

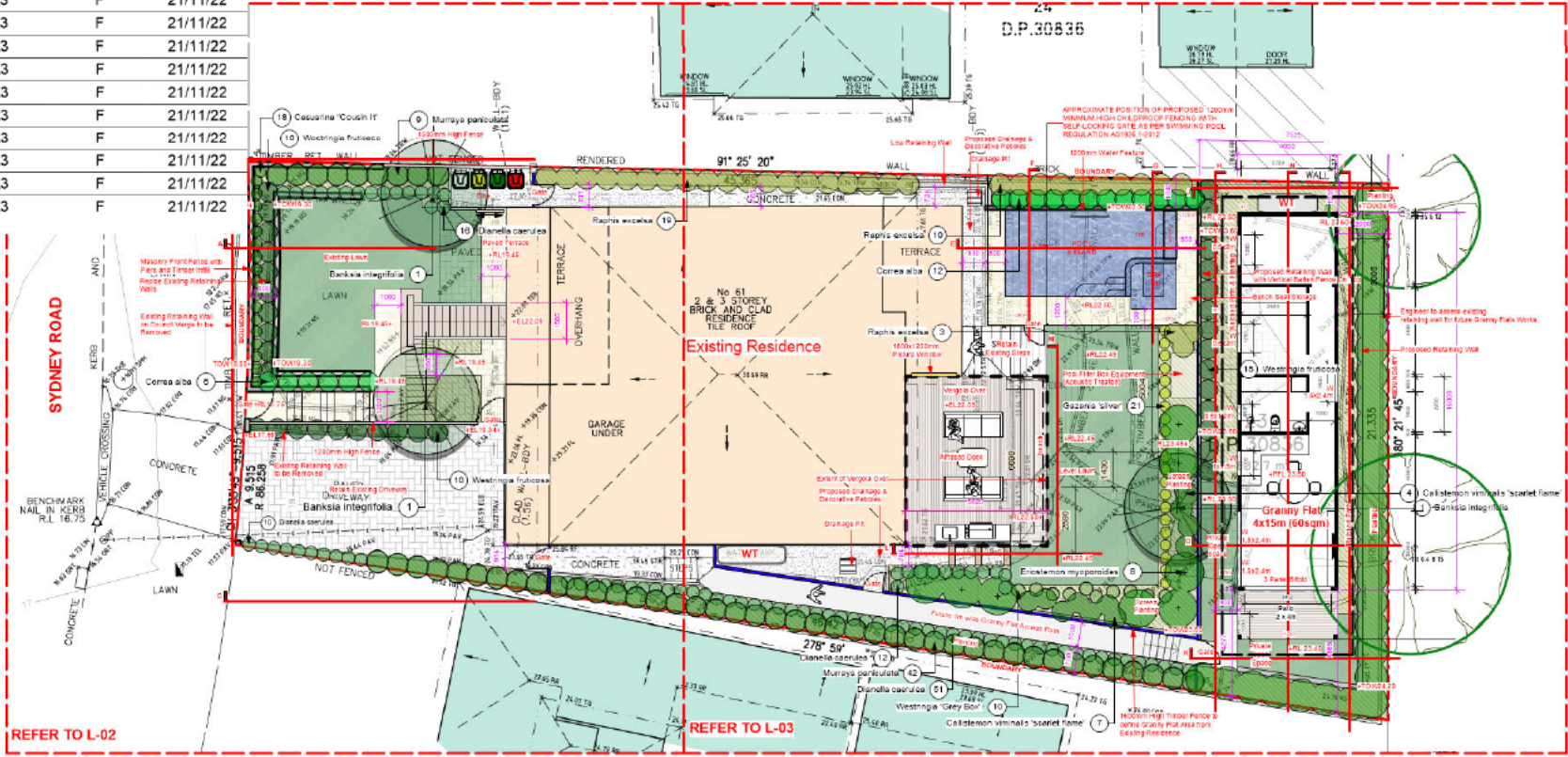
Drawing List

Sheet No.	Sheet Name	Sheet Size	Rev. No.	Rev. Date
L-01	SITE PLAN	A3	F	21/11/22
L-02	LANDSCAPE PLAN FRONT	A3	F	21/11/22
L-03	LANDSCAPE PLAN REAR	A3	F	21/11/22
L-04	SECTION A	A3	F	21/11/22
L-05	ELEVATION B	A3	F	21/11/22
L-06	ELEVATION C	A3	F	21/11/22
L-07	ELEVATION D	A3	F	21/11/22
L-08	SECTION E	A3	F	21/11/22
L-09	SECTION F & G	A3	F	21/11/22
L-10	ELEVATION H	A3	F	21/11/22
L-11	ELEVATION I	A3	F	21/11/22
L-12	ELEVATION J & K	A3	F	21/11/22
L-13	ELEVATION L & M	A3	F	21/11/22
L-14	SECTION N	A3	F	21/11/22
L-15	SECTION O	A3	F	21/11/22
L-16	PLANTING SCHEDULES & DETAILS	A3	F	21/11/22
L-17	LANDSCAPE RATIOS	A3	F	21/11/22
L-18	Stormwater Concept Plan	A3	F	21/11/22
L-19	Waste Management Plan	A3	F	21/11/22
L-20	NOTES	A3	F	21/11/22

F 21/11/22 For DA Approval
ISSUE DATE COMMENT
AMENDMENTS -
NOTES

LEGEND

PEBBLES
TURF AREAS
DEEP SOIL GARDENS
EXISTING RESIDENCE
PROPOSED POOL
AS SELECTED TRAVERTINE
AS SELECTED DECK



EXISTING TREES LEGEND

- TREES TO BE RETAINED
- TREES TO BE REMOVED

NOTES:
- ALL GARDENS TO HAVE INSTALLED A DRIP IRRIGATION SYSTEM CONTROLLED FROM WITHIN THE STORE AND RUN OF TANK WATER (POSSIBLE TOWN WATER TOP UP). IRRIGATION SYSTEM TO BE DESIGNED BY REECE PLUMBING ONCE THE PLANS ARE APPROVED
- STEPPING STONES MAY NEED TO BE IMPLEMENTED AFTER SIGN OFF



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Project [REDACTED]
Address 61 SYDNEY ROAD WARRIEWOOD NSW 2102
Drawing Title SITE PLAN
Client [REDACTED]

Scale 1:200@A3

Drawing No. 1409

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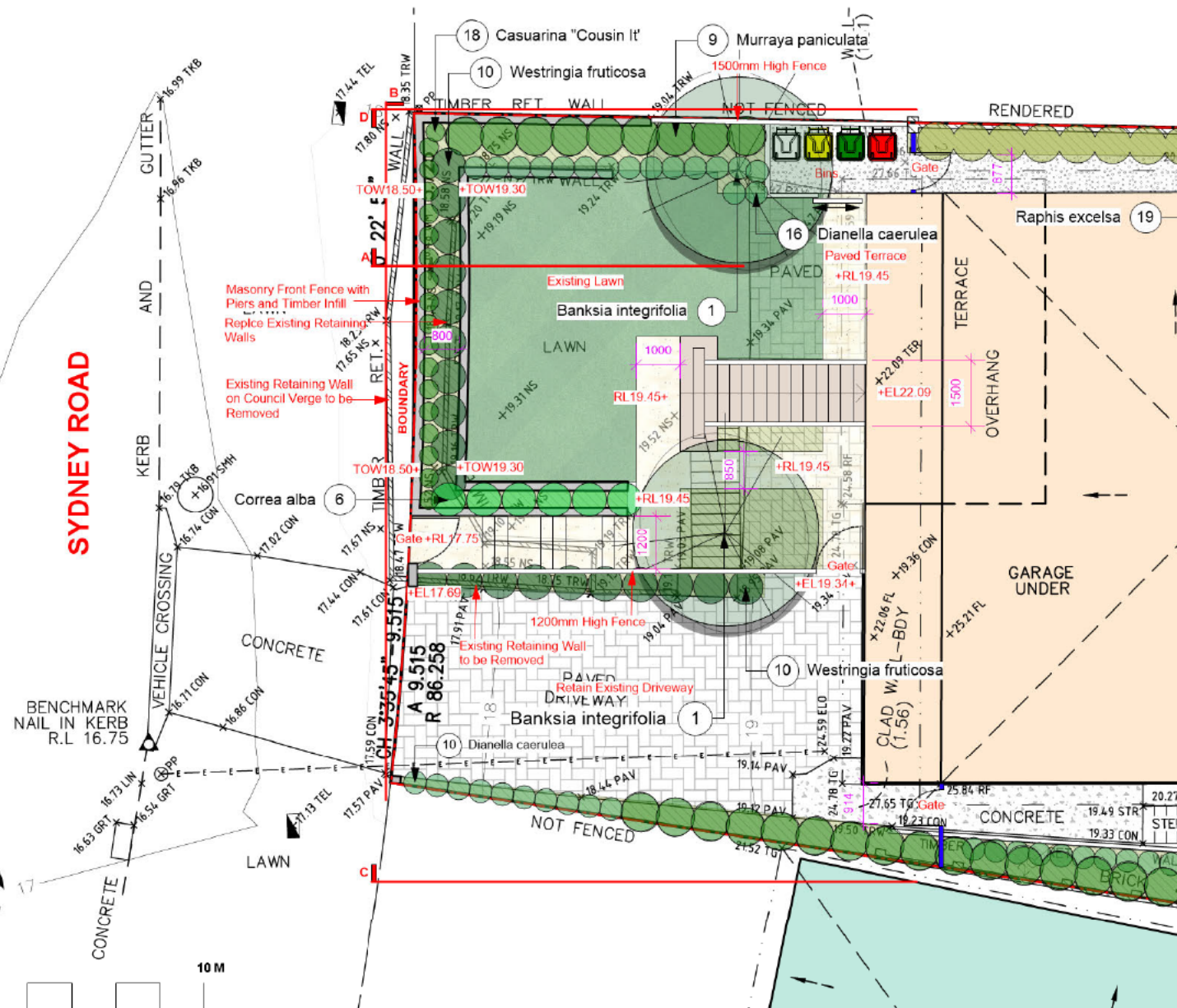
L-01

LEGEND

PEBBLES
TURF AREAS
DEEP SOIL GARDENS
EXISTING RESIDENCE
PROPOSED POOL
AS SELECTED TRAVERTINE
AS SELECTED DECK

EXISTING TREES LEGEND

	TREES TO BE RETAINED
	TREES TO BE REMOVED



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Project [REDACTED]
Address **61 SYDNEY ROAD WARRIEWOOD NSW 2102**
Drawing Title **LANDSCAPE PLAN FRONT**
Client [REDACTED]

Scale 1:100@A3

Drawing No. **1409**

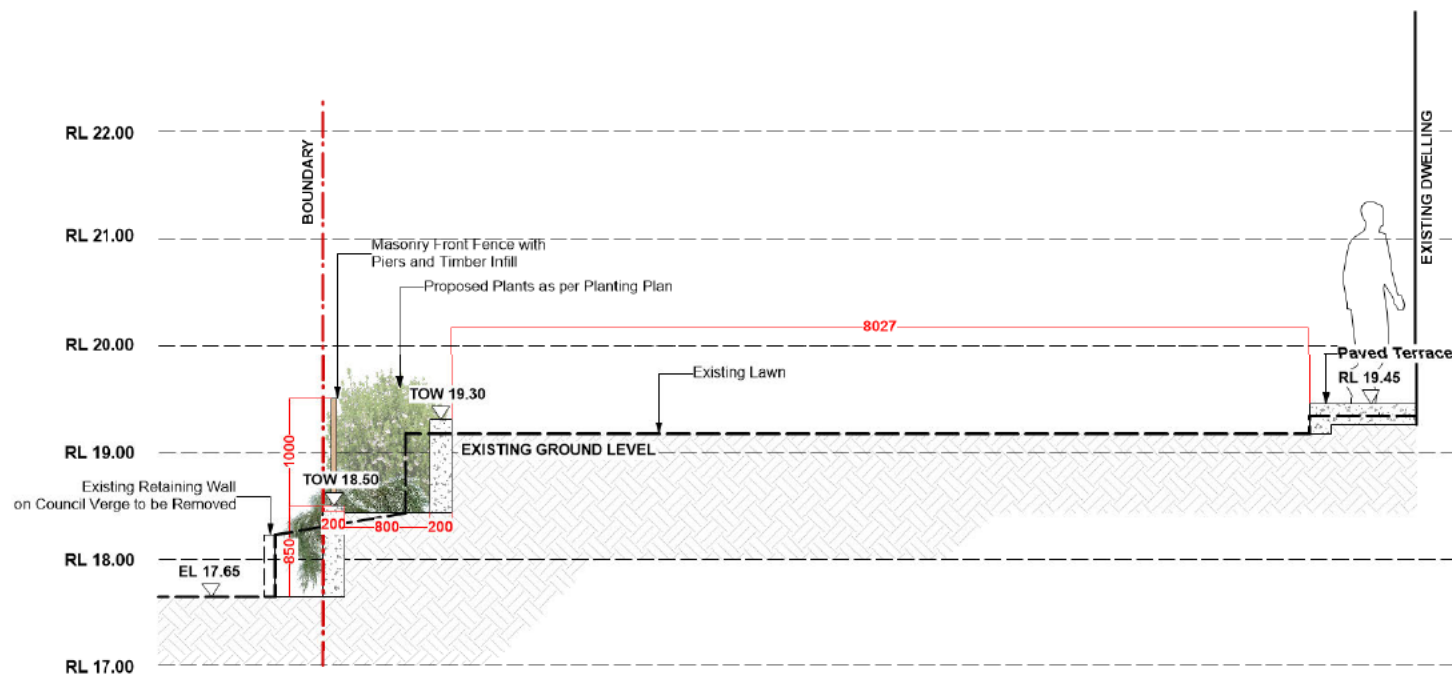
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SECTION A

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Drawing Title SECTION A
Client [REDACTED] Drawing No. 1409

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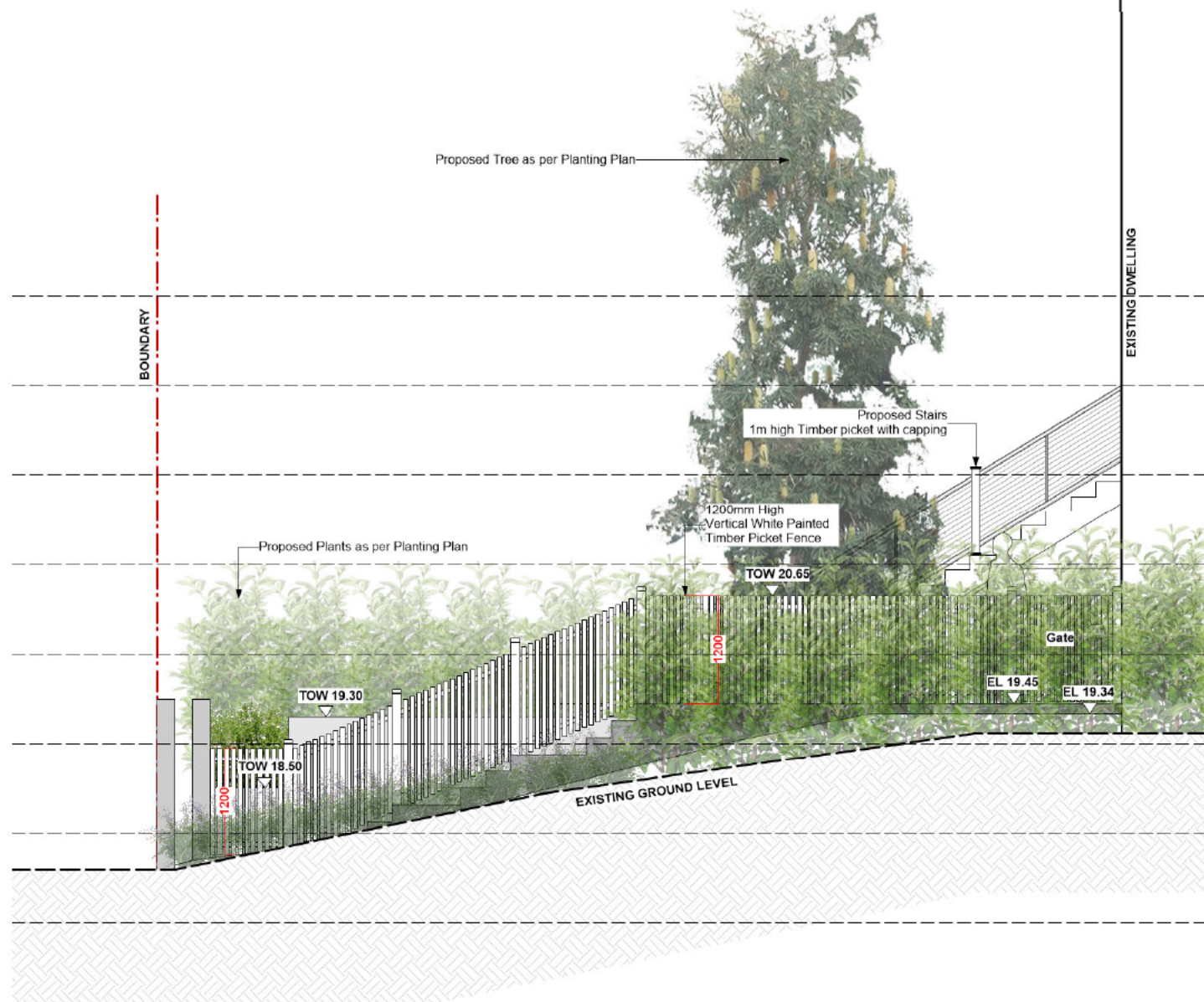
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ELEVATION B
Scale: 1:50

AMENDMENTS -

NOTES

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1m High Timber Picket with Capping



1200mm High Vertical White Painted Timber Picket Fence

ELEVATION C

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 Drawing Title ELEVATION C
 Client [REDACTED]

Scale 1:50@A3

Drawing No. 1409

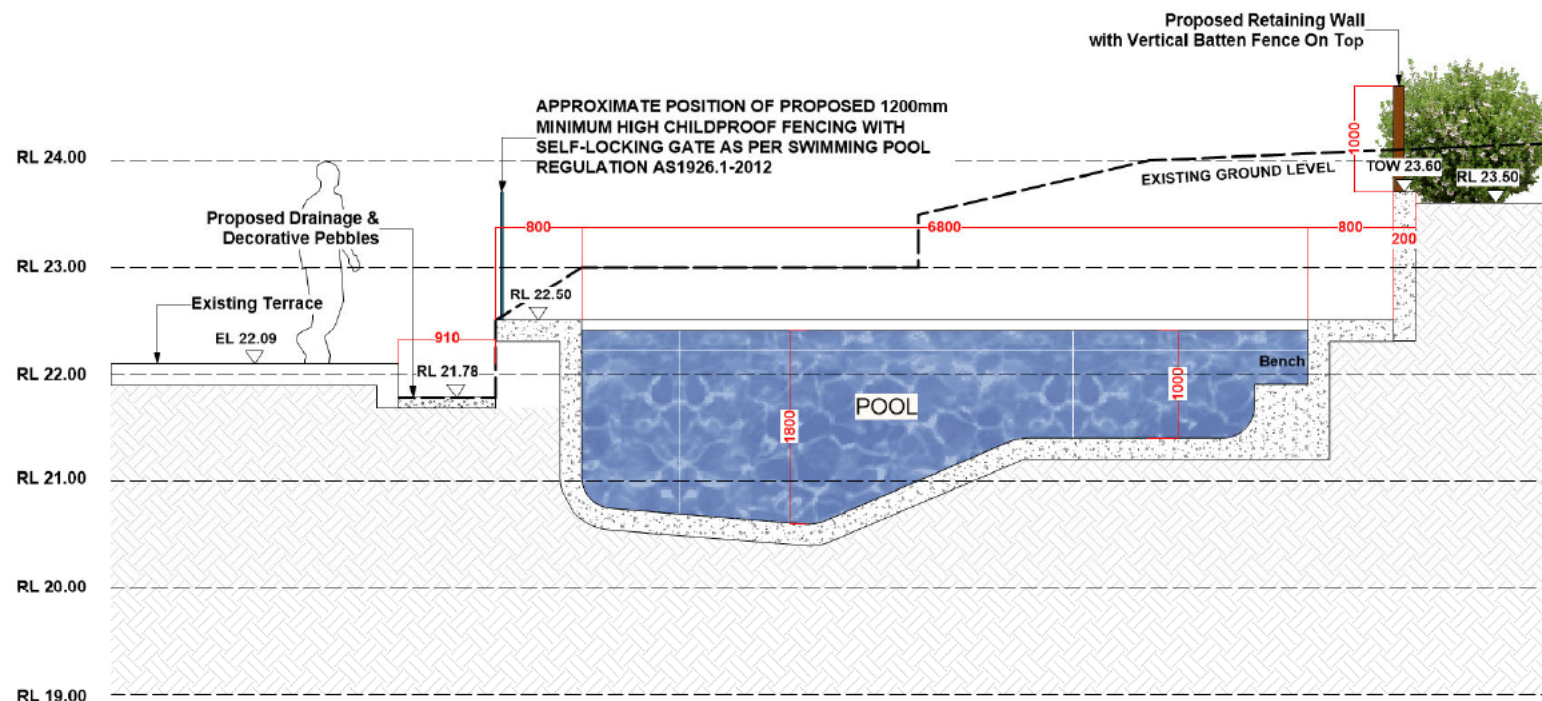
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AMENDMENTS -

NOTES

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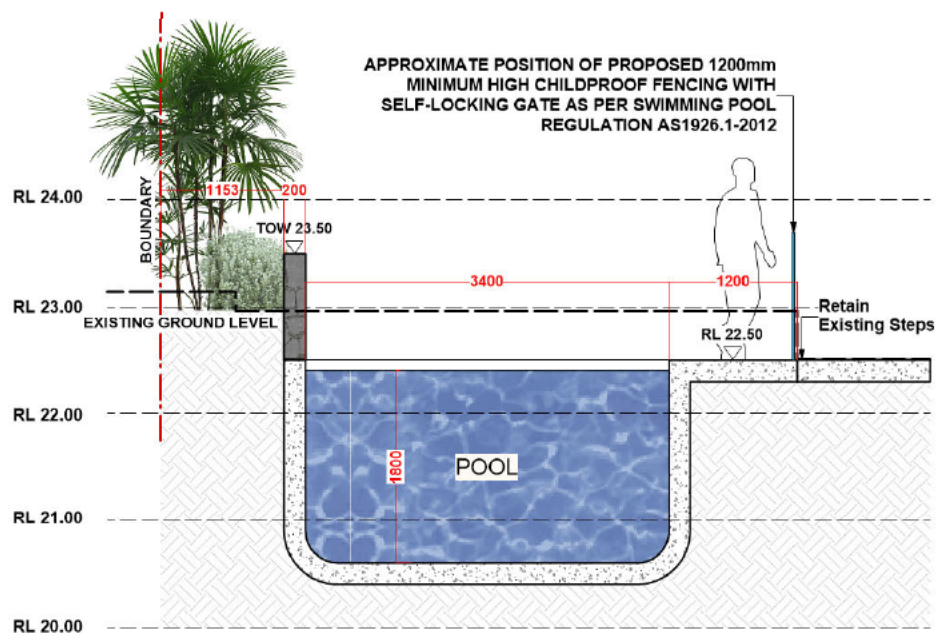
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AMENDMENTS -

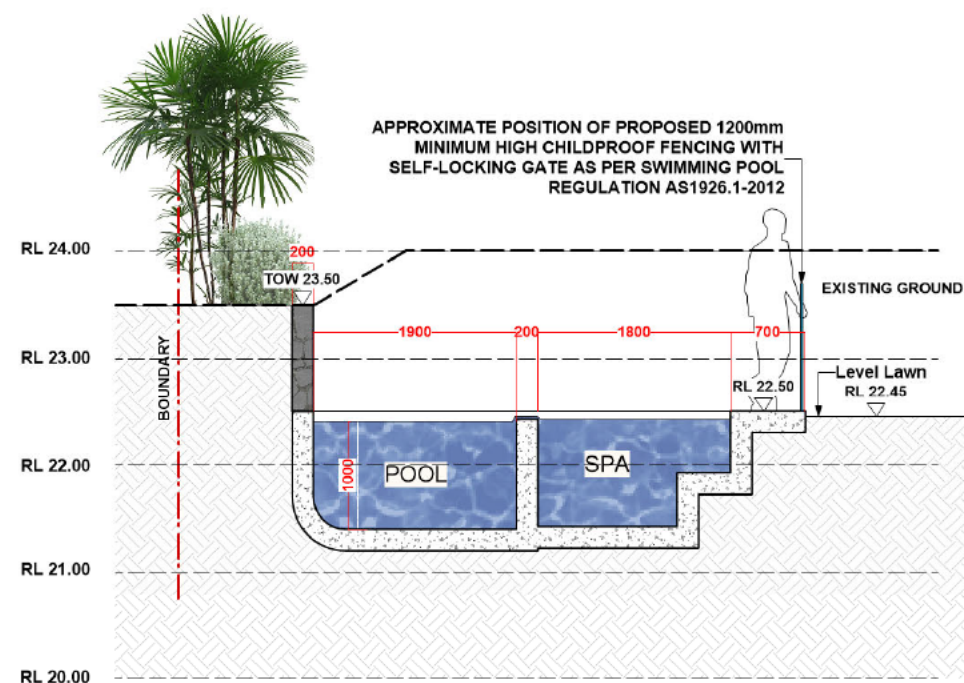
NOTES

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SECTION F

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SECTION G

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 Drawing Title SECTION F & G
 Client [REDACTED]

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Drawing No. 1409

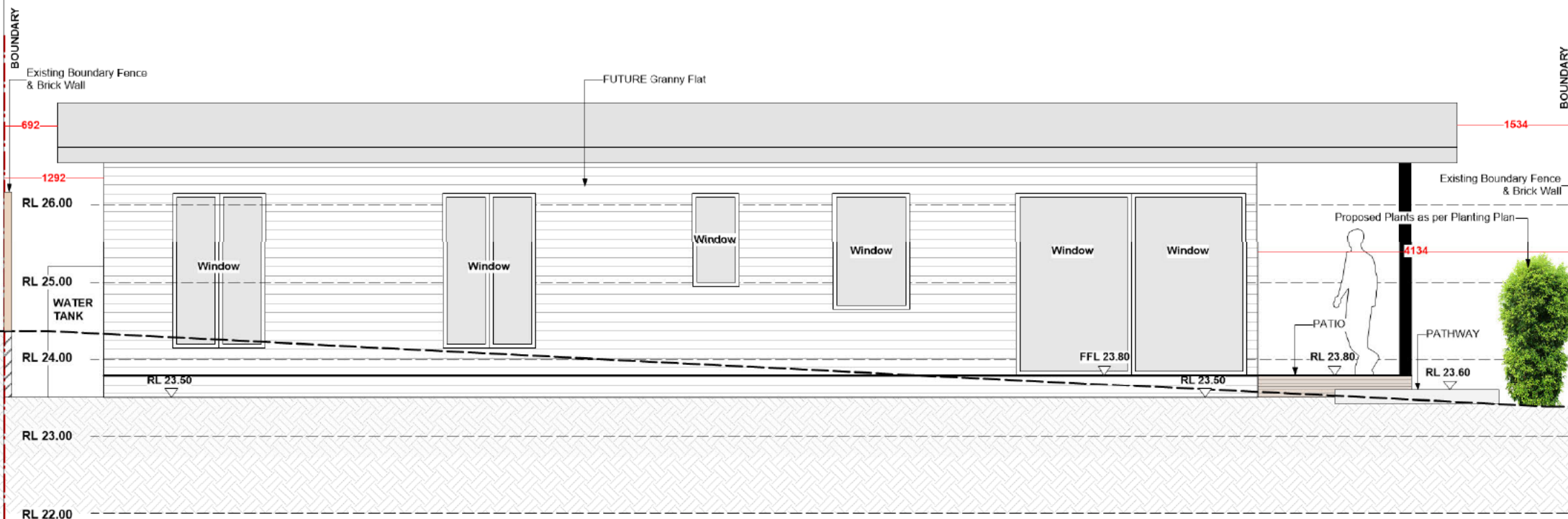
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AMENDMENTS -

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ELEVATION H

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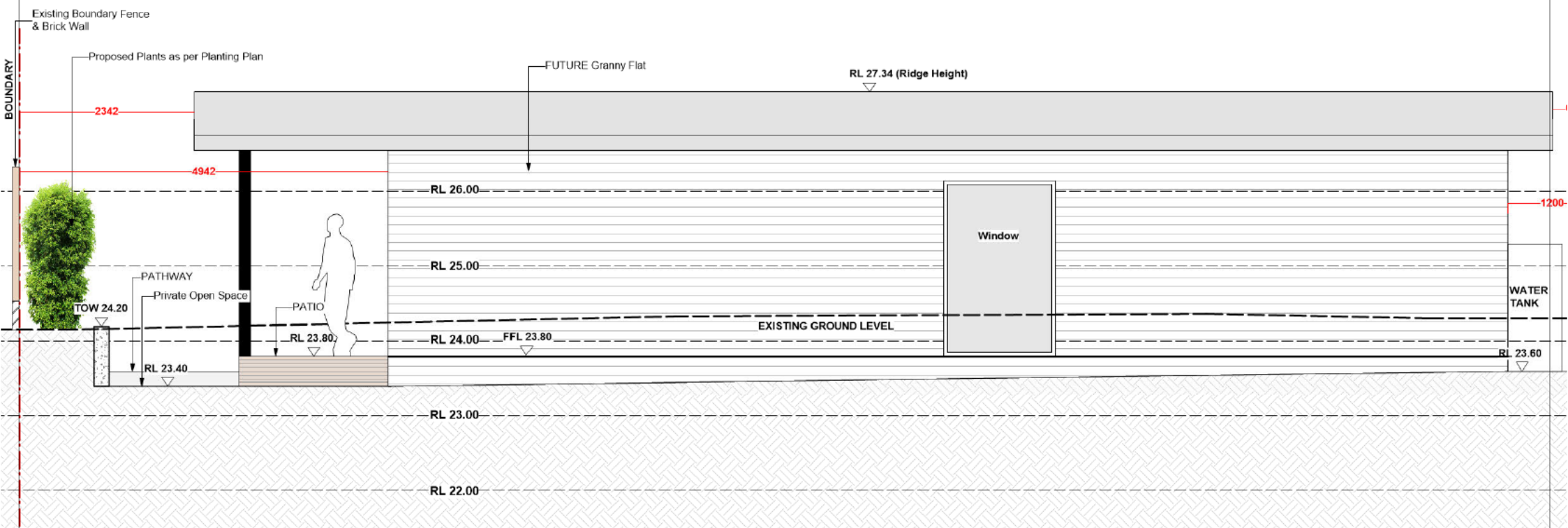
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AMENDMENTS -

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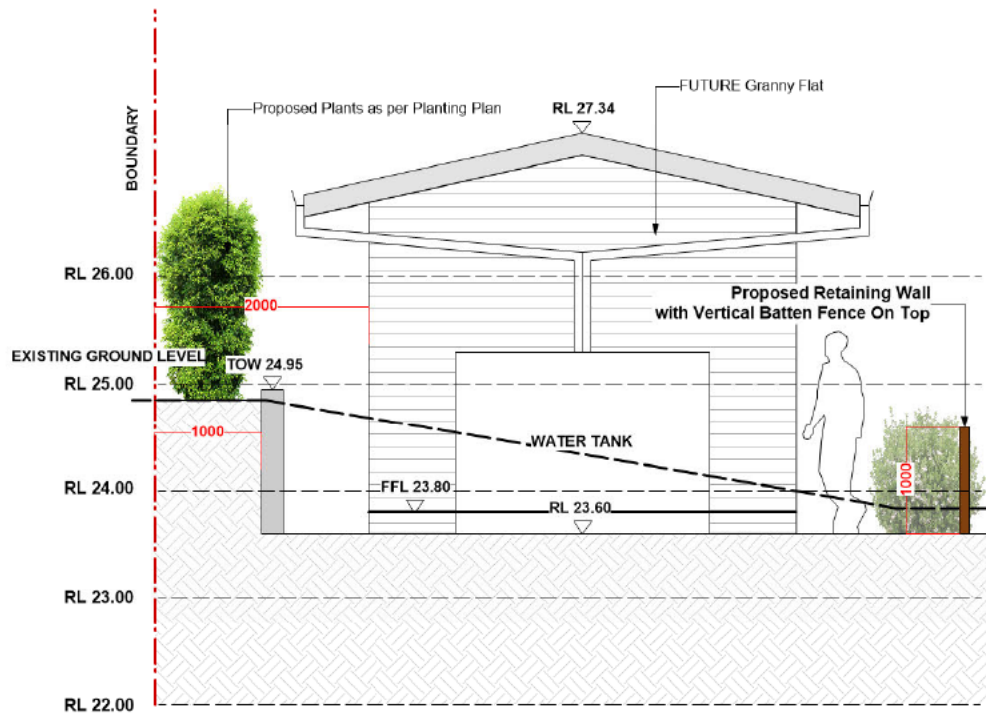
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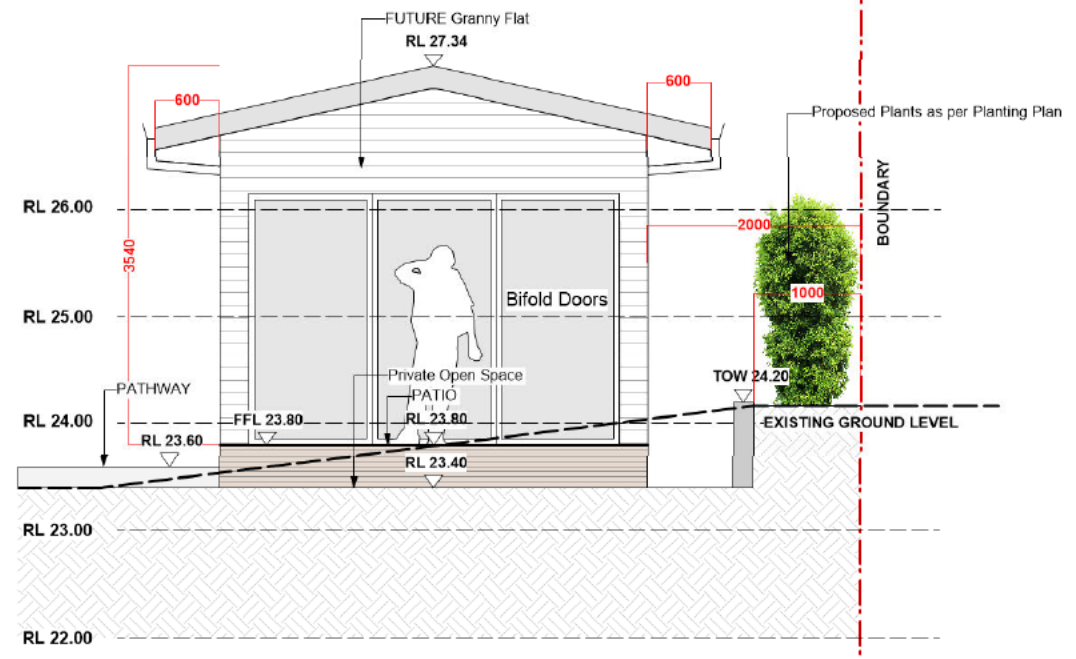
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ELEVATION J

Scale: 1:50



ELEVATION K

Scale: 1:50

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AMENDMENTS -

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Scale 1:50@A3

Drawing Title ELEVATION J & K

Client

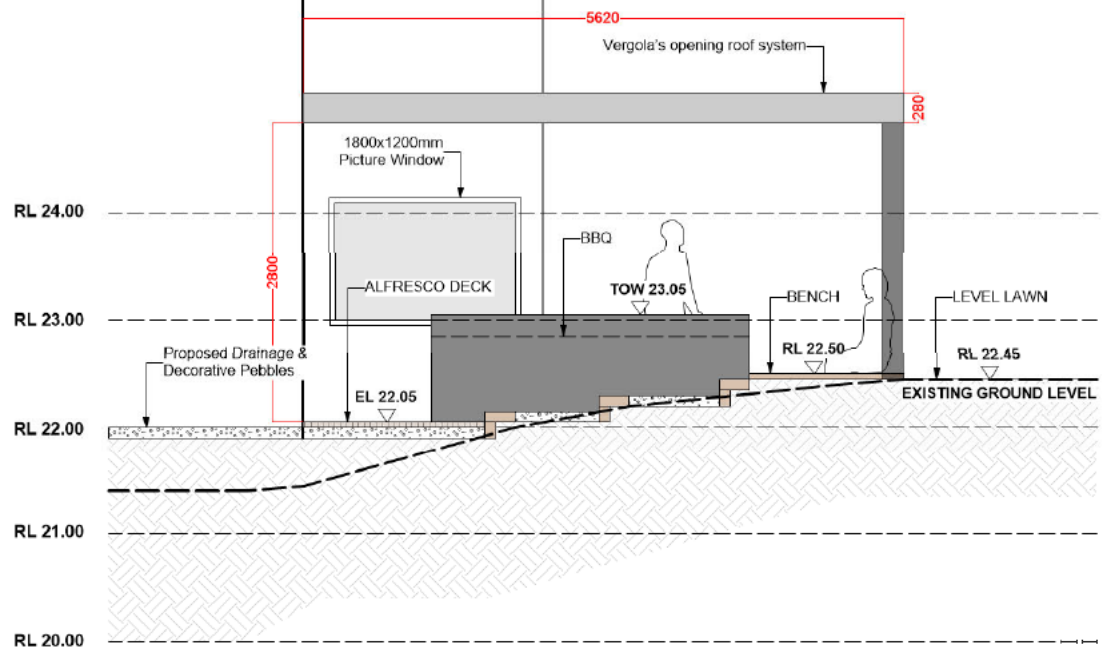
Drawing No. 1409

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EXISTING DWELLING

EXISTING DWELLING



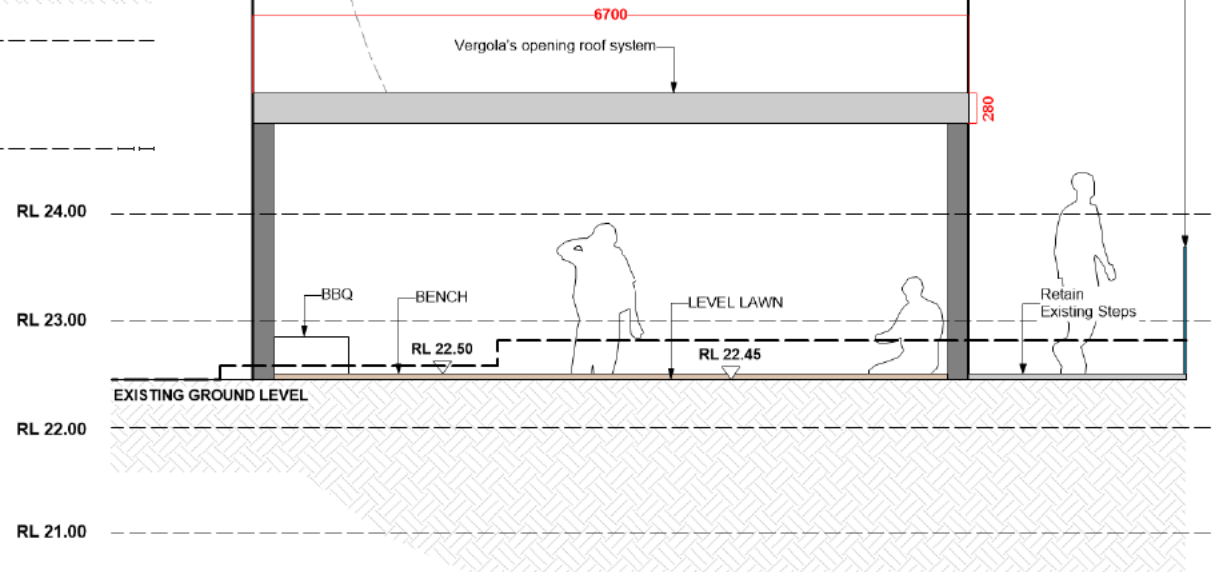
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EXISTING DWELLING

EXISTING DWELLING



APPROXIMATE POSITION OF PROPOSED 1200mm MINIMUM HIGH CHILDPROOF FENCING WITH SELF-LOCKING GATE AS PER SWIMMING POOL REGULATION AS1926.1-2012

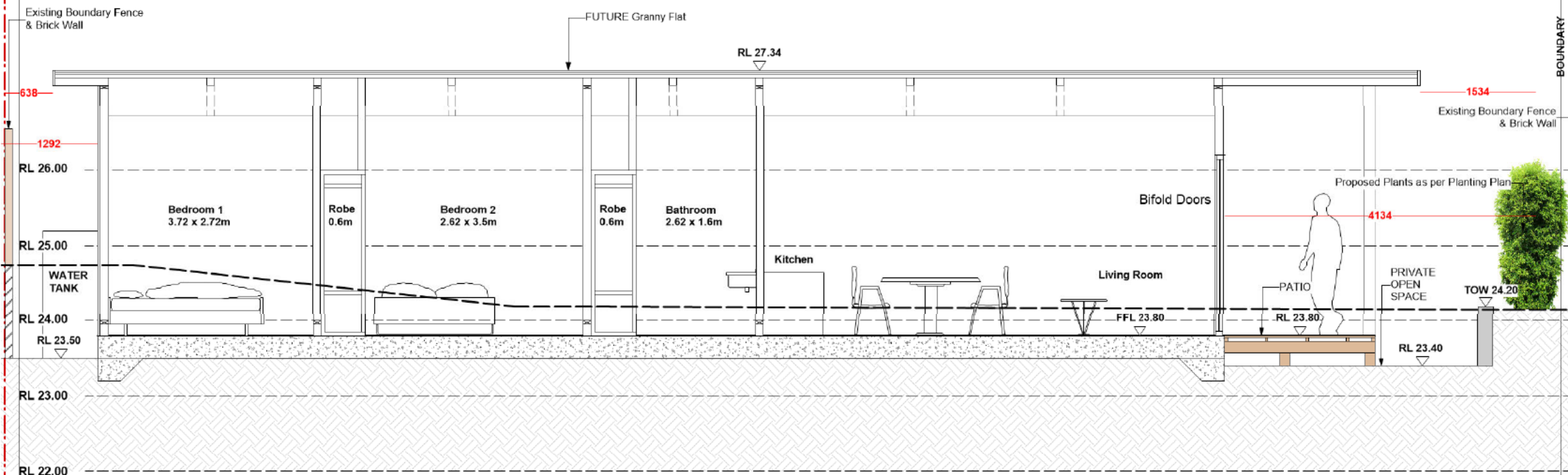
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AMENDMENTS -

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BOUNDARY



SECTION N

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 Drawing Title SECTION N
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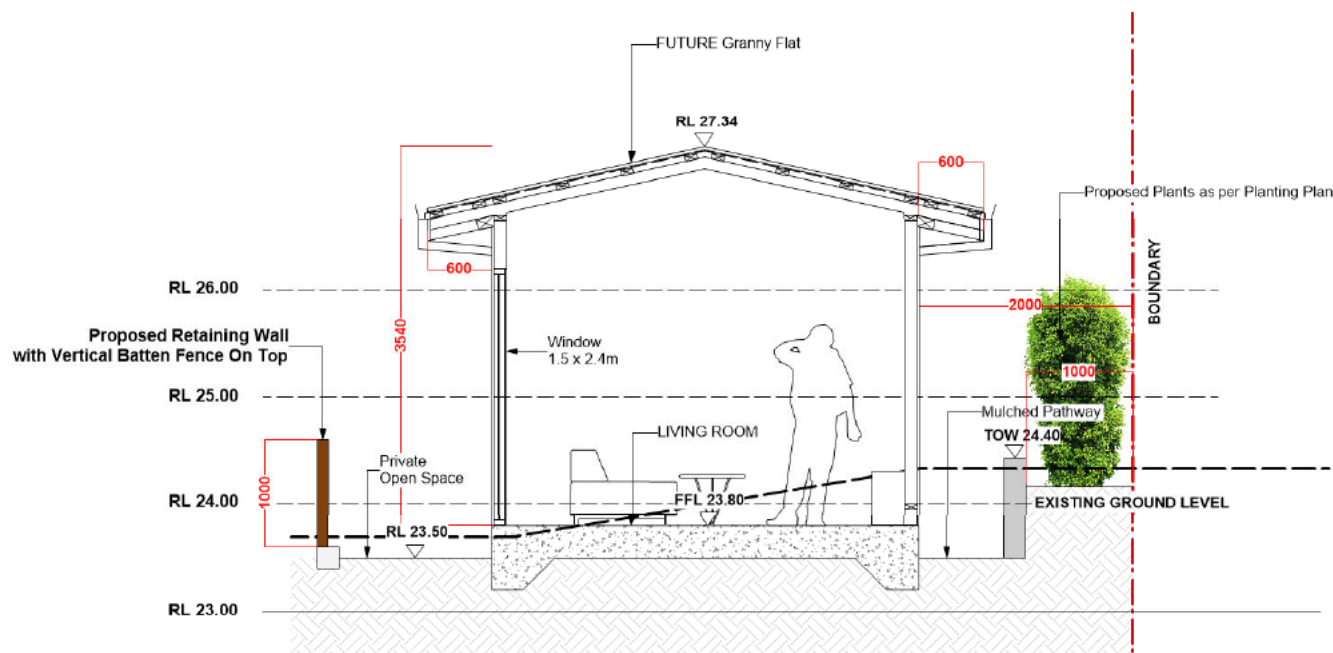
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AMENDMENTS -

NOTES

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SECTION O

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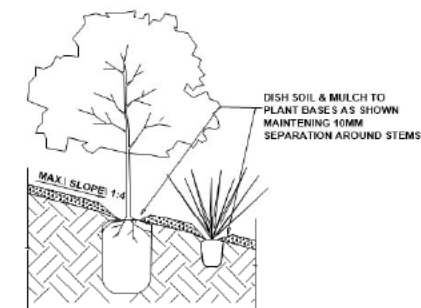
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 Client [REDACTED] Drawing No. 1409

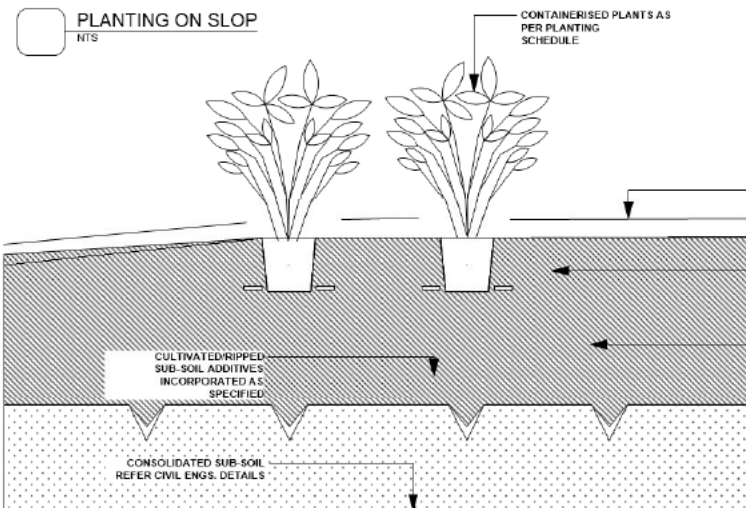
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PLANT SCHEDULE				
ID	Qty	Common Name	Botanical Name	Scheduled Size
Trees				
Ban-int	3	Coastal Banksia	<i>Banksia integrifolia</i>	45L
Shrubs				
cal vim 'sf'	11	Callistemon	<i>Callistemon viminalis</i> 'scarlet flame'	200mm
Cor-alb	18	White Correa	<i>Correa alba</i>	200mm
eri-my	8	Wax Flower	<i>Eriostemon myoporoides</i>	200mm
Mur-pan	51	Orange Jessamine	<i>Murraya paniculata</i>	200mm
rap-exc	32	Lady Palm	<i>Raphis excelsa</i>	300mm
Vib-odo	28	Viburnum	<i>Viburnum odoratissimum</i>	200mm
Wes-fru	35	Coastal Rosemary	<i>Westringia fruticosa</i>	200mm
wes-gb	10	Grey Box' Westringia	<i>Westringia</i> 'Grey Box'	200mm
Ground Covers				
cas'ci	18	Casuarina 'Cousin It'	<i>Casuarina</i> 'Cousin It'	150mm
Gaz-sil	21	Treasure Flower	<i>Gazania</i> 'silver'	150mm
Grasses				
Dia-cae	89	Blue Flax-lily	<i>Dianella caerulea</i>	150mm
Total	324			

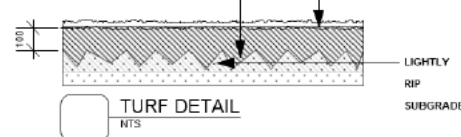


PLANTING ON SLOP
NTS

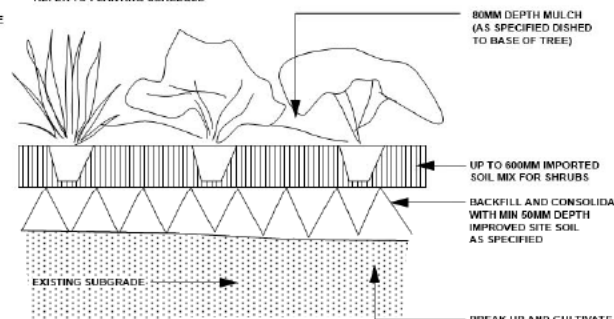


TYPICAL GROUNDCOVER PLANTING DETAIL
NTS

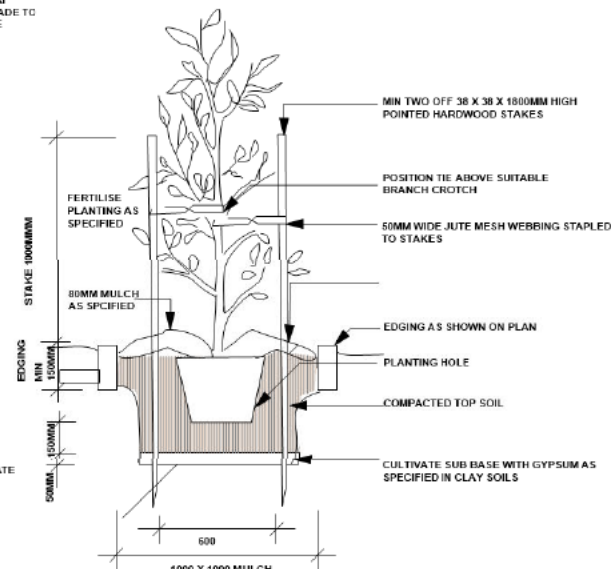
UN-NETTED 'KIKUYU' TURF ROLLS AS SPECIFIED. LAY ROLLS SO THAT TURF FINISHES 300MM PROUD OF ADJACENT SURFACES. LIGHTLY COMPACT EDGES TO PREVENT SUBSIDENCE.



SHRUB
REFER TO PLANTING SCHEDULE



TYPICAL SHRUB PLANTING DETAIL
NTS



TYPICAL TREE PLANTING DETAIL
NTS

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AMENDMENTS -

NOTES

GENERAL NOTES:
All work to be carried out in accordance with the Building Code of Australia, all Local and State Government Ordinances, relevant Australian Standards, Local Authorities Regulations and all other relevant authorities codes of practice. All structural work and the drainage to be subject to Engineer's design or confirmation where required by Council. This shall include i.e. roads and footpaths, i.e. and sewer lines & columns, and in line with A1175 and A1245, and/or roads or paths, in design, drainage, drainage, drainage and drainage. Council's satisfaction. All works to be in accordance with SAA 'TIER 1' STANDARD CODE AS 1200 AND SAA 'TIER 1' PLANTING CODE AS 1851. All work to be carried out in a professional and workable, and in line with the requirements of the plans and specifications.

NOTE:
Do not stake off the drainage unless otherwise stated and use figure dimensions in preference.
All dimensions are to be measured and verified on site before the commencement of any work. All dimensions and levels are subject to final survey and without.
No responsibility will be accepted by Sitedesign for any variations in design, builder's method of construction or materials used, deviation from specifications without permission or approval with previous resulting in inferior construction. Locate and protect all services prior to construction. COMMENCEMENT DATE:
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SEAFORTH NSW 2092
0417685846
p. 1300 22 44 55
info@sdsstudios.com.au
www.sdsstudios.com.au

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Client [REDACTED]

Scale N.T.S@A3

Drawing No. **1409**

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LANDSCAPE RATIO CALCULATIONS

SITE AREA OF BLOCK = 835 sqm

LANDSCAPE AREA
= 380 sqm = 45.5% of Site Area

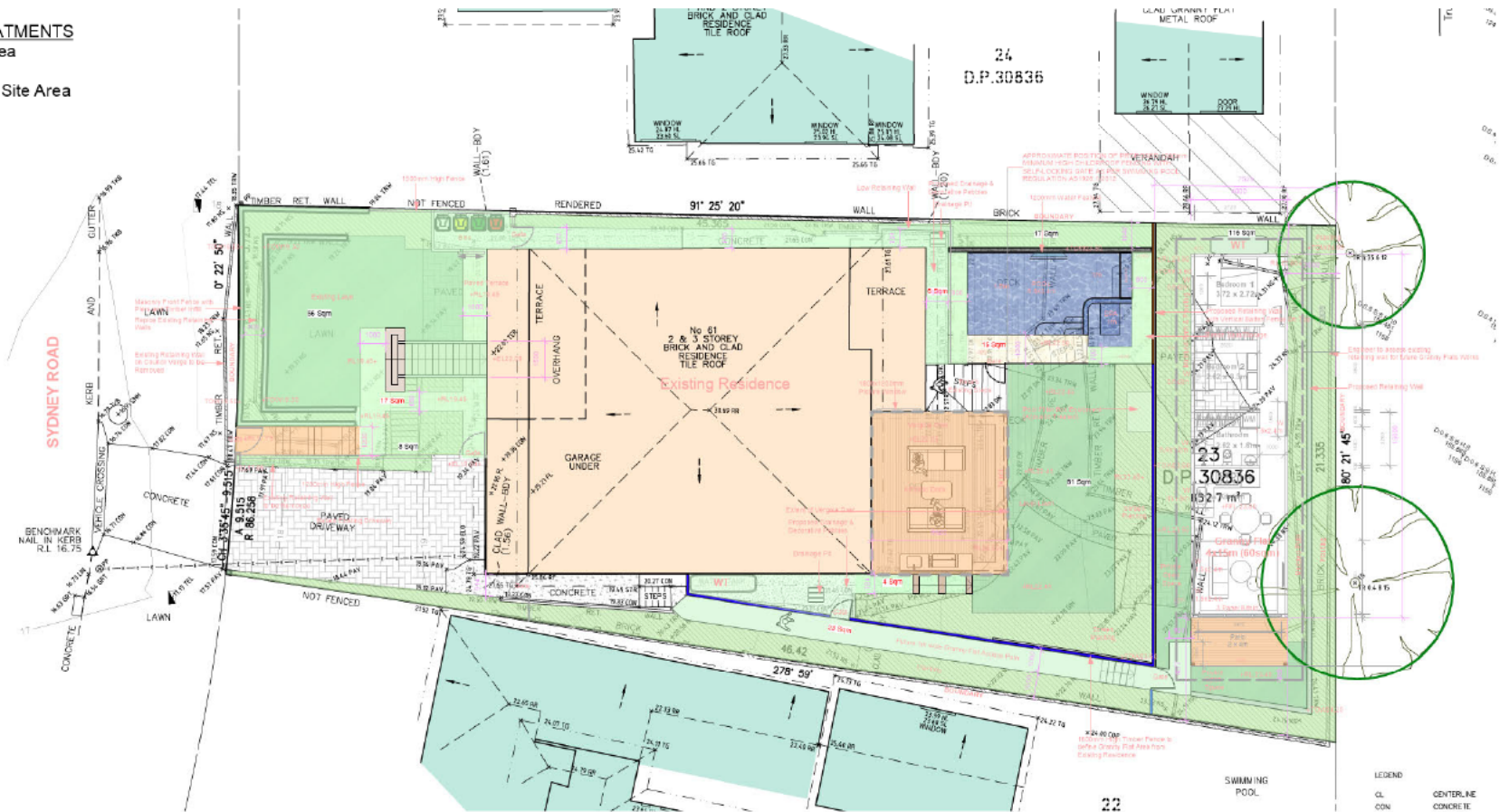
IMPERVIOUS LANDSCAPE TREATMENTS
= 49.962 sqm = Max 6% of Site Area

Total = 429.962 sqm or 51.49% of Site Area
(Council Requirement = 50%)

EXISTING TREES LEGEND

 TREES TO BE RETAINED

 TREES TO BE REMOVED



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p.1300 22 44 55
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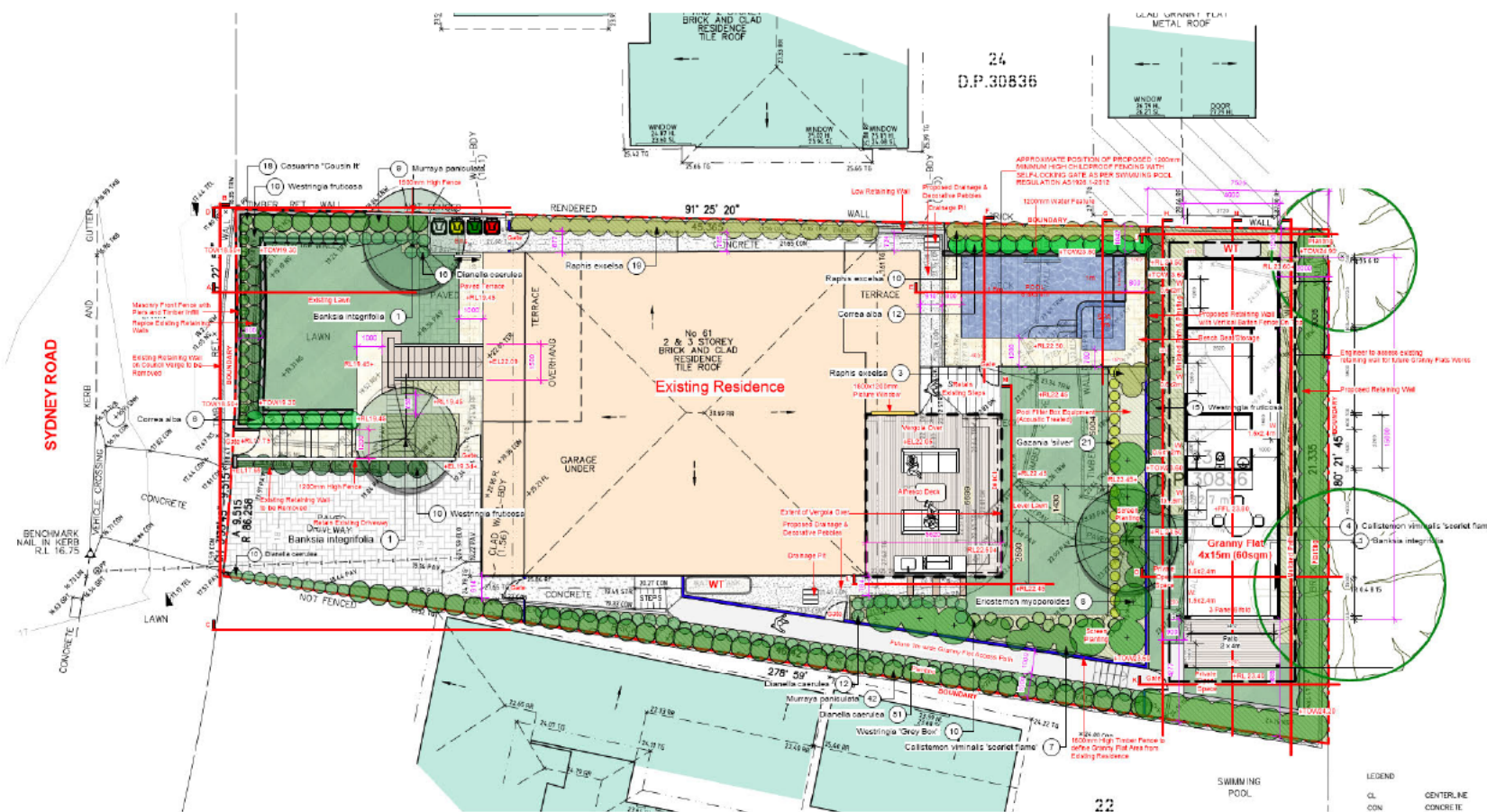
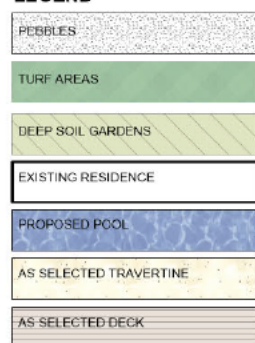
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GENERAL RULES
NOT TO BE USED FOR ANY OTHER PURPOSES WITHOUT THE WRITTEN PERMISSION OF THE ARCHITECT

All stormwater is to be connected to the properties existing drainage system and drain to the street

LEGEND



EXISTING TREES LEGEND



BASIS COMMITMENTS

- RAINWATER TANK MIN. SIZE 1000 LITRES
- Total area of Private garden = 182 m²
- Total area of Private lawn = 108 m²
- Area of indigenous species
- At least 15m² of indigenous species

NOTES:

- ALL GARDENS TO HAVE INSTALLED A DRIP IRRIGATION SYSTEM CONTROLLED FROM WITHIN THE STORE AND RUN OF TANK WATER (POSSIBLE TOWN WATER TOP UP). IRRIGATION SYSTEM TO BE DESIGNED BY REECE PLUMBING ONCE THE PLANS ARE APPROVED
- STEPPING STONES MAY NEED TO BE IMPLEMENTED AFTER SIGN OFF

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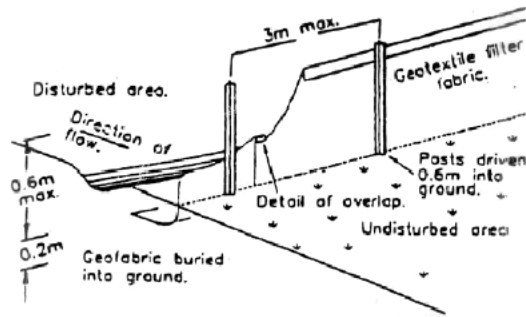
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Drawing No. 1409

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Sediment Fence



AREA OF WORKS



TEMPORARY POOL SAFE FENCE WITH SIGNAGE

--- SILT FENCE LOCATION



SITE ACCESS

CONSTRUCTION MANAGEMENT NOTES

1. NO VEGETATION OR GRASS COVER IS TO BE REMOVED EXCEPT WITHIN AREAS OF NEW CONSTRUCTION.
2. INSTALL HAY BALES OR SEDIMENT CONTROL FENCING AS NECESSARY TO ENSURE THAT SILT FROM ANY DISTURBED AREAS IS TRAPPED ON-SITE.
3. PROVIDE BARRIERS AROUND ALL CONSTRUCTION WORK ON THE FOOTPATH AREA TO PROVIDE SAFE ALTERNATIVE ACCESS FOR PEDESTRIANS.
4. ALL WASTE MATERIALS ARE TO BE REMOVED FROM SITE OR STOCKPILED WITHIN THE SITE PRIOR TO REMOVAL.
5. ALL CONSTRUCTION MATERIALS & SITE SHEDS ARE TO BE KEPT WITHIN THE SITE AT ALL TIMES.

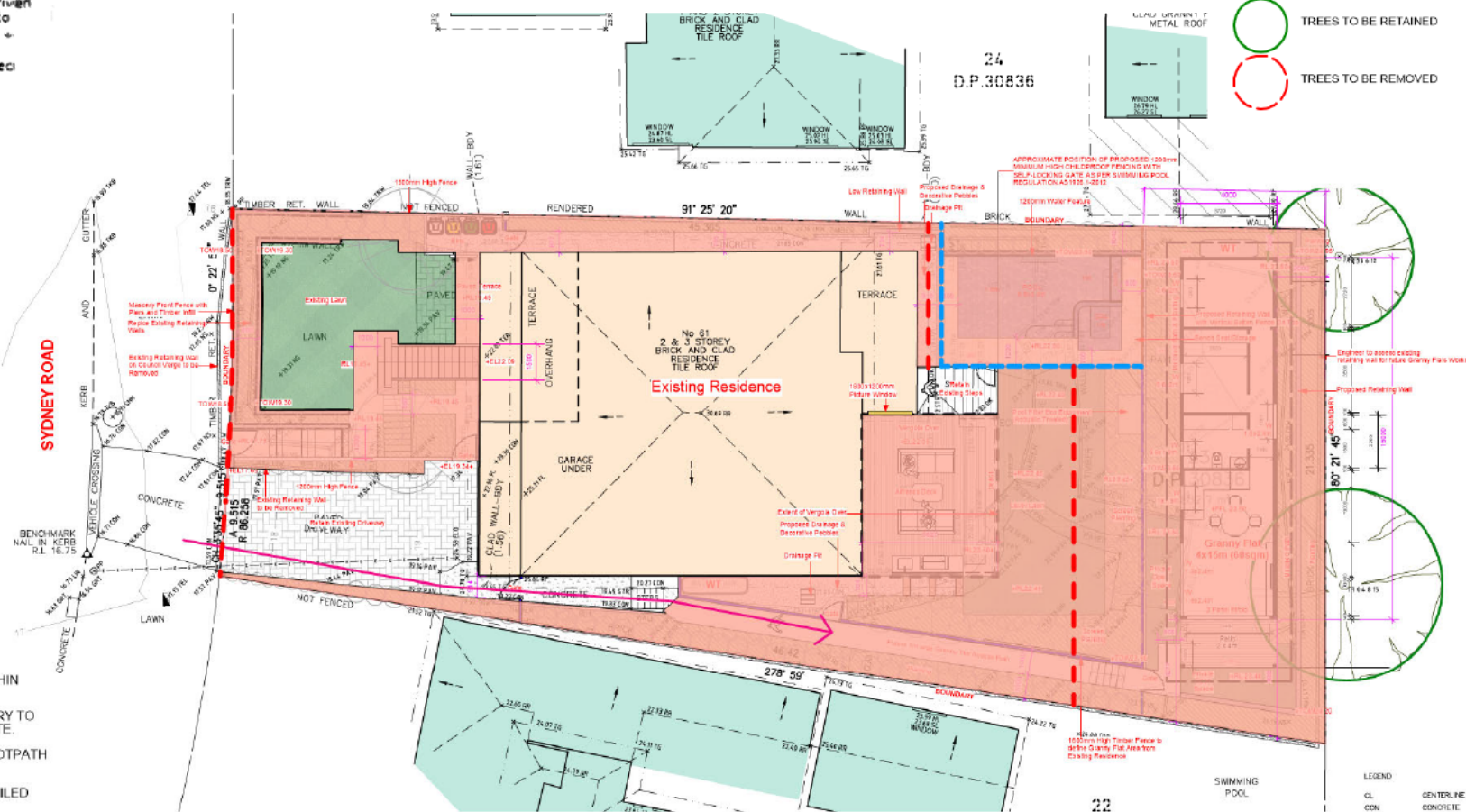
SOIL & WATER MANAGEMENT NOTES

1. WHEREVER POSSIBLE, EXISTING VEGETATION & GRASS COVER IS TO BE LEFT UNDISTURBED.
2. REMOVAL OR DISTURBANCE OF VEGETATION & TOP SOIL SHALL BE CONFINED TO WITHIN 3m OF THE APPROVED BUILDING AREA.
3. TEMPORARY SILT FENCE (AS SHOWN) TO BE INSTALLED PRIOR TO THE COMMENCEMENT OF ANY EARTHWORKS.
4. AND MAINTAINED THROUGHOUT THE CONSTRUCTION PERIOD, AND PARTICULAR AFTER STORM EVENTS.

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EXISTING TREES LEGEND

- TREES TO BE RETAINED
- TREES TO BE REMOVED



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NatHERS Thermal Comfort Inclusions

Floors

Concrete slab on ground

External Walls

Lightweight cladding on framed walls with reflective wrap and R2.5 insulation (insulation only value) for a total system Rt of 3.09

External Colour:

Light (SA < 0.475)

Walls within dwellings

Plasterboard on studs, no insulation required

Glazing Doors/Windows

Glazed windows and doors:

Group A awning + bifold + casement windows + hinged glazed doors

U-value: 3.40 (equal to or lower than) SHGC: 0.32 (±10%)

Group B sliding doors/windows + fixed glazing

U-value: 3.40 (equal to or lower than) SHGC: 0.33 (±10%)

Group B louvred windows

U-value: 4.80 (equal to or lower than) SHGC: 0.59 (±10%)

Given values are AFRC total window system values (glass and frame)

Roof and Ceilings

Metal roof with foil backed blanket (Ru1.3 and Rd1.3)

Plasterboard ceiling with R3.0 insulation (insulation only value) where roof above

Ceiling insulation required to verandah or porch where connected to main roof cavity or barrier provided

External Colour

Light (SA < 0.475)

Ceiling Penetrations

Sealed LED downlights, as per electrical plan, modelled as 100mm diameter.

Sealed externally ducted exhaust fans, modelled as 250mm diameter

Ceiling Fans

1200mm diameter ceiling fans to living room and bedrooms

Floor coverings

Carpet to bedrooms, tiles to bathroom and timber elsewhere

External Shading

Shading as per stamped drawings

Ventilation

All external doors have weather seals, all exhaust fans and chimneys have dampers, and down lights proposed will have capped fittings

BASIX Water Commitments

Fixtures

Install showerheads minimum rating of 3 stars High flow (>7.5 and <= 9 litres/min)

Install toilet flushing system with a minimum rating of 4 stars in each toilet

Install tap with a minimum rating of 4 stars in the kitchen

Install taps with a minimum rating of 6 stars in each bathroom

Landscape

At least 15m² of indigenous or low-water use species

Alternative water

Install rainwater tank, minimum 1,000L capacity collected from min. 68m² roof area.

Tank connected to outdoor taps and toilets

BASIX Energy Commitments

Hot water system

Electric heat pump Air sourced

Cooling system

1-phase air-conditioning to living areas and bedrooms: EER 3.0-3.5

Day-night zoned

Heating system

Electric floor heating to living areas and bedrooms: EER 3.0-3.5

Day-night zoned

Ventilation

Bathrooms individual fan, externally ducted to roof or façade, manual on/off switch

Kitchen individual fan, not ducted, manual on/off switch

Bathrooms individual fan, externally ducted to roof or façade, manual on/off switch

Other

Gas cooktop & electric oven

Indoor clothes drying line

Alternative energy

1.0kW solar Photovoltaic system

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