



STORMWATER ON-SITE DENTENTION

- PROVIDE STORMWATER ON-SITE DENTETION SYSTEM (REF: WAW0006-C-000) AND DRIVEWAY DESIGN (3.22.11577-C-000) AS PREPARED BY STRUCTERRE
- REMOVE STANDARD 3000L ABOVE GROUND RAINWATER TANK

NatHERS - THERMAL COMFORT SUMMARY

Address: Lot 5, 5 Raven Circuit Warriewood		
Building Elements	Material	Detail
External walls	Hebel	R2.5 bulk insulation (<i>excluding garage</i>)
	Light Weight Cladding	Colours as per colour scheudle
Internal walls	Plasterboard on studs	R2.5 bulk insulation to walls adjacent to garage
Ceiling	Plasterboard	R4.0 bulk insulation to ceilings with roof above (<i>excluding garage & porch</i>)
Floors	Concrete – ground floor	Waffle Pod (dwelling 225mm; garage 175mm)
	Timber – first floor	R4.0 bulk insulation to floor between garage and first floor
Roof	Metal Roof – Light Colour	Builders Blanket – Foil + R1.3 to underside of metal roof
	Solar Absorptance < 0.475	
Doors/Windows	<i>Sliding windows/doors & fixed windows:</i>	
	Aluminium frame, single glazed clear	U value 6.70 or less and SHGC 0.70 +/- 10%
	<i>Awning windows:</i>	
	Aluminium frame, single glazed clear	U value 6.70 or less and SHGC 0.57 +/- 10%
<i>Lighting: This dwelling has been rated with non-ventilated LED downlights as per Electrical Plan.</i>		
<i>Note: Insulation specified must be installed in accordance with Part 3.12.1.1 of the BCA Volume Two.</i>		
<i>Note: In some climate zones, insulation should be installed with due consideration of condensation and associated interaction with adjoining building materials.</i>		
<i>Note: Provide self-closing dampers to Laundry, WC, Bath and Ensuite exhaust fans.</i>		
<i>Note: Additional insulation may be required to meet acoustic requirements</i>		
<i>Note: If metal frames are used, a thermal break is required as per Section 3.12.1.1 – NSW Variation of the BCA Volume Two</i>		

VARIATIONS

PREMIUM INCLUSIONS

STRUCTURE

- PROVIDE 2,740mm HIGH CEILINGS TO GROUND AND FIRST FLOOR

KITCHEN

- PROVIDE 40mm ENGINEERED STONE BENCHTOPS TO KITCHEN WITH WATERFALL END
- PROVIDE DISHWASHER AND MICROWAVE

BATH/ENSUITE

- PROVIDE STONE BENCHTOPS VANITIES
- PROVIDE MIRROR WITH BUILT IN LIGHTS TO SUIT VANITIES
- PROVIDE FULL HEIGHT WALL TILES TO BATHROOM AND ENSUITE
- PROVIDE SMART WASTE WITH TILE INSET

LAUNDRY

- PROVIDE 20mm ENGINEERED STONE BENCHTOP WITH BUILT-IN SINGLE BOWL SINK AND CONCEALED WASHING MACHINE
- PROVIDE CUPBOARDS ABOVE BENCHTOP WITH LAMINATED DOORS

FLOORING

- PROVIDE 600x600mm FLOOR TILES TO GROUND FLOOR AREAS (ENTRY, FAMILY, DINING, KITCHEN, WALK-IN-PANTRY)

DOORS & WINDOWS

- PROVIDE 1020x2,340mm ENTRY DOOR
- PROVIDE 2,340mm HIGH LAUNDRY DOOR (SLIDING/HUNG) (IF APPLICABLE)
- PROVIDE 2,340mm HIGH INTERNAL DOORS
- PROVIDE 2,340mm HIGH ROBE DOORS

ELECTRICAL

- PROVIDE UP TO 20 LED DOWNLIGHTS TO LIVING AREAS (REFER TO ELECTRICAL PLAN)
- PROVIDE 1x LINEAR PENDANT LIGHT TO KITCHEN
- PROVIDE 1x DOUBLE POWER POINT TO KITCHEN ISLAND BENCH
- PROVIDE 1x ADDITIONAL DOUBLE POWER POINT TO BEDROOMS (EXCLUDING BED 1)
- PROVIDE 1x ADDITIONAL SMOKE ALARM TO FIRST FLOOR (TOTAL 3)
- PROVIDE 1x ADDITIONAL DOUBLE GPO TO GARAGE, LAUNDRY, LIVING, WIP (TOTAL 4)

UPGRADES/VARIATIONS

- PROVIDE CUSTOM 'SEE-THROUGH' STAIRS

REVISION E

- TO COMPLY WITH COUNCIL SETBACK AND LANDSCAPING REQUIREMENTS, REDUCE TOTAL HOUSE DEPTH BY 950mm BY:
 - REDUCING FIRST FLOOR CANTILEVERED PORTION OVER GARAGE BY APPROX. 500mm
 - REDUCING BED 1 DEPTH BY APPROX. 300mm
 - REDUCING BED 2&3 DEPTH BY APPROX. 320mm EACH
 - REDUCING BED 4 DEPTH BY APPROX. 190mm
 - REDUCING BATH DEPTH BY APPROX. 250mm
 - REDUCING RUMPUS DEPTH BY APPROX. 100mm
- GARAGE DOOR WIDTH REDUCED TO 3,000mm
- SETBACKS AND LANDSCAPE AREA MORE VISIBLE
- PROVIDE ONSITE DETENTION STORAGE AS PER COUNCIL'S REQUIREMENTS

BASIX REQUIREMENT

- AWNING WINDOWS TO FIRST FLOOR IN LIEU OF SLIDING WINDOWS

BASIX COMMITMENTS NOTES

REFER TO APPROVED BASIX

Lot 6, 6 Raven Circuit, Warriewood

BASIX COMPLIANCE NOTES				
REFER TO APPROVED BASIX				
Lot 6, 6 Raven Circuit, Warriewood				
Fixtures	All Shower Heads	All toilet flushing systems	All kitchen taps	All bathroom taps
	4 star (> 6but <= 7.5 L/min)	4 star	4 star	4 star
Alternative water source	Individual rainwater tank to collect run off from at least 50 m ² of roof area - Tank size min 3000 litres			
	The applicant must connect the rainwater tank to:			
	Outdoor tap connection	Toilet connection	Laundry connection	Pool top up
	Yes	Yes	N/A	N/A
ENERGY	Hot water system: Gas Instantaneous with a performance of 6 stars			
	Bathroom ventilation system: Individual fan, ducted to façade or roof; manual switch on/off			
	Kitchen ventilation system: Individual fan, ducted to façade or roof; manual switch on/off			
	Laundry ventilation system: Individual fan, ducted to façade or roof; manual switch on/off			
	Cooling system: 1 Phase air-conditioning EER 3.0-3.5 in at least 1 living and bedroom (zoned)			
	Heating system: 1 Phase air-conditioning EER 3.0-3.5 in at least 1 living and bedroom (zoned)			
	Natural lighting: As per BASIX			
	Artificial lighting: As per BASIX			
	Must install a gas cooktop and electric oven.			
Must install a fixed outdoor clothes drying line as part of the development.				

PROPOSED DOUBLE STOREY HEBEL DWELLING

GENERAL NOTES


- ALL WORKS TO COMPLY WITH NCC OF AUSTRALIA & ALL OTHER RELEVANT LAWS AND AUTHORITIES.
- THESE DRAWINGS ARE TO BE READ IN CONJUNCTION WITH SPECIFICATIONS PROVIDED.
- THESE DRAWINGS ARE TO BE READ IN CONJUNCTION WITH STRUCTURAL AND CIVIL ENGINEERING.
- ALL TIMBER DIMENSIONS ARE TIMBER FRAMED SIZES ONLY UNLESS NOTATED OTHER WISE.
- BOUNDARY CLEARANCES MUST BE VERIFIED BY A REGISTERED SURVEYOR BEFORE COMMENCEMENT OF BUILDING WORK.
- BUILDING WORK TO BE CARRIED OUT STRICTLY IN ACCORDANCE TO THESE DRAWINGS.
- IN THE EVENT OF ANY ALTERATIONS OR DISCREPANCIES, MACASA HOMES IS TO BE NOFITIED IMMEDIATLY.

AMENDMENTS

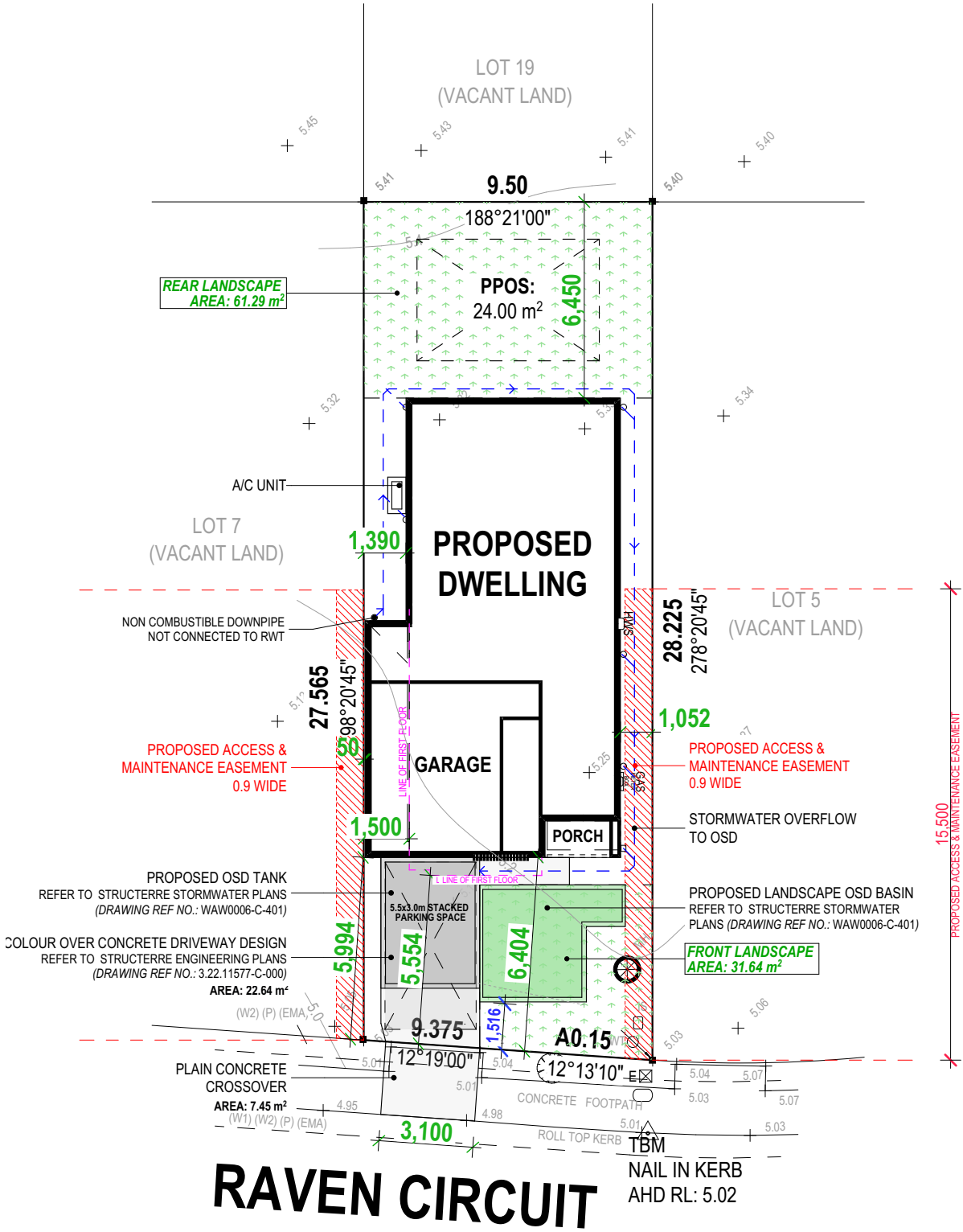
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04/11/22	FIRST DRAFT	A
21/11/22	FINAL DRAFT	B
24/11/22	ALIGN REAR SETBACK + HOUSE REDUCTION + SHADOWS	C
20/12/22	ARCHITECTURAL PLAN PLANS AMENDED AS PER COUNCIL'S EMAIL DATED 17/02/23	D
21/02/23	STORMWATER OSD & DRIVEWAY DESIGN BY STRUCTERRE	E
23/06/23		F

DRAWING LIST

DRAWING NAME	PAGE
COVER PAGE	1
SITE & STORMWATER PLAN	2
SITE WORKS PLAN	3
DRIVEWAY SECTION	4
SITE ANALYSIS	5
SHADOWS - JUNE 21 9-10	6
SHADOWS - JUNE 21 11-12	7
SHADOWS - JUNE 21 1-3	8
GROUND FLOOR PLAN	9
FIRST FLOOR PLAN	10
ELEVATIONS	11
SECTION	12
WINDOW & DOOR SCHEDULE	13
COLOUR SELECTION	14
ELECTRICAL	15
CONTOUR	16

 <p>MACASA HOMES</p> <p>LG, 6A FIGTREE DRIVE OLYMPIC PARK NSW 2127</p>	ACN 622 610 048 LICENSE No. 317953C	HOUSE TYPE: IVY 25 FACADE: MODERN II GARAGE: SG	DRAWING: COVER PAGE	CLIENT: FU SHUN REALTY PTY LTD	BUSHFIRE ASSESSMENT: N/A	WIND CLASSIFICATION: -	LODGEMENT: DA-CC	PROJECT ID : WAW0006
	P: (61) 02 9096 9109		STAGE: ARCHITECTURAL PLAN	SITE ADDRESS: DP: 271326 LOT 6, No.6	FLOOD ASSESSMENT: N/A	SLAB CLASSIFICATION: H1	DATE DRAWN: 04/11/22	DRAWING No.: 1/16
	E: admin@macasahomes.com.au		COUNCIL : NORTHERN BEACHES	RAVEN CIRCUIT, WARRIEWOOD, NSW 2102	SALINTY ASSESSMENT: -	DRAWN BY: AT	REV. ID: F	
	W: www.macasahomes.com.au							

LEGEND	
	FIRE HYDRANT
	TEMPORARY SITE LEVEL BENCHMARK
	ELECTRICITY LIGHT POLE
	TITLE PEG
	SEWER INSPECTION SHAFT
	MANHOLE (SEWER/STORMWATER)
	WATER TAGS



SITE NOTE

- STORMWATER DRAINAGE TO OSD (SUBJECT TO HYDRAULIC ENGINEER'S REPORT IF APPLICABLE)
- 6 DOWNPIPIES TO DRAIN TO 3000L RAINWATER TANK.
- STORMWATER DESIGN TO COMPLY TO COUNCIL CODE & REQUIREMENTS IN ACCORDANCE WITH AS3500.3

- EXCAVATE APPROX 93mm TO FORM JOB DATUM. (DATUM POINT 385mm BELOW FINISHED FLOOR LEVEL). EXTENT OF EXCAVATION AND BATTERS TO BE CONFIRMED ON SITE.

- FINAL RIDGE AND FLOOR LEVELS ARE ACCEPTED TO VARY BY + 100mm FROM THE APPROVED DOCUMENTS DUE TO CONDITIONS THAT MAY BE ENCOUNTERED ON SITE DURING BUILDING WORKS.

- ANY RETAINING WALLS REQUIRED ARE TO BE COMPLETED TO MANUFACTURER'S SPECIFICATIONS AND DETAIL.

ON-SITE DETENTION REQUIREMENTS

STORMWATER OSD REQUIREMENTS AS PER WARRIEWOOD VALLEY URBAN LAND RELEASE WATER MANAGEMENT SPECIFICATION FEBRUARY 2001 - SECTOR D.
- SITE STORAGE REQUIREMENT - 9.8m³
- PSD REQUIREMENT - 3.66L/Sec
ENGINEER PLANS AND SPECIFICATIONS PREPARED BY STRUCTERRE (REF: WAW0006-C-403) AND DRIVEWAY DESIGN (3.22.11577-C-000)

SURVEY NOTE

- LEVELS ARE TO AUSTRALIAN HEIGHT DATUM BASED ON SSM 196252 WITH A STATED VALUE OF 4.52M.
- CONTOUR INTERVALS AT 0.2 METRES.
- BOUNDARIES ARE UNFENCED UNLESS NOTED OTHERWISE.
- THE LOCATIONS OF SURFACE PITS, VALVE COVERS ETC. SHOWN HEREON HAVE BEEN DETERMINED BY THIS SURVEY. NO DIRECT KNOWLEDGE IS CLAIMED OF THE LOCATION OF UNDERGROUND SERVICES.
- PRIOR TO ANY EXCAVATION OR CONSTRUCTION, THE RELEVANT AUTHORITY SHOULD BE CONTACTED TO LOCATE POSSIBLE UNDERGROUND SERVICES.
- ADJOINING PROPERTY INFORMATION IS A COMBINATION OF GROUND MEASUREMENT AND INTERPRETATION OF AERIAL IMAGERY.
- DATE OF SURVEY: 06/09/2022

EMA: EASEMENT FOR MAINTENANCE ACCESS (VARIABLE WIDTH ENTIRE LOT)
P: POSITIVE COVENANT (DP1282811)
W1: EASEMENT FOR WATER SUPPLY PURPOSES 2.5 WIDE (DP1282811)
W2: EASEMENT FOR ACCESS AND DRAINAGE PURPOSES VARIABLE WIDTH (DP1282811)

CALCULATIONS - DA-CC

SITE AREA: 265m²	REQUIRED	ACHIEVED
FLOOR SPACE RATIO MAX ALLOWABLE	N/A	N/A
SITE COVERAGE MAX ALLOWABLE	N/A	N/A
LANDSCAPED AREA MIN 4m WIDE	35% (92.75m²)	35.06% (92.93m²)
PRINCIPLE PRIVATE OPEN SPACE MIN 4m WIDE	20m²	24m²

HOUSE AREAS

AREA NAME	AREA m2
1. GROUND FLOOR	81.22
2. FIRST FLOOR	103.26
3. GARAGE	32.96
4. PORCH	2.98
	220.42 m²

INTERNAL FLOOR AREA

	AREA m2
1. GROUND FLOOR	73.53
2. FIRST FLOOR	90.51
	164.04 m²

SITE & CONCEPT STORMWATER PLAN

1:200



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ACN 622 610 048
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DATE
20/12/22
21/02/23
23/06/23

AMENDMENTS
ARCHITECTURAL PLAN
PLANS AMENDED AS PER
COUNCIL'S EMAIL DATED
17/02/23
STORMWATER OSD &
DRIVEWAY DESIGN BY
STRUCTERRE

REV.
D
E
F

HOUSE TYPE:
IVY 25
FACADE:
MODERN II
GARAGE:
SG

DRAWING:
SITE & STORMWATER PLAN
STAGE:
ARCHITECTURAL PLAN
COUNCIL :
NORTHERN BEACHES

CLIENT:
FU SHUN REALTY PTY LTD
SITE ADDRESS:
DP: 271326 | LOT 6, No.6
RAVEN CIRCUIT,
WARRIEWOOD, NSW 2102

BUSHFIRE ASSESSMENT:
N/A
FLOOD ASSESSMENT:
N/A
SALINITY ASSESSMENT:
-

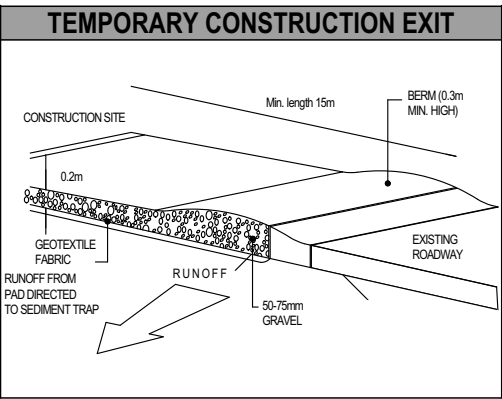
WIND CLASSIFICATION:
-
SLAB CLASSIFICATION:
H1

LODGEMENT:
DA-CC
DATE DRAWN:
04/11/22
DRAWN BY:
AT

PROJECT ID :
WAW0006
DRAWING No.:
2/16
REV. ID:
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The site plan illustrates the proposed infrastructure at the intersection of Raven Circuit and another road. Key features include:

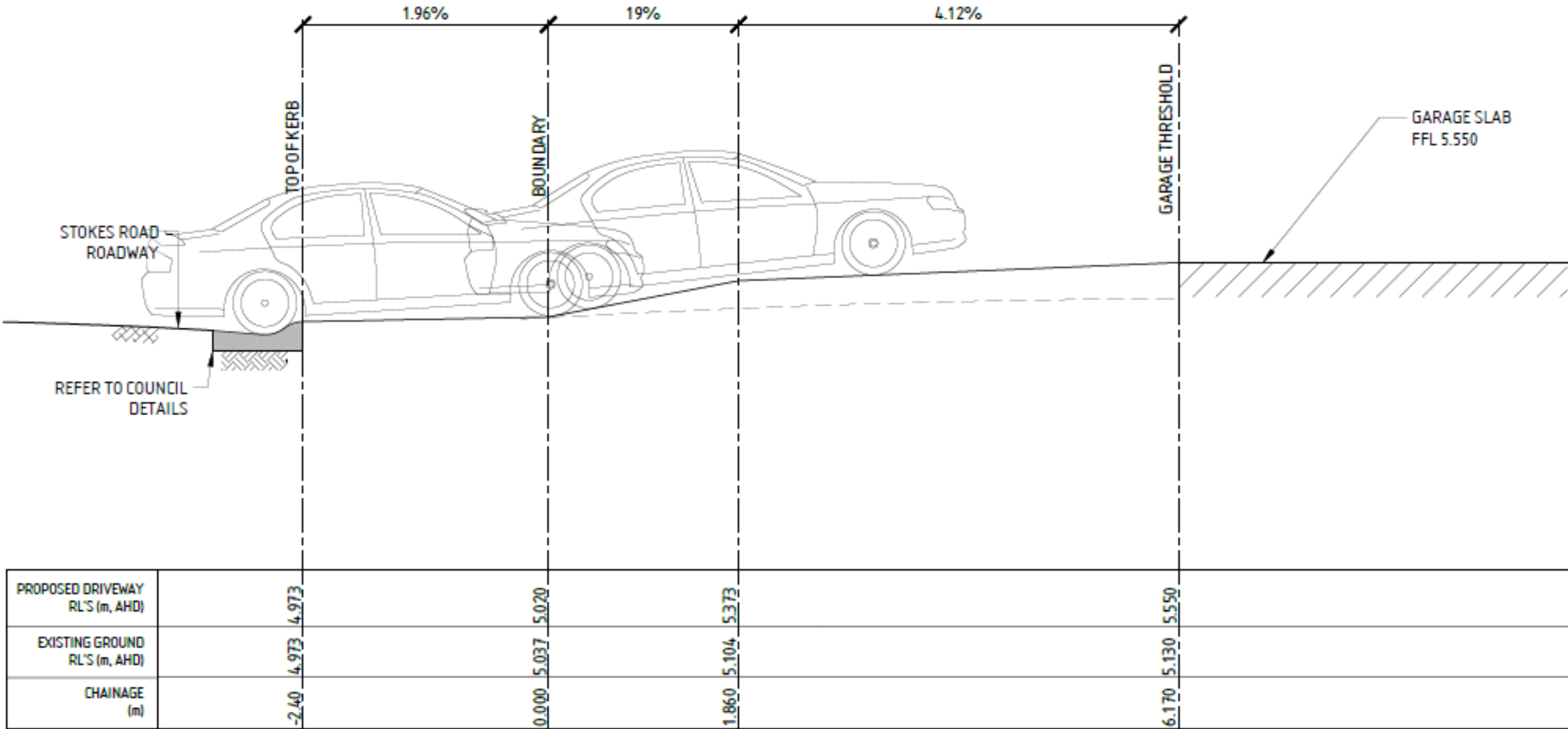
- Proposed OSD Tank:** A rectangular structure with a footprint of 9.375m by 12.00m, located near the center-left.
- Landscape OSD Basin:** An irregularly shaped green area adjacent to the tank, intended for stormwater management.
- Waste Bin and Stock Pile Area:** A designated zone for waste storage, shown as a green rectangle.
- Engineering Details:** The plan includes annotations for concrete footpaths, roll-top kerbs, stabilized vehicle access points, and plain concrete crossovers. It also shows existing ground levels (e.g., 5.635, 5.550) and proposed elevations (e.g., 5.328, 5.343).
- Adjacent Land:** The site is bordered by Lot 19 (Vacant Land) to the north, Lot 7 (Vacant Land) to the west, and Lot 5 (Vacant Land) to the east.



WIND CLASSIFICATION: -	LODGEMENT: DA-CC	PROJECT ID : WAW0006
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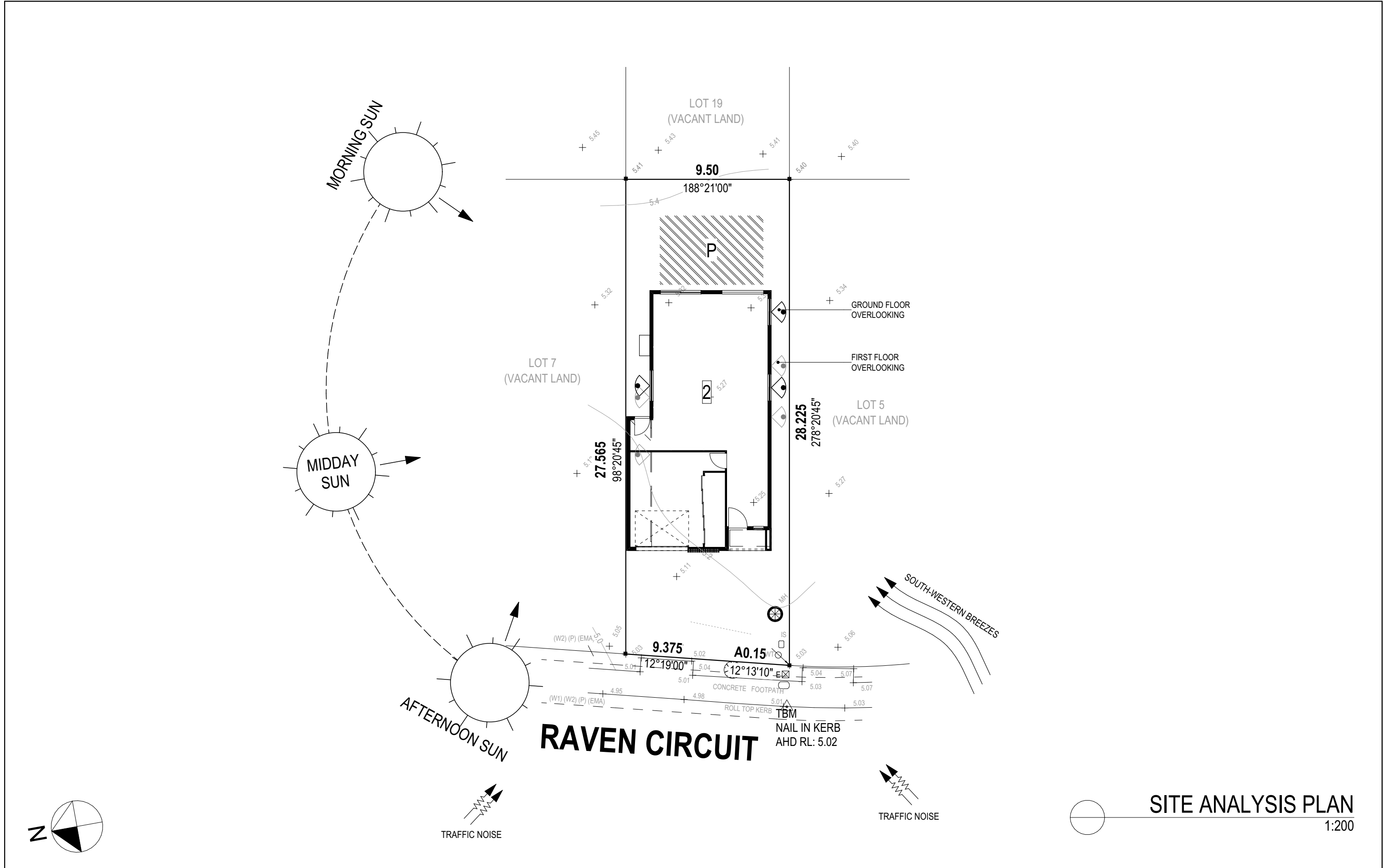
 MACASA -HOMES- LG, 6A FIGTREE DRIVE OLYMPIC PARK NSW 2127	ACN 622 610 048 LICENSE No. 317953C	DATE 20/12/22	AMENDMENTS ARCHITECTURAL PLAN PLANS AMENDED AS PER COUNCIL'S EMAIL DATED 17/02/23	REV. D	HOUSE TYPE: IVY 25	DRAWING: SITE WORKS PLAN	CLIENT: FU SHUN REALTY PTY LTD	BUSHFIRE ASSESSMENT: N/A	WIND CLASSIFICATION: -	LODGEMENT: DA-CC	PROJECT ID : WAW0006
	P: (61) 02 9096 9109 E: admin@macasahomes.com.au W: www.macasahomes.com.au	21/02/23	STORMWATER OSD & DRIVEWAY DESIGN BY STRUCTERRE	E	FACADE: MODERN II	STAGE: ARCHITECTURAL PLAN	SITE ADDRESS: DP: 271326 LOT 6, No.6 RAVEN CIRCUIT, WARRIEWOOD, NSW 2102	FLOOD ASSESSMENT: N/A	SLAB CLASSIFICATION: H1	DATE DRAWN: 04/11/22	DRAWING No.: 3/16
		23/06/23		F	GARAGE: SG	COUNCIL : NORTHERN BEACHES		SALINITY ASSESSMENT: -		DRAWN BY: AT	REV. ID: F




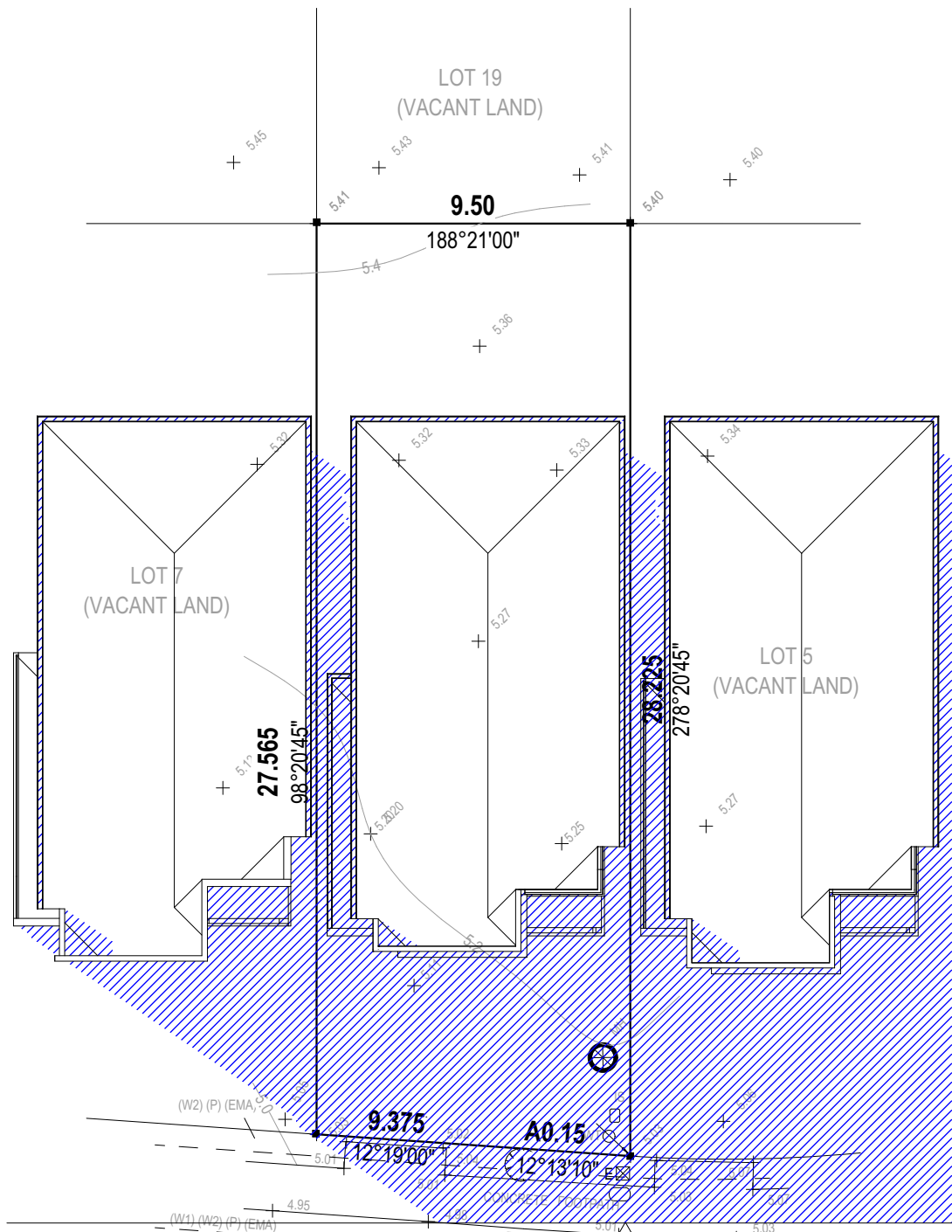
PROPOSED DRIVEWAY LONGITUDINAL SECTION - SECTION 'A'

DRIVEWAY DESIGN PREPARED BY STRUCTURRE
DRAWING REF. NO. 3.22.11577-C-402

<div><div>MACASA</div><div>HOMES</div><div>LG, 6A FIGTREE DRIVE OLYMPIC PARK NSW 2127</div></div>	ACN 622 610 048 LICENSE No. 317953C	DATE	AMENDMENTS	REV.	HOUSE TYPE: IVY 25	DRAWING: DRIVEWAY SECTION	CLIENT: FU SHUN REALTY PTY LTD	BUSHFIRE ASSESSMENT: N/A	WIND CLASSIFICATION: -	LODGEMENT: DA-CC	PROJECT ID: WAW0006
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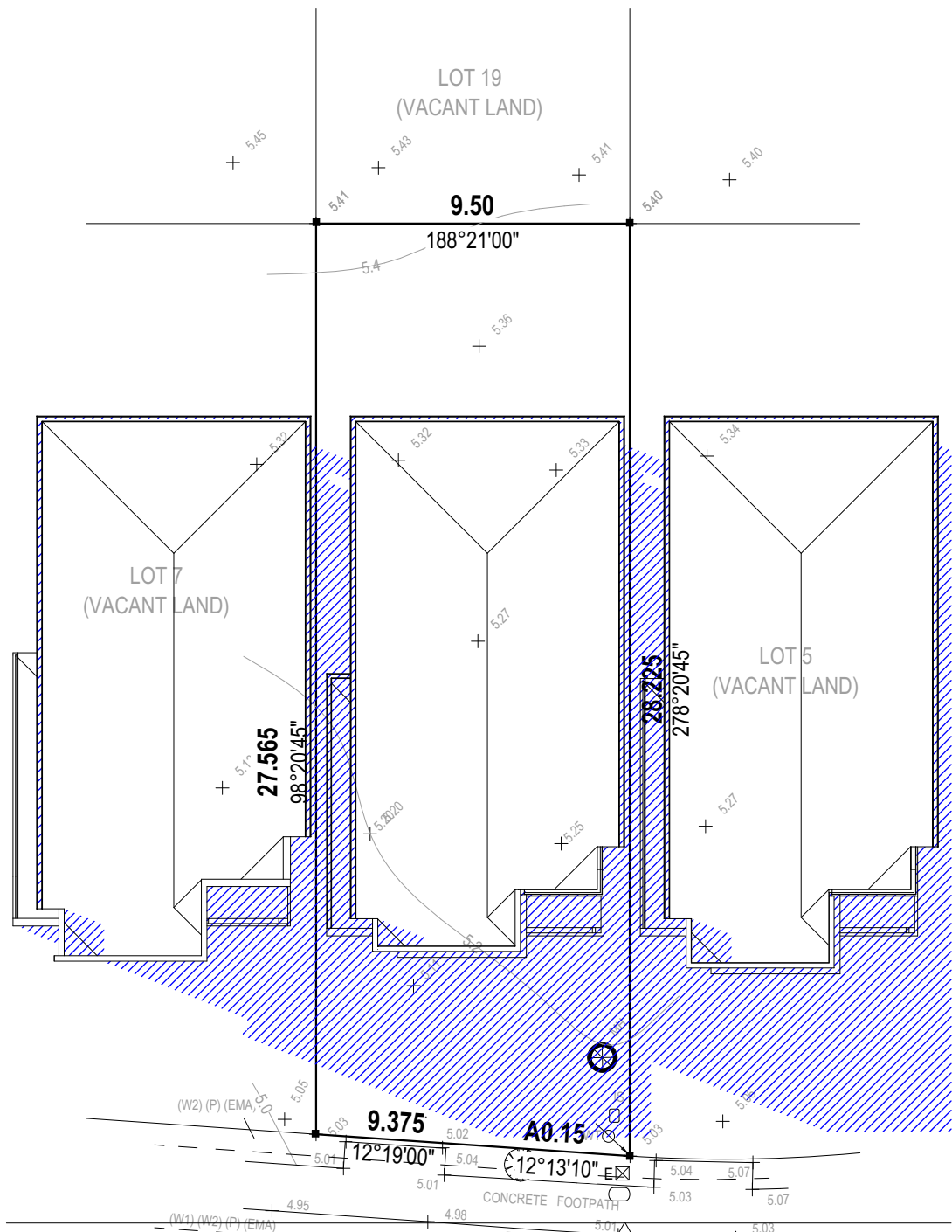
 MACASA -HOMES- LG, 6A FIGTREE DRIVE OLYMPIC PARK NSW 2127	ACN 622 610 048 LICENSE No. 317953C	DATE	AMENDMENTS	REV.	HOUSE TYPE: IVY 25	DRAWING: SITE ANALYSIS	CLIENT: FU SHUN REALTY PTY LTD	BUSHFIRE ASSESSMENT: N/A	WIND CLASSIFICATION: -	LODGEMENT: DA-CC	PROJECT ID: WAW0006
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RAVEN CIRCUIT

JUNE 21 - 9AM SHADOW

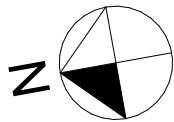
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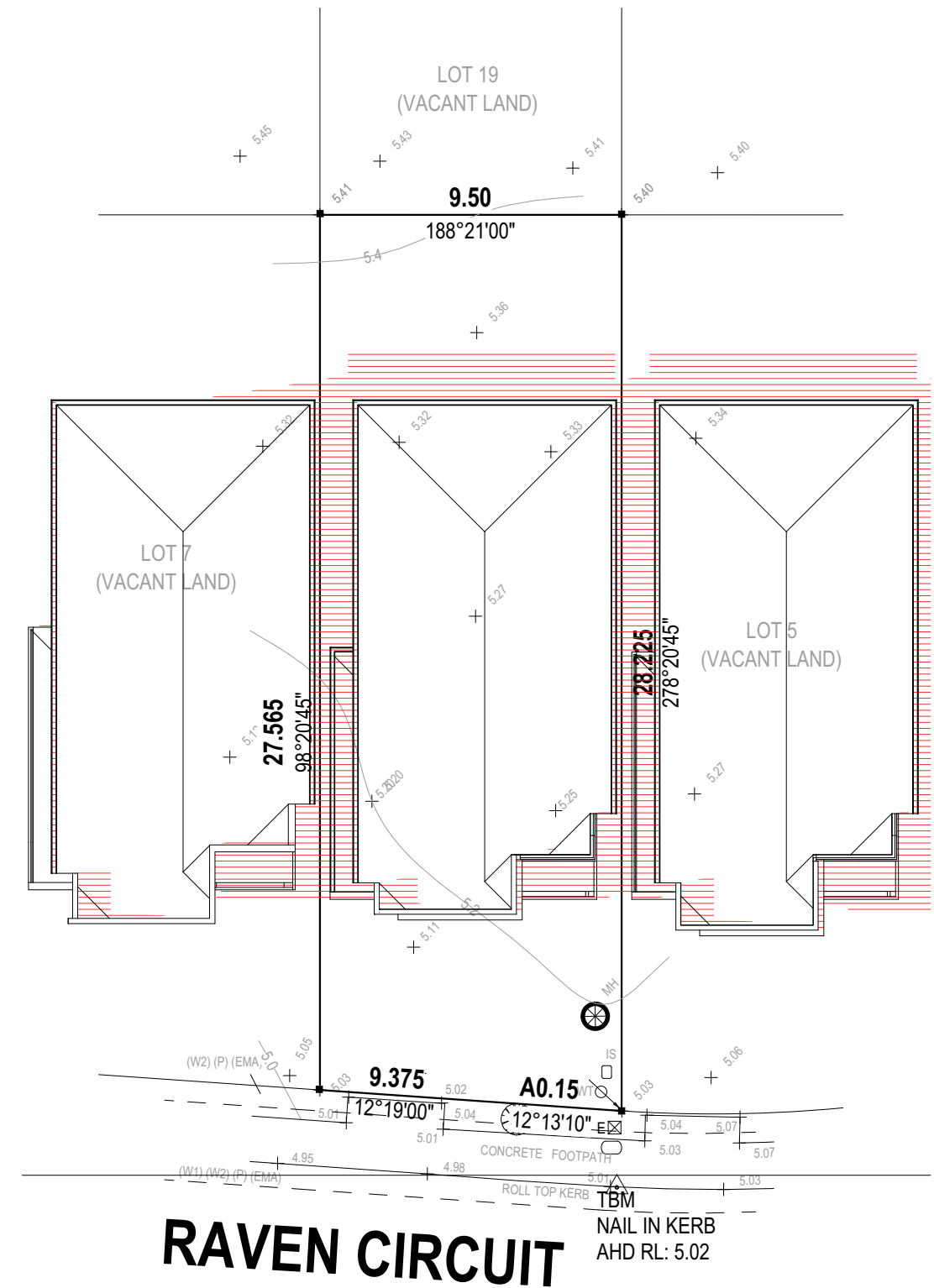
RAVEN CIRCUIT

JUNE 21 - 10AM SHADOW

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 <p>MACASA -HOMES- LG, 6A FIGTREE DRIVE OLYMPIC PARK NSW 2127</p>	ACN 622 610 048 LICENSE No. 317953C	DATE	AMENDMENTS	REV.	HOUSE TYPE: IVY 25	DRAWING: SHADOWS - JUNE 21 9-10	CLIENT: FU SHUN REALTY PTY LTD	BUSHFIRE ASSESSMENT: N/A	WIND CLASSIFICATION: -	LODGEMENT: DA-CC	PROJECT ID: WAW0006
	P: (61) 02 9096 9109	21/02/23	ARCHITECTURAL PLAN PLANS AMENDED AS PER COUNCIL'S EMAIL DATED 17/02/23	E	FACADE: MODERN II	STAGE: ARCHITECTURAL PLAN	SITE ADDRESS: DP: 271326 LOT 6, No.6	FLOOD ASSESSMENT: N/A	SLAB CLASSIFICATION: H1	DATE DRAWN: 04/11/22	DRAWING No.: 6/16
	E: admin@macasahomes.com.au	23/06/23	STORMWATER OSD & DRIVEWAY DESIGN BY STRUTTERRE	F	GARAGE: SG	COUNCIL: NORTHERN BEACHES	RAVEN CIRCUIT, WARRIEWOOD, NSW 2102	SALINITY ASSESSMENT: -		DRAWN BY: AT	REV. ID: F
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RAVEN CIRCUIT

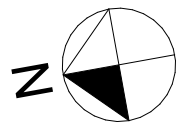
RAVEN CIRCUIT


JUNE 21 - 11AM SHADOW

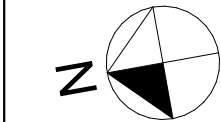
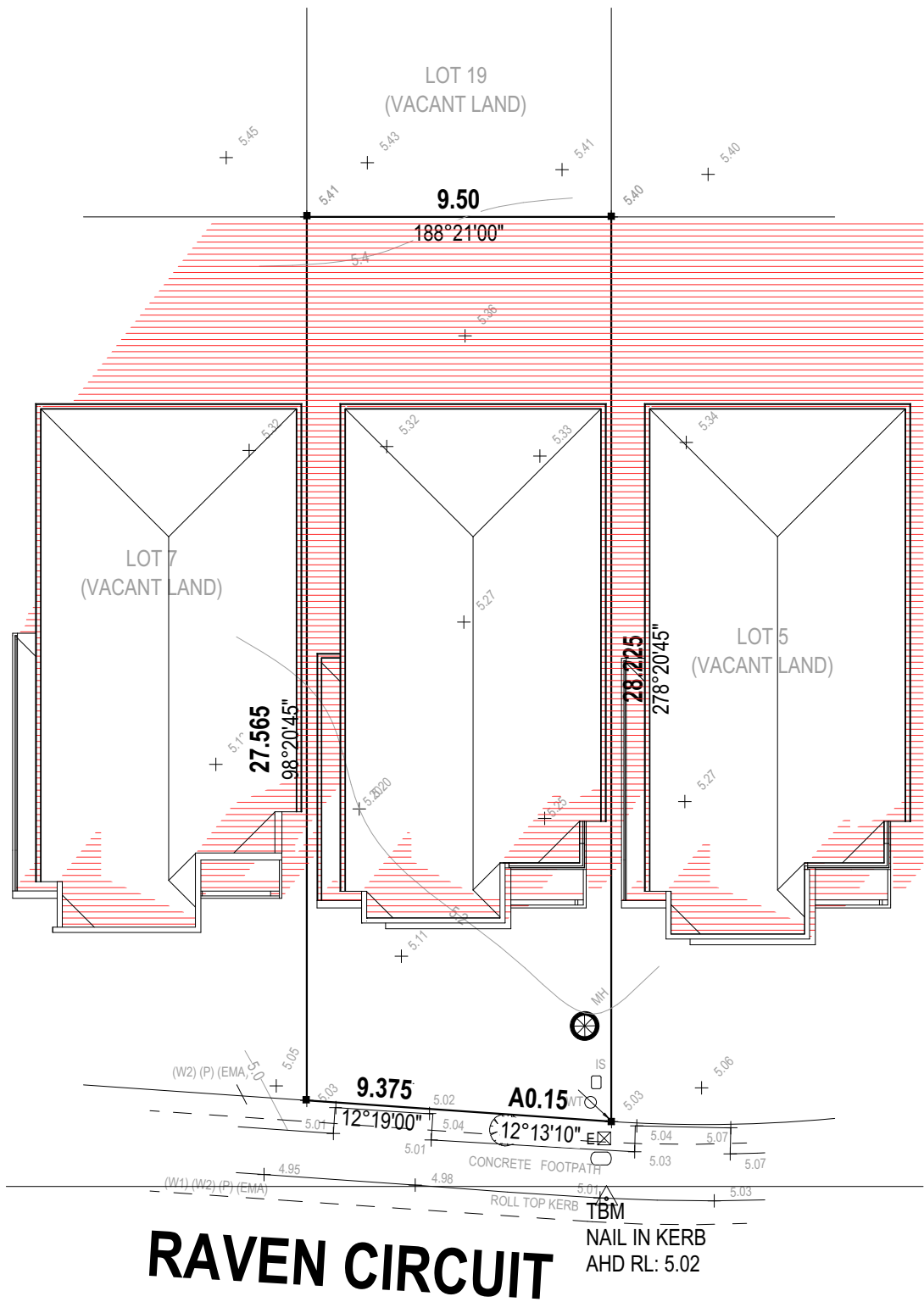
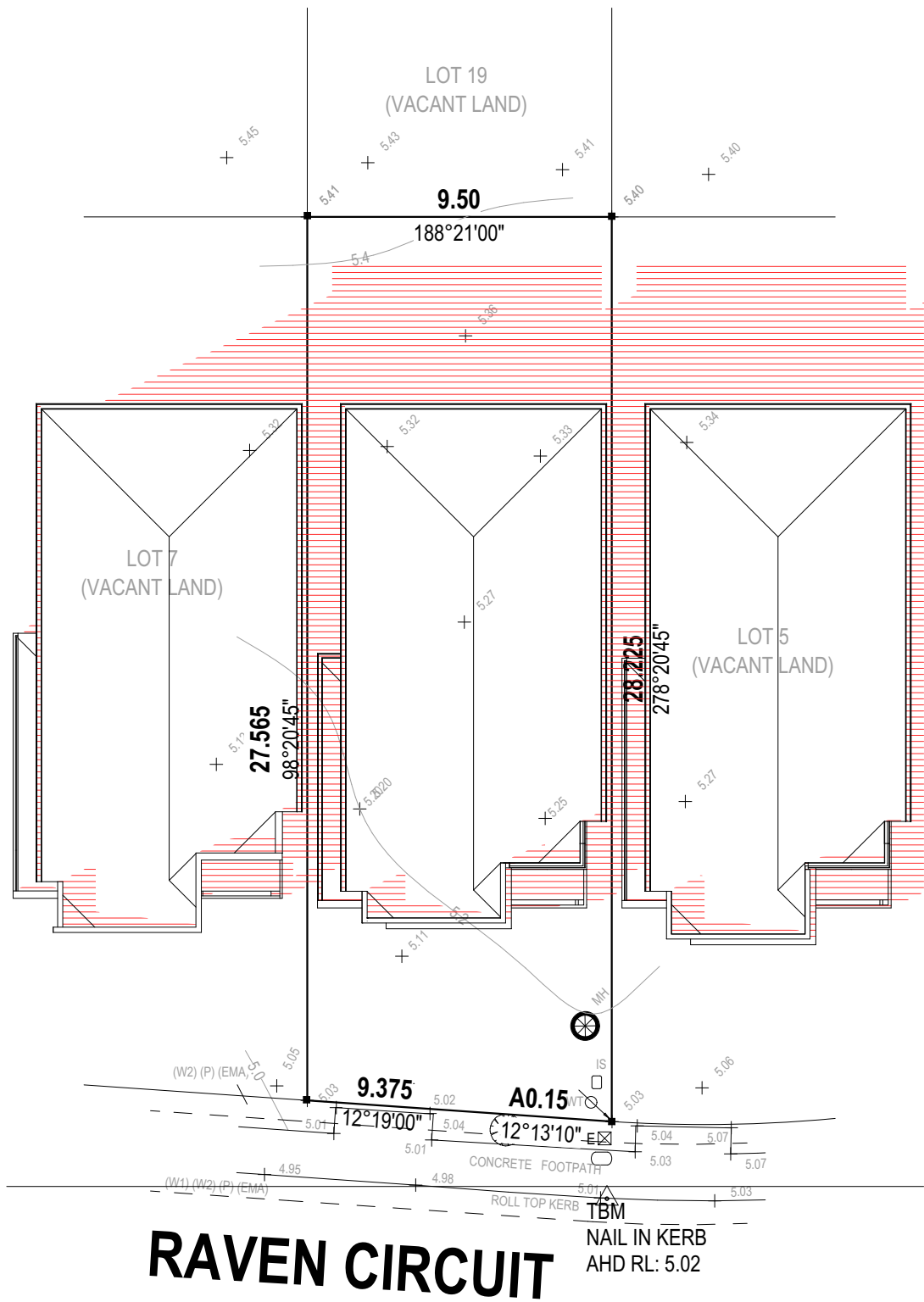
JUNE 21 - 12PM SHADOW

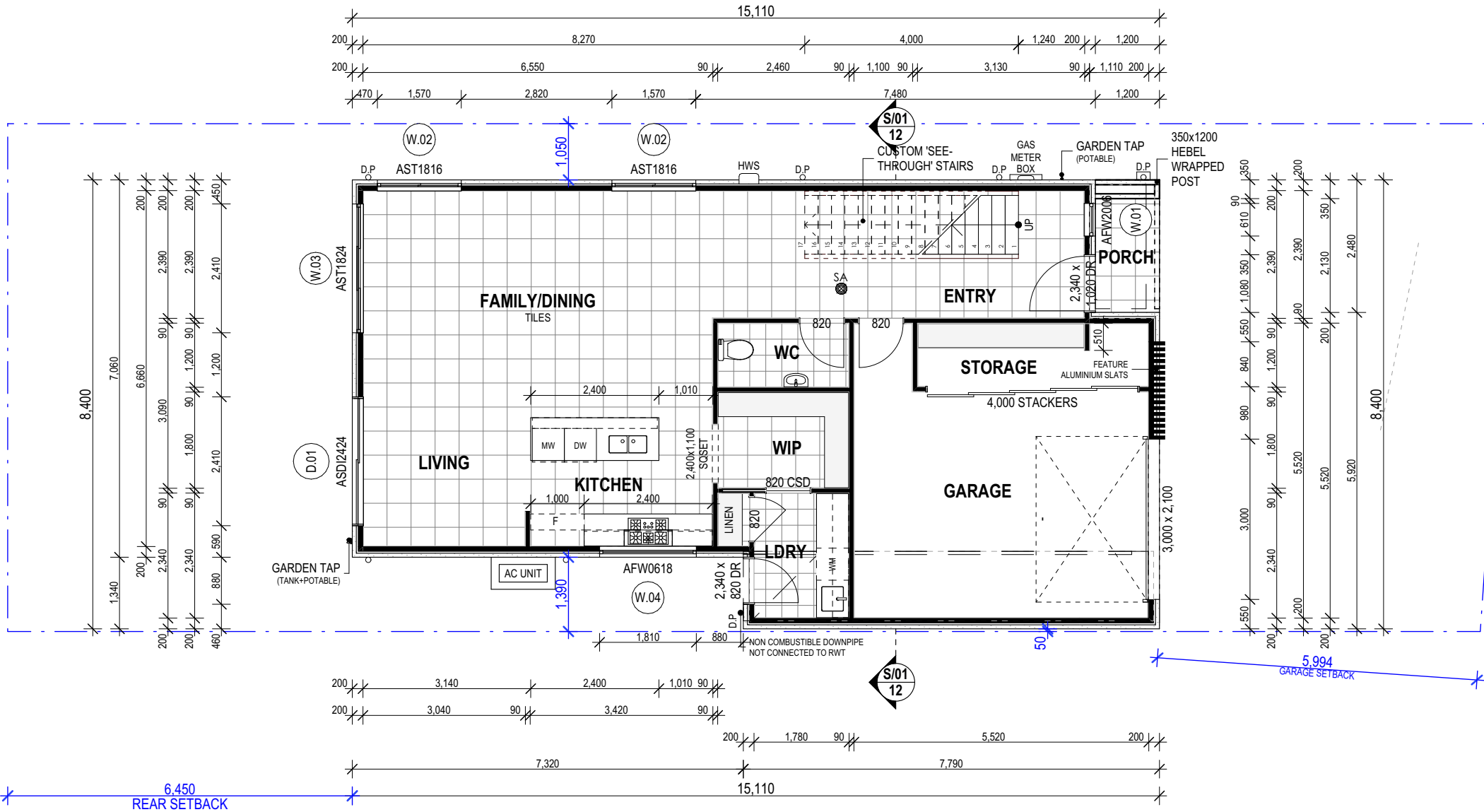
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	W: www.macasahomes.com.au	23/06/23		F			COUNCIL ASSESSMENT: -		DRAWN BY: AT	REV. ID: F		





0008340796 22 Dec 2022
Assessor Thomas Ruck
Accreditation No. DMN/20/1999
Address
6 Raven Circuit, Warriewood
NSW, 2102



hstar.com.au

GROUND FLOOR PLAN

1:100

CEILING HEIGHT

2740 TO GROUND FLOOR

2740 TO FIRST FLOOR

NOTES

HOUSE AREA

AREA NAME	AREA m2
1. GROUND FLOOR	81.22
2. FIRST FLOOR	103.26
3. GARAGE	32.96
4. PORCH	2.98
	220.42 m²

INTERNAL FLOOR AREA

	AREA m2
1. GROUND FLOOR	73.53
2. FIRST FLOOR	90.51
	164.04 m²

ROOF AREA

PITCH	AREA m2
10.00°	12.25
12.50°	122.85
	135.10 m²



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IVY 25
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DRAWING:
GROUND FLOOR PLAN
STAGE:
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COUNCIL:
NORTHERN BEACHES

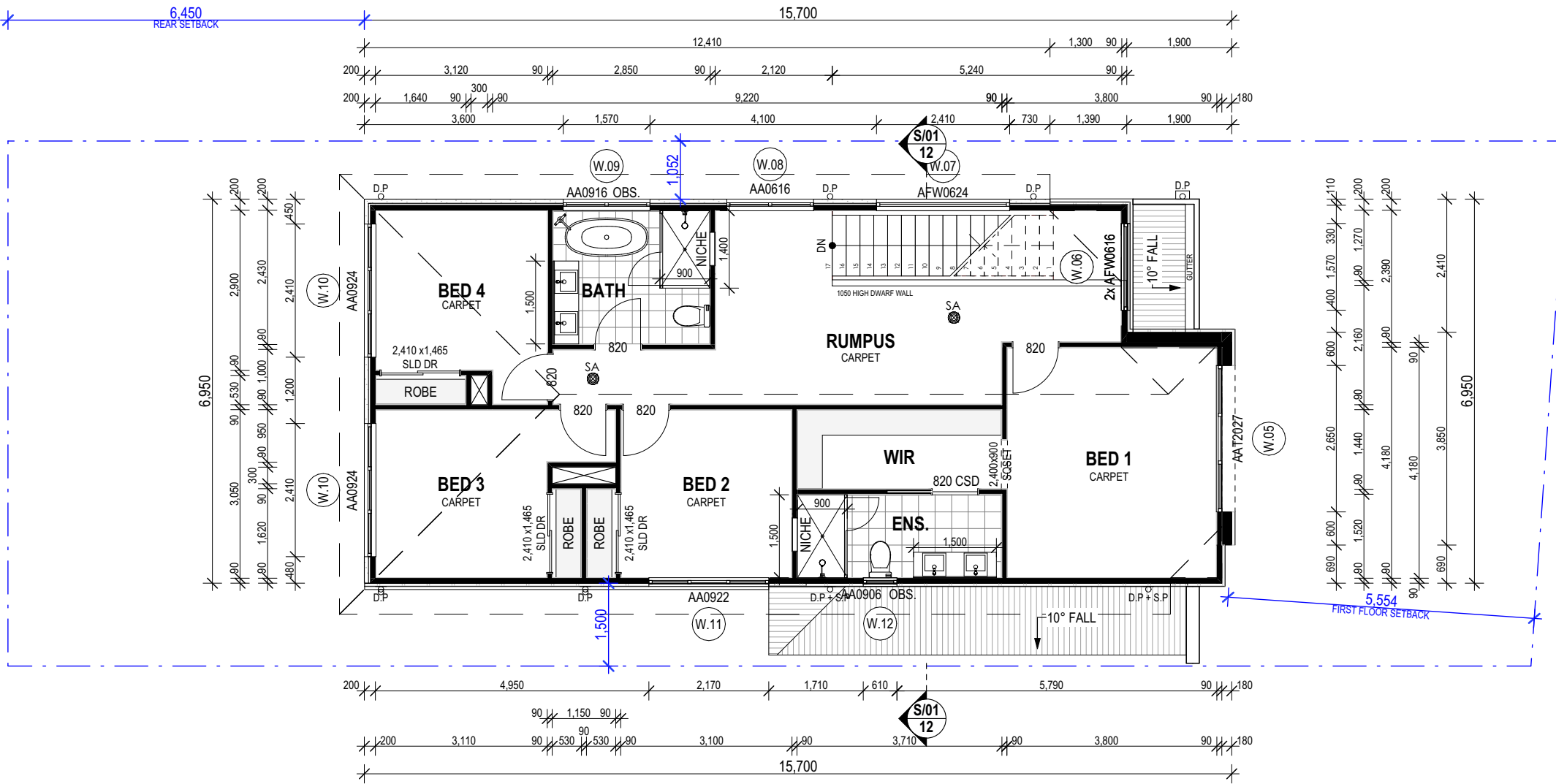
CLIENT:
FU SHUN REALTY PTY LTD
SITE ADDRESS:
DP: 271326 | LOT 6, No.6
RAVEN CIRCUIT,
WARRIEWOOD, NSW 2102

BUSHFIRE ASSESSMENT:
N/A
FLOOD ASSESSMENT:
N/A
SALINITY ASSESSMENT:
-

WIND CLASSIFICATION:
-
SLAB CLASSIFICATION:
H1
DATE DRAWN:
04/11/22
DRAWN BY:
AT


LODGEMENT:
DA-CC
REV. ID:
F

PROJECT ID:
WAW0006
DRAWING No.:
9/16



FIRST FLOOR PLAN
1:100

CEILING HEIGHT		
2740 TO GROUND FLOOR		
2740 TO FIRST FLOOR		
NOTES		
HOUSE AREA		
AREA NAME	AREA m2	
1. GROUND FLOOR	81.22	
2. FIRST FLOOR	103.26	
3. GARAGE	32.96	
4. PORCH	2.98	
	220.42 m²	
INTERNAL FLOOR AREA		
	AREA m2	
1. GROUND FLOOR	73.53	
2. FIRST FLOOR	90.51	
	164.04 m²	
ROOF AREA		
PITCH	AREA m2	
10.00°	12.25	
12.50°	122.85	
	135.10 m²	
WIND CLASSIFICATION: -	LODGEEMENT: DA-CC	PROJECT ID : WAW0006
SLAB CLASSIFICATION: H1	DATE DRAWN: 04/11/22	DRAWING No.: 10/16
	DRAWN BY: AT	REV. ID: F

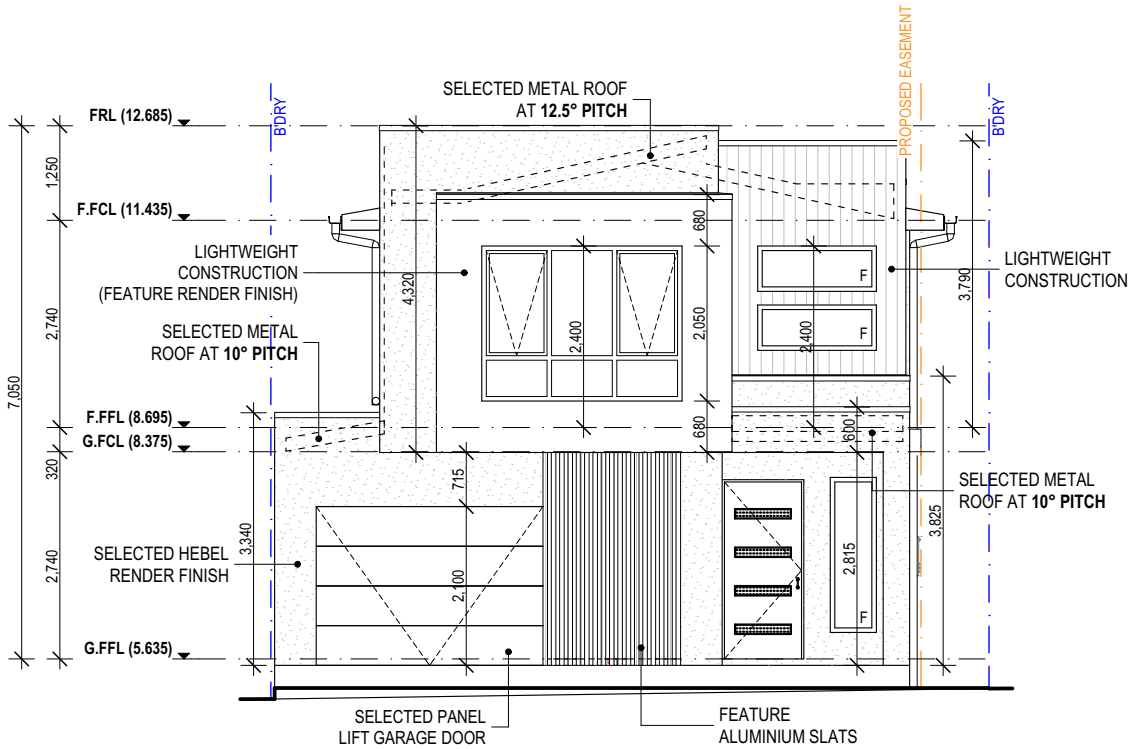
 <div>LG, 6A FIGTREE DRIVE OLYMPIC PARK NSW 2127</div>	ACN 622 610 048 LICENSE No. 317953C	DATE	AMENDMENTS	REV.	HOUSE TYPE: IVY 25	DRAWING: FIRST FLOOR PLAN	CLIENT: FU SHUN REALTY PTY LTD	BUSHFIRE ASSESSMENT:	WIND CLASSIFICATION:	LODGEEMENT:	PROJECT ID :
	P: (61) 02 9096 9109 E: admin@macasahomes.com.au W: www.macasahomes.com.au	20/12/22	ARCHITECTURAL PLAN PLANS AMENDED AS PER COUNCIL'S EMAIL DATED 17/02/23	D	FACADE: MODERN II	STAGE: ARCHITECTURAL PLAN	SITE ADDRESS: DP: 271326 LOT 6, No.6 RAVEN CIRCUIT, WARRIEWOOD, NSW 2102	FLOOD ASSESSMENT:	SLAB CLASSIFICATION:	DATE DRAWN:	DRAWING No.:
		23/06/23	STORMWATER OSD & DRIVEWAY DESIGN BY STRUCETERRE	F	GARAGE: SG	COUNCIL : NORTHERN BEACHES		SALINITY ASSESSMENT:		DRAWN BY:	REV. ID:

HEAD HEIGHT NOTE

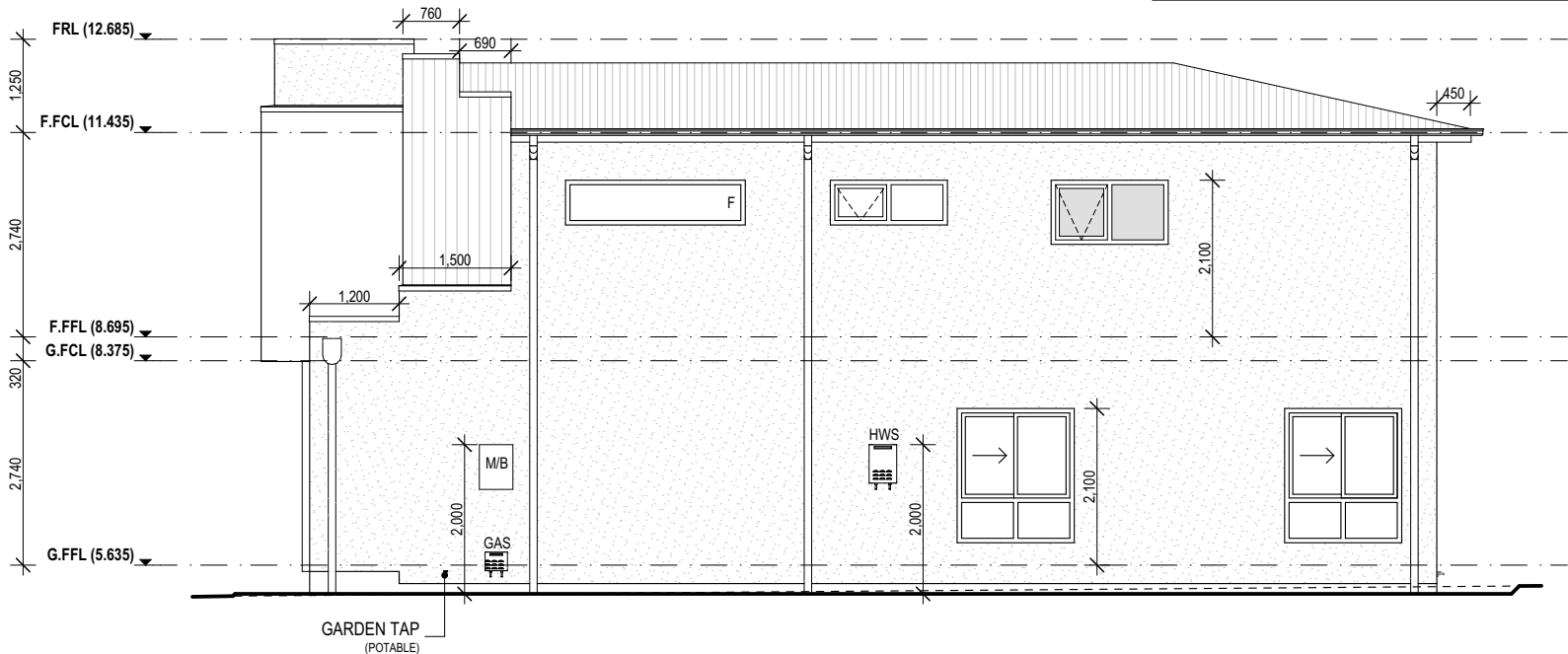
GR. FLR. WINDOW HEAD HEIGHT AT 2100mm FROM FFL
FIRST FLR. HEAD HEIGHT AT 2100mm FROM FFL
UNLESS NOTATED OTHERWISE

SARKING NOTE:

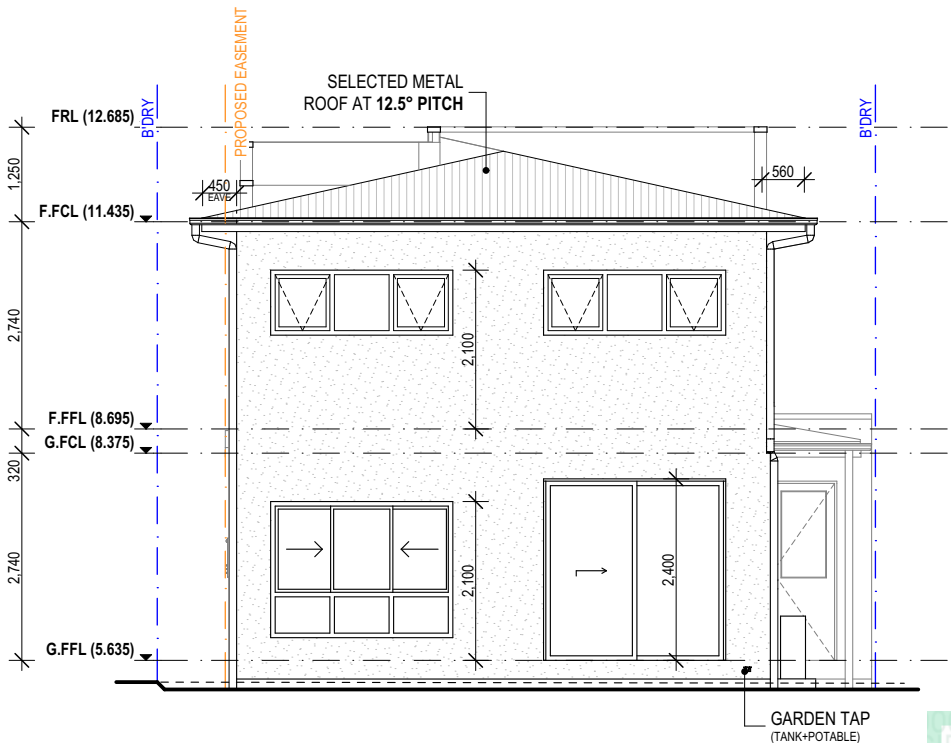
SARKING REQUIREMENTS FOR PROPOSED ROOF TO BE AS PER
TABLE 3.5.1.1(A) AND TABLE 3.5.1.1(B) AS SET OUT IN THE
BUILDING CODE OF AUSTRALIA



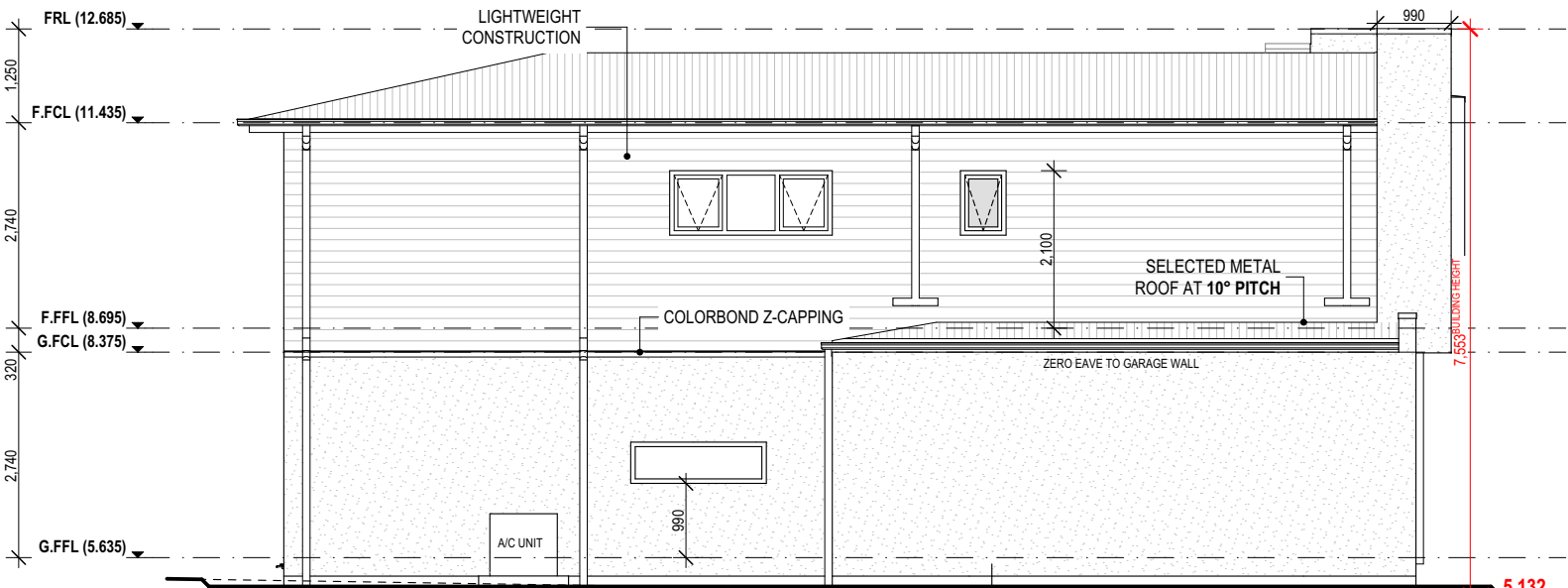
FRONT ELEVATION
1:100



RIGHT ELEVATION
1:100




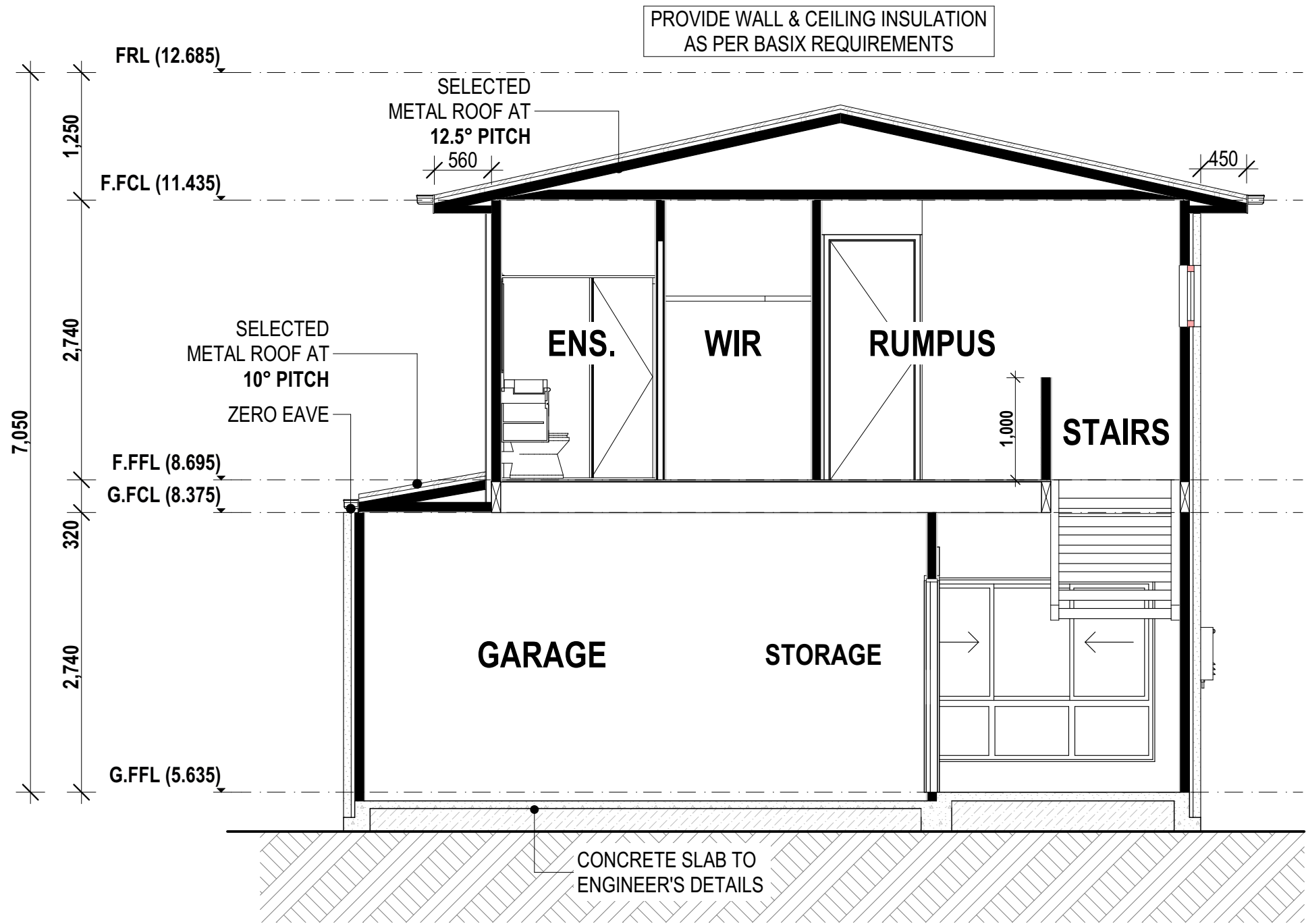
REAR ELEVATION
1:100



LEFT ELEVATION
1:100




 <p>MACASA -HOMES- LG, 6A FIGTREE DRIVE OLYMPIC PARK NSW 2127</p>	ACN 622 610 048 LICENSE No. 317953C	DATE	AMENDMENTS	REV.	HOUSE TYPE: IVY 25	DRAWING: ELEVATIONS	CLIENT: FU SHUN REALTY PTY LTD	BUSHFIRE ASSESSMENT: N/A	WIND CLASSIFICATION: -	LODGEMENT: DA-CC	PROJECT ID: WAW0006
	P: (61) 02 9096 9109 E: admin@macasahomes.com.au W: www.macasahomes.com.au	20/12/22	ARCHITECTURAL PLAN PLANS AMENDED AS PER COUNCIL'S EMAIL DATED 17/02/23	D	FACADE: MODERN II	STAGE: ARCHITECTURAL PLAN	SITE ADDRESS: DP: 271326 LOT 6, No.6 RAVEN CIRCUIT, WARRIWOOD, NSW 2102	FLOOD ASSESSMENT: N/A	SLAB CLASSIFICATION: H1	DATE DRAWN: 04/11/22	DRAWING No.: 11/16
		23/06/23	STORMWATER OSD & DRIVEWAY DESIGN BY STRUTTERRE	F	GARAGE: SG	COUNCIL: NORTHERN BEACHES		SALINITY ASSESSMENT: -		DRAWN BY: AT	REV. ID: F




S/01
9


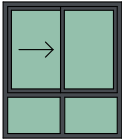
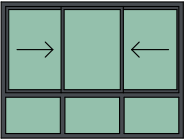

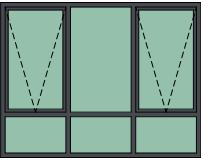


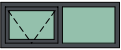
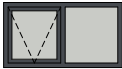



SECTION 01
1:50




 LG, 6A FIGTREE DRIVE OLYMPIC PARK NSW 2127	ACN 622 610 048 LICENSE No. 317953C	DATE	AMENDMENTS	REV.	HOUSE TYPE: IVY 25	DRAWING: SECTION	CLIENT: FU SHUN REALTY PTY LTD	BUSHFIRE ASSESSMENT: N/A	WIND CLASSIFICATION: -	LODGEMENT: DA-CC	PROJECT ID: WAW0006
	P: (61) 02 9096 9109 E: admin@macasahomes.com.au W: www.macasahomes.com.au	20/12/22	ARCHITECTURAL PLAN PLANS AMENDED AS PER COUNCIL'S EMAIL DATED 17/02/23	D	FACADE: MODERN II	STAGE: ARCHITECTURAL PLAN	SITE ADDRESS: DP: 271326 LOT 6, No.6 RAVEN CIRCUIT, WARRIEWOOD, NSW 2102	FLOOD ASSESSMENT: N/A	SLAB CLASSIFICATION: H1	DATE DRAWN: 04/11/22	DRAWING No.: 12/16
		23/06/23	STORMWATER OSD & DRIVEWAY DESIGN BY STRUCETERRE	F	GARAGE: SG	COUNCIL: NORTHERN BEACHES		SALINITY ASSESSMENT: -		DRAWN BY: AT	REV. ID: F

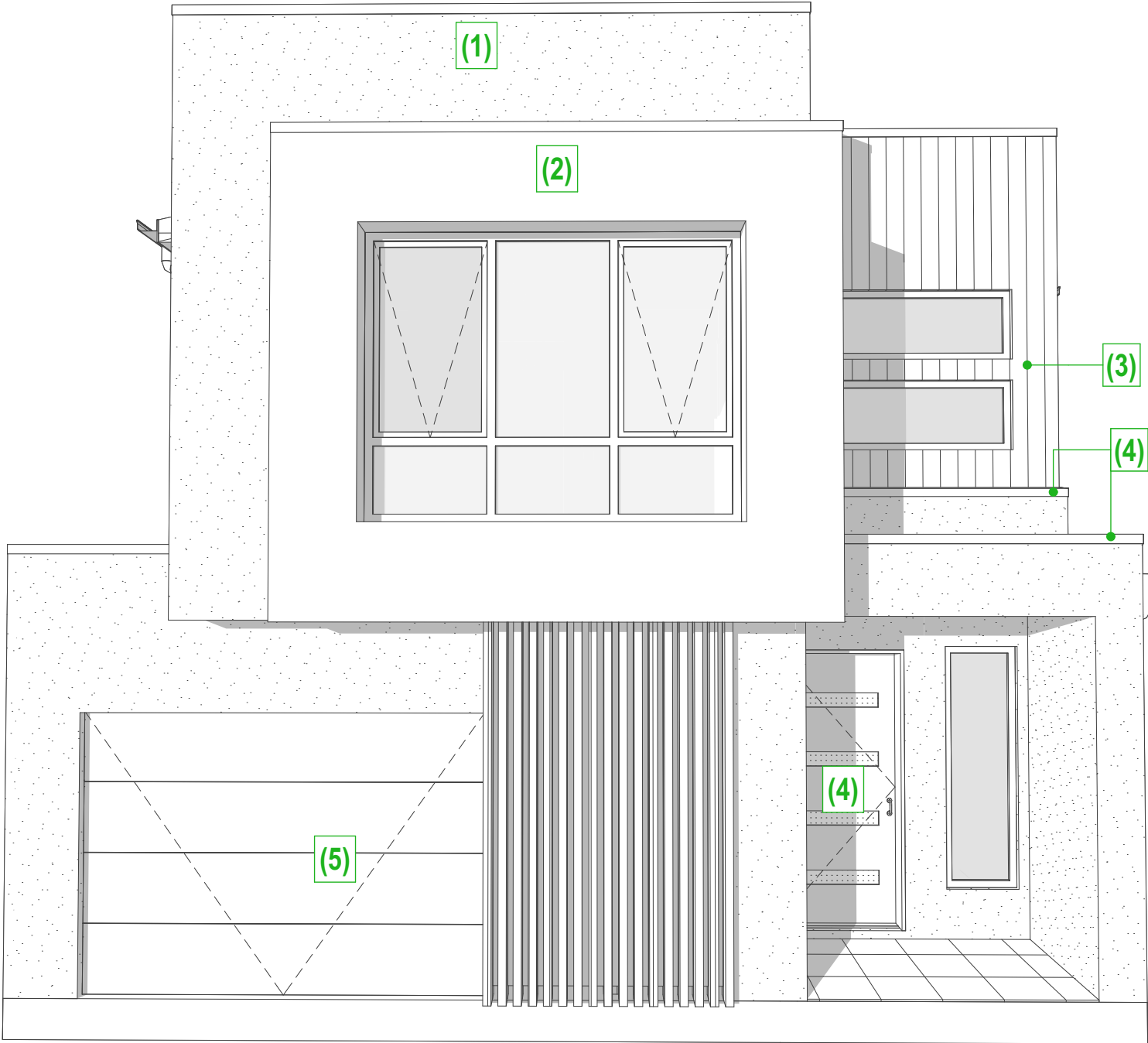
DOOR SCHEDULE		
HOME STORY	G.FFL	
ID	D.01	
MODEL	ASDI2424	
WIDTH	2,410	
HEIGHT	2,400	
ELEVATION		
QTY	1	1

NOTE
- ALL WINDOWS ARE VIEWED EXTERNALLY CONFIRM ALL DIMENSIONS ON SITE AND NOTIFY THE SUPERVISOR OF ANY DISCREPANCIES OR CONFLICTS PRIOR TO FABRICATION AND INSTALLATION.
- ALL GLAZING TO EXTERNAL WINDOWS, EXTERNAL SLIDING DOORS, ADJUSTABLE TO BE IN ACCORDANCE WITH AS2047 AND ALL OTHER GLAZED ASSEMBLIES ARE TO BE IN ACCORDANCE WITH AS1288.
- PROVIDE AND INSTALL ALL NECESSARY FLASHING, TRIM, REVEALS AND SILL TRAYS TO MAKE SUITE WEATHERPROOF AND WATERPROOF, FINISH TO MATCH ALUMINIUM GLAZING.
- CHECK ALL NUMBERING AND QUANTITIES AGAINST PLANS AND ELEVATIONS AND NOTIFY THE CONSTRUCTION MANAGER SHOULD THERE BE ANY DISCREPANCIES.
BASIX
- AWNING WINDOWS TO FIRST FLOOR IN LIEU OF SLIDING WINDOWS

WINDOW SCHEDULE												
HOME STORY	G.FFL				F.FFL							
ID	W.01	W.02	W.03	W.04	W.05	W.06	W.07	W.08	W.09	W.10	W.11	W.12
MODEL	AFW2006	AST1816	AST1824	AFW0618	AAT2027	AFW0616	AFW0624	AA0616	AA0916	AA0924	AA0922	AA0906
GLAZING	STANDARD	STANDARD	STANDARD	STANDARD	STANDARD	STANDARD	STANDARD	STANDARD	OBSCURE	STANDARD	STANDARD	OBSCURE
WIDTH	610	1,570	2,410	1,810	2,650	1,570	2,410	1,570	1,570	2,410	2,170	610
HEIGHT	2,050	1,800	1,800	550	2,050	600	600	600	860	860	860	860
ELEVATION												
QUANTITY	1	2	1	1	1	2	1	1	1	2	1	1



 LG, 6A FIGTREE DRIVE OLYMPIC PARK NSW 2127	ACN 622 610 048 LICENSE No. 317953C	DATE 20/12/22	AMENDMENTS ARCHITECTURAL PLAN PLANS AMENDED AS PER COUNCIL'S EMAIL DATED 17/02/23	REV. D	HOUSE TYPE: IVY 25	DRAWING: WINDOW & DOOR SCHEDULE	CLIENT: FU SHUN REALTY PTY LTD	BUSHFIRE ASSESSMENT: N/A	WIND CLASSIFICATION: -	LODGEMENT: DA-CC	PROJECT ID : WAW0006
	P: (61) 02 9096 9109 E: admin@macasahomes.com.au	21/02/23	STORMWATER OSD & DRIVEWAY DESIGN BY STRUCTERRE	E	FACADE: MODERN II	STAGE: ARCHITECTURAL PLAN	SITE ADDRESS: DP: 271326 LOT 6, No.6 RAVEN CIRCUIT, WARRIEWOOD, NSW 2102	FLOOD ASSESSMENT: N/A	SLAB CLASSIFICATION: H1	DATE DRAWN: 04/11/22	DRAWING No.: 13/16
	W: www.macasahomes.com.au	23/06/23		F	GARAGE: SG	COUNCIL : NORTHERN BEACHES		SALINTY ASSESSMENT: -		DRAWN BY: AT	REV. ID: F

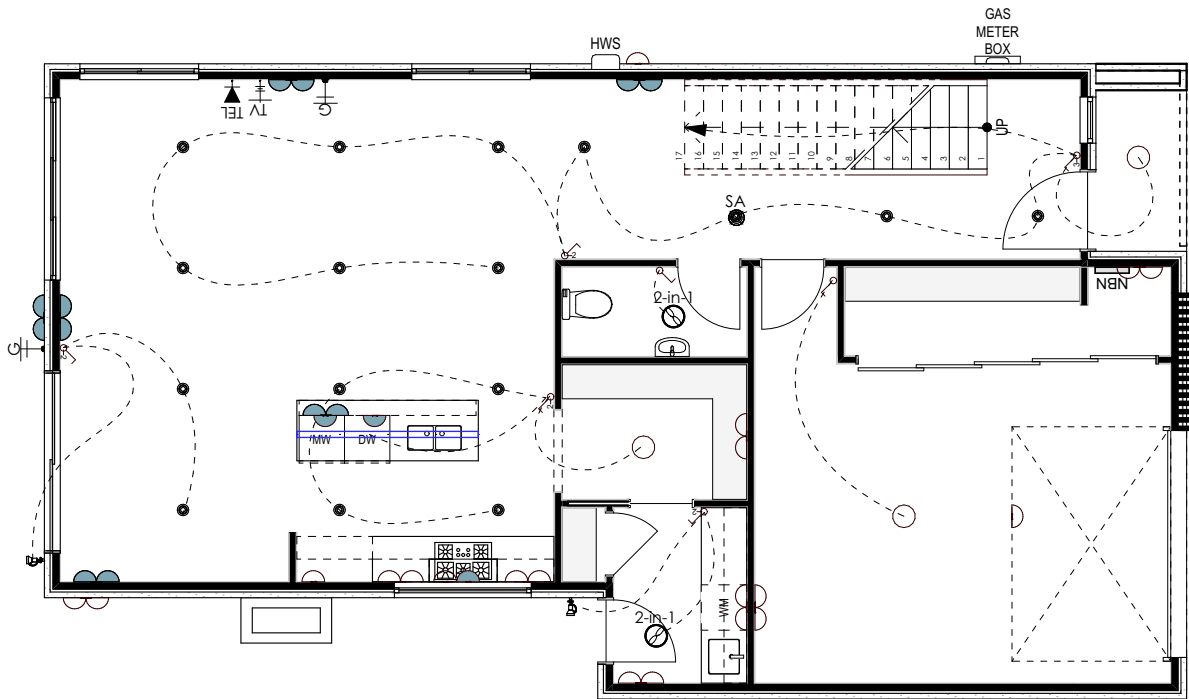


EXTERNAL COLOUR SELECTION
DARK STORM 2

	WALLS - MAIN HEBEL & SIDE CLADDING TAUBMANS - ALPINE SNOW
	WALLS - FEATURE RENDER TAUBMANS - BASALT
	WALLS - FEATURE CLADDING WEATHERGROVE 150 NATURAL
	WINDOW FRAMES ENTRY DOOR GUTTER, DOWNPIPES, FASCIA COLORBOND - IRONSTONE
	EAVES/GARAGE DOOR SURFMIST
	DRIVEWAY CHARCOAL
	METAL ROOF SHALE GREY

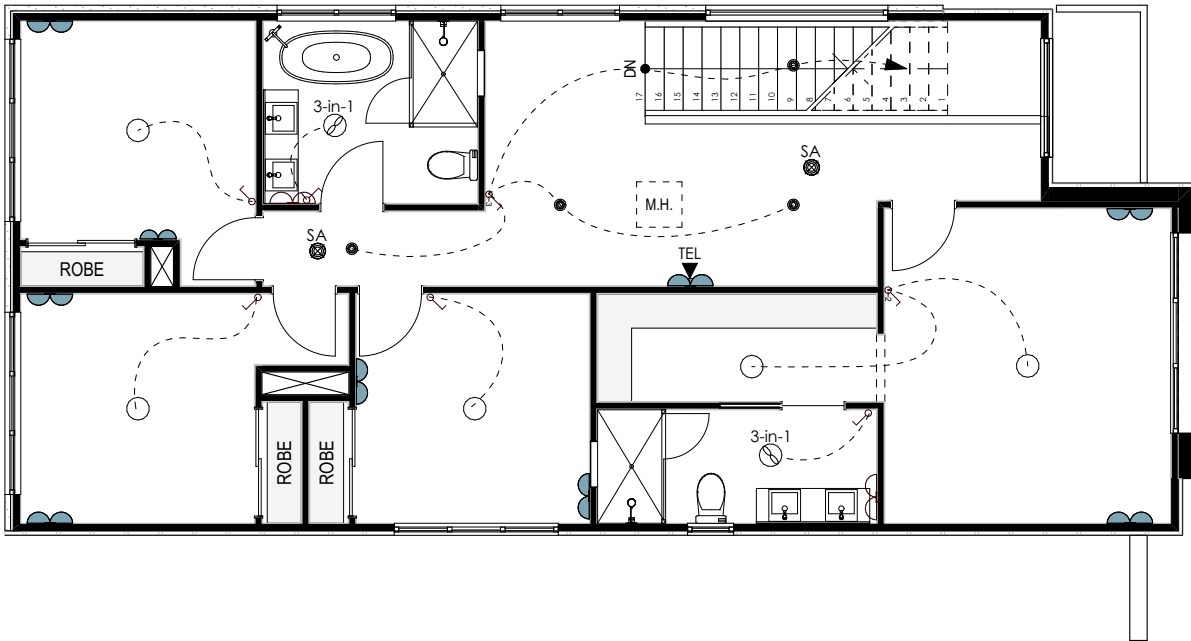


 LG, 6A FIGTREE DRIVE OLYMPIC PARK NSW 2127	ACN 622 610 048 LICENSE No. 317953C	DATE	AMENDMENTS	REV.	HOUSE TYPE: IVY 25	DRAWING: COLOUR SELECTION	CLIENT: FU SHUN REALTY PTY LTD	BUSHFIRE ASSESSMENT: N/A	WIND CLASSIFICATION: -	LODGEMENT: DA-CC	PROJECT ID: WAW0006
	P: (61) 02 9096 9109 E: admin@macasahomes.com.au	20/12/22	ARCHITECTURAL PLAN PLANS AMENDED AS PER COUNCIL'S EMAIL DATED 17/02/23	D	FACADE: MODERN II	STAGE: ARCHITECTURAL PLAN	SITE ADDRESS: DP: 271326 LOT 6, No.6 RAVEN CIRCUIT, WARRIEWOOD, NSW 2102	FLOOD ASSESSMENT: N/A	SLAB CLASSIFICATION: H1	DATE DRAWN: 04/11/22	DRAWING No.: 14/16
	W: www.macasahomes.com.au	23/06/23	STORMWATER OSD & DRIVEWAY DESIGN BY STRUCETERRE	F	GARAGE: SG	COUNCIL: NORTHERN BEACHES		SALINITY ASSESSMENT: -		DRAWN BY: AT	REV. ID: F



GROUND FLOOR ELECTRICAL PLAN

1:100



FIRST FLOOR ELECTRICAL PLAN

1:100

ELECTRICAL NOTE

- ALL ELECTRICAL WORK CARRIED OUT TO COMPLY WITH AS3000:2018, AND ALL OTHER RELEVANT STANDARDS INCLUDING SERVICES AND INSTALLATION RULES, LOCAL POWER COMPANY REQUIREMENTS, RECOMMENDATIONS OF MANUFACTURERS, SUPPLIERS, PROFESSIONALS AND TRADE ASSOCIATIONS.
- POSITION OF LIGHTS AND POWER OUTLETS ARE TO BE CONFIRMED ON SITE BY THE SUPERVISOR.
- ALL EXTERNAL POWER POINTS ARE TO BE WEATHER-PROOF
- SMOKE ALARMS TO COMPLY WITH AS3786.

NOTE

- ALL EXHAUST FANS ARE TO BE DUCTED TO OUTSIDE AIR.
- SELF-CLOSING DAMPENER TO ALL EXHAUST FANS.
- DUCT KITCHEN RANGEHOOD TO OUTSIDE AIR.
- PROVIDE REMOTE CONTROL TO GARAGE DOORS.

ELECTRICAL SCHEDULE

2-in-1	2 IN 1 EXHAUST FAN + LIGHT	2
3-in-1	3 IN 1 EXHAUST FAN + LIGHT + HEATER	2
	GAS BAYONET	2
	GPO	4
	GPO - @ 300mm FROM FFL	3
	GPO - DBL	10
	GPO - DBL @ 300mm ABOVE FFL	15
	LED DOWNLIGHT	20
	LIGHT - CAPPED-OFF	2
	LIGHT - LINEAR LED PENDANT	1
	LIGHT - OYSTER	8
	LIGHT SWITCH	8
	LIGHT SWITCH - DBL	4
	LIGHT SWITCH - TRIPLE	2
NBN	NBN BOX	1
SA	SMOKE ALARM	3
TEL	TELEPHONE POINT	2
	TELEVISION POINT	1

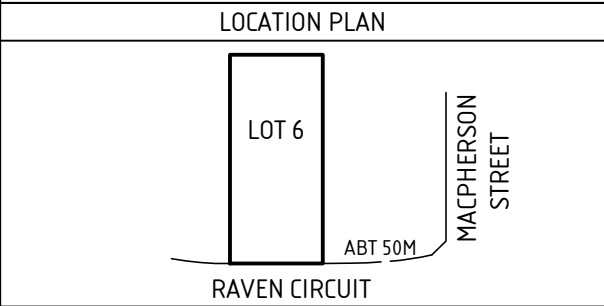
UPGRADES

- PROVIDE UP TO 20 LED DOWNLIGHTS TO LIVING AREAS (REFER TO PLAN)
- PROVIDE 1x LINEAR PENDANT LIGHT TO KITCHEN
- PROVIDE 1x DOUBLE POWER POINT TO KITCHEN ISLAND BENCH
- PROVIDE 1x ADDITIONAL DOUBLE POWER POINT TO BEDROOMS (EXCLUDING BED 1)
- PROVIDE 1x ADDITIONAL SMOKE ALARM TO F.FLOOR (TOTAL 3)
- PROVIDE 1x ADDITIONAL DOUBLE GPO TO GARAGE, LAUNDRY, LIVING, WIP (TOTAL 4)



SURVEY NOTES

- LEVELS ARE TO AUSTRALIAN HEIGHT DATUM BASED ON SSM 196252 WITH A STATED VALUE OF 4.52M.
- CONTOUR INTERVALS AT 0.2 METRES.
- BOUNDARIES ARE UNFENCED UNLESS NOTED OTHERWISE.
- THE LOCATIONS OF SURFACE PITS, VALVE COVERS ETC. SHOWN HEREON HAVE BEEN DETERMINED BY THIS SURVEY. NO DIRECT KNOWLEDGE IS CLAIMED OF THE LOCATION OF UNDERGROUND SERVICES.
- PRIOR TO ANY EXCAVATION OR CONSTRUCTION, THE RELEVANT AUTHORITY SHOULD BE CONTACTED TO LOCATE POSSIBLE UNDERGROUND SERVICES.
- ADJOINING PROPERTY INFORMATION IS A COMBINATION OF GROUND MEASUREMENT AND INTERPRETATION OF AERIAL IMAGERY.
- DATE OF SURVEY: 06/09/2022

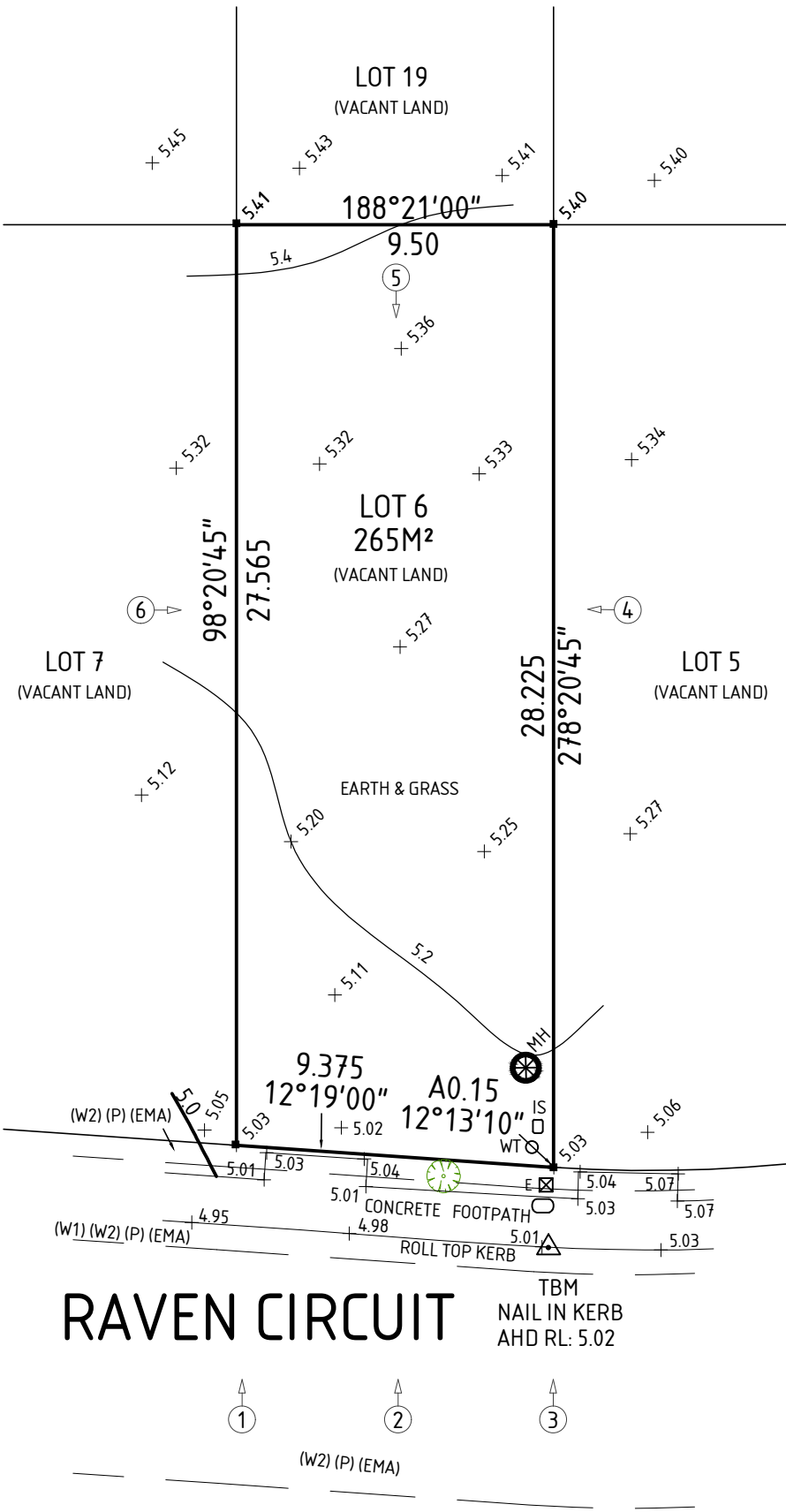


LEGEND	
E	ELECTRICITY BOX
	TEMPORARY SITE LEVEL BENCHMARK
	DENOTES SITE PHOTO
	TELSTRA/NBN PIT
	TITLE PEG
MH	MANHOLE (SEWER/STORMWATER)
WT	WATER TAGS
IS	SEWER INSPECTION SHAFT

NOTES:

THIS SURVEY HAS BEEN CARRIED OUT FOR THE EXCLUSIVE USE OF THE PROPRIETORS FOR THE PURPOSE OF TITLE RE-ESTABLISHMENT ON THE SITE AND SHOULD NOT BE USED FOR ANY OTHER PURPOSE OR BY ANY OTHER PERSON OR CORPORATION. STRUCTURES BELOW THE SURFACE LEVEL (IF ANY) INCLUDING FOOTINGS PROJECTING INTO THE SITE FROM ADJOINING PROPERTIES HAVE NOT BEEN LOCATED BY THIS SURVEY. WE HAVE NOT EXCAVATED THE SITE TO DETERMINE THEIR EXISTENCE. THE POSITION OF OCCUPATION (FENCES, BUILDINGS ETC) SHOWN NEAR BOUNDARIES ARE NOT NECESSARILY PLOTTED TO SCALE AND IN MOST INSTANCES THEIR POSITIONS HAVE BEEN EXAGGERATED FOR CLARITY.

EMA: EASEMENT FOR MAINTENANCE ACCESS (VARIABLE WIDTH ENTIRE LOT)
P: POSITIVE COVENANT
W1: EASEMENT FOR WATER SUPPLY PURPOSES 2.5 WIDE (DP1282811)
W2: EASEMENT FOR ACCESS AND DRAINAGE PURPOSES VARIABLE WIDTH (DP1282811)



MGA 2020
ZONE 56

APPROVED JOHN MULDOWNEY LICENSED SURVEYOR	CLIENT MACASA HOMES PTY LTD	SHEET FEATURE SURVEY PLAN SCALE 1:200 @ A3	PROJECT ADDRESS RAVEN CIRCUIT, WARRIEWOOD LOT 6 DP 271326		DESIGN BY T.N	REVISION 1	PROJECT NO. 3.22.11577.1
					CHECKED PAS	DATE 07/09/2022	SHEET NO. 1 of 1