

B.O.S.  
(BUILDING OVER SEWER)

LOT NUMBER : 13

SITE AREA : 766m<sup>2</sup>

DRIVEWAY AREA : 72.61m<sup>2</sup>

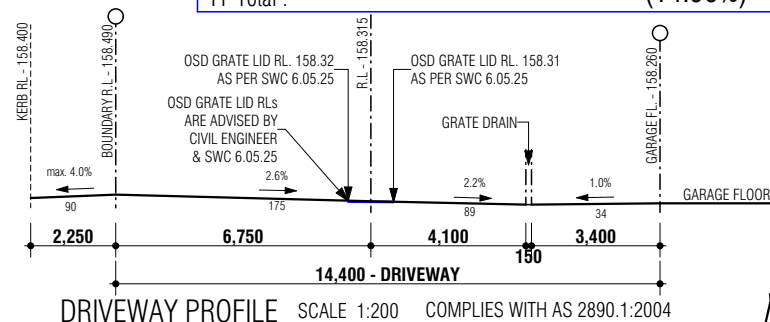
LANDSCAPED OPEN SPACE (MIN 40% OF SITE AREA)  
SITE AREA EXCL. DRIVEWAY, PAVEMENT PATHS,  
HOUSE & OPEN AREA <2m WIDE): 495.72<sup>2</sup> - 64.15%

PRIVATE OPEN SPACE (MIN 60m <sup>2</sup> (MIN DIM. 5m) :	323.08 m <sup>2</sup>
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SITE COVERAGE	(23.10%)	251.22 m <sup>2</sup>
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GF Total : (incl. driveway & path): (33.19%) - 254.22 m<sup>2</sup>

FF Total : (14.90%) - 114.03 m<sup>2</sup>













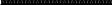



(B) POSITIVE COVENANT (OSD)

(B) RESTRICTION ON THE USE OF LAND (OSD)



BASIX INFORMATION		The items shown here are the minimums required to pass BASIX. Should the Specification nominate a better performing item then use that item instead.
Soft Landscaping area	Roof area total	
497.95 sqm	244.1 sqm	
Glazing Doors/windows/ clerestory	Wideline Aluminium framed windows Window performance values as per NatHERS certificate Default/Proxy values used for windows not available in HERO library Given values are AFRC, total window system values (glass and frame)	
Window restrictors	Window restrictors are modelled in accordance with NCC 2022	
Roof	Metal roof & builders blanket, R value as per NatHERS Certificate	
Ceiling	Ceiling insulation value and locations as per NatHERS certificate. Ceiling insulation must extend to the external wall.	
Wall & roof frames	120mm untreated softwood timber frames	
External Walls	External wall insulation values and locations as per NatHERS certificate	
Internal walls	Plasterboard on studs, insulation values and locations as per NatHERS certificate	
Floors	Concrete slab on ground with 225mm waffle pods LVL timber floor between levels	
Ventilation	All external doors have draft protection and weather seals All exhaust fans to have dampers All downlights IC rated, maximum 1 per 5m <sup>2</sup>	
Ceiling fans	Size and location as per NatHERS certificate	
General notes	Insulation Note: All insulations listed are product only values. All insulation and vapour membranes must be installed in accordance with ABCB Housing provisions Part 10.8 and Part 13.	
BASIX Water Commitments		
Alternative Water	Tank size and connections as per BASIX certificate	
BASIX Energy Commitments		
Hot water System	Electric Heat Pump - 5.2 c.o.p. rating	
Heating system	1 phase air conditioning to living areas and bedrooms: EER 3.5-4.0	
Cooling system	1 phase air conditioning to living areas and bedrooms: EER 3.0-3.5	
Ventilation	Kitchen – Individual fan, externally ducted, manual on/off switch Bathrooms - with window = Naturally vented, - without window = Fan externally ducted with switch interlocked with light & run-on timer. Laundry - With wind or door = Naturally Ventilated, otherwise ext ducted ex/fan	
Other	Induction cooktop & electric oven Outdoor clothes drying line	
Alternative Energ	PV system size as per BASIX certificate PV connected to the developments electrical system	

**LEGEND**

Existing Trees 	New Trees 	Trees to be removed prior to commencement of building operations. 
Stormwater Main 	A.G. Drain 	
Stormwater Disposal 	Sewer Pipe 	
Existing Fencing 	Fencing by Contractor 	
Underground Power 	Grated Drain 	
Overhead Power 		
Stormwater to tank 		
Stormwater disposal 		

NOTE: MIN 200mm FREEBOARD  
SITE CUT & FILL LEVELS MAY VARY DUE TO SITE CONDITIONS.

**DETAILS**

**DATUM:** RL Levels to AHD

**CONTOUR INTERVALS:** 0.20 Metres

**WATER CONNECTION:** *(BY THE BUILDER)*  
20mm line from water meter to entry point.

**WASTE DISPOSAL:** *(BY THE BUILDER)*  
Connection to mains sewer in accordance with local authority requirements.

**ROOFWATER DISPOSAL:** *(BY THE BUILDER)*  
Connection of downpipes to water tank and underground drain.  
Position of roofwater lines are indicative only and may vary depending on site.

**POWER CONNECTION:**  
Installation to underground line by the builder.  
Connection of power to main line by Electricity Authority.

**EARTHWORKS:** *(BY THE BUILDER)* **AG Drains: 0 Metres**  
Site serene to remove vegetation / fill to

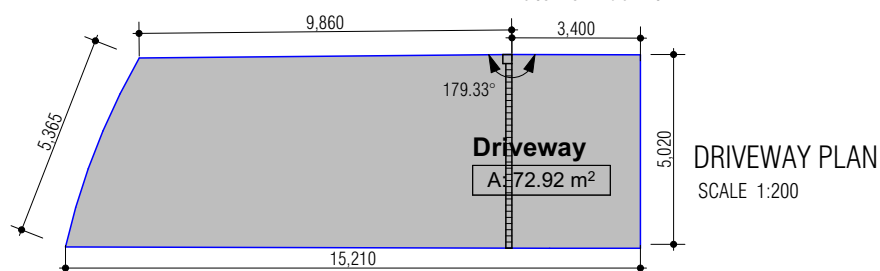
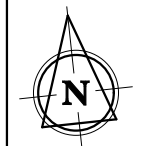
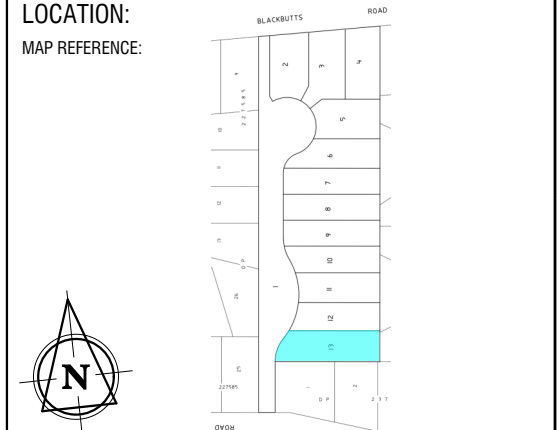
**LOCAL AUTHORITY:** Northern Beaches Council

TITLE PARTICULARS:
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LOT: 13 DIA/PLAN: -  
VOL: - PARISH: -  
FOL: - COUNTY: -

LOCATION:

MAP REFERENCE:



REV	AMENDMENT	BY	DATE
04	REAR DROPPED CEILING AND STACKER DOOR HEIGHT ADJUSTMENT	SA	28.10.2024
05	FRONT SETBACK INCREASED	SA	11.11.2024
06	WO PLANS	MSS	19.12.2024
07	BED 3 WINDOW AND PRINCIPAL SUITE AC DUCT ADJUSTMENTS	MSS	20.12.2024
08	AMENDED DA - NEW SITE APPLIED & LEVELS ADJUSTED AS PER SWC	MSS	11.02.2025
09	DRAW SEWER LINE INFORMATION ADDED TO PLANS	MSS	12.02.2025
10	OSD PITT LID RL INFO. ADDED TO PLANS	MSS	05.03.2025
11	DA RFLs + PCV#3: COUNCIL REQUIREMENTS	SA	28.04.2025
12	SITE PLAN HAS DA APPROVED CIVILS APPLIED + FLOOR WASTES REMOVED FROM ALL WET AREAS EXL. SHOWERS	SA	09.05.2025
13	DA PLANS AMENDED AS PER SWC CIVILS DATED 6.05.25	SA	15.05.2025

ADDRESS: \_\_\_\_\_

LOT 13 ROAD NO. 1  
FRENCHS FOREST NSW

SHAWWOOD

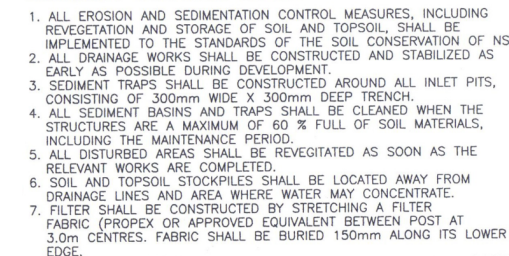
68 Waterloo Rd Macquarie Park, NSW 2113 Tel: 02 8817 1400

Sekisui House Services (NSW) Pty Limited  
ABN: 42119550220. BL: 226045C.

## SITE PLAN

FR01.1		F01	ALTERATION ISSUE			
TYPE	ACCOM	FACADE	GENERAL ISSUE	23	DESIGN ISSUE	NA
CONTRACT No: NM105572			SHEET <b>DA-1</b>			
MASTER DESIGN		MASTER CHECKED		PAGE:		
MSS		-		SCALE: 1:200, 1:1		





- NOTE: MIN 200mm FREEBOARD  
SITE CUT & FILL LEVELS MAY VARY DUE TO SITE CONDITIONS.

**POWER CONNECTION:**  
Installation to underground line by the builder.  
Connection of power to main line by Electricity Authority.

**EARTHWORKS:** *(BY THE BUILDER)* **AG Drains: 0 Metres**  
Site scrape to remove vegetation / fill to create level building platform.  
Remove spoil from site  
Earthworks indicated on the plan are for construction purposes only.

**GAS CONNECTION:**  
Installation of underground line to mains by the builder. connection to mains by gas authority upon application by the owner.

TITLE PARTICULARS:

LOT: 13	DIA/PLAN: -
VOL: -	PARISH: -
FOL: -	COUNTY: -

ADDRESS: LOT 13 ROAD NO. 1  
FRENCHS FOREST NSW

---

**SHAWOOD**

68 Waterloo Rd Macquarie Park, NSW 2113 Tel: 02 8817 1400

Sekisui House Services (NSW) Pty Limited  
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FR01.1		F01		ALTERATION ISSUE	
TYPE		ACCOM		GENERAL ISSUE 23 DESIGN ISSUE NA	
CONTRACT No: NM105572				SHEET: <b>DA-2</b>	
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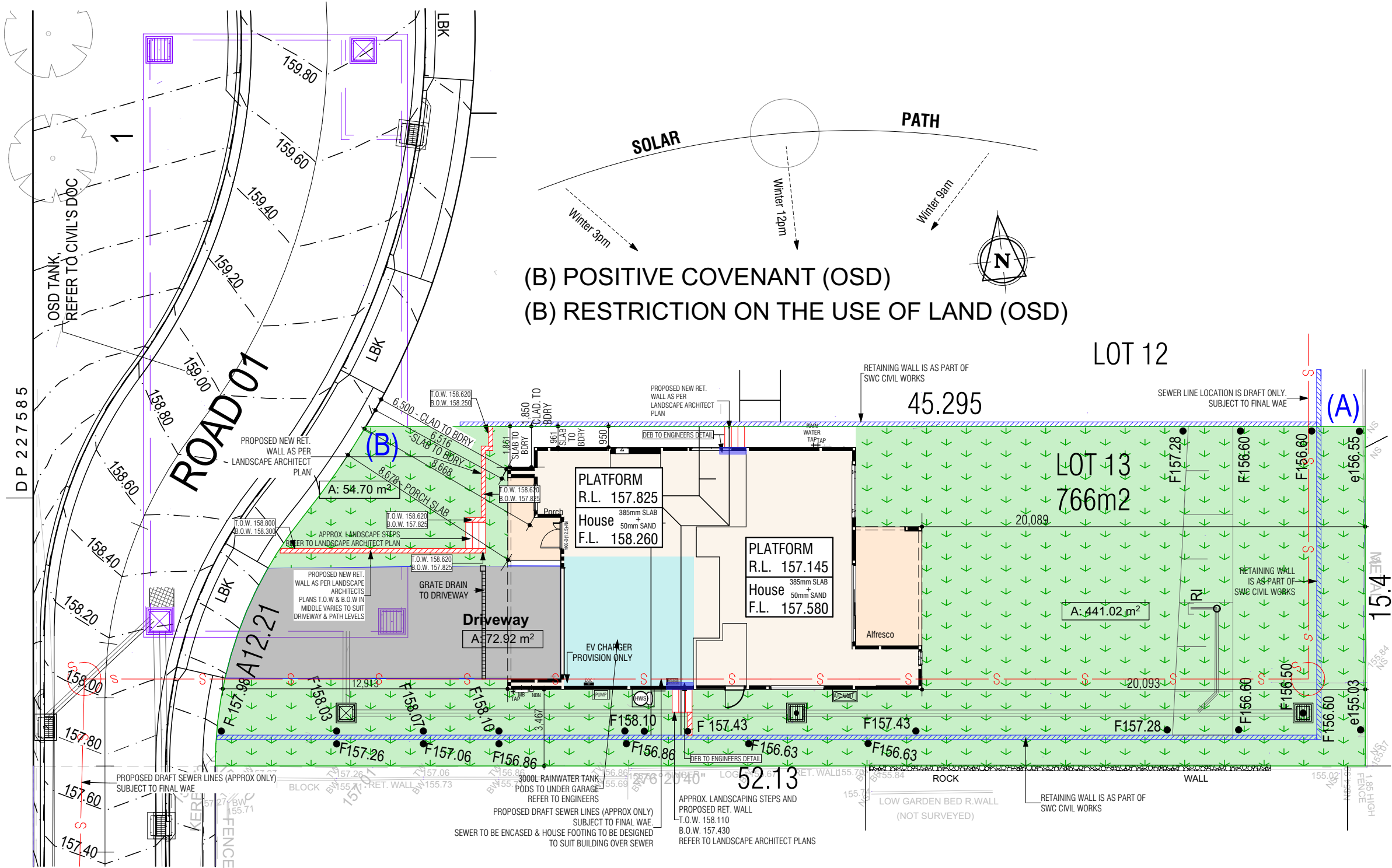


LEGEND

LANDSCAPE OPEN SPACE AS PER WARRINGAH DCP -  
D1 LANDSCAPED OPEN SPACE & BUSHLAND SETTING.  
AREAS >2m WIDE

GARAGE

DRIVEWAY

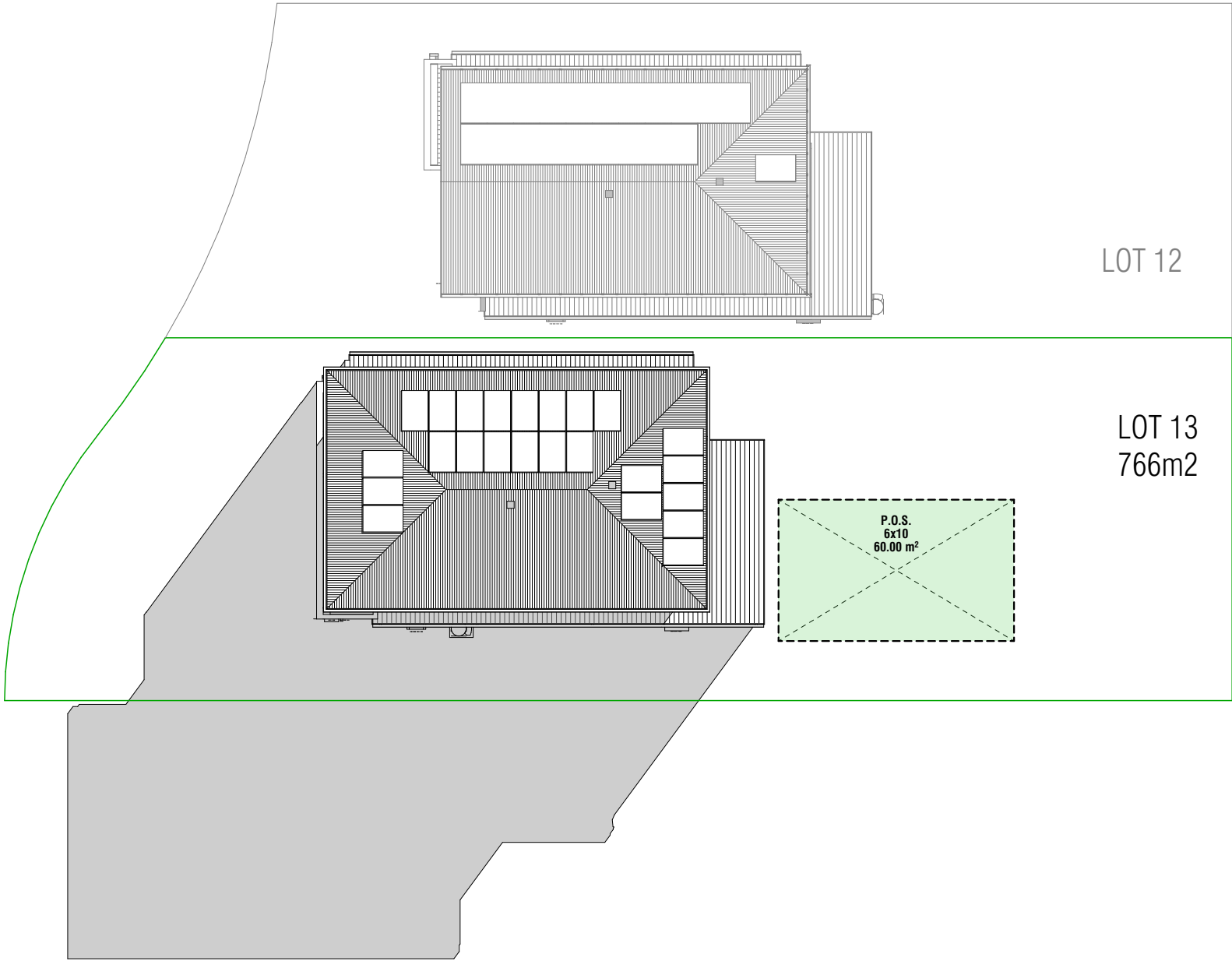


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	<b>SHAWOOD</b>
	68 Waterloo Rd Macquarie Park, NSW 2113 Tel: 02 8817 1400 Sekisui House Services (NSW) Pty Limited ABN: 42119550220. BL: 226045C.




SITE ANALYSIS PLAN				
FR01.1		F01	ALTERATION ISSUE	
TYPE	ACCOM	FACADE	GENERAL ISSUE	23 DESIGN ISSUE NA
CONTRACT No: NM105572			SHEET DA-3	
MASTER DESIGN		MASTER CHECKED		PAGE:
MSS		-		SCALE:



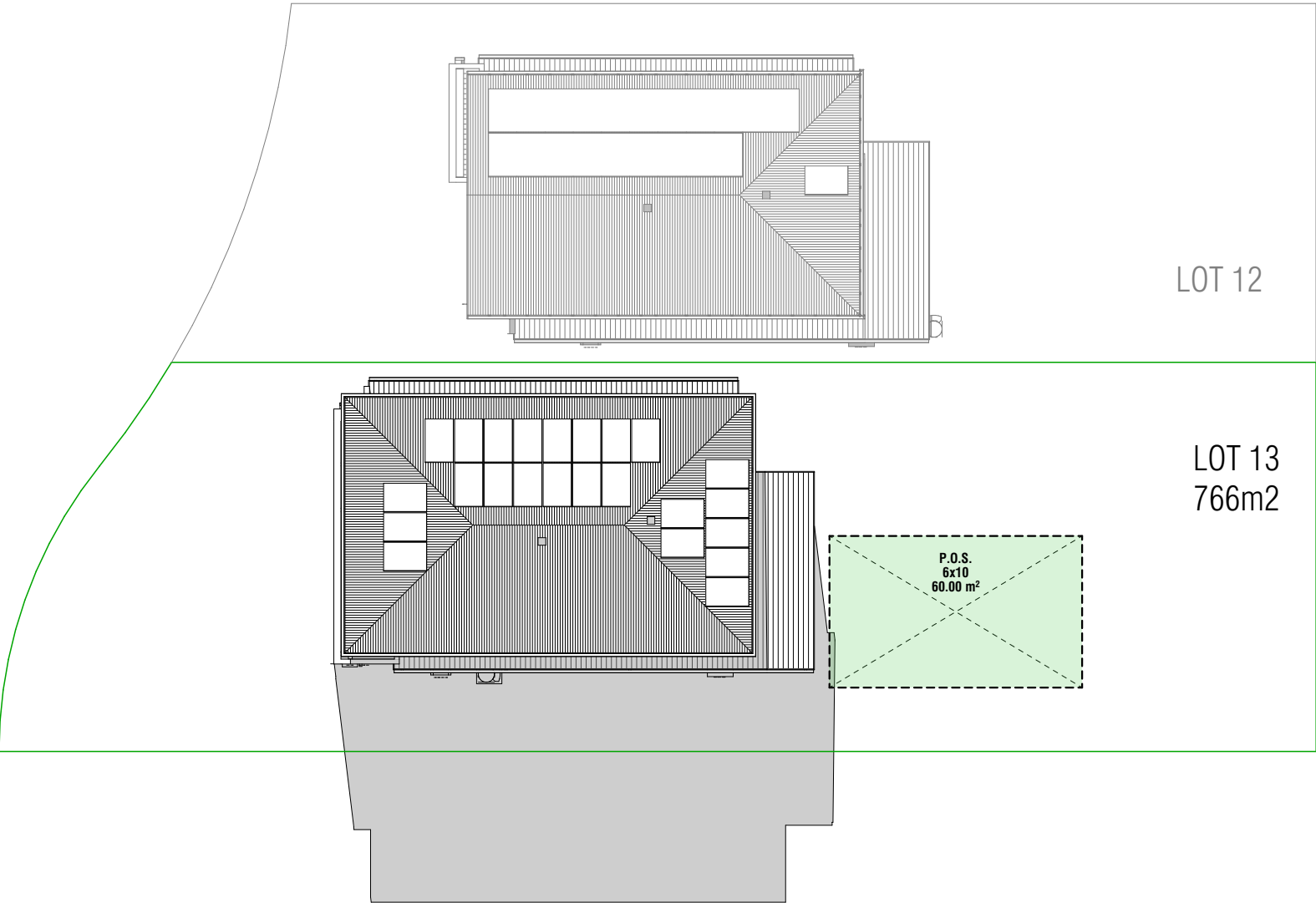


June 21st 9am



REV			AMENDMENT		BY	DATE	ADDRESS:		SHADOWS DIAGRAMS									
04	REAR DROPPED CEILING AND STACKER DOOR HEIGHT ADJUSTMENT				SA	28.10.2024	LOT 13 ROAD NO. 1 FRENCHS FOREST NSW   68 Waterloo Rd Macquarie Park, NSW 2113 Tel: 02 8817 1400 Sekisui House Services (NSW) Pty Limited ABN: 42119550220. BL: 226045C. 		FR01.1			F01		ALTERATION ISSUE				
05	FRONT SETBACK INCREASED				SA	11.11.2024			TYPE		ACCOM	FACADE	GENERAL ISSUE		23	DESIGN ISSUE	NA	
06	WO PLANS				MSS	19.12.2024			CONTRACT No: NM105572						SHEET DA-4			
07	BED 3 WINDOW AND PRINCIPAL SUITE AC DUCT ADJUSTMENTS				MSS	20.12.2024	68 Waterloo Rd Macquarie Park, NSW 2113 Tel: 02 8817 1400 Sekisui House Services (NSW) Pty Limited ABN: 42119550220. BL: 226045C. 		MASTER DESIGN		MASTER CHECKED		PAGE:					
08	AMENDED DA - NEW SITE APPLIED & LEVELS ADJUSTED AS PER SWC				MSS	11.02.2025			MSS						SCALE: 1:250			
09	DRAFT SEWER LINE INFORMATION ADDED TO PLANS				MSS	12.02.2025												
10	OSD PITT LID RL INFO. ADDED TO PLANS				MSS	05.03.2025	68 Waterloo Rd Macquarie Park, NSW 2113 Tel: 02 8817 1400 Sekisui House Services (NSW) Pty Limited ABN: 42119550220. BL: 226045C. 											
11	DA RFIs + PCV#3: COUNCIL REQUIREMENTS				SA	28.04.2025												
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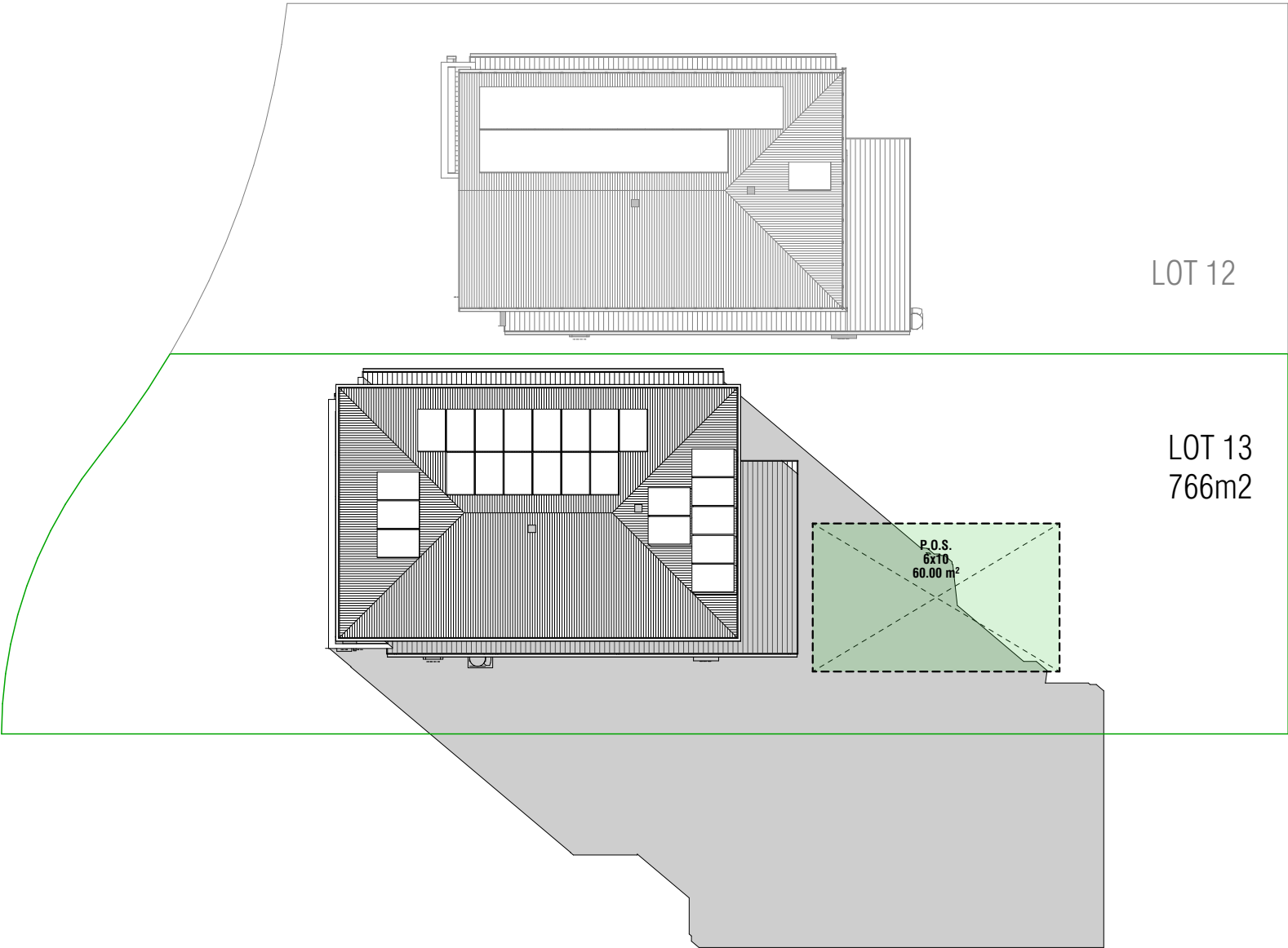


June 21st 12pm



REV		AMENDMENT		BY	DATE	ADDRESS: <div>LOT 13 ROAD NO. 1 FRENCHS FOREST NSW</div> <div>SHAWOOD</div> <div>68 Waterloo Rd Macquarie Park, NSW 2113 Tel: 02 8817 1400</div> <div>Sekisui House Services (NSW) Pty Limited</div> <div>ABN: 42119550220. BL: 226045C.</div> <div><div>©</div><div>REPRODUCTION IN PART OR WHOLE FORBIDDEN</div></div>		SHADOWS DIAGRAMS								
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06	WO PLANS				MSS	19.12.2024										
07	BED 3 WINDOW AND PRINCIPAL SUITE AC DUCT ADJUSTMENTS				MSS	20.12.2024	CONTRACT No: NM105572							SHEET	DA-5	
08	AMENDED DA - NEW SITE APPLIED & LEVELS ADJUSTED AS PER SWC				MSS	11.02.2025	MASTER DESIGN			MASTER CHECKED			PAGE:			
09	DRAFT SEWER LINE INFORMATION ADDED TO PLANS				MSS	12.02.2025	MSS			-			SCALE: 1:250			
10	OSD PITT LID RL INFO. ADDED TO PLANS				MSS	05.03.2025										
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June 21st 3pm



REV	AMENDMENT	BY	DATE	ADDRESS: LOT 13 ROAD NO. 1 FRENCHS FOREST NSW		SHADOWS DIAGRAMS				
04	REAR DROPPED CEILING AND STACKER DOOR HEIGHT ADJUSTMENT	SA	28.10.2024			FR01.1		F01	ALTERATION ISSUE	
05	FRONT SETBACK INCREASED	SA	11.11.2024	68 Waterloo Rd Macquarie Park, NSW 2113 Tel: 02 8817 1400		TYPE	ACCOM	FACADE	GENERAL ISSUE	23
06	WO PLANS	MSS	19.12.2024			CONTRACT No: NM105572			SHEET	
07	BED 3 WINDOW AND PRINCIPAL SUITE AC DUCT ADJUSTMENTS	MSS	20.12.2024	Sekisui House Services (NSW) Pty Limited		MASTER DESIGN			MASTER CHECKED	
08	AMENDED DA - NEW SITE APPLIED & LEVELS ADJUSTED AS PER SWC	MSS	11.02.2025			MSS			PAGE:	
09	DRAFT SEWER LINE INFORMATION ADDED TO PLANS	MSS	12.02.2025	ABN: 42119550220. BL: 226045C.					SCALE: 1:250	
10	OSD PITT LID RL INFO. ADDED TO PLANS	MSS	05.03.2025							
11	DA RFIs + PCV #3: COUNCIL REQUIREMENTS	SA	28.04.2025	please consider the environment before printing this sheet						
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GENERAL NOTES

- DROP SLAB 60MM TO WET AREAS.
- DROP SLAB 70mm TO PORCH AND OUTDOOR LIVING U.N.O.
- WET AREAS IN ACCORDANCE WITH NCC REQUIREMENTS
- WC DOOR REMOVABLE WHERE REQUIRED AND FITTED WITH LIFT OFF HINGES IN ACCORDANCE WITH NCC VOL2 PART H4
- MECHANICAL VENTILATION TO OUTSIDE AIR PROVIDED WHERE REQUIRED AND IN ACCORDANCE WITH NCC VOL2 PART H4
- WRITTEN DIMENSIONS WILL TAKE PRECEDENCE OVER SCALE.
- REFER ENGINEER'S DRAWING FOR BRACING WALLS INFORMATION.
- REF, FRE, W.M AND C.D SYMBOLS INDICATE POSITION ONLY
- SQUARE SET CORNICE TO CEILING THROUGHOUT.
- "GRID" = CENTER OF SHAWWOOD FRAME
- GF CEILING HEIGHT = 2510 UNLESS NOTED OTHERWISE
- FF CEILING HEIGHT = 2510 UNLESS NOTED OTHERWISE
- EXTERNAL WINDOW HEAD HEIGHT UNLESS NOTED OTHERWISE
  - GROUND FLOOR (MEASURE FROM TOP OF SLAB) = 2375mm
  - FIRST FLOOR (MEASURE FROM TOP OF PARTICLE BOARD) = 2296mm
- EXTERNAL DOOR HEAD HEIGHT UNLESS OTHERWISE NOTED = 2375mm (MEASURE FROM TOP OF SLAB)
- ALL HEIGHTS NOMINATED ARE FROM THE STRUCTURAL SLAB BELOW EXCEPT PORCH AND ALFRESCO
- UNLESS OTHERWISE INDICATED ALL WALL DIMENSIONS ARE:
  - EXT 151mm = 16 CLADDING + 15 CAVITY + 120 STUD
  - INTERNAL = 90mm STUD AND 120mm STUD
  - WALL CLADDING OVERHANGS THE SLAB EDGE BY 11mm
- PROVIDE WEATHERTIGHT WINDOW FLASHING TO THE SILL OF ALL WINDOWS AS PER STANDARD DETAIL 4.20-4.22
- STANDARD DETAIL VERSION: 2025-05

PROVIDE PLYWOOD LINING TO THE ROOF STRUCTURE AS PER STANDARD DETAILS 5.3-2 to 5.3-5

CONDENSATION MANAGEMENT WILL BE PROVIDED IN ACCORDANCE WITH PART 10.8 OF THE HOUSING PROVISIONS.

LEGEND

- N1 - STANDARD FUGE
- R1 - RENDER
- R2 - RENDER 2

LEGEND

- DP - DOWNPIPE. REFER TO STORMWATER MANAGEMENT PLAN FOR CONNECTION TO TANK
- RA - ROOF ACCESS
- RA - RETURN AIR CEILING GRILL
- CEILING VENTS
- MB - DENOTES SHAWWOOD POST
- SMOKE ALARM (DIRECT WIRED)
- 120mm WALL
- 90mm WALL

- WINDOW GLAZING CODES (OBS) : OBSCURED, (SP10) : SMART GLASS SP10 CLEAR (DG) : DOUBLE GLAZED (DG-OBS) : DOUBLE GLAZED OBSCURE (DG-LowE) : DOUBLE GLAZED WITH LowE (DG-LowE+) : DOUBLE GLAZED WITH LowE PLUS
- WINDOW AND DOOR CODES ASW : ALUM SLIDING WINDOW, ABW : ALUM BI-FOLD WINDOW AAW : ALUM AWNING WINDOW, AFW : ALUM FIXED WINDOW ASD : ALUM SLIDING DOOR, AST : ALUM STACKER DOOR AFD : ALUM FRENCH DOOR, ABD : ALUM BIFOLD DOOR

DIMENSIONS SHOWN ON PLAN ARE TAKEN FROM WALL FRAME, NOT FINISHED PLASTER  
REFER TO ENGINEER'S DRAWING FOR BRACING DETAILS

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Floor Areas	
First flr.	114.03
Garage	36.35
Ground flr.	120.35
Total	270.73 m <sup>2</sup>
Alfresco	16.11
Pier	2.03
Porch	6.77
S. Void	6.54
Total	302.18 m <sup>2</sup>

ADDRESS: LOT 13 ROAD NO. 1  
FRENCHS FOREST NSW

**SHAWWOOD**

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GROUND FLOOR PLAN

FR01.1		F01	ALTERATION ISSUE
TYPE	ACCOM	FACADE	GENERAL ISSUE
CONTRACT No:	NM105572		DESIGN ISSUE
MASTER DESIGN	MASTER CHECKED		PAGE:
MSS	-		SCALE: 1:100, 1:2



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- R1 - RENDER
- R2 - RENDER 2

LEGEND

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08	AMENDED DA - NEW SITE APPLIED & LEVELS ADJUSTED AS PER SWC	MSS	11.02.2025
09	DRAFT SEWER LINE INFORMATION ADDED TO PLANS	MSS	12.02.2025
10	OSD PITT LID RL INFO. ADDED TO PLANS	MSS	05.03.2025
11	DA RfIs + PCV#3: COUNCIL REQUIREMENTS	SA	28.04.2025
12	SITE PLAN HAS DA APPROVED CIVILS APPLIED + FLOOR WASTES REMOVED FROM ALL WET AREAS EXCL. SHOWERS	SA	09.05.2025
13	DA PLANS AMENDED AS PER SWC CIVILS DATED 6.05.25	SA	15.05.2025

Floor Areas	
First flr.	114.03
Garage	36.35
Ground flr.	120.35
Total	270.73 m²
Alfresco	16.11
Pier	2.03
Porch	6.77
S. Void	6.54
Total	302.18 m²

ADDRESS:		LOT 13 ROAD NO. 1 FRENCHS FOREST NSW		FIRST FLOOR PLAN	
SHAWOOD		68 Waterloo Rd Macquarie Park, NSW 2113 Tel: 02 8817 1400		FR01.1	
Sekisui House Services (NSW) Pty Limited		ABN: 42119550220. BL: 226045C.		F01	
COPYRIGHT 2024 REPRODUCTION IN PART OR WHOLE FORBIDDEN		CONTRACT No: NM105572		ALTERATION ISSUE	
MSS		MASTER DESIGN		GENERAL ISSUE	
-		MASTER CHECKED		DESIGN ISSUE	
SCALE: 1:100, 1:2		SHEET DA-8		PAGE:	



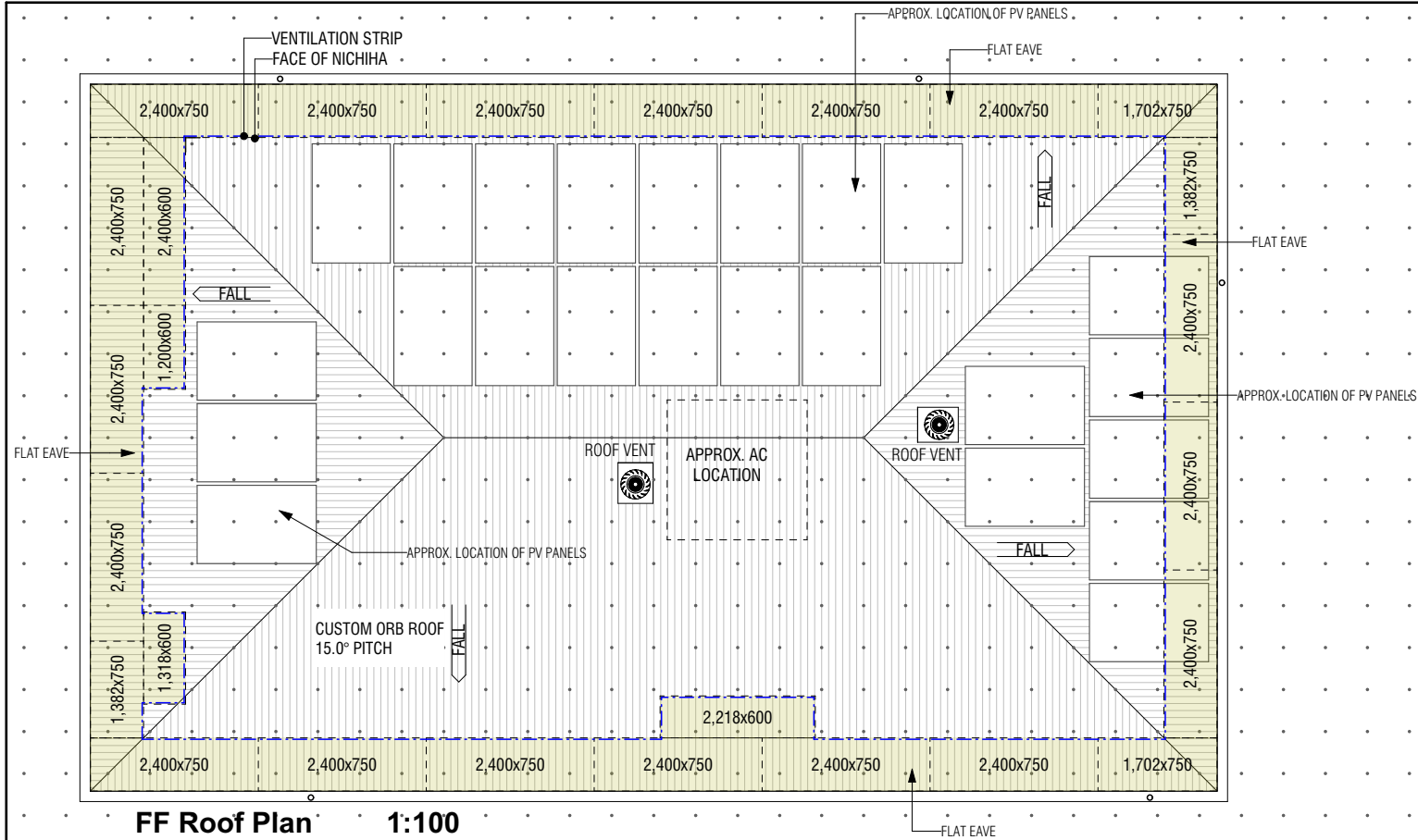
Window Schedule														
Element ID	Window Code Parameter	Paragon	Height	Width	Reveal Thickness	Square Set 2mm gap	Tiled Reveal 6mm gap	View from Opening Side	Special Note for Schedule	Glazing	BOTTOM Sash	werslink	Uvalue	SHGC
W101	AAW2050-1210	<input type="checkbox"/>	2,050	1,210	117	<input checked="" type="checkbox"/>	<input type="checkbox"/>			DG:- Double Glass	--	WID-101-032	4.00	0.58
W102	AFW600-2410	<input type="checkbox"/>	600	2,410	117	<input checked="" type="checkbox"/>	<input type="checkbox"/>			DG:- Double Glass	--	WID-106-017	3.10	0.71
W103	AAW2400-610	<input type="checkbox"/>	2,400	610	117	<input checked="" type="checkbox"/>	<input type="checkbox"/>			DG:- Double Glass	--	WID-101-032	4.00	0.58
W105	AAW2400-2400	<input type="checkbox"/>	2,400	2,400	139	<input checked="" type="checkbox"/>	<input type="checkbox"/>			DG:- Double Glass	--	WID-101-032	4.00	0.58
W106	ASW1030-1810	<input type="checkbox"/>	1,030	1,810	117	<input checked="" type="checkbox"/>	<input type="checkbox"/>			DG:- Double Glass	--	WID-102-018	4.00	0.61
W107	AAW1030-610	<input type="checkbox"/>	1,030	610	240	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>			DG-OBS:- Double Glass Obscure	--	WID-101-032	4.00	0.58
W201	AAW1460-1274	<input type="checkbox"/>	1,460	1,274	117	<input checked="" type="checkbox"/>	<input type="checkbox"/>			DG:- Double Glass	--	WID-101-032	4.00	0.58
W202	ASW600-2650	<input type="checkbox"/>	600	2,650	117	<input checked="" type="checkbox"/>	<input type="checkbox"/>			DG:- Double Glass	--	WID-102-018	4.00	0.61
W203	AFW1030-1810	<input type="checkbox"/>	1,030	1,810	117	<input checked="" type="checkbox"/>	<input type="checkbox"/>			DG:- Double Glass	--	WID-106-017	3.10	0.71
W204	ASW1030-2650	<input type="checkbox"/>	1,030	2,650	117	<input checked="" type="checkbox"/>	<input type="checkbox"/>			DG:- Double Glass	--	WID-102-018	4.00	0.61
W205	AAW1030-1570	<input type="checkbox"/>	1,030	1,570	240	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>			DG-OBS:- Double Glass Obscure	--	WID-101-032	4.00	0.58
W206	AAW600-2410	<input type="checkbox"/>	600	2,410	117	<input checked="" type="checkbox"/>	<input type="checkbox"/>			DG:- Double Glass	--	WID-101-032	4.00	0.58
W207	AAW395-1570	<input type="checkbox"/>	395	1,570	117	<input checked="" type="checkbox"/>	<input type="checkbox"/>			DG-OBS:- Double Glass Obscure	--	WID-101-032	4.00	0.58
W208	AFW860-850	<input type="checkbox"/>	860	850	117	<input checked="" type="checkbox"/>	<input type="checkbox"/>			DG:- Double Glass	--	WID-106-017	3.10	0.71
W209	AAW860-2350	<input type="checkbox"/>	860	2,350	117	<input checked="" type="checkbox"/>	<input type="checkbox"/>			DG:- Double Glass	---	WID-101-032	4.00	0.58
15														

Door Schedule												
Element ID	DoorCodeParam	Paragon	Height	Width	Reveal Thickness	Square Set 2mm gap	View from Opening Side	Special Note	Glazing	werslink	Uvalue	SHGC
D102	AFD2120-900	<input checked="" type="checkbox"/>	2,120	900	117	<input checked="" type="checkbox"/>			DG:- Double Glass	WID-122-017	3.90	0.51
D103	AST2920-3500	<input checked="" type="checkbox"/>	2,920	3,500	139	<input checked="" type="checkbox"/>			DG:- Double Glass	WID-124-018	4.10	0.58
2												

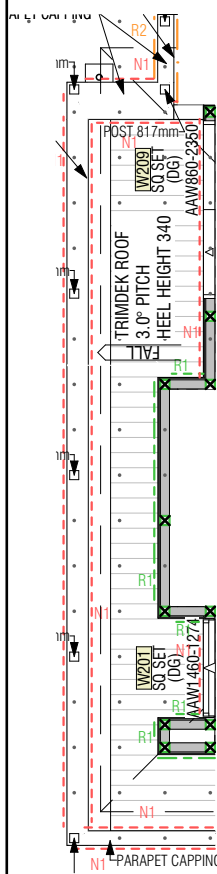
REV		AMENDMENT		BY	DATE	ADDRESS:		WINDOW & DOOR SCHEDULE												
04	REAR DROPPED CEILING AND STACKER DOOR HEIGHT ADJUSTMENT				SA	28.10.2024	LOT 13 ROAD NO. 1 FRENCHS FOREST NSW   68 Waterloo Rd Macquarie Park, NSW 2113 Tel: 02 8817 1400 Sekisui House Services (NSW) Pty Limited ABN: 42119550220. BL: 226045C.  COPYRIGHT 2024 REPRODUCTION IN PART OR WHOLE FORBIDDEN		FR01.1			F01		ALTERATION ISSUE						
05	FRONT SETBACK INCREASED				SA	11.11.2024			TYPE		ACCOM		FACADE		GENERAL ISSUE		23	DESIGN ISSUE	NA	
06	WO PLANS				MSS	19.12.2024			CONTRACT No: NM105572						SHEET DA-9					
07	BED 3 WINDOW AND PRINCIPAL SUITE AC DUCT ADJUSTMENTS				MSS	20.12.2024			MASTER DESIGN				MASTER CHECKED				PAGE:			
08	AMENDED DA - NEW SITE APPLIED & LEVELS ADJUSTED AS PER SWC				MSS	11.02.2025			MSS				-				SCALE:			
09	DRAFT SEWER LINE INFORMATION ADDED TO PLANS				MSS	12.02.2025														
10	OSD PITT LID RL INFO. ADDED TO PLANS				MSS	05.03.2025														
11	DA RFIs + PCV#3: COUNCIL REQUIREMENTS				SA	28.04.2025														
12	SITE PLAN HAS DA APPROVED CIVILS APPLIED + FLOOR WASTES REMOVED FROM ALL WET AREAS EXCL. SHOWERS				SA	09.05.2025														
13	DA PLANS AMENDED AS PER SWC CIVILS DATED 6.05.25				SA	15.05.2025														



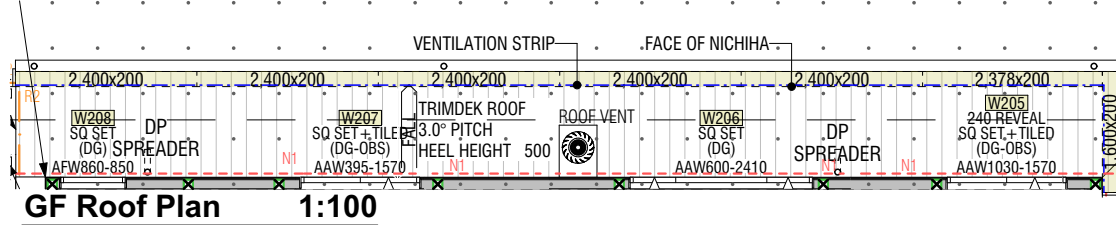
ALL EAVES RAKED UNLESS NOTED OTHERWISE



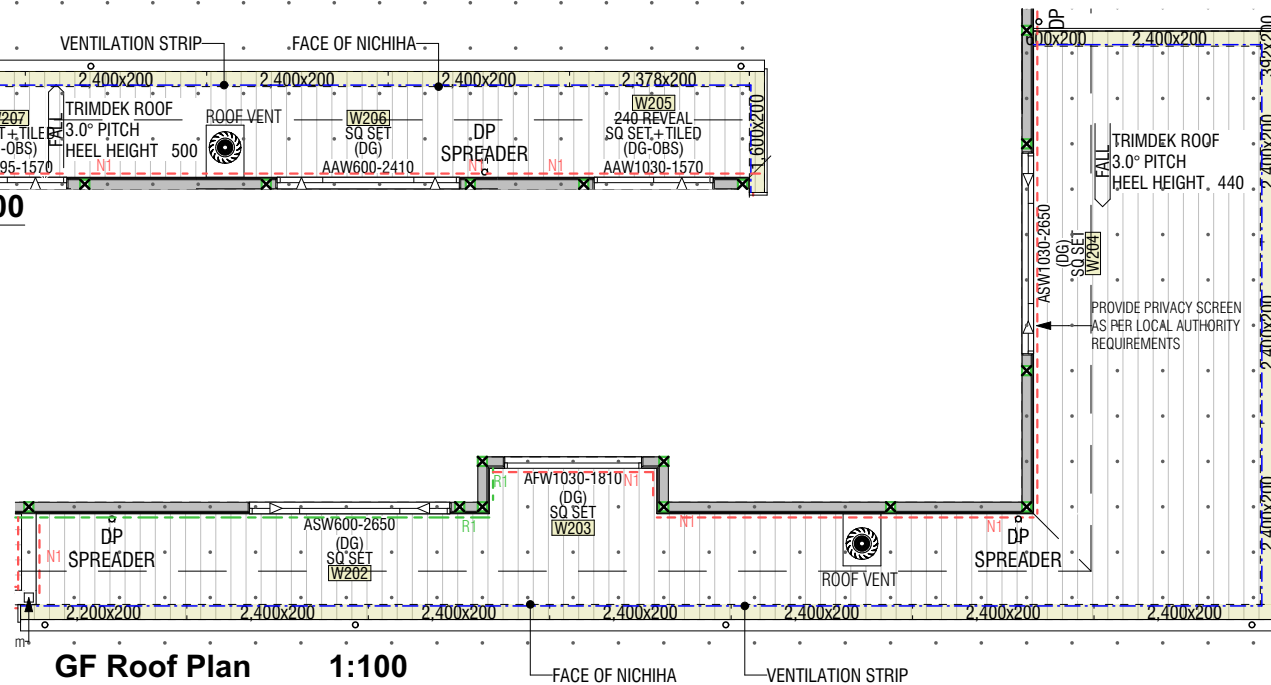
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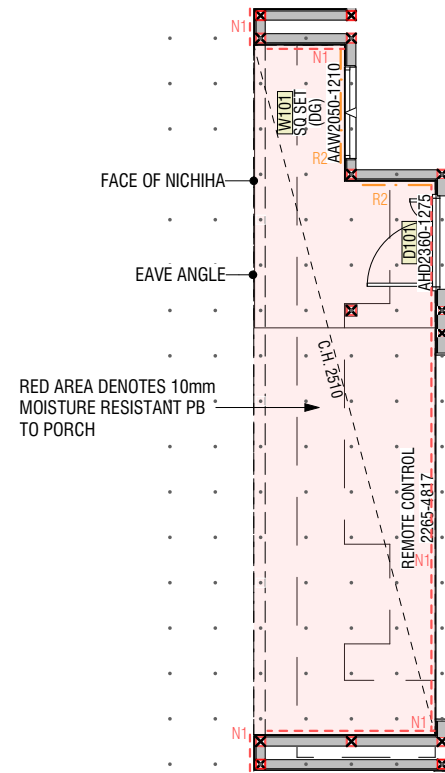
GF Roof Plan 1:100



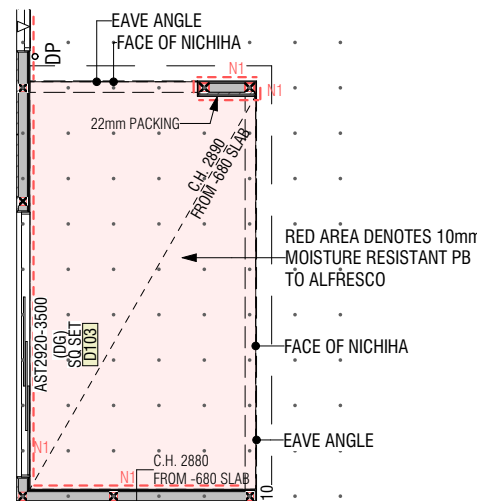
GF Roof Plan 1:100



GF Roof Plan 1:100



GF Roof Plan (Lower) 1:100



GF Roof Plan (Lower) 1:100

LEGEND

N1	- STANDARD FUGE
R1	- RENDER
B2	- RENDER 2

ROOF PLAN NOTES	
DP	- DOWNPIPE
EAVE VENT	- EAVE VENT
* PROVIDE PLYWOOD LINING TO THE ROOF STRUCTURE STANDARD DETAILS 5.3-2 to 5.3-5	
* THE NUMBER OF PHOTOVOLTAIC PANELS SHOWN HERE IS APPROX. THE QUANTITY AND LOCATION CAN VARY WHEN INSTALLED	

REV	AMENDMENT	BY	DATE
04	REAR DROPPED CEILING AND STACKER DOOR HEIGHT ADJUSTMENT	SA	28.10.2024
05	FRONT SETBACK INCREASED	SA	11.11.2024
06	WO PLANS	MSS	19.12.2024
07	BED 3 WINDOW AND PRINCIPAL SUITE AC DUCT ADJUSTMENTS	MSS	20.12.2024
08	AMENDED DA - NEW SITE APPLIED & LEVELS ADJUSTED AS PER SWC	MSS	11.02.2025
09	DRAFT SEWER LINE INFORMATION ADDED TO PLANS	MSS	12.02.2025
10	OSD PITT LID RL INFO. ADDED TO PLANS	MSS	05.03.2025
11	DA RfIs + PCV #3: COUNCIL REQUIREMENTS	SA	28.04.2025
12	SITE PLAN HAS DA APPROVED CIVILS APPLIED + FLOOR WASTES REMOVED FROM ALL WET AREAS EXCL. SHOWERS	SA	09.05.2025
13	DA PLANS AMENDED AS PER SWC CIVILS DATED 6.05.25	SA	15.05.2025

ADDRESS:	
LOT 13 ROAD NO. 1 FRENCHS FOREST NSW	
SHAWOOD	
68 Waterloo Rd Macquarie Park, NSW 2113 Tel: 02 8817 1400	
Sekisui House Services (NSW) Pty Limited	
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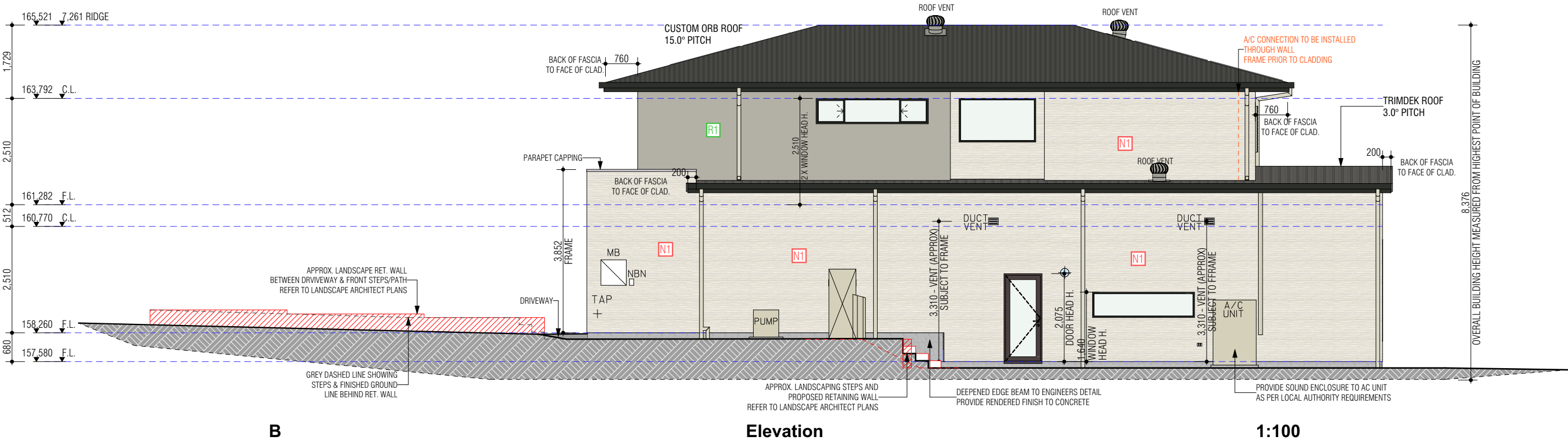
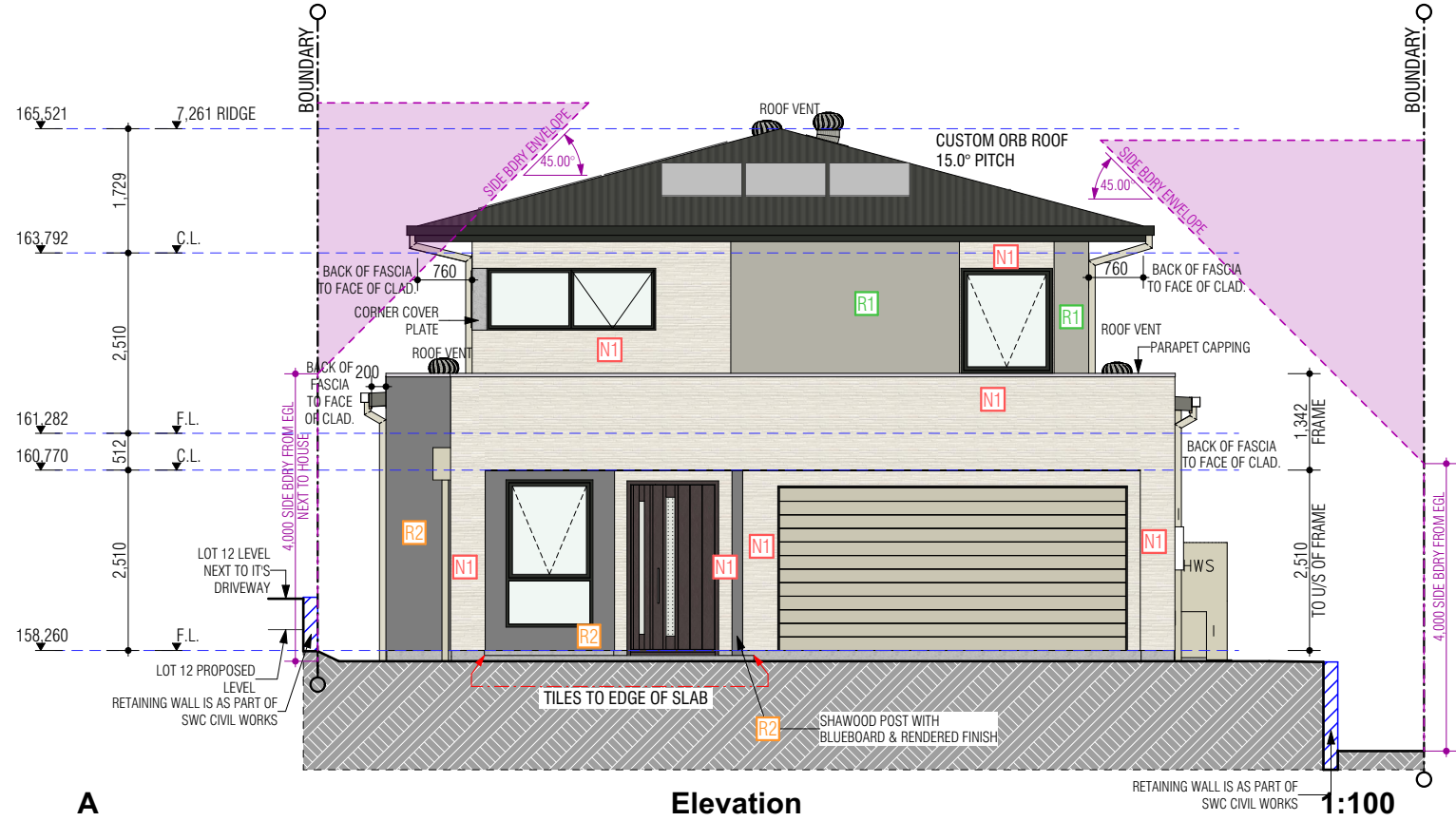
ROOF PLAN			
FR01.1		F01	ALTERATION ISSUE
TYPE	ACCOM	FACADE	GENERAL ISSUE
CONTRACT No: NM105572		SHEET 23	
MASTER DESIGN		MASTER CHECKED	
MSS		-	
DA-10		PAGE:	
SCALE:			



LEGEND

[Pattern]	- OBSCURE GLASS
[N1]	- STANDARD FUGE
[R1]	- RENDER
[R2]	- RENDER 2

ALL COLOURS SHOWN ARE FOR ILLUSTRATIVE PURPOSES ONLY. REFER TO THE EXTERIOR COLOUR SELECTION FOR CORRECT COLOURS



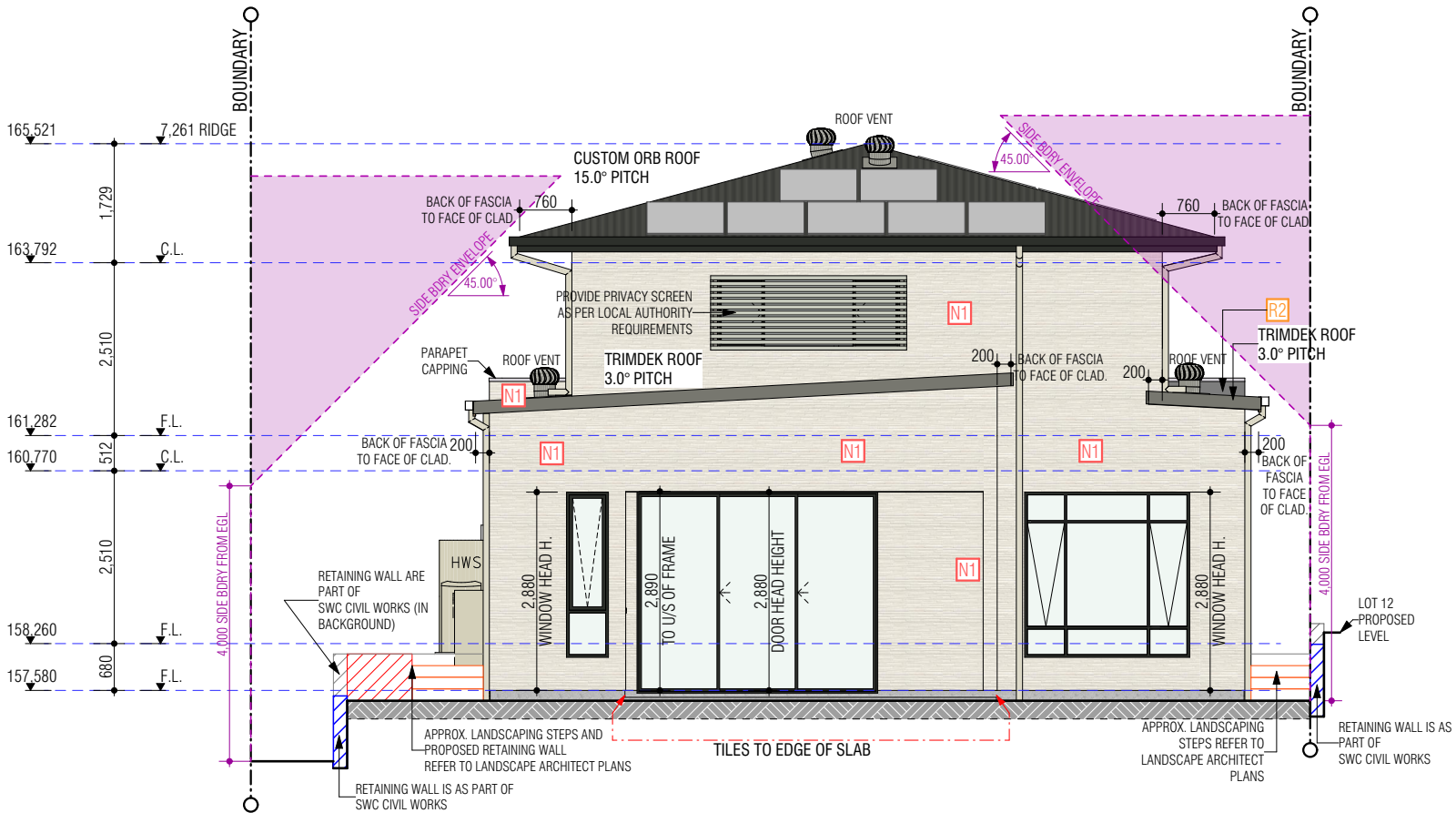
REV	AMENDMENT	BY	DATE	ADDRESS:	EXTERNAL ELEVATIONS			
04	REAR DROPPED CEILING AND STACKER DOOR HEIGHT ADJUSTMENT	SA	28.10.2024	LOT 13 ROAD NO. 1 FRENCHS FOREST NSW  <b>SHAWOOD</b> 68 Waterloo Rd Macquarie Park, NSW 2113 Tel: 02 8817 1400 Sekisui House Services (NSW) Pty Limited ABN: 42119550220. BL: 226045C. © COPYRIGHT 2024 REPRODUCTION IN PART OR WHOLE FORBIDDEN				
05	FRONT SETBACK INCREASED	SA	11.11.2024		FR01.1		F01	ALTERATION ISSUE
06	WO PLANS	MSS	19.12.2024		TYPE	ACCOM	FACADE	GENERAL ISSUE 23 DESIGN ISSUE NA
07	BED 3 WINDOW AND PRINCIPAL SUITE AC DUCT ADJUSTMENTS	MSS	20.12.2024		CONTRACT No: NM105572			SHEET DA-11
08	AMENDED DA - NEW SITE APPLIED & LEVELS ADJUSTED AS PER SWC	MSS	11.02.2025		MASTER DESIGN			PAGE:
09	DRAFT SEWER LINE INFORMATION ADDED TO PLANS	MSS	12.02.2025		MASTER CHECKED			SCALE: 1:100
10	OSD PITT LID RL INFO. ADDED TO PLANS	MSS	05.03.2025		MSS			
11	DA RFIs + PCV #3: COUNCIL REQUIREMENTS	SA	28.04.2025					
12	SITE PLAN HAS DA APPROVED CIVILS APPLIED + FLOOR WASTES REMOVED FROM ALL WET AREAS EXCL. SHOWERS	SA	09.05.2025					
13	DA PLANS AMENDED AS PER SWC CIVILS DATED 6.05.25	SA	15.05.2025					



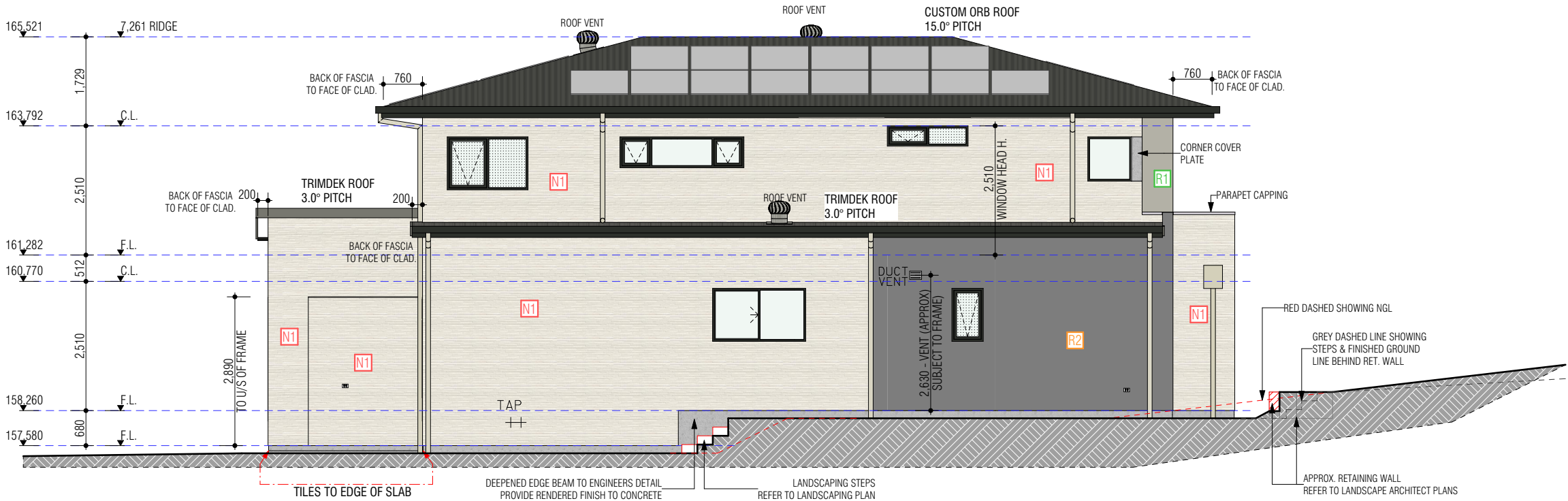
LEGEND

	- OBSCURE GLASS
	- STANDARD FUGE
	- RENDER
	- RENDER 2

ALL COLOURS SHOWN ARE FOR ILLUSTRATIVE PURPOSES ONLY. REFER TO THE EXTERIOR COLOUR SELECTION FOR CORRECT COLOURS



C Elevation 1:100



D Elevation 1:100

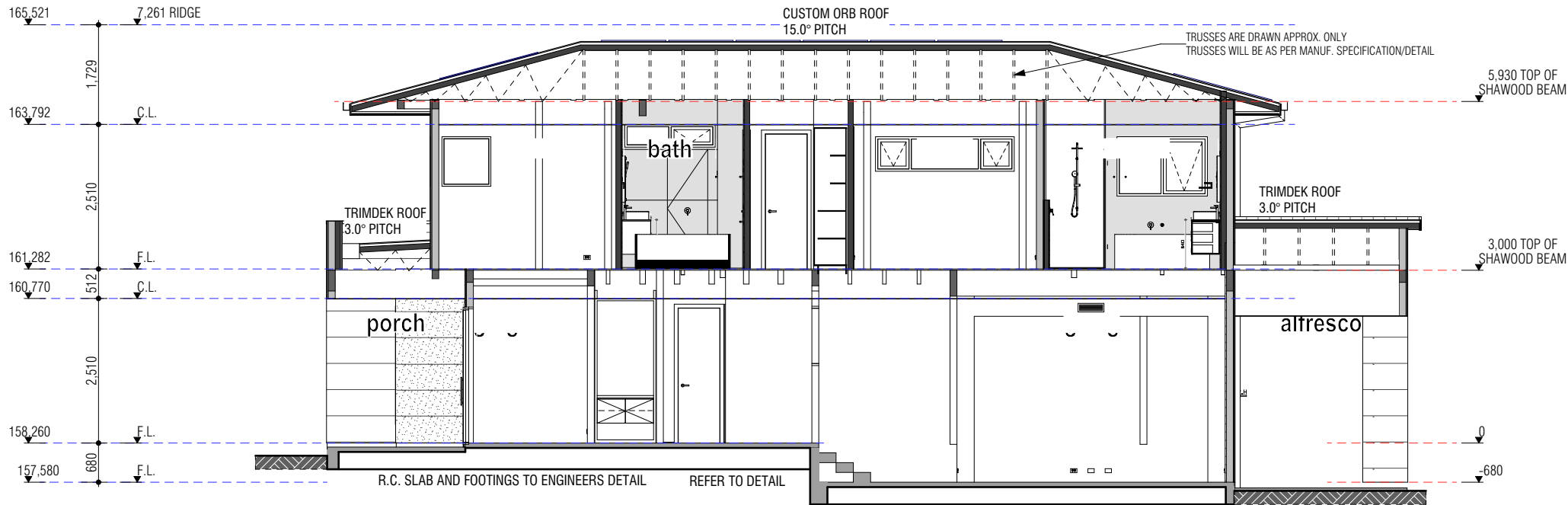
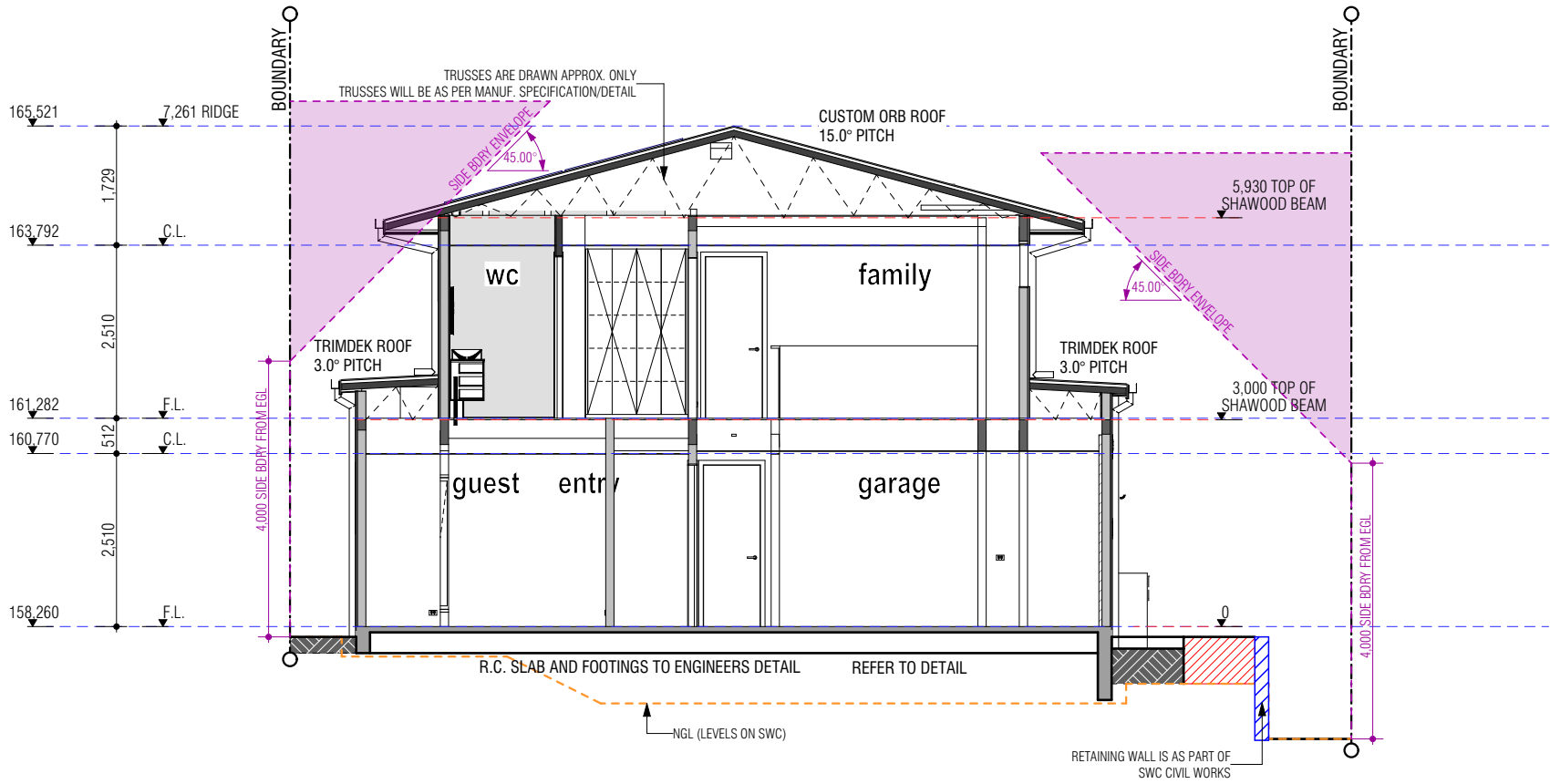
REV	AMENDMENT	BY	DATE	ADDRESS:  LOT 13 ROAD NO. 1 FRENCHS FOREST NSW    68 Waterloo Rd Macquarie Park, NSW 2113 Tel: 02 8817 1400 Sekisui House Services (NSW) Pty Limited ABN: 42119550220. BL: 226045C.  COPYRIGHT 2024 REPRODUCTION IN PART OR WHOLE FORBIDDEN	EXTERNAL ELEVATIONS								
04	REAR DROPPED CEILING AND STACKER DOOR HEIGHT ADJUSTMENT	SA	28.10.2024		FR01.1		F01	ALTERATION ISSUE					
05	FRONT SETBACK INCREASED	SA	11.11.2024		TYPE	ACCOM	FACADE	GENERAL ISSUE	23	DESIGN ISSUE	NA		
06	WO PLANS	MSS	19.12.2024										
07	BED 3 WINDOW AND PRINCIPAL SUITE AC DUCT ADJUSTMENTS	MSS	20.12.2024		CONTRACT No: NM105572							SHEET	DA-12
08	AMENDED DA - NEW SITE APPLIED & LEVELS ADJUSTED AS PER SWC	MSS	11.02.2025		MASTER DESIGN							PAGE:	
09	DRAFT SEWER LINE INFORMATION ADDED TO PLANS	MSS	12.02.2025		MASTER CHECKED							SCALE: 1:100	
10	OSD PITT LID RL INFO. ADDED TO PLANS	MSS	05.03.2025		MSS								
11	DA RFIs + PCV#3: COUNCIL REQUIREMENTS	SA	28.04.2025										
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13	DA PLANS AMENDED AS PER SWC CIVILS DATED 6.05.25	SA	15.05.2025										



LEGEND

	- OBSCURE GLASS
	- STANDARD FUGE
	- RENDER
	- RENDER 2

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REV	AMENDMENT	BY	DATE
04	REAR DROPPED CEILING AND STACKER DOOR HEIGHT ADJUSTMENT	SA	28.10.2024
05	FRONT SETBACK INCREASED	SA	11.11.2024
06	WO PLANS	MSS	19.12.2024
07	BED 3 WINDOW AND PRINCIPAL SUITE AC DUCT ADJUSTMENTS	MSS	20.12.2024
08	AMENDED DA - NEW SITE APPLIED & LEVELS ADJUSTED AS PER SWC	MSS	11.02.2025
09	DRAFT SEWER LINE INFORMATION ADDED TO PLANS	MSS	12.02.2025
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ADDRESS:	LOT 13 ROAD NO. 1 FRENCHS FOREST NSW
	<b>SHAWOOD</b>
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SECTIONS			
FR01.1		F01	ALTERATION ISSUE
TYPE	ACCOM	FACADE	GENERAL ISSUE 23 DESIGN ISSUE NA
CONTRACT No: NM105572			SHEET <b>DA-13</b>
MASTER DESIGN		MASTER CHECKED	
MSS		-	
			PAGE:
			SCALE: 1:100



