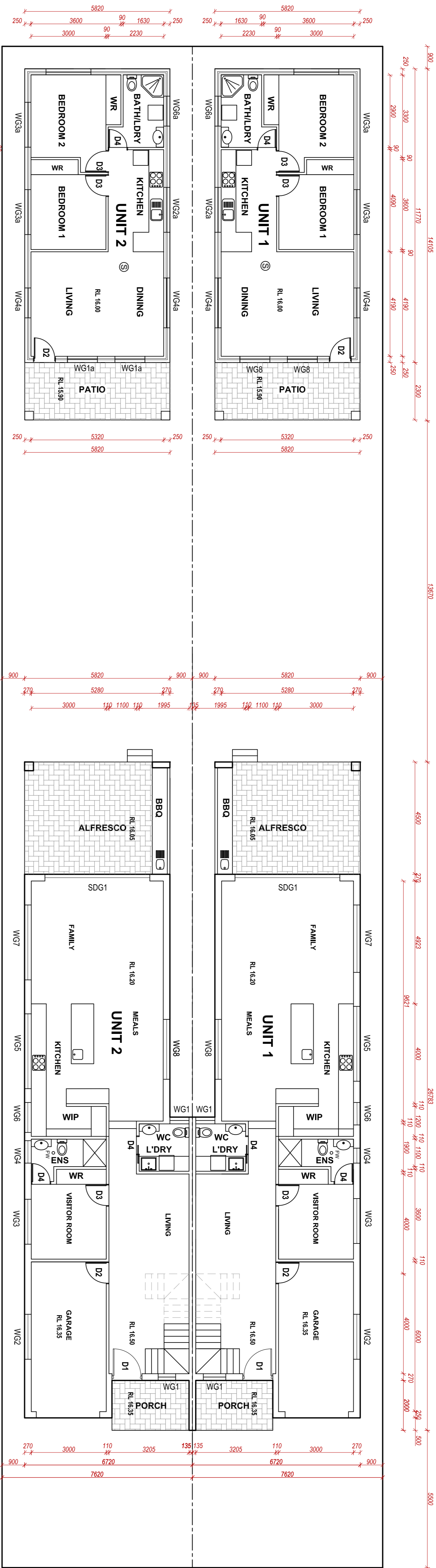


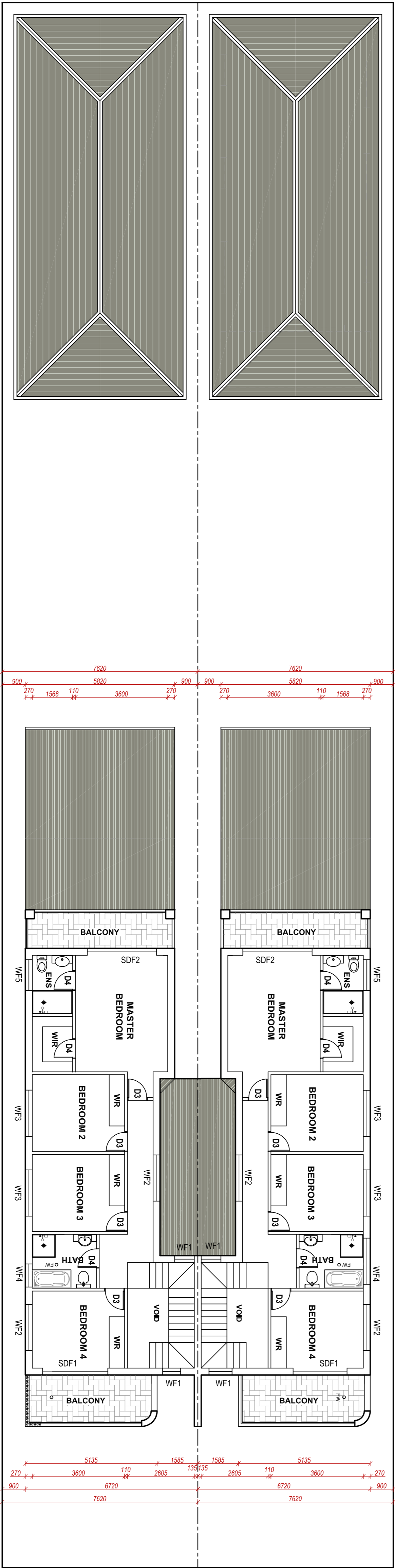


WINDOW SCHEDULE		
Code	Height mm	Width mm
WG1	2100	900
WG2	900	1800
WG3	1500	1800
WG4	1200	600
WG5	600	3000
WG6	600	900
WG7	900	2700
WG8	900	2400
SDG1	2400	4200
WG1a	800	1200
WG2a	600	1800
WG3a	1200	1500
WG4a	600	2100
WG6a	600	900



WINDOW SCHEDULE		
Code	Height mm	Width mm
WF1	2100	900
WF2	900	1800
WF3	1500	1800
WF4	1200	600
WF5	900	1800
SDF1	2400	2400
SDF2	2400	2400
D1	2400	1200
D2	2400	820
D3	2400	820
D4	2400	720

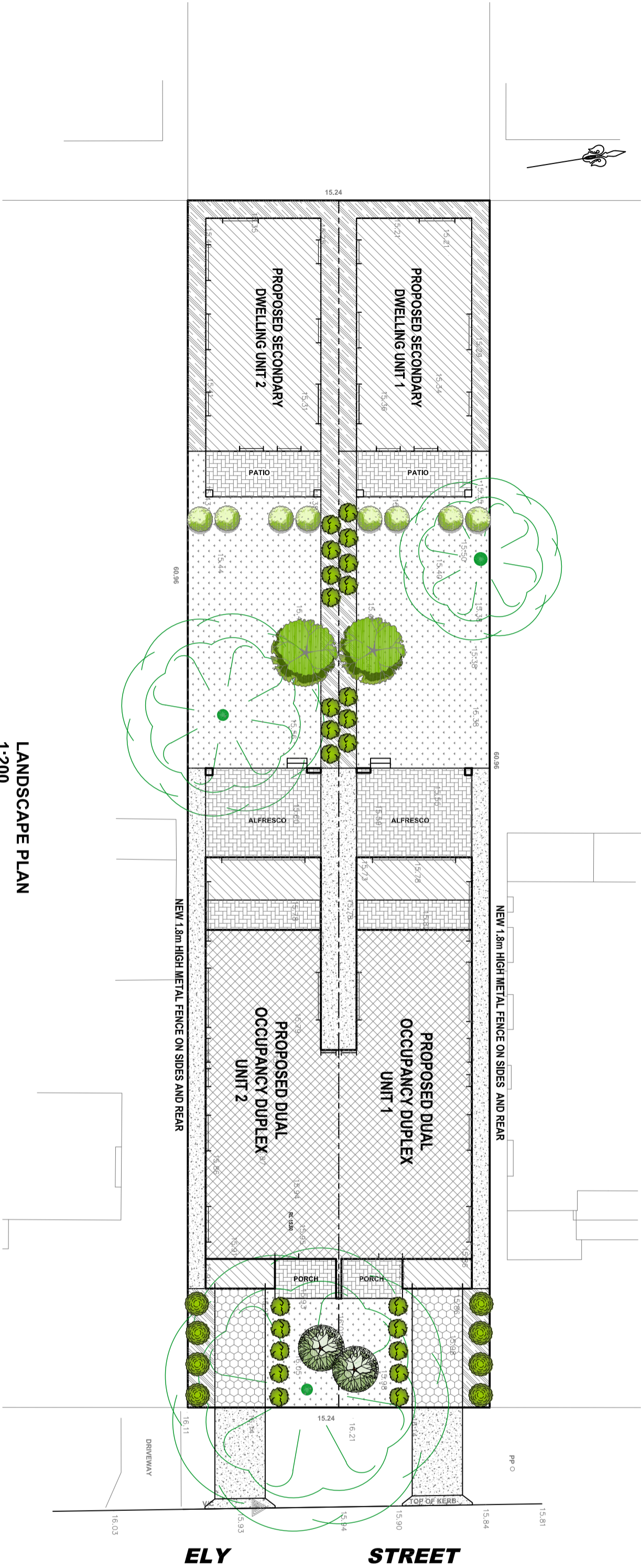
SOLID  
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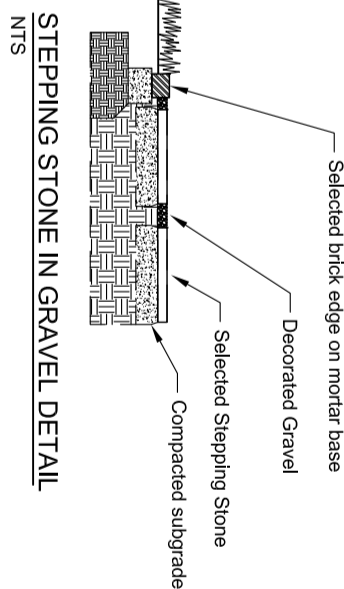
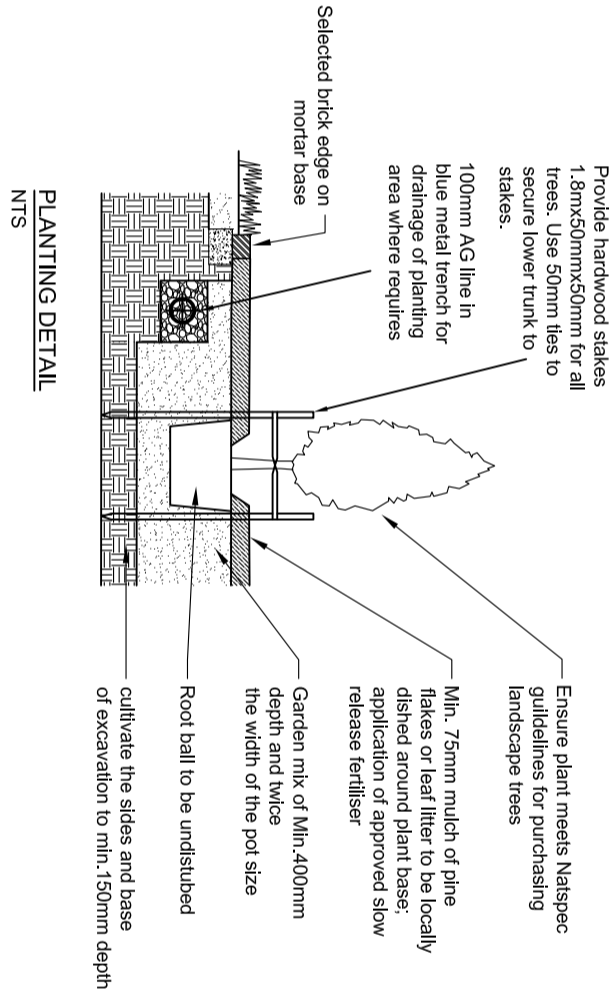
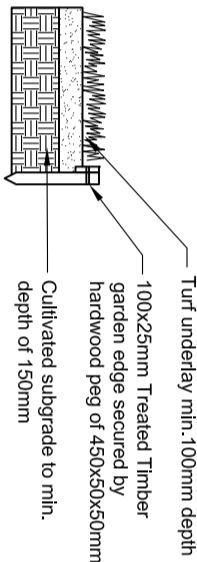
FIRST FLOOR PLAN

Plan No	Date	Issue No	Scale	Sheet No	OWNER: MR
181725	18/07/2025	A	1:100	2	RAFIA ARCH
Architectural Detailing & Drafting Services					Ph: 0409 701 575 Email: rafia.arch@bigpond.com
PROPOSED NEW DUPLEX AND GRANNY FLAT					SITE: 16 ELY STREET REVEREST SHEET: GROUND FLOOR PLAN COUNCIL: CANTERBURY BANKSTOWN CITY COUNCIL

- Smoke Alarm accordance to Part 9.5 of NCC 2022 and AS3786.
- Mechanical Ventilation to in accordance with Part 10.5 & 10.6 of NCC 2022.
- Floor wastes accordance with Part 10.2 of NCC 2022 and AS 3740.



LANDSCAPE PLAN  
1:200



## LANDSCAPING NOTES AND SPECIFICATIONS

**EXCAVATIONS**  
Any services drawn on the plan have been indicatively located. Further services may be present prior to any construction or excavation on site the relevant Authorities should be contacted for possible location of further underground services and detailed of all services.

**GARDEN BED/MULCH**  
The topsoil to all garden bed areas shall be 1 part site topsoil and 2 parts organic compost thoroughly mixed together prior to piling into position.  
where site topsoil is not suitable imported topsoil meeting the requirements as AS4419-1998 shall be used. Topsoil depth to all garden bed areas to be garden mix 300mm deep.

**GARDEN EDGING**  
Mulch consisting of pine bark is to be spread over all planter beds to a depth of 100mm. Reduce depth of mulch around base of plants to form "watering dish" to facilitate watering.

**PLANT MATERIAL**  
All garden edging as denoted by GE on the plan is to be constructed using either in-situ concrete or brick laid over 100mm layer mortar. extruded bricks shall not.

**PROPOSED TREES**  
All plants to be healthy and well developed without being root bound and disease free.

**EXISTING TREES**  
All tree planting holes are to be excavated 200mm wider and at least deeper than the root ball size. All trees are to be double staked and secured with Hessian ties as in Figure 2 arrangement.

Apply 150mm layer of topsoil to all turfed areas laid over deep soil. Prior to laying turf, contractor to ensure all top soiled areas are smoothly graded with no surface depressions or other irregularities, large stones or building debris, turf used for this site shall be cultivated kikyuu. Unless specified otherwise, turf shall be laid flush with adjacent finished surface levels

Unless specified otherwise existing trees which are to be retained are to be protected for the duration of the construction period. Install a 1.5m high temporary protective fence at a distance of 3.0m around the base of the tree or group of trees. The protective fencing shall be constructed using parrawebbing. The area to be protected is to be mulched with a 100mm layer of organic mulch such as pine bark or similar. Attach sign on fence to advice contractors. Do not store or otherwise place any harmful materials under or near such trees. Where it is absolutely necessary to cut tree roots firstly obtain council approval.

Do not carry out any tree work until all council approvals have been obtained in order to minimize root damage, any excavation work occurring near an existing tree is to be retained shall be carried out under the supervision of a qualified prior to occupation of the dwellings all existing trees to be retained are dead or dying limbs, carried out (only with council approval) to ensure safety of future occupants.

**PAVING**  
All pavement areas including driveway and pathways are to have a stenciled concrete finish. All pavement surfaces to comply with the requirements of AS/NZ 3661.1 1993 Slip resistance of pedestrian surface.

**STANDARDS**  
All Materials and standards of workmanship used on this project is to comply with the latest revision of the relevant Australian Standards.

**DISCREPANCIES**  
Should there be any discrepancies on the drawings and or on site, landscape contractor to notify the superintendent for resolution prior to commencement of the works. Where the situation is not readily resolved on site, the superintendent is to notify the landscape planner immediately for correction.

**IRRIGATION**  
provide on housecock in the front and rear yard, or the installation of automatic water system as owner choice.

## MAINTENANCE

Maintain all landscape areas to ensure plant health and occupant safety for a period of 12 month beginning from date of practical completion to the satisfaction of council

Maintenance will include but not limited to the following actives

Mowing, edging, pruning and top dressing of turf areas, also all plants to be fed slow release fertilizer according to Manufacture recommendations

Regular ongoing observation and maintenance is required

## PLANT SCHEDULE

Symbol	Spacing	Botanical Name	Common Name	Size	Mature H x S
		<i>Elaeocarpus reticulatus</i>	Blueberry Ash (naive)	75L	7-12m x 3-4m
		<i>Glochidion ferdinandi</i>	Cheese tree (Native)	75L	15m x 5m
	0.50	<i>Acmena smithii</i> 'Allyn Magic'	Dwarf Lilly Pilly (Native)	200mm	Low Hedge
	1m	<i>Syzygium resilience</i>	Lilly Pilly (Native)	200mm	Medium Hedge
	1.5m	<i>Murraya paniculata</i>	Orange Jessamine	200mm	Medium Hedge
	2m	<i>Westringia 'Jervis Gem'</i>	Dwarf Coastal Rosemary	200mm	Low Hedge

Garden soil Sandy loam . PH 6.5

Mulch annually with eucalyptus mulch to a depth of 75mm

Fertilise All native to be fed by OS more Native SW relieve fertilizer.

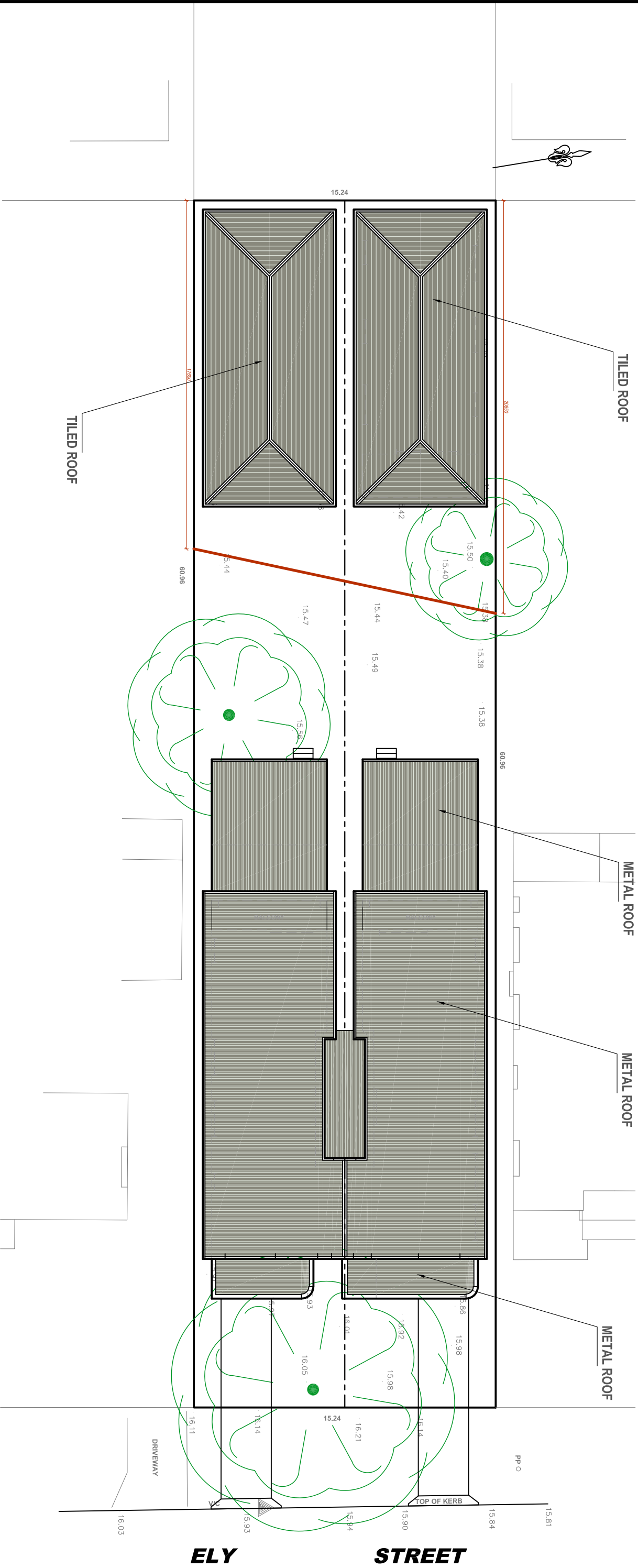
Other with osmocote slow release for trees and shrub and citrus

## GROUND COVER & LAWN

	LAWN: Sir Walter Buffalo		GROUND COVER & OR GRAVELS
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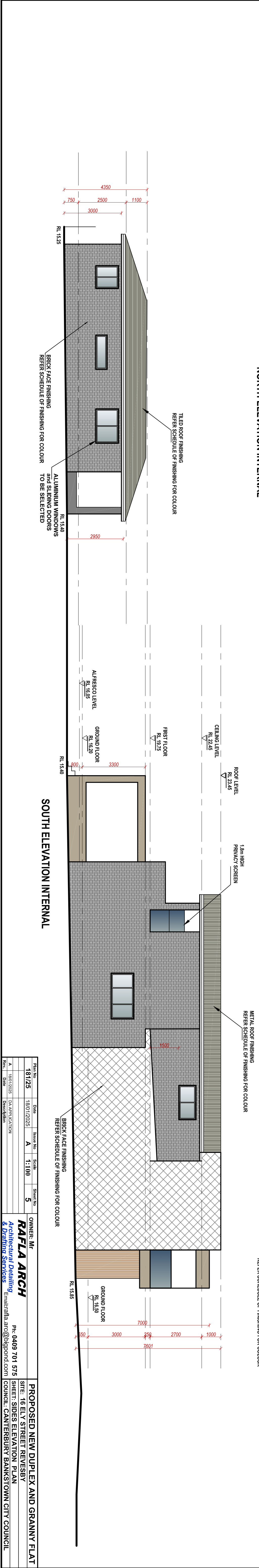
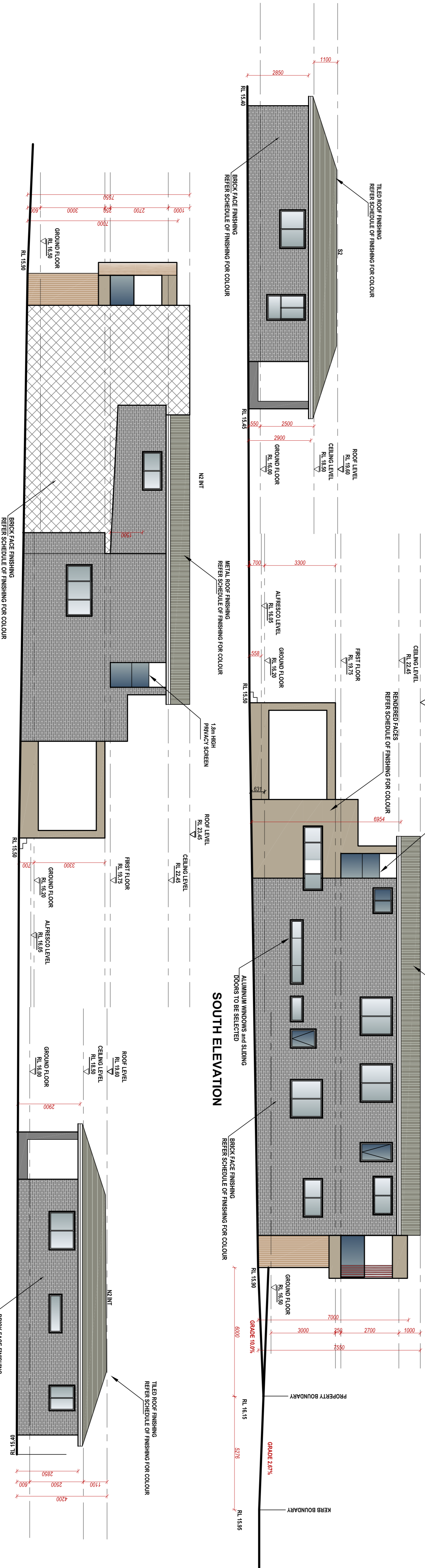
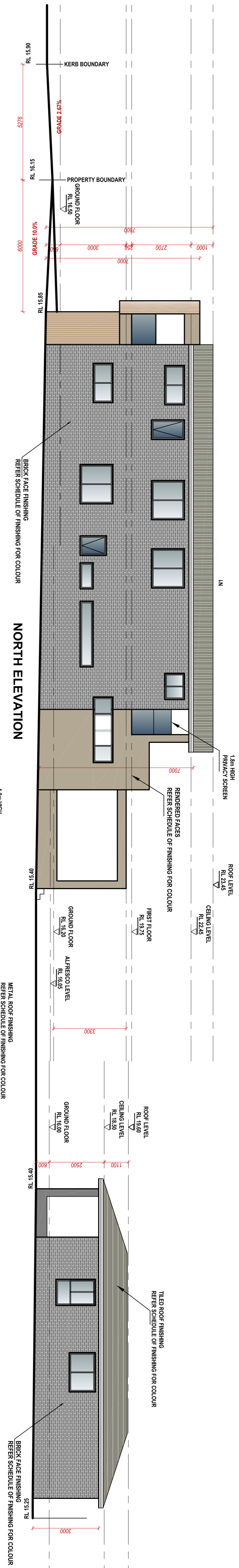
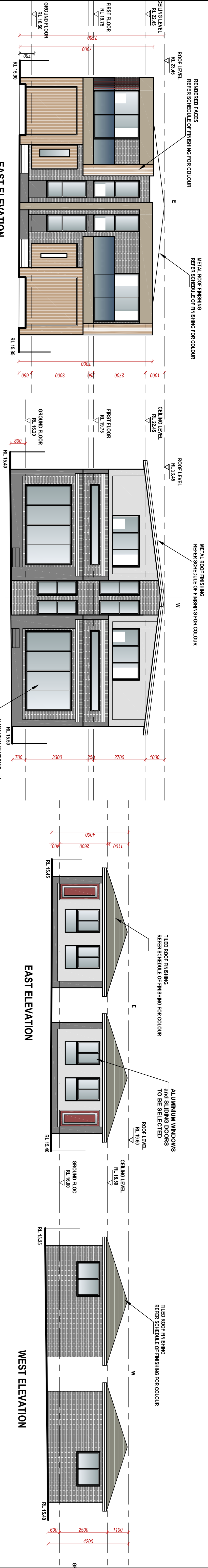
Plan No	Date	Issue No	Scale	Sheet No	OWNER: MR
181/25	18/01/2025	A	1:200	3	RAFLA ARCH
A	18/01/2025	DA APPLICATION			Ph. 0409 701 575 Email: rafla.arch@bigpond.com
Rev	Date	Description			Architectural Detailing & Drafting Services

PROPOSED NEW DUPLEX AND GRANNY FLAT	SHEET: 16 ELY STREET REVESBY
COUNCIL: CANTERBURY BANKSTOWN CITY COUNCIL	



Plan No	Date	Issue No	Scale	Sheet No	OWNER: Mr <b>RAFILA ARCH</b>  <b>Architectural Detailing &amp; Drafting Services</b>  Ph: 0409 701 575 Email: rafila.arch@bigpond.com
181/25	18/01/2025	A	1:100	4	
A	18/01/2025	DA APPLICATION			
Rev.	Date	Description			

PROPOSED NEW DUPLEX AND GRANNY FLAT	
SITE: 16 ELY STREET REVESBY	
SHEET: ROOF PLAN	
COUNCIL: CANTERBURY BANKSTOWN CITY COUNCIL	



Rev.	By	Date	Rev.	By	Date	Rev.	By	Date
1	A	18/01/2025	1	A	18/01/2025	1	A	18/01/2025
2	A	18/01/2025	2	A	18/01/2025	2	A	18/01/2025
3	A	18/01/2025	3	A	18/01/2025	3	A	18/01/2025
4	A	18/01/2025	4	A	18/01/2025	4	A	18/01/2025
5	A	18/01/2025	5	A	18/01/2025	5	A	18/01/2025

OWNER: MR. RAFLA ARCH

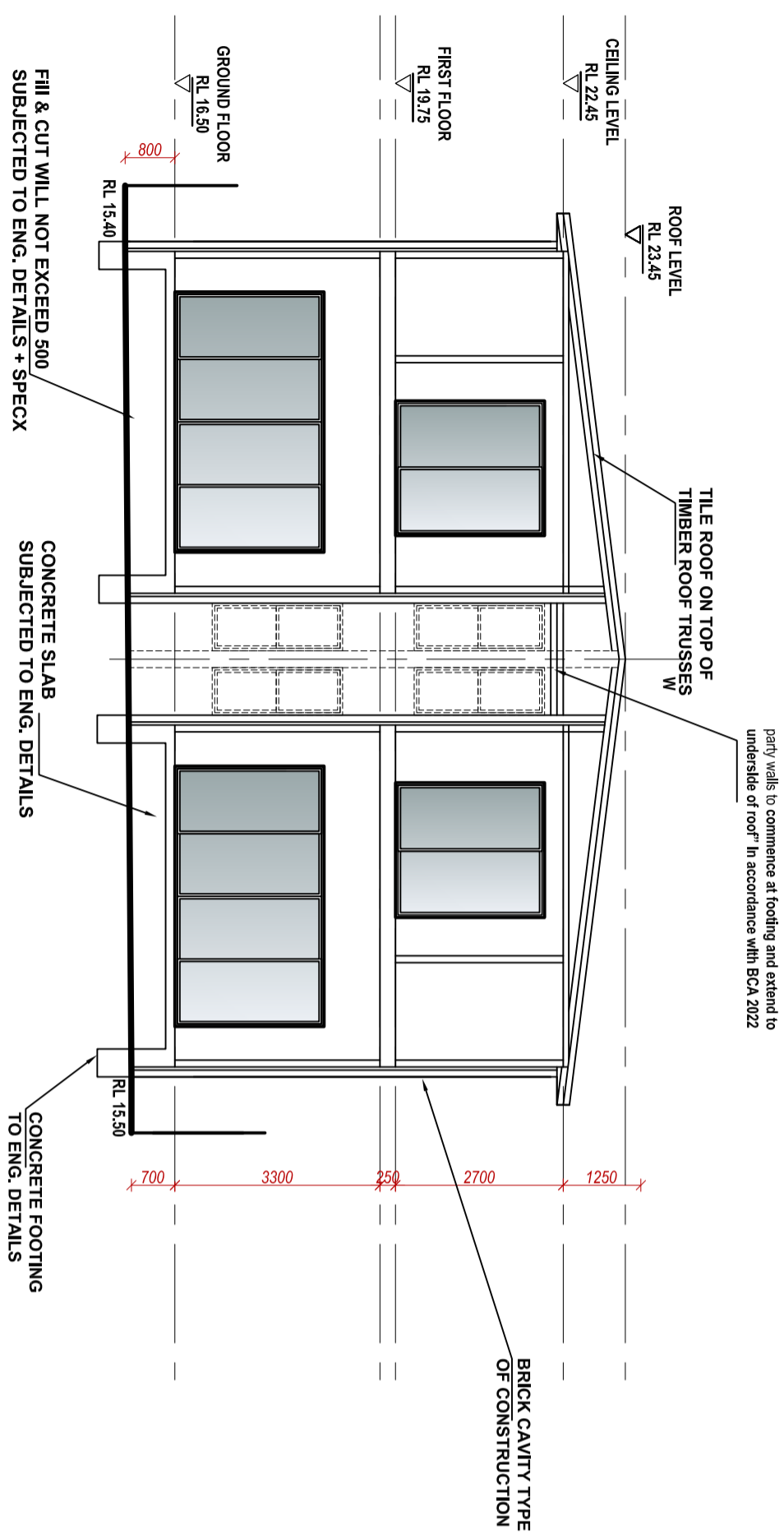
Architectural Drafting & Drafting Services

PH: 0409 701 575

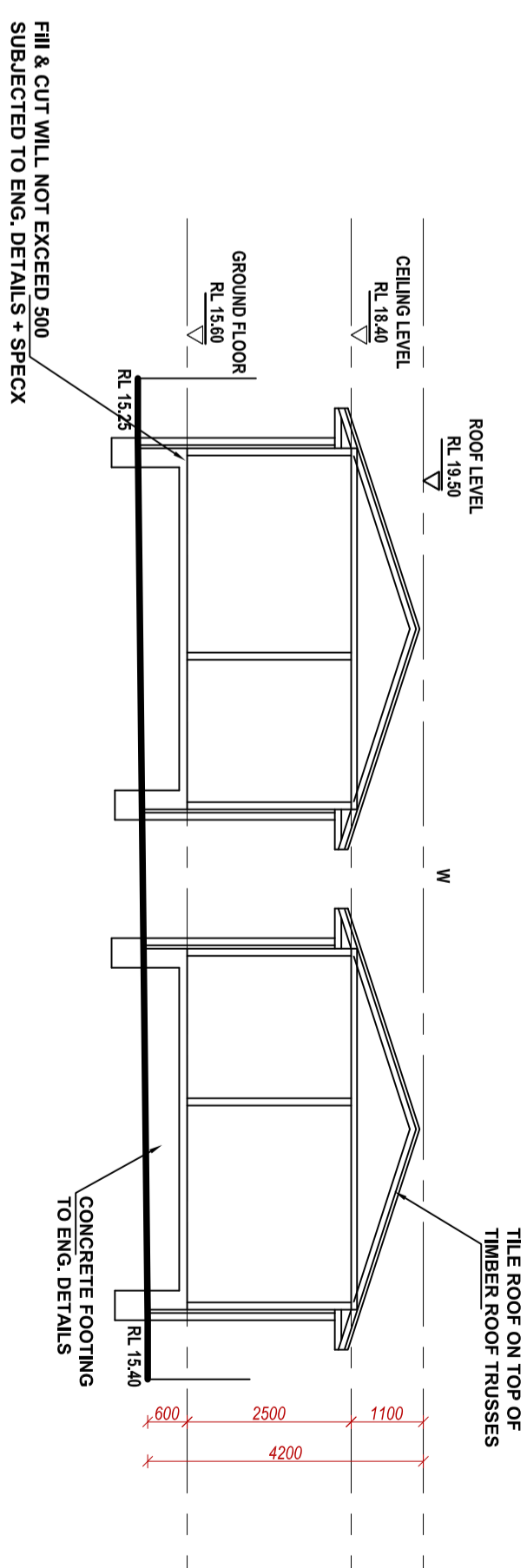
PROPOSED NEW DUPLEX AND GRANNY FLAT

SHEET: SIDS ELEVATION PLAN

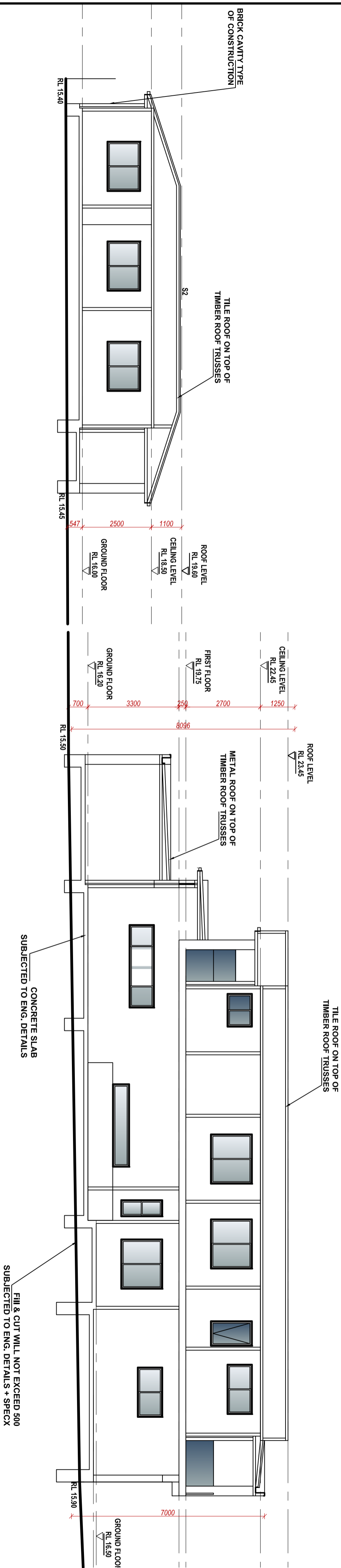
COUNCIL: CANTERBURY BANKSTOWN CITY COUNCIL



## SECTION ELEVATION HOUSE



## SECTION ELEVATION GRANNY FLAT



# LONGITUDINAL SECTION ELEVATION GRANNY

# LONGITUDINAL SECTION ELEVATION HOUSE

Plan No	Date	Issue No	Scale	Sheet No
181/25	18/01/2025	A	1:100	6
A	18/01/2025	DA APPLICATION		
Rev.	Date	Description		

OWNER: MR

RAFLA ARCH

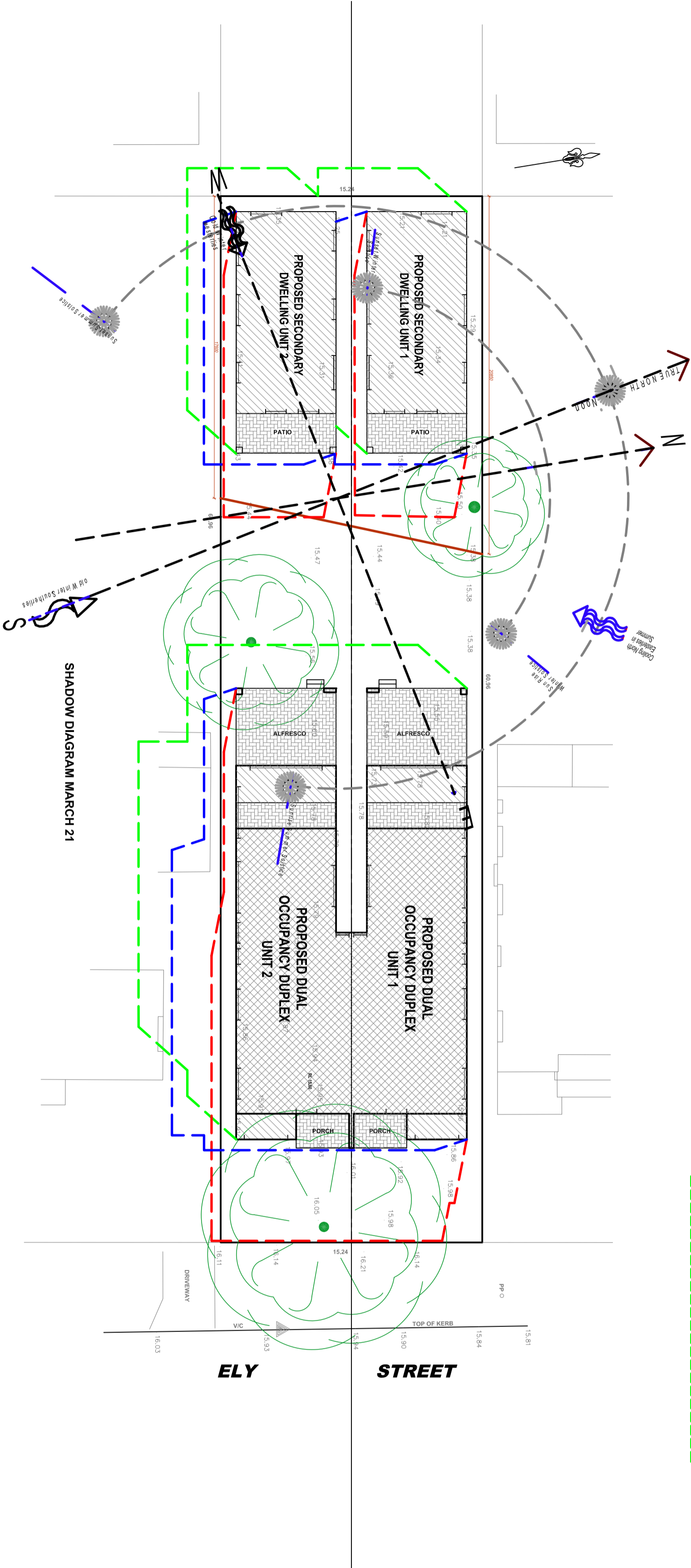
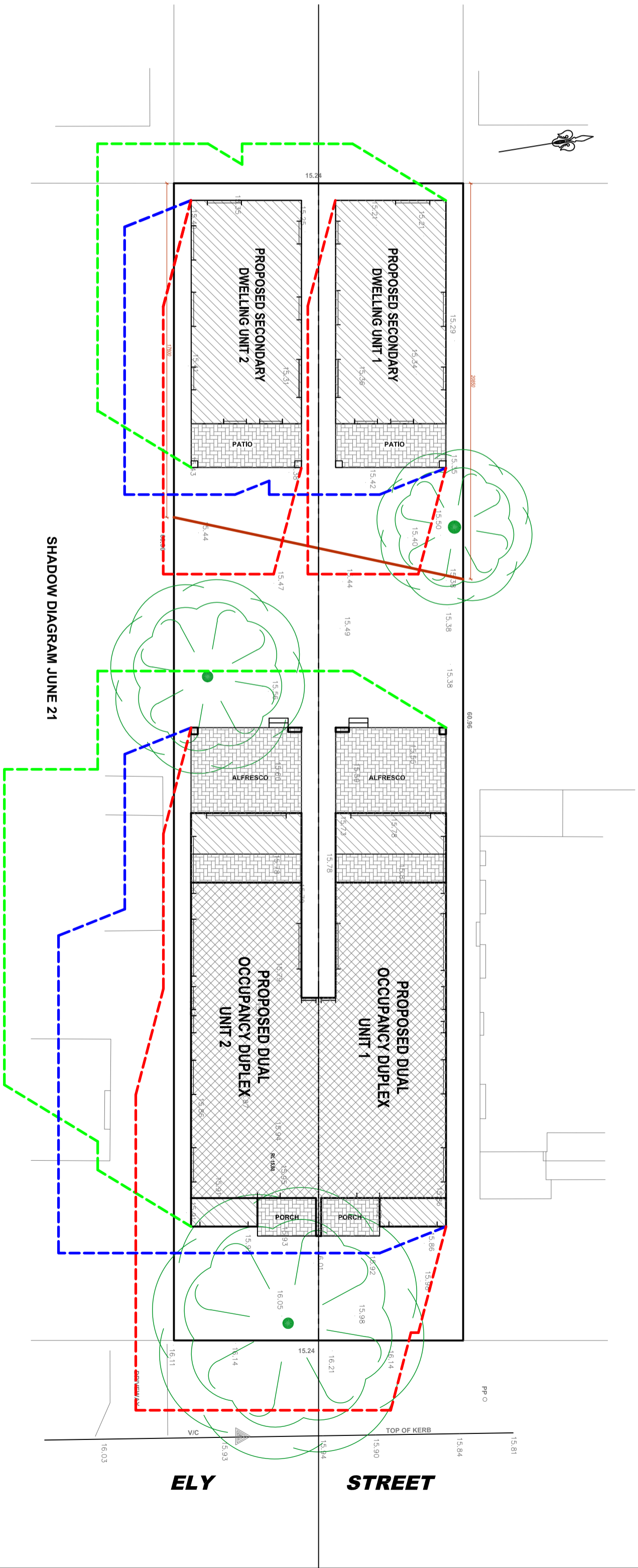
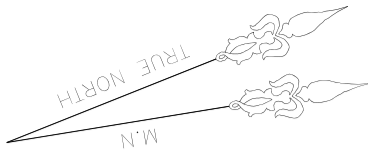
Architectural Detailing  
& Drafting Services

Ph: 0409 701 575  
Email:rafla.arch@bigpond.com

PROPOSED NEW DUPLEX AND GRANNY FLAT

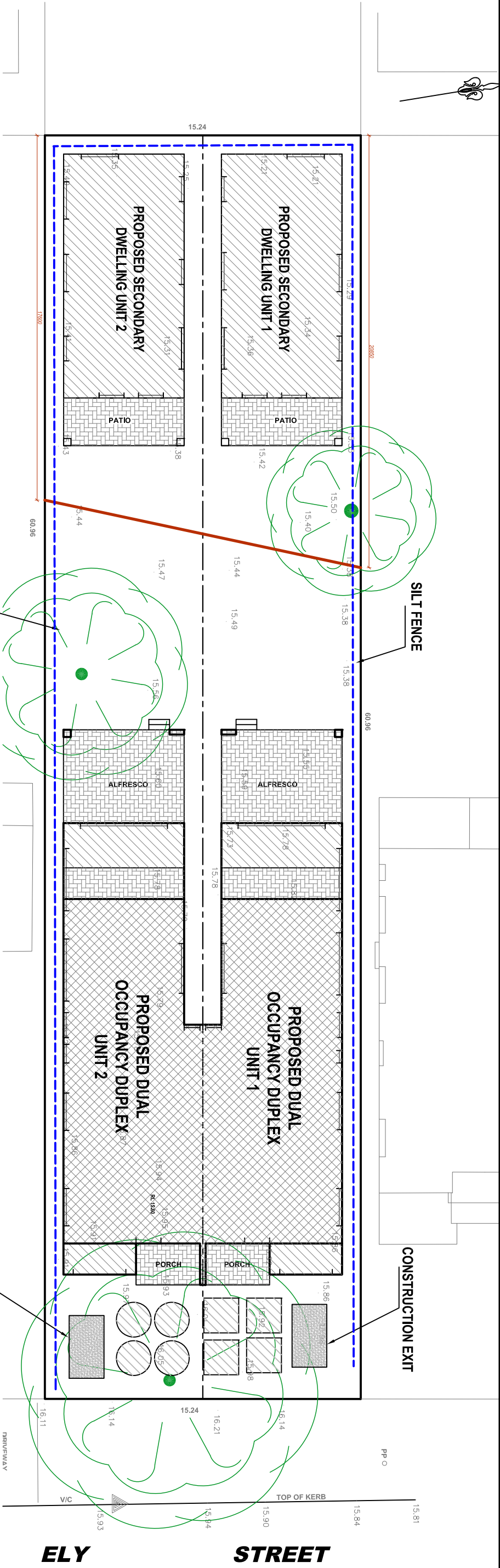
SITE: 16 ELY STREET REVESBY  
SHEET: SECTION ELEVATION PLAN

COUNCIL: CANTERBURY BANKSTOWN CITY COUNCIL

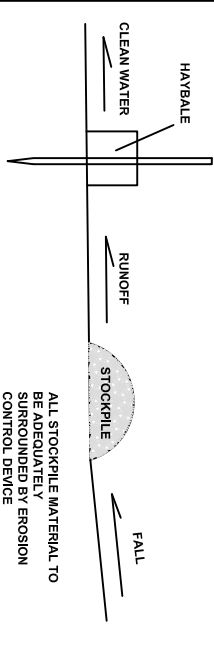
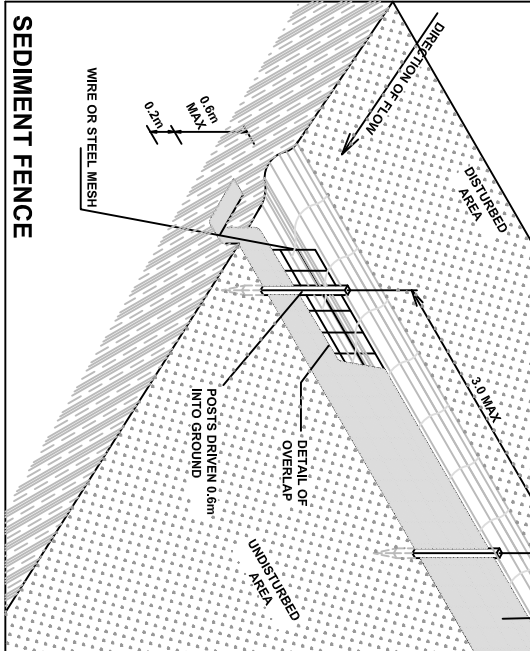


SHADOW @ JUNE 21 AT 9am  
SHADOW @ JUNE 21 AT NOON  
SHADOW @ JUNE 21 AT 3pm

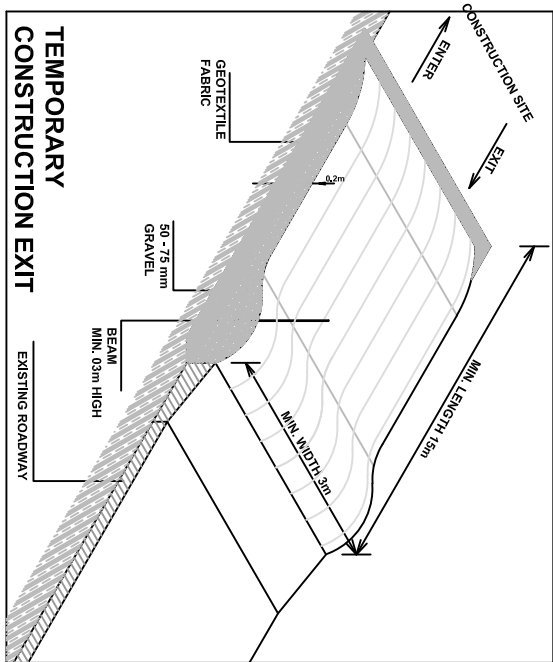
Plan No	Date	Issue No	Scale	Sheet No	OWNER: MR	PROPOSED NEW DUPLEX AND GRANNY FLAT
184/23	18/04/2024	A	1:200	7	RAFLA ARCH	SITE: 16 ELY STREET REVESBY
Rev.	Date	Description			Architectural Drafting & Drafting Services	SHEET: SHADOW DIAGRAM & SITE ANALYSIS
A	18/04/2024	DA APPLICATION			Ph: 0409 701 575	COUNCIL: CANTERBURY BANKSTOWN CITY COUNCIL



DRAINAGE AREA 0.4ha  
MAX. SLOPE GRADIENT  
1:2 MAX SLOPE LENGTH  
60m MAX.



SEDIMENT CONTROL DETAIL



TEMPORARY CONSTRUCTION EXIT

- MATERIAL STORAGE AREA
- SOIL STABILIZER

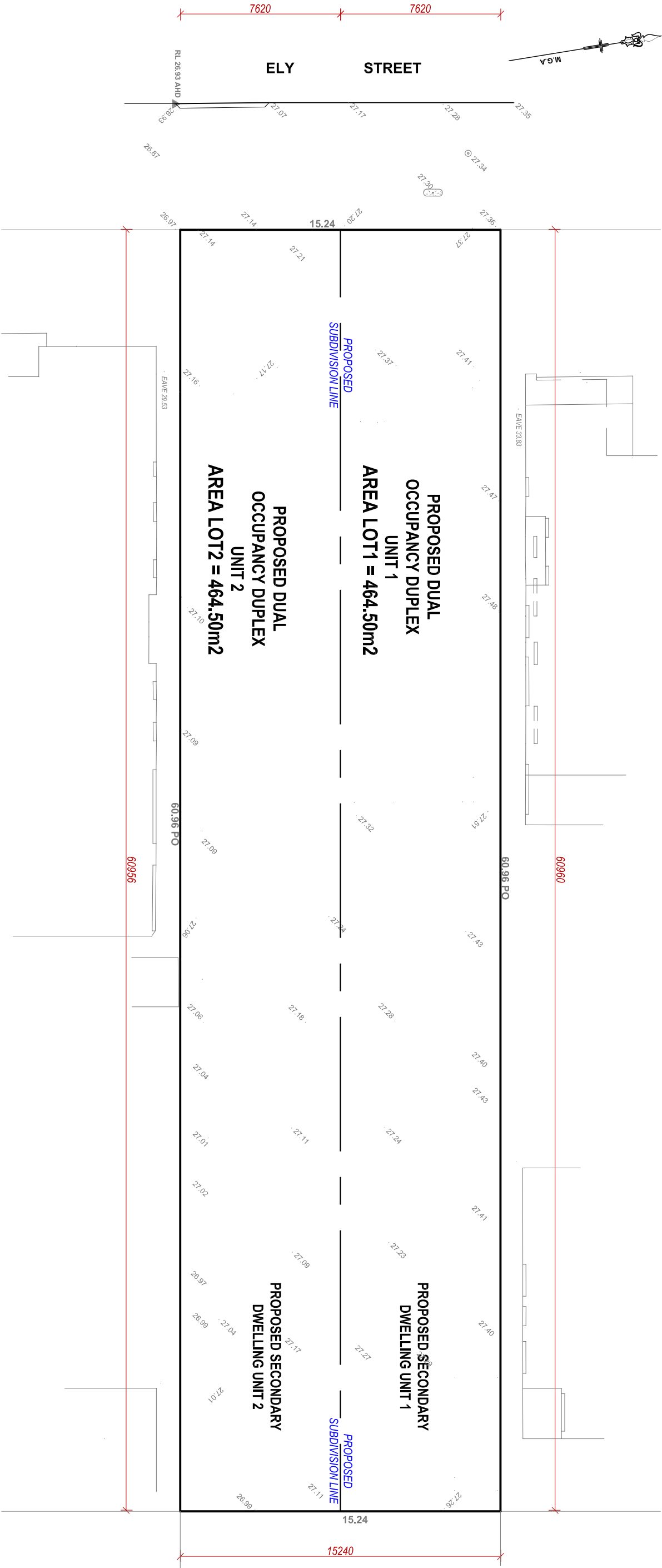
- STICKBALL MATERIALS

### EROSION CONTROL NOTES

- 1-ALL EROSION AND SEDIMENT CONTROL MEASURES ARE TO BE INSTALLED AND MAINTAINED IN ACCORDANCE WITH "MANAGING URBAN STORM-WATER 3RD EDITION" PRODUCED BY THE NEW DEPARTMENT OF HOUSING
- 2-ALL EROSION AND SILTATION CONTROL DEVICES ARE TO BE PLACED PRIOR TO THE COMMENCEMENT OF ANY CONSTRUCTION WORK AND ALL SILT TRAPS ARE TO HAVE DEPOSITED SILT REMOVED REGULARLY DURING CONSTRUCTION
- 3-ALL TREES ARE TO BE PRESERVED UNLESS INDICATED OTHERWISE ON THE ARCHITECTS OR LANDSCAPE ARCHITECTS DRAWING. EXISTING GRASS COVER SHALL BE MAINTAINED EXCEPT IN AREAS CLEARED FOR BUILDING PAVEMENTS ETC.
- 4-INSTALL TEMPORARY SEDIMENT BARRIERS TO ALL LINELET PITS LIKELY TO COLLECT SILT LADDED WATER
- 5-NOT WITHSTANDING DETAILS SHOW IT IS THE CONTRACTORS SOLE RESPONSIBILITY TO ENSURE THAT ALL SITE ACTIVITIES COMPLY WITH THE REQUIREMENTS OF THE CLEAN WATER ACT.

Plan No	Date	Issue No	Scale	Sheet No	OWNER: MR	PROPOSED NEW DUPLEX AND GRANNY FLAT
181/25	18/01/2025	A	1:200	8	RAFLA ARCH	SITE: 16 ELY STREET REVESBY
					Architectural Detailing & Drafting Services	SHEET: EROSION CONTROL & SITE MANAGEMENT PLAN
Rev.	Date	Description				COUNCIL: CANTERBURY BANKSTOWN CITY COUNCIL
A	18/01/2025	DA APPLICATION				



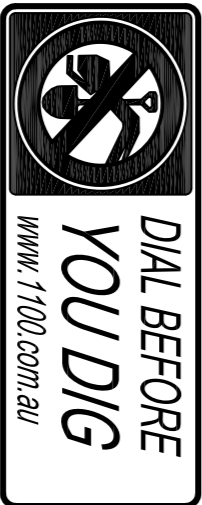
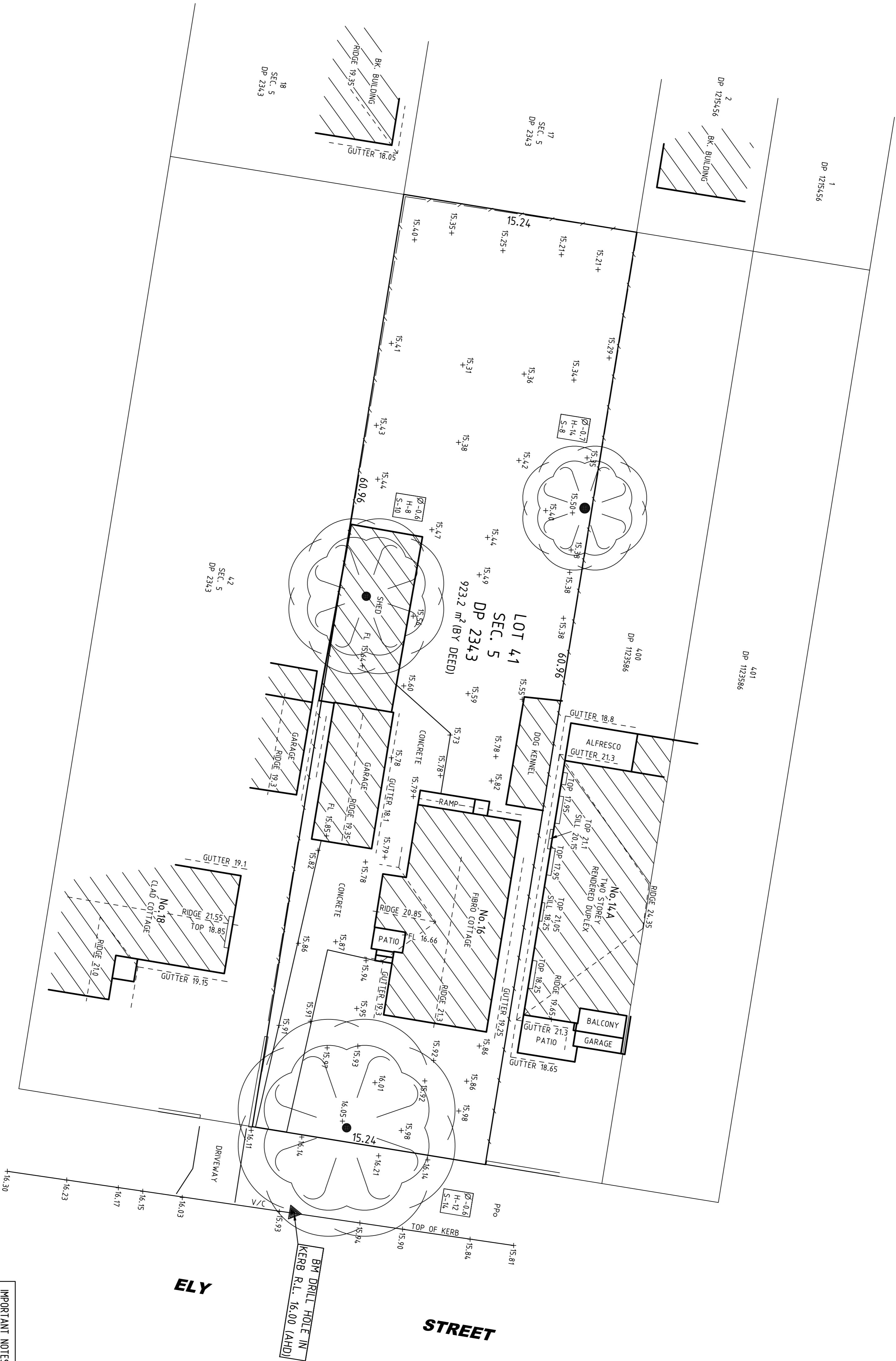


TORREN TITLE SUBDIVISION PLAN

Plan No				Date	Issue No	Scale	Sheet No	OWNER: MR			PROPOSED NEW DUPLEX AND GRANNY FLAT		
181/25				18/01/2025	A	1:200	11	RAFLA ARCH			SITE: 16 ELY STREET REVESBY		
								Architectural Detailing			SHEET: SUB DIVISION PLAN		
								& Drafting Services			COUNCIL: CANTERBURY BANKSTOWN CITY COUNCIL		
A				18/01/2025	DA APPLICATION			Ph: 0409 701 575					
Rev.				Date	Description			Email: rafa.arc@bigpond.com					

**WARNING**  
THIS PLAN IS NOT AN IDENTIFICATION SURVEY AND MUST NOT BE USED AS SUCH.  
THE BOUNDARIES HAVE NOT BEEN INVESTIGATED NOR MARKED.  
SCALING (DIGITALLY OR OTHERWISE) IS UNACCEPTABLE - ASK IF IN DOUBT.  
THE DIGITAL PDF VERSION CONSTITUTES THE ORIGINAL DOCUMENT.  
NO RE-ISSUE OF DELIVERABLES WILL BE MADE - UNLESS UNDER REVISION BY ABD

THE INFORMATION CONTAINED ON THIS PLAN IS VALID FOR A PERIOD OF SIX MONTHS  
FROM THE DATE OF SURVEY, AFTER 24/10/2025 THIS PLAN BECOMES NULL & VOID.



**IMPORTANT NOTES:**  
a) The cadastral overlay shown on this plan has not been established by survey and is shown in approximate positions only. If any structure is to be erected upon the land then the boundary corners MUST be marked.  
b) Underground services have not been surveyed and, if shown, are in approximate positions only. End users are warned to establish line and depth of buried assets prior to any excavation works.  
c) Windows, doors, roof profiles and elevated structures are surveyed by remote measurement and are not guaranteed to be accurate. Users are advised to verify the accuracy of these measurements on-site before build.  
d) All spot levels shown are based on Australian Height Datum (origin SSM 1954) RL 19.370  
e) Survey control is based on the Map Grid of Australia Datum as defined by DP1727285.

I, **ROSS ALBERT ROBINSON**, hereby certify that the land comprised in this plan was surveyed under my supervision and in accordance with Part 2 Division 1 Clause 9(1) of the Surveying & Spatial Information Regulation, 2017 and was completed on: 22/10/2024.

*Ross Albert Robinson*  
Registered Land Surveyor  
BOSS ID: SU001922

Date 28/10/2024.

THE SUBJECT LAND IS BURDENED BY COVENANT A854666 AS NOTIFIED ON THE TITLE.

NOTE: ALL DIMENSIONS ARE IN METRES UNLESS SPECIFIED OTHERWISE

SCALE: 1:50

AB DIMENSIONS PTY LTD  
Engineering Surveyors

Sydney Office: 715 Warrinda Avenue, Campbelltown 2560  
Email: [abdimensions@abdim.com](mailto:abdimensions@abdim.com) Contact: 0426262332

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SURVEY	DRAWN	CHKD	ISSUED FOR INFORMATION PURPOSES ONLY	AMENDMENTS	EXAMD	APPD	DATE	No.
D.B.	A.B.	R.R.					28/10/24	A

CLIENT: RAFLA ARCH

TITLE: DETAIL SURVEY OF LAND AT 16 ELY STREET, REVESBY NSW 2212

SCALE: 1 : 150

DRAWING No: A1-24-229-1-A

SHEET 1 of 1

A1

DP1272185) MGA

## SCHEDUEL OF FINISHES

FACE BRICK and FENCE	Selected colour Or Similar to match	
RENDER	Selected colour Or Similar to match	<div> <b>Pelaco</b> GR8  </div> <div> <b>Eaves</b> A224  </div> <div> <b>Self-Destruct</b> A179  </div> <div> <b>Hog Bristle Quarter</b> A180  </div>
ROOF TILES	Selected colour Or Similar to match	<b>Babbler</b> GR5 
GUTTERING AND DOWN PIPE	Selected colour Or Similar to match	<b>Babbler</b> GR5 
ALUMINIUM WINDOWS AND DOORS	Selected colour Or Similar to match	<b>Eaves</b> A224 
WOOD DOORS	Stained timber Colour to match the brick	
Garage Door	Matching colour to match the Face bricks	
Front concrete	Colour to match the Roof (Wafer EXP)	
Curtains	Matching colour to match the Face bricks	
Internal Ceiling	White	
Internal Walls	Off white or closer colour	
Fence Gates	Matching colour to match the Aluminium Windows	