

DRAWING LIST	
DRAWING NO.	DRAWING NAME
000	COVER PAGE
005	BASIX COMMITMENT
010	LOCATION PLAN
020	CUT&FILL PLAN
050	SITE ANALYSIS PLAN
120	GROUND FLOOR PLAN
130	LEVEL 1 PLAN
140	ROOF PLAN
200	ELEVATION
210	ELEVATION
300	SECTION
500	SHADOW DIAGRAM
510	SHADOW DIAGRAM
600	AREA CALCULATION
700	EXTERNAL FINISH SCHEDULE



DEVELOPMENT APPLICATION  
PROPOSED DWELLING AT LOT 20,  
10 FERN CREEK ROAD, WARRIEWOOD

PREPARED FOR

SKYCORP AUSTRALIA

BASIX COMMITMENTS SUMMERY NOTES (TO BE READ IN CONJUNCTION WITH BASIX CERTIFICATE )				
BASIX Certificate # 1249735S				
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			



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

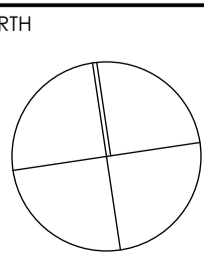
- NOTE
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					A B	DEVELOPMENT APPLICATION SURVEY ISSUE	DL DL	KC/PI GF/PI	15.10.21 11.11.21	CLIENT  SKYCROP AUSTRALIA
REV	DESCRIPTION	BY	CHK	DATE	REV	DESCRIPTION	BY	CHK	DATE	

PROJECT  
LOT 20,10 FERN CREEK ROAD,  
WARRIEWOOD

DRAWING  
BASIX COMMITMENT

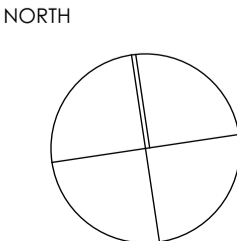


DRAWN DL, KC	CHECKED PI / KC
PROJECT No P563	SCALE 1:1 @A1,
B	DA
005	B
dsc	stage
dwg no.	revision

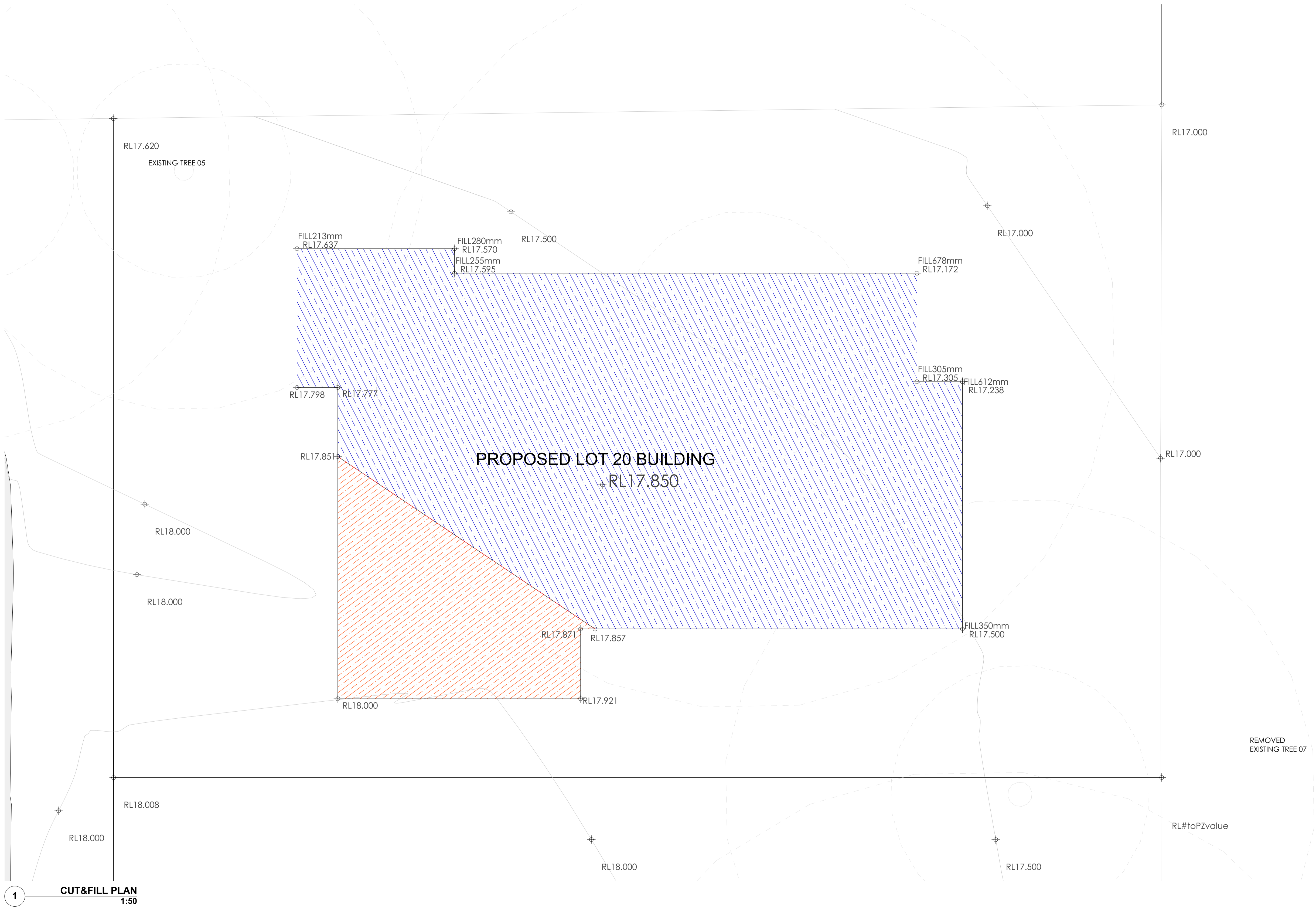


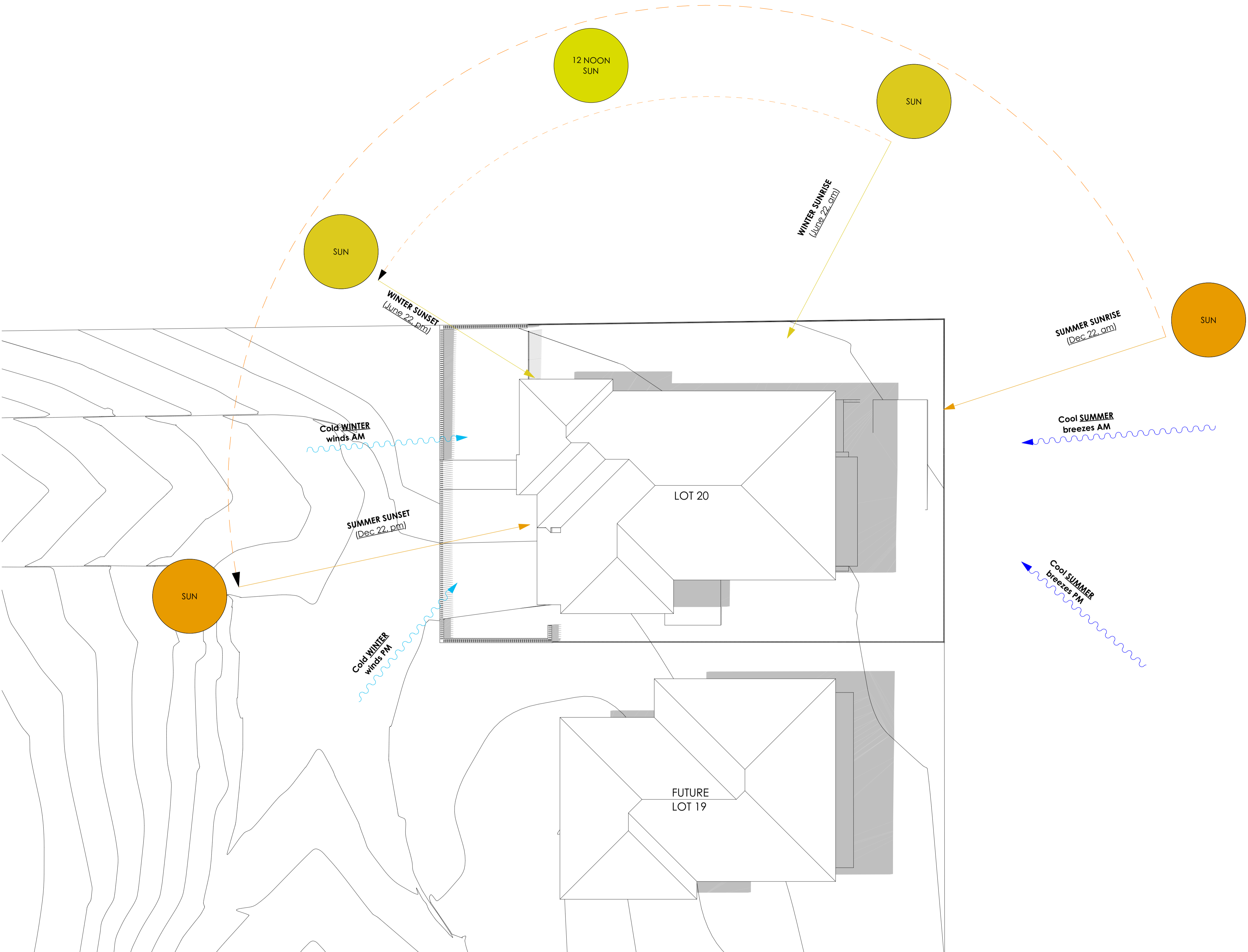
1 LOCATION PLAN

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



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 PLAN  
1:100



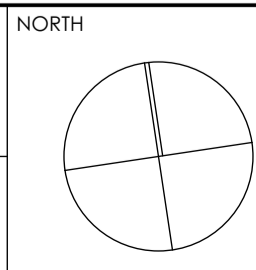
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Nominated Registered Architect, Peter Israel (Reg no 50964)  
ABN 90 050 071 022

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

CLIENT  
SKYCORP AUSTRALIA

PROJECT  
LOT 20, 10 FERN CREEK ROAD,  
WARRIEWOOD  
DRAWING  
SITE ANALYSIS PLAN



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



1 GROUND FLOOR PLAN



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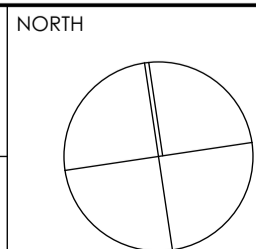
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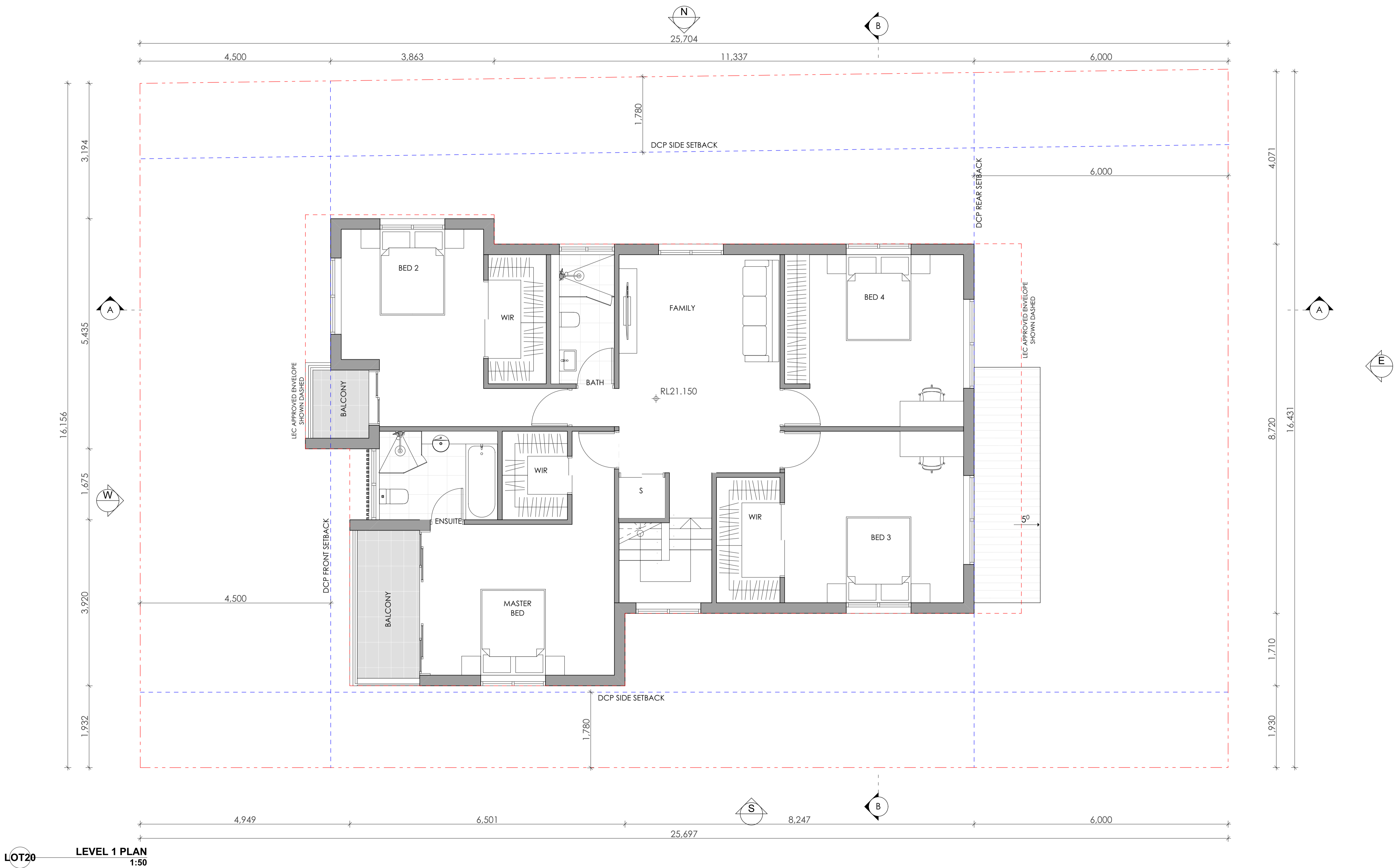
REV	DESCRIPTION	BY	CHK	DATE	REV	DESCRIPTION	BY	CHK	DATE

CLIENT  
SKYCORP AUSTRALIA

PROJECT  
LOT 20, 10 FERN CREEK ROAD,  
WARRIEWOOD  
DRAWING  
GROUND FLOOR PLAN



DRAWN DL, KC	CHECKED PI / KC
PROJECT No P563	SCALE 1:50@A1,
<b>B</b>	<b>DA 120 B</b>
disc	stage
dwg no.	revision



NOTE

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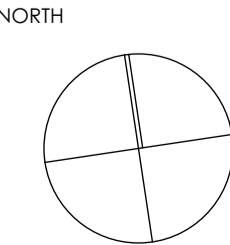
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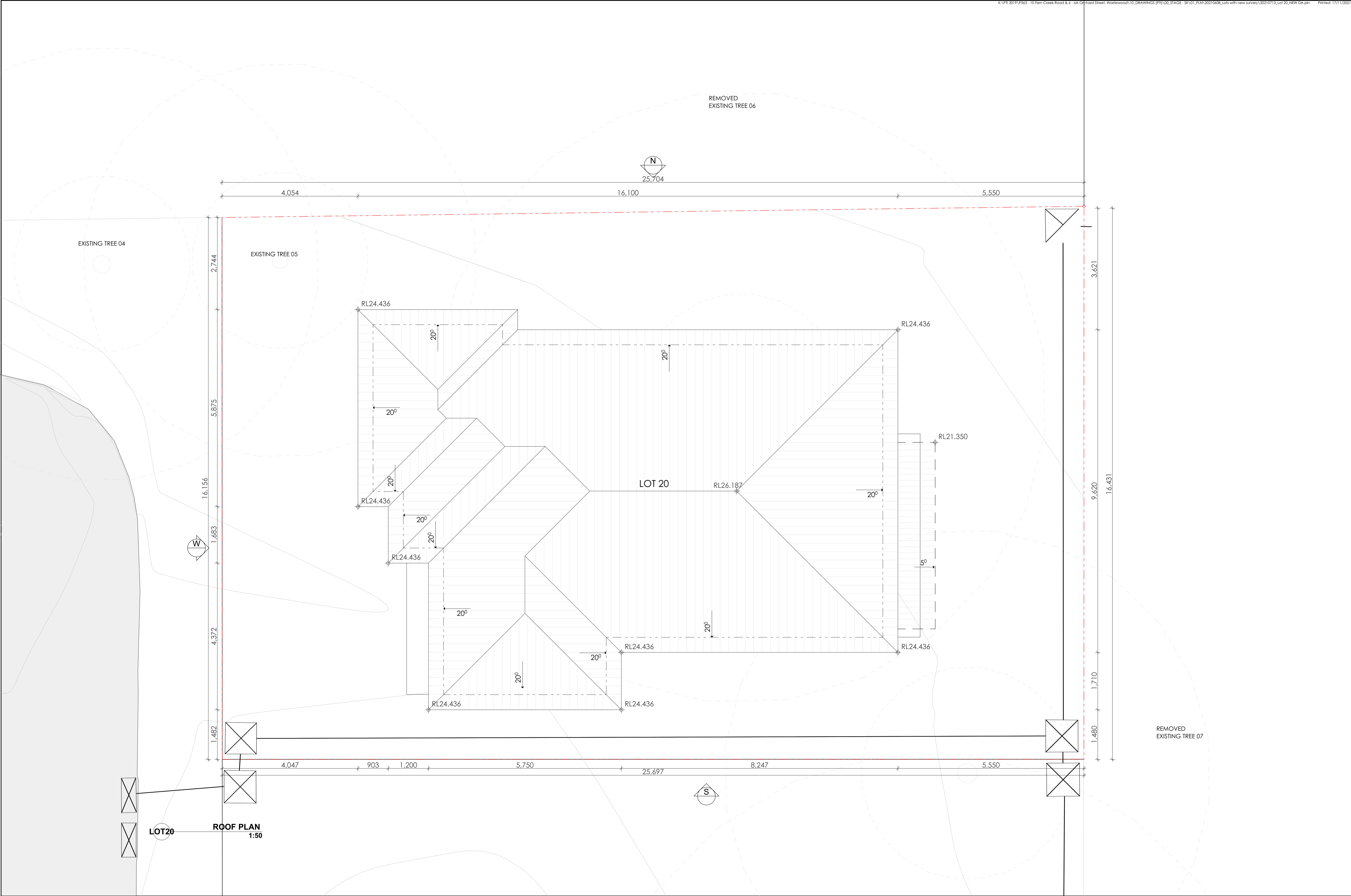
REV	DESCRIPTION	BY	CHK	DATE

CLIENT  
**SKYCORP AUSTRALIA**

PROJECT  
**LOT 20, 10 FERN CREEK ROAD,  
WARRIEWOOD**  
DRAWING  
**LEVEL 1 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
dwg no.	revision



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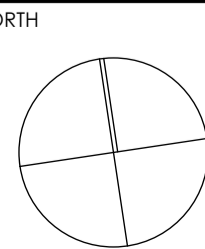
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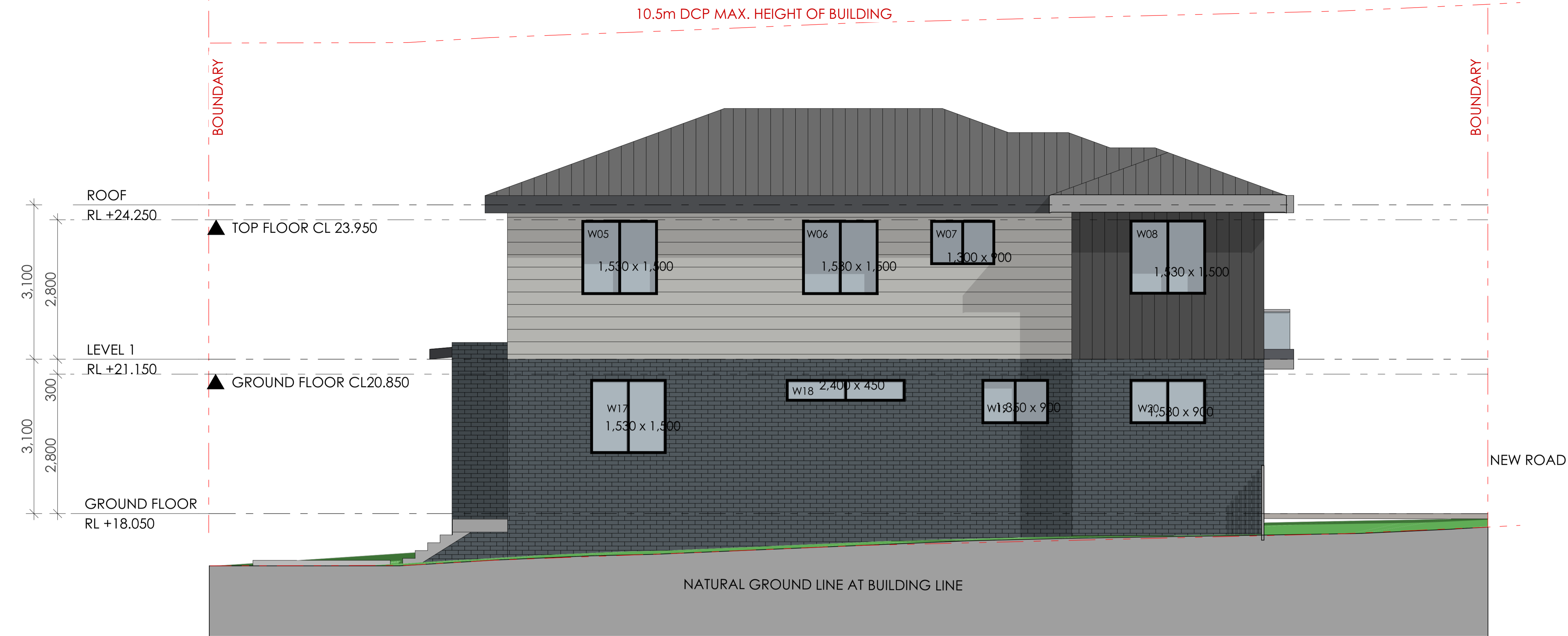
CLIENT  
**SKYCORP AUSTRALIA**

PROJECT  
**LOT 20, 10 FERN CREEK ROAD,  
WARRIEWOOD**  
DRAWING  
**ROOF PLAN**



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





N NORTH ELEVATION  
1:50



S SOUTH ELEVATION  
1:50

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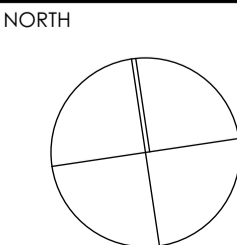
REV	DESCRIPTION	BY	CHK	DATE	REV	DESCRIPTION	BY	CHK	DATE

A DEVELOPMENT APPLICATION  
B SURVEY ISSUE

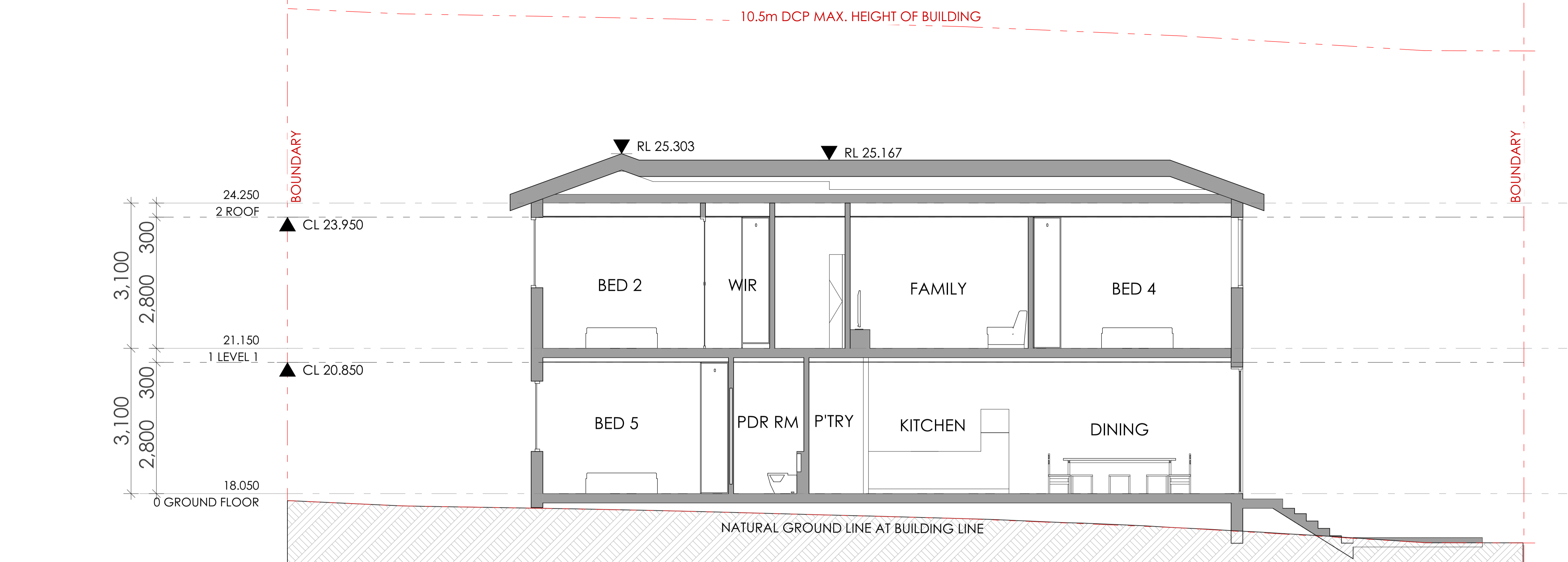
DL KC/PI 15.10.21  
DL GF/PI 11.11.21

CLIENT  
**SKYCORP AUSTRALIA**

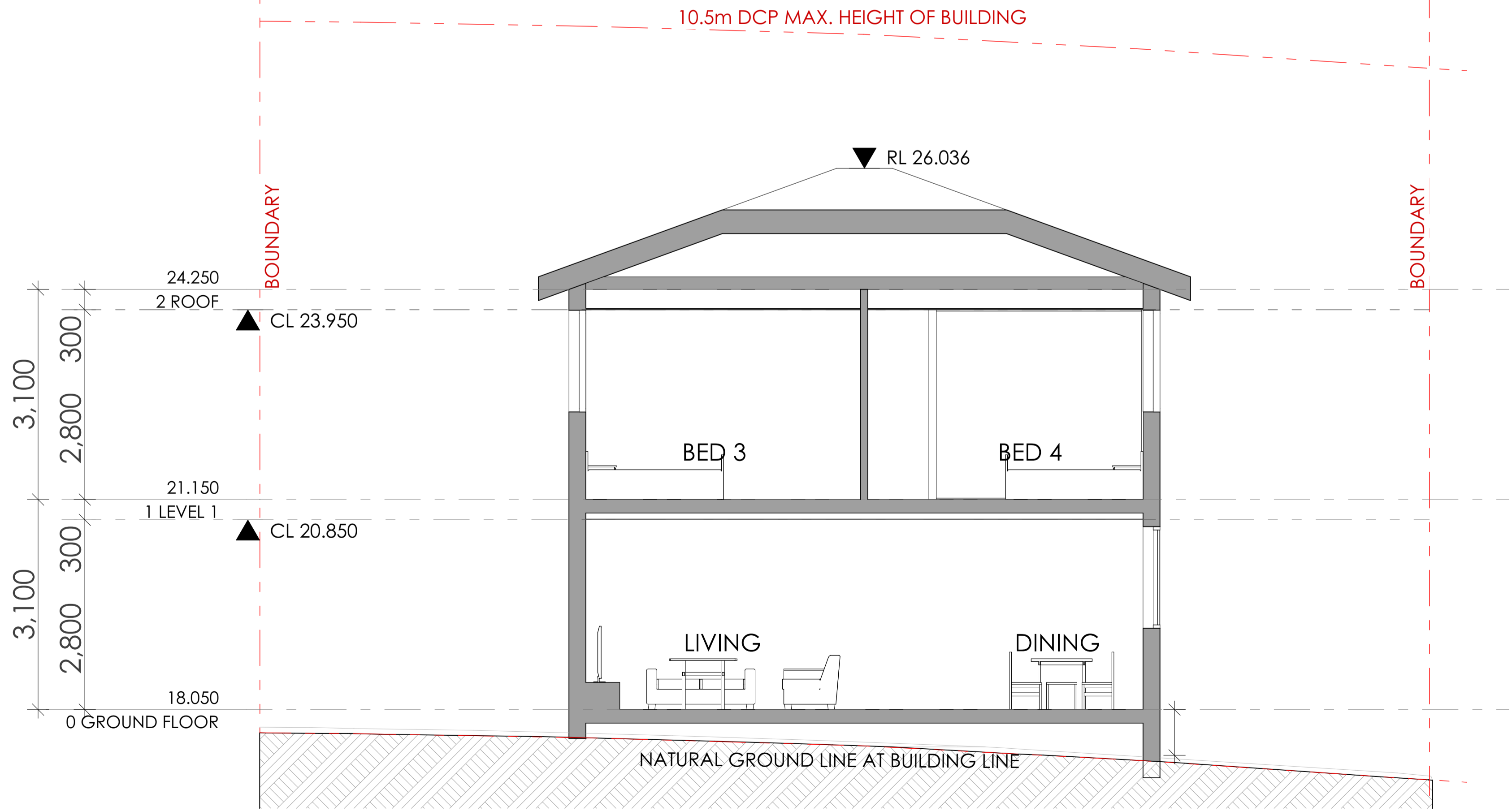
PROJECT  
**LOT 20, 10 FERN CREEK ROAD,  
WARRIEWOOD**  
DRAWING  
**ELEVATION**



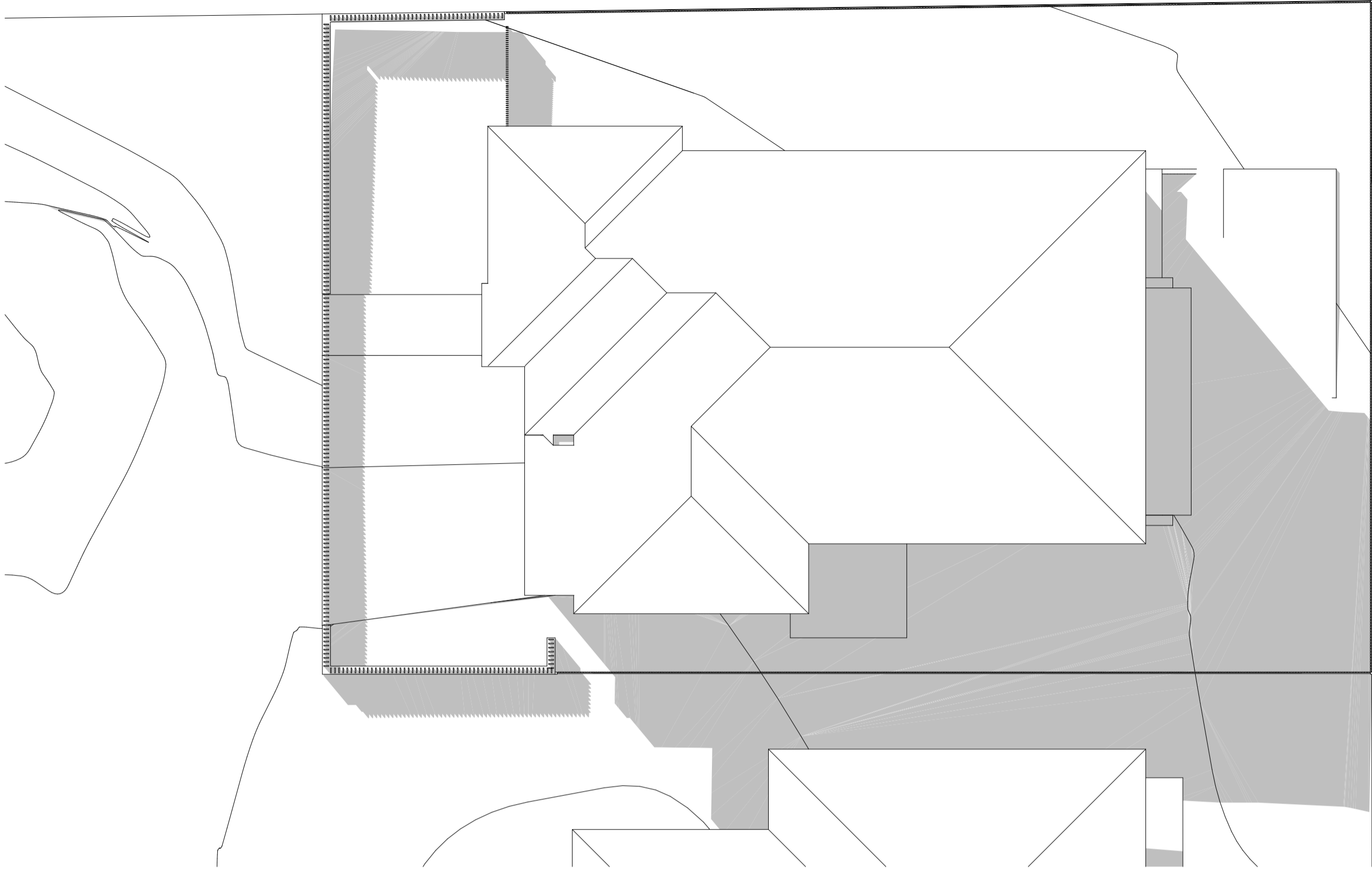
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<b>B</b>	<b>DA 210 B</b>
disc	stage
dwg no.	revision



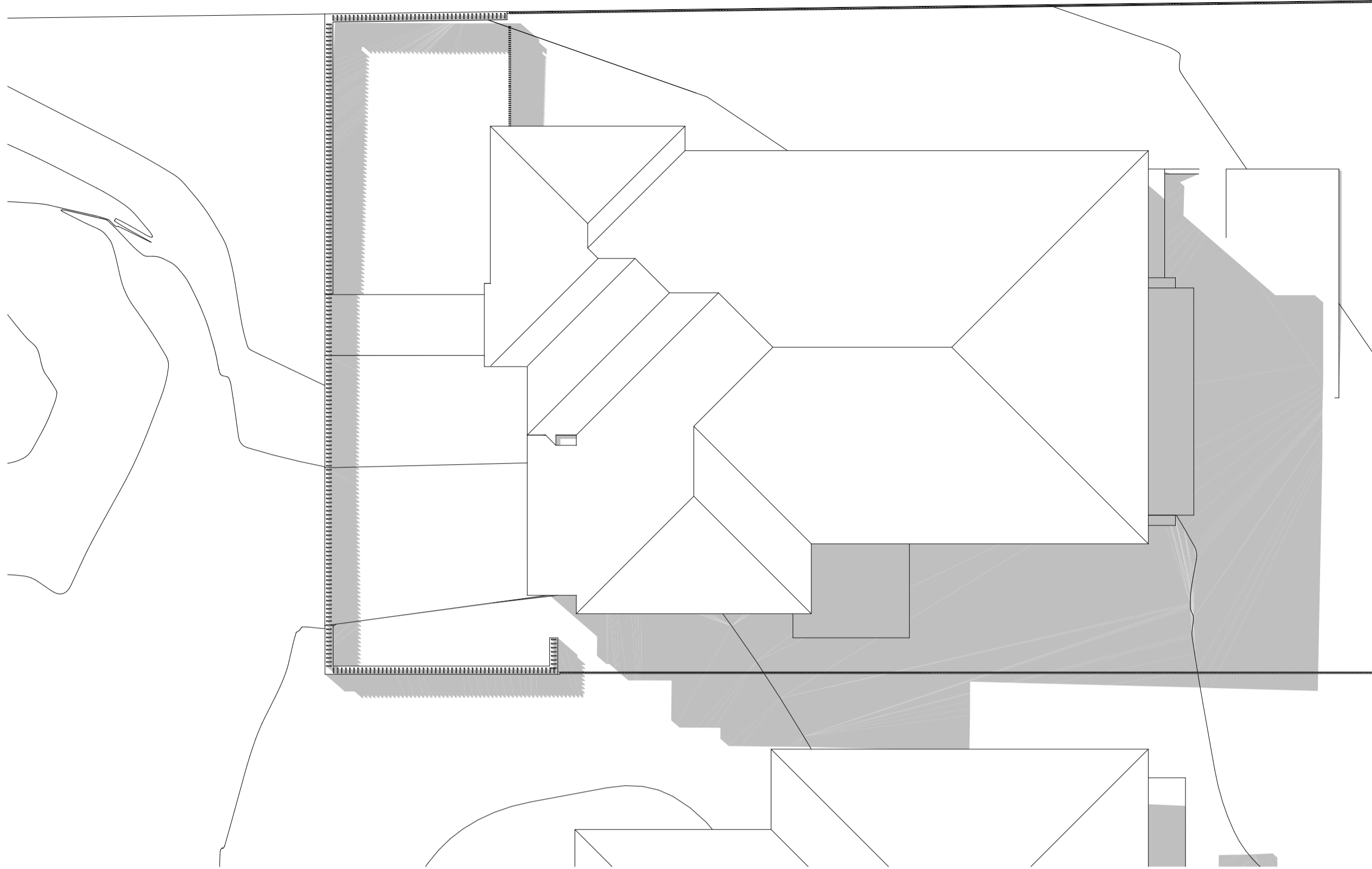
**A** Building Section  
1:50



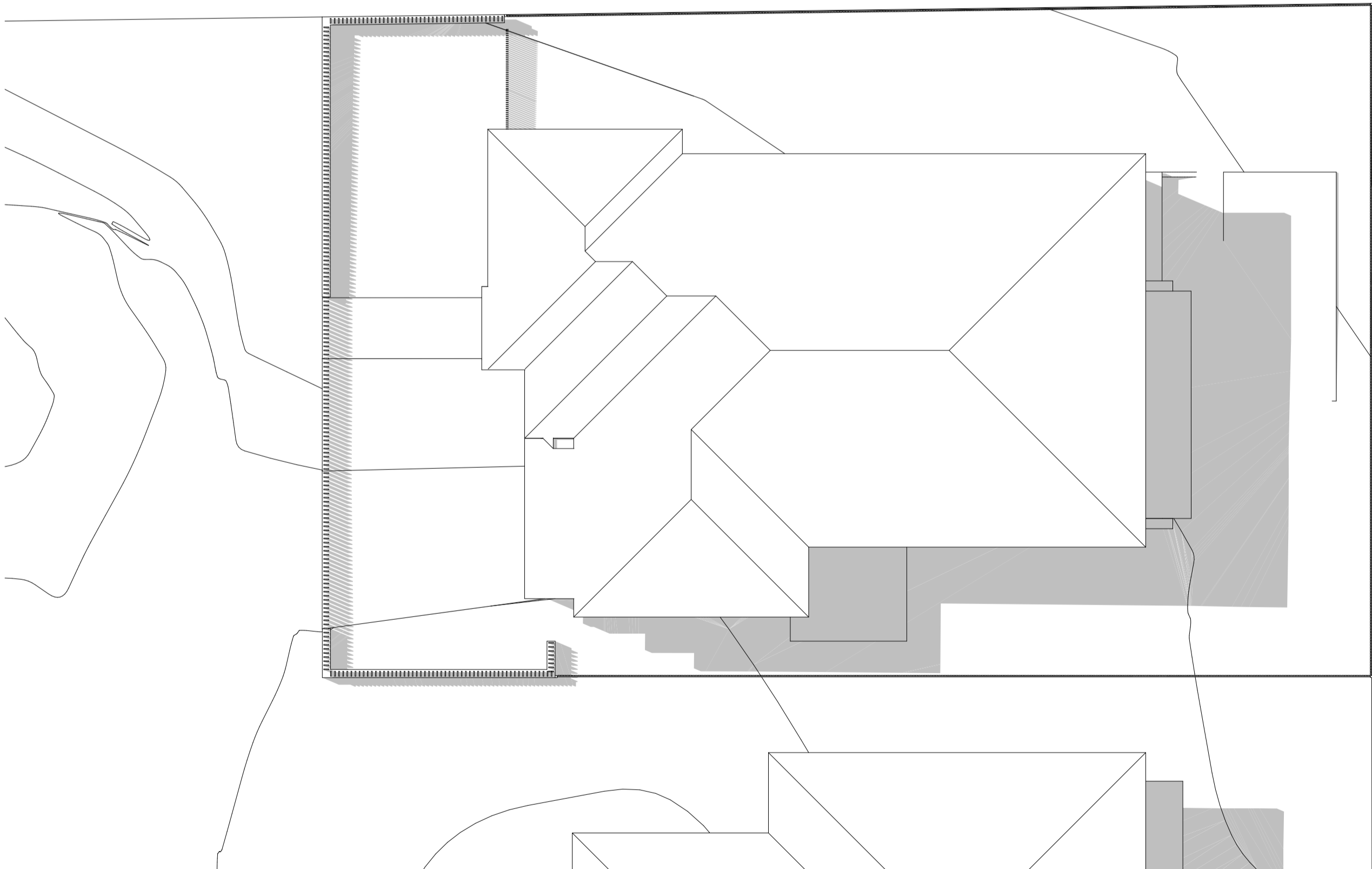
**B** Building Section  
1:50



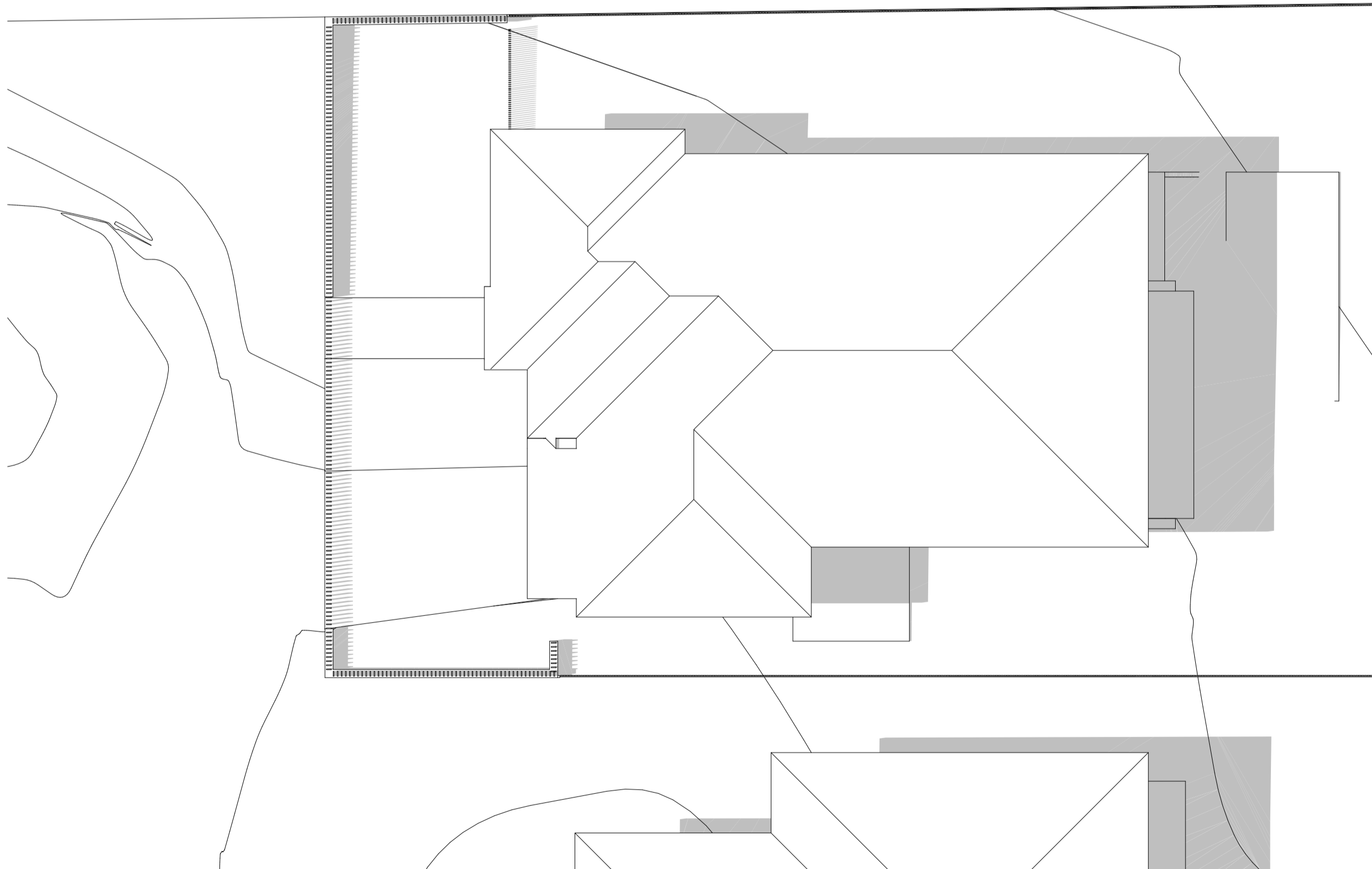
1 SHADOW DIAGRAM JUNE 21 9AM  
1:100



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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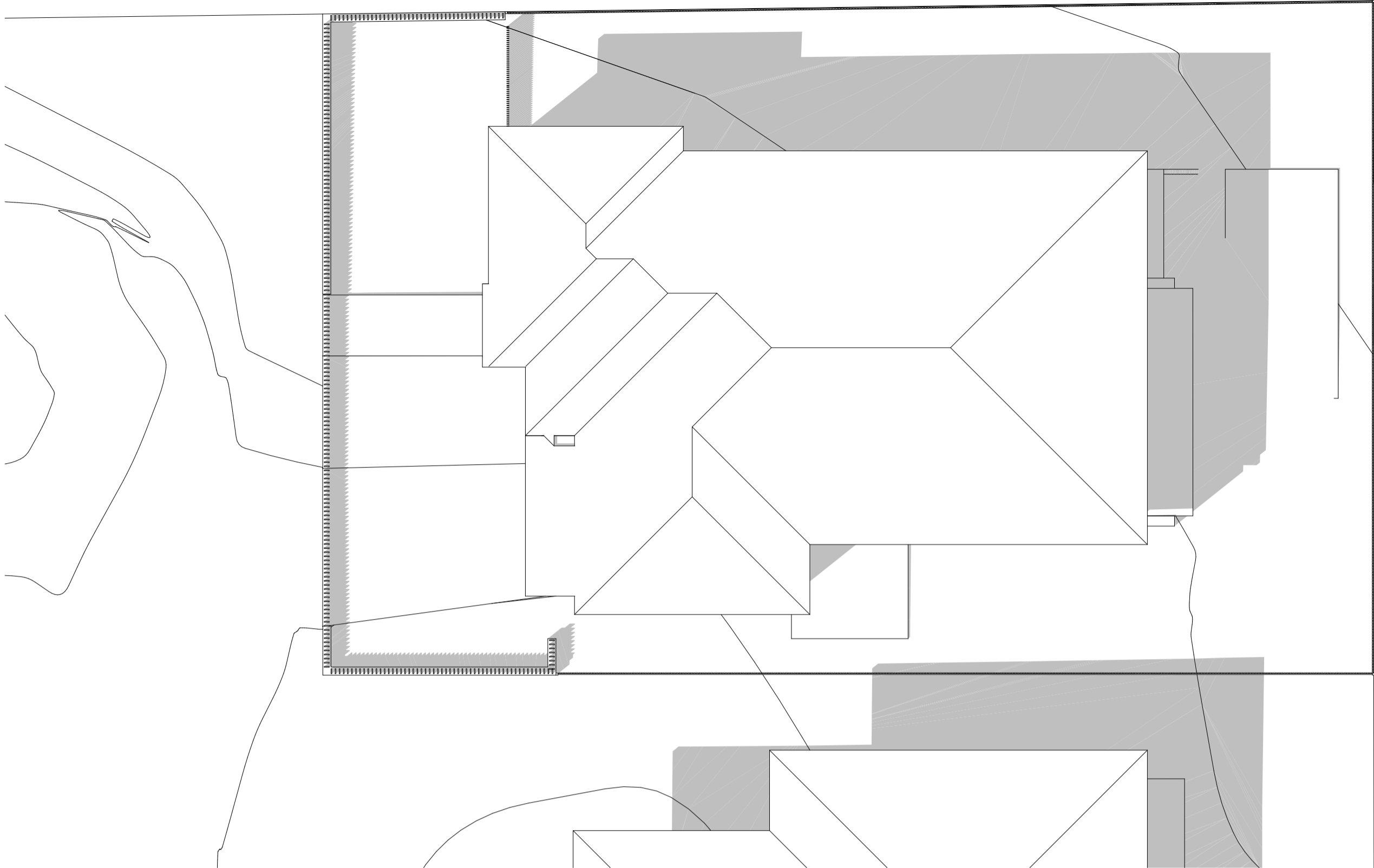
REV	DESCRIPTION	BY	CHK	DATE

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

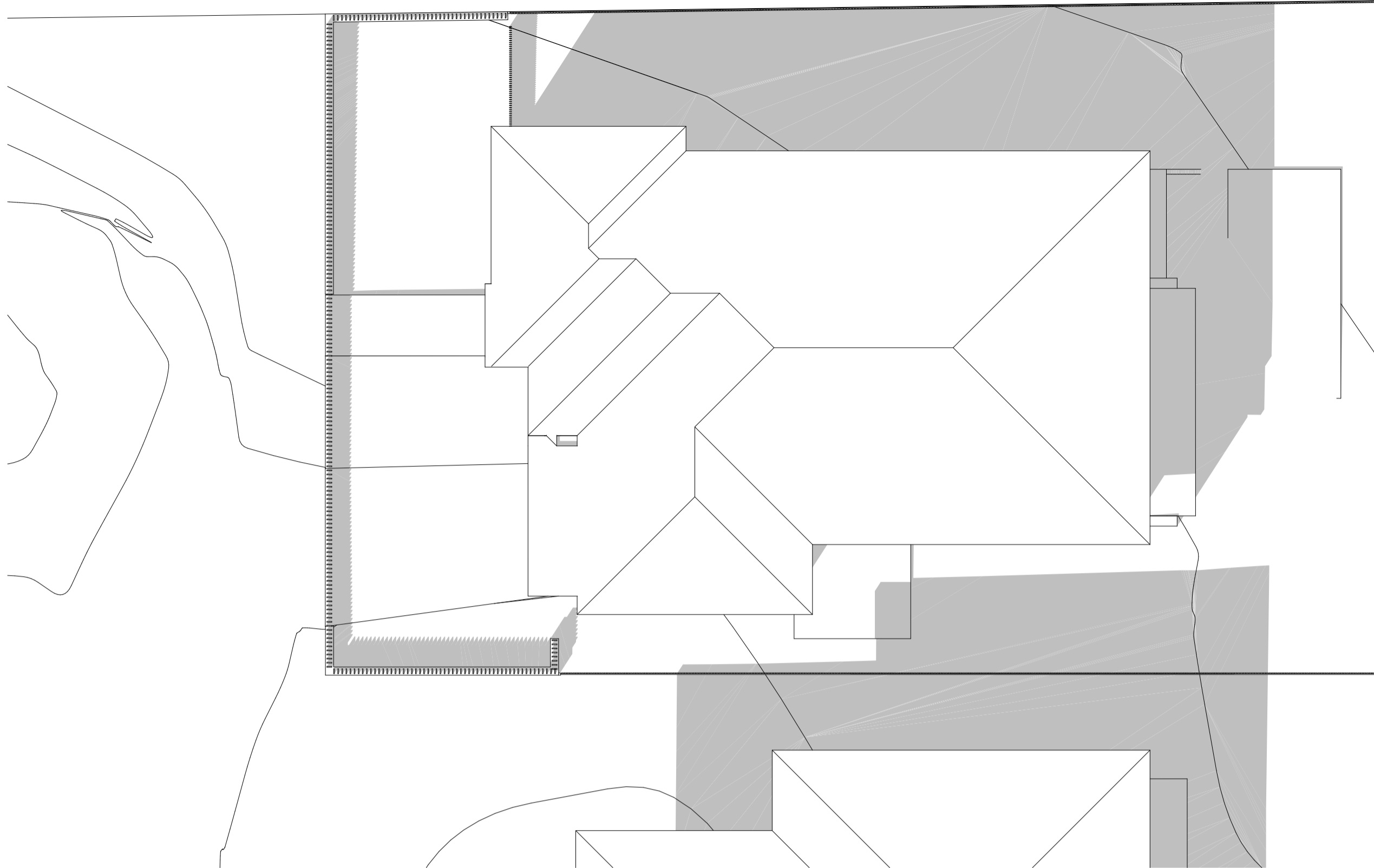
PROJECT	LOT 20, 10 FERN CREEK ROAD, WARRIEWOOD
DRAWING	SHADOW DIAGRAM

NORTH	
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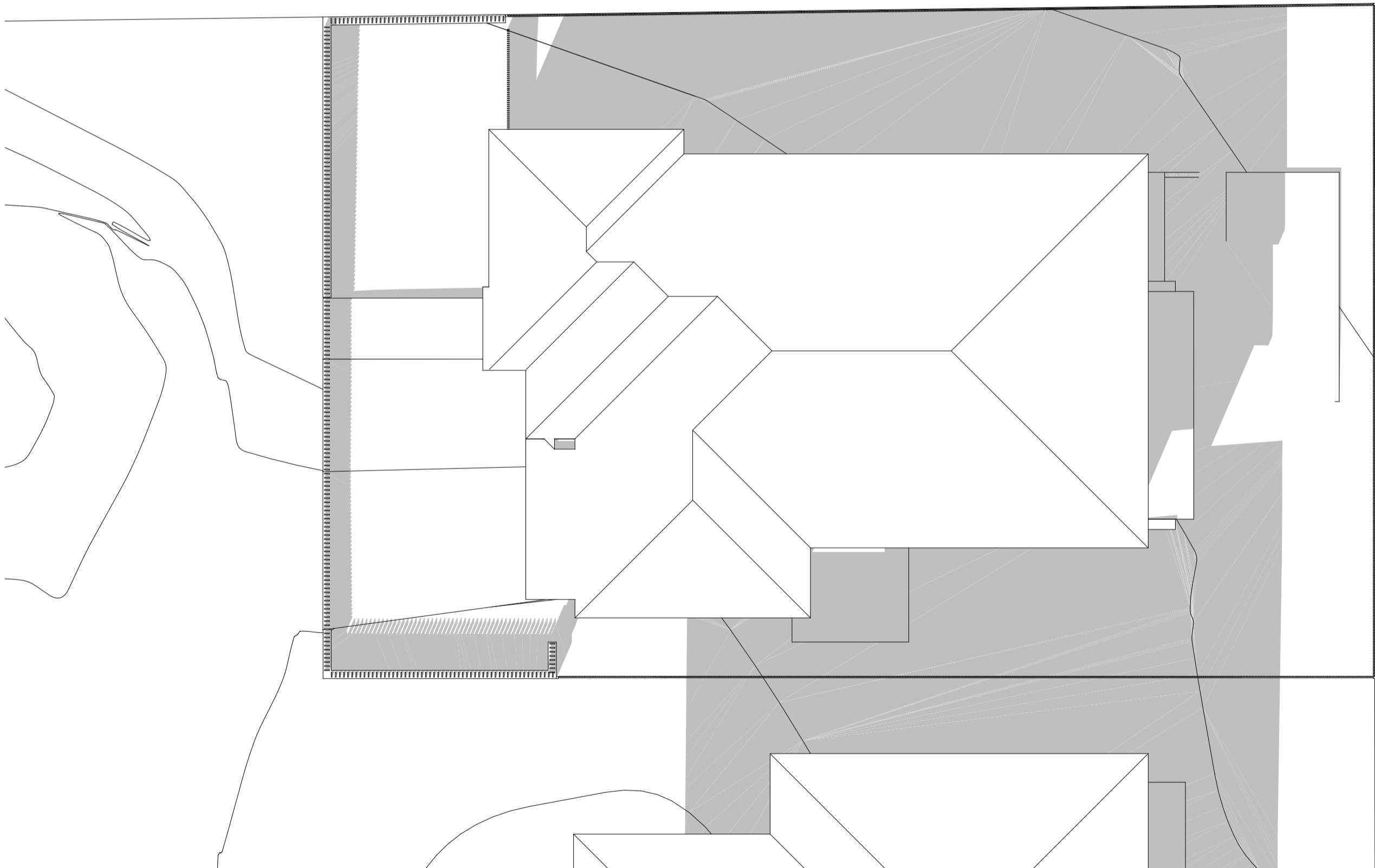
DRAWN	DL, KC	CHECKED	PI / KC
PROJECT No	P563	SCALE	1:100@A1,
<b>B</b>	<b>DA</b>	<b>500</b>	<b>B</b>
disc	stage	dwg no.	revision



5 SHADOW DIAGRAM JUNE 21 1PM  
1:100



6 SHADOW DIAGRAM JUNE 21 2PM  
1:100



7 SHADOW DIAGRAM JUNE 21 3PM  
1:100

NOTE

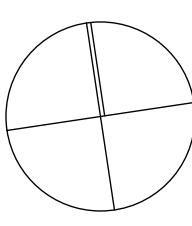
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REV	DESCRIPTION	BY	CHK	DATE

REV	DESCRIPTION	BY	CHK	DATE

DEVELOPMENT APPLICATION SURVEY ISSUE	DL DL	KC/PI GF/PI	15.10.21 11.11.21	CLIENT <b>SKYCORP AUSTRALIA</b>
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PROJECT <b>LOT 20, 10 FERN CREEK ROAD, WARRIEWOOD</b>	NORTH 
DRAWING <b>SHADOW DIAGRAM</b>	

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

PROJECT INFORMATION - DEVELOPMENT APPLICATION		
SITE AREA (LOT 20) 420m <sup>2</sup>	m/m <sup>2</sup>	COMPLIANCE
PERMISSABLE GFA	N/A	Y
PROPOSED GFA	230m <sup>2</sup>	
LOT WIDTH AT FRONT BUILDING LINE	16.2m	Y
LANDSCAPE		
REQUIRED LANDSCAPING AREA (45% OF SITE AREA)	189m <sup>2</sup>	Y
PROPOSED LANDSCAPING TOTAL AREA	224m <sup>2</sup>	
PROPOSED COMPLIANT LANDSCAPE AREA	135m <sup>2</sup>	
PROPOSED NON COMPLIANT LANDSCAPE AREA	89m <sup>2</sup>	
PRIVATE OPEN SPACE		
REQUIRED PRIVATE OPEN SPACE	24m <sup>2</sup>	Y
PROPOSED PRIVATE OPEN SPACE	24m <sup>2</sup>	



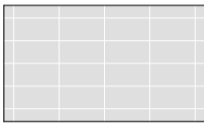
PROPOSED SITE AREA



PROPOSED GROSS FLOOR AREA



PROPOSED ARTICULATON ZONE



PROPOSED PRIVATE OPEN SPACE



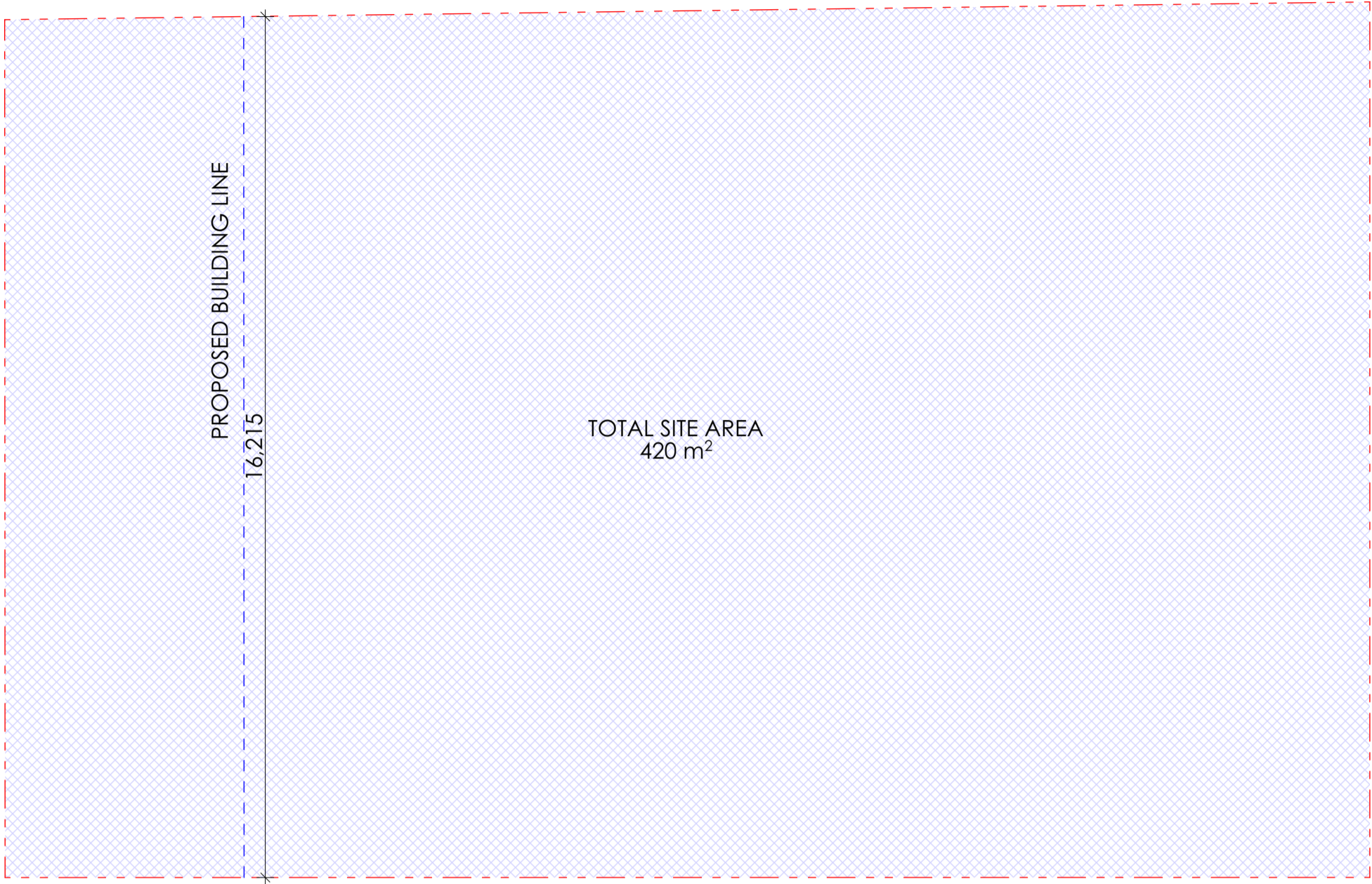
PROPOSED LANDSCAPE AREA



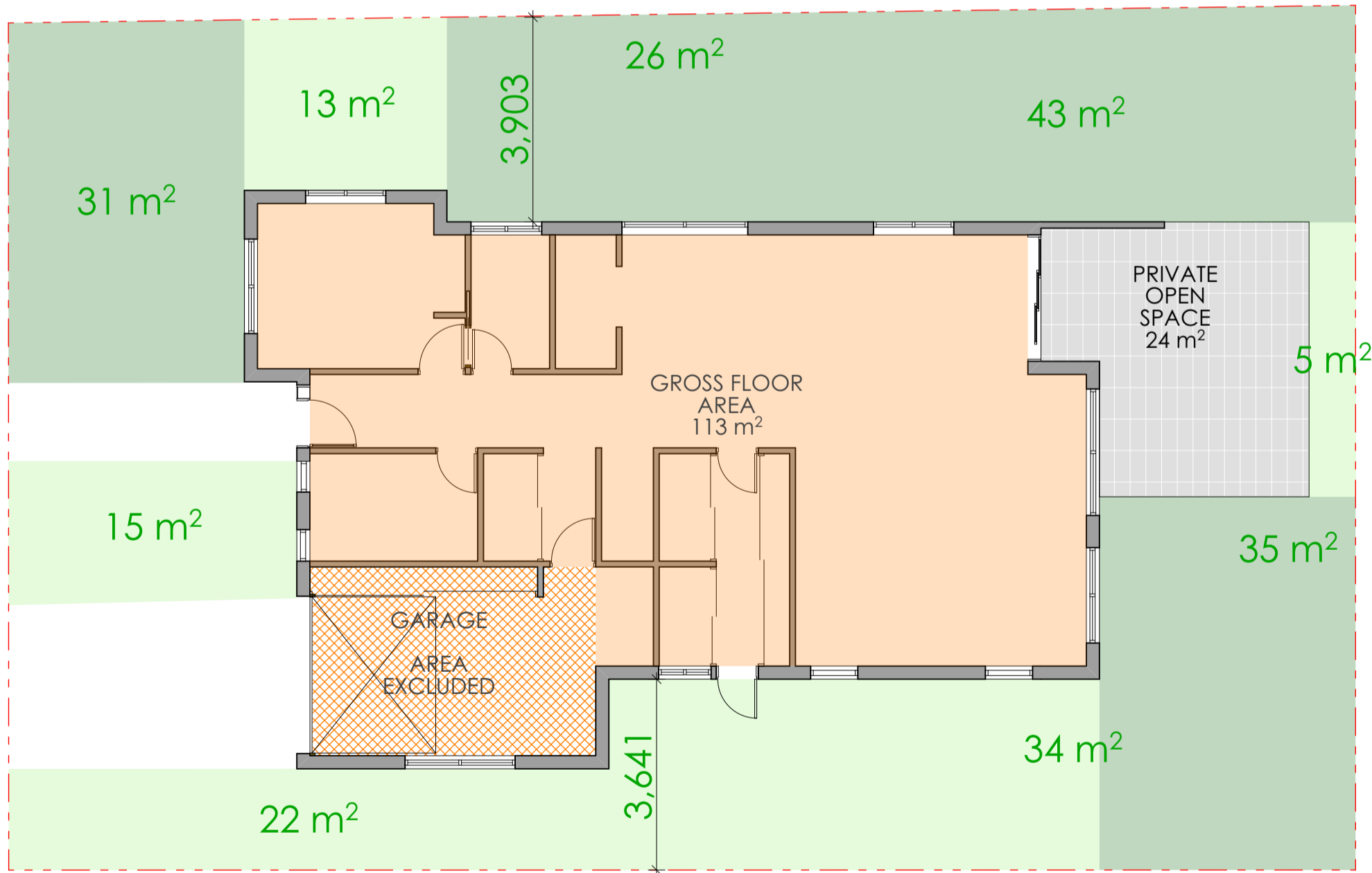
PROPOSED NON COMPLIANT LANDSCAPE AREA



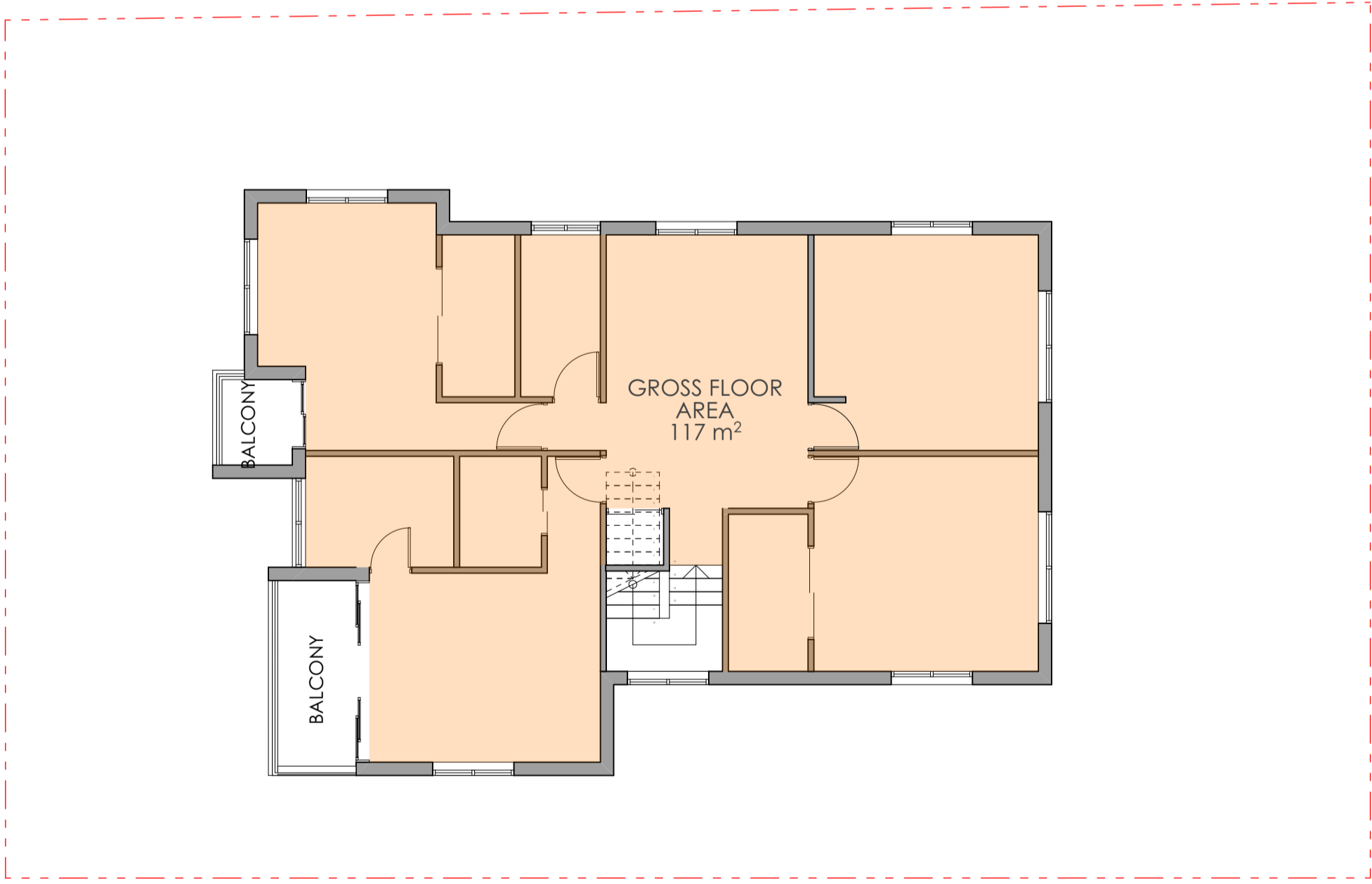
PROPOSED AREA EXCLUDED



0 SITE AREA PLAN  
1:100



1 GROUND FLOOR AREA PLAN  
1:100

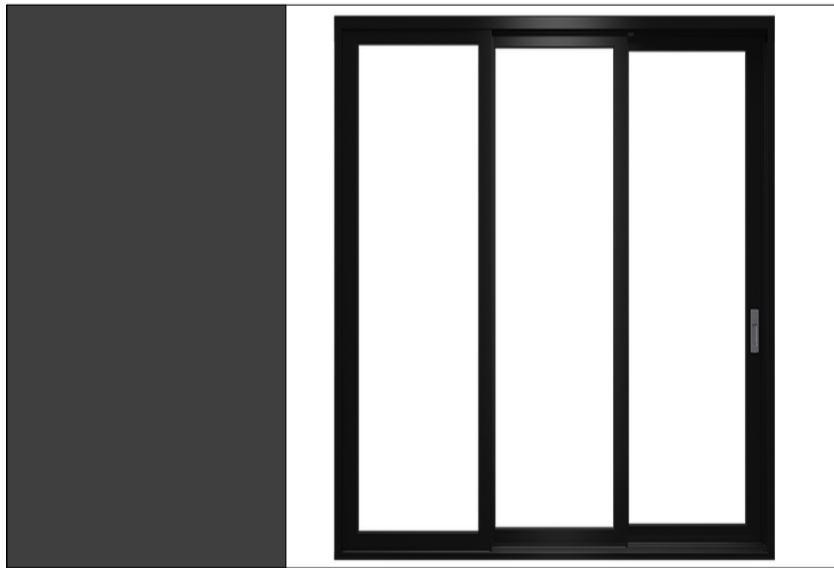


2 LEVEL 1 AREA PLAN  
1:100

					A	DEVELOPMENT APPLICATION	DL	KC/PI	15.10.21	CLIENT	SKYCORP AUSTRALIA	PROJECT	LOT 20, 10 FERN CREEK ROAD, WARRIEWOOD	NORTH	DRAWN	DL, KC	CHECKED	PI / KC
					B	SURVEY ISSUE	DL	GF/PI	11.11.21			DRAWING	AREA CALCULATION		PROJECT No	P563	SCALE	1:100@A1,
REV	DESCRIPTION	BY	CHK	DATE	REV	DESCRIPTION	BY	CHK	DATE						disc	stage	dwg no.	revision



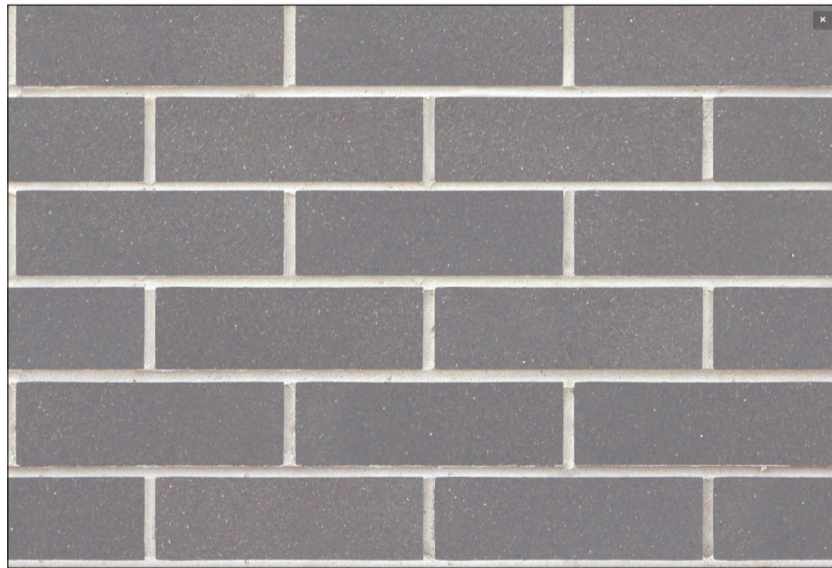
1. STAINLESS STEEL AND GLAZED BALUSTRADE



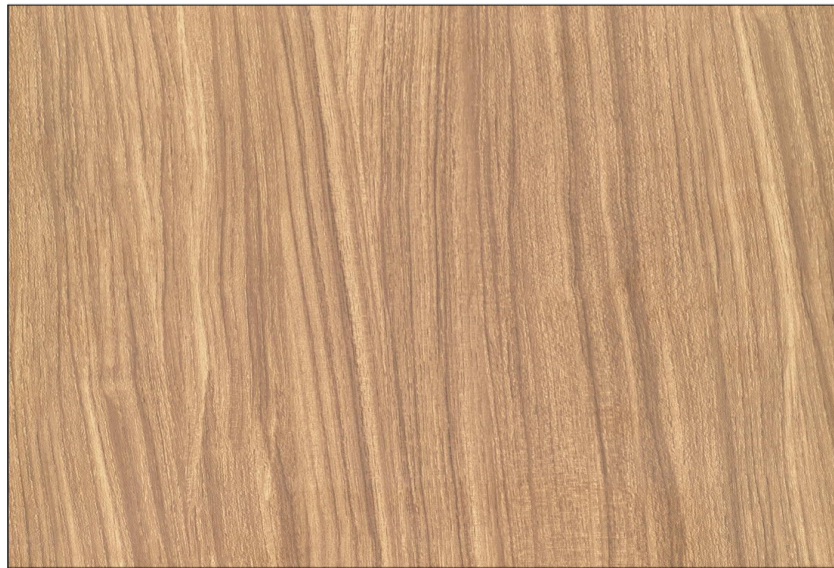
2. POWDER COATED ALUMINIUM FRAMED GLAZING



3. COLORBOND MONUMENT METAL ROOF



4. AUSTRAL BRICKS BRAHMAN GRANITE



5. 3mm ALUMINIUM CLADDING - TIMBER LOOK



6. JAMES HARDIE - STRIA 255mm



7. RENDER & PAINT - DULUX FLOODED GUM

REV	DESCRIPTION	BY	CHK	DATE	REV	DESCRIPTION	BY	CHK	DATE

DRAWN DL, KC	CHECKED PI / KC
PROJECT No <b>P563</b>	SCALE 1:100, 1:500@A1,
<b>B</b> disc	<b>DA</b> stage
<b>700</b> dwg no.	<b>B</b> revision

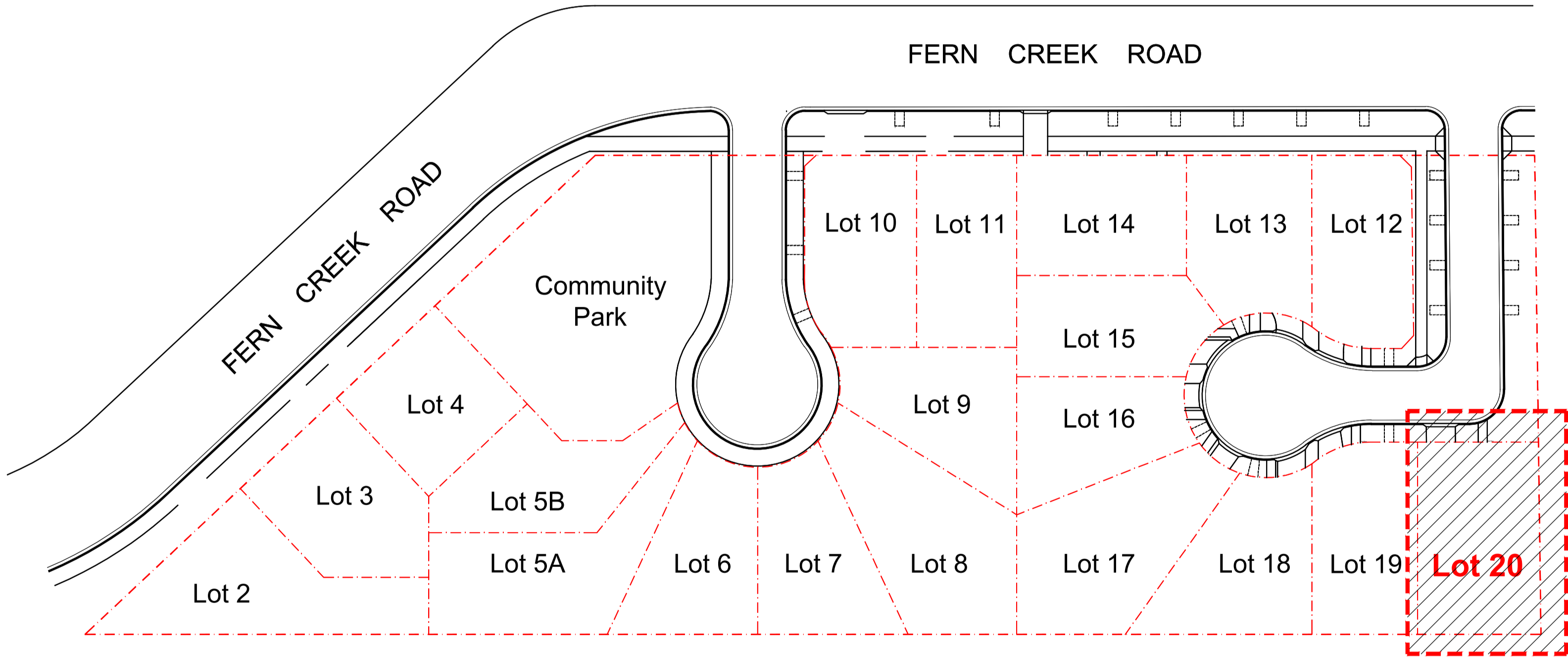
# Proposed Dwellings

## Lot 20, 10 Fern Creek Road Warriewood

### Landscape Development Application

DRAWINGS

DWG NO.	DRAWING TITLE	SCALE
020	COVER SHEET	N/A
120	LANDSCAPE PLAN - Lot 20	1:50
320	LANDSCAPE HARDSCAPE PLAN - Lot 20	1:50
420	LANDSCAPE PLANTING PLAN - Lot 20	1:50
520	LANDSCAPE SPECIFICATION & DETAILS - Lot 20	AS SHOWN



Key Plan | 1:500

NOT FOR CONSTRUCTION

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Legend

Key Plan



Client  
**SKYCORP AUSTRALIA**

Project  
**Proposed Dwellings**  
**10 Fern Creek Road**  
**Warriewood**

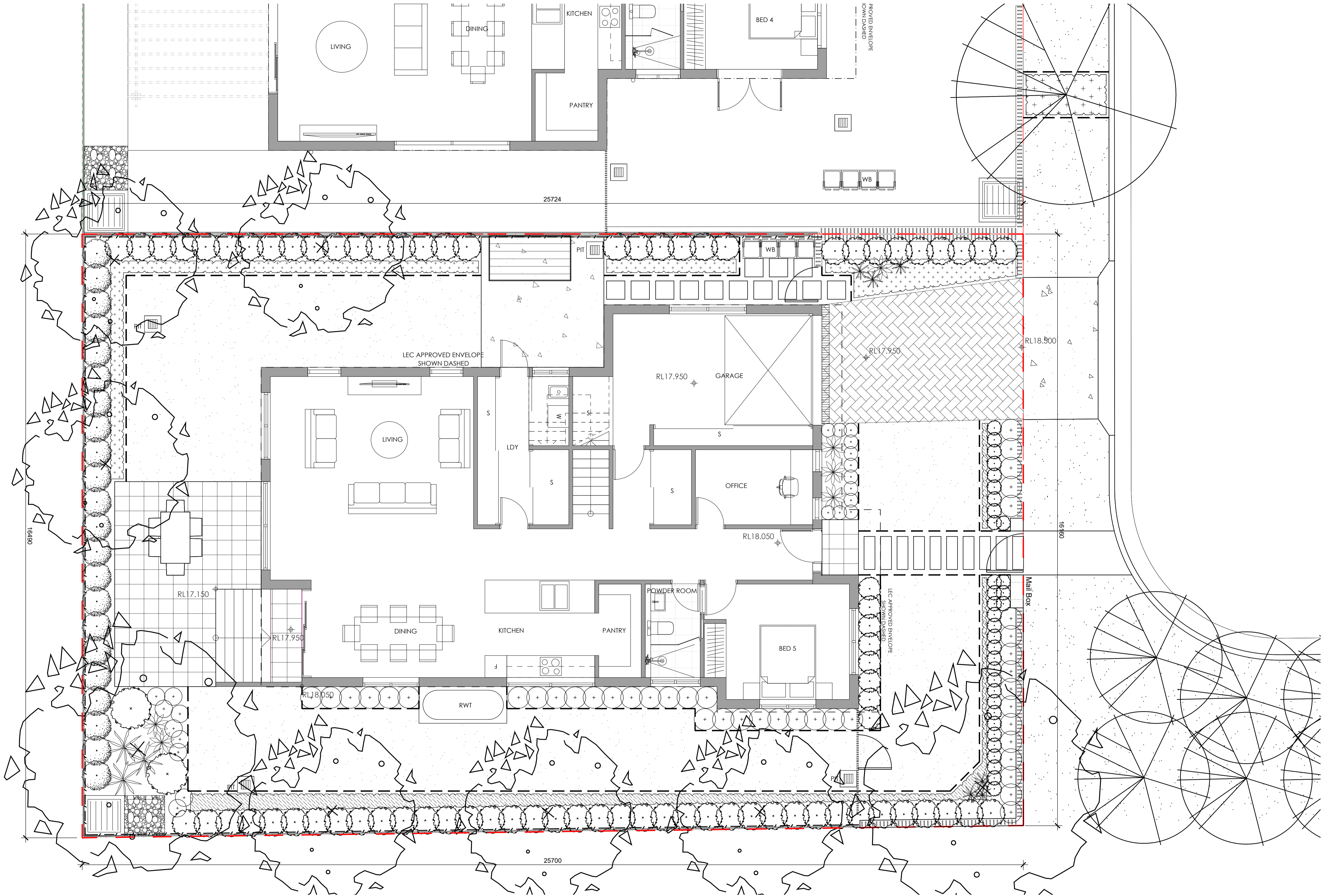
Drawing Name  
**Landscape Coversheet**  
**- Lot 20**

DEVELOPMENT APPLICATION

Scale  
Job Number  
**SS21-4780**

Drawing Number  
**020**

Issue  
**A**



NOT FOR CONSTRUCTION

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Legend

- |  |                                    |                   |
|--|------------------------------------|-------------------|
| Existing tree to be removed<br>- Refer Arborist report | Timber edge                        | Mail box          |
| Proposed street trees                                  | Exposed concrete                   | Clothing lines    |
| Proposed trees   | Paved driveway                     | Property boundary |
| Shrub and accent planting                              | Timber decking                     |                   |
| Groundcovers   | Stepping pavers in gravel - Type 1 |                   |
| Lawn   | Stepping pavers in gravel - Type 2 |                   |

Key Plan

SITE IMAGE

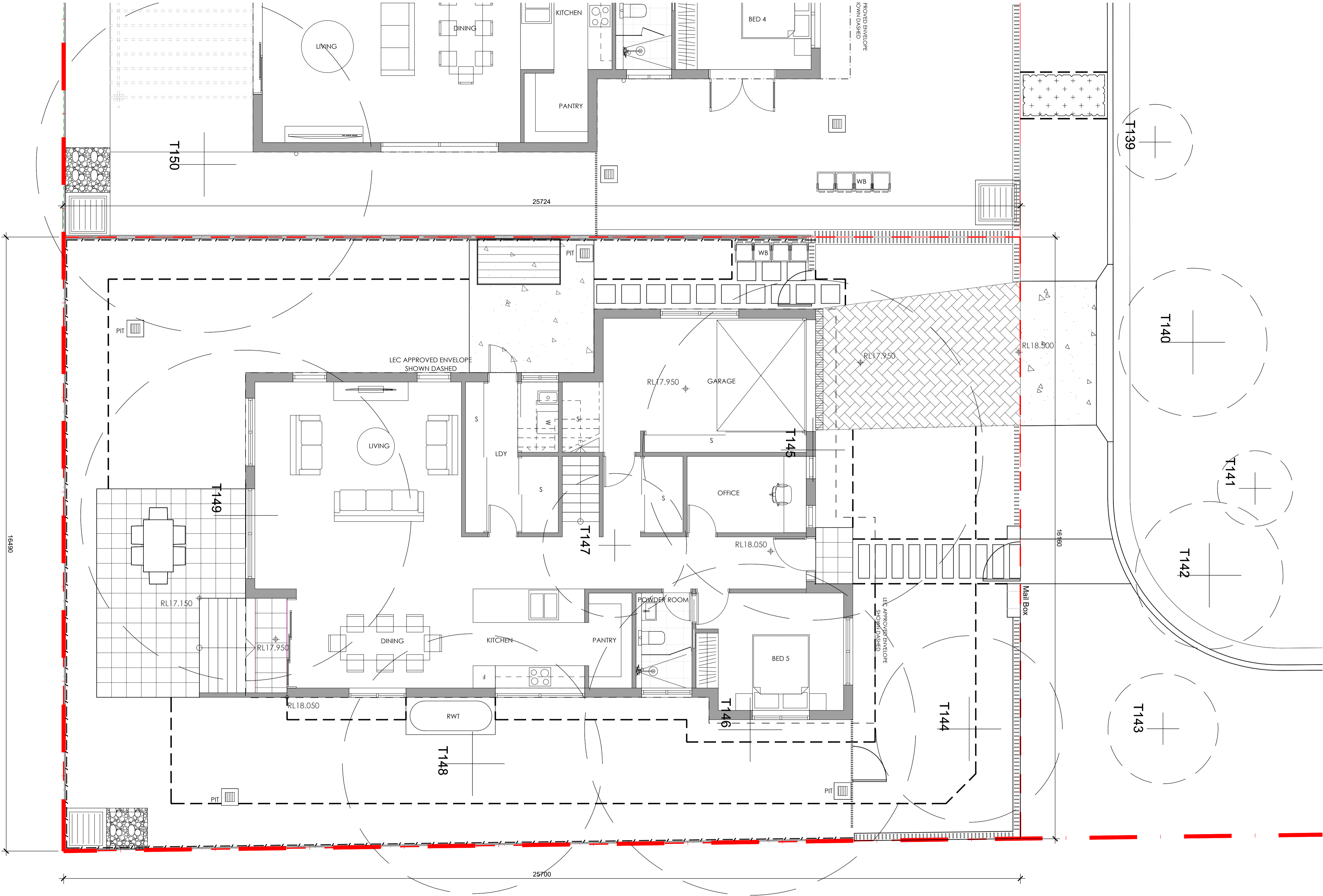


Landscape Architects  
Level 1, 3-5 Baptist Street  
Redfern NSW 2016  
Australia  
Tel: (61 2) 8332 5600  
Fax: (61 2) 9598 2877  
www.siteimage.com.au

Client  
**SKYCORP AUSTRALIA**  
  
Project  
**Proposed Dwellings**  
**10 Fern Creek Road**  
**Warriewood**

Drawing Name  
**Landscape Plan**  
**- Lot 20**

DEVELOPMENT APPLICATION  
Scale 1:50 @ A1  
Job Number  
**SS21-4780**  
Drawing Number  
**120**  
Issue  
**A**



NOT FOR CONSTRUCTION

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The contractor shall check and verify all work on site (including work by others) before commencing the landscape installation. Any discrepancies are to be reported to the Project Manager or Landscape Architect prior to commencing work. Do not scale this drawing. Any required dimensions not shown shall be referred to the Landscape Architect for confirmation.

**Legend**

	Timber edge		Mail box
	Exposed concrete		Clothing lines
	Paved driveway		Property boundary
	Timber decking		
	Stepping pavers in gravel - Type 1		
	Stepping pavers in gravel - Type 2		

Key Plan

**SITE IMAGE**

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Redfern NSW 2016  
Australia  
Tel: (61 2) 8332 5600  
Fax: (61 2) 9698 2877  
www.siteimage.com.au

Client  
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Project  
**Proposed Dwellings**  
**10 Fern Creek Road**  
**Warriewood**

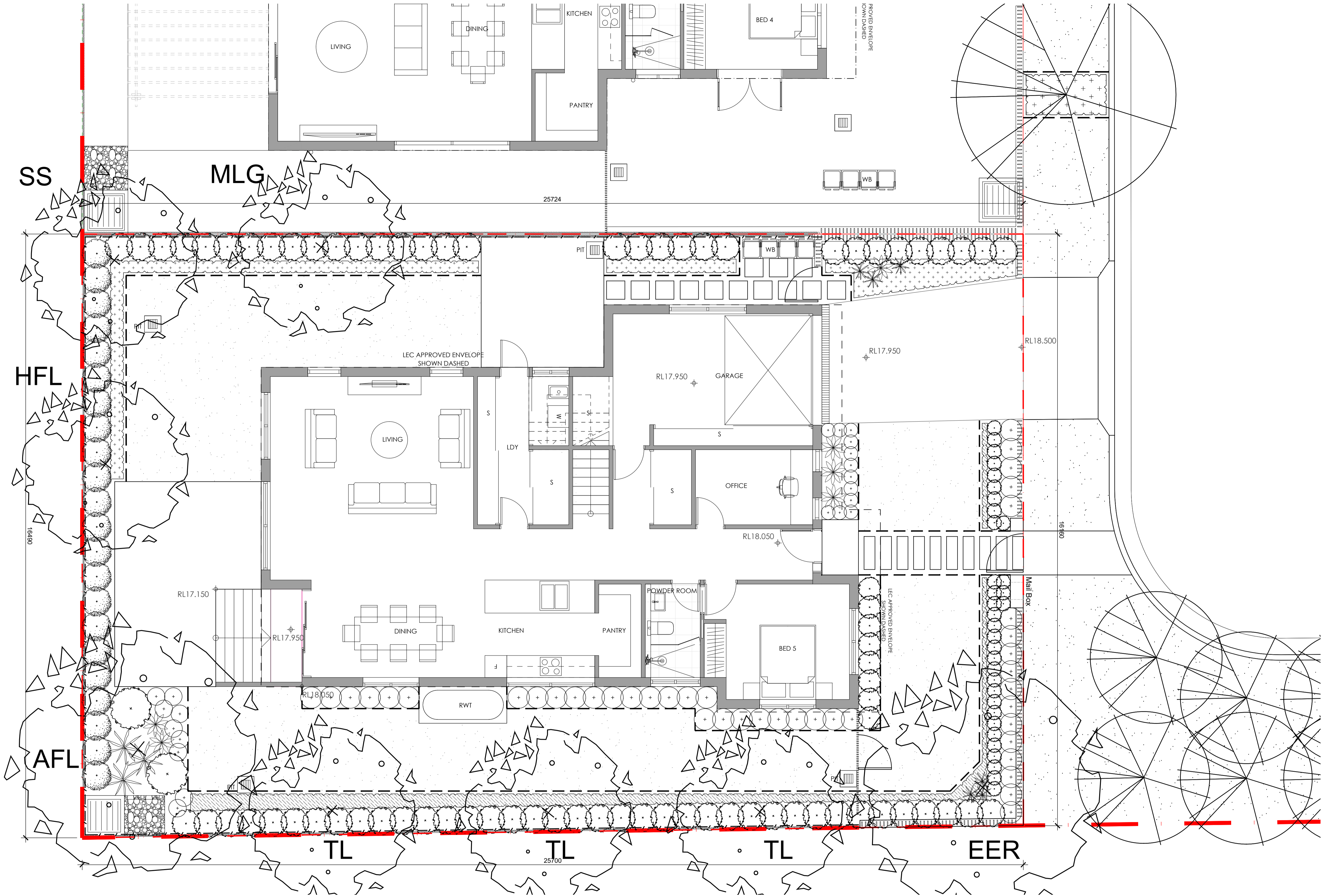
Drawing Name  
**Landscape Hardscape Plan**  
**- Lot 20**

**DEVELOPMENT APPLICATION**

Scale 1:50 @ A1  
Job Number  
**SS21-4780**

0 0.5 1 1.5 2 2.5m  
Drawing Number  
**320** Issue  
**A**

A	For Approval	PH	RS	18.10.2021
Issue	Revision Description	Drawn	Check	Date



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Legend

- Existing tree to be removed  
- Refer Arborist report
- Proposed street trees  
- By others
- Proposed trees
- Shrub and accent planting
- Groundcovers

Indicative plant schedule refer to drawing sheet 520

Key Plan

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Fax: (61 2) 9598 2877  
www.siteimage.com.au

Client  
**SKYCORP AUSTRALIA**  
  
Project  
**Proposed Dwellings**  
**10 Fern Creek Road**  
**Warriewood**

Drawing Name  
**Landscape Planting Plan**  
**- Lot 20**  
  
**DEVELOPMENT APPLICATION**  
  
Scale 1:50 @ A1  
Job Number  
**SS21-4780**  
  
0 0.5 1 1.5 2 2.5m  
Drawing Number  
**420**  
Issue  
**A**

