

DRAWING LIST	
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000	COVER PAGE
005	BASIX COMMITMENT
010	LOCATION PLAN
050	SITE ANALYSIS PLAN
100	FLOOR PLANS
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DEVELOPMENT APPLICATION  
PROPOSED DWELLING AT LOT 17,  
10 FERN CREEK ROAD, WARRIEWOOD

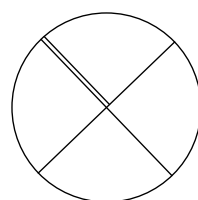
PREPARED FOR

SKYCORP AUSTRALIA



BASIX COMMITMENTS SUMMERY NOTES (TO BE READ IN CONJUNCTION WITH BASIX CERTIFICATE )				
BASIX Certificate # 1249751S				
WATER		No hot water reticulation required		
Fixtures	All shower heads	All toilets	All kitchen taps	All bathrooms taps
Rating	4 Star(>4.5 But<=6L/Min)	4 star	4 star	4 star
Alternate water source				
Rain Water Tank	Type	Size	Roof area connected	Connections
	Individual RWT	2000L	90 m2	Outdoor tap for landscape only
Swimming pool		....		
	Volume	Heated	Cover	Shaded
	....	....	....	....
ENERGY				
Hot water	Type	Rating		
	Individual, gas instantaneous		5 star	
Mech. Ventilation	System	Operation Control		
Bath	Indiv. fan, ducted to facade or roof		Manual Switch On/Off	
L'dry	Indiv. fan, ducted to facade or roof		Manual Switch On/Off	
Kitchen	Indiv. fan, ducted to facade or roof		Manual Switch On/Off	
Cooling System	Type	Living areas	Bed rooms	
	1 Phase Air conditioning: Day / Night Zoned	3 star ( average zone)	3 star ( average zone)	
Heating System	Type	Living areas	Bed rooms	
	1 Phase Air conditioning: Day / Night Zoned	3 star ( average zone)	3 star ( average zone)	
Artificial Lighting	Primary type of artificial lighting is fluorescent or light emitting diode (LED)			
	No. of Bed rms & study	No. of Living	Each Kitchen, Bath / Toilet	L'dry & Hallway
	All	All	Yes	Yes
Others	Indoor private Cloth Line		Not Required	
	Outdoor or sheltered Cloth Line		Yes	
	Well ventilated Fridge space		Yes	
	Kitchen Cook top / Oven		Gas Cook top + Electric Oven	
THERMAL	As per thermal simulation carried out by assessor			
(refer assessor's stamped drawings)	External Wall Insulation: R2.8			
	Ceiling Insulation: R3.0			
	Roof type / colour : Metal roof, Medium Colour (SA 0.475 - 0.7) + SS Foil (R1.3)			
	ALM-002-01 A: Aluminium B SG Clear / tint U=6.6 SHGC =0.441 - 0.539			
	All External doors & windows to be weather sealed			
	Eaves / shading as per drawings			

					A B	DEVELOPMENT APPLICATION SURVEY ISSUE	DL DL	KC/PI GF/PI	15.10.21 11.11.21	CLIENT SKYCROP AUSTRALIA
REV	DESCRIPTION	BY	CHK	DATE	REV	DESCRIPTION	BY	CHK	DATE	



DRAWN DL, KC	CHECKED PI / KC
PROJECT No P563	SCALE 1:1@A1,
B	DA
005	B
dsc	stage
dwg no.	revision





1 LOCATION PLAN

REV	DESCRIPTION	BY	CHK	DATE

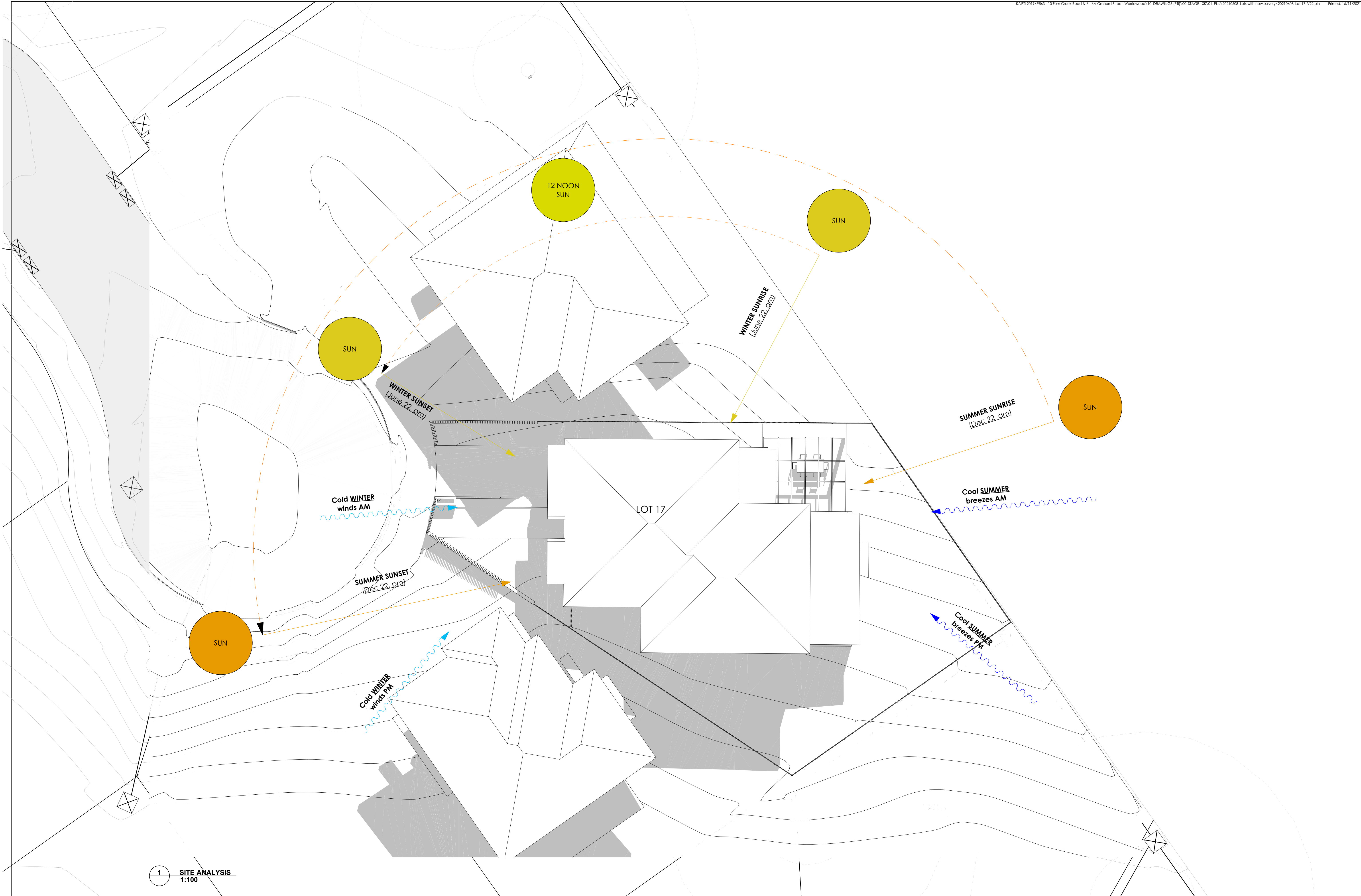
A	DEVELOPMENT APPLICATION	DL	KC/PI	15.10.21	CLIENT
B	SURVEY ISSUE	DL	GF/PI	11.11.21	SKYCORP AUSTRALIA

PROJECT	LOT 17, 10 FERN CREEK ROAD, WARRIEWOOD
DRAWING	LOCATION PLAN

NORTH	
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DRAWN	DL, KC	CHECKED	PI / KC
PROJECT No	P563	SCALE	1:1000@A1,
<b>B</b>	<b>DA</b>	<b>010</b>	<b>B</b>
disc	stage	dwg no.	revision





1 SITE ANALYSIS  
1:100



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Nominated Registered Architect: Peter Israel (Eng no 50964)  
ABN 90 050 071 022

NOTE

- Contractors to verify all dimensions on site before any shop drawings or work is commenced.
- Figured dimensions to be taken in preference to scaled dwgs.
- This drawing is to be read in conjunction with the specification and engineers drawings.

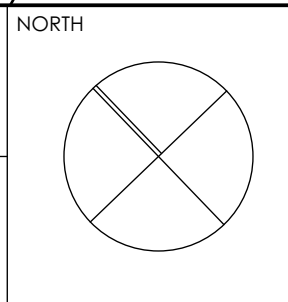
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REV	DESCRIPTION	BY	CHK	DATE

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DL	GF/PI	11.11.21
CLIENT		
SKYCORP AUSTRALIA		

PROJECT	LOT 17, 10 FERN CREEK ROAD, WARRIWOOD
DRAWING	SITE ANALYSIS PLAN



DRAWN	DL, KC	CHECKED	PI / KC
PROJECT No	P563	SCALE	1:100, 1:50@A1,
<b>B</b>	<b>DA</b>	<b>050</b>	<b>B</b>
disc	stage	dwg no.	revision









1 LEVEL 1 PLAN  
1:50



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NOTE

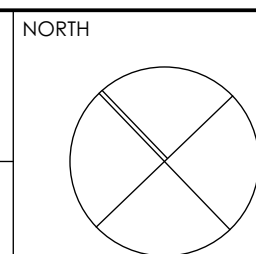
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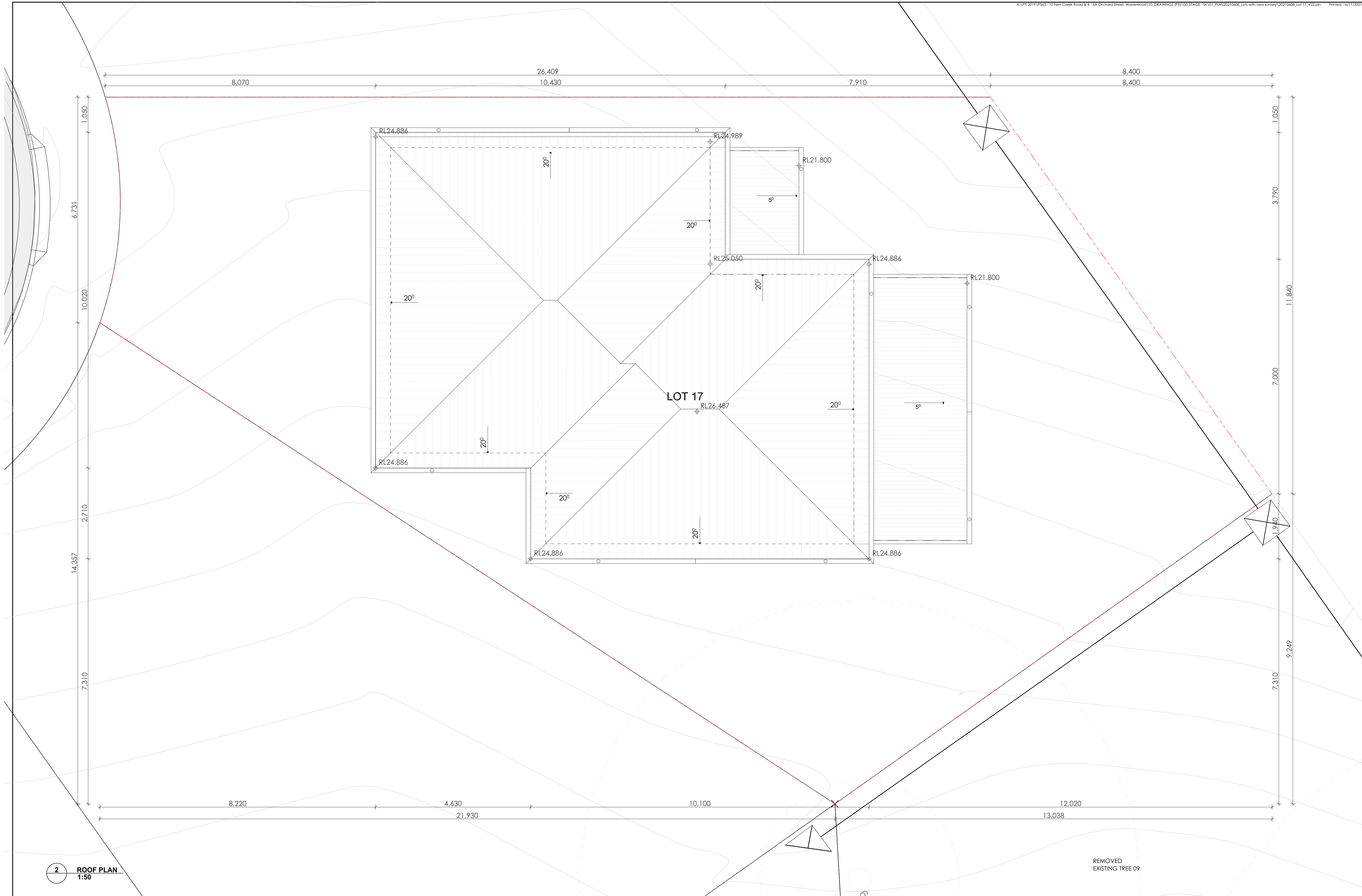
A				B			
DEVELOPMENT APPLICATION				SURVEY ISSUE			
REV	DESCRIPTION	BY	CHK	DATE	REV	DESCRIPTION	BY
CHK	DATE	BY	CHK	DATE	BY	CHK	DATE

CLIENT  
**SKYCORP AUSTRALIA**

PROJECT  
**LOT 17, 10 FERN CREEK ROAD,  
WARRIEWOOD**  
DRAWING  
**LEVEL 1 FLOOR PLAN**



DRAWN DL, KC	CHECKED PI / KC
PROJECT No <b>P563</b>	SCALE <b>1:50@A1,</b>
<b>B</b>	<b>DA 130 B</b>
dsc	stage
chg no.	revision



2 ROOF PLAN  
1:50



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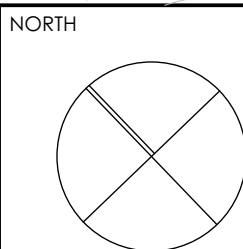
REV	DESCRIPTION	BY	CHK	DATE	REV	DESCRIPTION	BY	CHK	DATE

DEVELOPMENT APPLICATION  
SURVEY ISSUE

DL KC/PI 15.10.21  
DL GF/PI 11.11.21

CLIENT  
SKYCORP AUSTRALIA

PROJECT  
LOT 17, 10 FERN CREEK ROAD,  
WARRIEWOOD  
DRAWING  
ROOF PLAN



DRAWN DL, KC	CHECKED PI / KC
PROJECT No P563	SCALE 1:50@A1,
<b>B</b>	<b>DA 140 B</b>
disc	stage
dwg no.	revision

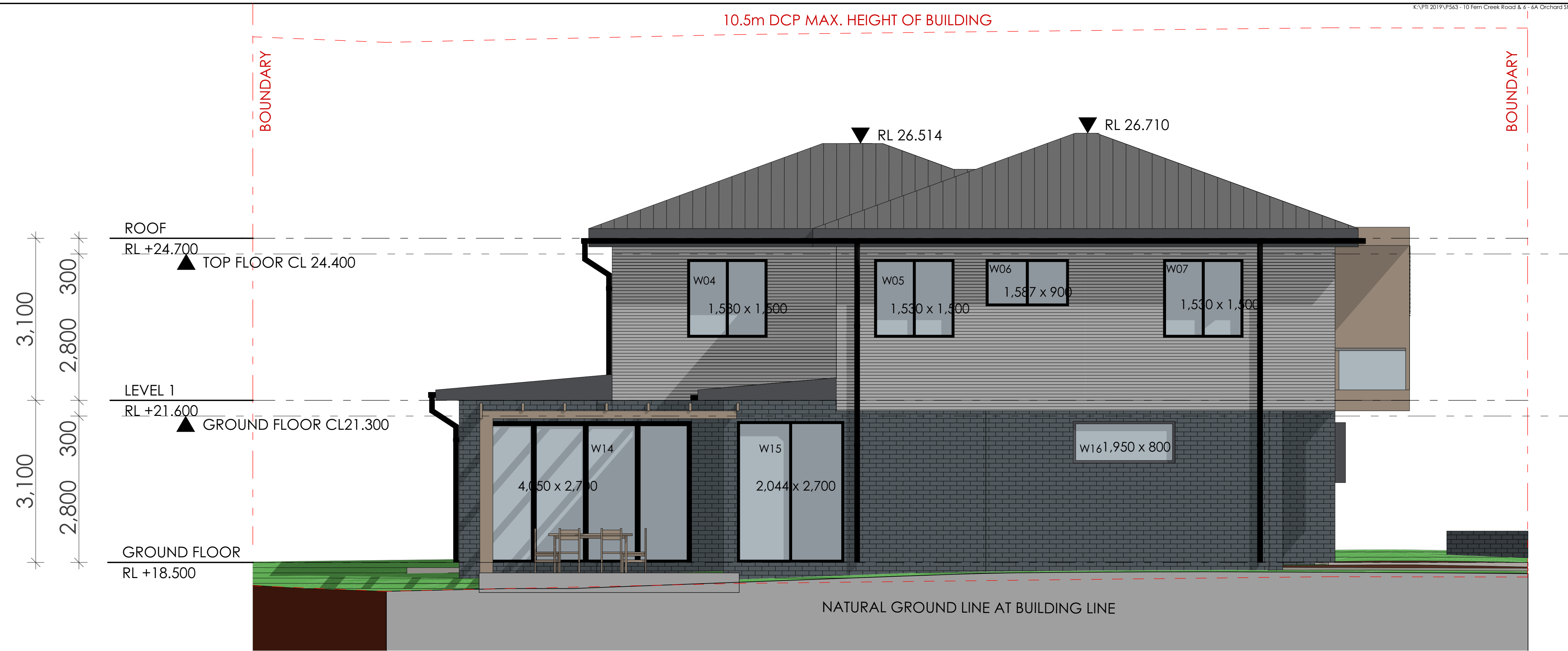


2 WEST ELEVATION  
1:50



1 EAST ELEVATION  
1:50



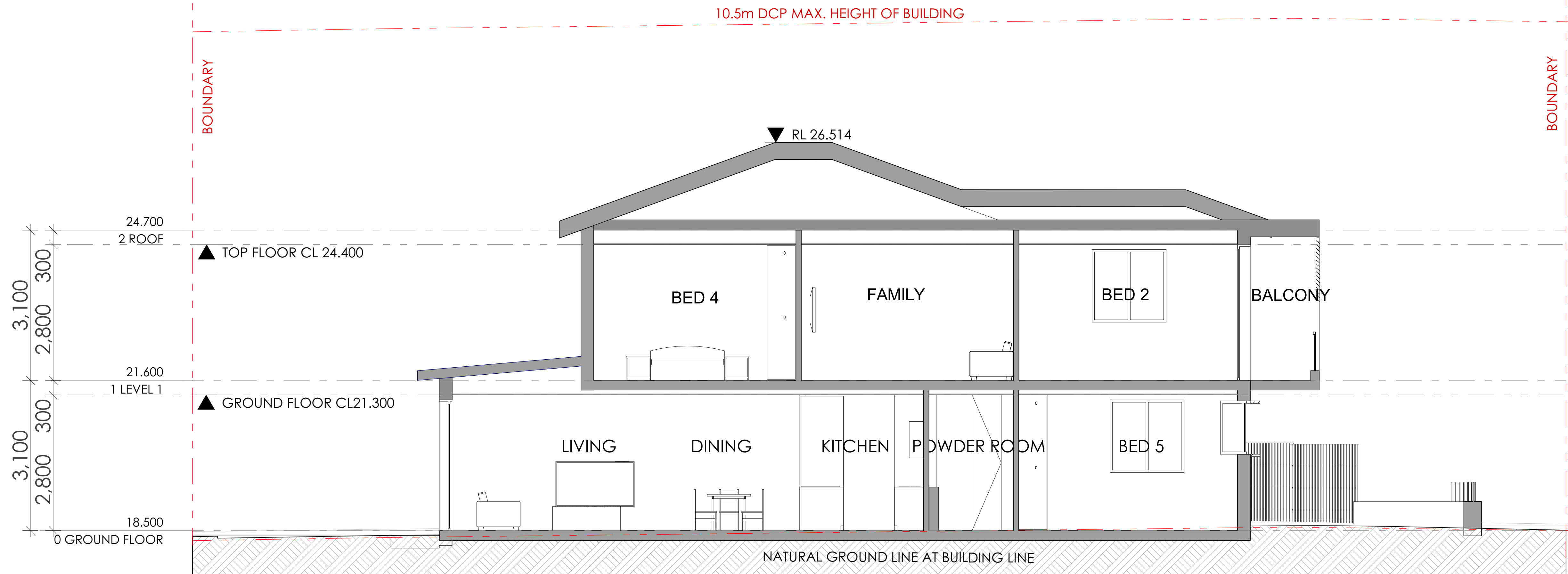


1 NORTH ELEVATION  
1:50

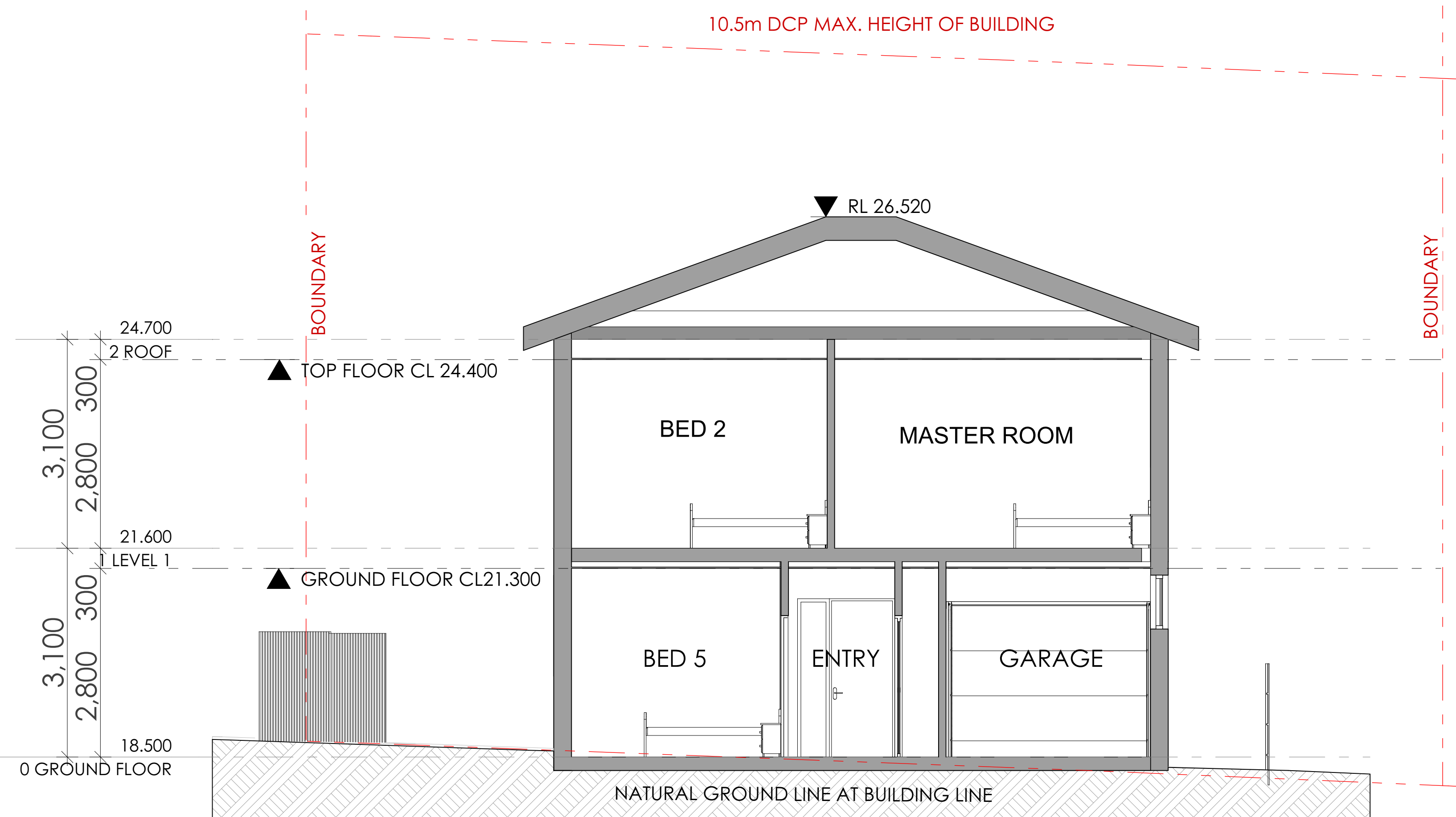


2 SOUTH ELEVATION  
1:50





2 SECTION A  
1:50



1 Section B  
1:50

NOTE

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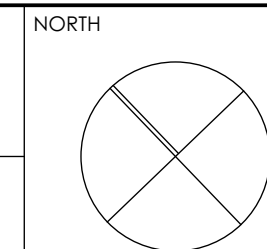
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					B	SURVEY ISSUE	DL	GF/PI	11.11.21

CLIENT  
**SKYCORP AUSTRALIA**

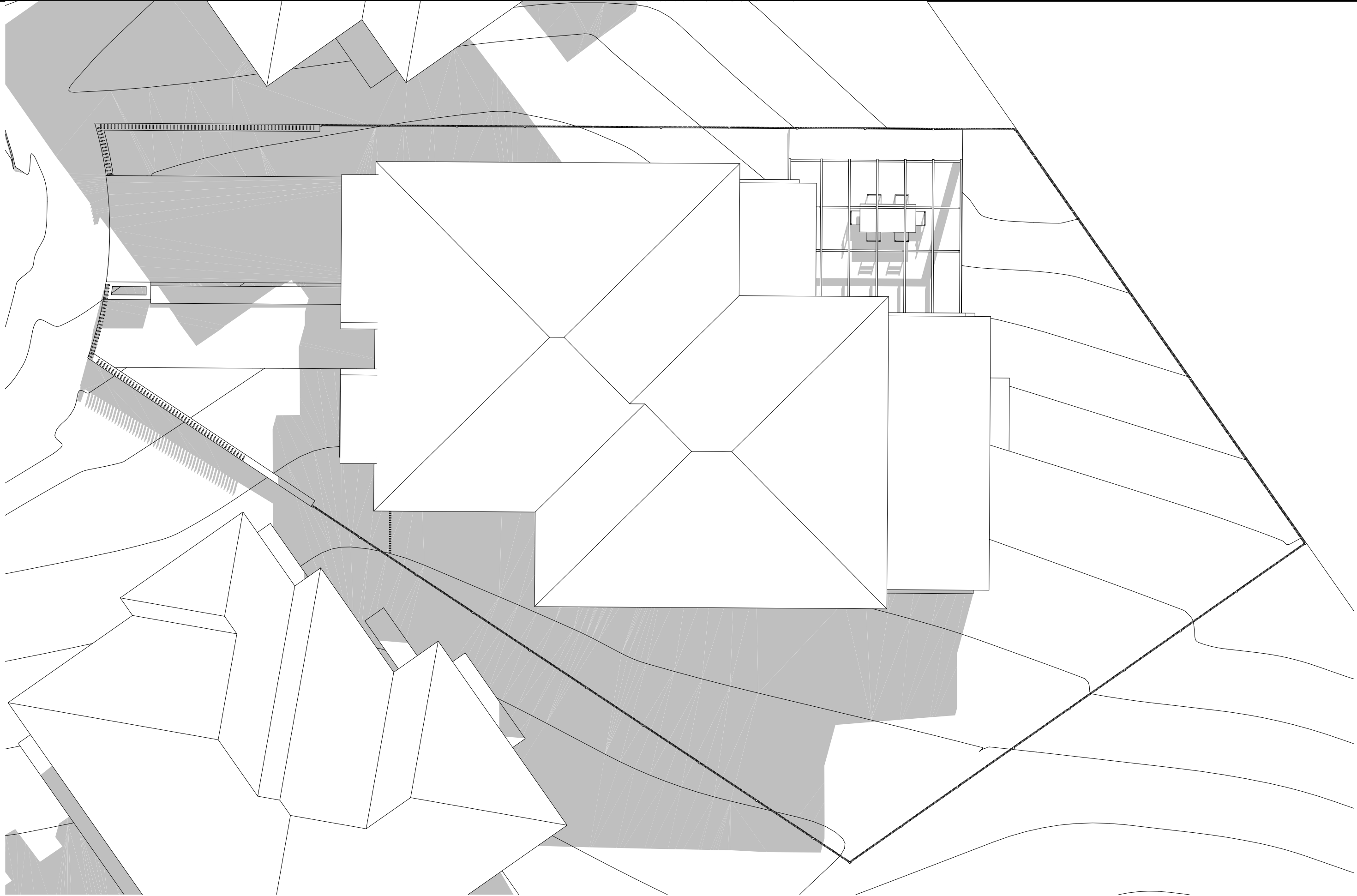
PROJECT  
**LOT 17, 10 FERN CREEK ROAD,  
WARRIEWOOD**

DRAWING  
**SECTION**

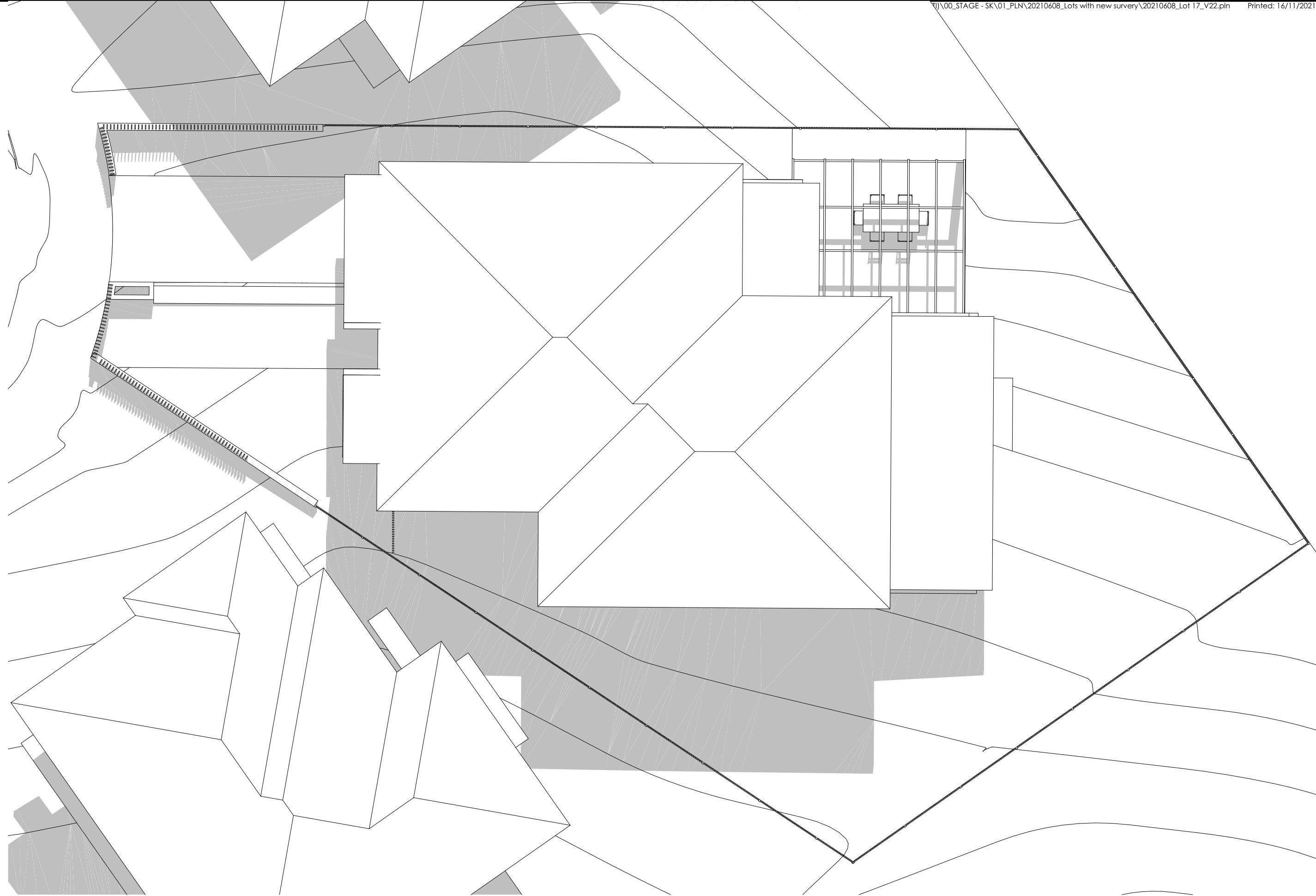


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<b>B</b>	<b>DA 300 B</b>
disc	stage
dwg no.	revision

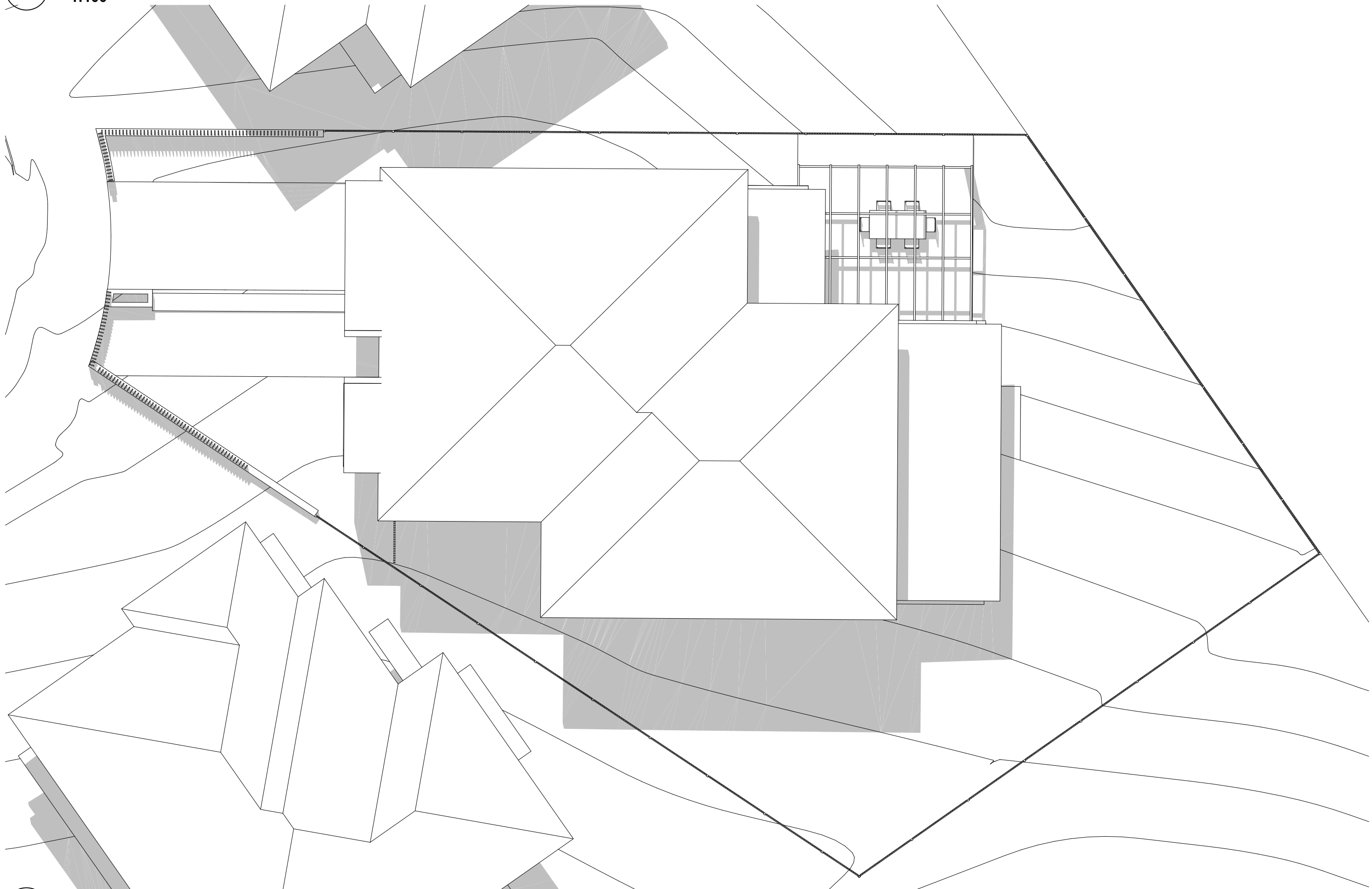




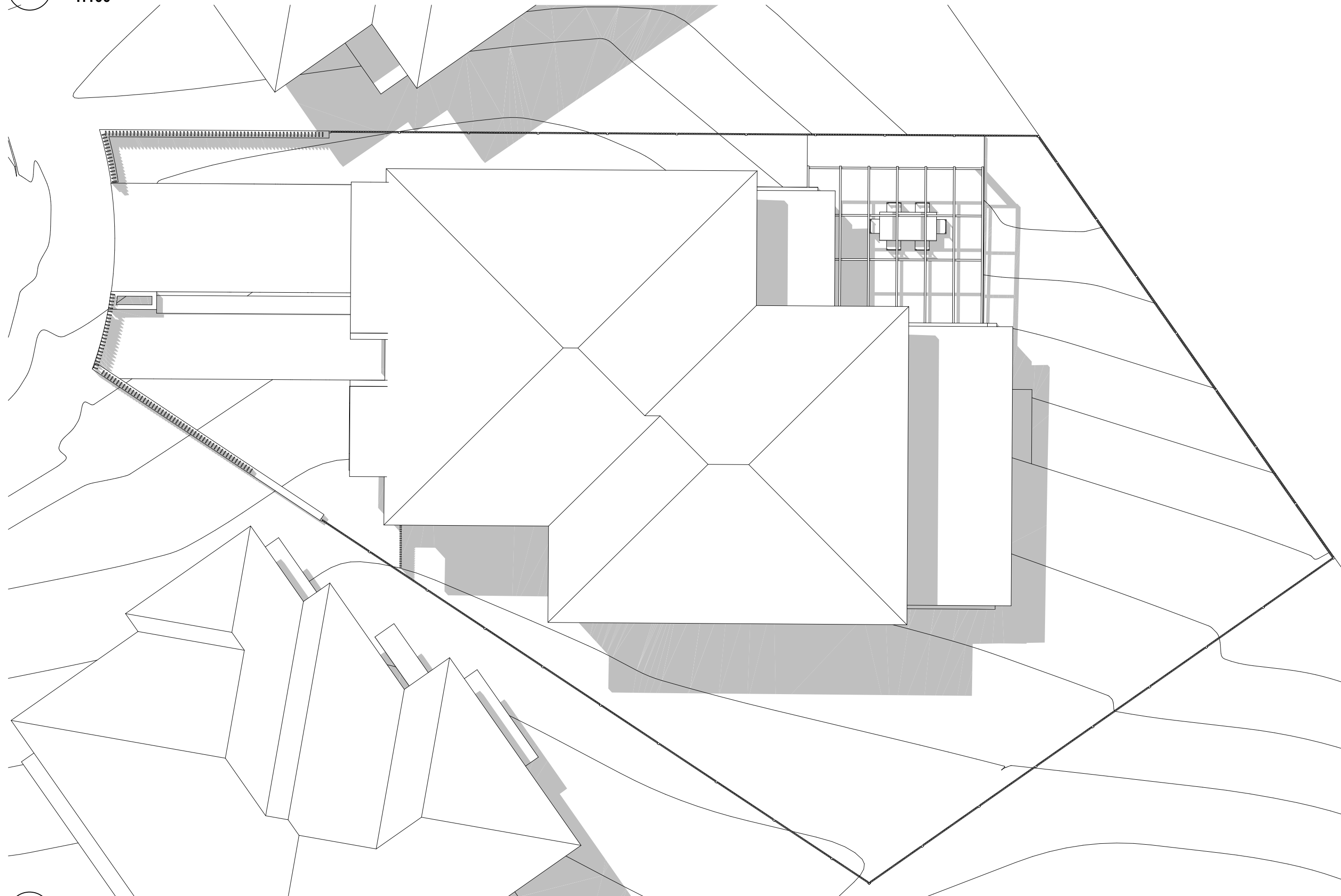
1 SHADOW DIAGRAM JUNE 21 9AM  
1:100



2 SHADOW DIAGRAM JUNE 21 10AM  
1:100



3 SHADOW DIAGRAM JUNE 21 11AM  
1:100



4 SHADOW DIAGRAM JUNE 21 12PM  
1:100

NOTE

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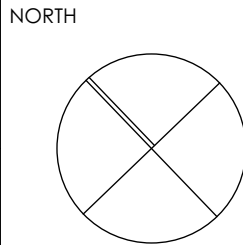
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		DL	GF/P/	11.11.21
B	SURVEY ISSUE			
REV	DESCRIPTION	RY	CHK	DATE

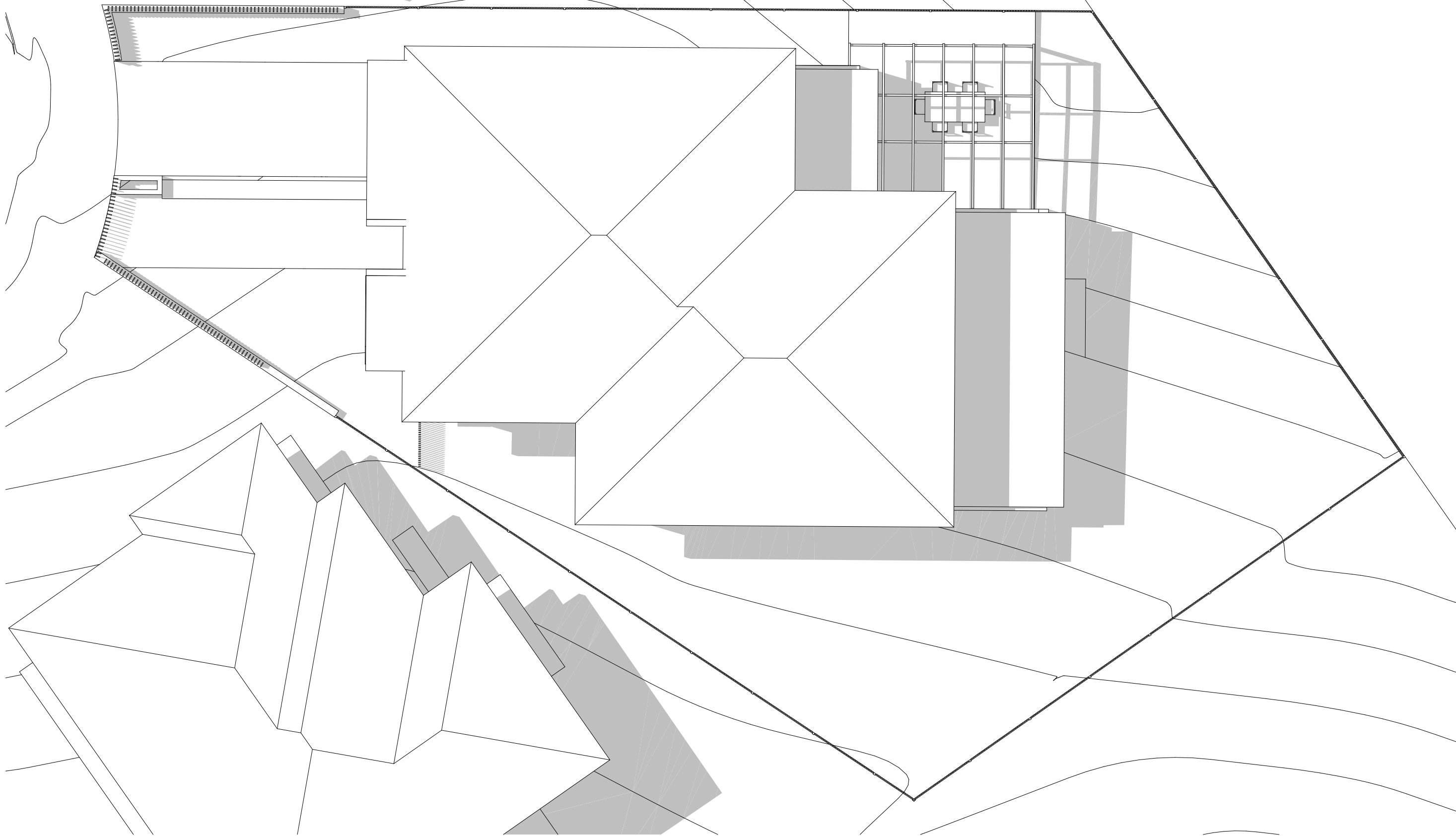
CLIENT  
**SKYCORP AUSTRALIA**

PROJECT  
**LOT 17 ,10 FERN CREEK ROAD,  
WARRIEWOOD**  
DRAWING  
**SHADOW DIAGRAM**

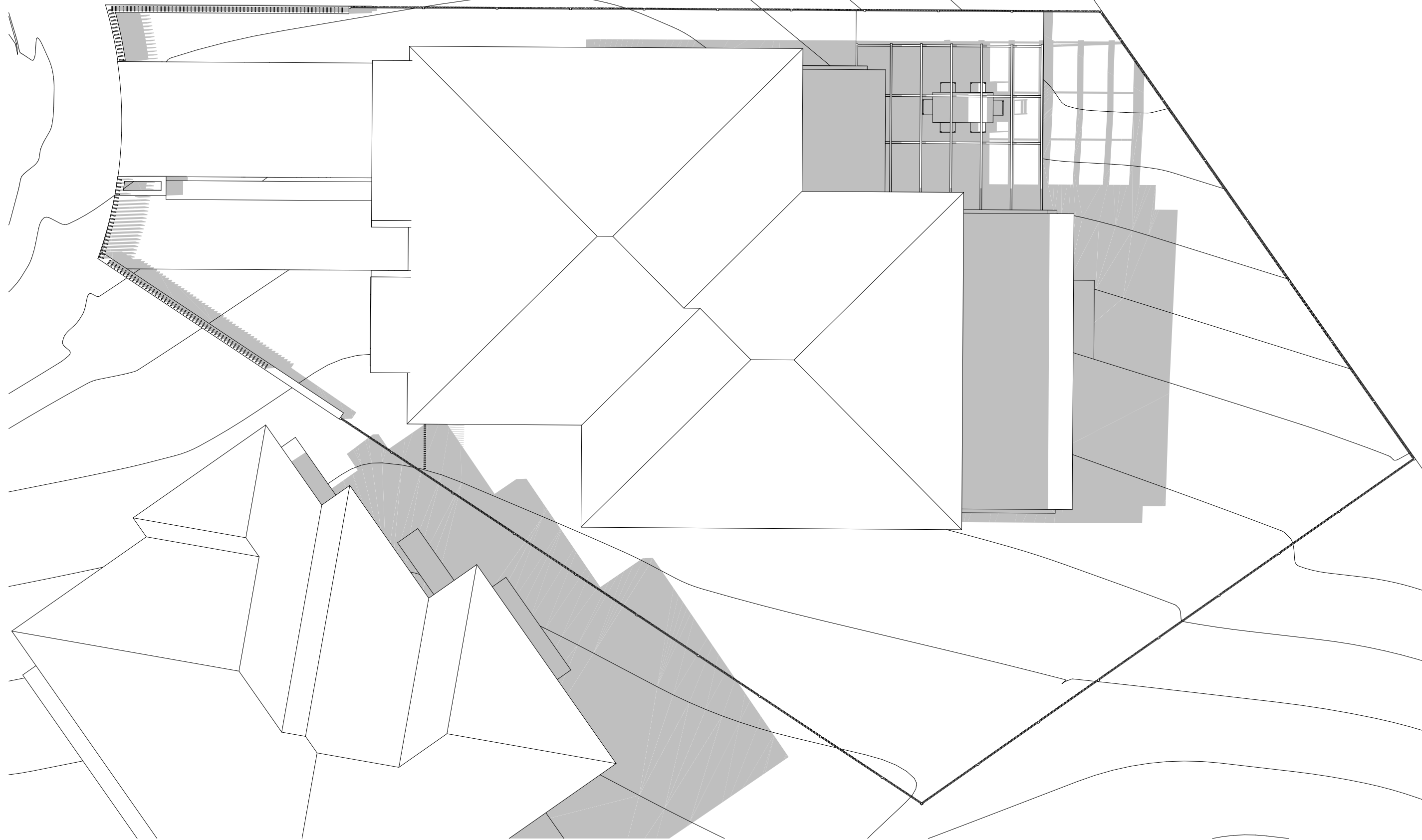


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PROJECT No <b>P563</b>	SCALE <b>1:100@A1,</b>
<b>B</b>	<b>DA 500 B</b>
disc	stage
dwg no.	revision

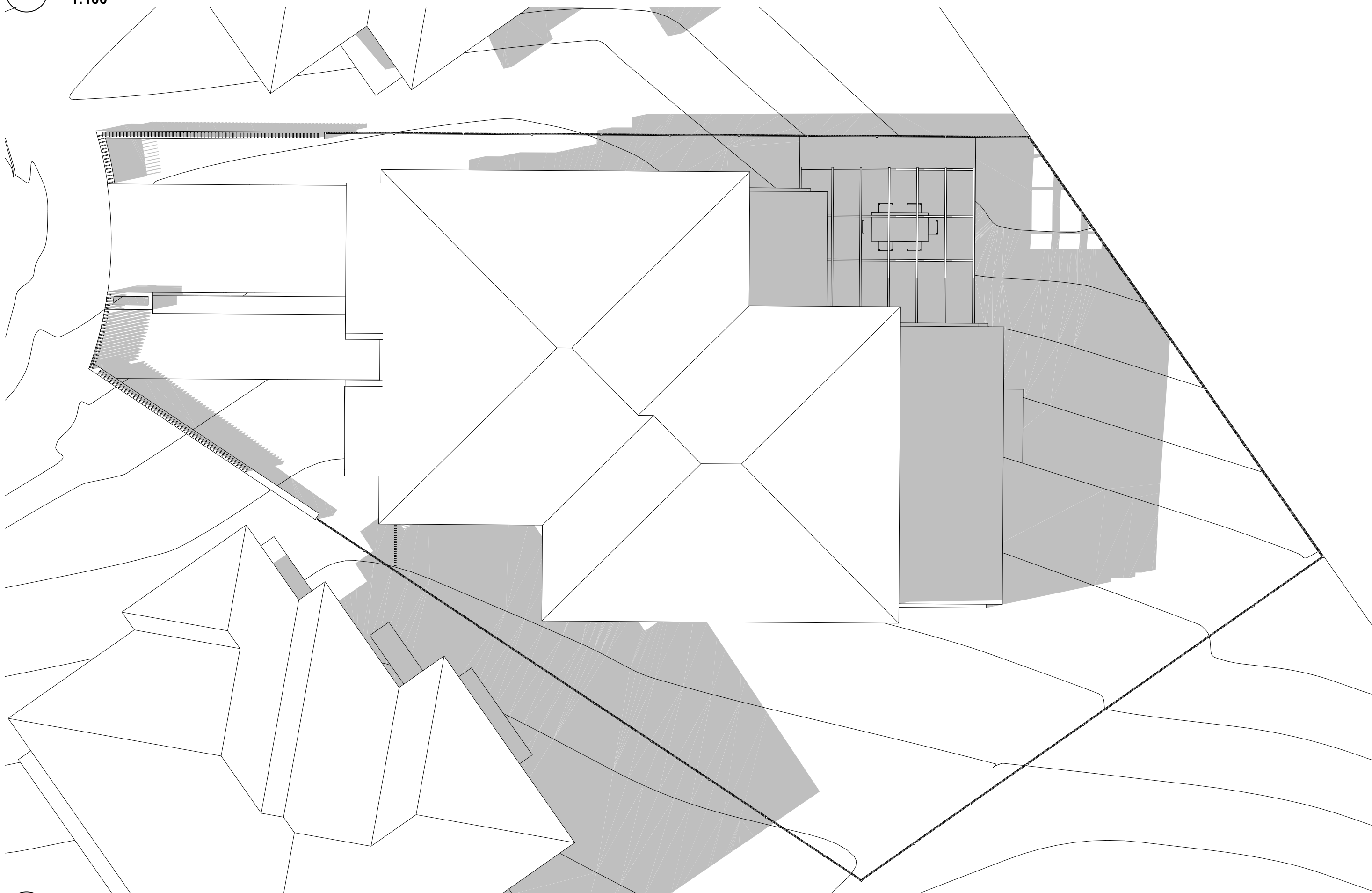




1 SHADOW DIAGRAM JUNE 21 1PM  
1:100



2 SHADOW DIAGRAM JUNE 21 2PM  
1:100



3 SHADOW DIAGRAM JUNE 21 3PM  
1:100

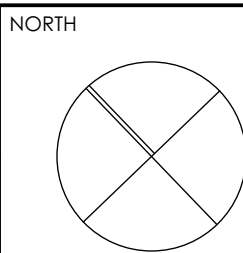
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A				B			
DEVELOPMENT APPLICATION				SURVEY ISSUE			
DL	KC/PI	15.10.21	CLIENT	DL	KC/PI	11.11.21	SKYCORP AUSTRALIA
DL	GF/PI			DL	GF/PI		
REV	DESCRIPTION	BY	CHK	DATE	REV	DESCRIPTION	BY
							CHK
							DATE

PROJECT	LOT 17 ,10 FERN CREEK ROAD, WARRIEWOOD
DRAWING	SHADOW DIAGRAM



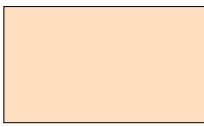
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PROJECT No	P563	SCALE	1:100@A1,
<b>B</b>	<b>DA</b>	<b>510</b>	<b>B</b>
disc	stage	dwg no.	revision



PROJECT INFORMATION - DEVELOPMENT APPLICATION		
SITE AREA (LOT 17) 467.1m <sup>2</sup>	m/m <sup>2</sup>	COMPLIANCE
PERMISSABLE GFA	N/A	Y
PROPOSED GFA	236.83m <sup>2</sup>	
LOT WIDTH AT FRONT BUILDING LINE	12.4m	Y
LANDSCAPE		
REQUIRED LANDSCAPING AREA (35% OF SITE AREA)	163.49m <sup>2</sup>	Y
PROPOSED LANDSCAPING TOTAL AREA	232.09m <sup>2</sup>	
PROPOSED COMPLIANT LANDSCAPE AREA	146.91m <sup>2</sup>	
PROPOSED NON COMPLIANT LANDSCAPE AREA	85.18m <sup>2</sup>	
PRIVATE OPEN SPACE		
REQUIRED PRIVATE OPEN SPACE	24m <sup>2</sup>	Y
PROPOSED PRIVATE OPEN SPACE	26m <sup>2</sup>	



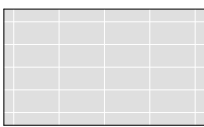
PROPOSED SITE AREA



PROPOSED GROSS FLOOR AREA



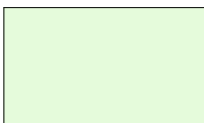
PROPOSED ARTICULATION ZONE



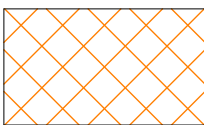
PROPOSED PRIVATE OPEN SPACE



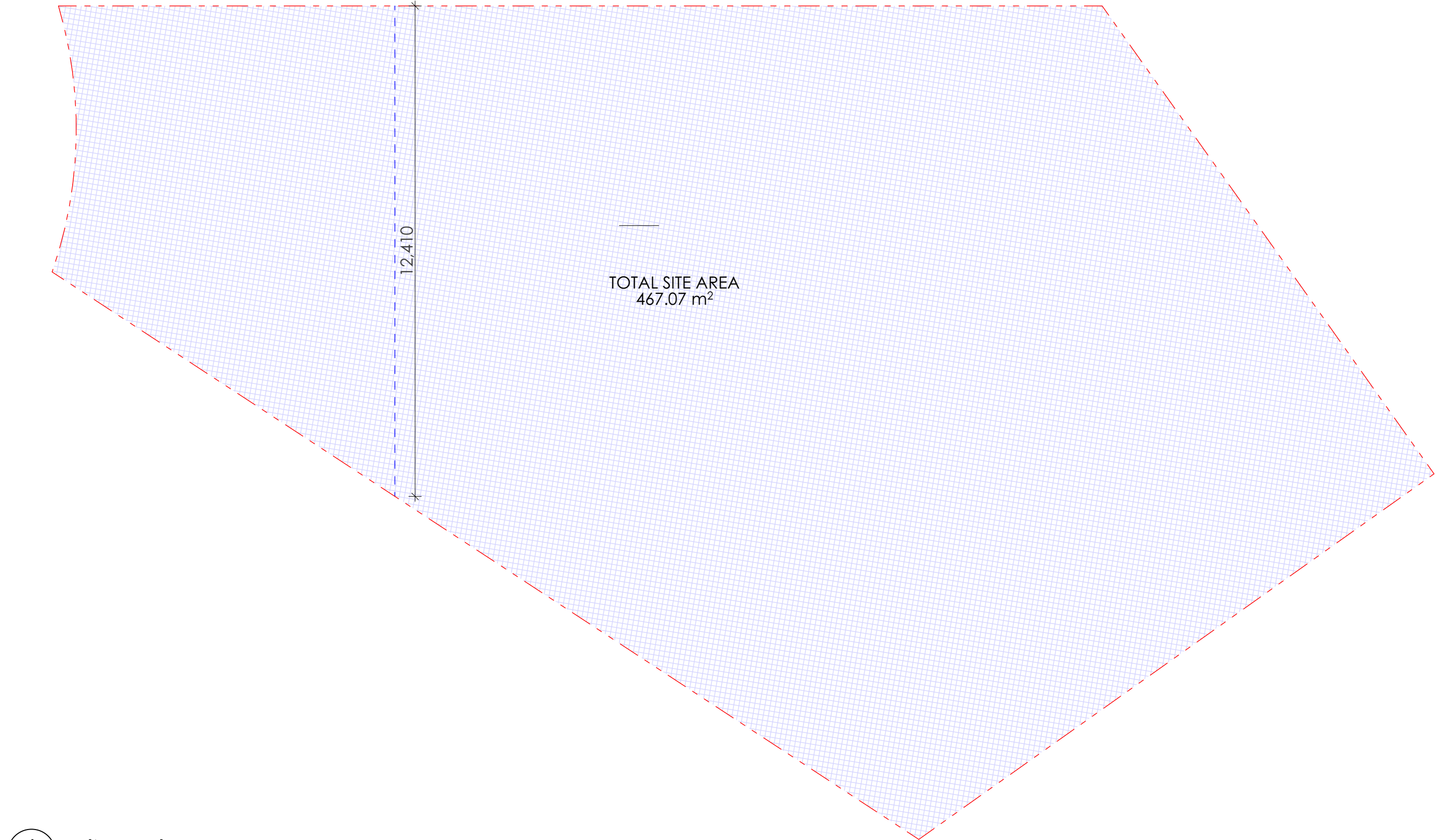
PROPOSED LANDSCAPE AREA



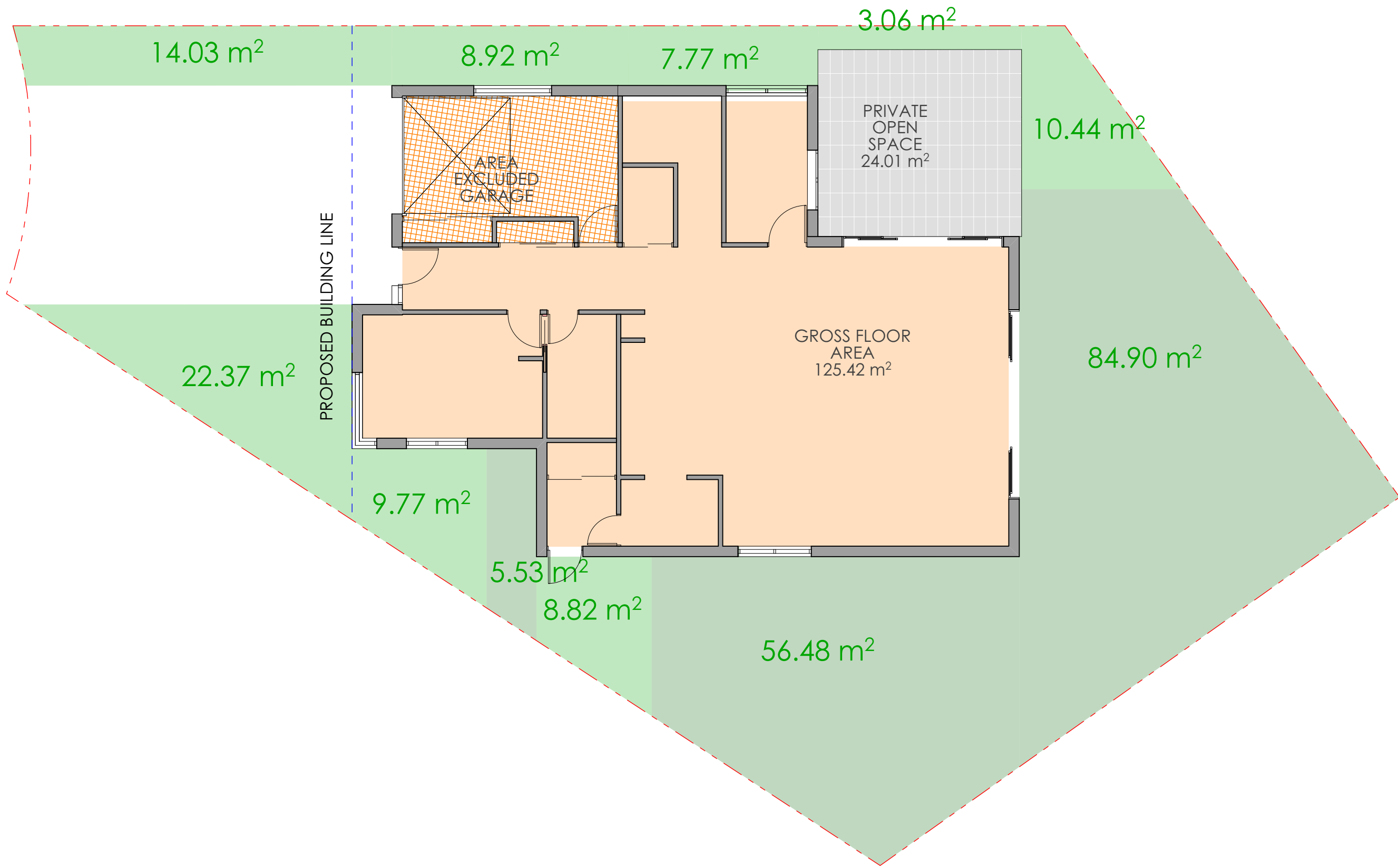
PROPOSED NON COMPLIANT LANDSCAPE AREA



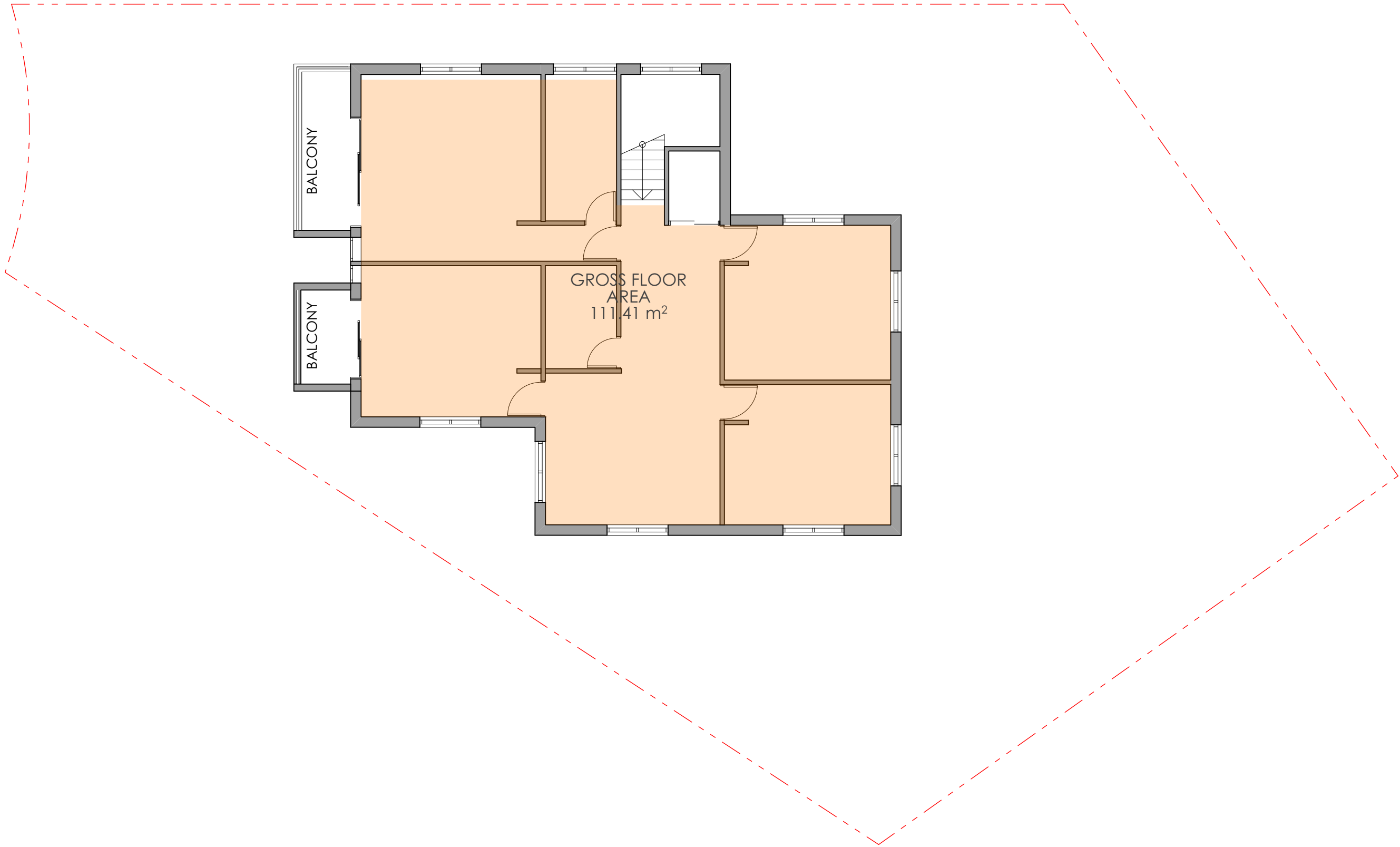
PROPOSED AREA EXCLUDED



1 site area plan  
1:100



2 GROUND FLOOR AREA PLAN  
1:100



3 LEVEL 1 AREA PLAN  
1:100



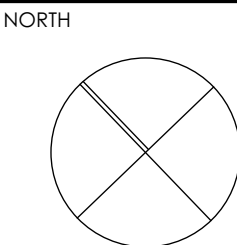
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PROJECT  
LOT 17, 10 FERN CREEK ROAD,  
WARRIEWOOD  
DRAWING  
AREA CALCULATION



DRAWN	DL, KC	CHECKED	PI / KC
PROJECT No	P563	SCALE	1:100@A1,
<b>B</b>	<b>DA</b>	<b>600</b>	<b>B</b>
disc	stage	dwg no.	revision