Fabric Central Coast Conservatorium of Music Cover Sheet Concept Design

# Architecture

CC Conservatorium of Music

45 Mann Street Gosford, NSW

REV DESCRIPTION

Issue For Information

Issue For Information

1 Issue For Pricing Review

Issue For Information

Issue For Contractor review Issue For Development Application

09.09.20

DF 06.10.20

DF 14.10.20 DF 16.10.20

A001 16/10/20

#### General Abbreviations AHD AUSTRALIAN HEIGHT DATUM AG **AWNING GLASS** AIR CONDITIONING (REFER MECHANICAL DRAWINGS) ACCESS PANEL **BLOCK WORK BNCH** BENCH CORNICE CFC COMPRESSED FIBRE CEMENT CH COAT HOOK COL COLUMN CONC. CONCRETE **CONFIRM ON SITE** cos CT **CERAMIC TILE** COVING DOOR DIFFUSER DP DOWN PIPE EX-PF EXISTING PLASTER BOARD -PAINT FINISH FACE BRICKWORK FIBRE CEMENT SHEETING FINISHED CEILING LEVEL FIXED GLASS FINISHED FLOOR LEVEL FLUROSCENT LIGHT FLOOR WASTE GAS INSTANTANEOUS HOT WATER GD **GRATED DRAIN** GTR GUTTER GPO POWER OUTLET HANDLE HAND BASIN HOSE COCK HAND RAIL HOT WATER UNIT HWU LOUVRED GLASS METAL ROOF CAPPING METAL FLASHING METAL ROOF SHEET MIRROR MOISTURE RESISTANT PB OF OVERFLOW PLASTER BOARD - PAINTED PAINT FINISH PERFORATED METAL POLYCARBONATE ROOF SHEET BUILDER TO REPAIR EXIST MATERIAL RAG RETURN AIR GRILLE. REFER MECH ENGINEER BLOCKWORK - CEMENT RENDER FINISH - PAINTED ROOF COWL WITH FLASHING RECESSED DOWNLIGHT ROLLER SHUTTER DOOR ROOF VENTILATION SMOKE DETECTOR SDS SOAP DISPENSER SG SLIDING GLASS SGD SLIDING GLASS DOOR SKIRTING SINK SP DOWN PIPE SPREADER SUSPENDED PLASTERBOARD SPB\* SUSPENDED PLASTERBOARD. MOISTURE RESISTANT ST STONEWORK ST-EX STONEWORK EXISTING STR STORE SWG SWING GLASS DOOR TIMBER FLOORING TIMBER CEILING TOILET PAPER DISPENSER **TOWEL RAIL**

WINDOW

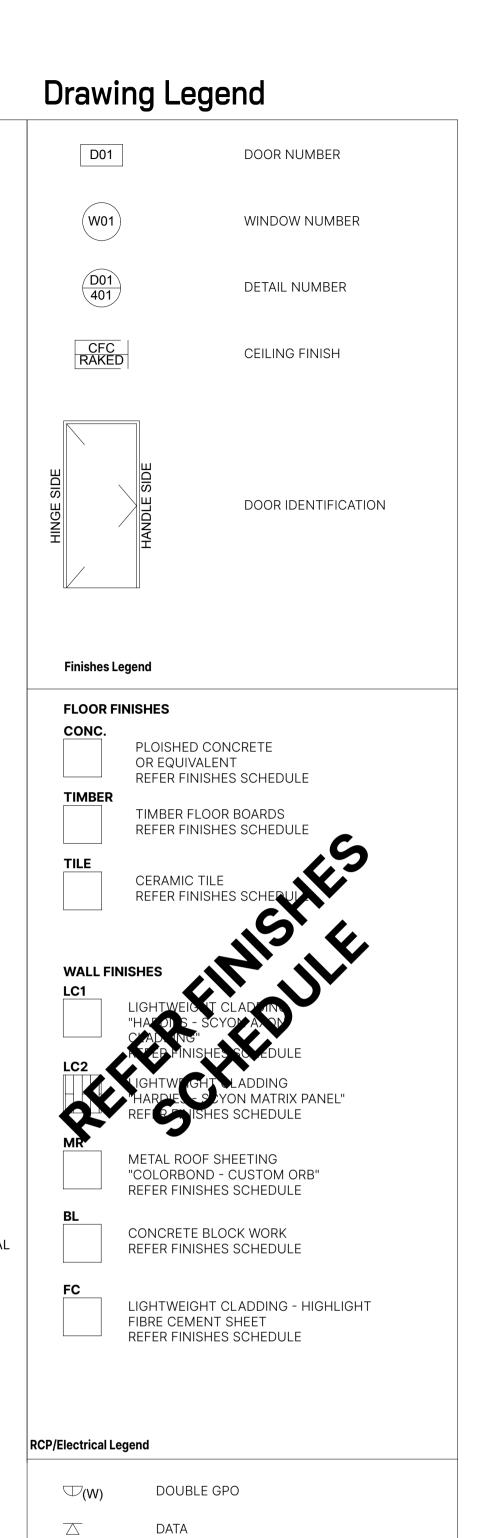
WL

W/PUMP

WATER CLOSET

WATER PUMP FOR TANKS

WALL LIGHT



LIGHT SWITCH

DIFFUSER

FIRE EXTINGUISHER

SMOKE DETECTOR

RECESSED DOWNLIGHT

RECESSED FLUORESCENT LIGHT

(EMERGENCY) EXIT SIGNAGE

 $\otimes$ sd

 $\bigcirc$  DL

EXIT

 $\boxtimes \mathsf{DI}$ 

### **Drawing Transmittal**

Layout ID	Layout Name	Sheet Size	Sheet Name	Latest Issue	Issued	Date	DATE & ISSUE	DATE & ISSUE	DATE & ISSUE	DATE & ISSUE
0000	Notification Plan	FABRIC A3 Presentation Title								
A001	Cover Sheet	A1	Preliminaries							
A002	Notes	A1	Preliminaries							
A003	Survey	A1	Preliminaries							
A004	Site Analysis	A1	Preliminaries							
A005	Site Plan	A1	Preliminaries							
A006	Stormwater Management Plan	A1	Preliminaries	К	К	11.03.21				
A007	Cut and Fill Plan	A1	Preliminaries	К	К	11.03.21				
A008	Zone Diagram	A1	Preliminaries							
A009	Demolition Plan	A1	Preliminaries							
A010	Mood Board	A1	Preliminaries							
A130	RCP	A1	Reflected Ceiling Plans							
A201	Elevations	A1	Elevations							
A201	Ground Floor GA	A1	GA Plans							
A202	Elevations	A1	Elevations							
A202	Roof Plan GA	A1	GA Plans							
A301	Sections	A1	Sections							
A302	Sections	A1	Sections							
A401 REI	FER FINISHES SCHEDULE	A1 REFER FIN	ISHES SCHEDULE	REFER F	INISHES SCHE	DULE				
A501	9am Shadow	A1	Shadow Diagrams							
A502	12pm Shadow	A1	Shadow Diagrams							
A503	15pm Shadow	A1	Shadow Diagrams							
A601	Perspective Images	A1	View Analysis							
A701	Internal Elevations STG 1	A1	Internal Elevations							
A702	Internal Elevations STG 1	A1	Internal Elevations							
A703	Internal Elevations STG 2	A1	Internal Elevations							
A704	Internal Elevations STG 3	A1	Internal Elevations							
A705	Internal Elevations STG 3	A1	Internal Elevations							
A706	Internal Elevations STG 4	A1	Internal Elevations							
A801	Window Schedule	A1	Window Schedule							
A802	Door Schedule	A1	Window Schedule							
A901	Seating Plan	A1	Details							

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H1	B85 Turning circles added/path removed	DF	19.01.21
J	RNH Seating layout (C/L) amended	DF	21.01.21
J	Parking numbers reduced	DF	22.01.21
K	RNH Seating numbers amended	DF	23.02.21
1/	A 0 0 0 / A 0 0 7 A	DE	00.00.01

# Fabric Architecture

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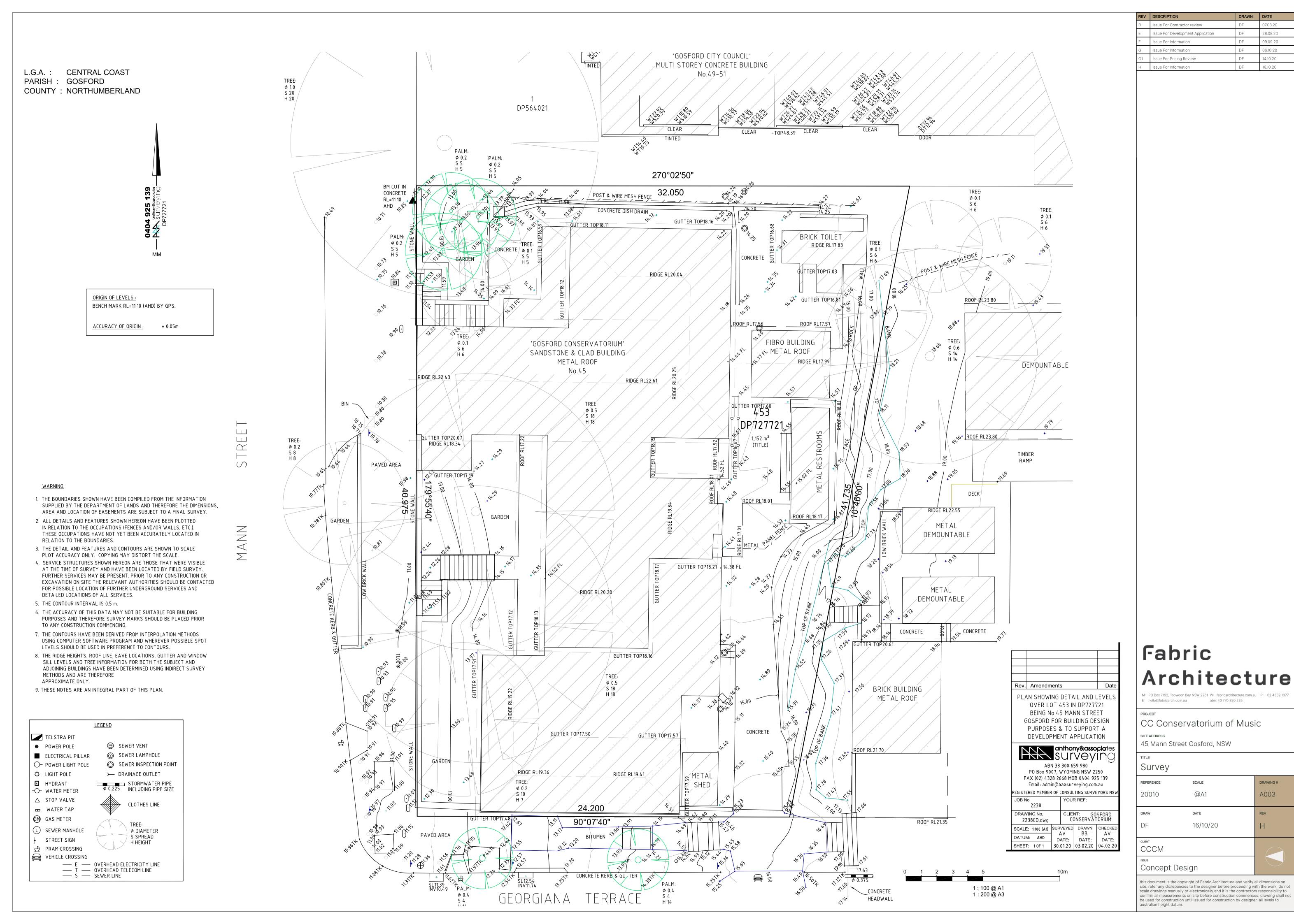
CC Conservatorium of Music

45 Mann Street Gosford, NSW

Concept Design

australian height datum.

	Notes		
	REFERENCE	SCALE	DRAWING #
	20010	@A1	A002
	DRAW	DATE	REV
	DF	11/3/21	
	CLIENT		
ı	CCCM		



abn: 40 770 820 235

@A1

16/10/20

DRAWING #



FLOOR SPACE RATIO



MAX BUILDING HEIGHT - 24m



**LAND ZONING** -B3, COMMERCIAL CORE



### Numerical Overview

Site Area

- 1152.86m²

**GFA** Allowable

- 4611.44m<sup>2</sup> - 454.41m<sup>2</sup>

Existing Proposed

- 507.77m²

**FSR** 

Allowable Existing Proposed - 4:1 - 0.39:1 - 0.44:1

Height Meters

RL 22.16 (Ridge Height)No change to existing max height1 (Split level)

storeys

**Parking** Car Spaces Staff

Visitor

- 3 Spaces with one disabled

- Space available on additional CCCM sites further up Georgiana Terrace

- Yes, street parking available

Bushfire prone land

Flood prone land

- No

- No

EXISTING RESIDENCE

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Site Analy	sis
REFERENCE	SCALE
20010	@A1

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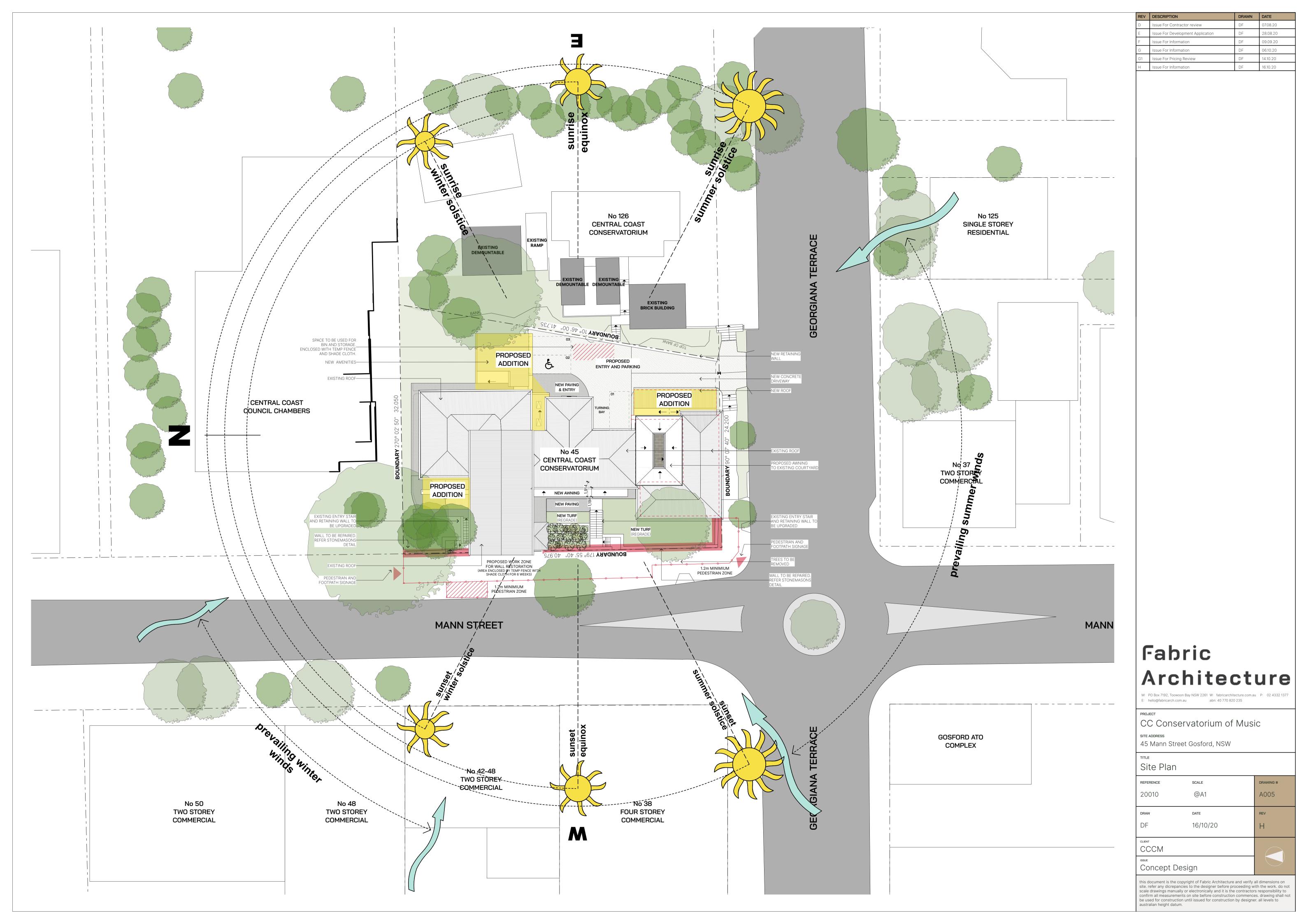
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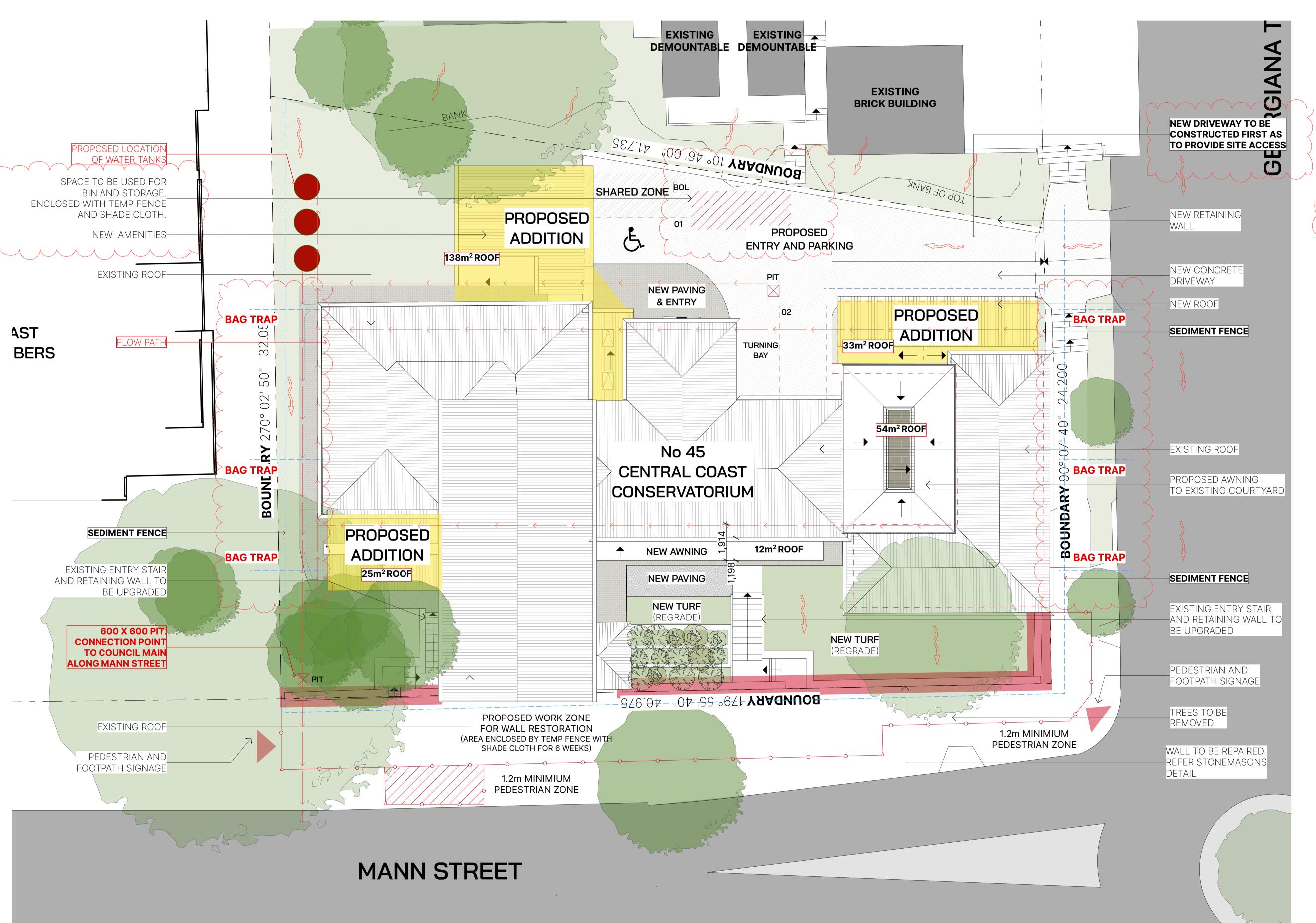
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K	A006/A007 Amended	DF	23 02 21

#### **DRAINAGE NOTES**

1. + DENOTES EXISTING GROUND LEVEL 2. FALL STORMWATER PIPES AT 1% MIN. UNLESS OTHERWISE NOTED.

3. SUB-SOIL DRAINAGE TO BE CONNECTED TO THE SITE DRAINAGE SYSTEM AS NECESSARY.

4. SURFACE GRATES 300 SQ. UNLESS OTHERWISE NOTED. **5.** ALL STORMWATER PIPES TO HAVE SOLVENT CEMENT WATERTIGHT JOINTS.

6. CHECK & LOCATE DEPTH OF EXISTING MAINS & SERVICES PRIOR TO CONSTRUCTION OF

7. ALL CONSTRUCTION OF COUNCIL DRAINAGE WORKS TO COMPLY WITH COUNCIL STANDARD. 8. REMOVE REDUNDANT DRAINAGE PITS AND SEAL PIPES.

9. PIT BENCHING TO BE HALF THE OUTGOING PIPE DIAMETER. CONCRETE FOR BENCHING TO B 20 MPa MASS CONCRETE.

10. APPROVED PRE-CAST PITS MAY BE USED. 11. ALL PIPES TO BE LAID ON COMPACTED FINE (RUSHED ROCK OR SAND BEDDING 75mm THICK & PIPES BACK FILLED WITH COMPACTED SAND TO 300mm ABOVE TOP OF PIPE, ELSE ATTACHED

TO UNDERSIDE OF STRUCTURE AT 600mm c/c AS NECESSARY 12. PIPE ROUTES SHOWN ARE INDICATIVE ONLY AND SHOULD BE AS NECESSARY ACCORDING TO SITE CONDITIONS, TREE POSITIONS ETC. CONFIRM SIGNIFICANT CHANGES IN PIPES SYSTEM DETAILS WITH SUPERVISING ENGINEER PRIOR TO COMMENCEMENT OF DRAINAGE

CONSTRUCTION WORKS. 13. CONTRACTOR SHALL ENSURE THAT SERVICES TO BUILDINGS NOT AFFECTED BY THE WORKS ARE NOT DISRUPTED. CONTRACTOR SHALL CONSTRUCT TEMPORARY SERVICES TO MAINTAIN

GOOD ALL DISTURBED AREAS. 14. PLUMBING AND DRAINAGE WORKS TO COMPLY WITH AS-3500, THE NATIONAL DRAINAGE &

PLUMBING CODE. 15. WHERE POSSIBLE DRAINAGE LINES SHALL BE LAID IN AREAS PREVIOUSLY DISTURBED BY OTHER SITE WORKS AND FOLLOW TOPOGRAPHICAL FEATURES TO REDUCE IMPACT AND AVOID

16. CONTRACTOR TO UNDERTAKE WEEKLY CHECKS ON ALL SEDIMENT FENCING AND SAND

BAGS. CONTRACTOR TO PROVIDE A MONTHLY CHECKLIST AND CLEAN ON ALL SEDIMENT AND EROSION AND CONTROL MEASURES.

#### RAINWATER RE-USE NOTES AND

#### SPECIFICATIONS

MATTER, ANIMALS OR INSECTS.

**1.** ROOF WATER ONLY TO BE DRAINED TO THE RAINWATER STORAGE TANKS. 2. THE RAINWATER STORAGE TANKS NEEDS TO BE CONNECTED FOR RE-USE AS REQUIRED BY

3. RAINWATER STORAGE TANKS TO BE CONFIGURED IN ACCORDANCE WITH SYDNEY WATER SPECIFICATIONS RAINWATER TANK ON RESIDENTIAL PROPERTIES

4. PROVIDE MAINS TOP-UP SUPPLY TO RAINWATER TANK. MAINS TOP-UP ZONE TO BE BASED OF

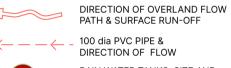
THE DAILY NON-POTABLE USAGE THAT MAY BE EXPECTED FROM THE TANK. 5. PROVIDE A MECHANICAL PUMPING ARRANGEMENT (IN SOUND-PROOF HOUSING) TO PUMP SUPPLIERS SPECIFICATION TO SUIT INTENDED USAGE OF RAINWATER STORAGE. PUMPING ARRANGEMENTS MUST COMPLY WITH EPA GUIDELINES. 6. INLETS TO RAINWATER TANK MUST BE SCREENED TO PREVENT THE ENTRY OF FOREIGN

7. A SIGN MUST BE AFFIXED TO THE RAINWATER TANK CL EARLY STATING THAT THE WATER IN THE TANK IS RAINWATER AND IS NOT TO BE USED FOR HUMAN CONSUMPTION. 8. RAINWATER TANK TO BE PLACED ON A STRUCTURALLY ADEQUATE BASE IN ACCORDANCE

WITH THE MANUFACTURERS OR STRUCTURAL ENGINEERS DETAILS. 9. THE TANK MUST NOT BE INSTALLED OVER ANY MAINTENANCE STRUCTURE OR FITTINGS

USED BY A PUBLIC AUTHORITY. **10.** RAINWATER TANK AND ASSOCIATED PLUMBING WORKS TO BE INSTALLED AND CONFIGURED BY A LICENSED PLUMBER. PUMP TO BE INSTALLED BY A LICENSED ELECTRICIAN.

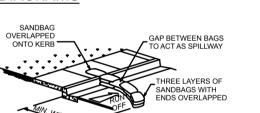
#### <u>KEY</u>



RAIN WATER TANKS SIZE AND TYPE AS NOMINATED BY BASIX

SEDIMENT CONTROL DIAGRAMS

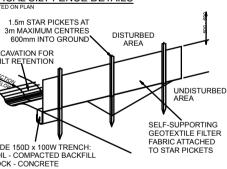
— — — — - FENCE



### SAND BAG SEDIMENT TRAP



TYPICAL SILT FENCE DETAILS
DENOTED ON PLAN



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Stormwater Management Plan

REFERENCE	SCALE	DRAWING #
20010	@A1	A006
DRAW	DATE	REV
DF	11/3/21	K
CLIENT		

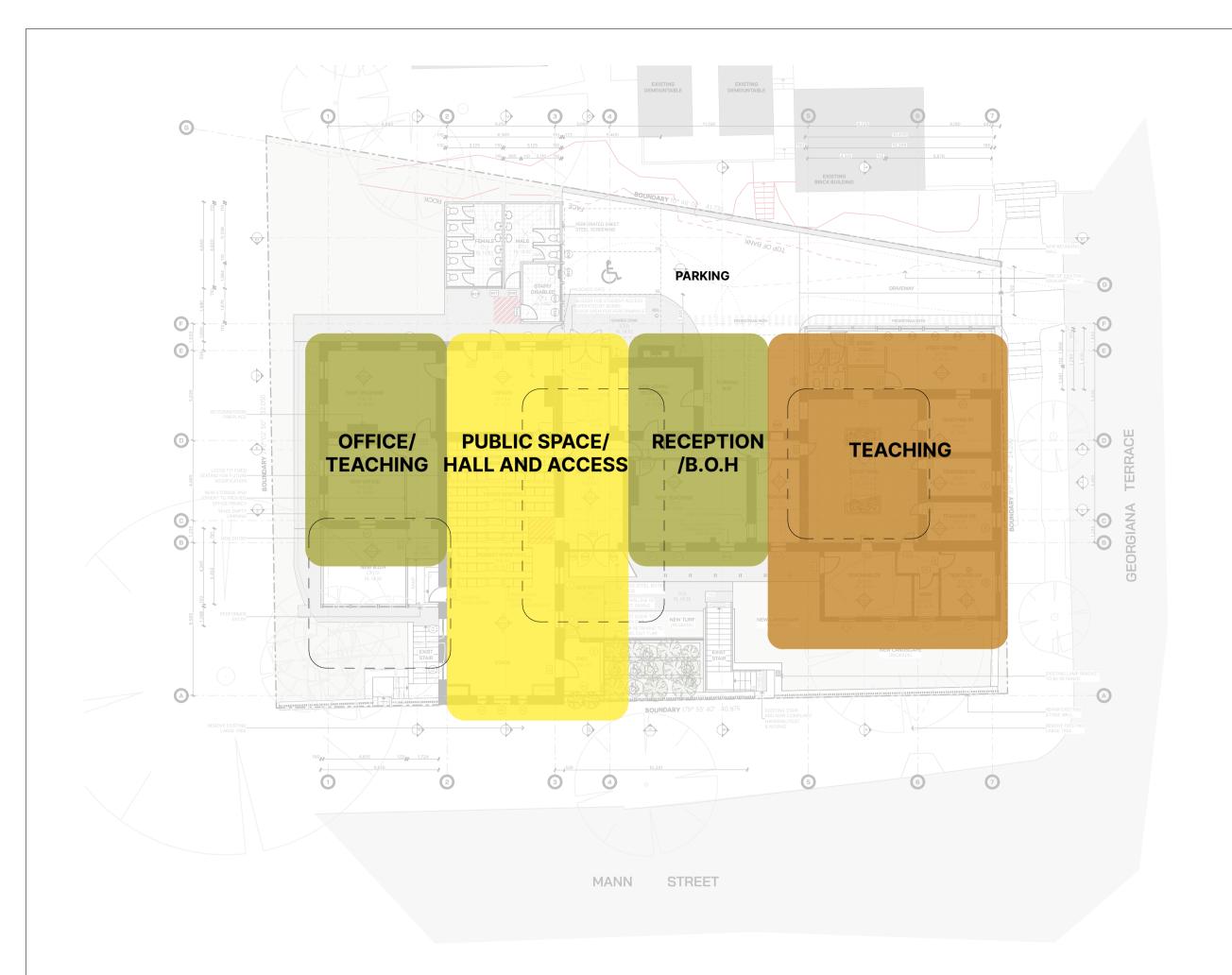
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iustralian height datum.

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G PUBLIC ACCESS POINTS (F) SECONDARY ACCESS SECONDARY ACCESS OFFICE/ PUBLIC SPACE/ RECEPTION TEACHING HALL AND ACCESS TEACHING 2 150<sub>pp</sub> 4,615 120<sub>pp</sub> 1,724 PUBLIC ACCESS POINTS MANN STREET

COMMUNAL ZONE SPACES

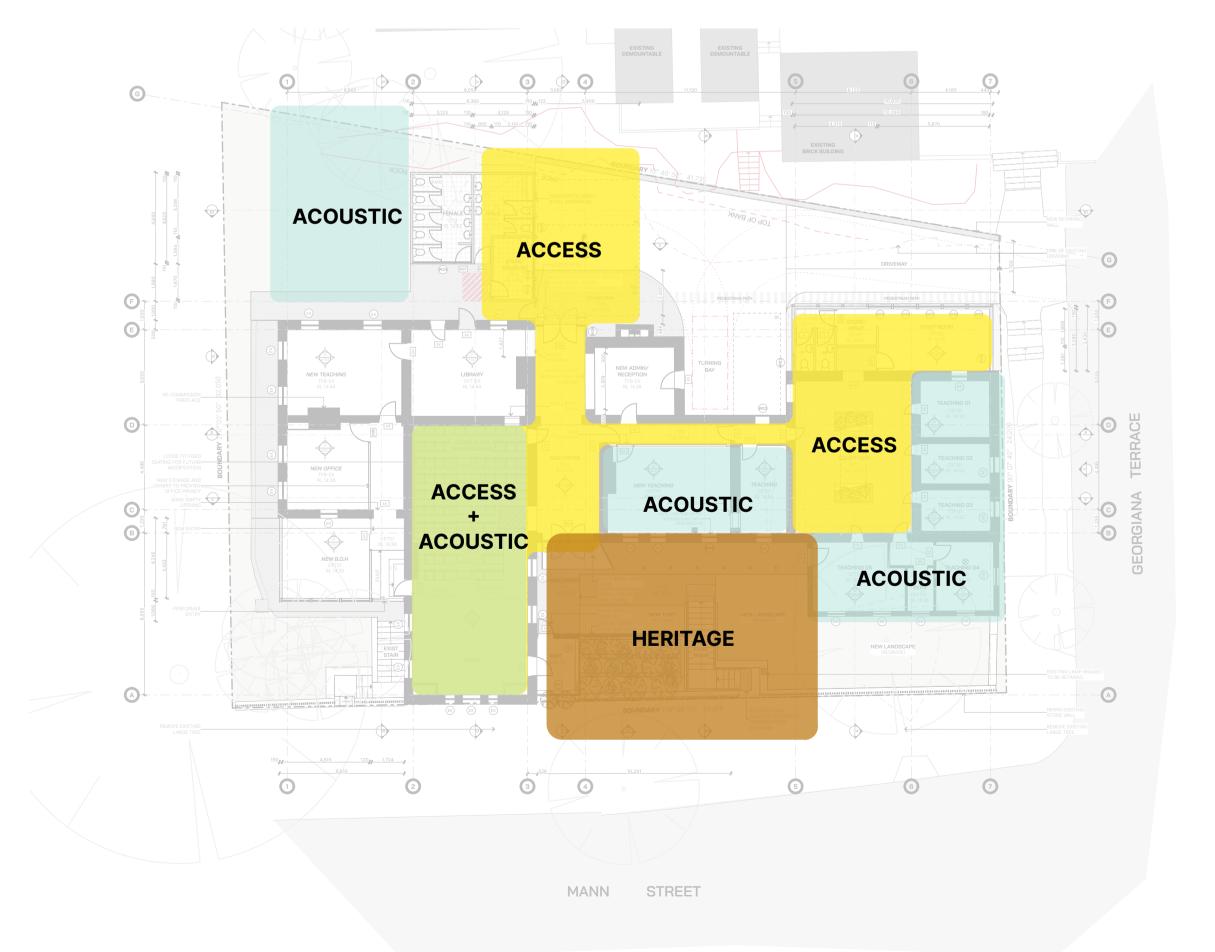
REV DESCRIPTION

Issue For Contractor review Issue For Development Application

Issue For Information Issue For Information

Issue For Pricing Review Issue For Information

### 01: ZONE DIAGRAMS



02: CIRCULATION PLAN

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45 Mann Street Gosford, NSW

TITLE	
Zone Diagra	am
REFERENCE	SCALE
20010	@A1
DRAW	DATE
DF	16/10/20

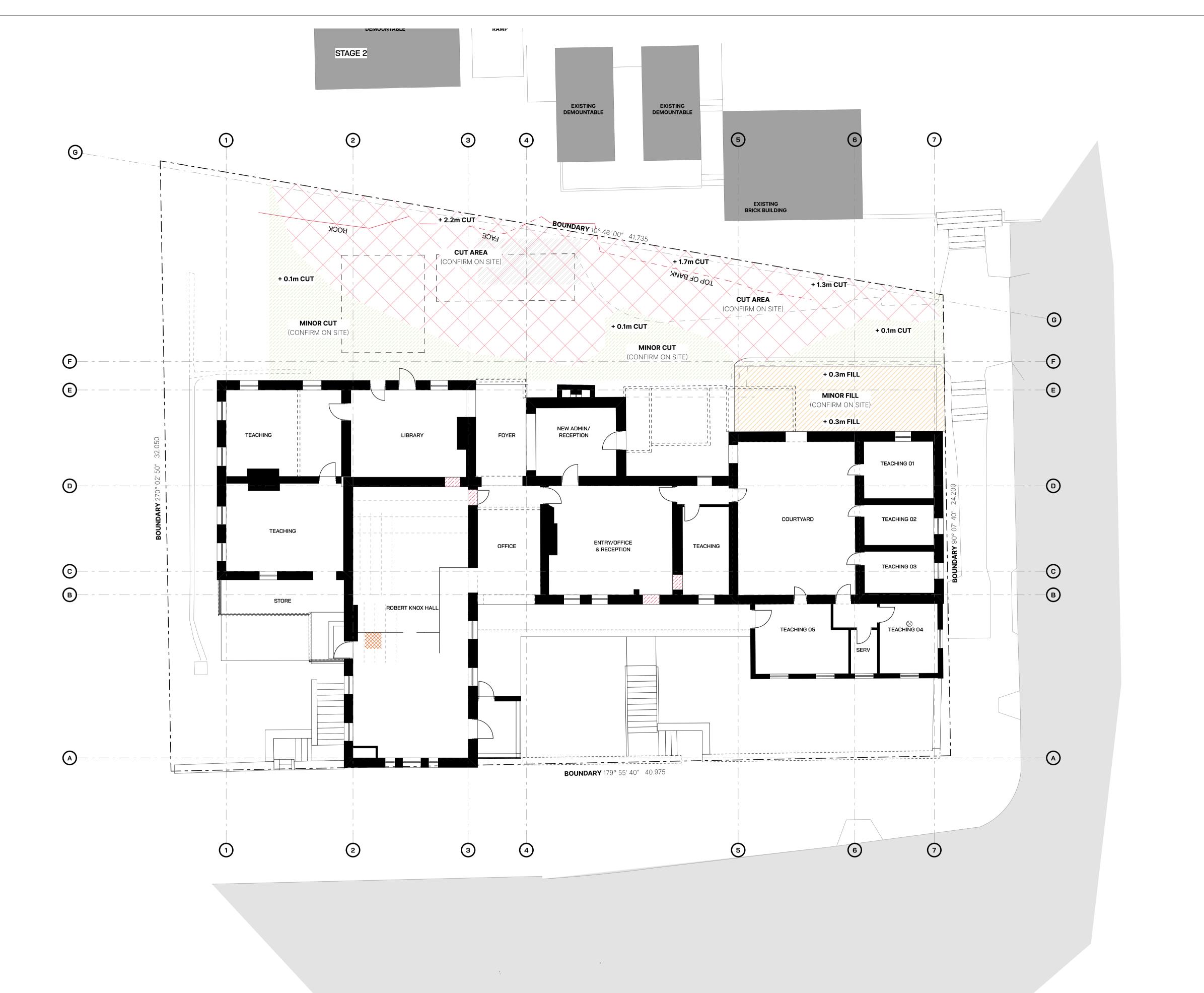
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A008

03: CONSULTANT FOCUS



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#### Cutt/Fill key

CUT AREA
- 105m3 APPROX

FILL AREA - 11.5 m3

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PROJECT

CC Conservatorium of Music

SITE ADDRES

45 Mann Street Gosford, NSW

TITLE			
Cut a	and F	ill P	16

REFERENCE	SCALE	DRAWING #
20010	@A1	A007
DRAW	DATE	REV
DF	11/3/21	K

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ISSUE

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REV	DESCRIPTION	DRAWN	DATE
D	Issue For Contractor review	DF	07.08.20
Е	Issue For Development Application	DF	28.08.20
F	Issue For Information	DF	09.09.20
G	Issue For Information	DF	06.10.20
G1	Issue For Pricing Review	DF	14.10.20
Н	Issue For Information	DF	16.10.20

#### Demolition key

Existing wall to be removed.

Existing door and/or wall to be infilled with lightweight timber framing and/or panelling unless stated otherwise. Refer general arrangement drawings and details for further information.

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SITE ADDRES

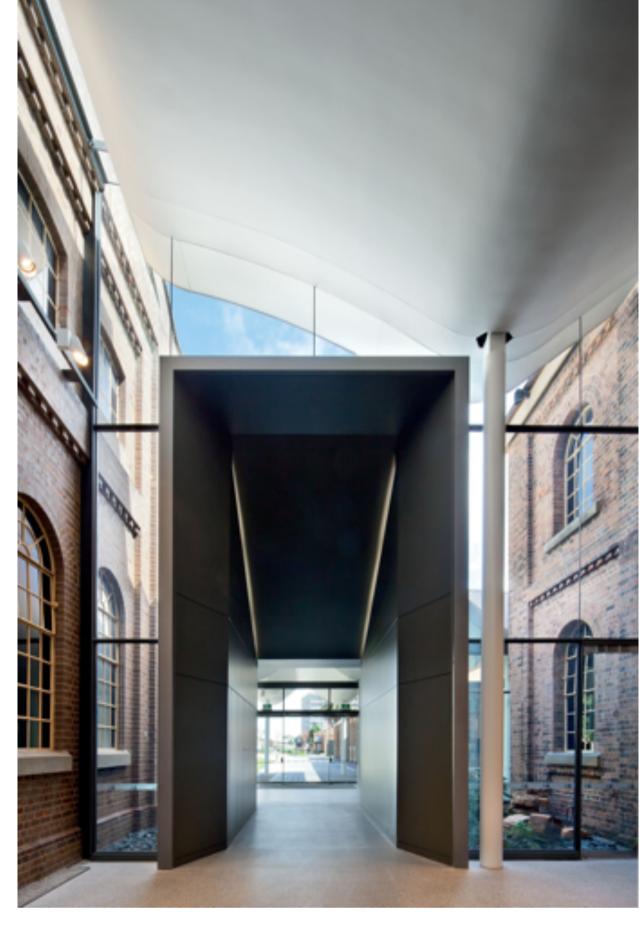
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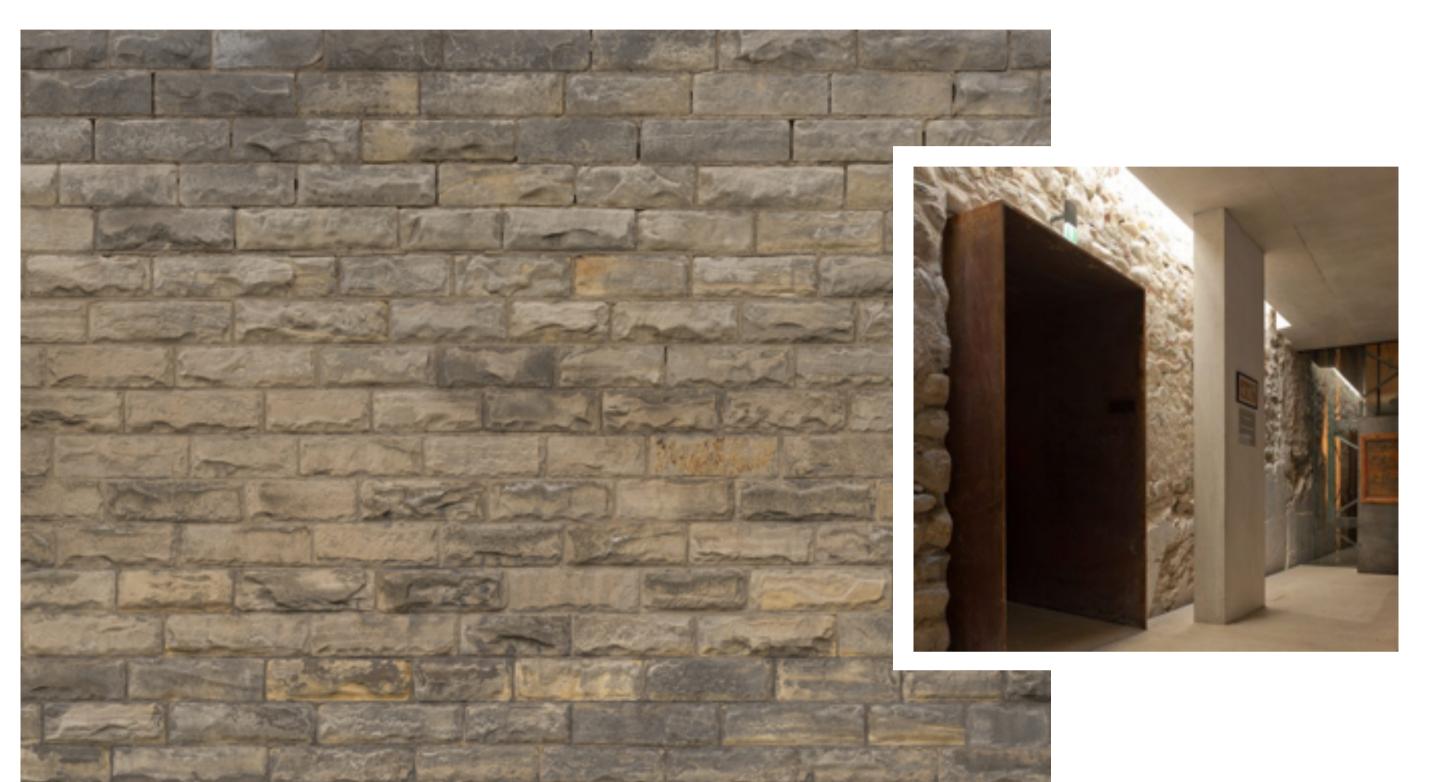
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Demolition	Pla

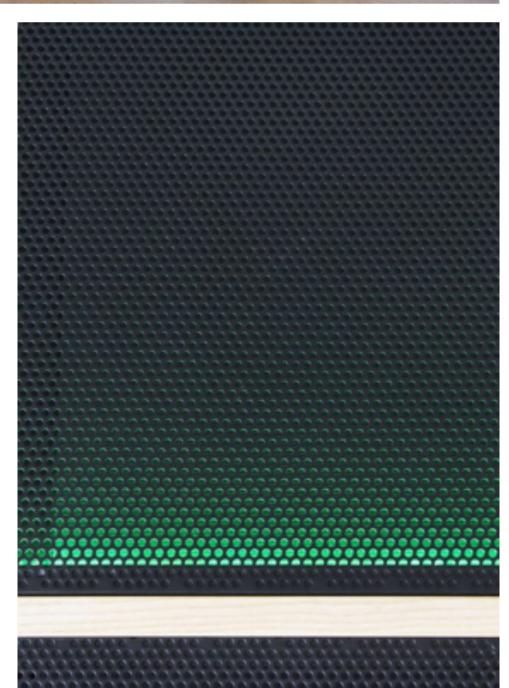
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20010	@A1	A009
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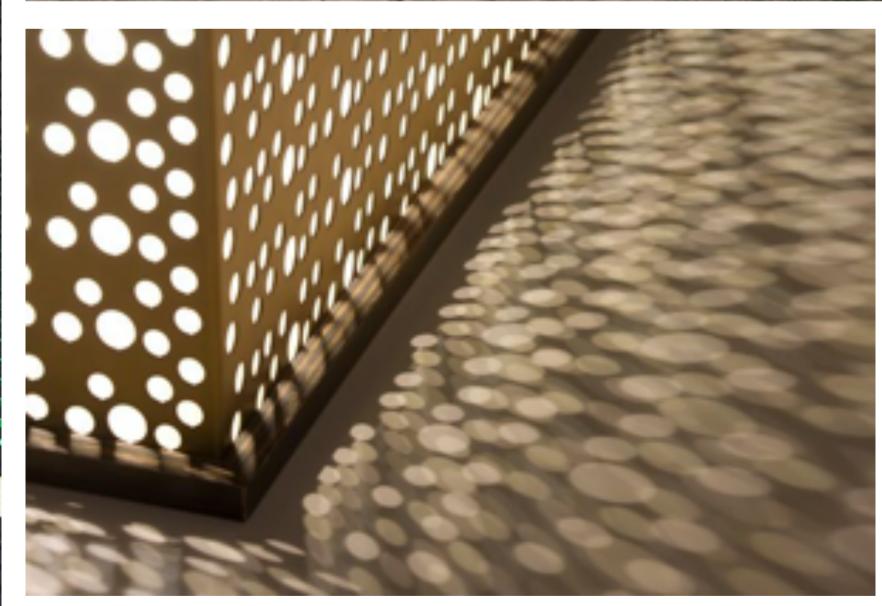
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45 Mann Street Gosford, NSW

Issue For Information

Issue For Information

Mood Board

REFERENCE 20010 @A1

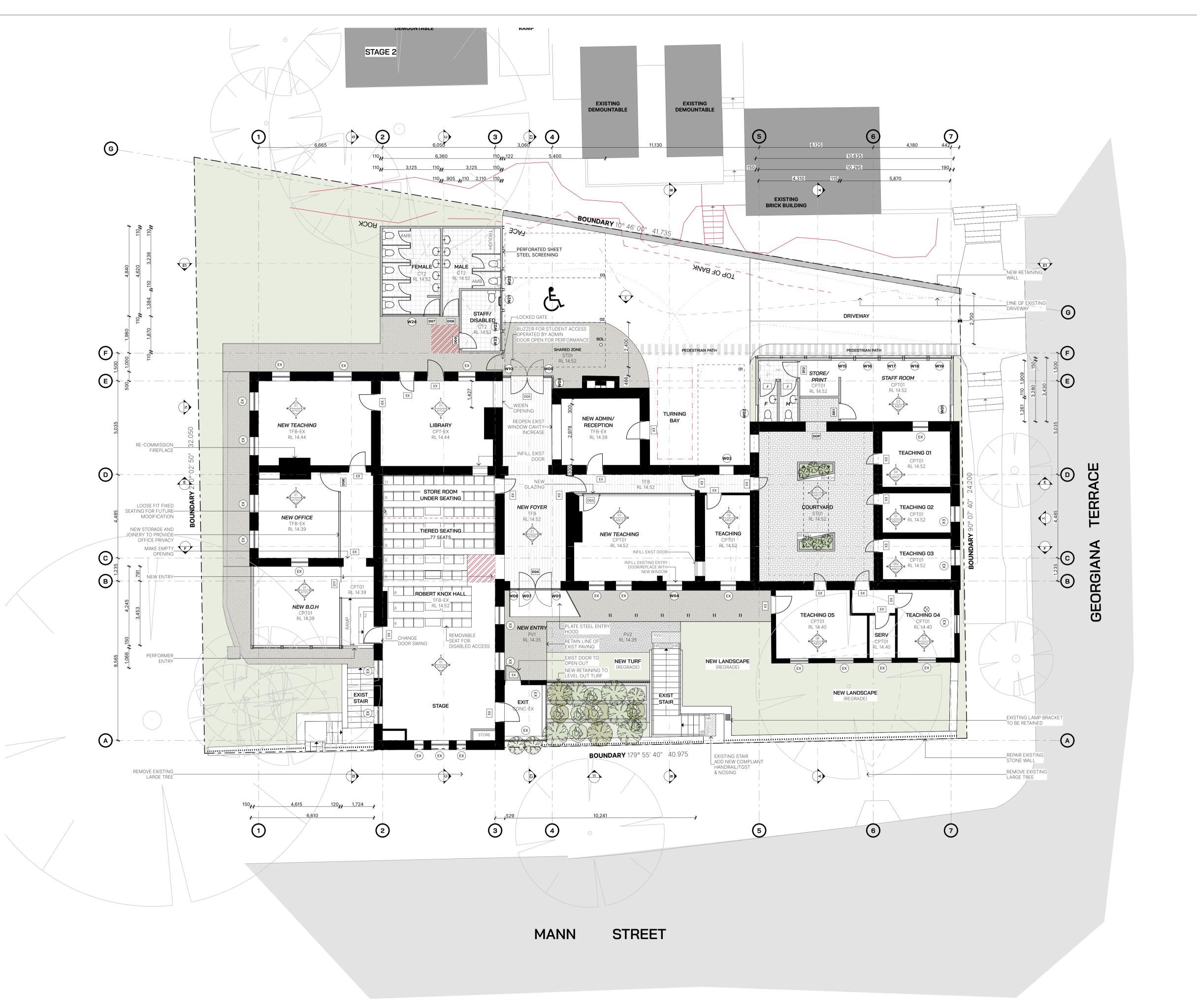
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П	Issue For Information	DE	1610.20

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45 Mann Street Gosford, NSW

Ground Floor GA

 REFERENCE
 SCALE
 DRAWING #

 20010
 @A1
 A201

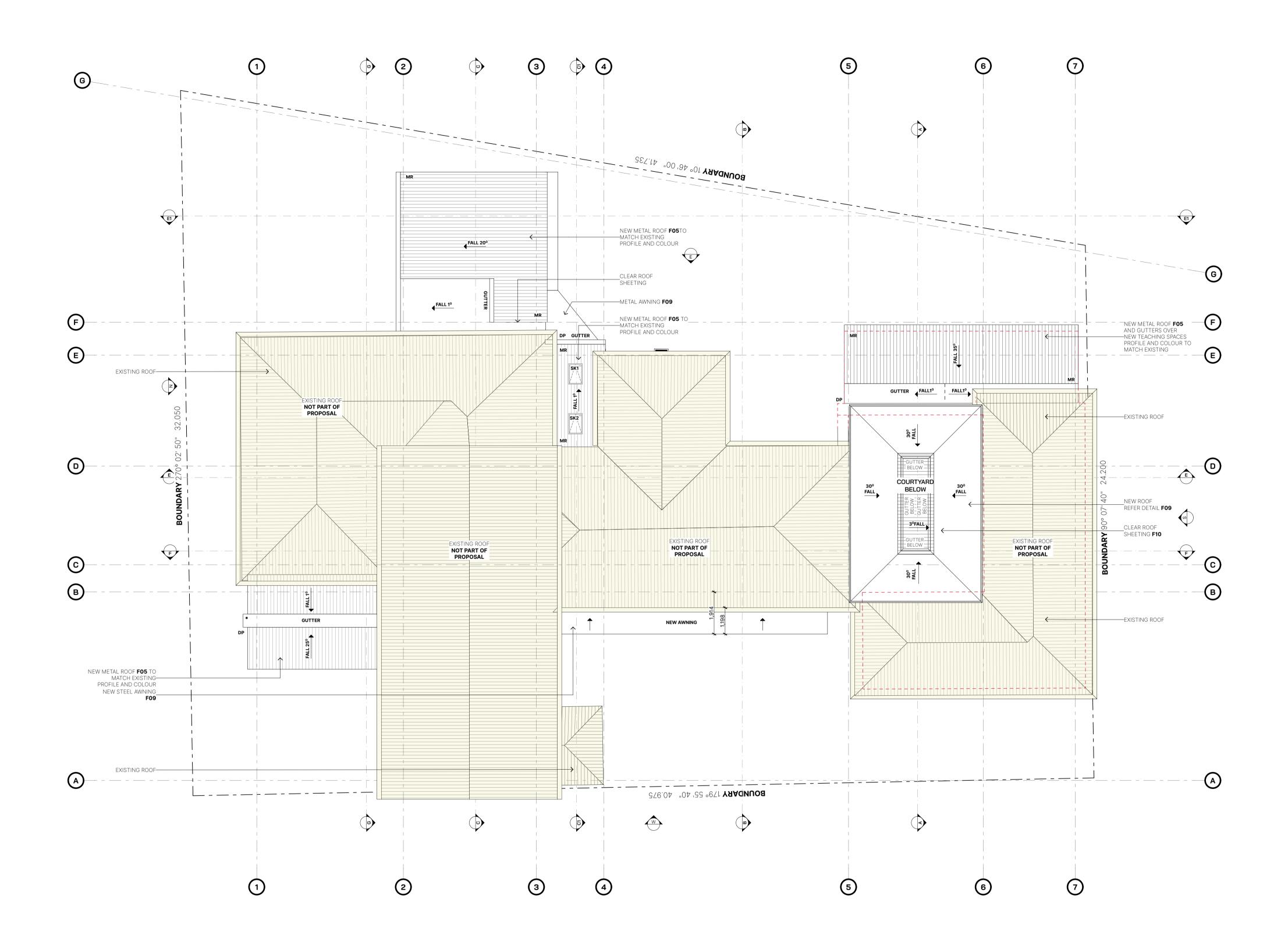
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SITE ADDRESS

45 Mann Street Gosford, NSW

Roof	Plan	GA
REFERENCE		SCA

REFERENCE	SCALE	DRAWING #
20010	@A1	A202
DRAW	DATE	REV
DF	16/10/20	Н
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ISSUE

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#### **EXISTING LEGEND**

DOWN LIGHT FLUORESCENT LIGHT TO BE REPLACED

O SL SPOT LIGHT, EXISTING

∑ F FCU

RAG RETURN AIR GRILLE **EXIT** EXIT SIGN. REPLACE EXISTING IF REQUIRED

NEW CEILING - INTERNAL

NEW CEILING - EXTERNAL EXISTING CEILING - TO BE RETAINED

#### PERFORMANCE SCHEDULE

#### FINISHES

ITEM - INTERNAL DOWNLIGHT SUPPLIER - SAL COLOUR - WHITE CODE - S9072TC-14W

#### NOTES

- EXISTING FG - FIXED GLASS - GLASS DOOR .G - LOUVRED GLASS

PB - PLASTERBOARD - BUILDER TO REPAIR EXISTING MATERIAL RAG - RETURN AIR GRILLE

ST - SANDSTONE (EXISTING) - TIMBER CEILING

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#### CC Conservatorium of Music

#### 45 Mann Street Gosford, NSW

RCP		
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PROJECT

CC Conservatorium of Music

45 Mann Street Gosford, NSW

Ground Floor GA

 REFERENCE
 SCALE
 DRAWING #

 20010
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 A201

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 DATE
 REV

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 19/1/21
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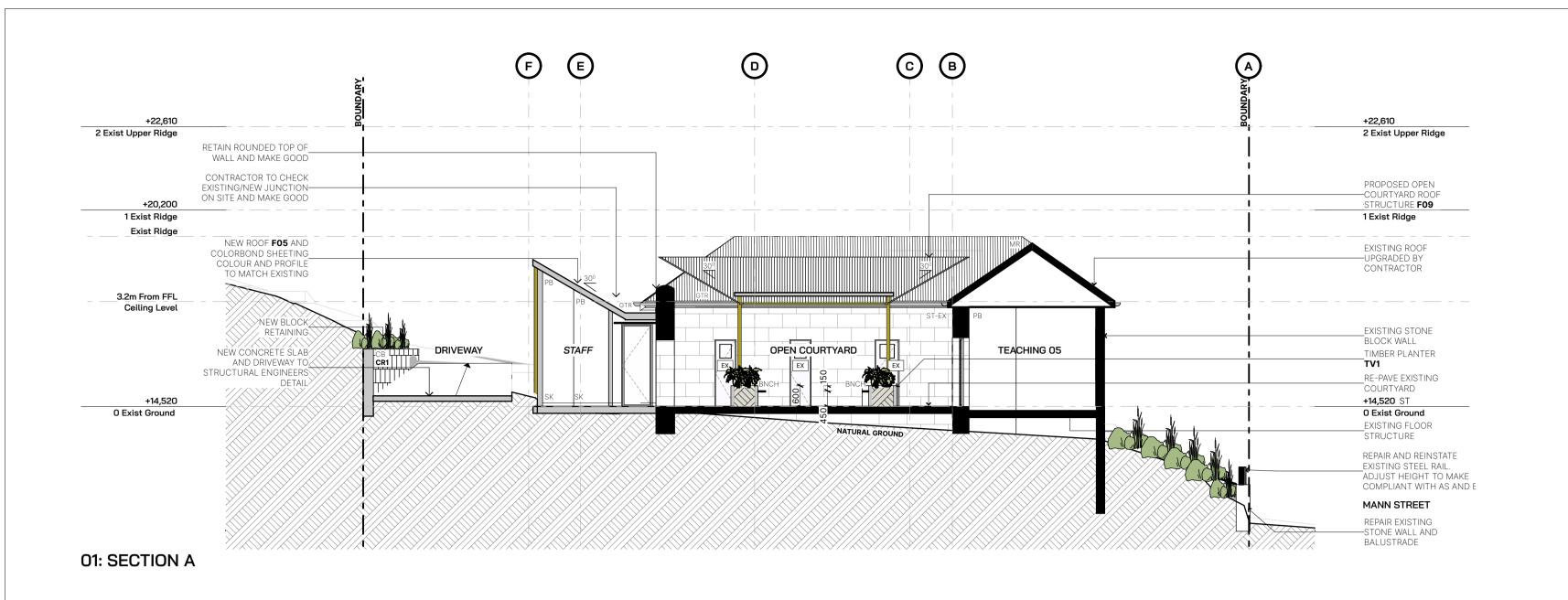
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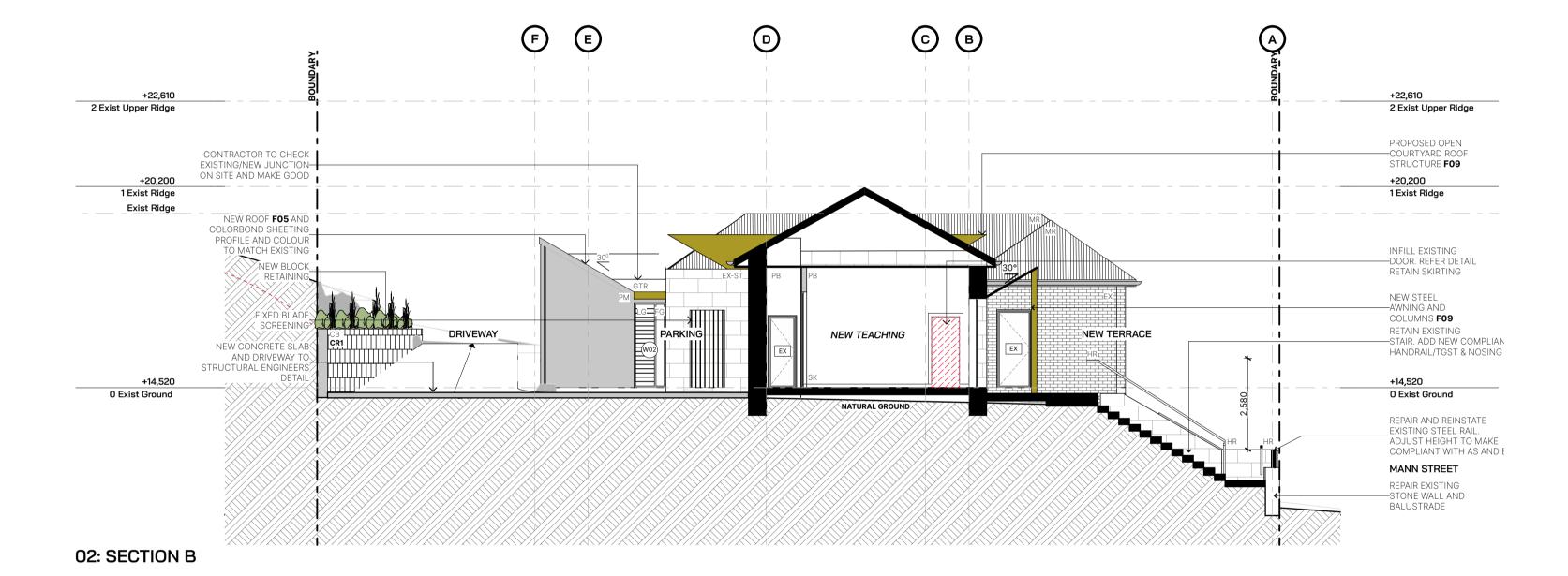
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Elevations	

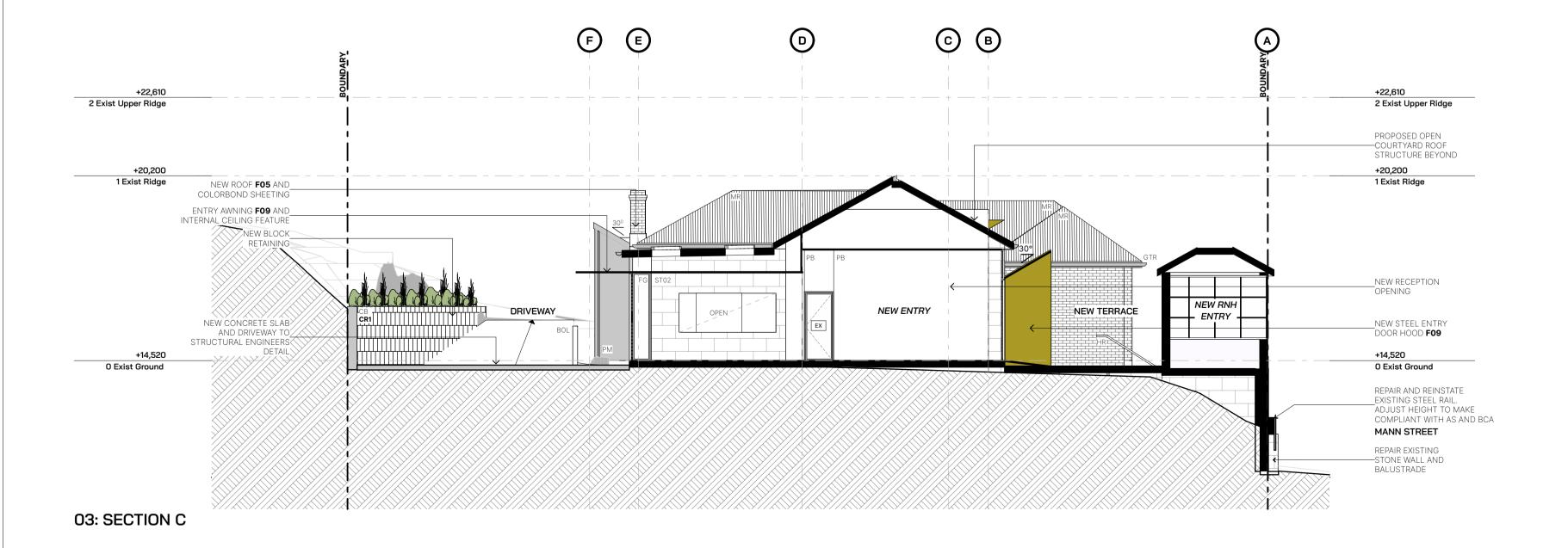
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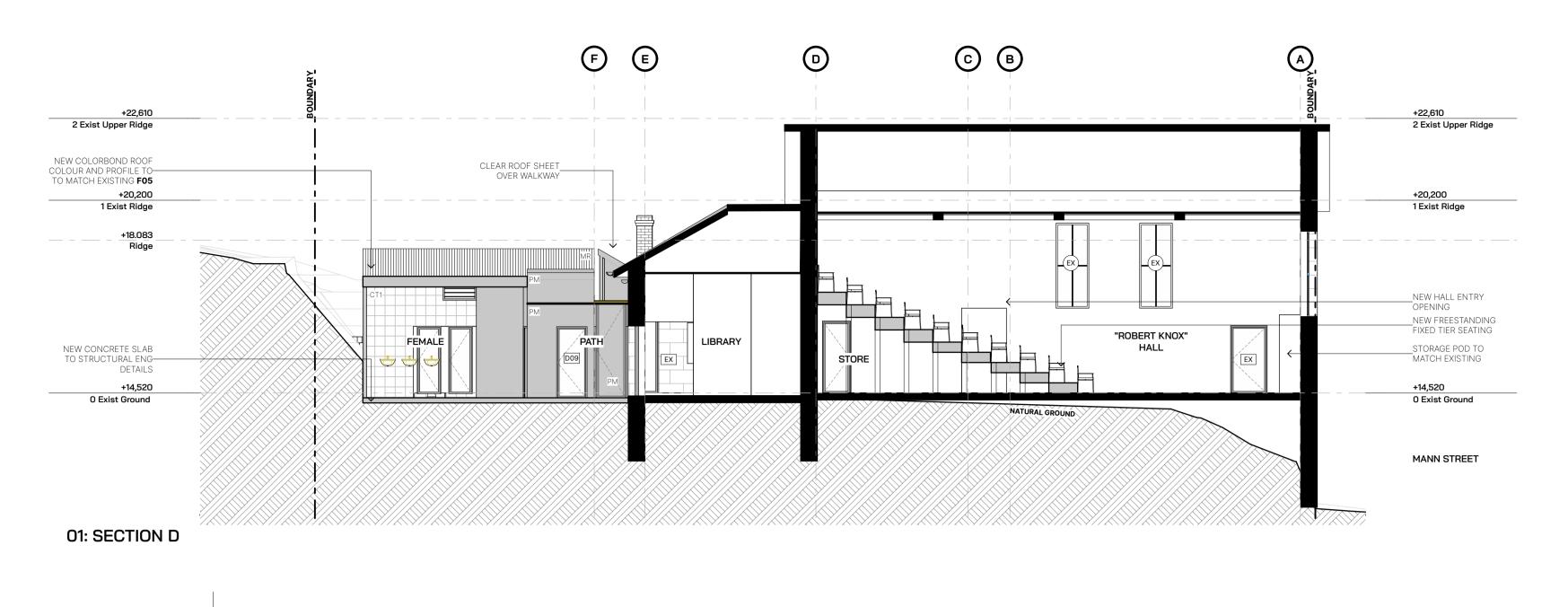
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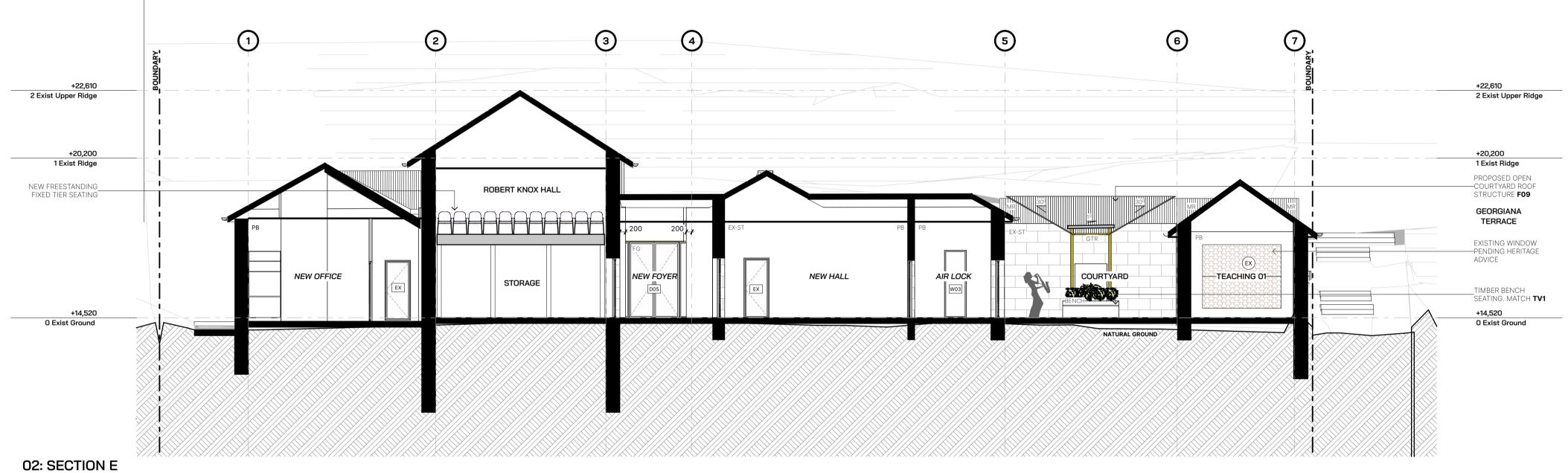
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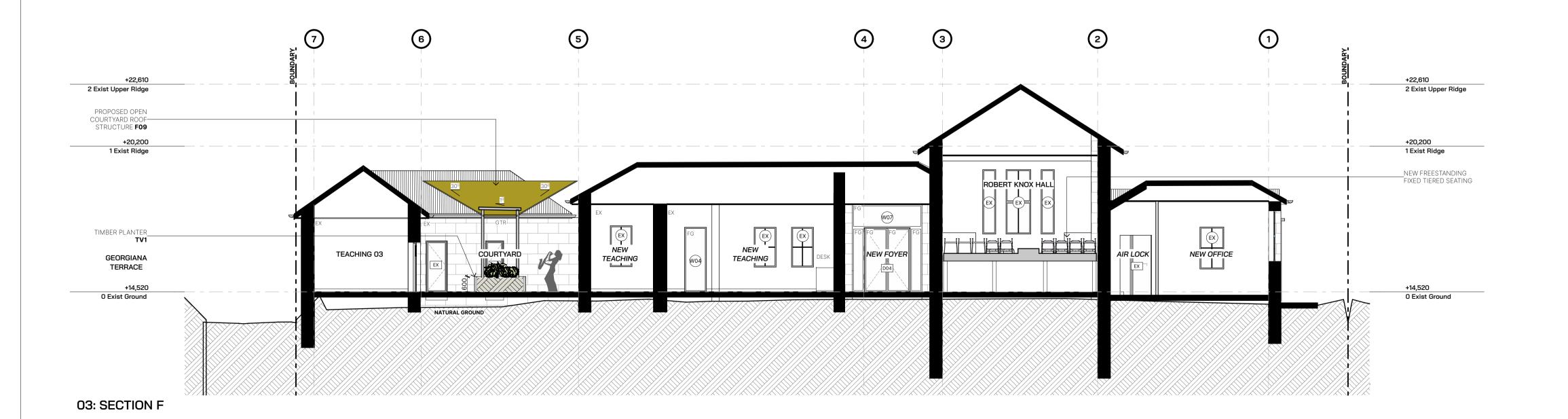
Sections		
REFERENCE	SCALE	DRAWING #
20010	@A1	A301
DRAW	DATE	REV
DF	16/10/20	Н
CCCM		

Concept Design

australian height datum.







REV	DESCRIPTION	DRAWN	DATE
D	Issue For Contractor review	DF	07.08.20
Е	Issue For Development Application	DF	28.08.20
F	Issue For Information	DF	09.09.20
G	Issue For Information	DF	06.10.20
G1	Issue For Pricing Review	DF	14.10.20
Н	Issue For Information	DF	16.10.20
	•		

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45 Mann Street Gosford, NSW

Sections		
REFERENCE	SCALE	DRAWING #
20010	@A1	A302
DRAW	DATE	REV
DF	16/10/20	Н

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REV	DESCRIPTION	DRAWN	DATE
D	Issue For Contractor review	DF	07.08.20
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ROJECT

CC Conservatorium of Music

ADDRESS

45 Mann Street Gosford, NSW

9am Shadow

REFERENCE S

20010 @A1

DF 16/10/20

CLIENT

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12pm Shadow

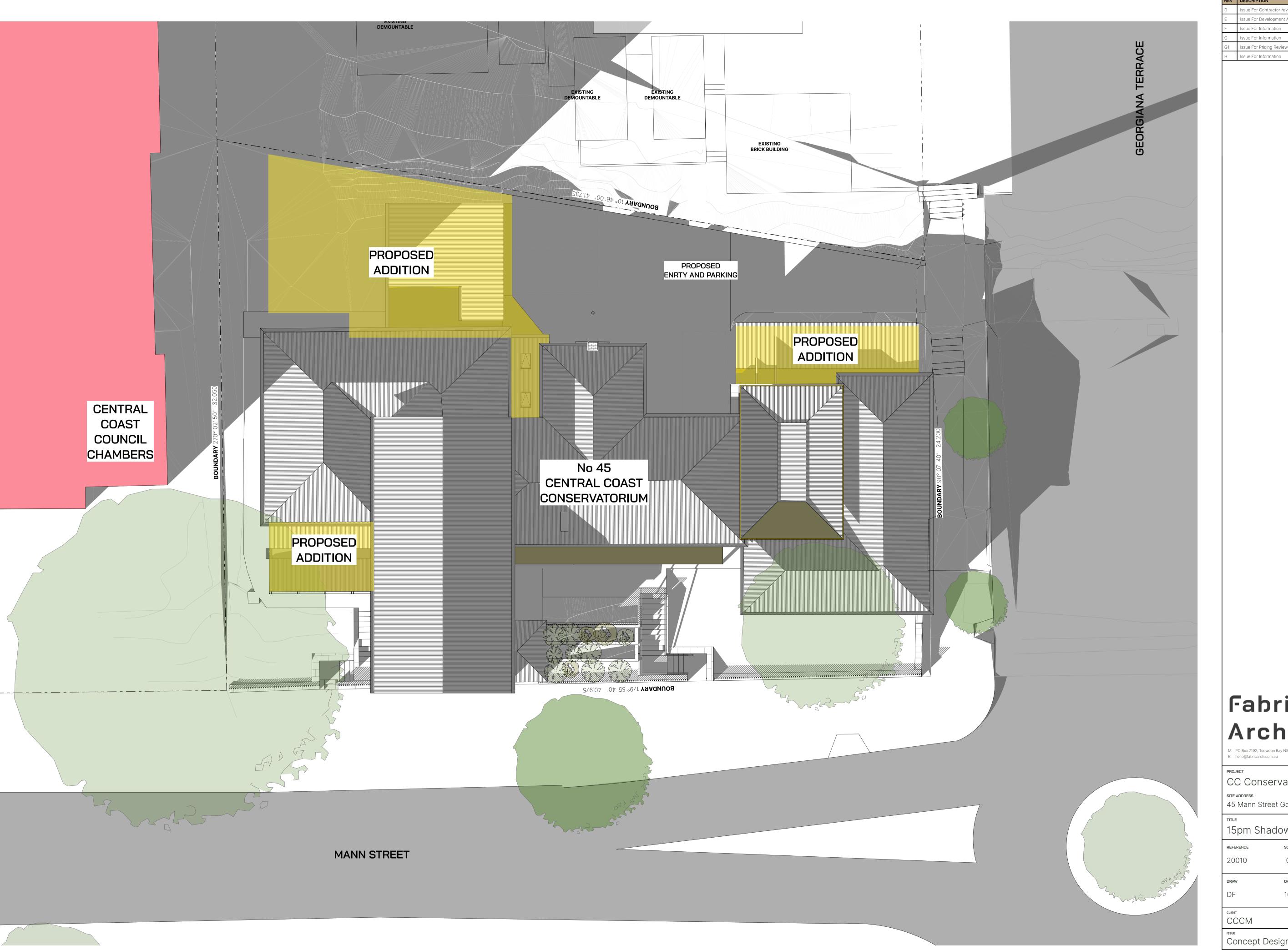
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16/10/20

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15pm Shadow

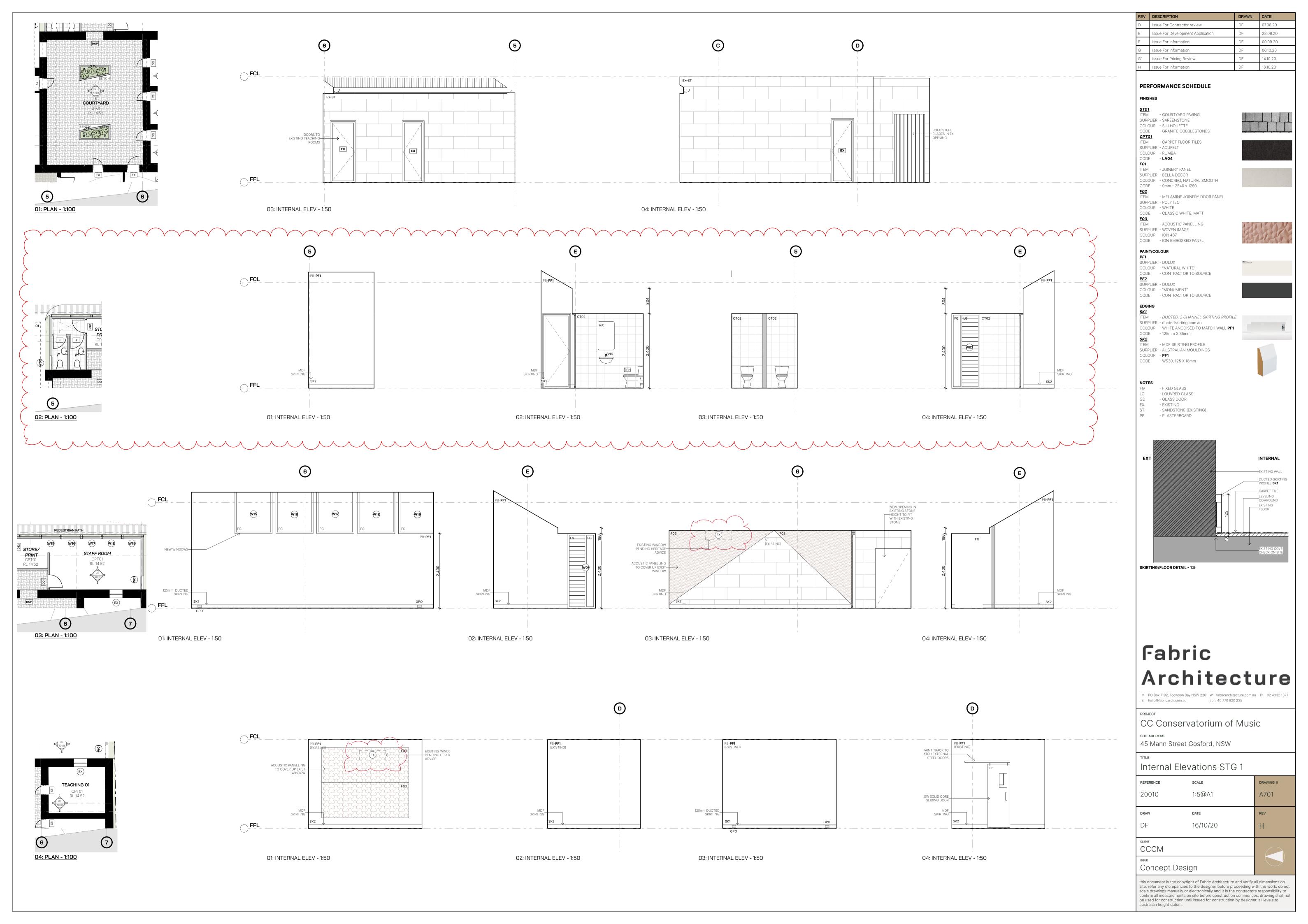
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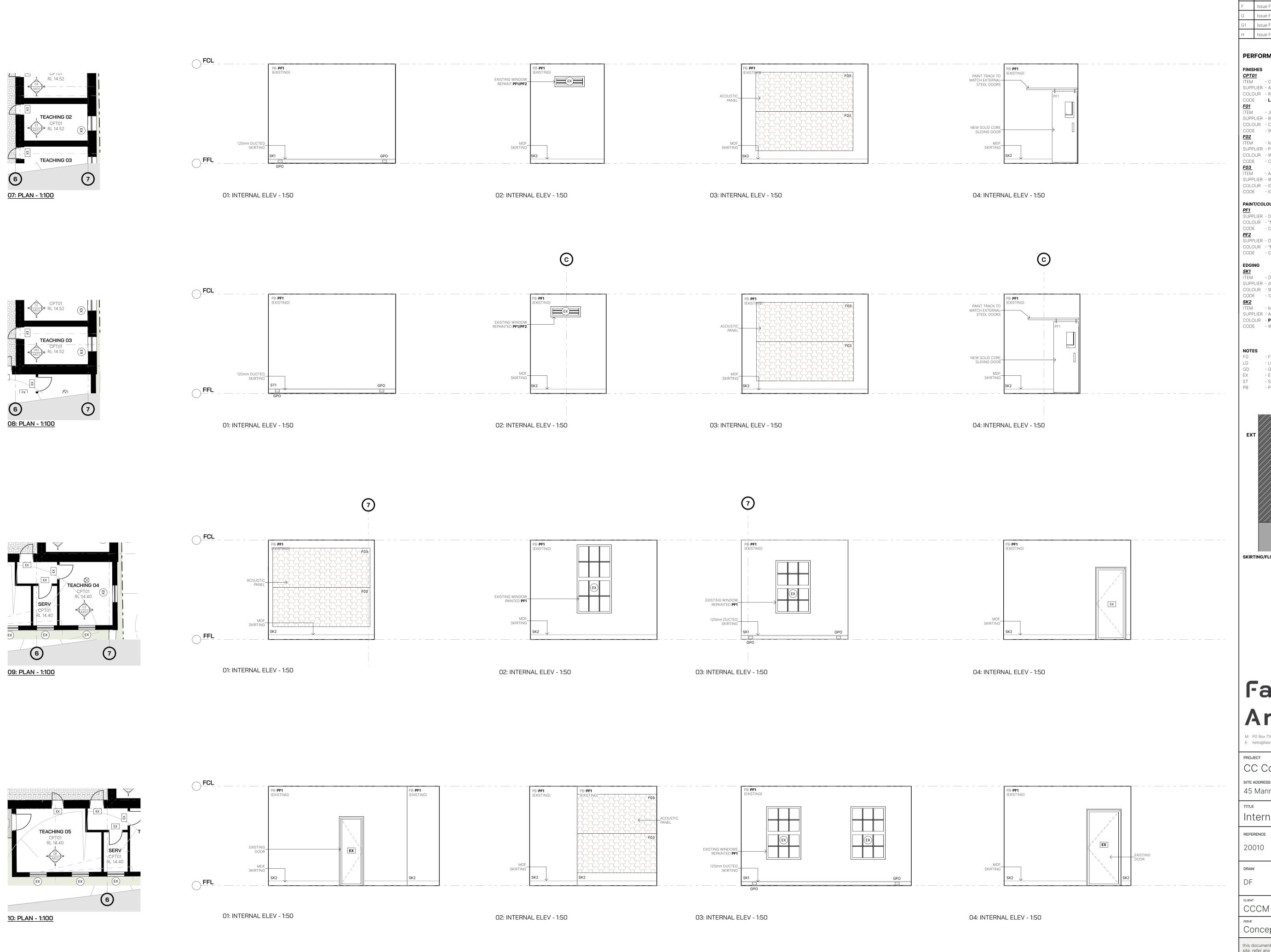
16/10/20

CCCM

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REV DESCRIPTION Issue For Contractor review Issue For Development Application Issue For Information 09.09.20 Issue For Information Issue For Pricing Review 14.10.20 DF 16.10.20 Issue For Information

#### PERFORMANCE SCHEDULE

CPT01
ITEM - CARPET FLOOR TILES
SUPPLIER - ACUFELT
COLOUR - RUMBA
CODE - LAO4
F01
ITEM - JOINERY PANEL

SUPPLIER - BELLA DECOR COLOUR - CONCREO, NATURAL SMOOTH CODE - 9mm - 2540 x 1250

### FO2 ITEM - MELAMINE JOINERY DOOR PANEL SUPPLIER - POLYTEC

COLOUR - WHITE
CODE - CLASSIC WHITE, MATT
F03 ITEM - ACOUSTIC PANELLING SUPPLIER - WOVEN IMAGE



#### PAINT/COLOUR

PF1
SUPPLIER - DULUX
COLOUR - "NATURAL WHITE" CODE - CONTRACTOR TO SOURCE
PF2

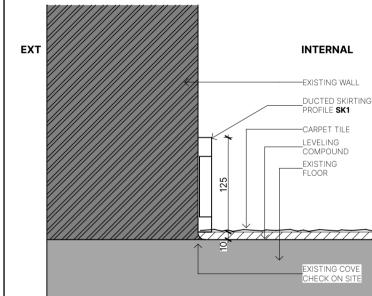
SUPPLIER - DULUX
COLOUR - "MONUMENT"
CODE - CONTRACTOR TO SOURCE

TEM - DUCTED, 2 CHANNEL SKIRTING PROFILE SUPPLIER - ductedskirting.com.au COLOUR - WHITE ANODISED TO MATCH WALL PF1 CODE - 125mm X 35mm

SK2
ITEM - MDF SKIRTING PROFILE
SUPPLIER - AUSTRALIAN MOULDINGS COLOUR - **PF1**CODE - WS30, 125 X 18mm

FG - FIXED GLASS LG - LOUVRED GLASS GD - GLASS DOOR

- EXISTING - SANDSTONE (EXISTING) PB - PLASTERBOARD



SKIRTING/FLOOR DETAIL - 1:5

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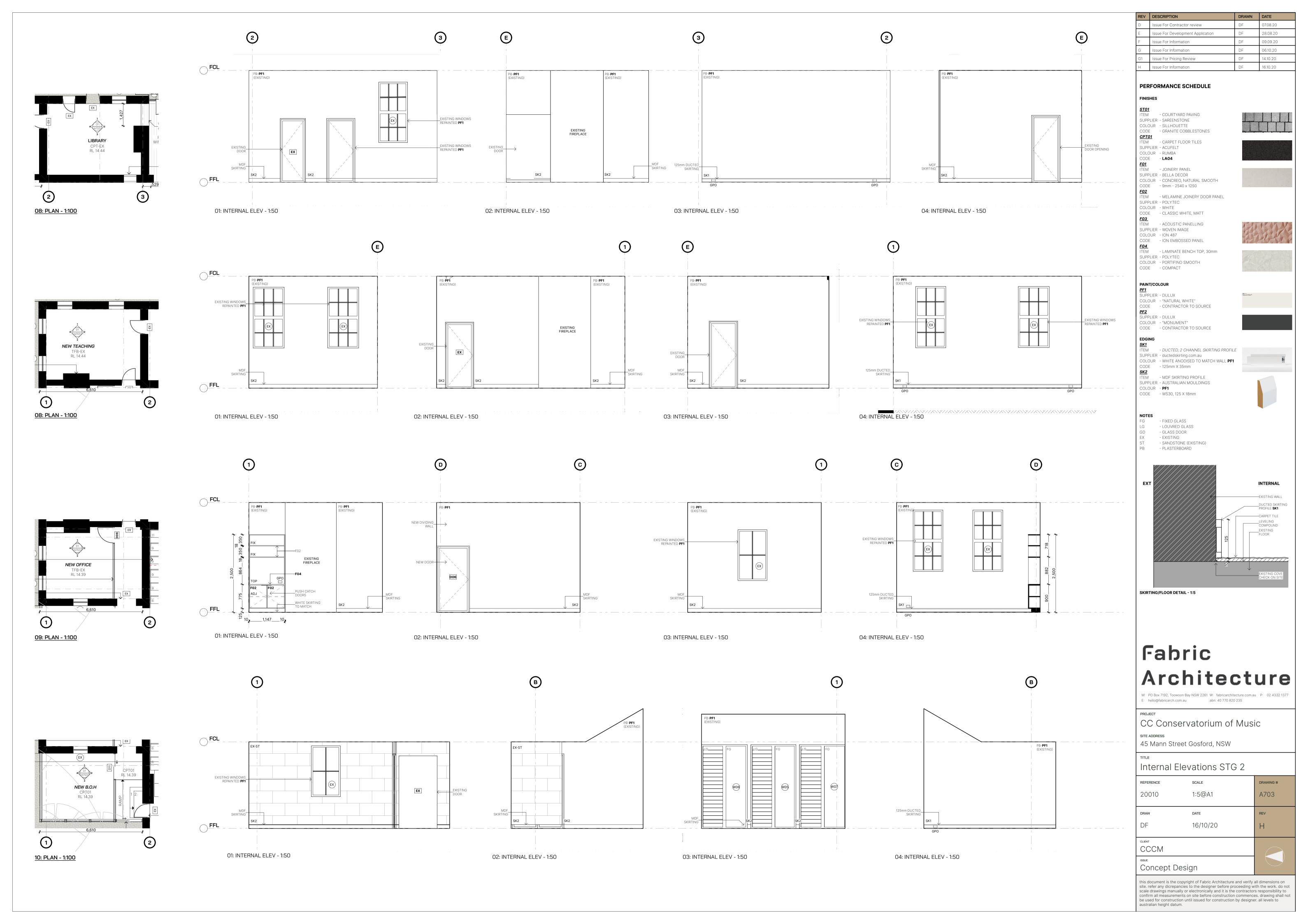
45 Mann Street Gosford, NSW

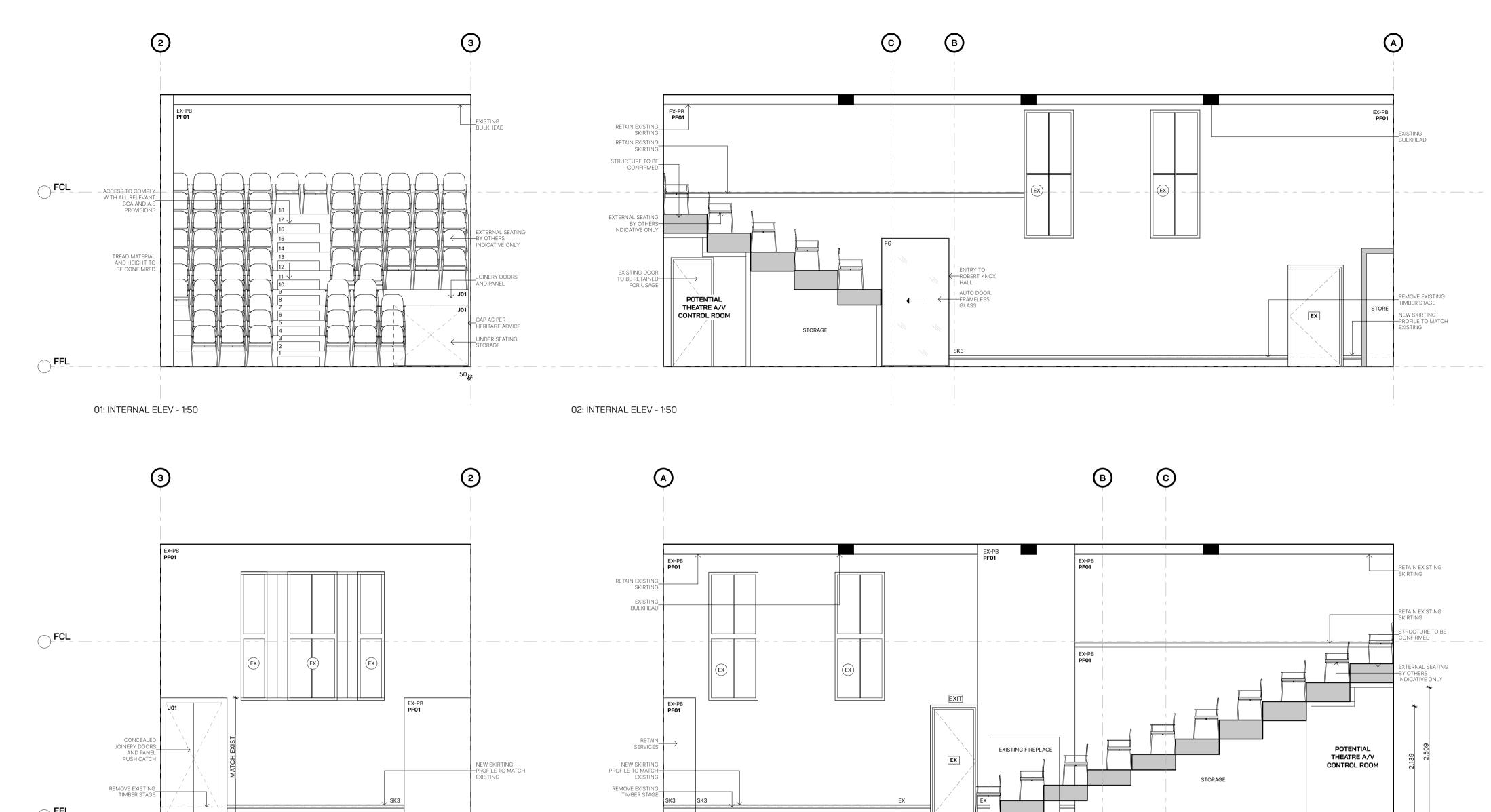
### Internal Elevations STG 1

SCALE DRAWING # 1:5@A1 A702 DATE 16/10/20

australian height datum.

Concept Design





04: INTERNAL ELEV - 1:50

STORE ROOM UNDER SEATING

TIERED SEATING

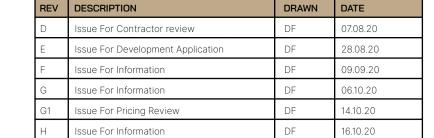
ROBERT KNOX HALL

CHANGE CHANGE DOOR SWING DISABLED ACCESS

03: INTERNAL ELEV - 1:50

2

01: PLAN - 1:100



#### PERFORMANCE SCHEDULE

#### FINISHES

ITEM - COURTYARD PAVING
SUPPLIER - SAREENSTONE

COLOUR - SILLHOUETTE
CODE - GRANITE COBBLESTONES <u>CPT01</u>

ITEM - CARPET FLOOR TILES
SUPPLIER - ACUFELT
COLOUR - RUMBA
CODE - LAO4
F01

ITEM - JOINERY PANEL SUPPLIER - BELLA DECOR COLOUR - CONCREO, NATURAL SMOOTH

CODE - 9mm - 2540 x 1250 FO2
ITEM - MELAMINE JOINERY DOOR PANEL
SUPPLIER - POLYTEC COLOUR - WHITE

CODE - CLASSIC WHITE, MATT
F03

ITEM - ACOUSTIC PANELLING SUPPLIER - WOVEN IMAGE COLOUR - ION 487 CODE - ION EMBOSSED PANEL



PAINT/COLOUR <u>PF1</u> SUPPLIER - DULUX

COLOUR - "NATURAL WHITE" CODE - CONTRACTOR TO SOURCE PF2 SUPPLIER - DULUX
COLOUR - "MONUMENT"

CODE - CONTRACTOR TO SOURCE

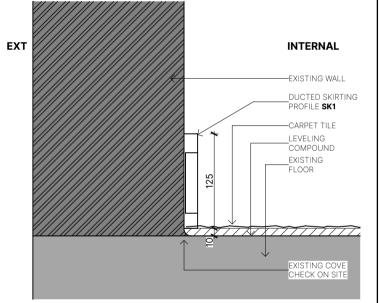
EDGING

TEM - DUCTED, 2 CHANNEL SKIRTING PROFILE SUPPLIER - ductedskirting.com.au COLOUR - WHITE ANODISED TO MATCH WALL PF1 CODE - 125mm X 35mm

<u>SK2</u> ITEM - MDF SKIRTING PROFILE SUPPLIER - AUSTRALIAN MOULDINGS
COLOUR - PF1
CODE - WS30, 125 X 18mm



NOTES FG - FIXED GLASS - LOUVRED GLASS GD - GLASS DOOR - EXISTING - SANDSTONE (EXISTING) PB - PLASTERBOARD



SKIRTING/FLOOR DETAIL - 1:5

1,610

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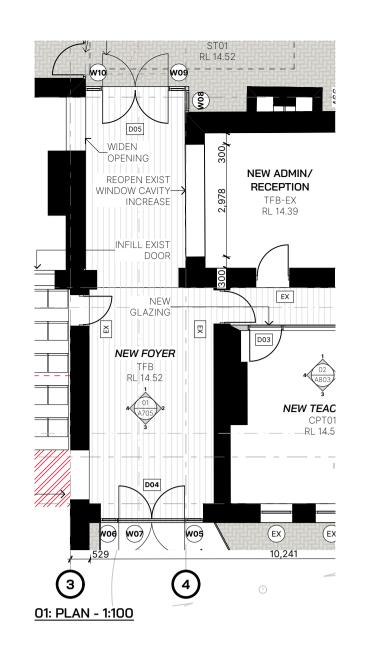
- 1	TITLE
	Internal Elevations STG 3

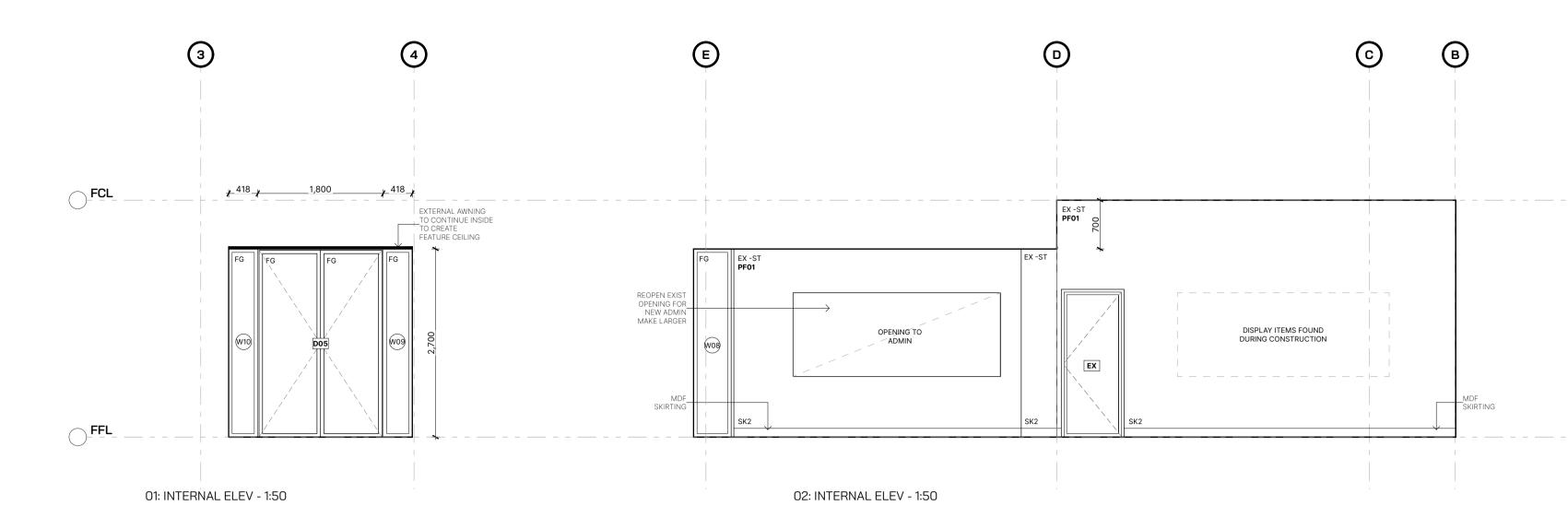
DRAW	DATE	REV
20010	1:5@A1	A70
REFERENCE	SCALE	DRA

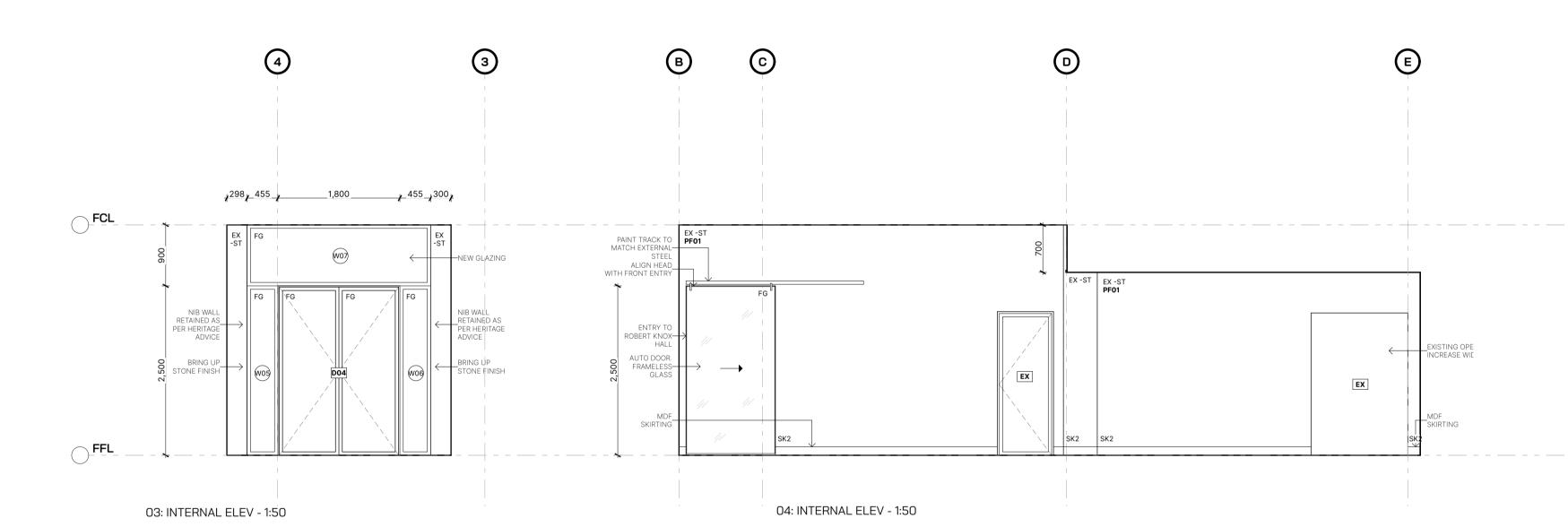
DF 16/10/20

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G1	Issue For Pricing Review	DF	14.10.20
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#### PERFORMANCE SCHEDULE

#### FINISHES

ITEM - COURTYARD PAVING SUPPLIER - SAREENSTONE COLOUR - SILLHOUETTE
CODE - GRANITE COBBLESTONES



ITEM - CARPET FLOOR TILES
SUPPLIER - ACUFELT
COLOUR - RUMBA
CODE - LAO4
F01
ITEM - JOINERY PANEL

SUPPLIER - BELLA DECOR COLOUR - CONCREO, NATURAL SMOOTH CODE - 9mm - 2540 x 1250

CODE - 9mm - 2540 x 1250

FO2

ITEM - MELAMINE JOINERY DOOR PANEL
SUPPLIER - POLYTEC
COLOUR - WHITE
CODE - CLASSIC WHITE, MATT

FO3

ITEM - ACOUSTIC PANELLING
SUPPLIER - WOVEN IMAGE
COLOUR - ION 487
CODE - ION EMBOSSED PANEL



### PAINT/COLOUR

PF1 SUPPLIER - DULUX COLOUR - "NATURAL WHITE" CODE - CONTRACTOR TO SOURCE PF2

SUPPLIER - DULUX
COLOUR - "MONUMENT"
CODE - CONTRACTOR TO SOURCE

### EDGING

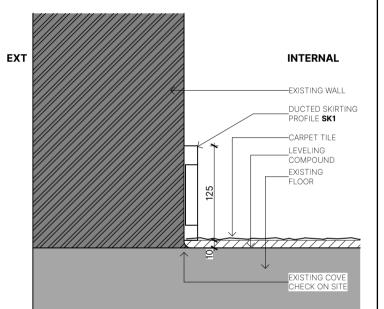
TEM - DUCTED, 2 CHANNEL SKIRTING PROFILE SUPPLIER - ductedskirting.com.au COLOUR - WHITE ANODISED TO MATCH WALL PF1 CODE - 125mm X 35mm

<u>SK2</u> ITEM - MDF SKIRTING PROFILE SUPPLIER - AUSTRALIAN MOULDINGS
COLOUR - PF1
CODE - WS30, 125 X 18mm



### NOTES

FG - FIXED GLASS - LOUVRED GLASS GD - GLASS DOOR - EXISTING - SANDSTONE (EXISTING) PB - PLASTERBOARD



SKIRTING/FLOOR DETAIL - 1:5

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### Internal Elevations STG 3

REFERENCE	SCALE	DRAW
20010	1:5@A1	A70
DRAW	DATE	REV

DF 16/10/20

### CCCM

Concept Design

