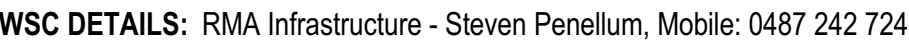
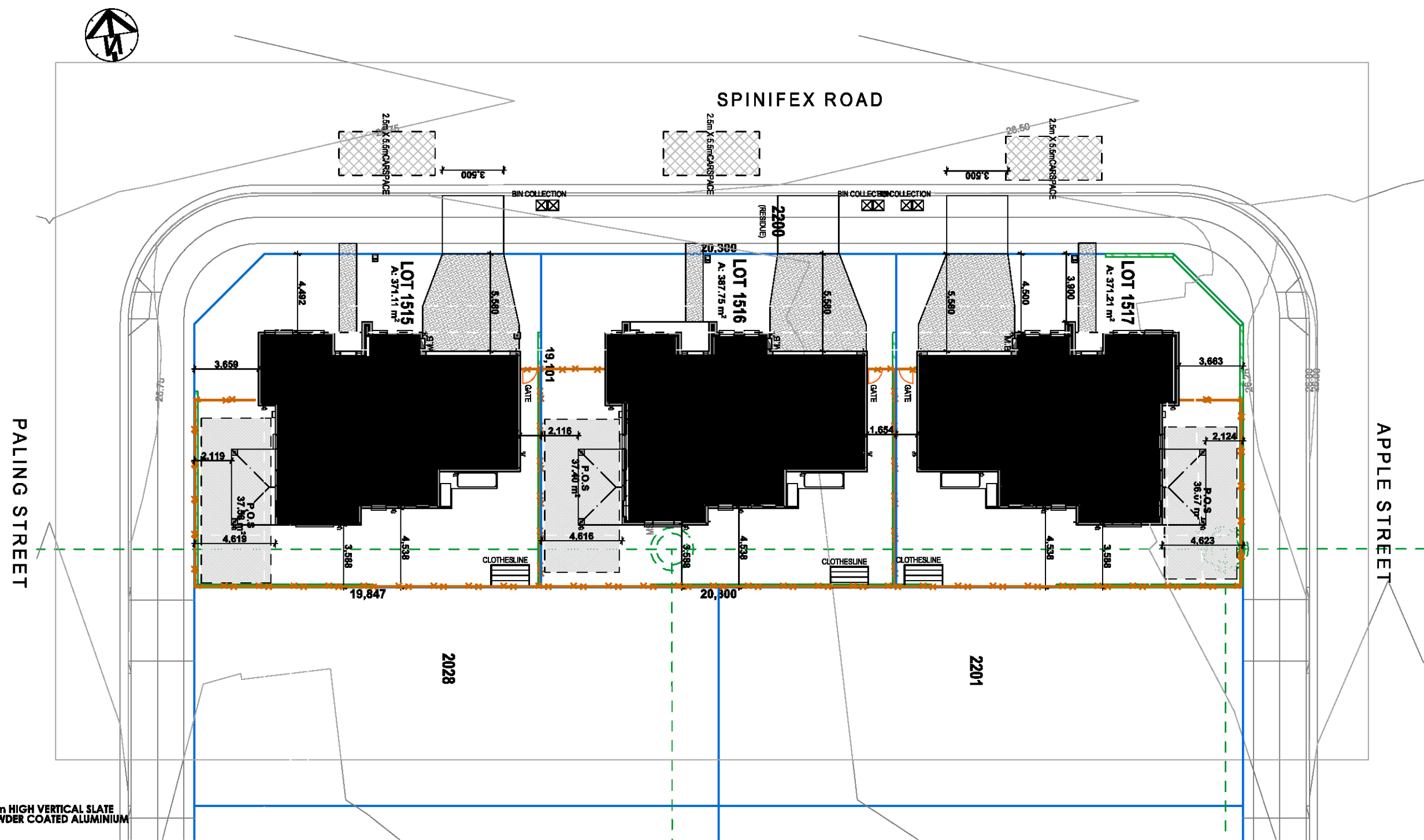


An architectural line drawing of a proposed building design. The structure is a long, multi-story building with a complex facade. From left to right, it features several sections: a corner building with multiple windows, a section with a large garage door, a central entrance area with a small canopy, another large garage door, and a long section with multiple windows and a door. The drawing is a black and white line art style, showing the building's footprint and elevation.

<b><u>BASIX COMMITMENTS</u></b>	
REFER TO SHEET 009 FOR BASIX COMMITMENTS	



Document Set ID: 9854642  
Version: 1, Version Date: 15/12/2021



- LEGEND:**
- 1.1m HIGH VERTICAL SLATE POWDER COATED ALUMINIUM
  - 1.8m COLORBOND FENCING
  - 1.8m HIGH MODULAR ACOUSTIC FENCE AS PER ACOSUTIC REPORT.
  - RETAINING WALLS BY BUILDER.
  - RETAINING WALLS BY DEVELOPER.



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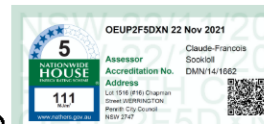
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#### CONCEPT PLANS

**CLIENT:** LENDLEASE COMMUNITIES

**JOB N°:** 920037

**PCA:** TBC  
PH: 02 0000 0000



#### SITE PLAN

**JOB ADDRESS:**  
LOT 2200 DP 1226122  
No.16 CHAPMAN STREET  
WERRINGTON NSW, 2747.

#### RESIDUE LOT 2000

**COUNCIL:** PENRITH  
**SOIL CLASS:** 'H' Class TBC  
**WIND CLASS:** N2

**SHEET:**  
2 OF 16

**DRAWN BY:**  
SC

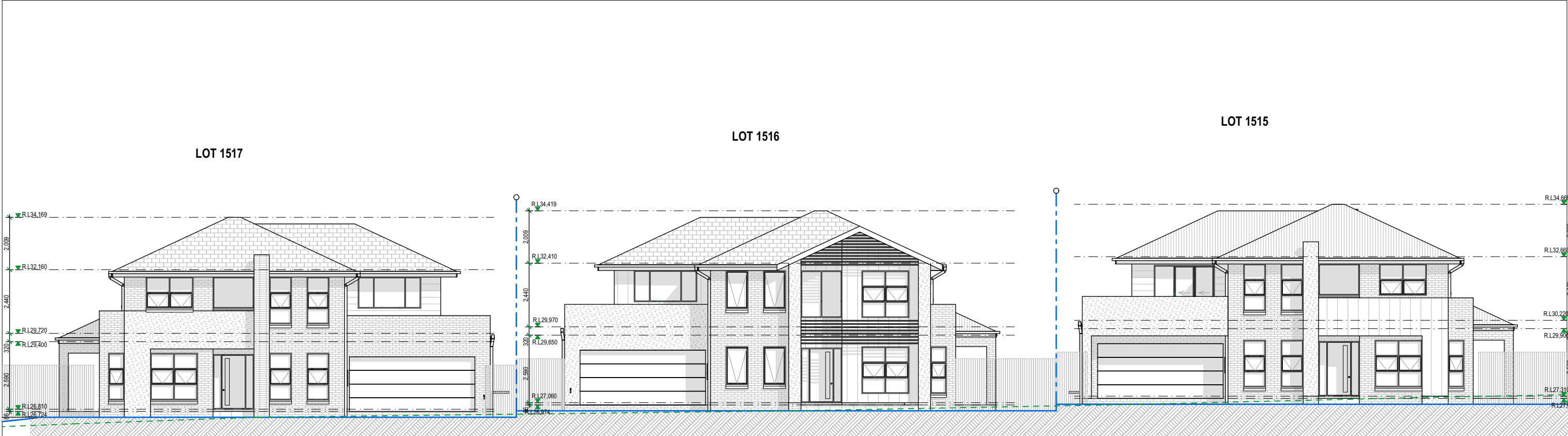
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**DATE:**  
17.01.18

**CONSTRUCTION No.**  
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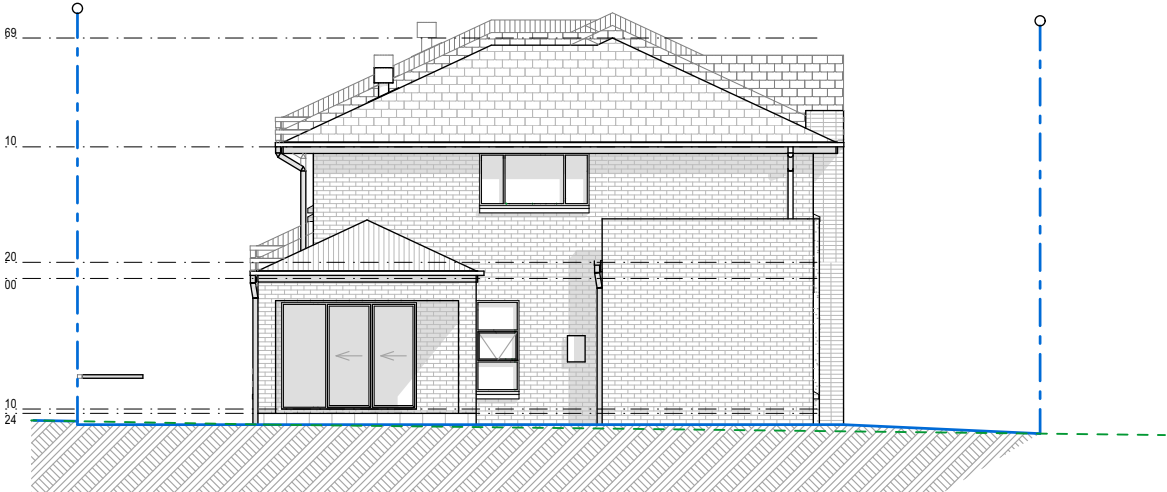
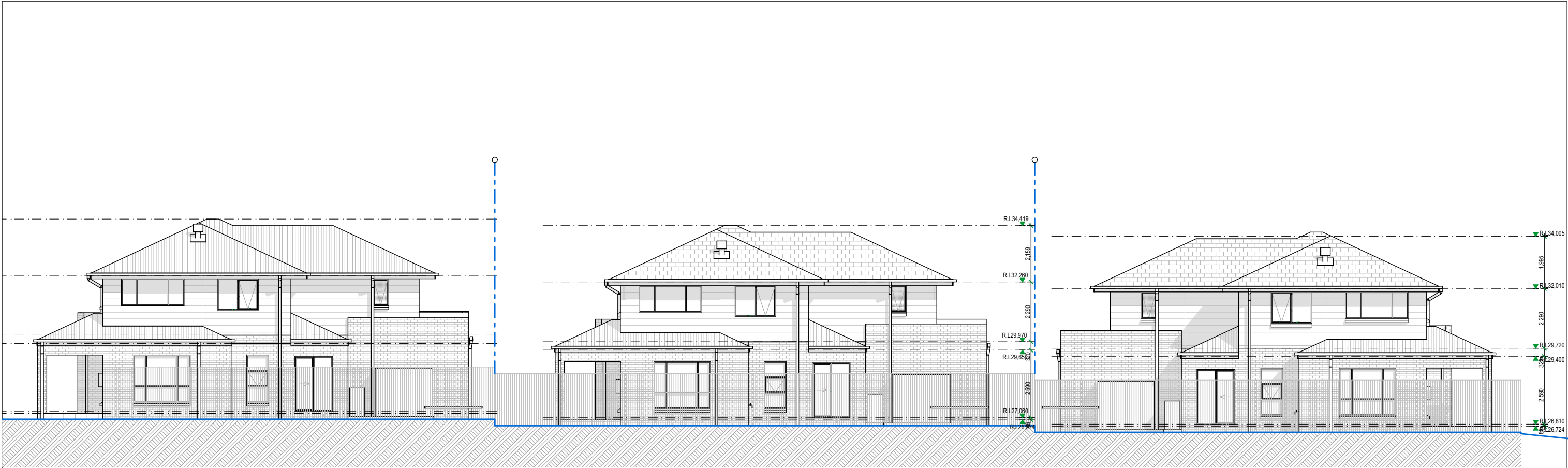


Roof, Gutters, Facias, Downpipes, Window Frames, Balustrade, Balcony Screen and Garage Door Colorbond - Windspray		CB1	Roof (Metal Deck), Gutters, Facias, Downpipes, Window Frames, Balustrade, Balcony Screen and Garage Door Colorbond - Surfmist		CB3	FEATURE TIMBER FT1 Bush Cherry
Roof (Metal Deck), Gutters, Facias, Downpipes, Window Frames, Balustrade, Balcony Screen and Garage Door Colorbond - Dune		CB2	Roof (Metal Deck), Gutters, Facias, Downpipes, Window Frames, Balustrade, Balcony Screen and Garage Door Colorbond - Shale Grey		CB4	
Face Brick 1 FB1 Austral bricks, Wilderness- Silver Birch	Face Brick 3 FB3 Austral bricks, Wilderness- Rosewood		Lightweight LW1 Dulux - Whisper White	Lightweight LW3 Dulux - Tristan		FEATURE TIMBER FT2 Casuarina
			Render R1 Dulux - Whisper White	Render R3 Dulux - Tristan		
Face Brick 2 FB2 Austral bricks, Wilderness- Blackbutt	Face Brick 4 (FB4) Austral bricks, Wilderness- Grey Gum		Lightweight LW2 Dulux - Namadji	Lightweight LW4 Dulux - Accord		FEATURE TIMBER FT3 Antique White
			Render R2 Dulux - Namadji	Render R4 Dulux - Accord		

NOTE: FRONT ENTRY DOOR SHOWN INDICATIVELY ONLY. REFER TO INCLUSIONS FOR DOOR TYPE.

NOTE: FRONT ENTRY DOOR SHOWN INDICATIVELY ONLY. REFER TO INCLUSIONS FOR DOOR TYPE.

	Creation Homes Pty Ltd Suite 3, 46 Brookhollow Avenue, Baulkham Hills, NSW 2153. (P) 02 8806 7604 (F) 02 8806 7699		CONCEPT PLANS		STREET ELEVATIONS		RESIDUE LOT 2000		SHEET: 3 OF 16	SCALE: 1:150
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	JOB N°: 920037 PCA: TBC PH: 02 0000 0000						SOIL CLASS: 'H' Class TBC		VERSION No. 01	CONSTRUCTION No. -
							WIND CLASS: N2			



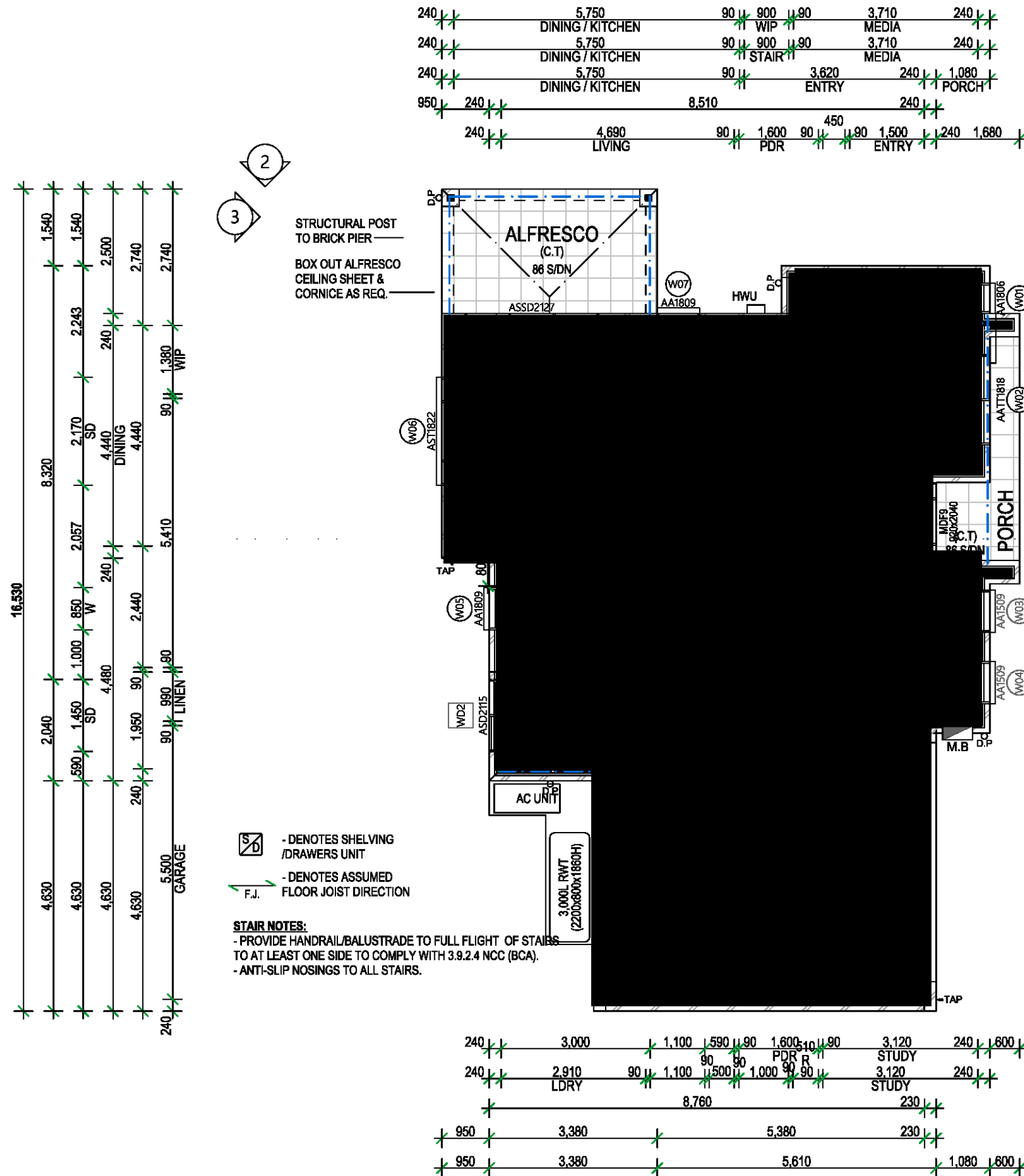
Roof, Gutters, Facias, Downpipes, Window Frames, Balustrade, Balcony Screen and Garage Door Colorbond - Windspray		CB1	Roof (Metal Deck), Gutters, Facias, Downpipes, Window Frames, Balustrade, Balcony Screen and Garage Door Colorbond - Surfmist		CB3	FEATURE TIMBER FT1 Bush Cherry
Roof (Metal Deck), Gutters, Facias, Downpipes, Window Frames, Balustrade, Balcony Screen and Garage Door Colorbond - Dune		CB2	Roof (Metal Deck), Gutters, Facias, Downpipes, Window Frames, Balustrade, Balcony Screen and Garage Door Colorbond - Shale Grey		CB4	
Face Brick 1 FB1 Austral bricks, Wilderness- Silver Birch	Face Brick 3 FB3 Austral bricks, Wilderness- Rosewood		Lightweight LW1 Dulux - Whisper White	Lightweight LW3 Dulux - Tristan		FEATURE TIMBER FT2 Casuarina
			Render R1 Dulux - Whisper White	Render R3 Dulux - Tristan		
Face Brick 2 FB2 Austral bricks, Wilderness- Blackbutt	Face Brick 4 (FB4) Austral bricks, Wilderness- Grey Gum		Lightweight LW2 Dulux - Namadji	Lightweight LW4 Dulux - Accord		FEATURE TIMBER FT3 Antique White
			Render R2 Dulux - Namadji	Render R4 Dulux - Accord		

NOTE: FRONT ENTRY DOOR SHOWN INDICATIVELY ONLY. REFER TO INCLUSIONS FOR DOOR TYPE.

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	Creation Homes Pty Ltd Suite 3, 46 Brookhollow Avenue, Baulkham Hills, NSW 2153. (P) 02 8806 7604 (F) 02 8806 7699		CONCEPT PLANS		STREET ELEVATIONS		RESIDUE LOT 2000		SHEET: 4 OF 16	SCALE: 1:150
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			JOB N°: 920037 PCA: TBC PH: 02 0000 0000				SOIL CLASS: 'H' Class TBC		VERSION No. 01	CONSTRUCTION No. -
							WIND CLASS: N2			





- NOTES:**
- ALL CONSTRUCTION TO COMPLY WITH VOLUME 2 OF THE NATIONAL CONSTRUCTION CODE SERIES - BUILDING CODE OF AUSTRALIA (NCCS - BCA) 2016.
  - BOX GUTTERS AND DOWNPIPES TO COMPLY WITH PART 3.5.2 OF VOLUME 2 OF THE NCCS (BCA).
  - PROVIDE ANTI-SKID NOSINGS TO ALL INTERNAL STAIRS THROUGHOUT THE DWELLING TO COMPLY WITH CLAUSE 3.9.1.4 OF VOLUME 2 OF THE NCCS (BCA).
  - PROVIDE BALUSTRADES TO INTERNAL STAIRS TO COMPLY WITH CLAUSES 3.9.2.3 & 3.9.2.4 OF VOLUME 2 OF THE NCCS (BCA).
  - RESTRICTED WINDOWS WHERE REQUIRED TO COMPLY WITH 3.9.2.5 OF VOLUME 2 OF THE NCCS (BCA). RESTRICTED WINDOWS DENOTED WITH - @W.
  - PROVIDE SMOKE ALARMS TO COMPLY WITH PART 3.7.2 OF VOLUME 2 OF THE NCCS (BCA).
  - PROVIDE EXHAUST FAN TO THE WC TO COMPLY WITH CLAUSES 3.8.4.3 & 3.8.5.2 OF VOLUME 2 OF THE NCCS (BCA).
  - PROVIDE A 0.2 MICRON THICK HIGH IMPACT MEMBRANE TO THE SLAB ON GROUND CONSTRUCTION.

HOUSE AREAS	
ALFRESCO	10.83
FIRST FLOOR	105.20
GARAGE	38.42
GROUND FLOOR	94.46
PORCH	4.68
	<b>253.59 m²</b>



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#### CONCEPT PLANS

**CLIENT:** LENDLEASE COMMUNITIES

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**PCA:** TBC  
PH: 02 0000 0000



#### HOUSE TYPE 2 GF PLAN

**JOB ADDRESS:**

LOT 2200 DP 1226122  
No.16 CHAPMAN STREET  
WERRINGTON NSW, 2747.

RESIDUE  
LOT 2000

**COUNCIL:** PENRITH  
**SOIL CLASS:** 'H' Class TBC  
**WIND CLASS:** N2

**SHEET:**  
8 OF 16

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SC

**VERSION No.**  
01

**SCALE:**  
1:100

**DATE:**  
17.01.18

**CONSTRUCTION No.**  
-



## Summary of BASIX Commitments for Lot 1516 (#16) Chapman Street WERRINGTON 2747

	Commitment
<b>Water</b>	
Total area of garden and lawn (m2)	215m2
Area of indigenous planting within total garden (m2) required	None
Rainwater tank capacity (litres)	3000L
Area of roof connected to tank (m2)	157m2
Connected to all toilets in the development?	Yes
Connected to at least one outdoor tap?	Yes
Connected to washing machine?	Yes
Rating of all showerheads installed	3 Star (> 7.5 but <= 9 L/min)
Rating of all toilet cisterns installed	4 Star
Rating of bathroom tap fittings	3 Star
Rating of kitchen tap fittings	3 Star
<b>Thermal Performance</b>	
Refer to Universal Certificate	Pass
<b>Energy</b>	
Active cooling to living areas	3-Phase AC (EER 3.0-3.5)
Active cooling to bedroom areas	3-Phase AC (EER 3.0-3.5)
Active heating to living areas	3-Phase AC (EER 3.5-4.0)
Active heating to bedroom areas	3-Phase AC (EER 3.5-4.0)
Hot water system	Gas Instantaneous
Low energy lighting (If required refer to BASIX certificate)	Yes
Bathroom ventilation	Ducted (manual switch on/off)
Kitchen ventilation	Ducted (manual switch on/off)
Laundry ventilation	No Mechanical Ventilation
Cooktop and oven	Gas Cooktop / Electric Oven
Outdoor Clothesline	Yes
Indoor or Sheltered Clothesline	No
Well Ventilated Fridge Space	No

### Window / Door Schedule

Window No.	Code	Window Size		Glazing Type	other
		Height	Width		
W01	AA1806	1,800	610	Single Clear	
W02	AATT1818	1,800	1,810	Single Clear	
W03	AA1509	1,460	850	Single Clear	
W04	AA1509	1,460	850	Single Clear	
W05	AA1806	1,800	850	Single Clear	
W06	AST1822	1,800	2,170	Single Clear	
W07	AA1806	1,800	850	Single Clear	
W08	AATT1818	1,800	1,810	Single Clear	
W09	AA1216	1,800	1,570	Single Clear	
W10	AA1509	1,460	850	Single Clear	
W11	AA1509	1,460	850	Single Clear	
W12	AS1224	1,200	2,410	Single Clear	
W13	AA1006	1,030	610	Single Obscure	
W14	AA1216	1,200	1,570	Single Obscure	
W15	AS1024	1,030	2,410	Single Clear	
W16	AS1022	1,030	2,170	Single Clear	
WD1	MDF9	2,100	1,570	Single Clear	Entry Door (920x2040)
WD2	ASD2115	2,100	1,450	Single Clear	Sliding Door
WD3	ASSD2127	2,110	2,676	Single Clear	Stacker Door



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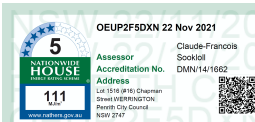
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PH: 02 0000 0000



### WINDOW SCHEDULE

**JOB ADDRESS:**

LOT 2200 DP 1226122  
No.16 CHAPMAN STREET  
WERRINGTON NSW, 2747.

**RESIDUE**  
LOT 2000

**COUNCIL:** PENRITH  
**SOIL CLASS:** 'H' Class TBC  
**WIND CLASS:** N2

**SHEET:**  
10 OF 16

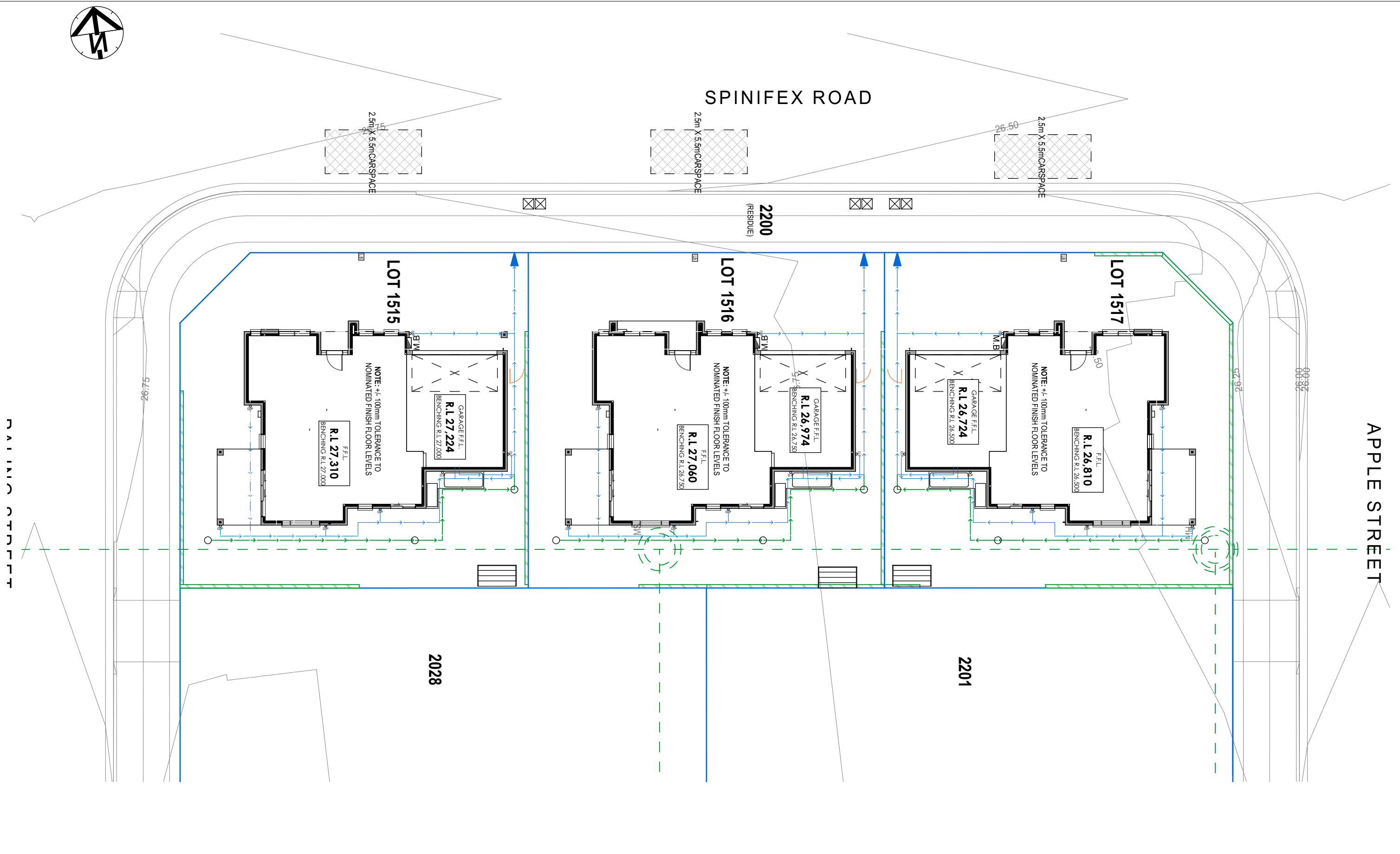
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PH: 02 0000 0000



#### CONCEPT STORMWATER

JOB ADDRESS:

LOT 2200 DP 1226122  
No.16 CHAPMAN STREET  
WERRINGTON NSW, 2747.

RESIDUE  
LOT 2000

COUNCIL: PENRITH  
SOIL CLASS: 'H' Class TBC  
WIND CLASS: N2

SHEET:  
14 OF 16

DRAWN BY:  
SC

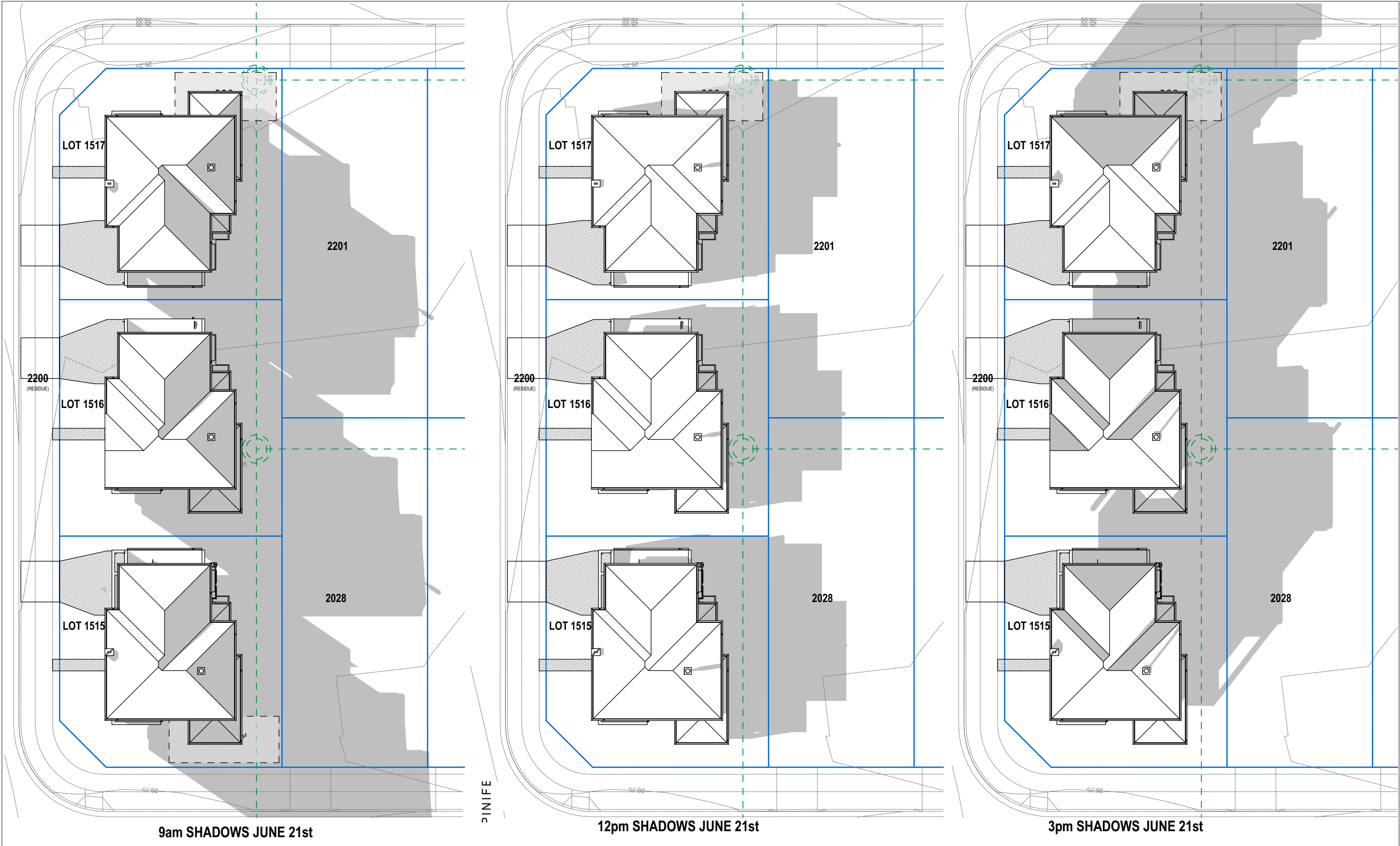
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17.01.18

CONSTRUCTION No.  
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**PCA:** TBC  
PH: 02 0000 0000



### JUNE SHADOWS

**JOB ADDRESS:**

LOT 2200 DP 1226122  
No.16 CHAPMAN STREET  
WERRINGTON NSW, 2747.

### RESIDUE LOT 2000

**COUNCIL:** PENRITH  
**SOIL CLASS:** 'H' Class TBC  
**WIND CLASS:** N2

**SHEET:**  
15 OF 16

**DRAWN BY:**  
SC

**VERSION No.**  
01

**SCALE:**  
1:300

**DATE:**  
17.01.18

**CONSTRUCTION No.**  
-

