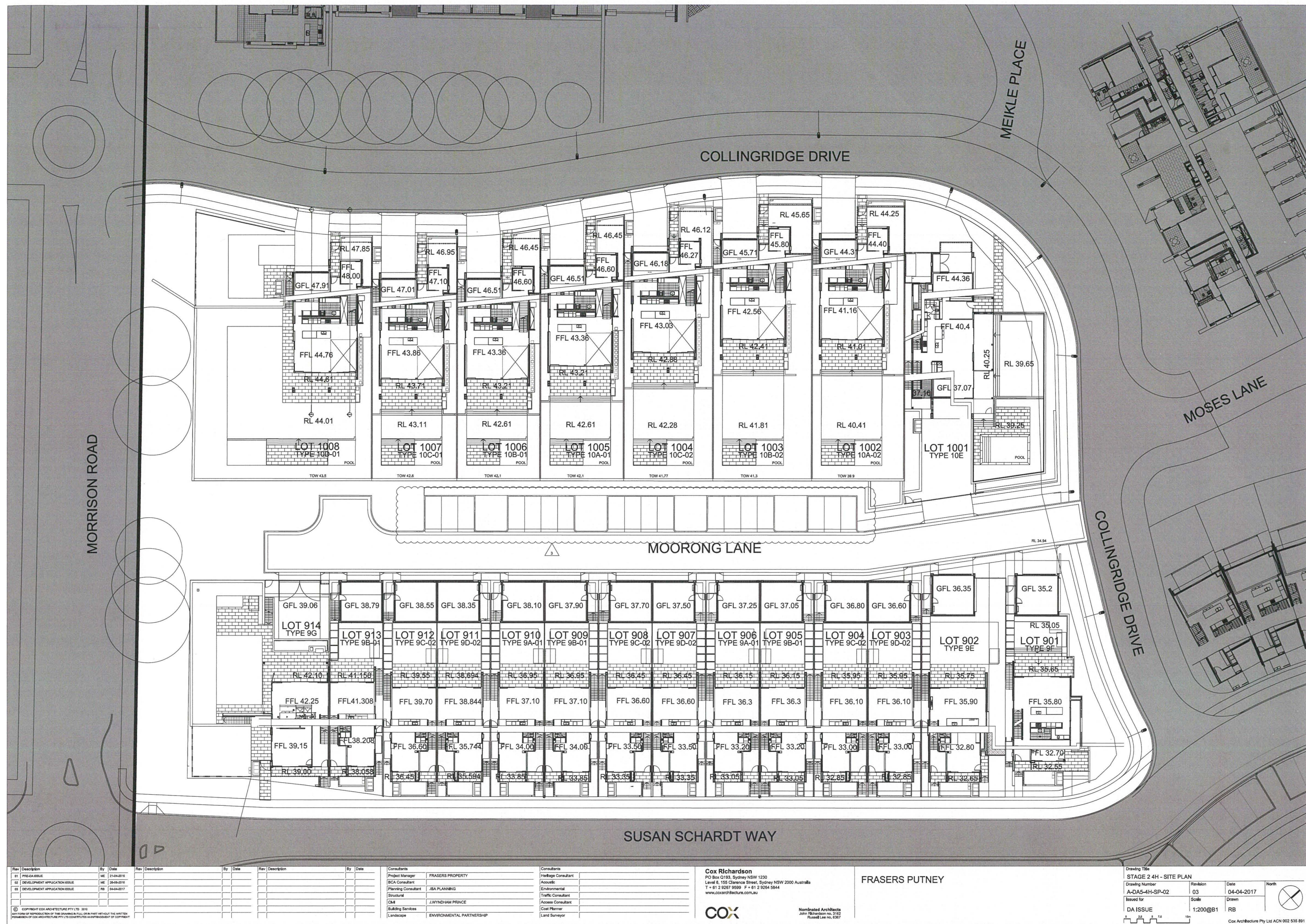
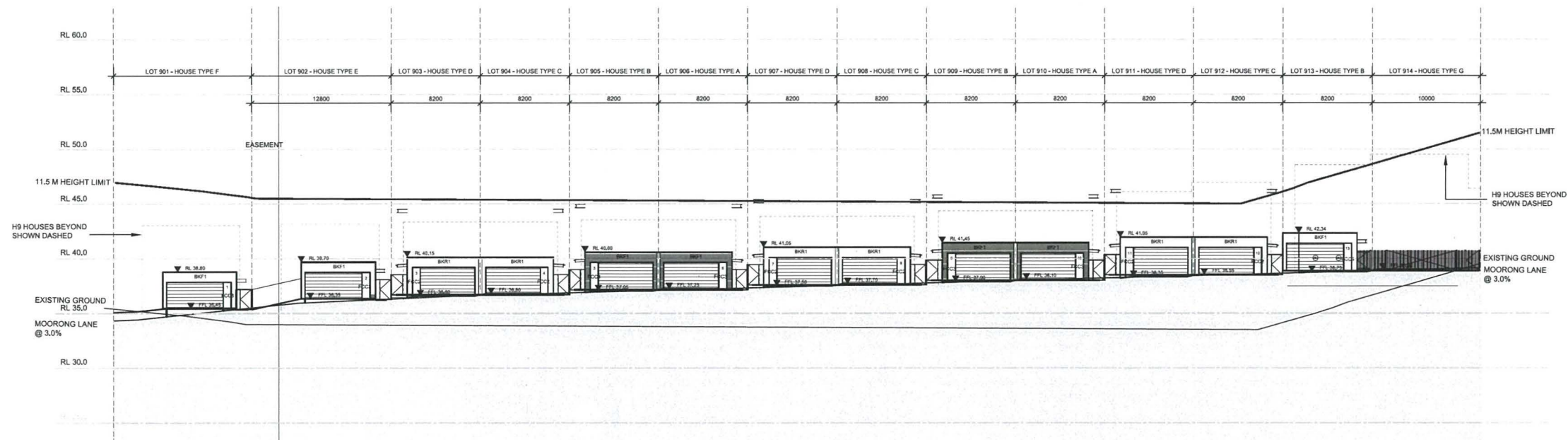






01 HOUSE TYPE 9
STREET ELEVATION - SUSAN SCHARDT WAY



02 HOUSE TYPE 9
STREET ELEVATION - MOORONG LANE

Rev	Description	By	Date
01	PRELIMINARY	ME	21-04-2016
02	DEVELOPMENT APPLICATION ISSUE	ME	26-08-2016
03	DEVELOPMENT APPLICATION ISSUE	RB	17-03-2017

Rev	Description	By	Date

Consultants	
Project Manager	FRASERS PROPERTY
BCA Consultant	
Planning Consultant	JBA PLANNING
Structural	
Civil	J. WYNNDHAM PRINCE
Building Services	
Landscape	ENVIRONMENTAL PARTNERSHIP

Consultants	
Heritage Consultant	
Acoustic	
Environmental	
Traffic Consultant	
Access Consultant	
Cost Planner	
Land Surveyor	

Cox Richardson
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Level 6, 155 Clarence Street, Sydney NSW 2000 Australia
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COX

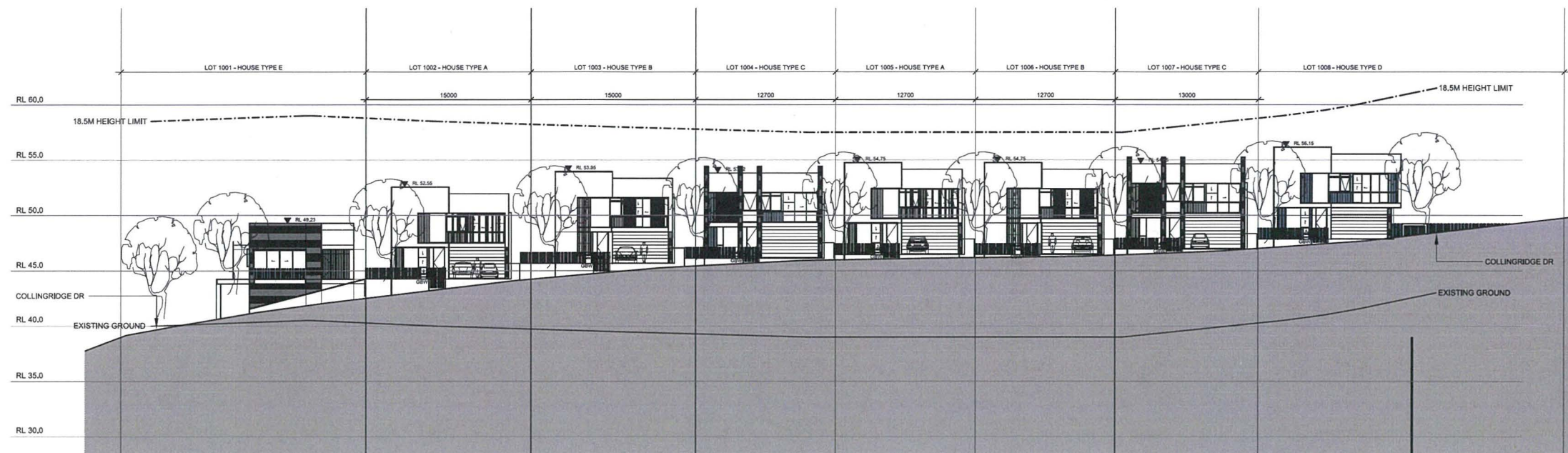
Nominated Architects
John Richardson no. 3182
Russell Lee no. 6387

FRASERS PUTNEY

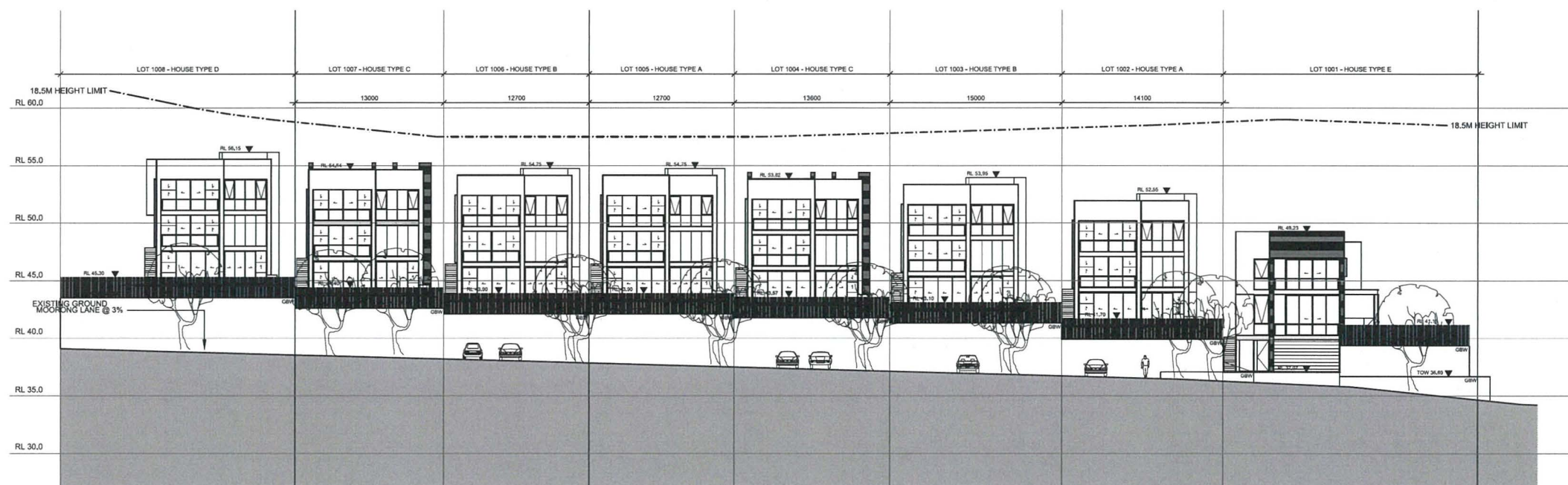
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STAGE 2 4H - STREET ELEVATIONS - 9H			
Drawing Number	Revision	Date	North
A-DA5-4H-ELE-01	03	17-03-2017	
Issued for	Scale	Drawn	
DA ISSUE	1:200@B1	RB	

0 5 10 12.5 20m

Cox Architecture Pty Ltd ACN 002 535 891



01 HOUSE TYPE 10
STREET ELEVATION - COLLINGRIDGE DRIVE



02 HOUSE TYPE 10
STREET ELEVATION - MOORONG LANE

Rev	Description	By	Date
01	PRELIMINARY	ME	21-04-2016
02	DEVELOPMENT APPLICATION ISSUE	ME	26-08-2016

Rev	Description	By	Date

Consultants	Project Manager
FRASERS PROPERTY	
BCA Consultant	
Planning Consultant	JBA PLANNING
Structural	
Civil	J. WYNDHAM PRINCE
Building Services	
Landscape	ENVIRONMENTAL PARTNERSHIP

Consultants	Heritage Consultant
Acoustic	
Environmental	
Traffic Consultant	
Access Consultant	
Cost Planner	
Land Surveyor	

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PO Box 2193, Sydney NSW 1230
Level 6, 155 Clarence Street, Sydney NSW 2000 Australia
T + 61 2 9267 9599 F + 61 2 9264 5844
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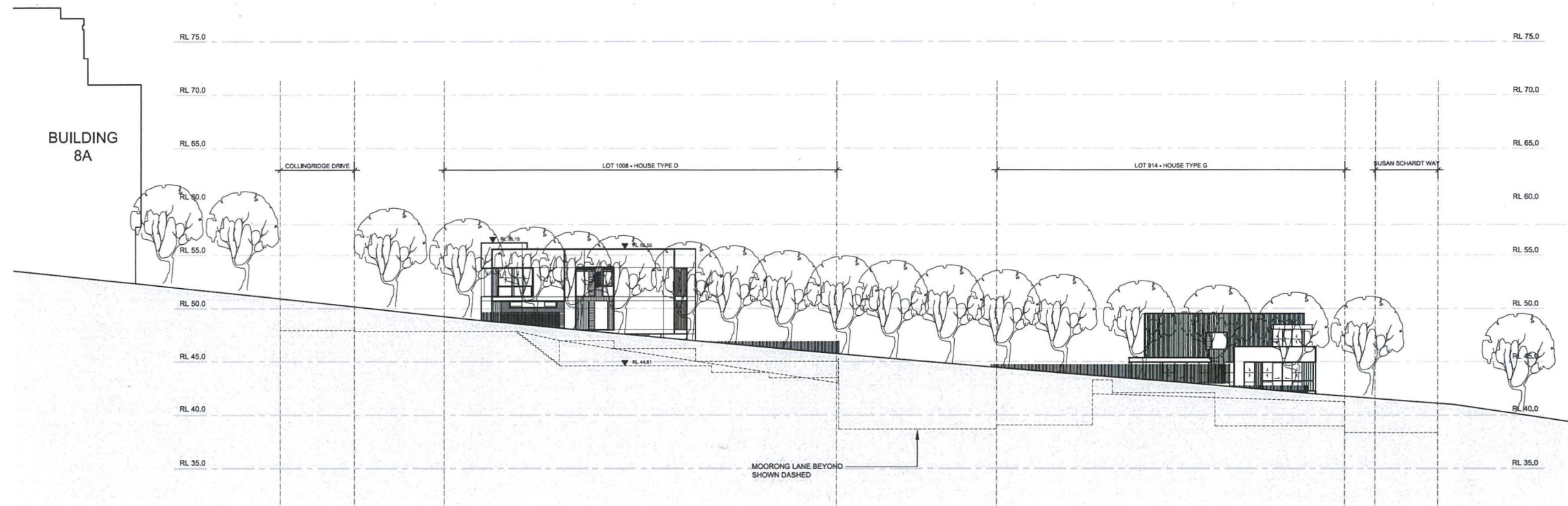
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Nominated Architects
John Richardson no. 3182
Russell Lee no. 6367

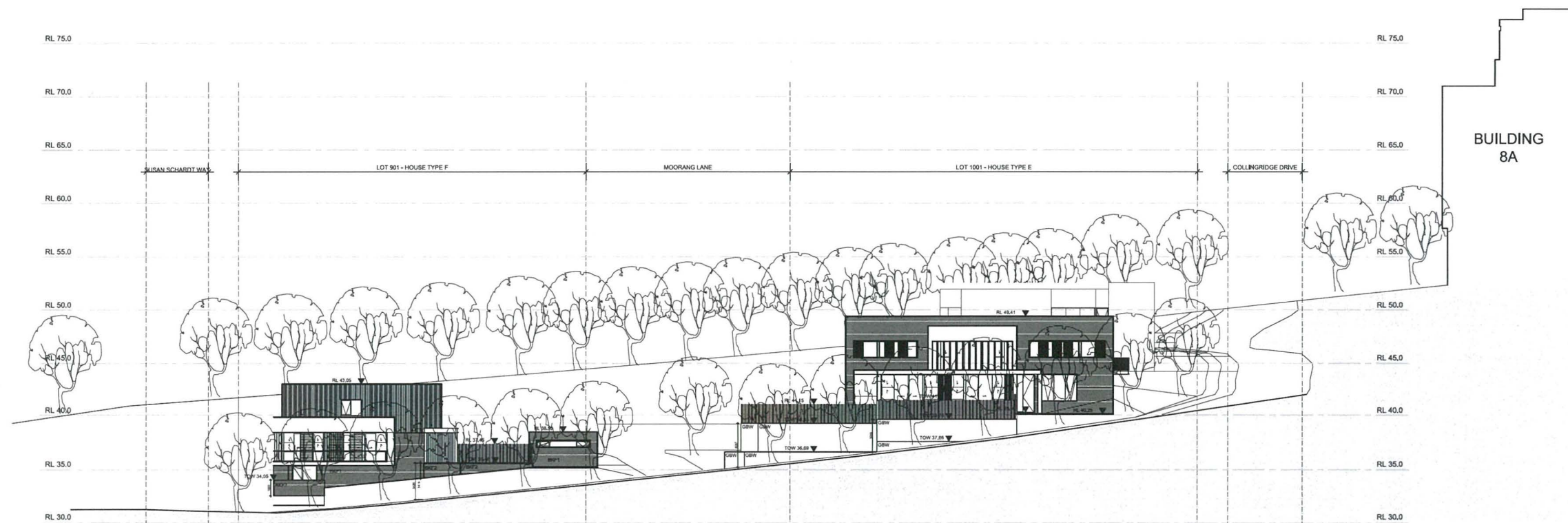
FRASERS PUTNEY

Drawing Title	STAGE 2 4H - STREET ELEVATIONS - H10
Drawing Number	A-DA5-4H-ELE-02
Revision	02
Date	26-08-2016
Issued for	DA ISSUE
Scale	1:200@A1
Drawn	ME

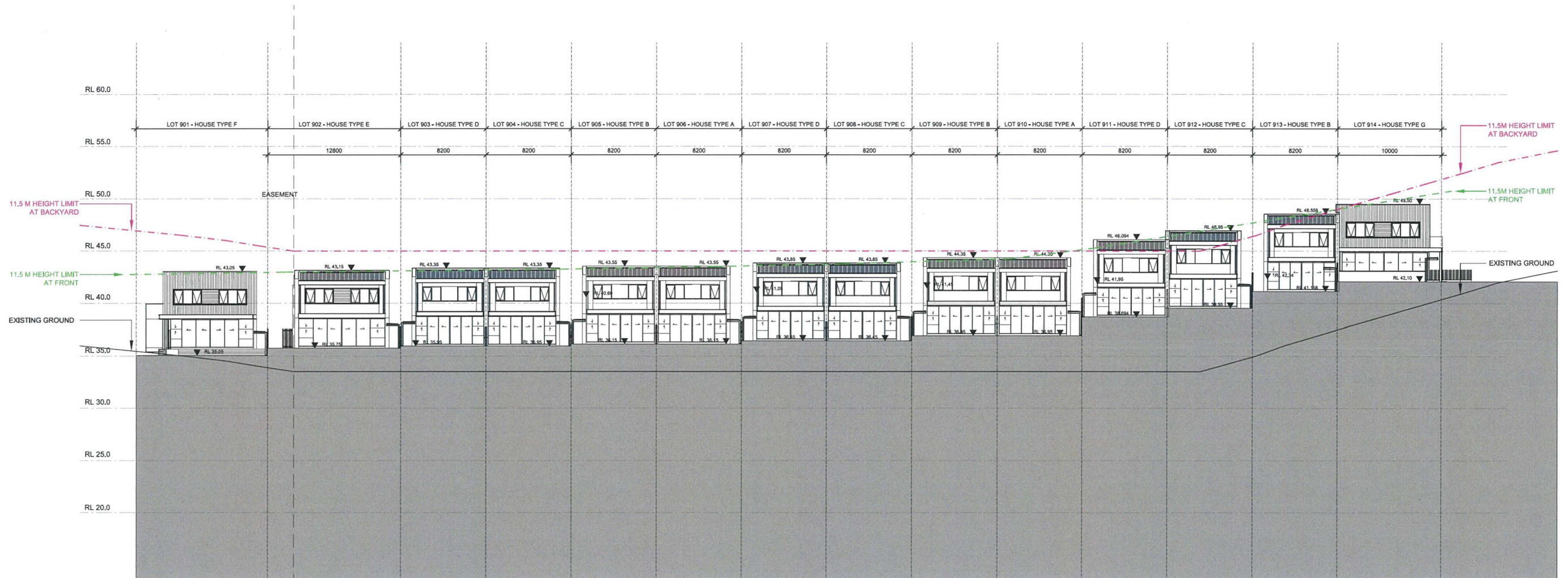
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01 4H STREET ELEVATION
MORRISON ROAD



02 4H STREET ELEVATION
COLLINGRIDGE DRIVE



01 H9 REAR BACKYARD ELEVATION
1:200

Rev	Description	By	Date
01	FOR INFORMATION	RB	08-03-2017

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Rev	Description	By	Date

Consultants	Consultants
Project Manager	FRASERS PROPERTY
BCA Consultant	Heritage Consultant
Planning Consultant	JBA PLANNING
Structural	Acoustic
Civil	Environmental
Building Services	Traffic Consultant
Landscape	Access Consultant
	Cost Planner
	Land Surveyor

Cox Richardson
Level 2, 204 Clarence Street, Sydney 2000 Australia
Tel : 612 9267 9599 Fax : 612 9264 5844
Email : sydney@cox.com.au

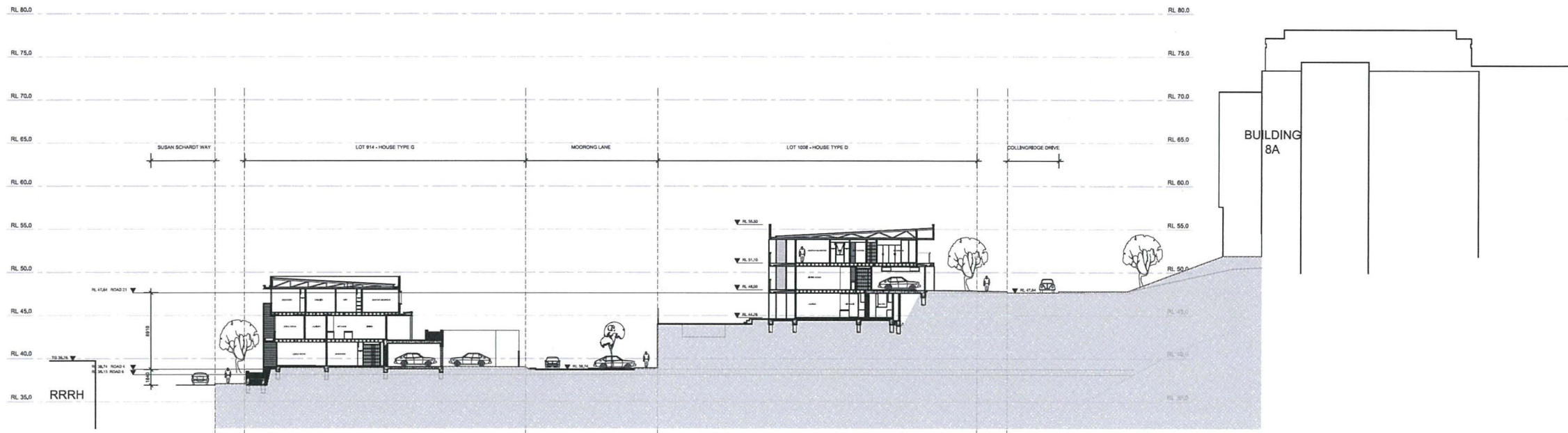


FRASERS PUTNEY

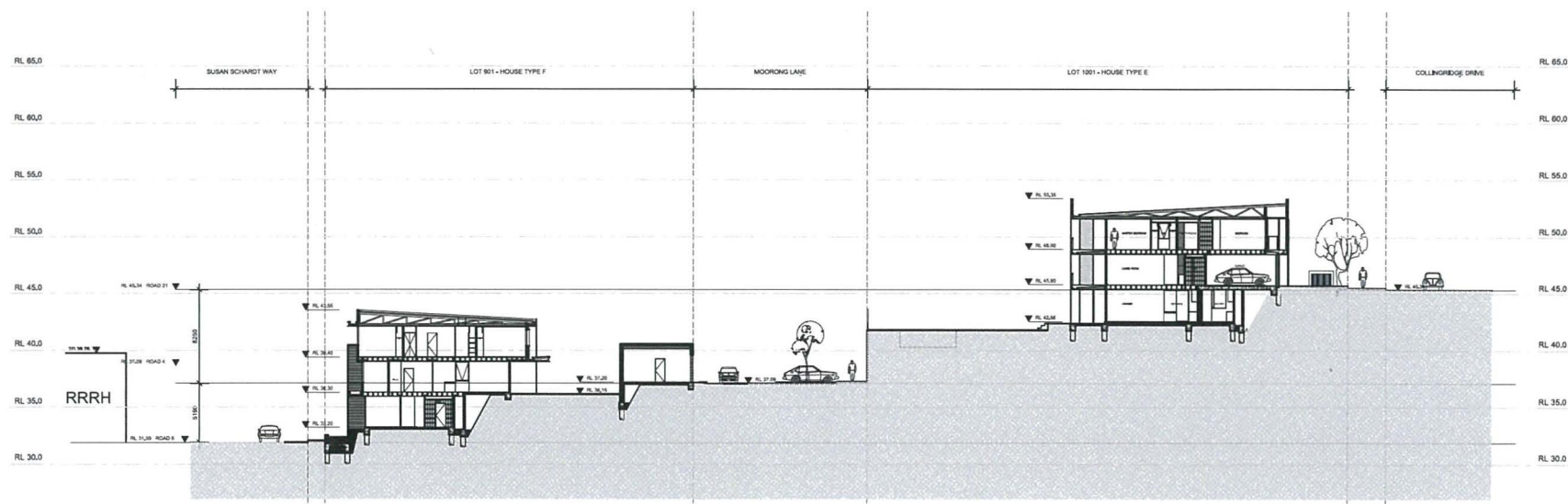
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STAGE 2 4H - H9 REAR BACKYARD ELEVATION			
Drawing Number	Revision	Date	North
A-DA5-4H-ELE-04	01	08-03-2017	
Issued for	Scale	Drawn	
FOR INFORMATION	1:200@A1	RB	



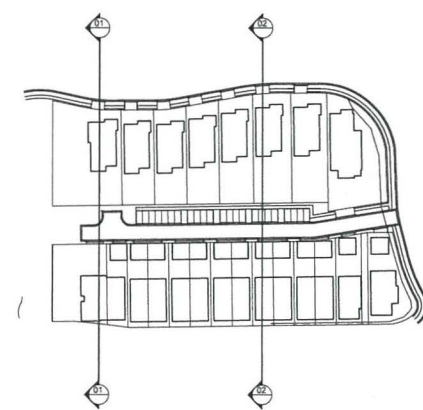
Cox Architecture Pty Ltd ACN 002 535 891



01 4H SITE SECTION A-A



02 4H SITE SECTION G-G



BASIX:

WATER REQUIREMENTS:

RWT: 2KL PER HOUSE
TOILETS: 4 STARS
KITCHEN TAPS: 5 STARS
BATHROOM TAPS: 5 STARS
SHOWERS: 3 STARS

ENERGY REQUIREMENTS:

HOT WATER: INSTANT GAS - 6 STARS

U-VALUES:

WINDOWS: 5.4 R1
SKYLIGHTS: 5.4 R1

INSULATION TO HOUSES AS FOLLOWS:

WALLS:

BKR & BKF: R2.5
EPK: R1.5
TMC: R2
CAVITY BRICK: R1.5
GARAGE INTERNAL: R2.5
GARAGE EXTERNAL: NO INSULATION

CEILINGS & ROOF:

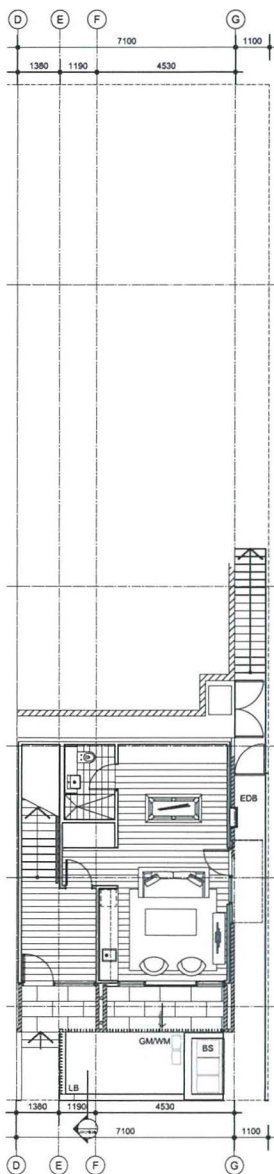
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ROOF: R1
GARAGE CEILING: R2.5

FLOORS:

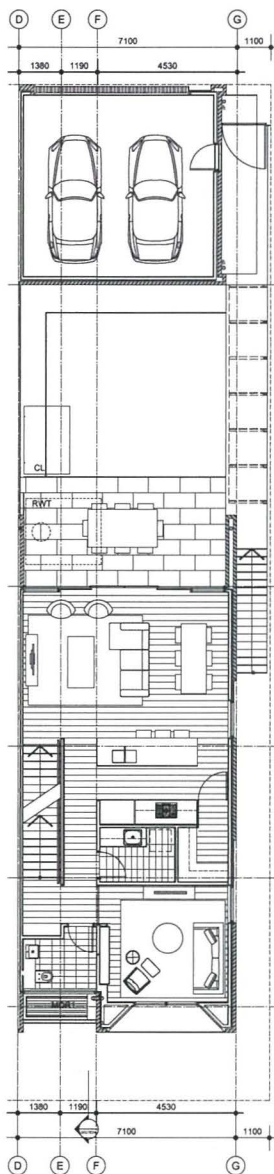
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GARAGE: R2.5 UNDER

ABBREVIATIONS LEGEND:

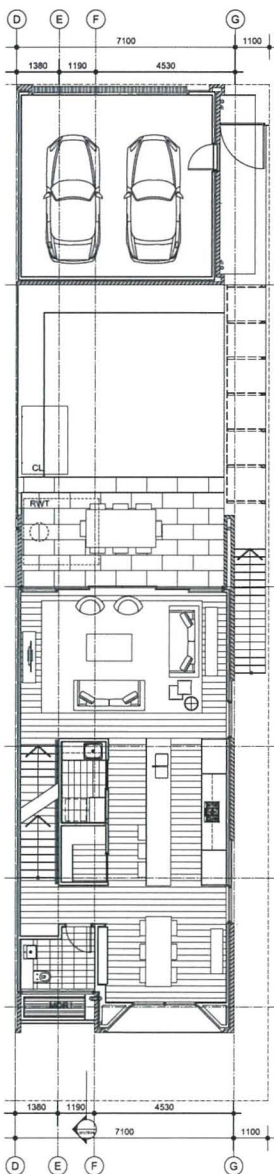
CG : ALUMINIUM FRAMED CLEAR GLAZING
TG : ALUMINIUM FRAMED TRANSLUCENT GLAZING
BKF 1 : BRICKWORK FACE FINISH - TYPE 1 - BRAMHAM GRANITE
BKF 2 : BRICKWORK FACE FINISH - TYPE 2 - GRILL
BKF 3 : BRICKWORK FACE FINISH - TYPE 3 - JAZZ
BKR 1 : BRICKBLOCK ACRYLIC RENDER AND PAINT FINISH - TYPE 1 - WHITE
BKR 2 : BRICKBLOCK ACRYLIC RENDER AND PAINT FINISH - TYPE 2 - WOODLAND GREY
BKR 3 : BRICKBLOCK ACRYLIC RENDER AND PAINT FINISH - TYPE 3 - DARK GREY
EPK 1 : EXPANDED POLYSTYRENE WALL CLADDING SYSTEM RENDER FINISH - TYPE 1 - WHITE
EPK 2 : EXPANDED POLYSTYRENE WALL CLADDING SYSTEM RENDER FINISH - TYPE 2 - DARK GREY
FCC1 : FBRE CEMENT PAINT FINISH - TYPE 1 - WOODLAND GREY
FCC2 : FBRE CEMENT PAINT FINISH - TYPE 2 - LIGHT GREY
FCC3 : FBRE CEMENT PAINT FINISH - TYPE 3 - TERRACOTTA
AGS : ALUMINIUM GLAZED SKYLIGHT
MDR1 : METAL ROOF
AFD : ALUMINIUM FRAMED TIMBER DOOR
MCC1 : METAL SHEET WALL CLADDING
MOSH : METAL SCREEN - OPERABLE HORIZONTAL
MFSV1 : METAL SCREEN - FIXED VERTICAL - TYPE 1
MFSV2 : METAL SCREEN - FIXED VERTICAL - TYPE 2
MFSV3 : METAL SCREEN - FIXED VERTICAL - TYPE 3
MOSV1 : METAL SCREEN - OPERABLE VERTICAL - TYPE 1
MOSV2 : METAL SCREEN - OPERABLE VERTICAL - TYPE 2
TFS : TIMBER SCREEN - FIXED
TMC : EXTERNAL TIMBER WALL CLADDING
TMS : EXTERNAL TIMBER SOFFIT
MDR1 : METAL DECK ROOF - TYPE 1 - WOODLAND GREY
CGR1 : GLAZED ROOF ON POWDERCOAT STEEL FRAME
BAL1 : BALUSTRADE - TYPE 1 - WOODLAND GREY
BAL2 : BALUSTRADE - TYPE 2 - GLAZED
BAL3 : BALUSTRADE - TYPE 3 - PALMAD - WOODLAND GREY
HFE : HORIZONTAL EXTERNAL ENTRY
GBW : GABION WALL
GDP : GARAGE DOOR - TILT UP
PFC : PARALLEL FLANGED CHANNEL
MCC : ALUMINIUM EXPRESSED FRAME
CL : CLOTHES LINE
EDB : ELECTRICAL DISTRIBUTION BOARD
GMM : GAS METER / WATER METER
GTD : GRATED DRAIN
LB : LETTER BOX - WOODLAND GREY
RWT : RAINWATER TANK
PER : OPEN PERGOLA, PFC FASCIA
AWN : PFC FASCIA, TIMBER PERGOLA BEHIND
DP : DOWNPIPE - COLORBOND
MG1 : HALF-ROUND GUTTER - COLORBOND
MG2 : COLORBOND CLAD GUTTER
GAT1 : GATE - TYPE 1 - WOODLAND GREY
BS : BIN STORE - WOODLAND GREY
GR : ALUMINIUM FRAMED GRILLE



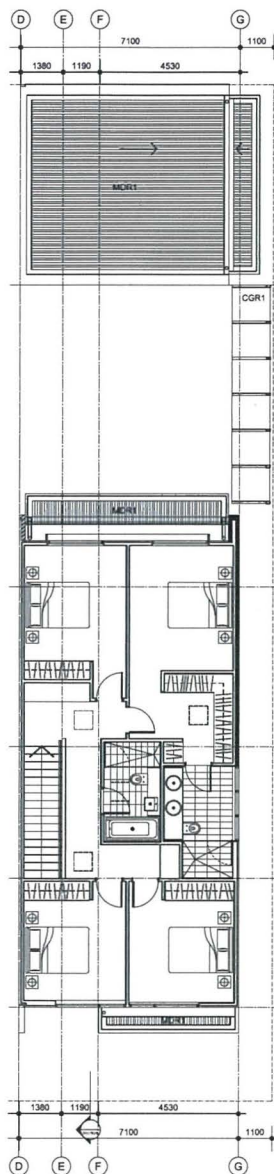
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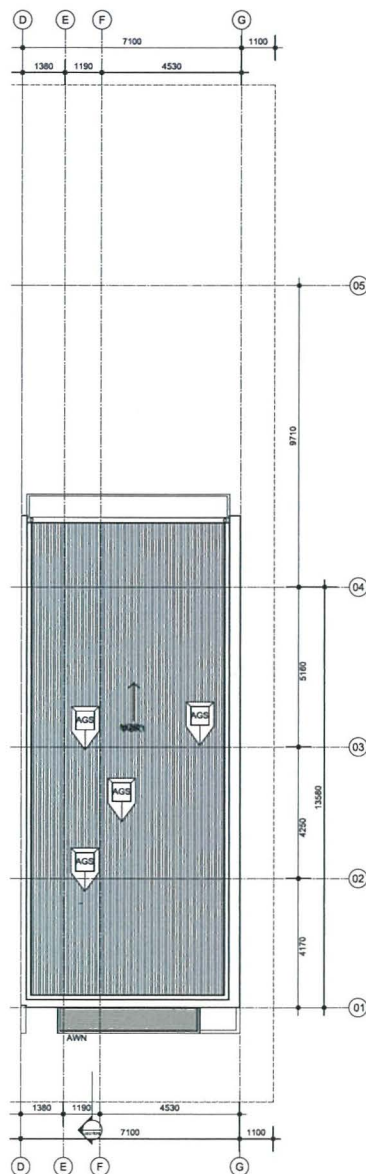
FIRST FLOOR PLAN OPTION 1



FIRST FLOOR PLAN OPTION 2



SECOND FLOOR PLAN



ROOF PLAN

BASIX:

WATER REQUIREMENTS:

RWT: 2KL PER HOUSE
TOILETS: 4 STARS
KITCHEN TAPS: 5 STARS
BATHROOM TAPS: 5 STARS
SHOWERS: 3 STARS

ENERGY REQUIREMENTS:

HOT WATER: INSTANT GAS - 8 STARS

U-VALUES:

WINDOWS: 5.4 A1
SKYLIGHTS: 5.4 A1

INSULATION TO HOUSES AS FOLLOWS:

WALLS:

BWR & BWF: R2.5
EPB: R1.5
TMC: R2
CAVITY BRICK: R1.5
GARAGE INTERNAL: R2.5
GARAGE EXTERNAL: NO INSULATION

CEILINGS & ROOF:

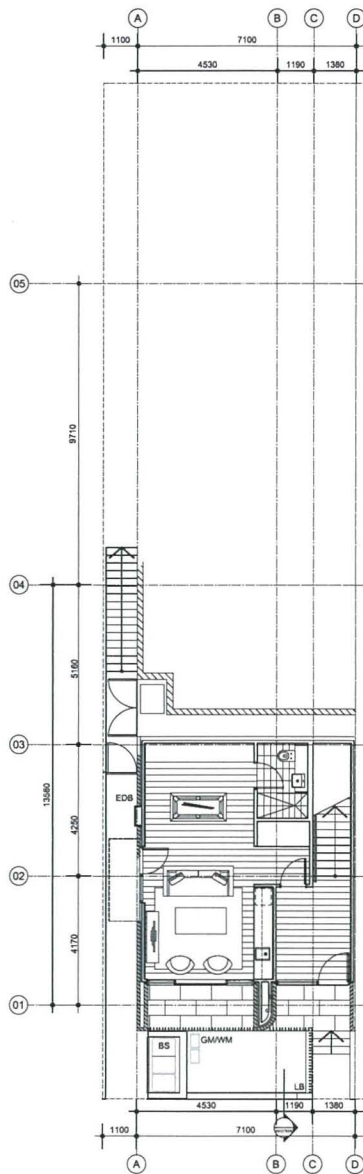
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ROOF: R1
GARAGE CEILING: R2.5

FLOORS:

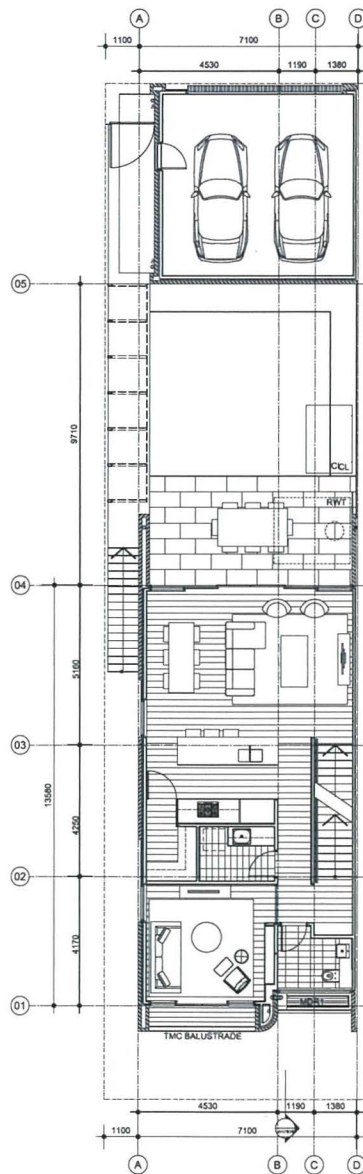
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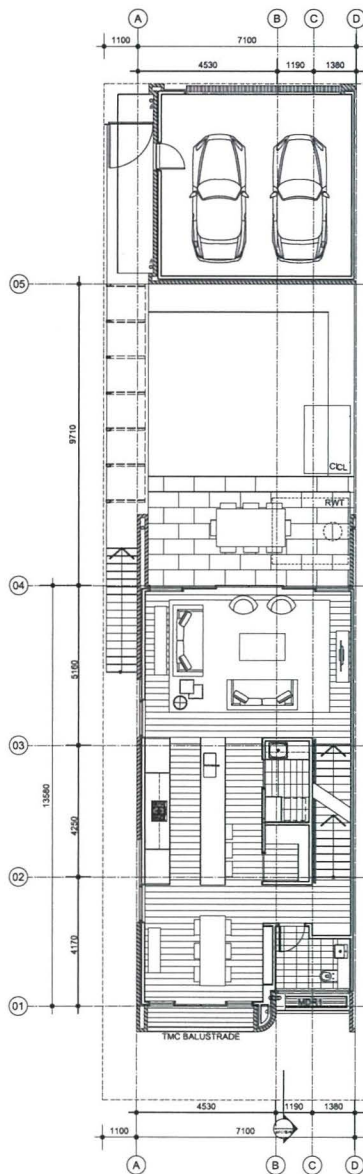
CG : ALUMINUM FRAMED CLEAR GLAZING
TG : ALUMINUM FRAMED TRANSLUCENT GLAZING
BKF 1 : BRICKWORK FACE FINISH - TYPE 1 - BRAMHAM GRANITE
BKF 2 : BRICKWORK FACE FINISH - TYPE 2 - CHILL
BKF 3 : BRICKWORK FACE FINISH - TYPE 3 - JAZZ
BKR 1 : BRICKBLOCK ACRYLIC RENDER AND PAINT FINISH - TYPE 1 - WHITE
BKR 2 : BRICKBLOCK ACRYLIC RENDER AND PAINT FINISH - TYPE 2 - WOOLAND GREY
BKR 3 : BRICKBLOCK ACRYLIC RENDER AND PAINT FINISH - TYPE 3 - DARK GREY
EPS1 : EXPANDED POLYSTYRENE WALL CLADDING SYSTEM RENDER FINISH - TYPE 1 - WHITE
EPS2 : EXPANDED POLYSTYRENE WALL CLADDING SYSTEM RENDER FINISH - TYPE 2 - DARK GREY
FC01 : FBRE CEMENT PAINT FINISH - TYPE 1 - WOOLAND GREY
FC02 : FBRE CEMENT PAINT FINISH - TYPE 2 - LIGHT GREY
FC03 : FBRE CEMENT PAINT FINISH - TYPE 3 - TERRACOTTA
AGS : ALUMINUM GLAZED SKYLIGHT
MOR1 : METAL ROOF
AFD : ALUMINUM FRAMED TIMBER DOOR
MCC1 : METAL SHEET WALL CLADDING
MOSH : METAL SCREEN - OPERABLE HORIZONTAL
MPSV1 : METAL SCREEN - FIXED VERTICAL - TYPE 1
MPSV2 : METAL SCREEN - FIXED VERTICAL - TYPE 2
MPSV3 : METAL SCREEN - FIXED VERTICAL - TYPE 3
MORV1 : METAL SCREEN - OPERABLE VERTICAL - TYPE 1
MORV2 : METAL SCREEN - OPERABLE VERTICAL - TYPE 2
TFS : TIMBER SCREEN - FIXED
TMC : EXTERNAL TIMBER WALL CLADDING
TMS : EXTERNAL TIMBER SOFFIT
MDR1 : METAL DECK ROOF - TYPE 1 - WOOLAND GREY
COR1 : GLAZED ROOF ON POWDERCOAT STEEL FRAME
BAL01 : BALUSTRADE - TYPE 1; GLAZED
BAL02 : BALUSTRADE - TYPE 2; GLAZED
BAL03 : BALUSTRADE - TYPE 3; PALISADE - WOOLAND GREY
MRE : PARAPET EXTERNAL ENTRY
GBW : GABION WALL
GDP : GARAGE DOOR - TILT UP
PFC : PARALLEL FLANGED CHANNEL
MCC : ALUMINUM EXPRESSED FRAME
CL : CLOTHES LINE
EDB : ELECTRICAL DISTRIBUTION BOARD
GMM : GAS METER / WATER METER
GTD : GRATED DRAIN
LB : LETTER BOX - WOOLAND GREY
RW : RAINWATER TANK
PER : OPEN PERGOLA, PFC FASCIA
AWM : PFC FASCIA, TIMBER PERGOLA BEHIND
DP : DOWNPIPE - COLORBOND
MG1 : HALF-ROUND GUTTER - COLORBOND
MG2 : COLORBOND CLAD GUTTER
GAT1 : GATE - TYPE 1 - WOOLAND GREY
BS : BIN STORE - WOOLAND GREY
GR : ALUMINUM FRAMED GRILLE



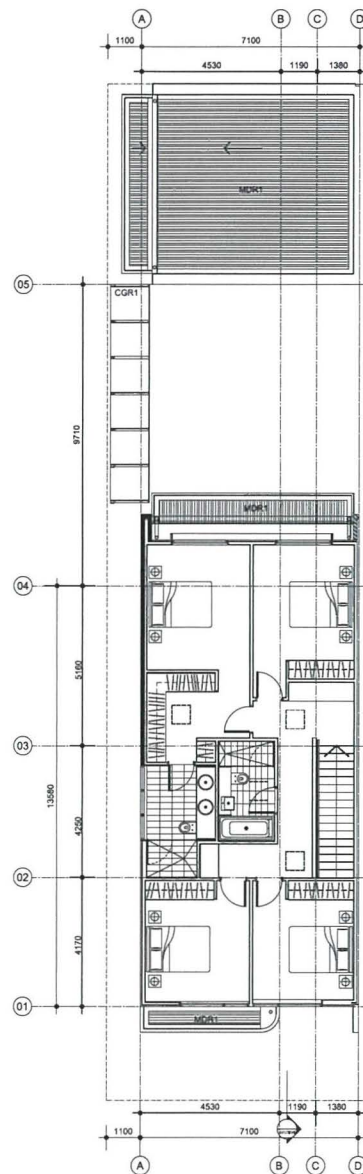
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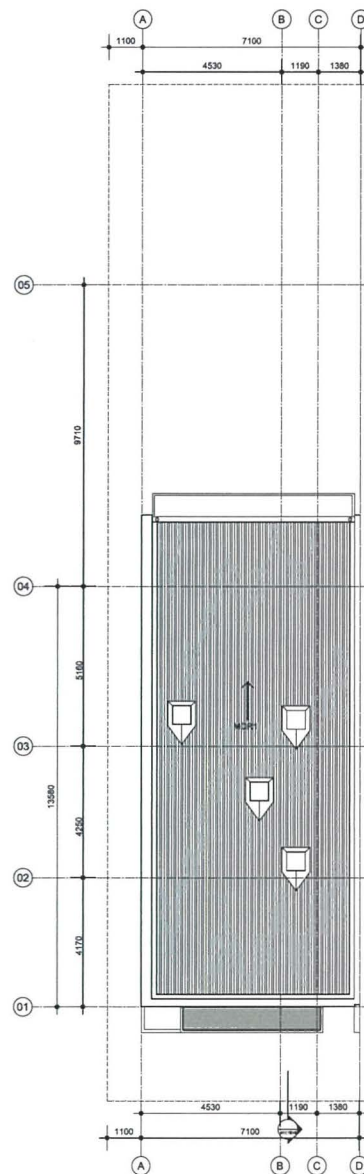
FIRST FLOOR PLAN OPTION 1



FIRST FLOOR PLAN OPTION 2



SECOND FLOOR PLAN



ROOF PLAN

Rev	Description	By	Date
01	PRE DA ISSUE	ME	20-04-2016
02	DEVELOPMENT APPLICATION ISSUE	ME	26-08-2016

Rev	Description	By	Date

Rev	Description	By	Date

Consultants	
Project Manager	FRASERS PROPERTY
BCA Consultant	
Planning Consultant	JBA PLANNING
Structural	
Civil	J.WYNDHAM PRINCE
Building Services	
Landscape	ENVIRONMENTAL PARTNERSHIP

Consultants	
Heritage Consultant	
Acoustic	
Environmental	
Traffic Consultant	
Access Consultant	
Cost Planner	
Land Surveyor	

Cox Richardson
PO Box Q193, Sydney NSW 1230
Level 6, 155 Clarence Street, Sydney NSW 2000 Australia
T + 61 2 9287 9599 F + 61 2 9264 5844
www.coxrichardson.com.au

COX

Nominated Architects
John Richardson no. 3182
Rustell Lee no. 6367

FRASERS PUTNEY

Drawing Title	HOUSING TYPE 4H - 9C	Revision	Date	North
Drawing Number	A-DA5-4H-FP-H9C	02	26-08-2016	
Issued for	DA ISSUE	Scale	1:100@B1	EM

0 0.5 1 1.5 2 2.5 3m

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BASIS:

WATER REQUIREMENTS:

RWT: 2KL PER HOUSE
TOILETS: 4 STARS
KITCHEN TAPS: 5 STARS
BATHROOM TAPS: 5 STARS
SHOWERS: 5 STARS

ENERGY REQUIREMENTS:

HOT WATER/INSTANT GAS - 5 STARS

U-VALUES:

WINDOWS: 4.4.1
SKYLIGHTS: 4.4.1

INSULATION TO HOUSES AS FOLLOWS:

WALLS:

BKR & BKF: R2.5
EPS: R1.5
TMC: R2
CAVITY BRICK: R2.5
GARAGE INTERNAL: R2.5
GARAGE EXTERNAL: NO INSULATION

CEILING & ROOF:

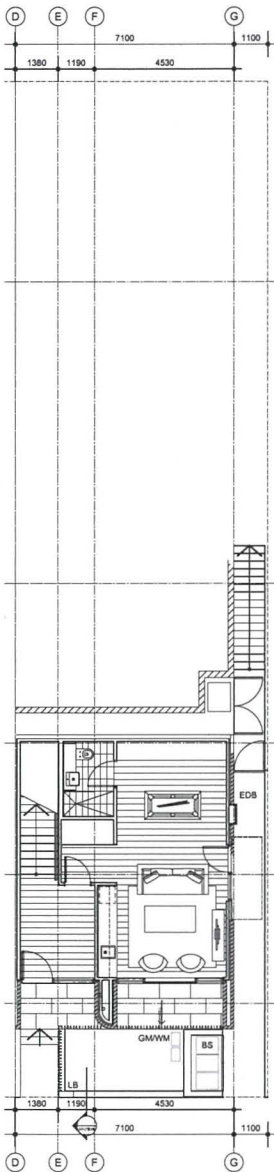
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ROOF: R1
GARAGE CEILING: R2.5

FLOORS:

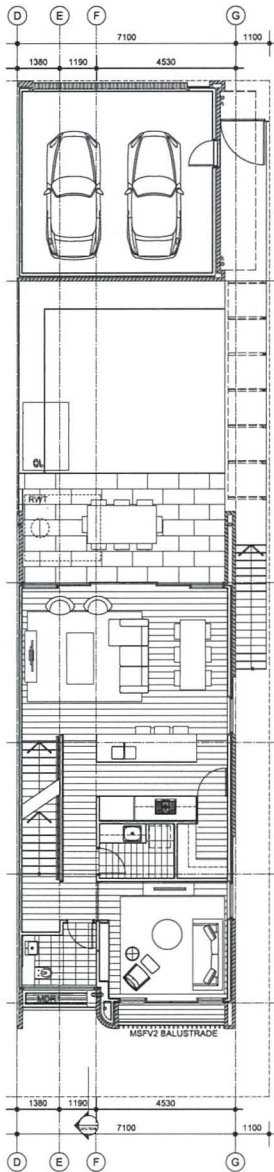
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GARAGE: R2.5 UNDER

ABBREVIATIONS LEGEND:

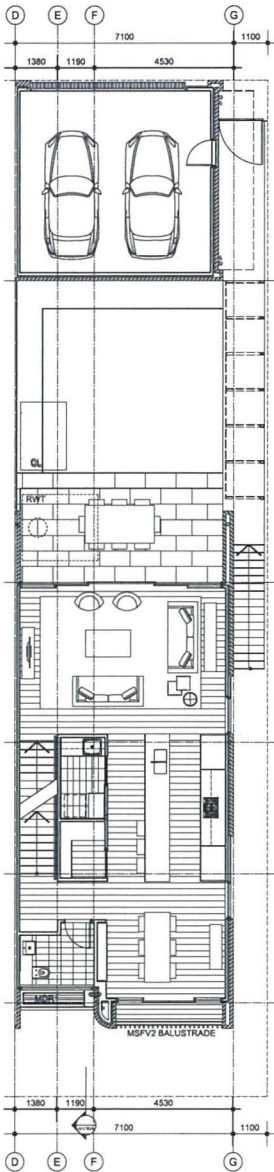
CG : ALUMINUM FRAMED CLEAR GLAZING
TG : ALUMINUM FRAMED TRANSLUCENT GLAZING
BKF 1 : BRICKWORK FACE FINISH - TYPE 1 - BRAMHAM GRANITE
BKF 2 : BRICKWORK FACE FINISH - TYPE 2 - CHILL
BKF 3 : BRICKWORK FACE FINISH - TYPE 3 - JAZZ
BKR 1 : BRICKBLOCK ACRYLIC RENDER AND PAINT FINISH - TYPE 1 - WHITE
BKR 2 : BRICKBLOCK ACRYLIC RENDER AND PAINT FINISH - TYPE 2 - WOODLAND GREY
BKR 3 : BRICKBLOCK ACRYLIC RENDER AND PAINT FINISH - TYPE 3 - DARK GREY
EPS1 : EXPANDED POLYSTYRENE WALL CLADDING SYSTEM RENDER FINISH - TYPE 1 - WHITE
EPS2 : EXPANDED POLYSTYRENE WALL CLADDING SYSTEM RENDER FINISH - TYPE 2 - DARK GREY
PCD1 : WHITE CEMENT PAINT FINISH - TYPE 1 - WOODLAND GREY
PCD2 : WHITE CEMENT PAINT FINISH - TYPE 2 - LIGHT GREY
PCD3 : WHITE CEMENT PAINT FINISH - TYPE 3 - TERRACOTTA
AGS : ALUMINUM GLAZED SKYLIGHT
MOR1 : METAL ROOF
AFD : ALUMINUM FRAMED TIMBER DOOR
MCC1 : METAL SHEET WALL CLADDING
MOSH : METAL SCREEN - OPERABLE HORIZONTAL
MFSV1 : METAL SCREEN - FIXED VERTICAL - TYPE 1
MFSV2 : METAL SCREEN - FIXED VERTICAL - TYPE 2
MFSV3 : METAL SCREEN - FIXED VERTICAL - TYPE 3
MOSV1 : METAL SCREEN - OPERABLE VERTICAL - TYPE 1
MOSV2 : METAL SCREEN - OPERABLE VERTICAL - TYPE 2
TPS : TIMBER SCREEN - FIXED
TMC : EXTERNAL TIMBER WALL CLADDING
TMS : EXTERNAL TIMBER SOFFIT
MOR1 : METAL DECK ROOF - TYPE 1 - WOODLAND GREY
COR1 : GLAZED ROOF ON POWDERCOAT STEEL FRAME
BALU1 : BALUSTRADE - TYPE 1 - GLAZED
BALU2 : BALUSTRADE - TYPE 2 - GLAZED
BALU3 : BALUSTRADE - TYPE 3 - PALISADE - WOODLAND GREY
HRE : HANDRAIL EXTERNAL ENTRY
GBW : GAMBON WALL
GDP : GARAGE DOOR - TILT UP
PFC : PARALLEL FLANKED CHANNEL
MCC : ALUMINUM EXPRESSED FRAME
CL : CLOTHES LINE
EDB : ELECTRICAL DISTRIBUTION BOARD
GMM : GAS METER / WATER METER
GTD : GRATED DRAIN
LB : LETTER BOX - WOODLAND GREY
RWT : RAINWATER TANK
PER : OPEN PERGOLA, PFC FASCIA
AWN : PFC FASCIA, TIMBER PERGOLA BEHIND
DP : DOWNPIPE - COLORBOND
M01 : HALF-ROUND GUTTER - COLORBOND
M02 : COLORBOND CLAD GUTTER
GAT1 : GATE - TYPE 1 - WOODLAND GREY
BS : BIN STORE - WOODLAND GREY
GR : ALUMINUM FRAMED GRILLE



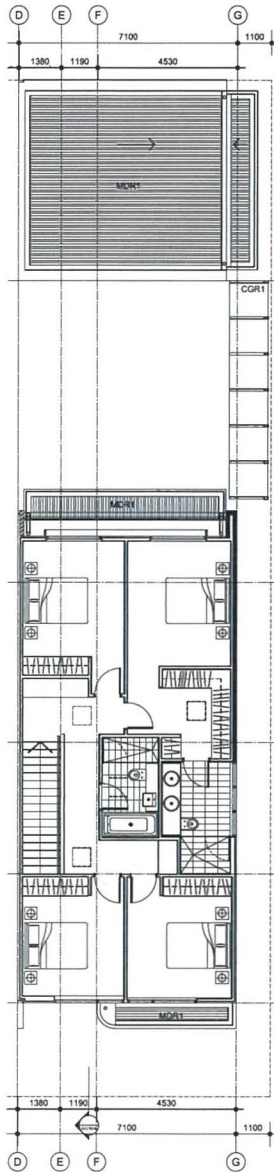
GROUND FLOOR PLAN



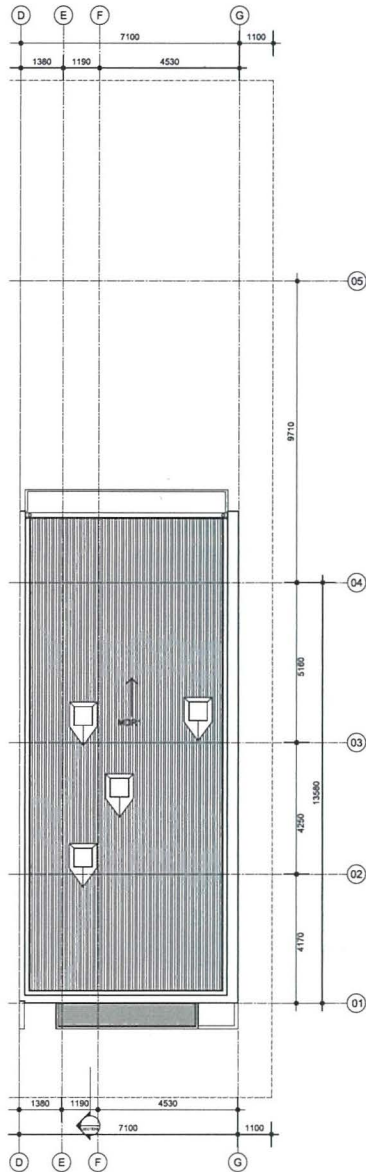
FIRST FLOOR PLAN OPTION 1



FIRST FLOOR PLAN OPTION 2



SECOND FLOOR PLAN



ROOF PLAN

WATER REQUIREMENTS:

RWT:	2KL PER HOUR
TOILETS:	4.5
KITCHEN TAPS:	5.5
BATHROOM TAPS:	5.5
SHOWERS:	-3.5

WALLS:	
BKR & BKF:	+R2.5
EPS:	+R1.5
TAC:	+R2
CAVITY BRICK:	+R1.5
GARAGE INTERNAL:	+R2.5
GARAGE EXTERNAL:	NO INSULATION
CEILINGS & ROOF:	
EXTERNAL CEILING:	R3.5
ROOF:	+R1
GARAGE CEILING:	+R2.5
FLOORS:	
CONCRETE:	R2.5 UNDER
GARAGE:	R2.5 UNDER

CG	ALUMINUM FRAMED CLEAR GLAZING	MC01	METAL SHEET WALL GLAZING	G0P	GARAGE DOOR - TILT UP
TO	ALUMINUM FRAMED TRANSLUCENT GLAZING	M0S1	METAL SCREEN - OPERABLE HORIZONTAL	PF	PANCAHILL FLANGED CHANNEL
B0F1	BROOKLYN FACE FINISH - TYPE 1 - BRAHAM GRANITE	MPV1	METAL SCREEN - FIXED VERTICAL - TYPE 1	MCC	ALUMINUM EXPRESSED FRAME
B0F2	BROOKLYN FACE FINISH - TYPE 2 - CHILL	MPV2	METAL SCREEN - FIXED VERTICAL - TYPE 2	CL	CLOTHES LINE
B0F3	BROOKLYN FACE FINISH - TYPE 3 - JAZZ	MPV3	METAL SCREEN - FIXED VERTICAL - TYPE 3	E0B	ELECTRICAL DISTRIBUTION BOARD
B0K1	BROOKLYN ACRYLIC RENDER AND PAINT FINISH - TYPE 1 - WHITE	MOV1	METAL SCREEN - OPERABLE VERTICAL - TYPE 1	GMW1	GM WATER / WATER METER
B0K2	BROOKLYN ACRYLIC RENDER AND PAINT FINISH - TYPE 2 - WOODLAND GREY	MOV2	METAL SCREEN - OPERABLE VERTICAL - TYPE 2	IGD	IGATED DRAIN
B0K3	BROOKLYN ACRYLIC RENDER AND PAINT FINISH - TYPE 3 - DARK GREY	T0C1	EXTERNAL TIMBER WALL GLAZING	L0	LETTER BOX - WOODLAND GREY
EPF1	EXPANDED POLYSTYRENE WALL CLADDING SYSTEM RENDER FINISH - TYPE 1 - WHITE	T0C2	EXTERNAL TIMBER WALL GLAZING	PER	PERGOLA PERGOLA - PFC FACIA
EPF2	EXPANDED POLYSTYRENE WALL CLADDING SYSTEM RENDER FINISH - TYPE 2 - DARK GREY	T0S1	EXTERNAL TIMBER SOFFIT	AWN	AWN PFC FACIA PERGOLA PERGOLA BEHIND
FC01	FIBRE CEMENT PAINT FINISH - TYPE 1 - WOODLAND GREY	C0R1	GLAZED ROOF ON POWDERCOAT STEEL FRAME	DP	DOWNPIPE - COLORBOND
FC02	FIBRE CEMENT PAINT FINISH - TYPE 2 - LIGHT GREY	B0L1	BLAUSTRATE - TYPE 1 GLAZED	M01	MAG14 HOLLOW BUTTER - COLORBOND
FC03	FIBRE CEMENT PAINT FINISH - TYPE 3 - TERRACOTTA	B0L2	BLAUSTRATE - TYPE 2 GLAZED	M02	COLORBOND CLAD OUTER
A0S	ALUMINUM GLAZED SKYLIGHT	B0L3	BLAUSTRATE - TYPE 3 PALISADE - WOODLAND GREY	GAT1	GATE - TYPE 1 - WOODLAND GREY
M0R1	METAL ROOF	H0E	HORIZONTAL EXTERNAL ENTRY	BS	BIN STATION - WOODLAND GREY
A0D	ALUMINUM FRAMED TIMBER DOOR	GBW	GLAZED WALL	GR	GR ALUMINUM FRAMED GRILLE



Consultants	
Project Manager	FRASERS PROPERTY
BCA Consultant	
Planning Consultant	JBA PLANNING
Structural	
Civil	J.WYNDHAM PRINCE
Building Services	
Landscape	ENVIRONMENTAL PARTNERSHIP

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Nominated Architects
John Richardson no. 3162
Russell Lee no. 8367

Drawing Title				North 
HOUSING TYPE 4H - 9E				
Drawing Number	Revision	Date		
A-DA5-4H-FP-H9E	02	26-08-2016		
Issued for	Scale	Drawn		
DA ISSUE	1:100@B1	EM		

BASIX:

WATER REQUIREMENTS:

RWT: 2KL PER HOUSE
TOILETS: 4 STARS
KITCHEN TAPS: 5 STARS
BATHROOM TAPS: 5 STARS
SHOWERS: 3 STARS

ENERGY REQUIREMENTS:

HOT WATER: INSTANT GAS - 6 STARS

U-VALUES:

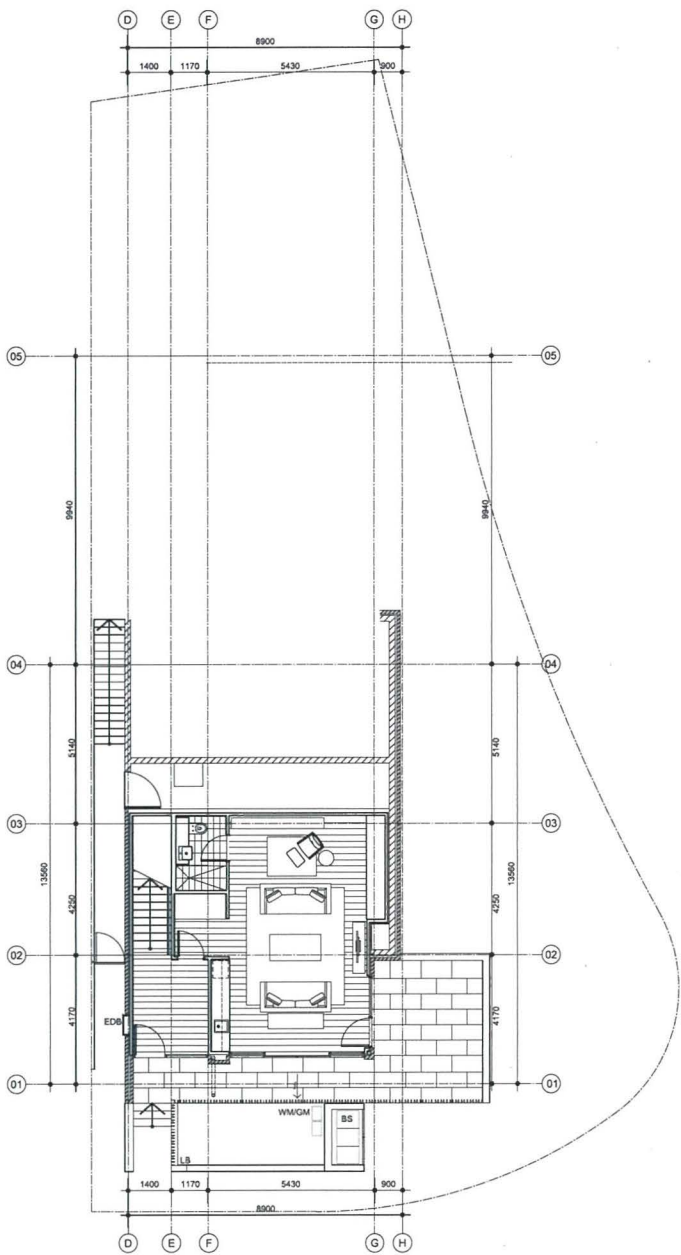
WINDOWS: 6.43
SKYLIGHTS: 6.43

INSULATION TO HOUSES AS FOLLOWS:

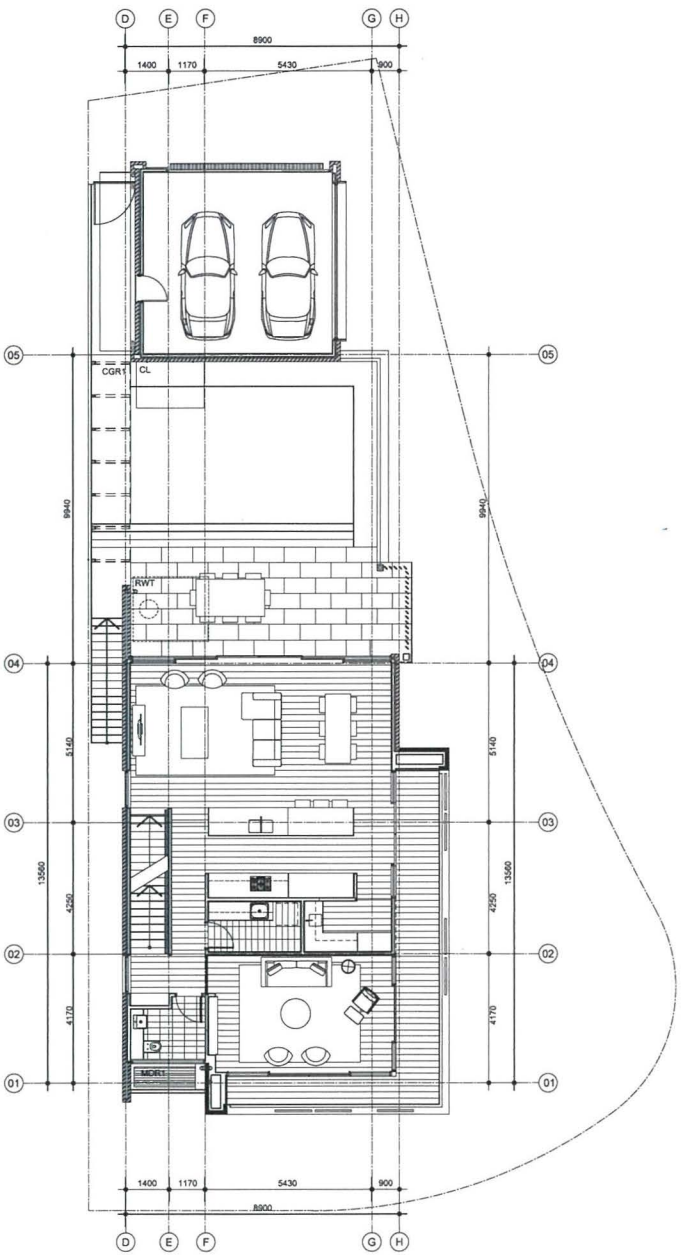
WALLS:
BRK & BRK: +R2.5
EPS: +R1.5
TMC: +R2
CAVITY BRICK: +R1.5
GARAGE INTERNAL: +R2.5
GARAGE EXTERNAL: NO INSULATION
CEILING & ROOF:
EXTERNAL CEILING: R3.5
ROOF: +R1
GARAGE CEILING: +R2.5
FLOORS:
CONCRETE: R2.5 UNDER
GARAGE: R2.5 UNDER

ABBREVIATIONS LEGEND:

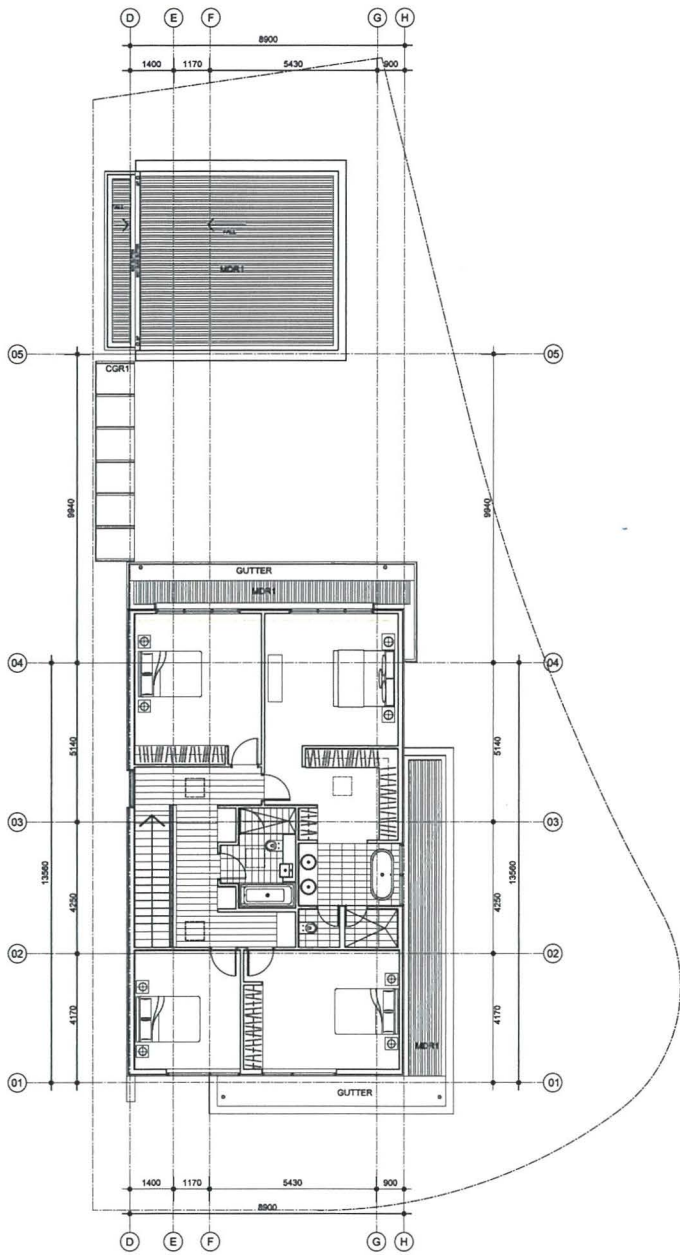
CG ALUMINUM FRAMED CLEAR GLAZING
TG ALUMINUM FRAMED TRANSLUCENT GLAZING
BKF 1 BRICKWORK FACE FINISH - TYPE 1 - BRANHAM GRANITE
BKF 2 BRICKWORK FACE FINISH - TYPE 2 - CHILL
BKF 3 BRICKWORK FACE FINISH - TYPE 3 - JAZZ
BRK 1 BRICKBLOCK ACRYLIC RENDER AND PAINT FINISH - TYPE 1 - WHITE
BRK 2 BRICKBLOCK ACRYLIC RENDER AND PAINT FINISH - TYPE 2 - WOOLAND GREY
BRK 3 BRICKBLOCK ACRYLIC RENDER AND PAINT FINISH - TYPE 3 - DARK GREY
EPS1 EXPANDED POLYSTYRENE WALL CLADDING SYSTEM RENDER FINISH - TYPE 1 - WHITE
EPS2 EXPANDED POLYSTYRENE WALL CLADDING SYSTEM RENDER FINISH - TYPE 2 - DARK GREY
FCG1 FIBRE CEMENT PAINT FINISH - TYPE 1 - WOOLAND GREY
FCG2 FIBRE CEMENT PAINT FINISH - TYPE 2 - LIGHT GREY
FCG3 FIBRE CEMENT PAINT FINISH - TYPE 3 - TERRACOTTA
AGS ALUMINUM GLAZED SKYLIGHT
MR1 METAL ROOF
AFD ALUMINUM FRAMED TIMBER DOOR
MCC1 METAL SHEET WALL CLADDING
MOSH METAL SCREEN - OPERABLE HORIZONTAL
MFSV1 METAL SCREEN - FIXED VERTICAL - TYPE 1
MFSV2 METAL SCREEN - FIXED VERTICAL - TYPE 2
MFSV3 METAL SCREEN - FIXED VERTICAL - TYPE 3
MOSH1 METAL SCREEN - OPERABLE VERTICAL - TYPE 1
MOSH2 METAL SCREEN - OPERABLE VERTICAL - TYPE 2
TYS TIMBER SCREEN - FIXED
TMC EXTERNAL TIMBER WALL CLADDING
TMS EXTERNAL TIMBER SOFFIT
MDR1 METAL DECK ROOF - TYPE 1 - WOOLAND GREY
CGR1 GLAZED ROOF ON POWDERCOAT STEEL FRAME
BAL01 BALUSTRADE - TYPE 1: GLAZED
BAL02 BALUSTRADE - TYPE 2: GLAZED
BAL03 BALUSTRADE - TYPE 3: PALISADE - WOOLAND GREY
HRE HANDRAIL EXTERNAL ENTRY
GBW GABION WALL
GDP GARAGE DOOR - TILT UP
PFC PARALLEL FLANGED CHANNEL
MCC ALUMINUM EXPRESSED FRAME
CL CLOTHES LINE
EDB ELECTRICAL DISTRIBUTION BOARD
GMYM GAS METER / WATER METER
GTD GRATED DRAIN
LS LETTER BOX - WOOLAND GREY
RWT RAINWATER TANK
PER OPEN PERGOLA, PFC FASCIA
AWN 1 PFC FASCIA, TIMBER PERGOLA BEHIND
DP DOWNPIPE - COLORBOND
M01 HALF-ROUND GUTTER - COLORBOND
M02 COLORBOND CLAD GUTTER
GAT1 GATE - TYPE 1 - WOOLAND GREY
BS BIN STORE - WOOLAND GREY
GR ALUMINUM FRAMED GRILLE



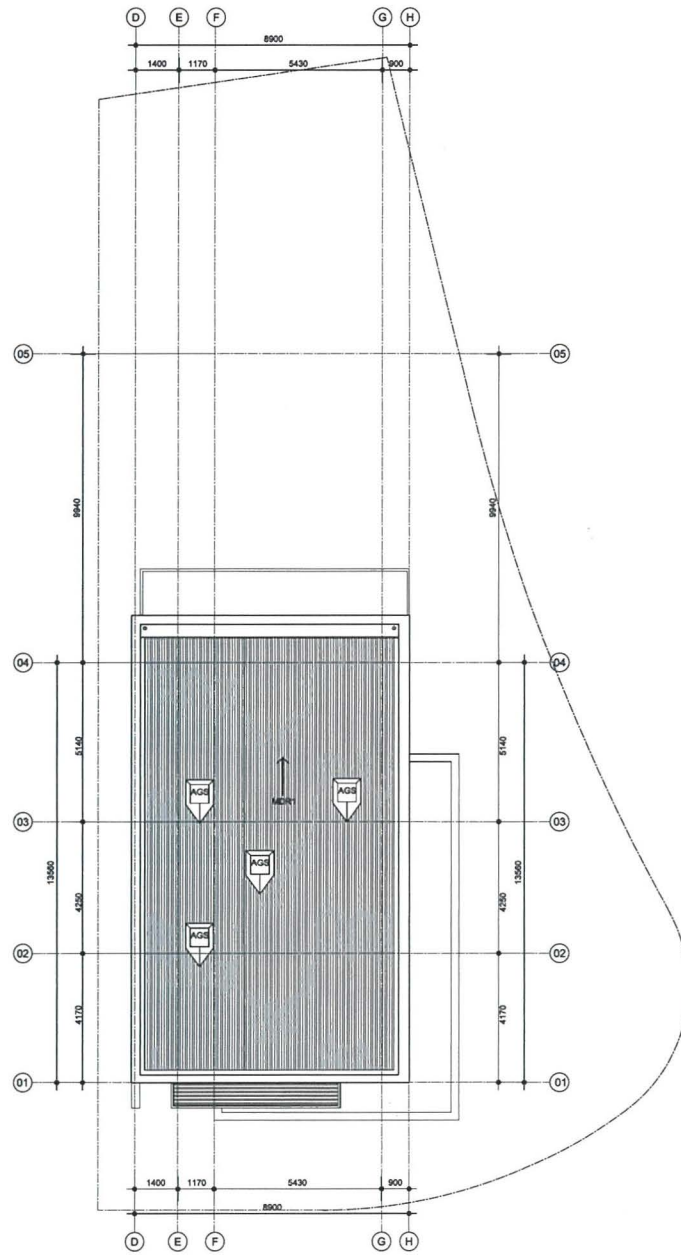
GROUND FLOOR PLAN



FIRST FLOOR PLAN



SECOND FLOOR PLAN



ROOF PLAN

BASIX:

WATER REQUIREMENTS:

RWT: 2HL PER HOUSE
TOILETS: 4 STARS
KITCHEN TAPS: 5 STARS
BATHROOM TAPS: 5 STARS
SHOWERS: 3 STARS

ENERGY REQUIREMENTS:

HOT WATER INSTANT GAS - 5 STARS

LOWALUS:

WINDOWS: 4.8.3
SKYLIGHTS: 4.8.3

INSULATION TO HOUSES AS FOLLOWS:

WALLS:

BKR & BKF: R2.5
EPS: R1.5
TMC: R2
CAVITY BRICK: R1.5
GARAGE INTERNAL: R2.5
GARAGE EXTERNAL: NO INSULATION

CEILING & ROOF:

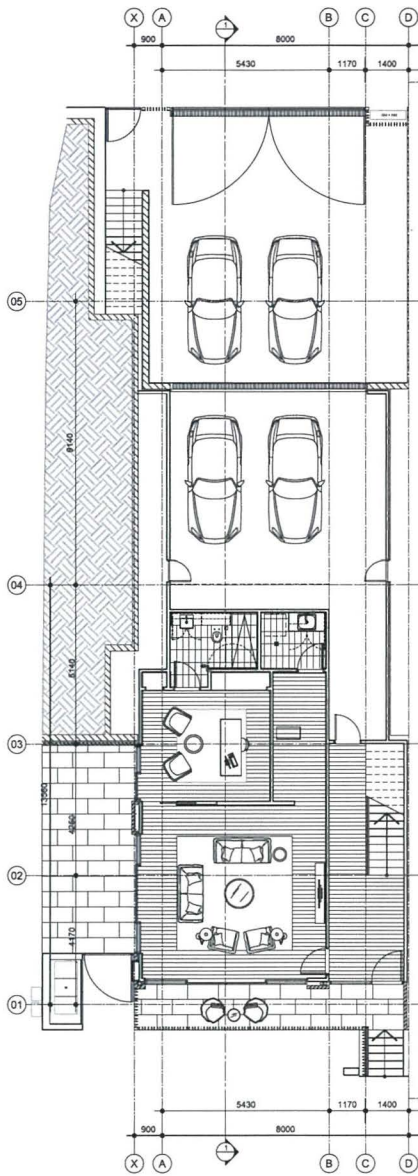
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ROOF: R1
GARAGE CEILING: R2.5

FLOORS:

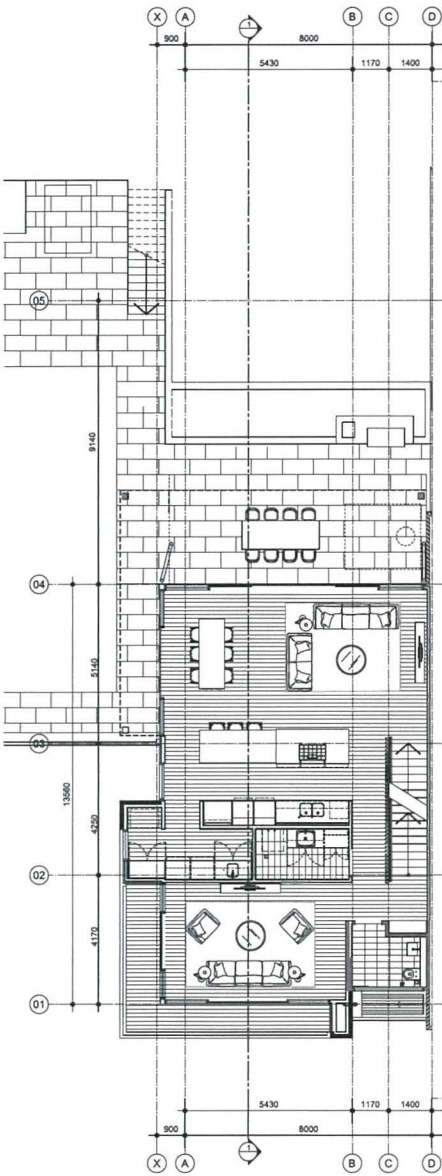
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GARAGE: R2.5 UNDER

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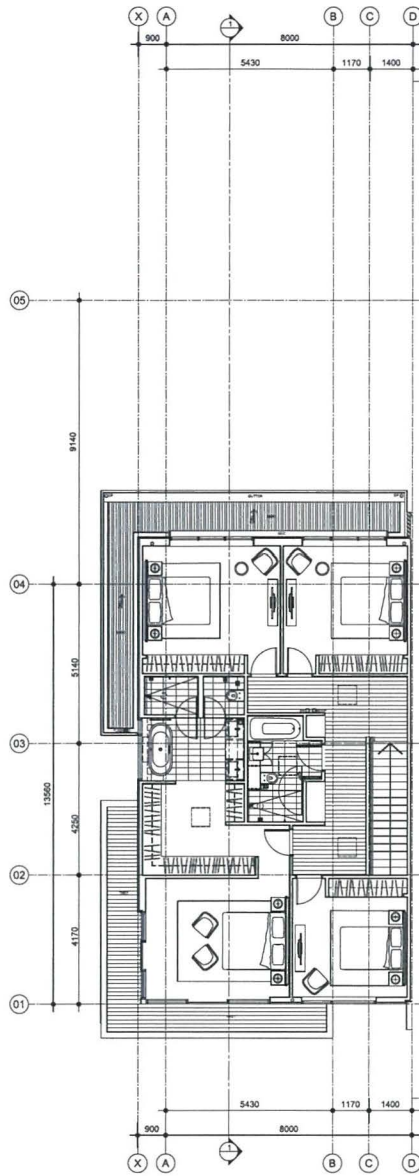
CG : ALUMINUM FRAMED CLEAR GLAZING	MCC1 : METAL SHEET WALL CLADDING	GDP : GARAGE DOOR - TILT UP
TG : ALUMINUM FRAMED TRANSLUCENT GLAZING	MOSH : METAL SCREEN - OPERABLE HORIZONTAL	PPC : PARALLEL FLANGED CHANNEL
BKF 1 : BRICKWORK FACE FINISH - TYPE 1 - BRAHAM GRANITE	MFSV1 : METAL SCREEN - FIXED VERTICAL - TYPE 1	MCC : ALUMINUM EXPRESSED FRAME
BKF 2 : BRICKWORK FACE FINISH - TYPE 2 - CHILL	MFSV2 : METAL SCREEN - FIXED VERTICAL - TYPE 2	CL : CLOTHES LINE
BKF 3 : BRICKWORK FACE FINISH - TYPE 3 - JAZZ	MFSV3 : METAL SCREEN - FIXED VERTICAL - TYPE 3	EDB : ELECTRICAL DISTRIBUTION BOARD
BKR1 : BRICKBLOCK ACRYLIC RENDER AND PAINT FINISH - TYPE 1 - WHITE	MOSH1 : METAL SCREEN - OPERABLE VERTICAL - TYPE 1	QWM : GAS METER / WATER METER
BKR2 : BRICKBLOCK ACRYLIC RENDER AND PAINT FINISH - TYPE 2 - WOODLAND GREY	MOSH2 : METAL SCREEN - OPERABLE VERTICAL - TYPE 2	OTD : ORNATE DRAIN
BKR3 : BRICKBLOCK ACRYLIC RENDER AND PAINT FINISH - TYPE 3 - DARK GREY	TFS : TIMBER SCREEN - FIXED	LB : LETTER BOX - WOODLAND GREY
EPS1 : EXPANDED POLYSTYRENE WALL CLADDING SYSTEM RENDER FINISH - TYPE 1 - WHITE	TMC : EXTERNAL TIMBER WALL CLADDING	RWT : RAINWATER TANK
EPS2 : EXPANDED POLYSTYRENE WALL CLADDING SYSTEM RENDER FINISH - TYPE 2 - WHITE	TMS : EXTERNAL TIMBER SOFFIT	PER : OPEN PERGOLA, PFC FASCIA
FCC1 : FBRE CEMENT PAINT FINISH - TYPE 1 - WOODLAND GREY	MOR1 : METAL DECK ROOF - TYPE 1 - WOODLAND GREY	AWN : PFC FASCIA, TIMBER PERGOLA BEHIND
FCC2 : FBRE CEMENT PAINT FINISH - TYPE 2 - LIGHT GREY	CR1 : GLAZED ROOF ON POWDERCOAT STEEL FRAME	DP : DOWNPIPE - COLORBOND
FCC3 : FBRE CEMENT PAINT FINISH - TYPE 3 - TERRACOTTA	BAL1 : BALUSTRADE - TYPE 1: GLAZED	MG1 : HALF-ROUND GUTTER - COLORBOND
MOR1 : METAL ROOF	BAL2 : BALUSTRADE - TYPE 2: GLAZED	MG2 : COLORBOND CLAD GUTTER
AGS : ALUMINUM GLAZED SKYLIGHT	BAL3 : BALUSTRADE - TYPE 3: PALISADE - WOODLAND GREY	GAT1 : GATE - TYPE 1 - WOODLAND GREY
HRE : HANDRAIL EXTERNAL ENTRY	GBW : GABION WALL	BS : BIN STORE - WOODLAND GREY
AFD : ALUMINUM FRAMED TIMBER DOOR		GR : ALUMINUM FRAMED GRILLE



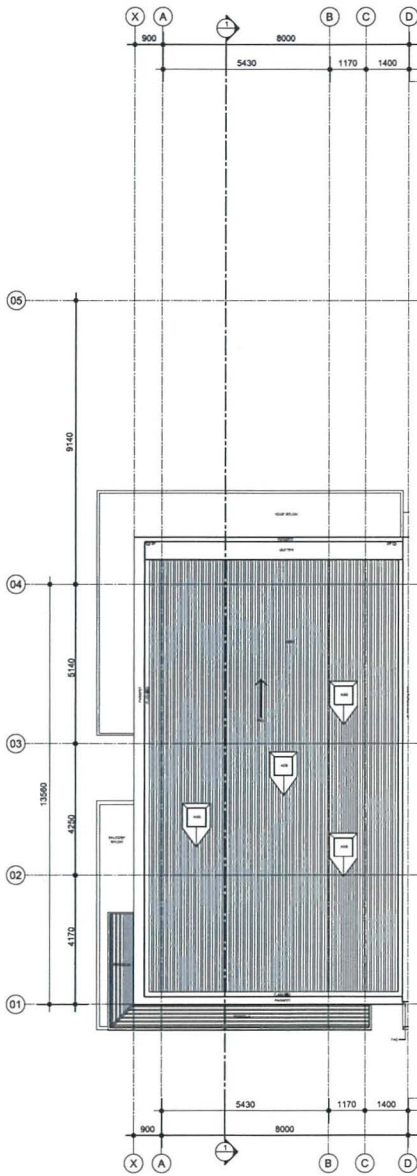
GROUND FLOOR PLAN



FIRST FLOOR PLAN OPTION 1



SECOND FLOOR PLAN



ROOF PLAN

BASIX:

WATER REQUIREMENTS:

RWT: 2KL PER HOUSE
TOILETS: 4 STARS
KITCHEN TAPS: 5 STARS
BATHROOM TAPS: 5 STARS
SHOWERS: 3 STARS

ENERGY REQUIREMENTS:

HOT WATER: INSTANT GAS - 8 STARS

U-VALUES:

WINDOWS: 6.4.83
SKYLIGHTS: 6.4.83

INSULATION TO HOUSES AS FOLLOWS:

WALLS:
BWR & BWP: +R2.5
EPS: +R1.5
TMC: +R2
CAVITY BRICK: +R2.5
GARAGE INTERNAL: +R2.5
GARAGE EXTERNAL: NO INSULATION

CEILING & ROOF:

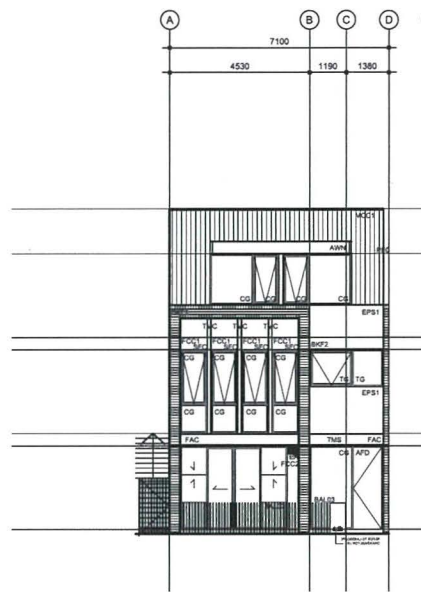
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ROOF: +R1
GARAGE CEILING: +R2.5

FLOORS:

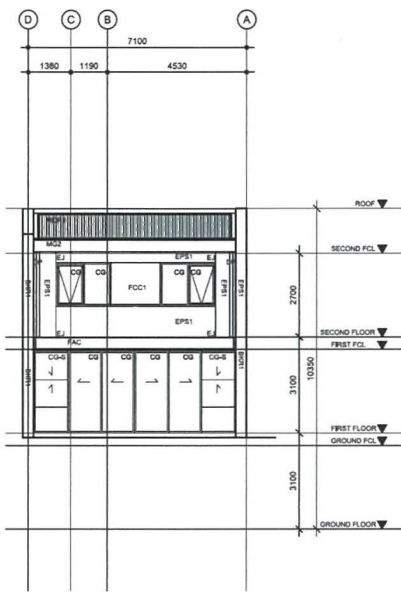
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GARAGE: R2.5 UNDER

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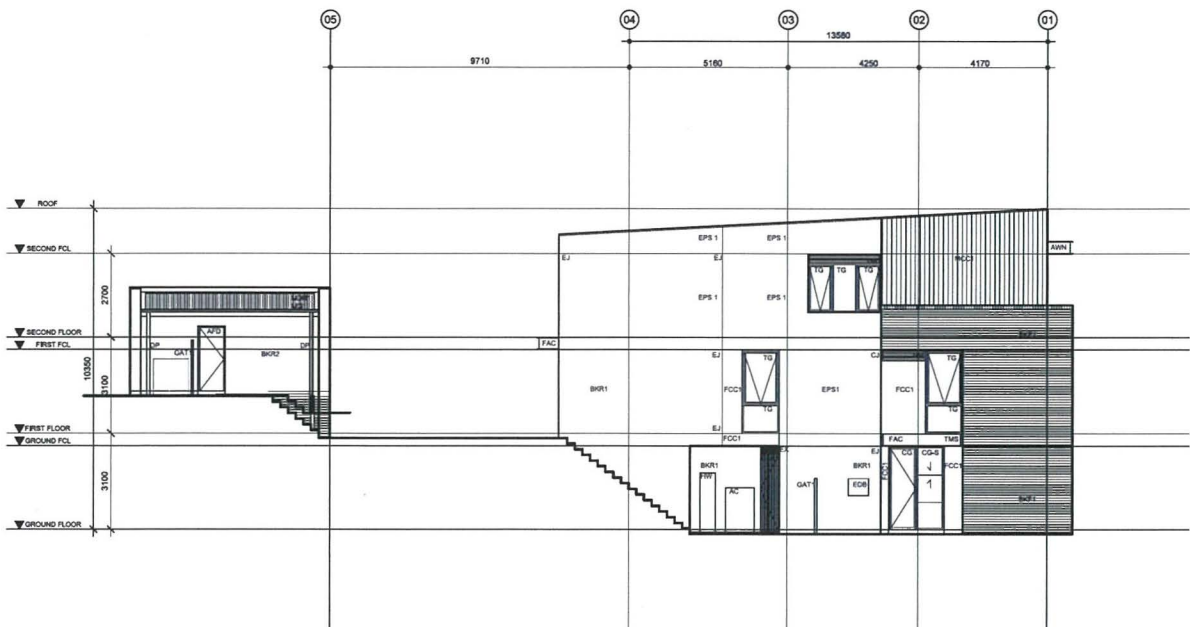
CG : ALUMINUM FRAMED CLEAR GLAZING
TG : ALUMINUM FRAMED TRANSLUCENT GLAZING
BKF 1 : BRICKWORK FACE FINISH - TYPE 1 - BRAHAM GRANITE
BKF 2 : BRICKWORK FACE FINISH - TYPE 2 - CHILL
BKF 3 : BRICKWORK FACE FINISH - TYPE 3 - JAZZ
BKR 1 : BRICKBLOCK ACRYLIC RENDER AND PAINT FINISH - TYPE 1 - WHITE
BKR 2 : BRICKBLOCK ACRYLIC RENDER AND PAINT FINISH - TYPE 2 - WOODLAND GREY
BKR 3 : BRICKBLOCK ACRYLIC RENDER AND PAINT FINISH - TYPE 3 - DARK GREY
EPS1 : EXPANDED POLYSTYRENE WALL CLADDING SYSTEM RENDER FINISH - TYPE 1 - WHITE
EPS2 : EXPANDED POLYSTYRENE WALL CLADDING SYSTEM RENDER FINISH - TYPE 2 - DARK GREY
FCC1 : FBRE CEMENT PAINT FINISH - TYPE 1 - WOODLAND GREY
FCC2 : FBRE CEMENT PAINT FINISH - TYPE 2 - LIGHT GREY
FCC3 : FBRE CEMENT PAINT FINISH - TYPE 3 - TERRACOTTA
AGS : ALUMINUM GLAZED SKYLIGHT
MDR1 : METAL ROOF
AFD : ALUMINUM FRAMED TIMBER DOOR
MCC1 : METAL SHEET WALL CLADDING
MOSH : METAL SCREEN - OPERABLE HORIZONTAL
MFSV1 : METAL SCREEN - FIXED VERTICAL - TYPE 1
MFSV2 : METAL SCREEN - FIXED VERTICAL - TYPE 2
MFSV3 : METAL SCREEN - FIXED VERTICAL - TYPE 3
MOSV1 : METAL SCREEN - OPERABLE VERTICAL - TYPE 1
MOSV2 : METAL SCREEN - OPERABLE VERTICAL - TYPE 2
TTS : TIMBER SCREEN - FIXED
TMC : EXTERNAL TIMBER WALL CLADDING
TMS : EXTERNAL TIMBER SOFFIT
MDR1 : METAL DECK ROOF - TYPE 1 - WOODLAND GREY
COR1 : GLAZED ROOF ON POWDERCOAT STEEL FRAME
BAL2 : BALUSTRADE - TYPE 1: GLAZED
BAL3 : BALUSTRADE - TYPE 2: GLAZED
BAL5 : BALUSTRADE - TYPE 3: PALISADE - WOODLAND GREY
HRE : HANDRAIL EXTERNAL ENTRY
GBW : GABION WALL
GDP : GARAGE DOOR - TILT UP
PFC : PARALLEL FLANGED CHANNEL
MCC : ALUMINUM EXPRESSED FRAME
CL : CLOTHES LINE
EDB : ELECTRICAL DISTRIBUTION BOARD
GWM : GAS METER / WATER METER
GTD : GRATED DRAIN
LB : LETTER BOX - WOODLAND GREY
RWT : RAINWATER TANK
PER : OPEN PERGOLA PFC FASCIA
AWN : PFC FASCIA TIMBER PERGOLA BEHIND
DP : DOWNPIPE - COLORBOND
MG1 : HALF-ROUND GUTTER - COLORBOND
MG2 : COLORBOND CLAD GUTTER
GAT1 : GATE - TYPE 1 - WOODLAND GREY
BS : BIN STORE - WOODLAND GREY
GR : ALUMINUM FRAMED GRILLE



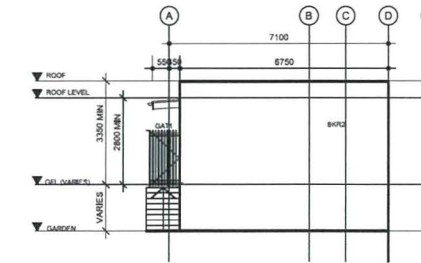
FRONT ELEVATION



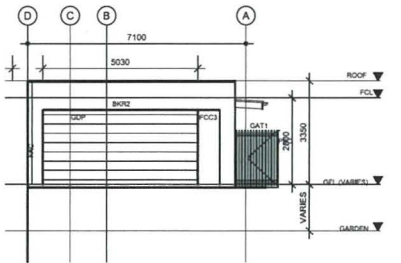
REAR ELEVATION



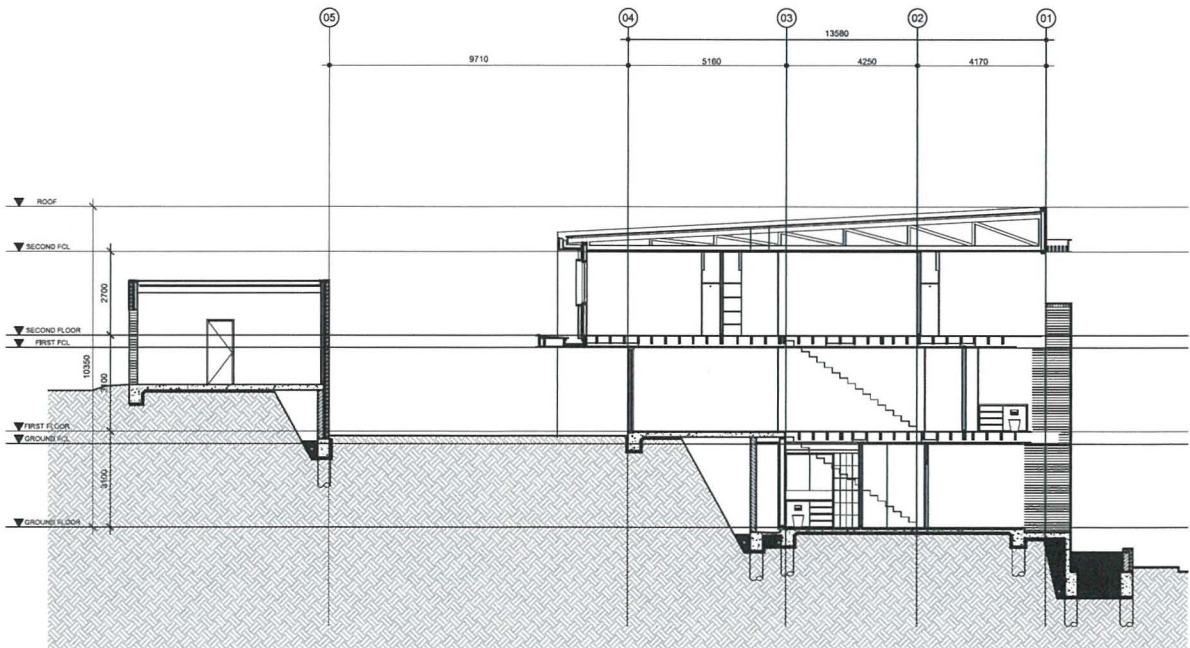
SIDE ELEVATION



GARAGE ELEVATION



STREET ELEVATION



SECTION

BASIX:

WATER REQUIREMENTS:

RWT: 2% PER HOUSE
TOILETS: 4 STARS
KITCHEN TAPS: 5 STARS
BATHROOM TAPS: 5 STARS
SHOWERS: 3 STARS

ENERGY REQUIREMENTS:

HOT WATER INSTANT GAS - 5 STARS

U-VALUES:

WINDOWS: 5.4/3
SKYLIGHTS: 6.4/3

INSULATION TO HOUSES AS FOLLOWS:

WALLS:
BRK & BRK: +R2.5
EPS: +R1.5
TMC: +R2
CAVITY BRICK: +R1.5
GARAGE INTERNAL: +R2.5
GARAGE EXTERNAL: NO INSULATION

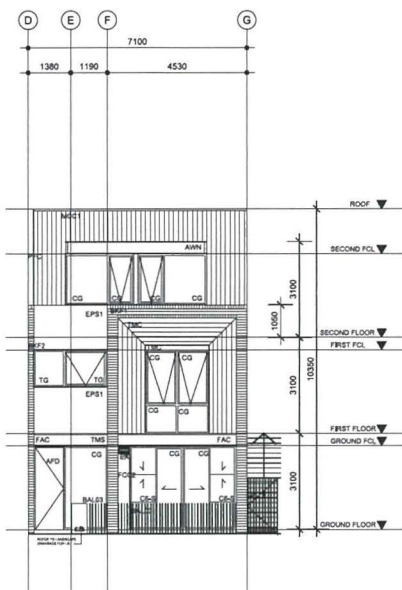
CEILING & ROOF:
EXTERNAL CEILING: R2.5
ROOF: +R1
GARAGE CEILING: +R2.5

FLOORS:

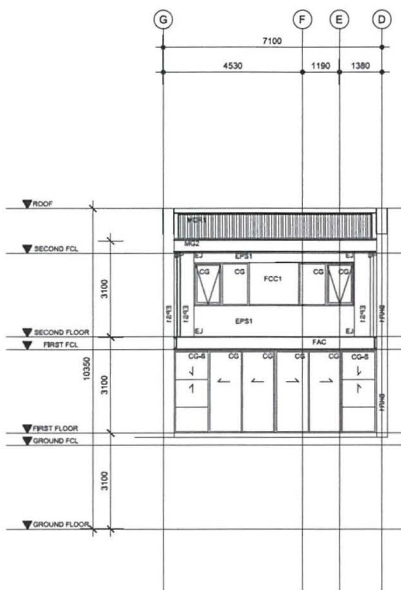
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GARAGE: R2.5 UNDER

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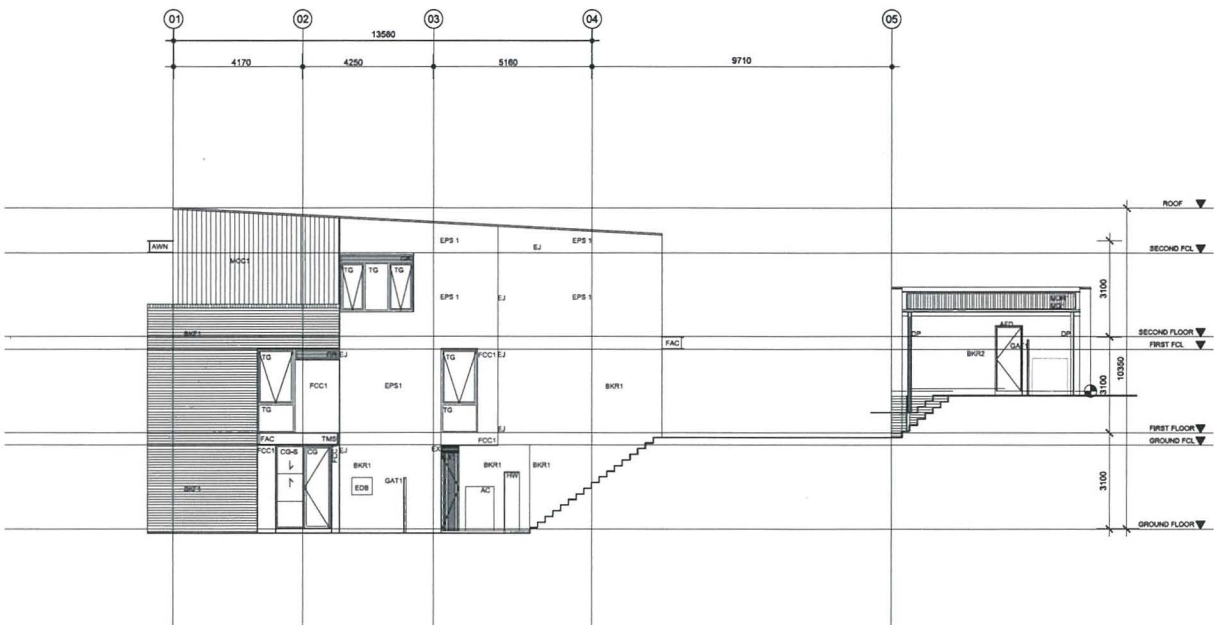
CG : ALUMINUM FRAMED CLEAR GLAZING	MCC1 : METAL SHEET WALL CLADDING	GDP : GARAGE DOOR - TILT UP
TG : ALUMINUM FRAMED TRANSLUCENT GLAZING	MOSH : METAL SCREEN - OPERABLE HORIZONTAL	PPC : PARALLEL FLANGED CHANNEL
BRF 1 : BRICKWORK FACE FINISH - TYPE 1 - BRANHAM GRANITE	MFSV1 : METAL SCREEN - FIXED VERTICAL - TYPE 1	MCC : ALUMINUM EXPRESSED FRAME
BRF 2 : BRICKWORK FACE FINISH - TYPE 2 - CHILL	MFSV2 : METAL SCREEN - FIXED VERTICAL - TYPE 2	CL : CLOTHES LINE
BRF 3 : BRICKWORK FACE FINISH - TYPE 3 - JAZZ	MFSV3 : METAL SCREEN - FIXED VERTICAL - TYPE 3	EDB : ELECTRICAL DISTRIBUTION BOARD
BRK 1 : BRICK/BLOCK ACRYLIC RENDER AND PAINT FINISH - TYPE 1 - WHITE	MOSV1 : METAL SCREEN - OPERABLE VERTICAL - TYPE 1	GMVM : GAS METER / WATER METER
BRK 2 : BRICK/BLOCK ACRYLIC RENDER AND PAINT FINISH - TYPE 2 - WOODLAND GREY	MOSV2 : METAL SCREEN - OPERABLE VERTICAL - TYPE 2	GTD : GRATED DRAIN
BRK 3 : BRICK/BLOCK ACRYLIC RENDER AND PAINT FINISH - TYPE 3 - DARK GREY	TFS : TIMBER SCREEN - FIXED	LB : LETTER BOX - WOODLAND GREY
EPS1 : EXPANDED POLYSTYRENE WALL CLADDING SYSTEM RENDER FINISH - TYPE 1 - WHITE	TMC : EXTERNAL TIMBER WALL CLADDING	RWT : RAINWATER TANK
EPS2 : EXPANDED POLYSTYRENE WALL CLADDING SYSTEM RENDER FINISH - TYPE 2 - DARK GREY	TMS : EXTERNAL TIMBER SOFFIT	PER : OPEN PERGOLA, PFC FASCIA
FCG1 : FIBRE CEMENT PAINT FINISH - TYPE 1 - WOODLAND GREY	MDR1 : METAL DECK ROOF - TYPE 1 - WOODLAND GREY	AWH : 1 PFC FASCIA, TIMBER PERGOLA BEHIND
FCG2 : FIBRE CEMENT PAINT FINISH - TYPE 2 - LIGHT GREY	CGR1 : GLAZED ROOF ON POWDERCOAT STEEL FRAME	DP : DOWNPIPE - COLORBOND
FCG3 : FIBRE CEMENT PAINT FINISH - TYPE 3 - TERRACOTTA	BAL01 : BALUSTRADE - TYPE 1: GLAZED	MG1 : HALF-ROUND GUTTER - COLORBOND
AGS : ALUMINUM GLAZED SKYLIGHT	BAL02 : BALUSTRADE - TYPE 2: GLAZED	MG2 : COLORBOND CLAD GUTTER
MDR1 : METAL ROOF	BAL03 : BALUSTRADE - TYPE 3: PALISADE - WOODLAND GREY	GAT1 : GATE - TYPE 1 - WOODLAND GREY
AFD : ALUMINUM FRAMED TIMBER DOOR	HRE : HANDRAIL, EXTERNAL: ENTRY	BS : BIN STORE - WOODLAND GREY
	GBW : GABION WALL	GR : ALUMINUM FRAMED GRILLE



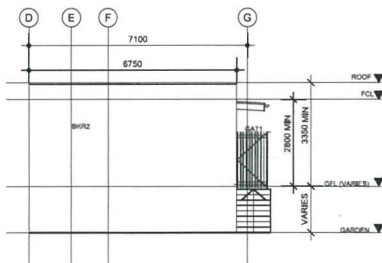
FRONT ELEVATION



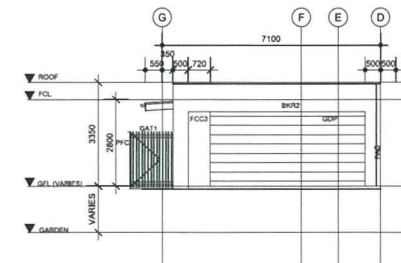
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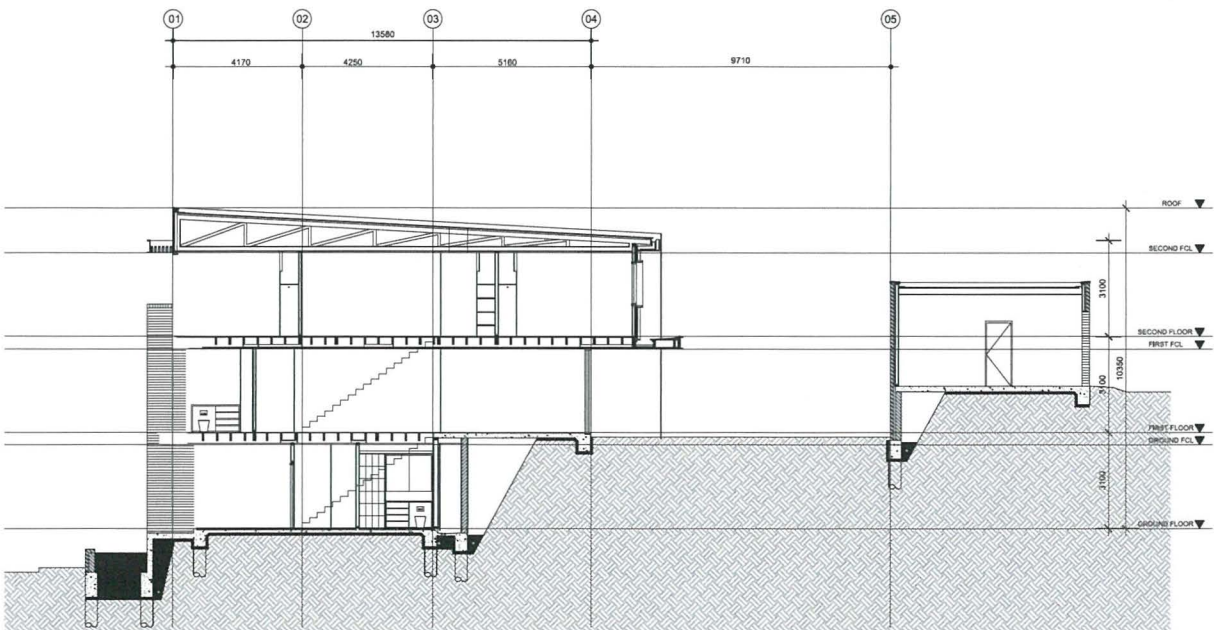
SIDE ELEVATION



GARAGE ELEVATION



STREET ELEVATION



SECTION

BASIX:

WATER REQUIREMENTS:

PRV: 2% PER HOUSE
TOILETS: 4 STARS
KITCHEN TAPS: 5 STARS
BATHROOM TAPS: 5 STARS
SHOWER: 3 STARS

ENERGY REQUIREMENTS:

HOT WATER: INSTANT GAS - 5 STARS

U-VALUES:

WINDOWS: 4.43
SKYLIGHTS: 4.43

INSULATION TO HOUSES AS FOLLOWS:

WALLS:

BKRF & BKPF: +R2.5
EPS: +R2.5
TAC: +R2
CAVITY BRICK: +R2.5
GARAGE INTERNAL: +R2.5
GARAGE EXTERNAL: NO INSULATION

CEILING & ROOF:

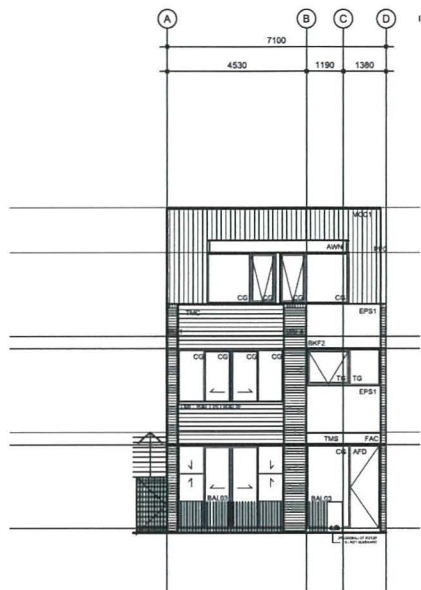
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ROOF: R2.5
GARAGE CEILING: R2.5

FLOORS:

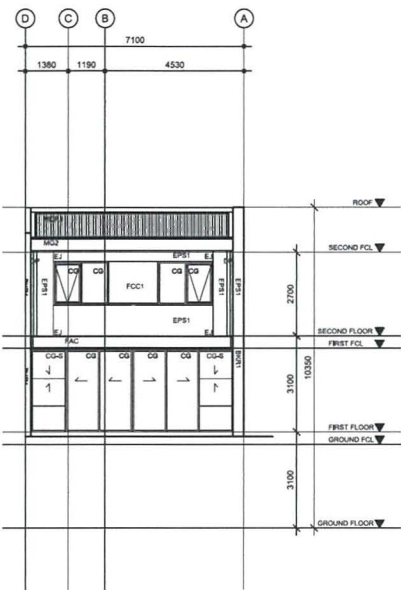
CONCRETE: R2.5 UNDER
GARAGE: R2.5 UNDER

ABBREVIATIONS LEGEND:

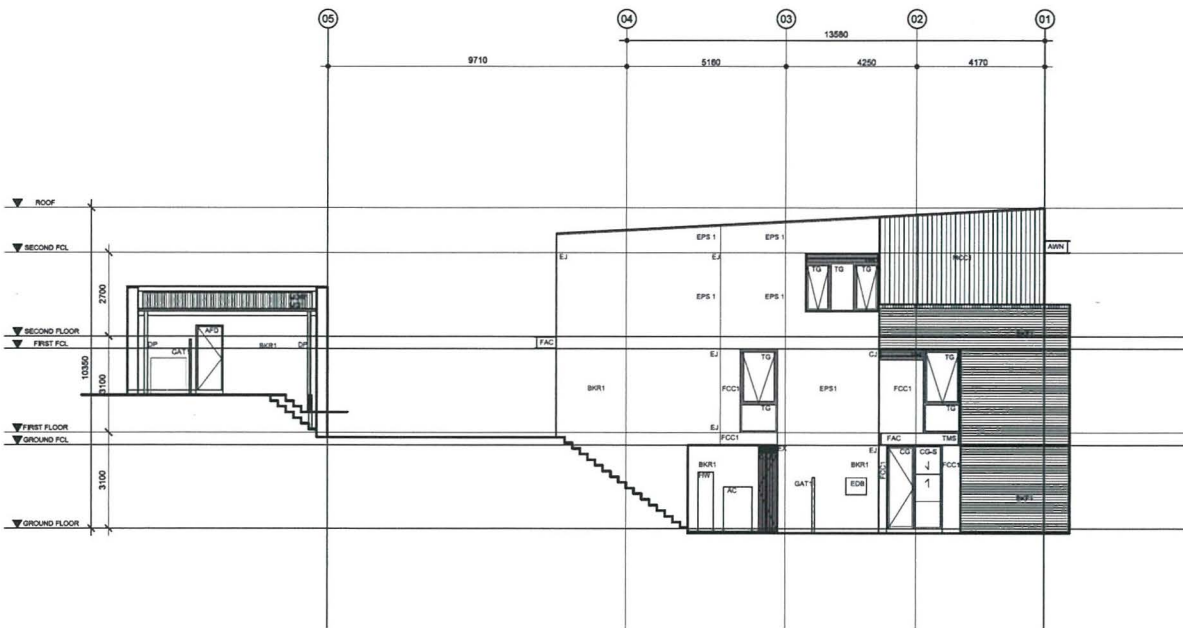
CG ALUMINUM FRAMED CLEAR GLAZING
TG ALUMINUM FRAMED TRANSLUCENT GLAZING
BKRF 1 BRICKWORK FACE FINISH - TYPE 1 - BRAMHAM GRANITE
BKRF 2 BRICKWORK FACE FINISH - TYPE 2 - CHILL
BKRF 3 BRICKWORK FACE FINISH - TYPE 3 - JAZZ
BKR 1 BRICKBLOCK ACRYLIC RENDER AND PAINT FINISH - TYPE 1 - WHITE
BKR 2 BRICKBLOCK ACRYLIC RENDER AND PAINT FINISH - TYPE 2 - WOODLAND GREY
BKR 3 BRICKBLOCK ACRYLIC RENDER AND PAINT FINISH - TYPE 3 - DARK GREY
EPS1 EXPANDED POLYSTYRENE WALL CLADDING SYSTEM RENDER FINISH - TYPE 1 - WHITE
EPS2 EXPANDED POLYSTYRENE WALL CLADDING SYSTEM RENDER FINISH - TYPE 2 - DARK GREY
FCC1 FIBRE CEMENT PAINT FINISH - TYPE 1 - WOODLAND GREY
FCC2 FIBRE CEMENT PAINT FINISH - TYPE 2 - LIGHT GREY
FCC3 FIBRE CEMENT PAINT FINISH - TYPE 3 - TERRACOTTA
AGS ALUMINUM GLAZED SKYLIGHT
MOR1 METAL ROOF
AFD ALUMINUM FRAMED TIMBER DOOR
MCC1 METAL SHEET WALL CLADDING
MOSH1 METAL SCREEN - OPERABLE HORIZONTAL
MFSV1 METAL SCREEN - FIXED VERTICAL - TYPE 1
MFSV2 METAL SCREEN - FIXED VERTICAL - TYPE 2
MFSV3 METAL SCREEN - FIXED VERTICAL - TYPE 3
MOV1 METAL SCREEN - OPERABLE VERTICAL - TYPE 1
MOV2 METAL SCREEN - OPERABLE VERTICAL - TYPE 2
TFS1 TIMBER SCREEN - FIXED
TMS EXTERNAL TIMBER WALL CLADDING
TMS EXTERNAL TIMBER SOFFIT
MOR1 METAL DECK ROOF - TYPE 1 - WOODLAND GREY
COR1 GLAZED ROOF ON POWDERCOAT STEEL FRAME
BAL1 BALUSTRADE - TYPE 1: GLAZED
BAL2 BALUSTRADE - TYPE 2: GLAZED
BAL3 BALUSTRADE - TYPE 3: PALSADE - WOODLAND GREY
HPE SHORTRAIL EXTERNAL ENTRY
GBW GABION WALL
GDP GARAGE DOOR - TILT UP
PFC PARALLEL FLANGED CHANNEL
MCC ALUMINUM EXPRESSED FRAME
CL CLOTHES LINE
EDB ELECTRICAL DISTRIBUTION BOARD
GMM GAS METER / WATER METER
GTD GRATED DRAIN
LB LETTER BOX - WOODLAND GREY
RWT RAINWATER TANK
PER OPEN PERGOLA - PFC FASCIA
AWN 1 PFC FASCIA - TIMBER PERGOLA BEHIND
DP DOWNPIPE - COLORBOND
MG1 HALF-ROUND GUTTER - COLORBOND
MG2 COLORBOND CLAD GUTTER
GAT1 GATE - TYPE 1 - WOODLAND GREY
BS BRN STORE - WOODLAND GREY
GR ALUMINUM FRAMED GRILLE



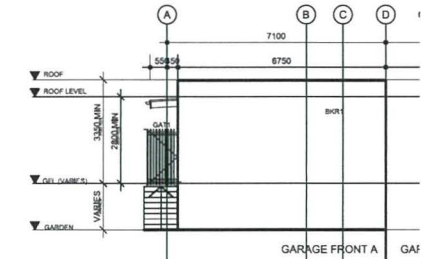
FRONT ELEVATION



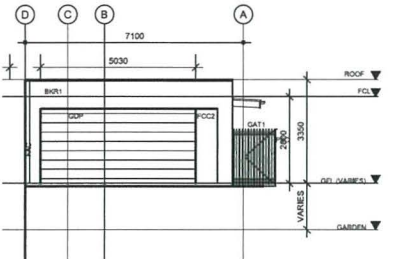
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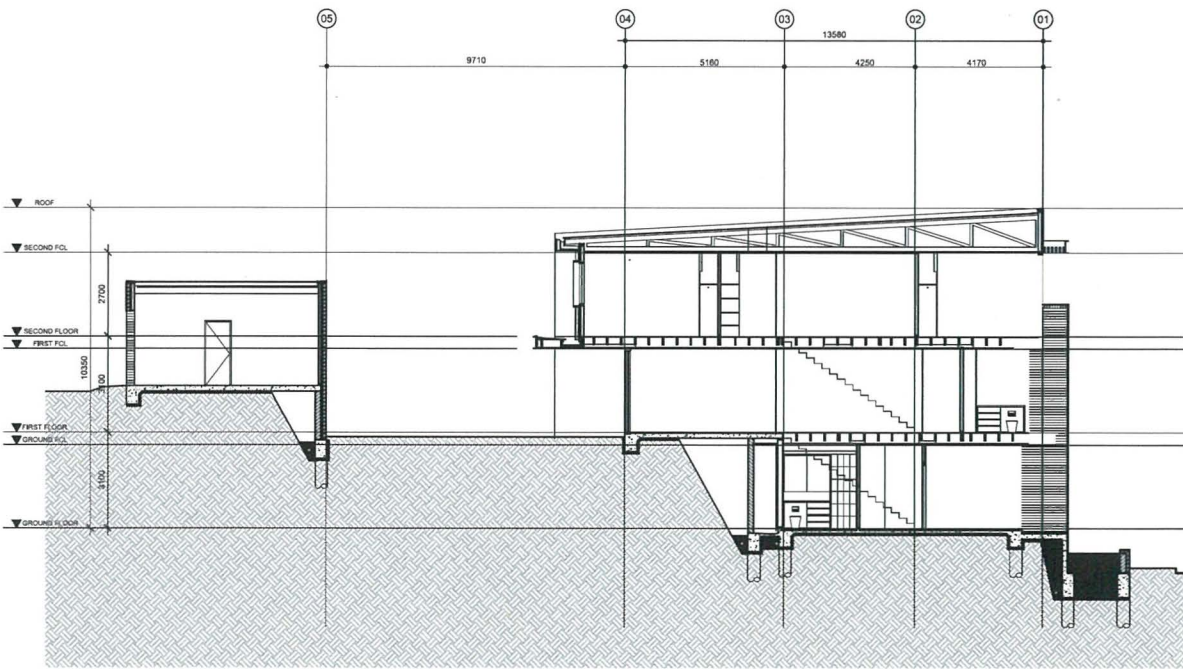
SIDE ELEVATION



GARAGE ELEVATION



STREET ELEVATION



SECTION

Rev	Description	By	Date
01	PRE DA ISSUE	ME	21-04-2016
02	DEVELOPMENT APPLICATION ISSUE	ME	26-08-2016
03	DEVELOPMENT APPLICATION ISSUE	RB	17-03-2017

Rev	Description	By	Date

Rev	Description	By	Date

Rev	Description	By	Date

Rev	Description	By	Date

Rev	Description	By	Date

Rev	Description	By	Date

Rev	Description	By	Date

Rev	Description	By	Date

Rev	Description	By	Date

Rev	Description	By	Date

BASIS:

WATER REQUIREMENTS:

RWT: 20L PER HOUSE
TOILETS: 4 STARS
KITCHEN TAPS: 5 STARS
BATHROOM TAPS: 5 STARS
SHOWERS: 3 STARS

ENERGY REQUIREMENTS:

HOT WATER INSTANT GAS - 8 STARS

U-VALUE:

WINDOWS: 4.43
SKYLIGHTS: 4.43

INSULATION TO HOUSES AS FOLLOWS:

WALLS:
BRF & BRF: +R2.5
EPS: +R1.5
TAC: +R2
CAVITY BRICK: +R1.5
GARAGE INTERNAL: +R2.5
GARAGE EXTERNAL: NO INSULATION

CEILING & ROOF:

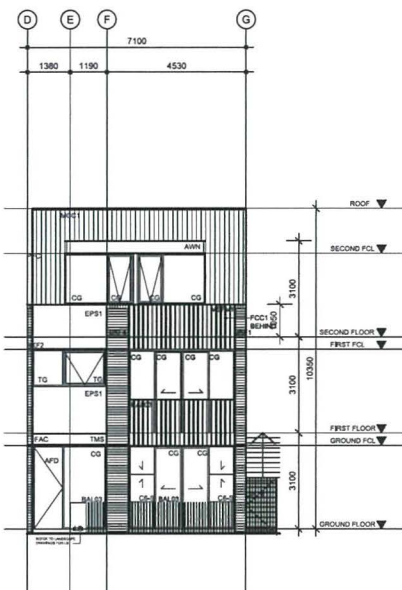
EXTERNAL CEILING: R2.5
ROOF: R1
GARAGE CEILING: R2.5

FLOORS:

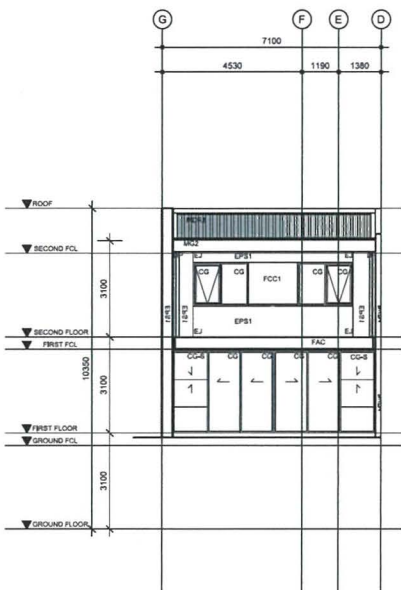
CONCRETE: R2.5 UNDER
GARAGE: R2.5 UNDER

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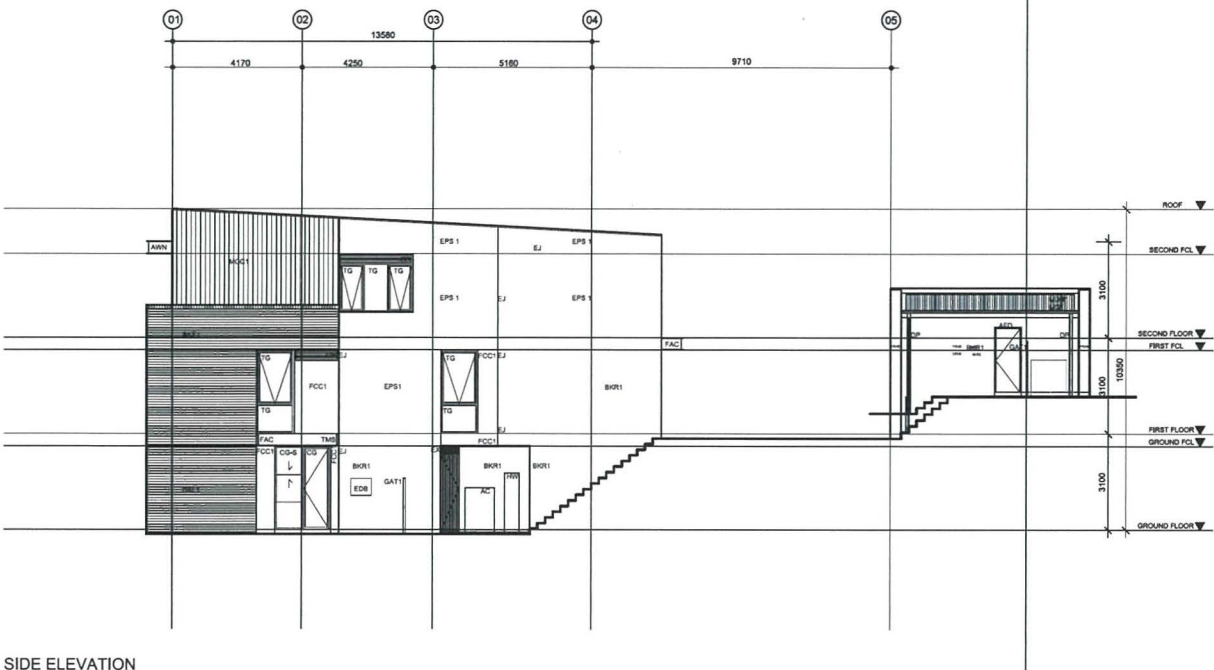
CG : ALUMINUM FRAMED CLEAR GLAZING
TG : ALUMINUM FRAMED TRANSLUCENT GLAZING
BRF 1 : BRICKWORK FACE FINISH - TYPE 1 - BRAMHAM GRANITE
BRF 2 : BRICKWORK FACE FINISH - TYPE 2 - CHILL
BRF 3 : BRICKWORK FACE FINISH - TYPE 3 - JAZZ
BRK 1 : BRICKBLOCK ACRYLIC RENDER AND PAINT FINISH - TYPE 1 - WHITE
BRK 2 : BRICKBLOCK ACRYLIC RENDER AND PAINT FINISH - TYPE 2 - WOODLAND GREY
BRK 3 : BRICKBLOCK ACRYLIC RENDER AND PAINT FINISH - TYPE 3 - DARK GREY
EPS1 : EXPANDED POLYSTYRENE WALL CLADDING SYSTEM RENDER FINISH - TYPE 1 - WHITE
EPS2 : EXPANDED POLYSTYRENE WALL CLADDING SYSTEM RENDER FINISH - TYPE 2 - DARK GREY
FCC1 : FIBRE CEMENT PAINT FINISH - TYPE 1 - WOODLAND GREY
FCC2 : FIBRE CEMENT PAINT FINISH - TYPE 2 - LIGHT GREY
FCC3 : FIBRE CEMENT PAINT FINISH - TYPE 3 - TERRACOTTA
AGS : ALUMINUM GLAZED SKYLIGHT
MR1 : METAL ROOF
AFD : ALUMINUM FRAMED TIMBER DOOR
MCC1 : METAL SHEET WALL CLADDING
MOSH : METAL SCREEN - OPERABLE HORIZONTAL
MPSV1 : METAL SCREEN - FIXED VERTICAL - TYPE 1
MPSV2 : METAL SCREEN - FIXED VERTICAL - TYPE 2
MPSV3 : METAL SCREEN - FIXED VERTICAL - TYPE 3
MOSV1 : METAL SCREEN - OPERABLE VERTICAL - TYPE 1
MOSV2 : METAL SCREEN - OPERABLE VERTICAL - TYPE 2
TFS : TIMBER SCREEN - FIXED
TMC : EXTERNAL TIMBER WALL CLADDING
TMS : EXTERNAL TIMBER SOFFIT
MDR1 : METAL DECK ROOF - TYPE 1 - WOODLAND GREY
CGR1 : GLAZED ROOF ON POWDERCOAT STEEL FRAME
BAL1 : BALUSTRADE - TYPE 1: GLAZED
BAL2 : BALUSTRADE - TYPE 2: GLAZED
BAL3 : BALUSTRADE - TYPE 3: PALSADE - WOODLAND GREY
HRE : HANDRAIL EXTERNAL: ENTRY
GBW : GABION WALL
GDP : GARAGE DOOR - TILT UP
PFC : PARALLEL FLANGED CHANNEL
MCC : ALUMINUM EXPRESSED FRAME
CL : CLOTHES LINE
EDB : ELECTRICAL DISTRIBUTION BOARD
GAWM : GAS METER / WATER METER
GTD : GRATED DRAIN
L8 : LETTER BOX - WOODLAND GREY
RWT : RAINWATER TANK
PER : OPEN PERGOLA PFC FASCIA
AWN : PFC FASCIA, TIMBER PERGOLA BEHIND
DP : DOWNPIPE - COLORBOND
M2 : COLORBOND CLAD GUTTER
GAT1 : GATE - TYPE 1 - WOODLAND GREY
BS : BIN STORE - WOODLAND GREY
GR : ALUMINUM FRAMED GRILLE



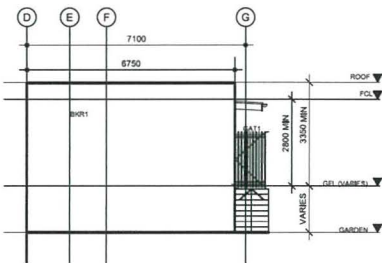
FRONT ELEVATION



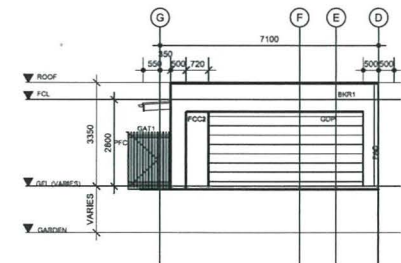
REAR ELEVATION



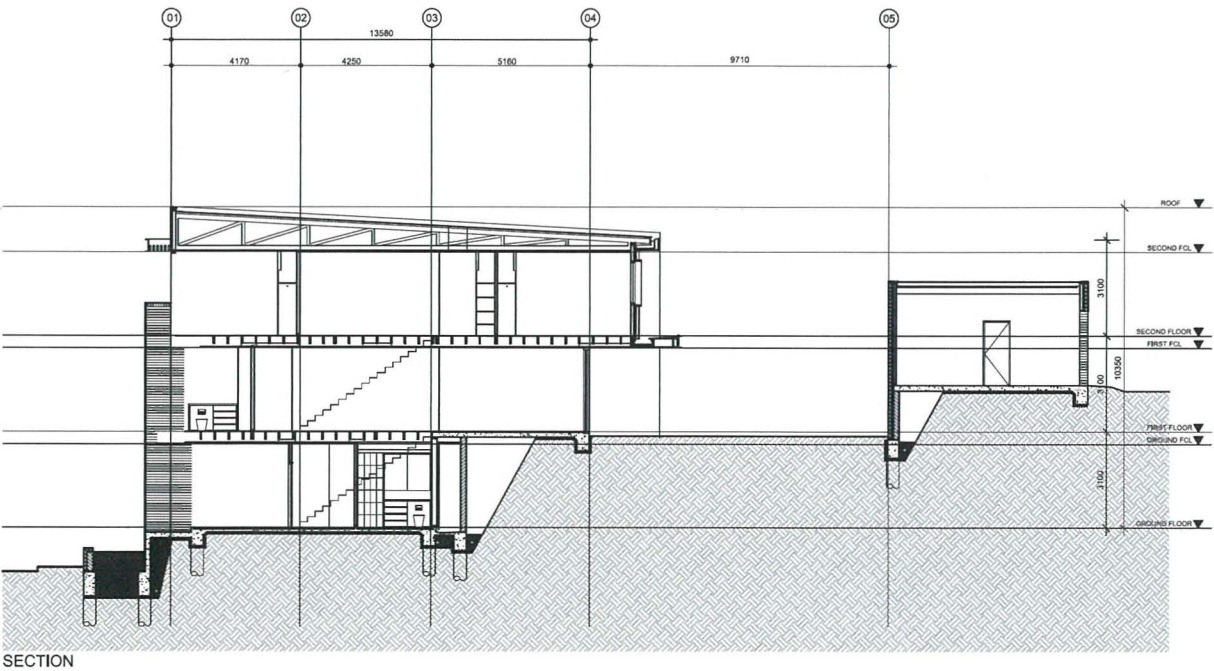
SIDE ELEVATION



GARAGE ELEVATION



STREET ELEVATION



SECTION

Rev	Description	By	Date
01	PRE DA ISSUE	ME	21-04-2016
02	DEVELOPMENT APPLICATION ISSUE	ME	26-08-2016
03	DEVELOPMENT APPLICATION ISSUE	RS	17-03-2017

Rev	Description	By	Date

Rev	Description	By	Date

Consultants	
Project Manager	FRASERS PROPERTY
BCA Consultant	
Planning Consultant	ABA PLANNING
Structural	
CHL	J.WYNDHAM PRINCE
Building Services	
Landscape	ENVIRONMENTAL PARTNERSHIP

Consultants	
Heritage Consultant	
Acoustic	
Environmental	
Traffic Consultant	
Access Consultant	
Cost Planner	
Land Surveyor	

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Nominated Architects
John Richardson no. 3182
Russell Lee no. 6387

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FRASERS PUTNEY

Drawing Title
HOUSING TYPE 4H - ELEVATION 9D

Drawing Number A-DA5-4H-ELE-H9D	Revision 03	Date 17-03-2017	North
Issued for DA ISSUE	Scale 1:100@B1	Drawn RB	

9 8.5 8 7.5 7 6.5 6 5.5 5 4.5 4 3.5 3 2.5 2 1.5 1 0.5 0

Cox Architecture Pty Ltd ACN 002 535 891

BASIX:

WATER REQUIREMENTS:
RWT: 2KL PER HOUSE
TOILETS: 4 STARS
KITCHEN TAPS: 3 STARS
BATHROOM TAPS: 3 STARS
SHOWERS: 3 STARS

ENERGY REQUIREMENTS:
HOT WATER: INSTANT GAS - 5 STARS

LOWALUE:
WINDOWS: 4.4.3
SKYLIGHTS: 4.4.3

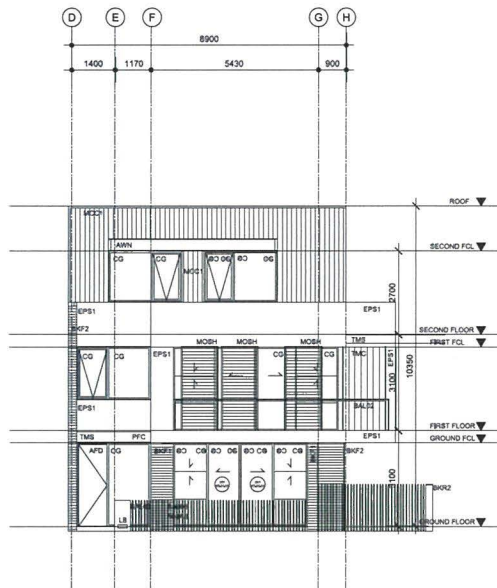
INSULATION TO HOUSES AS FOLLOWS:
WALLS:
BKR & BKF: R2.5
EPS: R1.5
TMC: R2
CAVITY BRICK: R1.5
GARAGE INTERNAL: R2.5
GARAGE EXTERNAL: NO INSULATION

CEILING & ROOF:
EXTERNAL CEILING: R2.5
ROOF: R1
GARAGE CEILING: R2.5

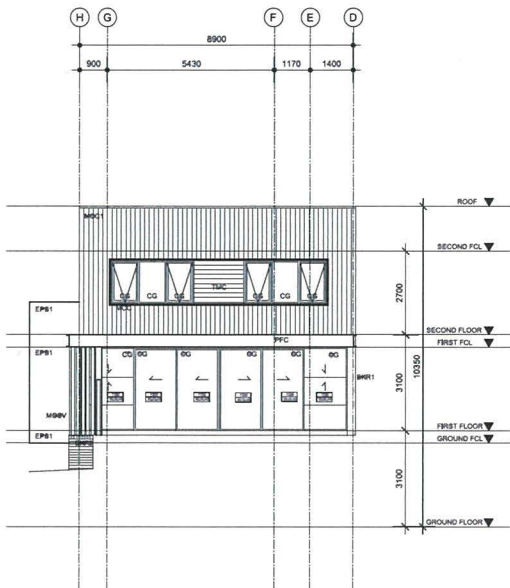
FLOORS:
CONCRETE: R2.5 UNDER
GARAGE: R2.5 UNDER

ABBREVIATIONS LEGEND:

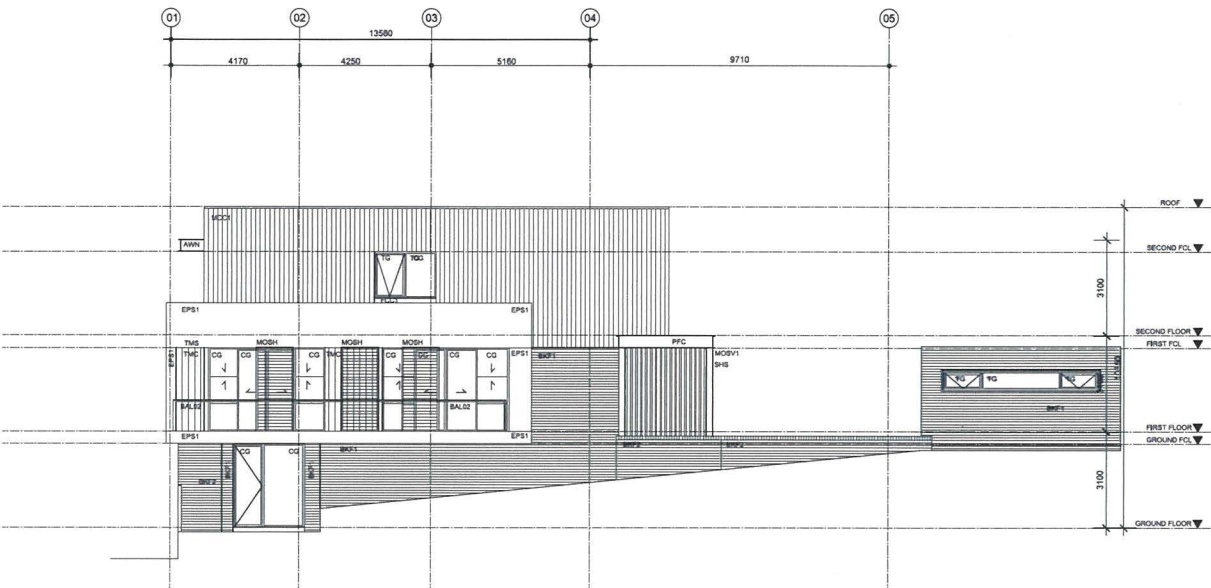
CG ALUMINUM FRAMED CLEAR GLAZING
TG ALUMINUM FRAMED TRANSLUCENT GLAZING
BKF 1 BRICKWORK FACE FINISH - TYPE 1 - BRAHAM GRANITE
BKF 2 BRICKWORK FACE FINISH - TYPE 2 - CHILL
BKF 3 BRICKWORK FACE FINISH - TYPE 3 - JAZZ
BKR 1 BRICKBLOCK ACRYLIC RENDER AND PAINT FINISH - TYPE 1 - WHITE
BKR 2 BRICKBLOCK ACRYLIC RENDER AND PAINT FINISH - TYPE 2 - WOOLAND GREY
BKR 3 BRICKBLOCK ACRYLIC RENDER AND PAINT FINISH - TYPE 3 - DARK GREY
EPS1 EXPANDED POLYSTYRENE WALL CLADDING SYSTEM RENDER FINISH - TYPE 1 - WHITE
EPS2 EXPANDED POLYSTYRENE WALL CLADDING SYSTEM RENDER FINISH - TYPE 2 - DARK GREY
FCG1 FIBRE CEMENT PAINT FINISH - TYPE 1 - WOOLAND GREY
FCG2 FIBRE CEMENT PAINT FINISH - TYPE 2 - LIGHT GREY
FCG3 FIBRE CEMENT PAINT FINISH - TYPE 3 - TERRACOTTA
AGS ALUMINUM GLAZED SKYLIGHT
MDR1 METAL ROOF
AFD ALUMINUM FRAMED TIMBER DOOR
MCC1 METAL SHEET WALL CLADDING
MOSH1 METAL SCREEN - OPERABLE HORIZONTAL
MFSV1 METAL SCREEN - FIXED VERTICAL - TYPE 1
MFSV2 METAL SCREEN - FIXED VERTICAL - TYPE 2
MFSV3 METAL SCREEN - FIXED VERTICAL - TYPE 3
MOBV1 METAL SCREEN - OPERABLE VERTICAL - TYPE 1
MOBV2 METAL SCREEN - OPERABLE VERTICAL - TYPE 2
TFS TIMBER SCREEN - FIXED
TMC EXTERNAL TIMBER WALL CLADDING
TMS EXTERNAL TIMBER SOFFIT
MDR1 METAL DECK ROOF - TYPE 1 - WOOLAND GREY
COR1 GLAZED ROOF ON POWDERCOAT STEEL FRAME
BAL1 BALUSTRADE - TYPE 1: GLAZED
BAL2 BALUSTRADE - TYPE 2: GLAZED
BAL3 BALUSTRADE - TYPE 3: PALISADE - WOOLAND GREY
HRE SHANDRAL EXTERNAL ENTRY
GBW GABION WALL
GDP GARAGE DOOR - TILT UP
PFC PARALLEL FLANGED CHANNEL
MCC ALUMINUM EXPRESSED FRAME
CL CLOTHES LINE
EDB ELECTRICAL DISTRIBUTION BOARD
GAWM GAS METER / WATER METER
GTD GRATED DRAIN
LB LETTER BOX - WOOLAND GREY
RWT RAINWATER TANK
PER OPEN PERGOLA PFC FASCIA
AWM PFC FASCIA, TIMBER PERGOLA BEHIND
DP DOWNPIPE - COLORBOND
MG1 HALF-ROUND GUTTER - COLORBOND
MG2 COLORBOND CLAD GUTTER
GAT1 GATE - TYPE 1 - WOOLAND GREY
BS BIN STORE - WOOLAND GREY
GR ALUMINUM FRAMED GRILLE



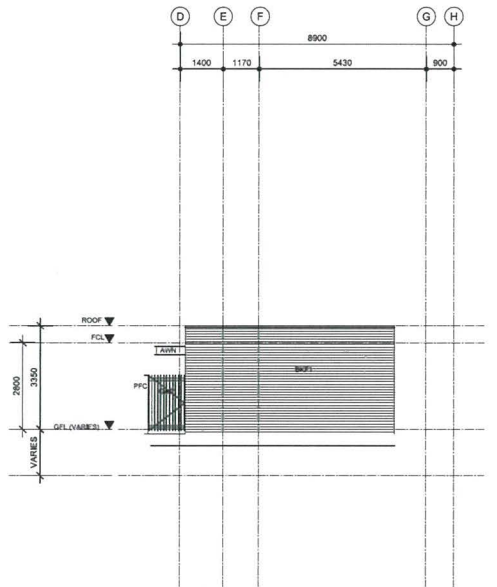
FRONT ELEVATION - SOUTH



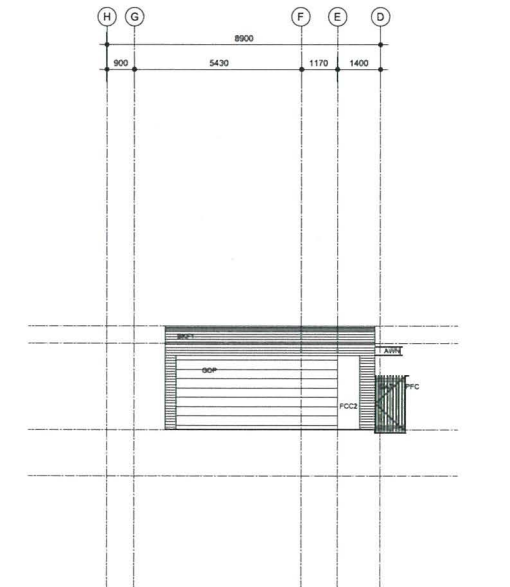
REAR ELEVATION - NORTH



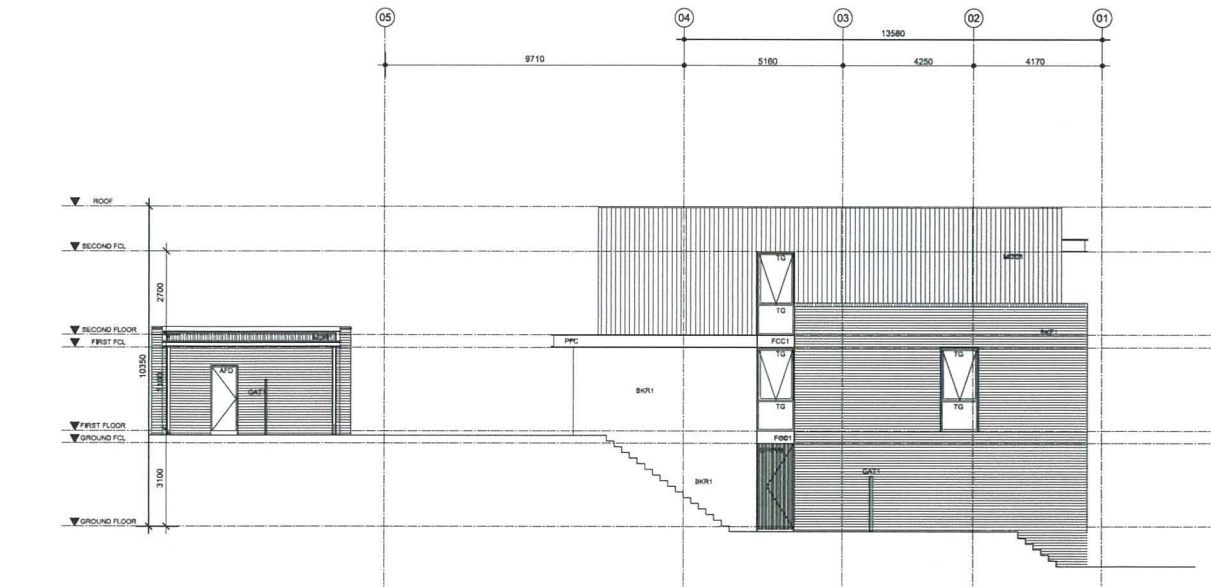
SIDE ELEVATION - EAST



GARAGE ELEVATION - SOUTH



STREET ELEVATION - NORTH



SIDE ELEVATION - WEST

Rev	Description	By	Date
01	PRE-DA ISSUE	ME	21-04-2016
02	DEVELOPMENT APPLICATION ISSUE	ME	26-08-2016

Rev	Description	By	Date

Rev	Description	By	Date

Consultants	
Project Manager	FRASERS PROPERTY
BCA Consultant	
Planning Consultant	JBA PLANNING
Structural	
City	J.WYNDHAM PRINCE
Building Services	
Landscape	ENVIRONMENTAL PARTNERSHIP

Consultants	
Heritage Consultant	
Acoustic	
Environmental	
Traffic Consultant	
Access Consultant	
Cost Planner	
Land Surveyor	

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COX

Nominated Architects
John Richardson no. 3162
Russell Lee no. 6367

FRASERS PUTNEY

Drawing Title HOUSING TYPE 4H - ELEVATION 9F			
Drawing Number A-DA5-4H-ELE-H9F	Revision 02	Date 26-08-2016	North
Issued for DA ISSUE	Scale 1:100@B1	Drawn EM	
8 6.8 1 1.8 2 2.5 			

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BASIX:

WATER REQUIREMENTS:

RWT: 2KL PER HOUSE
TOILETS: 4 STARS
KITCHEN TAPS: 5 STARS
BATHROOM TAPS: 5 STARS
SHOWERS: 3 STARS

ENERGY REQUIREMENTS:

HOT WATER: INSTANT GAS - 6 STARS

U-VALUES:

WINDOWS: 6.4.83
SKYLIGHTS: 6.4.83

INSULATION TO HOUSES AS FOLLOWS:

WALLS:
BKR & BKF: R0.5
EPS: R1.5
TMC: R1.5
CAVITY BRICK: R1.5
GARAGE INTERNAL: R0.5
GARAGE EXTERNAL: NO INSULATION

CEILING & ROOF:

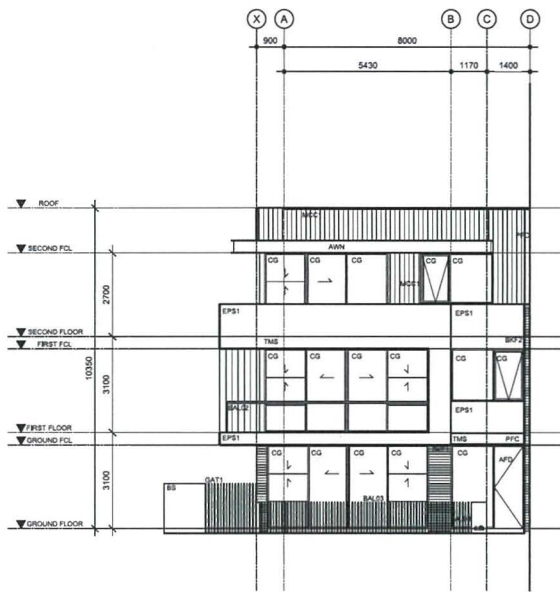
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ROOF: R1.5
GARAGE CEILING: R0.5

FLOORS:

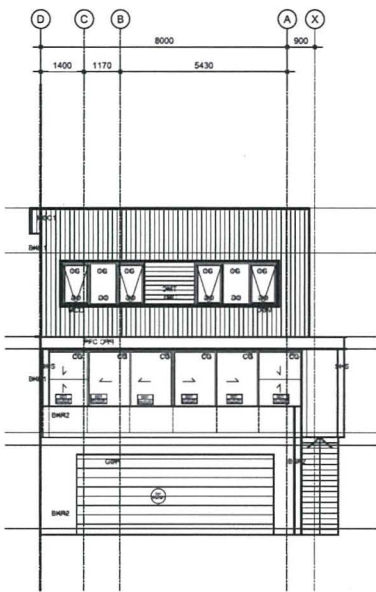
CONCRETE: R2.5 UNDER
GARAGE: R2.5 UNDER

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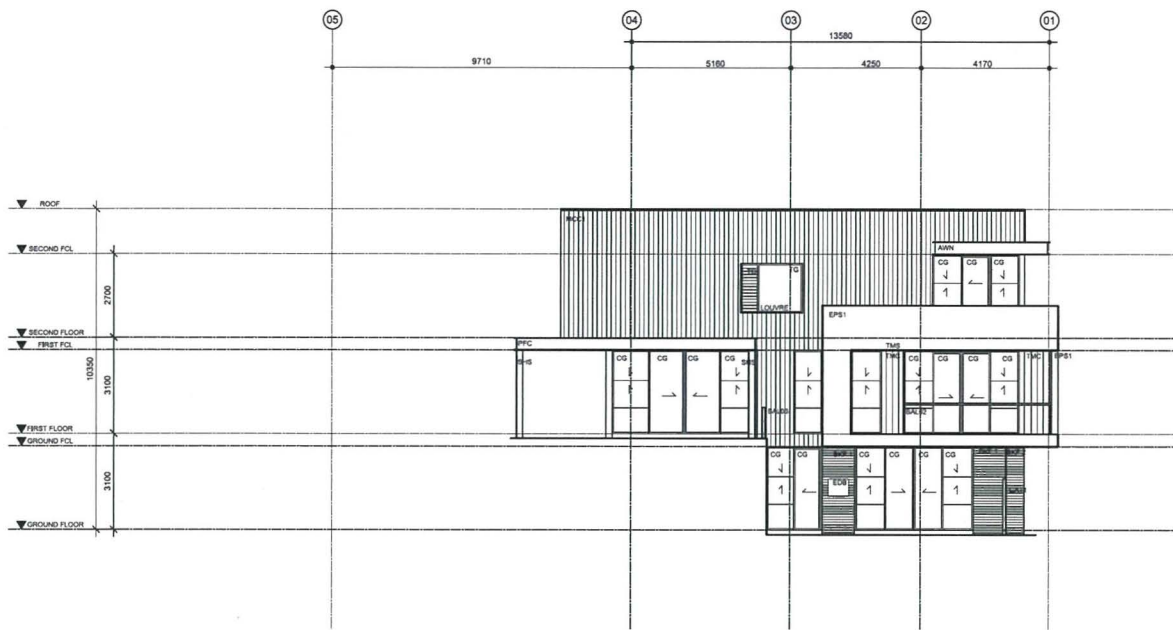
CG : ALUMINIUM FRAMED CLEAR GLAZING
TG : ALUMINIUM FRAMED TRANSLUCENT GLAZING
BKF 1 : BRICKWORK FACE FINISH - TYPE 1 - BRANHAM GRANITE
BKF 2 : BRICKWORK FACE FINISH - TYPE 2 - JAZZ
BKF 3 : BRICKWORK FACE FINISH - TYPE 3 - JAZZ
BKR 1 : BRICKBLOCK ACRYLIC RENDER AND PAINT FINISH - TYPE 1 - WHITE
BKR 2 : BRICKBLOCK ACRYLIC RENDER AND PAINT FINISH - TYPE 2 - WOODLAND GREY
BKR 3 : BRICKBLOCK ACRYLIC RENDER AND PAINT FINISH - TYPE 3 - DARK GREY
EPS1 : EXPANDED POLYSTYRENE WALL CLADDING SYSTEM RENDER FINISH - TYPE 1 - WHITE
EPS2 : EXPANDED POLYSTYRENE WALL CLADDING SYSTEM RENDER FINISH - TYPE 2 - DARK GREY
FCC1 : FBRE CEMENT PAINT FINISH - TYPE 1 - WOODLAND GREY
FCC2 : FBRE CEMENT PAINT FINISH - TYPE 2 - LIGHT GREY
FCC3 : FBRE CEMENT PAINT FINISH - TYPE 3 - TERRACOTTA
AGS : ALUMINIUM GLAZED SKYLIGHT
MDR1 : METAL ROOF
AFD : ALUMINIUM FRAMED TIMBER DOOR
MC01 : METAL SHEET WALL CLADDING
MSH : METAL SCREEN - OPERABLE HORIZONTAL
MFSV1 : METAL SCREEN - FIXED VERTICAL - TYPE 1
MFSV2 : METAL SCREEN - FIXED VERTICAL - TYPE 2
MFSV3 : METAL SCREEN - FIXED VERTICAL - TYPE 3
MSOV1 : METAL SCREEN - OPERABLE VERTICAL - TYPE 1
MSOV2 : METAL SCREEN - OPERABLE VERTICAL - TYPE 2
TFS : TIMBER SCREEN - FIXED
TMC : EXTERNAL TIMBER WALL CLADDING
TMS : EXTERNAL TIMBER SOFFIT
MDR1 : METAL DECK ROOF - TYPE 1 - WOODLAND GREY
COR1 : GLAZED ROOF ON POWDERCOAT STEEL FRAME
BAL01 : BALUSTRADE - TYPE 1: GLAZED
BAL02 : BALUSTRADE - TYPE 2: GLAZED
BAL03 : BALUSTRADE - TYPE 3: PALISADE - WOODLAND GREY
HRE : HORIZONTAL EXTERNAL ENTRY
GBW : GABION WALL
GDP : GARAGE DOOR - TILT UP
PFC : PARALLEL FLANGED CHANNEL
MCC : ALUMINIUM EXPRESSED FRAME
CL : CLOTHES LINE
EDB : ELECTRICAL DISTRIBUTION BOARD
GWM : GAS METER / WATER METER
GTD : GRATED DRAIN
LB : LETTER BOX - WOODLAND GREY
RWT : RAINWATER TANK
PER : OPEN PERGOLA, PFC FASCIA
AWN : PFC FASCIA, TIMBER PERGOLA BEHIND
DP : DOWNPIPE - COLORBOND
MG1 : HALF-ROUND GUTTER - COLORBOND
MG2 : COLORBOND CLAD GUTTER
GAT1 : GATE - TYPE 1 - WOODLAND GREY
BS : BIN STORE - WOODLAND GREY
GR : ALUMINIUM FRAMED GRILLE



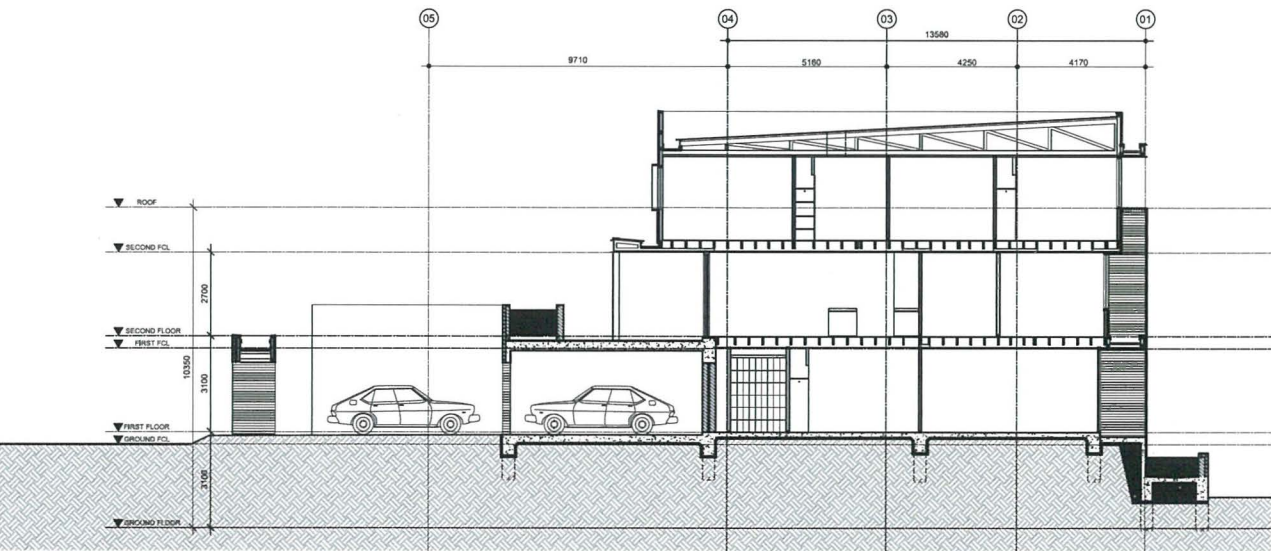
FRONT ELEVATION - SOUTH



REAR ELEVATION - NORTH



SIDE ELEVATION - WEST



SECTION

Rev	Description	By	Date	Rev	Description	By	Date	Rev	Description	By	Date
01	PRE DA ISSUE	ME	21-04-2016								
02	DEVELOPMENT APPLICATION ISSUE	ME	28-06-2016								

Consultants	
Project Manager	FRASERS PROPERTY
BCA Consultant	
Planning Consultant	JBA PLANNING
Structural	
CM4	J.WYNDHAM PRINCE
Building Services	
Landscape	ENVIRONMENTAL PARTNERSHIP

Consultants	
Heritage Consultant	
Acoustic	
Environmental	
Traffic Consultant	
Access Consultant	
Cost Planner	
Land Surveyor	

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www.coxrichardson.com.au

Nominated Architects
John Richardson no. 3182
Russell Lee no. 9367

FRASERS PUTNEY

Drawing Title HOUSING TYPE 4H - ELEVATION 9G			
Drawing Number A-DA5-4H-ELE-H9G	Revision 02	Date 26-08-2016	North
Issued for DA ISSUE	Scale 1:100@B1	Drawn EM	
9 0.5 1 1.5 2 2.5 3m			
Cox Architecture Pty Ltd ACN 002 535 891			

BASIX:

WATER REQUIREMENTS:

RWT: 2KL PER HOUSE
TOILETS: 4 STARS
KITCHEN TAPS: 5 STARS
BATHROOM TAPS: 5 STARS
SHOWERS: 3 STARS

ENERGY REQUIREMENTS:

HOT WATER: INSTANT GAS - 6 STARS

U-VALUES:

WINDOWS: 6.4.3
SKYLIGHTS: 6.4.3

INSULATION TO HOUSES AS FOLLOWS:

WALLS:

BKR & BKF: +R2.5
EPF: +R1.5
TMC: +R2
CAVITY BRICK: +R1.5
GARAGE INTERNAL: +R2.5
GARAGE EXTERNAL: NO INSULATION

CEILING & ROOF:

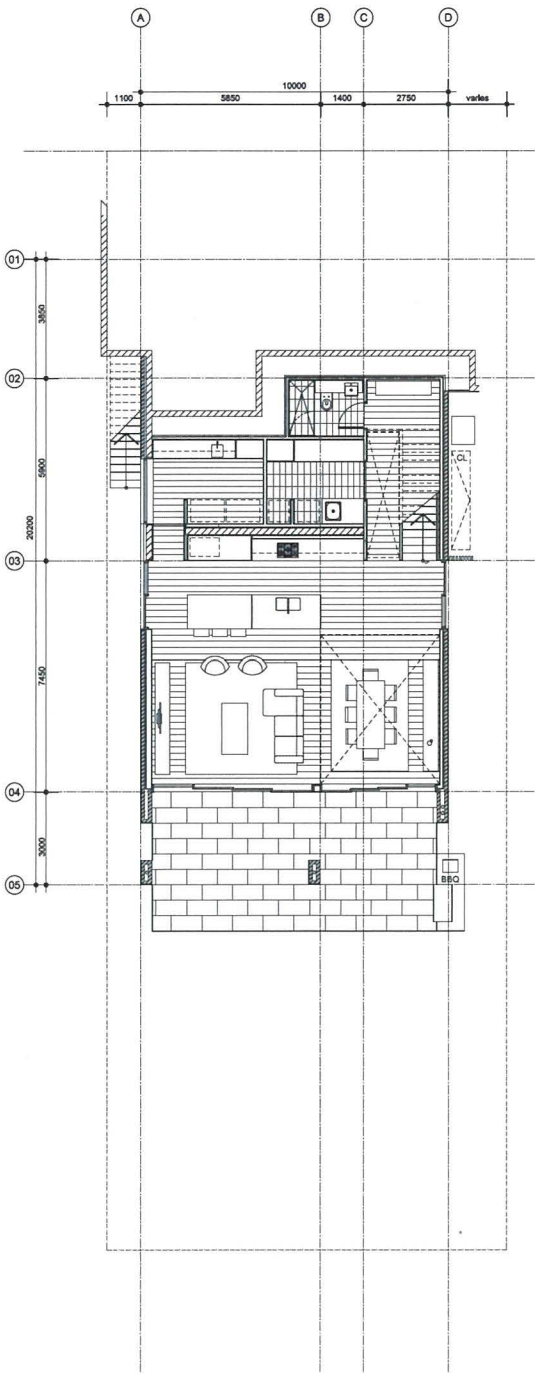
EXTERNAL CEILING: R3.5
ROOF: +R1
GARAGE CEILING: +R2.5

FLOORS:

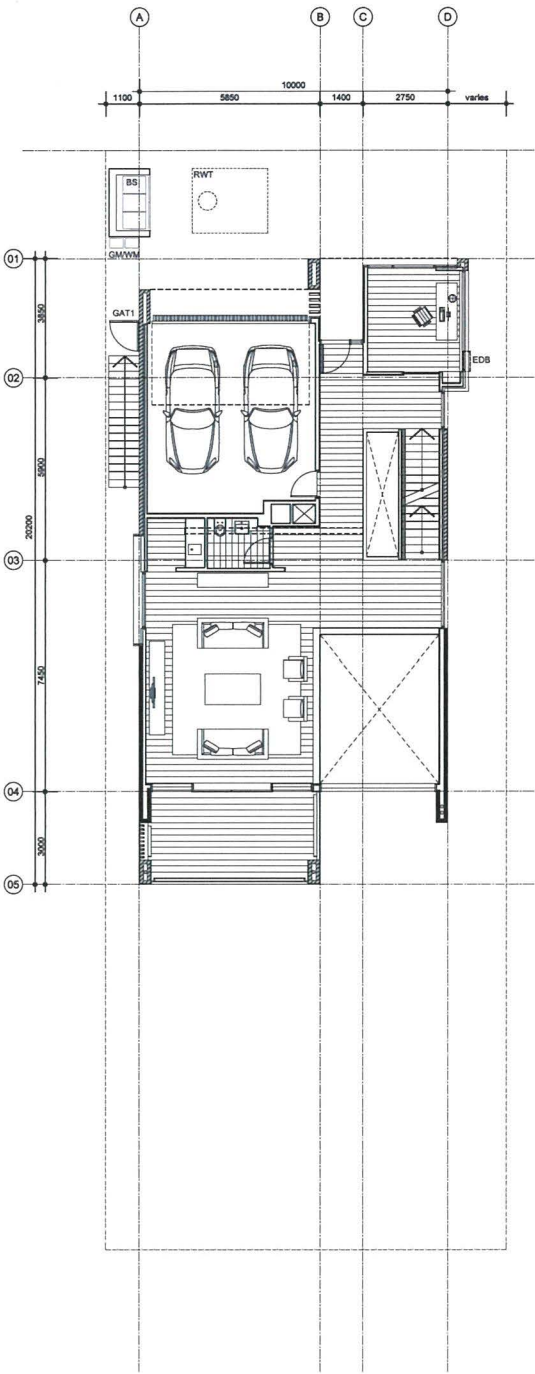
CONCRETE: R2.5 UNDER
GARAGE: R2.5 UNDER

ABBREVIATIONS LEGEND:

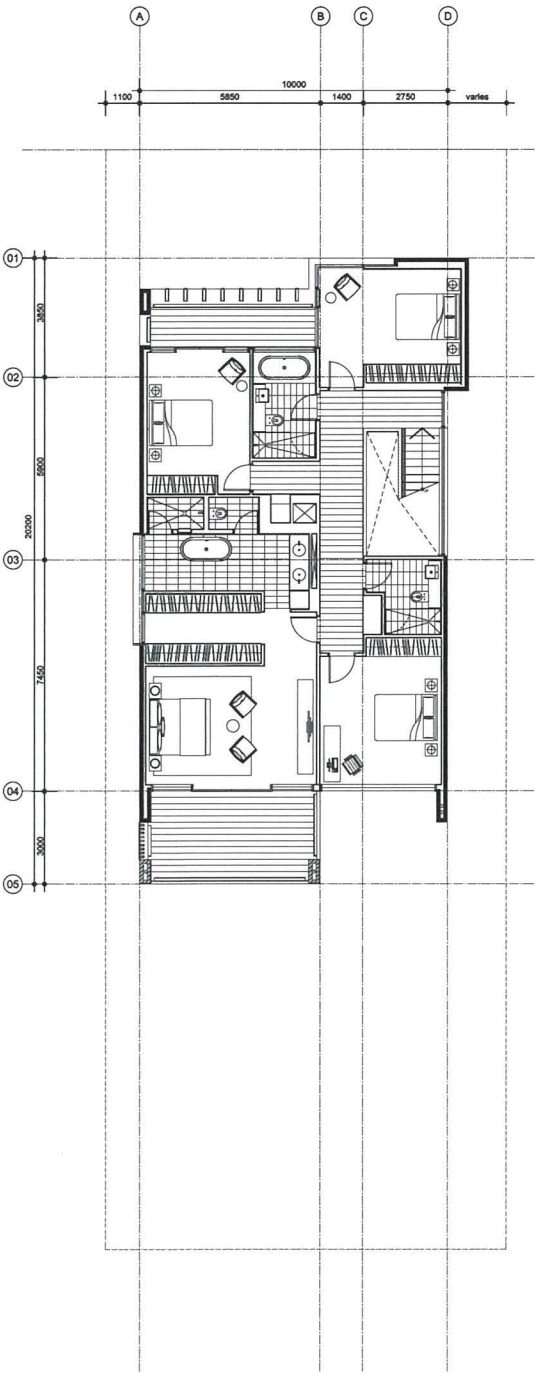
CG :ALUMINUM FRAMED CLEAR GLAZING
TG :ALUMINUM FRAMED TRANSLUCENT GLAZING
BKF 1 :BRICKWORK: FACE FINISH - TYPE 1 - BRAHAM GRANITE
BKF 2 :BRICKWORK: FACE FINISH - TYPE 2 - CHILL
BKF 3 :BRICKWORK: FACE FINISH - TYPE 3 - JAZZ
BKR 1 :BRICK/BLOCK ACRYLIC RENDER AND PAINT FINISH - TYPE 1 - WHITE
BKR 2 :BRICK/BLOCK ACRYLIC RENDER AND PAINT FINISH - TYPE 2 - WOODLAND GREY
BKR 3 :BRICK/BLOCK ACRYLIC RENDER AND PAINT FINISH - TYPE 3 - DARK GREY
EPS1 :EXPANDED POLYSTYRENE WALL CLADDING SYSTEM RENDER FINISH - TYPE 1 - WHITE
EPS2 :EXPANDED POLYSTYRENE WALL CLADDING SYSTEM RENDER FINISH - TYPE 2 - DARK GREY
FCF1 :FIBRE CEMENT PAINT FINISH - TYPE 1 - WOODLAND GREY
FCF2 :FIBRE CEMENT PAINT FINISH - TYPE 2 - LIGHT GREY
FCF3 :FIBRE CEMENT PAINT FINISH - TYPE 3 - TERRACOTTA
AGS :ALUMINUM GLAZED SKYLIGHT
MDR1 :METAL ROOF
AFD :ALUMINUM FRAMED TIMBER DOOR
MCC1 :METAL SHEET WALL CLADDING
MSH1 :METAL SCREEN - OPERABLE HORIZONTAL
MSV1 :METAL SCREEN - FIXED VERTICAL - TYPE 1
MSV2 :METAL SCREEN - FIXED VERTICAL - TYPE 2
MSV3 :METAL SCREEN - FIXED VERTICAL - TYPE 3
MSV4 :METAL SCREEN - OPERABLE VERTICAL - TYPE 1
MSV5 :METAL SCREEN - OPERABLE VERTICAL - TYPE 2
TTS :TIMBER SCREEN - FIXED
TMC :EXTERNAL TIMBER WALL CLADDING
TMS :EXTERNAL TIMBER SOFFIT
MDR1 :METAL DECK ROOF - TYPE 1 - WOODLAND GREY
CGR1 :GLAZED ROOF ON POWDERCOAT STEEL FRAME
BAL1 :BALUSTRADE - TYPE 1: GLAZED
BAL2 :BALUSTRADE - TYPE 2: GLAZED
BAL3 :BALUSTRADE - TYPE 3: PALISADE - WOODLAND GREY
HFE :HORIZONTAL EXTERNAL ENTRY
GBW :GABION WALL
GDP :GARAGE DOOR - TILT UP
PFC :PARALLEL FLANGED CHANNEL
MCC :ALUMINUM EXPRESSED FRAME
CL :CLOTHES LINE
EDB :ELECTRICAL DISTRIBUTION BOARD
QWMM :GAS METER / WATER METER
GTD :GRADED DRAIN
LB :LETTER BOX - WOODLAND GREY
RWT :RAINWATER TANK
PER :OPEN PERGOLA, PFC FASCIA
AWN :PFC FASCIA, TIMBER PERGOLA BEHIND
DP :DOWNPIPE - COLORBOND
MS1 :HALF-ROUND GUTTER - COLORBOND
MS2 :COLORBOND GLAD GUTTER
GAT1 :GATE - TYPE 1 - WOODLAND GREY
BS :BIN STORE - WOODLAND GREY
GR :ALUMINUM FRAMED GRILLE



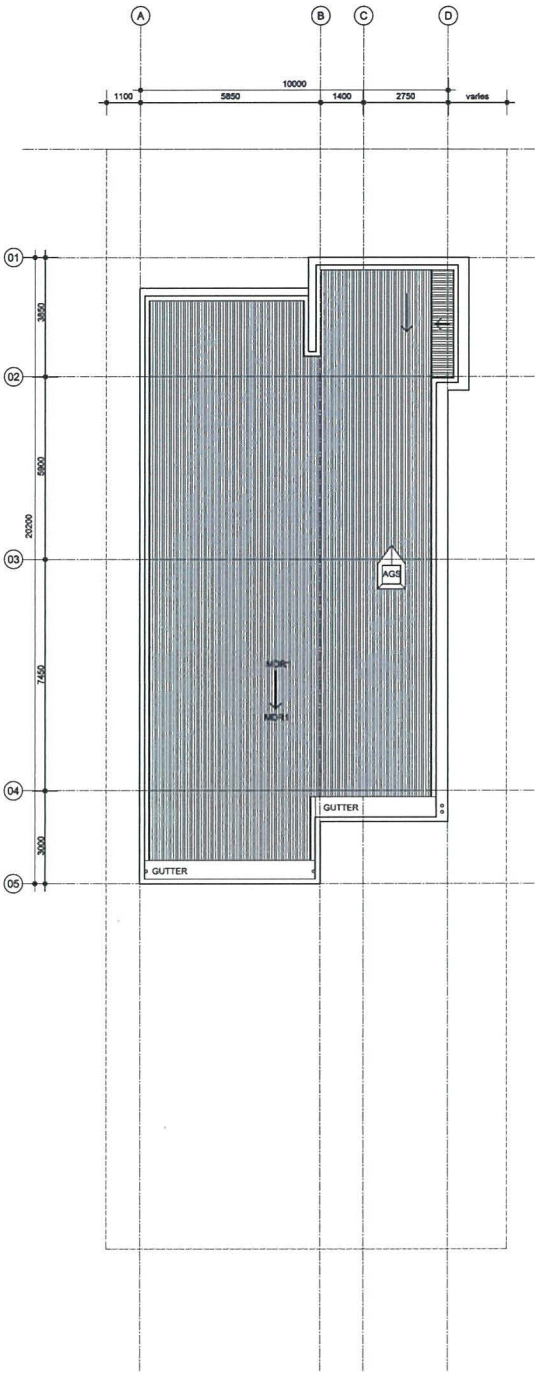
GROUND FLOOR PLAN



FIRST FLOOR PLAN



SECOND FLOOR PLAN



ROOF PLAN

Rev	Description	By	Date
01	PRE DA ISSUE	ME	21-04-2016
02	DEVELOPMENT APPLICATION ISSUE	ME	26-06-2016

Rev	Description	By	Date

Rev	Description	By	Date

Consultants	
Project Manager	FRASERS PROPERTY
BCA Consultant	
Planning Consultant	JBA PLANNING
Structural	
Civil	J.WYNDHAM PRINCE
Building Services	
Landscape	ENVIRONMENTAL PARTNERSHIP

Consultants	
Heritage Consultant	
Acoustic	
Environmental	
Traffic Consultant	
Access Consultant	
Cost Planner	
Land Surveyor	

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COX

Nominated Architects
John Richardson no. 3162
Russell Lee no. 6267

FRASERS PUTNEY

Drawing Title	HOUSING TYPE 4H - 10A - OPTION 1
Drawing Number	A-DA5-4H-H10A-01
Issued for	DA ISSUE
Revision	02
Date	26-08-2016
Scale	1:100@B1
Drawn	JB
North	

0 0.5 1 1.5 2 2.5 3m

Cox Architecture Pty Ltd ACN 002 535 891

BASIS:

WATER REQUIREMENTS:

RWT: 24L PER HOUSE

TOILETS: 4 STARS

KITCHEN TAPS: 5 STARS

BATHROOM TAPS: 5 STARS

SHOWERS: 3 STARS

ENERGY REQUIREMENTS:

HOT WATER INSTANT GAS - 6 STARS

VALUES:

WINDOWS: 4.4.3

SKYLIGHTS: 4.4.3

INSULATION TO HOUSES AS FOLLOWS:

WALLS:

BKR & BKF: R2.5

EPB: R1.5

TMC: R2

CAVITY BRICK: R1.5

GARAGE INTERNAL: R2.5

GARAGE EXTERNAL: NO INSULATION

CEILING & ROOF:

EXTERNAL CEILING: R3.5

ROOF: R1

GARAGE CEILING: R2.5

FLOORS:

CONCRETE: R2.5 UNDER

GARAGE: R2.5 UNDER

ABBREVIATIONS LEGEND:

CG : ALUMINUM FRAMED CLEAR GLAZING

TG : ALUMINUM FRAMED TRANSLUCENT GLAZING

BKF 1 : BRICKWORK FACE FINISH - TYPE 1 - BAHAM GRANITE

BKF 2 : BRICKWORK FACE FINISH - TYPE 2 - CHILL

BKF 3 : BRICKWORK FACE FINISH - TYPE 3 - JAZZ

BKR 1 : BRICKBLOCK ACRYLIC RENDER AND PAINT FINISH - TYPE 1 - WHITE

BKR 2 : BRICKBLOCK ACRYLIC RENDER AND PAINT FINISH - TYPE 2 - WOODLAND GREY

BKR 3 : BRICKBLOCK ACRYLIC RENDER AND PAINT FINISH - TYPE 3 - DARK GREY

EPB1 : EXPANDED POLYSTYRENE WALL CLADDING SYSTEM RENDER FINISH - TYPE 1 - WHITE

EPB2 : EXPANDED POLYSTYRENE WALL CLADDING SYSTEM RENDER FINISH - TYPE 2 - WOODLAND GREY

FCG1 : FIBRE CEMENT PAINT FINISH - TYPE 1 - WOODLAND GREY

FCG2 : FIBRE CEMENT PAINT FINISH - TYPE 2 - LIGHT GREY

FCG3 : FIBRE CEMENT PAINT FINISH - TYPE 3 - TERRACOTTA

AGS : ALUMINUM GLAZED SKYLIGHT

MOR1 : METAL ROOF

AFD : ALUMINUM FRAMED TIMBER DOOR

MCD1 : METAL SHEET WALL CLADDING

MOSH : METAL SCREEN - OPERABLE HORIZONTAL

MFSV1 : METAL SCREEN - FIXED VERTICAL - TYPE 1

MFSV2 : METAL SCREEN - FIXED VERTICAL - TYPE 2

MFSV3 : METAL SCREEN - FIXED VERTICAL - TYPE 3

MOSV1 : METAL SCREEN - OPERABLE VERTICAL - TYPE 1

MOSV2 : METAL SCREEN - OPERABLE VERTICAL - TYPE 2

TFS : TIMBER SCREEN - FIXED

TMC : EXTERNAL TIMBER WALL CLADDING

TMS : EXTERNAL TIMBER SOFFIT

MOR1 : METAL ROOF - TYPE 1 - WOODLAND GREY

CGR1 : GLAZED ROOF ON POWDERCOAT STEEL FRAME

BAL01 : BALUSTRADE - TYPE 1: GLAZED

BAL02 : BALUSTRADE - TYPE 2: GLAZED

BAL03 : BALUSTRADE - TYPE 3: PALAUDE - WOODLAND GREY

MRE : MANHOLE EXTERNAL ENTRY

GSW : GABION WALL

GDP : GARAGE DOOR - TILT UP

PFC : PARALLEL FLANGED CHANNEL

MCC : ALUMINUM EXPRESSED FRAME

CL : CLOTHES LINE

EDB : ELECTRICAL DISTRIBUTION BOARD

GMWM : GAS METER / WATER METER

GTD : GRATED DRAIN

LB : LETTER BOX - WOODLAND GREY

RWT : RAINWATER TANK

PER : OPEN PERGOLA, PFC FASCIA

AWN : PFC FASCIA, TIMBER PERGOLA BEHIND

DP : DOWNPIPE - COLORBOND

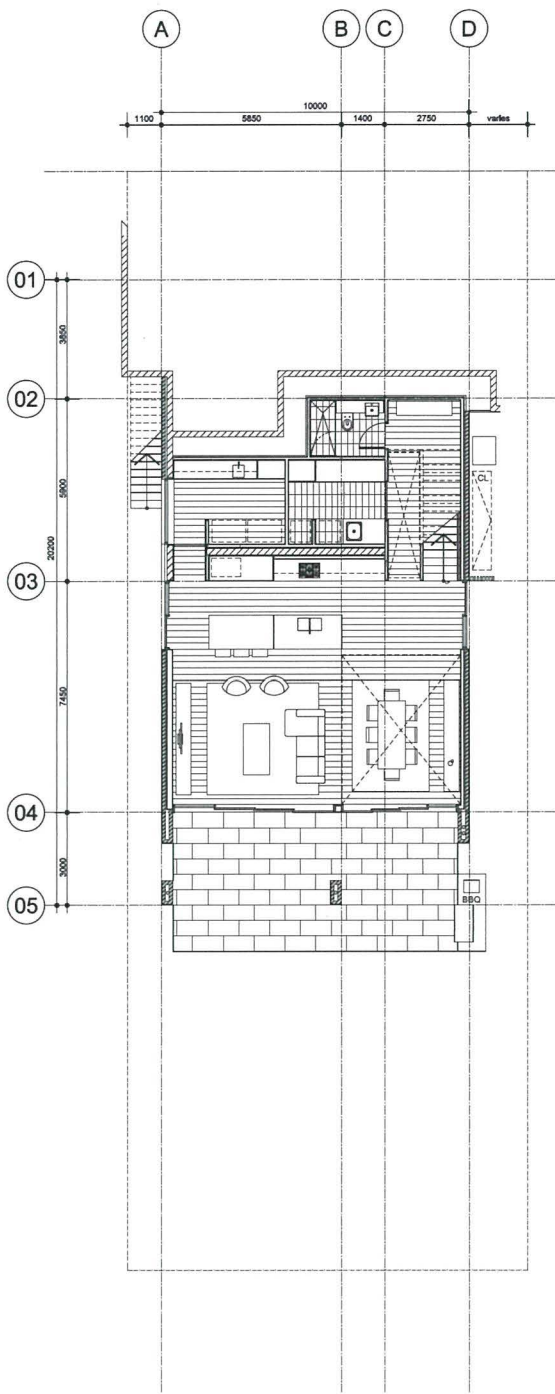
MG1 : HALF-ROUND GUTTER - COLORBOND

MG2 : COLORBOND CLAD GUTTER

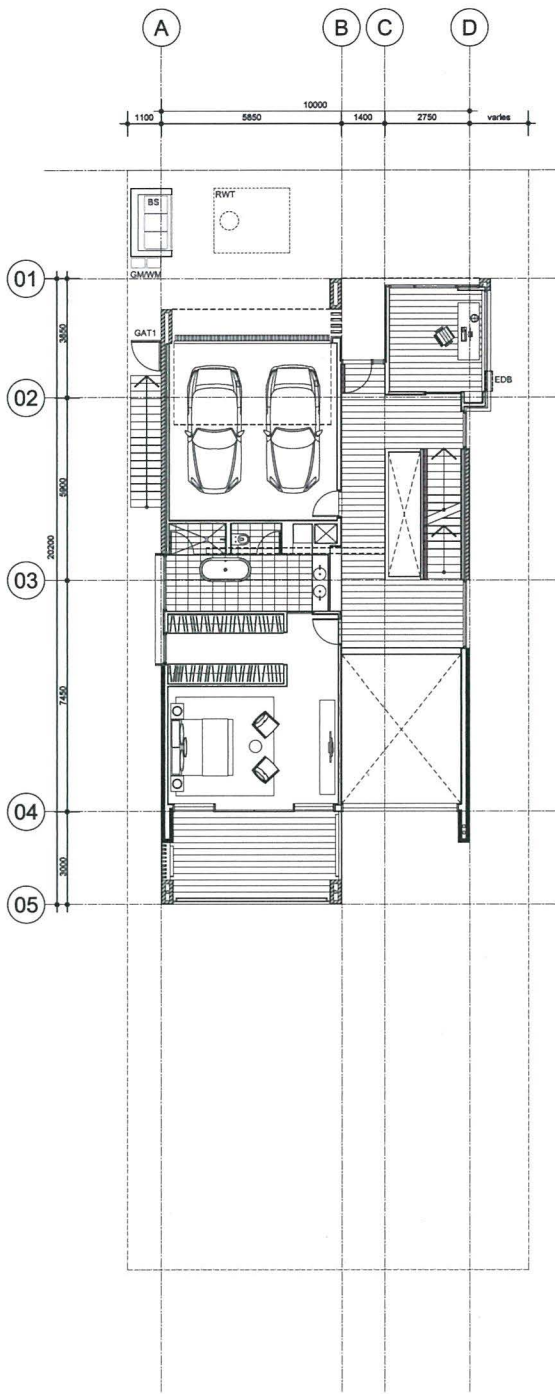
MG3 : GATE - TYPE 1 - WOODLAND GREY

BS : BIN STORE - WOODLAND GREY

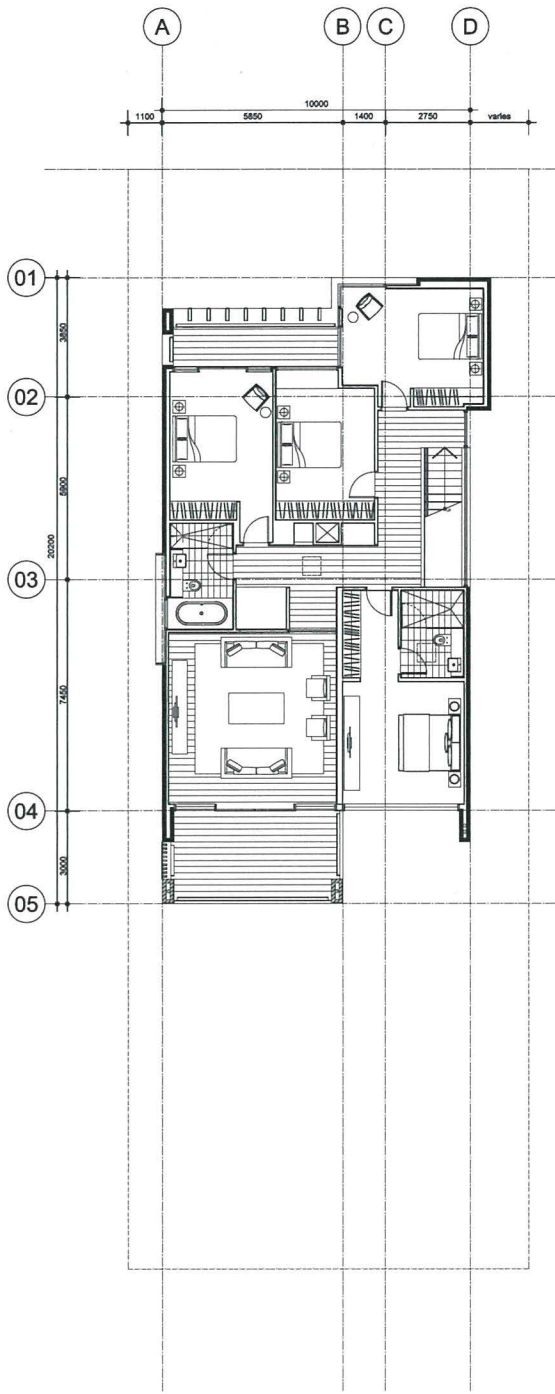
GR : ALUMINUM FRAMED GRILLE



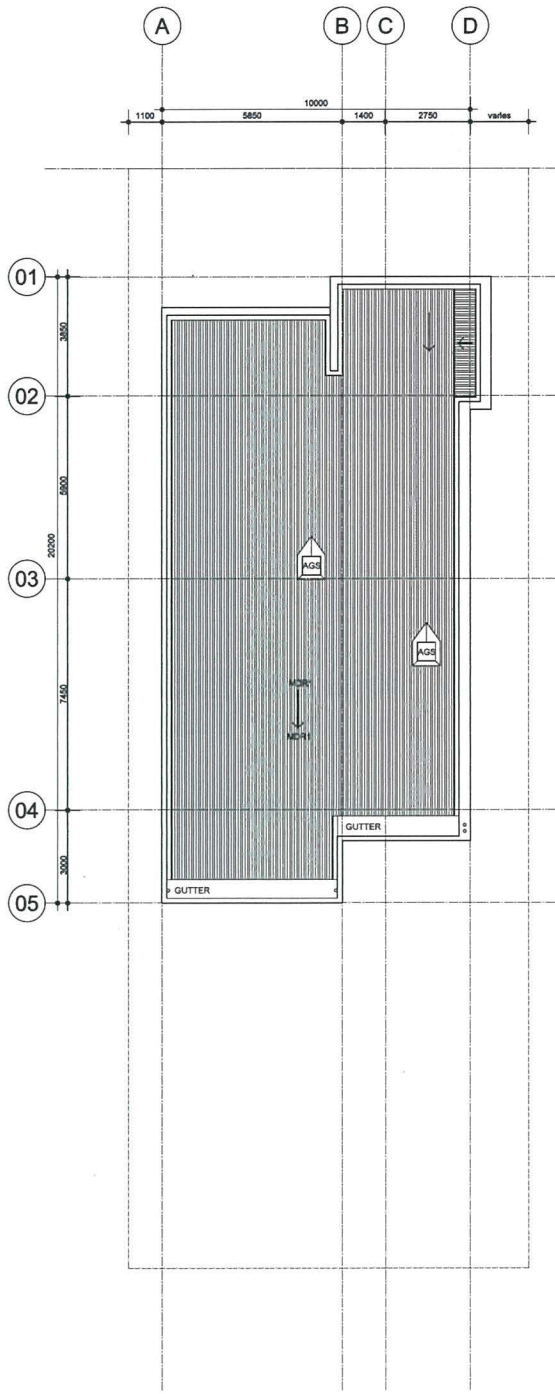
GROUND FLOOR PLAN



FIRST FLOOR PLAN



SECOND FLOOR PLAN



ROOF PLAN

BASIX:

WATER REQUIREMENTS:

RWT: 2KL PER HOUSE
TOILETS: 4 STARS
KITCHEN TAPS: 5 STARS
BATHROOM TAPS: 5 STARS
SHOWERS: 3 STARS

ENERGY REQUIREMENTS:

HOT WATER: INSTANT GAS - 5 STARS

U-VALUES:

WINDOWS: ≤ 4.83
SKYLIGHTS: ≤ 4.83

INSULATION TO HOUSES AS FOLLOWS:

WALLS:

BRK & BRK: +R2.5
EPE: +R1.5
TAC: +R2
CAVITY BRICK: +R1.5
GARAGE INTERNAL: +R2.5
GARAGE EXTERNAL: NO INSULATION

CEILINGS & ROOF:

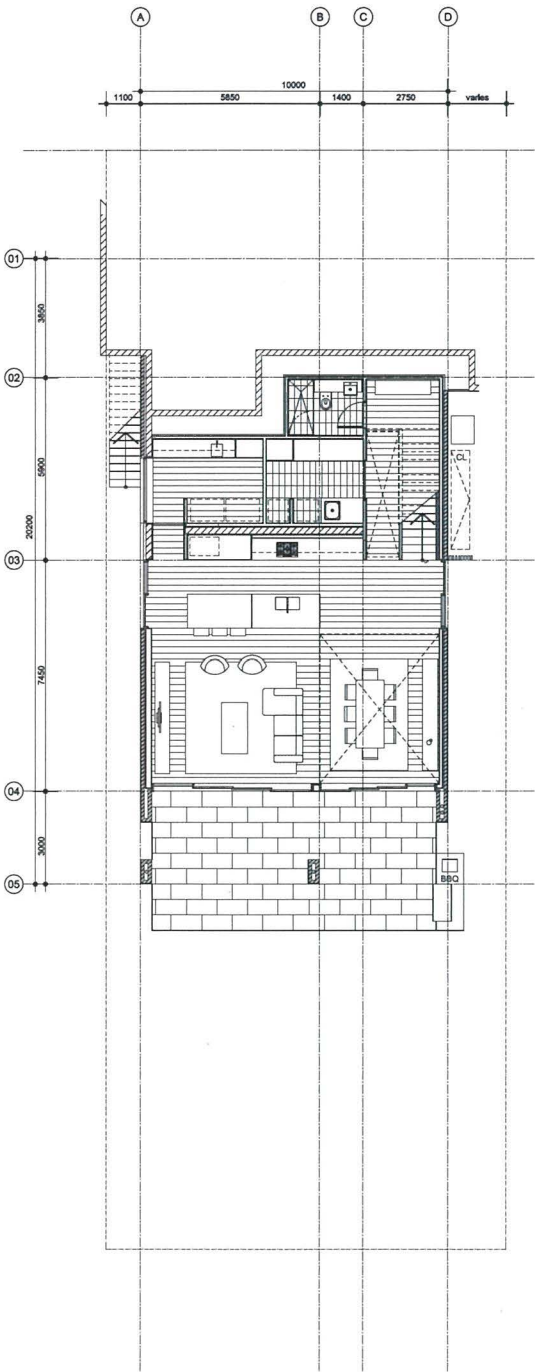
EXTERNAL CEILING: R3.5
ROOF: +R1
GARAGE CEILING: +R2.5

FLOORS:

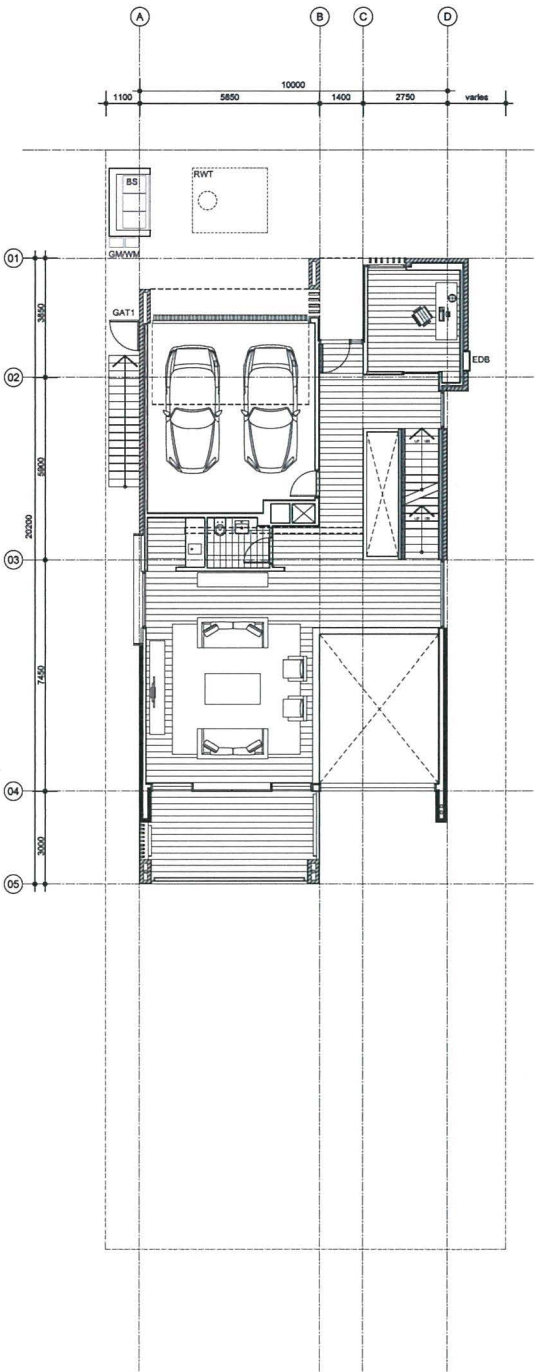
CONCRETE: R2.5 UNDER
GARAGE: R2.5 UNDER

ABBREVIATIONS LEGEND:

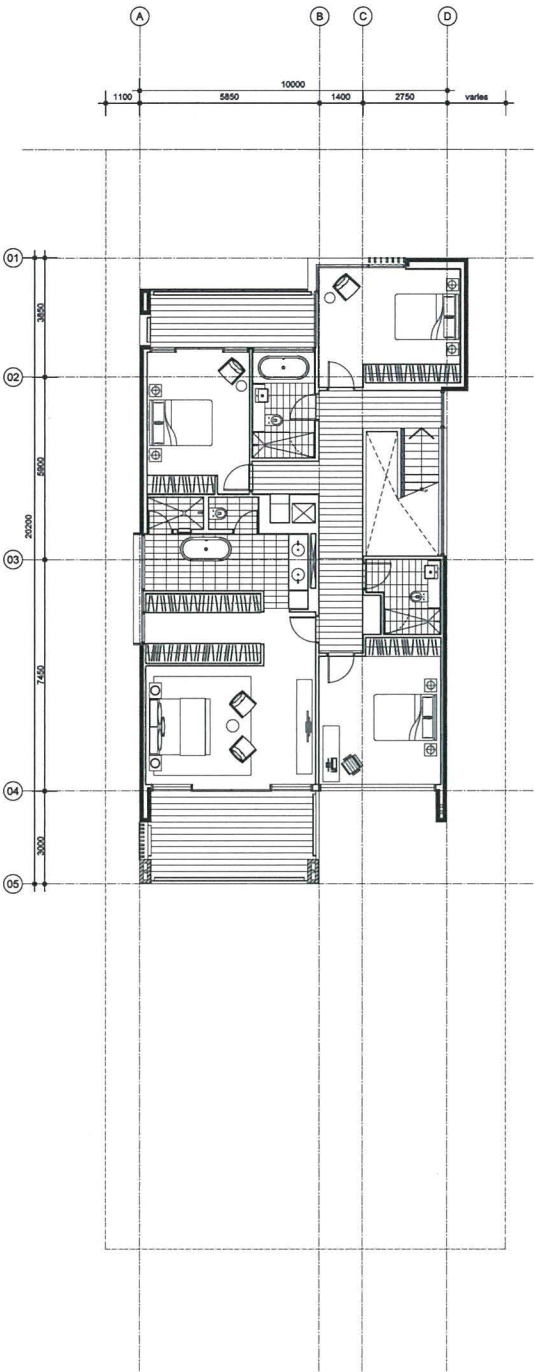
CG : ALUMINIUM FRAMED CLEAR GLAZING	MCC1 : METAL SHEET WALL CLADDING	GDP : GARAGE DOOR - TILT UP
TG : ALUMINIUM FRAMED TRANSLUCENT GLAZING	MOSH1 : METAL SCREEN - OPERABLE HORIZONTAL	PFC : PARALLEL FLANGED CHANNEL
BRF1 : BRICKWORK: FACE FINISH - TYPE 1 - BRAHAM GRANITE	MFV1 : METAL SCREEN - FIXED VERTICAL - TYPE 1	MCC : ALUMINIUM EXPRESSED FRAME
BRF2 : BRICKWORK: FACE FINISH - TYPE 2 - CHILL	MFV2 : METAL SCREEN - FIXED VERTICAL - TYPE 2	CL : CLOTHES LINE
BRF3 : BRICKWORK: FACE FINISH - TYPE 3 - JAZZ	MFV3 : METAL SCREEN - FIXED VERTICAL - TYPE 3	EDB : ELECTRICAL DISTRIBUTION BOARD
BR1 : BRICK/BLOCK ACRYLIC RENDER AND PAINT FINISH - TYPE 1 - WHITE	MOV1 : METAL SCREEN - OPERABLE VERTICAL - TYPE 1	QAMM : GAS METER / WATER METER
BR2 : BRICK/BLOCK ACRYLIC RENDER AND PAINT FINISH - TYPE 2 - WOODLAND GREY	MOV2 : METAL SCREEN - OPERABLE VERTICAL - TYPE 2	GTD : GRATED DRAIN
BR3 : BRICK/BLOCK ACRYLIC RENDER AND PAINT FINISH - TYPE 3 - DARK GREY	TFS : TIMBER SCREEN - FIXED	LB : LETTER BOX - WOODLAND GREY
EPS1 : EXPANDED POLYSTYRENE WALL CLADDING SYSTEM RENDER FINISH - TYPE 1 - WHITE	TMC : EXTERNAL TIMBER WALL CLADDING	RWT : RAINWATER TANK
EPS2 : EXPANDED POLYSTYRENE WALL CLADDING SYSTEM RENDER FINISH - TYPE 2 - DARK GREY	TMS : EXTERNAL TIMBER SOFFIT	PER : JOPEL PERGOLA, PFC FASCIA
FCC1 : FIBRE CEMENT PAINT FINISH - TYPE 1 - WOODLAND GREY	MOR1 : METAL DECK ROOF - TYPE 1 - WOODLAND GREY	AWN : PFC FASCIA, TIMBER PERGOLA BEHIND
FCC2 : FIBRE CEMENT PAINT FINISH - TYPE 2 - LIGHT GREY	CCR1 : GLAZED ROOF ON POWDERCOAT STEEL FRAME	DP : DOWNPIPE - COLORBOND
FCC3 : FIBRE CEMENT PAINT FINISH - TYPE 3 - TERRACOTTA	BAL01 : BALUSTRADE - TYPE 1: GLAZED	MG1 : COLORBOND GUTTER - COLORBOND
AGS : ALUMINIUM GLAZED SKYLIGHT	BAL02 : BALUSTRADE - TYPE 2: GLAZED	MG2 : COLORBOND GLAD GUTTER
MOR1 : METAL ROOF	BAL03 : BALUSTRADE - TYPE 3: PALISADE - WOODLAND GREY	GAT1 : GATE - TYPE 1 - WOODLAND GREY
AFD : ALUMINIUM FRAMED TIMBER DOOR	HFE : HANDRAIL EXTERNAL ENTRY	BS : BRN STORE - WOODLAND GREY
	GBW : GABION WALL	GR : ALUMINIUM FRAMED GRILLE



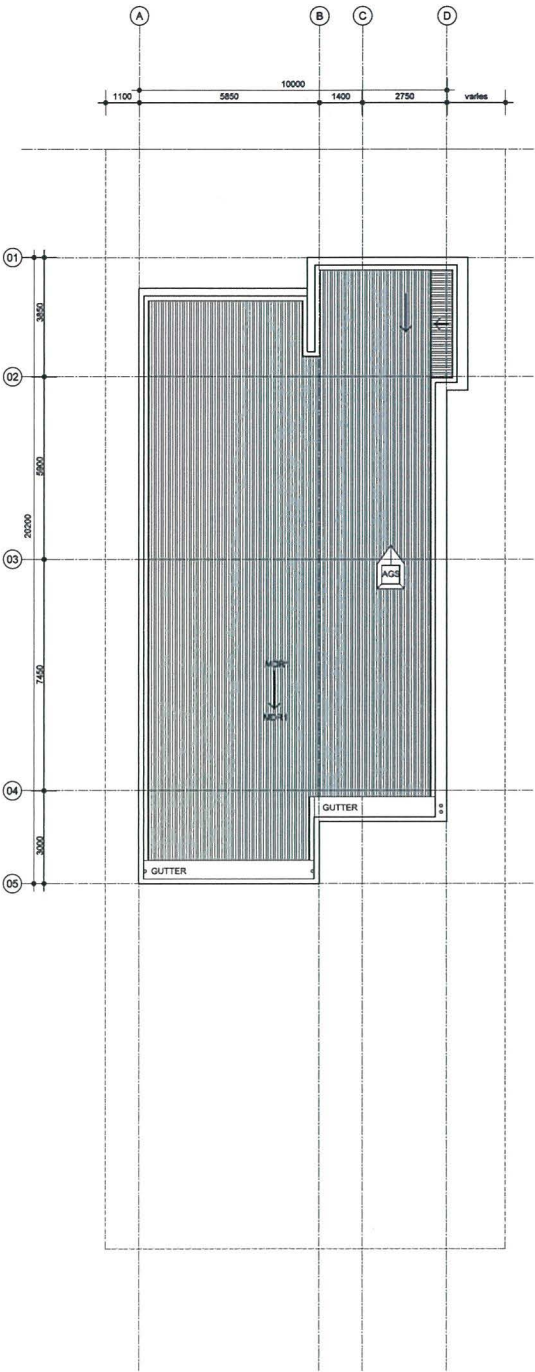
GROUND FLOOR PLAN



FIRST FLOOR PLAN



SECOND FLOOR PLAN



ROOF PLAN

BASIX:

WATER REQUIREMENTS:

RWT: 2KL PER HOUSE
TOILETS: 4 STARS
KITCHEN TAPS: 5 STARS
BATHROOM TAPS: 5 STARS
SHOWER: 3 STARS

ENERGY REQUIREMENTS:

HOT WATER INSTANT GAS - 5 STARS

U-VALUES:

WINDOWS: 5 4.83
SKYLIGHTS: 5 4.83

INSULATION TO HOUSES AS FOLLOWS:

WALLS:

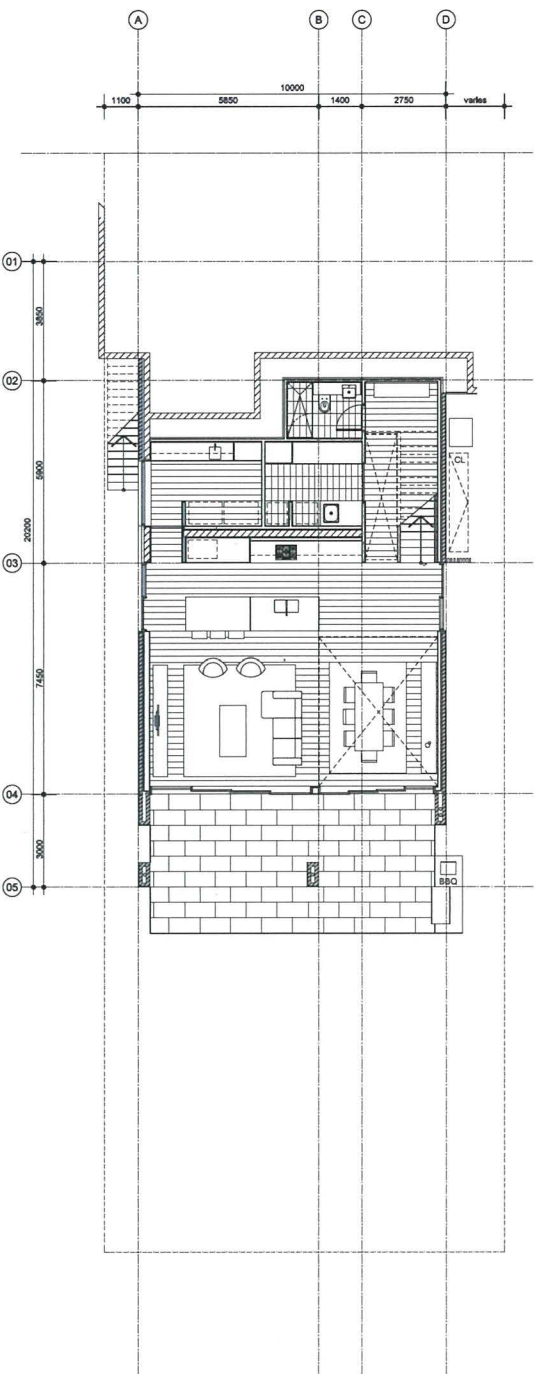
BKF & BKF: +R2.5
EPF: +R1.5
TAC: +R2
CAVITY BRICK: +R1.5
GARAGE INTERNAL: +R2.5
GARAGE EXTERNAL: NO INSULATION

CEILING & ROOF:

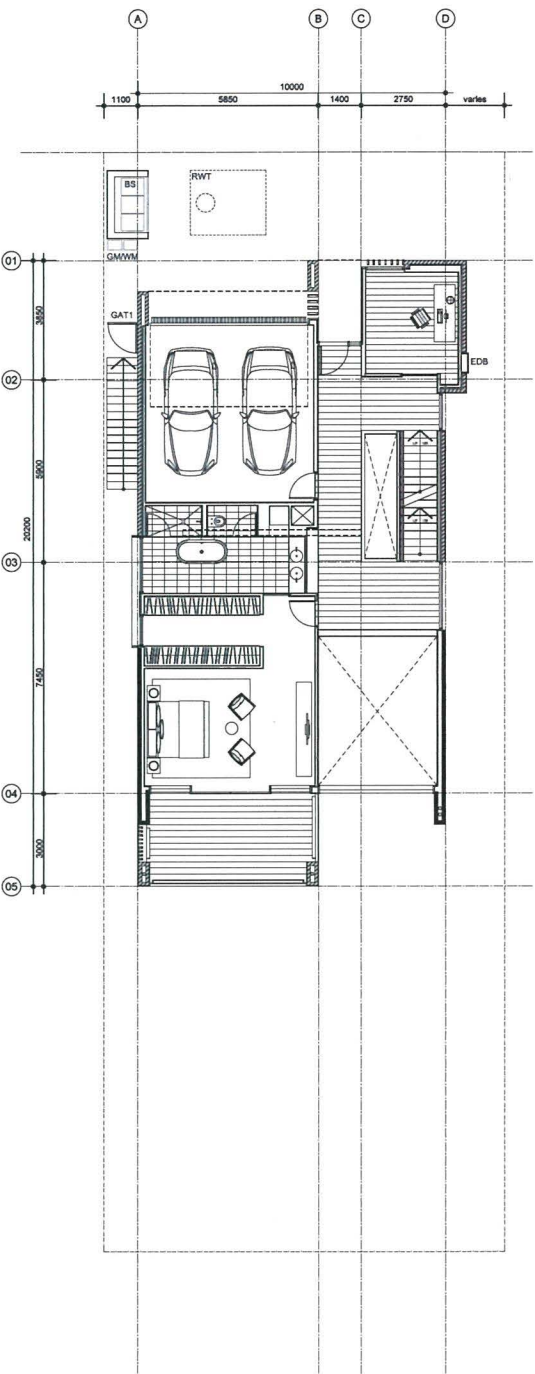
EXTERNAL CEILING: R3.5
ROOF: +R1
GARAGE CEILING: +R2.5
FLOORS: R2.5 UNDER
CONCRETE: R2.5 UNDER
GARAGE:

ABBREVIATIONS LEGEND:

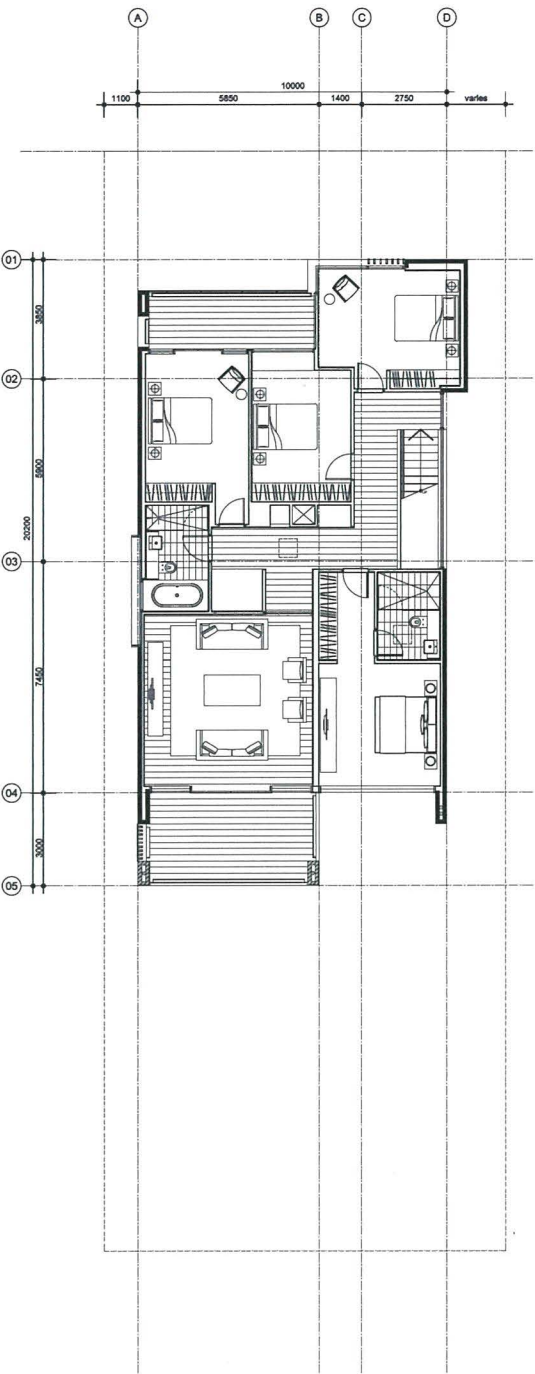
CG : ALUMINIUM FRAMED CLEAR GLAZING
TG : ALUMINIUM FRAMED TRANSLUCENT GLAZING
BKF 1 : BRICKWORK FACE FINISH - TYPE 1 - BRAHAM GRANITE
BKF 2 : BRICKWORK FACE FINISH - TYPE 2 - CHILL
BKF 3 : BRICKWORK FACE FINISH - TYPE 3 - JAZZ
BKR 1 : BRICKBLOCK ACRYLIC RENDER AND PAINT FINISH - TYPE 1 - WHITE
BKR 2 : BRICKBLOCK ACRYLIC RENDER AND PAINT FINISH - TYPE 2 - WOODLAND GREY
BKR 3 : BRICKBLOCK ACRYLIC RENDER AND PAINT FINISH - TYPE 3 - DARK GREY
EPS1 : EXPANDED POLYSTYRENE WALL CLADDING SYSTEM RENDER FINISH - TYPE 1
EPS2 : EXPANDED POLYSTYRENE WALL CLADDING SYSTEM RENDER FINISH - TYPE 2
FCG1 : FIBRE CEMENT PAINT FINISH - TYPE 1 - WOODLAND GREY
FCG2 : FIBRE CEMENT PAINT FINISH - TYPE 2 - LIGHT GREY
FCG3 : FIBRE CEMENT PAINT FINISH - TYPE 3 - TERRACOTTA
AGS : ALUMINIUM GLAZED SKYLIGHT
MDR1 : METAL ROOF
AFD : ALUMINIUM FRAMED TIMBER DOOR
MCC1 : METAL SHEET WALL CLADDING
MSH1 : METAL SCREEN - OPERABLE HORIZONTAL
MSV1 : METAL SCREEN - FIXED VERTICAL - TYPE 1
MSV2 : METAL SCREEN - FIXED VERTICAL - TYPE 2
MSV3 : METAL SCREEN - FIXED VERTICAL - TYPE 3
MSV4 : METAL SCREEN - OPERABLE VERTICAL - TYPE 1
MSV5 : METAL SCREEN - OPERABLE VERTICAL - TYPE 2
TFS : TIMBER SCREEN - FIXED
TMC : EXTERNAL TIMBER WALL CLADDING
TMS : EXTERNAL TIMBER SOFFIT
MDR1 : METAL DECK ROOF - TYPE 1 - WOODLAND GREY
CGR1 : GLAZED ROOF ON POWDERCOAT STEEL FRAME
BAL01 : BALUSTRADE - TYPE 1: GLAZED
BAL02 : BALUSTRADE - TYPE 2: GLAZED
BAL03 : BALUSTRADE - TYPE 3: PALLISADE - WOODLAND GREY
HFE : HANDRAIL EXTERNAL ENTRY
GBW : GABION WALL
GDP : GARAGE DOOR - TILT UP
PFC : PARALLEL FLANGED CHANNEL
MCC : ALUMINIUM EXPRESSED FRAME
CL : CLOTHES LINE
EDB : ELECTRICAL DISTRIBUTION BOARD
QWM : GAS METER WATER METER
GTD : GRATED DRAIN
LB : LETTER BOX - WOODLAND GREY
TWT : TANK WATER TANK
PER : OPEN PERGOLA, PFC FASCIA
AWH : PFC FASCIA, TIMBER PERGOLA BEHIND
DP : DOWNPIPE - COLORBOND
MG1 : HALF-ROUND GUTTER - COLORBOND
MG2 : COLORBOND CLAD GUTTER
GAT1 : GATE - TYPE 1 - WOODLAND GREY
BS : BRN STORE - WOODLAND GREY
GR : ALUMINIUM FRAMED GRILLE



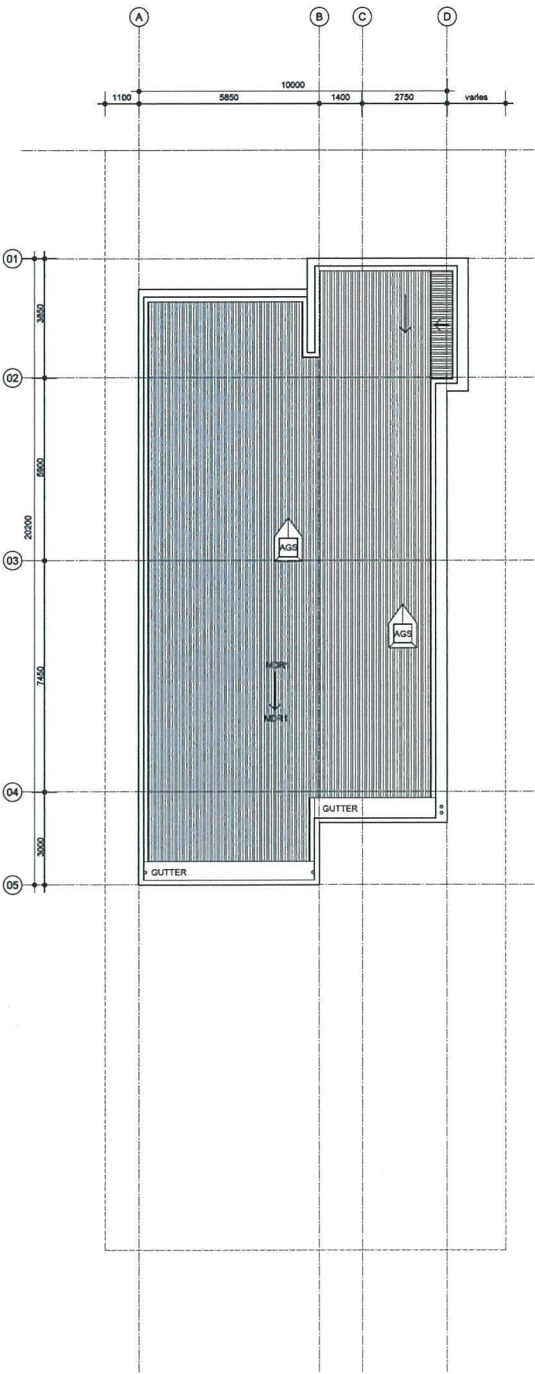
GROUND FLOOR PLAN



FIRST FLOOR PLAN



SECOND FLOOR PLAN



ROOF PLAN

BASIX:

WATER REQUIREMENTS:

RWT: 20L PER HOUSE
TOILETS: 4 STARS
KITCHEN TAPS: 5 STARS
BATHROOM TAPS: 5 STARS
SHOWERS: 3 STARS

ENERGY REQUIREMENTS:

HOT WATER: INSTANT GAS - 5 STARS

LOWALUE:

WINDOWS: 4.4.3
SKYLIGHTS: 4.4.3

INSULATION TO HOUSES AS FOLLOWS:

WALLS:

BKRF & BKRF: +R2.5
EPS: +R1.5
TMC: +R2
CAVITY BRICK: +R1.5
GARAGE INTERNAL: +R2.5
GARAGE EXTERNAL: NO INSULATION

CEILING & ROOF:

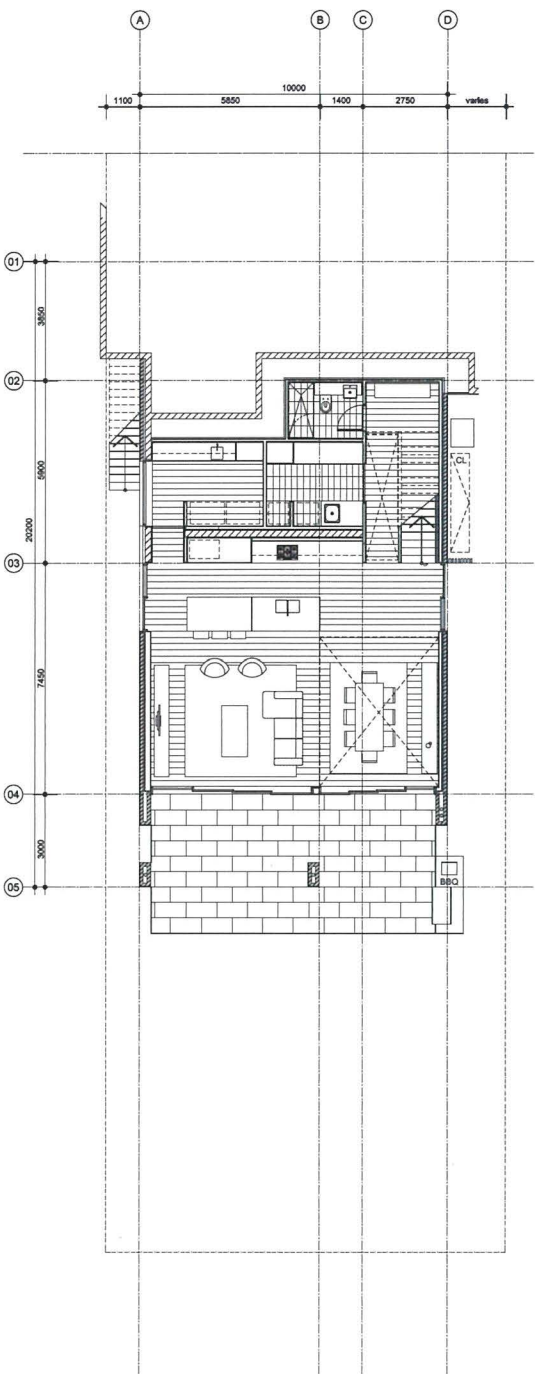
EXTERNAL CEILING: R2.5
ROOF: +R1
GARAGE CEILING: +R2.5

FLOORS:

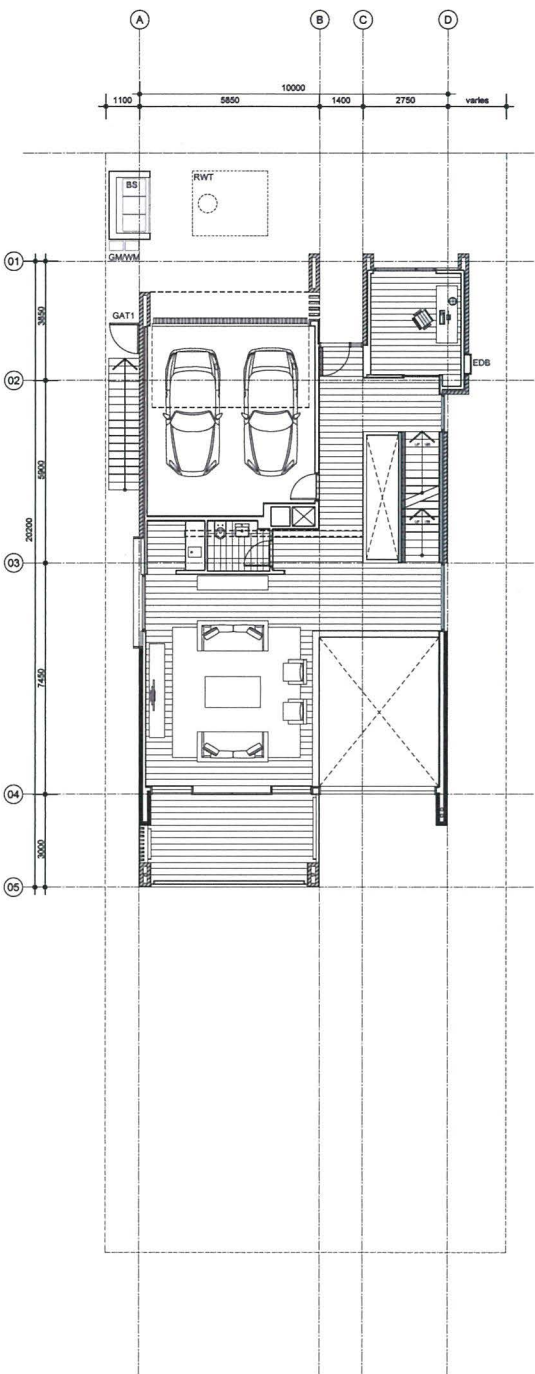
CONCRETE: R2.5 UNDER
GARAGE: R2.5 UNDER

ABBREVIATIONS LEGEND:

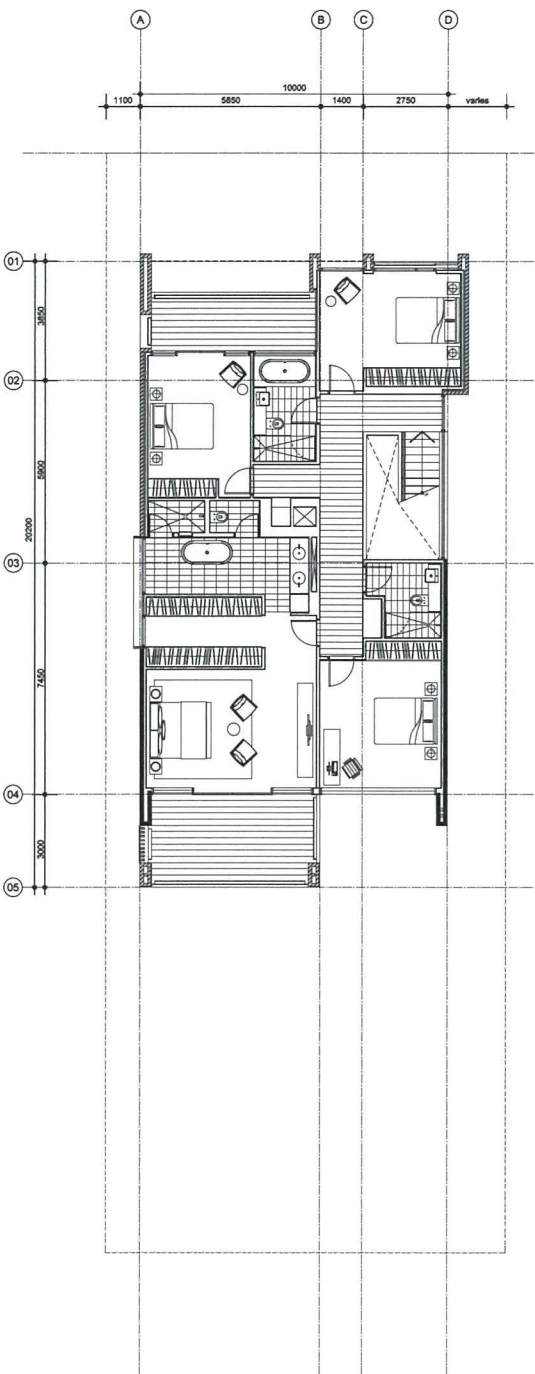
CG : ALUMINUM FRAMED CLEAR GLAZING
TG : ALUMINUM FRAMED TRANSLUCENT GLAZING
BKRF 1 : BRICKWORK FACE FINISH - TYPE 1 - BRAMHAM GRANITE
BKRF 2 : BRICKWORK FACE FINISH - TYPE 2 - CHILL
BKRF 3 : BRICKWORK FACE FINISH - TYPE 3 - JAZZ
BKRF 1 : BRICKBLOCK ACRYLIC RENDER AND PAINT FINISH - TYPE 1 - WHITE
BKRF 2 : BRICKBLOCK ACRYLIC RENDER AND PAINT FINISH - TYPE 2 - WOODLAND GREY
BKRF 3 : BRICKBLOCK ACRYLIC RENDER AND PAINT FINISH - TYPE 3 - DARK GREY
EPS1 : EXPANDED POLYSTYRENE WALL CLADDING SYSTEM RENDER FINISH - TYPE 1
EPS2 : EXPANDED POLYSTYRENE WALL CLADDING SYSTEM RENDER FINISH - TYPE 2
EPS2 : EXPANDED POLYSTYRENE WALL CLADDING SYSTEM RENDER FINISH - TYPE 2
FGC1 : FIBRE CEMENT PAINT FINISH - TYPE 1 - WOODLAND GREY
FGC2 : FIBRE CEMENT PAINT FINISH - TYPE 2 - LIGHT GREY
FGC3 : FIBRE CEMENT PAINT FINISH - TYPE 3 - TERRACOTTA
MOR1 : METAL ROOF
AFD : ALUMINUM FRAMED TIMBER DOOR
MCC1 : METAL SHEET WALL CLADDING
MOS1 : METAL SCREEN - OPERABLE HORIZONTAL
MFSV1 : METAL SCREEN - FIXED VERTICAL - TYPE 1
MFSV2 : METAL SCREEN - FIXED VERTICAL - TYPE 2
MFSV3 : METAL SCREEN - FIXED VERTICAL - TYPE 3
MOSV1 : METAL SCREEN - OPERABLE VERTICAL - TYPE 1
MOSV2 : METAL SCREEN - OPERABLE VERTICAL - TYPE 2
TFS : TIMBER SCREEN - FIXED
TMC : EXTERNAL TIMBER WALL CLADDING
TMS : EXTERNAL TIMBER SOFFIT
MOR1 : METAL DECK ROOF - TYPE 1 - WOODLAND GREY
COR1 : GLAZED ROOF ON POWDERCOAT STEEL FRAME
BAL01 : BALUSTRADE - TYPE 1: GLAZED
BAL02 : BALUSTRADE - TYPE 2: GLAZED
BAL03 : BALUSTRADE - TYPE 3: PALISADE - WOODLAND GREY
HRE : HANDRAIL EXTERNAL: ENTRY
GBW : GABION WALL
GDP : GARAGE DOOR - TILT UP
PFC : PARALLEL FLANGED CHANNEL
MCC : ALUMINUM EXPRESSED FRAME
CL : CLOTHES LINE
EDB : ELECTRICAL DISTRIBUTION BOARD
GMM : GAS METER / WATER METER
GTD : GRATED DRAIN
LB : LETTER BOX - WOODLAND GREY
RWT : RAINWATER TANK
PER : OPEN PERGOLA, PFC FASCIA
AWN : PFC FASCIA, TIMBER PERGOLA BEHIND
DP : DOWNPIPE - COLORBOND
M01 : HALF-ROUND GUTTER - COLORBOND
M02 : COLORBOND CLAD GUTTER
GAT1 : GATE - TYPE 1 - WOODLAND GREY
BS : BIN STORE - WOODLAND GREY
GR : ALUMINUM FRAMED GRILLE



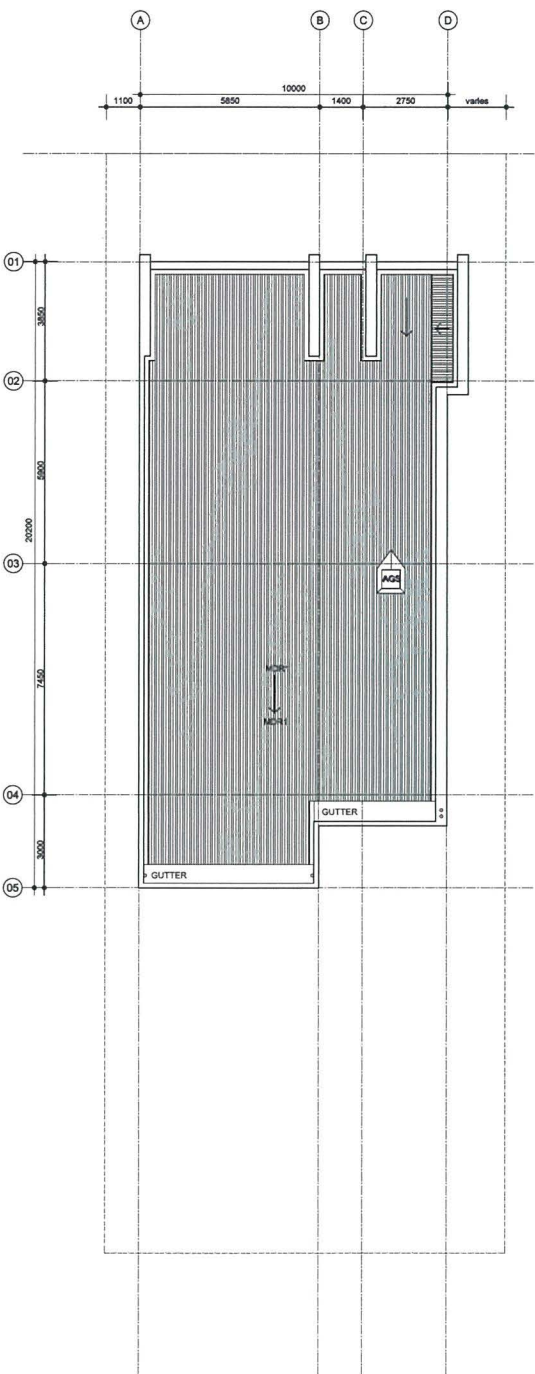
GROUND FLOOR PLAN



FIRST FLOOR PLAN



SECOND FLOOR PLAN



ROOF PLAN

Rev	Description	By	Date
01	PRE-DA ISSUE	ME	21-04-2016
02	DEVELOPMENT APPLICATION ISSUE	ME	26-08-2016

Rev	Description	By	Date

Rev	Description	By	Date

Consultants	
Project Manager	FRASERS PROPERTY
BCA Consultant	
Planning Consultant	JBA PLANNING
Structural	
Civil	J.WYNDHAM PRINCE
Building Services	
Landscape	ENVIRONMENTAL PARTNERSHIP

Consultants	
Heritage Consultant	
Acoustic	
Environmental	
Traffic Consultant	
Access Consultant	
Cost Planner	
Land Surveyor	

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PO Box Q193, Sydney NSW 1230
Level 6, 155 Clarence Street, Sydney NSW 2000 Australia
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www.coxrichardson.com.au

Nominated Architects
John Richardson no. 3162
Russell Lee no. 5367

FRASERS PUTNEY

Drawing Title HOUSING TYPE 4H - 10C - OPTION 1			
Drawing Number A-DA5-4H-H10C-01	Revision 02	Date 26-08-2016	North
Issued for DA ISSUE	Scale 1:100@B1	Drawn JB	
0 0.5 1 1.5 2 2.5 3m Cox Architecture Pty Ltd ACN 002 535 891			

BASIX:

WATER REQUIREMENTS:

RWT: 2KL PER HOUSE
TOILETS: 4 STARS
KITCHEN TAPS: 5 STARS
BATHROOM TAPS: 5 STARS
SHOWERS: 3 STARS

ENERGY REQUIREMENTS:

HOT WATER INSTANT GAS - 6 STARS

LOWALUE:

WINDOWS: 4.4.3
SKYLIGHTS: 4.4.3

INSULATION TO HOUSES AS FOLLOWS:

WALLS:

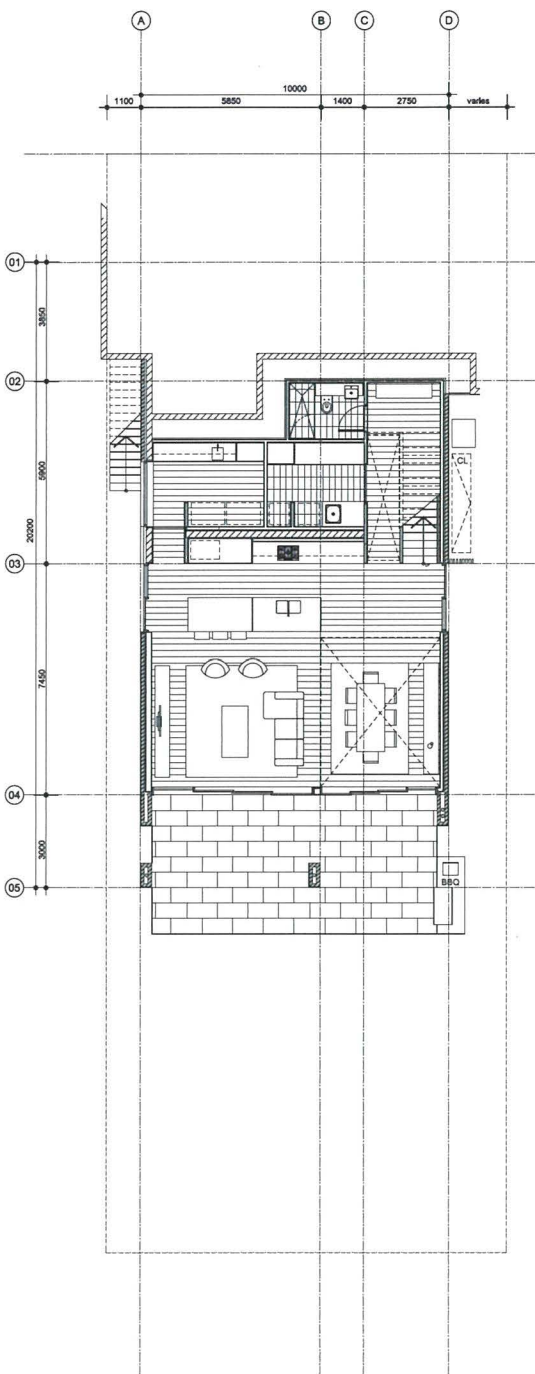
BKR & BKF: +R3.5
EPS: +R1.5
TMC: +R2
CAVITY BRICK: +R1.5
GARAGE INTERNAL: +R2.5
GARAGE EXTERNAL: NO INSULATION

CEILING & ROOF:

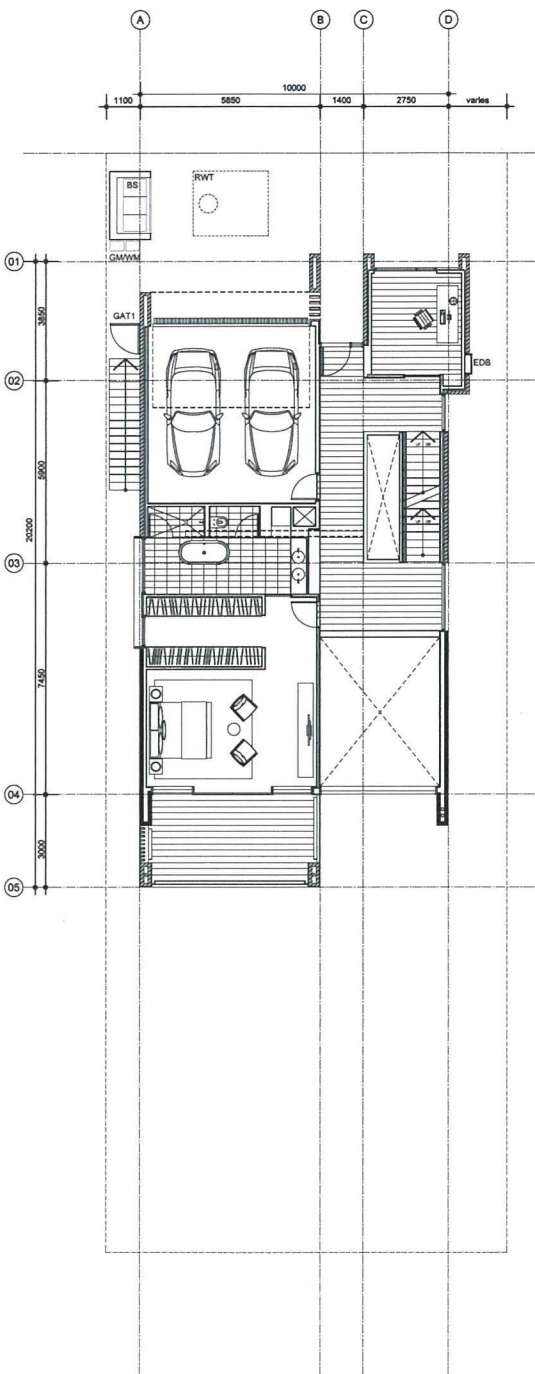
EXTERNAL CEILING: R3.5
ROOF: +R1
GARAGE CEILING: +R2.5
FLOORS: R2.5 UNDER
CONCRETE: R2.5 UNDER
GARAGE: R2.5 UNDER

ABBREVIATIONS LEGEND:

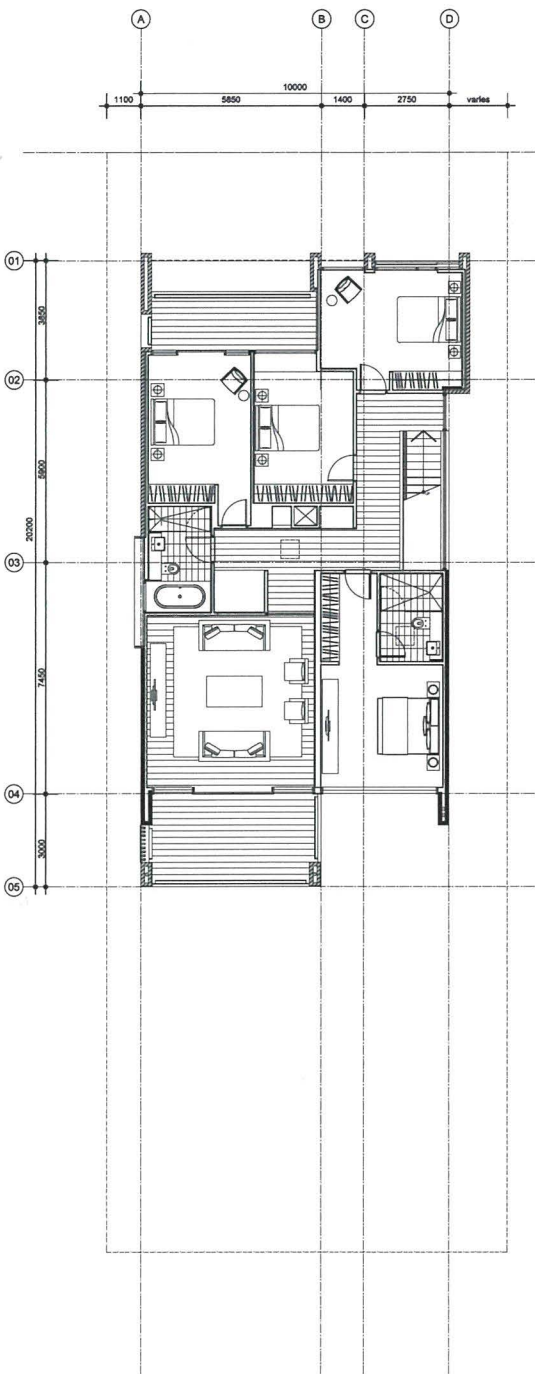
CG : ALUMINUM FRAMED CLEAR GLAZING	MCC1 : METAL SHEET WALL CLADDING	GDP : GARAGE DOOR - TILT UP
TG : ALUMINUM FRAMED TRANSLUCENT GLAZING	MODH : METAL SCREEN - OPERABLE HORIZONTAL	PFC : PARALLEL FLANGED CHANNEL
BKF 1 : BRICKWORK FACE FINISH - TYPE 1 - BRANHAM GRANITE	MFSV1 : METAL SCREEN - FIXED VERTICAL - TYPE 1	MCC : ALUMINUM EXPRESSED FRAME
BKF 2 : BRICKWORK FACE FINISH - TYPE 2 - CHILL	MFSV2 : METAL SCREEN - FIXED VERTICAL - TYPE 2	CL : CLOTHES LINE
BKF 3 : BRICKWORK FACE FINISH - TYPE 3 - JAZZ	MFSV3 : METAL SCREEN - FIXED VERTICAL - TYPE 3	EDB : ELECTRICAL DISTRIBUTION BOARD
BKR 1 : BRICKBLOCK ACRYLIC RENDER AND PAINT FINISH - TYPE 1 - WHITE	MODV1 : METAL SCREEN - OPERABLE VERTICAL - TYPE 1	GMWM : GAS METER / WATER METER
BKR 2 : BRICKBLOCK ACRYLIC RENDER AND PAINT FINISH - TYPE 2 - WOODLAND GREY	MODV2 : METAL SCREEN - OPERABLE VERTICAL - TYPE 2	QTD : GRATED DRAIN
BKR 3 : BRICKBLOCK ACRYLIC RENDER AND PAINT FINISH - TYPE 3 - DARK GREY	TTS : TIMBER SCREEN - FIXED	LB : LETTER BOX - WOODLAND GREY
EPS1 : EXPANDED POLYSTYRENE WALL CLADDING SYSTEM RENDER FINISH - TYPE 1 - WHITE	TMC : EXTERNAL TIMBER WALL CLADDING	RWT : RAINWATER TANK
EPS2 : EXPANDED POLYSTYRENE WALL CLADDING SYSTEM RENDER FINISH - TYPE 2 - DARK GREY	TMS : EXTERNAL TIMBER SOFFIT	PER : OPEN PERGOLA, PFC FASCIA
EPS3 : EXPANDED POLYSTYRENE WALL CLADDING SYSTEM RENDER FINISH - TYPE 3 - WOODLAND GREY	MOR1 : METAL DECK ROOF - TYPE 1 - WOODLAND GREY	AWN : PFC FASCIA, TIMBER PERGOLA BEHIND
CG1 : GLAZED ROOF ON POWDERCOAT STEEL FRAME	CGR1 : GLAZED ROOF ON POWDERCOAT STEEL FRAME	DP : DOWNPIPE - COLORBOND
BAL1 : BALUSTRADE - TYPE 1: GLAZED	BAL2 : BALUSTRADE - TYPE 2: GLAZED	MS1 : HALF-ROUND GUTTER - COLORBOND
BAL3 : BALUSTRADE - TYPE 3: PALISADE - WOODLAND GREY	BAL4 : BALUSTRADE - TYPE 4: PALISADE - WOODLAND GREY	MS2 : COLORBOND CLAD GUTTER
HRE : HANDRAIL EXTERNAL ENTRY	GBW : GABION WALL	GAT1 : GATE - TYPE 1 - WOODLAND GREY
MOR1 : METAL ROOF		BS : BIN STORE - WOODLAND GREY
AFD : ALUMINUM FRAMED TIMBER DOOR		GR : ALUMINUM FRAMED GRILLE



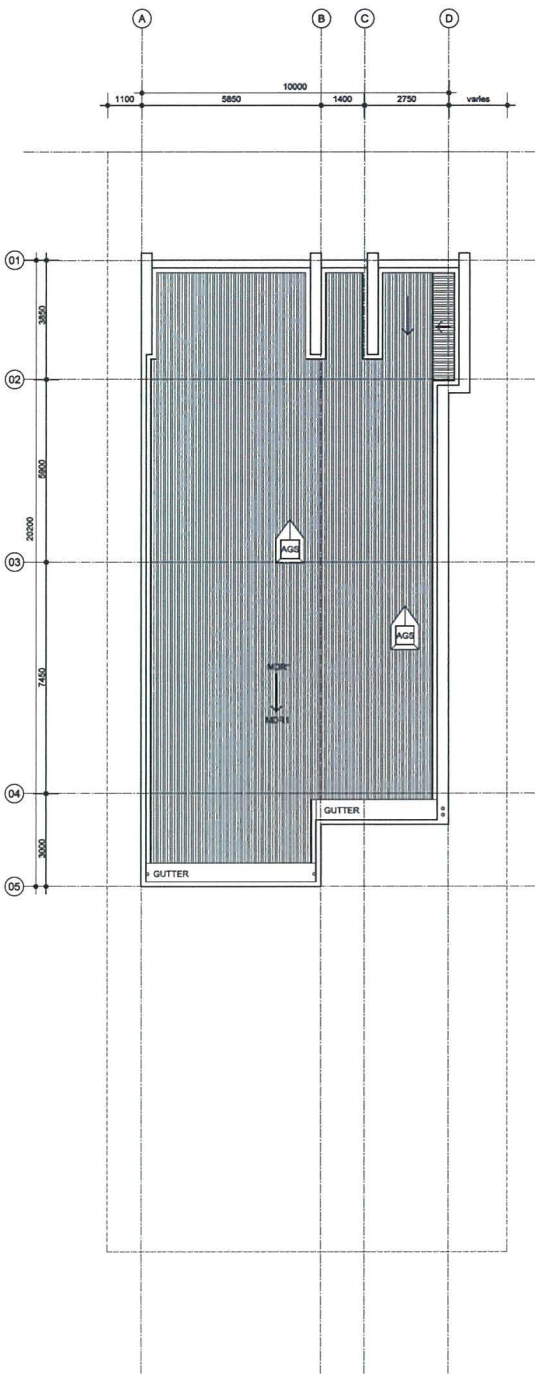
GROUND FLOOR PLAN



FIRST FLOOR PLAN



SECOND FLOOR PLAN



ROOF PLAN