



# 53 LOWER FORT ST

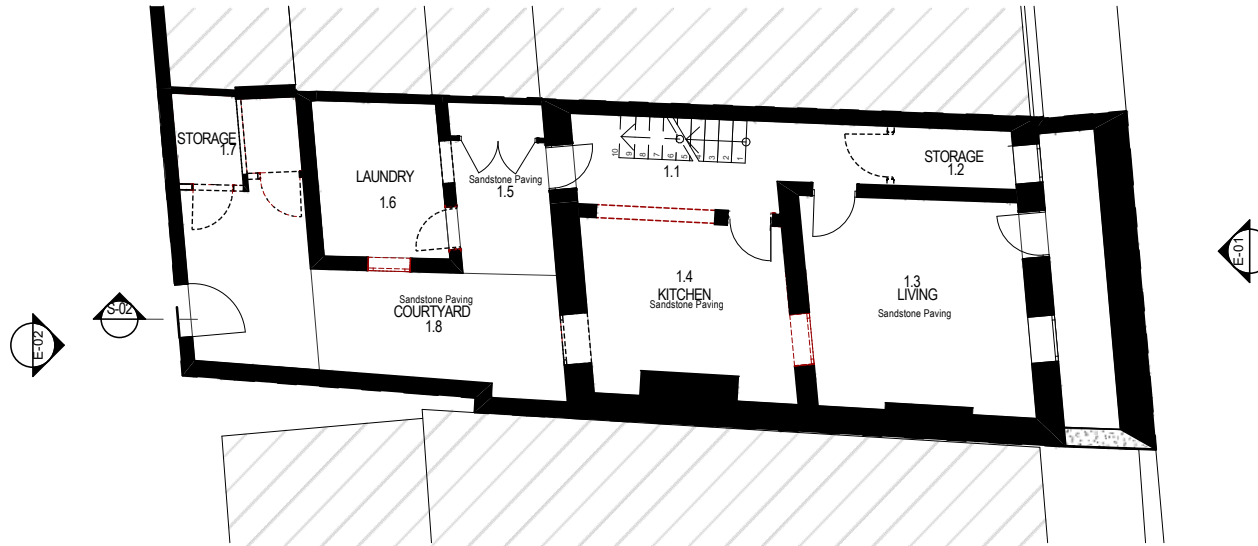
Dawes Point NSW 2097

Alterations & Additions

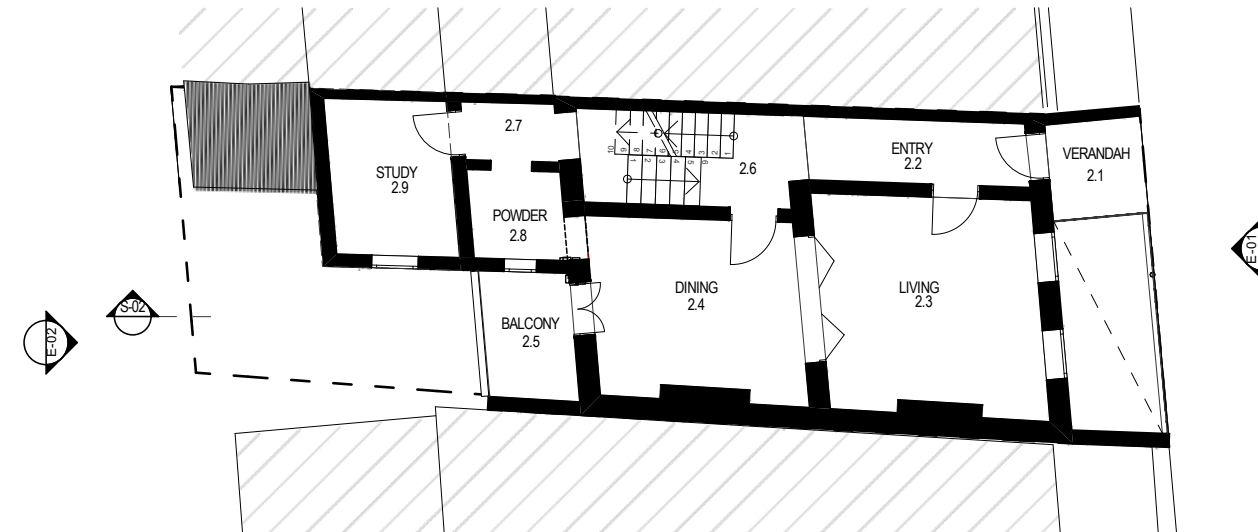
## Section 4.55 and Section 65 Applications

ARCHITECTURAL DRAWING SCHEDULE

NO	Drawing Name	Revision	Scale
EX-101	EXISTING & DEMOLITION- BASEMENT & GROUND	07	1:100
EX-102	EXISTING & DEMOLITION- FIRST & SECOND	08	1:100
EX-103	EXISTING & DEMOLITION- ELEVATIONS	06	1:100
EX-104	EXISTING & DEMOLITION- SECTION A	08	1:100
PR-100	PROPOSED – SITE & ROOF PLAN	08	1:100
PR-101	PROPOSED – BASEMENT & GROUND	07	1:100
PR-102	PROPOSED – FIRST & SECOND	08	1:100
PR-103	PROPOSED – ELEVATIONS	06	1:100
PR-104	PROPOSED – SECTION A	08	1:100
PR-105	PROPOSED – SKYLIGHT DETAILS	02	NTS
PR-106	PROPOSED – BASEMENT LEVEL DOOR AND WINDOW DETAIL	02	NTS



1 Existing & Demolition- Basement Plan  
1:100



1 Existing & Demolition- Ground Plan  
1:100



# Tropman & Tropman Architects

ABN 71 088 542 885

Address: 55 Lower Fort Street, Dawes Point, Sydney  
NSW 2000 Australia  
P +61 2 9251 3250 | F +61 2 9251 6109  
E [tropman@tropmanarchitects.com.au](mailto:tropman@tropmanarchitects.com.au)  
W [www.tropmanarchitects.com.au](http://www.tropmanarchitects.com.au)

## **PRELIMINARY - NOT FOR CONSTRUCTION** Sections 4.55 and 65 Application General Notes

The Builder shall check all dimensions and levels on site prior to construction.  
Notify any errors, discrepancies or omissions to the architect. Drawings shall not be used for construction purposes until issued for construction. Do not scale drawings.  
All boundaries and contours subject to survey obtained by Surveyor. All dimensions to be checked on site prior to commencement of work.  
Copyright © all rights reserved. This drawing may not be reproduced or transmitted in any form or by any means in part or in whole without permission of Tropman & Tropman Architects.

07	Issue to Heritage NSW and City of Sydney Council	31/08/2021
06	Issue to City of Sydney Council	25/11/2020
05	Issue to Heritage NSW	24/07/2020
04	Issue to Heritage NSW	28/05/2020
03	Issue to Heritage NSW	05/05/2020
02	Issue to Client	4/02/2020
01	Issue to Client	13/12/2019
No	Revision	Date

PROJECT NAME :  
53 Lower Fort Street Alterations & Additions

CLIENT :  
Bret & Kate Cade

SITE :  
53 Lower Fort Street  
Dawes Point NSW 2097

DRAWING TITLE :  
EXISTING & DEMOLITION-  
BASEMENT & GROUND PLAN

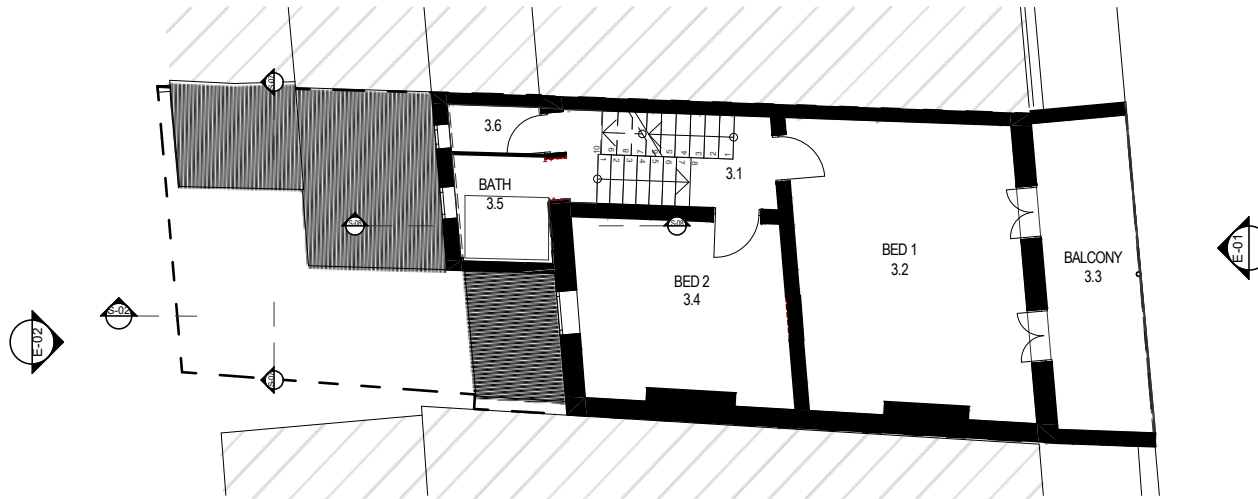
Published on: 4/02/2020



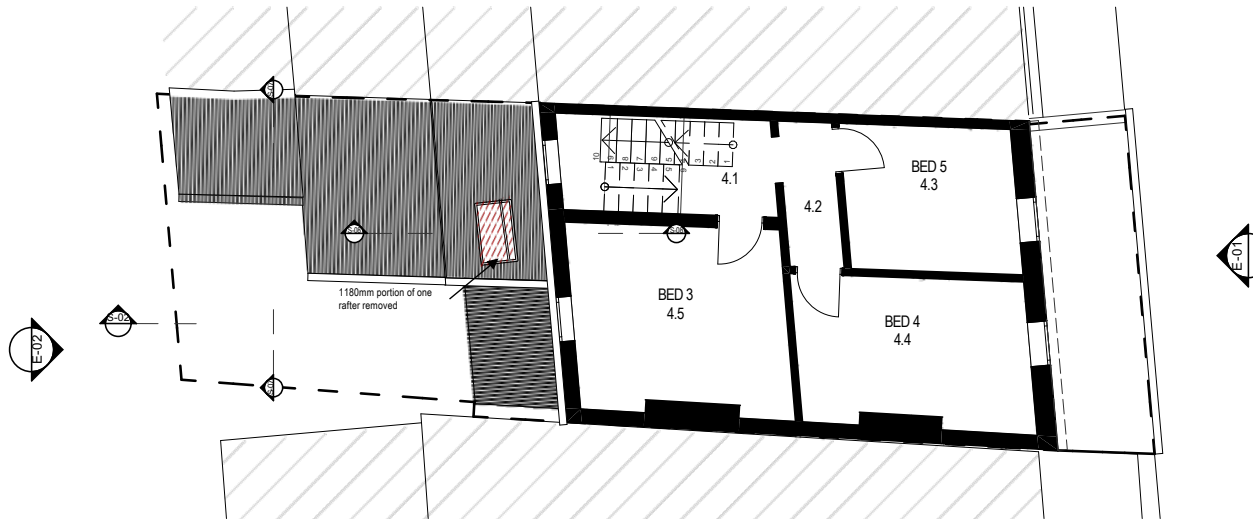
ISSUE NO.  
07  
DRAWING NO.  
EX-101

DRAWN BY : DS  
CHECKED BY : TS  
PROJECT NO.  
1927  
SCALE  
1:100 @ A3

NOTE: Refer to all Schedule of Works for detail as schedules take precedence over drawings.



1 Existing & Demolition- First Floor Plan  
1:100



1 Existing & Demolition- Second Floor Plan  
1:100



**Tropman & Tropman Architects**

ABN 71 088 542 885

Address: 55 Lower Fort Street, Dawes Point, Sydney  
NSW 2000 Australia  
P +61 2 9251 3250 | F +61 2 9251 6109  
E [tropman@tropmanarchitects.com.au](mailto:tropman@tropmanarchitects.com.au)  
W [www.tropmanarchitects.com.au](http://www.tropmanarchitects.com.au)

**PRELIMINARY - NOT FOR CONSTRUCTION**  
**Sections 4.55 and 65 Applications**  
**General Notes**

The Builder shall check all dimensions and levels on site prior to construction.  
Notify any errors, discrepancies or omissions to the architect. Drawings shall not be used for construction purposes until issued for construction. Do not scale drawings.  
All boundaries and contours subject to survey obtained by Surveyor. All dimensions to be checked on site prior to commencement of work.  
Copyright © all rights reserved. This drawing may not be reproduced or transmitted in any form or by any means in part or in whole without permission of Tropman & Tropman Architects.

08	Issue to Heritage NSW and City of Sydney Council	16/09/2021
07	Issue to Heritage NSW and City of Sydney Council	31/08/2021
06	Issue to City of Sydney Council	25/11/2020
05	Issue to Heritage NSW	24/07/2020
04	Issue to Heritage NSW	28/05/2020
03	Issue to Heritage NSW	05/05/2020
02	Issue to Client	04/02/2020
01	Issue to Client	13/12/2019
No	Issue	Date

PROJECT NAME :  
53 Lower Fort Street Alterations & Additions

CLIENT :  
Bret & Kate Cade

SITE :  
53 Lower Fort Street  
Dawes Point NSW 2097

DRAWING TITLE :  
EXISTING & DEMOLITION- FIRST & SECOND FLOOR PLAN

Published on: 28/05/2020

NOTE: Refer to all Schedule of Works for detail as schedules take precedence over drawings.



ISSUE NO.  
**08**  
DRAWING NO.  
EX-102

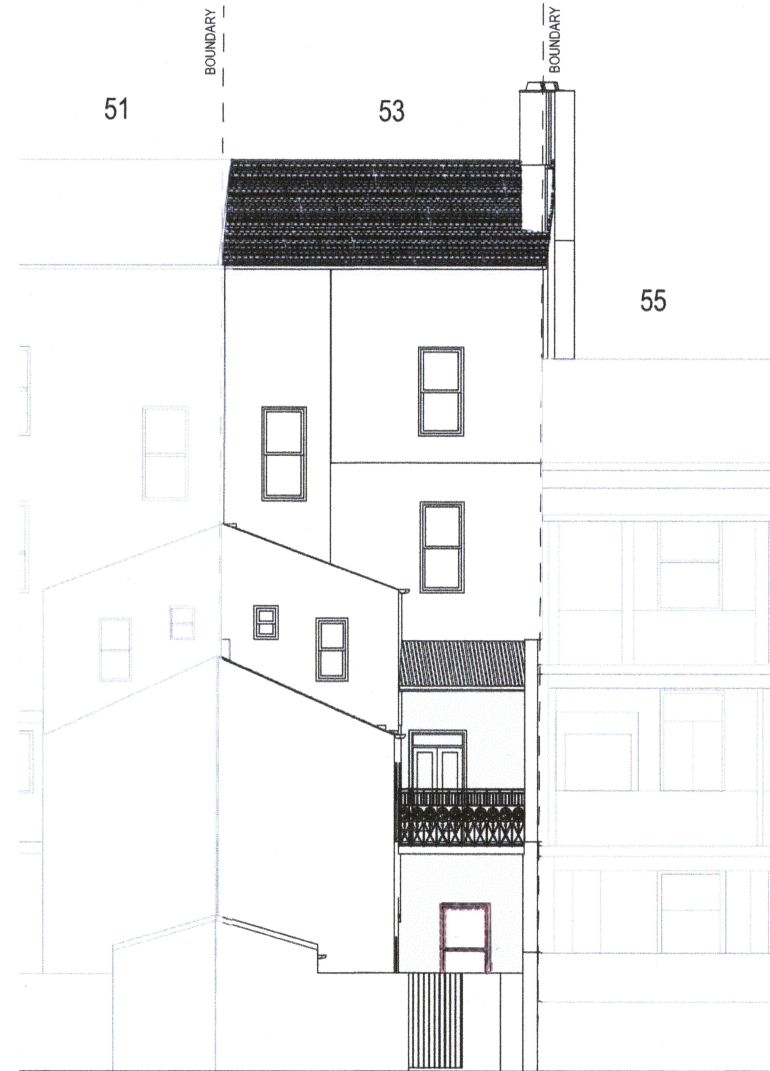
DRAWN BY : DS  
CHECKED BY : TS  
PROJECT NO.  
1927  
SCALE  
1:100 @ A3





Existing & Demolition- South East Elevation

1:100



Existing & Demolition- North West Elevation

1:100



**Tropman & Tropman Architects**

ABN 71 088 542 885

Address: 55 Lower Fort Street, Dawes Point, Sydney  
NSW 2000 Australia  
P +61 2 9251 3250 F +61 2 9251 6109  
E [tropman@tropmanarchitects.com.au](mailto:tropman@tropmanarchitects.com.au)  
W [www.tropmanarchitects.com.au](http://www.tropmanarchitects.com.au)

PRELIMINARY - NOT FOR CONSTRUCTION

Section 4.55 Application

General Notes

The Builder shall check all dimensions and levels on site prior to construction.  
Notify any errors, discrepancies or omissions to the architect. Drawings shall not be used for construction purposes until issued for construction. Do not scale drawings.  
All boundaries and contours subject to survey obtained by Surveyor. All dimensions to be checked on site prior to commencement of work.  
Copyright © all rights reserved. This drawing may not be reproduced or transmitted in any form or by any means in part or in whole without permission of Tropman & Tropman Architects.

06	Issue to City of Sydney Council	25/11/2020
05	Issue to Heritage NSW	24/07/2020
04	Issue to Heritage NSW	28/05/2020
03	Issue to Heritage NSW	08/05/2020
02	Issue to Client	04/08/2020
01	Issue to Client	28/08/2019
No	Issue	

PROJECT NAME:

53 Lower Fort Street Alterations & Additions

CLIENT:

Bret & Kate Cade

Date

SITE:

53 Lower Fort Street  
Dawes Point NSW 2097

DRAWING TITLE:  
EXISTING & DEMOLITION  
ELEVATIONS

Published on: 28/05/2020

NOTE: Refer to all Schedule of Works for detail as schedules take precedence over drawings.



ISSUE NO.

06

DRAWING NO.

EX-103

DRAWN BY: DS

CHECKED BY: TS

PROJECT NO.

1927

SCALE

1:100 @ A3





1

Existing & Demolition- Section A

1:100



**Tropman & Tropman Architects**

ABN 71 088 542 885

Address: 55 Lower Fort Street, Dawes Point, Sydney  
NSW 2000 Australia  
P +61 2 9251 3250 | F +61 2 9251 6109  
E [tropman@tropmanarchitects.com.au](mailto:tropman@tropmanarchitects.com.au)  
W [www.tropmanarchitects.com.au](http://www.tropmanarchitects.com.au)

**PRELIMINARY - NOT FOR CONSTRUCTION**  
**Sections 4.55 and 65 Applications**  
**General Notes**

The Builder shall check all dimensions and levels on site prior to construction.  
Notify any errors, discrepancies or omissions to the architect. Drawings shall not be used for construction purposes until issued for construction. Do not scale drawings.  
All boundaries and contours subject to survey obtained by Surveyor. All dimensions to be checked on site prior to commencement of work.  
Copyright © all rights reserved. This drawing may not be reproduced or transmitted in any form or by any means in part or in whole without permission of Tropman & Tropman Architects.

08	Issue to Heritage NSW and City of Sydney Council	16/09/2021
07	Issue to Heritage NSW and City of Sydney Council	31/08/2021
06	Issue to City of Sydney Council	25/11/2020
05	Issue to Heritage NSW	24/07/2020
04	Issue to Heritage NSW	28/05/2020
03	Issue to Heritage NSW	05/05/2020
02	Issue to Client	4/02/2020
01	Issue to Client	13/12/2019
No	Revision	Date

PROJECT NAME :  
**53 Lower Fort Street Alterations & Additions**

CLIENT :  
**Bret & Kate Cade**

SITE :  
**53 Lower Fort Street**  
Dawes Point NSW 2097

DRAWING TITLE :  
**EXISTING & DEMOLITION- SECTION A**

Published on: 4/02/2020

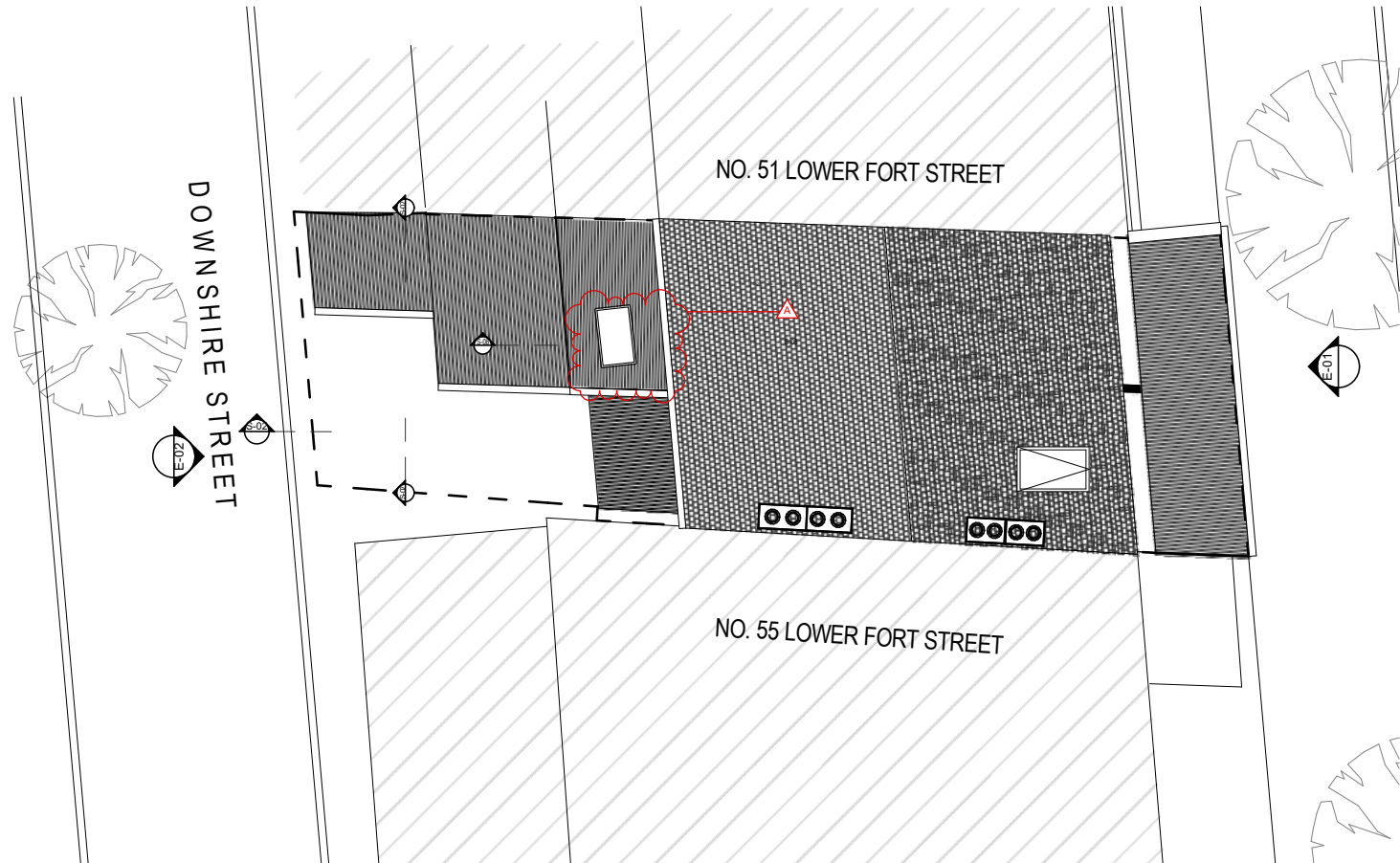
NOTE: Refer to all Schedule of Works for detail as schedules take precedence over drawings.



ISSUE NO.  
**08**  
  
DRAWING NO.  
**EX-104**

DRAWN BY : **DS**  
CHECKED BY : **TS**  
PROJECT NO.  
**1927**  
SCALE  
**1:100 @ A3**

A. Refer to detailed drawings  
on PR 105 in relation to  
proposed skylight



Proposed- Site & Roof Plan  
1:100



**Tropman & Tropman Architects**

ABN 71 088 542 885

Address: 55 Lower Fort Street, Dawes Point, Sydney  
NSW 2000 Australia  
P +61 2 9251 3250 | F +61 2 9251 6109  
E [tropman@tropmanarchitects.com.au](mailto:tropman@tropmanarchitects.com.au)  
W [www.tropmanarchitects.com.au](http://www.tropmanarchitects.com.au)

**PRELIMINARY - NOT FOR CONSTRUCTION**  
**Sections 4.55 and 65 Applications**  
**General Notes**

The Builder shall check all dimensions and levels on site prior to construction.  
Notify any errors, discrepancies or omissions to the architect. Drawings shall not be used for  
construction purposes until issued for construction. Do not scale drawings.  
All boundaries and contours subject to survey obtained by Surveyor. All dimensions to be  
checked on site prior to commencement of work.  
Copyright © all rights reserved. This drawing may not be reproduced or transmitted in any  
form or by any means in part or in whole without permission of Tropman & Tropman  
Architects.

08	Issue to Heritage NSW and City of Sydney Council	16/09/2021
07	Issue to Heritage NSW and City of Sydney Council	31/08/2021
06	Issue to City of Sydney Council	25/11/2020
05	Issue to Heritage NSW	28/05/2020
04	Issue to Heritage NSW	28/05/2020
03	Issue to Heritage NSW	05/05/2020
02	Issue to Client	04/02/2020
01	Issue to Client	13/12/2019
No	Issue	Date

PROJECT NAME :  
**53 Lower Fort Street Alterations & Additions**

CLIENT :  
**Bret & Kate Cade**

SITE :  
**53 Lower Fort Street**  
Dawes Point NSW 2097

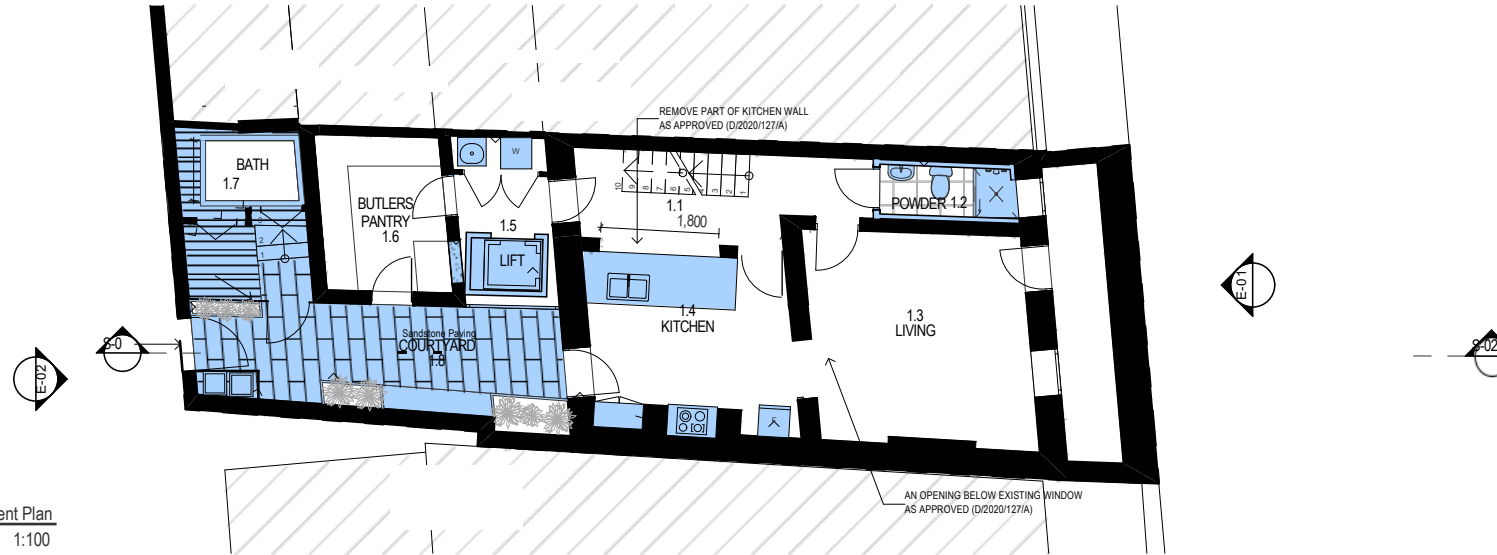
DRAWING TITLE :  
**PROPOSED- SITE & ROOF PLAN**

Published on: 28/05/2020

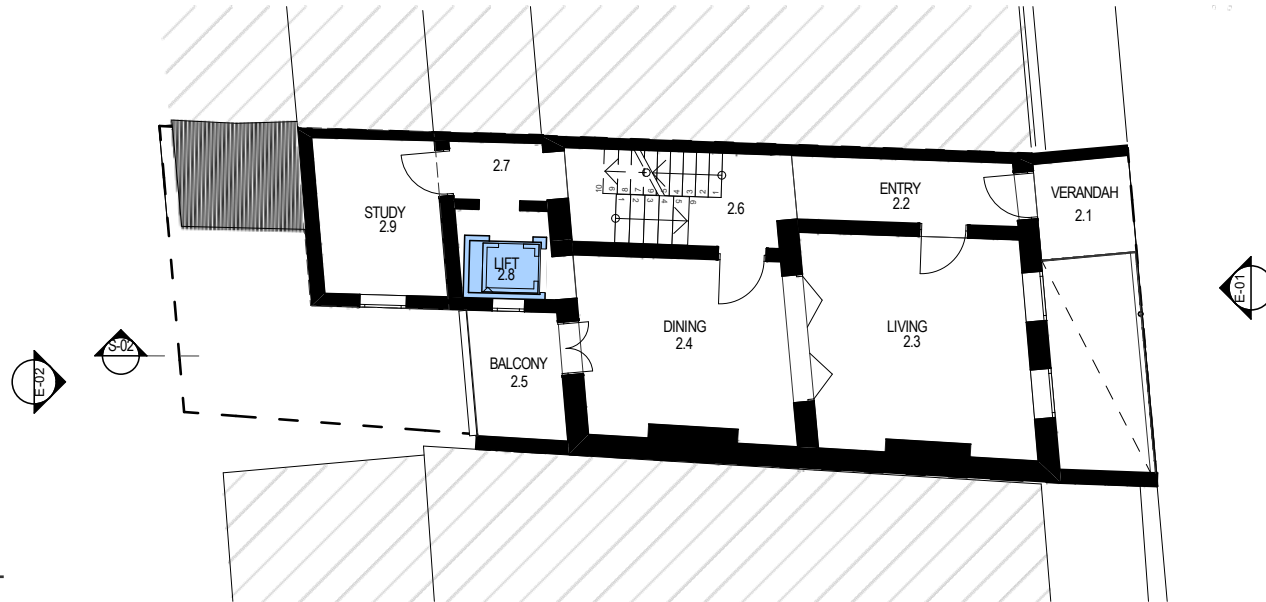


ISSUE NO.  
**08**  
DRAWING NO.  
**PR-100**

DRAWN BY : DS  
CHECKED BY : TS  
PROJECT NO.  
**1927**  
SCALE  
1:100 @ A3



Proposed- Basement Plan  
1:100



Proposed- Ground Plan  
1:100



**Tropman & Tropman Architects**  
ABN 71 088 542 885  
Address: 55 Lower Fort Street, Dawes Point, Sydney  
NSW 2000 Australia  
P +61 2 9251 3250 | F +61 2 9251 6109  
E [tropman@tropmanarchitects.com.au](mailto:tropman@tropmanarchitects.com.au)  
W [www.tropmanarchitects.com.au](http://www.tropmanarchitects.com.au)

**PRELIMINARY - NOT FOR CONSTRUCTION**  
**Sections 4.55 and 65 Applications**  
**General Notes**

The Builder shall check all dimensions and levels on site prior to construction.  
Notify any errors, discrepancies or omissions to the architect. Drawings shall not be used for construction purposes until issued for construction. Do not scale drawings.  
All boundaries and contours subject to survey obtained by Surveyor. All dimensions to be checked on site prior to commencement of work.  
Copyright © all rights reserved. This drawing may not be reproduced or transmitted in any form or by any means in part or in whole without permission of Tropman & Tropman Architects.

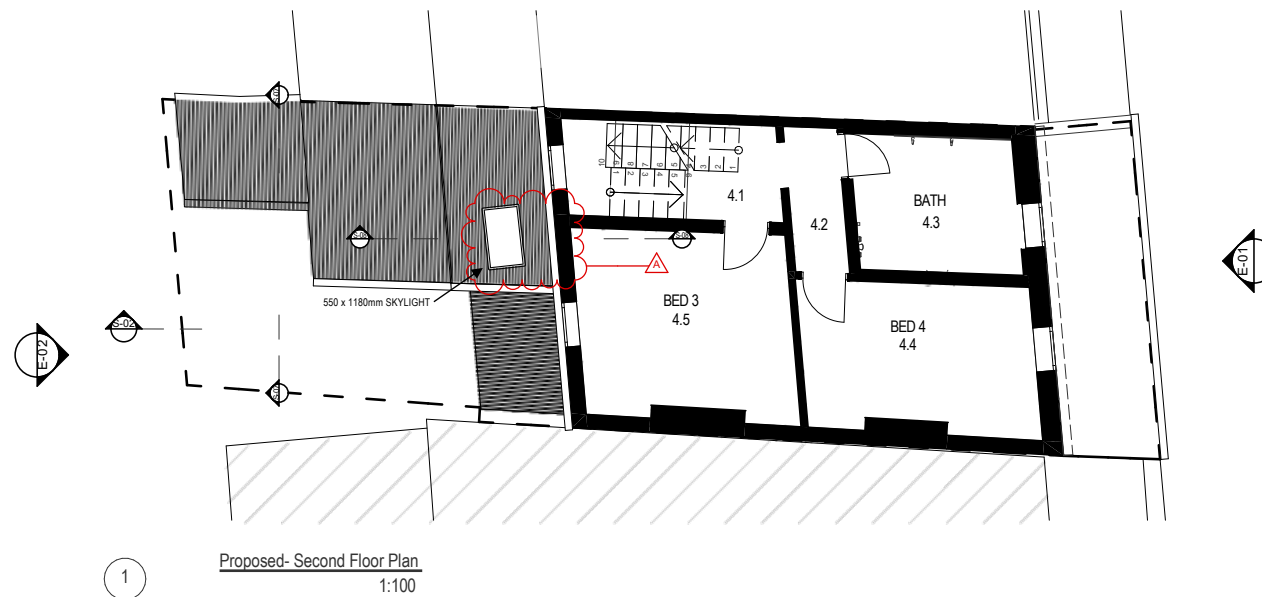
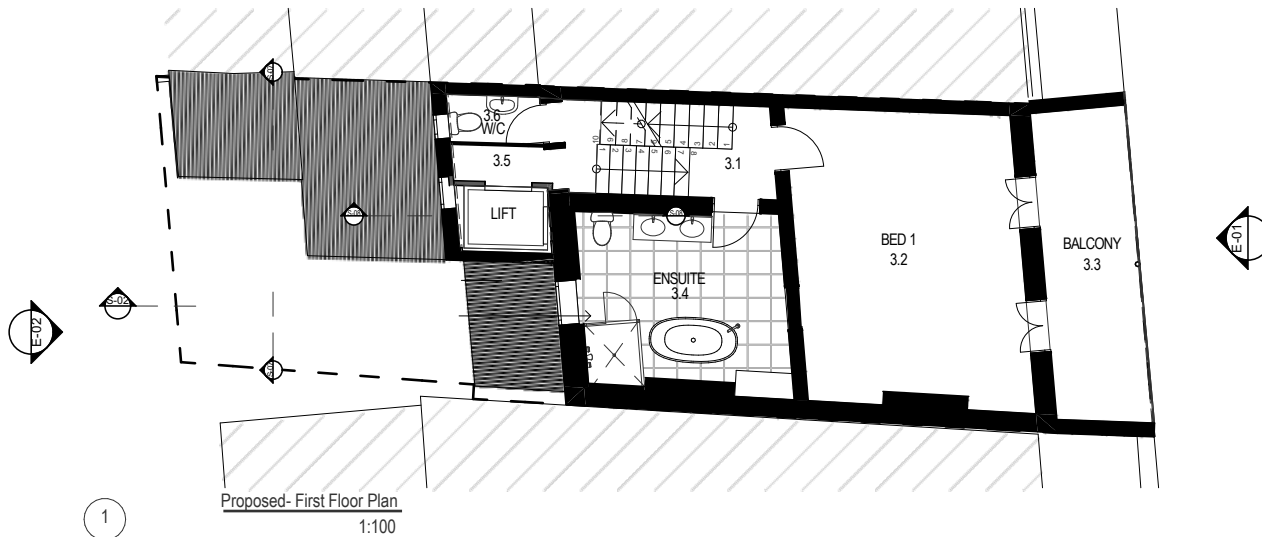
07	Issue to Heritage NSW and City of Sydney Council	31/08/2021
06	Issue to City of Sydney Council	25/11/2020
05	Issue to Heritage NSW	24/07/2020
04	Issue to Heritage NSW	28/05/2020
03	Issue to Heritage NSW	05/05/2020
02	Issue to Client	4/02/2020
01	Issue to Client	13/12/2019
No	Revision	Date

PROJECT NAME :  
**53 Lower Fort Street Alterations & Additions**  
CLIENT :  
Bret & Kate Cade

SITE :  
**53 Lower Fort Street**  
Dawes Point NSW 2097  
DRAWING TITLE :  
**PROPOSED- BASEMENT & GROUND PLAN**

NOTE: Refer to all Schedule of Works for detail as schedules take precedence over drawings.	ISSUE NO. <b>07</b>	DRAWN BY : <b>DS</b>
	CHECKED BY : <b>TS</b>	
	PROJECT NO. <b>1927</b>	
	SCALE <b>1:100 @ A3</b>	
	DRAWING NO. <b>PR-101</b>	
	Published on: 4/02/2020	





A. Refer to detailed drawings on PR 105 in relation to proposed skylight



**Tropman & Tropman Architects**

ABN 71 088 542 885

Address: 55 Lower Fort Street, Dawes Point, Sydney  
NSW 2000 Australia  
P +61 2 9251 3250 | F +61 2 9251 6109  
E [tropman@tropmanarchitects.com.au](mailto:tropman@tropmanarchitects.com.au)  
W [www.tropmanarchitects.com.au](http://www.tropmanarchitects.com.au)

**PRELIMINARY - NOT FOR CONSTRUCTION**  
**Sections 4.55 and 65 Applications**  
**General Notes**

The Builder shall check all dimensions and levels on site prior to construction.  
Notify any errors, discrepancies or omissions to the architect. Drawings shall not be used for construction purposes until issued for construction. Do not scale drawings.  
All boundaries and contours subject to survey obtained by Surveyor. All dimensions to be checked on site prior to commencement of work.  
Copyright © all rights reserved. This drawing may not be reproduced or transmitted in any form or by any means in part or in whole without permission of Tropman & Tropman Architects.

08	Issue to Heritage NSW and City of Sydney Council	16/09/2021
07	Issue to Heritage NSW and City of Sydney Council	31/08/2021
06	Issue to City of Sydney Council	25/11/2020
05	Issue to Heritage NSW	28/05/2020
04	Issue to Heritage NSW	28/05/2020
03	Issue to Heritage NSW	05/05/2020
02	Issue to Client	04/02/2020
01	Issue to Client	13/12/2019
No	Issue	Date

PROJECT NAME :  
**53 Lower Fort Street Alterations & Additions**

CLIENT :  
**Bret & Kate Cade**

SITE :  
**53 Lower Fort Street**  
Dawes Point NSW 2097

DRAWING TITLE :  
**PROPOSED- FIRST & SECOND FLOOR PLAN**

Published on: 28/05/2020

NOTE: Refer to all Schedule of Works for detail as schedules take precedence over drawings.

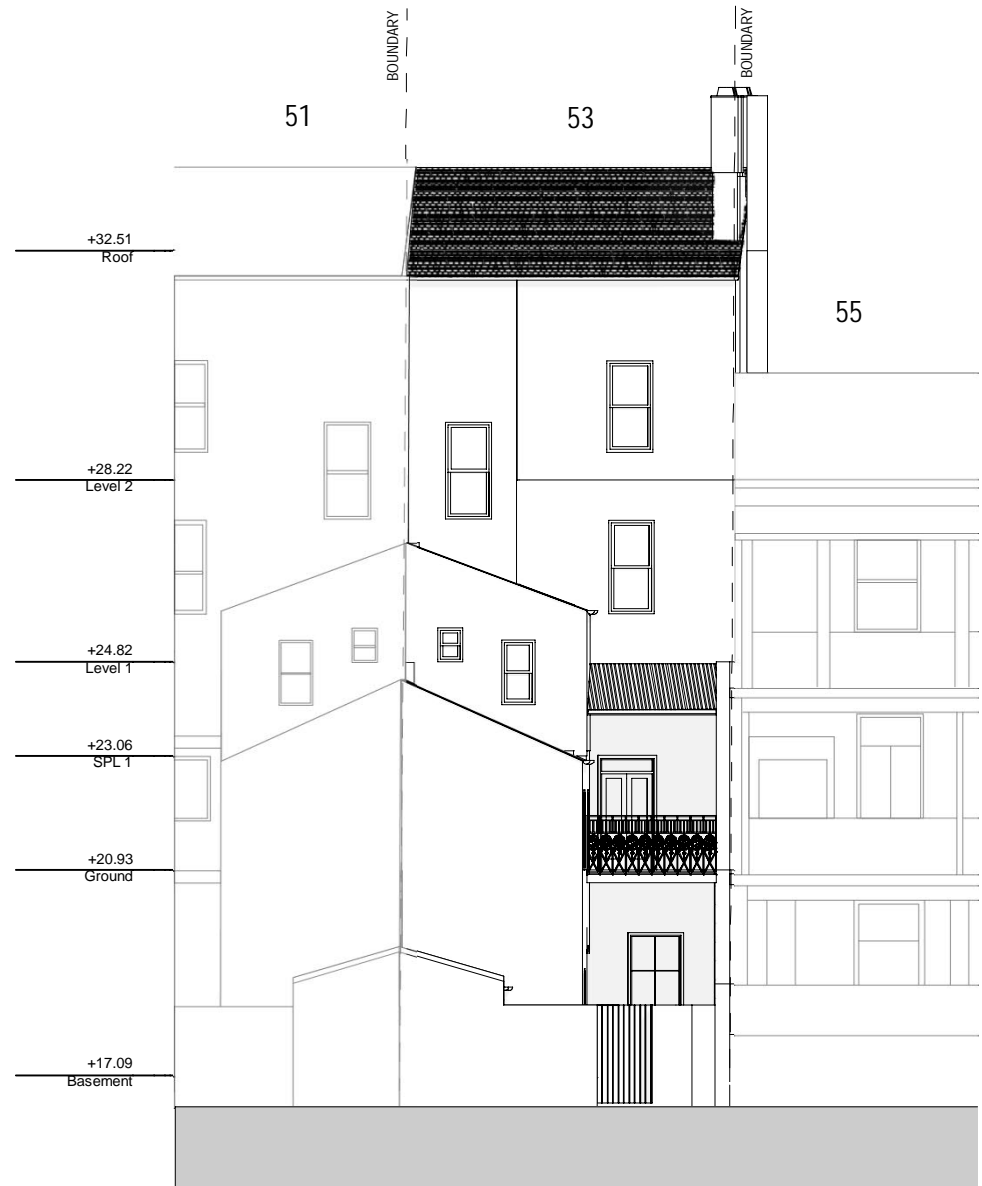


ISSUE NO.  
**08**  
DRAWING NO.  
**PR-102**

DRAWN BY : DS  
CHECKED BY : TS  
PROJECT NO.  
**1927**  
SCALE  
1:100 @ A3



1 Proposed-South East Elevation  
1:100



1 Proposed-North West Elevation  
1:100



**Tropman & Tropman Architects**  
ABN 71 088 542 885

Address: 55 Lower Fort Street, Dawes Point, Sydney  
NSW 2000 Australia  
P +612 9251 3250 | F +612 9251 6109  
E [tropman@tropmanarchitects.com.au](mailto:tropman@tropmanarchitects.com.au) |  
W [www.tropmanarchitects.com.au](http://www.tropmanarchitects.com.au)

**PRELIMINARY - NOT FOR CONSTRUCTION**

**Section 4.55 Application**  
**General Notes**

The Builder shall check all dimensions and levels on site prior to construction.  
Notify any errors, discrepancies or omissions to the architect. Drawings shall not be used for construction purposes until issued for construction. Do not scale drawings.  
All boundaries and contours subject to survey obtained by Surveyor. All dimensions to be checked on site prior to commencement of work.  
Copyright © all rights reserved. This drawing may not be reproduced or transmitted in any form or by any means in part or in whole without permission of Tropman & Tropman Architects.

06	Issue to City of Sydney Council	25/11/2020
05	Issue to Heritage NSW	24/07/2020
04	Issue to Heritage NSW	28/05/2020
03	Issue to Heritage NSW	06/05/2020
02	Issue to Client	04/08/2020
01	Issue to Client	28/02/2019
No	Issue	Date

PROJECT NAME:  
**53 Lower Fort Street Alterations & Additions**

CLIENT:  
**Bret & Kate Cade**

SITE:  
**53 Lower Fort Street  
Dawes Point NSW 2097**

DRAWING TITLE:  
**PROPOSED- ELEVATIONS**

Published on: 28/05/2020



ISSUE NO.  
**06**  
DRAWING NO.  
**PR-103**

DRAWN BY: DS  
CHECKED BY: TS  
PROJECT NO.  
**1927**  
SCALE  
1:100 @ A3

NOTE: Refer to all Schedule of Works for detail as schedules take precedence over drawings.



1 Proposed- Section A  
1:100



## Tropman & Tropman Architects

ABN 71 088 542 885

Address: 55 Lower Fort Street, Dawes Point, Sydney  
NSW 2000 Australia  
P +61 2 9251 3250 | F +61 2 9251 6109  
E [tropman@tropmanarchitects.com.au](mailto:tropman@tropmanarchitects.com.au)  
W [www.tropmanarchitects.com.au](http://www.tropmanarchitects.com.au)

### PRELIMINARY - NOT FOR CONSTRUCTION Sections 4.55 and 65 Applications General Notes

The Builder shall check all dimensions and levels on site prior to construction.  
Notify any errors, discrepancies or omissions to the architect. Drawings shall not be used for construction purposes until issued for construction. Do not scale drawings.  
All boundaries and contours subject to survey obtained by Surveyor. All dimensions to be checked on site prior to commencement of work.  
Copyright © all rights reserved. This drawing may not be reproduced or transmitted in any form or by any means in part or in whole without permission of Tropman & Tropman Architects.

08	Issue to Heritage NSW and City of Sydney Council	16/09/2021
07	Issue to Heritage NSW and City of Sydney Council	31/08/2021
06	Issue to City of Sydney Council	25/11/2020
05	Issue to Heritage NSW	24/07/2020
04	Issue to Heritage NSW	28/05/2020
03	Issue to Heritage NSW	05/05/2020
02	Issue to Client	4/02/2020
01	Issue to Client	13/12/2019
No	Revision	Date

PROJECT NAME :  
53 Lower Fort Street Alterations & Additions

CLIENT :  
Bret & Kate Cade

SITE :  
53 Lower Fort Street  
Dawes Point NSW 2097

DRAWING TITLE:  
PROPOSED- SECTION A

NOTE: Refer to all Schedule of Works for detail as schedules take precedence over drawings.

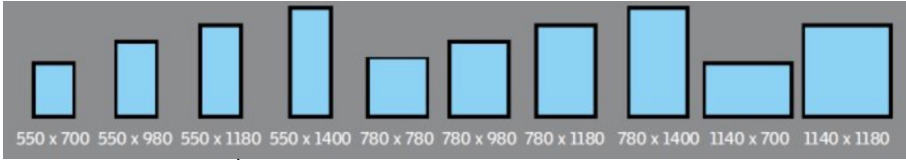
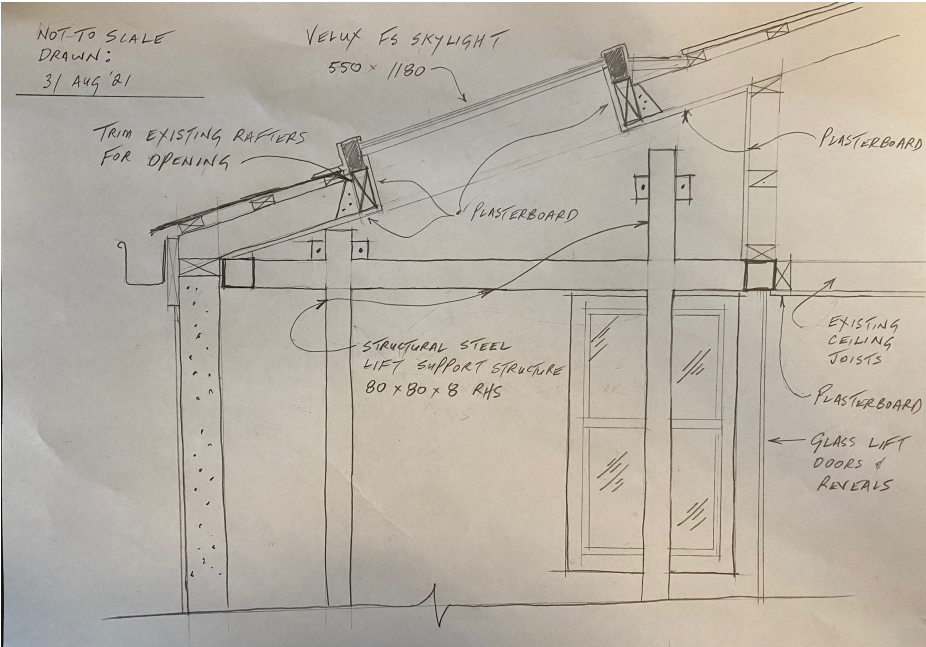


ISSUE NO.  
08  
DRAWING NO.  
PR-104

DRAWN BY : DS  
CHECKED BY : TS  
PROJECT NO.  
1927  
SCALE  
1:100 @ A3

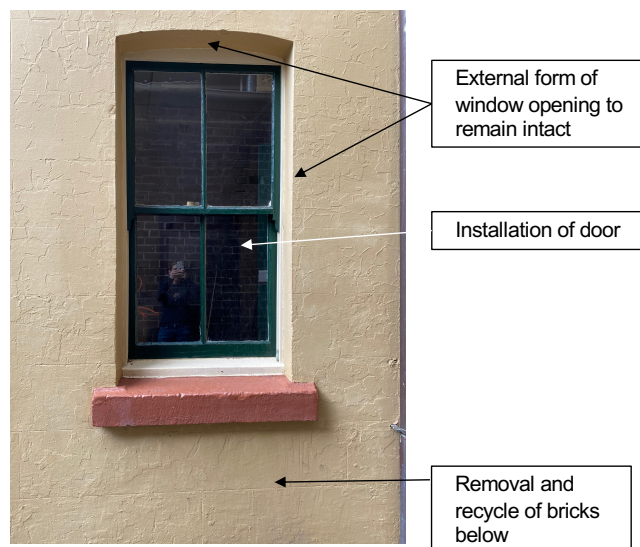
Published on: 4/02/2020





Skylight size on ceiling to understand impact on the building

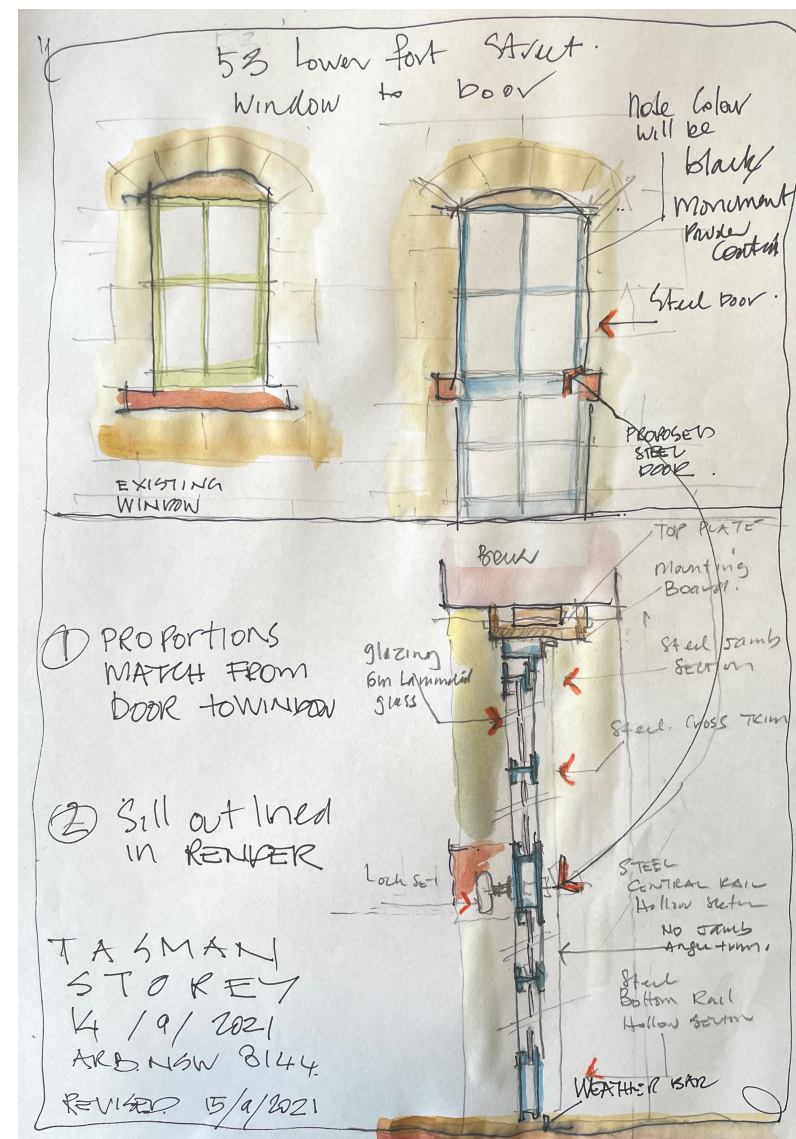
		<b>Sections 4.55 and 65 Application</b> <b>General Notes</b> The Builder shall check all dimensions and levels on site prior to construction. Notify any errors, discrepancies or omissions to the architect. Drawings shall not be used for construction purposes until issued for construction. Do not scale drawings. All boundaries and contours subject to survey obtained by Surveyor. All dimensions to be checked on site prior to commencement of work.				53 Lower Fort Street Alterations & Additions	CLIENT : Bret & Kate Cade	SITE : 53 Lower Fort Street Dawes Point NSW 2000 DRAWING TITLE : Proposed – Skylight Details		ISSUE NO. 02 DRAWING NO. PR105	CHECKED BY : PROJECT NO. SCALE 1:1.32 @ A3
			02	Issue to Heritage NSW and City of Sydney Council	16/09/2021						
			01	Issue to Heritage NSW and City of Sydney Council	31/08/2021						
			No	Revision							



Current Laundry window



Current laundry window (left), portico entrance (middle), kitchen window (right)

[illegible]