

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



DEVELOPMENT APPLICATION PROPOSED DWELLING AT LOT 12, 10 FERN CREEK ROAD,WARRIEWOOD

PREPARED FOR

SKYCORP AUSTRALIA

BASIX COMMITMENTS SUMMARY NOTES (TO BE READ IN CONJUNCTION WITH BASIX CERTIFICATE)				
BASIX Certificate # 1249819S				
WATER		No hot water reticulation required		
Fixtures	All shower heads	All toilets	All kitchen taps	All bathrooms taps
Rating	4 Star(>4.5 But<=6L/Min)	4 star	4 star	4 star
Alternate water source				
Rain Water Tank	Type	Size	Roof area connected	Connections
	Individual RWT	2000L	90 m2	Outdoor tap for landscape only
Swimming pool			
	Volume	Heated	Cover	Shaded

ENERGY				
Hot water	Type	Rating		
		Individual, gas instantaneous		
		5 star		
Mech. Ventilation	System	Operation Control		
Bath	Indiv. fan, ducted to facade or roof		Manual Switch On/Off	
L'dry	Indiv. fan, ducted to facade or roof		Manual Switch On/Off	
Kitchen	Indiv. fan, ducted to facade or roof		Manual Switch On/Off	
Cooling System	Type	Living areas	Bed rooms	
	1 Phase Air conditioning: Day / Night Zoned		3 star (average zone)	3 star (average zone)
Heating System	Type	Living areas	Bed rooms	
	1 Phase Air conditioning: Day / Night Zoned		3 star (average zone)	3 star (average zone)
Artificial Lighting	Primary type of artificial lighting is fluorescent or light emitting diode (LED)			
	No. of Bed rms & study	No. of Living	Each Kitchen, Bath / Toilet	L'dry & Hallway
	All	All	Yes	Yes
Others	Indoor private Cloth Line		Not Required	
	Outdoor or sheltered Cloth Line		Yes	
	Well ventilated Fridge space		Yes	
	Kitchen Cook top / Oven		Gas Cook top + Electric Oven	
THERMAL	As per thermal simulation carried out by assessor			
(refer assessor's stamped drawings)	External Wall Insulation: R2.8			
	Ceiling Insulation: R3.0			
	Roof type / colour : Metal roof, Medium Colour (SA 0.475 - 0.7) + SS Foil (R1.3)			
	ALM-002-01 A: Aluminium B SG Clear / tint U=6.6 SHGC =0.441 - 0.539			
	All External doors & windows to be weather sealed			
	Eaves / shading as per drawings			



1 LOCATION PLAN



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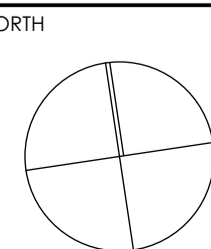
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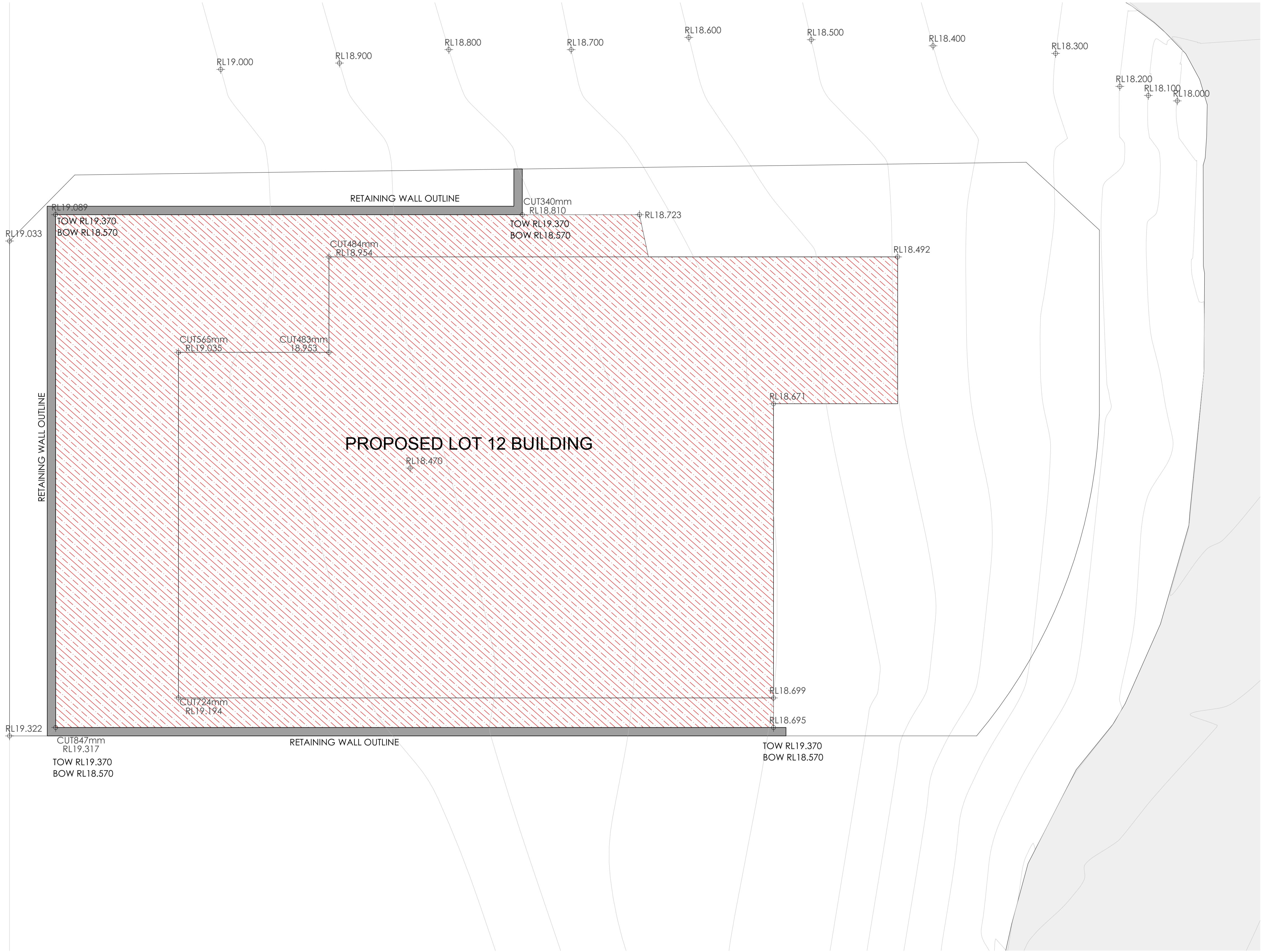
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REV	DESCRIPTION	BY	CHK	DATE	REV	DESCRIPTION	BY	CHK	DATE

SKYCORP AUSTRALIA

PROJECT
LOT 12, 10 FERN CREEK ROAD,
WARRIEWOOD
DRAWING
LOCATION PLAN

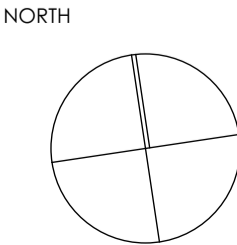


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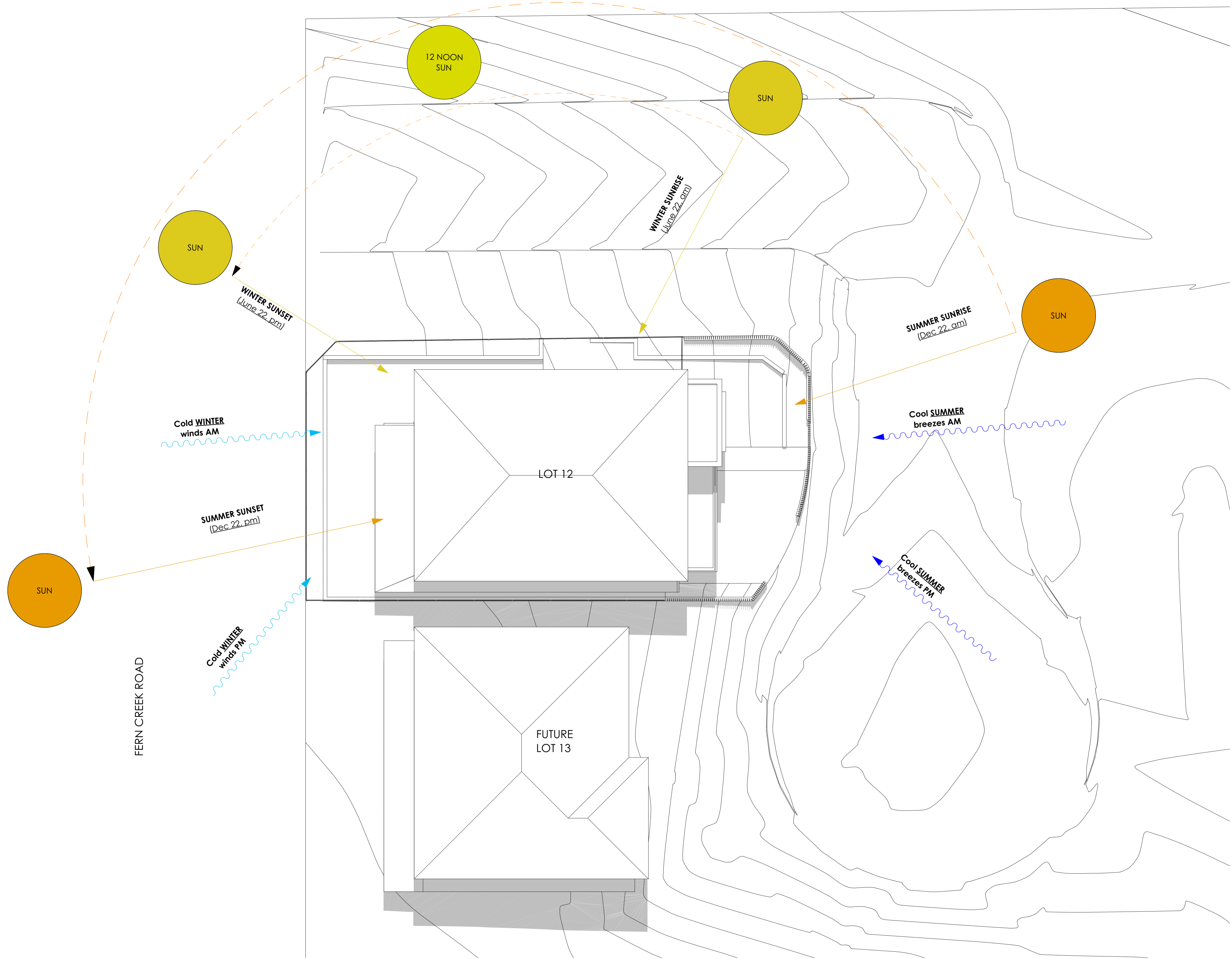


01 CUT AND FILL PLAN
1:50

REV	DESCRIPTION	BY	CHK	DATE	REV	DESCRIPTION	BY	CHK	DATE



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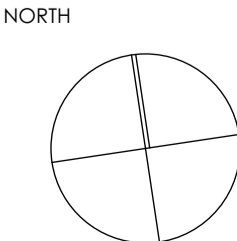
W SITE ANALYSIS PLAN
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REV	DESCRIPTION	BY	CHK	DATE

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B	SURVEY ISSUE	DL	GF/PI	11.11.21	SKYCORP AUSTRALIA

SKYCORP AUSTRALIA

PROJECT
LOT 12, 10 FERN CREEK ROAD,
WARRIEWOOD
DRAWING
SITE ANALYSIS PLAN



DRAWN	DL, KC	CHECKED	PI / KC
PROJECT No	P563	SCALE	1:100@A1,
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disc	stage	dwg no.	revision

FERN CREEK ROAD



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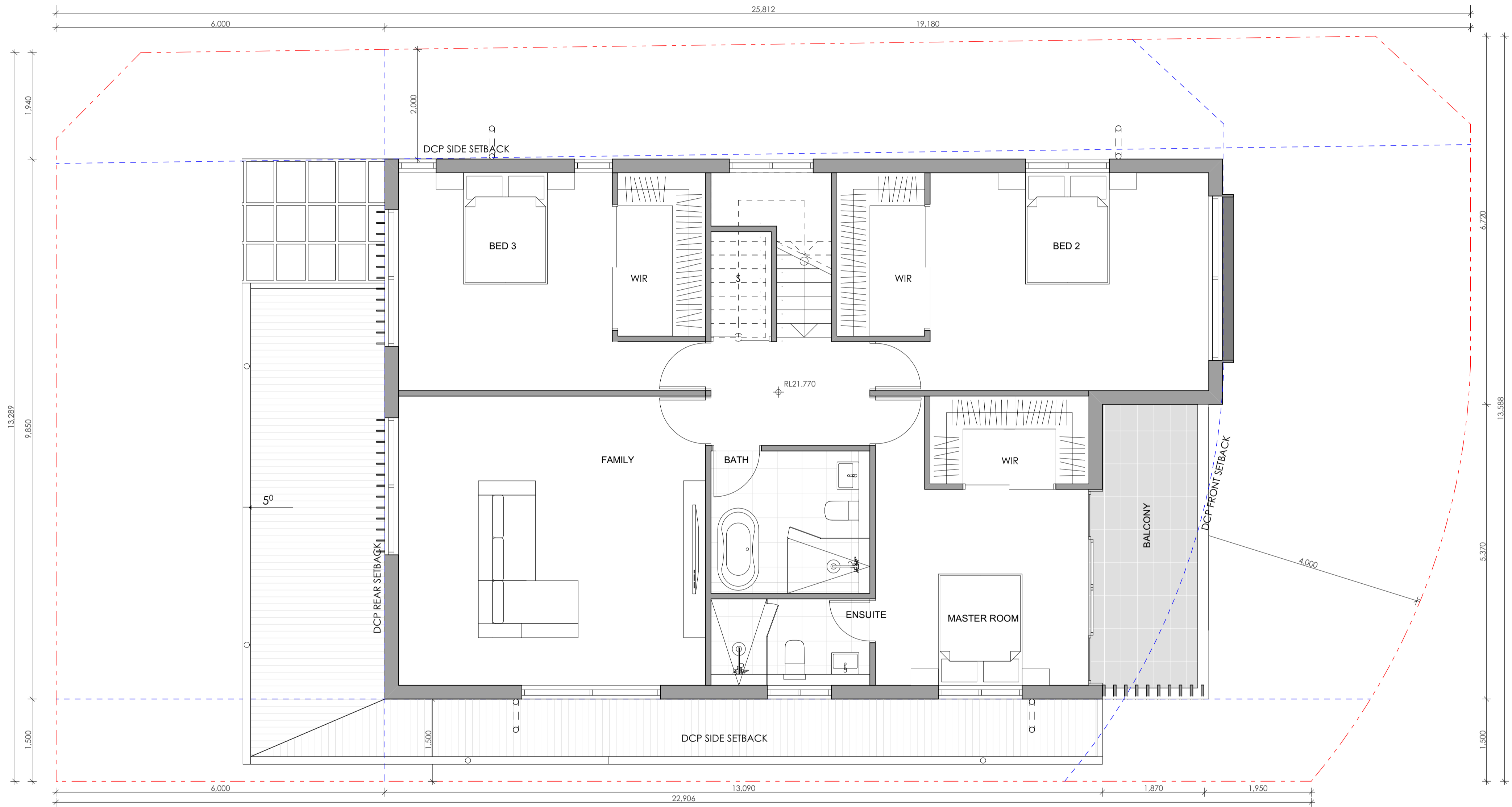
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1 LEVEL 1 FLOOR PLAN



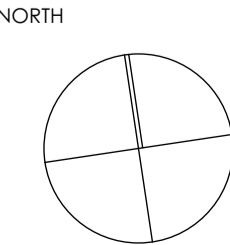
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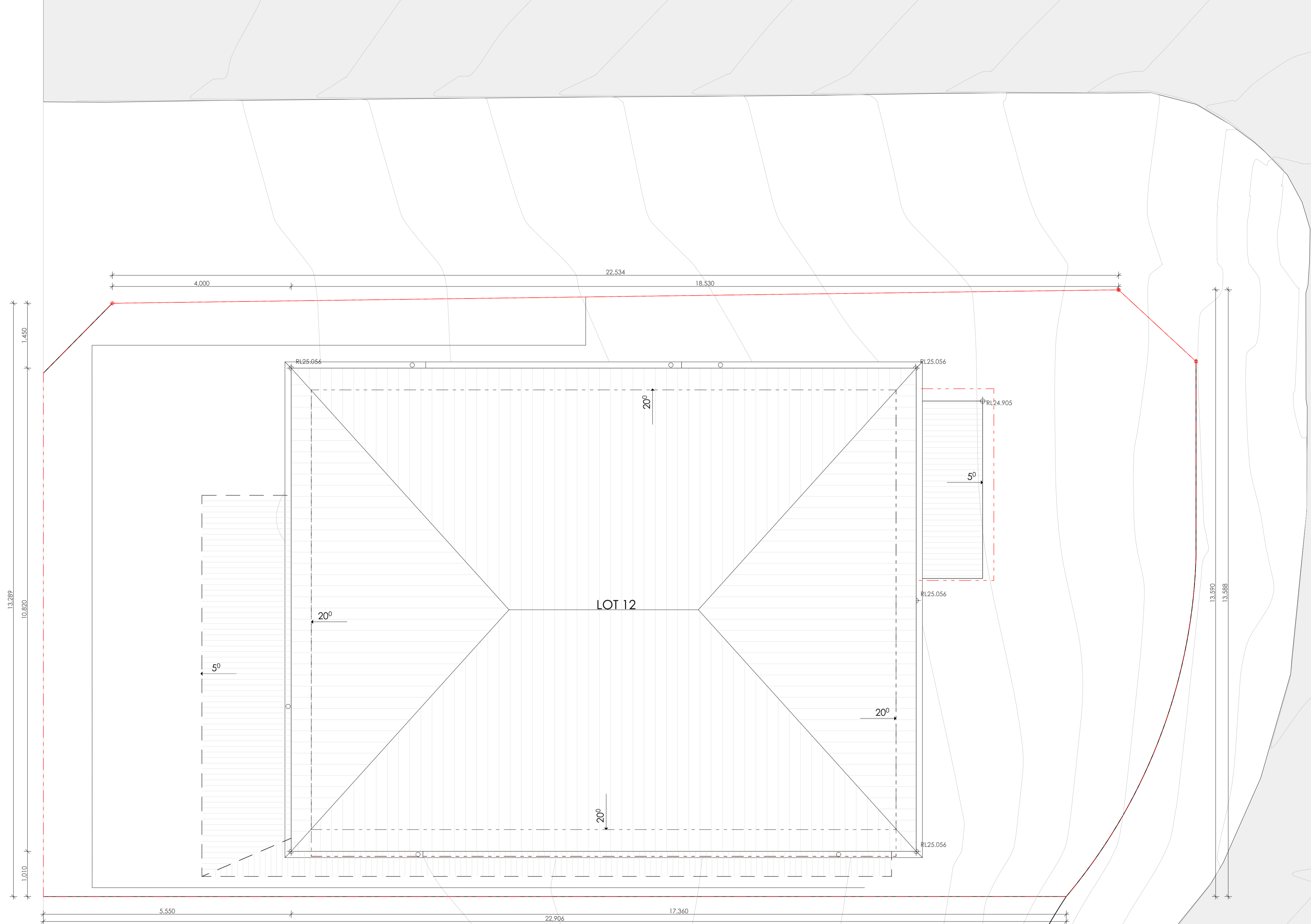
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DEVELOPMENT APPLICATION				SURVEY ISSUE			
DL	KC/PI	15.10.21	CLIENT	BY	CHK	DATE	
DL	GF/PI	11.11.21	SKYCORP AUSTRALIA				
REV	DESCRIPTION	BY	CHK	DATE	REV	DESCRIPTION	BY

PROJECT
LOT 12, 10 FERN CREEK ROAD,
WARRIEWOOD
DRAWING
LEVEL 1 FLOOR PLAN



DRAWN	DL, KC	CHECKED	PI / KC
PROJECT No	P563	SCALE	1:50@A1,
B	DA	130	B
disc	stage	dwg no.	revision



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ROOF PLAN
1:50



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A
B

DEVELOPMENT APPLICATION
SURVEY ISSUE

DL
DL

KC/PI
GF/PI

15.10.21
11.11.21

CLIENT

SKYCORP AUSTRALIA

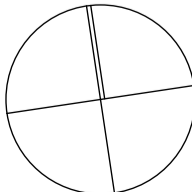
PROJECT

LOT 12, 10 FERN CREEK ROAD,
WARRIEWOOD

DRAWING

ROOF PLAN

NORTH



DRAWN

DL, KC

PROJECT No

P563

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SCALE

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140

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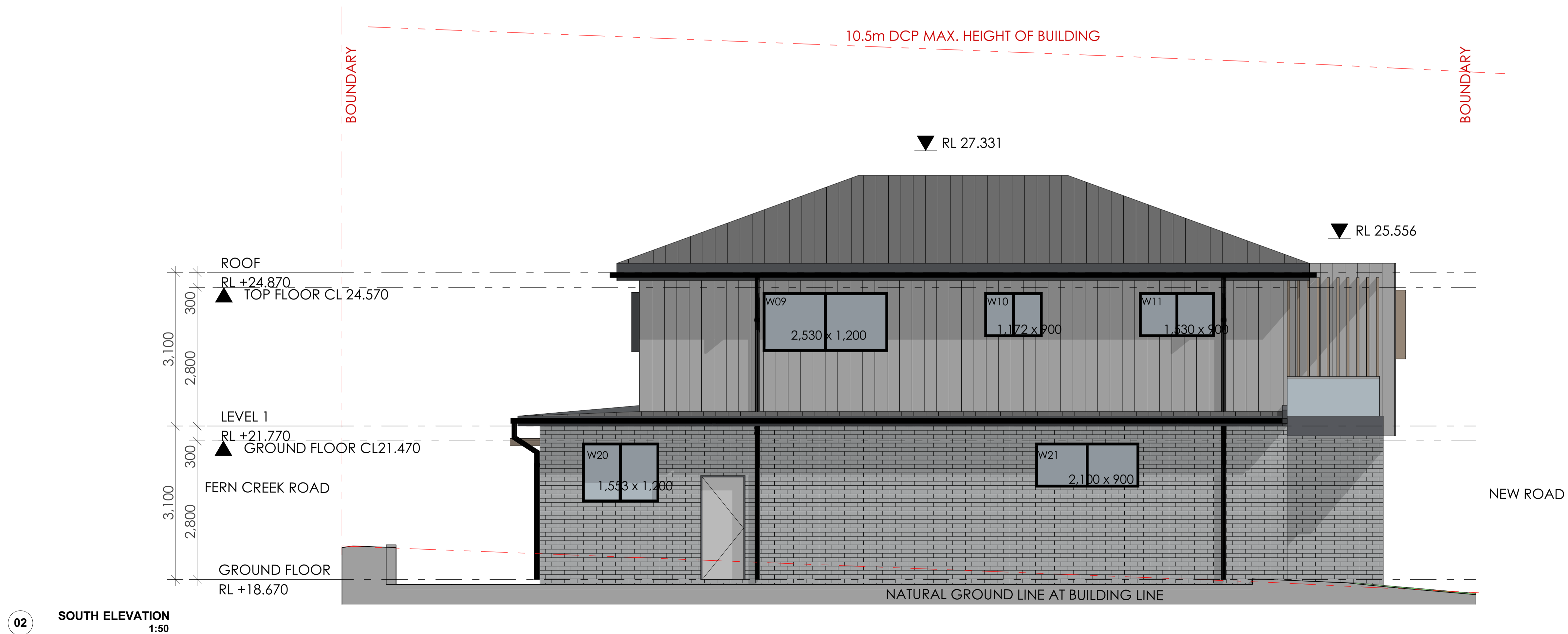
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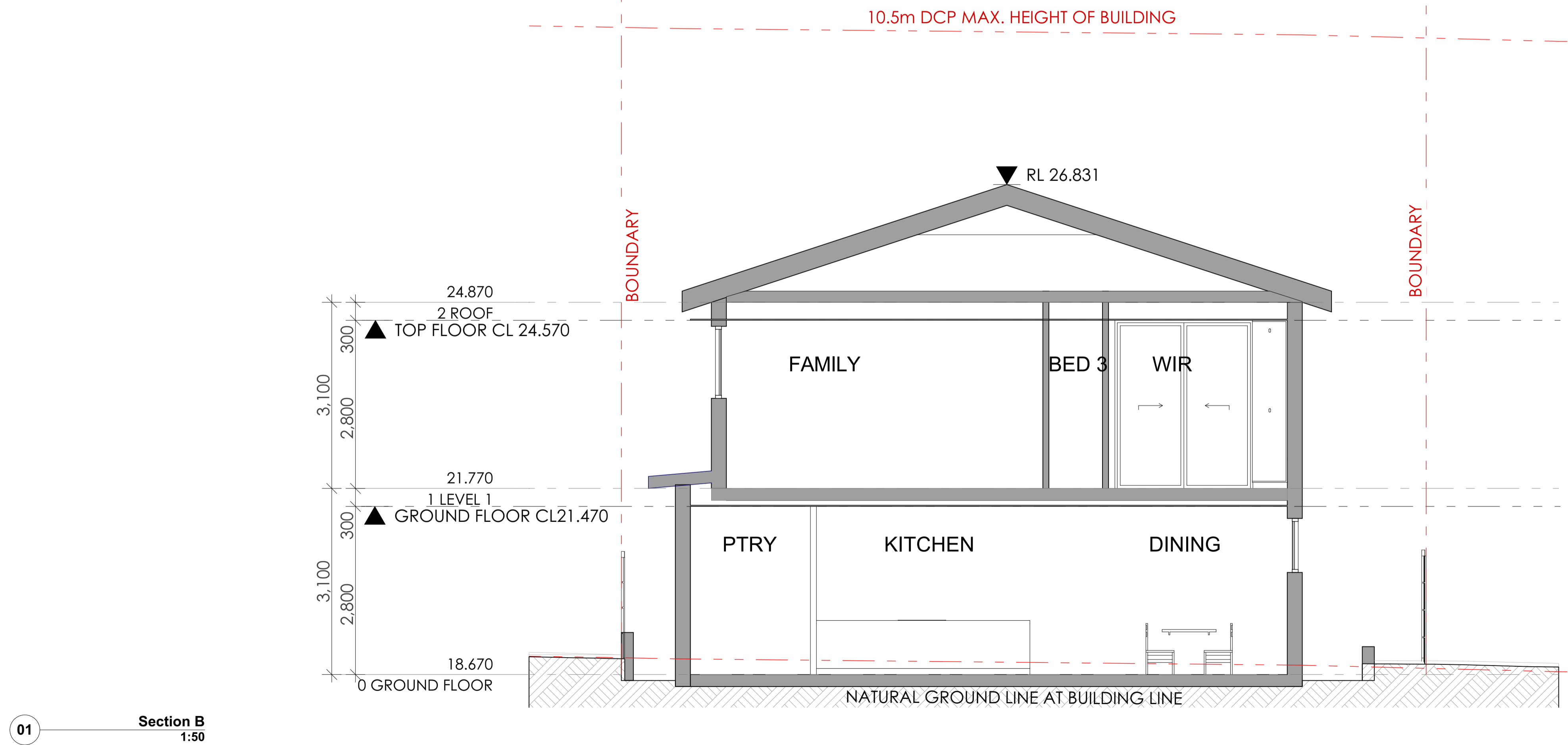
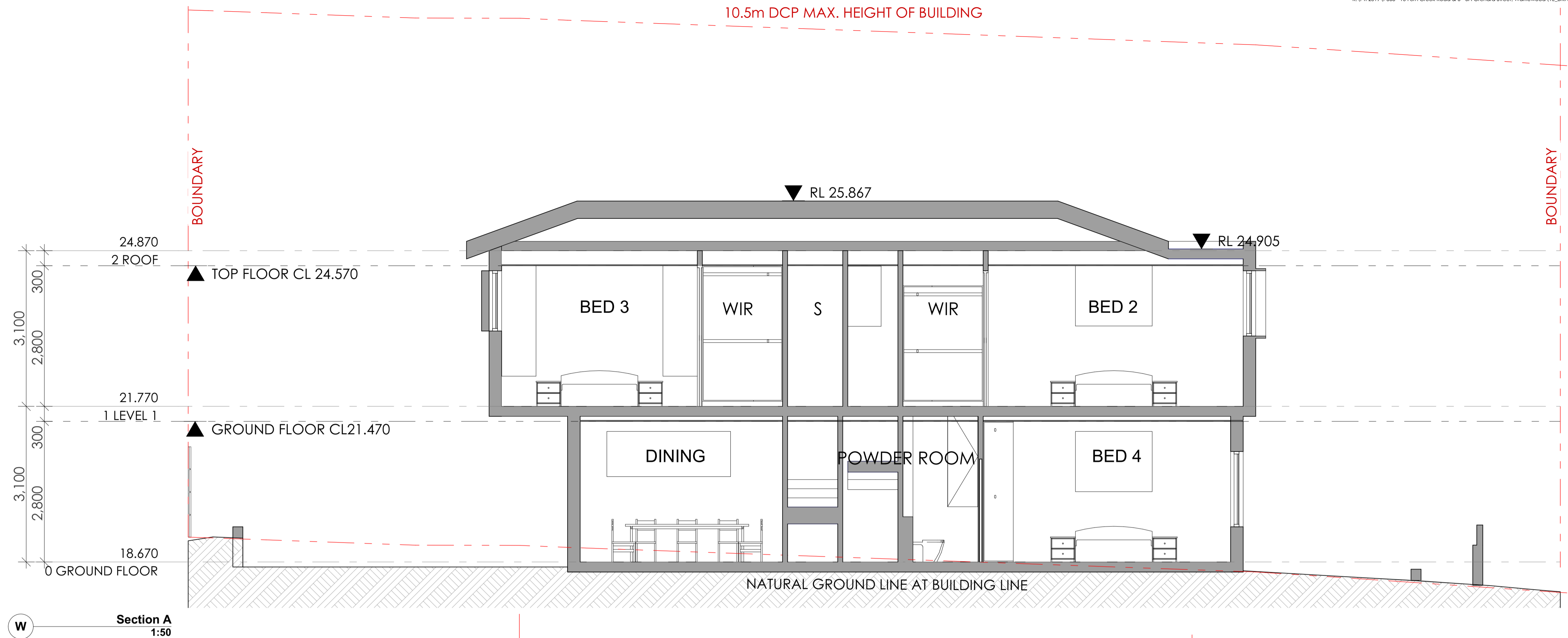
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SURVEY ISSUE

DL KC/PI 15.10.21
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CLIENT

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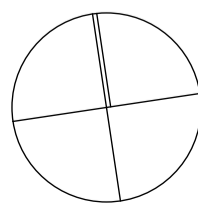
PROJECT

LOT 12, 10 FERN CREEK ROAD,
WARRIEWOOD

DRAWING

SECTION

NORTH



DRAWN

DL, KC

PROJECT No

P563

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stage

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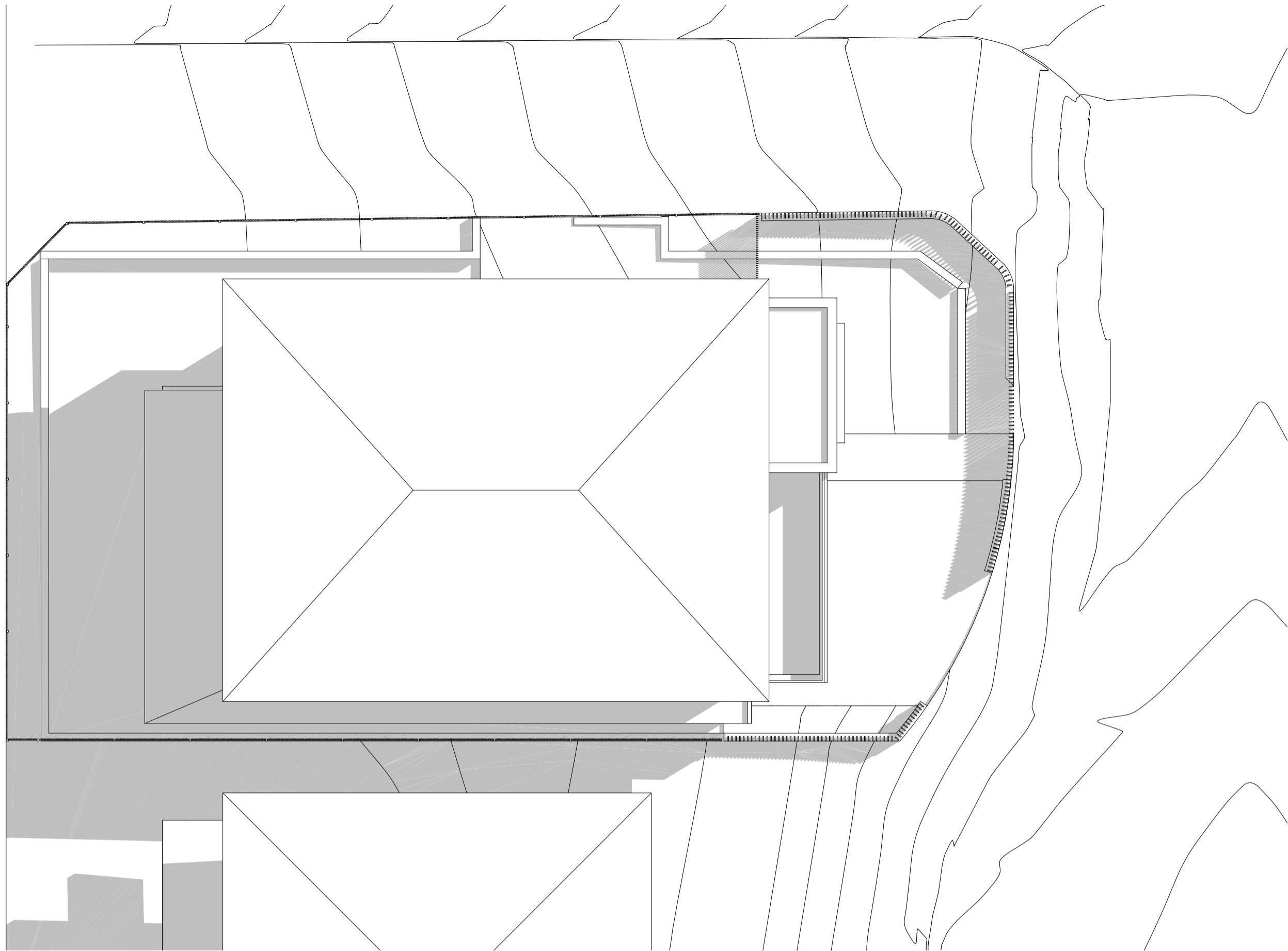
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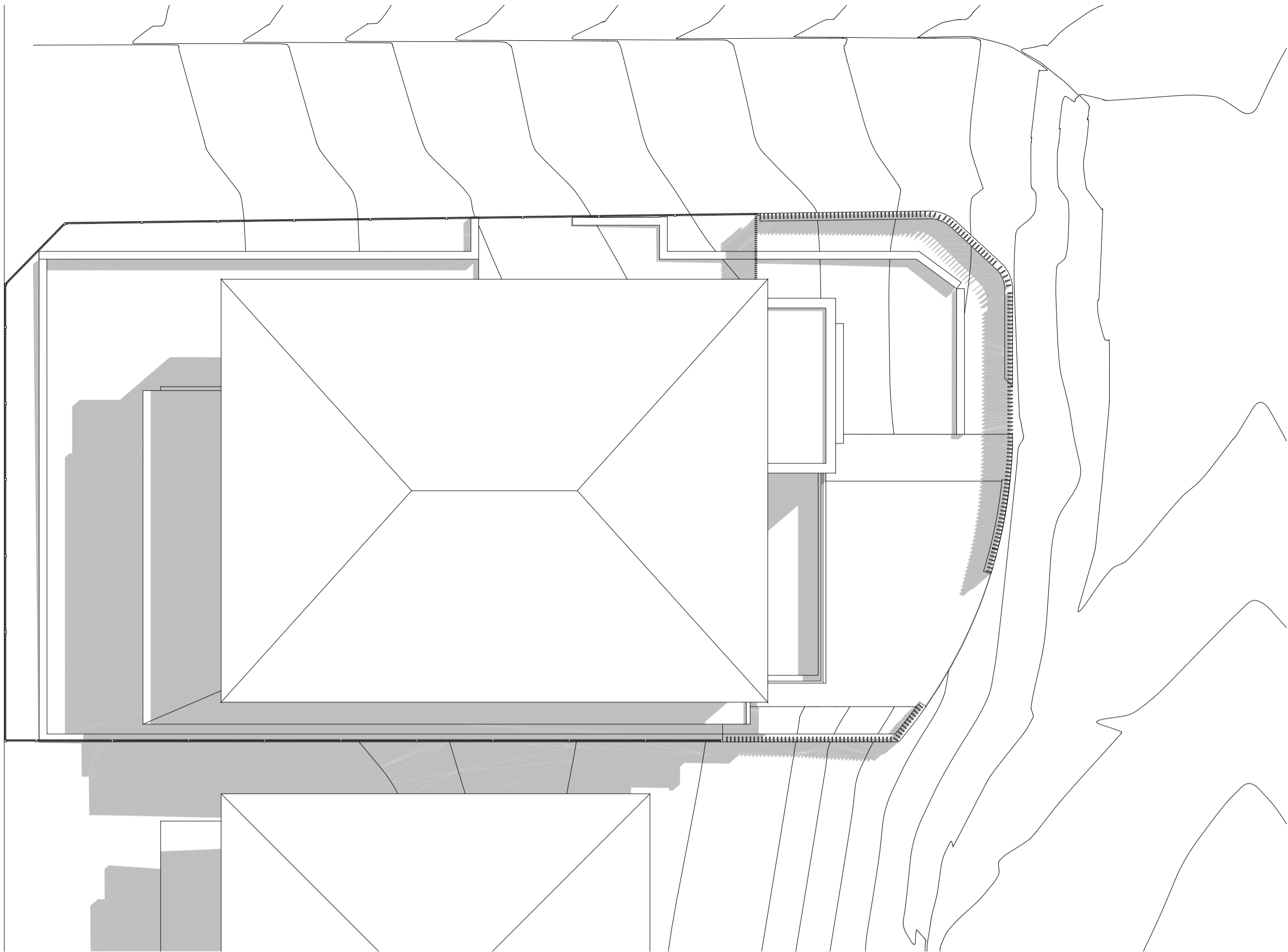
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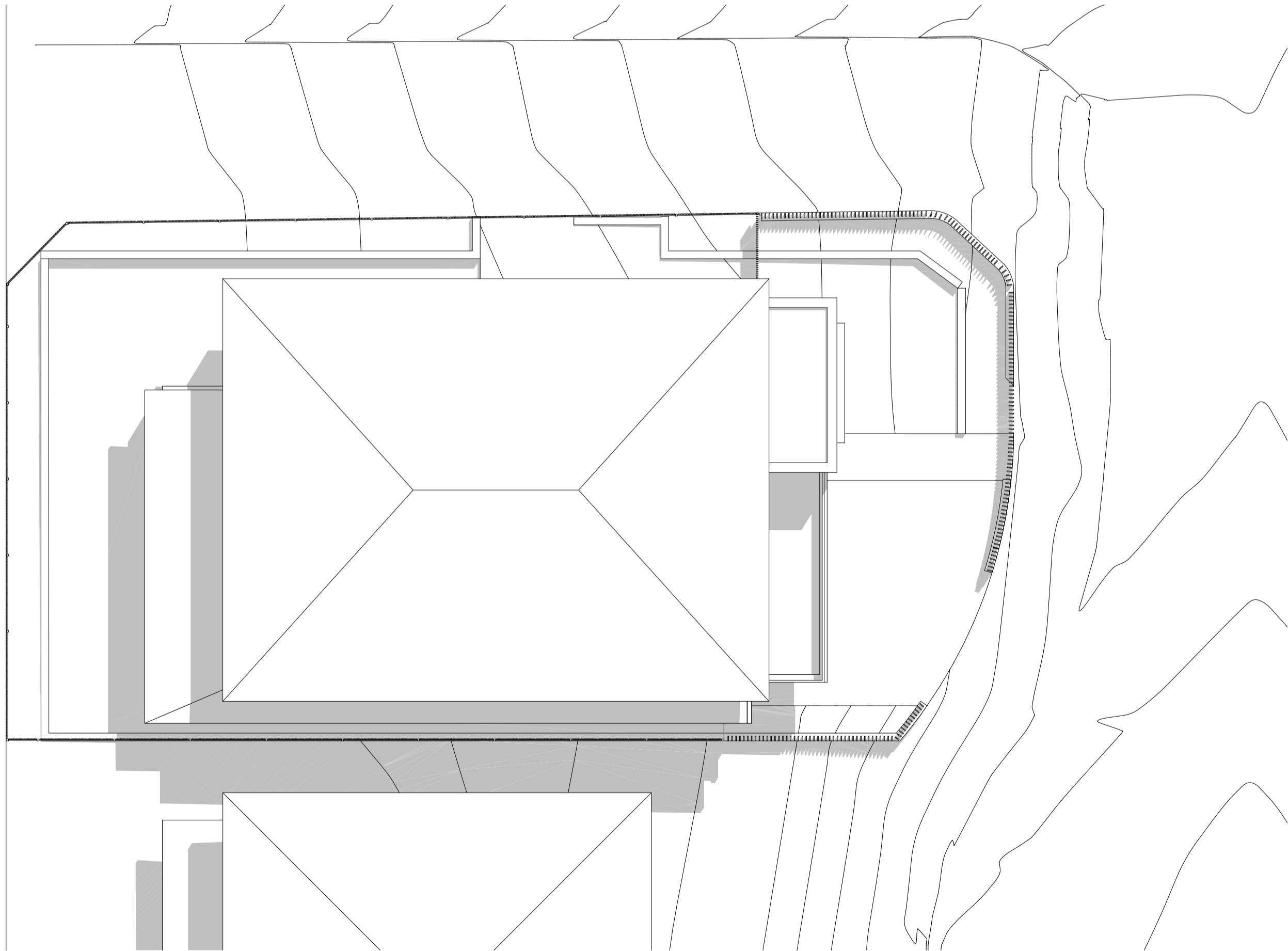
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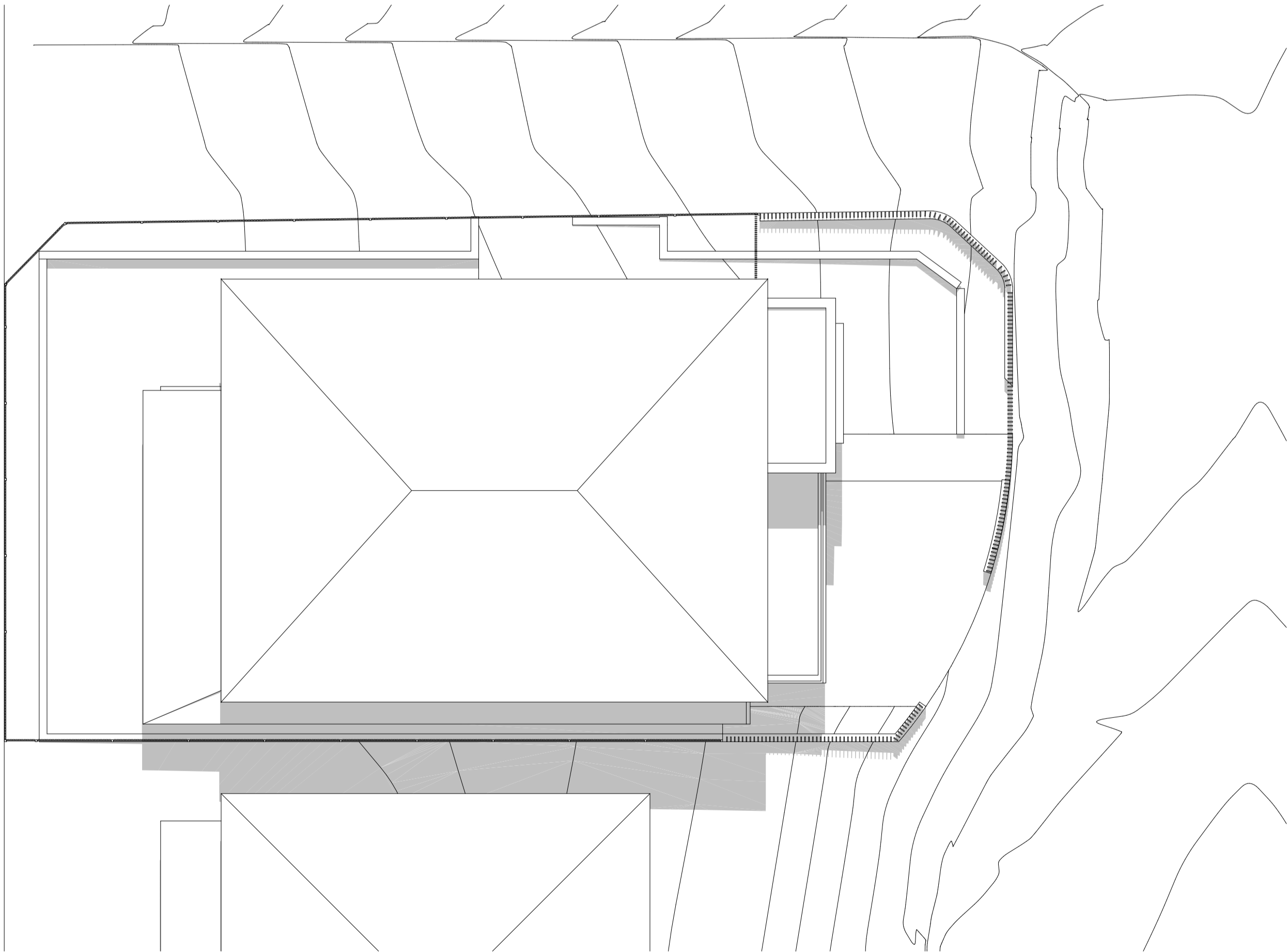
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1:100



2 SHADOW DIAGRAM JUNE 21 10AM
1:100



3 SHADOW DIAGRAM JUNE 21 11AM
1:100



4 SHADOW DIAGRAM JUNE 21 12PM
1:100



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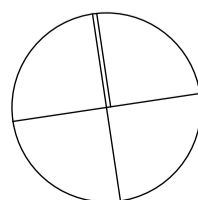
PROJECT

LOT 12, 10 FERN CREEK ROAD,
WARRIWOOD

DRAWING

SHADOW DIAGRAM

NORTH



DRAWN

DL, KC

PROJECT No
P563

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CHECKED

PI / KC

SCALE
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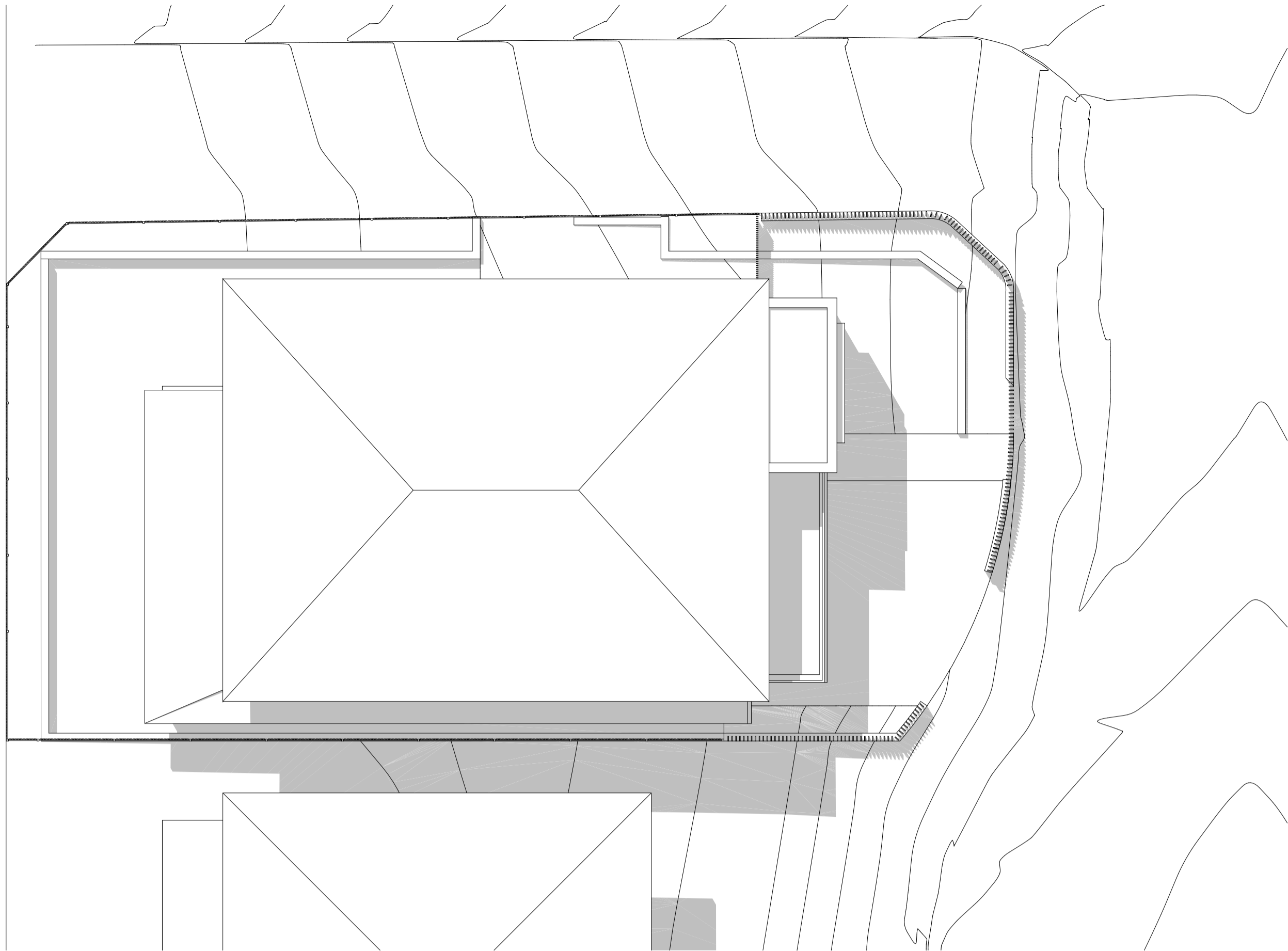
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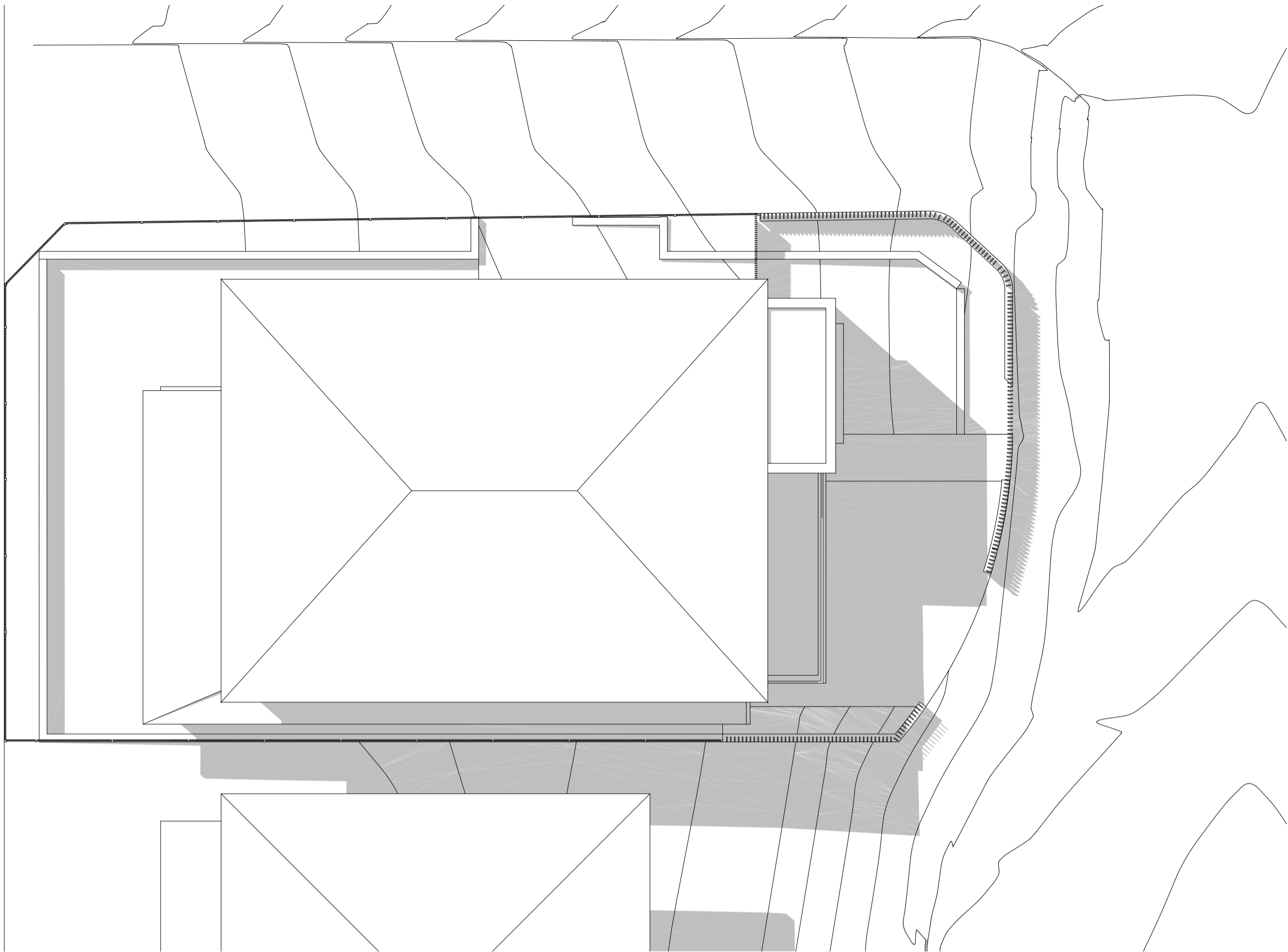
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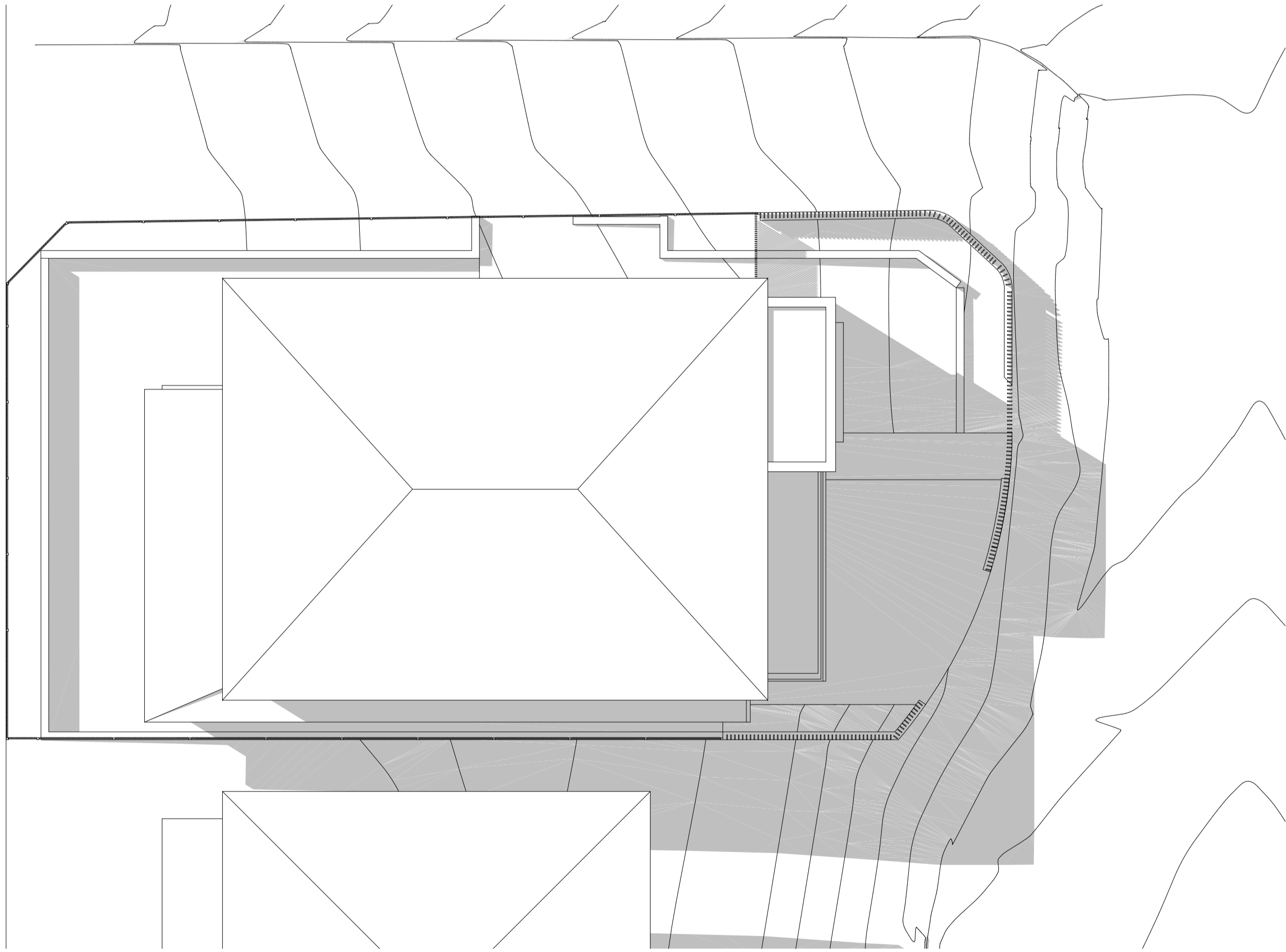
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5 SHADOW DIAGRAM JUNE 21 1PM
1:100



6 SHADOW DIAGRAM JUNE 21 2PM
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7 SHADOW DIAGRAM JUNE 21 3PM
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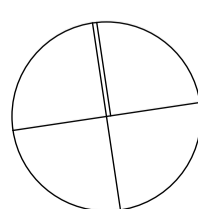
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WARRIEWOOD

DRAWING

SHADOW DIAGRAM

NORTH



DRAWN

DL, KC

PROJECT No
P563

B

DA

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CHECKED

PI / KC

SCALE

1:100@A1,

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revision

PROJECT INFORMATION - DEVELOPMENT APPLICATION		
SITE AREA (LOT 12) 337m ²	m/m ²	COMPLIANCE
PERMISSABLE GFA	N/A	Y
PROPOSED GFA	223m ²	
LOT WIDTH AT FRONT BUILDING LINE	13.6m	Y
LANDSCAPE		
REQUIRED LANDSCAPING AREA (35% OF SITE AREA)	117.95m ²	Y
PROPOSED LANDSCAPING TOTAL AREA	113m ²	
PROPOSED COMPLIANT LANDSCAPE AREA	62m ²	
PROPOSED NON COMPLIANT LANDSCAPE AREA	51m ²	
PRIVATE OPEN SPACE		
REQUIRED PRIVATE OPEN SPACE	24m ²	Y
PROPOSED PRIVATE OPEN SPACE	26m ²	



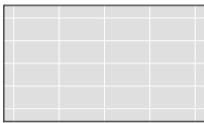
PROPOSED SITE AREA



PROPOSED GROSS FLOOR AREA



PROPOSED ARTICULATON ZONE



PROPOSED PRIVATE OPEN SPACE



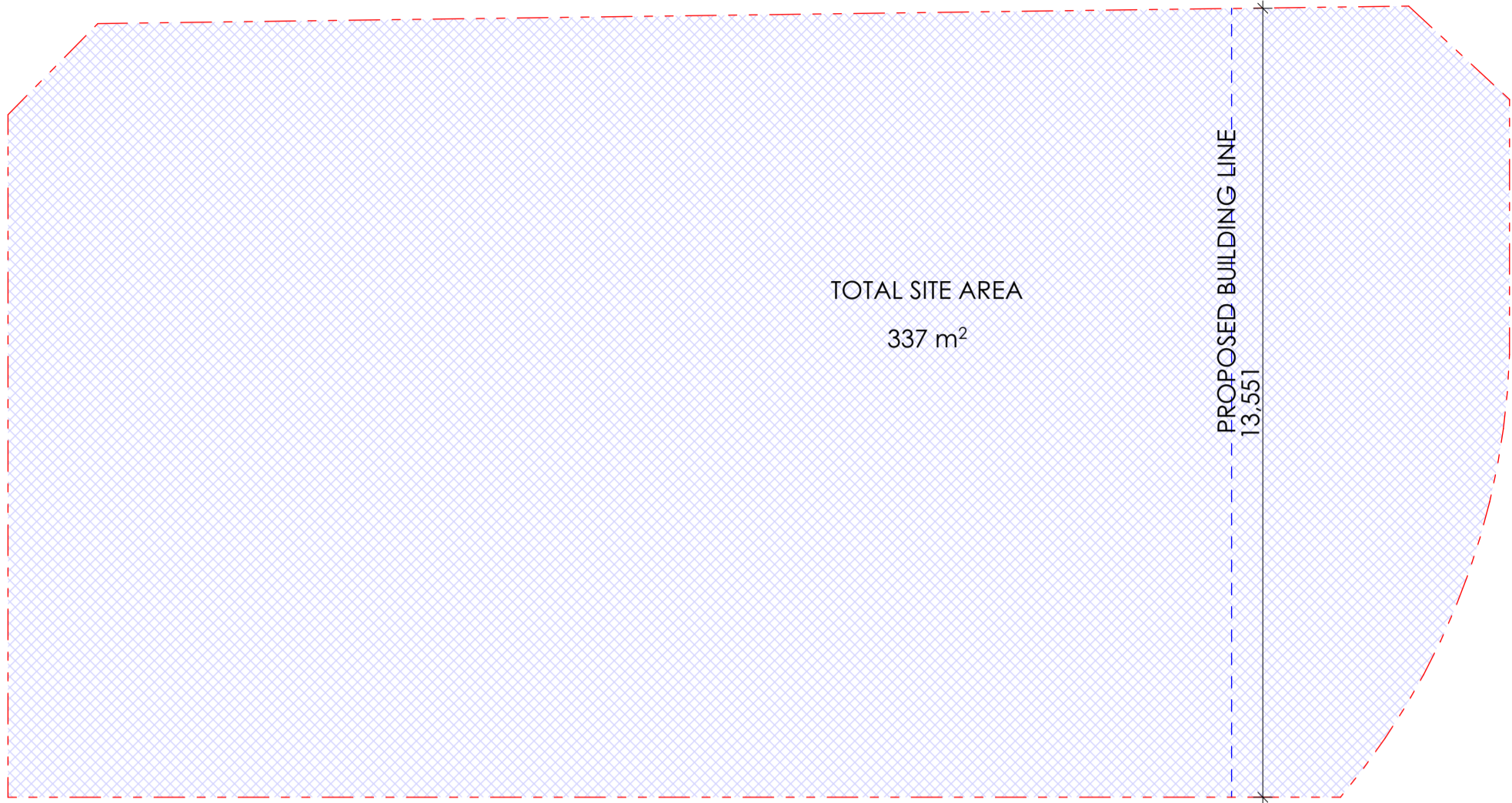
PROPOSED LANDSCAPE AREA



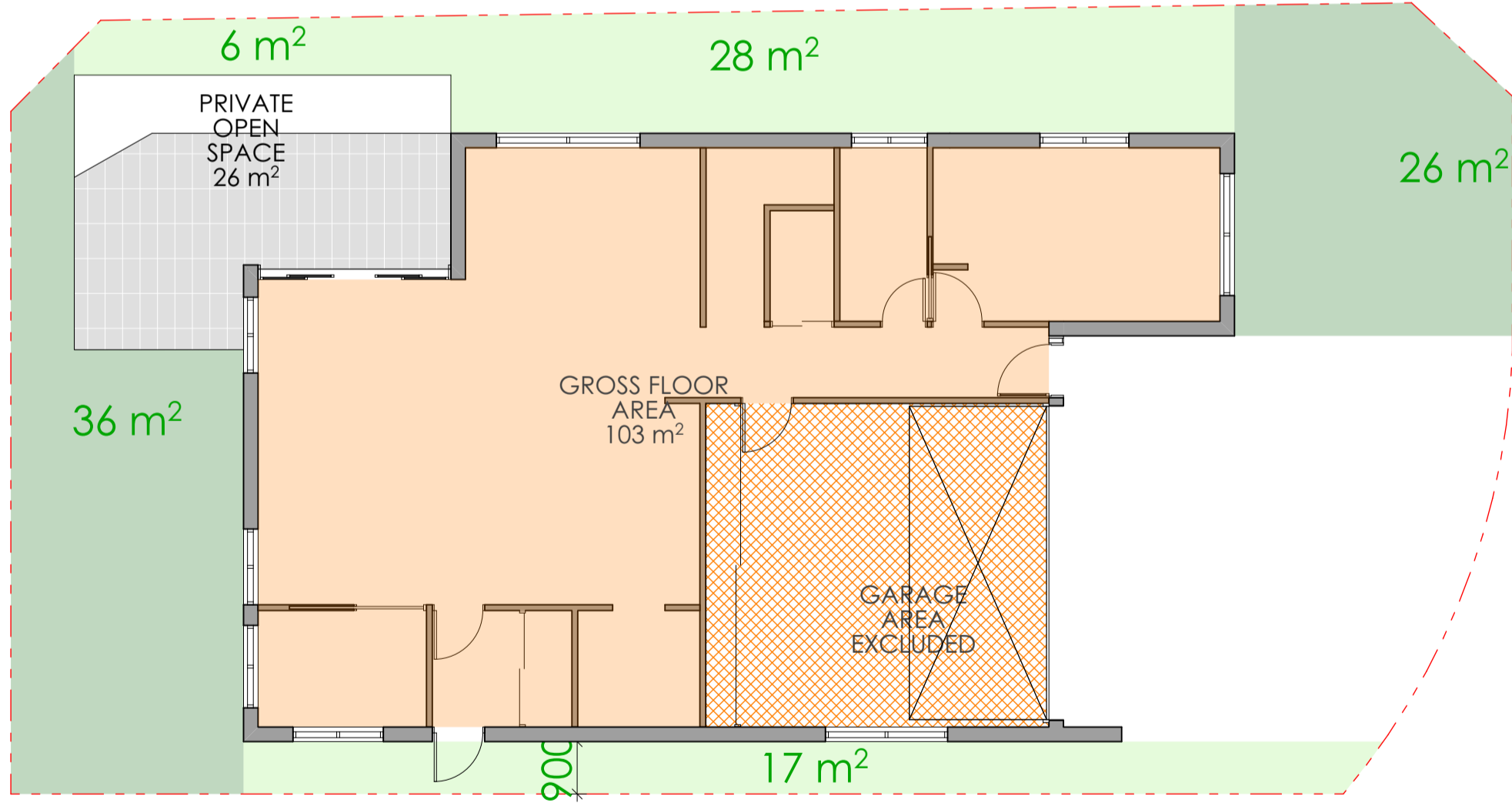
PROPOSED NON COMPLIANT LANDSCAPE AREA



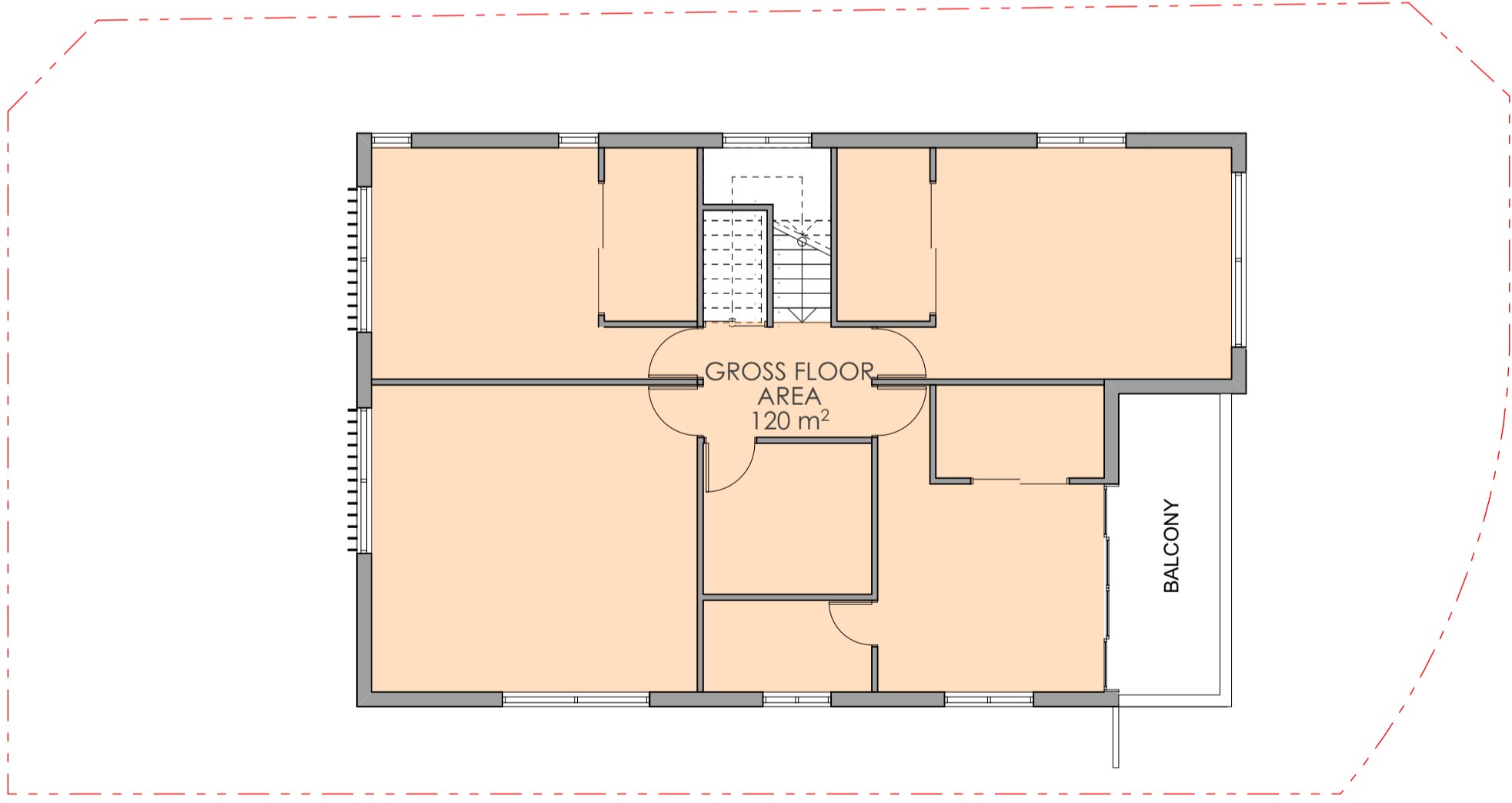
PROPOSED AREA EXCLUDED



0 SITE AREA PLAN
1:100



1 GROUND FLOOR AREA PLAN
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2 LEVEL 1 AREA PLAN
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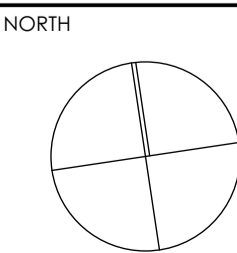
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CLIENT
SKYCORP AUSTRALIA

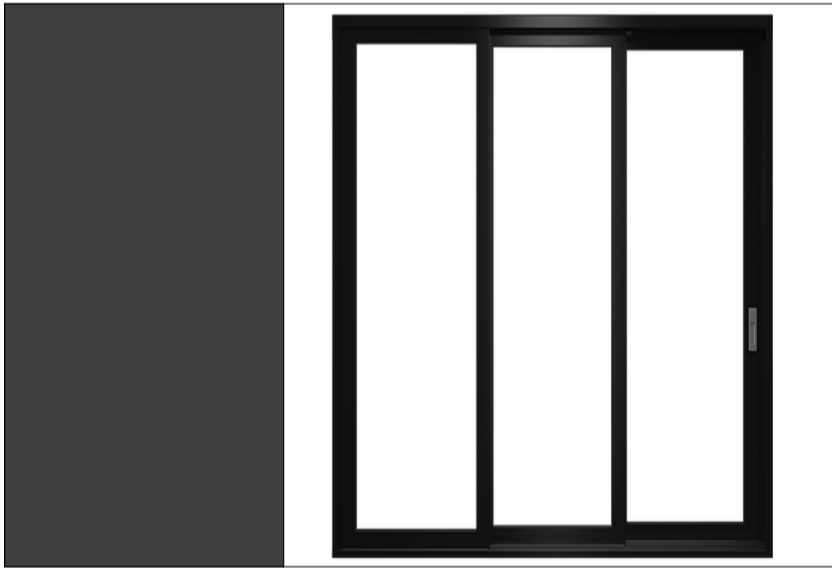
PROJECT
LOT 12, 10 FERN CREEK ROAD,
WARRIEWOOD
DRAWING
AREA CALCULATION



DRAWN DL, KC	CHECKED PI / KC
PROJECT No P563	SCALE 1:100@A1,
B	DA 600 B
disc	stage
dwg no.	revision



1. STAINLESS STEEL AND GLAZED BALUSTRADE



2. POWDER COATED ALUMINIUM FRAMED GLAZING



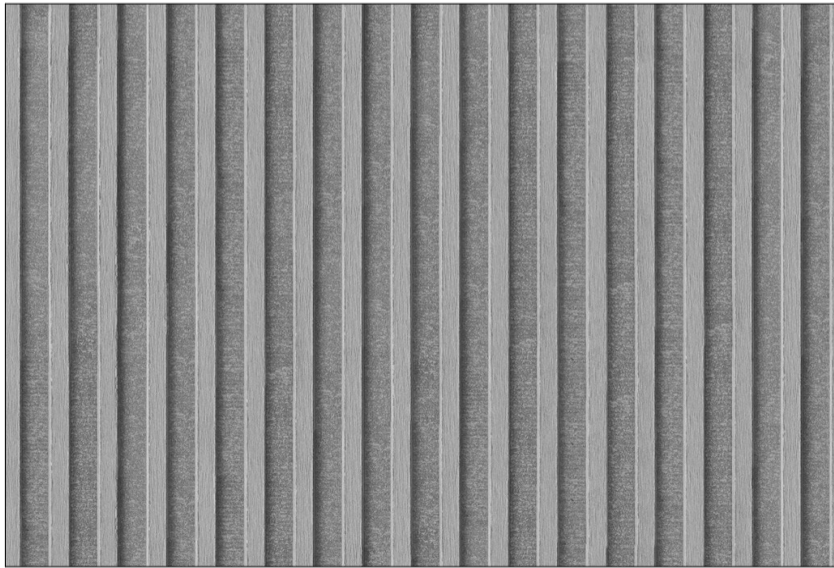
3. COLORBOND MONUMENT METAL ROOF



4. AUSTRAL BRICKS MAJESTIC GREY



5. 3mm ALUMINIUM CLADDING - TIMBER LOOK
SILVER WAITWE



6. JAMES HARDIE - AXON 133mm



7. RENDER & PAINT - DULUX WAYWARD GREY

NOTE

- Contractors to verify all dimensions on site before any shop drawings or work is commenced.
- Figured dimensions to be taken in preference to scaled dwgs.
- This drawing is to be read in conjunction with the specification and engineers drawings.

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REV	DESCRIPTION	BY	CHK	DATE	REV	DESCRIPTION	BY	CHK	DATE

A
B

DEVELOPMENT APPLICATION
SURVEY ISSUE

DL
DL

KC/PI
GF/PI

15.10.21
11.11.21

CLIENT

SKYCORP AUSTRALIA

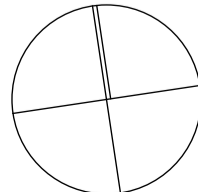
PROJECT

LOT 12, 10 FERN CREEK ROAD,
WARRIEWOOD

DRAWING

EXTERNAL FINISH SCHEDULE

NORTH



DRAWN

DL, KC

PROJECT No
P563

B

disc

DA

stage

CHECKED

PI / KC

SCALE
1:100, 1:500@A1,

700

dwg no.

B

revision