

LOT 8
D.P: 23583
L.G.A: NORTHERN BEACHES

SITING HAS BEEN COMPLETED
IN ACCORDANCE WITH
WARRINGAH DCP 2011

SITE AREA	653 m ²
ROOF AREA	288.97 m ²
LANDSCAPED AREA	
TOTAL LANDSCAPE AREA:	325.0 m ²
(MIN. DIMENSION OF 2.0m)	49.8 %
MIN. REQUIRED BY COUNCIL:	40 %
PRIVATE OPEN SPACE	
TOTAL OPEN SPACE AREA:	111.22 m ²
(MIN. DIMENSION OF 5.0m)	
MIN. REQUIRED BY COUNCIL:	60 m ²
HEIGHT RESTRICTION	
MAXIMUM RIDGE HEIGHT	8.5 m
MAXIMUM CEILING HEIGHT	7.2 m
(F.F.L. MUST BE ACCURATE. CHANGES IN LEVELS MAY NOT COMPLY WITH REQUIREMENTS)	
BUILDING ENVELOPE	
BUILDING ENVELOPE TO BE PROJECTED AT 45° FROM A HEIGHT OF 4.0m AT BOUNDARY	
SITE COVERAGE	
STORMWATER CALCULATION	
ROOF FOOTPRINT:	288.99m ²
DRIVEWAY/ PAVED AREAS:	42.64m ²
TOTAL:	331.63m ²
	50.8 %
MAX SITE COVERAGE FOR OSD:	40%

Maximum 1000mm CUT
DROP EDGE BEAM TO NATURAL GROUND
NO EXPOSED FILL PERMITTED OUTSIDE
BUILDING PERIMETER

 DENOTES TREES TO BE REMOVED BY OWNER PRIOR TO CONSTRUCTION

WIND CLASSIFICATION: " N2 "
PSLAB CLASSIFICATION: " P "

NOTE:
ALL GROUND LINES ARE APPROXIMATE.
EXTENT OF FILL & BATTER WILL BE
DETERMINED ON SITE. SEDIMENT BARRIERS
ARE TO BE CUSTOMISED SITE SPECIFIC

STORMWATER TO
EASEMENT VIA RAINWATER
TANK AND O.S.D
REFER TO HYDRAULIC DETAILS

LOCATION OF ABOVE
GROUND RAINWATER
2x7110L TANKS TO
SUIT O.S.D.
REQUIREMENTS _____

LOCATION OF AIR —
CONDITIONING UNITS\$LOCATION OF
METER BOX —

DROP EDGE BEAM
460H F.F.L TO N.G.L

PROPOSED DRIVEWAY BY
CLARENDON
REFER TO HYDRAULICS
DETAILS FOR GRATE TO
FRONT OF GARAGE



DIAL BEFORE
YOU DIG
www.1100.com.au

SCALE 1:200

GENERAL NOTES

A) THIS SURVEY IS SPECIFICALLY FOR CONTOUR PURPOSES ONLY. THE BOUNDARIES OF THE SUBJECT PROPERTY HAVE NOT BEEN INVESTIGATED

B) AREAS AND DIMENSIONS ARE SUBJECT TO SURVEY

C) SERVICES SHOWN HAVE BEEN DERIVED FROM VISUAL EVIDENCE APPARENT AT THE TIME OF SURVEY. THE RELEVANT SERVICE AUTHORITY SHALL BE CONTACTED TO VERIFY THE EXISTENCE AND POSITION OF ALL SERVICES PRIOR TO THE COMMENCEMENT OF ANY CONSTRUCTION OR EXCAVATION

D) CONTOURS ARE INDICATIVE OF SURFACE TOPOGRAPHY ONLY. SURVEYED SPOT LEVELS ARE THE ONLY VALUES TO BE RELIED ON FOR REDUCED LEVELS ON PARTICULAR FEATURES.

CLIENT'S SIGNATURE: _____ DATE: _____

ClarendonHomes

BL No. 2298C
ABN 18 003 892 706

Clarendon Homes (NSW) P/L
21 Solent Circuit, Baulkham Hills NSW 2153
T: (02) 8851 5300

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DIMENSIONS TO BE READ IN
PREFERENCE TO SCALING

PRODUCT:

FRESHWATER 52

Aurora (AS DISPLAYED)
L/H Garage 58 SQS)

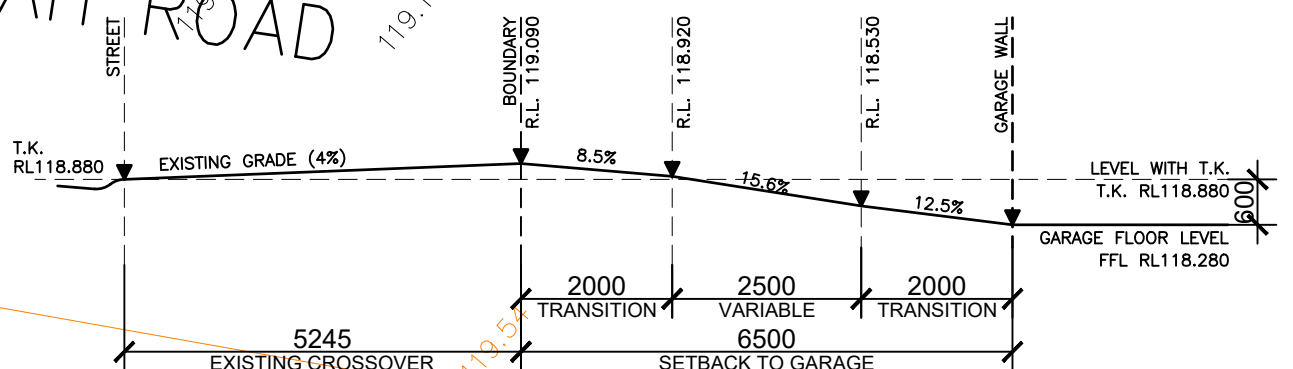
Argyle Specification

CLIENT:
Clarendon Homes

SITE ADDRESS:
Lot 8 No.600 (DP 23583)
Warringah Road
FORESTVILLE 2087

DA. Drawings

DRAWN: SMC	DATE: 09.05.19	Rev: F
RATIO @ A3: 1:200	CHECKED: Checked By	
SHEET: 2	JOB No: 29800313	NSW

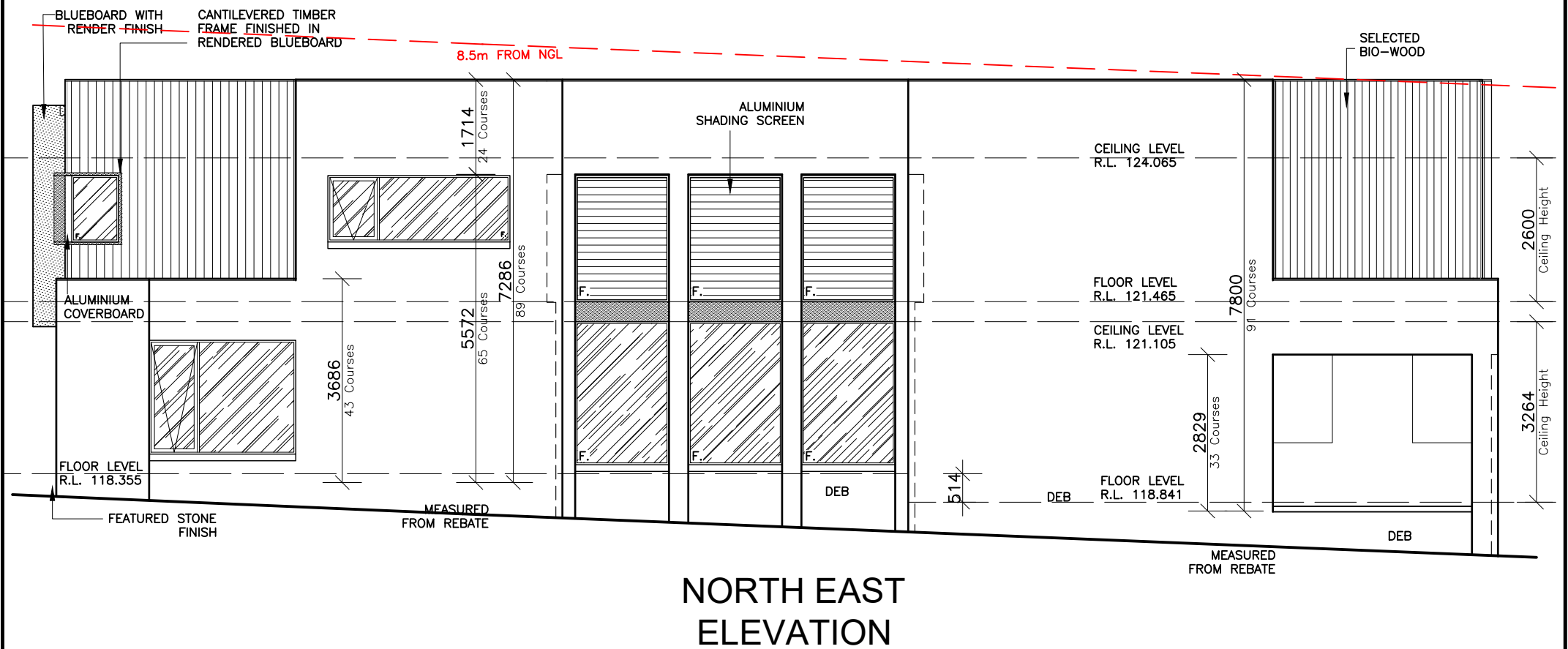
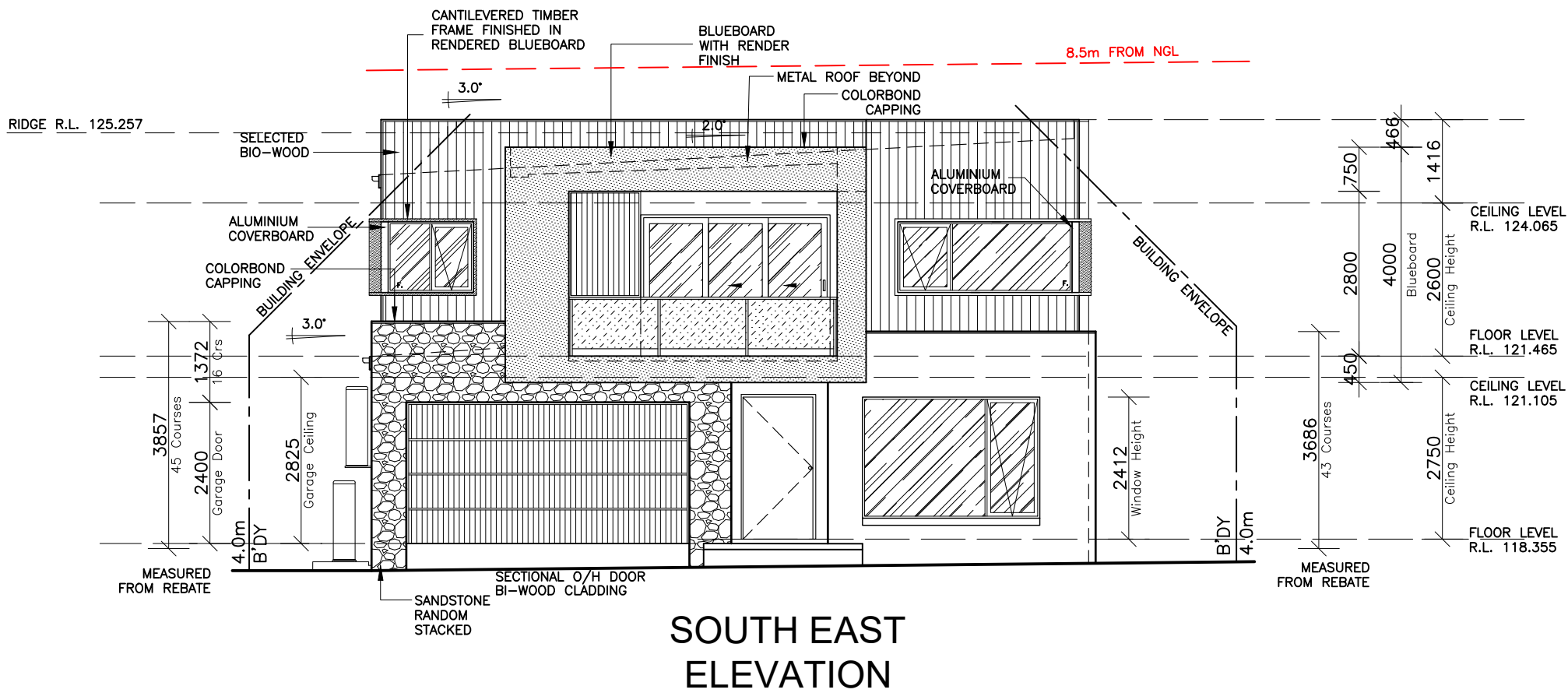


DRIVEWAY GRADIENT PROFILE

SCALE-1:100

DENOTES WINDOWS &
DOORS WITH ENERGY
TECH

NOTES:
FOR DROP-OFF's REFER
TO FRAMING DETAILS
CDN 21.010-21.080



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DIMENSIONS TO BE READ IN
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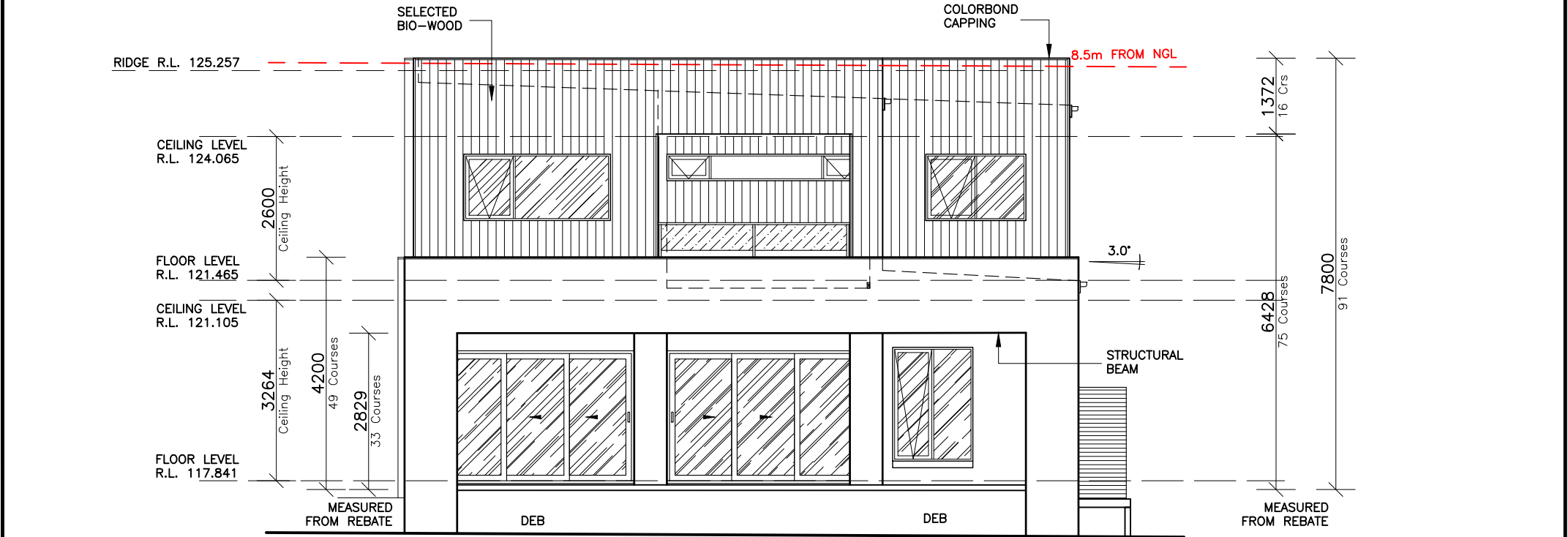
PRODUCT:
FRESHWATER 52
Aurora (AS DISPLAYED
L/H Garage 58 SQS)
Argyle Specification

CLIENT:
Clarendon Homes
SITE ADDRESS:
Lot 8 No.600 (DP 23583)
Warringah Road
FORESTVILLE 2087

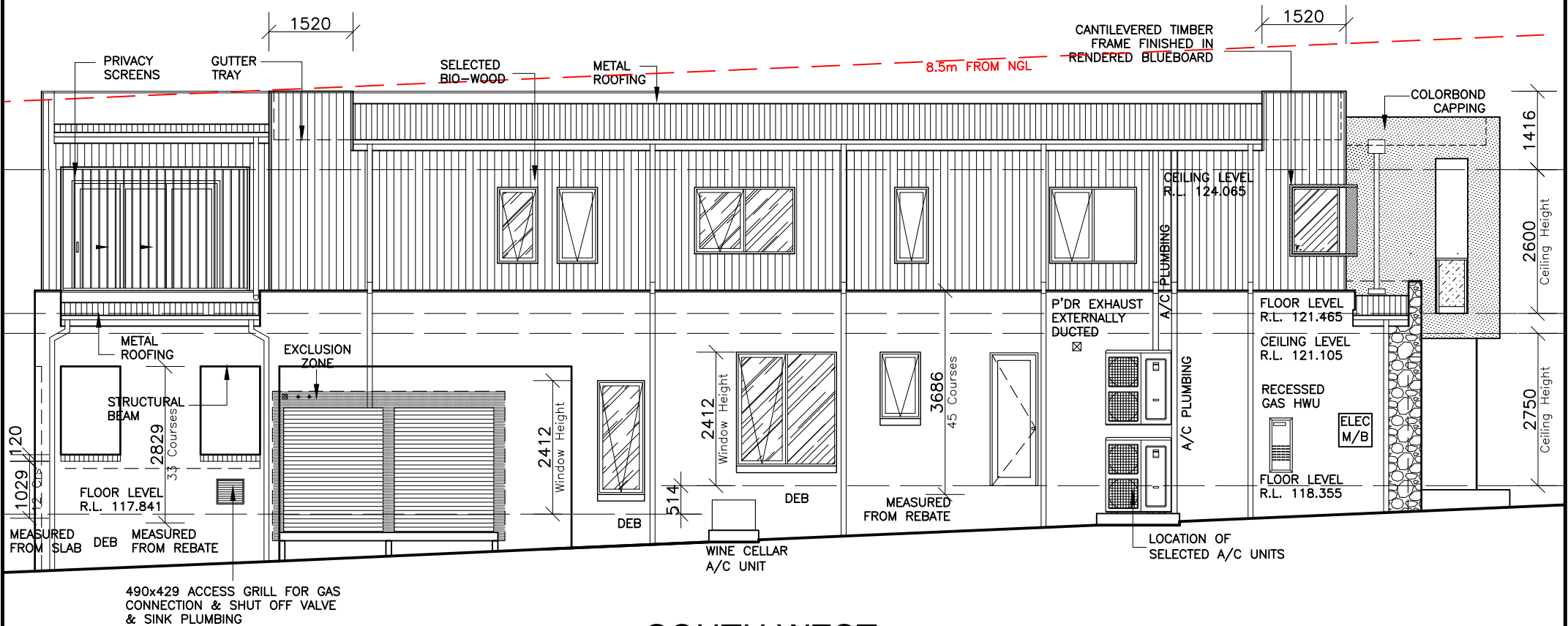
DA. Drawings		
DRAWN: SMC	DATE: 09.05.19	Rev: F
RATIO @ A3: 1:100	CHECKED: Checked By	
SHEET: 5	JOB No: 29800313	NSW

DENOTES WINDOWS & DOORS WITH ENERGY TECH

NOTES:
FOR DROP-OFF'S REFER
TO FRAMING DETAILS
CDN 21.010-21.080



NORTH WEST
ELEVATION

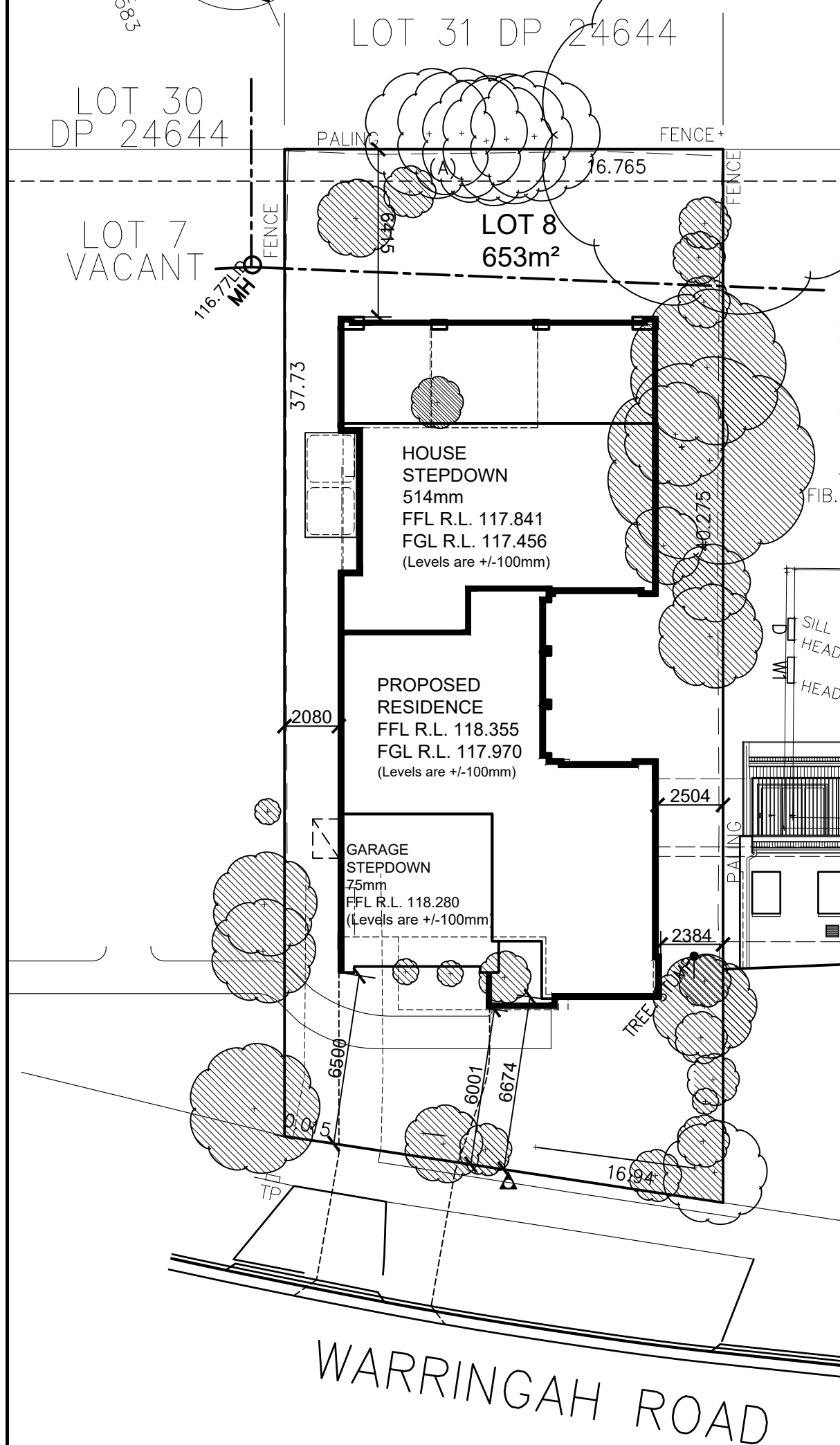


SOUTH WEST
ELEVATION

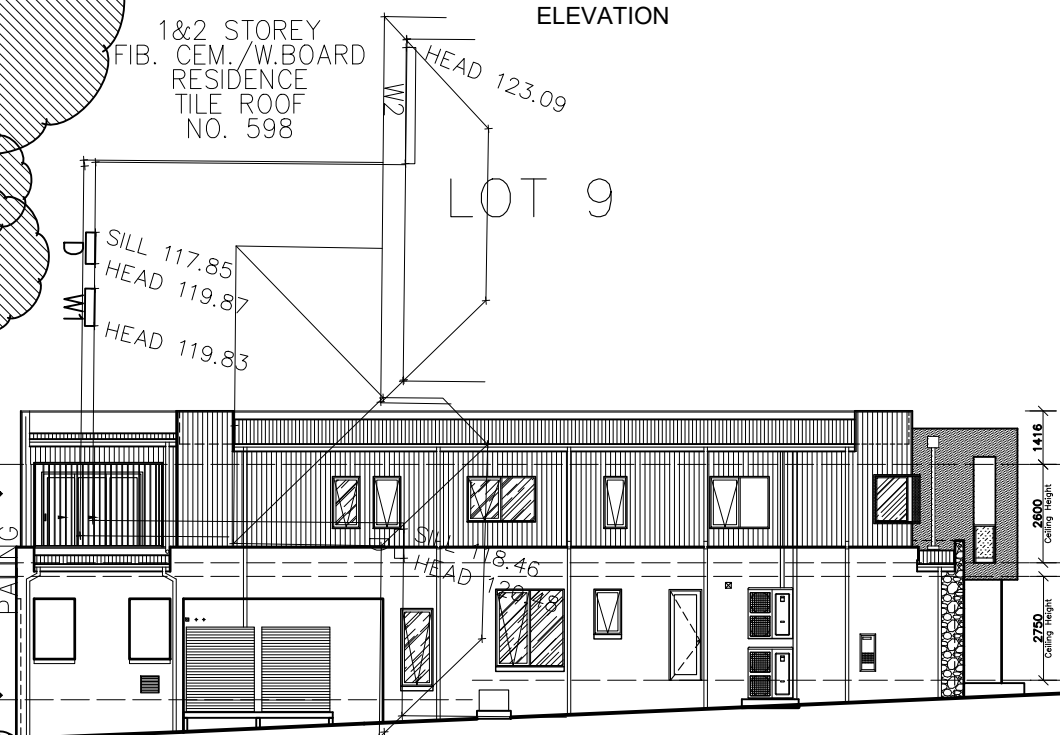
CLIENT'S SIGNATURE: _____ DATE: _____

ClarendonHomes BL No. 2298C ABN 18 003 892 706 Clarendon Homes (NSW) P/L 21 Solent Circuit, Baulkham Hills NSW 2153 T: (02) 8851 5300	© ALL RIGHTS RESERVED This plan is the property of CLARENDON HOMES (NSW) P/L Any copying or altering of the drawing shall not be undertaken without written permission from CLARENDON HOMES (NSW) P/L # DIMENSIONS TO BE READ IN PREFERENCE TO SCALING	PRODUCT: FRESHWATER 52 Aurora (AS DISPLAYED L/H Garage 58 SQS) Argyle Specification	CLIENT: Clarendon Homes	DA. Drawings		
			SITE ADDRESS: Lot 8 No.600 (DP 23583) Warringah Road FORESTVILLE 2087	DRAWN: SMC	DATE: 09.05.19	Rev: F
				RATIO @ A3: 1:100	CHECKED: Checked By	
				SHEET: 6	JOB No: 29800313	NSW

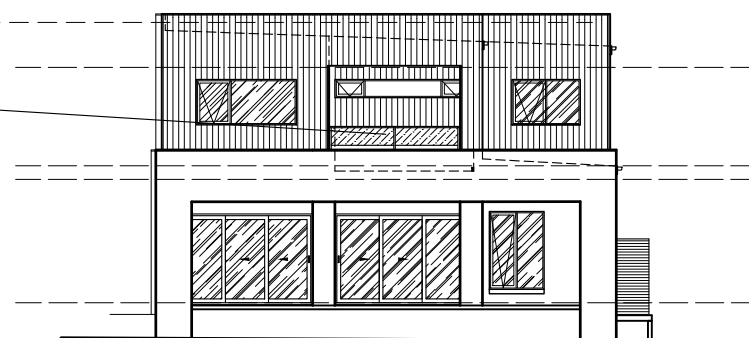
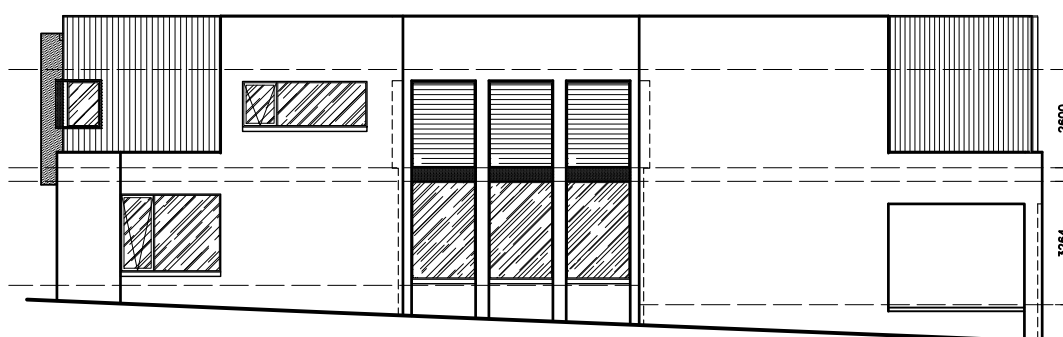
SITING HAS BEEN COMPLETED
IN ACCORDANCE WITH
WARRINGAH DCP 2011



SOUTH EAST
ELEVATION



SOUTH WEST
ELEVATION

NORTH WEST
ELEVATION

NORTH EAST
ELEVATION

NEIGHBOUR NOTIFICATION PLAN

DATE:

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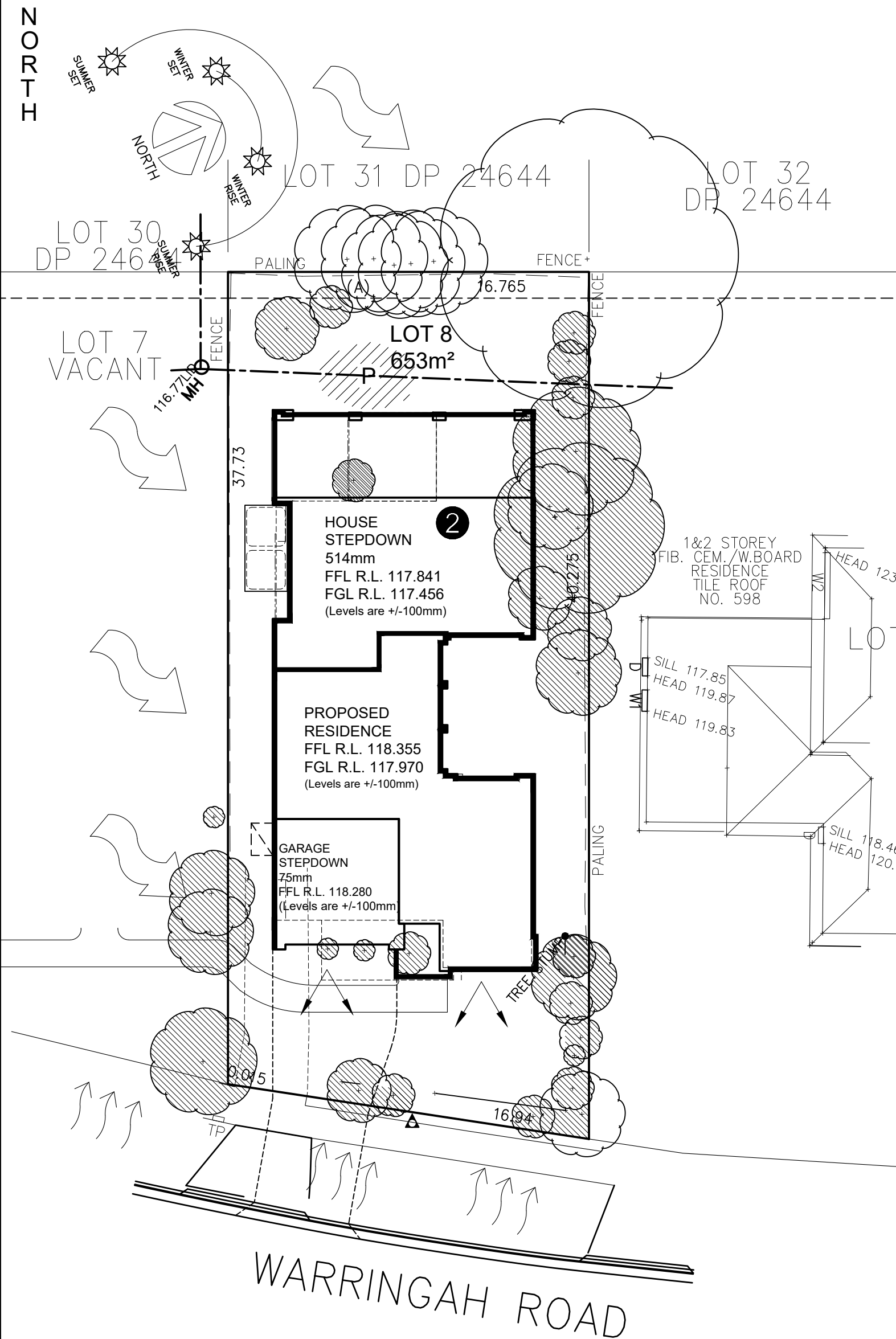
CLIENT:
Clarendon Homes

SITE ADDRESS:
Lot 8 No.600 (DP 23583)
Warringah Road
FORESTVILLE 2087

DA. Drawings

DRAWN: SMC	DATE: 09.05.19	Rev: F
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SHEET: 2.1	JOB No: 29800313	

NSW



LOT 8

D.P: 23583

L.G.A: NORTHERN BEACHES

SITING HAS BEEN COMPLETED
IN ACCORDANCE WITH
WARRINGAH DCP 2011

DENOTES EXISTING TREES TO BE RETAINED

DENOTES EXISTING TREES TO BE REMOVED BY OWNER PRIOR TO CONSTRUCTION

NUMBER OF STOREYS

PRINCIPAL PRIVATE OPEN SPACE

MAIN VIEWS

NOISE IMPACT

PREVAILING WINDS

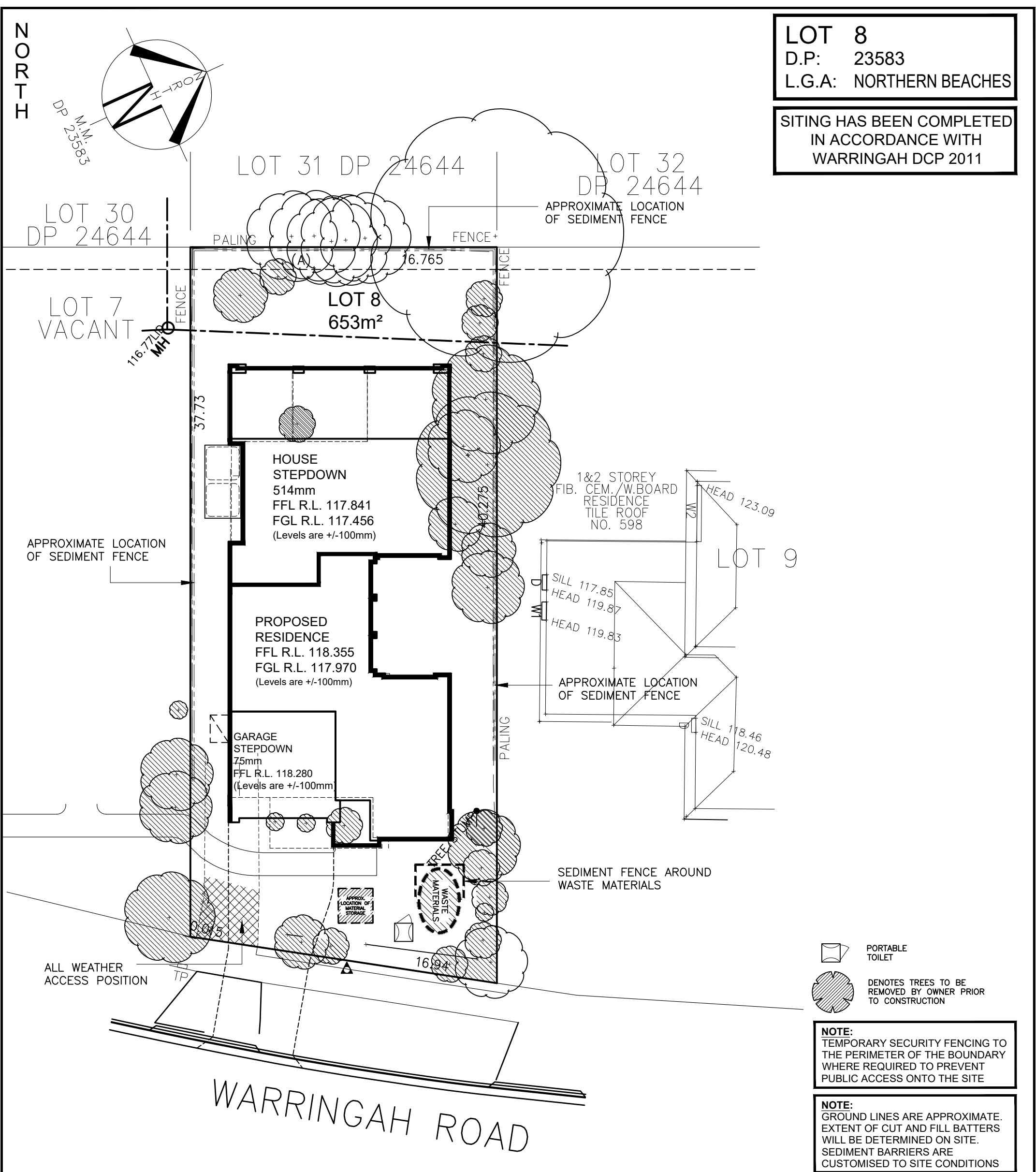
SITE ANALYSIS PLAN

CLIENT'S SIGNATURE: _____ DATE: _____		PRODUCT: FRESHWATER 52 Aurora L/H Garage Argyle Specification		CLIENT: Clarendon Homes		DA. Drawings		
 BL No. 2298C ABN 18 003 892 706 Clarendon Homes (NSW) P/L 21 Solent Circuit, Baulkham Hills NSW 2153 T: (02) 8851 5300		© ALL RIGHTS RESERVED This plan is the property of CLARENDON HOMES (NSW) P/L Any copying or altering of the drawing shall not be undertaken without written permission from CLARENDON HOMES (NSW) P/L # DIMENSIONS TO BE READ IN PREFERENCE TO SCALING		SITE ADDRESS: Lot 8 No.600 (DP 23583) Warringah Road FORESTVILLE 2087		DRAWN: SMC	DATE: 09.05.19	Rev: F
						RATIO @ A3: 1:200	CHECKED: Checked By	
						SHEET: 2.2	JOB No: 29800313	NSW

NORTH

LOT 8
D.P: 23583
L.G.A: NORTHERN BEACHES

SITING HAS BEEN COMPLETED
IN ACCORDANCE WITH
WARRINGAH DCP 2011



- PORTABLE TOILET
- NOTES:
- TEMPORARY SECURITY FENCING TO THE PERIMETER OF THE BOUNDARY WHERE REQUIRED TO PREVENT PUBLIC ACCESS ONTO THE SITE
- GROUND LINES ARE APPROXIMATE. EXTENT OF CUT AND FILL BATTERS WILL BE DETERMINED ON SITE. SEDIMENT BARRIERS ARE CUSTOMISED TO SITE CONDITIONS

SEDIMENT CONTROL NOTES

- ALL EROSION AND SEDIMENTATION CONTROL MEASURES, INCLUDING REVEGETATION AND STORAGE OF SOIL AND TOPSOIL, SHALL BE IMPLEMENTED TO THE STANDARDS OF THE SOIL CONSERVATION OF NSW AND INSPECTED DAILY BY THE SITE MANAGER.
- ALL DRAINAGE WORKS SHALL BE CONSTRUCTED AND STABILIZED AS EARLY AS POSSIBLE DURING DEVELOPMENT.
- SEDIMENT TRAPS SHALL BE CONSTRUCTED AROUND ALL INLET PITS, CONSISTING OF 300mm WIDE x 500mm DEEP TRENCH.
- ALL SEDIMENT BASINS AND TRAPS SHALL BE CLEANED WHEN THE STRUCTURES ARE A MAXIMUM OF 60% FULL OF SOIL MATERIALS, INCLUDING THE MAINTENANCE PERIOD.
- ALL DISTURBED AREAS SHALL BE REVEGETATED AS SOON AS THE RELEVANT WORKS ARE COMPLETED.
- SOIL AND TOPSOIL STOCKPILES SHALL BE LOCATED AWAY FROM DRAINAGE LINES AND AREA WHERE WATER MAY CONCENTRATE. ALL ROADS AND FOOTPATHS TO BE SWEEPED DAILY.
- FILTER SHALL BE CONSTRUCTED BY STRETCHING A FILTER FABRIC (PROPEX OR APPROVED EQUIVALENT BETWEEN POST AT 3.0m CENTRES. FABRIC SHALL BE BURIED 150mm ALONG ITS LOWER EDGE.
- DUST PREVENTION MEASURES TO BE MAINTAINED AT ALL TIMES.

SEDIMENT FENCE

NOT TO SCALE

CONSTRUCTION MANAGEMENT PLAN
EROSION AND SEDIMENT CONTROL PLAN

CLIENT'S SIGNATURE: DATE:

ClarendonHomes

BL No. 2298C
ABN 18 003 892 706

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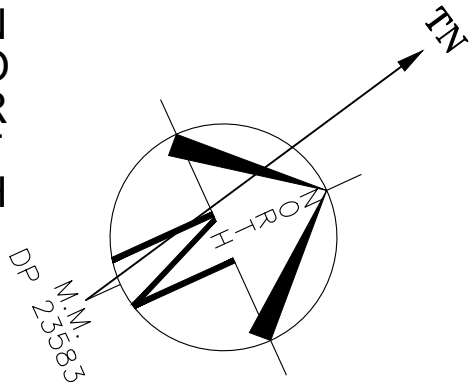
PRODUCT:
FRESHWATER 52
Aurora
L/H Garage
Argyle Specification

CLIENT:
Clarendon Homes
SITE ADDRESS:
Lot 8 No.600 (DP 23583)
Warringah Road
FORESTVILLE 2087

DA. Drawings

DRAWN: SMC	DATE: 09.05.19	Rev: F
RATIO @ A3: 1:200	CHECKED: Checked By	
SHEET: 2.3	JOB No: 29800313	NSW

NORTH



LOT 8
D.P: 23583
L.G.A: NORTHERN BEACHES

SITING HAS BEEN COMPLETED
IN ACCORDANCE WITH
WARRINGAH DCP 2011

LOT 31 DP 24644

LOT 30
DP 24644

LOT 32
DP 24644

LOT 8
653m²

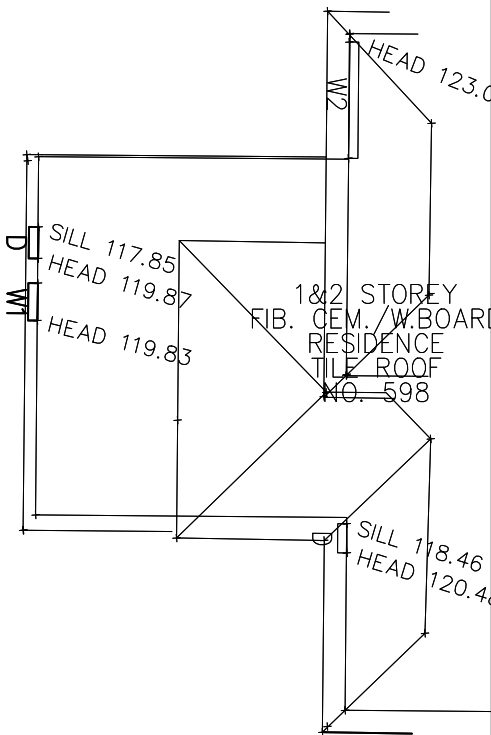
LOT 9

LOT 7
VACANT

Shadow outline for JUN21-9.00am

Shadow outline for JUN21-12.00pm

Shadow outline for JUN21-3.00pm



WARRINGAH ROAD

SHADOW DIAGRAM @ 21st JUNE



SHADOW CAST AT 9.00am
ON JUNE 21st



SHADOW CAST AT 12.00pm
ON JUNE 21st



SHADOW CAST AT 3.00pm
ON JUNE 21st

CLIENT'S SIGNATURE: _____ DATE: _____

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DIMENSIONS TO BE READ IN
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PRODUCT:
FRESHWATER 52
Aurora
L/H Garage
Argyle Specification

CLIENT:
Clarendon Homes

SITE ADDRESS:
Lot 8 No.600 (DP 23583)
Warringah Road
FORESTVILLE 2087

DA. Drawings

DRAWN: SMC	DATE: 09.05.19	Rev: F
RATIO @ A3: 1:200	CHECKED: Checked By	
SHEET: 2.4	JOB No: 29800313	NSW

ClarendonHomes

FRESHWATER 50 / AURORA FAÇADE

Lot 8 No. 600 Warringah Road, FORESTVILLE NSW 2087

EXTERNAL COLOUR SELECTIONS

Original: 8/08/2019

RENDER COLOUR 1



Taubmans
WINTER ICE NH77

RENDER COLOUR 2



Taubmans
MONUMENT CB66

ROOF (COLORBOND)



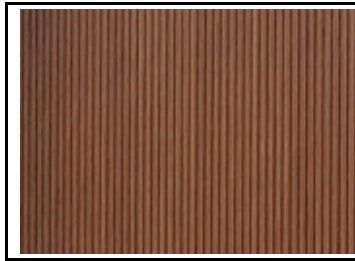
MONUMENT

FRONT DOOR



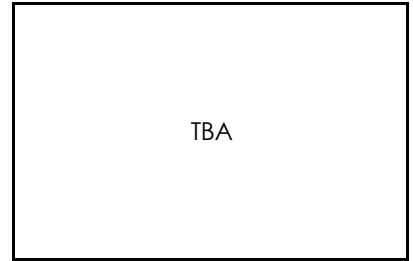
Taubmans
MONUMENT CB66

CLADDING



Biowood SPOTTED GUM
LINNISH FINISH/UV SEALED

STONE



Ecostone
STYLE/COLOUR

GUTTER/FASCIA



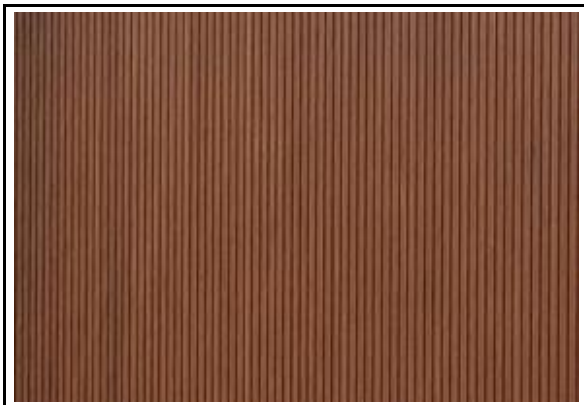
MONUMENT

WINDOWS & EXTERNAL LOUVRES



MONUMENT

GARAGE



Biowood SPOTTED GUM LINNISH FINISH/UV SEALED

NOTES:
FOR DROP-OFF's REFER
TO FRAMING DETAILS
CDN 21.010-21.080



Roof: Colorbond MONUMENT
Gutter: MONUMENT
Fascia: MONUMENT
Windows/Louvres: MONUMENT

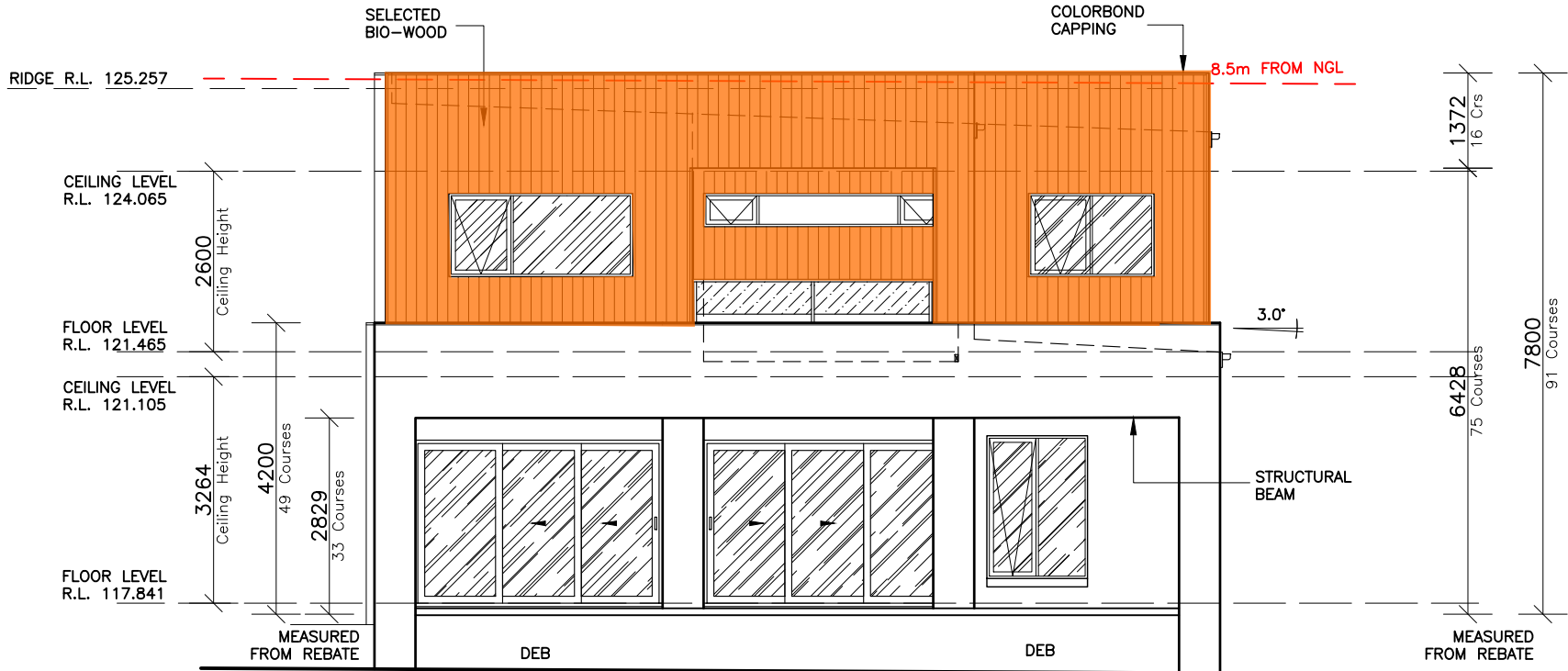


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RATIO @ A3: 1:100	CHECKED: Checked By	
SHEET: 5	JOB No: 29800313	NSW

29800313 - Freshwater 52
External Highlighted Elevations
Original: 8 August 2019 - SG

DENOTES WINDOWS &
DOORS WITH ENERGY
TECH

NOTES:
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CDN 21.010-21.080



NORTH WEST
ELEVATION

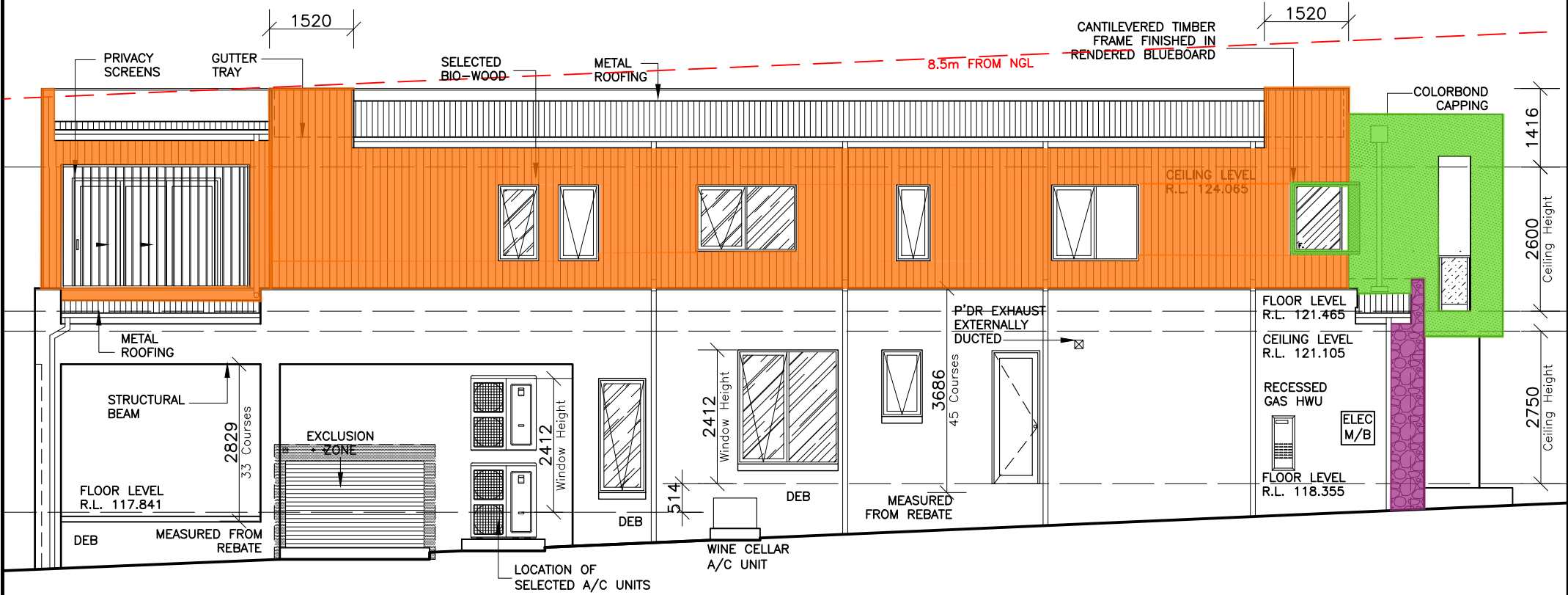
Taubmans
WINTER ICE NH77

Taubmans
MONUMENT CB66

Ecostone
TBA

Biowood
SPOTTED GUM /
LINNISH FINISH /
UV SEALED

Roof: Colorbond MONUMENT
Gutter: MONUMENT
Fascia: MONUMENT
Windows/Louvres: MONUMENT



SOUTH WEST
ELEVATION

CLIENT'S SIGNATURE:

DATE:

ClarendonHomes

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ABN 18 003 892 706

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Aurora
L/H Garage (AS DISPLAYED
58 SQS)
Argyle Specification

CLIENT:
Clarendon Homes

SITE ADDRESS:
Lot 8 No.600 (DP 23583)
Warringah Road
FORESTVILLE 2087

DA. Drawings

DRAWN:
SMC

RATIO @ A3:
1:100

SHEET:
6

DATE:
09.05.19

CHECKED:
Checked By

JOB No:
29800313

Rev:

B

NSW