





Proposed indicative artist impression of housing streetscape. All landscape features are indicative only. Refer to landscape consultants documentation package for landscape design & plant species selection.

**Certificate No. # 40HHHSCMN**  
Scan QR code or follow website link for rating details.

Assessor name  
Accreditation No.  
Property Address

Claude-François Sookkoll  
DMN/14/1662  
7A-112, Lot 7A-112 (#56)  
Prescot Parade MILPERRA,  
2214, NSW, 2214



<https://www.frs.com.au/QRCodeLanding?PublicId=40HHHSCMN>

# RIVERLANDS SITE 7A

STAGE 1 - SITE 7A  
LOTS: 7A-081 - 7A-152

SHEET No.	DRAWING TITLE	REVISION
000	COVER SHEET	B
050	LOCALITY & SITE ANALYSIS PLAN	B
100	SUBDIVISION PLAN	B
101	LOT LAYOUT AND SITING	B
110	EROSION & SEDIMENT CONTROL PLAN	B
120	HYDRAULIC CONCEPT PLAN	B
210	GROUND FLOOR PLAN	B
220	FIRST FLOOR PLAN	B
250	ROOF / FIRE RATED EAVES PLAN	B
260	ELEVATIONS LOTS 081 -092	B
261	ELEVATIONS LOTS 101 - 112	B
262	ELEVATIONS LOTS 121 - 132	B
263	ELEVATIONS LOTS 141 - 142	B
264	ELEVATIONS LOTS 151 - 152	B
268	COLOURED STREETSCAPE	B
270	SECTIONS	B
271	SECTIONS	B
272	SECTIONS	B
290	NEIGHBOURING NOTIFICATION PLANS	B
291	NEIGHBOURING NOTIFICATION PLANS	B
292	NEIGHBOURING NOTIFICATION PLANS	B
401	SHADOW PLAN 22 SEPT - 9AM	B
402	SHADOW PLAN 22 SEPT - 12NOON	B
403	SHADOW PLAN 22 SEPT - 3PM	B
404	SHADOW ANALYSIS	B
410	SUN EYE VIEWS - 21 JUNE - 8am - 9am	B
411	SUN EYE VIEWS - 21 JUNE - 10am - 11am	B
412	SUN EYE VIEWS - 21 JUNE - 12pm - 1pm	B
413	SUN EYE VIEWS - 21 JUNE - 2pm - 3pm	B
414	SUN EYE VIEWS - 21 JUNE - 4pm	B
420	PRIVATE OPEN SPACE AND PERMEABLE AREA PLAN	B
430	FSR / GFA AREA PLANS GROUND FLOOR	B
431	FSR / GFA AREA PLANS FIRST FLOOR	B
720	BASIX REQUIREMENTS	B
721	BASIX REQUIREMENTS	B
800	TYPICAL DETAILS	B

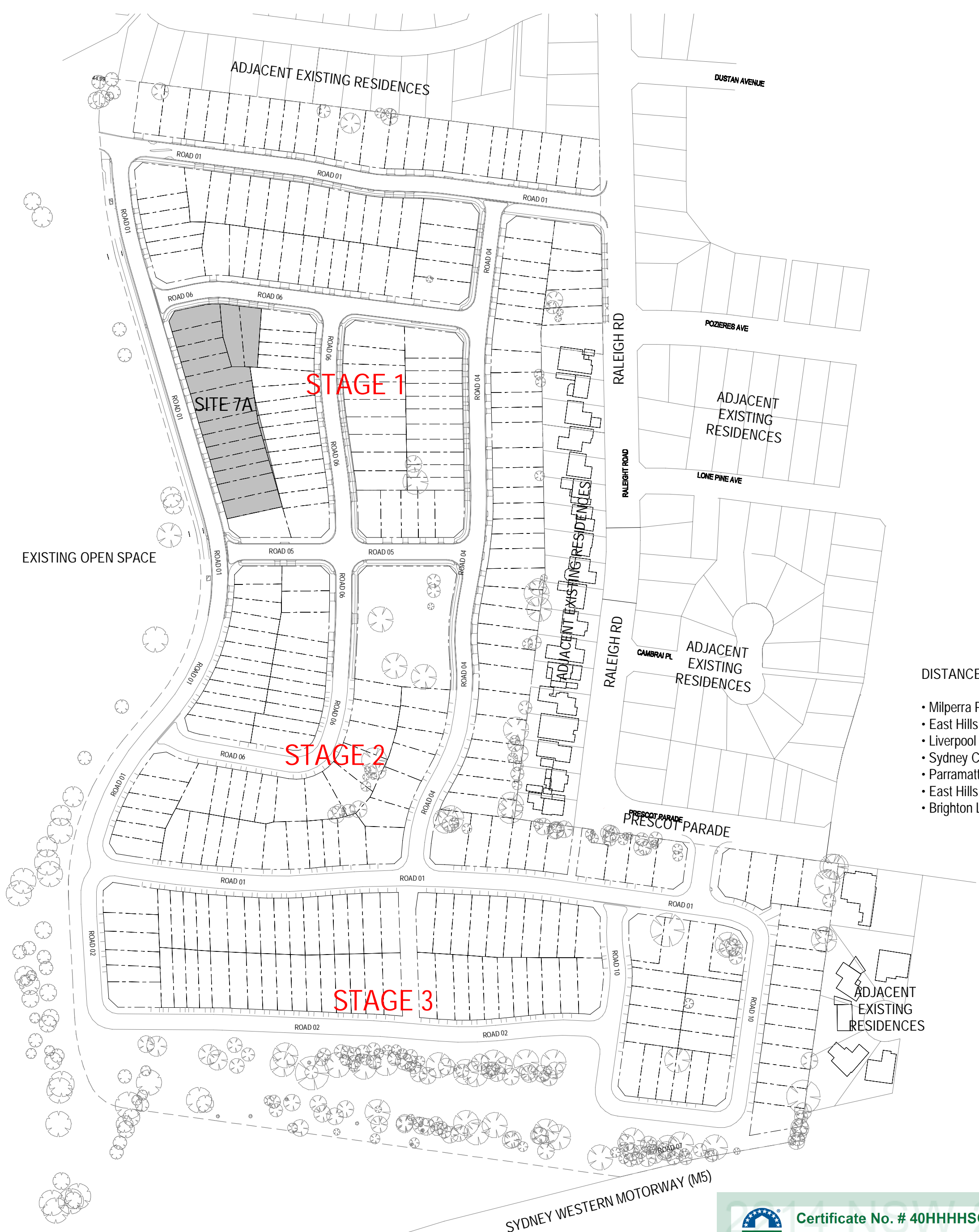


1 ESTATE PLAN

28.02.25 31.01.25 date	B A rev	ISSUE FOR DA SUBMISSION ISSUE FOR BASIX ASSESSMENT	amendment
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**MIRVAC DESIGN**  
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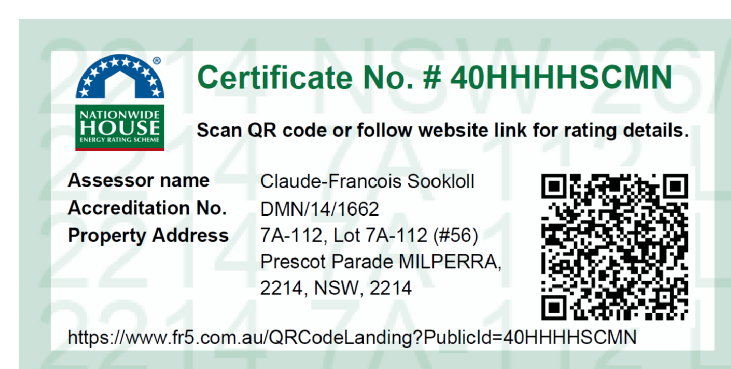




WINTER  
PREVAILING  
WINDS 9am

#### DISTANCES TO NEARBY LANDMARKS

- Milperra Public School - Approx 10 min walk
- East Hills Technology Highschool - Approx 9 min drive
- Liverpool Westfields - Approx 20 min drive
- Sydney City CBD - Approx 30 mins drive
- Parramatta City CBD - Approx 30 min drive
- East Hills Train Station - Approx 7 min drive
- Brighton Lakes Golf Club - Approx 10 min drive



#### 1 LOCALITY PLAN

1: 2000

#### 2 SITE ANALYSIS

1: 500





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100mm

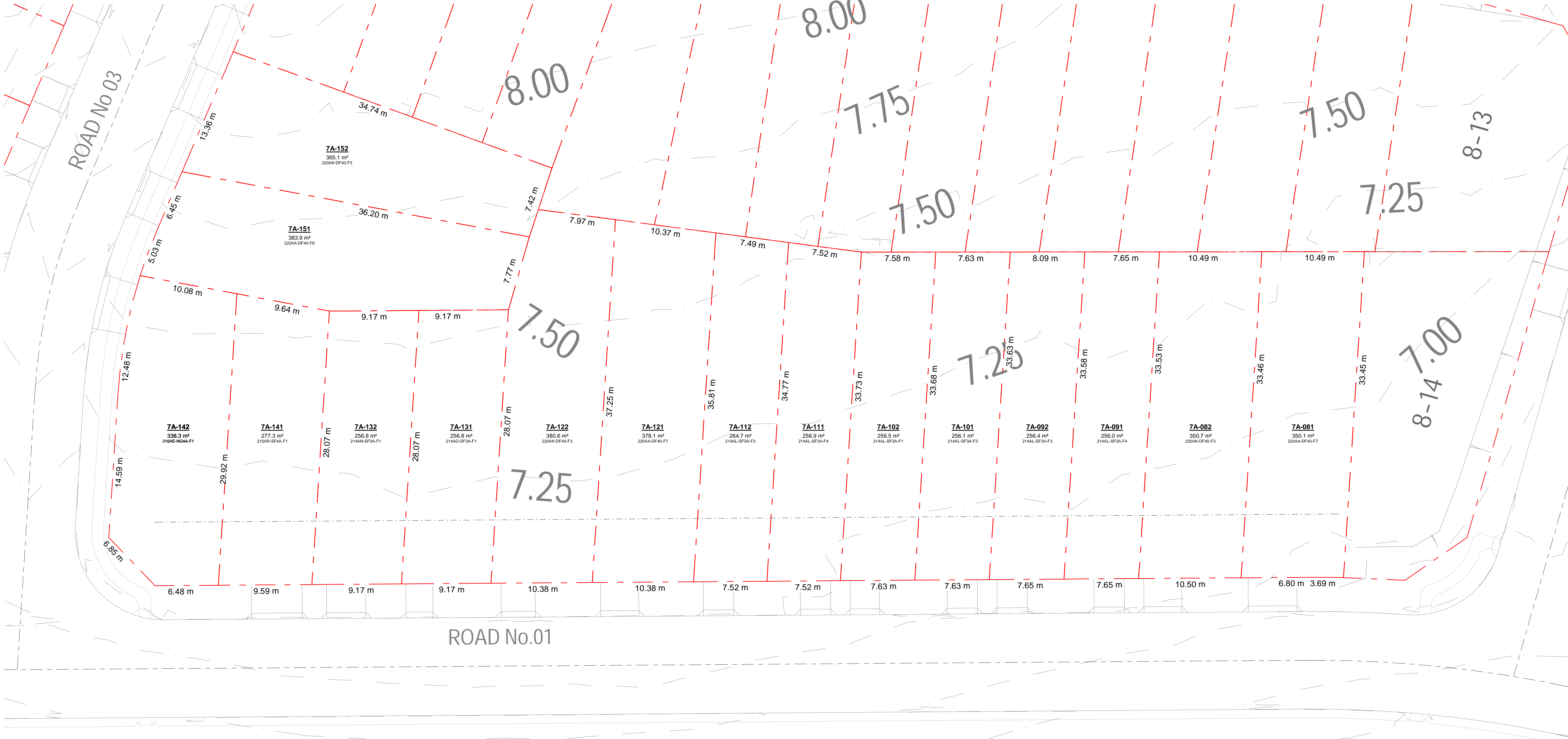
200mm

300mm

100mm

200mm


300mm



1 SUBDIVISION PLAN

**NOTE:**

- VEHICLE CROSSINGS SHOWN ARE INDICATIVE ONLY. PLEASE REFER TO CIVIL ENGINEERING DRAWINGS FOR DETAILED LOCATIONS AND DIMENSIONS.
- REFER TO CIVIL ENGINEERING SET ADDITIONAL INFORMATION ON BOUNDARIES AND LOT LAYOUT



**Certificate No. # 40HHHSCMM**


Scan QR code or follow website link for rating details.

Assessor name Claude Francois Sookkoll

Accreditation No. DMN/14/1662

Property Address 7A-112, Lot 7A-112 (#56)  
Prescot Parade MILPERRA,  
2214, NSW, 2214

<https://www.frs.com.au/QRCodeLanding?PublicId=40HHHSCMM>



28.02.25	B	ISSUE FOR DA SUBMISSION
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date	rev	

amendment

**MIRVAC DESIGN**  
Level 38, 208 George St  
Sydney NSW 2000  
Tel: 02 9439 8800  
Mirvac Design Pty Ltd  
ABN 76 001 199 133  
Mirvac Design Nominees / Responsible Architects:  
Aislinn Venn, Michael Weller, David Hogg, Andrew La  
[http://www.mirvacdesign.com/nominees\\_and\\_bccs](http://www.mirvacdesign.com/nominees_and_bccs)

client:  
**mirvac**

project:  
**RIVERLANDS - MILPERRA**  
56 Prescot Parade, Milperra NSW 2214  
stage: 01  
site: 7A

title:  
SUBDIVISION PLAN

job no: MB-10245  
drawing no: 100

date: 28.02.25

scale @ A1: 1 : 200

rev: B















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




















## SITEWORK LEGEND

SERVICES	
IBWU	 INSTANTANEOUS GAS HOT WATER UNIT
G	 GAS METER UNDER
	 GAS METER
MB/ONU	 METER BOX / OPTICAL NETWORK UNIT
	 CABLE TV BOX
HC	 GARDEN TAP
	 BINS
	 RAIN WATER TANK
HYD	 HYDRANT
WM	 WATER METER
SV	 STOP VALVE
	AC CONDENSER UNIT

	LV PILLAR (URD TYPE)
	SUBSTATION
	STREET LIGHT
	TELSTRA PIT
	CATV PIT
	GROSS POLLUTANT TRAP
	GULLY PIT
	STORMWATER PIT
	PROPOSED SEWER MANHOLE
	PROPOSED SEWER
	PROPOSED WATER
	PROPOSED GAS
	PROPOSED COMMS
	PROPOSED ELECTRICAL DUCT ROUTE
	PROPOSED STORMWATER PIPE

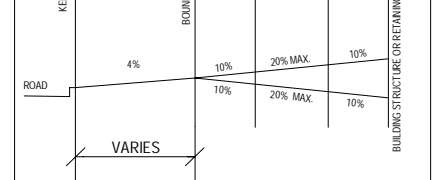
LB	LETTER BOX
	RETAINING WALL LOW HEIGHT BRICK
	PIER & BALUSTRADE FENCE RETAINING
	FENCE 1800 HIGH TIMBER BATTENS ON BOTH SIDES OF TIMBER POSTS
	2x6 RANGER
FSW	FEATURE STONE WALL
AB-10	1800 HIGH VERTICAL METAL BATTENS
BT-18	1800 HIGH VERTICAL BATTENS
LC-18	1800 HIGH TIMBER LAPPED & CAPPED FENCE
LC-15	1500 HIGH TIMBER LAPPED & CAPPED FENCE
AB-11	1100 HIGH ANGLE BLADE FENCE
PF-18	1800 HIGH VERTICAL PICKET FENCE
PF-15	1500 HIGH VERTICAL PICKET FENCE
BRW	230 WIDE BRICK RETAINING WALL (Brick Max. Height (Retaining & Paving))
LC-CSS	LOG SLEEPER RETAINING WALL
BL-SL	1 BEAM COUNTER & SLEEPER WALL
RY / BW	BLOCK WORK RETAINING WALL
	DROP EDGE BENCH
WW	WET WALL
BL	BLOCK WORK FEATURE RETAINING WALL
SF	SEGMENT FENCE

+ SH	STRUCTURAL RELATIVE LEVEL
+ EG	EXISTING GROUND LEVEL
+ FR	FINISHED RELATIVE LEVEL
+ TOB 50.000	LEVEL AT TOP OF RETAINING WALL
+ BOB 50.000	LEVEL AT BOTTOM OF RETAINING WALL
+ RL 50.000	BULK EARTHWORKS LEVEL
+ FSL 50.000	FINISHED LANDSCAPE, DRIVEWAY, SLAB AND KERB LEVELS UP TO 150mm ABOVE BULK EARTHWORKS LEVEL

	BATTERY (MAX 10%)
WCL	WALL MOUNTED WCL: 4000-4000-4000-4000

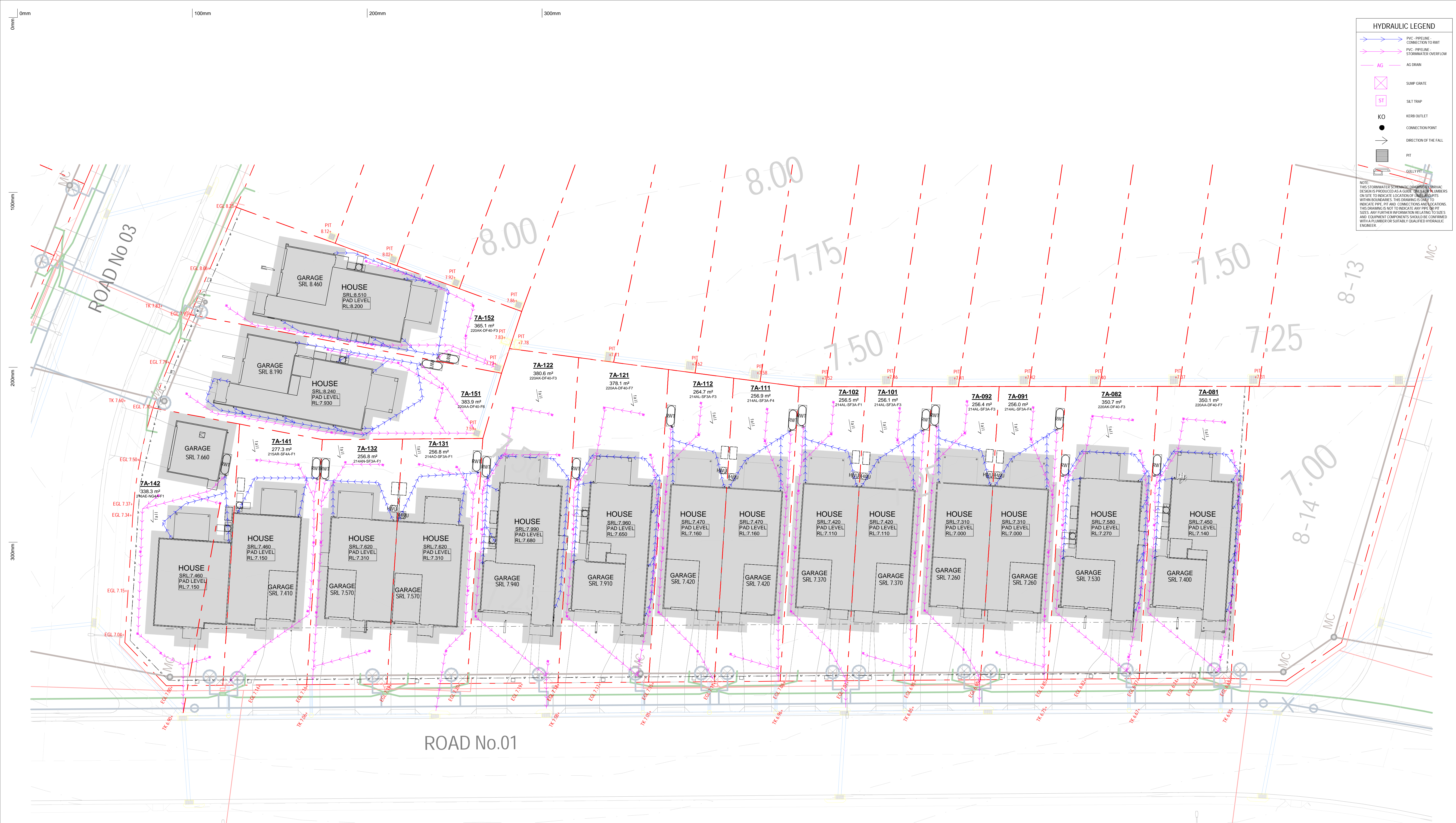
- ◐ EASEMENT TO DRAIN WATER 1.5m WIDE
- ◐ EASEMENT TO DRAIN WATER: EASEMENT FOR SERVICES AND RIGHT OF ACCESS
- (X) EASEMENT FOR MAINTENANCE & OVERHANG 1.0m WIDE
- DOWNPIPES CONNECTED TO COUNCIL STORMWATER SYSTEM
- IN RESPECT TO PROPOSED RETAINING WALLS CONFINE THE EXTENT OF CUT OR FILL 500mm BEYOND TOE OF WALL ON HIGH SIDE AND BATTER AT A GRADE OF 10% TO PAD LEVEL.

The graph illustrates the relationship between the building structure or distance (X-axis) and the percentage of road width (Y-axis). The Y-axis is labeled 'PERCENT' and ranges from 0 to 100. The X-axis is labeled 'BUILDING STRUCTURE OR DISTANCE' and has a section marked 'VARIES'. The graph shows a horizontal line at 4% for a short distance, followed by a line that increases to 10% and then to 20% MAX. The distance is labeled 'VARIES'.



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**HYDRAULIC LEGEND**

- PVC PIPELINE CONNECTION TO RWT
- PVC PIPELINE STORMWATER OVERFLOW
- AG AG DRAIN
- SUMP GRATE
- SILT TRAP
- KO KERB OUTLET
- CONNECTION POINT
- DIRECTION OF THE FALL
- PIT
- GULLY PIT

NOTE: THIS STORMWATER SCHEMATIC DRAWING BY MIRVAC DESIGN IS PRODUCED AS A GUIDE ONLY. FOR PLUMBERS ON-SITE TO INDICATE LOCATION OF THE GULLY PIT WITHIN BOUNDARIES. THIS DRAWING IS ONLY TO INDICATE PIPE PIT AND CONNECTION LOCATIONS. THIS DRAWING IS NOT TO INDICATE ANY PIPE OR PIT SIZES. ANY FURTHER INFORMATION RELATING TO SIZES AND EQUIPMENT COMPONENTS SHOULD BE CONFIRMED WITH A PLUMBER OR SUITABLY QUALIFIED HYDRAULIC ENGINEER.

1 HYDRAULIC CONCEPT PLAN  
1:200

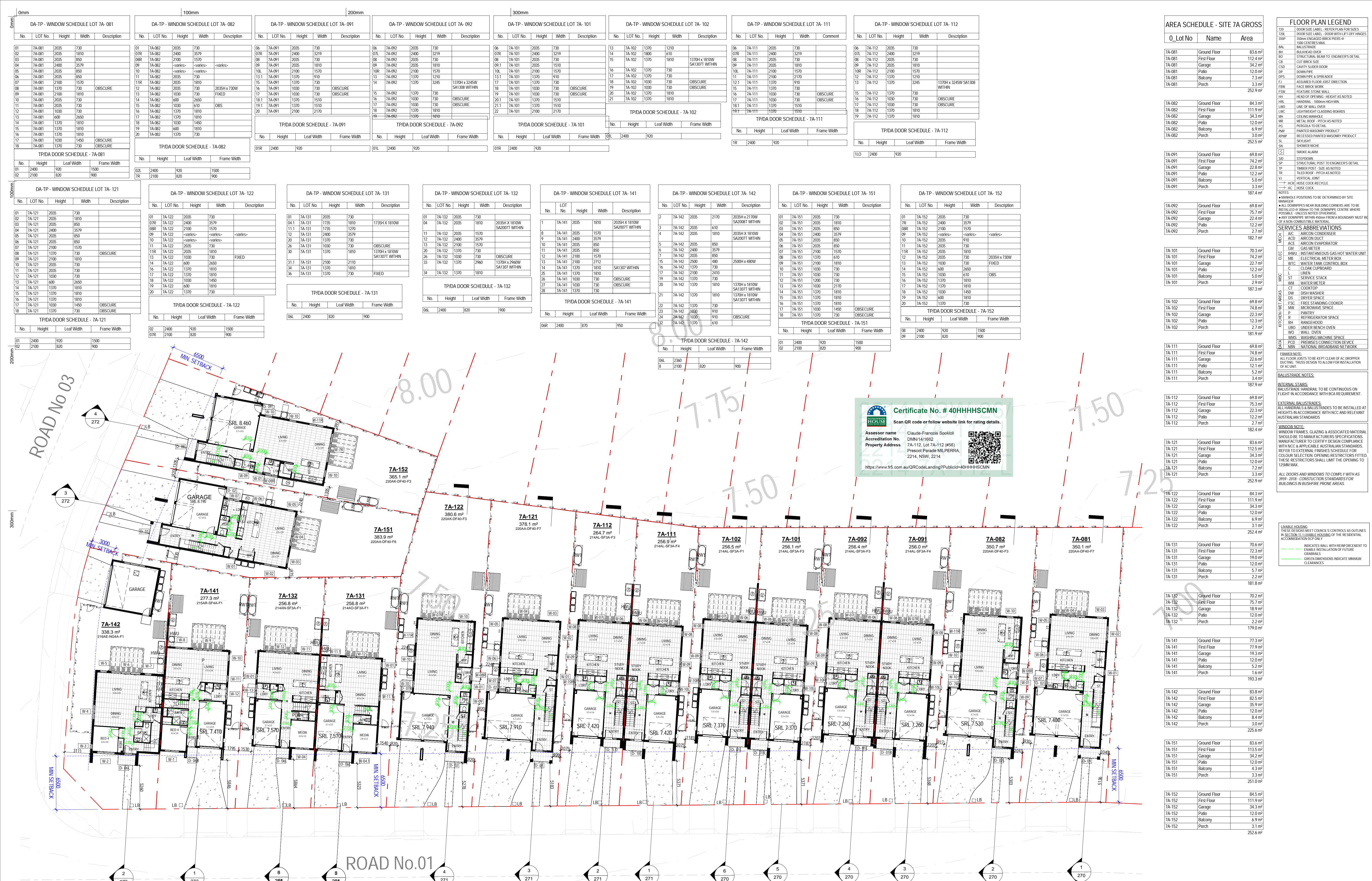
**Certificate No. # 40HHHSCMM**

Scan QR code or follow website link for rating details.

Assessor name: Claude-François Sookkoll  
Accreditation No: CMN/14/1662  
Property Address: 7A-112, Lot 7A-112 (#56)  
Prescott Parade MILPERRA,  
2214, NSW, 2214

<https://www.frs.com.au/QRCodeLanding?PublicId=40HHHSCMM>





AREA SCHEDULE - SITE 7A GROSS

AREA SCHEDULE - SITE 7A GROSS		
0_Lot No	Name	Area
7A-081	Ground Floor	83.6 m <sup>2</sup>
7A-081	First Floor	112.4 m <sup>2</sup>
7A-081	Garage	34.2 m <sup>2</sup>
7A-081	Patio	12.0 m <sup>2</sup>
7A-081	Balcony	7.3 m <sup>2</sup>
7A-081	Porch	3.3 m <sup>2</sup>
		252.9 m <sup>2</sup>
7A-082	Ground Floor	84.3 m <sup>2</sup>
7A-082	First Floor	111.9 m <sup>2</sup>
7A-082	Garage	34.3 m <sup>2</sup>
7A-082	Patio	12.0 m <sup>2</sup>
7A-082	Balcony	6.9 m <sup>2</sup>
7A-082	Porch	3.0 m <sup>2</sup>
		252.5 m <sup>2</sup>
7A-091	Ground Floor	69.8 m <sup>2</sup>
7A-091	First Floor	74.2 m <sup>2</sup>
7A-091	Garage	22.8 m <sup>2</sup>
7A-091	Patio	12.2 m <sup>2</sup>
7A-091	Balcony	5.0 m <sup>2</sup>
7A-091	Porch	3.3 m <sup>2</sup>
		187.4 m <sup>2</sup>
7A-092	Ground Floor	69.8 m <sup>2</sup>
7A-092	First Floor	75.7 m <sup>2</sup>
7A-092	Garage	22.4 m <sup>2</sup>
7A-092	Patio	12.2 m <sup>2</sup>
7A-092	Porch	2.7 m <sup>2</sup>
		182.7 m <sup>2</sup>
7A-101	Ground Floor	70.3 m <sup>2</sup>
7A-101	First Floor	74.2 m <sup>2</sup>
7A-101	Garage	22.7 m <sup>2</sup>
7A-101	Patio	12.2 m <sup>2</sup>
7A-101	Balcony	5.0 m <sup>2</sup>
7A-101	Porch	3.3 m <sup>2</sup>
		187.7 m <sup>2</sup>
7A-102	Ground Floor	70.3 m <sup>2</sup>
7A-102	First Floor	74.2 m <sup>2</sup>
7A-102	Garage	22.7 m <sup>2</sup>
7A-102	Patio	12.2 m <sup>2</sup>
7A-102	Balcony	5.0 m <sup>2</sup>
7A-102	Porch	3.3 m <sup>2</sup>
		187.7 m <sup>2</sup>
7A-111	Ground Floor	69.8 m <sup>2</sup>
7A-111	First Floor	74.8 m <sup>2</sup>
7A-111	Garage	22.6 m <sup>2</sup>
7A-111	Patio	12.1 m <sup>2</sup>
7A-111	Balcony	5.2 m <sup>2</sup>
7A-111	Porch	3.4 m <sup>2</sup>
		187.9 m <sup>2</sup>
7A-112	Ground Floor	69.8 m <sup>2</sup>
7A-112	First Floor	75.3 m <sup>2</sup>
7A-112	Garage	22.3 m <sup>2</sup>
7A-112	Patio	12.2 m <sup>2</sup>
7A-112	Porch	2.7 m <sup>2</sup>
		182.4 m <sup>2</sup>
7A-121	Ground Floor	83.6 m <sup>2</sup>
7A-121	First Floor	112.5 m <sup>2</sup>
7A-121	Garage	34.2 m <sup>2</sup>
7A-121	Patio	12.0 m <sup>2</sup>
7A-121	Balcony	7.2 m <sup>2</sup>
7A-121	Porch	3.3 m <sup>2</sup>
		252.9 m <sup>2</sup>
7A-122	Ground Floor	84.3 m <sup>2</sup>
7A-122	First Floor	111.9 m <sup>2</sup>
7A-122	Garage	34.3 m <sup>2</sup>
7A-122	Patio	12.0 m <sup>2</sup>
7A-122	Balcony	6.9 m <sup>2</sup>
7A-122	Porch	3.1 m <sup>2</sup>
		252.6 m <sup>2</sup>
7A-131	Ground Floor	70.6 m <sup>2</sup>
7A-131	First Floor	72.3 m <sup>2</sup>
7A-131	Garage	19.0 m <sup>2</sup>
7A-131	Patio	12.0 m <sup>2</sup>
7A-131	Balcony	5.7 m <sup>2</sup>
7A-131	Porch	2.2 m <sup>2</sup>
		181.8 m <sup>2</sup>
7A-132	Ground Floor	70.2 m <sup>2</sup>
7A-132	First Floor	75.7 m <sup>2</sup>
7A-132	Garage	19.3 m <sup>2</sup>
7A-132	Patio	12.0 m <sup>2</sup>
7A-132	Porch	2.2 m <sup>2</sup>
		179.0 m <sup>2</sup>
7A-141	Ground Floor	77.3 m <sup>2</sup>
7A-141	First Floor	77.9 m <sup>2</sup>
7A-141	Garage	19.3 m <sup>2</sup>
7A-141	Patio	12.0 m <sup>2</sup>
7A-141	Balcony	5.2 m <sup>2</sup>
7A-141	Porch	1.6 m <sup>2</sup>
		193.3 m <sup>2</sup>
7A-142	Ground Floor	83.8 m <sup>2</sup>
7A-142	First Floor	82.5 m <sup>2</sup>
7A-142	Garage	35.9 m <sup>2</sup>
7A-142	Patio	12.0 m <sup>2</sup>
7A-142	Balcony	8.4 m <sup>2</sup>
7A-142	Porch	3.0 m <sup>2</sup>
		225.6 m <sup>2</sup>
7A-151	Ground Floor	83.6 m <sup>2</sup>
7A-151	First Floor	113.5 m <sup>2</sup>
7A-151	Garage	34.2 m <sup>2</sup>
7A-151	Patio	12.0 m <sup>2</sup>
7A-151	Balcony	4.3 m <sup>2</sup>
7A-151	Porch	3.3 m <sup>2</sup>
		251.0 m <sup>2</sup>
7A-152	Ground Floor	84.5 m <sup>2</sup>
7A-152	First Floor	111.9 m <sup>2</sup>
7A-152	Garage	34.3 m <sup>2</sup>
7A-152	Balcony	6.9 m <sup>2</sup>
7A-152	Porch	3.1 m <sup>2</sup>
		252.6 m <sup>2</sup>

FLOOR PLAN LEGEND	
BAL	BALUSTRADE
BN	BULKHEAD OVER
BO	STRUCTURAL BEAM TO ENGINEER'S DETAIL
CB	CUT BRICK DOOR
CSO	CANTY SLIDER DOOR
DP	DOWN PIPE
DPS	DOWN PIPE & SPREADER
F1	ASSIGNED FLOOR JOIST DIRECTION
FEW	FACE BRICK WORK
FSW	FEATURE STONE WALL
HL	HEAD OF OPENING - HEIGHT AS NOTED
HLR	HANDRAIL - 1000mm HIGH MIN.
LWO	LINE OF WALL OVER
LWC	LIGHTWEIGHT CLADDING BOARDS
ML	CEILING MANHOLE
MR	META. ROOF - PITCH AS NOTED
PC	PERGOLA TOTAL
PMP	PAINTED MASONRY PRODUCT
RPMP	RECESSED PAINTED MASONRY PRODUCT
SL	SUNLIGHT
SN	SHOWER NICHE
S	SMOKE ALARM
SD	STEPOVER
SP	STRUCTURAL POST TO ENGINEER'S DETAIL
TP	TIMBER POST - SIZE AS NOTED
TR	TILED ROOF - PITCH AS NOTED
VJ	VERTICAL JOINT
W	WATER
W+	HOSE COCK RECYCLE
W-	HOSE COCK
NOTES	
• MANHOLE POSITIONS TO BE DETERMINED BY SITE	
• ALL DOWNPIPES NEAR BUILDING CORNERS ARE TO BE INSTALLED 0.300m TO THE DOWNPIPE CENTRE WHERE POSSIBLE - UNLESS NOTED OTHERWISE	
• ANY DOWNPIPE WITHIN 600mm FROM A BOUNDARY MUST BE INSTALLED 0.300m FROM THE BOUNDARY	
SERVICES ABBREVIATIONS	
AC	AIRCON CONDENSER
ACU	AIRCON DUCT
ACE	AIRCON EXHAUST
GM	GAS METER
HWU	INSTANTANEOUS GAS HOT WATER UNIT
MR	ELECTRICAL METER BOX
WTC	WATER TANK CONTROL BOX
C	CLOAK CUPBOARD
L	LINEN
ST	SERVICE STACK
WM	WATER METER
CT	COOKTOP
DW	DISH WASHER
DS	DRIER SPACE
SSC	FREE STANDING COOKER
MM	MICROWAVE SPACE
P	PANTRY
R	REFRIGERATOR SPACE
RH	RANGEHOOD
UBO	UNDER BENCH OVEN
WO	WALL OVEN
WMS	WASHING MACHINE SPACE
PCO	PREMISES CONNECTION SPACE
NRN	NATIONAL BROADBAND NETWORK
FLOOR NOTE	
ALL FLOOR JOISTS TO BE KEPT CLEAR OF AC DROPPER DUCTING. TRUSS DESIGN TO ALLOW FOR INSTALLATION OF AC UNIT	
BALUSTRADE NOTES:	
INTERNAL STAIRS: BALUSTRADE HANDRAIL TO BE CONTINUOUS ON FLIGHT IN ACCORDANCE WITH BCA REQUIREMENT.	
EXTERNAL BALUSTRADES: ALL HANDRAILS & BALUSTRADES TO BE INSTALLED AT HEIGHTS IN ACCORDANCE WITH NCC AND RELEVANT AUSTRALIAN STANDARDS	
WINDOW NOTE:	
WINDOW FRAMES, GLAZING & ASSOCIATED MATERIAL SHOULD BE TO MANUFACTURER'S SPECIFICATIONS. MANUFACTURER TO CERTIFY DESIGN COMPLIANCE WITH NCC & APPLICABLE AUSTRALIAN STANDARDS. REFER TO EXTERNAL FINISHES SCHEDULE FOR COLOUR SELECTION. OPENING RESTRICTORS FITTED. THESE RESTRICTORS SHALL LIMIT THE OPENING TO 125MM MAX.	
ALL DOORS AND WINDOWS TO COMPLY WITH AS 3959 - 2018 - CONSTRUCTION STANDARDS FOR BUILDINGS IN BUSHFIRE PRONE AREAS.	

UNLABLE HOUSES	
THESE DESIGNS MEET COUNCIL'S CONTROLS AS OUTLINES IN SECTION 11.1 UNLABLE HOUSES OF THE RESIDENTIAL ACCOMMODATION DEVELOPMENT	
---	INDICATES WALL WITH REINFORCEMENT TO ENABLE INSTALLATION OF FUTURE GARABARS
---	GREEN DIMENSIONS INDICATE MINIMUM CLEARANCES

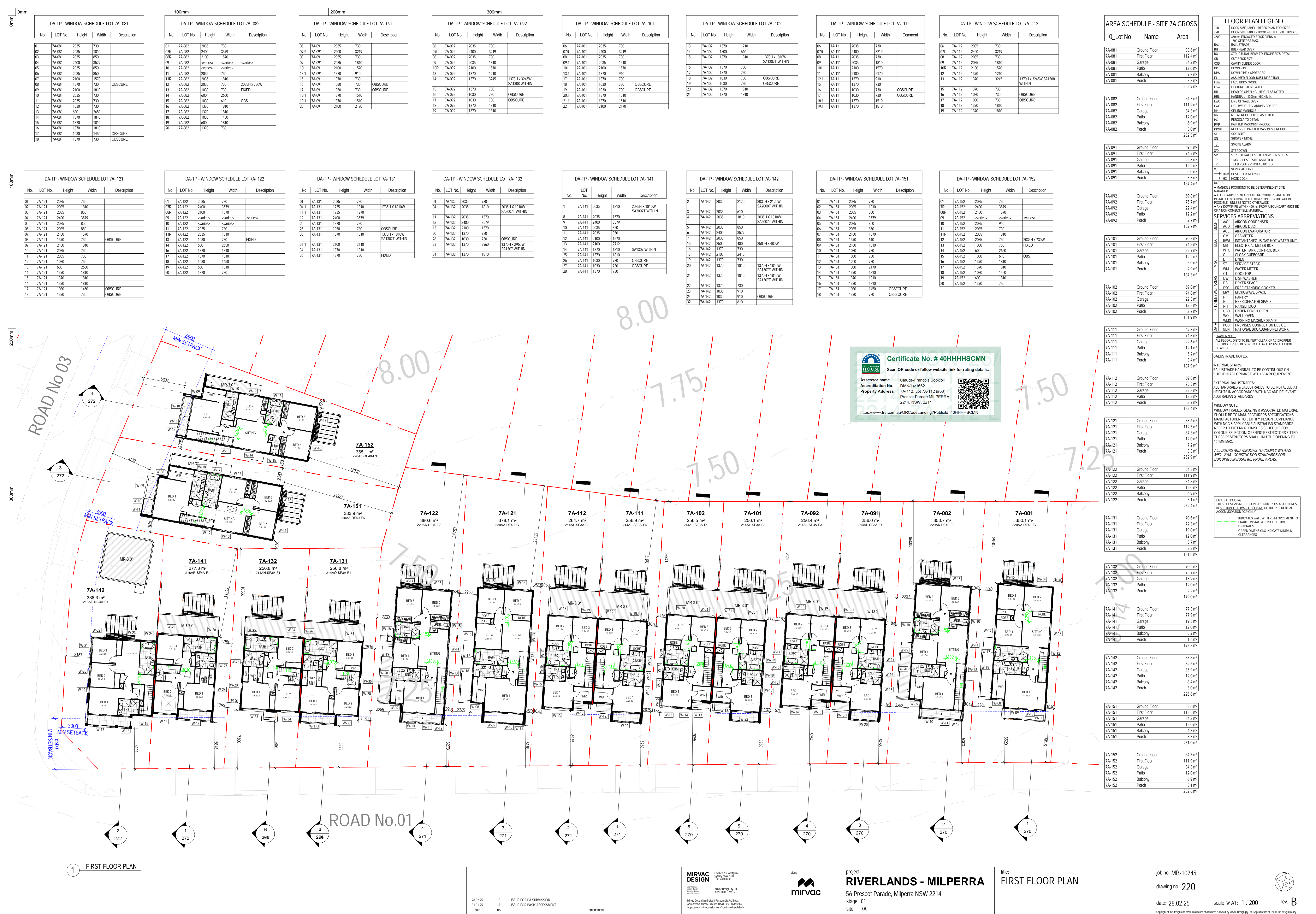
**Certificate No. # 40HHHSCMN**

Scan QR code or follow website link for rating details.

Assessor name: Claude-Francois Sockolik  
Accreditation No.: DMN/14/1662  
Property Address: 7A-112, Lot 7A-112 (H56) Prescot Parade MILPERRA, 2214, NSW, 2214


<https://www.f15.com.au/QRCodeLanding?PublicId=40HHHSCMN>












## Certificate No. # 40HHHSCMN

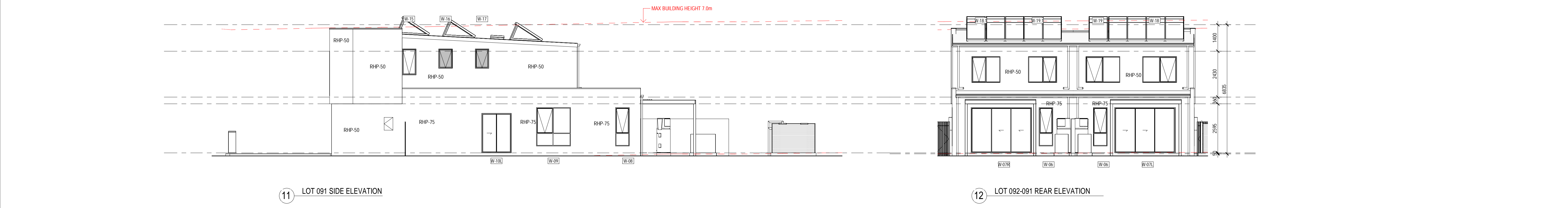
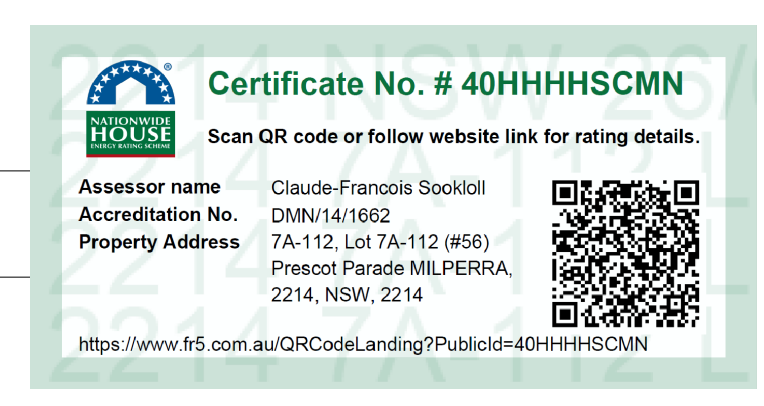
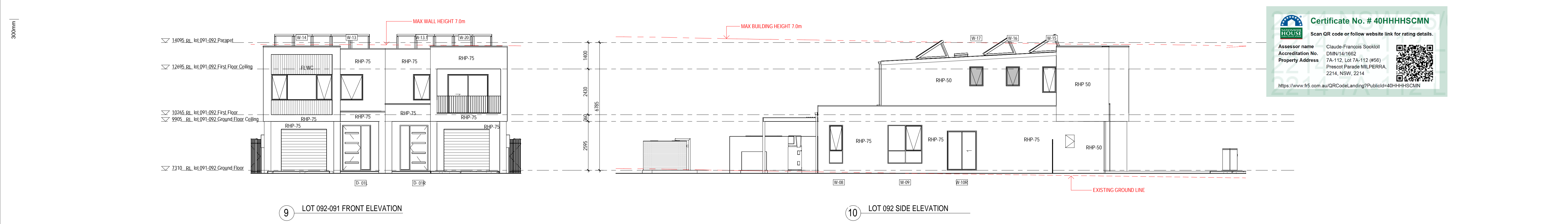
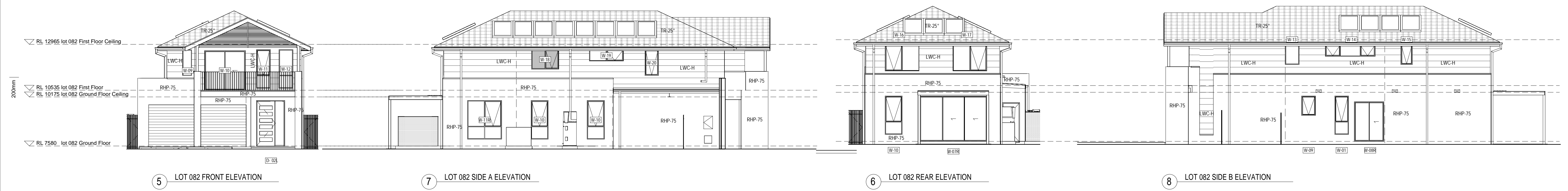
Scan QR code or follow website link for rating details.

**Assessor name**  
 Claude-Francois Spookdoli  
**Accreditation No.**  
 DMN/14/1662  
**Property Address**  
 7A-112, Lot 7A-112 (#56)  
 Prescott Parade MILPERRA,  
 2214, NSW, 2214



<https://www.f5.com.au/QRCodeLanding?PublicId=40HHHSCMN>







0mm

100mm

200mm

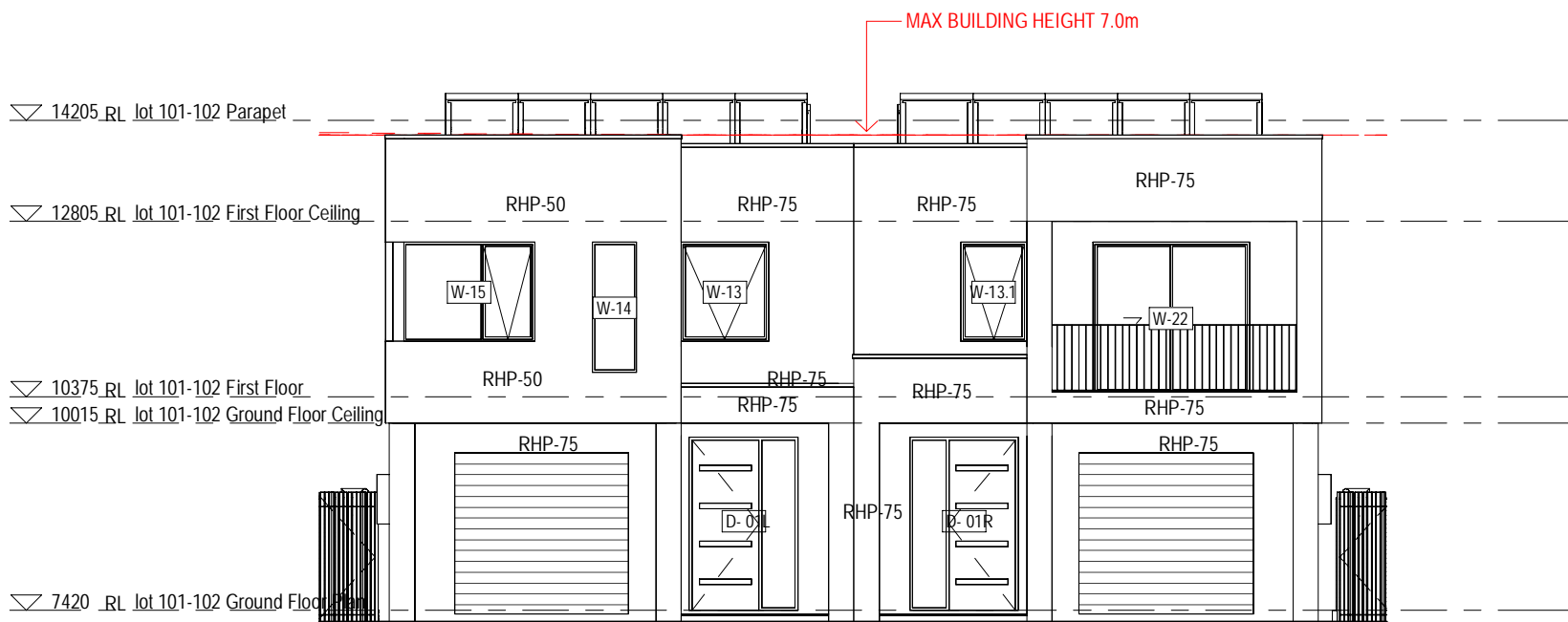
300mm

EXTERNAL FINISHES WALL TYPE	
EXTENT OF FINISHES INDICATED ONLY. REFER TO FINISHES SCHEDULE	
FBW	FACE BRICKWORK
RBW	RENDERED BRICKWORK
RHP-75	RENDERED REBEL PANEL 75
RHP-50	RENDERED REBEL PANEL 50
VB	LIGHTWEIGHT CLADDING - VERTICAL REBEL LOOK
TL	TILE FEATURE CLADDING
LWC-H	LIGHT WEIGHT CLADDING - HORIZONTAL
LWS	RENDERED LIGHTWEIGHT SHEET CLADDING

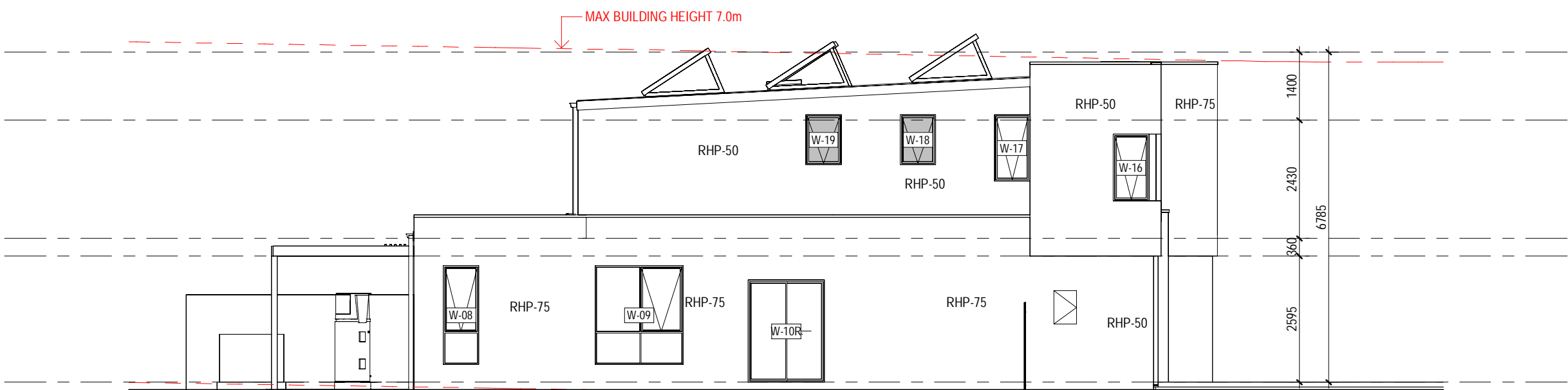
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200mm

300mm



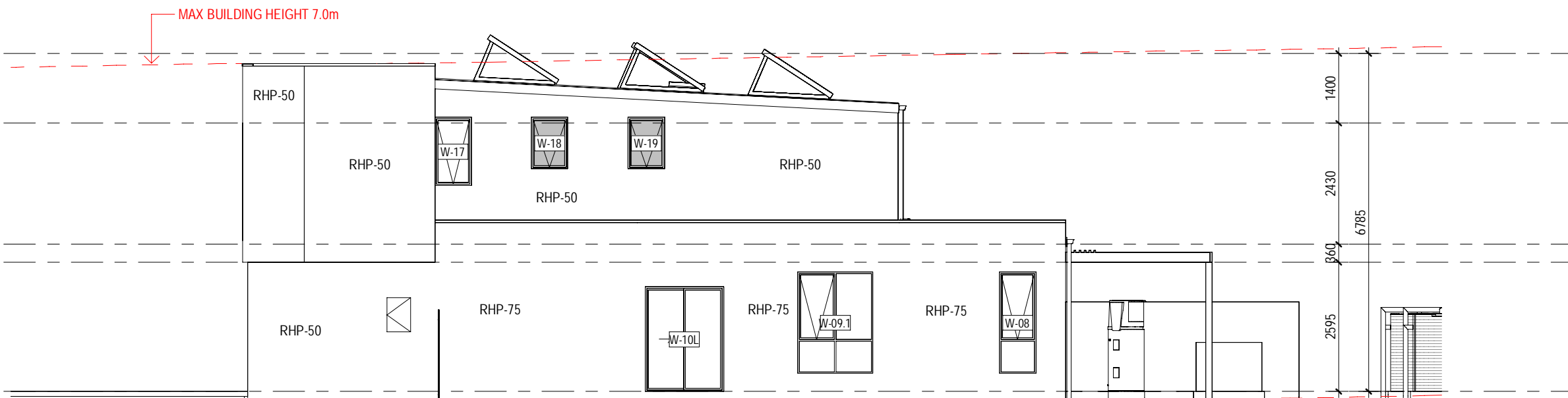
1 LOT 101-102 FRONT ELEVATION



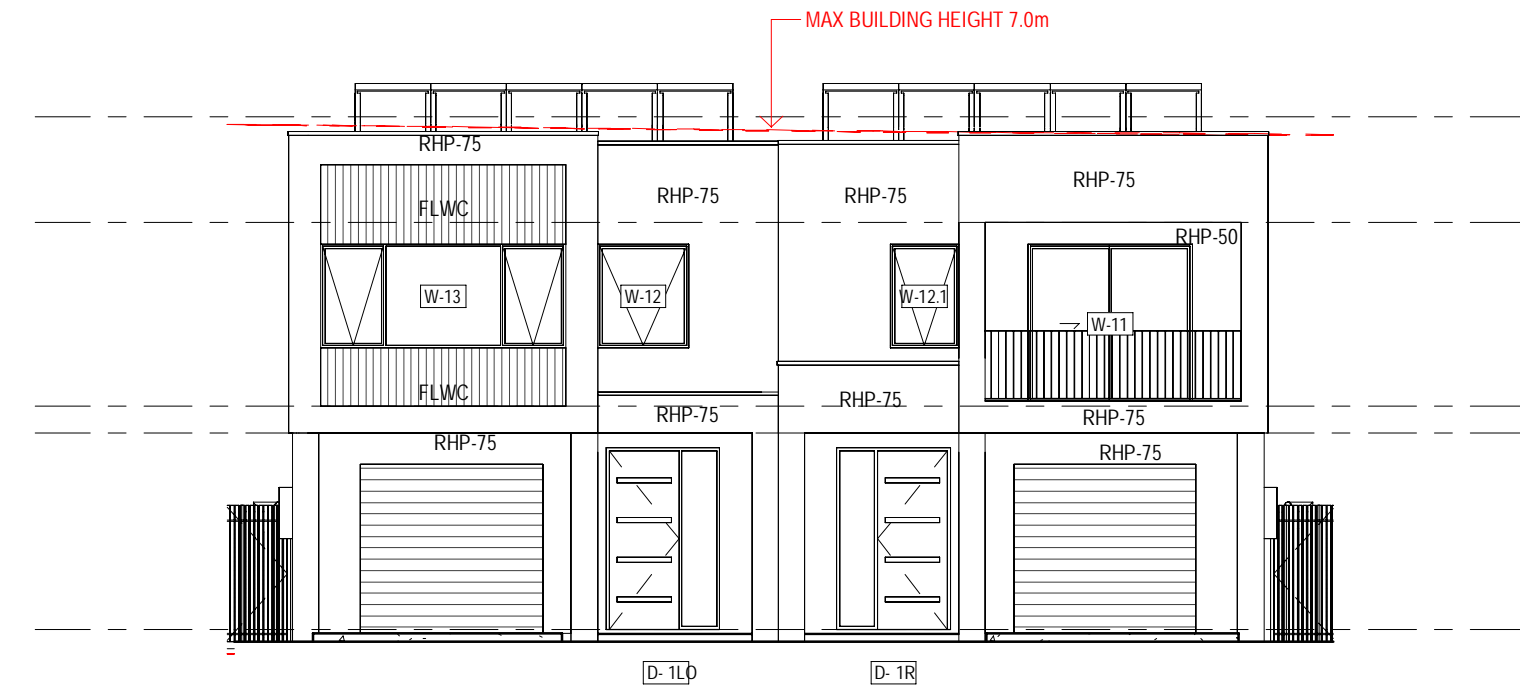
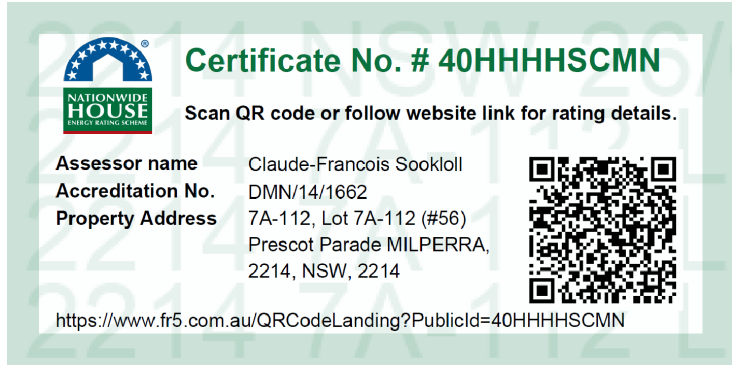
2 LOT 102 SIDE ELEVATION



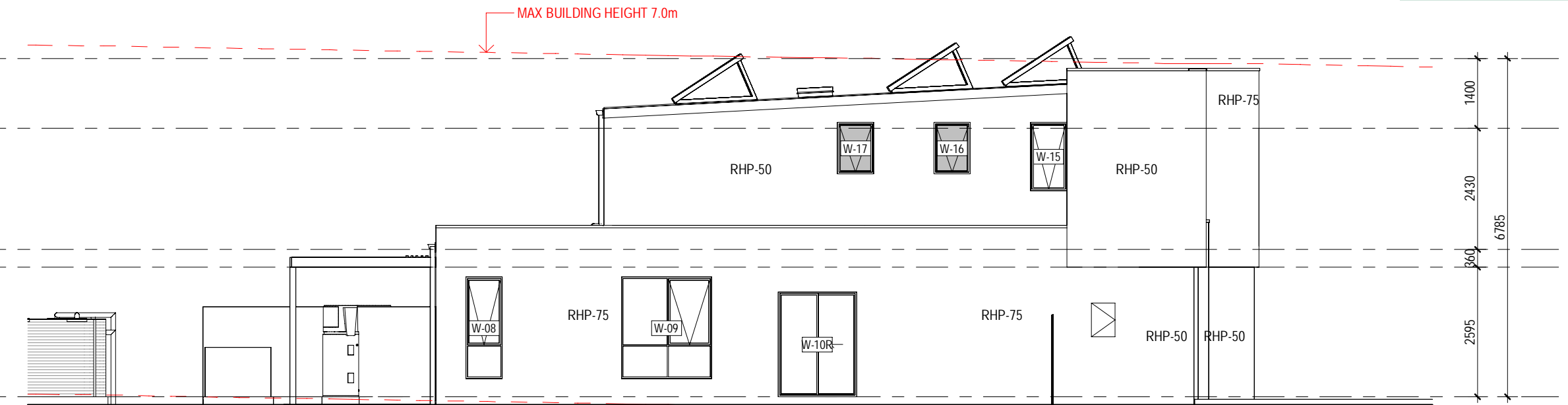
3 LOT 101-102 REAR ELEVATION



4 LOT 101 SIDE ELEVATION



8 LOT 112-111 FRONT ELEVATION



7 LOT 112 SIDE ELEVATION



6 LOT 111-112 REAR ELEVATION



5 LOT 111 SIDE ELEVATION

28.02.25

31.01.25

date

B

A

rev

ISSUE FOR DA SUBMISSION

ISSUE FOR BASX ASSESSMENT

amendment

**MIRVAC DESIGN**  
Level 18, 108 George St  
Sydney NSW 2000  
Tel: 02 9250 8800  
Mirvac Design Pty Ltd  
ABN 91 001 191 151  
Mirvac Design Nominees / Responsible Architects:  
Aislinn Mirvac, Michael Mirvac, David Mirvac, Andrew La  
[http://www.mirvacdesign.com/nominated\\_architects](http://www.mirvacdesign.com/nominated_architects)

client:  
**mirvac**

project:  
**RIVERLANDS - MILPERRA**  
56 Prescot Parade, Milperra NSW 2214  
stage: 01  
site: 7A

title:  
**ELEVATIONS LOTS 101 - 112**

job no: MB-10245

drawing no: 261

date: 28.02.25

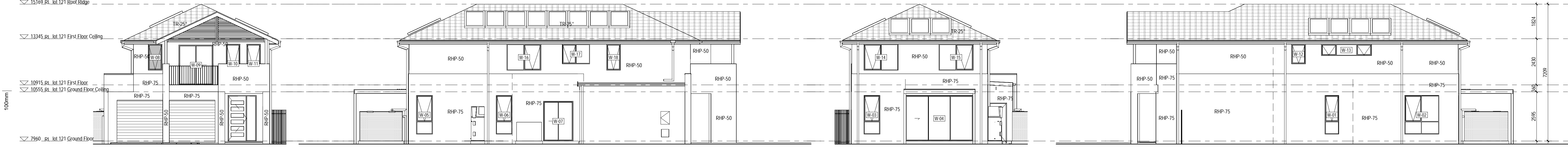
scale @ A1: 1 : 100

rev: B

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EXTERNAL FINISHES WALL TYPE	
EXTENT OF FINISHES INDICATED ONLY. REFER TO FINISHES SCHEDULE	
FRW	FACE BRICKWORK
BRW	RENDERED BRICKWORK
RHP-75	RENDERED HEBEL PANEL 75
RHP-50	RENDERED HEBEL PANEL 50
VB	LIGHTWEIGHT CLADDING - VERTICAL RB TIMBER LOOK
TL	TILE FEATURE CLADDING
LWC-H	LIGHT WEIGHT CLADDING - HORIZONTAL
LWS	RENDERED LIGHTWEIGHT SHEET CLADDING

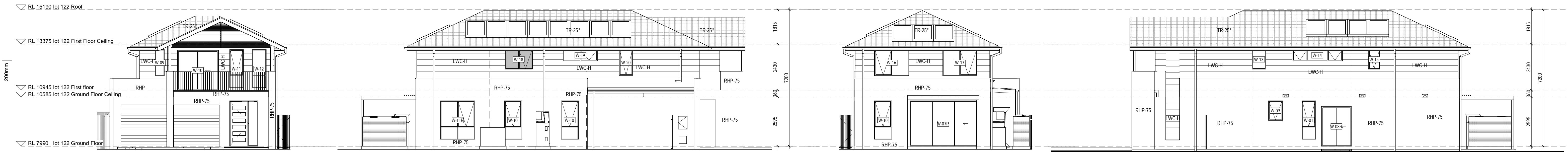


1 LOT 121 FRONT ELEVATION

2 LOT 121 SIDE A ELEVATION

3 LOT 121 REAR ELEVATION

4 LOT 121 SIDE B ELEVATION

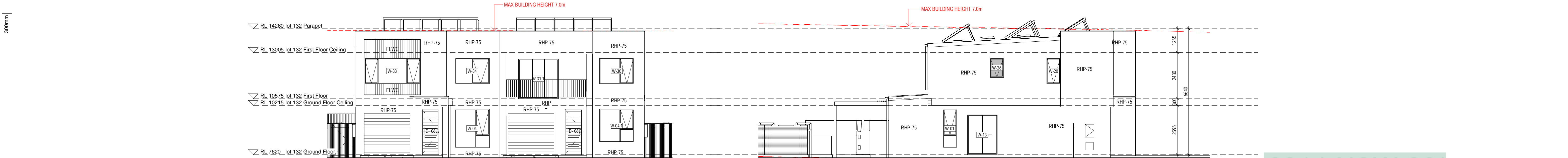


5 lot 122 FRONT ELEVATION

6 LOT 122 SIDE A ELEVATION

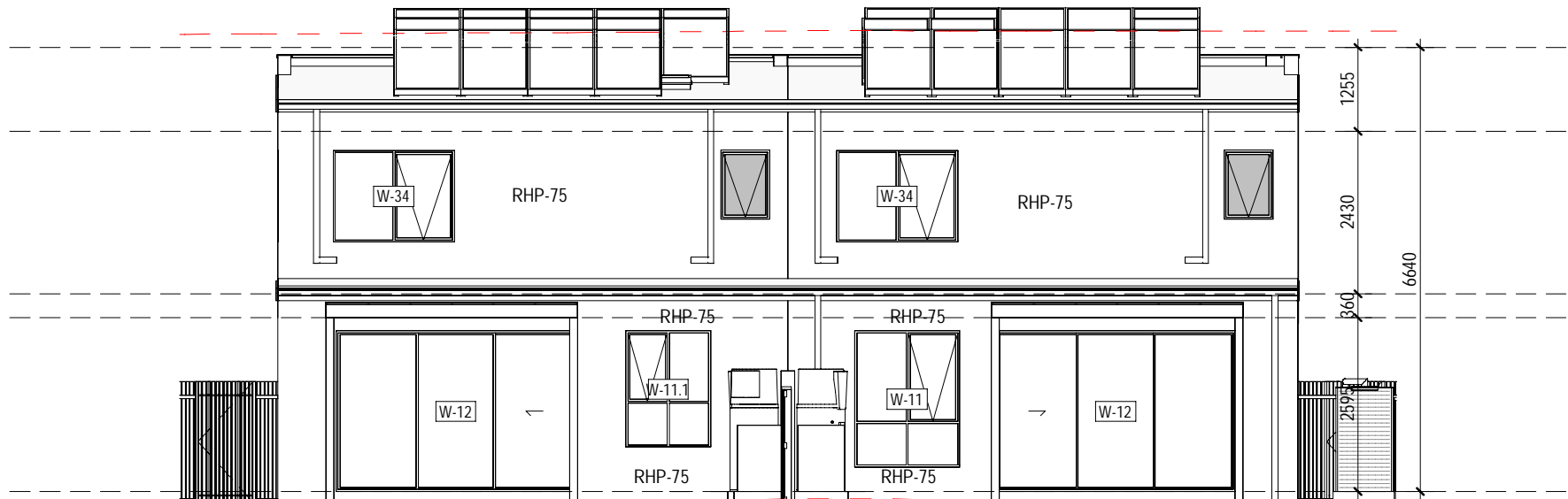
7 LOT 122 REAR ELEVATION

8 LOT 122 SIDE B ELEVATION

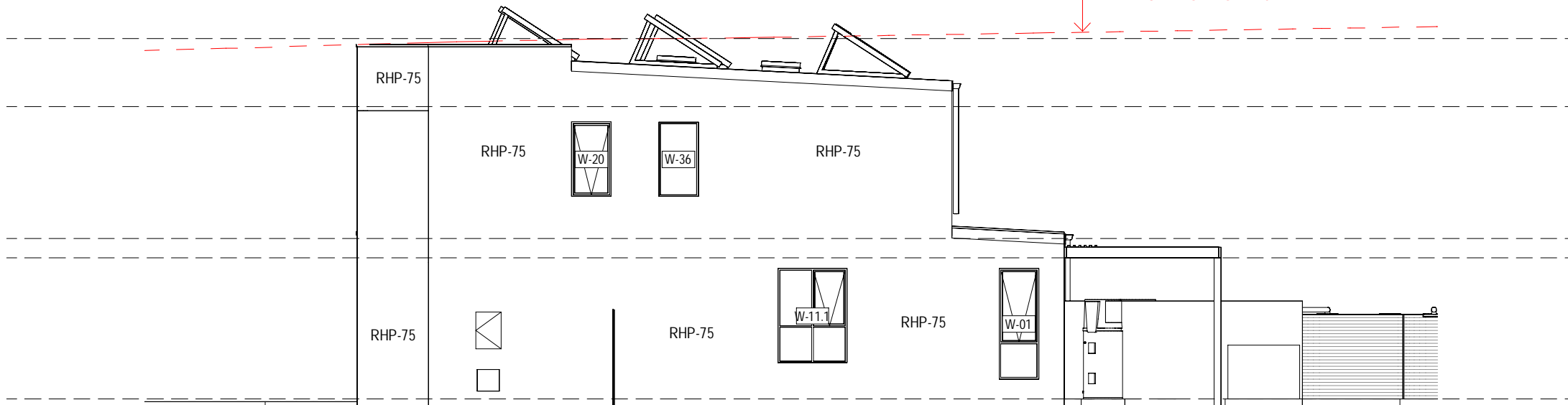


9 LOT 132-131 FRONT ELEVATION

10 LOT 132 SIDE ELEVATION



11 lot 132-131 REAR ELEVATION



12 LOT 131 SIDE ELEVATION

**Certificate No. # 40HHHSCMN**  
Scan QR code or follow website link for rating details.

Assessor name  
Accreditation No.  
Property Address

Claude-Francois Sookkoll  
DMN/14/1602  
7A-112, Lot 7A-112 (#56)  
Prescot Parade MILPERRA,  
2214, NSW, 2214

<https://www.f5.com.au/QRCodeLanding?PubId=40HHHSCMN>



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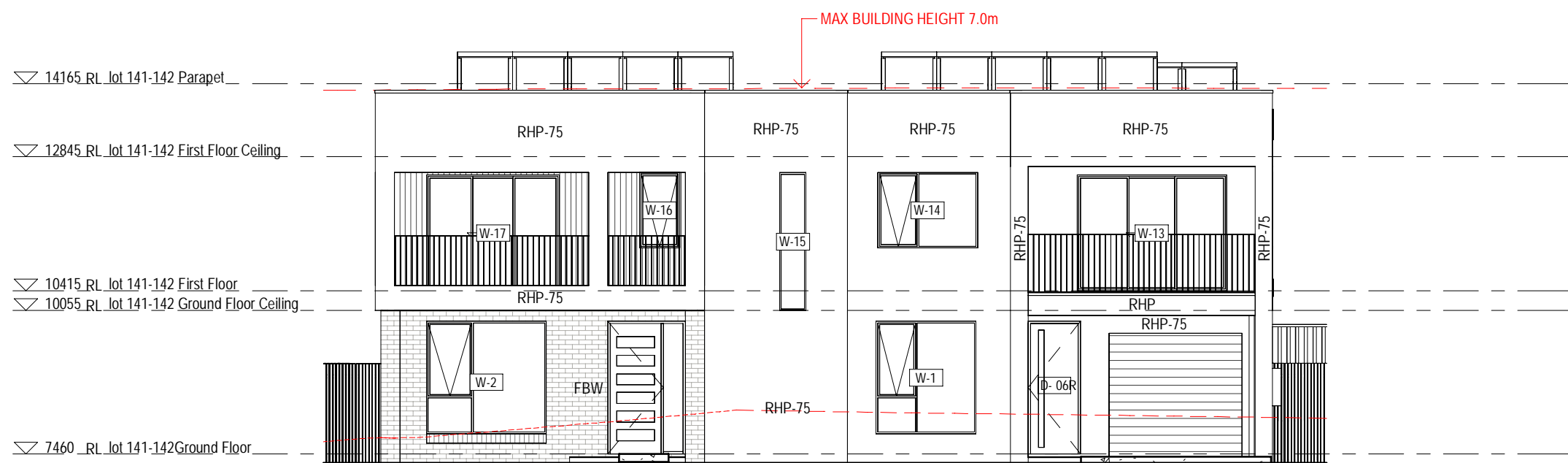
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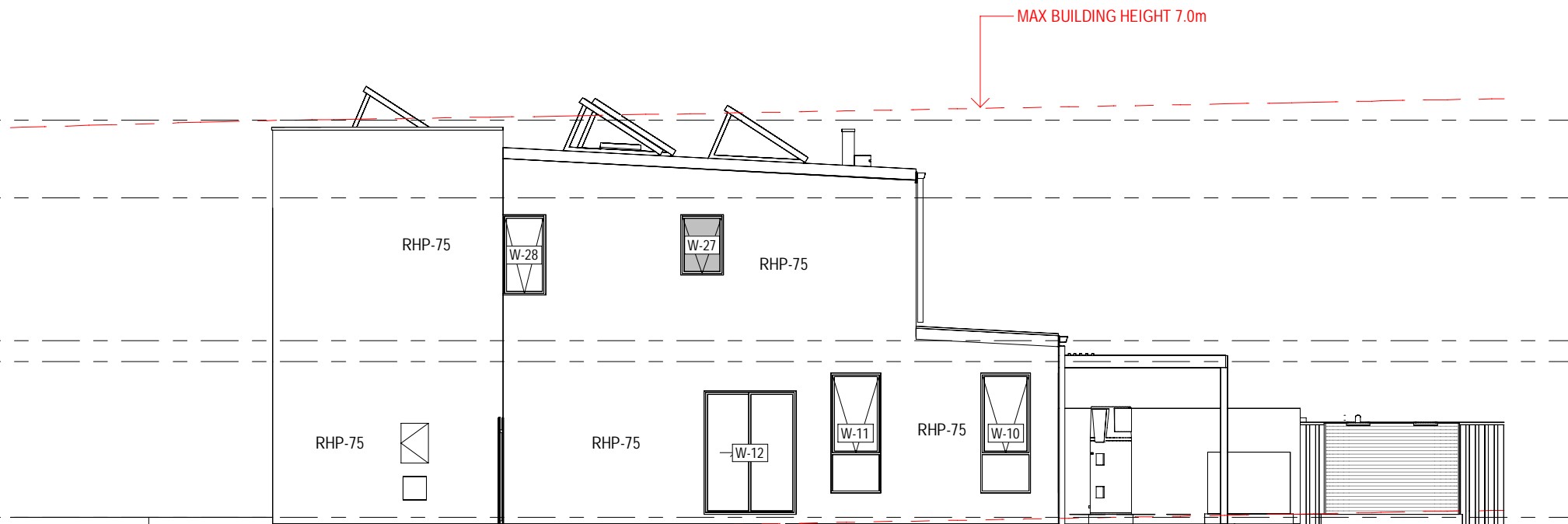
EXTERNAL FINISHES WALL TYPE	
EXTENT OF FINISHES INDICATED ONLY. REFER TO FINISHES SCHEDULE	
FBW	FACE BRICKWORK
RBW	RENDERED BRICKWORK
RHP-75	RENDERED HEBEL PANEL 75
RHP-50	RENDERED HEBEL PANEL 50
VB	LIGHTWEIGHT CLADDING - VERTICAL RB TIMBER LOOK
TL	TILE FEATURE CLADDING
LWC-H	LIGHT WEIGHT CLADDING - HORIZONTAL
LWS	RENDERED LIGHTWEIGHT SHEET CLADDING

100mm

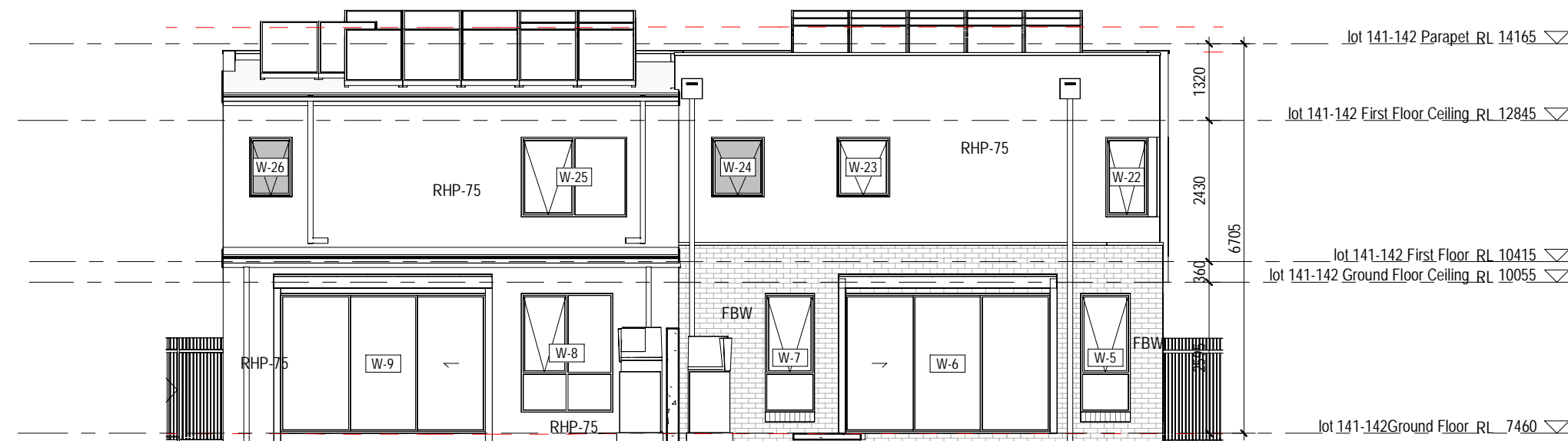
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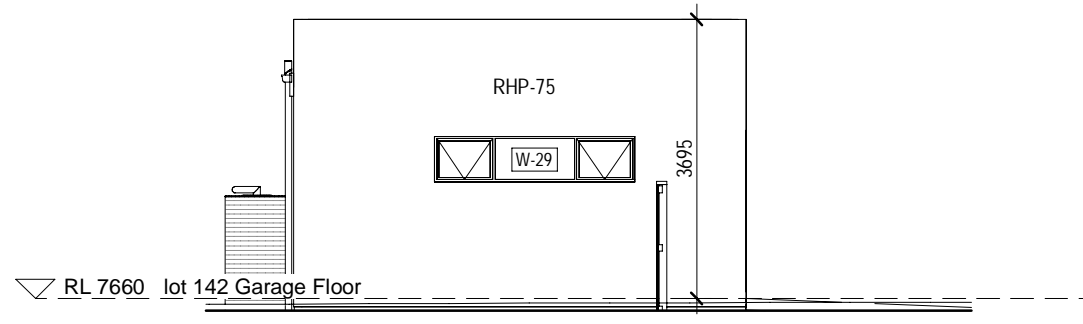
1 LOT 142-141 FRONT ELEVATION



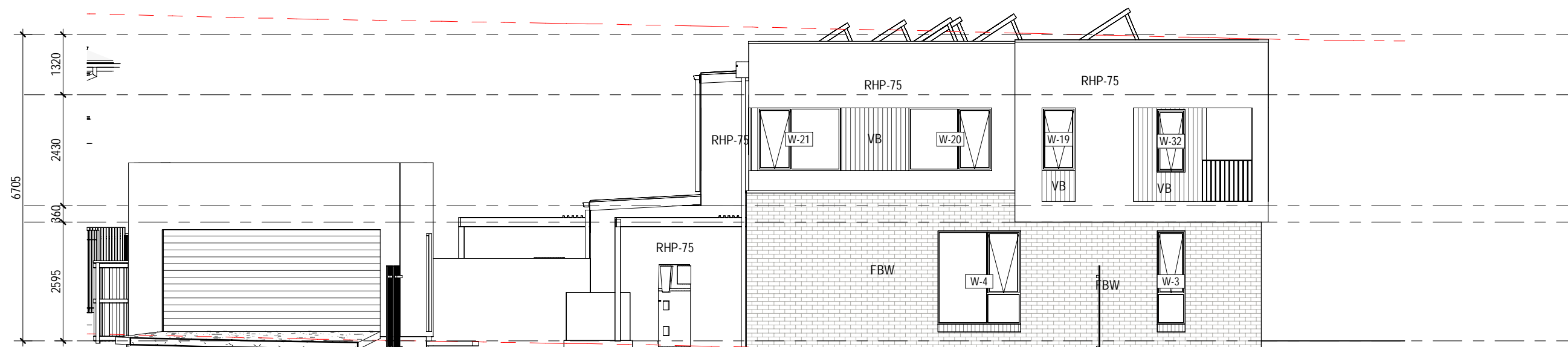
2 LOT 141 SIDE ELEVATION



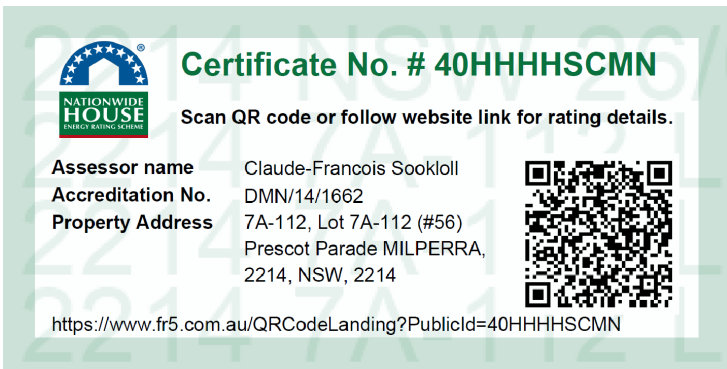
3 LOT 142-141 REAR ELEVATION



4 Lot 142 GARAGE SIDE ELEVATION



5 LOT 142 SIDE ELVATION



28.02.25  
31.01.25  
date

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A  
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ISSUE FOR DA SUBMISSION  
ISSUE FOR BASX ASSESSMENT

amendment

**MIRVAC DESIGN**  
Level 18, 108 George St  
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Alicia Verma, Michael Weller, David Hing, Andrew La  
http://www.mirvacdesign.com/nominated\_architects

client  
**mirvac**

project:  
**RIVERLANDS - MILPERRA**  
56 Prescot Parade, Milperra NSW 2214  
stage: 01  
site: 7A

title:  
**ELEVATIONS LOTS 141 - 142**

job no: MB-10245  
drawing no: 263

date: 28.02.25

scale @ A1: 1 : 100

rev: B

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100mm

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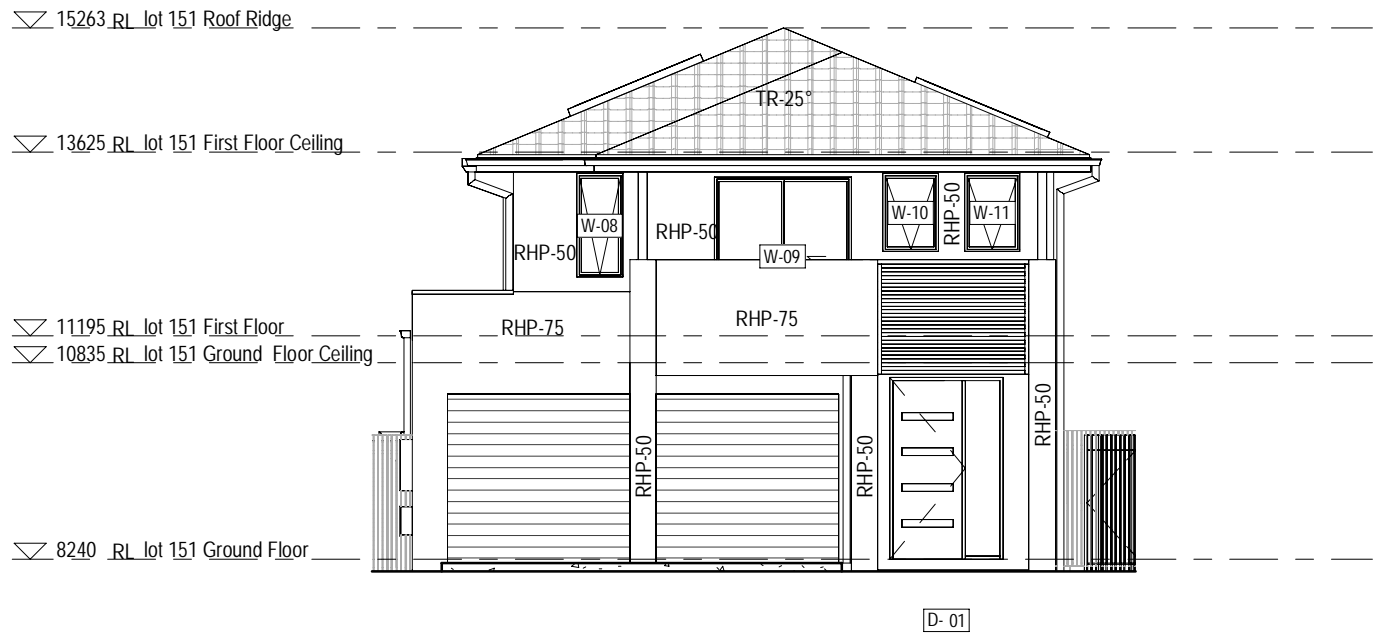
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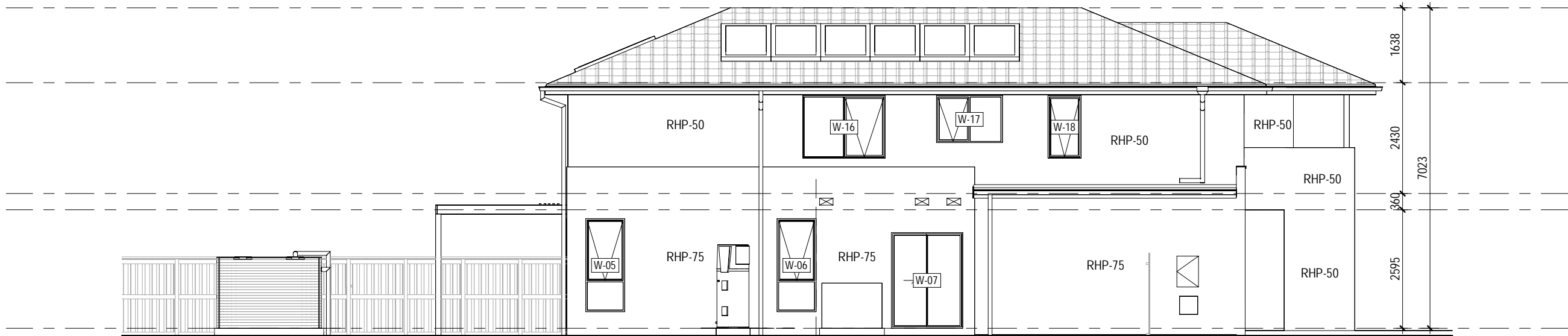
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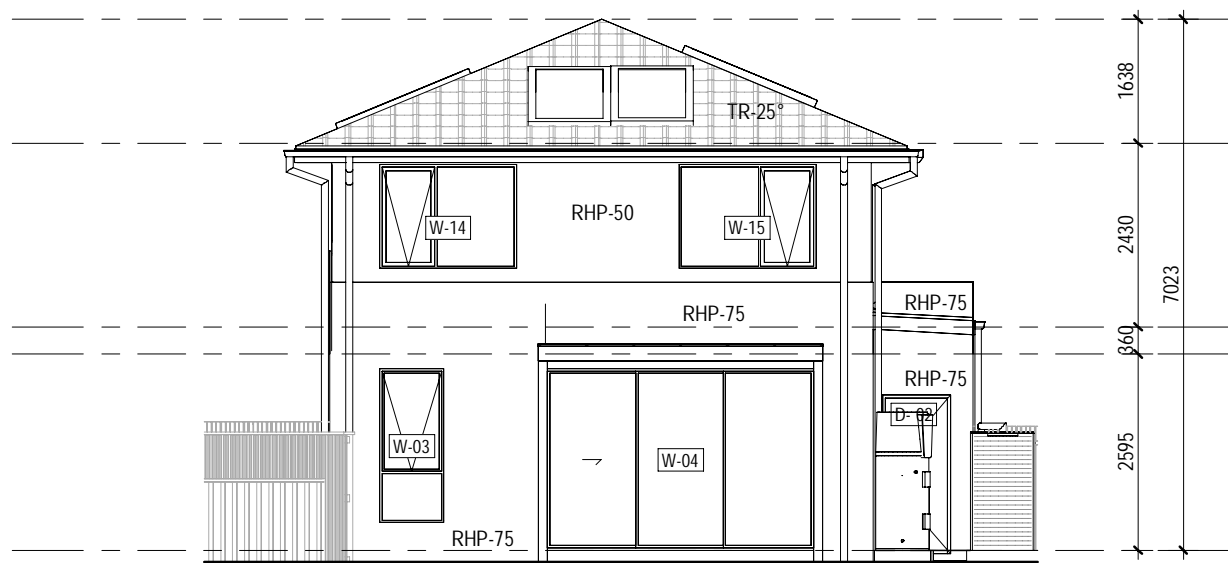
EXTERNAL FINISHES WALL TYPE	
EXTENT OF FINISHES INDICATED ONLY. REFER TO FINISHES SCHEDULE	
FBW	FACE BRICKWORK
RBW	RENDERED BRICKWORK
RHP-75	RENDERED HEBEL PANEL 75
RHP-50	RENDERED HEBEL PANEL 50
VB	LIGHTWEIGHT CLADDING - VERTICAL RIB TIMBER LOOK
TL	TILE FEATURE CLADDING
LWC-H	LIGHT WEIGHT CLADDING - HORIZONTAL
LWS	RENDERED LIGHTWEIGHT SHEET CLADDING



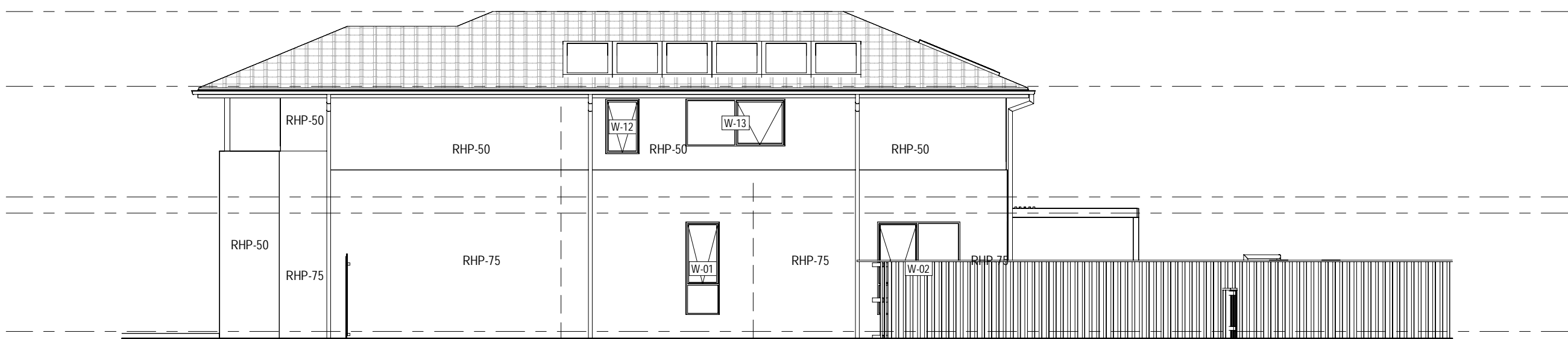
1 LOT 151 FRONT ELEVATION



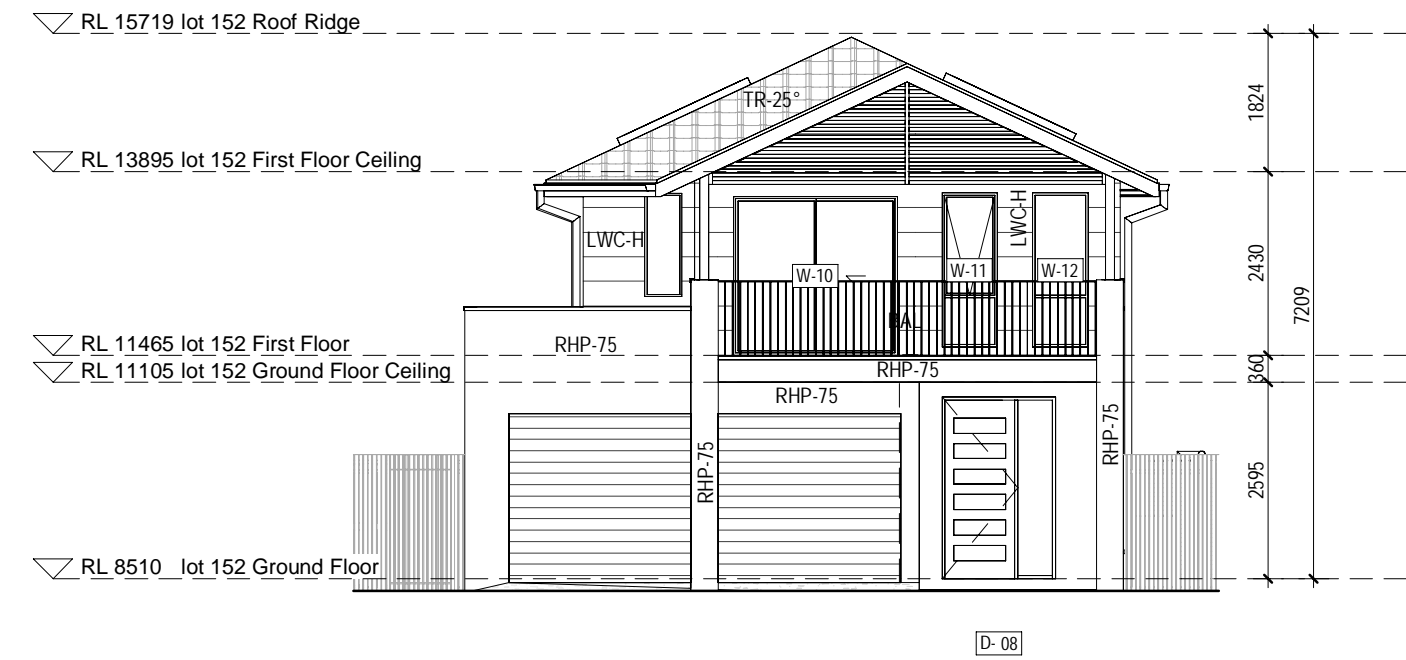
2 LOT 151 SIDE A ELEVATION



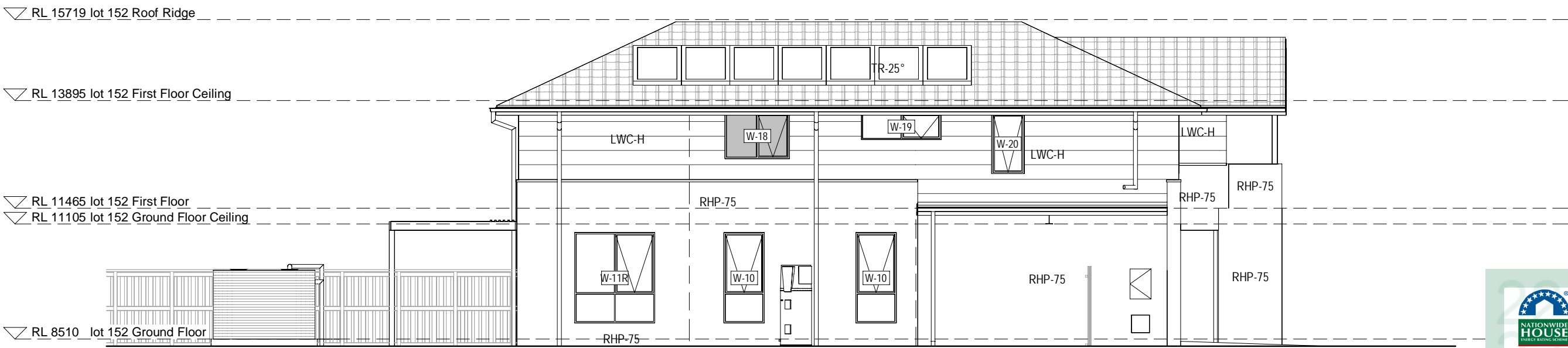
3 LOT 151 REAR ELEVATION



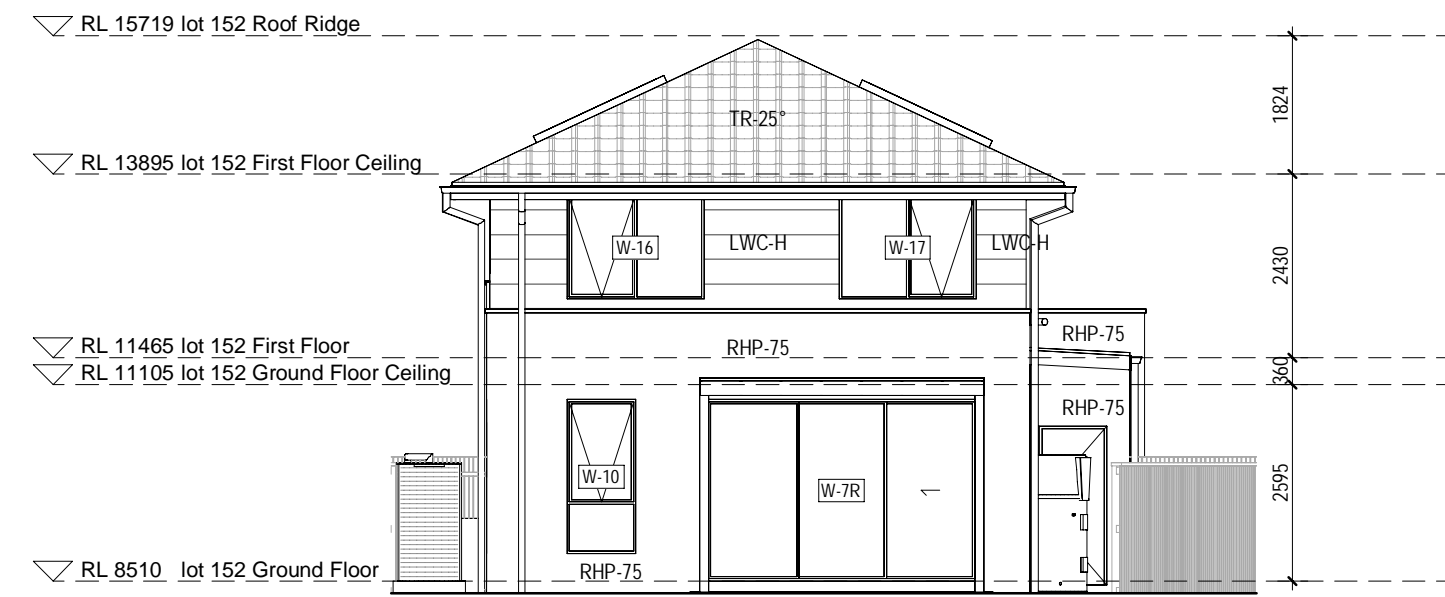
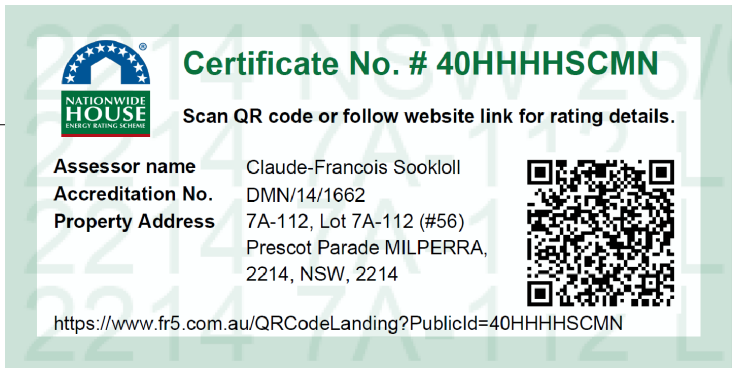
4 LOT 151 SIDE B ELEVATION



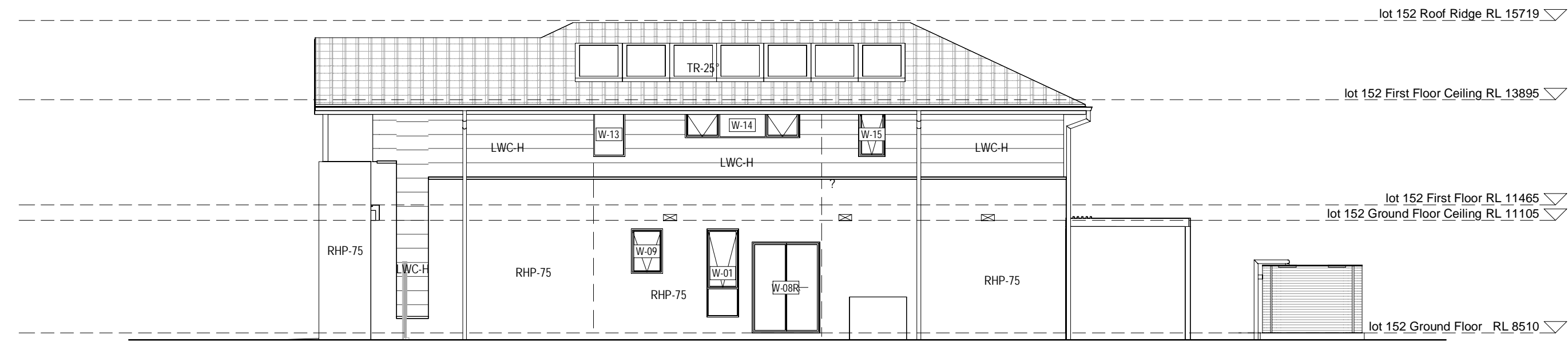
5 LOT 152 FRONT ELEVATION



6 LOT 152 SIDE A ELEVATION



7 LOT 152 REAR ELEVATION



8 LOT 152 SIDE B ELEVATION

28.02.25	B	ISSUE FOR DA SUBMISSION	
31.01.25	A	ISSUE FOR BASK ASSESSMENT	
date	rev		amendment

**MIRVAC DESIGN**  
Level 18, 108 George St  
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Mirvac Design Pty Ltd  
ABN 54 001 199 153  
Mirvac Design Nominees / Responsible Architects:  
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[http://www.mirvacdesign.com/nominees\\_and\\_bas](http://www.mirvacdesign.com/nominees_and_bas)

client:  
**mirvac**

project:  
**RIVERLANDS - MILPERRA**  
56 Prescot Parade, Milperra NSW 2214  
stage: 01  
site: 7A

title:  
**ELEVATIONS LOTS 151 - 152**

job no: MB-10245  
drawing no: 264

date: 28.02.25

scale @ A1: 1 : 100

rev: B

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100mm

200mm

300mm



100mm

1 LOT 152- 142 COLOURED STREETSCAPE



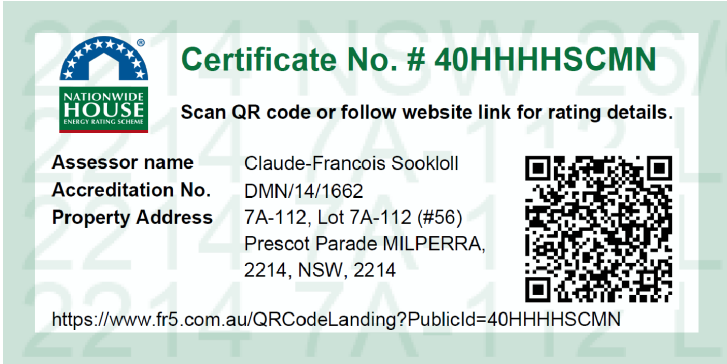
200mm

300mm

2 LOT 142 - 111 COLOURED STREETSCAPE



3 LOT 102 - 081 COLOURED STREETSCAPE



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31.01.25  
date

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A  
rev

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ISSUE FOR BASK ASSESSMENT

amendment

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Mirvac Design Pty Ltd  
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Mirvac Design Nominees / Responsible Architects:  
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[http://www.mirvacdesign.com/nominees\\_and\\_architects](http://www.mirvacdesign.com/nominees_and_architects)

client  
**mirvac**

project:  
**RIVERLANDS - MILPERRA**  
56 Prescott Parade, Milperra NSW 2214  
stage: 01  
site: 7A

title:  
**COLOURED STREETSCAPE**

job no: MB-10245  
drawing no: 268

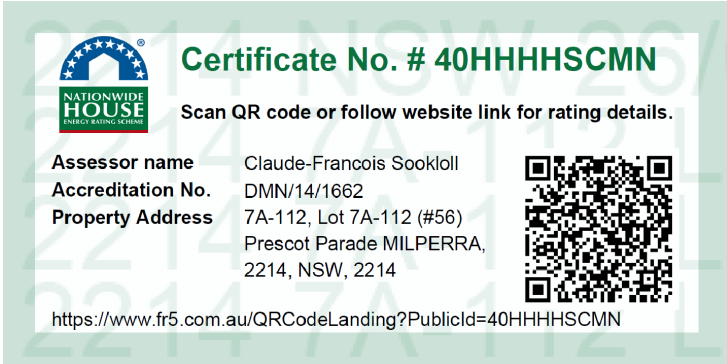
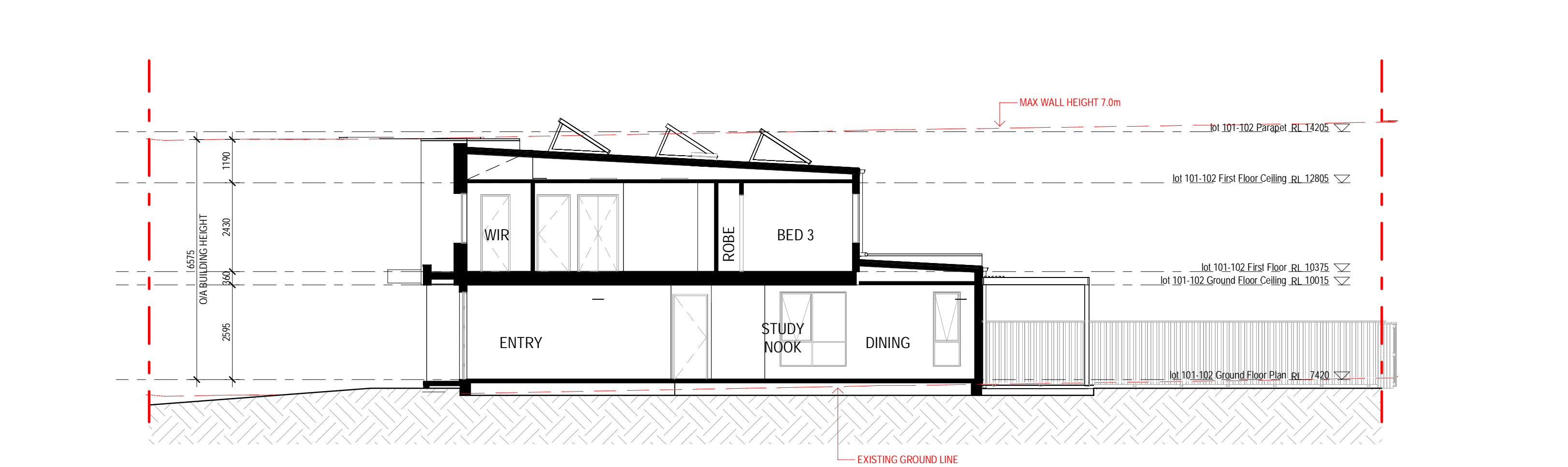
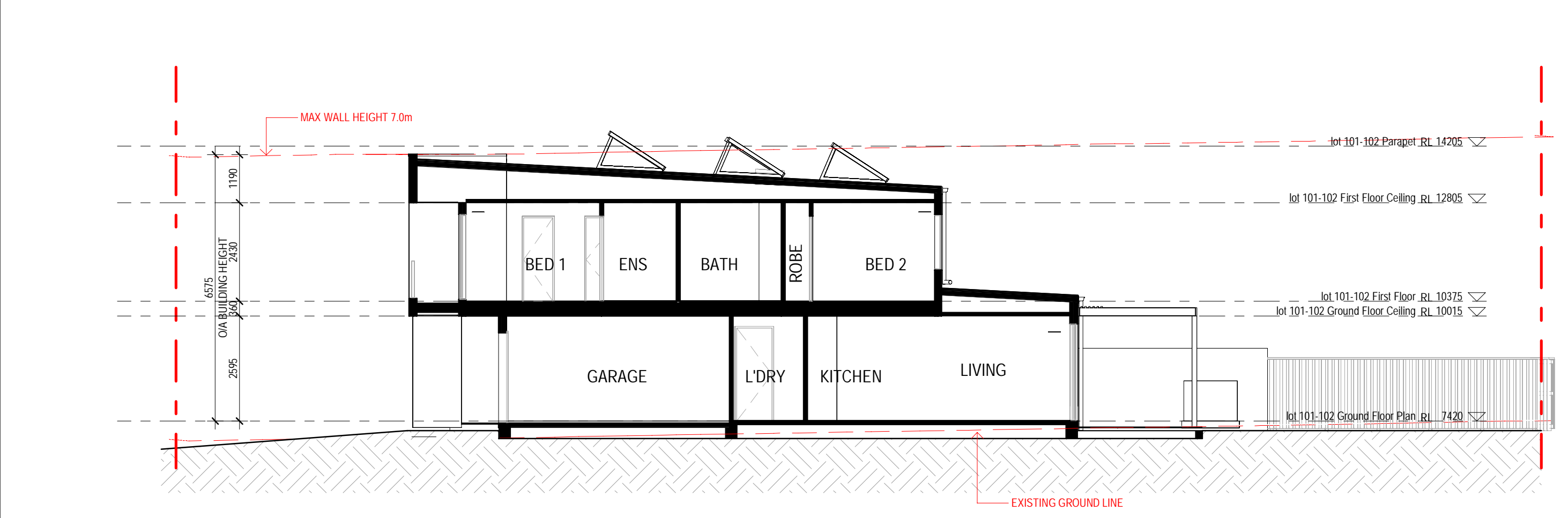
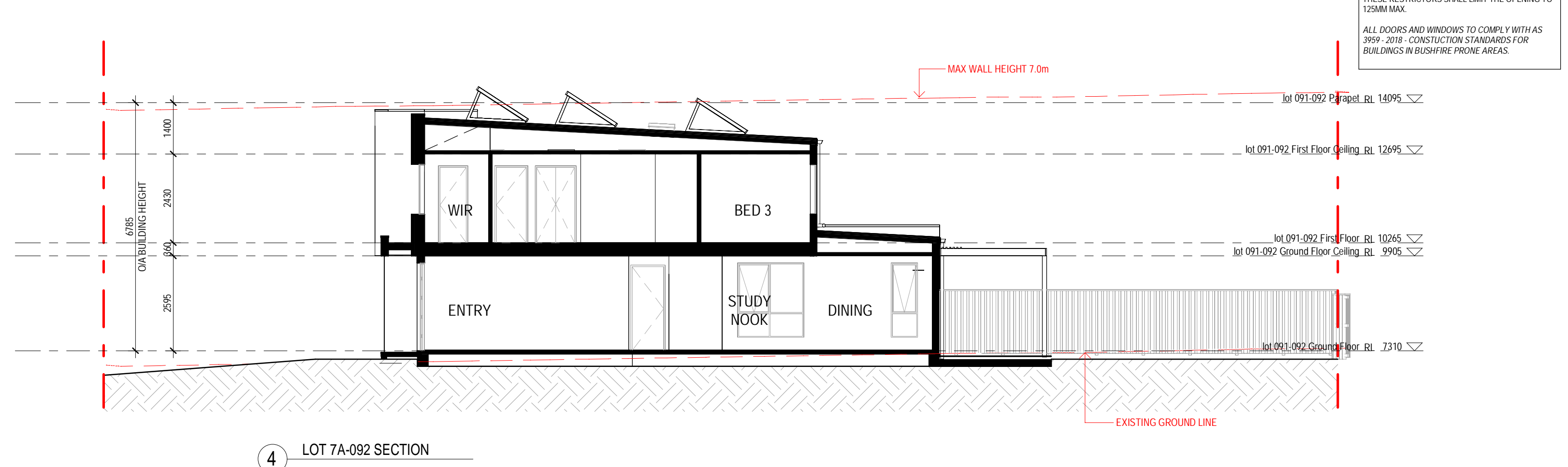
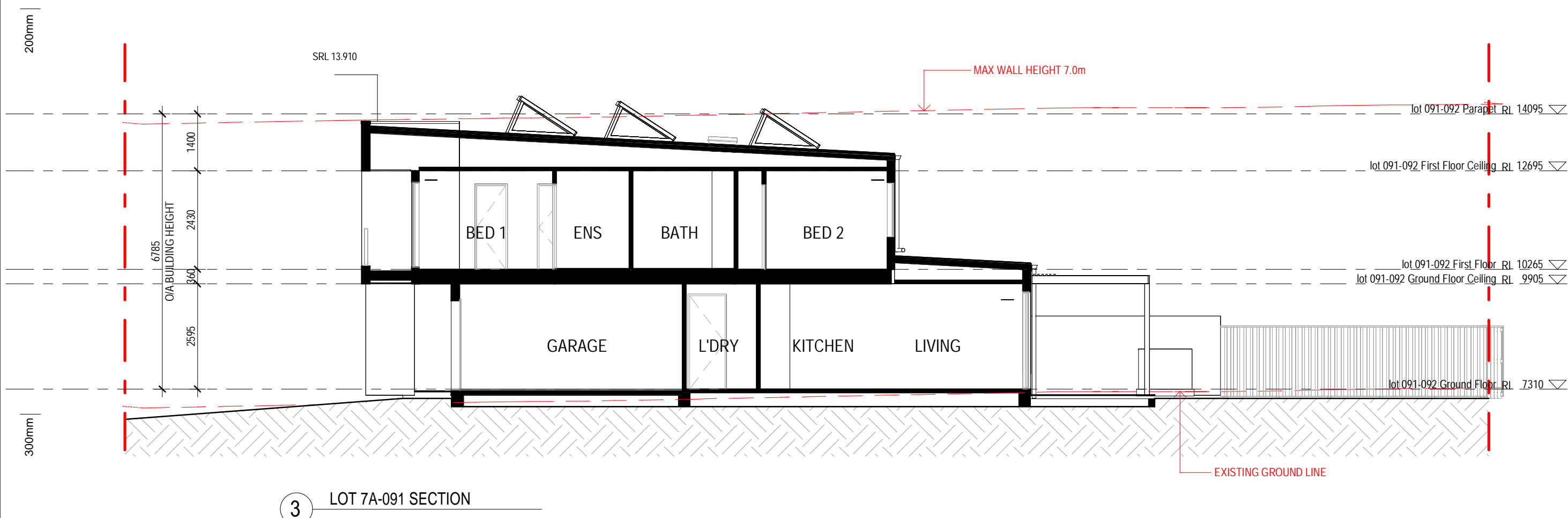
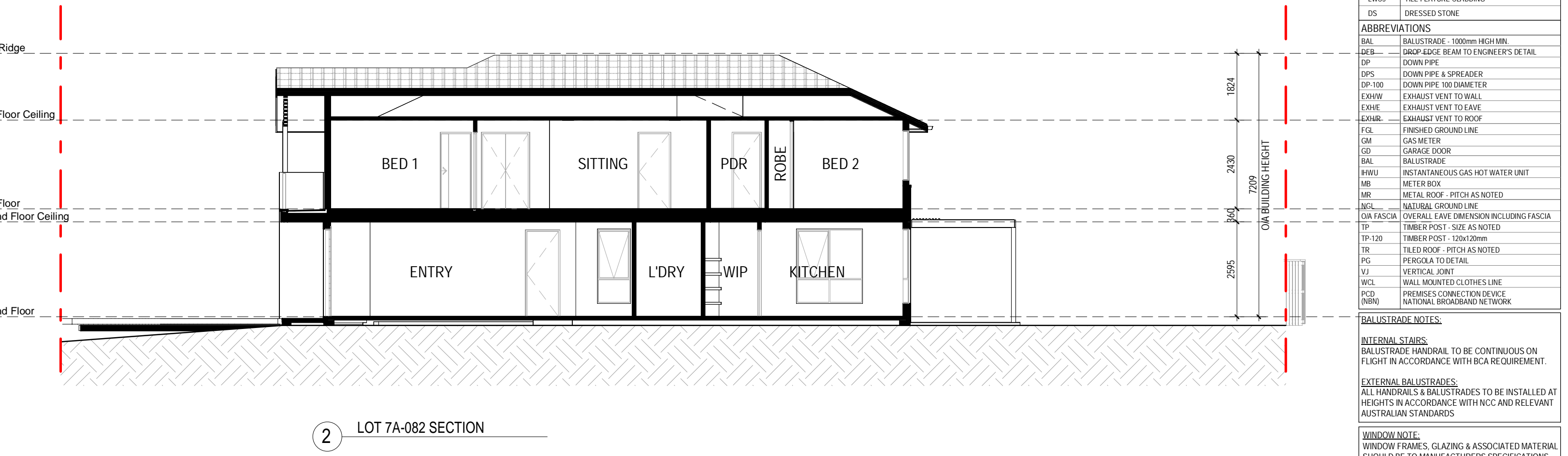
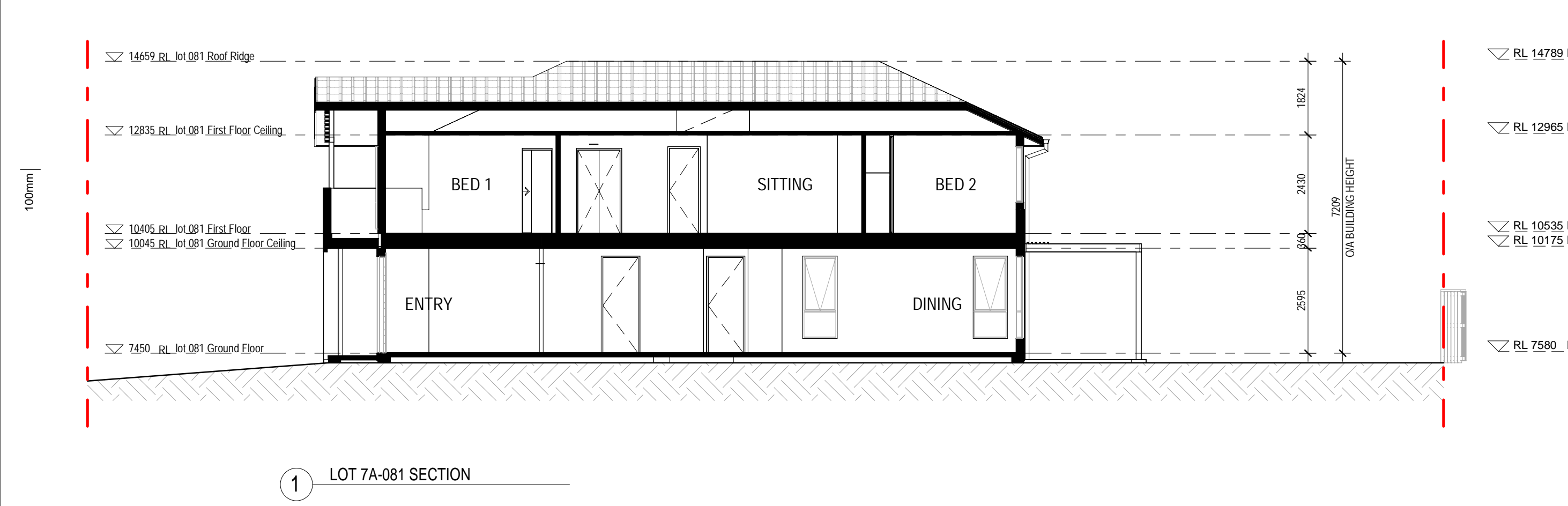
date: 28.02.25

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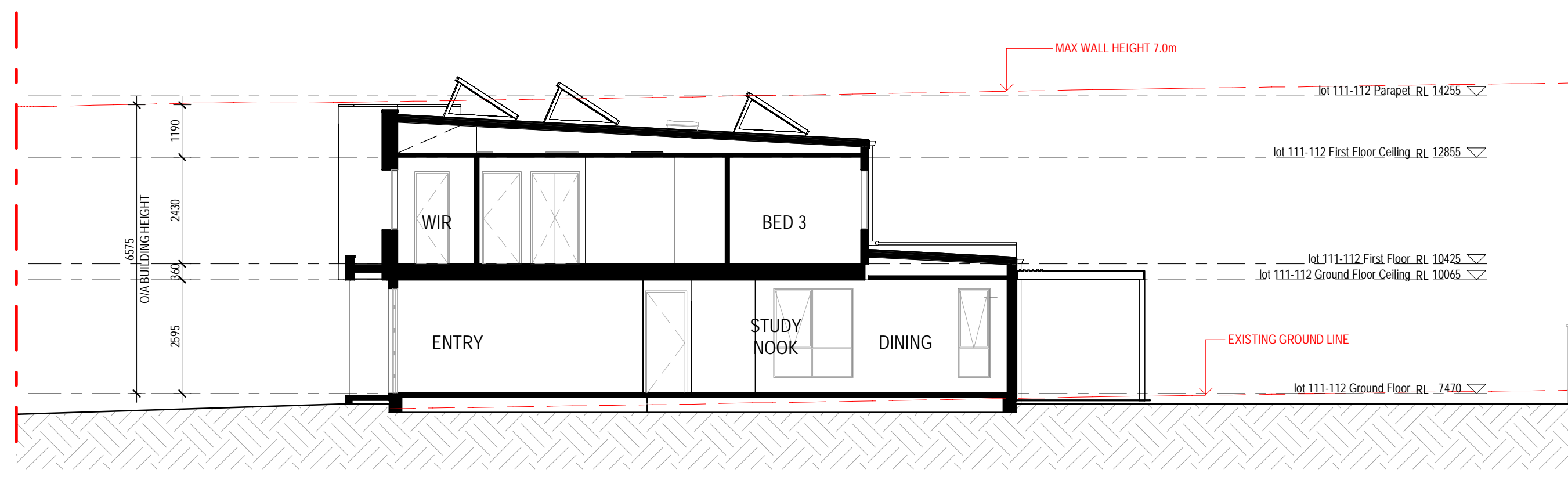
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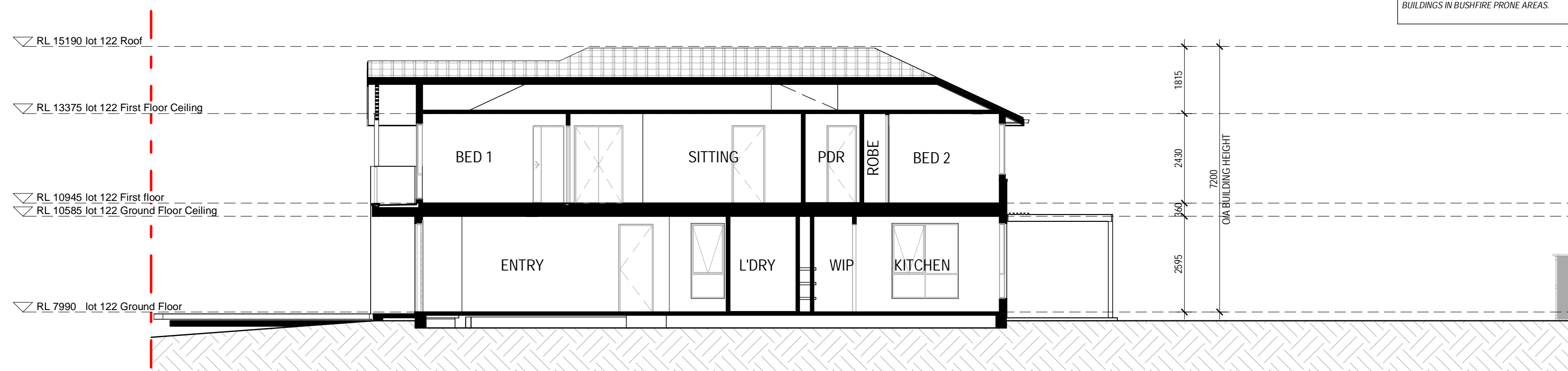




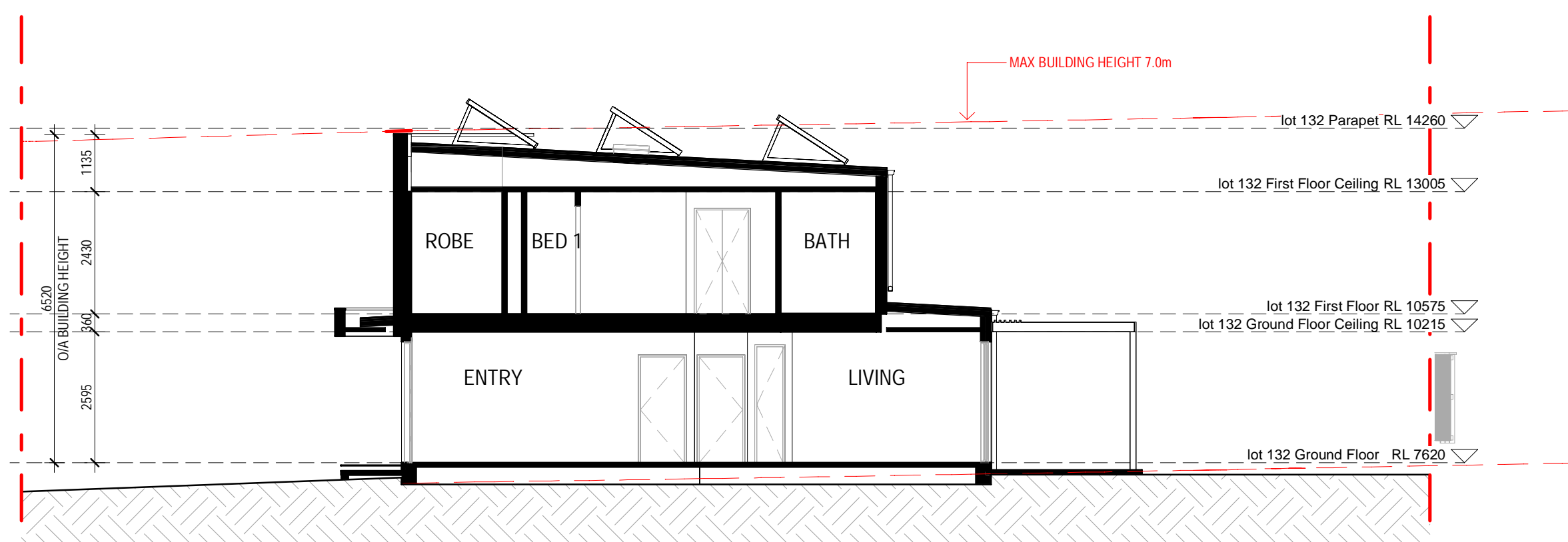




2 LOT 7A-112 SECTION



4 LOT 7A-122 SECTION



6 LOT 7A-132 SECTION

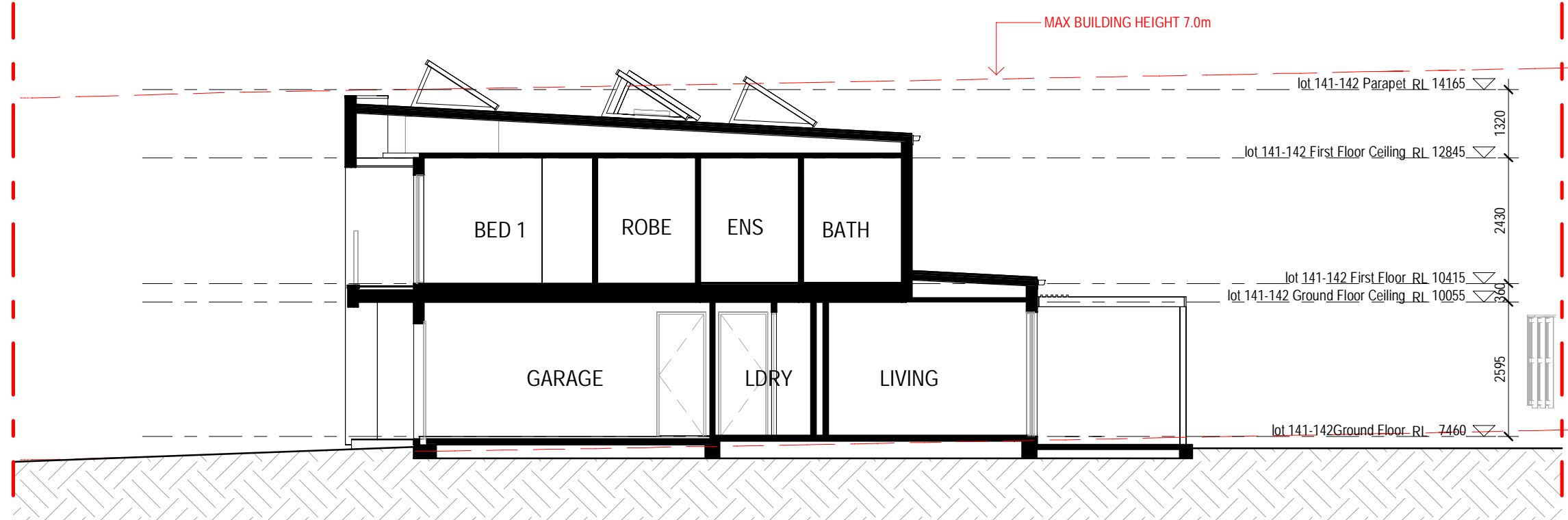




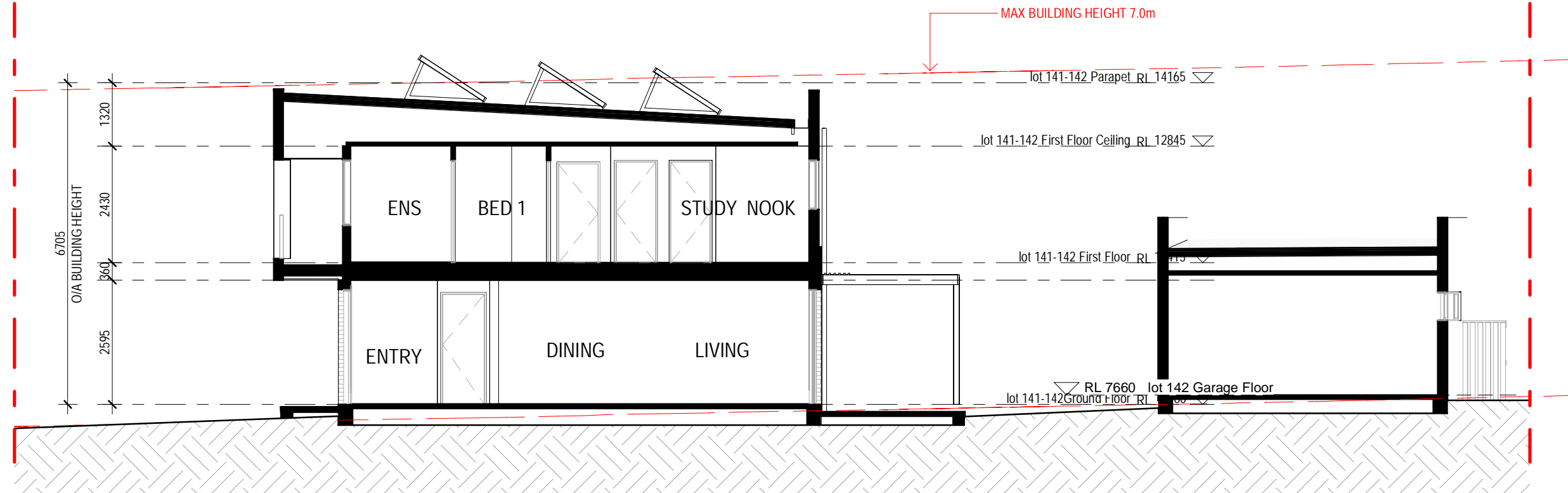
0mm 100mm 200mm 300mm

100mm

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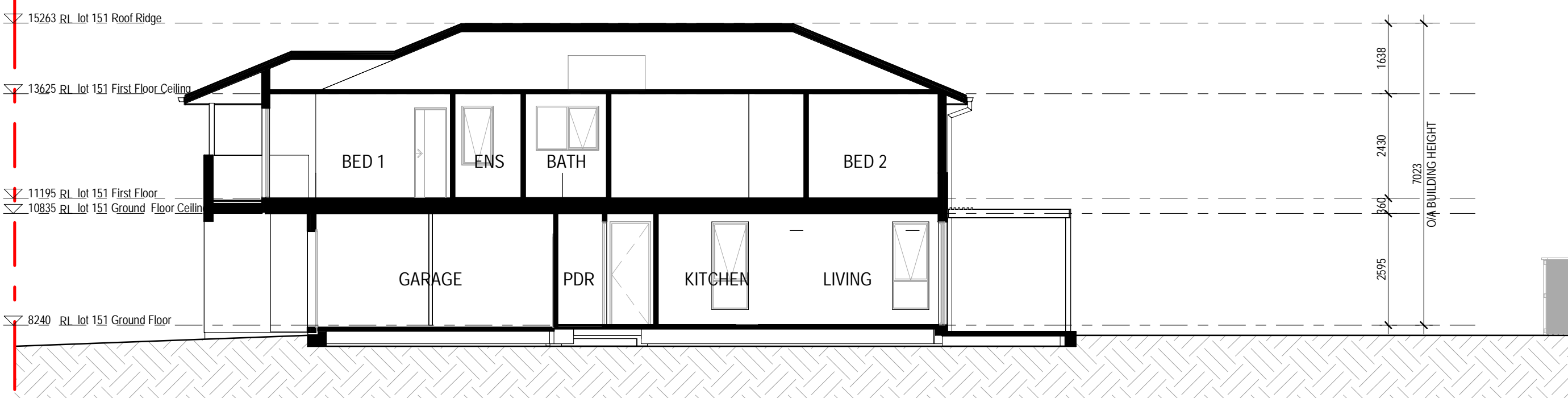


1 LOT 7A-141 SECTION

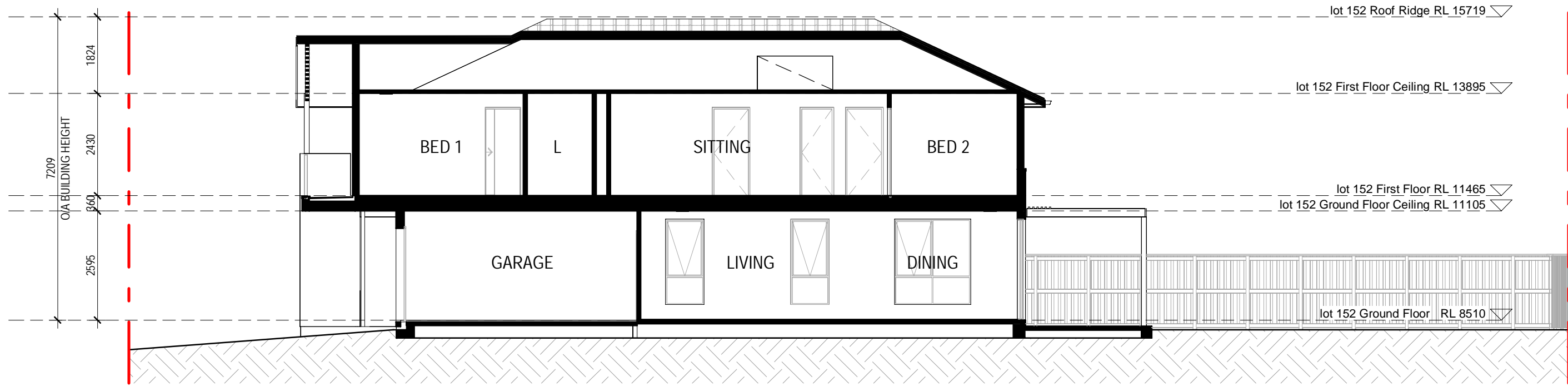


2 LOT 7A-142 SECTION

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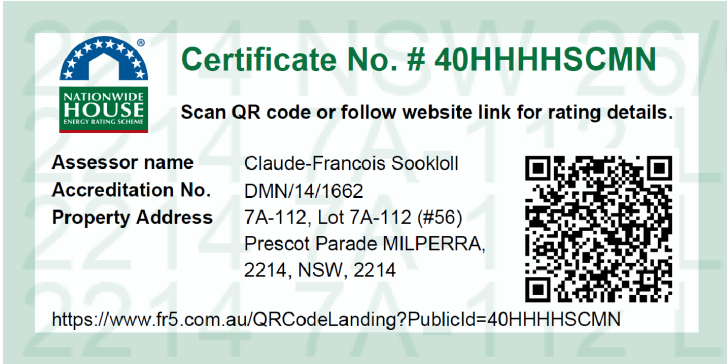
3 LOT 7A-151 SECTION



4 LOT 7A-152 SECTION

ELEVATION / SECTION LEGEND	
EXTERNAL FINISHES EXTENT OF FINISHES INDICATED ONLY. REFER TO FINISHES SCHEDULE	
WALL TYPE & FINISH	
FBW	FACE BRICKWORK
RBW	RENDERED BRICK WORK
RHP	RENDERED HERBEL PANEL
RBS-90	RENDERED RECESSED BRICK
LWS	RENDERED LIGHTWEIGHT SHEET CLADDING
LWC1	COVER BATTEN CLADDING
LWC2	LIGHTWEIGHT CLADDING - VERTICAL RIB TIMBER LOOK
LWC3	LIGHTWEIGHT CLADDING - VERTICAL SEAM
LWC4	ZINC FEATURE CLADDING
LWC5	TILE FEATURE CLADDING
DS	DRESSED STONE
ABBREVIATIONS	
BAL	BALUSTRADE - 1000mm HIGH MIN.
DEB	DROP EDGE BEAM TO ENGINEER'S DETAIL
DP	DOWN PIPE
DPS	DOWN PIPE & SPREADER
DP-100	DOWN PIPE 100 DIAMETER
EXHW	EXHAUST VENT TO WALL
EXHE	EXHAUST VENT TO EAVE
EXHR	EXHAUST VENT TO ROOF
FG	FINISHED GROUND LINE
GM	GAS METER
GD	GARAGE DOOR
BAL	BALUSTRADE
IMU	INSTANTANEOUS GAS HOT WATER UNIT
MB	METER BOX
MR	METAL ROOF - PITCH AS NOTED
NGL	NATURAL GROUND LINE
OIA FASCIA	OVERALL EAVE DIMENSION INCLUDING FASCIA
TP	TIMBER POST - SIZE AS NOTED
TP-120	TIMBER POST - 120x120mm
TR	TILED ROOF - PITCH AS NOTED
PS	PERGOLA TO DETAIL
VJ	VERTICAL JOINT
WCL	WALL MOUNTED CLOTHES LINE
PCD	PREMIER CONNECTION DEVICE
NBN	NATIONAL BROADBAND NETWORK

BALUSTRADE NOTES:	
INTERNAL STAIRS: BALUSTRADE HANDRAIL TO BE CONTINUOUS ON FLIGHT IN ACCORDANCE WITH BCA REQUIREMENT.	
EXTERNAL BALUSTRADES: ALL HANDRAILS & BALUSTRADES TO BE INSTALLED AT HEIGHTS IN ACCORDANCE WITH NCC AND RELEVANT AUSTRALIAN STANDARDS	
WINDOW NOTE: WINDOW FRAMES, GLAZING & ASSOCIATED MATERIAL SHOULD BE TO MANUFACTURERS SPECIFICATIONS. MANUFACTURER TO CERTIFY DESIGN COMPLIANCE WITH NCC & APPLICABLE AUSTRALIAN STANDARDS. REFER TO EXTERNAL FINISHES SCHEDULE FOR COLOUR SELECTION. OPENING RESTRICTORS FITTED. THESE RESTRICTORS SHALL LIMIT THE OPENING TO 1250MM MAX.	
ALL DOORS AND WINDOWS TO COMPLY WITH AS 3959 - 2018 - CONSTRUCTION STANDARDS FOR BUILDINGS IN BUSHFIRE PRONE AREAS.	



28.02.25  
31.01.25  
date

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rev

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ISSUE FOR BASX ASSESSMENT

amendment

**MIRVAC DESIGN**  
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<http://www.mirvacdesign.com/nominated-architects>

client:  
**mirvac**

project:  
**RIVERLANDS - MILPERRA**  
56 Prescot Parade, Milperra NSW 2214  
stage: 01  
site: 7A

title:  
**SECTIONS**

job no: MB-10245  
drawing no: 272

date: 28.02.25

scale @ A1: 1 : 100

rev: B

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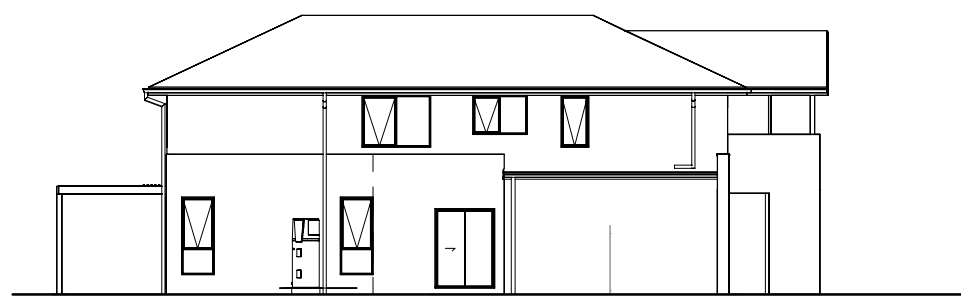
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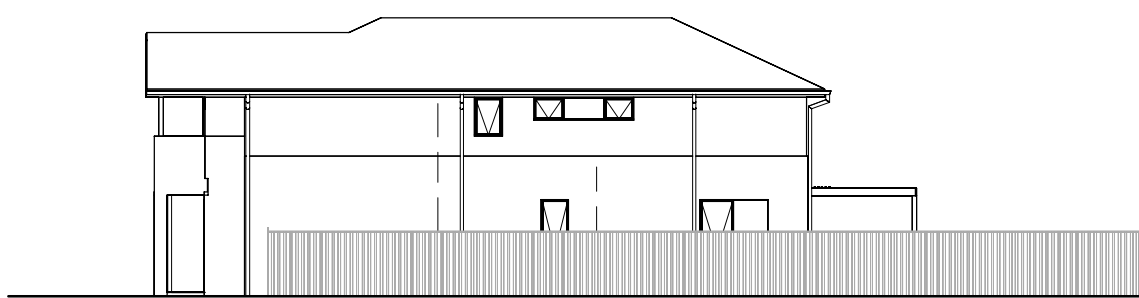
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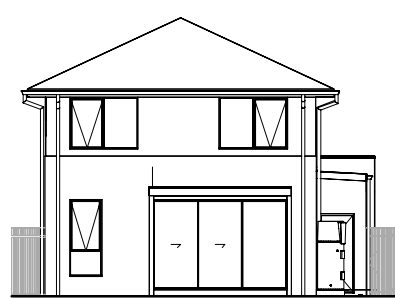
1 LOT 7A-081 FRONT ELEVATION



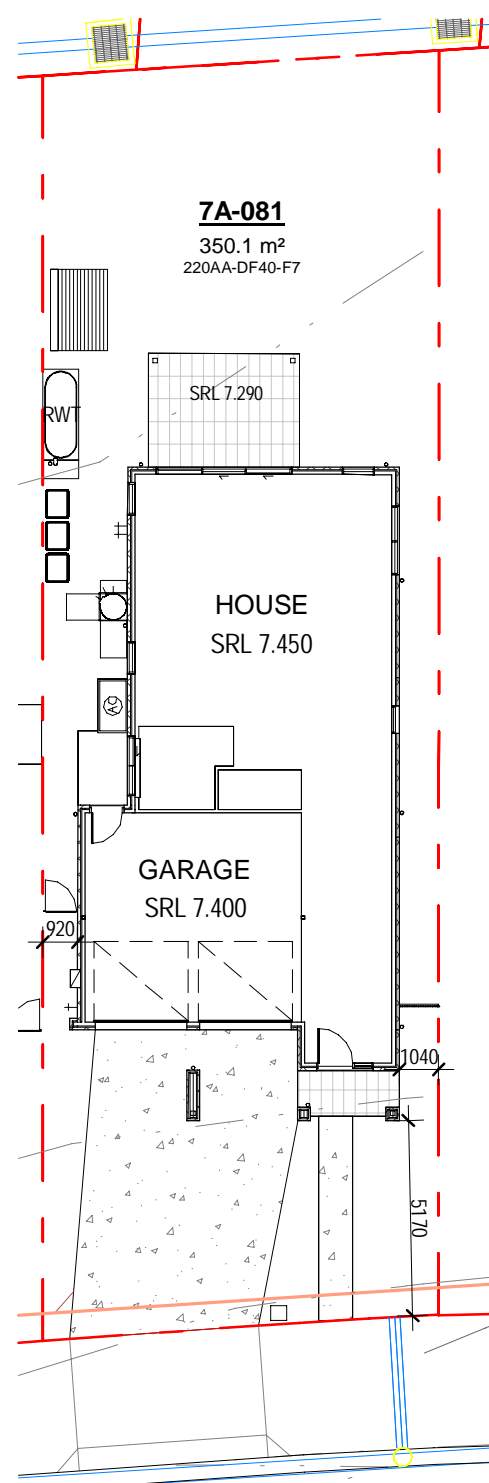
2 LOT 7A-081 SIDE ELEVATION



3 LOT 7A-081 SIDE ELEVATION



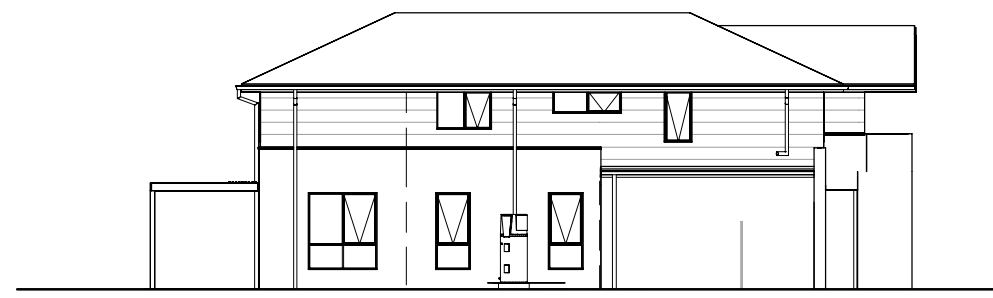
4 LOT 7A-081 REAR ELEVATION



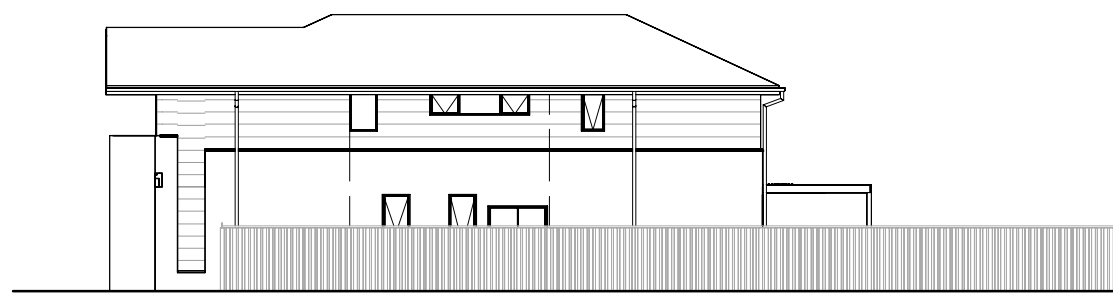
5 LOT 7A-081 NOTIFICATION PLAN



6 LOT 7A-082 FRONT ELEVATION



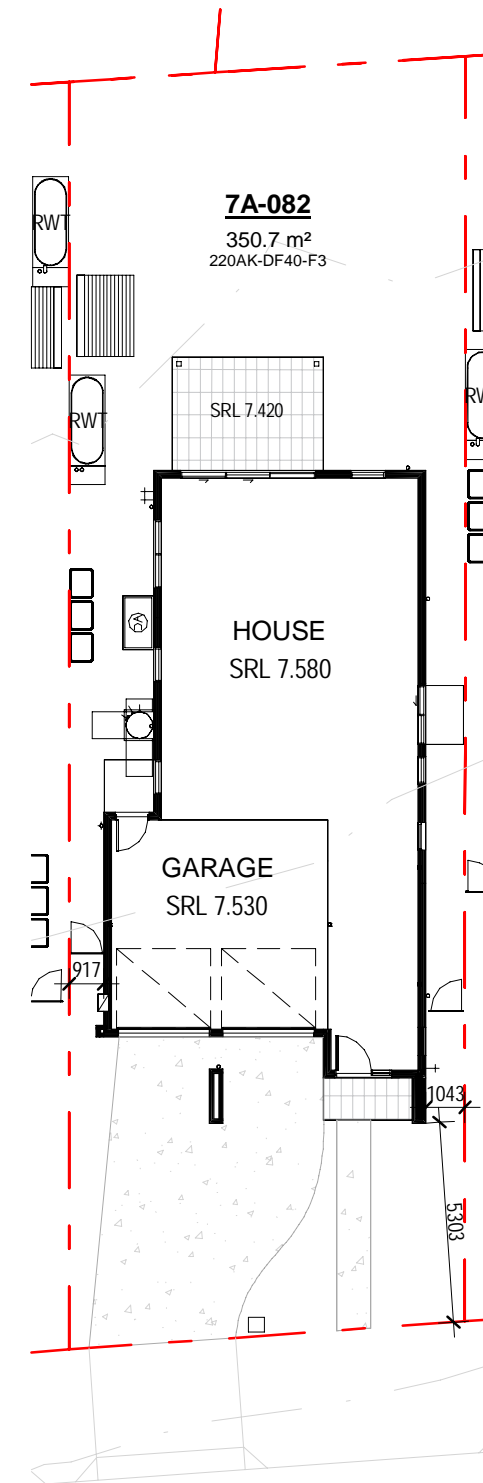
7 LOT 7A-082 SIDE ELEVATION



8 LOT 7A-082 SIDE ELEVATION



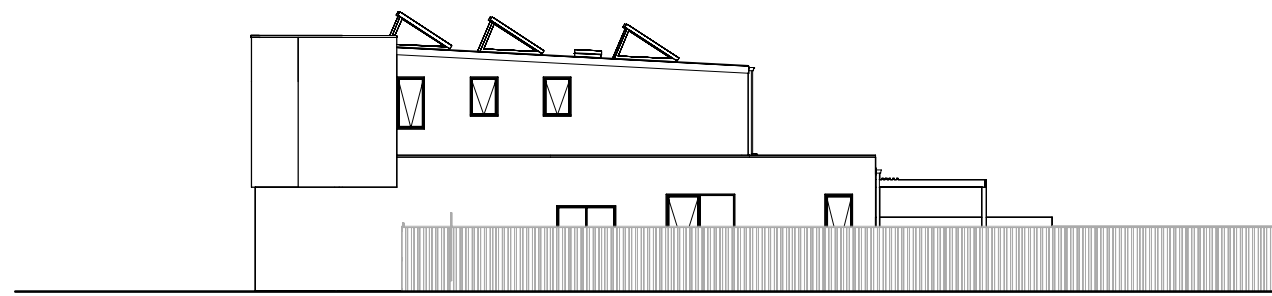
9 LOT 7A-082 REAR ELEVATION



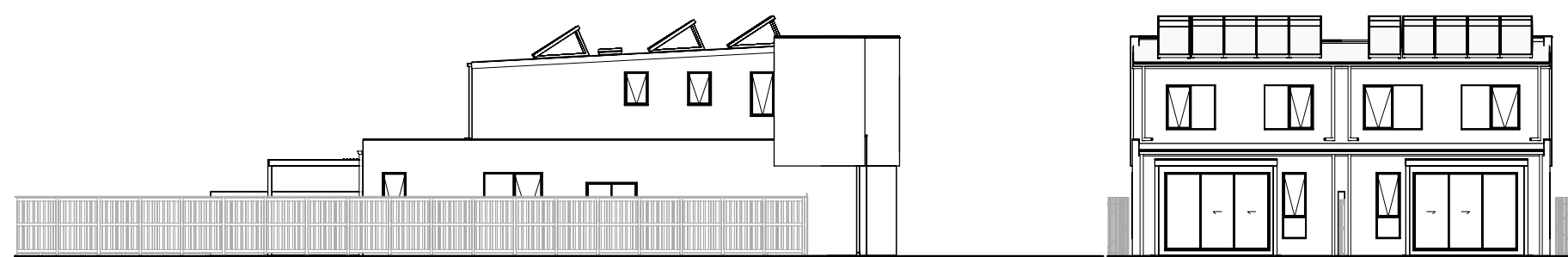
10 LOT 7A-082 NOTIFICATION PLAN



11 LOT 7A-091-092 REAR ELEVATION



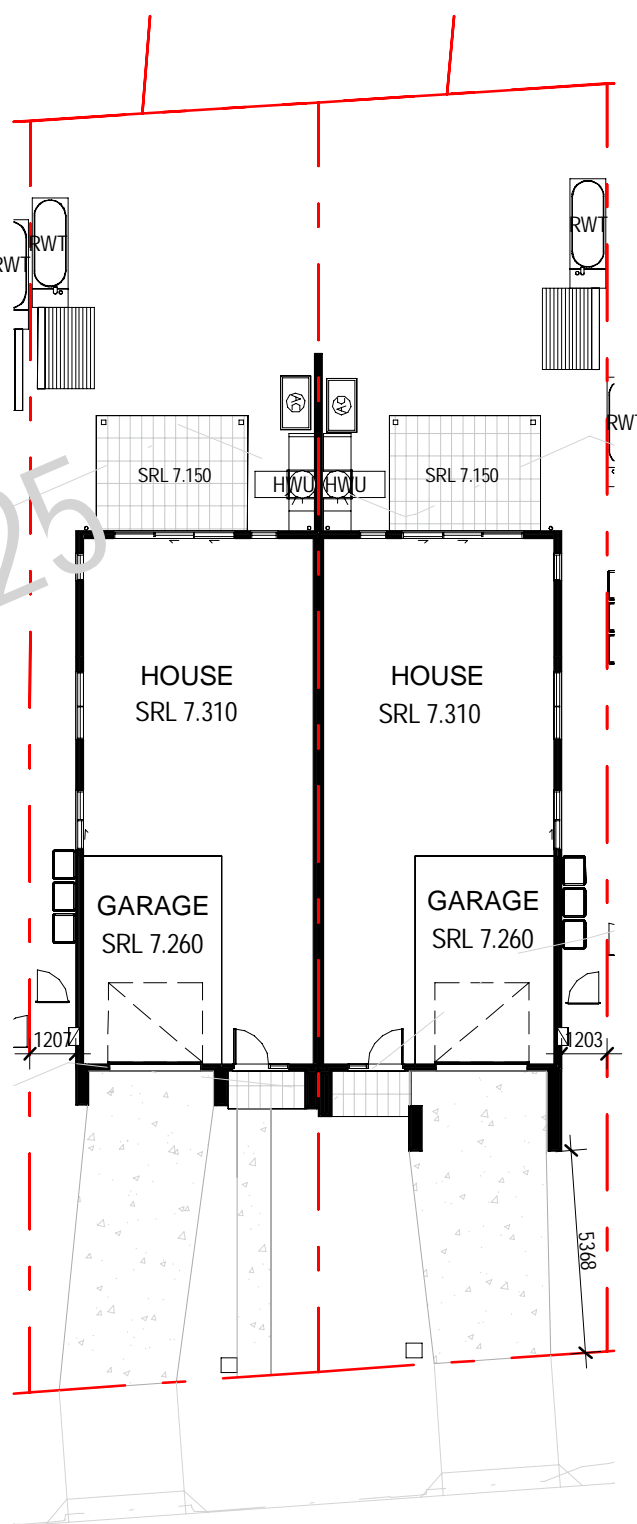
12 LOT 7A-091 SIDE ELEVATION



13 LOT 7A-092 SIDE ELEVATION



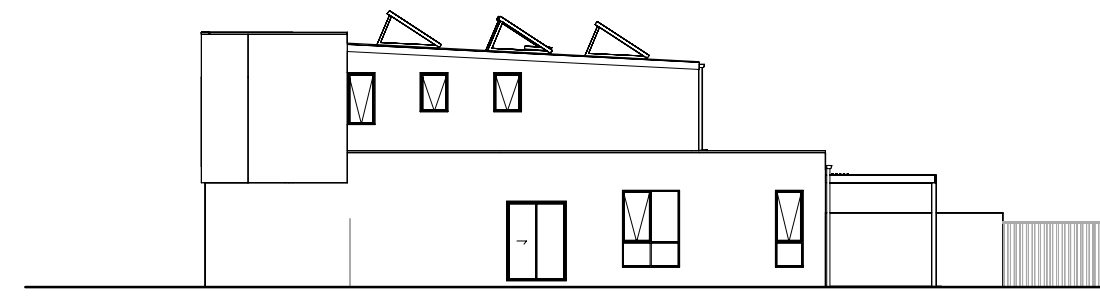
14 LOT 7A-091-092 FRONT ELEVATION



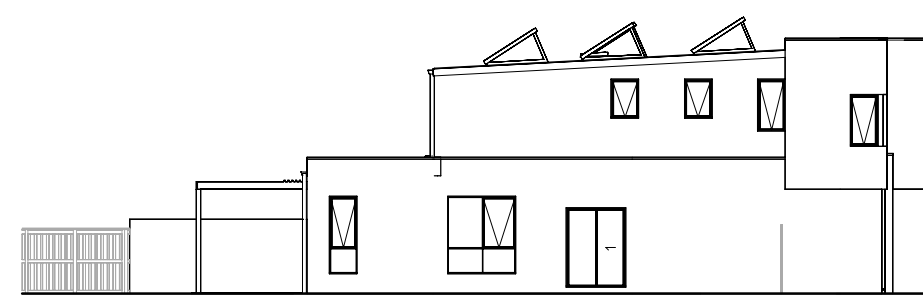
15 LOT 7A-091-092 NOTIFICATION PLAN



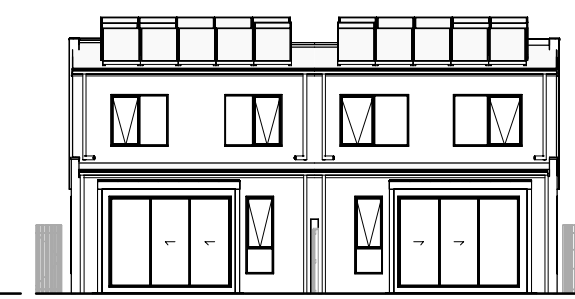
16 LOT 7A-101-102 FRONT ELEVATION



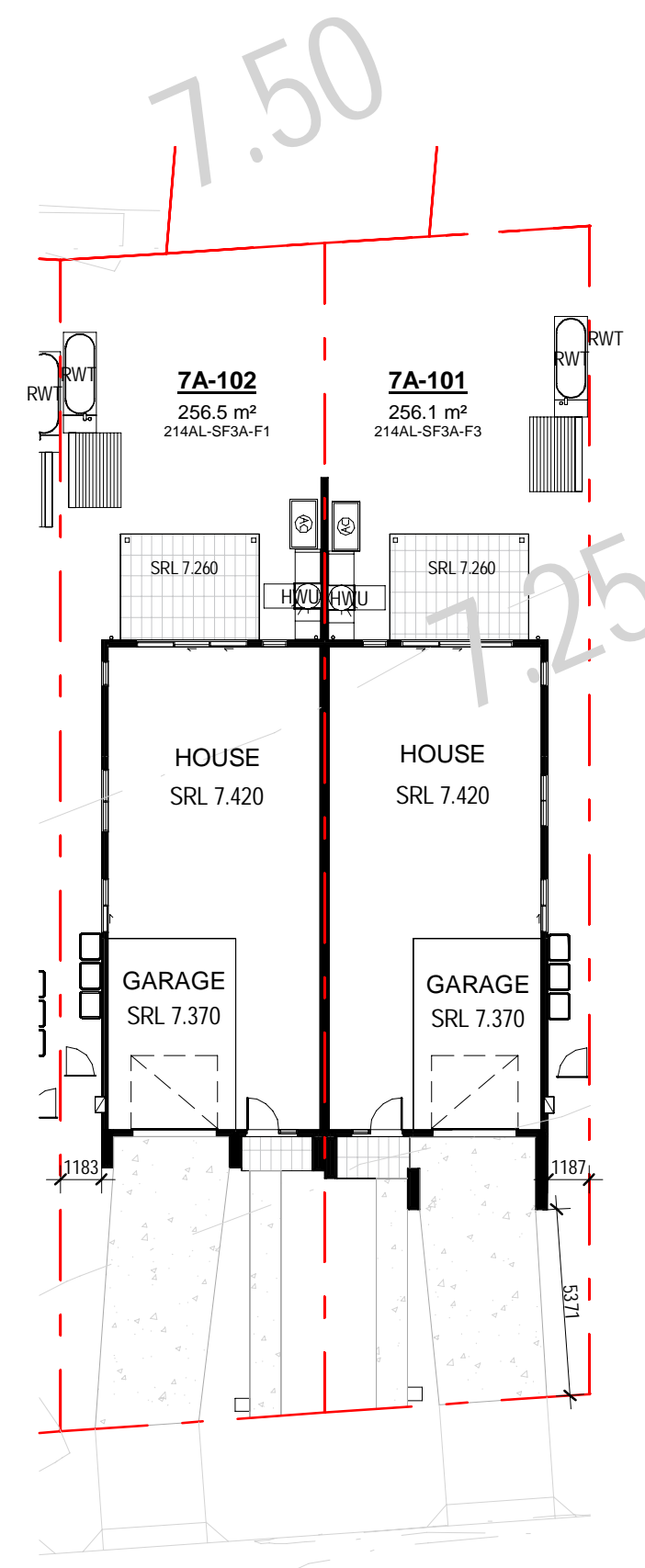
17 LOT 7A-101 SIDE ELEVATION



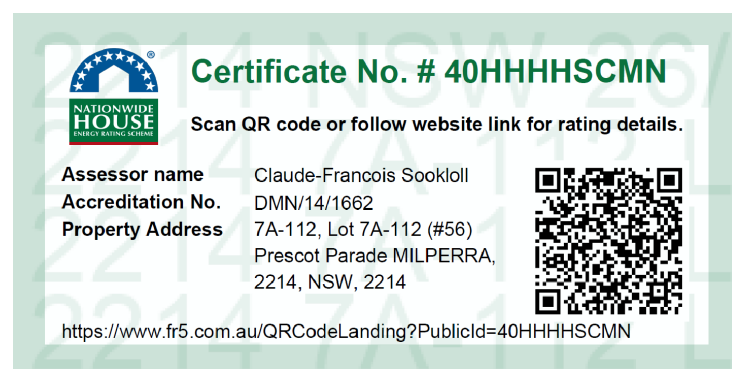
18 LOT 7A-102 SIDE ELEVATION



19 LOT 7A-101-102 REAR ELEVATION



20 LOT 7A-101-102 NOTIFICATION PLAN



28.02.25  
31.01.25  
date

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A  
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ISSUE FOR BASIX ASSESSMENT

amendment

**MIRVAC DESIGN**  
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Mirvac Design Pty Ltd  
1800 76 00 00  
Mirvac Design is a member of the Mirvac Group  
Mirvac Design is a member of the Mirvac Group  
Mirvac Design is a member of the Mirvac Group

client  
**mirvac**

project:  
**RIVERLANDS - MILPERRA**  
56 Prescot Parade, Milperra NSW 2214  
stage: 01  
site: 7A

title:  
**NEIGHBOURING NOTIFICATION PLANS**

job no: MB-10245  
drawing no: 290

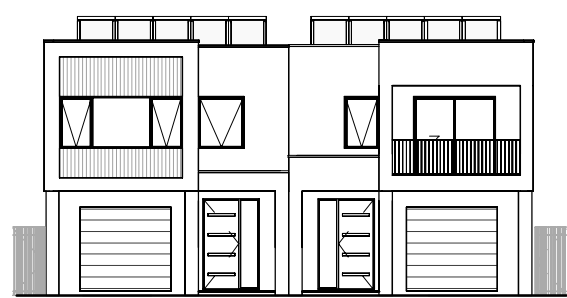
date: 28.02.25

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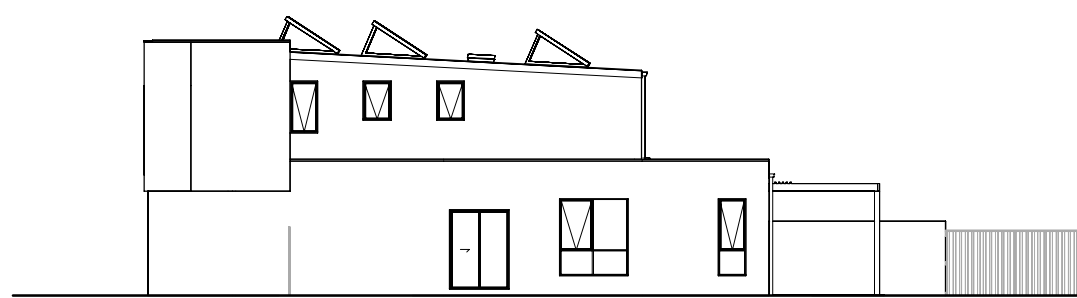
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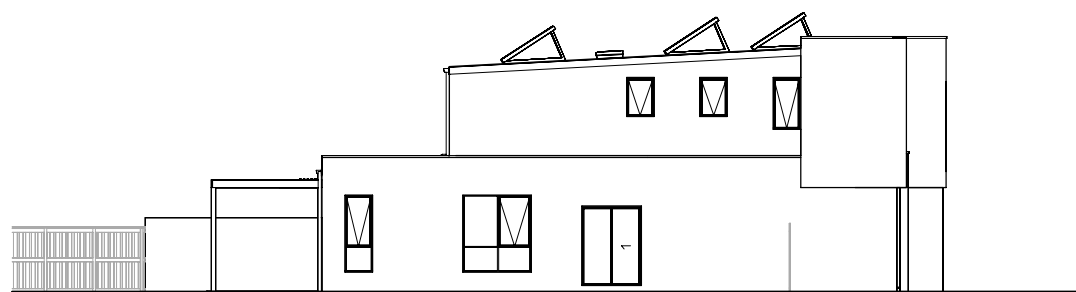




1 LOT 7A-111-112 FRONT ELEVATION



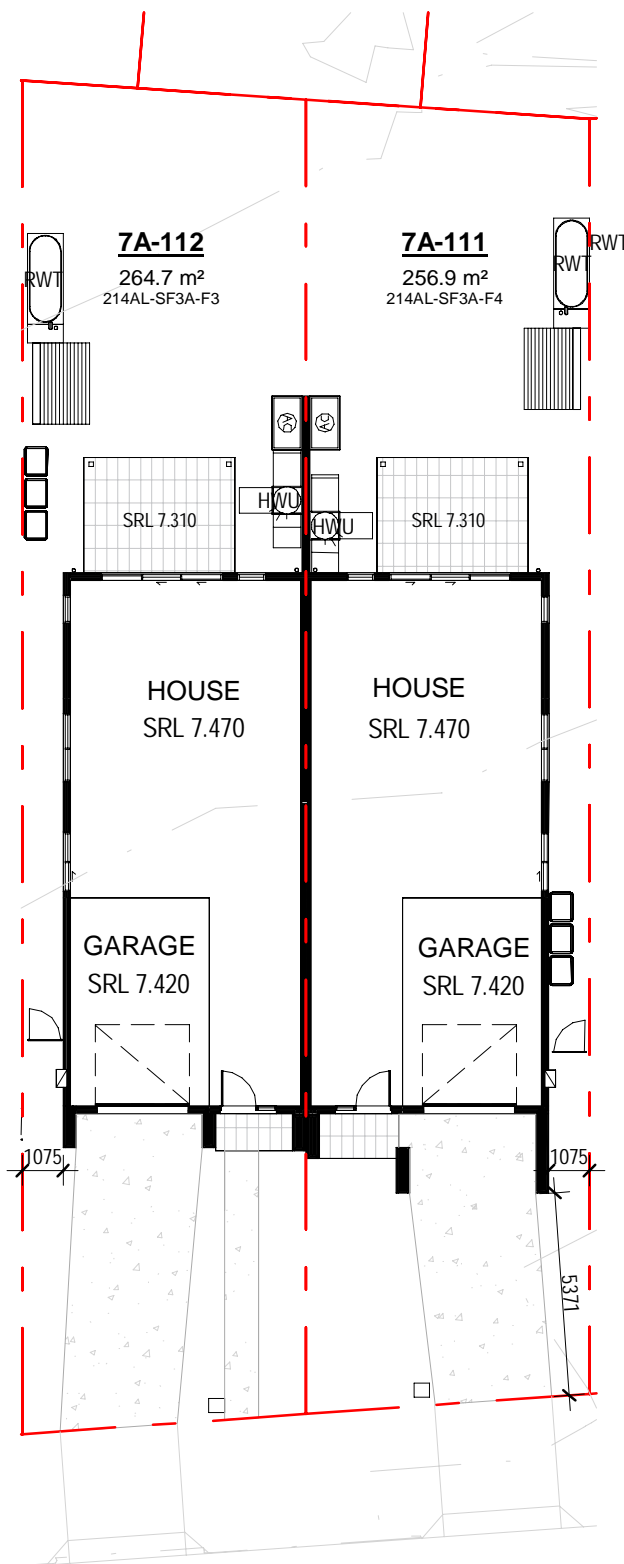
2 LOT 7A-111 SIDE ELEVATION



3 LOT 7A-112 SIDE ELEVATION



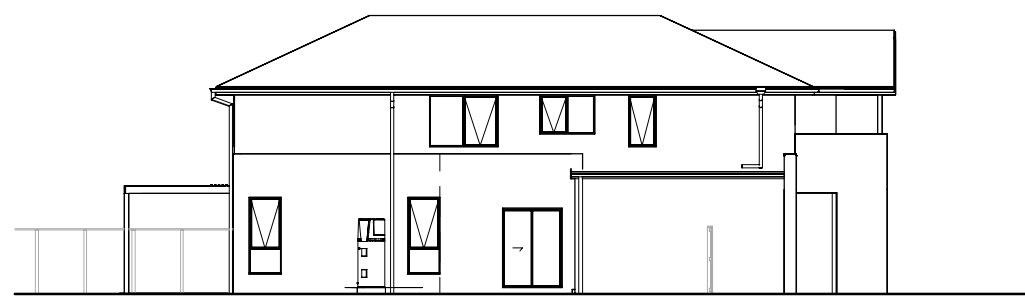
4 LOT 7A-111-112 REAR ELEVATION



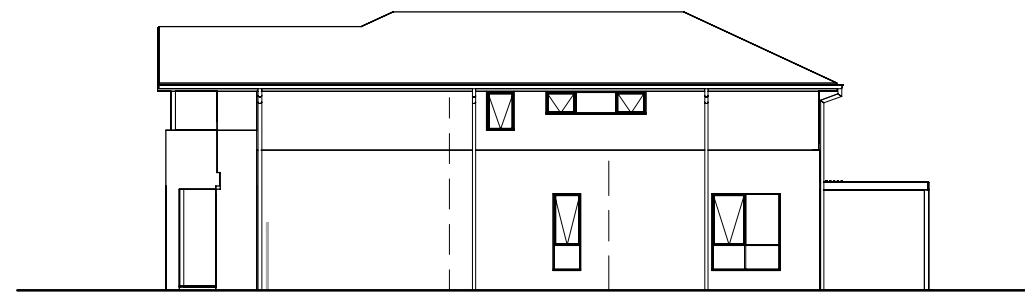
5 LOT 7A-111-112 NOTIFICATION PLAN



6 LOT 7A-121 FRONT ELEVATION



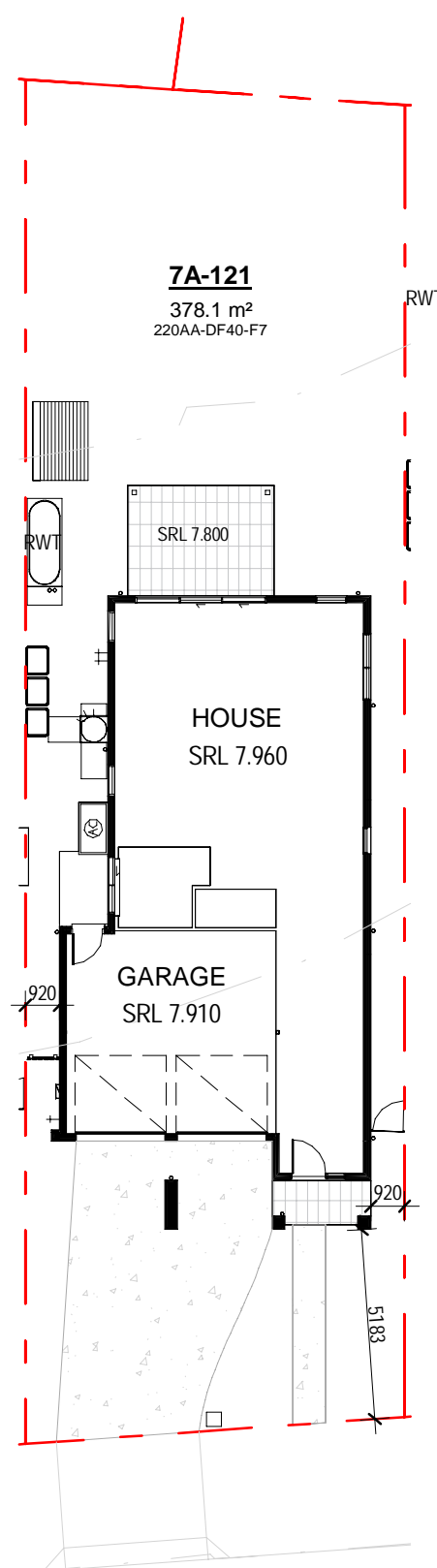
7 LOT 7A-121 SIDE ELEVATION



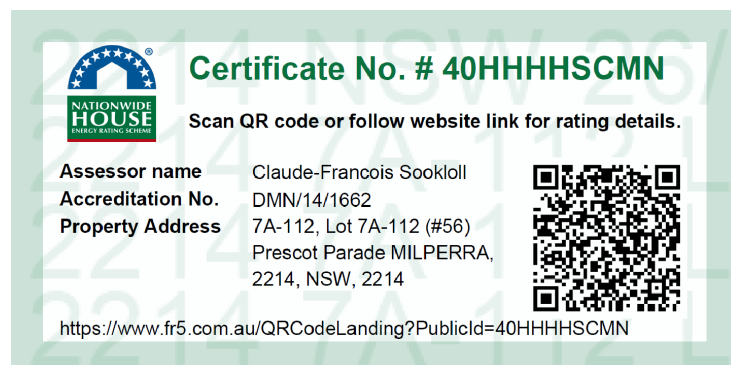
8 LOT 7A-121 SIDE ELEVATION



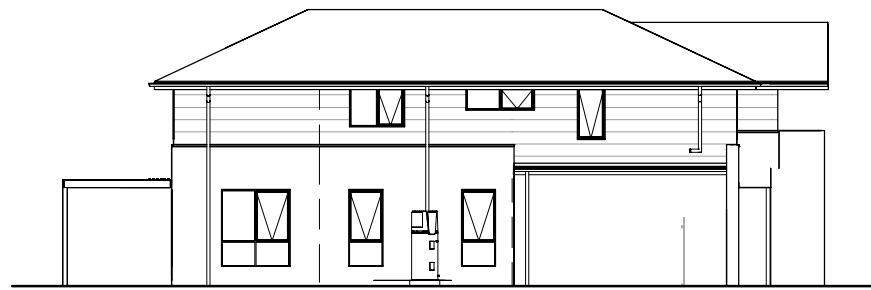
9 LOT 7A-121 REAR ELEVATION



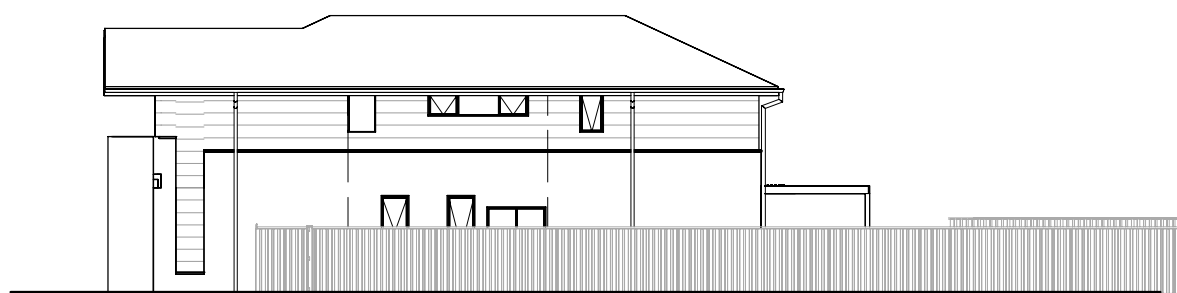
10 LOT 7A-121 NOTIFICATION PLAN



11 LOT 7A-122 FRONT ELEVATION



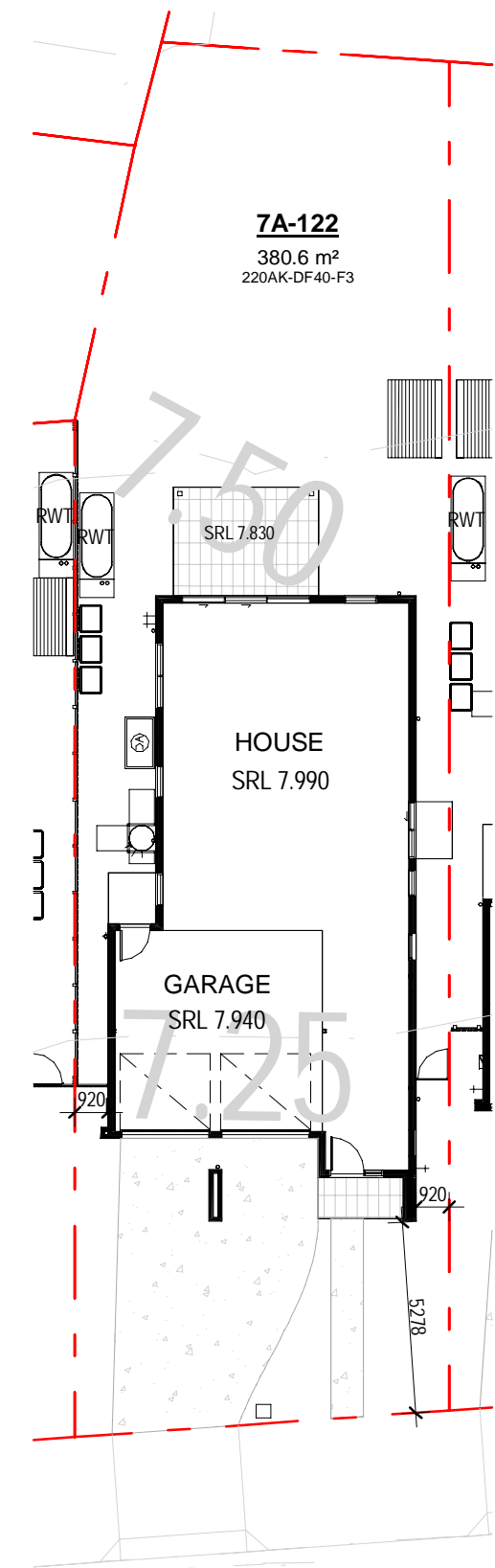
12 LOT 7A-122 SIDE ELEVATION



13 LOT 7A-122 SIDE ELEVATION



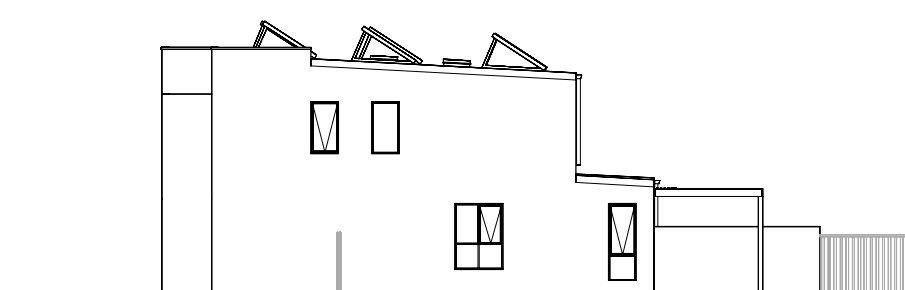
14 LOT 7A-122 REAR ELEVATION



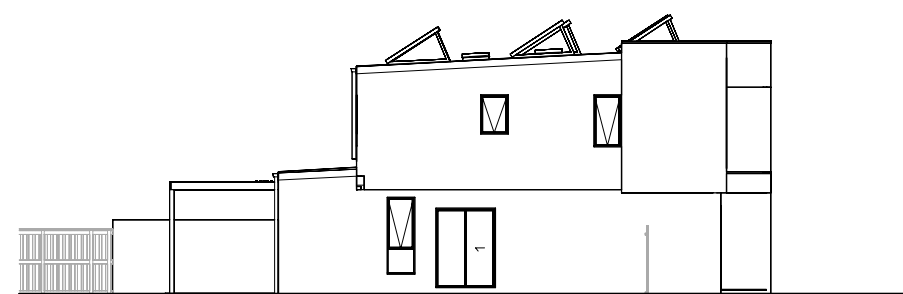
15 LOT 7A-122 NOTIFICATION PLAN



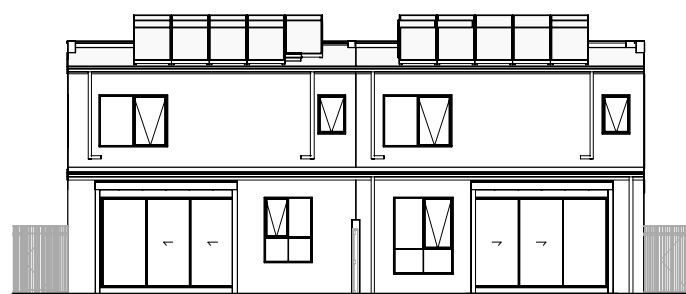
16 LOT 7A-131-132 FRONT ELEVATION



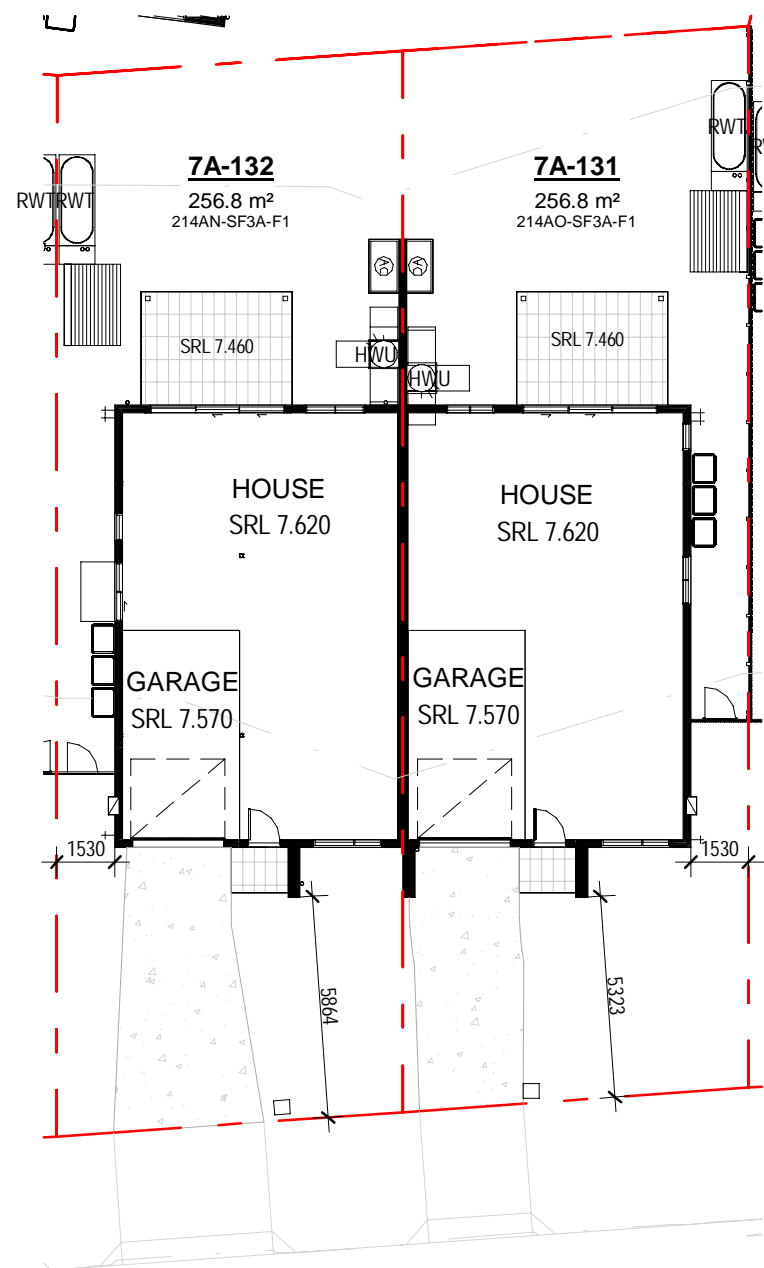
17 LOT 7A-131 SIDE ELEVATION



18 LOT 7A-132 SIDE ELEVATION

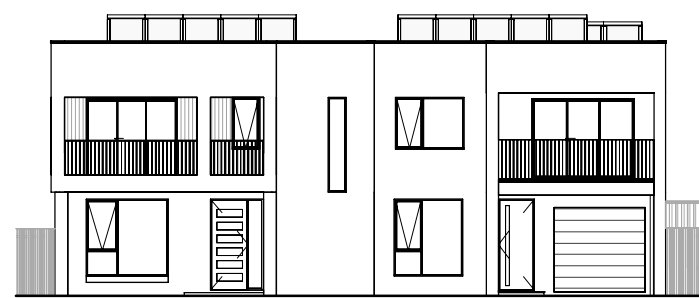


20 LOT 7A-131-132 REAR ELEVATION

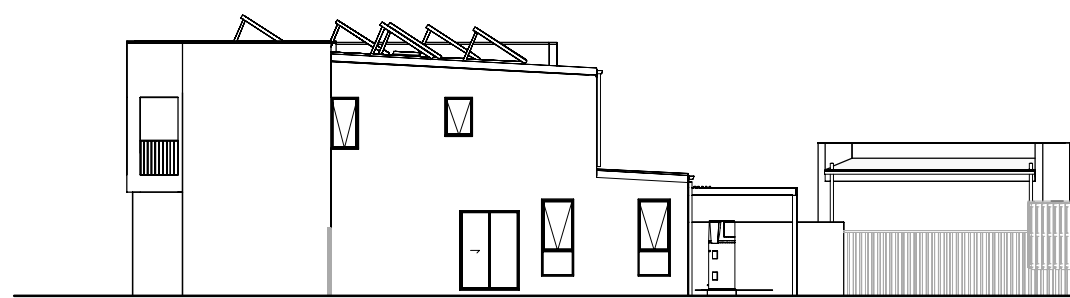


19 LOT 7A-131-132 NOTIFICATION PLAN

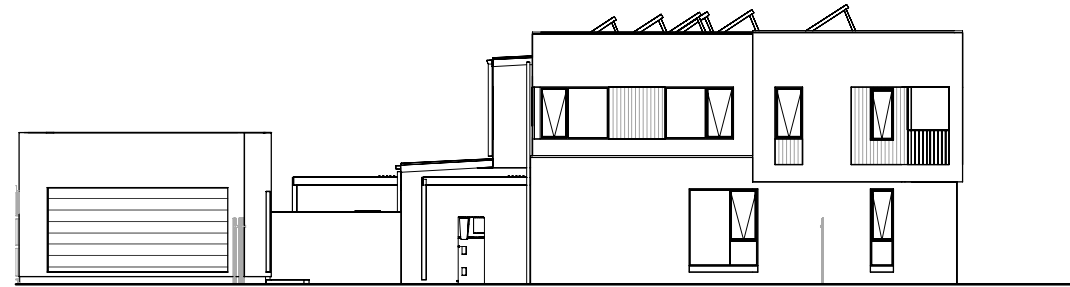




1 DA LOT 142-141 FRONT ELEVATION-



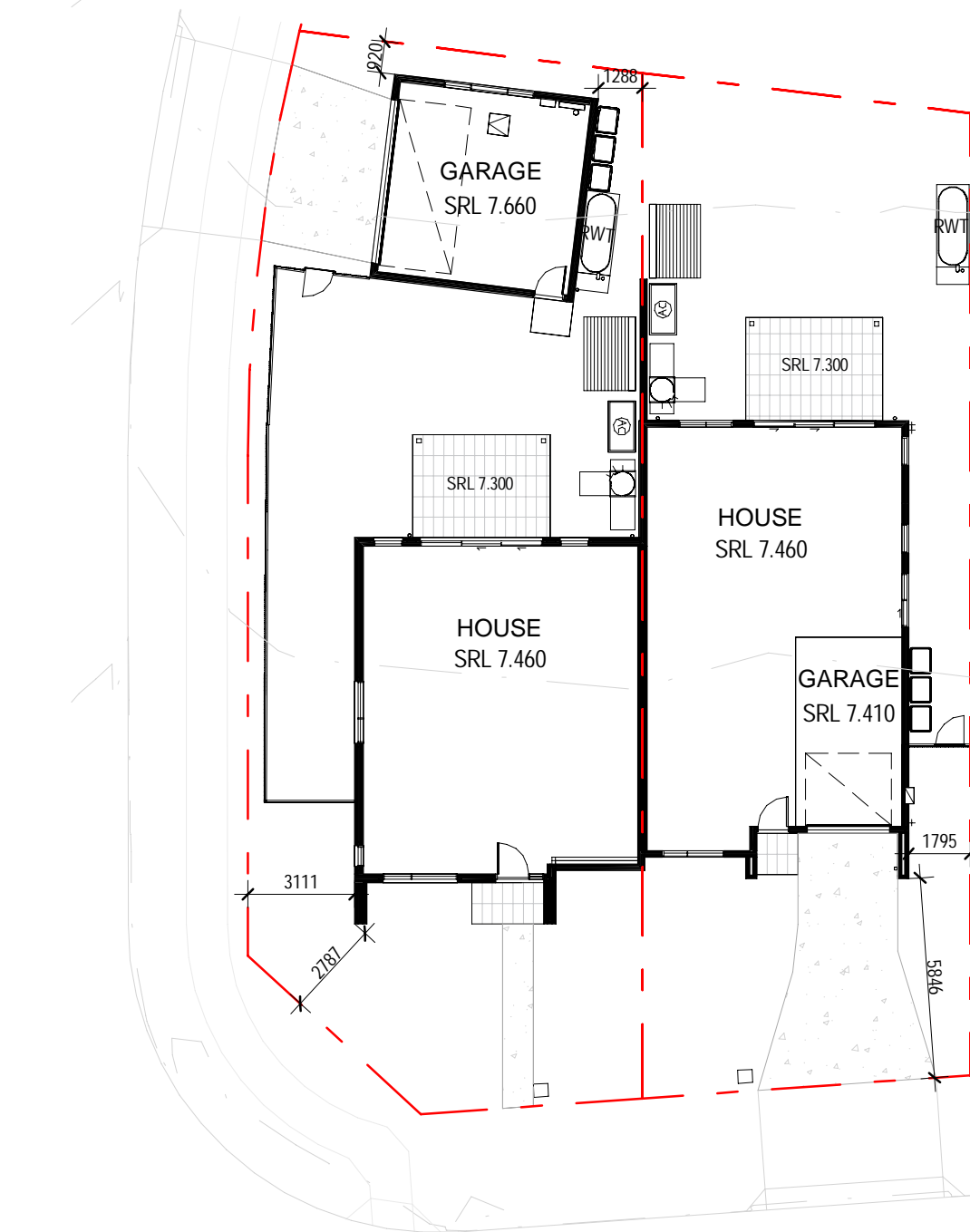
2 DA LOT 141 SIDE ELEVATION-



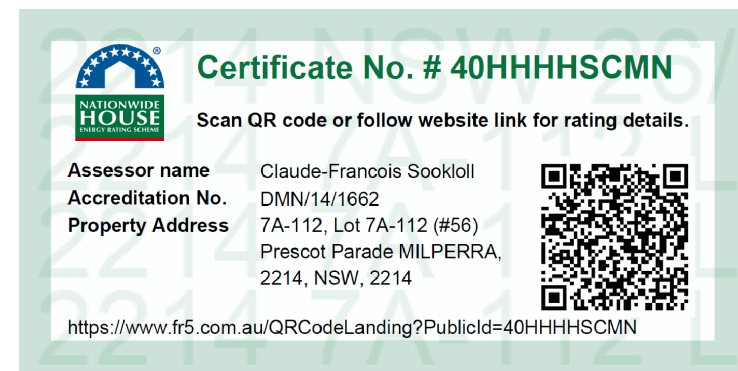
3 DA LOT 142 SIDE ELVATION-



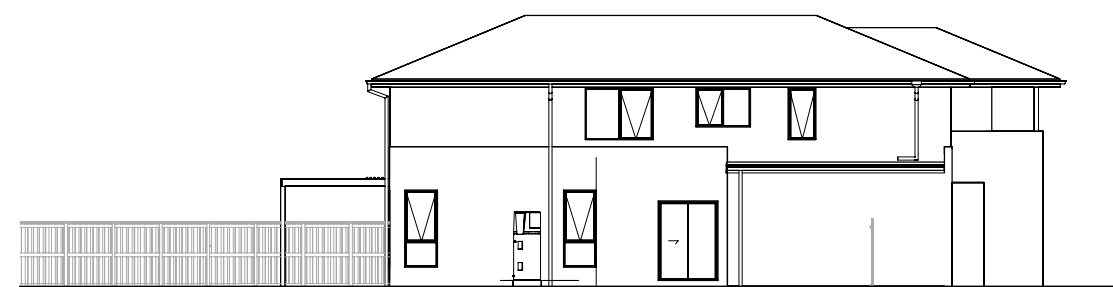
4 DA LOT 142-141 REAR ELEVATION-



5 LOT 7A-141-142 NOTIFICATION PLAN



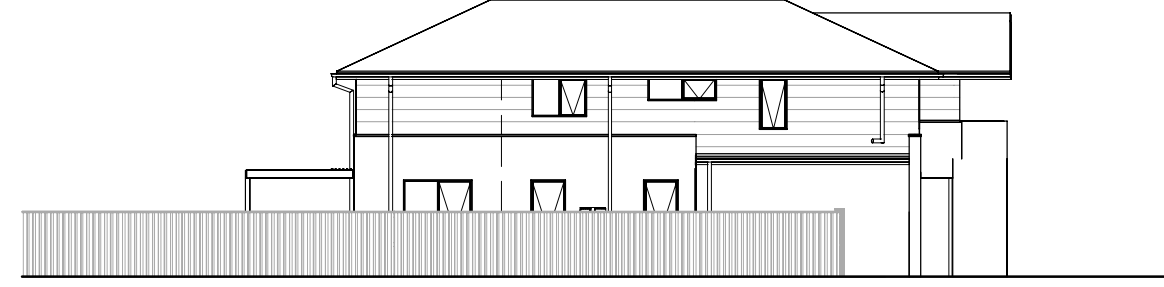
6 DA LOT 151 FRONT ELEVATION



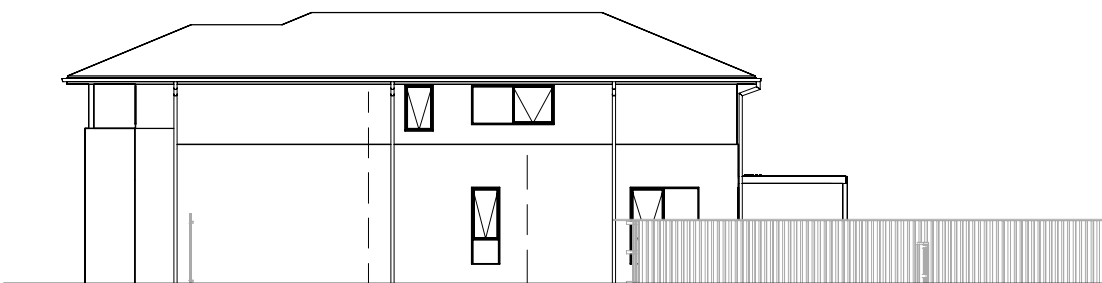
7 DA LOT 151 SIDE A ELEVATION



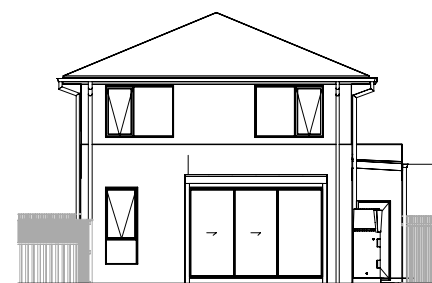
11 DA LOT 152 FRONT ELEVATION-



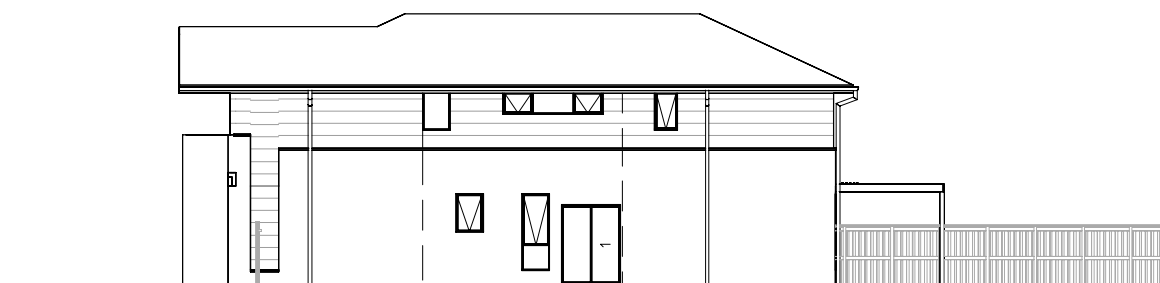
12 DA LOT 152 SIDE A ELEVATION-



8 DA LOT 151 SIDE B ELEVATION



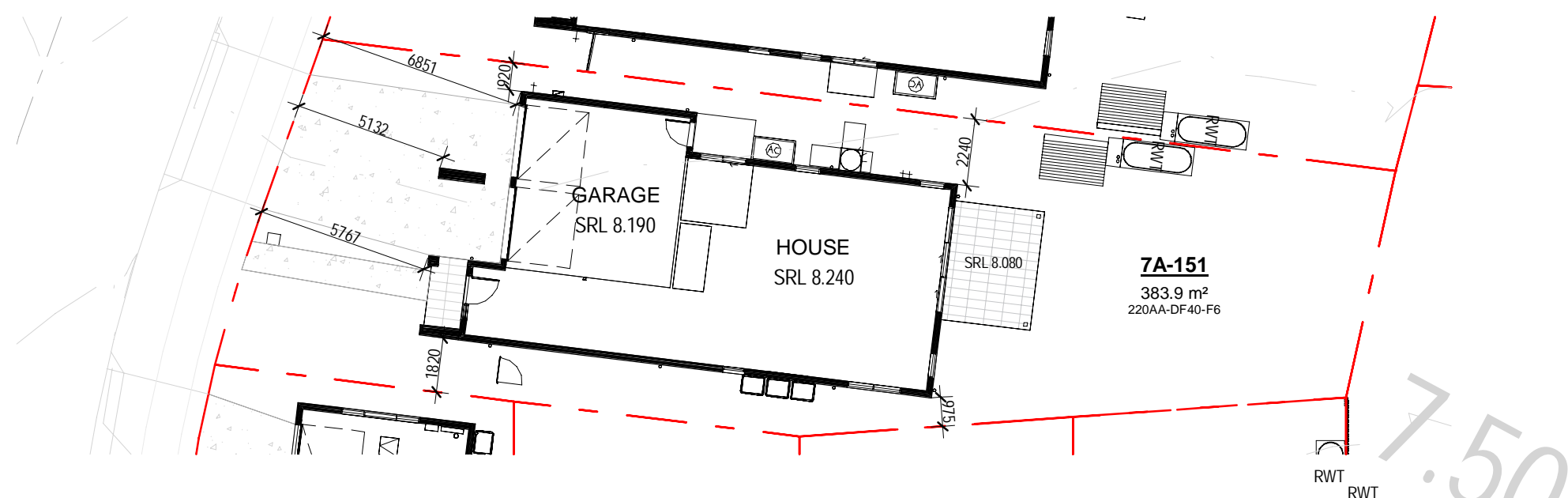
9 DA LOT 151 REAR LEVATION



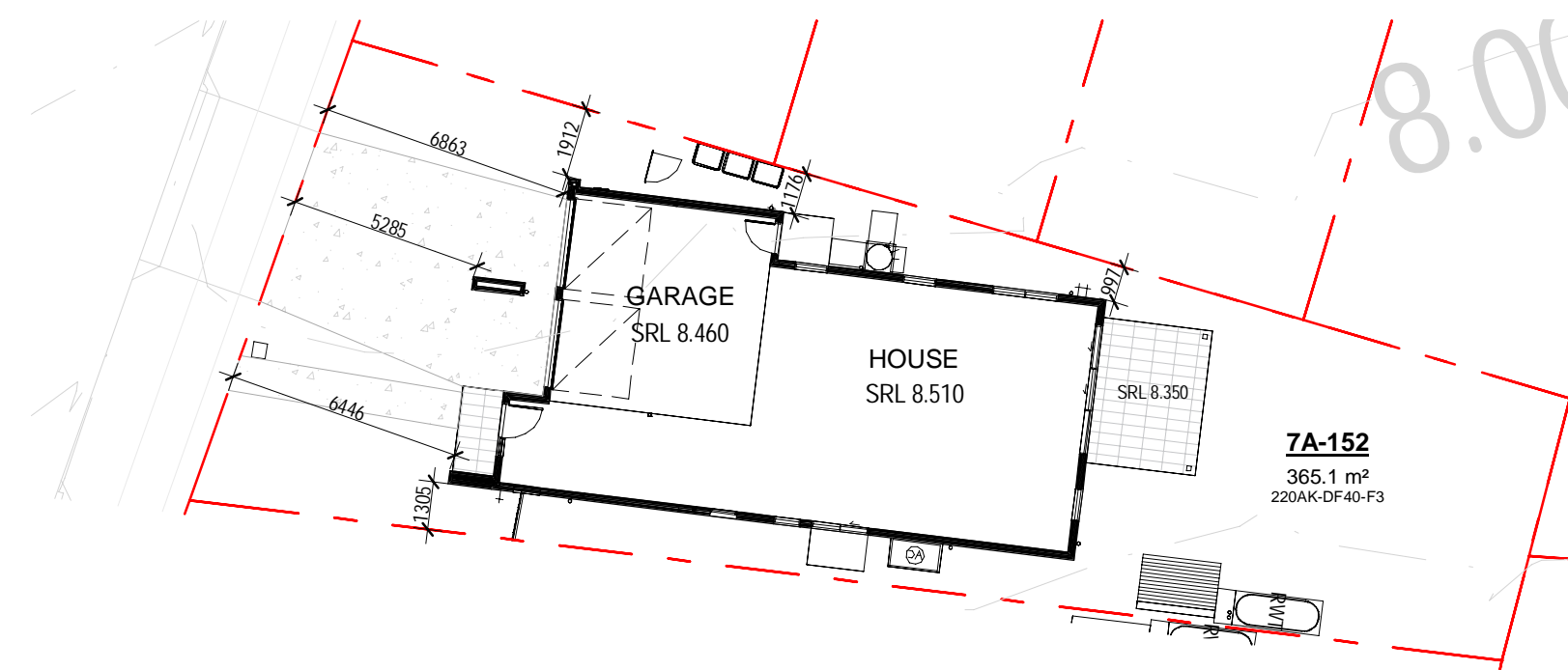
13 DA LOT 152 SIDE B ELEVATION-



14 DA LOT 152 REAR ELEVATION -



10 LOT 7A-151 NOTIFICATION PLAN



11 LOT 7A-152 NOTIFICATION PLAN



0mm

100mm

200mm

300mm

SHADOW LEGEND

SHADOW

THREE STOREY BUILDING

TWO STOREY BUILDING

SINGLE STOREY BUILDING

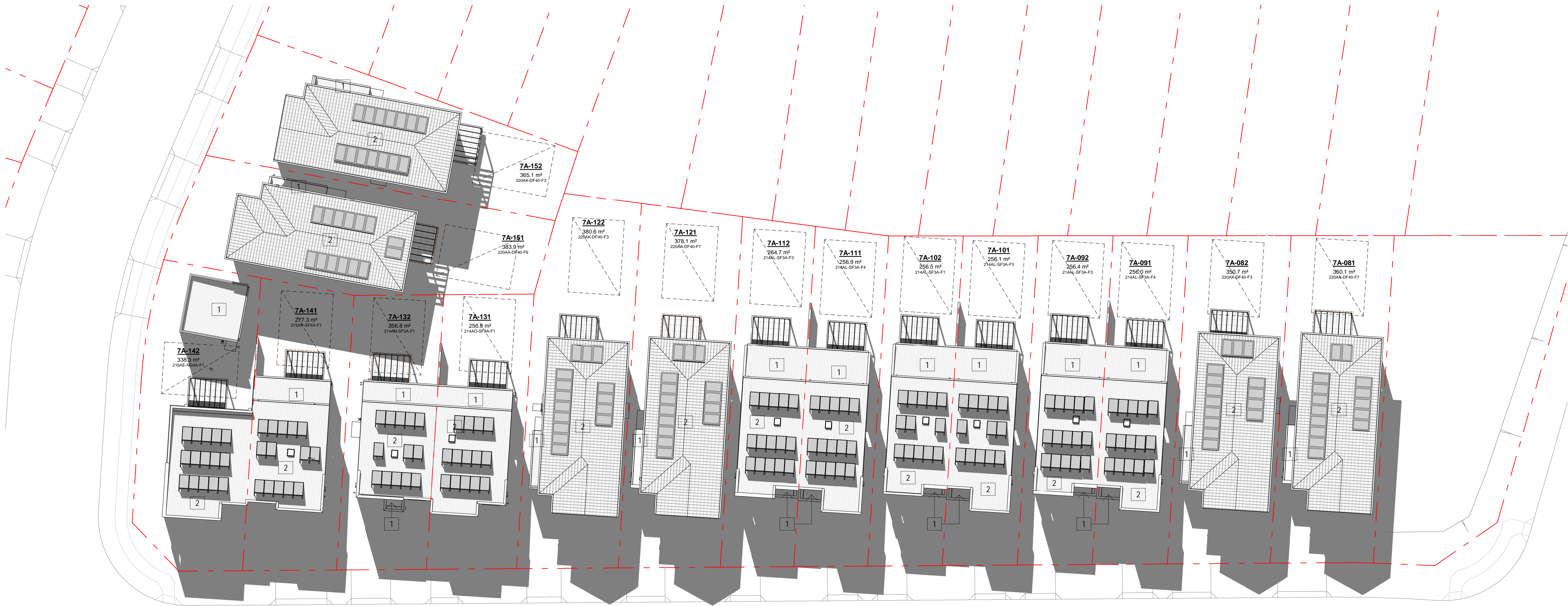
SOLAR PANELS - LOCATION SHOWN INDICATIVELY

40m<sup>2</sup> MINIMUM REQUIRED SUNLIGHT ACCESS

100mm

200mm

300mm



1 SHADOW DIAGRAM 9AM

Certificate No. # 40HHHSCMN

Scan QR code or follow website link for rating details.

Assessor name  
Accreditation No.  
Property Address

Claude Francois Sookkoll  
DMN/14/1662  
7A-112, Lot 7A-112 (#56)  
Prescot Parade MILPERRA,  
2214, NSW, 2214

<https://www.frs.com.au/QRCodeLanding?PublicId=40HHHSCMN>

28.02.25  
31.01.25  
date

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ISSUE FOR DA SUBMISSION  
ISSUE FOR BASK ASSESSMENT

amendment

MIRVAC DESIGN

Level 28, 208 George St  
Sydney NSW 2000  
Tel: 02 9460 8800

Mirvac Design Pty Ltd  
ABN 76 001 59 153

Mirvac Design Nominees / Responsible Architects:  
Asha Verma, Michael Weller, David Hing, Andrew La  
[http://www.mirvacdesign.com/nominated\\_architects](http://www.mirvacdesign.com/nominated_architects)

client

project:  
**RIVERLANDS - MILPERRA**  
56 Prescot Parade, Milperra NSW 2214  
stage: 01  
site: 7A

title:  
**SHADOW PLAN 22 SEPT - 9AM**

job no: MB-10245  
drawing no: 401

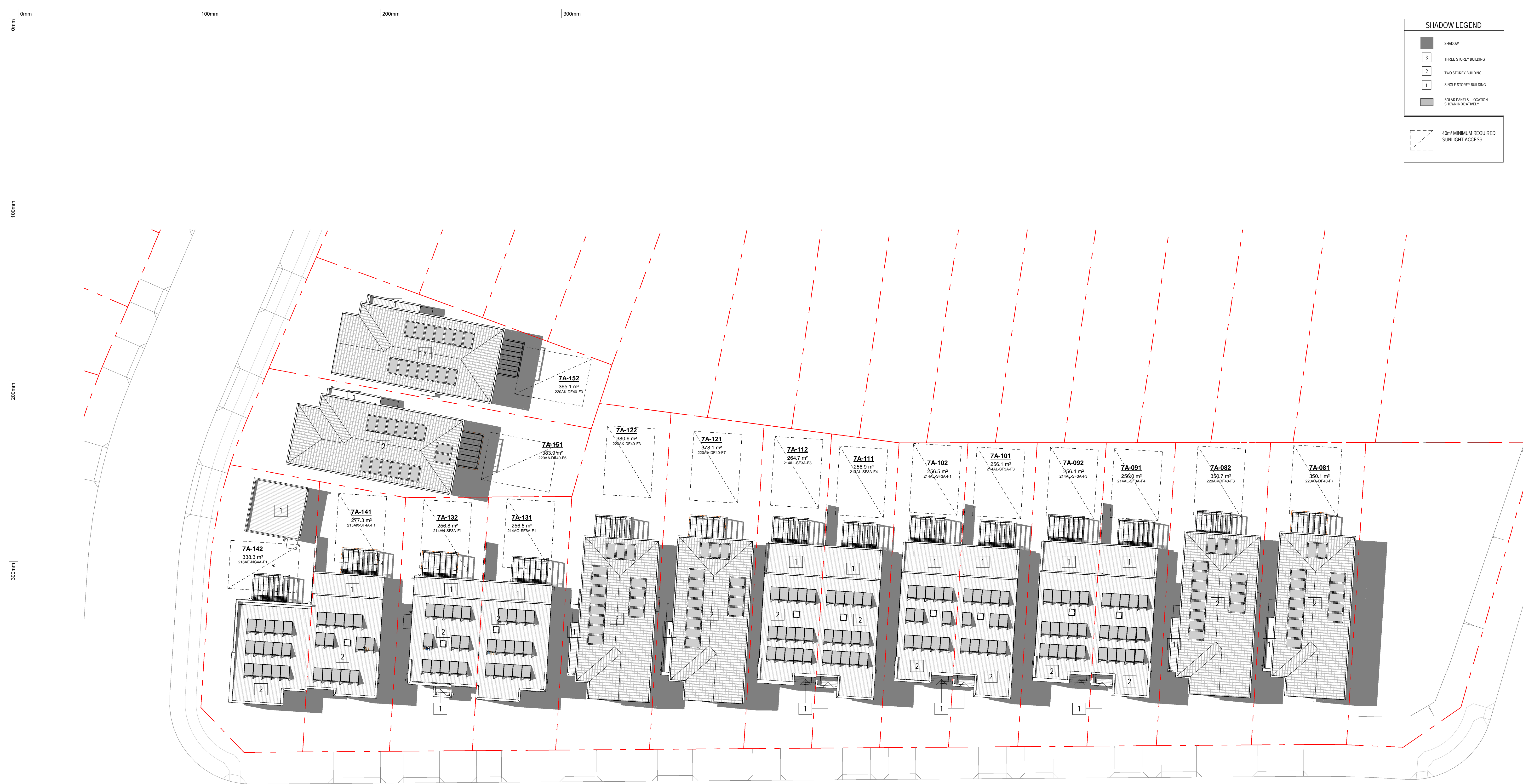
date: 28.02.25

scale @ A1: As indicated

rev. B

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SHADOW LEGEND

SHADOW

THREE STOREY BUILDING


TWO STOREY BUILDING

SINGLE STOREY BUILDING

SOLAR PANELS - LOCATION SHOWN INDICATIVELY

40m<sup>2</sup> MINIMUM REQUIRED SUNLIGHT ACCESS


1 SHADOW DIAGRAM 12NOON

**Certificate No. # 40HHHSCMMN**

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Assessor name  
Accreditation No.  
Property Address

Claude Francois Sookkoll  
DMN/14/1662  
7A-112, Lot 7A-112 (#56)  
Prescot Parade MILPERRA,  
2214, NSW, 2214



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amendment

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Mirvac Design Pty Ltd  
ABN 76 001 191 133  
Mirvac Design Nominees / Responsible Architects:  
Asha Verma, Michael Weller, David Hogg, Andrew La  
[http://www.mirvacdesign.com/nominated\\_architects](http://www.mirvacdesign.com/nominated_architects)

client:  
**mirvac**

project:  
**RIVERLANDS - MILPERRA**  
56 Prescot Parade, Milperra NSW 2214  
stage: 01  
site: 7A

title:  
**SHADOW PLAN 22 SEPT - 12NOON**

job no: MB-10245  
drawing no: 402

date: 28.02.25

scale @ A1: As indicated

rev: B

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0mm

100mm

200mm

300mm

SHADOW LEGEND

SHADOW

THREE STOREY BUILDING

TWO STOREY BUILDING

SINGLE STOREY BUILDING

SOLAR PANELS - LOCATION SHOWN INDICATIVELY

40m<sup>2</sup> MINIMUM REQUIRED SUNLIGHT ACCESS

100mm

200mm

300mm

2 SHADOW DIAGRAM 3PM

CERTIFICATE

HOUSE

Certificate No. # 40HHHSCMM

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Assessor name

Accreditation No.

Property Address

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Claude Francois Sookkoll

DMN/14/1662

7A-112, Lot 7A-112 (#56)  
Prescot Parade MILPERRA,  
2214, NSW, 2214

28.02.25  
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ABN 76 001 59 153

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Asha Verma, Michael Winer, David Hing, Andrew La  
[http://www.mirvacdesign.com/nominated\\_architects](http://www.mirvacdesign.com/nominated_architects)

client

project:  
**RIVERLANDS - MILPERRA**  
56 Prescot Parade, Milperra NSW 2214  
stage: 01  
site: 7A

title:  
SHADOW PLAN 22 SEPT - 3PM

job no: MB-10245  
drawing no: 403

date: 28.02.25

scale @ A1: As indicated

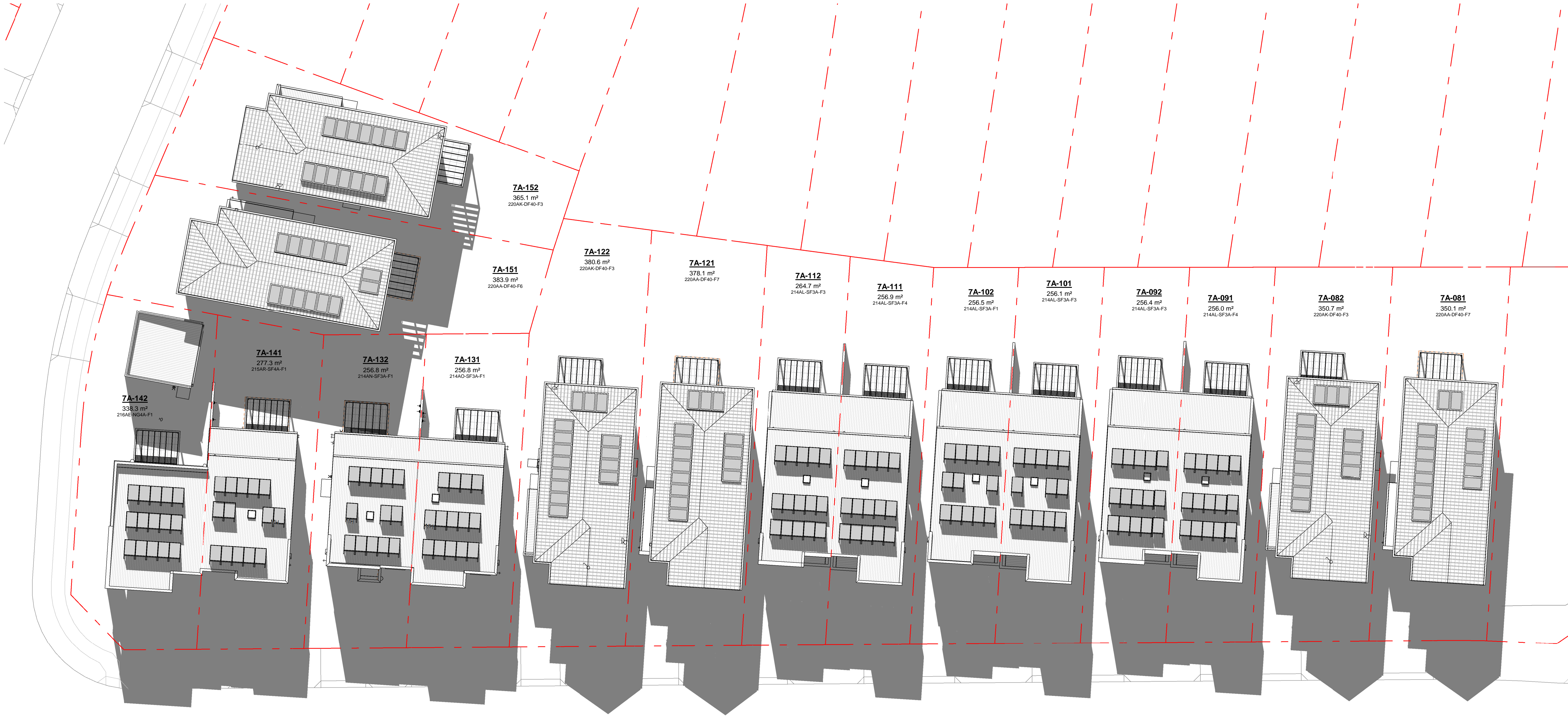
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SOLAR COVERAGE IN PPOS											
Lot Number	House Model	9AM	10AM	11AM	12 NOON	1pm	2PM	3PM	4PM	5PM	Solar Compliance*
7A-081	220AA-DF40-F7	111.1 m²	111.1 m²	111.1 m²	111.1 m²	102.45 m²	90.9 m²	100.7 m²	55.8 m²	111.1 m²	Yes
7A-082	220AK-DF40-F3	111.1 m²	111.1 m²	111.1 m²	111.1 m²	101.78 m²	90.4 m²	100.5 m²	57.3 m²	111.1 m²	Yes
7A-091	214AL-SF3A-F4	88.4 m²	88.4 m²	88.4 m²	88.4 m²	83.40 m²	76.7 m²	81.2 m²	48.9 m²	88.4 m²	Yes
7A-092	214AL-SF3A-F3	84.6 m²	84.6 m²	84.6 m²	84.6 m²	84.59 m²	76.1 m²	79.9 m²	57.2 m²	84.6 m²	Yes
7A-101	214AL-SF3A-F3	88.9 m²	88.9 m²	88.9 m²	88.9 m²	83.92 m²	77.2 m²	81.8 m²	49.3 m²	88.9 m²	Yes
7A-102	214AL-SF3A-F1	85.1 m²	85.1 m²	85.1 m²	85.1 m²	81.80 m²	76.7 m²	80.4 m²	57.0 m²	85.1 m²	Yes
7A-111	214AL-SF3A-F4	92.0 m²	92.0 m²	92.0 m²	92.0 m²	92.00 m²	80.6 m²	84.4 m²	53.2 m²	92.0 m²	Yes
7A-112	214AL-SF3A-F3	95.8 m²	95.8 m²	95.8 m²	95.8 m²	92.30 m²	87.4 m²	90.9 m²	69.1 m²	95.8 m²	Yes
7A-121	220AA-DF40-F7	142.2 m²	142.2 m²	142.2 m²	142.2 m²	133.18 m²	122.0 m²	131.9 m²	89.0 m²	142.2 m²	Yes
7A-122	220AK-DF40-F3	144.2 m²	144.2 m²	144.2 m²	144.2 m²	135.08 m²	124.2 m²	133.4 m²	89.0 m²	144.2 m²	Yes
7A-131	214AO-SF3A-F1	87.9 m²	87.9 m²	87.9 m²	87.9 m²	84.18 m²	74.9 m²	82.0 m²	28.4 m²	87.9 m²	Yes
7A-132	214AN-SF3A-F1	30.4 m²	61.0 m²	81.9 m²	81.9 m²	79.08 m²	72.1 m²	77.7 m²	41.4 m²	81.9 m²	Yes
7A-141	215AR-SF4A-F1	37.0 m²	64.9 m²	91.3 m²	91.3 m²	86.50 m²	76.6 m²	83.5 m²	34.5 m²	91.3 m²	Yes
7A-142	216AE-NG4A-F1	58.9 m²	77.3 m²	100.1 m²	90.1 m²	85.14 m²	<varies>	82.7 m²	43.0 m²	100.1 m²	Yes
7A-151	220AA-DF40-F6	77.8 m²	102.0 m²	127.8 m²	91.1 m²	127.80 m²	105.6 m²	89.0 m²	117.5 m²	127.8 m²	Yes
7A-152	220AK-DF40-F3	87.5 m²	93.0 m²	105.4 m²	67.5 m²	84.76 m²	87.5 m²	73.3 m²	98.2 m²	105.4 m²	Yes

\* DCP REQUIREMENT :  
A MINIMUM OF 50% OF THE PRIVATE OPEN SPACE  
REQUIRED FOR THE PRINCIPAL DWELLING ON ADJOINING  
LOT TO RECEIVE AT LEAST 3HOURS OF SUNLIGHT BETWEEN  
9am AND 5pm AT THE EQUINOX



1 SHADOW ANALYSIS 8.30AM




**Certificate No. # 40HHHSCMM**

Scan QR code or follow website link for rating details.

Assessor name: Claude François Sookkoll

Accreditation No: DMN/14/1662

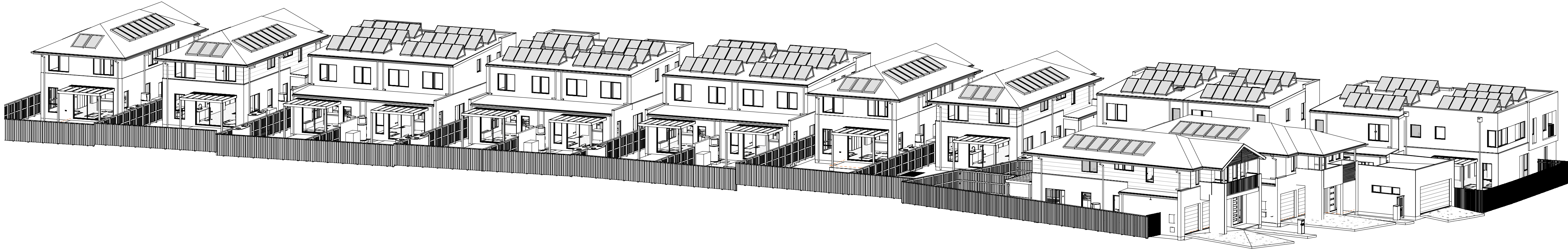
Property Address: 7A-112, Lot 7A-112 (#56)  
Prescot Parade MILPERRA,  
2214, NSW, 2214



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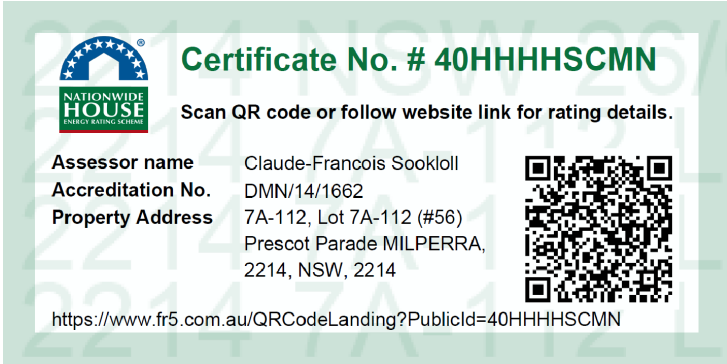
DCP REQUIREMENT:  
AT LEAST ONE LIVING AREA TO RECEIVE MINIMUM OF 3 HOURS OF SUNLIGHT BETWEEN 8:00AM AND 4:00PM AT THE MID-WINTER SOLSTICE. COUNCIL MAY ALLOW LIGHT WELLS AND SKYLIGHTS TO SUPPLEMENT THIS ACCESS TO SUNLIGHT PROVIDED THESE BUILDING ELEMENTS ARE NOT THE PRIMARY SOURCE OF SUNLIGHT TO THE LIVING AREAS.



1 Sun eye view - 21 Jun - 08\_00 AM



2 Sun eye view - 21 Jun - 09\_00 AM





0mm

100mm

200mm

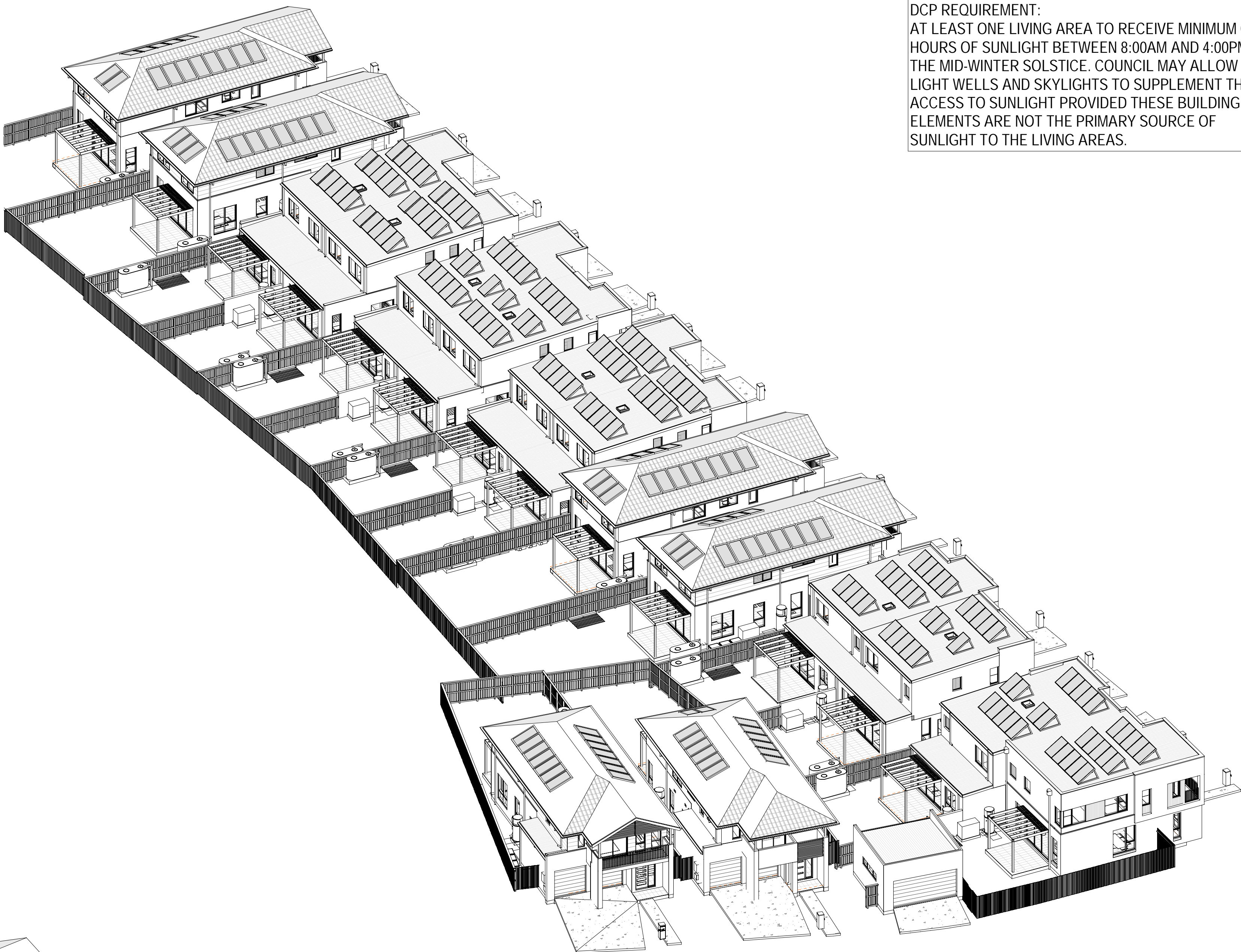
300mm

100mm

200mm

300mm


DCP REQUIREMENT:  
AT LEAST ONE LIVING AREA TO RECEIVE MINIMUM OF 3 HOURS OF SUNLIGHT BETWEEN 8:00AM AND 4:00PM AT THE MID-WINTER SOLSTICE. COUNCIL MAY ALLOW LIGHT WELLS AND SKYLIGHTS TO SUPPLEMENT THIS ACCESS TO SUNLIGHT PROVIDED THESE BUILDING ELEMENTS ARE NOT THE PRIMARY SOURCE OF SUNLIGHT TO THE LIVING AREAS.



2 Sun eye view - 21 Jun - 11\_00 AM




1 Sun eye view - 21 Jun - 10\_00 AM



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Assessor name Claude-Francois Sookloll  
Accreditation No. DMN/14/1662  
Property Address 7A-112, Lot 7A-112 (#56)  
Prescot Parade MILPERRA,  
2214, NSW, 2214



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28.02.25  
31.01.25  
date

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rev

ISSUE FOR DA SUBMISSION  
ISSUE FOR BASIX ASSESSMENT

amendment

**MIRVAC DESIGN**  
Level 18, 108 George St  
Sydney NSW 2000  
Tel: 02 9250 8800  
Mirvac Design Pty Ltd  
ABN 59 001 129 113  
Mircac Design Nominees / Responsible Architects  
Asha Verma Michael Wiener David Hogg Andrew La  
[http://www.mirvacdesign.com/nominated\\_architects](http://www.mirvacdesign.com/nominated_architects)

client  
**mirvac**

project:  
**RIVERLANDS - MILPERRA**  
56 Prescot Parade, Milperra NSW 2214  
stage: 01  
site: 7A

title:  
**SUN EYE VIEWS - 21 JUNE - 10am - 11am**

job no: MB-10245  
drawing no: 411

date: 28.02.25

scale @ A1:

rev: B

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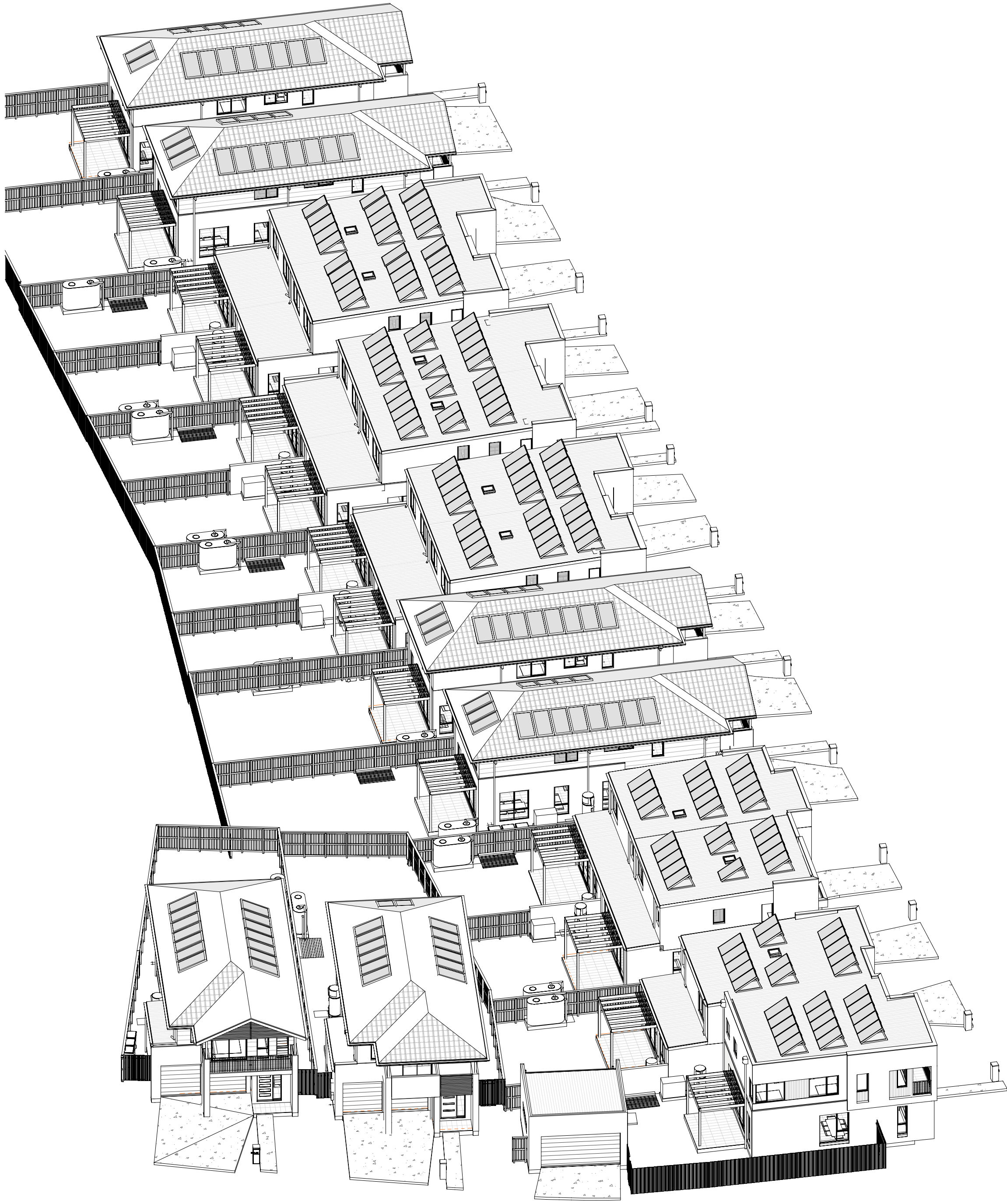


DCP REQUIREMENT:  
AT LEAST ONE LIVING AREA TO RECEIVE MINIMUM OF 3 HOURS OF SUNLIGHT BETWEEN 8:00AM AND 4:00PM AT THE MID-WINTER SOLSTICE. COUNCIL MAY ALLOW LIGHT WELLS AND SKYLIGHTS TO SUPPLEMENT THIS ACCESS TO SUNLIGHT PROVIDED THESE BUILDING ELEMENTS ARE NOT THE PRIMARY SOURCE OF SUNLIGHT TO THE LIVING AREAS.

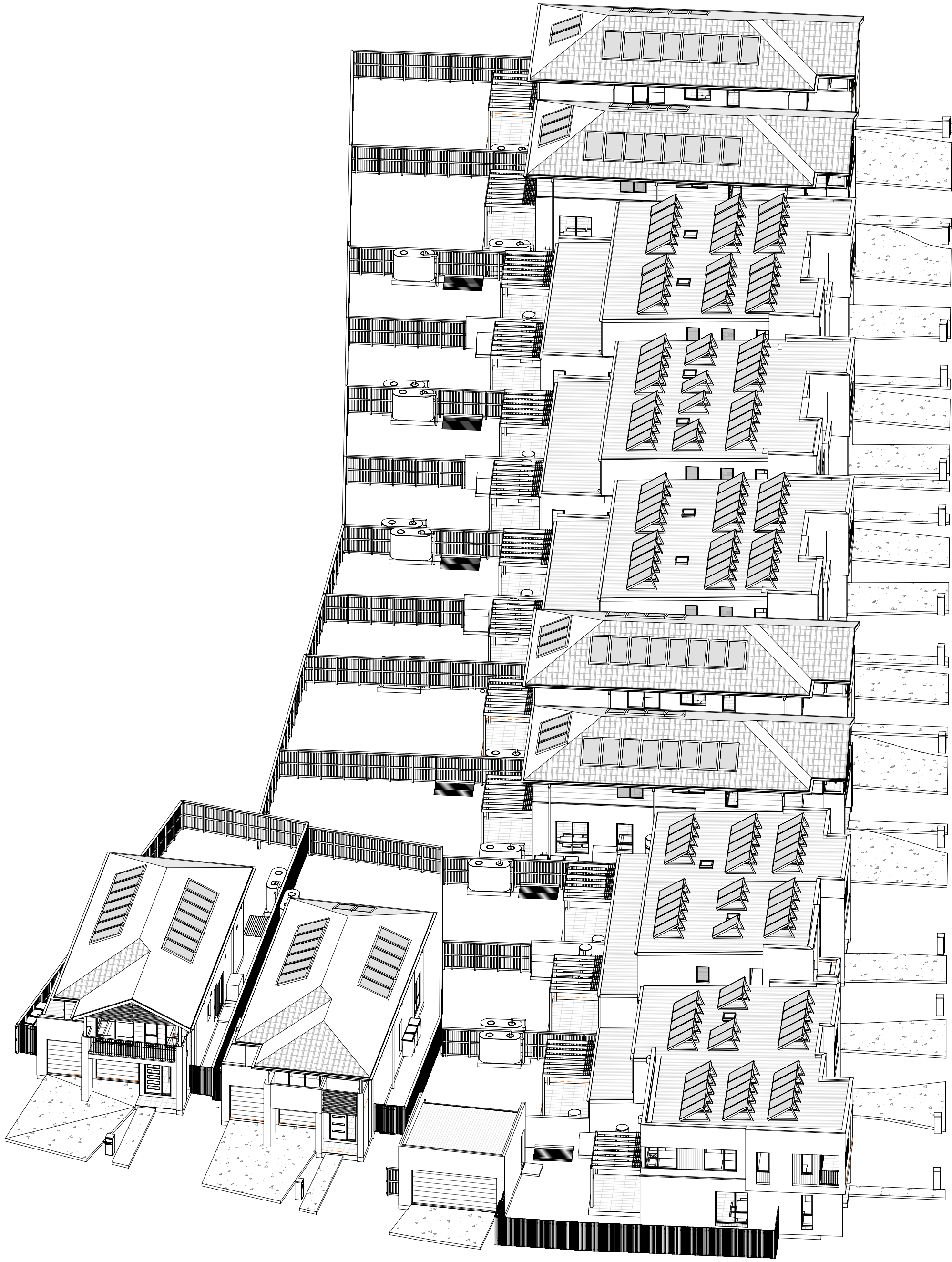
100mm

200mm

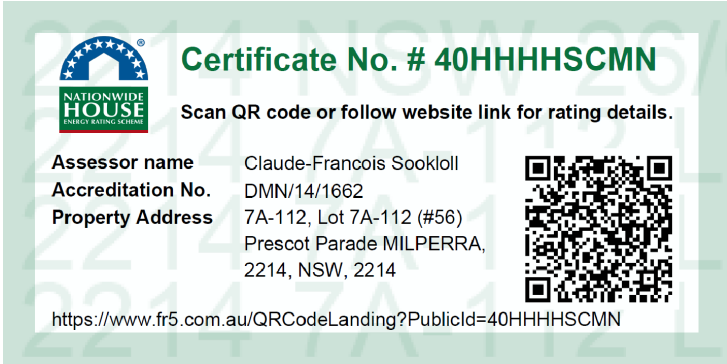
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1 Sun eye view - 21 Jun - 12\_00 PM



2 Sun eye view - 21 Jun - 13\_00 PM





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100mm

200mm

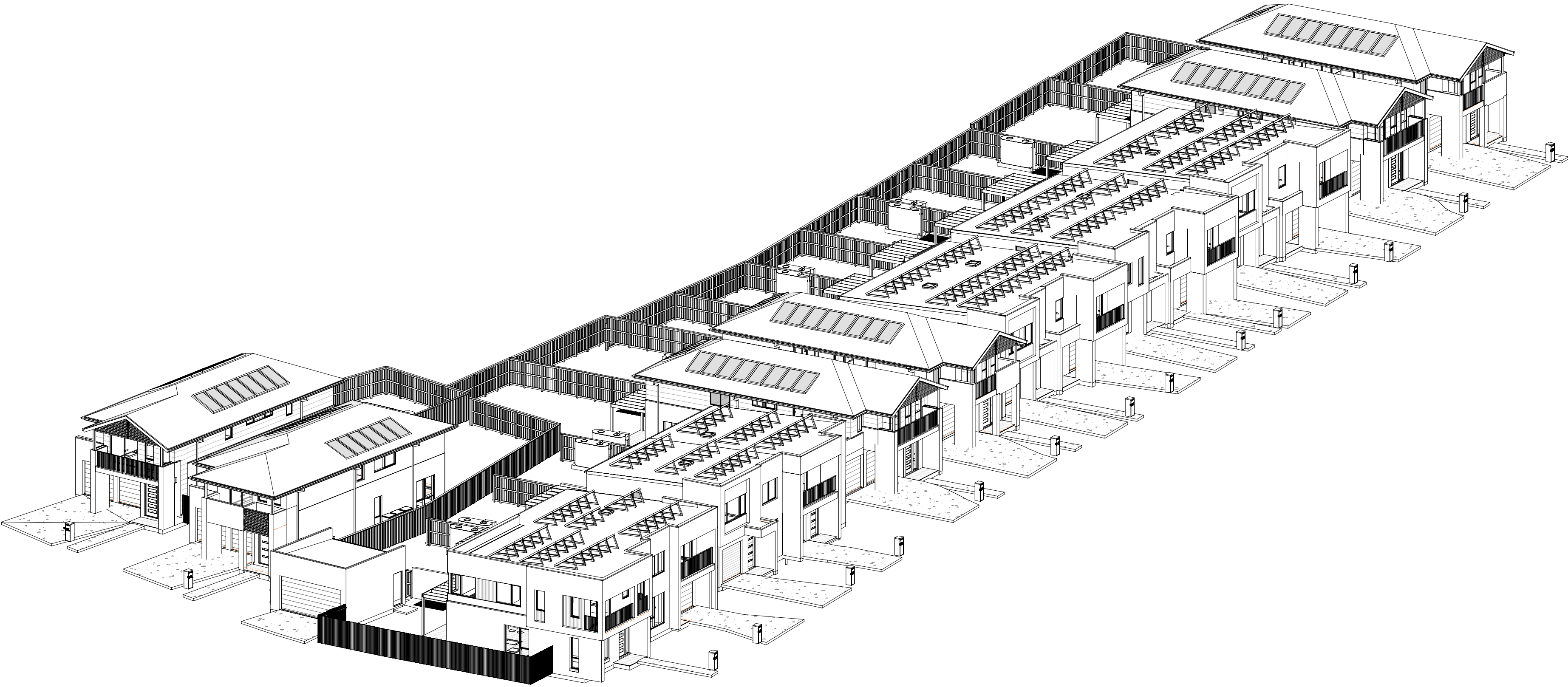
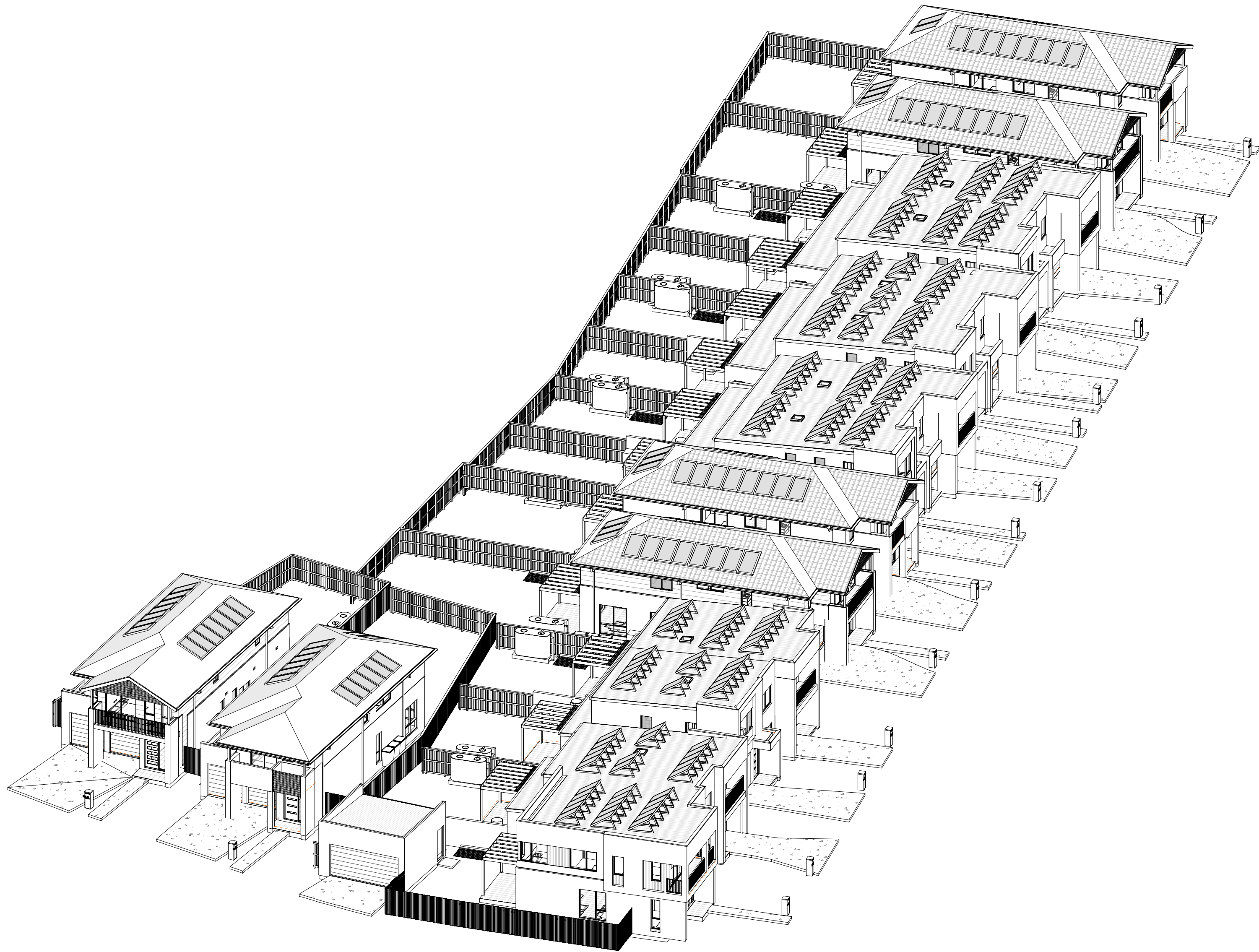
300mm


100mm

200mm

300mm

DCP REQUIREMENT:  
AT LEAST ONE LIVING AREA TO RECEIVE MINIMUM OF 3 HOURS OF SUNLIGHT BETWEEN 8:00AM AND 4:00PM AT THE MID-WINTER SOLSTICE. COUNCIL MAY ALLOW LIGHT WELLS AND SKYLIGHTS TO SUPPLEMENT THIS ACCESS TO SUNLIGHT PROVIDED THESE BUILDING ELEMENTS ARE NOT THE PRIMARY SOURCE OF SUNLIGHT TO THE LIVING AREAS.





Certificate No. # 40HHHSCMN

Scan QR code or follow website link for rating details.

Assessor name

Accreditation No.

Property Address


Claude-Francois Sooklill

DMN/14/1652

7A-112, Lot 7A-112 (#56)

Prescot Parade MILPERRA,

2214, NSW, 2214



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2 Sun eye view - 21 Jun - 15\_00 PM

28.02.25	B	ISSUE FOR DA SUBMISSION		
31.01.25	A	ISSUE FOR BASK ASSESSMENT		
date	rev			amendment

MIRVAC  
DESIGN

ARCHITECTS  
INTERIOR DESIGN  
LANDSCAPE ARCHITECTS

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T: 61 2 9461 8800

Mirvac Design Pty Ltd

ABN 76 001 129 113

Mirvac Design Nominees / Responsible Architects:  
Asha Verma Michael Wiener David Hing Andrew La  
[http://www.mirvacdesign.com/nominees\\_and\\_bccs](http://www.mirvacdesign.com/nominees_and_bccs)

client



project:  
**RIVERLANDS - MILPERRA**  
56 Prescot Parade, Milperra NSW 2214  
stage: 01  
site: 7A

title:  
**SUN EYE VIEWS - 21 JUNE - 2pm - 3pm**

job no: MB-10245  
drawing no: 413

date: 28.02.25

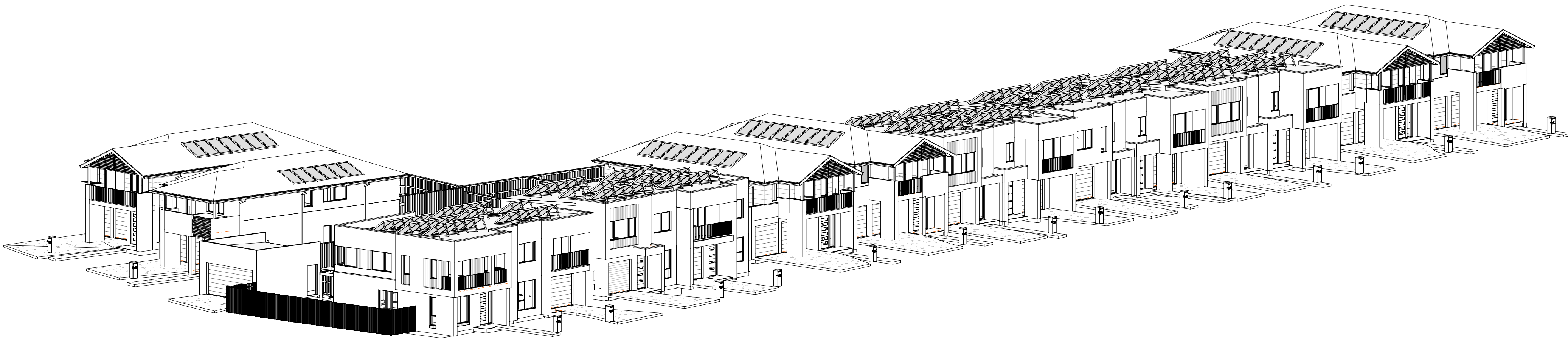
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1 Sun eye view - 21 Jun - 16\_00 PM



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Assessor name


Accreditation No.

Property Address

Claude-Francois Sookkoll

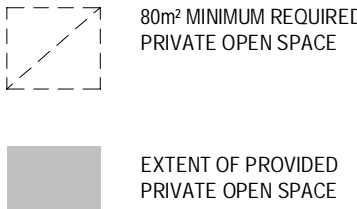
DMN/14/1662

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Prescot Parade MILPERRA,  
2214, NSW, 2214



<https://www.frs.com.au/QRCodeLanding?PublicId=40HHHSCMN>



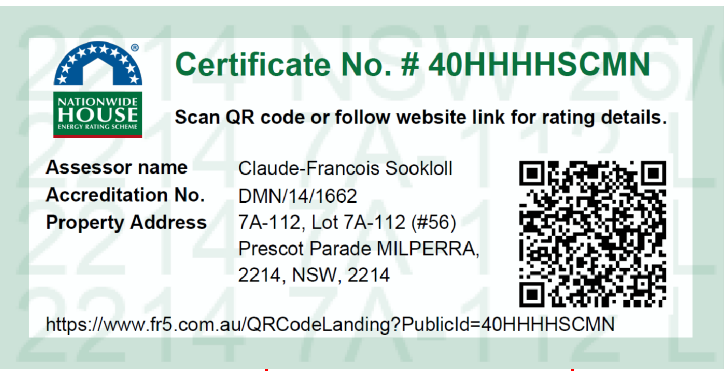


Site 7A - FRONT LANDSCAPED AREA SCHEDULE				
ZACW	Frontyard Area	Landscaped Frontyard Area	Landscaped Frontyard (min 45%)	Complies (min 45%)
7A-081	81.33 m²	33.82 m²	41.59%	No
7A-082	79.34 m²	33.65 m²	42.41%	No
7A-091	56.52 m²	30.27 m²	53.56%	Yes
7A-092	61.87 m²	28.27 m²	45.70%	Yes
7A-101	56.51 m²	25.68 m²	45.44%	Yes
7A-102	61.46 m²	28.79 m²	46.84%	Yes
7A-111	55.29 m²	30.31 m²	54.82%	Yes
7A-112	60.59 m²	27.60 m²	45.56%	Yes
7A-121	77.73 m²	35.12 m²	45.19%	Yes
7A-122	78.10 m²	33.59 m²	43.01%	No
7A-131	64.00 m²	44.56 m²	69.63%	Yes
7A-132	68.10 m²	43.64 m²	64.08%	Yes
7A-141	72.61 m²	44.76 m²	61.64%	Yes
7A-142	102.11 m²	81.24 m²	79.56%	Yes
7A-151	86.17 m²	41.26 m²	47.88%	Yes
7A-152	96.13 m²	49.47 m²	51.47%	Yes

Site -7A - LANDSCAPED AREA SCHEDULE					
Lot Number	Lot_Area	Soft Landscape Area	Landscape Area req (min 20%)	Landscaped Area Provided (%)	Complies
7A-081	350.1 m²	164.46 m²	70.02 m²	46.98%	Yes
7A-082	350.7 m²	166.84 m²	70.14 m²	47.57%	Yes
7A-091	256.0 m²	120.25 m²	51.2 m²	46.97%	Yes
7A-092	256.4 m²	113.90 m²	51.28 m²	44.42%	Yes
7A-101	256.1 m²	115.27 m²	51.22 m²	45.01%	Yes
7A-102	256.5 m²	114.96 m²	51.3 m²	44.82%	Yes
7A-111	256.9 m²	122.18 m²	51.38 m²	47.56%	Yes
7A-112	264.7 m²	123.11 m²	52.94 m²	46.51%	Yes
7A-121	378.1 m²	198.69 m²	75.62 m²	52.55%	Yes
7A-122	380.6 m²	198.98 m²	76.12 m²	52.28%	Yes
7A-131	256.8 m²	134.94 m²	51.36 m²	52.55%	Yes
7A-132	256.8 m²	127.55 m²	51.36 m²	49.67%	Yes
7A-141	277.3 m²	140.39 m²	55.46 m²	50.63%	Yes
7A-142	338.3 m²	81.24 m²	67.66 m²	24.01%	Yes
7A-151	383.9 m²	201.54 m²	76.78 m²	52.50%	Yes
7A-152	365.1 m²	179.88 m²	73.02 m²	49.27%	Yes

AREA SCHEDULE - TOTAL POS

Lot No	POS AREA
7A-081	111.9 m²
7A-082	111.1 m²
7A-091	88.4 m²
7A-092	84.7 m²
7A-101	88.9 m²
7A-102	85.1 m²
7A-111	92.0 m²
7A-112	95.8 m²
7A-121	142.2 m²
7A-122	144.0 m²
7A-131	88.2 m²
7A-132	82.2 m²
7A-141	90.7 m²
7A-142	100.2 m²
7A-151	127.8 m²
7A-152	104.8 m²





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Site 7A - GFA schedule for FSR calc. P1			
Lot No.	Lot_Area	Total Area*	FSR

7A-081	350.1 m²	175.53 m²	50.14%
7A-082	350.7 m²	175.32 m²	49.99%
7A-091	256.0 m²	126.90 m²	49.57%
7A-092	256.4 m²	126.42 m²	49.30%
7A-101	256.1 m²	126.85 m²	49.53%
7A-102	256.5 m²	126.89 m²	49.47%
7A-111	256.9 m²	126.80 m²	49.36%
7A-112	264.7 m²	126.89 m²	47.94%

Site 7A - GFA schedule for FSR calc. P2			
Lot No.	Lot_Area	Total Area*	FSR

7A-121	376.1 m²	175.52 m²	46.67%
7A-122	380.6 m²	175.26 m²	46.05%
7A-131	256.0 m²	127.31 m²	49.73%
7A-132	256.8 m²	127.47 m²	49.64%
7A-141	277.3 m²	137.62 m²	49.63%
7A-142	338.3 m²	146.66 m²	43.35%
7A-151	383.9 m²	175.50 m²	45.72%
7A-152	365.1 m²	175.27 m²	48.01%

Site 7A - GFA schedule for FSR calc.-1		
Lot No.	Name	Area*

7A-081	First Floor	99.03 m²
7A-081	Ground Floor	76.50 m²
		175.53 m²

7A-082	First Floor	98.11 m²
7A-082	Ground Floor	77.22 m²
		175.32 m²

7A-091	First Floor	62.40 m²
7A-091	Ground Floor	64.50 m²
		126.90 m²

7A-092	First Floor	62.39 m²
7A-092	Ground Floor	64.03 m²
		126.42 m²

7A-101	First Floor	62.39 m²
7A-101	Ground Floor	64.46 m²
		126.85 m²

7A-102	First Floor	62.40 m²
7A-102	Ground Floor	64.49 m²
		126.89 m²

7A-111	First Floor	62.31 m²
7A-111	Ground Floor	64.49 m²
		126.80 m²

7A-112	First Floor	62.40 m²
7A-112	Ground Floor	64.49 m²
		126.89 m²

Site 7A - GFA schedule for FSR calc.-2		
Lot No.	Name	Area*

7A-121	First Floor	99.03 m²
7A-121	Ground Floor	76.49 m²
		175.52 m²

7A-122	First Floor	98.11 m²
7A-122	Ground Floor	77.15 m²
		175.26 m²

7A-131	First Floor	62.07 m²
7A-131	Ground Floor	65.24 m²
		127.31 m²

7A-132	First Floor	62.32 m²
7A-132	Ground Floor	65.15 m²
		127.47 m²

7A-141	First Floor	65.92 m²
7A-141	Ground Floor	71.70 m²
		137.62 m²

7A-142	First Floor	70.80 m²
7A-142	Ground Floor	75.86 m²
		146.66 m²

7A-151	First Floor	99.02 m²
7A-151	Ground Floor	76.48 m²
		175.50 m²

7A-152	First Floor	98.10 m²
7A-152	Ground Floor	77.17 m²
		175.27 m²

NOTE:

• AREAS INCLUDED ON FSR CALCULATIONS IS SHOWN AS GREY SHADING ON SHEET FSR / GFA AREA PLANS





NOTE:

• AREAS INCLUDED ON FSR CALCULATIONS IS SHOWN AS GREY SHADING ON SHEET FSR / GFA AREA PLANS

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7A-151	383.9 m²	175.50 m²	45.72%
7A-152	365.1 m²	175.27 m²	48.01%

Site 7A - GFA schedule for FSR calc.-1		
Lot No.	Name	Area*

7A-081	First Floor	99.03 m²
7A-081	Ground Floor	76.50 m²
		175.53 m²

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7A-082	Ground Floor	77.22 m²
		175.32 m²

7A-091	First Floor	62.40 m²
7A-091	Ground Floor	64.50 m²
		126.90 m²

7A-092	First Floor	62.39 m²
7A-092	Ground Floor	64.03 m²
		126.42 m²

7A-101	First Floor	62.39 m²
7A-101	Ground Floor	64.46 m²
		126.85 m²

7A-102	First Floor	62.40 m²
7A-102	Ground Floor	64.49 m²
		126.89 m²

7A-111	First Floor	62.31 m²
7A-111	Ground Floor	64.49 m²
		126.80 m²

7A-112	First Floor	62.40 m²
7A-112	Ground Floor	64.49 m²
		126.89 m²

Site 7A - GFA schedule for FSR calc.-2		
Lot No.	Name	Area*

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		175.26 m²

7A-131	First Floor	62.07 m²
7A-131	Ground Floor	65.24 m²
		127.31 m²

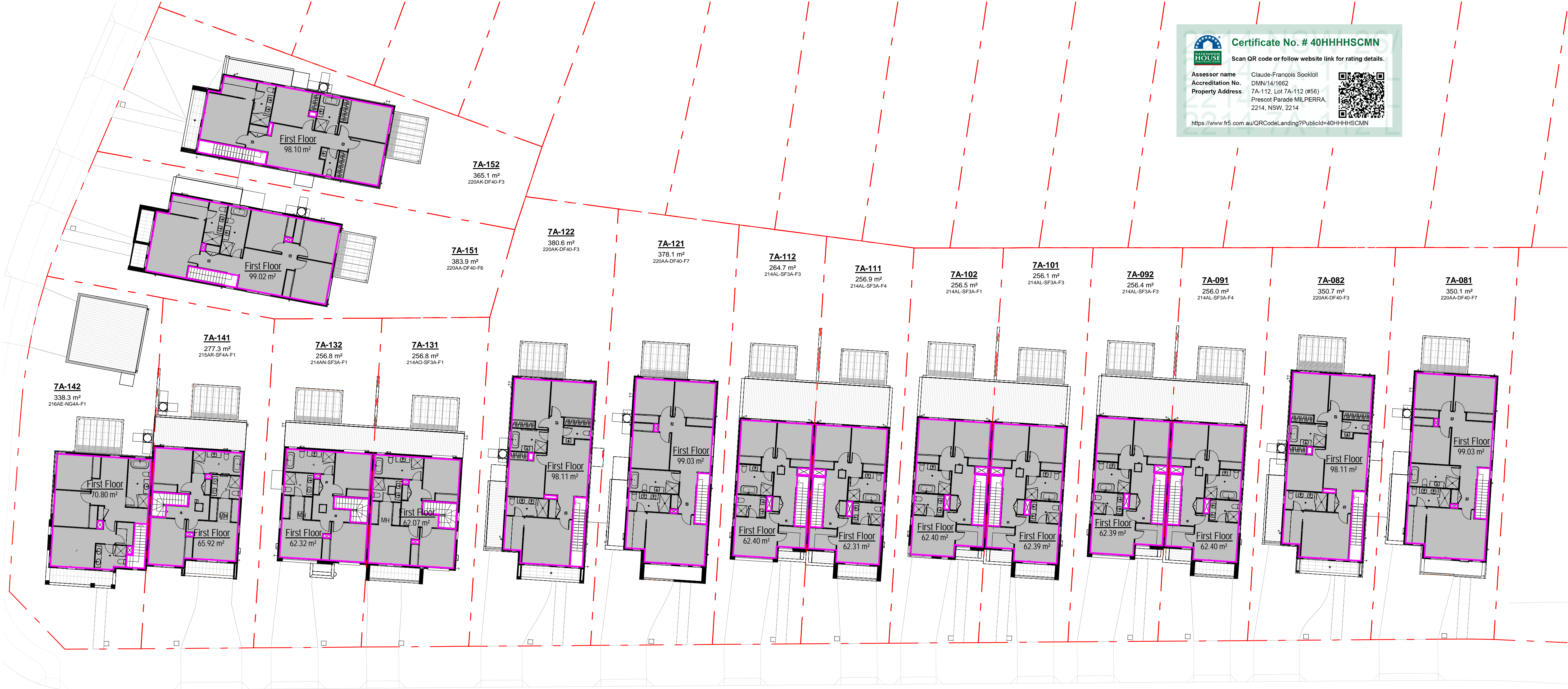
7A-132	First Floor	62.32 m²
7A-132	Ground Floor	65.15 m²
		127.47 m²

7A-141	First Floor	65.92 m²
7A-141	Ground Floor	71.70 m²
		137.62 m²

7A-142	First Floor	70.80 m²
7A-142	Ground Floor	75.86 m²
		146.66 m²

7A-151	First Floor	99.02 m²
7A-151	Ground Floor	76.48 m²
		175.50 m²

7A-152	First Floor	98.10 m²
7A-152	Ground Floor	77.17 m²
		175.27 m²



1 FSR / GFA FIRST FLOOR PLAN

28.02.25	B	ISSUE FOR DA SUBMISSION
31.01.25	A	ISSUE FOR BASK ASSESSMENT
date	rev	
amendment		

MIRVAC DESIGN  
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Mirvac Design Pty Ltd  
ABN 54 001 199 153  
Mirvac Design Nominees / Responsible Architects:  
Aislinn Vennart, Michael Weller, David Hogg, Andrew La  
[http://www.mirvacdesign.com/nominated\\_architects](http://www.mirvacdesign.com/nominated_architects)



project:  
**RIVERLANDS - MILPERRA**  
56 Prescot Parade, Milperra NSW 2214  
stage: 01  
site: 7A

title:  
**FSR / GFA AREA PLANS FIRST FLOOR**

job no: MB-10245  
drawing no: 431


date: 28.02.25

scale @ A1: 1 : 200

rev. B

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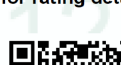
## Certificate No. # 40HHHSCMN

Scan QR code or follow website link for rating details.

**Assessor name** Claude-Francois Sookloll

**Accreditation No.** DMN/14/1662

**Property Address** 74-112, Lot 74-112 (#56)  
Preston Parade MILPERRA,  
2214, NSW, 2214



<https://www.fr5.com.au/QRCodeAnding?PubId=40HHHSCMN>


**MIRVAC DESIGN**  
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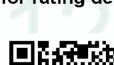
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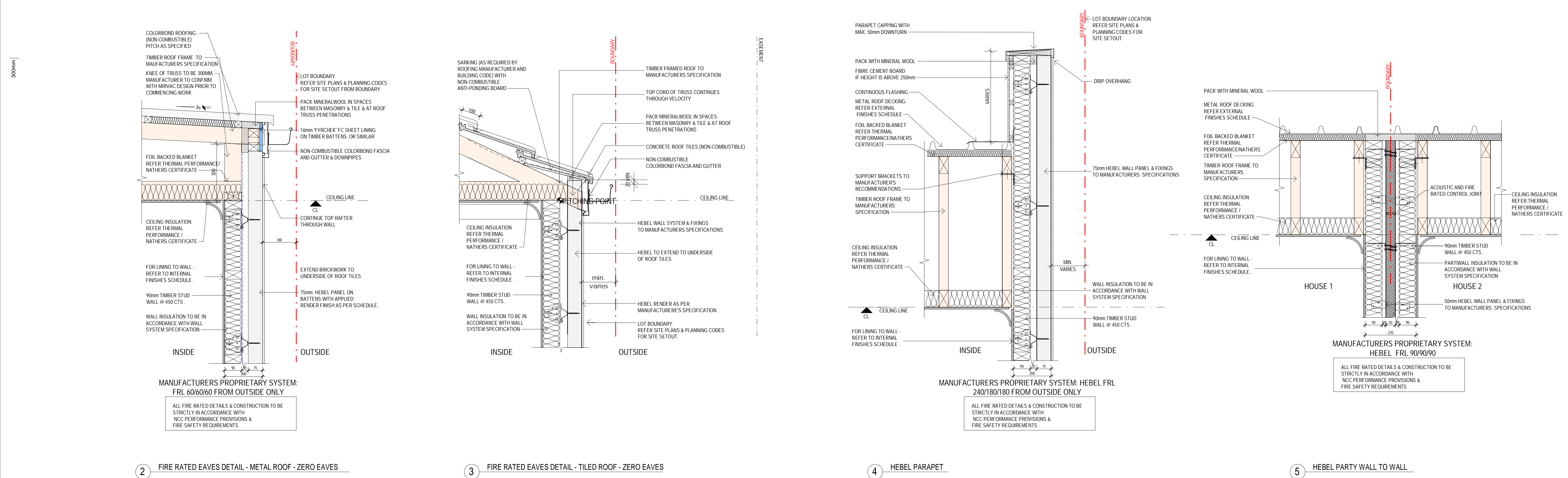
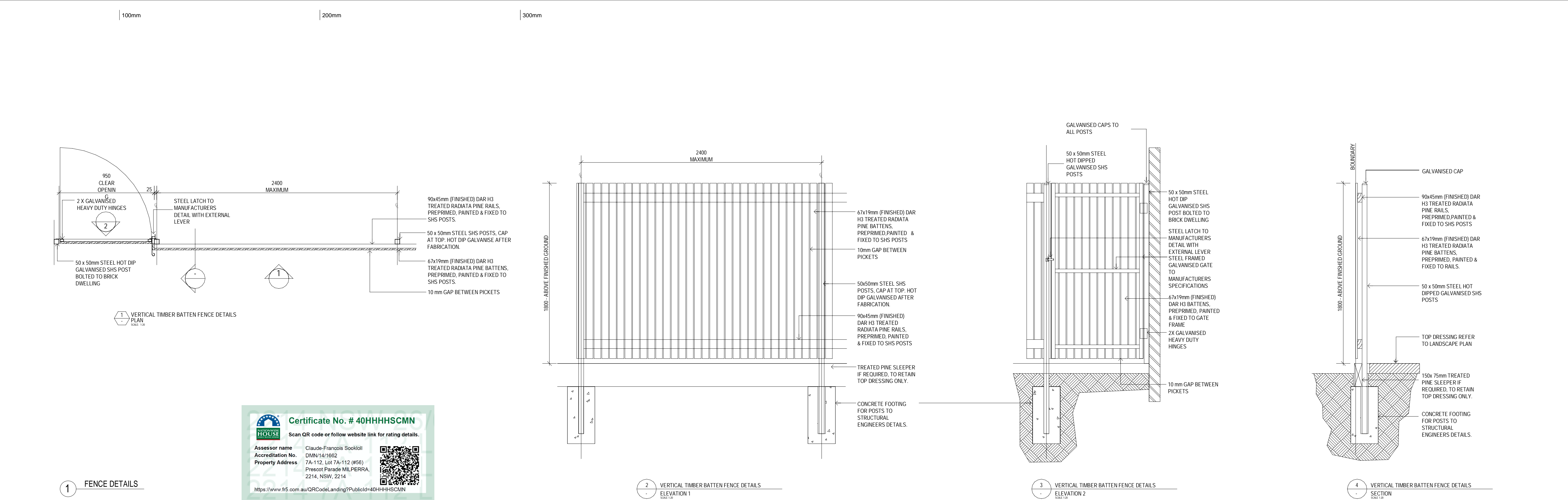
**Property Address** 74-112, Lot 74-112 (#56)  
Preston Parade MILPERRA,  
2214, NSW, 2214



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28.02.25	B	ISSUE FOR DA SUBMISSION	
31.01.25	A	ISSUE FOR BASX ASSESSMENT	
date	rev		amendment

**MIRVAC DESIGN**  
Level 18, 108 George St  
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Mirvac Design Nominatee / Responsible Architects  
Asha Verma, Michael Weller, David Hogg, Andrew La  
<http://www.mirvacdesign.com/nominatee-architects>

client  
**mirvac**

project:  
**RIVERLANDS - MILPERRA**  
56 Prescot Parade, Milperra NSW 2214  
stage: 01  
site: 7A

title:  
**TYPICAL DETAILS**

job no: MB-10245  
drawing no: 800  
date: 28.02.25  
scale @ A1: As indicated  
rev: B

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