

DEVELOPMENT APPLICATION

28 FISHER RD + 9 FRANCIS ST,
DEE WHY NSW 2099

MIXED-USE COMMUNITY CENTRE
01 APRIL 2021



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Mob: 0412 015 955
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Web: www.georgegroup.com.au

The George Group Pty Ltd
ABN 11 075 939 847
Level 1, 335 MONA VALE RD, TERREY
HILLS, NSW, Australia, 2084

Sydney • Brisbane • Melbourne • Perth • Hong Kong • Dubai • Thailand • PNG
Architects • Modular • Management • Planning • Development • Interior Design • Construction

ISSUE	AMENDMENT DETAILS	DATE
CD	CONCEPT DESIGN	26.06.17
DA	PRE DEVELOPMENT APPLICATION	15.04.20
DA	DEVELOPMENT APPLICATION	12.08.20
DA	DEVELOPMENT APPLICATION	16.12.20
DA	DEVELOPMENT APPLICATION	01.04.21

GENERAL NOTES
BUILDER TO CHECK AND VERIFY ALL
DIMENSIONS, LEVELS AND ANGLES ON SITE
PRIOR TO COMMENCEMENT OF WORK AND/OR
MANUFACTURE OF COMPONENTS.
ALL WORKS TO CONFORM WITH ALL BCA AND
OTHER RELEVANT AUTHORITY REQUIREMENTS.

SCALE	As shown
DRAWN	KVA
DATE	APRIL 2021
CHECKED	Philip.G
STAGE	DA

CLIENT / ADDRESS
**28 FISHER RD + 9 FRANCIS ST
DEE WHY, NSW, 2099,
AUSTRALIA**
PROJECT
MIXED-USE COMMUNITY CENTRE

DRAWING TITLE
**PROPOSED
COVER PAGE**
DRAWING NO. 4089/0.1
AMENDMENT DA

Drawing Schedule

Layout ID	Layout Name	Revision	Issued	Published	Remark
4089/0.1	COVER PAGE		☐	☒	
4089/0.2	SURVEY		☐	☒	
4089/0.3	DEMOLITION		☐	☒	
4089/0.4	FLOOR SPACE RATIO		☐	☐	
4089/0.5	BUILDABLE FLOOR AREA		☐	☐	
4089/0.6	ALLOWABLE HEIGHT MESH		☐	☒	
4089/0.7	SITE & LANDSCAPE		☐	☒	
4089/0.10	SITE CONTEXT STUDY		☐	☒	
4089/1.1	LOWEST FLOOR PLAN		☐	☒	
4089/1.2	LOWER LEVEL		☐	☒	
4089/1.3	GROUND LEVEL		☐	☒	
4089/1.4	LEVEL 1		☐	☒	
4089/1.6	LEVEL 2		☐	☒	
4089/1.7	LEVEL 3		☐	☒	
4089/1.8	LEVEL 4		☐	☒	
4089/1.9	ROOFTOP LEVEL		☐	☒	
4089/1.10	ROOF		☐	☒	
4089/02.1	NORTH ELEVATION		☐	☒	
4089/02.2	EAST ELEVATION FISHER ROAD		☐	☒	
4089/02.3	SOUTH ELEVATION		☐	☒	
4089/02.4	WEST ELEVATION FISHER ROAD		☐	☒	
4089/02.5	WEST ELEVATION FRANCIS STREET		☐	☒	
4089/02.6	EAST ELEVATION FRANCIS STREET		☐	☒	
4089/03.1	SECTION THROUGH CENTRE OF SITE		☐	☒	
4089/03.2	FRANCIS ST CROSS SECTION		☐	☐	
4089/04.1	FISHER ROAD CONTEXT RENDER		☐	☒	
4089/04.2	FISHER ROAD 3D PERSPECTIVE 1		☐	☒	
4089/04.3	FISHER ROAD 3D PERSPECTIVE 2		☐	☒	
4089/04.4	FISHER ROAD 3D PERPSECTIVE 3		☐	☒	
4089/04.5	SITE 3D SOUTHERN PERSPECTIVE		☐	☒	
4089/04.6	3D VIEW FRANCIS STREET		☐	☒	
4089/04.7	3D VIEW FRANCIS STREET 2		☐	☒	
4089/04.8	FRANCIS STREET PERSPECTIVE		☐	☒	
4089/04.9	FRANCIS STREET PERSPECTIVE 2		☐	☒	
4089/04.10	FISHER ROAD 3D PERSPECTIVE 4		☐	☒	
4089/04.11	FISHER ROAD ENTRANCE 3D PERSPECTIVE		☐	☒	
4089/04.12	3D ISOMETRIC		☐	☒	
4089/04.13	3D VIEW SITE MIDDLE		☐	☒	
4089/04.14	3D VIEW SITE MIDDLE 2		☐	☒	
4089/04.15	3D VIEW FROM OUTDOOR AREA		☐	☒	
4089/04.50	4.5M @ 45 DEGREES NORTH		☐	☒	
4089/06.20	DETAIL SECTIONS		☐	☒	
4089/06.21	SUN HOOD DETAILS		☐	☒	
4089/06.22	SOLAR ACCESS DIAGRAM		☐	☒	
4089/07.1	07 FRANCIS ST SUN SHADOW 3D STUDY - JUNE 21		☐	☐	
4089/07.2	SUN SHADOW SITE PLAN - 9AM JUNE 21		☐	☒	
4089/07.3	SUN SHADOW SITE PLAN - 10AM JUNE 21		☐	☒	
4089/07.4	SUN SHADOW SITE PLAN - 11AM JUNE 21		☐	☒	
4089/07.5	SUN SHADOW SITE PLAN - 12PM JUNE 21		☐	☒	
4089/07.6	SUN SHADOW SITE PLAN - 1PM JUNE 21		☐	☒	
4089/07.7	SUN SHADOW SITE PLAN - 2PM JUNE 21		☐	☒	
4089/07.8	SUN SHADOW SITE PLAN - 3PM JUNE 21		☐	☒	
4089/07.11	COMMUNAL AREA SUN SHADOW STUDY		☐	☐	
4089/07.18	SOUTHERN NEIGHBOURS EXISTING ELEVATION		☐	☐	
4089/07.19	FRANCIS ST SUN SHADOW STUDY 9AM		☐	☒	
4089/07.20	FRANCIS ST SUN SHADOW STUDY 10AM		☐	☒	
4089/07.21	FRANCIS ST SUN SHADOW STUDY 11AM		☐	☒	
4089/07.22	FRANCIS ST SUN SHADOW STUDY 12PM		☐	☒	
4089/07.23	FRANCIS ST SUN SHADOW STUDY 1PM		☐	☒	
4089/07.24	FRANCIS ST SUN SHADOW STUDY 2PM		☐	☒	
4089/07.25	FRANCIS ST SUN SHADOW STUDY 3PM		☐	☒	

PROPOSED DRAWING SCHEDULE



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DA	DEVELOPMENT APPLICATION	16.12.20
DA	DEVELOPMENT APPLICATION	09.02.21

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SCALE	As shown
DRAWN	KVA
DATE	FEBRUARY 2021
CHECKED	Philip.G
STAGE	DA

CLIENT / ADDRESS

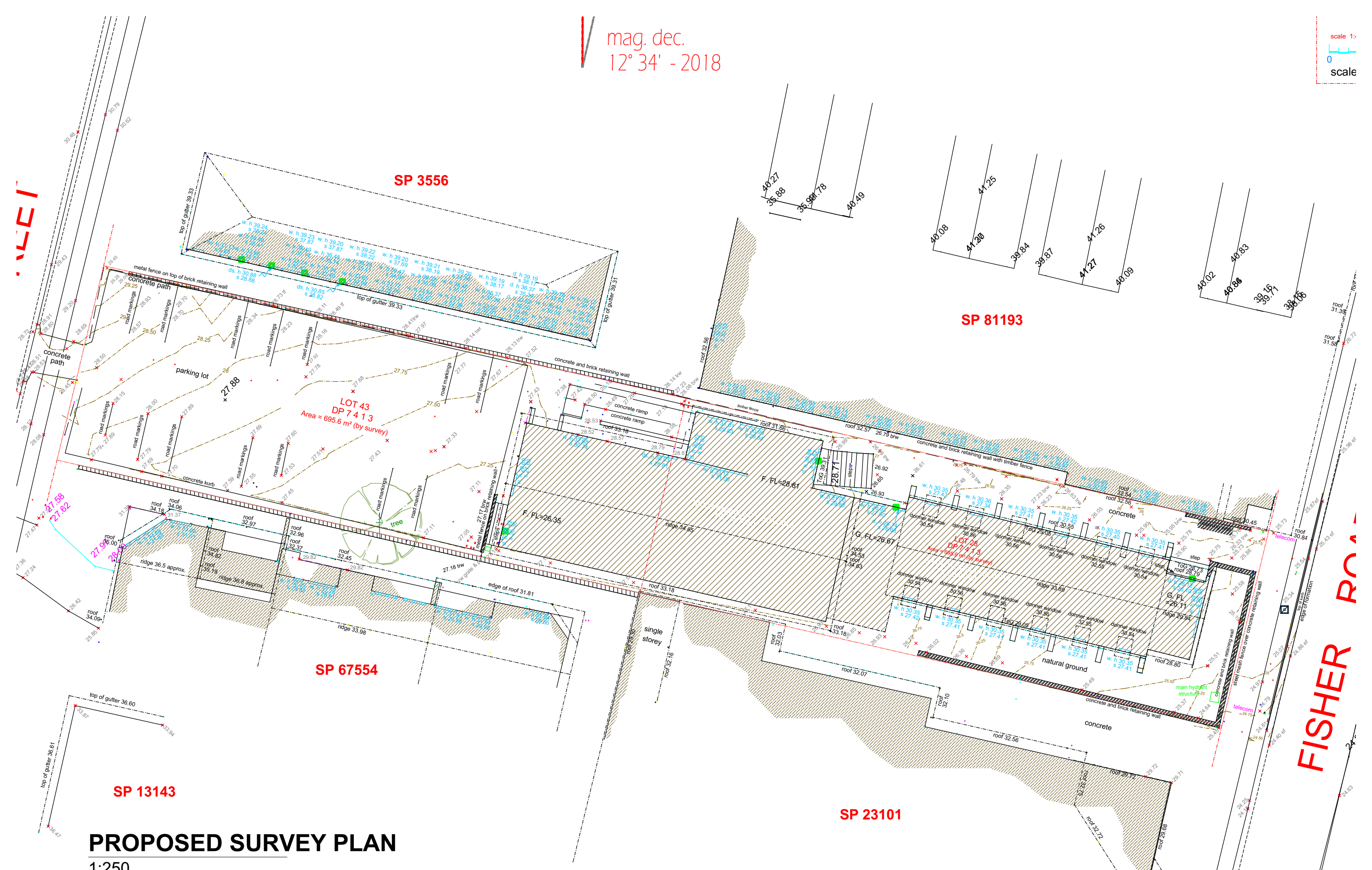
28 FISHER RD + 9 FRANCIS ST
DEE WHY, NSW, 2099,
AUSTRALIA
PROJECT
MIXED-USE COMMUNITY CENTRE

DRAWING TITLE
PROPOSED
DRAWING SCHEDULE

DRAWING NO. AMENDMENT
DA

mag. dec.
12° 34' - 2018

scale 1:
0
scale



PROPOSED SURVEY PLAN

1:250



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SCALE	As shown
DRAWN	KVA
DATE	DECEMBER 2020
CHECKED	Philip.G
STAGE	DA

CLIENT / ADDRESS
28 FISHER RD DEE WHY NSW
2099 AUSTRALIA
PROJECT
COMERICAL BUILDING

DRAWING TITLE
PROPOSED
SURVEY
DRAWING NO. 4089/0.2
AMENDMENT
DA

NOTES

ALL CARPARKING SPACES TO CONFORM WITH
AS 2890.1 @ 2500mm x 5400mm

SEPP 0.2/unit x 72 = 15 spaces
Manager = 1 spaces
Cafe = 3 spaces
Church = 15 spaces
= 34 spaces

Motorcycle Parking = 20 spaces
Bicycle Parking = 20 spaces

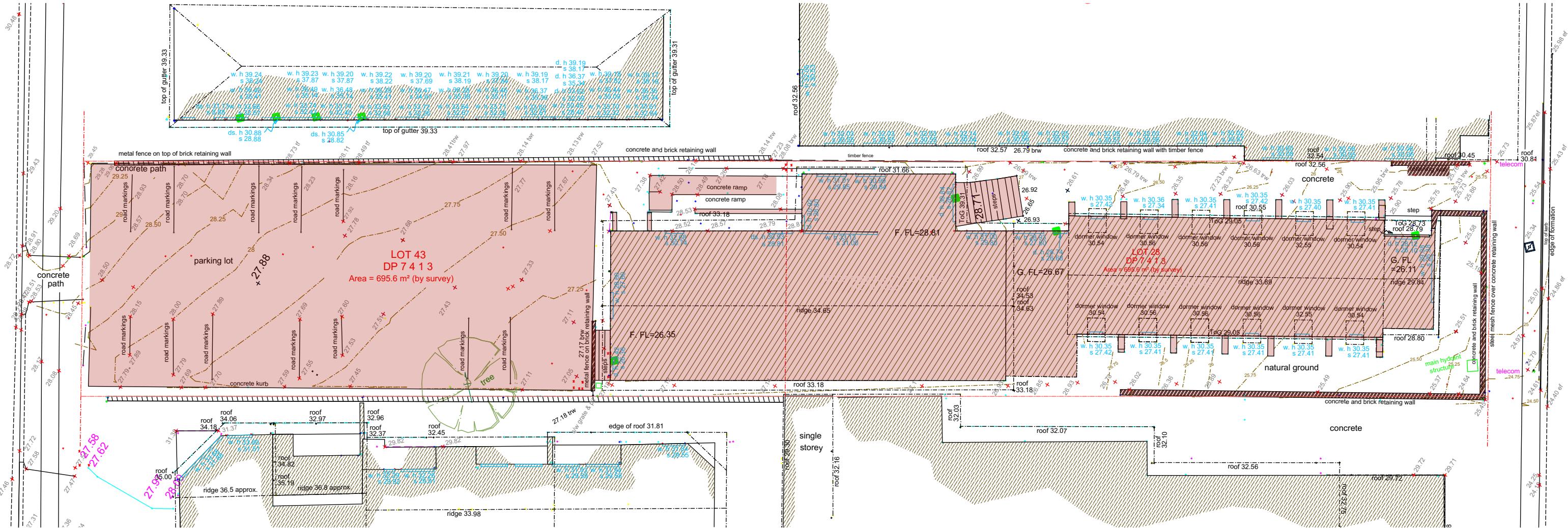
BOARDING UNITS

G 2 (+ 1 Manager)
L1 20
L2 19
L3 19
L4 12
72 (+ 1 Manager)

	INTERNAL AREA	COMMON	LIFTS	FIRE STAIRS	DECKS	DRIVEWAY	GREEN ROOF	TOTAL AREA
LOWER BASEMENT	829.88		18.90	15.30				829.88
BASEMENT LEVEL	1035.47		18.90	24.40		469.9		1035.47
GROUND LEVEL	755.66	64.95	18.90	42.49				774.87
LEVEL 1	756.18	96.05	18.90	29.25	74.40		68.65	800.69
LEVEL 2	650.71	105.2	18.90	29.25	100		35.83	733.55
LEVEL 3	649.79	68.5	18.90	29.25	23.10		8.70	733.55
LEVEL 4	439.01	68.5	14.50	19.32	16.80		3.20	489.72
ROOF LEVEL	182.89	29.79	7.39	8.40			259.90	204.26
	5,299.59	432.99	135.29	197.66	214.30	469.90	376.28	5,601.99

DEVELOPMENT STATISTICS

ZONE	B4 Mixed use
DP	Lot 28 and 43 On DP 7413
Site Area	1391.2m ² (2 X 695.6m ²)
Council	Northern Beaches
Unit Nos	72 Units + Manager
Area of Building	5,601.99m ²
Communal Garden	
Landscape Area	287.07m ² (20.6%)
FSR DELIVERED	2.4 m ² (Combined)
Car Parking	34 Spaces, including 10 Disabled carparks



ITEMS IN RED TO BE DEMOLISHED
PRIOR TO CONSTRUCTION

WINDOW SCHEDULE				
Name	W x H Dimensions	Specification	No	Glazed Area
CW01	14.995x2.450	Aluminium-framed fixed double glazed curtain wall with hinged door	1	
CW02	14.995x2.150	Aluminium-framed fixed double glazed curtain wall with obscure privacy film to 1700H	1	
CW03	3.668x2.100	Aluminium-framed fixed glazed link with obscure privacy film to 1700H	6	
SL01	1.750x1.150	Aluminium-framed with external louvers	2	
SL02	1.750x1.750	Aluminium-framed with external louvers	2	
SL03	900x2.700	Aluminium-framed fixed double glazed window	1	
W01	1.800x1.800	Aluminium-framed fixed double glazed circular window	1	
W02	1.000x1.000	Aluminium-framed fixed double glazed circular window	6	0.64
W03	1.188x2.400	Aluminium-framed double glazed hinged door with sidelight and transom	2	
W04	1.200x1.800	Aluminium-framed fixed double glazed window	1	
W05	900x2.100	Aluminium-framed fixed double glazed window	7	
W06	900x2.700	Aluminium-framed double glazed window with sun hood and obscure film to 1700H	16	1.92
W07	1.000x2.100	Aluminium-framed double glazed window with sun hood and obscure film to 1700H	8	2.16
W08	6.373x3.500	Aluminium-framed stackable sliding double glazed doors with transom	2	
W09	800x450	Aluminium-framed fixed double glazed window	2	
W10	6.000x1.000	Aluminium-framed fixed double glazed window with 1500H sill height with privacy sun hood	10	
W11	2.800x900	Aluminium-framed double glazed window with 1500H sill height with privacy sun hood	19	2.00
W12	5.976x2.643	Aluminium-framed stackable sliding double glazed doors	1	
W13	2.148x2.633	Aluminium-framed stackable sliding double glazed doors	1	
W14	3.640x2.633	Aluminium-framed stackable sliding double glazed doors	1	
W15	1.200x1.200	Aluminium-framed fixed double glazed circular window	6	0.95
W16	1.200x1.200	Aluminium-framed fixed double glazed circular window	3	0.95
W17	3.200x1.200	Aluminium-framed double glazed sliding window	1	
W18	900x2.400	Aluminium-framed double glazed hinged door	1	
W19	1.800x2.100	Aluminium-framed double glazed sliding window with privacy sun hood	28	3.12
W20	1.200x2.100	Aluminium-framed double glazed hinged door	4	2.20
W21	1.800x1.100	Aluminium-framed double glazed sliding window	1	1.53
W22	2.100x2.700	Aluminium-framed double glazed hinged door with sidelights and transom	1	
W23	1.800x900	Aluminium-framed double glazed window with 1500H sill height with privacy sun hood	2	1.28



PROPOSED DEMOLITION PLAN

1:250 @ A3



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DRAWN	KVA
DATE	APRIL 2021
CHECKED	Philip.G
STAGE	DA

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28 FISHER RD + 9 FRANCIS ST
DEE WHY, NSW, 2099,
AUSTRALIA
PROJECT
MIXED-USE COMMUNITY CENTRE

DRAWING TITLE
PROPOSED
DEMOLITION
DRAWING NO. 4089/0.3
AMENDMENT
DA



PROPOSED SITE CONTEXT STUDY



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SCALE	As shown
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DATE	FEBRUARY 2021
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28 FISHER RD + 9 FRANCIS ST
DEE WHY, NSW, 2099,
AUSTRALIA
PROJECT
MIXED-USE COMMUNITY CENTRE

DRAWING TITLE
PROPOSED
SITE CONTEXT STUDY
DRAWING NO. 4089/0.10
AMENDMENT DA

ALL CARPARKING SPACES TO CONFORM WITH
AS 2890.1 @ 2500mm x 5400mm

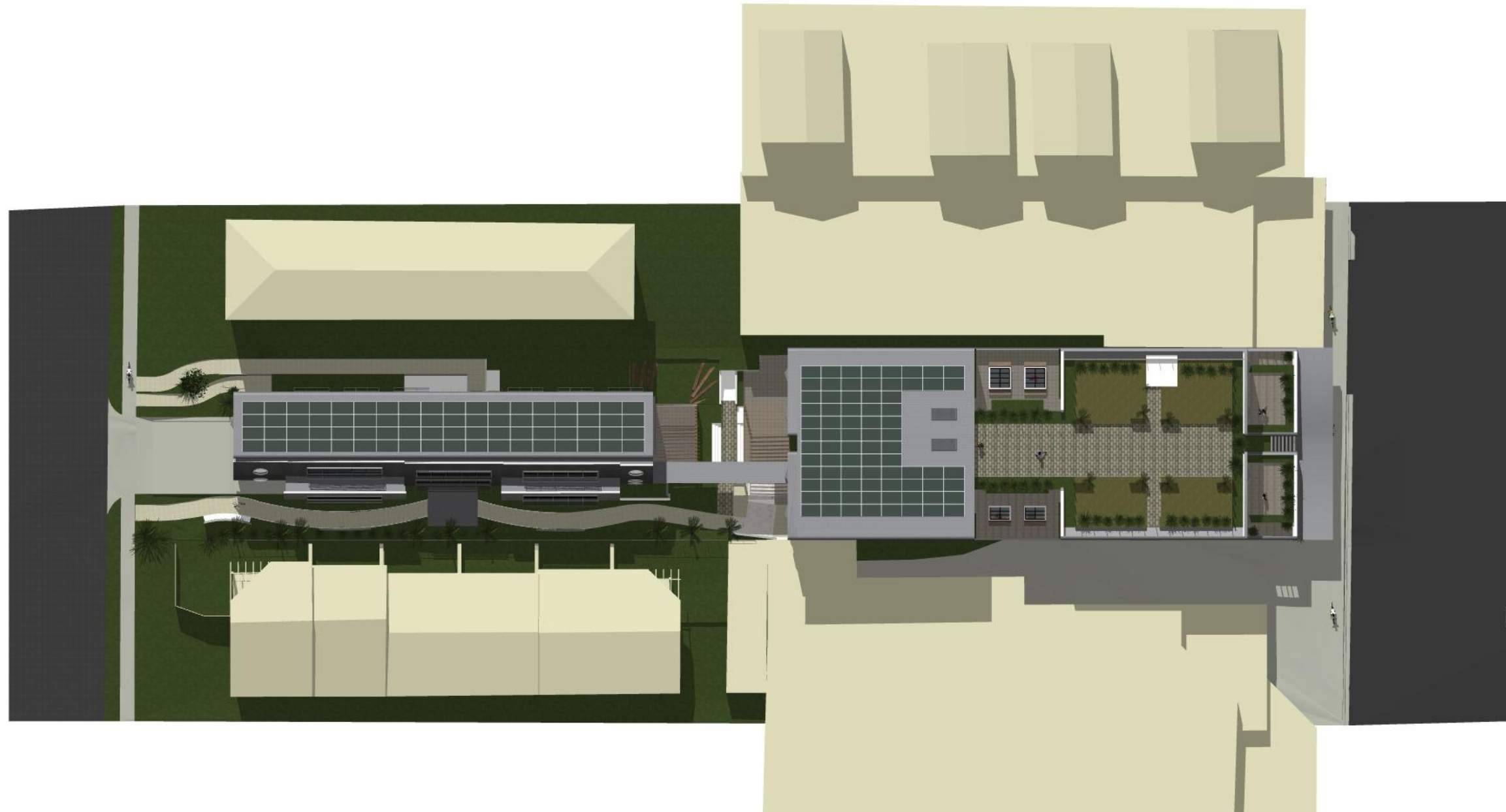
SEPP 0.2/unit x 72 = 15 spaces
 Manager = 1 spaces
 Cafe = 3 spaces
 Church = 15 spaces
 = 34 spaces

Motorcycle Parking = 20 spaces
Bicycle Parking = 20 spaces

G	2 (+ 1 Manager)
L1	20
L2	19
L3	19
L4	12
	72 (+ 1 Manager)

[illegible]

ZONE	B4 Mixed use
DP	Lot 28 and 43 On DP 7413
Site Area	1391.2m ² (2 X 695.6m ²)
Council	Northern Beaches
Unit Nos	72 Units + Manager
Area of Building	5,601.99m ²
Communal Garden	
Landscaped Area	287.07m ² (20.6%)
AREA DELIVERED	2.4 m ² (Combined)
Car Parking	34 Spaces, including 10 Disabled carpark



NTS



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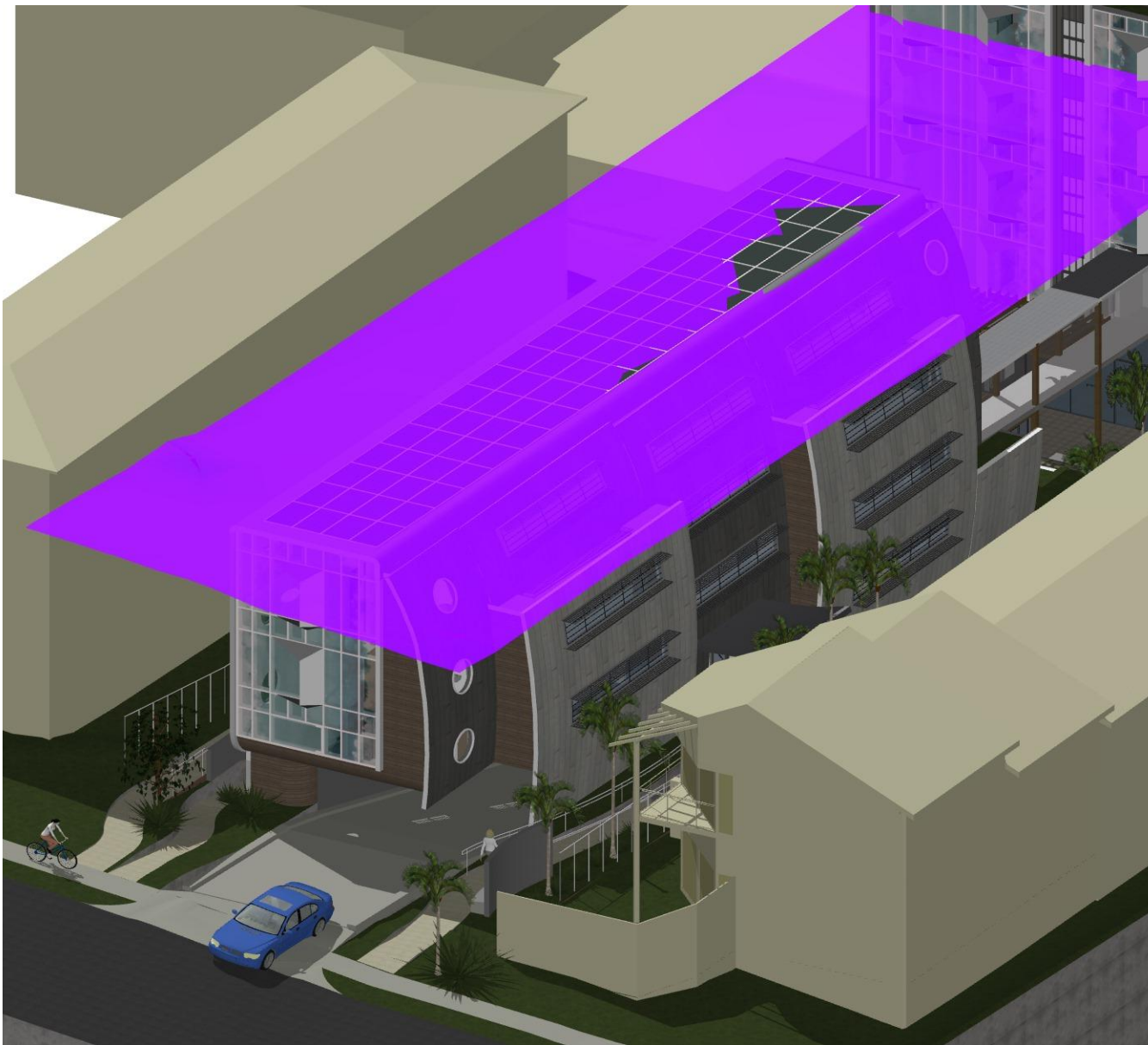
PROJECT
MIXED-USE COMMUNITY CENTR

DRAWING TITLE
PROPOSED
SITE & LANDSCAPE

DRAWING NO. AMENDMENT
4089/0.7 DA



Allowable height limit of 16m is not exceeded



Allowable height limit of 11m is not exceeded

PROPOSED ALLOWABLE HEIGHT MESH



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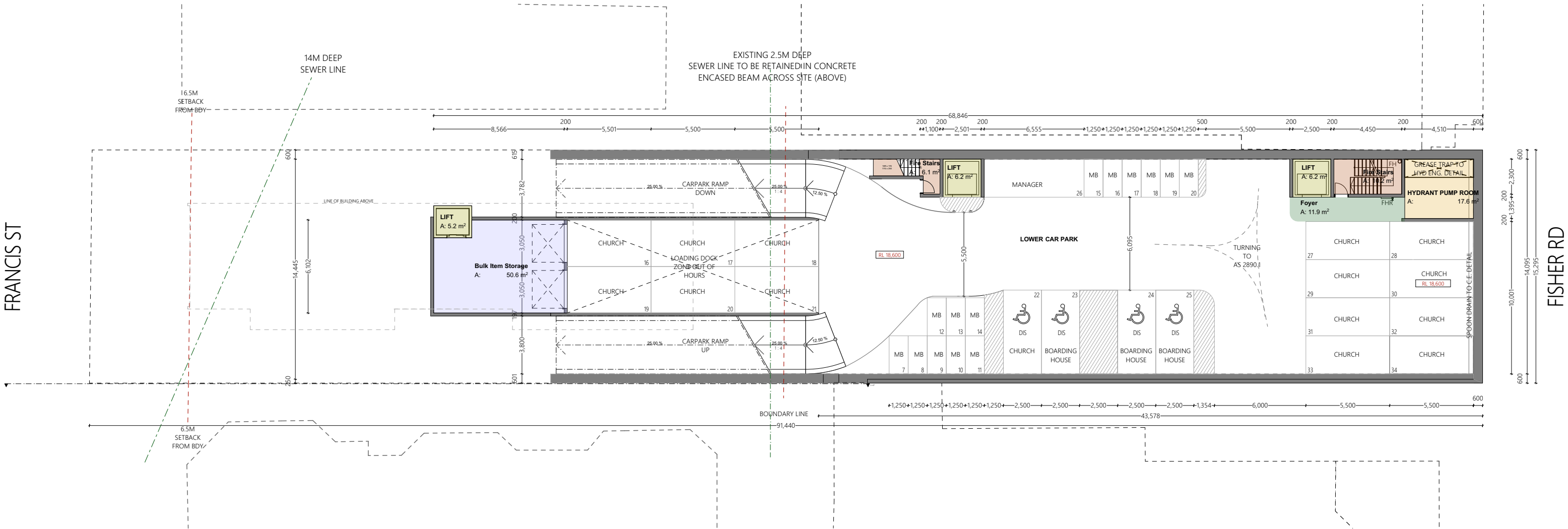
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DRAWING TITLE
PROPOSED
ALLOWABLE HEIGHT MESH
DRAWING NO. 4089/0.6
AMENDMENT DA

NOTES		BOARDING UNITS											DEVELOPMENT STATISTICS	
ALL CARPARKING SPACES TO CONFORM WITH AS 2890.1 @ 2500mm x 5400mm		G	2 (+ 1 Manager)										ZONE	B4 Mixed use
		L1	20										DP	Lot 28 and 43 On DP 7413
		L2	19										Site Area	1391.2m² (2 X 695.6m²)
		L3	19										Council	Northern Beaches
SEPP 0.2/unit x 72		L4	12										Unit Nos	72 Units + Manager
Manager		72 (+ 1 Manager)											Area of Building	5,601.99m²
Cafe													Communal Garden	
Church													Landscape Area	287.07m² (20.6%)
													FSR DELIVERED	2.4 m² (Combined)
Motorcycle Parking													Car Parking	34 Spaces, including 10 Disabled carparks
Bicycle Parking														
				INTERNAL AREA	COMMON	LIFTS	FIRE STAIRS	DECKS	DRIVEWAY	GREEN ROOF	TOTAL AREA			
LOWER BASEMENT				829.88		18.90	15.30				829.88			
BASEMENT LEVEL				1035.47		18.90	24.40		469.9		1035.47			
GROUND LEVEL				755.66	64.95	18.90	42.49				774.87			
LEVEL 1				756.18	96.05	18.90	29.25	74.40		68.65	800.69			
LEVEL 2				650.71	105.2	18.90	29.25	100		35.83	733.55			
LEVEL 3				649.79	68.5	18.90	29.25	23.10		8.70	733.55			
LEVEL 4				439.01	68.5	14.50	19.32	16.80		3.20	489.72			
ROOF LEVEL				182.89	29.79	7.39	8.40			259.90	204.26			
				5,299.59	432.99	135.29	197.66	214.30	469.90	376.28	5,601.99			



WINDOW SCHEDULE				
Name	W x H Dimensions	Specification	No	Glazed Area
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SL01	1.750x1.150	Aluminium-framed with external louvers	2	
SL02	1.750x1.750	Aluminium-framed with external louvers	2	
SL03	900x2.700	Aluminium-framed fixed double glazed circular window	1	
W01	1.800x1.800	Aluminium-framed fixed double glazed circular window	1	
W02	1.000x1.000	Aluminium-framed fixed double glazed circular window	6	0.64
W03	1.188x2.400	Aluminium-framed double glazed hinged door with sidelight and transom	1	
W04	1.200x1.800	Aluminium-framed fixed double glazed window	1	
W05	900x2.100	Aluminium-framed fixed double glazed window	7	
W06	900x2.700	Aluminium-framed double glazed window with sun hood and obscure film to 1700H	16	1.92
W07	1.000x2.700	Aluminium-framed double glazed window with sun hood and obscure film to 1700H	8	2.16
W08	6.373x3.500	Aluminium-framed stackable sliding double glazed doors with transom	2	
W09	800x450	Aluminium-framed fixed double glazed window	2	
W10	6.000x1.000	Aluminium-framed fixed double glazed window with 1500H sill height with privacy sun hood	10	
W11	2.800x900	Aluminium-framed double glazed window with 1500H sill height with privacy sun hood	19	2.00
W12	5.976x2.643	Aluminium-framed stackable sliding double glazed doors	1	
W13	2.148x2.633	Aluminium-framed stackable sliding double glazed doors	1	
W14	3.640x2.633	Aluminium-framed stackable sliding double glazed doors	1	
W15	1.200x1.200	Aluminium-framed fixed double glazed circular window	6	0.95
W16	1.200x1.200	Aluminium-framed fixed double glazed circular window	3	0.95
W17	3.200x1.200	Aluminium-framed double glazed sliding window	1	
W18	900x2.400	Aluminium-framed double glazed hinged door	1	
W19	1.800x2.100	Aluminium-framed double glazed sliding window with privacy sun hood	28	3.12
W20	1.200x2.100	Aluminium-framed double glazed hinged door	4	2.20
W21	1.800x1.100	Aluminium-framed double glazed sliding window	1	1.53
W22	2.100x2.700	Aluminium-framed double glazed hinged door with sidelights and transom	1	
W23	1.800x900	Aluminium-framed double glazed window with 1500H sill height with privacy sun hood	2	1.28



PROPOSED LOWEST FLOOR PLAN PLAN

1:250 @ A3



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The George Group Pty Ltd
ABN 11 075 939 847
Level 1, 335 MONA VALE RD, TERREY HILLS, NSW, Australia, 2084

ISSUE	AMENDMENT DETAILS	DATE
CD	CONCEPT DESIGN	28.11.18
DA	PRE DEVELOPMENT APPLICATION	15.04.20
DA	DEVELOPMENT APPLICATION	18.08.20
DA	DEVELOPMENT APPLICATION	16.12.20
DA	DEVELOPMENT APPLICATION	01.04.21

GENERAL NOTES
BUILDER TO CHECK AND VERIFY ALL DIMENSIONS. LEVELS AND ANGLES ON SITE PRIOR TO COMMENCEMENT OF WORK AND/OR MANUFACTURE OF COMPONENTS.
ALL WORKS TO CONFORM WITH ALL BCA AND OTHER RELEVANT AUTHORITY REQUIREMENTS.

SCALE	As shown
DRAWN	KVA
DATE	APRIL 2021
CHECKED	Philip.G
STAGE	DA

CLIENT / ADDRESS
28 FISHER RD + 9 FRANCIS ST
DEE WHY, NSW, 2099,
AUSTRALIA
PROJECT
MIXED-USE COMMUNITY CENTRE

DRAWING TITLE
PROPOSED
LOWEST FLOOR PLAN
DRAWING NO. AMENDMENT
4089/1.1 DA

ALL CARPARKING SPACES TO CONFORM WITH
AS 2890.1 @ 2500mm x 5400mm

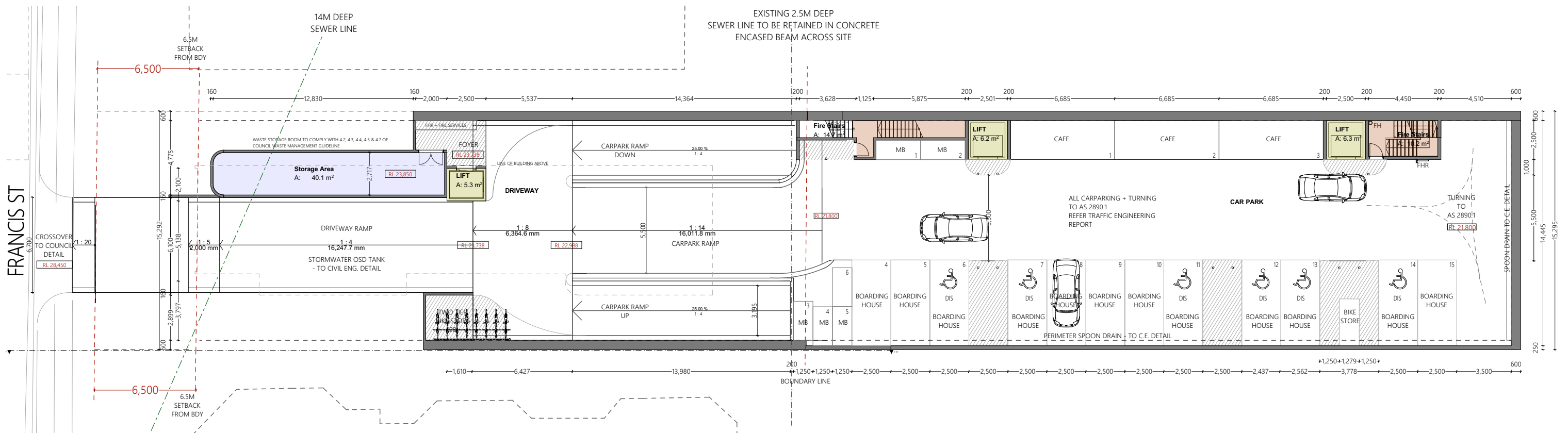
SEPP 0.2/unit x 72 = 15 spaces
 Manager = 1 spaces
 Cafe = 3 spaces
 Church = 15 spaces
 = 34 spaces

Motorcycle Parking = 20 spaces
Bicycle Parking = 20 spaces

G	2 (+ 1 Manager)
L1	20
L2	19
L3	19
L4	12
	72 (+ 1 Manager)

[illegible]

ZONE	B4 Mixed use
DP	Lot 28 and 43 On DP 7413
Site Area	1391.2m ² (2 X 695.6m ²)
Council	Northern Beaches
Unit Nos	72 Units + Manager
Area of Building	5,601.99m ²
Communal Garden	
Landscape Area	287.07m ² (20.6%)
FSR DELIVERED	2.4 m ² (Combined)
Car Parking	34 Spaces, including 10 Disabled carpark



WINDOW SCHEDULE					
Name	W x H Dimensions	Specification	No.	Type	Glazed Area
CW01	14,995x2,450	Aluminium-framed fixed double glazed curtain wall with hinged door	1	Curtain Wall	
CW02	14,995x2,150	Aluminium-framed fixed double glazed curtain wall with obscure privacy film to 1700H	1	Curtain Wall	
CW03	3,688x2,100	Aluminium-framed fixed glazed link with obscure privacy film to 1700H	6	Curtain Wall	
SL01	1,750x1,150	Aluminium-framed with external louvers	2	Skylight	
SL02	1,750x1,750	Aluminium-framed with external louvers	2	Skylight	
SL03	800x2,700	Aluminium-framed with external louvers	1	Skylight	
W01	1,800x1,800	Aluminium-framed fixed double glazed circular window	1	Window	
W02	1,000x1,000	Aluminium-framed fixed double glazed circular window	6	Window	0.64
W03	1,188x2,400	Aluminium-framed double glazed hinged door with sidelight and transom	2	Door	
W04	1,000x1,800	Aluminium-framed fixed double glazed window	2	Window	
W05	900x2,100	Aluminium-framed fixed double glazed window	7	Window	
W06	900x2,700	Aluminium-framed double glazed window with sun hood and obscure film to 1700H	16	Window	1.92
W07	1,000x2,700	Aluminium-framed double glazed window with sun hood and obscure film to 1700H	2	Window	2.16
W08	6,373x3,500	Aluminium-framed stackable sliding double glazed doors with transom	2	Door	
W09	800x450	Aluminium-framed fixed double glazed window	2	Window	
W10	6,000x1,000	Aluminium-framed fixed double glazed window with 1500H sill height with privacy sun hood	10	Skylight	
W11	2,800x400	Aluminium-framed fixed double glazed sliding window with 1500H sill height with privacy sun hood	19	Window	2.00
W12	5,978x2,643	Aluminium-framed stackable sliding double glazed doors	1	Door	
W13	2,148x2,633	Aluminium-framed stackable sliding double glazed doors	1	Door	
W14	3,640x2,633	Aluminium-framed stackable sliding double glazed doors	1	Door	
W15	1,200x1,200	Aluminium-framed fixed double glazed circular window	1	Skylight	0.95
W16	1,200x1,200	Aluminium-framed fixed double glazed circular window	3	Window	0.95
W17	3,200x1,200	Aluminium-framed double glazed sliding window	1	Window	
W18	900x2,400	Aluminium-framed double glazed hinged door	1	Door	
W19	800x2,100	Aluminium-framed double glazed sliding window with privacy sun hood	28	Panel (Curtain Wall)	3.12
W20	1,200x2,100	Aluminium-framed double glazed hinged door	4	Panel (Curtain Wall)	2.20
W21	1,800x1,100	Aluminium-framed double glazed sliding window	1	Panel (Curtain Wall)	1.53
W22	2,100x2,700	Aluminium-framed double glazed window with sidelights and transom	1	Door	
W23	1,800x900	Aluminium-framed double glazed window with 1500H sill height with privacy sun hood	2	Window	1.28



1:250 @ A3

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GENERAL NOTES
BUILDER TO CHECK AND VERIFY ALL
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PRIOR TO COMMENCEMENT OF WORK AND/OR
MANUFACTURE OF COMPONENTS.
ALL WORKS TO CONFORM WITH ALL BCA AND
OTHER RELEVANT AUTHORITY REQUIREMENTS.

SCALE	As shown
DRAWN	KVA
DATE	APRIL 2021
CHECKED	Philip.G
STAGE	DA

CLIENT / ADDRESS

28 FISHER RD + 9 FRANCIS ST
DEE WHY, NSW, 2099,
AUSTRALIA

PROJECT
MIXED-USE COMMUNITY CENTRE

DRAWING TITLE
PROPOSED
LOWER LEVEL

DRAWING NO. AMENDMENT
4089/1.2 DA



NOTES

ALL CARPARKING SPACES TO CONFORM WITH
AS 2890.1 @ 2500mm x 5400mm

SEPP 0.2/unit x 72 = 15 spaces
Manager = 1 spaces
Cafe = 3 spaces
Church = 15 spaces
= 34 spaces

Motorcycle Parking = 20 spaces
Bicycle Parking = 20 spaces

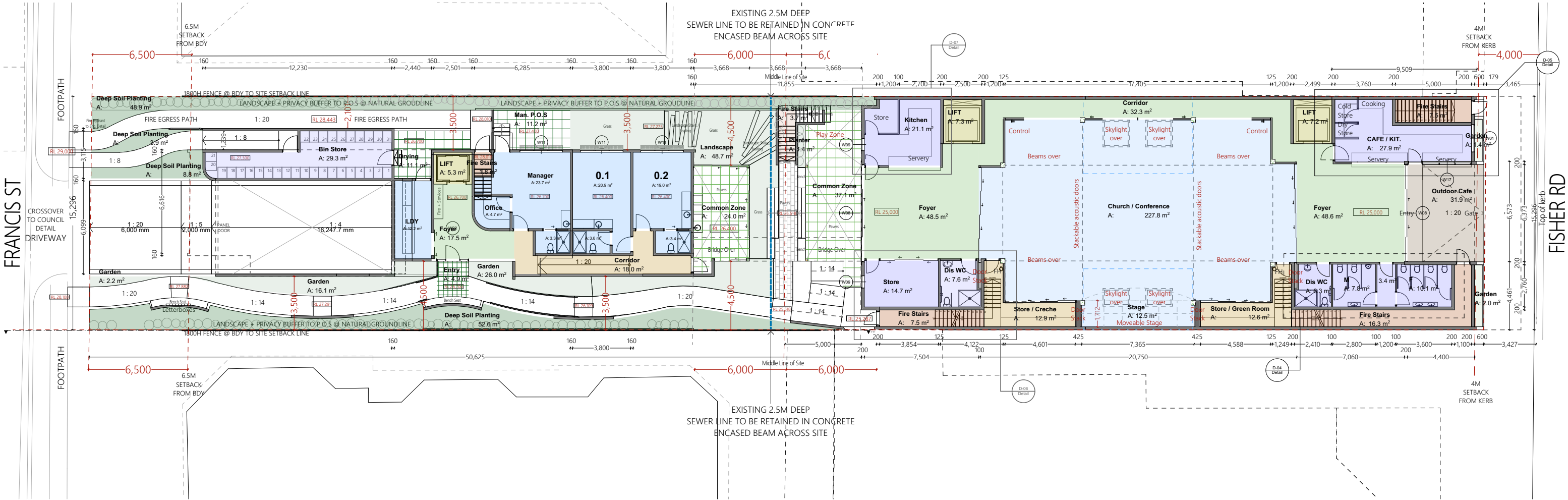
BOARDING UNITS

G 2 (+ 1 Manager)
L1 20
L2 19
L3 19
L4 12
72 (+ 1 Manager)

	INTERNAL AREA	COMMON	LIFTS	FIRE STAIRS	DECKS	DRIVEWAY	GREEN ROOF	TOTAL AREA
LOWER BASEMENT	829.88		18.90	15.30				829.88
BASEMENT LEVEL	1035.47		18.90	24.40		469.9		1035.47
GROUND LEVEL	755.66	64.95	18.90	42.49				774.87
LEVEL 1	756.18	96.05	18.90	29.25	74.40		68.65	800.69
LEVEL 2	650.71	105.2	18.90	29.25	100		35.83	733.55
LEVEL 3	649.79	68.5	18.90	29.25	23.10		8.70	733.55
LEVEL 4	439.01	68.5	14.50	19.32	16.80		3.20	489.72
ROOF LEVEL	182.89	29.79	7.39	8.40			259.90	204.26
	5,299.59	432.99	135.29	197.66	214.30	469.90	376.28	5,601.99

DEVELOPMENT STATISTICS

ZONE	B4 Mixed use
DP	Lot 28 and 43 On DP 7413
Site Area	1391.2m ² (2 X 695.6m ²)
Council	Northern Beaches
Unit Nos	72 Units + Manager
Area of Building	5,601.99m ²
Communal Garden	
Landscape Area	287.07m ² (20.6%)
FSR DELIVERED	2.4 m ² (Combined)
Car Parking	34 Spaces, including 10 Disabled carparks



WINDOW SCHEDULE				
Name	W x H Dimensions	Specification	No	Glazed Area
CW01	14.995x2.450	Aluminium-framed fixed double glazed curtain wall with hinged door	1	
CW02	14.995x2.150	Aluminium-framed fixed double glazed curtain wall with obscure privacy film to 1700H	1	
CW03	3.668x2.100	Aluminium-framed fixed glazed link with obscure privacy film to 1700H	6	
SL01	1.750x1.150	Aluminium-framed with external louvers	2	
SL02	1.750x1.750	Aluminium-framed with external louvers	2	
SL03	900x2.700	Aluminium-framed fixed double glazed window	1	
W01	1.800x1.800	Aluminium-framed fixed double glazed circular window	6	
W02	1.000x1.000	Aluminium-framed fixed double glazed circular window	2	
W03	1.188x2.400	Aluminium-framed double glazed hinged door with sidelight and transom	1	
W04	1.200x1.800	Aluminium-framed fixed double glazed window	7	
W05	900x2.100	Aluminium-framed fixed double glazed window	16	
W06	900x2.700	Aluminium-framed double glazed window with sun hood and obscure film to 1700H	8	1.92
W07	1.000x2.700	Aluminium-framed double glazed window with sun hood and obscure film to 1700H	2	2.16
W08	6.373x3.500	Aluminium-framed stackable sliding double glazed doors with transom	2	
W09	800x450	Aluminium-framed fixed double glazed window	10	
W10	6.000x1.000	Aluminium-framed fixed double glazed window with 1500H sill height with privacy sun hood	19	
W11	2.800x900	Aluminium-framed double glazed window with 1500H sill height with privacy sun hood	1	
W12	5.976x2.643	Aluminium-framed stackable sliding double glazed doors	1	
W13	2.148x2.633	Aluminium-framed stackable sliding double glazed doors	1	
W14	3.640x2.633	Aluminium-framed stackable sliding double glazed doors	1	
W15	1.200x1.200	Aluminium-framed fixed double glazed circular window	6	0.95
W16	1.200x1.200	Aluminium-framed fixed double glazed circular window	3	0.95
W17	3.200x1.200	Aluminium-framed double glazed sliding window	1	
W18	900x2.400	Aluminium-framed double glazed hinged door	1	
W19	1.800x2.100	Aluminium-framed double glazed sliding window with privacy sun hood	28	3.12
W20	1.200x2.100	Aluminium-framed double glazed hinged door	4	2.20
W21	1.800x1.100	Aluminium-framed double glazed sliding window	1	1.53
W22	2.100x2.700	Aluminium-framed double glazed hinged door with sidelights and transom	1	
W23	1.800x900	Aluminium-framed double glazed window with 1500H sill height with privacy sun hood	2	1.28



PROPOSED GROUND LEVEL PLAN

1:250 @ A3



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HILLS, NSW, Australia, 2084

Sydney • Brisbane • Melbourne • Perth • Hong Kong • Dubai • Thailand • PNG
Architects • Modular • Management • Planning • Development • Interior Design • Construction

ISSUE	AMENDMENT DETAILS	DATE
CD	CONCEPT DESIGN	28.11.18
DA	PRE DEVELOPMENT APPLICATION	15.04.20
DA	DEVELOPMENT APPLICATION	18.08.20
DA	DEVELOPMENT APPLICATION	16.12.20
DA	DEVELOPMENT APPLICATION	01.04.21

GENERAL NOTES
BUILDER TO CHECK AND VERIFY ALL
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PRIOR TO COMMENCEMENT OF WORK AND/OR
MANUFACTURE OF COMPONENTS.
ALL WORKS TO CONFORM WITH ALL BCA AND
OTHER RELEVANT AUTHORITY REQUIREMENTS.

SCALE	As shown
DRAWN	KVA
DATE	APRIL 2021
CHECKED	Philip.G
STAGE	DA

CLIENT / ADDRESS
28 FISHER RD + 9 FRANCIS ST
DEE WHY, NSW, 2099,
AUSTRALIA
PROJECT
MIXED-USE COMMUNITY CENTRE

DRAWING TITLE
PROPOSED
GROUND LEVEL
DRAWING NO. AMENDMENT
4089/1.3 DA

NOTES

ALL CARPARKING SPACES TO CONFORM WITH
AS 2890.1 @ 2500mm x 5400mm

SEPP 0.2/unit x 72 = 15 spaces
Manager = 1 spaces
Cafe = 3 spaces
Church = 15 spaces
= 34 spaces

Motorcycle Parking = 20 spaces
Bicycle Parking = 20 spaces

BOARDING UNITS

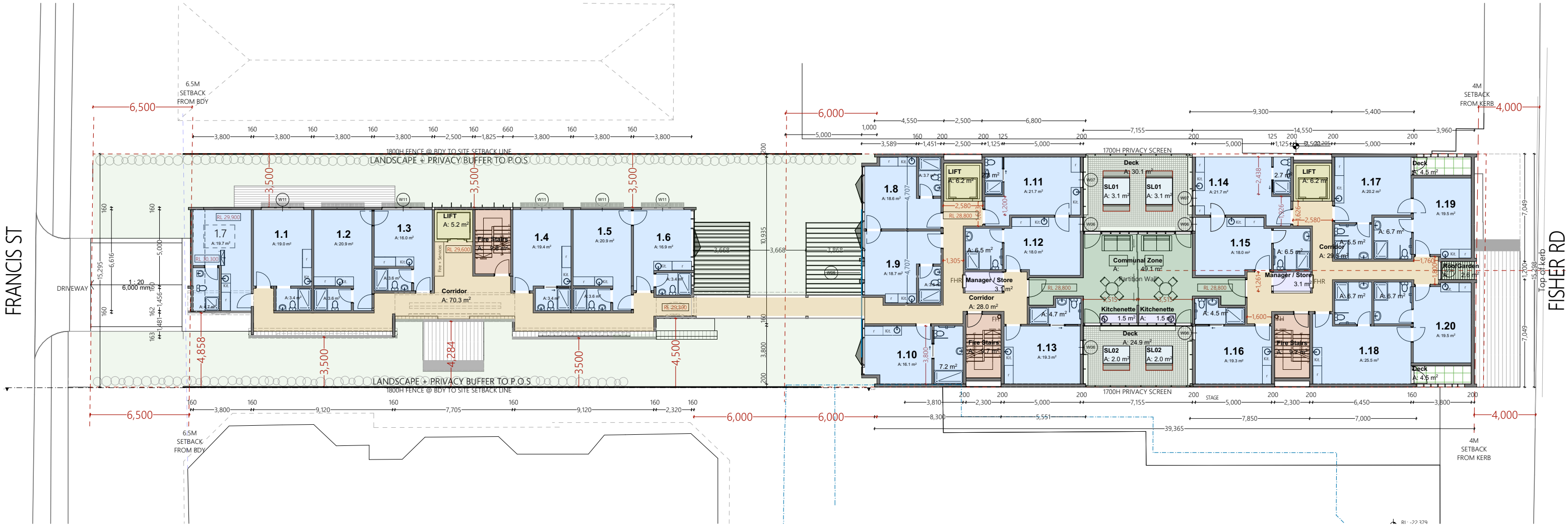
G 2 (+ 1 Manager)
L1 20
L2 19
L3 19
L4 12

72 (+ 1 Manager)

	INTERNAL AREA	COMMON	LIFTS	FIRE STAIRS	DECKS	DRIVEWAY	GREEN ROOF	TOTAL AREA
LOWER BASEMENT	829.88		18.90	15.30				829.88
BASEMENT LEVEL	1035.47		18.90	24.40		469.9		1035.47
GROUND LEVEL	755.66	64.95	18.90	42.49				774.87
LEVEL 1	756.18	96.05	18.90	29.25	74.40		68.65	800.69
LEVEL 2	650.71	105.2	18.90	29.25	100		35.83	733.55
LEVEL 3	649.79	68.5	18.90	29.25	23.10		8.70	733.55
LEVEL 4	439.01	68.5	14.50	19.32	16.80		3.20	489.72
ROOF LEVEL	182.89	29.79	7.39	8.40			259.90	204.26
	5,299.59	432.99	135.29	197.66	214.30	469.90	376.28	5,601.99

DEVELOPMENT STATISTICS

ZONE	B4 Mixed use
DP	Lot 28 and 43 On DP 7413
Site Area	1391.2m ² (2 X 695.6m ²)
Council	Northern Beaches
Unit Nos	72 Units + Manager
Area of Building	5,601.99m ²
Communal Garden	
Landscape Area	287.07m ² (20.6%)
FSR DELIVERED	2.4 m ² (Combined)
Car Parking	34 Spaces, including 10 Disabled carparks



WINDOW SCHEDULE				
Name	W x H Dimensions	Specification	No	Type
CW01	14,995x2,450	Aluminium-framed fixed double glazed curtain wall with hinged door	1	Curtain Wall
CW02	14,995x2,150	Aluminium-framed fixed double glazed curtain wall with obscure privacy film to 1700H	1	Curtain Wall
CW03	3,668x2,100	Aluminium-framed fixed glazed link with obscure privacy film to 1700H	6	Curtain Wall
SL01	1,750x1,150	Aluminium-framed with external louvers	2	Skylight
SL02	1,750x1,750	Aluminium-framed with external louvers	2	Skylight
SL03	900x2,700	Aluminium-framed fixed double glazed circular window	1	Window
W01	1,800x1,800	Aluminium-framed fixed double glazed circular window	6	Window
W02	1,000x1,000	Aluminium-framed fixed double glazed circular window	16	Window
W03	1,188x2,400	Aluminium-framed double glazed hinged door with sidelight and transom	8	Door
W04	1,200x1,800	Aluminium-framed fixed double glazed window	2	Window
W05	900x2,100	Aluminium-framed fixed double glazed window	7	Window
W06	900x2,700	Aluminium-framed double glazed window with sun hood and obscure film to 1700H	16	Window
W07	1,000x2,700	Aluminium-framed double glazed window with sun hood and obscure film to 1700H	8	Window
W08	6,373x3,500	Aluminium-framed stackable sliding double glazed doors with transom	2	Door
W09	800x450	Aluminium-framed fixed double glazed window	2	Window
W10	6,000x1,000	Aluminium-framed fixed double glazed window with 1500H sill height with privacy sun hood	10	Skylight
W11	2,800x900	Aluminium-framed double glazed window with 1500H sill height with privacy sun hood	19	Window
W12	5,976x2,643	Aluminium-framed stackable sliding double glazed doors	1	Door
W13	2,148x2,633	Aluminium-framed stackable sliding double glazed doors	1	Door
W14	3,640x2,633	Aluminium-framed stackable sliding double glazed doors	1	Door
W15	1,200x1,200	Aluminium-framed fixed double glazed circular window	3	Window
W16	1,200x1,200	Aluminium-framed fixed double glazed circular window	3	Window
W17	3,200x1,200	Aluminium-framed double glazed sliding window	1	Window
W18	900x2,400	Aluminium-framed double glazed hinged door	1	Door
W19	1,800x2,100	Aluminium-framed double glazed sliding window with privacy sun hood	28	Panel (Curtain Wall)
W20	1,200x2,100	Aluminium-framed double glazed hinged door	4	Panel (Curtain Wall)
W21	1,800x1,100	Aluminium-framed double glazed sliding window	1	Panel (Curtain Wall)
W22	2,100x2,700	Aluminium-framed double glazed hinged door with sidelights and transom	1	Door
W23	1,800x900	Aluminium-framed double glazed window with 1500H sill height with privacy sun hood	2	Window



PROPOSED LEVEL 1 PLAN

1:250 @ A3



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DA	DEVELOPMENT APPLICATION	01.04.21

GENERAL NOTES
BUILDER TO CHECK AND VERIFY ALL
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SCALE	As shown
DRAWN	KVA
DATE	APRIL 2021
CHECKED	Philip.G
STAGE	DA

CLIENT / ADDRESS
**28 FISHER RD + 9 FRANCIS ST
DEE WHY, NSW, 2099,
AUSTRALIA**
PROJECT
MIXED-USE COMMUNITY CENTRE

DRAWING TITLE
**PROPOSED
LEVEL 1**
DRAWING NO. AMENDMENT
4089/1.4 DA

NOTES		BOARDING UNITS											DEVELOPMENT STATISTICS	
ALL CARPARKING SPACES TO CONFORM WITH AS 2890.1 @ 2500mm x 5400mm		G	2 (+ 1 Manager)										ZONE	B4 Mixed use
SEPP 0.2/unit x 72		L1	20										DP	Lot 28 and 43 On DP 7413
Manager		L2	19										Site Area	1391.2m² (2 X 695.6m²)
Cafe		L3	19										Council	Northern Beaches
Church		L4	12										Unit Nos	72 Units + Manager
			72 (+ 1 Manager)										Area of Building	5,601.99m²
Motorcycle Parking													Communal Garden	
Bicycle Parking													Landscape Area	287.07m² (20.6%)
													FSR DELIVERED	2.4 m² (Combined)
													Car Parking	34 \$paces, including 10 Disabled carparks
				INTERNAL AREA	COMMON	LIFTS	FIRE STAIRS	DECKS	DRIVEWAY	GREEN ROOF	TOTAL AREA			
LOWER BASEMENT				829.88		18.90	15.30				829.88			
BASEMENT LEVEL				1035.47		18.90	24.40		469.9		1035.47			
GROUND LEVEL				755.66	64.95	18.90	42.49				774.87			
LEVEL 1				756.18	96.05	18.90	29.25	74.40		68.65	800.69			
LEVEL 2				650.71	105.2	18.90	29.25	100		35.83	733.55			
LEVEL 3				649.79	68.5	18.90	29.25	23.10		8.70	733.55			
LEVEL 4				439.01	68.5	14.50	19.32	16.80		3.20	489.72			
ROOF LEVEL				182.89	29.79	7.39	8.40			259.90	204.26			
				5,299.59	432.99	135.29	197.66	214.30	469.90	376.28	5,601.99			



PROPOSED LEVEL 2 PLAN

1:250 @ A3



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GENERAL NOTES
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ALL WORKS TO CONFORM WITH ALL BCA AND OTHER RELEVANT AUTHORITY REQUIREMENTS.

SCALE	As shown
DRAWN	KVA
DATE	APRIL 2021
CHECKED	Philip.G
STAGE	DA

CLIENT / ADDRESS
28 FISHER RD + 9 FRANCIS ST
DEE WHY, NSW, 2099,
AUSTRALIA
PROJECT
MIXED-USE COMMUNITY CENTRE

DRAWING TITLE
PROPOSED
LEVEL 2
DRAWING NO. AMENDMENT
4089/1.6 DA

WINDOW SCHEDULE				
Name	W x H Dimensions	Specification	No	Glazed Area
CW01	14,995x2,450	Aluminium-framed fixed double glazed curtain wall with hinged door	1	
CW02	14,995x2,150	Aluminium-framed fixed double glazed curtain wall with obscure privacy film to 1700H	1	
CW03	3,688x2,100	Aluminium-framed fixed glazed link with obscure privacy film to 1700H	6	
SL01	1,750x1,150	Aluminium-framed with external louvers	2	
SL02	1,750x1,750	Aluminium-framed with external louvers	2	
SL03	900x2,700	Aluminium-framed fixed double glazed circular window	1	
W01	1,800x1,800	Aluminium-framed fixed double glazed circular window	6	
W02	1,000x1,000	Aluminium-framed fixed double glazed circular window	16	0.64
W03	1,188x2,400	Aluminium-framed double glazed hinged door with sidelight and transom	8	
W04	1,200x1,800	Aluminium-framed fixed double glazed window	1	
W05	900x2,100	Aluminium-framed fixed double glazed window	7	
W06	900x2,700	Aluminium-framed double glazed window with sun hood and obscure film to 1700H	16	1.92
W07	1,000x2,700	Aluminium-framed double glazed window with sun hood and obscure film to 1700H	8	2.16
W08	6,373x3,500	Aluminium-framed stackable sliding double glazed doors with transom	2	
W09	800x450	Aluminium-framed fixed double glazed window	2	
W10	6,000x1,000	Aluminium-framed fixed double glazed window with 1500H sill height with privacy sun hood	10	
W11	2,800x900	Aluminium-framed double glazed window with 1500H sill height with privacy sun hood	19	2.00
W12	5,976x2,643	Aluminium-framed stackable sliding double glazed doors	1	
W13	2,148x2,633	Aluminium-framed stackable sliding double glazed doors	1	
W14	3,640x2,633	Aluminium-framed stackable sliding double glazed doors	1	
W15	1,200x1,200	Aluminium-framed fixed double glazed circular window	6	0.95
W16	1,200x1,200	Aluminium-framed fixed double glazed circular window	3	0.95
W17	3,200x1,200	Aluminium-framed double glazed sliding window	1	
W18	900x2,400	Aluminium-framed double glazed hinged door	1	
W19	1,800x2,100	Aluminium-framed double glazed sliding window with privacy sun hood	28	3.12
W20	1,200x2,100	Aluminium-framed double glazed hinged door	4	2.20
W21	1,800x1,100	Aluminium-framed double glazed sliding window	1	1.53
W22	2,100x2,700	Aluminium-framed double glazed hinged door with sidelights and transom	1	
W23	1,800x900	Aluminium-framed double glazed window with 1500H sill height with privacy sun hood	2	1.28

NOTES		BOARDING UNITS									DEVELOPMENT STATISTICS	
ALL CARPARKING SPACES TO CONFORM WITH AS 2890.1 @ 2500mm x 5400mm		G	2 (+ 1 Manager)								ZONE	B4 Mixed use
SEPP 0.2/unit x 72		L1	20								DP	Lot 28 and 43 On DP 7413
Manager		L2	19								Site Area	1391.2m² (2 X 695.6m²)
Cafe		L3	19								Council	Northern Beaches
Church		L4	12								Unit Nos	72 Units + Manager
			72 (+ 1 Manager)								Area of Building	5,601.99m²
Motorcycle Parking											Communal Garden	
Bicycle Parking											Landscape Area	287.07m² (20.6%)
											FSR DELIVERED	2.4 m² (Combined)
											Car Parking	34 Spaces, including 10 Disabled carparks
				INTERNAL AREA	COMMON	LIFTS	FIRE STAIRS	DECKS	DRIVEWAY	GREEN ROOF	TOTAL AREA	
LOWER BASEMENT				829.88		18.90	15.30				829.88	
BASEMENT LEVEL				1035.47		18.90	24.40		469.9		1035.47	
GROUND LEVEL				755.66	64.95	18.90	42.49				774.87	
LEVEL 1				756.18	96.05	18.90	29.25	74.40		68.65	800.69	
LEVEL 2				650.71	105.2	18.90	29.25	100		35.83	733.55	
LEVEL 3				649.79	68.5	18.90	29.25	23.10		8.70	733.55	
LEVEL 4				439.01	68.5	14.50	19.32	16.80		3.20	489.72	
ROOF LEVEL				182.89	29.79	7.39	8.40			259.90	204.26	
				5,299.59	432.99	135.29	197.66	214.30	469.90	376.28	5,601.99	



WINDOW SCHEDULE				
Name	W x H Dimensions	Specification	No	Glazed Area
CW01	14,995x2,450	Aluminium-framed fixed double glazed curtain wall with hinged door	1	
CW02	14,995x2,150	Aluminium-framed fixed double glazed curtain wall with obscure privacy film to 1700H	1	
CW03	3,668x2,100	Aluminium-framed fixed glazed link with obscure privacy film to 1700H	6	
SL01	1,750x1,150	Aluminium-framed with external louvers	2	
SL02	1,750x1,750	Aluminium-framed with external louvers	2	
SL03	900x2,700	Aluminium-framed fixed double glazed circular window	2	
W01	1,800x1,800	Aluminium-framed fixed double glazed circular window	1	
W02	1,000x1,000	Aluminium-framed fixed double glazed circular window	6	0.64
W03	1,188x2,400	Aluminium-framed double glazed hinged door with sidelight and transom	8	
W04	1,200x1,800	Aluminium-framed fixed double glazed window	1	
W05	900x2,100	Aluminium-framed fixed double glazed window	7	
W06	900x2,700	Aluminium-framed double glazed window with sun hood and obscure film to 1700H	16	1.92
W07	1,000x2,700	Aluminium-framed double glazed window with sun hood and obscure film to 1700H	8	2.16
W08	6,373x3,500	Aluminium-framed stackable sliding double glazed doors with transom	2	
W09	800x450	Aluminium-framed fixed double glazed window	2	
W10	6,000x1,000	Aluminium-framed fixed double glazed window with 1500H sill height with privacy sun hood	10	
W11	2,800x900	Aluminium-framed double glazed window with 1500H sill height with privacy sun hood	19	
W12	5,976x2,643	Aluminium-framed stackable sliding double glazed doors	1	2.00
W13	2,148x2,633	Aluminium-framed stackable sliding double glazed doors	1	
W14	3,640x2,633	Aluminium-framed stackable sliding double glazed doors	1	
W15	1,200x1,200	Aluminium-framed fixed double glazed circular window	6	0.95
W16	1,200x1,200	Aluminium-framed fixed double glazed circular window	3	0.95
W17	3,200x1,200	Aluminium-framed double glazed sliding window	1	
W18	900x2,400	Aluminium-framed double glazed hinged door	1	
W19	1,800x2,100	Aluminium-framed double glazed sliding window with privacy sun hood	28	3.12
W20	1,200x2,100	Aluminium-framed double glazed hinged door	4	2.20
W21	1,800x1,100	Aluminium-framed double glazed sliding window	1	1.53
W22	2,100x2,700	Aluminium-framed double glazed hinged door with sidelights and transom	1	
W23	1,800x900	Aluminium-framed double glazed window with 1500H sill height with privacy sun hood	2	1.28



PROPOSED LEVEL 3 PLAN

1:250 @ A3



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The George Group Pty Ltd
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Level 1, 335 MONA VALE RD, TERREY
HILLS, NSW, Australia, 2084

ISSUE	AMENDMENT DETAILS	DATE
CD	CONCEPT DESIGN	28.11.18
DA	PRE DEVELOPMENT APPLICATION	15.04.20
DA	DEVELOPMENT APPLICATION	18.08.20
DA	DEVELOPMENT APPLICATION	16.12.20
DA	DEVELOPMENT APPLICATION	01.04.21

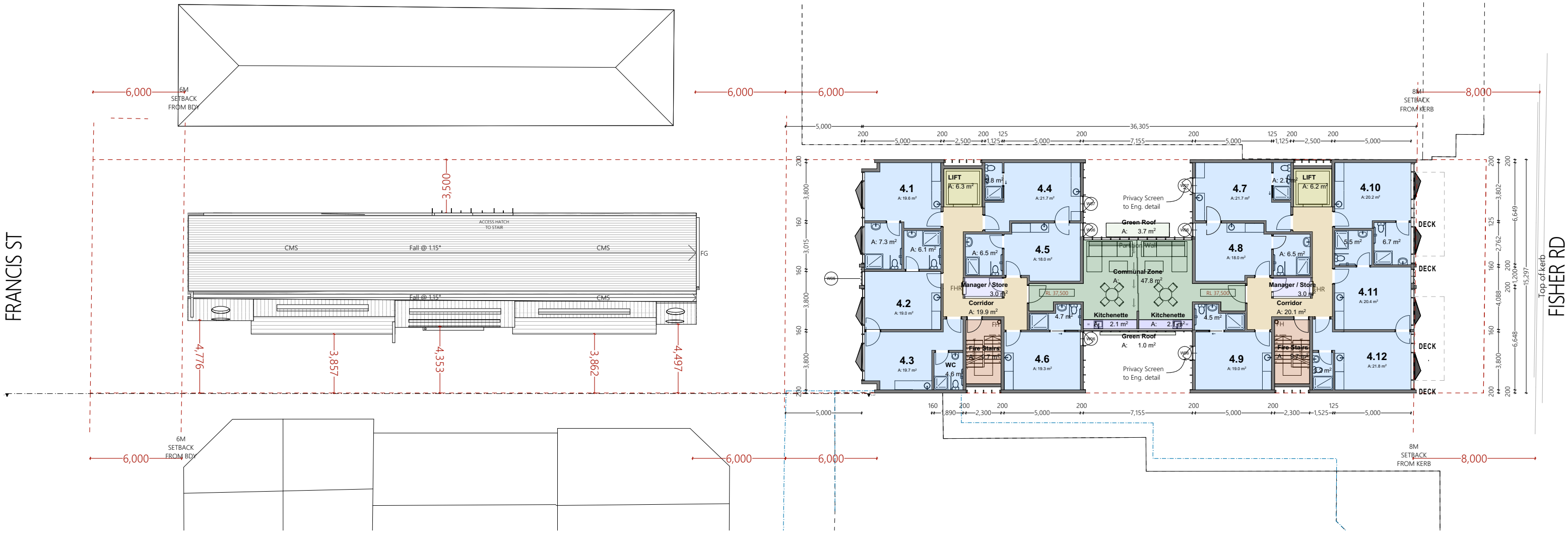
GENERAL NOTES
BUILDER TO CHECK AND VERIFY ALL DIMENSIONS, LEVELS AND ANGLES ON SITE PRIOR TO COMMENCEMENT OF WORK AND/OR MANUFACTURE OF COMPONENTS.
ALL WORKS TO CONFORM WITH ALL BCA AND OTHER RELEVANT AUTHORITY REQUIREMENTS.

SCALE	As shown
DRAWN	KVA
DATE	APRIL 2021
CHECKED	Philip.G
STAGE	DA

CLIENT / ADDRESS
28 FISHER RD + 9 FRANCIS ST
DEE WHY, NSW, 2099,
AUSTRALIA
PROJECT
MIXED-USE COMMUNITY CENTRE

DRAWING TITLE
PROPOSED
LEVEL 3
DRAWING NO. 4089/1.7
AMENDMENT
DA

NOTES		BOARDING UNITS									DEVELOPMENT STATISTICS	
ALL CARPARKING SPACES TO CONFORM WITH AS 2890.1 @ 2500mm x 5400mm		G	2 (+ 1 Manager)								ZONE	B4 Mixed use
SEPP 0.2/unit x 72		L1	20								DP	Lot 28 and 43 On DP 7413
Manager		L2	19								Site Area	1391.2m² (2 X 695.6m²)
Cafe		L3	19								Council	Northern Beaches
Church		L4	12								Unit Nos	72 Units + Manager
			72 (+ 1 Manager)								Area of Building	5,601.99m²
Motorcycle Parking											Communal Garden	
Bicycle Parking											Landscape Area	287.07m² (20.6%)
											FSR DELIVERED	2.4 m² (Combined)
											Car Parking	34 Spaces, including 10 Disabled carparks
				INTERNAL AREA	COMMON	LIFTS	FIRE STAIRS	DECKS	DRIVEWAY	GREEN ROOF	TOTAL AREA	
LOWER BASEMENT				829.88		18.90	15.30				829.88	
BASEMENT LEVEL				1035.47		18.90	24.40		469.9		1035.47	
GROUND LEVEL				755.66	64.95	18.90	42.49				774.87	
LEVEL 1				756.18	96.05	18.90	29.25	74.40		68.65	800.69	
LEVEL 2				650.71	105.2	18.90	29.25	100		35.83	733.55	
LEVEL 3				649.79	68.5	18.90	29.25	23.10		8.70	733.55	
LEVEL 4				439.01	68.5	14.50	19.32	16.80		3.20	489.72	
ROOF LEVEL				182.89	29.79	7.39	8.40			259.90	204.26	
				5,299.59	432.99	135.29	197.66	214.30	469.90	376.28	5,601.99	



WINDOW SCHEDULE				
Name	W x H Dimensions	Specification	No	Glazed Area
CW01	14,995x2,450	Aluminium-framed fixed double glazed curtain wall with hinged door	1	
CW02	14,995x2,150	Aluminium-framed fixed double glazed curtain wall with obscure privacy film to 1700H	1	
CW03	3,668x2,100	Aluminium-framed fixed glazed link with obscure privacy film to 1700H	6	
SL01	1,750x1,150	Aluminium-framed with external louvers	2	
SL02	1,750x1,750	Aluminium-framed with external louvers	2	
SL03	900x2,700	Aluminium-framed fixed double glazed circular window	2	
W01	1,800x1,800	Aluminium-framed fixed double glazed circular window	1	
W02	1,000x1,000	Aluminium-framed fixed double glazed circular window	6	0.64
W03	1,188x2,400	Aluminium-framed double glazed hinged door with sidelight and transom	1	
W04	1,200x1,800	Aluminium-framed fixed double glazed window	1	
W05	900x2,100	Aluminium-framed fixed double glazed window	7	
W06	900x2,700	Aluminium-framed double glazed window with sun hood and obscure film to 1700H	16	1.92
W07	1,000x2,700	Aluminium-framed double glazed window with sun hood and obscure film to 1700H	8	2.16
W08	6,373x3,500	Aluminium-framed stackable sliding double glazed doors with transom	2	
W09	800x450	Aluminium-framed fixed double glazed window	2	
W10	6,000x1,000	Aluminium-framed fixed double glazed window with 1500H sill height with privacy sun hood	10	
W11	2,800x900	Aluminium-framed double glazed window with 1500H sill height with privacy sun hood	19	2.00
W12	5,976x2,643	Aluminium-framed stackable sliding double glazed doors	1	
W13	2,148x2,633	Aluminium-framed stackable sliding double glazed doors	1	
W14	3,640x2,633	Aluminium-framed stackable sliding double glazed doors	1	
W15	1,200x1,200	Aluminium-framed fixed double glazed circular window	3	0.95
W16	1,200x1,200	Aluminium-framed fixed double glazed circular window	3	0.95
W17	3,200x1,200	Aluminium-framed double glazed sliding window	1	
W18	900x2,400	Aluminium-framed double glazed hinged door	1	
W19	1,800x2,100	Aluminium-framed double glazed sliding window with privacy sun hood	28	3.12
W20	1,200x2,100	Aluminium-framed double glazed hinged door	4	2.20
W21	1,800x1,100	Aluminium-framed double glazed sliding window	1	1.53
W22	2,100x2,700	Aluminium-framed double glazed hinged door with sidelights and transom	1	
W23	1,800x900	Aluminium-framed double glazed window with 1500H sill height with privacy sun hood	2	1.28



PROPOSED LEVEL 4 PLAN

1:250 @ A3



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HILLS, NSW, Australia, 2084

ISSUE	AMENDMENT DETAILS	DATE
CD	CONCEPT DESIGN	28.11.18
DA	PRE DEVELOPMENT APPLICATION	15.04.20
DA	DEVELOPMENT APPLICATION	18.08.20
DA	DEVELOPMENT APPLICATION	16.12.20
DA	DEVELOPMENT APPLICATION	01.04.21

GENERAL NOTES
BUILDER TO CHECK AND VERIFY ALL DIMENSIONS, LEVELS AND ANGLES ON SITE PRIOR TO COMMENCEMENT OF WORK AND/OR MANUFACTURE OF COMPONENTS.
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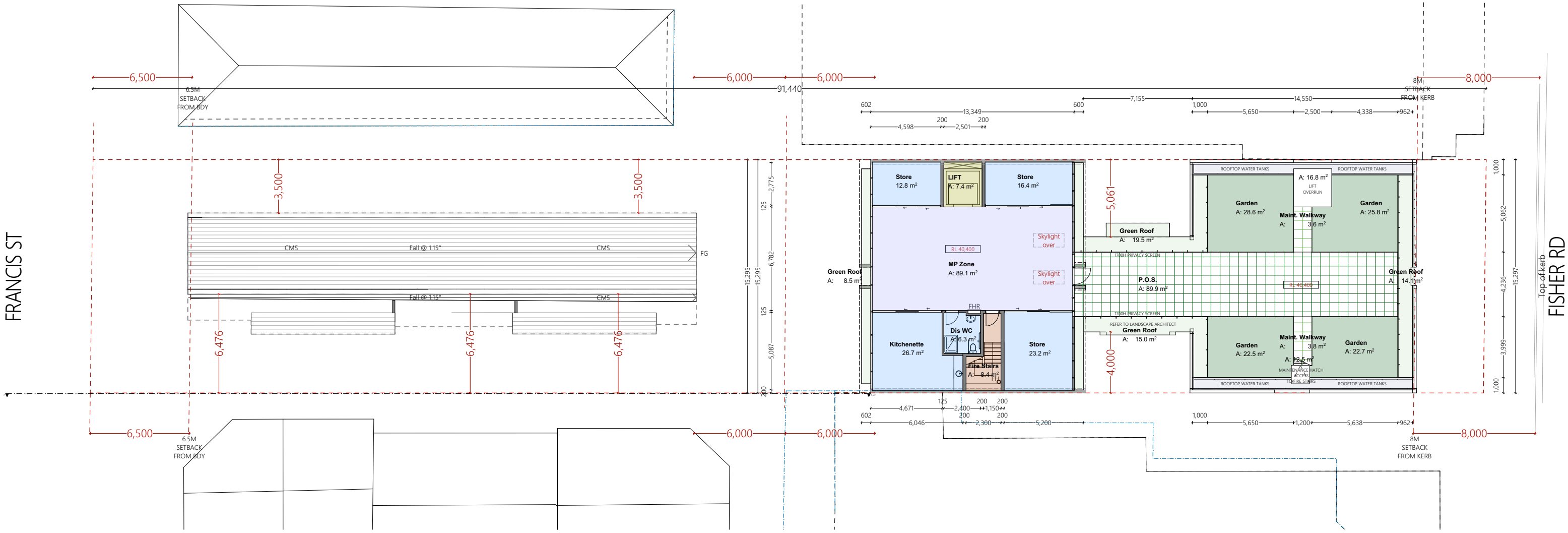
SCALE	As shown
DRAWN	KVA
DATE	APRIL 2021
CHECKED	Philip.G
STAGE	DA

CLIENT / ADDRESS
28 FISHER RD + 9 FRANCIS ST
DEE WHY, NSW, 2099,
AUSTRALIA
PROJECT
MIXED-USE COMMUNITY CENTRE

DRAWING TITLE
PROPOSED
LEVEL 4
DRAWING NO. 4089/1.8
AMENDMENT
DA

Sydney • Brisbane • Melbourne • Perth • Hong Kong • Dubai • Thailand • PNG
Architects • Modular • Management • Planning • Development • Interior Design • Construction

NOTES		BOARDING UNITS											DEVELOPMENT STATISTICS	
ALL CARPARKING SPACES TO CONFORM WITH AS 2890.1 @ 2500mm x 5400mm		G	2 (+ 1 Manager)										ZONE	84 Mixed use
		L1	20										DP	Lot 28 and 43 On DP 7413
		L2	19										Site Area	1391.2m² (2 X 695.6m²)
		L3	19										Council	Northern Beaches
		L4	12										Unit Nos	72 Units + Manager
SEPP 0.2/unit x 72 = 15 spaces		72 (+ 1 Manager)											Area of Building	5,601.99m²
Manager = 1 spaces													Communal Garden	
Cafe = 3 spaces													Landscape Area	287.07m² (20.6%)
Church = 15 spaces													FSR DELIVERED	2.4 m² (Combined)
= 34 spaces													Car Parking	34 Spaces, including 10 Disabled carparks
Motorcycle Parking = 20 spaces														
Bicycle Parking = 20 spaces														



WINDOW SCHEDULE				
Name	W x H Dimensions	Specification	No	Glazed Area
CW01	14,995x2,450	Aluminium-framed fixed double glazed curtain wall with hinged door	1	
CW02	14,995x2,150	Aluminium-framed fixed double glazed curtain wall with obscure privacy film to 1700H	1	
CW03	3,668x2,100	Aluminium-framed fixed glazed link with obscure privacy film to 1700H	6	
SL01	1,750x1,150	Aluminium-framed with external louvers	2	
SL02	1,750x1,150	Aluminium-framed with external louvers	2	
SL03	900x2,700	Aluminium-framed fixed double glazed circular window	1	
W01	1,800x1,800	Aluminium-framed fixed double glazed circular window	6	
W02	1,000x1,000	Aluminium-framed fixed double glazed circular window	16	0.64
W03	1,188x2,400	Aluminium-framed double glazed hinged door with sidelight and transom	1	
W04	1,200x1,800	Aluminium-framed fixed double glazed window	7	
W05	900x2,100	Aluminium-framed fixed double glazed window	16	
W06	900x2,700	Aluminium-framed double glazed window with sun hood and obscure film to 1700H	8	1.92
W07	1,000x2,700	Aluminium-framed double glazed window with sun hood and obscure film to 1700H	2	2.16
W08	6,373x3,500	Aluminium-framed stackable sliding double glazed doors with transom	2	
W09	800x450	Aluminium-framed fixed double glazed window	2	
W10	6,000x1,000	Aluminium-framed fixed double glazed window with 1500H sill height with privacy sun hood	10	
W11	2,800x900	Aluminium-framed double glazed window with 1500H sill height with privacy sun hood	19	2.00
W12	5,976x2,643	Aluminium-framed stackable sliding double glazed doors	1	
W13	2,148x2,633	Aluminium-framed stackable sliding double glazed doors	1	
W14	3,640x2,633	Aluminium-framed stackable sliding double glazed doors	1	
W15	1,200x1,200	Aluminium-framed fixed double glazed circular window	6	0.95
W16	1,200x1,200	Aluminium-framed fixed double glazed circular window	3	0.95
W17	3,200x1,200	Aluminium-framed double glazed sliding window	1	
W18	900x2,400	Aluminium-framed double glazed hinged door	1	
W19	1,800x2,100	Aluminium-framed double glazed sliding window with privacy sun hood	28	3.12
W20	1,200x2,100	Aluminium-framed double glazed hinged door	4	1.20
W21	1,800x1,100	Aluminium-framed double glazed sliding window	1	1.53
W22	2,100x2,700	Aluminium-framed double glazed hinged door with sidelights and transom	1	
W23	1,800x900	Aluminium-framed double glazed window with 1500H sill height with privacy sun hood	2	1.28



PROPOSED ROOFTOP LEVEL PLAN

1:250 @ A3



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The George Group Pty Ltd
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Level 1, 335 MONA VALE RD, TERREY
HILLS, NSW, Australia, 2084

ISSUE	AMENDMENT DETAILS	DATE
CD	CONCEPT DESIGN	28.11.18
DA	PRE DEVELOPMENT APPLICATION	15.04.20
DA	DEVELOPMENT APPLICATION	18.08.20
DA	DEVELOPMENT APPLICATION	16.12.20
DA	DEVELOPMENT APPLICATION	01.04.21

GENERAL NOTES
BUILDER TO CHECK AND VERIFY ALL DIMENSIONS, LEVELS AND ANGLES ON SITE PRIOR TO COMMENCEMENT OF WORK AND/OR MANUFACTURE OF COMPONENTS.
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SCALE	As shown
DRAWN	KVA
DATE	APRIL 2021
CHECKED	Philip.G
STAGE	DA

CLIENT / ADDRESS
28 FISHER RD + 9 FRANCIS ST
DEE WHY, NSW, 2099,
AUSTRALIA
PROJECT
MIXED-USE COMMUNITY CENTRE

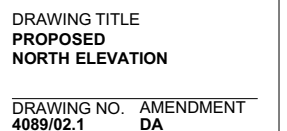
DRAWING TITLE
PROPOSED
ROOFTOP LEVEL
DRAWING NO. AMENDMENT
4089/1.9 DA

NOTES		BOARDING UNITS											DEVELOPMENT STATISTICS	
ALL CARPARKING SPACES TO CONFORM WITH AS 2890.1 @ 2500mm x 5400mm		G	2 (+ 1 Manager)										ZONE	B4 Mixed use
		L1	20										DP	Lot 28 and 43 On DP 7413
		L2	19										Site Area	1391.2m² (2 X 695.6m²)
		L3	19										Council	Northern Beaches
SEPP 0.2/unit x 72 = 15 spaces		L4	12										Unit Nos	72 Units + Manager
Manager = 1 spaces		72 (+ 1 Manager)											Area of Building	5,601.99m²
Cafe = 3 spaces													Communal Garden	
Church = 15 spaces													Landscape Area	287.07m² (20.6%)
= 34 spaces													FSR DELIVERED	2.4 m² (Combined)
													Car Parking	34 \$paces, including 10 Disabled carparks
Motorcycle Parking = 20 spaces														
Bicycle Parking = 20 spaces														

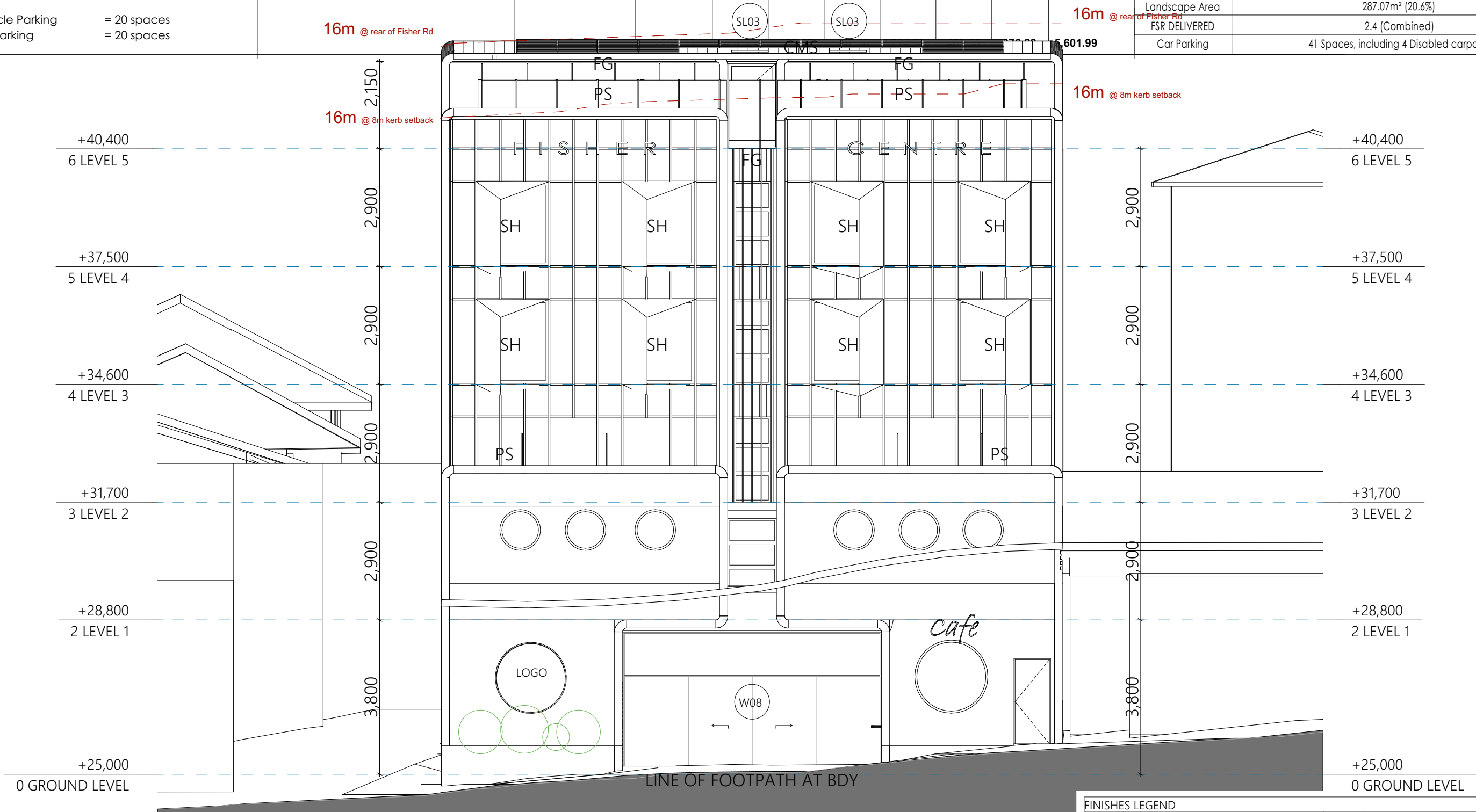
Motorcycle Parking = 20 spaces
Bicycle Parking = 20 spaces

G	2 (+ 1 Manager)
L1	20
L2	19
L3	19
L4	12
	72 (+ 1 Manager)

ZONE	B4 Mixed use
DP	Lot 28 and 43 On DP 7413
Site Area	1391.2m² (2 X 695.6m²)
Council	Northern Beaches
Unit Nos	72 Units + Manager
Area of Building	5,601.99m²
Communal Garden	
Landscape Area	287.07m² (20.6%)
FSR DELIVERED	2.4 (Combined)
Car Parking	41 Spaces, including 4 Disabled carparks



NOTES		BOARDING UNITS											DEVELOPMENT STATISTICS	
ALL CARPARKING SPACES TO CONFORM WITH AS 2890.1 @ 2500mm x 5400mm		G	2 (+ 1 Manager)		INTERNAL AREA	COMMON	LIFTS	FIRE STAIRS	DECKS	DRIVEWAY	GREEN ROOF	TOTAL AREA	ZONE	B4 Mixed use
		L1	20		LOWER BASEMENT	829.88	18.90	15.30				829.88	DP	Lot 28 and 43 On DP 7413
		L2	19		BASEMENT LEVEL	1035.47	18.90	24.40		469.9		1035.47	Site Area	1391.2m² (2 X 695.6m²)
		L3	19		GROUND LEVEL	755.66	64.95	18.90	42.49			774.87	Council	Northern Beaches
SEPP 0.2/unit x 72 = 15 spaces		L4	12		LEVEL 1	756.18	96.05	18.90	29.25	74.40	68.65	800.69	Unit Nos	72 Units + Manager
Manager = 1 spaces					LEVEL 2	650.71	105.2	18.90	29.25	100	35.83	733.55	Area of Building	5,601.99m²
Cafe = 3 spaces					LEVEL 3	649.79	68.5	18.90	29.25	23.10	8.70	733.55	Communal Garden	
Church = 15 spaces					LEVEL 4	439.01	68.5	14.50	19.32	16.80	3.20	489.72	Landscape Area	287.07m² (20.6%)
= 34 spaces					ROOF LEVEL	182.89	29.79	7.39	8.40		259.90	204.26	FSR DELIVERED	2.4 (Combined)
													Car Parking	41 Spaces, including 4 Disabled carparks
Motorcycle Parking = 20 spaces														
Bicycle Parking = 20 spaces														



PROPOSED EAST ELEVATION FISHER ROAD

1:100 @ A3

FINISHES LEGEND			
C1	Concrete type 1	B	Balustrade
C2	Concrete type 2	F	Fence @ 1800h
FG	Fascia Gutter	SH	Sun Hood to detail
CMS	Colorbond Metal Sheetting	PS	Privacy Screen @ 1700h
FHR	Fire Hose Reel	FH	Fire Hydrant



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ISSUE	AMENDMENT DETAILS	DATE
CD	CONCEPT DESIGN	28.11.18
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DA	DEVELOPMENT APPLICATION	18.08.20
DA	DEVELOPMENT APPLICATION	16.12.20
DA	DEVELOPMENT APPLICATION	01.04.21

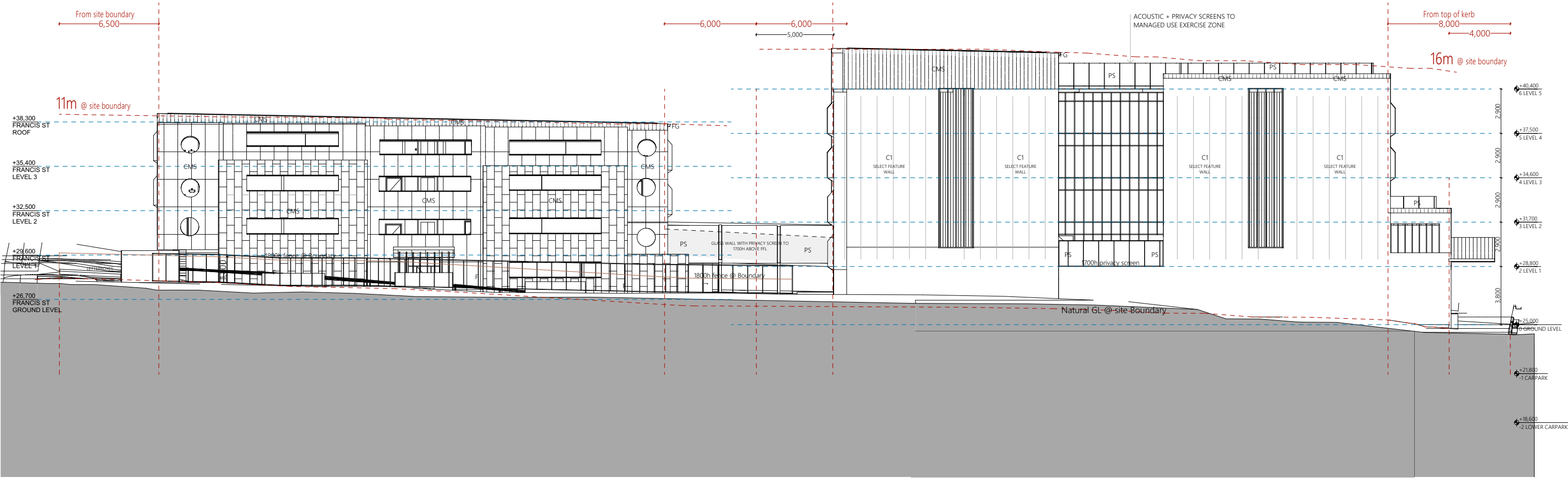
GENERAL NOTES
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ALL WORKS TO CONFORM WITH ALL BCA AND OTHER RELEVANT AUTHORITY REQUIREMENTS.

SCALE	As shown
DRAWN	KVA
DATE	APRIL 2021
CHECKED	Philip.G
STAGE	DA

CLIENT / ADDRESS
28 FISHER RD + 9 FRANCIS ST
DEE WHY, NSW, 2099,
AUSTRALIA
PROJECT
MIXED-USE COMMUNITY CENTRE

DRAWING TITLE
PROPOSED
EAST ELEVATION FISHER ROAD
DRAWING NO. 4089/02.2
AMENDMENT DA

NOTES		BOARDING UNITS									DEVELOPMENT STATISTICS	
ALL CARPARKING SPACES TO CONFORM WITH AS 2890.1 @ 2500mm x 5400mm		G	2 (+ 1 Manager)								ZONE	B4 Mixed use
SEPP 0.2/unit x 72		L1	20								DP	Lot 28 and 43 On DP 7413
Manager		L2	19								Site Area	1391.2m ² (2 X 695.6m ²)
Cafe		L3	19								Council	Northern Beaches
Church		L4	12								Unit Nos	72 Units + Manager
			72 (+ 1 Manager)								Area of Building	5,601.99m ²
											Communal Garden	
											Landscape Area	287.07m ² (20.6%)
											FSR DELIVERED	2.4 (Combined)
Motorcycle Parking	= 20 spaces										Car Parking	41 Spaces, including 4 Disabled carparks
Bicycle Parking	= 20 spaces											
				LOWER BASEMENT	829.88		18.90	15.30				
				BASEMENT LEVEL	1035.47		18.90	24.40		469.9		1035.47
				GROUND LEVEL	755.66	64.95	18.90	42.49				774.87
				LEVEL 1	756.18	96.05	18.90	29.25	74.40		68.65	800.69
				LEVEL 2	650.71	105.2	18.90	29.25	100		35.83	733.55
				LEVEL 3	649.79	68.5	18.90	29.25	23.10		8.70	733.55
				LEVEL 4	439.01	68.5	14.50	19.32	16.80		3.20	489.72
				ROOF LEVEL	182.89	29.79	7.39	8.40			259.90	204.26
					5,299.59	432.99	135.29	197.66	214.30	469.90	376.28	5,601.99



FINISHES LEGEND			
C1	Concrete type 1	B	Balustrade
C2	Concrete type 2	F	Fence @ 1800h
FG	Fascia Gutter	SH	Sun Hood to detail
CMS	Colorbond Metal Sheetting	PS	Privacy Screen @ 1700h
FHR	Fire Hose Reel	FH	Fire Hydrant

PROPOSED SOUTH ELEVATION

1:250 @ A3



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Web: www.georgegroup.com.au

The George Group Pty Ltd
ABN 11 075 939 847
Level 1, 335 MONA VALE RD, TERREY HILLS, NSW, Australia, 2084

ISSUE	AMENDMENT DETAILS	DATE
CD	CONCEPT DESIGN	28.11.18
DA	PRE DEVELOPMENT APPLICATION	15.04.20
DA	DEVELOPMENT APPLICATION	18.08.20
DA	DEVELOPMENT APPLICATION	16.12.20
DA	DEVELOPMENT APPLICATION	01.04.21

GENERAL NOTES
BUILDER TO CHECK AND VERIFY ALL DIMENSIONS. LEVELS AND ANGLES ON SITE PRIOR TO COMMENCEMENT OF WORK AND/OR MANUFACTURE OF COMPONENTS.
ALL WORKS TO CONFORM WITH ALL BCA AND OTHER RELEVANT AUTHORITY REQUIREMENTS.

SCALE	As shown
DRAWN	KVA
DATE	APRIL 2021
CHECKED	Philip.G
STAGE	DA

CLIENT / ADDRESS
**28 FISHER RD + 9 FRANCIS ST
DEE WHY, NSW, 2099,
AUSTRALIA**
PROJECT
MIXED-USE COMMUNITY CENTRE

DRAWING TITLE
**PROPOSED
SOUTH ELEVATION**
DRAWING NO. 4089/02.3
AMENDMENT DA

ALL CARPARKING SPACES TO CONFORM WITH
AS 2890.1 @ 2500mm x 5400mm

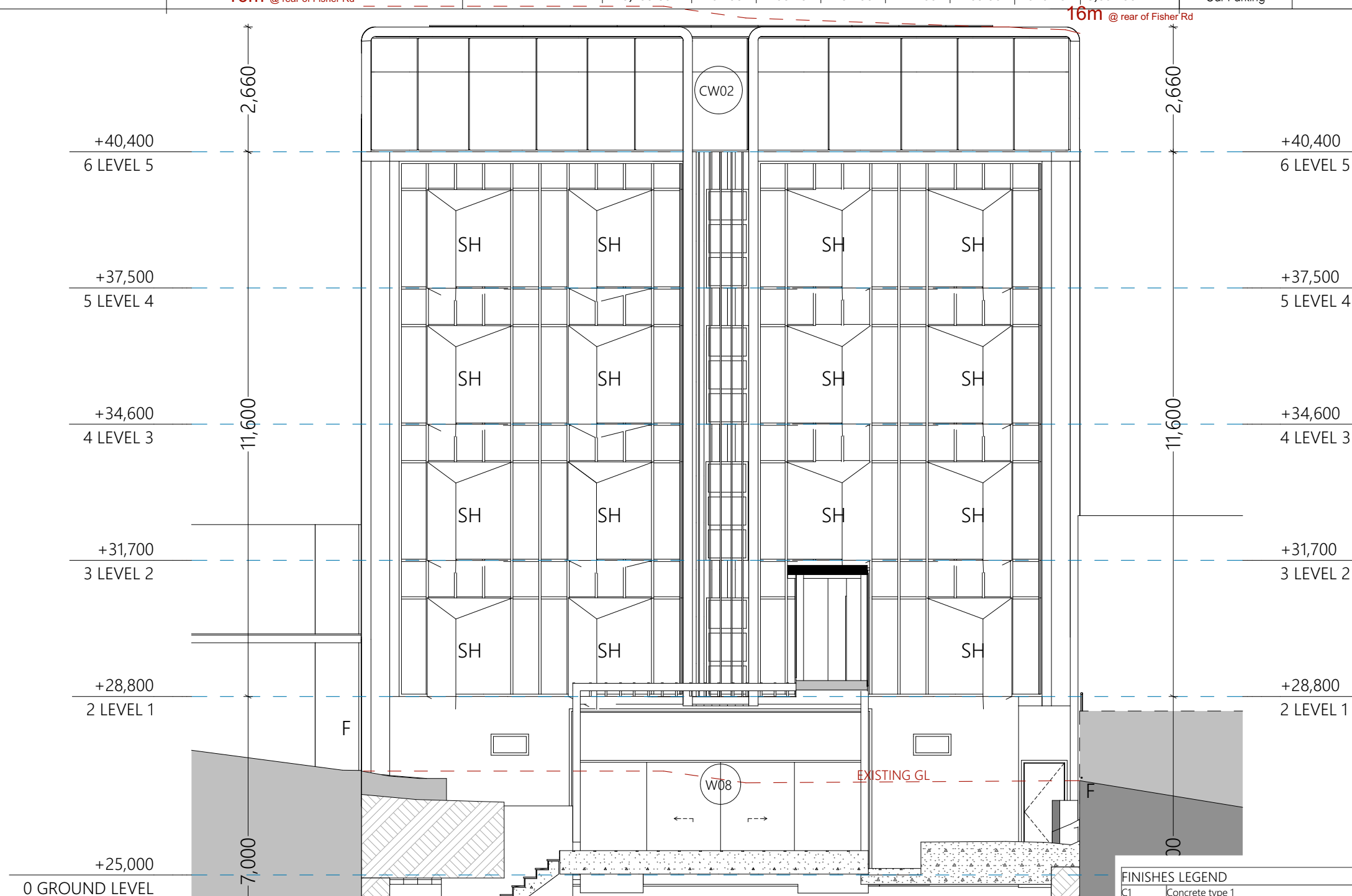
SEPP 0.2/unit x 72 = 15 spaces
 Manager = 1 spaces
 Cafe = 3 spaces
 Church = 15 spaces
 = 34 spaces

Motorcycle Parking = 20 spaces
Bicycle Parking = 20 spaces

G	2 (+ 1 Manager)
L1	20
L2	19
L3	19
L4	12
	72 (+ 1 Manager)

[illegible]

ZONE	B4 Mixed use
DP	Lot 28 and 43 On DP 7413
Site Area	1391.2m² (2 X 695.6m²)
Council	Northern Beaches
Unit Nos	72 Units + Manager
Area of Building	5,601.99m²
Communal Garden	
Landscape Area	287.07m² (20.6%)
FSR DELIVERED	2.4 (Combined)
Car Parking	41 Spaces, including 4 Disabled carparks



1:100 @ A3

FINISHES LEGEND			
C1	Concrete type 1	B	Balustrade
C2	Concrete type 2	F	Fence @ 1800h
FG	Fascia Gutter	SH	Sun Hood to detail
CMS	Colorbond Metal Sheeting	PS	Privacy Screen @ 1700h
FHR	Fire Hose Reel	PH	Fire Hydrant



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Level 1, 335 MONA VALE RD, TERREY
HILLS, NSW, Australia, 2084

ISSUE	AMENDMENT DETAILS	DATE
CD	CONCEPT DESIGN	28.11.18
DA	PRE DEVELOPMENT APPLICATION	15.04.20
DA	DEVELOPMENT APPLICATION	18.08.20
DA	DEVELOPMENT APPLICATION	16.12.20
DA	DEVELOPMENT APPLICATION	01.04.21

GENERAL NOTES
BUILDER TO CHECK AND VERIFY ALL
DIMENSIONS, LEVELS AND ANGLES ON SITE
PRIOR TO COMMENCEMENT OF WORK AND/OR
MANUFACTURE OF COMPONENTS.
ALL WORKS TO CONFORM WITH ALL BCA AND
OTHER RELEVANT AUTHORITY REQUIREMENTS.

SCALE	As shown
DRAWN	KVA
DATE	APRIL 2021
CHECKED	Philip.G
STAGE	DA

CLIENT / ADDRESS

**28 FISHER RD + 9 FRANCIS ST
DEE WHY, NSW, 2099,
AUSTRALIA**

PROJECT

MIXED-USE COMMUNITY CENTRE

DRAWING TITLE
PROPOSED
WEST ELEVATION FISHER ROAD

DRAWING NO. AMENDMENT
4089/02.4 DA

ALL CARPARKING SPACES TO CONFORM WITH
AS 2890.1 @ 2500mm x 5400mm

SEPP 0.2/unit x 72 = 15 spaces
 Manager = 1 spaces
 Cafe = 3 spaces
 Church = 15 spaces
 = 34 spaces

Motorcycle Parking = 20 spaces
Bicycle Parking = 20 spaces

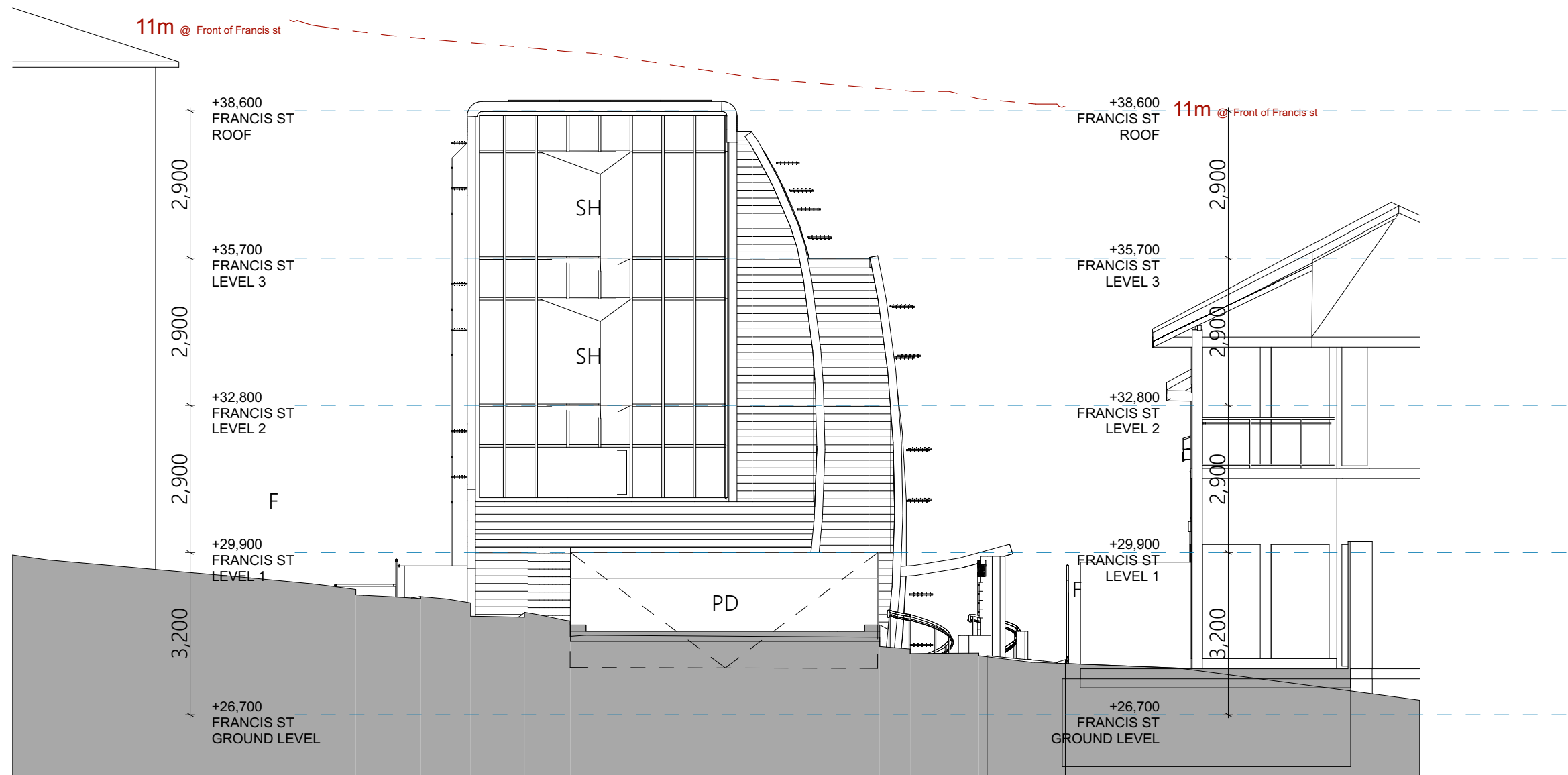
G	2 (+ 1 Manager)
L1	20
L2	19
L3	19
L4	12
	72 (+ 1 Manager)

16m @ rear of Fisher Rd

[illegible]

ZONE	B4 Mixed use
DP	Lot 28 and 43 On DP 7413
Site Area	1391.2m ² (2 X 695.6m ²)
Council	Northern Beaches
Unit Nos	72 Units + Manager
Area of Building	5,601.99m ²
Communal Garden	
Landscaped Area	287.07m ² (20.6%)
WATER DELIVERED	2.4 (Combined)
Car Parking	41 Spaces, including 4 Disabled carpark

16m @ rear of Fisher Rd



1:100 @ A3

FINISHES LEGEND			
C1	Concrete type 1	B	Balustrade
C2	Concrete type 2	F	Fence @ 1800h
FG	Fascia Gutter	SH	Sun Hood to detail
CMS	Colorbond Metal Sheeting	PS	Privacy Screen @ 1700h
FHR	Fire Hose Reel	FH	Fire Hydrant



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ISSUE	AMENDMENT DETAILS	DATE
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DA	DEVELOPMENT APPLICATION	18.08.20
DA	DEVELOPMENT APPLICATION	16.12.20
DA	DEVELOPMENT APPLICATION	01.04.21

GENERAL NOTES
BUILDER TO CHECK AND VERIFY ALL
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MANUFACTURE OF COMPONENTS.
ALL WORKS TO CONFORM WITH ALL BCA AND
OTHER RELEVANT AUTHORITY REQUIREMENTS.

SCALE	As shown
DRAWN	KVA
DATE	APRIL 2021
CHECKED	Philip.G
STAGE	DA

CLIENT / ADDRESS

28 FISHER RD + 9 FRANCIS ST
DEE WHY, NSW, 2099,
AUSTRALIA

PROJECT

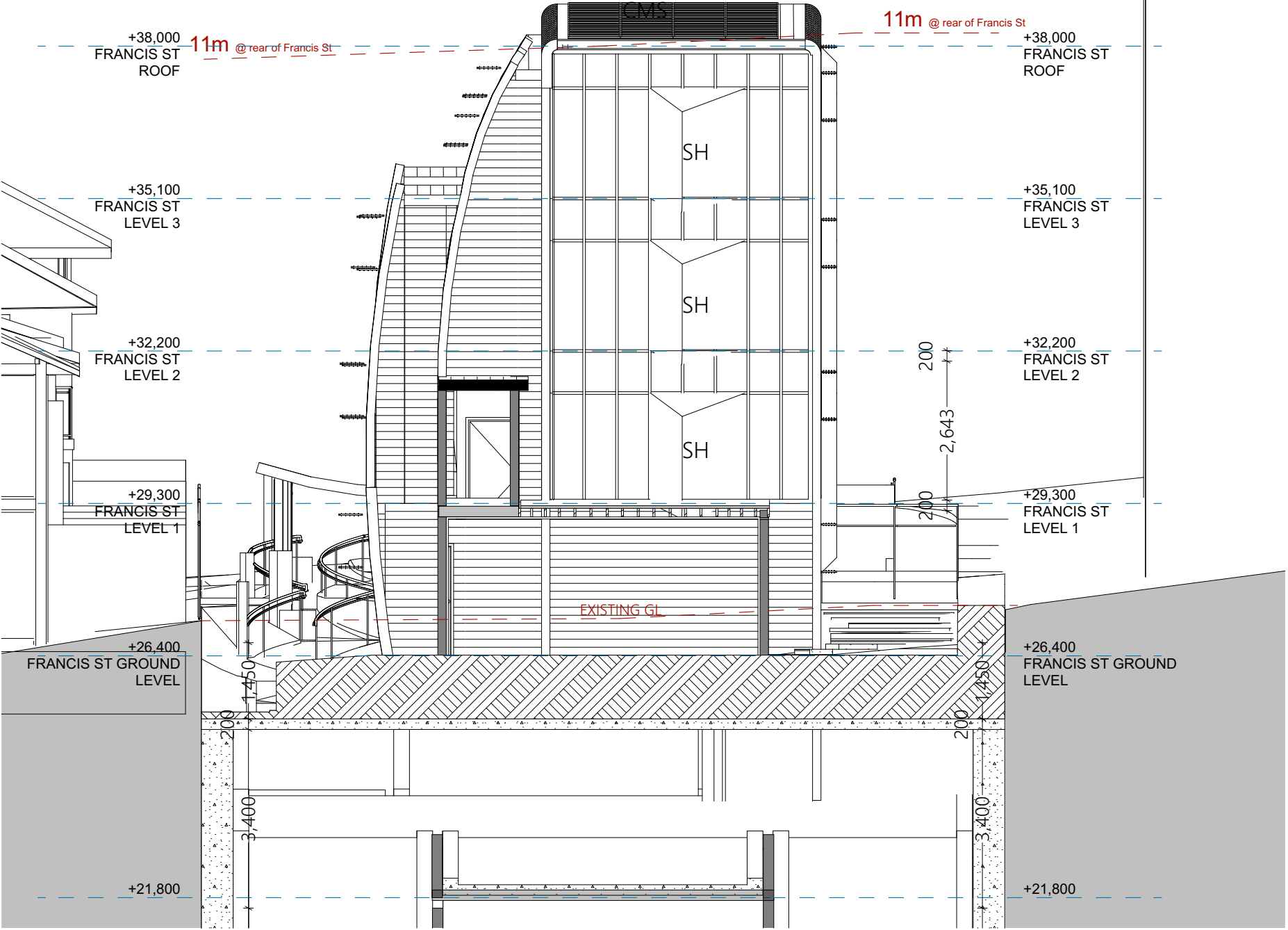
MIXED-USE COMMUNITY CENTRE

DRAWING TITLE
PROPOSED
WEST ELEVATION FRANCIS STREET

DRAWING NO. **AMENDMENT**
4089/02.5 **DA**

Sydney • Brisbane • Melbourne • Perth • Hong Kong • Dubai • Thailand • PNG
Architects • Modular • Management • Planning • Development • Interior Design • Construction

NOTES		BOARDING UNITS											DEVELOPMENT STATISTICS	
ALL CARPARKING SPACES TO CONFORM WITH AS 2890.1 @ 2500mm x 5400mm		G	2 (+ 1 Manager)		INTERNAL AREA	COMMON	LIFTS	FIRE STAIRS	DECKS	DRIVEWAY	GREEN ROOF	TOTAL AREA	ZONE	B4 Mixed use
		L1	20		LOWER BASEMENT	829.88	18.90	15.30				829.88	DP	Lot 28 and 43 On DP 7413
		L2	19		BASEMENT LEVEL	1035.47	18.90	24.40		469.9		1035.47	Site Area	1391.2m² (2 X 695.6m²)
		L3	19		GROUND LEVEL	755.66	64.95	18.90				774.87	Council	Northern Beaches
SEPP 0.2/unit x 72 = 15 spaces		L4	12		LEVEL 1	756.18	96.05	18.90	74.40		68.65	800.69	Unit Nos	72 Units + Manager
Manager = 1 spaces					LEVEL 2	650.71	105.2	18.90	29.25	100	35.83	733.55	Area of Building	5,601.99m²
Cafe = 3 spaces			72 (+ 1 Manager)		LEVEL 3	649.79	68.5	18.90	29.25	23.10	8.70	733.55	Communal Garden	
Church = 15 spaces					LEVEL 4	439.01	68.5	14.50	19.32	16.80	3.20	489.72	Landscape Area	287.07m² (20.6%)
= 34 spaces					ROOF LEVEL	182.89	29.79	7.39	8.40		259.90	204.26	FSC	2.4 (Combined)
Motorcycle Parking = 20 spaces						5,299.59	432.99	135.29	197.66	214.30	469.90	376.28	5,601.99	41 Spaces, including 4 Disabled carparks
Bicycle Parking = 20 spaces														



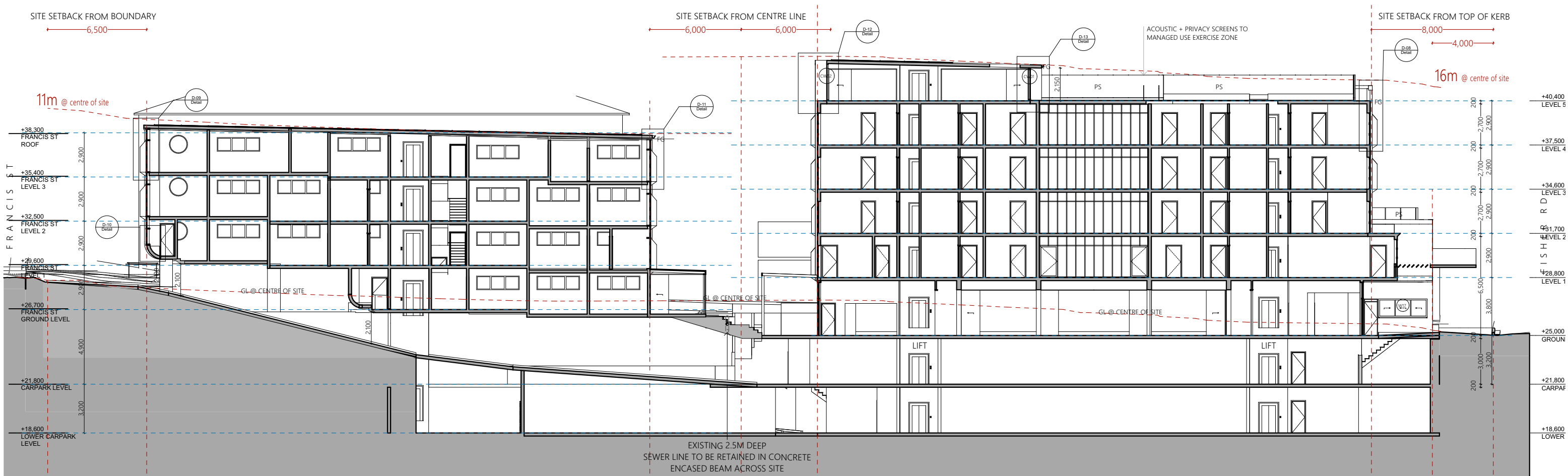
FINISHES LEGEND			
C1	Concrete type 1	B	Balustrade
C2	Concrete type 2	F	Fence @ 1800h
FG	Fascia Gutter	SH	Sun Hood to detail
CMS	Colorbond Metal Sheet	PS	Privacy Screen @ 1700h
FHR	Fire Hose Reel	FH	Fire Hydrant

PROPOSED EAST ELEVATION FRANCIS STREET

1:100 @ A3

	Ph: (+61) 1300 799 986 Mob: 0412 015 955 Email: arch@georgegroup.com.au Web: www.georgegroup.com.au	The George Group Pty Ltd ABN 11 075 939 847 Level 1, 335 MONA VALE RD, TERREY HILLS, NSW, Australia, 2084	ISSUE	AMENDMENT DETAILS	DATE	GENERAL NOTES BUILDER TO CHECK AND VERIFY ALL DIMENSIONS, LEVELS AND ANGLES ON SITE PRIOR TO COMMENCEMENT OF WORK AND/OR MANUFACTURE OF COMPONENTS. ALL WORKS TO CONFORM WITH ALL BCA AND OTHER RELEVANT AUTHORITY REQUIREMENTS.	SCALE	As shown	CLIENT / ADDRESS 28 FISHER RD + 9 FRANCIS ST DEE WHY, NSW, 2099, AUSTRALIA PROJECT MIXED-USE COMMUNITY CENTRE	DRAWING TITLE PROPOSED EAST ELEVATION FRANCIS STREET DRAWING NO. AMENDMENT 4089/02.6 DA
	Sydney • Brisbane • Melbourne • Perth • Hong Kong • Dubai • Thailand • PNG Architects • Modular • Management • Planning • Development • Interior Design • Construction		CD	CONCEPT DESIGN	28.11.18		DRAWN	KVA		
			DA	PRE DEVELOPMENT APPLICATION	15.04.20		DATE	APRIL 2021		
			DA	DEVELOPMENT APPLICATION	18.08.20		CHECKED	Philip.G		
			DA	DEVELOPMENT APPLICATION	16.12.20		STAGE	DA		
			DA	DEVELOPMENT APPLICATION	01.04.21					

NOTES		BOARDING UNITS									DEVELOPMENT STATISTICS	
ALL CARPARKING SPACES TO CONFORM WITH AS 2890.1 @ 2500mm x 5400mm		G	2 (+ 1 Manager)								ZONE	B4 Mixed use
SEPP 0.2/unit x 72		L1	20								DP	Lot 28 and 43 On DP 7413
Manager		L2	19								Site Area	1391.2m² (2 X 695.6m²)
Cafe		L3	19								Council	Northern Beaches
Church		L4	12								Unit Nos	72 Units + Manager
			72 (+ 1 Manager)								Area of Building	5,601.99m²
Motorcycle Parking											Communal Garden	
Bicycle Parking											Landscape Area	287.07m² (20.6%)
											FSR DELIVERED	2.4 (Combined)
											Car Parking	41 Spaces, including 4 Disabled carparks
				INTERNAL AREA	COMMON	LIFTS	FIRE STAIRS	DECKS	DRIVEWAY	GREEN ROOF	TOTAL AREA	
LOWER BASEMENT				829.88		18.90	15.30				829.88	
BASEMENT LEVEL				1035.47		18.90	24.40		469.9		1035.47	
GROUND LEVEL				755.66	64.95	18.90	42.49				774.87	
LEVEL 1				756.18	96.05	18.90	29.25	74.40		68.65	800.69	
LEVEL 2				650.71	105.2	18.90	29.25	100		35.83	733.55	
LEVEL 3				649.79	68.5	18.90	29.25	23.10		8.70	733.55	
LEVEL 4				439.01	68.5	14.50	19.32	16.80		3.20	489.72	
ROOF LEVEL				182.89	29.79	7.39	8.40			259.90	204.26	
				5,299.59	432.99	135.29	197.66	214.30	469.90	376.28	5,601.99	



PROPOSED SECTION THROUGH CENTRE OF SITE

1:250 @ A3



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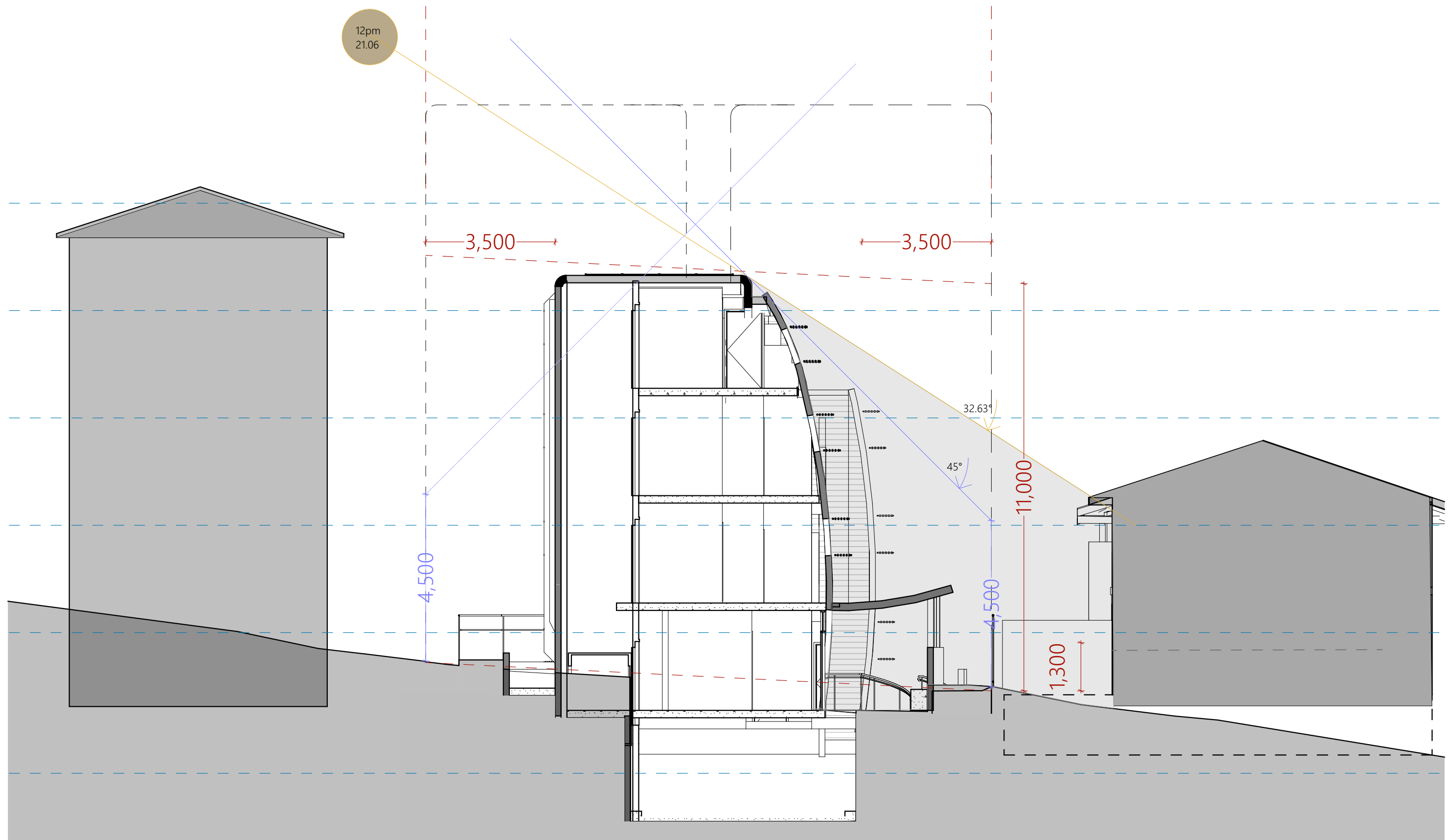
ISSUE	AMENDMENT DETAILS	DATE
CD	CONCEPT DESIGN	28.11.18
DA	PRE DEVELOPMENT APPLICATION	15.04.20
DA	DEVELOPMENT APPLICATION	18.08.20
DA	DEVELOPMENT APPLICATION	16.12.20
DA	DEVELOPMENT APPLICATION	01.04.21

GENERAL NOTES
BUILDER TO CHECK AND VERIFY ALL DIMENSIONS, LEVELS AND ANGLES ON SITE PRIOR TO COMMENCEMENT OF WORK AND/OR MANUFACTURE OF COMPONENTS.
ALL WORKS TO CONFORM WITH ALL BCA AND OTHER RELEVANT AUTHORITY REQUIREMENTS.

SCALE	As shown
DRAWN	KVA
DATE	APRIL 2021
CHECKED	Philip.G
STAGE	DA

CLIENT / ADDRESS
28 FISHER RD + 9 FRANCIS ST
DEE WHY, NSW, 2099,
AUSTRALIA
PROJECT
MIXED-USE COMMUNITY CENTRE

DRAWING TITLE
PROPOSED SECTION THROUGH CENTRE OF SITE
DRAWING NO. 4089/03.1
AMENDMENT DA



PROPOSED SOLAR ACCESS CROSS SECTION



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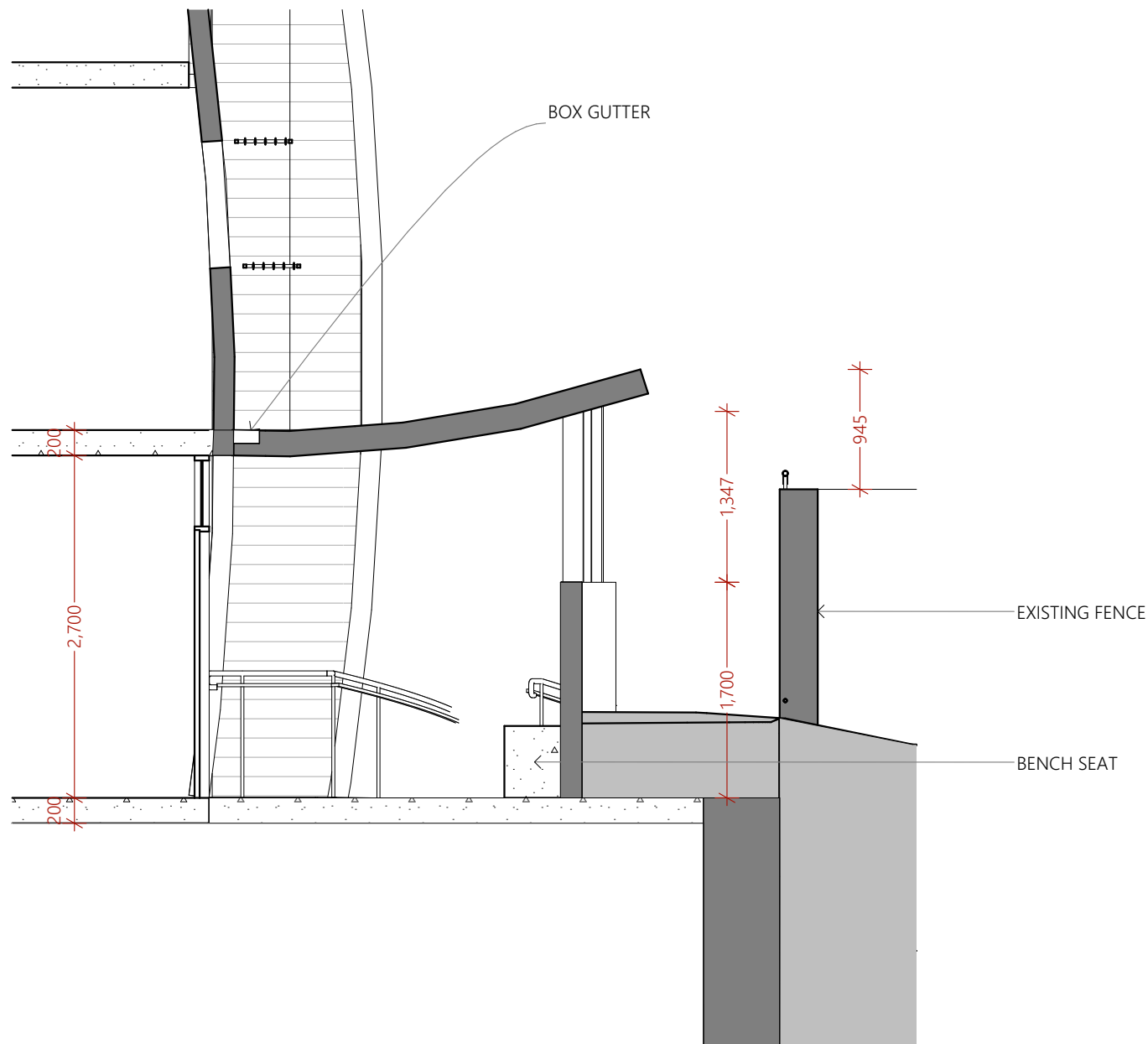
ISSUE	AMENDMENT DETAILS	DATE
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DA	PRE DEVELOPMENT APPLICATION	15.04.20
DA	DEVELOPMENT APPLICATION	12.08.20
DA	DEVELOPMENT APPLICATION	16.12.20
DA	DEVELOPMENT APPLICATION	09.02.21

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SCALE	As shown
DRAWN	KVA
DATE	FEBRUARY 2021
CHECKED	Philip.G
STAGE	DA

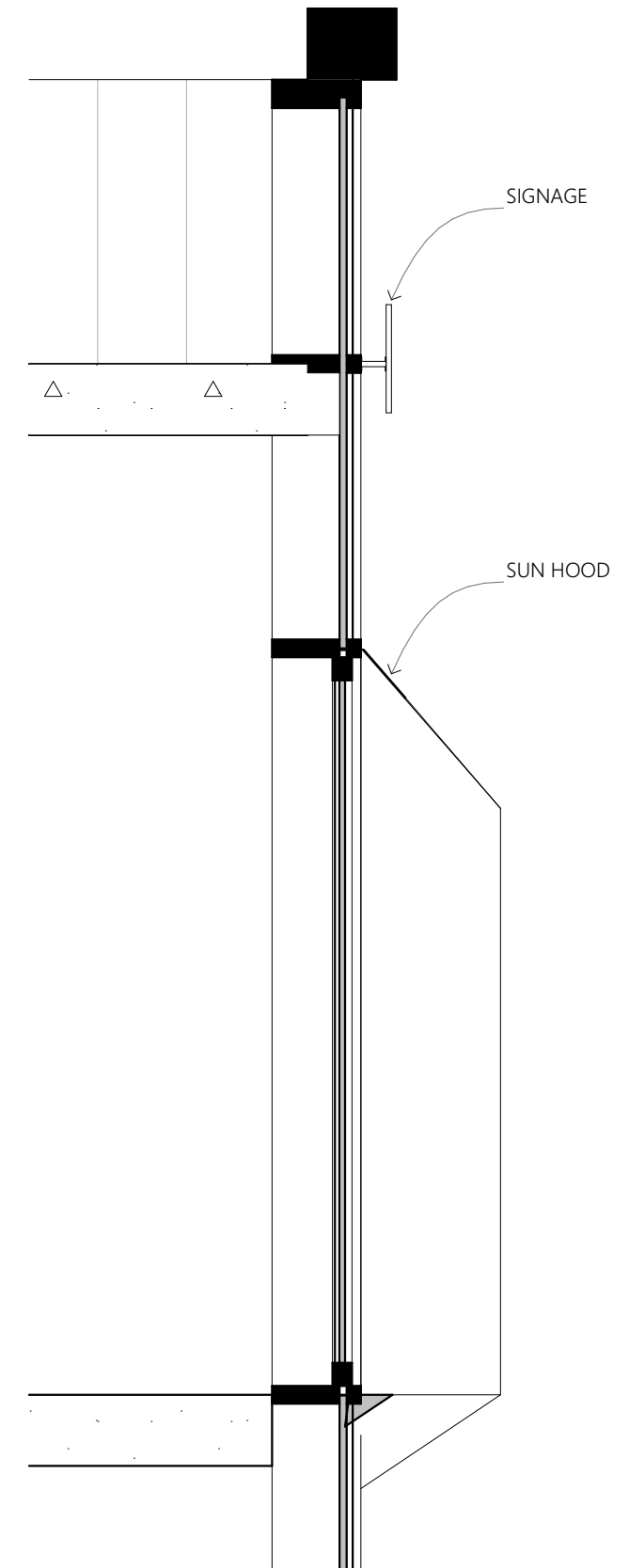
CLIENT / ADDRESS
28 FISHER RD + 9 FRANCIS ST
DEE WHY, NSW, 2099,
AUSTRALIA
PROJECT
MIXED-USE COMMUNITY CENTRE

DRAWING TITLE
PROPOSED
SOLAR ACCESS CROSS SECTION
DRAWING NO. 4089/03.8
AMENDMENT DA



FRANCIS ST ENTRY SECTION DETAIL

1:50



FACADE SECTION DETAIL

1:20

PROPOSED DETAIL SECTIONS



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 HILLS, NSW, Australia, 2084

Sydney • Brisbane • Melbourne • Perth • Hong Kong • Dubai • Thailand • PNG
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ISSUE	AMENDMENT DETAILS	DATE
CD	CONCEPT DESIGN	28.11.18
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DA	DEVELOPMENT APPLICATION	09.02.21

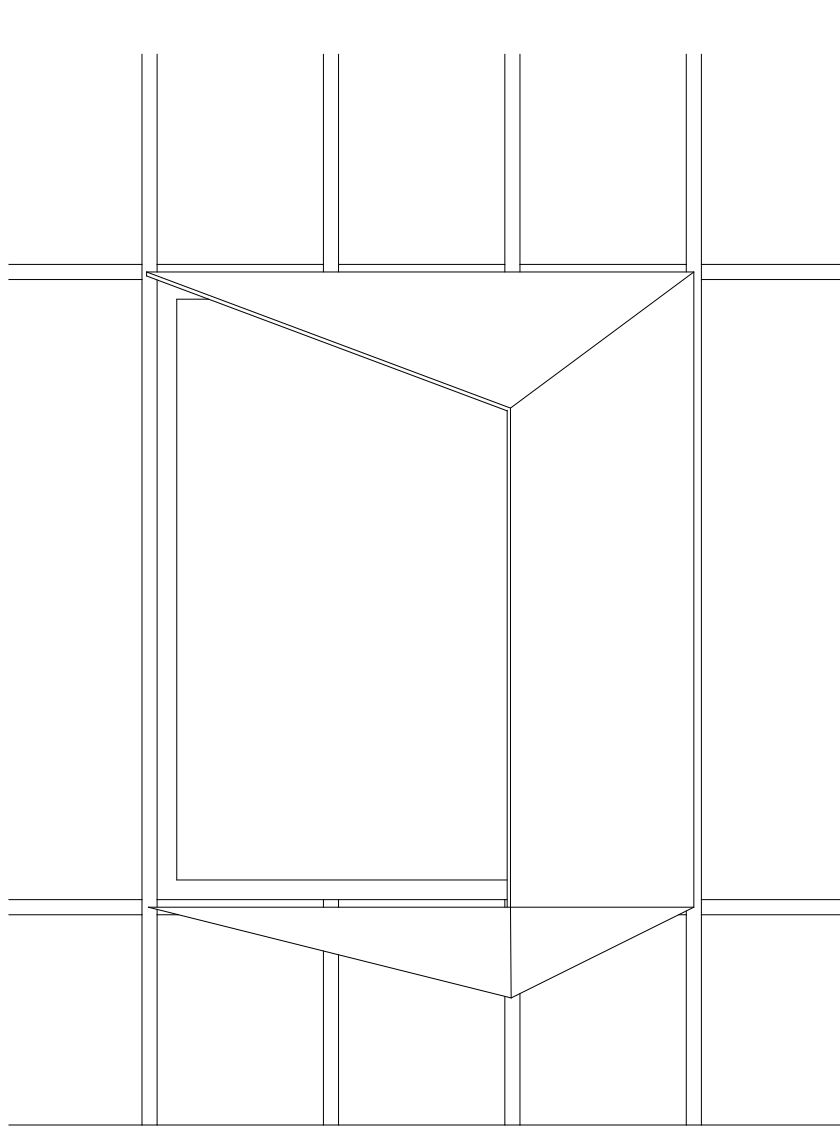
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SCALE	As shown
DRAWN	KVA
DATE	FEBRUARY 2021
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STAGE	DA

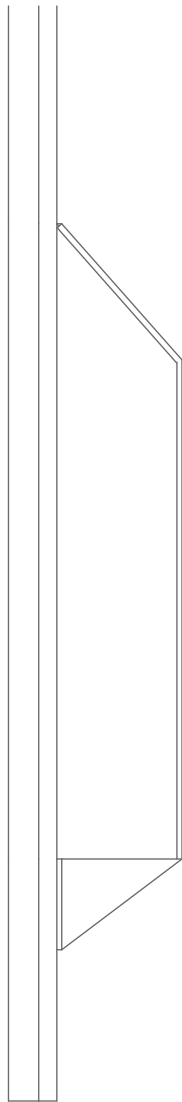
CLIENT / ADDRESS
 28 FISHER RD + 9 FRANCIS ST
 DEE WHY, NSW, 2099,
 AUSTRALIA
PROJECT
 MIXED-USE COMMUNITY CENTRE

DRAWING TITLE
 PROPOSED
 DETAIL SECTIONS
DRAWING NO. 4089/06.20 **AMENDMENT** DA

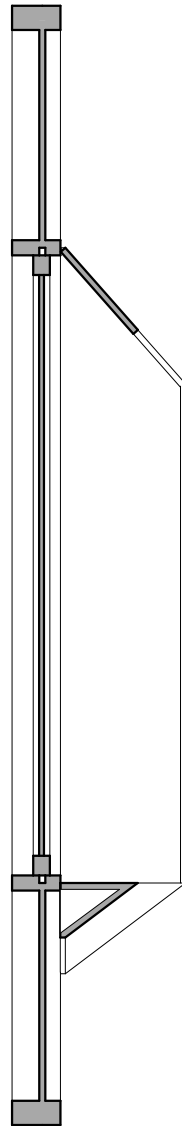
NOTES ALL CARPARKING SPACES TO CONFORM WITH AS 2890.1 @ 2500mm x 5400mm SEPP 0.2/unit x 72 = 15 spaces Manager = 1 spaces Cafe = 3 spaces Church = 15 spaces = 34 spaces Motorcycle Parking = 20 spaces Bicycle Parking = 20 spaces		BOARDING UNITS <table><tr><td>G</td><td>2 (+ 1 Manager)</td></tr><tr><td>L1</td><td>20</td></tr><tr><td>L2</td><td>19</td></tr><tr><td>L3</td><td>19</td></tr><tr><td>L4</td><td>12</td></tr><tr><td></td><td>72 (+ 1 Manager)</td></tr></table>		G	2 (+ 1 Manager)	L1	20	L2	19	L3	19	L4	12		72 (+ 1 Manager)	<table><tr><th></th><th>INTERNAL AREA</th><th>COMMON</th><th>LIFTS</th><th>FIRE STAIRS</th><th>DECKS</th><th>DRIVEWAY</th><th>GREEN ROOF</th><th>TOTAL AREA</th></tr><tr><td>LOWER BASEMENT</td><td>829.88</td><td></td><td>18.90</td><td>15.30</td><td></td><td></td><td></td><td>829.88</td></tr><tr><td>BASEMENT LEVEL</td><td>1035.47</td><td></td><td>18.90</td><td>24.40</td><td></td><td>469.9</td><td></td><td>1035.47</td></tr><tr><td>GROUND LEVEL</td><td>755.66</td><td>64.95</td><td>18.90</td><td>42.49</td><td></td><td></td><td></td><td>774.87</td></tr><tr><td>LEVEL 1</td><td>756.18</td><td>96.05</td><td>18.90</td><td>29.25</td><td>74.40</td><td></td><td>68.65</td><td>800.69</td></tr><tr><td>LEVEL 2</td><td>650.71</td><td>105.2</td><td>18.90</td><td>29.25</td><td>100</td><td></td><td>35.83</td><td>733.55</td></tr><tr><td>LEVEL 3</td><td>649.79</td><td>68.5</td><td>18.90</td><td>29.25</td><td>23.10</td><td></td><td>8.70</td><td>733.55</td></tr><tr><td>LEVEL 4</td><td>439.01</td><td>68.5</td><td>14.50</td><td>19.32</td><td>16.80</td><td></td><td>3.20</td><td>489.72</td></tr><tr><td>ROOF LEVEL</td><td>182.89</td><td>29.79</td><td>7.39</td><td>8.40</td><td></td><td></td><td>259.90</td><td>204.26</td></tr><tr><td></td><td></td><td></td><td></td><td></td><td></td><td></td><td></td><td></td></tr><tr><td></td><td>5,299.59</td><td>432.99</td><td>135.29</td><td>197.66</td><td>214.30</td><td>469.90</td><td>376.28</td><td>5,601.99</td></tr></table>										INTERNAL AREA	COMMON	LIFTS	FIRE STAIRS	DECKS	DRIVEWAY	GREEN ROOF	TOTAL AREA	LOWER BASEMENT	829.88		18.90	15.30				829.88	BASEMENT LEVEL	1035.47		18.90	24.40		469.9		1035.47	GROUND LEVEL	755.66	64.95	18.90	42.49				774.87	LEVEL 1	756.18	96.05	18.90	29.25	74.40		68.65	800.69	LEVEL 2	650.71	105.2	18.90	29.25	100		35.83	733.55	LEVEL 3	649.79	68.5	18.90	29.25	23.10		8.70	733.55	LEVEL 4	439.01	68.5	14.50	19.32	16.80		3.20	489.72	ROOF LEVEL	182.89	29.79	7.39	8.40			259.90	204.26											5,299.59	432.99	135.29	197.66	214.30	469.90	376.28	5,601.99
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LOWER BASEMENT	829.88		18.90	15.30				829.88																																																																																																																			
BASEMENT LEVEL	1035.47		18.90	24.40		469.9		1035.47																																																																																																																			
GROUND LEVEL	755.66	64.95	18.90	42.49				774.87																																																																																																																			
LEVEL 1	756.18	96.05	18.90	29.25	74.40		68.65	800.69																																																																																																																			
LEVEL 2	650.71	105.2	18.90	29.25	100		35.83	733.55																																																																																																																			
LEVEL 3	649.79	68.5	18.90	29.25	23.10		8.70	733.55																																																																																																																			
LEVEL 4	439.01	68.5	14.50	19.32	16.80		3.20	489.72																																																																																																																			
ROOF LEVEL	182.89	29.79	7.39	8.40			259.90	204.26																																																																																																																			
	5,299.59	432.99	135.29	197.66	214.30	469.90	376.28	5,601.99																																																																																																																			
		DEVELOPMENT STATISTICS <table><tr><td>ZONE</td><td>B4 Mixed use</td></tr><tr><td>DP</td><td>Lot 28 and 43 On DP 7413</td></tr><tr><td>Site Area</td><td>1391.2m² (2 X 695.6m²)</td></tr><tr><td>Council</td><td>Northern Beaches</td></tr><tr><td>Unit Nos</td><td>72 Units + Manager</td></tr><tr><td>Area of Building</td><td>5,601.99m²</td></tr><tr><td>Communal Garden</td><td></td></tr><tr><td>Landscape Area</td><td>287.07m² (20.6%)</td></tr><tr><td>FSR DELIVERED</td><td>2.4 (Combined)</td></tr><tr><td>Car Parking</td><td>41 Spaces, including 4 Disabled carparks</td></tr></table>									ZONE	B4 Mixed use	DP	Lot 28 and 43 On DP 7413	Site Area	1391.2m² (2 X 695.6m²)	Council	Northern Beaches	Unit Nos	72 Units + Manager	Area of Building	5,601.99m²	Communal Garden		Landscape Area	287.07m² (20.6%)	FSR DELIVERED	2.4 (Combined)	Car Parking	41 Spaces, including 4 Disabled carparks																																																																																													
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SOLAR HOOD FRONT ELEVATION



SUN HOOD SIDE ELEVATION



SUN HOOD DETAIL SECTION

PROPOSED SUN HOOD DETAILS

1:25 @ A3



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DA	DEVELOPMENT APPLICATION	16.12.20
DA	DEVELOPMENT APPLICATION	01.04.21

GENERAL NOTES
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SCALE	As shown
DRAWN	KVA
DATE	APRIL 2021
CHECKED	Philip.G
STAGE	DA

CLIENT / ADDRESS
**28 FISHER RD + 9 FRANCIS ST
DEE WHY, NSW, 2099,
AUSTRALIA**
PROJECT
MIXED-USE COMMUNITY CENTRE

DRAWING TITLE
**PROPOSED
SUN HOOD DETAILS**
DRAWING NO. AMENDMENT
4089/06.21 DA

NOTES

ALL CARPARKING SPACES TO CONFORM WITH AS 2890.1 @ 2500mm x 5400mm

SEPP 0.2/unit x 72 = 15 spaces
Manager = 1 spaces
Cafe = 3 spaces
Church = 15 spaces
= 34 spaces

Motorcycle Parking = 20 spaces
Bicycle Parking = 20 spaces

BOARDING UNITS

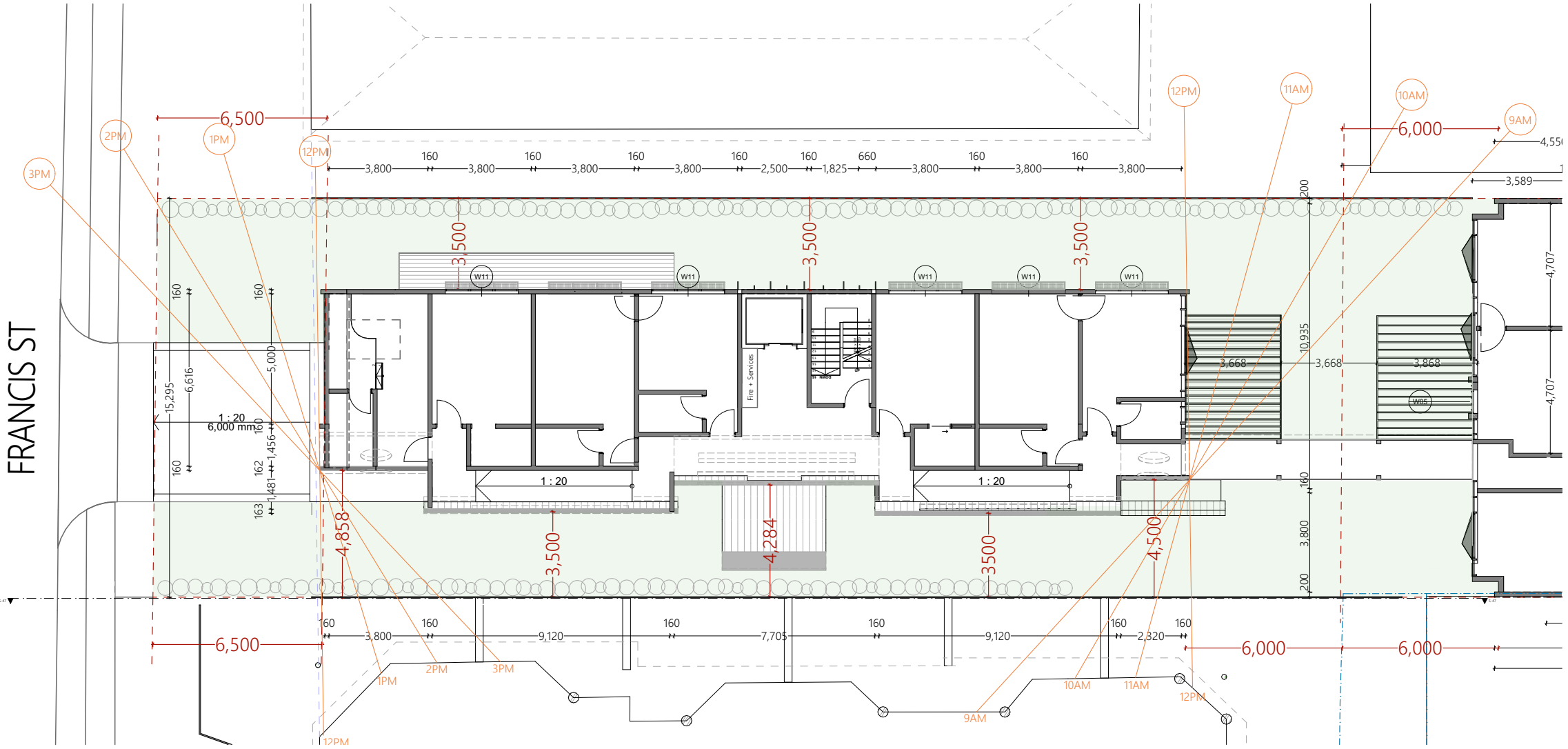
G 2 (+ 1 Manager)
L1 20
L2 19
L3 19
L4 12

72 (+ 1 Manager)

	INTERNAL AREA	COMMON	LIFTS	FIRE STAIRS	DECKS	DRIVEWAY	GREEN ROOF	TOTAL AREA
LOWER BASEMENT	829.88		18.90	15.30				829.88
BASEMENT LEVEL	1035.47		18.90	24.40		469.9		1035.47
GROUND LEVEL	755.66	64.95	18.90	42.49				774.87
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	5,299.59	432.99	135.29	197.66	214.30	469.90	376.28	5,601.99

DEVELOPMENT STATISTICS

ZONE	B4 Mixed use
DP	Lot 28 and 43 On DP 7413
Site Area	1391.2m² (2 X 695.6m²)
Council	Northern Beaches
Unit Nos	72 Units + Manager
Area of Building	5,601.99m²
Communal Garden	
Landscape Area	287.07m² (20.6%)
FSR DELIVERED	2.4 m² (Combined)
Car Parking	34 Spaces, including 10 Disabled carpark



WINDOW SCHEDULE				
Name	W x H Dimensions	Specification	No	Type
CW01	14,995x2,450	Aluminium-framed fixed double glazed curtain wall with hinged door	1	Curtain Wall
CW02	14,995x2,150	Aluminium-framed fixed double glazed curtain wall with obscure privacy film to 1700H	1	Curtain Wall
CW03	3,668x2,100	Aluminium-framed fixed glazed link with obscure privacy film to 1700H	6	Curtain Wall
SL01	1,750x1,150	Aluminium-framed with external louvers	2	Skylight
SL02	1,750x1,750	Aluminium-framed with external louvers	2	Skylight
SL03	900x2,700	Aluminium-framed fixed double glazed window	2	Skylight
W01	1,800x1,800	Aluminium-framed fixed double glazed circular window	1	Window
W02	1,000x1,000	Aluminium-framed fixed double glazed circular window	6	Window
W03	1,188x2,400	Aluminium-framed double glazed hinged door with sidelight and transom	8	Window
W04	1,200x1,800	Aluminium-framed fixed double glazed window	1	Window
W05	900x2,100	Aluminium-framed fixed double glazed window	7	Window
W06	900x2,700	Aluminium-framed double glazed window with sun hood and obscure film to 1700H	16	Window
W07	1,000x2,700	Aluminium-framed double glazed window with sun hood and obscure film to 1700H	8	Window
W08	6,373x3,500	Aluminium-framed stackable sliding double glazed doors with transom	2	Door
W09	800x450	Aluminium-framed fixed double glazed window	2	Window
W10	6,000x1,000	Aluminium-framed fixed double glazed window with 1500H sill height with privacy sun hood	10	Skylight
W11	2,800x900	Aluminium-framed double glazed window with 1500H sill height with privacy sun hood	19	Window
W12	5,976x2,643	Aluminium-framed stackable sliding double glazed doors	1	Door
W13	2,148x2,633	Aluminium-framed stackable sliding double glazed doors	1	Door
W14	3,640x2,633	Aluminium-framed stackable sliding double glazed doors	1	Door
W15	1,200x1,200	Aluminium-framed fixed double glazed circular window	6	Skylight
W16	1,200x1,200	Aluminium-framed fixed double glazed circular window	3	Window
W17	3,200x1,200	Aluminium-framed double glazed sliding window	1	Window
W18	900x2,400	Aluminium-framed double glazed hinged door	1	Door
W19	1,800x2,100	Aluminium-framed double glazed sliding window with privacy sun hood	28	Panel (Curtain Wall)
W20	1,200x2,100	Aluminium-framed double glazed hinged door	4	Panel (Curtain Wall)
W21	1,800x1,100	Aluminium-framed double glazed sliding window	1	Panel (Curtain Wall)
W22	2,100x2,700	Aluminium-framed double glazed hinged door with sidelights and transom	1	Door
W23	1,800x900	Aluminium-framed double glazed window with 1500H sill height with privacy sun hood	2	Window



PROPOSED SOLAR ACCESS DIAGRAM PLAN

@ A3



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SCALE	As shown
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AUSTRALIA
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MIXED-USE COMMUNITY CENTRE

DRAWING TITLE
PROPOSED
SOLAR ACCESS DIAGRAM

DRAWING NO. 4089/06.22
AMENDMENT DA



PROPOSED FISHER ROAD CONTEXT RENDER



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DRAWING TITLE
PROPOSED
FISHER ROAD CONTEXT RENDER

DRAWING NO. 4089/04.1
AMENDMENT DA



PROPOSED FISHER ROAD 3D PERSPECTIVE 1



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MIXED-USE COMMUNITY CENTRE

DRAWING TITLE	PROPOSED FISHER ROAD 3D PERSPECTIVE 1
DRAWING NO.	4089/04.2
AMENDMENT	DA



PROPOSED FISHER ROAD 3D PERSPECTIVE 2



PROPOSED FISHER ROAD 3D PERPSECTIVE 3



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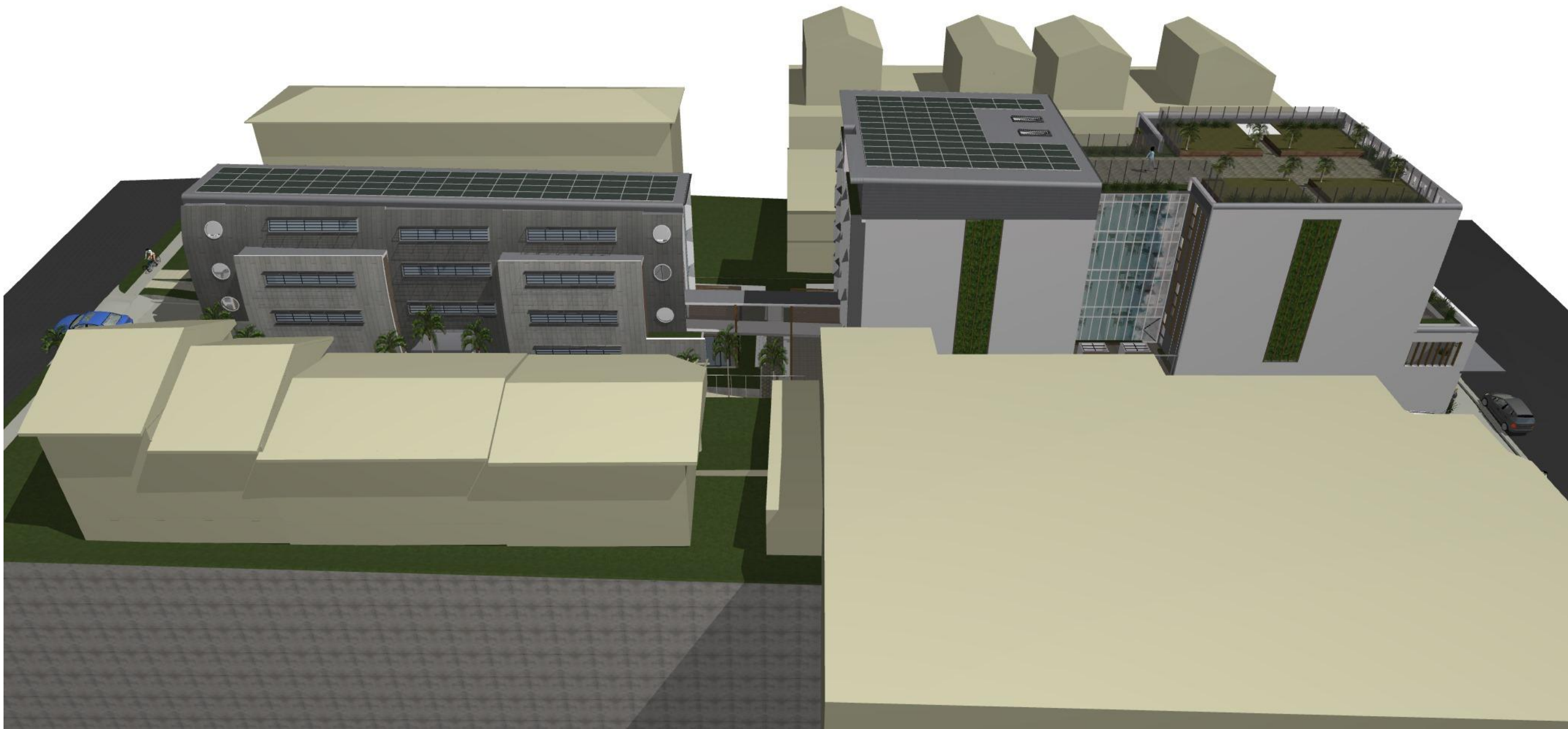
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PROJECT
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DRAWING TITLE
**PROPOSED
FISHER ROAD 3D PERPSECTIVE 3**
DRAWING NO. AMENDMENT
4089/04.4 DA



PROPOSED SITE 3D SOUTHERN PERSPECTIVE



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DRAWING TITLE
PROPOSED
SITE 3D SOUTHERN PERSPECTIVE

DRAWING NO. 4089/04.5
AMENDMENT DA



PROPOSED 3D VIEW FRANCIS STREET



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PROPOSED
3D VIEW FRANCIS STREET

DRAWING NO. 4089/04.6
AMENDMENT DA



PROPOSED 3D VIEW FRANCIS STREET 2



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DRAWING TITLE
**PROPOSED
3D VIEW FRANCIS STREET 2**
DRAWING NO. AMENDMENT
4089/04.7 DA



PROPOSED FRANCIS STREET PERSPECTIVE



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DRAWING TITLE
PROPOSED
FRANCIS STREET PERSPECTIVE

DRAWING NO. 4089/04.8 AMENDMENT DA



PROPOSED FRANCIS STREET PERSPECTIVE 2



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PROPOSED
FRANCIS STREET PERSPECTIVE 2

DRAWING NO. 4089/04.9
AMENDMENT DA



PROPOSED FISHER ROAD 3D PERSPECTIVE 4



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PROPOSED
FISHER ROAD 3D PERSPECTIVE 4
DRAWING NO. 4089/04.10
AMENDMENT DA



PROPOSED FISHER ROAD ENTRANCE 3D PERSPECTIVE



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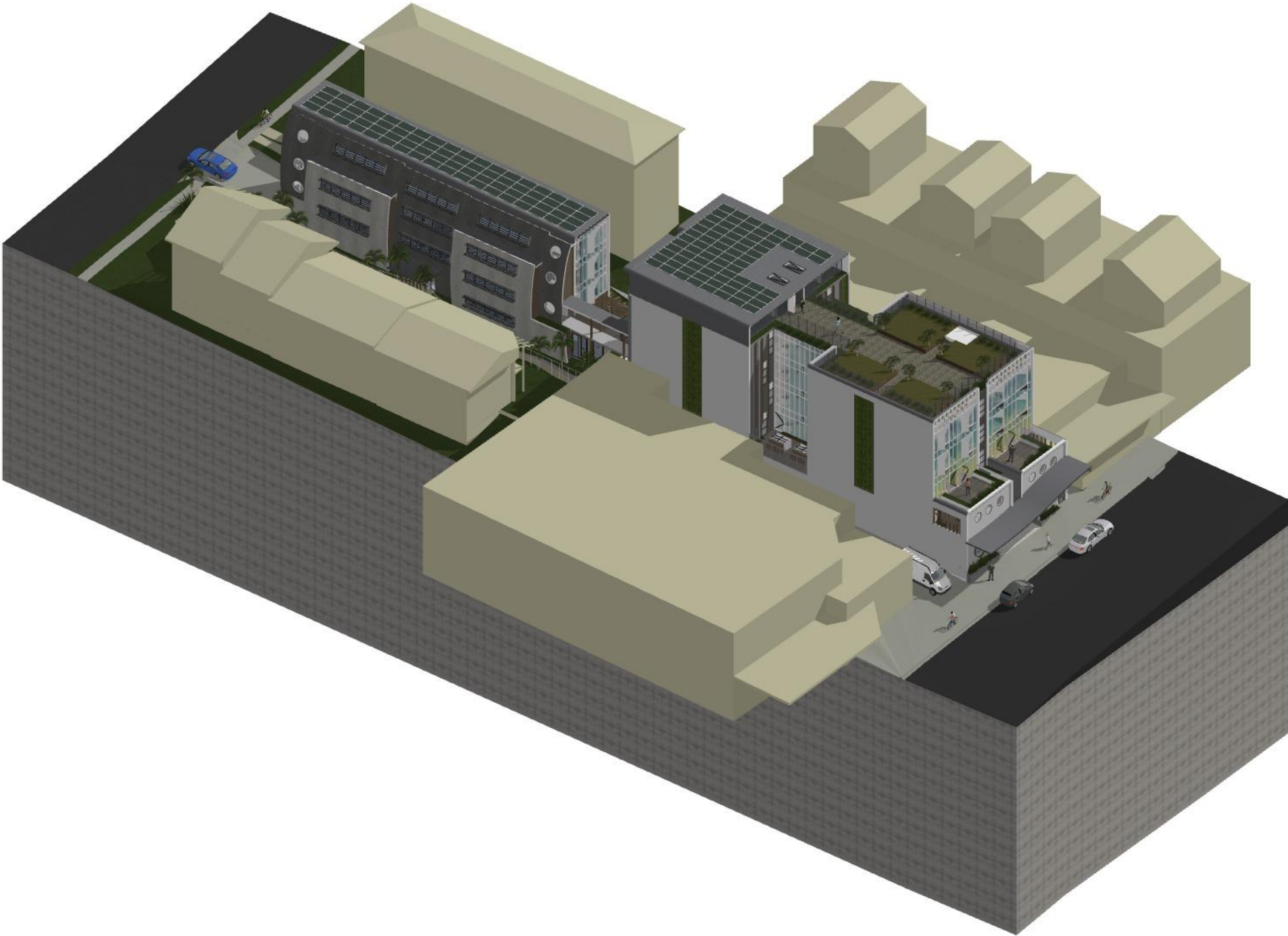
SCALE	As shown
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DATE	FEBRUARY 2021
CHECKED	Philip.G
STAGE	DA

CLIENT / ADDRESS

28 FISHER RD + 9 FRANCIS ST
DEE WHY, NSW, 2099,
AUSTRALIA
PROJECT
MIXED-USE COMMUNITY CENTRE

DRAWING TITLE
PROPOSED
FISHER ROAD ENTRANCE 3D PERSPE

DRAWING NO. 4089/04.11
AMENDMENT DA



PROPOSED 3D ISOMETRIC



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ISSUE	AMENDMENT DETAILS	DATE
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DA	DEVELOPMENT APPLICATION	09.02.21

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AUSTRALIA**
PROJECT
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DRAWING TITLE
**PROPOSED
3D ISOMETRIC**
DRAWING NO. AMENDMENT
4089/04.12 DA



PROPOSED 3D VIEW SITE MIDDLE



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PROPOSED
3D VIEW SITE MIDDLE

DRAWING NO. 4089/04.13
AMENDMENT DA



PROPOSED 3D VIEW SITE MIDDLE 2



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DRAWING TITLE
PROPOSED
3D VIEW SITE MIDDLE 2

DRAWING NO. 4089/04.14
AMENDMENT DA



PROPOSED 3D VIEW FROM OUTDOOR AREA



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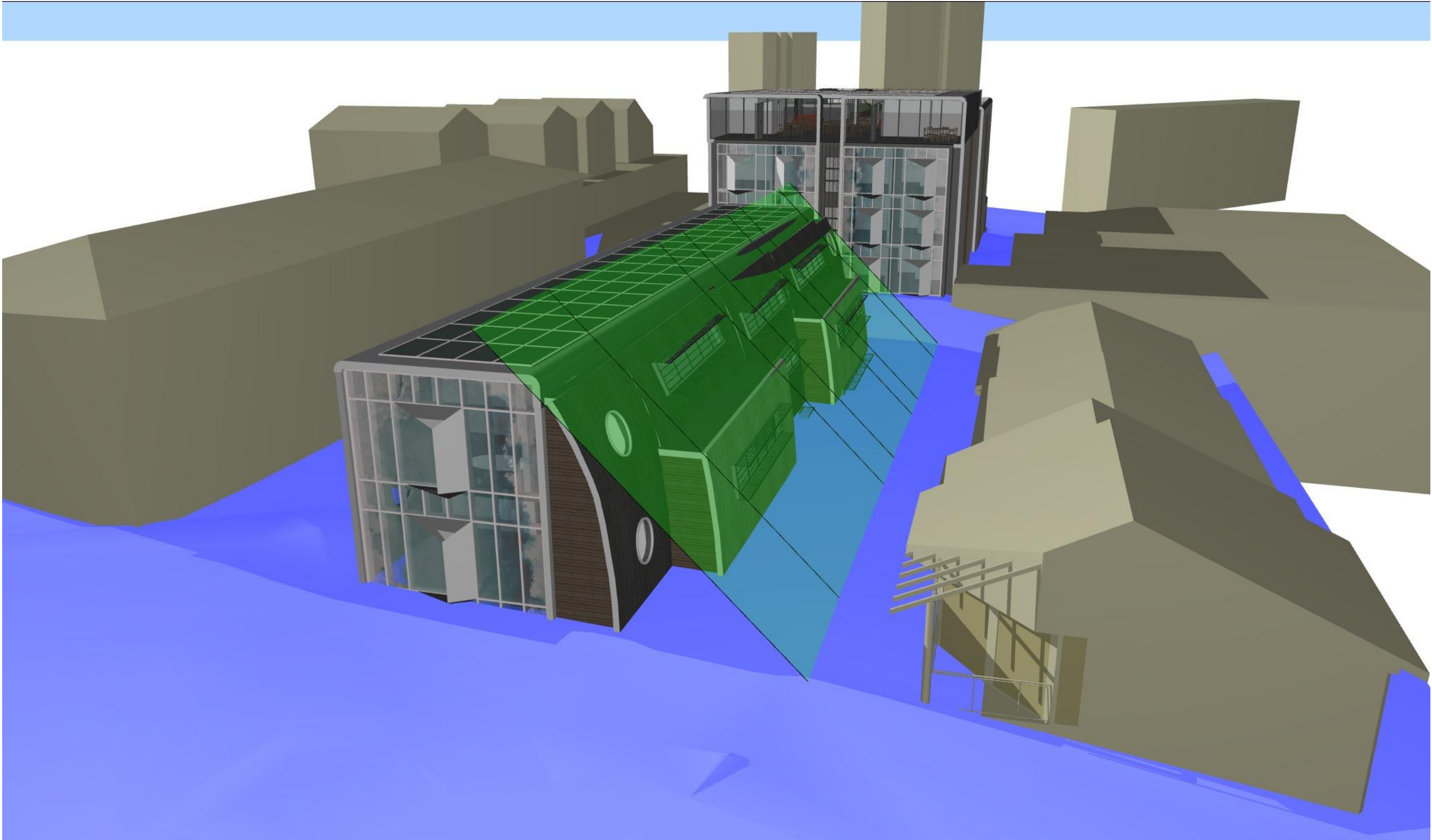
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28 FISHER RD + 9 FRANCIS ST
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PROJECT
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DRAWING TITLE
PROPOSED
3D VIEW FROM OUTDOOR AREA
DRAWING NO. 4089/04.15
AMENDMENT DA



PROPOSED 4.5M @ 45 DEGREES SOUTH



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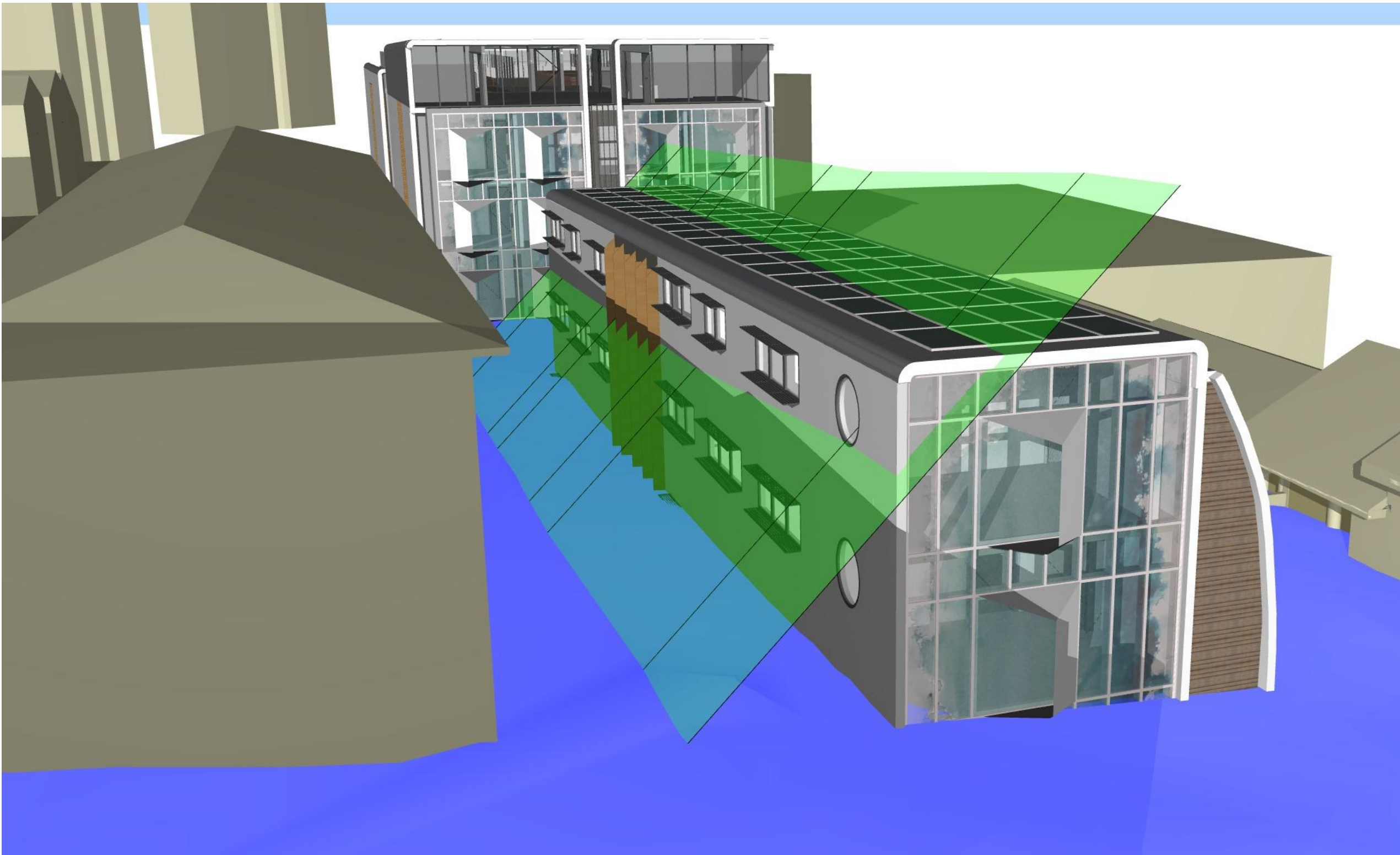
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**28 FISHER RD + 9 FRANCIS ST
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DRAWING TITLE
**PROPOSED
4.5M @ 45 DEGREES SOUTH**
DRAWING NO. AMENDMENT
4089/04.49 DA



PROPOSED 4.5M @ 45 DEGREES NORTH



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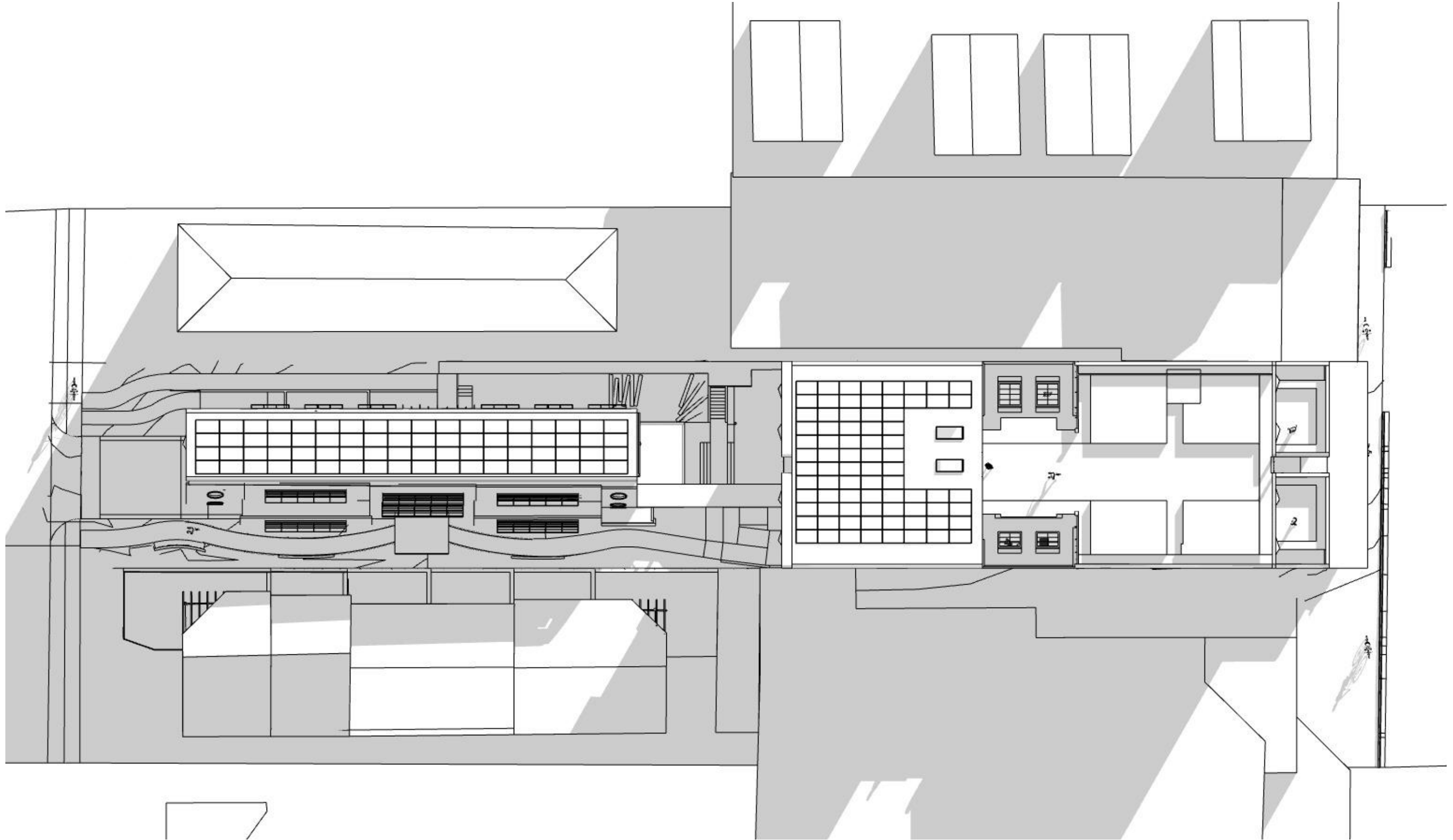
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DRAWING TITLE
**PROPOSED
4.5M @ 45 DEGREES NORTH**
DRAWING NO. AMENDMENT
4089/04.50 DA



PROPOSED SUN SHADOW SITE PLAN - 9AM JUNE 21



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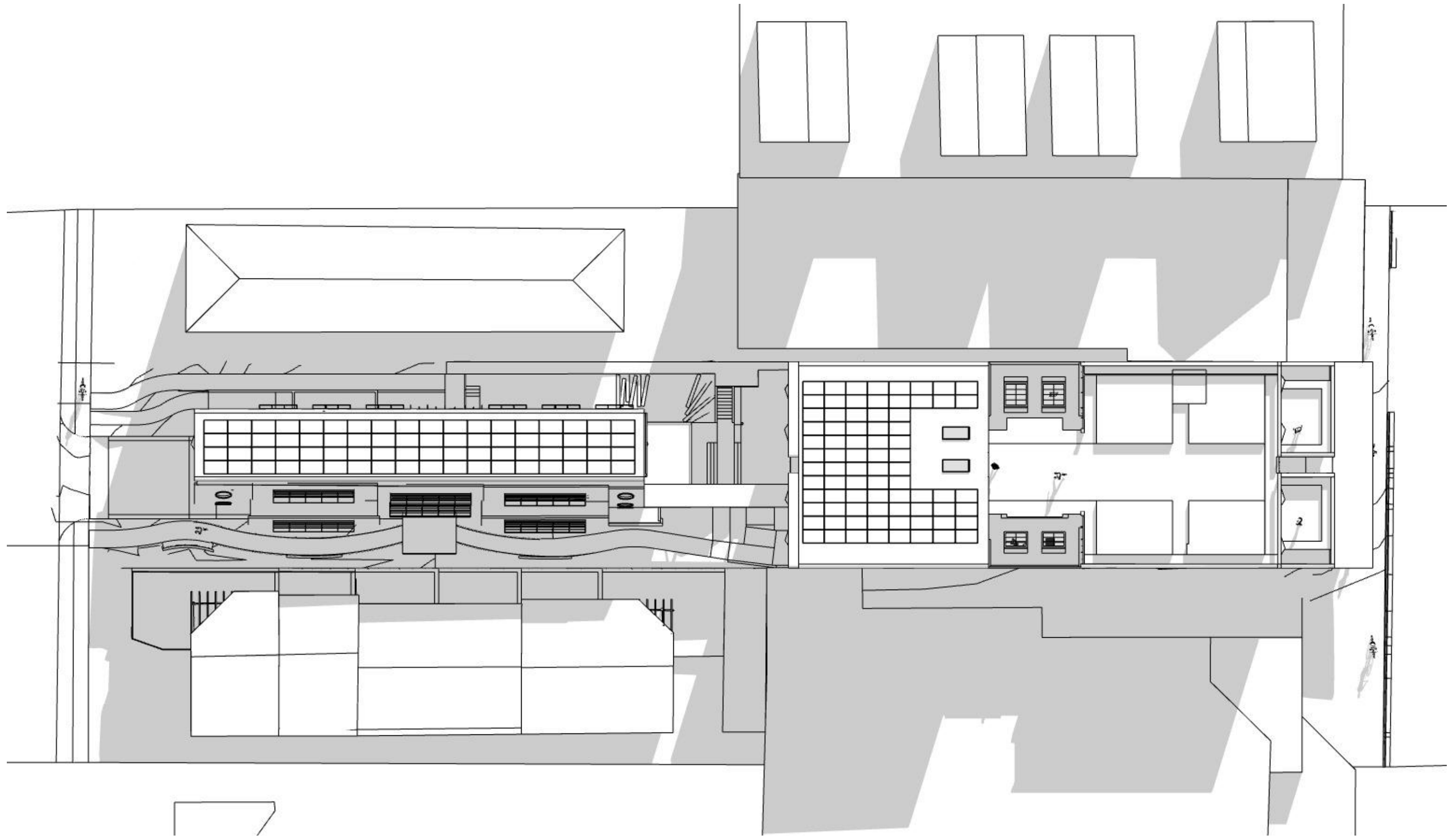
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AUSTRALIA
PROJECT
MIXED-USE COMMUNITY CENTRE

DRAWING TITLE

PROPOSED
SUN SHADOW SITE PLAN - 9AM JUNE

DRAWING NO. AMENDMENT
4089/07.2 DA



PROPOSED SUN SHADOW SITE PLAN - 10AM JUNE 21



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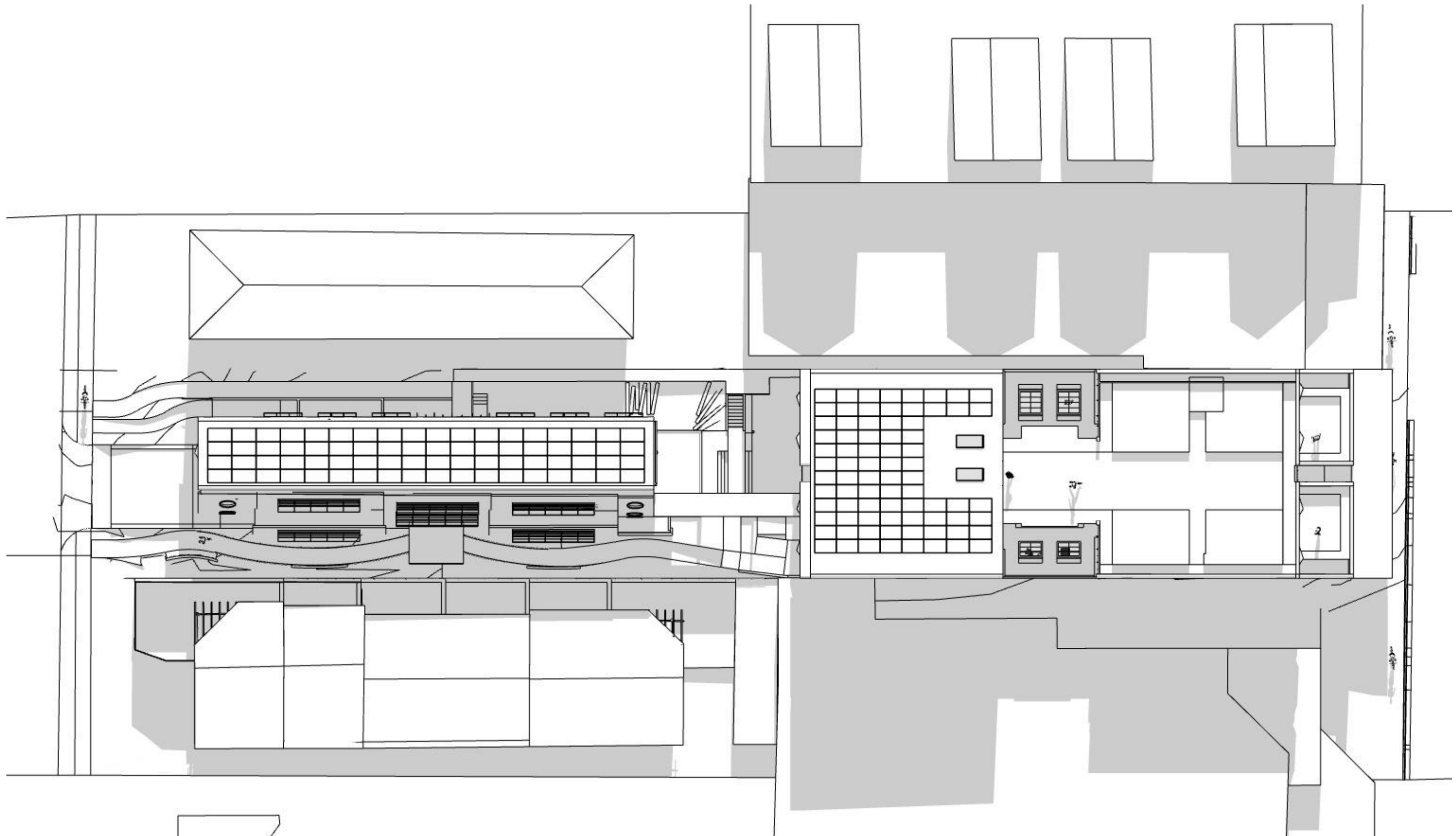
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STAGE	DA

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PROPOSED
SUN SHADOW SITE PLAN - 10AM JUNE
DRAWING NO. 4089/07.3 AMENDMENT DA



PROPOSED SUN SHADOW SITE PLAN - 11AM JUNE 21



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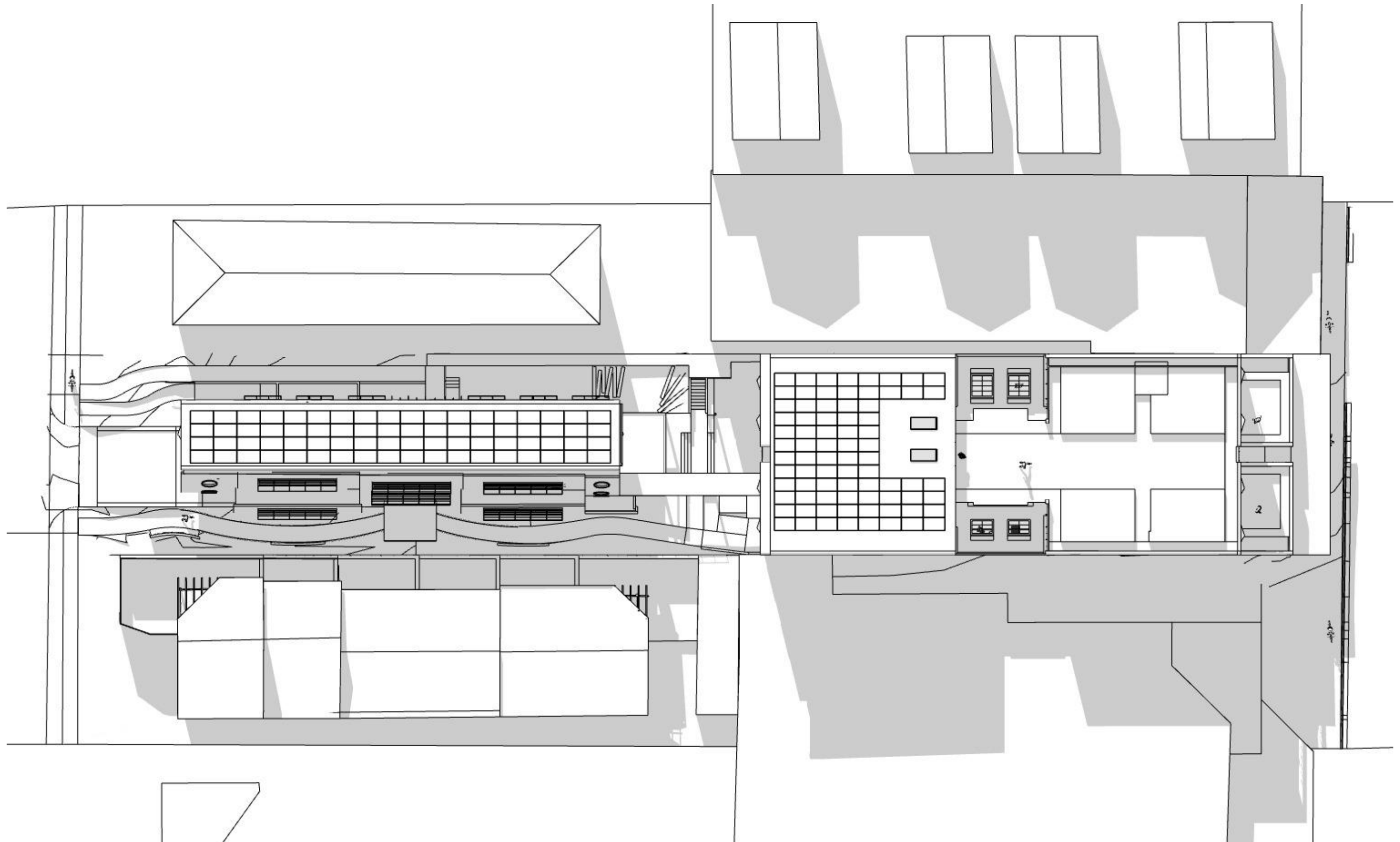
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PROJECT
MIXED-USE COMMUNITY CENTRE

DRAWING TITLE

PROPOSED
SUN SHADOW SITE PLAN - 11AM JUNE

DRAWING NO. AMENDMENT
4089/07.4 DA



PROPOSED SUN SHADOW SITE PLAN - 12PM JUNE 21



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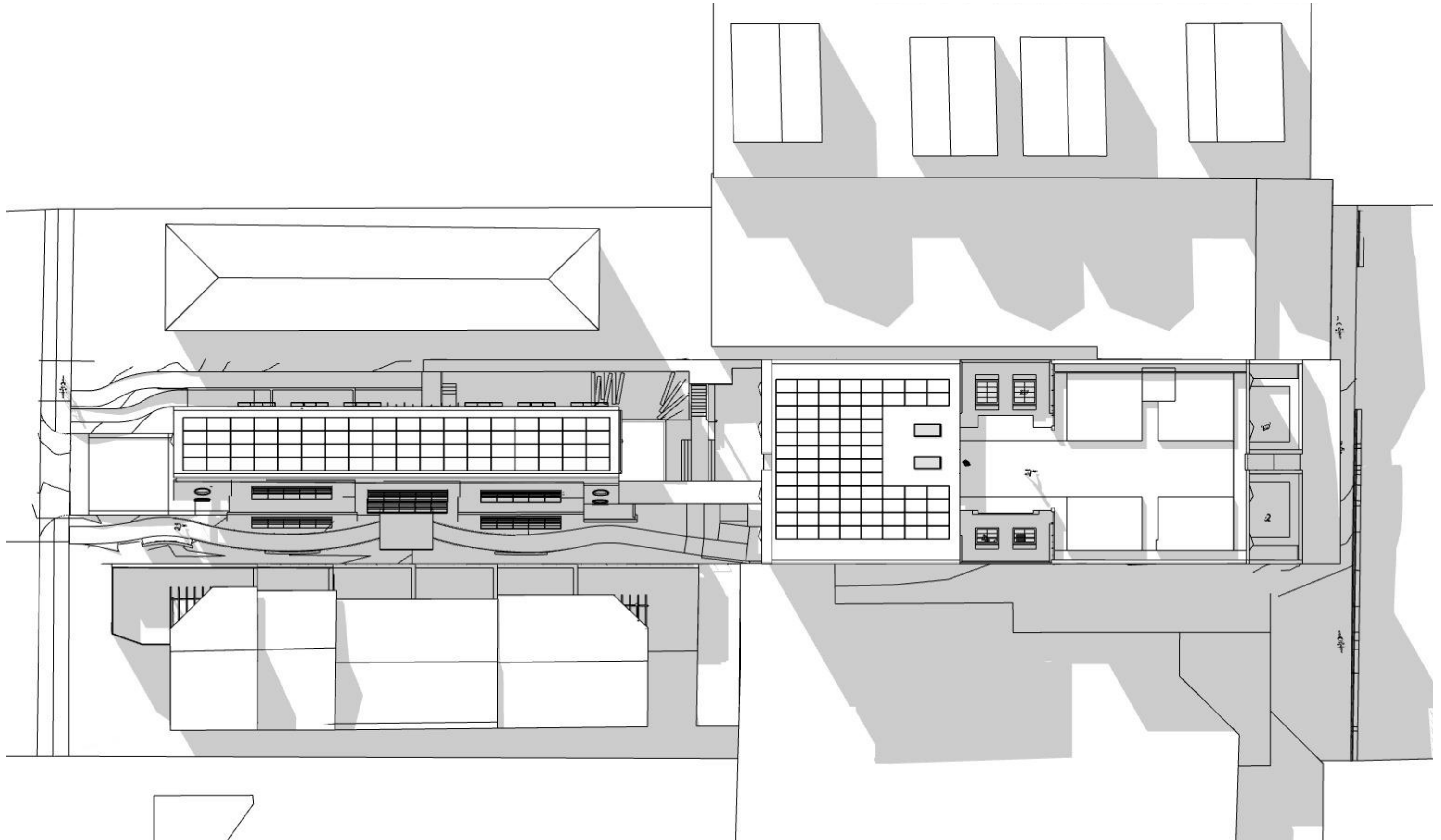
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DRAWING TITLE

PROPOSED
SUN SHADOW SITE PLAN - 12PM JUNE

DRAWING NO. AMENDMENT
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PROPOSED SUN SHADOW SITE PLAN - 1PM JUNE 21



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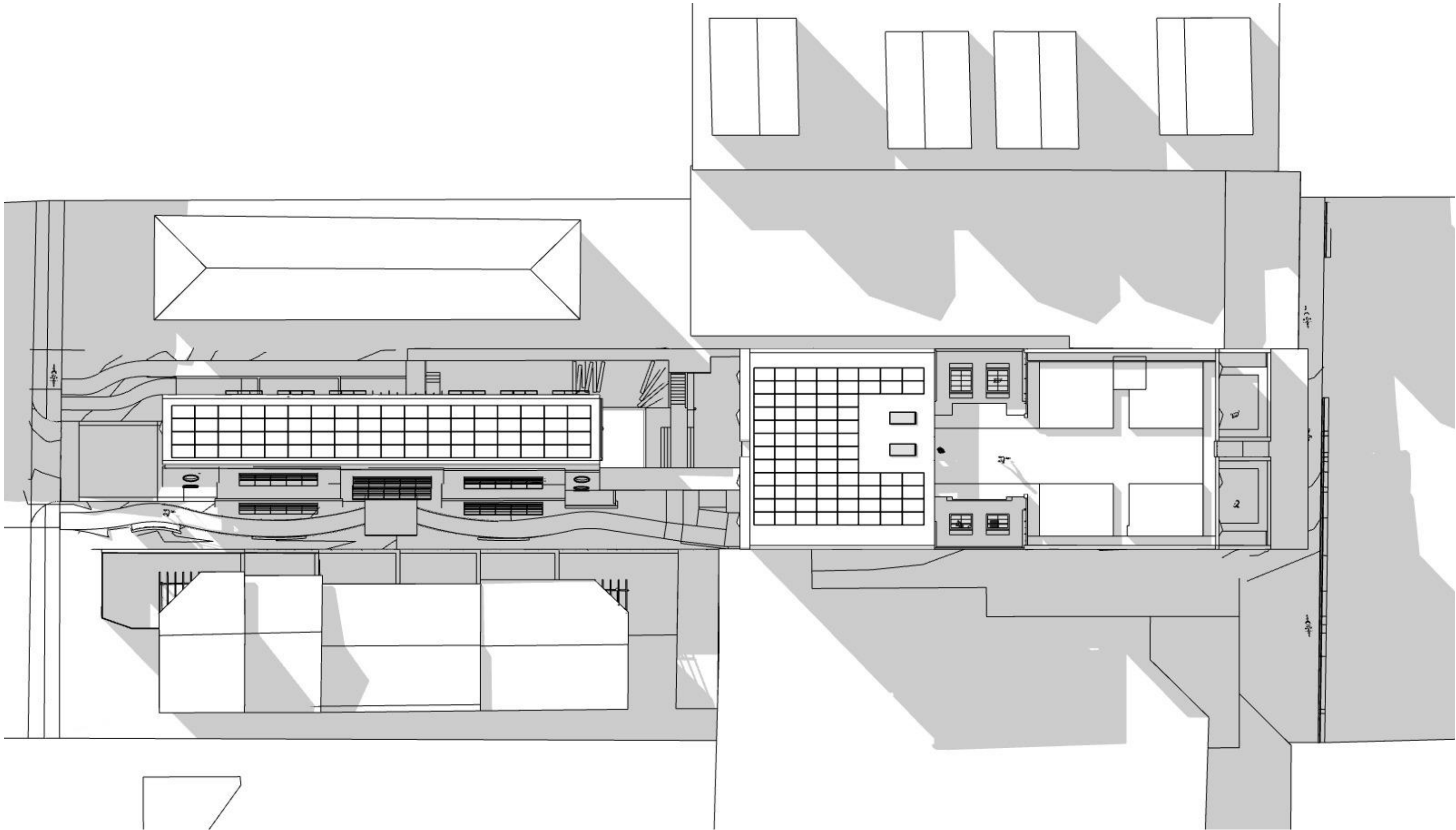
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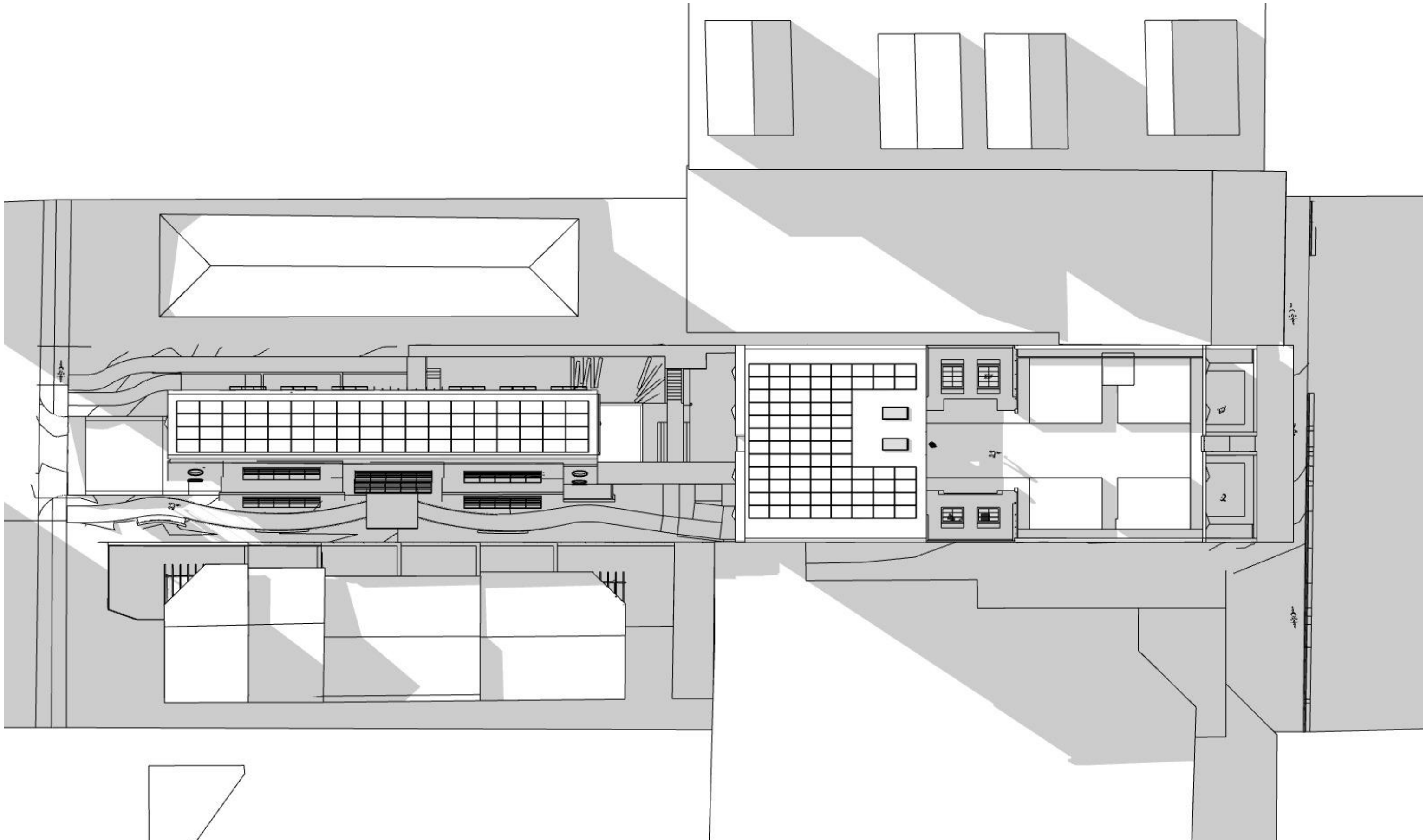
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PROPOSED
SUN SHADOW SITE PLAN - 1PM JUNE

DRAWING NO. AMENDMENT
4089/07.6 DA



PROPOSED SUN SHADOW SITE PLAN - 2PM JUNE 21



PROPOSED SUN SHADOW SITE PLAN - 3PM JUNE 21



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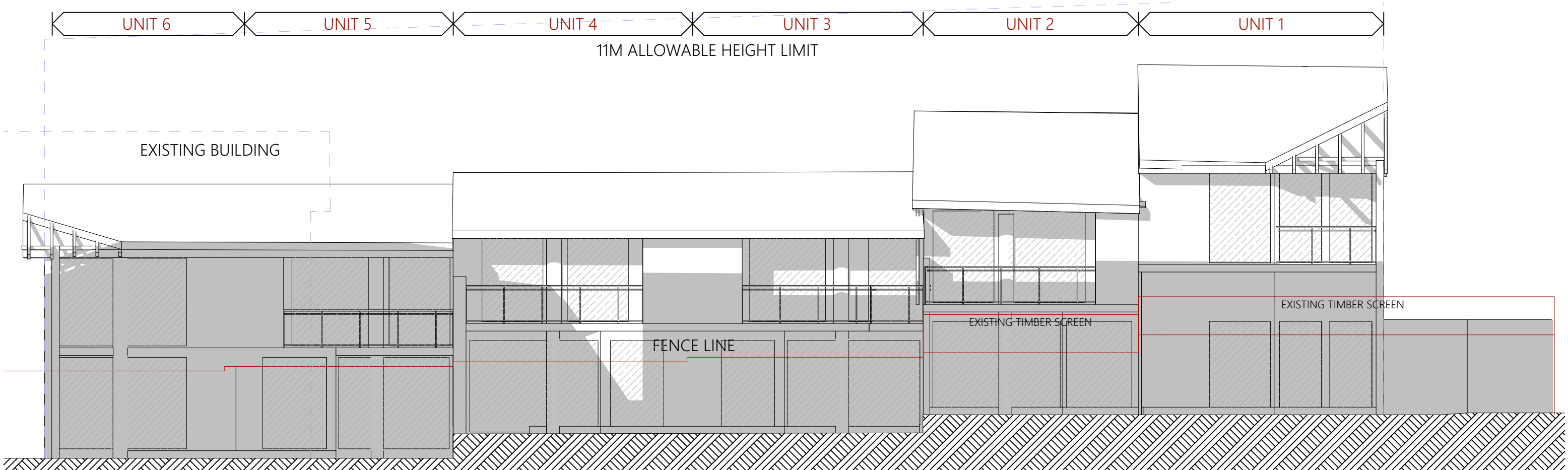
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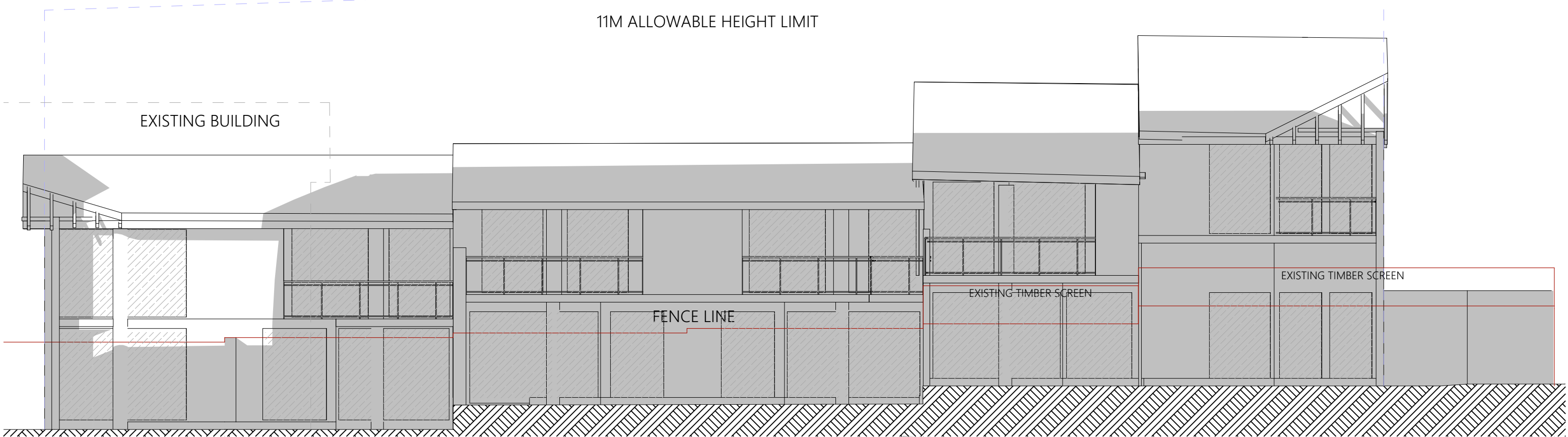
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SUN SHADOW SITE PLAN - 3PM JUNE
DRAWING NO. 4089/07.8
AMENDMENT DA



EXISTING SUN SHADOWS - 9AM



PROPOSED FRANCIS ST SUN SHADOW STUDY 9AM



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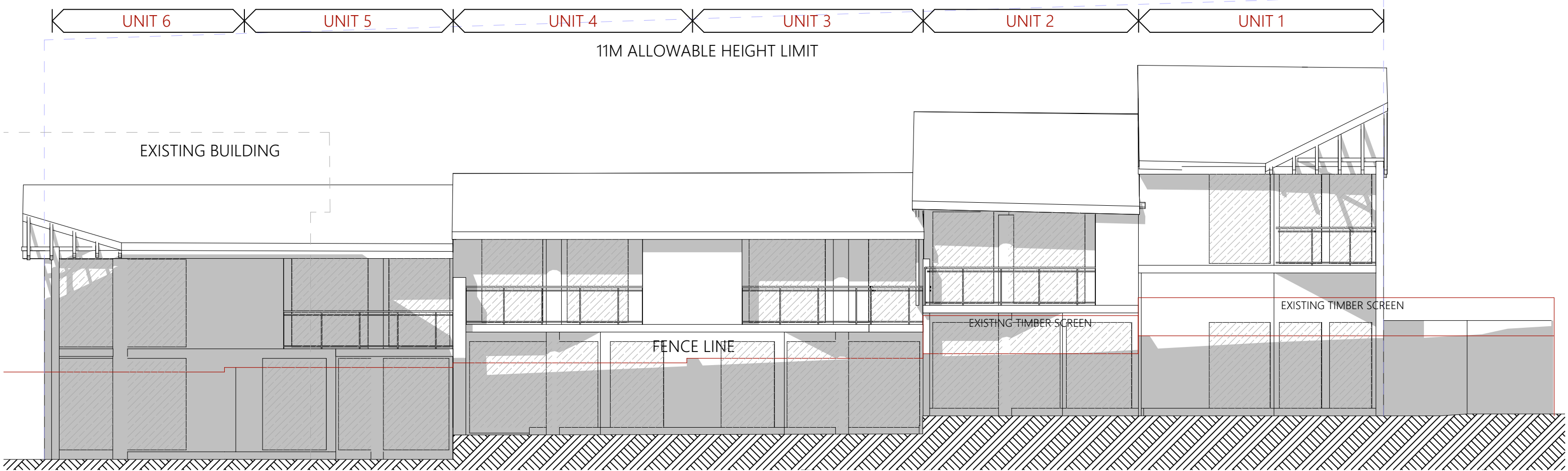
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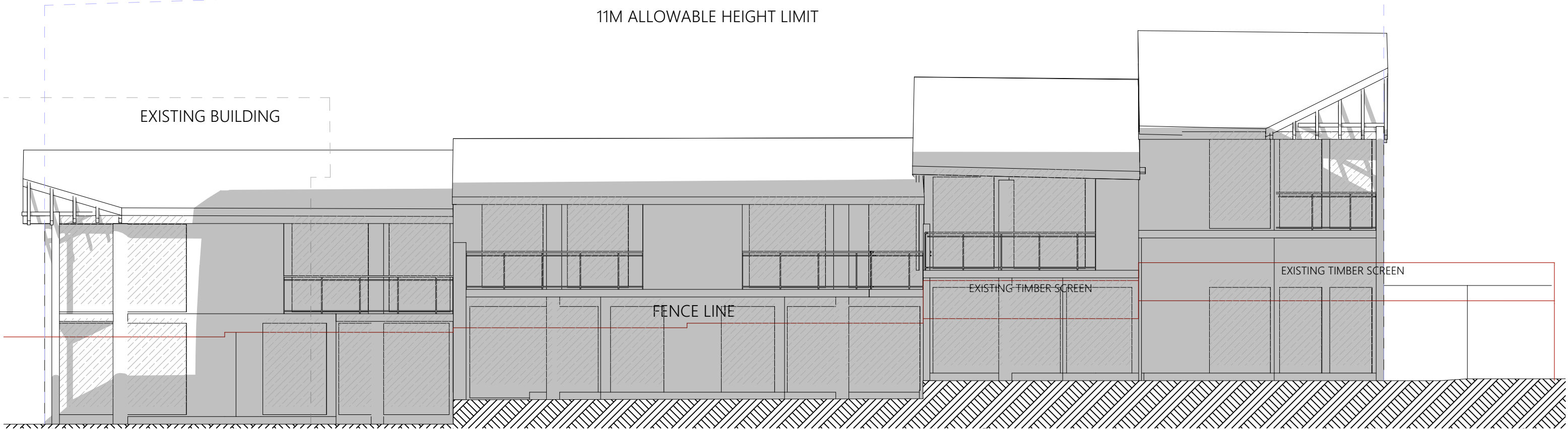
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DRAWING NO. 4089/07.19
AMENDMENT DA



EXISTING SUN SHADOWS - 10AM



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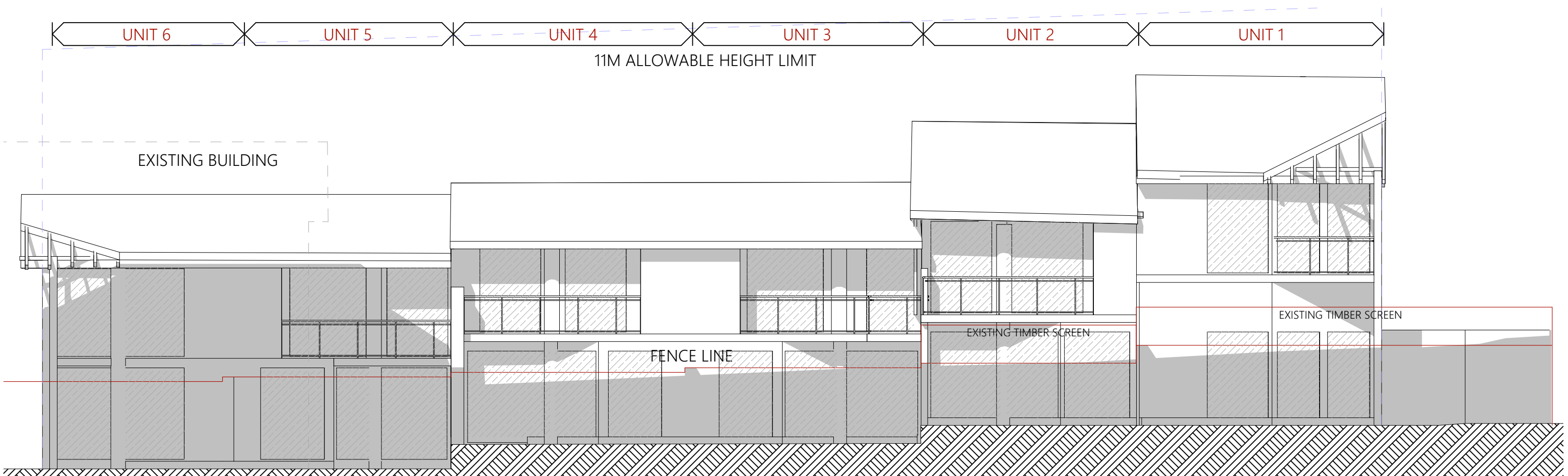
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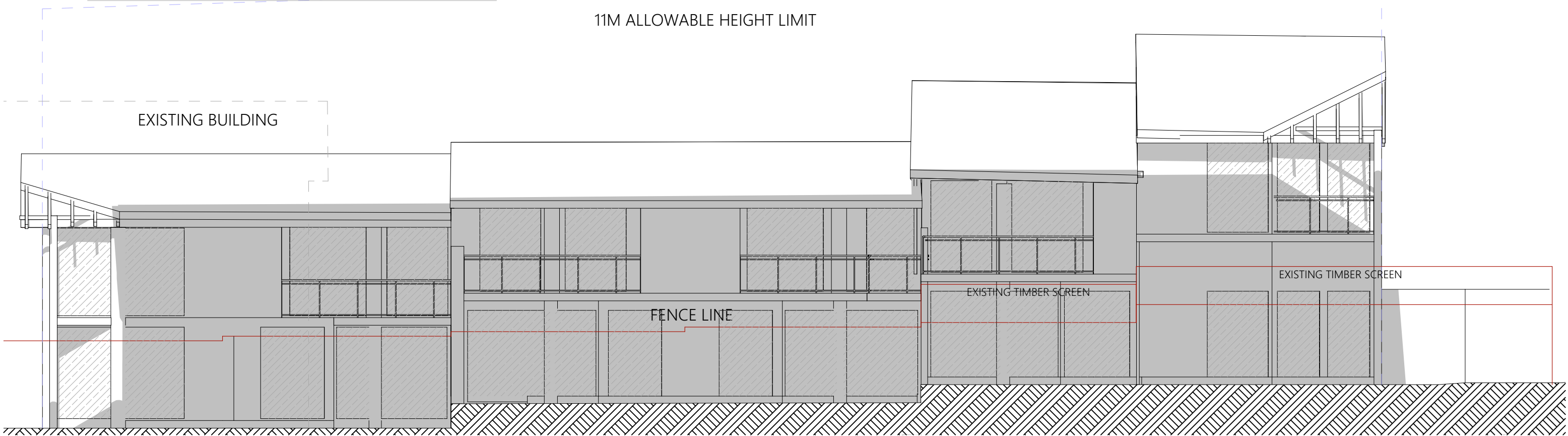
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AMENDMENT DA



EXISTING SUN SHADOWS - 11AM



PROPOSED FRANCIS ST SUN SHADOW STUDY 11AM



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The George Group Pty Ltd
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HILLS, NSW, Australia, 2084

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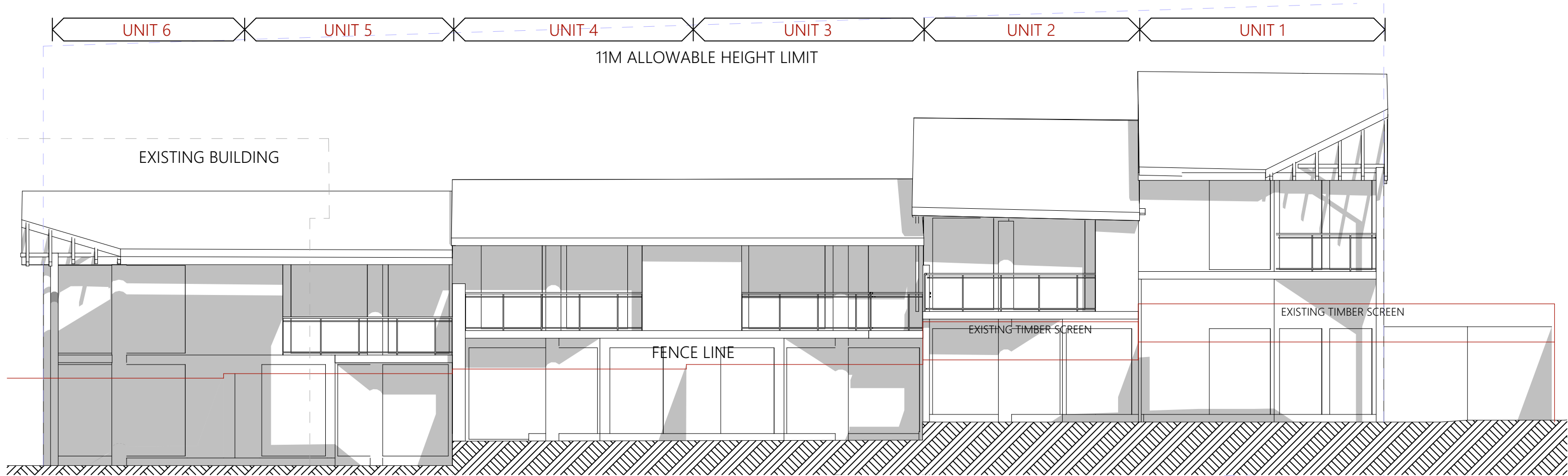
ISSUE	AMENDMENT DETAILS	DATE
CD	CONCEPT DESIGN	28.11.18
DA	PRE DEVELOPMENT APPLICATION	15.04.20
DA	DEVELOPMENT APPLICATION	12.08.20
DA	DEVELOPMENT APPLICATION	16.12.20
DA	DEVELOPMENT APPLICATION	09.02.21

GENERAL NOTES
BUILDER TO CHECK AND VERIFY ALL
DIMENSIONS, LEVELS AND ANGLES ON SITE
PRIOR TO COMMENCEMENT OF WORK AND/OR
MANUFACTURE OF COMPONENTS.
ALL WORKS TO CONFORM WITH ALL BCA AND
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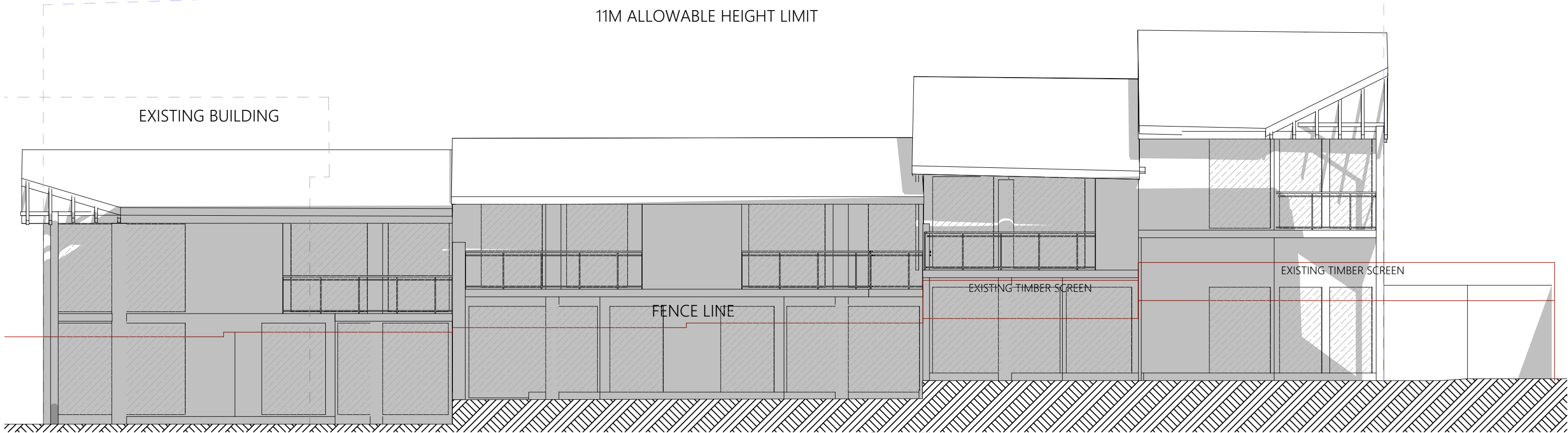
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DRAWN	KVA
DATE	FEBRUARY 2021
CHECKED	Philip.G
STAGE	DA

CLIENT / ADDRESS
28 FISHER RD + 9 FRANCIS ST
DEE WHY, NSW, 2099,
AUSTRALIA
PROJECT
MIXED-USE COMMUNITY CENTRE

DRAWING TITLE
PROPOSED
FRANCIS ST SUN SHADOW STUDY 11/
DRAWING NO. 4089/07.21
AMENDMENT DA



EXISTING SUN SHADOWS - 12PM



PROPOSED FRANCIS ST SUN SHADOW STUDY 12PM



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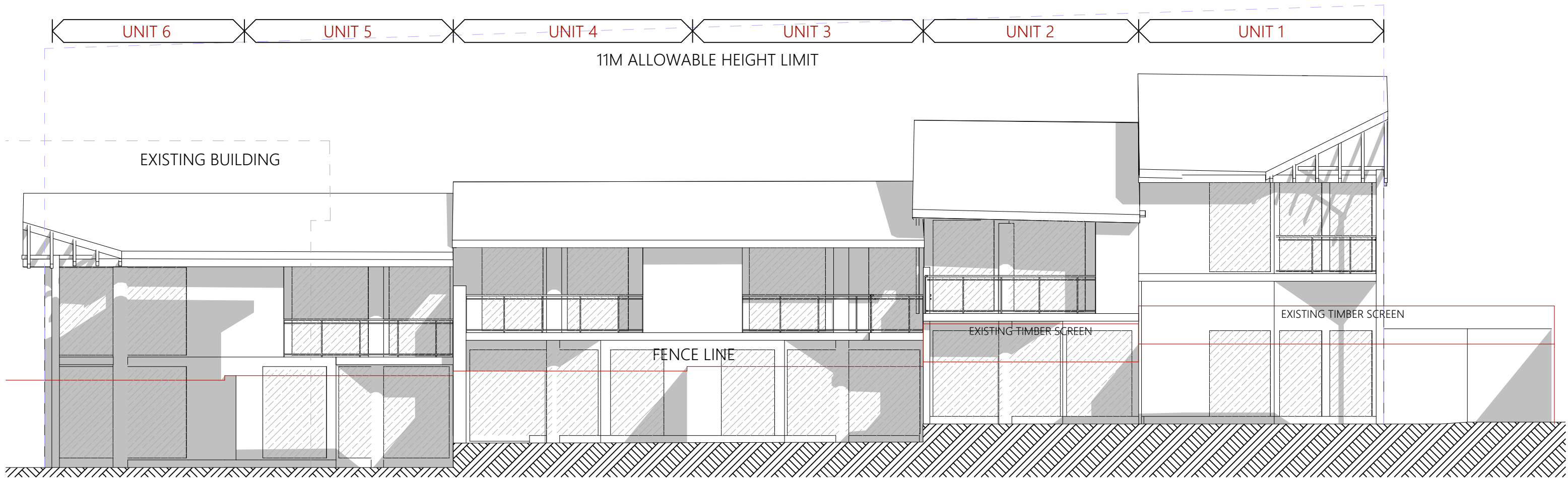
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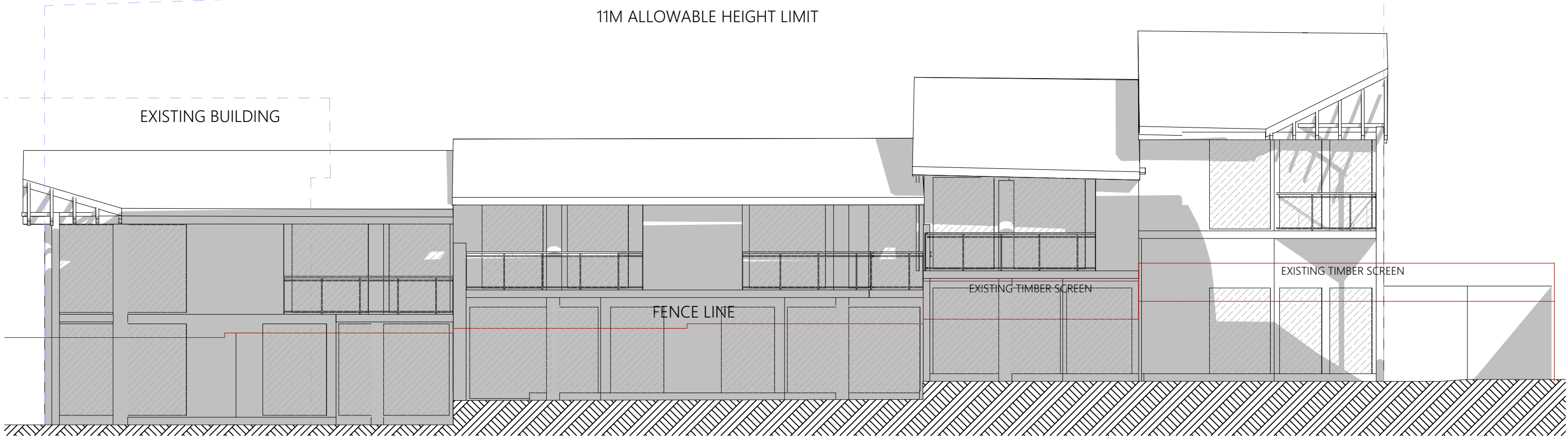
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DRAWING TITLE
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DRAWING NO. 4089/07.22
AMENDMENT DA



EXISTING SUN SHADOWS - 1PM



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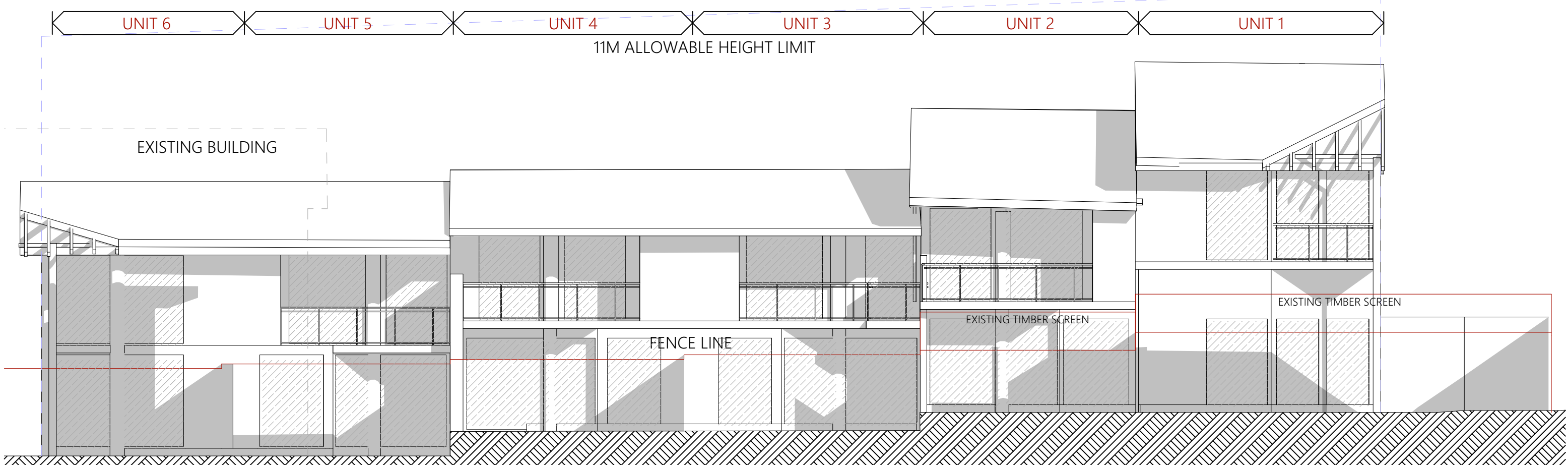
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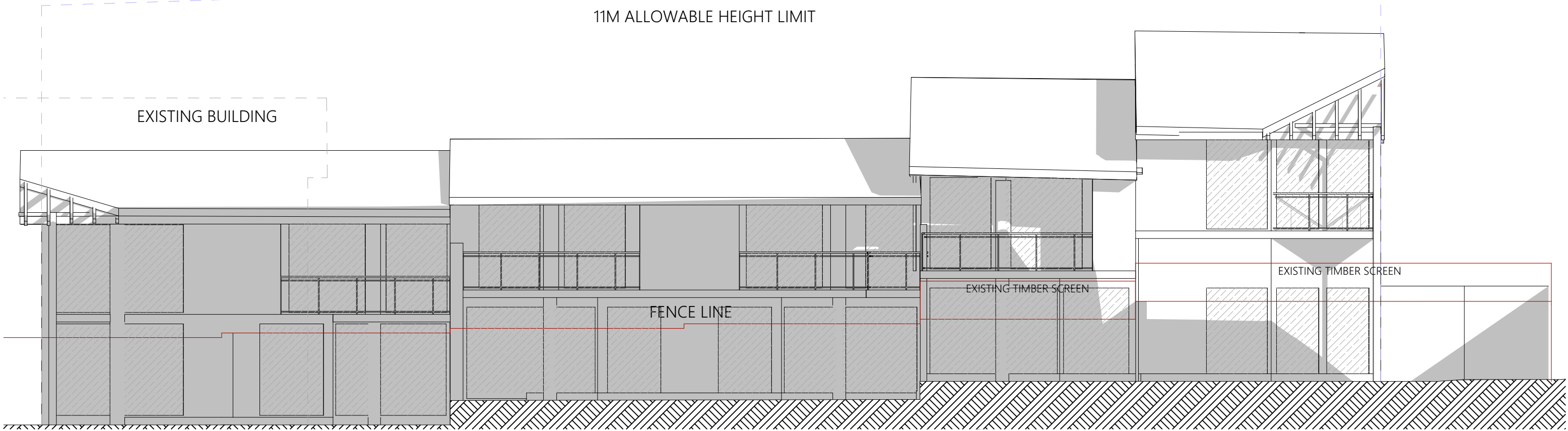
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DRAWN	KVA
DATE	FEBRUARY 2021
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STAGE	DA

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DRAWING TITLE
PROPOSED
FRANCIS ST SUN SHADOW STUDY 1PM
DRAWING NO. 4089/07.23
AMENDMENT DA



EXISTING SUN SHADOWS - 2PM



PROPOSED FRANCIS ST SUN SHADOW STUDY 2PM



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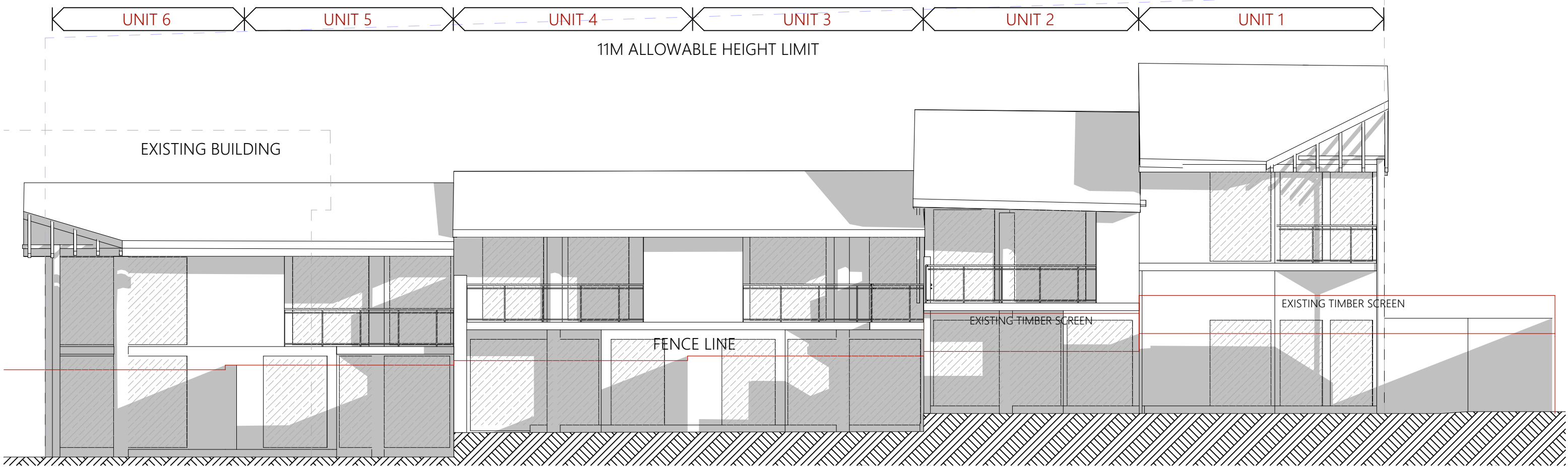
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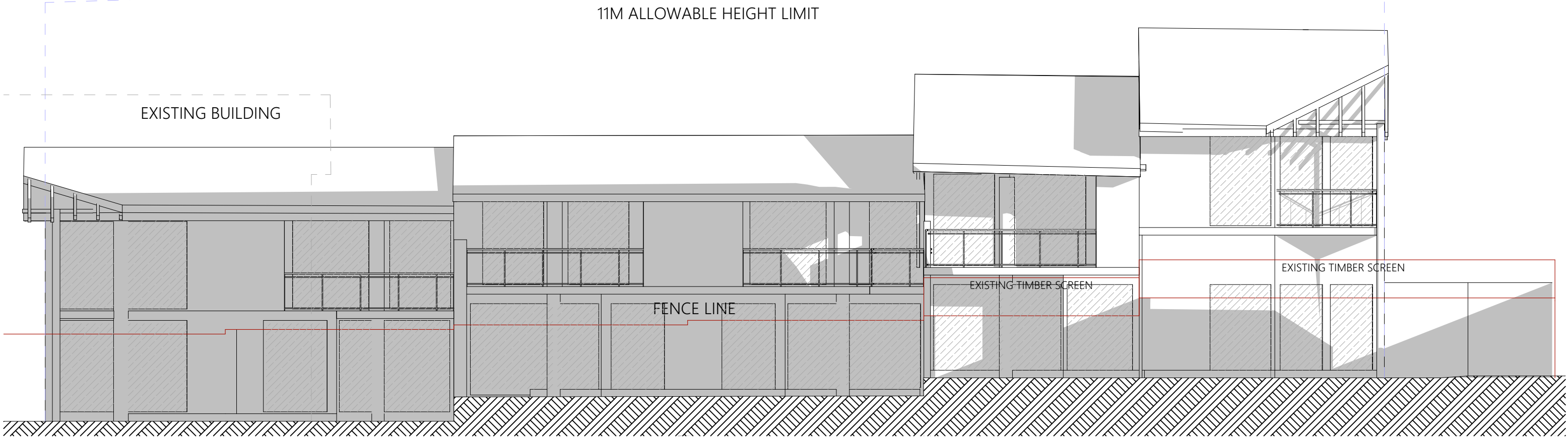
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DRAWING NO. 4089/07.24
AMENDMENT DA



EXISTING SUN SHADOWS - 3PM



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