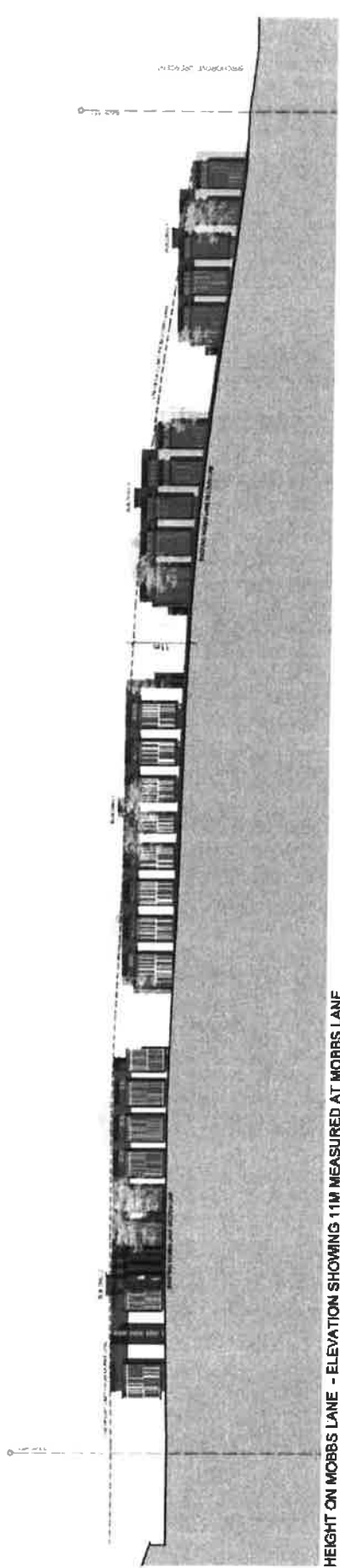


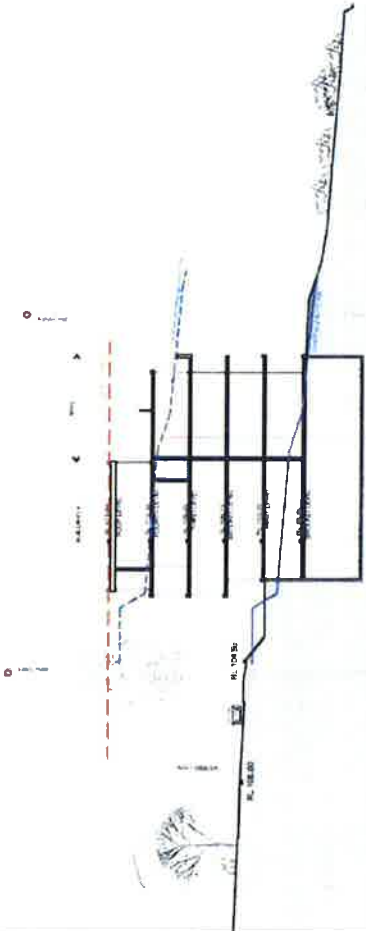


HEIGHT ON MOBBS LANE - ELEVATION SHOWING 11M MEASURED AT MOBBS LANE

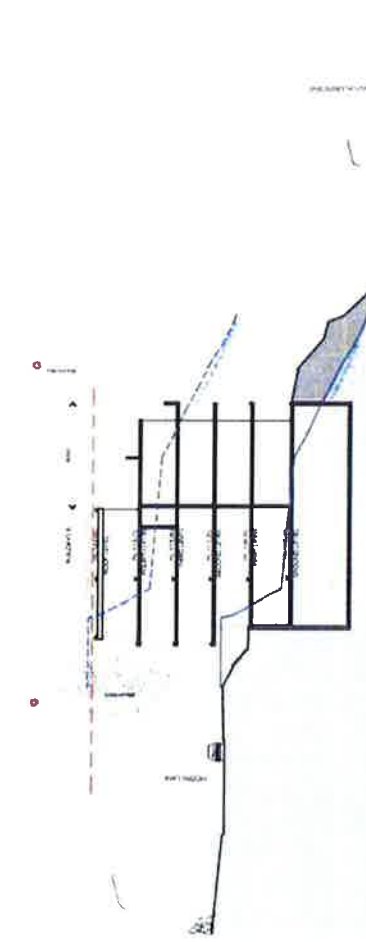
All drawings are to be read in conjunction with the following information: 1. The drawings are the property of Marchese Partners and shall remain confidential. 2. No part of these drawings shall be reproduced, stored in a retrieval system, or transmitted in any form or by any means, electronic, mechanical, photocopying, recording, or by any information storage and retrieval system, without the prior written permission of Marchese Partners. 3. The drawings are to be used for the project only and are not to be used for any other purpose. 4. The drawings are to be used for the project only and are not to be used for any other purpose. 5. The drawings are to be used for the project only and are not to be used for any other purpose.	1. 11m 2. 11m 3. 11m 4. 11m 5. 11m	1. 11m 2. 11m 3. 11m 4. 11m 5. 11m	1. 11m 2. 11m 3. 11m 4. 11m 5. 11m
1. 11m 2. 11m 3. 11m 4. 11m 5. 11m	1. 11m 2. 11m 3. 11m 4. 11m 5. 11m	1. 11m 2. 11m 3. 11m 4. 11m 5. 11m	1. 11m 2. 11m 3. 11m 4. 11m 5. 11m
1. 11m 2. 11m 3. 11m 4. 11m 5. 11m	1. 11m 2. 11m 3. 11m 4. 11m 5. 11m	1. 11m 2. 11m 3. 11m 4. 11m 5. 11m	1. 11m 2. 11m 3. 11m 4. 11m 5. 11m
1. 11m 2. 11m 3. 11m 4. 11m 5. 11m	1. 11m 2. 11m 3. 11m 4. 11m 5. 11m	1. 11m 2. 11m 3. 11m 4. 11m 5. 11m	1. 11m 2. 11m 3. 11m 4. 11m 5. 11m



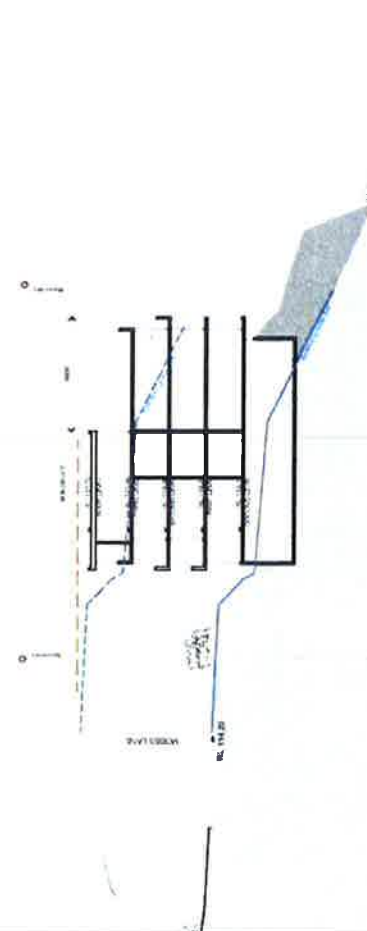
Figure 10/16



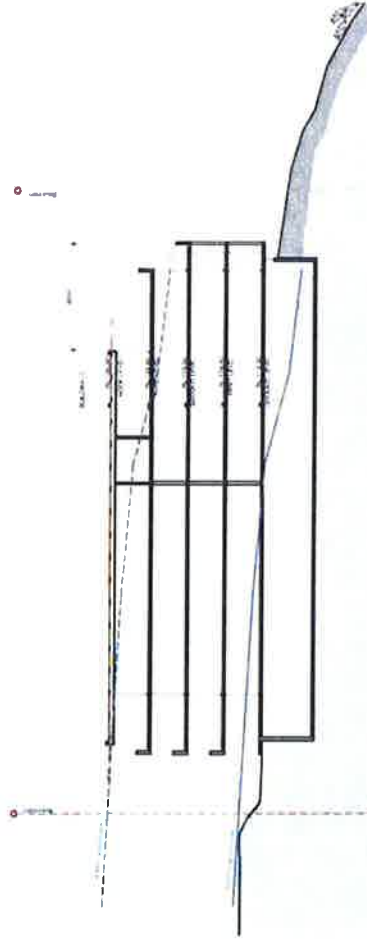
SECTION A-A'



SECTION B-B'



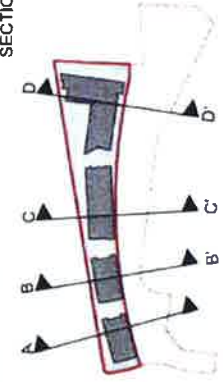
SECTION C-C'



SECTION D-D'

LEGEND

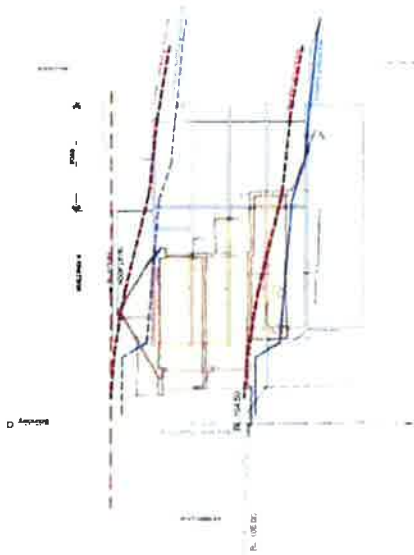
- Existing ground line
- Note: Basement level has been pre excavated
- 11m height from existing ground line
- 11m measured from Mobbs Lane



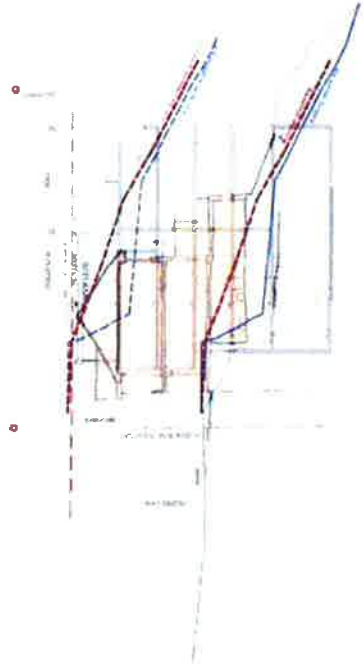
SITE KEY MAP

marchesepartners Marchese Partners International Pty. Ltd Level 7, 107 Mount Street, North Sydney NSW 2060 Australia Sydney Brisbane Melbourne Canberra Guangzhou www.marchesepartners.com.au ACH 086 882 151 AIN 20 086 882 151	AV Jennings PROJECT STAGE 4.1 & 4.2 CAVANSTONE ESTATE MOBBS LANE EASTWOOD	SECTIONS SCALE 1:200 (B.L.) DATE 10/09/2013 DRAWN J. JENNINGS CHECKED J. JENNINGS DATE 10/09/2013 PROJECT P1
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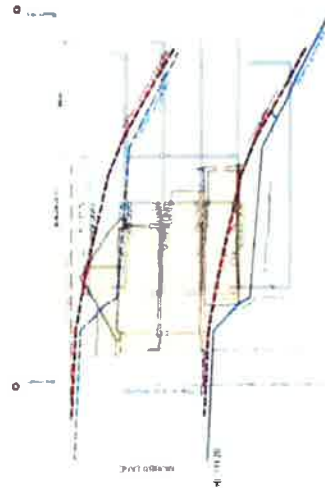
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SECTION A-A'

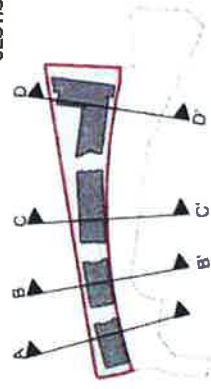


SECTION B-B'



SECTION C-C'

SECTION D-D'



SITE KEY MAP

LEGEND

Existing ground line
Note: Basement level has been pre-excavated

11m height from existing ground line

11m measured from Mobbs Lane

Notional ground line & 11m height from notional ground line
Note: Assuming basement had been filled

Townhouse section per original master plan DCP

IMPORTANT NOTES
1. All dimensions are in metres unless otherwise stated.
2. The proposed excavation is shown in red.
3. The existing ground level is shown in blue.
4. The proposed excavation level is shown in green.
5. The proposed excavation area is shown in yellow.

marchespartners

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Website: www.marchespartners.com.au
Sydney Melbourne Melbourne Christchurch
ACN 1285 502 181 ABN 72 008 182 181

AV Jennings

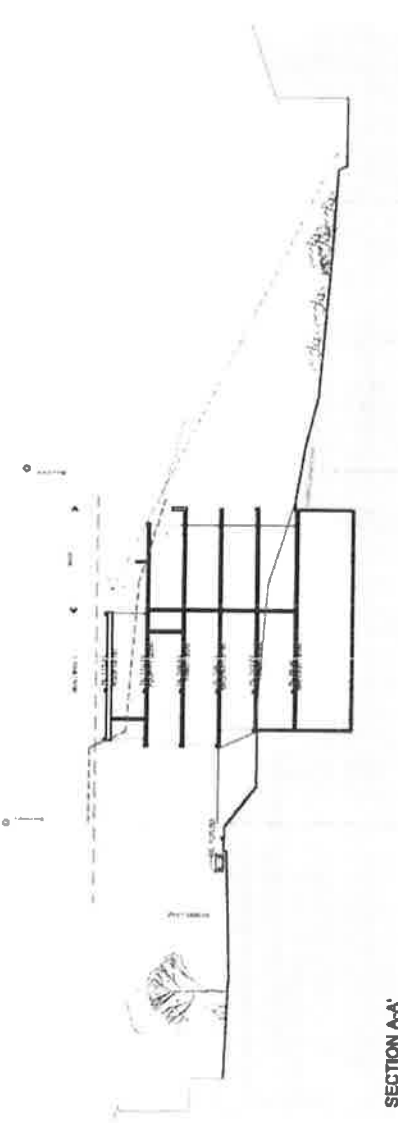
STAGE 4.1 & 4.2
CAYANSTONE ESTATE
MOBBS LANE EASTWOOD

SECTIONS WITH TH COMPLYING SCHEME

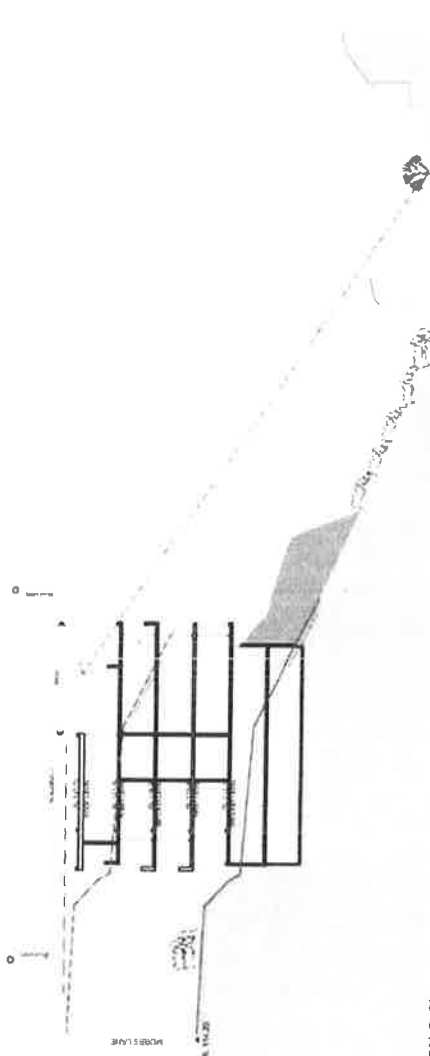
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1200 B A3	1200 B A3	1200 B A3	1200 B A3	1200 B A3	1200 B A3
1200 B A3	1200 B A3	1200 B A3	1200 B A3	1200 B A3	1200 B A3
1200 B A3	1200 B A3	1200 B A3	1200 B A3	1200 B A3	1200 B A3

DA 4.13

P1



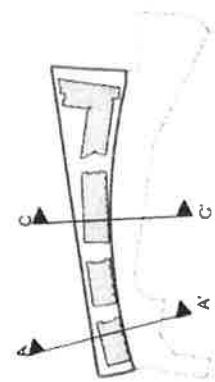
SECTION A-A'



SECTION C-C'

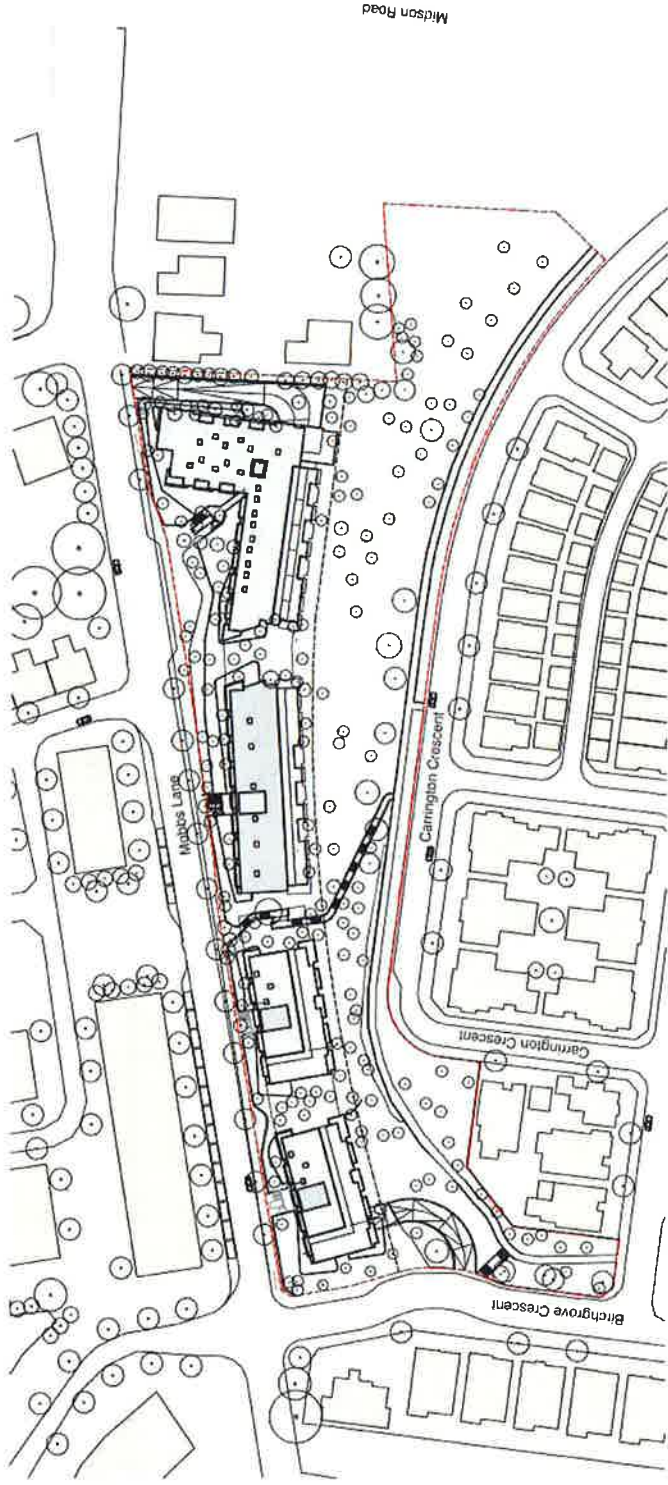
LEGEND

- Existing ground line
- Note: Basement level has been pre excavated
- 11m height from existing ground line
- 11m measured from Mobbs Lane



SITE KEY MAP

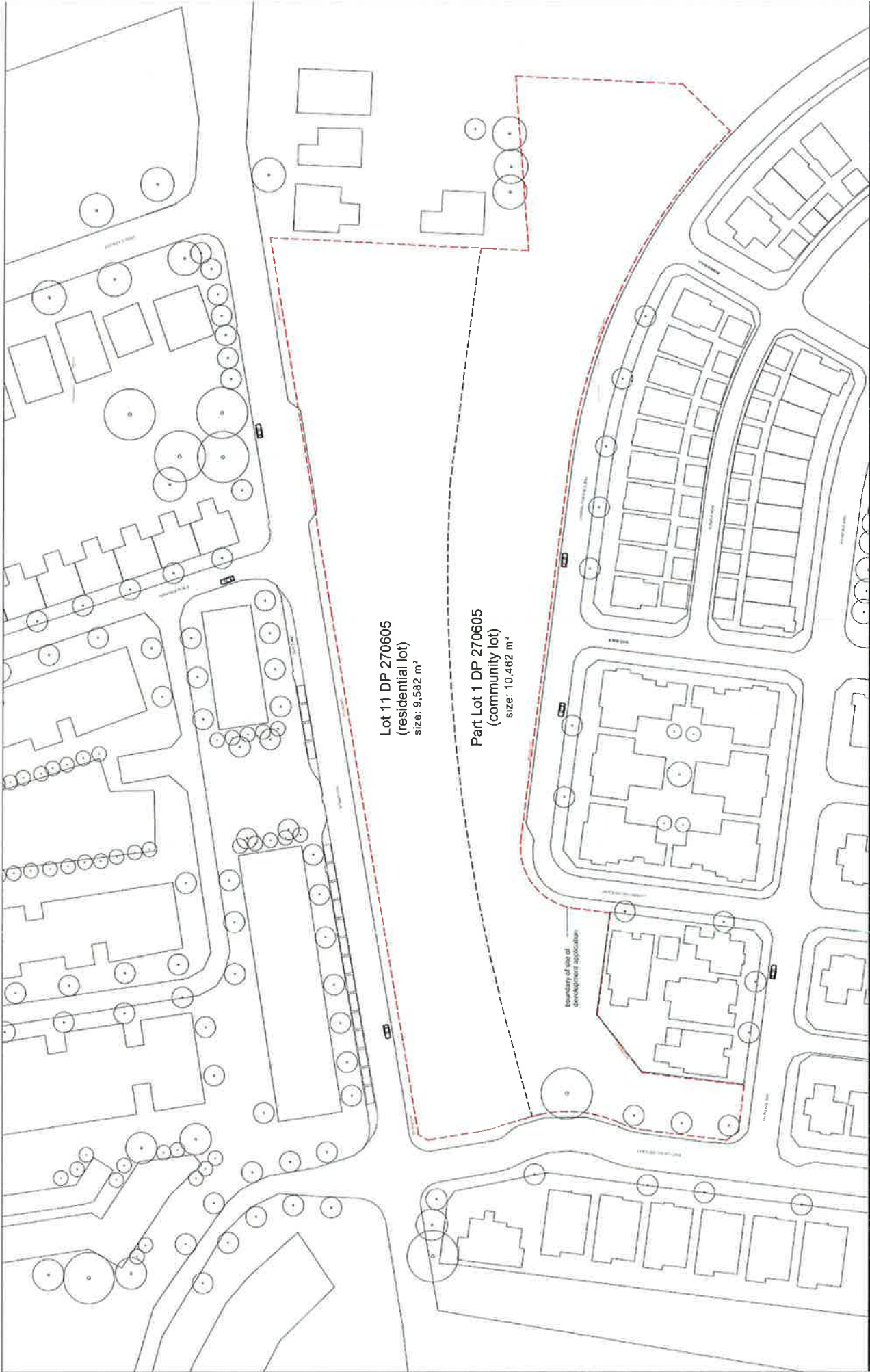
DATE: 14/07/2015 DRAWN BY: [Name] CHECKED BY: [Name] PROJECT NO: [Number] SHEET NO: [Number]	marchesepartners Marchese Partners Pty Ltd 1/177 Mobbs Lane, Eastwood NSW 1585 Australia P: +61 2 8822 4378 F: +61 2 8828 5788 E: info@marchesepartners.com.au www.marchesepartners.com.au A/CN 006 562 711 ABN 30 004 522 117	AV Jennings STAGE 4.1 & 4.2 CAVANSTONE ESTATE MOBBS LANE EASTWOOD	SECTIONS 1:100 @ A1 1:100 @ A2 1:100 @ A3 1:100 @ A4 1:100 @ A5 1:100 @ A6 1:100 @ A7 1:100 @ A8 1:100 @ A9 1:100 @ A10 1:100 @ A11 1:100 @ A12 1:100 @ A13 1:100 @ A14 1:100 @ A15 1:100 @ A16 1:100 @ A17 1:100 @ A18 1:100 @ A19 1:100 @ A20 1:100 @ A21 1:100 @ A22 1:100 @ A23 1:100 @ A24 1:100 @ A25 1:100 @ A26 1:100 @ A27 1:100 @ A28 1:100 @ A29 1:100 @ A30 1:100 @ A31 1:100 @ A32 1:100 @ A33 1:100 @ A34 1:100 @ A35 1:100 @ A36 1:100 @ A37 1:100 @ A38 1:100 @ A39 1:100 @ A40 1:100 @ A41 1:100 @ A42 1:100 @ A43 1:100 @ A44 1:100 @ A45 1:100 @ A46 1:100 @ A47 1:100 @ A48 1:100 @ A49 1:100 @ A50 1:100 @ A51 1:100 @ A52 1:100 @ A53 1:100 @ A54 1:100 @ A55 1:100 @ A56 1:100 @ A57 1:100 @ A58 1:100 @ A59 1:100 @ A60 1:100 @ A61 1:100 @ A62 1:100 @ A63 1:100 @ A64 1:100 @ A65 1:100 @ A66 1:100 @ A67 1:100 @ A68 1:100 @ A69 1:100 @ A70 1:100 @ A71 1:100 @ A72 1:100 @ A73 1:100 @ A74 1:100 @ A75 1:100 @ A76 1:100 @ A77 1:100 @ A78 1:100 @ A79 1:100 @ A80 1:100 @ A81 1:100 @ A82 1:100 @ A83 1:100 @ A84 1:100 @ A85 1:100 @ A86 1:100 @ A87 1:100 @ A88 1:100 @ A89 1:100 @ A90 1:100 @ A91 1:100 @ A92 1:100 @ A93 1:100 @ A94 1:100 @ A95 1:100 @ A96 1:100 @ A97 1:100 @ A98 1:100 @ A99 1:100 @ A100	DA 4.15 B
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Site Plan RL 126 Scale 1:2000



Mobbs Lane Elevation Scale 1:1000

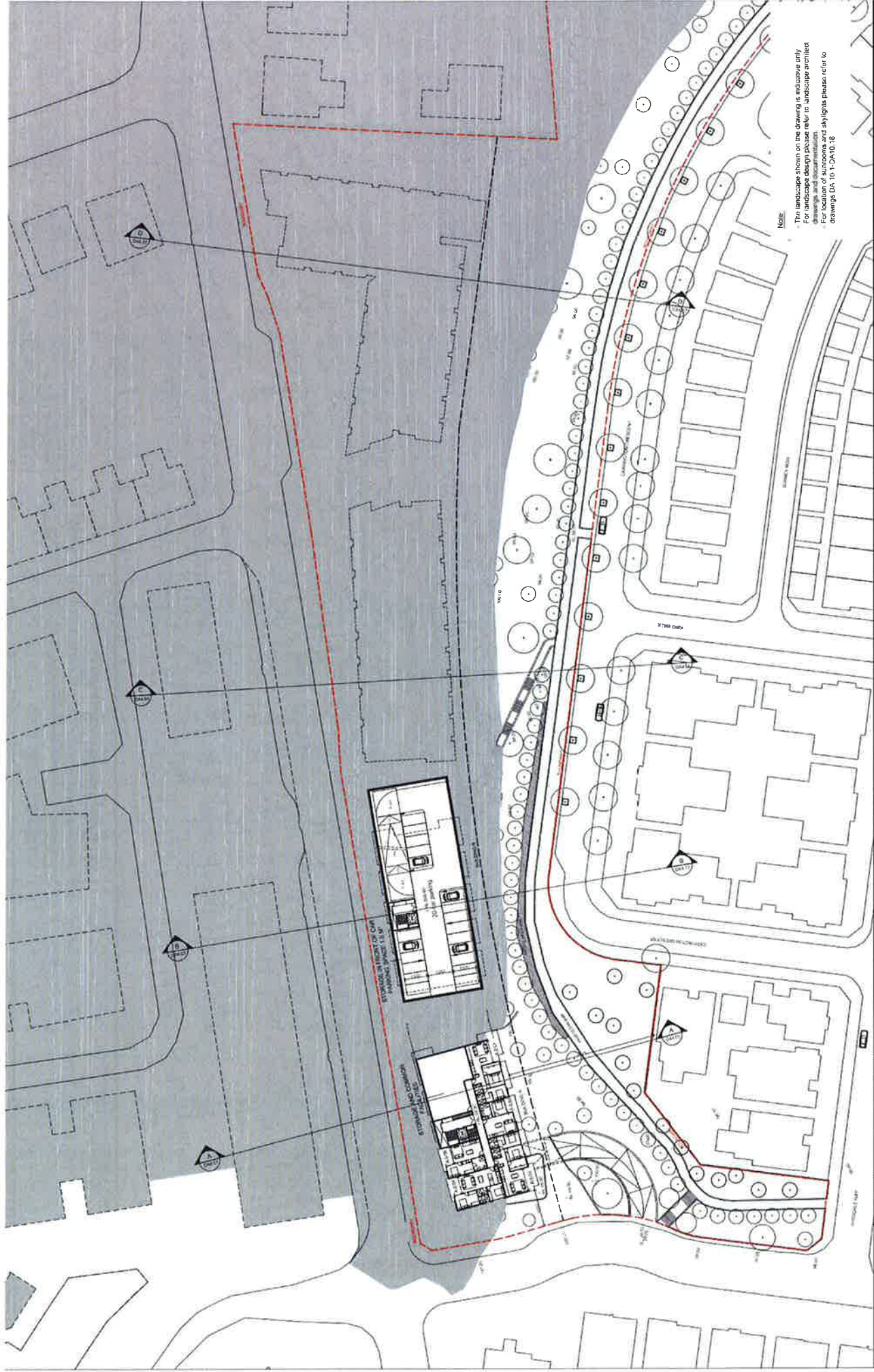


Lot 11 DP 270605
(residential lot)
size: 9,582 m²

Part Lot 1 DP 270605
(community lot)
size: 10,462 m²

Boundary of site of development application

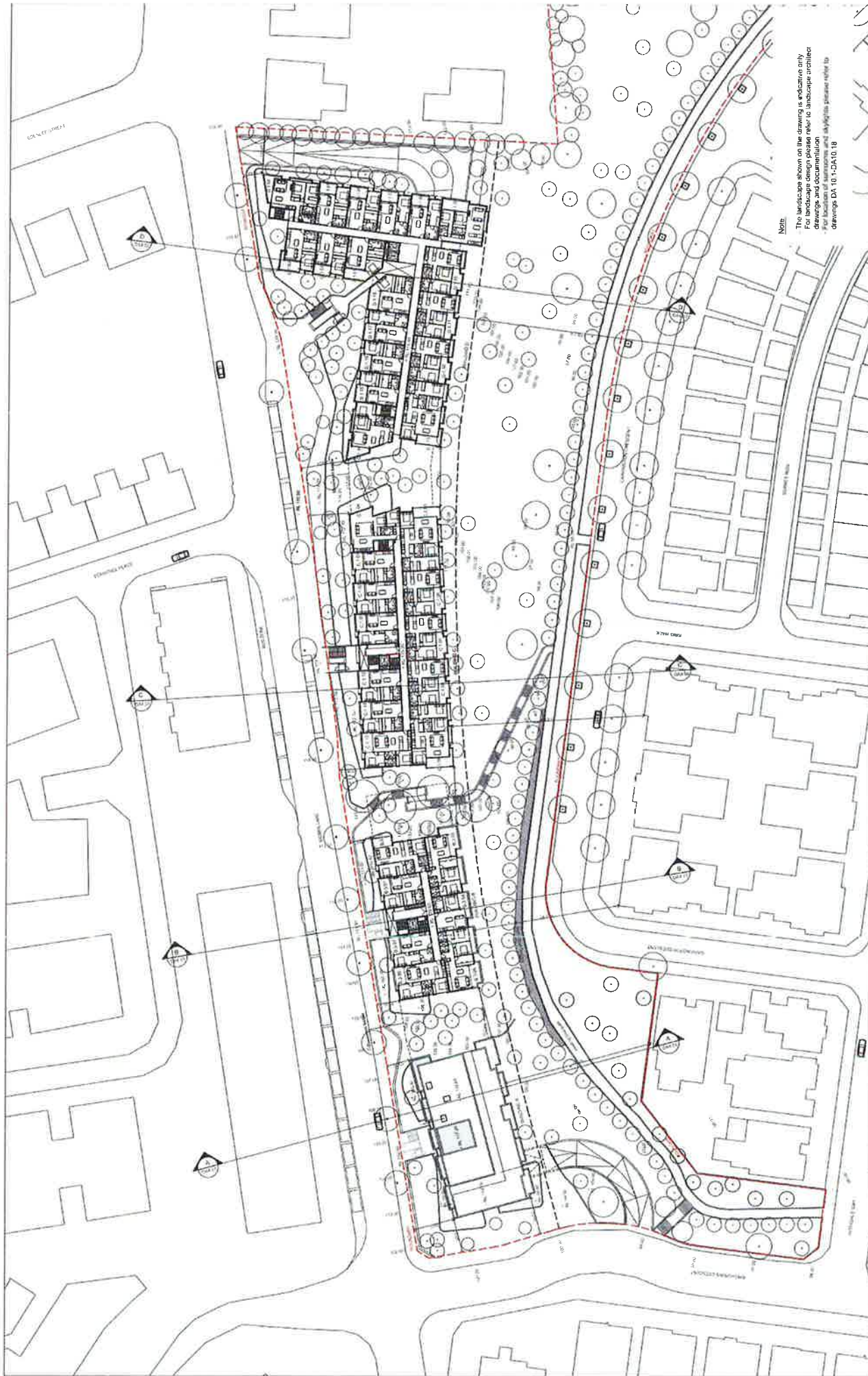
IMPORTANT NOTES: This plan is a preliminary design and is not to be used for construction purposes. It is for information only and is subject to change without notice. The client acknowledges that the design is preliminary and that the final design may differ from this plan. The client also acknowledges that the design is preliminary and that the final design may differ from this plan.	DATE: 10/10/2017 DRAWN: 10/10/2017 CHECKED: 10/10/2017 SCALE: 1:1000	CLIENT: AV Jennings	DRAWING TITLE: SITE IDENTIFICATION PLAN	DATE: 06/09/2013 DRAWN: EGO CHECKED: PS SCALE: 1:1000 & A3 JOB: 13004	DRAWING: DA 1.02 A
marchesepartners Marchese Partners International Pty Ltd Level 2, 107 Mount Street, North Sydney, NSW 2060 Australia P +61 2 9922 4375 F +61 2 9929 1366 E info@marchesepartners.com.au Sydney, Brisbane, Melbourne, Canberra, Guangzhou ACA 098 352 153 ABN 27 098 557 151					
					



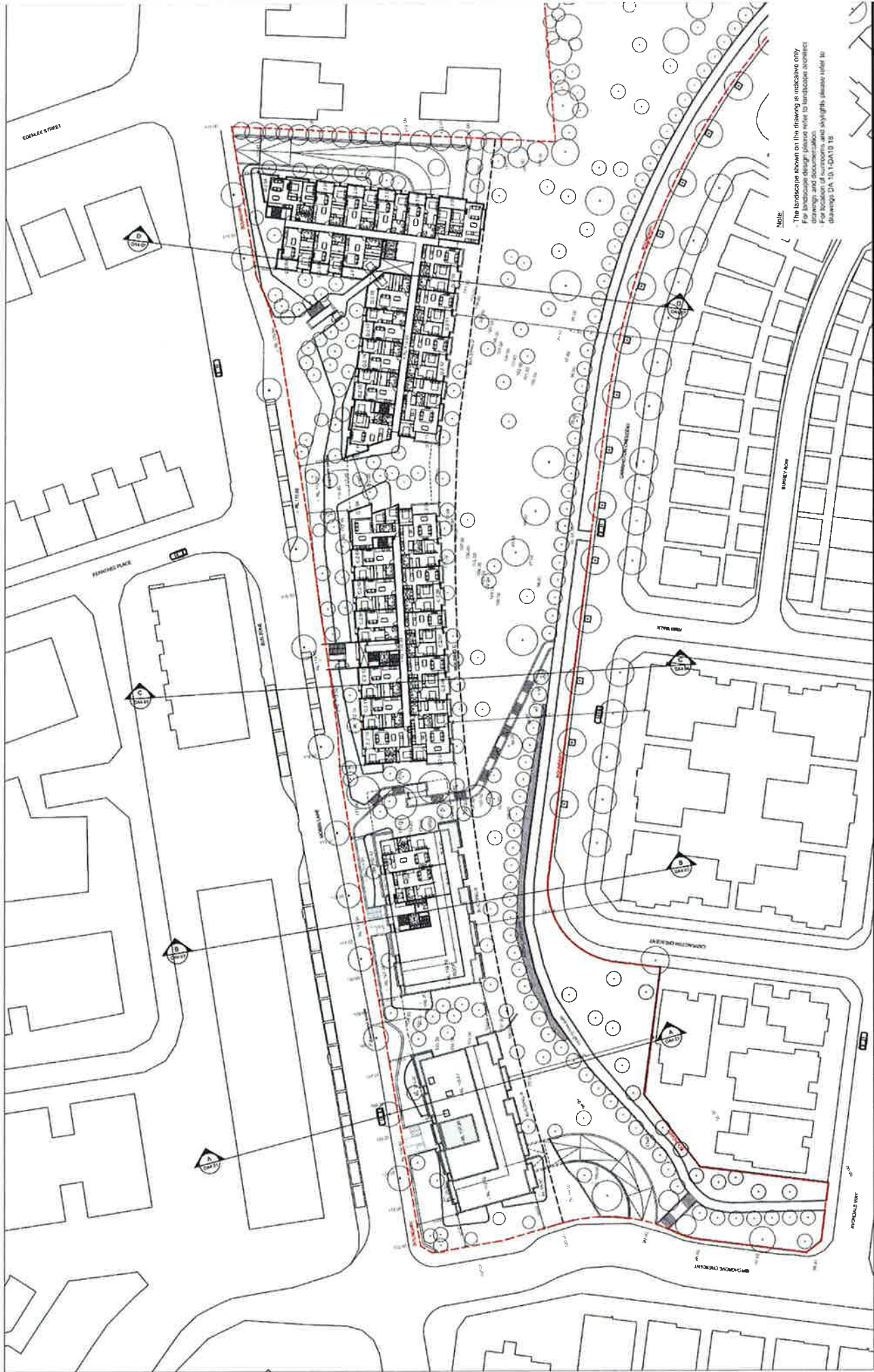
IMPORTANT NOTES 1. This drawing is a preliminary design and is not to be used for construction purposes without the written approval of the architect. 2. The landscape design is indicative only and is not to be used for construction purposes without the written approval of the landscape architect. 3. The location of sunrooms and skylights is indicated on drawings DA 10-1-DA10-18.	CLIENT AV Jennings	PROJECT STAGE 4.1 & 4.2 CAVANSTONE ESTATE MOBBS LANE EASTWOOD	DRAWING TITLE PLAN + RL 101	SCALE 1:100 R.P. A1	DATE 01/05/2013	DRAWN BO	CHECKED PS	DATE 01/05/2013	DRAWING DA 2.03	JOB 13004	REVISION B

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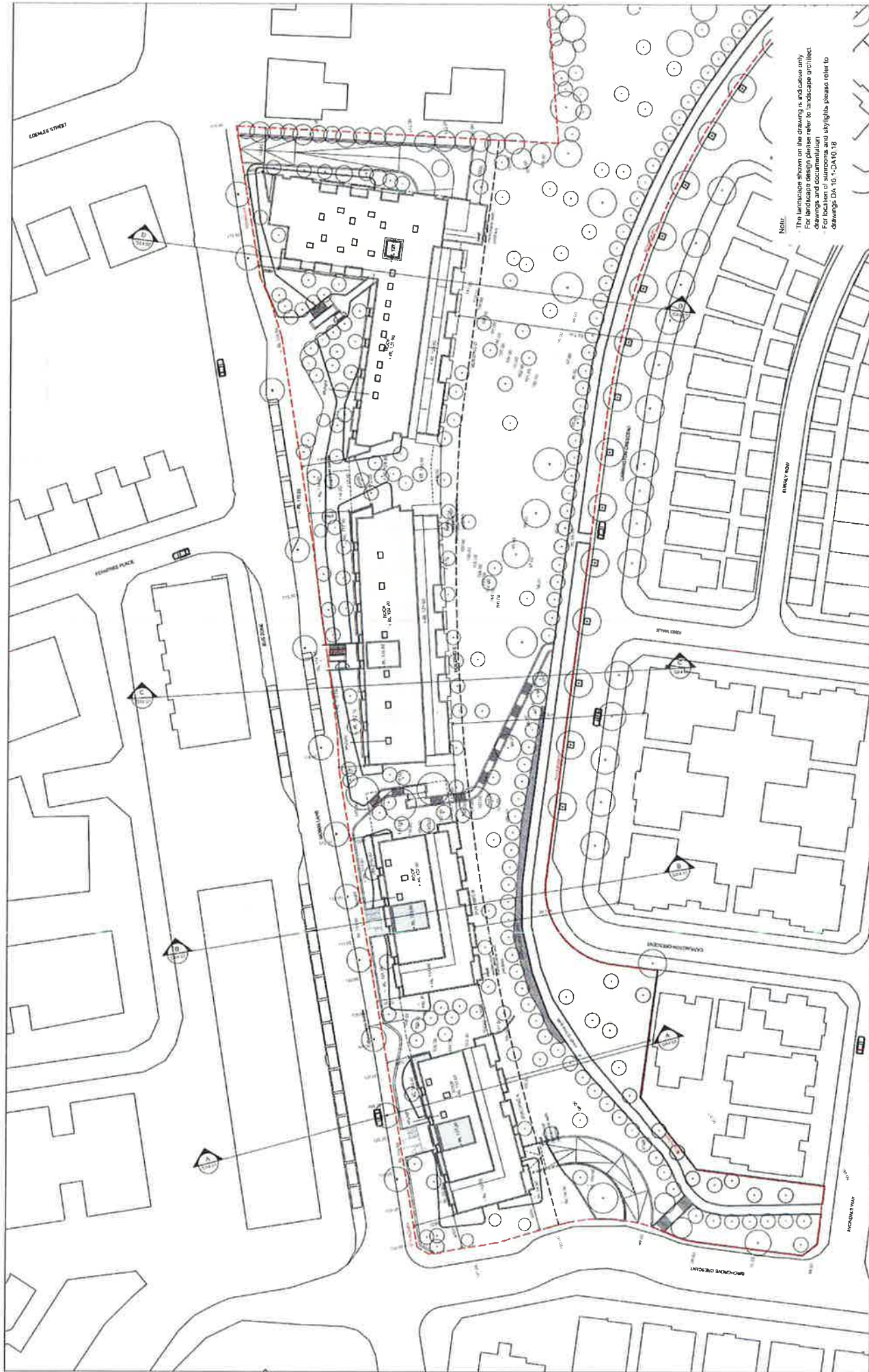
Marchese Partners International Pty Ltd
Level 7, 107 Mount Street, North Sydney, NSW 2060 Australia
Phone: 02 9550 7888 & 02 9550 7889
www.marchesepartners.com.au
Sydney Brisbane Melbourne Canberra Guangzhou
ACN 098 552 551 ABN 20 098 552 551



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IMPORTANT NOTES	DRAWING TITLE		PROJECT		DATE		CHECKED	
	PLAN + RL 120		AV Jennings		10/02/2013		PS	
	STAGE 4.1 & 4.2		CAVANSTONE ESTATE		DA 2.09		B	
marchesepartners		PROJECT		JOB		REVISION		
Marchese Partners International Pty Ltd Level 7, 107 Mount Street, North Sydney, NSW 2060 Australia Phone: +61 (0)2 9550 5788 & 9550 5789 www.marchesepartners.com.au		STAGE 4.1 & 4.2		13004		DA 2.09		
Sydney, Brisbane, Melbourne, Canberra, Guangzhou		CAVANSTONE ESTATE		JOB		REVISION		
ACN 098 552 151 ABN 20 098 552 151		MOBBES LANE EASTWOOD		13004		DA 2.09		

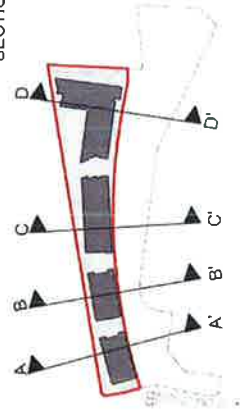
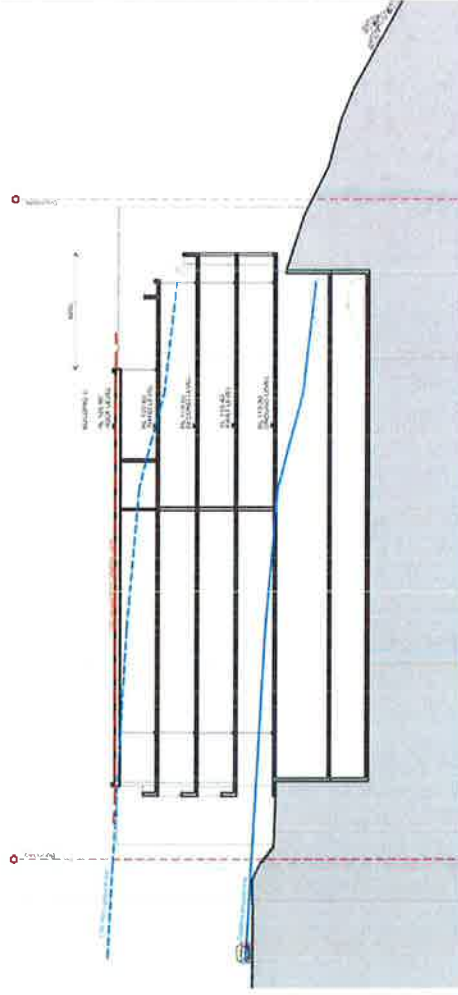
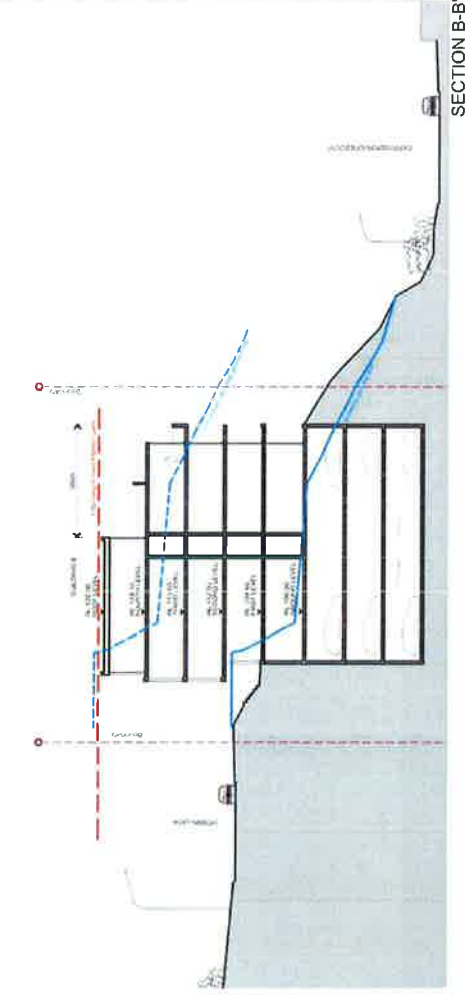
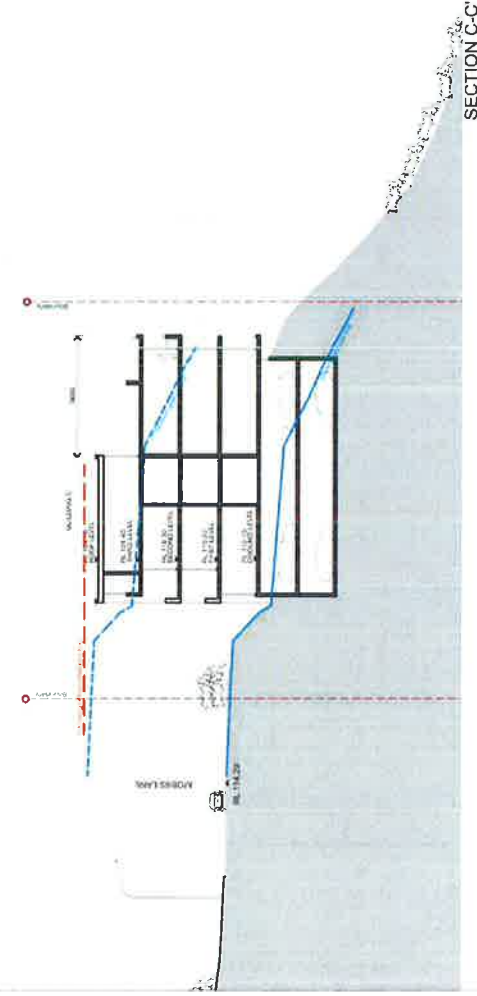
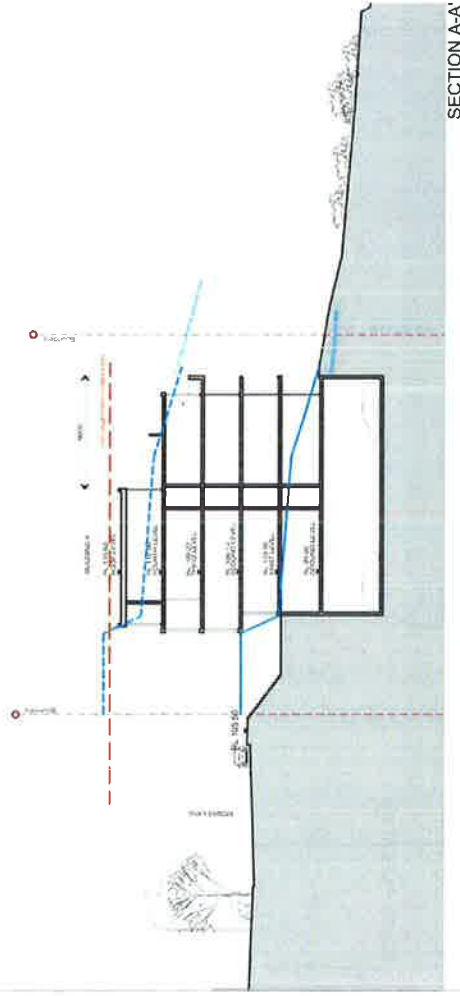


Note:
The landscape shown on the drawing is indicative only.
For landscape design please refer to landscape architect
drawings and documentation.
For landscape construction details and highlights please refer to
drawings DA 10, 10A10, 10B

DRAWING TITLE PLAN + RL 126		CLIENT AV Jennings		PROJECT STAGE 4.1 & 4.2 CAVANSTONE ESTATE MOBBS LANE EASTWOOD	
SCALE 1:400 @ A1	DATE 08.10.2013	DRAWN BO	CHECKED PG	JOB 13004	
DRAWING DA 2.11		REVISION B			

marchesepartners
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Phone: +61 (0)2 9389 3780 E: info@marchesepartners.com.au
www.marchesepartners.com.au
Sydney, Brisbane, Melbourne, Canberra, Guangzhou
ACN 098 552 151 ABN 20 098 552 151

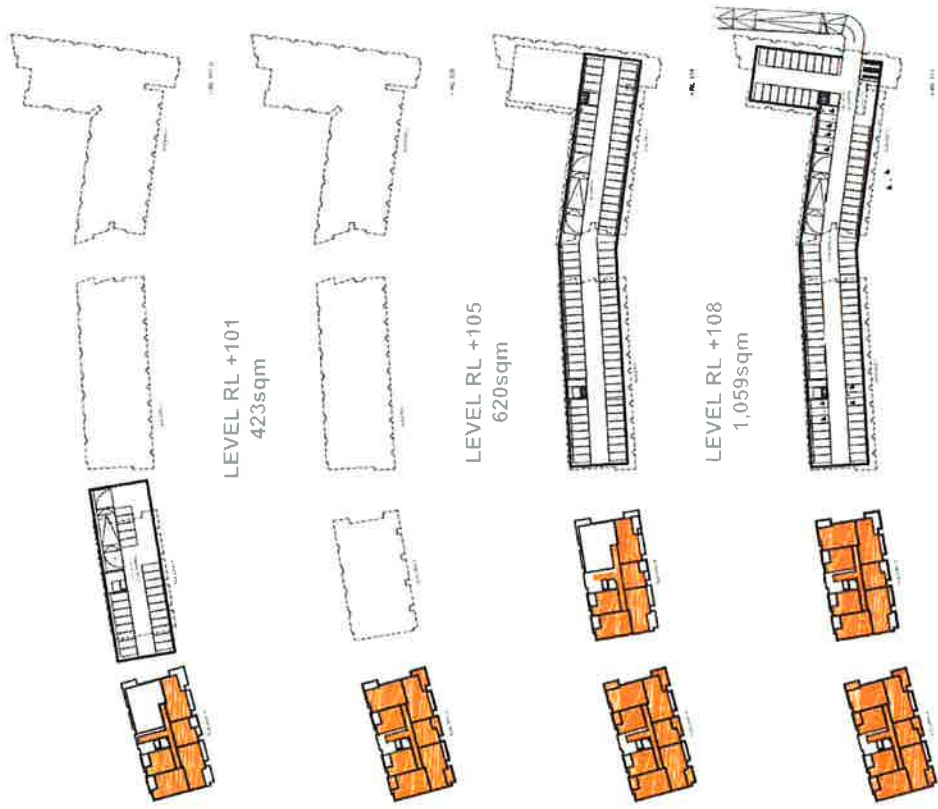
IMPORTANT NOTES
1. This drawing is to be read in conjunction with the project brief and the contract documents.
2. The client is responsible for ensuring that all necessary approvals and permits are obtained prior to construction.
3. The client is responsible for ensuring that all necessary services are provided to the site.
4. The client is responsible for ensuring that all necessary infrastructure is in place.
5. The client is responsible for ensuring that all necessary utilities are connected to the site.
6. The client is responsible for ensuring that all necessary access is provided to the site.
7. The client is responsible for ensuring that all necessary parking is provided for the site.
8. The client is responsible for ensuring that all necessary landscaping is provided for the site.
9. The client is responsible for ensuring that all necessary fencing is provided for the site.
10. The client is responsible for ensuring that all necessary security is provided for the site.



LEGEND

- Existing ground line
Note: Basement level has been pre excavated
11m height from existing ground line
11m measured from Mobbs Lane

[illegible]



LEVEL RL +101
423sqm

LEVEL RL +105
620sqm

LEVEL RL +108
1,059sqm

LEVEL RL +111
1,206sqm



LEVEL RL +114
3,460sqm

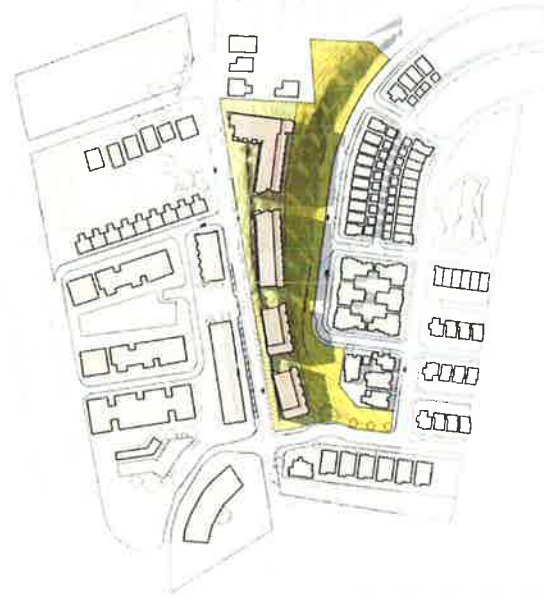
LEVEL RL +117
3,299sqm

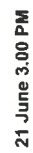
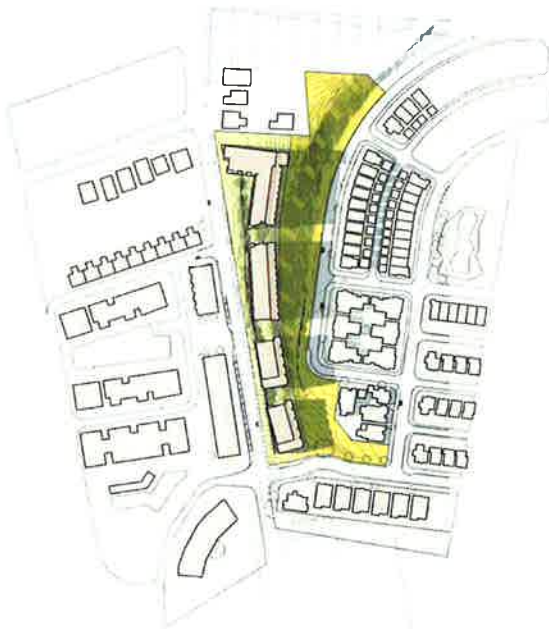
LEVEL RL +120
2,878sqm

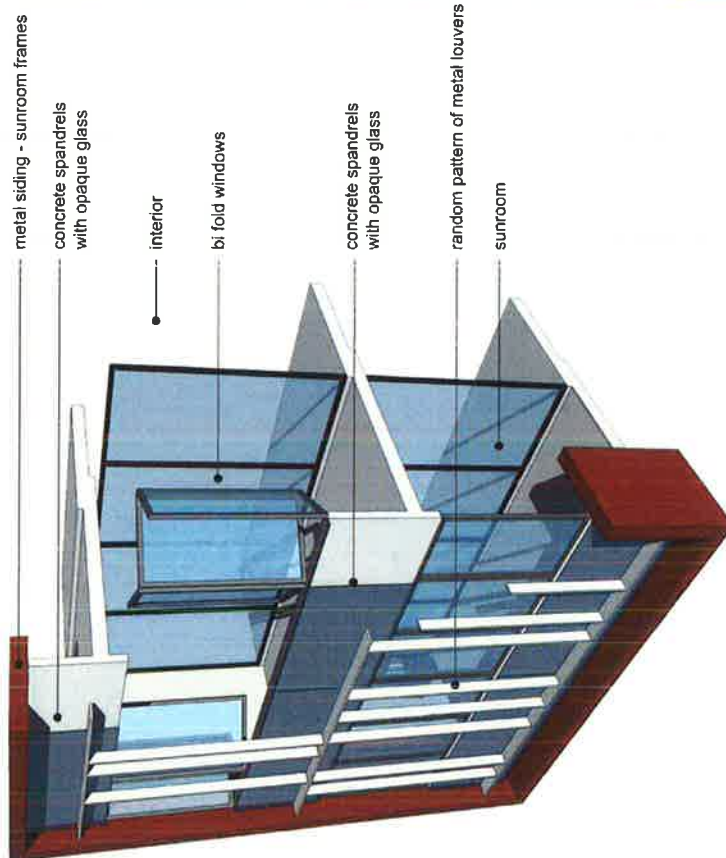
LEVEL RL +123
1,822sqm

Total GFA
14,767sqm

IMPORTANT NOTES 1. This drawing is the property of Marchese Partners International Pty Ltd and is not to be used for any other purpose without the written consent of Marchese Partners International Pty Ltd. 2. This drawing is the property of Marchese Partners International Pty Ltd and is not to be used for any other purpose without the written consent of Marchese Partners International Pty Ltd. 3. This drawing is the property of Marchese Partners International Pty Ltd and is not to be used for any other purpose without the written consent of Marchese Partners International Pty Ltd. 4. This drawing is the property of Marchese Partners International Pty Ltd and is not to be used for any other purpose without the written consent of Marchese Partners International Pty Ltd. 5. This drawing is the property of Marchese Partners International Pty Ltd and is not to be used for any other purpose without the written consent of Marchese Partners International Pty Ltd.		DATE: 08/02/2017 SCALE: 1:500 @ A3 PROJECT: STAGE 4.1 & 4.2 CAVANSTONE ESTATE CLIENT: AV Jennings DESIGNER: marchesepartners.com.au ARCHITECT: AV Jennings ENGINEER: DA 5.01 CHECKED: PS REVISED: B
CLIENT AV Jennings STAGE 4.1 & 4.2 CAVANSTONE ESTATE MOBBS LANE EASTWOOD		DESIGNED TITLE GFA PLAN
marchesepartners Marchese Partners International Pty Ltd Level 7, 507 Mount Street, North Sydney, NSW 2060 Australia Phone: +61 (0)2 9550 9765 Email: info@marchesepartners.com.au www.marchesepartners.com.au Sydney Brisbane Melbourne Canberra Guangzhou ACN 098 552 151 ABN 20 098 552 151		DATE 08/02/2017 SCALE 1:500 @ A3 PROJECT STAGE 4.1 & 4.2 CAVANSTONE ESTATE CLIENT AV Jennings DESIGNER marchesepartners.com.au ARCHITECT AV Jennings ENGINEER DA 5.01 CHECKED PS REVISED B

[illegible]

[illegible]



metal siding - sunroom frames

concrete spandrels
with opaque glass

interior

bi fold windows

concrete spandrels
with opaque glass

random pattern of metal louvers

Sunroom

IMPORTANT NOTES		1. This contract is subject to the terms and conditions of the contract and the relevant legislation. 2. The contract is subject to the terms and conditions of the contract and the relevant legislation. 3. The contract is subject to the terms and conditions of the contract and the relevant legislation.		4. The contract is subject to the terms and conditions of the contract and the relevant legislation. 5. The contract is subject to the terms and conditions of the contract and the relevant legislation. 6. The contract is subject to the terms and conditions of the contract and the relevant legislation.	
7. The contract is subject to the terms and conditions of the contract and the relevant legislation. 8. The contract is subject to the terms and conditions of the contract and the relevant legislation. 9. The contract is subject to the terms and conditions of the contract and the relevant legislation.		10. The contract is subject to the terms and conditions of the contract and the relevant legislation. 11. The contract is subject to the terms and conditions of the contract and the relevant legislation. 12. The contract is subject to the terms and conditions of the contract and the relevant legislation.		13. The contract is subject to the terms and conditions of the contract and the relevant legislation. 14. The contract is subject to the terms and conditions of the contract and the relevant legislation. 15. The contract is subject to the terms and conditions of the contract and the relevant legislation.	

current situation



Master plan DCP



Amended proposed DA



IMPORTANT NOTES This drawing is the property of the Architect and is to be used only for the purpose for which it is prepared. It is not to be used for any other purpose without the written consent of the Architect. The Architect is not responsible for any errors or omissions in this drawing or for any consequences arising from its use. The user of this drawing is advised to seek professional advice before using it for any purpose other than that for which it was prepared.	DATE 20/05/2014 BY [Signature]	SCALE 1:1000	CLIENT AV Jennings	DRAWING TITLE PHOTOMONTAGE VIEW TO SOUTH ELEVATION			
				PROJECT STAGE 4.1 & 4.2 CAVANSTONE ESTATE MOBBIS LANE EASTWOOD	DATE 06/09/2013	DRAWN BC	CHECKED PS
				DATE 13/03/14	DRAWING DA 8.02	REVISION	B

[illegible]

Glazing:
Doors / windows: Aluminum framed single clear glazing (U-value of 95 SHGC: 0.72)
Low E clear glazing (U-value 4.64 SHGC: 0.46) to selected units detailed in the thermal comfort results

8. folds into balloons when shown

Bedroom glazing onto balcony is full height; sliding doors 50% opening sash

External wall: Cavity brick wall R1.0 insulation to selected units detailed in
 Inter-lamency walls: Concrete blockwork 150 mm - acoustic insulation
 (minimum of R1.2)
 Internal walls: Plasterboard on studs - no insulation

Light coloured, concrete roof with R18 insulation above plasterboard ceiling - no insulation

Concrete with no insulation

timber floor to living / kitchen areas, carpet to bedrooms and liles to wet areas

Fixed vertical shading fins to selected windows • widths and locations are per plan



Glazing:

Bl-folds onto balconies where shown

Bedrooms glazing onto balcony is full height sliding doors, 50% opening sash
Bedrooms windows with-in walls have a 1m high sill. 50% opening sash
There is no minimum opening sash requirement to other windows

Walls:
External wall: Cavity brick wall R1.0 insulation to selected units detailed in the thermal comfort results. No insulation to all other units
Inter-tenancy walls: Concrete blockwork 190 mm - acoustic insulation (minimum of R1.2)

Roof:
Light coloured, concrete roof with R1.8 insulation above plasterboard ceiling - no insulation

Floor:
Concrete with no insulation

Floor coverings:
timber floor to living / kitchen areas, carpet to bedrooms and (lies to wet areas)

Shading structures:
Fixed vertical shading fins to selected windows - widths and locations as per plan



Note:

Glazing:
Doors & windows - Aluminium framed single clear glazing (U-value @ 95 SHGC @ 72)
Low-E clear glazing (U-value @ 64 SHGC @ 72) to selected units detailed in the Thermal Comfort Results.

Window opening sashes:
Bi-folds onto balconies where shown
Bedroom glazing onto balcony is full height sliding doors - 50% opening sash
Bedrooms windows within walls have a 1m high sill - 50% opening sash
There is no minimum opening sash requirement to other windows.

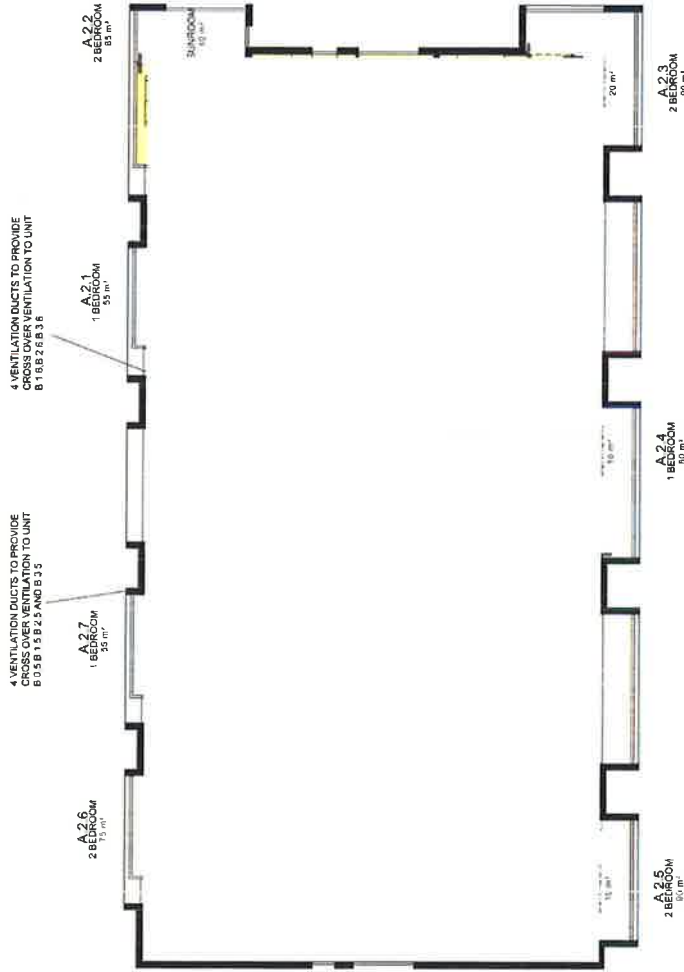
Walls:
External wall - Cavity brick wall R1.0 insulation to selected units detailed in the Thermal Comfort Results. No insulation to all other units
Inter-tenancy walls: Concrete blockwork 190 mm - acoustic insulation (minimum of R1.2)
Internal walls: Plasterboard on studs - no insulation

Roof:
Light coloured concrete roof with R1.5 insulation above plasterboard ceiling - no insulation.

Floor:
Concrete with no insulation

Floor coverings:
Timber floor to living / kitchen areas, carpet to bedrooms and tiles to wet areas

Shading structures:
Fixed vertical shading fins to selected windows - widths and locations as per plan



IMPORTANT NOTES 1. All dimensions are in millimetres unless otherwise stated. 2. All dimensions are to the centre line of the wall or window unless otherwise stated. 3. All dimensions are to the finished surface of the work unless otherwise stated. 4. All dimensions are to the finished surface of the work unless otherwise stated. 5. All dimensions are to the finished surface of the work unless otherwise stated.	DATE 7/03/2014		CHECKED PS	CLIENT AV Jennings	DRAWING TITLE PLAN BUILDING A LEVEL 02	SCALE 1:200 @ A3	DATE 03.09.2013	CHECKED PS					
			PROJECT STAGE 4.1 & 4.2 CAVANSTONE ESTATE MOBBS LANE EASTWOOD						DATE 03.09.2013	CHECKED PS			
											ACT 13004	DRAWING DA 10.03	REVISION B

Note:
Glazing:
Doors / windows: Aluminium framed single clear glazing (U-value: 6.95 SHGC: 0.72)
Low-E clear glazing (U-value: 4.64 SHGC: 0.48) to selected units detailed in the thermal comfort results

Window opening shades:
Built-in units: none
Bedroom glazing onto balcony is full height sliding doors, 50% opening shade
Bedrooms windows within walls have a 1 m high sill, 50% opening shade
There is no minimum opening shade requirement to other windows

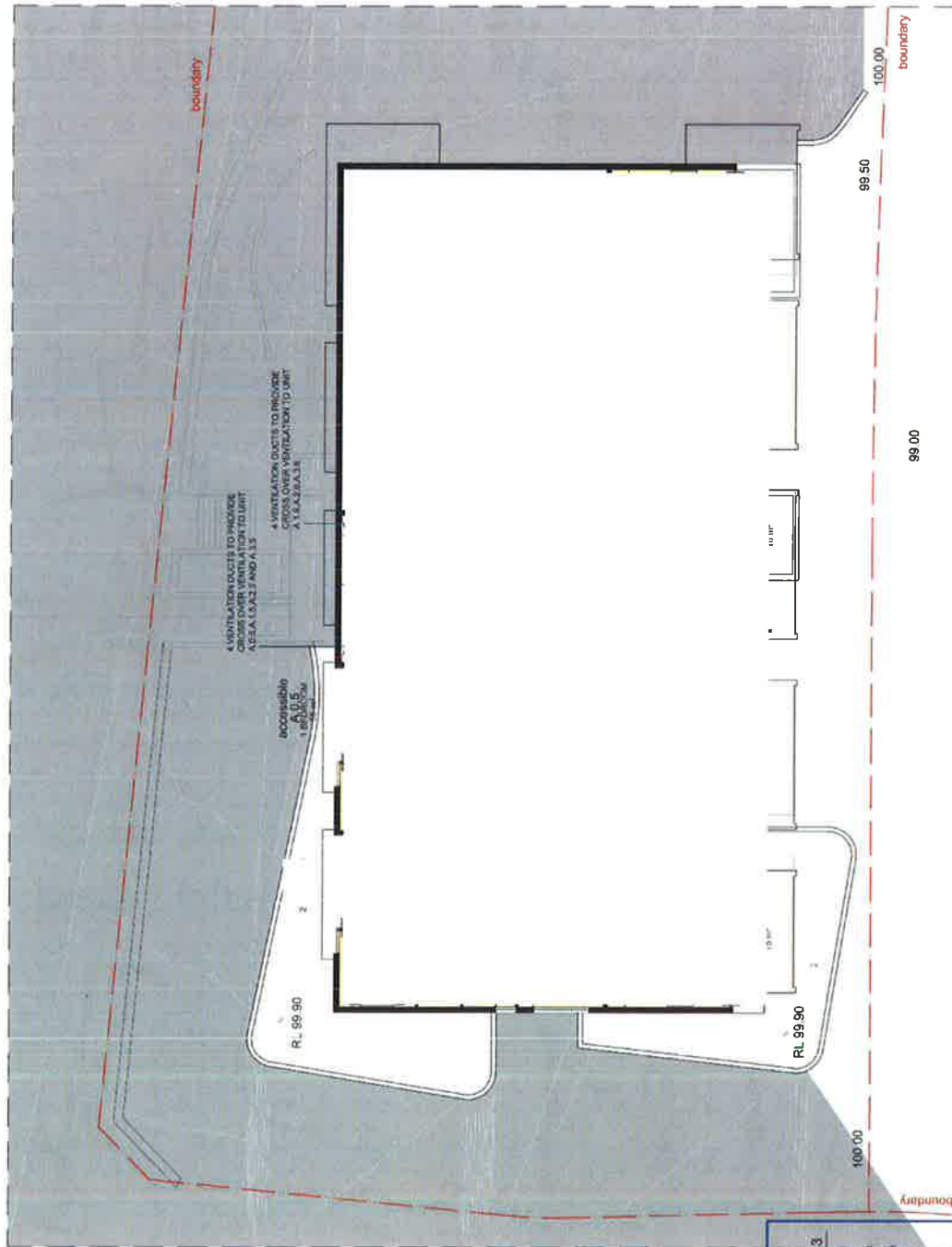
Walls:
External wall: Cavity brick wall R1.0 insulation to selected units detailed in the thermal comfort results. No insulation to all other walls.
Internal walls: Concrete blockwork 190 mm - acoustic insulation (minimum of R1.2)
Internal walls: Plasterboard on studs - no insulation

Roof:
Light coloured concrete roof with R1.8 insulation above plasterboard ceiling - no insulation

Floor:
Concrete with no insulation

Floor coverings:
Bedroom: carpet
Living / kitchen areas: carpet to bedrooms and tiles to wet areas

Shading structures:
Fixed vertical shading fins to selected windows - widths and locations as per plan



Energy Rating Certificate Number 14730643

single-dwelling rating 4.5 stars
multi-unit development (attach listing of ratings) heating 51 MJ/m² cooling 22 MJ/m²

Reassessed downlights confirmation ☐ Rated with ☒ Rated without

Assessor Name/Number Tracey Cools VIC/BDAN/12/1473

Assessor Signature *Tracey Cools* Date 24/03/14

IMPORTANT NOTE:		CLIENT		DRAWING TITLE	
This document is the property of Marchese Partners International Pty Ltd. It is to be used for the purpose of the project only. It is not to be distributed, copied, or otherwise used for any other purpose without the written consent of Marchese Partners International Pty Ltd.		AV Jennings		BUILDING A LEVEL 00	
Marchese Partners International Pty Ltd Level 7, 107 Mount Street, North Sydney, NSW 2060 Australia Phone: +61 (0)2 922 4215 Fax: +61 (0)2 922 5766 E: info@marchesepartners.com.au Sydney Brisbane Melbourne Canberra Guangzhou ACN 098 552 151 ABN 22 068 552 151		PROJECT STAGE 4.1 & 4.2 CAVANSTONE ESTATE MOBBS LANE EASTWOOD		SCALE 1:200 @ A1	CHECKED PS
		DATE 04.03.2013		DRAWN SD	REVISION
		JOB 13004		DRAWING DA 10.01	B

Notes:

Glazing:
Doors / windows: Aluminium framed single clear glazing (U-value: 6.95 SHGC: 0.72)
Low-E clear glazing (U-value: 4.64 SHGC: 0.48) to selected units detailed in the thermal comfort results

Window opening details:

Built-in onto balconies where shown
Bedroom glazing onto balcony is full height sliding doors, 50% opening sash
Bedroom windows within walls have a 1m high sill, 50% opening sash
There is no minimum opening sash requirement to other windows

Walls:
External wall: Cavity brick wall R1.0 insulation to selected units detailed in the thermal comfort results. No insulation to all other units
Internal walls: Concrete blockwork 190 mm - acoustic insulation (minimum of R1.2)
Internal walls: Plasterboard on studs - no insulation

Roof:
Light coloured concrete roof with R1.5 insulation above plasterboard ceiling - no insulation

Floor:
Concrete with no insulation

Floor coverings:
Lower floor to living / kitchen areas: carpet to bedrooms and tiles to wet areas

Shading structures:
Fixed vertical shading fins to selected windows - widths and locations as per plan

Energy Rating

Certificate Number: 14730643

4.5 stars

heating 51 MJ/m²

cooling 22 MJ/m²

Recessed downlights confirmation: ☐ Rated with ☒ Rated without

Assessor Name/Number: Tracey Cools VIC/BDAV12/1473

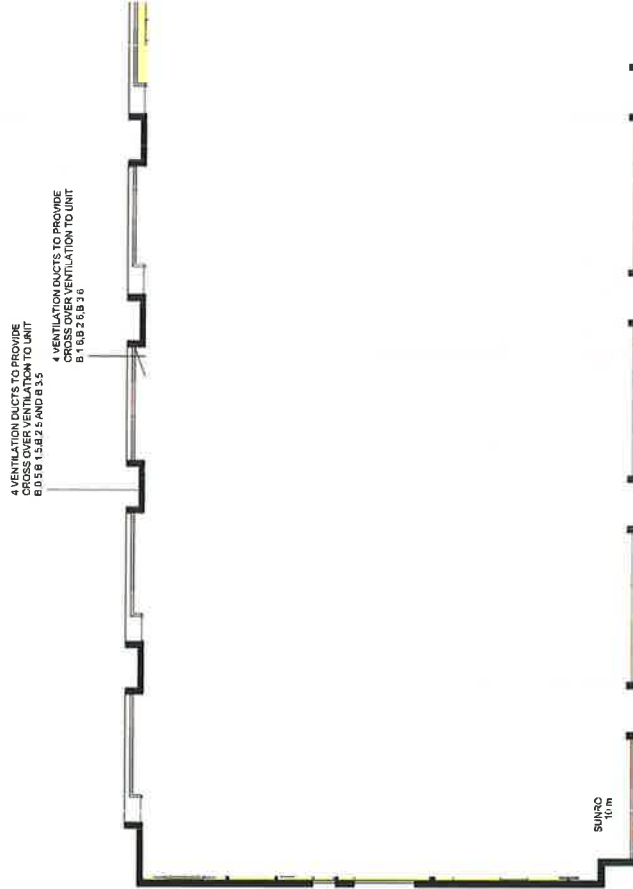
Assessor Signature:

Date: 24/03/14

☐ single-dwelling rating

☒ multi-unit development (attach listing of ratings)

If selected, data applies to the average across the entire development



DATE: 06/09/2013		SCALE: 1:200 @ A4		DATE: 06/09/2013		DRAWN: BO		CHECKED: PS	
PROJECT: STAGE 4.1 & 4.2		CAVANSTONE ESTATE		MOBBES LANE EASTWOOD		JOB: 13004		DRAWING: DA 10.03	
CLIENT: AV Jennings		DRAWING TITLE: PLAN		BUILDING A LEVEL 02				REV: SON R	

Glazing:
Doors / windows: Aluminum framed single clear glazing (U-value: 6.95 SHGC: 0.72)
Low-E clear glazing (U-value: 4.64 SHGC: 0.48) to selected units detailed in the thermal comfort results

Bedrooms windows with-in walls have a 1m high sill 50% opening sash
There is no minimum opening sash requirement to other windows.

External wall: Cavity brick wall R1.0 insulation to selected units obtained in the thermal comfort tests. No insulation to all other units

Inter-lamery walls: Concrete blockwork 190 mm - acoustic insulation (minimum of R1.2)

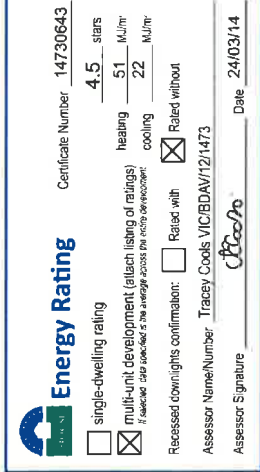
Internal wall: Plasterboard on studs - no insulation

Light coloured concrete roof with R1.8 insulation above plasterboard ceiling - no insulation

Concrete with no insulation

timber floor to living / kitchen areas, carpet to bedrooms and tiles to wet areas

Fixed vertical shading fins to selected windows - widths and locations as per plan



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CLIENT: AV Jennings		PROJECT: STAGE 4.1 & 4.2 CAVANSTONE ESTATE MOBBIS LANE EASTWOOD		DRAWING TITLE: PLAN BUILDING A LEVEL 03		SCALE: 1:200 (B-A)		DATE: 04/09/2013		DRAWN: BO		CHECKED: PS	
DATE: 04/09/2013		JOB: 13004		REVISION: REV 1.0		DATE: 04/09/2013		DRAWN: BO		CHECKED: PS		DATE: 04/09/2013	

Glazing:
Doors / windows: Aluminium framed single clear glazing (U-value: 6.95 SHGC: 0.72)
Low-E clear glazing (U-value 4.64 SHGC 0.48) to selected units detailed in the thermal comfort results

Bedroom glazing onto balcony is full height, sliding doors, 50% opening sash

External wall: Cavity brick wall R1.0 insulation to selected units detailed in the thermal comfort results. No insulation to all other units
 Inter-lamency walls: Concrete blockwork 150 mm - acoustic insulation (minimum of 2)
 Internal walls: Plasterboard on studs - no insulation

Light coloured, concrete roof with R1.8 insulation above plasterboard ceiling - no insulation

Concrete with no insulation

timber floor to living / kitchen areas carpet to bedrooms and tiles to wet areas

Fixed vertical shading fins to selected windows - widths and locations as per plan



Team

[illegible]

Notes:

Glazing:
Doors / windows: Aluminium frames single clear glazing (U-value: 6.95 SHGC: 0.72)
Low-E clear glazing (U-value: 4.64, SHGC: 0.48) to selected units detailed in the thermal comfort results

Window opening method:
Blinds onto balconies where shown
Bedroom glazing onto balcony is full height sliding doors: 50% opening each
Bedroom windows with-in walls have a 1m high sill: 50% opening each
There is no minimum opening width requirement for other windows

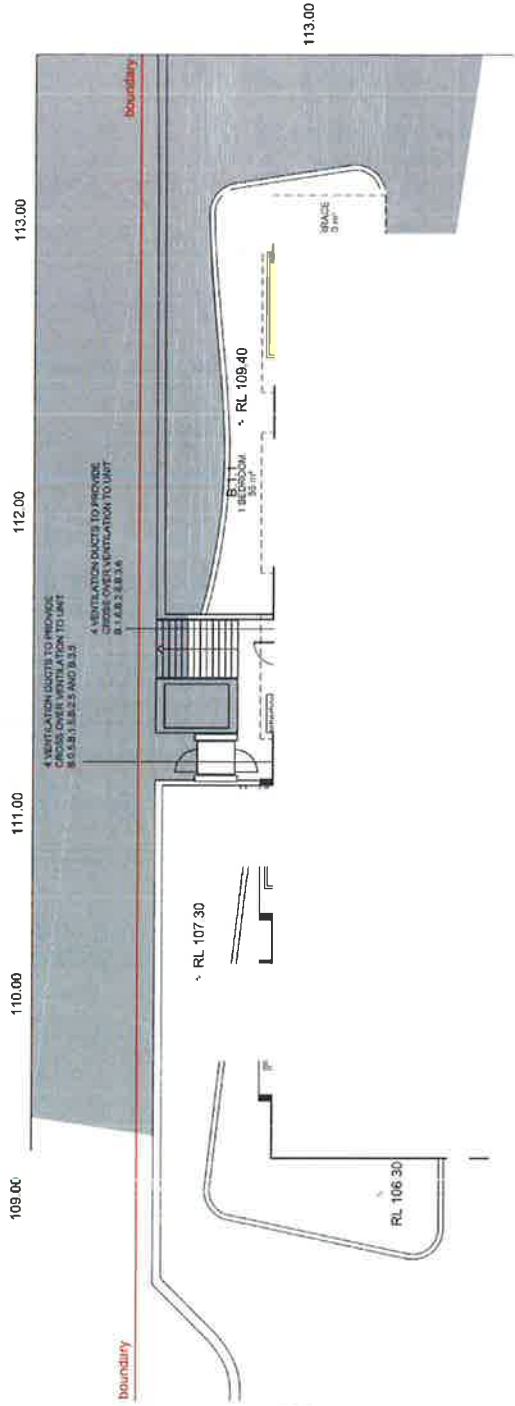
Walls:
External wall: Cavity brick wall R1.0 insulation to selected units detailed in the thermal comfort results. No insulation to all other units
Internal walls: Concrete blockwork 150 mm - acoustic insulation (minimum of R1.2)
Internal walls: Plasterboard on studs - no insulation

Roof:
Light coloured concrete roof with R1.5 insulation above plasterboard ceiling - no insulation

Floor:
Concrete with no insulation

Floor coverings:
Interior floor to living / kitchen areas: carpet to bedrooms and tiles to wet areas

Shading structures:
Fixed vertical shading fins to selected windows - widths and locations as per plan



103.00
102.00
101.00

108.00
107.00
106.00
105.00

**Energy Rating**

☐ single-dwelling rating

☒ multi-unit development (attach listing of ratings)

heating 4.5 stars

cooling 51 MJ/m²

Rated with ☒ Rated without ☐

Recessed downlights confirmation:

Assessor Name/Number Tracey Cools VIC/EDAV/12/1473

Assessor Signature  Date 24/03/14

Certificate Number 14730643

4.5 stars

51 MJ/m²

Rated with ☒ Rated without ☐

IMPORTANT NOTES:
This document is a preliminary assessment of the proposed development. It is not a final assessment and should not be used for any other purpose. The assessment is based on the information provided and is subject to change. The assessment is not a guarantee of performance and should not be used for any other purpose. The assessment is not a guarantee of performance and should not be used for any other purpose.

CLIENT
AV Jennings
STAGE 4.1 & 4.2
CAVANSTONE ESTATE
MOBBES LANE EASTWOOD

DATE
08/02/14
13004
DA 10.07

SCALE
1:200 @ A4
13004
DA 10.07

REVISION
PS
B

marchesepartners
Marchese Partners International Pty Ltd
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P +61 2 9622 4375 F +61 2 9623 5786 E info@marchesepartners.com.au
www.marchesepartners.com.au
Sydney, Australia
A/CN 008 522 551 ABN 27 008 522 551

CLIENT
AV Jennings
STAGE 4.1 & 4.2
CAVANSTONE ESTATE
MOBBES LANE EASTWOOD

DATE
08/02/14
13004
DA 10.07

SCALE
1:200 @ A4
13004
DA 10.07

REVISION
PS
B

Note:

Glazing:
Doors / windows: Aluminium framed single clear glazing (U-value: 6.95 SHGC 0.72)
Low-E clear glazing (U-value: 4.64 SHGC 0.48) to selected units detailed in the thermal comfort results

Window opening shades:

Buildings with balconies where shades
Bedroom glazing onto balcony is full height sliding door, 50% opening shade
Bedrooms windows within walls have a 1m high sill, 50% opening shade
There is no minimum opening area requirement to other windows

Walls:

External wall: Cavity brick wall R1.0 insulation to selected units detailed in the thermal comfort results. No insulation to all other units.
Inter-tenancy walls: Concrete blockwork 180 mm - acoustic insulation (minimum of R1.2)
Internal walls: Plasterboard on studs - no insulation

Roof:

Light coloured concrete roof with R1.8 insulation, above plasterboard ceiling - no insulation

Floor:

Concrete with no insulation

Floor coverings:

Under floor to living / kitchen areas, carpet to bedrooms and tiles to wet areas

Shading structures:

Fixed vertical shading fins to selected windows - widths and locations as per plan



Energy Rating

Certificate Number 14730643

☐ single-dwelling rating

stars 4.5

☒ multi-unit development (attach listing of ratings)
if selected, data specified in the average across the entire development

heating 51 MJ/m²
cooling 22 MJ/m²

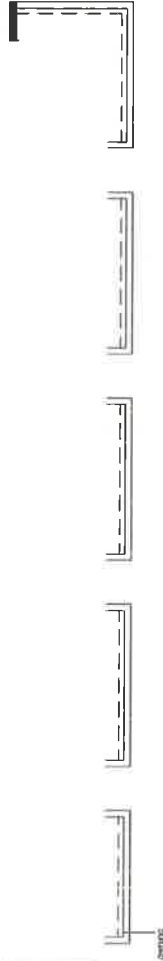
Recessed downlights confirmation: ☐ Railed with ☒ Railed without

Assessor Name/Number Tracey Cools VIC/BDV/12/1473

Assessor Signature *Tracey Cools* Date 24/03/14

4 VENTILATION DUCTS TO PROVIDE
CROSS FLOW VENTILATION TO UNIT
B 0 5 B 3 5 B 2 5 AND B 3 5

4 VENTILATION DUCTS TO PROVIDE
CROSS FLOW VENTILATION TO UNIT
B 3 5 B 2 5 B 3 5



IMPORTANT NOTE

This drawing is the property of Marchese Partners International Pty Ltd. It is to be used for the purpose of the Energy Rating only. It is not to be used for any other purpose. The drawing is to be used in conjunction with the Energy Rating report. The drawing is to be used in conjunction with the Energy Rating report. The drawing is to be used in conjunction with the Energy Rating report.

Project Name: STAGE 4.1 & 4.2 CAVANSTONE ESTATE
Project Address: MOBBES LANE EASTWOOD
Project Contact: Marchese Partners International Pty Ltd
Project Contact: Sydney, Brisbane, Melbourne, Canberra, Guangzhou
Project Contact: ACH 088 552 151 ACH 21 086 552 151

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Marchese Partners International Pty Ltd
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Sydney, Brisbane, Melbourne, Canberra, Guangzhou
ACH 088 552 151 ACH 21 086 552 151

CLIENT

AV Jennings

DRAWING TITLE

PLAN
BUILDING B LEVEL 03

SCALE 1:200 @ A3
DATE 08.08.2013
JOB 13004
DRAWING DA 10.09
CHECKED PS
REVISION B

Notes:

Glazing:
Doors / windows: Aluminium framed single clear glazing (U-value 6.85 SHGC 0.72)
Low-E clear glazing (U-value 4.64 SHGC 0.48) to selected units detailed in the thermal comfort results

Window opening details:
Buildings with balconies where required
Bedroom glazing onto balcony is full height sliding doors, 50% opening sash
Bedrooms windows within walls have a 1m high sill, 50% opening sash
There is no minimum opening sash requirement to other windows

Walls:

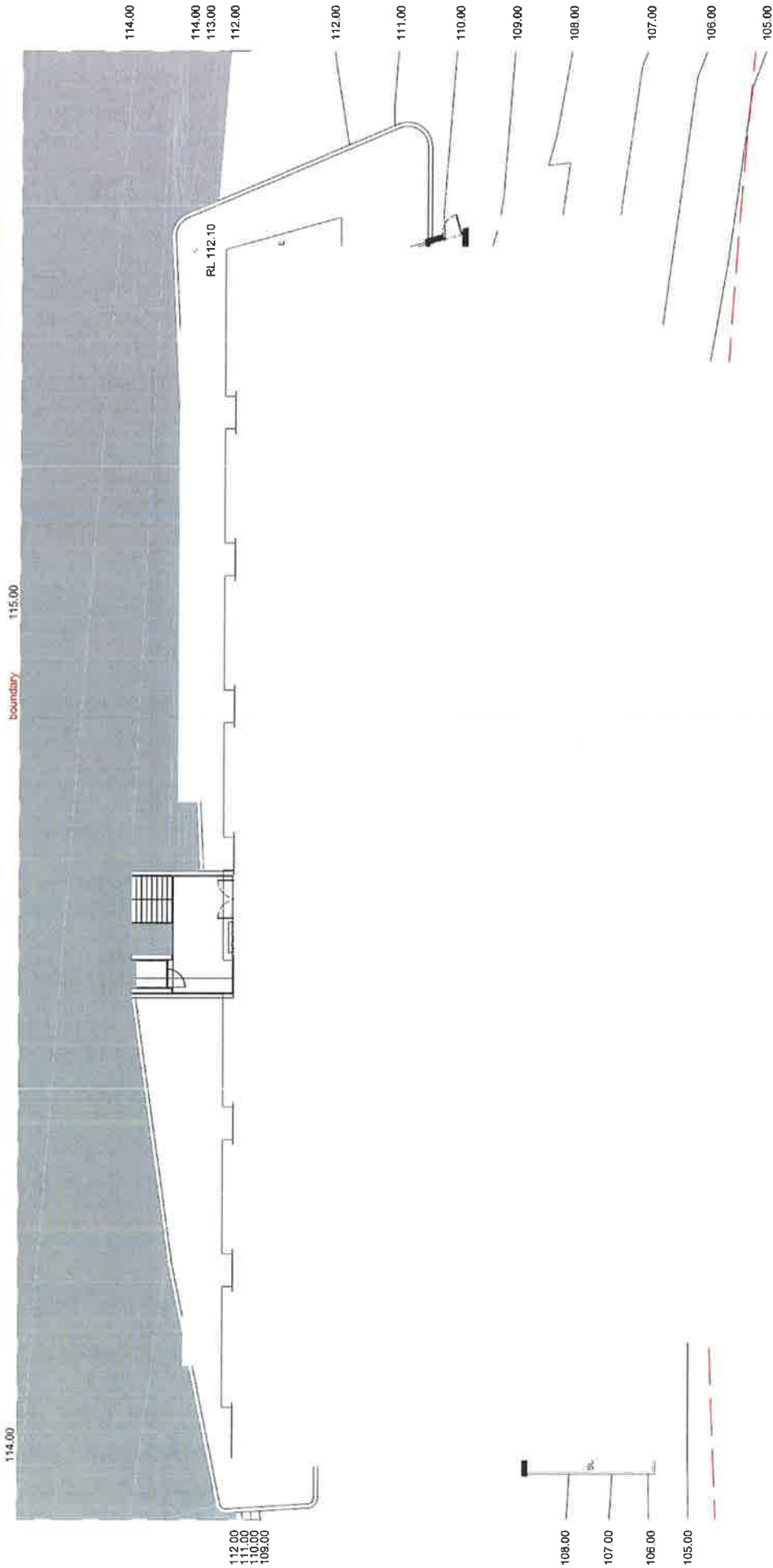
External wall: Cavity brick wall R1.0 insulation to selected units detailed in the thermal comfort results. No insulation to all other units
Internal wall: Concrete blockwork, 190 mm - acoustic insulation (minimum of R1.2)
Internal wall: Plasterboard on studs - no insulation

Roof: Light coloured, concrete roof with R1.8 insulation above plasterboard ceiling - no insulation

Floor: Carpet tiles with no insulation

Floor Coverings: timber floor to living / kitchen areas - carpet to bedrooms and tiles to wet areas

Shading structures: Fixed vertical shading fins to selected windows - widths and locations as per plan



IMPORTANT NOTES

1. This drawing is the property of Marchese Partners International Pty Ltd and is not to be used for any other purpose without the written consent of Marchese Partners International Pty Ltd.
2. This drawing is not to be used for any other purpose without the written consent of Marchese Partners International Pty Ltd.
3. This drawing is not to be used for any other purpose without the written consent of Marchese Partners International Pty Ltd.

CLIENT

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Sydney, Brisbane, Melbourne, Perth, Auckland, Guangzhou
ACN 098 552 151 ABN 27 098 552 151

CLIENT

AV Jennings
PROJECT
STAGE 4.1 & 4.2
CAVANSTONE ESTATE
MOBBIS LANE EASTWOOD

DRAWING TITLE

PLAN	DATE	SCALE	JOB
BUILDING C LEVEL 00	06/08/2013	1:200 @ A3	13004
CONCAU	BO	PS	DA 10.11
REVISION			B

Energy Rating

Certificate Number 14730644

☐ single-dwelling rating
☒ multi-unit development (attach listing of ratings)
heating 51 MJ/m²
cooling 20 MJ/m²
Recessed downlights confirmation ☐ Railed with ☒ Railed without

Assessor Name/Number Tracey Coops VIC/BDV/12/1473
Assessor Signature *Tracey Coops* Date 24/03/14

Note:

Glazing:
Doors / windows Aluminium framed single clear glazing (U-value: 6.95 SHGC 0.72)
Low-E clear glazing (U-value: 4.64 SHGC 0.48) to selected units detailed in the thermal comfort results

Window opening shades:

Slatted units balconies where shown
Bedroom glazing onto balcony is full height sliding doors, 50% opening task
Bedrooms windows within walls have a 1m high sill, 50% opening task
There is no minimum opening width requirement to other windows

Walls:

External walls: Cavity brick wall R1.0 insulation to selected units detailed in the thermal comfort results. No insulation to all other units.
Inter-tenancy walls: Concrete blockwork 150 mm - acoustic insulation (minimum of R1.2)
Internal walls: Plasterboard on studs - no insulation

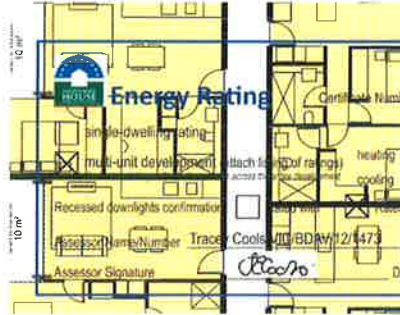
Roof: Light coloured, concrete roof with R1.8 insulation above plasterboard ceiling - no insulation

Floor: Concrete with no insulation

Floor Coverings: timber floor to living / kitchen areas, carpet to bedrooms and tiles to wet areas

Shading structures: Fixed vertical shading fins to selected windows - heights and locations as per plan

75 m²



Energy Rating Certificate Number 14730644

4.5 stars

☐ single-dwelling rating

☒ multi-unit development (attach listing of ratings)

heating 51 MJ/m²

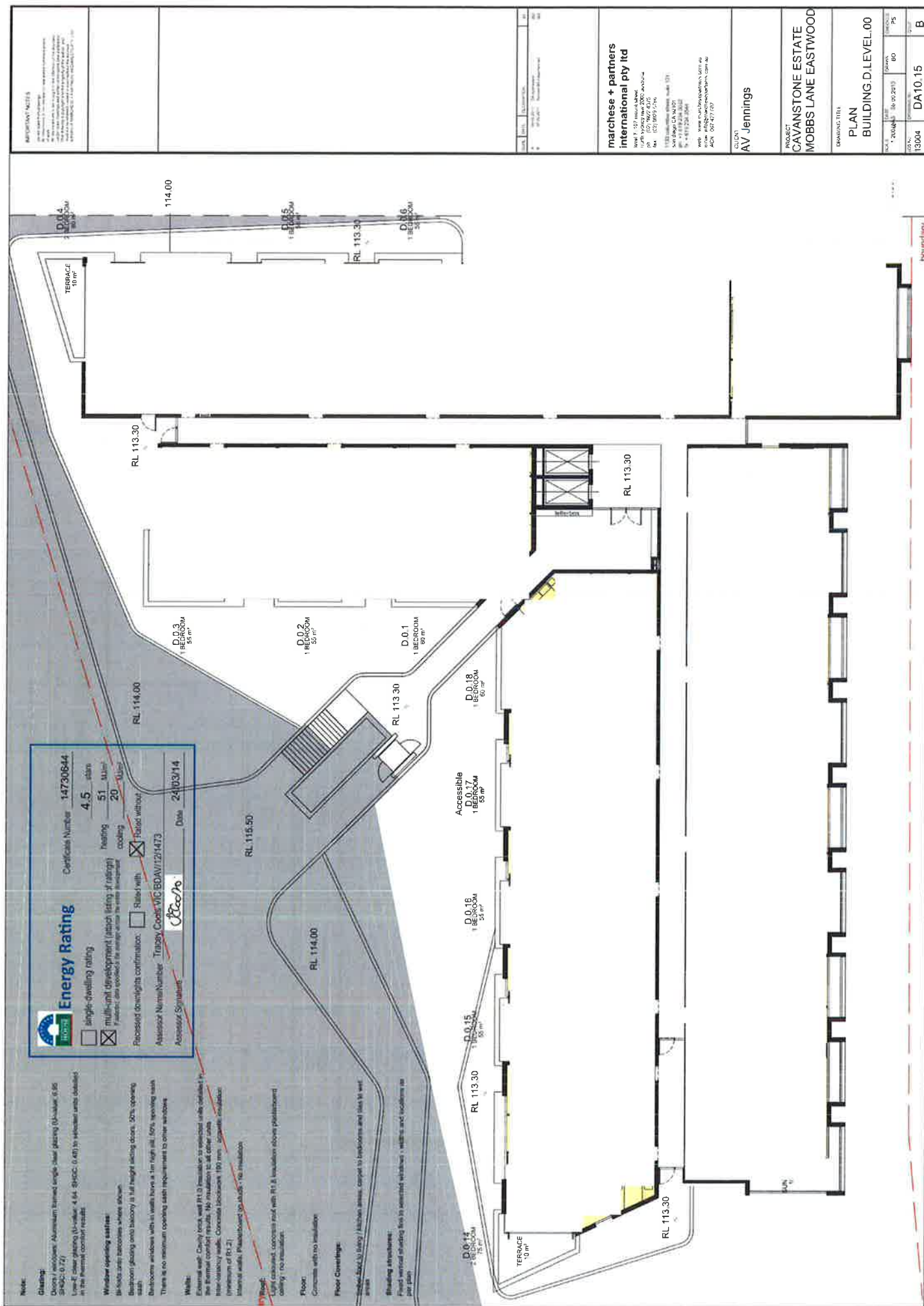
cooling 20 MJ/m²

Recessed downlights confirmation ☐ Rated with ☒

Assessor Name/Number Tracey Cools VIC/BDAV/12/1473

Assessor Signature *Tracey Cools* Date 24/03/14

IMPORTANT NOTES 1. This drawing is the property of Marchese Partners and is not to be used for any other purpose without the written consent of Marchese Partners. 2. This drawing is not to be used for any other purpose without the written consent of Marchese Partners. 3. This drawing is not to be used for any other purpose without the written consent of Marchese Partners. 4. This drawing is not to be used for any other purpose without the written consent of Marchese Partners.				DATE 09/09/2013				SCALE 1:200 @ A3				DATE 09/09/2013				DRAWN BG				CHECKED PS				REV: SON B																																																																																																																																																																			
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marchese partners				Marchese Partners International Pty Ltd Level 7, 107 Mount Street, North Sydney, NSW 2060 Australia P: 61 2 9922 4315 F: 61 2 9929 5796 E: info@marchesepartners.com.au www.marchesepartners.com.au Sydney: 107 Mount Street, North Sydney, NSW 2060 Australia ACT: 069 552 151 ABN 20 098 552 151				Marchese Partners International Pty Ltd Level 7, 107 Mount Street, North Sydney, NSW 2060 Australia P: 61 2 9922 4315 F: 61 2 9929 5796 E: info@marchesepartners.com.au www.marchesepartners.com.au				Marchese Partners International Pty Ltd Level 7, 107 Mount Street, North Sydney, NSW 2060 Australia P: 61 2 9922 4315 F: 61 2 9929 5796 E: info@marchesepartners.com.au www.marchesepartners.com.au				Marchese Partners International Pty Ltd Level 7, 107 Mount Street, North Sydney, NSW 2060 Australia P: 61 2 9922 4315 F: 61 2 9929 5796 E: info@marchesepartners.com.au www.marchesepartners.com.au				Marchese Partners International Pty Ltd Level 7, 107 Mount Street, North Sydney, NSW 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Australia P: 61 2 9922 4315 F: 61 2 9929 5796 E: info@marchesepartners.com.au www.marchesepartners.com.au				Marchese Partners International Pty Ltd Level 7, 107 Mount Street, North Sydney			



Note:

Glazing:

Doors / windows: Aluminium framed single clear glazing (U-value 6.95 SHGC 0.72)
Low-E clear glazing (U-value 4.64 SHGC 0.48) in selected units detailed in the thermal comfort results

Window opening sashes:

Sliders onto balconies where shown
Bedroom glazing onto balcony a full height sliding door 50% opening sash
Bedrooms windows within walls have a 1m high sill 50% opening sash
There is no minimum opening sash requirement to other windows

Walls:

External wall: Curly brick wall R1.0 insulation to selected units detailed in the thermal comfort results. No insulation to all other units
Internal cavity walls: Concrete blockwork 180 mm + acoustic insulation (minimum of R1.2)
Internal walls: Plasterboard on studs - no insulation

Roof:

Light coloured, concrete roof with R1.8 insulation above plasterboard ceiling - no insulation

Floor:

Concrete with no insulation

Floor Coverings:

Indoor floor to living / kitchen areas: carpet to bedrooms and tiles to wet areas

Shading Structures:

Fixed vertical shading fins to selected windows - widths and locations as per plan



Energy Rating

4.5 stars

☐ single dwelling rating

☒ multi-unit development (attach listing of ratings)

Facilitate data access to the energy rating of the building

Recessed downlights confirmation: ☐ Rated with ☒ Rated without

Certificate Number 14730644

4.5 stars

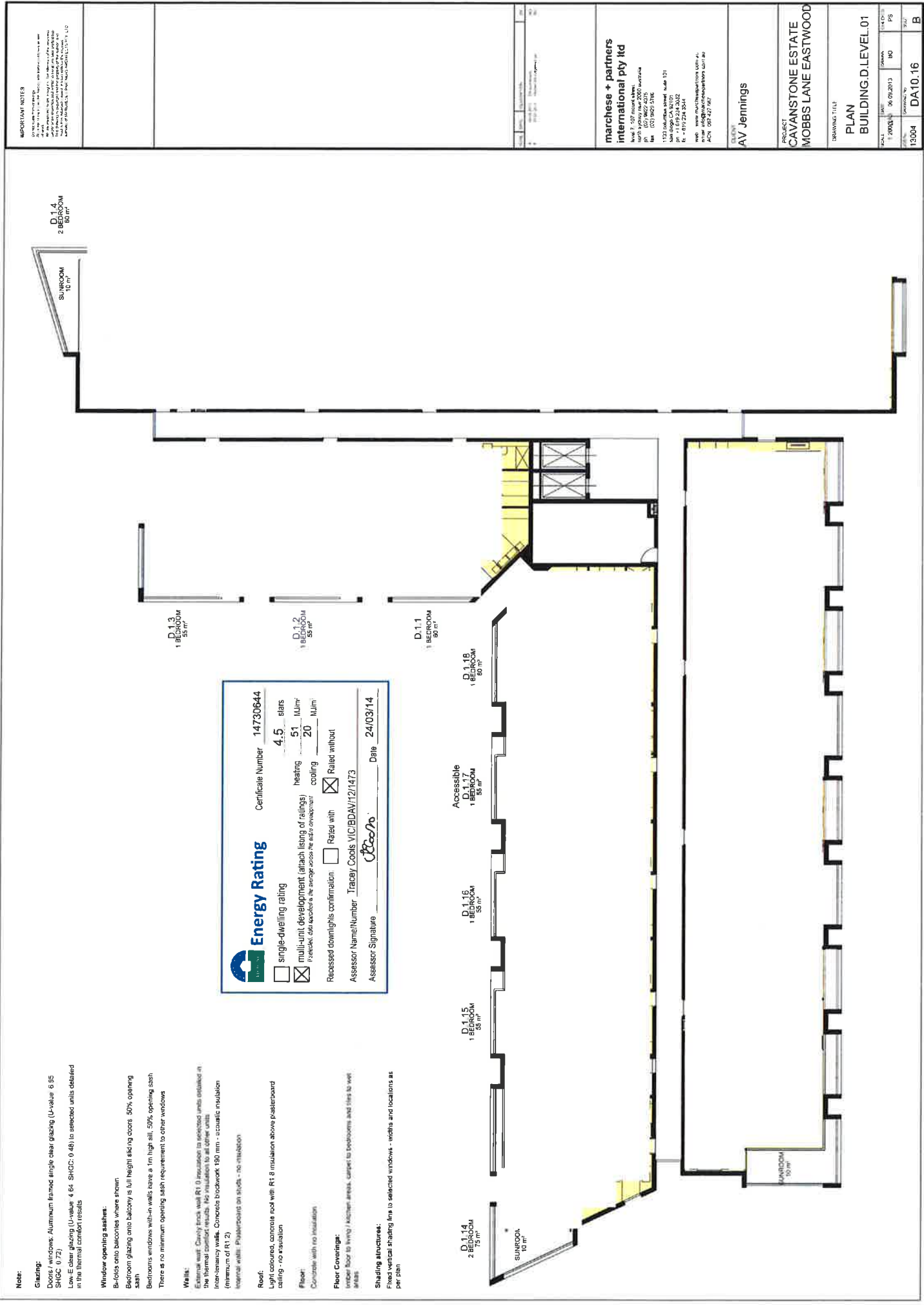
heating 51 MJ/m²

cooling 20 MJ/m²

Assessor Name/Number Tracey Coles VICBDAY121473

Assessor Signature 

Date 24/03/14



Room Schedule:

Room	Area (m ²)
D.1.14 2 BEDROOM	75 m ²
SUNROOM	10 m ²
D.1.15 1 BEDROOM	55 m ²
D.1.16 1 BEDROOM	55 m ²
Accessible 1 BEDROOM	55 m ²
D.1.18 1 BEDROOM	80 m ²
D.1.1 1 BEDROOM	80 m ²
D.1.2 1 BEDROOM	55 m ²
D.1.3 1 BEDROOM	55 m ²
D.1.4 2 BEDROOM	80 m ²
SUNROOM	10 m ²

IMPORTANT NOTES

1. This plan is for the purpose of the Energy Rating only and is not to be used for any other purpose.
2. The Energy Rating is based on the information provided in the plan and is not a guarantee of performance.
3. The Energy Rating is based on the information provided in the plan and is not a guarantee of performance.
4. The Energy Rating is based on the information provided in the plan and is not a guarantee of performance.

marchese + partners
international pty ltd

Level 1: 107 Richard Street
Level 2: 107 Richard Street
Level 3: 107 Richard Street
Level 4: 107 Richard Street
Level 5: 107 Richard Street
Level 6: 107 Richard Street
Level 7: 107 Richard Street
Level 8: 107 Richard Street
Level 9: 107 Richard Street
Level 10: 107 Richard Street
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Level 99: 107 Richard Street
Level 100: 107 Richard Street

AV Jennings

PROJECT
CAVANSTONE ESTATE
MOBBES LANE EASTWOOD

DRAWING TITLE

PLAN
BUILDING D LEVEL 01

SCALE	DATE	ISSUE	BY	CHKD BY
1:2000	06.09.2013	180	PS	
13004	DA10.16			

Notes:

Glazing:

Doors & windows: Aluminium framed single clear glazing (U-value: 6.95 SHGC: 0.72)
Low-E clear glazing (U-value: 4.84 SHGC: 0.48) to selected units detailed in the thermal comfort results

Window opening shades:

B-locks onto balconies where shown
Bedroom glazing onto balcony is full height sliding doors, 50% opening as-shown
Bedrooms, windows with-in walls have a 1m high sill, 50% opening sash
There is no minimum opening sash requirement to other windows

Walls:

External walls: Concrete frame with R1.0 insulation to selected units detailed in the thermal comfort results. No insulation to all perimeter walls
Internal walls: Inter-lodger walls: Concrete blockwork 190 mm - acoustic insulation (minimum of R1.2)
Internal walls: Plasterboard on studs - no insulation

Roof:

Light coloured concrete roof with R1.8 insulation above plasterboard ceiling - no insulation

Floors:

Concrete with no insulation

Floor Coverings:

Inner floor to living / kitchen areas: carpet to bedrooms and tiles to wet areas

Shading structures:

Fixed vertical shading fins to selected windows - width and locations in plan

**Energy Rating**

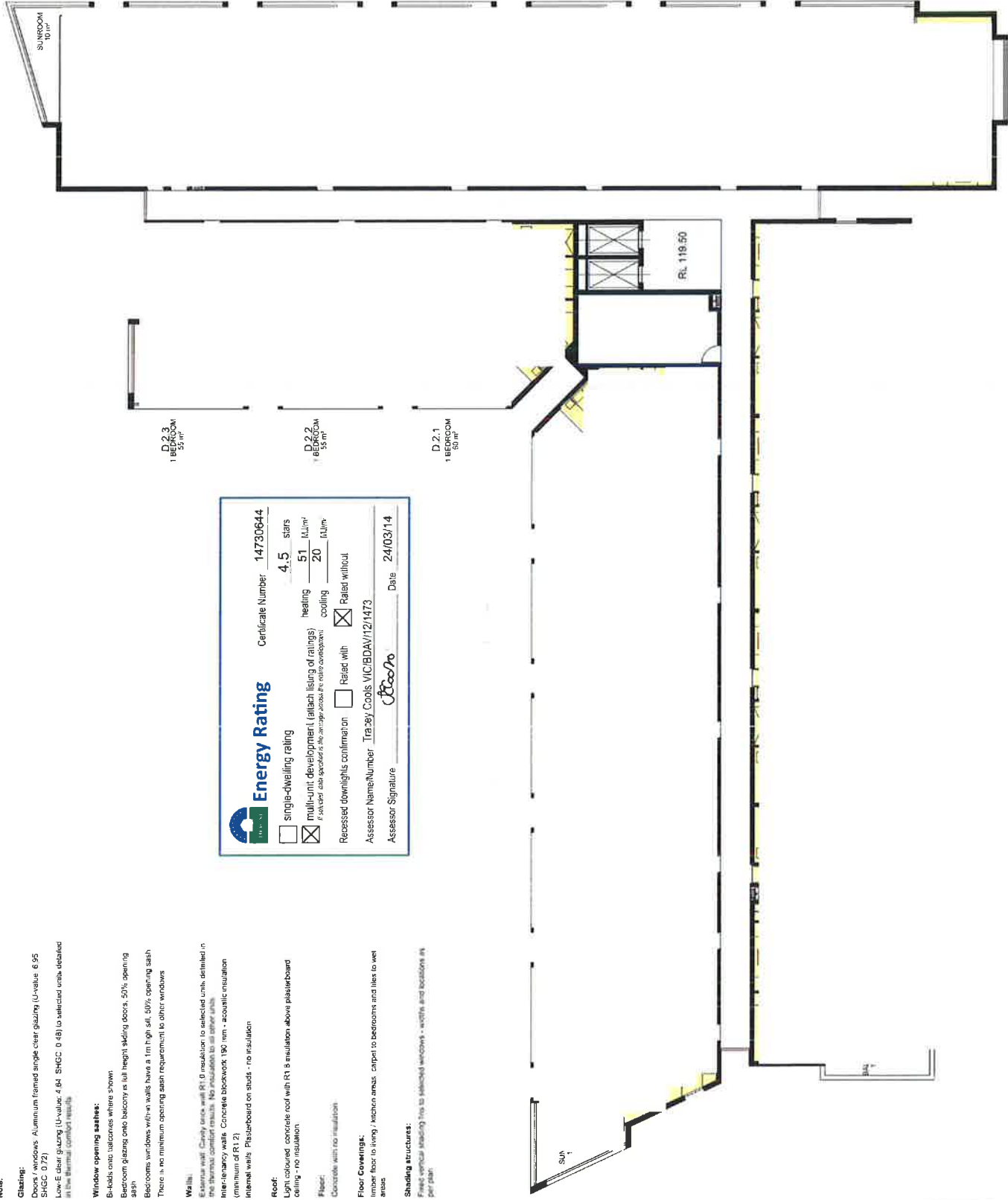
Certificate Number 14730644

☐ Single-dwelling rating

☒ Multi-unit development (attach listing of ratings)

heating 51 MJ/m²
cooling 20 MJ/m²
Recessed downlights confirmation ☐ Recessed with ☒ Recessed without

Assessor Name/Number Tracy Coles VIC/BDV/12/1473
Assessor Signature  Date 24/03/14



IMPORTANT NOTES

1. This drawing is the property of the architect and is not to be used for any other purpose without the written consent of the architect.
2. This drawing is the property of the architect and is not to be used for any other purpose without the written consent of the architect.
3. This drawing is the property of the architect and is not to be used for any other purpose without the written consent of the architect.

Drawn	Check	Reviewed	Date
AV	AV	AV	24/03/14

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Web: www.marchesepartners.com.au
Email: info@marchesepartners.com.au
ACN: 092 477 187

AV Jennings

PROJECT
CAVANSTONE ESTATE
MOBBS LANE EASTWOOD

DRAWING TITLE

PLAN
BUILDING D LEVEL 02

Drawn	Check	Reviewed	Date
AV	AV	AV	24/03/14

15004	DA10.17	B
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Glazing:
Doors / windows: Aluminium framed single clear glazing (U-value 6.95 SHGC 0.72)
Low-E clear glazing (U-value 4.54 SHGC 0.48) to selected units detailed in the thermal comfort results

Bedroom glazing onto balcony is full height sliding doors. 50% opening sash

External wall: Cavity brick wall R1.0. Insulation to selected units detailed in the thermal comfort results. No insulation to all other units.
Inter-tenancy walls: Concrete blockwork 190 mm - acoustic insulation (minimum of R1.2).
Internal walls: Plasterboard on studs - no insulation.

Light coloured, concrete roof with R18 insulation above plasterboard ceiling - no insulation

Concrete with no insulation

timber floor to living / kitchen areas, carpet to bedrooms and tiles to wet areas

Fixed vertical shading fins to selected windows - widths and locations as per plan

SKYLIGHT

NAME	DATE	LOCATION	TIME
1. [illegible]	10/10/11	[illegible]	10:00
2. [illegible]	10/10/11	[illegible]	10:00
3. [illegible]	10/10/11	[illegible]	10:00

marchese + partners
international pty ltd

level 9, 127 Mount Street
length 127m, year 2000, stainless
steel (304) 3622 4375
ph (02) 9679 5766

1123 colombo street, suite 101
san diego, ca 92101
ph +1 619 234 2042
fx - 619 234 3444
web: www.marinepartners.com.au
email: marinepartners@marinepartners.com.au
fax: 652 127 187

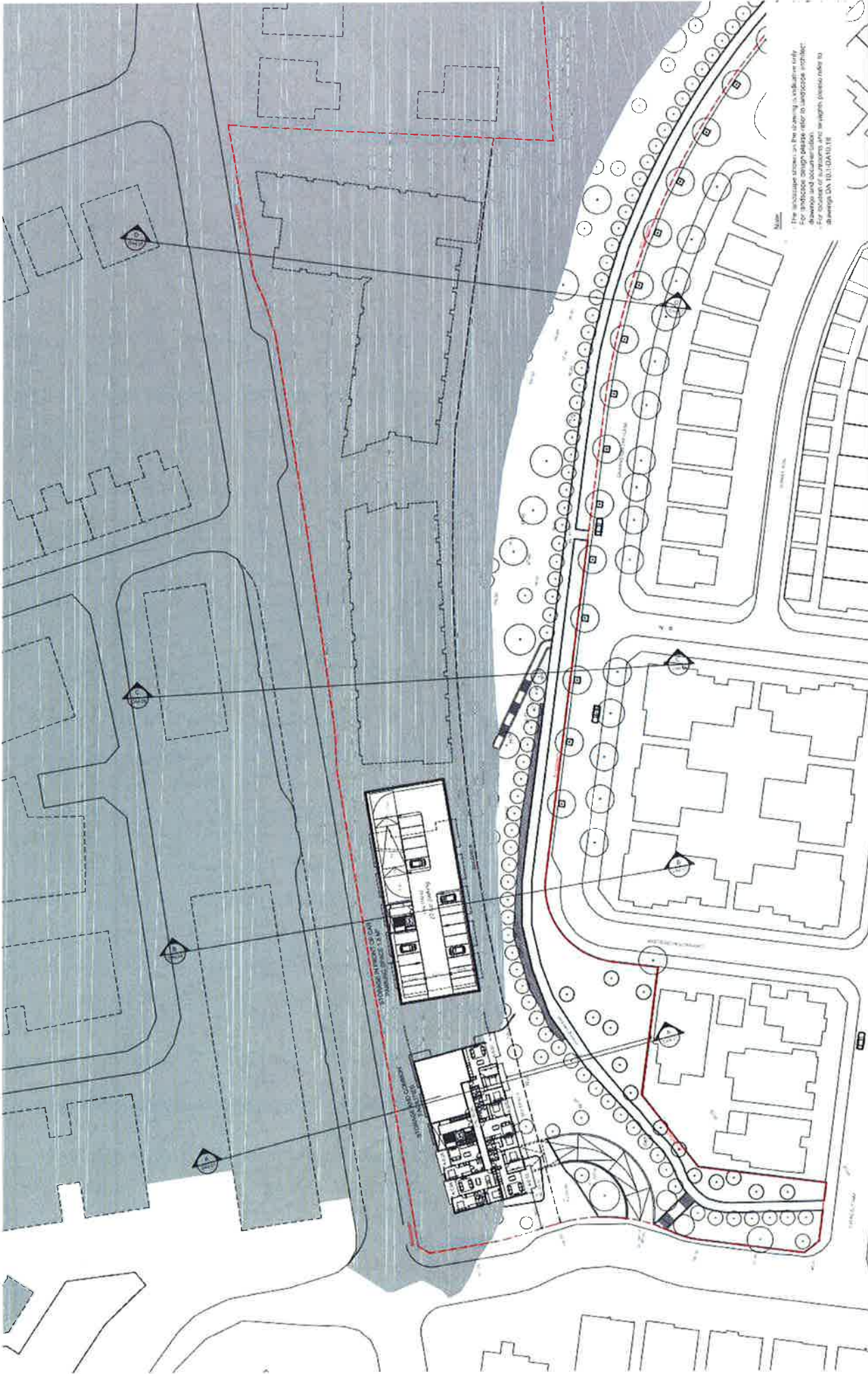
CLIENT
AV Jennings

PROJECT
CAVANSTONE ESTATE
MOBBS LANE EASTWOOD

TOTAL: 200,000,000

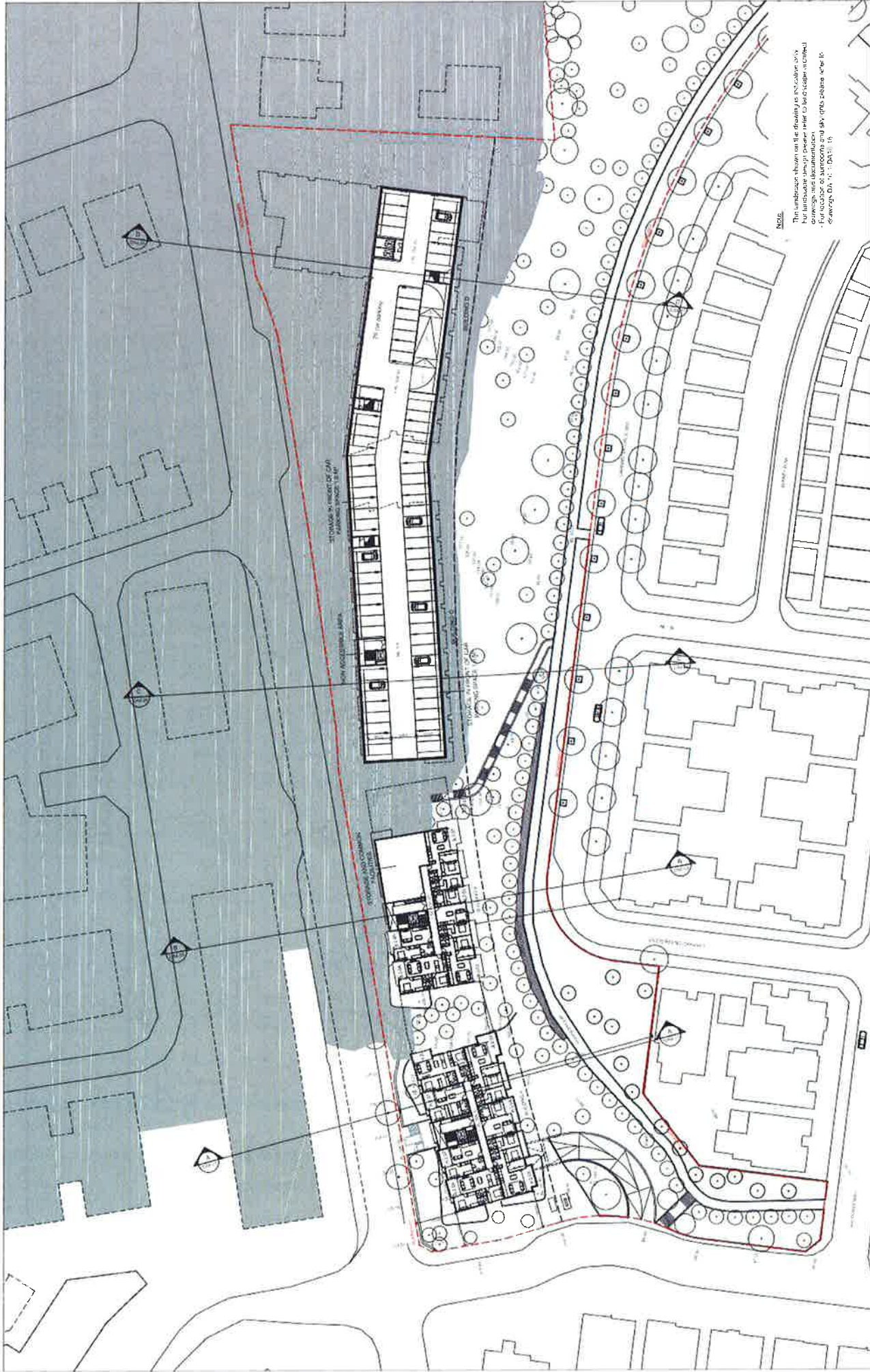
PLAN
BUILDING D-LEVEL.03

DATE	DATE	NAME	UNIT CODE
1 2004/03	06 09 2013	HO	PS
13004	DA10.18		B



The site plan shows a large building footprint on the left, a parking area in the center, and a curved road on the right. The site is surrounded by other residential developments. A red dashed line indicates the boundary of the site. The plan includes a north arrow, a scale bar, and a title block.

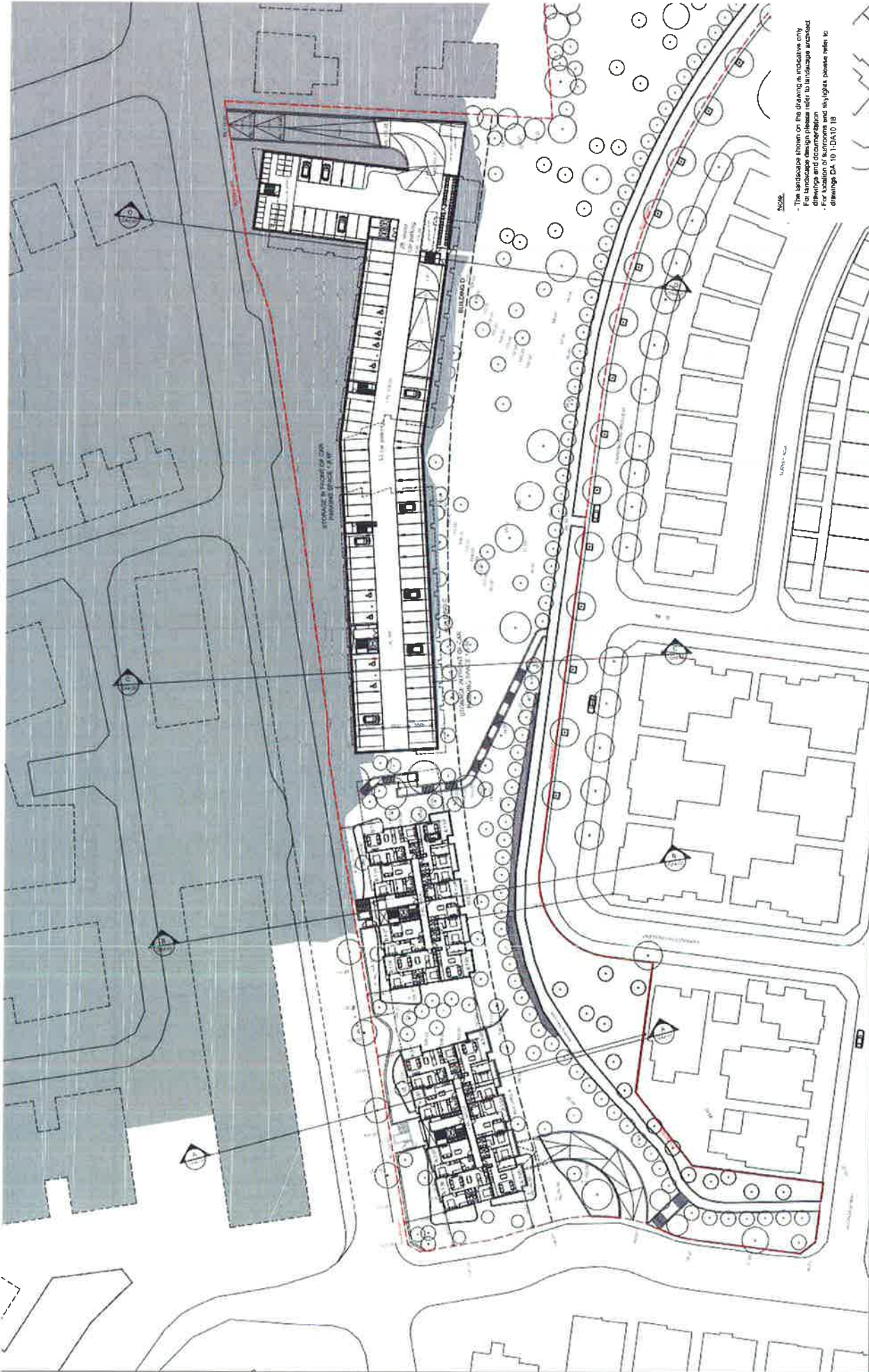
PROPOSAL TITLE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE		DRAWN BY		SCALE		DATE</	
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NOTE:
 The landscape shown on this drawing is indicative only.
 The landscape will be developed in accordance with the
 landscape and site plan.
 - For location of trees and sky lights please refer to
 drawing DA 10: 1 (DA) 10

INFORMAL NOTES 1. The site plan is a preliminary design and is subject to change without notice. 2. The site plan is a preliminary design and is subject to change without notice. 3. The site plan is a preliminary design and is subject to change without notice.	DATE: 10/10/11 BY: [Signature] FOR: [Signature]	PLAN + RL 108	AV Jennings	STAGE 4.1 & 4.2 CAVANSTONE ESTATE MOBBS LANE EASTWOOD	DA 2.05	13004	DA 2.05	13004	B
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marchesepartners
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 Tel: 02 9550 1111 Fax: 02 9550 1112
 www.marchesepartners.com.au
 Sydney Brisbane Melbourne Cairns Perth
 A/CN 148 452 117 A/N 211 148 452 117

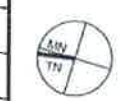


NOTE

The landscape shown on this drawing is indicative only. For landscape design please refer to landscape architect drawings and documentation. All landscape elements highlighted in this drawing refer to drawings DA 10 1 DA10 18.

IMPORTANT NOTES
This drawing is the property of Marchese Partners International Pty Ltd. It is to be used for the project and site only. It is not to be used for any other purpose without the written consent of Marchese Partners International Pty Ltd. All dimensions and levels are as shown unless otherwise stated. The drawing is to be used in conjunction with the other drawings in the set. The drawing is to be used in conjunction with the other drawings in the set. The drawing is to be used in conjunction with the other drawings in the set.

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Phone: +61 (0)2 955 5555
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Sydney Brisbane Melbourne Canberra Guangzhou
ACN 008 552 151 ABN 20 095 552 151



AV Jennings

PLAN
+ RL 111

PROJECT		DATE	REVISION	BY	CHKD
STAGE 4.1 & 4.2		20.09.2013	DL	PS	
CAVANSTONE ESTATE		13004	DA 2.06		
MOBBS LANE EASTWOOD					B

Legend

- Boundary line
- Line of basement under
- Existing tree to be retained
- Existing tree to be removed
- New street tree
- Feature tree
- Mixture of shrubs and groundcovers
- Hedge
- Native tree planting
- Ornamental tree planting
- Concrete pathway
- Private courtyard
- Modular granite unit paving
- Private balcony
- + RL 112.0 Proposed level
- Turf
- Existing contours 3.5m contour interval



- Notes
1. All levels shown are approximate and will vary to suit the site conditions
 2. Existing trees as per Arborist's Report

groundink.

Scale: 1:400 @ A1
1:800 @ A3
0 4 8 20m

AVJennings

Cavanstone Estate Stages 4.1 / 4.2
& Community Open Space (part)
Eastwood, NSW Project No: 20130430

Landscape Masterplan
rev. B
Drawing No. LDA 001

Rev	Date	Description
B	18.01.2014	Revised JLB
A	16.01.2013	Development - Appleton
	20.04.2012	Primary for review

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Rev	Date	Description	By	App'd	In ch
1	16/01/2019	Design and Development	AVJ	AVJ	AVJ
2	20/01/2019	Revised design	AVJ	AVJ	AVJ
3	20/01/2019	Final design for construction	AVJ	AVJ	AVJ

Landscape Roof Plan
 Drawing No. LDA-001-1
 rev. B

**Cavanstone Estate Stages 4.1 / 4.2
 & Community Open Space (part)**
 Eastwood, NSW Project No: 20130430
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Scale: 1:300 @ A1
 1:600 @ A3

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Outdoor rooftop area with shade structure and BBQ facilities



Example of extensive rooftop planting e.g. Sedum species



Pergola structure with climbing plants



Clematis montana as example of climbing plant



Example of seating lounge



Overhead tensile steel wires with climbing plant growth



Overhead laser-cut perforated screen as signature shade structure

Rev	Date	Description	By	Check	Inter
1	15/01/2014	Approved JAK			
2					
3					

Roof Design Inspiration
rev. B Drawing No. LDA-001-2

**Cavanstone Estate Stages 4.1 / 4.2
& Community Open Space (part)**
Eppingwood, NSW Project No. 20130430
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Client:

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groundink. is a leading landscape architecture firm based in Sydney, Australia. We specialise in creating innovative and sustainable outdoor spaces for residential, commercial and public environments. Our team of experienced designers and landscape architects work closely with clients to understand their needs and vision, and then create a unique and tailored landscape solution. We are passionate about creating spaces that are not only beautiful, but also functional and sustainable. Our portfolio includes a wide range of projects, from small-scale residential gardens to large-scale commercial and public spaces. We are proud to have worked with some of the most renowned architects and developers in Australia, and we continue to strive for excellence in every project we undertake.



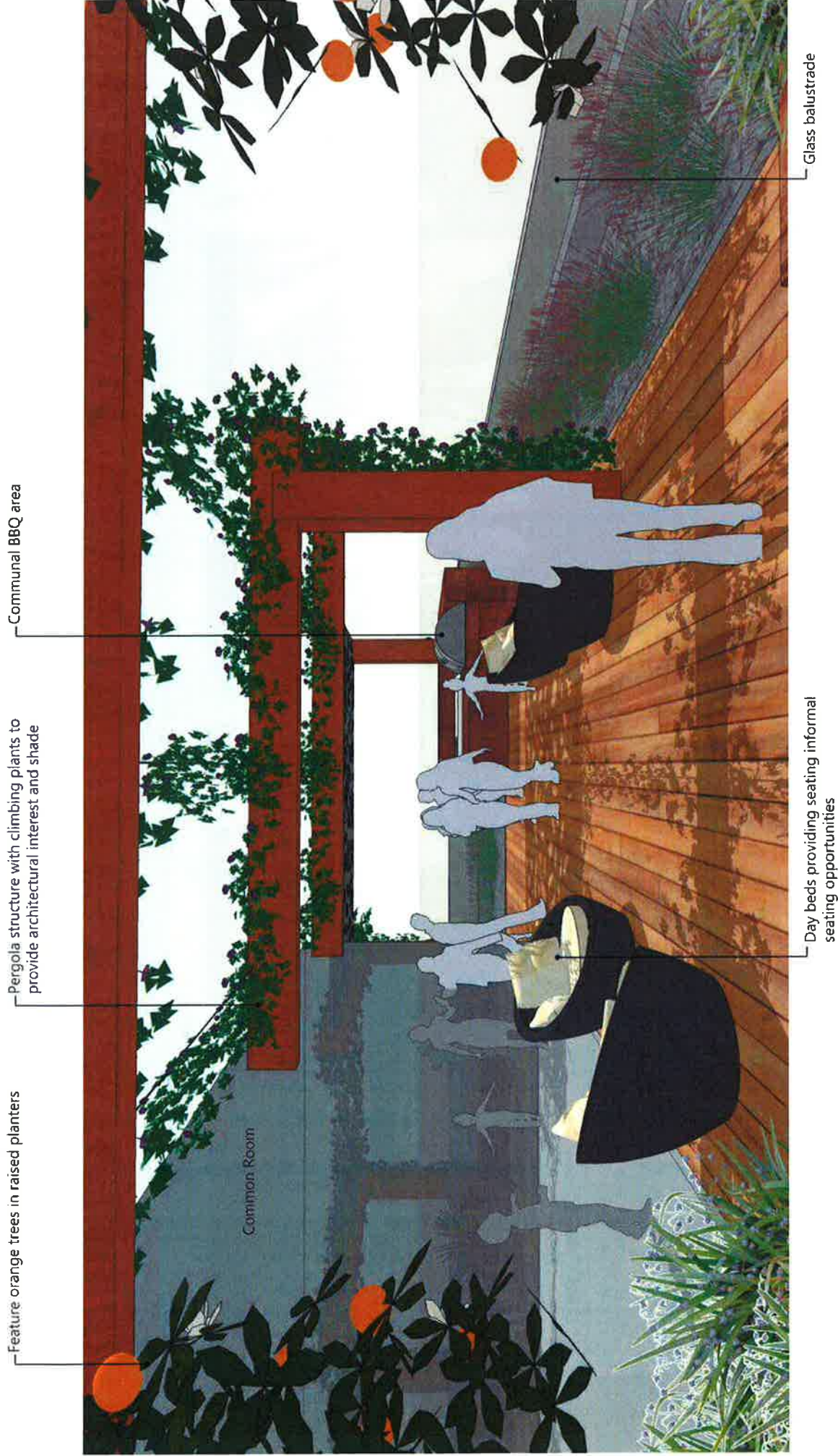
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Roof Concept Building A - 3D View 1
rev. B
Drawing No. 1DA-001-3

**Cavanstone Estate Stages 4.1 / 4.2
& Community Open Space (part)**
Eastwood, NSW Project No. 20130430
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Client:
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Rev	Date	Description
1	18.07.2018	Revised L3
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Roof Concept Building A - 3D View 2
rev. B
Drawing No. LDA-001-4

Cavanstone Estate Stages 4.1 / 4.2
& Community Open Space (part)
Eastwood NSW Project No. 20130430
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Client:

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ARCHITECTURE
INTERIOR DESIGN
LANDSCAPE ARCHITECTURE
URBAN DESIGN
PLANNING
CONSULTING
10/100 Street, Sydney NSW 1585
02 9550 1000
www.groundink.com.au

Overhead laser-cut metal shade structure

Pergola structure with climbing plants to provide architectural interest and shade



Communal BBQ area with storage and washing up facilities

Rev. B

Date Description

Roof Concept Building A - 3D View 3
Drawing No. LDA-001-5

Cavanstone Estate Stages 4.1 / 4.2
& Community Open Space (part)
Eastwood NSW Project No. 20130430
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Feature Orange trees in pots to private courtyards

Pergola structure with climbing plants to provide architectural interest and shade

Glass balustrade with low extensive rooftop planting behind to preserve views to wider Cavanstone Estate



Privacy screens to separate common area from private balconies. Prefabricated planter boxes with detailed planting are used to create visual interest and screening

Day beds providing seating and views south over Cavanstone Estate and wider Sydney region

Rev	Date	Description	By	Check	Initial
1	12/10/2014	Revised	AV	AV	AV

Roof Concept Building A - 3D View 4
rev. B
Drawing No. LDA-001-5

Cavanstone Estate Stages 4.1 / 4.2
& Community Open Space (part)
Eastwood NSW Project No. 20130430
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Rev.	Date	Description
1	12/01/2014	Issued for
2	20/01/2014	Initial

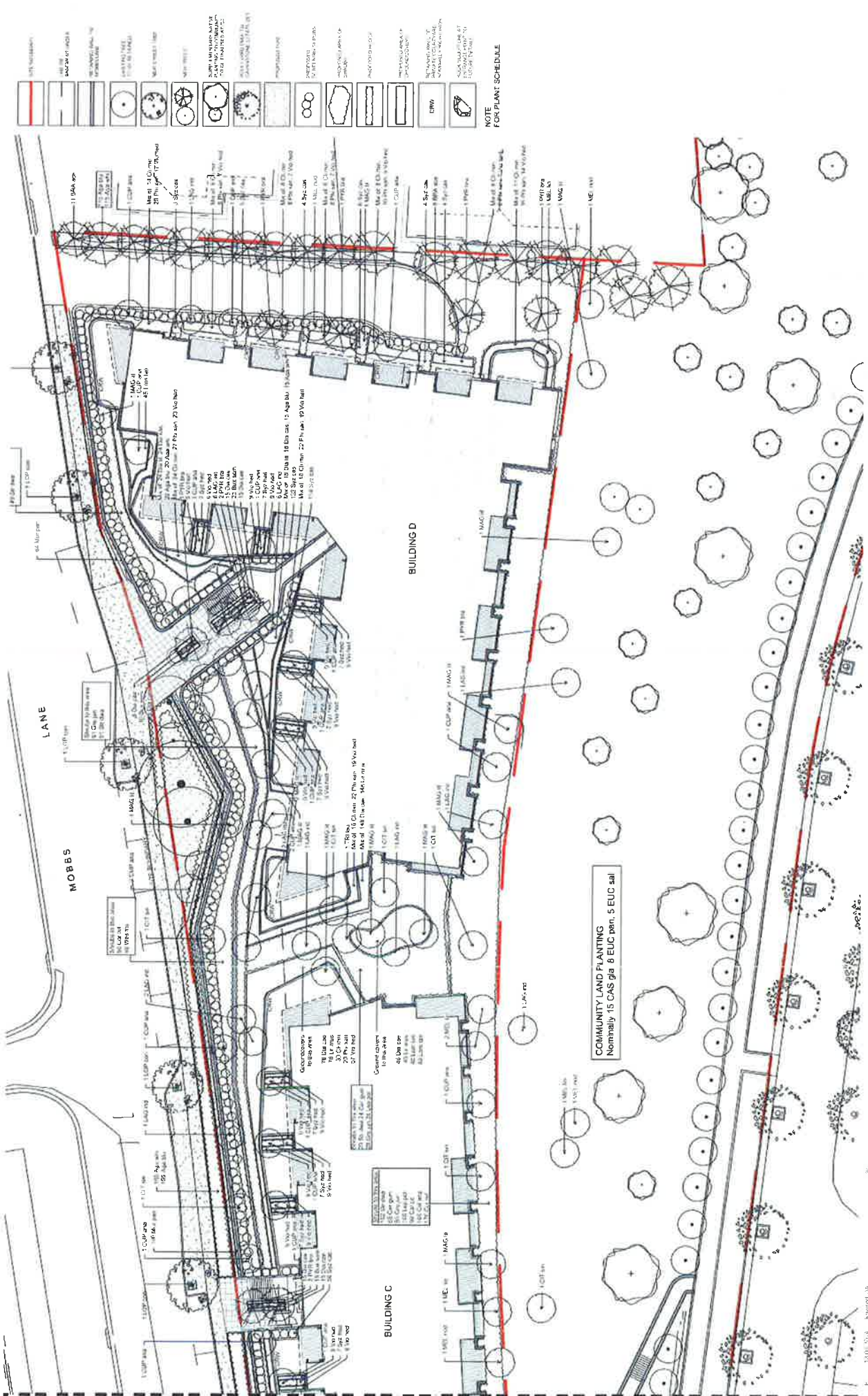
Aerial Landscape Masterplan
 Drawing No. LDA-001.7
 Rev. B

**Cavanstone Estate Stages 4.1 / 4.2
 & Community Open Space (part)**
 Eastwood, NSW Project No. 20130430
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Scale: 1:400 @ A1
 1:800 @ A3
 0 4 8 30m

JOINS TO DRAWING LDA-002



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Cavanstone Estate Stages 4.1 / 4.2
& Community Open Space (part)
Eastwood, NSW Project No. 20130430
Client: AVJennings

Planting Plan
rev. B
Drawing No. LDA 003

Scale 1:200 @ A1
1:400 @ A3
0 2 4 10m

groundink.



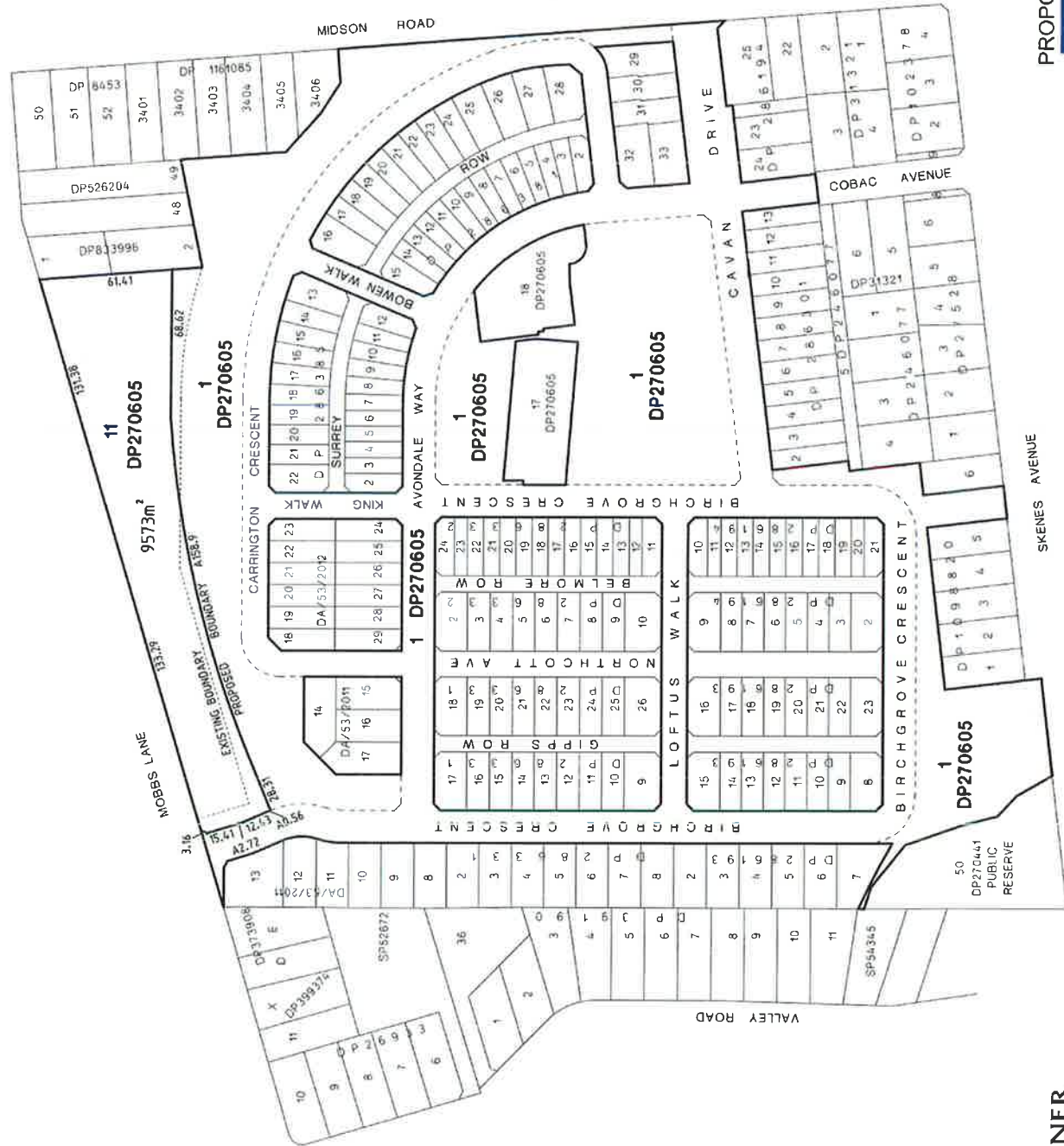
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Roof Planting Plans Buildings A & B
rev. B
Drawing No. LDA-003-1

**Cavanstone Estate Stages 4.1 / 4.2
& Community Open Space (part)**
Eastwood, NSW Project No: 20130430
© Grounded Pty Ltd 2013

Client: **AVJennings**

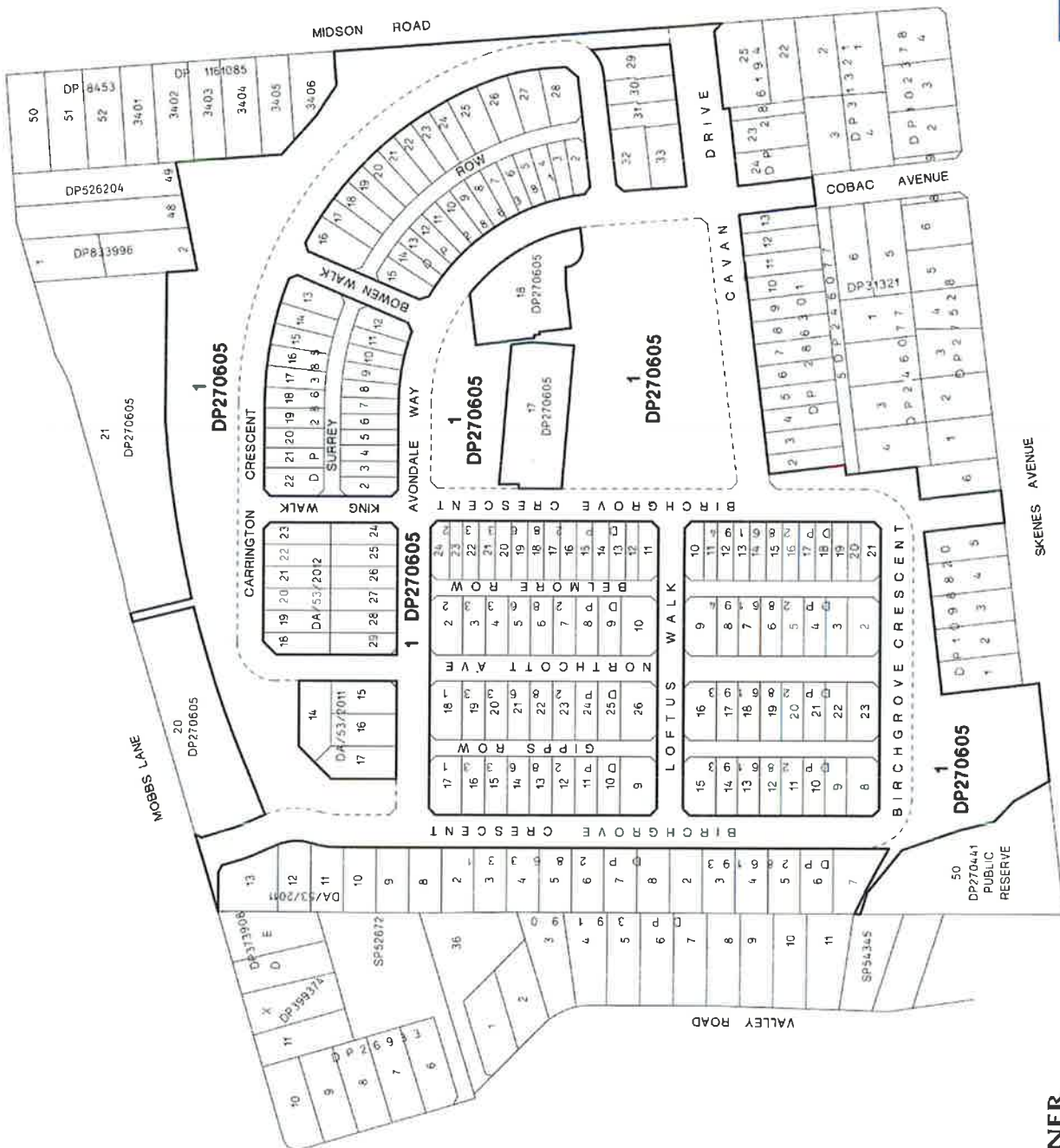
Scale: 1:100 @ A1
1:200 @ A3



PROPOSED BOUNDARY ADJUSTMENT
BETWEEN LOT 1 DP270605 AND
LOT 11 DP 270605

MOBBS LANE, EASTWOOD

Scale : 1 2000 @ A3 Date : 10/09/2013 Plan No 22425-Lot 11 Bdy Adj



PROPOSED CONVERSION

OF LOT 22 DP270605 INTO
COMMUNITY ASSOCIATION PROPERTY
MOBBS LANE, EASTWOOD

Scale : 1:2000 @ A3 Date 12/03/2014 Plan No. : 22425-Lot 22 Conv

PROUST & GARDNER

CONSULTING PTY LIMITED

SURVEYORS & PLANNERS

406 Pacific Highway
Tel 9416 1335

TEL 9416 1333
Fax 9416 3845

Email: patrick@broadcom.com
 Tel: 949 3842

Glazing: Doors / windows: Aluminum framed single clear glazing (U-value: 0.55 SHGC: 0.72)
Low-E clear glazing (U-value: 4.64 SHGC: 0.46) to selected units is detailed in the thermal comfort results

Bedrooms with windows with a minimum opening sash requirement to other windows

External wall: Cavity brick wall R1.0 insulation to selected units, covered in the thermal comfort results. No insulation to all other units
Infer-lanency walls: Concrete blockwork 190 mm - acoustic insulation (minimum of R1.2)
Internal walls: Plasterboard on studs - no insulation

Light coloured concrete roof with H.V.B insulation above plasterboard ceiling - no insulation

Concomitant with no misdiagnosis

floor covering—
 timber floor to living / kitchen areas, carpet to bedrooms and tiles to wet
 areas

Fixed vertical shading fins to selected windows - widths and locations as per plan



D13
BEDROOM

D.12
1 BEDROOM

D1.1
1 BEDROOM

D-118
T-BEBCOM

ccessible
D.1.17

D-116
1 BEDROOM
55 m²

D.1.15
1 BEDROOM
59 m²

D.1.14
2 BEDROOM
70 m²

SUNROOM

RL 116.40

D 111
2 BEDROOM
1600 sq. ft.D 112
2 BEDROOM
7 1/2 x 12 1/2D 113
3 BEDROOM
1000 sq. ft.

IMPORTANT NOTES

id	Location	Year (Camp 1 only)	Age (yr)
1	N. Old 230.2	2003	20
2	RT 75.2 N/A	N/A	20

marchese + partners
international pty ltd

level 3 - 105 annual report
annual report from 2000 available
url: <http://202.90.222.47/>
tel: 607 362/9 5470
fax: 607 362/9 5470

CLIENT
AV Jennings

PROJECT
CAVANSTONE ESTATE
MOBBS LANE EASTWOOD

REAVING TM!

PLAN
BUILDING DEVELOPMENT

DATE	DATE	TIME
230413	06 09 2013	80
3004	DA10.16	B

Note:
Glazing:
Doors & windows: Aluminium frame angle clear glazing (U-value: 6.95 SHGC: 0.72)
Low E clear glazing (U-value: 4.84 SHGC: 0.48) is selected units detailed in the thermal comfort results.

Window opening details:
Bi-folds and bi-parting doors where shown
Bedroom glazing onto balcony is full height sliding doors, 50% opening sash
Bedrooms windows with in walls have a 1m high sill, 50% opening sash
There is no minimum opening sash requirement to other windows

Walls:
External walls: Cavity brick with R1.0 insulation to selected units detailed in the thermal comfort results
Internal walls: Interlocking walls, Concrete blockwork 190 mm - acoustic insulation (minimum of R1.2)
Internal walls: Plasterboard on studs - no insulation

Roof:
Light coloured, concrete roof with R1.8 insulation above plasterboard ceiling - no insulation.

Floor:
Concrete with no insulation

Floor Coverings:
timber floor to living / kitchen areas, carpet to bedrooms and tiles to wet areas

Shading structures:
Fixed vertical shading fins to selected windows - widths and locations as per plan

SUNLIGHT

RL 122.60

LANDSCAPE DESIGN ROOF AREA
ACCORDING TO LANDSCAPE
ARCHITECT DOCUMENTATION

AWNING

AWNING

D 3.10
2 BEDROOM
80 m²

D 3.11
1 BEDROOM
55 m²

D 3.12
1 BEDROOM
55 m²

Accessible
D 3.13
1 BEDROOM
55 m²

D 3.14
2 BEDROOM
75 m²

BALCONY
25 m²

BALCONY
15 m²

D 3.9
1 BEDROOM
55 m²

D 3.8
1 BEDROOM
55 m²

D 3.7
1 BEDROOM
55 m²

BALCONY
15 m²

IMPORTANT NOTES
1. This drawing is for reference only.
2. All dimensions are to the face of the work unless otherwise stated.
3. All work is to be in accordance with the relevant Australian Standards.
4. The client is responsible for ensuring that the design is suitable for the intended use.
5. The client is responsible for ensuring that the design is suitable for the intended use.

NO.	DATE	BY	CHKD	REV
1	10/10/2024	AV	AV	1

marchese + partners
international pty ltd

Level 5, 100 Mount Stacey Rd,
Crows Nest NSW 1585 Australia
ph: (02) 9552 4375
fax: (02) 9552 5196
t: +61 2 9552 4375
e: +61 2 9552 5196
www.marcheseinternational.com.au
AVENUE ARCHITECTS PTY LTD
ACN 262 718 684

AV Jennings

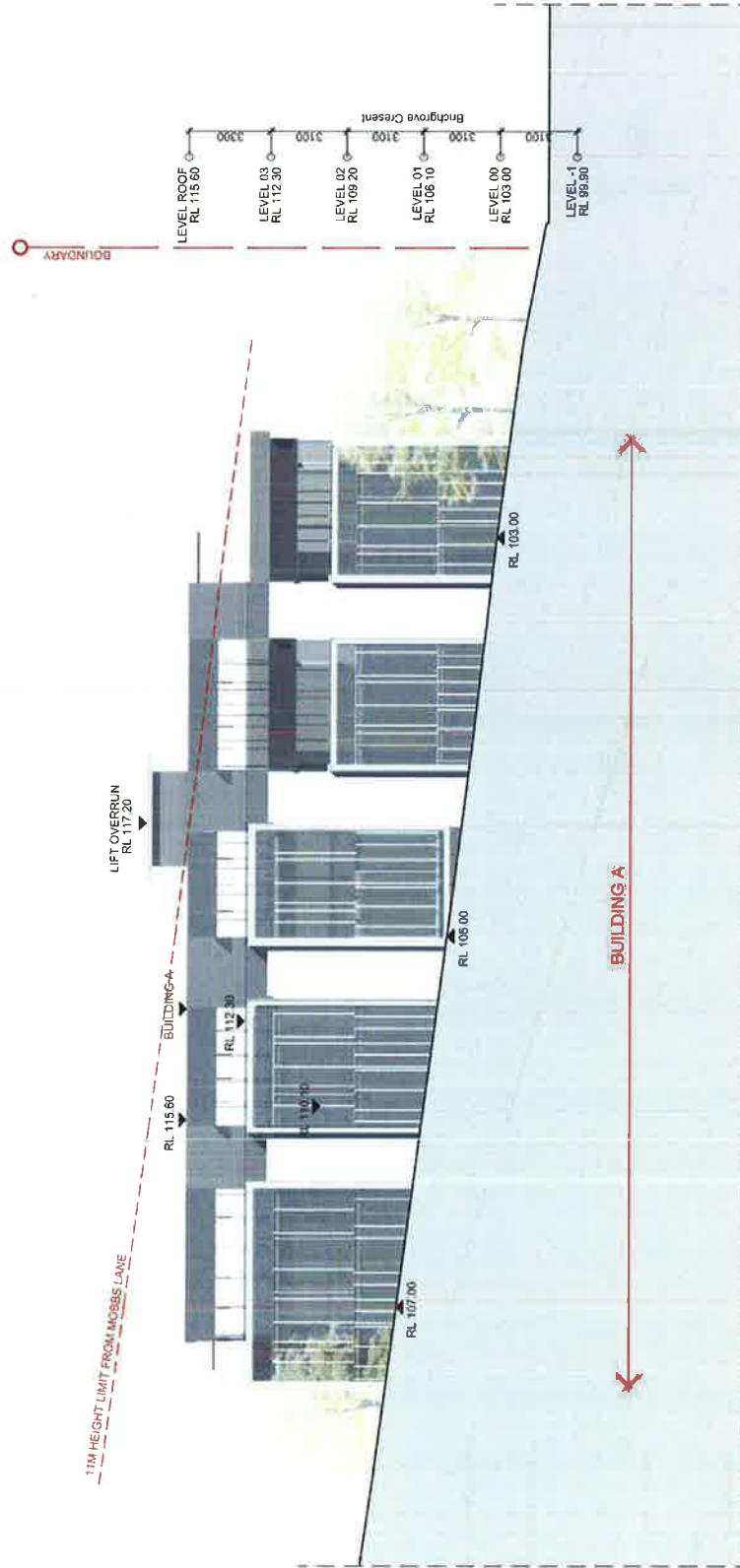
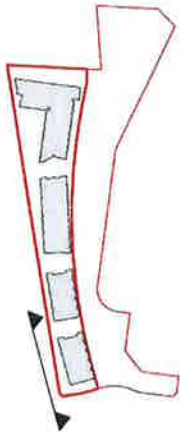
PROJECT
CAVANSTONE ESTATE
MOBBS LANE EASTWOOD

DRAWING TITLE

PLAN
BUILDING D LEVEL 03

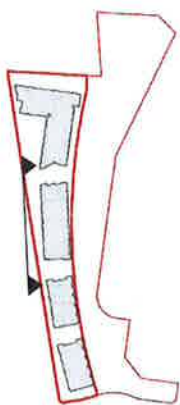
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13004
DA10.18
B

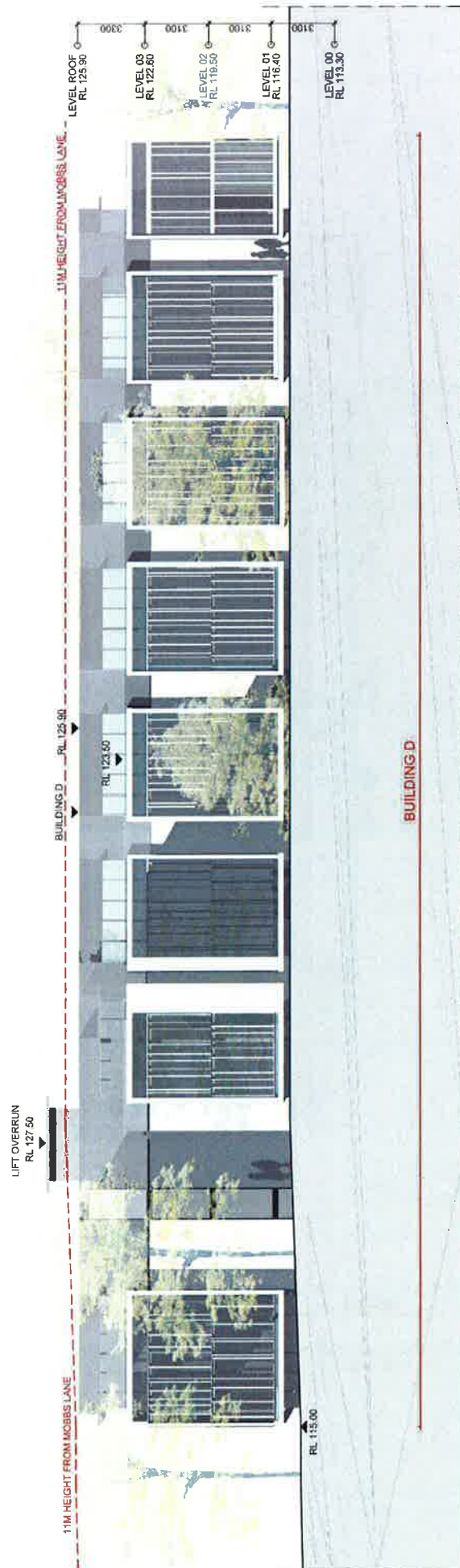
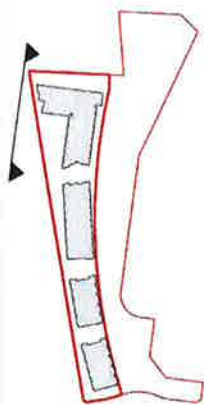


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Marchese Partners Pty								

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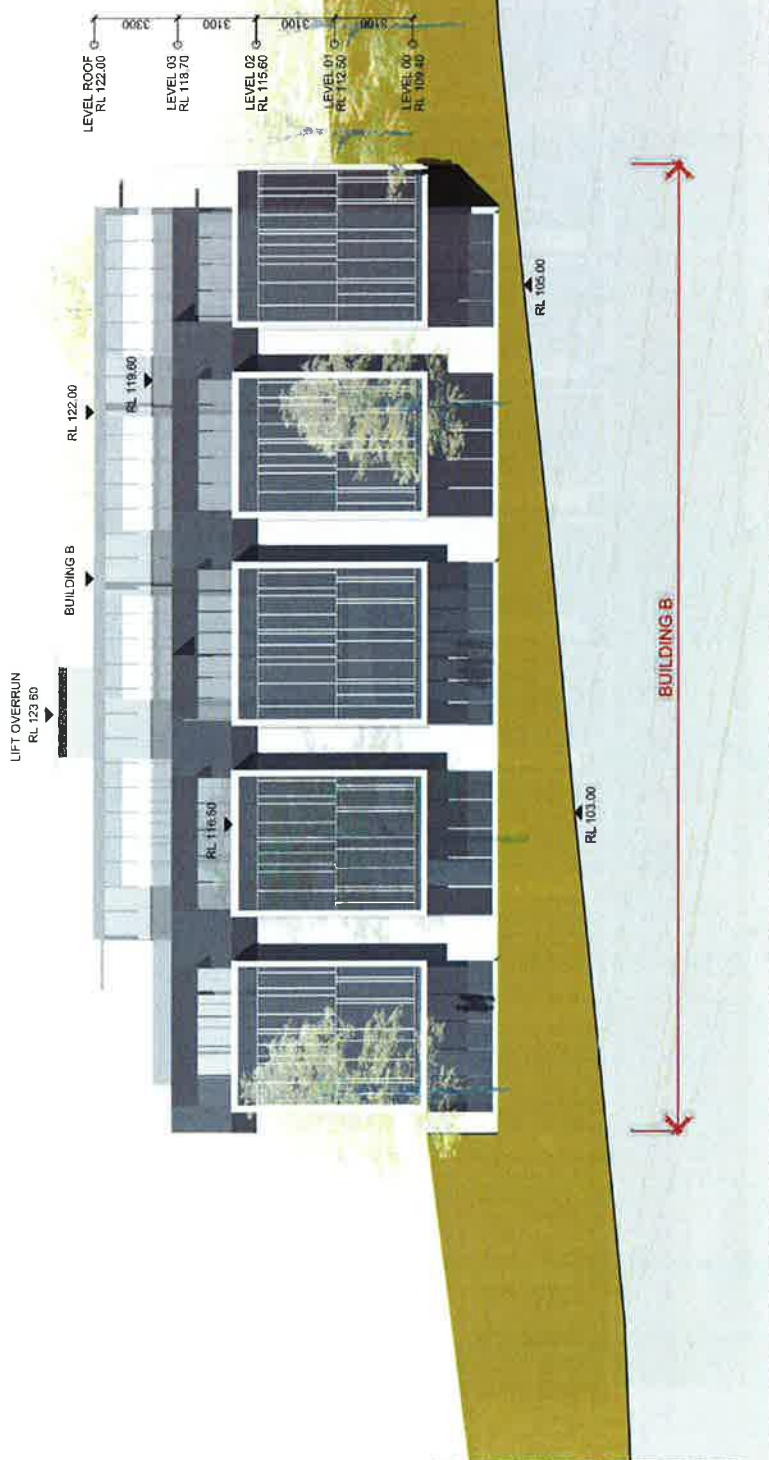
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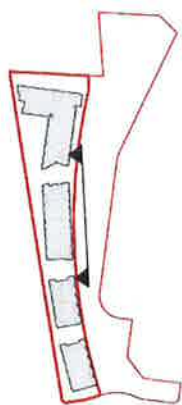


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3. The Contractor shall maintain access to all existing services and structures on the site at all times.					
4. The Contractor shall be responsible for the safety of all workers and the public during the construction process.					
5. The Contractor shall be responsible for the removal and disposal of all waste materials from the site.					
6. The Contractor shall be responsible for the protection of all existing trees and landscaping on the site.					
7. The Contractor shall be responsible for the completion of the project within the agreed time and budget.					
8. The Contractor shall be responsible for the maintenance of the site during the construction process.					
9. The Contractor shall be responsible for the payment of all subcontractors and suppliers.					
10. The Contractor shall be responsible for the insurance of the project.					

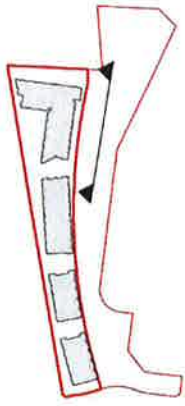
marchesepartners		CLIENT		DRAWING TITLE	
Marchesa Partners (International) Pty Ltd Level 7, 107 Mooril Street, North Sydney NSW 2060 Australia P +61 2 9322 4375 F +61 2 9929 5788 E info@marchesepartners.com.au www.marchesepartners.com.au		AV Jennings		SOUTH ELEVATION BUILDING A	
ARCHITECT: www.marchesepartners.com.au Cavanstone Estate ACN 086 553 151 ABN 20 108 352 151		PROJECT		SCALES 1:100 & A3	
DATE: 20/08/2015		STAGE 4.1 & 2		DATE 04.09.2015	
DRAWING: 30004		MOBBS LANE EASTWOOD		DRAWN BD	
CADD: 11.05		CAVANSTONE ESTATE		CHECKED PS	
REV: USION		B		REV: USION	



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Project Name: Marchese Partners Address: 10000 Yonge Street, Suite 100, Richmond Hill, ON L4B 1N2 Client: Marchese Partners Architect: Architect's Name Date: 2024-10-27		Project Name: Marchese Partners Address: 10000 Yonge Street, Suite 100, Richmond Hill, ON L4B 1N2 Client: Marchese Partners Architect: Architect's Name Date: 2024-10-27		Project Name: Marchese Partners Address: 10000 Yonge Street, Suite 100, Richmond Hill, ON L4B 1N2 Client: Marchese Partners Architect: Architect's Name Date: 2024-10-27	



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BOUNDARY

LIFT OVERRUN
RL 127.50

BUILDING D

RL 125.90

RL 123.50

LEVEL 00
RL 113.30

LEVEL 01
RL 116.40

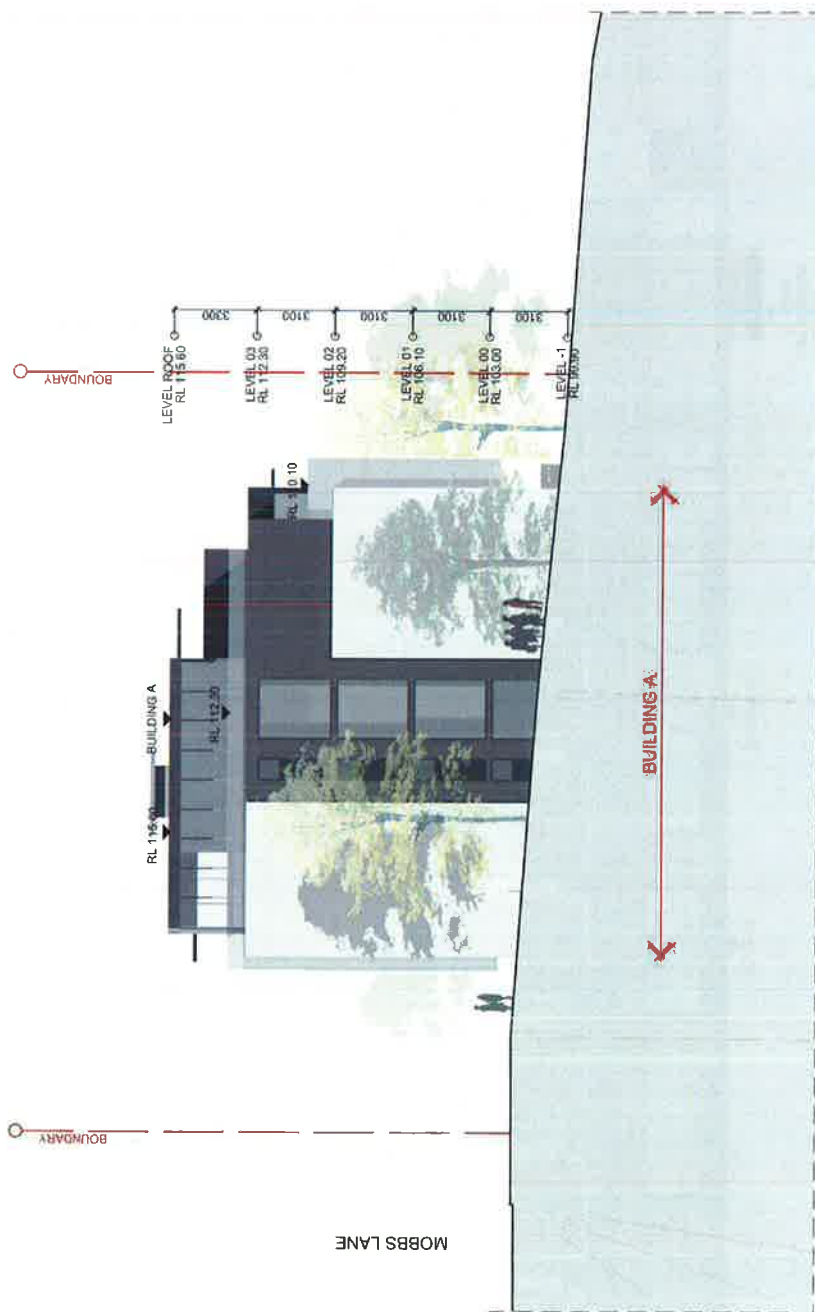
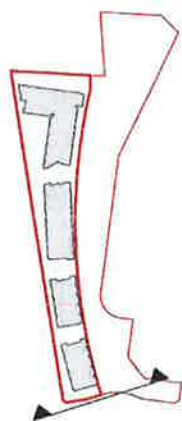
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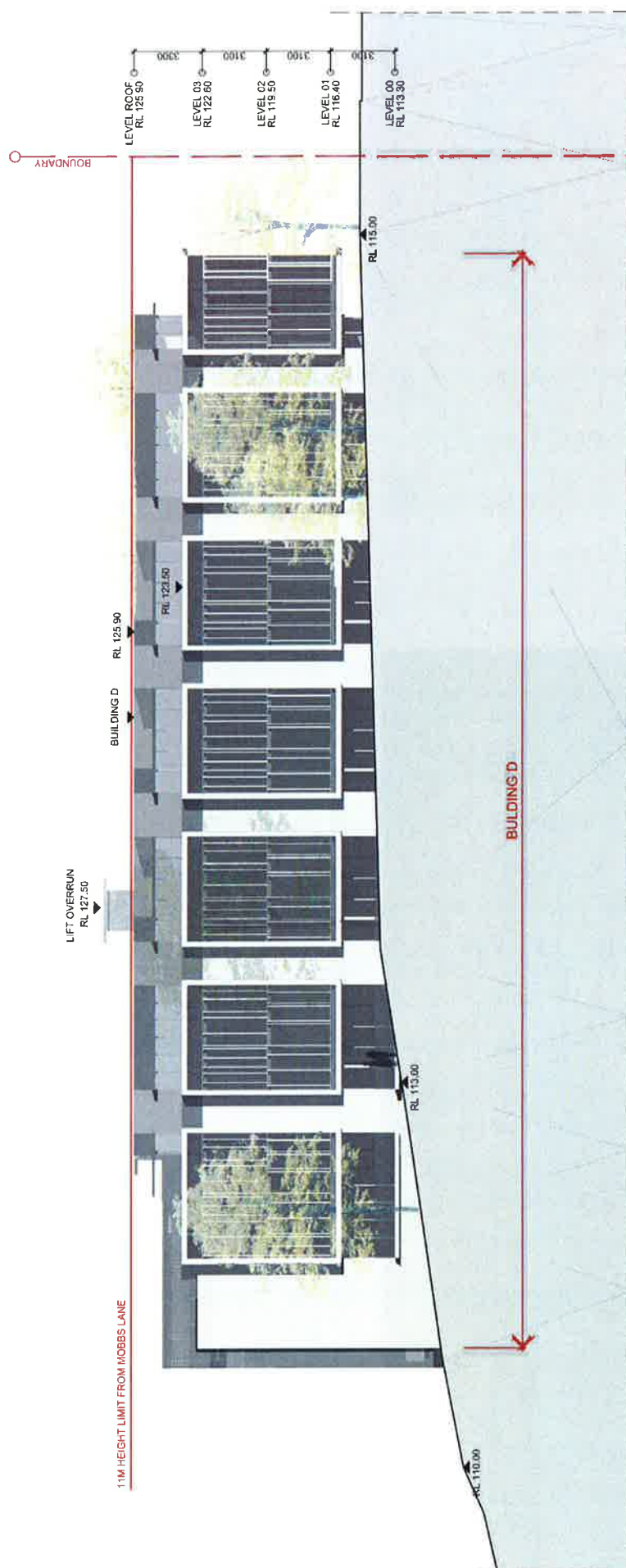
LEVEL 03
RL 122.60

LEVEL ROOF
RL 125.90

BUILDING D

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		PROJECT STAGE 1:500 @ A3 DATE 06.08.2013 DRAWN BO CHECKED PS					
		JOB 13004 DRAWING DA 11.08 REV. NO. B					

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		CLIENT AV Jennings	DRAWING TITLE EAST ELEVATION BUILDING D	
		PROJECT STAGE 4.1 & 2 CAVANSTONE ESTATE MOBBS LANE EASTWOOD	SCALE 1:200 R.A.J.	DATE 05/09/2023
		PROJECT STAGE 4.1 & 2 CAVANSTONE ESTATE MOBBS LANE EASTWOOD	SCALE 1:200 R.A.J.	DATE 05/09/2023
		PROJECT STAGE 4.1 & 2 CAVANSTONE ESTATE MOBBS LANE EASTWOOD	SCALE 1:200 R.A.J.	DATE 05/09/2023
		PROJECT STAGE 4.1 & 2 CAVANSTONE ESTATE MOBBS LANE EASTWOOD	SCALE 1:200 R.A.J.	DATE 05/09/2023
		PROJECT STAGE 4.1 & 2 CAVANSTONE ESTATE MOBBS LANE EASTWOOD	SCALE 1:200 R.A.J.	DATE 05/09/2023
		PROJECT STAGE 4.1 & 2 CAVANSTONE ESTATE MOBBS LANE EASTWOOD	SCALE 1:200 R.A.J.	DATE 05/09/2023
		PROJECT STAGE 4.1 & 2 CAVANSTONE ESTATE MOBBS LANE EASTWOOD	SCALE 1:200 R.A.J.	DATE 05/09/2023
		PROJECT STAGE 4.1 & 2 CAVANSTONE ESTATE MOBBS LANE EASTWOOD	SCALE 1:200 R.A.J.	DATE 05/09/2023
		PROJECT STAGE 4.1 & 2 CAVANSTONE ESTATE MOBBS LANE EASTWOOD	SCALE 1:200 R.A.J.	DATE 05/09/2023
		PROJECT STAGE 4.1 & 2 CAVANSTONE ESTATE MOBBS LANE EASTWOOD	SCALE 1:200 R.A.J.	DATE 05/09/2023
		PROJECT STAGE 4.1 & 2 CAVANSTONE ESTATE MOBBS LANE EASTWOOD	SCALE 1:200 R.A.J.	DATE 05/09/2023
		PROJECT STAGE 4.1 & 2 CAVANSTONE ESTATE MOBBS LANE EASTWOOD	SCALE 1:200 R.A.J.	DATE 05/09/2023
		PROJECT STAGE 4.1 & 2 CAVANSTONE ESTATE MOBBS LANE EASTWOOD	SCALE 1:200 R.A.J.	DATE 05/09/2023
		PROJECT STAGE 4.1 & 2 CAVANSTONE ESTATE MOBBS LANE EASTWOOD	SCALE 1:200 R.A.J.	DATE 05/09/2023
		PROJECT STAGE 4.1 & 2 CAVANSTONE ESTATE MOBBS LANE EASTWOOD	SCALE 1:200 R.A.J.	DATE 05/09/2023
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		PROJECT STAGE 4.1 & 2 CAVANSTONE ESTATE MOBBS LANE EASTWOOD	SCALE 1:200 R.A.J.	DATE 05/09/2023
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		PROJECT STAGE 4.1 & 2 CAVANSTONE ESTATE MOBBS LANE EASTWOOD	SCALE 1:200 R.A.J.	DATE 05/09/2023
		PROJECT STAGE 4.1 & 2 CAVANSTONE ESTATE MOBBS LANE EASTWOOD	SCALE 1:200 R.A.J.	DATE 05/09/2023
		PROJECT <		



Notes:

Glazing:

Doors / windows: Aluminium framed single clear glazing (U-value: 0.95 SHGC: 0.72)
Low-E clear glazing (U-value: 1.46, SHGC: 0.45) to selected units detailed in the thermal comfort results

Window opening details:

Birds onto balconies where shown
Bedroom glazing onto balcony is full height sliding doors, 50% opening
Bathrooms windows with-in walls have a 1m high sill, 50% opening, such
There is no minimum opening sash requirement to other windows

Walls:

External wall: Cavity brick wall R1.0 insulation to selected units detailed in the thermal comfort results. No insulation to all other units
Internal wall: Concrete blockwork 150 mm - acoustic insulation (minimum of R1.2)
Internal wall: Plasterboard on studs - no insulation

Roof:

Light coloured concrete roof with R1.8 insulation above plasterboard ceiling - no insulation.

Floor:

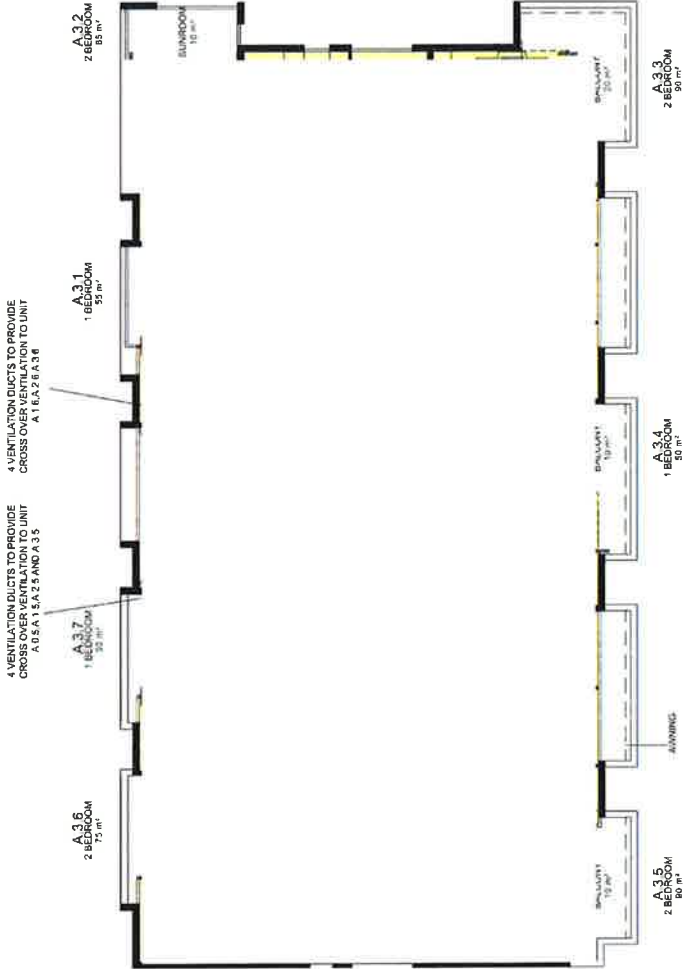
Concrete with no insulation

Floor coverings:

Bedroom floor to living / kitchen areas, carpet to bedrooms and floor to vent areas

Shading structures:

Fixed, vertical shading fins to selected windows - widths and locations as per plan



IMPORTANT NOTES				CLIENT		DRAWING TITLE					
1. This drawing is the property of Marches Partners International Pty Ltd and is not to be used for any other purpose without the written consent of Marches Partners International Pty Ltd. All dimensions are to be taken to the centre line of the element unless otherwise stated. 2. The drawing is to be used in conjunction with the project brief and the project specification. 3. The drawing is to be used in conjunction with the project brief and the project specification. 4. The drawing is to be used in conjunction with the project brief and the project specification. 5. The drawing is to be used in conjunction with the project brief and the project specification. 6. The drawing is to be used in conjunction with the project brief and the project specification. 7. The drawing is to be used in conjunction with the project brief and the project specification. 8. The drawing is to be used in conjunction with the project brief and the project specification. 9. The drawing is to be used in conjunction with the project brief and the project specification. 10. The drawing is to be used in conjunction with the project brief and the project specification. 11. The drawing is to be used in conjunction with the project brief and the project specification.				AV Jennings		PLAN BUILDING A LEVEL 03					
				PROJECT		SCALE		DATE		DRAWING	
				STAGE 4.1 & 4.2 CAVANSTONE ESTATE MOBBS LANE EASTWOOD		1:300 @ A3		08/09/2013		DA 10.04	
				Marches Partners International Pty Ltd Level 7, 107 Mount Street, North Sydney, NSW 2060 Australia Tel: +61 (0)2 9550 9766 E: info@marcpartners.com.au www.marcpartners.com.au		JOB		13004		B	
				Sydney, Brisbane, Melbourne, Canberra, Guangzhou ACN 048 552 151 ABN 20 048 552 151							

Note:

Glazing:
Doors & windows: Aluminium framed single clear glazing (U-value 6.95 SHGC 0.72)
Low-E clear glazing (U-value 4.64 SHGC 0.48) to selected units detailed in the thermal comfort results

Window opening sashes:
Bi-folds onto balconies where shown
Bedroom glazing onto balcony a full height sliding door, 50% opening sash
Bedrooms windows with-in walls have a 1m high sill, 50% opening sash
There is no minimum opening sash requirement to other windows

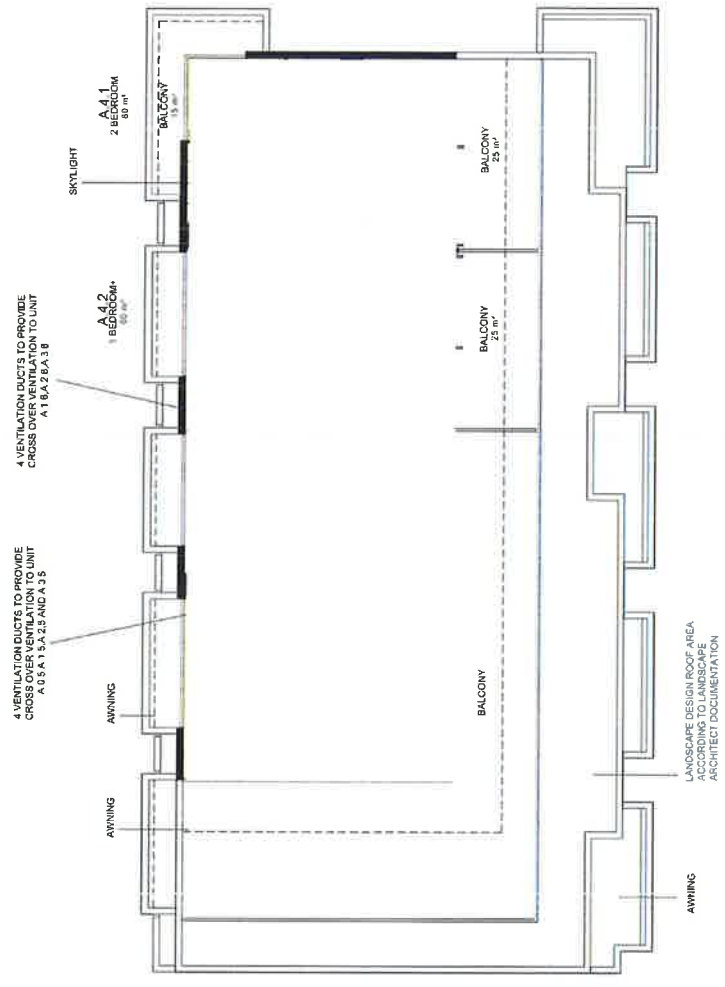
Walls:
External wall: Cavity brick wall R1.2 insulation to selected units detailed in the thermal comfort results. No insulation to all other units
Internal walls: Inter-tenancy walls: Concrete blockwork 150 mm - acoustic insulation (minimum of R1.2)
Internal walls: Partitionboard on studs - no insulation

Roof:
Light coloured concrete roof with R1.8 insulation above plasterboard ceiling - no insulation

Floor:
Concrete with no insulation

Floor coverings:
Inner floor to living / kitchen areas, carpet to bedrooms and tiles to wet areas

Shading structures:
Fixed vertical shading fins to selected windows - widths and locations as per plan



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Note:

Glazing:
Doors / windows: Aluminium framed single clear glazing (U-value 6.25 SHGC 0.72)
Low-E clear glazing (U-value 4.64 SHGC 0.48) to selected units detailed in the thermal comfort results

Window opening details:

Bi-folds onto balconies where shown.
Bedroom glazing onto balcony / a full height sliding doors, 50% opening sash
Bedrooms windows with in walls have a 1m high x1.5m opening sash
There is no minimum opening sash requirement to other windows

Walls:

External wall: Cavity brick wall R1.0 insulation to selected units detailed in the thermal comfort results. No insulation to all other units
Internal wall: Concrete blockwork 150 mm - acoustic insulation (minimum of R1.2)
Internal wall: Plasterboard on studs - no insulation

Roof:

Light coloured, uncoated roof with R1.8 insulation above plasterboard ceiling - no insulation.

Floor:

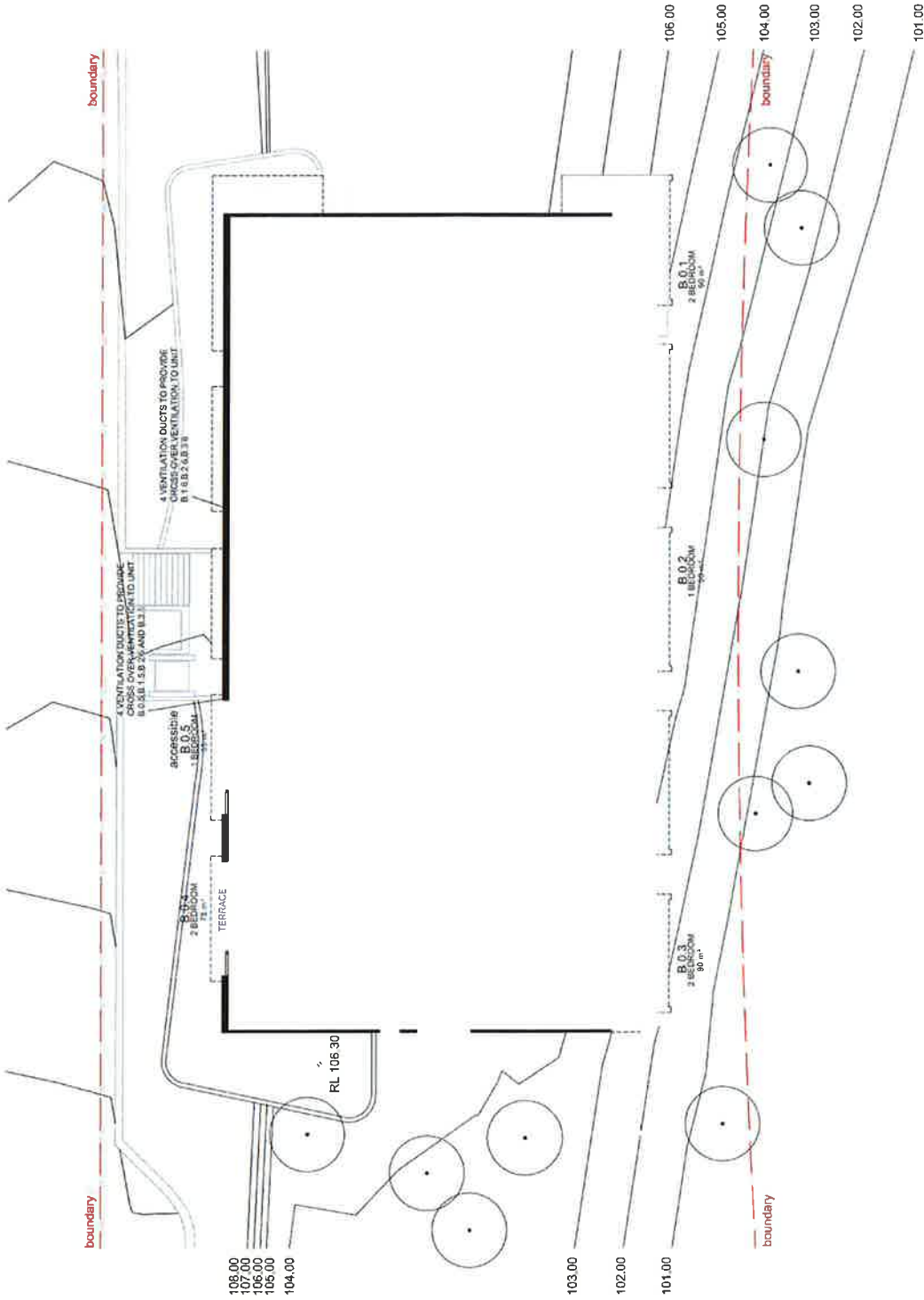
Concrete with no insulation

Floor coverings:

Hardwood floor to living / kitchen areas, carpet to bedrooms and tiles to wet areas

Shading structures:

Fixed vertical shading fins to selected windows - widths and locations as per plan



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				SCALE 1:100 B3	DRAWN BO	CHECKED PS	
				DATE 06/09/2013	DRAWING 13004	10.06	B

Glazing:
Doors (windows: Aluminium framed single clear glazing (U-value: 0.93 SHGC: 0.72)
Low-E clear glazing (U-value: 4.64 SHGC: 0.48) to selected units, detailed the thermal comfort results.

Bedrooms with an opening into a balcony or terrace must have a minimum opening area of 0.25 m² and a minimum height of 1.5 m.

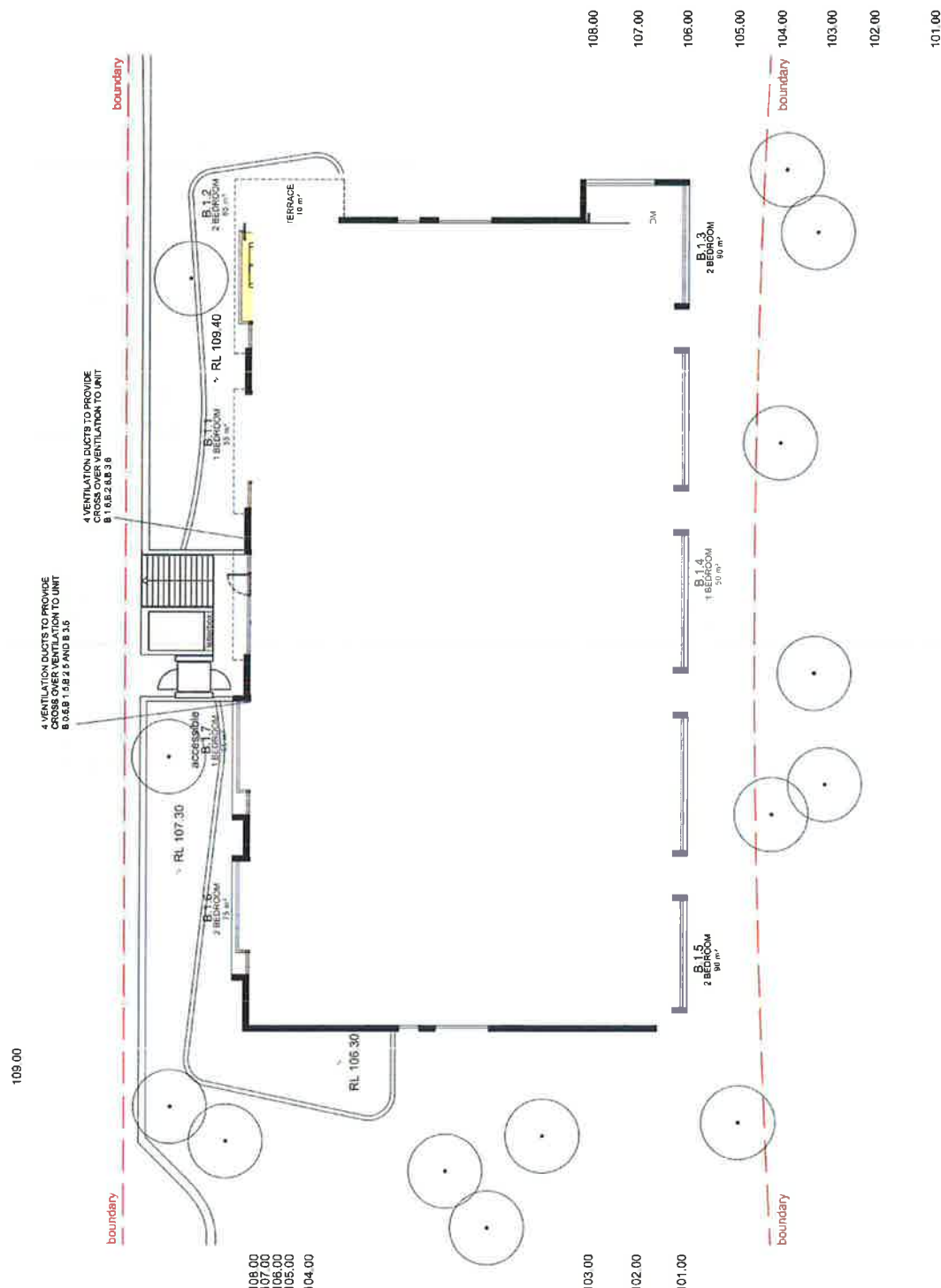
Walls:
 External wall: Cavity brick wall R1.0 insulation to selected units detailed in the thermal comfort results. No insulation to all other units.
 Infill-tenancy walls: Concrete blockwork 150 mm - acoustic insulation (minimum of R1.2)

Roof:
Light coloured, concrete roof with R1.8 insulation above plasterboard ceiling - no insulation.

Floor:
Concrete with no insulation

Floor coverings:
timber floor in living / kitchen areas, carpet to bedrooms and tiles to wet

Shading structures:
Fixed vertical shading fins to selected windows - widths and locations as per plan

[illegible]

Fixed vertical shading fins to selected windows - widths and locations as per plan

[illegible]

Note:

Glazing:
Doors & windows: Aluminium framed single clear glazing (U-value 6.95 SHGC 0.72)
Low-E clear glazing (U-value 4.84 SHGC 0.48) to selected units detailed in the thermal comfort results

Window opening sashes:
Blinds onto balconies where shown
Bedroom glazing onto balcony a full height sliding door, 50% opening sash
Bedroom windows within walls have a 1m high sill, 50% opening sash
There is no minimum opening sash requirement to other windows

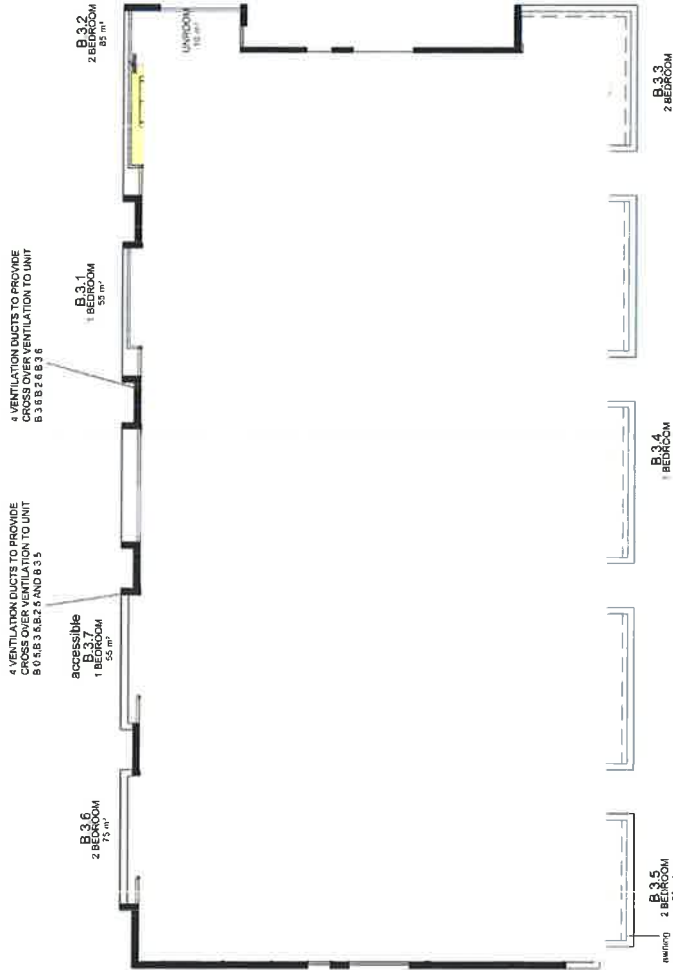
Walls:
External wall: Concrete wall R1.0 insulation to selected units detailed in the thermal comfort results. No insulation to all other units
Internal walls: Concrete blockwork 150 mm - acoustic insulation (minimum of R1.2)
Internal walls: Plasterboard on studs - no insulation

Roof:
Light coloured concrete roof with R1.8 insulation above plasterboard ceiling - no insulation

Floor:
Concrete with no insulation

Floor coverings:
Laminar floor to living / kitchen areas, carpet to bedrooms and tiles to wet areas

Shading structures:
Fixed vertical shading fins to selected windows - widths and locations as per plan



IMPORTANT NOTES				CLIENT				DRAWING TITLE			
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Marchese Partners International Pty Ltd Level 7, 107 Mount Street, North Sydney, NSW 2060 Australia P +61 2 9922 4375 F +61 2 9929 5766 E info@marcesepartners.com.au				PROJECT				SCALE			
Sydney, Brisbane, Melbourne, Canberra, Guangzhou				1:200 @ A3				DATE			
ACT 058 552 151, ABN 20 058 552 151				A01				06.09.2013			
				13004				DRAWING			
				DA 10.09				REVISION			
								B			

Glazing:
Doors + windows: Aluminum framed single clear glazing (U-value 0.95 SHGC: 0.72)
Low-E clear glazing (U-value 0.64 SHGC: 0.48) to selected units detailed in the thermal comfort results

Bedrooms: windows with-in walls have a 1m high sill, 50% opening sash
There is no minimum opening sash requirement to other windows

External wall: Cavity brick wall R1.0 insulation to selected units detailed in the thermal comfort details. No insulation to all other units.

Inter-lamency walls: Concrete blockwork 190 mm - acoustic insulation (minimum of R1.2).

Internal walls: Plasterboard on studs - no insulation.

Light coloured, concrete roof with R1 B insulation above plasterboard ceiling - no insulation.

Concrete with no insulation

limber floor to living / kitchen areas, carpet to bedrooms and tiles to wet areas

Fixed vertical shading fins to selected windows - widths and locations as per plan

[illegible]

Note:

Glazing:

Doors, windows: Aluminium framed single clear glazing (U-value: 6.95 SHGC: 0.72)
Low-E clear glazing (U-value: 4.64 SHGC: 0.48) to selected units detailed in the thermal comfort results

Window opening shades:

Shades onto balconies where shown
Bedroom glazing onto balcony is full height sliding doors, 50% opening shade
Bedrooms windows with-in walls have a 1m high sill, 50% opening shade
There is no minimum opening shade requirement to other windows

Walls:

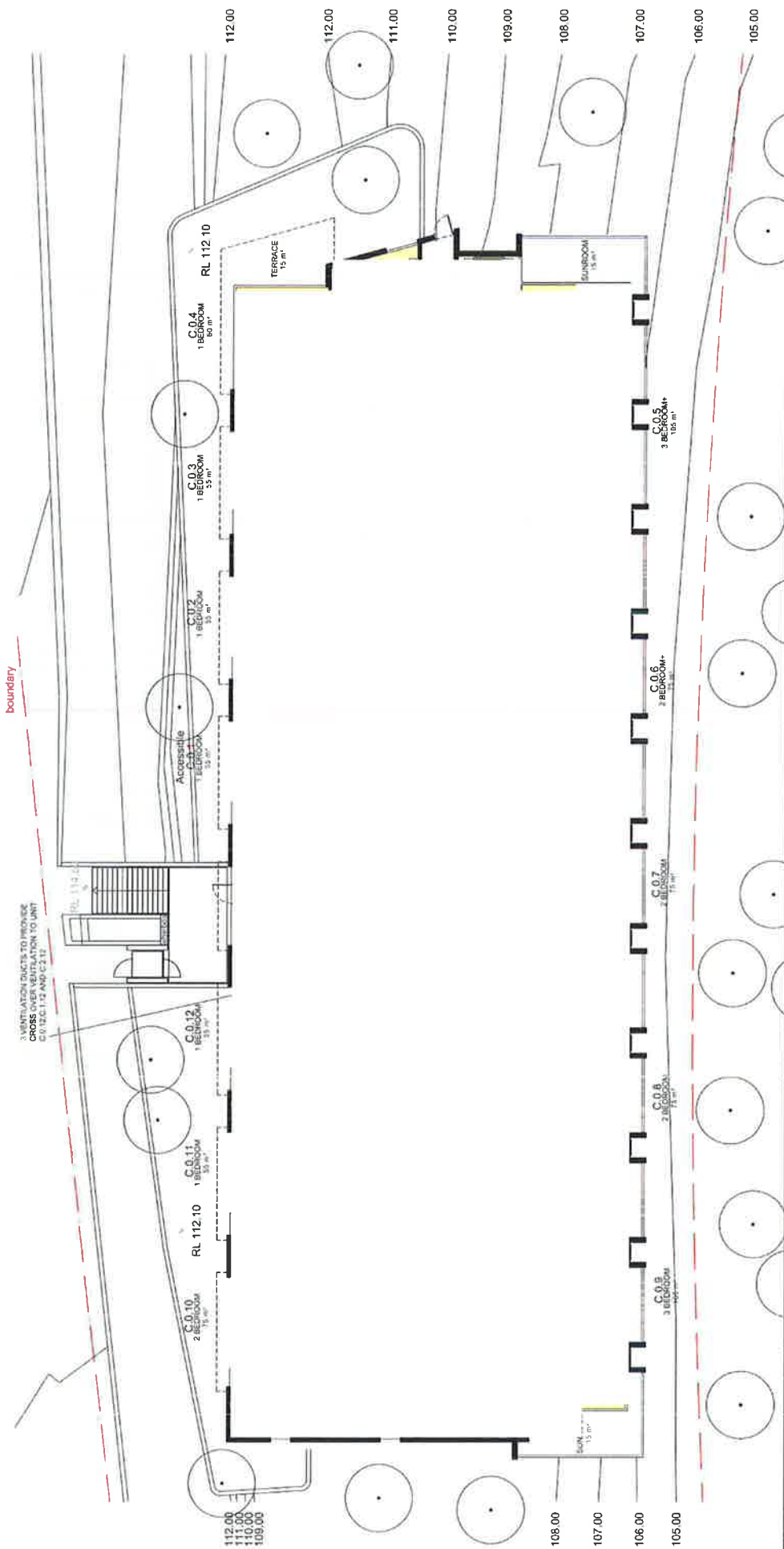
External wall: Cavity brick wall R1.0 insulation to selected units detailed in the thermal comfort results. No insulation to all other units.
Internal walls: Concrete blockwork 180 mm - acoustic insulation (minimum of R1.2)
Internal walls: Plasterboard on studs - no insulation

Roof: Light coloured, concrete roof with R1.8 insulation above plasterboard ceiling - no insulation

Floor: Concrete with no insulation

Floor Coverings: Timber floor to living / kitchen areas, carpet to bedrooms and tiles to wet areas

Shading structures: Fixed vertical shading fins to selected windows - widths and locations as per plan



IMPORTANT NOTES

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CLIENT

marchesepartners
Marchese Partners International Pty Ltd
Level 7, 107 Mount Street, North Sydney, NSW 2060 Australia
P: 61 2 9622 4275 F: 61 2 9629 2766 E: info@marcesepartners.com.au
Sydney, Brisbane, Melbourne, Canberra, Guangzhou, ACT 068 552 151 AIN 20 068 552 151

CLIENT

AV Jennings
PROJECT: STAGE 4.1 & 4.2
CAVANSTONE ESTATE
MOBBS LANE EASTWOOD

DRAWING TITLE

**PLAN
BUILDING C LEVEL 00**

SCALE	DATE	CHECKED
1:200 @ A3	06.09.2013	PS
DATE	BY	REVISION
DA 10.11	13004	B

Glazing:
Doors / windows: Aluminum framed single clear glazing (U-value: 0.95 SHGC 0.72)
Low-E clear glazing (U-value: 0.64 SHGC 0.48) to selected units detailed in the thermal comfort results.

Bi-folds onto balconies where shown
Bedroom glazing onto balcony is full height sliding doors, 50% opening sash
Bedrooms windows with-in walls have a 1m high sill, 50% opening sash
There is no minimum opening sash requirement to other windows

External wall: Cavity brick wall R1.0 insulation to selected units detailed in the thermal comfort results. No insulation to all other units
Inter-lamency walls: Concrete blockwork 190 mm - acoustic insulation (minimum of R1.2)

Roof: Light coloured concrete roof with R1.8 insulation above plasterboard ceiling - no insulation

Floor Coverings:timber floor to living / kitchen areas, carpet to bedrooms and tiles to wet areas

Shading structures: Fixed vertical shading fins to selected windows - widths and locations as per plan



Glazing:
Doors / windows: Aluminum framed single clear glazing (U-value: 6.95 SHGC 0.72)
Low-E clear glazing (U-value: 4.64 SHGC 0.48) to southern units (based on the thermal comfort results)

Bi-folds onto balconies where shown
Bedroom glazing onto balcony is full height sliding doors, 50% opening sash
Bedrooms windows, where walls have a 1m high sill, 50% opening sash
There is no minimum opening sash requirement to other windows

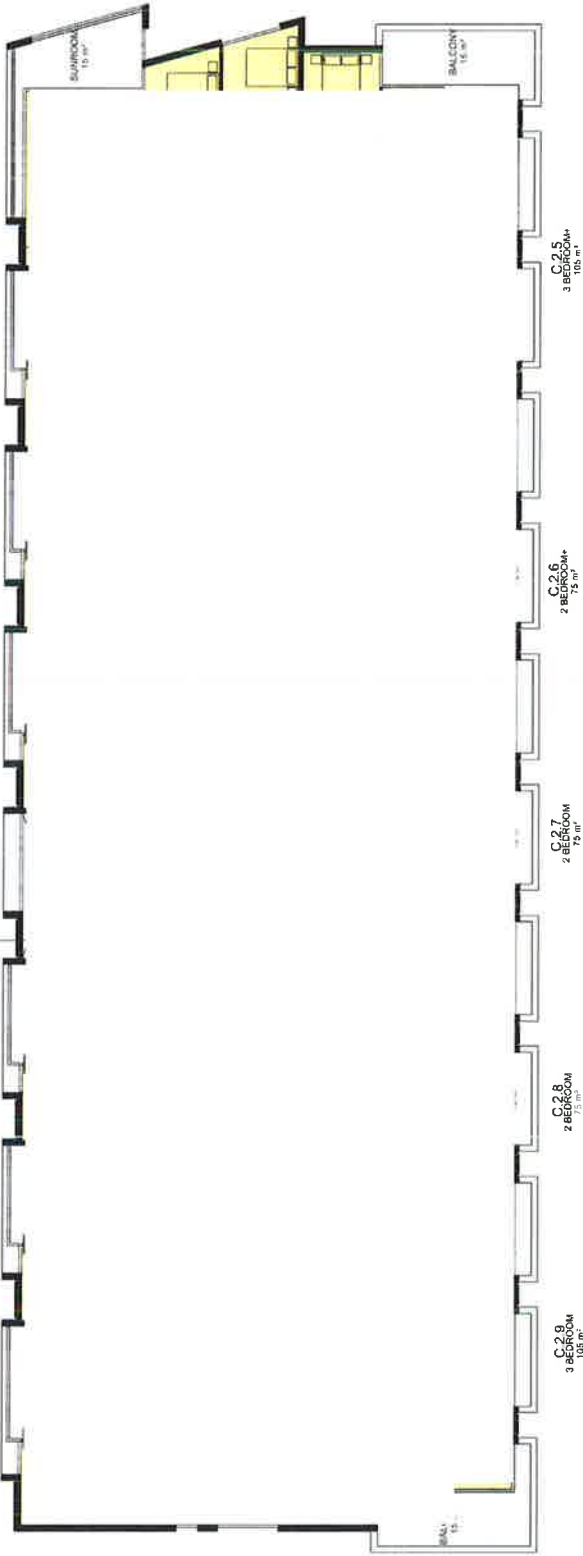
External wall: Cavity brick wall R1.0 insulation to selected units detailed in the thermal comfort results. No insulation to all other units

Inter-tenancy walls: Concrete blockwork 190 mm - acoustic insulation (minimum of R1.2)

Internal walls: Plasterboard on studs - no insulation

Floor: Concrete with no insulation

Shading structures: Fixed vertical shading fins to selected windows, overhangs and balconies are per plant

[illegible]

Note:

Glazing:
Doors / windows: Aluminium framed single clear glazing (U-value: 6.95 SHGC: 0.72)
Low E clear glazing (U-value: 4.84 SHGC: 0.43) to glazed units detailed in the thermal comfort results

Window opening / eashes:
Blinds onto balconies where shown
Bedroom glazing onto balcony is full height sliding doors, 50% opening when
Bedrooms windows with-in walls have a 1m high sill 50% opening each
There is no minimum opening / eash requirement to other windows

Walls:
External wall: Cavity brick wall R1.0 insulation to selected units. Attached to the thermal comfort results. No insulation to all other units
Internal walls: Concrete blockwork 150 mm - acoustic insulation (minimum of R1.2)
Internal walls: Plasterboard on studs - no insulation

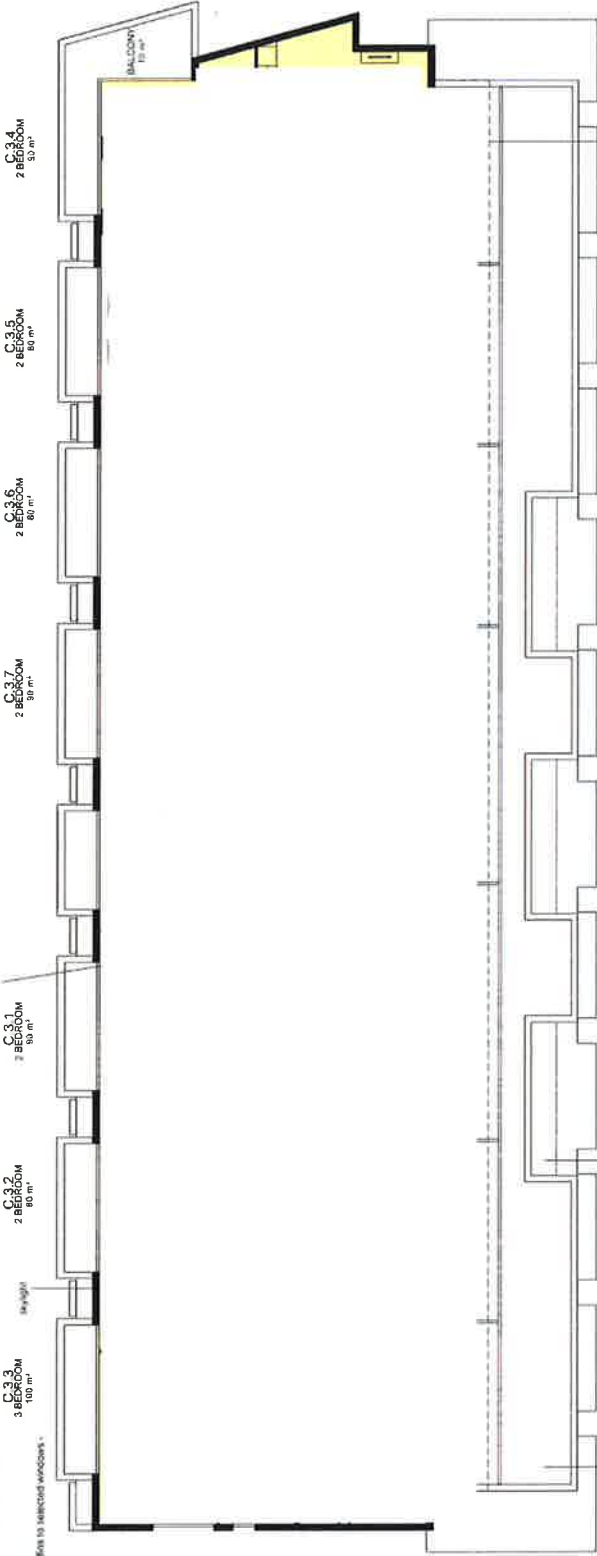
Roof: Light coloured, concrete roof with R1.8 insulation above plasterboard ceiling - no insulation

Floor: Concrete with no insulation

Floor Coverings: timber floor to living / kitchen areas, carpet to bedrooms and tiles to wet areas

Shading structures: Fixed vertical shading fins to selected windows - eaves and locations as per plan.

3 VENTILATION DUCTS TO PROVIDE CROSS OVER VENTILATION TO UNIT C 0 1 2 C 1 1 2 AND C 2 1 2



LANDSCAPE DESIGN ROOF AREA
ARCHITECT DOCUMENTATION

AWNING

AWNING

AWNING

IMPORTANT NOTES:
1. This drawing is to be read in conjunction with the project brief and specifications.
2. All dimensions are to be taken from the finished floor level unless otherwise stated.
3. The client is responsible for obtaining all necessary permits and approvals.
4. The architect is not responsible for any errors or omissions on this drawing.

REVISION	DATE	BY	REASON FOR CHANGE
1	2023/03/15	AVJ	Initial design

marchesepartners

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Sydney Brisbane Melbourne Canberra Singapore
ACN 084 522 151 ABN 20 084 522 151

CLIENT

AV Jennings

DRAWING TITLE

PLAN
BUILDING C LEVEL 03

SCALE	DATE	DRAWN	CHECKED
1:100 @ A3	06.09.2013	BO	PG
DATE	DRAWING	DATE	REVISION
13004	DA 10.14		B

