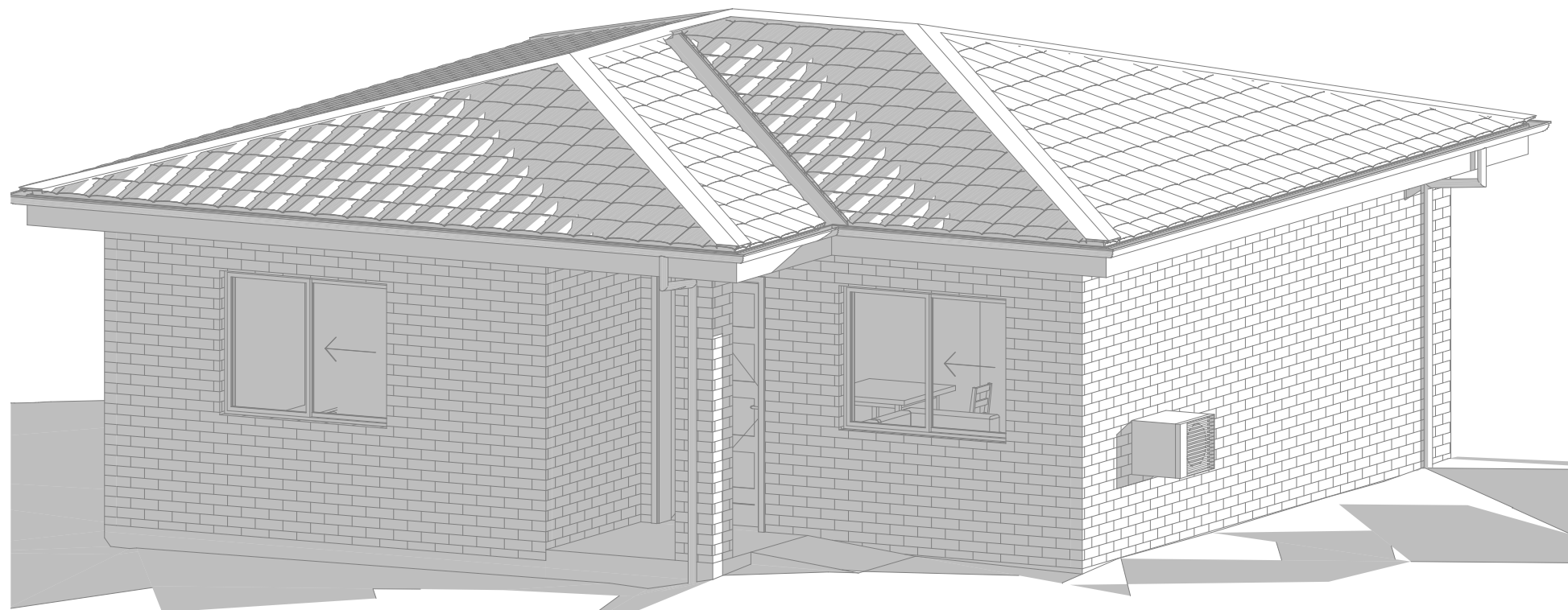




**DA:DEMOLITION OF EXISTING GARAGE & OUTBUILDING AND
CONSTRUCTION OF A SECONDARY DWELLING AT :
65 DEFOE ST, WILEY PARK NSW 2195
LOT 27, DP 17062**



DRAWING LIST

DA 0000 : COVER PAGE
DA 0100 : GENERAL COMMITMENTS
DA 0400 : SITE ANALYSIS PLAN
DA 0401 : SEDIMENT CONTROL PLAN
DA 0402 : LANDSCAPE PLAN
DA 0403 : DEMOLITION PLAN
DA 0404 : SHADOW DIAGRAMS
DA 1000 : FLOOR LAYOUT PLAN
DA 1010 : WINDOW SCHEDULE
DA 2100 : ELEVATIONS
DA 3100 : SECTIONS
DA 3101 : NOTIFICATION PLAN

CLIENT		DRAWING TITLE		<div><div><div>CI</div><div>design</div></div><div><div>CLICK IN DESIGN</div><div>PO BOX 106 STRATHFIELD NSW 2135</div><div>SUNNY YU 0413 215 877</div><div>SUNNY@CLICKINDESIGN.COM.AU</div></div></div>		<div><div><div>BRICKWOOD</div><div>HOMES</div></div></div>		REV		DESCRIPTION		DRAWN		DATE		SCALE		SHEET SIZE		CHECKED		DATE	
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PROJECT				COVER PAGE										PROJECT NO		DRAWING NO		REVISION					
FOR DEVELOPMENT APPLICATION				<div><div><div>bdaa</div><div>BUILDING DESIGNERS ASSOCIATION OF AUSTRALIA</div></div></div>												24106		DA 0000		1			
CONSTRUCTION OF A SECONDARY DWELLING																							

BASIX CERTIFICATE NUMBER: 1785665S

GENERAL NOTES

-DO NOT SCALE PLANS, USE WRITTEN DIMENSIONS ONLY. IF IN DOUBT, ASK.
-THE OWNER/BUILDER SUBCONTRACTOR SHALL VERIFY ALL DIMENSIONS, LEVELS, SETBACKS AND SPECIFICATIONS PRIOR TO COMMENCING WORKS OR ORDERING MATERIALS AND SHALL BE RESPONSIBLE FOR ENSURING THAT ALL BUILDING WORKS CONFORM TO THE BUILDING CODE OF AUSTRALIA, CURRENT AUSTRALIAN STANDARDS, BUILDING REGULATIONS AND TOWN PLANNING REQUIREMENTS, REPORT ANY DISCREPANCIES TO THE OWNER OR CONTRACTOR.
-ALL WORKS SHALL COMPLY WITH BUT NOT LIMITED TO THE BUILDING CODE OF AUSTRALIAN AND THE AUSTRALIAN STANDARDS LISTED .
AS 1288 - 1994 GLASS IN BUILDINGS - SELECTION AND INSTALLATION
AS 1562 - 1992 DESIGN AND INSTALLATION OF SHEET ROOF AND WALL CLADDING
AS 1684 - 2010 NATIONAL TIMBER FRAMING CODE
AS 2049 - 1992 ROOF TILES
AS 2050 - 1995 INSTALLATION OF ROOF TILES
AS 2870 - 1996 RESIDENTIAL SLAB AND FOOTINGS - CONSTRUCTION
AS/NZS 2904 - 1995 DAMP-PROOF COURSES AND FLASHINGS
AS 3600 - 1994 CONCRETE STRUCTURES
AS 3660 - 2004 BARRIERS FOR SUBTERRANEAN TERMITES
AS 3700 - 1998 MASONRY IN BUILDINGS
AS 3740 - 2010 WATERPROOFING OF WET AREAS IN RESIDENTIAL BUILDINGS
AS 3786 - 1993 SMOKE ALARMS
AS 4055 - 1992 WIND LOADINGS FOR HOUSING
AS 4100 - 1996 STEEL STRUCTURES
-THESE PLANS SHALL BE READ IN CONJUNCTION WITH ANY SOIL, STRUCTURAL AND CIVIL ENGINEERING CALCULATIONS AND DRAWINGS.
-ALL BUILDINGS SHALL BE PROTECTED AGAINST TERMITE ATTACK IN ACCORDANCE WITH AS 3660.1 AND A DURABLE NOTICE SHALL BE PLACED IN THE METER BOX INDICATING TYPE OF BARRIER AND REQUIRED PERIODICAL INSPECTIONS.
-SAFETY GLAZING TO BE USED IN THE FOLLOWINGS CASES -
i) ALL ROOMS - WITHIN 500mm VERTICAL OF THE FLOOR
ii) BATHROOMS - WITHIN 1500mm VERTICAL OF THE BATH BASE
iii) FULLY GLAZED DOORS
iv) SHOWER SCREENS
v) WITHIN 300mm OF A DOOR AND <1200mm ABOVE FLOOR LEVEL
vi) WINDOW SIZES ARE NOMINAL ONLY, ACTUAL SIZES WILL VARY WITH MANUFACTURER, AND ARE TO BE VERIFIED WITH SAME. FLASHING ALL ROUND.
-TILED DECKS OVER LIVABLE AREAS ARE TO BE, IN THE FOLLOWING ORDER
-OVER THE FLOOR JOISTS : 19mm COMPRESSED FIBRE CEMENT SHEET, WITH ONE LAYER OF PARCHEM EMERPROOF 750 WITH A SECOND LAYER OF SAND SEED WITH A DFT OF 1300 MICRON, INSTALLED TO MANUF. SPECIFICATIONS, AND FLOOR TILES OVER, ALL CORNERS TO HAVE 20mm MASTIC SEALANT UNDER THE PARCHEM EMERPROOF 750.
-FOOTINGS ARE TO BE WHOLLY WITHIN TITLE BOUNDARIES AND ARE NOT TO ENCROACH EASEMENTS, IT IS RECOMMENDED THAT WHERE BUILDINGS ARE TO BE LOCATED IN CLOSE PROXIMITY OF BOUNDARIES, A CHECK SURVEY BE CONDUCTED BY A LICENSED SURVEYOR.
-ALL STEELWORK IN MASONRY TO BE HOT DIP GALVANISED.
-ALL WET AREAS TO COMPLY WITH BCA 3.8.1.2 AND AS 3740. SPLASH BACKS SHALL BE IMPERVIOUS FOR 150mm ABOVE SINKS, TROUGHS AND HAND BASINS WITHIN 75mm OF THE WALL.
-PROVIDE WALL TIES AT 600mm SPACINGS BOTH VERTICAL AND HORIZONTAL AND WITHIN 300mm OF ARTICULATION JOINTS. BRICK TIES TO BE STAINLESS STEEL.
-SUB-FLOOR VENTILATION MINIMUM 7500mm/sq FOR EXTERNAL WALLS AND 1500mm/sq FOR INTERNAL WALLS BELOW BEARER.
-THERMAL INSULATION TO BE PROVIDED TO ACHIEVE MINIMUM REQUIREMENTS AS SPECIFIED BY LICENSED ASSESSOR.
-STAIR REQUIREMENTS : MIN. TREAD 240mm, MIN. RISER 115mm, MAX. RISER 190mm, SPACE BETWEEN OPEN TREADS MAX. 125mm. TREADS TO BE NON SLIP SURFACE.
-BALUSTRADES : MIN. 1000mm ABOVE LANDINGS WITH MAX. OPENING OF 125mm AND IN ACCORDANCE WITH BCA 3.9.2
-FOR STAINLESS STEEL BALUSTRADE, REFER TO Table 3.9.2.1 (WIRE BALUSTRADE CONSTRUCTION - REQUIRED WIRE TENSION AND MAXIMUM PERMISSIBLE DEFLECTION) OF THE BCA.
-THE BUILDER SHALL TAKE ALL STEPS NECESSARY TO ENSURE THE STABILITY OF EXISTING AND NEW STRUCTURES THROUGH-OUT CONSTRUCTION.
-SMOKE DETECTORS (refer electrical layout plans), TO BE HARD WIRED WITH EMERGENCY BACK-UP AND COMPLY WITH AS 3786.
-PROVIDE LIFT OFF HINGES, OPEN OUT DOOR OR MIN 1200mm CLEARANCE FROM DOOR TO PAN IN WATER CLOSETS.
-EXHAUST FANS FROM SANITARY COMPARTMENTS ARE TO BE DUCTED EXTERNALLY OR TO A VENTED ROOF SPACE IN COMPLIANCE WITH AS 1668.2
-THESE NOTES ARE NEITHER EXHAUSTIVE NOR A SUBSTITUTE FOR REGULATIONS, STATUTORY REQUIREMENTS, BUILDING PRACTICE OR CONTRACTUAL OBLIGATIONS.
-THESE PLANS ARE PROTECTED BY COPY RIGHT AND ARE THE PROPERTY OF THE AUTHOR.

Project address	
Project name	65 DEFOE ST.
Street address	65 DEFOE Street WILEY PARK 2195
Local Government Area	Canterbury-Bankstown Council
Plan type and plan number	Deposited Plan DP17062
Lot no.	27
Section no.	-
Project type	
Project type	dwelling house (detached) - secondary dwelling
No. of bedrooms	2
Site details	
Site area (m²)	548
Roof area (m²)	78
Conditioned floor area (m²)	44.01
Unconditioned floor area (m²)	8.09
Total area of garden and lawn (m²)	90
Roof area of the existing dwelling (m²)	152
Number of bedrooms in the existing dwelling	3

Assessor details and thermal loads		
NatHERS assessor number	n/a	
NatHERS certificate number	n/a	
Climate zone	n/a	
Area adjusted cooling load (MJ/ m².year)	n/a	
Area adjusted heating load (MJ/ m².year)	n/a	
Project score		
Water	✔ 40	Target 40
Thermal Performance	✔ Pass	Target Pass
Energy	✔ 69	Target 68
Materials	✔ 22	Target n/a

Water Commitments	Show on DA plans	Show on CC/CDC plans & specs	Certifier check
Fixtures			
The applicant must install showerheads with a minimum rating of 4 star (> 4.5 but <= 6 L/min plus spray force and/or coverage tests) in all showers in the development.		✔	✔
The applicant must install a toilet flushing system with a minimum rating of 6 star in each toilet in the development.		✔	✔
The applicant must install taps with a minimum rating of 6 star in the kitchen in the development.		✔	
The applicant must install basin taps with a minimum rating of 6 star in each bathroom in the development.		✔	
Alternative water			
Rainwater tank			
The applicant must install a rainwater tank of at least 1500 litres on the site. This rainwater tank must meet, and be installed in accordance with, the requirements of all applicable regulatory authorities.	✔	✔	✔
The applicant must configure the rainwater tank to collect rain runoff from at least 78.12 square metres of the roof area of the development (excluding the area of the roof which drains to any stormwater tank or private dam).		✔	✔
The applicant must connect the rainwater tank to: • all toilets in the development		✔	✔
• at least one outdoor tap in the development (Note: NSW Health does not recommend that rainwater be used for human consumption in areas with potable water supply.)		✔	✔

Thermal Performance and Materials commitments	Show on DA plans	Show on CC/CDC plans & specs	Certifier check
Do-it-yourself Method			
General features			
The dwelling must be a Class 1 dwelling according to the National Construction Code, and must not have more than 2 storeys.	✔	✔	✔
The conditioned floor area of the dwelling must not exceed 300 square metres.	✔	✔	✔
The dwelling must not contain open mezzanine area exceeding 25 square metres.	✔	✔	✔
The dwelling must not contain third level habitable attic room.	✔	✔	✔
Floor, walls and ceiling/roof			
The applicant must construct the floor(s), walls, and ceiling/roof of the dwelling in accordance with the specifications listed in the table below.	✔	✔	✔
The applicant must adopt one of the options listed in the tables below to address thermal bridging in metal framed floor(s), walls and ceiling/roof of the dwelling.	✔	✔	✔
The applicant must show through receipts that the materials purchased for construction are consistent with the specifications listed in the tables below.			✔

Construction	Area - m²	Additional insulation required	Options to address thermal bridging	Other specifications
floor - concrete slab on ground, waffle pod slab.	60.02	nil;not specified	nil	
external wall: brick veneer; frame: timber - untreated softwood.	all external walls	2.44 (or 3.00 including construction);fibreglass batts or roll + reflective foil in the cavity	nil	wall colour: Dark (solar absorptance >0.85)
internal wall: plasterboard; frame: timber - untreated softwood.	1.86	none	nil	

Construction	Area - m²	Additional insulation required	Options to address thermal bridging	Other specifications
ceiling and roof - flat ceiling / pitched roof, framed - concrete tiles , timber - untreated softwood.	78.12	ceiling: 6.5 (up), roof: foil/ sarking ;ceiling: fibreglass batts or roll; roof: foil/sarking.	nil	roof space ventilation: unventilated; roof colour: medium (solar absorptance 0.6-0.7); 2.0 to ≤ 2.5% of ceiling area uninsulated

Thermal Performance and Materials commitments	Show on DA plans	Show on CC/CDC plans & specs	Certifier check
Ceiling fans			
The applicant must install at least one ceiling fan in at least one daytime habitable space, such as living room.	✔	✔	✔
• The minimum number and diameter of ceiling fans in a daytime habitable space must be installed in accordance with the ABCB Housing Provisions (Part 13.5.2) of the National Construction Code .	✔	✔	✔

Thermal Performance and Materials commitments	Show on DA plans	Show on CC/CDC plans & specs	Certifier check
Glazed windows, doors and skylights			
The applicant must install the windows, glazed doors and shading devices described in the table below, in accordance with the specifications listed in the table. Relevant overshadowing specifications must be satisfied for each glazed window and door.	✔	✔	✔
The dwelling may have 1 skylight (<0.7 square metres) which is not listed in the table.	✔	✔	✔
The following requirements must also be satisfied in relation to each window and glazed door:	✔	✔	✔
• The applicant must install windows and glazed doors in accordance with the height and width, frame and glazing types listed in the table.	✔	✔	✔
• Each window and glazed door must have a U- value no greater than that listed and a Solar Heat Gain Coefficient (SHGC) within the range listed. Total system U values and SHGC must be calculated in accordance with National Fenestration Rating Council (NFRC) conditions.		✔	✔
The applicant must install the skylights described in the table below, in accordance with the specifications listed in the table. Total skylight area must not exceed 3 square metres (the 3 square metre limit does not include the optional additional skylight of less than 0.7 square metres that does not have to be listed in the table).	✔	✔	✔

Glazed window/door no.	Maximum height (mm)	Maximum width (mm)	Frame and glass specification	Shading device (Dimension within 10%)	Overshadowing
North facing					
W01	1200.00	1550.00	aluminium, single glazed (U-value: <=7.5, SHGC: 0.74 - 0.90)	eave 450 mm, 600 mm above head of window or glazed door	not overshadowed
W02	1200.00	1550.00	aluminium, single glazed (U-value: <=7.5, SHGC: 0.74 - 0.90)	eave 450 mm, 600 mm above head of window or glazed door	not overshadowed
East facing					
W03	600.00	610.00	aluminium, single glazed (U-value: <=7.5, SHGC: 0.74 - 0.90)	eave 450 mm, 600 mm above head of window or glazed door	not overshadowed

Glazed window/door no.	Maximum height (mm)	Maximum width (mm)	Frame and glass specification	Shading device (Dimension within 10%)	Overshadowing
W04	1200.00	1550.00	aluminium, single glazed (U-value: <=7.5, SHGC: 0.74 - 0.90)	eave 450 mm, 600 mm above head of window or glazed door	not overshadowed
South facing					
W05	600.00	610.00	aluminium, single glazed (U-value: <=7.5, SHGC: 0.74 - 0.90)	eave 450 mm, 600 mm above head of window or glazed door	not overshadowed
W06	1030.00	1070.00	aluminium, single glazed (U-value: <=7.5, SHGC: 0.74 - 0.90)	eave 450 mm, 600 mm above head of window or glazed door	not overshadowed

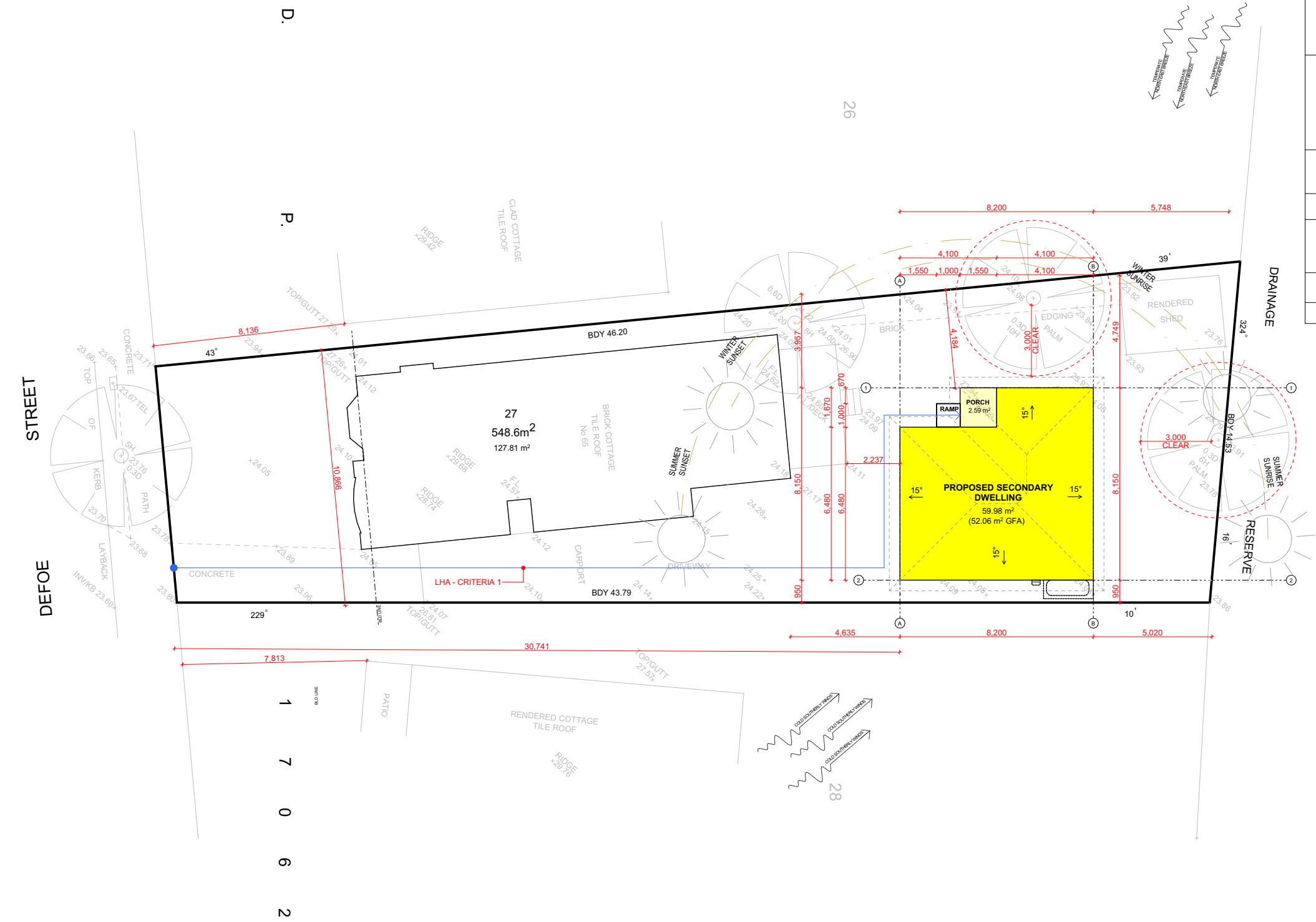
Energy Commitments	Show on DA plans	Show on CC/CDC plans & specs	Certifier check
Hot water			
The applicant must install the following hot water system in the development, or a system with a higher energy rating: gas instantaneous with a performance of 4 stars.	✔	✔	✔
Cooling system			
The applicant must install the following cooling system, or a system with a higher energy rating, in at least 1 living area: 1-phase airconditioning - non ducted; Energy rating: 3.5 Star (old label)		✔	✔
The bedrooms must not incorporate any cooling system, or any ducting which is designed to accommodate a cooling system.		✔	✔
Heating system			
The applicant must install the following heating system, or a system with a higher energy rating, in at least 1 living area: 1-phase airconditioning - non ducted; Energy rating: 3.5 Star (old label)		✔	✔
The bedrooms must not incorporate any heating system, or any ducting which is designed to accommodate a heating system.		✔	✔

Ventilation			
The applicant must install the following exhaust systems in the development: At least 1 Bathroom: individual fan, open to façade; Operation control: manual switch on/off Kitchen: individual fan, ducted to façade or roof; Operation control: manual switch on/off Laundry: individual fan, open to façade; Operation control: manual switch on/off			
		✔	✔
		✔	✔
		✔	✔
Artificial lighting			
The applicant must ensure that a minimum of 80% of light fixtures are fitted with fluorescent, compact fluorescent, or light-emitting-diode (LED) lamps.			
		✔	✔
Natural lighting			
The applicant must install a window and/or skylight in 1 bathroom(s)/toilet(s) in the development for natural lighting.			
	✔	✔	✔

Energy Commitments	Show on DA plans	Show on CC/CDC plans & specs	Certifier check
Other			
The applicant must install a gas cooktop & electric oven in the kitchen of the dwelling.			
		✔	

ISSUED FOR DA

CLIENT	DRAWING TITLE			REV	DESCRIPTION	DRAWN	DATE	SCALE	SHEET SIZE	CHECKED	DATE
WEN DA XIAO & SUI PING CHEN LOT 27 DP 17062 65 DEFOE ST, WILEY PARK NSW 2195	RESIDENTIAL DEVELOPMENT		CLICK IN DESIGN PO BOX 106 STRATHFIELD NSW 2135 SUNNY YU 0413 215 877 SUNNY@CLICKINDESIGN.COM.AU	1	FOR DA	EL	07.03.25	A3	SY	07.03.2025	
PROJECT	GENERAL COMMITMENTS										
FOR DEVELOPMENT APPLICATION	 BUILDING DESIGNERS ASSOCIATION OF AUSTRALIA										
CONSTRUCTION OF A SECONDARY DWELLING											
								PROJECT NO	DRAWING NO	REVISION	
								24106	DA 0100	1	



1 SITE PLAN
1:200

COMPLIANCE CHECKLIST LIVABLE HOUSING DESIGN GUIDELINES FOR SILVER PERFORMANCE LEVEL CHECKLIST		
KEY ITEMS	REQUIRED	COMPLIES
1 DWELLING ACCESS	- A step ramp may be incorporated at an entrance doorway where there is a change in height of 190mm or less. The step ramp should provide: i. a maximum gradient of 1:10 ii. a minimum clear width of 1000mm (please note: width should reflect the pathway width) iii. a maximum length of 1900mm - Provide a safe, continuous step-free pathway from the front boundary of the property to an entry door to the dwelling.	Y <small>Refer notes on DA 0400 SITE ANALYSIS PLAN</small>
2 DWELLING ENTRANCE	- A minimum clear opening width of 820mm - A level (step-free) transition and threshold - Reasonable shelter from the weather - A level landing area of at least 1200mm x 1200mm should be provided at the level (step free) entrance door. - The level (step-free) entrance should be connected to the safe and continuous pathway	Y <small>Refer notes on DA 1000 FLOOR LAYOUT PLAN</small>
3 INTERNAL DOORS & CORRIDORS	- A minimum clear opening width of 820mm - Internal corridors/passageways to the doorways should provide a minimum clear width of 1000mm.	Y <small>Refer notes on DA 1000 FLOOR LAYOUT PLAN</small>
4 TOILET	- A minimum 1200mm clear circulation space forward of the toilet pan exclusive of the swing of the door	Y <small>Refer notes on DA 1000 FLOOR LAYOUT PLAN</small>
5 SHOWER	- One bathroom should feature a slip resistant, hobless shower recess. Shower screens are permitted provided they can be easily removed at a later date. - The shower recess should be located in the corner of the room to enable the installation of grabrails at a future date.	<small>Refer notes on DA 1000 FLOOR LAYOUT PLAN</small>
6 REINFORCEMENT OF BATHROOM & TOILET WALLS	- Except for walls constructed of solid masonry or concrete, the walls around the shower, bath (if provided) and toilet should be reinforced to provide a fixing surface for the safe installation of grabrails.	<small>Refer notes on DA 1000 FLOOR LAYOUT PLAN</small>
7 INTERNAL STAIRWAYS	N/A	N/A

DEVELOPMENT COMPLIANCE TABLE SEPP 2021 (HOUSING)			
CLAUSE	REQUIRED	PROPOSED	COMPLIES
2 SITE & LOT REQUIREMENTS	- at least 12m frontage for site area 450m ² 900m ²	- BDY 10.866 m & frontage & 548.6m ²	Y
3 MAX SITE COVERAGE	- 50% of the area of the lot has an area between 450m ² & 900m ² i.e. 274.3m ²	34.2% (total 187.79/ 548.6m ²) 59.98m ² secondary dwelling 127.81 m ² exist. house Total coverage =187.79m ² <50%	Y
4 MAX FLOOR AREA OF PRINCIPAL & SECONDARY DWELLING	- 60sqm floor area of secondary dwelling - Maximum floor area of Principal Dwelling: for Lots of 600m ² - 900m ² 380m ²	59.98m ² secondary dwelling 127.81 m ² exist. house Total floor area =187.78m ² <380m ²	Y Y
5 SETBACKS & MAX FLOOR AREA FOR BALCONIES & DECKS ETC.	- 12sqm max if the structure at any point is located within 6m of the side or rear & any point of its finished floor more than 2m of the NGL	- NIL	Y
6 BUILDING HEIGHT	- 8.5 m max from NGL	- 4m from NGL	Y
7 SETBACKS FROM ROADS OTHER THEN CLASSIFIED ROADS	- the average distance of setback of the nearest 2 dwelling houses - 7.97 m	- 30.741m	Y
9 SETBACKS FROM SIDE BOUNDARIES	- 0.9 m if the lot has an area of 450m ² - 900m ² min to a building height of 3.8m and to any carport, garage, pergola etc. - 0.9m and 1/4 of the additional building above 3.8	- 950mm 950mm	Y
10 SETBACKS FROM REAR BOUNDARIES	- 3 m if the lot has an area of 450m ² - 900m ² min to a building height of 3.8m and to any carport, garage, pergola etc. - 3 m plus an amount that is equal to 3 times of the additional building height above 3.8m if the lot has an area of at least 450m ² -900m ² 3600mm	- 5020mm	Y

16 LANDSCAPED AREA	- 20% if the lot has an area of 600m ² - 900m ² 109.72m ² - 50% of landscape area to be located behind building line	65.19+118.91 =184.1m ² 181.1/548.6=33% - 65% (total 118.91/181m ²)	Y Y
17 PRIVATE OPEN SPACE	- 24m ² of P.O.S and is more than 4m wide	Complies - refer drawing DA 0402	Y

ISSUED FOR DA

CLIENT

WEN DA XIAO & SUI PING CHEN

LOT 27 DP 17062

65 DEFOE ST, WILEY PARK NSW 2195

DRAWING TITLE

RESIDENTIAL DEVELOPMENT

SITE ANALYSIS PLAN

PROJECT

FOR DEVELOPMENT APPLICATION

CONSTRUCTION OF A SECONDARY DWELLING

bdca

BUILDING DESIGNERS ASSOCIATION OF AUSTRALIA

CI design

CLICK IN DESIGN

PO BOX 106 STRATHFIELD NSW 2135

SUNNY YU

0413 215 877

SUNNY@CLICKINDESIGN.COM.AU

BRICKWOOD HOMES

REV

DESCRIPTION

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DATE

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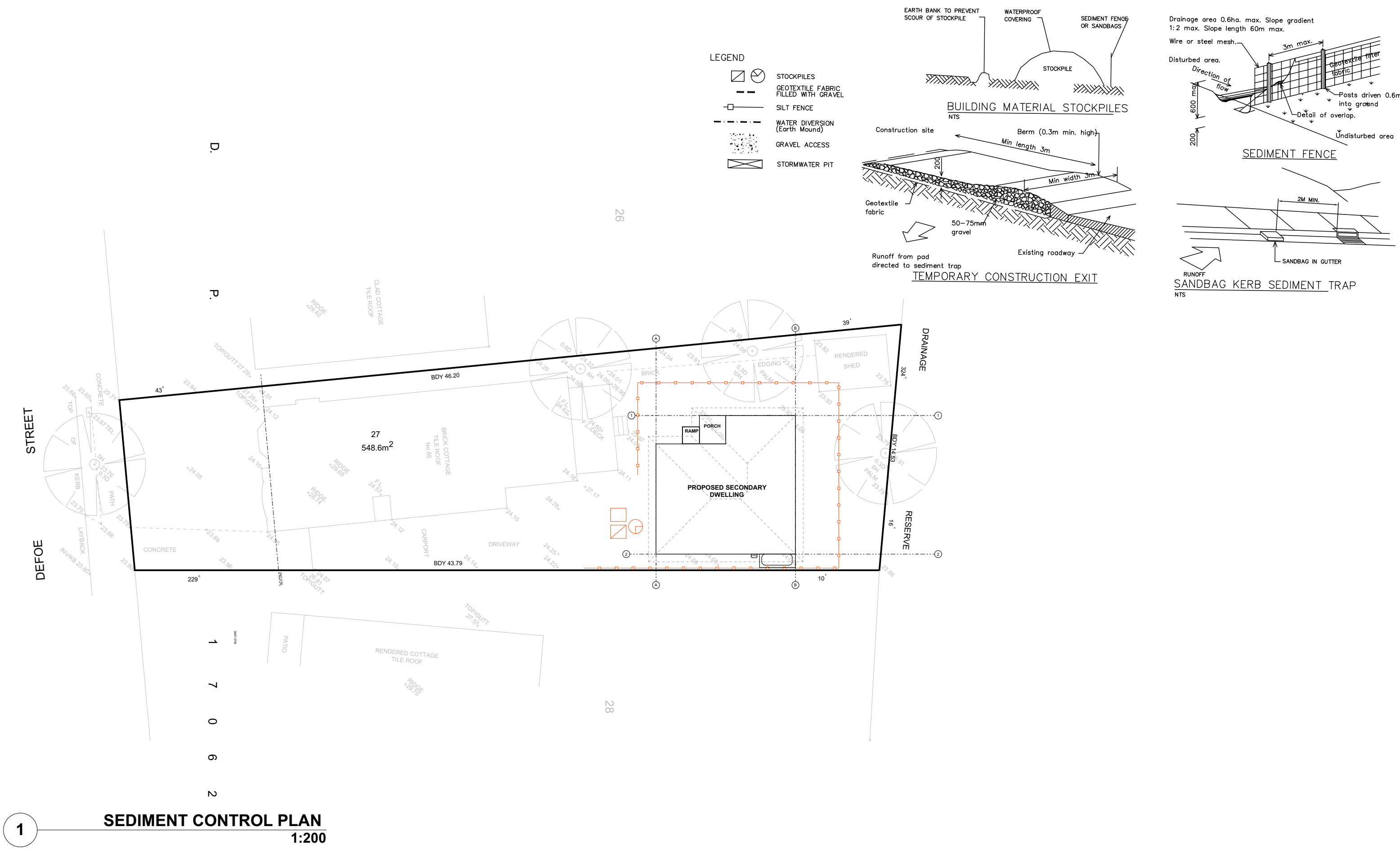
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REVISION

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DA 0400

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SEDIMENT CONTROL PLAN
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LOT 27 DP 17062 65 DEFOE ST, WILEY PARK NSW 2195		SEDIMENT CONTROL PLAN																			
PROJECT				PROJECT NO		DRAWING NO		REVISION													
FOR DEVELOPMENT APPLICATION				24106		DA 0401		1													
CONSTRUCTION OF A SECONDARY DWELLING																					

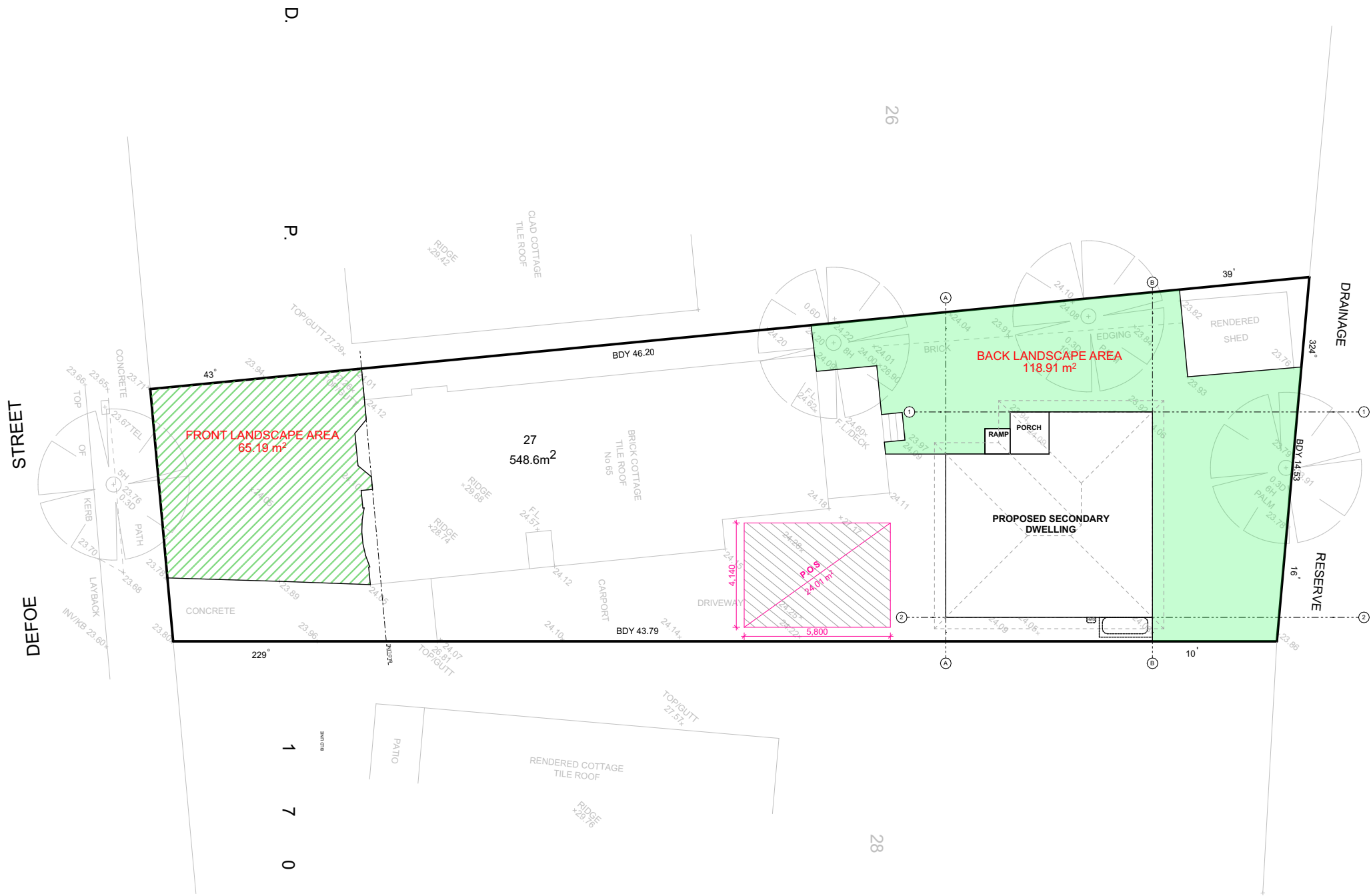
bdca

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ASSOCIATION OF AUSTRALIA

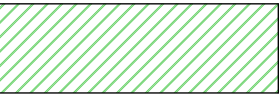


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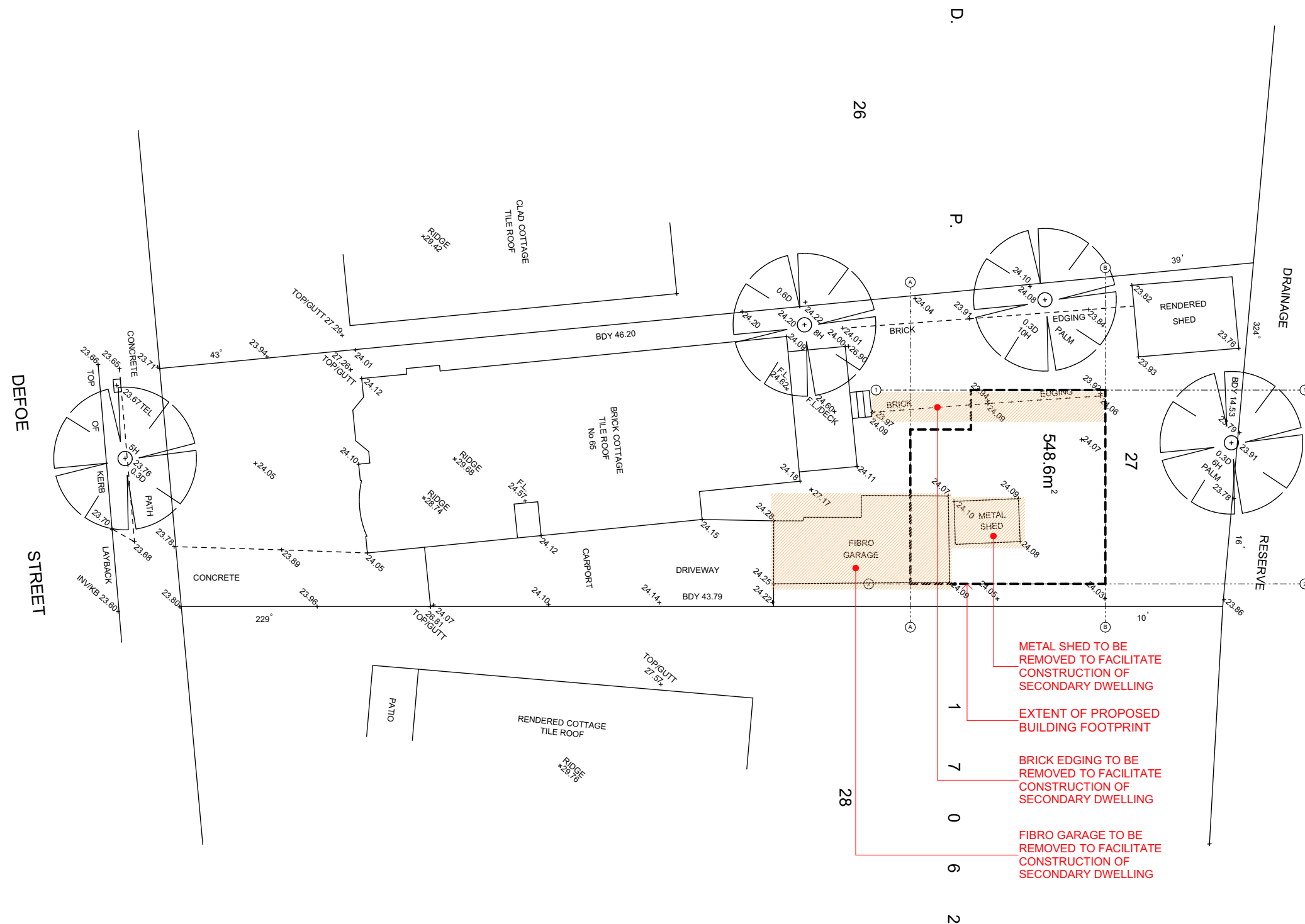


1 LANDSCAPE CONCEPT PLAN
1:200

-  DENOTES LANDSCAPE AREA FORWARD OF BUILDING LINE
-  DENOTES LANDSCAPE ARE BEHIND BUILDING LINE
-  DENOTES PRIVATE OPEN SPACE

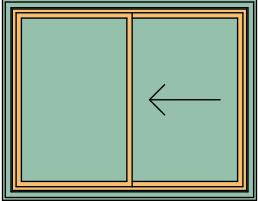
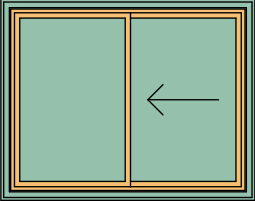

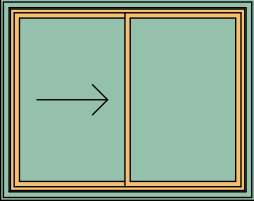

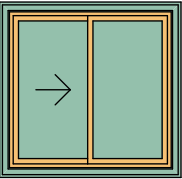
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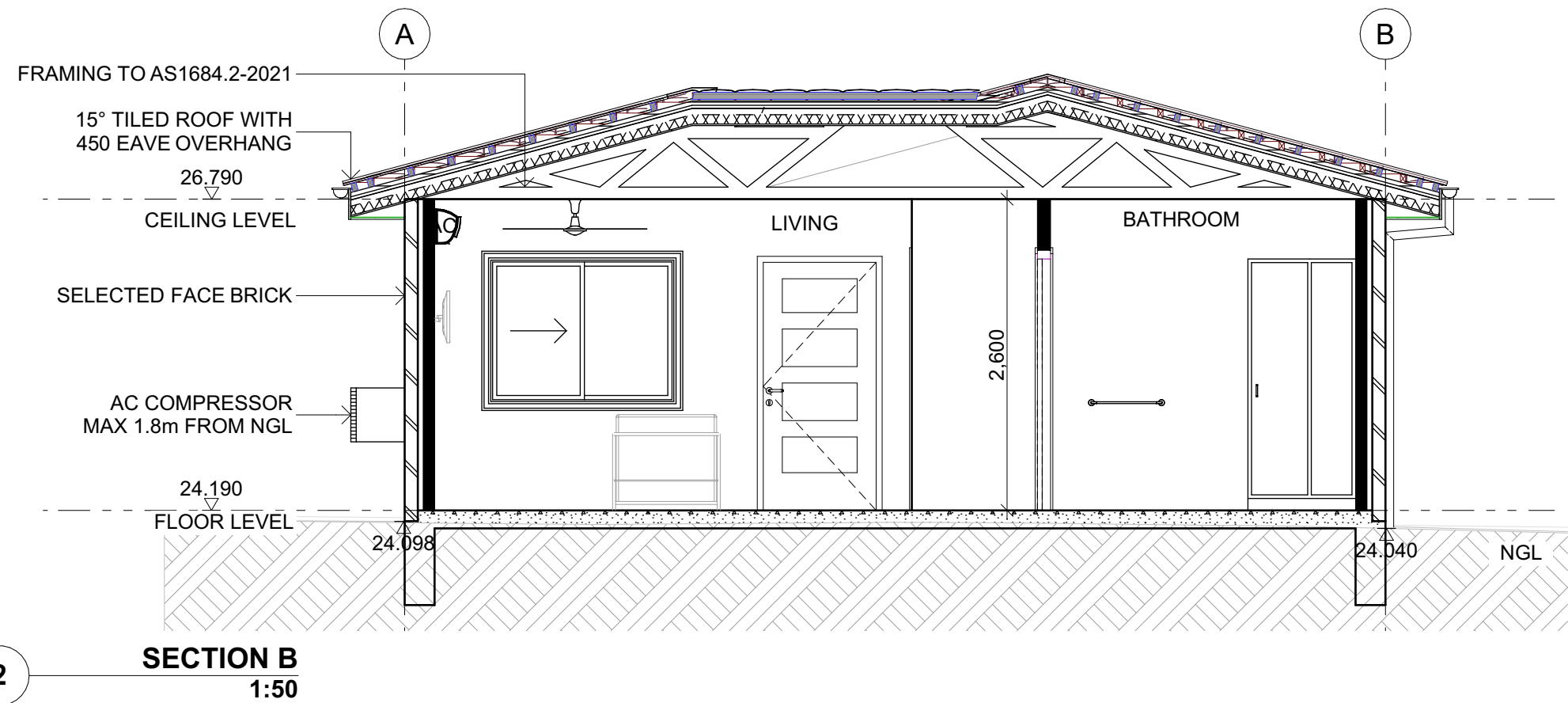
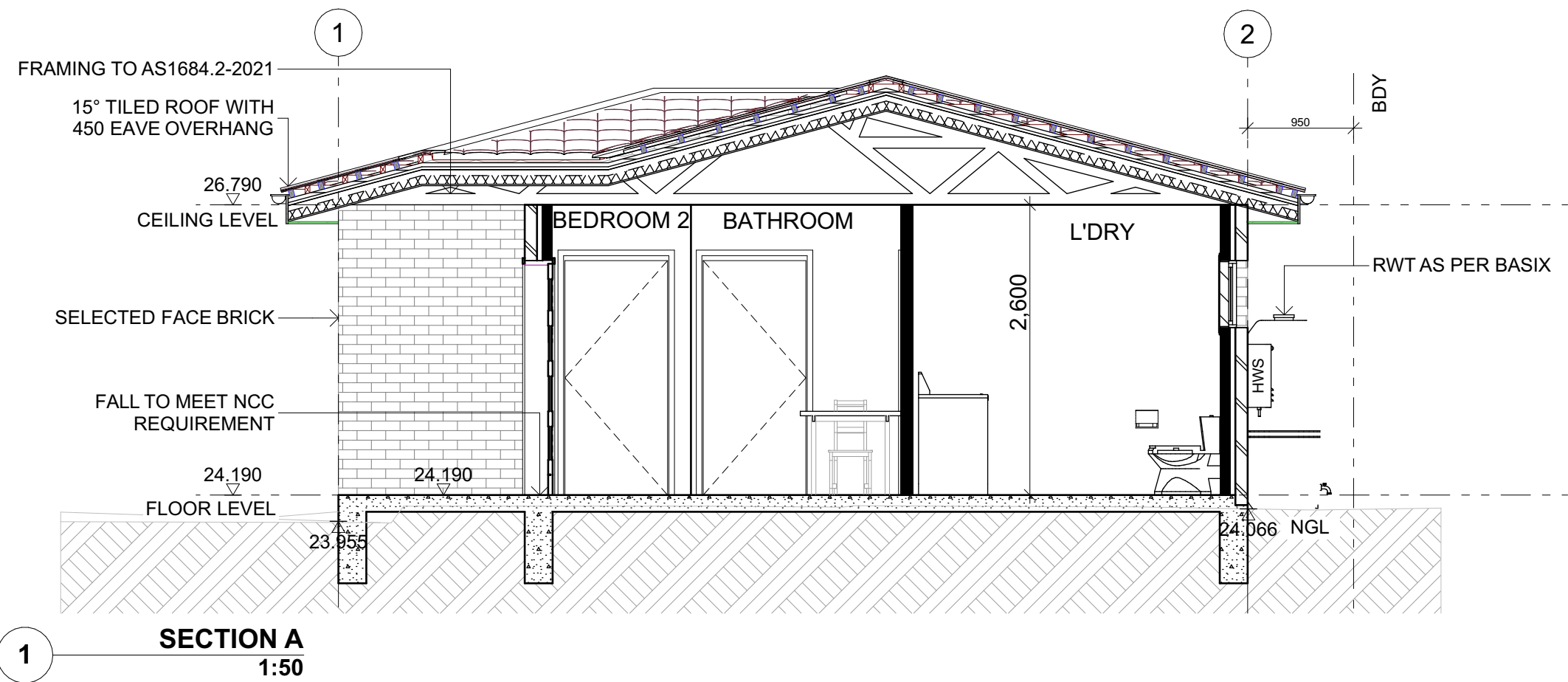
DEMOLITION WORK TO BE CARRIED OUT IN ACCORDANCE WITH AS2601-2001



1 DEMOLITION PLAN
1:200

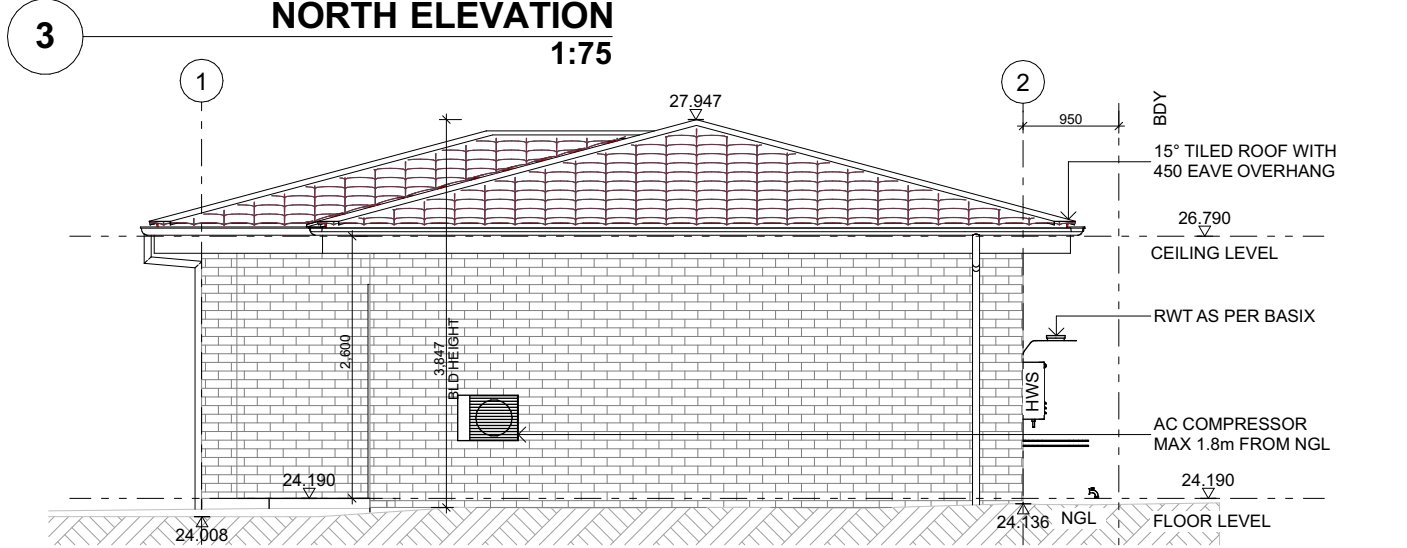
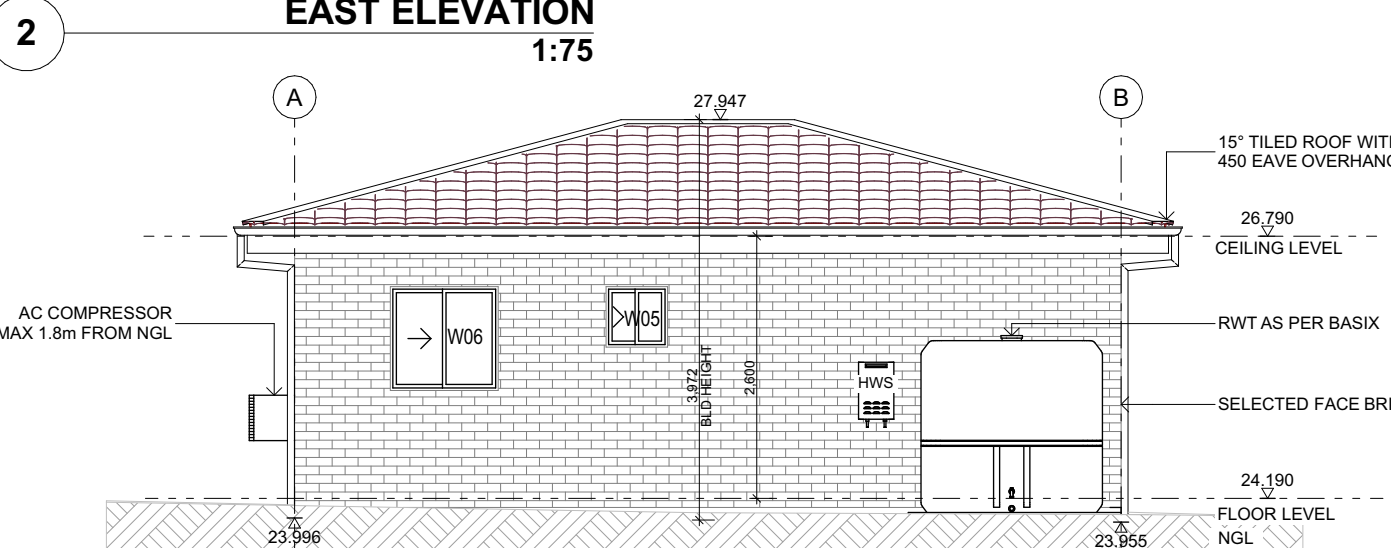
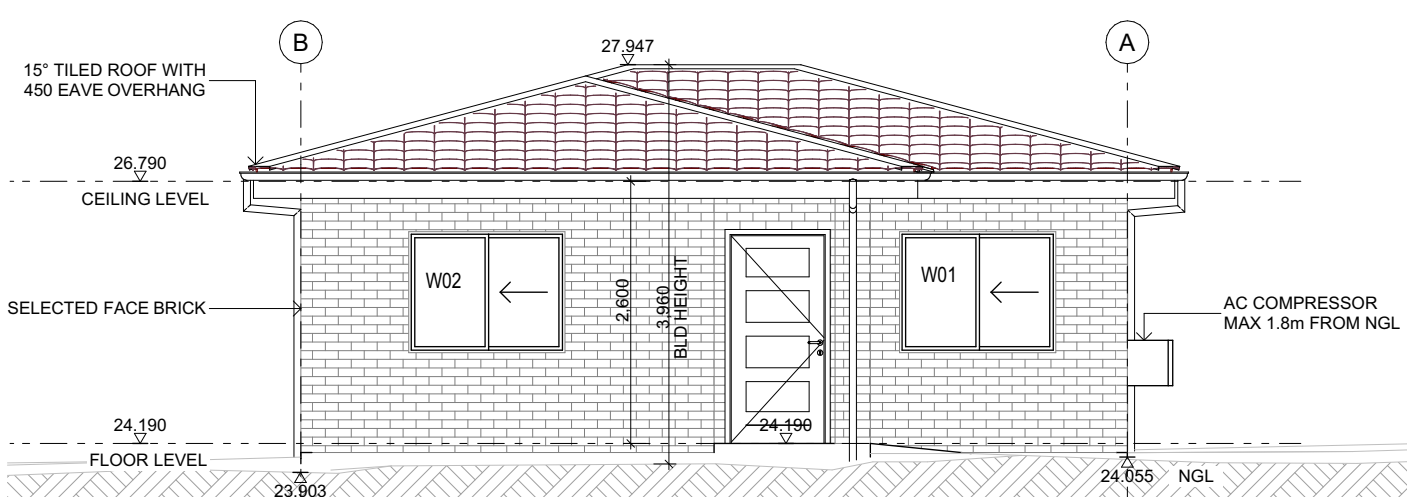
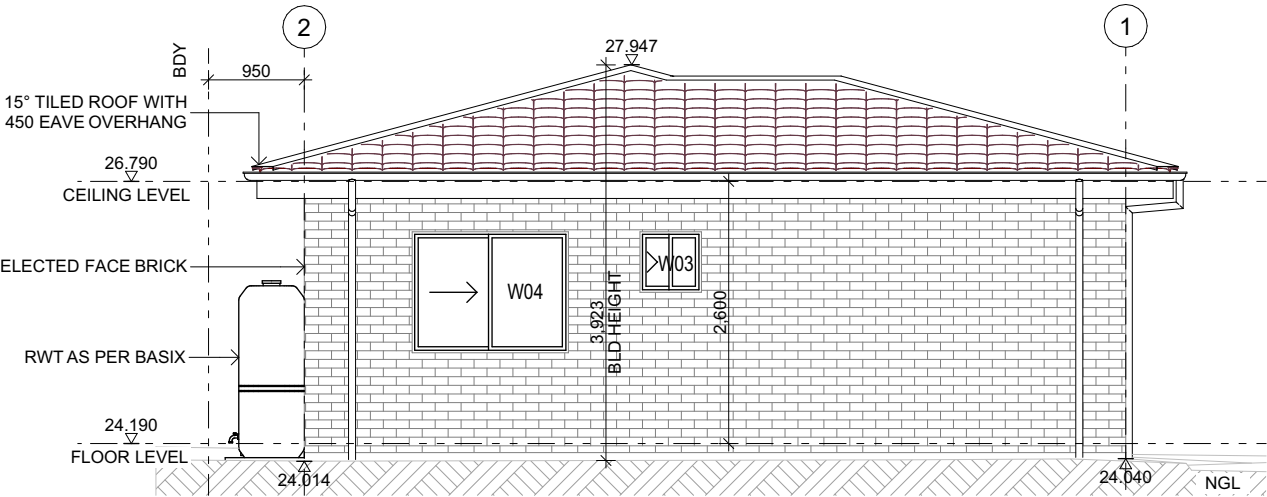
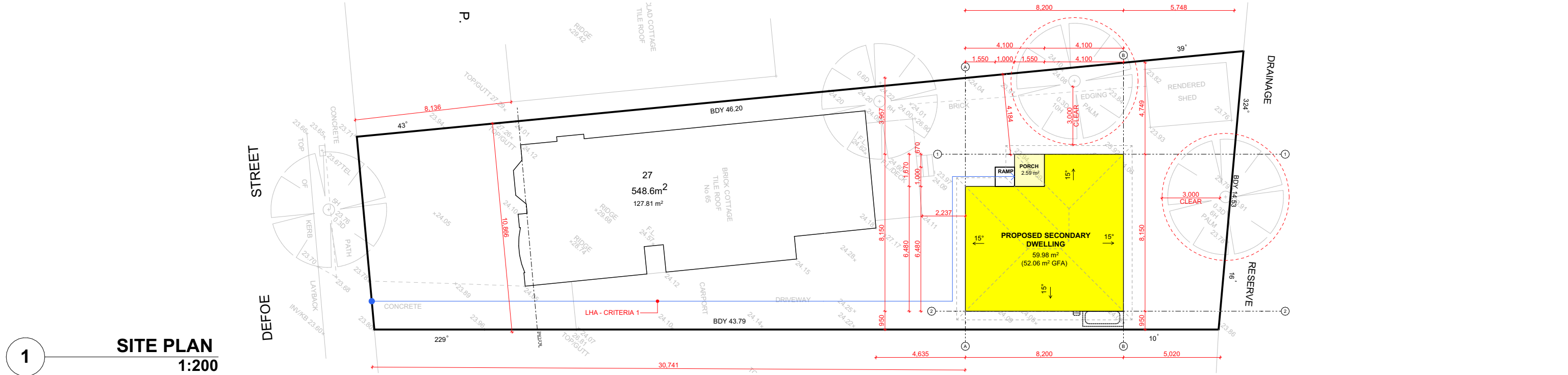
[illegible]

S1 SECONDARY DWELLING WINDOW SCHEDULE							
ID	W01	W02	W03	W04	W05	W06	
Quantity	1	1	1	1	1	1	6
Height	1,200	1,200	600	1,200	600	1,030	
Width	1,550	1,550	610	1,550	610	1,070	
Window sill height	900	900	1,500	900	1,500	1,070	
Window head height	2,100	2,100	2,100	2,100	2,100	2,100	
3D Front View							
Glazing Area	1.86	1.86	0.37	1.86	0.37	1.10	7.42 m²



ISSUED FOR DA

CLIENT		DRAWING TITLE		CLICK IN DESIGN		REV		DESCRIPTION		DRAWN		DATE		SCALE		SHEET SIZE		CHECKED		DATE	
WEN DA XIAO & SUI PING CHEN		RESIDENTIAL DEVELOPMENT			PO BOX 106 STRATHFIELD NSW 2135			1	FOR DA	EL	07.03.25	1:50		A3		SY		07.03.2025			
LOT 27 DP 17062 65 DEFOE ST, WILEY PARK NSW 2195		SECTIONS																			
PROJECT																					
FOR DEVELOPMENT APPLICATION				SUNNY YU 0413 215 877		BRICKWOOD HOMES															
CONSTRUCTION OF A SECONDARY DWELLING		BUILDING DESIGNERS ASSOCIATION OF AUSTRALIA		SUNNY@CLICKINDESIGN.COM.AU																	



4 SOUTH ELEVATION
1:75

5 WEST ELEVATION
1:75

CLIENT		DRAWING TITLE		REV		DESCRIPTION	DRAWN	DATE	SCALE	SHEET SIZE	CHECKED	DATE
WEN DA XIAO & SUI PING CHEN		RESIDENTIAL DEVELOPMENT		1	FOR DA		EL	07.03.25	1:200	A3	SY	07.03.2025
LOT 27 DP 17062 65 DEFOE ST, WILEY PARK NSW 2195		NOTIFICATION PLAN										
PROJECT		FOR DEVELOPMENT APPLICATION		PROJECT NO		DRAWING NO		REVISION				
CONSTRUCTION OF A SECONDARY DWELLING		bdca BUILDING DESIGNERS ASSOCIATION OF AUSTRALIA		24106		DA 3101		1				