

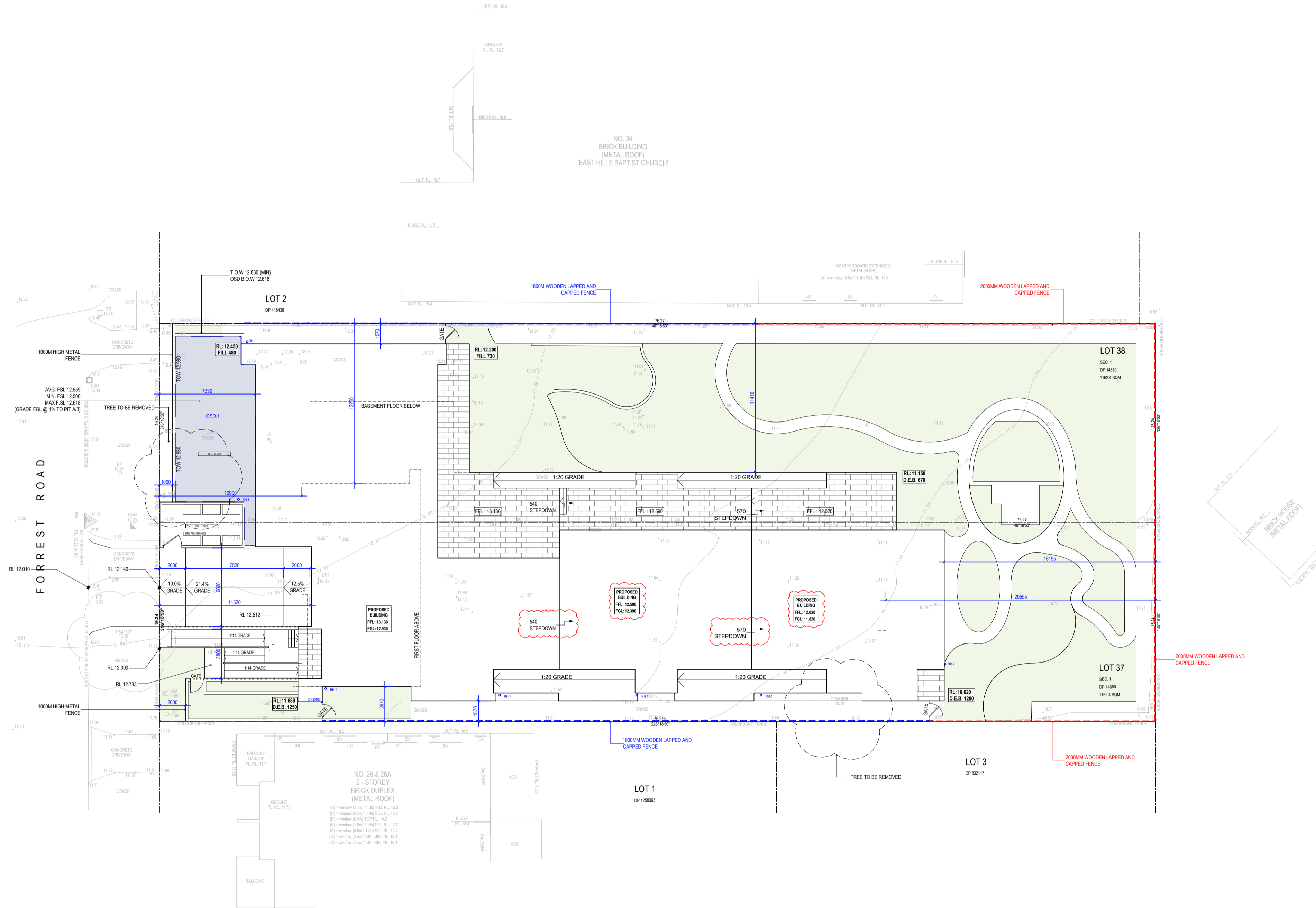


**PROJECT SUMMARY :**

LAND ZONING:	R2 LOW DENSITY RESIDENTIAL
PREDCINCT:	CANTERBURY BANKSTOWN COUNCIL
SITE AREA:	2,324 SQM
FRONTAGE:	30.48 M
MAX BUILDING HEIGHT:	9M TO TOP OF ROOF
MAX BUILDING HEIGHT PROPOSED:	8.614M TO TOP OF ROOF
MAX FLOOR SPACE RATIO (S.F.R.):	(0.4 x 2324) = 929.6 SQM
FLOOR SPACE RATIO PROPOSED:	(0.37) 875.82 SQM
CAR PARKING REQUIRED (BY COUNCIL):	32 SPACES
CAR PARKING PROPOSED:	32 SPACES
MAX NUMBER OF STOREYS PROPOSED:	2 STOREYS
PROPOSED:	2 STOREYS

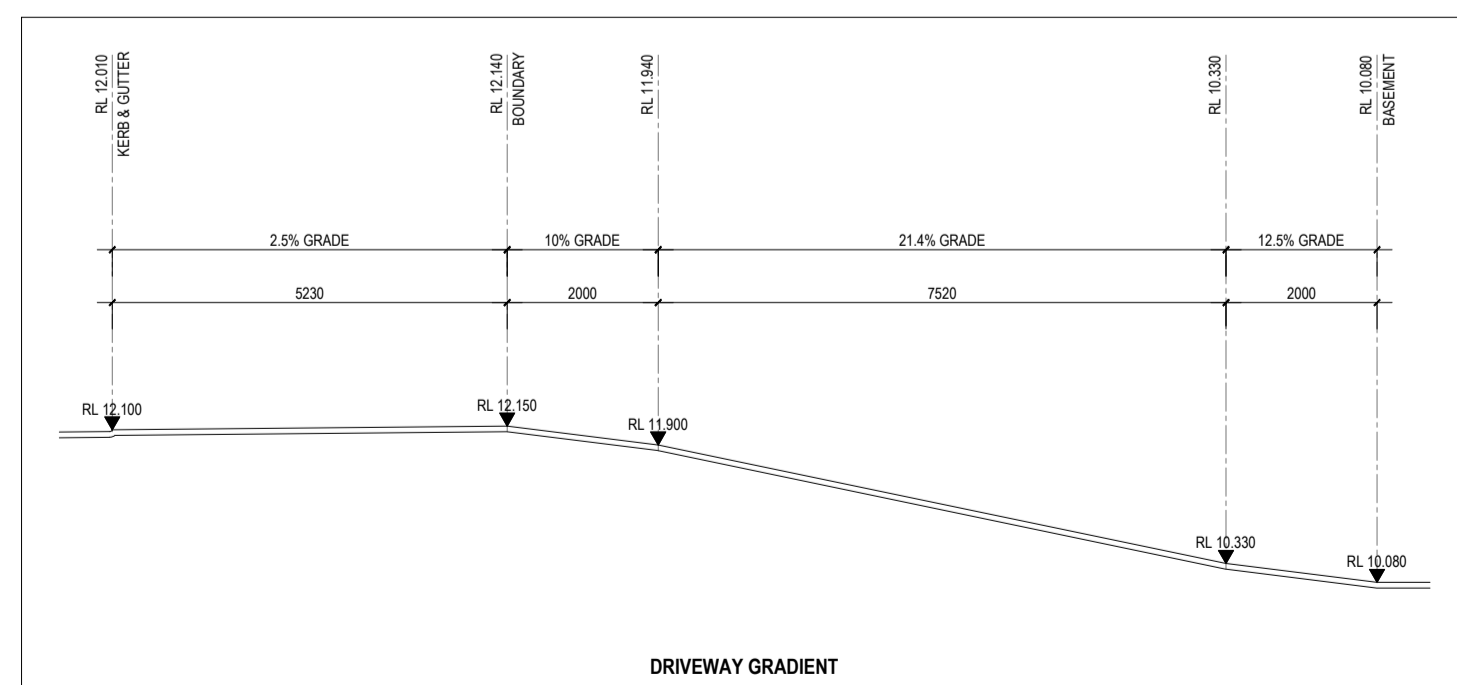
120 CHILDREN			
YEARS	CHILDREN	STAFF RATIO	STAFF REQUIRED
0-2	20	1:4	5
2-3	20	1:5	4
3+	80	1:10	8
<b>TOTAL CHILDREN</b>	<b>120</b>		<b>17 (TOTAL STAFF)</b>

PLAY AREA	
INDOOR SPACE RATIO	3.25 M <sup>2</sup> / CHILD
OUTDOOR SPACE RATIO	7 M <sup>2</sup> / CHILD
OUTDOOR SPACE REQUIRED	840 M <sup>2</sup>



**AREAS CALCULATION:**

BASEMENT FLOOR	816.16 SQM
GROUND FLOOR	797.93 SQM
FIRST FLOOR	139.36 SQM
FRONT PORCH	6.84 SQM
PATIO	219.87 SQM
<b>TOTAL</b>	<b>1979.14 SQM</b>
	212.90 SQ



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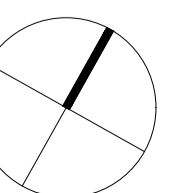
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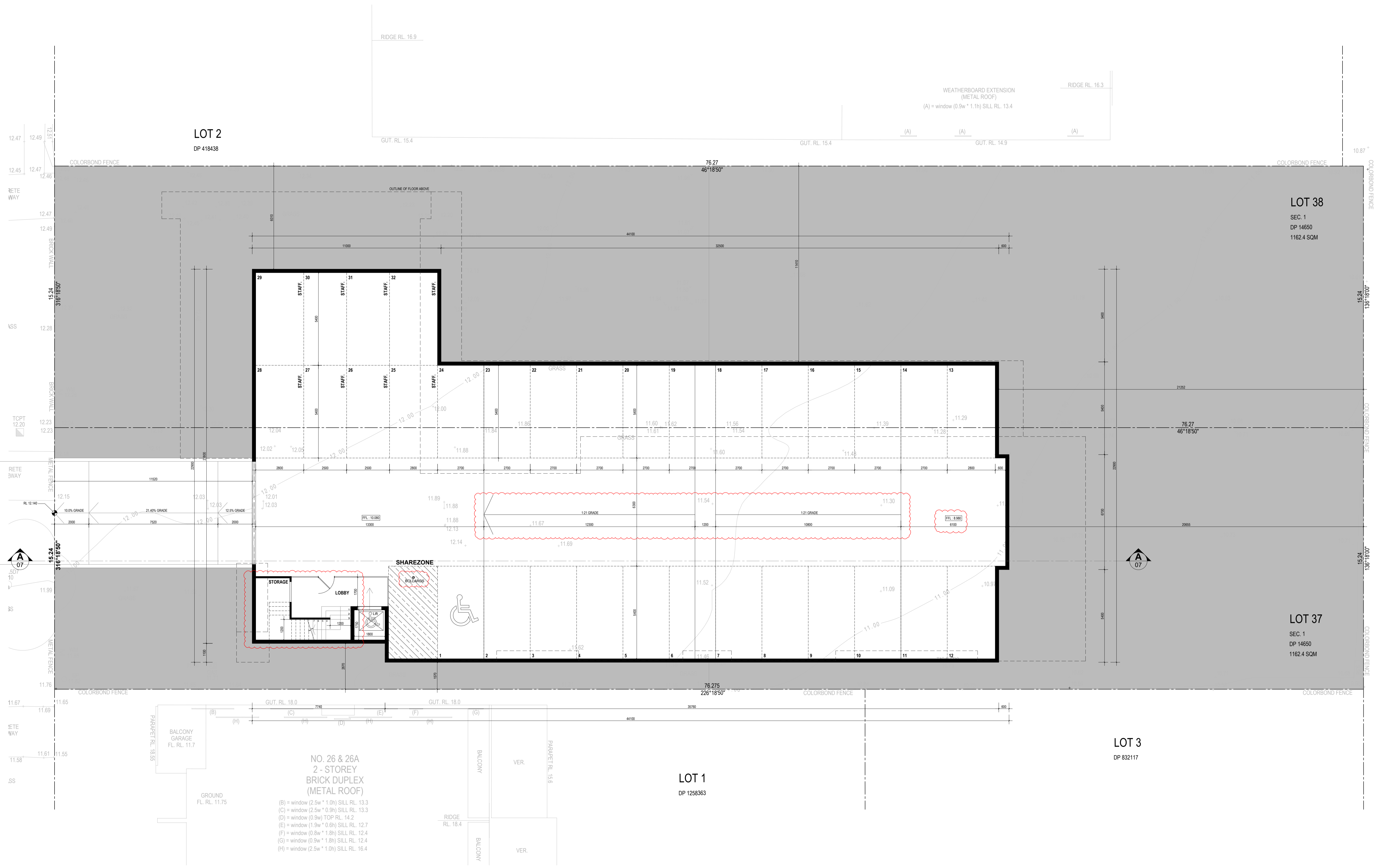
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26.04.24	C	DA submission
13.12.22	B	Revised DA submission
16.06.22	A	DA submission
date	revision	issue

22.10.24	F	Revised DA submission
date	revision	issue

address: **28 & 30 Forrest Road, East Hills, Lot 37 & 38, DP 14650**  
 drawing no.: **Site Plan**  
 drawing no.: **1**  
 date: 22.10.24

revision: **F**  
 scale: 1:200 @ A1





LOT 2  
DP 418438

LOT 38  
SEC. 1  
DP 14650  
1162.4 SQM

LOT 37  
SEC. 1  
DP 14650  
1162.4 SQM

LOT 3  
DP 832117

LOT 1  
DP 1258363

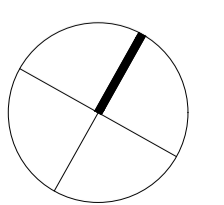
NO. 26 & 26A  
2 - STOREY  
BRICK DUPLEX  
(METAL ROOF)

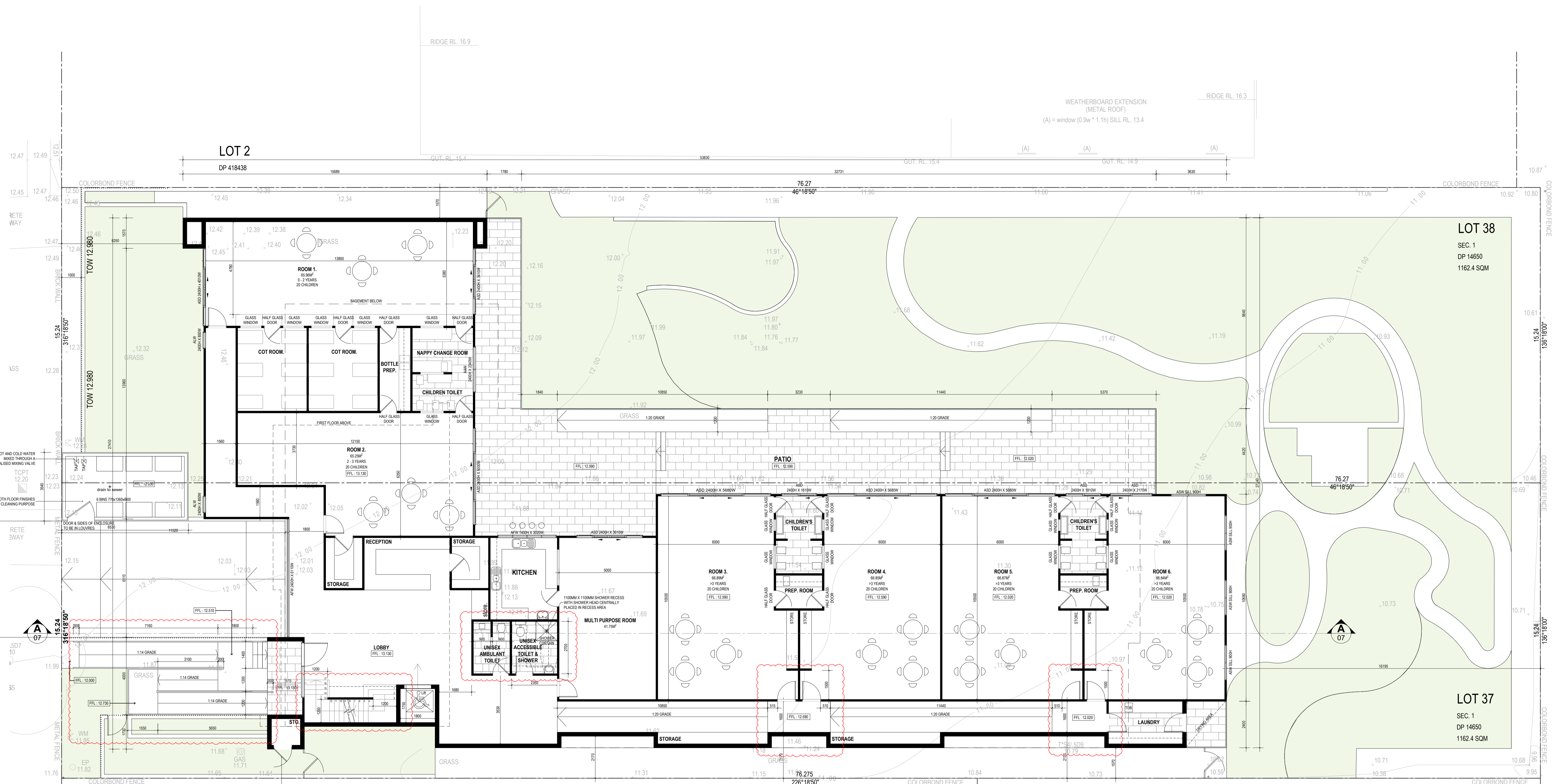
- (B) = window (2.5w \* 1.0h) SILL RL. 13.3
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- (F) = window (0.8w \* 1.8h) SILL RL. 12.4
- (G) = window (0.9w \* 1.8h) SILL RL. 12.4
- (H) = window (2.5w \* 1.0h) SILL RL. 16.4

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16.06.22	A	DA submission

date	revision	issue
22.10.24	F	Revised DA submission

address: **28 & 30 Forrest Road, East Hills, Lot 37 & 38, DP 14650**  
drawing no.: **Basement Floor Plan**  
drawing no.: **2**  
date: 22.10.24  
revision: **F**  
scale: 1:100 @ A1





LOT 2  
DP 418438

LOT 38  
SEC. 1  
DP 14650  
1162.4 SQM

LOT 37  
SEC. 1  
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1162.4 SQM

LOT 1  
DP 1258363

LOT 3  
DP 832117

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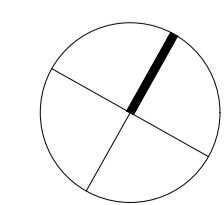
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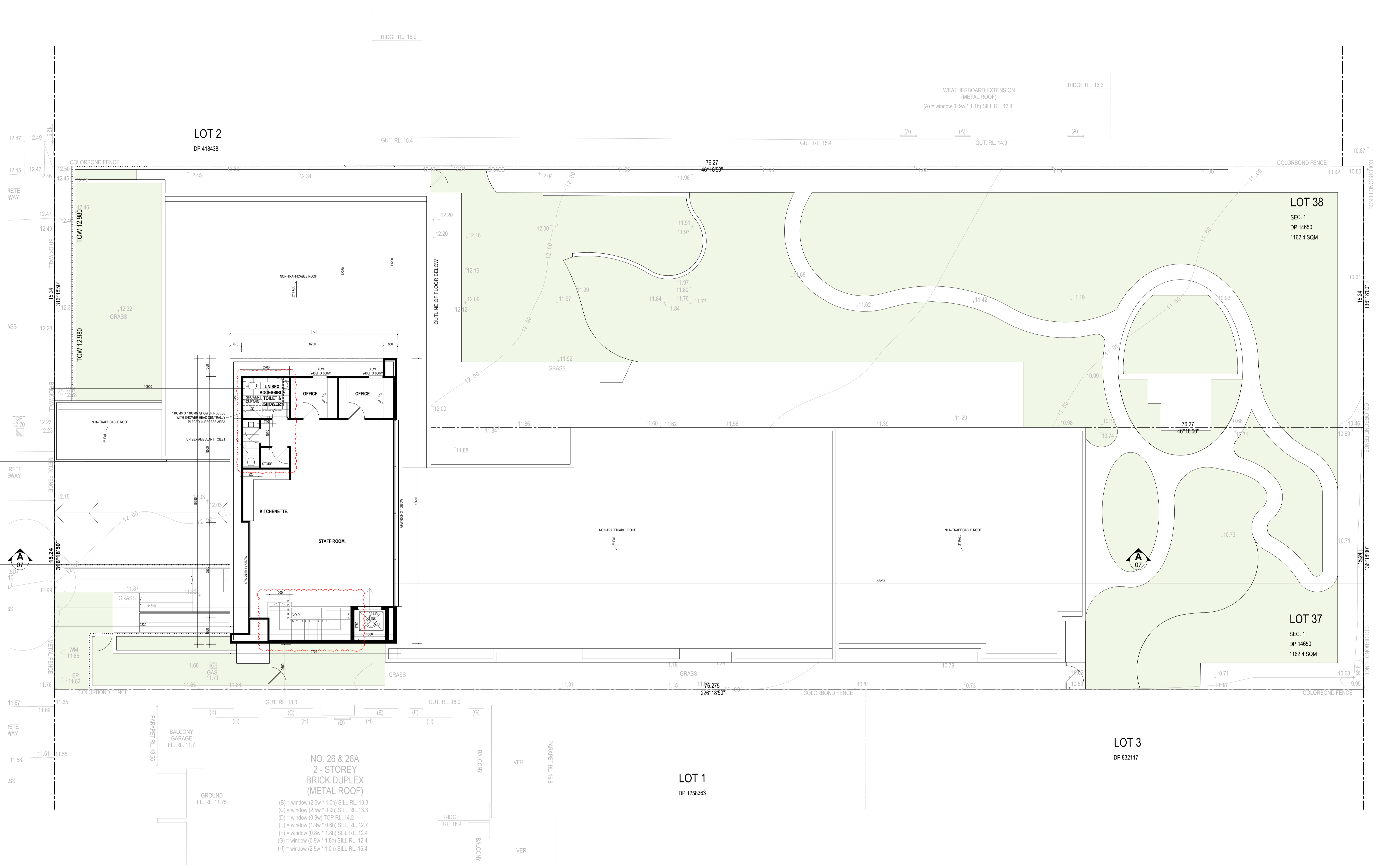
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address: **28 & 30 Forrest Road, East Hills, Lot 37 & 38, DP 14650**  
drawing no.: **3**  
drawing no.: **3**  
date: 22.10.24  
revision: **F**  
scale: 1:100 @ A1





LOT 2  
DP 418438

LOT 38  
SEC. 1  
DP 14650  
1162.4 SQM

LOT 37  
SEC. 1  
DP 14650  
1162.4 SQM

LOT 3  
DP 832117

LOT 1  
DP 1258363

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(METAL ROOF)

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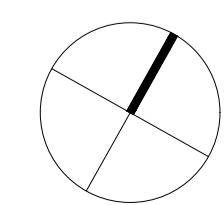
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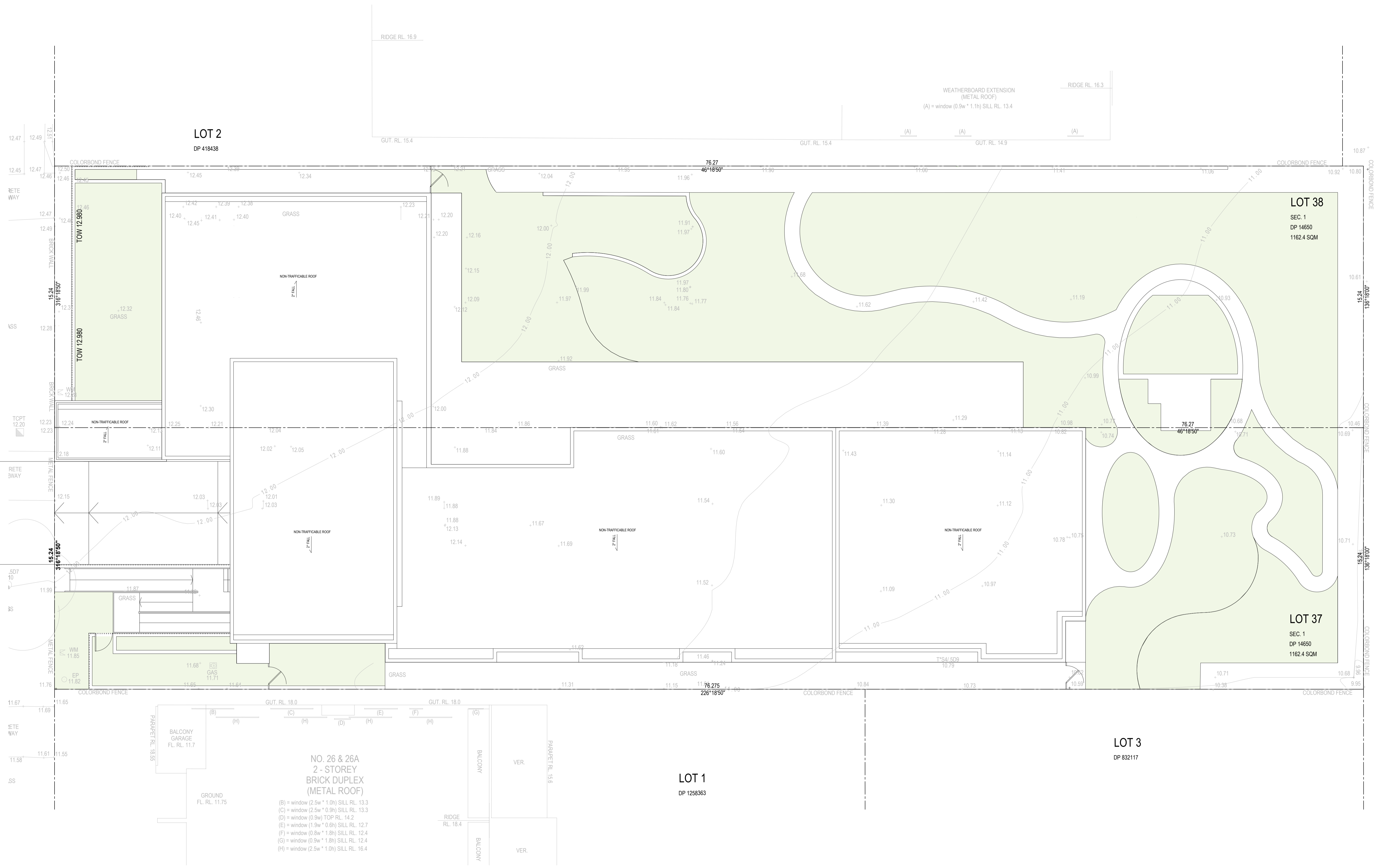
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16.06.22	A	DA submission

date	revision	issue
22.10.24	F	Revised DA submission

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drawing no.: **First Floor Plan**  
drawing no.: **4**  
date: 22.10.24  
revision: **F**  
scale: 1:100 @ A1





**LOT 2**  
DP 418438

**LOT 38**  
SEC. 1  
DP 14650  
1162.4 SQM

**LOT 37**  
SEC. 1  
DP 14650  
1162.4 SQM

**LOT 3**  
DP 832117

**LOT 1**  
DP 1258363

**NO. 26 & 26A**  
**2 - STOREY**  
**BRICK DUPLEX**  
**(METAL ROOF)**

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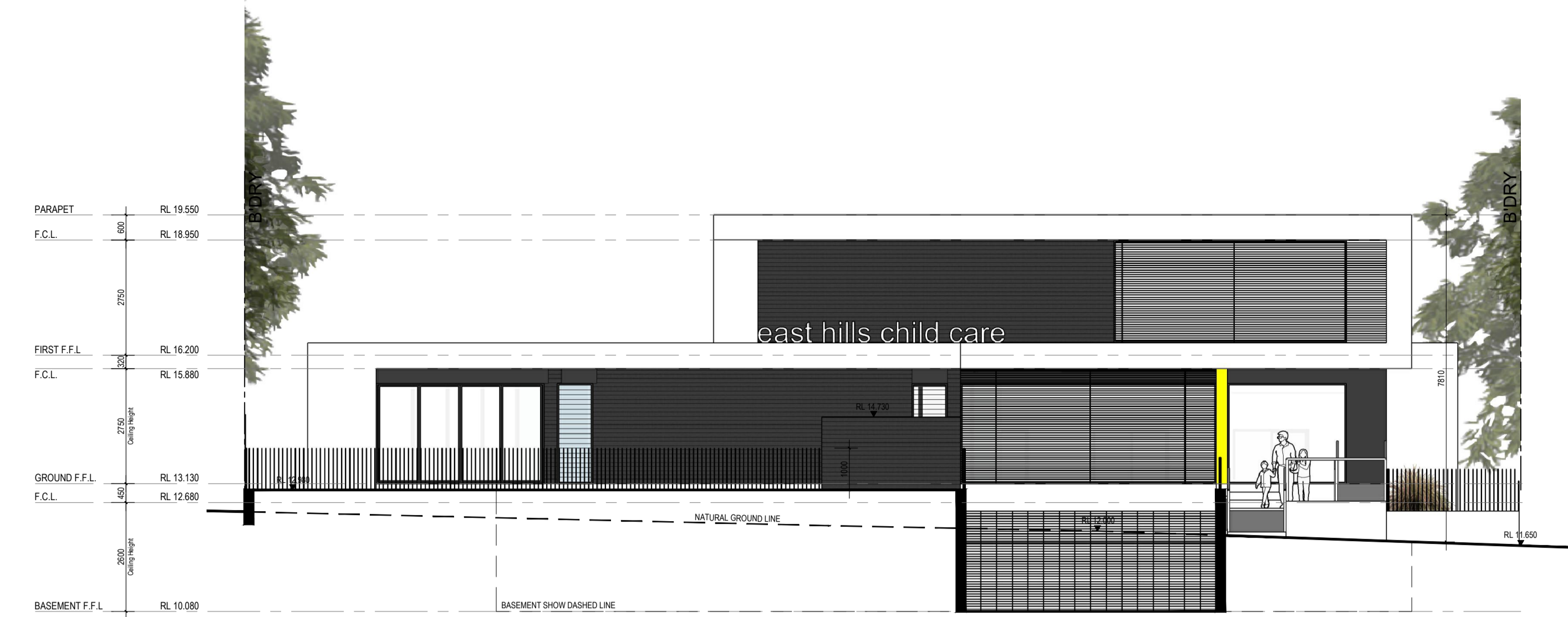
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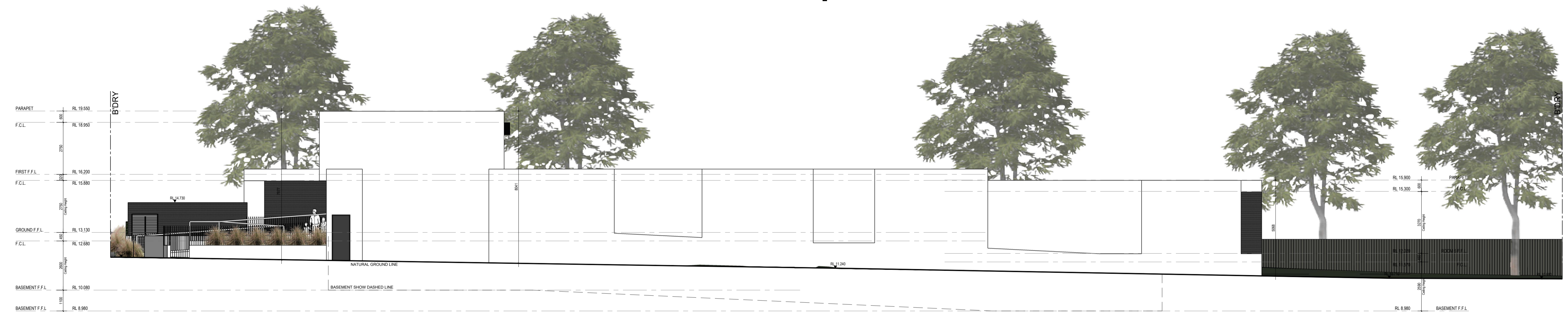
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 drawing no.: **Roof Plan**  
 drawing no.: **5**  
 date: 22.10.24  
 revision: **F**  
 scale: 1:100 @ A1



Elevation South West



Elevation North East



Elevation South East



Elevation North West



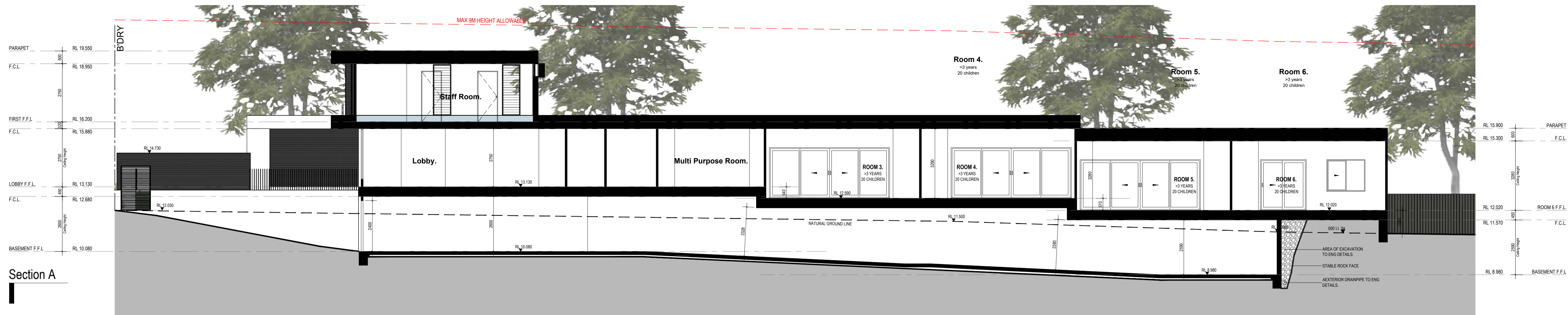
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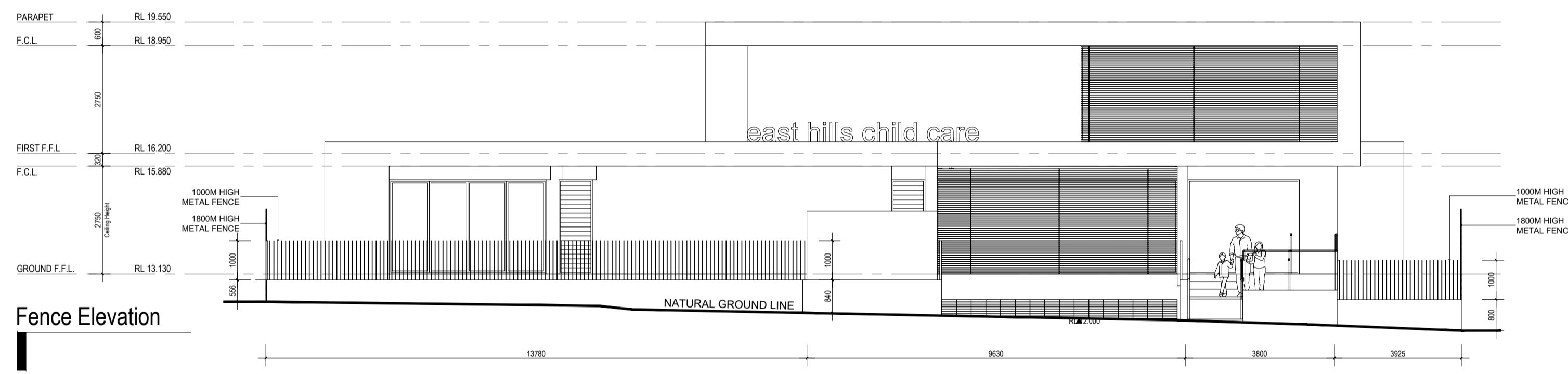
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 drawing: **Elevations**  
 drawing no.: **6**  
 date: 22.10.24  
 revision: **F**  
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Section A



Fence Elevation

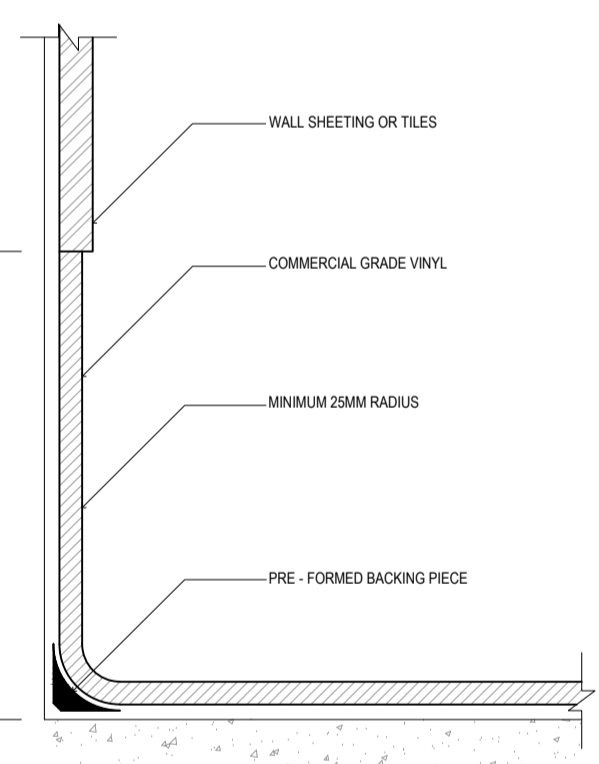
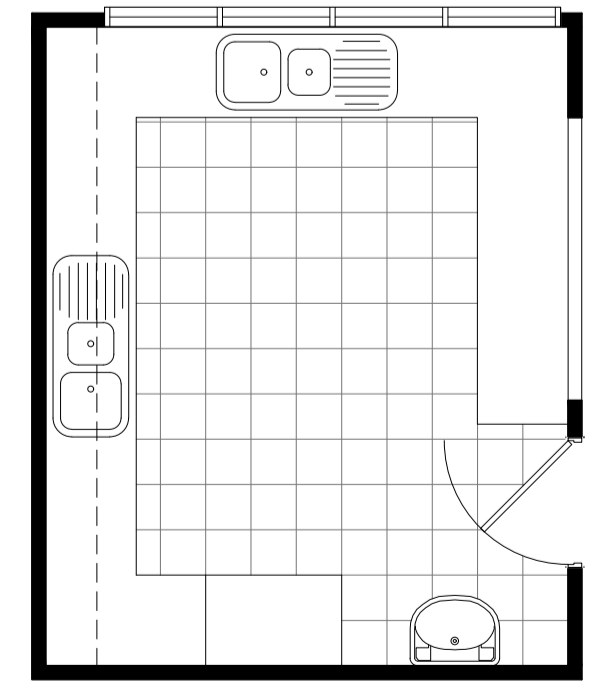
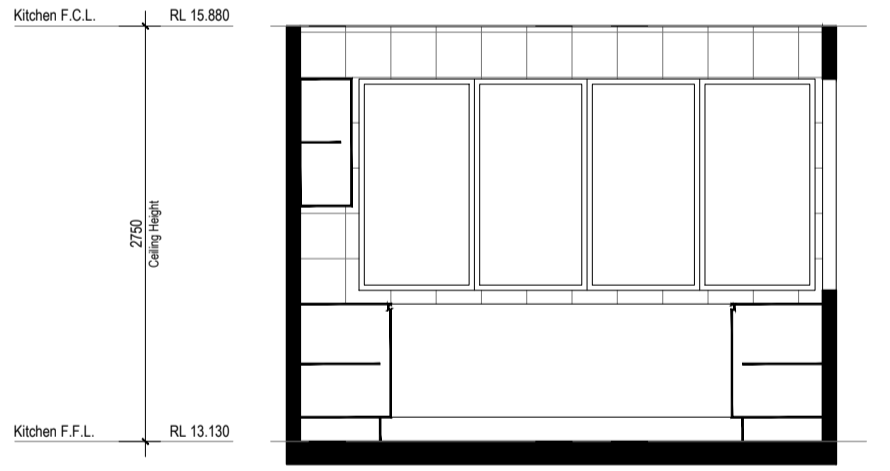


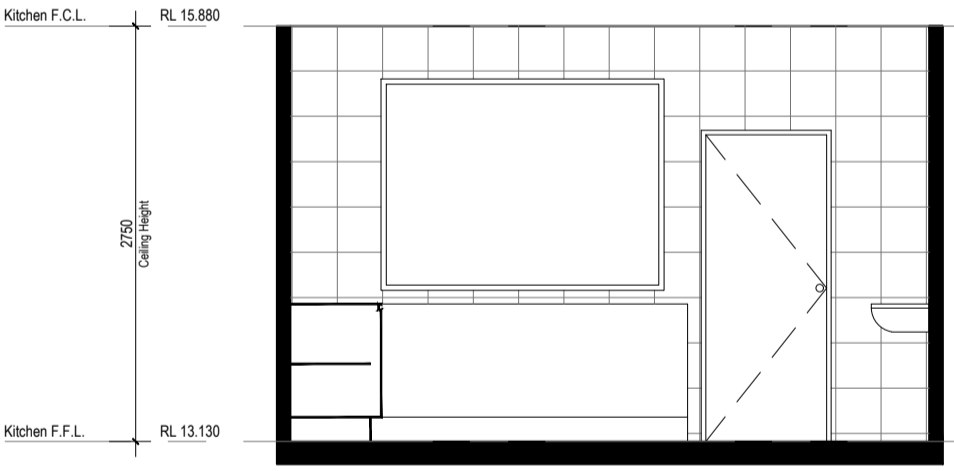
Figure 3.1 Typical coving methods



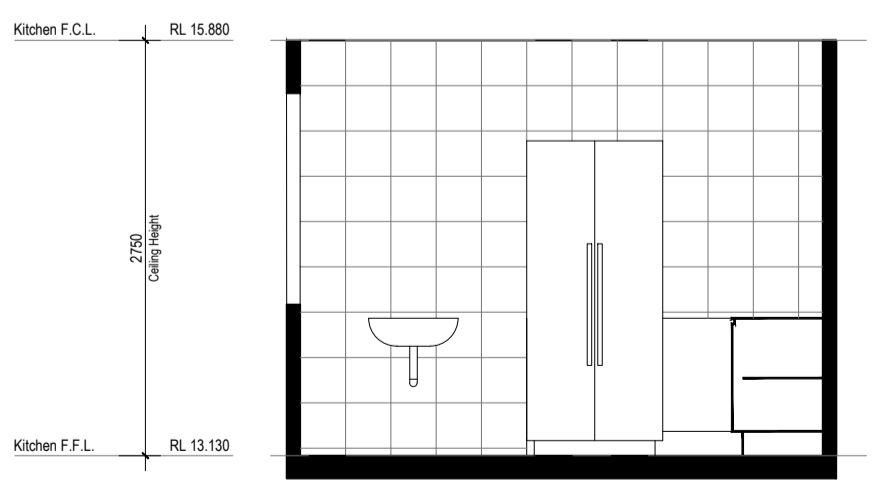
Kitchen - Floor Plan  
scale: 1/50



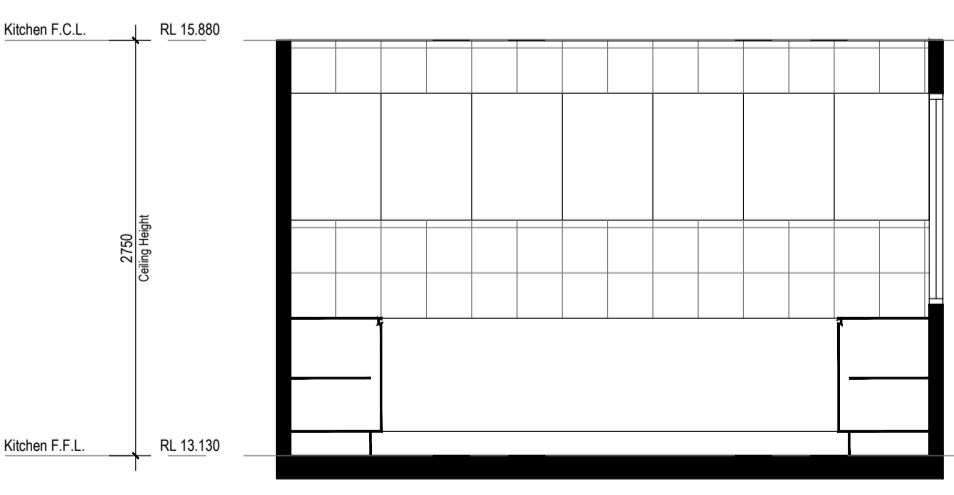
Kitchen - Elevation C  
scale: 1/50



Kitchen - Elevation D  
scale: 1/50



Kitchen - Elevation A  
scale: 1/50



Kitchen - Elevation B  
scale: 1/50

**CHILD CARE CENTRE KITCHEN**  
THE PREMISES ARE TO BE CONSTRUCTED AND FITTED OUT STRICTLY IN ACCORDANCE WITH THE AUSTRALIAN/NEW ZEALAND FOOD SAFETY STANDARDS CODE 3.23 FOOD PREMISES & EQUIPMENT AND AUSTRALIAN STANDARD 4674:2004 DESIGN, CONSTRUCTION & FIT OUT OF FOOD PREMISES.  
FITOUT OF FOOD PREPARATION AREA  
A RIGID SMOOTH FACED IMPERVIOUS CEILING SHALL BE PROVIDED OVER THE FOOD PREPARATION, COOKING AND SERVING AREAS. THE SURFACE FINISH SHALL BE FREE OF OPEN JOINTS, CRACKS, CREVICES OR OPENINGS WITH THE INTERSECTION OF THE WALLS AND CEILING BEING TIGHT, JOINTED, SEALED AND OUTDROOF.  
THE CEILING SHALL BE PAINTED WITH A LIGHT COLOURED WASHABLE PAINT.  
ALL FLUORESCENT LIGHT FITTINGS SHALL BE FITTED WITH A SMOOTH FACED DIFFUSER. LIGHTING SHALL BE EITHER:  
- RECESSED SO THAT THE DIFFUSER IS FLUSH WITH THE CEILING OR  
- DESIGNED TO ENSURE THAT NO HORIZONTAL SURFACE EXISTS WHICH WOULD ALLOW DUST & GREASE TO ACCUMULATE.  
THE FLOOR IS TO BE CONSTRUCTED OF CONCRETE OR OTHER MATERIAL IMPERVIOUS TO MOISTURE, FINISHED TO A SMOOTH TROWELLED FINISH, COVERED AT THE INTERSECTIONS WITH THE WALLS AND GRADED AND DRAINED TO APPROVED SEWERAGE CONNECTIONS.  
COVERING IS TO BE PROVIDED BETWEEN ALL WALLS AND THE FLOOR AND BETWEEN THE FLOOR AND ALL FITTING. THIS CAN BE ACHIEVED BY COVING TILES, CEMENT RENDER, OR BY TURNING VINYL FLOORING UP THE WALLS. IN THIS CASE A FILLET OR BACKING PIECE IS REQUIRED TO SUPPORT THE COVE.  
FLOOR TO BE CONSTRUCTED OF MATERIAL IMPERVIOUS TO WATER, NON SLIP AND GRADED AND DRAINED TO FLOOR WASTE.  
THE WALLS IN THE KITCHEN ARE TO BE CONSTRUCTED OF CEMENT RENDERED BRICKS, BLOCKS OR CONCRETE FINISHED TO A SMOOTH, STEEL TROWELLED SURFACE, COVED TO THE FLOOR, AND WHERE NOT TILED, PAINTED WITH A LIGHT COLOURED GLOSS PAINT. UNRENDERED BRICK OR BLOCK WORK IS NOT PERMITTED.  
THE WALLS OF THE KITCHEN ARE TO BE TILED WITH CLOSE JOINTED, GLAZED TILES OF A LIGHT COLOUR TO A HEIGHT OF 2 METRES.  
THE WALLS OF THE KITCHEN ARE TO BE TILED WITH CLOSE JOINTED, GLAZED TILES OF A LIGHT COLOUR TO A HEIGHT OF 400MM ABOVE ALL SINKS, TUBS, DRAINING BOARDS, WASH HAND BASINS AND PREPARATION BENCHES.  
ALL WALLS WHERE NOT TILED SHALL BE CEMENT RENDERED TO A SMOOTH SURFACE AND PAINTED WITH A LIGHT COLOURED WASHABLE PAINT.  
REFRIGERATION, FREEZER FOOD CABINETS, COOKING APPLIANCES, EQUIPMENT, FITTING, CUPBOARDS, AND CABINETS ARE TO BE SUPPORTED ON ONE OF THE FOLLOWING SYSTEMS:  
WHEELS OR CASTERS WHICH ALLOW THE FULLY LOADED FITTING TO BE EASILY MOVED  
LEGS WHICH PROVIDE A MIN. 150MM CLEARANCE FROM THE FLOOR TO THE UNDERSIDE OF THE FITTING.  
ALL SHELVING BEING INSTALLED ON APPROVED METAL BRACKETS AND KEPT AT LEAST 25MM CLEAR OFF WALL.  
FOOD PREPARATION BENCHES SHALL BE CONSTRUCTED OF STAINLESS STEEL.  
THE TOP AND EXPOSED EDGES OF ALL BENCHES, COUNTERS AND SHELVING SHALL BE  
FINISHED IN A SMOOTH AND NON ABSORBENT MATERIAL, FREE OF JOINTS.  
ALL SERVICE PIPES, CONDENSATE PIPES AND ELECTRICAL CONDUITS MUST BE SEALED INTO THE WALLS, FLOORS OR PLINTHS.  
ALL SERVICE PIPES, CONDENSATE PIPES AND ELECTRICAL CONDUITS WHICH ARE NOT CAPABLE OF BEING CONCEALED WITHIN THE WALLS SHALL BE MOUNTED ON BRACKETS SO AS TO PROVIDE AT LEAST 25MM

CLEARANCE BETWEEN THE PIPE AND ADJACENT (WALL VERTICAL SURFACE AND 100MM BETWEEN THE PIPE AND ADJACENT (FLOOR) HORIZONTAL SURFACE.  
A FREESTANDING WASH HAND BASIN IS TO BE PROVIDED IN AN APPROVED POSITION IN THE KITCHEN/FOOD PREPARATION AREA CONNECTED TO BOTH HOT AND COLD WATER AT A MINIMUM TEMPERATURE OF 40°C THROUGH A SINGLE OUTLET, AS REQUIRED BY CLAUSE 14 (1) AND (2) OF THE AUSTRALIAN NEW ZEALAND FOOD STANDARDS CODE FOOD SAFETY STANDARD 3.23. PROVIDE AND MAINTAIN DISPENSABLE SOAP AND SINGLE USE TOWELS OR OTHER SUITABLE HAND DRYING FACILITIES NEAR THE WASH HAND BASIN.  
ALL OPENINGS IN THE WALLS, FLOORS AND CEILING AND ALL EXTERNAL DOORS AND WINDOWS MUST BE VERMIN PROOF.  
ALL WINDOWS AND DOORS TO THE EXTERNAL AIR ARE TO BE PROVIDED WITH FLY SCREENS.  
A KITCHEN EXHAUST HOOD IS TO BE PROVIDED ABOVE ALL APPLIANCES OF HEATING CAPACITY GREATER THAN 8KW IN ACCORDANCE WITH AS 1668 PART 2. A TEST CERTIFICATE SHALL BE SUBMITTED TO THE PRINCIPAL CERTIFYING AUTHORITY WITH APPLICATION FOR AN OCCUPATION CERTIFICATE.  
THE DOORS OF THE AIR LOCK AND SANITARY COMPARTMENTS MUST BE CLOSE FITTING AND SELF CLOSING.  
A LIQUID SOAP DISPENSER AND PAPER TOWEL DISPENSER MUST BE PROVIDED ABOVE OR ADJACENT TO THE HAND BASIN.  
WASHING FACILITIES MUST BE PROVIDED AND COMPLY WITH THE FOOD PREMISES CODE NOT LESS THAN 300 LUX OF LIGHT WILL BE AVAILABLE ON ALL SURFACES WHERE FOOD IS PREPARED, OR UTENSILS ARE WASHED AND STERILISED IN ACCORDANCE WITH SA 1680.

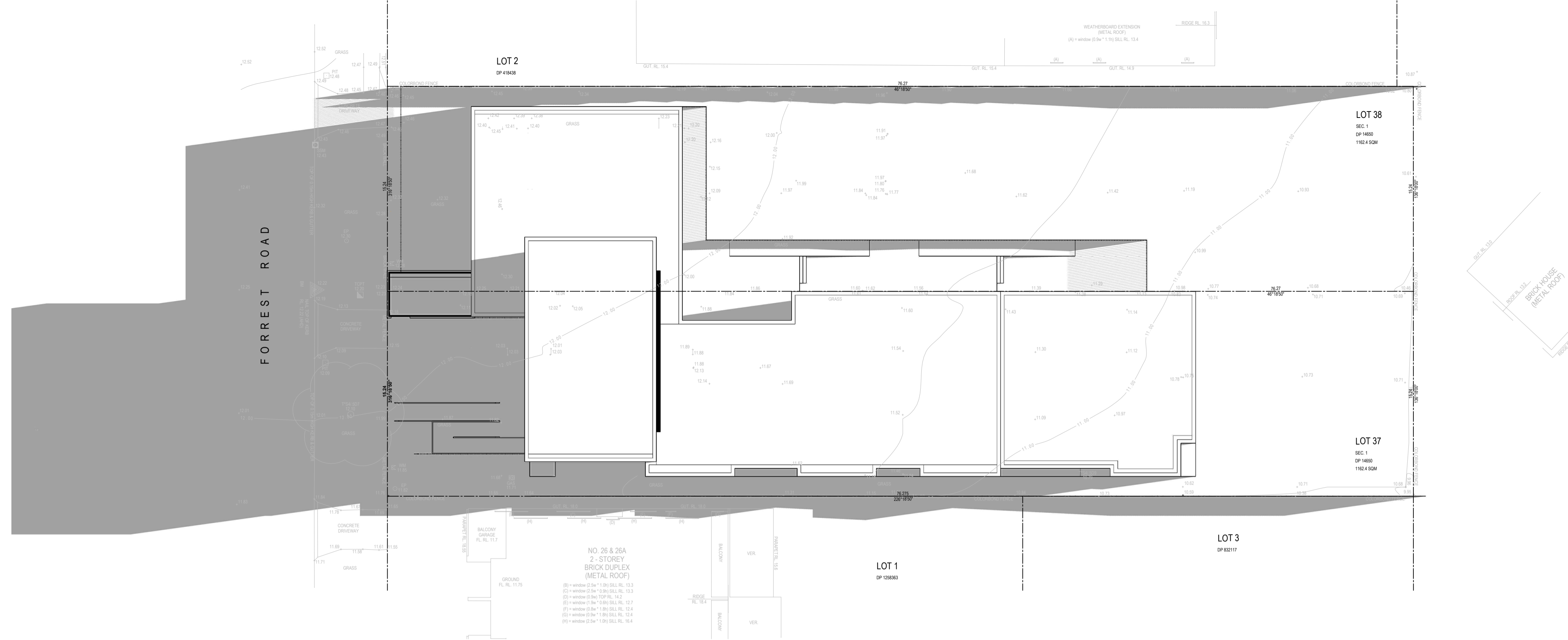
**Table 3 - Daily food amounts for children (2 to 5 years)**

Food Group and Serve Sizes	Minimum number of serves while in care (for 8 hours)	Comments
<b>Vegetables and legumes/beans</b> <b>Each of the following foods is one serve:</b> 1/2 cup cooked vegetables 1/2 cup cooked dried, canned beans, peas or lentils 1 cup salad vegetables 1 medium potato or sweet potato 1 medium tomato	2	<ul style="list-style-type: none"> <li>Include different types and colours.</li> <li>Fresh, frozen and canned varieties can be used.</li> <li>Choose canned varieties with no added salt.</li> </ul>
<b>Fruit</b> <b>Each of the following foods is one serve:</b> 1 medium (150g) piece of fruit e.g. apple, banana, orange or pear 2 small apricots, kiwi fruits or plums 1 cup dried or canned fruit (no added sugar) 30g dried fruit e.g. 4 dried apricot halves	1	<ul style="list-style-type: none"> <li>Serve fresh fruit rather than juice.</li> </ul>
<b>Wholegrain cereal foods and breads</b> <b>Each of the following foods is one serve:</b> 1 slice of bread 1/2 a bread roll 1/2 cup wheat cereal flakes 1/2 cup cooked rice 1/2 cup cooked pasta 3 crispbread biscuits 1 crumpet 1 English muffin 1 scone	2	<ul style="list-style-type: none"> <li>Include a variety of - breads, cereals, rice, pasta, noodles, polenta, couscous, oats, quinoa and barley.</li> <li>Choose wholegrain or wholemeal varieties and when available varieties with added iron.</li> </ul>

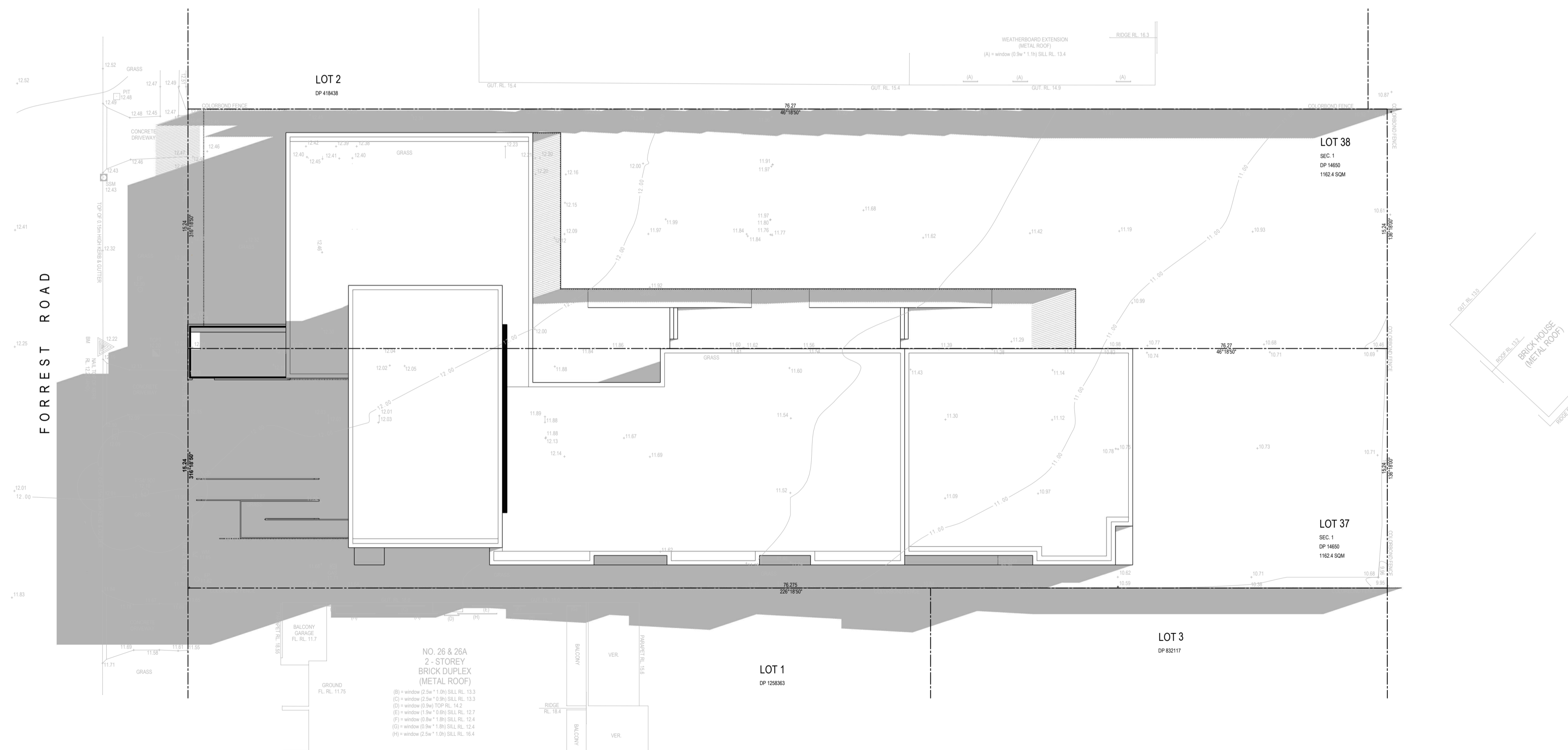
<b>Lean meat and poultry, fish, eggs, tofu, seeds and legumes</b> <b>Each of the following foods is one serve:</b> 65g cooked lean meats - beef, lamb, veal, pork, goat, kangaroo (90-100g raw) 80g cooked lean poultry or turkey (100g raw) 100g cooked fish (115g raw) 1 small can fish 2 large eggs 1 cup cooked or canned legumes/beans 170g tofu	4	<ul style="list-style-type: none"> <li>Trim fat from meat where possible.</li> </ul>
<b>Milk, yoghurt, cheese and alternatives</b> <b>Each of the following foods is one serve:</b> 1 cup milk 2 slices of cheese (40g) 200g yoghurt 120g ricotta cheese 1 cup soy milk with at least 100mg of added calcium per 100ml	1	<ul style="list-style-type: none"> <li>Serving milk at morning and afternoon tea may be an easy and reliable way to meet this requirement.</li> <li>Choose mostly reduced fat varieties.</li> </ul>

**Note:** If a child in care for more than eight hours extra meals and/or midmeals (i.e. breakfast or late afternoon tea) should be provided.

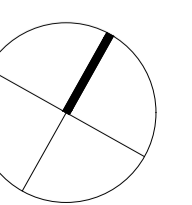


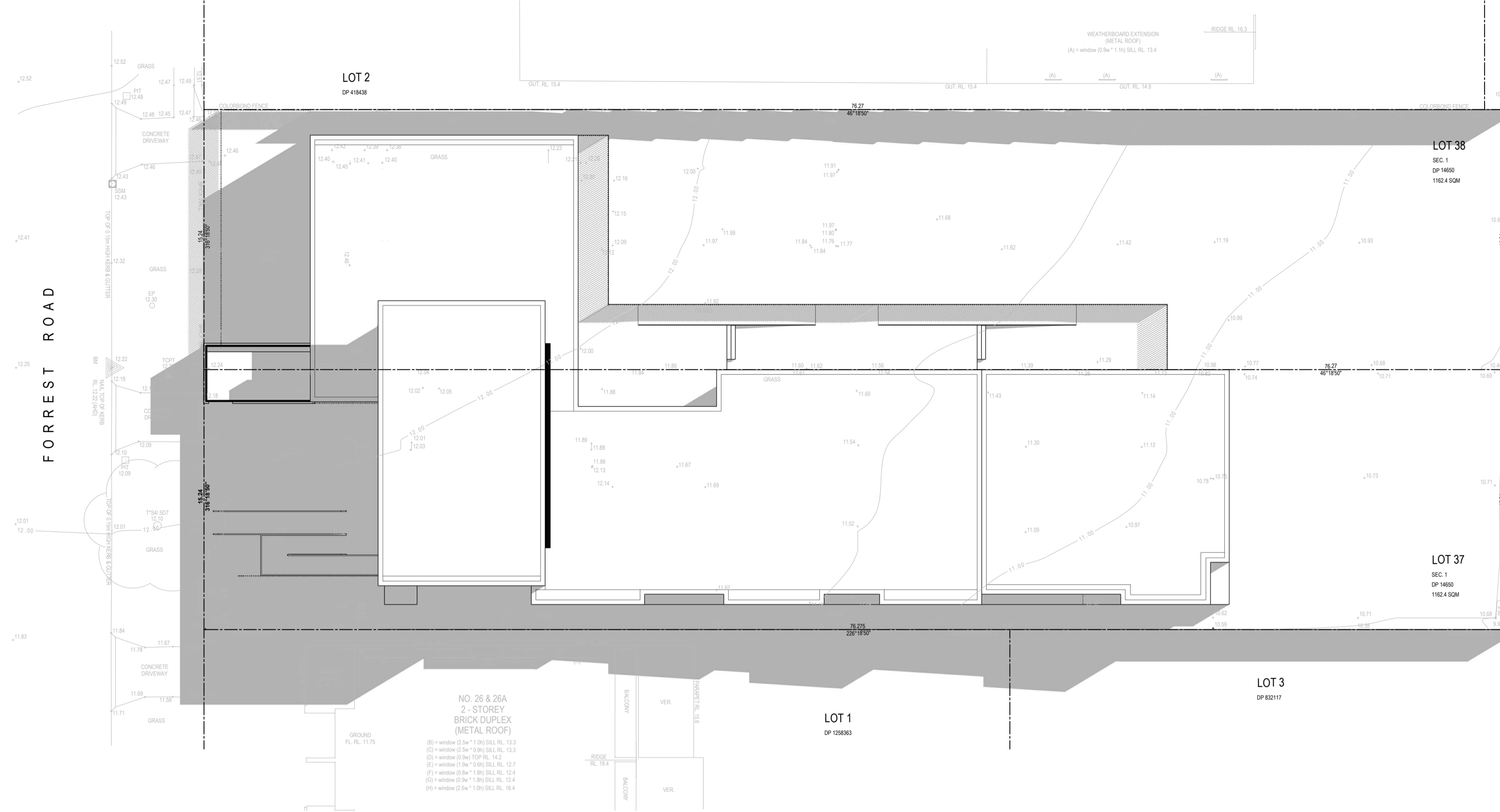


Shadow Cast At 8:00 On June 21st

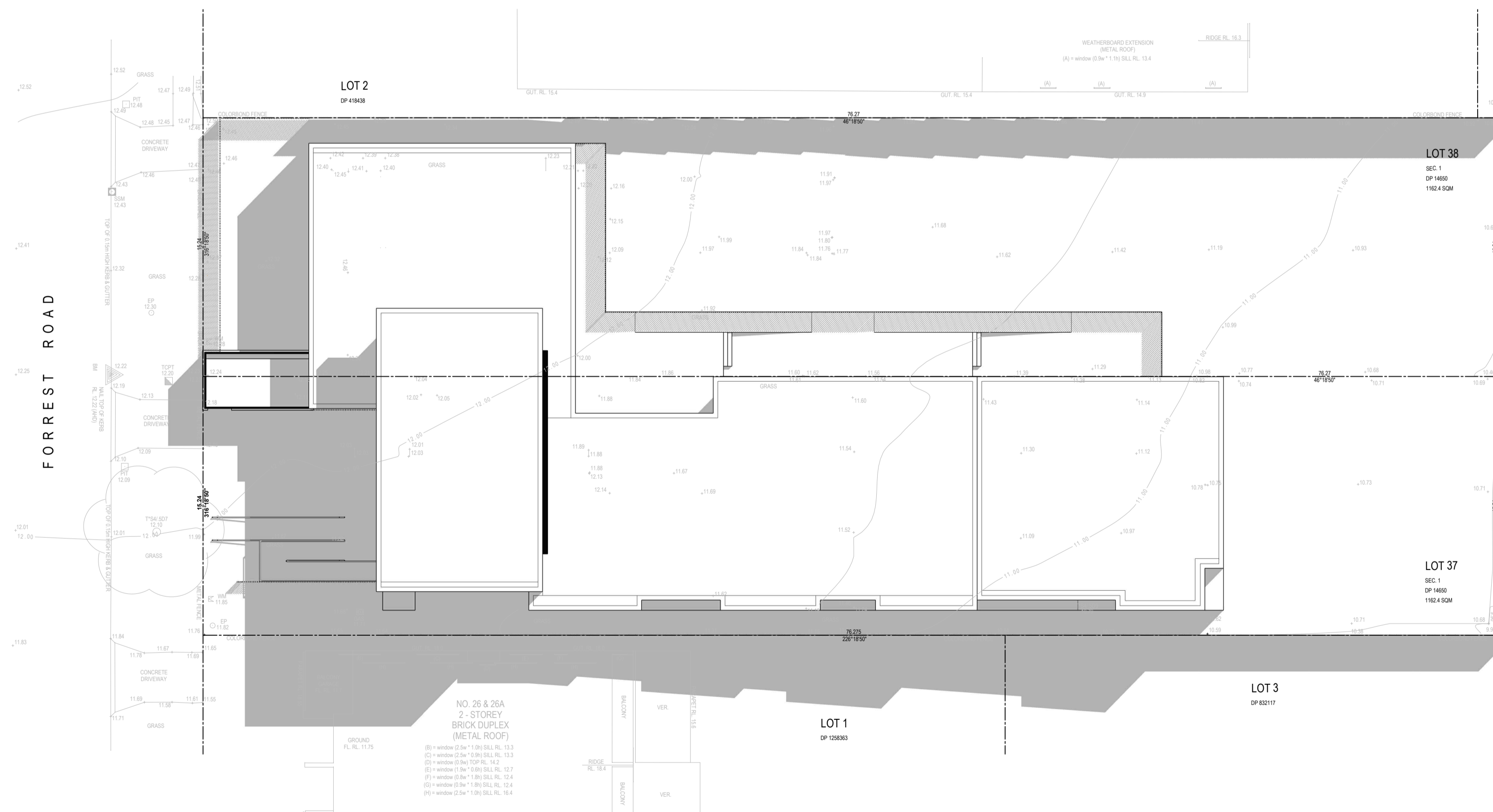


Shadow Cast At 9:00 On June 21st

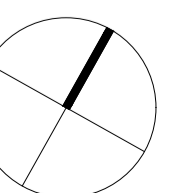


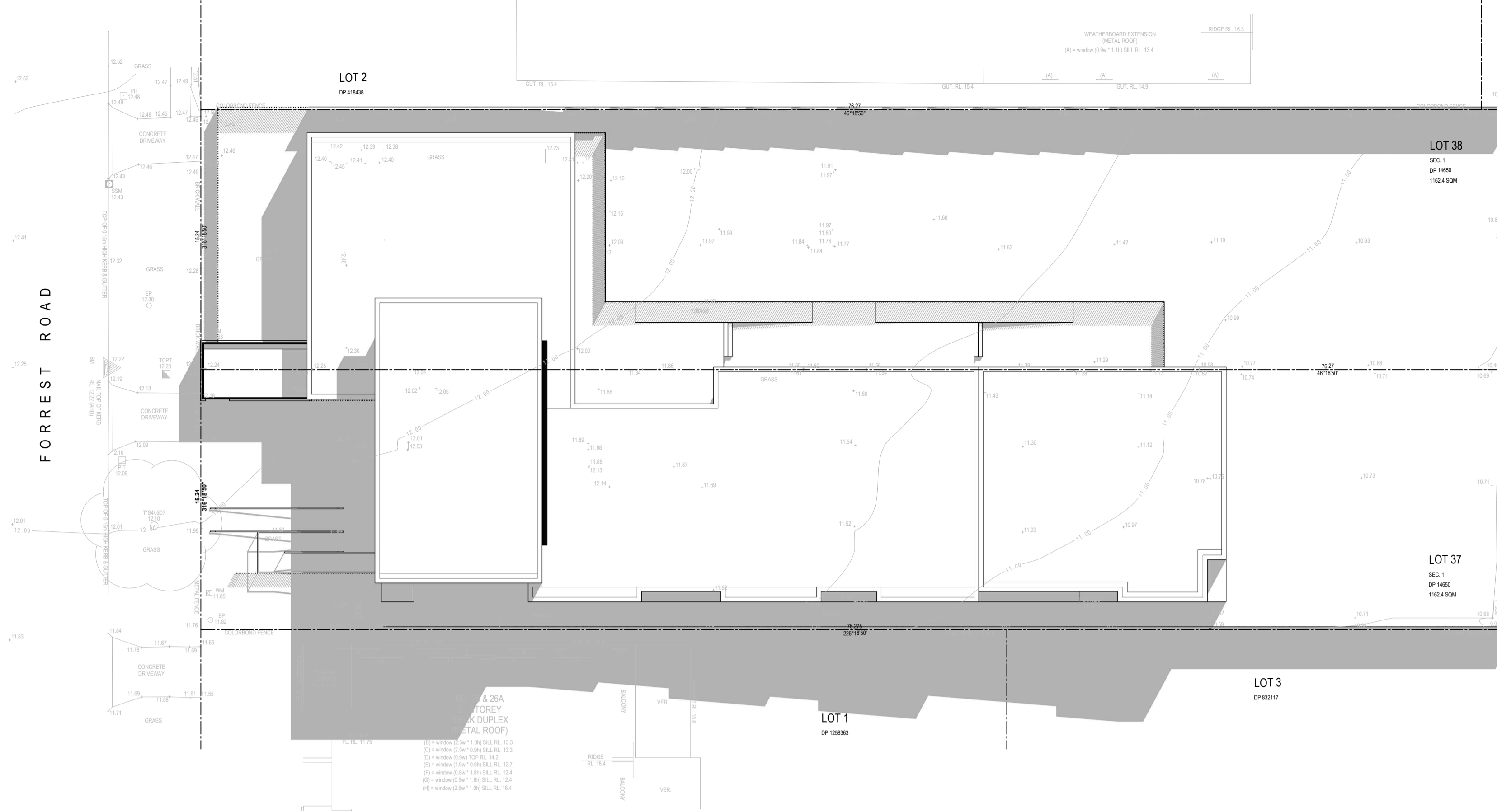


Shadow Cast At 10:00 On June 21st

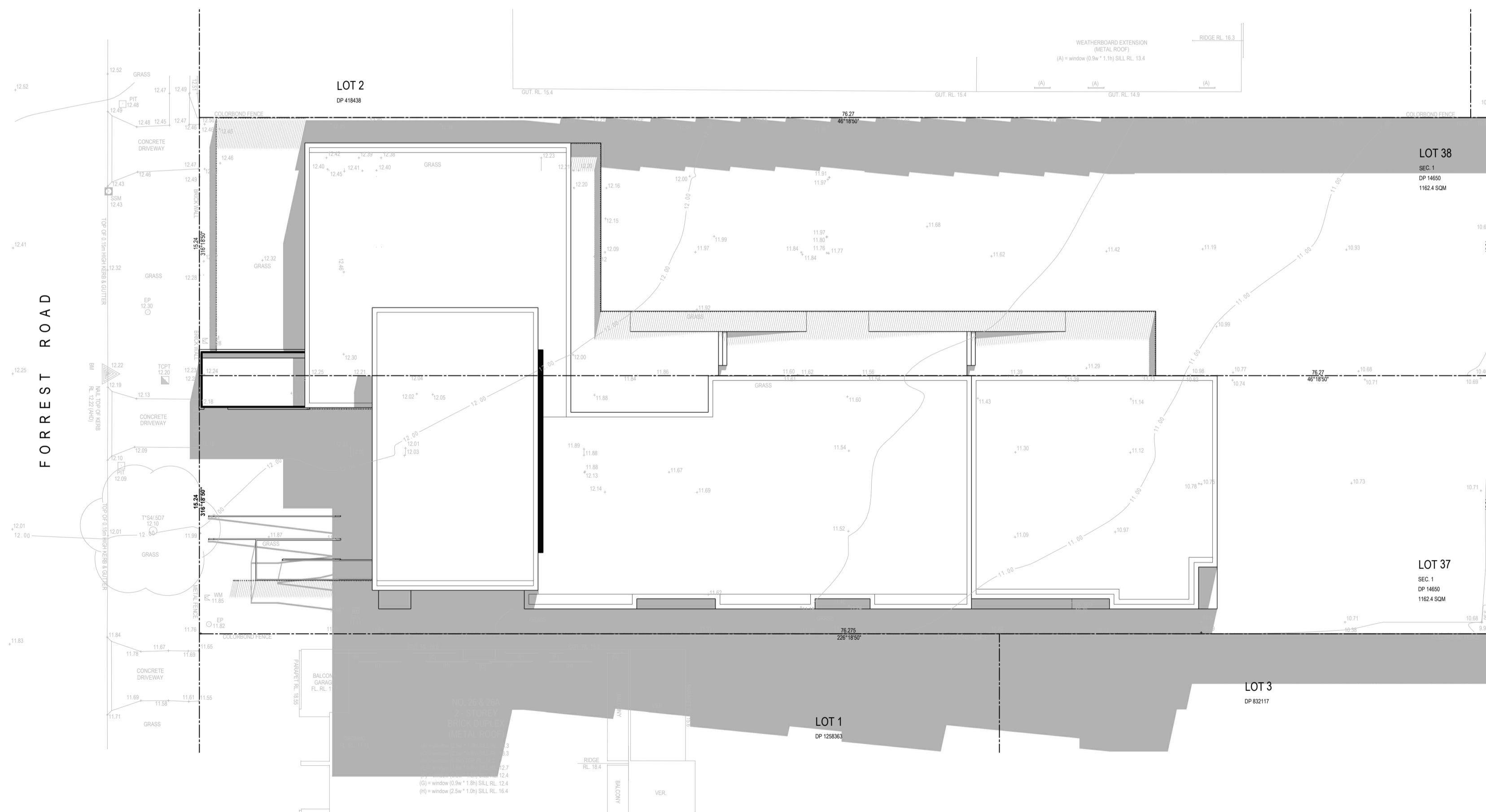


Shadow Cast At 11:00 On June 21st

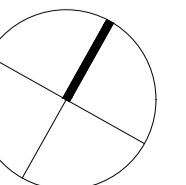


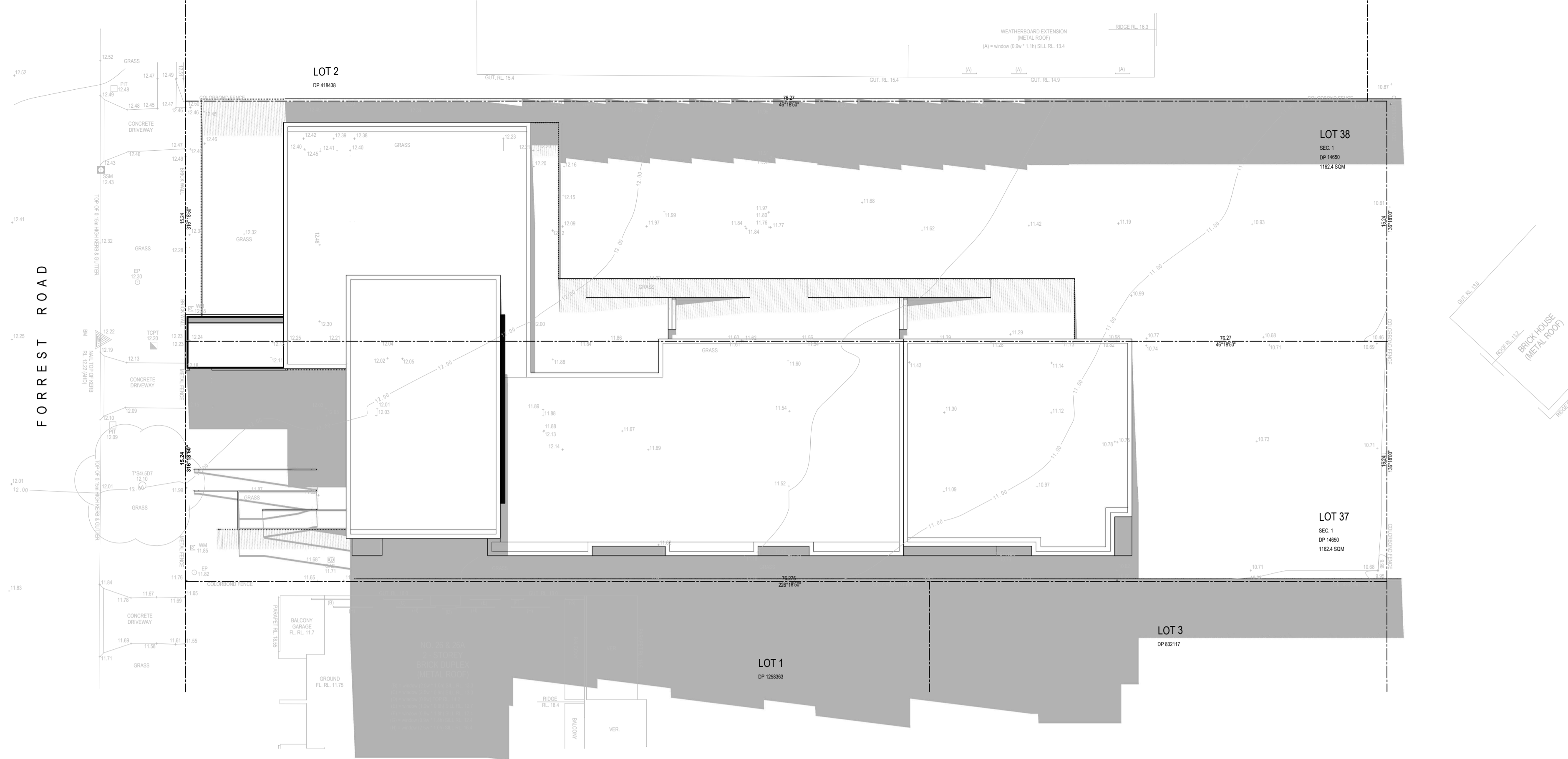


Shadow Cast At 12:00 On June 21st

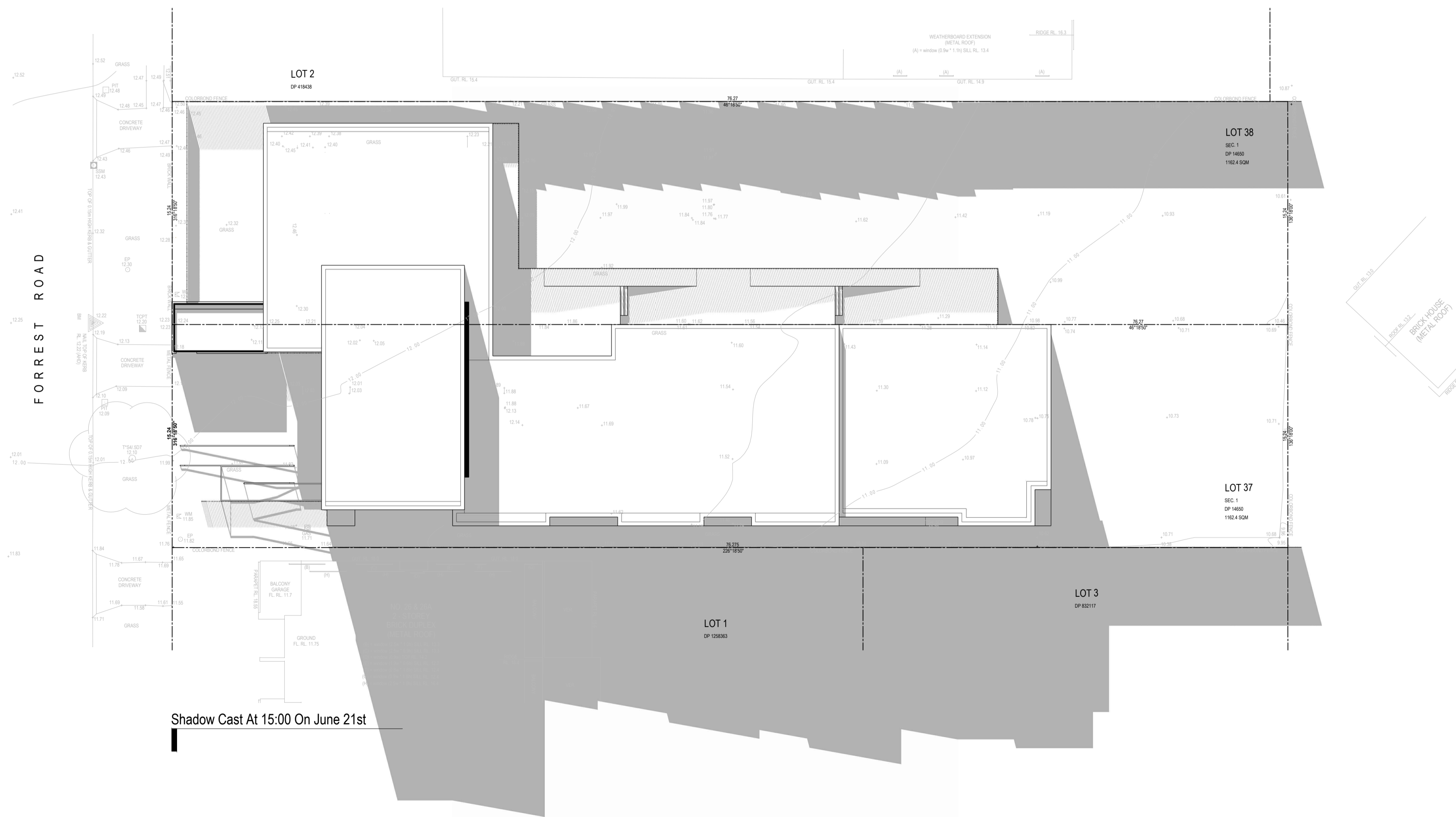


Shadow Cast At 13:00 On June 21st

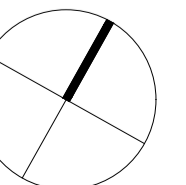


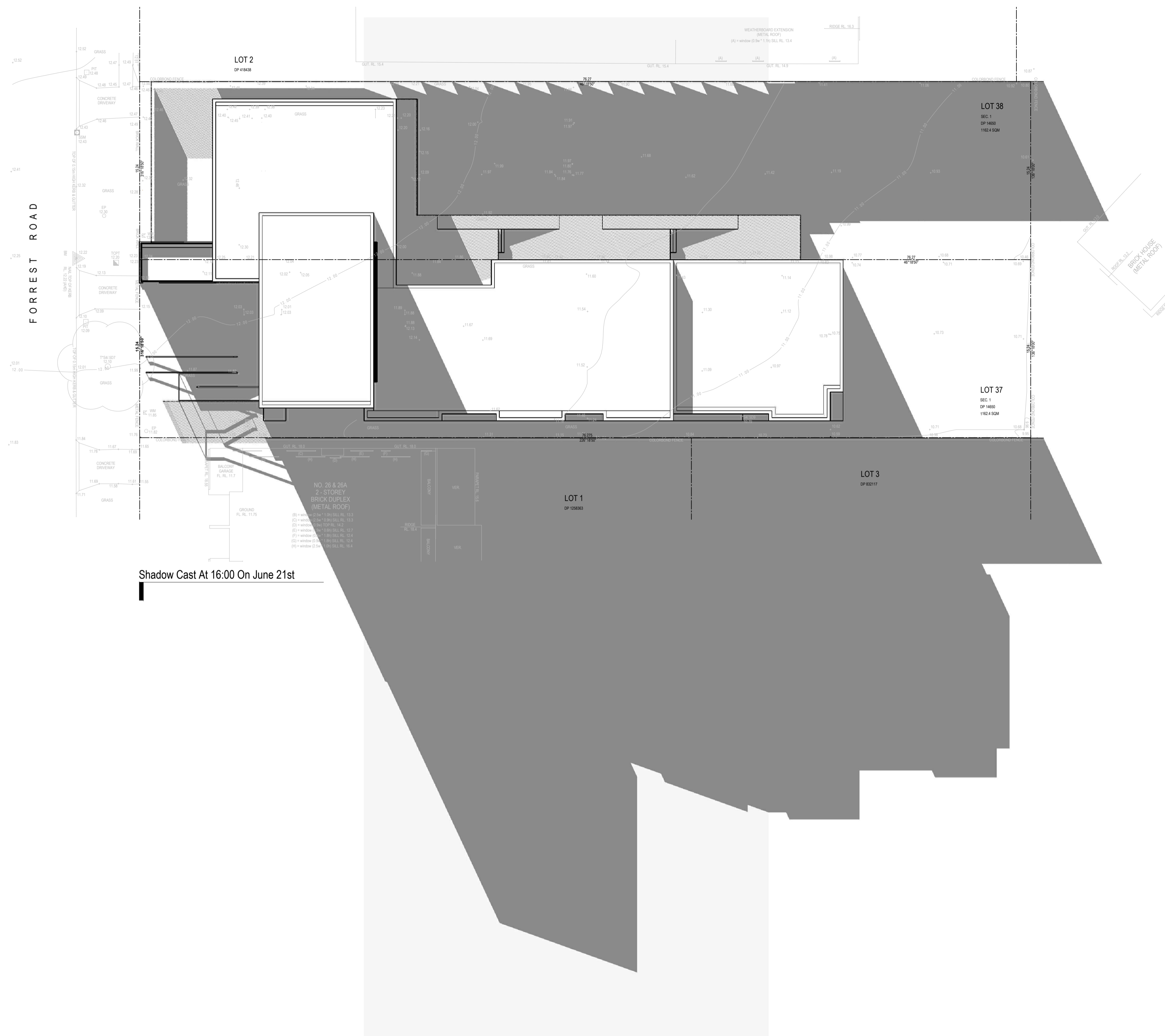


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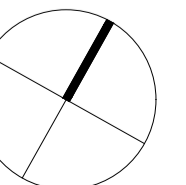


Shadow Cast At 15:00 On June 21st



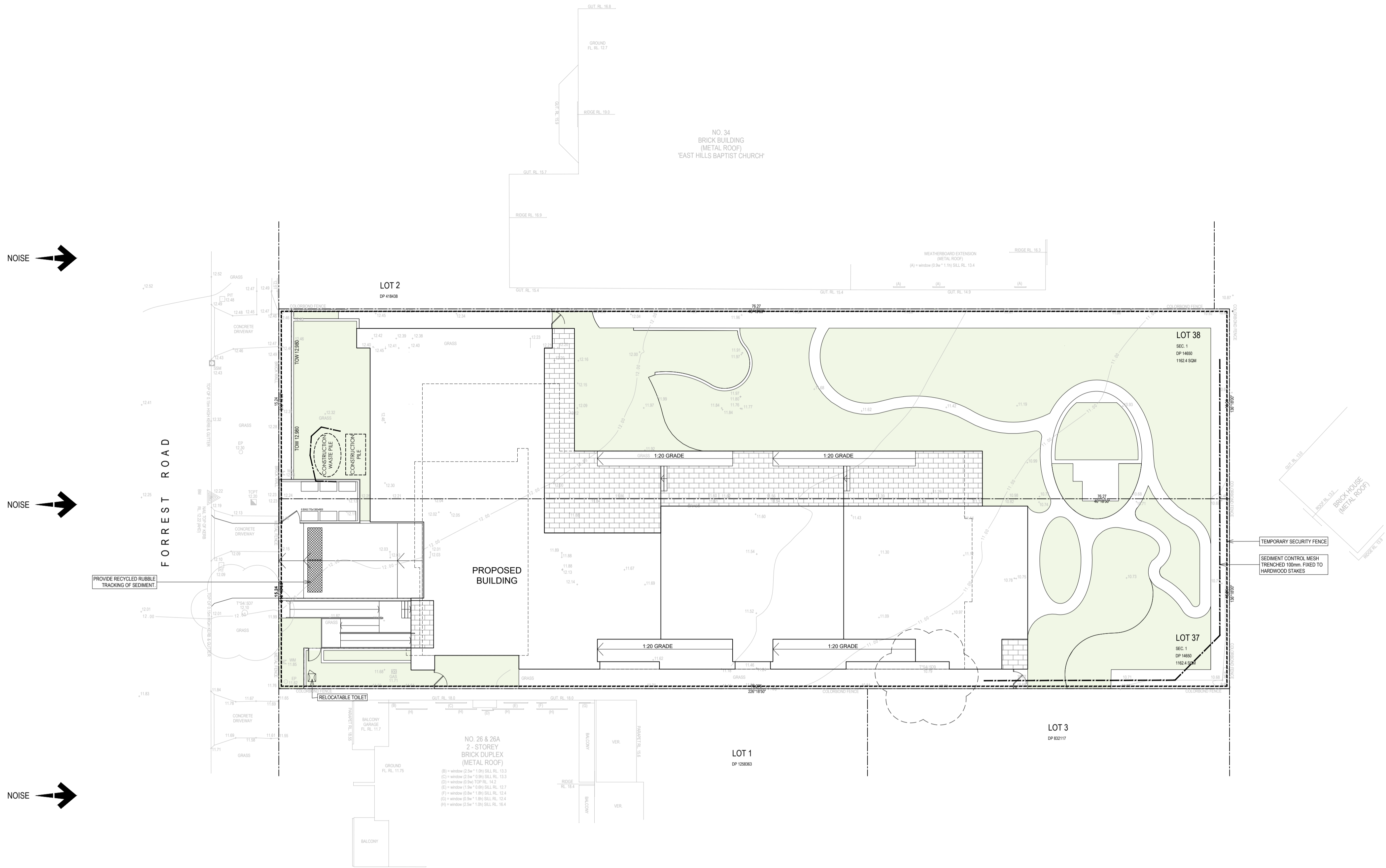


Shadow Cast At 16:00 On June 21st

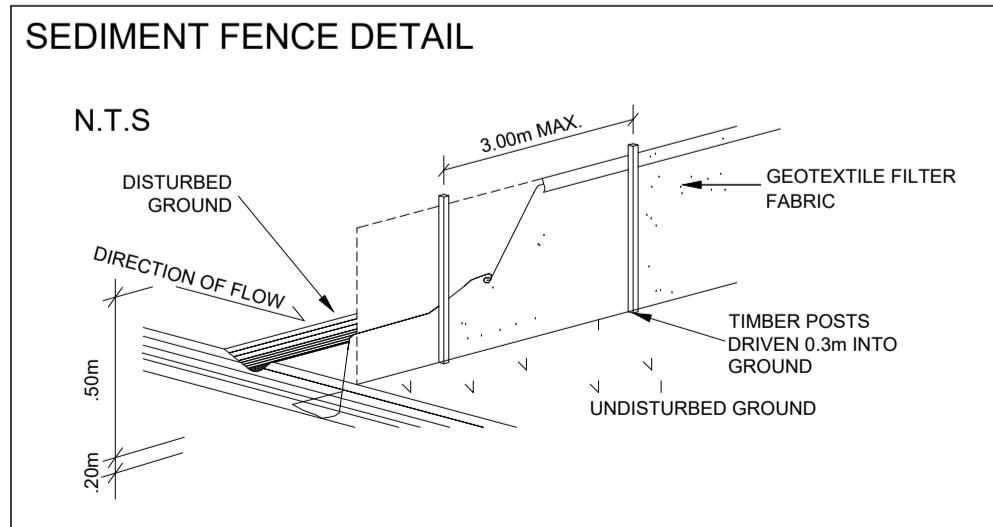


**LEGEND:**

- EXISTING TREE TO BE REMOVED
- TEMPORARY SECURITY FENCE
- CONTOUR LINES
- SEDIMENT CONTROL
- ONGOING WASTE MANAGEMENT
- RELOCATABLE TOILET
- CONSTRUCTION PILE
- CONSTRUCTION WASTE PILE



- 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 REVEGETATED 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 (PRODEX OR APPROVED EQUIVALENT) BETWEEN POST AT 3.0m CENTRES. FABRIC SHALL BE BURIED 150mm ALONG ITS LOWER EDGE.



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 0438 297 962

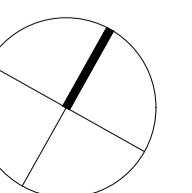
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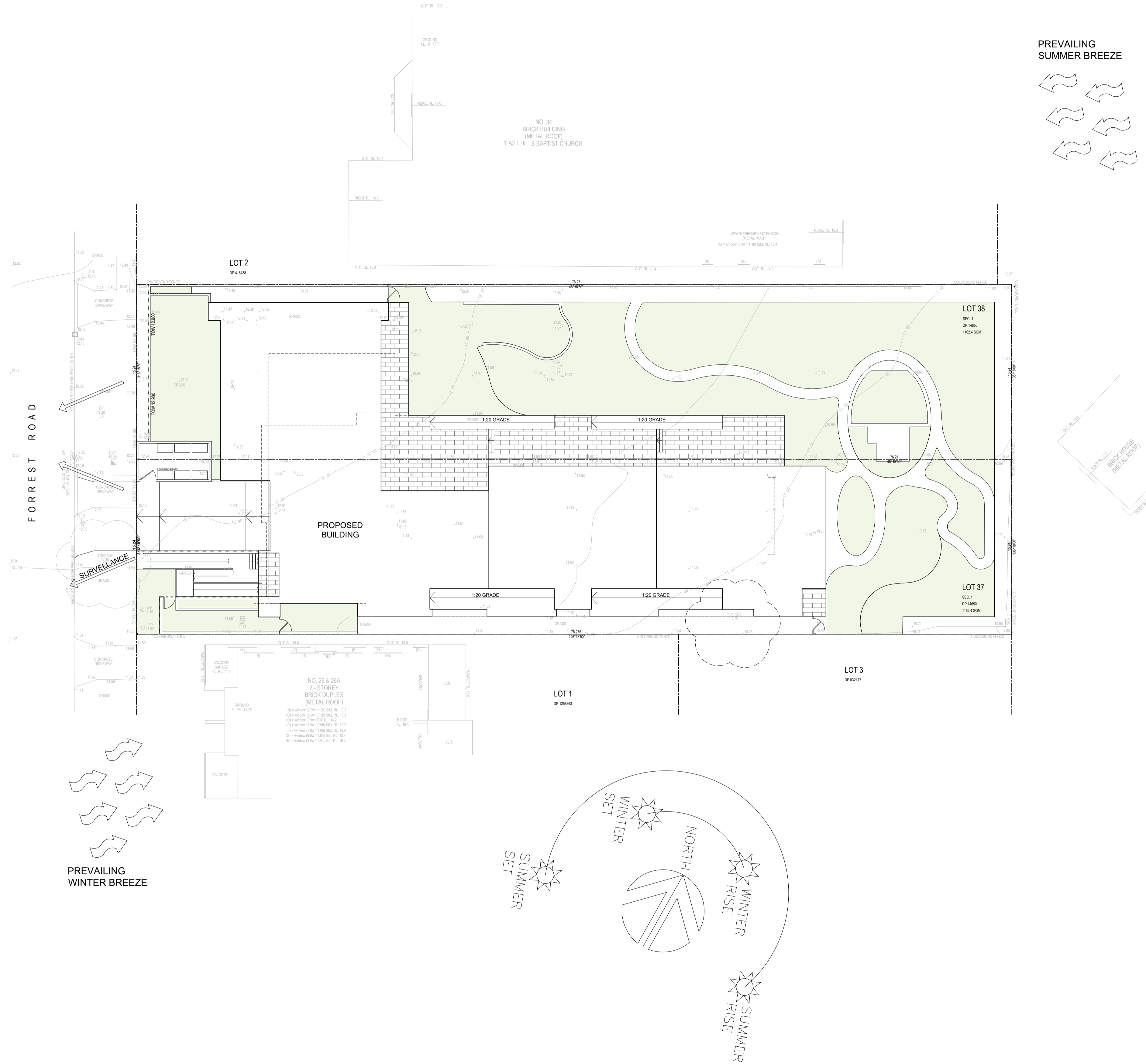
date	revision	issue
30.09.24	E	Revised DA submission
28.08.24	D	Revised DA submission
26.04.24	C	DA submission
13.12.22	B	Revised DA submission
16.06.22	A	DA submission

date	revision	issue
22.10.24	F	Revised DA submission

address: **28 & 30 Forrest Road, East Hills, Lot 37 & 38, DP 14650**  
 drawing: **Erosion & Sediment Control Plan**  
 drawing no.: **9**  
 date: 22.10.24

revision: **F**  
 scale: 1:200 @ A1



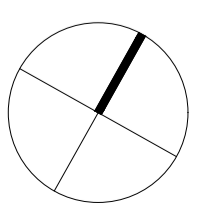


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13.12.22	B	Revised DA submission
16.06.22	A	DA submission

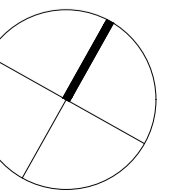
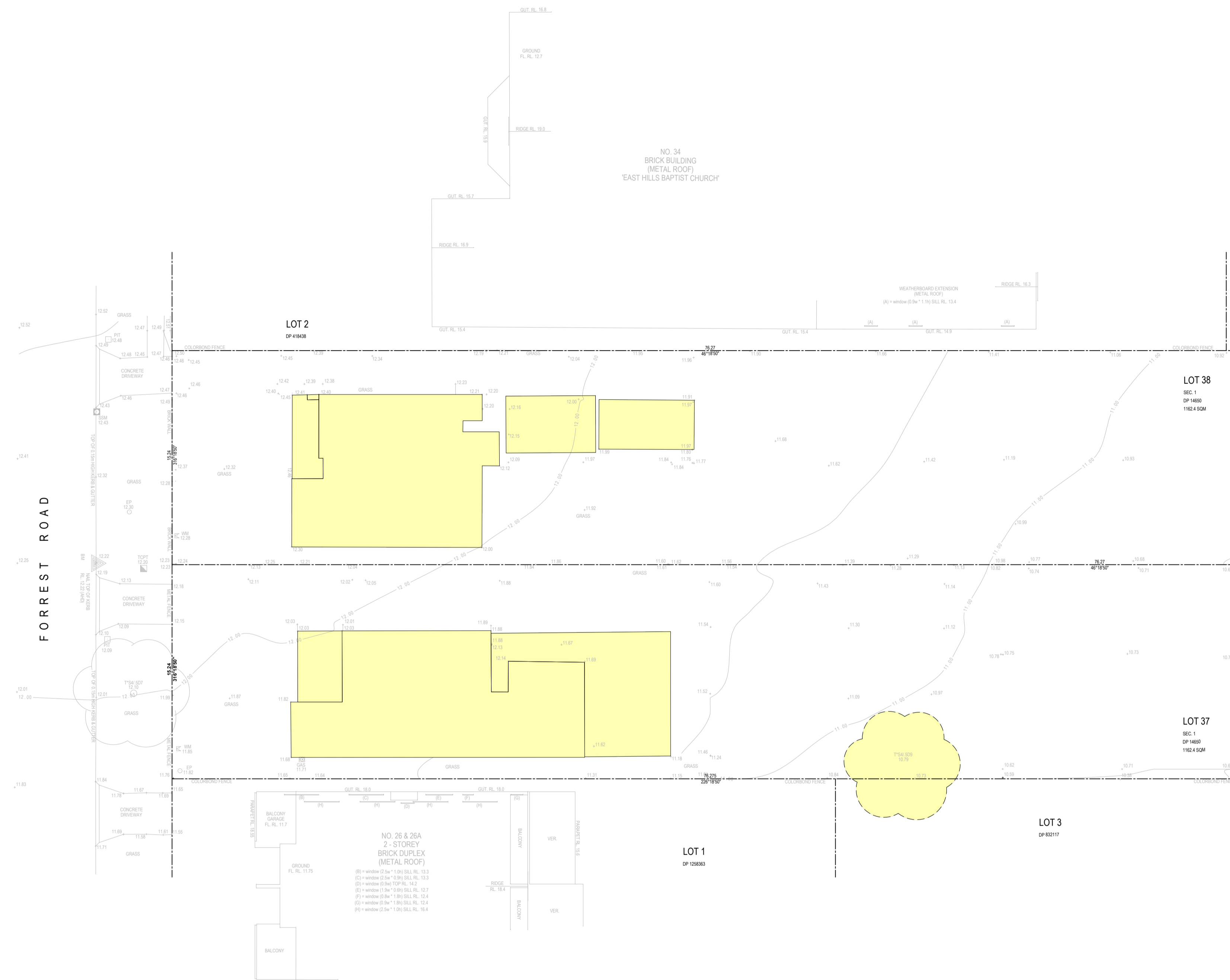
date	revision	issue
22.10.24	F	Revised DA submission

address: **28 & 30 Forrest Road, East Hills, Lot 37 & 38, DP 14650**  
drawing no.: **10**  
date: 22.10.24  
revision: **F**  
scale: 1:200 @ A1



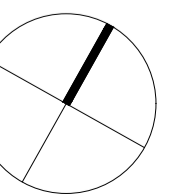
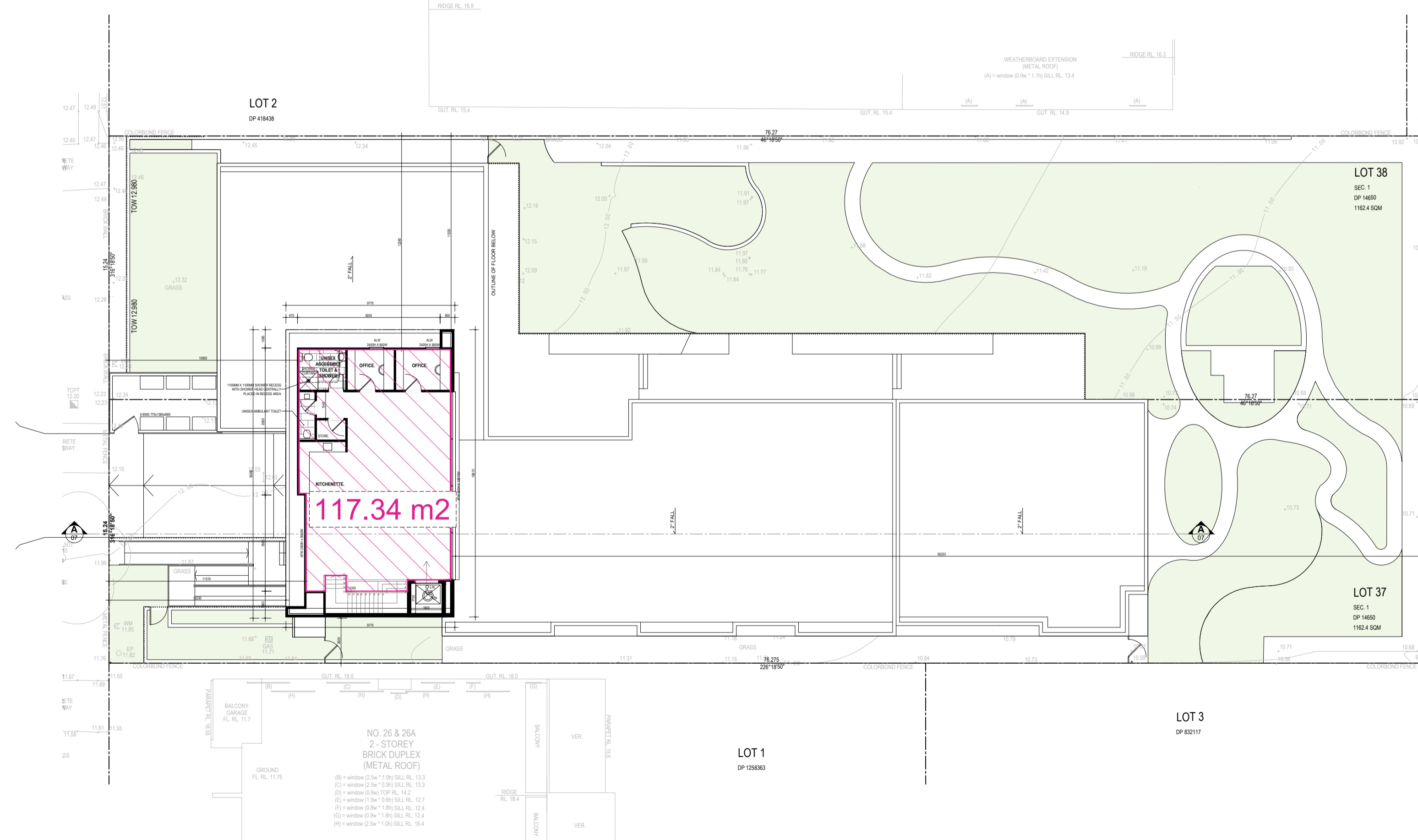
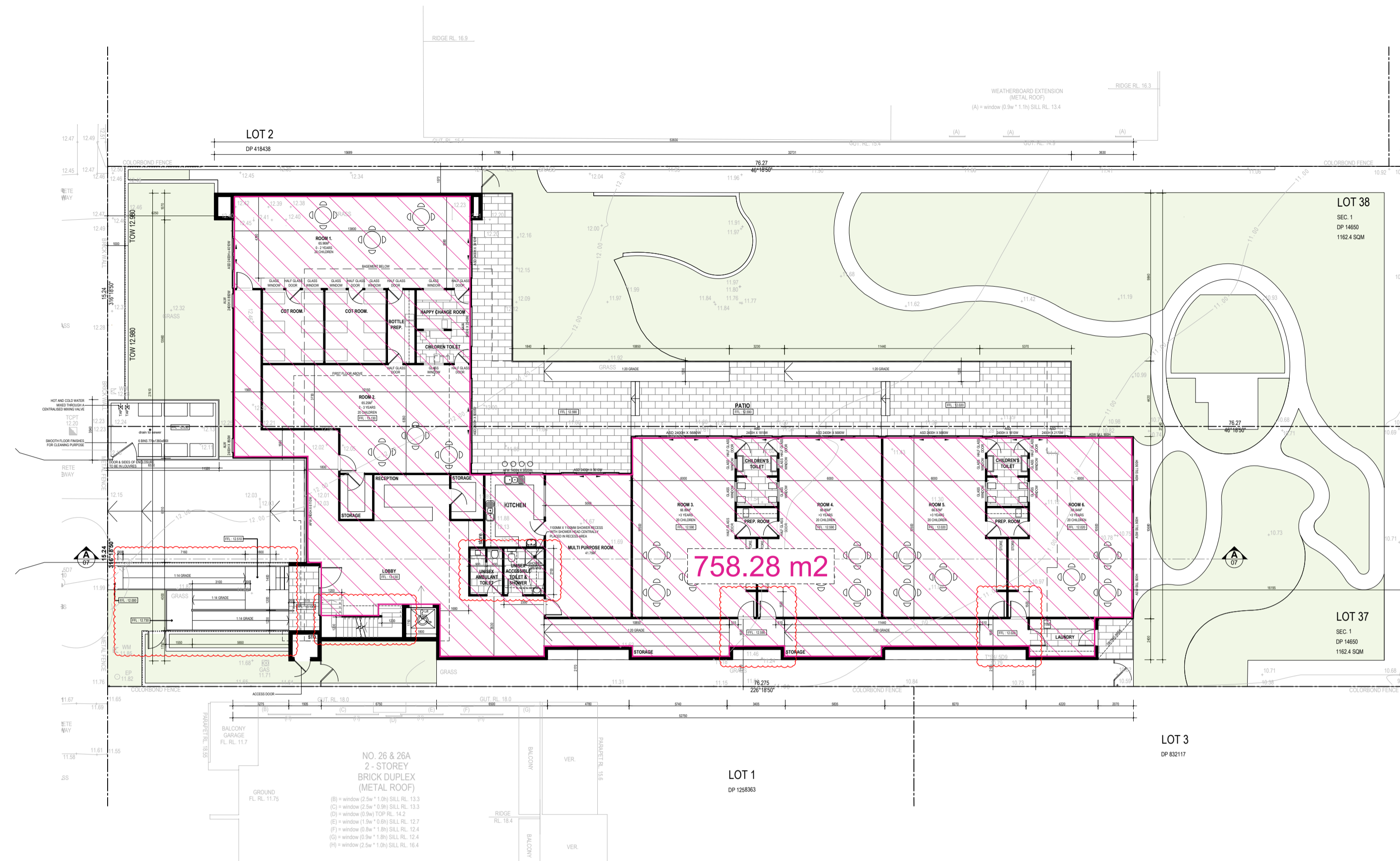
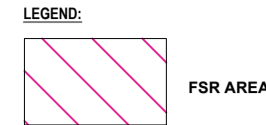
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frang@dawsonvu.com.au  
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michael@dawsonvu.com.au  
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LEGEND:





PROJECT SUMMARY:  
 MAX FLOOR SPACE RATIO 0.5:1 (0.4 x 2324) = 929.6 SQM  
 FLOOR SPACE RATIO PROPOSED (0.37) 875.82 SQM



### INDOOR SPACE AREA REQUIRED

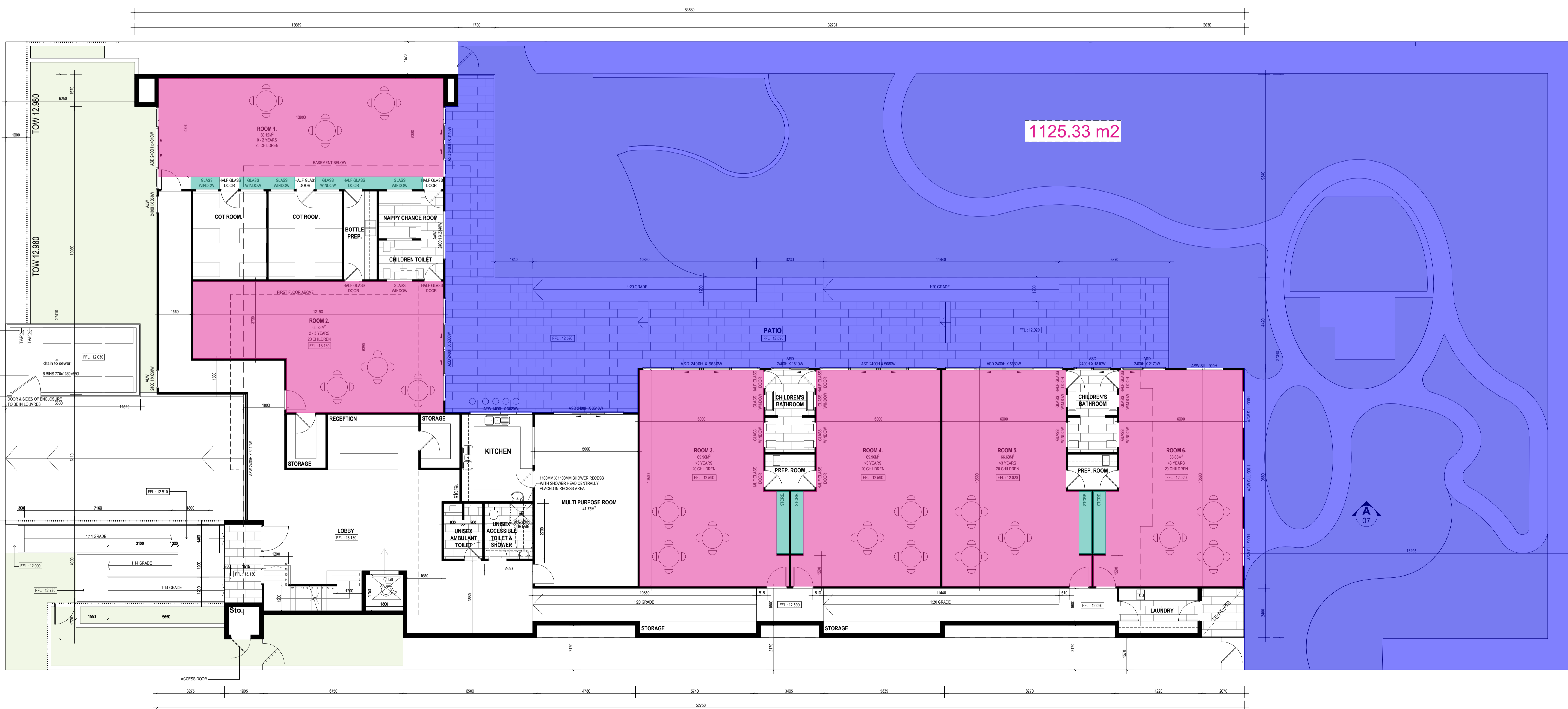
INDOOR PLAY SPACE (REQUIRED) 3.25 m <sup>2</sup> x 120 CHILDREN	390.00 sqm
PROPOSED UNENCUMBERED INDOOR PLAY SPACES	398.67 sqm
PROPOSED ENCUMBERED INDOOR PLAY SPACES	12.74 sqm
TOTAL	411.41 sqm

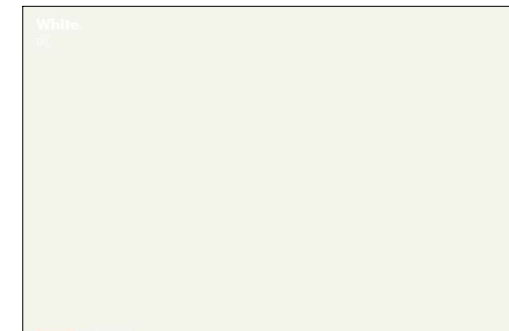
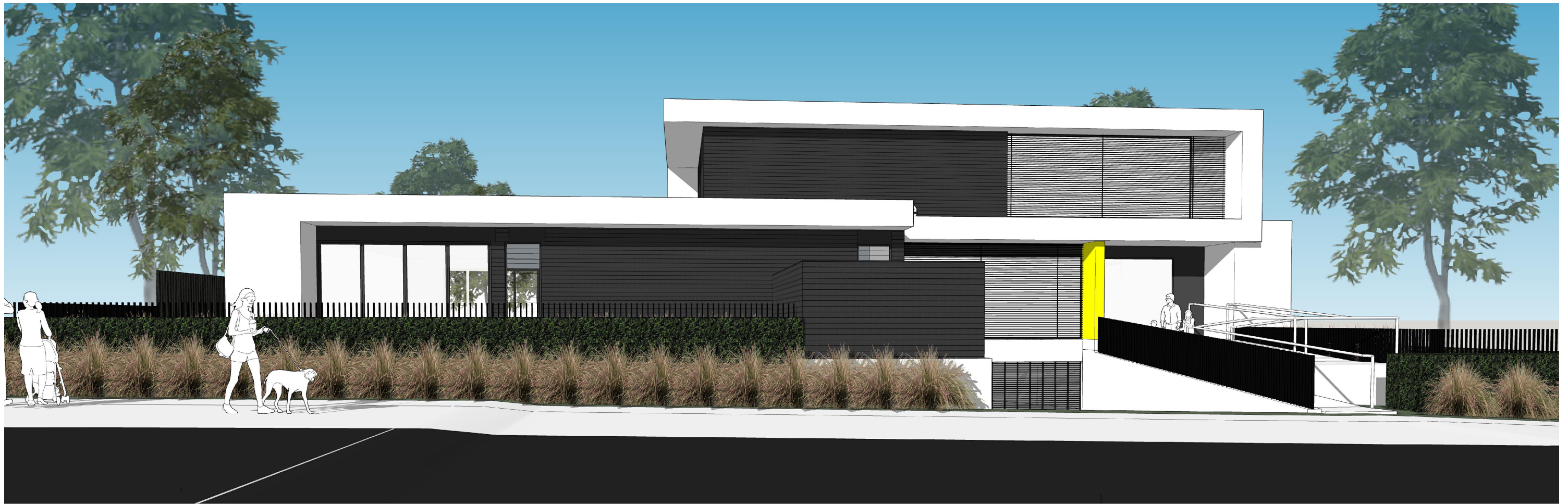
### OUTDOOR PLAY AREA

OUTDOOR SPACE REQUIRED 7m <sup>2</sup> x 120 CHILDREN	840.00 sqm
PROPOSED	1125.33 sqm

#### LEGEND:

- UNENCUMBERED INDOOR PLAY SPACE
- ENCUMBERED INDOOR PLAY SPACE
- OUTDOOR PLAY AREA

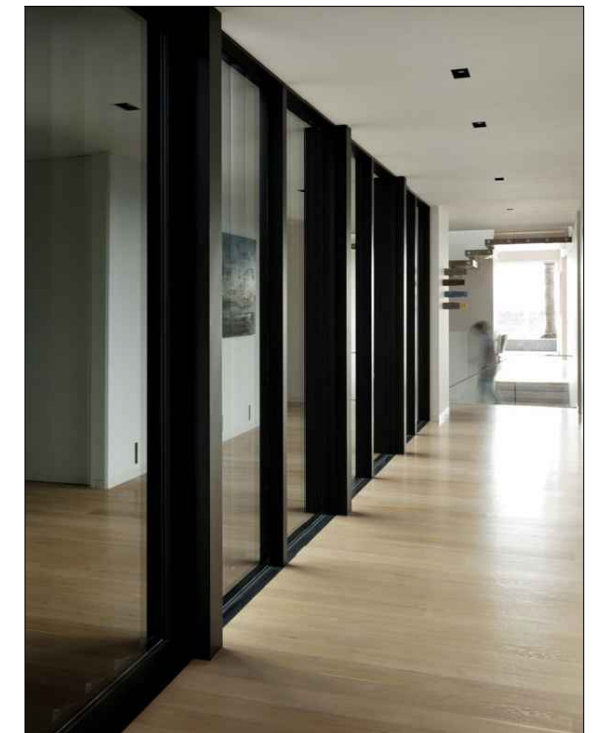




RENDER FINISH  
COLOUR: WHITE



LIGHTWEIGHT CLADDING  
COLOUR: MONUMENT



DOOR & WINDOW - ALUMINIUM  
COLOUR: BLACK

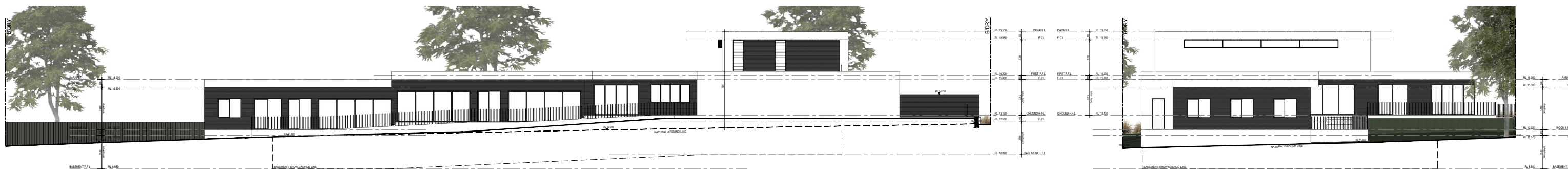
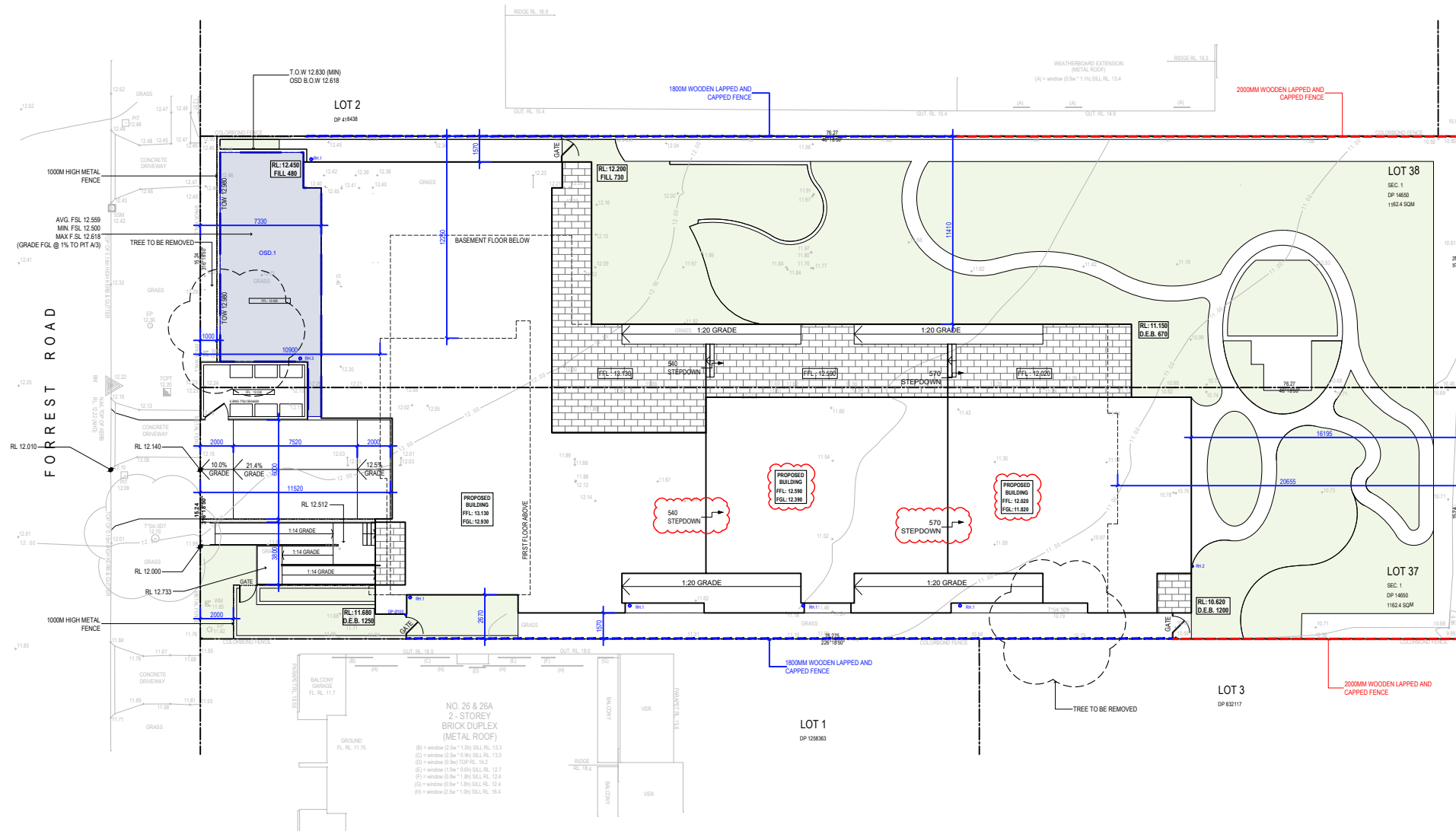
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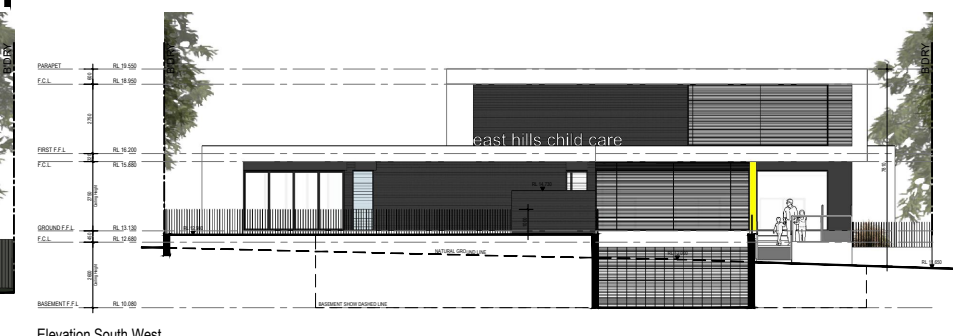
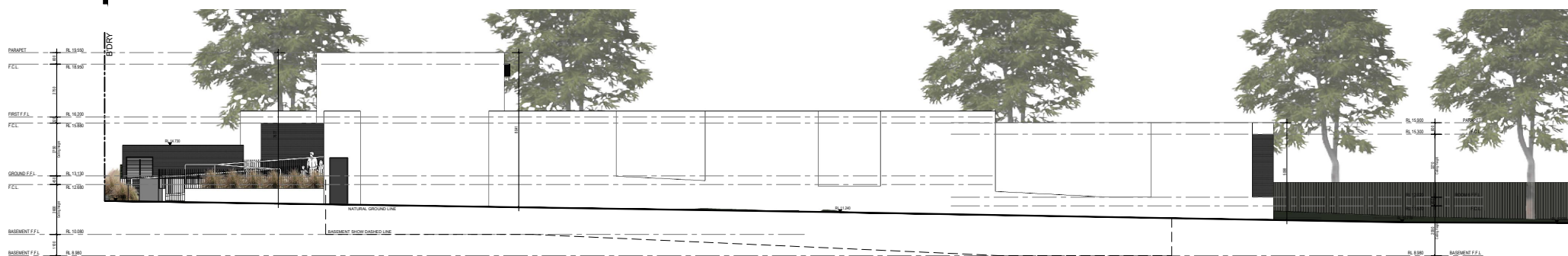
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22.10.24	F	Revised DA submission

address: **28 & 30 Forrest Road, East Hills, Lot 37 & 38, DP 14650**  
drawing: **Colour + Material Schedule**  
drawing no.: **13**  
date: 22.10.24  
revision: **F**  
scale: nts @ A3



Elevation North West

Elevation North East



Elevation South East

Elevation South West

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date	revision	issue

address: **28 & 30 Forrest Road, East Hills, Lot 37 & 38, DP 14650**

drawing: **Notification**

drawing no.:  
 date: 22.10.24

revision: **F**  
 scale: nts