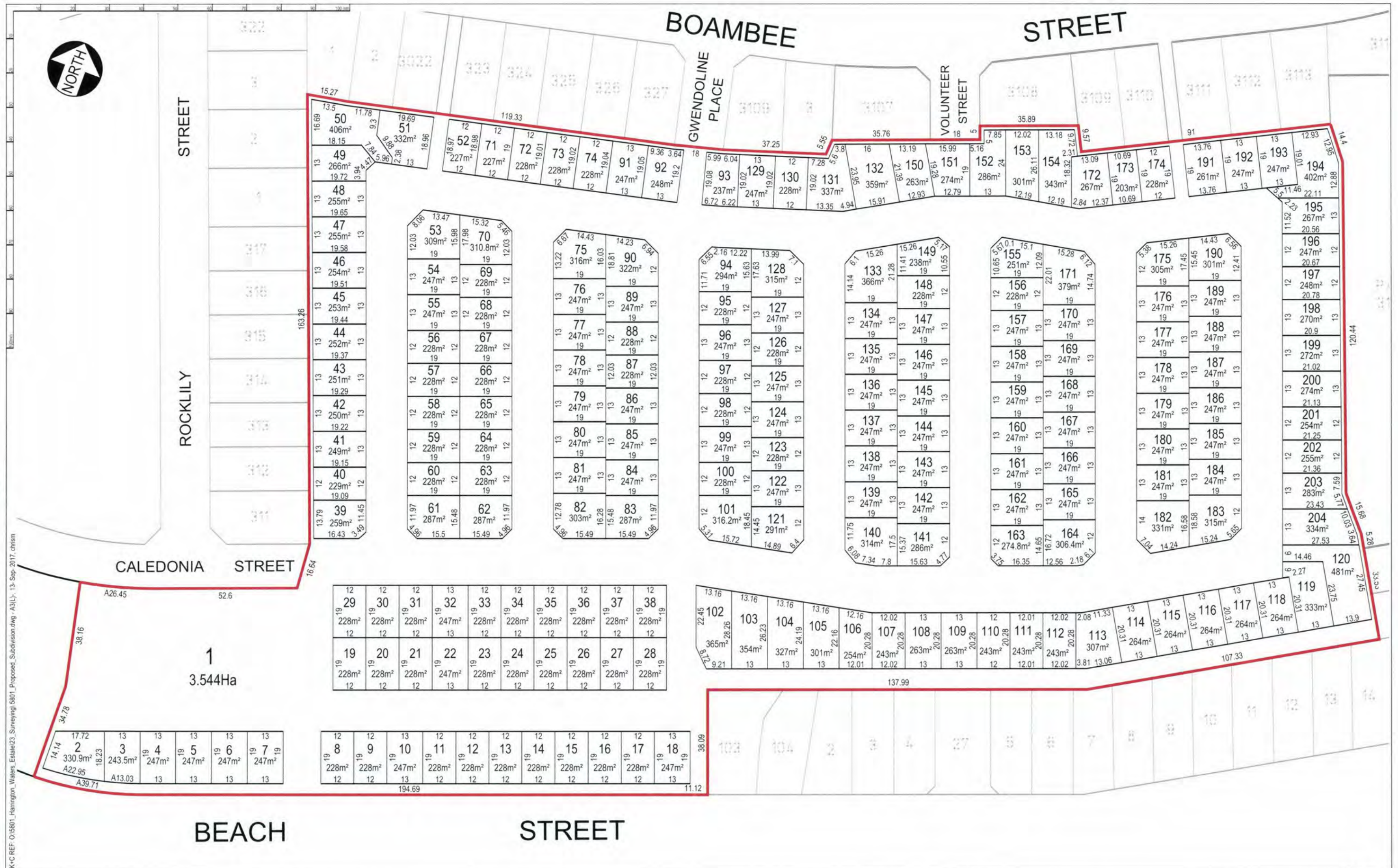




KING + CAMPBELL King & Campbell Pty Ltd www.kingcampbell.com.au A: PO Box 243 Port Macquarie NSW 2444 T: 02 6586 2555 F: 02 6583 4064 E: info@kingcampbell.com.au	REV A	DATE 28.11.2017	DESCRIPTION ISSUED FOR INFORMATION	BY CM	DATUM AHD	SCALE 1:1250 @ A3	PROJECT NO. 5801	DRAWING TITLE EXHIBIT 5A - PROPOSED PLAN OF STAGE 1 COMMUNITY TITLE SUBDIVISION OF LOT 1000 IN PLAN OF PROPOSED SUBDIVISION OF LOT 3115 DP 1233800	A3		
					0 31.2 NOTE: DO NOT SCALE OFF DRAWINGS. USE FIGURED DIMENSIONS ONLY. REPORT ANY DISCREPANCIES TO THE AUTHOR. THIS DRAWING, BEING THE PROPERTY OF KING & CAMPBELL PTY LTD, IS PROTECTED BY COPYRIGHT AND MUST NOT BE USED, REPRODUCED OR COPIED WHOLLY OR IN PART WITHOUT THE WRITTEN PERMISSION OF KING & CAMPBELL PTY LTD. © King & Campbell Pty Ltd	DA NO.					
							DESIGNED BY CM	PROJECT BEACH STREET, HARRINGTON WATERS ESTATE, HARRINGTON NSW LOT 1000 IN PLAN OF PROPOSED SUBDIVISION OF LOT 3115 DP 1233800			
							DRAWN BY CM	CLIENT ROCHE GROUP PTY LTD	DRAWING NO. 5801_Proposed_Subdivision	SHEET 10	REVISION A
							CHECKED BY DAT				
						DATE CREATED AUG 2017					



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REV A
DATE 17.08.2017
DESCRIPTION ISSUED FOR INFORMATION
LOTS 2 - 7 ADDED AND NUMBERING AMENDED

BY CM
DATUM: AHD
SCALE: 1:1250 @ A3
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PROJECT NO:	5801	DRAWING TITLE:	EXHIBIT 4 - PROPOSED PLAN OF SUBDIVISION
DA NO:		PROJECT:	BEACH STREET, HARRINGTON WATERS ESTATE, HARRINGTON NSW PT LOT 3115 DP 1233800
DESIGNED BY:	CM	CLIENT:	ROCHE GROUP PTY LTD
DRAWN BY:	CM	DRAWING NO:	5801_Proposed_Subdivision
CHECKED BY:	DAT	SHEET:	10
DATE CREATED:	AUG 2017	REVISION:	B

A3

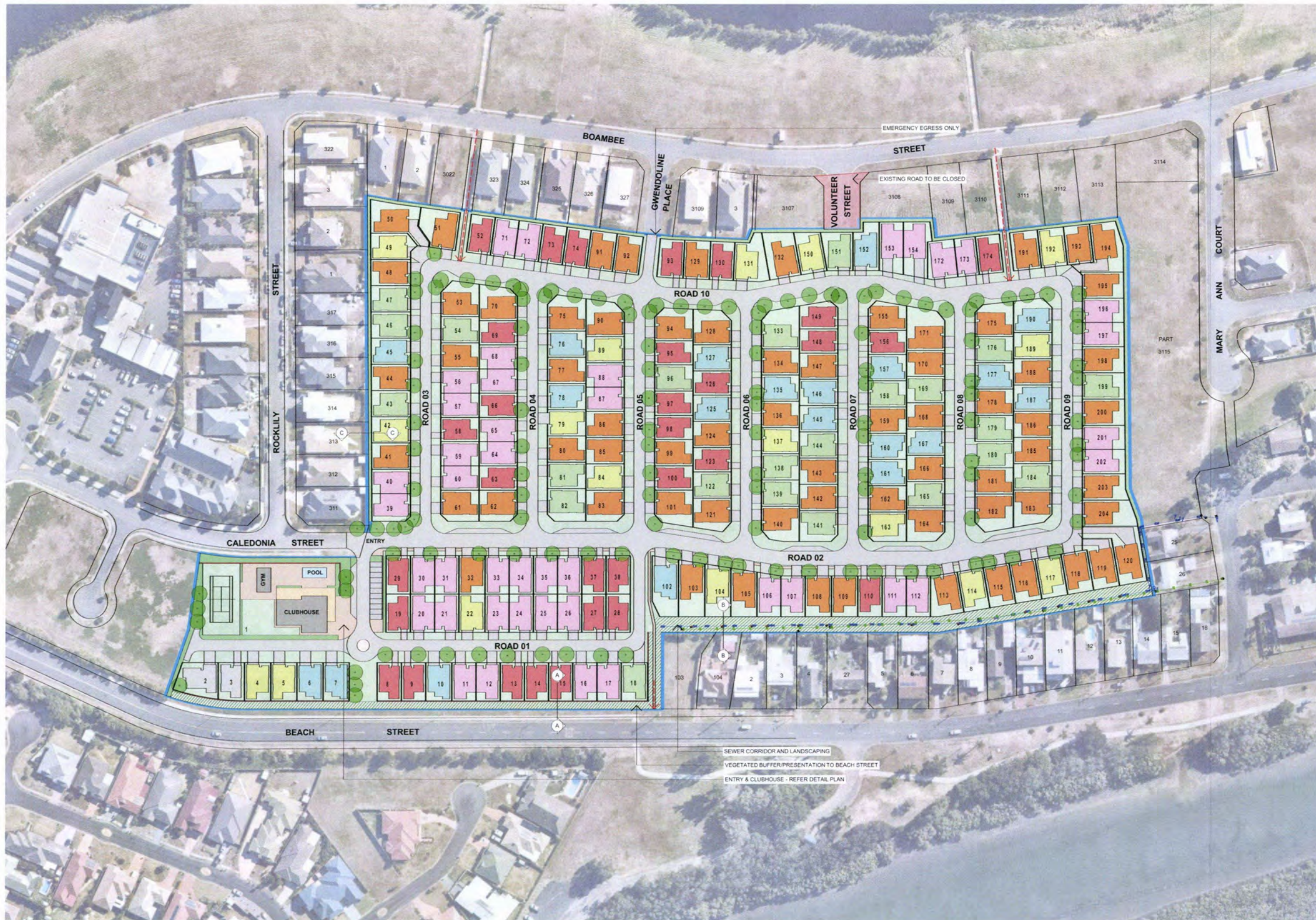


REV	DATE	DESCRIPTION	BY
A	09/08/17	ISSUE FOR INFORMATION	KD
B	13/09/17	ISSUE FOR DA	AS
C	01/12/17	STAGING PLAN AMENDED	AS

DATUM: AHD
SCALE: 1:1000 @ A1
SCALE: 1:1000 @ A1
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NOMINATED ARCHITECT: NIGEL SMITH - NSW ARCH No 1225 QLD ARCH No 7657

PROJECT NO	5801
DA NO	18A
DESIGNED BY	KD
DRAWN BY	KD
CHECKED BY	TS
DATE CREATED	09/08

DRAWING TITLE:	EXHIBIT 5B - STAGING PLAN - STAGES 2-10	A1		
PROJECT:	PT LOT 3115 DP 1233800 HARRINGTON WATERS ESTATE, BOAMBEE STREET, HARRINGTON NSW			
CLIENT:	ROCHE GROUP PTY LTD	DRAWING NO	SHEET	REVISION
		5801_DAB5_C	22	C



LEGEND

HOUSING LEGEND			
TYPE	No		
A - SINGLE STOREY 3 BEDROOM	66		
B - SINGLE STOREY 3 BEDROOM	23		
C - SINGLE STOREY 3 BEDROOM	17	63%	
D - SINGLE STOREY 3 BEDROOM	20		
E - SINGLE STOREY 2 BEDROOM DUPLEX	42	21%	
F - SINGLE STOREY 2 BEDROOM	31	15%	
CUSTOM - SINGLE STOREY 2 / 3 BEDROOM	2	1%	
TOTAL	203		

● PROPOSED STREET TREE/ CLUBHOUSE TREES	
BOTANICAL NAME	COMMON NAME
Elaeocarpus eumundii	Quondong
Tristanopsis 'luscious'	Water Gum
Cupaniopsis anacardioides	Tuckeroo
Syzygium australe	Brush Cherry
■ GENERAL GARDEN BED PLANTING	
■ WATER QUALITY CONTROL VEGETATION	
■ TURF	
■ PAVED AREA	
■ HEDGE PLANTING	
■ RETAINING WALL	
■ FEATURE WALL	
→ MAIN PEDESTRIAN PATH CONNECTION	
--- EXISTING SEWER	
--- EXISTING STORMWATER	
--- SITE BOUNDARY	

REV.	DATE	DESCRIPTION	BY
B	16.05.17	MASTERPLAN HOUSE TYPES UPDATED	AS
C	29.05.17	MASTERPLAN UPDATED	AS
D	09.06.17	MASTERPLAN & HOUSE TYPES UPDATED	AS
E	26.06.17	CLUBHOUSE UPDATED	AS
F	13.07.17	MASTERPLAN UPDATED - LOTS ADDED	AS
G	24.07.17	TYPICAL SERVICES PLAN & SECTION ADDED	AS
H	25.07.17	SEWER NOTES AMENDED	AS
J	26.07.17	ISSUE FOR INFORMATION	AS
K	01.08.17	DA SUBMISSION	AS
L	12.09.17	AMENDED LOT NUMBERS	AS
M	13.09.17	ISSUE FOR DA	AS

DATUM: AHD	SCALE: 1:1000 @ A1 (1:2000 @ A3)
SCALE: 1:1000 @ A1	
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NOMINATED ARCHITECT: NIGEL SMITH - NSW ARCH NO 7102 QLD ARCH NO 3897	

PROJECT NO:	5801	DRAWING TITLE:	SITE MASTERPLAN
DA NO:	TBA	PROJECT:	PT LOT 3115 DP 1233800 HARRINGTON WATERS ESTATE, BOAMBEE STREET, HARRINGTON NSW
DESIGNED BY:	NS/AS	CLIENT:	ROCHE GROUP PTY LTD
DRAWN BY:	NS/AS		
CHECKED BY:	NS		
DATE CREATED:	09/17		
DRAWING NO:		SHEET:	REVISION:
5801_DA01_M		2	M



LEGEND

- PROPOSED STREET TREE/ CLUBHOUSE TREES
- BOTANICAL NAME
Elaeocarpus eumundii
Tristanopsis 'luscious'
Cupaniopsis anacardioides
Syzygium australe
- COMMON NAME
Quondong
Water Gum
Tuckeroo
Brush Cherry
- GENERAL GARDEN BED PLANTING
- WATER QUALITY CONTROL VEGETATION
- TURF
- PAVED AREA
- HEDGE PLANTING
- RETAINING WALL
- FEATURE WALL
- MAIN PEDESTRIAN PATH CONNECTION
- EXISTING SEWER
- EXISTING STORMWATER
- SITE BOUNDARY

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REV.	DATE	DESCRIPTION	BY
B	12.05.17	MASTERPLAN HOUSE TYPES UPDATED	AS
E	26.05.17	MASTERPLAN HOUSE TYPES UPDATED	AS
D	09.06.17	MASTERPLAN & HOUSE TYPES UPDATED	AS
E	26.06.17	CLUBHOUSE UPDATED	AS
F	13.07.17	MASTERPLAN UPDATED - LOTS ADDED	AS
G	24.07.17	TYPICAL SERVICES PLAN & SECTION ADDED	AS
H	25.07.17	SEWER NOTES AMENDED	AS
J	26.07.17	ISSUE FOR INFORMATION	AS
K	01.08.17	DA SUBMISSION	KD
L	12.08.17	AMENDED LOT NUMBERS	AS
M	13.08.17	ISSUE FOR DA	AS

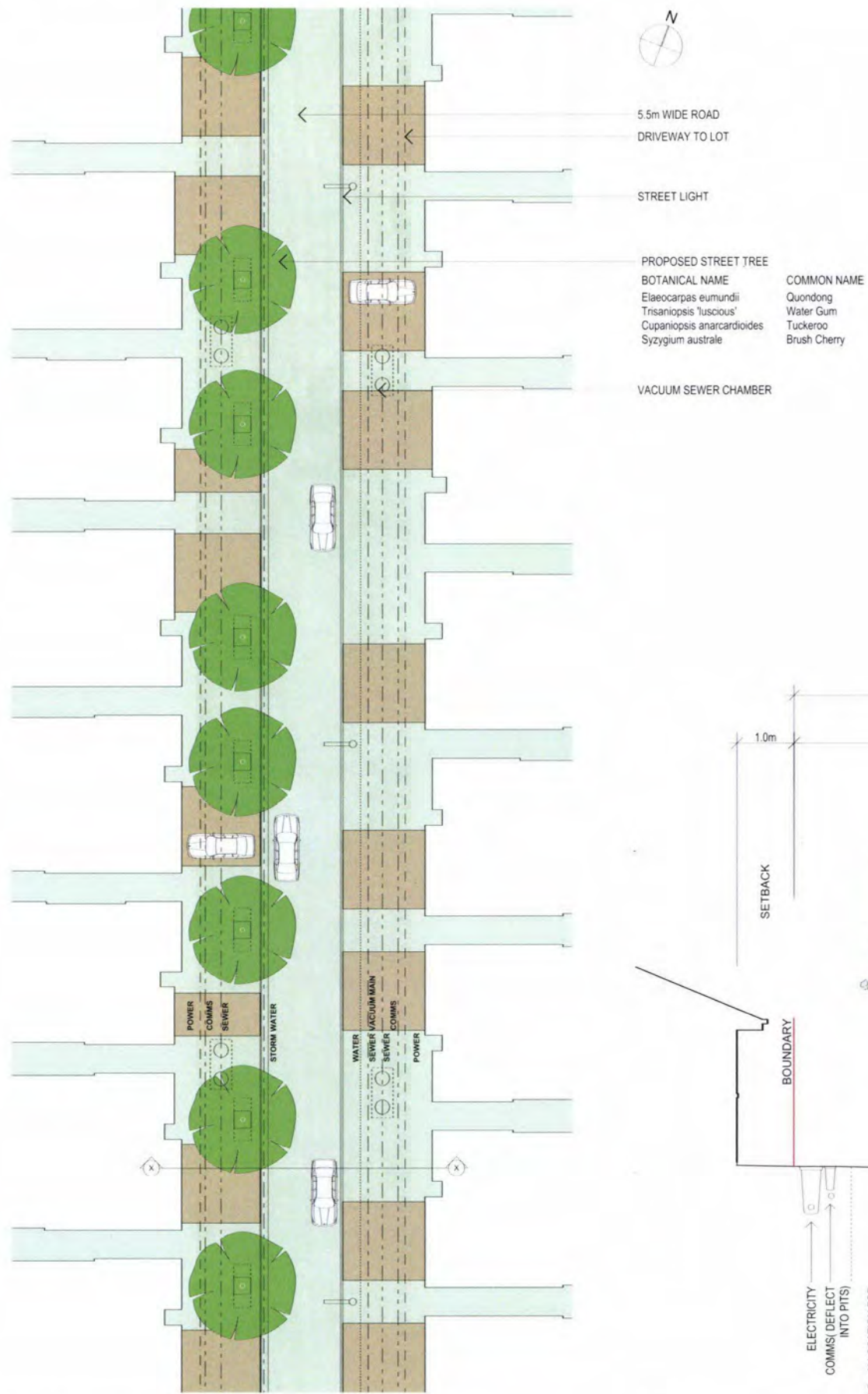
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(1:1000 @ A3)
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NOMINATED ARCHITECT: NIGEL SWIFT, NSW ARCH NO 7102 QLD ARCH NO 3857

PROJECT NO:	5801
DA NO:	TBA
DESIGNED BY:	NS/JAS
DRAWN BY:	NS/JAS
CHECKED BY:	NS
DATE CREATED:	03/17

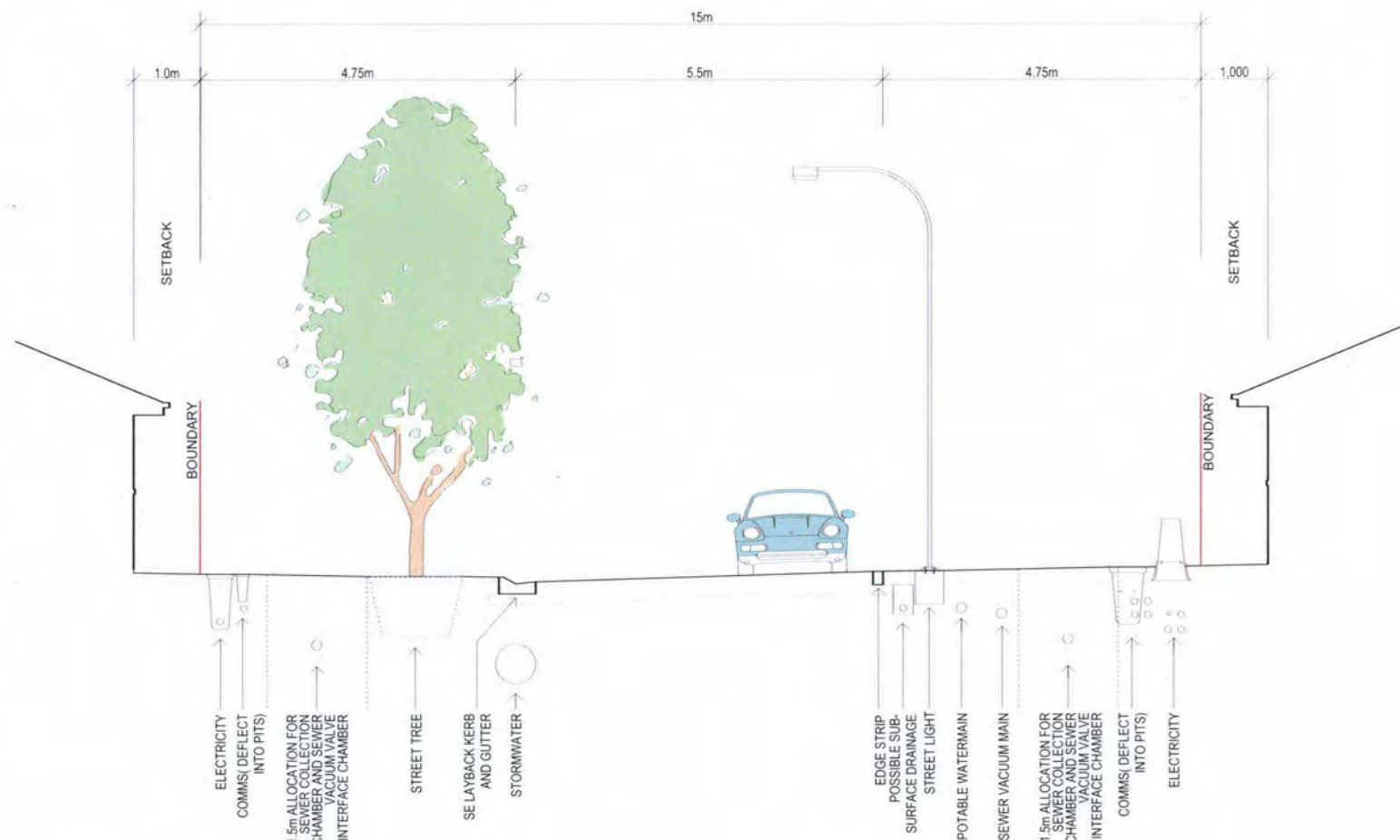
DRAWING TITLE:	SITE MASTERPLAN - PART
PROJECT:	PT LOT 3115 DP 1233800 HARRINGTON WATERS ESTATE, BOAMBEE STREET, HARRINGTON NSW
CLIENT:	ROCHE GROUP PTY LTD
DRAWING NO:	5801_DA02_M
SHEET:	3
REVISION:	M

DA SUBMISSION

A1



TYPICAL SERVICES STREET PLAN
(5.5m CARRIAGE WAY)



TYPICAL SERVICES STREET SECTION X

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REV	DATE	DESCRIPTION	BY
B	16.05.17	MASTERPLAN HOUSE TYPES UPDATED	AS
C	26.05.17	MASTERPLAN UPDATED	AS
D	09.06.17	MASTERPLAN & HOUSE TYPES UPDATED	AS
E	26.06.17	CLUBHOUSE UPDATED	AS
F	13.07.17	MASTERPLAN UPDATED - LOTS ADDED	AS
G	24.07.17	TYPICAL SERVICES PLAN & SECTION ADDED	AS
H	25.07.17	SEWER NOTES AMENDED	AS
J	26.07.17	ISSUE FOR INFORMATION	AS
K	01.08.17	DA SUBMISSION	KD
L	12.09.17	AMENDED LOT NUMBERS	AS
M	13.09.17	ISSUE FOR DA	AS

DATUM: AHD SCALE: @A1

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NOMINATED ARCHITECT: NGEL BRYCE - NSW A&P No 7122 Q.D. A&P No 3917

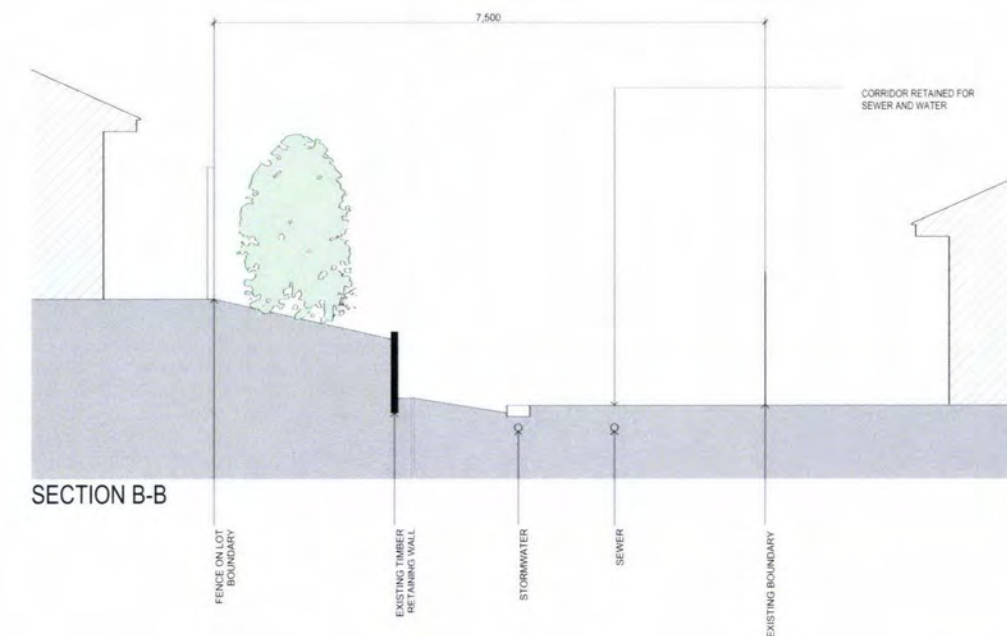
PROJECT NO:	5801
DA NO:	TBA
DESIGNED BY:	NSIAS
DRAWN BY:	NSIAS
CHECKED BY:	NS
DATE CREATED:	03/17

DRAWING TITLE:	TYPICAL SERVICES LAYOUT
PROJECT:	PT LOT 3115 DP 1233800 HARRINGTON WATERS ESTATE, BOAMBEE STREET, HARRINGTON NSW
CLIENT:	ROCHE GROUP PTY LTD
DRAWING NO:	5801_DAO.3_M
SHEET:	4
REVISION:	M

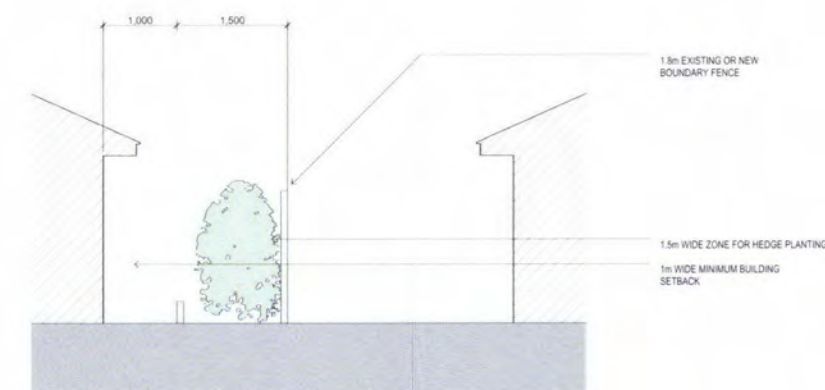
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SECTION A-A



SECTION B-B



SECTION C-C

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REV	DATE	DESCRIPTION	BY
B	16.05.17	MASTERPLAN HOUSE TYPES UPDATED	AS
C	26.05.17	MASTERPLAN UPDATED	AS
D	09.06.17	MASTERPLAN & HOUSE TYPES UPDATED	AS
E	26.06.17	CLUBHOUSE UPDATED	AS
F	13.07.17	MASTERPLAN UPDATED - LOTS ADDED	AS
G	24.07.17	TYPICAL SERVICES PLAN & SECTION ADDED	AS
H	25.07.17	SEWER NOTES AMENDED	AS
J	26.07.17	ISSUE FOR INFORMATION	AS
K	01.08.17	DA SUBMISSION	KD
L	12.08.17	AMENDED LOT NUMBERS	AS
M	13.09.17	ISSUE FOR DA	AS

DATUM: AHD
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NOMINATED ARCHITECT: NIGEL SHIPTON, NSW AHS No 7107 QLD AHS No 3997

PROJECT NO:	5801	DRAWING TITLE:	LANDSCAPE CROSS SECTIONS
DA NO:	TBA	PROJECT:	PT LOT 3115 DP 1233800 HARRINGTON WATERS ESTATE, BOAMBEE STREET, HARRINGTON NSW
DESIGNED BY:	NS/AS	CLIENT:	ROCHE GROUP PTY LTD
DRAWN BY:	NS/AS		
CHECKED BY:	NS		
DATE CREATED:	03/17		
		DRAWING NO:	5801_DAO4_M
		SHEET:	5
		REVISION:	M

DA SUBMISSION

A1



GENERAL NOTES:

ARCHITECTURAL DRAWINGS TO BE READ IN CONJUNCTION WITH STRUCTURAL ENGINEERS DRAWINGS AND ALL OTHER RELEVANT CONSULTANTS DRAWINGS.

ALL DIMENSIONS TO BE VERIFIED BEFORE ANY WORK OR FABRICATION COMMENCES.

IF ANY DISCREPANCY, AMBIGUITY, ERROR OR INCONSISTENCY IS FOUND IN THIS SET OF DRAWINGS, REPORT SUCH TO KING AND CAMPBELL, ARCHITECTS BEFORE PROCEEDING.

ALL WORK TO BE CARRIED OUT IN ACCORDANCE WITH THE RELEVANT CURRENT AUSTRALIAN STANDARDS AND THE BUILDING CODE OF AUSTRALIA UNLESS OTHERWISE SPECIFIED.

TIMBER FRAMING TO BE IN ACCORDANCE WITH AS1684 2010. NATIONAL TIMBER FRAMING CODE.

SUB-FLOOR VENTILATION TO COMPLY WITH PART 3.4.1 BCA VOL TWO.

WHERE ROOF TRUSSES ARE NOMINATED DESIGN & SPECIFICATION TO BE BY MANUFACTURER.

BALUSTRADES TO COMPLY WITH BCA PART 3.9.2

POOL SAFETY FENCE TO COMPLY WITH AS1926 1-2012 & SWIMMING POOLS ACT 1992.

ACCESS AND FITTINGS TO COMPLY WITH AS1428.1 WHERE APPLICABLE.

INSTALLATION OF SMOKE DETECTORS TO COMPLY WITH AS3786 1993.

PLUMBING & DRAINAGE SYSTEMS TO COMPLY WITH AS3500.

TERMITE MANAGEMENT SYSTEMS TO COMPLY WITH AS3660 2004.

CONCRETE CONSTRUCTION TO BE IN ACCORDANCE WITH AS3600 2001.

MASONRY CONSTRUCTION TO BE IN ACCORDANCE WITH AS3700 2001.

DAMP-PROOF COURSES & FLASHINGS TO BE IN ACCORDANCE WITH AS/NZS 2904 1995.

THERMAL INSULATION OF DWELLINGS TO COMPLY WITH AS4859 2002.

UNPLASTICISED PVC (UPVC) DOWNPIPE AND FITTINGS FOR RAINWATER TO COMPLY WITH AS1273 1991.

INSTALLATION OF SHEET ROOF AND WALL CLADDING TO COMPLY WITH AS1273 1991.

ALL PEDESTRIAN SURFACES TO COMPLY WITH AS/NZS3661 SLIP RESISTANCE.

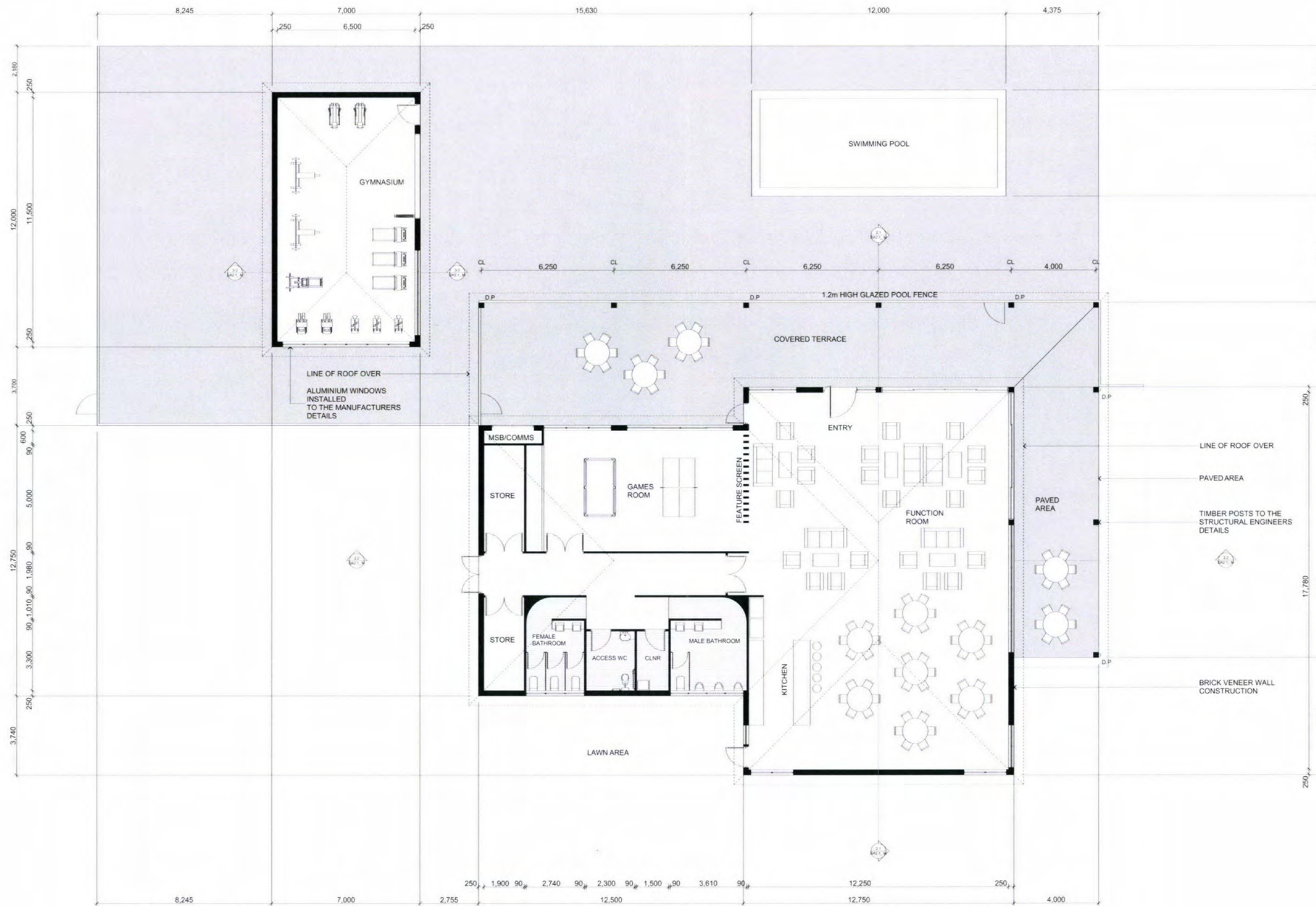
- LEGEND**
- PROPOSED STREET TREE/ CLUBHOUSE TREES
 - BOTANICAL NAME: *Elaeocarpus eumundii*, *Tristanopsis luscious*, *Cupaniopsis anacardioides*, *Syzygium australe*
 - COMMON NAME: Quondong, Water Gum, Tuckeroo, Brush Cherry
 - GENERAL GARDEN BED PLANTING
 - WATER QUALITY CONTROL VEGETATION
 - TURF
 - PAVED AREA
 - HEDGE PLANTING
 - RETAINING WALL
 - FEATURE WALL
 - MAIN PEDESTRIAN PATH CONNECTION
 - EXISTING SEWER
 - EXISTING STORMWATER
 - SITE BOUNDARY

REV	DATE	DESCRIPTION	BY
B	16.05.17	MASTERPLAN HOUSE TYPES UPDATED	AS
C	29.05.17	MASTERPLAN UPDATED	AS
D	09.06.17	MASTERPLAN & HOUSE TYPES UPDATED	AS
E	26.06.17	CLUBHOUSE UPDATED	AS
F	13.07.17	MASTERPLAN UPDATED - LOTS ADDED	AS
G	24.07.17	TYPICAL SERVICES PLAN & SECTION ADDED	AS
H	25.07.17	SEWER NOTES AMENDED	AS
J	26.07.17	ISSUE FOR INFORMATION	AS
K	01.08.17	DA SUBMISSION	KC
L	12.08.17	AMENDED LOT NUMBERS	AS
M	13.09.17	ISSUE FOR DA	AS

DATUM: AHD
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 (1:400@A3)
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 SCALE: 1:200 @ A1
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 NOMINATED ARCHITECT: NSGL 58917 NSW AHS No 7102 QLD AHS No 3917

PROJECT NO:	5801
DA NO:	TBA
DESIGNED BY:	NSAS
DRAWN BY:	NSAS
CHECKED BY:	NS
DATE CREATED:	03/17

DRAWING TITLE:	CLUBHOUSE SITE PLAN
PROJECT:	PT LOT 3115 DP 1233800 HARRINGTON WATERS ESTATE, BOAMBEE STREET, HARRINGTON NSW
CLIENT:	ROCHE GROUP PTY LTD
DRAWING NO:	5801_DA1.1_M
SHEET:	6
REVISION:	M



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B	18.05.17	MASTERPLAN HOUSE TYPES UPDATED	AS
C	26.05.17	MASTERPLAN UPDATED	AS
D	09.06.17	MASTERPLAN & HOUSE TYPES UPDATED	AS
E	26.06.17	CLUBHOUSE UPDATED	AS
F	13.07.17	MASTERPLAN UPDATED - LOTS ADDED	AS
G	24.07.17	TYPICAL SERVICES PLAN & SECTION ADDED	AS
H	25.07.17	SEWER NOTES AMENDED	AS
J	26.07.17	ISSUE FOR INFORMATION	AS
K	01.08.17	DA SUBMISSION	KD
L	12.08.17	AMENDED LOT NUMBERS	AS
M	13.08.17	ISSUE FOR DA	AS

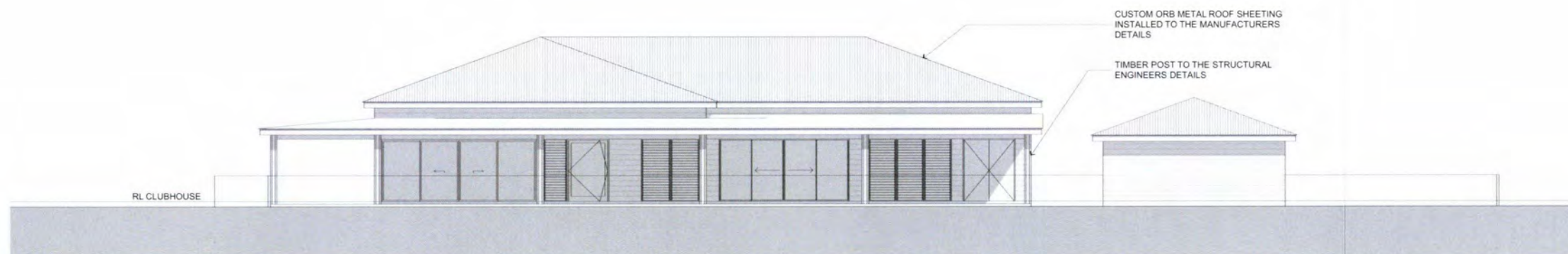
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NOMINATED ARCHITECT: NIGEL SHIPT - NSW A&B NO 7102 QLS A&B NO 3897

PROJECT NO:	5801
DA NO:	TSA
DESIGNED BY:	NS/AS
DRAWN BY:	NS/AS
CHECKED BY:	NS
DATE CREATED:	03/17

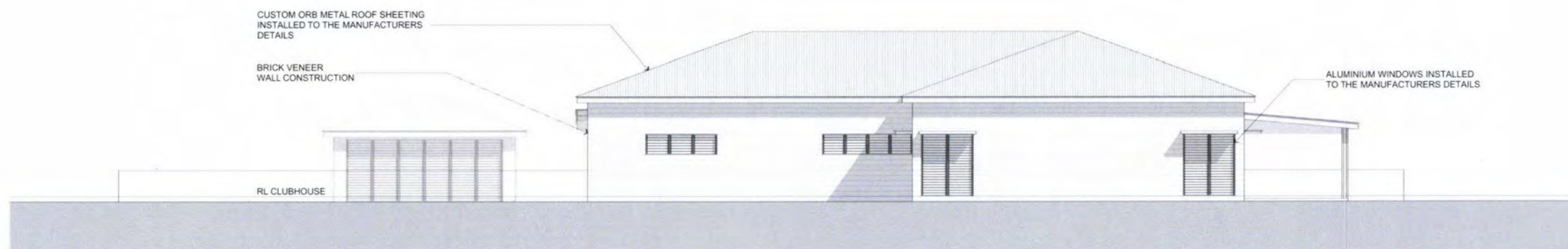
DRAWING TITLE:	FLOOR PLAN
PROJECT:	PT LOT 3115 DP 1233800 HARRINGTON WATERS ESTATE, BOAMBEE STREET, HARRINGTON NSW
CLIENT:	ROCHE GROUP PTY LTD
DRAWING NO:	5801_DA1.2_M
SHEET:	7
REVISION:	M

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A1



NORTH ELEVATION



SOUTH ELEVATION

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REV	DATE	DESCRIPTION	BY
B	16.05.17	MASTERPLAN HOUSE TYPES UPDATED	AS
C	29.05.17	MASTERPLAN UPDATED	AS
D	09.06.17	MASTERPLAN & HOUSE TYPES UPDATED	AS
E	26.06.17	CLUBHOUSE UPDATED	AS
F	13.07.17	MASTERPLAN UPDATED - LOTS ADDED	AS
G	24.07.17	TYPICAL SERVICES PLAN & SECTION ADDED	AS
H	25.07.17	SEWER NOTES AMENDED	AS
J	26.07.17	ISSUE FOR INFORMATION	AS
K	01.08.17	DA SUBMISSION	KC
L	12.08.17	AMENDED LOT NUMBERS	AS
M	13.09.17	ISSUE FOR DA	AS

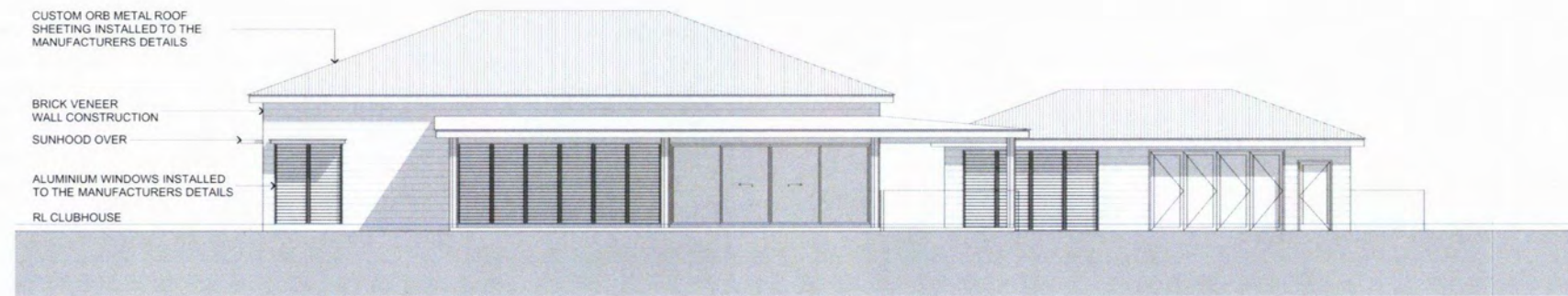
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SCALE: 1:100 @ A1
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K: King & Campbell Pty Ltd
NOMINATED ARCHITECT: NIGEL BIRBY - NSW AHB No 7102 QLD AHB No 3917

PROJECT NO:	5801
DA NO:	TBA
DESIGNED BY:	NSAS
DRAWN BY:	NSAS
CHECKED BY:	NS
DATE CREATED:	03-17

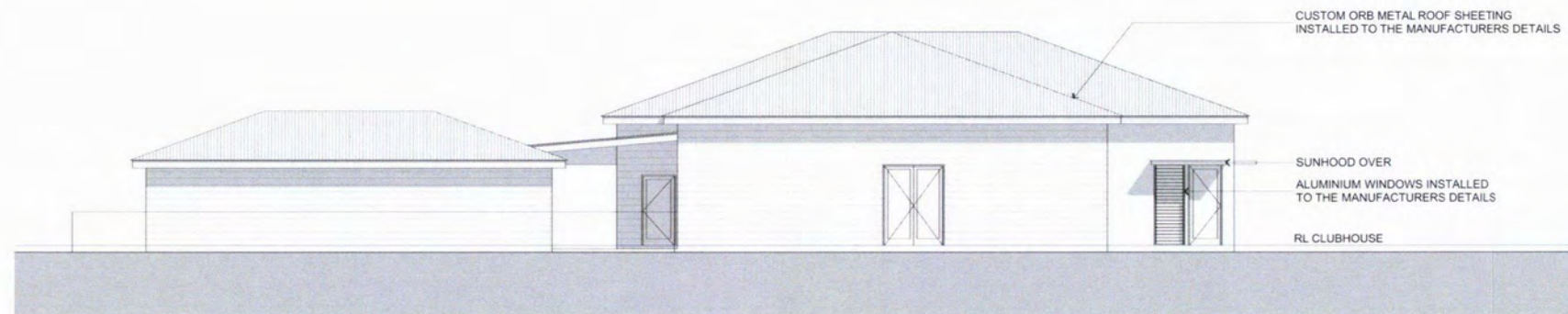
DRAWING TITLE:	ELEVATIONS SHEET 1
PROJECT:	PT LOT 3115 DP 1233800 HARRINGTON WATERS ESTATE, BOAMBEE STREET, HARRINGTON NSW
CLIENT:	ROCHE GROUP PTY LTD
DRAWING NO:	5801_DAS1_M
SHEET:	10
REVISION:	M

DA SUBMISSION

A1



EAST ELEVATION



WEST ELEVATION

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REV	DATE	DESCRIPTION	BY
B	16.05.17	MASTERPLAN HOUSE TYPES UPDATED	AS
C	29.05.17	MASTERPLAN UPDATED	AS
D	09.06.17	MASTERPLAN & HOUSE TYPES UPDATED	AS
E	26.06.17	CLUBHOUSE UPDATED	AS
F	13.07.17	MASTERPLAN UPDATED - LOTS ADDED	AS
G	24.07.17	TYPICAL SERVICES PLAN & SECTION ADDED	AS
H	25.07.17	SEWER NOTES AMENDED	AS
J	26.07.17	ISSUE FOR INFORMATION	AS
K	01.08.17	DA SUBMISSION	KC
L	12.09.17	AMENDED LOT NUMBERS	AS
M	13.09.17	ISSUE FOR DA	AS

DATUM: AHD
SCALE: 1:100 @ A1
(1:200 @ A3)
SCALE: 1:100 @ A1
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NOMINATED ARCHITECT: NUGEL SHUTT - NSW ARCH NO 7102 QLS ARCH NO 3817

PROJECT NO:	5801
DA NO:	TBA
DESIGNED BY:	NS/AS
DRAWN BY:	NS/AS
CHECKED BY:	NS
DATE CREATED:	03/17

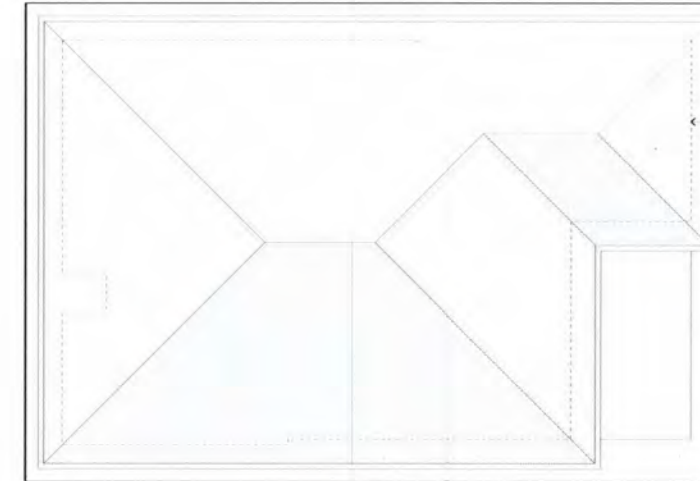
DRAWING TITLE:	ELEVATIONS SHEET 2
PROJECT:	PT LOT 3115 DP 1233800 HARRINGTON WATERS ESTATE, BOAMBE STREET, HARRINGTON NSW
CLIENT:	ROCHE GROUP PTY LTD
DRAWING NO:	5801_DA3.2_M
SHEET:	11
REVISION:	M

DA SUBMISSION

A1



GROUND FLOOR PLAN



ROOF PLAN

CUSTOM ORB METAL
ROOF SHEETING
INSTALLED TO THE
MANUFACTURERS
DETAILS
LINE OF WALLS BELOW

DOOR/ WINDOW NUMBER	AW01	AW02	AW03	AW04	AW05	AW06	AW07	AW08	AW09	AW10	AW11	AW12	AW13	AW14	AW15	AW16
ELEVATION																
DOOR/ WINDOW TYPE	SLIDING	SLIDING	AWNING	AWNING	SLIDING	LOUVER	LOUVER	LOUVER	SLIDING	LOUVER	SLIDING	SLIDING	HINGED	AWNING	SLIDING	HINGED
HEIGHT (mm)	1,200	1,200	900	900	900	2,100	2,100	2,100	2,100	2,100	1,200	1,200	2,100	900	1,200	2,100
WIDTH (mm)	1,800	2,400	900	900	900	900	900	900	3,600	900	2,400	1,500	1,000	600	2,400	1,040
SILL HEIGHT (mm)	900	900	1,350	1,350	1,350	0	0	0	0	0	900	900	0	1,200	900	0

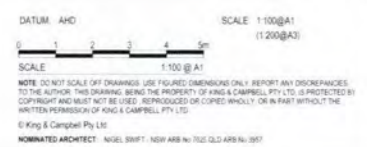
DOOR/ WINDOW SCHEDULE

GLAZING NOTES:
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ALL GLAZING TO COMPLY WITH BCA AND RELEVANT AUSTRALIAN STANDARDS
GLASS TO BE SELECTED AND INSTALLED IN ACCORDANCE WITH AS1288 2006 & AS 2047 1999
GLAZING TYPE AND FRAMES TO COMPLY WITH BASIX REPORT
BUILDING CONSTRUCTION WITHIN BUSHFIRE PRONE AREAS TO COMPLY WITH AS3099 2009
GLAZING, FLYSCREENS AND LOOKS TO BAL RATED AREAS TO COMPLY WITH AS3099 2009
ALL OPENABLE PORTIONS OF BEDROOM WINDOWS OVER 2m ABOVE THE OUTSIDE GROUND LEVEL MUST HAVE A DEVICE FITTED TO RESTRICT THE WINDOW OPENING TO NO MORE THAN 125mm (LOOK WITH A HOLE AT 125mm) OR SECURITY SCREEN AS PER BCA 3.9.2.5
ANY OPENABLE WINDOWS 4m ABOVE THE OUTSIDE GROUND LEVEL MUST HAVE A DEVICE OR SCREEN FITTED (AS PER ABOVE NOTE) AND IN ACCORDANCE WITH BCA 3.9.2.5
REFER TO STRUCTURAL ENGINEER FOR WIND LOAD RATINGS OF WINDOWS AND DOORS
ALL EXTERNAL DOORS TO HAVE WEATHER SEALS
ALL ALUMINIUM DOORS AND WINDOWS TO BE SUPPLIED WITH TIMBER REVEALS
WINDOWS TO HAVE MINIMUM AGGREGATE OPENING OR OPENABLE SIZE NOT LESS THAN 5% OF THE FLOOR AREA OF ROOMS REQUIRED TO BE VENTILATED IN ACCORDANCE WITH BCA 3.9.5.2

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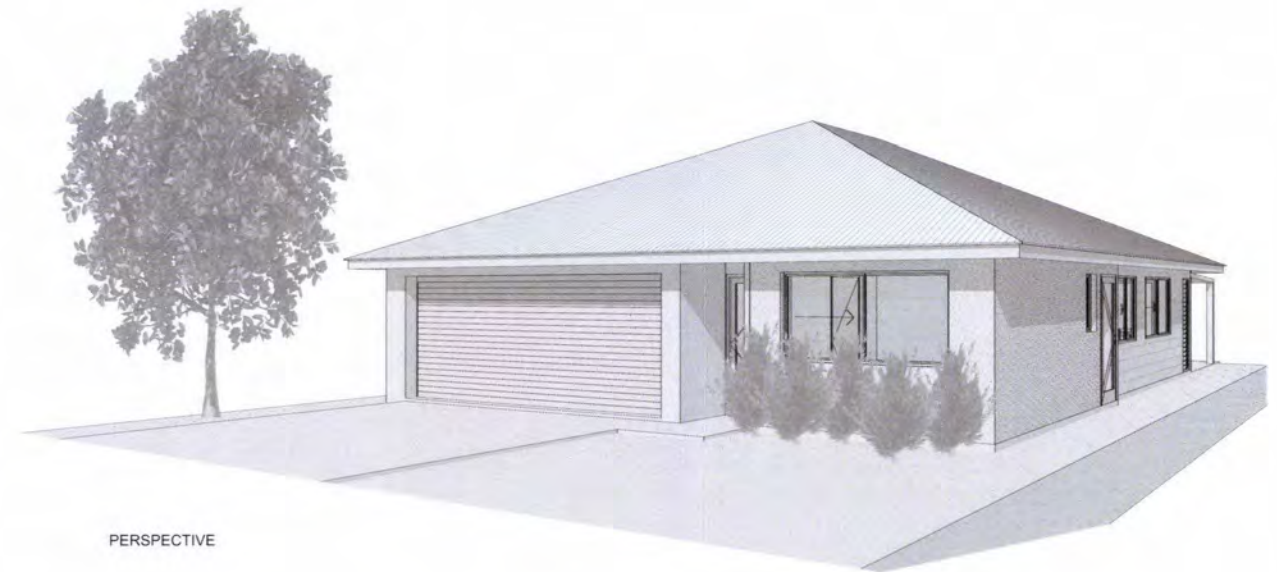
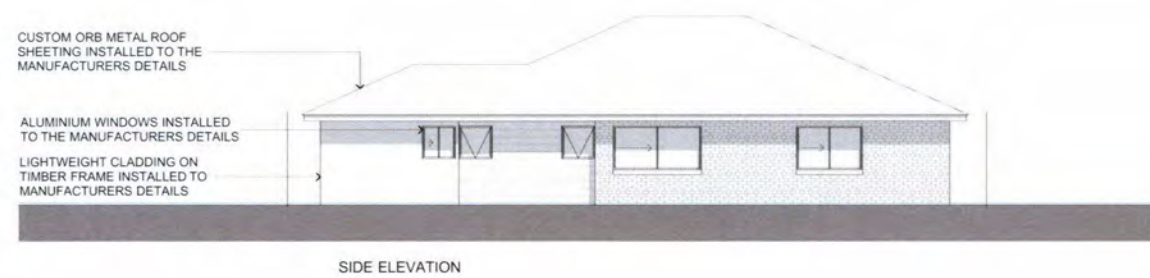
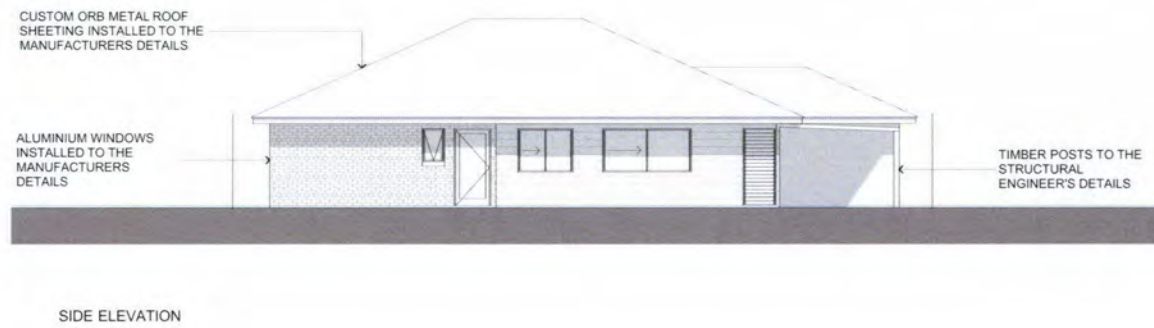
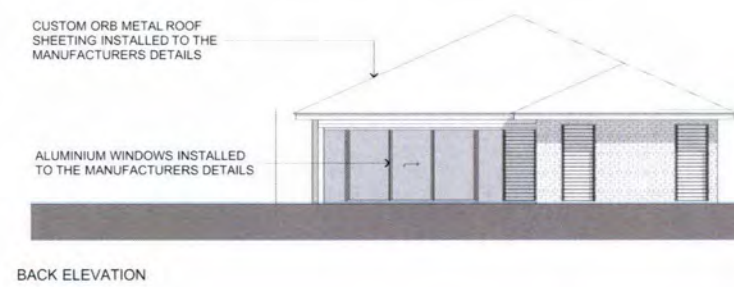
REV	DATE	DESCRIPTION	BY
A	27.04.17	ISSUE FOR REVIEW	AS
B	02.06.17	ISSUE FOR REVIEW	AS
C	08.06.17	UPDATED HOUSE TYPES & STREET ELEVATIONS	AS
D	26.07.17	ISSUE FOR INFORMATION	AS
E	04.08.17	ISSUE FOR INFORMATION	KC



PROJECT NO:	5801	DRAWING TITLE:	TYPE A - FLOOR PLAN, ROOF PLAN, SCHEDULES
DA NO:	TBA	PROJECT:	PT LOT 3014 DP 1212559 HARRINGTON RD, HARRINGTON WATERS ESTATE, HARRINGTON NSW
DESIGNED BY:	NSAS	CLIENT:	ROCHE GROUP PTY LTD
DRAWN BY:	NSAS	DRAWING NO:	5801_DA1.1_E
CHECKED BY:	NS	SHEET:	2
DATE CREATED:	03-17	REVISION:	E

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A1



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REV.	DATE	DESCRIPTION	BY
A	27.04.17	ISSUE FOR REVIEW	AS
B	02.06.17	ISSUE FOR REVIEW	AS
C	06.06.17	UPDATED HOUSE TYPES & STREET ELEVATIONS	AS
D	26.07.17	ISSUE FOR INFORMATION	AS
E	04.08.17	ISSUE FOR INFORMATION	KD

DATUM: AHD	SCALE: 1:100@A1 (1:200@A3)
SCALE: 1:100 @ A1	
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NOMINATED ARCHITECT: NIGEL BIRBY - NSW ARCH NO 7102 (L.D. ARCH NO 2897)	

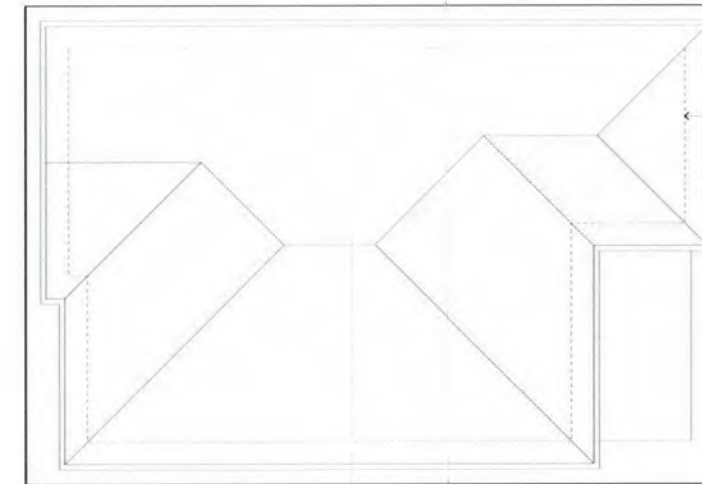
PROJECT NO:	5801
DA NO:	TBA
DESIGNED BY:	NS/AS
DRAWN BY:	NS/AS
CHECKED BY:	NS
DATE CREATED:	03/17

DRAWING TITLE:	TYPE A - SECTIONS, ELEVATIONS, PERSPECTIVES		
PROJECT:	PT LOT 3014 DP 1212559 HARRINGTON RD, HARRINGTON WATERS ESTATE, HARRINGTON NSW		
CLIENT:	ROCHE GROUP PTY LTD		
DRAWING NO:	5801_DA1.2_E	SHEET:	3
REVISION:			E

A1



GROUND FLOOR PLAN



ROOF PLAN

LINE OF WALLS BELOW
CUSTOM ORB METAL ROOF SHEETING INSTALLED TO THE MANUFACTURERS DETAILS

LINE OF ROOF OVER
ALUMINIUM WINDOWS INSTALLED TO THE MANUFACTURERS DETAILS
LIGHTWEIGHT CLADDING ON TIMBER FRAME INSTALLED TO MANUFACTURERS DETAILS

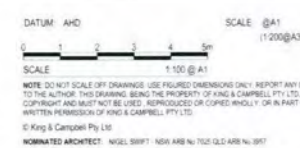
DOOR/WINDOW NUMBER	BW001	BW002	BW003	BW004	BW005	BW006	BW007	BW008	BW009	BW010	BW011	BW012	BW013	BW014	BW015	BW016
ELEVATION																
DOOR/WINDOW TYPE	SLIDING	SLIDING	AWNING	AWNING	SLIDING	LOUVER	LOUVER	LOUVER	SLIDING	LOUVER	SLIDING	SLIDING	HINGED	AWNING	SLIDING	HINGED
HEIGHT (mm)	1,200	1,200	900	900	900	2,100	2,100	2,100	2,100	2,100	1,200	1,200	2,100	900	1,200	2,100
WIDTH (mm)	1,800	2,400	900	900	900	900	900	900	2,400	900	2,400	1,500	1,000	400	2,400	1,040
BILL HEIGHT (mm)	900	900	1,200	1,200	1,200	0	0	0	0	0	900	900	0	1,200	900	0

DOOR/ WINDOW SCHEDULE

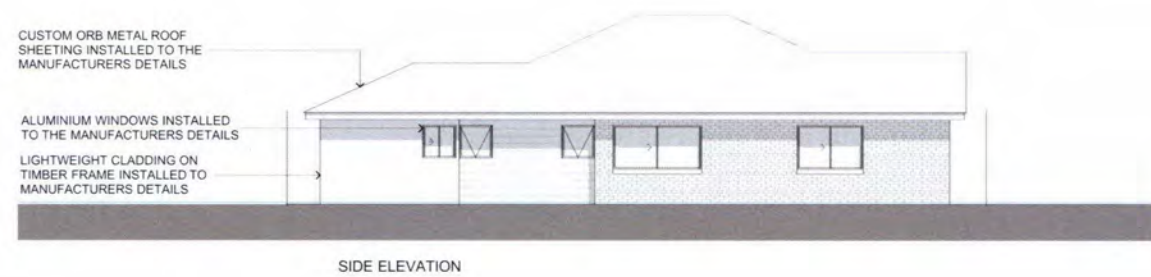
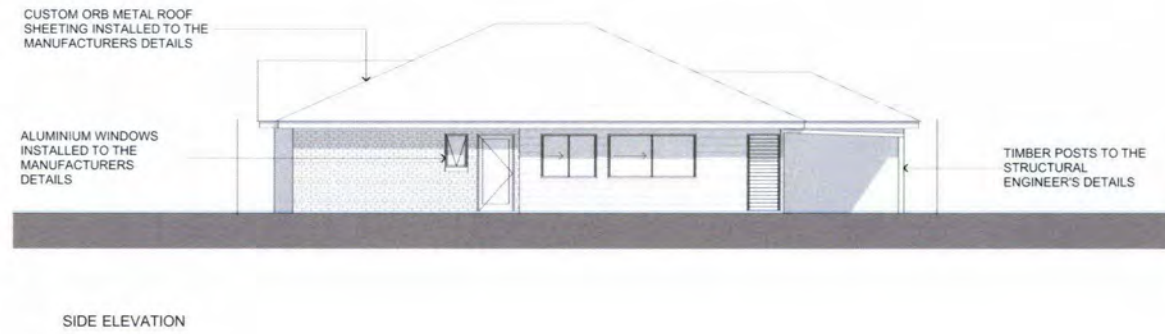
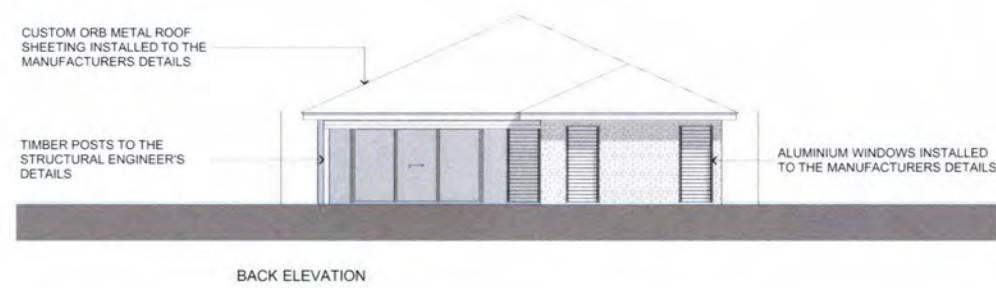
GLAZING NOTES:
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ALL GLAZING TO COMPLY WITH BCA AND RELEVANT AUSTRALIAN STANDARDS.
GLASS TO BE SELECTED AND INSTALLED IN ACCORDANCE WITH AS1288 2006 & AS 2047 1999.
GLAZING TYPE AND FRAMES TO COMPLY WITH BASIX REPORT.
BUILDING CONSTRUCTION WITHIN BUSHFIRE PRONE AREAS TO COMPLY WITH AS3959 2009.
GLAZING FLYSCREENS AND LOCKS TO BAL RATED AREAS TO COMPLY WITH AS3699 2009.
ALL OPENABLE PORTIONS OF BEDROOM WINDOWS OVER 2m ABOVE THE OUTSIDE GROUND LEVEL MUST HAVE A DEVICE FITTED TO RESTRICT THE WINDOW OPENING TO NO MORE THAN 125mm LOOK WITH A HOLE AT 120mm OR SECURITY SCREEN AS PER BCA 3.9.2.5.
ANY OPENABLE WINDOWS 4m ABOVE THE OUTSIDE GROUND LEVEL MUST HAVE A DEVICE OR SCREEN FITTED (AS PER ABOVE NOTE) AND IN ACCORDANCE WITH BCA 3.9.2.5.
REFER TO STRUCTURAL ENGINEER FOR WIND LOAD RATINGS OF WINDOWS AND DOORS.
ALL EXTERNAL DOORS TO HAVE WEATHER SEALS.
ALL ALUMINIUM DOORS AND WINDOWS TO BE SUPPLIED WITH TIMBER REVEALS.
WINDOWS TO HAVE MINIMUM AGGREGATE OPENING OR OPENABLE SIZE NOT LESS THAN 5% OF THE FLOOR AREA OF ROOMS REQUIRED TO BE VENTILATED IN ACCORDANCE WITH BCA 3.8.2.2.



REV	DATE	DESCRIPTION	BY
A	27.04.17	ISSUE FOR REVIEW	AS
B	02.06.17	ISSUE FOR REVIEW	AS
C	09.06.17	UPDATED HOUSE TYPES & STREET ELEVATIONS	AS
D	26.07.17	ISSUE FOR INFORMATION	AS
E	04.08.17	ISSUE FOR INFORMATION	KD



PROJECT NO:	5801	DRAWING TITLE:	TYPE B - FLOOR PLAN, ROOF PLAN, SCHEDULES
DA NO:	TBA	PROJECT:	PT LOT 3014 DP 1212559 HARRINGTON RD, HARRINGTON WATERS ESTATE, HARRINGTON NSW
DESIGNED BY:	NSIAS	CLIENT:	ROCHE GROUP PTY LTD
DRAWN BY:	NSIAS	DRAWING NO:	5801_DA2_1_E
CHECKED BY:	NS	SHEET:	4
DATE CREATED:	09/17	REVISION:	E



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REV.	DATE	DESCRIPTION	BY
A	27.04.17	ISSUE FOR REVIEW	AS
B	02.06.17	ISSUE FOR REVIEW	AS
C	06.06.17	UPDATED HOUSE TYPES & STREET ELEVATIONS	AS
D	26.07.17	ISSUE FOR INFORMATION	AS
E	04.08.17	ISSUE FOR INFORMATION	KD

DATUM AND SCALE @A1 (1:200@A3)

SCALE 1:100 @A1

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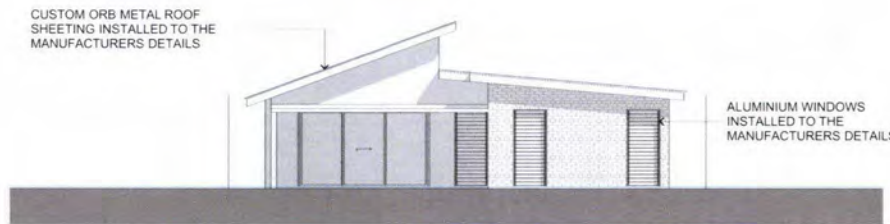
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NOMINATED ARCHITECT: NIGEL SMITH - NSW A&P No. 7102 QLD A&P No. 3887

PROJECT NO:	5801	DRAWING TITLE:	TYPE B - SECTION, ELEVATIONS, PERSPECTIVES
DA NO:	TBA	PROJECT:	PT LOT 3014 DP 1212559 HARRINGTON RD, HARRINGTON WATERS ESTATE, HARRINGTON NSW
DESIGNED BY:	NS/AS	CLIENT:	ROCHE GROUP PTY LTD
DRAWN BY:	NS/AS	DRAWING NO:	5801_DA2.2_E
CHECKED BY:	NS	SHEET:	5
DATE CREATED:	03/17	REVISION:	E



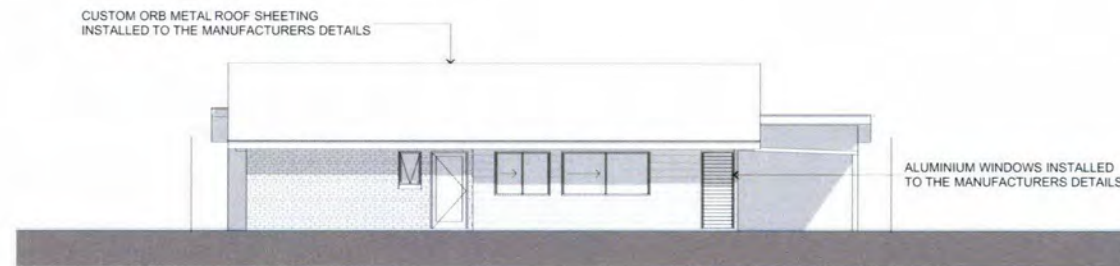
FRONT ELEVATION



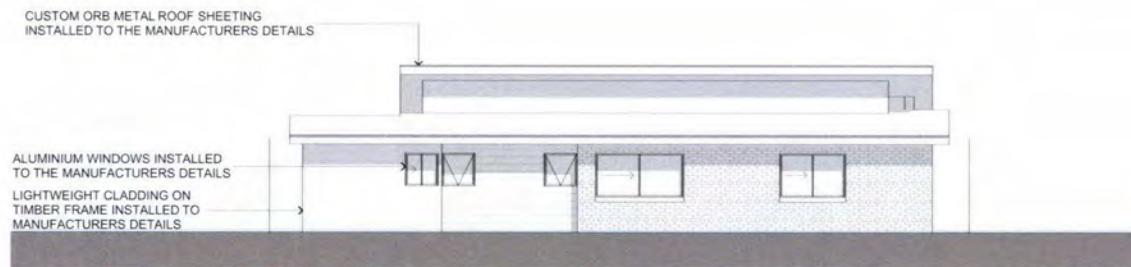
BACK ELEVATION



SECTION 01



SIDE ELEVATION



SIDE ELEVATION



PERSPECTIVE

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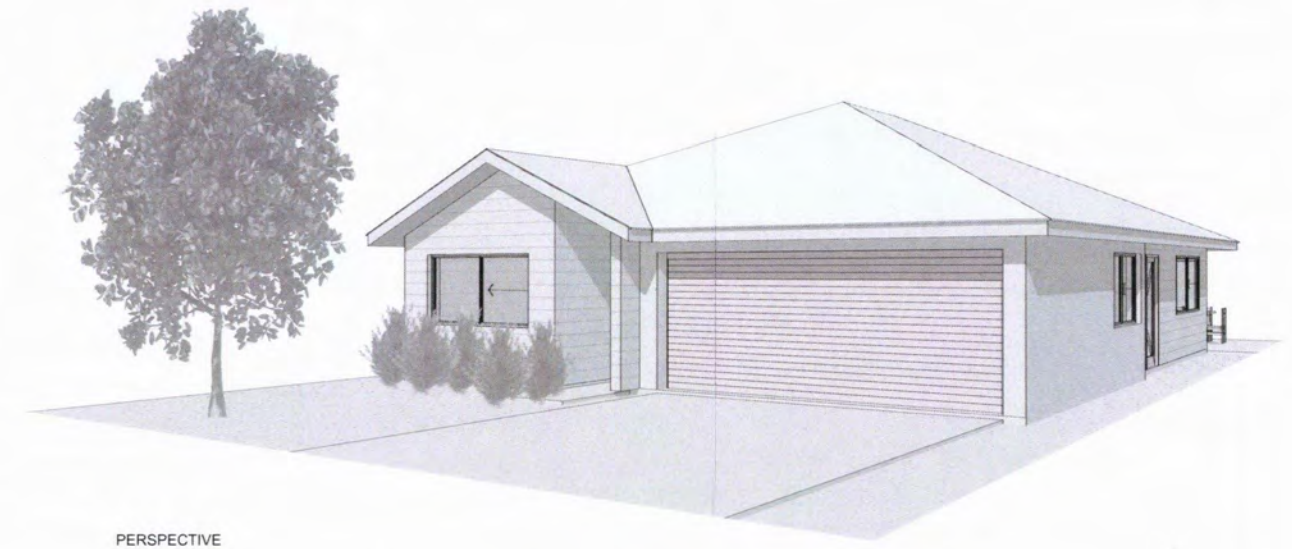
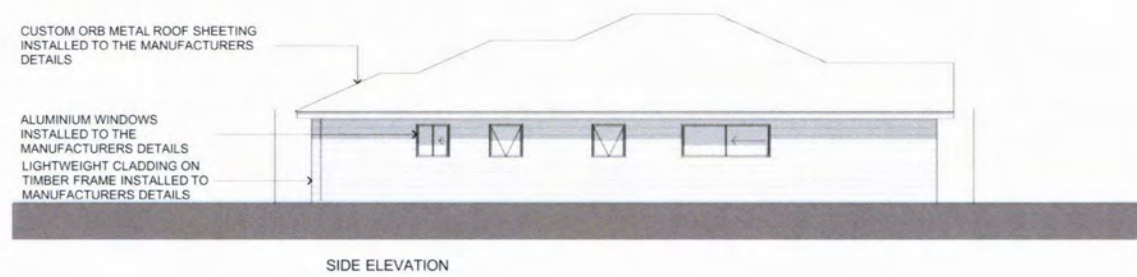
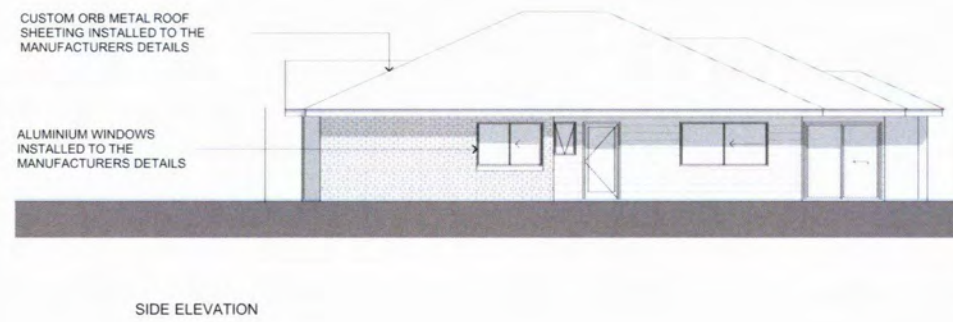
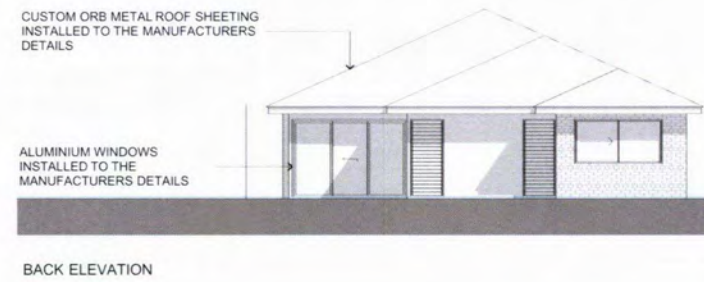
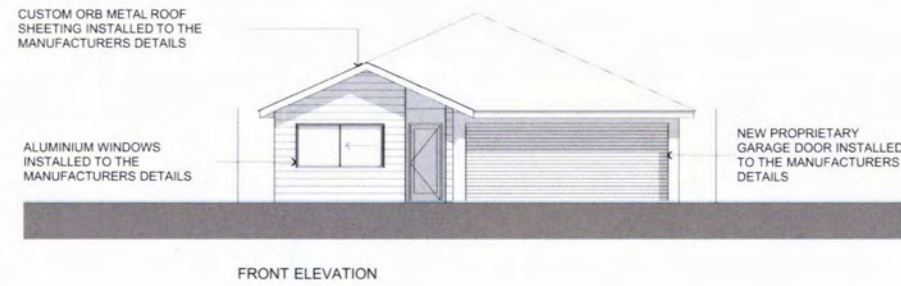
REV.	DATE	DESCRIPTION	BY
A	27.04.17	ISSUE FOR REVIEW	AS
B	02.06.17	ISSUE FOR REVIEW	AS
C	09.06.17	UPDATED HOUSE TYPES & STREET ELEVATIONS	AS
D	25.07.17	ISSUE FOR INFORMATION	AS
E	04.08.17	ISSUE FOR INFORMATION	KD

DATUM: AHD	SCALE: @A1 (1:200@A1)
SCALE: 1:100 @ A1	
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NOMINATED ARCHITECT: NIGEL BERRY - NSW A&P No 7022 (A&P No 3977)	

PROJECT NO:	5801
DA NO:	TBA
DESIGNED BY:	NS/AS
DRAWN BY:	NS/AS
CHECKED BY:	NS
DATE CREATED:	03/17

DRAWING TITLE:	TYPE C - SECTIONS, ELEVATIONS, PERSPECTIVES		
PROJECT:	PT LOT 3014 DP 1212559 HARRINGTON RD, HARRINGTON WATERS ESTATE, HARRINGTON NSW		
CLIENT:	ROCHE GROUP PTY LTD		
DRAWING NO:	5801_DA3.2_E	SHEET	7
REVISION:			E

A1



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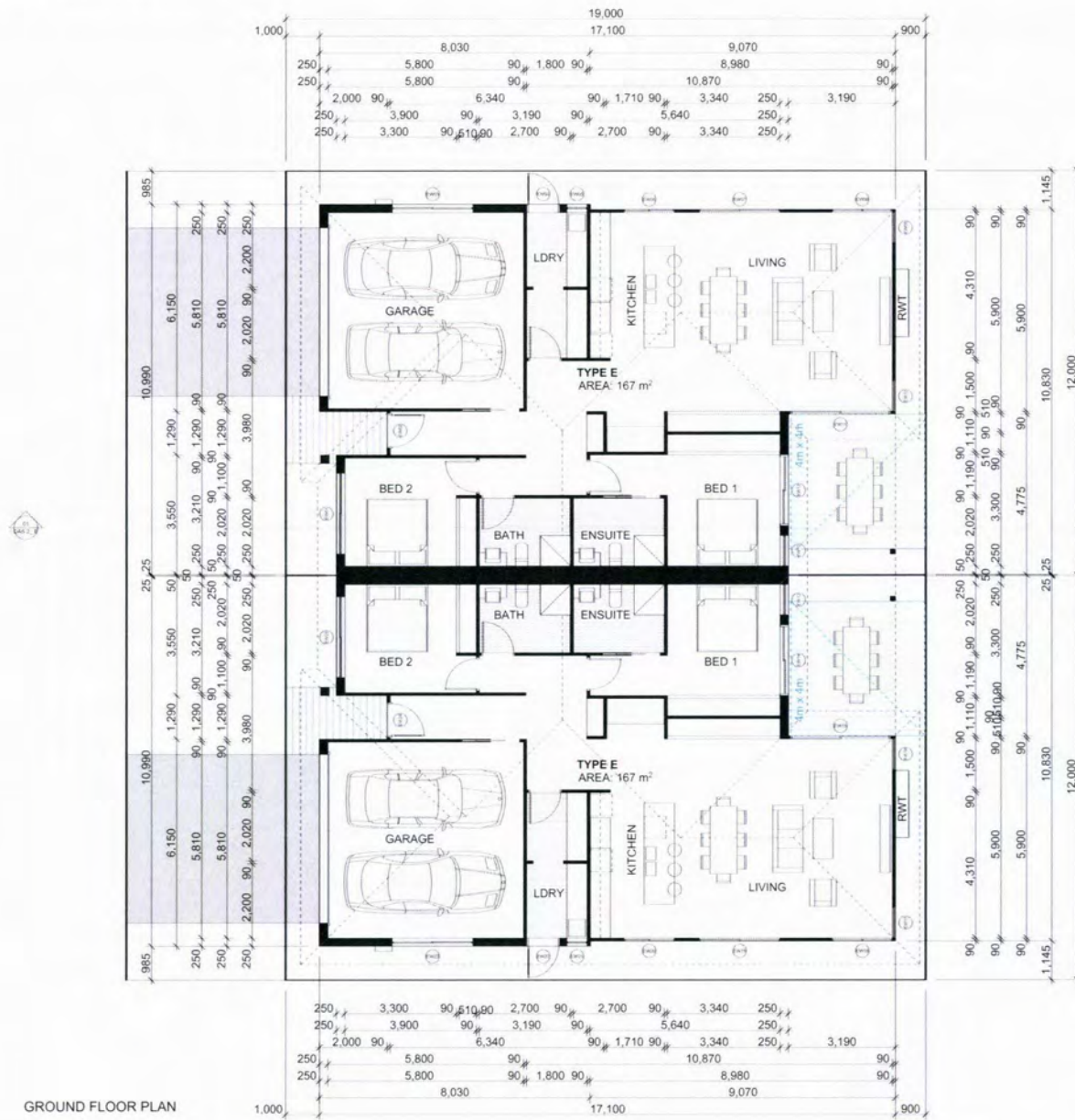
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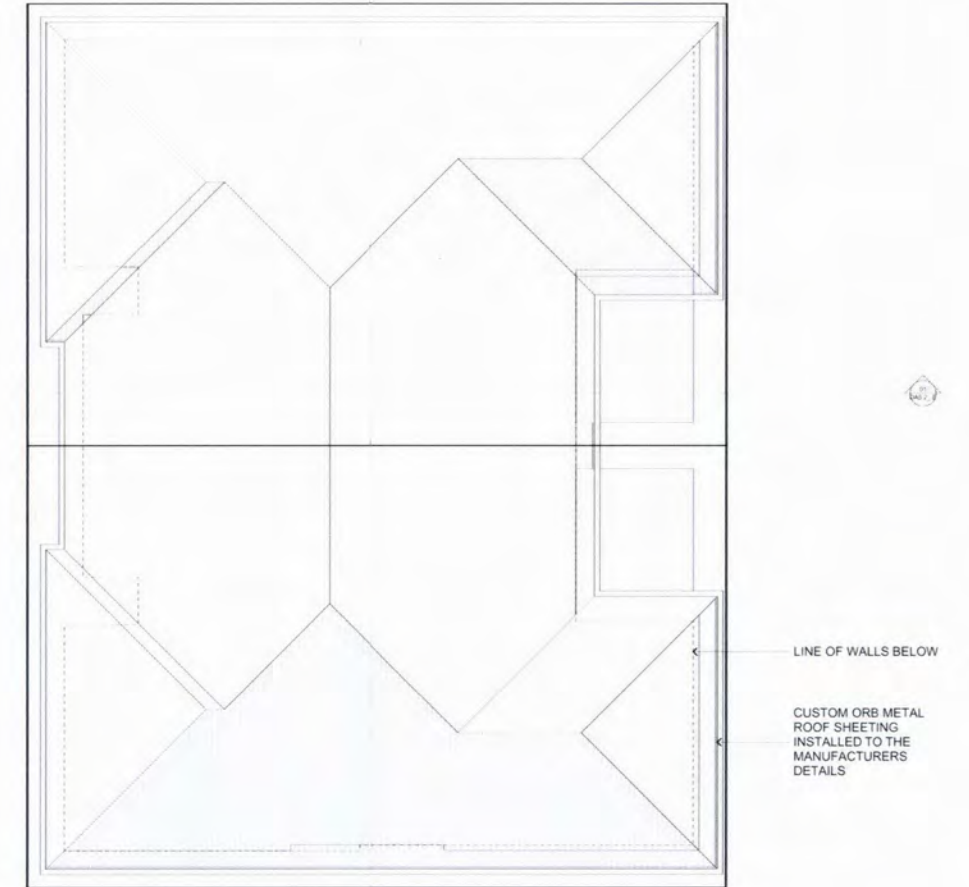
REV.	DATE	DESCRIPTION	BY
A.	27.04.17	ISSUE FOR REVIEW	AS
B.	02.06.17	ISSUE FOR REVIEW	AS
C.	09.06.17	UPDATED HOUSE TYPES & STREET ELEVATIONS	AS
D.	26.07.17	ISSUE FOR INFORMATION	AS
E.	04.08.17	ISSUE FOR INFORMATION	KD

DATUM: AHD
SCALE: @A1 (1:200@A3)
0 1 2 3 4 5m
SCALE: 1:100 @ A1
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NOMINATED ARCHITECT: NGEL SHAFIT, NSW AHS No 7102 QLD AHS No 3957

PROJECT NO:	5801	DRAWING TITLE:	TYPE D - SECTIONS, ELEVATIONS, PERSPECTIVES
DA NO:	TBA	PROJECT:	PT LOT 3014 DP 1212559 HARRINGTON RD, HARRINGTON WATERS ESTATE, HARRINGTON NSW
DESIGNED BY:	NS/AS	CLIENT:	ROCHE GROUP PTY LTD
DRAWN BY:	NS/AS	DRAWING NO:	5801_DA4.2_E
CHECKED BY:	NS	SHEET:	9
DATE CREATED:	03/17	REVISION:	E



ROOF PLAN



GLAZING NOTES:

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ALL GLAZING TO COMPLY WITH BCA AND RELEVANT AUSTRALIAN STANDARDS.

GLASS TO BE SELECTED AND INSTALLED IN ACCORDANCE WITH AS 1288 2006 & AS 2047 1999.

GLAZING TYPE AND FRAMES TO COMPLY WITH BASIX REPORT.

BUILDING CONSTRUCTION WITHIN BUSHFIRE PRONE AREAS TO COMPLY WITH AS 3959 2009.

GLAZING, FLYSCREENS AND LOOKS TO BAL RATED AREAS TO COMPLY WITH AS 3959 2009.

ALL OPENABLE PORTIONS OF BEDROOM WINDOWS OVER 2m ABOVE THE OUTSIDE GROUND LEVEL MUST HAVE A DEVICE FITTED TO RESTRICT THE WINDOW OPENING TO NO MORE THAN 120mm LOOK WITH A HOLE AT 120mm OR SECURITY SCREEN AS PER BCA 3.9.2.5.

ANY OPENABLE WINDOWS 4m ABOVE THE OUTSIDE GROUND LEVEL MUST HAVE A DEVICE OR SCREEN FITTED (AS PER ABOVE NOTE) AND IN ACCORDANCE WITH BCA 3.9.2.5.

REFER TO STRUCTURAL ENGINEER FOR WIND LOAD RATINGS OF WINDOWS AND DOORS.

ALL EXTERNAL DOORS TO HAVE WEATHER SEALS.

ALL ALUMINIUM DOORS AND WINDOWS TO BE SUPPLIED WITH TIMBER REVEALS.

WINDOWS TO HAVE MINIMUM AGGREGATE OPENING OR OPENABLE SIZE NOT LESS THAN 8% OF THE FLOOR AREA OF ROOMS REQUIRED TO BE VENTILATED IN ACCORDANCE WITH BCA 3.8.5.2.

DOOR/ WINDOW NUMBER	EW01	EW02	EW03	EW04	EW05	EW06	EW07	EW08	EW09	EW10	EW11	EW12	EW13	EW14	EW15	EW16	EW17	EW18	EW19
ELEVATION																			
DOOR/ WINDOW TYPE	SLIDING	HINGED	SLIDING	HINGED	AWNING	SLIDING	SLIDING	LOUVER	LOUVER	LOUVER	SLIDING	LOUVER	SLIDING	LOUVER	SLIDING	LOUVER	LOUVER	LOUVER	SLIDING
HEIGHT (mm)	1,200	2,100	600	2,100	600	1,200	1,200	2,100	2,100	2,100	2,100	2,100	2,100	2,100	2,100	2,100	2,100	2,100	1,200
WIDTH (mm)	2,400	1,500	2,400	1,500	600	1,500	2,400	900	900	900	3,500	900	2,100	3,500	2,100	3,500	900	1,800	2,400
SILL HEIGHT (mm)	900	0	1,500	0	1,200	900	900	0	0	0	0	0	0	0	0	0	0	0	900

DOOR/ WINDOW NUMBER	EW20	EW21	EW22	EW23	EW24	EW25
ELEVATION						
DOOR/ WINDOW TYPE	SLIDING	AWNING	HINGED	SLIDING	HINGED	SLIDING
HEIGHT (mm)	1,200	600	2,100	2,100	1,200	1,200
WIDTH (mm)	1,500	600	1,500	2,400	1,500	2,400
SILL HEIGHT (mm)	900	1,200	0	1,500	0	900

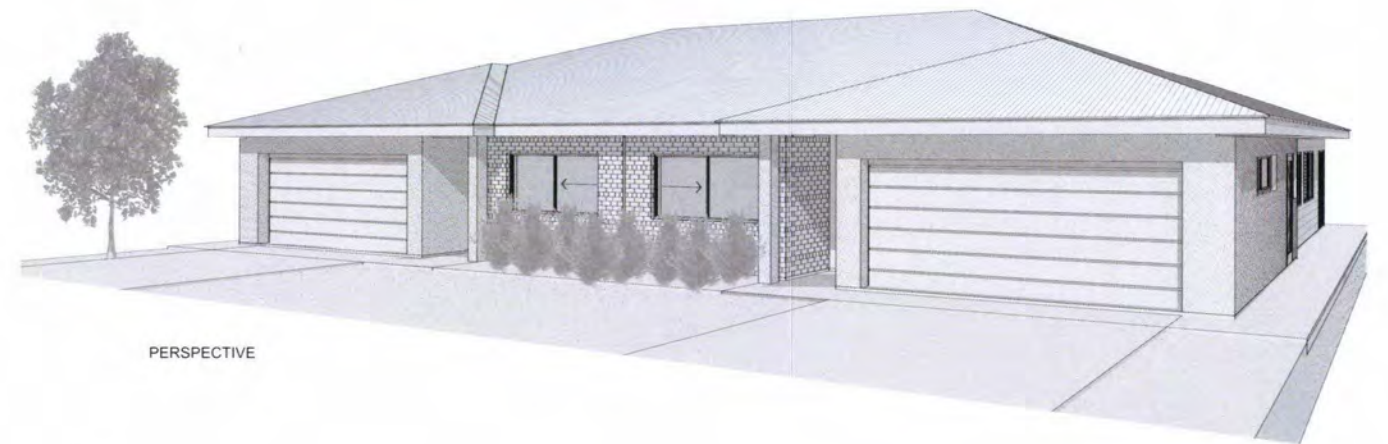
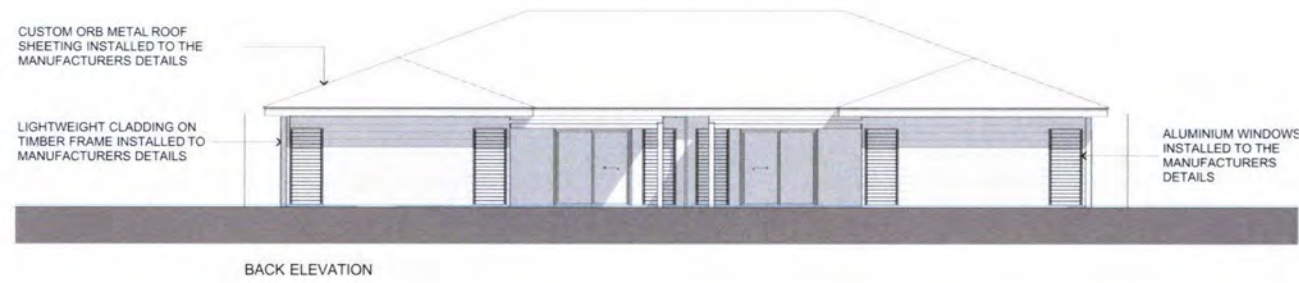
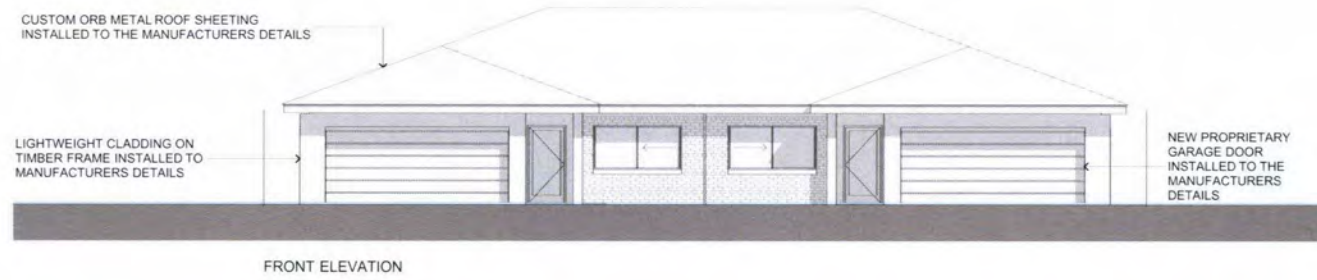
DOOR/ WINDOW SCHEDULE

REV	DATE	DESCRIPTION	BY
A	27.04.17	ISSUE FOR REVIEW	AS
B	02.06.17	ISSUE FOR REVIEW	AS
C	09.06.17	UPDATED HOUSE TYPES & STREET ELEVATIONS	AS
D	26.07.17	ISSUE FOR INFORMATION	AS
E	04.08.17	ISSUE FOR INFORMATION	KD

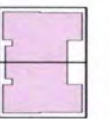
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SCALE	1:100 @ A1	
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NOMINATED ARCHITECT: NIGEL BRINT, NSW ARCH NO 702 QLD ARCH NO 397		

PROJECT NO:	5801	DRAWING TITLE:	TYPE E - FLOOR PLAN, ROOF PLAN, SCHEDULES
DA NO:	TBA	PROJECT:	PT LOT 3014 DP 1212559 HARRINGTON RD, HARRINGTON WATERS ESTATE, HARRINGTON NSW
DESIGNED BY:	NS/AS	CLIENT:	ROCHE GROUP PTY LTD
DRAWN BY:	NS/AS		
CHECKED BY:	NS		
DATE CREATED:	03/17		

DRAWING NO:	SHEET	REVISION
5801_DAS 1_E	10	E



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www.kingcampbell.com.au
A: PO Box 243 Port Macquarie NSW 2444
T: 02 6562 2555
F: 02 6562 4064
E: info@kingcampbell.com.au

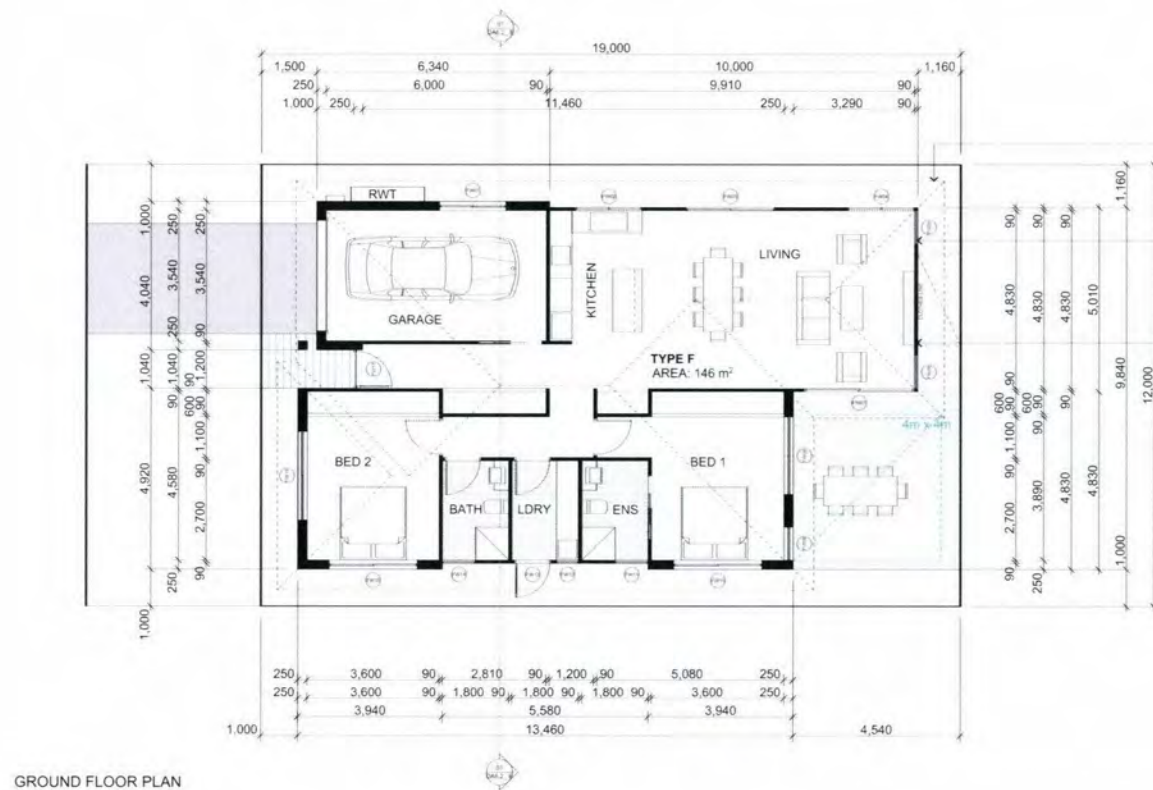
REV	DATE	DESCRIPTION	BY
A	27.04.17	ISSUE FOR REVIEW	AS
B	02.06.17	ISSUE FOR REVIEW	AS
C	09.06.17	UPDATED HOUSE TYPES & STREET ELEVATIONS	AS
D	26.07.17	ISSUE FOR INFORMATION	AS
E	04.08.17	ISSUE FOR INFORMATION	KC

DATUM: AHD
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(1:200@A3)
0 2 4 6 8 10m
SCALE: 1:100 @ A1
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NOMINATED ARCHITECT: NIGEL SHUTT - NSW ARCH NO 7122 QLD ARCH NO 3917

PROJECT NO:	5801
DA NO:	TBA
DESIGNED BY:	NS/AS
DRAWN BY:	NS/AS
CHECKED BY:	NS
DATE CREATED:	03/17

DRAWING TITLE:	TYPE E - SECTIONS, ELEVATIONS, PERSPECTIVES
PROJECT:	PT LOT 3014 DP 1212559 HARRINGTON RD, HARRINGTON WATERS ESTATE, HARRINGTON NSW
CLIENT:	ROCHE GROUP PTY LTD
DRAWING NO:	5801_DAS2_E
SHEET	11
REVISION:	E

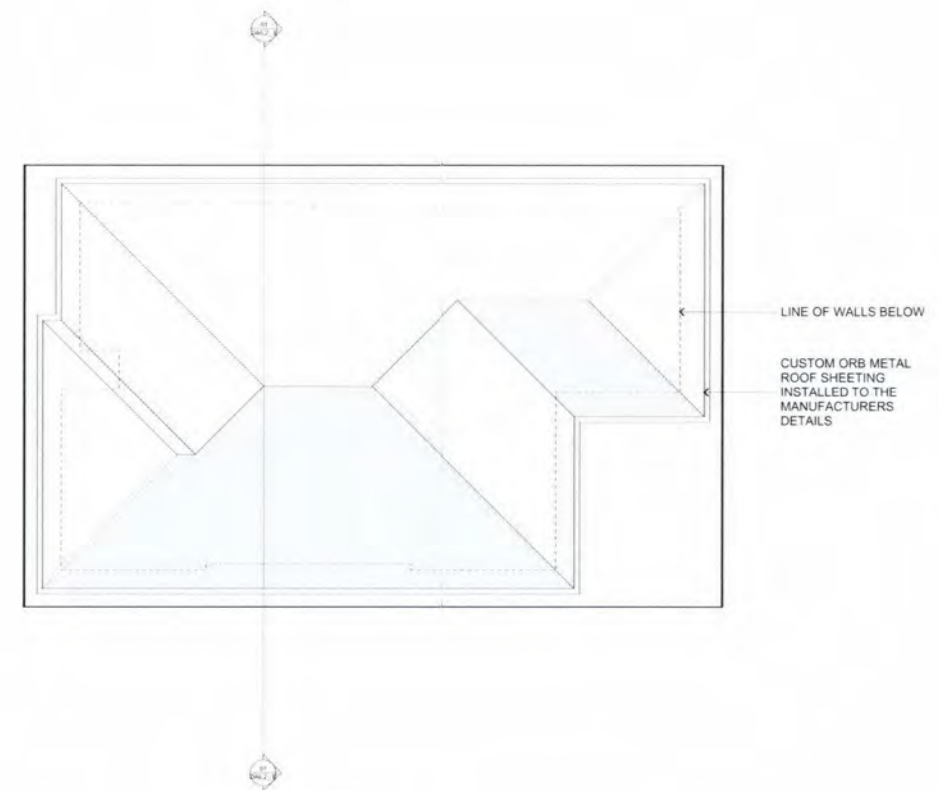
A1



GROUND FLOOR PLAN

LINE OF ROOF OVER
ALUMINIUM WINDOWS INSTALLED TO THE MANUFACTURERS DETAILS
LIGHTWEIGHT CLADDING ON TIMBER FRAME INSTALLED TO MANUFACTURERS DETAILS

ROOF PLAN



LINE OF WALLS BELOW
CUSTOM ORB METAL ROOF SHEETING INSTALLED TO THE MANUFACTURERS DETAILS

DOOR/ WINDOW NUMBER	FW01	FW02	FW03	FW04	FW05	FW06	FW07	FW08	FW09	FW10	FW11	FW12	FW13	FW14	FW15	FW16	FW17
ELEVATION																	
DOOR/ WINDOW TYPE																	
HEIGHT (mm)	1,200	2,100	1,200	2,100	2,100	2,100	2,100	2,100	2,100	900	900	900	2,100	900	900	1,200	2,100
WIDTH (mm)	1,800	1,800	2,400	1,800	900	900	3,000	2,100	900	2,400	900	600	1,000	900	2,400	2,400	1,040
SILL HEIGHT (mm)	900	0	900	0	0	0	0	0	0	1,200	1,200	1,200	0	1,200	1,200	900	0

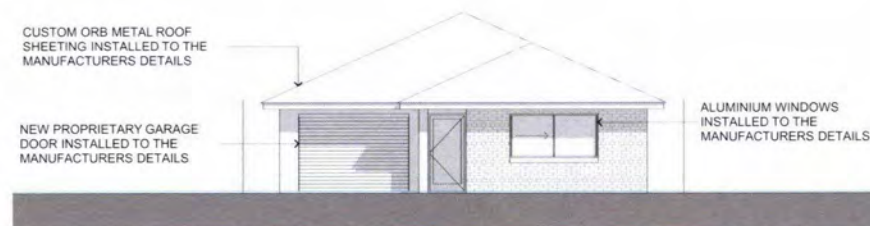
DOOR/ WINDOW SCHEDULE

GLAZING NOTES:
ARCHITECTURAL DRAWINGS TO BE READ IN CONJUNCTION WITH STRUCTURAL ENGINEERS DRAWINGS AND ALL OTHER RELEVANT CONSULTANTS DRAWINGS
ALL DIMENSIONS TO BE VERIFIED BEFORE ANY WORK OR FABRICATION COMMENCES
IF ANY DISCREPANCY, AMBIGUITY, ERROR OR INCONSISTENCY IS FOUND IN THIS SET OF DRAWINGS, REPORT SUCH TO KING AND CAMPBELL ARCHITECTS BEFORE PROCEEDING
ALL GLAZING TO COMPLY WITH BCA AND RELEVANT AUSTRALIAN STANDARDS
GLASS TO BE SELECTED AND INSTALLED IN ACCORDANCE WITH AS1288 2006 & AS 2047 1999
GLAZING TYPE AND FRAMES TO COMPLY WITH BASIX REPORT
BUILDING CONSTRUCTION WITHIN BUSHFIRE PRONE AREAS TO COMPLY WITH AS3959 2006
GLAZING, FLYSCREENS AND LOCKS TO BAL RATED AREAS TO COMPLY WITH AS3959 2006
ALL OPENABLE PORTIONS OF BEDROOM WINDOWS OVER 2m ABOVE THE OUTSIDE GROUND LEVEL MUST HAVE A DEVICE FITTED TO RESTRICT THE WINDOW OPENING TO NO MORE THAN 120mm (LOCK WITH A HOLE AT 120mm) OR SECURITY SCREEN AS PER BCA 3.9.2.5
ANY OPENABLE WINDOWS 4m ABOVE THE OUTSIDE GROUND LEVEL MUST HAVE A DEVICE OR SCREEN FITTED (AS PER ABOVE NOTE) AND IN ACCORDANCE WITH BCA 3.9.2.5
REFER TO STRUCTURAL ENGINEER FOR WIND LOAD RATINGS OF WINDOWS AND DOORS
ALL EXTERNAL DOORS TO HAVE WEATHER SEALS
ALL ALUMINIUM DOORS AND WINDOWS TO BE SUPPLIED WITH TIMBER REVEALS
WINDOWS TO HAVE MINIMUM AGGREGATE OPENING OR OPENABLE SIZE NOT LESS THAN 5% OF THE FLOOR AREA OF ROOMS REQUIRED TO BE VENTILATED IN ACCORDANCE WITH BCA 3.9.5.2

REV	DATE	DESCRIPTION	BY
A	27.04.17	ISSUE FOR REVIEW	AS
B	02.06.17	ISSUE FOR REVIEW	AS
C	06.06.17	UPDATED HOUSE TYPES & STREET ELEVATIONS	AS
D	26.07.17	ISSUE FOR INFORMATION	AS
E	04.08.17	ISSUE FOR INFORMATION	KC

DATUM: AHD
SCALE: 1:100 @ A1
(1:200 @ A3)
SCALE: 1:100 @ A1
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NOMINATED ARCHITECT: NIGEL BERRY - NSW ARCH NO 7127 QLD ARCH NO 5907

PROJECT NO:	5801	DRAWING TITLE:	TYPE F - FLOOR PLAN, ROOF PLAN, SCHEDULES
DA NO:	TBA	PROJECT:	PT LOT 3014 DP 1212559 HARRINGTON RD, HARRINGTON WATERS ESTATE, HARRINGTON NSW
DESIGNED BY:	NSAS	CLIENT:	ROCHE GROUP PTY LTD
DRAWN BY:	NSAS	DRAWING NO:	5801_DA6.1_E
CHECKED BY:	NS	SHEET	12
DATE CREATED:	03/17	REVISION:	E



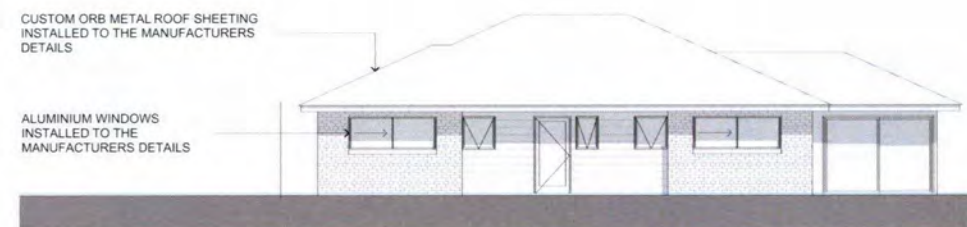
FRONT ELEVATION



BACK ELEVATION



SECTION 01



SIDE ELEVATION



SIDE ELEVATION



PERSPECTIVE

PRELIMINARY ONLY - NOT FOR CONSTRUCTION

A1

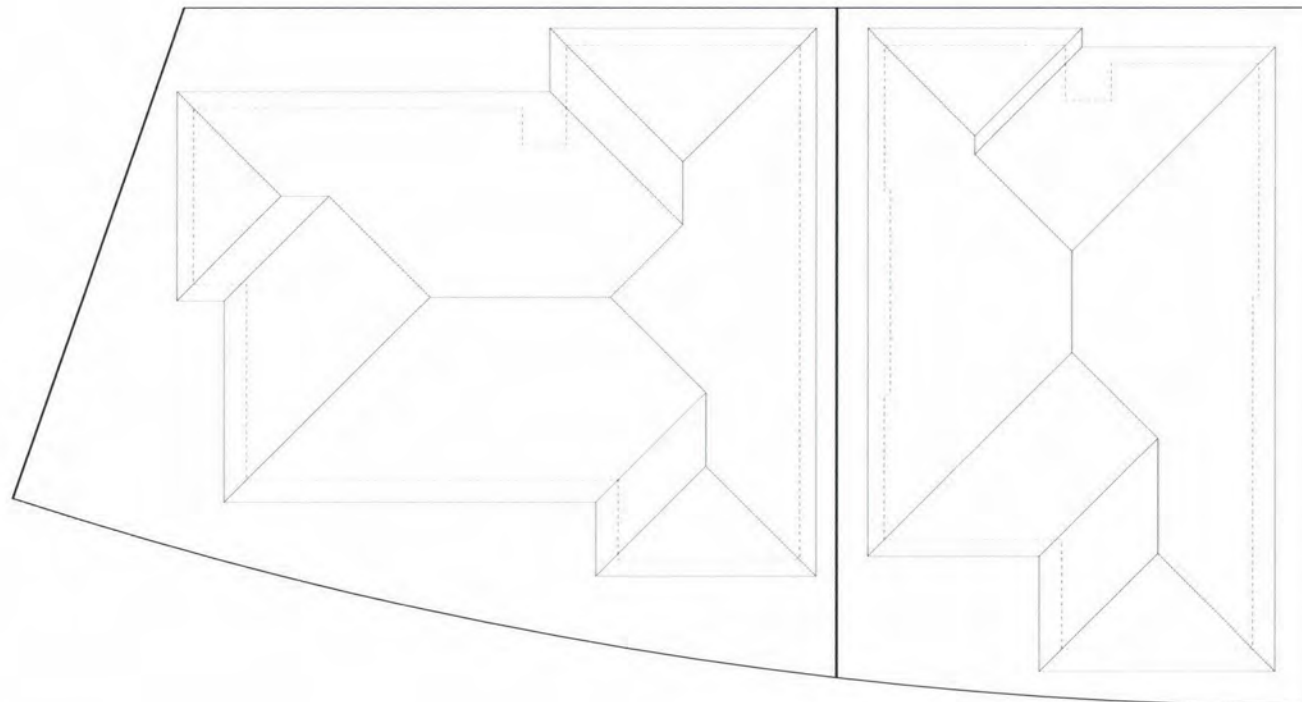
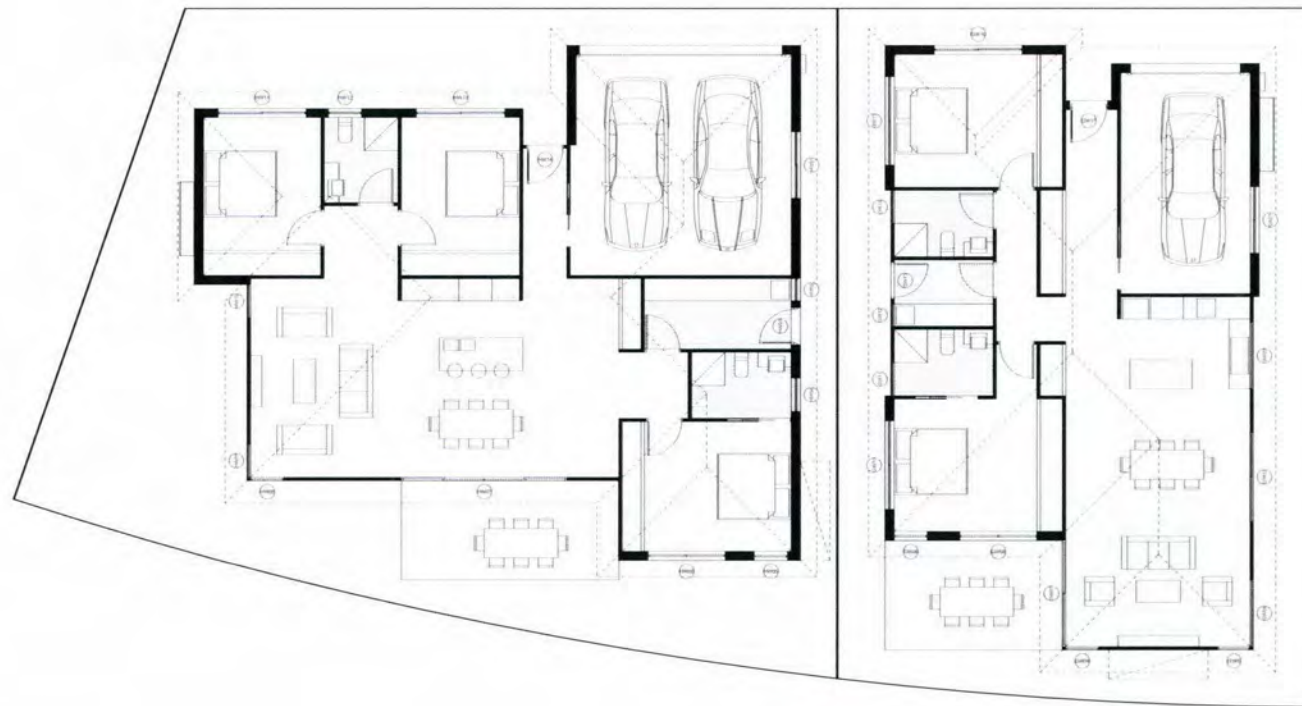
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www.kingcampbell.com.au
A: PO Box 243 Port Macquarie NSW 2444
T: 02 6586 2555
F: 02 6583 4364
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REV	DATE	DESCRIPTION	BY
A	27.04.17	ISSUE FOR REVIEW	AS
B	02.06.17	ISSUE FOR REVIEW	AS
C	09.06.17	UPDATED HOUSE TYPES & STREET ELEVATIONS	AS
D	26.07.17	ISSUE FOR INFORMATION	AS
E	04.08.17	ISSUE FOR INFORMATION	KD

DATUM: AHD
SCALE: 1:100@A1
(1:200@A3)
SCALE: 1:100 @ A1
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NOMINATED ARCHITECT: NIGEL SMITH - NSW ARCH NO 7522 QLS ARCH NO 3957

PROJECT NO:	5801	DRAWING TITLE:	TYPE F - SECTIONS, ELEVATIONS, PERSPECTIVES
DA NO:	TBA	PROJECT:	PT LOT 3014 DP 1212559 HARRINGTON RD, HARRINGTON WATERS ESTATE, HARRINGTON NSW
DESIGNED BY:	NS/AS	CLIENT:	ROCHE GROUP PTY LTD
DRAWN BY:	NS/AS	DRAWING NO:	5801_DA6.2_E
CHECKED BY:	NS	SHEET:	13
DATE CREATED:	03/17	REVISION:	E



DOOR/WINDOW NUMBER	HW01	HW02	HW03	HW04	HW05	HW06	HW07	HW08	HW09
ELEVATION									
DOOR/WINDOW TYPE	SLIDING								
HEIGHT (mm)	1,200	900	2,100	900	2,100	2,100	2,100	2,100	2,100
WIDTH (mm)	1,800	900	1,000	900	900	2,100	4,400	900	900
SILL HEIGHT (mm)	900	1,200	0	1,200	0	0	0	0	0

HW10	HW11	HW12	HW13	HW14
SLIDING				FIXED
2,100	1,200	900	1,200	2,100
900	2,400	900	2,400	1,040
0	900	1,200	900	0

DOOR/WINDOW NUMBER	DW01	DW02	DW03	DW04	DW05	DW06	DW07	DW08	DW09
ELEVATION									
DOOR/WINDOW TYPE									
HEIGHT (mm)	1,200	2,100	1,200	2,100	2,100	2,100	2,100	2,100	2,100
WIDTH (mm)	1,800	1,800	2,400	1,800	900	900	2,800	2,100	900
SILL HEIGHT (mm)	900	0	900	0	0	0	0	0	0

DW10	DW11	DW12	DW13	DW14	DW15	DW16	DW17
900	900	900	2,100	900	900	1,200	2,100
2,400	900	600	1,000	900	2,400	2,400	1,040
1,200	1,200	1,200	0	1,200	1,200	900	0

GLAZING NOTES:

ARCHITECTURAL DRAWINGS TO BE READ IN CONJUNCTION WITH STRUCTURAL ENGINEERS DRAWINGS AND ALL OTHER RELEVANT CONSULTANTS DRAWINGS

ALL DIMENSIONS TO BE VERIFIED BEFORE ANY WORK OR FABRICATION COMMENCES. IF ANY DISCREPANCY, AMBIGUITY, ERROR OR INCONSISTENCY IS FOUND IN THIS SET OF DRAWINGS, REPORT SUCH TO KING AND CAMPBELL ARCHITECTS BEFORE PROCEEDING

ALL GLAZING TO COMPLY WITH BCA AND RELEVANT AUSTRALIAN STANDARDS

GLASS TO BE SELECTED AND INSTALLED IN ACCORDANCE WITH AS1288 2006 & AS 2047 1999

GLAZING TYPE AND FRAMES TO COMPLY WITH BASIX REPORT

BUILDING CONSTRUCTION WITHIN BUSHFIRE PRONE AREAS TO COMPLY WITH AS3959 2009

GLAZING, FLYSCREENS AND LOCKS TO BAL RATED AREAS TO COMPLY WITH AS3959 2009

ALL OPENABLE PORTIONS OF BEDROOM WINDOWS OVER 2m ABOVE THE OUTSIDE GROUND LEVEL MUST HAVE A DEVICE FITTED TO RESTRICT THE WINDOW OPENING TO NO MORE THAN 120mm (LOOK WITH A HOLE AT 120mm) OR SECURITY SCREEN AS PER BCA 3.9.2.5

ANY OPENABLE WINDOWS 4m ABOVE THE OUTSIDE GROUND LEVEL MUST HAVE A DEVICE OR SCREEN FITTED (AS PER ABOVE NOTE) AND IN ACCORDANCE WITH BCA 3.9.2.5

REFER TO STRUCTURAL ENGINEER FOR WIND LOAD RATINGS OF WINDOWS AND DOORS

ALL EXTERNAL DOORS TO HAVE WEATHER SEALS

ALL ALUMINIUM DOORS AND WINDOWS TO BE SUPPLIED WITH TIMBER REVEALS

WINDOWS TO HAVE MINIMUM AGGREGATE OPENING OR OPENABLE SIZE NOT LESS THAN 5% OF THE FLOOR AREA OF ROOMS REQUIRED TO BE VENTILATED IN ACCORDANCE WITH BCA 3.9.2.2

DATUM: AHD
SCALE: @A1 (1:200@A3)
SCALE: 1:100 @ A1
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NOMINATED ARCHITECT: NUGEL BIRRT - NSW ARCH NO 7122 QLD ARCH NO 1897

PROJECT NO:	5801
DA NO:	TBA
DESIGNED BY:	NS/AS
DRAWN BY:	NS/AS
CHECKED BY:	NS
DATE CREATED:	05/17

DRAWING TITLE:	TYPE G + H - FLOOR PLAN, ROOF PLAN, SCHEDULES
PROJECT:	PT LOT 3014 DP 1212559 HARRINGTON RD, HARRINGTON WATERS ESTATE, HARRINGTON NSW
CLIENT:	ROCHE GROUP PTY LTD
DRAWING NO:	5801_DA7.1_E
SHEET:	14
REVISION:	E

REV	DATE	DESCRIPTION	BY
A	27.04.17	ISSUE FOR REVIEW	AS
B	02.06.17	ISSUE FOR REVIEW	AS
C	09.06.17	UPDATED HOUSE TYPES & STREET ELEVATIONS	AS
D	26.07.17	ISSUE FOR INFORMATION	AS
E	04.08.17	ISSUE FOR INFORMATION	KD