

BASIX® commitments

Assessor	Mr. Daniel Warda
Date	21 / 04 / 2021
BASIX Certificate No.	1196646S
NATHERS Certificate No.	0005891510

project details

Site Address	Lot 16, 18 Baz Retreat, Warriewood NSW 2102
Municipality	Northern Beaches
Reference	29914965

thermal comfort

Floors	225mm Waffle Pod Slab as per job number 29914965		
Ceilings between Levels	N/A		
External Walls	R1.5 Bulk Insulation to all external walls Medium		
Internal Walls	Same value as external wall applied to Garage internal walls only		
Ceilings	R3.5 Bulk Insulation to all trussed ceilings over living areas		
Roof	Concrete Roof Tiles Medium		
Roof Insulation	Sarking		
Stegbar Awning/Fixed Windows (Aluminium Framed - Single 3mm Clear)	U - Value:	6.46	SHGC: 0.65
• To all awning/fix windows			
Stegbar Sliding Windows (Aluminium Framed - Single 3mm Clear)	U - Value:	6.34	SHGC: 0.73
• To all sliding windows			
Stegbar Sliding Door (Aluminium Framed - Single Single 5mm Planibel G)	U - Value:	4.57	SHGC: 0.64
• To all sliding doors			

Note: U-Value may be lower but no higher than the nominated values

Note: SHGC may have a tolerance of +/- 10% of the nominated values in NSW only

Skylights N/A

water

Landscape Area	77m ²
W.C's	3 Star
Kitchen Taps	3 Star
Shower Heads	3 Star (>7.5 but <= 9L/min)
Basin Taps	3 Star
Alternative Water	1500L Rainwater Tank
Roof Area to Tank	100m ²
Alt. Water Uses	WC, Garden & Laundry

energy

Hot Water	Gas Instantaneous 6 Stars
Air-Con (Cooling)	3-Phase Ducted A/C EER 3.0 - 3.5
Air-Con (Heating)	3-Phase Ducted A/C EER 3.0 - 3.5
Ventilation	As Per Basix Assessment
PV System	N/A
Cooking	Gas Cooktop & Electric Oven
Drying	Outdoor Clothesline
Lighting	As Per BASIX Certificate

swimming pool

Pool / Spa	N/A
Shading / Timer	N/A
Cover	N/A



AREAS	
SITE:	305.90 m ²
GROUND FLOOR:	87.20 m ²
FIRST FLOOR:	105.39 m ²
GARAGE:	33.11 m ²
PORCH:	2.11 m ²
BALCONY:	N/A m ²
CONC.SLAB	23.63 m ²
	m ²
TOTAL:	251.44 m ²

0488 203 606

giuseppe@energiassessments.com.au

ABN 77 614 736 284

QUOTE	DATE	QUOTE NUMBER	REV				
KITCHEN			-				
ELECTRICAL			-				
TILES			-				
CARPET			-				
ZURCORP			-				
EHI			-				
AIR CONDITIONING			-				
STAIRS			-				
LANDSCAPE				D	06.05.21	EXTERNAL COLOURS	RC
HYDRAULICS				C	26.04.21	DA DRAWINGS	MJ
ENGINEER				B	29.03.21	CONTRACT DRAWINGS	PG/MC
PEG OUT				A	28.02.21	TENDER SITING	SM
				REV	DATE	AMENDMENTS	BY

2.6	SHADOW DIAGRAM 21ST JUNE 3PM
2.5	SHADOW DIAGRAM 21ST JUNE 12PM
2.4	SHADOW DIAGRAM 21ST JUNE 9AM
2.3	NEIGHBOUR NOTIFICATION PLAN
2.2	SITE ANALYSIS PLAN
2.1	CONSTRUCTION PLAN
10	WET AREA DETAILS
9	WET AREA DETAILS
8	ELECTRICAL LAYOUT
7	SECTION
6	ELEVATIONS
5	ELEVATIONS
4	FIRST FLOOR PLAN
3	GROUND FLOOR PLAN
2	SITE PLAN
1	COVER SHEET
SHEET	DESCRIPTION

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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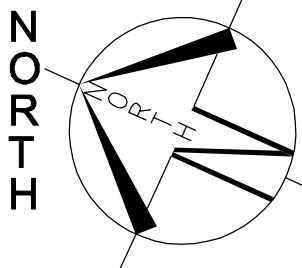
PRODUCT:
BRONTE 25 MKII
Classic
R/H Garage

Sapphire Specification
Master Issued: 04.09.18 Revision: A

CLIENT:
Mr. HERBERT
Ms. GRIMSHAW
SITE ADDRESS:
Lot 16 No. 18
Baz Retreat
WARRIEWOOD, 2102

DA DRAWINGS

DRAWN: PG.	DATE: 29.03.21	Rev: D
RATIO @ A3: N/A	CHECKED: MCA	
SHEET: 1	JOB No: 29914965	NSW



MGA
DP 270907

- (B) EASEMENT TO DRAIN WATER 2.5 WIDE (VIDE DP 1206507)
- (E) RIGHT OF CARRIAGEWAY 7.7 WIDE (VIDE DP 1206507)
- (H) EASEMENT FOR SEWERAGE PURPOSES 5 WIDE (VIDE 6390860)
- (I) EASEMENT FOR SEWERAGE PURPOSES 5 WIDE (VIDE 6390790)
- (L) EASEMENT FOR WATER SUPPLY PURPOSES 2.5 WIDE (VIDE DP 1206507)
- (M) EASEMENT FOR ACCESS AND DRAINAGE PURPOSES 2.5 WIDE (VIDE DP 1206507)
- (N) EASEMENT FOR ELECTRICITY PURPOSES VARIABLE WIDTH (VIDE DP 1206507)
- (O) EASEMENT FOR ACCESS, CONSTRUCTION AND MAINTENANCE 0.9 WIDE
- (P) EASEMENT FOR ELECTRICITY AND OTHER PURPOSES 4.5 WIDE (VIDE DP 1206507)
- (V) EASEMENT TO DRAIN WATER 2 WIDE (VIDE DP 1206507)
- (W) EASEMENT FOR ACCESS, MAINTENANCE AND SUPPORT 0.9 WIDE (VIDE DP 1206507)
- (X) RIGHT OF CARRIAGE WAY VARIABLE WIDTH No.8

LOT 16
D.P: 270907
L.G.A: NORTHERN BEACHES

**SITING HAS BEEN COMPLETED
IN ACCORDANCE WITH
PITTWATER DCP 21 - D16**

SITE AREA	305.90 m ²
ROOF AREA	163.13 m ²
LANDSCAPED AREA	
TOTAL LANDSCAPE AREA: (MIN. DIMENSION OF 4.0m)	76.56 m ² 25.02 %
MIN. REQUIRED BY COUNCIL:	35 %
PRIVATE OPEN SPACE	
TOTAL OPEN SPACE AREA: (MIN. DIMENSION OF 4.0m)	89.60 m ²
MIN. REQUIRED BY COUNCIL:	24 m ²
HEIGHT RESTRICTION	
MAXIMUM RIDGE HEIGHT (F.F.L. MUST BE ACCURATE. CHANGES IN LEVELS MAY NOT COMPLY WITH REQUIREMENTS)	10.5 m

WIND CLASSIFICATION: "N2"
SLAB CLASSIFICATION: "H1"

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

SITE COVERAGE STORMWATER CALCULATION	
ROOF FOOTPRINT:	163.13m ²
DRIVEWAY/ PAVED AREAS:	23.83m ²
TOTAL:	186.96m ² 61.11 %
MAX SITE COVERAGE FOR OSD:	65%

**STORMWATER TO
STREET VIA
RAINWATER TANK**
REFER TO HYDRAULIC DETAILS

PROVIDE T2 FRAMING
TO DWELLING IN LIEU
OF STANDARD



APPROX. LOCATION OF
RETAINING WALL BY
OWNER AFTER HANDOVER

AREA TO BE KEPT CLEAR OF
SERVICES FOR FUTURE USE
BY OWNER

APPROX. LOCATION OF
RETAINING WALL BY
OWNER AFTER HANDOVER

LOCATION OF AIR
CONDITIONING UNIT

PROVIDE CONCRETE LANDING
AND STEPS BY CLARENDON

DROP EDGE BEAM
824H F.F.L TO F.G.L

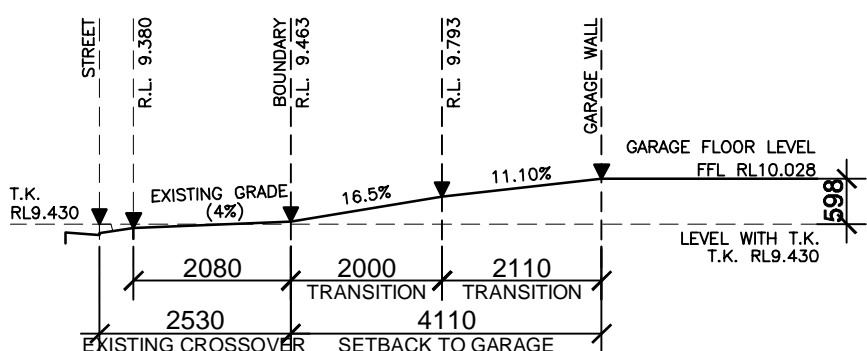
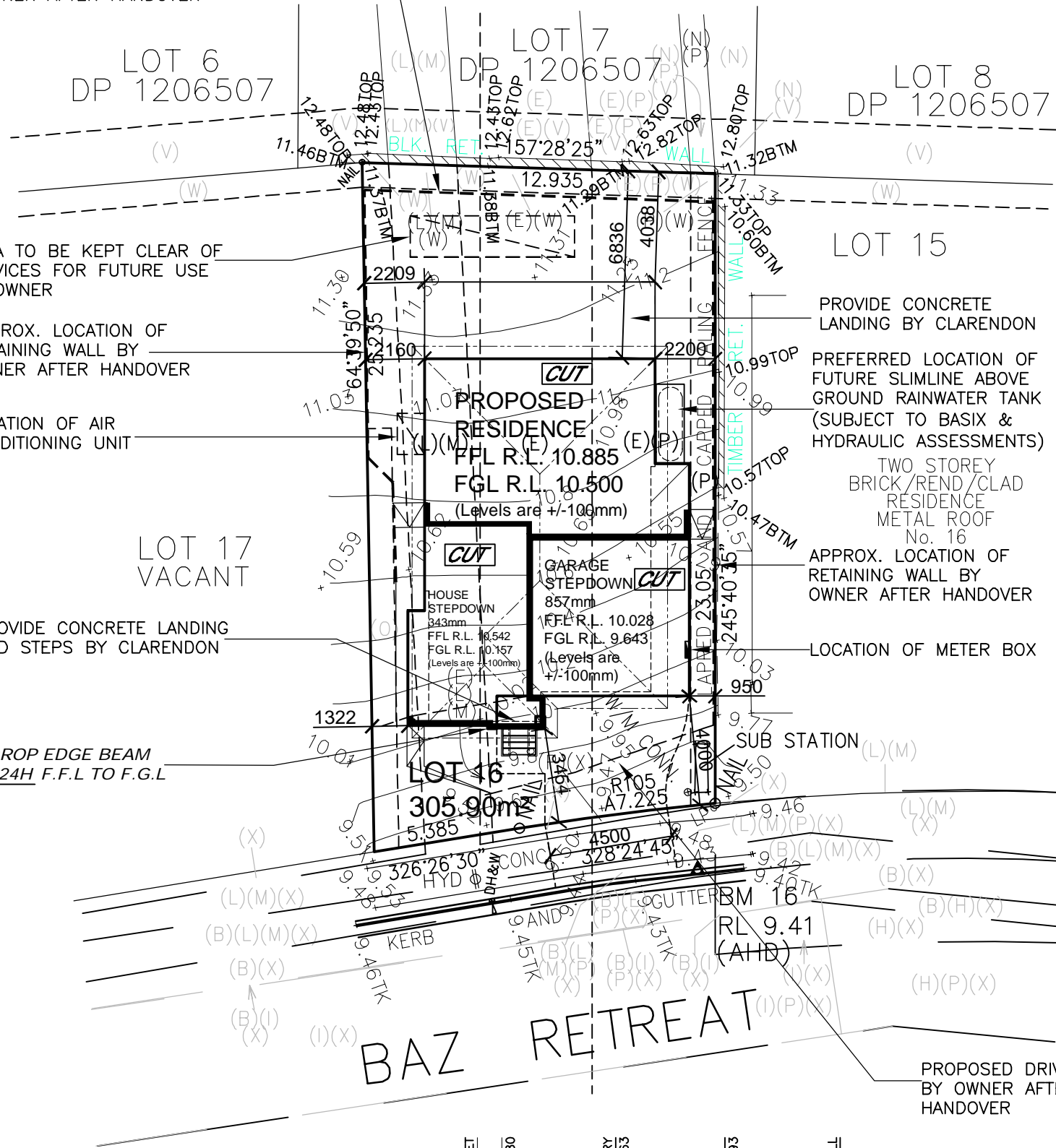
PROVIDE CONCRETE
LANDING BY CLARENDON

PREFERRED LOCATION OF
FUTURE SLIMLINE ABOVE
GROUND RAINWATER TANK
(SUBJECT TO BASIX &
HYDRAULIC ASSESSMENTS)

TWO STOREY
BRICK/REND/CLAD
RESIDENCE
METAL ROOF
No. 16

APPROX. LOCATION OF
RETAINING WALL BY
OWNER AFTER HANDOVER

LOCATION OF METER BOX



SITE PLAN

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
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ABN 18 003 892 706
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PRODUCT:
BRONTE 25 MKII
Classic
R/H Garage
Sapphire Specification

CLIENT:
**Mr. HERBERT
Ms. GRIMSHAW**
SITE ADDRESS:
**Lot 16 No. 18
Baz Retreat
WARRIEWOOD, 2102**

DA DRAWINGS		
DRAWN: SM	DATE: 28.02.21	Rev: D
RATIO @ A3: 1:200	CHECKED: BG	
SHEET: 2	JOB No: 29914965	NSW



Ⓢ SMOKE ALARM

● AIR CONDITIONING DUCT

DP ○ DOWN PIPE LOCATION

TAP ⚡ GARDEN TAP LOCATION

☐ LIFT OFF HINGES

SP ○ STEEL POST

TSP ○ TELESCOPIC STEEL POST

⊖ EXHAUST FAN

NOTE:
 PROVIDE THE FOLLOWING DUE TO PROXIMITY TO COASTAL WATERS:
 * EXPOSURE GRADE BRICKS,
 * STAINLESS STEEL WALL TIES,
 * LINTELS AND EXPOSED STRUCTURAL STEEL IN ACCORDANCE WITH THE B.C.A.,
 * COLORBOND VALLEY GUTTERS,
 * EXPOSURE GRADE MORTAR

NOTE:
 ALL INTERNAL DRAINAGE POINTS INDICATIVE ONLY. POSITION TO BE DETERMINED ON SITE

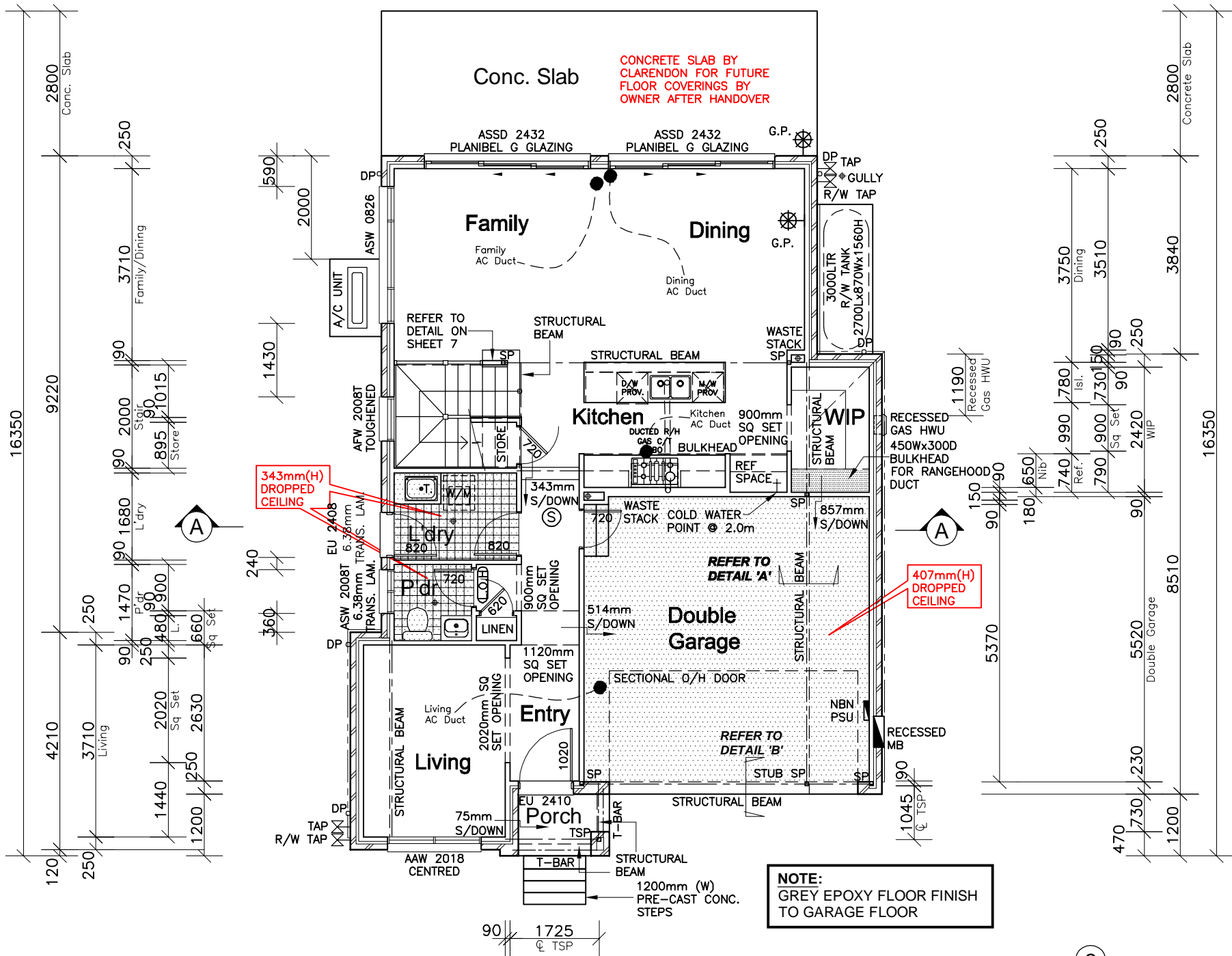
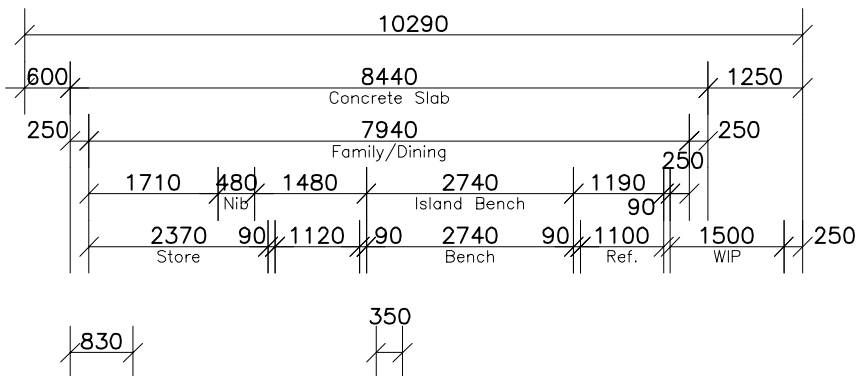
PROVIDE T2 FRAMING TO DWELLING IN LIEU OF STANDARD



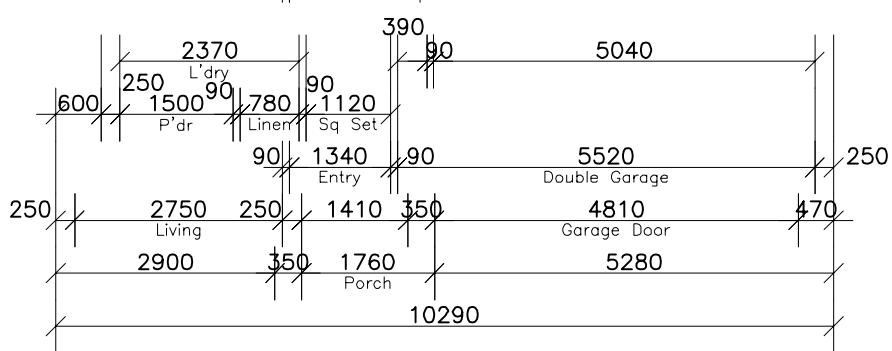
NOTE:
 PROVIDE (x4) 450mm DEEP MELAMINE SHELVING TO W.I.P

NOTE:
 INTERNAL DOOR LEAF HEIGHTS TO GROUND FLOOR TO BE 2340mm(H)

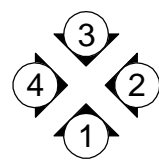
NOTE:
 (UNLESS NOTED OTHERWISE)
 300 DEEP BULKHEADS & SQ. SETS. 150 DROPPED CEILINGS



GROUND FLOOR PLAN



NOTE:
 GREY EPOXY FLOOR FINISH TO GARAGE FLOOR



0005891510 21 Apr 2021
 Assessor Daniel Warda
 Accreditation No. 101182
 Address Baz Retreat, Warriewood, NSW, 2102
 5.4
 NATIONWIDE HOUSE ENERGY RATING SCHEME
 59.3
 www.nathers.gov.au hstar.com.au

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Ⓢ SMOKE ALARM ● AIR CONDITIONING DUCT

DP ○ DOWN PIPE LOCATION

ⓁⓄⓅ LIFT OFF HINGES

SP ○ STEEL POST

TSP ○ TELESCOPIC STEEL POST

ARTICULATION JOINTS TO ENGINEERS DETAILS

⊖ EXHAUST FAN

⌈⌋ 400x200mm EAVE VENT

NOTE:
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PROVIDE T2 FRAMING TO DWELLING IN LIEU OF STANDARD

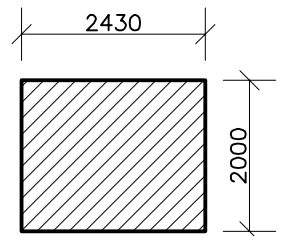


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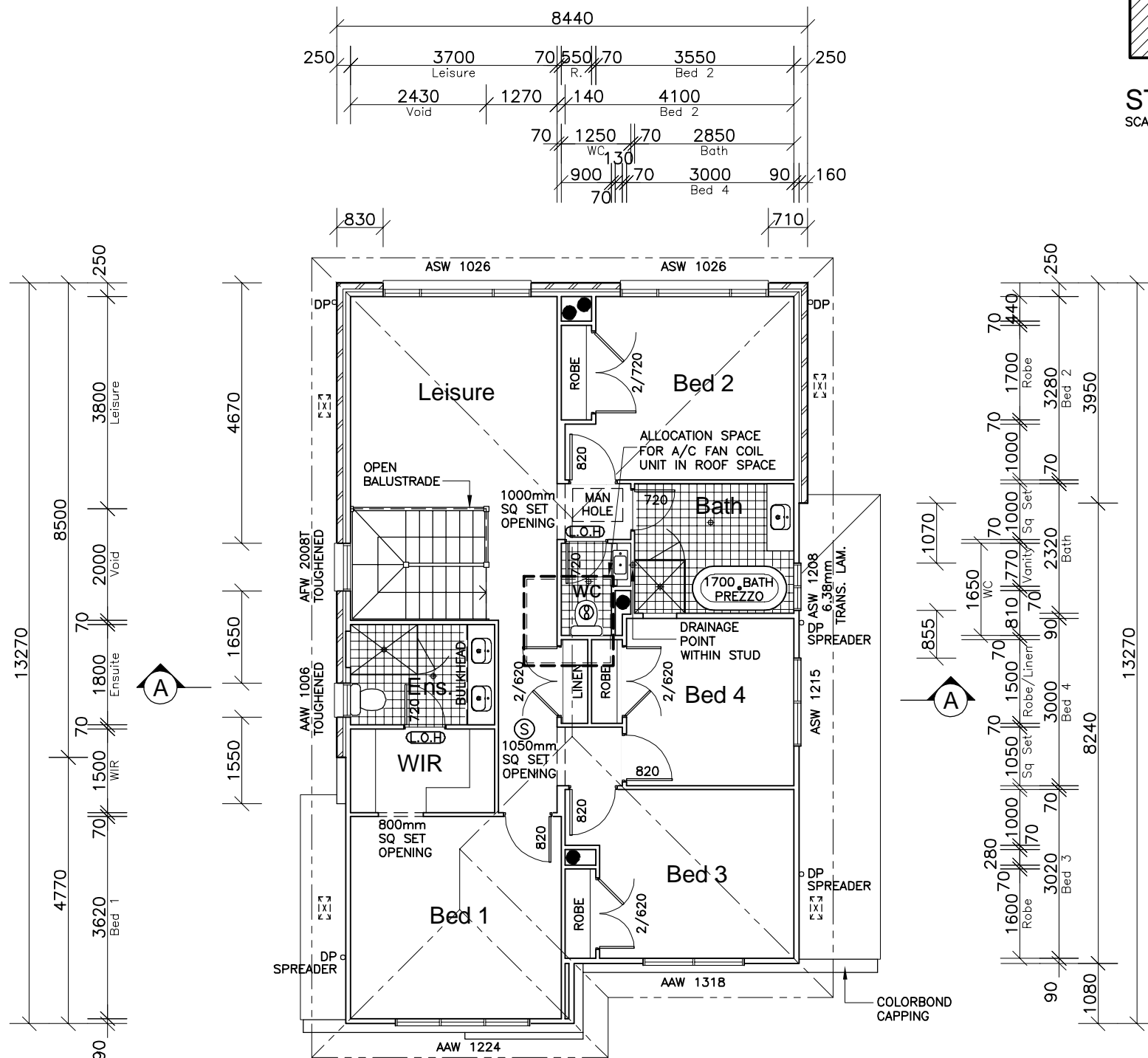
NOTE:
 (UNLESS NOTED OTHERWISE)
 300 DEEP BULKHEADS & SQ. SETS. 150 DROPPED CEILINGS

NOTE:
 ALL FIRST FLOOR BEDROOM & LIVING WINDOWS TO BE FITTED WITH A RESTRICTING DEVICE COMPLIANT WITH PART 3.9.2.5 OF THE B.C.A - PROTECTION OF OPENABLE WINDOWS

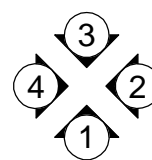
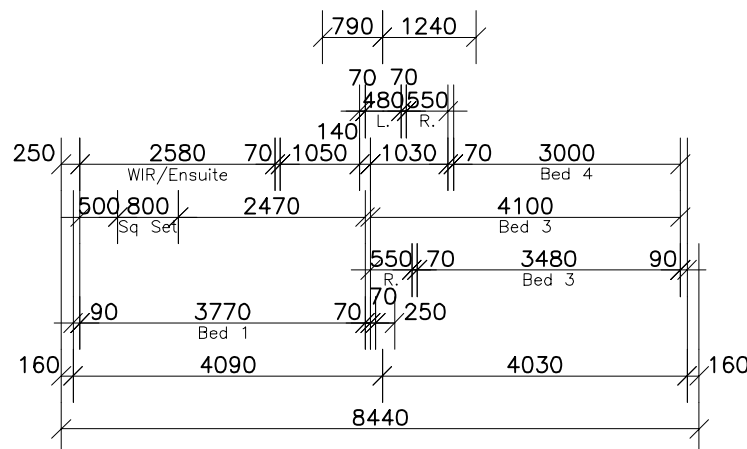
NOTE:
 SHOWER NOOK/RECESS REFER TO **CDN 54.260** & SHEET 10 FOR DETAILS



STAIR CUTOUT
 SCALE 1:100



FIRST FLOOR PLAN



5.4
 NATIONWIDE HOUSE
 59.3
 www.nathers.gov.au

0005891510 21 Apr 2021
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 hstar.com.au

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PRODUCT:
BRONTE 25 MKII
 Classic
 R/H Garage
 Sapphire Specification

CLIENT:
Mr. HERBERT
Ms. GRIMSHAW
 SITE ADDRESS:
 Lot 16 No. 18
 Baz Retreat
 WARRIEWOOD, 2102

DA DRAWINGS

DRAWN: PG.	DATE: 29.03.21	Rev: D
RATIO @ A3: 1:100	CHECKED: MCA	
SHEET: 4	JOB No: 29914965	NSW

NOTE:
ALL WINDOWS WITH BRICKWORK OVER TO HAVE MINIMUM OF 3 COURSES ABOVE LINTEL. EXTEND BRICKWORK ABOVE EAVE SOFFIT LINING IF REQUIRED

NOTE:
HEIGHT OF DROP EDGE BEAM MAY VARY DUE TO SITE CONDITIONS UPON COMPLETION OF SITE WORKS

NOTE:
NUMBER OF STEPS REQUIRED MAY VARY DEPENDING ON SITE CONDITIONS

PROVIDE T2 FRAMING TO DWELLING IN LIEU OF STANDARD



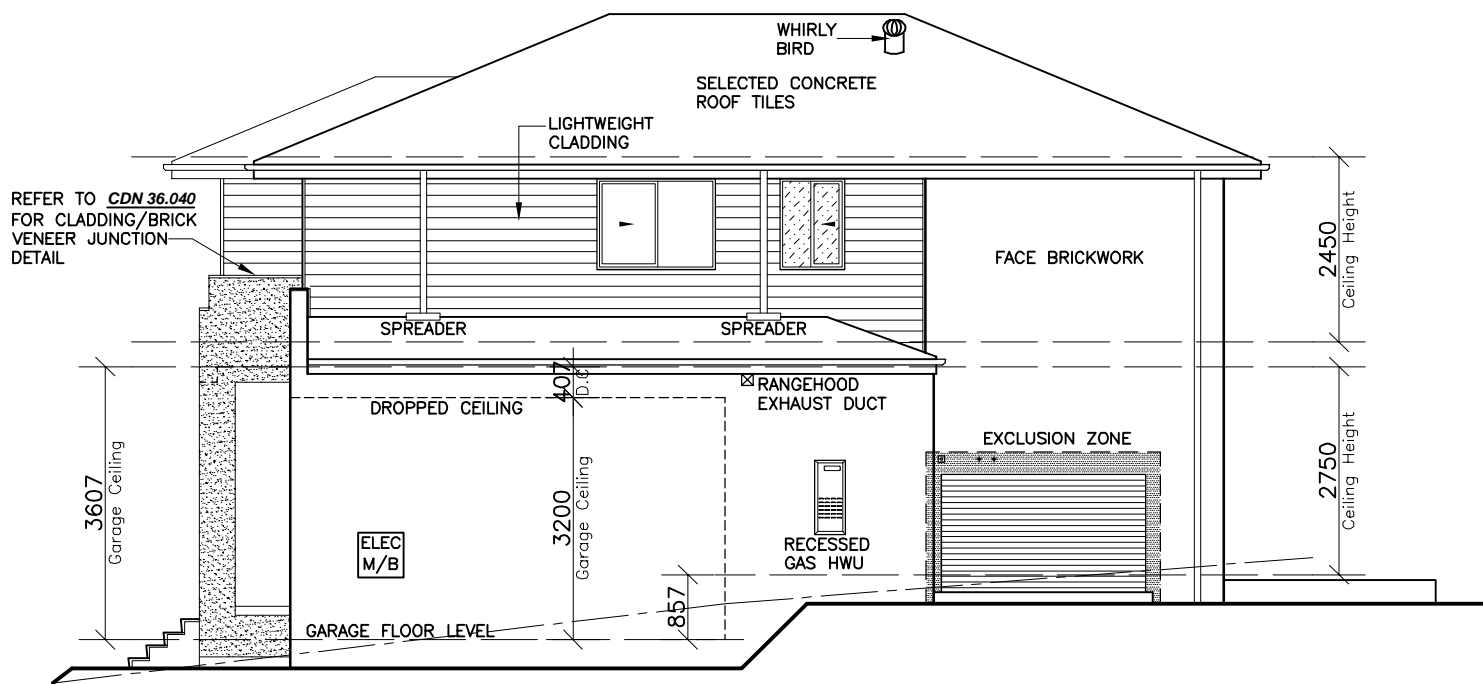
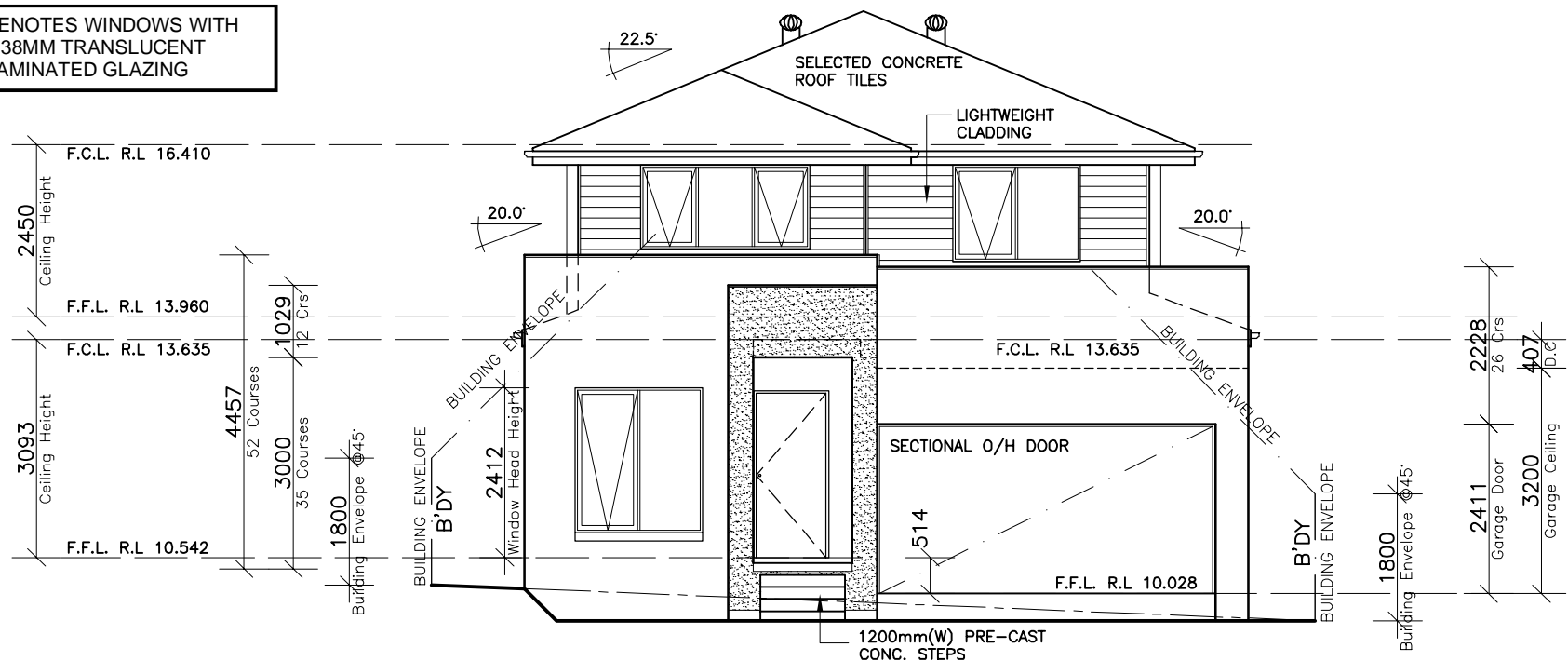
NOTE:
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* COLORBOND VALLEY GUTTERS,
* EXPOSURE GRADE MORTAR

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

Applied Render Finish #1

DENOTES WINDOWS WITH PLANIBEL G GLAZING

DENOTES WINDOWS WITH 6.38MM TRANSLUCENT LAMINATED GLAZING



CLIENT'S SIGNATURE: _____ DATE: _____

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SHEET: 5	JOB No: 29914965	NSW

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Accreditation No. 101182
Address
Baz Retreat, Warriewood, NSW, 2102
59.3 Mj/m²
www.nathers.gov.au hstar.com.au

NOTE:
ALL WINDOWS WITH BRICKWORK OVER TO HAVE MINIMUM OF 3 COURSES ABOVE LINTEL. EXTEND BRICKWORK ABOVE EAVE SOFFIT LINING IF REQUIRED

NOTE:
HEIGHT OF DROP EDGE BEAM MAY VARY DUE TO SITE CONDITIONS UPON COMPLETION OF SITE WORKS

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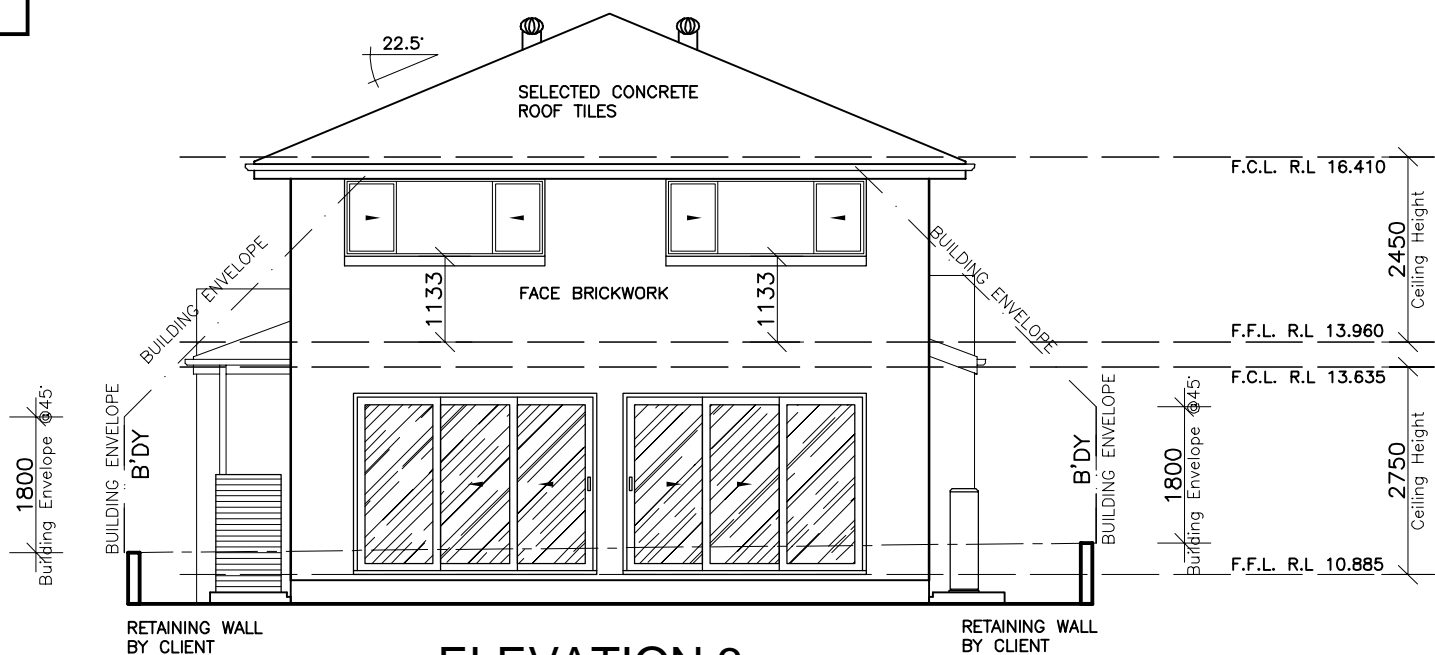
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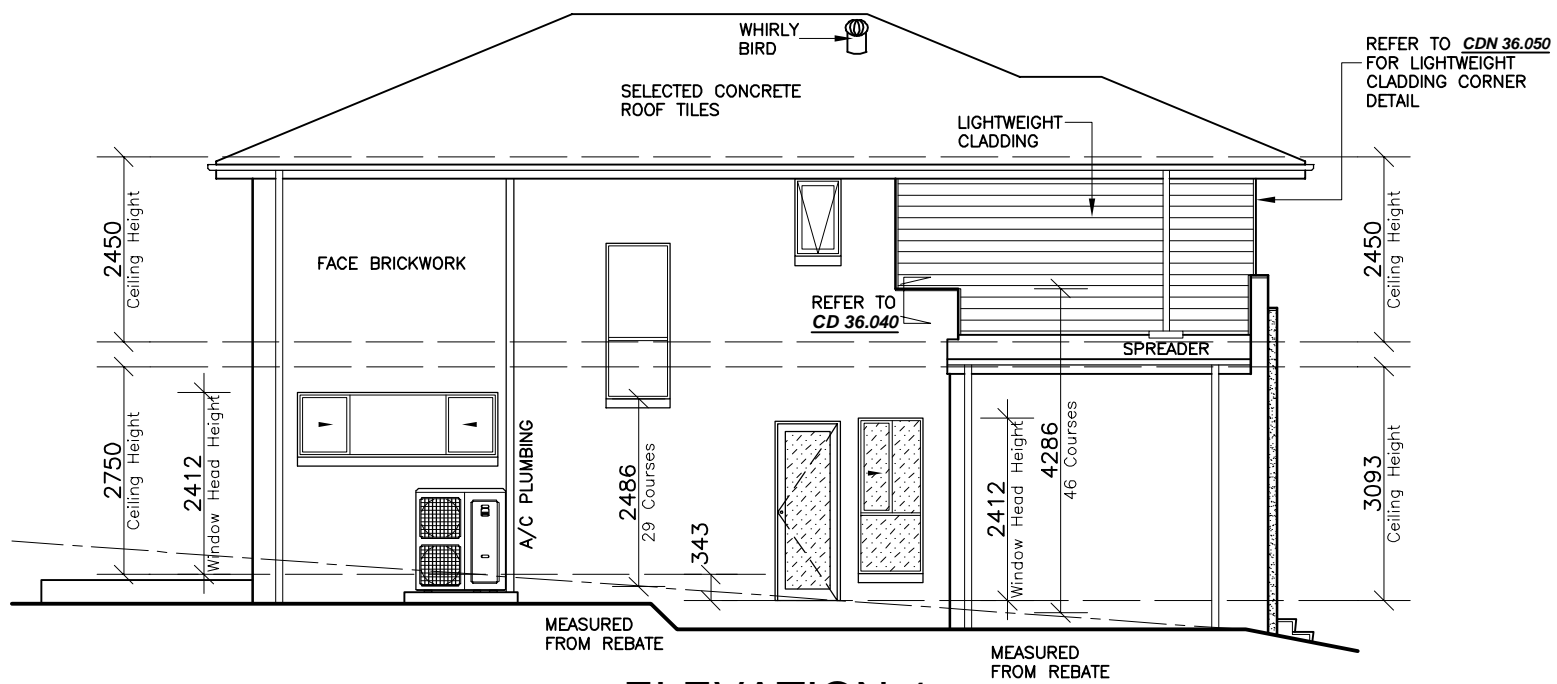
Applied Render Finish #1

DENOTES WINDOWS WITH PLANIBEL G GLAZING

DENOTES WINDOWS WITH 6.38MM TRANSLUCENT LAMINATED GLAZING



**ELEVATION 3
-EAST-**



**ELEVATION 4
-NORTH-**

0005891510 21 Apr 2021
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Accreditation No. 101182
Address
Baz Retreat, Warriewood, NSW, 2102

5.4
NATIONWIDE HOUSE
www.nathers.gov.au

59.3
M²

hstar.com.au

CLIENT'S SIGNATURE: _____ DATE: _____

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DA DRAWINGS		
DRAWN: PG.	DATE: 29.03.21	Rev: D
RATIO @ A3: 1:100	CHECKED: MCA	
SHEET: 6	JOB No: 29914965	NSW

NOTE:
ALL WINDOWS WITH BRICKWORK OVER TO HAVE MINIMUM OF 3 COURSES ABOVE LINTEL. EXTEND BRICKWORK ABOVE EAVE SOFFIT LINING IF REQUIRED

NOTE:
INTERNAL DOOR LEAF HEIGHTS TO GROUND FLOOR TO BE 2340mm(H)

NOTE:
HEIGHT OF DROP EDGE BEAM MAY VARY DUE TO SITE CONDITIONS UPON COMPLETION OF SITE WORKS

NOTE:
NUMBER OF STEPS REQUIRED MAY VARY DEPENDING ON SITE CONDITIONS

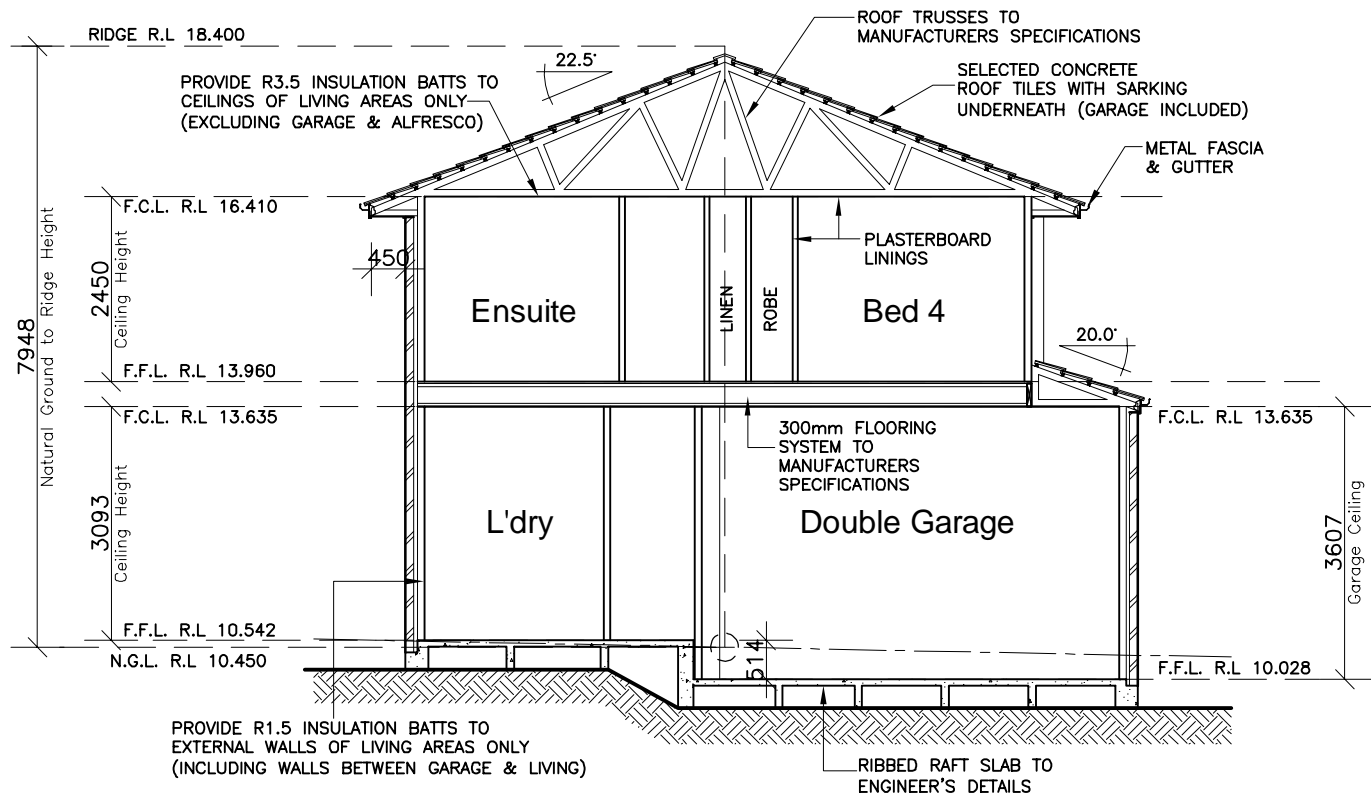
PROVIDE T2 FRAMING TO DWELLING IN LIEU OF STANDARD



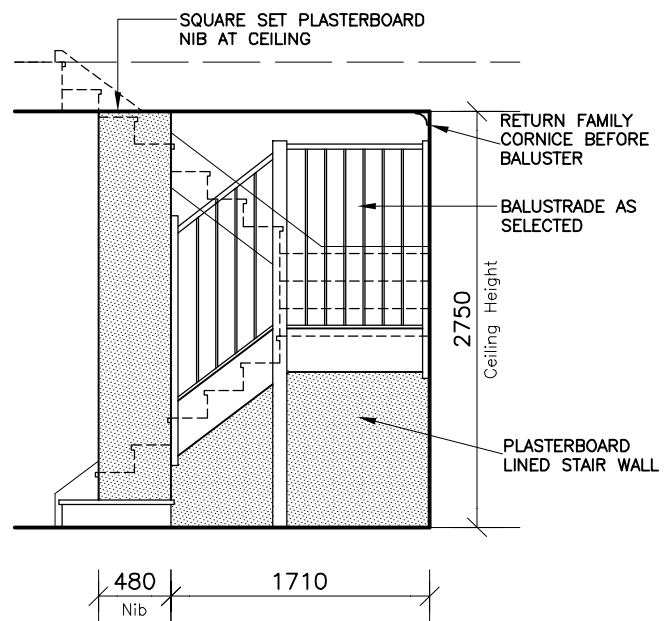
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- * COLORBOND VALLEY GUTTERS,
- * EXPOSURE GRADE MORTAR

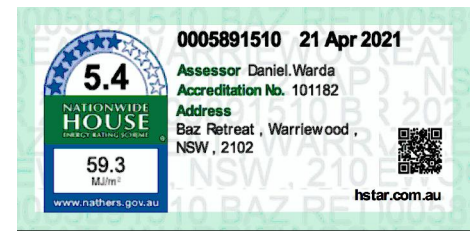
NOTES:
FOR DROP-OFF'S REFER TO FRAMING DETAILS
CDN 21.010-21.080



SECTION A-A.



STAIR ELEVATION
VIEWED FROM FAMILY
SCALE 1:50



CLIENT'S SIGNATURE: _____ DATE: _____

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 T: (02) 8851 5300

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 # ALL DIMENSIONS TO STRUCTURAL ELEMENTS. DIMENSIONS TO BE READ IN PREFERENCE TO SCALING.

PRODUCT:
BRONTE 25 MKII
 Classic
 R/H Garage
 Sapphire Specification

CLIENT:
 Mr. HERBERT
 Ms. GRIMSHAW
 SITE ADDRESS:
 Lot 16 No. 18
 Baz Retreat
 WARRIEWOOD, 2102

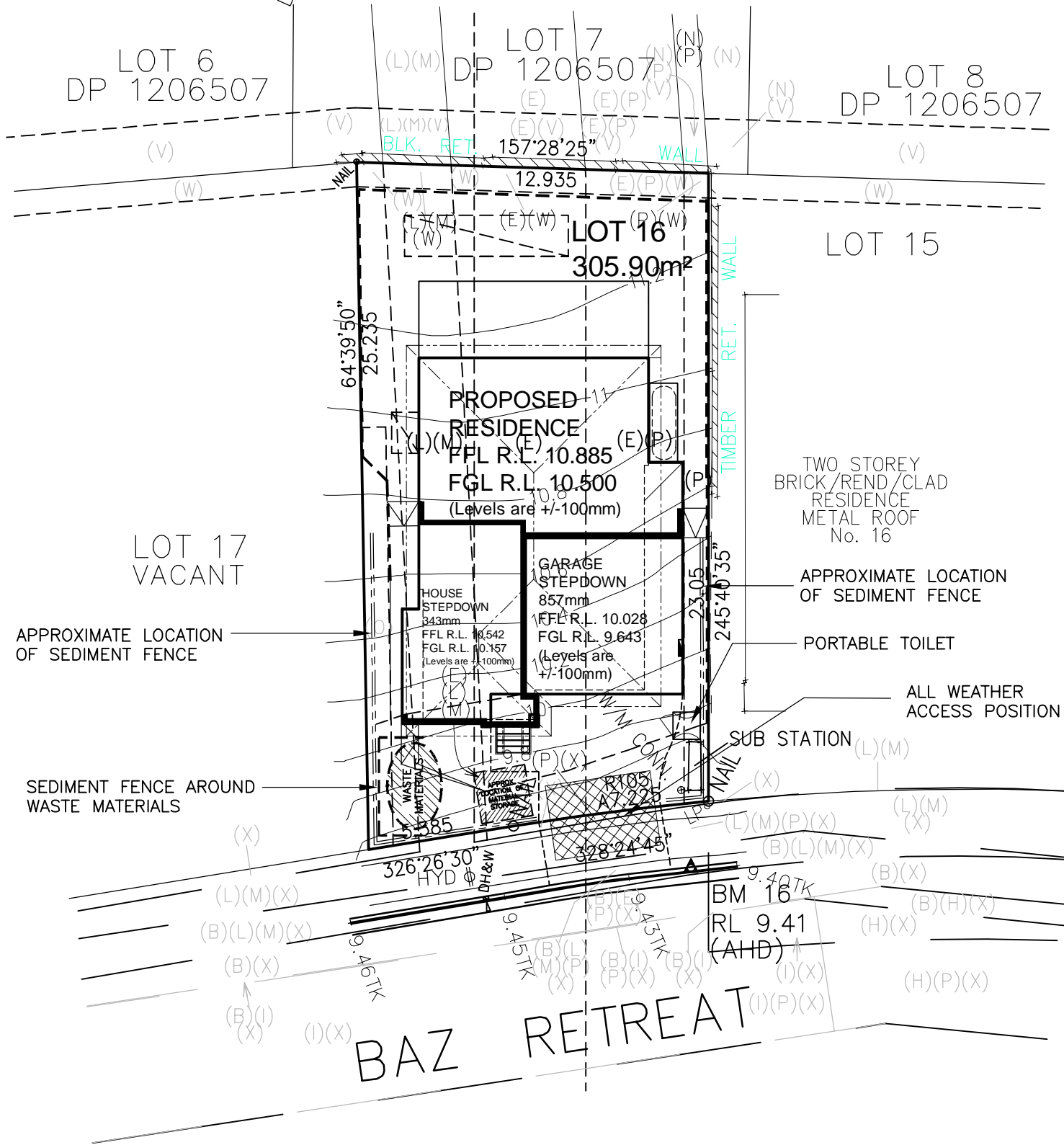
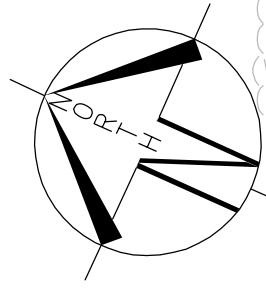
DA DRAWINGS		
DRAWN: PG.	DATE: 29.03.21	Rev: D
RATIO @ A3: 1:100	CHECKED: MCA	
SHEET: 7	JOB No: 29914965	NSW

NORTH

- (B) EASEMENT TO DRAIN WATER 2.5 WIDE (VIDE DP 1206507)
- (E) RIGHT OF CARRIAGEWAY 7.7 WIDE (VIDE DP 1206507)
- (H) EASEMENT FOR SEWERAGE PURPOSES 5 WIDE (VIDE 6390860)
- (I) EASEMENT FOR SEWERAGE PURPOSES 5 WIDE (VIDE 6390790)
- (L) EASEMENT FOR WATER SUPPLY PURPOSES 2.5 WIDE (VIDE DP 1206507)
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- (O) EASEMENT FOR ACCESS, CONSTRUCTION AND MAINTENANCE 0.9 WIDE
- (P) EASEMENT FOR ELECTRICITY AND OTHER PURPOSES 4.5 WIDE (VIDE DP 1206507)
- (V) EASEMENT TO DRAIN WATER 2 WIDE (VIDE DP 1206507)
- (W) EASEMENT FOR ACCESS, MAINTENANCE AND SUPPORT 0.9 WIDE (VIDE DP 1206507)
- (X) RIGHT OF CARRIAGE WAY VARIABLE WIDTH No.8

LOT 16
D.P: 270907
L.G.A: NORTHERN BEACHES

SITING HAS BEEN COMPLETED
IN ACCORDANCE WITH
PITTWATER DCP 21 - D16



NOTE:
 TEMPORARY SECURITY FENCING TO THE PERIMETER OF THE BOUNDARY WHERE REQUIRED TO PREVENT PUBLIC ACCESS ONTO THE SITE

NOTE:
 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 300mm 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 SWEEP 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

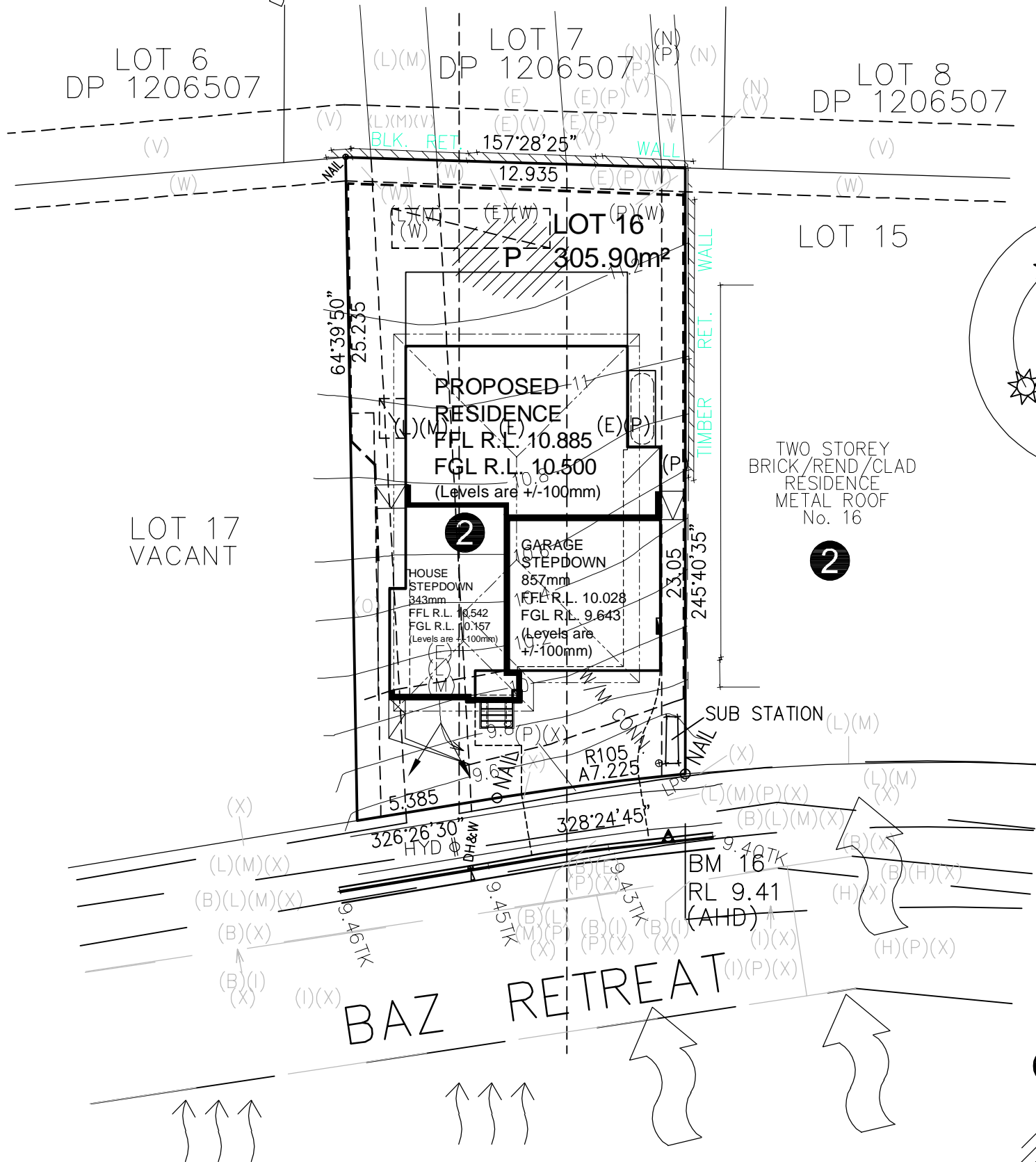
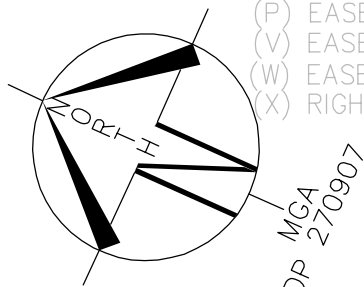
CLIENT'S SIGNATURE: _____ DATE: _____		© ALL RIGHTS RESERVED This plan is the property of CLARENDON HOMES (NSW) P/L Any copying or altering of the drawing shall not be undertaken without written permission from CLARENDON HOMES (NSW) P/L # ALL DIMENSIONS TO STRUCTURAL ELEMENTS. DIMENSIONS TO BE READ IN PREFERENCE TO SCALING.		PRODUCT: BRONTE 25 MKII Classic R/H Garage Sapphire Specification		CLIENT: Mr. HERBERT Ms. GRIMSHAW SITE ADDRESS: Lot 16 No. 18 Baz Retreat WARRIEWOOD, 2102		DA DRAWINGS		
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								DRAWN: PG.	DATE: 29.03.21	Rev: D
								RATIO @ A3: 1:200	CHECKED: MCA	
								SHEET: 2.1	JOB No: 29914965	NSW

NORTH

- (B) EASEMENT TO DRAIN WATER 2.5 WIDE (VIDE DP 1206507)
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LOT 16
D.P: 270907
L.G.A: NORTHERN BEACHES

SITING HAS BEEN COMPLETED
IN ACCORDANCE WITH
PITTWATER DCP 21 - D16



SITE ANALYSIS PLAN

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
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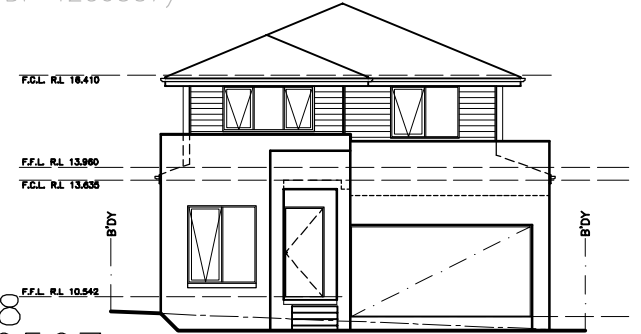
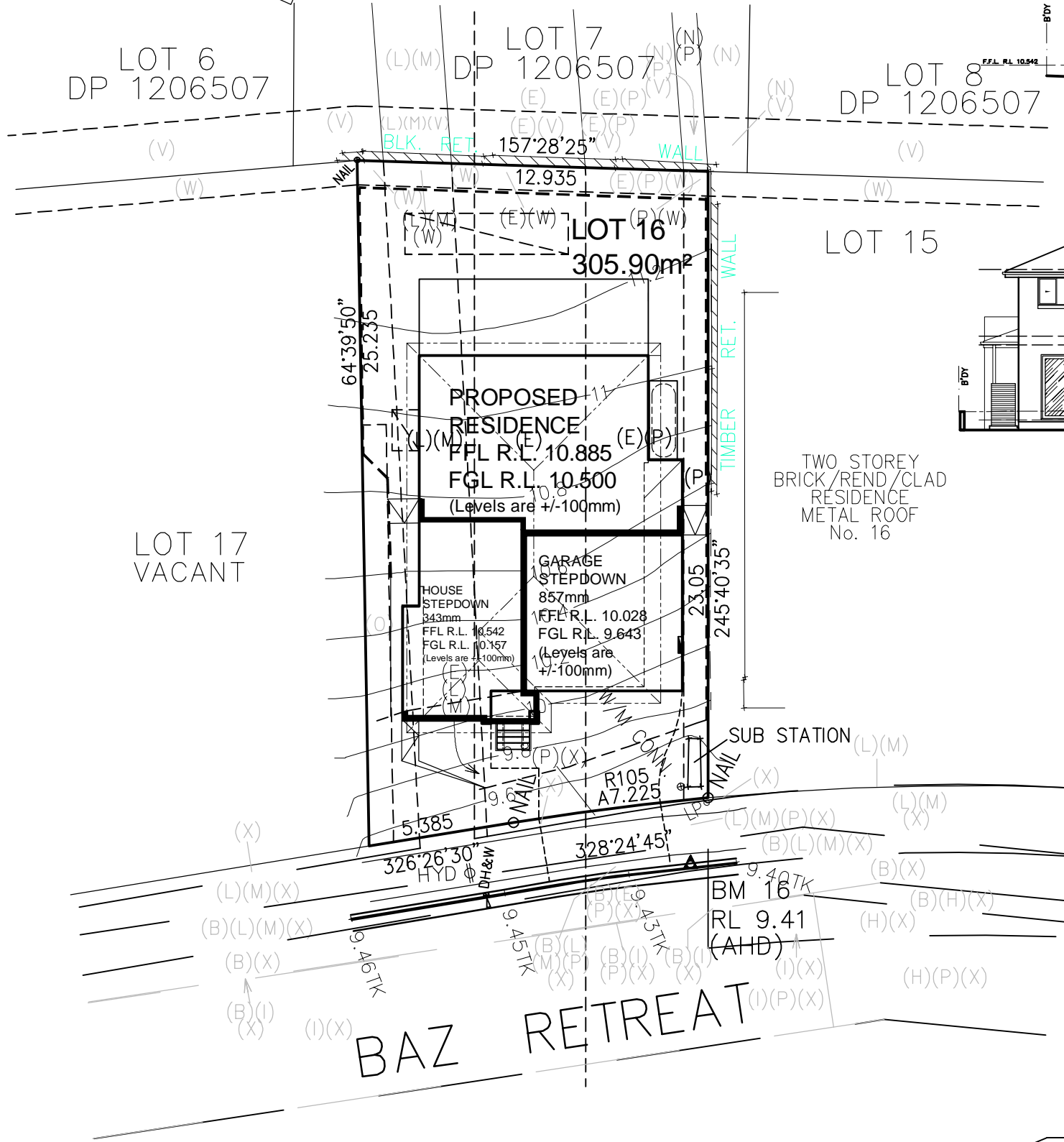
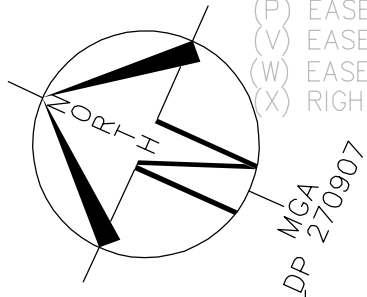
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SHEET: 2.2	JOB No: 29914965	NSW

NORTH

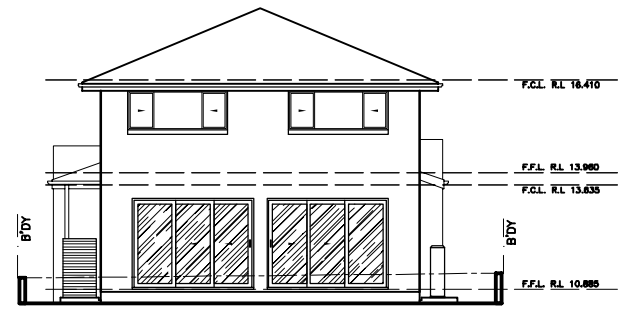
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LOT 16
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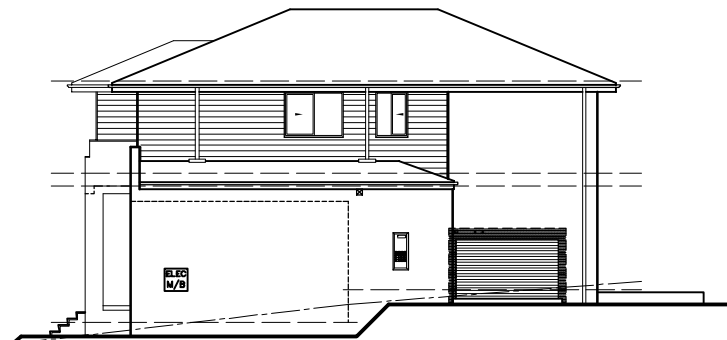
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-WEST-



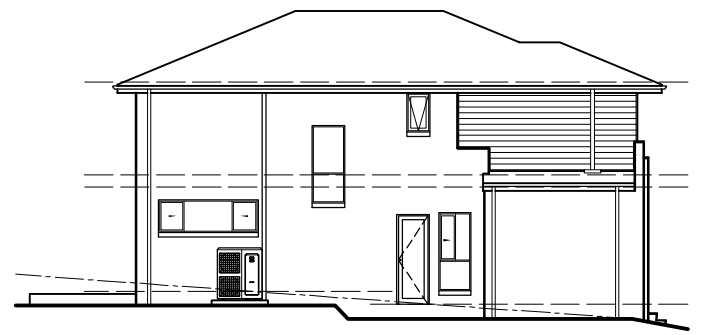
ELEVATION 3
-EAST-

TWO STOREY
 BRICK/REND/CLAD
 RESIDENCE
 METAL ROOF
 No. 16

LOT 17
 VACANT



ELEVATION 2
-SOUTH-



ELEVATION 4
-NORTH-

NEIGHBOUR NOTIFICATION PLAN

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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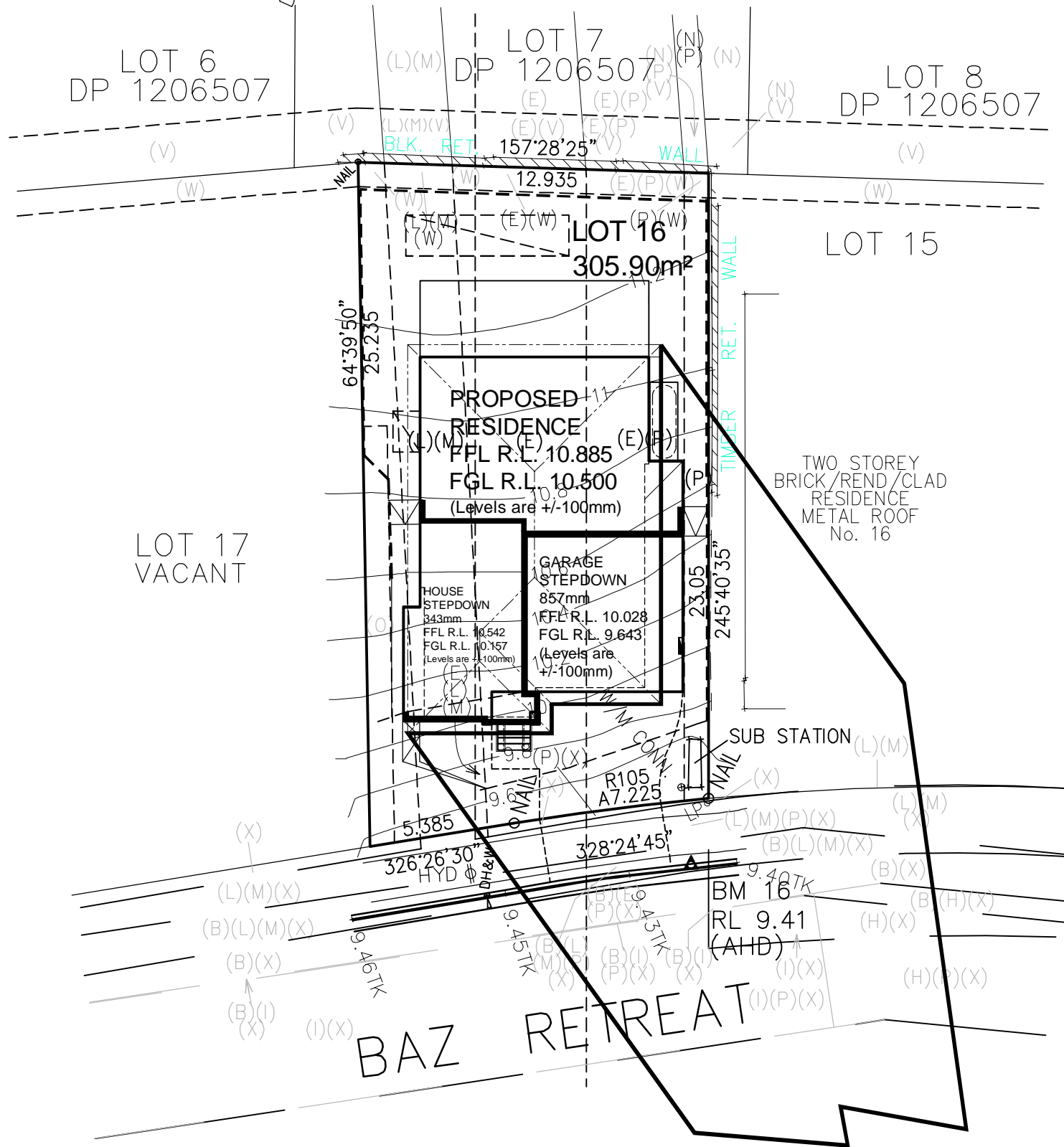
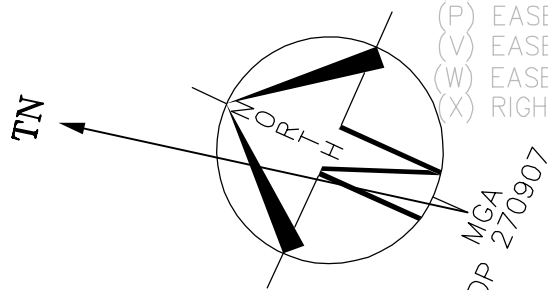
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RATIO @ A3: 1:200	CHECKED: MCA	D
SHEET: 2.3	JOB No: 29914965	NSW

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Shadow outline for JUN21-9.00am

SHADOW DIAGRAM @ 21st JUNE - 9.00am

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
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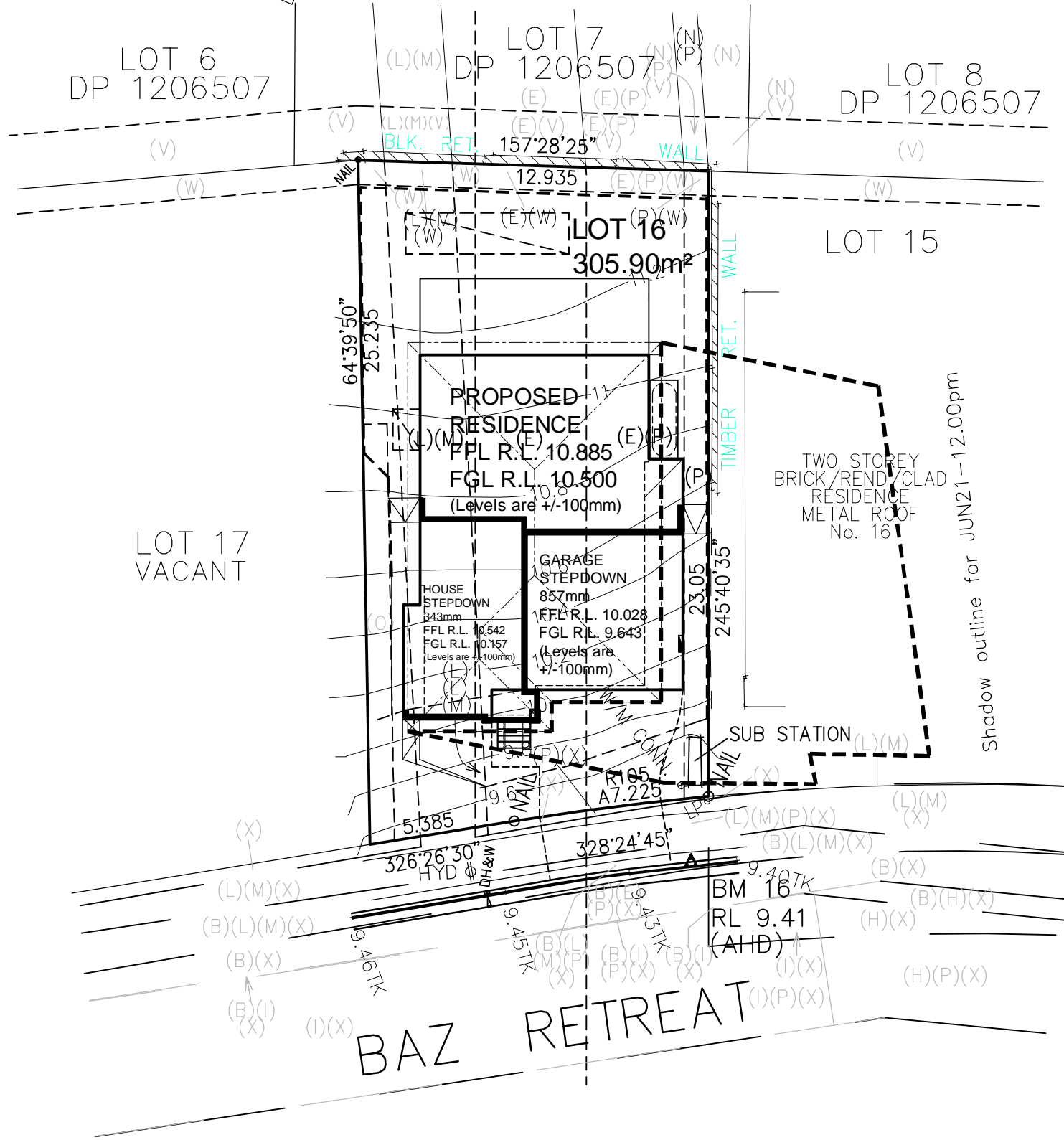
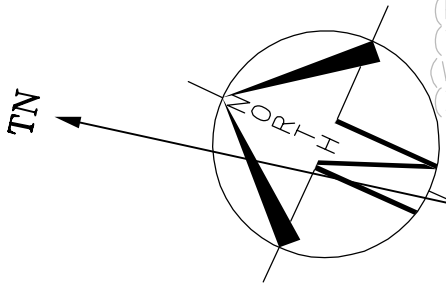
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RATIO @ A3: 1:200	CHECKED: MCA	D
SHEET: 2.4	JOB No: 29914965	NSW

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LOT 16
D.P: 270907
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NORTH



SHADOW DIAGRAM @ 21st JUNE - 12pm

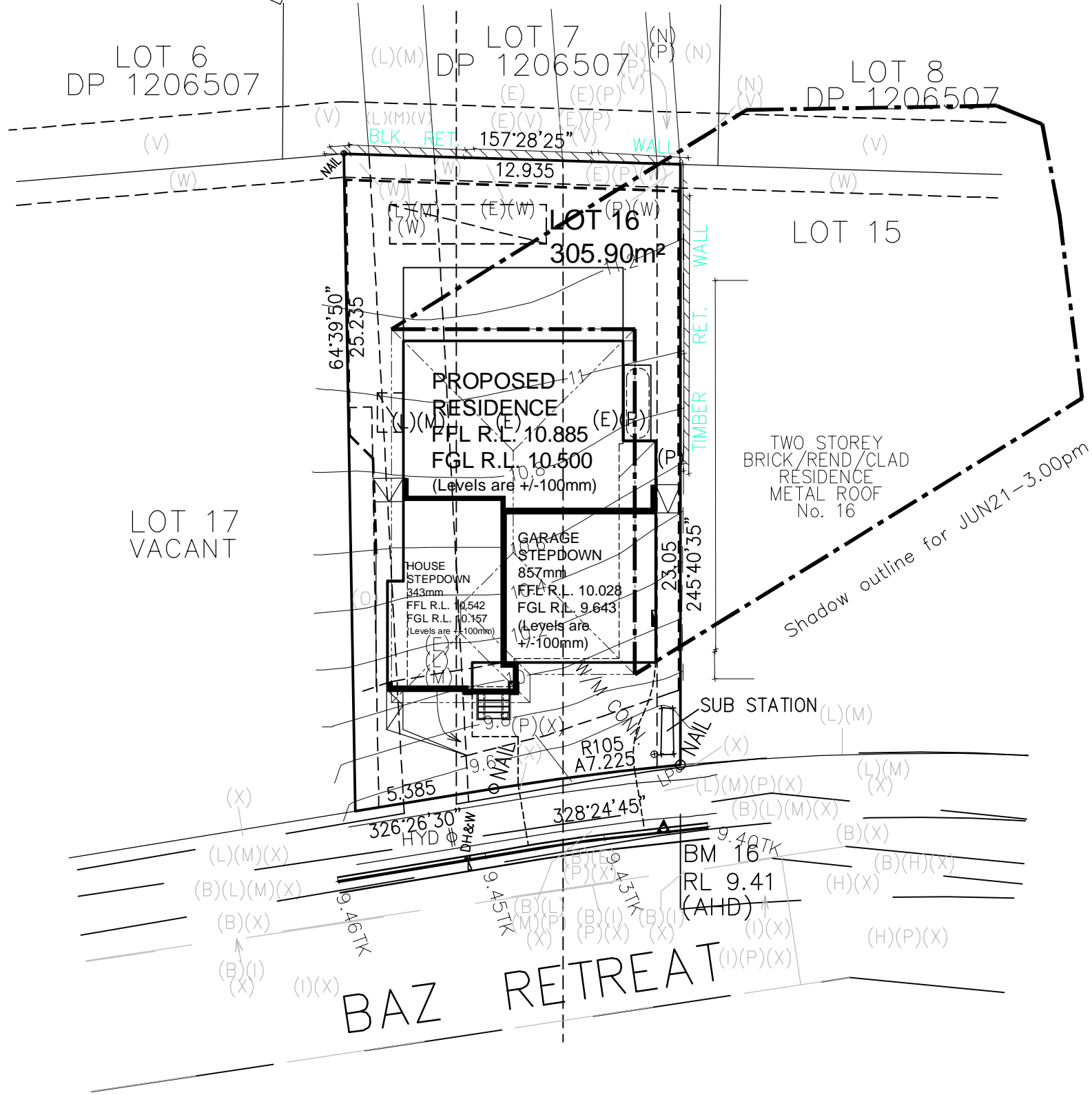
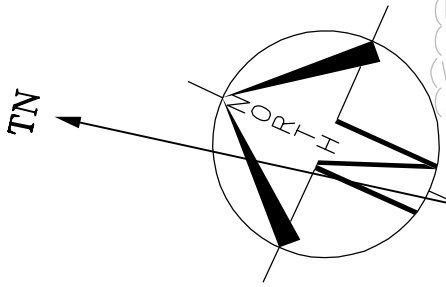
CLIENT'S SIGNATURE: _____ DATE: _____		© ALL RIGHTS RESERVED This plan is the property of CLARENDON HOMES (NSW) P/L Any copying or altering of the drawing shall not be undertaken without written permission from CLARENDON HOMES (NSW) P/L # ALL DIMENSIONS TO STRUCTURAL ELEMENTS. DIMENSIONS TO BE READ IN PREFERENCE TO SCALING.		PRODUCT: BRONTE 25 MKII Classic R/H Garage Sapphire Specification		CLIENT: Mr. HERBERT Ms. GRIMSHAW SITE ADDRESS: Lot 16 No. 18 Baz Retreat WARRIEWOOD, 2102		DA DRAWINGS		
ClarendonHomes <small>BL No. 2298C ABN 18 003 892 706</small>						DRAWN: PG. _____ DATE: 29.03.21 Rev: _____ RATIO @ A3: 1:200 CHECKED: MCA D SHEET: 2.5 JOB No: 29914965 NSW				

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D.P: 270907
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NORTH



SHADOW DIAGRAM @ 21st JUNE - 3.00pm

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BL No. 2298C ABN 18 003 892 706		Clarendon Homes (NSW) P/L 21 Solent Circuit, Baulkham Hills NSW 2153 T: (02) 8851 5300		DRAWN: PG. 1:200		DATE: 29.03.21		CHECKED: MCA		Rev: D
SHEET: 2.6		JOB No: 29914965		NSW						

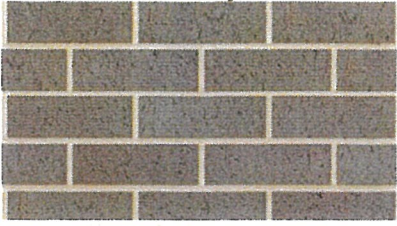









LIFESTYLE

- STUDIO -

BY CLARENDON HOMES

Client:	Mr Herbert & Ms Grimshaw		
Site Address:	Lot 16, 18 Baz Retreat Warriewood NSW 2102		
Job Number:	21194965	House Type:	Bronte 25
Date Issued:	5/5/21	Developer:	N/A

Roof BASIX Rating:	dark	Wall BASIX Rating:	MEDIUM
---------------------------	------	---------------------------	--------

Main Brick: Austral Wilderness Grey Gum 	Applied Feature: Render Colour: Kings Landing T15 19.3 	Roof Type/Style: Contour Tile Colour: Ebony 
Front Entry Door Colour: Crisp White 	Gutter: Monument Fascia: Surfmist  	Downpipes: Basalt Water Tank: Basalt 
Garage Door Type: Heritage Colour: Surfmist 	Lightweight Cladding: Kings Landing T15 19.3 	Window Frame Colour: White Pearl 
	Driveway/Letterbox: To compliment façade *By client after handover	

NOTE: Colours are indicative only and should not be used as a true representation of the product.

Signature  Date 5-4-21