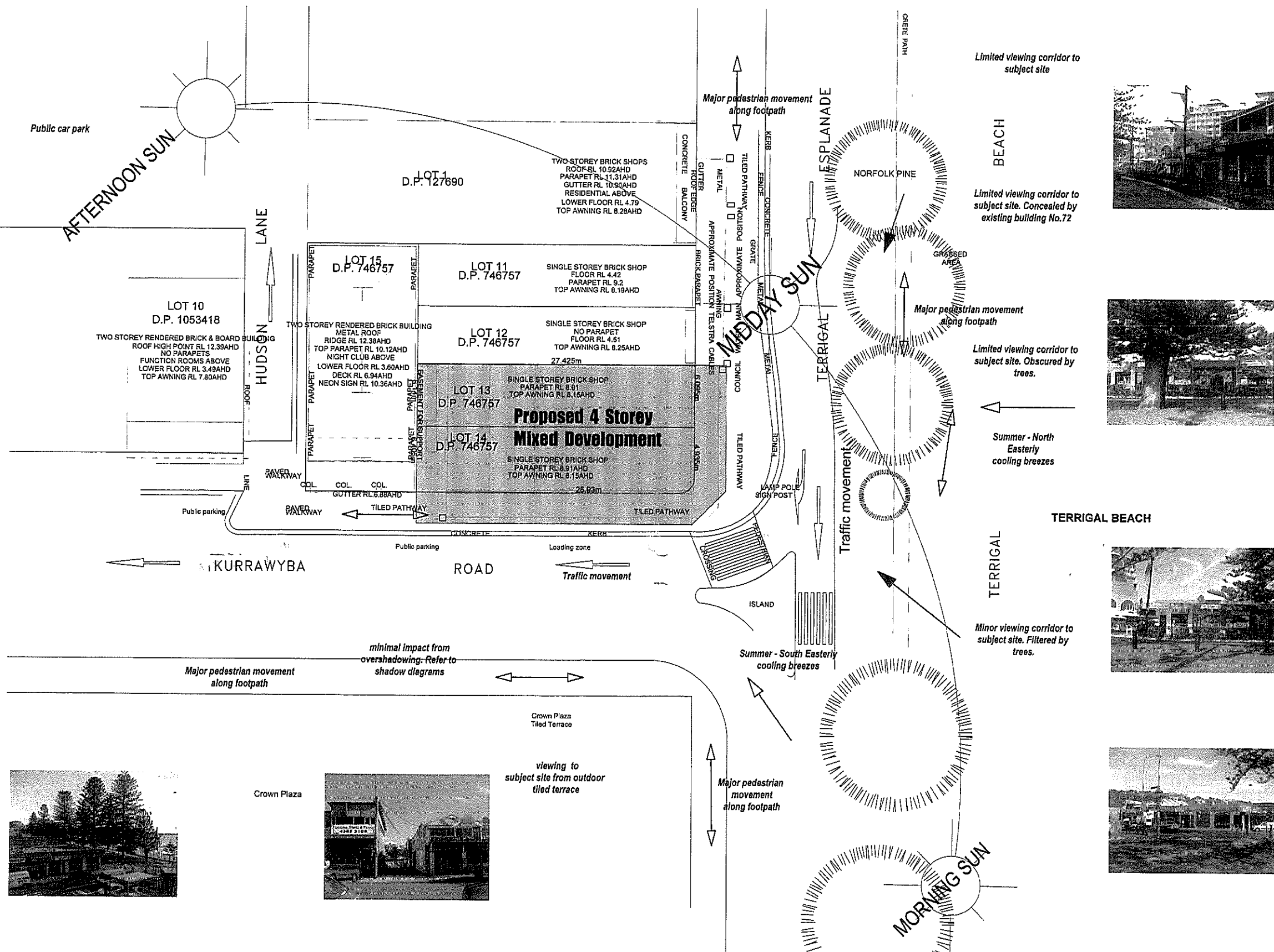




WM	WASHING MACHINE	B	BATH	CBJ	CUPBOARD JOINERY
DW	DISHWASHER	MV	MECHANICAL VENT	FHR	FIRE HOSE REEL
OBS	OBSURED GLASS	FSL	FINISH SOFFIT LEVEL	TR	TROUGH
UBO	UNDER BENCH OVEN	RL	REDUCE LEVEL	SD	SMOKE DETECTOR
AS	ALUMINIUM SLIDER	FCL	FINISH CEILING LEVEL	SL	SKYLIGHT
LOH	LIFT OFF HINGES	FGL	FINISH GROUND LEVEL		
DP	DOWNPIPE	FLL	FINISH FLOOR LEVEL		
ST	STOVE	MH	ROOF ACCESS		
SHR	SHOWER	SS	STAINLESS STEEL		
PAN	PANTRY	COL	COLUMN		
VB	VANITY BENCH	CT	CERAMIC TILE		
FB	FACE BRICK	FC	FIBRE CEMENT SHEET		
S	SINK	TC	TIMBER CLADDING		
G	GLAZING	T	TIMBER		
LN	LINEN	WC	WATER CLOSET		
D	DOOR	CA	CARPET		

GENERAL NOTES:

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HOWARD LESLIE & ASSOCIATES
residential and commercial building design

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UNIT 2/4 CAMPBELL CRESENT
TERRIGAL NSW 2260

"Howard Leslie & Associates - Est. 1985 on the Central Coast"

ACCREDITED MEMBER OF
BUILDING DESIGNERS ASSOCIATION
OF NEW SOUTH WALES INC.

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Issue:	Date:	Revision:
DR	Nov. 09	Issue DA to Council
Drawing Title: Site Analysis Plan		
Designed:	Drawn:	Checked:
DR	DR/JM	DR
File No:	Drawing No:	Scale:
09404	Sheet 1 of 11	1:100

Proposed Retail & Residential Development

No. 42/44 Terrigal Esplanade
Terrigal NSW 2260

Lots 13&14 DP 746747

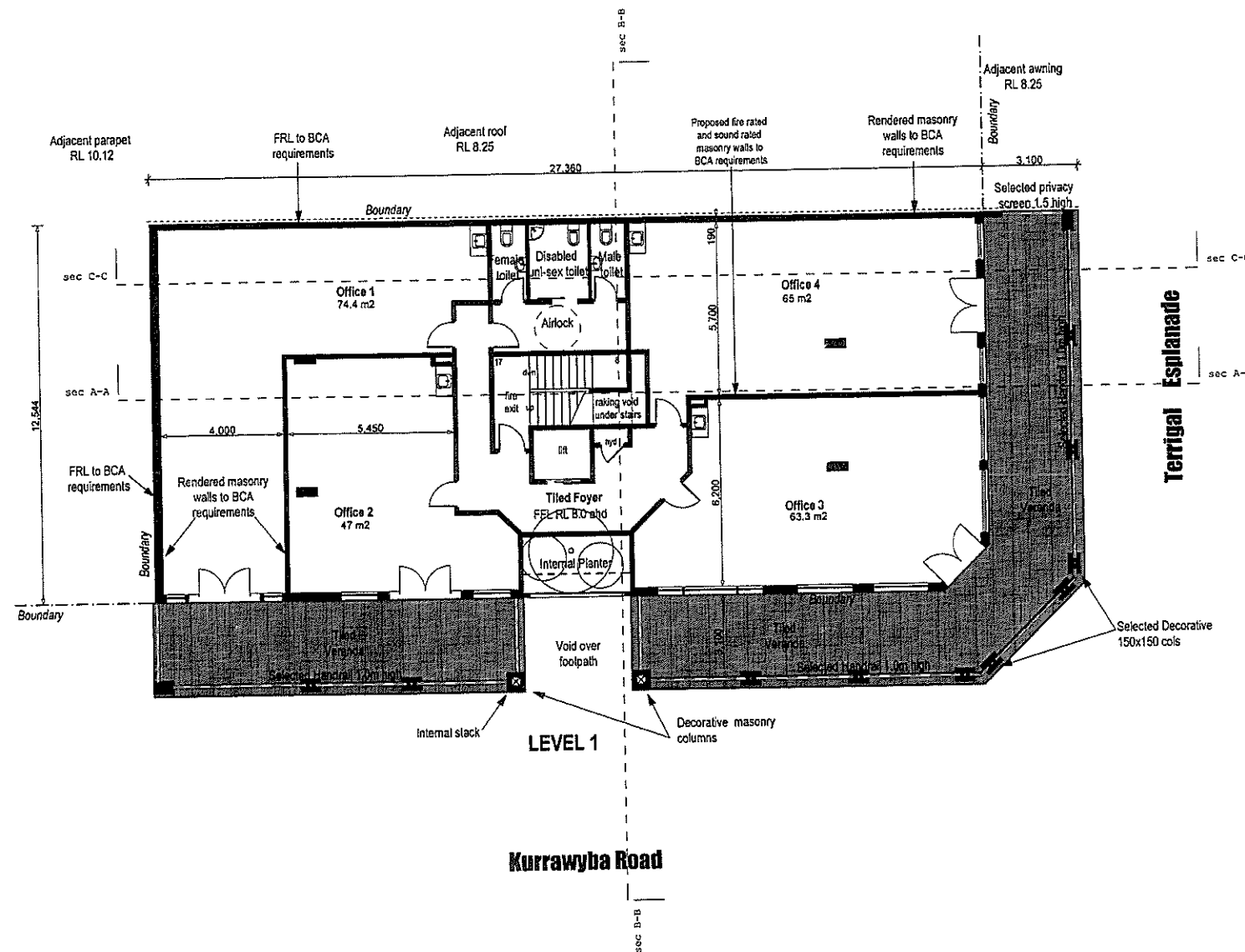
Ms E Cominos

Owners Approval:

PLANT SCHEDULE

Appropriate species for seaside planter boxes

- Agave spp (1m)
- Lomandra 'Seascape' (500mm)
- Myoporum parvifolium (ground cover)
- Phormium tenax 'Red Sensation' (3m if allowed)
- Dracena marginate (3m)
- Yucca elehpanitis (3m if allowed)
- Breschoneria yuccoides (1m)
- Lomandra tanika (300mm)
- Gazania tomentosa (ground cover)
- Dianella 'Silver Streak' (300mm)
- Liriope muscraantha (300mm)



WM	WASHING MACHINE	B	BATH	CBJ	CUPBOARD JOINERY
DW	DISHWASHER	MV	MECHANICAL VENT	FHR	FIRE HOSE REEL
OBS	OBSOURED GLASS	FSL	FINISH SOFFIT LEVEL	TR	TROUGH
UBO	UNDER BENCH OVEN	RL	REDUCE LEVEL	SD	SMOKE DETECTOR
AS	ALUMINIUM SLIDER	FCL	FINISH CEILING LEVEL	SL	SKYLIGHT
LOH	LIFT OFF HINGES	FGL	FINISH GROUND LEVEL		
DP	DOWNPIPE	FFL	FINISH FLOOR LEVEL		
ST	STOVE	MH	MECHANICAL ACCESS		
SHR	SHOWER	SS	STAINLESS STEEL		
PAN	PANTRY	COL	COLUMN		
VB	VANITY BENCH	CT	CERAMIC TILE		
FB	FACE BRICK	FC	FIBRE CEMENT SHEET		
S	SKIN	TC	TIMBER CLADDING		
G	GLAZING	T	TIMBER		
LIN	LINEN	WC	WATER CLOSET		
D	DOOR	CA	CARPET		

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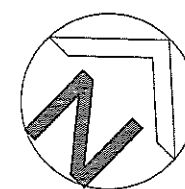
HOWARD LESLIE & ASSOCIATES

residential and commercial building design

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UNIT 2/4 CAMPBELL CRESENT
TERRIGAL NSW 2260

"Howard Leslie & Associates - Est. 1985 on the Central Coast"



Issue:	Date:	Revision:
A	Nov. 09	Issue DA to Council
	11-12-10	Amend balcony to south west cnr

Designed:	Drawn:	Checked:	Date Drawn:	Scale:
DR	DR/JM	DR	Dec 2010	1:100
File No:	09404	Sheet	5 of 11	Rev: A

Proposed Retail & Residential Development

No. 42/44 Terrigal Esplanade
Terrigal NSW 2260

Lots 13&14 DP 746747

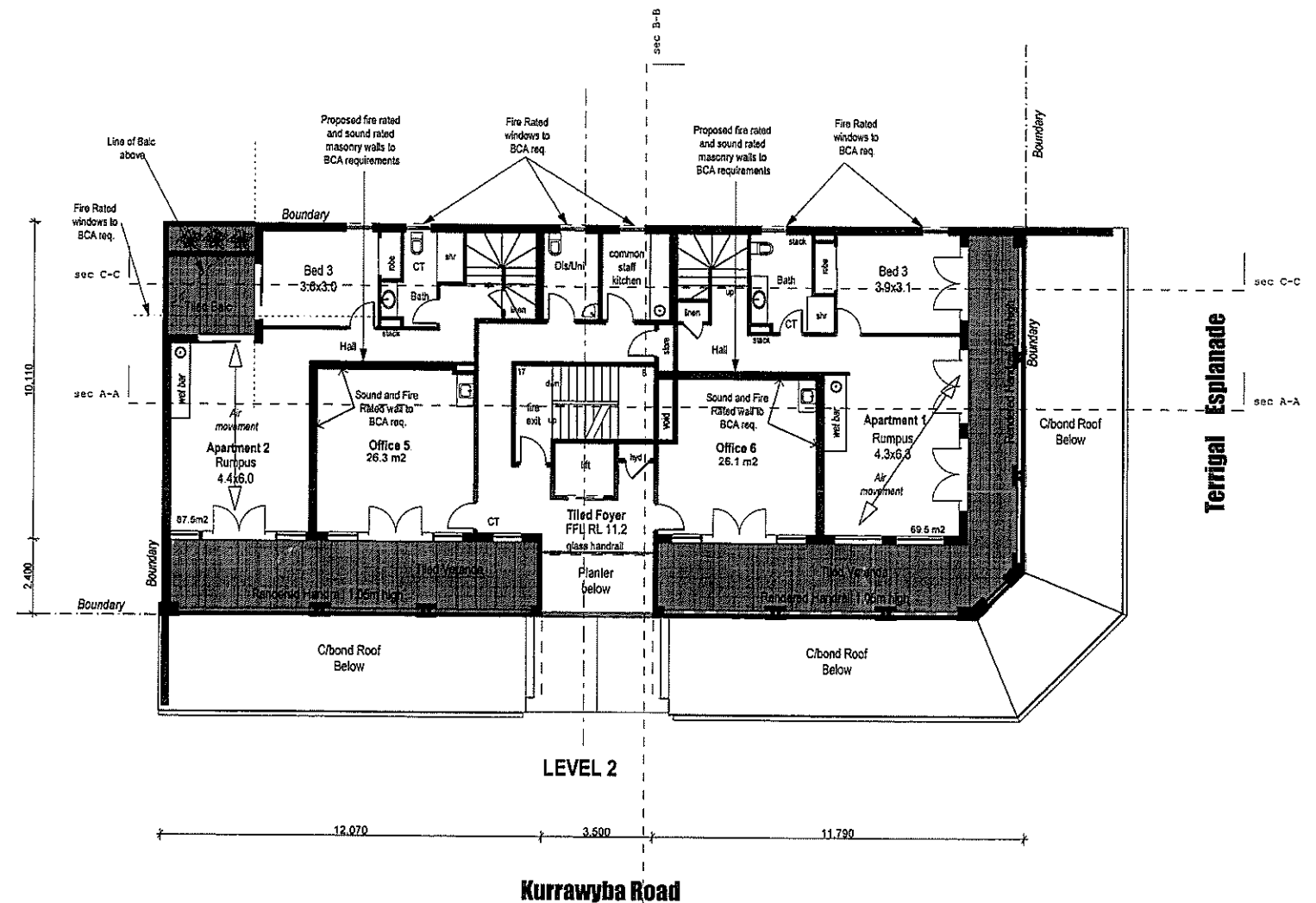
Ms E Cominos

Owners Approval.

PLANT SCHEDULE

Appropriate species for seaside planter boxes

- Agave spp (1m)
- Lomandra 'Seascape' (500mm)
- Myoporum parvifolium (ground cover)
- Phormium tenax 'Red Sensation' (3m if allowed)
- Dracena marginate (3m)
- Yucca elehpantitis (3m if allowed)
- Breschoneria yuccoides (1m)
- Lomandra tanika (300mm)
- Gazania tomentosa (ground cover)
- Dianella 'Silver Streak' (300mm)
- Liriope muscraantha (300mm)



BASIC COMMITMENTS

- All showerheads in the development to have a minimum 3A rating.
- All kitchen and bathroom basin taps in the development to have a minimum 3A rating.
- All taps in common areas to have a minimum 3 star rating.
- All toilets in the development to have a minimum 3A rating.
- A central rainwater tank with the following minimum capacity is to be installed:
 - 10,000 litres
- Rain runoff is to be collected from at least 268 m2 of roof area.
- Rainwater tank is to be connected to:
 - all toilets in the development.
- Install the following type of hot water system in each unit:
 - GAS INSTANTANEOUS with a minimum performance rating of 5 stars.
- 3-phase reverse cycle air-conditioning, with a minimum rating of EER 2.5 to 3.0, is to be installed in:
 - at least one (1) living area of each unit.
 - at least one (1) bedroom of each unit.
- Exhaust systems, ducted to facade or roof and with manual on/off switches, to be installed in:
 - the kitchen of each unit.
 - the bathroom of each unit.
- Fluorescent or light emitting diode (LED) lighting is to be the primary source of lighting in the following rooms of each unit:
 - three (3) bedrooms
 - the kitchen
 - all bathrooms/toilets
 - all hallways
- A gas cooktop and electric oven are to be installed in the kitchen of each unit.
- Incorporate a well ventilated refrigeration space that allows air circulation around the rear and sides of the refrigerator.
- Fixed outdoor/sheltered clothes lines are to be installed for each unit.
- Comply with the thermal requirements of Assessor certificate no. : 93526182.

WM	WASHING MACHINE	B	BATH	CBJ	CUPBOARD JOINERY
DW	DISHWASHER	MV	MECHANICAL VENT	FHR	FIRE HOSE REEL
OGS	OPACURED GLASS	FSL	FINISH SOFFIT LEVEL	TR	TROUGH
UBO	UNDER BENCH OVEN	RL	REDUCE LEVEL	SD	SMOKE DETECTOR
AS	ALUMINIUM SLIDER	FCL	FINISH CEILING LEVEL	SL	SKYLIGHT
LOH	LIFT OFF HINGES	FGL	FINISH GROUND LEVEL		
DP	DOWNPIPE	FFL	FINISH FLOOR LEVEL		
ST	STOVE	MH	ROOF ACCESS		
SHR	SHOWER	SS	STAINLESS STEEL		
PAW	PANTRY	CCL	CERAMIC TILE		
VB	VANITY BENCH	CT	COLUMN		
FB	FACE BRICK	FC	FIBRE CEMENT SHEET		
S	SINK	TC	TIMBER CLADDING		
G	GLAZING	T	TIMBER		
LIN	LINEN	WC	WATER CLOSET		
D	DOOR	CA	CARPET		

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- The Builder shall erect an erosion control fence on site as per Council requirements.
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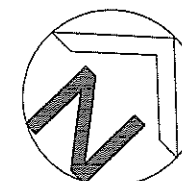
HOWARD LESLIE & ASSOCIATES

residential and commercial building design

Phone: (02) 4384 4653 Fax: (02) 4384 5448 Email: howardleslie@hotmail.net.au

UNIT 2/4 CAMPBELL CRESENT
TERRIGAL NSW 2260

"Howard Leslie & Associates - Est. 1985 on the Central Coast"



Issue:	Date:	Revision:
A	Nov. 09	Issue DA to Council
	11-12-10	Amend balcony to south west cnr
Drawing Title: Level 2 Plan		
Designed: DR	Drawn: DRJM	Checked: DR
Date drawn: 09404	Dec 2010	Scale: 1:100
File No:	Drawing No:	Rev:
	Sheet 6 of 11	A

Proposed Retail & Residential Development

No. 42/44 Terrigal Esplanade
Terrigal NSW 2260

Lots 13&14 DP 746747

Ms E Cominos

Owners Approval:

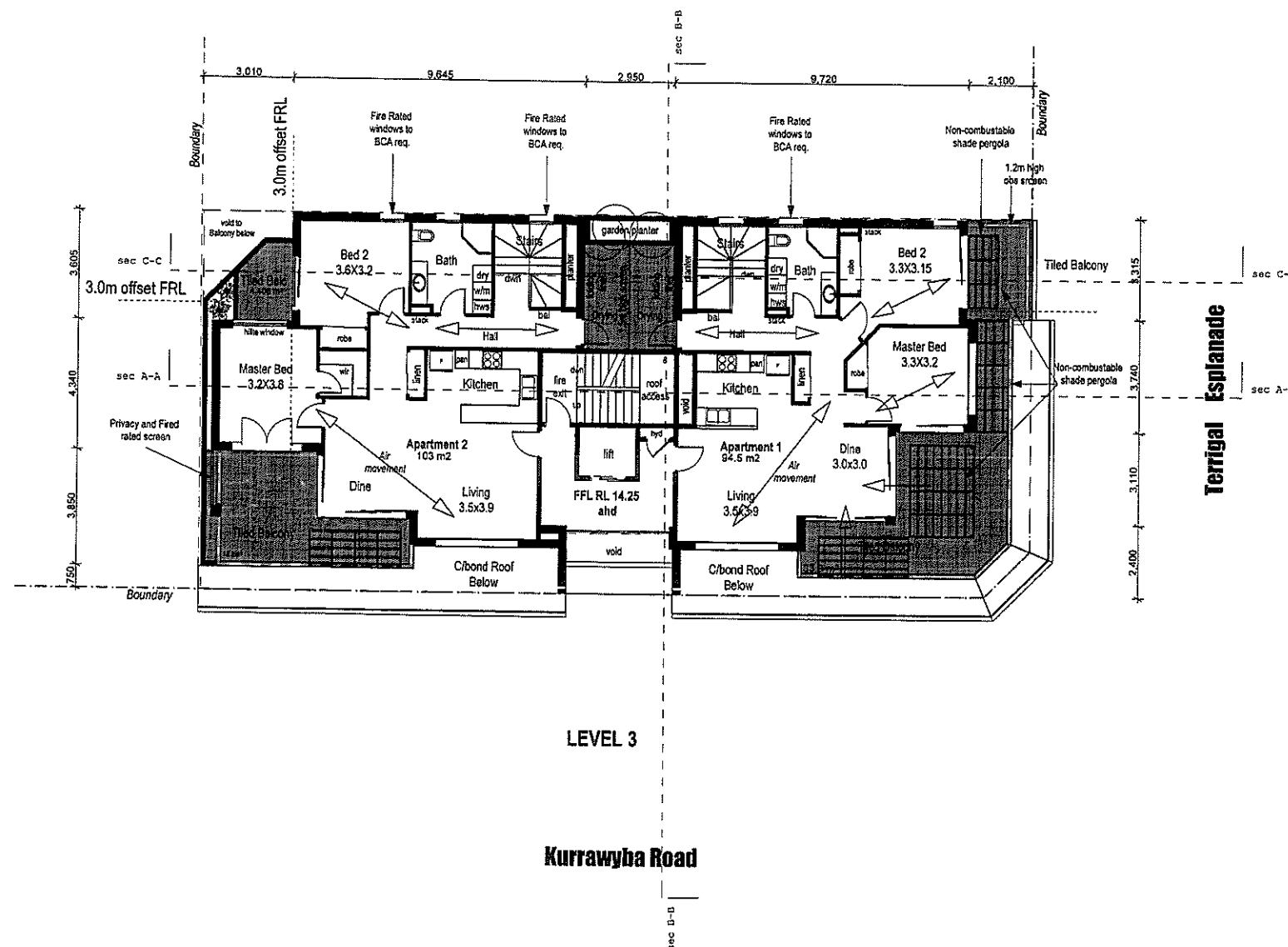
PLANT SCHEDULE

Appropriate species for seaside planter boxes

Agave spp (1m)
 Lomandra 'Seascape' (500mm)
 Myoporum parvifolium (ground cover)
 Phormium tenax 'Red Sensation' (3m if allowed)
 Dracena marginate (3m)
 Yucca elehpantitis (3m if allowed)
 Breschoneria yuccoides (1m)
 Lomandra tanika (300mm)
 Gazania tomentosa (ground cover)
 Dianella 'Silver Streak' (300mm)
 Liriope muscraantha (300mm)

BASIC COMMITMENTS

1. All showerheads in the development to have a minimum 3A rating.
2. All kitchen and bathroom basin taps in the development to have a minimum 3A rating.
3. All taps in common areas to have a minimum 3 star rating.
4. All toilets in the development to have a minimum 3A rating.
5. A central rainwater tank with the following minimum capacity is to be installed:
 - 10,000 litres
6. Rain runoff is to be collected from at least 268 m2 of roof area.
7. Rainwater tank is to be connected to:
 - all toilets in the development.
8. Install the following type of hot water system in each unit:
 - GAS INSTANTANEOUS with a minimum performance rating of 5 stars.
9. 3-phase reverse cycle air-conditioning, with a minimum rating of EER 2.5 to 3.0, is to be installed in:
 - at least one (1) living area of each unit.
 - at least one (1) bedroom of each unit.
10. Exhaust systems, ducted to facade or roof and with manual on/off switches, to be installed in:
 - the kitchen of each unit.
 - the bathroom of each unit.
11. Fluorescent or light emitting diode (LED) lighting is to be the primary source of lighting in the following rooms of each unit:
 - three (3) bedrooms
 - the kitchen
 - all bathrooms/toilets
 - all hallways
12. A gas cooktop and electric oven are to be installed in the kitchen of each unit.
13. Incorporate a well ventilated refrigerator space that allows air circulation around the rear and sides of the refrigerator.
14. Fixed outdoor/shelved clothes lines are to be installed for each unit.
15. Comply with the thermal requirements of Assessor certificate no. : 9352516Z.



LEVEL 3

Kurrawyba Road

WM	WASHING MACHINE	B	BATH	CBJ	CUPBOARD JOINERY
DW	DISHWASHER	MV	MECHANICAL VENT	FHR	FIRE HOSE REEL
OBS	OBSOURED GLASS	FSL	FINISH SOFFIT LEVEL	TR	TROUGH
UBO	UNDER BENCH OVEN	RL	REDUCE LEVEL	SD	SMOKE DETECTOR
AS	ALUMINUM SLIDER	FCL	FINISH CEILING LEVEL	SL	SKYLIGHT
LCH	LIFT OFF HINGES	FGL	FINISH GROUND LEVEL		
OP	DOWNPIPE	FFL	FINISH FLOOR LEVEL		
ST	STOVE	MH	ROOF ACCESS		
SHR	SHOWER	SS	STAINLESS STEEL		
PAN	PANTRY	COL	COLUMN		
VB	VANITY BENCH	CT	CERAMIC TILE		
FB	FACE BRICK	FC	FIBRE CEMENT SHEET		
S	SINK	TC	TIMBER CLADDING		
G	GLAZING	T	TIMBER		
LIN	LINEN	WC	WATER CLOSET		
D	DOOR	CA	CARPET		

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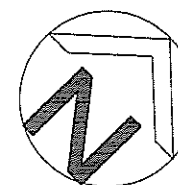
HOWARD LESLIE & ASSOCIATES

residential and commercial building design

Phone: (02) 4384 4653 Fax: (02) 4384 5448 Email: howard@leslie.net.au

UNIT 2/4 CAMPBELL CRESENT
TERRIGAL NSW 2260

"Howard Leslie & Associates - Est. 1985 on the Central Coast"



Issue:	Date:	Revision:
A	Nov. 09 11-12-10	Issue DA to Council Amend balcony to south west cnr
Drawing Title: Level 3 Plan		
Designed: DR	Drawn: DRJUM	Checked: DR
Date: 09404	Date: Dec 2010	Date: 1:100
File No:	Sheet 7 of 11	Rev: A

Proposed Retail & Residential Development

No. 42/44 Terrigal Esplanade
Terrigal NSW 2260

Lots 13&14 DP 746747

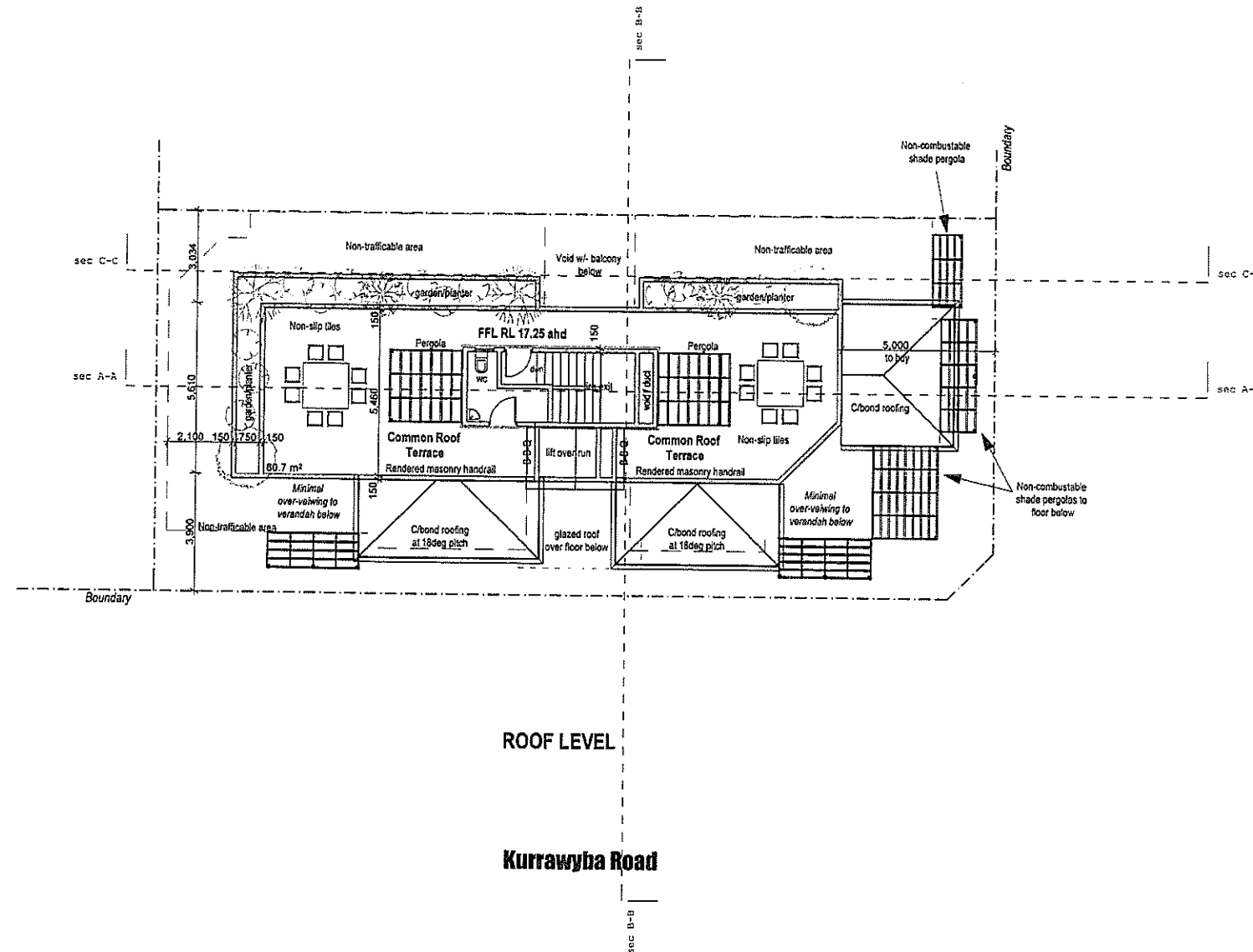
Ms E Cominos

Owners Approval:

PLANT SCHEDULE

Appropriate species for seaside planter boxes

- Agave spp (1m)
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WM	WASHING MACHINE	B	BATH	CBJ	CUPBOARD JOINERY
DW	DISHWASHER	MV	MECHANICAL VENT	FHR	FIRE HOSE REEL
OBS	OBSCURED GLASS	FSL	FINISH SOFFIT LEVEL	TR	TROUGH
UBO	UNDER BENCH OVEN	RL	REDUCE LEVEL	SD	SMOKE DETECTOR
AS	ALUMINIUM SLIDER	FCL	FINISH CEILING LEVEL	SL	SKYLIGHT
LOH	LIFT OFF HINGES	FGL	FINISH GROUND LEVEL		
CP	CORNERPIPE	FFL	FINISH FLOOR LEVEL		
ST	STOVE	NH	ROOF ACCESS		
SHR	SHOWER	SS	STAINLESS STEEL		
PAN	PANTRY	COL	COLUMN		
VB	VANITY BENCH	CT	CERAMIC TILE		
FB	FACE BRICK	FC	FIBRE CEMENT SHEET		
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G	GLAZING	T	TIMBER		
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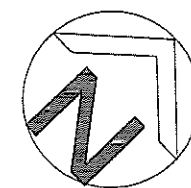
HOWARD LESLIE & ASSOCIATES

residential and commercial building design

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UNIT 2/4 CAMPBELL CRESENT
TERRIGAL NSW 2260

"Howard Leslie & Associates - Est. 1985 on the Central Coast"



Issue:	Date:	Revision:
A	Nov. 09	Issue DA to Council
	11-12-10	Amend balcony to south west chr

Proposed Retail & Residential Development
No. 42/44 Terrigal Esplanade
Terrigal NSW 2260

Lots 13&14 DP 746747

Ms E Cominos

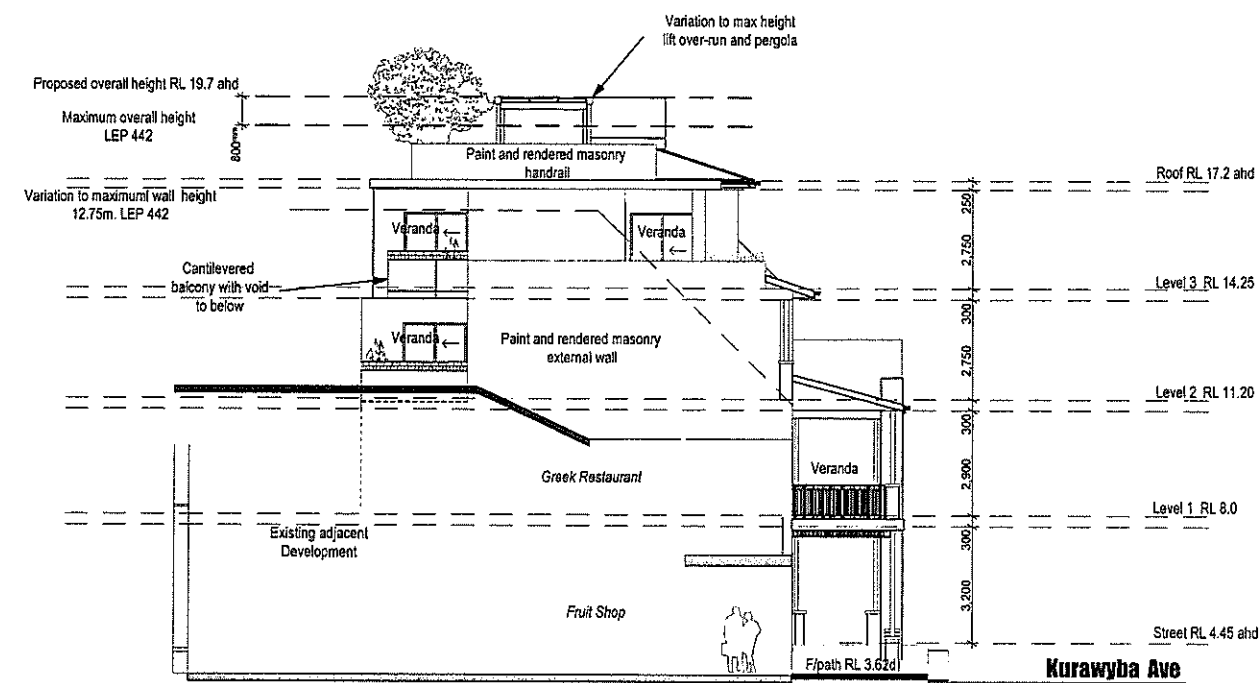
Owners Approval:

Drawing Title: Roof Plan				
Designed:	Drawn:	Checked:	Date Drawn:	Scale:
DR	BRJM	DR	Dec 2010	1:100
File No:	Drawing No:	Rev:		
09404	Sheet 8 of 11	A		

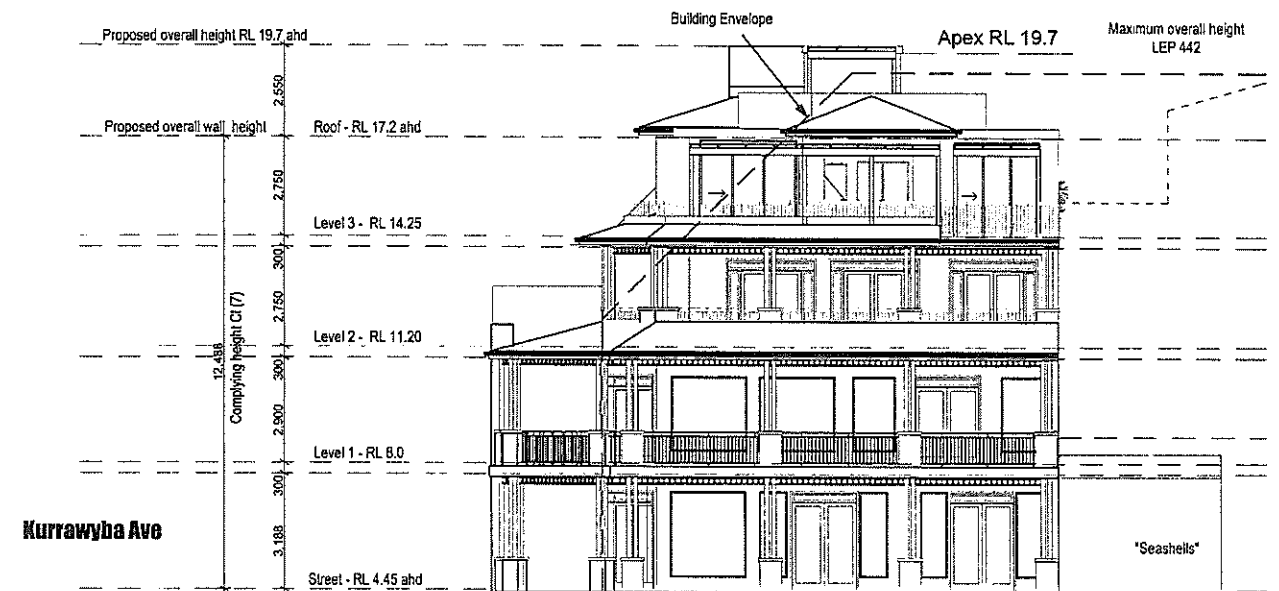


East Elevation

Kurawya Ave



South Elevation



Proposed development

North Elevation

WM	WASHING MACHINE	B	BATH	OB	OUTBOARD JOINERY
DW	DISHWASHER	MV	MECHANICAL VENT	PHR	FIRE HOSE REEL
OBS	OBSOURED GLASS	FSL	FINISH SOFFIT LEVEL	TR	TROUGH
UBO	UNDER BENCH OVEN	RL	REDUCE LEVEL	SD	SMOKE DETECTOR
AS	ALUMINIUM SLIDER	PCL	FINISH CEILING LEVEL	SL	SKYLIGHT
LOH	LIFT OFF HINGES	FGL	FINISH GROUND LEVEL		
DP	DOWNPIPE	PFL	FINISH FLOOR LEVEL		
ST	STOVE	NH	ROOF ACCESS		
SHR	SHOWER	SS	STAINLESS STEEL		
PAN	PANTRY	COL	COLUMN		
VB	VANITY BENCH	CT	CERAMIC TILE		
FB	FACE BRICK	FC	FIBRE CEMENT SHEET		
S	SINK	TC	TIMBER CLADDING		
LH	LINEN	T	TIMBER		
D	DOOR	WC	WATER CLOSET		
		CA	CARPET		

OB	OUTBOARD JOINERY
PHR	FIRE HOSE REEL
TR	TROUGH
SD	SMOKE DETECTOR
SL	SKYLIGHT

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UNIT 2/4 CAMPBELL CRESENT
TERRIGAL NSW 2260

"Howard Leslie & Associates - Est. 1985 on the Central Coast"



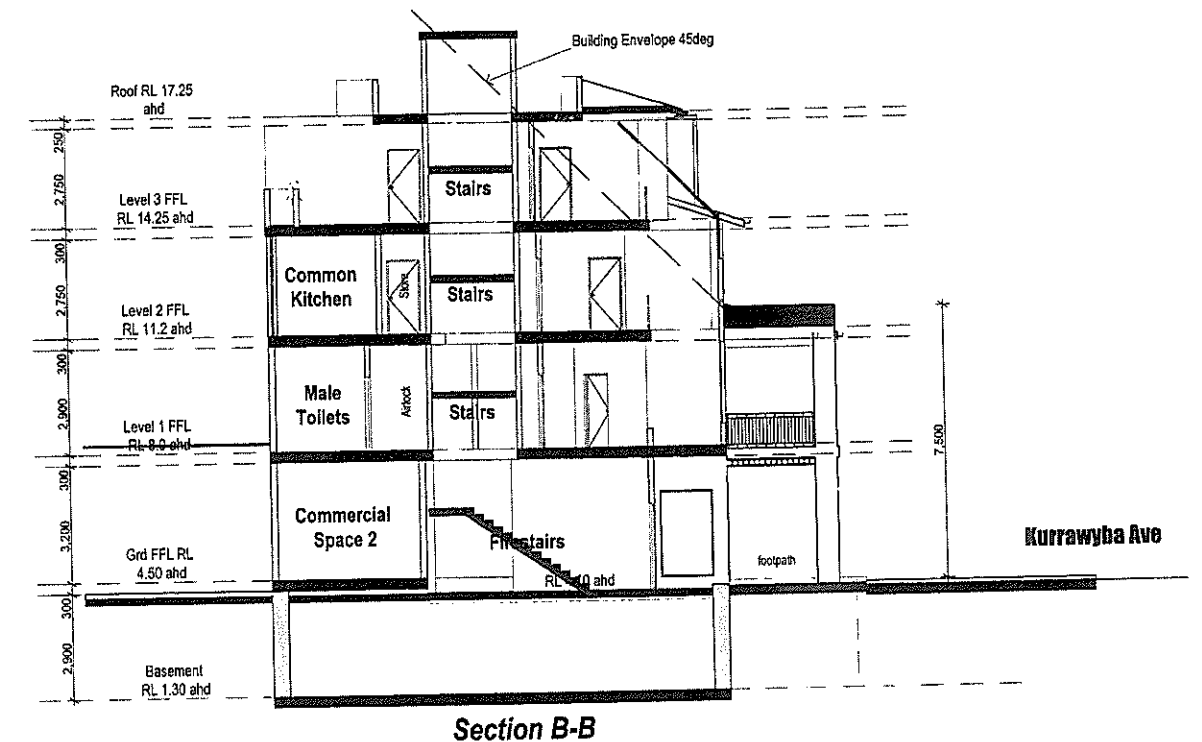
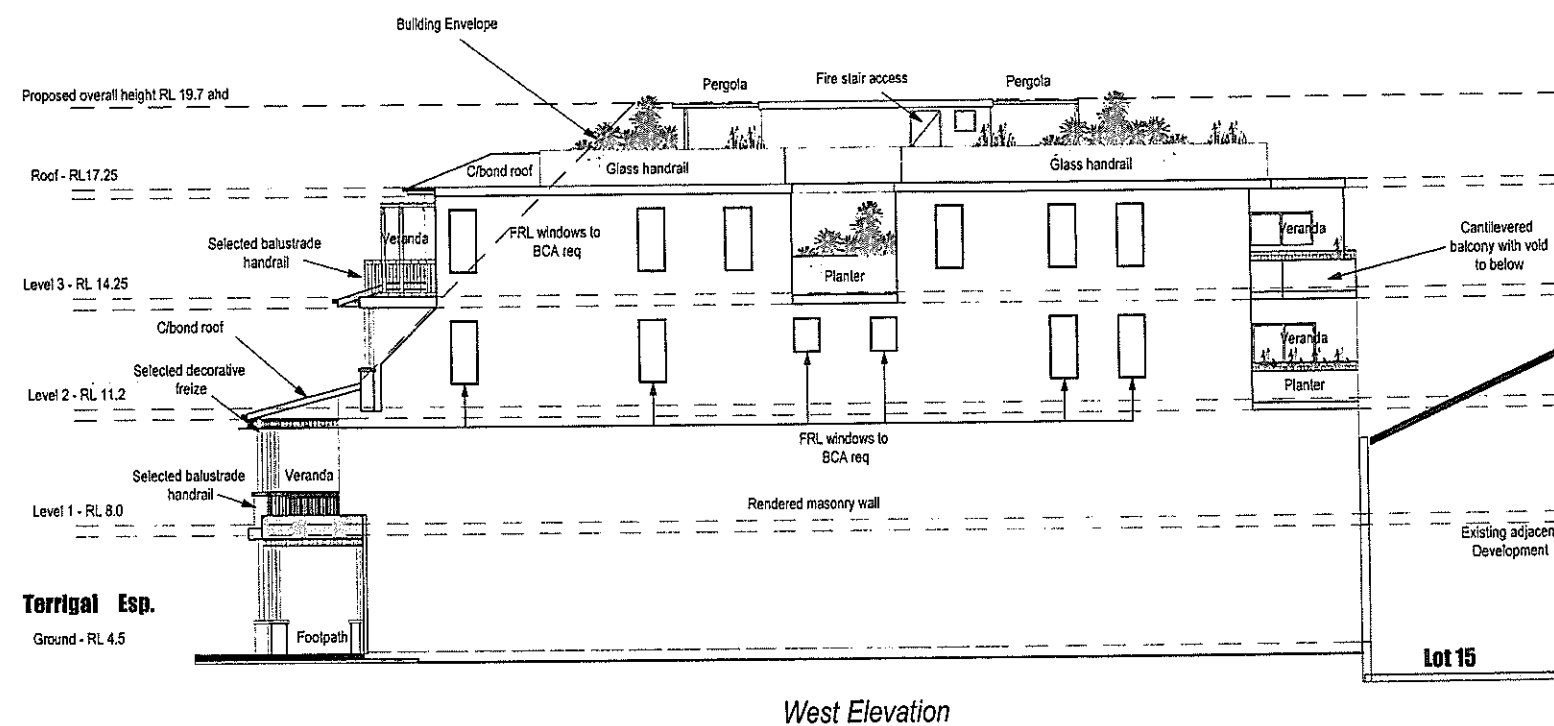
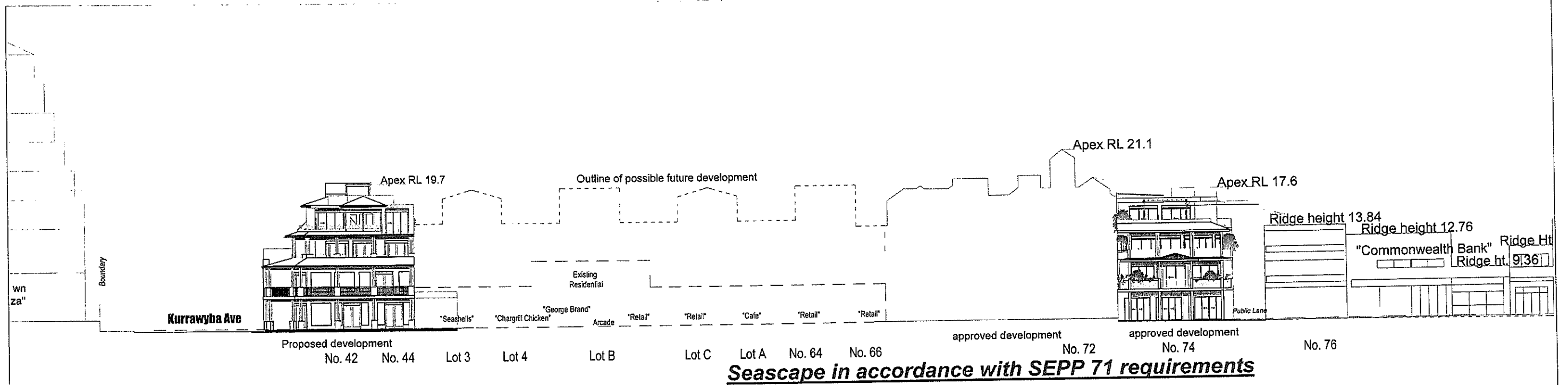
Issue:	Date:	Revision:
A	Nov. 09	Issue DA to Council
	11-12-10	Amend balcony to south west cnr

Drawing Title: Elevations

Designed:	Drawn:	Checked:	Date Drawn:	Scale:
DR	DRJM	DR	Dec 2010	1:100

File No: 09404 Drawing No: Sheet 3 of 11 Rev: A

Proposed Retail & Residential Development
No. 42/44 Terrigal Esplanade
Terrigal NSW 2260
Lots 13&14 DP 746747
Ms E Cominos
Owners Approval:



WM	WASHING MACHINE	B	BATH	CBJ	CUPBOARD JOINERY
DW	DISHWASHER	MY	MECHANICAL VENT	FHR	FIRE HOSE REEL
OBS	OBSURED GLASS	PSL	FINISH SOFFIT LEVEL	TR	TROUGH
UBO	UNDER BENCH OVEN	RL	REDUCE LEVEL	SD	SMOKE DETECTOR
AS	ALUMINIUM SLIDER	FCL	FINISH CEILING LEVEL	SL	SKYLIGHT
LOH	LIFT OFF HINGES	FGL	FINISH GROUND LEVEL		
DP	DOWNPIPE	PFL	FINISH FLOOR LEVEL		
ST	STOVE	MH	ROOF ACCESS		
SHR	SHOWER	SS	STAINLESS STEEL		
PAN	PANTRY	COL	COLUMN		
VAN	VANITY BENCH	CT	CERAMIC TILE		
FB	FACE BRICK	FC	FIBRE CEMENT SHEET		
S	SINK	TC	TIMBER CLADDING		
G	GLAZING	T	TIMBER		
LIN	LINEN	WC	WATER CLOSET		
D	DOOR	CA	CARPET		

GENERAL NOTES:

- All dimensions are shown in millimetres.
- All dimensions are to be checked on site by the builder prior to commencement of work.
- Figured dimensions take precedence over scaling of drawings.
- Trees within the building zone are to be removed on Council approval.
- A minimum area will be cleared around the building site to minimise bushfire risks.
- All workmanship and materials are to be in accordance with the relevant Building Codes of Australia and as per Council requirements.
- All timbers are to be in accordance with AS1684.2 - 1999.
- Termite control is to be in accordance with AS3680.1 and is to be physical / chemical.
- These documents are to be read in conjunction with all other professional specifications and Council conditions of approval.
- All reduced levels relate to Assumed Datum / Australian Height Datum (AHD).
- No known waterways or wetcourses.
- The Builder shall erect an erosion control fence on site as per Council requirements.
- The Builder shall erect a safety fence on site as per Council requirements.

HOWARD LESLIE & ASSOCIATES
residential and commercial building design

Phone: (02) 4384 4653 Fax: (02) 4384 5448 Email: howardleslie@holkey.net.au

UNIT 2/4 CAMPBELL CRESENT
TERRIGAL NSW 2260

"Howard Leslie & Associates - Est. 1995 on the Central Coast"

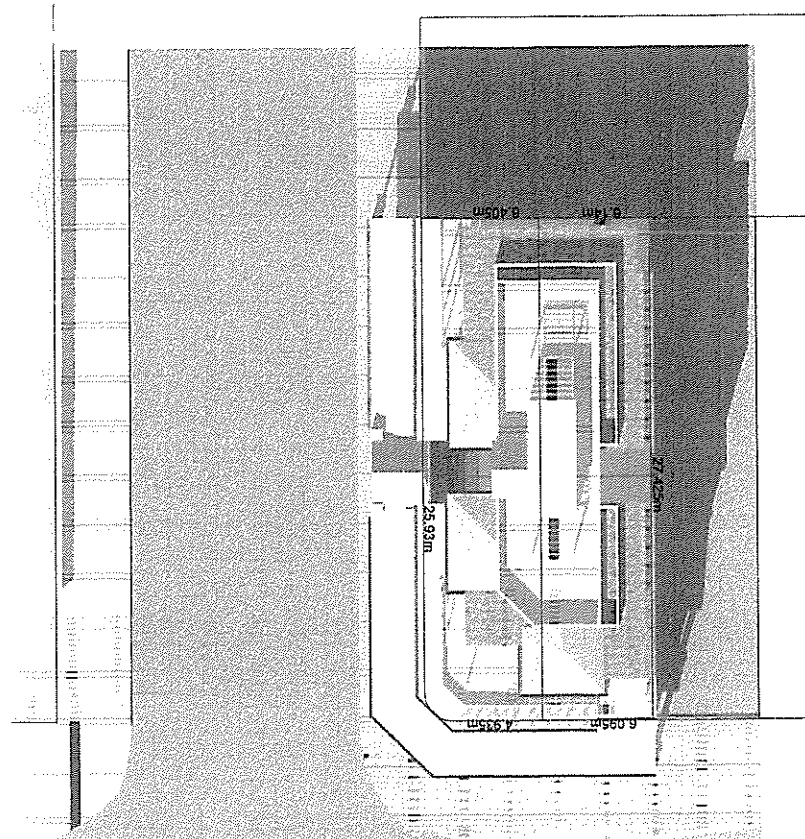
ACCREDITED MEMBER OF
BUILDING DESIGNERS ASSOCIATION
OF NEW SOUTH WALES INC

Issue:	Date:	Revision:
A	Nov. 09	Issue DA to Council
	11-12-10	Amend balcony to south west cnr
Drawing Title: Elevations		
Designed:	Drawn:	Checked (Date Drawn):
DR	DR/JM	DR Dec 2010
File No:	Drawing No:	Rev:
09404	Sheet 11	A

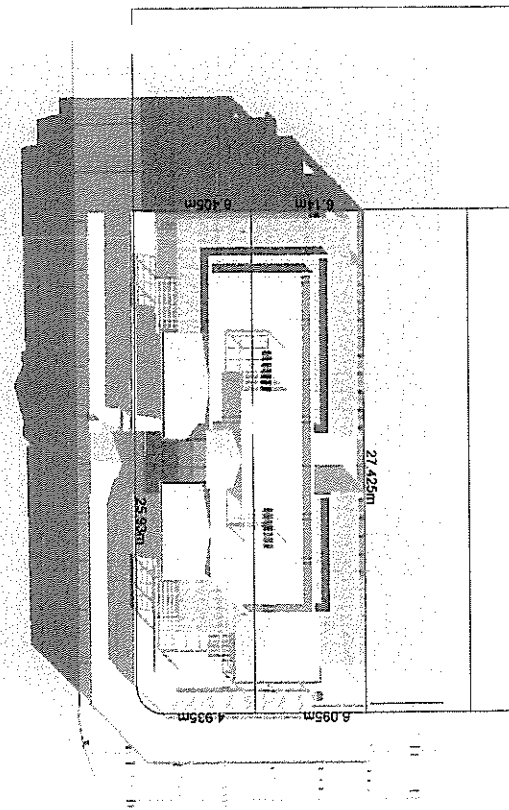
Proposed Retail & Residential Development

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Ms E Cominos

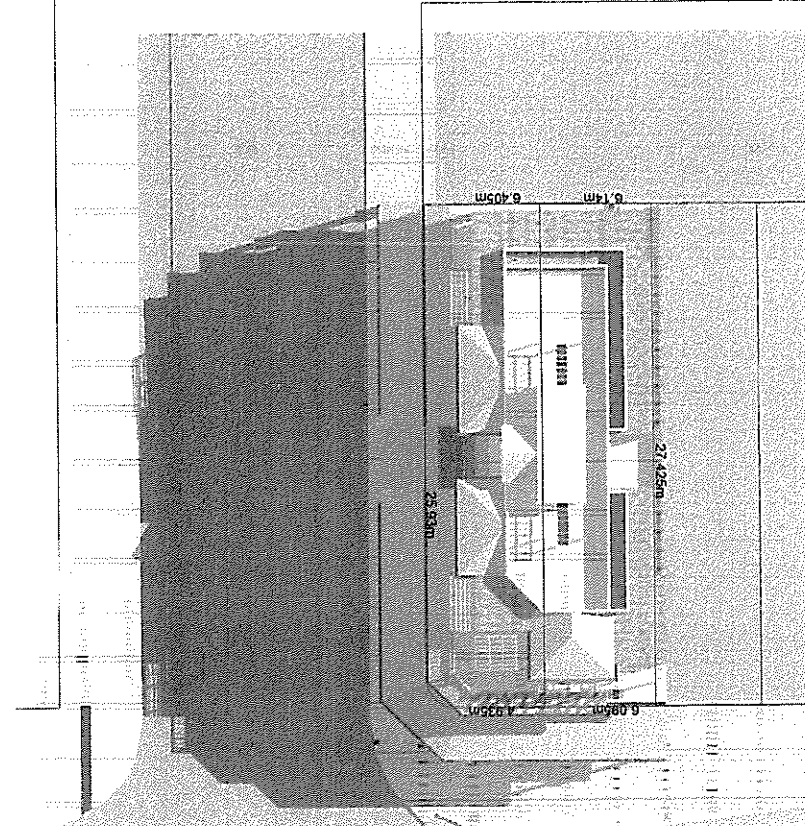
Owners Approval:



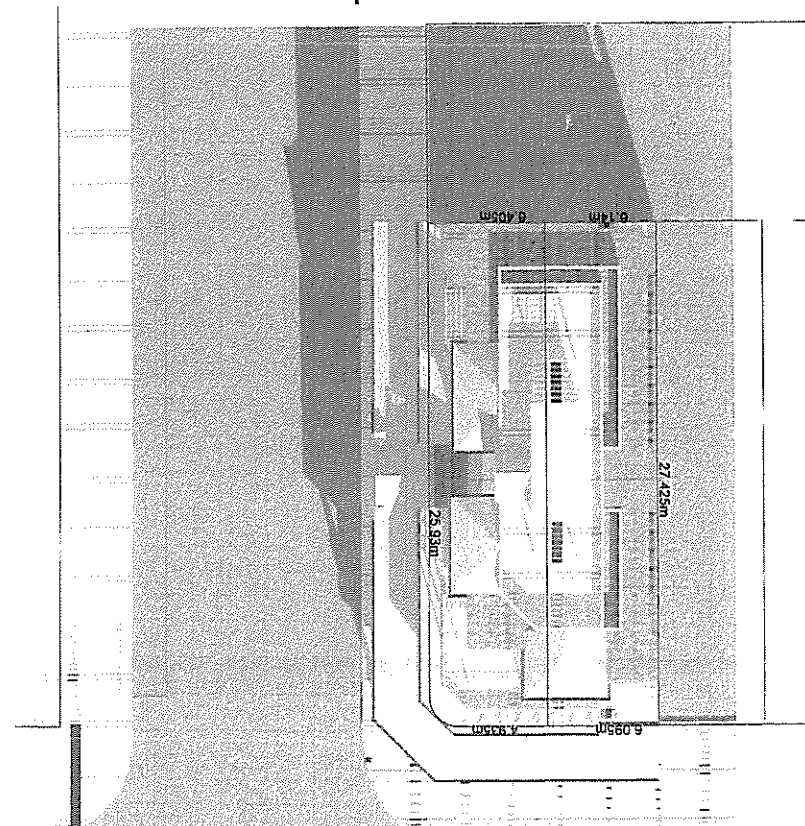
mar/sept 22 - 9am



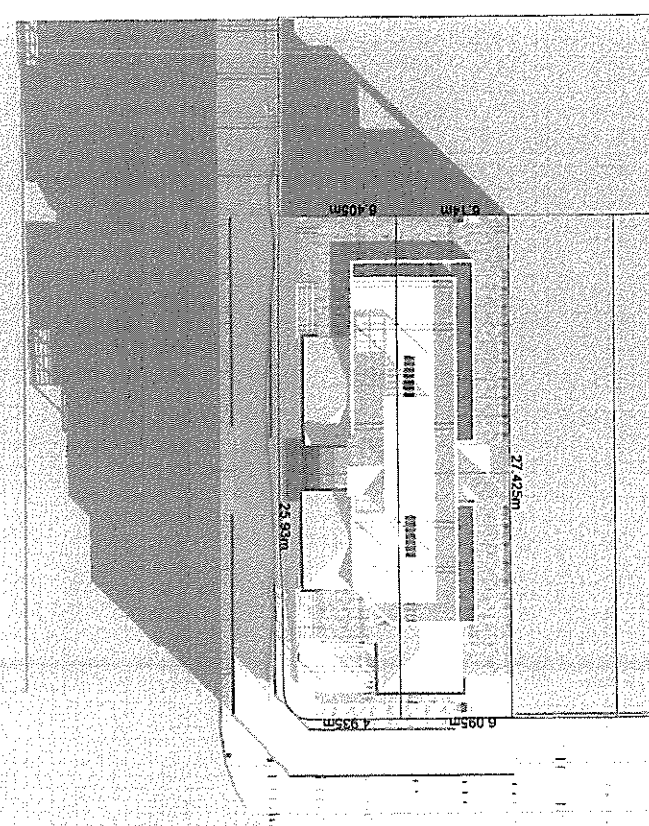
mar/sept 22 - 12noon



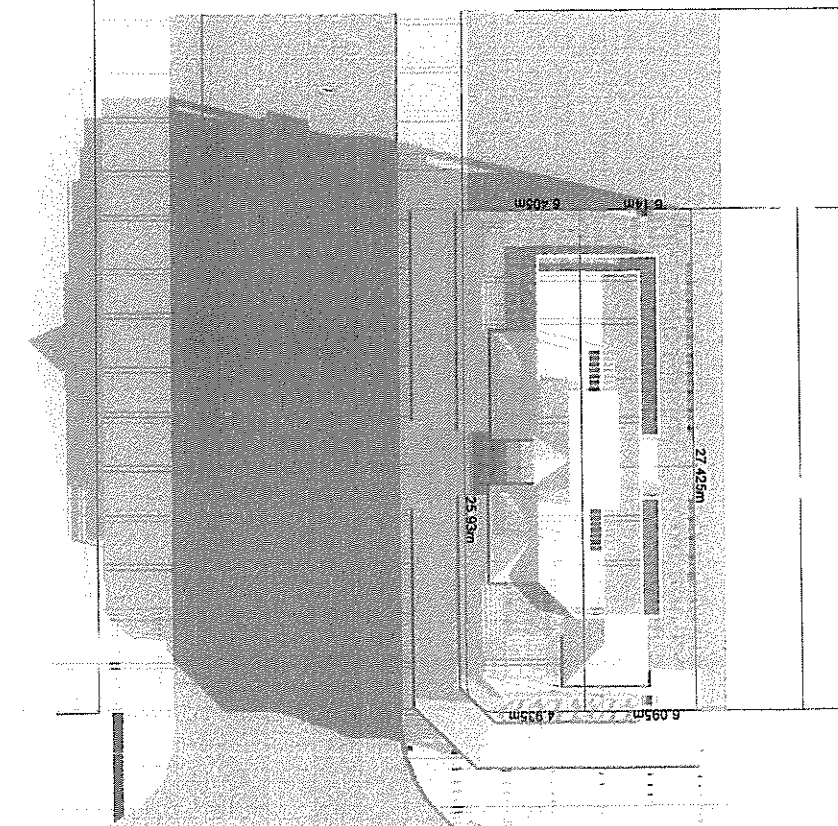
mar/sept 22 - 3pm



june 21 - 10am



june 21 - 12noon



june 21 - 2pm

WM	WASHING MACHINE	B	BATH	CBJ	CUPBOARD JOINERY
DW	DISHWASHER	MV	MECHANICAL VENT	FHR	FIRE HOSE REEL
OBG	OBSCURED GLASS	FSL	FINISH SOFFIT LEVEL	TR	TROUGH
USO	UNDER BENCH OVEN	RL	REDUCE LEVEL	SD	SMOKE DETECTOR
AS	ALUMINIUM SLIDER	FCL	FINISH CEILING LEVEL	SL	SKYLIGHT
LGH	LIFT OFF HINGES	FGL	FINISH GROUND LEVEL		
DP	DOWNPIPE	FFL	FINISH FLOOR LEVEL		
ST	STOVE	MH	ROOF ACCESS		
SHR	SHOWER	SS	STAINLESS STEEL		
PAN	PANTRY	COL	COLUMN		
VS	VANITY BENCH	CT	CERAMIC TILE		
S	SINK	PC	FIBRE CEMENT SHEET		
G	GLAZING	T	TIMBER CLADDING		
LIN	LINEN	WC	WATER CLOSET		
D	DOOR	CA	CARPET		

GENERAL NOTES

- All dimensions are shown in millimetres.
- All dimensions are to be checked on site by the builder prior to commencement of work.
- Figured dimensions take precedence over scaling of drawings.
- Trees within the building zone are to be removed on Council approval.
- A minimum area will be cleared around the building site to minimise bushfire risks.
- All workmanship and materials are to be in accordance with the relevant Building Codes of Australia and as per Council requirements.
- All timbers are to be in accordance with AS1684 2 - 1999.
- Termite control is to be in accordance with AS3660 1 and is to be physical / chemical.
- These documents are to be read in conjunction with all other professional specifications and Council conditions of approval.
- All reduced levels relate to Assumed Datum / Australian Height Datum (AHD).
- No known waterways or watercourses.
- No known easements or rights of way.
- The Builder shall erect an erosion control fence on site as per Council requirements.
- The Builder shall erect a safety fence on site as per Council requirements.

HOWARD LESLIE & ASSOCIATES
residential and commercial building design

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"Howard Leslie & Associates - Est. 1995 on the Central Coast"

REGISTERED MEMBER OF
BUILDING DESIGNERS ASSOCIATION
NSW

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Issue	Date	Revision
DR	Nov. 09	Issue DA to Council

Drawing Title: **Shadows**

Designed	Drawn	Checked	Date Drawn	Scale
DR	DR/JM	DR	Nov 2009	1:100

File No: 09404 Drawing No: Sheet 11 of 11 Rev

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