

Amendments			Consultant		Consultant		Builder	
Issue	Description	Date	Accessability Consultant	Access Associates Sydney	Planning Consultant	Smyth Plan		
A	DEVELOPMENT APPLICATION ISSUE	09/12/2016	Arborist	Norcue	Project Manager	Midson Group Pty Ltd		
B	DEVELOPMENT APPLICATION ISSUE	25/10/2017	BCA Consultant	Group GLA	Structural Engineer	Mott MacDonald		
C	DEVELOPMENT APPLICATION ISSUE	31/05/2018	Civil Engineer	Mott MacDonald	Traffic Consultant	Varga Traffic Planning Pty Ltd		
			Electrical Services	Wood & Grieve				
			Heritage Architect	City Plan Heritage				
			Hydraulic Engineer	EWFW				
			Landscape Architects	Group GSA				
			Mechanical Engineer	Wood & Grieve				

KOPWA AGED CARE  
12-16 Trafalgar Avenue,  
Roseville NSW CP 2069



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architecture interior design urban design landscape  
nom architect M. Sheldon 3990

Project Title  
**Roseville Care Residences**  
**12-16 Trafalgar Avenue, Roseville, NSW 2069**

Drawing Title

**ROOF PLAN**

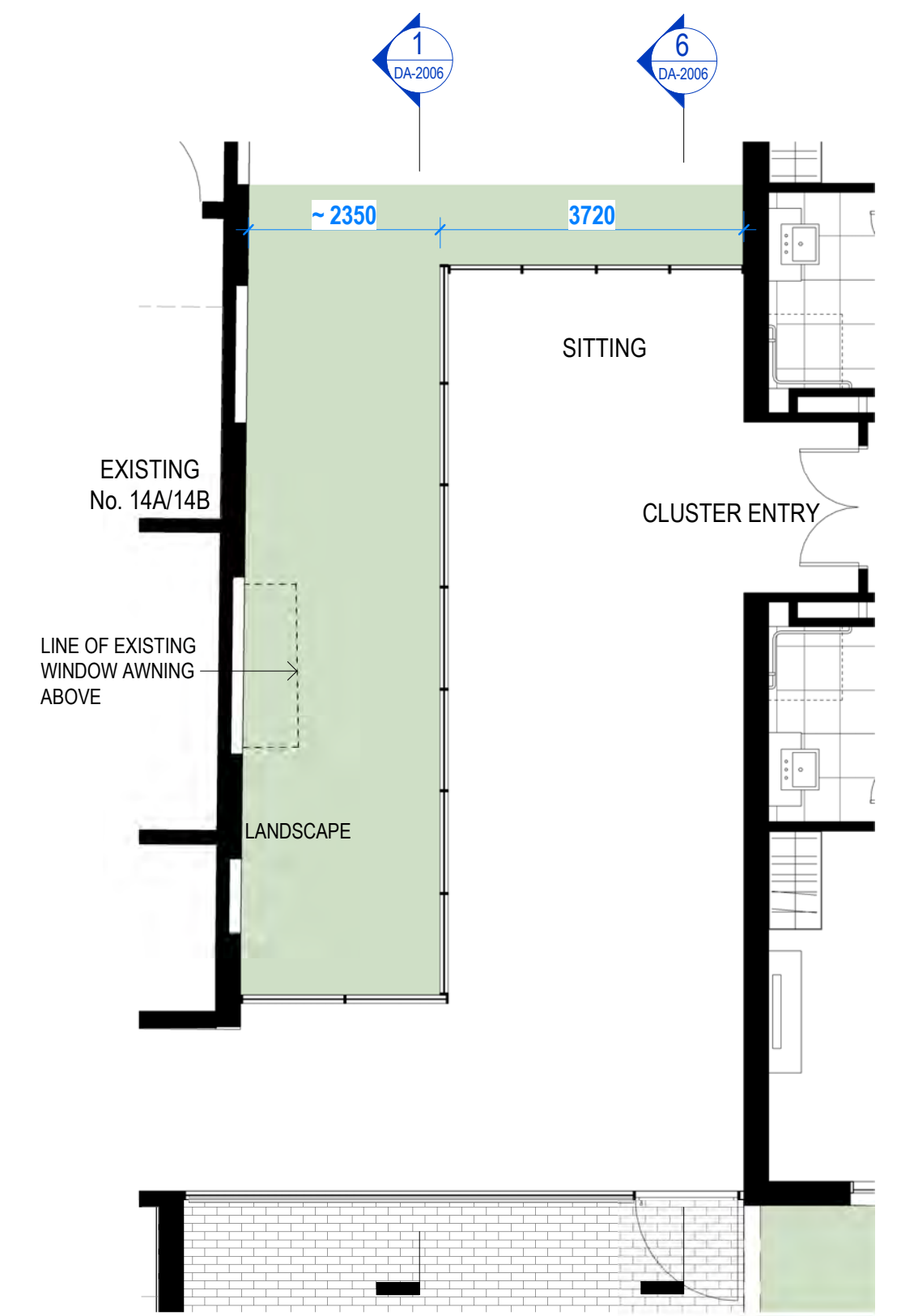
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Drawn by: DC  
Checked by: DC  
Drawing Created (date)

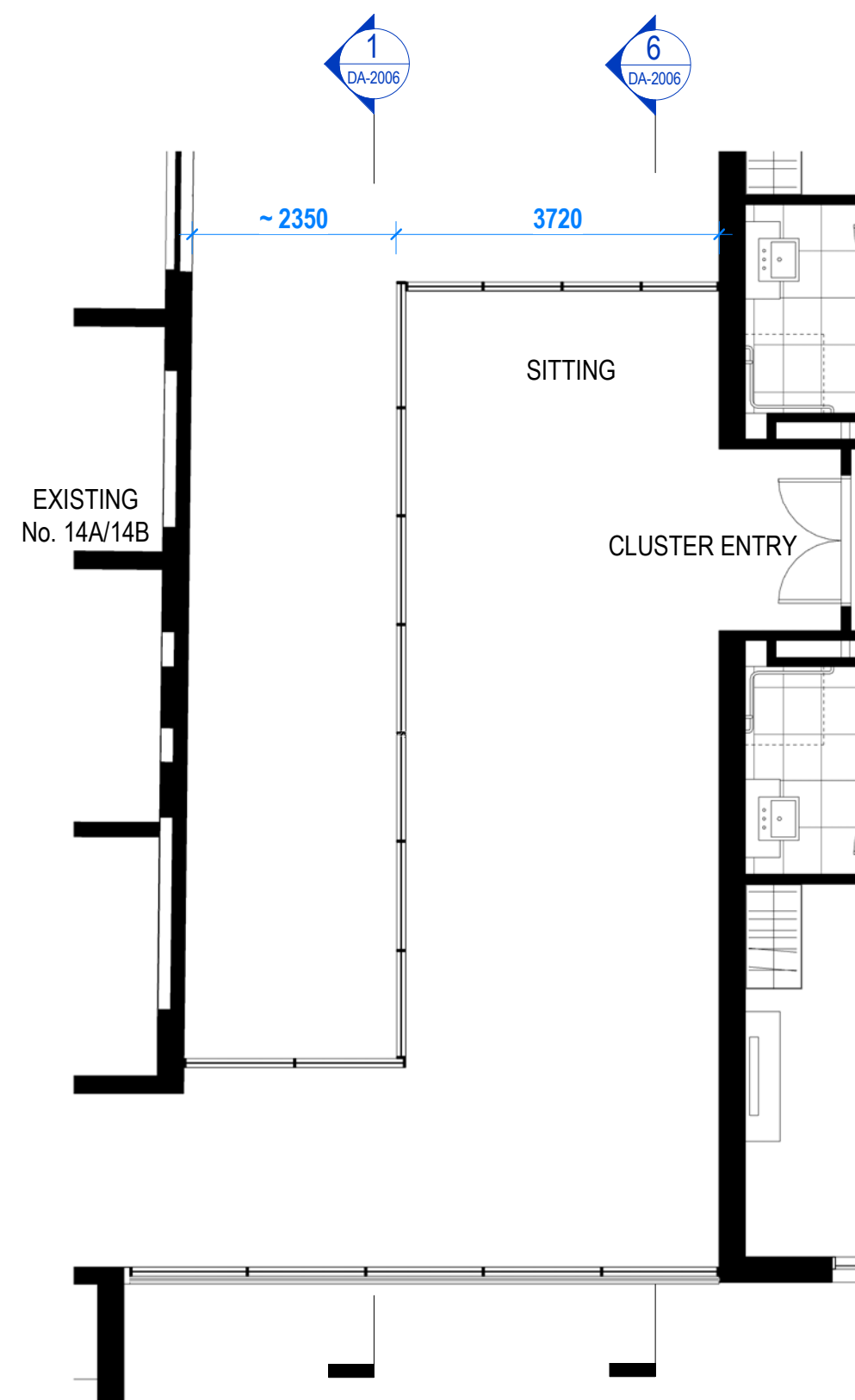
Project Status:  
**DEVELOPMENT APPLICATION**

Scale	Project No	Drawing No	Issue
1 : 200 @ A1	15423	DA-2005	C





2 GROUND FLOOR  
1:75



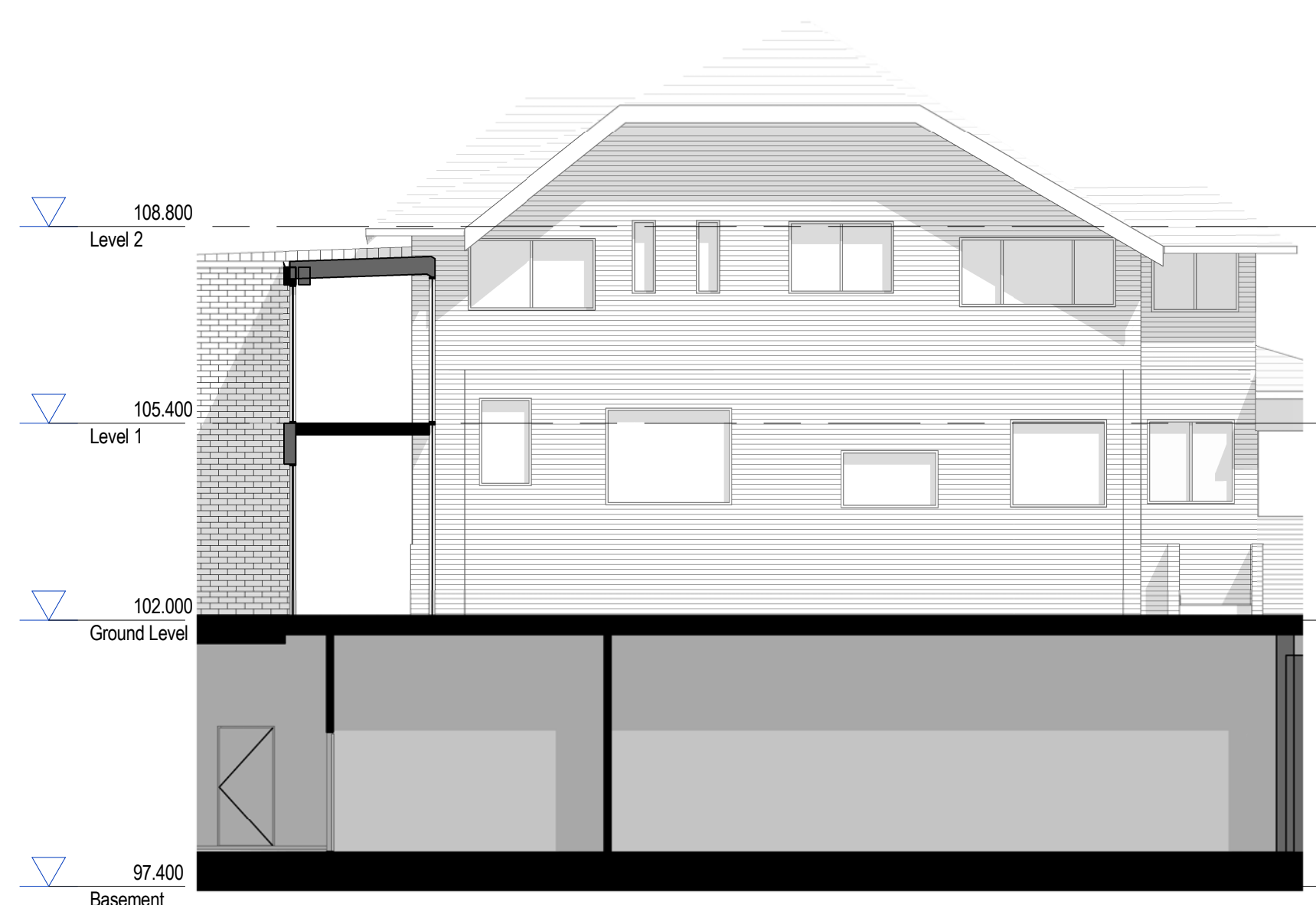
3 LEVEL 01  
1:75



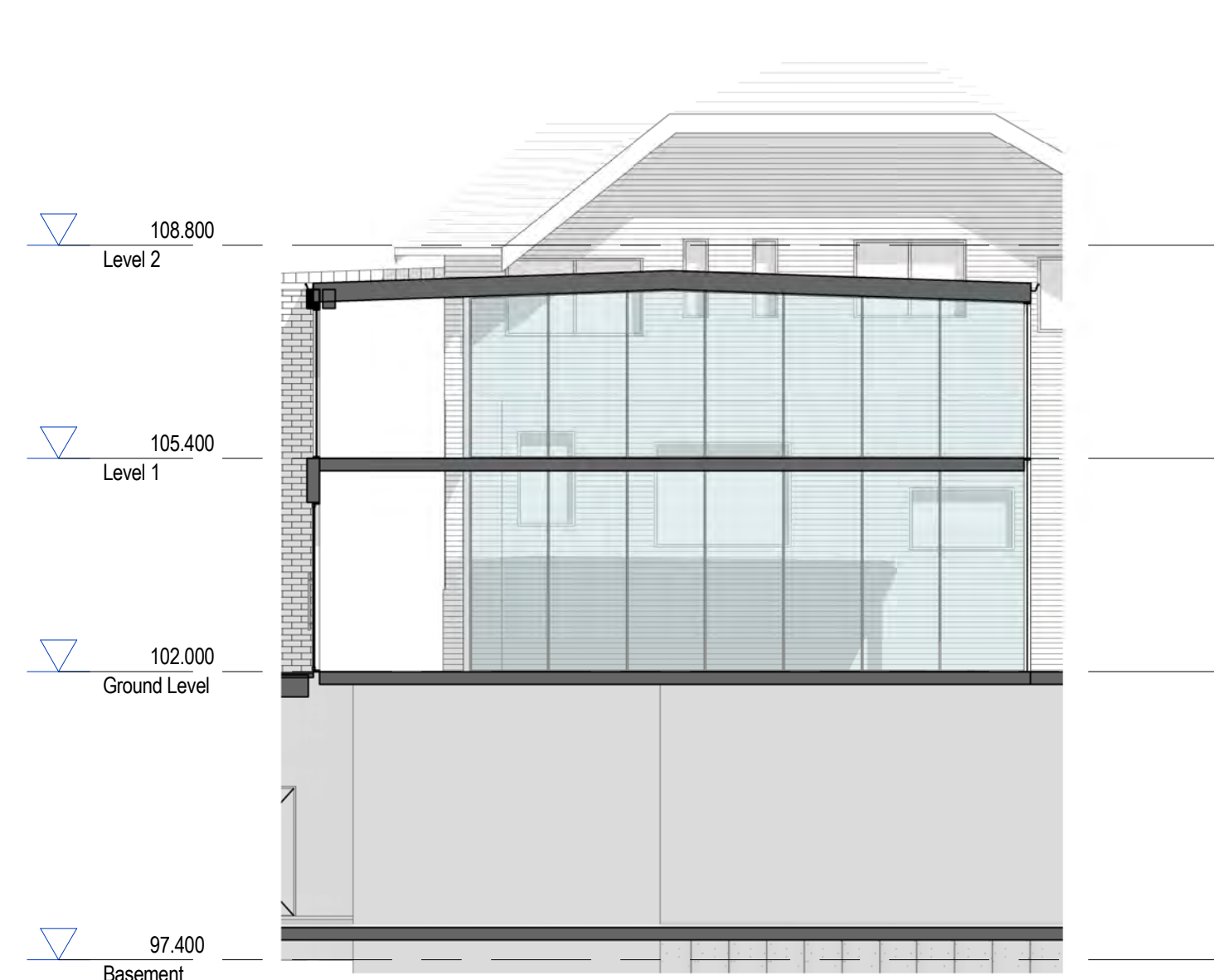
4 SET BACK - 3D 1



5 SET BACK - 3D 2



1 SET BACK - SECTION 1  
1:100



6 SET BACK - SECTION 2  
1:100



7 SET BACK - AXONOMETRIC



8 SET BACK - 3D 3

Amendments			Consultant		Consultant		Builder		Client	
Issue	Description	Date	Accessability Consultant	Access Associates Sydney	Planning Consultant	Smyth Plan			KOPWA AGED CARE	
A	ADDITIONAL INFORMATION FOR DA SUBMISSION	31/05/2018	Arborist	Norcue	Project Manager	Midson Group Pty Ltd			12-16 Trafalgar Avenue,	
			BCA Consultant	Group GLA	Structural Engineer	Mott MacDonald			Roseville NSW CP 2069	
			Civil Engineer	Mott MacDonald	Traffic Consultant	Varga Traffic Planning Pty Ltd				
			Electrical Services	Wood & Grieve						
			Heritage Architect	City Plan Heritage						
			Hydraulic Engineer	EWFW						
			Landscape Architects	Group GSA						
			Mechanical Engineer	Wood & Grieve						



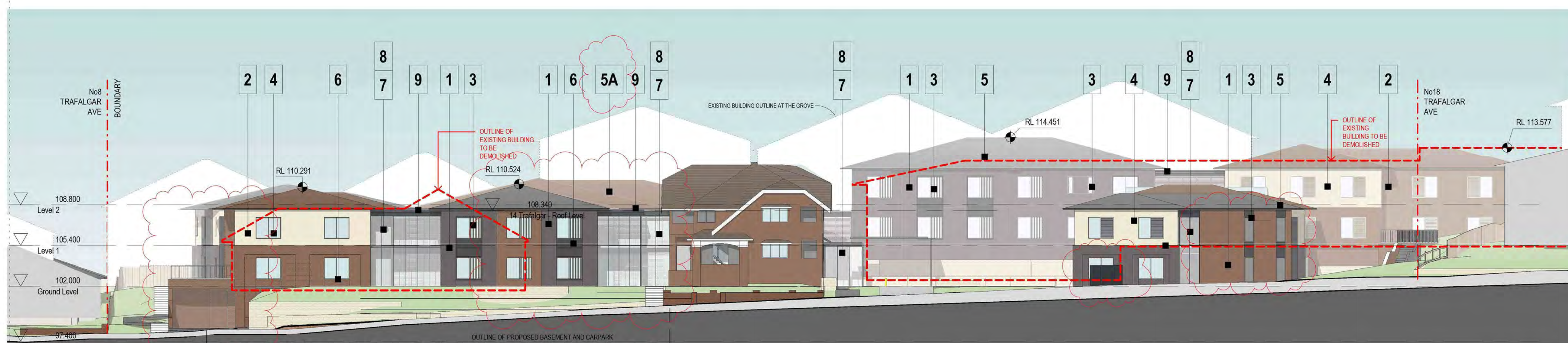
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Australia 2011 www.groupgsa.com  
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architecture interior design urban design landscape  
nom architect M. Sheldon 3990

Project Title		Project Status:	
Roseville Care Residences		DEVELOPMENT APPLICATION	
12-16 Trafalgar Avenue, Roseville, NSW 2069		As @ A1 indicated	
Drawing Title		Drawing No	
SETBACK DETAILS AT EXISTING BUILDING No.14		DA-2006	
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1 FRONT ELEVATION - NORTH EAST OVERLAID WITH EXISTING BUILDINGS ON SITE  
1:200

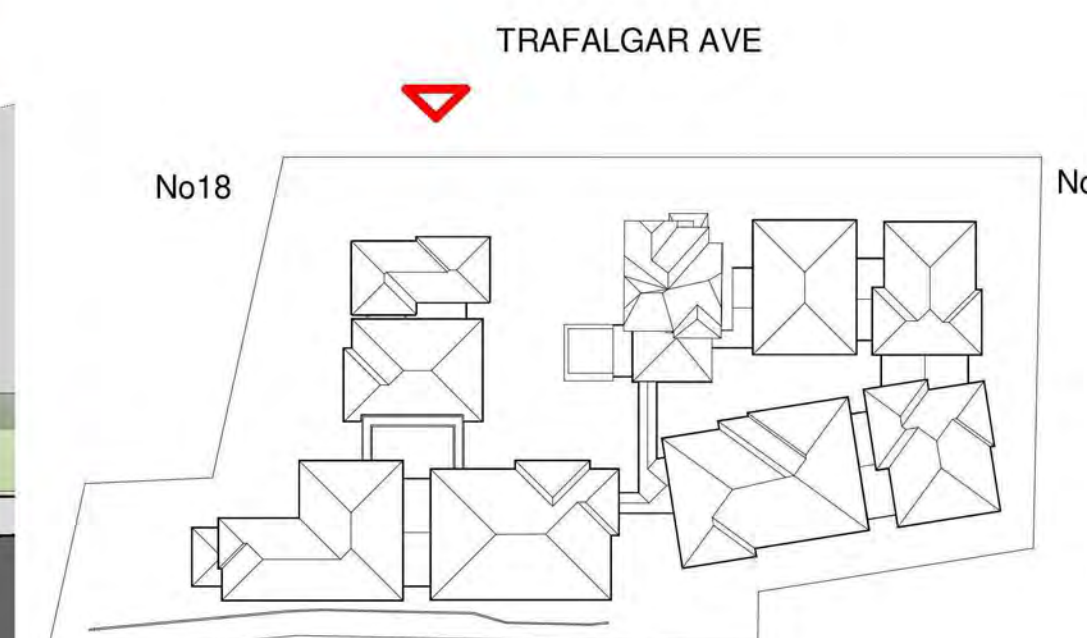


2 FRONT ELEVATION - NORTH EAST  
1:200

- FINISHES**
1. FACE BRICK - "BRAHMAN GRANITE"
  2. FACE BRICK - "CAPITOL RED"
  3. TIMBER EFFECT CLADDING "BLACKBUTT"
  4. ROUGH TEXTURED RENDER FINISH - CHALKSTONE
  5. TILED ROOF - "PLANUM SLATE"
  - 5A. TILED ROOF - "ROJA"
  6. "BURNT SIENNA" WHEN ANODISED ALUMINIUM - EQUIVALENT COLOUR WHEN POWDERCOAT
  7. VENETIAN BLINDS
  8. CLEAR GLASS BALUSTRADES & LINKS
  9. CHARCOAL POWDERCOAT



3 FRONT ELEVATION - NORTH EAST - WITH PLANTING  
1:200



Amendments	Consultant	Access Associates Sydney	Consultant	Smyth Plan	Builder
Issue	Accessability Consultant	Norcue	Planning Consultant	Midson Group Pty Ltd	
A DEVELOPMENT APPLICATION ISSUE	Arborist	Group GLA	Project Manager	Mott MacDonald	
B DEVELOPMENT APPLICATION ISSUE	BCA Consultant	Mott MacDonald	Structural Engineer	Varga Traffic Planning Pty Ltd	
C DEVELOPMENT APPLICATION ISSUE	Civil Engineer	Wood & Grieve	Traffic Consultant		
	Electrical Services	City Plan Heritage			
	Heritage Architect	EWFW			
	Hydraulic Engineer	Group GSA			
	Landscape Architects	Wood & Grieve			
	Mechanical Engineer				

Client  
KOPWA AGED CARE  
12-16 Trafalgar Avenue,  
Roseville NSW CP 2069



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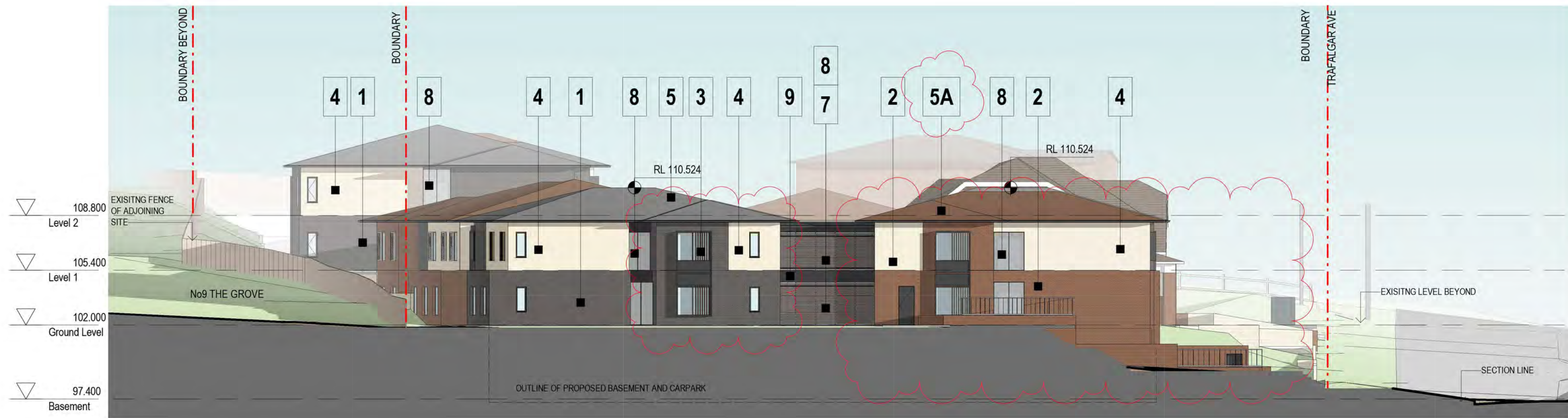
Project Title  
**Roseville Care Residences**  
12-16 Trafalgar Avenue, Roseville, NSW 2069

Drawing Title  
**ELEVATIONS FRONT**

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Drawn by: DI	Project Status:	DA-3001	C
Checked by: DC	DEVELOPMENT APPLICATION		
Drawing Created (date) 07/12/2016			
Scale	Project No	Drawing No	Issue
As @ A1 indicated	15423	DA-3001	C





1 SIDE ELEVATION SOUTH EAST  
1:200

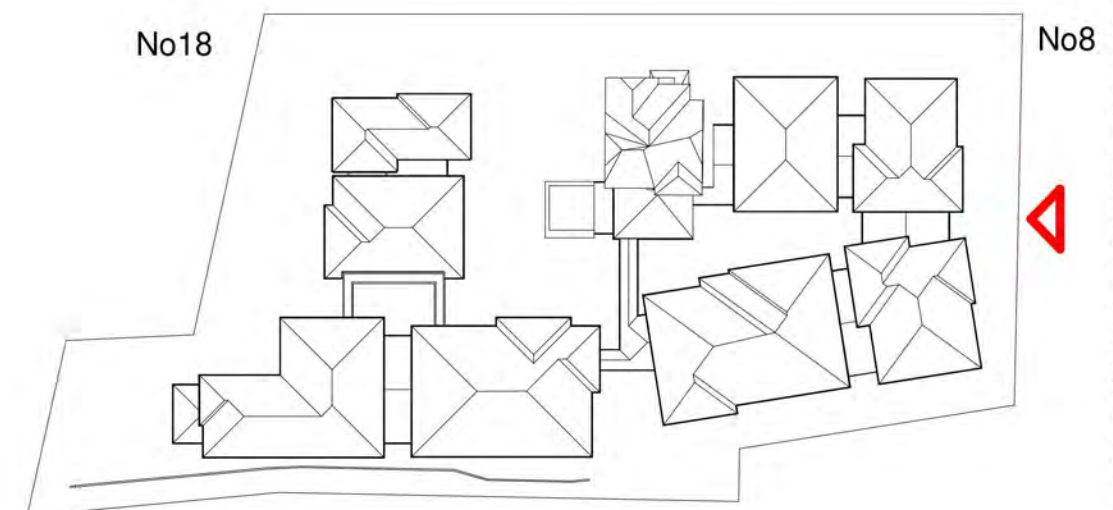
#### FINISHES

1. FACE BRICK - "BRAHMAN GRANITE"
2. FACE BRICK - "CAPITOL RED"
3. TIMBER EFFECT CLADDING "BLACKBUTT"
4. ROUGH TEXTURED RENDER FINISH - CHALKSTONE
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- 5A. TILED ROOF - "ROJA"
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7. VENETIAN BLINDS
8. CLEAR GLASS BALUSTRADES & LINKS
9. CHARCOAL POWDERCOAT



2 SIDE ELEVATION SOUTH EAST - WITH PLANTING  
1:200

TRAFALGAR AVE



Amendments			Consultant		Consultant		Builder		Client	
Issue	Description	Date	Accessability Consultant	Access Associates Sydney	Planning Consultant	Smyth Plan			KOPWA AGED CARE	
A	DEVELOPMENT APPLICATION ISSUE	09/12/2016	Arborist	Norcue	Project Manager	Midson Group Pty Ltd			12-16 Trafalgar Avenue,	
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			Electrical Services	Wood & Grieve						
			Heritage Architect	City Plan Heritage						
			Hydraulic Engineer	EWFW						
			Landscape Architects	Group GSA						
			Mechanical Engineer	Wood & Grieve						



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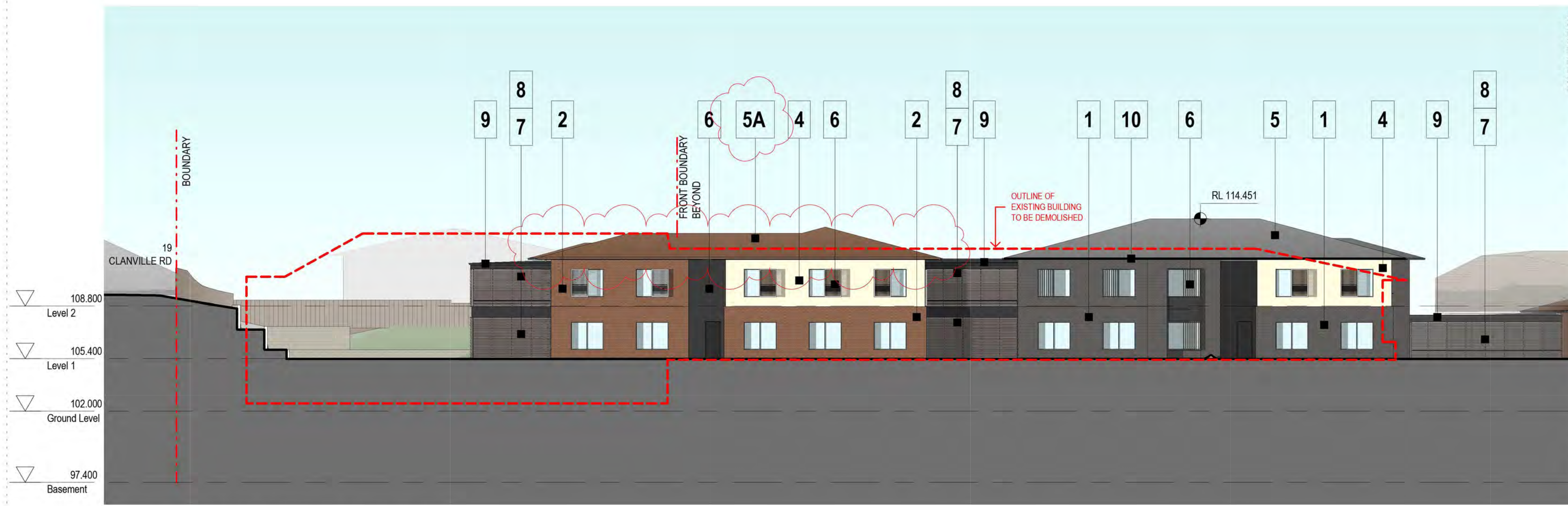
Project Title  
**Roseville Care Residences**  
**12-16 Trafalgar Avenue, Roseville, NSW 2069**

Drawing Title  
**ELEVATIONS SOUTH EAST**

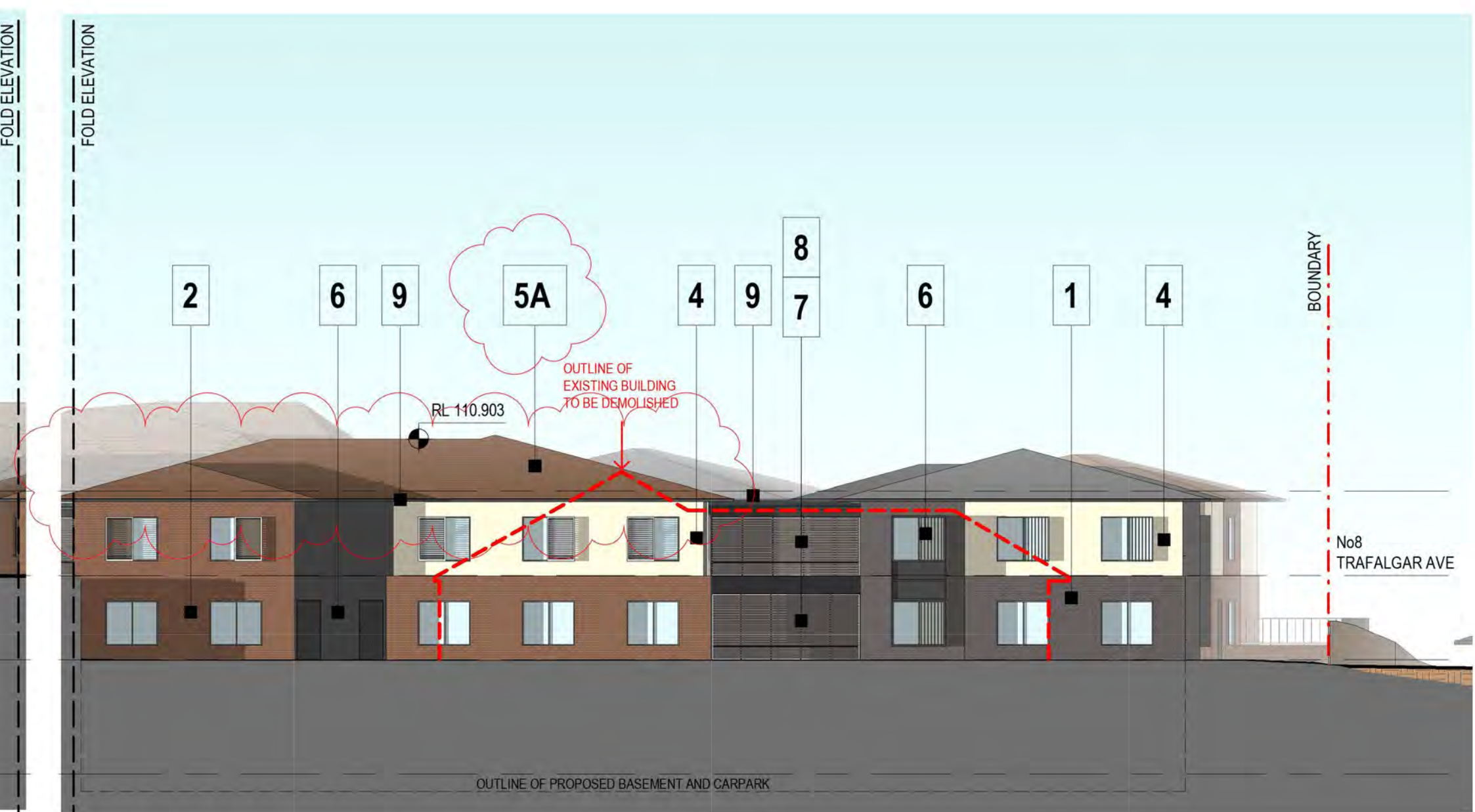
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Checked by: DC			
Drawing Created (date) 17/12/2016			
Scale	Project No	Drawing No	Issue
As @ A1 indicated	15423	DA-3002	C





1 REAR ELEVATION SOUTH WEST - A  
1:200



2 REAR ELEVATION SOUTH WEST - B  
1:200

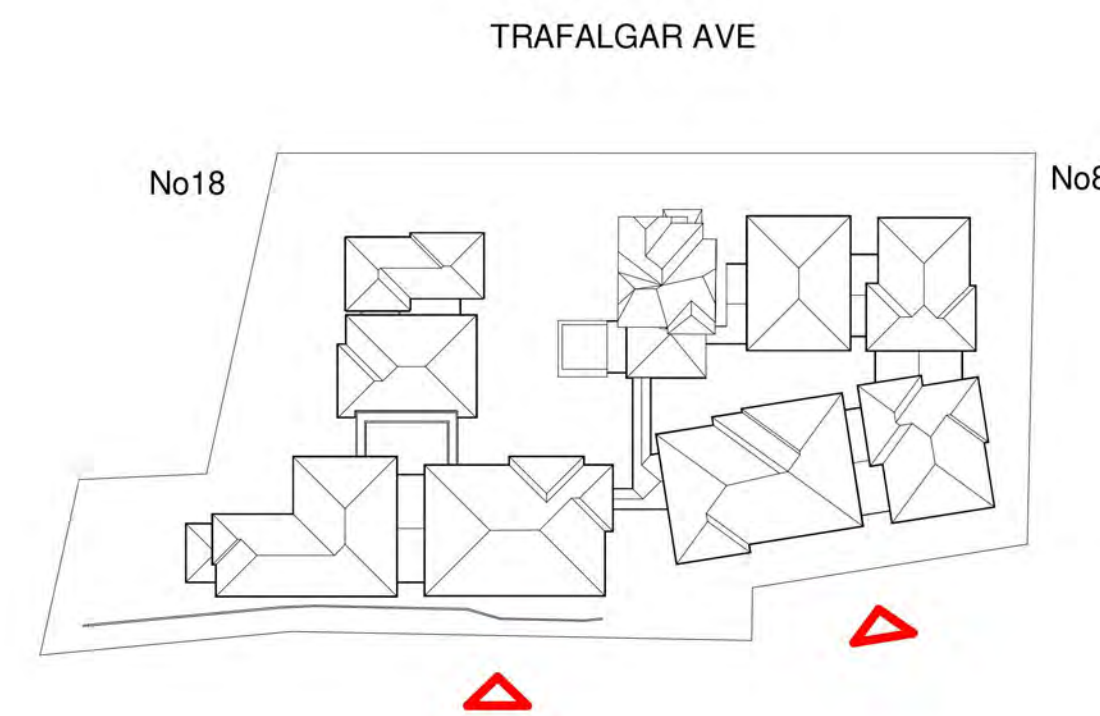


3 REAR ELEVATION SOUTH WEST - A - WITH PLANTING  
1:200



4 REAR ELEVATION SOUTH WEST - B - WITH PLANTING  
1:200

- FINISHES
1. FACE BRICK - "BRAHMAN GRANITE"
  2. FACE BRICK - "CAPITOL RED"
  3. TIMBER EFFECT CLADDING "BLACKBUTT"
  4. ROUGH TEXTURED RENDER FINISH - CHALKSTONE
  5. TILED ROOF - "PLANUM SLATE"
  - 5A. TILED ROOF - "ROJA"
  6. "BURNT SIENNA" WHEN ANODISED ALUMINIUM - EQUIVALENT COLOUR WHEN POWDERCOAT
  7. VENETIAN BLINDS
  8. CLEAR GLASS BALUSTRADES & LINKS
  9. CHARCOAL POWDERCOAT



Amendments			Consultant		Consultant		Builder	
Issue	Description	Date	Accessability Consultant	Access Associates Sydney	Planning Consultant	Smyth Plan		
A	DEVELOPMENT APPLICATION ISSUE	09/12/2016	Arborist	Norcue	Project Manager	Midson Group Pty Ltd		
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C	DEVELOPMENT APPLICATION ISSUE	31/05/2018	Civil Engineer	Mott MacDonald	Traffic Consultant	Varga Traffic Planning Pty Ltd		
			Electrical Services	Wood & Grieve				
			Heritage Architect	City Plan Heritage				
			Hydraulic Engineer	EWFW				
			Landscape Architects	Group GSA				
			Mechanical Engineer	Wood & Grieve				



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nom architect M. Sheldon 3990

Project Title  
**Roseville Care Residences**  
**12-16 Trafalgar Avenue, Roseville, NSW 2069**

Drawing Title  
**ELEVATION REAR**

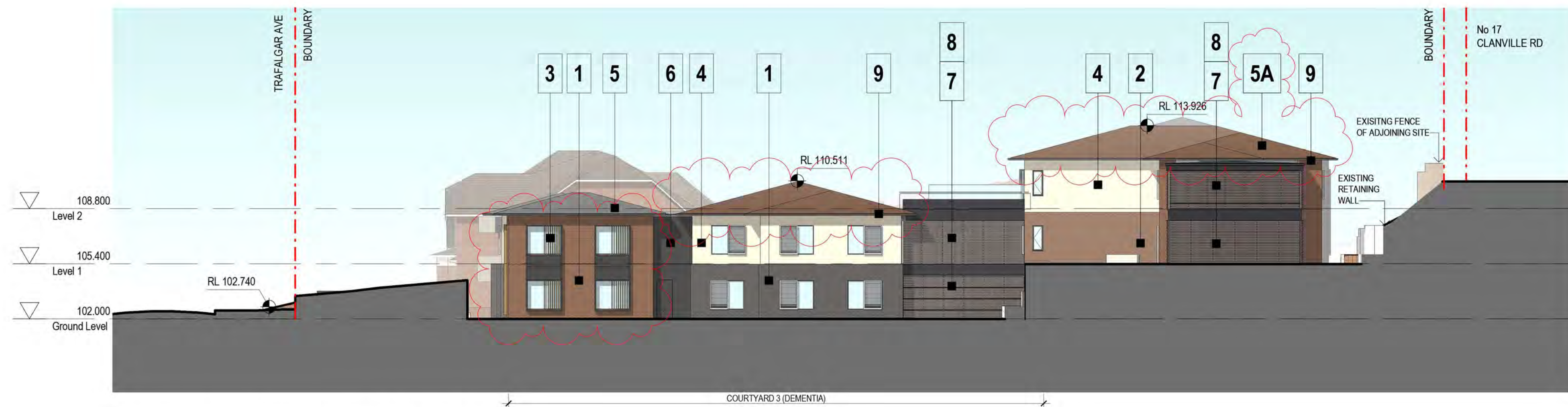
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Drawn by: DI	Project No	Drawing No	Issue
Checked by: DC	15423	DA-3003	C
Drawing Created (date) 07/12/2016			

As @ A1 indicated





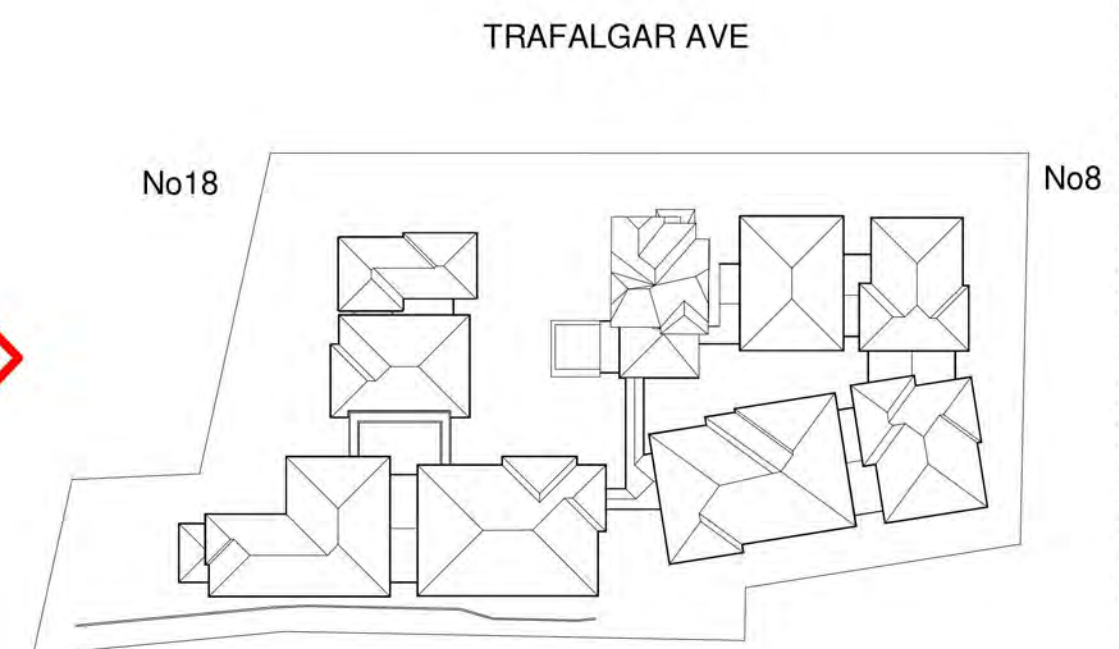


1 SIDE ELEVATION NORTH WEST  
1:200

FINISHES	
1.	FACE BRICK - "BRAHMAN GRANITE"
2.	FACE BRICK - "CAPITOL RED"
3.	TIMBER EFFECT CLADDING "BLACKBUTT"
4.	ROUGH TEXTURED RENDER FINISH "CHALKSTONE"
5.	TILED ROOF - "PLANUM SLATE"
5A.	TILED ROOF - "ROJA"
6.	"BURNT SIENNA" WHEN ANODISED ALUMINIUM - EQUIVALENT COLOUR WHEN POWDERCOAT
7.	VENETIAN BLINDS
8.	CLEAR GLASS BALUSTRADES & LINKS
9.	CHARCOAL POWDERCOAT



2 SIDE ELEVATION NORTH WEST WITH PLANTING  
1:200



Amendments			Consultant		Consultant		Builder		Client	
Issue	Description	Date	Accessability Consultant	Access Associates Sydney	Planning Consultant	Smyth Plan			KOPWA AGED CARE	
A	DEVELOPMENT APPLICATION ISSUE	09/12/2016	Arborist	Norcue	Project Manager	Midson Group Pty Ltd			12-16 Trafalgar Avenue,	
B	DEVELOPMENT APPLICATION ISSUE	25/10/2017	BCA Consultant	Group GLA	Structural Engineer	Mott MacDonald			Roseville NSW CP 2069	
C	DEVELOPMENT APPLICATION ISSUE	31/05/2018	Civil Engineer	Mott MacDonald	Traffic Consultant	Varga Traffic Planning Pty Ltd				
			Electrical Services	Wood & Grieve						
			Heritage Architect	City Plan Heritage						
			Hydraulic Engineer	EWFW						
			Landscape Architects	Group GSA						
			Mechanical Engineer	Wood & Grieve						



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architecture interior design urban design landscape  
nom architect M. Sheldon 3990

Project Title  
**Roseville Care Residences**  
**12-16 Trafalgar Avenue, Roseville, NSW 2069**

Drawing Title  
**ELEVATIONS NORTH EAST**

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Drawn by: DI	Project Status:	<b>DEVELOPMENT APPLICATION</b>	
Checked by: DC			
Drawing Created (date) 07/12/2016			
Scale	Project No	Drawing No	Issue
As @ A1 indicated	15423	DA-3004	C



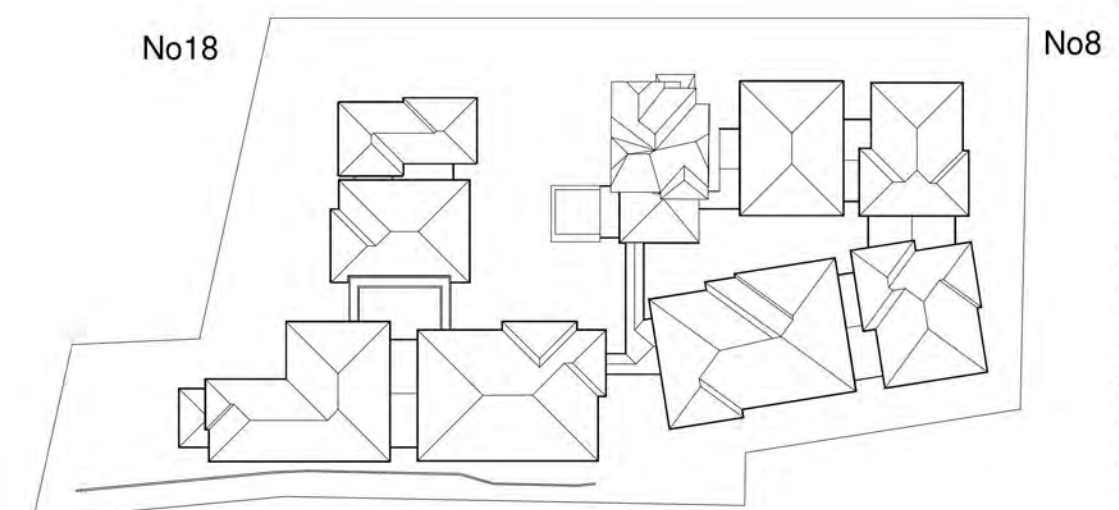


1 CONTEXT ELEVATION - STREET ELEVATION - NORTH EAST  
1: 300



2 CONTEXT ELEVATION - STREET ELEVATION - NORTH EAST WITH PLANTING  
1: 300

TRAFALGAR AVE



Amendments			Consultant		Consultant		Builder		Client	
Issue	Description	Date	Accessability Consultant	Access Associates Sydney	Planning Consultant	Smyth Plan			KOPWA AGED CARE	
A	DEVELOPMENT APPLICATION ISSUE	09/12/2016	Arborist	Norcue	Project Manager	Midson Group Pty Ltd			12-16 Trafalgar Avenue,	
B	DEVELOPMENT APPLICATION ISSUE	25/10/2017	BCA Consultant	Group GLA	Structural Engineer	Mott MacDonald			Roseville NSW CP 2069	
C	DEVELOPMENT APPLICATION ISSUE	31/05/2018	Civil Engineer	Mott MacDonald	Traffic Consultant	Varga Traffic Planning Pty Ltd				
			Electrical Services	Wood & Grieve						
			Heritage Architect	City Plan Heritage						
			Hydraulic Engineer	EWFW						
			Landscape Architects	Group GSA						
			Mechanical Engineer	Wood & Grieve						



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Project Title  
**Roseville Care Residences**  
**12-16 Trafalgar Avenue, Roseville, NSW 2069**

Drawing Title  
**CONTEXT ELEVATION**

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Checked by: DC			
Drawing Created (date) 07/12/2016			
Scale	Project No	Drawing No	Issue
1: 300 @ A1	15423	DA-3005	C





1 FRONT ELEVATION - NORTH EAST 1:100



2 FRONT ELEVATION - NORTH EAST 1:100 - PROPOSED STREETSCAPE



3 FRONT ELEVATION - NORTH EAST 1:100 - PROPOSED STREETSCAPE WITH STREET TREES

Amendments			Amendments		
Issue	Description	Date	Issue	Description	Date
A	ADDITIONAL INFORMATION FOR DA SUBMISSION	31/05/2018			

Consultant	Access Associates Sydney	Consultant	Smyth Plan	Builder
Accessibility Consultant		Planning Consultant		
Arborist	Norcus	Project Manager	Midson Group Pty Ltd	
BICA Consultant	Group GLA	Structure Engineer	Mott MacDonald	
Civil Engineer	Mott MacDonald	Traffic Consultant	Varga Traffic Planning Pty Ltd	
Electrical Services	Wood & Grieve			
Heritage Architect	City Plan Heritage			
Hydraulic Engineer	EWFW			
Landscape Architects	Group GSA			
Mechanical Engineer	Wood & Grieve			

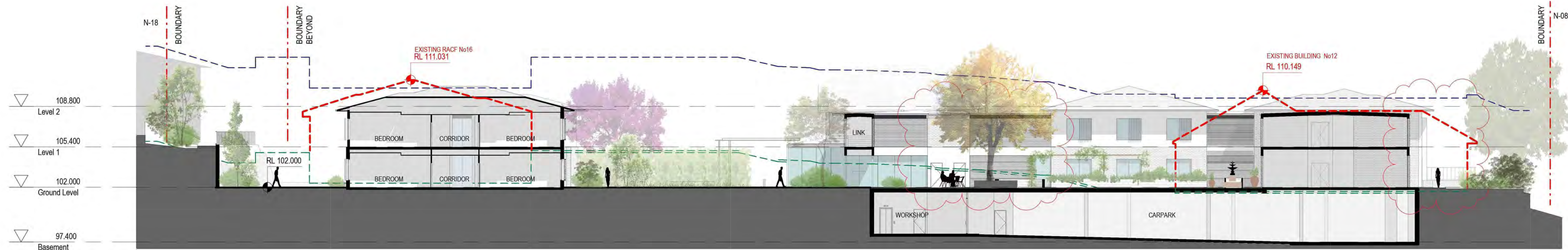
Client  
KOPWA AGED CARE  
12-16 Trafalgar Avenue,  
Roseville NSW CP 2069



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Australia 2011 www.groupgsa.com  
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architecture interior design urban design landscape  
non architect M. Sheldon 3990

Project Title		Project Status	
Roseville Care Residences 12-16 Trafalgar Avenue, Roseville, NSW 2069		DEVELOPMENT APPLICATION	
Drawing Title		Issue	
ELEVATION FRONT (ENLARGED)		A	
Scale		Project No	
As @ A1 indicated		15423	
Drawing Created (date)		Drawing No	
		DA-3006	
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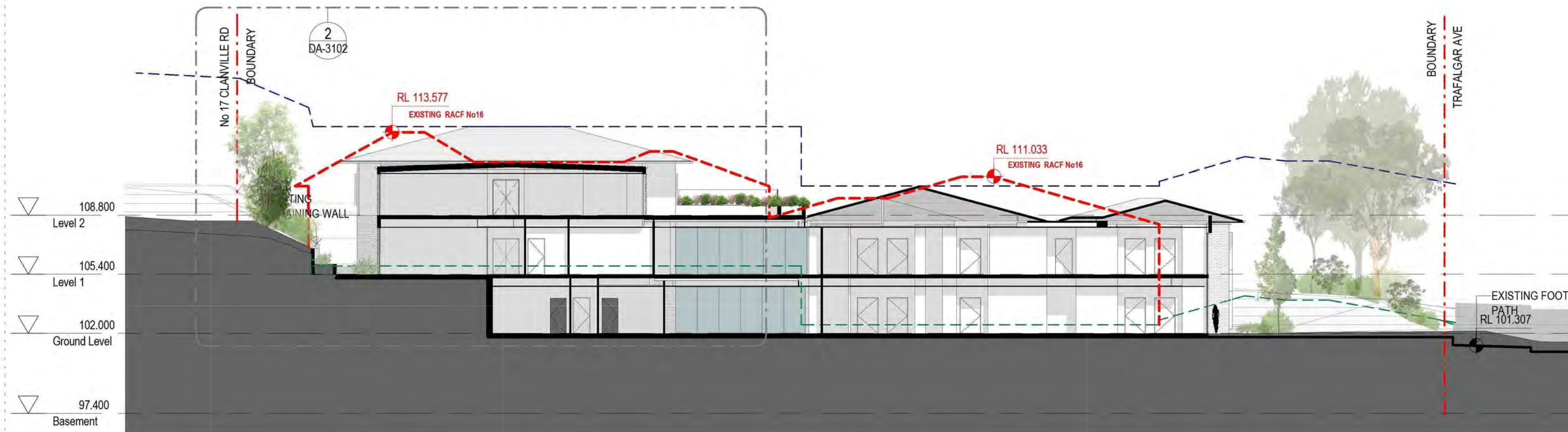




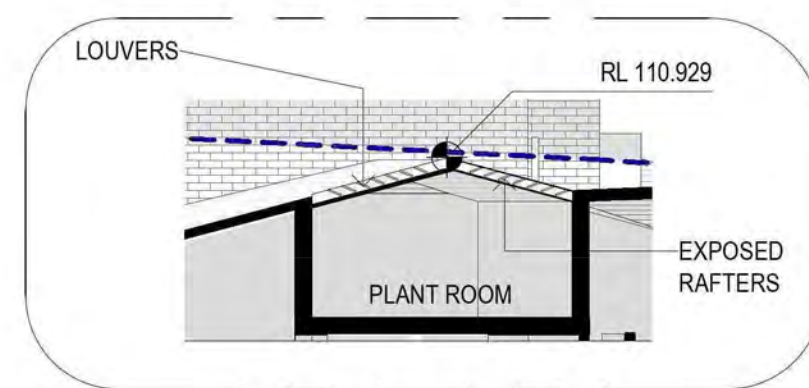
1 SECTION 1  
1:200

LEGEND:

- EXISTING GROUND LEVEL
- 1M ABOVE EGL
- SEPP CEILING HEIGHT LIMIT 8M ABOVE EGL
- EXISTING BUILDING TO BE REMOVED



2 SECTION A  
1:200



5 PLANT ROOM  
1:100



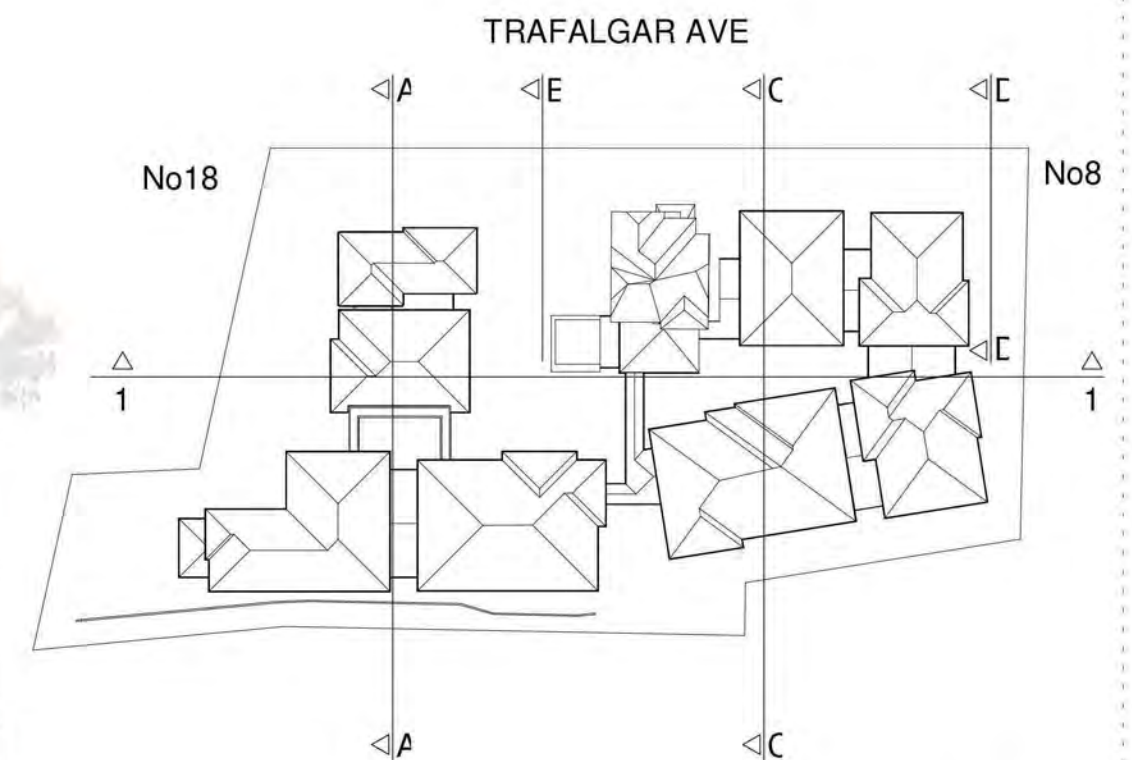
4 SECTION B - DRIVEWAY  
1:200



3 SECTION C  
1:200



6 SECTION D THROUGH CARPARKING RAMP  
1:200



Amendments	Issue	Description	Date	Consultant	Access Associates Sydney	Consultant	Smyth Plan	Builder	Client
A	DEVELOPMENT APPLICATION ISSUE		09/12/2016	Accessibility Consultant	Norcue	Planning Consultant	Midson Group Pty Ltd		KOPWA AGED CARE
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				Civil Engineer	Wood & Grieve	Traffic Consultant			
				Electrical Services	City Plan Heritage				
				Heritage Architect	EWW				
				Hydraulic Engineer	Group GSA				
				Landscape Architects	Wood & Grieve				
				Mechanical Engineer					



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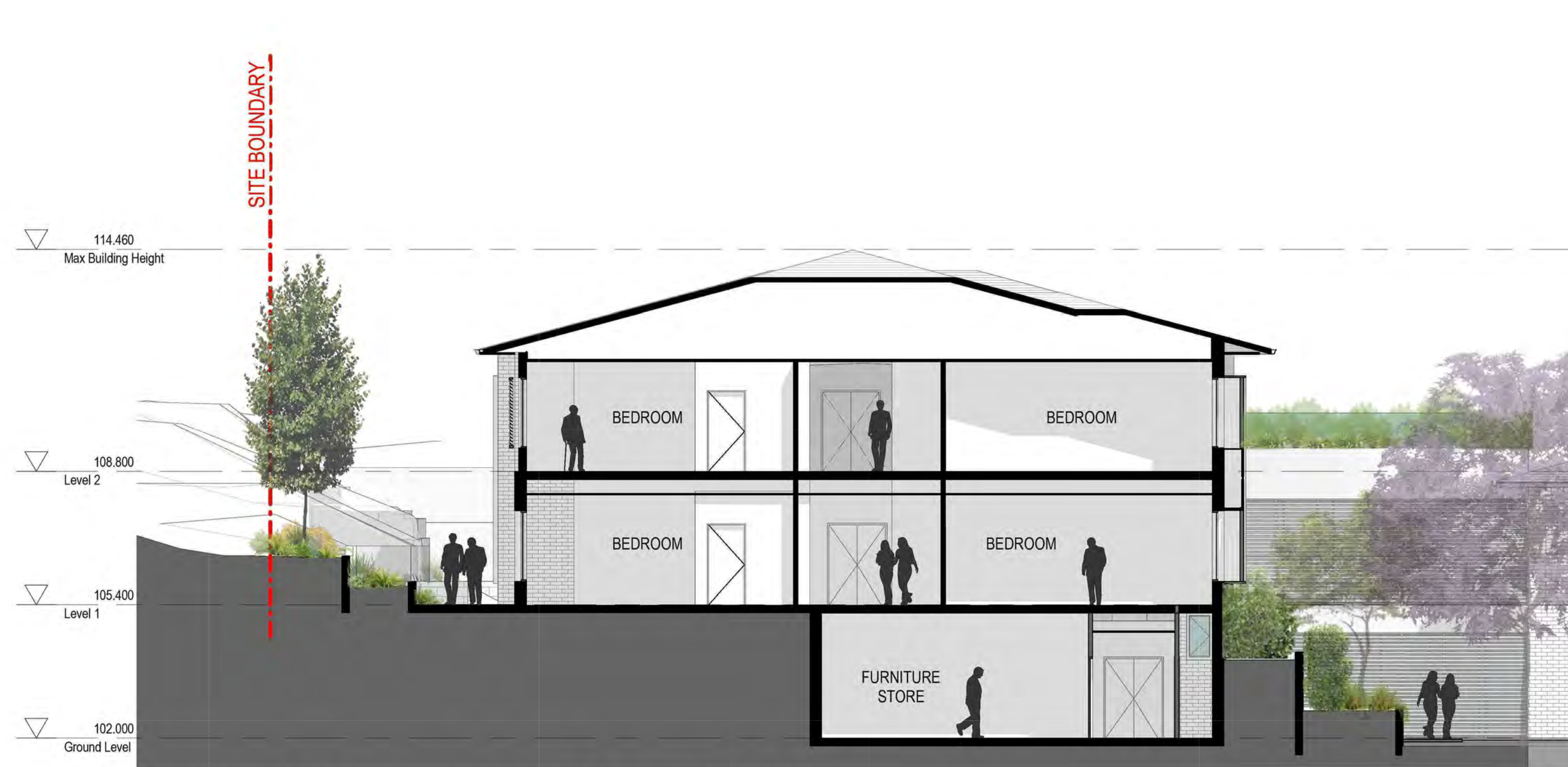
Project Title  
**Roseville Care Residences**  
12-16 Trafalgar Avenue, Roseville, NSW 2069

Drawing Title  
**SECTIONS**

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Drawn by: DI	Project Status: DEVELOPMENT APPLICATION
Checked by: DC	
Drawing Created (date) 14/11/2016	
Scale As @ A1 indicated	Project No 15423
Drawing No DA-3101	Issue C





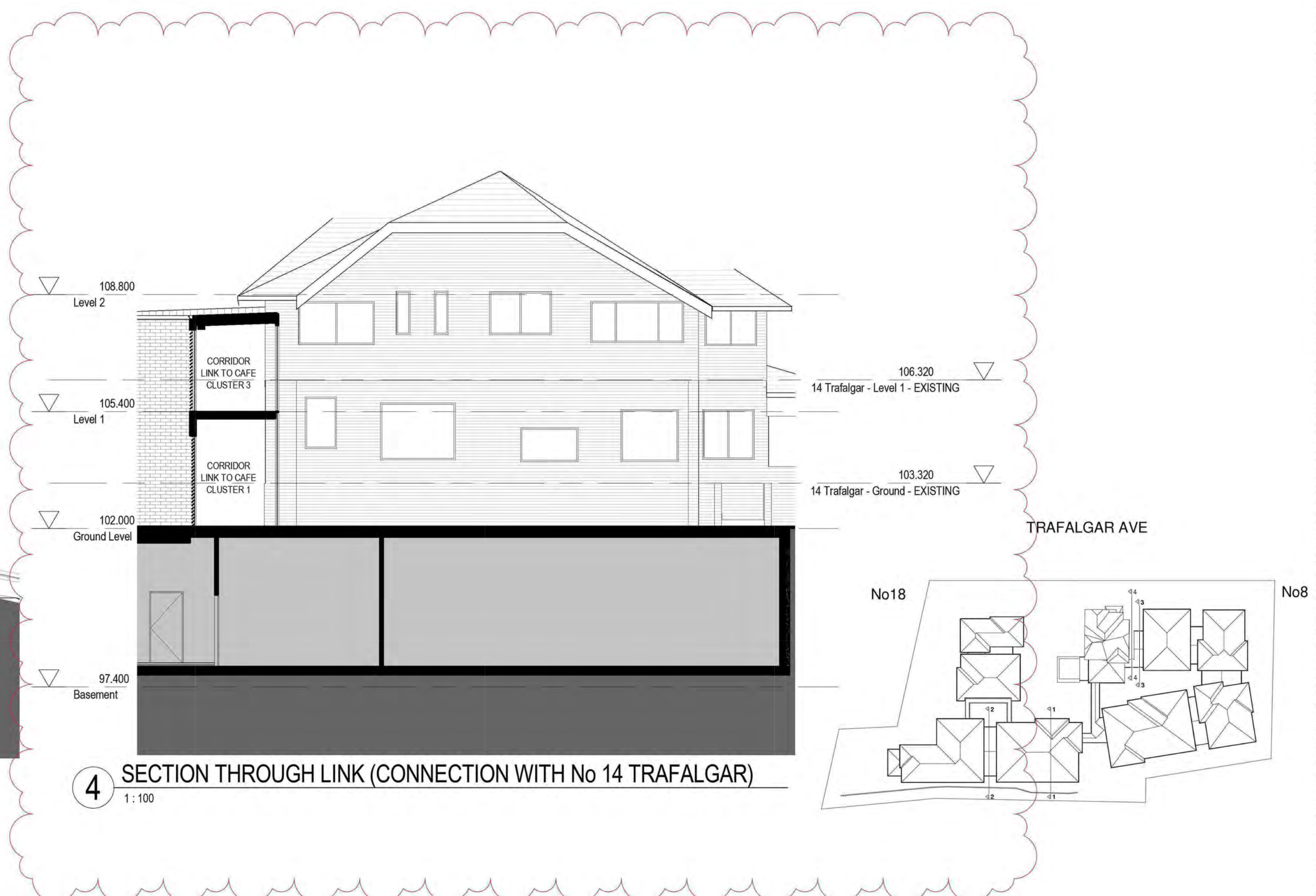
1 SECTION THROUGH 3 STOREY FORM & RETAINING WALL  
1:100



2 SECTION THROUGH WEST FACING LOUNGE  
1:100



3 SECTION THROUGH LINK (CONNECTION WITH No 14 TRAFALGAR)  
1:100



4 SECTION THROUGH LINK (CONNECTION WITH No 14 TRAFALGAR)  
1:100

Amendments	Issue	Description	Date	Consultant	Access Associates Sydney	Consultant	Smyth Plan	Builder	Client
A	DEVELOPMENT APPLICATION ISSUE	25/10/2017	Accessability Consultant	Norcue	Planning Consultant	Smyth Plan			KOPWA AGED CARE
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			Civil Engineer	Wood & Grieve	Traffic Consultant	Varga Traffic Planning Pty Ltd			
			Electrical Services	City Plan Heritage					
			Heritage Architect	EWFW					
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			Mechanical Engineer						



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architecture interior design urban design landscape  
nom architect M. Sheldon 3990

Project Title  
**Roseville Care Residences**  
12-16 Trafalgar Avenue, Roseville, NSW 2069

Drawing Title  
**SECTIONS**

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Checked by: Checker	
Drawing Created (date)	
Scale 1:100 @ A1	Project No 15423
Drawing No DA-3102	Issue B





FRONT PHOTOMONTAGE 1 - WITH TREES



FRONT PHOTOMONTAGE 2 - WITH TREES



FRONT PHOTOMONTAGE 1 - WITHOUT TREES



FRONT PHOTOMONTAGE 2 - WITHOUT TREES

Amendments			Consultant		Builder	
Issue	Description	Date	Access Associates Sydney	Smyth Plan		
A	DEVELOPMENT APPLICATION ISSUE	09/12/2016	Access Associates Sydney	Planning Consultant		
B	DEVELOPMENT APPLICATION ISSUE	25/10/2017	Norcue	Project Manager		
C	ADDITIONAL INFORMATION FOR DA SUBMISSION	31/05/2018	Group GLA	Structural Engineer		
			Mott MacDonald	Traffic Consultant		
			Wood & Grieve			
			City Plan Heritage			
			EWFW			
			Group GSA			
			Wood & Grieve			

Client  
KOPWA AGED CARE  
12-16 Trafalgar Avenue,  
Roseville NSW CP 2069



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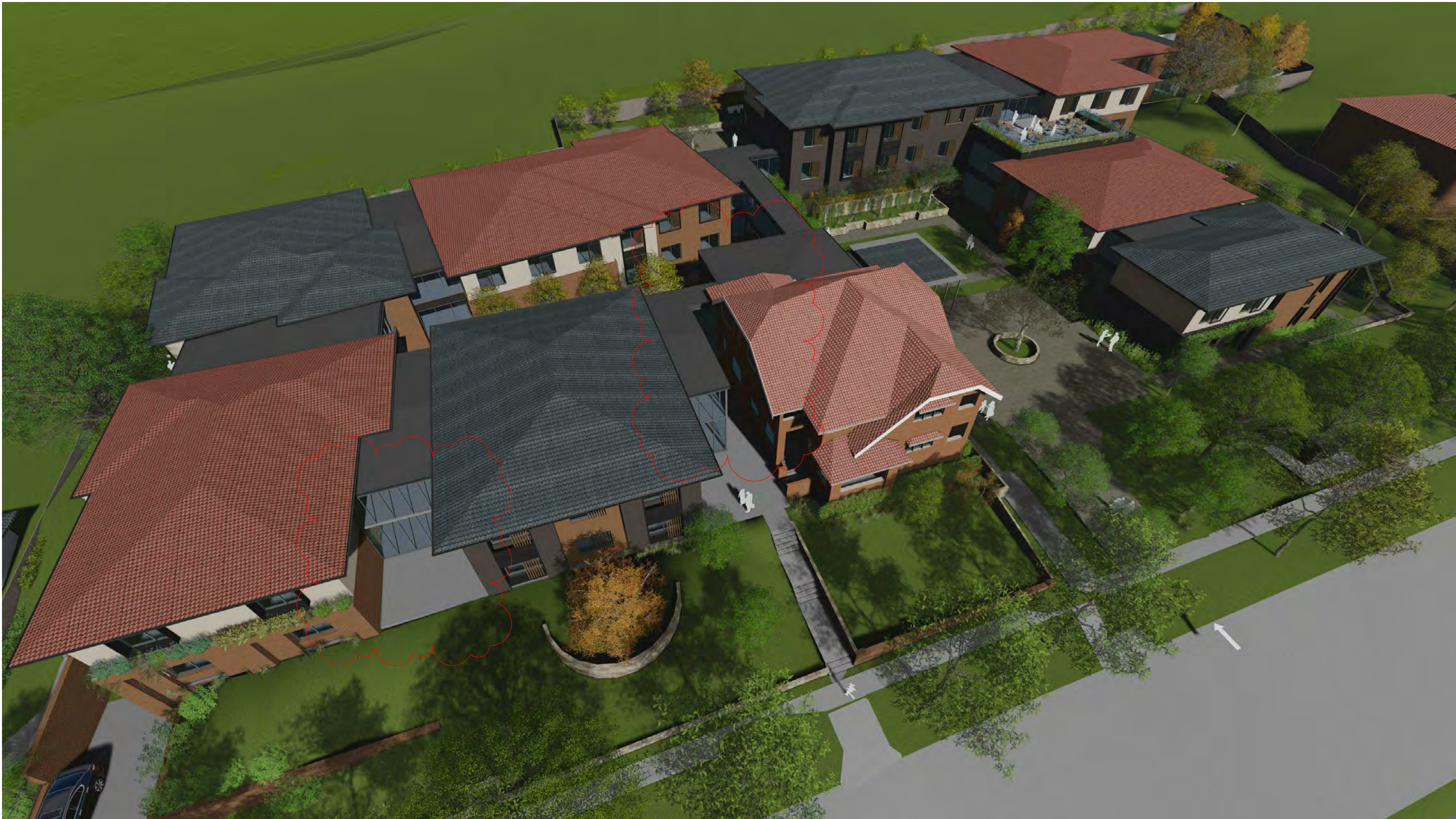
Project Title  
Roseville Care Residences  
12-16 Trafalgar Avenue, Roseville, NSW 2069

Drawing Title  
PHOTOMONTAGE - TRAFALGAR AVENUE

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Drawn by: DP		Project Status: <b>DEVELOPMENT APPLICATION</b>	
Checked by: DC			
Drawing Created (date) 09/12/2016			
Scale	Project No	Drawing No	Issue
@ A1	15423	DA-3201	C





NOTE: PREFER TO LANDSCAPE DOCUMENTS FOR  
PLANT SPECIFICATIONS AND FURTHER DETAILING

Amendments			Consultant		Consultant		Builder		Client	
Issue	Description	Date	Accessability Consultant	Access Associates Sydney	Planning Consultant	Smyth Plan			KOPWA AGED CARE	
A	DEVELOPMENT APPLICATION ISSUE	25/10/2017	Arborist	Norcue	Project Manager	Midson Group Pty Ltd			12-16 Trafalgar Avenue,	
B	DEVELOPMENT APPLICATION ISSUE	31/05/2016	BCA Consultant	Group GLA	Structural Engineer	Mott MacDonald			Roseville NSW CP 2069	
			Civil Engineer	Mott MacDonald	Traffic Consultant	Varga Traffic Planning Pty Ltd				
			Electrical Services	Wood & Grieve						
			Heritage Architect	City Plan Heritage						
			Hydraulic Engineer	EWFW						
			Landscape Architects	Group GSA						
			Mechanical Engineer	Wood & Grieve						



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Project Title  
**Roseville Care Residences**  
**12-16 Trafalgar Avenue, Roseville, NSW 2069**

Drawing Title  
**3D PERSPECTIVES**

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Checked by: Checker	DEVELOPMENT APPLICATION		
Drawing Created (date)			
Scale	Project No	Drawing No	Issue
@ A1	15423	DA-3202	B





NOTE: PREFER TO LANDSCAPE DOCUMENTS FOR  
PLANT SPECIFICATIONS AND FURTHER DETAILING

Amendments			Consultant		Consultant		Builder		Client	
Issue	Description	Date	Accessability Consultant	Access Associates Sydney	Planning Consultant	Smyth Plan				
A	DEVELOPMENT APPLICATION ISSUE	25/10/2017	Arborist	Norcue	Project Manager	Midson Group Pty Ltd				
B	DEVELOPMENT APPLICATION ISSUE	31/05/2016	BCA Consultant	Group GLA	Structural Engineer	Mott MacDonald				
			Civil Engineer	Mott MacDonald	Traffic Consultant	Varga Traffic Planning Pty Ltd				
			Electrical Services	Wood & Grieve						
			Heritage Architect	City Plan Heritage						
			Hydraulic Engineer	EWFW						
			Landscape Architects	Group GSA						
			Mechanical Engineer	Wood & Grieve						



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Project Title  
**Roseville Care Residences**  
**12-16 Trafalgar Avenue, Roseville, NSW 2069**

Drawing Title  
**3D PERSPECTIVES**

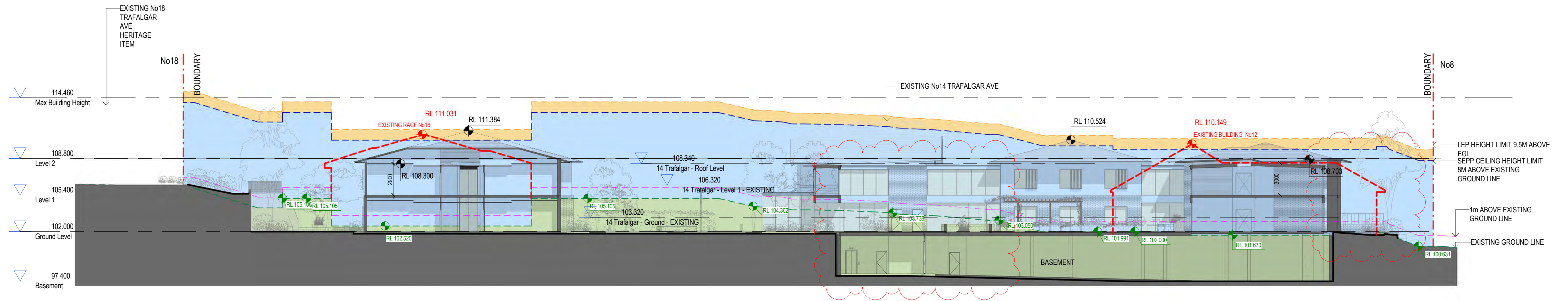
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Drawn by: Author  
Checked by: Checker  
Drawing Created (date)

Project Status:  
**DEVELOPMENT APPLICATION**

Scale Project No Drawing No Issue  
@ A1 15423 DA-3203 B

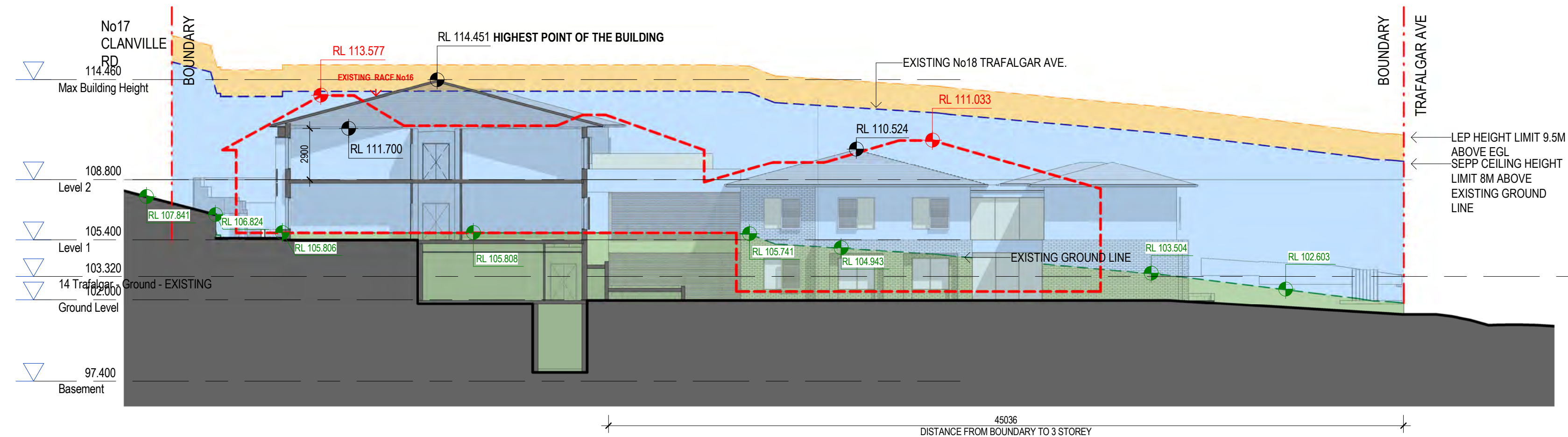




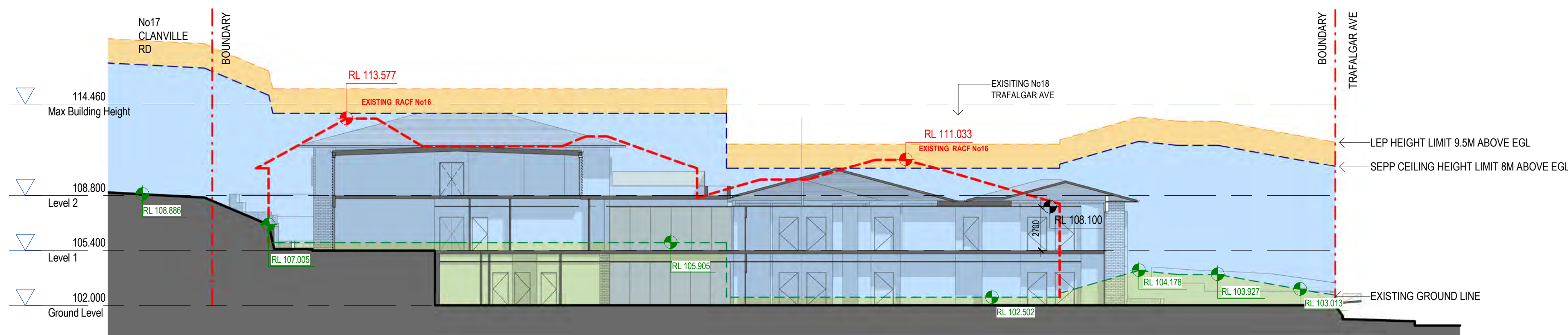
1 SECTION 1-SEPP HEIGHT  
1:200



2 SECTION 2-SEPP HEIGHT  
1:200



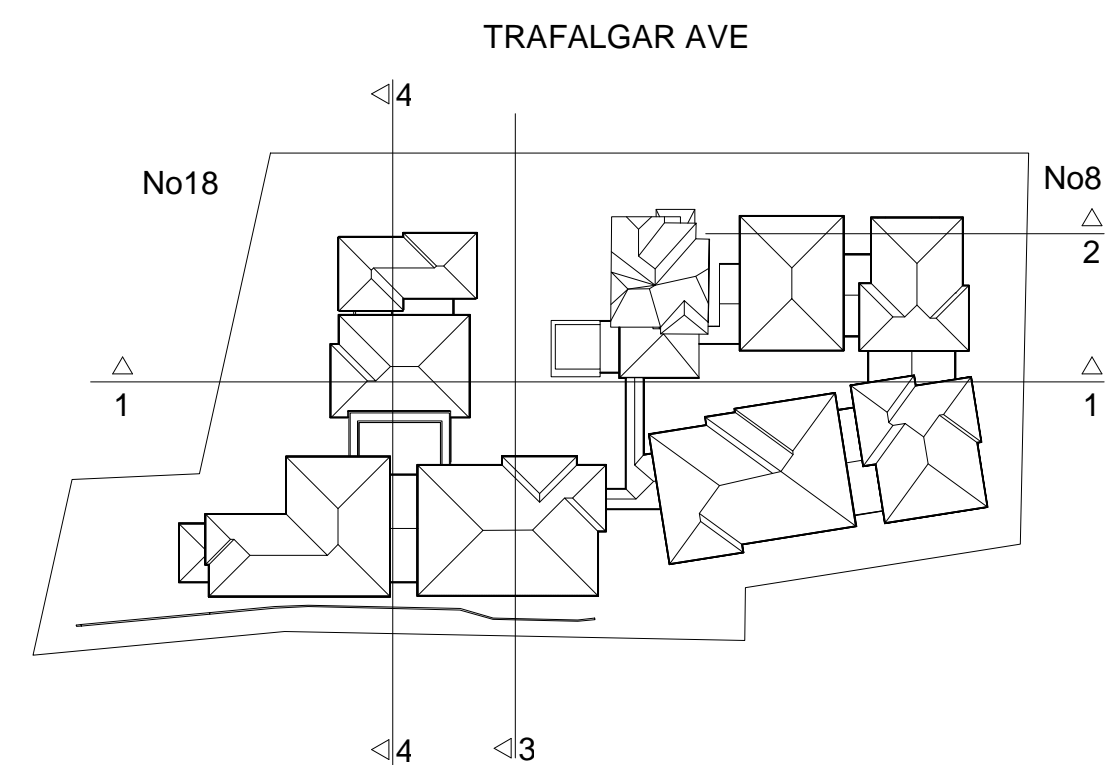
3 SECTION 3-SEPP HEIGHT  
1:200



4 SECTION 4-SEPP HEIGHT  
1:200

LEGEND:

- EXISTING GROUND LEVEL
- AREA BELOW EXISTING GROUND LEVEL
- SEPP CEILING HEIGHT LIMIT 8M ABOVE EGL
- LEP HEIGHT 9.5M ABOVE EGL
- 1M ABOVE EGL



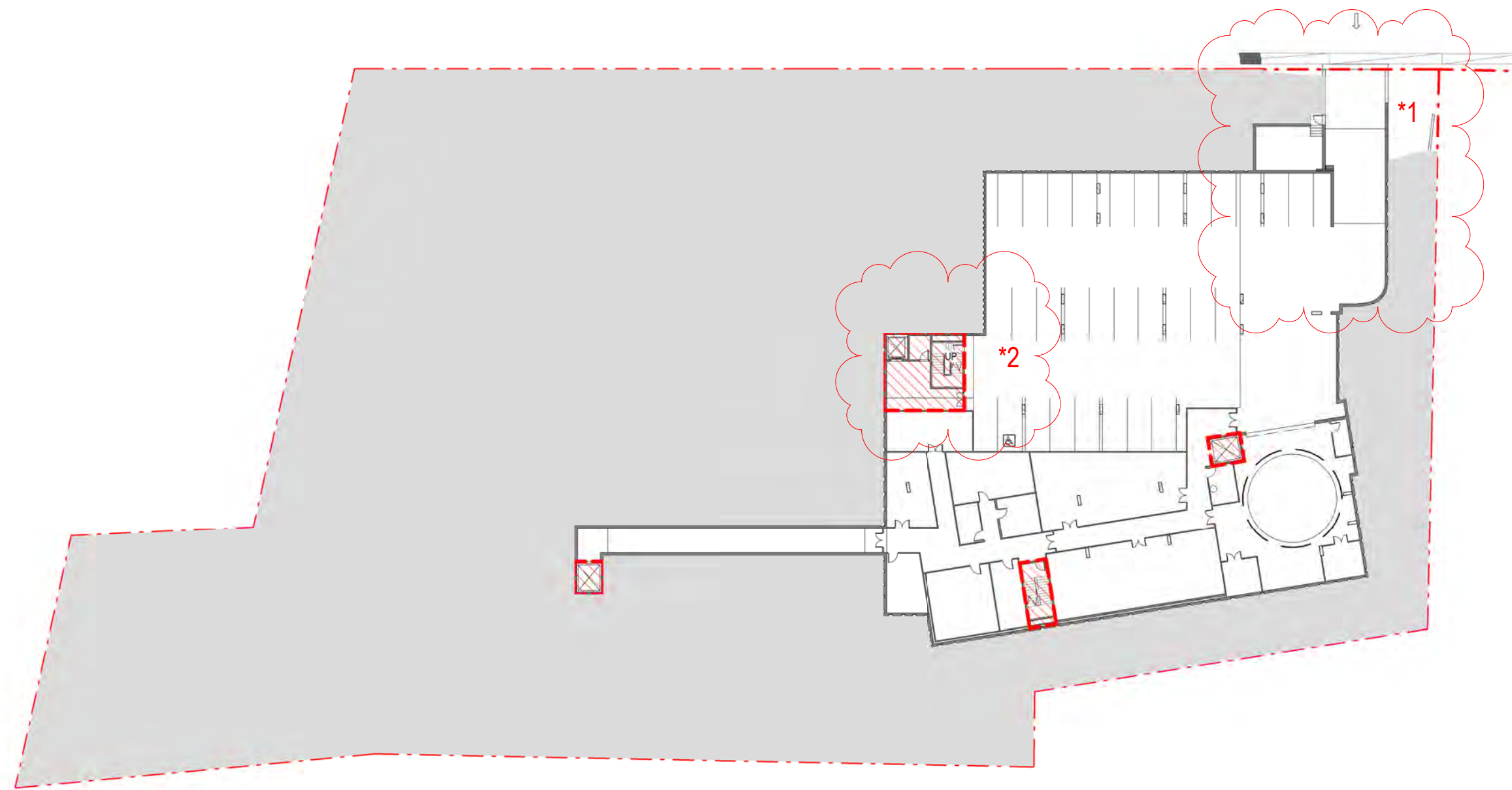
Amendments	Issue	Description	Date	Consultant	Access Associates Sydney	Consultant	Smyth Plan	Builder	Client
A	DEVELOPMENT APPLICATION ISSUE		09/12/2016	Accessability Consultant	Norcue	Planning Consultant	Midson Group Pty Ltd		KOPWA AGED CARE
B	DEVELOPMENT APPLICATION ISSUE		25/10/2017	Arborist	Group GLA	Project Manager	Mott MacDonald		12-16 Trafalgar Avenue,
C	DEVELOPMENT APPLICATION ISSUE		31/05/2018	BCA Consultant	Mott MacDonald	Structural Engineer	Varga Traffic Planning Pty Ltd		Roseville NSW CP 2069
				Civil Engineer	Wood & Grieve	Traffic Consultant			
				Electrical Services	City Plan Heritage				
				Heritage Architect	EWFV				
				Hydraulic Engineer	Group GSA				
				Landscape Architects	Wood & Grieve				
				Mechanical Engineer					



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 nom architect M. Sheldon 3990

Project Title	Roseville Care Residences 12-16 Trafalgar Avenue, Roseville, NSW 2069			Drawn by: DI	Project Status:
Drawing Title	SEPP HEIGHT DIAGRAMS			Checked by: DC	DEVELOPMENT APPLICATION
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			As @ A1 indicated	15423	DA-4006
			Drawing No	Issue	C





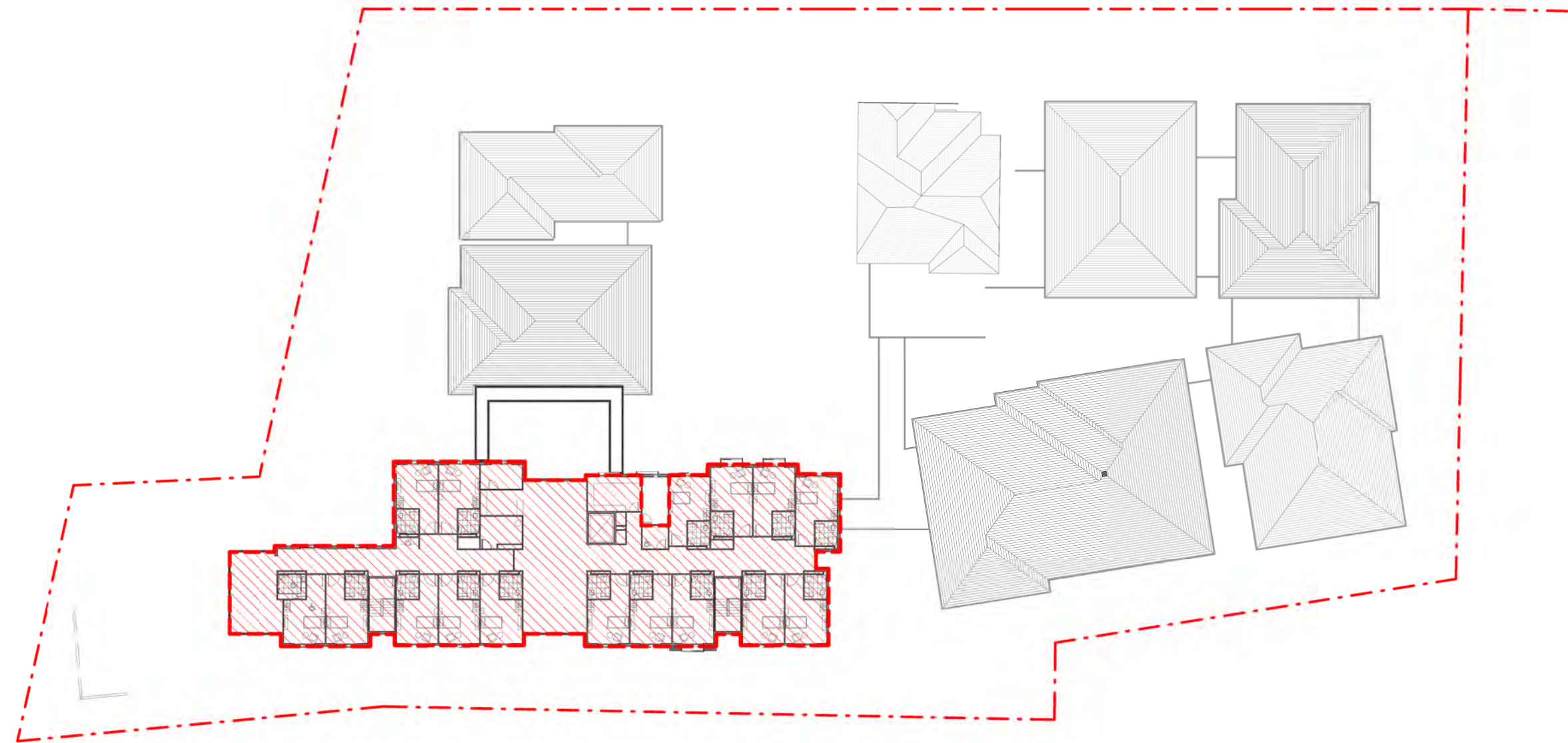
1 BASEMENT GFA  
1:500



2 GROUND FLOOR GFA  
1:500



3 LEVEL 01 GFA  
1:500



4 LEVEL 02 GFA  
1:500

GFA CALCULATION:

SITE AREA: 8,186.00 m<sup>2</sup>  
FSR: 0.824:1  
BASEMENT: 101.70 m<sup>2</sup>  
GROUND: 2,587.87 m<sup>2</sup>  
LEVEL 1: 3169.47 m<sup>2</sup>  
LEVEL 2: 887.14 m<sup>2</sup>

TOTAL 6,746.18 m<sup>2</sup>

GFA MAX 8,186.00 m<sup>2</sup>

Amendments			Consultant		Consultant		Builder		Client	
Issue	Description	Date	Accessability Consultant	Access Associates Sydney	Planning Consultant	Smyth Plan			KOPWA AGED CARE	
A	DEVELOPMENT APPLICATION ISSUE	09/12/2016	Arborist	Norcue	Project Manager	Midson Group Pty Ltd			12-16 Trafalgar Avenue,	
B	DEVELOPMENT APPLICATION ISSUE	25/10/2017	BCA Consultant	Group GLA	Structural Engineer	Mott MacDonald			Roseville NSW CP 2069	
C	DEVELOPMENT APPLICATION ISSUE	31/05/2018	Civil Engineer	Mott MacDonald	Traffic Consultant	Varga Traffic Planning Pty Ltd				
			Electrical Services	Wood & Grieve						
			Heritage Architect	City Plan Heritage						
			Hydraulic Engineer	EWFW						
			Landscape Architects	Group GSA						
			Mechanical Engineer	Wood & Grieve						



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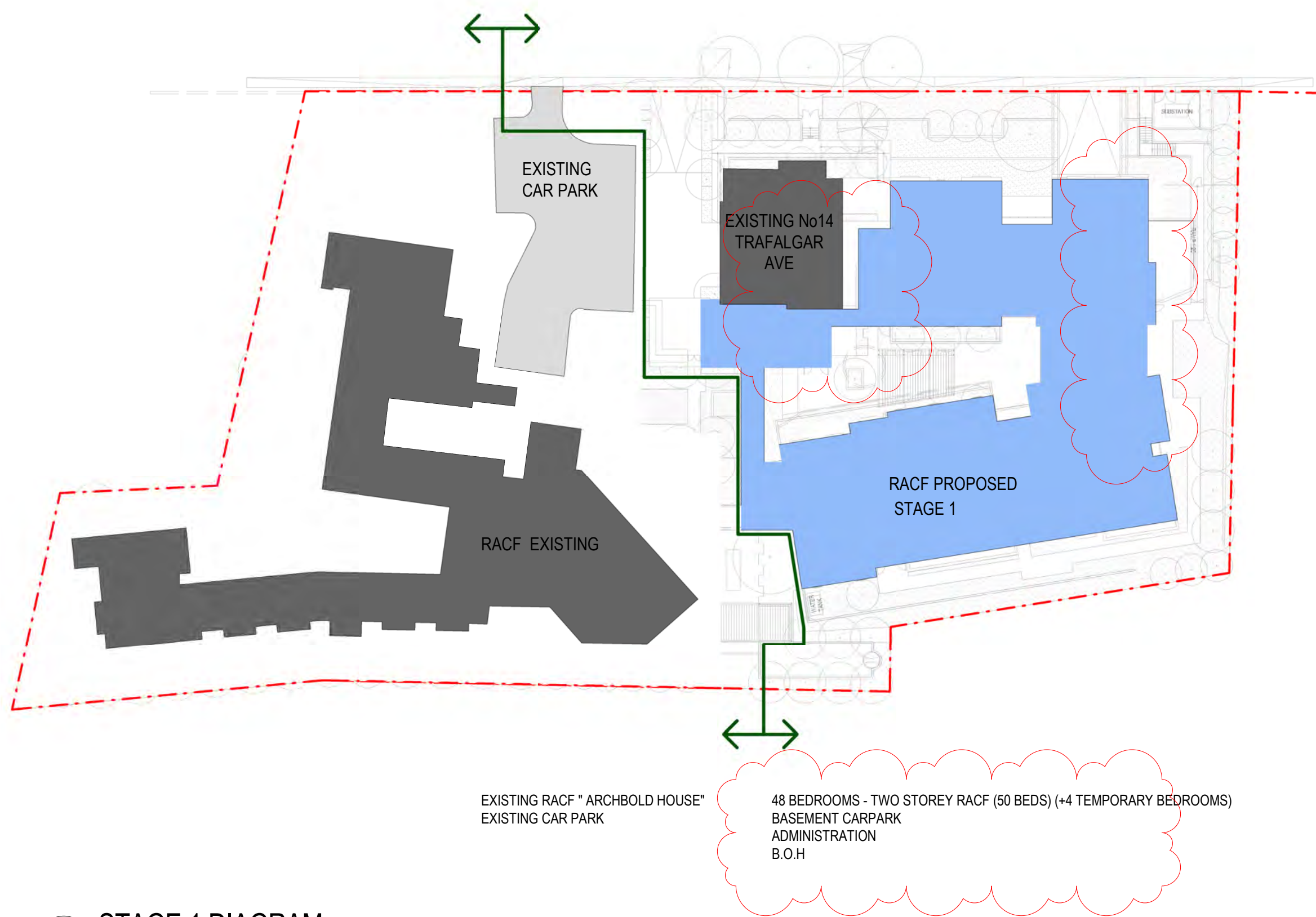
Project Title  
**Roseville Care Residences**  
**12-16 Trafalgar Avenue, Roseville, NSW 2069**

Drawing Title  
**GFA CALC AND ACCOM DIAGRAMS**

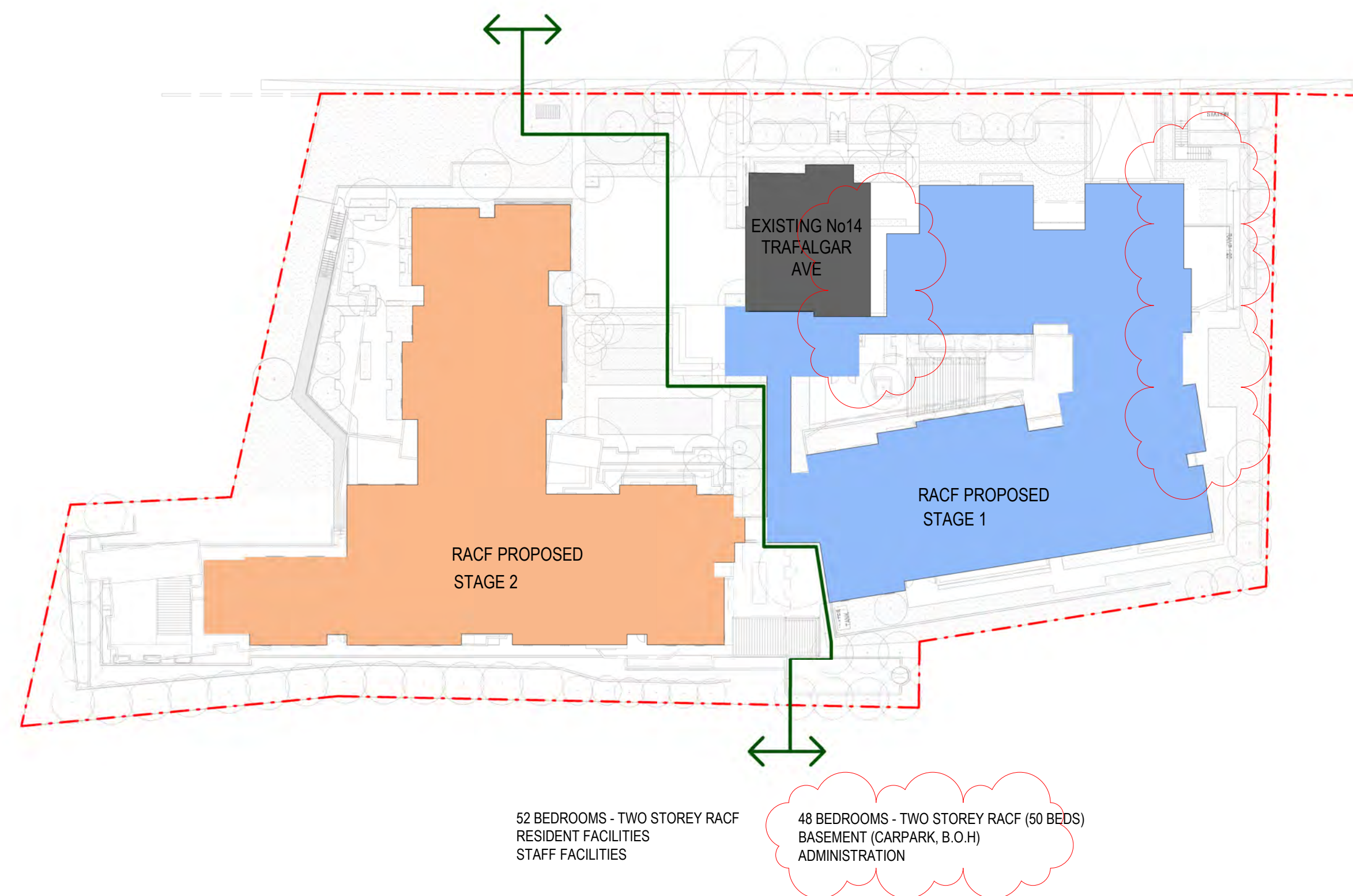
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Drawn by: DI	Project Status:
Checked by: DC	<b>DEVELOPMENT APPLICATION</b>
Drawing Created (date)	
Scale	Project No
As @ A1 indicated	15423
Drawing No	DA-4007
Issue	C





1 STAGE 1 DIAGRAM  
1:500



2 STAGE 2 DIAGRAM  
1:500

Amendments			Consultant		Consultant		Builder		Client	
Issue	Description	Date	Accessability Consultant	Access Associates Sydney	Planning Consultant	Smyth Plan			KOPWA AGED CARE	
A	DEVELOPMENT APPLICATION ISSUE	09/12/2016	Arborist	Norcue	Project Manager	Midson Group Pty Ltd			12-16 Trafalgar Avenue,	
B	DEVELOPMENT APPLICATION ISSUE	25/10/2017	BCA Consultant	Group GLA	Structural Engineer	Mott MacDonald			Roseville NSW CP 2069	
C	DEVELOPMENT APPLICATION ISSUE	31/05/2018	Civil Engineer	Mott MacDonald	Traffic Consultant	Varga Traffic Planning Pty Ltd				
			Electrical Services	Wood & Grieve						
			Heritage Architect	City Plan Heritage						
			Hydraulic Engineer	EWFW						
			Landscape Architects	Group GSA						
			Mechanical Engineer	Wood & Grieve						



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Project Title  
**Roseville Care Residences**  
**12-16 Trafalgar Avenue, Roseville, NSW 2069**

Drawing Title  
**STAGING DIAGRAMS**

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Drawn by: DI		Project Status:	
Checked by: DC		DEVELOPMENT APPLICATION	
Drawing Created (date) 15/11/2016			
Scale	Project No	Drawing No	Issue
1 : 500 @ A1	15423	DA-4008	C





Amendments		
Issue	Description	Date
A	DEVELOPMENT APPLICATION ISSUE	09/12/2016
B	DEVELOPMENT APPLICATION ISSUE	25/10/2017
C	DEVELOPMENT APPLICATION ISSUE	31/05/2018

Consultant		Consultant
Accessibility Consultant	Access Associates Sydney	Planning Consultant
Arborist	Norcue	Project Manager
BCA Consultant	Group GLA	Structural Engineer
Civil Engineer	Mott MacDonald	Traffic Consultant
Electrical Services	Wood & Grieve	
Heritage Architect	City Plan Heritage	
Hydraulic Engineer	EWFW	
Landscape Architects	Group GSA	
Mechanical Engineer	Wood & Grieve	

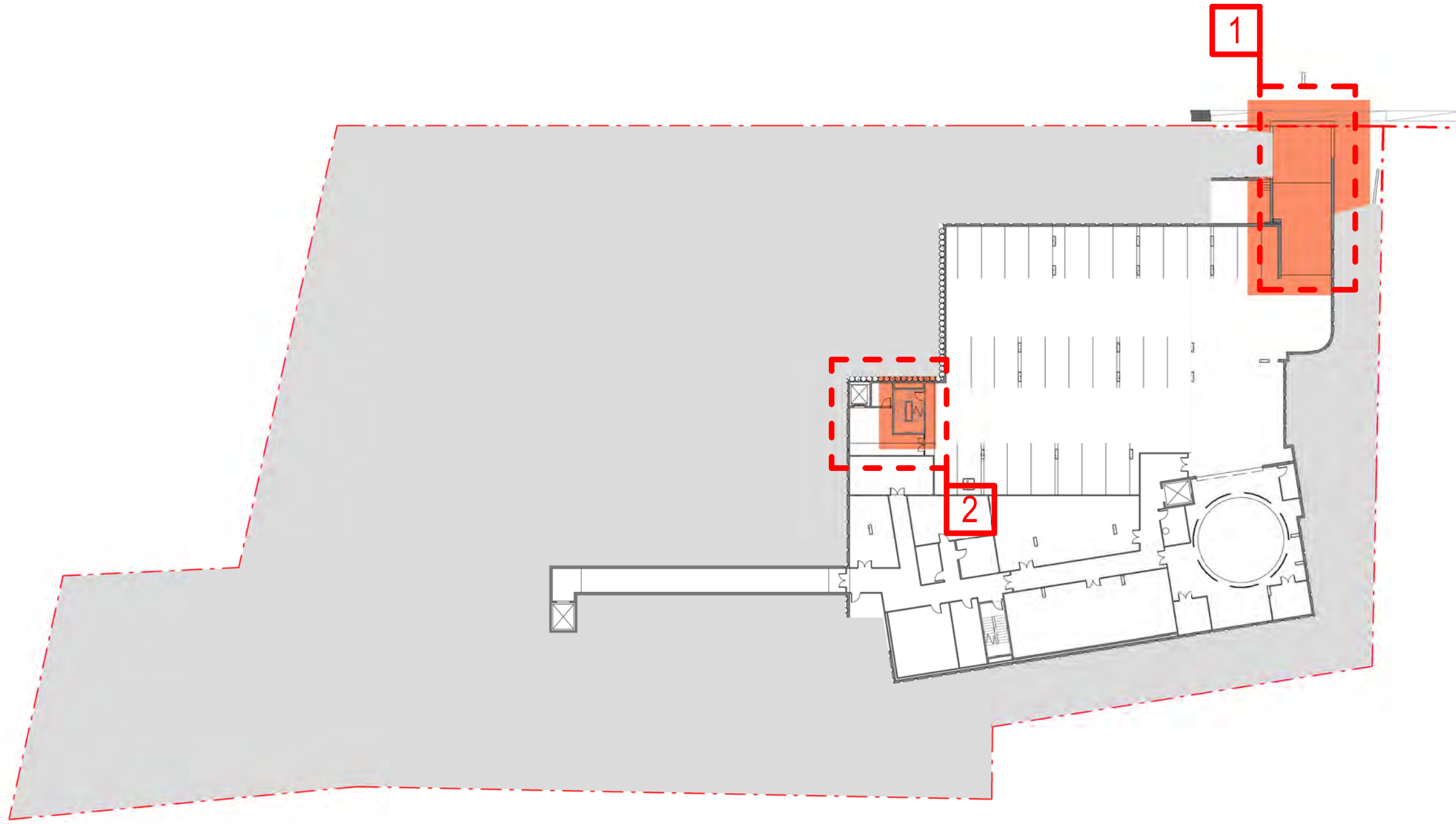
Builder	Client
	KOPWA AGED CARE 12-16 Trafalgar Avenue, Roseville NSW CP 2069



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nom architect M. Sheldon 3990

Project Title		Project Status:	
Roseville Care Residences 12-16 Trafalgar Avenue, Roseville, NSW 2069		DEVELOPMENT APPLICATION	
Drawing Title			
ROOF OVERLAY DIAGRAM			
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Scale	Project No	Drawing No	Issue
1 : 620 @ A1	15423	DA-4009	C





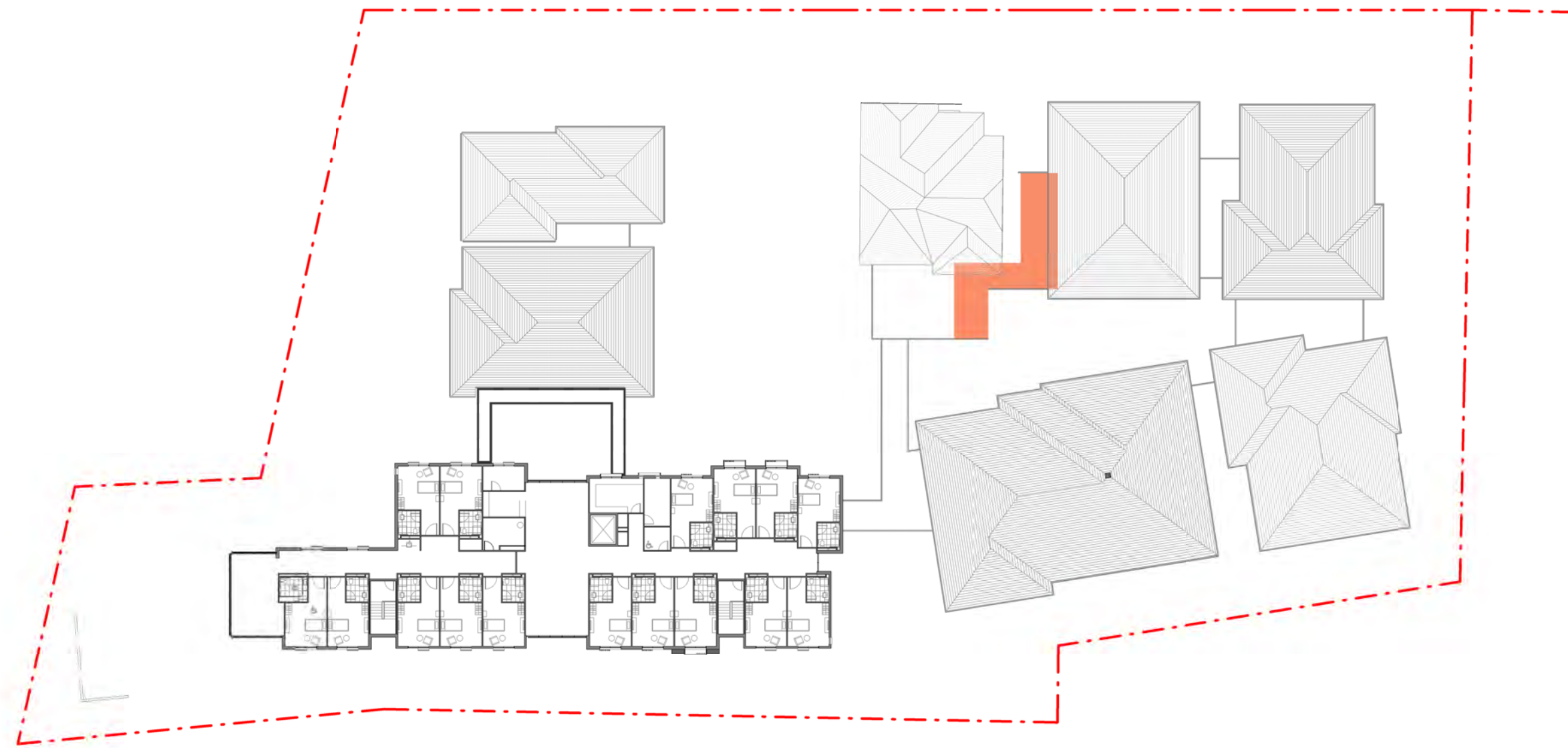
1 CHANGES FROM PREVIOUS DA ISSUE - BASEMENT  
1:500



2 CHANGES FROM PREVIOUS DA ISSUE - GROUND FLOOR  
1:500



3 CHANGES FROM PREVIOUS DA ISSUE - LEVEL 1  
1:500



4 CHANGES FROM PREVIOUS DA ISSUE - LEVEL 2  
1:500

- \*1 - RELOCATION OF DRIVEWAY/RAMP TO BASEMENT
- \*2 - RELOCATION OF FIRE STAIRS
- \*3 - INCREASED SET BACK FROM EXISTING BUILDING No. 14A/B
- \*4 - DELETION OF ROOM No. 9
- \*5 - RELOCATION OF SUBSTATION
- \*6 - INCREASED SET BACK / REDUCTION OF LOUNGE AREA (GROUND FLOOR) AND TERRACE (LEVEL 1)

Amendments			Consultant		Consultant		Builder		Client	
Issue	Description	Date	Accessability Consultant	Access Associates Sydney	Planning Consultant	Smyth Plan			KOPWA AGED CARE	
A	DEVELOPMENT APPLICATION ISSUE	25/10/2017	Arborist	Norcue	Project Manager	Midson Group Pty Ltd			12-16 Trafalgar Avenue,	
B	DEVELOPMENT APPLICATION ISSUE	31/05/2016	BCA Consultant	Group GLA	Structural Engineer	Mott MacDonald			Roseville NSW CP 2069	
			Civil Engineer	Mott MacDonald	Traffic Consultant	Varga Traffic Planning Pty Ltd				
			Electrical Services	Wood & Grieve						
			Heritage Architect	City Plan Heritage						
			Hydraulic Engineer	EWFW						
			Landscape Architects	Group GSA						
			Mechanical Engineer	Wood & Grieve						



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Project Title  
**Roseville Care Residences**  
**12-16 Trafalgar Avenue, Roseville, NSW 2069**

Drawing Title  
**CHANGES FROM DA**

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Drawn by: Author	Project Status:		
Checked by: Checker	<b>DEVELOPMENT APPLICATION</b>		
Drawing Created (date)			
Scale	Project No	Drawing No	Issue
As @ A1 indicated	15423	DA-4010	B





1.FACE BRICK – BOWRAL "BRAHMAN GRANITE" WALLS



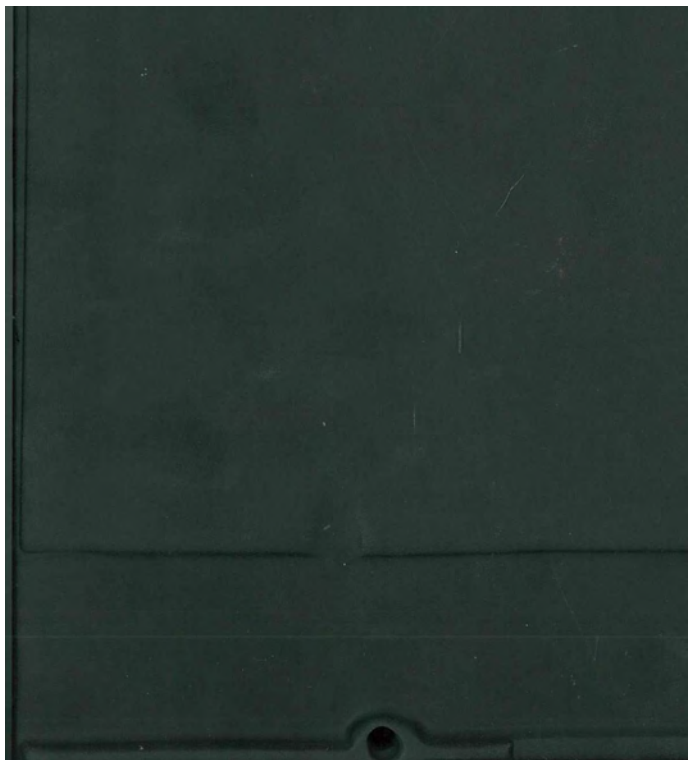
2.FACE BRICK- "CAPITOL RED" WALLS



3.COMPOSITE TIMBER EFFECT CLADDING – "BLACKBUTT" FACADE AND LOUVRES



4.ROUGH TEXTURE RENDER FINISH - CHALKSTONE WALLS



5.TILED ROOF – BRISTILEROOFING - PLANUM SLATE ROOF



6.ANODISED ALUMINIUM-"BURNT SIENNA" LOUVRES, WINDOWS



7.VENETIAN BLINDS FACADE



8.CLEAR GLASS BALUSTRADES & LINKS



5A.TILED ROOF – BRISTILEROOFING - PLANUM ROJA ROOF



9.POWDERCOAT ALUMINIUM-CHARCOAL GUTTERS, FASCIA AND FLAT ROOFS



Amendments			Consultant		Consultant		Builder	
Issue	Description	Date	Access Associates Sydney	Smyth Plan	Planning Consultant	Midson Group Pty Ltd	Client	
A	DEVELOPMENT APPLICATION ISSUE	09/12/2016	Arborist	Norcue	Project Manager	Mott MacDonald	KOPWA AGED CARE 12-16 Trafalgar Avenue, Roseville NSW CP 2069	
B	DEVELOPMENT APPLICATION ISSUE	25/10/2017	BCA Consultant	Group GLA	Structural Engineer	Mott MacDonald		
C	DEVELOPMENT APPLICATION ISSUE	31/05/2018	Civil Engineer	Mott MacDonald	Traffic Consultant	Varga Traffic Planning Pty Ltd		
			Electrical Services	Wood & Grieve				
			Heritage Architect	City Plan Heritage			Kopwa AGED CARE RESIDENCES	
			Hydraulic Engineer	EWFW				
			Landscape Architects	Group GSA				
			Mechanical Engineer	Wood & Grieve				

KOPWA AGED CARE  
12-16 Trafalgar Avenue,  
Roseville NSW CP 2069



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Project Title  
**Roseville Care Residences**  
12-16 Trafalgar Avenue, Roseville, NSW 2069

Drawing Title

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Drawn by: DI	Project Status: <b>DEVELOPMENT APPLICATION</b>		
Checked by: DC			
Drawing Created (date)			
Scale	Project No	Drawing No	Issue
@ A1	15423	DA-8301	C