

GIL Library Hub and Plaza Development Application

Alterations and additions to a single storey commercial building and new plaza

30-32 Miller Street, Gilgandra - Lot 1 and Lot 2 DP 262139 - Class 9b NCC
32-34 Miller Street, Gilgandra - Lot C and Lot D DP 347592



Location Plan - sourced Six Maps

Architectural Drawing List

Drawing Number	Drawing Title	Current Revision	Date
DA01-01	Cover Sheet	A	Tue, 15 Jun 2021
DA01-02	Site Analysis	A	Tue, 15 Jun 2021
DA01-03	Site Plan	A	Tue, 15 Jun 2021
DA01-04	Demolition Plan	A	Tue, 15 Jun 2021
DA01-05	Ground Floor Plan	A	Tue, 15 Jun 2021
DA01-06	Section	A	Tue, 15 Jun 2021
DA01-07	North + East Elevation	A	Tue, 15 Jun 2021
DA01-08	South + West Elevation	A	Tue, 15 Jun 2021
DA01-09	Shadow Diagrams - June 21st	A	Fri, 11 Jun 2021
DA01-10	Shadow Diagrams - December 21st	A	Fri, 11 Jun 2021

Schedule of Areas

	Existing Area	Proposed Area
Site Area	2342.51 sq m	2342.51 sq m
Built Area	543.76 sq m	543.76 sq m
Area To Be Demolished - Library	-	0.00 sq m
Area To Be Demolished - Plaza	-	68.03 sq m
New Build	-	0.00 sq m
Roof Area	401.16 sq m	822.03 sq m
Decks	0.00 sq m	92.81 sq m
Landscaped Area	171.15 sq m	375.79 sq m
Gross Floor Area (by DCP)	513.73 sq m	513.73 sq m
Floor Space Ratio	0.22	0.22

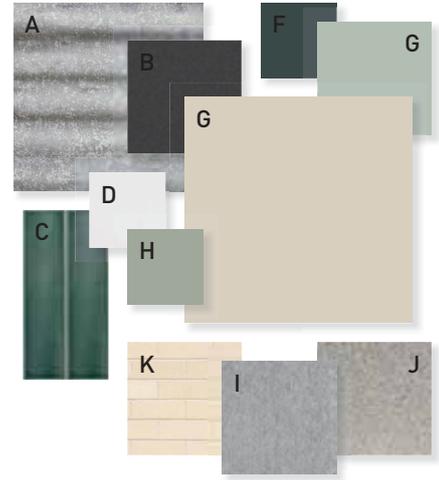
Door + Window Schedule

ID	Description	Description	Height	Width
D.01	Automatic Sliding Doors	Aluminium Frame	3590	2310
D.02	Automatic Sliding Doors	Aluminium Frame	2400	830
D.03	Swing Door	Aluminium Frame	2400	830
D.04	Swing Door	Aluminium Frame	2400	830
D.05	Swing Door	Aluminium Frame	2400	980
D.06	Swing Door and Glass Windows	Aluminium Frame	2400	3825
D.07	Swing Doors	Aluminium Frame	2400	5900
D.08	Swing Doors	Aluminium Frame	2400	1500
D.09	Swing Door and Glass Windows	Aluminium Frame	2400	2000
D.10	Swing Door	Aluminium Frame	2600	980

ID	Description	Material	Height	Width
W.01	Glass Window	Aluminium Frame	1650	1500
W.02	Glass Window	Aluminium Frame	1650	1500
W.03	Glass Window	Aluminium Frame	1650	1500
W.04	Glass Window	Aluminium Frame	1650	1500
W.05	Overhead Rolling Window	Aluminium Frame	1650	2100
W.06	Glass Window	Aluminium Frame	1650	1500
W.07	Glass Window	Aluminium Frame	2000	980
W.08	Glass Window	Aluminium Frame	840	2110
W.09	Glass Window	Aluminium Frame	880	2060
W.10	Glass Window	Aluminium Frame	870	2080
W.11	Glass Window	Aluminium Frame	840	2130
W.12	Curved Glass Window	Timber Frame	2000	2350
W.13	Curved Glass Window	Timber Frame	2000	4370
W.14	Curved Glass Window	Timber Frame	2000	4940
W.15	Curved Glass Window	Timber Frame	2000	2270
W.16	Motorised Skylight	Composite Frame	1800	1000
W.17	Motorised Skylight	Composite Frame	1800	1000
W.18	Motorised Skylight	Composite Frame	1800	1000
W.19	Motorised Skylight	Composite Frame	1800	1000

External Finishes/Materials Schedule

Code	Location	Structure	Type	Colour / Finish
A	roof	existing timber trusses, new steel purlins	profiled metal	galvanised
B	awning	steel	paint	mio natural grey
C	Miller Street facade	masonry	tiles	teal
D	Miller Street facade	glazing, timber frame	metal trim	mirror polished
E	walls	existing masonry	paint	blanc
F	walls - accent	existing masonry	paint	dark slate
G	walls - accent	existing masonry	paint	robin egg blue
H	doors and windows		aluminium	windspray
I	external floor - plaza / deck	concrete slab	concrete	broom
J	external floor - plaza / deck	concrete slab	concrete	shot blast
K	landscape walls	masonry	brick	chillingham white



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 U/a Dunn & Hillam Architects
 ACN 098 209 194 ABN 17 099 209 194
 Nominated architect Sydney Domain NSW ARB No. 7547

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Revision	Note

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Traffic - Lyle Marshall & Partners
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Quantity Surveyor - Altus Group
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Landscape Architect - Somewhere
 contact ph: 0428 695 706

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Client Gilgandra Shire Council

Project GIL Library Hub and Plaza
 30-34 Miller Street, Gilgandra

Issue Development Approval

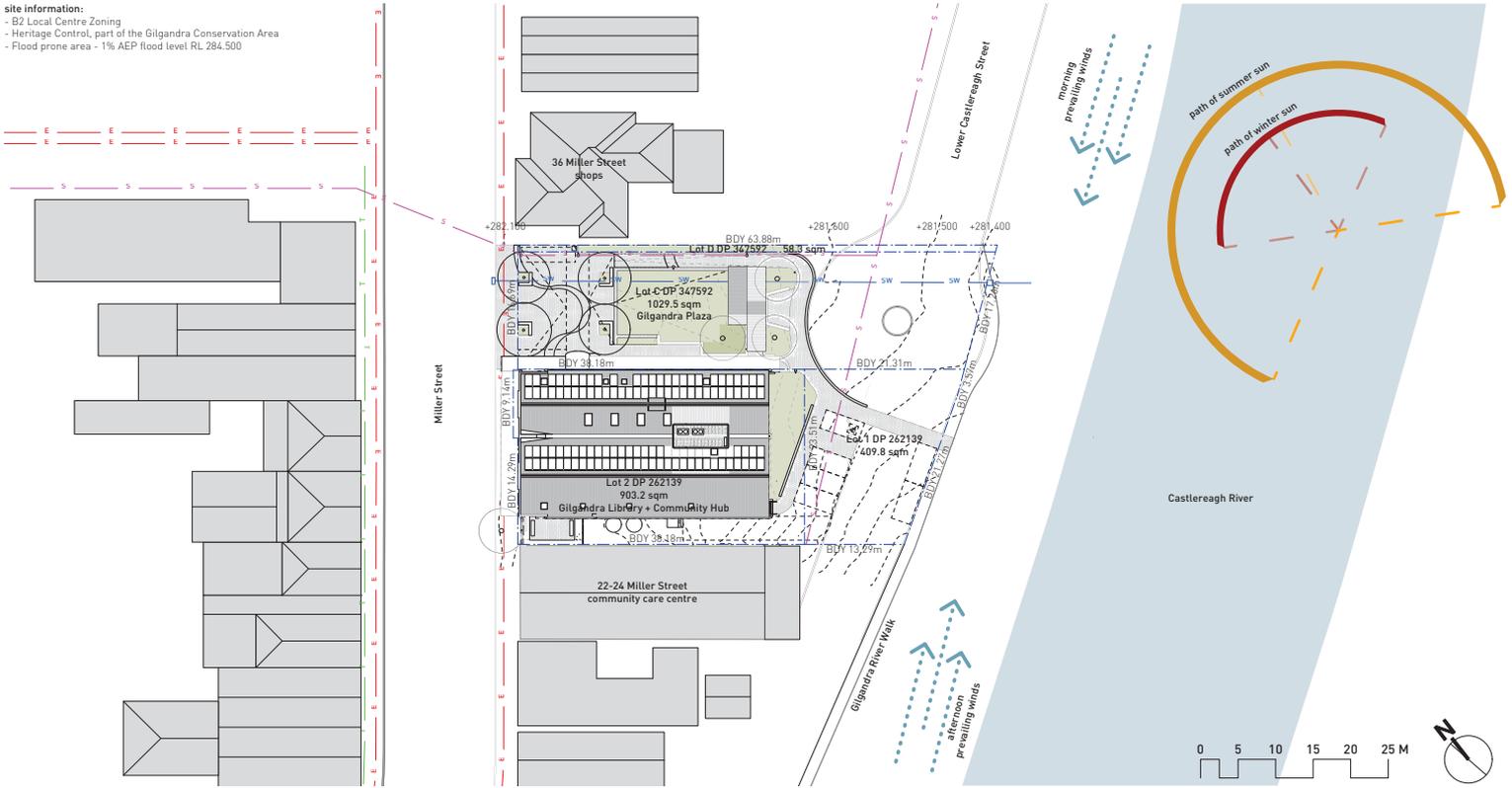
Date Tue, 15 Jun 2021 **Job No.** 20_304

Scale NTS @A3 **Drawn** GY

Drawing Cover Sheet **Rev.**

Dwg No. DA01-01 **Check** AD

site information:
 - B2 Local Centre Zoning
 - Heritage Control, part of the Gilgandra Conservation Area
 - Flood prone area - 1% AEP flood level RL 284.500



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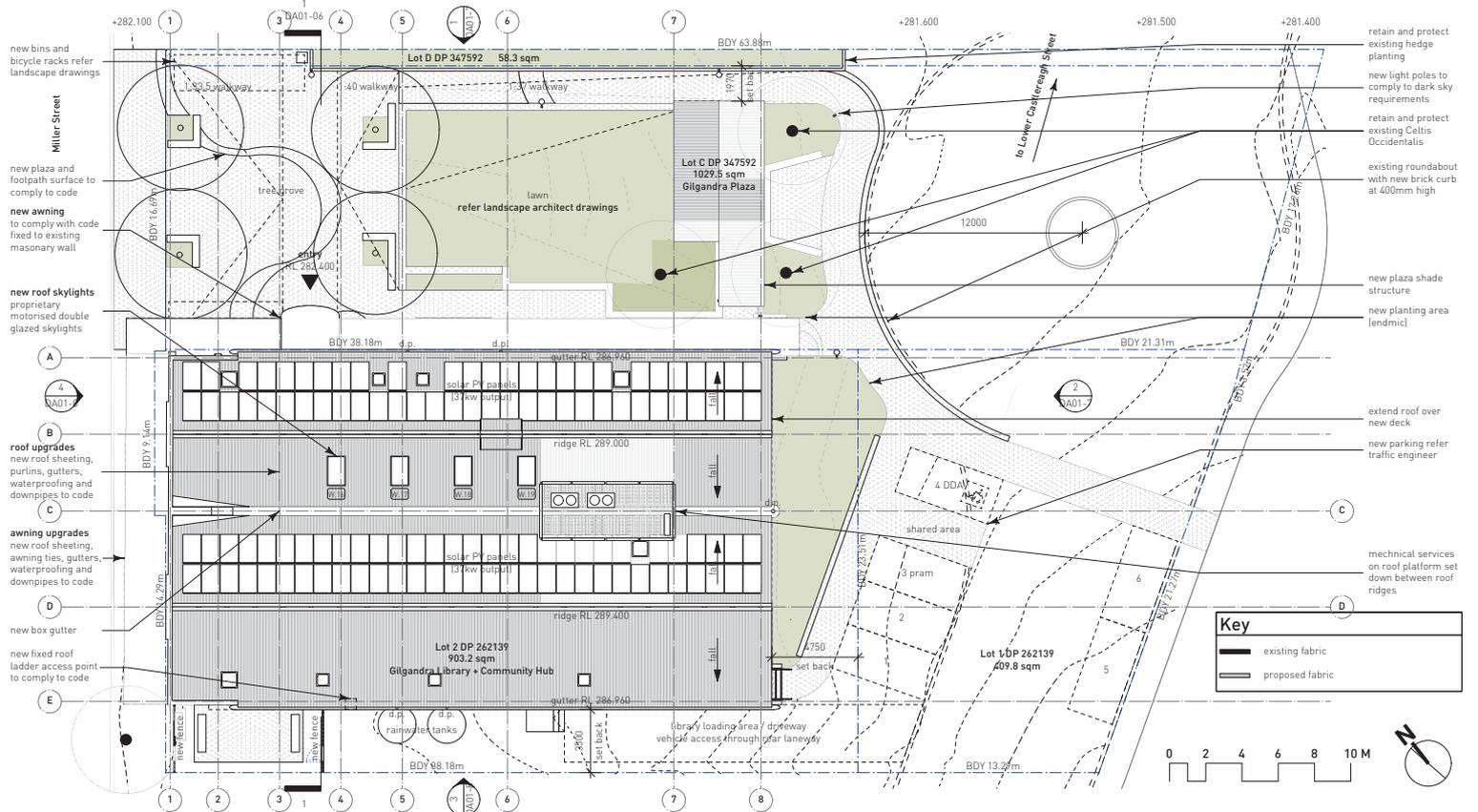
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Project	GIL Library Hub and Plaza 30-34 Miller Street, Gilgandra		
Issue	Development Approval		
Date	Tue, 15 Jun 2021	Job No.	20_304
Scale	1:500 @A3	Drawn	GY
Drawing	Site Analysis	Rev.	
Dwg No.	DA01-02	Check	AD



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Revision **Note**

1 DA01-06

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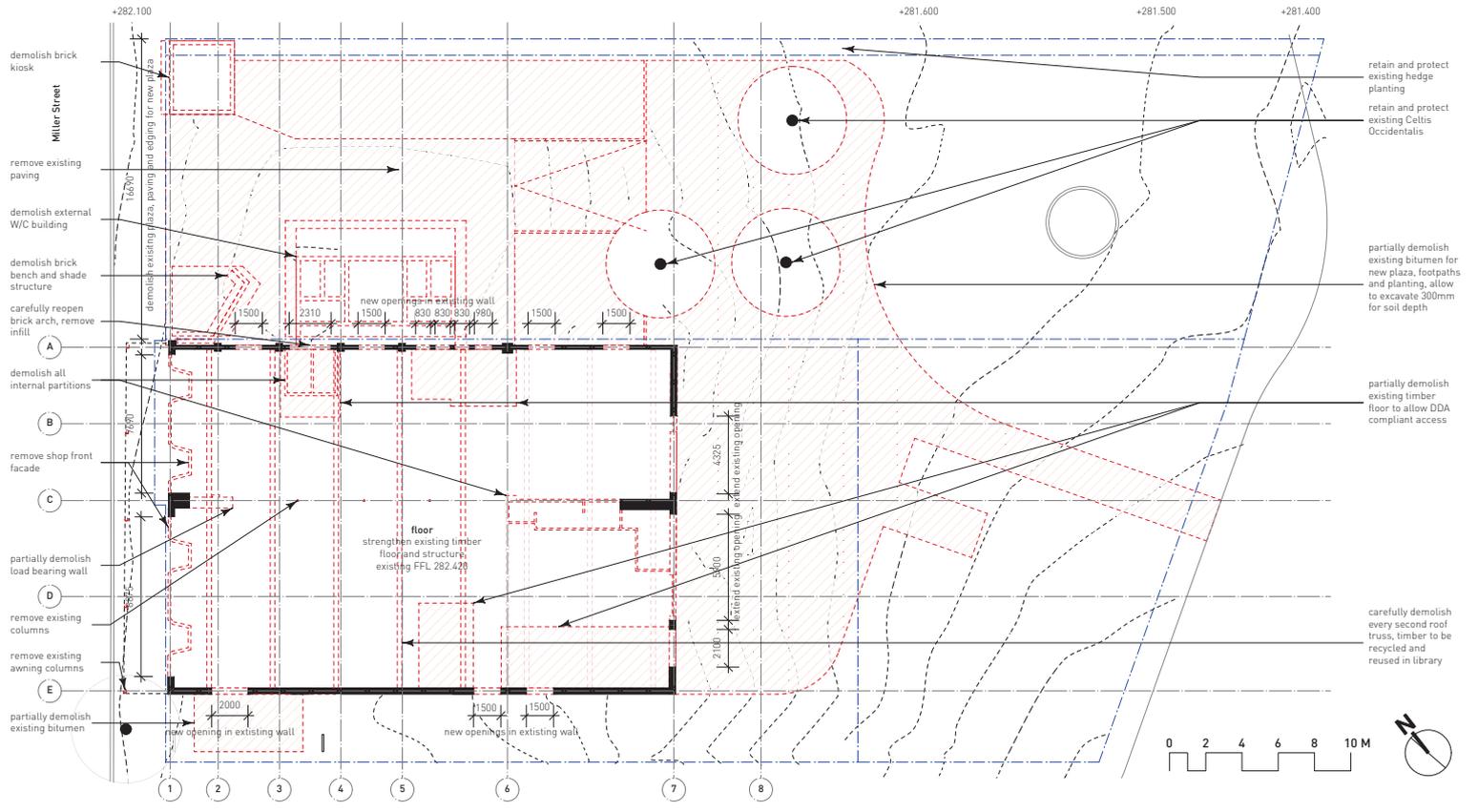
Issue **Development Approval**

Date Tue, 15 Jun 2021 **Job No.** 20_304

Scale 1:200 @A3 **Drawn** GY

Drawing Site Plan **Rev.**

Dwg No. DA01-03 **Check** AD



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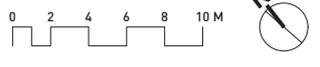
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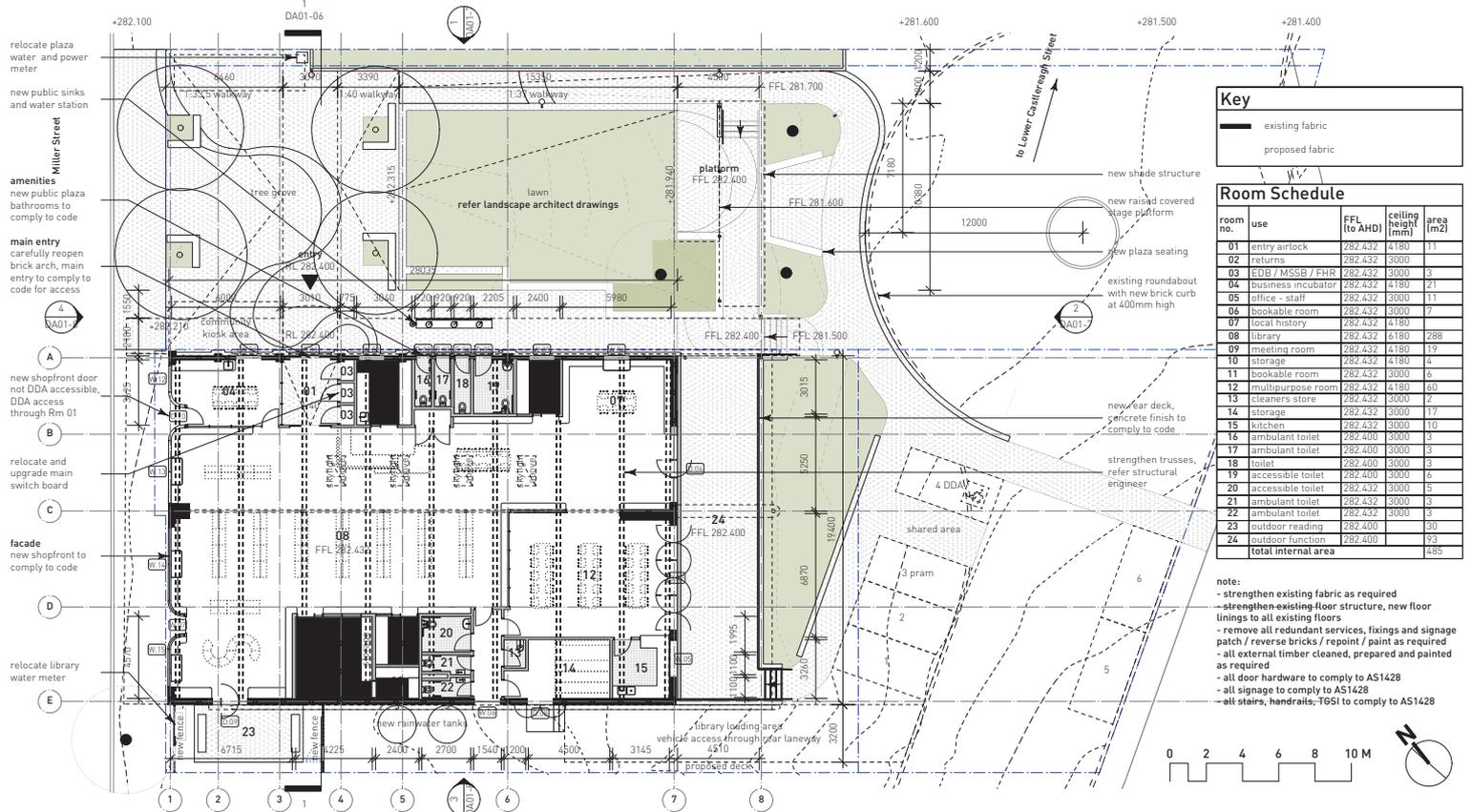
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Client	Gilgandra Shire Council
Project	GIL Library Hub and Plaza 30-34 Miller Street, Gilgandra
Issue	Development Approval
Date	Tue, 15 Jun 2021
Scale	1:200 @A3
Drawing	Demolition Plan
Dwg No.	DA01-04
Job No.	20_304
Drawn	GY
Rev.	
Check	AD



Key

— existing fabric
 - - - proposed fabric

Room Schedule

room no.	use	FFL (to AHD)	ceiling height (mm)	area (m2)
01	entry airlock	282.432	4180	11
02	returns	282.432	3000	
03	EDB / MSSB / FHR	282.432	3000	3
04	business incubator	282.432	4180	21
05	office - staff	282.432	3000	11
06	bookable room	282.432	3000	7
07	local history	282.432	4180	
08	library	282.432	6180	288
09	meeting room	282.432	4180	19
10	storage	282.432	4180	4
11	bookable room	282.432	3000	6
12	multipurpose room	282.432	4180	60
13	cleaners store	282.432	3000	2
14	storage	282.432	3000	17
15	kitchen	282.432	3000	10
16	ambulant toilet	282.400	3000	3
17	ambulant toilet	282.400	3000	3
18	toilet	282.400	3000	3
19	accessible toilet	282.400	3000	6
20	accessible toilet	282.432	3000	5
21	ambulant toilet	282.432	3000	3
22	ambulant toilet	282.432	3000	3
23	outdoor reading	282.400		30
24	outdoor function	282.400		93
total internal area				485

- note:**
- strengthen existing fabric as required
 - strengthen existing floor structure, new floor linings to all existing floors
 - remove all redundant services, fixings and signage patch / reverse bricks / repoint / paint as required
 - all external timber cleaned, prepared and painted as required
 - all door hardware to comply to AS1428
 - all signage to comply to AS1428
 - all stairs, handrails; TGS1 to comply to AS1428

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1 DA01-06

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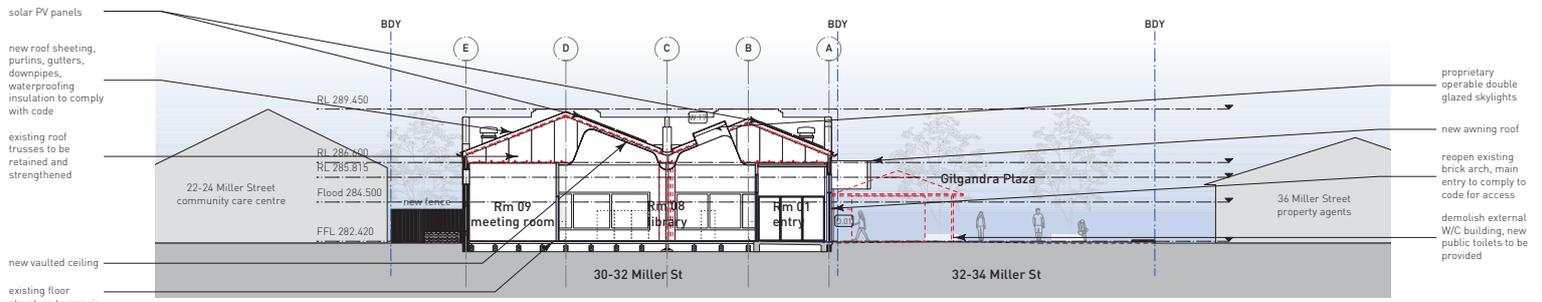
Date Tue, 15 Jun 2021 **Job No.** 20_304

Scale 1:200 @A3 **Drawn** GY

Drawing Ground Floor Plan **Rev.**

Dwg No. DA01-05 **Check** AD

Items to be demolished shown as red dotted refer demolition plan



1 Section AA
DA01-06 Scale: 1:200

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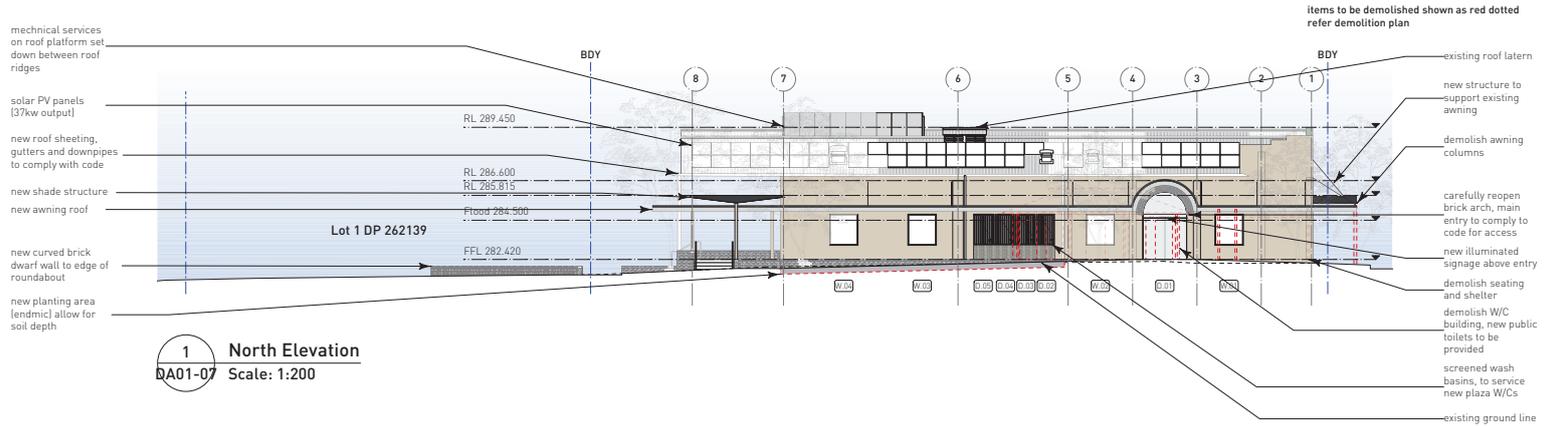
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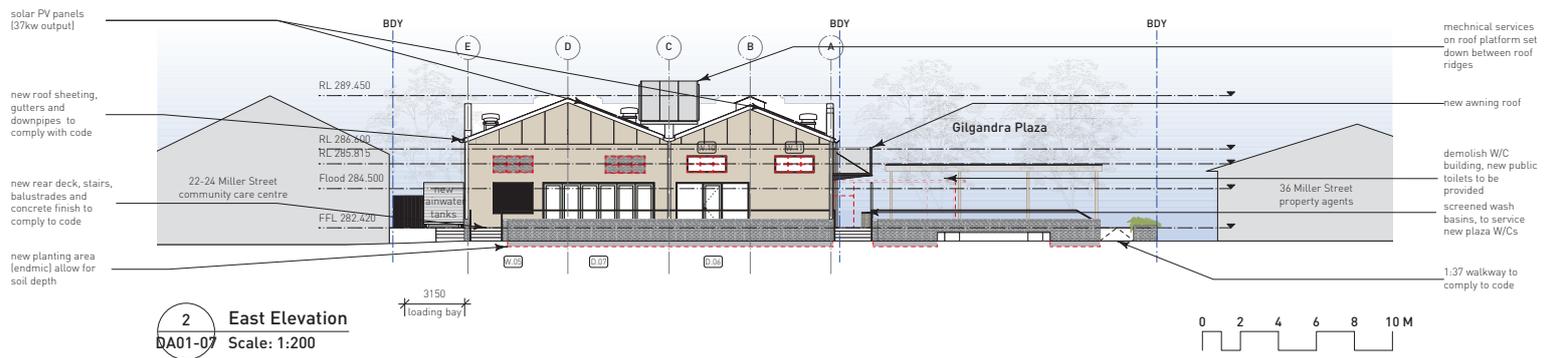
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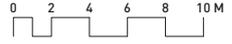
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Date	Tue, 15 Jun 2021	Job No.	20_304
Scale	1:200 @A3	Drawn	GY
Drawing	Section	Rev.	
Dwg No.	DA01-06	Check	AD



1 North Elevation
DA01-07 Scale: 1:200



2 East Elevation
DA01-07 Scale: 1:200



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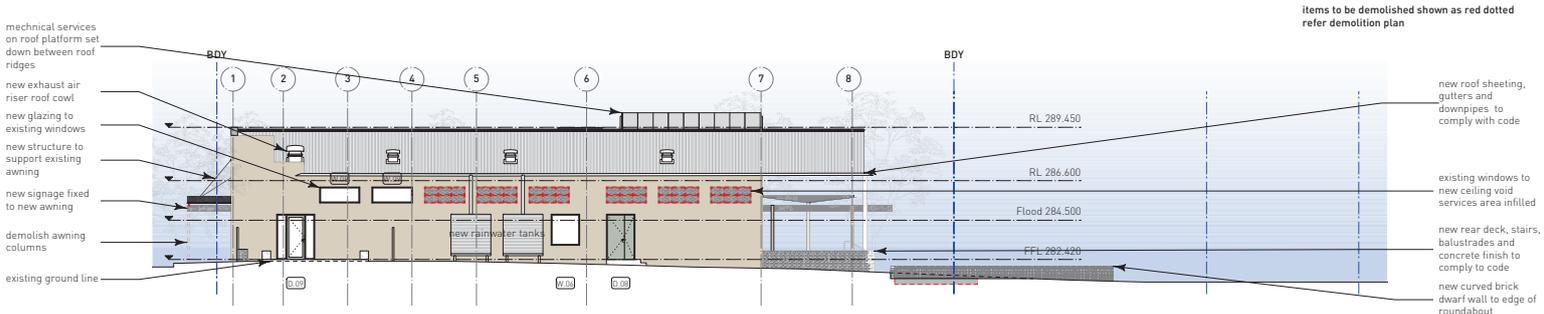
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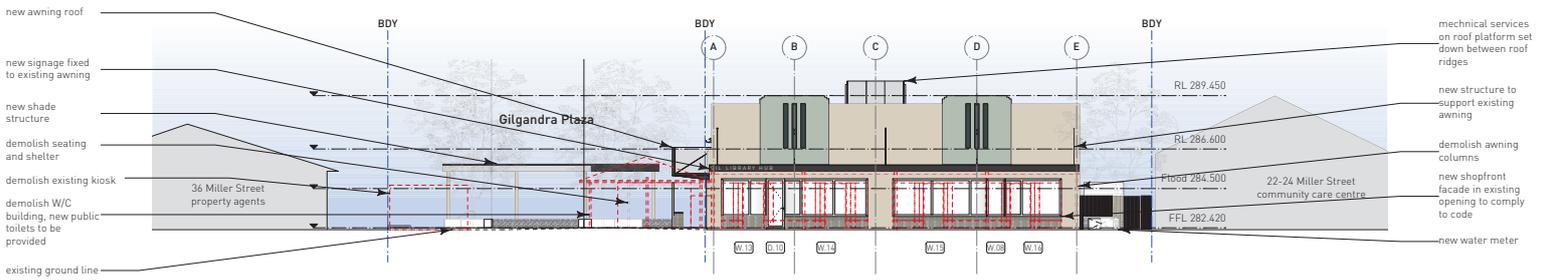
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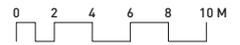
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Date	Tue, 15 Jun 2021	Job No.	20_304
Scale	1:200 @A3	Drawn	GY
Drawing	North + East Elevation	Rev.	
Dwg No.	DA01-07	Check	AD



3 South Elevation
 DA01-08 Scale: 1:200



4 West Elevation
 DA01-08 Scale: 1:200



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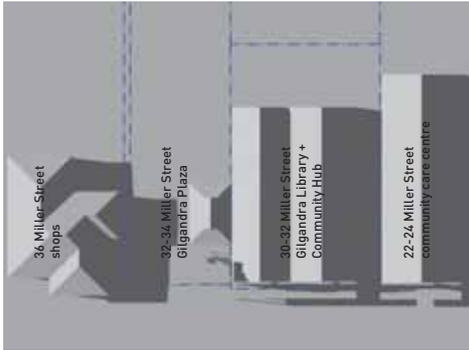
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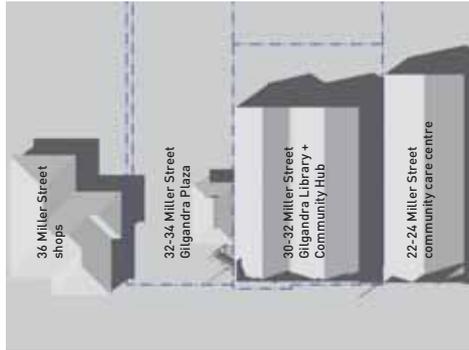
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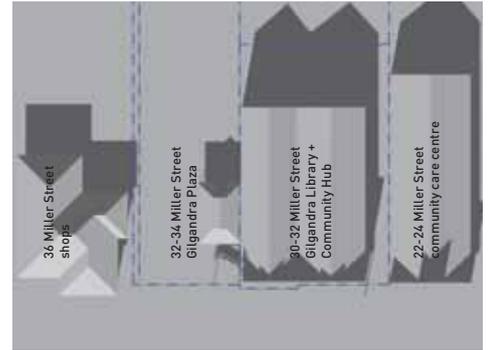
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Issue	Development Approval
Date	Tue, 15 Jun 2021
Scale	1:200 @A3
Drawing	South + West Elevation
Dwg No.	DA01-08
Job No.	20_304
Drawn	GY
Rev.	
Check	AD



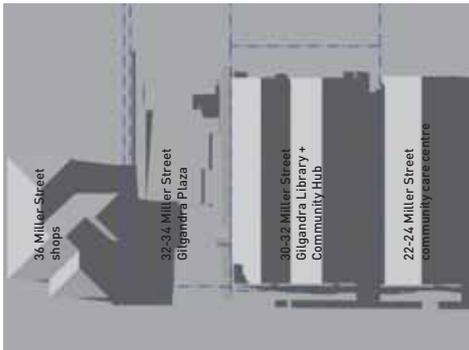
1 Existing Shadow Diagram - 21st June 9am
DA01-09 Scale: 1:600



2 Existing Shadow Diagram - 21st June 12pm
DA01-09 Scale: 1:600



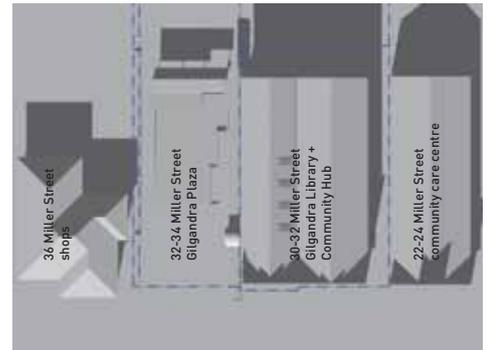
3 Existing Shadow Diagram - 21st June 3pm
DA01-09 Scale: 1:600



4 Proposed Shadow Diagram - 21st June 9am
DA01-09 Scale: 1:600



5 Proposed Shadow Diagram - 21st June 12pm
DA01-09 Scale: 1:600



6 Proposed Shadow Diagram - 21st June 3pm
DA01-09 Scale: 1:600

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ACK 016 309 116 Adm: 17 080 309 116
Nominated architect Ashley Dunn NSW ARB No. 7547

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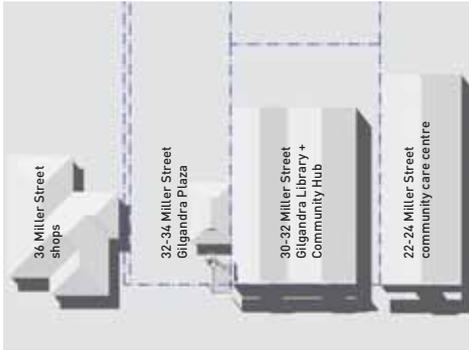
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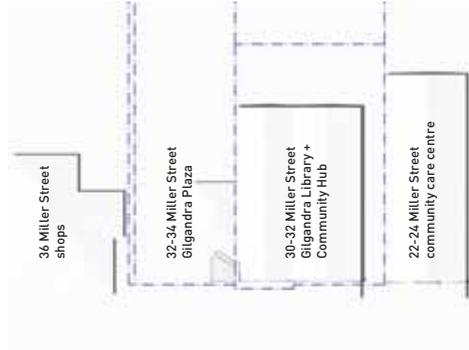
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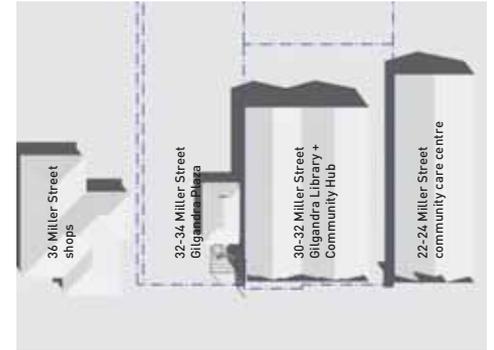
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Issue	Development Approval		
Date	Fri, 11 Jun 2021	Job No.	20_304
Scale	1:600 @A3	Drawn	CV
Drawing	Shadow Diagrams - June 21st	Rev.	
Dwg No.	DA01-09	Check	AD



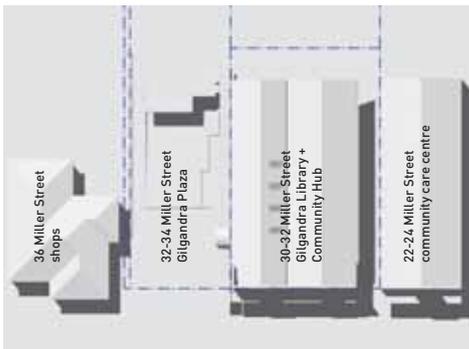
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DA01-10 Scale: 1:600



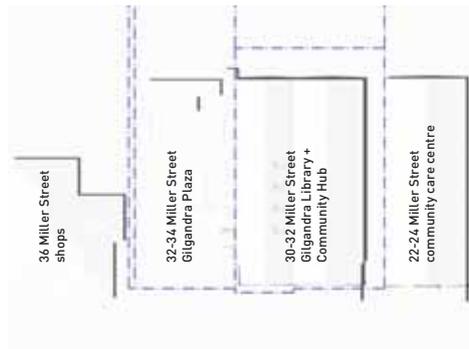
2 Existing Shadow Diagram - 21st Dec 12pm
DA01-10 Scale: 1:600



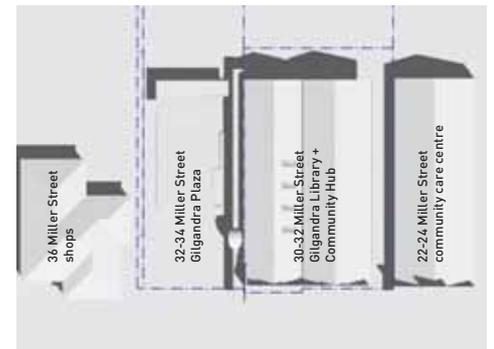
3 Existing Shadow Diagram - 21st Dec 3pm
DA01-10 Scale: 1:600



4 Proposed Shadow Diagram - 21st Dec 9am
DA01-10 Scale: 1:600



5 Proposed Shadow Diagram - 21st Dec 12pm
DA01-10 Scale: 1:600



6 Proposed Shadow Diagram - 21st Dec 3pm
DA01-10 Scale: 1:600

DUNN & HILLAM
ARCHITECTS

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Revision Note

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Notes

1. all dimensions in mm.
2. do not scale from drawing.
3. this drawing has been prepared for Development Approval purposes only and is not to be used for tender or construction.
4. clarification to be sought from the architect in the event of any discrepancies in the documentation or if further information is required.

Client	Gilgandra Shire Council		
Project	GIL Library Hub and Plaza 30-34 Miller Street, Gilgandra		
Issue	Development Approval		
Date	Fri, 11 Jun 2021	Job No.	20_304
Scale	1:600 @A3	Drawn	CV
Drawing	Shadow Diagrams - December 21st	Rev.	
Dwg No.	DA01-10	Check	AD