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION	#	No. DENOTES TYPE AS SCHEDULED
EG	EAVES GUTTER - REFER TO HYDRAULIC DOCUMENTATION		
EV	ELECTRIC VEHICLE		

W1.05	WINDOW MARKER eg. WINDOW / LEVEL 1 / WINDOW N° 05	0.00	EXISTING RL
L1.05	LOUVRE MARKER eg. LOUVRE / LEVEL 1 / LOUVRE N° 05	0.00	PROPOSED RL
D1.05	DOOR MARKER eg. DOOR / LEVEL 1 / DOOR N° 05		
	LINE MARKING		

GROSS FLOOR AREA (HOTEL)	
STOREY	CALCULATED AREA (m2)
GROUND FLOOR	118
FIRST FLOOR	266
SECOND (ROOF)	633
THIRD	617
FOURTH	599
FIFTH	617
	2,850 m²



RAYMOND TERRACE BOWLING CLUB : ROOF (HOTEL)

13954 - A27 - Rev D - 15 April 2025

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Nominated Architect - Bernard Collins No. 4438 (NSW ARB)



1:200 @ A3



ABBREVIATIONS

AHD	AUSTRALIAN HEIGHT DATUM	FE	FIRE EXTINGUISHER
AL	ALUMINUM LOUVRE	FFL	FINISHED FLOOR LEVEL
ALB	ALUMINUM BATTEN	FHR	FIRE HOSE REEL - REFER TO HYDRAULIC DOCUMENTATION
AS	AUSTRALIAN STANDARD	LVR	LOUVRE
BAL	BALUSTRADE	MDB	MAIN DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION
BG	BOX GUTTER	PT	PT
BH	BULKHEAD	REF	REFRIGERATOR
BN	GARAGE BIN	RL	REDUCED LEVEL
BOL	BOLLARD	RS	ROLLER SHUTTER
CFC	COMPRESSED FIBRE CEMENT	TGSI	TACTILE GROUND SURFACE INDICATORS
COL	COLUMN - REFER TO STRUCTURAL DOCUMENTATION	TYP	TYPICAL
COS	CONFIRM ON SITE	UR	URINAL
DP	DOWNPIPE - REFER TO HYDRAULIC DOCUMENTATION	WC	WATER CLOSET
E	EXISTING		
E18	ELECTRICAL DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION		
EG	EAVES GUTTER - REFER TO HYDRAULIC DOCUMENTATION		
EV	ELECTRIC VEHICLE	#	No. DENOTES TYPE AS SCHEDULED



E01
PORT STEPHENS STREET

WEST ELEVATION

1:200



E01
PORT STEPHENS STREET

WEST ELEVATION

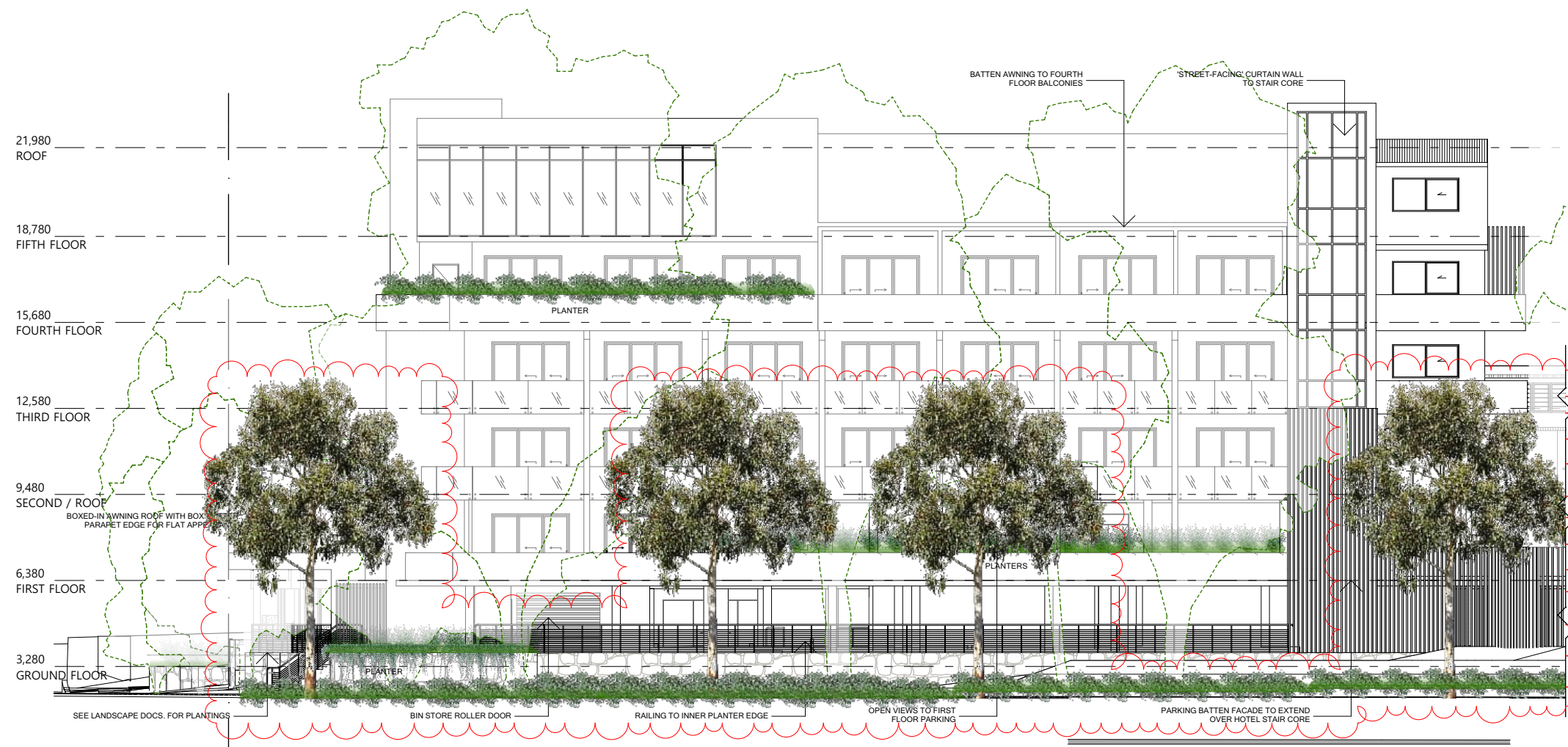
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RAYMOND TERRACE BOWLING CLUB : NORTH-WEST ELEVATION

13954 - A28 - Rev F - 15 April 2025

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Nominated Architect - Bernard Collins No. 4438 (NSW ARB)

0 10mm 20mm 100mm ON ORIGINAL A3 1:200 @ A3



E02
SWAN STREET

SOUTH-WEST ELEVATION

1:200



E02
SWAN STREET

SOUTH-WEST ELEVATION

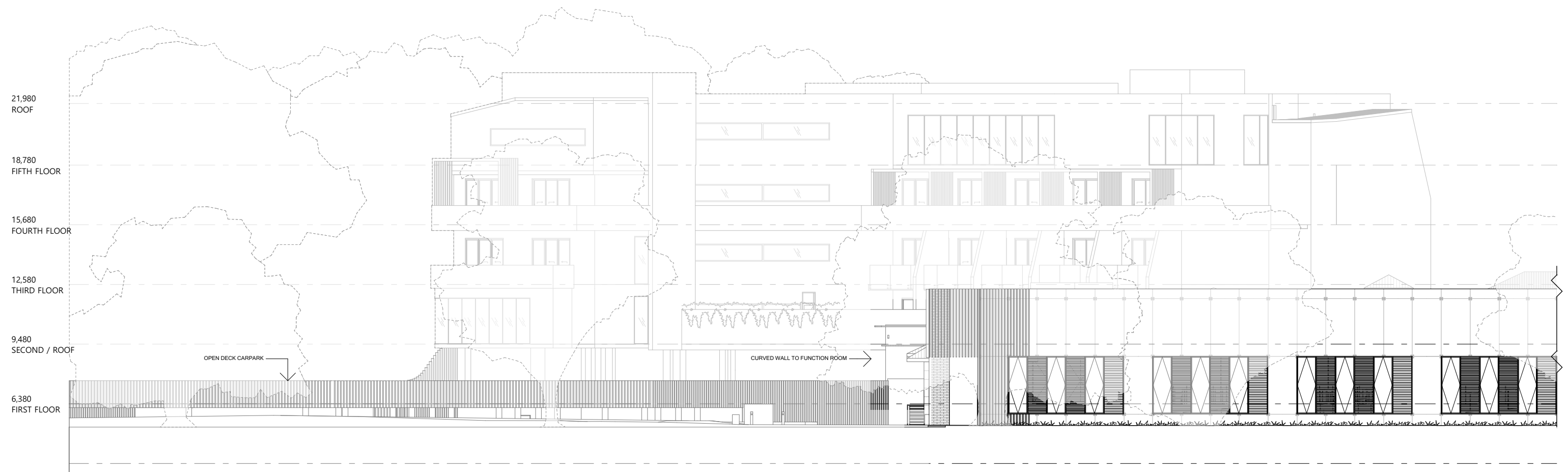
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RAYMOND TERRACE BOWLING CLUB : SOUTH-WEST ELEVATION

13954 - A29 - Rev E - 15 April 2025

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Nominated Architect - Bernard Collins No. 4438 (NSW ARB)

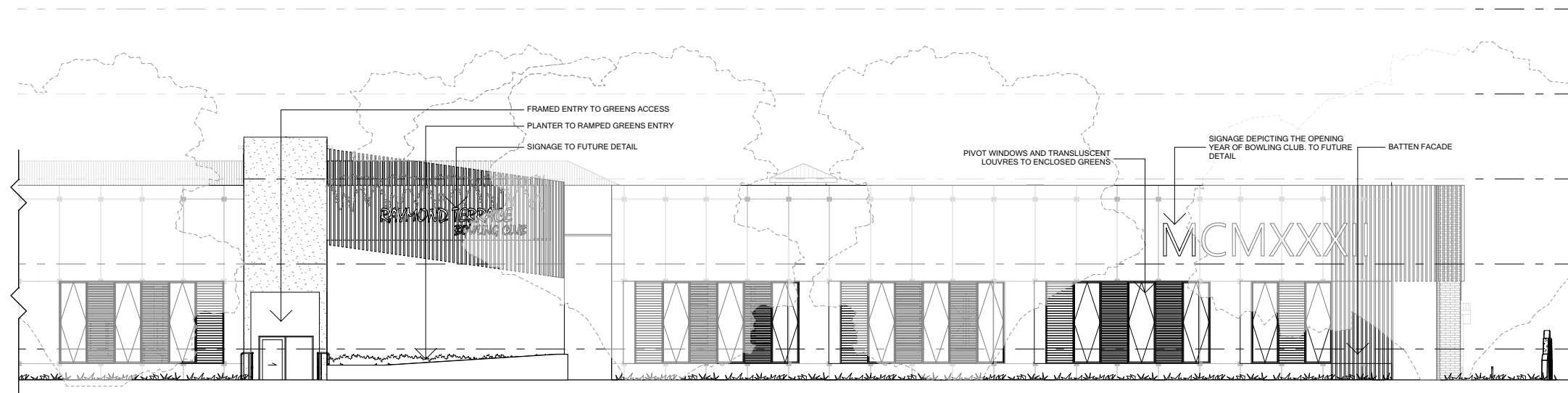
0 10mm 20mm 100mm ON ORIGINAL A3 1:200 @ A3



E03
JACARANDA AVENUE

EAST ELEVATION

1:200



E03
JACARANDA AVENUE

EAST ELEVATION

1:200

RAYMOND TERRACE BOWLING CLUB : EAST ELEVATION

13954 - A30 - Rev E - 15 April 2025

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Nominated Architect - Bernard Collins No. 4438 (NSW ARB)

0 10mm 20mm 100mm ON ORIGINAL A3

1:200 @ A3

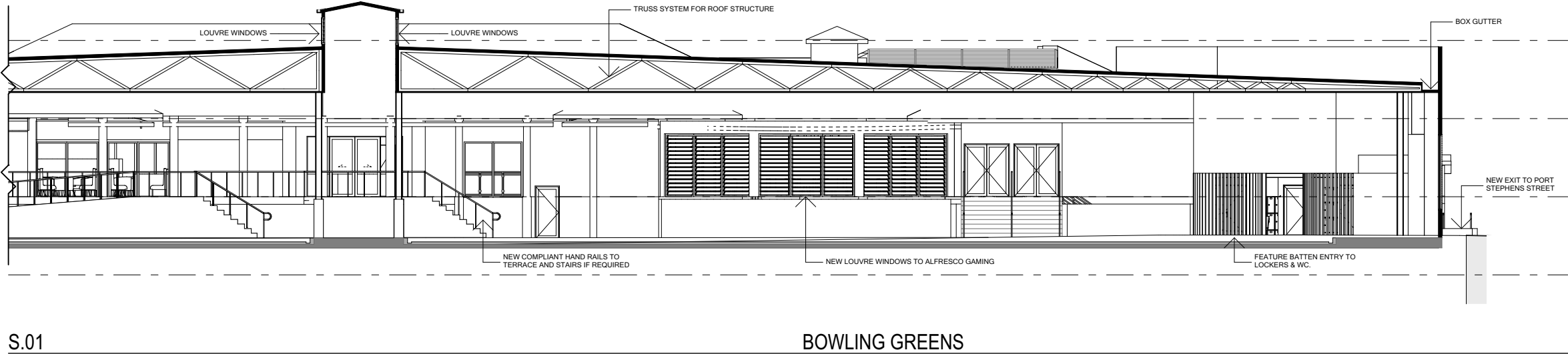
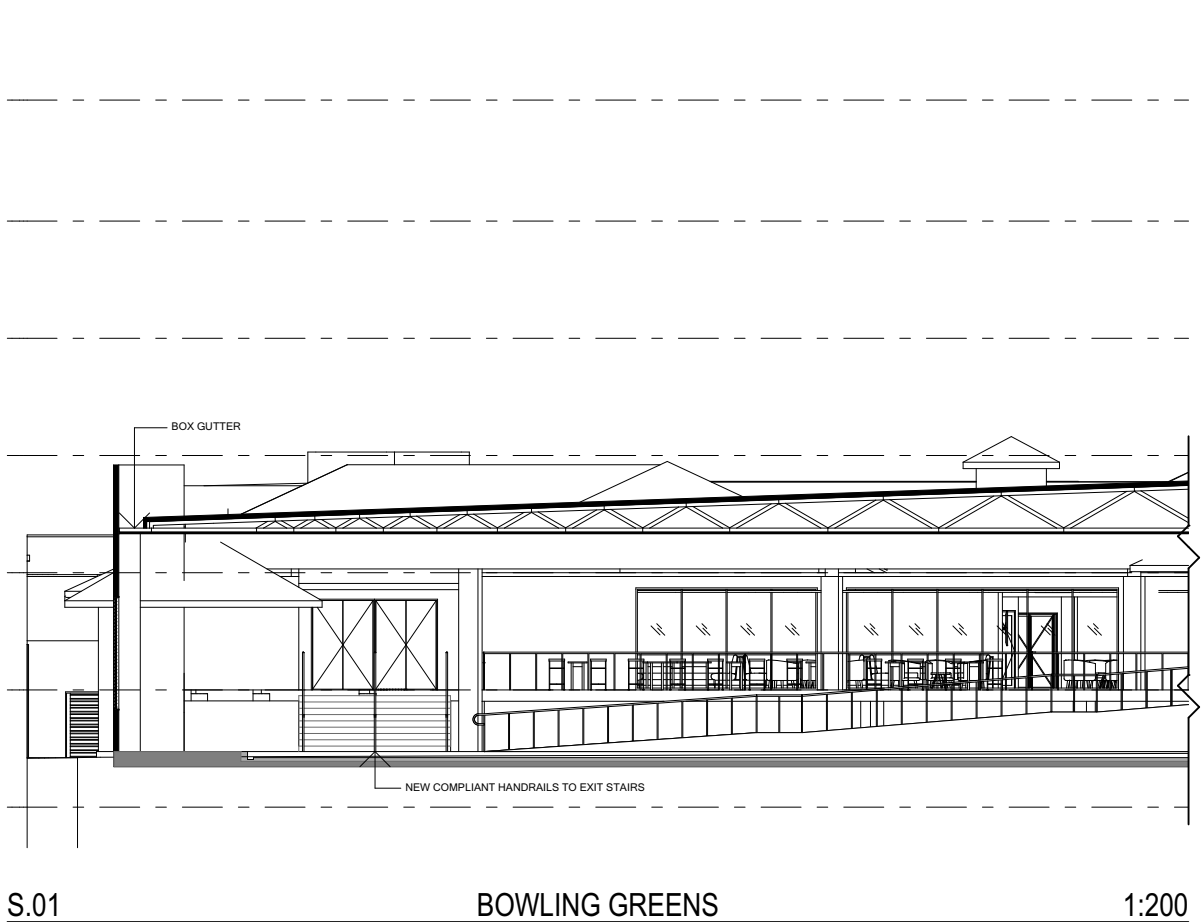
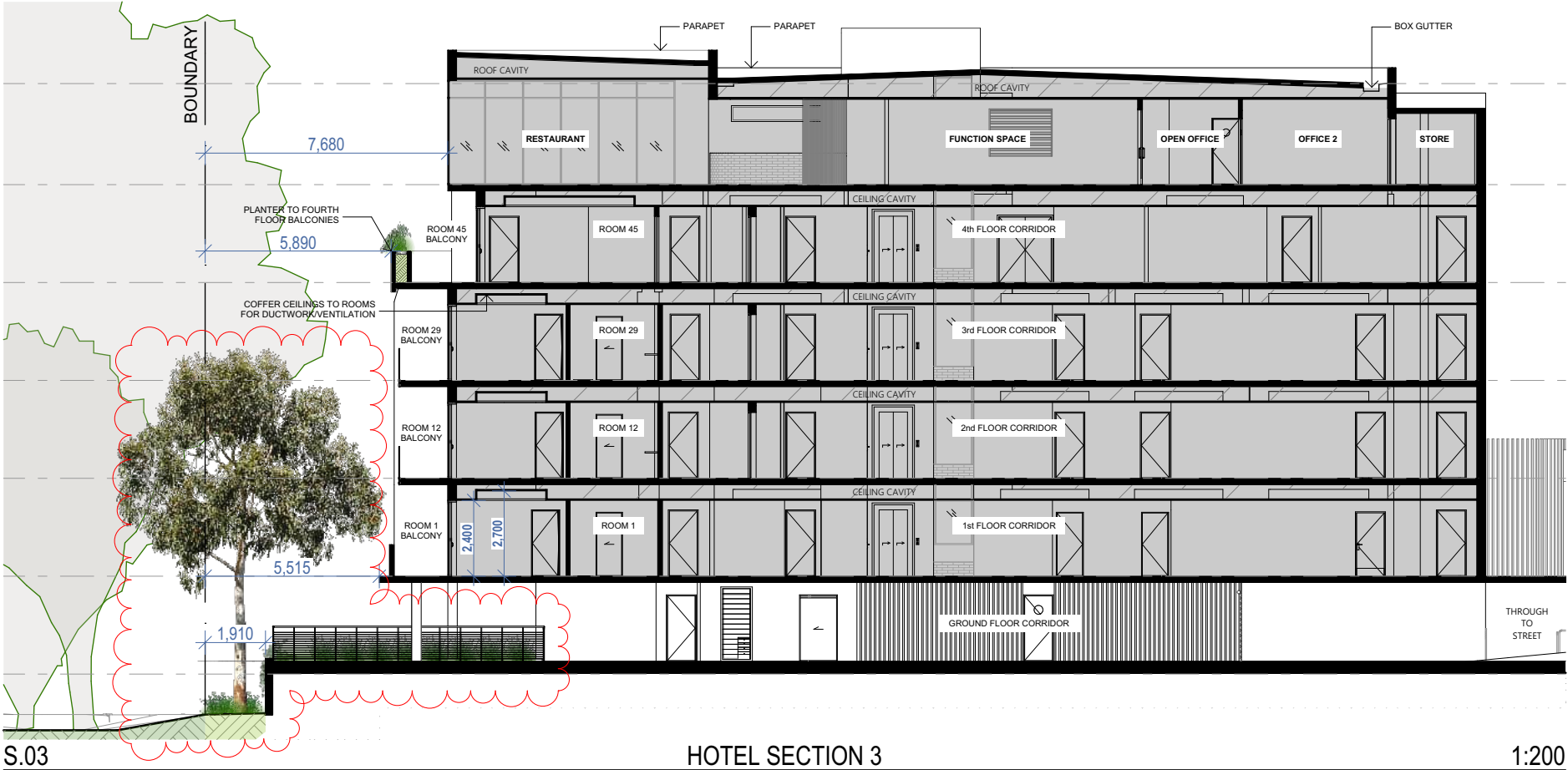
ABBREVIATIONS

AHD	AUSTRALIAN HEIGHT DATUM	FE	FIRE EXTINGUISHER
AL	ALUMINUM LOUVER	FFL	FINISHED FLOOR LEVEL
ALB	ALUMINUM BATTEN	FHR	FIRE HOSE REEL - REFER TO HYDRAULIC DOCUMENTATION
AS	AUSTRALIAN STANDARD	LVR	LOUVER
BAL	BALUSTRADE	MDB	MAIN DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION
BG	BOX GUTTER	PT	PT
BH	BULKHEAD	RT	REFRIGERATOR
BN	BARGE BN	RL	REDUCED LEVEL
BOL	BOLLARD	RS	ROLLER SHUTTER
CFC	COMPRESSED FIBRE CEMENT	TOSI	TACTILE GROUND SURFACE INDICATORS
COL	COLUMN - REFER TO STRUCTURAL DOCUMENTATION	TYP	TYPICAL
COS	CONFIRM ON SITE	UR	URINAL
DP	DOWNPIPE - REFER TO HYDRAULIC DOCUMENTATION	WC	WATER CLOSET
E	EXISTING		
E18	ELECTRICAL DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION		
EG	EAVES GUTTER - REFER TO HYDRAULIC DOCUMENTATION		
EV	ELECTRIC VEHICLE		

No. DENOTES TYPE AS SCHEDULED

LEGEND

W1.05	WINDOW MARKER
E1.05	eg. WINDOW / LEVEL 1 / WINDOW N° 05
	DOOR MARKER
	eg. DOOR / LEVEL 1 / DOOR N° 05









RAYMOND TERRACE BOWLING CLUB : SECTIONS SHEET 01

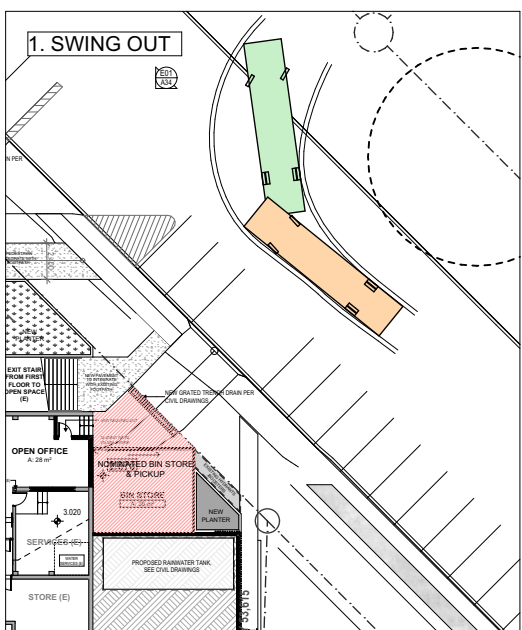
13954 - A31 - Rev B - 15 April 2025

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Nominated Architect - Bernard Collins No. 4438 (NSW ARB)

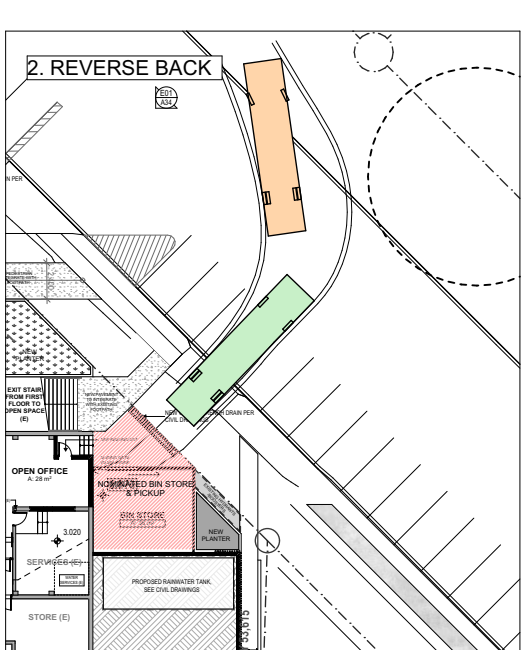


1:200 @ A3

LEGEND		WINDOW MARKER eg. WINDOW / LEVEL 1 / WINDOW N° 05		0.00 EXISTING RL
		LOUVRE MARKER eg. LOUVRE / LEVEL 1 / LOUVRE N° 05		0.00 PROPOSED RL
		DOOR MARKER eg. DOOR / LEVEL 1 / DOOR N° 05		
		LINE MARKING		



1 CLUB WASTE - REAR LOADING1:500



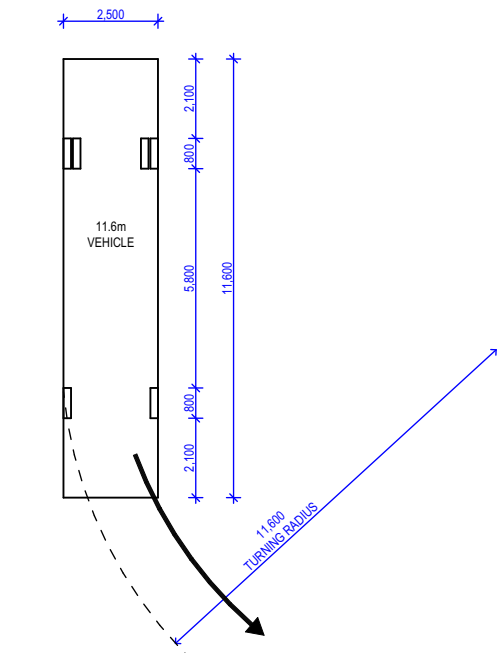
2 CLUB WASTE - REAR LOADING1:500

CLUB - 10 x 1,100L BINS (COLLECTED 3x A WEEK)
HOTEL - 6 x 1,100L BINS (COLLECTED 3x A WEEK)

CLUB WASTE COLLECTION TO OCCUR OFF PORT STEPHENS STREET FROM
NOMINATED PICKUP ZONE. SKIP BINS ARE WHEELED FROM THE APPROPRIATE BIN
STORE DURING TIME OF COLLECTION AND THEN RETURNED TO THE APPROPRIATE
STORE AFTER PICKUP.

HOTEL WASTE COLLECTION TO OCCUR ON-SITE FROM THE LOADING ZONE. BINS ARE TO BE WHEELED FROM THE RELEVANT BIN STORE BY STAFF TO THE LOADING ZONE AS REQUIRED, THEN RETURNED TO THEIR APPROPRIATE STORE AFTER COLLECTION.

A SUITABLE PLAN OF MANAGEMENT IS TO BE IMPLEMENTED TO ENSURE NO CROSSEOVER BETWEEN WASTE COLLECTION AND SUPPLIER DELIVERY TIMEFRAMES. PLAN OF MANAGEMENT IS TO ALSO NOMINATE METHODS OF TRAFFIC CONTROL DURING COLLECTION AND DELIVERY TIMES.



WASTE COLLECTION SIZE 1:200

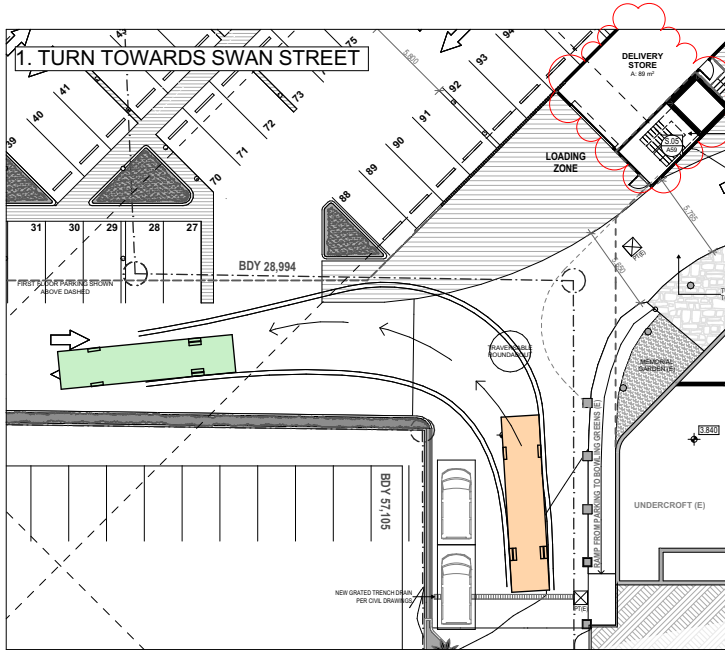
ABBREVIATIONS

AHD	AUSTRALIAN HEIGHT DATUM	FE	FIRE EXTINGUISHER
AL	ALUMINUM LOUVRE	FFL	FINISHED FLOOR LEVEL
ALB	ALUMINUM BATTEN	FHR	FIRE HOSE REEL - REFER TO HYDRAULIC DOCUMENTATION
AS	AUSTRALIAN STANDARD	LVR	LOUVRE
BAL	BALUSTRADE	MDB	MAIN DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION
BG	BOX GUTTER	PT	PT
BH	BULKHEAD	REF	REFRIGERATOR
BN	BARGE BIN	RL	REDUCED LEVEL
BOL	BOLLARD	RS	ROLLER SHUTTER
CFC	COMPRESSED FIBRE CEMENT	TGSI	TACTILE GROUND SURFACE INDICATORS
COL	COLUMN - REFER TO STRUCTURAL DOCUMENTATION	TYP	TYPICAL
COS	CONFIRM ON SITE	UR	URNAL
DP	DOWNPIPE - REFER TO HYDRAULIC DOCUMENTATION	WC	WATER CLOSET
E	EXISTING		
EGB	ELECTRICAL DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION		
EG	EAVES GUTTER - REFER TO HYDRAULIC DOCUMENTATION		
EV	ELECTRIC VEHICLE		

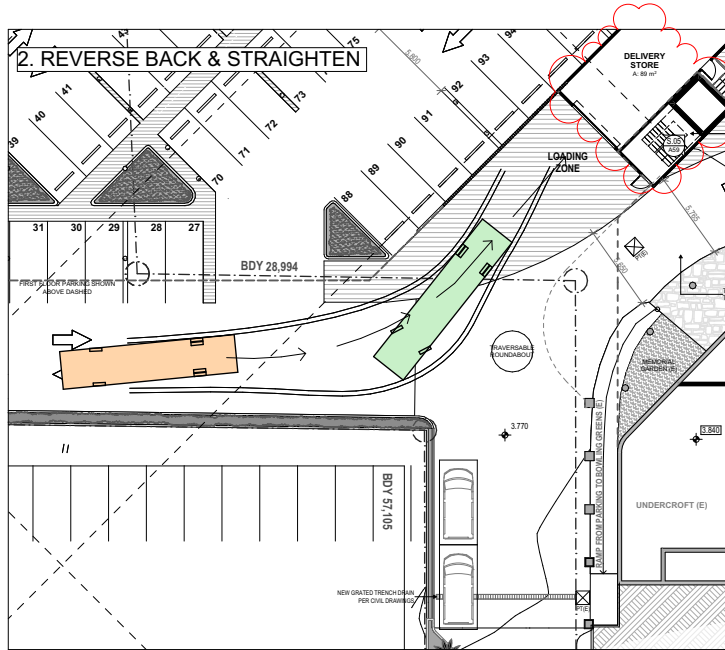
#	No. DENOTES TYPE AS SCHEDULED
---	-------------------------------

LEGEND

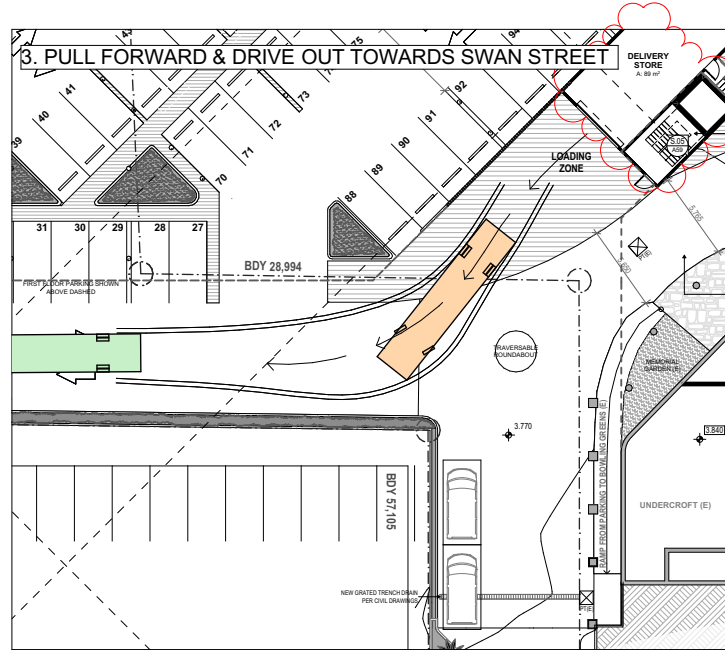
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L1.05	LOUVRE MARKER eg. LOUVRE / LEVEL 1 / LOUVRE N° 05	0.00	PROPOSED RL
D1.05	DOOR MARKER eg. DOOR / LEVEL 1 / DOOR N° 05		
	LINE MARKING		



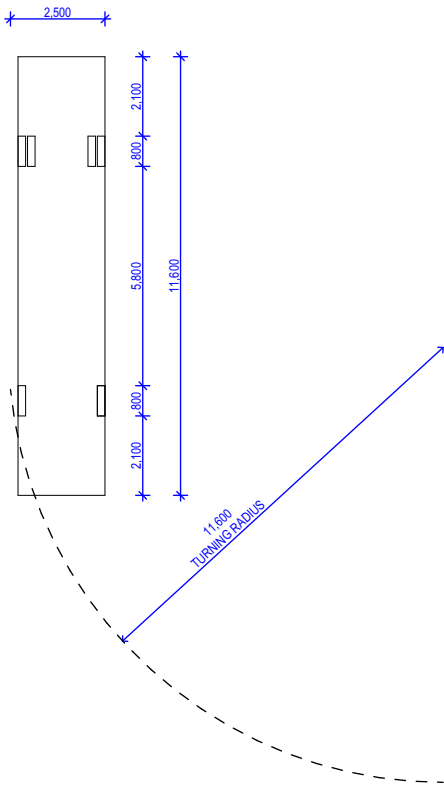
1 DELIVERY VEHICLE 1:500



2 DELIVERY VEHICLE 1:500



3 DELIVERY VEHICLE 1:500



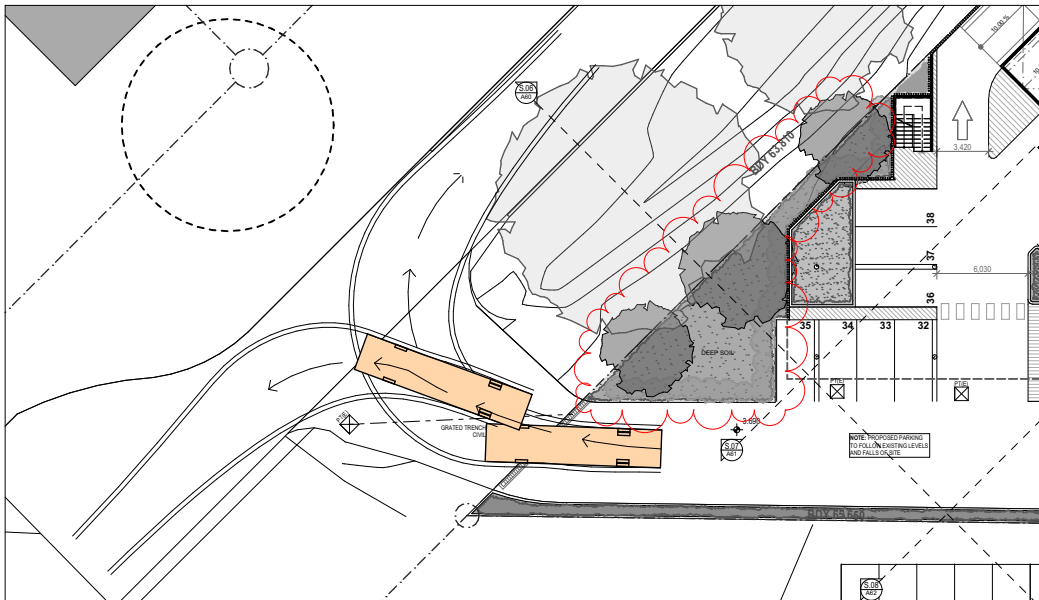
DELIVERY VEHICLE - DIMENSIONS 1:200

NOTE:

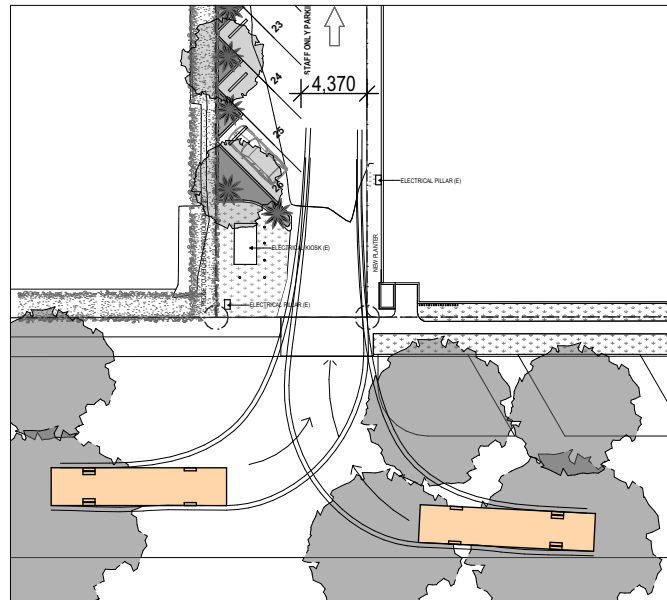
DIMENSIONS OF THE LARGEST DELIVERY VEHICLE TO ENTER SITE ARE SHOWN ADJACENT. SWEEP PATH COMPLIANCE FOR THIS VEHICLE IMPLIES COMPLIANCE FOR SMALLER VEHICLES, IF ANY ARE TO ENTER SITE IN THE SAME MANNER.

NOMINATED LOADING ZONE SHOWN

A SUITABLE PLAN OF MANAGEMENT IS TO BE IMPLEMENTED TO ENSURE NO CROSSOVER BETWEEN WASTE COLLECTION AND SUPPLIER DELIVERY TIMEFRAMES. PLAN OF MANAGEMENT IS TO ALSO NOMINATE METHODS OF TRAFFIC CONTROL DURING COLLECTION AND DELIVERY TIMES



COMMERCIAL VEHICLE EXIT VIA SWAN STREET 1:500



COMMERCIAL VEHICLE ENTRY VIA JACARANDA AVENUE



RAYMOND TERRACE BOWLING CLUB : SWEEP PATHS - DELIVERIES

13954 - A33 - Rev E - 15 April 2025

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Nominated Architect - Bernard Collins No. 4438 (NSW ARB)

0 10mm 50mm 100mm ON ORIGINAL A3 1:200, 1:500 @ A3

EJE Integrity
Innovation
Inspiration

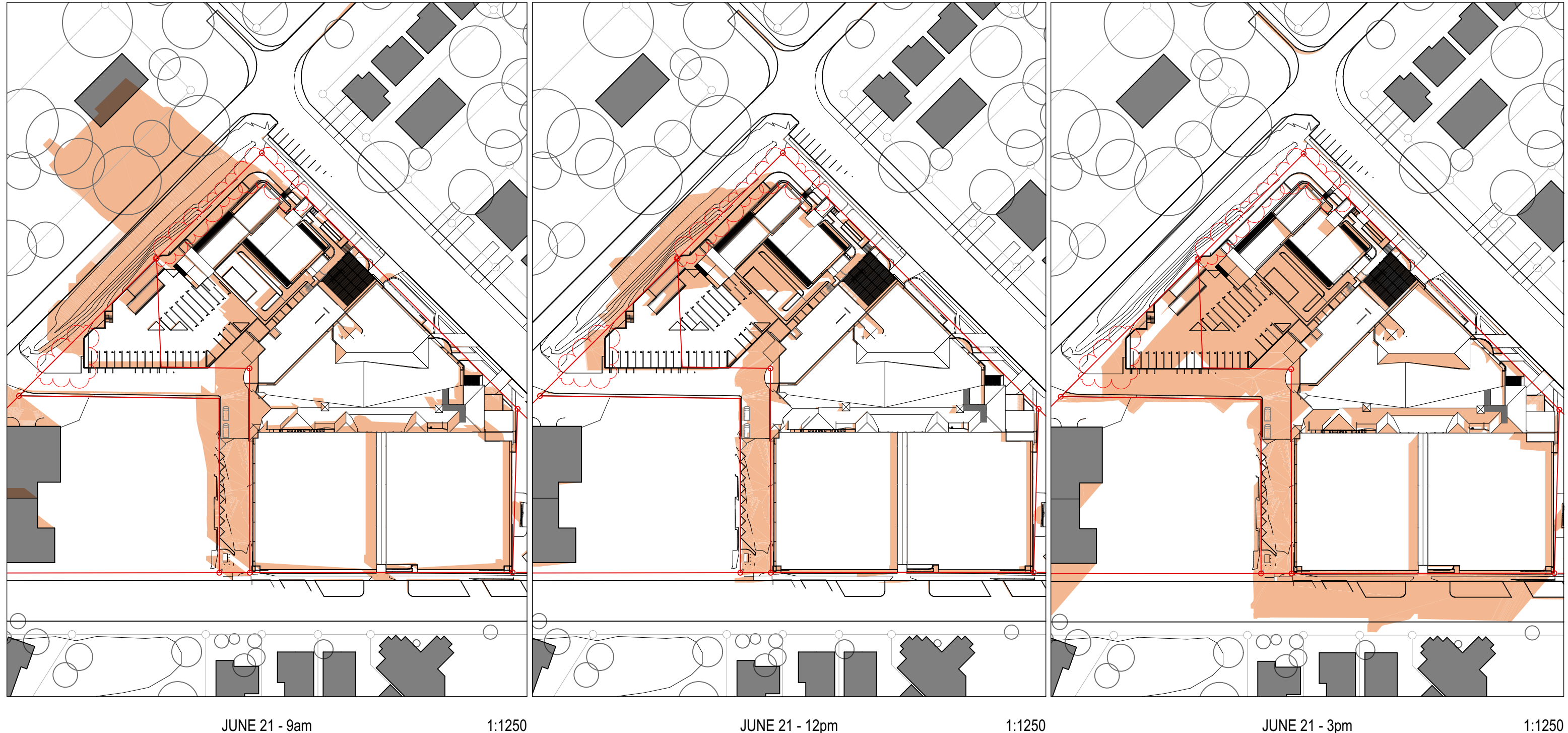
ABBREVIATIONS

AHD	AUSTRALIAN HEIGHT DATUM	FE	FIRE EXTINGUISHER
AL	ALUMINUM LOUVRE	FFL	FINISHED FLOOR LEVEL
ALS	ALUMINUM SATEEN	FHR	FIRE HOSE REEL - REFER TO HYDRAULIC DOCUMENTATION
AS	AUSTRALIAN STANDARD	LVR	LOUVRE
BAL	BALUSTRADE	MDB	MAIN DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION
BG	BOX GUTTER	PT	PT
BH	BULKHEAD	REF	REFRIGERATOR
BOL	BOLLARD	RL	REDUCED LEVEL
CFC	COMPRESSED FIBRE CEMENT	RS	ROLLER SHUTTER
COL	COLUMN - REFER TO STRUCTURAL DOCUMENTATION	TOSI	TACTILE GROUND SURFACE INDICATORS
COS	CONFIRM ON SITE	TYP	TYPICAL
DP	DOWNPIPE - REFER TO HYDRAULIC DOCUMENTATION	UR	URINAL
E	EXISTING	WC	WATER CLOSET
EGB	ELECTRICAL DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION		
EG	EAVES GUTTER - REFER TO HYDRAULIC DOCUMENTATION		
EV	ELECTRIC VEHICLE		

No. DENOTES TYPE AS SCHEDULED

LEGEND

W1.05	WINDOW MARKER eg. WINDOW / LEVEL 1 / WINDOW N° 05	0.00	EXISTING RL
L1.05	LOUVRE MARKER eg. LOUVRE / LEVEL 1 / LOUVRE N° 05	0.00	PROPOSED RL
D1.05	DOOR MARKER eg. DOOR / LEVEL 1 / DOOR N° 05		
	LINE MARKING		



RAYMOND TERRACE BOWLING CLUB : SHADOW DIAGRAMS

13954 - A34 - Rev D - 15 April 2025

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RAYMOND TERRACE BOWLING CLUB : 3D PERSPECTIVES

13954 - A35 - Rev A - 15 April 2025

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Nominated Architect - Bernard Collins No. 4438 (NSW ARB)

0 10mm 50mm 100mm ON ORIGINAL A3 NTS @ A3

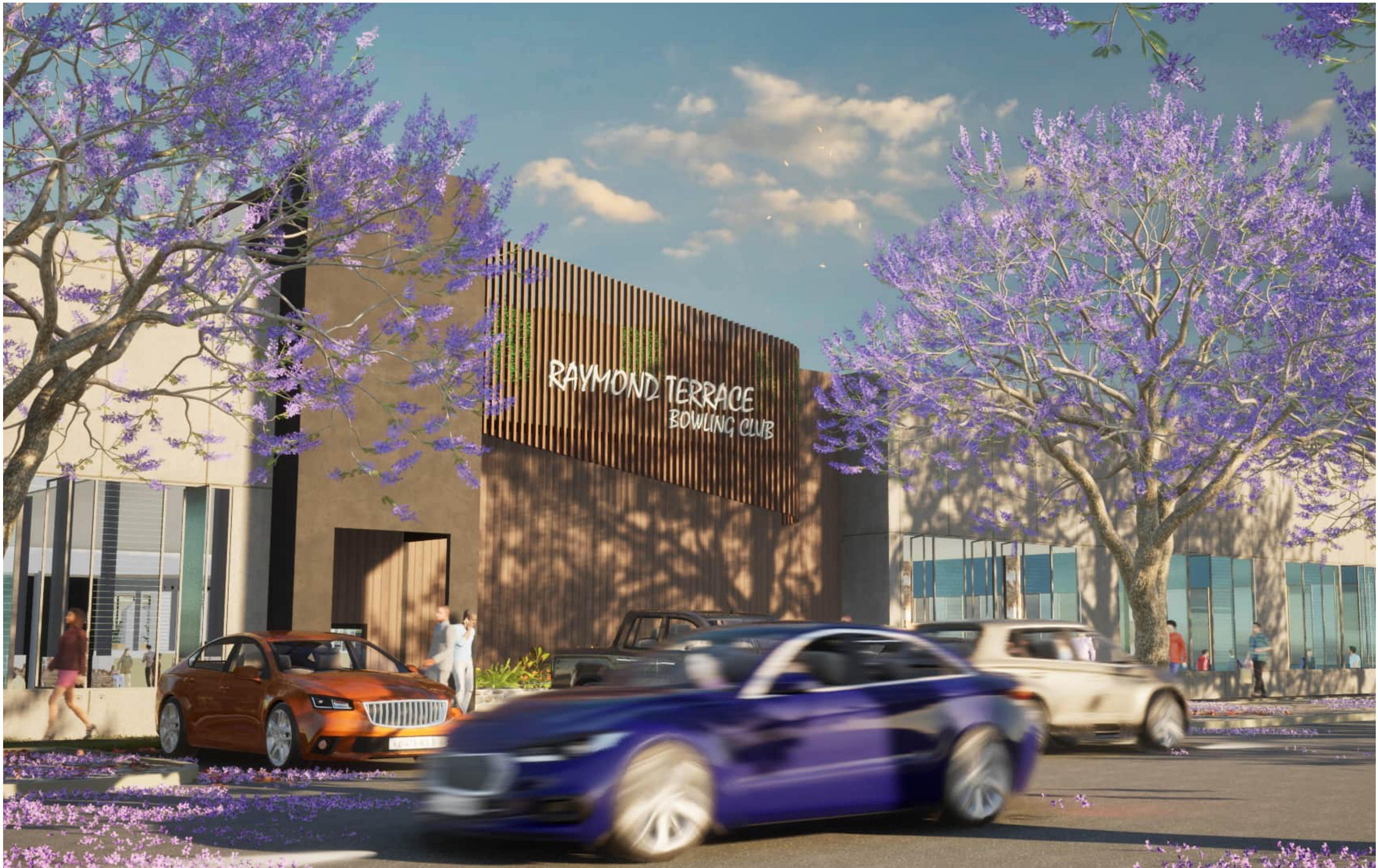


RAYMOND TERRACE BOWLING CLUB : 3D PERSPECTIVES

13954 - A36 - Rev B - 15 April 2025

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Nominated Architect - Bernard Collins No. 4438 (NSW ARB)

0 10mm 50mm 100mm ON ORIGINAL A3 NTS @ A3



RAYMOND TERRACE BOWLING CLUB : 3D PERSPECTIVES

13954 - A37 - Rev A - 15 April 2025

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Nominated Architect - Bernard Collins No. 4438 (NSW ARB)

0 10mm 50mm 100mm ON ORIGINAL A3 NTS @ A3



CFC CLADDING



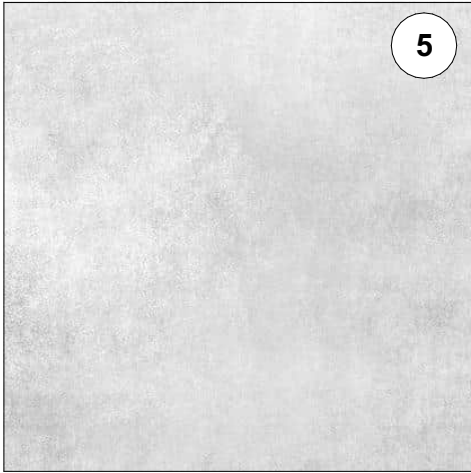
PIVOT WINDOWS



GLASS LOUVRE WINDOW



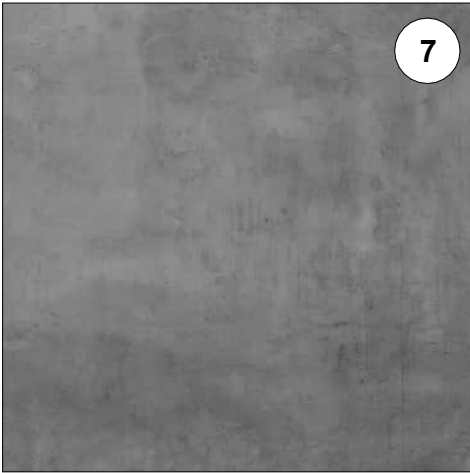
FRAMELESS GLASS BALUSTRADE



LIGHT GREY CONCRETE, SMOOTH FINISH



LARGE FIXED GLAZING, DARK ALUMINIUM FRAMING



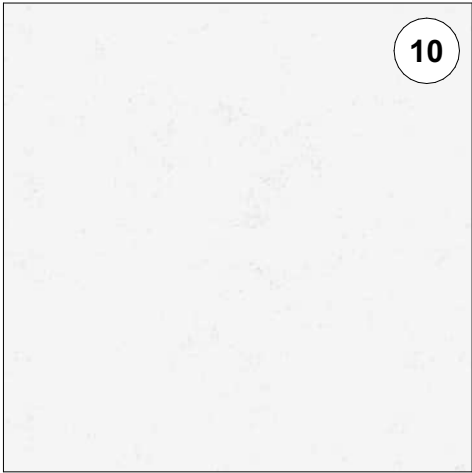
DARK-LOOK CONCRETE - TEXTURED FINISH



RUSTIC BRICK - WHITWASHED LOOK



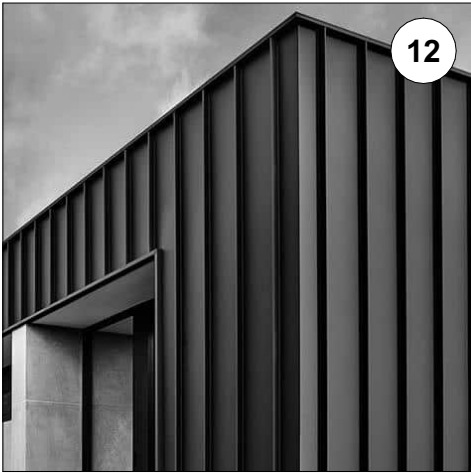
TIMBER-LOOK ALUMINIUM BATTENS



WHITE CONCRETE, SMOOTH FINISH



TENSILE WIRE TRELLIS



DARK ALUMINIUM EXTERIOR CLADDING



RAYMOND TERRACE BOWLING CLUB : SCHEDULE OF MATERIALS

13954 - A38 - Rev A - 15 April 2025

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NTS @ A3

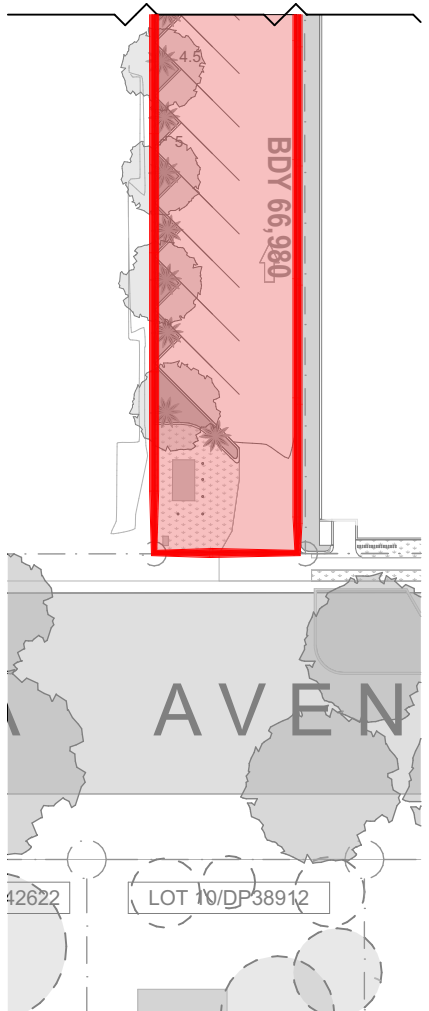
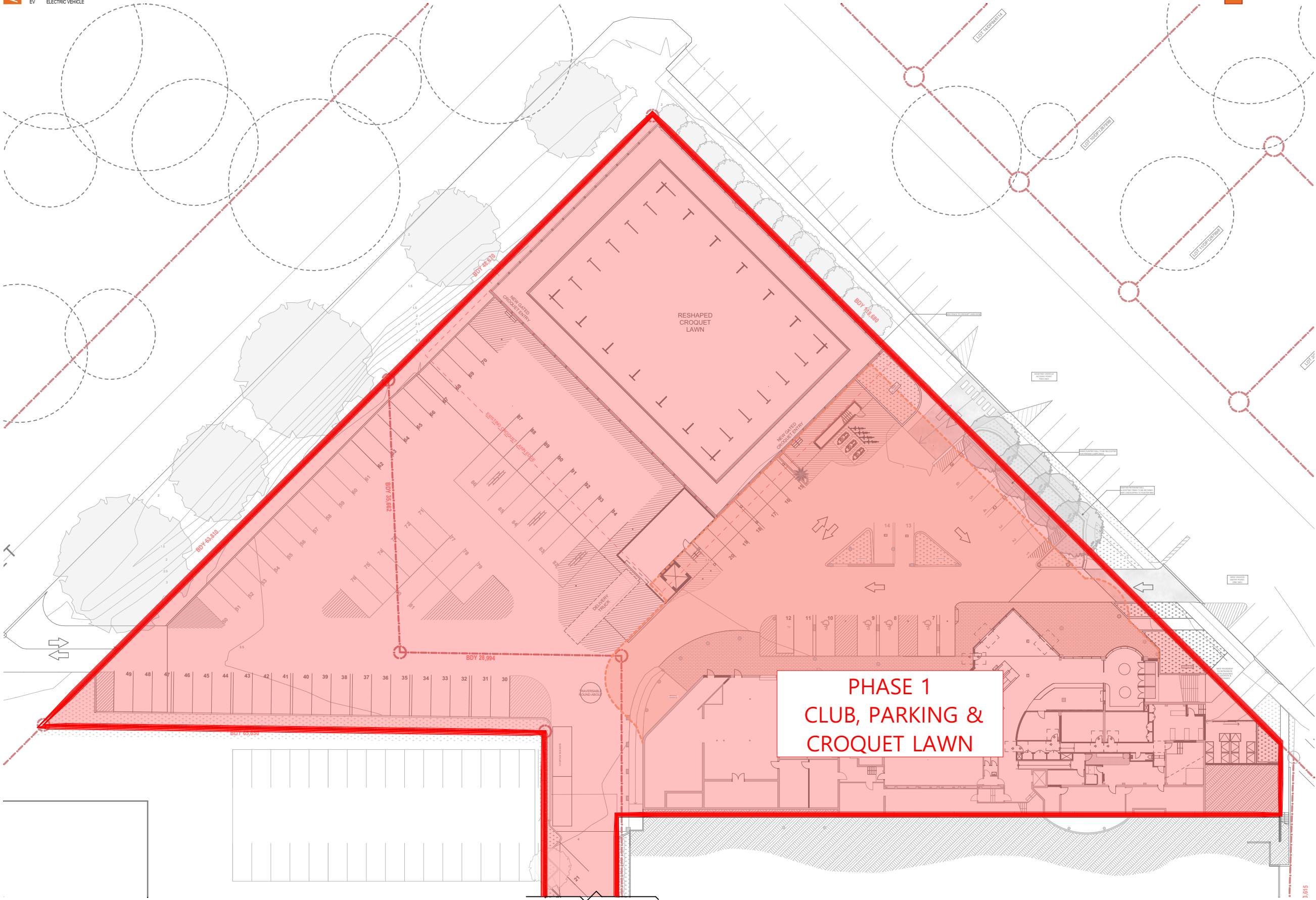
ABBREVIATIONS

AHD	AUSTRALIAN HEIGHT DATUM	FE	FIRE EXTINGUISHER
AL	ALUMINUM LOUVRE	FFL	FINISHED FLOOR LEVEL
ALB	ALUMINUM BATTEN	FHR	FIRE HOSE REEL - REFER TO HYDRAULIC DOCUMENTATION
AS	AUSTRALIAN STANDARD	LVR	LOUVRE
BAL	BALUSTRADE	MDR	MAIN DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION
BG	BOX GUTTER	PT	PT
BH	BULKHEAD	REF	REFRIGERATOR
BN	GARAGE BIN	RL	REDUCED LEVEL
BOL	BOLLARD	RS	ROLLER SHUTTER
CFC	COMPRESSED FIBRE CEMENT	TOSI	TACTILE GROUND SURFACE INDICATORS
COL	COLUMN - REFER TO STRUCTURAL DOCUMENTATION	TYP	TYPICAL
COS	CONFIRM ON SITE	UR	URINAL
DP	DOWNPIPE - REFER TO HYDRAULIC DOCUMENTATION	WC	WATER CLOSET
E	EXISTING		
ESB	ELECTRICAL DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION		
EG	EAVES GUTTER - REFER TO HYDRAULIC DOCUMENTATION		
EV	ELECTRIC VEHICLE		

#	No. DENOTES TYPE AS SCHEDULED
---	-------------------------------

LEGEND

W1.05	WINDOW MARKER eg. WINDOW / LEVEL 1 / WINDOW N° 05	0.00	EXISTING RL
L1.05	LOUVRE MARKER eg. LOUVRE / LEVEL 1 / LOUVRE N° 05	0.00	PROPOSED RL
D1.05	DOOR MARKER eg. DOOR / LEVEL 1 / DOOR N° 05		
	LINE MARKING		



RAYMOND TERRACE BOWLING CLUB : STAGING - GROUND FLOOR
13954 - A39 - Rev B - 15 April 2025

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Nominated Architect - Bernard Collins No. 4438 (NSW ARB)



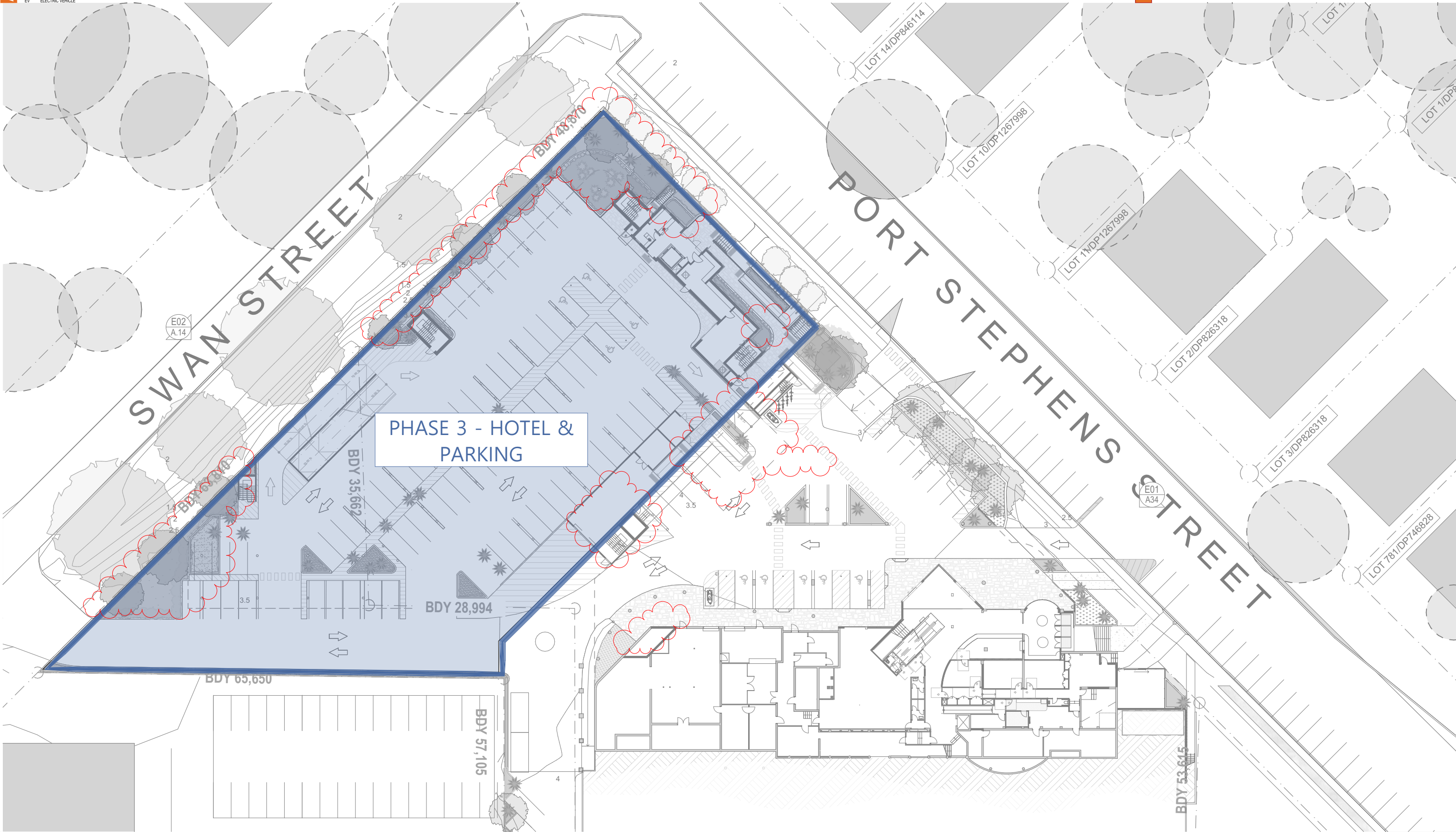
ABBREVIATIONS

AHD	AUSTRALIAN HEIGHT DATUM	FE	FIRE EXTINGUISHER
AL	ALUMINUM LOUVRE	FFL	FINISHED FLOOR LEVEL
ALB	ALUMINUM BATTEN	FHR	FIRE HOSE REEL - REFER TO HYDRAULIC DOCUMENTATION
AS	AUSTRALIAN STANDARD	LVR	LOUVRE
BAL	BALUSTRADE	MDB	MAIN DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION
BG	BOX GUTTER	PT	PT
BH	BULKHEAD	REF	REFRIGERATOR
BN	GARAGE BIN	RL	REDUCED LEVEL
BOL	BOLLARD	RS	ROLLER SHUTTER
CFC	COMPRESSED FIBRE CEMENT	TOSI	TACTILE GROUND SURFACE INDICATORS
COL	COLUMN - REFER TO STRUCTURAL DOCUMENTATION	TYP	TYPICAL
COS	CONFIRM ON SITE	UR	URINAL
DP	DOWNPIPE - REFER TO HYDRAULIC DOCUMENTATION	WC	WATER CLOSET
E	EXISTING		
E05	ELECTRICAL DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION		
EG	EAVES GUTTER - REFER TO HYDRAULIC DOCUMENTATION		
EV	ELECTRIC VEHICLE		

No. DENOTES TYPE AS SCHEDULED

LEGEND

WT.05	WINDOW MARKER eg. WINDOW / LEVEL 1 / WINDOW N° 05	0.00	EXISTING RL
LT.05	LOUVRE MARKER eg. LOUVRE / LEVEL 1 / LOUVRE N° 05	0.00	PROPOSED RL
DT.05	DOOR MARKER eg. DOOR / LEVEL 1 / DOOR N° 05		
	LINE MARKING		



RAYMOND TERRACE BOWLING CLUB : STAGING - GROUND FLOOR (2)

13954 - A40 - Rev C - 15 April 2025

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Nominated Architect - Bernard Collins No. 4438 (NSW ARB)

ABBREVIATIONS

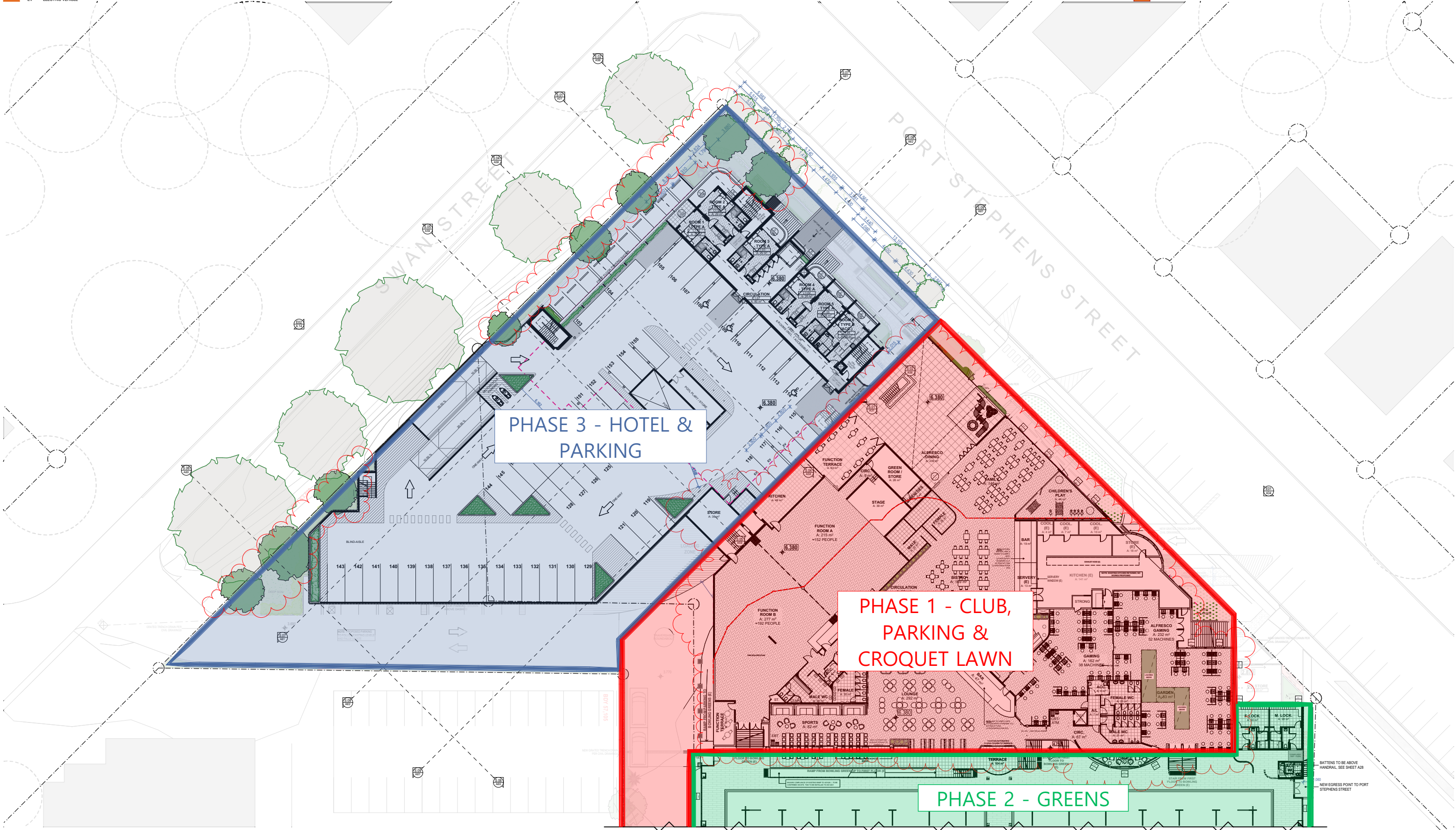
AHD AUSTRALIAN HEIGHT DATUM
AL ALUMINUM LOUVRE
ALB ALUMINUM BATTEN
AS AUSTRALIAN STANDARD
BAL BALUSTRADE
BG BOX GUTTER
BH BULKHEAD
BIN GARBAGE BIN
BOL BOLLARD
CFC COMPRESSED FIBRE CEMENT
COL COLUMN - REFER TO STRUCTURAL DOCUMENTATION
COS CONFIRM ON SITE
DP DOWNPIPE - REFER TO HYDRAULIC DOCUMENTATION
E EXISTING
E108 ELECTRICAL DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION
EG EAVES GUTTER - REFER TO HYDRAULIC DOCUMENTATION
EV ELECTRIC VEHICLE

FE FIRE EXTINGUISHER
FFL FINISHED FLOOR LEVEL
FHR FIRE HOSE REEL - REFER TO HYDRAULIC DOCUMENTATION
LVR LOUVRE
MDB MAIN DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION
PT PT
REF REFRIGERATOR
RL REDUCED LEVEL
RS ROLLER SHUTTER
TOSI TACTILE GROUND SURFACE INDICATORS
TYP TYPICAL
UR URINAL
WC WATER CLOSET

No. DENOTES TYPE AS SCHEDULED

LEGEND

W1.05 WINDOW MARKER
eg. WINDOW / LEVEL 1 / WINDOW N° 05
L1.05 LOUVRE MARKER
eg. LOUVRE / LEVEL 1 / LOUVRE N° 05
D1.05 DOOR MARKER
eg. DOOR / LEVEL 1 / DOOR N° 05
LINE MARKING
0.00 EXISTING RL
0.00 PROPOSED RL



RAYMOND TERRACE BOWLING CLUB : STAGING - FIRST FLOOR

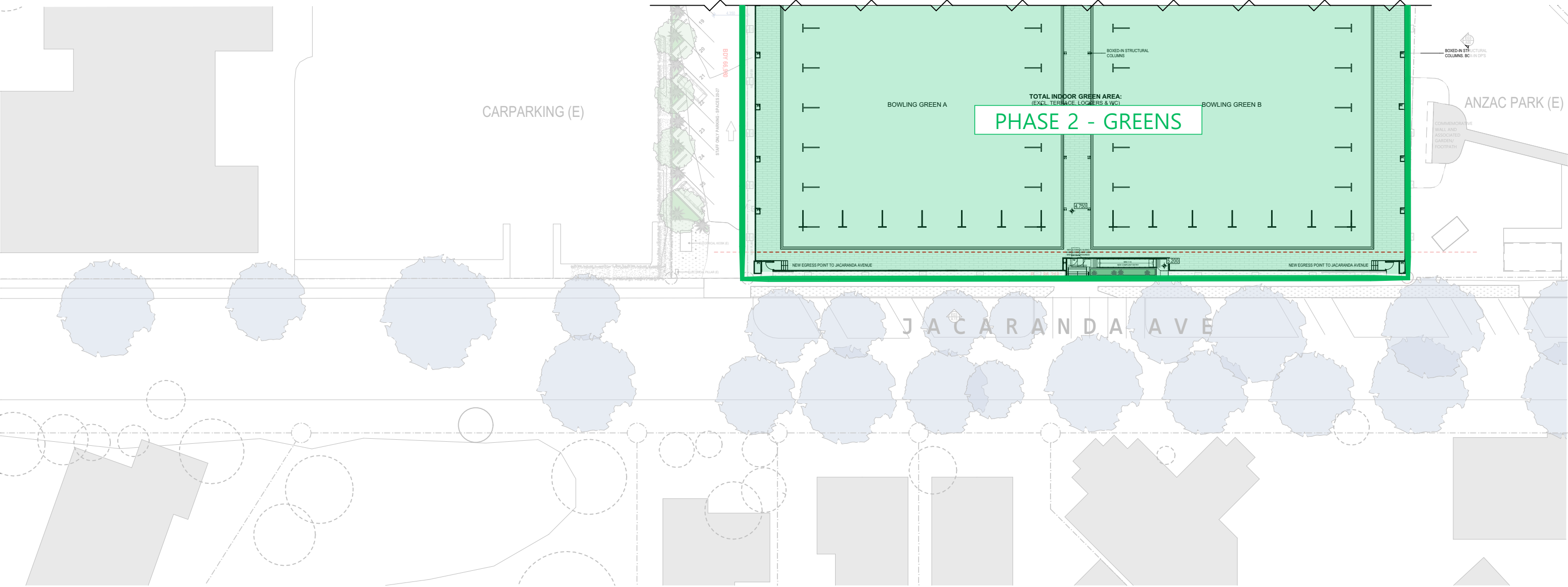
13954 - A41 - Rev C - 15 April 2025

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Nominated Architect - Bernard Collins No. 4438 (NSW ARB)

0 10mm 50mm 100mm ON ORIGINAL A1 1:500 @ A3

ABBREVIATIONS			
AHD	AUSTRALIAN HEIGHT DATUM	FE	FIRE EXTINGUISHER
AL	ALUMINUM LOUVRE	FFL	FINISHED FLOOR LEVEL
ALB	ALUMINUM BATTEN	FHR	FIRE HOSE REEL - REFER TO HYDRAULIC DOCUMENTATION
AS	AUSTRALIAN STANDARD	LVR	LOUVRE
BAL	BALUSTRADE	MDB	MAIN DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION
BG	BOX GUTTER	PT	PT
BH	BULKHEAD	REF	REFRIGERATOR
BN	GARBAGE BIN	RL	REDUCED LEVEL
BOL	BOLLARD	RS	ROLLER SHUTTER
CFC	COMPRESSED FIBRE CEMENT	TGSI	TACTILE GROUND SURFACE INDICATORS
COL	COLUMN - REFER TO STRUCTURAL DOCUMENTATION	TYP	TYPICAL
COS	CONFIRM ON SITE	UR	URINAL
DP	DOWNPIPE - REFER TO HYDRAULIC DOCUMENTATION	WC	WATER CLOSET
E	EXISTING		
EGB	ELECTRICAL DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION	#	No. DENOTES TYPE AS SCHEDULED
EG	EAVES GUTTER - REFER TO HYDRAULIC DOCUMENTATION		
EV	ELECTRIC VEHICLE		

LEGEND	
W1.05	WINDOW MARKER eg. WINDOW / LEVEL 1 / WINDOW N° 05
L1.05	LOUVRE MARKER eg. LOUVRE / LEVEL 1 / LOUVRE N° 05
D1.05	DOOR MARKER eg. DOOR / LEVEL 1 / DOOR N° 05
	LINE MARKING
0.00	EXISTING RL
0.00	PROPOSED RL



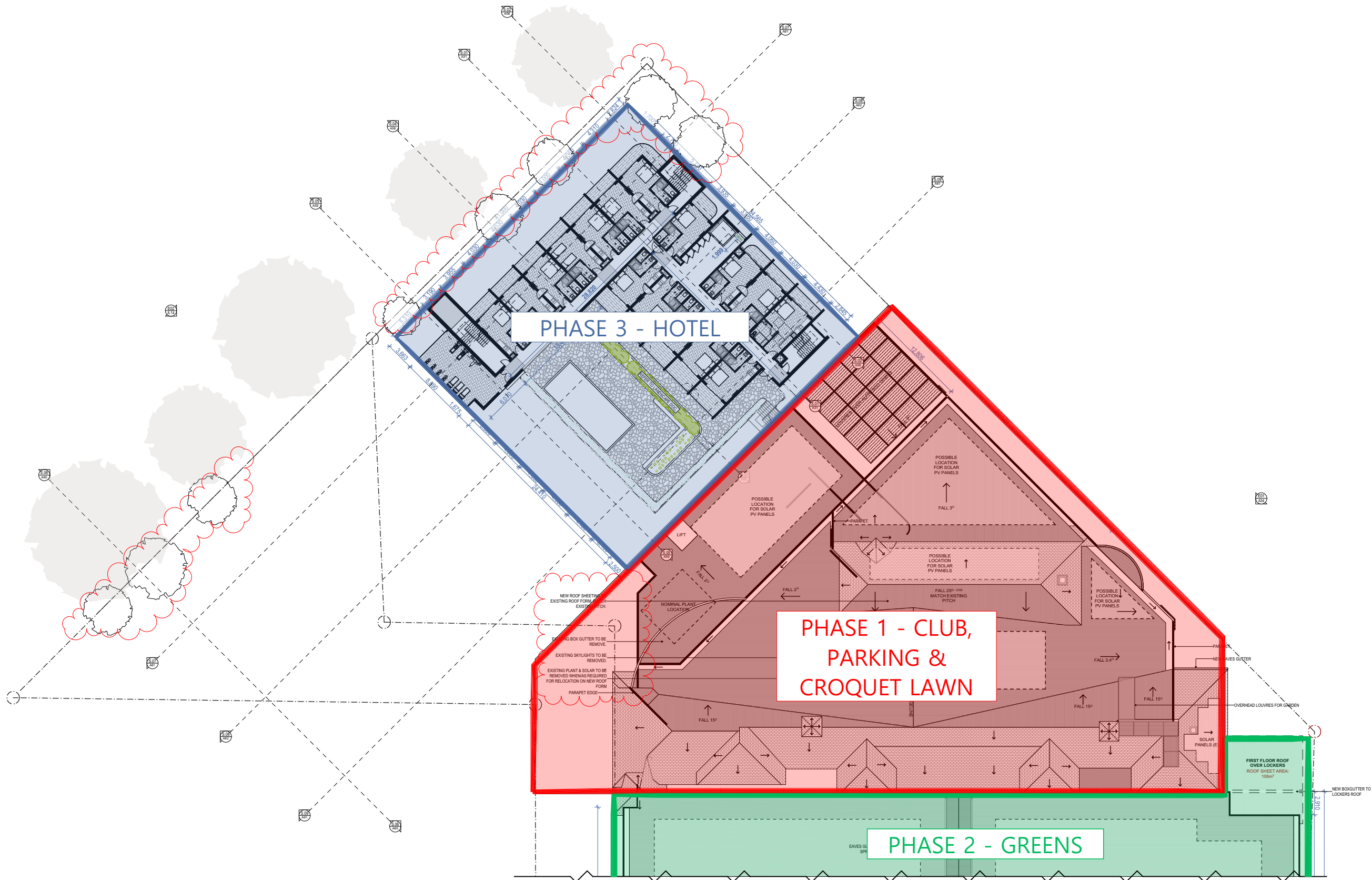
RAYMOND TERRACE BOWLING CLUB : STAGING - FIRST FLOOR (2)

13954 - A42 - Rev B - 15 April 2025

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Nominated Architect - Bernard Collins No. 4438 (NSW ARB)

ABBREVIATIONS	
AHD	AUSTRALIAN HEIGHT DATUM
AL	ALUMINUM LOUVRE
ALB	ALUMINUM BATTEN
AS	AUSTRALIAN STANDARD
BAL	BALUSTRADE
BG	BOX GUTTER
BH	BULKHEAD
BN	GARBAGE BIN
BOL	BOLLARD
CFC	COMPRESSED FIBRE CEMENT
COL	COLUMN - REFER TO STRUCTURAL DOCUMENTATION
COS	CONFIRM ON SITE
DP	DOWNPIPE - REFER TO HYDRAULIC DOCUMENTATION
E	EXISTING
EGB	ELECTRICAL DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION
EG	EAVES GUTTER - REFER TO HYDRAULIC DOCUMENTATION
EV	ELECTRIC VEHICLE
FE	FIRE EXTINGUISHER
FFL	FINISHED FLOOR LEVEL
FHR	FIRE HOSE REEL - REFER TO HYDRAULIC DOCUMENTATION
LVR	LOUVRE
MDB	MAIN DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION
PT	PT
REF	REFRIGERATOR
RL	REDUCED LEVEL
RS	ROLLER SHUTTER
TOSI	TACTILE GROUND SURFACE INDICATORS
TYP	TYPICAL
UR	URINAL
WC	WATER CLOSET
#	No. DENOTES TYPE AS SCHEDULED

LEGEND	W1.05	WINDOW MARKER eg. WINDOW / LEVEL 1 / WINDOW N° 05	0.00	EXISTING RL
	L1.05	LOUVRE MARKER eg. LOUVRE / LEVEL 1 / LOUVRE N° 05	0.00	PROPOSED RL
	D1.05	DOOR MARKER eg. DOOR / LEVEL 1 / DOOR N° 05		
		LINE MARKING		



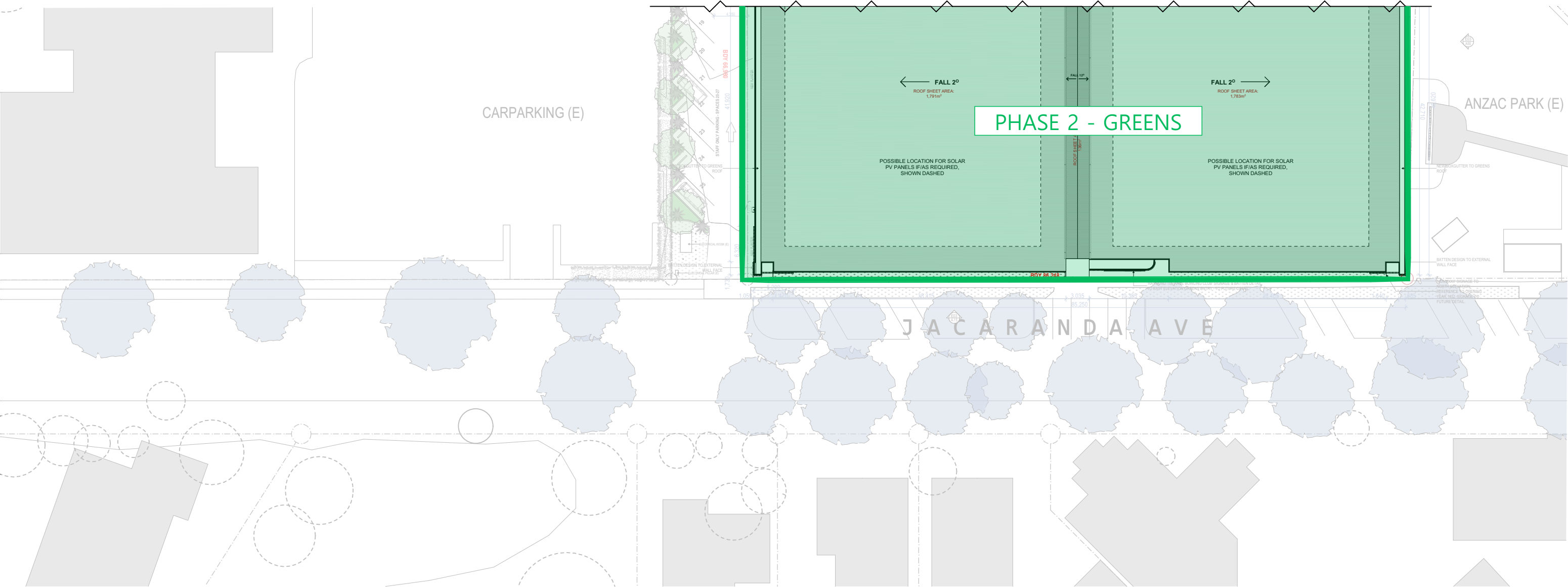
RAYMOND TERRACE BOWLING CLUB : STAGING - SECOND / ROOF
13954 - A43 - Rev D - 15 April 2025

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Nominated Architect - Bernard Collins No. 4438 (NSW ARB)

ABBREVIATIONS

AHD	AUSTRALIAN HEIGHT DATUM	FE	FIRE EXTINGUISHER
AL	ALUMINUM LOUVRE	FFL	FINISHED FLOOR LEVEL
ALB	ALUMINUM BATTEN	FHR	FIRE HOSE REEL - REFER TO HYDRAULIC DOCUMENTATION
AS	AUSTRALIAN STANDARD	LVR	LOUVRE
BAL	BALUSTRADE	MDB	MAIN DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION
BG	BOX GUTTER	PT	PT
BH	BULKHEAD	REF	REFRIGERATOR
BN	GARBAGE BIN	RL	REDUCED LEVEL
BOL	BOLLARD	RS	ROLLER SHUTTER
CFC	COMPRESSED FIBRE CEMENT	TGSI	TACTILE GROUND SURFACE INDICATORS
COL	COLUMN - REFER TO STRUCTURAL DOCUMENTATION	TYP	TYPICAL
COS	CONFIRM ON SITE	UR	URINAL
DP	DOWNPIPE - REFER TO HYDRAULIC DOCUMENTATION	WC	WATER CLOSET
E	EXISTING		
EGB	ELECTRICAL DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION	#	No. DENOTES TYPE AS SCHEDULED
EG	EAVES GUTTER - REFER TO HYDRAULIC DOCUMENTATION		
EV	ELECTRIC VEHICLE		

LEGEND	W1.05	WINDOW MARKER eg. WINDOW / LEVEL 1 / WINDOW N° 05	0.00	EXISTING RL
	L1.05	LOUVRE MARKER eg. LOUVRE / LEVEL 1 / LOUVRE N° 05	0.00	PROPOSED RL
	D1.05	DOOR MARKER eg. DOOR / LEVEL 1 / DOOR N° 05		
		LINE MARKING		



RAYMOND TERRACE BOWLING CLUB : STAGING - SECOND / ROOF (2)

13954 - A44 - Rev B - 15 April 2025

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0 10mm 20mm 100mm ON ORIGINAL A3

1:500 @ A3

ABBREVIATIONS

AHD	AUSTRALIAN HEIGHT DATUM
AL	ALUMINUM LOUVRE
ALB	ALUMINUM BATTEN
AS	AUSTRALIAN STANDARD
BAL	BALUSTRADE
BG	BOX GUTTER
BH	BULKHEAD
BN	GARAGE BIN
BOL	BOLLARD
CFC	COMPRESSED FIBRE CEMENT
COL	COLUMN - REFER TO STRUCTURAL DOCUMENTATION
COS	CONFIRM ON SITE
DP	DOWNPIPE - REFER TO HYDRAULIC DOCUMENTATION
E	EXISTING
EDB	ELECTRICAL DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION
EG	EAVES GUTTER - REFER TO HYDRAULIC DOCUMENTATION
EV	ELECTRIC VEHICLE

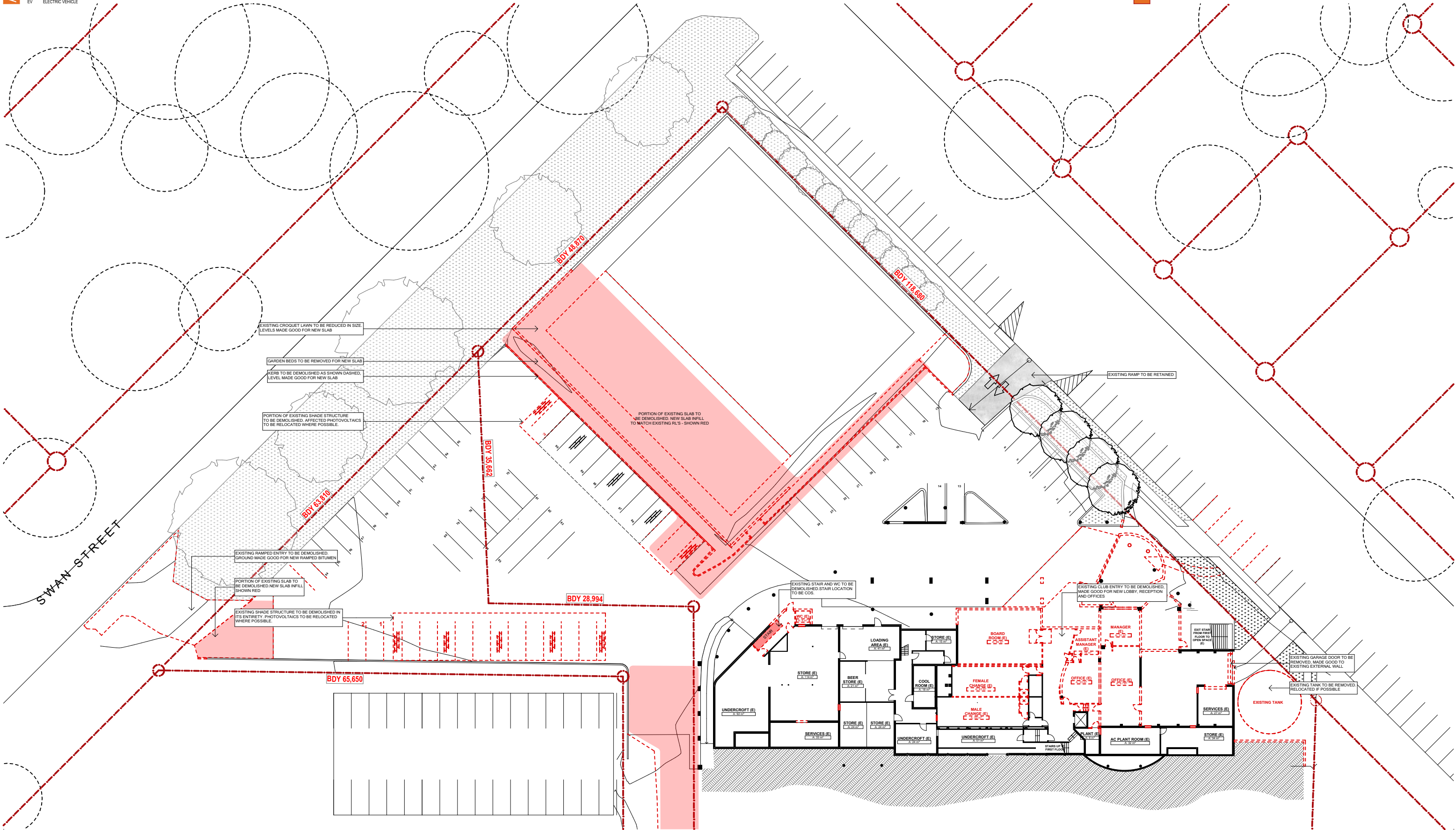
FE	FIRE EXTINGUISHER
FFL	FINISHED FLOOR LEVEL
FHR	FIRE HOSE REEL - REFER TO HYDRAULIC DOCUMENTATION
LVR	LOUVRE
MDB	MAIN DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION
PT	PT
REF	REFRIGERATOR
RL	REDUCED LEVEL
RS	ROLLER SHUTTER
TOSI	TACTILE GROUND SURFACE INDICATORS
TYP	TYPICAL
UR	URINAL
WC	WATER CLOSET

No. DENOTES TYPE AS SCHEDULED

LEGEND

W1.05	WINDOW MARKER eg. WINDOW / LEVEL 1 / WINDOW N° 05
L1.05	LOUVRE MARKER eg. LOUVRE / LEVEL 1 / LOUVRE N° 05
D1.05	DOOR MARKER eg. DOOR / LEVEL 1 / DOOR N° 05
	LINE MARKING

0.00	EXISTING RL
0.00	PROPOSED RL



RAYMOND TERRACE BOWLING CLUB : DEMOLITION INTERIM - STAGE 1

13954 - A45 - Rev B - 15 April 2025

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ABBREVIATIONS

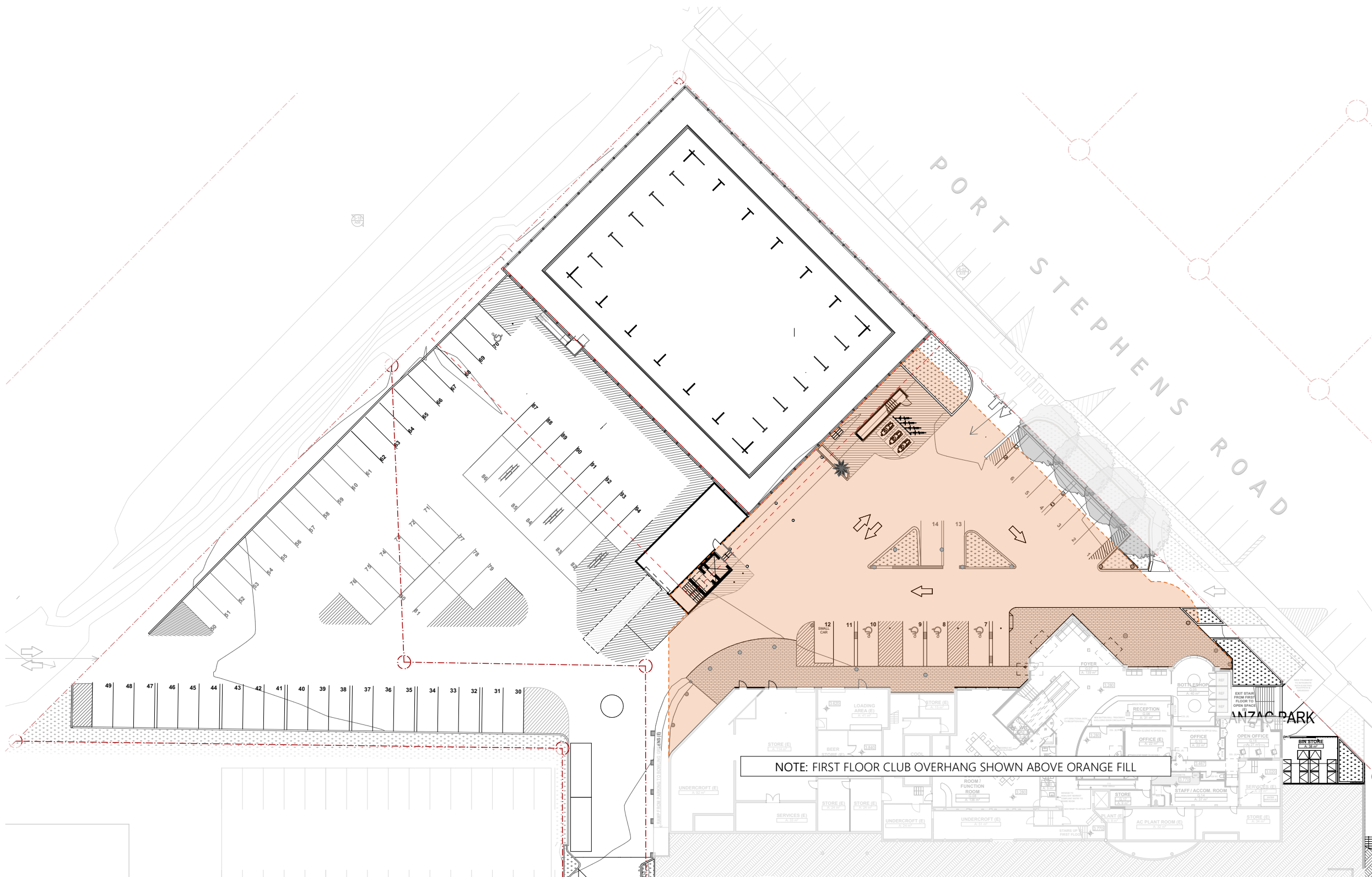
AHD	AUSTRALIAN HEIGHT DATUM
AL	ALUMINUM LOUVRE
ALB	ALUMINUM BATTEN
AS	AUSTRALIAN STANDARD
BAL	BALUSTRADE
BG	BOX GUTTER
BH	BULKHEAD
BN	GARBAGE BIN
BOL	BOLLARD
CFC	COMPRESSED FIBRE CEMENT
COL	COLUMN - REFER TO STRUCTURAL DOCUMENTATION
COS	CONFIRM ON SITE
DP	DOWNPIPE - REFER TO HYDRAULIC DOCUMENTATION
E	EXISTING
EGB	ELECTRICAL DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION
EG	EAVES GUTTER - REFER TO HYDRAULIC DOCUMENTATION
EV	ELECTRIC VEHICLE

FE	FIRE EXTINGUISHER
FFL	FINISHED FLOOR LEVEL
FHR	FIRE HOSE REEL - REFER TO HYDRAULIC DOCUMENTATION
LVR	LOUVRE
MDB	MAIN DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION
PT	PT
REF	REFRIGERATOR
RL	REDUCED LEVEL
RS	ROLLER SHUTTER
TGSI	TACTILE GROUND SURFACE INDICATORS
TYP	TYPICAL
UR	URINAL
WC	WATER CLOSET

No. DENOTES TYPE AS SCHEDULED

LEGEND

W1.05	WINDOW MARKER eg. WINDOW / LEVEL 1 / WINDOW N° 05	0.00	EXISTING RL
L1.05	LOUVRE MARKER eg. LOUVRE / LEVEL 1 / LOUVRE N° 05	0.00	PROPOSED RL
D1.05	DOOR MARKER eg. DOOR / LEVEL 1 / DOOR N° 05		
	LINE MARKING		



RAYMOND TERRACE BOWLING CLUB : PROPOSED INTERIM - STAGE 1

13954 - A46 - Rev D - 15 April 2025

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0 10mm 50mm 100mm ON ORIGINAL A3
1:2.50, 1:500 @ A3



ABBREVIATIONS

AHD	AUSTRALIAN HEIGHT DATUM	FE	FIRE EXTINGUISHER
AL	ALUMINIUM LOUVER	FFL	FINISHED FLOOR LEVEL
AS	AUSTRALIAN STANDARD	FHR	FIRE HOSE REEL - REFER TO HYDRAULIC DOCUMENTATION
BAL	BALUSTRADE	LVR	LOUVER
BG	BOX GUTTER	MDR	MAIN DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION
BH	BULKHEAD	PT	PIT
BOL	BOLLARD	REF	REFRIGERATOR
CFC	COMPRESSED FIBRE CEMENT	RL	REDUCED LEVEL
COL	COLUMN - REFER TO STRUCTURAL DOCUMENTATION	RS	ROLLER SHUTTER
COS	CONFIRM ON SITE	TOSI	TACTILE GROUND SURFACE INDICATORS
DP	DOWNPIPE - REFER TO HYDRAULIC DOCUMENTATION	TYP	TYPICAL
E	EXISTING	UR	URINAL
E03	ELECTRICAL DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION	WC	WATER CLOSET
EG	EAVES GUTTER - REFER TO HYDRAULIC DOCUMENTATION		
EV	ELECTRIC VEHICLE		

No. DENOTES TYPE AS SCHEDULED

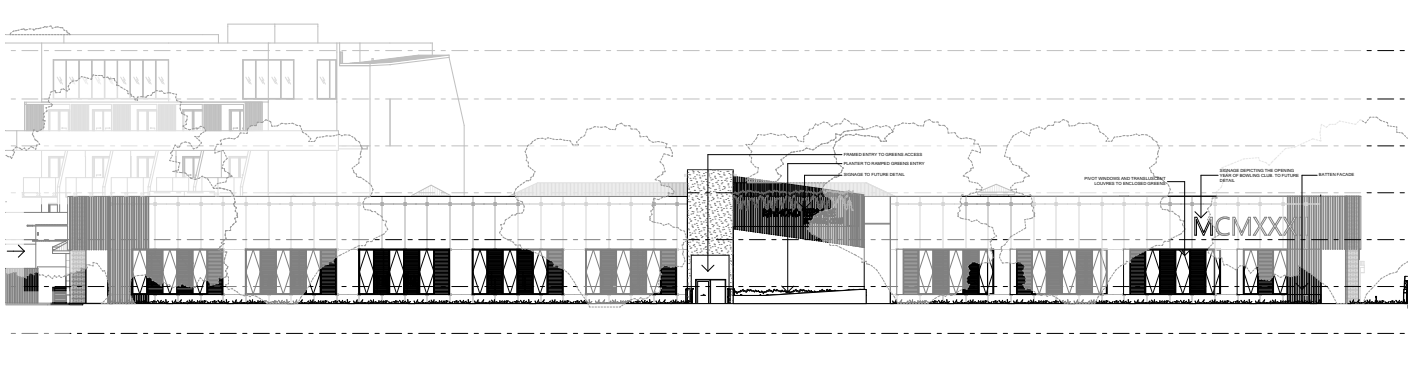
LEGEND

	SURROUNDING BUILDINGS
	NEW LANDSCAPED AREAS
	ASPHALT
	EXISTING TREES
	HERITAGE JACARANDA TREES



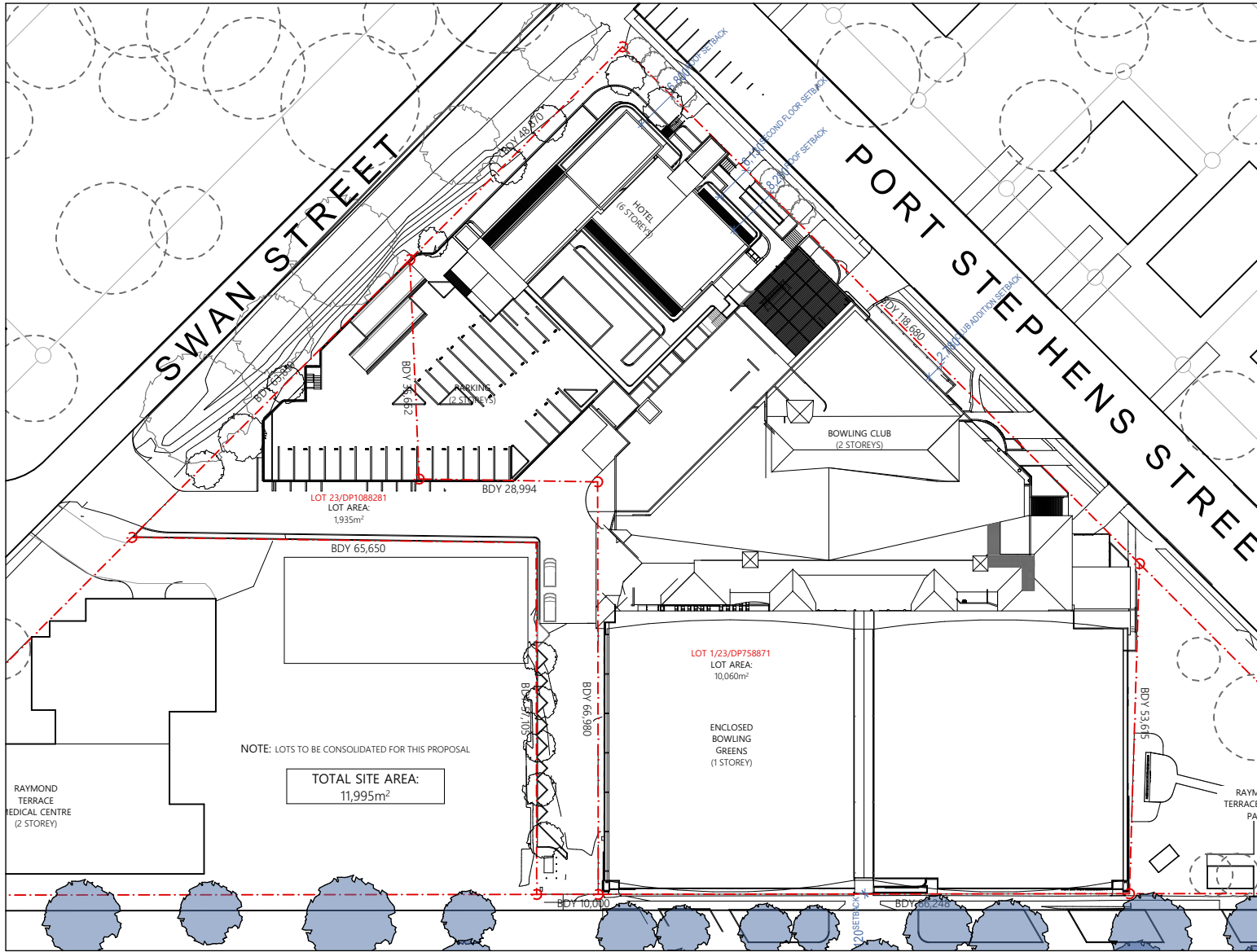
SWAN STREET ELEVATION

1:500



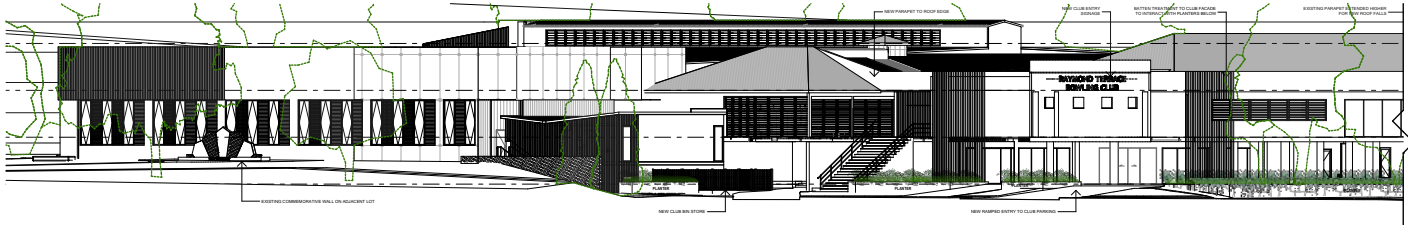
JACARANDA AVENUE ELEVATION

1:500



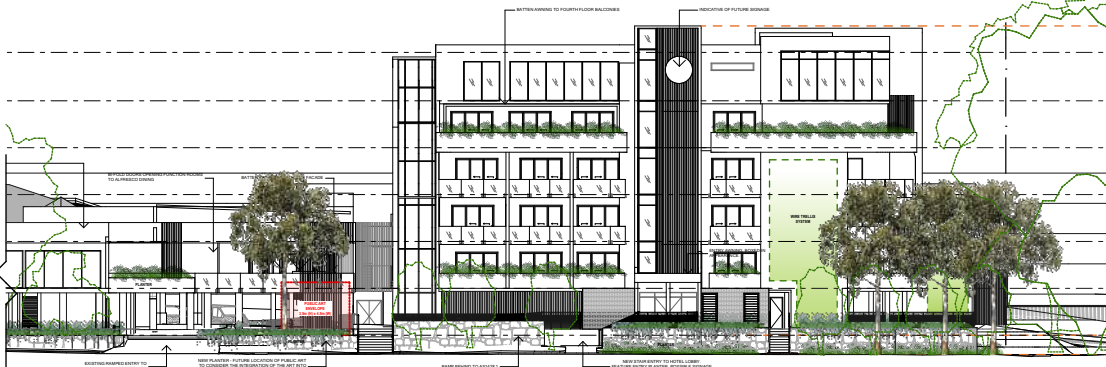
SITE PLAN

1:1000



PORT STEPHENS STREET ELEVATION

1:500



PORT STEPHENS STREET ELEVATION

1:500



RAYMOND TERRACE BOWLING CLUB : NOTIFICATION PLAN

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0 10mm 20mm 100mm ON ORIGINAL A3
1:500, 1:1000 @ A3

ABBREVIATIONS

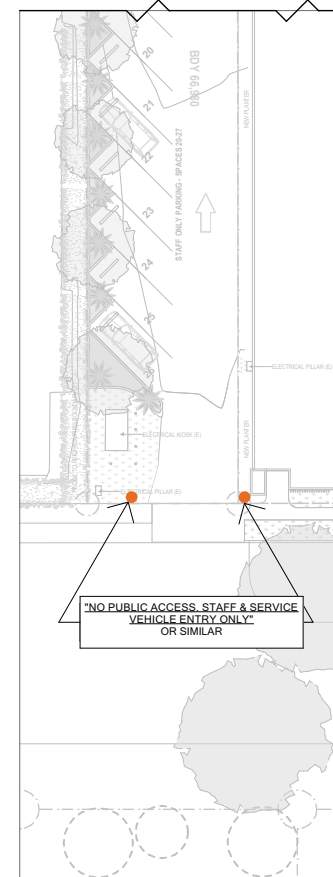
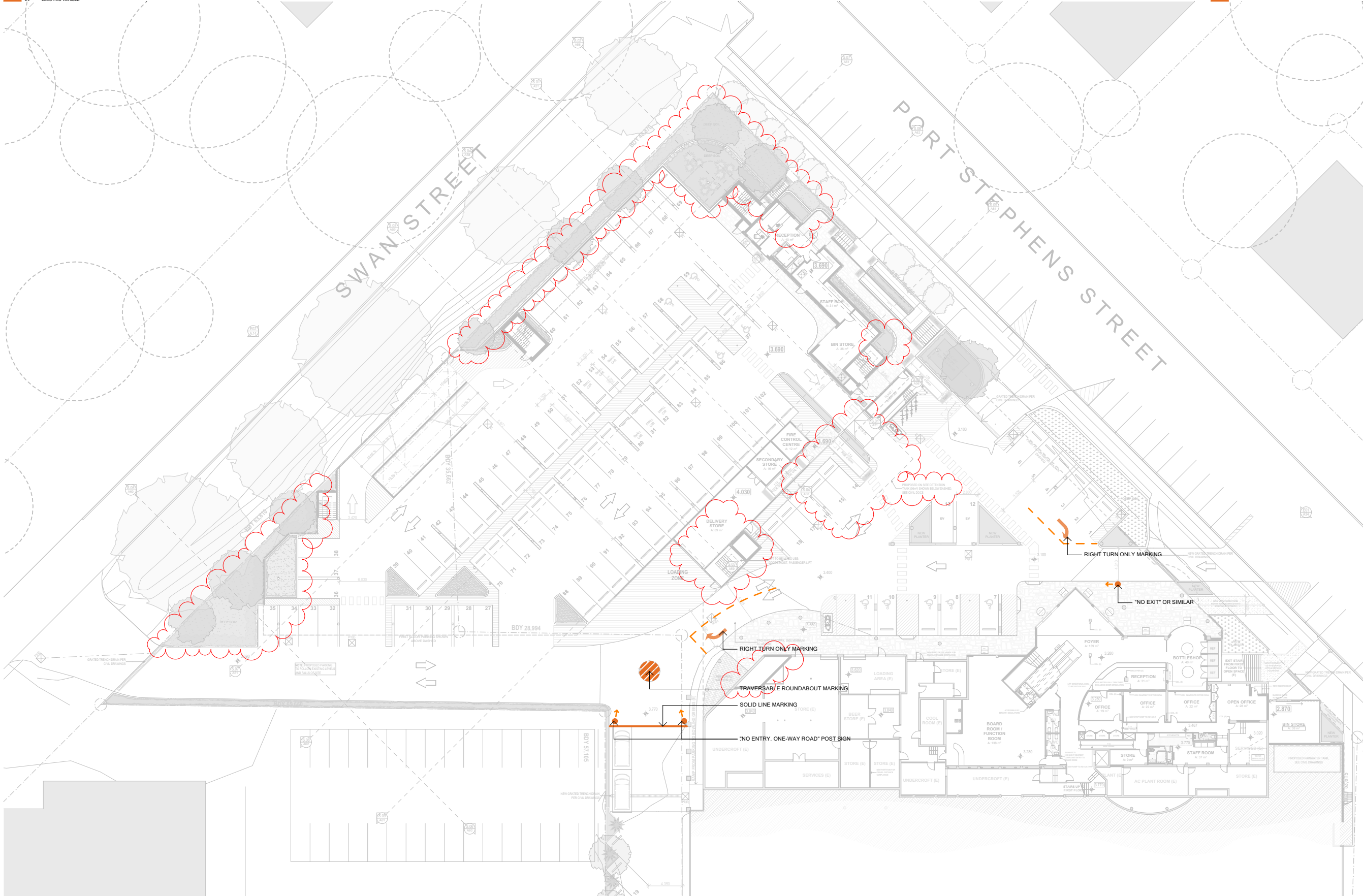
AHD	AUSTRALIAN HEIGHT DATUM
ALB	ALUMINIUM LOUVRE
AS	AUSTRALIAN STANDARD
BG	BOX GUTTER
BH	BULKHEAD
BOL	BOLLARD
CFC	COMPRESSED FIBRE CEMENT
COL	COLUMN - REFER TO STRUCTURAL DOCUMENTATION
COS	CONFIRM ON SITE
DP	DOWNPIPE - REFER TO HYDRAULIC DOCUMENTATION
E	EXISTING
EDB	ELECTRICAL DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION
EG	EAVES GUTTER - REFER TO HYDRAULIC DOCUMENTATION
EV	ELECTRIC VEHICLE

FE	FIRE EXTINGUISHER
PFL	FINISHED FLOOR LEVEL
FHR	FIRE HOSE REEL - REFER TO HYDRAULIC DOCUMENTATION
LVR	LOUVRE
MDB	MAIN DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION
PT	PT
REF	REFRIGERATOR
RL	REDUCED LEVEL
RS	ROLLER SHUTTER
TOSI	TACTILE GROUND SURFACE INDICATORS
TYP	TYPICAL
UR	URINAL
WC	WATER CLOSET

No. DENOTES TYPE AS SCHEDULED

LEGEND

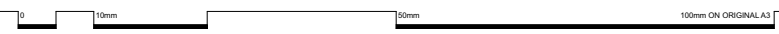
	SURROUNDING BUILDINGS
	NEW LANDSCAPED AREAS
	ASPHALT
	EXISTING TREES
	HERITAGE JACARANDA TREES



RAYMOND TERRACE BOWLING CLUB : SIGNAGE PLAN

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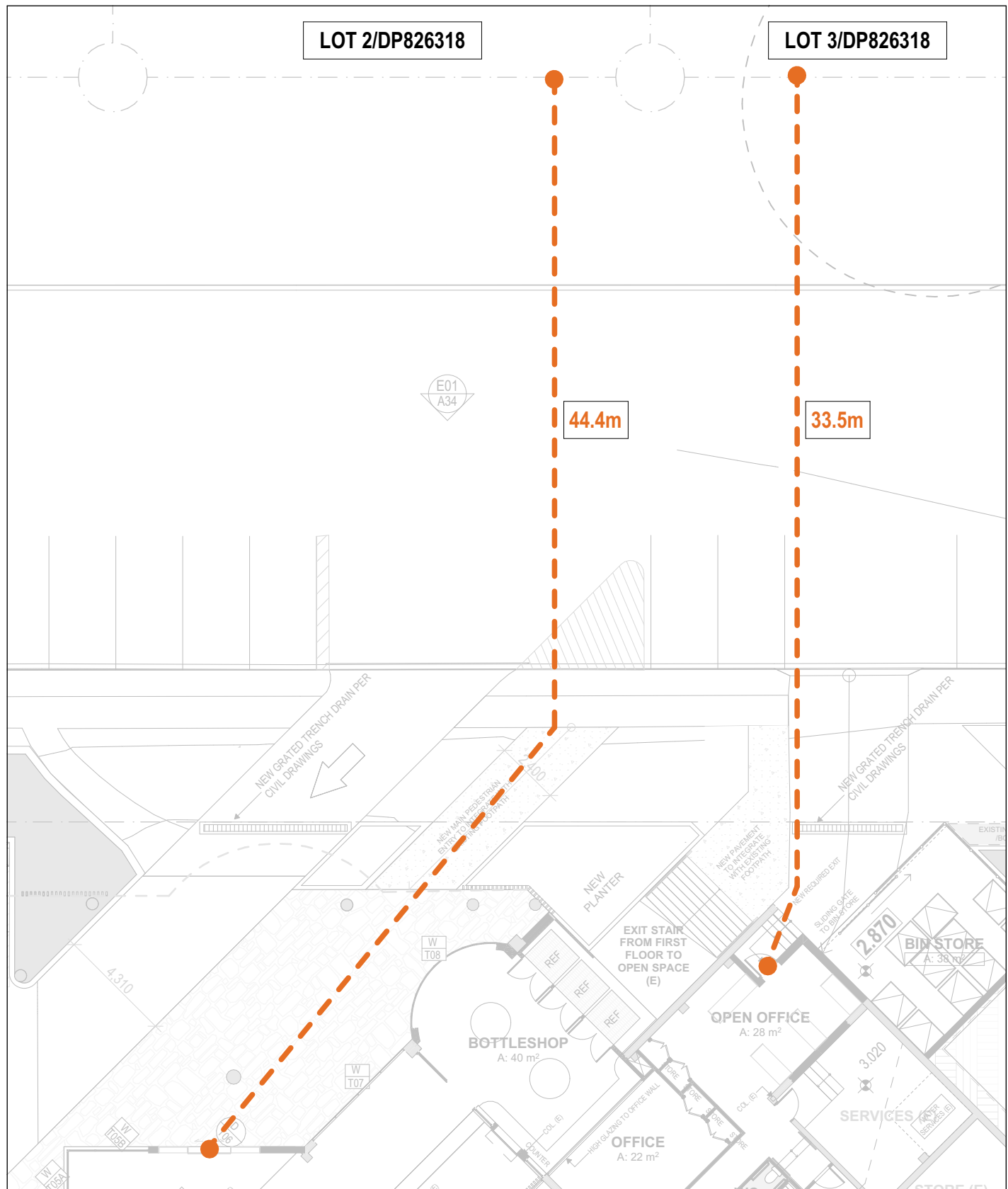


1:500 @ A3



LEGEND

- SURROUNDING BUILDINGS
- NEW LANDSCAPED AREAS
- ASPHALT
- EXISTING TREES
- HERITAGE JACARANDA TREES



CLUB (GF) DISTANCE TO NEIGHBORING PROPERTIES 1:200

EJE Integrity
Innovation
Inspiration

0 10mm 50mm 100mm ON ORIGINAL A3 1:200 @ A3

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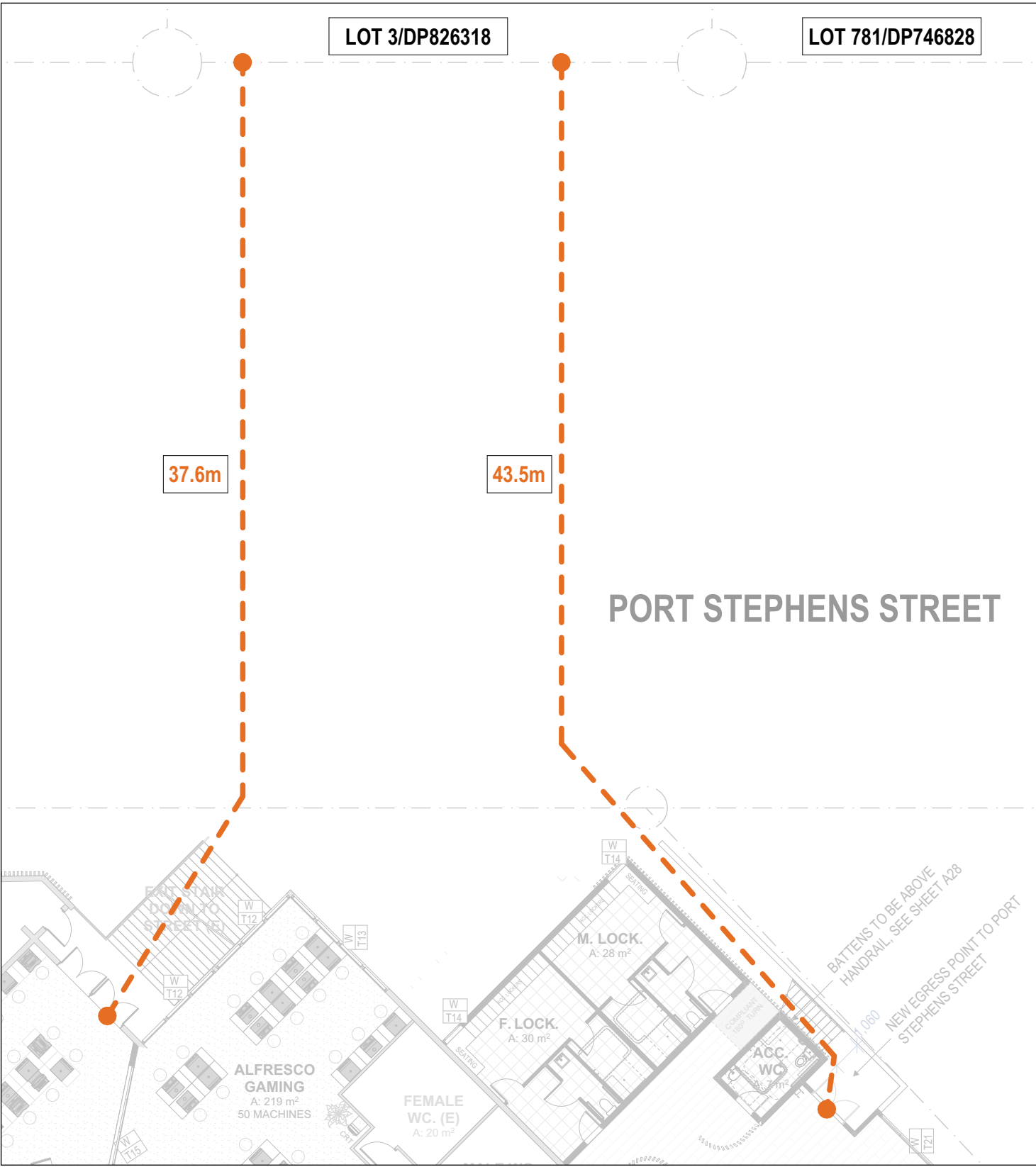
ABBREVIATIONS

AHD	AUSTRALIAN HEIGHT DATUM	FE	FIRE EXTINGUISHER
AL	ALUMINIUM LOUVRE	FFL	FINISHED FLOOR LEVEL
ALB	ALUMINIUM BATTEN	FHR	FIRE HOSE REEL - REFER TO HYDRAULIC DOCUMENTATION
AS	AUSTRALIAN STANDARD	LVR	LOUVRE
BAL	BALUSTRADE	MDB	MAIN DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION
BG	BOX GUTTER	PT	PIT
BH	BULKHEAD	REF	REFRIGERATOR
BL	BOLLARD	RL	REDUCED LEVEL
BOL	BOLLARD	RS	ROLLER SHUTTER
CFC	COMPRESSED FIBRE CEMENT	TGSI	TACTILE GROUND SURFACE INDICATORS
COL	COLUMN - REFER TO STRUCTURAL DOCUMENTATION	TYP	TYPICAL
COS	CONFORM ON SITE	UR	URINAL
DP	DOWNPIPE - REFER TO HYDRAULIC DOCUMENTATION	WC	WATER CLOSET
E	EXISTING		
EDB	ELECTRICAL DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION		
EG	EAVES GUTTER - REFER TO HYDRAULIC DOCUMENTATION		
EV	ELECTRIC VEHICLE		

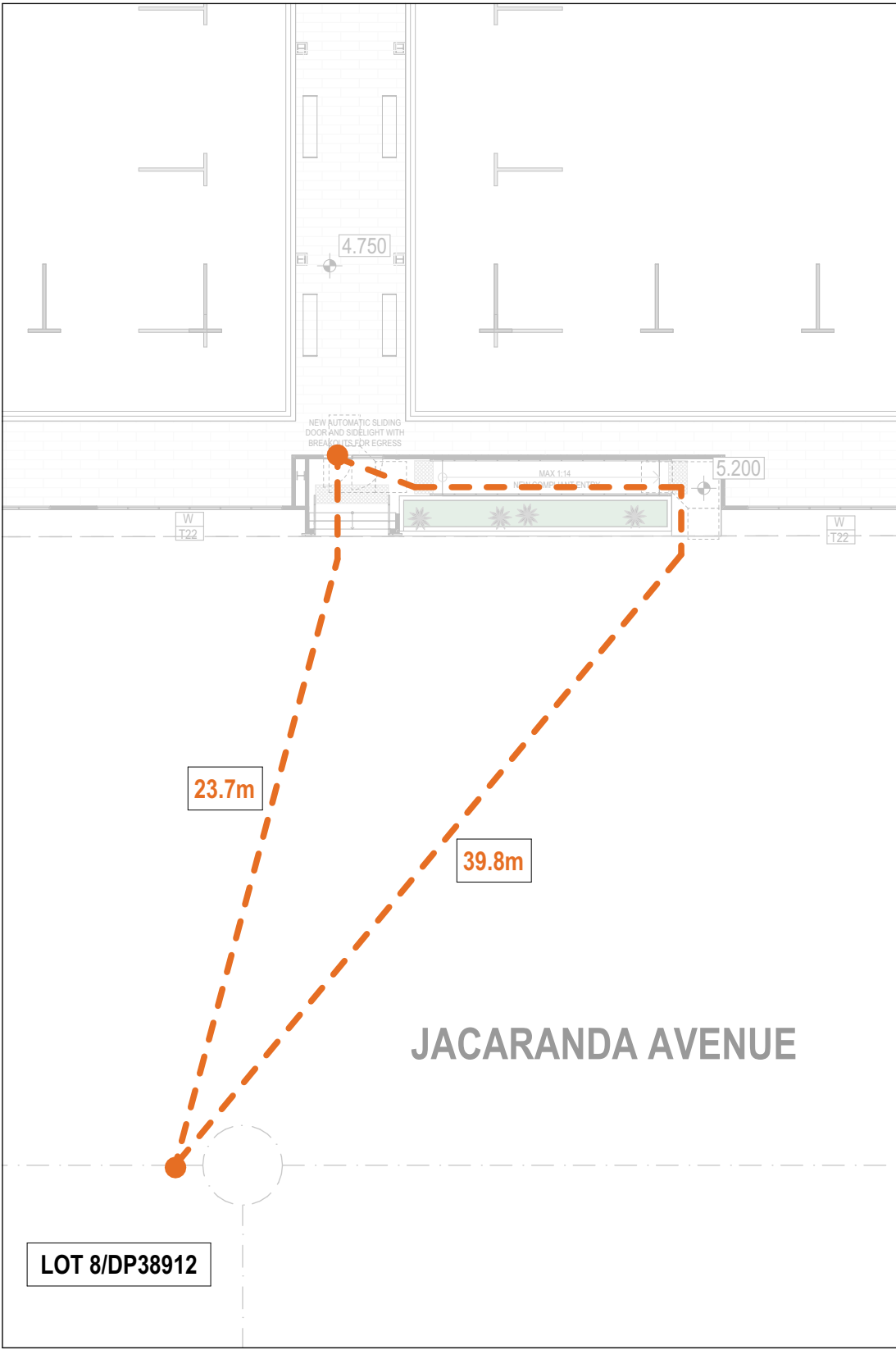
No. DENOTES TYPE AS SCHEDULED

LEGEND

	SURROUNDING BUILDINGS
	NEW LANDSCAPED AREAS
	ASPHALT
	EXISTING TREES
	HERITAGE JACARANDA TREES



CLUB (FF) DISTANCE TO NEIGHBOURING PROPERTIES 1:200



CLUB (FF) DISTANCE TO NEIGHBOURING PROPERTIES 1:200

RAYMOND TERRACE BOWLING CLUB : DISTANCE TO NEIGHBOURS 02

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ABBREVIATIONS

AHD AUSTRALIAN HEIGHT DATUM
ALB ALUMINIUM LOUVER
AS AUSTRALIAN STANDARD
BG BOX GUTTER
BH BULKHEAD
BIN GARBAGE BIN
BOL BOLLARD
CFC COMPRESSED FIBRE CEMENT
COL COLUMN - REFER TO STRUCTURAL DOCUMENTATION
COS CONFORM ON SITE
DP DOWNPIPE - REFER TO HYDRAULIC DOCUMENTATION
E EXISTING
EDB ELECTRICAL DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION
EG EAVES GUTTER - REFER TO HYDRAULIC DOCUMENTATION
EV ELECTRIC VEHICLE

FE FIRE EXTINGUISHER
FFL FINISHED FLOOR LEVEL
FHR FIRE HOSE REEL - REFER TO HYDRAULIC DOCUMENTATION
LVR LOUVER
MDB MAIN DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION
PT PIT
REF REFRIGERATOR
RL REDUCED LEVEL
RS ROLLER SHUTTER
TOSI TACTILE GROUND SURFACE INDICATORS
TYP TYPICAL
URINAL URINAL
WC WATER CLOSET

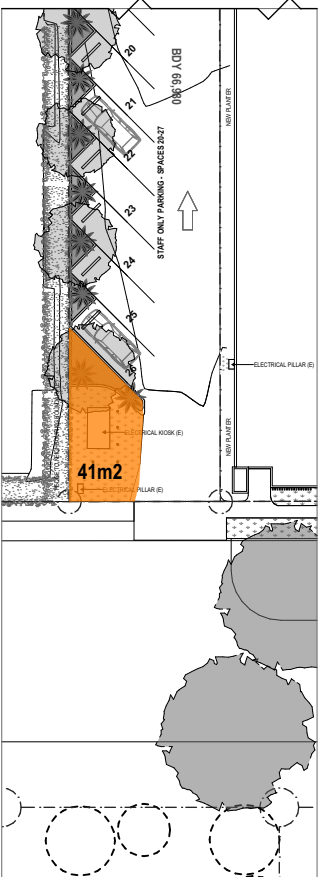
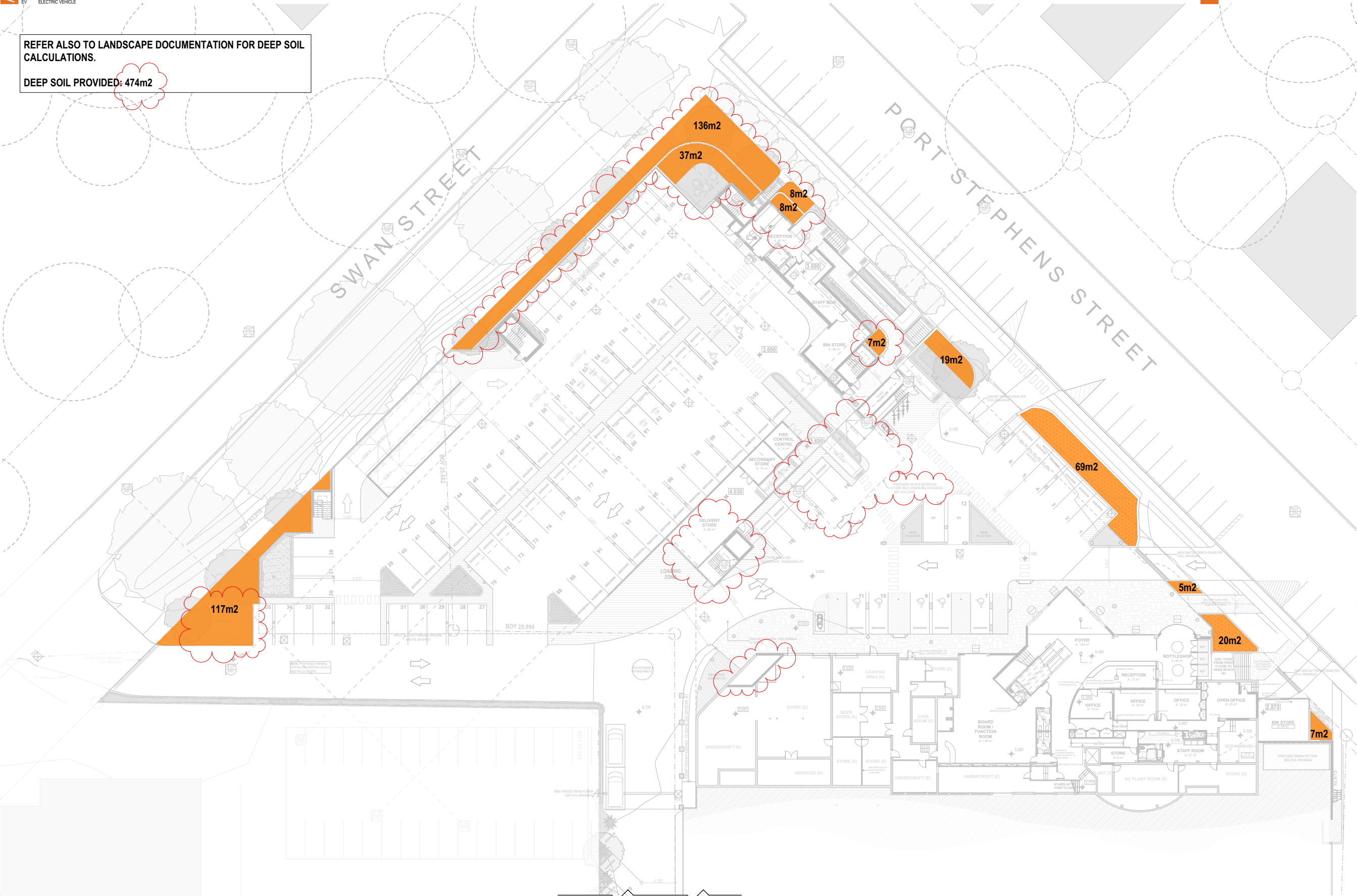
No. DENOTES TYPE AS SCHEDULED

LEGEND

SURROUNDING BUILDINGS
NEW LANDSCAPED AREAS
ASPHALT
EXISTING TREES
HERITAGE JACARANDA TREES

REFER ALSO TO LANDSCAPE DOCUMENTATION FOR DEEP SOIL CALCULATIONS.

DEEP SOIL PROVIDED: 474m2



RAYMOND TERRACE BOWLING CLUB : DEEP SOIL PLANTING

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0 10mm 20mm 100mm ON ORIGINAL A3

1:500 @ A3

ABBREVIATIONS

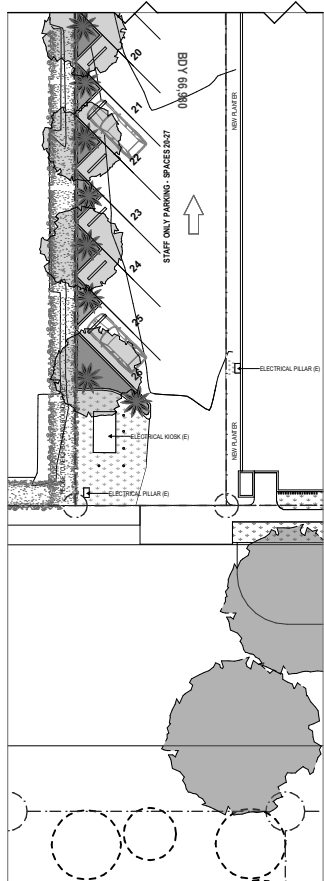
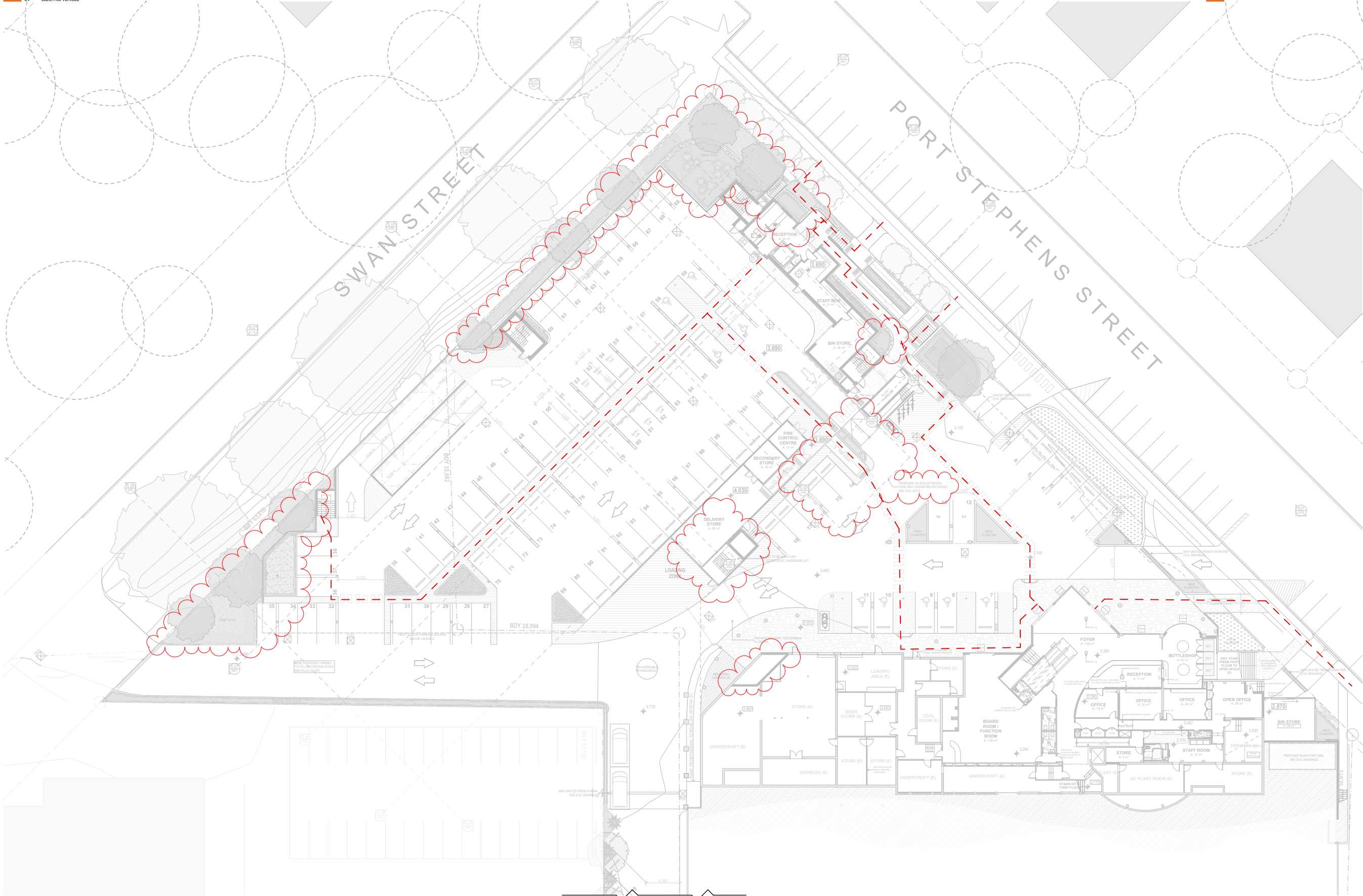
AHD	AUSTRALIAN HEIGHT DATUM
ALB	ALUMINIUM LOUVRE
AS	AUSTRALIAN STANDARD
BG	BOX GUTTER
BL	BULKHEAD
BOL	BOLLARD
CFC	COMPRESSED FIBRE CEMENT
COL	COLUMN - REFER TO STRUCTURAL DOCUMENTATION
COS	CONFIRM ON SITE
DP	DOWNPIPE - REFER TO HYDRAULIC DOCUMENTATION
E	EXISTING
EDB	ELECTRICAL DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION
EG	EAVES GUTTER - REFER TO HYDRAULIC DOCUMENTATION
EV	ELECTRIC VEHICLE

FE	FIRE EXTINGUISHER
PFL	FINISHED FLOOR LEVEL
FHR	FIRE HOSE REEL - REFER TO HYDRAULIC DOCUMENTATION
LVR	LOUVRE
MDB	MAIN DISTRIBUTION BOARD - REFER TO ELECTRICAL DOCUMENTATION
PT	REFRIGERATOR
RL	REDUCED LEVEL
RS	ROLLER SHUTTER
TOSI	TACTILE GROUND SURFACE INDICATORS
TYP	TYPICAL
UR	URINAL
WC	WATER CLOSET

No. DENOTES TYPE AS SCHEDULED

LEGEND

	SURROUNDING BUILDINGS
	NEW LANDSCAPED AREAS
	ASPHALT
	EXISTING TREES
	HERITAGE JACARANDA TREES



RAYMOND TERRACE BOWLING CLUB : PEDESTRIAN CIRCULATION

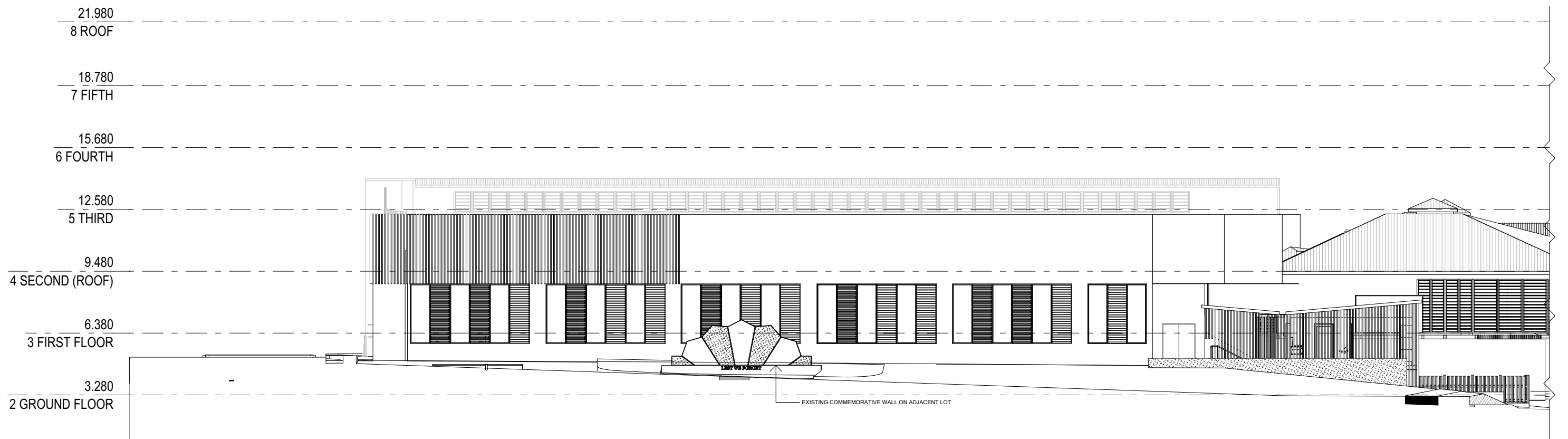
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1:500 @ A3





RAYMOND TERRACE BOWLING CLUB : ANZAC PARK FACADE

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0 10mm 50mm 100mm ON ORIGINAL A3 1:200 @ A3



RAYMOND TERRACE BOWLING CLUB : SECTIONS SHEET 02

13954 - A56 - Rev A - 15 April 2025

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RAYMOND TERRACE BOWLING CLUB : SECTIONS SHEET 03
13954 - A57 - Rev A - 15 April 2025

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S.04

HOTEL SECTION 4

1:100

RAYMOND TERRACE BOWLING CLUB : SECTIONS SHEET 04

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1:100 @ A3





S.05

HOTEL SECTION 5

1:100

RAYMOND TERRACE BOWLING CLUB : SECTIONS SHEET 05

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S.06 HOTEL SECTION 6 1:100

RAYMOND TERRACE BOWLING CLUB : SECTIONS SHEET 06
13954 - A60 - Rev A - 15 April 2025

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S.07

HOTEL SECTION 7

1:100

RAYMOND TERRACE BOWLING CLUB : SECTIONS SHEET 07

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0 10mm 50mm 100mm ON ORIGINAL A3 1:100 @ A3



S.08

HOTEL SECTION 8

1:100

RAYMOND TERRACE BOWLING CLUB : SECTIONS SHEET 08

13954 - A62 - Rev A - 15 April 2025

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0 10mm 50mm 100mm ON ORIGINAL A3 1:100 @ A3





S.09

1:100

RAYMOND TERRACE BOWLING CLUB : SECTIONS SHEET 09

13954 - A63 - Rev A - 15 April 2025

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0 10mm 100mm ON ORIGINAL A3 1:100 @ A3





S.02

1:100

RAYMOND TERRACE BOWLING CLUB : SECTIONS SHEET 02
13954 - A54 - Rev A - 11 April 2025

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RAYMOND TERRACE BOWLING CLUB : SECTIONS SHEET 04

13954 - A56 - Rev A - 11 April 2025

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1:100 @ A3



S.05 HOTEL SECTION 5 1:100

RAYMOND TERRACE BOWLING CLUB : SECTIONS SHEET 05
13954 - A57 - Rev A - 11 April 2025

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S.06 HOTEL SECTION 6 1:100

RAYMOND TERRACE BOWLING CLUB : SECTIONS SHEET 06
13954 - A58 - Rev A - 11 April 2025

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S.07

HOTEL SECTION 7

1:100

RAYMOND TERRACE BOWLING CLUB : SECTIONS SHEET 07

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0 10mm 50mm 100mm ON ORIGINAL A3 1:100 @ A3



RAYMOND TERRACE BOWLING CLUB : SECTIONS SHEET 08

13954 - A60 - Rev A - 11 April 2025

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0 10mm 50mm 100mm ON ORIGINAL A3 1:100 @ A3



RAYMOND TERRACE BOWLING CLUB : SECTIONS SHEET 09

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0 10mm 50mm 100mm ON ORIGINAL A3 1:100 @ A3