

ADDENDUM TO REPORT FOR ITEM LPP03

SUBJECT:	48 EDWARD STREET, NORTH SYDNEY
APPLICATION NO.	DA 313/21
AUTHOR:	DAVID HOY, A/MANAGER DEVELOPMENT SERVICES
DATE:	4 OCTOBER 2022
	Attachments:
	1. Revised Architectural Plans dated 15 July 2022

SUMMARY

This addendum report is to be read in conjunction with the agenda item LPP 03 concerning a proposal for alterations and additions to a heritage listed dwelling on land at No. 48 Edward Street, North Sydney.

The Panel members, applicant and submitters to the proposed development application are advised that the plans included with the assessment report have not included the most up to date/revised drawings lodged with the development application on 15 July 2022.

In response to a request for amended plans on 8 July 2022, the applicant provided amended plans dated 15 July 2022, which are the plans assessed by the preceding consultant assessment report.

These plans are attached to this addendum report and must be read in substitution of the original plans included as Attachment 2. The Panel, applicant and submitters are advised that the attached plans do not require amendment to recommended conditions.

RECOMMENDATION

A. THAT the Panel receive the amended plans prepared by Noble Architecture Pty Ltd dated 15 July 2022, received by Council on 22 July 2022.

48 EDWARD ST, NORTH SYDNEY- ALTERATIONS & ADDITIONS

DEVELOPMENT APPLICATION SEPTEMBER 2021



LOCATION PLAN

DRAWING LIST

	DA	DA
		Resubmission
DA-0000 COVER	\setminus	А
DA-0102 EXISTING BASEMENT PLAN	\	
DA-0103 EXISTING GROUND FLOOR PLAN	Ň	
DA-0104 EXISTING FIRST FLOOR PLAN	Ň	
DA-0105 EXISTING ROOF PLAN	Ň	
DA-0106 EXISTING EAST & WEST ELEVATIONS	Ň	
DA:0107 EXISTING NORTH ELEVATION	Ň	
DA-0108 EXISTING SOUTH ELEVATION	Ň	
DA-0201 PROPOSED SITE ANALYSIS PLAN	\backslash	А
DA-0202 PROPOSED BASEMENT PLAN	\backslash	А
DA-0203 PROPOSED GROUND FLOOR PLAN	\backslash	А
DA-0204 PROPOSED FIRST FLOOR PLAN	\backslash	А
DA-0205 PROPOSED ROOF PLAN	\backslash	А
DA-0206 PROPOSED EAST ELEVATION	\backslash	А
DA-0207 PROPOSED WEST ELEVATION	\backslash	А
DA-0208 PROPOSED NORTH ELEVATION	\backslash	А
DA-0209 PROPOSED SOUTH ELEVATION	\backslash	А
DA-0210 PROPOSED SECTION A-A	\	А
DA-0220 SHADOW DIAGRAMS - WINTER SOLSTICE	\setminus	
DA-0230 SITE COVERAGE PLAN	\backslash	
DA-0231 LANDSCAPE PLAN	/	
DA-0240 MATERIALS & FINISHES	\backslash	
DA-0250 PERSPECTIVES	\	
	\	
DA-0260 A4 NOTIFICATION PLANS	-	A

legend

AWN - AWNING FW - FLOOR WASTE **BT - BENCHTOP** GL - GLAZING OPERABLE CLEAR BTH - BATH GLO - GLAZING OPERABLE OBSCURE COS - CHECK ON SITE GLL - GLASS LOUVRES CLEAR CR - RENDER FINISH GLLO - GLASS LOUVRES OBSCURE CT - COOKTOP GT - GUTTER DK - TIMBER DECKING HTR - HEATED TOWEL RAIL DP - DOWNPIPE MC - METAL CLADDING DR - DRAIN MIR - MIRROR DRY - CLOTHES DRYER MR - METAL ROOFING DW - DISHWASHER MW - MICROWAVE DWR - DRAWER NOM. - NOMINALLY FCV - CLADDING V GROOVE (PAINTED) OV - OVEN FFL - FINISHED FLOOR LEVEL PB - PLASTERBOARD (PAINTED) FL - FINISHED LEVEL PF - POOL FENCE FGL - FIXED GLAZING CLEAR RH - RANGEHOOD FGLO - FIXED GLAZING OBSCURE RL - RELATIVE LEVEL FR - FRIDGE RWO - RAINWATER OUTLET

on 48 ED client JOE V awing title COV scale date SEPTE drawn by KB

NOBLE ARCHITECTURE PTY LTD

www.noblearchitecture.com.a instagram @noblearch.au ACN 642 634 580 © COPYRIGHT

t 02 9188 8836 | m 0414 231 442 | e studio@noble

DO NOT SCALE OFF THIS DRAWING ALL DIMENSIONS TO BE CHECKED ON SITE ANY DISCREPANCIES TO BE RESOLVED WITH NOBLE ARCHITECTURE PTY LTD BEFORE PROCEEDING

SUBJECT TO: SUBJECT TO: BEVELOPMENT APPROVALY SECTION 96 APPROVAL & CONSTRUCTION CERTIFICATE STRUCTURAL & SERVICES (INGINEERS DESIGN, DETAIL AND CERTIFICATION STRUCTURAL & SERVICES (INGINEERS DESIGN, DETAIL AND CERTIFICATION COMPLIANCE WITH INCC & AUSTRALIAN STANDARDS

Proposed Alterations and Additions - Development Application Lot 17 Deposited Plan 7544 48 Edward St, North Sydney NSW 2060

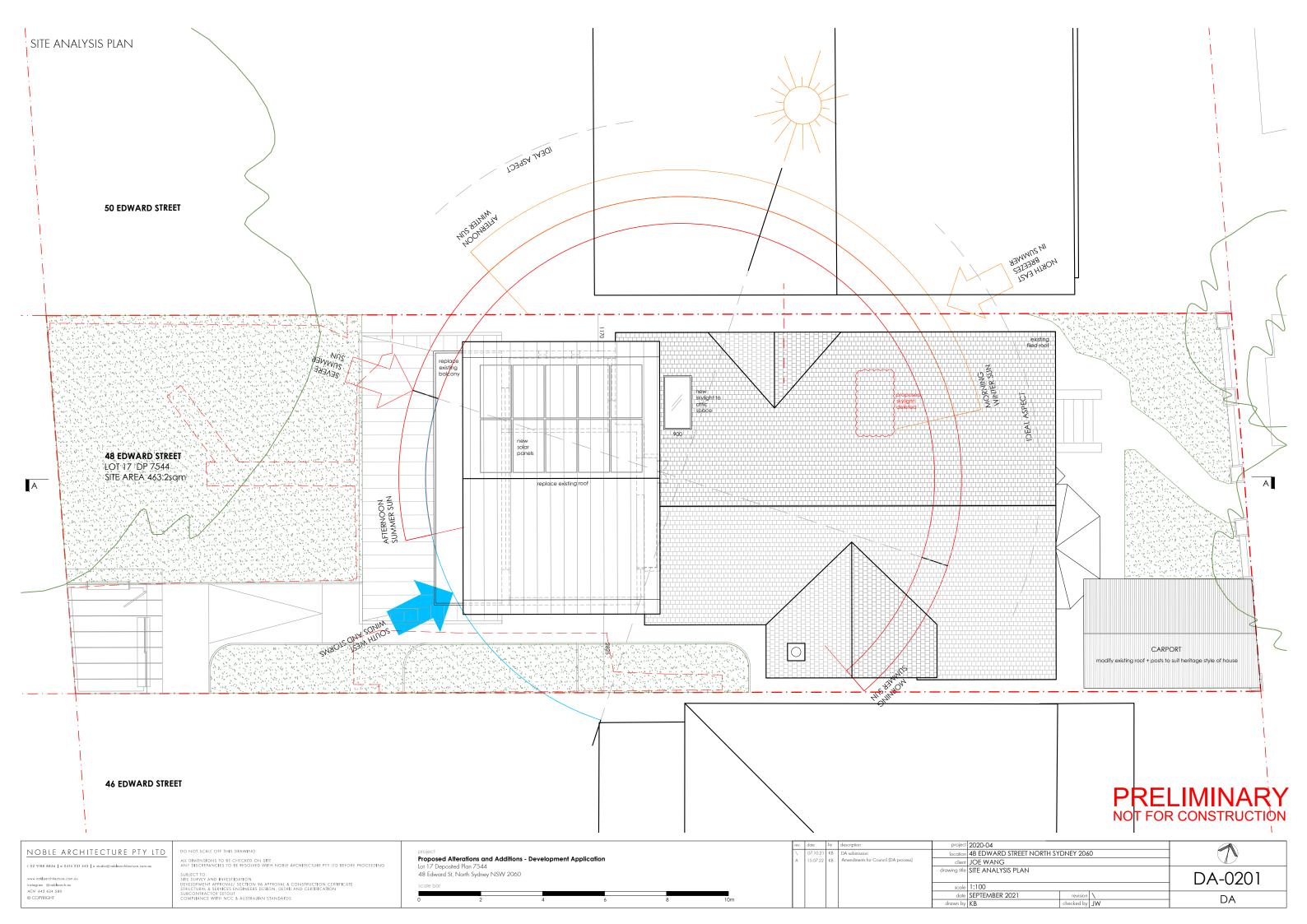
SITE DETAILS

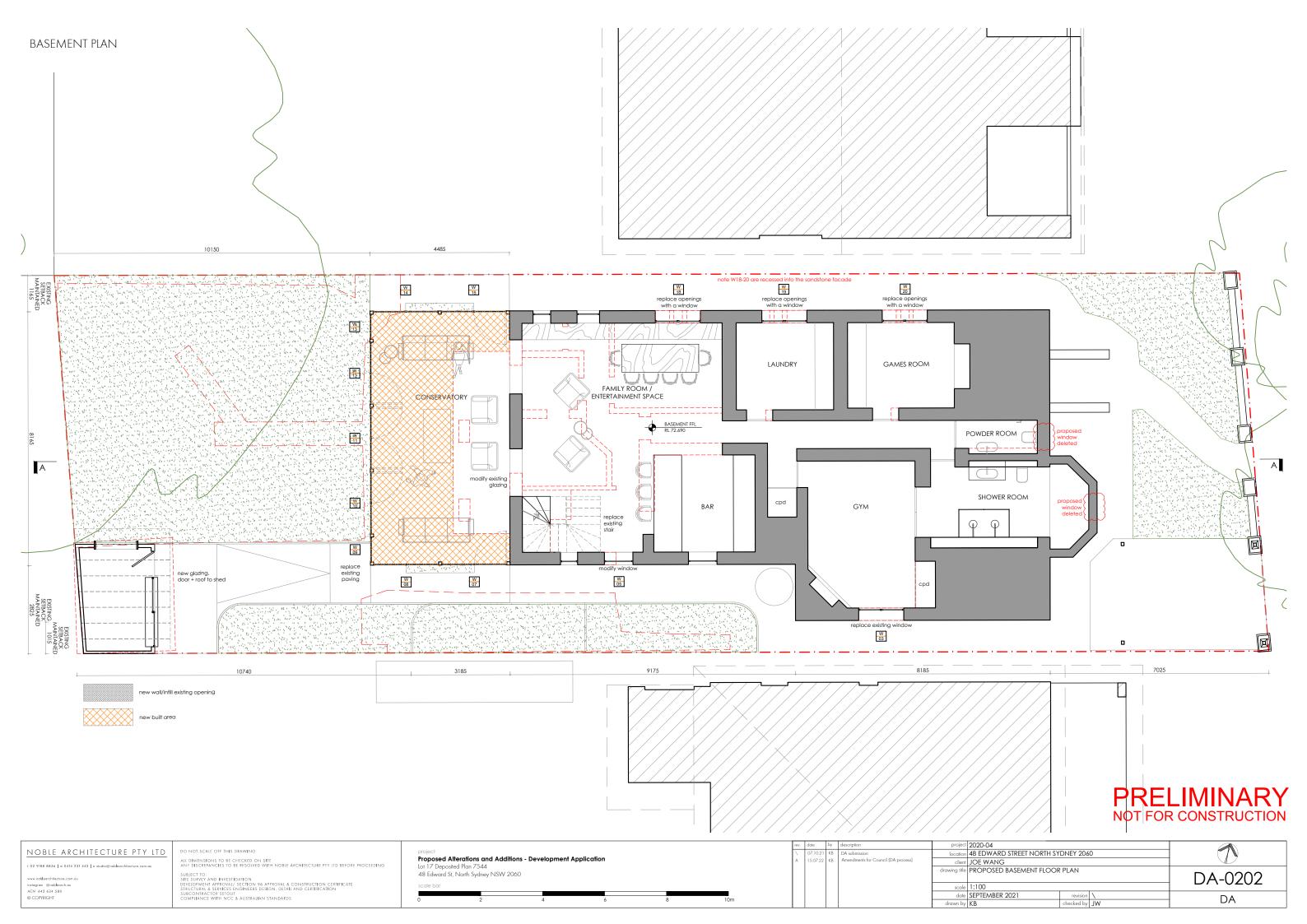
Address:	48 Edward Street,
	North Sydney NSW 2060
Property:	Lot 15, DP 7544

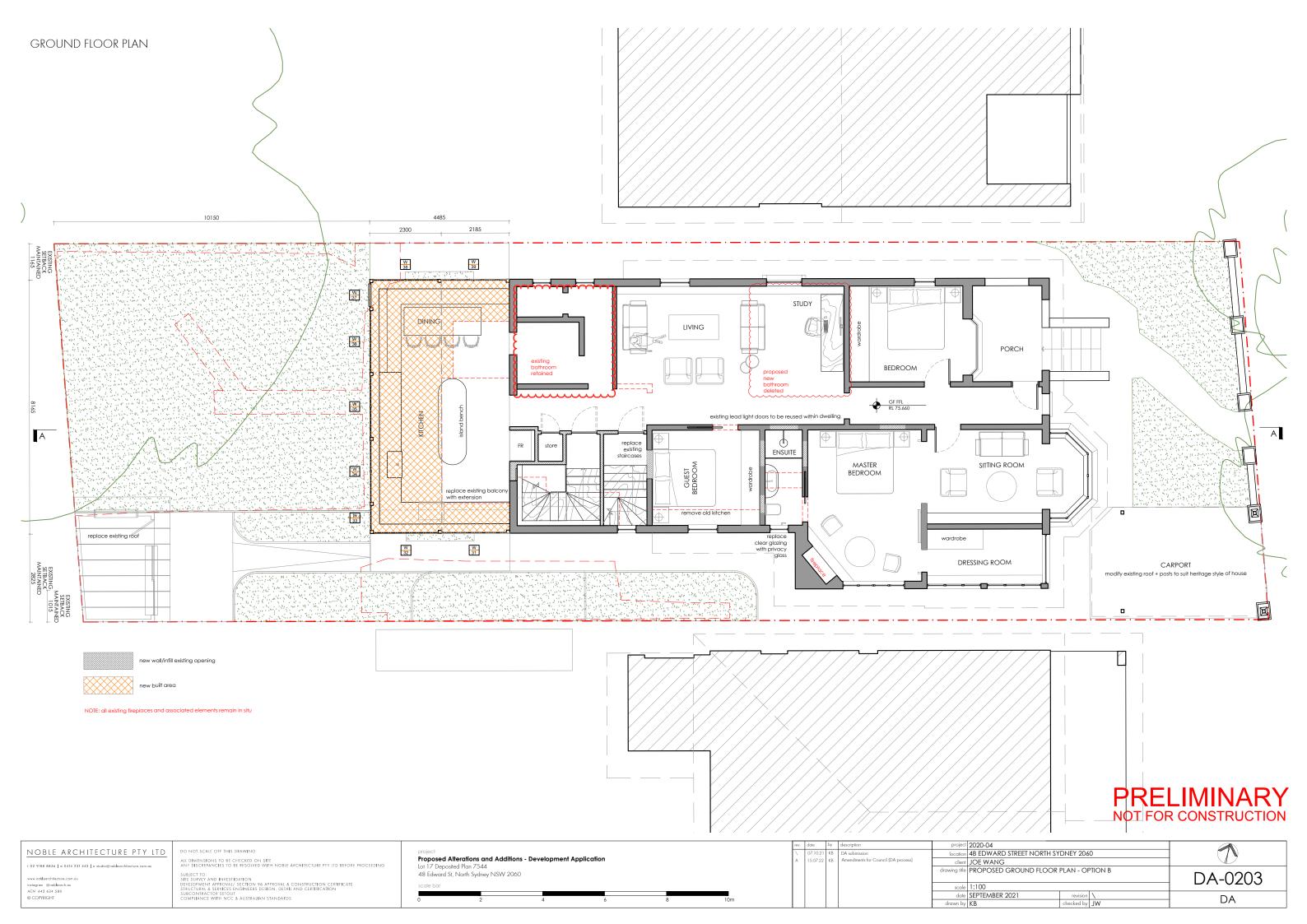
Site Area: 463.2 sqm

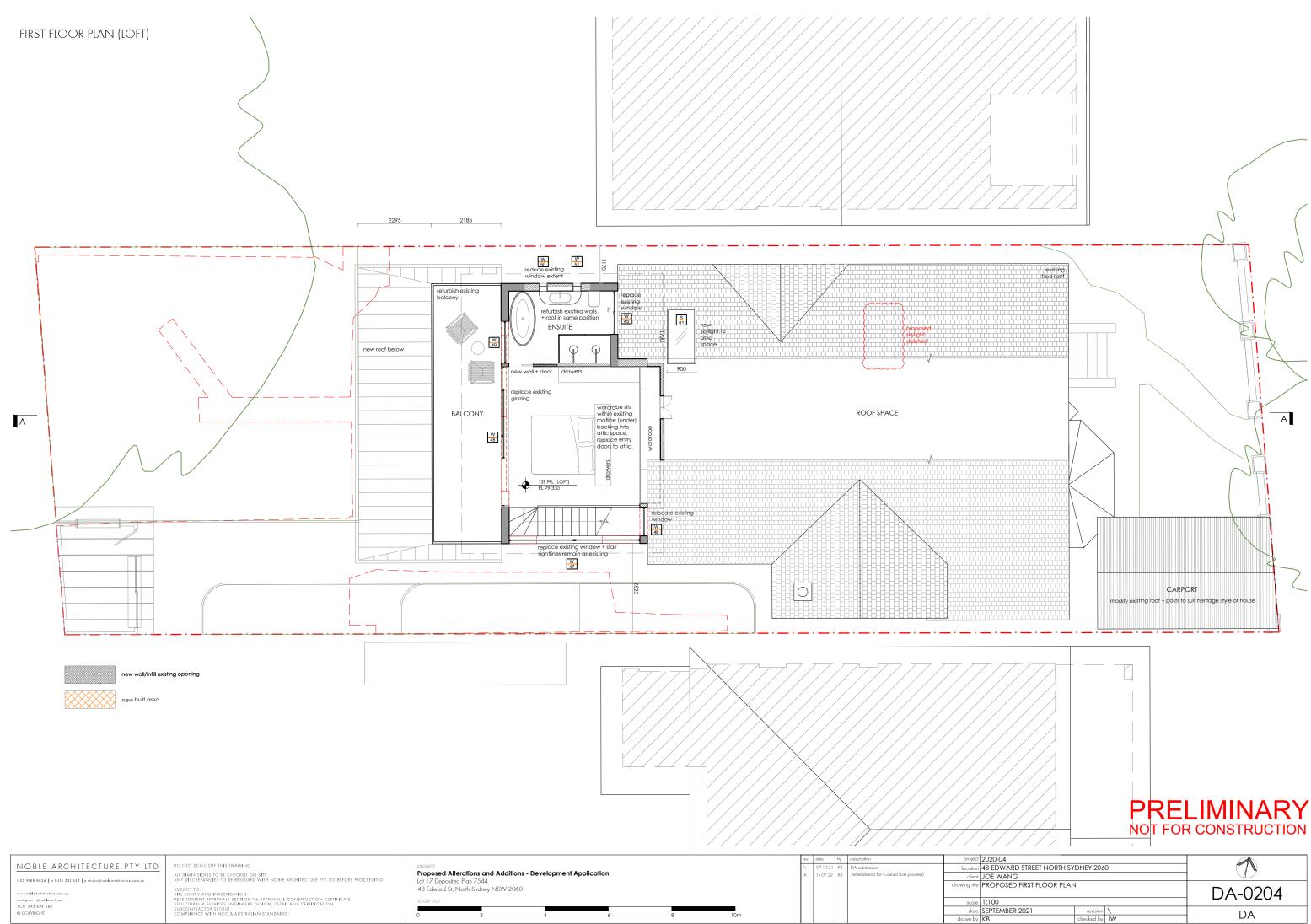
SC - SCREEN PLANTING
SK - SINK
SP - SOLAR PANEL
ST - STEEL
TC - TIMBER CLADDING
TCP - TIMBER CLADDING (PAINTED)
TF - TIMBER FINS
TL - TILE
TLR - TILED ROOF
TM - TIMBER
TS - SOLID TIMBER (W - WALNUT, O - AMERICAN
OAK, B - BLACKWOOD, BK - BANGKARIE)
TV - TIMBER VENEER (W - WALNUT, O - AMERICAN
OAK, B - BLACKWOOD)
TW - TOP OF WALL
WM - WASHING MACHINE

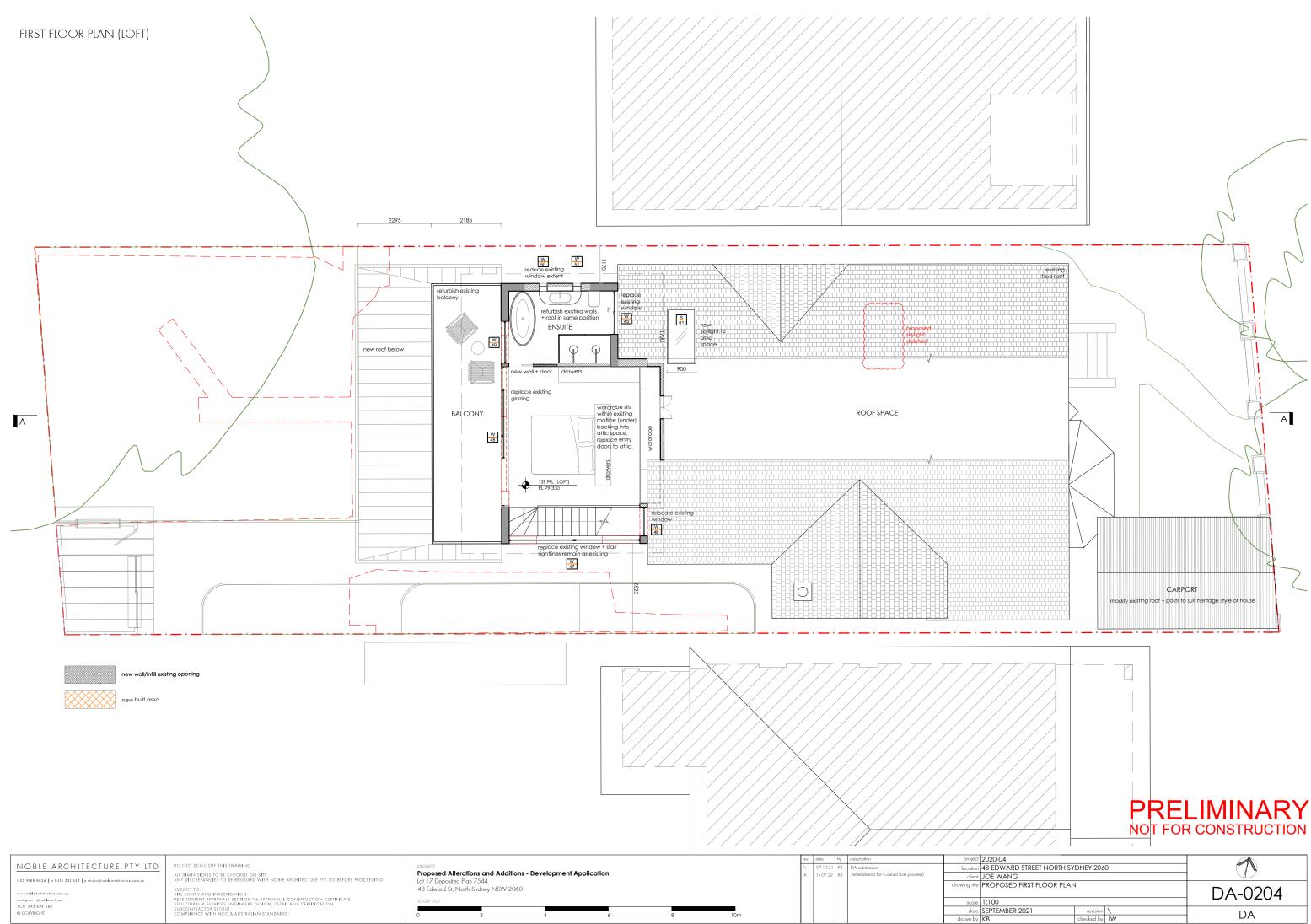
04 WARD STREET NORTH SYD	NEY 2060	
VANG		
ĒR		DA-0000
MBER 2021	revision	
	checked by JW	— DA

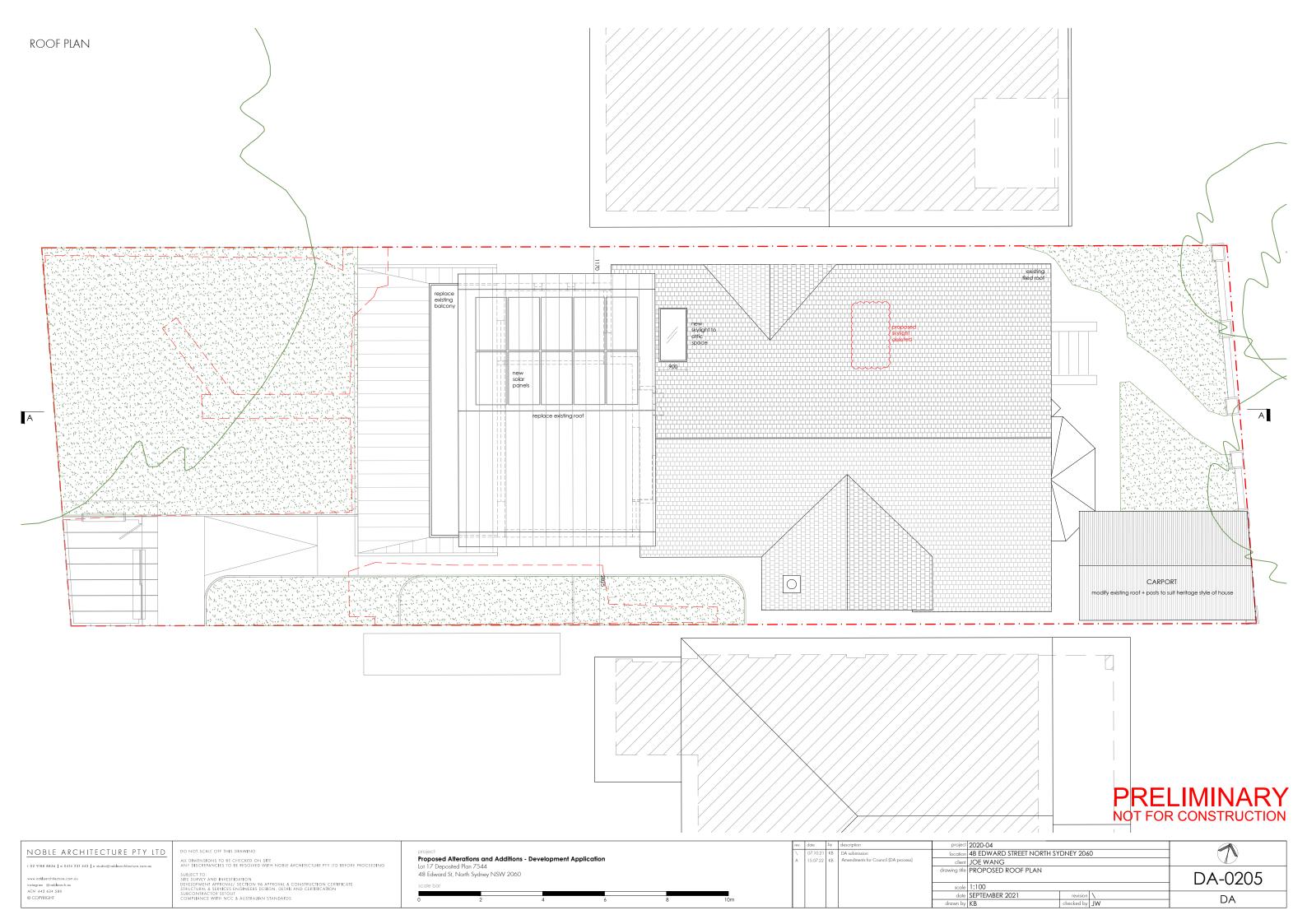


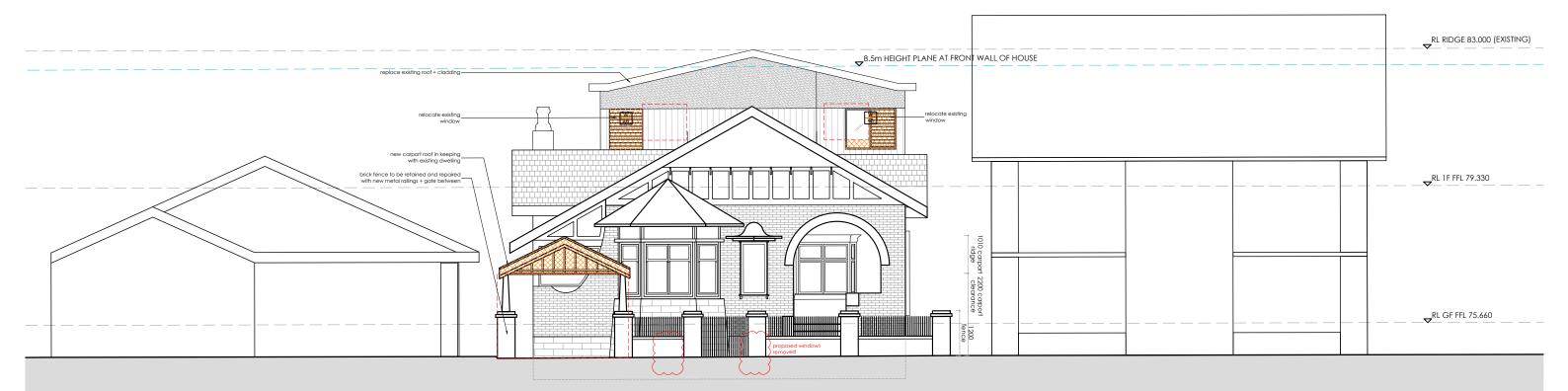












EAST ELEVATION

								rev. date	by	description	projec	1 2020-04
NOBLE ARCHITECTURE PTY LTD	DO NOT SCALE OFF THIS DRAWING	project						\ 07.10	21 KB	DA submission	location	48 EDWA
t 02 9188 8836 m 0414 231 442 e studio@noblearchitecture.com.au	ALL DIMENSIONS TO BE CHECKED ON SITE ANY DISCREPANCIES TO BE RESOLVED WITH NOBLE ARCHITECTURE PTY LTD BEFORE PROCEEDING		Alterations and Addi ited Plan 7544	tions - Development	Application			A 15.07.	22 KB	Amendments for Council (DA process)	clien	JOE WAN
1 02 7166 6630 m 0414 231 442 e stoulog/tobled/chilecione.com.do	SUBJECT TO:		t, North Sydney NSW 2	0405							drawing title	PROPOSE
www.noblearchitecture.com.au	SITE SURVEY AND INVESTIGATION	40 Edward 5	1, 140111 Oydiley 14044 2	1000								
instagram @noblearch.au	DEVELOPMENT APPROVAL/ SECTION 96 APPROVAL & CONSTRUCTION CERTIFICATE STRUCTURAL & SERVICES ENGINEERS DESIGN. DETAIL AND CERTIFICATION	scale bar									scale	1:100
ACN 642 634 580 © COPYRIGHT	SUBCONTRACTOR SETOUT COMPLIANCE WITH NCC & AUSTRALIAN STANDARDS										date	SEPTEMBE
CONIGHT	COMPLIANCE WITH NCC & AUSTRALIAN STANDARDS	0	2	4	6	8	10m				drawn by	KB

)4	
WARD STREET NORTH SYDNEY 2060	
ANG	
OSED EAST ELEVATION	DA-0206
MBER 2021 revision \	— DA
checked by JW	

PRELIMINARY

RL BASEMENT FFL 72.690



WEST ELEVATION

								re	. date	by	description	projec	ct 2020-04
NOBLE ARCHITECTURE PTY LTD	DO NOT SCALE OFF THIS DRAWING	project						1			DA submission	locatio	on 48 EDV
t 02 9188 8836 m 0414 231 442 e studia@noblearchitecture.com.au	ALL DIMENSIONS TO BE CHECKED ON SITE ANY DISCREPANCIES TO BE RESOLVED WITH NOBLE ARCHITECTURE PTY LTD BEFORE PROCEEDING		Alterations and Addit sited Plan 7544	tions - Development	Application			A	15.07.2	22 KB	Amendments for Council (DA process)	clier	nt JOE W.
1 02 9106 0630 m 0414 231 442 e stobol@nobedicinectore.com.do			silea Flan 7.344 St, North Sydney NSW 2	040								drawing title	e PROPO
www.noblearchitecture.com.au	SUBJECT TO: SITE SURVEY AND INVESTIGATION	40 Edward 3	si, Norin Sydney NSVV 2	:000									
instagram @noblearch.au	DEVELOPMENT APPROVAL/ SECTION 96 APPROVAL & CONSTRUCTION CERTIFICATE STRUCTURAL & SERVICES ENGINEERS DESIGN, DETAIL AND CERTIFICATION	scale bar										scale	le 1:100
ACN 642 634 580 © COPYRIGHT	SUBCONTRACTOR SETOUT COMPLIANCE WITH NCC & AUSTRALIAN STANDARDS		Â		,	â	10					date	te SEPTEN
		U	2	4	0	8	10m					drawn b	у КВ

-04						
dward street north sy	DNEY 206					
WANG						
POSED WEST ELEVATION		DA-0207				
)			D/(020/			
EMBER 2020	revision	X				
	checked by	JW	DA			

PRELIMINARY



								rev	. date	by	description	project	2020-04
NOBLE ARCHITECTURE PTY LTD	DO NOT SCALE OFF THIS DRAWING	project						1			DA submission	location	48 EDW
t 02 9188 8836 m 0414 231 442 e studia@noblearchitecture.com.au	ALL DIMENSIONS TO BE CHECKED ON SITE ANY DISCREPANCIES TO BE RESOLVED WITH NOBLE ARCHITECTURE PTY LTD BEFORE PROCEEDING	Lot 17 Deposite		ons - Development A	plication			A	15.07.2	22 KB	Amendments for Council (DA process)	client	JOE WA
r uz vise eese m u4i4 zsi 44z e studio@noblearchitecture.com.au				40								drawing title	PROPOS
www.noblearchitecture.com.au	SUBJECT TO: SITE SURVEY AND INVESTIGATION	48 Edward SI,	North Sydney NSW 20	00									
instagram @noblearch.au	DEVELOPMENT APPROVAL/ SECTION 96 APPROVAL & CONSTRUCTION CERTIFICATE STRUCTURAL & SERVICES ENGINEERS DESIGN. DETAIL AND CERTIFICATION	scale bar										scale	1:100
ACN 642 634 580	SUBCONTRACTOR SETOUT											data	SEPTEME
© COPYRIGHT	COMPLIANCE WITH NCC & AUSTRALIAN STANDARDS	0	2	4	6	8	10m						
												drawn by	KB

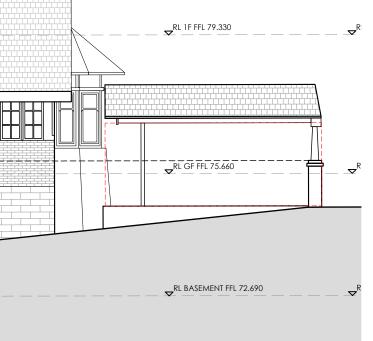
	WEST ELEVATION
sw ing	
RL <u>1F FFL 79.330</u>	
y glass	
wwwill price vertical v eff C clading control of the control of the clading control of the	
replace shed roof + openings	
RL BASEMENT FFL 72.690	
PREI	IMINARY
NOT FOF	R CONSTRUCTION
-04 DWARD STREET NORTH SYDNEY 2060	
WANG POSED NORTH ELEVATION	DA-0208
DEMBER 2021 revision	DA-0200
checked by JW	D/(



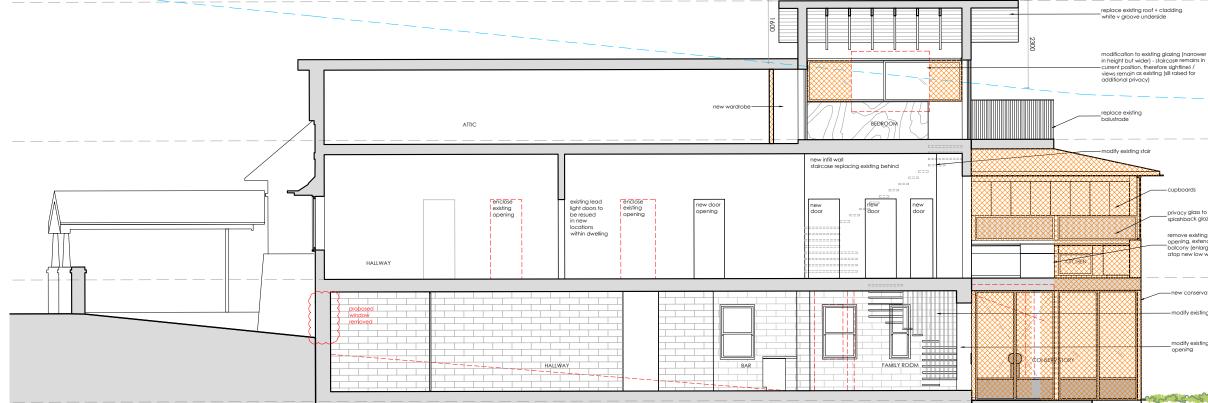
www.noblearchitecture.com.au instagram @noblearch.au ACN 642634580 © COPYRIGHT AN UPSENDATES - - -SUBJECT TO: STIE SURVEY AND INVESTIGATION DEVELOPMENT APPROVAL/ SECTION 96 APPROVAL & CONSTRUCTION CERTIFICATE STRUCTURAL & SERVICES ENGINEERS DESIGN, DETAIL AND CERTIFICATION SUBCONTRACTOR SETOUT COMPILANCE WITH NCC & AUSTRALIAN STANDARDS

project	2020-04			
location	48 EDWARD STREET NORTH SY	DNEY 206	0	
client	JOE WANG			
drawing title	PROPOSED SOUTH ELEVATION			
		DA-0209		
scale	1:100	-		Brrezer
date	SEPTEMBER 2021	revision	Ν	
drawn by	KB	checked by	JW	DA

PRELIMINARY







			rev. date by description	project 2020-04	
NOBLE ARCHITECTURE PTY LTD	DO NOT SCALE OFF THIS DRAWING	project	\ 07.10.21 KB DA submission	location 48 EDWARD STREET NORTH SYDNEY 2060	
t 02 9188 8836 m 0414 231 442 e studio@noblearchitecture.com.au	ALL DIMENSIONS TO BE CHECKED ON SITE ANY DISCREPANCIES TO BE RESOLVED WITH NOBLE ARCHITECTURE PTY LTD BEFORE PROCEEDING	Proposed Alterations and Additions - Development Application Lot 17 Deposited Plan 7544	A 15.07.22 KB Amendments for Council (DA process)	client JOE WANG	
	SUBJECT TO:	48 Edward St, North Sydney NSW 2060		drawing title PROPOSED SECTION A-A	
www.noblearchitecture.com.au	SITE SURVEY AND INVESTIGATION DEVELOPMENT APPROVAL/ SECTION 96 APPROVAL & CONSTRUCTION CERTIFICATE				DA-UZIU
instagram @noblearch.au	STRUCTURAL & SERVICES ENGINEERS DESIGN, DETAIL AND CERTIFICATION	scale bar		scale 1:100	
instagram @noblearch.au ACN 642 634 580 © COPYRIGHT	SUBCONTRACTOR SETOUT COMPLIANCE WITH NCC & AUSTRALIAN STANDARDS			date SEPTEMBER 2021 revision	
© COPYRIGHI	COMPLIANCE WITH NCC & AUSTRALIAN STANDARDS	0 2 4 6 8 10m		drawn by KB checked by JW	DA
		1			

PRELIMINA	RY
NOT FOR CONSTRUC	

pards		
cy glass to kitchen Jback glazing		
ve existing glazing + widen ng, extend onto previous ny (enlarge), new windows new low wall + new roof		
conservatory		
lify existing stair	replace shed roof + openings	
tify existing 15 00 15 16 16 16 16 16 16 16 16 16 16 16 16 16		
	RL BASEMENT FFL 72.690	
	//	

 8.5m HEIGHT PLANE
 ▼