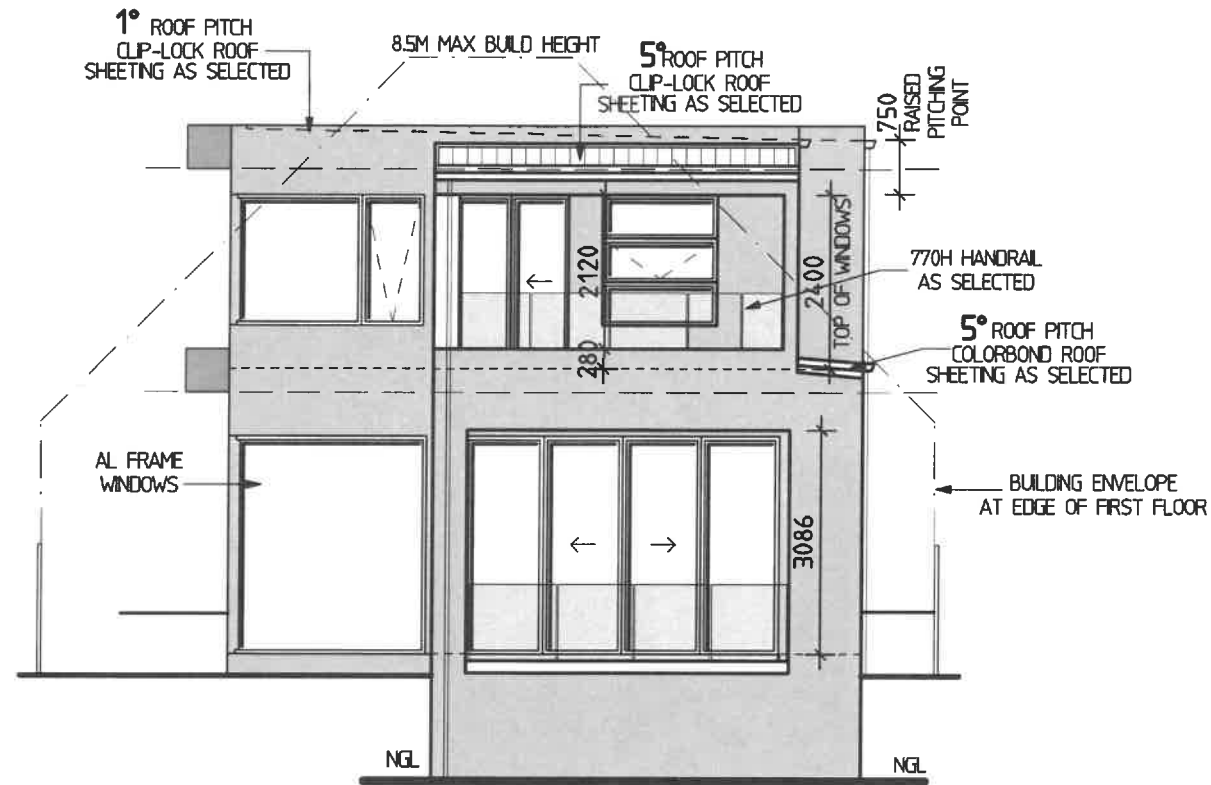


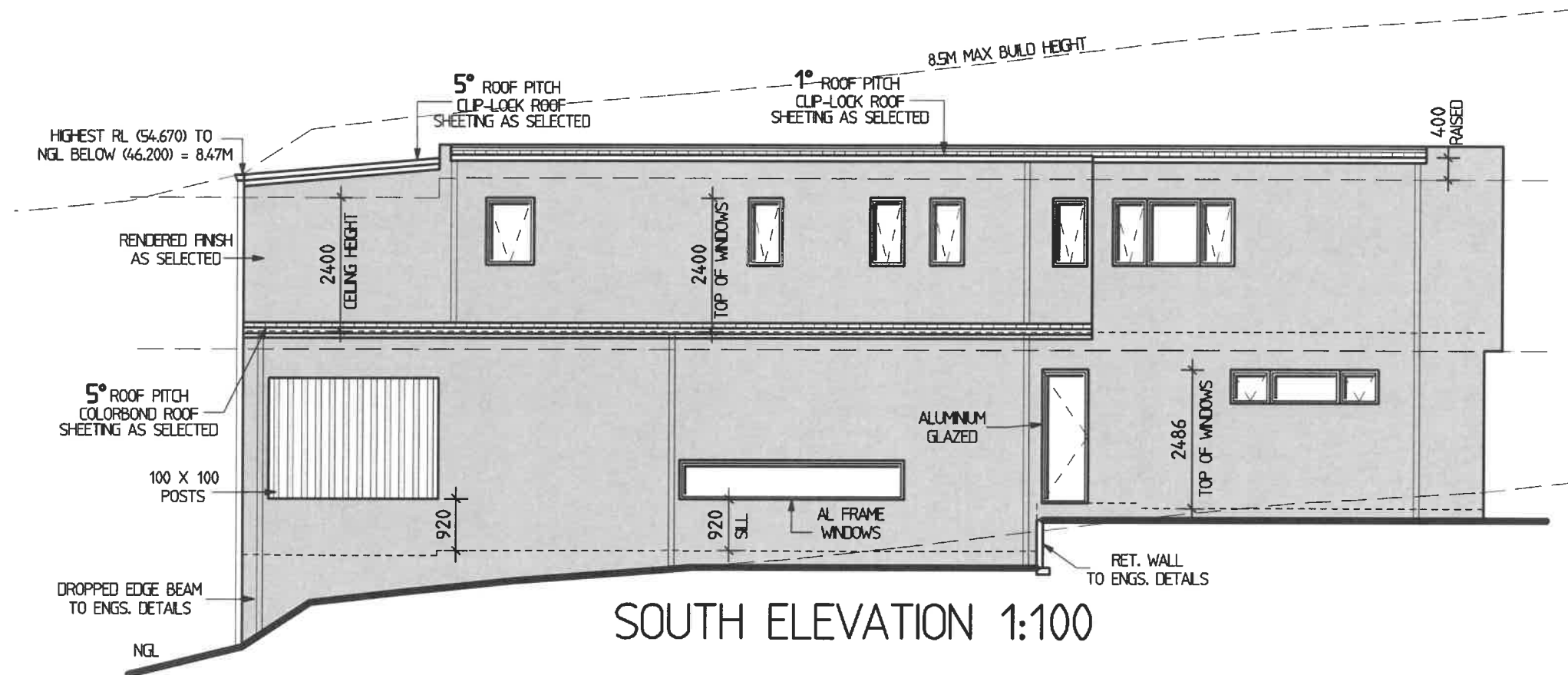
FOR	MR BEVALACQUA	PAGE SIZE	DWG NO.	PAGE NO.
AT	LOT 12 N°183 BARRENJOEY ROAD NEWPORT	A3	J1372	7 OF 16
DATE	05-08-19	REVISION	AMEND CC PLANS	DRAWN
07-08-19	AMEND CC PLANS	IZ		
09-09-19	AMEND CC PLANS	IZ		



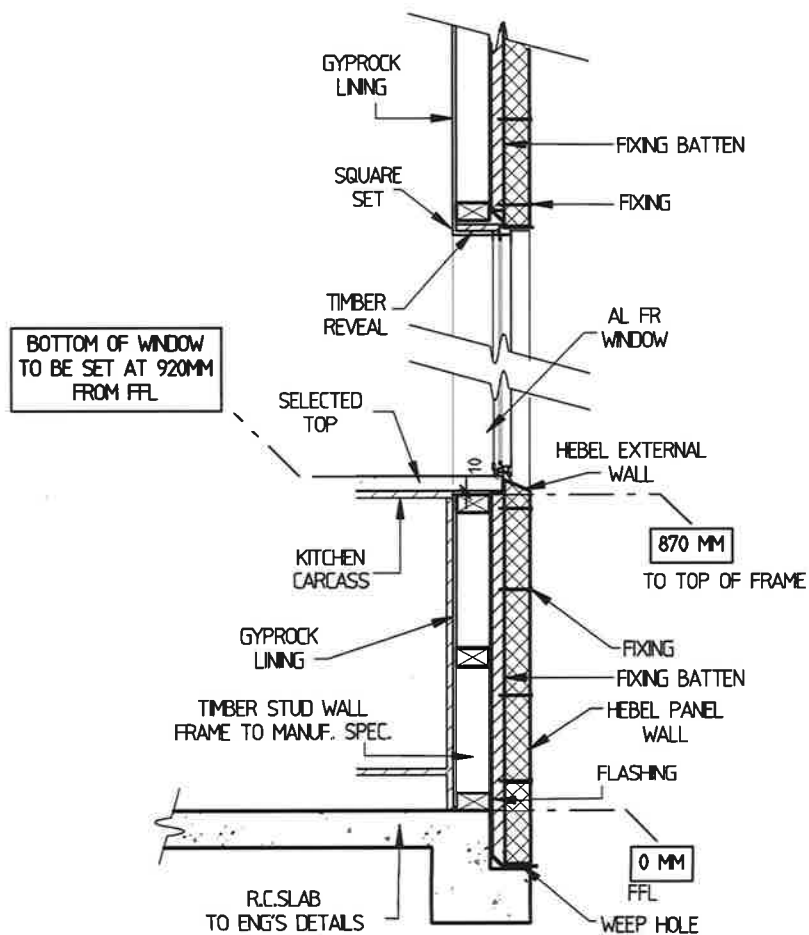
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WEST ELEVATION 1:100

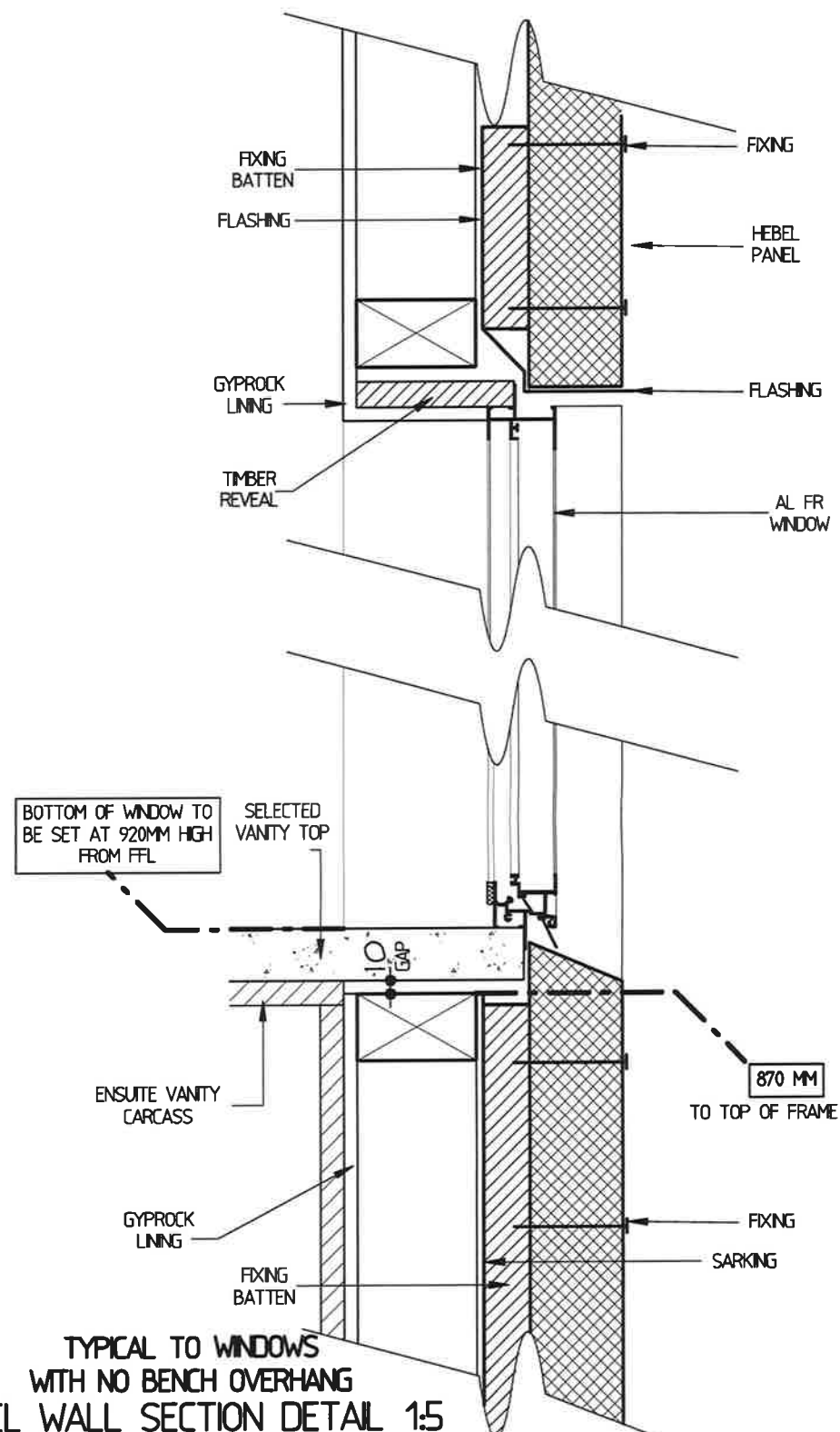


SOUTH ELEVATION 1:100



NOTE: IF CLIENT IS PROVIDING
TIMBER FLOORING ETC...
WINDOW AND FRAME
MEASUREMENTS ARE TO BE
ADJUSTED ACCORDINGLY

HEBEL WALL SECTION 1:20
TYPICAL WINDOWS
WITH NO BENCH OVERHANG



TYPICAL TO WINDOWS
WITH NO BENCH OVERHANG
HEBEL WALL SECTION DETAIL 1:5

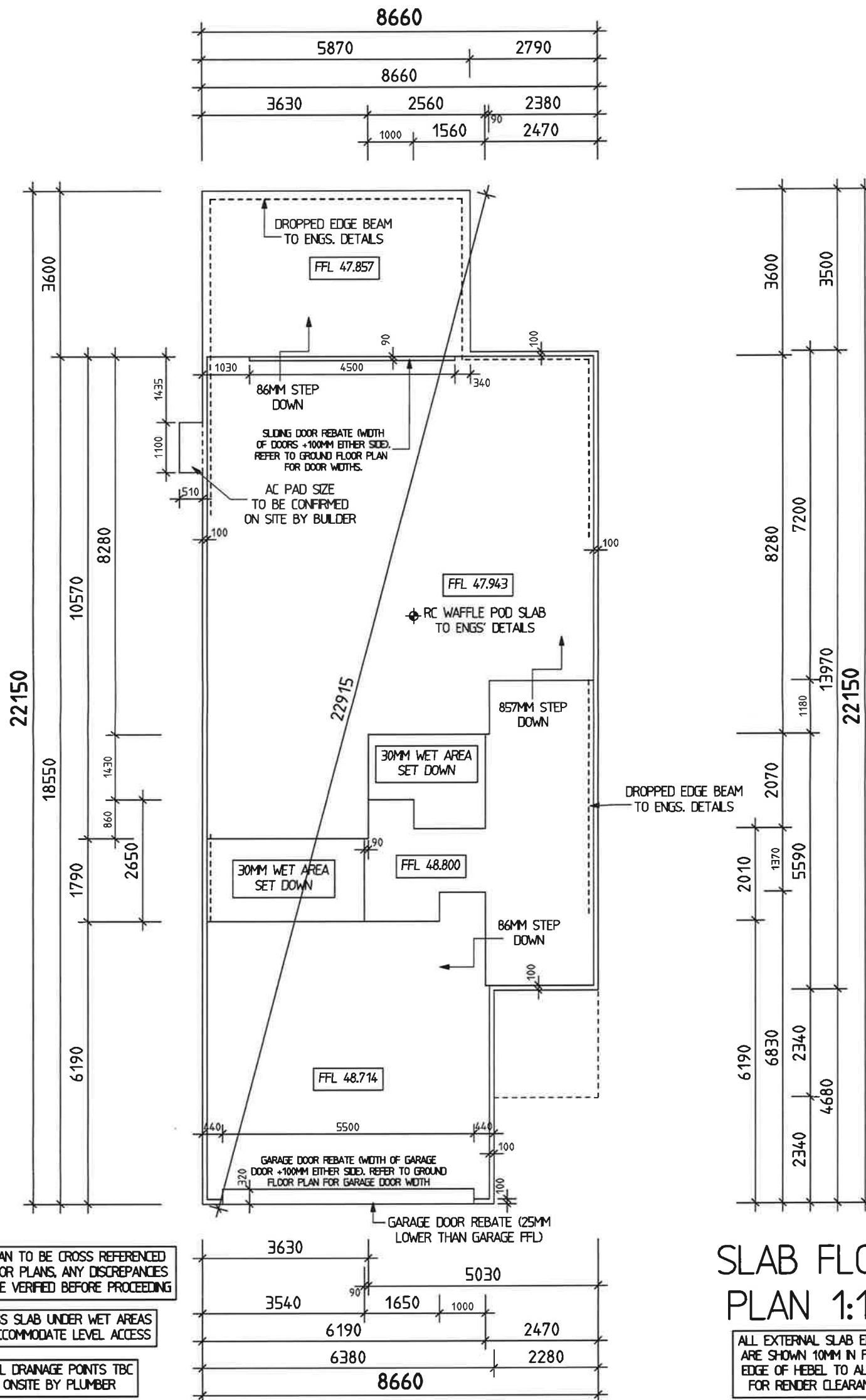
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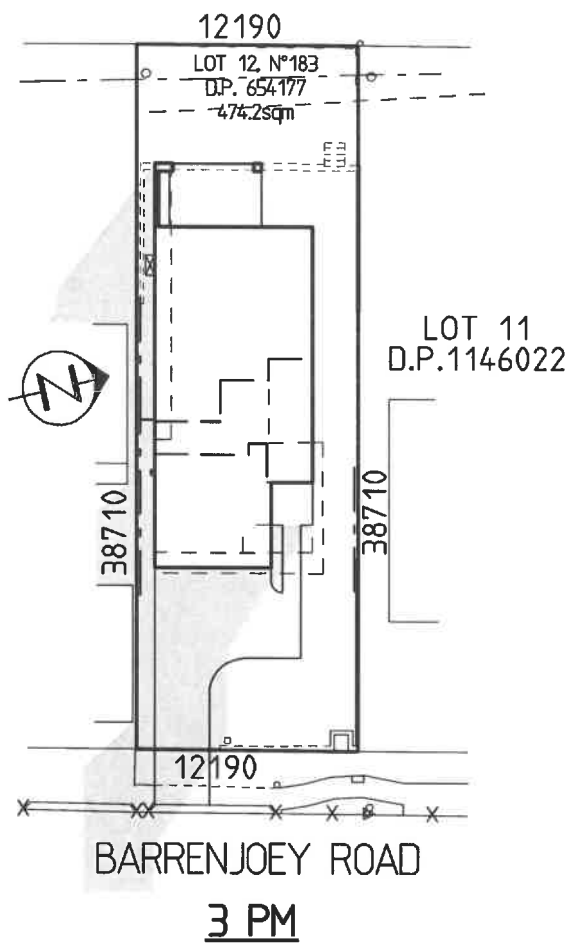
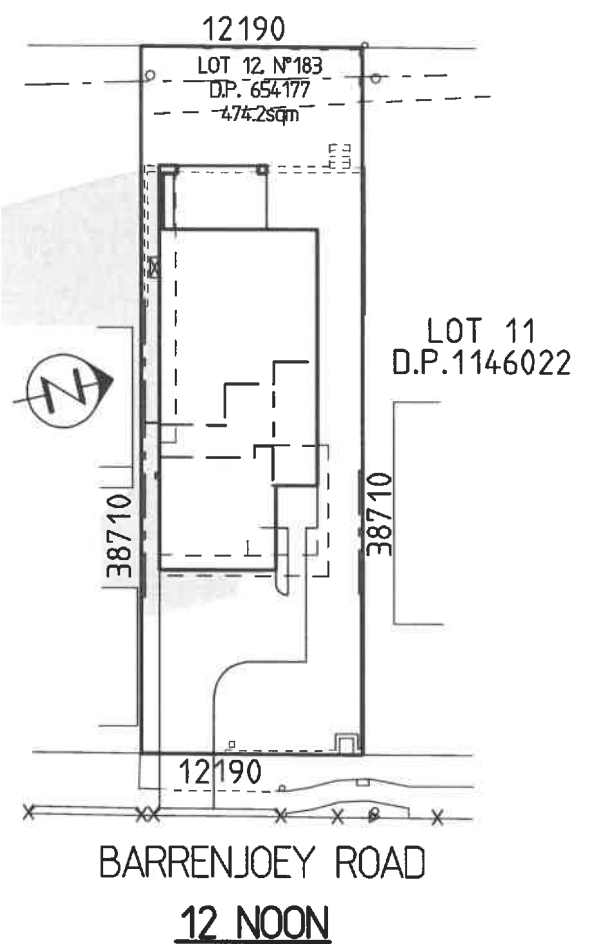
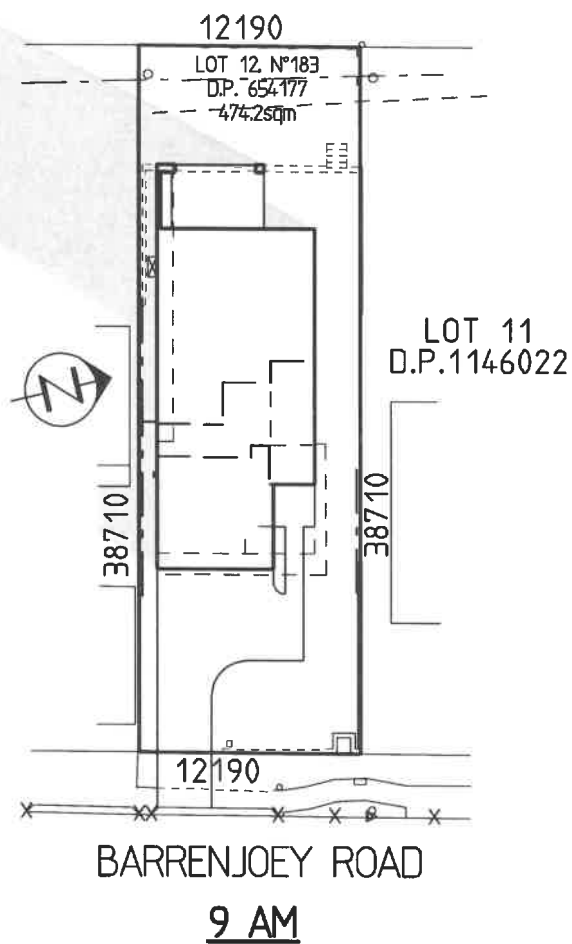
FOR	PAGE SIZE	DWG NO.	PAGE NO.	ISSUE	DATE	REVISION	DRAWN
MR BEVLACQUA	A3	J1372	8 OF 16	F	05-08-19	AMEND CC PLANS	IZ
AT LOT 12, N°183 BARRENJOEY ROAD NEWPORT			UP NO. 654-177	G	07-08-19	AMEND CC PLANS	IZ
				H	09-09-19	AMEND CC PLANS	IZ

AD
ATRIA DESIGNS

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SLAB FLOOR PLAN 1:100



SHADOW DIAGRAMS JUNE 21ST MID-WINTER 1:400

SHADOW DIAGRAMS TO BE USED AS A GUIDE ONLY SITE CONDITIONS MAY CAUSE VARIATIONS

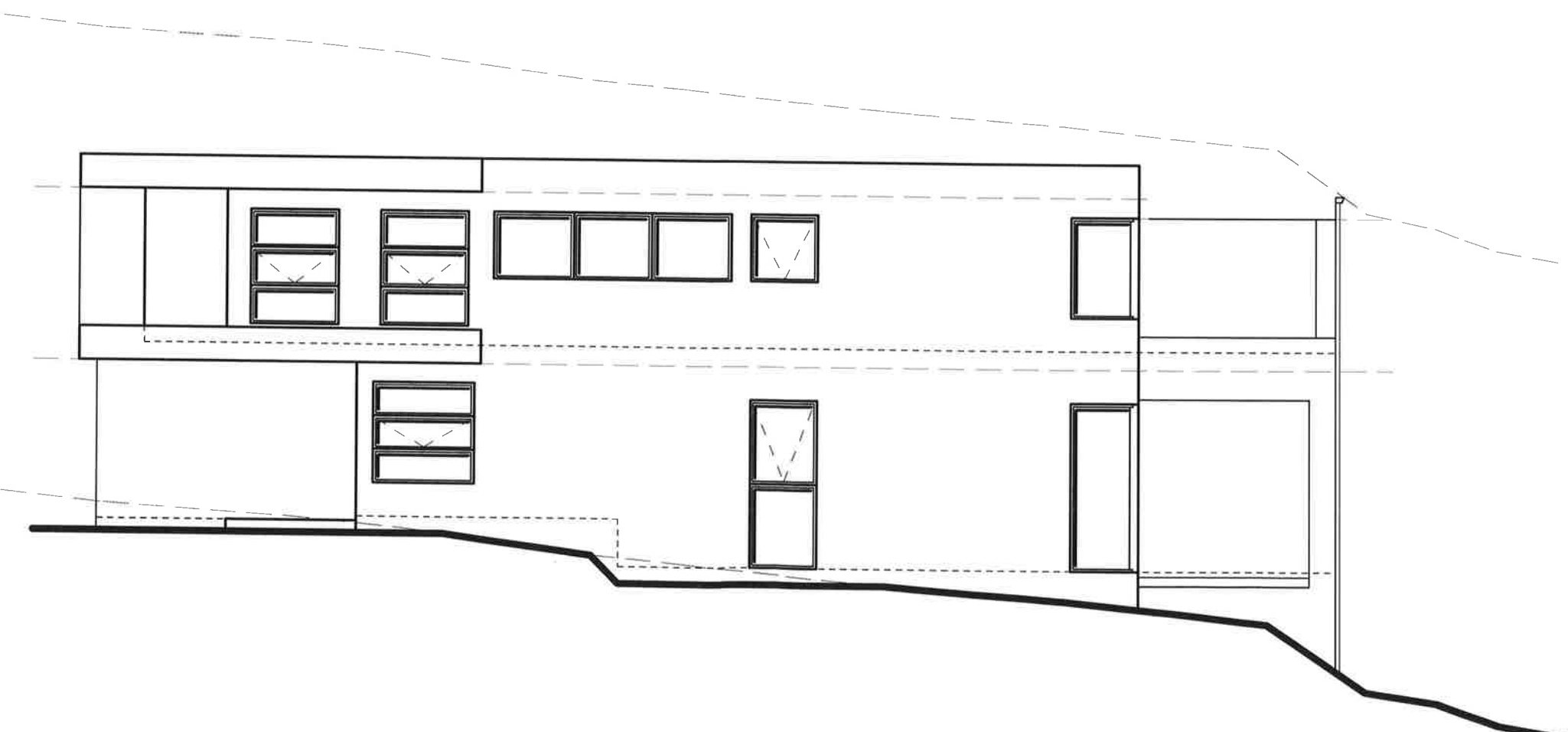
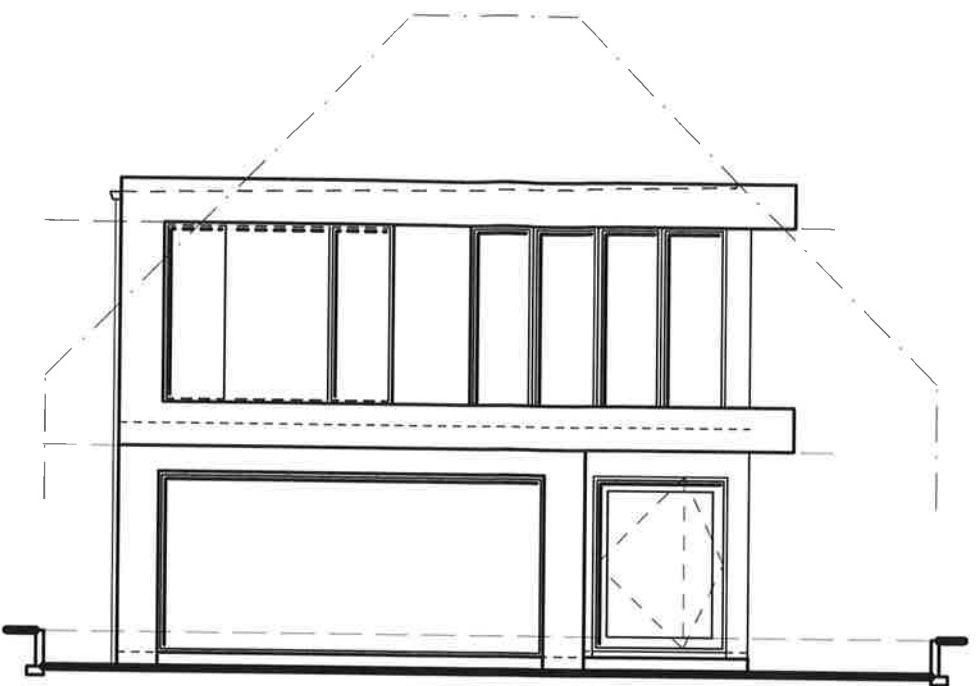
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FOR	PAGE SIZE	DWG NO.	PAGE NO.	ISSUE	DATE	REVISION	DRAWN
MR BEVLACQUA	A3	J1372	10 OF 16	F	05-08-19	AMEND CC PLANS	IZ
AT LOT 12 N°183 BARRENJOEY ROAD NEWPORT			DP NO. 654177	G	07-08-19	AMEND CC PLANS	IZ
				H	09-09-19	AMEND CC PLANS	IZ



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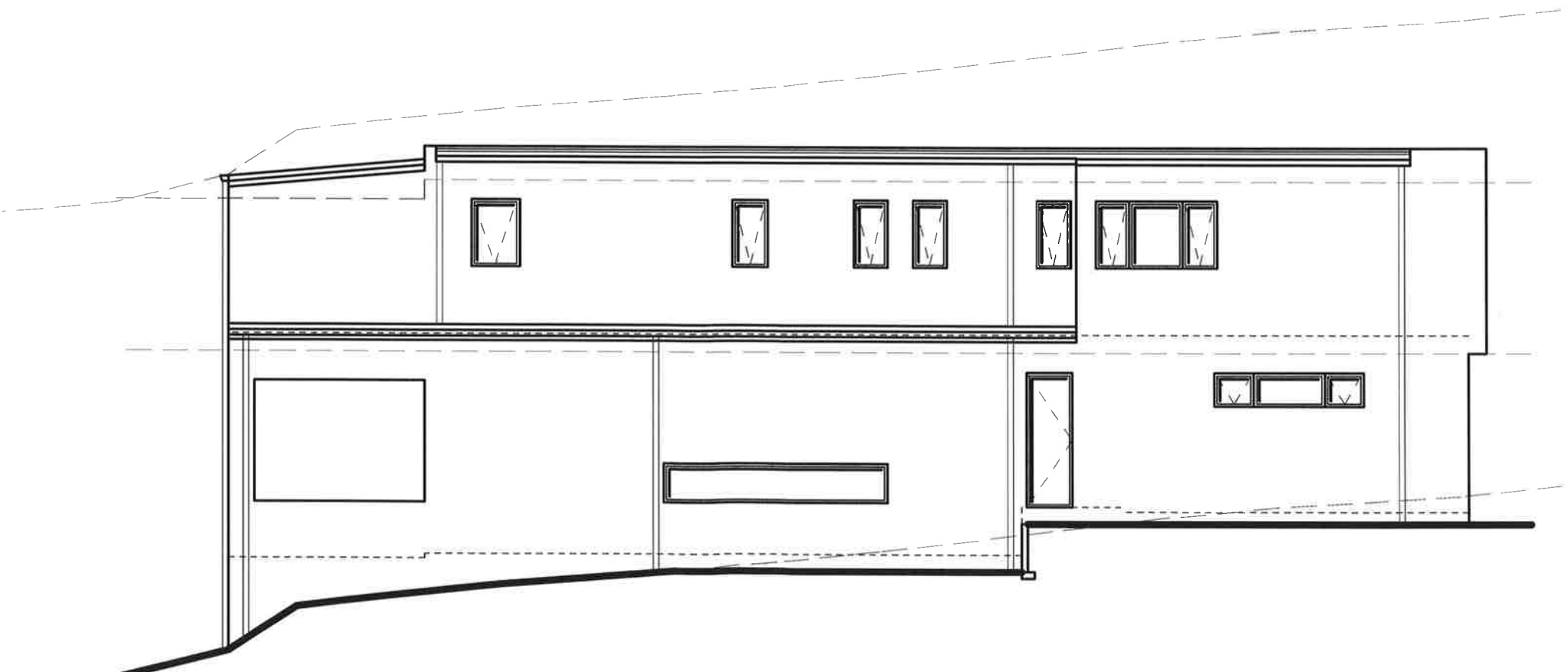
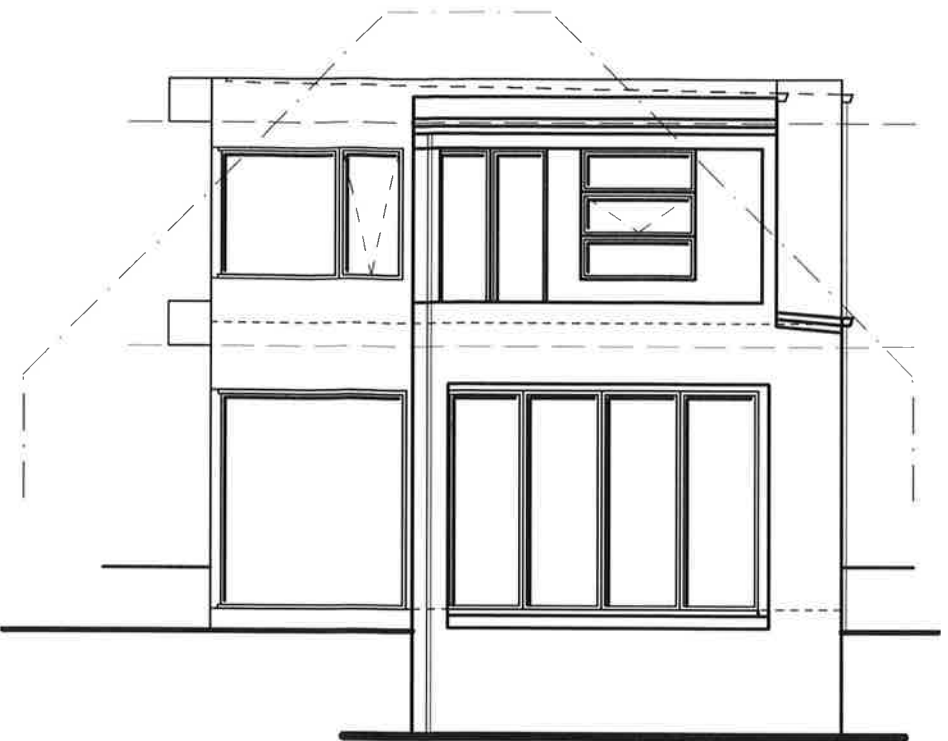
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FOR	MR BENJACQUA	PAGE SIZE	DWG NO.	PAGE NO.	ISSUE	DATE	REVISION	DRAWN
AT	LOT 12, N°183 BARRENUOEY ROAD NEWPORT	A3	J1372	13 OF 16	F	05-08-19	AMEND CC PLANS	Z
				DP NO.	G	07-08-19	AMEND IC PLANS	Z
				654-177	H	09-09-19	AMEND IC PLANS	Z



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FOR	MR BEVALACQUA	PAGE SIZE	DWG NO.	PAGE NO.	ISSUE	DATE	REVISION	DRAWN
AT	LOT 12, N°183 BARRENDUOEY ROAD NEWPORT	A3	J1372	14 OF 16 OF NO. 654-177	F	05-08-19	AMEND CC PLANS	U
					G	07-08-19	AMEND CC PLANS	U
					H	09-09-19	AMEND CC PLANS	U



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BASIX NOTES – CERTIFICATE NUMBER 985206S_02

STORMWATER / WATER

COLLECTION OF RAINWATER & STORMWATER:
THE APPLICANT MUST INSTALL A RAINWATER TANK OF AT LEAST 3000 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 RAIN RUNOFF FROM
AT LEAST 162 SQUARE METRES OF THE ROOF AREA OF THE DEVELOPMENT
EXCLUDING THE AREA OF THE ROOF WHICH DRAINS TO ANY STORMWATER TANK OR PRIVATE DAM.

THE APPLICANT MUST CONNECT THE RAINWATER TANK TO:
- ALL TOILETS IN THE DEVELOPMENT
- THE COLD WATER TAP THAT SUPPLIES EACH CLOTHES WASHER IN THE DEVELOPMENT
- AT LEAST ONE OUTDOOR TAP IN THE DEVELOPMENT (NOTE: NSW HEALTH DOES NOT
RECOMMEND THAT RAINWATER BE USED FOR HUMAN CONSUMPTION IN AREAS WITH POTABLE WATER SUPPLY.)

SHOWERHEADS:
THE APPLICANT MUST INSTALL SHOWERHEADS WITH A MINIMUM RATING OF 3 STAR @ 7.5 BUT \leq 9 L/MIN
IN ALL SHOWERS IN THE DEVELOPMENT.

TOILETS:
THE APPLICANT MUST INSTALL A TOILET FLUSHING SYSTEM WITH A MINIMUM RATING OF 4 STAR IN
EACH TOILET IN THE DEVELOPMENT.

TAP FITTINGS:
THE APPLICANT MUST INSTALL TAPS WITH A MINIMUM FLOW RATE OF 4 STAR IN THE KITCHEN IN
THE DEVELOPMENT.

THE APPLICANT MUST INSTALL BASIN TAPS WITH A MINIMUM RATING OF 4 STAR IN EACH BATHROOM IN
THE DEVELOPMENT.

SWIMMING POOL:
-THE SWIMMING POOL MUST NOT HAVE A VOLUME GREATER THAN 40 KILOLITRES.
-THE SWIMMING POOL MUST HAVE A POOL COVER.
-THE SWIMMING POOL MUST BE OUTDOORS.
-THE DEVELOPMENT MUST NOT INCORPORATE ANY HEATING SYSTEM FOR THE SWIMMING POOL.
-THE APPLICANT MUST INSTALL A TIMER FOR THE SWIMMING POOL PUMP IN THE DEVELOPMENT.

INSULATION

R2.5 INSULATION TO CANTILEVERED FLOOR
R2.5 BULK WALL INSULATION (EXCL. GARAGE)
REFLECTIVE FOIL TO EXTERNAL WALLS (EXCL. GARAGE)
R4.0 CEILING INSULATION TO ROOF SPACE (EXCL. GARAGE)
R2.5 INSULATION BETWEEN LEVELS ABOVE GARAGE INTERNAL ONLY

ARTIFICIAL LIGHTING

THE APPLICANT MUST ENSURE THAT THE "PRIMARY TYPE OF ARTIFICIAL LIGHTING" IS FLUORESCENT
OR LIGHT EMITTING DIODE (LED) LIGHTING IN EACH OF THE FOLLOWING ROOMS, AND WHERE THE WORD
'DEDICATED' APPEARS, THE FITTINGS FOR THOSE LIGHTS MUST ONLY BE CAPABLE OF ACCEPTING FLUORESCENT
OR LIGHT EMITTING DIODE (LED) LAMPS:
AT LEAST 4 OF THE BEDROOMS / STUDY;
AT LEAST 3 OF THE LIVING / DINING ROOMS;
THE KITCHEN;
ALL BATHROOMS/TOILETS;
THE LAUNDRY;
ALL HALLWAYS;

ENERGY

HOT WATER:
THE APPLICANT MUST INSTALL THE FOLLOWING HOT WATER SYSTEM IN THE DEVELOPMENT, OR A SYSTEM WITH A
HIGHER ENERGY RATING: GAS INSTANTANEOUS WITH A PERFORMANCE OF 6 STARS

ACTIVE COOLING:
THE APPLICANT MUST INSTALL THE FOLLOWING COOLING SYSTEM, OR A SYSTEM WITH A HIGHER ENERGY RATING:
N AT LEAST 1 LIVING AREA: 3-PHASE AIRCONDITIONING ENERGY RATING: EER 3.0 - 3.5

THE APPLICANT MUST INSTALL THE FOLLOWING COOLING SYSTEM, OR A SYSTEM WITH A HIGHER ENERGY RATING:
N AT LEAST 1 BEDROOM: 3-PHASE AIRCONDITIONING ENERGY RATING: EER 3.0 - 3.5

THE COOLING SYSTEM MUST PROVIDE FOR DAY/NIGHT ZONING BETWEEN LIVING AREAS AND BEDROOMS

ACTIVE HEATING:
THE APPLICANT MUST INSTALL THE FOLLOWING HEATING SYSTEM, OR A SYSTEM WITH A HIGHER ENERGY RATING:
N AT LEAST 1 LIVING AREA: 3-PHASE AIRCONDITIONING ENERGY RATING: EER 3.0 - 3.5

THE APPLICANT MUST INSTALL THE FOLLOWING HEATING SYSTEM, OR A SYSTEM WITH A HIGHER ENERGY RATING:
N AT LEAST 1 BEDROOM: 3-PHASE AIRCONDITIONING ENERGY RATING: EER 3.0 - 3.5

THE HEATING SYSTEM MUST PROVIDE FOR DAY/NIGHT ZONING BETWEEN LIVING AREAS AND BEDROOMS

VENTILATION:
THE APPLICANT MUST INSTALL THE FOLLOWING EXHAUST SYSTEMS IN THE DEVELOPMENT:
AT LEAST 1 BATHROOM: INDIVIDUAL FAN DUCTED TO FAÇADE OR ROOF; OPERATION CONTROL: MANUAL SWITCH ON/OFF
KITCHEN: INDIVIDUAL FAN, NOT DUCTED; OPERATION CONTROL: MANUAL SWITCH ON/OFF
LAUNDRY: NATURAL VENTILATION ONLY, OR NO LAUNDRY; OPERATION CONTROL: N/A

NATURAL LIGHTING:
THE APPLICANT MUST INSTALL A WINDOW AND/OR SKYLIGHT IN THE KITCHEN OF THE DWELLING
FOR NATURAL LIGHTING. THE APPLICANT MUST INSTALL A WINDOW AND/OR SKYLIGHT
IN 2 BATHROOMS/TOILETS IN THE DEVELOPMENT FOR NATURAL LIGHTING.

ALTERNATIVE ENERGY:
THE APPLICANT MUST INSTALL A PHOTOVOLTAIC SYSTEM WITH THE CAPACITY TO GENERATE AT LEAST 1
PEAK KILOWATTS OF ELECTRICITY AS PART OF THE DEVELOPMENT.
THE APPLICANT MUST CONNECT THIS SYSTEM TO THE DEVELOPMENT'S ELECTRICAL SYSTEM.

COOKING:
THE APPLICANT MUST INSTALL A GAS COOKTOP & ELECTRIC OVEN IN THE KITCHEN
OF THE DWELLING.

OTHER:
THE APPLICANT MUST INSTALL A FIXED OUTDOOR CLOTHES DRYING LINE AS PART
OF THE DEVELOPMENT.

THERMAL COMFORT

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.
THE APPLICANT MUST CONSTRUCT THE FLOORS AND WALLS OF THE DWELLING IN ACCORDANCE WITH
THE SPECIFICATIONS LISTED IN THE TABLE BELOW.

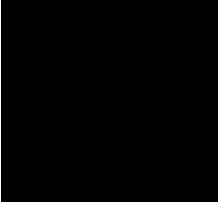
FLOOR AND WALL CONSTRUCTION:	AREA:
FLOOR - CONCRETE SLAB ON GROUND	ALL OR PART OF FLOOR AREA SQUARE METERS
FLOOR - SUSPENDED FLOOR ABOVE GARAGE	ALL OR PART OF FLOOR AREAS

Client: Name: Paul Bevilacqua

Site address: Lot 12 (183) Barrenjoey Road, Newport NSW 2106

Click Lock Roof

Black



GARAGE DOOR

Cedar



FASCIA AND GUTTER

Black



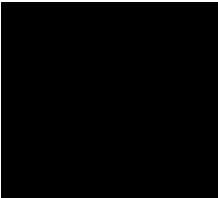
RENDER 1

Taubmans - Black



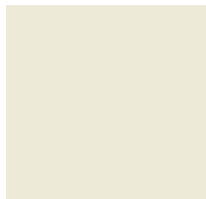
Window Frames

Black



RENDER 2

Taubmans - Alpine Snow



FRONT DOOR



CEDAR CLADDING

