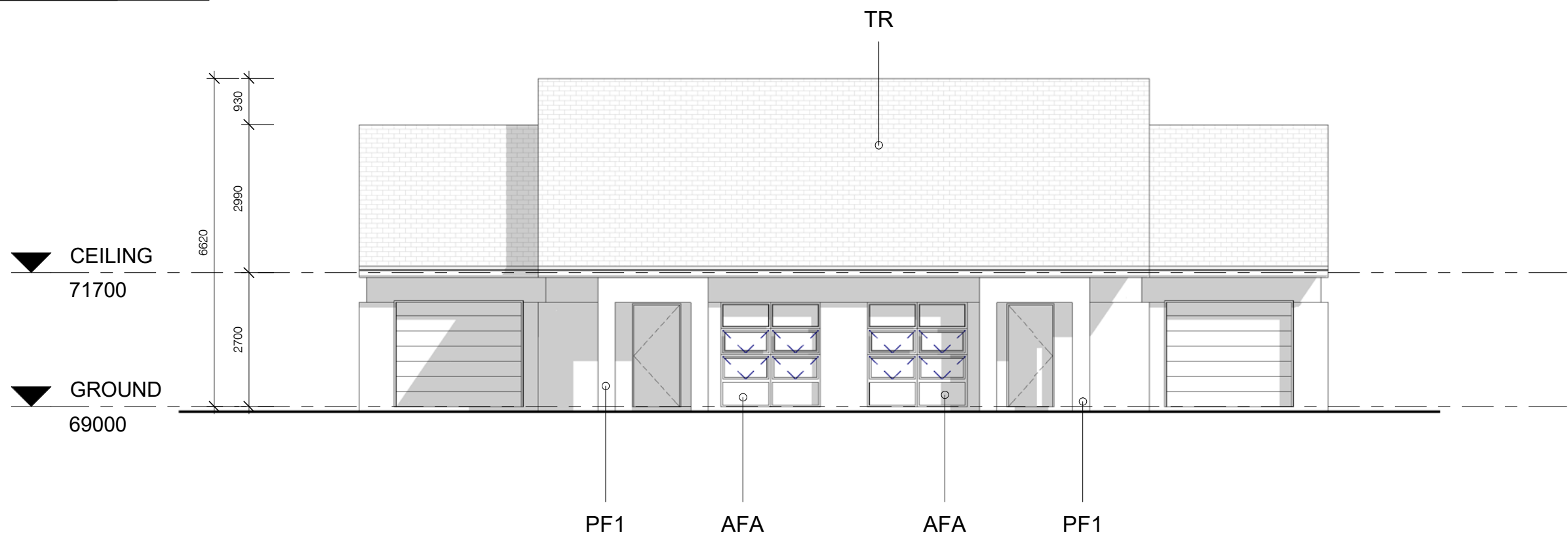
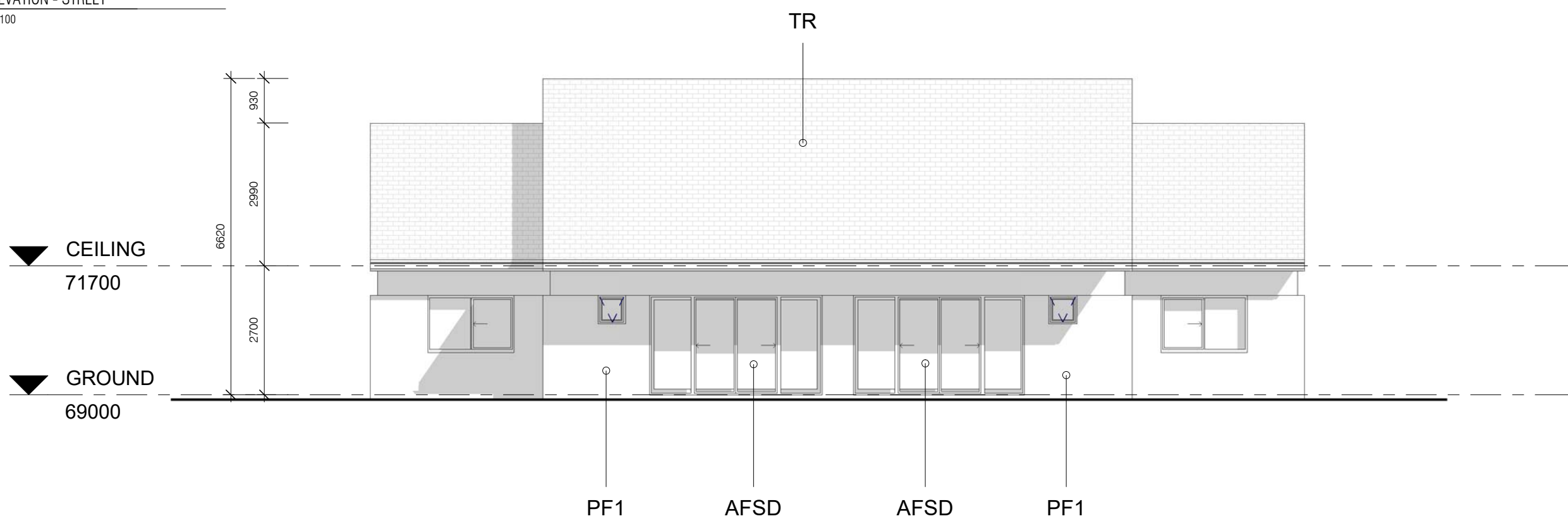


1 GROUND FLOOR PLAN - DUPLEX EE
1:100

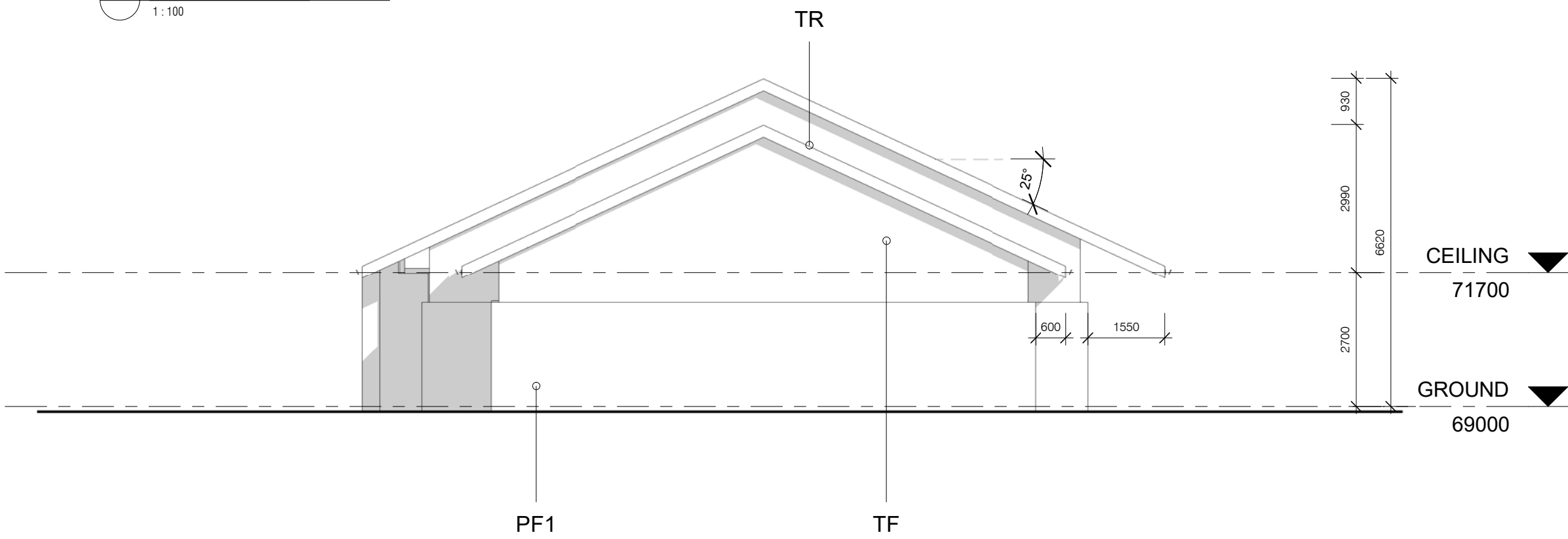


3 ELEVATION - STREET
1:100

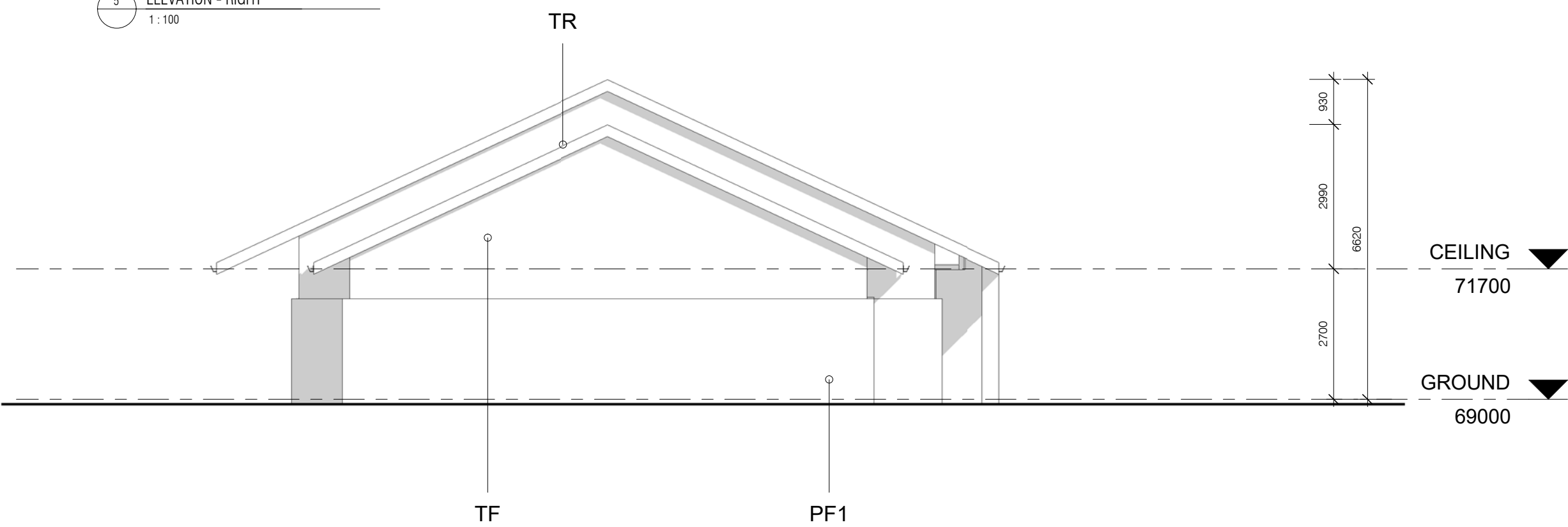


4 ELEVATION - REAR
1:100

2 ROOF PLAN
1:100



5 ELEVATION - RIGHT
1:100



6 ELEVATION - LEFT
1:100

SCHEDULE OF FINISHES

AF – ALUMINIUM FRAMED SLIDING
WINDOWS - WOODLAND GREY

AFA – ALUMINIUM FRAMED AWNING
WINDOW – WOODLAND GREY

AFSD – ALUMINIUM SLIDING DOOR

TR – CONCRETE TILED ROOF – BORAL LINEA
CHARCOAL GREY OXIDE

TF – NATURAL TIMBER FINISH –
WEATHERTEX

PF 1 – PAINT FINISH BROADWALL, GARAGE
DOOR & AC SHEETING LIGHT GREY

PF 2 – PAINT FINISH FASCIA BOARD &
GUTTER – CHARCOAL GREY

PR 3 – PAINT FINISH BALUSTRADE &
SURROUND – WHITE

(NOTE: PAINT TYPES TO BE OF THE ABOVE 3
CONTRASTING PAINT TYPES AS PER
FINISHES SHEET)

CONSTRUCTION NOTES

ALL FLOORS TO BE CONCRETE TO ENG.
DETAIL WITH WALLS TO BE STEEL FRAMED
WITH GYPROCK CLADDING.

EXTERNAL WALLS TO BE CLAD WITH HEBEL
150mm PANELS TO WINDOW HEAD HEIGHT
WITH VILLA BOARD EXTERNAL LINING OVER
WITH METAL FLASHING TO SUIT.

ROOF STRUCTURE TO BE STEEL FRAMED
WITH GYPROCK CEILING AND BORAL CONC.
TILES. REFER TO BASIX & NATHERS FOR
ENERGY AND SUSTAINABILITY COMMITMENTS.
INCLUDING 2250Ltre. WATER STORAGE

UNDER SIDE EAVES OPPOSITE NEIGHBOUR.
1.5 Kw SOLAR PANELS SIZED TO SUIT.

DEVELOPMENT STATISTICS	
SITE AREA:	14.88 ha
DUPLEXES - 127 DWELLINGS:	
TYPE A-A =	
216.6 sq.m + 66 sq.m double garages x 4 Duplexes = 8 x 3br, 2bth. Dwellings =	866.4 sq.m
TYPE B-B =	
235 sq.m + 40 sq.m single garage x 15 Duplexes = 30 x 3br, 1bth. Dwellings =	3,525 sq.m
TYPE C-C =	
290 sq.m + 66 sq.m double garages x 4 Duplexes = 8 x 2br, 2bth. Dwellings =	1,160 sq.m
TYPE D-D =	
255 sq.m + 41 sq.m single garage x 15 Duplexes = 30 x 1br+1, 2bth. Dwellings =	3,825 sq.m
TYPE E-E =	
188 sq.m + 44 sq.m single garage x 12 Duplexes = 24 x 2br, 1bth. Dwellings =	2,256 sq.m
TYPE D-D-D =	
302 sq.m + 61 sq.m single garage x 2 Triplexes = 6 x 1br+1, 2bth. Dwellings =	604 sq.m
TYPE E-E-E =	
282 sq.m + 66 sq.m single garage x 7 Triplexes = 21 x 2br, 2bth. Dwellings =	1,974 sq.m
MX = 38 x 3br : 53 x 2br : 36 x 1+1 br = 127 Units with 222 Bathrooms	
TOTAL:	14,210 sq.m

CAR SPACES STATISTICS	
	TOTAL
DUPLEXES	
143 GARAGED + 143 OFF STREET CAR SPACES	294

C	10.09.2019	ADDITIONAL INFORMATION
B	13.04.2018	ADDITIONAL INFORMATION
A	09.05.2017	DEVELOPMENT APPLICATION SET
NO.	DATE:	DETAILS:

Amendments:

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Registered Architect Gary Finn No. 5774 (NSW)

Project:
SENIORS LIVING DEVELOPMENT
LOT 1, DP 780801
WINDWARD WAY, MILTON NSW 2538

DUPLEX EE – PLANS & ELEVATIONS

Scale: As indicated @ A1 Job No: 1516 Drawing No:
Date: 10.09.2019
Drawn: SJ

DA33
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