KEY WORKER HOUSING

10 BURRUNDULLA AVENUE, MUDGEE, NSW, for MID-WESTERN REGIONAL COUNCIL

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INTEGRATED
DESIGN
GROUP
ARCHITECTURE ‘ASTER’LANNING I’ERIORS

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DA

BASIX® Certificate

Building Sustainability Index www.basix.nsw.gov.au

Multi Dwelling

Certificate number: 1739845M

This certificate confirms that the proposed development will meet the NSW government's requirements for sustainability, if it is built in accordance with the commitments set out below. Terms used in this certificate, or in the commitments, have the meaning given by the document entitled "BASIX Definitions" dated 10/09/2020 published by the Department. This document is available at www.basix.nsw.gov.au

Secretary
Date of issue: Thursday, 14 March 2024
To be valid, this certificate must be lodged within 3 months of the date of issue.

NSW GOVERNMENT

Project summary	
Project name	EC - 4797 2.0 - 10-12 Burrundulla Avenue, Mudgee
Street address	10-12 BURRUNDULLA AVENUE MUDGEE 2850
Local Government Area	MUDGEE
Plan type and plan number	Deposited Plan DP1074283
Lot no.	122
Section no.	-
No. of residential flat buildings	0
Residential flat buildings: no. of dwellings	0
Multi-dwelling housing: no. of dwellings	49
No. of single dwelling houses	0

Project score		
Water	✔ 31	Target 30
Thermal Performance	✔ Pass	Target Pass
Energy	✔ 65	Target 61
Materials	✔ -100	Target n/a

Certificate Prepared by
Name / Company Name: ECO CERTIFICATES PTY LTD
ABN (if applicable): 82166705488

Description of project

Project address	
Project name	EC - 4797 2.0 - 10-12 Burrundulla Avenue, Mudgee
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Local Government Area	MUDGEE
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Lot no.	122
Section no.	-

Project type	
No. of residential flat buildings	0
Residential flat buildings: no. of dwellings	0
Multi-dwelling housing: no. of dwellings	49
No. of single dwelling houses	0

Site details	
Site area (m²)	16620
Roof area (m²)	5947
Non-residential floor area (m²)	0
Residential car spaces	49
Non-residential car spaces	0

Common area landscape	
Common area lawn (m²)	2242
Common area garden (m²)	1032
Area of indigenous or low water use species (m²)	0

Assessor details and thermal loads	
Assessor number	DMN/12/1462
Certificate number	44449999
Climate zone	65

Project score		
Water	✔ 31	Target 30
Thermal Performance	✔ Pass	Target Pass
Energy	✔ 65	Target 61
Materials	✔ -100	Target n/a

Description of project

The tables below describe the dwellings and common areas within the project

Multi-dwelling houses

Dwelling no.	No. of bedrooms	Conditioned floor area (m²)	Unconditioned floor area (m²)	Area of garden & lawn (m²)	Indigenous species (min area m²)
1	2	68.2	5.6	106	0
13	3	106.3	5	34	0
17	2	68.2	5.6	131	0
20	1	89.8	3.8	43	0
24	2	91.3	1.6	41	0
28	2	91.3	1.6	41	0
31	2	91.3	1.6	40	0
35	1	89.8	3.8	37	0
39	2	91.3	1.6	37	0
42	3	118.7	2.2	43	0
46	2	68.2	5.6	121	0
5	3	106.3	5	46	0
9	2	68.2	5.6	72	0

Dwelling no.	No. of bedrooms	Conditioned floor area (m²)	Unconditioned floor area (m²)	Area of garden & lawn (m²)	Indigenous species (min area m²)
10	2	68.2	5.6	62	0
14	3	106.3	5	34	0
18	2	68.2	5.6	68	0
21	2	91.3	1.6	44	0
25	1	89.8	3.8	41	0
29	1	89.8	3.8	41	0
32	2	91.3	1.6	41	0
36	1	89.8	3.8	37	0
4	3	106.3	5	48	0
43	3	118.7	2.2	22	0
47	2	68.2	5.6	122	0
6	4+	121.7	13	142	0

Dwelling no.	No. of bedrooms	Conditioned floor area (m²)	Unconditioned floor area (m²)	Area of garden & lawn (m²)	Indigenous species (min area m²)
11	2	68.2	5.6	64	0
15	4+	121.7	13	155	0
19	2	68.2	5.6	128	0
22	2	91.3	1.6	43	0
26	2	91.3	1.6	41	0
3	2	68.2	5.6	114	0
33	1	89.8	3.8	38	0
37	2	91.3	1.6	37	0
40	3	132.6	2	42	0
44	3	132.6	2	50	0
48	1	30.6	5	0	0
7	4+	121.7	13	140	0

Dwelling no.	No. of bedrooms	Conditioned floor area (m²)	Unconditioned floor area (m²)	Area of garden & lawn (m²)	Indigenous species (min area m²)
12	2	68.2	5.6	88	0
16	4+	121.7	13	164	0
2	2	68.2	5.6	75	0
23	1	89.8	3.8	41	0
27	1	89.8	3.8	41	0
30	1	89.8	3.8	41	0
34	2	91.3	1.6	37	0
38	1	89.8	3.8	37	0
41	3	132.6	2	43	0
45	3	132.6	2	44	0
49	1	30.6	5	0	0
8	2	68.2	5.6	91	0

No common areas specified.

Schedule of BASIX commitments

1. Commitments for multi-dwelling housing
   - (a) Dwellings
     - (i) Water
     - (ii) Energy
     - (iii) Thermal Performance
2. Commitments for common areas and central systems/facilities for the development (non-building specific)
   - (b) Common areas and central systems/facilities
     - (i) Water
     - (ii) Energy

Schedule of BASIX commitments

The commitments set out below regulate how the proposed development is to be carriedout. It is a condition of any development consent granted, or complying development certificate issued, for the proposed development, that BASIX commitments be complied with.

1. Commitments for multi-dwelling housing

(a) Dwellings

(i) Water	Show on DA plans	Show on CC/CDC plans & specs	Certifier check
(a) The applicant must comply with the commitments listed below in carrying out the development of a dwelling listed in a table below.			
(b) The applicant must plant indigenous or low water use species of vegetation throughout the area of land specified for the dwelling in the "Indigenous species" column of the table below, as private landscaping for that dwelling. (This area of indigenous vegetation is to be contained within the "Area of garden and lawn" for the dwelling specified in the "Description of Project" table).	✔	✔	
(c) If a rating is specified in the table below for a fixture or appliance to be installed in the dwelling, the applicant must ensure that each such fixture and appliance meets the rating specified for it.		✔	✔
(d) The applicant must install an on demand hot water recirculation system which regulates all hot water use throughout the dwelling, where indicated for a dwelling in the "HW recirculation or diversion" column of the table below.		✔	✔
(e) The applicant must install:			
(aa) a hot water diversion system to all showers, kitchen sinks and all basins in the dwelling, where indicated for a dwelling in the "HW recirculation or diversion" column of the table below; and		✔	✔
(bb) a separate diversion tank (or tanks) connected to the hot water diversion systems of at least 100 litres. The applicant must connect the hot water diversion tank to all toilets in the dwelling.		✔	✔
(e) The applicant must not install a private swimming pool or spa for the dwelling, with a volume exceeding that specified for it in the table below.	✔	✔	
(f) If specified in the table, that pool or spa (or both) must have a pool cover or shading (or both).		✔	
(g) The pool or spa must be located as specified in the table.	✔	✔	
(h) The applicant must install, for the dwelling, each alternative water supply system, with the specified size, listed for that dwelling in the table below. Each system must be configured to collect run-off from the areas specified (excluding any area which supplies any other alternative water supply system), and to divert overflow as specified. Each system must be connected as specified.	✔	✔	✔

	Fixtures					Appliances		Individual pool				Individual spa		
Dwelling no.	All shower-heads	All toilet flushing systems	All kitchen taps	All bathroom taps	HW recirculation or diversion	All clothes washers	All dish-washers	Volume (max volume)	Pool cover	Pool location	Pool shaded	Volume (max volume)	Spa cover	Spa shaded
All dwellings	4 star (> 6 but <= 7.5 L/min)	3 star	3 star	3 star	-	-	-	-	-	-	-	-	-	-

	Alternative water source							
Dwelling no.	Alternative water supply systems	Size	Configuration	Landscape connection	Toilet connection (s)	Laundry connection	Pool top-up	Spa top-up
All dwellings	Individual water tank (No. 1)	Tank size (min) 4000.00 liters	To collect run-off from at least: 200 square metres of roof area; 0 square metres of impervious area; 0 square metres of garden and lawn area; and 0 square metres of planter box area.	yes	no	no	no	no
All dwellings	No alternative water supply	-	-	-	-	-	-	-

(ii) Energy	Show on DA plans	Show on CC/CDC plans & specs	Certifier check
(a) The applicant must comply with the commitments listed below in carrying out the development of a dwelling listed in a table below.			
(b) The applicant must install each hot water system specified for the dwelling in the table below, so that the dwelling's hot water is supplied by that system. If the table specifies a central hot water system for the dwelling, then the applicant must connect that central system to the dwelling, so that the dwelling's hot water is supplied by that central system.	✔	✔	✔
(c) The applicant must install, in each bathroom, kitchen and laundry of the dwelling, the ventilation system specified for that room in the table below. Each such ventilation system must have the operation control specified for it in the table.		✔	✔
(d) The applicant must install the cooling and heating system/s specified for the dwelling under the "Living areas" and "Bedroom areas" headings of the "Cooling" and "Heating" columns in the table below, in/for at least 1 living/bedroom area of the dwelling. If no cooling or heating system is specified in the table for "Living areas" or "Bedroom areas", then no systems may be installed in any such areas. If the term "zoned" is specified beside an air conditioning system, then the system must provide for day/night zoning between living areas and bedrooms.		✔	✔

(ii) Energy	Show on DA plans	Show on CC/CDC plans & specs	Certifier check
(e) This commitment applies to each room or area of the dwelling which is referred to in a heading to the "Artificial lighting" column of the table below (but only to the extent specified for that room or area). The applicant must ensure that the "primary type of artificial lighting" for each such room in the dwelling is fluorescent lighting or light emitting diode (LED) lighting. If the term "dedicated" is specified for a particular room or area, then the light fittings in that room or area must only be capable of being used for fluorescent lighting or light emitting diode (LED) lighting.		✔	✔
(f) This commitment applies to each room or area of the dwelling which is referred to in a heading to the "Natural lighting" column of the table below (but only to the extent specified for that room or area). The applicant must ensure that each such room or area is fitted with a window and/or skylight.	✔	✔	✔
(g) This commitment applies if the applicant installs a water heating system for the dwelling's pool or spa. The applicant must:			
(aa) install the system specified for the pool in the "Individual Pool" column of the table below (or alternatively must not install any system for the pool). If specified, the applicant must install a timer, to control the pool's pump; and		✔	
(bb) install the system specified for the spa in the "Individual Spa" column of the table below (or alternatively must not install any system for the spa). If specified, the applicant must install a timer to control the spa's pump.		✔	
(h) The applicant must install in the dwelling:			
(aa) the kitchen cook-top and oven specified for that dwelling in the "Appliances & other efficiency measures" column of the table below;		✔	
(bb) each appliance for which a rating is specified for that dwelling in the "Appliances & other efficiency measures" column of the table, and ensure that the appliance has that minimum rating; and		✔	✔
(cc) any clothes drying line specified for the dwelling in the "Appliances & other efficiency measures" column of the table.		✔	
(i) If specified in the table, the applicant must carry out the development so that each refrigerator space in the dwelling is "well ventilated".		✔	
(j) The applicant must install the photovoltaic system specified for the dwelling under the "Photovoltaic system" heading of the "Alternative energy" column of the table below, and connect the system to that dwelling's electrical system.	✔	✔	✔

	Hot water	Bathroom ventilation system		Kitchen ventilation system		Laundry ventilation system	
Dwelling no.	Hot water system	Each bathroom	Operation control	Each kitchen	Operation control	Each laundry	Operation control
All dwellings	electric instantaneous	individual fan, ducted to façade or roof	manual switch on/off	individual fan, ducted to façade or roof	manual switch on/off	individual fan, ducted to façade or roof	manual switch on/off

	Cooling		Heating		Natural lighting	
Dwelling no.	living areas	bedroom areas	living areas	bedroom areas	No. of bathrooms or toilets	Main kitchen
42, 43	1-phase airconditioning - ducted / 4.5 star (cold zone)	1-phase airconditioning - ducted / 4.5 star (cold zone)	1-phase airconditioning - ducted / 4.5 star (cold zone)	1-phase airconditioning - ducted / 4.5 star (cold zone)	0	yes
13, 14, 4, 48, 49, 5	1-phase airconditioning - ducted / 4.5 star (cold zone)	1-phase airconditioning - ducted / 4.5 star (cold zone)	1-phase airconditioning - ducted / 4.5 star (cold zone)	1-phase airconditioning - ducted / 4.5 star (cold zone)	1	yes
1, 10, 11, 12, 15, 16, 17, 18, 19, 2, 3, 46, 47, 6, 7, 8, 9	1-phase airconditioning - ducted / 4.5 star (cold zone)	1-phase airconditioning - ducted / 4.5 star (cold zone)	1-phase airconditioning - ducted / 4.5 star (cold zone)	1-phase airconditioning - ducted / 4.5 star (cold zone)	2	yes
All other dwellings	1-phase airconditioning - ducted / 4.5 star (cold zone)	1-phase airconditioning - ducted / 4.5 star (cold zone)	1-phase airconditioning - ducted / 4.5 star (cold zone)	1-phase airconditioning - ducted / 4.5 star (cold zone)	0	no

	Individual pool			Individual spa		Appliances other efficiency measures				
Dwelling no.	Pool heating system	Pool Pump	Timer	Spa heating system	Timer	Kitchen cooktop/oven	Dishwasher	Clothes dryer	Indoor or sheltered clothes drying line	Private outdoor or unsheltered clothes drying line
All dwellings	-	-	-	-	-	electric cooktop & electric oven	-	-	no	yes

	Alternative energy		
Dwelling no.	Photovoltaic system (min rated electrical output in peak kW)	Photovoltaic collector installation	Orientation inputs
1, 10, 11, 12, 13, 14, 15, 16, 17, 18, 19, 2, 20, 21, 22, 23, 24, 25, 26, 27	between >25° to <=35° degree to the horizontal	1.5	N
All other dwellings	-	-	-

(iii) Thermal Performance	Show on DA plans	Show on CC/CDC plans & specs	Certifier check
(a) The applicant must attach the certificate referred to under "Assessor details" on the front page of this BASIX certificate (the "Assessor Certificate") to the development application and construction certificate application for the proposed development (or, if the applicant is applying for a complying development certificate for the proposed development, to that application). The applicant must also attach the Assessor Certificate to the application for a final occupation certificate for the proposed development.			
(b) The Assessor Certificate must have been issued by an Accredited Assessor in accordance with the Thermal Comfort Protocol.			
(c) The details of the proposed development on the Assessor Certificate must be consistent with the details shown in this BASIX Certificate, including the details shown in the "Thermal Loads" table below.			
(d) The applicant must show on the plans accompanying the development application for the proposed development, all matters which the Thermal Comfort Protocol requires to be shown on those plans. Those plans must bear a stamp of endorsement from the Accredited Assessor, to certify that this is the case.	✔		
(e) The applicant must show on the plans accompanying the application for a construction certificate (or complying development certificate, if applicable), all thermal performance specifications set out in the Assessor Certificate, and all aspects of the proposed development which were used to calculate those specifications.		✔	
(f) The applicant must construct the development in accordance with all thermal performance specifications set out in the Assessor Certificate, and in accordance with those aspects of the development application or application for a complying development certificate which were used to calculate those specifications.		✔	✔
(g) Where there is an in-slab heating or cooling system, the applicant must:	✔	✔	✔
(aa) Install insulation with an R-value of not less than 1.0 around the vertical edges of the perimeter of the slab; or			
(bb) On a suspended floor, install insulation with an R-value of not less than 1.0 underneath the slab and around the vertical edges of the perimeter of the slab.			
(h) The applicant must construct the floors and walls of the development in accordance with the specifications listed in the table below.	✔	✔	✔
(i) The applicant must show on The plans accompanying The development application for The proposed development, The locations of ceiling fans set out in The Assessor Certificate.	✔		
(j) The applicant must show on the plans accompanying the application for a construction certificate (or complying development certificate, if applicable), the locations of ceiling fans set out in the Assessor Certificate.		✔	

	Thermal loads		
Dwelling no.	Area adjusted heating load (in MJ/m²/yr)	Area adjusted cooling load (in MJ/m²/yr)	Area adjusted total load (in MJ/m²/yr)
1	132.5	14.7	147.200
10	120.1	9	129.100
11	125.8	8.5	134.300
12	128.5	14.3	142.800

	Thermal loads		
Dwelling no.	Area adjusted heating load (in MJ/m²/yr)	Area adjusted cooling load (in MJ/m²/yr)	Area adjusted total load (in MJ/m²/yr)
13	139.4	15.5	154.900
14	133.1	7.2	140.300
15	126.9	9.8	136.700
16	127.6	9.5	137.100
17	130.3	11.7	142.000
18	123.9	8.7	132.600
19	127.3	12.4	139.700
2	118.3	8.8	127.100
20	118.7	8.5	127.200
21	113.6	10.4	124.000
22	122.5	11.8	134.300
23	116.7	8	124.700
24	122.5	11.7	134.200
26	122.6	11.9	134.500
27	114.4	8	122.400
28	122.6	11.7	134.300
29	119.9	7.7	127.600
3	131.3	13.9	145.200
30	122.9	9.3	132.200
31	114	10.5	124.500
32	122.9	11.7	134.600
34	122.6	11.6	134.200
35	114.9	8	122.900
36	121	9.7	130.700
37	114	9.7	123.700
38	120.5	9	129.500
39	101.4	10.6	112.000
4	121.8	15	136.800
40	120.8	13.1	133.900
41	84.3	8.3	92.600
42	82.6	9.2	91.800

	Thermal loads		
Dwelling no.	Area adjusted heating load (in MJ/m²/yr)	Area adjusted cooling load (in MJ/m²/yr)	Area adjusted total load (in MJ/m²/yr)
43	80.3	10.4	90.700
44	101.6	11.1	112.700
45	96.2	8.3	104.500
46	121.7	9.5	131.200
47	107.9	13.4	121.300
48	134.5	17.2	151.700
49	134.6	17.7	152.300
5	127.5	15.5	143.000
6	125.4	9.7	135.100
7	128.4	9.4	137.800
8	122.7	12.3	135.000
9	119.9	8.8	128.700
All other dwellings	115	8	123.000

	Construction of floors and walls				
Dwelling no.	Concrete slab on ground (m²)	Suspended floor with open subfloor (m²)	Suspended floor with enclosed subfloor (m²)	Suspended floor above garage (m²)	Primarily rammed earth or mudbrick walls
42, 43	62.4	-	-	-	no
48, 49	-	35.6	-	-	no
13, 14, 4, 5	47.4	-	-	21.4	no
15, 16, 6, 7	70.4	-	-	-	no
40, 41, 44, 45	74.8	-	-	-	no
20, 23, 25, 27, 29, 30, 33, 35, 36, 38	46.7	3.8	-	-	no
21, 22, 24, 26, 28, 31, 32, 34, 37, 39	46.6	3.9	-	-	no
All other dwellings	73.8	-	-	-	no

ARCHITECT

INTEGRATED DESIGN GROUP
ARCHITECTURE MASTERPLANNING INTERIORS

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Joshua Andren NSW ARB 8878
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1. Figured dimensions take precedence over scaled drawings
2. Contractors to check and verify all datum levels and dimensions on site prior to proceeding with works.
3. All materials and workmanship to be in accordance with current written manufacturers instructions, local regulations and SAA codes
4. All drawings are not for construction unless otherwise noted and subject to further design development, consultant input, council and legislative requirements.
5. Refer to General Notes page for legend and abbreviations

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3. Conflicting information to be brought to notice of the architect and clarification sought before proceeding with any works.

CO-ORDINATION NOTES
1. Survey data included in this drawing is based on survey drawing and is provided for preliminary design purposes only
2. As this drawing is based on information provided by others, reference must be made to original survey drawings verified against site conditions.
3. For Section J and BASIX requirements, refer to NCC Section J and Compliance Report and/or BASIX/NatHERS Certificate.
4. Refer to landscape architects documentation for landscape details, planting schedule, and landscape levels.

CLIENT
MID-WESTERN REGIONAL COUNCIL
ADDRESS: 10-12 BURRUNDULLA AVENUE, MUDGEE

PROJECT DETAILS
KEY WORKER HOUSING
SITE: 10-12 BURRUNDULLA AVENUE, MUDGE, NSW
PROJECT: MRC22098

REVISION
14/3/2024 A ISSUE FOR DA

DRAWING
BASIX COMMITMENTS
NUMBER DA-0002 ISSUE A
DRAWN EV | TG | AE
CHECKED AE
SCALE @ a1

N O T F O R C O N S T R U C T I O N

	Floor types									
	Concrete slab on ground				Suspended floor above enclosed subfloor			Suspended floor above open subfloor		
Dwelling no.	Area (m²)	Insulation	Low emissions option	Dematerialisation	Construction type	Area (m²)	Insulation	Construction type	Area (m²)	Insulation
13	47.4	-	-	conventional slab	-	-	-	-	-	-
42, 43	62.4	polystyrene	-	conventional slab	-	-	-	-	-	-
48, 49	-	-	-	conventional slab	-	-	-	concrete - suspended, frame: timber - untreated softwood	35.6	polystyrene
14, 4, 5	47.4	-	-	conventional slab	-	-	-	-	-	-
15, 16, 6, 7	70.4	polystyrene	-	conventional slab	-	-	-	-	-	-
40, 41, 44, 45	74.8	polystyrene	-	conventional slab	-	-	-	-	-	-
20, 23, 25, 27, 29, 30, 33, 35, 36, 38	46.7	polystyrene	-	conventional slab	-	-	-	concrete - suspended, frame: timber - untreated softwood	3.8	polystyrene
21, 22, 24, 26, 28, 31, 32, 34, 37, 39	46.6	polystyrene	-	conventional slab	-	-	-	concrete - suspended, frame: timber - untreated softwood	3.9	polystyrene
All other dwellings	73.8	polystyrene	-	conventional slab	-	-	-	-	-	-

	Floor types										
	First floor above habitable rooms or mezzanine			Suspended floor above garage			Garage floor				
Dwelling no.	Construction type	Area (m²)	Insulation	Construction type	Area (m²)	Insulation	Construction type	Area (m²)	Insulation	Low emissions option	Dematerialisation
13, 14, 4, 5	-	-	-	concrete - suspended, frame: timber	21.4	polystyrene	concrete slab on ground, frame: timber	43.8	polystyrene	none	conventional slab

	Floor types										
	First floor above habitable rooms or mezzanine			Suspended floor above garage			Garage floor				
Dwelling no.	Construction type	Area (m²)	Insulation	Construction type	Area (m²)	Insulation	Construction type	Area (m²)	Insulation	Low emissions option	Dematerialisation
				- untreated softwood			- untreated softwood				
1, 10, 11, 12, 17, 18, 19, 2, 3, 46, 47, 8, 9	-	-	-	-	-	-	concrete slab on ground, frame: timber - untreated softwood	17.7	polystyrene	none	conventional slab
All other dwellings	-	-	-	-	-	-	-	0	-	none	conventional slab

	External walls							
	External wall type 1				External wall type 2			
Dwelling no.	Wall type	Area (m²)	Insulation	Low emissions option	Wall type	Area (m²)	Insulation	Low emissions option
All dwellings	brick veneer, frame : timber - untreated softwood	3892.7	fibreglass batts or roll	none	framed (metal clad), frame : light steel frame	2111.7	fibreglass batts or roll	none

	External walls							
	External wall type 3				External wall type 4			
Dwelling no.	Wall type	Area (m²)	Insulation	Low emissions option	Wall type	Area (m²)	Insulation	Low emissions option
All dwellings	-	-	-	-	-	-	-	-

	Internal walls								
	Internal walls shared with garage			Internal wall type 1			Internal wall type 2		
Dwelling no.	Wall type	Area (m²)	Insulation	Wall type	Area (m²)	Insulation	Wall type	Area (m²)	Insulation
All dwellings	-	-	-	plasterboard, frame: timber - untreated softwood	3885.1	fibreglass batts or roll	-	-	-

	Ceiling and roof								
	Flat ceiling / pitched roof			Raked ceiling / pitched or skillion roof			Flat ceiling / flat roof		
Dwelling no.	Construction type	Area (m²)	Insulation	Construction type	Area (m²)	Insulation	Construction type	Area (m²)	Insulation
All dwellings	framed - metal roof, frame: timber - untreated softwood	1234.6	-	framed - metal roof, frame: timber - untreated softwood	2092.2	-	-	-	-

	Glazing type			Frame types				
Dwelling no.	Single glazing (m²)	Double glazing (m²)	Triple glazing (m²)	Aluminium frames (m²)	Timber frames (m²)	uPVC frames (m²)	Steel frames (m²)	Composite frames (m²)
All dwellings	0	22.6	0	22.6	-	-	-	-

2. Commitments for common areas and central systems/facilities for the development (non-building specific)

(b) Common areas and central systems/facilities

(i) Water	Show on DA plans	Show on CC/CDC plans & specs	Certifier check
(a) If, in carrying out the development, the applicant installs a showerhead, toilet, tap or clothes washer into a common area, then that item must meet the specifications listed for it in the table.		✔	✔
(b) The applicant must install (or ensure that the development is serviced by) the alternative water supply system(s) specified in the "Central systems" column of the table below. In each case, the system must be sized, be configured, and be connected, as specified in the table.	✔	✔	✔
(c) A swimming pool or spa listed in the table must not have a volume (in kLs) greater than that specified for the pool or spa in the table.	✔	✔	
(d) A pool or spa listed in the table must have a cover or shading if specified for the pool or spa in the table.		✔	
(e) The applicant must install each fire sprinkler system listed in the table so that the system is configured as specified in the table.		✔	✔
(f) The applicant must ensure that the central cooling system for a cooling tower is configured as specified in the table.		✔	✔

Common area	Showerheads rating	Toilets rating	Taps rating	Clothes washers rating
All common areas	no common facility	no common facility	no common facility	no common laundry facility

(ii) Energy	Show on DA plans	Show on CC/CDC plans & specs	Certifier check
(a) If, in carrying out the development, the applicant installs a ventilation system to service a common area specified in the table below, then that ventilation system must be of the type specified for that common area, and must meet the efficiency measure specified.		✔	✔
(b) In carrying out the development, the applicant must install, as the "primary type of artificial lighting" for each common area specified in the table below, the lighting specified for that common area. This lighting must meet the efficiency measure specified. The applicant must also install a centralised lighting control system or Building Management System (BMS) for the common area, where specified.		✔	✔
(c) The applicant must install the systems and fixtures specified in the "Central energy systems" column of the table below. In each case, the system or fixture must be of the type, and meet the specifications, listed for it in the table.	✔	✔	✔

Central energy systems	Type	Specification
Other	Common area electric / gas clothes dryer rating: Common area clothes washer rating:	-

Notes

1. In these commitments, "applicant" means the person carrying out the development.
2. The applicant must identify each dwelling, building and common area listed in this certificate, on the plans accompanying any development application, and on the plans and specifications accompanying the application for a construction certificate / complying development certificate, for the proposed development, using the same identifying letter or reference as is given to that dwelling, building or common area in this certificate.
3. This note applies if the proposed development involves the erection of a building for both residential and non-residential purposes (or the change of use of a building for both residential and non-residential purposes). Commitments in this certificate which are specified to apply to a "common area" of a building or the development, apply only to that part of the building or development to be used for residential purposes.
4. If this certificate lists a central system as a commitment for a dwelling or building, and that system will also service any other dwelling or building within the development, then that system need only be installed once (even if it is separately listed as a commitment for that other dwelling or building).
5. If a star or other rating is specified in a commitment, this is a minimum rating.
6. All alternative water systems to be installed under these commitments (if any), must be installed in accordance with the requirements of all applicable regulatory authorities. NOTE: NSW Health does not recommend that stormwater, recycled water or private dam water be used to irrigate edible plants which are consumed raw, or that rainwater be used for human consumption in areas with potable water supply.

Legend

1. Commitments identified with a "✔" in the "Show on DA plans" column must be shown on the plans accompanying the development application for the proposed development (if a development application is to be lodged for the proposed development).
2. Commitments identified with a "✔" in the "Show on CC/CDC plans and specs" column must be shown in the plans and specifications accompanying the application for a construction certificate / complying development certificate for the proposed development.
3. Commitments identified with a "✔" in the "Certifier check" column must be certified by a certifying authority as having been fulfilled. (Note: a certifying authority must not issue an occupation certificate (either interim or final) for a building listed in this certificate, or for any part of such a building, unless it is satisfied that each of the commitments whose fulfilment it is required to monitor in relation to the building or part, has been fulfilled).

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ARCHITECTURE MASTERPLANNING INTERIORS

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CLIENT
MID-WESTERN REGIONAL COUNCIL
ADDRESS: 10-12 BURRUNDULLA AVENUE, MUDGEE

PROJECT DETAILS
KEY WORKER HOUSING
SITE: 10-12 BURRUNDULLA AVENUE, MUDGE, NSW
PROJECT: MRC22098

REVISION
14/3/2024 A ISSUE FOR DA

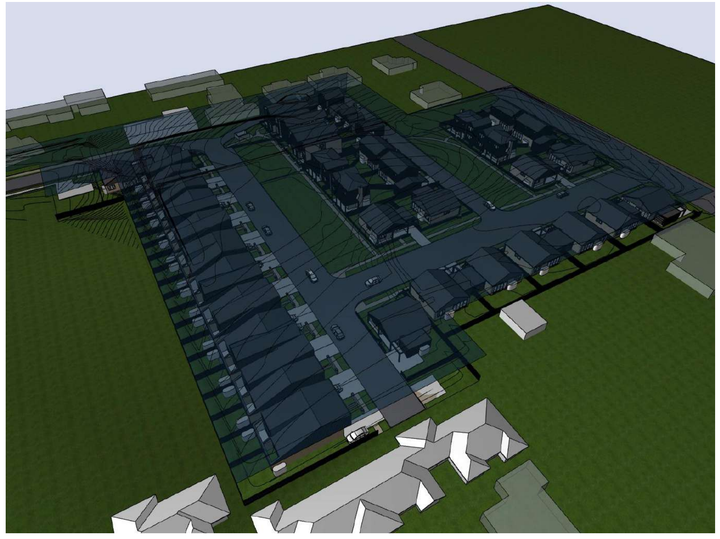
DRAWING
BASIX COMMITMENTS
NUMBER DA-0003
ISSUE A
DRAWN EV | TG | AE
CHECKED AE
SCALE @ a1

N O T F O R C O N S T R U C T I O N

02 REVISED PPOS

AREA SCHEDULE UNIT No.		DWELLING TYPE	GFA (m²)	GARAGE (m²)	AREAS (m2) LOT	POS	PPOS	BEDROOMS 1B	2B	3B+	CAR	LIVING DAYLIGHT ACCESS 9AM	10AM	11AM	12PM	1PM	2PM	>3hr	POS DAYLIGHT ACCESS 9AM	10AM	11AM	12PM	1PM	2PM	>3hr	POS COMPLIANCE POS 40sqm	POS 5m x 5m
1		1	76.09	17.73	259.84	154.79	40.00		1		2															Y	Y
2		1	76.09	17.73	229.62	124.57	40.00		1		2	1		1	1	1	1	1								Y	Y
3		1	76.09	17.73	273.80	168.75	40.00		1		2	1	1			1	1	1	1	1	1	1				Y	Y
4		3	115.68	22.15	224.05	143.51	40.00			1	2				1	1	1	1	1	1	1	1	1		1	Y	Y
5		3	115.68	22.15	221.72	141.18	40.00			1	2				1	1	1	1	1	1	1	1	1		1	Y	Y
6		2	138.61	21.60	305.68	201.65	40.00			1	2								1	1	1	1	1	1	1	Y	Y
7		2	138.61	21.60	242.69	138.66	40.00			1	2								1	1	1	1	1		1	Y	Y
8		1	76.09	17.73	241.43	136.38	48.39		1		2	1	1	1	1	1	1	1		1	1	1			1	Y	Y
9		1	76.09	17.73	231.59	126.54	40.00		1		2	1	1	1	1	1	1	1								Y	Y
10		1	76.09	17.73	229.78	124.73	40.00		1		2	1	1	1	1	1	1	1								Y	Y
11		1	76.09	17.73	229.41	124.36	40.00		1		2	1	1	1	1	1	1	1								Y	Y
12		1	76.09	17.73	283.60	178.55	40.00		1		2	1	1			1	1	1			1	1	1	1	1	Y	Y
13		3	115.68	22.15	215.25	134.71	40.00			1	2	1			1	1	1	1		1	1	1	1		1	Y	Y
14		3	115.68	22.15	214.50	133.96	40.00			1	2	1			1	1	1	1		1	1	1	1		1	Y	Y
15		2	138.61	21.60	253.36	149.33	40.00			1	2									1	1	1	1	1	1	Y	Y
16		2	138.61	21.60	261.60	157.57	40.00			1	2	1	1				1	1		1	1	1	1	1	1	Y	Y
17		1	76.09	17.73	224.66	119.61	45.08		1		2	1	1	1	1	1	1	1		1	1	1		1	1	Y	Y
18		1	76.09	17.73	225.42	120.37	40.00		1		2	1	1	1	1	1	1	1								Y	Y
19		1	76.09	17.73	270.30	165.25	40.29		1		2															Y	Y
20		7	75.82		190.93	137.30	43.10	1			1				1	1	1	1				1	1	1	1	Y	Y
21		6	95.49		136.91	83.28	41.36		1		2				1	1	1	1				1	1	1	1	Y	Y
22		6	95.49		136.91	83.28	41.36		1		2				1	1	1	1				1	1	1	1	Y	Y
23		7	75.82		136.91	83.28	41.36	1			1				1	1	1	1				1	1	1	1	Y	Y
24		6	95.49		136.91	83.28	41.36		1		2				1	1	1	1				1	1	1	1	Y	Y
25		7	75.82		136.91	83.28	41.36	1			1				1	1	1	1				1	1	1	1	Y	Y
26		6	95.49		136.91	83.28	41.36		1		2				1	1	1	1				1	1	1	1	Y	Y
27		7	75.82		136.91	83.28	41.36	1			1				1	1	1	1				1	1	1	1	Y	Y
28		6	95.49		136.91	83.28	41.36		1		2				1	1	1	1				1	1	1	1	Y	Y
29		7	75.82		136.91	83.28	41.36	1			1				1	1	1	1				1	1	1	1	Y	Y
30		7	75.82		136.91	83.28	41.36	1			1				1	1	1	1				1	1	1	1	Y	Y
31		6	95.49		136.91	83.28	41.36		1		2				1	1	1	1				1	1	1	1	Y	Y
32		6	95.49		136.91	83.28	41.36		1		2				1	1	1	1				1	1	1	1	Y	Y
33		7	75.82		136.91	83.28	41.36	1			1				1	1	1	1				1	1	1	1	Y	Y
34		6	95.49		136.91	83.28	41.36		1		2				1	1	1	1				1	1	1	1	Y	Y
35		7	75.82		136.91	83.28	41.36	1			1				1	1	1	1				1	1	1	1	Y	Y
36		6	95.49		136.91	83.28	41.36	1			1				1	1	1	1				1	1	1	1	Y	Y
37		7	75.82		136.91	83.28	41.36		1		2				1	1	1	1				1	1	1	1	Y	Y
38		6	95.49		136.91	83.28	41.36	1			1				1	1	1	1				1	1	1	1	Y	Y
39		7	75.82		136.91	83.28	41.36		1		2				1	1	1	1				1	1	1	1	Y	Y
40		4A	138.93	37.02	221.16	92.50	42.76			1	2	1				1	1	1	1	1	1	1	1	1		Y	Y
41		4	138.93	37.02	217.06	94.01	45.44			1	2	1	1			1	1	1		1	1					Y	Y
42		5	115.69	26.91	181.67	62.52	42.20		1		2	1	1			1	1	1		1	1					Y	N
43		5	115.69	26.91	181.67	62.63	42.07		1		2	1	1			1	1	1	1				1	1		Y	N
44		4	138.93	37.02	217.06	94.01	45.44			1	2	1				1	1	1				1	1	1		Y	Y
45		4A	138.93	37.02	231.84	93.12	42.76			1	2	1	1	1	1	1	1	1		1	1	1	1			Y	Y
46		1	76.09	17.73	250.51	145.46	44.76		1		2	1	1	1	1	1	1	1					1	1	1	N	N
47		1	76.09	17.73	279.30	174.25	40.68		1		2	1	1	1	1	1	1	1					1	1	1	Y	Y
TOTALS			**4506.53**	**607.39**				**10**	**25**	**12**	**84**							**40**							**40**		
										47							**89%**								**85%**		
SITE			16,669 m2																								
PROPOSED FSR			0.27 : 1																								

02 BUILDING COVERAGE



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INTEGRATED DESIGN GROUP

A NOMINATED ARCHITECT | ABN 84 115 006 329 | NSW ARB 7093 | VIC ARB 26221 | ACT REG 2015

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MID-WESTERN REGIONAL COUNCIL

ADDRESS: 10-12 BURRUNDULLA AVENUE, MUDGEE

PROJECT DETAILS

KEY WORKER HOUSING

SITE: 10-12 BURRUNDULLA AVENUE, MUDGE, NSW
PROJECT: MRC22098

REVISION

14/3/2024	A	ISSUE FOR DA
8/5/2024	B	ISSUE FOR INFORMATION
8/8/2024	C	REVISED ISSUE FOR DA
6/9/2024	D	REVISED ISSUE FOR DA

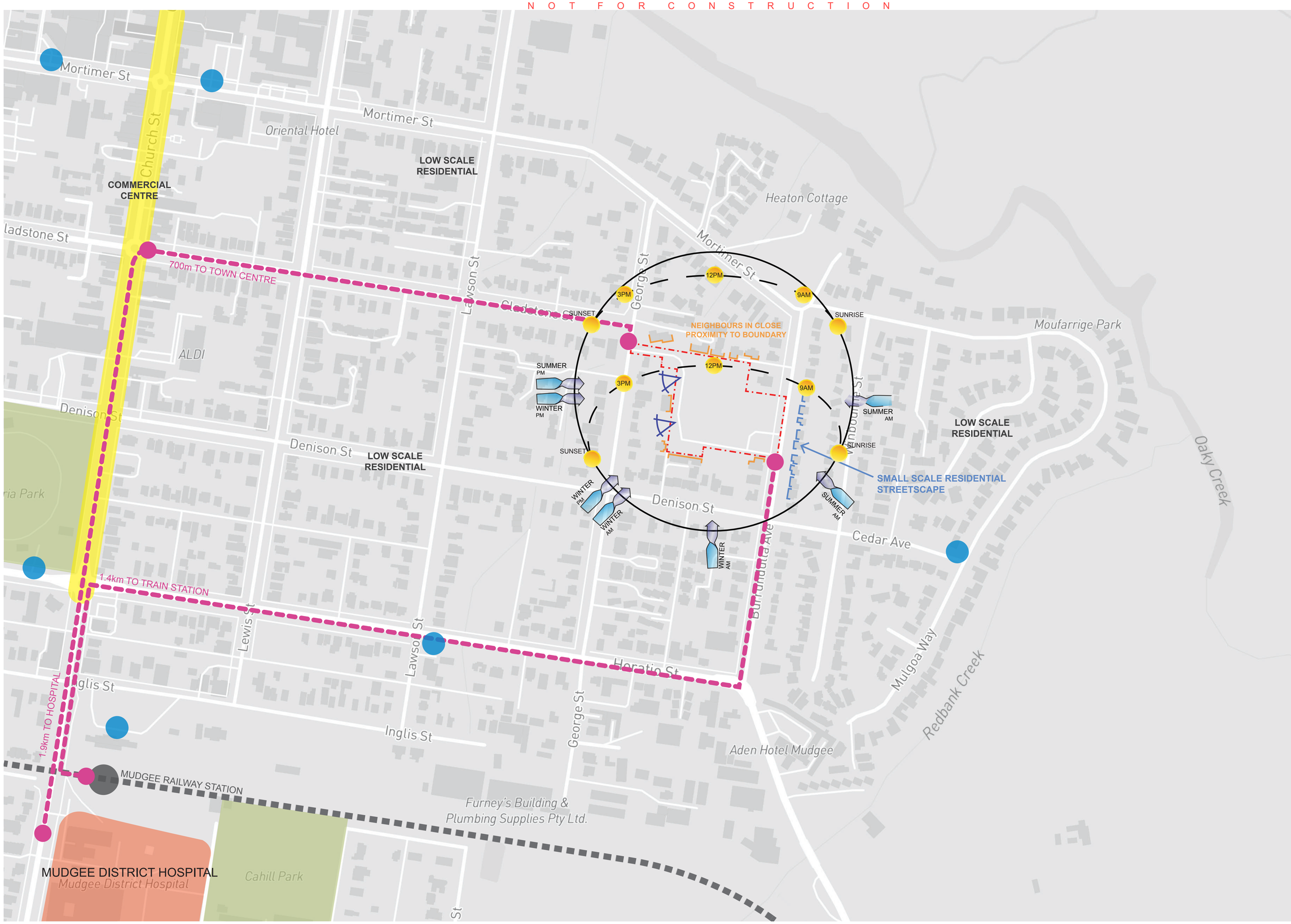
DRAWING

AREA CALCULATIONS

NUMBER DA-0004
ISSUE D

DRAWN EY | TG | AE
CHECKED AE
SCALE @ A1

N O T F O R C O N S T R U C T I O N



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ACN 076 278 871 NSTBP1_nBC3G2_J13 TEK 2015

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PROJECT: MRC2208

REVISION

14/3/2024	A	ISSUE FOR DA

DRAWING

SITE ANALYSIS

NUMBER DA-0005 ISSUE A

DRAWN EV | TG | AE
CHECKED AE
SCALE @ a1

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A1000 TB 1180 1 A4 TB EP_ARBC 2022 LTR 2015

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ADDRESS: 10-12 BURRUNDULLA AVENUE, MUDGEE

PROJECT DETAILS

KEY WORKER HOUSING

SITE: 10-12 BURRUNDULLA AVENUE, MUDGE, NSW
PROJECT: MRC22098

REVISION

14/3/2024	A	ISSUE FOR DA
8/5/2024	B	ISSUE FOR INFORMATION
29/5/2024	C	ISSUE FOR INFORMATION
8/8/2024	D	REVISED ISSUE FOR DA
6/9/2024	E	REVISED ISSUE FOR DA

DRAWING

LOCATION PLAN

NUMBER: DA-0100
ISSUE: E

DRAWN: EU / TG / JE
CHECKED: AE
SCALE: 1:750 @ a1

NOT FOR CONSTRUCTION

ARCHITECT

INTEGRATED DESIGN GROUP

ABN 84 115 006 329 | ACTEP_ARBC 5022 | NTEP 13915

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CLIENT

MID-WESTERN REGIONAL COUNCIL

ADDRESS: 10-12 BURRUNDULLA AVENUE, MUDGEE

PROJECT DETAILS

KEY WORKER HOUSING

SITE: 10-12 BURRUNDULLA AVENUE, MUDGE, NSW
PROJECT: MRC22098

REVISION

14/3/2024	A	ISSUE FOR DA
8/5/2024	B	ISSUE FOR INFORMATION
29/5/2024	C	ISSUE FOR INFORMATION
8/8/2024	D	REVISED ISSUE FOR DA
6/9/2024	E	REVISED ISSUE FOR DA

DRAWING

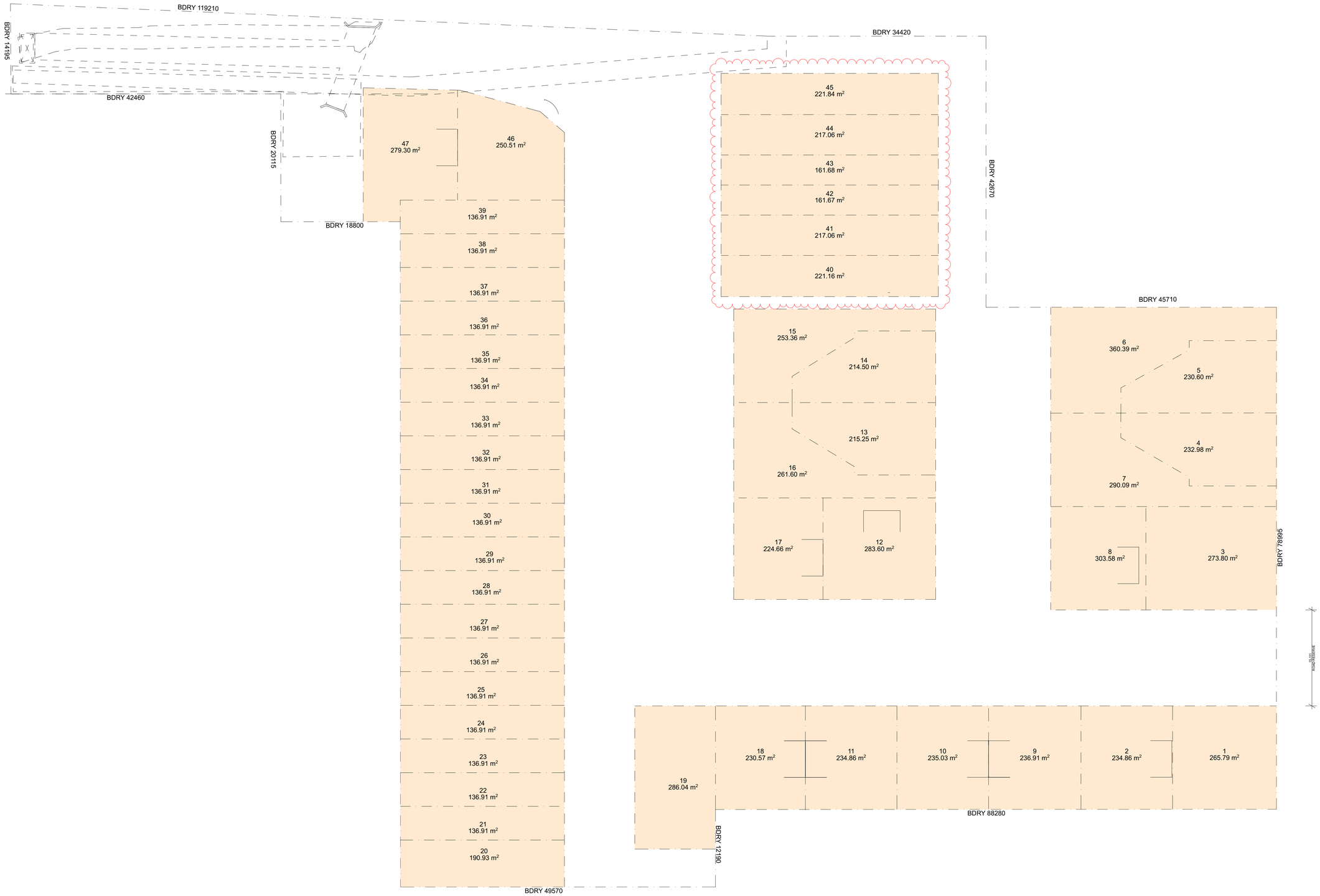
SITE PLAN

NUMBER DA-0101

ISSUE E

DRAWN: AY | TO | AE
CHECKED: SJ
SCALE: 1:500 @ A1

N O T F O R C O N S T R U C T I O N



ARCHITECT

INTEGRATED DESIGN GROUP

ARCHITECTURE | PLANNING | INTERIORS

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Andrew Elia NSW ARB 7928
Joshua Andren NSW ARB 8878

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CLIENT

MID-WESTERN REGIONAL COUNCIL

ADDRESS: 10-12 BURRUNDULLA AVENUE, MUDGEE

PROJECT DETAILS

KEY WORKER HOUSING

SITE: 10-12 BURRUNDULLA AVENUE, MUDGE, NSW
PROJECT: MRC22098

REVISION

14/3/2024	A	ISSUE FOR DA
8/5/2024	B	ISSUE FOR INFORMATION
8/8/2024	C	REVISED ISSUE FOR DA
6/9/2024	D	REVISED ISSUE FOR DA

DRAWING

BOUNDARY PLAN

NUMBER: DA-0102
ISSUE: D

DRAWN: EV | TG | AE
CHECKED: AE
SCALE: 1:300 @ a1

NOT FOR CONSTRUCTION

WASTE MANAGEMENT PLAN

Where possible each residential dwelling will store their waste and recycling bins within their private open space.
The dwellings numbered from 40 - 45 are serviced by a combined waste storage enclosure. Which is located adjacent to the dwellings within the landscape area. **(Location C)**

On collection day each bin store location has access to a collection point **(Location A)** via their garage our external entry gate/driveway.

Collection points are along the main roadway, therefore the following dwellings will take their bins to the closest collection point. Dwelling 13, 14, 20, 21 and 22.

Mid Western Regional Council will collect general waste and recycling on a weekly basis or as specified by Council from the specified collection points **(Location A)**. The travel route of the Garbage Truck is proposed along the blue line. **(Location B)**

The swing and access of Council's Garbage Trucks is assessed in the Traffic Report prepared by Transport and Traffic Planning Associates.

ARCHITECT

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ARCHITECTURE | INTERIOR | URBAN DESIGN | INTEGRATED

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MID-WESTERN REGIONAL COUNCIL

ADDRESS: 10-12 BURRUNDULLA AVENUE, MUDGEE

PROJECT DETAILS

KEY WORKER HOUSING

SITE: 10-12 BURRUNDULLA AVENUE, MUDGE, NSW
PROJECT: MRC22098

REVISION

8/5/2024	A	ISSUE FOR INFORMATION
8/8/2024	B	REVISED ISSUE FOR DA
6/9/2024	C	REVISED ISSUE FOR DA

DRAWING

WASTE MANAGEMENT PLAN

NUMBER: DA-0103
ISSUE: C

DRAWN: EV | TG | AE
CHECKED: AE
SCALE: 1:500 @ a1

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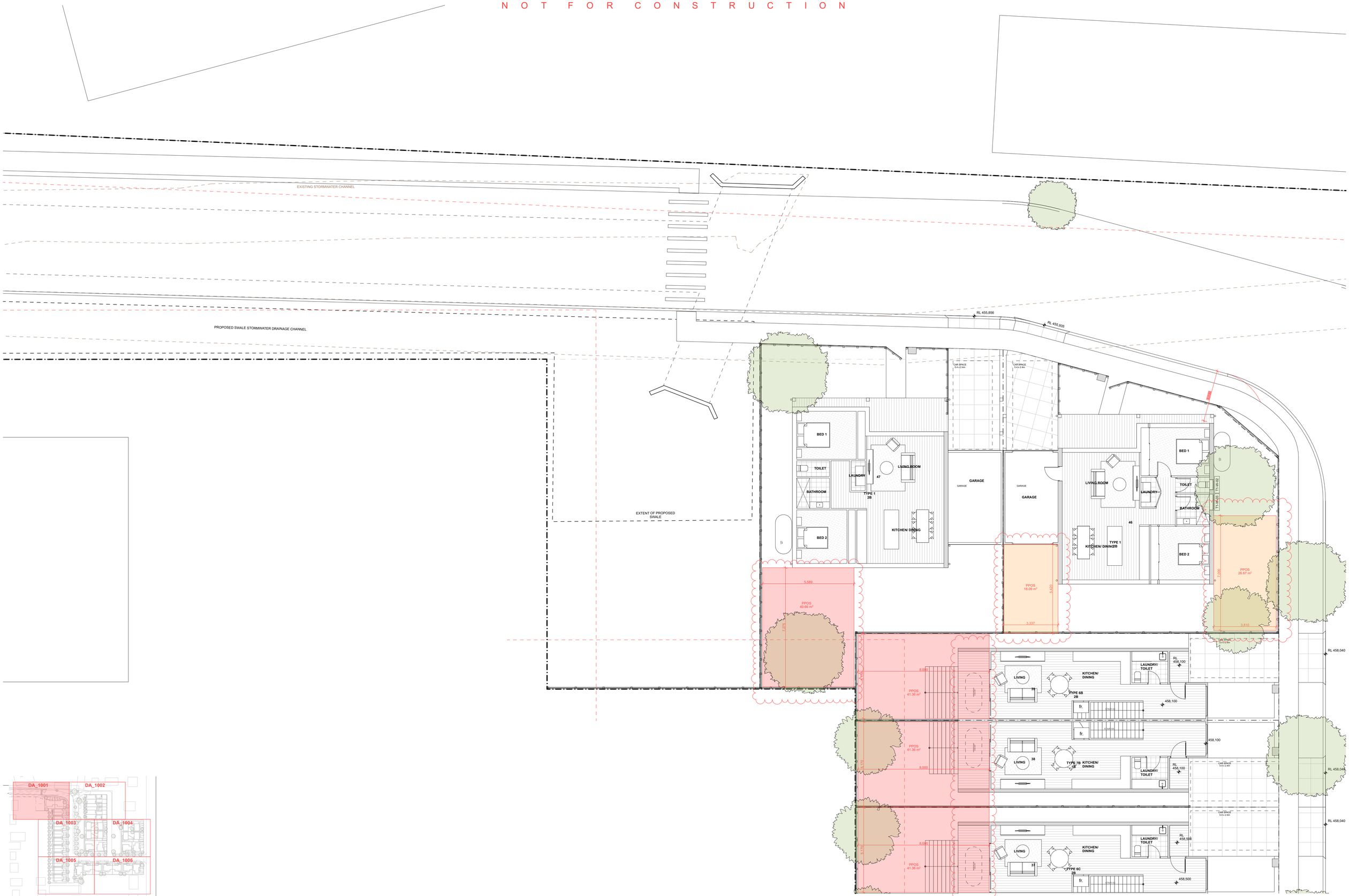

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MID-WESTERN REGIONAL COUNCIL

ADDRESS: 10-12 BURRUNDULLA AVENUE, MUDGEE

PROJECT DETAILS

KEY WORKER HOUSING

SITE: 10-12 BURRUNDULLA AVENUE, MUDGE, NSW
PROJECT: MRC22098

REVISION

6/5/2024	A	ISSUE FOR INFORMATION
8/8/2024	B	REVISED ISSUE FOR DA

DRAWING

FLOOR PLAN 01

NUMBER: DA-1001
ISSUE: B

DRAWN: EV | TG | AE
CHECKED: AE
SCALE: 1:100 @ a1

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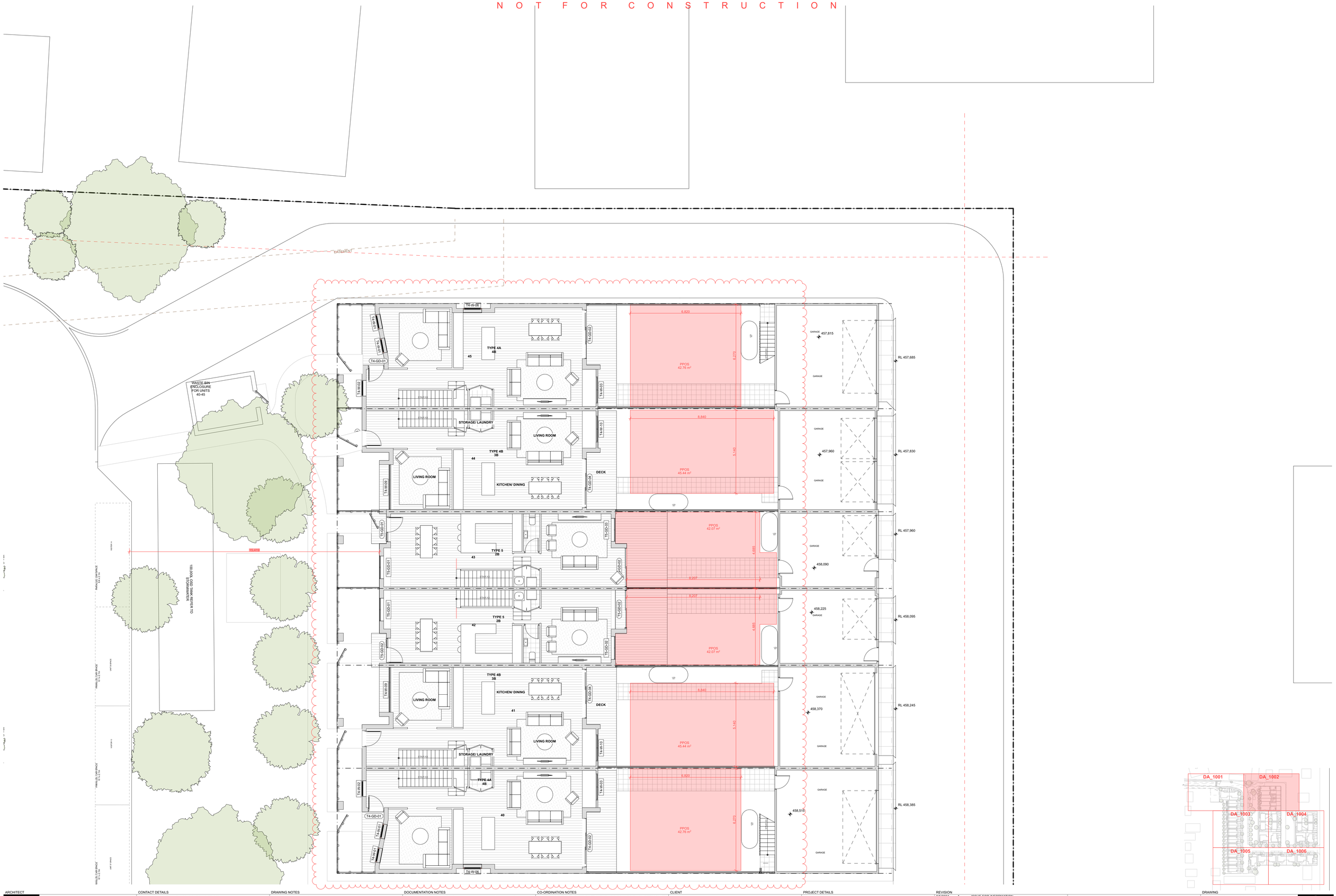

ARCHITECT

INTEGRATED DESIGN GROUP

ARCHITECTURE | INTERIOR | MECHANICAL | ENTERPRISE

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CLIENT

MID-WESTERN REGIONAL COUNCIL

ADDRESS: 10-12 BURRUNDULLA AVENUE, MUDGEE

PROJECT DETAILS

KEY WORKER HOUSING

SITE: 10-12 BURRUNDULLA AVENUE, MUDGE, NSW
PROJECT: MRC22098

REVISION

8/5/2024	A	ISSUE FOR INFORMATION
8/8/2024	B	REVISED ISSUE FOR DA
6/9/2024	C	REVISED ISSUE FOR DA

DRAWING

FLOOR PLAN 02

NUMBER: DA-1002
ISSUE: C

DRAWN: EV | TO | AE
CHECKED: AE
SCALE: 1:100 @ a1

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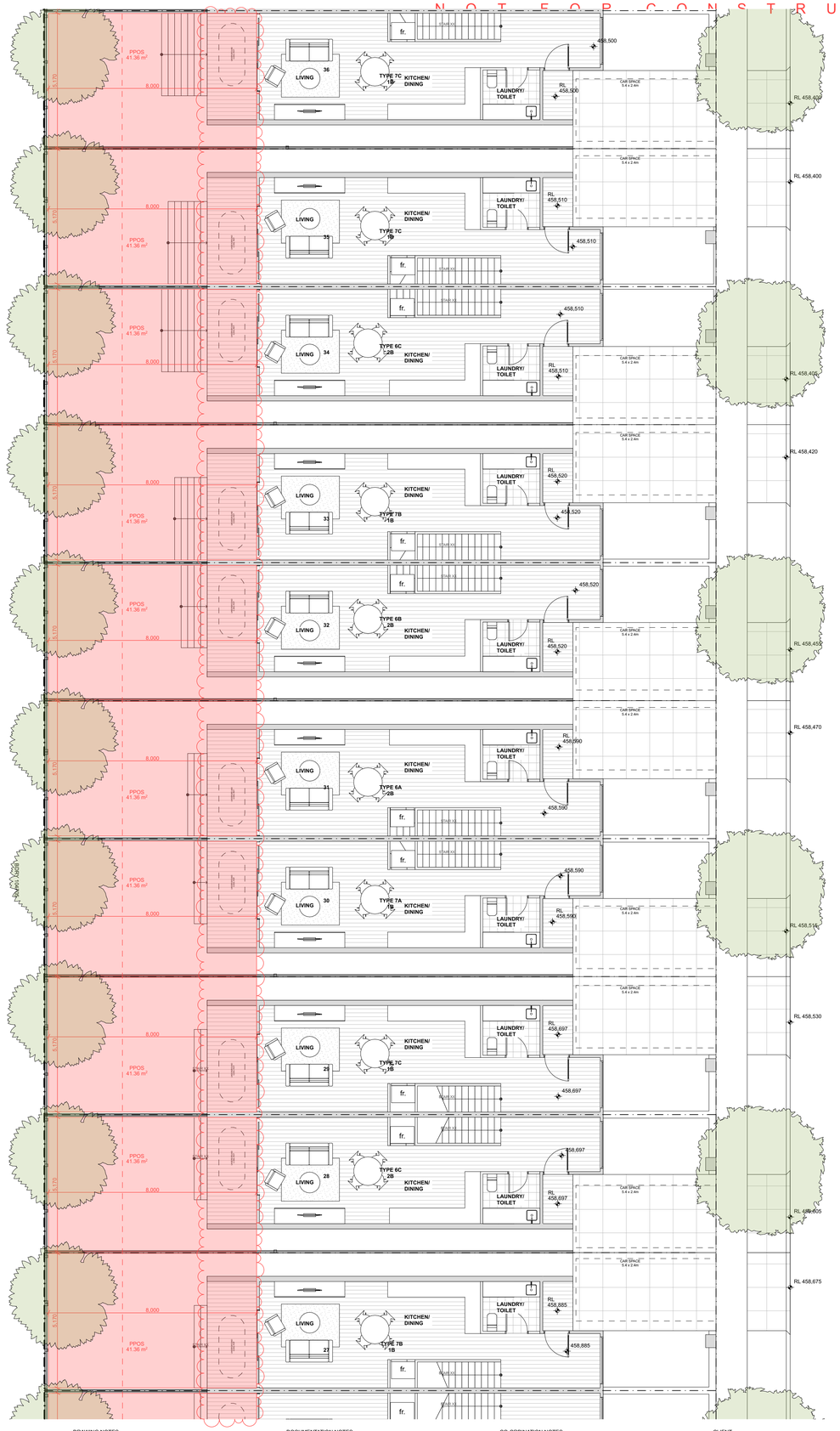

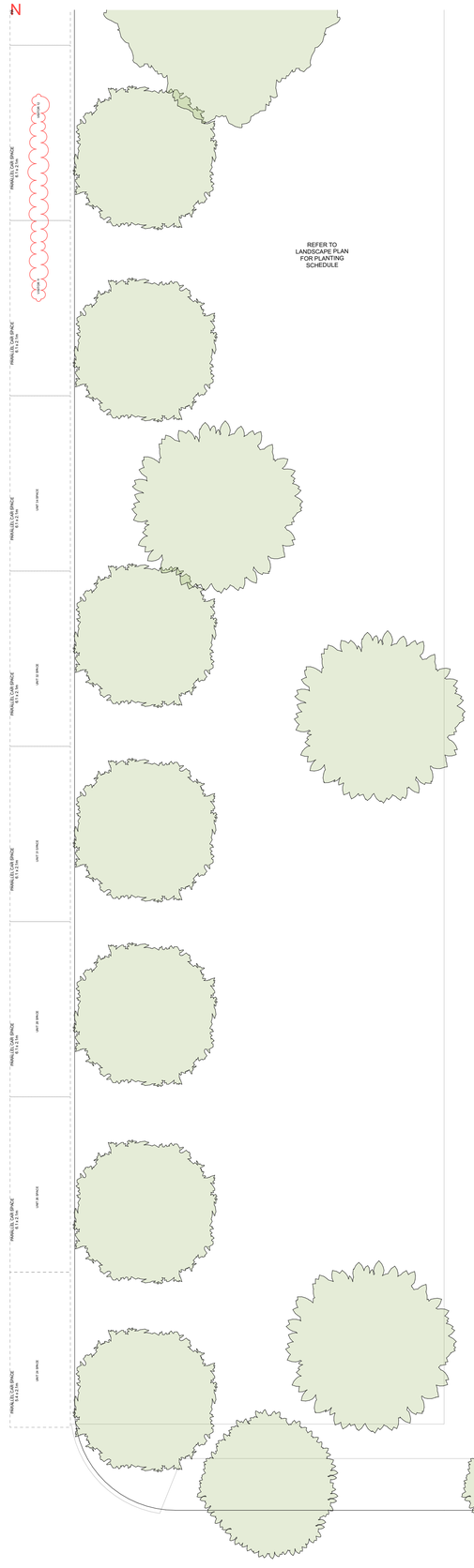

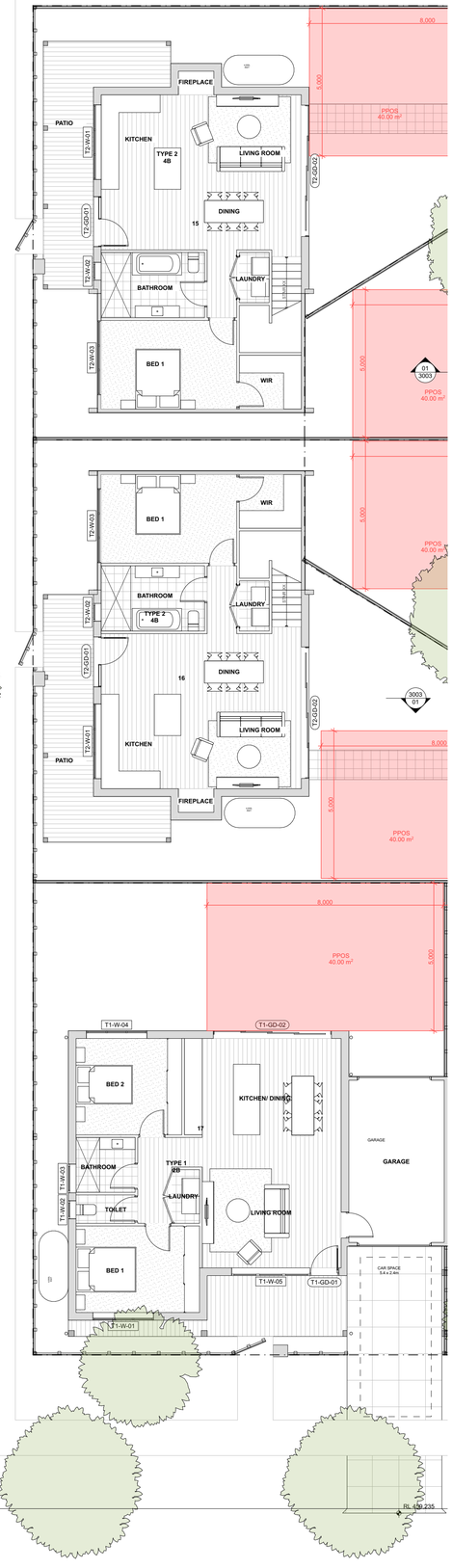

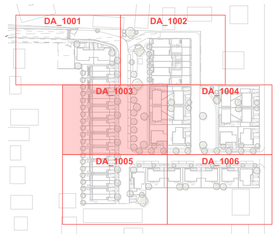

ARCHITECT

INTEGRATED DESIGN GROUP

ARCHITECTURE | INTERIOR | MUSEUM | INTERSTATE

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ADDRESS: 10-12 BURRUNDULLA AVENUE, MUDGEE

PROJECT DETAILS

KEY WORKER HOUSING

SITE: 10-12 BURRUNDULLA AVENUE, MUDGE, NSW
PROJECT: MRC22098

REVISION

8/5/2024	A	ISSUE FOR INFORMATION
8/8/2024	B	REVISED ISSUE FOR DA

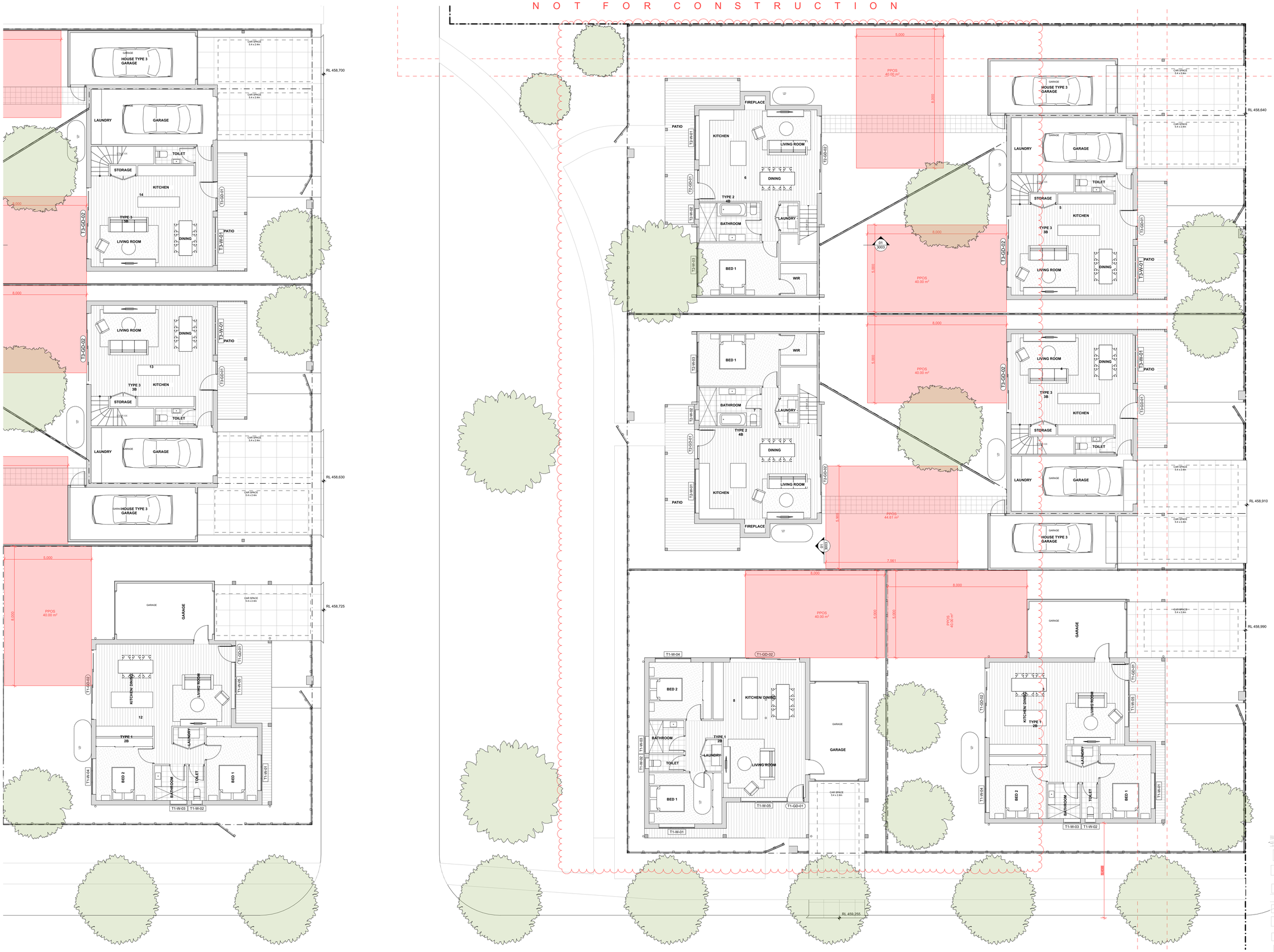
DRAWING

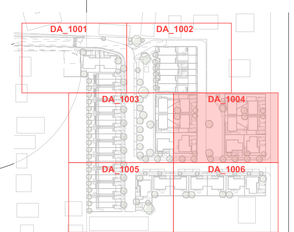
FLOOR PLAN 03

NUMBER: DA-1003
ISSUE: B

DRAWN: EV | TG | AE
CHECKED: AE
SCALE: 1:100 @ a1

NOT FOR CONSTRUCTION





ARCHITECT

INTEGRATED DESIGN GROUP

ARCHITECTURE | INTERIOR_ARBCR6221 | ITE3 2015

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ADDRESS: 10-12 BURRUNDULLA AVENUE, MUDGEE

PROJECT DETAILS

KEY WORKER HOUSING

SITE: 10-12 BURRUNDULLA AVENUE, MUDGE, NSW
PROJECT: MRC22098

REVISION

8/5/2024	A	ISSUE FOR INFORMATION
8/8/2024	B	REVISED ISSUE FOR DA

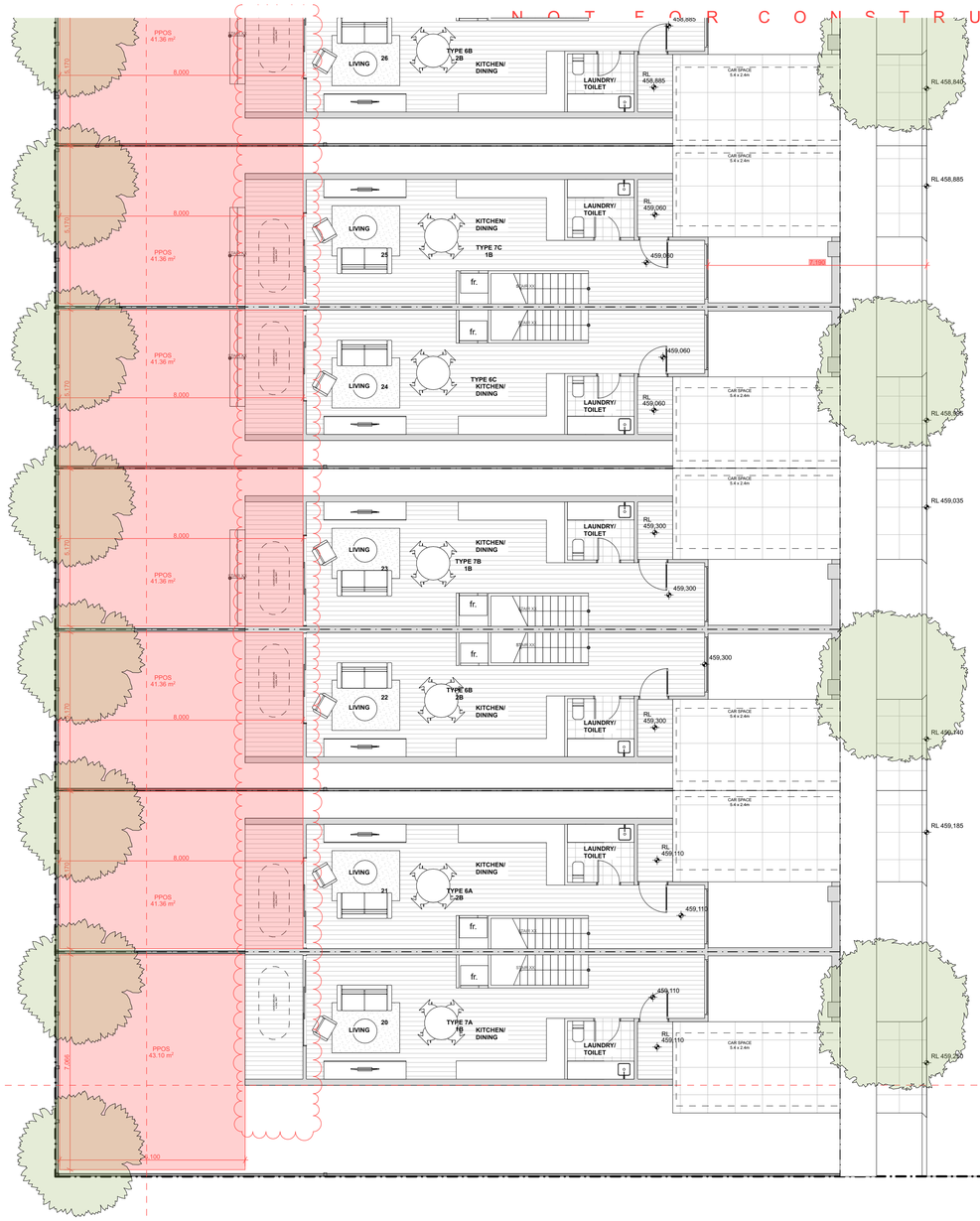
DRAWING

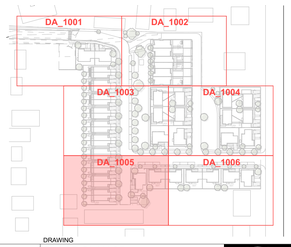
FLOOR PLAN 04

NUMBER: DA-1004
ISSUE: B

DRAWN: EY | TG | AE
CHECKED:
SCALE: 1:100 @ a1

N O T F O R C O N S T R U C T I O N





ARCHITECT

INTEGRATED DESIGN GROUP

ARCHITECTURE | INTERIOR | ARCHITECTURE | INTERIOR

CONTACT DETAILS

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MID-WESTERN REGIONAL COUNCIL

ADDRESS: 10-12 BURRUNDULLA AVENUE, MUDGEE

PROJECT DETAILS

KEY WORKER HOUSING

SITE: 10-12 BURRUNDULLA AVENUE, MUDGE, NSW
PROJECT: MRC22098

REVISION

8/5/2024	A	ISSUE FOR INFORMATION
8/8/2024	B	REVISED ISSUE FOR DA

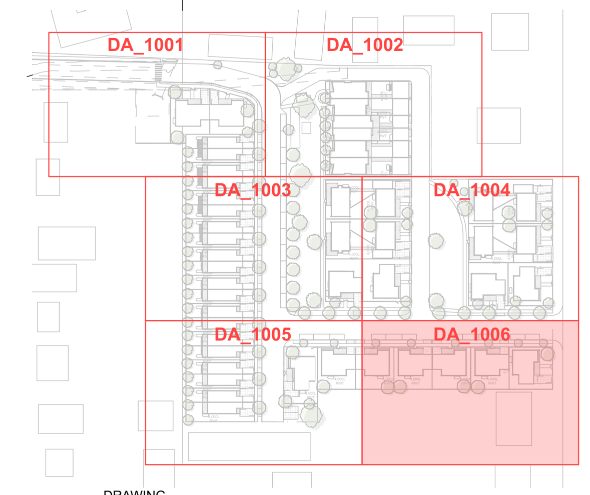
DRAWING

FLOOR PLAN 05

NUMBER: DA-1005
ISSUE: B

DRAWN: EV | TG | AE
CHECKED: AE
SCALE: 1:100 @ a1

N O T F O R C O N S T R U C T I O N



ARCHITECT

INTEGRATED DESIGN GROUP
ARCHITECTURE | MASTERPLANNING | INTERIORS

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KEY WORKER HOUSING

SITE: 10-12 BURRUNDULLA AVENUE, MUDGE, NSW
PROJECT: MRC22098

REVISION

8/5/2024	A	ISSUE FOR INFORMATION
8/8/2024	B	REVISED ISSUE FOR DA

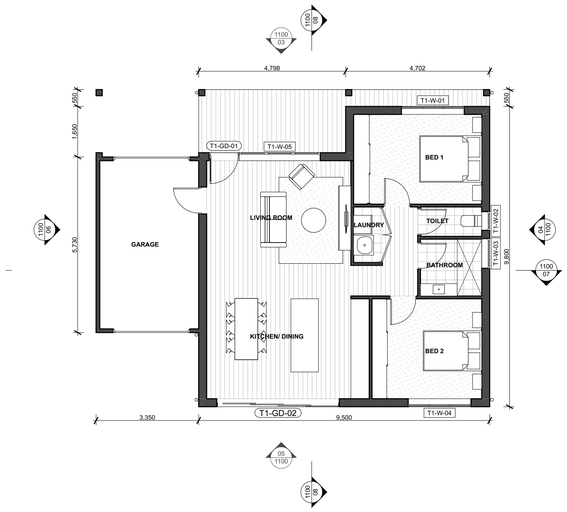
DRAWING

FLOOR PLAN 06

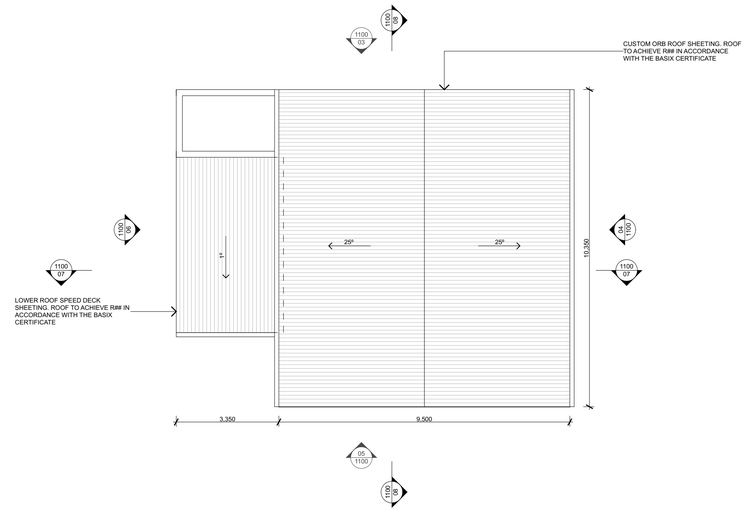
NUMBER DA-1006
ISSUE B

DRAWN EV | TG | AE
CHECKED AE
SCALE 1:100 @ a1

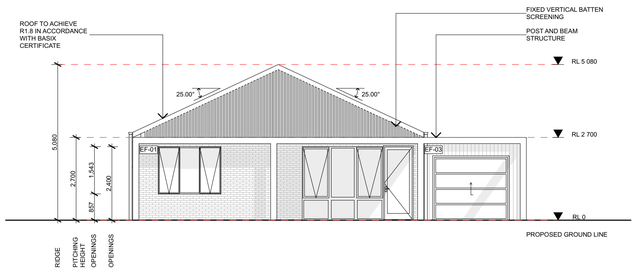
N O T F O R C O N S T R U C T I O N



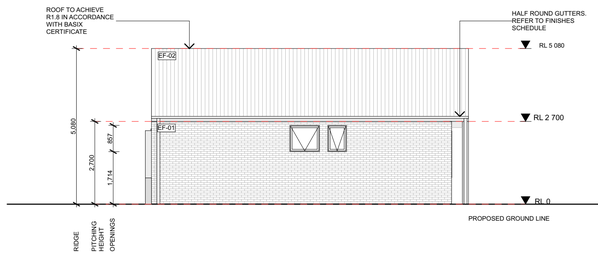
01 GROUND FLOOR PLAN
Scale 1:100



02 ROOF PLAN
Scale 1:100



03 1-01 ELEVATION
Scale 1:100



04 1-02 ELEVATION
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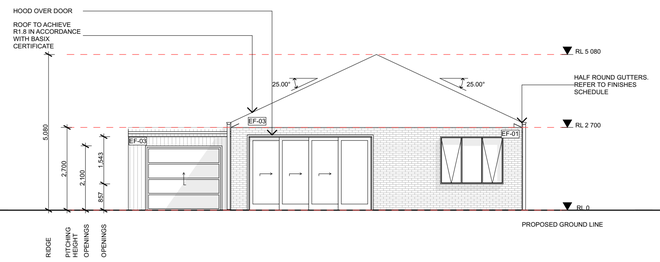

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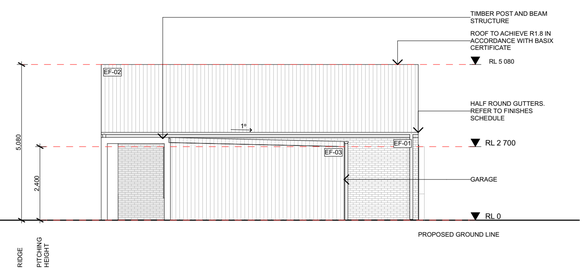

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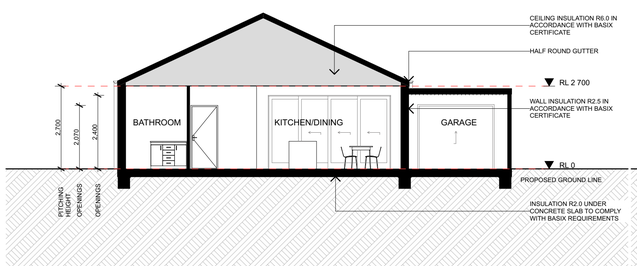

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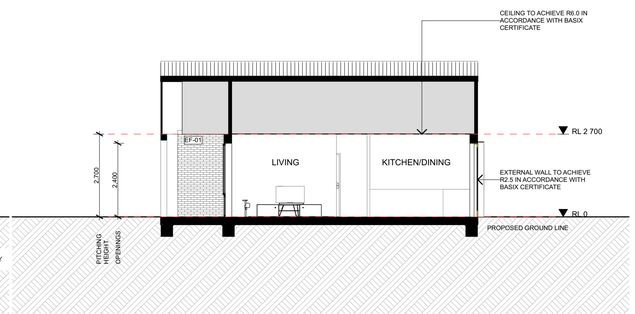

08 1-B SECTION
Scale 1:100

ARCHITECT

INTEGRATED DESIGN GROUP
NSW/ACT/VIC/ FAXTEEP_ARBCRE2121/TER/2515

CONTACT DETAILS

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info@idgarchitects.com.au | www.idgarchitects.com.au
Nominated Architects:
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Andrew Ella NSW ARB 7928
Joshua Andren NSW ARB 8878
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CLIENT

MID-WESTERN REGIONAL COUNCIL

ADDRESS: 10-12 BURRUNDULLA AVENUE, MUDGEE

PROJECT DETAILS

KEY WORKER HOUSING

SITE: 10-12 BURRUNDULLA AVENUE, MUDGE, NSW
PROJECT: MRC22098

REVISION

14/3/2024	A	ISSUE FOR DA

DRAWING

TYPE 1

NUMBER DA-1100
ISSUE A
DRAWN: EU / TEL / AE
CHECKED: AE
SCALE: 1:100 @ a1

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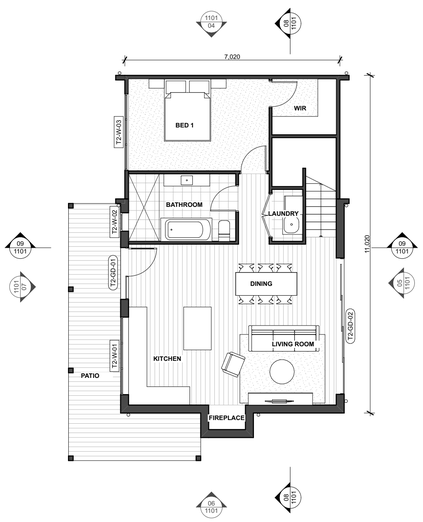

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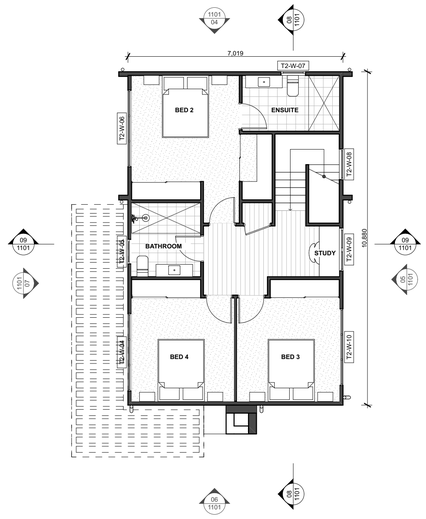
Scale 1:100



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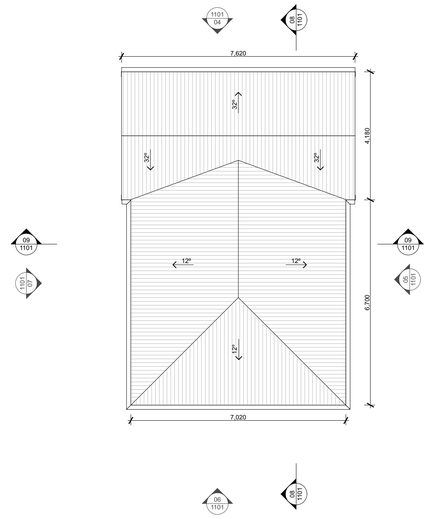
Scale 1:100



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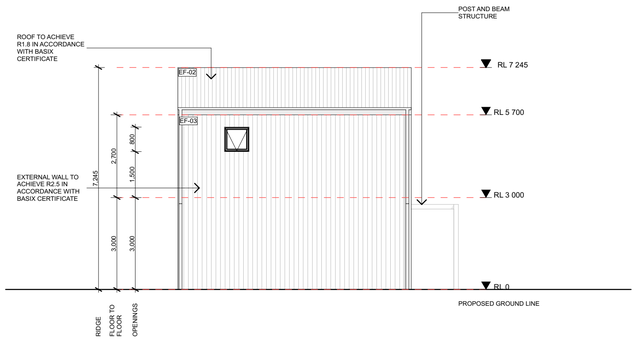
Scale 1:100



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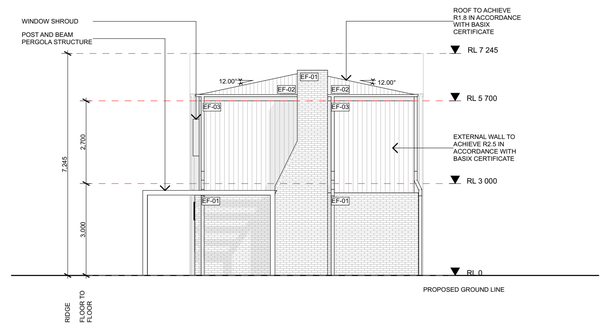

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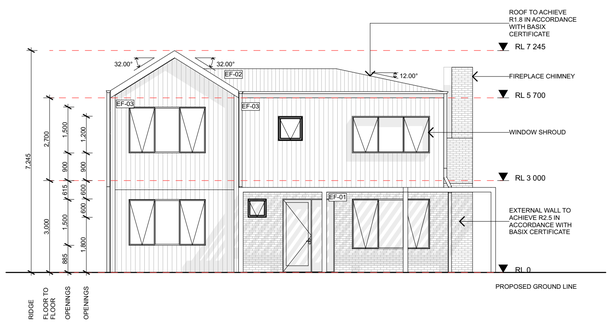

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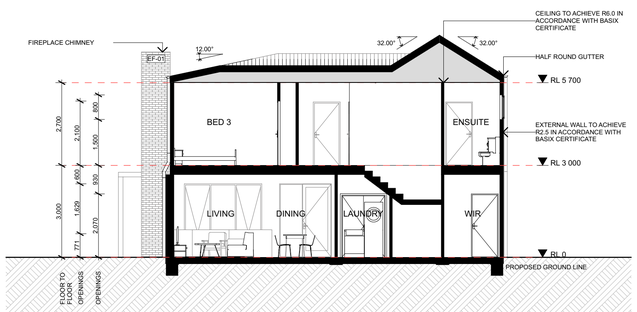

08 2-A SECTION
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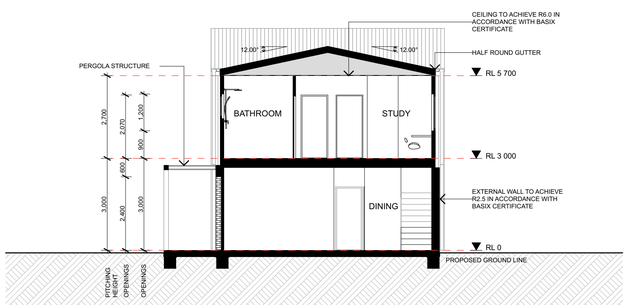

09 2-B SECTION
Scale 1:100

ARCHITECT

INTEGRATED DESIGN GROUP
A.N.0178177897 F.A.V.T.R.EP_ARBC3622 L1-T.E.D.1315

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CLIENT

MID-WESTERN REGIONAL COUNCIL

ADDRESS: 10-12 BURRUNDULLA AVENUE, MUDGEE

PROJECT DETAILS

KEY WORKER HOUSING

SITE: 10-12 BURRUNDULLA AVENUE, MUDGE, NSW
PROJECT: MRC22098

REVISION

14/3/2024	A	ISSUE FOR DA

DRAWING

TYPE 2

NUMBER DA-1101 ISSUE A

DRAWN EY | TG | AE
CHECKED AE
SCALE 1:100 @ a1

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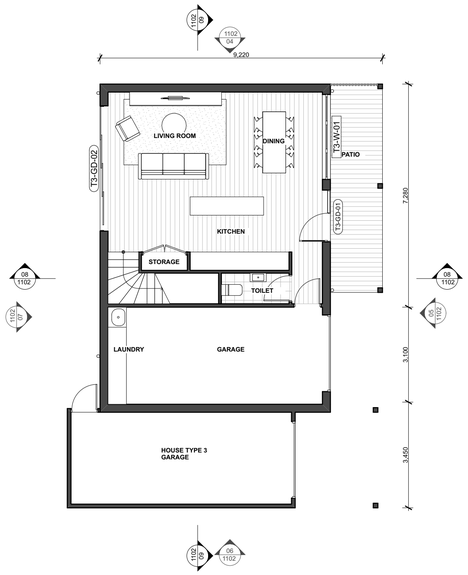
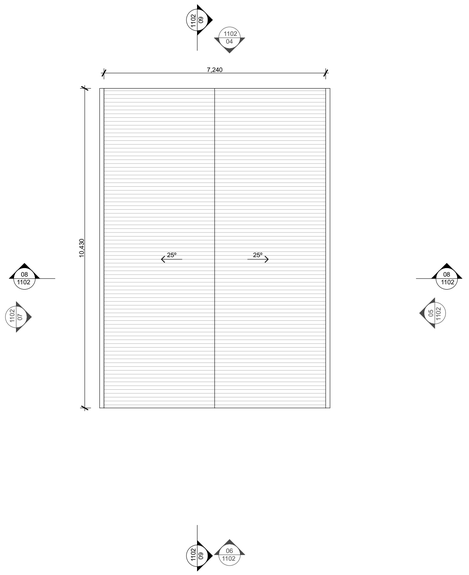


01 GROUND FLOOR PLAN
Scale 1:100

02 FIRST FLOOR PLAN
Scale 1:100



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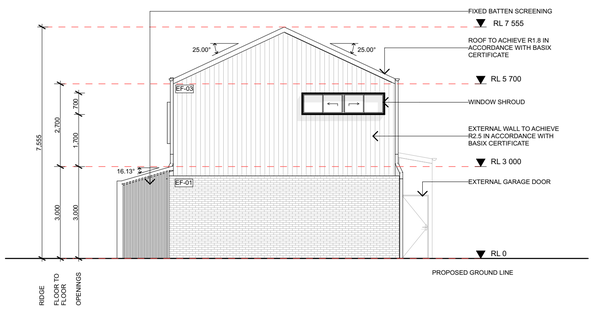

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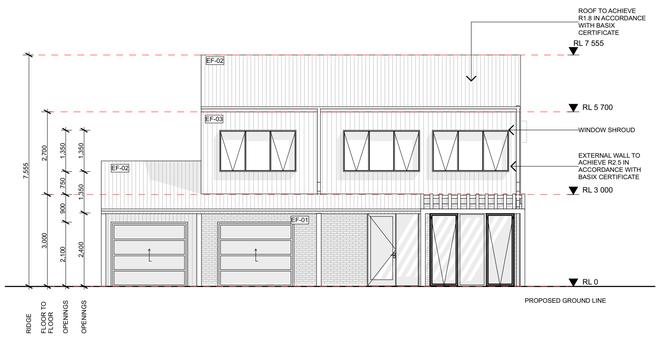

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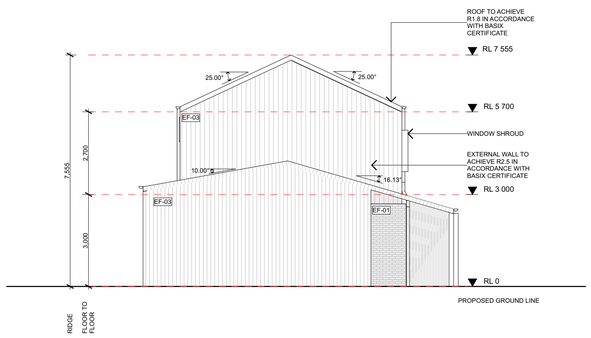

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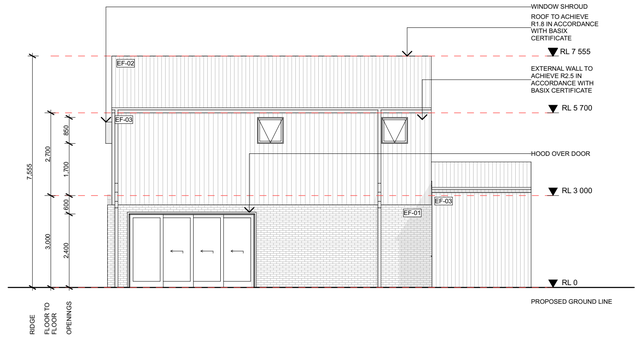

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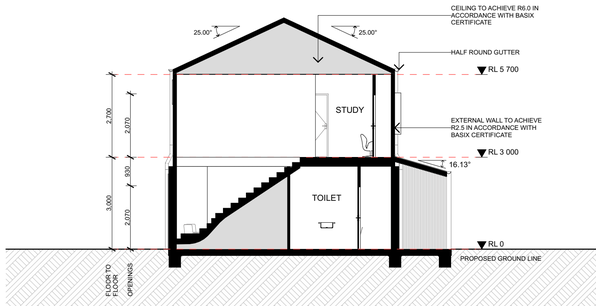

08 3-A SECTION
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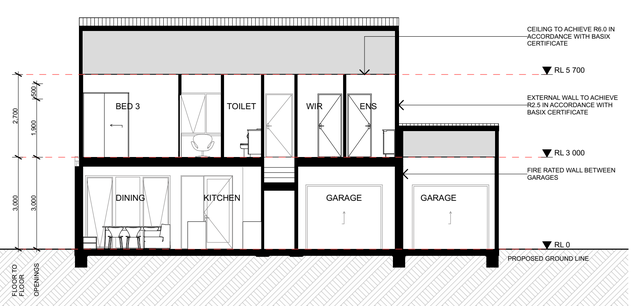

09 3-B SECTION
Scale 1:100

ARCHITECT

INTEGRATED DESIGN GROUP
ARCHITECTURE | FASTREP | ARCBIZ | ULTEB | BIS

CONTACT DETAILS

Integrated Design Group Pty Ltd | ABN 84 115 006 329
info@idgarchitects.com.au | www.idgarchitects.com.au
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Andrew Elia NSW ARB 7928
Joshua Andren NSW ARB 8878

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CLIENT

MID-WESTERN REGIONAL COUNCIL

ADDRESS: 10-12 BURRUNDULLA AVENUE, MUDGEE

PROJECT DETAILS

KEY WORKER HOUSING

SITE: 10-12 BURRUNDULLA AVENUE, MUDGE, NSW
PROJECT: MRC22098

REVISION

14/3/2024	A	ISSUE FOR DA

DRAWING

TYPE 3

NUMBER: DA-1102
ISSUE: A

DRAWN: EY / TG / AE
CHECKED: AE
SCALE: 1:100 @ a1

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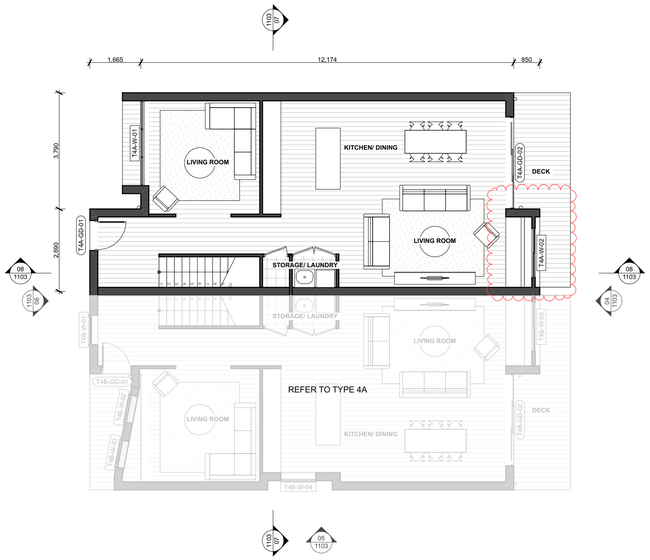

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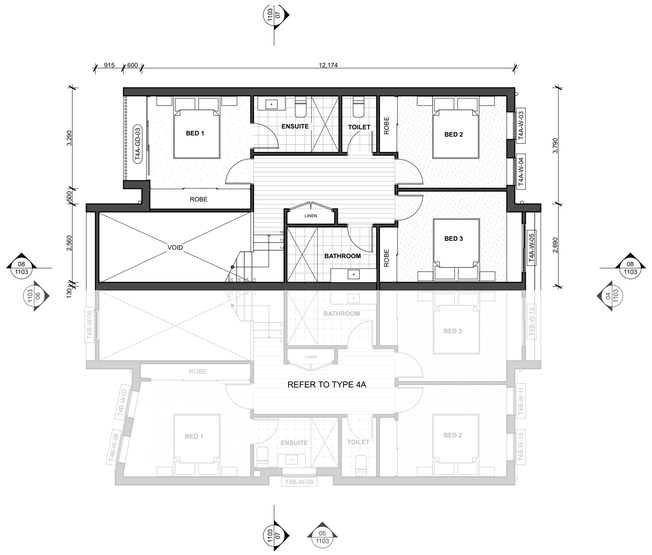
Scale 1:100



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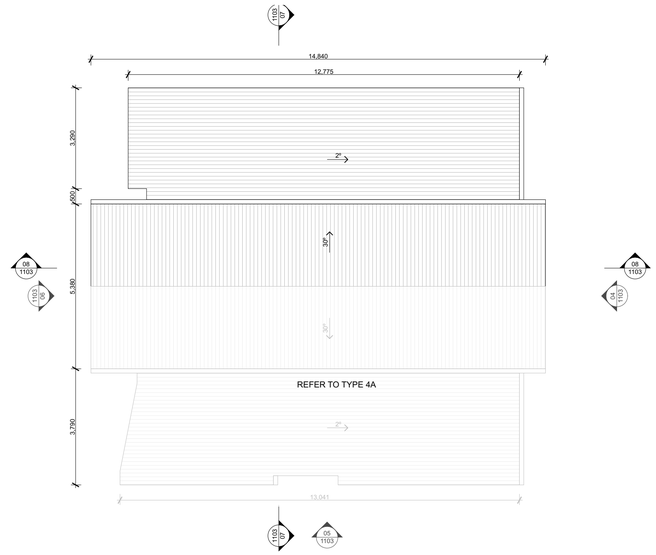
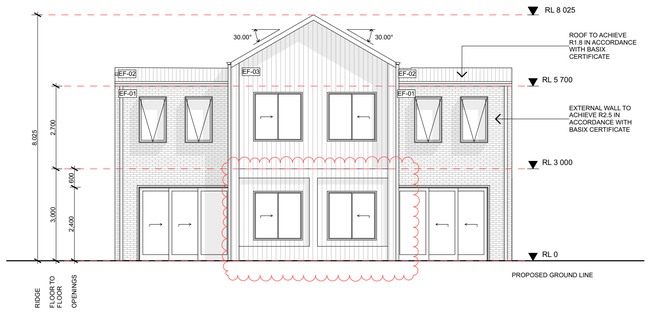
Scale 1:100



03 ROOF PLAN
Scale 1:100



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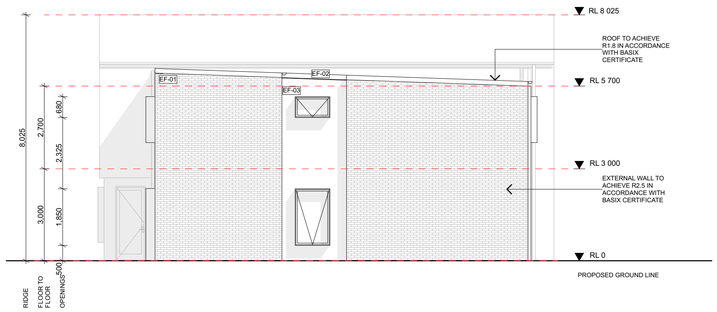

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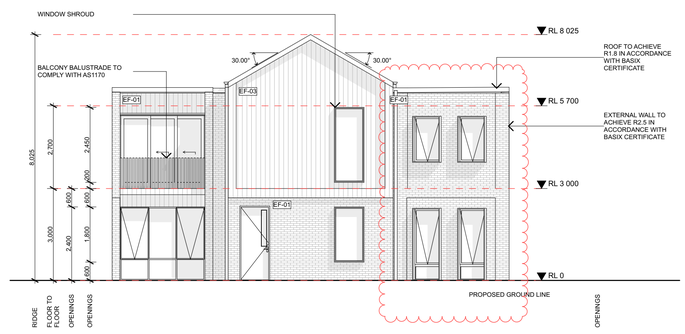

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07 4-A SECTION
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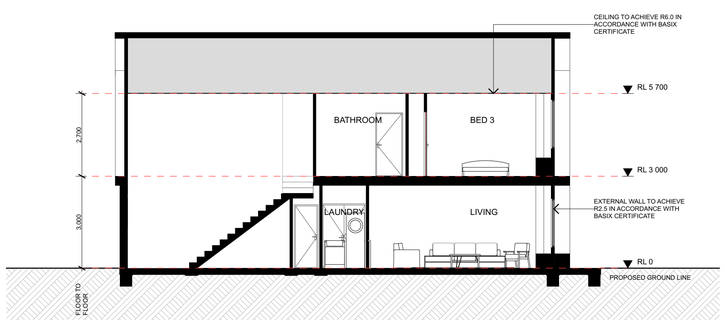

08 4-B SECTION
Scale 1:100

ARCHITECT

INTEGRATED DESIGN GROUP
ARCHITECTURE | INTERIORS

CONTACT DETAILS

Integrated Design Group Pty Ltd | ABN 84 115 006 329
info@idgarchitects.com.au | www.idgarchitects.com.au

Nominated Architects:
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Andrew Elia NSW ARB 7928
Joshua Andren NSW ARB 8878

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CLIENT

MID-WESTERN REGIONAL COUNCIL

ADDRESS: 10-12 BURRUNDULLA AVENUE, MUDGEE

PROJECT DETAILS

KEY WORKER HOUSING

SITE: 10-12 BURRUNDULLA AVENUE, MUDGE, NSW
PROJECT: MRC22098

REVISION

14/3/2024	A	ISSUE FOR DA
8/5/2024	B	ISSUE FOR INFORMATION

DRAWING

TYPE 4B

NUMBER: DA-1103
ISSUE: B

DRAWN: EY | TG | AE
CHECKED: EY
SCALE: 1:100 @ a1

N O T F O R C O N S T R U C T I O N

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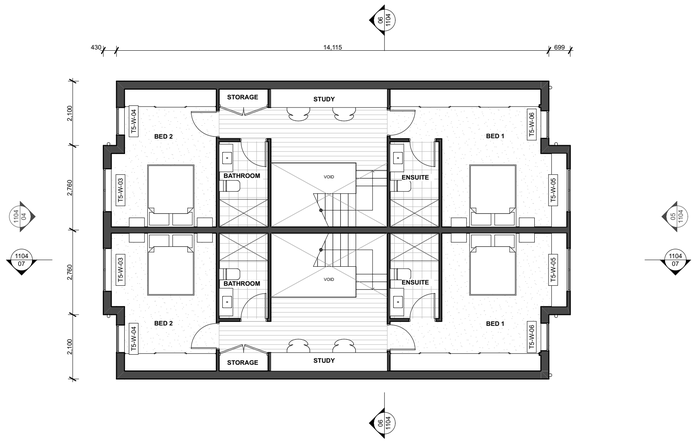
Scale 1:100



02 FIRST FLOOR PLAN
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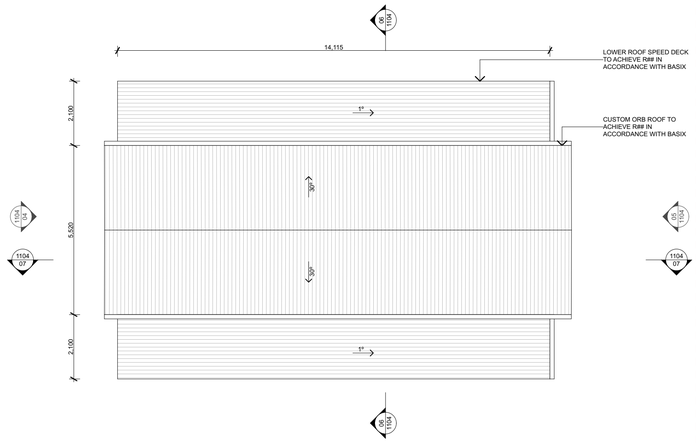

03 ROOF PLAN
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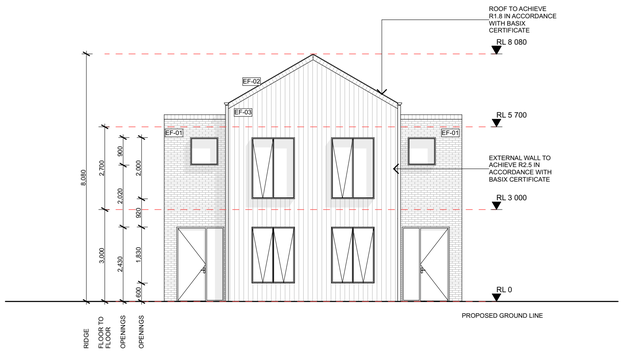

04 5-01 ELEVATION
Scale 1:100

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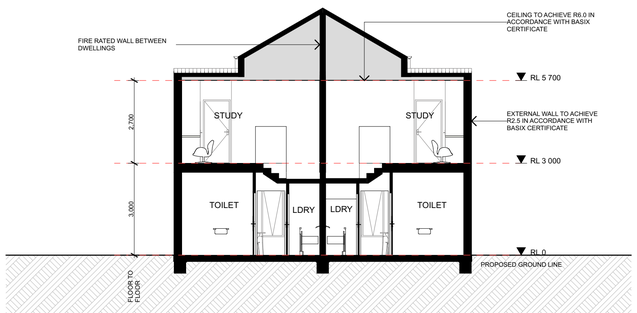
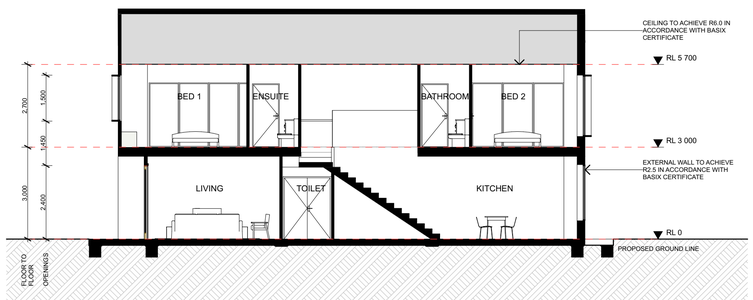
Scale 1:100



06 5-A SECTION
Scale 1:100



07 5-B SECTION
Scale 1:100

ARCHITECT

INTEGRATED DESIGN GROUP
A NSW REGISTERED ARCHITECT PRACTICE

CONTACT DETAILS

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info@idgarchitects.com.au | www.idgarchitects.com.au

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CLIENT

MID-WESTERN REGIONAL COUNCIL

ADDRESS: 10-12 BURRUNDULLA AVENUE, MUDGEE

PROJECT DETAILS

KEY WORKER HOUSING

SITE: 10-12 BURRUNDULLA AVENUE, MUDGEE, NSW
PROJECT: MRC22098

REVISION

14/3/2024	A	ISSUE FOR DA
8/5/2024	B	ISSUE FOR INFORMATION

DRAWING

TYPE 5

NUMBER: DA-1104
ISSUE: B

DRAWN: EY | TG | AE
CHECKED: AE
SCALE: 1:100 @ a1

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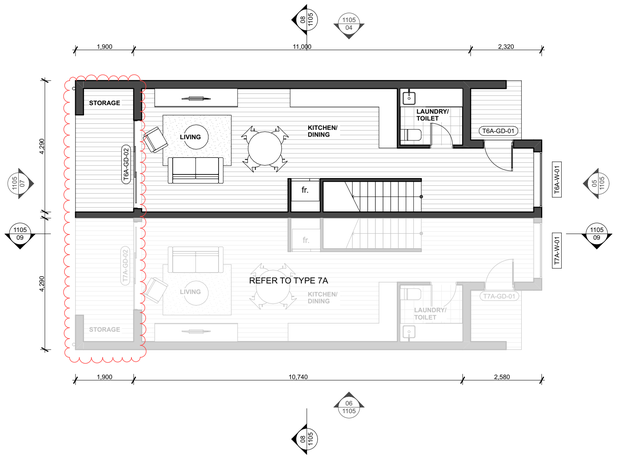

01 GROUND FLOOR PLAN
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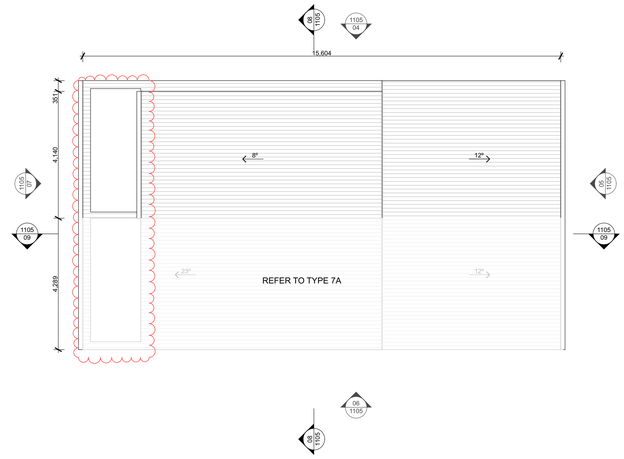
02 FIRST FLOOR PLAN
Scale 1:100



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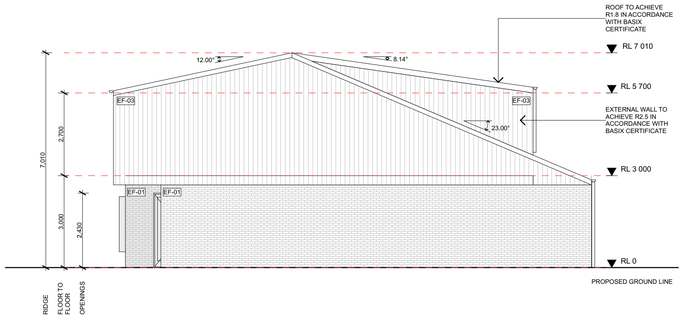

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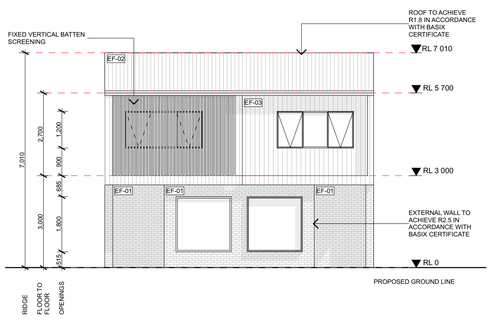

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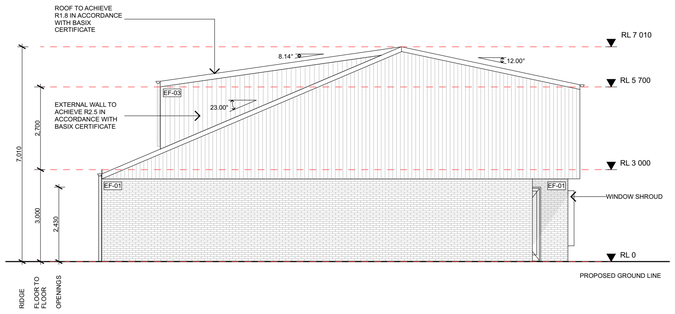

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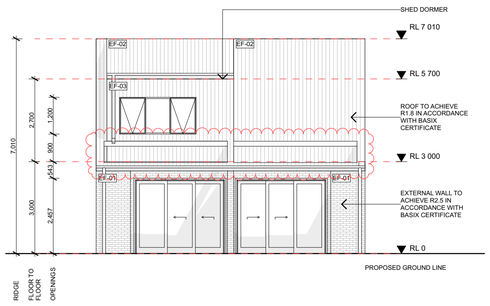

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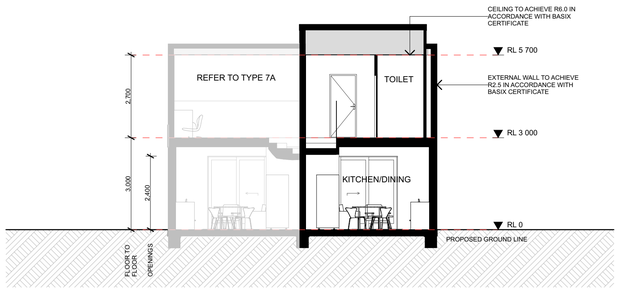

08 6A-A SECTION
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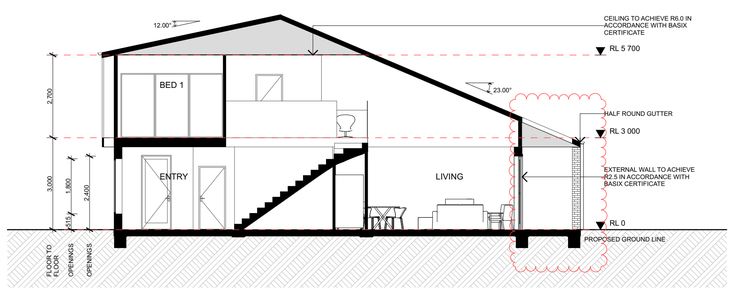

09 6A-B SECTION
Scale 1:100

ARCHITECT

INTEGRATED DESIGN GROUP
ARCHITECTURE | INTERIOR | ARCHITECTURE | SITE

CONTACT DETAILS

Integrated Design Group Pty Ltd | ABN 84 115 006 329
info@idgarchitects.com.au | www.idgarchitects.com.au
Nominated Architects:
Simon Thorne NSW ARB 7093
Andrew Elia NSW ARB 7928
Joshua Andren NSW ARB 8878

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CLIENT

MID-WESTERN REGIONAL COUNCIL

ADDRESS: 10-12 BURRUNDULLA AVENUE, MUDGEE

PROJECT DETAILS

KEY WORKER HOUSING

SITE: 10-12 BURRUNDULLA AVENUE, MUDGE, NSW
PROJECT: MRC22098

REVISION

14/3/2024	A	ISSUE FOR DA
8/5/2024	B	ISSUE FOR INFORMATION

DRAWING

TYPE 6 A

NUMBER DA-1105 ISSUE B

DRAWN EY | TG | AE
CHECKED AE
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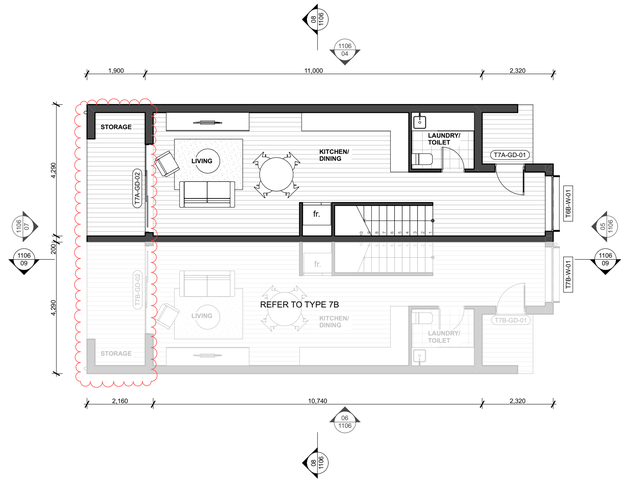

01 GROUND FLOOR PLAN
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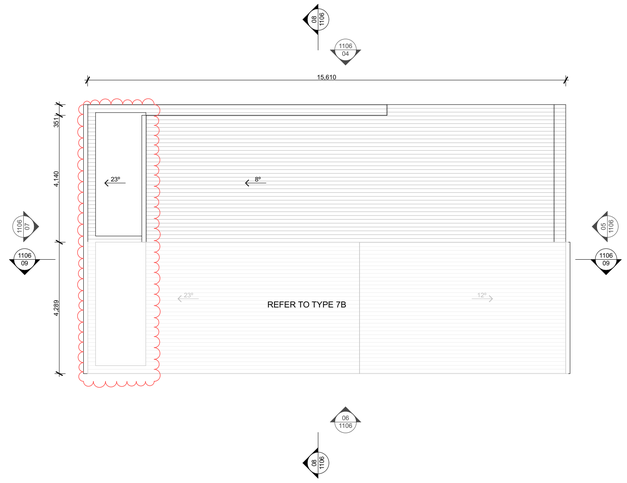
02 FIRST FLOOR PLAN
Scale 1:100



03 ROOF PLAN
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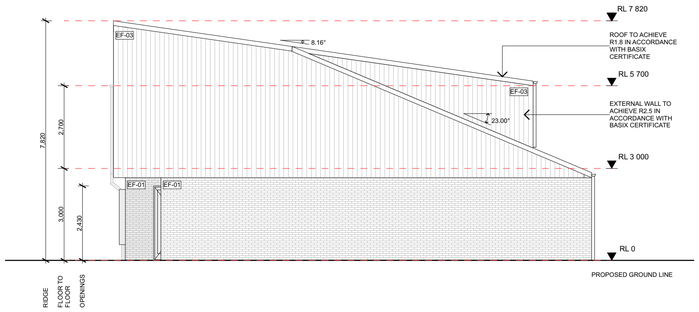

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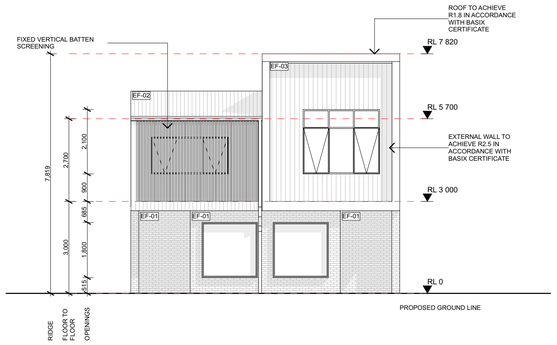

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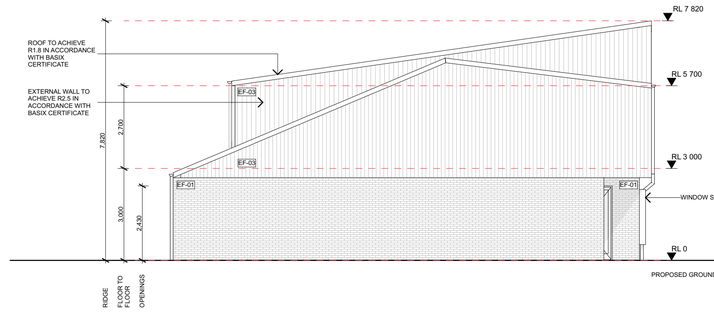

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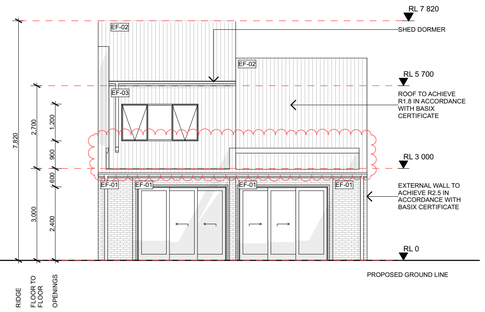

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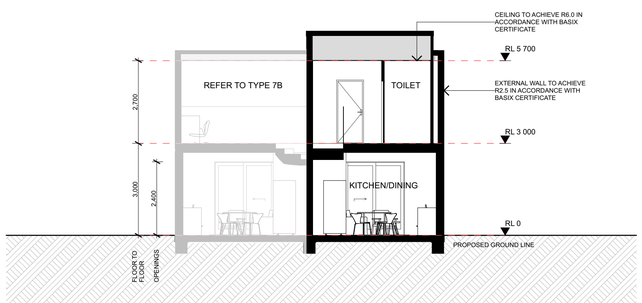

08 6B-A SECTION
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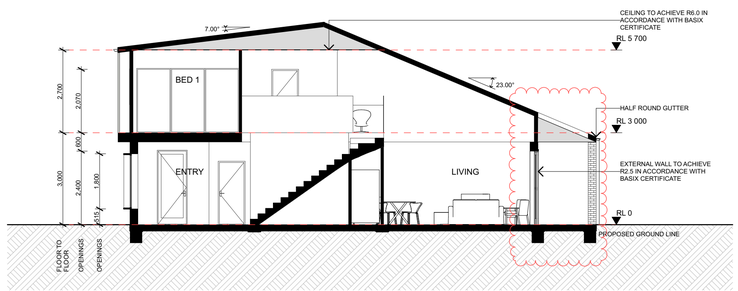

09 6B-B SECTION
Scale 1:100

ARCHITECT

INTEGRATED DESIGN GROUP
ABN 84 115 006 329 NSW ARB 7093 VIC ARB 26221 NTS 3515

CONTACT DETAILS

Integrated Design Group Pty Ltd | ABN 84 115 006 329
info@idgarchitects.com.au | www.idgarchitects.com.au

Nominated Architects:
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Andrew Ella NSW ARB 7928
Joshua Andren NSW ARB 8878

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CLIENT

MID-WESTERN REGIONAL COUNCIL

ADDRESS: 10-12 BURRUNDULLA AVENUE, MUDGEE

PROJECT DETAILS

KEY WORKER HOUSING

SITE: 10-12 BURRUNDULLA AVENUE, MUDGE, NSW
PROJECT: MRC22098

REVISION

14/3/2024	A	ISSUE FOR DA
8/5/2024	B	ISSUE FOR INFORMATION

DRAWING

TYPE 6 B

NUMBER: DA-1106
ISSUE: B
DRAWN: EY | TG | AE
CHECKED: AE
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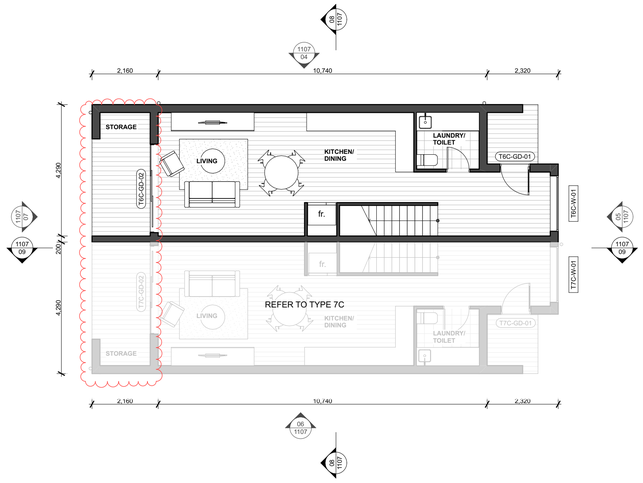

01 GROUND FLOOR PLAN
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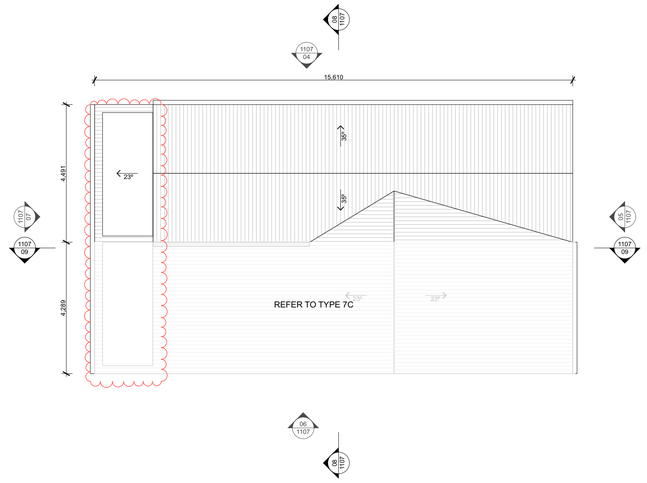
02 FIRST FLOOR PLAN
Scale 1:100



03 ROOF PLAN
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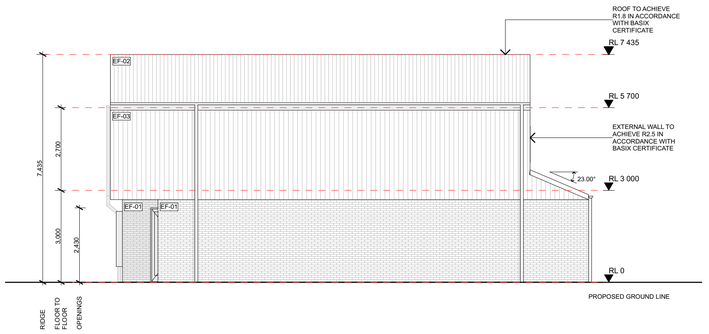

04 6C-01 ELEVATION
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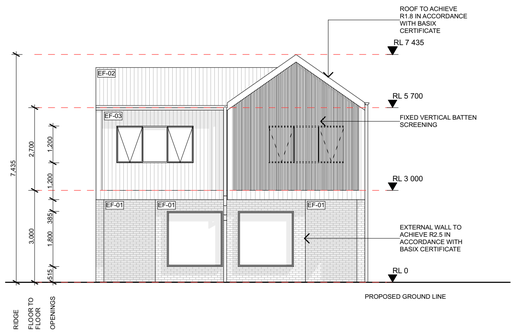

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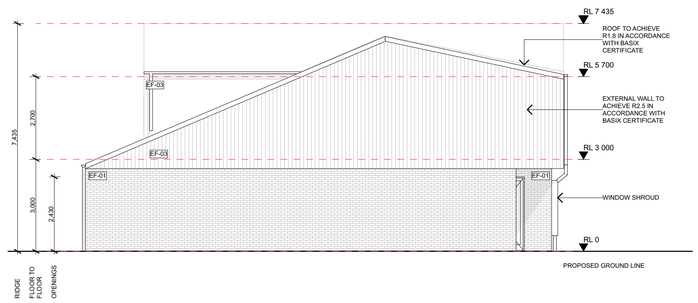

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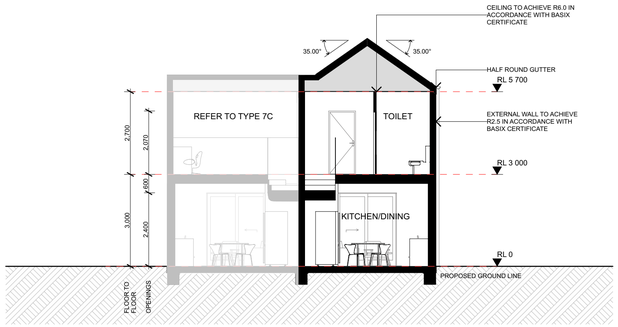

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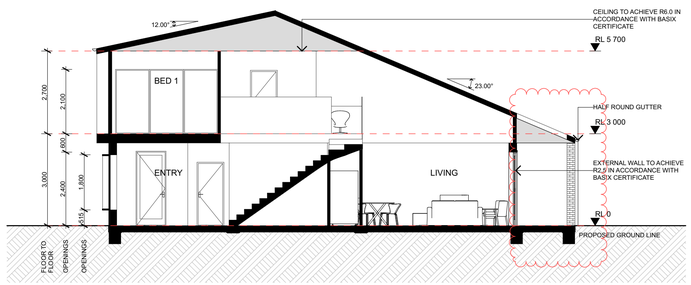

09 6C-B SECTION
Scale 1:100

ARCHITECT

INTEGRATED DESIGN GROUP
ARCHITECTS | NATHERS | ABCB22 | NATEX | STS

CONTACT DETAILS

Integrated Design Group Pty Ltd | ABN 84 115 006 329
info@idgarchitects.com.au | www.idgarchitects.com.au

Nominated Architects:
Simon Thorne NSW ARB 7093
Andrew Elia NSW ARB 7928
Joshua Andren NSW ARB 8878

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CLIENT

MID-WESTERN REGIONAL COUNCIL

ADDRESS: 10-12 BURRUNDULLA AVENUE, MUDGEE

PROJECT DETAILS

KEY WORKER HOUSING

SITE: 10-12 BURRUNDULLA AVENUE, MUDGE, NSW
PROJECT: MRC22098

REVISION

14/3/2024	A	ISSUE FOR DA
8/5/2024	B	ISSUE FOR INFORMATION

DRAWING

TYPE 6 C

NUMBER: DA-1107
ISSUE: B
DRAWN: EY | TG | AE
CHECKED: EY
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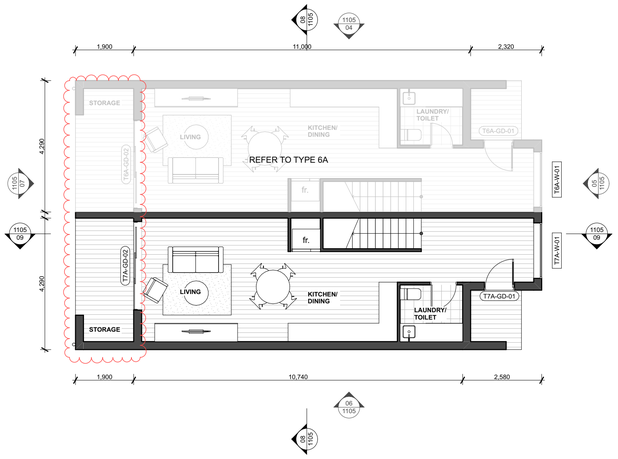

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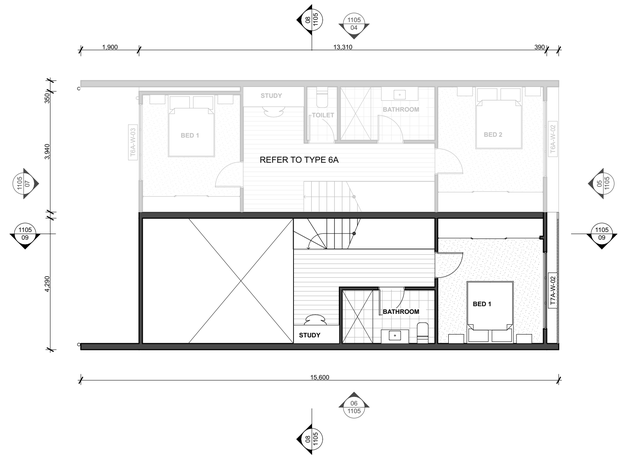

02 FIRST FLOOR PLAN
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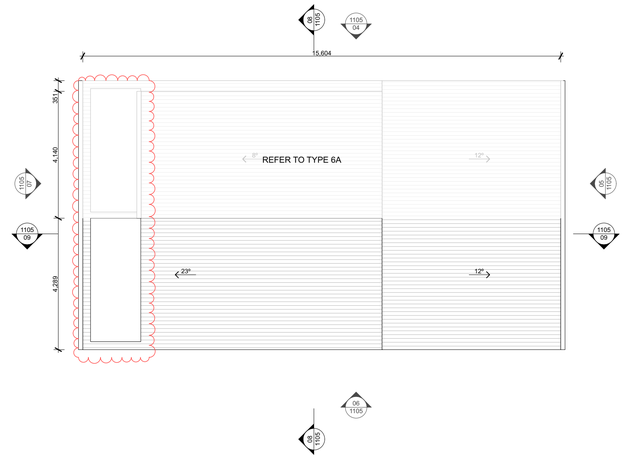

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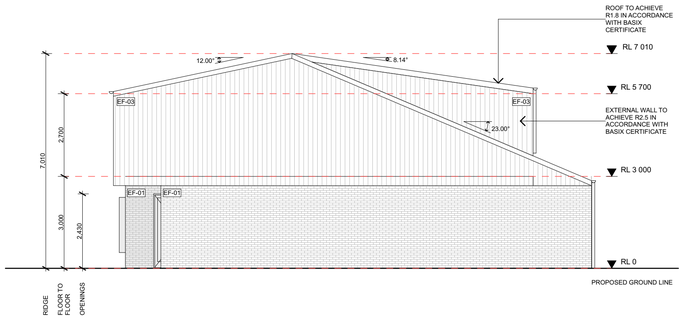

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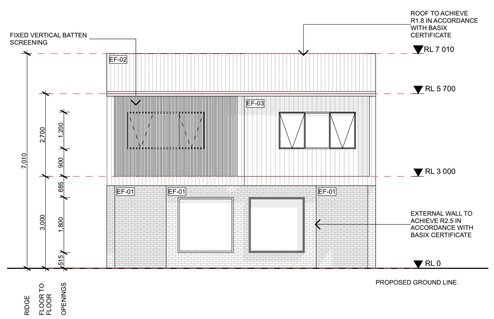

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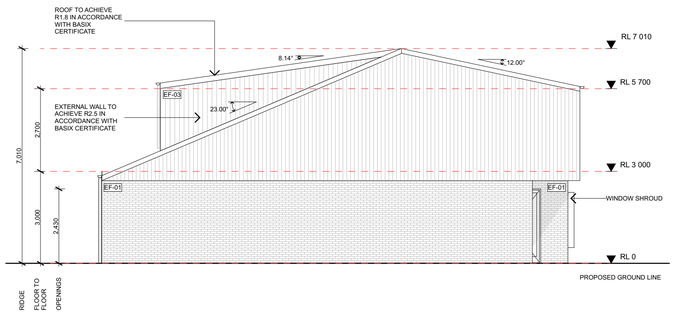

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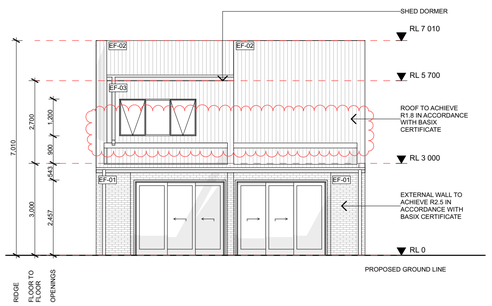

07 7A-04 ELEVATION
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08 7A-A SECTION
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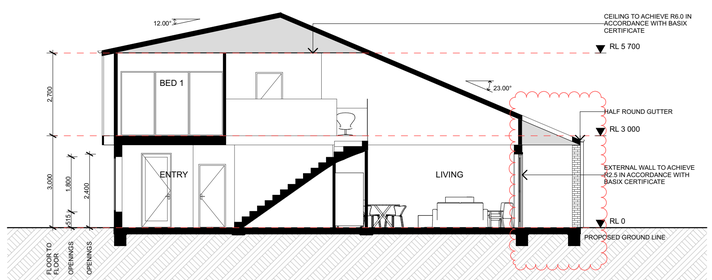

09 7A-B SECTION
Scale 1:100

ARCHITECT

INTEGRATED DESIGN GROUP
ARCHITECTURE | INTERIOR | URBAN DESIGN | ESTABLISHED 2015

CONTACT DETAILS

Integrated Design Group Pty Ltd | ABN 84 115 006 329
info@idgarchitects.com.au | www.idgarchitects.com.au
Nominated Architects:
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Andrew Elia NSW ARB 7928
Joshua Andren NSW ARB 8878

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CLIENT

MID-WESTERN REGIONAL COUNCIL

ADDRESS: 10-12 BURRUNDULLA AVENUE, MUDGEE

PROJECT DETAILS

KEY WORKER HOUSING

SITE: 10-12 BURRUNDULLA AVENUE, MUDGE, NSW
PROJECT: MRC22098

REVISION

14/3/2024	A	ISSUE FOR DA
8/5/2024	B	ISSUE FOR INFORMATION

DRAWING

TYPE 7 A

NUMBER: DA-1108
ISSUE: B
DRAWN: EY | TG | AE
CHECKED:
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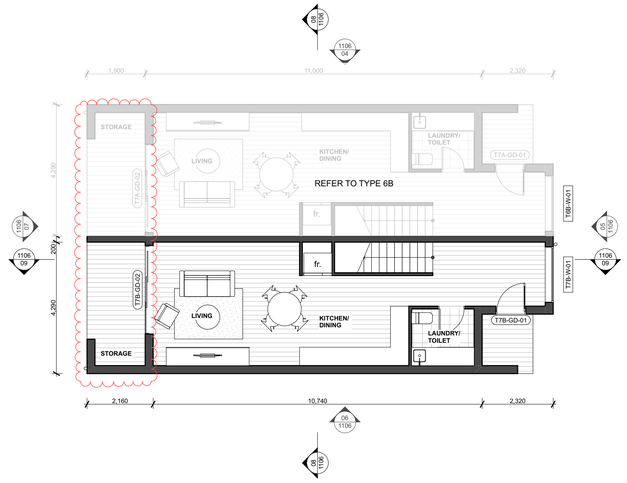
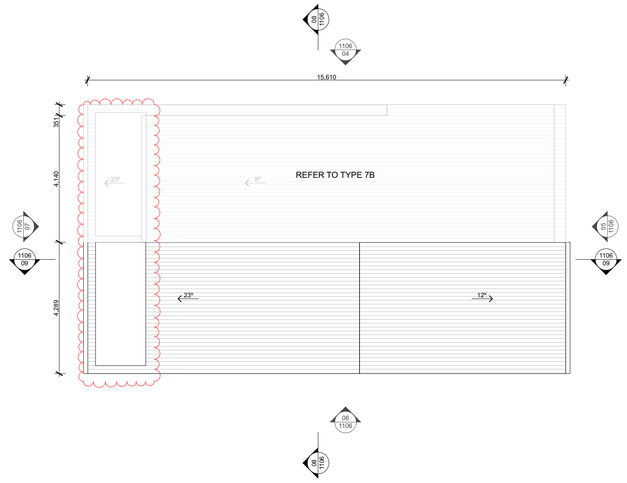
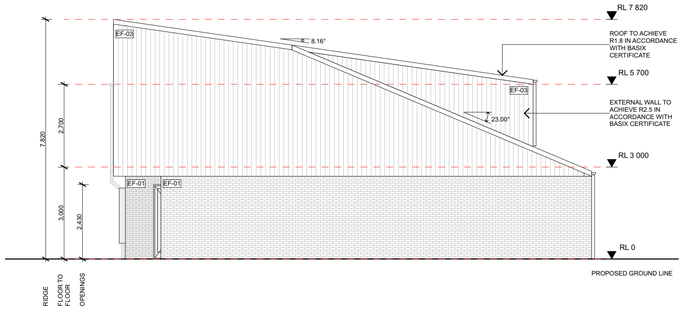




01 GROUND FLOOR PLAN
Scale 1:100

02 FIRST FLOOR PLAN
Scale 1:100

03 ROOF PLAN
Scale 1:100



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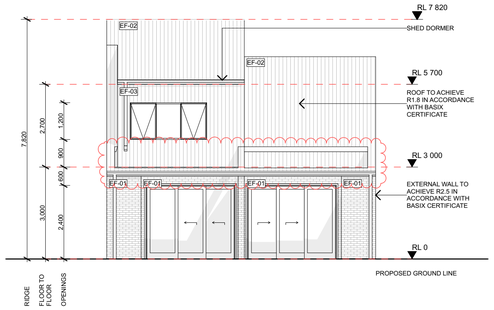

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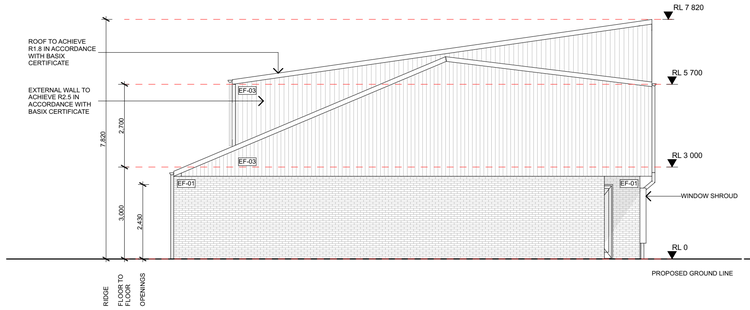

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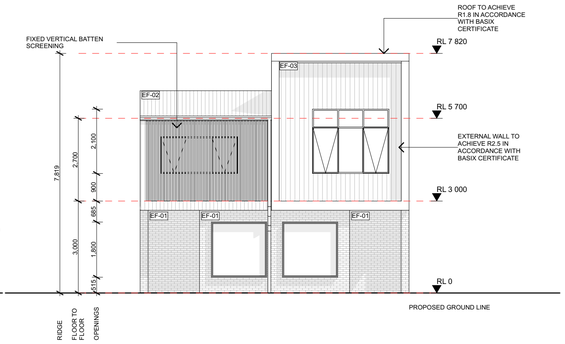

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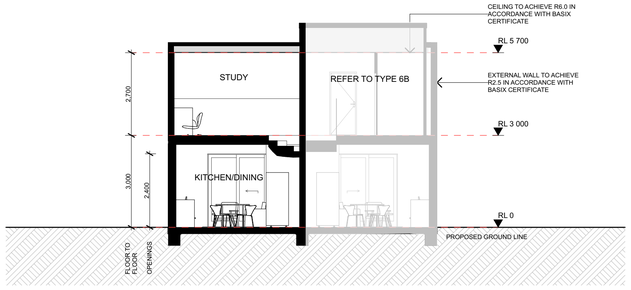

08 7B-A SECTION
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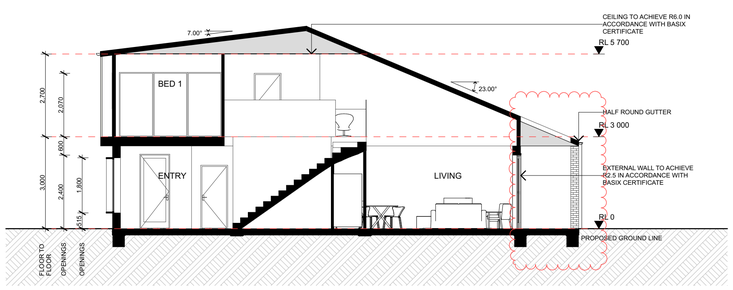

09 7B-B SECTION
Scale 1:100

ARCHITECT

INTEGRATED DESIGN GROUP
ACADEMY | ARCHITECTS | INTERIORS

CONTACT DETAILS

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info@idgarchitects.com.au | www.idgarchitects.com.au
Nominated Architects:
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Andrew Ella NSW ARB 7928
Joshua Andren NSW ARB 8878

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CLIENT

MID-WESTERN REGIONAL COUNCIL

ADDRESS: 10-12 BURRUNDULLA AVENUE, MUDGEE

PROJECT DETAILS

KEY WORKER HOUSING

SITE: 10-12 BURRUNDULLA AVENUE, MUDGEE, NSW
PROJECT: MRC22098

REVISION

14/3/2024	A	ISSUE FOR DA
8/5/2024	B	ISSUE FOR INFORMATION

DRAWING

TYPE 7 B

NUMBER DA-1109
ISSUE B

DRAWN EV / TG | AE
CHECKED AE
SCALE 1:100 @ a1

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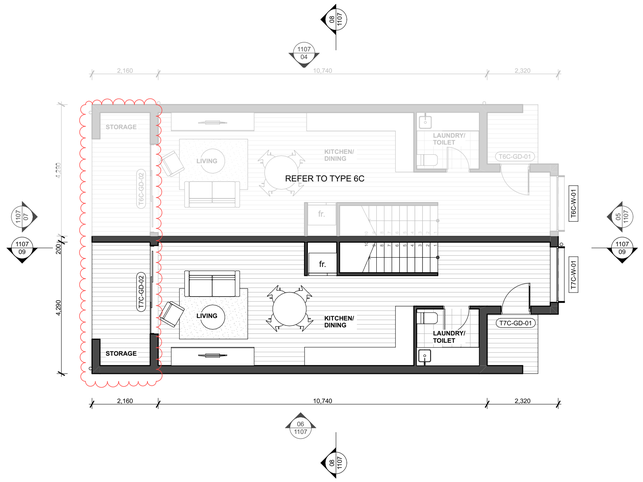

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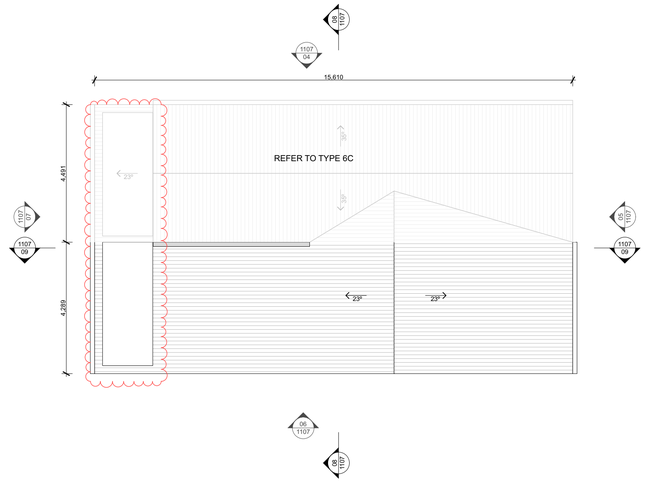
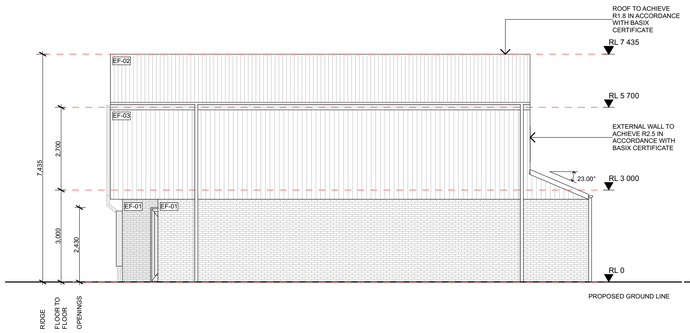
Scale 1:100

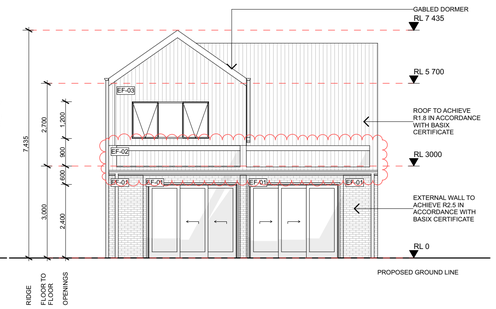
02 FIRST FLOOR PLAN
Scale 1:100



03 ROOF PLAN
Scale 1:100



04 7C-01 ELEVATION
Scale 1:100



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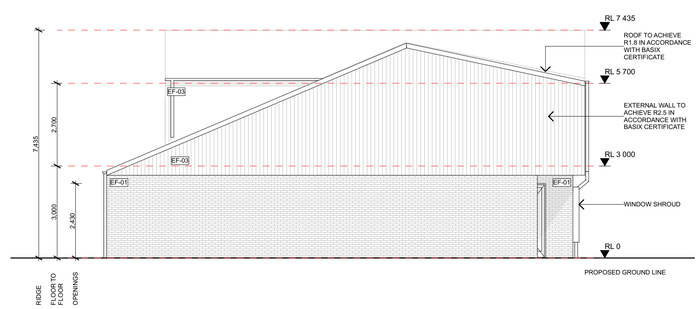

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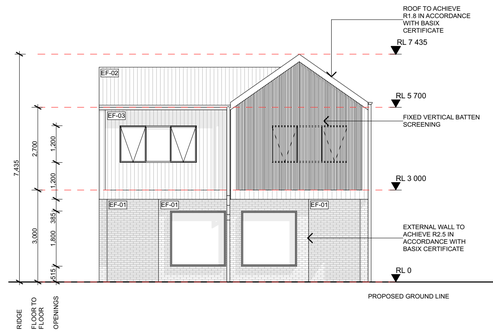

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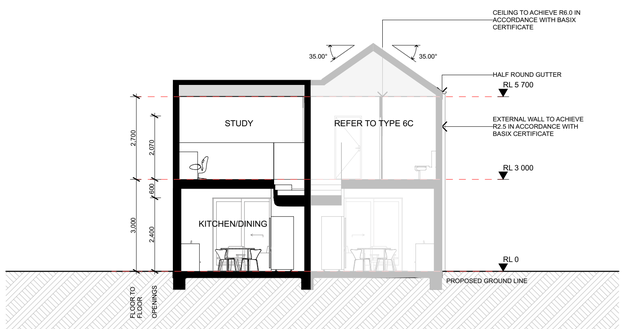

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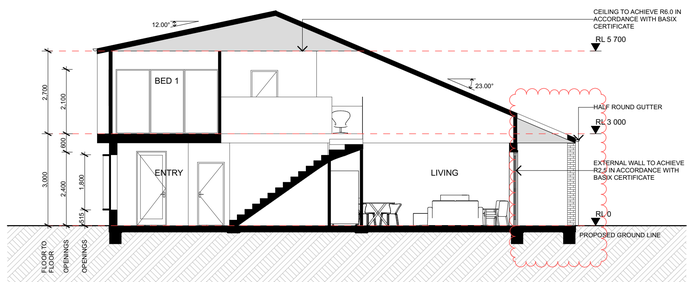

09 7C-B SECTION
Scale 1:100

ARCHITECT

INTEGRATED DESIGN GROUP
ACN 070 787 987 NSW REG 7093 ARB 7928 ITE 3715

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info@idgarchitects.com.au | www.idgarchitects.com.au
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Andrew Elia NSW ARB 7928
Joshua Andren NSW ARB 8878

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CLIENT

MID-WESTERN REGIONAL COUNCIL

ADDRESS: 10-12 BURRUNDULLA AVENUE, MUDGEE

PROJECT DETAILS

KEY WORKER HOUSING

SITE: 10-12 BURRUNDULLA AVENUE, MUDGEE, NSW
PROJECT: MRC2208

REVISION

14/3/2024	A	ISSUE FOR DA
8/5/2024	B	ISSUE FOR INFORMATION

DRAWING

TYPE 7 C

NUMBER DA-1110
ISSUE B

DRAWN EV | TG | AE
CHECKED AE
SCALE 1:100 @ a1

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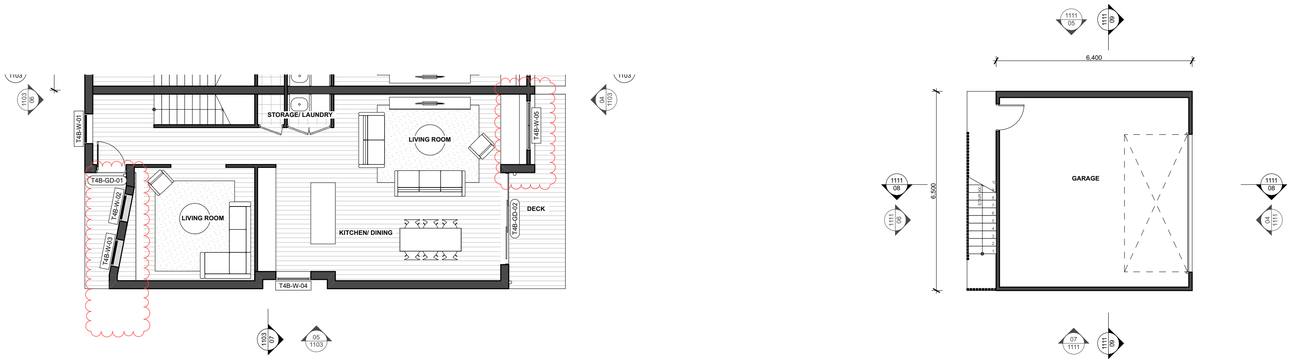

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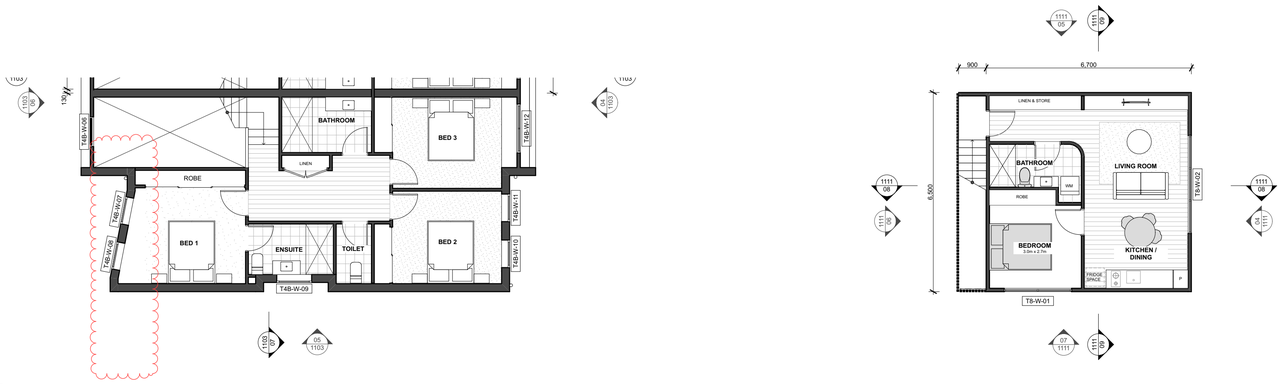

02 FIRST FLOOR PLAN
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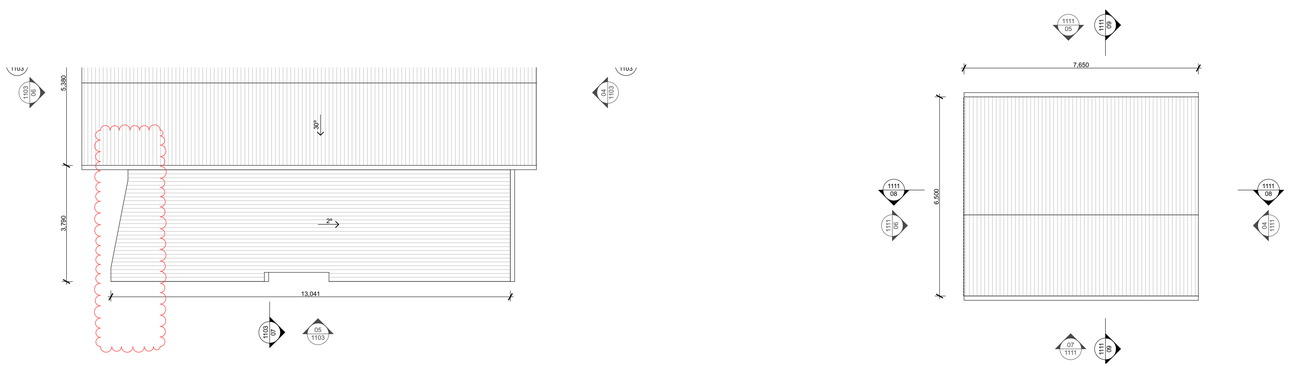

03 ROOF PLAN
Scale 1:100

ARCHITECT

INTEGRATED DESIGN GROUP

ABN 84 115 006 329 NSW ARB 7093 | VIC ARB 26214 | NTER 3151

CONTACT DETAILS

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CLIENT

MID-WESTERN REGIONAL COUNCIL

ADDRESS: 10-12 BURRUNDULLA AVENUE, MUDGEE

PROJECT DETAILS

KEY WORKER HOUSING

SITE: 10-12 BURRUNDULLA AVENUE, MUDGEE, NSW
PROJECT: MRC22098

REVISION

14/3/2024	A	ISSUE FOR DA
8/5/2024	B	ISSUE FOR INFORMATION

DRAWING

TYPE 4A PLANS

NUMBER DA-1111 ISSUE B

DRAWN: EV | TG | AE
CHECKED: AE
SCALE: 1:100 @ a1

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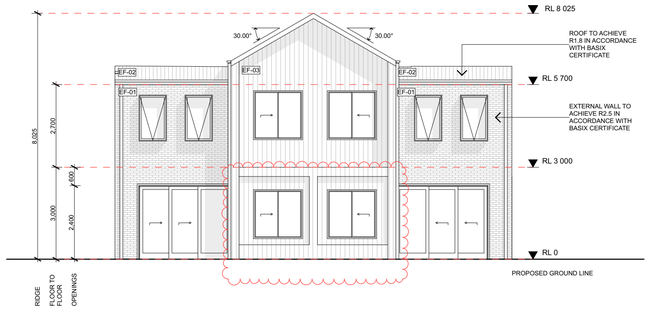

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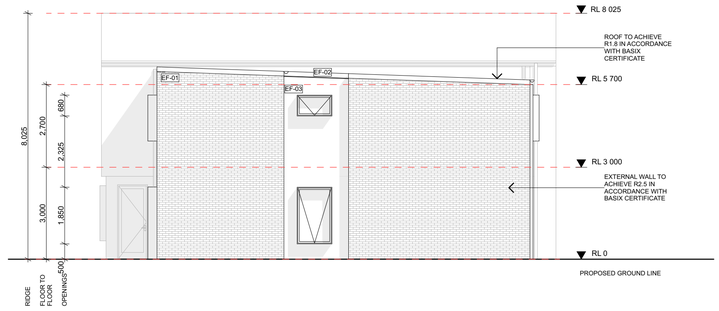

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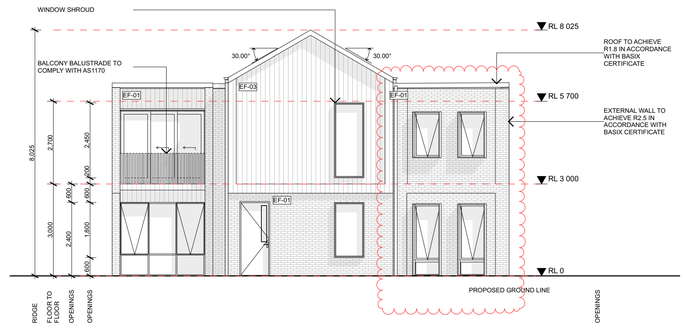

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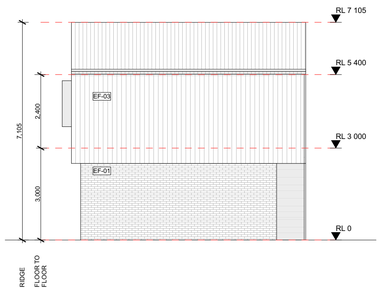

04 GARAGE - ELEVATION 01
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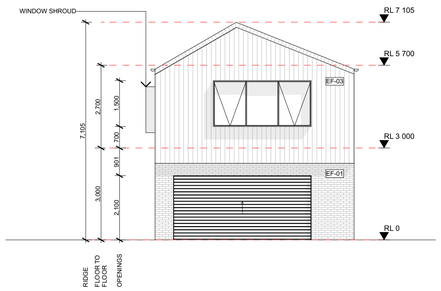

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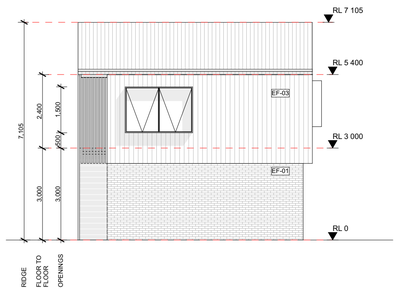

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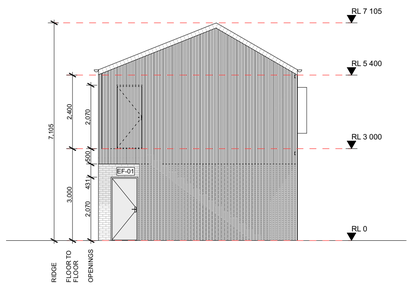

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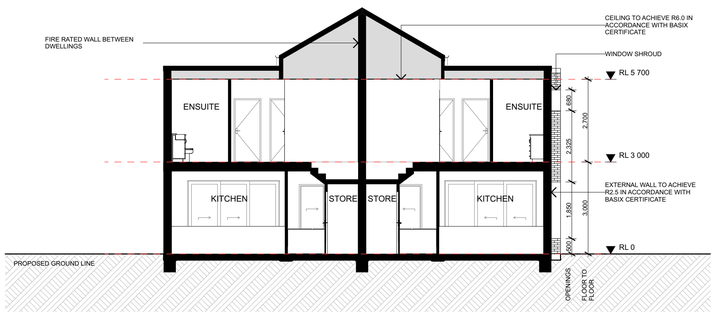

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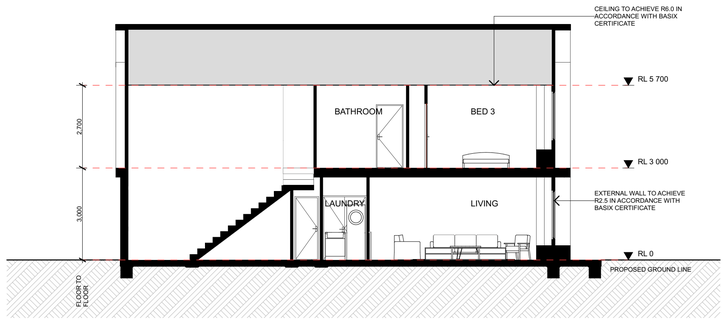

09 4-B SECTION
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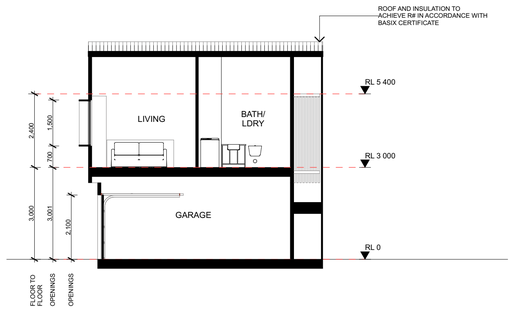

10 GARAGE - SECTION A
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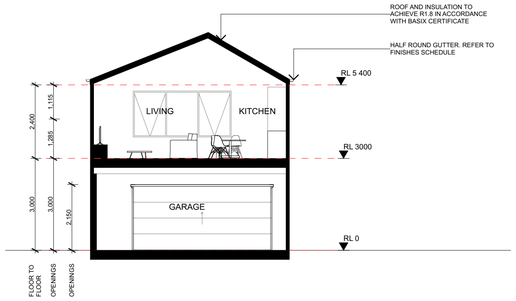

11 GARAGE - SECTION B
Scale 1:100

ARCHITECT

INTEGRATED DESIGN GROUP
ARCHITECTURE | PLANNING | INTERIORS

CONTACT DETAILS

Integrated Design Group Pty Ltd | ABN 84 115 006 329
info@idgarchitects.com.au | www.idgarchitects.com.au
Nominated Architects:
Simon Thorne NSW ARB 7093
Andrew Elia NSW ARB 7928
Joshua Andren NSW ARB 8878

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CLIENT

MID-WESTERN REGIONAL COUNCIL

ADDRESS: 10-12 BURRUNDULLA AVENUE, MUDGEE

PROJECT DETAILS

KEY WORKER HOUSING

SITE: 10-12 BURRUNDULLA AVENUE, MUDGE, NSW
PROJECT: MRC22098

REVISION

8/5/2024	A	ISSUE FOR INFORMATION

DRAWING

TYPE 4A ELEVATIONS & SECTIONS

NUMBER DA-1112
ISSUE A

DRAWN EV | TG | AE
CHECKED AE
SCALE 1:100 @ a1

N O T F O R C O N S T R U C T I O N

01 SITE SECTION A
Scale 1:200

02 SITE SECTION B
Scale 1:200

03 SITE SECTION C
Scale 1:200

ARCHITECT

INTEGRATED DESIGN GROUP

A NOMINATED ARCHITECT ACN 115 006 329 ABN 84 115 006 329 NSW ARB 7093

CONTACT DETAILS

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info@idgarchitects.com.au | www.idgarchitects.com.au
Nominated Architects:
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CLIENT

MID-WESTERN REGIONAL COUNCIL

ADDRESS: 10-12 BURRUNDULLA AVENUE, MUDGEE

PROJECT DETAILS

KEY WORKER HOUSING

SITE: 10-12 BURRUNDULLA AVENUE, MUDGE, NSW
PROJECT: MRC22098

REVISION

14/3/2024	A	ISSUE FOR DA
8/5/2024	B	ISSUE FOR INFORMATION

DRAWING

SITE SECTION 01

NUMBER DA-3000
ISSUE B

DRAWN EY | TG | AE
CHECKED EY
SCALE 1:200 @ a1

N O T F O R C O N S T R U C T I O N

01 SITE SECTION D
Scale 1:200

02 SITE SECTION E
Scale 1:200

03 SITE SECTION F
Scale 1:200

ARCHITECT

INTEGRATED DESIGN GROUP
A NOMINATED ARCHITECT, A REGISTERED ARCHITECT

CONTACT DETAILS

Integrated Design Group Pty Ltd | ABN 84 115 006 329
info@idgarchitects.com.au | www.idgarchitects.com.au
Nominated Architects:
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Andrew Ella NSW ARB 7928
Joshua Andren NSW ARB 8878

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MID-WESTERN REGIONAL COUNCIL

ADDRESS: 10-12 BURRUNDULLA AVENUE, MUDGEE

PROJECT DETAILS

KEY WORKER HOUSING

SITE: 10-12 BURRUNDULLA AVENUE, MUDGE, NSW
PROJECT: MRC22098

REVISION

14/3/2024	A	ISSUE FOR DA
8/5/2024	B	ISSUE FOR INFORMATION
6/9/2024	C	REVISED ISSUE FOR DA

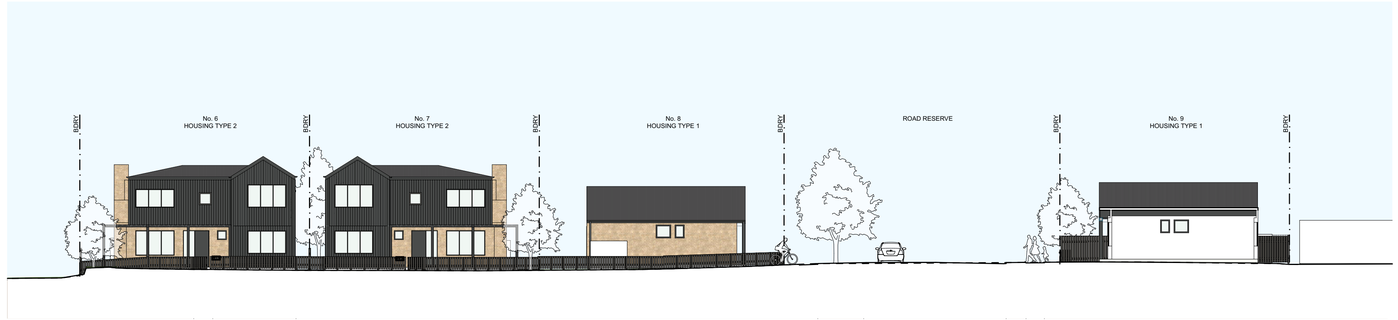
DRAWING

SITE SECTION 02

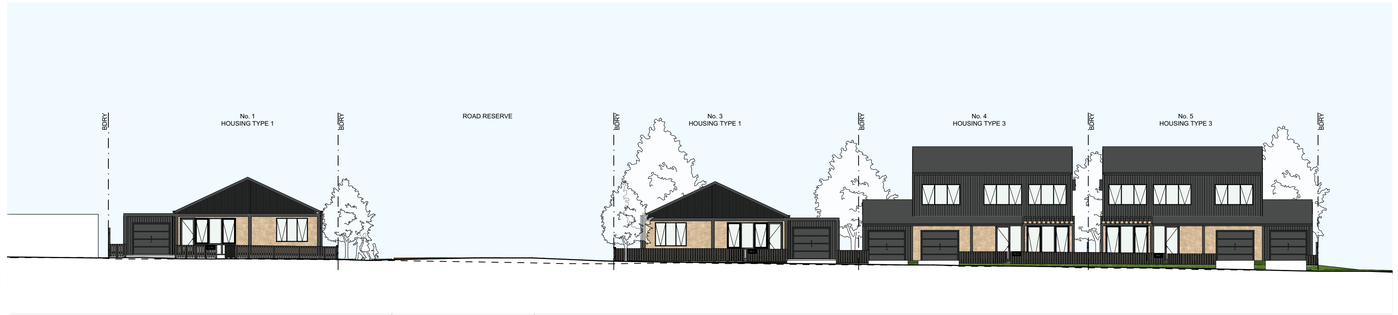
NUMBER: DA-3001
ISSUE: C

DRAWN: EI | TG | AE
CHECKED: AE
SCALE: 1:200 @ a1

N O T F O R C O N S T R U C T I O N



01 SITE SECTION G
Scale 1:200



02 SITE SECTION H
Scale 1:200

02 SITE SECTION I
Scale 1:200

02 SITE SECTION J
Scale 1:200

ARCHITECT

INTEGRATED DESIGN GROUP
NSW|ACT|VIC|QLD | P:6 2 7 5 2 9 7 , J:4 8 2 3 6 2 2 1 | F:7 2 3 1 3 1 5

CONTACT DETAILS

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info@idgarchitects.com.au | www.idgarchitects.com.au
Nominated Architects:
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Andrew Ella NSW ARB 7928
Joshua Andren NSW ARB 8878

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CLIENT

MID-WESTERN REGIONAL COUNCIL

ADDRESS: 10-12 BURRUNDULLA AVENUE, MUDGEE

PROJECT DETAILS

KEY WORKER HOUSING

SITE: 10-12 BURRUNDULLA AVENUE, MUDGE, NSW
PROJECT: MRC22098

REVISION

14/3/2024	A	ISSUE FOR DA
8/5/2024	B	ISSUE FOR INFORMATION

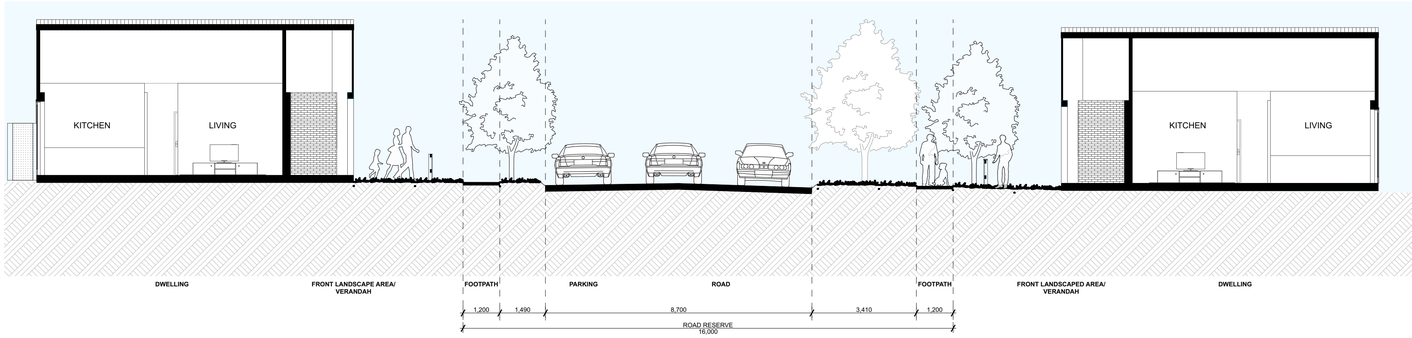
DRAWING

SITE SECTION 03

NUMBER DA-3002
ISSUE B

DRAWN: EJ / YU / AE
CHECKED: AE
SCALE: 1:200 @ a1

N O T F O R C O N S T R U C T I O N



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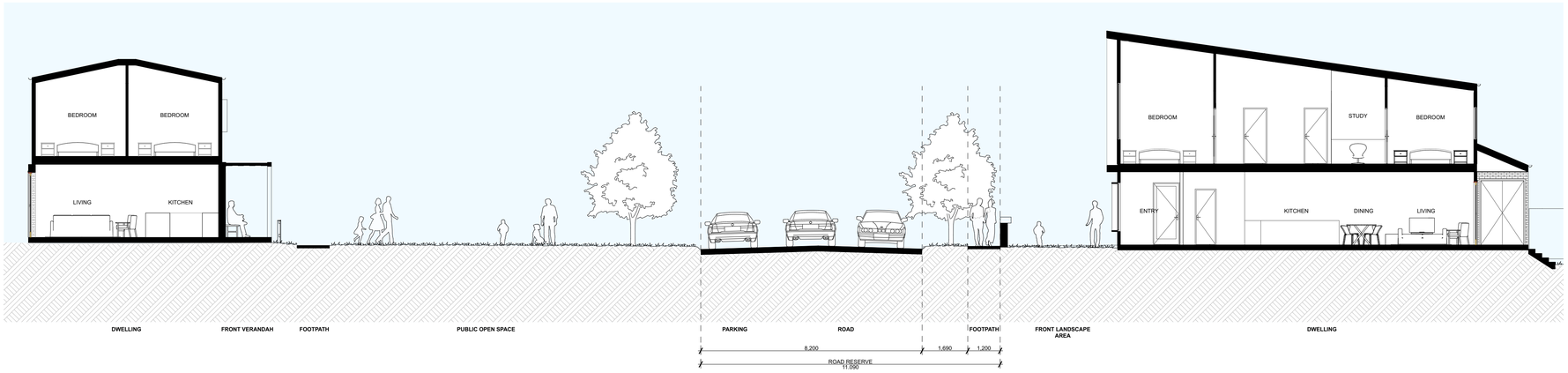
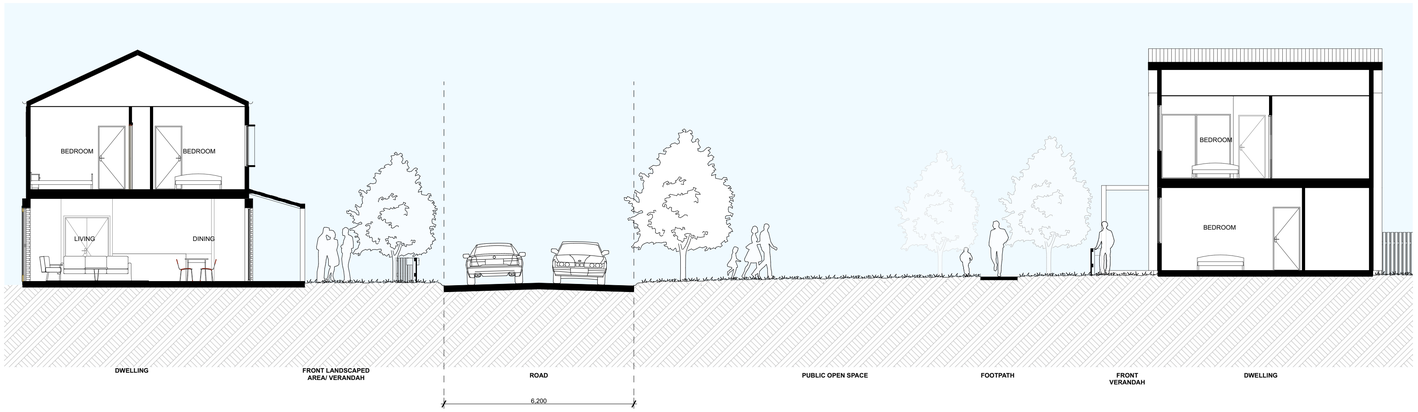
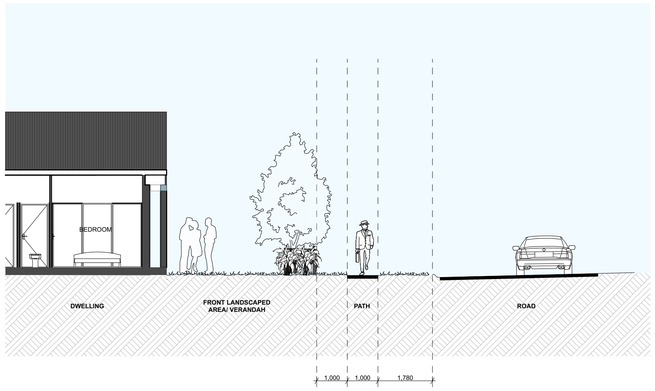


02 TYPICAL ROAD SECTION 02



03 TYPICAL ROAD SECTION 03



04 UNIT 01 POS SECTION
Scale 1:100

ARCHITECT

INTEGRATED DESIGN GROUP
A NOMINATED ARCHITECT PLATFORM_ARBC 3622 | NATSPEC 0115

CONTACT DETAILS

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CLIENT

MID-WESTERN REGIONAL COUNCIL

ADDRESS: 10-12 BURRUNDULLA AVENUE, MUDGEE

PROJECT DETAILS

KEY WORKER HOUSING

SITE: 10-12 BURRUNDULLA AVENUE, MUDGE, NSW
PROJECT: MRC22098

REVISION

14/3/2024	A	ISSUE FOR DA
8/8/2024	B	REVISED ISSUE FOR DA

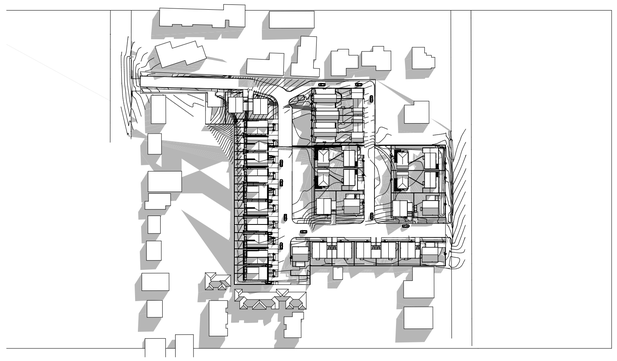
DRAWING

TYPICAL ROAD SECTIONS

NUMBER: DA-3003
ISSUE: B

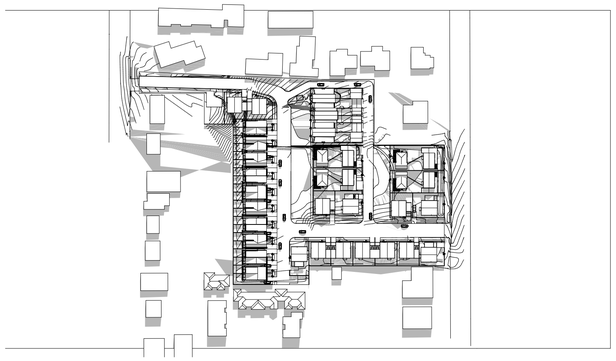
DRAWN: EY | TG | AE
CHECKED: AT
SCALE: 1:100 @ a1

N O T F O R C O N S T R U C T I O N

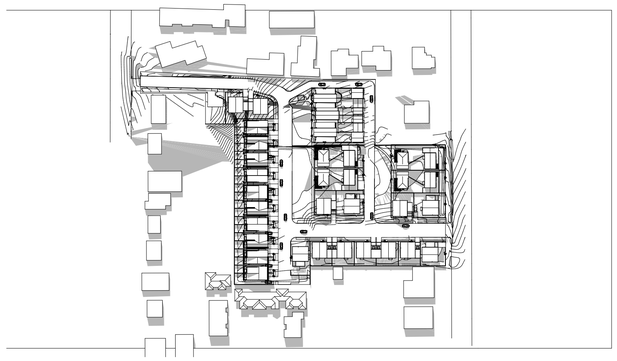


01 9AM 21 JUNE

02 10AM 21 JUNE



03 11AM 21 JUNE



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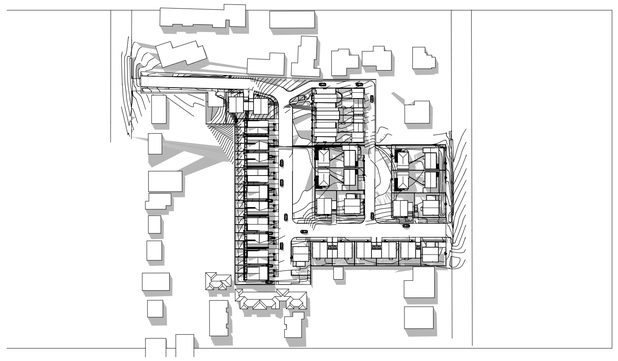

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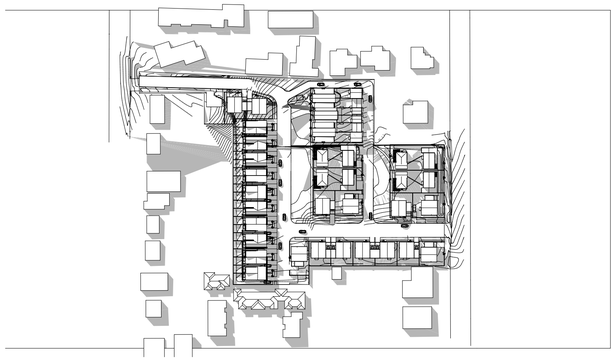

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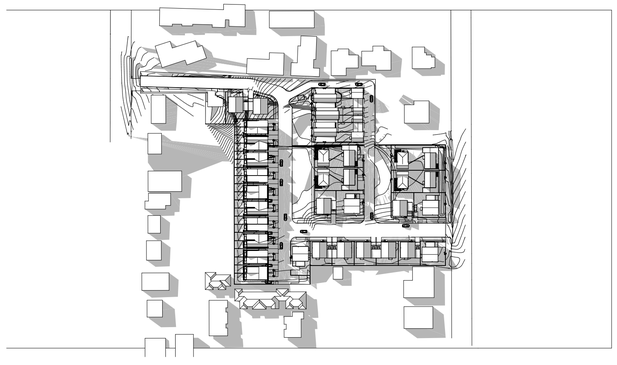

07 3PM 21 JUNE

ARCHITECT

INTEGRATED DESIGN GROUP

A NORTHSTAR © FASTERP_ARBCN22.21/TEC3.5.5

CONTACT DETAILS

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CLIENT

MID-WESTERN REGIONAL COUNCIL

ADDRESS: 10-12 BURRUNDULLA AVENUE, MUDGEE

PROJECT DETAILS

KEY WORKER HOUSING

SITE: 10-12 BURRUNDULLA AVENUE, MUDGE, NSW
PROJECT: MRC22098

REVISION

14/3/2024	A	ISSUE FOR DA
8/5/2024	B	ISSUE FOR INFORMATION
8/8/2024	C	REVISED ISSUE FOR DA
6/9/2024	D	REVISED ISSUE FOR DA

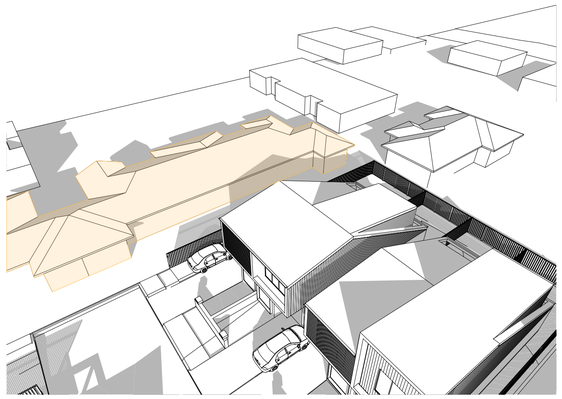
DRAWING

SHADOW DIAGRAMS

NUMBER DA-9100 ISSUE D

DRAWN: EI | TG | AE
CHECKED: AE
SCALE: 1:2000 @ a1

N O T F O R C O N S T R U C T I O N



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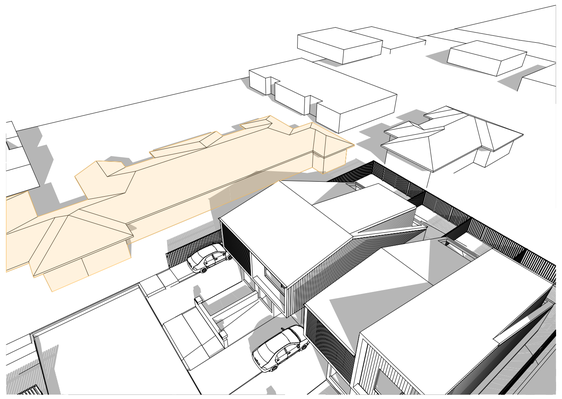

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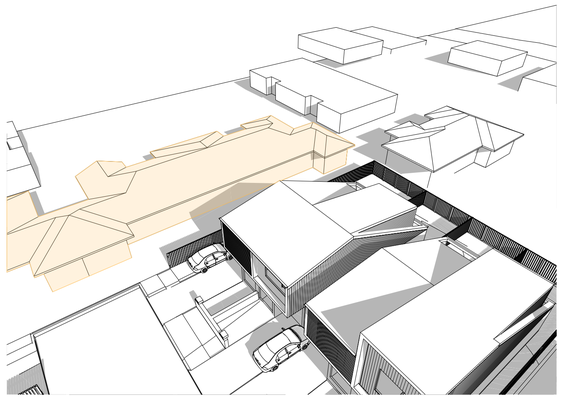

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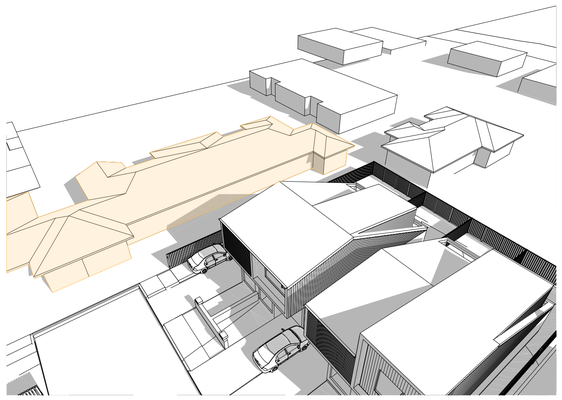

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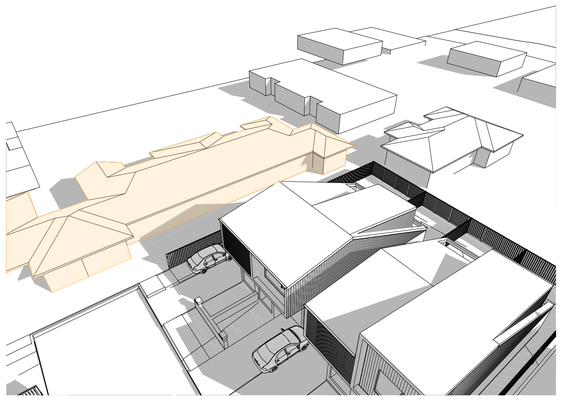

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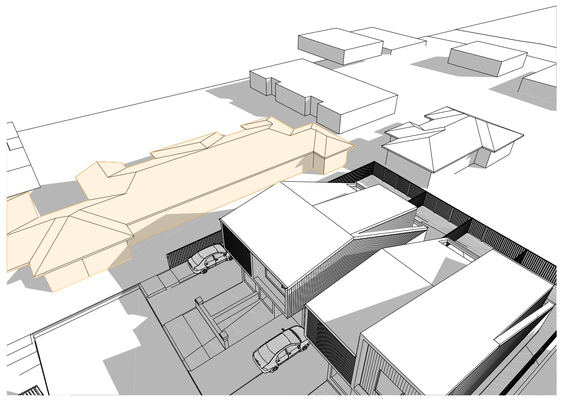

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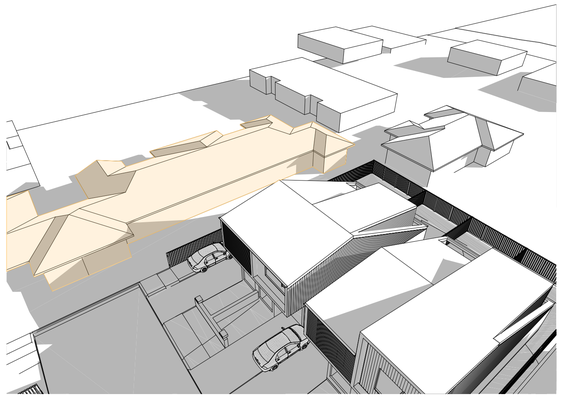

07 3pm - OVERSHADOWING

ARCHITECT

INTEGRATED DESIGN GROUP

ARCHITECTURE | PATTERN | ARCHITECTURE | DESIGN

CONTACT DETAILS

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info@idgarchitects.com.au | www.idgarchitects.com.au

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MID-WESTERN REGIONAL COUNCIL

ADDRESS: 10-12 BURRUNDULLA AVENUE, MUDGEE

PROJECT DETAILS

KEY WORKER HOUSING

SITE: 10-12 BURRUNDULLA AVENUE, MUDGE, NSW
PROJECT: MRC22098

REVISION

8/5/2024	A	ISSUE FOR INFORMATION

DRAWING

OVERSHADOWING IMPACT

NUMBER: DA-9101
ISSUE: A

DRAWN: EV | TG | AE
CHECKED: AE
SCALE: @ a1

N O T F O R C O N S T R U C T I O N

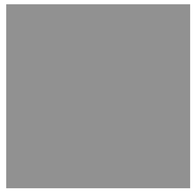
01
BRICK FACADE

MINERAL SANDS

02
ROOF SHEETING
COLORBOND CUSTOM ORB
BASALT

03
WALL CLADDING
HARDIEPANEL VERTICAL SIDING
DULUX BASALT PAINT

04
GUTTERS, POSTS, WINDOW FRAMES
POWDERCOAT DULUX DURATEC
BASALT MATT



05
SOFFIIT
JAMES HARDIE EAVES LINING
DULUX LEXICON

07
DRIVEWAYS & PATHS
BROOM FINISH CONCRETE
NATURAL

ARCHITECT

INTEGRATED DESIGN GROUP
A.C.N.127027487 A.R.T.E.P.P. A.B.N.C.38.622.119 T.E.R.C.57.51

CONTACT DETAILS

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MID-WESTERN REGIONAL COUNCIL

ADDRESS: 10-12 BURRUNDULLA AVENUE, MUDGEE

PROJECT DETAILS

KEY WORKER HOUSING

SITE: 10-12 BURRUNDULLA AVENUE, MUDGE, NSW
PROJECT: MRC2208

REVISION

14/3/2024	A	ISSUE FOR DA

DRAWING

FINISHES SCHEDULE

NUMBER DA-9200
ISSUE A

DRAWN EV | TG | AE
CHECKED AE
SCALE @ a1