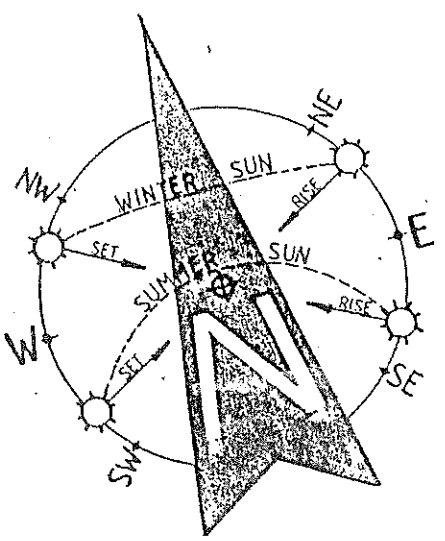


NARRABEEN PARK PARADE



SITE PLAN

LOT 21 IN D.P. 15763

- NOTES:**
1. THE BUILDER IS TO CHECK AND CONFIRM ALL NECESSARY DIMENSIONS AND LEVELS ON SITE PRIOR TO ORDERING MATERIALS AND COMMENCING CONSTRUCTION. DO NOT SCALE OFF THE DRAWING.
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DEVELOPMENT CALCULATIONS		
SITE AREA	605.30 SQUARE METRES	
DESCRIPTION	EXISTING SQM	PROPOSED SQM
RESIDENCE FLOOR	207.10	226.20
RESIDENCE ROOF	95.202	99.20
VERANDAH	11.20	26.85
PORCH	—	4.32
CARPORT	15.00	34.72
AWNING	8.10	—
PARKING	27.00	—
DRIVEWAY & TURNING	109.20	77.80
SWIMMING POOL & DECK	39.46	70.78
GAZBO	—	8.10
SHED	6.90	—
INCLUDING THE 6% VARIATION FOR UNCOVERED DECK AREAS (RECREATIONAL SPACE)	36.32	36.32
TOTAL HARD SURFACE	275.74 (45.55%)	285.45 (47.16%)

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 4. All timber construction to be in accordance with the "TIMBER FRAMING" code.
 5. Any detailing in addition to what is supplied shall be resolved between the owner and the builder to the owner's approval, except for any structural details or design which is to be supplied by a Structural Engineer.
 6. Roof water & sub-soil drainage to be disposed of in the approved manner or as directed by local council inspectors.
 7. All electrical power & light outlets to be determined by owner.
 8. Make good and repair all existing finishes damaged by new work. Reuse existing materials where possible.

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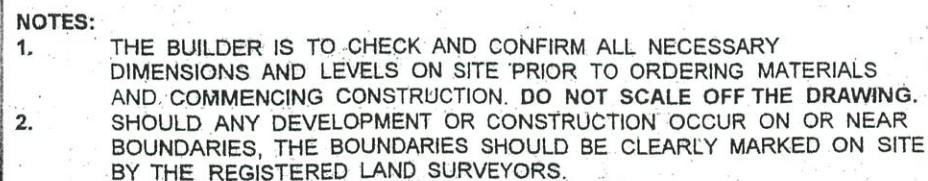


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PROJECT
 PROPOSED ALTERATION/ADDITIONS
 No. 34 NARRABEEN PARK PARADE
 WARRIEWOOD N. S. W. 2102
 CLIENT
 JAMES & AMANDA WHITEHEAD

DATE 15/02/2022	SCALE 1:200
DRAWN JDE	CHECKED
DRAWING No. 2088-1	ISSUE

1. LIGHTING OF BATHROOM AND WC TO BE IN ACCORDANCE WITH NCC VOL. 2 PART 3.8.4.2 AND AS/NZS 1680.0 1768.
2. VENTILATION OF BATHROOMS, ENSUITES & WC'S TO BE IN ACCORDANCE WITH PART 3.8.5.2 OF THE BUILDING CODE OF AUSTRALIA AS / NZS 1680.2.
3. THE DOOR TO THE BATHROOM IS REQUIRED TO COMPLY WITH AND IN ACCORDANCE WITH THE BUILDING CODE OF AUSTRALIA PART 3.8.3.3 (TO EITHER OPEN OUTWARDS,SLIDE OR BE READILY REMOVABLE FROM THE OUTSIDE OF THE COMPARTMENT).
4. FIRE /SMOKE ALARMS TO BE IN ACCORDANCE WITH PART 3.7.2 OF THE NCC VOL. 2 PART 3.7.2. AND AS 3786.
5. TERMITE RISK MANAGEMENT TO BE IN ACCORDANCE WITH VOL. 2 PART 3.1.4 OR VOL. 1 PART B1.4 (I) AND INSTALLED IN ACCORDANCE WITH AS 3660.
6. SOUND INSULATION TO BE IN ACCORDANCE WITH PART 3.8.6.2 CLAUSES (a),(b) & (c) AND PART 3.8.6.3. OF THE NCC.
7. ALL EXTERNAL GLAZING TO HAVE A MAXIMUM REFLECTIVITY INDEX OF 25%.
8. ALL GLAZED ASSEMBLIES TO COMPLY WITH AS. 2047 AND AS. 1288.
9. WATERPROOFING OF ALL WET AREAS TO COMPLY WITH NCC VOL. 2 PART F1 & VOL. 2 PART 3.8.1 & CONSTRUCTED IN ACCORDANCE WITH AS 3740.
10. AN APPROVED NON-VENTILATED COVER OR SHEILD WHICH ALLOWS FOR THE INSULATION TO BE CLOSELY INSTALLED TO THE SIDES & TOP TO ALL DOWNLIGHTS.
11. STAIRS, HANDRAILS, BALUSTRADES & RAMPS TO BE CONSTRUCTED IN ACCORDANCE WITH NNC VOL. 2 PARTS 3.9.1 & 3.9.2 IN AS1657.
12. PROTECTION OF OPEN-ABLE WINDOWS MUST COMPLY WITH NCC VOL. 2 PART 3.9.2.5 (a) & (b) AND NCC VOL. 2 PART 3.9.5 (c) & (d).
13. GLAZING TO ALL BATHROOMS AND ENSUITES TO BE TOUGHENED GLASS.
14. SLIP RESISTANCE TO COMPLY WITH NCC AND AS4586.



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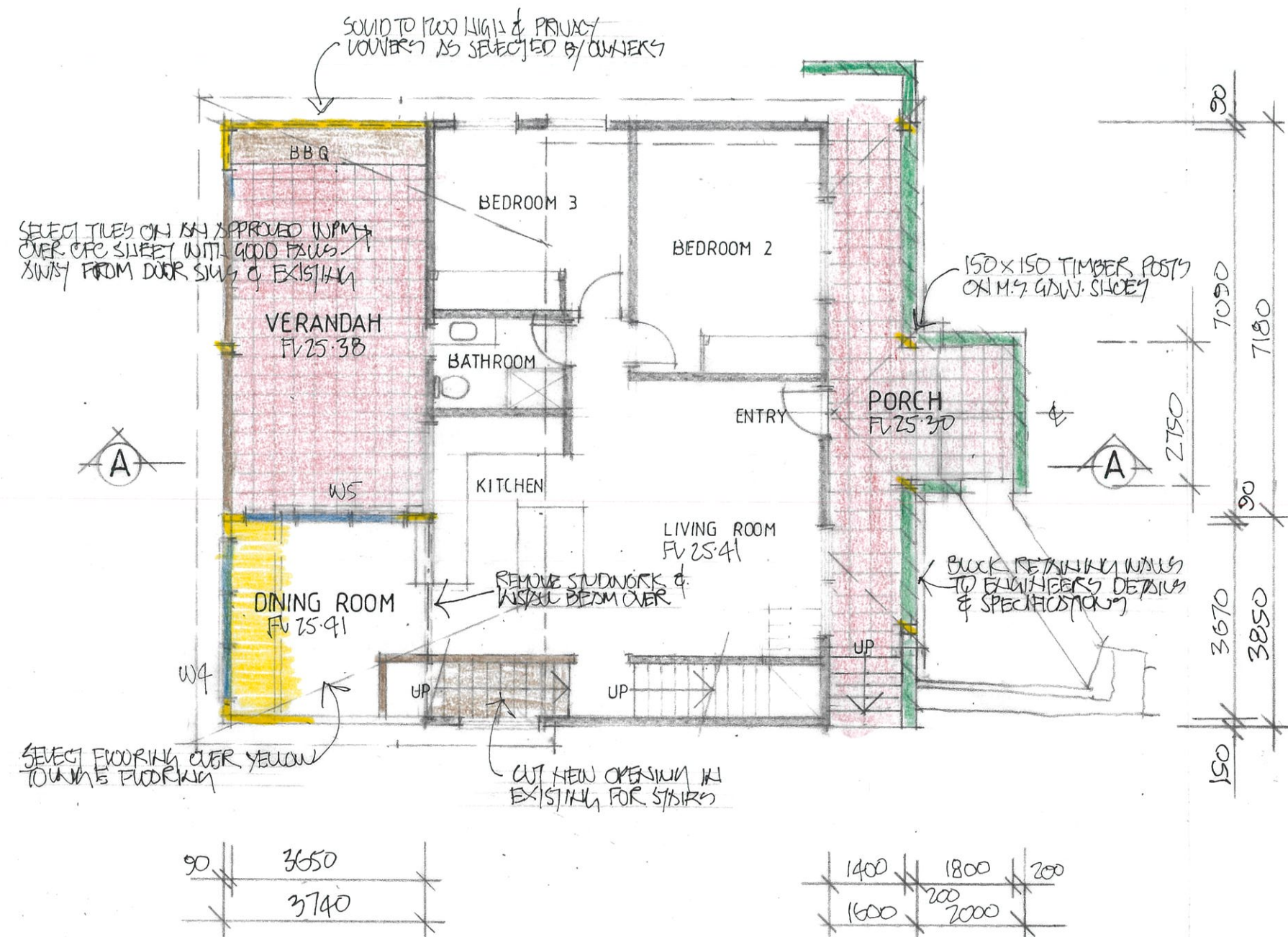
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DRAWING No.		ISSUE	
2088-2			

WINDOW & GLAZED DOOR SCHEDULE

No.	HEIGHT	WIDTH	AREA
W1	0.90	1.50	1.35
W2	2.10	3.00	6.30
W3	2.10	3.00	6.30
W4*	1.50	3.00	4.50
W5	2.10	3.00	6.30

NOTE:

1. ALL WINDOWS & GLAZED DOORS TO BE IMPROVED ALUMINIUM
2. WINDOWS & GLAZED DOORS TO BE FITTED WITH, SINGLE CLEAR GLAZED (U - VALUE: 6.44, SHGC: 0.75).
3. WINDOWS & GLAZED DOORS DENOTED THUS * TO BE FITTED WITH SINGLE PROLYTIC LOW - E GLAZING (U - VALUE: 4.48, SHGC: 0.46).



UPPER GROUND FLOOR PLAN

NOTES:

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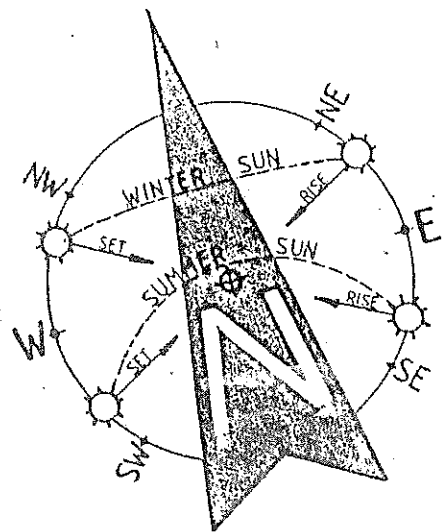
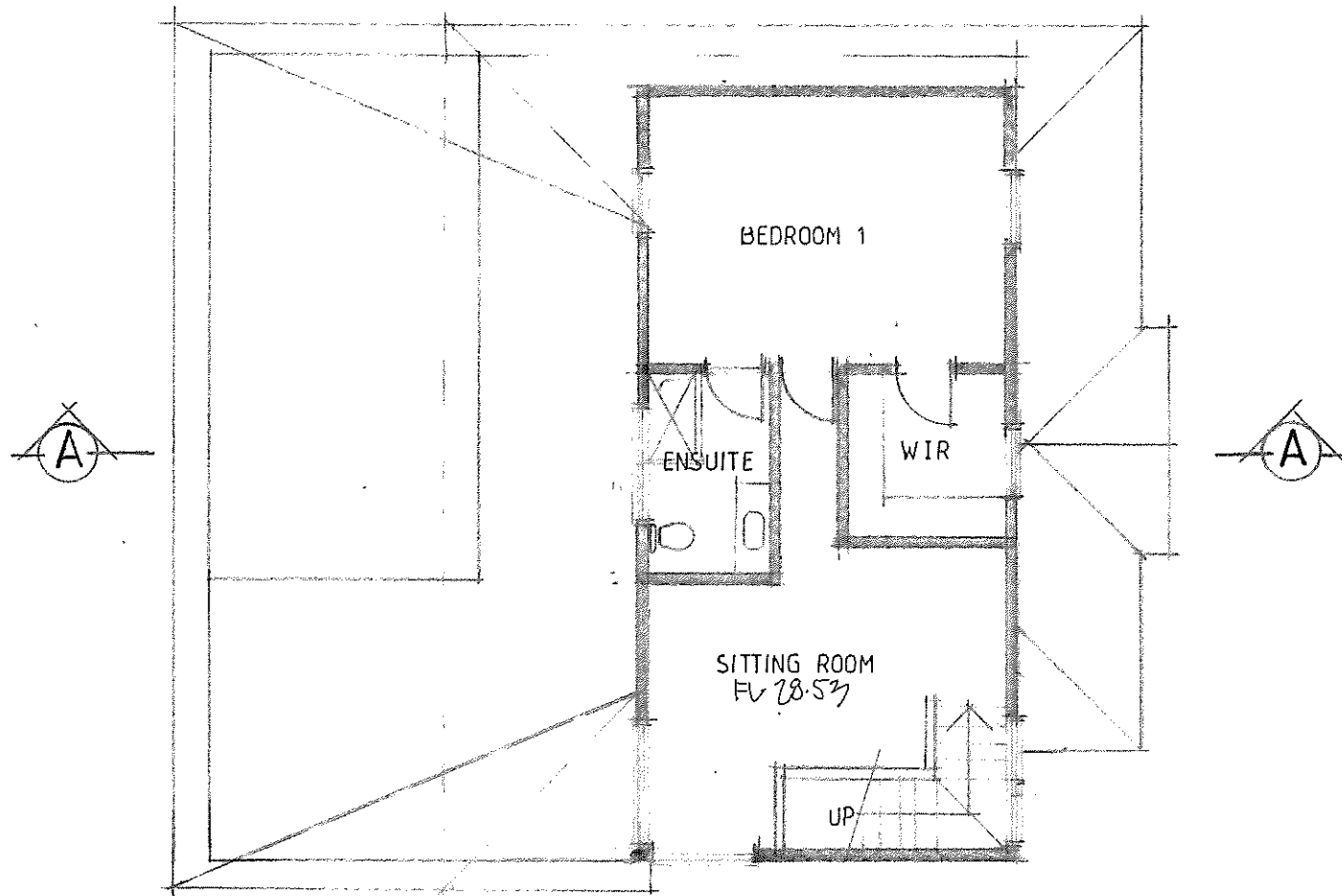
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DRAWN JOE **CHECKED**
DRAWING No. 2088-4 **ISSUE**

BASI Certificate

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

Alterations and Additions

Certificate number A455225

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 Alterations and Additions Definitions" dated 05/10/2017 published by the Department. This document is available at www.basix.nsw.gov.au

Secretary
Date of issue: Tuesday, 05 April 2022
To be valid, this certificate must be lodged within 3 months of the date of issue



Project name	James & Amanda Whitehead
Street address	34 Narrabeen Park Parade Warriewood 2102
Local Government Area	Plawater Council
Plan type and number	Deposited Plan 15763
Lot number	21
Section number	

Project type	Separate dwelling house
Type of alteration and addition	My renovation work valued at \$50,000 or more, and includes a pool (and/or spa)

Certificate Prepared by (please complete below submitting to Council or PCA)
Name / Company Name J.D. Evans & Co Pty Ltd
ABN (if applicable) 72 001 636 693

Pool and Spa	Show on DA Plans	Show on CC/CDC Plans & Specs	Commitment Check
Rainwater tank The applicant must install a rainwater tank of at least 1793 litres on the site. This rainwater tank must meet, and be installed in accordance with, the requirements of all applicable regulatory authorities. The applicant must configure the rainwater tank to collect rainwater runoff from at least 45 square metres of roof area. The applicant must connect the rainwater tank to a tap located within 10 metres of the edge of the pool.	✓	✓	✓
Outdoor swimming pool The swimming pool must be outdoors. The swimming pool must not have a capacity greater than 36 kilolitres. The applicant must install a pool pump timer for the swimming pool. The applicant must not incorporate any heating system for the swimming pool that is part of this development.	✓	✓	✓

Insulation requirements	Show on DA Plans	Show on CC/CDC Plans & Specs	Commitment Check
Insulation requirements The applicant must construct the new or altered construction (floor(s), walls, and ceiling/roofs) in accordance with the specifications listed in the table below, except that a) additional insulation is not required where the area of new construction is less than 2m ² , b) insulation specified is not required for parts of altered construction where insulation already exists.	✓	✓	✓
Construction			
concrete slab on ground floor	nil		
floor above existing dwelling or building	nil		
external wall: brick veneer	R1.16 (or R1.70 including construction)		
external wall: framed (weatherboard, fibro, metal clad)	R1.30 (or R1.70 including construction)		
raked ceiling: pitched/skillion roof: framed	ceiling: R2.04 (up), roof: thermocolular reflective	dark (solar absorptance > 0.70)	

Lighting	Show on DA Plans	Show on CC/CDC Plans & Specs	Commitment Check
Lighting The applicant must ensure a minimum of 40% of new or altered light fixtures are fitted with fluorescent, compact fluorescent, or light-emitting diode (LED) lamps.	✓	✓	✓
Fixtures The applicant must ensure new or altered showerheads have a flow rate no greater than 9 litres per minute or a 3 star water rating. The applicant must ensure new or altered toilets have a flow rate no greater than 4 litres per average flush or a minimum 3 star water rating. The applicant must ensure new or altered taps have a flow rate no greater than 9 litres per minute or minimum 3 star water rating.	✓	✓	✓

Glazing requirements

Show on
DA Plans

Show on
CC/CDC
Plans &
Specs

Commitment
Check

Windows and glazed doors

The applicant must install the windows, glazed doors and shading devices, in accordance with the specifications listed in the table below. Relevant overshadowing specifications must be satisfied for each window and glazed door.

The following requirements must also be satisfied in relation to each window and glazed door

Each window or glazed door with improved frames, or pyrolytic low-e glass, or clear/air gap/low-e glazing, or tinted/air gap/low-e glazing must have a U-value and a Solar Heat Gain Coefficient (SHGC) no greater than that listed in the table below. Total system U-values and SHGCs must be calculated in accordance with National Fenestration Rating Council (NFRC) conditions. The description is provided for information only. Alternative systems with complying U-value and SHGC may be substituted.

For projections described in millimetres, the leading edge of each eave, pergola, verandah, balcony or awning must be no more than 500 mm above the head of the window or glazed door and no more than 2400 mm above the sill.

Pergolas with polycarbonate roof or similar translucent material must have a shading coefficient of less than 0.35.

Pergolas with fixed battens must have battens parallel to the window or glazed door above which they are situated, unless the pergola also shades a perpendicular window. The spacing between battens must not be more than 50 mm.

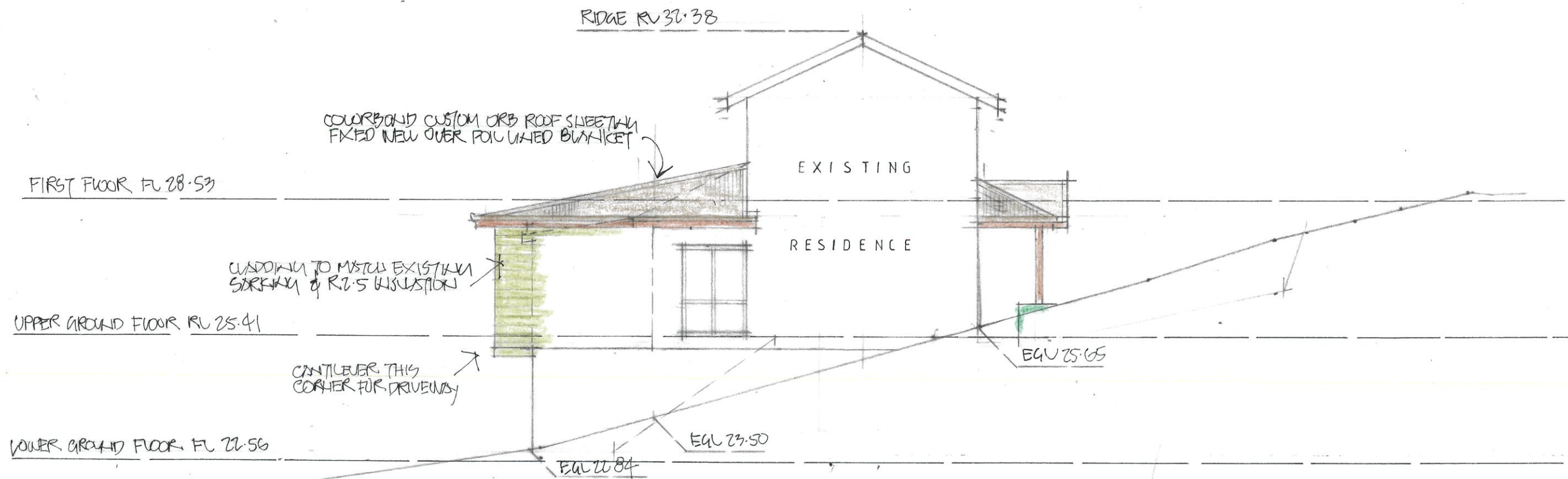
Windows and glazed doors glazing requirements

Window/door	Orientation	Area of glass (m ²)	Overhead shading device	Shading device	Frame and glass type
W1	W	1.35	0	0	leave/verandah/pergola/balcony >= 900 mm
W2	SW	6.3	0	0	leave/verandah/pergola/balcony >= 900 mm
W3	W	6.3	0	0	leave/verandah/pergola/balcony >= 750 mm
W4	W	4.5	0	0	leave/verandah/pergola/balcony >= 900 mm
W5	N	6.3	0	0	leave/verandah/pergola/balcony >= 900 mm
					improved aluminium, single clear (U-value 6.44, SHGC 0.75)
					improved aluminium, single clear (U-value 6.44, SHGC 0.75)
					improved aluminium, single clear (U-value 6.44, SHGC 0.75)
					improved aluminium, single pyrolytic low-e (U-value 4.48, SHGC 0.46)
					improved aluminium, single clear (U-value 6.44, SHGC 0.75)

Legend
In these commitments, "applicant" means the person carrying out the development.
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).
Commitments identified with a "✓" in the "Show on CC/CDC plans & specs" column must be shown in the plans and specifications accompanying the application for a construction certificate / complying development certificate for the proposed development.
Commitments identified with a "✓" in the "Commitment check" column must be certified by a certifying authority as having been fulfilled, before a final occupation certificate for the development may be issued.



EAST ELEVATION



SOUTH ELEVATION

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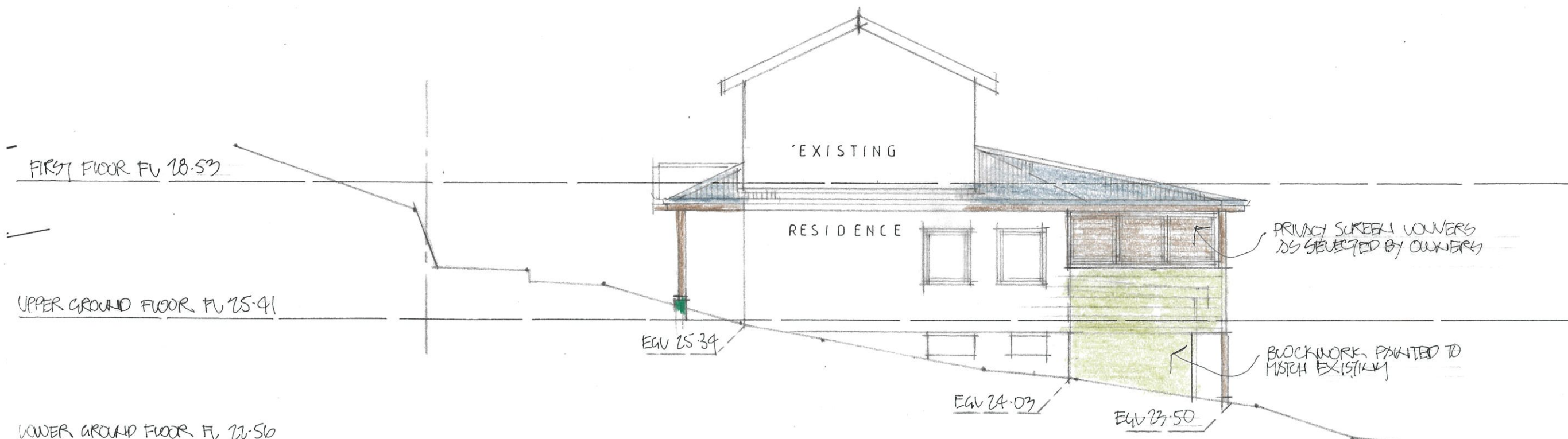
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WEST ELEVATION



NORTH ELEVATION

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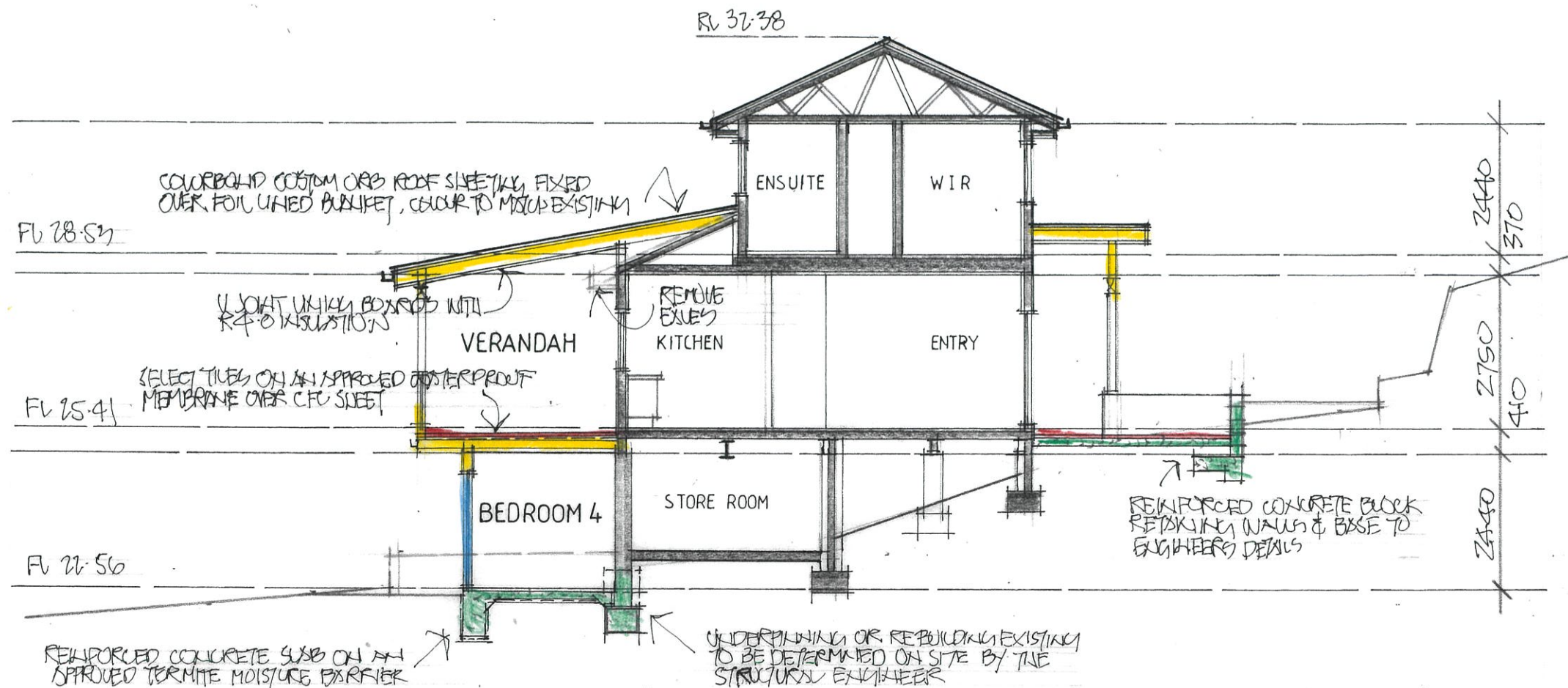
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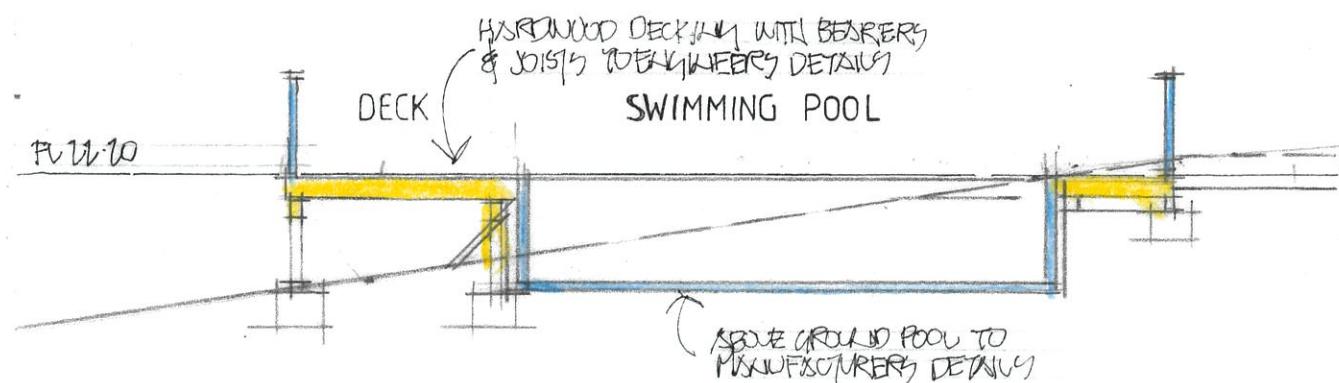
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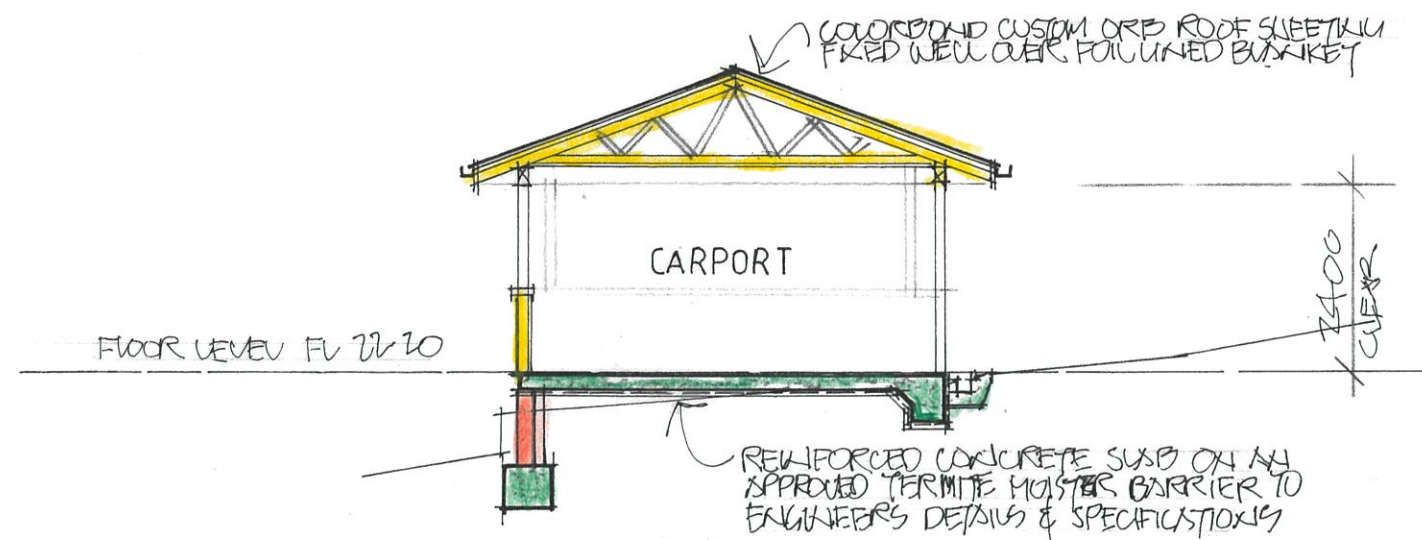
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SECTION A - A



SECTION B - B



SECTION C - C

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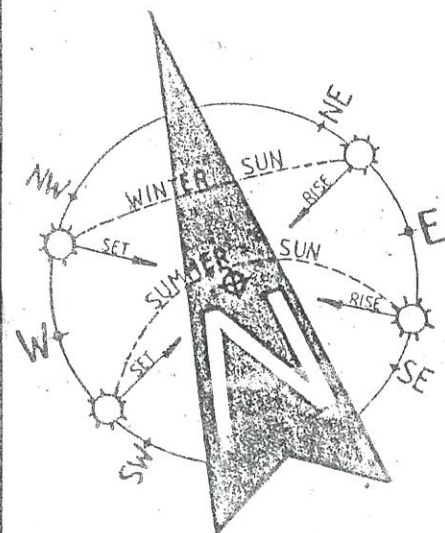
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DRAWN JDE	CHECKED
DRAWING No. 2088-7	ISSUE

NOTE:

1. POOL FENCING IS TO BE DESIGNED, LOCATED AND MAINTAINED IN ACCORDANCE WITH THE SWIMMING POOL ACT 2012 AS AMENDED. AS 1926.1 - 2012 LOCATION OF SAFETY BARRIER FENCING FOR PRIVATE SWIMMING POOLS.
2. A RESUSCITATION AND EXTERNAL CARDIAC COMPRESSION CHART IS TO BE AFFIXED AND MAINTAINED IN A PROMINENT LOCATION ADJACENT TO POOL AREA.
3. ALL POOL OVERFLOW WATER AND WASTE WATER FROM THE FILTRATION PROCESS IS TO BE DIRECTED TO THE SEWER.
4. HARDWOOD DECKING, BEARERS AND JOISTS TO BE IN ACCORDANCE WITH AS1684 . 2-2006, RESIDENTIAL TIMBER FRAMED CONSTRUCTION.

NON-SOLID POOL BARRIER

PROVIDE COMPLIANT POOL FENCE AS 1926.1 2012
BOUNDARY FENCE MIN. 1.80m (INSIDE)
POOL FENCE MIN. 1.20m (OUTSIDE)
SURROUNDING POOL ONLY (NOT STRUCTURES)



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6. Roof water & sub-soil drainage to be disposed of in the approved manner or as directed by local council inspectors.
7. All electrical power & light outlets to be determined by owner.
8. Make good and repair all existing finishes damaged by new work. Reuse existing materials where possible.

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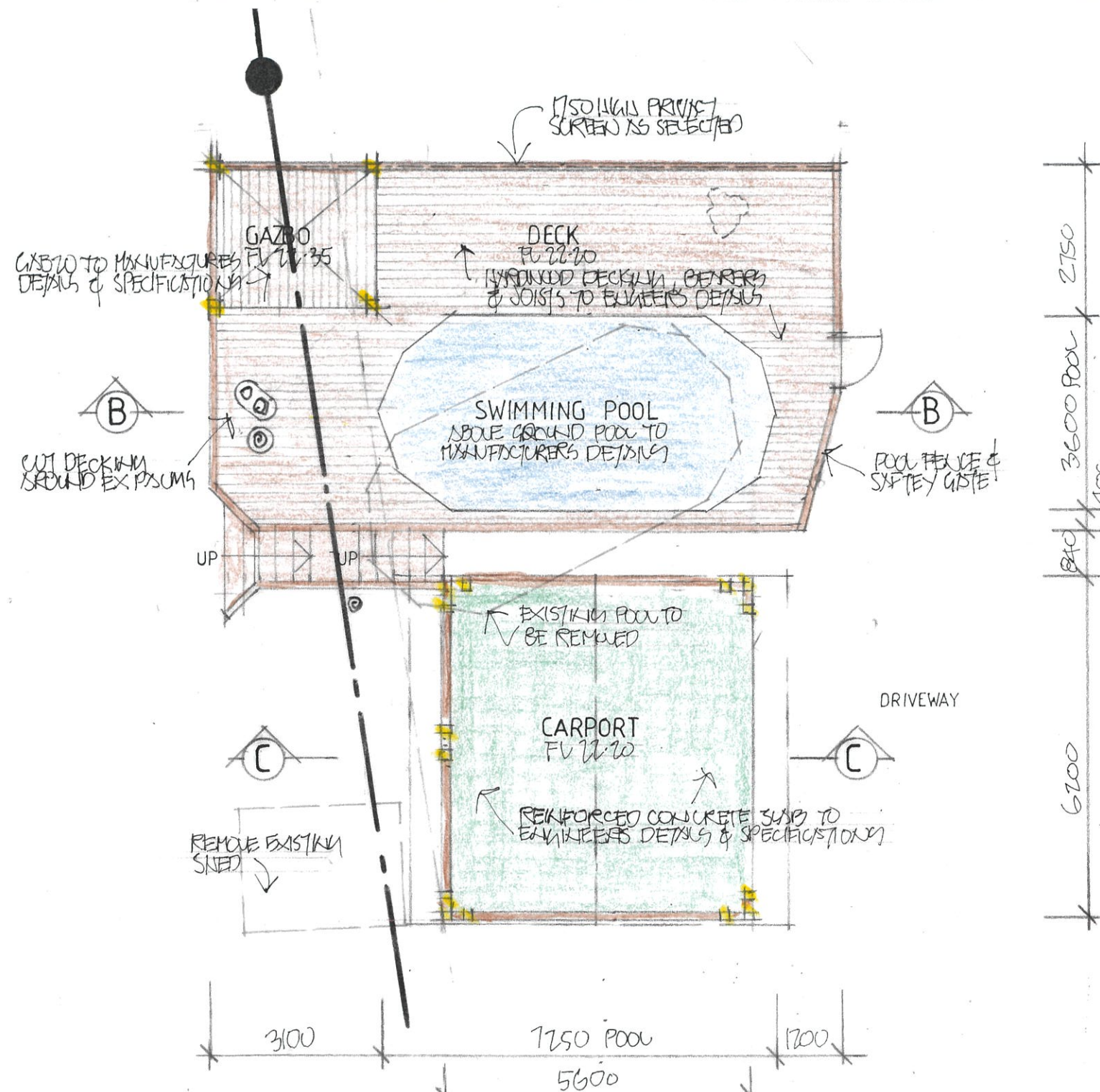
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PROJECT
PROPOSED ALTERATION/ADDITIONS
No. 34 NARRABEEN PARK PARADE
WARRIEWOOD N. S. W. 2102
CLIENT
JAMES & AMANDA WHITEHEAD

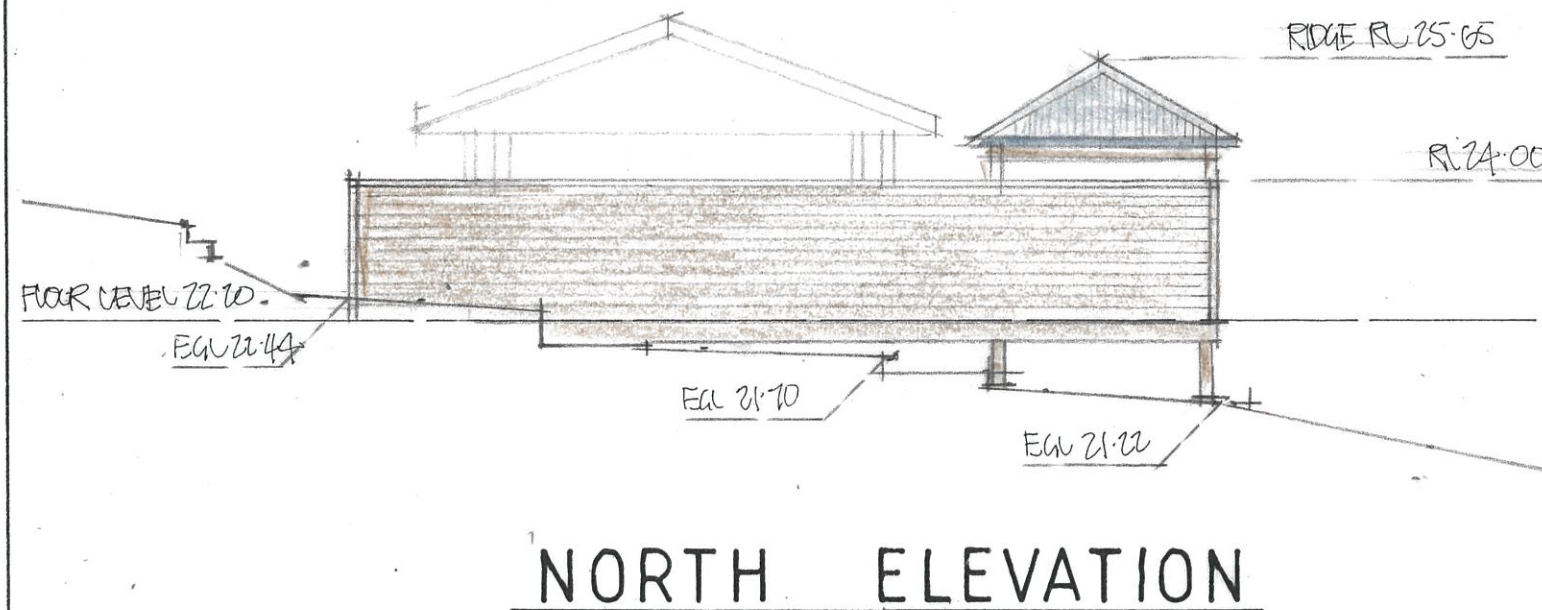
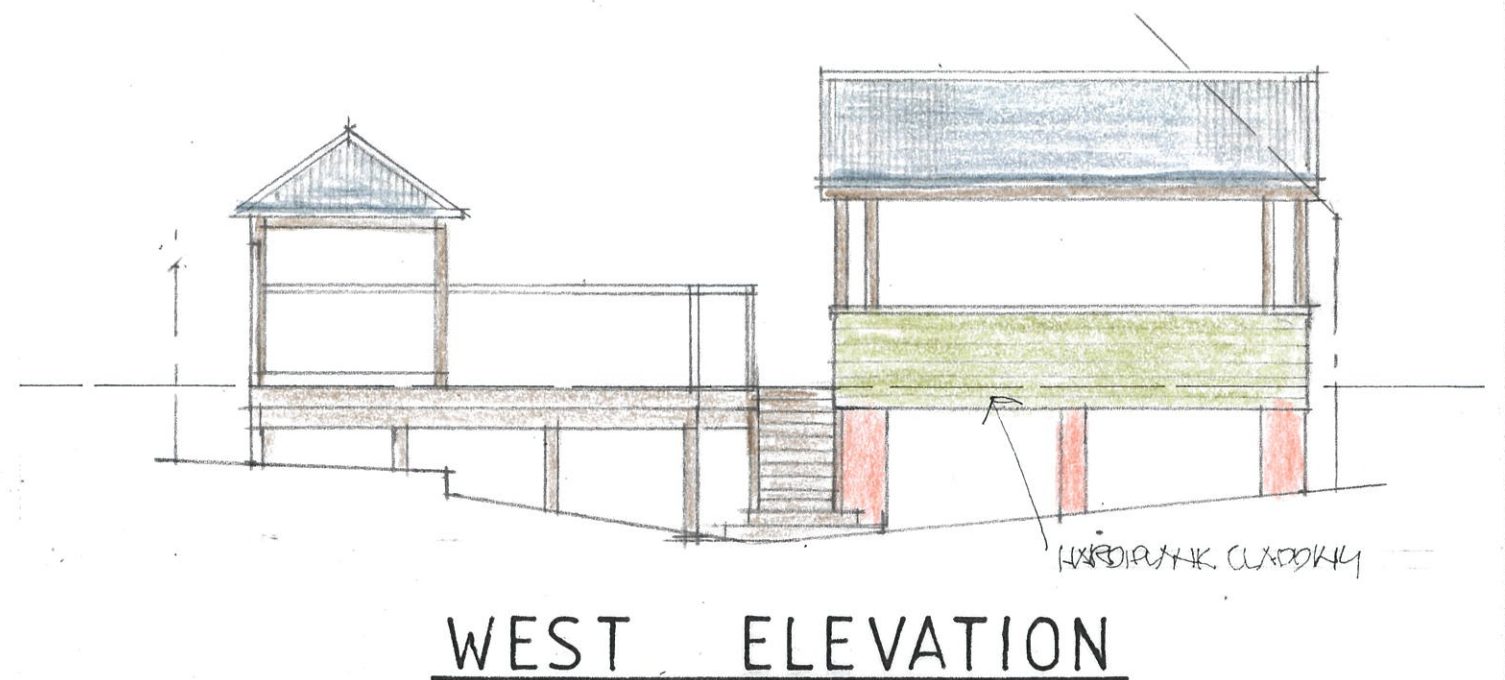
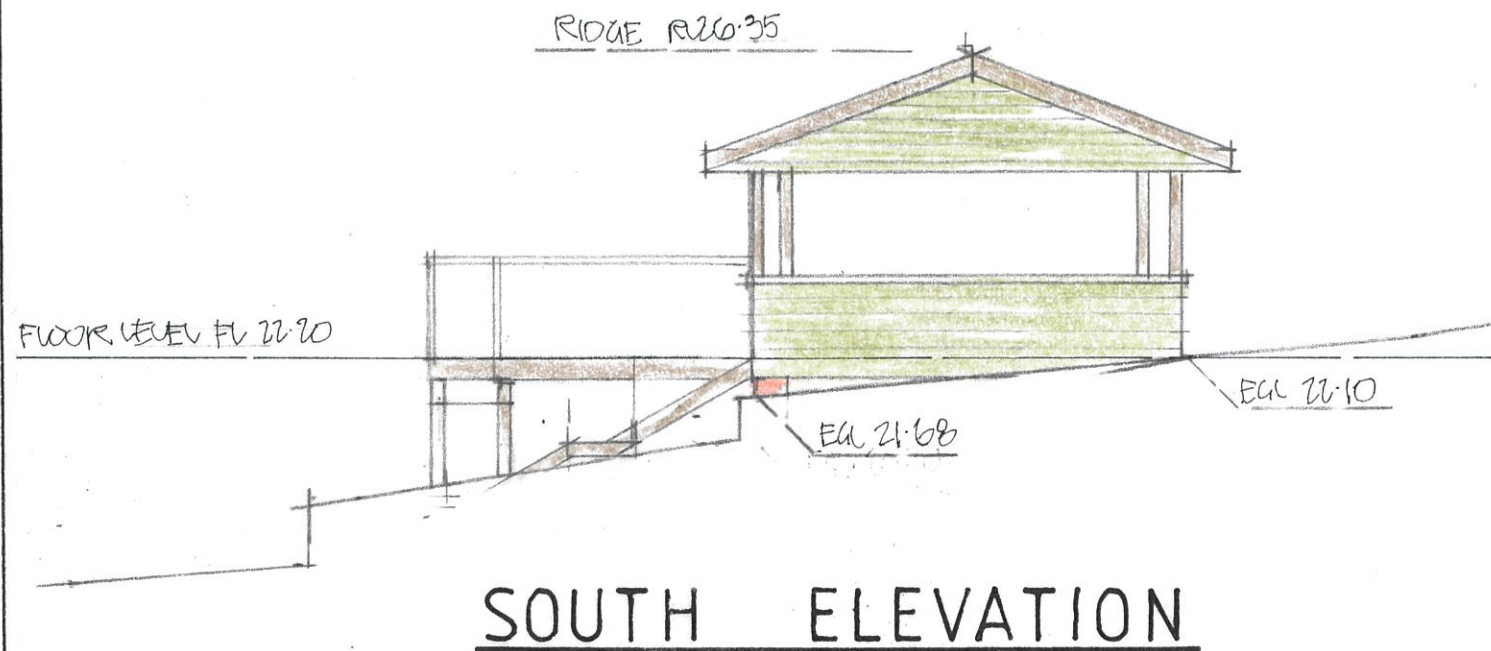
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DRAWING No.	ISSUE
2088-8	



SWIMMING POOL & CARPORT FLOOR PLAN

LANDSCAPING ADJACENT TO SWIMMING POOL

PLANTING WITHIN THE VICINITY OF THE POOL ENCLOSURE MUST BE OF A SPECIES & STYLE THAT WILL COMPLY WITH AS 1926.1 TO ENSURE THAT THERE ARE NO CLIMABLE/FOOTHOLD FEATURES. BOUNDARY FENCES MUST BE 1.8m HIGH ABOVE THE POOL ENCLOSURE LEVEL MEASURED 500mm FROM THE BASE OF THIS FENCE.



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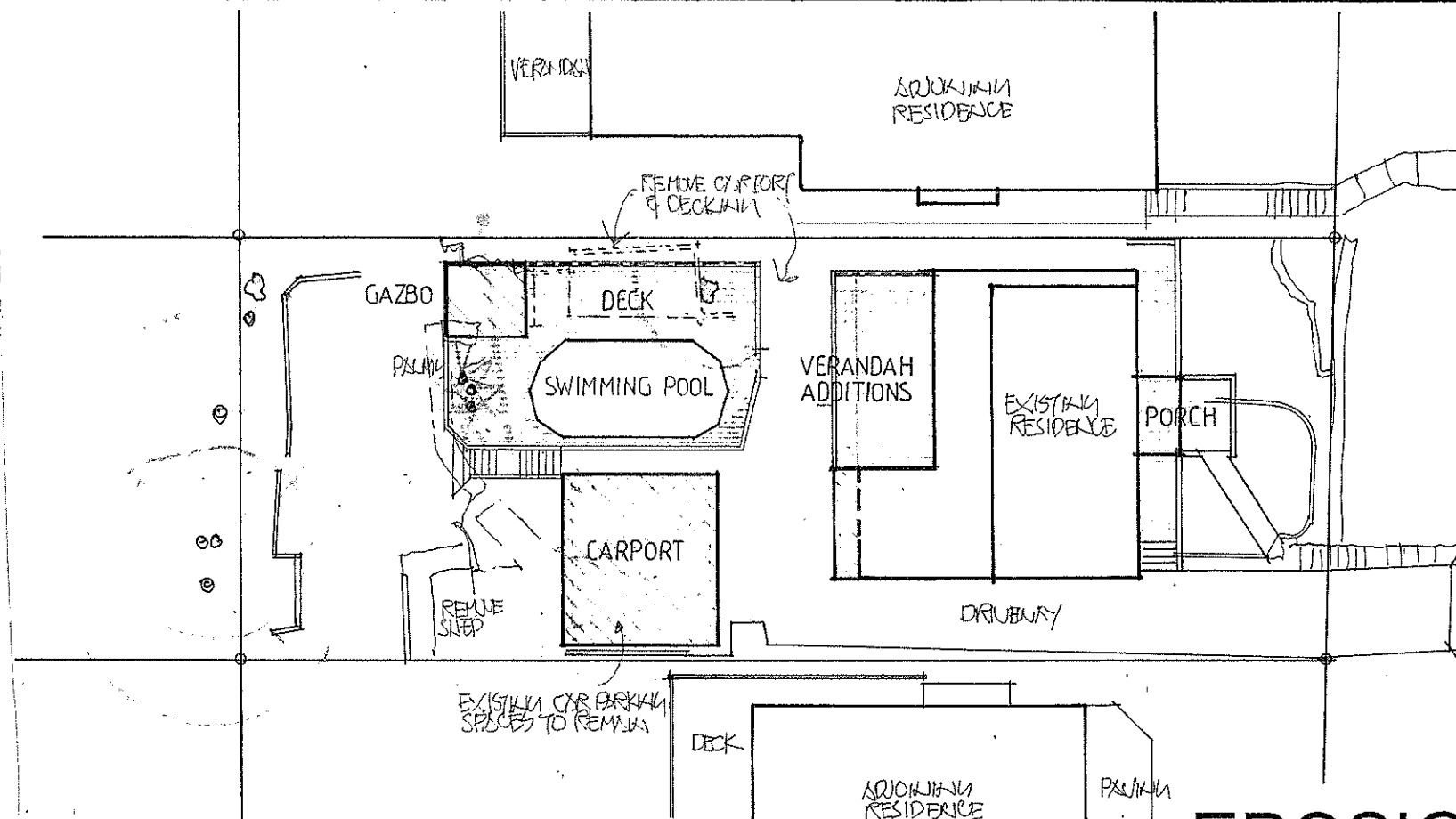
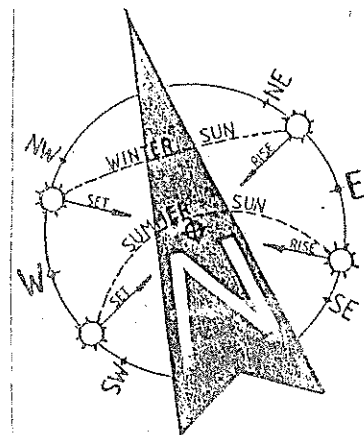
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 WARRIWOOD N. S. W. 2102
CLIENT
 JAMES & AMANDA WHITEHEAD

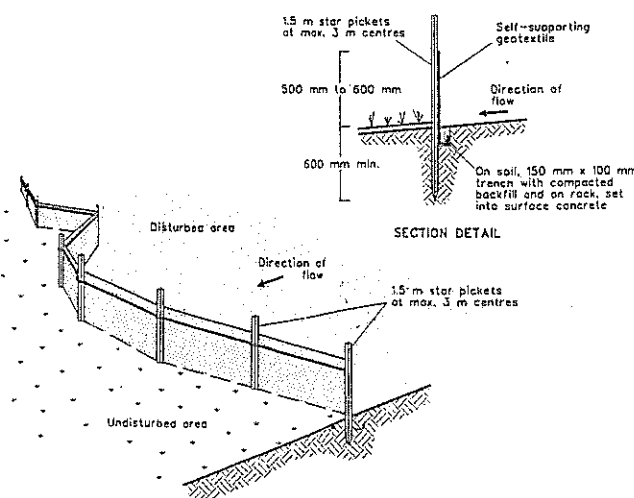
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 DRAWING No. 2088-9 ISSUE



NARRABEEN PARK PARADE

EROSION AND SEDIMENT MANAGEMENT PLAN

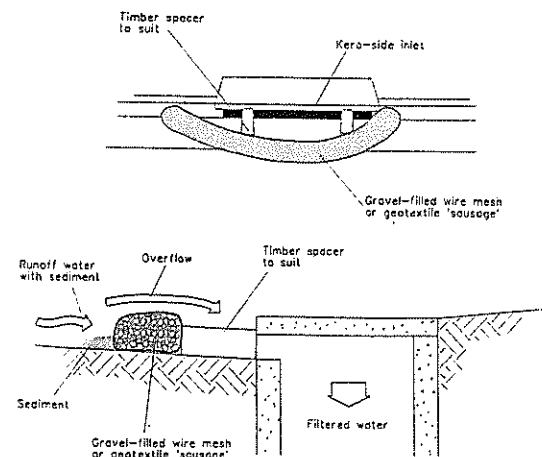
SEDIMENT FENCE



CONSTRUCTION NOTES

1. CONSTRUCT SEDIMENT FENCE AS CLOSE AS POSSIBLE TO PARALLEL TO THE CONTOURS OF THE SITE.
2. DRIVE 1.5 METRE LONG STAR PICKETS INTO GROUND, 3.0 METRES APART.
3. DIG A 150MM DEEP TRENCH ALONG THE UPSLOPE LINE OF THE FENCE. FOR THE BOTTOM OF THE FABRIC TO BE ENTRENCHED.
4. BACKFILL TRENCH OVER BASE OF FABRIC.
5. FIX SELF-SUPPORTING GEOTEXTILE TO UPSLOPE SIDE OF POSTS WITH WIRE TIES OR AS RECOMMENDED BY GEOTEXTILE MANUFACTURER.
6. JOIN SECTIONS OF FABRIC AT A SUPPORT POST WITH A 150MM OVERLAP.

MESH AND GRAVEL INLET FILTER

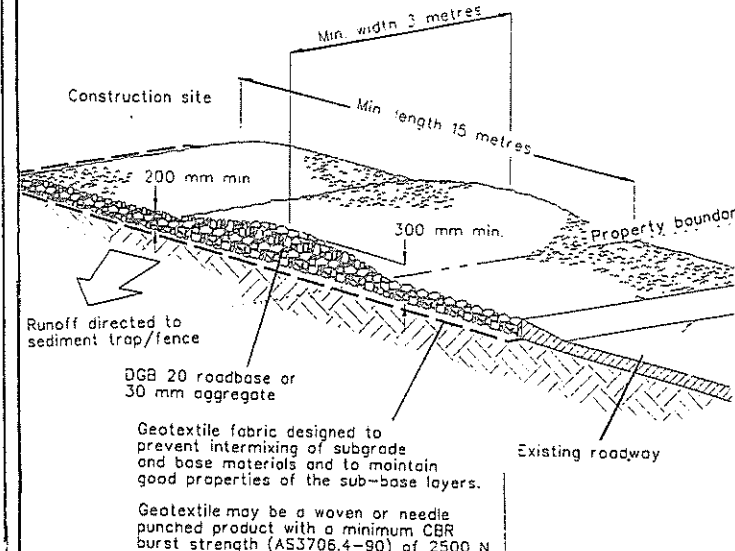


NOTE: This practice only to be used where specified in an approved SWMP/ESCP

CONSTRUCTION NOTES

1. FABRICATE A SLEEVE MADE FROM GEOTEXTILE OR WIRE MESH LONGER THAN THE LENGTH OF THE INLET PIT.
2. FILL THE SLEEVE WITH 25MM TO 50MM GRAVEL.
3. FORM AN ELLIPTICAL CROSS-SECTION ABOUT 150MM HIGH X 400MM WIDE.
4. PLACE THE FILTER AT THE OPENING OF THE KERB INLET LEAVING A 100MM GAP AT THE TOP TO ACT AS AN EMERGENCY SPILLWAY.
5. MAINTAIN THE OPENING WITH SPACER BLOCKS.
6. FORM A SEAL WITH THE KERBING AND PREVENT SEDIMENT BYPASSING THE FILTER.
7. FIT TO ALL KERB INLETS AT SAG POINTS

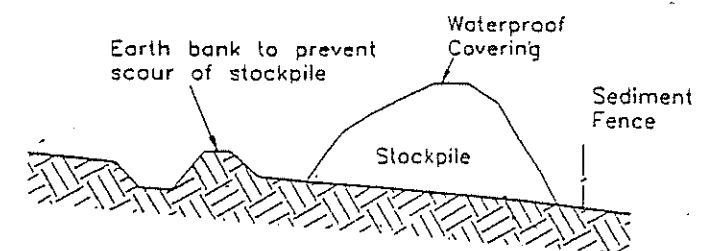
STABILISED SITE ACCESS



CONSTRUCTION NOTES

1. STRIP TOPSOIL AND LEVEL SITE.
2. COMPACT SUBGRADE.
3. COVER AREA WITH NEEDLE-PUNCHED GEOTEXTILE.
4. CONSTRUCT 200MM THICK PAD OVER GEOTEXTILE USING ROADBASE OR 30MM AGGREGATE. MINIMUM LENGTH 15 METRES OR TO BUILDING ALIGNMENT. MINIMUM WIDTH 3 METRES.
5. CONSTRUCT HUMP IMMEDIATELY WITHIN THE BOUNDARY TO DIVERT WATER TO A SEDIMENT FENCE OF OTHER SEDIMENT TRAP.

BUILDING MATERIAL STOCKPILES DETAIL



CERTIFICATION

I JOHN EVANS MEMBER No. 365-96 OF THE BUILDING DESIGNERS ASSOCIATION OF N. S. W. INC, HEREBY CERTIFY THAT THIS DRAWING HAS BEEN DESIGNED IN WITH THE REQUIREMENTS OF THE LANDCOM PUBLICATION MANAGING URBAN STORMWATER. SOILS AND CONSTRUCTION-VOLUME 1, 4TH EDITION (2004)

Signed

Date

15.02.2022

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FULL SUN MORNING AND AFTERNOON
SHADED BY BUILDINGS AND TREES

COOLING SUMMER
SEA BREEZES

VERANDAH

ADJOINING
RESIDENCE

REMOVE CARPORT
& DECKING

GAZBO

DECK

SWIMMING POOL

VERANDAH
ADDITIONS

EXISTING
RESIDENCE

PORCH

CARPORT

DRIVEWAY

EXISTING CAR PARKING
SPACES TO REMAIN

DECK

ADJOINING
RESIDENCE

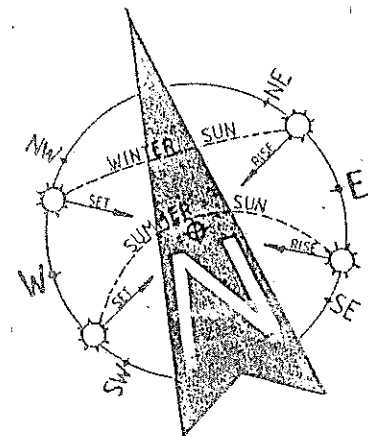
PORCH

LOCATION OF STOCKPILES FOR RECYCLING

LOCATION OF TRADES VEHICLES

EASY WALK TO SHOPS, TRANSPORT
LOCAL SCHOOLS AND PLAYING FIELDS

NARRABEEN PARK PARADE



WASTE MANAGEMENT AND SITE ANALYSIS PLAN

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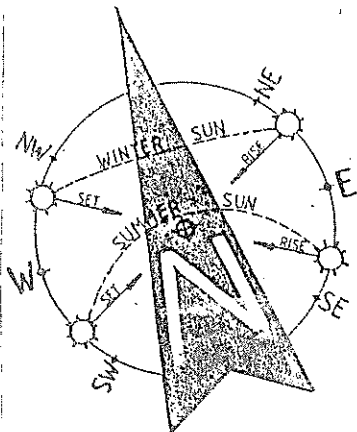
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DRAWING No. 2088-11	ISSUE

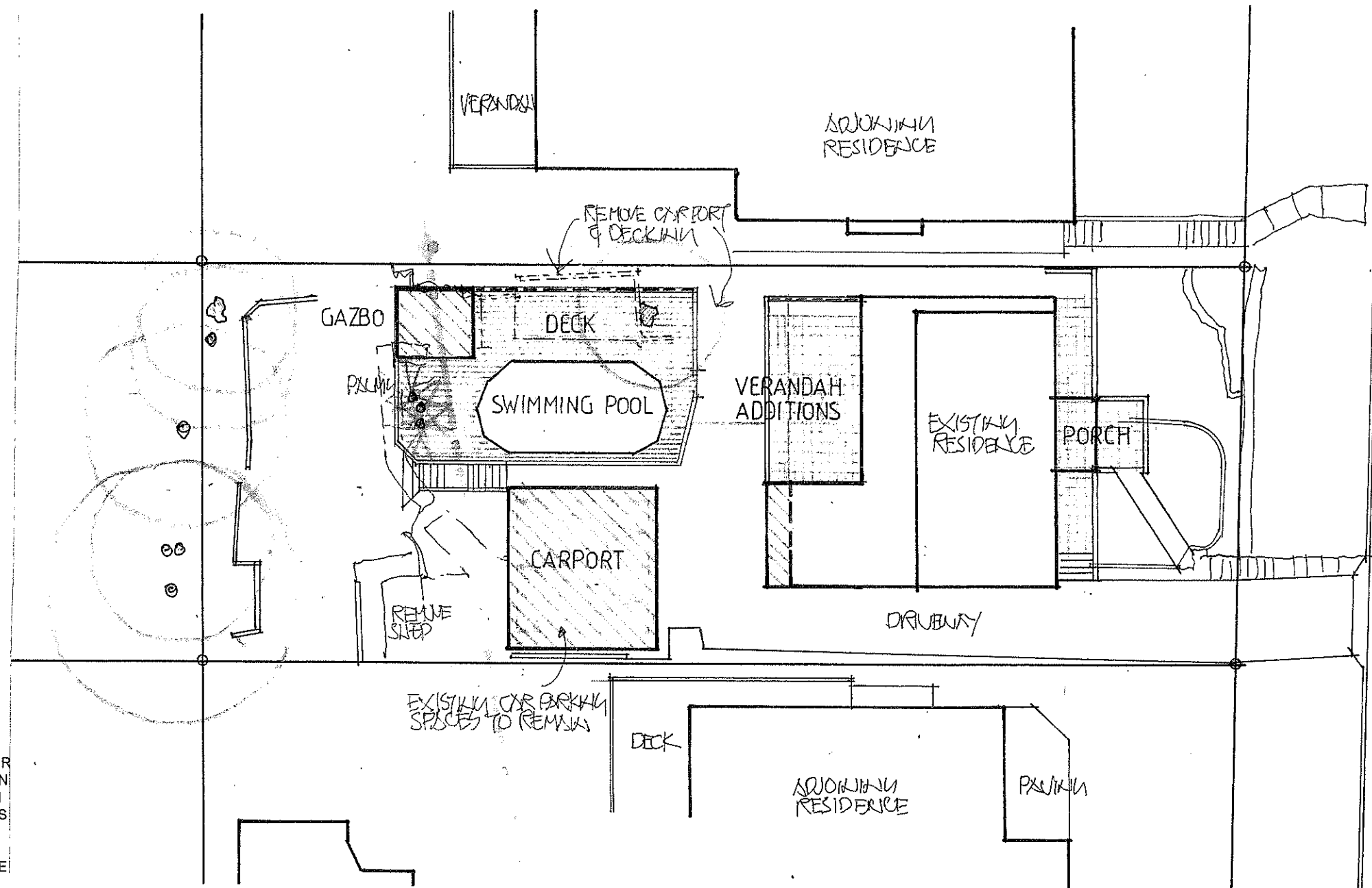
NOTE:
ALL DRAINAGE WORKS TO BE DESIGNED AND IMPLEMENTED
IN ACCORDANCE WITH THE REQUIREMENTS OF
Section 3.1.2 OF THE BUILDING CODE OF AUSTRALIA AND
AS/NZS 3500 3.2 - STORMWATER DRAINAGE

ALL COMPONENTS OF THE EXISTING DRAINAGE SYSTEM TO BE RETAINED
MUST BE CHECKED DURING CONSTRUCTION TO BE IN GOOD WORKING CONDITION
AND AT LEAST OF THE CAPACITY INDICATED ON THIS DRAWING. ANY
DRAINAGE COMPONENTS OR CONNECTIONS FOUND TO BE IN UNSATISFACTORY
CONDITION MUST BE UPGRADED OR REPLACED AS REQUIRED. LOCATION OF
EXISTING PIPEWORK HAS BEEN ESTIMATED FROM VISIBLE DRAINAGE
COMPONENTS AND MUST BE CONFIRMED DURING CONSTRUCTION. CONSULT
ENGINEER IN THE EVENT OF ANY SIGNIFICANT DISCREPANCIES.



NOTES :

1. THIS DRAWING IS TO BE READ IN CONJUNCTION WITH THE ARCHITECTURAL, STRUCTURAL DRAWINGS AND THE SPECIFICATION.
2. PRIOR TO COMMENCEMENT OF WORKS THE CONTRACTOR SHALL SATISFY THEMSELVES OF THE CORRECT LOCATION OF EXISTING SERVICES WHETHER INDICATED OR NOT ON THE DRAWINGS AND ANY DAMAGE TO EXISTING SERVICES SHALL BE RECTIFIED AT THE CONTRACTORS EXPENSE.
3. THE CONTRACTOR SHALL EFFECT TEMPORARY DRAINAGE MEASURES TO AVOID LOCALISED PONDING OF SURFACE RUN-OFF.
4. ALL SWD PIPES ARE 100 mm UPVC AT 1% MINIMUM GRADE UNLESS NOTED OTHERWISE
5. THE CONTRACTOR SHALL IMPLEMENT ALL SOIL EROSION & SEDIMENT CONTROL MEASURES PRIOR TO COMMENCEMENT.
6. TOPSOIL SHALL BE STRIPED & STOCKPILED OUTSIDE HAZARD AREAS SUCH AS DRAINAGE LINES. THIS TOPSOIL IS TO BE RESPREAD LATER ON AREAS TO BE REVEGETATED.
7. THE CONTRACTOR SHALL MAINTAIN DUST CONTROL UNTIL FINAL COMPLETION OF WORKS.



NARRABEEN PARK PARADE

**CONNECT ALL NEW STORMWATER
LINES TO THE EXISTING SYSTEM**

STORMWATER CONCEPT PLAN

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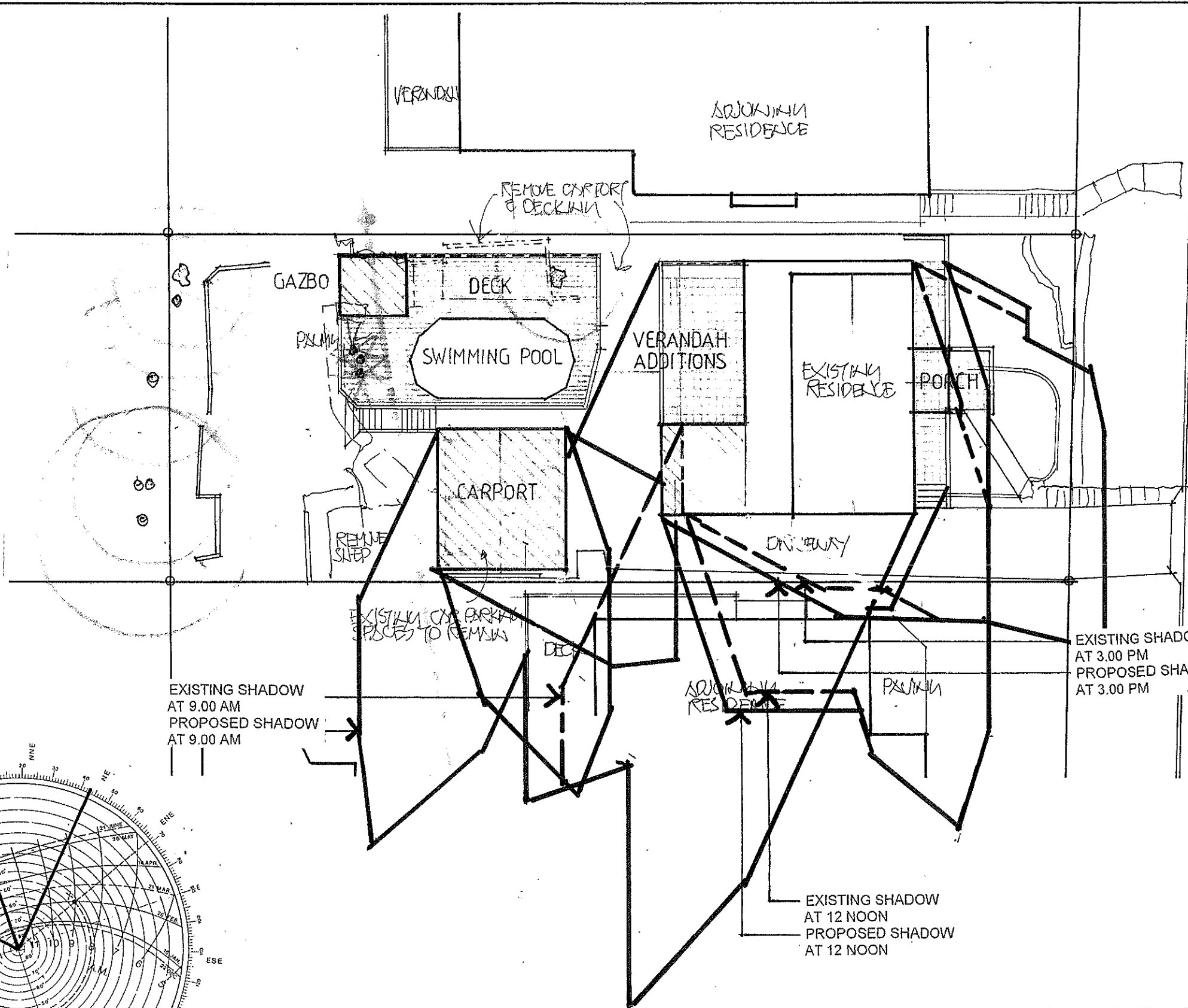
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NARRABEEN PARK PARADE

SHADOW DIAGRAM

JUNE 21

SCALE 1 : 200

SHADOW CERTIFICATION

I JOHN EVANS SENIOR BUILDING DESIGNER OF J.D.EVANS & COMPANY PTY LIMITED
EST. 1978, HEREBY CERTIFY THAT THE SHADOW DIAGRAMS ARE ACCURATE
Signed *[Signature]* Date 15.02/2022

No.	AMENDMENT	DATE



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DESIGN AND BUILDING CONSULTANTS
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