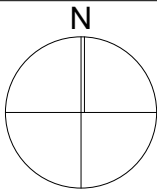
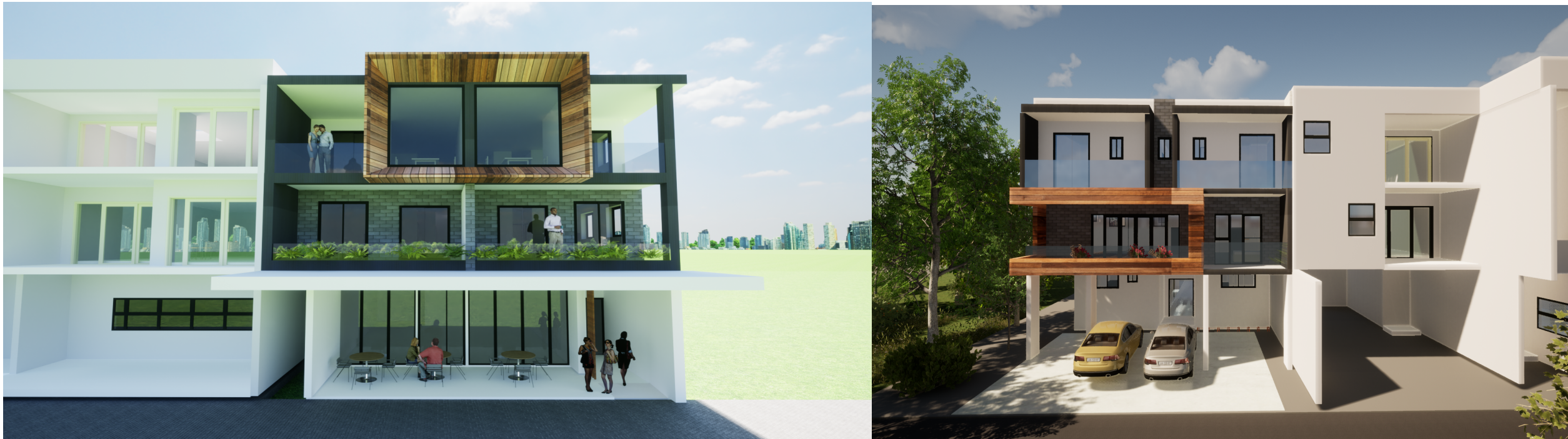


DEVELOPMENT APPLICATION

142 LAMBETH STREET PANANIA



# DEVELOPMENT APPLICATION

## 142 LAMBETH STREET PANANIA

### COMPLIANCE DETAILS

Bankstown Local Enviromatal Plan 2015 / DCP Bankstown

ZONE: B1

LOT / SECTION / PLAN No. 3 / - / DP13772, 4 / - / DP13772

LOT TYPE: Standard lot

Basix number

Site Area: 446.6 m²

Maximun building height - 11 m

yes

Maximun wall height - 7 m

Drawing List	
Sheet No:	Sheet Name
001	COVER PAGE
002	GENERAL NOTES
101	SITE PLAN
102	DEMOLITION
103	GROUND FLOOR
104	FIRST FLOOR
105	SECOND FLOOR
106	ROOF PLAN
201	ELEVATION
202	ELEVATION
203	ELEVATION
204	MATERIAL SCHEDULE
301	SECTION
400	MARCH SHADOW
401	UNIT SCHEDULE
402	SHADOWS
403	PERSPECTIVE SHADOWS
404	SITE ANALYSIS
405	SEDIMENT & EROSION PLAN
406	LANDSCAPE / DEEP SOIL PLAN
407	LANDSCAPE DETAILS

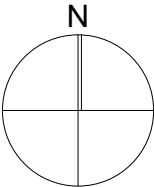


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142 LAMBETH STREET PANANIA
PROJECT DESCRIPTION
BOARDING HOUSE DEVELOPMENT
CLIENT
MR S. METRY

STATUS
DA
STAGE
DEVELOPMENT APPLICATION



DRAWING NO.

002

DRAWN BY  
WA  
DRAWING TITLE  
GENERAL NOTES

CHECKED BY  
WA

ISSUE

A

JOB NO.

P-728

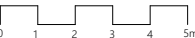
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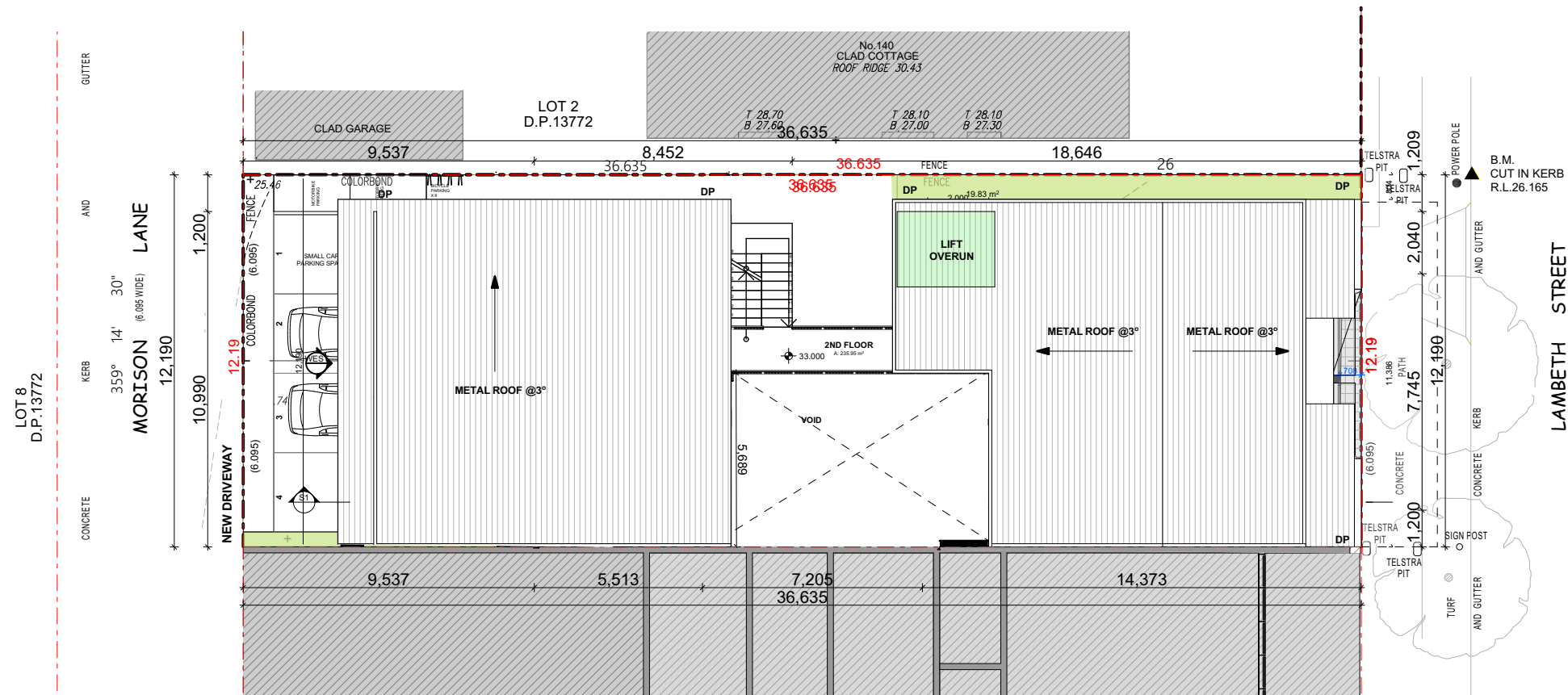
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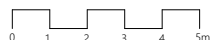
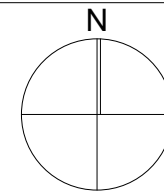
DATE

16/04/2024





1	SITE PLAN
-	1:200







MORISON LANE  
(6.095 WIDE)

T.K. GUTTER

T.K. GUTTER



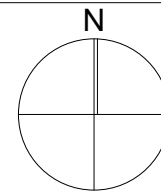
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STAGE  
DEVELOPMENT APPLICATION



DRAWING NO.

103

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WA  
DRAWING TITLE  
GROUND FLOOR

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WA

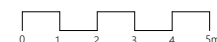
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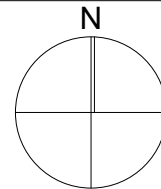
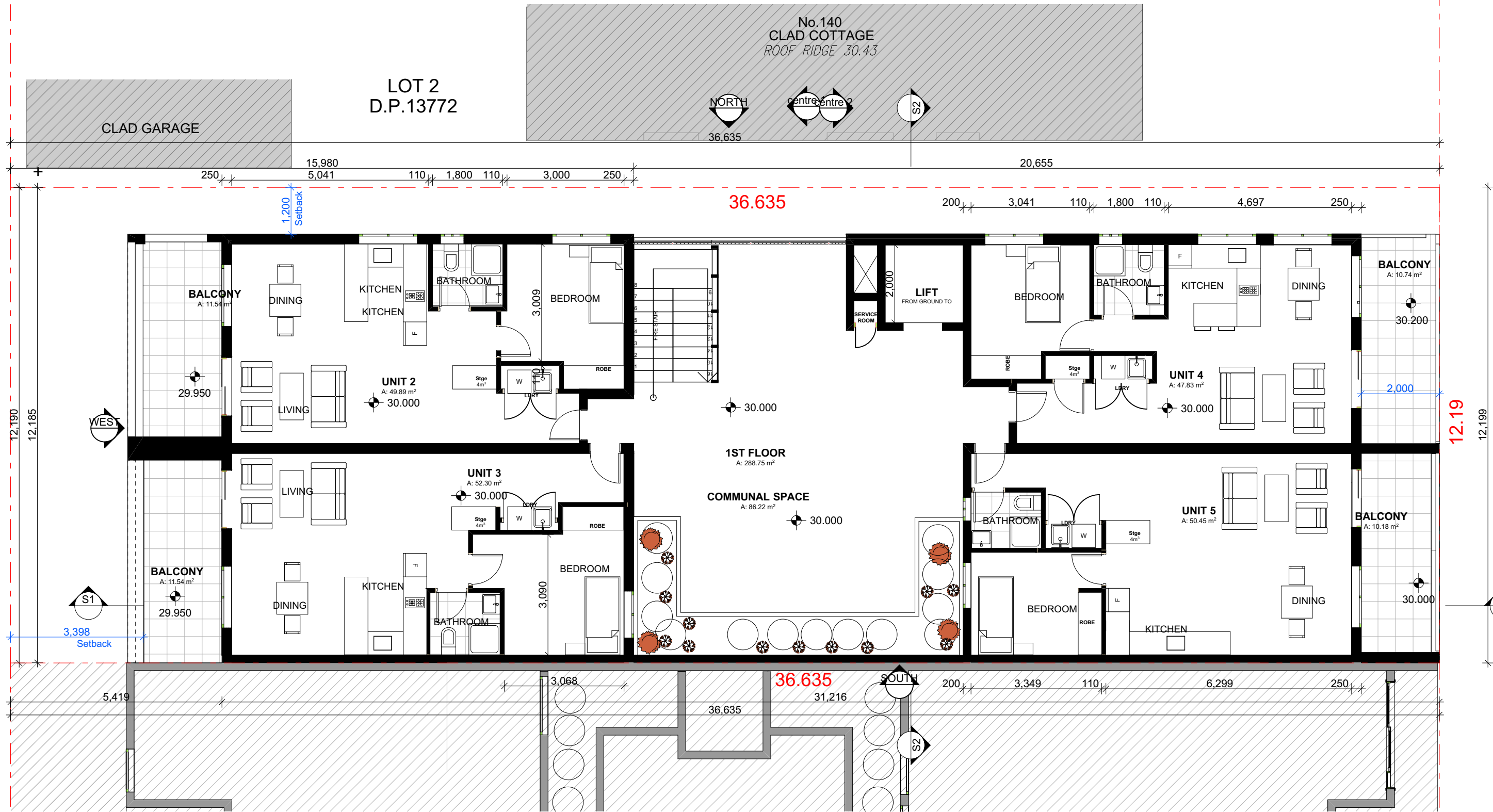
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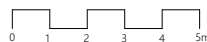
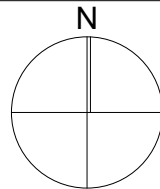
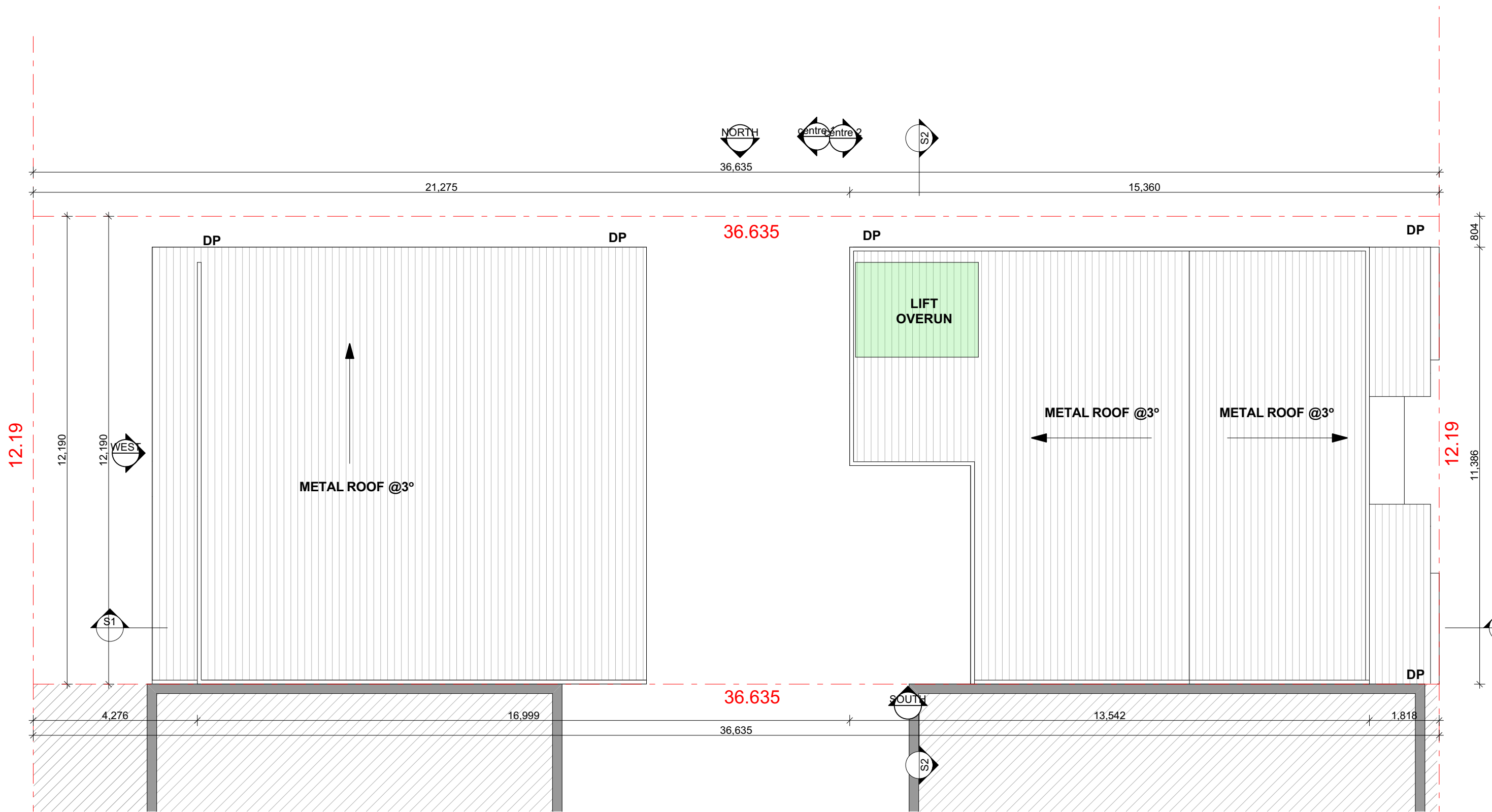
P-728

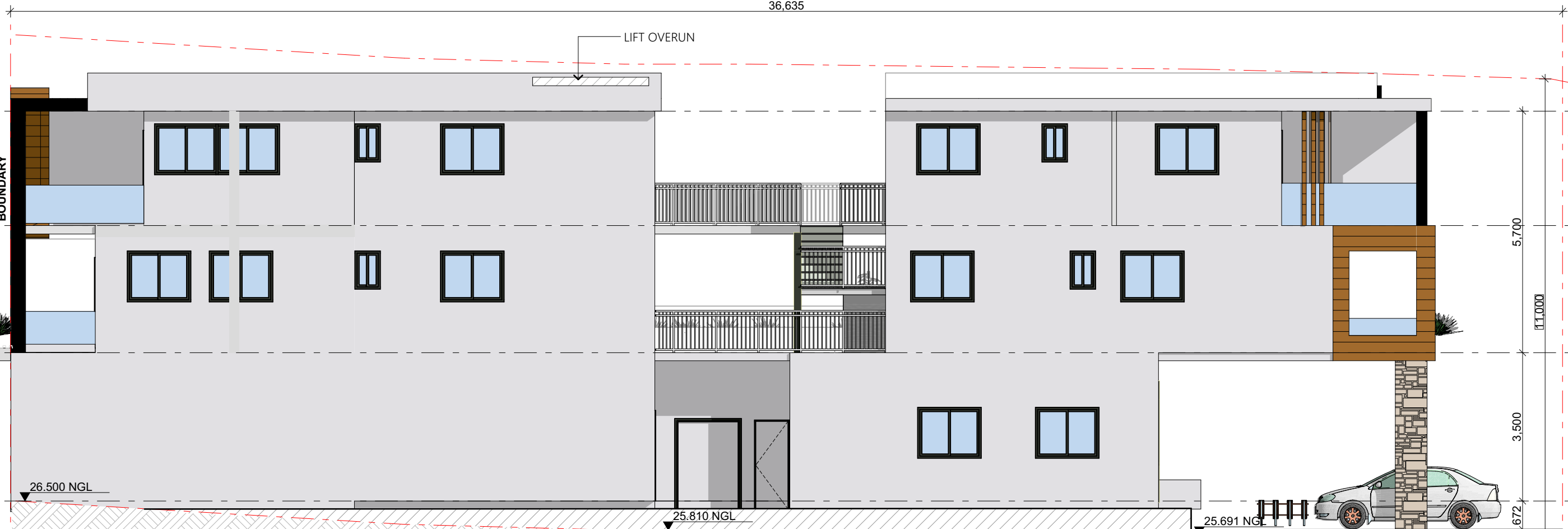
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DATE  
16/04/2024











1
-

**NORTH EAST ELEVATION**  
1:100

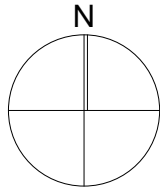
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CLIENT  
MR S. METRY

STATUS  
DA  
STAGE  
DEVELOPMENT APPLICATION



DRAWING NO.

**201**

DRAWN BY  
WA  
DRAWING TITLE  
ELEVATION

CHECKED BY  
WA

ISSUE

**A**

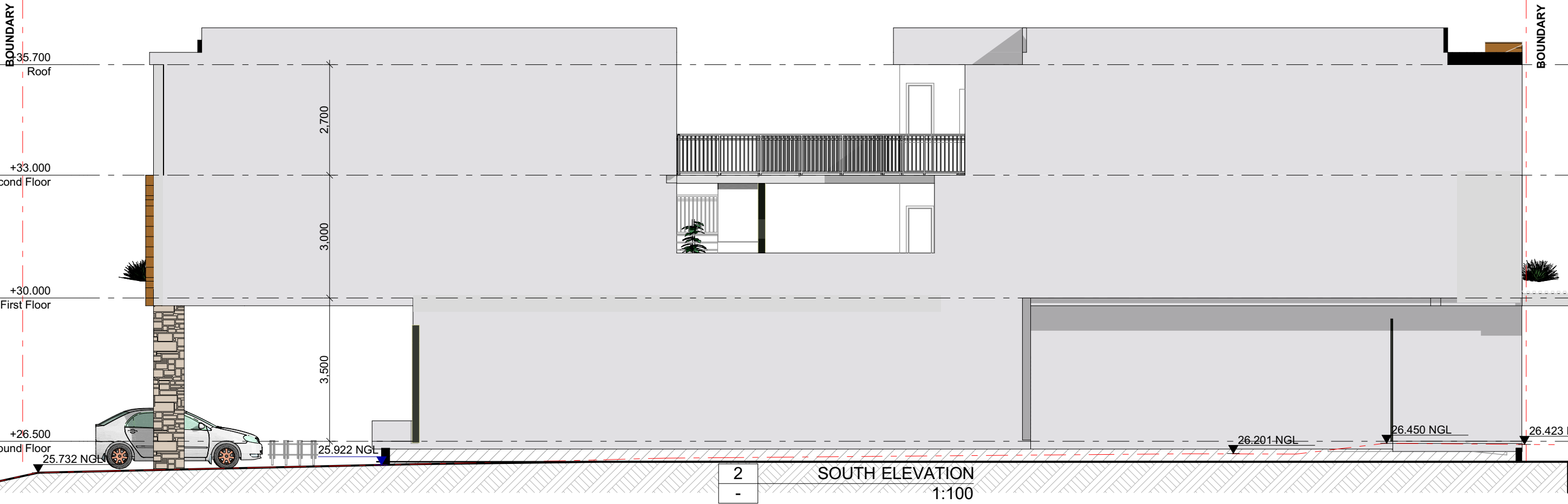
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P-728

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DATE  
16/04/2024





1  
-  
WEST ELEVATION  
1:100



2  
-  
SOUTH ELEVATION  
1:100

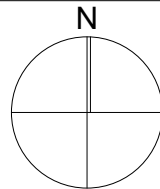
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DA  
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DRAWING NO.

202

DRAWN BY  
WA  
DRAWING TITLE  
ELEVATION

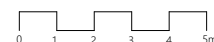
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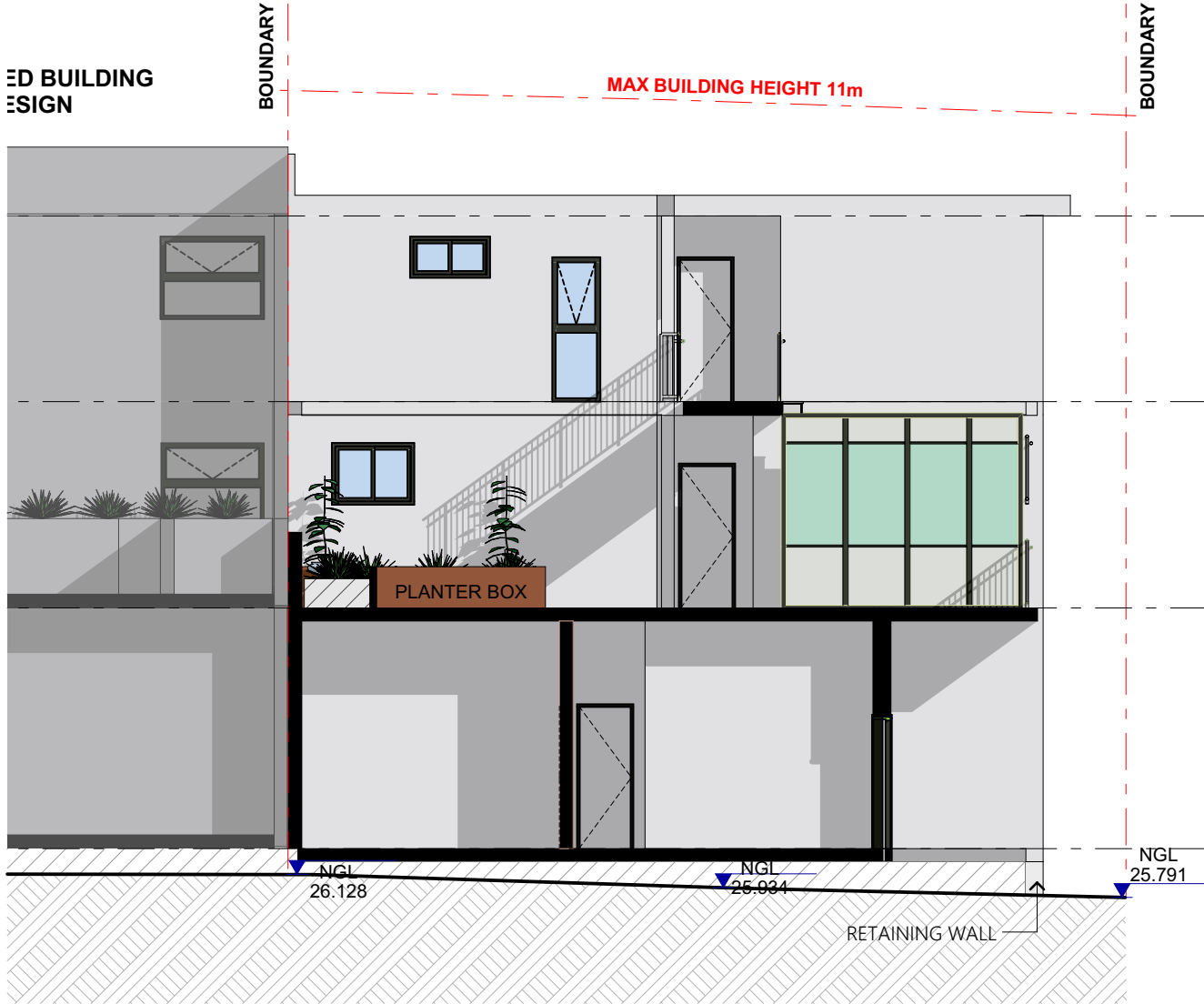
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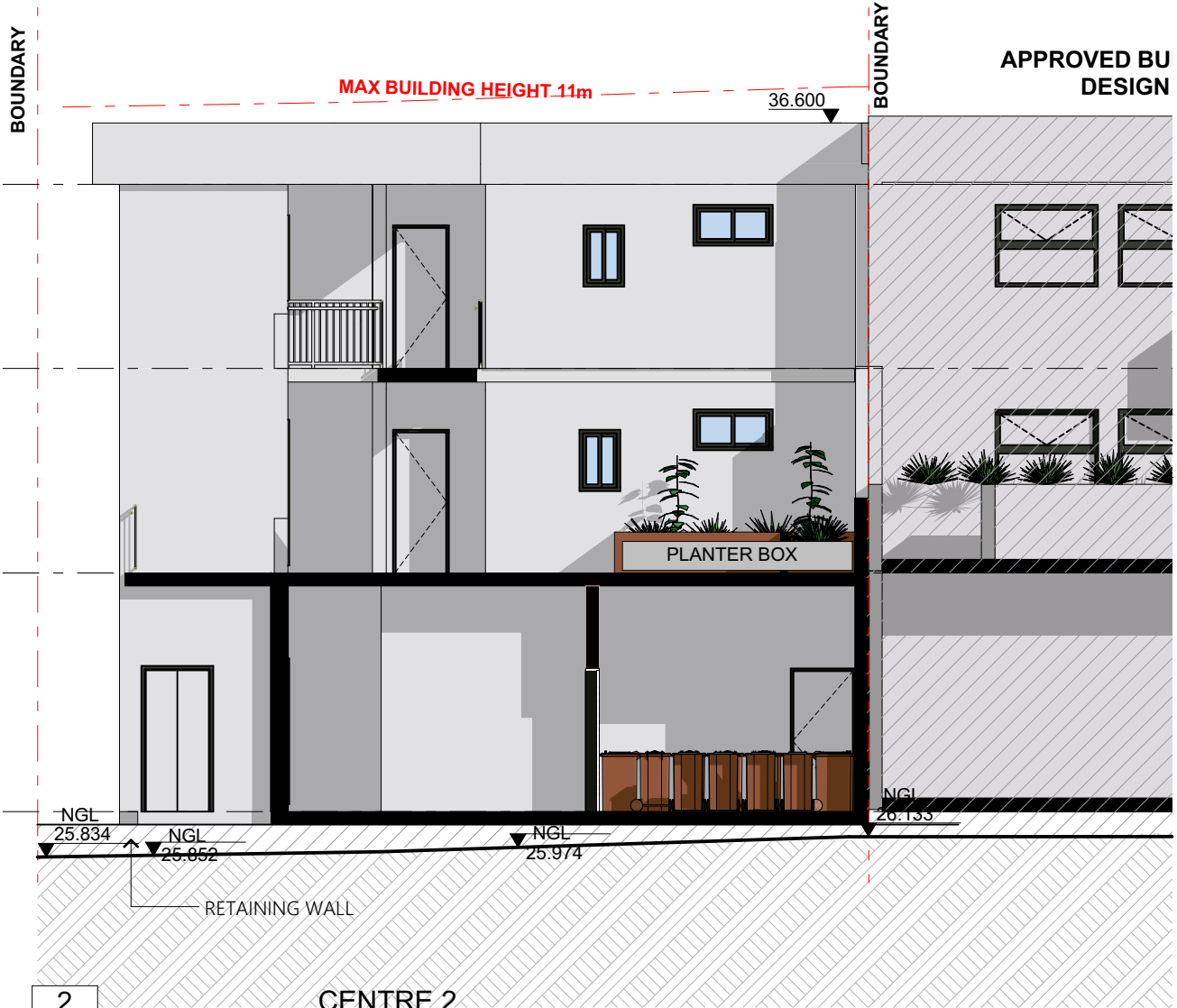
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P-728

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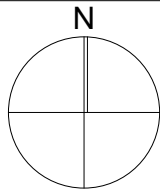




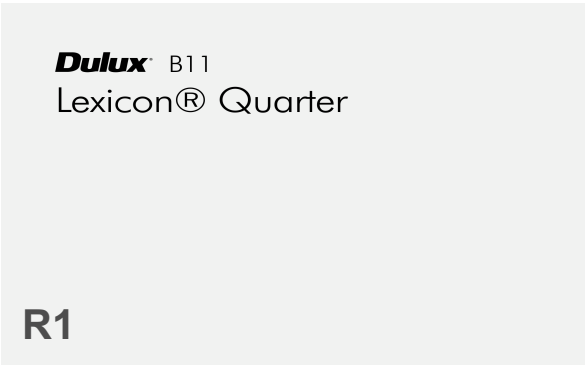
1  
-  
CENTRE 1  
1:100



2  
-  
CENTRE 2  
1:100







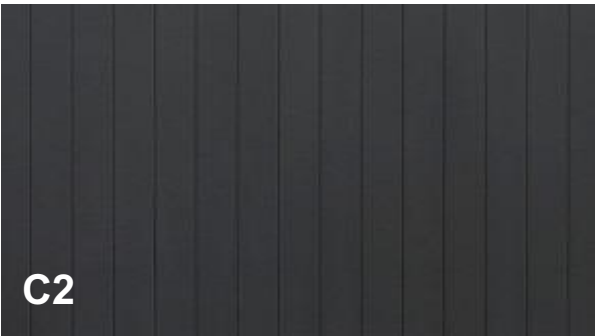
WHITE RENDER



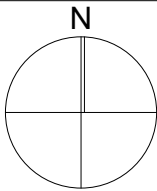
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AND MORTAR

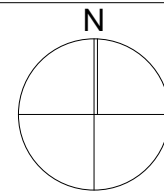
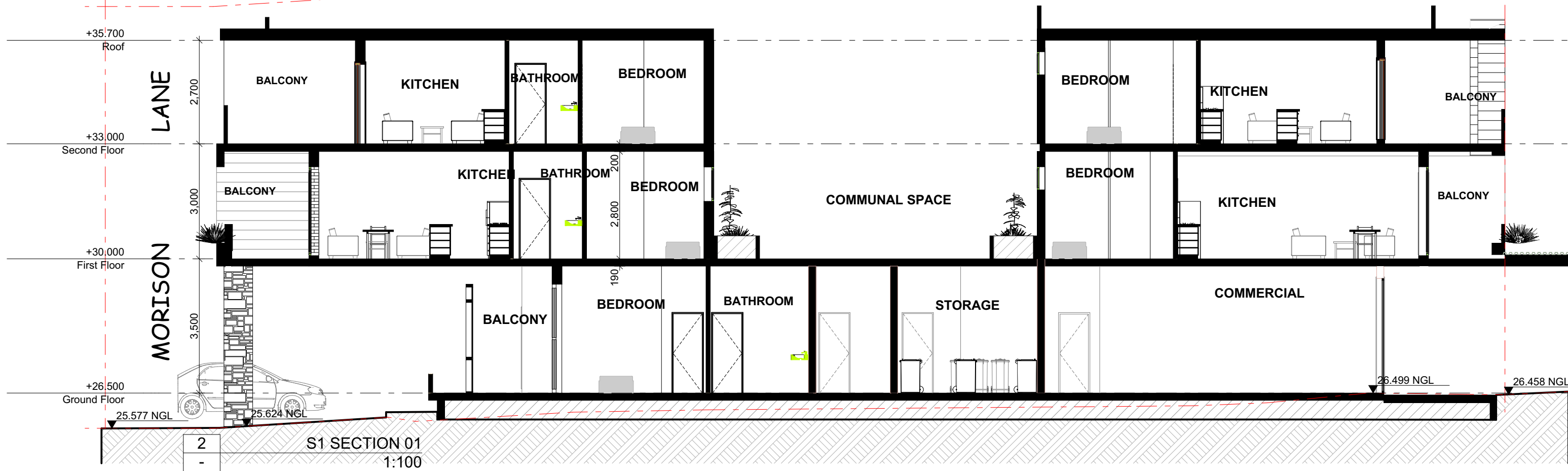
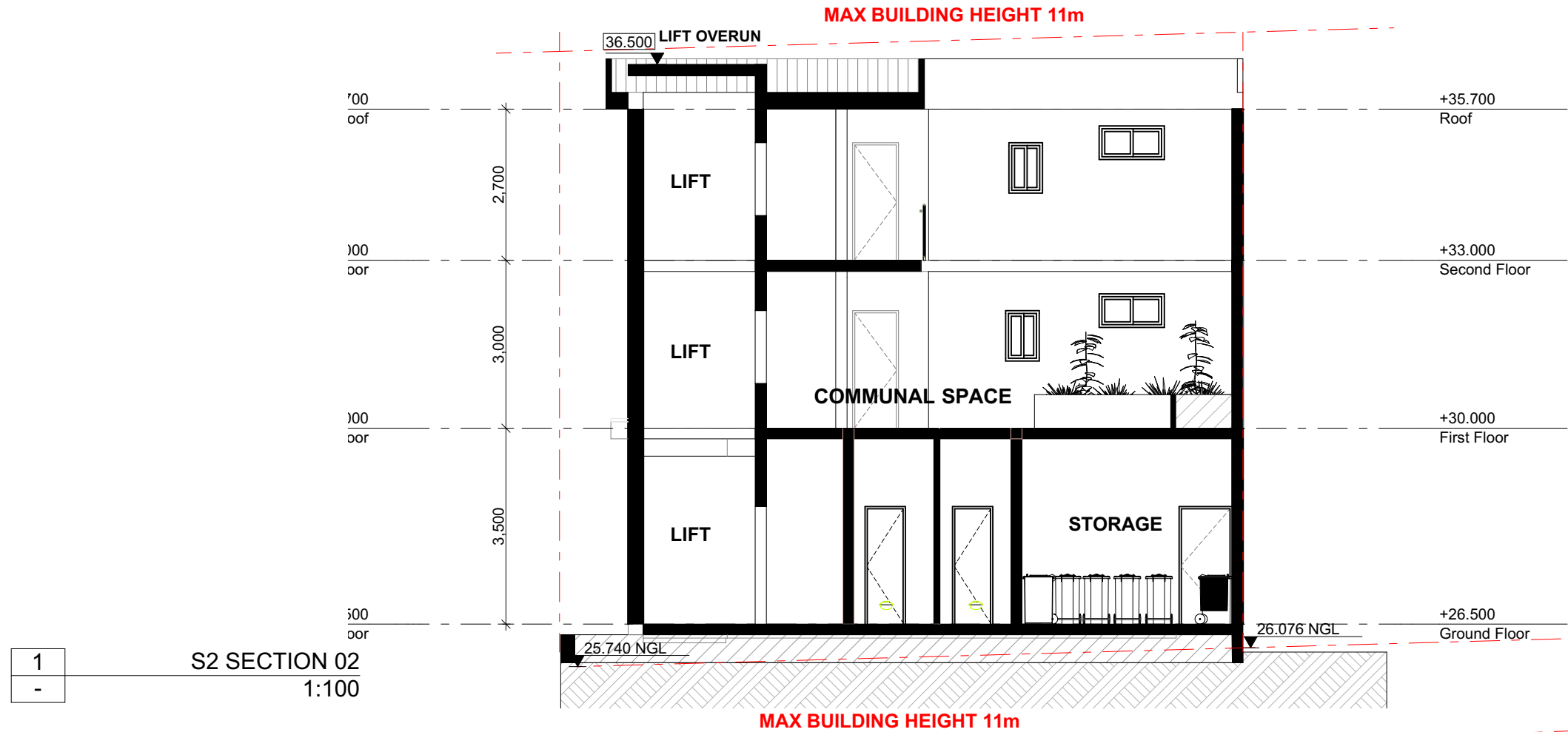


TIMBER  
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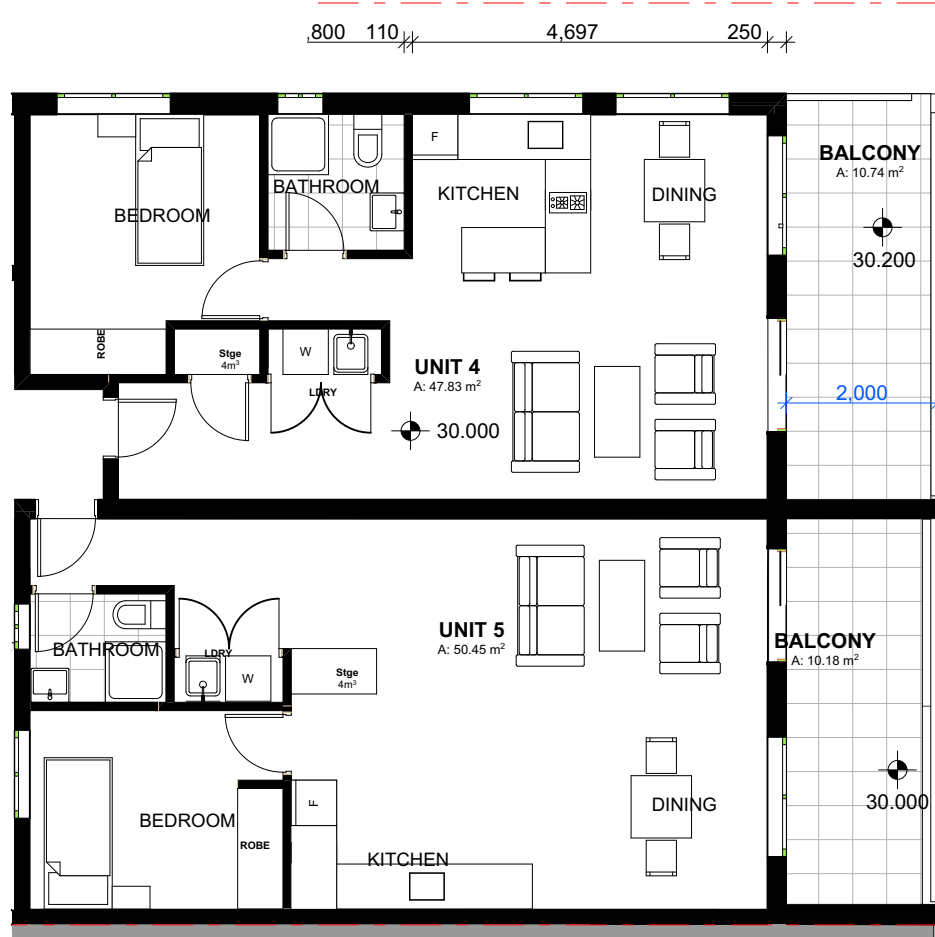
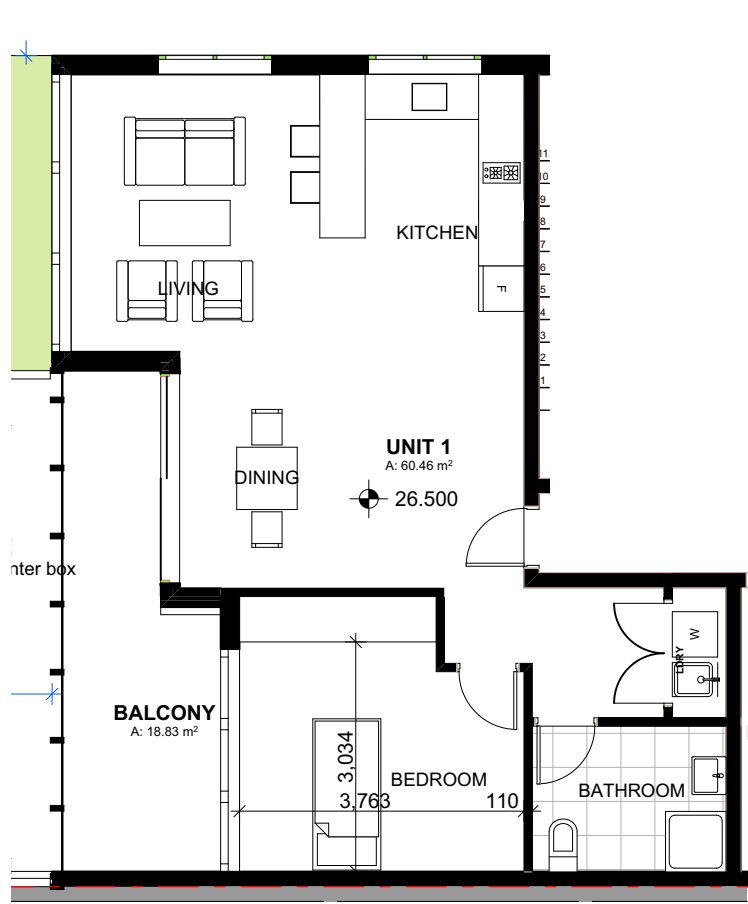


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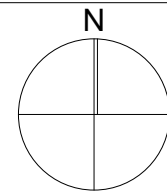






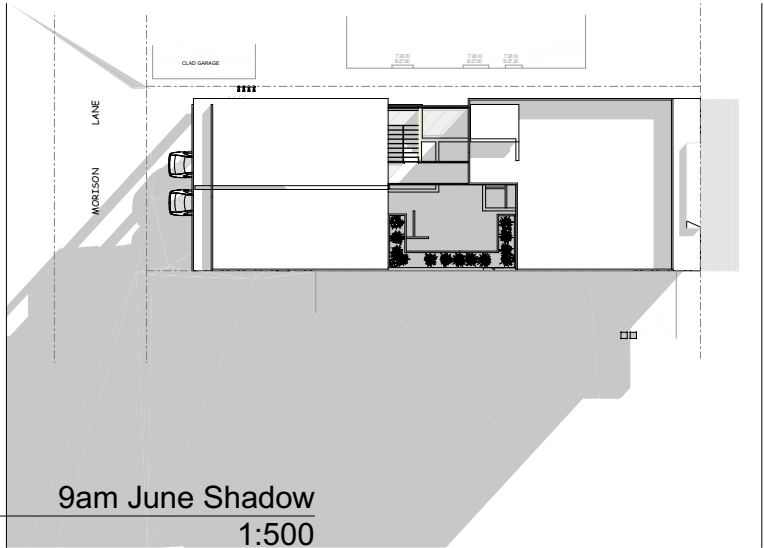


UNIT AREA SCHEDULE					
142 Lambeth Street PANANIA					
Unit No.	Internal Area incl. Kitchen and Bathroom		Occupancy	Private Open Space Balcony	
GROUND FLOOR					
Unit 1	60.46	m²	1	8.08	m²
1ST LEVEL					
Unit 2	50.23	m²	1	11.92	m²
Unit 3	52.30	m²	1	11.15	m²
Unit 4	47.43	m²	1	11.60	m²
Unit 5	50.45	m²	1	11.33	m²
2ND LEVEL					
Unit 6	51.77	m²	1	8	m²
Unit 7	54.11	m²	1	8	m²
Unit 8	50.42	m²	1	8	m²
Unit 9	52.31	m²	1	8	m²
Total No. of Units : 8					



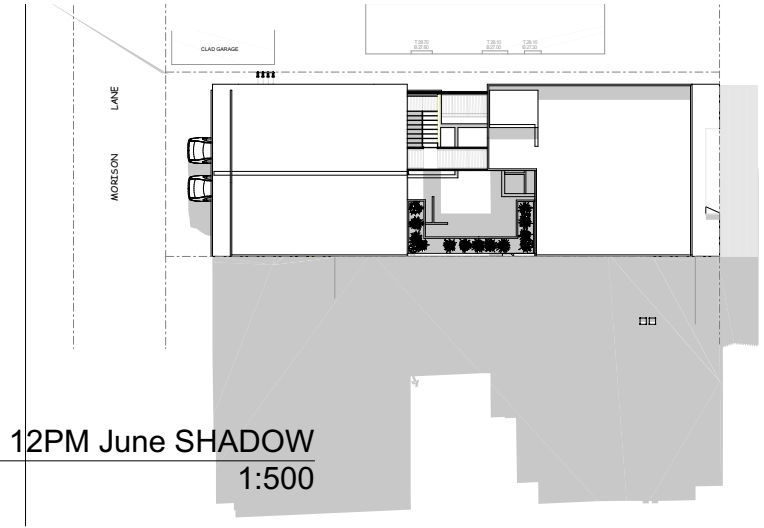


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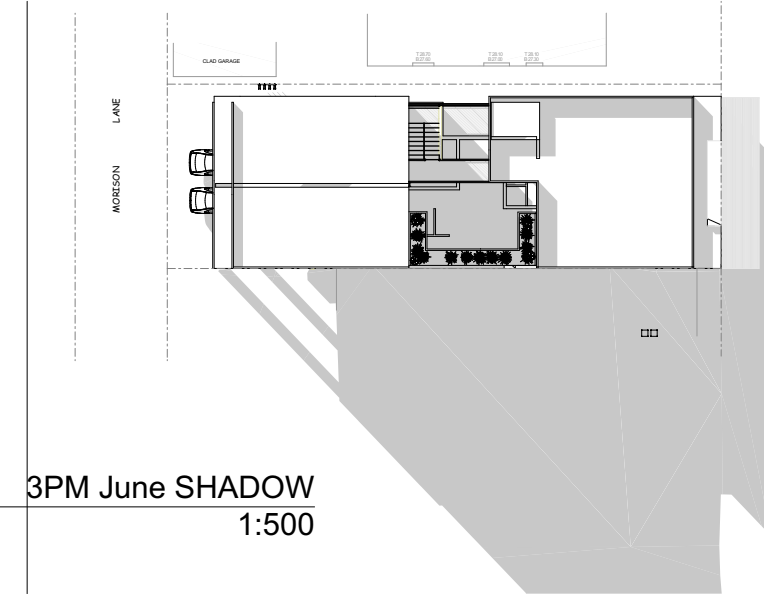
9am June Shadow  
1:500

2  
-



12PM June SHADOW  
1:500

3  
-



3PM June SHADOW  
1:500

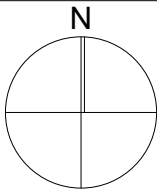
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CLIENT  
MR S. METRY

STATUS  
DA  
STAGE  
DEVELOPMENT APPLICATION



DRAWING NO.

402

DRAWN BY  
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SHADOWS

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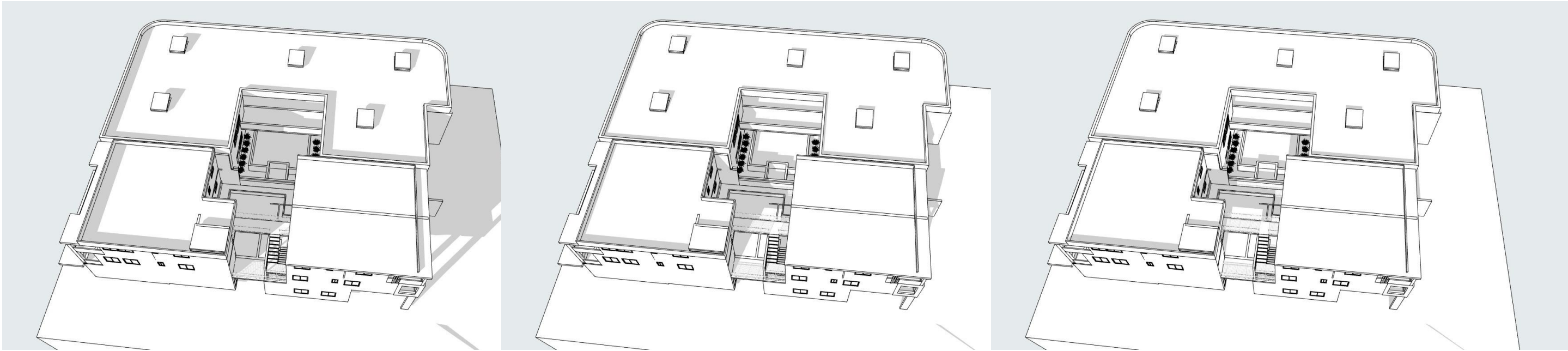
ISSUE

A

JOB NO.  
P-728

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1:100@ A3  
DATE  
16/04/2024





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-

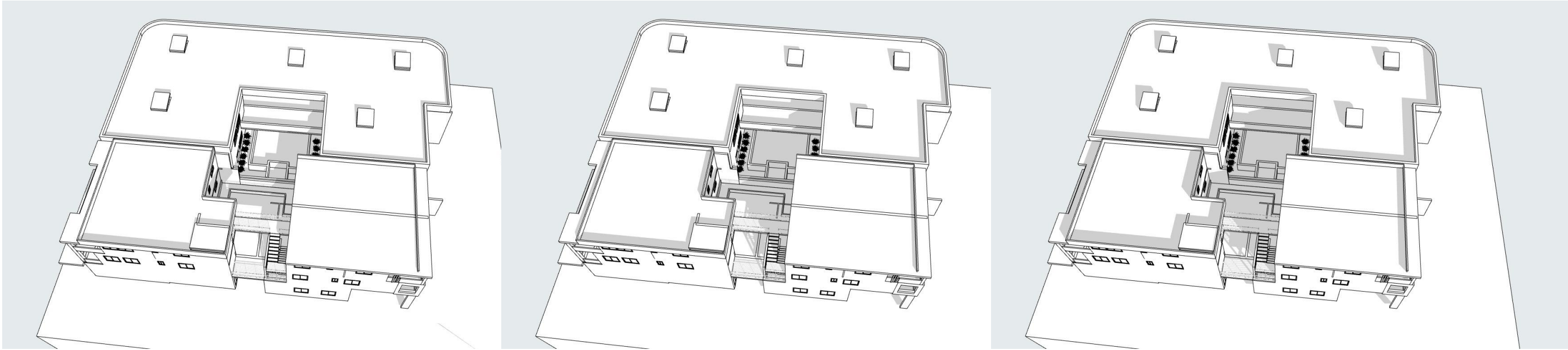
SHADOW 9am  
1:649.72

2  
-

SHADOW 11am  
1:649.72

3  
-

SHADOW 12pm  
1:649.72



4  
-

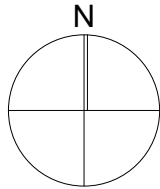
SHADOW 1pm  
1:649.72

5  
-

SHADOW 2pm  
1:649.72

6  
-

SHADOW 3pm  
1:649.72



Legend

→ Natural Slope

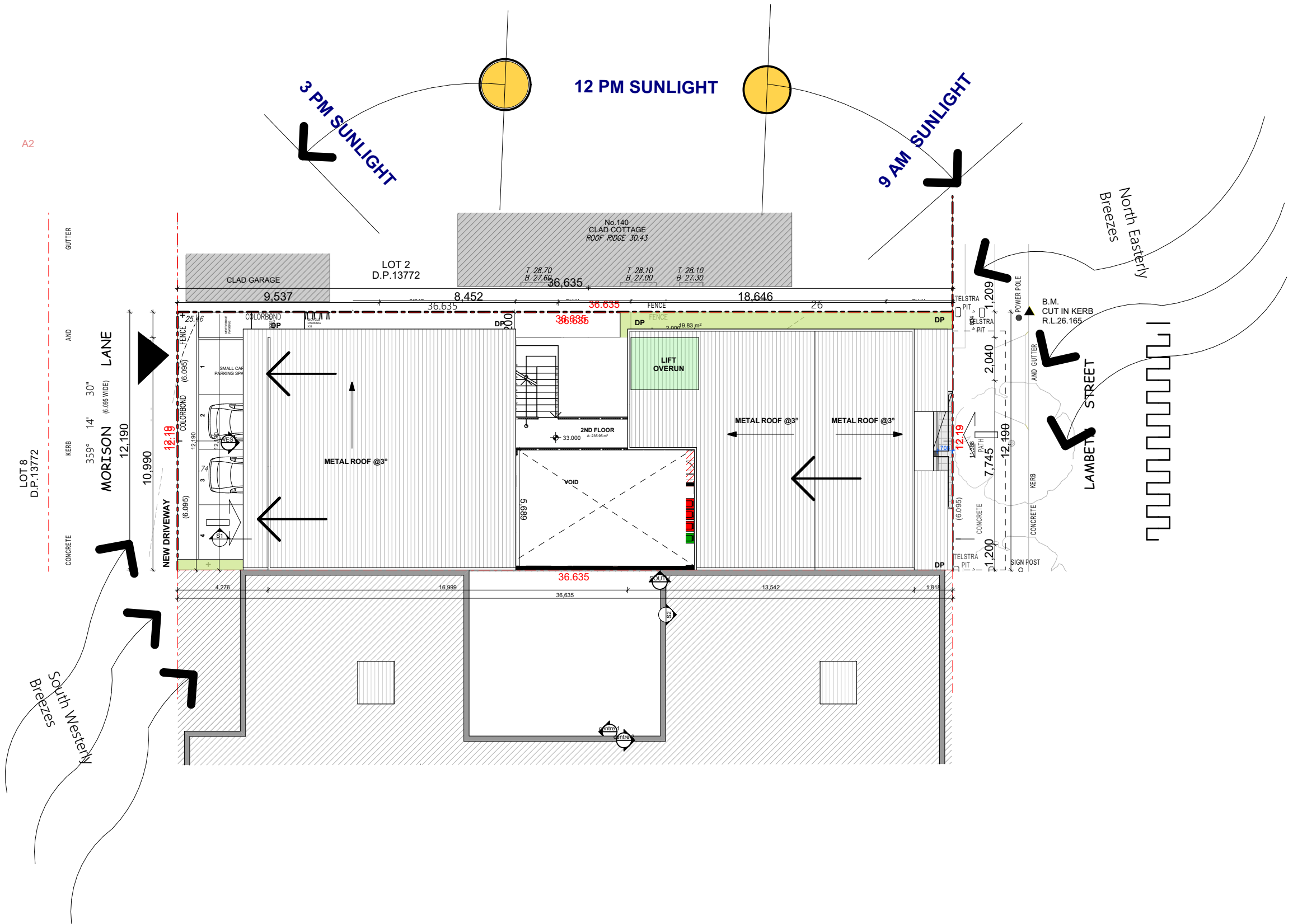
← Pedestrian Entry

Noise Direction

Vehicle Entry

Prevailing Winds

Proposed Development



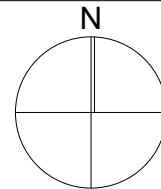
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MR S. METRY

STATUS  
DA  
STAGE  
DEVELOPMENT APPLICATION



DRAWING NO.

**404**

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WA  
DRAWING TITLE  
SITE ANALYSIS

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WA

ISSUE

**A**

JOB NO.  
P-728

SCALE  
1:50@ A1  
1:100@ A3  
DATE  
16/04/2024



Legend

Sediment Fencing

Sediment Traps to drains

Stock Piling Area

Direction of Site Runoff

Fall Of Site

SILT ARRESTOR PIT GENERAL NOTES  
1. PITS TO BE CONSTRUCTED IN THE FOLLOWING MANNER  
1.1 PRECAST  
1.2 BRICKS WITH CEMENT RENDER  
2. OUTLET PIPES TO BE PLACED AT 90 DEGREES TO THE INLET PIPELINE (AS SHOWN IN THE PLAN)  
3. INLET TO BE ABOVE SCREEN AND THE OUTLET TO BE BELOW THE SCREEN  
4. ALL WORK TO BE TO THE SATISFACTION OF THE DIRECTOR TECHNICAL SERVICES  
5. ORIFICE PLATES ARE NOT TO BE USED  
6. FOR CONNECTION TO COUNCIL'S DRAINAGE SYSTEM 6.1 CONNECTION TO BE MADE INTO TOP ONE THIRD OF COUNCIL'S PIPE AT 45 DEGREES TO FLOW  
6.2 ON PIPE PROTRUSAIION ALLOWED INTO COUNCIL'S PIPELINE  
6.3 INSPECTION TO BE MADE BY COUNCIL'S ENGINEER PRIOR TO THE SEALING OF THE JOINT

CONSTRUCTION SITE

- The subject construction site should implement the following:
- The driveway crossings on Melvin Street will be used for vehicular access by construction vehicles during the loading/unloading and delivery activities. Vehicles are to enter and exit the site in a under supervision where possible, therefore increasing safety for pedestrians and preventing traffic congestion.
  - A certified Traffic Controller is to be stationed at the entry/exit driveway, when large construction vehicles arrive/depart to ensure they access the site safely and to manage the flow of traffic and pedestrians near the site.
  - All construction vehicles arriving to and leaving the site shall have their demolition/excavation and material loads sealed or covered. The loading of disposable material into these vehicles leaving the site is to occur within the site only.
  - The wheels of construction vehicles are to be cleaned and hosed by construction personnel before leaving the site, to ensure that soil and other material is not transported or tracked onto the footpath or the roadway. The truck pathway is to be swept on regular basis to ensure that demolition and construction materials do not build up or get transported to public roads and footpaths.
  - All construction vehicles are to ensure that their engines are turned off, where possible, in order to minimise any noise impacts on adjoining properties.
  - The storage of all building materials and machinery is to take place only within the boundaries of the site in order to protect public roads and footpaths. The storage of building materials or any equipment on the public roadway or footpath is not permitted at all times. Cranes and concrete pumps are to be positioned within the site boundaries or at the front of the site within the dedicated on-road Works Zone, if required and approved by Council.
  - Location of site amenities including site toilet, staff parking and a dedicated area for loading and unloading, material, plant and spoil bin storage to be provided within the site.

- It should be noted that the locations of site amenities, staff parking, loading and unloading area, waste removal and storage areas may slightly change from time to time, to suit changing conditions of the site for safety and to suit the works methodology. Staff/workers are to utilise the on-site staff parking where possible.
- The site manager / leading foreman should ensure that all deliveries and pick-up of construction and waste material is to be adequately staggered with reasonable gaps in time between the arrival and departure of construction vehicles, to avoid multiple vehicles arriving at the same time. Adequate gaps in time between the arrival and departure of construction vehicles is important to allow for possible traffic delays or delays in loading/unloading activities.
- Appropriate sediment control measures are to be installed prior to the commencement of any construction works and waste bins are to be placed within the site for the storage of demolished/excavated/waste material, to ensure the safe disposal or recycling and minimising impacts on the environment.
- A temporary 1.8 metre high security fence is to be installed around the site at all times during the proposed works, in order to protect pedestrians and ensure that the site is secured against unauthorised entry or when the site is not attended.

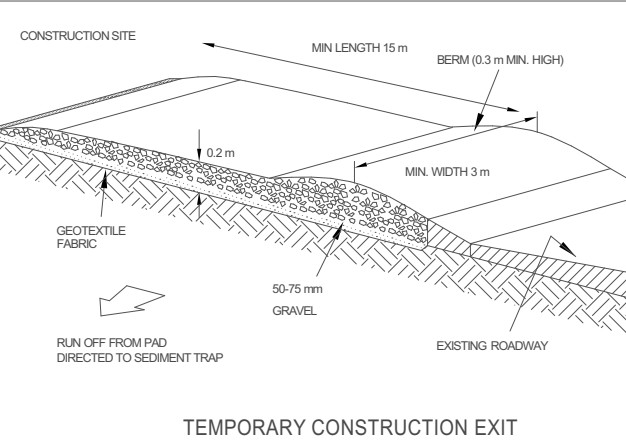
- No unauthorised pedestrians are to be given access to enter the site.
- Travel within the site is to be confined to designated walkways/areas identified by safety signs and/or temporary fencing. All personnel on site are to wear safety equipment including high visibility vests.
- The developer is to ensure that there are adequate measures to protect all public roads and footway areas from any damage that may be caused by the construction activities. A Dilapidation report is to be prepared by the developer and submitted to Council.
- The developer is to pay Council for any unintended damage to public areas adjacent to site and to have any damaged areas rectified immediately upon completion of work.

SEDIMENT & EROSION NOTES

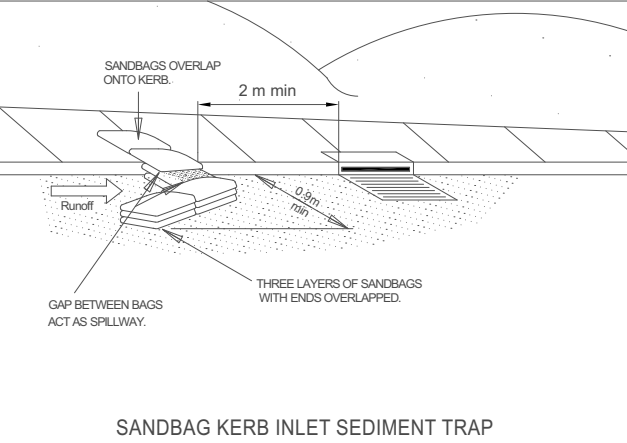
- IMMEDIATELY FOLLOWING SETTING OUT OF THE WORKS, BUT PRIOR TO COMMENCEMENT OF ANY CLEARING OR EARTHWORKS, THE CONTRACTOR AND SUPERINTENDENT SHALL WALK THE SITE TO NOMINATE THE LOCATIONS AND TYPES OF SEDIMENT AND EROSION CONTROL MEASURES TO BE ADOPTED. THESE MEASURES SHALL BE IMPLEMENTED PRIOR TO ANY CLEARING OR EARTHWORKS AND MAINTAINED UNTIL THE WORKS ARE COMPLETED AND NO LONGER POSE AN EROSION HAZARD, UNLESS OTHERWISE APPROVED BY THE SUPERINTENDENT.
- IMMEDIATELY FOLLOWING SETTING OUT OF THE WORKS, BUT PRIOR TO COMMENCEMENT OF ANY CLEARING OR EARTHWORKS, THE CONTRACTOR AND SUPERINTENDENT SHALL WALK THE SITE TO IDENTIFY AND MARK TREES WHICH ARE TO BE PRESERVED. NOTWITHSTANDING THE ABOVE, THE CONTRACTOR SHALL TAKE ALL REASONABLE PRECAUTIONS TO MINIMISE DISTURBANCE TO EXISTING VEGETATION AND GROUND COVER OUTSIDE THE MINIMUM AREAS REQUIRED TO COMPLETE THE WORKS AND SHALL BE RESPONSIBLE FOR RECTIFICATION, AT ITS OWN COST, OF ANY DISTURBANCE BEYOND THOSE AREAS.
- PROVIDE GULLY GRATE INLET SEDIMENT TRAPS AT ALL GULLY PITS.
- PROVIDE SILT FENCING ALONG PROPERTY LINE AS DIRECTED BY SUPERINTENDENT.
- ADDITIONAL CONTROL DEVICES TO BE PLACED WHERE DIRECTED BY THE PRINCIPLE.
- ALTERNATIVE DESIGNS TO BE APPROVED BY SUPERINTENDENT PRIOR TO CONSTRUCTION.
- WASH DOWN/RUMBLE AREA TO BE CONSTRUCTED WITH PROVISIONS RESTRICTING ALL SILT AND TRAFFICKED DEBRIS FROM ENTERING THE STORMWATER SYSTEM.
- NO WORK OR STOCKPILING OF MATERIALS TO BE PLACED OUTSIDE OF SITE WORK BOUNDARY.
- APPROPRIATE EROSION AND SEDIMENT CONTROLS TO BE USED TO PROTECT STOCKPILES AND MAINTAINED THROUGH OUT CONSTRUCTION.
- IT IS THE CONTRACTORS RESPONSIBILITY TO TAKE DUE CARE OF NATURAL VEGETATION. NO CLEARING IS TO BE UNDERTAKEN WITHOUT PRIOR APPROVAL FROM THE SUPERINTENDENT.
- TO AVOID DISTURBANCE TO EXISTING TREES, EARTHWORKS WILL BE MODIFIED AS DIRECTED ON-SITE BY THE SUPERINTENDENT.
- THE LOCATION OF EROSION AND SEDIMENTATION CONTROLS WILL BE DETERMINED ON SITE BY THE SUPERINTENDENT.
- ACCESS TRACKS THROUGH THE SITE WILL BE LIMITED TO THOSE DETERMINED BY THE SUPERINTENDENT AND THE CONTRACTOR PRIOR TO ANY WORK COMMENCING.
- ALL SETTING OUT IS THE RESPONSIBILITY OF THE CONTRACTOR PRIOR TO WORKS COMMENCING ON SITE. THE SUPERINTENDENT'S SURVEYOR SHALL PEG ALL ALLOTMENT BOUNDARIES, PROVIDE COORDINATE INFORMATION TO THESE PEGS AND PLACE BENCH MARKS. THE CONTRACTOR SHALL SET OUT THE WORKS FROM AND MAINTAIN THESE PEGS.
- PLANS ARE MINIMUM REQUIREMENTS AND ARE TO BE USED AS A GUIDE ONLY. EXACT MEASURES USED SHALL BE DETERMINED ON SITE IN CONJUNCTION WITH PROGRAM OF CONTRACTORS WORKS etc.

SEDIMENT CONTROL NOTES

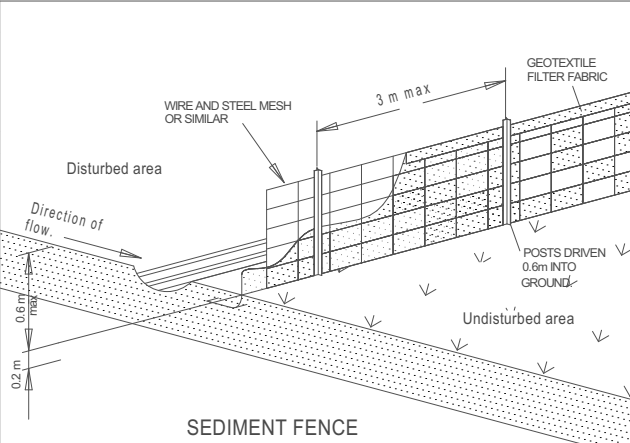
- ALL EROSION AND SEDIMENTATION CONTROL MEASURES, INCLUDING REVEGETATION AND STORAGE OF SOIL AND TOPSOIL, SHALL BE IMPLEMENTED TO THE STANDARDS OF THE SOIL CONSERVATION OF NSW.
- ALL DRAINAGE WORKS SHALL BE CONSTRUCTED AND STABILIZED AS EARLY AS POSSIBLE DURING DEVELOPMENT.
- SEDIMENT TRAPS SHALL BE CONSTRUCTED AROUND ALL INLET PITS, CONSISTING OF 300mm WIDE X 300mm DEEP TRENCH.
- ALL SEDIMENT BASINS AND TRAPS SHALL BE CLEANED WHEN THE STRUCTURES ARE A MAXIMUM OF 60 % FULL OF SOIL MATERIALS, INCLUDING THE MAINTENANCE PERIOD.
- ALL DISTURBED AREAS SHALL BE REVEGITATED AS SOON AS THE RELEVANT WORKS ARE COMPLETED.
- SOIL AND TOPSOIL STOCKPILES SHALL BE LOCATED AWAY FROM DRAINAGE LINES AND AREA WHERE WATER MAY CONCENTRATE.
- FILTER SHALL BE CONSTRUCTED BY STRETCHING A FILTER FABRIC (PROPEX OR APPROVED EQUIVALENT BETWEEN POST AT 3.0m CENTRES. FABRIC SHALL BE BURIED 150mm ALONG ITS LOWER EDGE.



TEMPORARY CONSTRUCTION EXIT



SANDBAG KERB INLET SEDIMENT TRAP



SEDIMENT FENCE

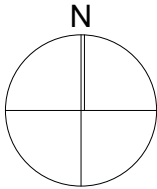
**NUOVO** design studio

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ISSUE DATE PURPOSE OF ISSUE  
A 23/10/23 DA

PROJECT ADDRESS  
142 LAMBETH STREET PANANIA  
PROJECT DESCRIPTION  
BOARDING HOUSE DEVELOPMENT  
CLIENT  
MR S. METRY

STATUS  
DA  
STAGE  
DEVELOPMENT APPLICATION



DRAWING NO.  
**405**  
DRAWN BY  
WA  
CHECKED BY  
WA  
DRAWING TITLE  
SEDIMENT & EROSION PLAN

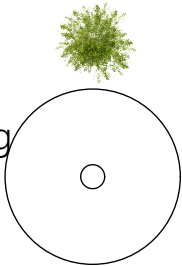
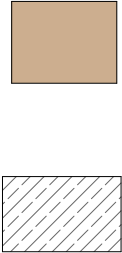
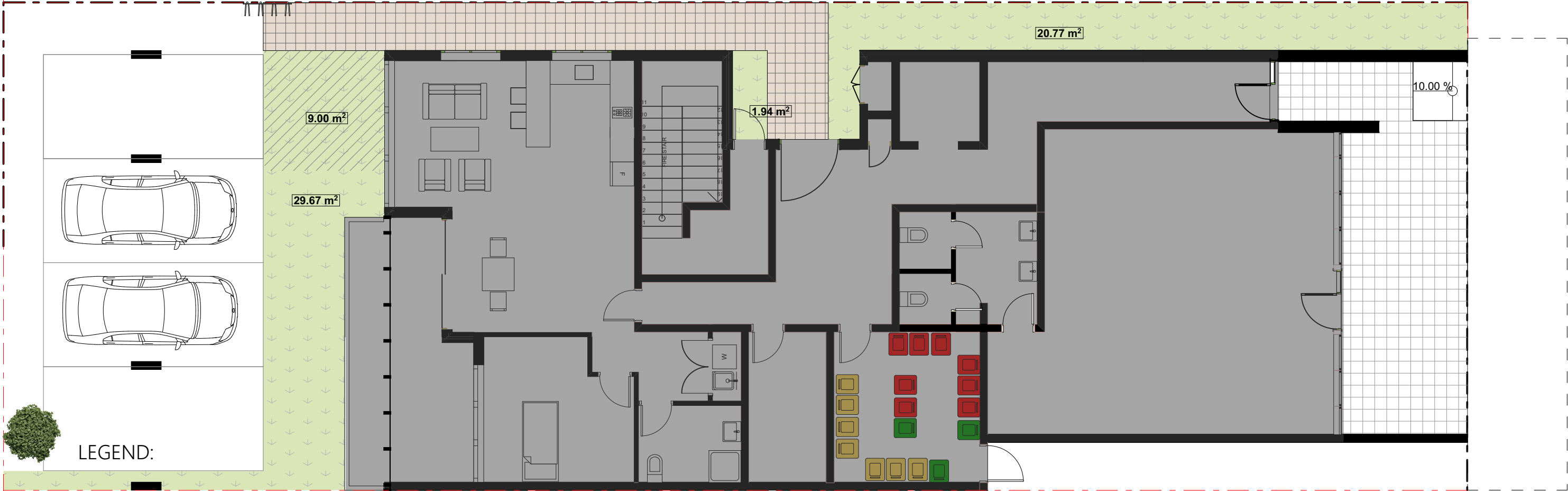
ISSUE

**A**

JOB NO.  
P-728

SCALE DATE  
1:50@ A1 16/04/2024  
1:100@ A3





AF- Acacia floribunda

PR- Photinia robusta

Deep soil (9m²)

TL- Tristaniopsis laurina

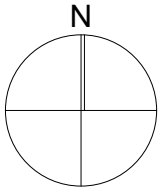
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ISSUE	DATE	PURPOSE OF ISSUE
A	23/10/23	DA

PROJECT ADDRESS  
142 LAMBETH STREET PANANIA  
PROJECT DESCRIPTION  
BOARDING HOUSE DEVELOPMENT  
CLIENT  
MR S. METRY

STATUS  
DA  
STAGE  
DEVELOPMENT APPLICATION



DRAWING NO.

**406**

DRAWN BY  
WA  
DRAWING TITLE  
LANDSCAPE / DEEP SOIL PLAN

CHECKED BY  
WA

ISSUE

**A**

JOB NO.  
P-728

SCALE  
1:50@ A1  
1:100@ A3  
DATE  
16/04/2024  
0 1 2 3 4 5m



NOTES:

REFER THIS WITH LANDSCAPE SPECIFICATION + DETAILS

PLAN PREPARED IN ACCORDANCE WITH THE LANDSCAPE GUIDELINES OUTLINED IN BANKSTOWNS CITY COUNCIL'S D.C.P.  
READ THIS IN CONJUNCTION WITH THE ARCHITECTURAL, SURVEY, STRUCTURAL, HYDRAULIC DRAWINGS AND DETAILS THE DESIGN AND LOCATION OF LETTER BOXES SHALL BE IN ACCORDANCE WITH AUSTRALIA POST'S REQUIREMENTS FOR 'DELIVERY' OF MAIL TO RESIDENTIAL PREMISES' REINSTATE ALL BOUNDARY FENCING WHERE IN POOR CONDITION 1.8M LAPPED AND CAPPED TIMBER FENCING OR EQUIVALENT POLLUTION CONTRL, EROSION CONTROL AND TREE PROTECTION MEASURES AS DETAILED OR SPECIFIED SHALL BE IN PLACE PRIOR TO CONSTRUCTION & MAINTAINED DURING THE ENTIRE DURATION OF CONSTRUCTION CONCRETE EDGING TO BE PROVIDED BETWEEN TURF AREAS AND GARDEN BEDS.

GARDEN BED/ MULCH

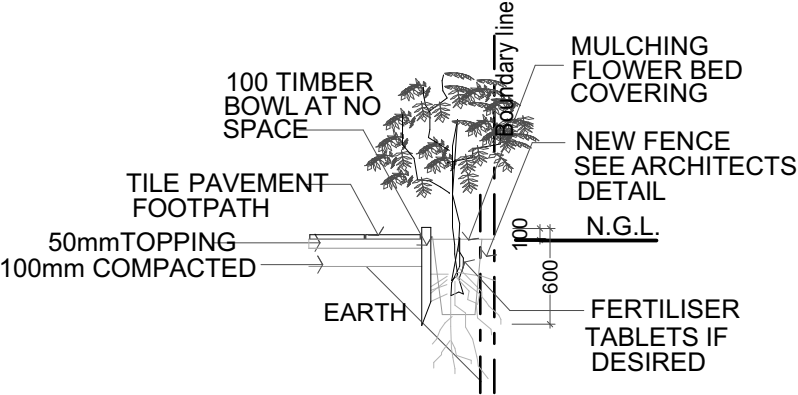
ALL GARDEN BEDS TO BE PROVIDED WITH 300MM GARDEN SOIL MIX.  
ALL TURF AREAS ARE TO BE PROVIDED WITH 50MM TURF UNDERLAY SOIL MIX  
IRRIGATION TO BE PROVIDED TO GARDEN BEDS LINE TO BE 200MM BELOW FINISHED SURFACE LEVELS  
PROVIDE ORGANIC MULCH TO PLANTING AREAS (MIN 75MM) AND IN ACCORDANCE WITH AS 4454

MAINTENANCE

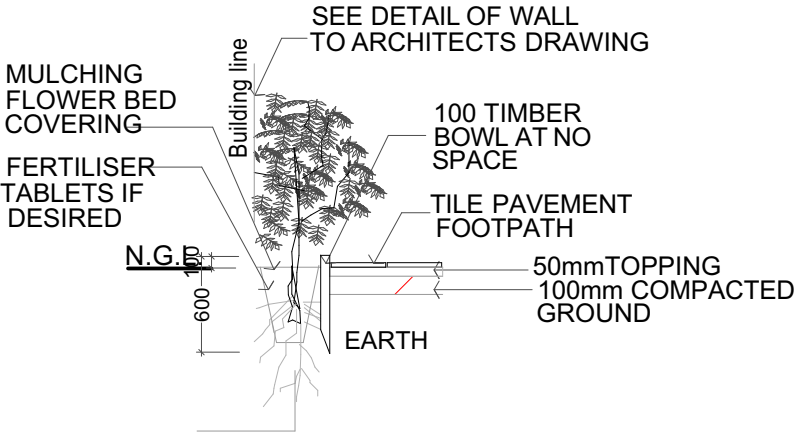
MAINTAIN ALL LANDSCAPE AREAS TO ENSURE PLANT HEALTH AND OCCUPANT SAFTEY FOR A PERIOD OF 6 MONTHS BEGINNING FROM THE DATE OF PRACTICAL COMPLETION  
FERTILISE ALL PLANT MATERIAL, PRUNING, WATERING, REPLACEMENT OF FAILED PLANTS, TREAT DISEASES & PESTS TOPPING UP OF MULCH AND WEEDING GARDEN BEDS

GENERAL

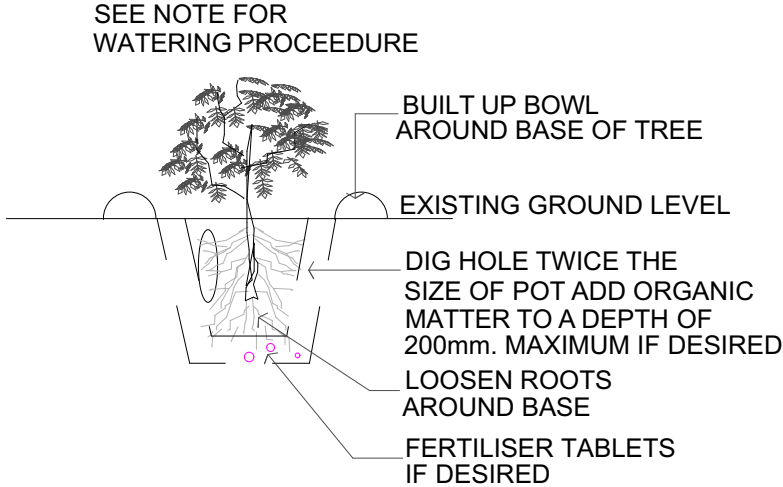
THE FOLLOWING ITEMS ARE NOT INCLUDED IN THE LANDSCAPE PLANS OR SPECIFICATIONS  
REFER TO BUILDING SPECIFICATIONS AND ARCHITECTURAL PLANS FOR DETAILS  
PAVING DETAILS  
GARDEN FURNITURE OR LIGHTING  
LANDSCAPE PLAN DETAILED IN ACCORDANCE WITH BASIX CERTIFICATE REQUIREMENT  
MIN 15 m2 COMMITMENT



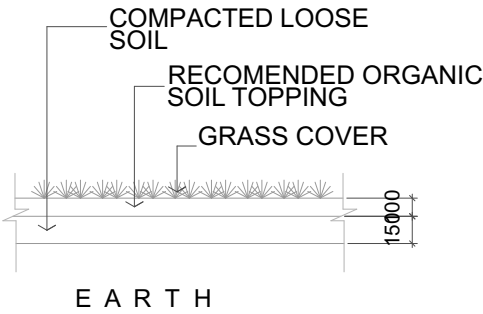
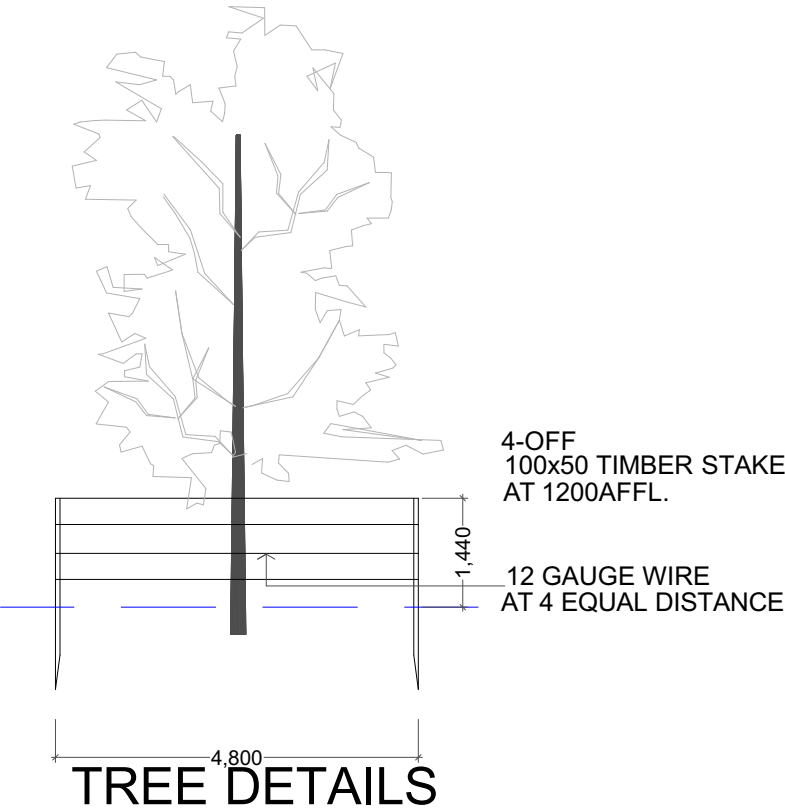
SHRUB DETAILS AT BOUNDARY LINE



SHRUB DETAILS AT BUILDING LINE



TYPICAL PLANTING PROCEEDURE DETAIL



TYPICAL GRASS PLANTING DETAIL

GENERAL NOTES:

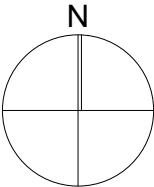
- 1/ ALL AREAS WITHIN A DEVELOPMENT NOT OCCUPIED BY BUILDING, DRIVEWAY OR SERVICES AREAS THE LANDSCAPED AREA ALSO INCLUDES ANY BALCONY PLANTERS OR LANDSCAPING OVER CONCRETE SLABS.
- 2/ ALL EXISTING TREES ON THE SITE, ON THE NATURAL STRIP, AND CLOSE TO BOUNDARIES ON NEIGHBORING PROPERTIES SHOULD BE ACCURATELY PLOTTED ON PLANS PRESERVED IN ACCORDANCE WITH COUNCIL'S TREE PRESERVATION ORDER.
- 3/ PROTECTIVE FENCING IS TO REMAIN IN PLACE UNTIL COMPLETION OF ALL BUILDING & HARD LANDSCAPE CONSTRUCTION.
- 4/ CONCRETE PAVING SHOULD BE 20MPA 100MM THICK FOR DRIVEWAYS, & 15MPA 75MM THICK FOR FOOTPATHS, PROVIDED ALL PAVING CONTROL JOINTS AT MAXIMUM 1800MM CENTRES.
- 5/ PAVING LEVELS SHALL BE A MAXIMUM 225MM BELOW SLAB FLOOR LEVELS TO 100MM MINIMUM IN LOCALIZED AREAS SUCH AS DOORWAYS, & PROVIDED WITH 1:20 FALLS AWAY FROM THE BUILDING OTHER PAVING SHOULD BE USED WITH LENDING AUTHORITY APPROVAL
- 6/ PROVIDED METAL, TIMBER OR MASONRY FENCING & GATES TO FRONT BOUNDARY INKEEPING WITH THAT ERCTED IN THE LOCALITY, PROVIDED SIDE & REAR BOUNDARY FENCING TO ENSURE PRIVACY & SAFETY.
- 7/ PROVIDED EXTERNAL LIGHTING FROM THE DWELLING TO ILLUMINATE THE ENTRANCE PATH & FRONT DOOR, REAR DOOR, PROVIDED CLOTHES DRYING LINE WITH PAVING FROM LAUNDRY TO CLOTHES LINE.
- 8/ PROVIDE A TAP STAND & GULLY TO THE FRONT & REAR OF THE DWELLING WHERE REQUIRED FIXED TO THE EXTERNAL WALL
- 9/ ALL LANDSCAPE WORKS ARE TO INCLUDE PROVISION FOR ADEQUATE DRAINAGE INCLUDING COLLECTION OR DISPERSAL OF STORM WATER RUN-OFF, PREVENTION OF PONDING OF WATER ON PAVEMENTS OR DISCHARGE OF RUN-OFF ONTO ADJOINING PROPERTY OR PUBLIC AREAS, WHERE POSSIBLE WATER SHOULD DRAIN TO PLANTING BEDS & LAWN AREAS AS A BASIC WATER CONSERVING STRATEGY.
- 10/ ALL LANDSCAPE CONSTRUCTION BE CARRIED OUT BY A QUALIFIED LANDSCAPE CONTRACTOR TO ENSURE THAT A SATISFACTORY STANDARD OF LANDSCAPING IS ACHIEVED.

RECOMMENDATIONS FOR PLANTING TREES & SHRUBS

- \* IT IS ADVISABLE TO DIG A HOLE APPROXIMATELY TWICE THE SIZE OF THE POT THE PLANT IS IN. THIS WILL GIVE THE PLANTS' ROOTS PLENTY OF ROOM TO SPREAD & DEVELOP.
- \* TO ASSIST THE QUALITY OF SOIL DIG IN ORGANIC MATTER/COMPOST TO A DEPTH OF 200MM (IT IS NOT ADVISABLE TO GO DEEPER THAN THIS AS ORGANIC MATTER HAS TROUBLE BREAKING DOWN BEYOND THIS POINT AND CAN ACTUALLY RETARD PLANT GROWTH). ORGANIC MATTER WILL ENRICH SANDY SOILS & MAKE THEM MORE WATER RETENTIVE. IT WILL ALSO LOOSEN UP CLAY SOILS. BEYOND THIS POINT AND CAN ACTUALLY RETARD PLANT GROWTH). ORGANIC MATTER WILL ENRICH SAND
- \* WHEN PLANTING TREES BE SURE TO PLANT AT EXISTING SOIL LEVEL. IF THE TRUNK IS COVERED WITH SOIL IT MAY ROT. IF THE ROOTS ARE EXPOSED THIS MAY LEAD TO THE DRYING OUT OF THE ROOT BALL.
- \* 'WATERING BOWLS' ASSISTS THE DIRECTION OF WATER ONTO THE ROOT ZONE AND MINIMIZES WASTAGE WHEN WATERING. WATERING BOWLS CAN BE MADE FROM LEFT OVER SOIL WHEN PLANTING.
- \* 'MULCHING AROUND PLANTS', SHRUB & TREES IS VERY EFFICIENT MAY TO KEEP THE ROOT ZONE COOL & MOIST IN SUMMER, HOWEVER KEEP IN MIND THAT MULCH MUST BE KEPT CLEAR OF THE TRUNK AREA AS THIS CAN LEAD COLLAR ROT & INSECT ATTACK
- \* 'AFTER PLANTING WATER IN WELL & CONTINUE TO WATER ONCE A WEEK (3 TIMES A WEEK ON SUMMER) UNTIL THE PLANTS IS ESTABLISHED. SEE TYPICAL DETAIL OF PLANTING

NOTE: WATERING PROCEEDURE

- \* WATER IN WELL ADD WEEDING
- \* PRE-INSTALLED WATERING SYSTEM CONNECTED FROM HOSE TAP MAKE SURE THERE IS SPECIAL CONTAINER MIXER FOR WEEDING AGENT OTHERWISE DO IT MANUALLY



WINDOW SCHEDULE												
Front View												
ID	WD -02	WD -02	WD -03	WD -03	WD -03	WD -12	WD -20	WD -20	WD -20	WD -20	WD -21	WD -21
Floor (Story)	Ground Floor	Ground Floor	Ground Floor	First Floor	Second Floor	First Floor	First Floor	First Floor	Second Floor	Second Floor	First Floor	First Floor
Frame Height	2,838	2,838	1,200	1,200	1,200	900	900	900	900	900	600	2,316
Frame Width	2,934	3,667	1,500	1,500	1,500	1,200	600	600	600	600	1,165	1,581
Head Height	3,028	3,028	2,400	2,400	2,400	2,400	2,100	2,400	2,100	2,400	2,400	2,400
Quantity	1	1	2	5	5	1	1	2	1	2	1	4

WINDOW SCHEDULE											
Front View											
ID	WD -21	WD -21	WD -21	WD -21	WD -23	WD -33	WD -33	WD - 027	WD - 027	WD - 027	WD - 027
Floor (Story)	Second Floor	Second Floor	Second Floor	Second Floor	Second Floor	Ground Floor	Ground Floor	Ground Floor	Ground Floor	Ground Floor	First Floor
Frame Height	600	2,316	2,526	2,526	2,100	2,989	2,989	1,200	1,200	1,200	1,990
Frame Width	1,165	1,581	2,083	2,352	700	614	900	1,000	1,500	3,564	1,828
Head Height	2,400	2,400	2,700	2,700	2,100	2,989	2,989	2,400	2,400	2,400	2,590
Quantity	2	2	1	1	1	1	6	4	4	2	1

WINDOW SCHEDULE									
Front View									
ID	WD - 027	WD - 027	WD - 027	WD - 027	WD - 027	WD - 027	WD - 027	WD - 027	WD - 027
Floor (Story)	First Floor	First Floor	First Floor	First Floor	First Floor	Second Floor	Second Floor	Second Floor	Second Floor
Frame Height	2,100	2,100	2,400	2,400	2,400	2,100	2,100	2,400	2,400
Frame Width	600	700	600	700	700	600	700	600	700
Head Height	2,100	2,100	2,400	2,100	2,400	2,100	2,100	2,400	2,400
Quantity	4	2	4	2	4	6	6	6	6