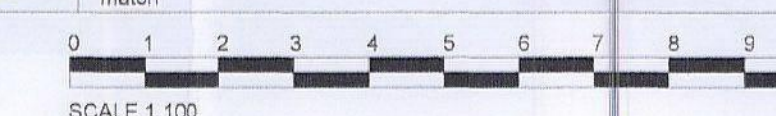


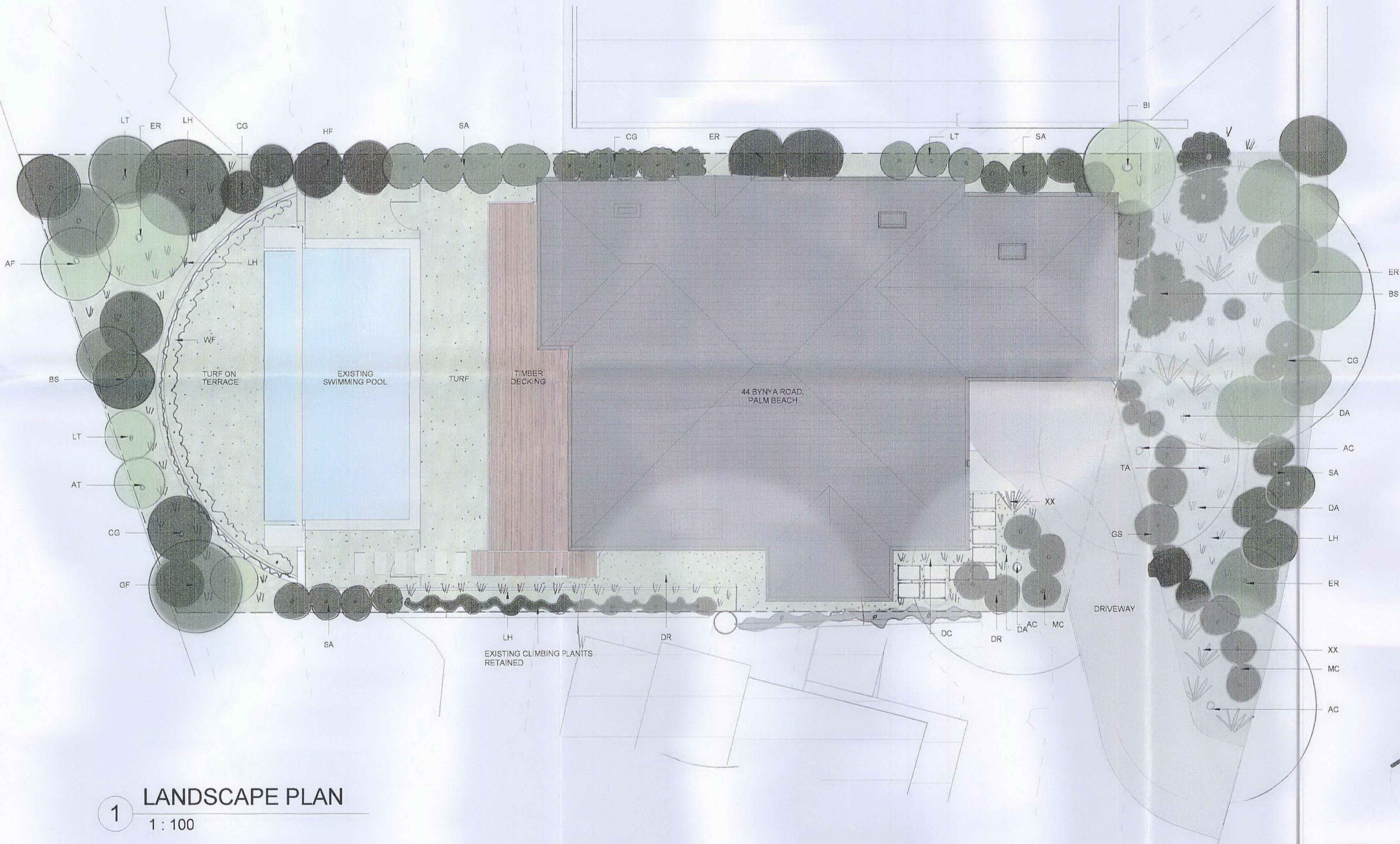
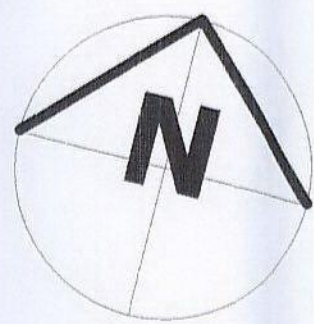
EX-01	External Timber Cladding, weatherboards splay profile Painted Porters' Grey, Pepper or equivalent	200mm x 20mm
EX-02	External Timber Cladding Weatherboards Log Cabin' profile 90mm, 20mm Painted Porters' Grey Pepper' or equivalent	
EX-03	External Sandstone Cladding	
EX-04	Timber structural columns, beams and roof elements - Painted Dulux Whisper White or equivalent.	
EX-05	External Timber door/window frames, balustrades and timber trims - Painted Dulux Whisper White' or equivalent	
EX-06	Standing seam Colorbond roof, Woodland Grey	
EX-06	150mm Half Round Colorbond gutters, Woodland Grey, downpipes to match.	



File Path	\\SERVER1\Project_Files\2015_16_Chamber00 - Architectural Plans\44 Byrna Road_DAO
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BASIX REQUIREMENTS // 44 BYNYA ROAD, PALM BEACH 2108			
HOT WATER	Must install gas instantaneous hot water system in the development		
LIGHTING	Ensure a minimum 40% of new or altered light fixtures are fitted with fluorescent, compact fluorescent or LED lamps		
FIXTURES	New or altered showerheads have a flow rate no greater than 9 litres per minute or a three star water rating New or altered toilets have a flow rate no greater than 4 litres per average flush or a minimum 3 star water rating New or altered taps have a flow rate no greater than 9 litres per minute or minimum 3 star water rating		
CONSTRUCTION	Construction	R-value	Other
	concrete slab on ground	nil	
	suspended floor with enclosed, framed R0.7	R0.60 (down) or R1.30 inc construction	
	external wall: framed (weatherboard)	R1.30 (or R1.70 inc construction)	
	external wall: concrete block/plasterboard	R1.15 (or R1.70 inc construction)	
	internal wall shared with garage plasterboard (R0.36)	nil	
WINDOWS	raked ceiling, pitched/skillion roof: frames	ceiling R2.24 (up), roof: foil backed blanket (55mm)	medium (solar absorptance 0.475-0.70)
	must install windows, glazed doors and shading devices in accordance with window schedule [A-310] For projections in mm, the leading edge of each eave, pergola, veranda, balcony or awning must be no more than 500mm above the head of the window of glazed door no more than 2400mm above the sill Overshadowing buildings or vegetation must be the height and distance from the centre and the base of the window and glazed as specified in the overshadowing column		
SKYLIGHTS	Must install the skylights in accordance with the specifications in skylight schedule [A-211]		

PLANTING LIST 44 BYNYA RD PALM BEACH				
CODE	SPECIES	QUANTITY	CONTAINER SIZE	HEIGHT (M)
TREES				
CG	Ceratopetalum gummiferum	7	200mm	5
AC	Angophora costata	3	200mm	8
AF	Angophora floribunda	5	200mm	3
HF	Hymenosporum flavum	3	200mm	5
ER	Eleocharis reticulatus	12	200mm	5
GF	Glochidion ferdinandii	1	200mm	6
BI	Banksia integrifolia	1	200mm	6
SHRUBS				
EL	Eupomatia laurina	5	100mm	5
BS	Banksia spinulosa	7	100mm	2
GS	Grevillea sericea	10	100mm	10
MC	Macrozamia communis	5	100mm	1
LT	Leptospermum trinervium	8	100mm	2
SA	Syzigium australe	20	100mm	3
WF	Westringia fruticosa	10	100mm	1
XX	Xanthorrhoea	6	100mm	2
GROUNDCOVERS				
DC	Dianella caerulea	30	tube	11
DA	Doodia aspera	20	tube	0.5
LH	Lomandra hystrix	20	tube	1
HD	Hibbertia dentata	10	tube	0.5
DR	Dichondra repens	tube	0.1	
TA	Themeda australis	20	tube	1
BT	Buffalo turf Sir Walter			
ALL PLANTED AREAS IRRIGATED WITH NO SITE WATER TANKS - 100MM LEAF LITTER MULCH TO ALL GARDEN AREAS				



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Client

THEODORE CHAMBERS

B	DA Submission	08/08/2016
No.	Description	Date

Revisions

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CHAMBERS' RESIDENCE
Project Number 44 BYNYA ROAD
2015_16 PALM BEACH 2108

NOTE: THESE PLANS ARE FOR INFORMATION ONLY AND DO NOT CONSTITUTE A DEVELOPMENT APPLICATION
Sheet

THIS APPROVAL DOES NOT CONSTITUTE A DEVELOPMENT APPLICATION
WORKS ON THE ADJACENT ROAD RESERVE OR ANY COUNCIL RESERVE.

Scale @ A1 1:100

Drawing Number		A101		Issue	
				B	
Drawn By		Checked By		Approved By	
ES		WB		WB	
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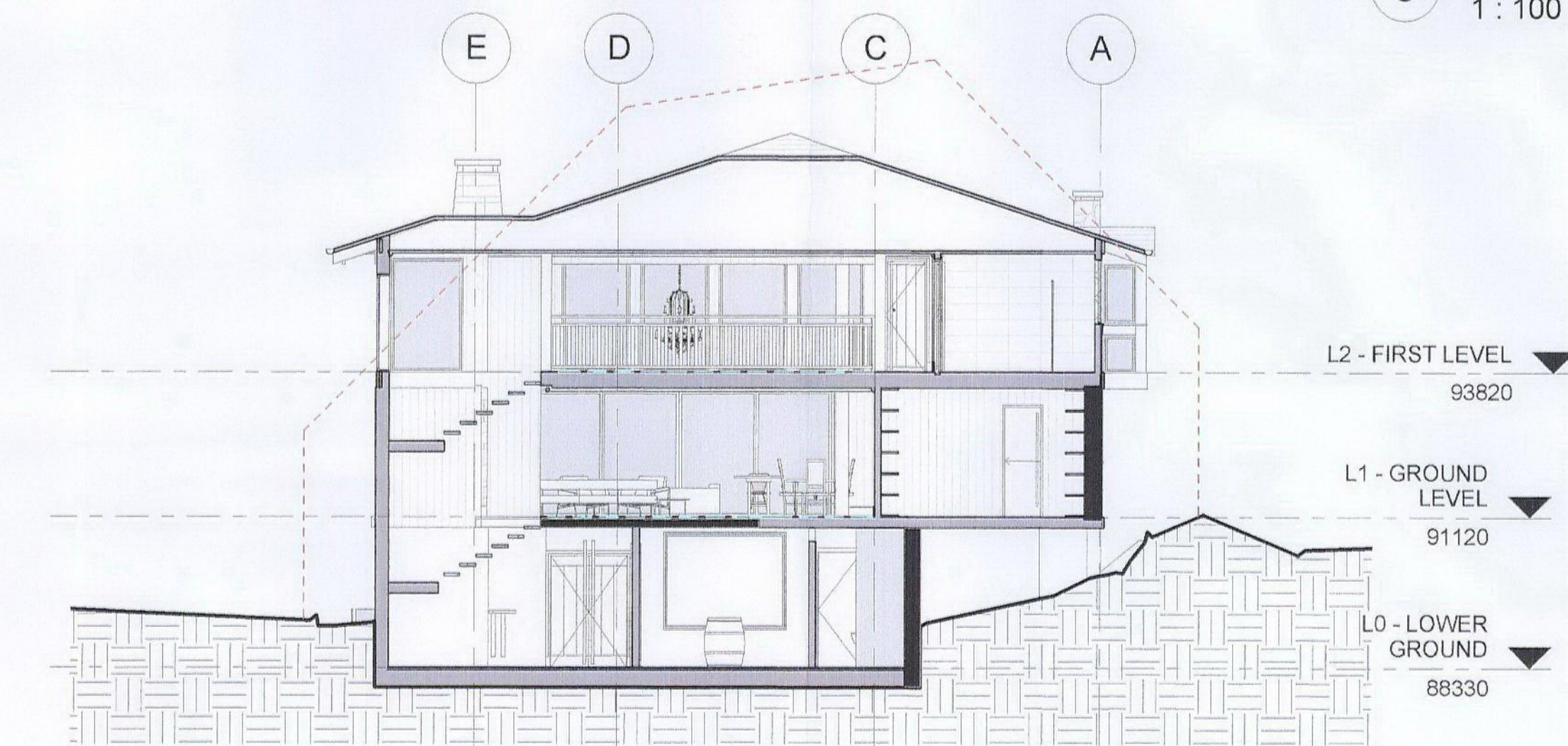
Client

THEODORE CHAMBERS

1 Long Section 1
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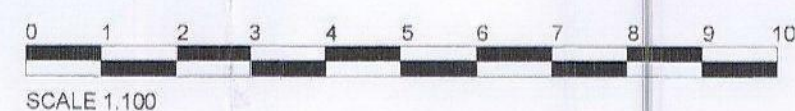
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2 Building Envelope
1 : 100

EXTERNAL FINISHES LEGEND

EX-01	External Timber Cladding, weatherboards splay profile, 200mm x 20mm, Painted Porters 'Grey Pepper' or equivalent
EX-02	External Timber Cladding, Weatherboards 'Log Cabin' profile 90mm x 20mm, Painted Porters 'Grey Pepper' or equivalent
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EX-07	150mm Half Round Colorbond gutters, 'Woodland Grey' downpipes to match



SCALE 1:100

Pitching 96020
L2 - FIRST LEVEL 93820
L1 - GROUND LEVEL 91120
L0 - LOWER GROUND 88330

APPROVED DEVELOPMENT
CONSENT PLANS
NO. 101/15 PLANS M...
No. 101/15 PLANS M...
Description: THE...
Revisions: C...
Date: 06/08/2016
AD IN...
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CHAMBERS' RESIDENCE

Project Number 2015_16 44 BYNYA ROAD PALM BEACH 2108

Project Status DEVELOPMENT APPLICATION

Sheet

SECTIONS

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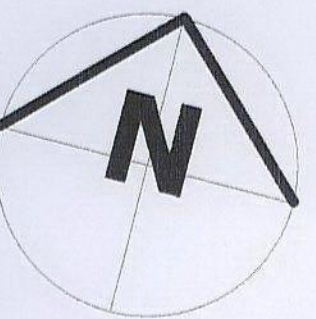
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Print Date & Time 15-Aug-16 11:35:01 AM

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Client

THEODORE CHAMBERS



B	DA Submission	08/08/2016
A	Sketch Design Phase	6/12/2015
No.	Description	Date

Revisions

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CHAMBERS' RESIDENCE

Project Number 2015_16 44 BYNYA ROAD PALM BEACH 2108

Project Status DEVELOPMENT APPLICATION

Sheet LEVEL 1 + ROOF

Scale @ A1 1:100

Drawing Number A211 B

Drawn By ES Checked By WB Approved By WB

Print Date & Time 15-Aug-16 11:33:01 AM

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L2 - FIRST LEVEL

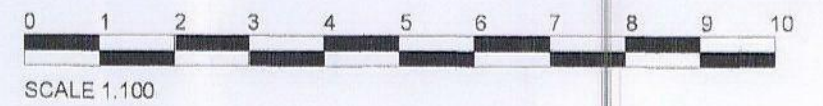
1:100

L3 - ROOF

1:100

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SCALE 1:100

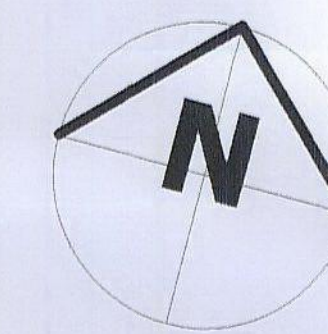
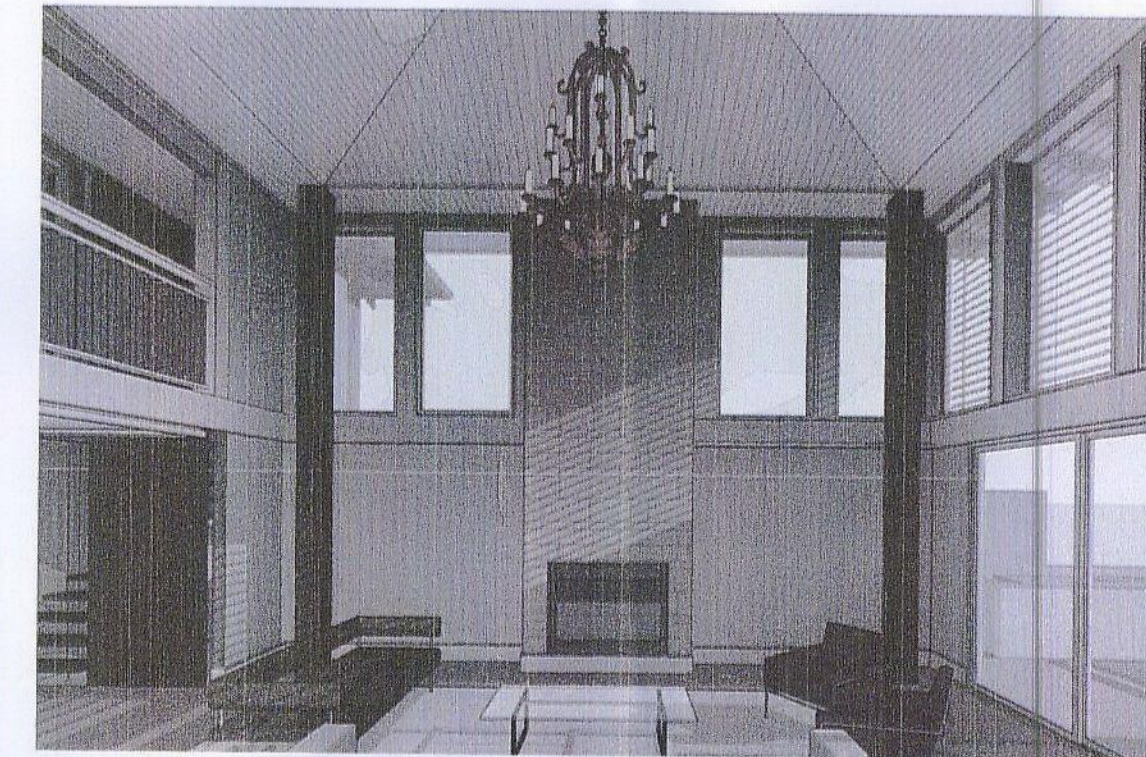
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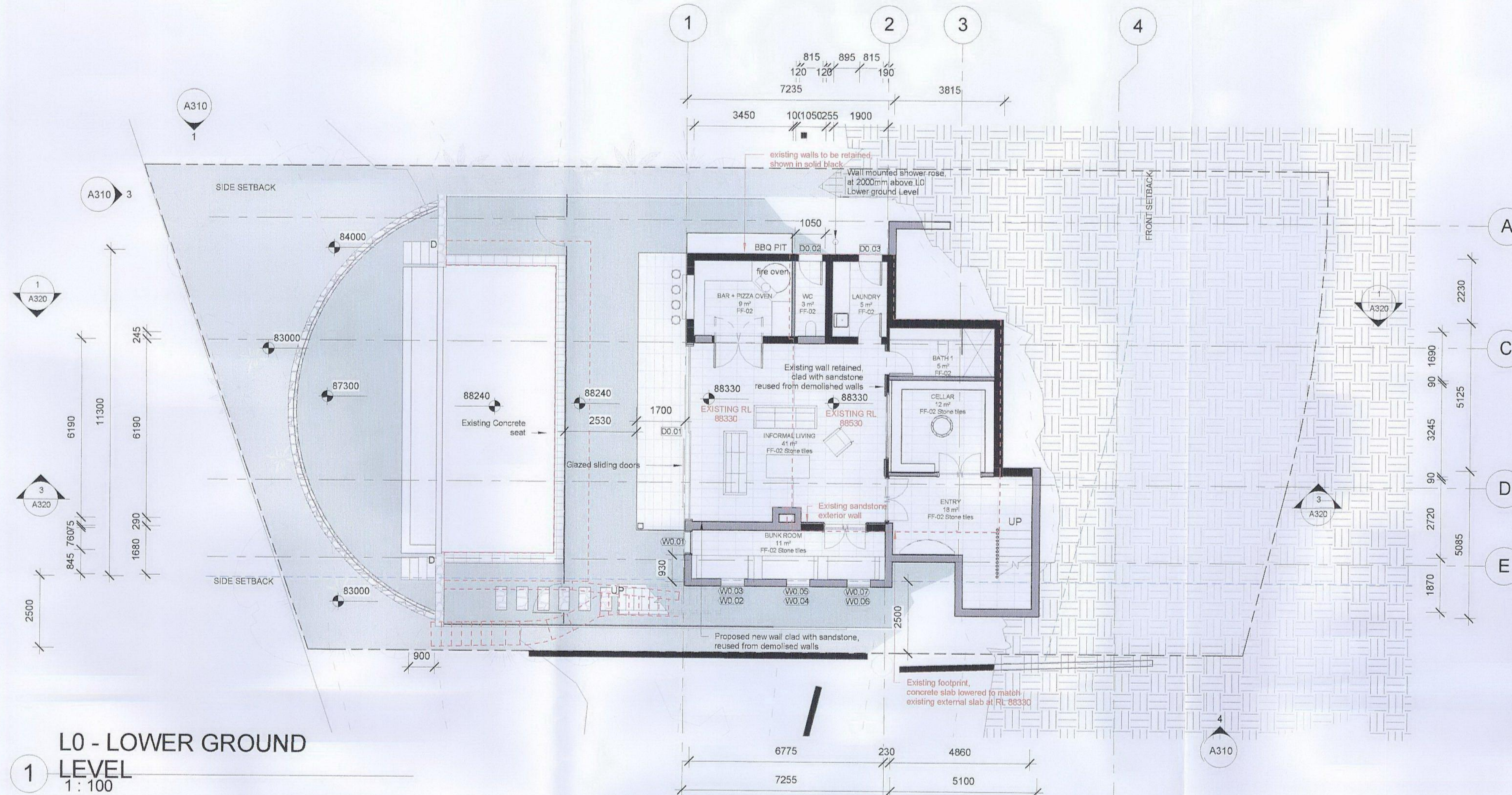
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Client

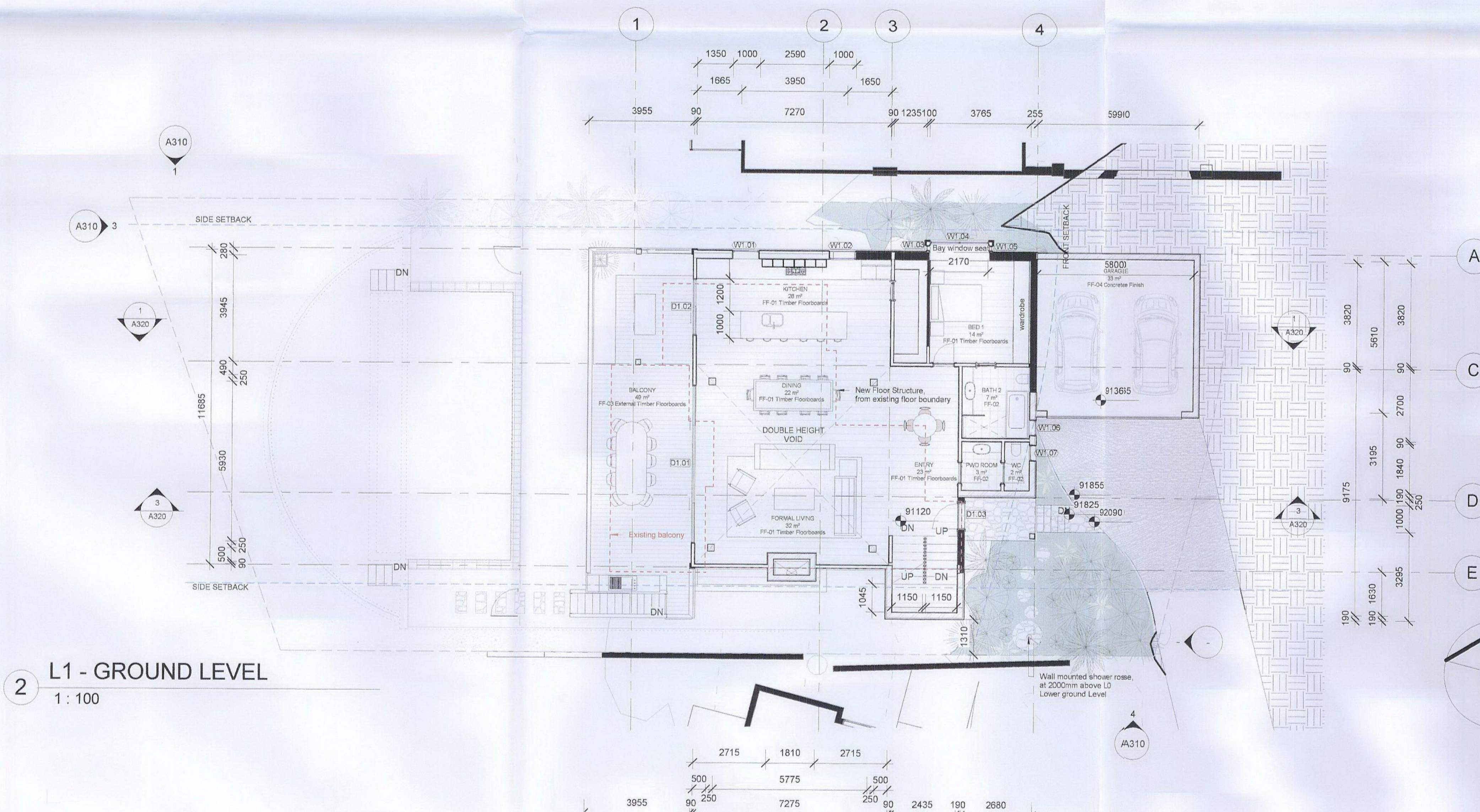
THEODORE CHAMBERS



L0 - LOWER GROUND LEVEL 1:100

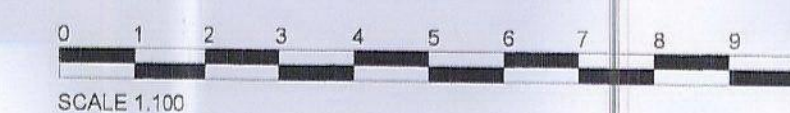


L1 - GROUND LEVEL 1:100



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APPROVED DEVELOPMENT
CONSENT PLANS

B	DA Submission	08/06/2016
A	Sketch Design Phase	01/12/2015

No. Description Date

Revisions

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CHAMBERS' RESIDENCE

Project Number 2015_16 44 BYNYA ROAD PALM BEACH 2108

Project Status

DEVELOPMENT APPLICATION

Sheet

LOWER GROUND + GROUND

Scale @ A1 1:100

Drawing Number

A210 B

Drawn By ES Checked By WB Approved By WB

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