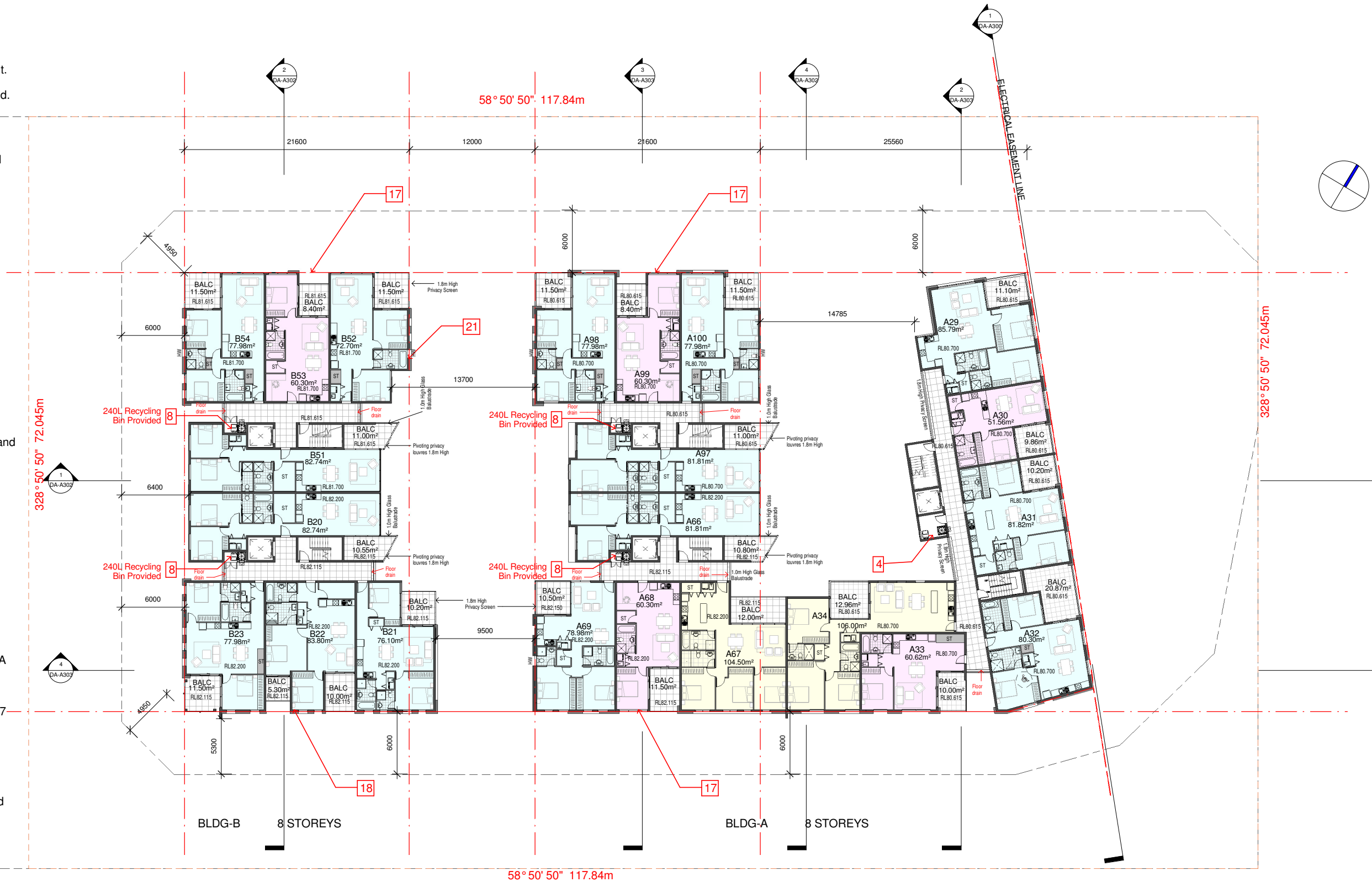


LIST OF CHANGES

Notes:

1. Bin travel path with 1.5m wide provided at basement.
2. Removable bollards and a no parking line mark noted.
3. Truck sweep paths of 11.00m long council truck provided.
4. Building-A residents access to recycling bins located at the top of the stair well and adjacent to the lift core from Level 1 and above added.
5. Waste room access adjacent to the driveway ramp relocated.
6. 1.5m wide doorway provided in each bulky waste storage areas and caged enclosure.
7. Driveway ramp gradients adjusted.
8. 240L recycling bins provided
9. Access between bulky goods and waste bin room deleted.
10. Fire stair relocated
11. Lift relocated and Waste room and bulky storage adjusted.
12. Relocate lift, fire stair adjusted and relayout of car and bicycle parkings.
13. Waste room and bulky storage adjusted.
14. Relocated lift core and car and bicycle parking adjusted.
15. Fire stairs adjusted and relocated door access openings.
16. Redesigned Building A to achieved solar access requirements to the communal open space. Fire stairs and lift relocated, access ramp added to access COS and redesigned of the unit layouts.
17. Redesigned of unit layout
A61, A65, A69, A73, A77, A81, A85, A92, A96, A100, A104, A108, A112 and A116.
18. Redesigned of unit layout
B06, B10, B14, B18, B22, B26, B30, B41, B45, B49, B53, B57 and B61.
19. Building A roof plan adjusted and roof overhang deleted.
20. Skylights provided on Unit A45, A76, A77, B30 & B31 but is not included in the solar calculation that recieved minimum 2hrs of sunlight.
21. Adjusted unit layout
B36, B40, B44, B48, B52, B56, and B60
22. Adjusted layout-bulk storage and waste room
23. Adjusted bin layout



LEVEL-5

1 : 200 @ A1 sheet

1 : 400 @ A3 sheet

pens
Design Studio
ABN 47 814 246 580
noy santiago architect: 5968

F	12-10-18	Refer to notes as requested by council
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A	20-01-17	DRAFT ISSUE- for consultants review
ISSUE	DATE	AMENDMENT

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- 5 ALL TIMBER CONSTRUCTION IS TO BE IN ACCORDANCE WITH THE NATIONAL TIMBER FRAMING CODE AS 1684 - 1998
- 6 ROOF WATER AND SUB SOIL DRAINAGE TO BE DISPOSED OF IN THE APPROVED MANNER AS INDICATED ON THE STORMWATER PLANS DESIGNED BY THE STORMWATER ENGINEER
- 7 ALL STRUCTURAL DETAIL TO BE CONSTRUCTED BY AN APPROVED STRUCTURAL ENGINEER. DRAWING NOT TO BE USED FOR CONSTRUCTION UNLESS MARKED 'ISSUED FOR CONSTRUCTION'



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PROJECT :

PROJECT :
RESIDENTIAL DEVELOPMENT

SITE ADDRESS:

59 CUDGEGONG ROAD, ROUSE HILL,NSW
2155

CLIENT:
The Wickwood Property Group Pty Ltd

SHEET TITLE:

LEVEL 5

DESIGN:
NS

DRAWN:
A.J.BSA

DATE:
JUNE 2016

SCALE:
AS SHOWN

ISSUE:

F

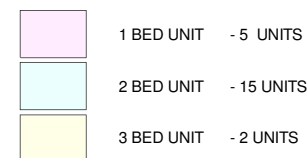
SHEET :

DA-A207

Notes:

Notes:

- LEVEL-6**
1 : 200 @ A1 sheet
1 : 400 @ A3 sheet



LIST OF CHANGES

Notes:

1. Bin travel path with 1.5m wide provided at basement.
- 2.Removable bollards and a no parking line mark noted.
- 3.Truck sweep paths of 11.00m long council-truck provided.
- 4.Building-A residents access to recycling bins located at the top of the stair well and adjacent to the lift core from Level 1 and above added.
- 5.Waste room access adjacent to the driveway ramp relocated.
- 6.1.5m wide doorway provided in each bulky waste storage areas and caged enclosure.
7. Driveway ramp gradients adjusted.
8. 240L recycling bins provided
- 9.Access between bulky goods and waste bin room deleted.
10. Fire stair relocated
- 11.Lift relocated and Waste room and bulky storage adjusted.
- 12.Relocate lift, fire stair adjusted and relayout of car and bicycle parkings.
- 13.Waste room and bulky storage adjusted.
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- 15.Fire stairs adjusted and relocated door access openings.
- 16.Redesigned Building A to achieved solar access requirements to the communal open space. Fire stairs and lift relocated,access ramp added to access COS and redesigned of the unit layouts.
17. Redesigned of unit layout
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- 18.Redesigned of unit layout
B06,B10,B14,B18,B22,B26,B30,B41,B45,B49,B53,B57 and B61.
- 19.Building A roof plan adjusted and roof overhang deleted.
- 20.Skylights provided on Unit A45,A76,A77,B30& B31 but is not included in the solar calculation that recieved minimum 2hrs of sunlight.
- 21.Adjusted unit layout
B36,B40,B44,B48,B52,B56,and B60
22. Adjusted layout-bulk storage and waste room
23. Adjusted bin layout



LEVEL-7
1 : 200 @ A1 sheet
1 : 400 @ A3 sheet

- 1 BED UNIT - 5 UNITS
- 2 BED UNIT - 15 UNITS
- 3 BED UNIT - 2 UNITS

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E	05-03-18	Refer to notes as requested by council
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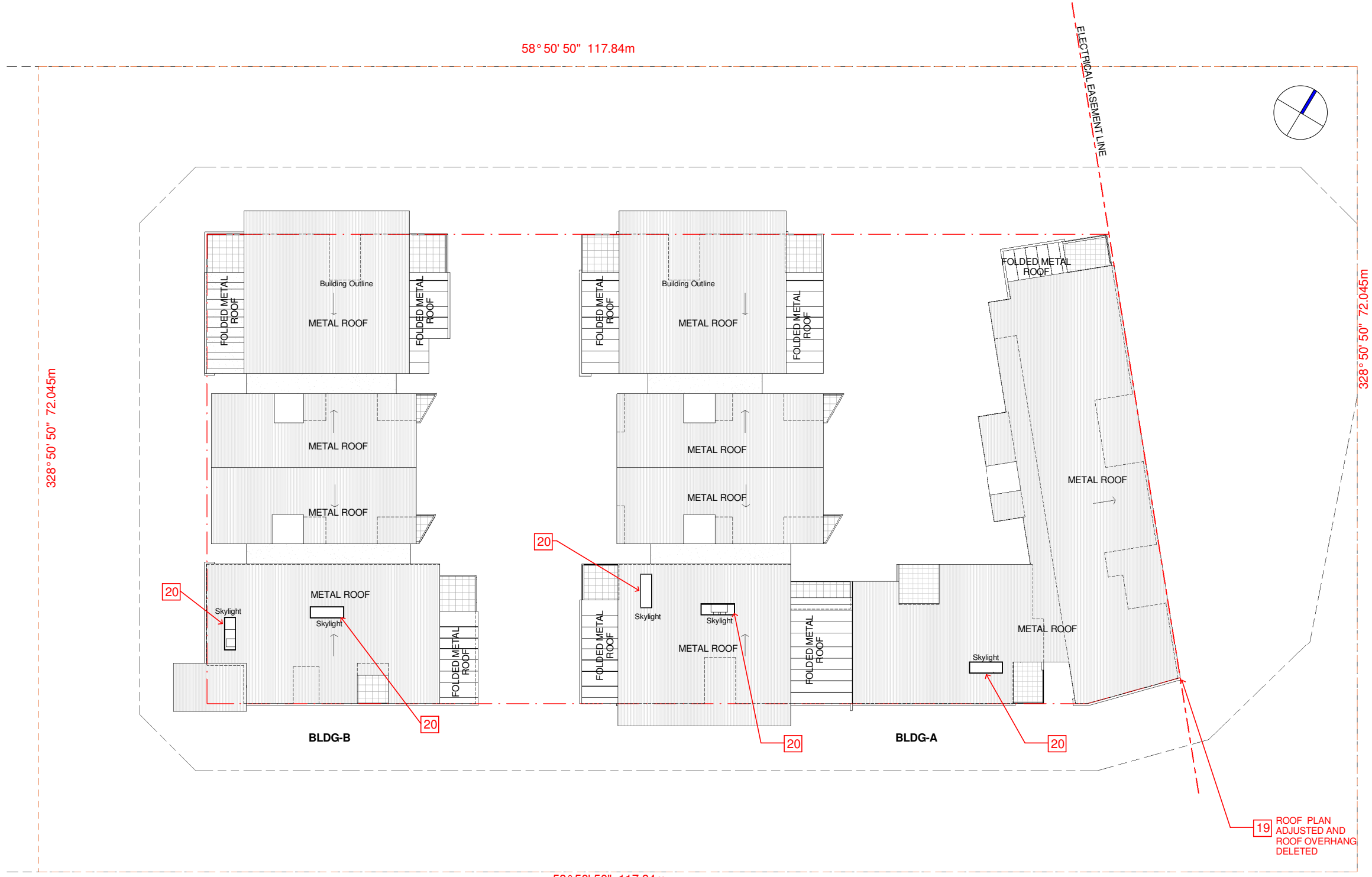


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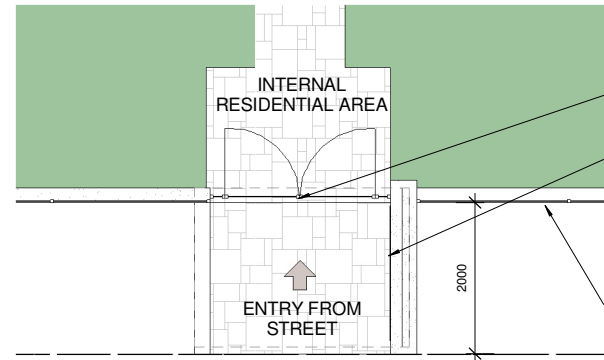
PROJECT :
RESIDENTIAL DEVELOPMENT
SITE ADDRESS:
59 CUDGEGONG ROAD, ROUSE HILL, NSW 2155
CLIENT:
The Wickwood Property Group Pty Ltd

SHEET TITLE:
LEVEL 7
DESIGN:
NS
DRAWN:
AJRSA
DATE:
JUNE 2016
SCALE:
AS SHOWN

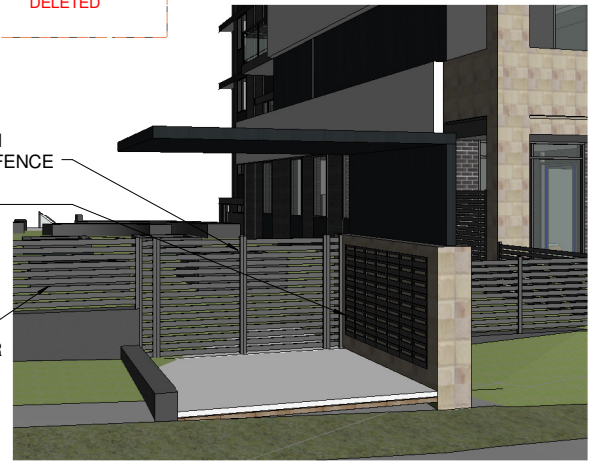
ISSUE:
F
SHEET :
DA-A209



ROOF PLAN.
1 : 200 @ A1 sheet
1 : 400 @ A3 sheet



TYPICAL MAIL BOX & ENTRY PLAN
SCALE 1 : 50 @ A1
1 : 100 @ A3



TYPICAL MAIL BOX & ENTRY STRUCTURE

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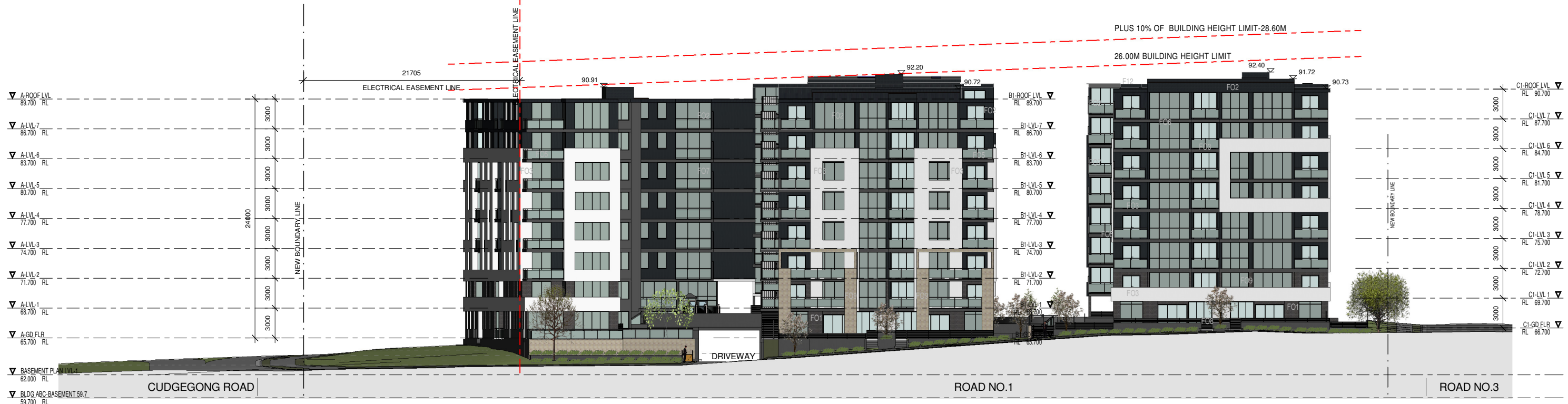


EAST ELEVATION

1 : 200 @ A1
1 : 400 @ A3

COLOUR AND FINISH

F01		AUSTRAL BRICKS- MADDOX	F08		FENCE POWDER COATED FINISH COBALT-DULUX
F02		METAL CLADDING IRONSTONE-COLORBOND	F09		SANDSTONE LOOK HONED FINISH MASONRY
F03		RENDERED FINISH ANTIQUE WHITE U.S.A DULUX	F10		PUNCTURED WALL ELEMENTS RENDERED FINISH OLD EAGLE-DULUX
F04		TIMBER PATTERN ALUMINIUM CLADDING	F11		LONG LINE PROFILE FOLDED METAL ROOFING IRONSTONE-COLORBOND
F05		GLASS BALUSTRADE	F12		GUTTER AND METAL FLASHING IRONSTONE-COLORBOND
F06		RENDERED FINISH BASALT -DULUX	F13		MAIN ROOF-TRIMDEK PROFILE COBALT-COLORBOND
F07		RENDERED FINISH IRONSTONE -DULUX			



NORTH ELEVATION

1 : 200 @ A1
1 : 400 @ A3

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noy santiago architect: 5968

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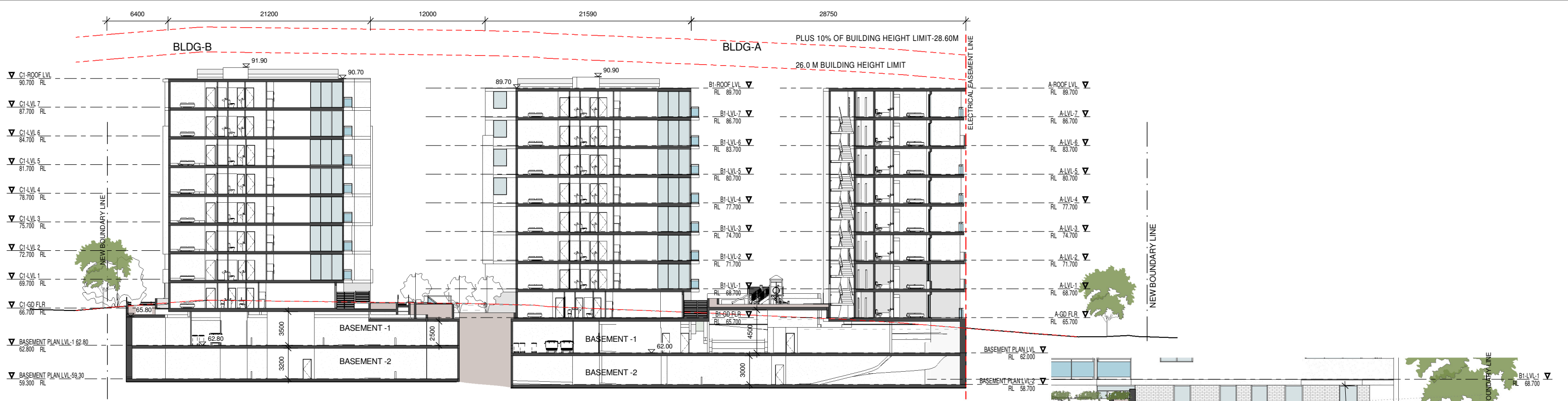


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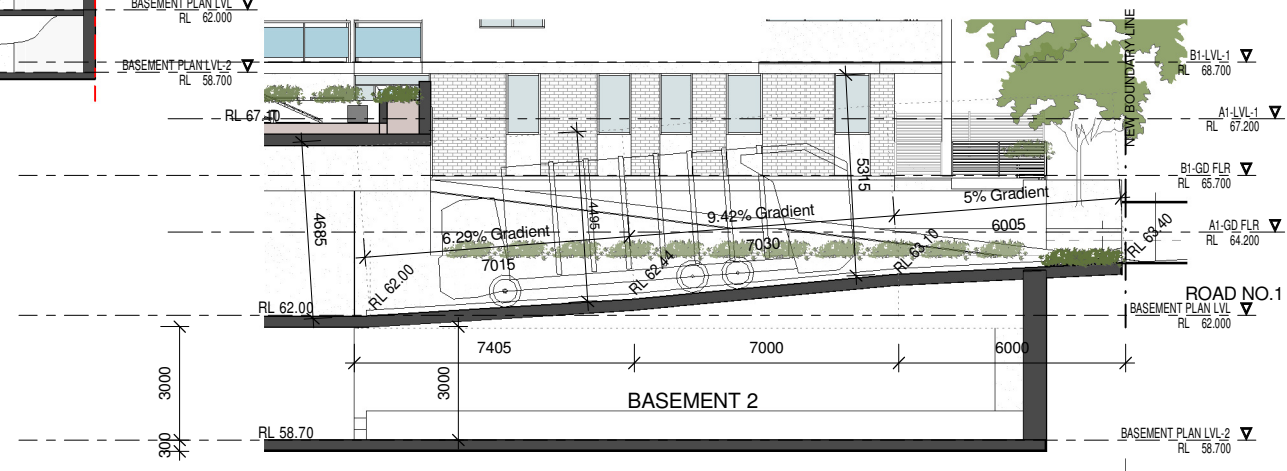
PROJECT :
RESIDENTIAL DEVELOPMENT
SITE ADDRESS:
59 CUDGEGONG ROAD, ROUSE HILL, NSW 2155
CLIENT:
The Wickwood Property Group Pty Ltd

SHEET TITLE:
ELEVATIONS
DESIGN: NS
DRAWN: AJRSA
DATE: JUNE 2016
SCALE: AS SHOWN
ISSUE:
F
SHEET :
DA-A300



L-SECTION-2

1:200 @A1
1:400 @A3



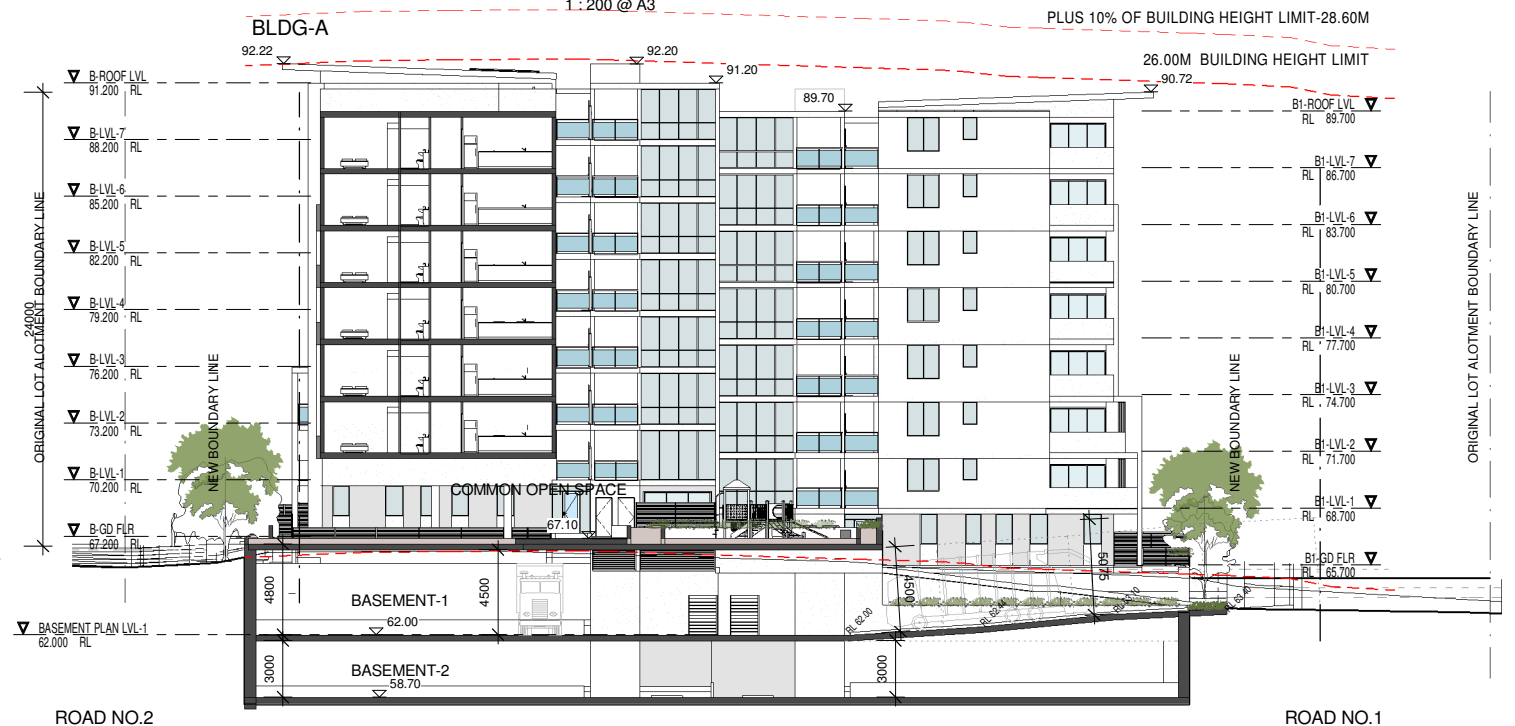
DRIVEWAY SECTION DETAIL

1:100 @A1
1:200 @A3



BLDG-B-CROSS SECTION

1:200 @A1
1:400 @A3



DRIVEWAY SECTION

1:200 @A1
1:400 @A3

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Design Studio
ABN 47 814 248 580
noy santiago architect: 5968

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DESIGN Solutions
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P: (02) 8068 2177
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DEVELOPMENT APPLICATION

PROJECT:

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2155
The Wickwood Property Group Pty Ltd

SHEET TITLE:

SECTIONAL ELEVATIONS

DESIGN:
NS

DRAWN:
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DATE:
JUNE 2016

SCALE:
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ISSUE:

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SHEET:

DA-A302



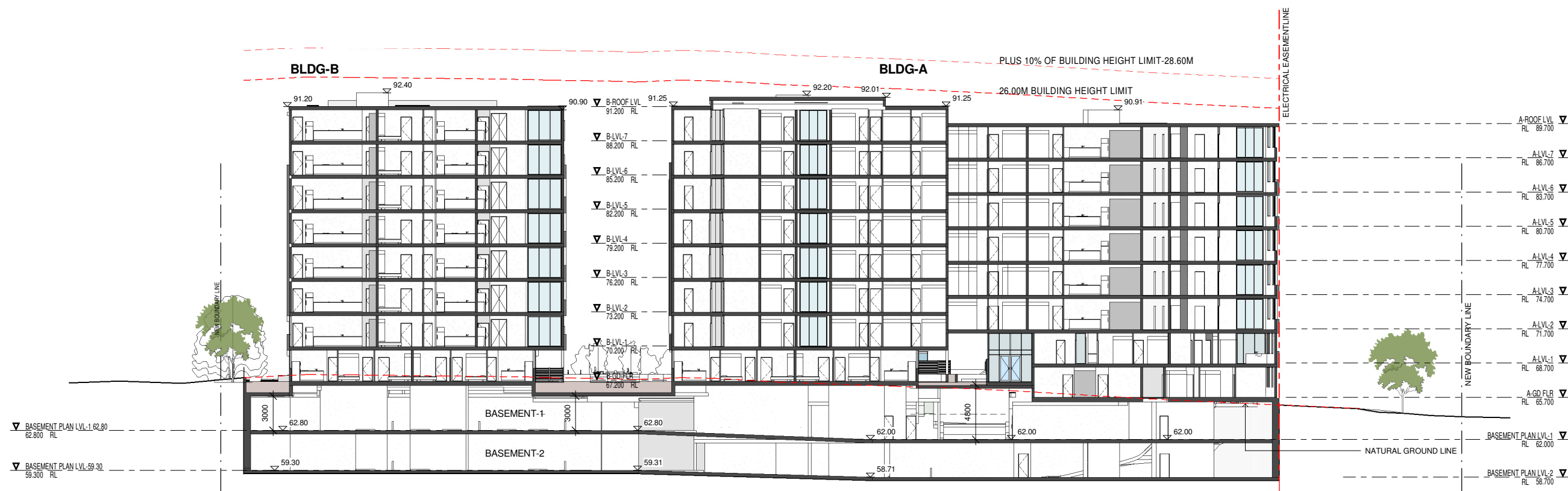
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BLDG A-CROSS SECTION 2

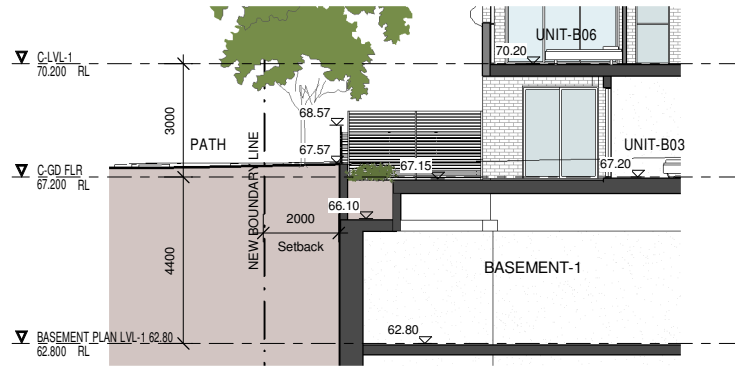
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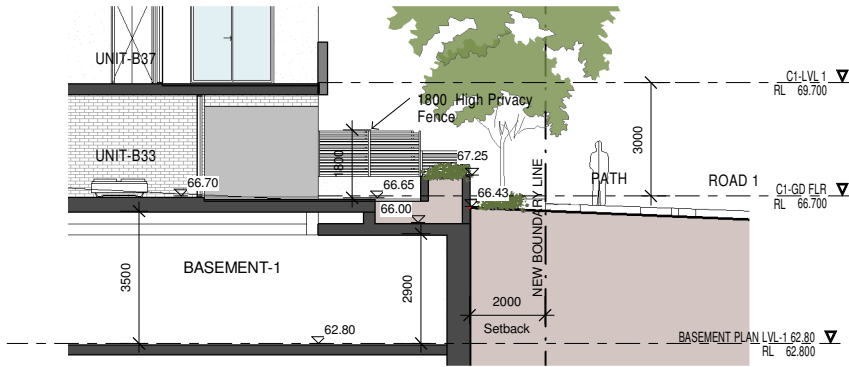
LONG SECTION-1

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1:400 @A3

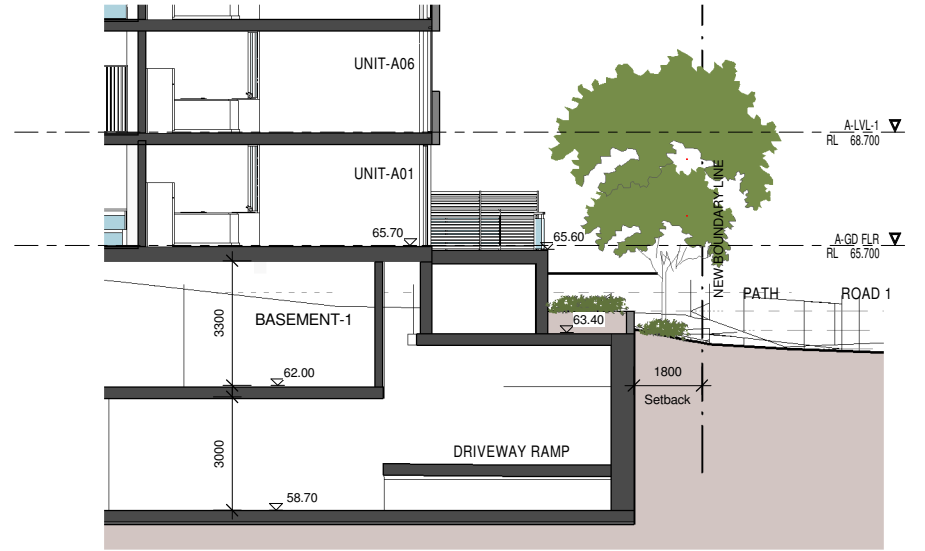
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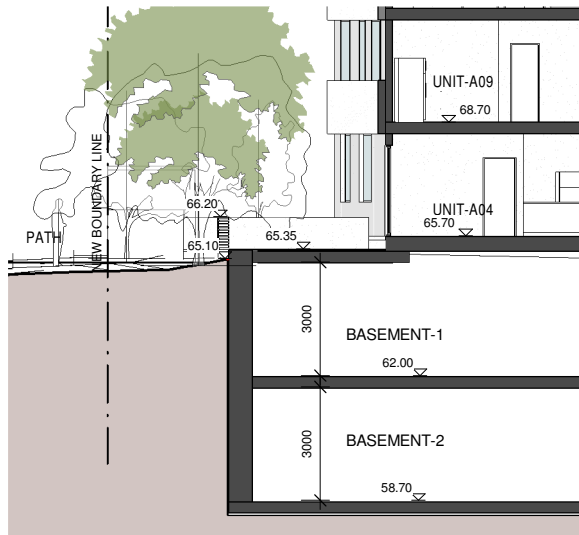
BLDG-B
BLDG-B-UNIT B03-PRIVACY



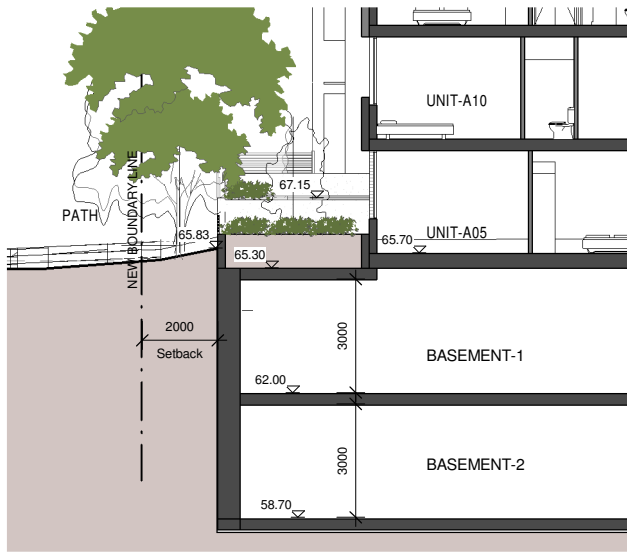
BLDG-B
BLDG-B-UNIT B33-PRIVACY



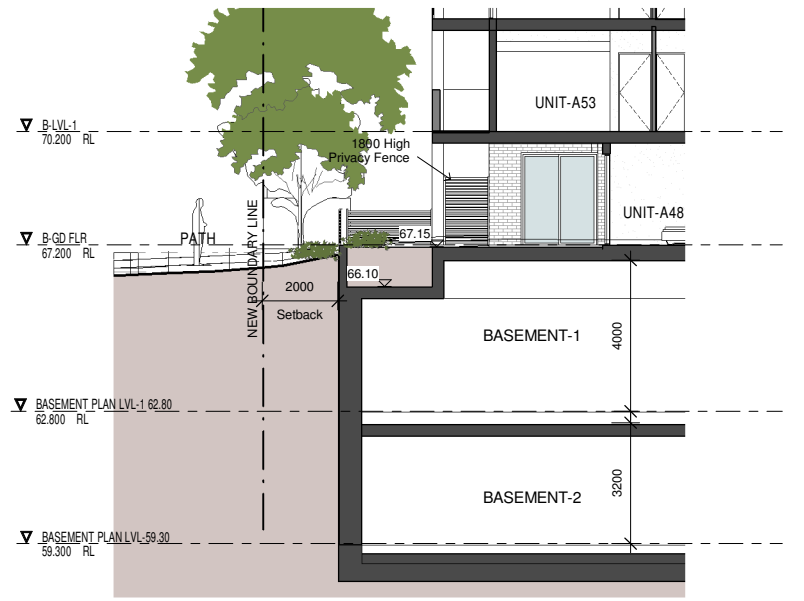
BLDG-A
BLDG-A-UNIT A01-PRIVACY



BLDG-A
BLDG-A-UNIT A04-PRIVACY



BLDG-A
BLDG-A-UNIT A05-PRIVACY



BLDG-A
BLDG-A-UNIT A48-PRIVACY

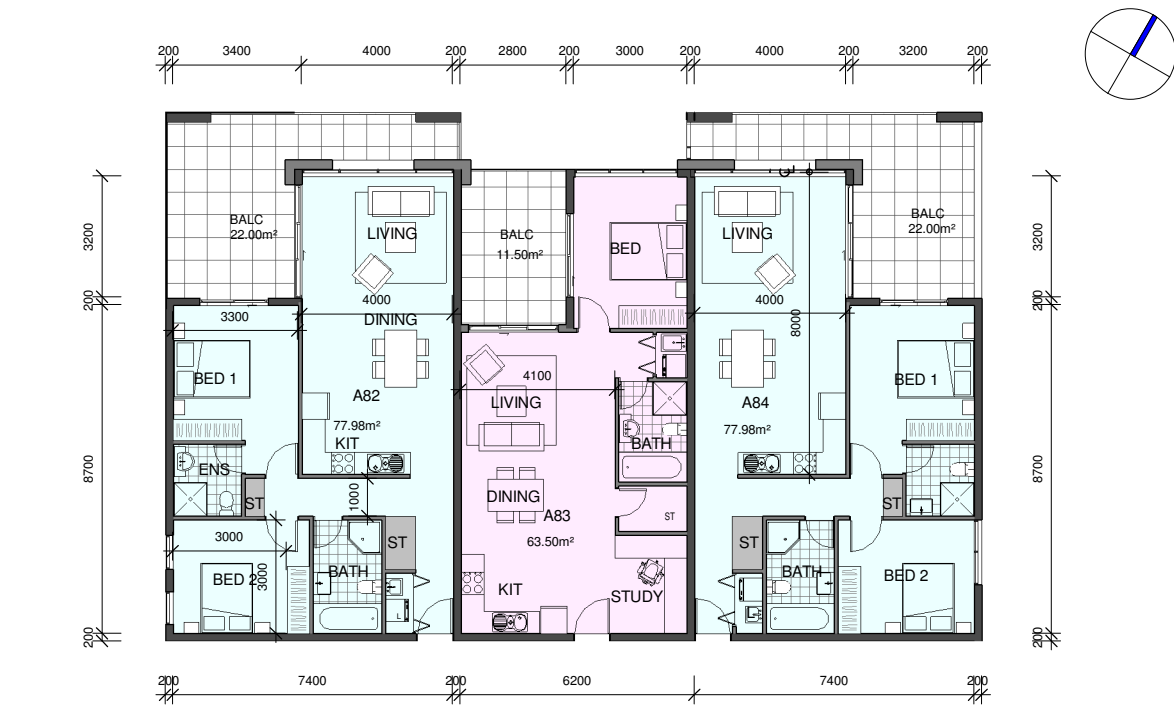
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26.0m Building Height Plane

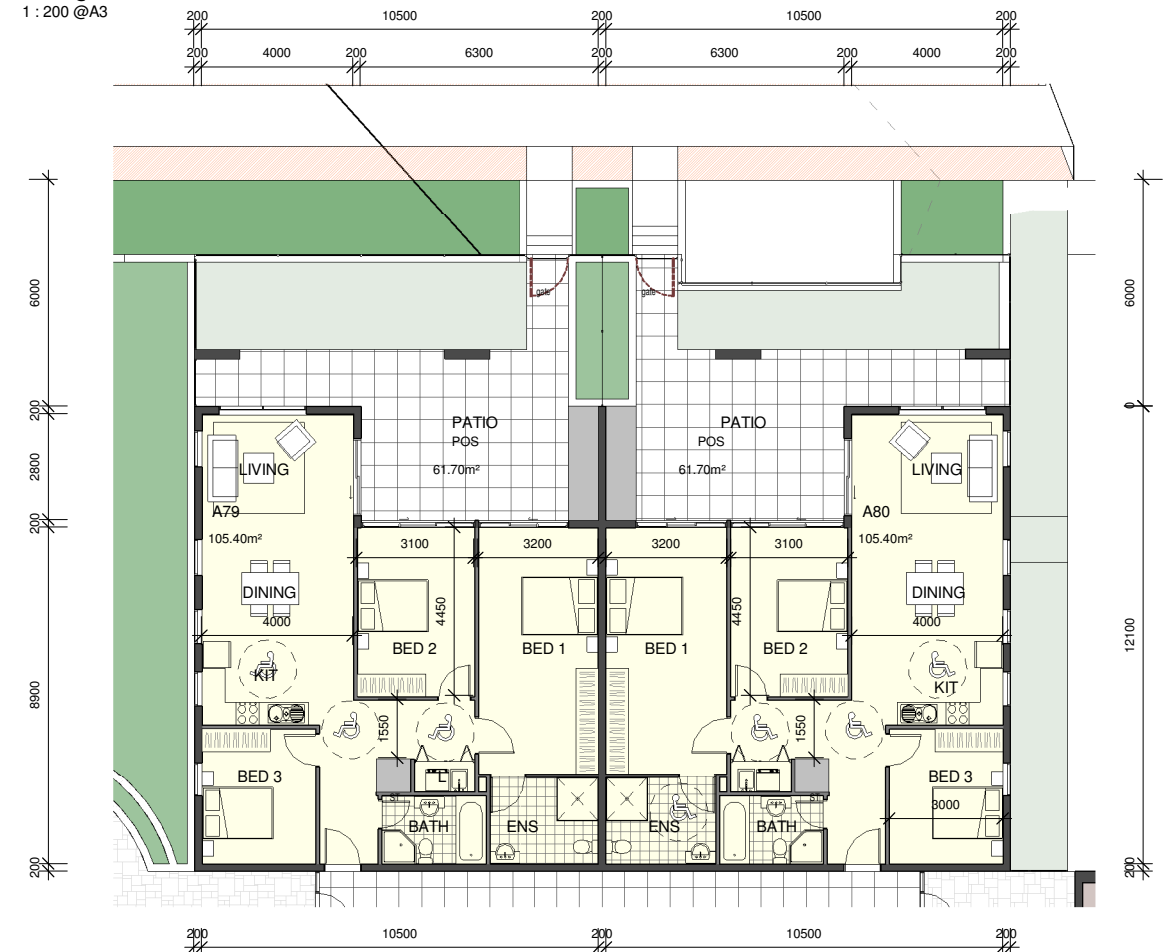
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TYPICAL LAYOUT 2-1-2

1 : 100 @ A1
1 : 200 @ A3



TYPICAL 3-BD UNIT LAYOUT

1 : 100 @ A1
1 : 200 @ A3

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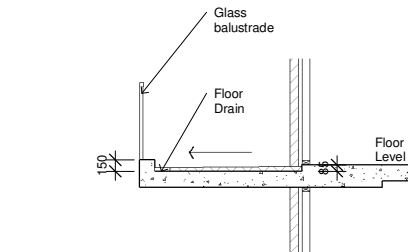
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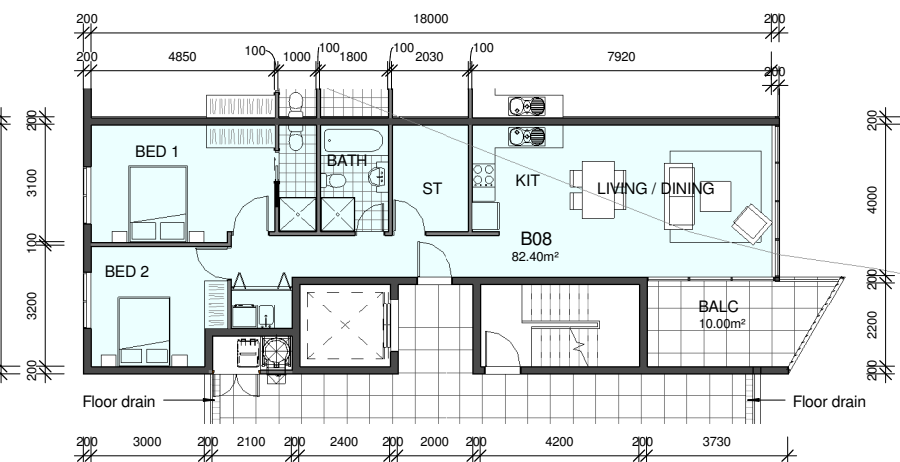
TYPICAL LAYOUT 2-2-2

1 : 100 @ A1
1 : 200 @ A3



Typical Section along Open Walkway

1 : 50 @ A1
1 : 100 @ A3



TYPICAL 2 BED LAYOUT

1 : 100 @ A1
1 : 200 @ A3

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SITE ADDRESS:

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The Wickwood Property Group Pty Ltd

SHEET TITLE:

TYPICAL FLOOR PLANS

DESIGN:

NS

DRAWN:

AJRSA

DATE:

JUNE 2016

SCALE:

AS SHOWN

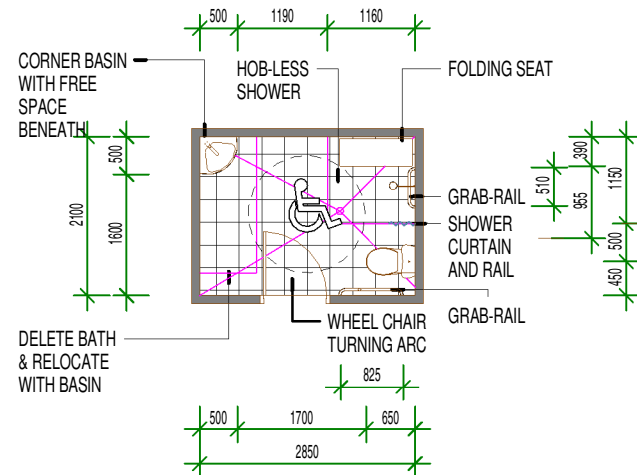
ISSUE:

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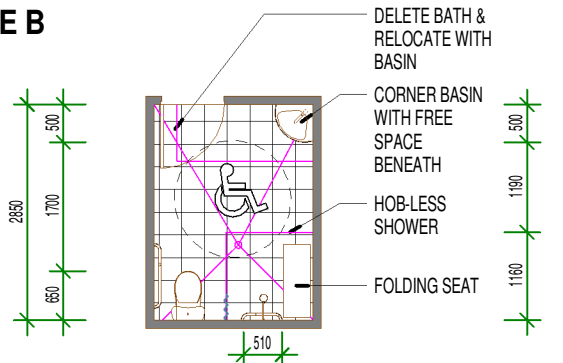
SHEET :

DA-A400

TYPE A



TYPE B



BATHROOM POST ADAPTABLE LAYOUT

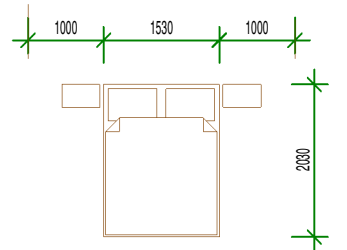
1 : 50 @ A1
1 : 100 @ A3

NOTE:

ALL FITTINGS AND INSTALLATION TO COMPLY AS 1428.1
[INCLUDING ALL FITTINGS NOT SHOWN (E.G. TOILET ROLL HOLDER)]

FLOOR GRADE TO 1.80 FOR AUTO DRAINAGE - CLAUSE 10.1
DIMENSIONS SHOWN TO FINISHED SURFACE

IN OVERSIZED BATHROOMS WHERE TURNING TEMPLATE CAN BE ACHIEVED AND COMPLIANCE MAINTAINED, BATHS NEED NOT BE DELETED - ONLY BASINS SUBSTITUTED.



NOTE:

STANDARD AUSTRALIAN QUEEN SIZE BED - 1 530 x 2 020
MINIMUM SIDE CLEARANCE - 1.0m



PERSPECTIVE-VIEW FROM CORNER CUDGEGONG ROAD & ROAD 1



PERSPECTIVE -VIEW FROM CUDGEGONG ROAD



PERSPECTIVE-VIEW FROM CORNER ROAD NO.3 & 2

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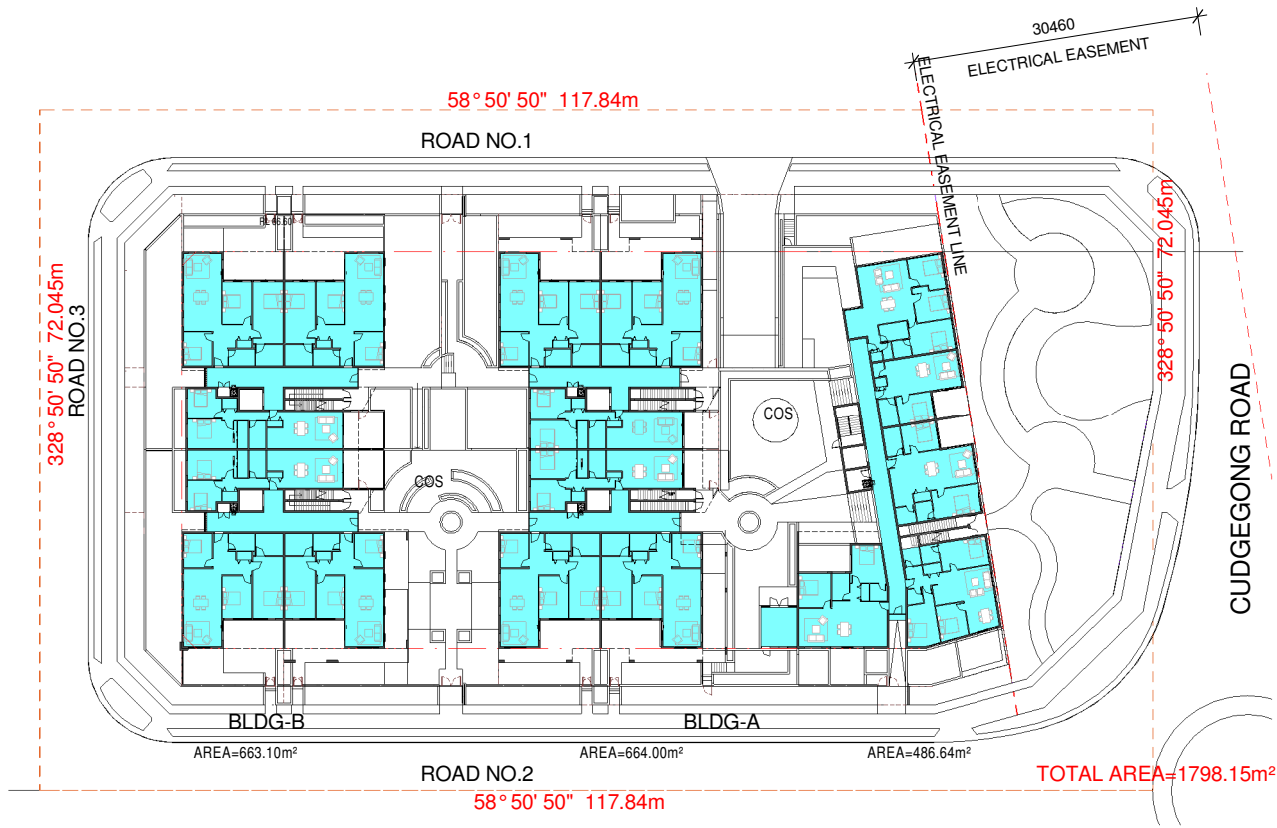
PERSPECTIVE-View from Cudgegong Road



PERPSPECTIVE-View from Road 1 and Road 2

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FSR DIAGRAMS-GROUND FLOOR LEVEL



FSR DIAGRAMS-LEVEL 1



FSR DIAGRAMS-LEVEL-2-7

AREAS SCHEDULE

BUILDING A	
	Area/FLR
7TH FLOOR	1,122.26m²
6TH FLOOR	1,122.26m²
5TH FLOOR	1,122.26m²
4TH FLOOR	1,122.26m²
3RD FLOOR	1,122.26m²
2ND FLOOR	1,122.26m²
1ST FLOOR	1,054.00m²
GROUND LVL	1,150.64m²
TOTAL	8,938.20m²

BUILDING B	
	Area/FLR
7TH FLOOR	630.24m²
6TH FLOOR	630.24m²
5TH FLOOR	630.24m²
4TH FLOOR	630.24m²
3RD FLOOR	630.24m²
2ND FLOOR	630.24m²
1ST FLOOR	630.24m²
GROUND LVL	663.10m²
TOTAL	5,074.80m²

SITE AREA	8,490.00m²
GFA BUILDING A	8,938.20m²
GFA BUILDING B	5,074.80m²

TOTAL GROSS FLOOR AREA	14,013.00m²
FSR	1.65:1

UNIT MIX		
1 BED UNIT	35	20.59%
2 BED UNIT	111	65.30%
1 BED UNIT	24	14.11%

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E	05-03-18	Refer to notes as requested by council
D	15-12-17	Refer to notes as requested by council
C	06-10-17	DRAFT ISSUE- for consultants review
A	20-01-17	DRAFT ISSUE- for consultants review

NOTES:
1. ALL DIMENSIONS ARE IN MILLIMETRES AND SHOULD BE VERIFIED ON SITE BY BUILDER PRIOR TO COMMENCEMENT OF WORKS.
2. ALL CONSTRUCTION TO COMPLY WITH THE BUILDING CODE OF AUSTRALIA, RELEVANT AUSTRALIAN STANDARDS AND APPROVED DEVELOPMENT CONSENT CONDITIONS.
3. ALL DIMENSIONS THAT RELATE TO SITE BOUNDARIES AND EASEMENTS ARE SUBJECT TO VERIFICATION ON SITE BY SURVEYOR.
4. FIGURED DIMENSIONS TO TAKE PRECEDENCE OVER SCALED DIMENSIONS. IF IN DOUBT CALL CAD PLANS PTY LTD.
5. ALL TIMBER CONSTRUCTION IS TO BE IN ACCORDANCE WITH THE NATIONAL TIMBER FRAMING CODE AS N/A - 1992.
6. ROOF WATER AND SUB SOIL DRAINAGE TO BE DISPOSED OF IN THE APPROVED MANNER AS INDICATED ON THE STORMWATER PLANS DESIGNED BY THE STORMWATER ENGINEER.
7. ALL STRUCTURAL DETAILS TO BE DESIGNED BY AN APPROVED STRUCTURAL ENGINEER.
8. DRAWING NOT TO BE USED FOR CONSTRUCTION UNLESS MARKED ISSUED FOR CONSTRUCTION.



PROJECT STATUS:
DEVELOPMENT APPLICATION

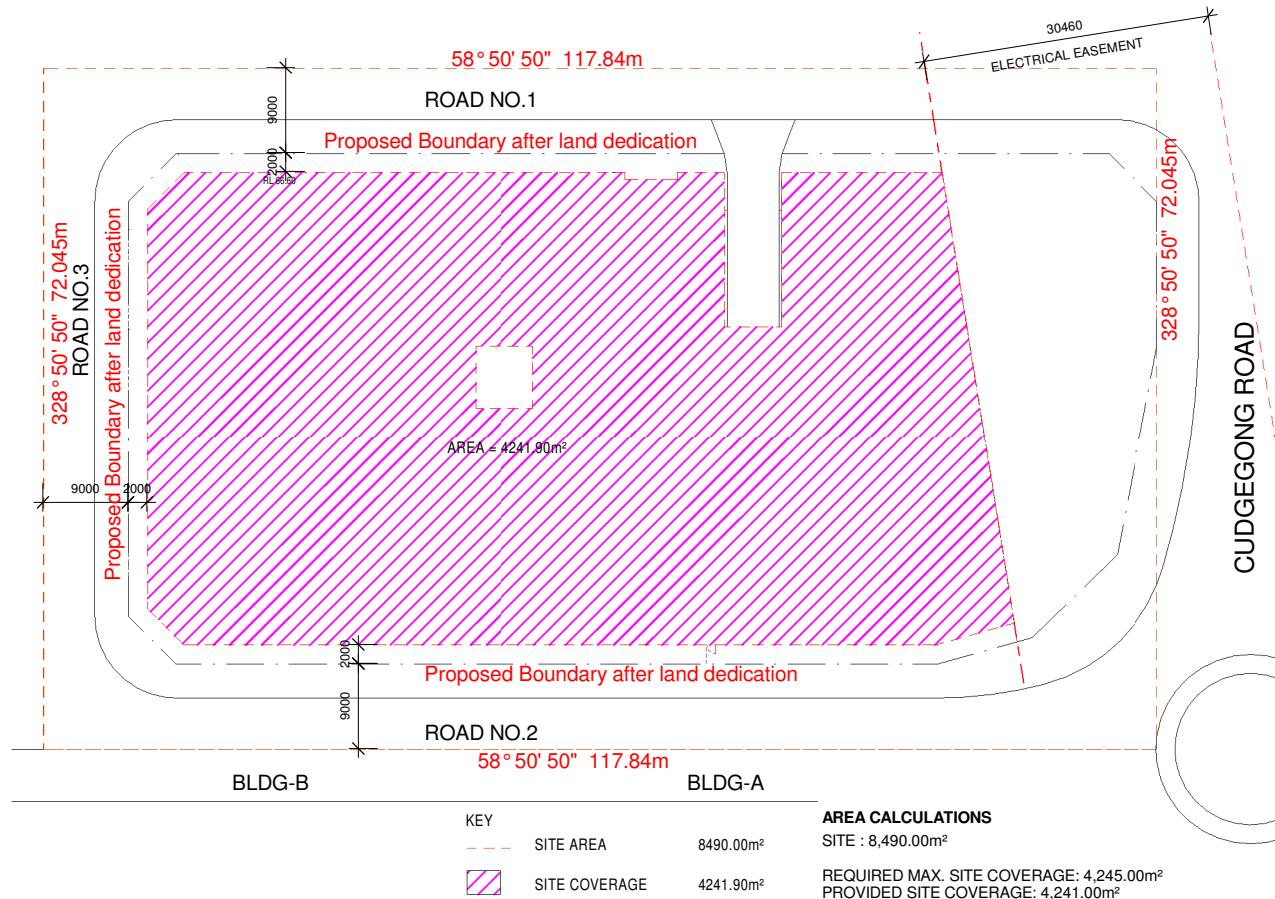
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PROJECT :
RESIDENTIAL DEVELOPMENT
SITE ADDRESS:
59 CUDGONG ROAD, ROUSE HILL, NSW 2155
CLIENT:
The Wickwood Property Group Pty Ltd

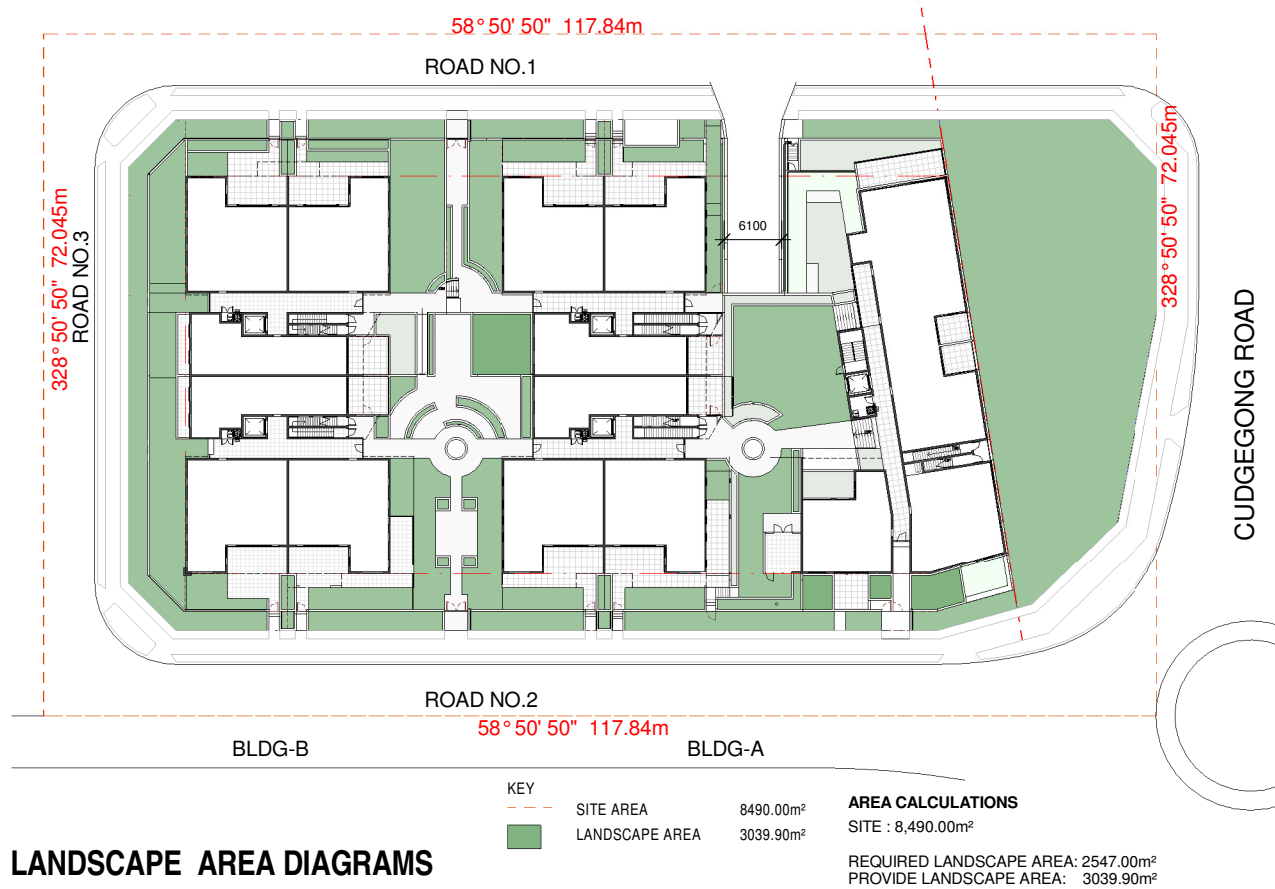
SHEET TITLE:
FSR CALCULATION DIAGRAMS

DESIGN: NS
DRAWN: AJRSA
DATE: JUNE 2016
SCALE: AS SHOWN

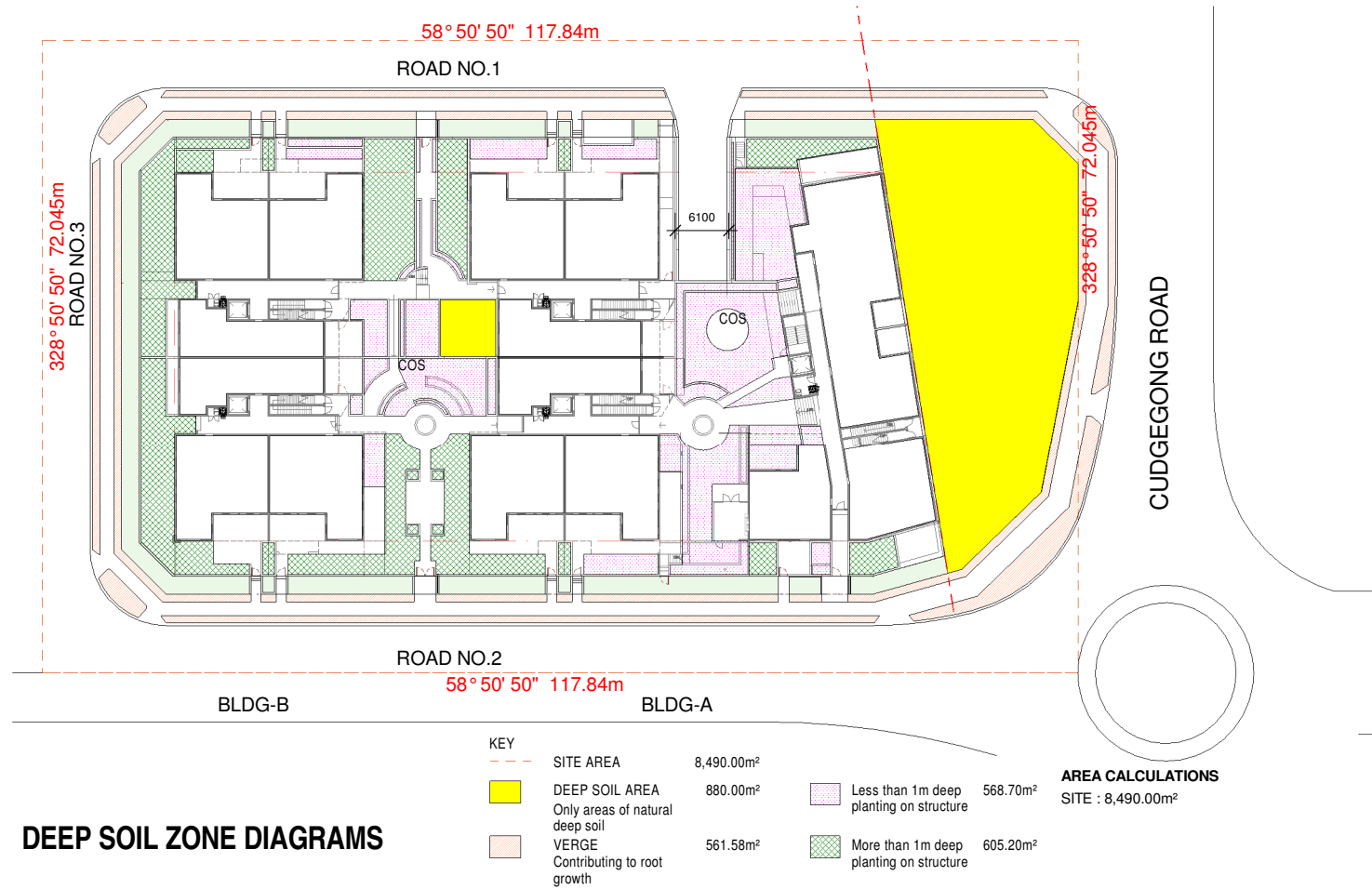
ISSUE:
F
SHEET :
DA-A600



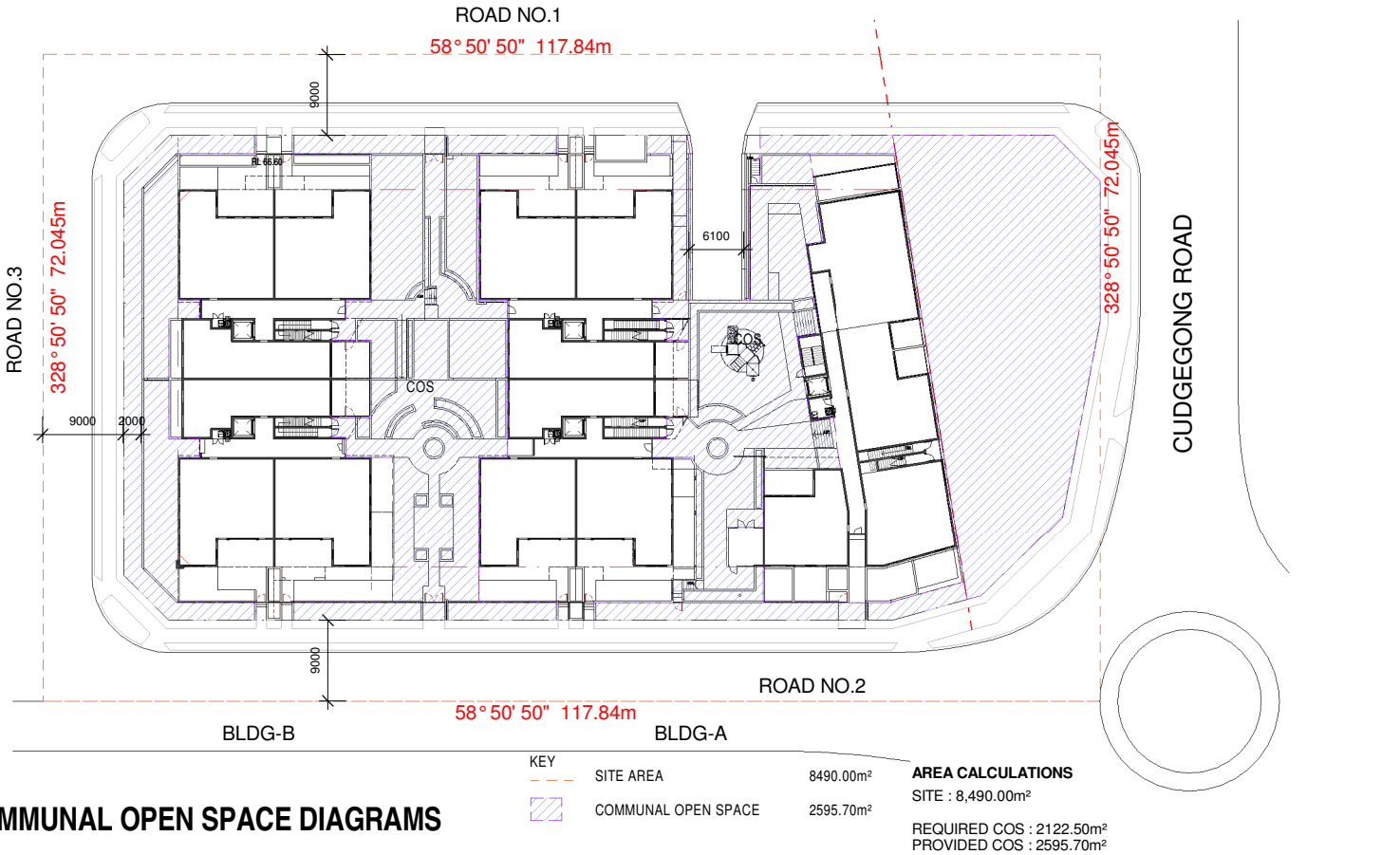
SITE COVERAGE DIAGRAMS



LANDSCAPE AREA DIAGRAMS

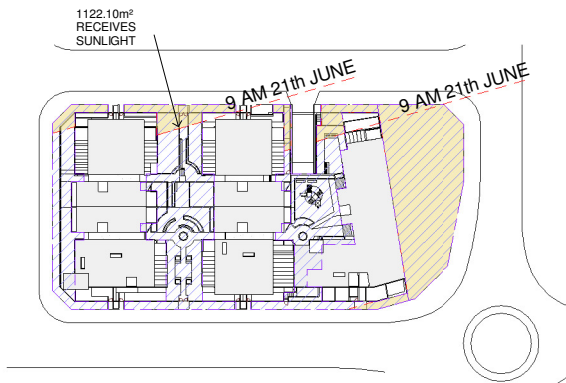


DEEP SOIL ZONE DIAGRAMS

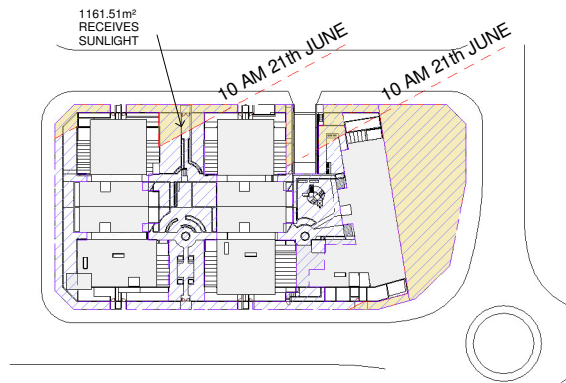


COMMUNAL OPEN SPACE DIAGRAMS

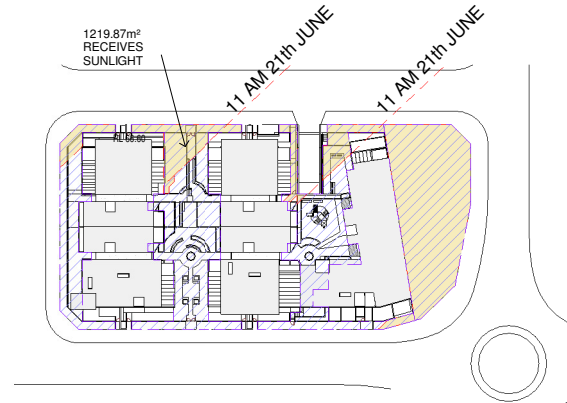
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COMMUNAL OPEN SPACE
SOLAR ACCESS DIAGRAM
JUNE 21
9:00 AM



COMMUNAL OPEN SPACE
SOLAR ACCESS DIAGRAM
JUNE 21
10:00 AM



COMMUNAL OPEN SPACE
SOLAR ACCESS DIAGRAM
JUNE 21
11:00 AM

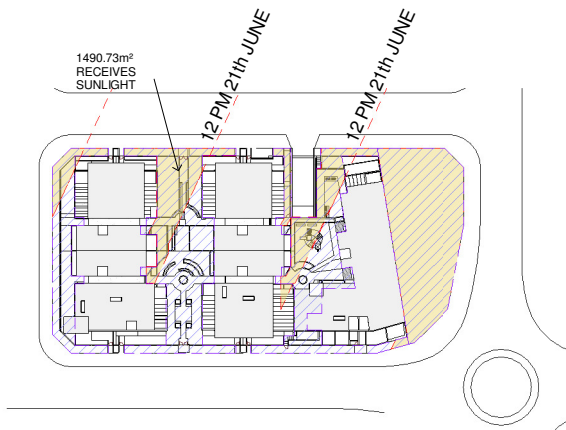
LEGEND:

COMMUNAL OPEN SPACE

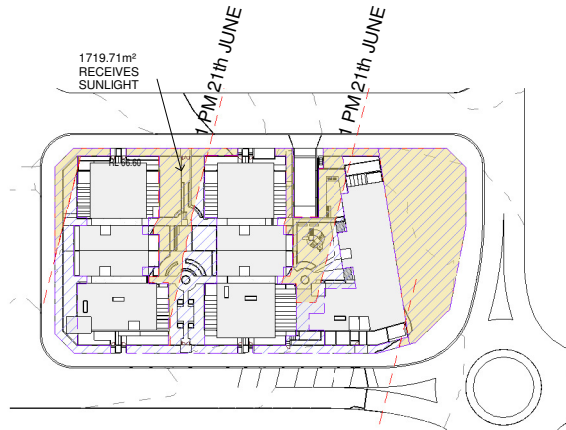
SOLAR

	REQUIRED	PROPOSED
COMMUNAL OPEN SPACE	25% OF SITE 2122.50m ²	30.57% OF SITE 2,595.70m ²

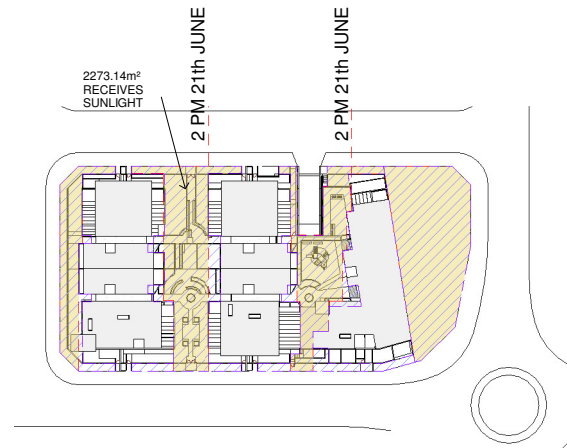
HOURLY	RECIEVES (m²)	PERCENTAGES(1061.25m²)
9 00 AM	1,122.10m ²	105.73%
10 00 AM	1,161.51m ²	109.45%
11 00 AM	1,219.87m ²	116.30%
12 00 PM	1,490.73m ²	140.47%
1 00 PM	1,719.71m ²	162.05%
2 00 PM	2,273.14m ²	214.20%
3 00 PM	1,916.50m ²	180.60%



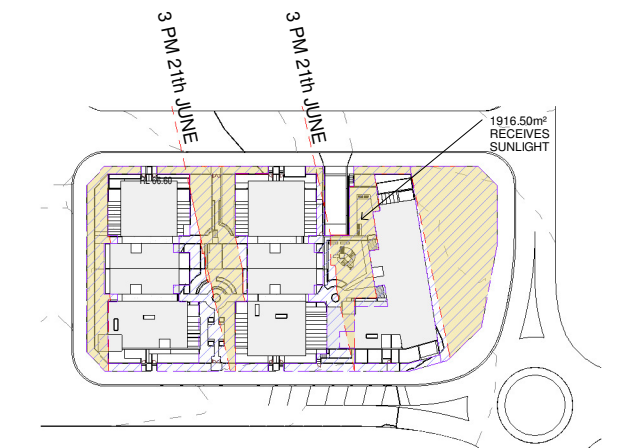
COMMUNAL OPEN SPACE
SOLAR ACCESS DIAGRAM
JUNE 21
12:00 PM



COMMUNAL OPEN SPACE
SOLAR ACCESS DIAGRAM
JUNE 21
1:00 PM



COMMUNAL OPEN SPACE
SOLAR ACCESS DIAGRAM
JUNE 21
2:00 PM



COMMUNAL OPEN SPACE
SOLAR ACCESS DIAGRAM
JUNE 21
3:00 PM

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