REV	DESCRIPTION	DATE
-	CONSULTANTS COORDINATION	28.09.2023
A	AMENDING DEVELOPMENT APPLICATION	27.10.2023

GENERAL NOTES

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NOTES:

- SURVEY LEVELS AS PER SURVEY PROVIDED BY INNOVATIVE SURVEYING ASSOCIATES IN 2023.

- BUSHFIRE CONSTRAINT MAPPING AS PER PRELIMINARY BUSHFIRE HAZARD ASSESSMENT PROVIDED BY ECOLOGICAL DATED 15th OF JUNE 2023

LEGEND:

ARCHITECT:
MHNDUNION
35 RICHARDS LANE
SURRY HILLS SYDNEY NSW 2010
T +61 2 9101 1111
F +61 2 9101 1100
www.mhndu.com
MHN Design Union Pty Ltd. ABN 94 003 717 682
Nominated Architect
Stan Mayerson
NSW Registration Number 4907

PROJECT ADDRESS:
CASUARINA ESTATE
1023 HERMITAGE ROAD, POKOLBIN NSW 2320

LOT NUMBER:
18 DP878376

DRAWING TITLE:
LOCATION PLAN

REF: BIMrdu d-b2-4.rvt - BIMrdu d-Basic for Architect 24-03-18 - Pokolbin - Masterplan

DRAWN BY: MP/UMC/JK	CHECKED: KN
SCALE: @A1	
ISSUE DATE: **27/10/23**	REVISION: **A**
PROJECT NUMBER: **22-008**	DWG NUMBER: **DA 100**

REV	DESCRIPTION	DATE
-	CONSULTANTS COORDINATION	28.09.2023
A	AMENDING DEVELOPMENT APPLICATION	27.10.2023

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NOTES:

LEGEND:

1. Existing Restaurant
3. Existing La Petite Maison - Visitor Accommodation
4. Existing Hamptons Loft - Dwelling House
5. Existing Casa Del Vinedo- Visitor Accommodation
6. Existing Guesthouse - Themed Suites - Visitor Accommodation
8. Existing Outdoor Pool & Pool house
11. Existing Casuarina Manor - Dwelling House

Existing Buildings
Existing Trees

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MHNDUNION
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T +61 2 9101 1111
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Nominated Architect
Stefo Mayerson
NSW Registration Number 4907

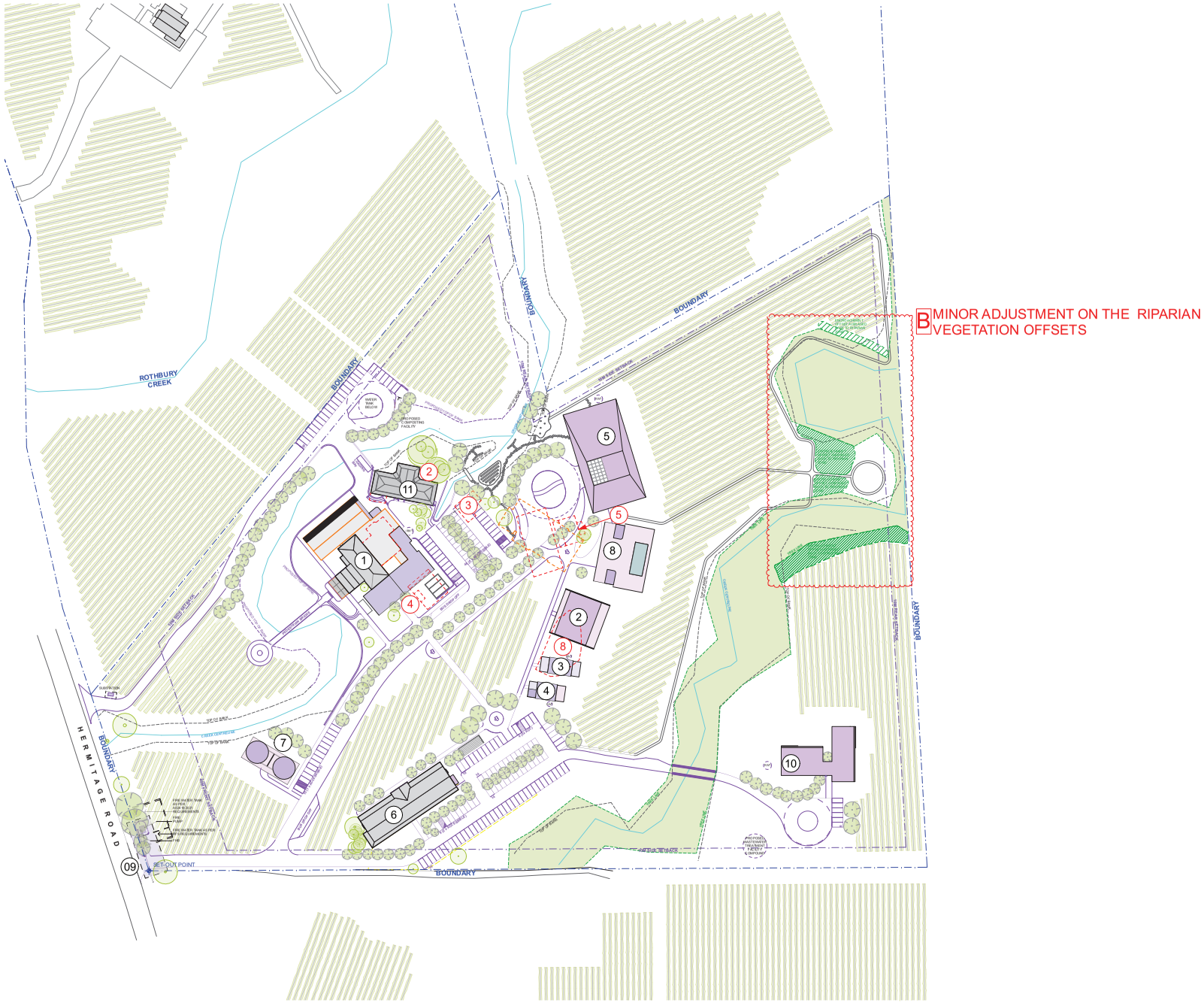
PROJECT ADDRESS:
CASUARINA ESTATE
1023 HERMITAGE ROAD, POKOLBIN NSW 2320

LOT NUMBER:
18 DP878376

DRAWING TITLE:
SITE ANALYSIS PLAN

REF: BMNdu d b-2 4.rvt - BMNdu d Basic for Architect 24-03-18 6 Pm Admin - Made editor

DRAWN BY: MP/LMC/JK	CHECKED: KN
SCALE: 1:1000@A1	
ISSUE DATE: **27/10/23**	REVISION: **A**
PROJECT NUMBER: **22-008**	DWG NUMBER: **DA 101**



REV	DESCRIPTION	DATE
-	CONSULTANTS COORDINATION	28.09.2023
A	AMENDING DEVELOPMENT APPLICATION	27.10.2023
B	RIPARIAN OFFSETS + APZ REVISED	10.05.2024

GENERAL NOTES

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- BUSHFIRE CONSTRAINT MAPPING AS PER BUSHFIRE PROTECTION ASSESSMENT PROVIDED BY ECOLOGICAL DATED MAY 2024.

B

NOTES:

LEGEND:

1. Existing Restaurant (Approved and Proposed Alterations and Additions to Existing Building) Class 6 and Class 9b - Type of Construction: C
2. New Casuarina Manor - Visitor Accommodation 8 Bedrooms + Rumpus New Building to Replace Existing - Existing Building to be Used as Storage Class 1a
3. New La Petite Maison - Visitor Accommodation 4 Bedrooms + Rumpus New Building to Replace Existing Class 1a
4. New Hamptons Loft - Visitor Accommodation 4 Bedrooms + Rumpus New Building to Replace Existing Class 1a
5. New Guesthouse - Turn-Key Suites 32 Suites (2 Suites to be Accessible) New Building to Replace Existing Class 3 - Type of Construction: B
6. Existing Guesthouse - Themed Suites 10 Suites (1 Suite to be Accessible) (Approved and Proposed Alterations and Additions to Existing Building) Class 3 - Type of Construction: C
7. New Cellar Door (Proposed New Development) Class 6 - Type of Construction: C
8. New Outdoor Pool & Pool house New Building to Replace Existing (Pool Left) And Rural Pool House (Right) Class 10b (Pool) / 10a - Type of Construction: C
9. New Entry Gate and Signage (Proposed New Development)
10. New Single Dwelling 3 Bedrooms (Proposed New Development) Class 1a
11. Existing Casuarina Manor - Site Storage Facility (Proposed Alterations and Additions to Existing Casuarina Minor House and Change of Use to Site Storage) Class 7b Storage Type of Construction: C

Total Carpark Spaces: **186**
Accessible Carpark Spaces: **9**

- Proposed New Building
- Proposed Road, Carpark and Pathway
- Approved Based on Previous DA (not Constructed)
- Approved House Based on Previous DA (Replaced with Guesthouse-Turnkey Suites)
- Existing Building to be Retained
- Existing Building to be Demolished
- Existing Trees to be Removed
- Existing Trees to be Retained
- Proposed Trees

ARCHITECT:
MHNDUNION
35 RICHARDS LANE
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Nominated Architect
Stefo Mayarson
NSW Registration Number 4907

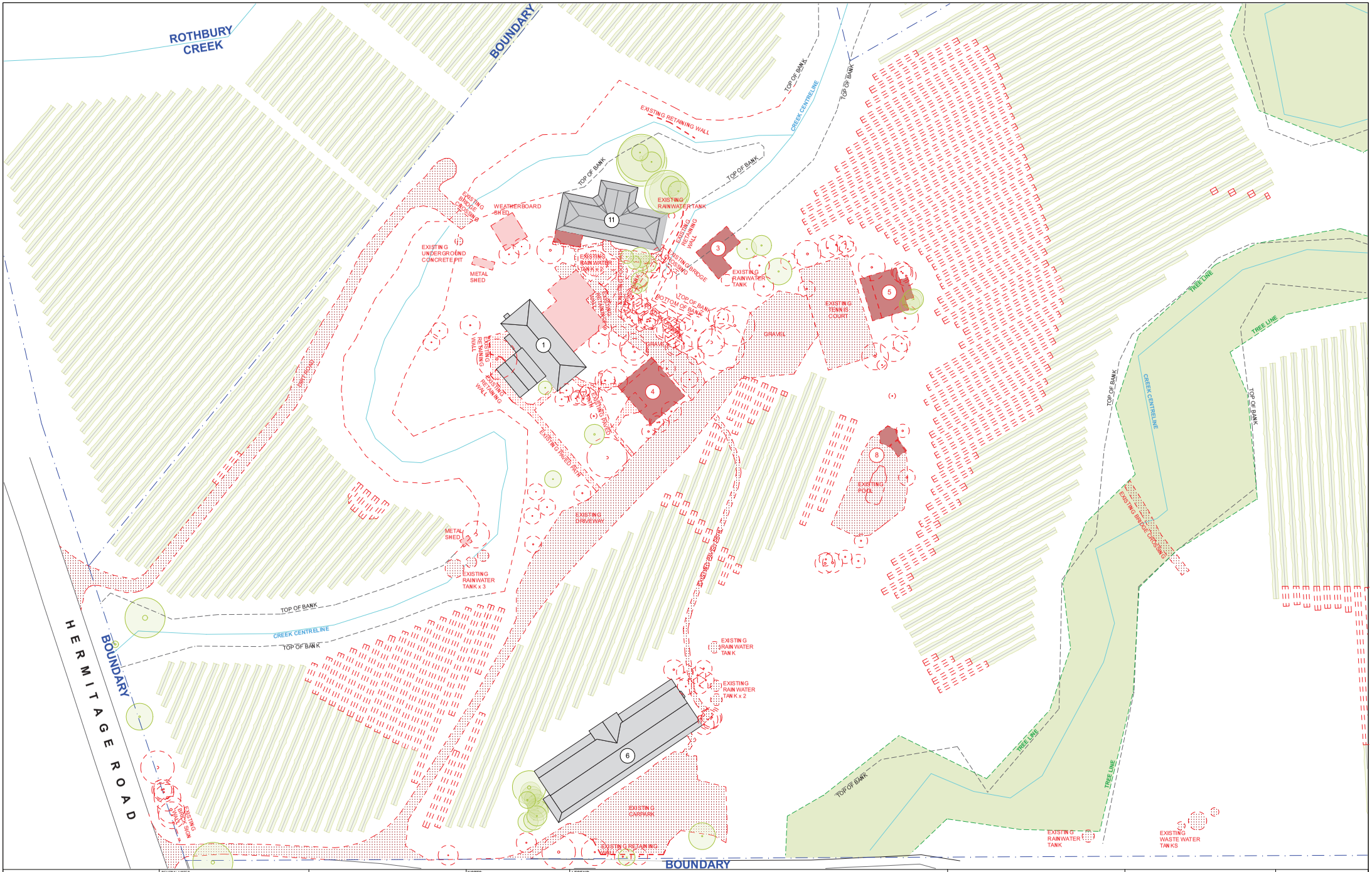
PROJECT ADDRESS:
CASUARINA ESTATE
1023 HERMITAGE ROAD, POKOLBIN NSW 2320

LOT NUMBER:
18 DP878376

DRAWING TITLE:
PROPOSED - OVERALL SITE PLAN AND COUNCIL SETBACKS

NSP: BAMboo Industrial - BAMboo Beach for Architect 2.6632.48 Pine Box - Mastergrain

DRAWN BY:	CHECKED:
MP/LM/CJK	KN
SCALE: 1:1000 @ A1	
ISSUE DATE: 10/5/2024	REVISION: B
PROJECT NUMBER: 22-008	DWG NUMBER: DA 102



REV	DESCRIPTION	DATE
-	CONSULTANTS COORDINATION	28.09.2023
A	AMENDING DEVELOPMENT APPLICATION	27.10.2023

GENERAL NOTES

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NOTES:

LEGEND:

1. Existing Restaurant
2. Existing La Petite Maison - Visitor Accommodation
3. Existing Hamptons Loft - Dwelling House
4. Existing Casa Del Vinedo- Visitor Accommodation
5. Existing Guesthouse - Themed Suites - Visitor Accommodation
6. Existing Outdoor Pool & Pool house
7. Existing Casuarina Manor - Dwelling House

- Existing Building to be Retained
- Existing Building to be Demolished as per the Previous DA Approval
- Existing Building to be Demolished as Part of this Amending DA
- Existing Infrastructure to be Removed / Demolished as per the Previous DA Approval
- Existing Infrastructure to be Removed / Demolished as part of this Amending DA
- Existing Trees to be Removed
- Existing Trees to be Retained

ARCHITECT:
MHNDUNION
35 RICHARDS LANE
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F +61 2 9101 1100
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Nominated Architect
Mark Mayerson
NSW Registration Number 4907

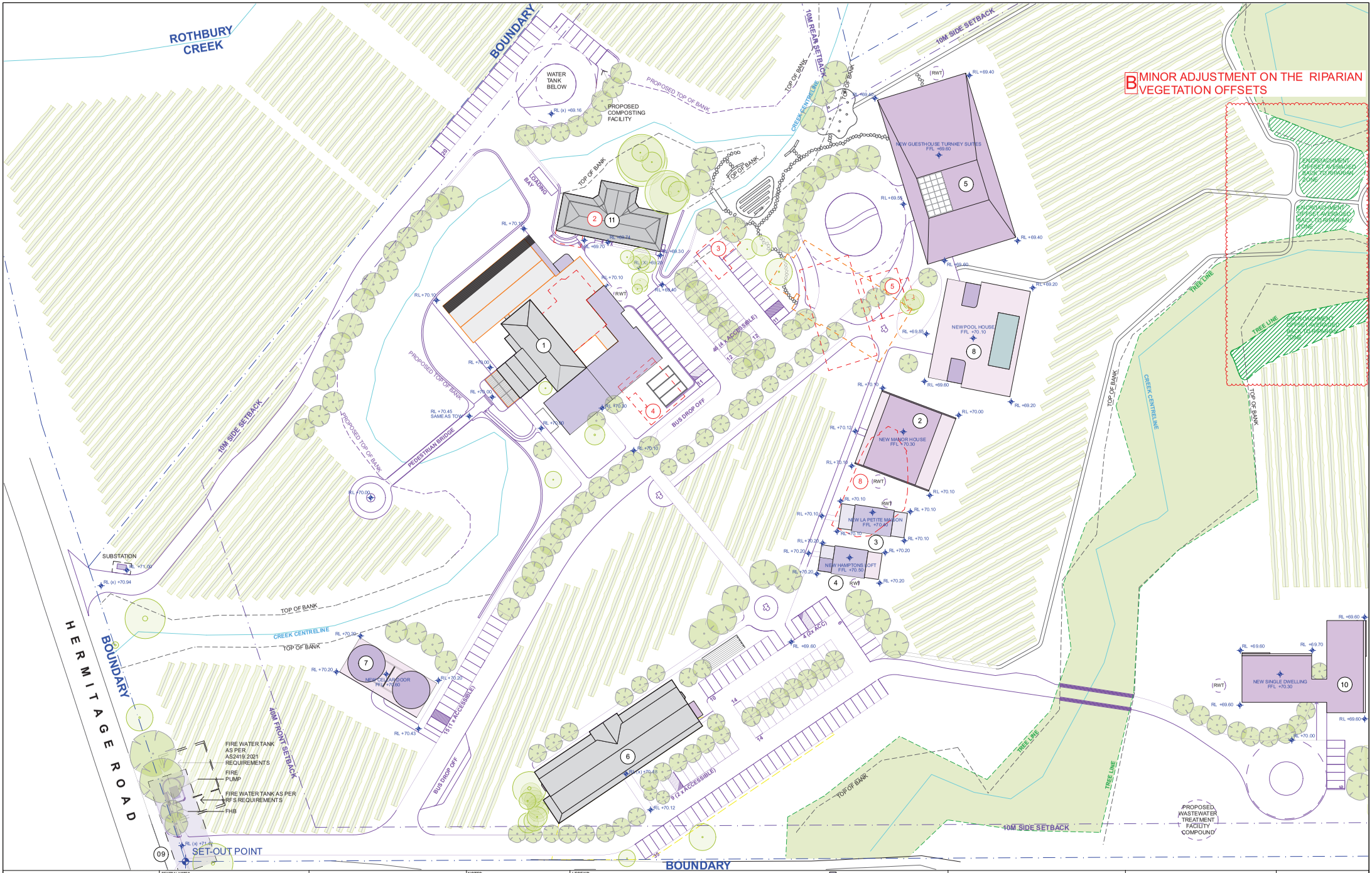
PROJECT ADDRESS:
CASUARINA ESTATE
1023 HERMITAGE ROAD, POKOLBIN NSW 2320

LOT NUMBER:
18 DP878376

DRAWING TITLE:
EXISTING & DEMOLITION - OVERALL SITE PLAN

REF: BIMrdu-d-b-h2-4.rvt - BIMrdu-d-Basic for Architect 24-03-18-6 Pin Mode - Wireframe

DRAWN BY:	CHECKED:
MP/LMC/JK	KN
SCALE: 1:500@A1	
ISSUE DATE: 27/10/23	REVISION: A
PROJECT NUMBER: 22-008	DWG NUMBER: DA 103



REV	DESCRIPTION	DATE
-	CONSULTANTS COORDINATION	28.09.20.23
A	AMENDING DEVELOPMENT APPLICATION	27.10.20.23
B	RIPARIAN OFFSETS + APZ REVISED	10.05.20.24

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B

NOTES:

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4. New Hamptons Loft - Visitor Accommodation 4 Bedrooms + Rumpus New Building to Replace Existing Class 1a
5. New Guesthouse - Turn-Key Suites (8 Suites (2 Suites to be Accessible) New Building to Replace Existing Class 3 - Type of Construction: B
6. Existing Guesthouse - Themed Suites (8 Suites (1 Suite to be Accessible) (Approved and Proposed Alterations and Additions to Existing Building) Class 3 - Type of Construction: C
7. New Cellar Door (Proposed New Development) Class 9 - Type of Construction: C
8. New Outdoor Pool & Pool house New Building to Replace Existing (Pool house and Rural Shed Pool House Amenities) Class 10b (Pool) / 10a - Type of Construction: C
9. New Entry Gate and Signage (Proposed New Development)
10. New Single Dwelling 4 Bedrooms (Proposed New Development) Class 1a
11. Existing Casuarina Manor - Site Storage Facility (Proposed Alterations and Additions to Existing Casuarina Manor House and Pool House Suites to Site Storage) Class 7b (Storage) Type of Construction: C

Total Carpark Spaces: **186**
Accessible Carpark Spaces: **9**

- Proposed New Building
- Proposed Road, Carpark and Pathway
- Approved Based on Previous DA (not Constructed)
- Approved House Based on Previous DA (Replaced with Guesthouse-Turnkey Suites)
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- Existing Building to be Demolished
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- Existing Trees to be Retained
- Proposed Trees

ARCHITECT:

MHNDUNION

35 RICHARDS LANE
SURRY HILLS SYDNEY NSW 2010
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Nominated Architect
Stan Mayarson
NSW Registration Number 4907

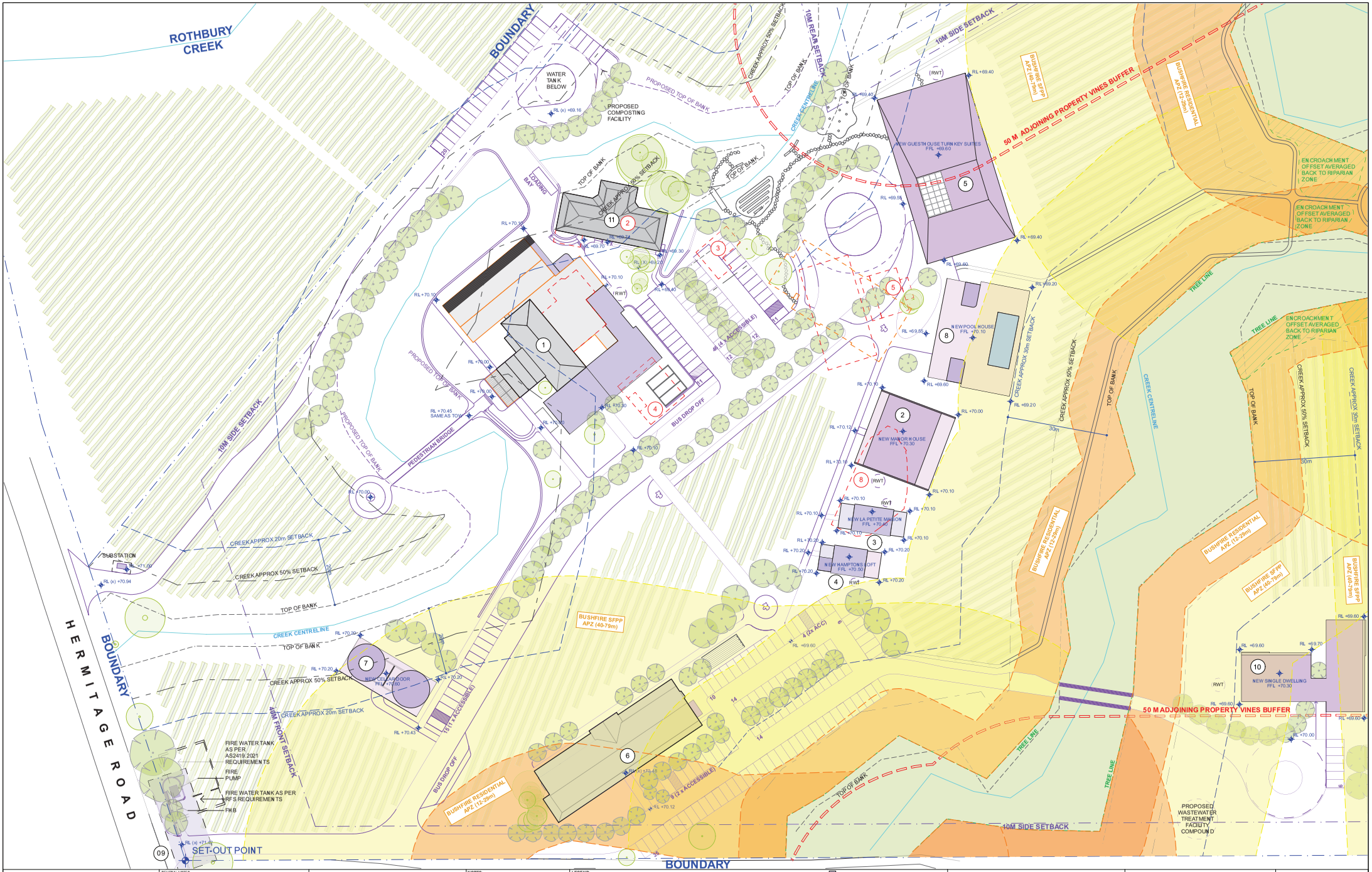
PROJECT ADDRESS:
CASUARINA ESTATE
1023 HERMITAGE ROAD, POKOLBIN NSW 2320

LOT NUMBER:
18 DP878376

DRAWING TITLE:
PROPOSED - OVERALL SITE PLAN 1:500

DRAWN BY: MP/UMC/JK	CHECKED: KN
SCALE: 1:500@A1	
ISSUE DATE: **10/5/2024**	REVISION: **B**
PROJECT NUMBER: **22-008**	DWG NUMBER: **DA 104**

NBF: BMdirect in b.04 - BMdirect Basic for Archicad 24 822 4B Protection - Maintenance



REV	DESCRIPTION	DATE
-	CONSULTANTS COORDINATION	28.09.2023
A	AMENDING DEVELOPMENT APPLICATION	27.10.2023

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6. Existing Guesthouse - Themed Suites (6 Suites (1 Suite to be Accessible) (Approved and Proposed Alterations and Additions to Existing Building) Class 3 - Type of Construction: C
7. New Cellar Door (Proposed New Development) Class 9 - Type of Construction: C
8. New Outdoor Pool & Pod house New Building to Replace Existing (Pool with Add Roof Pod House Facilities) Class 10b (Pool) / 1b - Type of Construction: C
9. New Entry Gate and Signage (Proposed New Development)
10. New Single Dwelling (1 Bedroom) (Proposed New Development) Class 1a
11. Existing Casuarina Manor - Site Storage Facility (Proposed Alterations and Additions to Existing Casuarina Manor House - Converted Building to Site Storage) Class 7b (Storage) Type of Construction: C

Total Carpark Spaces: **186**
Accessible Carpark Spaces: **9**

- Proposed New Building
- Proposed Road, Carpark and Pathway
- Approved Based on Previous DA (not Constructed)
- Approved House Based on Previous DA (Replaced with Guesthouse-Turnkey Suites)
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ARCHITECT:

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Nominated Architect
Stan Mayarson
NSW Registration Number 4907

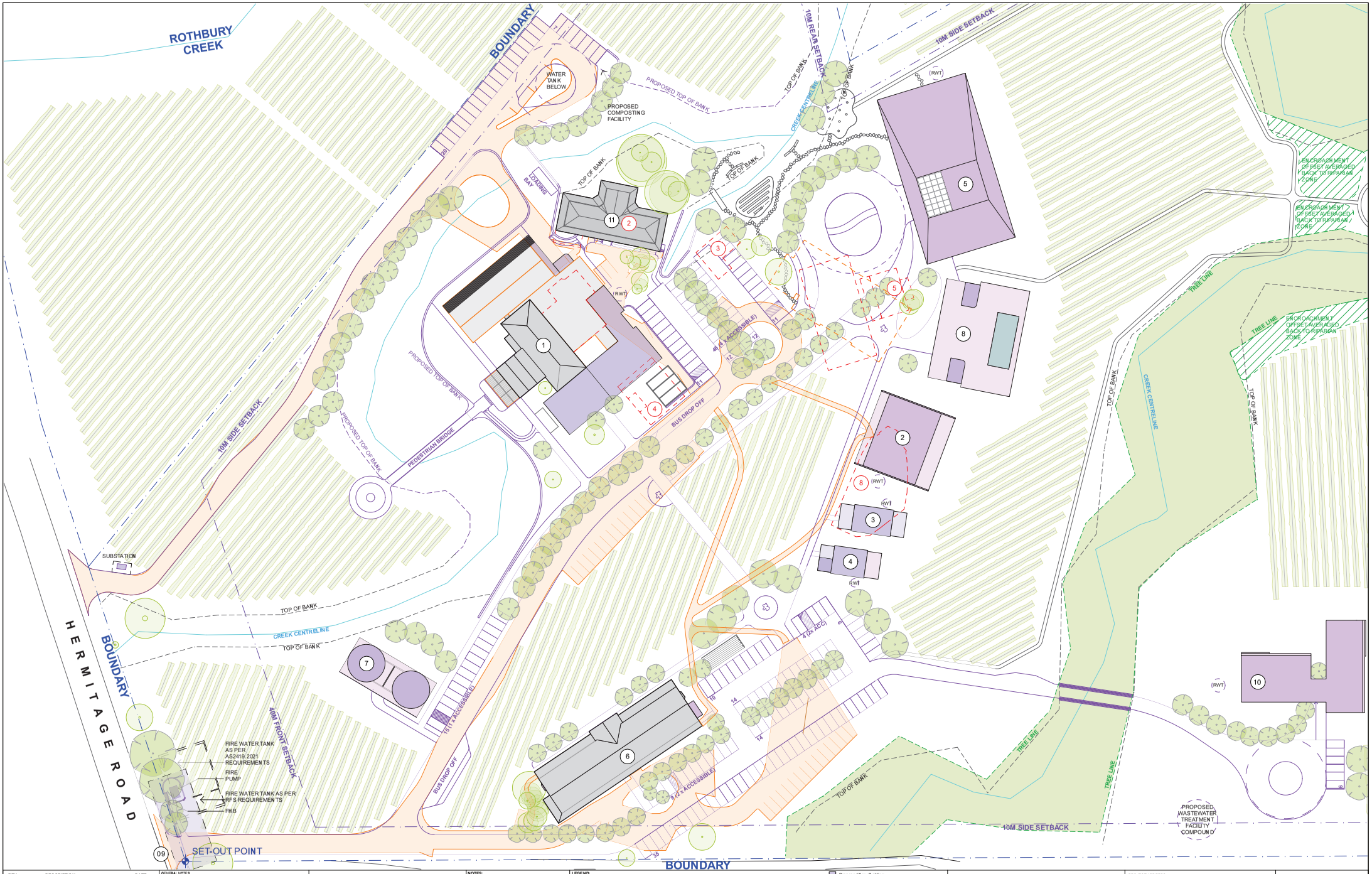
PROJECT ADDRESS:
CASUARINA ESTATE
1023 HERMITAGE ROAD, POKOLBIN NSW 2320

LOT NUMBER:
18 DP878376

DRAWING TITLE:
PROPOSED - OVERALL SITE PLAN WITH SITE CONSTRAINTS OVERLAY

NBF: BMdesk Arch24 Acad - BMdesk Basic for Archicad 24-22-8 8 Prelistor - Masterplan

DRAWN BY:	CHECKED:
MP/UMC/JK	KN
SCALE: 1:500@A1	
ISSUE DATE: 27/10/23	REVISION: A
PROJECT NUMBER: 22-008	DWG NUMBER: DA 105



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NOTES:

LEGEND:

1. Existing Restaurant
(Approved and Proposed Alterations and Additions to Existing Building)
Class 6 and Class 9b - Type of Construction: C
2. New Casuarina Manor - Visitor Accommodation
8 Bedroom + Rumpus
New Building to Replace Existing - Existing Building to be Used as Storage
Class 1a
3. New La Petite Maison - Visitor Accommodation
4 Bedroom + Rumpus
New Building to Replace Existing
Class 1a
4. New Hamptons Loft - Visitor Accommodation
4 Bedroom + Rumpus
New Building to Replace Existing
Class 1a
5. New Guesthouse - Turn-Key Suites
(6 Suites (2 Suites to be Accessible)
New Building to Replace Existing
Class 3 - Type of Construction: B
6. Existing Guesthouse - Themed Suites
(6 Suites (1 Suite to be Accessible)
(Approved and Proposed Alterations and Additions to Existing Building)
Class 3 - Type of Construction: C
7. New Cellar Door
(Proposed New Development)
Class 9 - Type of Construction: C
8. New Outdoor Pool & Pool house
New Building to Replace Existing - Pool with Add Metal Roof Over Pool House
Class 10b (Pool) / 1b(a - Type of Construction: C
9. New Entry Gate and Signage
(Proposed New Development)
10. New Single Dwelling
(4 Bedrooms)
(Proposed New Development)
Class 1a
11. Existing Casuarina Manor - Site Storage Facility
(Proposed Alterations and Additions to Existing Casuarina Manor House converted from Dwelling to Site Storage)
Class 7b (Storage)
Type of Construction: C

Total Carpark Spaces: **186**
Accessible Carpark Spaces: **9**

- Proposed New Building
- Proposed Road, Carpark and Pathway
- Approved Based on Previous DA (not Constructed)
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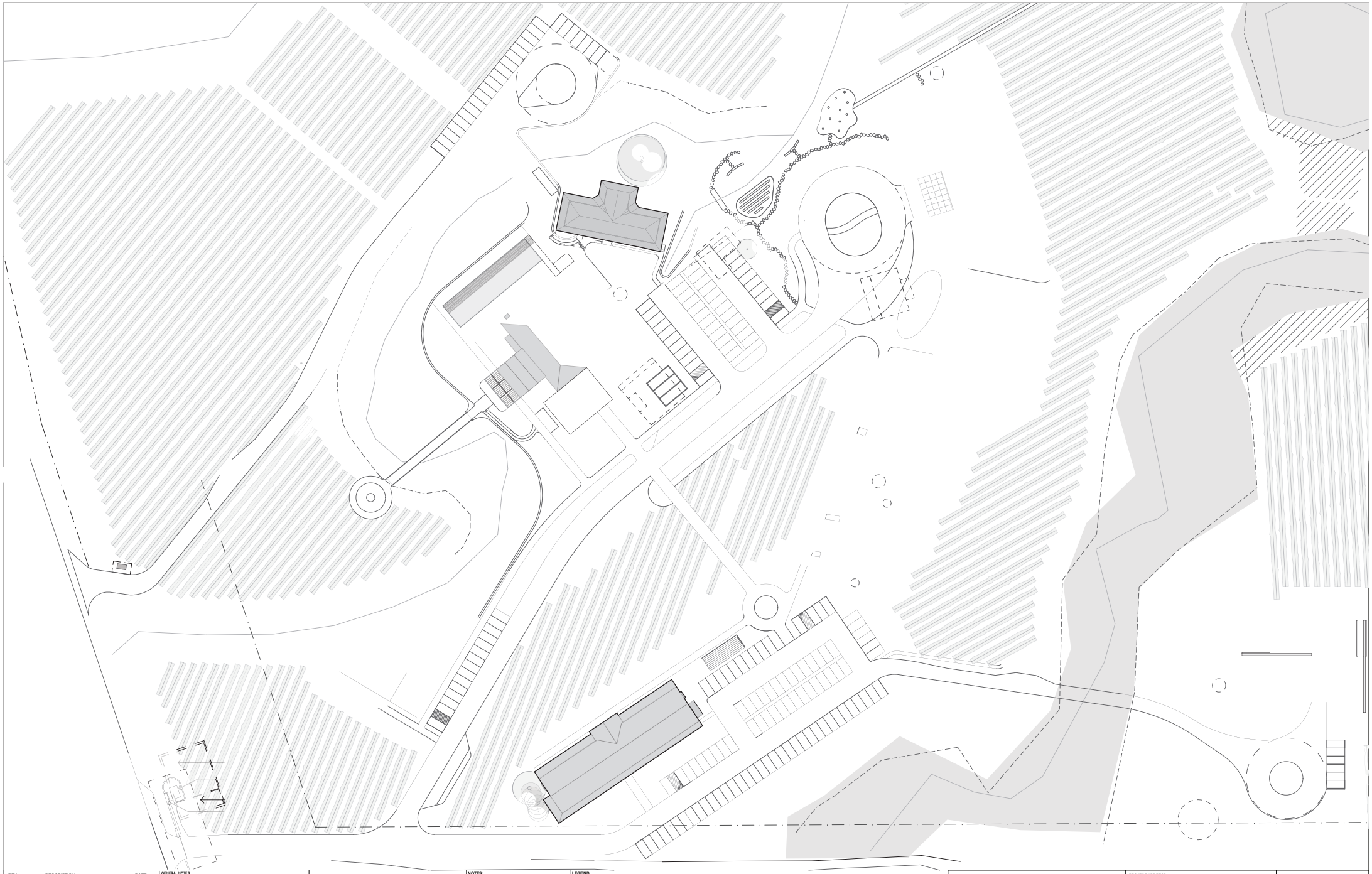
LOT NUMBER:
18 DP878376

DRAWING TITLE:
PROPOSED - OVERALL SITE PLAN WITH APPROVED ROADS AND CARPARK OVERLAY

REF: BIMobject:Bim:Bim:Bim



REV	DESCRIPTION	DATE
-	CONSULTANTS COORDINATION	28.09.2023
A	AMENDING DEVELOPMENT APPLICATION	27.10.2023

GENERAL NOTES

1. ALL WORKS TO BE IN ACCORDANCE WITH THE BUILDING CODE OF AUSTRALIA, AUSTRALIAN STANDARDS, STATUTORY REGULATIONS AND LOCAL AUTHORITY REQUIREMENTS, INCLUDING CONDITIONS OF CONSENT.
2. DO NOT SCALE OFF THIS DRAWING. ONLY USE DIMENSIONS PROVIDED. ALL DIMENSIONS TO BE VERIFIED ON SITE.
3. CONTRACTOR TO VERIFY ALL DIMENSIONS ON SITE PRIOR TO COMMENCING WORK.
4. MHNDU DRAWINGS TO BE READ IN CONJUNCTION WITH ALL CONTRACT DOCUMENTS FROM ALL CONSULTANTS.
5. CONTRACTOR TO NOTIFY MHNDU OF ANY DISCREPANCIES, DIMENSIONAL INCONSISTENCIES, OR THE NEED FOR CLARIFICATION PRIOR TO MANUFACTURING.
6. CONTRACTOR TO ENSURE CONSISTENCY BETWEEN MATERIALS IS MAINTAINED.
7. MHNDU TO REVIEW ALL CONTRACTOR'S DETAILED DRAWINGS / SETTING OUT PRIOR TO CONSTRUCTION.
8. PROGRESS WORK TO BE VERIFIED AGAINST DRAWINGS FOLLOWING EXECUTION AND ARCHITECT TO BE NOTIFIED OF ANY DISCREPANCIES PRIOR TO CONTRACTOR PROCEEDING WITH NEXT TRADE.

- SURVEY LEVELS AS PER SURVEY PROVIDED BY INNOVATIVE SURVEYING ASSOCIATES IN 2023.

- BUSHFIRE CONSTRAINT MAPPING AS PER PRELIMINARY BUSHFIRE HAZARD ASSESSMENT PROVIDED BY ECO LOGICAL DATED 15th OF JUNE 2023.

NOTES:

LEGEND:

ARCHITECT:

MHNDUNION

35 RICHARDS LANE
SURRY HILLS SYDNEY NSW 2010
T +61 2 9101 1111
F +61 2 9101 1100
www.mhndu.com

Nominated Architect
Stan Mayerson
NSW Registration Number 4907

MHN Design Union Pty Ltd. ABN 94 003 717 682

PROJECT ADDRESS:
CASUARINA ESTATE
1023 HERMITAGE ROAD, POKOLBIN NSW 2320

LOT NUMBER:
18 DP878376

DRAWING TITLE:
PROPOSED - OVERALL GFA

REF: BIMrdu-d-lot-24.rvt - BIMrdu-d-Basic for Architect 24-03-18-6 - Pin Bolster - Masterplan

DRAWN BY:	CHECKED:
MP/LM/CJK	KN
SCALE: 1:500@A1	
ISSUE DATE: **27/10/23**	REVISION: **A**
PROJECT NUMBER: **22-008**	DWG NUMBER: **DA 107**