

SITE CALCULATIONS

SITE AREA:	1894.4sqm
LANDSCAPED/DEEP SOIL AREAS:	
LANDSCAPED AREA AT REAR:	488sqm
LANDSCAPED AREA AT FRONT:	185sqm
TOTAL LANDSCAPED AREA:	673sqm (35.5% OF TOTAL SITE AREA)
REQUIRED AREA:	683sqm (35% OF TOTAL SITE AREA)
GROUND FLOOR COMMUNAL:	380sqm(70sqm INTERNAL)
LEVEL 5 COMMUNAL:	133sqm
TOTAL COMMUNAL:	513sqm (27% OF SITE AREA)
CAR PARKING:	
VISITOR:	10 (INCLUDES 1 WASHBAY)
RESIDENT:	50 (INCLUDES 4 ACCESSIBLE)
SERVICE VEHICLE:	5
TOTAL REQUIRED:	61
TOTAL PROVIDED:	61
BIKE PARKING:	12
MOTORBIKE PARKING:	2

UNIT AREA BREAKDOWN

UNIT 1 - 92sqm (2 BED) + 26sqm COURTYARD
UNIT 2 - 67sqm (1 BED) + 23sqm COURTYARD
UNIT 3 - 100sqm (2 BED) + 85sqm COURTYARD
UNIT 4/11/20 - 93sqm (2 BED) + 18sqm BALC
UNITS 5/12/21 - 57sqm (1 BED) + 11sqm BALC
UNITS 6/13/22 - 74sqm (2 BED) + 15sqm BALC
UNITS 7 - 83sqm (2 BED) + 23sqm BALC
UNITS 8 - 62sqm (1 BED) + 8sqm BALC
UNITS 9 - 104sqm (2 BED) + 10sqm BALC
UNITS 10 - 108sqm (2 BED) + 42sqm BALC
UNITS 14/23 - 86sqm (2 BED) + 23sqm BALC
UNITS 1524 - 55sqm (1 BED) + 8sqm BALC
UNITS 16/25 - 99sqm (2 BED) + 11sqm BALC
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UNITS 33 - 77sqm (2 BED) + 19sqm BALC
UNITS 34 - 73sqm (1 BED + STUDY) + 9sqm BALC
UNITS 35 - 60sqm (1 BED) + 20sqm BALC
UNITS 36 - 95sqm (2 BED) + 26sqm BALC
UNITS 37 - 124sqm (3 BED) + 14sqm BALC
UNITS 38 - 128sqm (3 BED) + 22sqm BALC
TOTAL 1 BEDS = 12
TOTAL 1 BED + STUDY = 1
TOTAL 2 BEDS = 19
TOTAL 3 BEDS = 6
TOTAL UNITS = 38

BASIX INCLUSIONS CERT 1106425M:

HOT WATER UNIT
5.5 STAR GAS INSTANTANEOUS HOT WATER UNIT FOR EACH UNIT TO BEST LOCATION BY OTHERS.

WATER SAVING FITTINGS
MIN 4 STAR SHOWER HEADS, WATER SAVING FITTINGS & DUAL FLUSH 4 STAR TOILETS ARE TO BE INSTALLED TO EACH UNIT.
2.5 STAR DISHWASHER TO BE INSTALLED.

INSULATION
R2.0 BATT INSULATION TO CEILINGS BELOW ROOF SLAB.
R1.0EPS TO EXTERNAL AFS WALLS, L1-3 & 5 LOBBY & GARBAGE ROOM.
R2.0EPS TO EXTERNAL AFS WALLS UNITS 10,19.
R1.0 TO INTERNAL WALLS TO GROUND FLOOR LOBBY, STAR WALLS & GARBAGE ROOM.
R1.0EPS TO USIDE SLAB OVER CARPARK, GARBAGE BAY.
R2.0 IN CEILINGS BELOW SLAB.

HEATING & COOLING
1 PHASE DUCTED A/C WITH A 2.5 STAR RATING FOR COOLING & 3.0 STAR FOR HEATING WITH ZONING TO LIVING & BEDROOM AREAS FOR ALL UNITS.

KITCHEN APPLIANCES
GAS COOKTOP WITH ELECTRIC OVEN TO BE INSTALLED IN ALL KITCHENS.
WELL VENTILATED FRIDGE SPACES.
3.5 STAR DISHWASHER + 1.5 STAR CLOTHES DRYER.

VENTILATION
ALL BATHROOMS, ENSUITES, LAUNDRY & KITCHEN ARE TO HAVE DUCTED MECHANICAL VENTILATION WITH MANUAL ON/OFF SWITCH.
ALL FRIDGE SPACES TO BE WELL VENTILATED.

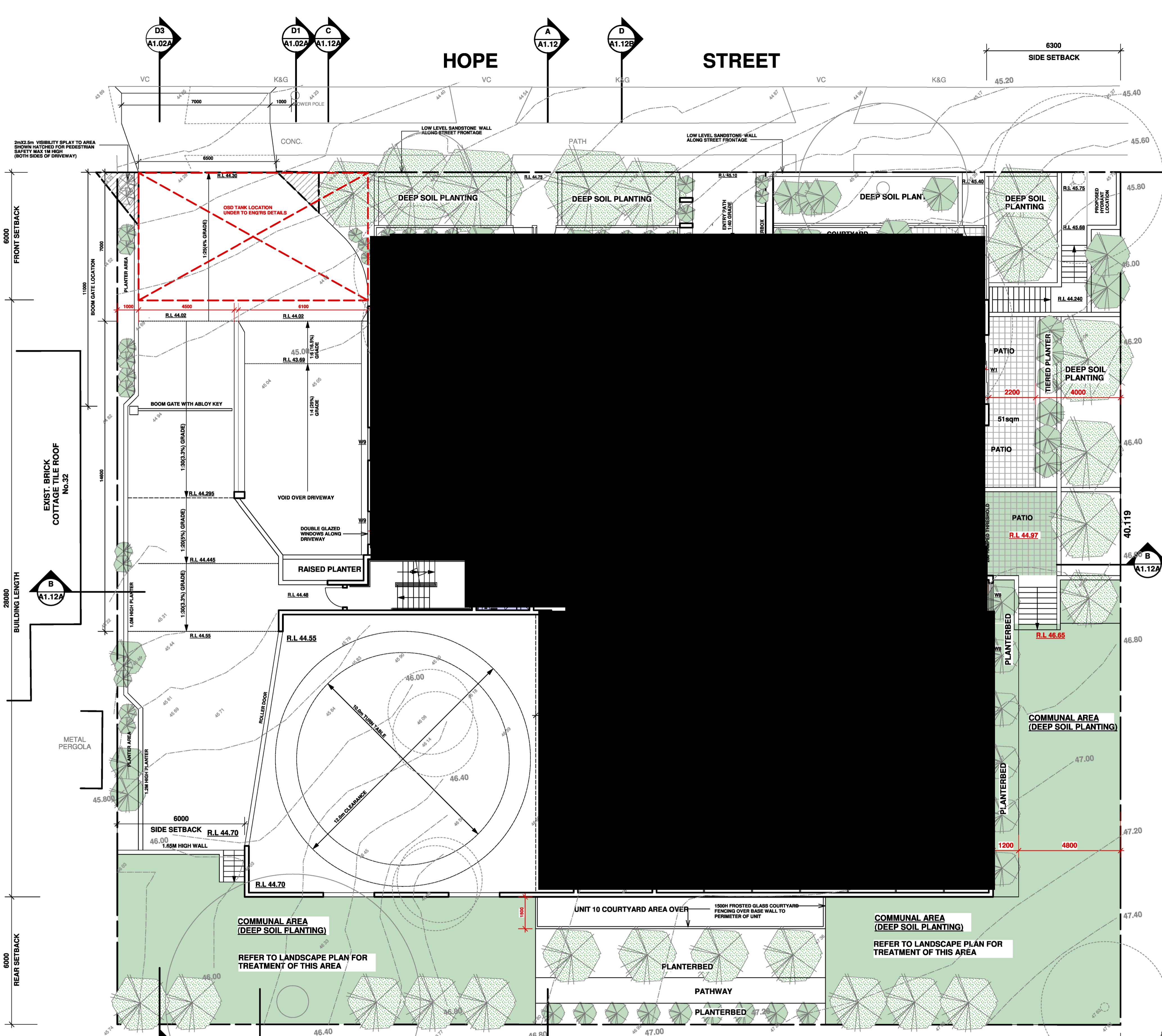
ARTIFICIAL & NATURAL LIGHTING
PRIMARY TYPE OF LIGHTING TO BE LED OR FLUORESCENT TO ALL AREAS.
NATURAL LIGHTING REQUIRED TO BATHROOMS/KITCHENS FOR EACH UNIT AS FOLLOWS,
UNITS 7,14,23,29,35,37- 1 BATHROOM
UNITS 1,4,11,20- 1 KITCHEN

PHOTOVOLTAIC (SOLAR PANEL) SUPPLY
A PHOTOVOLTAIC SYSTEM TO BE INSTALLED WITH A CAPACITY TO GENERATE MIN 5.0KW.

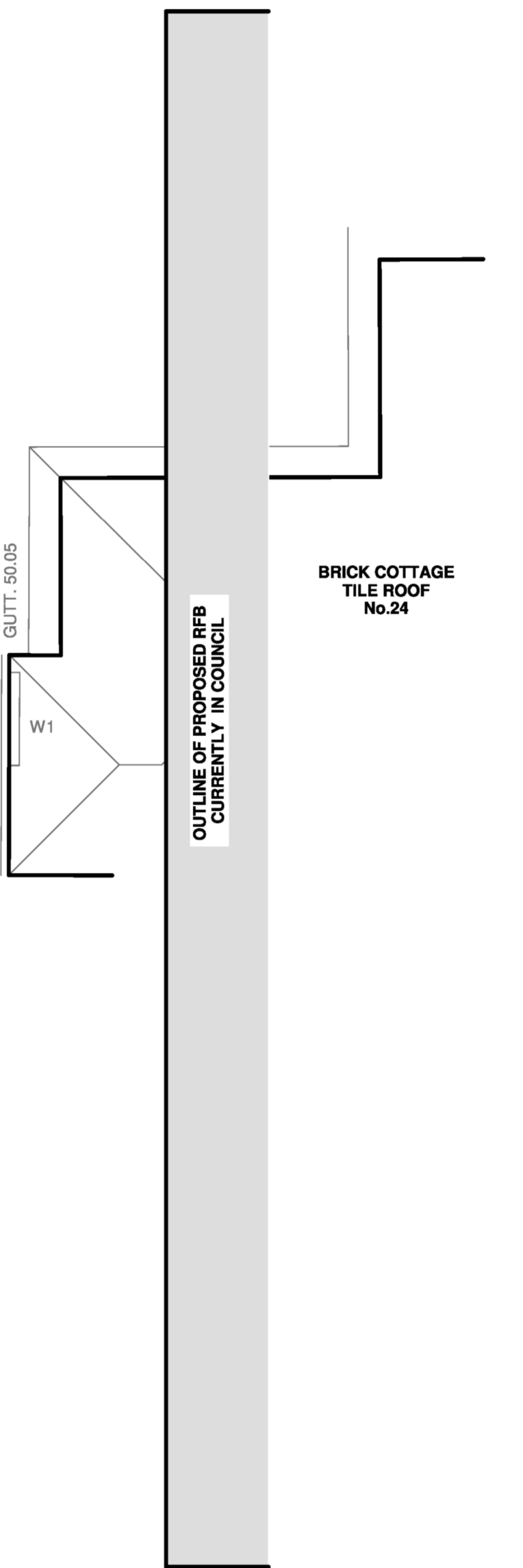
WINDOWS & SKYLIGHTS
WINDOWS TO BE ALUMINIUM FRAMED WITH Uw VALUE 6.70 & SHGCw 0.57 FOR AWNING WINDOWS, Uw VALUE 6.70 & SHGCw 0.70 FOR FIXED/SLIDING WINDOWS & DOUBLE HUNG UNIT 10 TO HAVE Uw VALUE 4.8 & SHGCw 0.58, UNIT 18 TO HAVE Uw VALUE 5.4 & SHGCw 0.58, UNIT 19 TO HAVE Uw VALUE 1.8 & SHGCw 0.49, UNIT 37 TO HAVE Uw VALUE 5.4 & SHGCw 0.58 + Uw VALUE 5.4 & SHGCw 0.49 FOR AWNING WINDOWS IN ACCORDANCE WITH BASIX CERTIFICATE.
SKYLIGHTS TO BE TIMBER FRAMED DOUBLE GLAZED LOW E ARGON FILLED Uw VALUE 2.8 & SHGCw 0.21 FOR UNIT 35.

ADG COMPLIANCE TABLE

CONTROL	REQUIRED	PROPOSED
BUILDING SEPARATION	6-12m	6-12m
LIVING ROOM WIDTH	MIN 3.6m 1BR, 4m 2+ BR	3.7m 1 BR, 4.3m 2+ BR
BEDROOM SIZE	MIN 9-10sqm MIN 3m CLEAR	MIN 11sqm + 3m
COMMUNAL OPEN SPACE 25% OF SITE AREA + 3m	473sqm	GROUND FLOOR 380sqm (310sqm + 70sqm) + MIN 3m 5TH FLOOR - 133sqm + MIN 3m TOTAL COMMUNAL AREA 513sqm
SOLAR ACCESS (2HR 9AM-3PM)	MIN 85% OF 38 UNITS = 32 UNITS	32 UNITS
LANDSCAPING	1 LARGE TREE OR 2 MEDIUM TREES + 80sqm	2 LARGE TREES + 10+ MEDIUM TREES + 373sqm
DEEP SOIL AREA 7% + 6m	133sqm	288sqm + 6m
PRIVATE OPEN SPACE- GROUND FLOOR	15sqm + 3m	MIN 23sqm + MIN 3m
PRIVATE OPEN SPACE- BALCONY	8-12sqm MIN 2-2.4m	10sqm + 2m
CROSS VENTILATION	60% OF 38 UNITS = 22.8 UNITS	25 UNITS
CEILING HEIGHTS	MIN 2700mm	MIN 2700mm
APARTMENT SIZE	STUDIO 35sqm, 1BR 50sqm, 2BR 70sqm, 3BR 90sqm	STUDIO 35sqm, 1BR MIN 50sqm, 2BR MIN 83sqm, 3BR MIN 115sqm
STORAGE	STUDIO 4m3, 1BR 6m3, 2BR 8m3, 3BR 10m3	STUDIO 4m3, 1BR 6m3, 2BR 8m3, 3BR 10m3



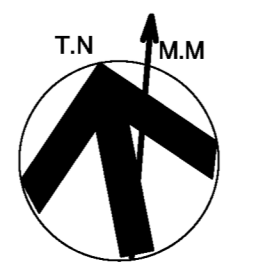
- 1 BED UNIT
- 1 BED + STUDY UNIT
- 2 BED UNIT
- 2 BED + STUDY UNIT
- 3 BED UNIT



DATE	REV	AMENDMENTS
01.06.20	A	NEW DA ISSUE

BUILDING DESIGN & TECHNOLOGY Pty Ltd
APPLICATION PREPARED BY: MARK MAKHOU
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PO Box 795 Kings Langley NSW 2147
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E-mail: mark@bdt-design.com.au
REGISTERED ARCHITECT ZACHARY HAD 9814

PROJECT: PROPOSED UNIT DEVELOPMENT LOCATED AT 26-30 HOPE ST PENRITH
TITLE: PROPOSED GROUND FLOOR PLAN
SCALE: A1 @ 1:100 DRAWN: MM
PROJECT DATE: FEB 2020 CHECKED: ZH REV: A
PROJECT No. 201727A DWG No. DA1.03



SITE CALCULATIONS	
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RESIDENT:	50 (INCLUDES 4 ACCESSIBLE)
SERVICE VEHICLE:	1
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BIKE PARKING:	12
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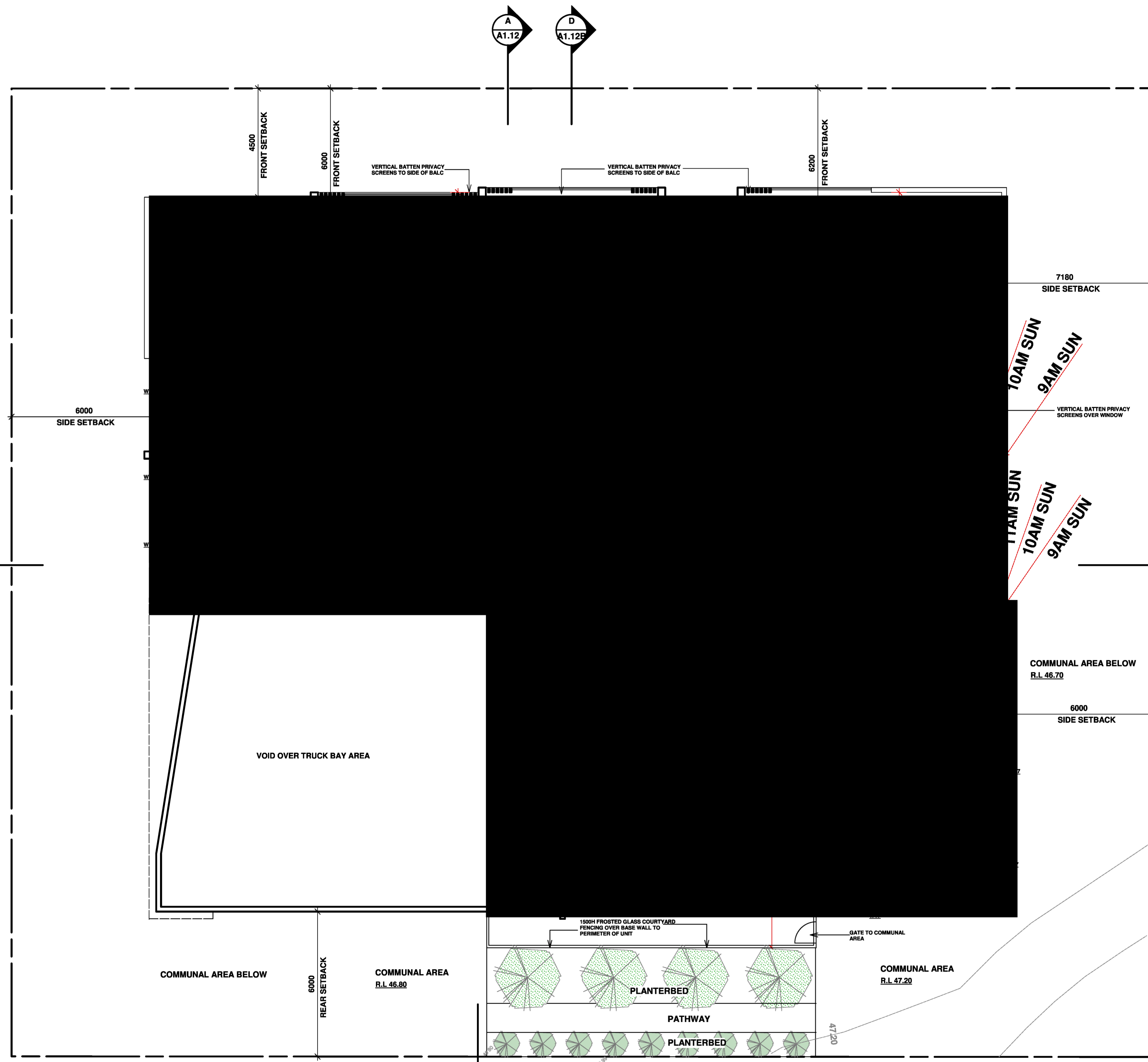
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- HOT WATER UNIT**
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- WATER SAVING FITTINGS**
 MIN 4 STAR SHOWER HEADS, WATER SAVING FITTINGS & DUAL FLUSH 4 STAR TOILETS ARE TO BE INSTALLED TO EACH UNIT.
 2.5 STAR DISHWASHER TO BE INSTALLED.
- INSULATION**
 R2.0 BATT INSULATION TO CEILINGS BELOW ROOF SLAB.
 R1.0EPS TO EXTERNAL AFS WALLS, L1-3 & 5 LOBBY & GARBAGE ROOM.
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CONTROL	REQUIRED	PROPOSED
BUILDING SEPARATION	6-12m	6-12m
LIVING ROOM WIDTH	MIN 3.6m 1BR, 4m 2+ BR	3.7m 1 BR, 4.3m 2+ BR
BEDROOM SIZE	MIN 9-10sqm MIN 3m CLEAR	MIN 11sqm + 3m
COMMUNAL OPEN SPACE 25% OF SITE AREA + 3m	473sqm	GROUND FLOOR 380sqm (310sqm + 70sqm) + MIN 3m 5TH FLOOR - 133sqm + MIN 3m TOTAL COMMUNAL AREA 513sqm
SOLAR ACCESS (2HR 9AM-3PM)	MIN 85% OF 38 UNITS = 32 UNITS	32 UNITS
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DEEP SOIL AREA 7% + 6m	133sqm	288sqm + 6m
PRIVATE OPEN SPACE- GROUND FLOOR	15sqm + 3m	MIN 23sqm + MIN 3m
PRIVATE OPEN SPACE- BALCONY	8-12sqm MIN 2-2.4m	10sqm + 2m
CROSS VENTILATION	60% OF 38 UNITS = 22.8 UNITS	25 UNITS
CEILING HEIGHTS	MIN 2700mm	MIN 2700mm
APARTMENT SIZE	STUDIO 35sqm, 1BR 50sqm, 2BR 70sqm, 3BR 90sqm	STUDIO 35sqm, 1BR MIN 50sqm 2BR MIN 83sqm, 3BR MIN 115sqm
STORAGE	STUDIO 4m3, 1BR 6m3, 2BR 8m3, 3BR 10m3	STUDIO 4m3, 1BR 6m3, 2BR 8m3, 3BR 10m3

HOPE STREET



- 1 BED UNIT
- 1 BED + STUDY UNIT
- 2 BED UNIT
- 2 BED + STUDY UNIT
- 3 BED UNIT

PROPOSED PLAN LEVEL 1

Scale: 1:100

NOTE: ALL EXHAUST FANS ARE TO BE SEALED

DATE	REV	AMENDMENTS
01.06.20	A	DA ISSUE

- DO NOT SCALE FROM DRAWING, USE WRITTEN DIMENSIONS ONLY
- READER TO CHECK AND VERIFY ALL DIMENSIONS & LEVELS
- PRIOR TO COMMENCEMENT OF WORK, IT IS THE OWNER'S RESPONSIBILITY TO ENSURE THAT THE ENGINEER HAS INVESTIGATED ALL SUBSOIL CONDITIONS & DESIGNED ALL STRUCTURAL ELEMENTS TO SUIT.
- THE ENGINEER'S DETAILS CONTAINED ON THIS DRAWING ARE SUPPLIED IN CONFIDENCE & ARE NOT TO BE USED FOR ANY OTHER PURPOSE EXCEPT THAT AUTHORIZED BY
- COPYRIGHT BUILDING DESIGN & TECHNOLOGY.

BUILDING DESIGN & TECHNOLOGY Pty Ltd
 APPLICATION PREPARED BY: MARK MAKHOUL

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 E-mail: mark@build-design.com.au
 REGISTERED ARCHITECT ZACHARY HAD 9914

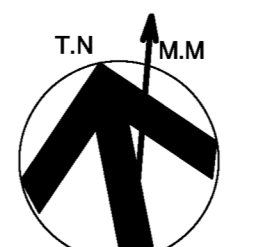
PROJECT: PROPOSED UNIT DEVELOPMENT LOCATED AT 26-30 HOPE ST PENRITH

TITLE: PROPOSED PLAN LEVEL 1

SCALE: A1 @ 1:100 DRAWN: MM

PROJECT DATE: FEB 2020 CHECKED: ZH REV: A

PROJECT No. 201727A DWG No. DA1.04



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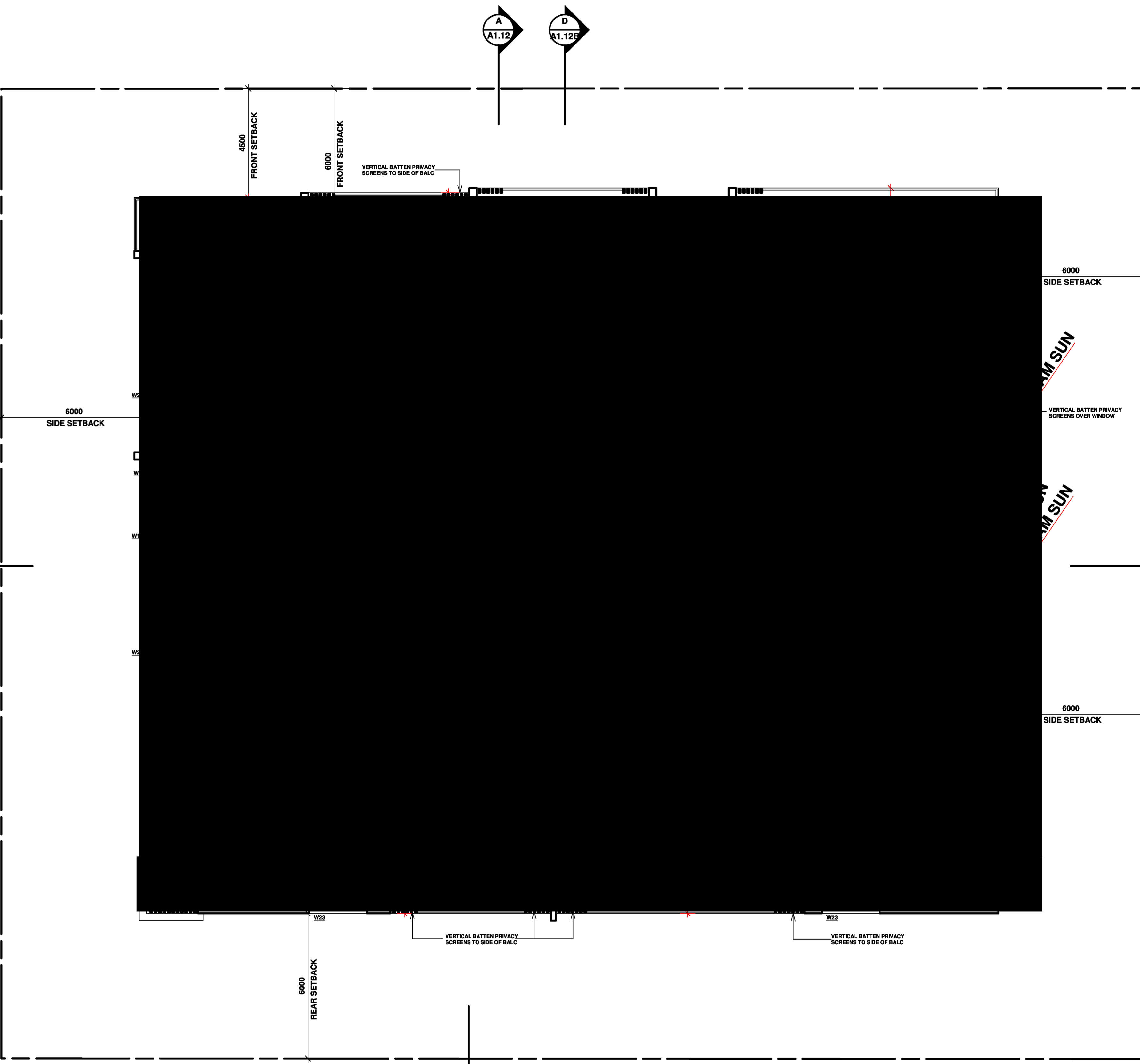
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HOPE STREET



- 1 BED UNIT
- 1 BED + STUDY UNIT
- 2 BED UNIT
- 2 BED + STUDY UNIT
- 3 BED UNIT



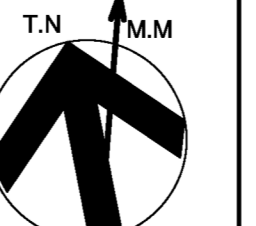
NOTE: ALL EXHAUST FANS ARE TO BE SEALED

DATE	REV	AMENDMENTS
01.06.20	A	DA ISSUE

- DO NOT SCALE FROM DRAWING, USE WRITTEN DIMENSIONS ONLY
- READER TO CHECK AND VERIFY ALL DIMENSIONS & LEVELS
- PRIOR TO COMMENCEMENT OF WORK, IT IS THE OWNER'S RESPONSIBILITY TO ENSURE THAT THE ENGINEER HAS INVESTIGATED ALL SUBSOIL CONDITIONS & DESIGNED ALL STRUCTURAL ELEMENTS TO SUIT.
- THE ENGINEER'S DETAILS CONTAINED ON THIS DRAWING ARE SUPPLIED IN CONFIDENCE & ARE NOT TO BE USED FOR ANY OTHER PURPOSE EXCEPT THAT AUTHORIZED BY
- COPYRIGHT BUILDING DESIGN & TECHNOLOGY.

BUILDING DESIGN & TECHNOLOGY Pty Ltd
 APPLICATION PREPARED BY: MARK MAKHOUL
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 PO Box 795 Kings Langley NSW 2147
 Ph: 02 9887 0614 Mob: 0412 189 759
 E-mail: mark@bdt-design.com.au
 REGISTERED ARCHITECT ZACHARY HAD 9914

PROJECT: PROPOSED UNIT DEVELOPMENT LOCATED AT 26-30 HOPE ST PENRITH
 TITLE: PROPOSED PLAN LEVEL 2
 SCALE: A1 @ 1:100 DRAWN: MM
 PROJECT DATE: FEB 2020 CHECKED: ZH REV: A
 PROJECT No. 201727A DWG No. DA.1.05

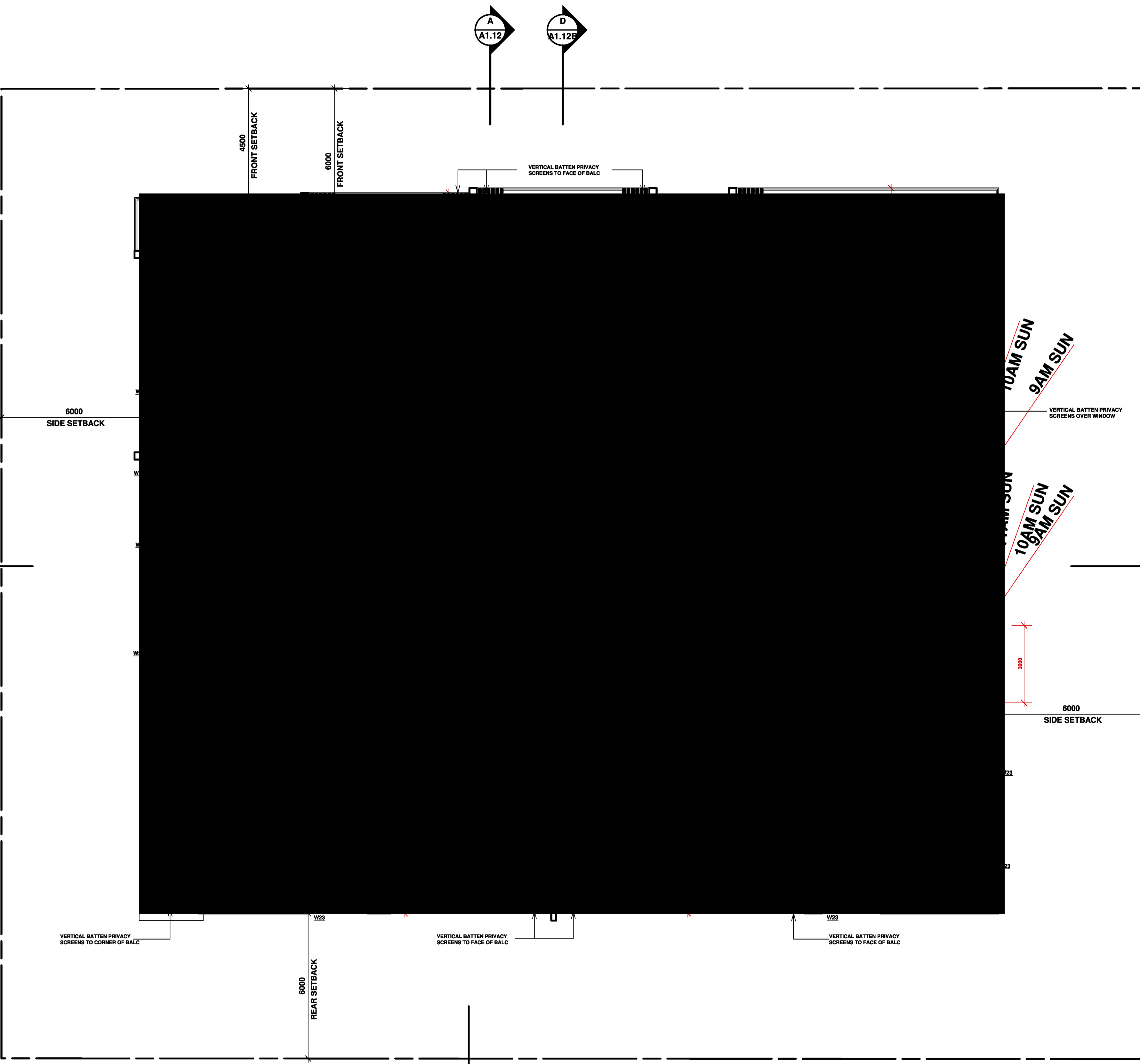


SITE CALCULATIONS	
SITE AREA:	1894.4sqm
LANDSCAPED/DEEP SOIL AREAS:	
LANDSCAPED AREA AT REAR:	488sqm
LANDSCAPED AREA AT FRONT:	185sqm
TOTAL LANDSCAPED AREA:	673sqm (35.5% OF TOTAL SITE AREA)
REQUIRED AREA:	663sqm (35% OF TOTAL SITE AREA)
GROUND FLOOR COMMUNAL:	
LEVEL 5 COMMUNAL:	380sqm(70sqm INTERNAL)
TOTAL COMMUNAL:	133sqm
TOTAL COMMUNAL:	513sqm (27% OF SITE AREA)
CAR PARKING:	
VISITOR:	10 (INCLUDES 1 WASHBAY)
RESIDENT:	50 (INCLUDES 4 ACCESSIBLE)
SERVICE VEHICLE:	1
TOTAL REQUIRED:	52
TOTAL PROVIDED:	61
BIKE PARKING:	12
MOTORBIKE PARKING:	2

UNIT AREA BREAKDOWN

- UNIT 1 - 92sqm (2 BED) + 26sqm COURTYARD
 - UNIT 2 - 67sqm (1 BED) + 23sqm COURTYARD
 - UNIT 3 - 100sqm (2 BED) + 85sqm COURTYARD
 - UNIT 4/11/20 - 93sqm (2 BED) + 18sqm BALC
 - UNITS 5/12/21 - 57sqm (1 BED) + 11sqm BALC
 - UNITS 6/13/22 - 74sqm (2 BED) + 15sqm BALC
 - UNITS 7 - 83sqm (2 BED) + 23sqm BALC
 - UNITS 8 - 62sqm (1 BED) + 8sqm BALC
 - UNITS 9 - 104sqm (2 BED) + 10sqm BALC
 - UNITS 10 - 108sqm (2 BED) + 42sqm BALC
 - UNITS 14/23 - 86sqm (2 BED) + 23sqm BALC
 - UNITS 15/24 - 55sqm (1 BED) + 8sqm BALC
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 - UNITS 17/26 - 89sqm (2 BED) + 16sqm BALC
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 - UNITS 33 - 77sqm (2 BED) + 19sqm BALC
 - UNITS 34 - 73sqm (1 BED + STUDY) + 9sqm BALC
 - UNITS 35 - 60sqm (1 BED) + 20sqm BALC
 - UNITS 36 - 95sqm (2 BED) + 26sqm BALC
 - UNITS 37 - 124sqm (3 BED) + 14sqm BALC
 - UNITS 38 - 128sqm (3 BED) + 22sqm BALC
- TOTAL 1 BEDS = 12**
TOTAL 1 BED + STUDY = 1
TOTAL 2 BEDS = 19
TOTAL 3 BEDS = 6
TOTAL UNITS = 38

BASIX INCLUSIONS CERT 1106425M:	
HOT WATER UNIT	
5.5 STAR GAS INSTANTANEOUS HOT WATER UNIT FOR EACH UNIT TO BEST LOCATION BY OTHERS.	
WATER SAVING FITTINGS	
MIN 4 STAR SHOWER HEADS, WATER SAVING FITTINGS & DUAL FLUSH 4 STAR TOILETS ARE TO BE INSTALLED TO EACH UNIT.	
2.5 STAR DISHWASHER TO BE INSTALLED.	
INSULATION	
R2.0 BATT INSULATION TO CEILINGS BELOW ROOF SLAB.	
R1.0EPS TO EXTERNAL AFS WALLS, L1-3 & 5 LOBBY & GARBAGE ROOM.	
R2.0EPS TO EXTERNAL AFS WALLS UNITS 10,19.	
R1.0 TO INTERNAL WALLS TO GROUND FLOOR LOBBY, STAIR WALLS & GARBAGE ROOM.	
R1.0EPS TO U/SIDE SLAB OVER CARPARK, GARBAGE BAY.	
R2.0 IN CEILINGS BELOW SLAB.	
HEATING & COOLING	
1 PHASE DUCTED A/C WITH A 2.5 STAR RATING FOR COOLING & 3.0 STAR FOR HEATING WITH ZONING TO LIVING & BEDROOM AREAS FOR ALL UNITS.	
KITCHEN APPLIANCES	
GAS COOKTOP WITH ELECTRIC OVEN TO BE INSTALLED IN ALL KITCHENS.	
WELL VENTILATED FRIDGE SPACES.	
3.5 STAR DISHWASHER + 1.5 STAR CLOTHES DRYER.	
VENTILATION	
ALL BATHROOMS, ENSUITES, LAUNDRY & KITCHEN ARE TO HAVE DUCTED MECHANICAL VENTILATION WITH MANUAL ON/OFF SWITCH.	
ALL FRIDGE SPACES TO BE WELL VENTILATED.	
ARTIFICIAL & NATURAL LIGHTING	
PRIMARY TYPE OF LIGHTING TO BE LED OR FLUORESCENT TO ALL AREAS.	
NATURAL LIGHTING REQUIRED TO BATHROOMS/KITCHENS FOR EACH UNIT AS FOLLOWS, UNITS 7,14,23,29,35,37-1 BATHROOM	
UNITS 1,4,11,20-1 KITCHEN	
PHOTOVOLTAIC (SOLAR PANEL) SUPPLY	
A PHOTOVOLTAIC SYSTEM TO BE INSTALLED WITH A CAPACITY TO GENERATE MIN 5.0KW.	
WINDOWS & SKYLIGHTS	
WINDOWS TO BE ALUMINIUM FRAMED WITH Uw VALUE 6.70 & SHGCw 0.57 FOR AWNING WINDOWS, Uw VALUE 6.70 & SHGCw 0.70 FOR FIXED/SLIDING WINDOWS & DOUBLE HUNG UNIT 10 TO HAVE Uw VALUE 4.8 & SHGCw 0.58, UNIT 18 TO HAVE Uw VALUE 5.4 & SHGCw 0.58, UNIT 19 TO HAVE Uw VALUE 1.1 & SHGCw 0.49, UNIT 37 TO HAVE Uw VALUE 5.4 & SHGCw 0.58 + Uw VALUE 5.4 & SHGCw 0.49 FOR AWNING WINDOWS IN ACCORDANCE WITH BASIX CERTIFICATE.	
SKYLIGHTS TO BE TIMBER FRAMED DOUBLE GLAZED LOW E ARGON FILLED Uw VALUE 2.8 & SHGCw 0.21 FOR UNIT 35.	



- 1 BED UNIT
- 1 BED + STUDY UNIT
- 2 BED UNIT
- 2 BED + STUDY UNIT
- 3 BED UNIT

ADG COMPLIANCE TABLE		
CONTROL	REQUIRED	PROPOSED
BUILDING SEPARATION	6-12m	6-12m
LIVING ROOM WIDTH	MIN 3.6m 1BR, 4m 2+ BR	3.7m 1 BR, 4.3m 2+ BR
BEDROOM SIZE	MIN 9-10sqm MIN 3m CLEAR	MIN 11sqm + 3m
COMMUNAL OPEN SPACE 25% OF SITE AREA + 3m	473sqm	GROUND FLOOR 380sqm (310sqm + MIN 3m 5TH FLOOR - 133sqm + MIN 3m TOTAL COMMUNAL AREA 513sqm
SOLAR ACCESS (2HR 9AM-3PM)	MIN 85% OF 38 UNITS = 32 UNITS	32 UNITS
LANDSCAPING	1 LARGE TREE OR 2 MEDIUM TREES + 80sqm	2 LARGE TREES + 10+ MEDIUM TREES + 373sqm
DEEP SOIL AREA 7% + 6m	133sqm	288sqm + 6m
PRIVATE OPEN SPACE- GROUND FLOOR	15sqm + 3m	MIN 23sqm + MIN 3m
PRIVATE OPEN SPACE- BALCONY	8-12sqm MIN 2-2.4m	10sqm + 2m
CROSS VENTILATION	60% OF 38 UNITS = 22.8 UNITS	25 UNITS
CEILING HEIGHTS	MIN 2700mm	MIN 2700mm
APARTMENT SIZE	STUDIO 35sqm, 1BR 50sqm, 2BR 70sqm, 3BR 90sqm	STUDIO 35sqm, 1BR MIN 50sqm, 2BR MIN 83sqm, 3BR MIN 115sqm
STORAGE	STUDIO 4m3, 1BR 6m3, 2BR 8m3, 3BR 10m3	STUDIO 4m3, 1BR 6m3, 2BR 8m3, 3BR 10m3



NOTE: ALL EXHAUST FANS ARE TO BE SEALED

DATE	REV	AMENDMENTS
01.06.20	A	DA ISSUE

BUILDING DESIGN & TECHNOLOGY Pty Ltd
 APPLICATION PREPARED BY: MARK MAKROUL
BDT
 Shop 2, 15 Bransgrove St Wentworthville 2145,
 PO Box 795 Kings Langley NSW 2147
 Ph: 02 9687 0614 Mob: 0412 189 759
 E-mail: mark@build-design.com.au
 REGISTERED ARCHITECT ZACHARY HAN 9014

PROJECT: PROPOSED UNIT DEVELOPMENT LOCATED AT 26-30 HOPE ST PENRITH
 TITLE: PROPOSED PLAN LEVEL 3
 SCALE: A1 @ 1:100 DRAWN: MM
 PROJECT DATE: FEB 2020 CHECKED: ZH REV: A
 PROJECT No. 201727A DWG No. DA.1.06

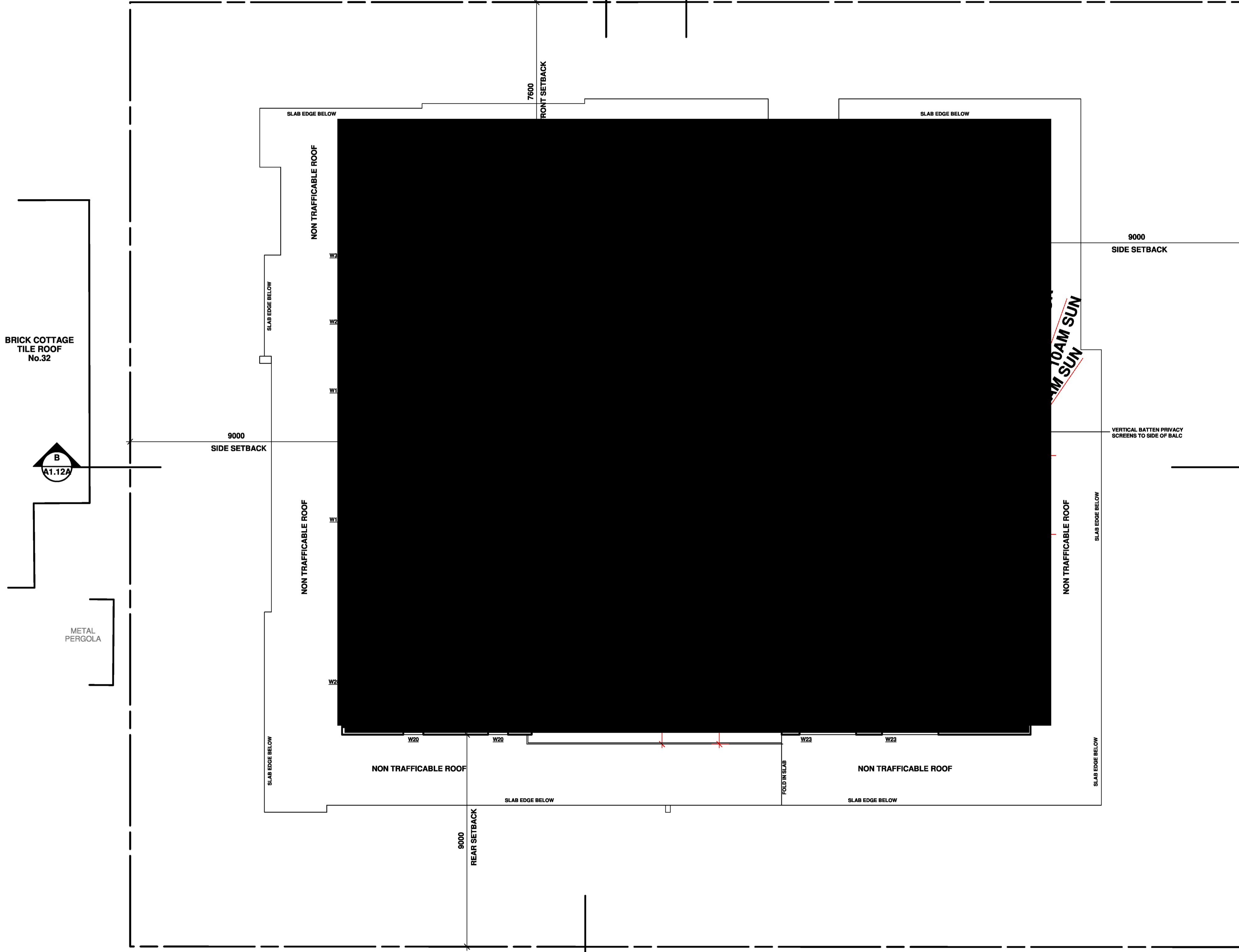
SITE CALCULATIONS	
SITE AREA:	1894.4sqm
LANDSCAPED/DEEP SOIL AREAS:	
LANDSCAPED AREA AT REAR:	488sqm
LANDSCAPED AREA AT FRONT:	185sqm
TOTAL LANDSCAPED AREA:	673sqm (35.5% OF TOTAL SITE AREA)
REQUIRED AREA:	663sqm (35% OF TOTAL SITE AREA)
GROUND FLOOR COMMUNAL:	
LEVEL 5 COMMUNAL:	380sqm(70sqm INTERNAL)
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TOTAL COMMUNAL:	513sqm (27% OF SITE AREA)
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VISITOR:	10 (INCLUDES 1 WASHBAY)
RESIDENT:	50 (INCLUDES 4 ACCESSIBLE)
SERVICE VEHICLE:	1
TOTAL REQUIRED:	52
TOTAL PROVIDED:	61
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UNIT AREA BREAKDOWN

- UNIT 1 - 92sqm (2 BED) + 26sqm COURTYARD
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- TOTAL 1 BEDS = 12**
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TOTAL 2 BEDS = 19
TOTAL 3 BEDS = 6
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BASIX INCLUSIONS CERT 1106425M:

- HOT WATER UNIT**
5.5 STAR GAS INSTANTANEOUS HOT WATER UNIT FOR EACH UNIT TO BEST LOCATION BY OTHERS.
- WATER SAVING FITTINGS**
MIN 4 STAR SHOWER HEADS, WATER SAVING FITTINGS & DUAL FLUSH 4 STAR TOILETS ARE TO BE INSTALLED TO EACH UNIT.
2.5 STAR DISHWASHER TO BE INSTALLED.
- INSULATION**
R2.0 BATT INSULATION TO CEILINGS BELOW ROOF SLAB.
R1: 0EPS TO EXTERNAL AFS WALLS, L1-3 & 5 LOBBY & GARBAGE ROOM.
R2: 0EPS TO EXTERNAL AFS WALLS UNITS 10,19.
R1: 0 TO INTERNAL WALLS TO GROUND FLOOR LOBBY, STAIR WALLS & GARBAGE ROOM.
R1: 0EPS TO USIDE SLAB OVER CARPARK, GARBAGE BAY.
R2: 0 IN CEILINGS BELOW SLAB.
- HEATING & COOLING**
1 PHASE DUCTED A/C WITH A 2.5 STAR RATING FOR COOLING & 3.0 STAR FOR HEATING WITH ZONING TO LIVING & BEDROOM AREAS FOR ALL UNITS.
- KITCHEN APPLIANCES**
GAS COOKTOP WITH ELECTRIC OVEN TO BE INSTALLED IN ALL KITCHENS.
WELL VENTILATED FRIDGE SPACES.
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ALL BATHROOMS, ENSUITES, LAUNDRY & KITCHEN ARE TO HAVE DUCTED MECHANICAL VENTILATION WITH MANUAL ON/OFF SWITCH.
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PRIMARY TYPE OF LIGHTING TO BE LED OR FLUORESCENT TO ALL AREAS.
NATURAL LIGHTING REQUIRED TO BATHROOMS/KITCHENS FOR EACH UNIT AS FOLLOWS,
UNITS 7,14,23,29,35,37- 1 BATHROOM
UNITS 1,4,11,20- 1 KITCHEN
- PHOTOVOLTAIC (SOLAR PANEL) SUPPLY**
A PHOTOVOLTAIC SYSTEM TO BE INSTALLED WITH A CAPACITY TO GENERATE MIN 5.0KW.
- WINDOWS & SKYLIGHTS**
WINDOWS TO BE ALUMINIUM FRAMED WITH Uw VALUE 6.70 & SHGCw 0.57 FOR AWNING WINDOWS, Uw VALUE 6.70 & SHGCw 0.70 FOR FIXED,SLIDING WINDOWS & DOUBLE HUNG UNIT TO HAVE Uw VALUE 4.8 & SHGCw 0.58, UNIT 18 TO HAVE Uw VALUE 5.4 & SHGCw 0.58, UNIT 19 TO HAVE Uw VALUE 1.1 & SHGCw 0.58, UNIT 37 TO HAVE Uw VALUE 5.4 & SHGCw 0.58 + Uw VALUE 5.4 & SHGCw 0.49 FOR AWNING WINDOWS IN ACCORDANCE WITH BASIX CERTIFICATE.
SKYLIGHTS TO BE TIMBER FRAMED DOUBLE GLAZED LOW E ARGON FILLED
Uw VALUE 2.8 & SHGCw 0.21 FOR UNIT 35.



	1 BED UNIT
	1 BED + STUDY UNIT
	2 BED UNIT
	2 BED + STUDY UNIT
	3 BED UNIT

ADG COMPLIANCE TABLE		
CONTROL	REQUIRED	PROPOSED
BUILDING SEPARATION	6-12m	6-12m
LIVING ROOM WIDTH	MIN 3.6m 1BR, 4m 2+ BR	3.7m 1 BR, 4.3m 2+ BR
BEDROOM SIZE	MIN 9-10sqm MIN 3m CLEAR	MIN 11sqm + 3m
COMMUNAL OPEN SPACE 25% OF SITE AREA + 3m	473sqm	GROUND FLOOR 380sqm (310sqm + 70sqm) + MIN 3m 5TH FLOOR - 133sqm + MIN 3m TOTAL COMMUNAL AREA 513sqm
SOLAR ACCESS (2HR 9AM-3PM)	MIN 85% OF 38 UNITS = 32 UNITS	32 UNITS
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PRIVATE OPEN SPACE- BALCONY	8-12sqm MIN 2-2.4m	10sqm + 2m
CROSS VENTILATION	60% OF 38 UNITS = 22.8 UNITS	25 UNITS
CEILING HEIGHTS	MIN 2700mm	MIN 2700mm
APARTMENT SIZE	STUDIO 35sqm, 1BR 50sqm, 2BR 70sqm, 3BR 90sqm	STUDIO 35sqm, 1BR MIN 50sqm, 2BR MIN 83sqm, 3BR MIN 115sqm
STORAGE	STUDIO 4m3, 1BR 6m3, 2BR 8m3, 3BR 10m3	STUDIO 4m3, 1BR 6m3, 2BR 8m3, 3BR 10m3

PROPOSED PLAN LEVEL 4
Scale: 1:100

NOTE: ALL EXHAUST FANS ARE TO BE SEALED

DATE	REV	AMENDMENTS
01.06.20	A	DA ISSUE

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APPLICATION PREPARED BY: MARK MAKROUL

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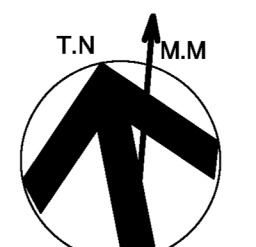
PROJECT: PROPOSED UNIT DEVELOPMENT LOCATED AT 26-30 HOPE ST PENRITH

TITLE: PROPOSED PLAN LEVEL 4

SCALE: A1 @ 1:100 DRAWN: MM

PROJECT DATE: FEB 2020 CHECKED: ZH REV: A

PROJECT No. 201727A DWG No. DA.1.07



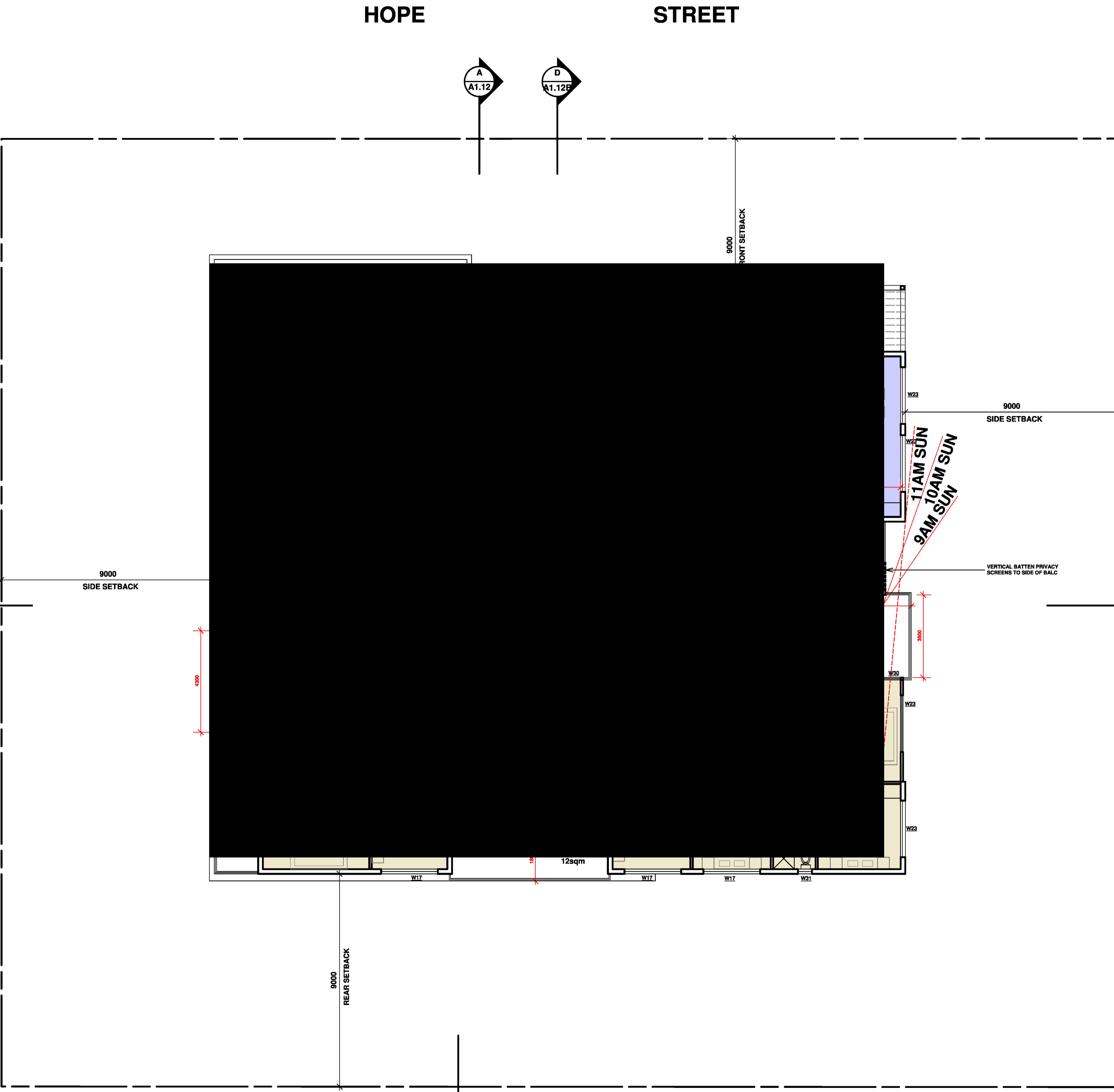
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SKYLIGHTS TO BE TIMBER FRAMED DOUBLE GLAZED LOW E ARGON FILLED U_w VALUE 2.8 & SHGC_w 0.21 FOR UNIT 35.



- 1 BED UNIT
- 1 BED + STUDY UNIT
- 2 BED UNIT
- 2 BED + STUDY UNIT
- 3 BED UNIT

CONTROL	REQUIRED	PROPOSED
BUILDING SEPARATION	6-12m	6-12m
LIVING ROOM WIDTH	MIN 3.6m 1BR, 4m 2+ BR	3.7m 1 BR, 4.3m 2+ BR
BEDROOM SIZE	MIN 9-10sqm MIN 3m CLEAR	MIN 11sqm + 3m
COMMUNAL OPEN SPACE 25% OF SITE AREA + 3m	473sqm	GROUND FLOOR 380sqm (310sqm + 70sqm) + MIN 3m 5TH FLOOR - 133sqm + MIN 3m TOTAL COMMUNAL AREA 513sqm
SOLAR ACCESS (2HR 9AM-3PM)	MIN 85% OF 38 UNITS = 32 UNITS	32 UNITS
LANDSCAPING	1 LARGE TREE OR 2 MEDIUM TREES + 80sqm	2 LARGE TREES + 10+ MEDIUM TREES + 373sqm
DEEP SOIL AREA 7% + 6m	133sqm	288sqm + 6m
PRIVATE OPEN SPACE- GROUND FLOOR	15sqm + 3m	MIN 23sqm + MIN 3m
PRIVATE OPEN SPACE- BALCONY	8-12sqm MIN 2-2.4m	10sqm + 2m
CROSS VENTILATION	60% OF 38 UNITS = 22.8 UNITS	25 UNITS
CEILING HEIGHTS	MIN 2700mm	MIN 2700mm
APARTMENT SIZE	STUDIO 35sqm, 1BR 50sqm, 2BR 70sqm, 3BR 90sqm	STUDIO 35sqm, 1BR MIN 50sqm, 2BR MIN 83sqm, 3BR MIN 115sqm
STORAGE	STUDIO 4m3, 1BR 6m3, 2BR 8m3, 3BR 10m3	STUDIO 4m3, 1BR 6m3, 2BR 8m3, 3BR 10m3

PROPOSED PLAN LEVEL 5

Scale: 1:100

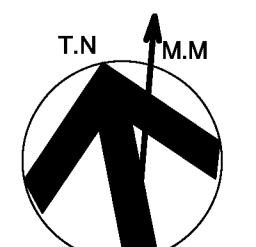
NOTE: ALL EXHAUST FANS ARE TO BE SEALED

DATE	REV	AMENDMENTS
01.06.20	A	DA ISSUE

- DO NOT SCALE FROM DRAWING, USE WRITTEN DIMENSIONS ONLY
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E-mail: mark@build-design.com.au
REGISTERED ARCHITECT (CANTONMENT) 144 9014

PROJECT: PROPOSED UNIT DEVELOPMENT LOCATED AT 26-30 HOPE ST PENRITH
TITLE: PROPOSED PLAN LEVEL 5
SCALE: A1 @ 1:100 DRAWN: MM
PROJECT DATE: FEB 2020 CHECKED: ZH REV: A
PROJECT No. 201727A DWG No. DA.1.08

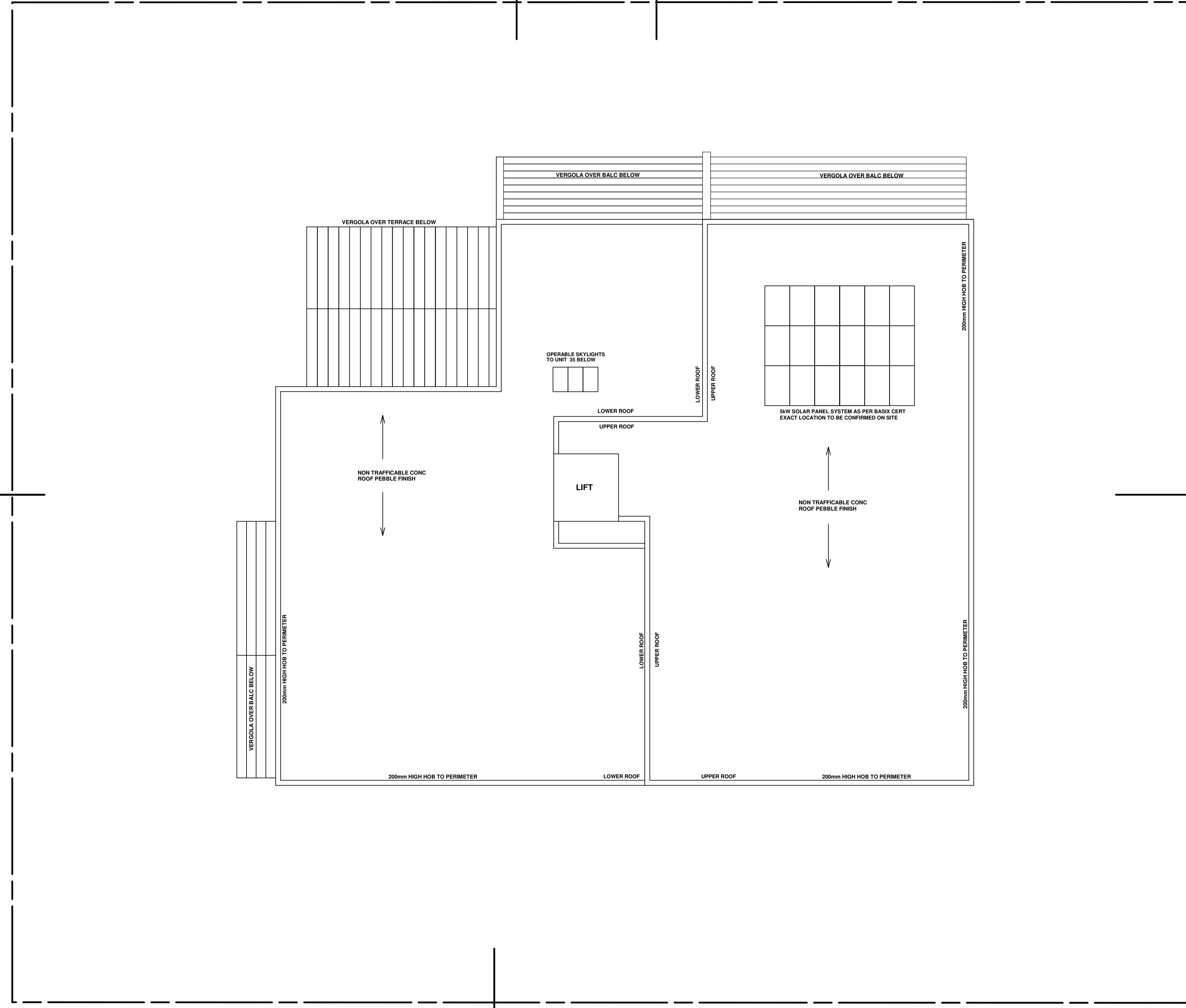


HOPE

STREET

A
A1.12

D
A1.12B



OUTLINE OF PROPOSED RFB CURRENTLY IN COUNCIL

EXIST. BRICK COTTAGE TILE ROOF No.32

B
A1.12A

METAL PERGOLA

OUTLINE OF PROPOSED RFB CURRENTLY IN COUNCIL

BRICK COTTAGE TILE ROOF No.24

B
A1.12A

PROPOSED ROOF PLAN
Scale: 1:100

A
A1.12

BASIX INCLUSIONS CERT 1106425M:

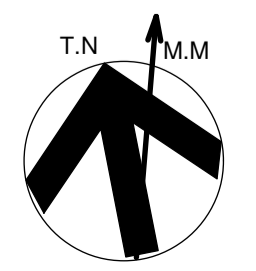
- HOT WATER UNIT**
5.5 STAR GAS INSTANTANEOUS HOT WATER UNIT FOR EACH UNIT TO BEST LOCATION BY OTHERS.
- WATER SAVING FITTINGS**
MIN 4 STAR SHOWER HEADS, WATER SAVING FITTINGS & DUAL FLUSH 4 STAR TOILETS ARE TO BE INSTALLED TO EACH UNIT.
R2 (EPS) TO EXTERNAL AFS WALLS UNITS 10,19.
R1 (0) TO INTERNAL WALLS TO GROUND FLOOR LOBBY, STAIR WALLS & GARBAGE ROOM.
R1 (EPS) TO INSIDE SLAB OVER CARPARK, GARBAGE BAY.
R2 (0) IN CEILINGS BELOW SLAB.
- INSULATION**
R2 (0) BATT INSULATION TO CEILINGS BELOW ROOF SLAB.
R1 (EPS) TO EXTERNAL AFS WALLS, L1,3 & 5 LOBBY & GARBAGE ROOM.
R2 (EPS) TO EXTERNAL AFS WALLS UNITS 10,19.
R1 (0) TO INTERNAL WALLS TO GROUND FLOOR LOBBY, STAIR WALLS & GARBAGE ROOM.
R1 (EPS) TO INSIDE SLAB OVER CARPARK, GARBAGE BAY.
R2 (0) IN CEILINGS BELOW SLAB.
- HEATING & COOLING**
1 PHASE DUCTED A/C WITH A 2.5 STAR RATING FOR COOLING & 3.0 STAR FOR HEATING WITH ZONING TO LIVING & BEDROOM AREAS FOR ALL UNITS.
- KITCHEN APPLIANCES**
GAS COOKTOP WITH ELECTRIC OVEN TO BE INSTALLED IN ALL KITCHENS.
WELL VENTILATED FRIDGE SPACES.
3.5 STAR DISHWASHER + 1.5 STAR CLOTHES DRYER.
- VENTILATION**
ALL BATHROOMS, ENSUITES, LAUNDRY & KITCHEN ARE TO HAVE DUCTED MECHANICAL VENTILATION WITH MANUAL ON/OFF SWITCH.
ALL FRIDGE SPACES TO BE WELL VENTILATED.
- ARTIFICIAL & NATURAL LIGHTING**
PRIMARY TYPE OF LIGHTING TO BE LED OR FLUORESCENT TO ALL AREAS.
NATURAL LIGHTING REQUIRED TO BATHROOMS/KITCHENS FOR EACH UNIT AS FOLLOWS.
UNITS 7,14,23,29,35,37 - 1 BATHROOM
UNITS 1,4,11,20 - 1 KITCHEN
- PHOTOVOLTAIC (SOLAR PANEL) SUPPLY**
A PHOTOVOLTAIC SYSTEM TO BE INSTALLED WITH A CAPACITY TO GENERATE MIN 5.0KW.
- WINDOWS & SKYLIGHTS**
WINDOWS TO BE ALUMINIUM FRAMED WITH U_w VALUE 6.70 & SHGC_w 0.57 FOR AWNING WINDOWS, U_w VALUE 6.70 & SHGC_w 0.70 FOR FIXED, SLIDING WINDOWS & DOUBLE HUNG UNIT 19 TO HAVE U_w VALUE 4.8 & SHGC_w 0.59, UNIT 18 TO HAVE U_w VALUE 5.4 & SHGC_w 0.58, UNIT 19 TO HAVE U_w VALUE 4.1 & SHGC_w 0.58, UNIT 37 TO HAVE U_w VALUE 5.4 & SHGC_w 0.58 + U_w VALUE 5.4 & SHGC_w 0.49 FOR AWNING WINDOWS IN ACCORDANCE WITH BASIX CERTIFICATE.
SKYLIGHTS TO BE TIMBER FRAMED DOUBLE GLAZED LOW E ARGON FILLED U_w VALUE 2.6 & SHGC_w 0.21 FOR UNIT 35.

DATE	REV	AMENDMENTS
01.06.20	A	DA ISSUE

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REGISTERED ARCHITECT (ZACHARY HAU 9914)

PROJECT: PROPOSED UNIT DEVELOPMENT LOCATED AT 26-30 HOPE ST PENRITH
TITLE: PROPOSED ROOF PLAN
SCALE: A1 @ 1:100 DRAWN: MM
PROJECT DATE: FEB 2020 CHECKED: ZH REV: A
PROJECT No: 201727A DWG No: DA1.09





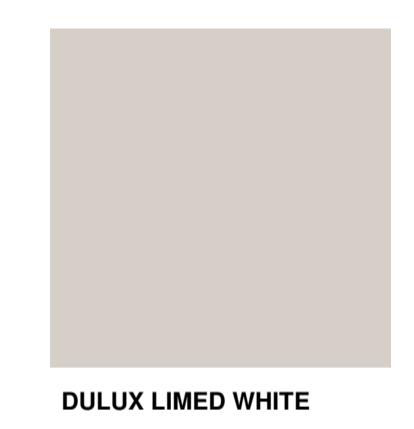
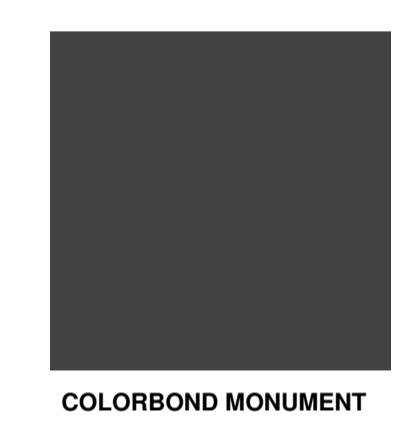
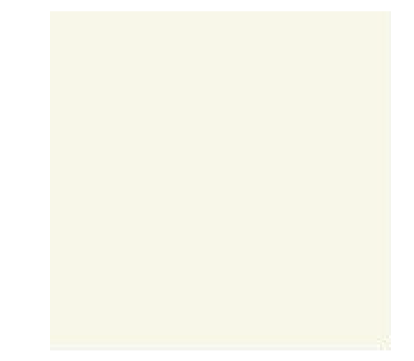
NORTHERN (FRONT) ELEVATION

Scale: 1:100

FINISHES LEGEND
 PF = PAINT FINISH
 MC = METAL CLADDING
 TC = TIMBER CLADDING

FINISHES LEGEND

- MAIN WALL COLOUR PAINTED FINISH = DULUX LIMED WHITE OR SIMILAR
- SECONDARY WALL COLOUR PAINT FINISH = DULUX WHITE WATSONIA OR SIMILAR
- METAL CLADDING COLORBOND MONUMENT OR SIMILAR
- WINDOWS = POWDERCOAT MONUMENT
- BATTEN SCREENS = TIMBER FINISH
- DRIVEWAYS / PATHS = COLORBOND SHALE GREY
- COLORBOND FENCING = MONUMENT



EASTERN (SIDE) ELEVATION

Scale: 1:100

WINDOW SCHEDULE				
WINDOW NO	WIDTH	HEIGHT	TOTAL	TYPE
1	3250	2720	21	SLIDING DOOR
2	1800	2720	10	SLIDING DOOR
3	3000	2720	1	SLIDING DOOR
4	1500	900	5	SLIDING WINDOW
5	3000	2720	1	GLAZED HINGED DOOR WITH SIDE LITE
6	2400	2720	33	SLIDING DOOR
7	3370	2720	1	SLIDING DOOR
8	1800	800	2	LOUVRE WINDOW
9	1550	1200	2	SLIDING WINDOW
10	1800	1800	3	SLIDING WINDOW
11	2200	850	2	SLIDING WINDOW
12	2400	850	3	SLIDING WINDOW
13	600	850	3	AWNING WINDOW
14	2100	1200	3	SLIDING WINDOW
15	2160	2720	3	SLIDING DOOR
16	1800	2720	1	GLAZED HINGED DOOR WITH SIDE LITE
17	2400	1200	15	SLIDING WINDOW
18	2600	2720	3	SLIDING DOOR
19	3200	2720	3	SLIDING & FIXED WINDOW
20	850	1800	12	AWNING WINDOW
21	1800	1200	2	SLIDING WINDOW
22	1600	2720	2	GLAZED HINGED DOOR WITH SIDE LITE
23	2400	1550	18	SLIDING WINDOW
24	2770	1200	2	SLIDING WINDOW
25	4210	2720	4	SLIDING DOOR
26	3200	2720	1	SLIDING DOOR
27	3500	2720	2	SLIDING DOOR
28	1800+1300	1200	1	SLIDING CORNER WINDOW
29	4000	2720	3	SLIDING DOOR
30	3600	2720	2	SLIDING & FIXED WINDOW
31	600	1200	2	AWNING WINDOW
32	2350	2720	1	FIXED WINDOW
			152	

DATE	REV	AMENDMENTS
01.06.20	A	DA ISSUE

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 REGISTERED ARCHITECT (2017) NSW 9914

PROJECT: PROPOSED UNIT DEVELOPMENT LOCATED AT 26-30 HOPE ST PENRITH
 TITLE: ELEVATIONS 1 (NORTH & EAST)
 SCALE: A1 @ 1:100 DRAWN: MM
 PROJECT DATE: FEB 2020 CHECKED: ZH REV: A
 PROJECT No: 201727A DWG No: DA1.10

SOUTHERN (REAR) ELEVATION

Scale: 1:100



FINISHES LEGEND
 PF = PAINT FINISH
 MC = METAL CLADDING
 TC = TIMBER CLADDING

FINISHES LEGEND

MAIN WALL COLOUR PAINTED FINISH
 = DULUX LIMED WHITE OR SIMILAR

SECONDARY WALL COLOUR PAINT FINISH
 = DULUX WHITE WATSONIA OR SIMILAR

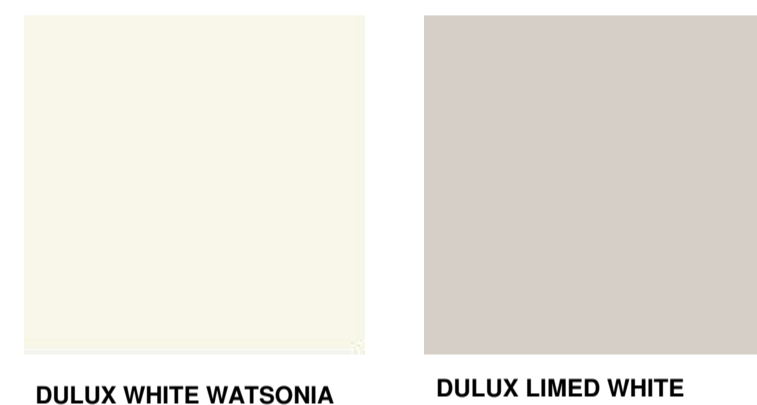
METAL CLADDING COLORBOND MONUMENT
 OR SIMILAR

WINDOWS = POWDERCOAT MONUMENT

BATTEN SCREENS = TIMBER FINISH

DRIVEWAYS / PATHS
 = COLORBOND SHALE GREY

COLORBOND FENCING = MONUMENT



DULUX WHITE WATSONIA DULUX LIMED WHITE



COLORBOND MONUMENT



WESTERN (SIDE) ELEVATION

Scale: 1:100

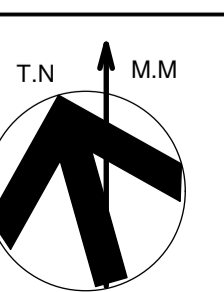
WINDOW SCHEDULE				
WINDOW NO	WIDTH	HEIGHT	TOTAL	TYPE
1	3250	2720	21	SLIDING DOOR
2	1800	2720	10	SLIDING DOOR
3	3000	2720	1	SLIDING DOOR
4	1500	900	5	SLIDING WINDOW
5	3000	2720	1	GLAZED HINGED DOOR WITH SIDE LITE
6	2400	2720	33	SLIDING DOOR
7	3370	2720	1	SLIDING DOOR
8	1800	800	2	LOUVRE WINDOW
9	1550	1200	2	SLIDING WINDOW
10	1800	1800	3	SLIDING WINDOW
11	2200	850	2	SLIDING WINDOW
12	2400	850	3	SLIDING WINDOW
13	600	850	3	AWNING WINDOW
14	2100	1200	3	SLIDING WINDOW
15	2160	2720	3	SLIDING DOOR
16	1800	2720	1	GLAZED HINGED DOOR WITH SIDE LITE
17	2400	1200	15	SLIDING WINDOW
18	2600	2720	3	SLIDING DOOR
19	3200	2720	3	SLIDING & FIXED WINDOW
20	850	1800	12	AWNING WINDOW
21	1800	1200	2	SLIDING WINDOW
22	1600	2720	2	GLAZED HINGED DOOR WITH SIDE LITE
23	2400	1550	18	SLIDING WINDOW
24	2770	1200	2	SLIDING WINDOW
25	4210	2720	4	SLIDING DOOR
26	3200	2720	1	SLIDING DOOR
27	3500	2720	2	SLIDING DOOR
28	1800+1300	1200	1	SLIDING CORNER WINDOW
29	4000	2720	3	SLIDING DOOR
30	3600	2720	2	SLIDING & FIXED WINDOW
31	600	1200	2	AWNING WINDOW
32	2350	2720	1	FIXED WINDOW
			152	

DATE	REV	AMENDMENTS
01.06.20	A	DA ISSUE

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 REGISTERED ARCHITECT ZACHARY HAU 9914

PROJECT: PROPOSED UNIT DEVELOPMENT LOCATED AT 26-30 HOPE ST PENRITH
 TITLE: ELEVATIONS 2 (SOUTH & WEST)
 SCALE: A1 @ 1:100 DRAWN: MM
 PROJECT DATE: FEB 2020 CHECKED: ZH REV: A
 PROJECT No. 201727A DWG No. DA1.11





North East Elevation



North West Elevation



South West Elevation



South East Elevation



Rooftop Communal Area

DATE	REV	AMENDMENTS
01.06.20	A	DA ISSUE

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 REGISTERED ARCHITECT ZACHARY HAU 9914

PROJECT: **PROPOSED UNIT DEVELOPMENT LOCATED AT 26-30 HOPE ST PENRITH**

TITLE: **ELEVATION MODELS**

SCALE: A1 @ NTS

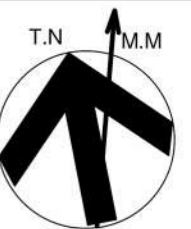
DRAWN: MM

PROJECT DATE: FEB 2020

CHECKED: ZH REV: A

PROJECT No. 201727A

DWG No. DA1.11A





West Elevation



North Elevation



East Elevation



South Elevation

DATE	REV	AMENDMENTS
01.06.20	A	DA ISSUE

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 REGISTERED ARCHITECT ZACHARY HAU 9914

PROJECT: PROPOSED UNIT DEVELOPMENT LOCATED AT 26-30 HOPE ST PENRITH
 TITLE: ELEVATION HEIGHT LINES
 SCALE: A1 @ NTS DRAWN: MM
 PROJECT DATE: FEB 2020 CHECKED: ZH REV: A
 PROJECT No. 201727A DWG No. DA1.11B

FINISHES LEGEND

MAIN WALL COLOUR PAINTED FINISH
= DULUX LIMED WHITE OR SIMILAR

SECONDARY WALL COLOUR PAINT FINISH
= DULUX WHITE WATSONIA OR SIMILAR

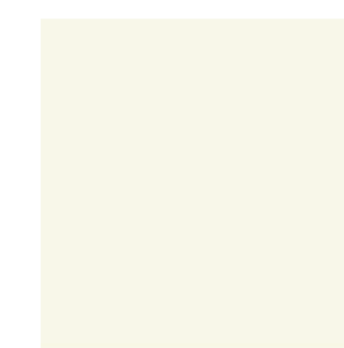
METAL CLADDING COLORBOND MONUMENT
OR SIMILAR

WINDOWS = POWDERCOAT MONUMENT

BATTEN SCREENS = TIMBER FINISH

DRIVEWAYS / PATHS
= COLORBOND SHALE GREY

COLORBOND FENCING = MONUMENT



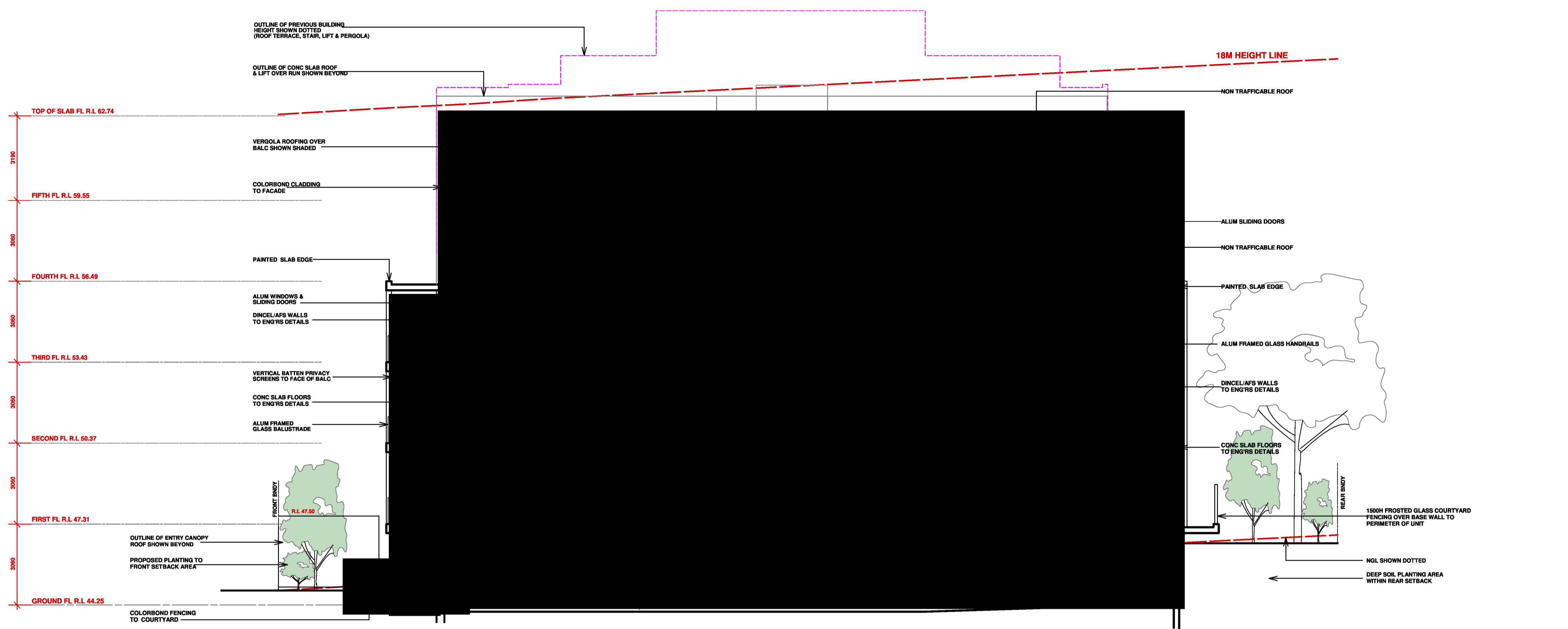
DULUX WHITE WATSONIA



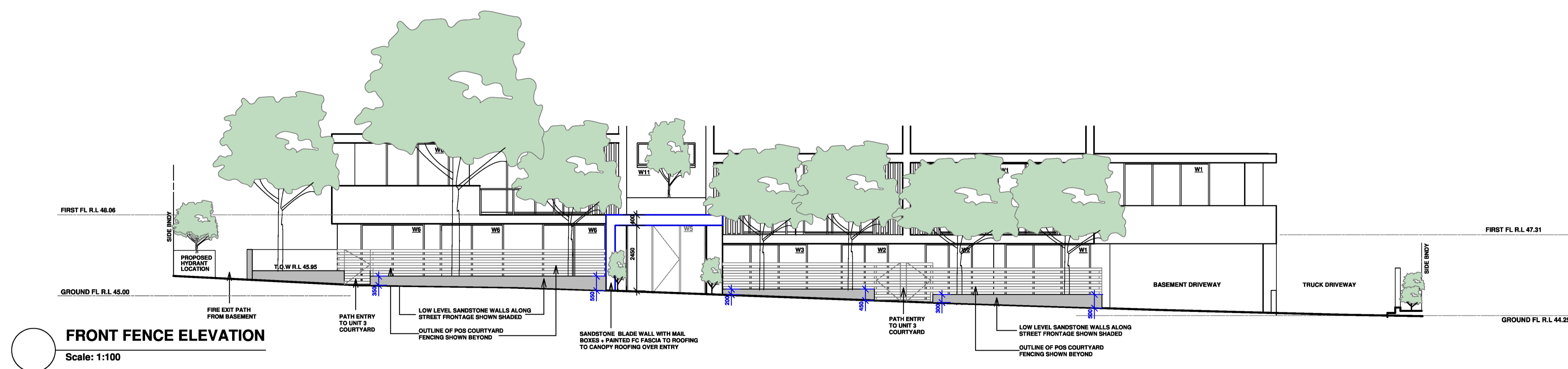
COLORBOND MONUMENT



DULUX LIMED WHITE



SECTION AA
Scale: 1:100



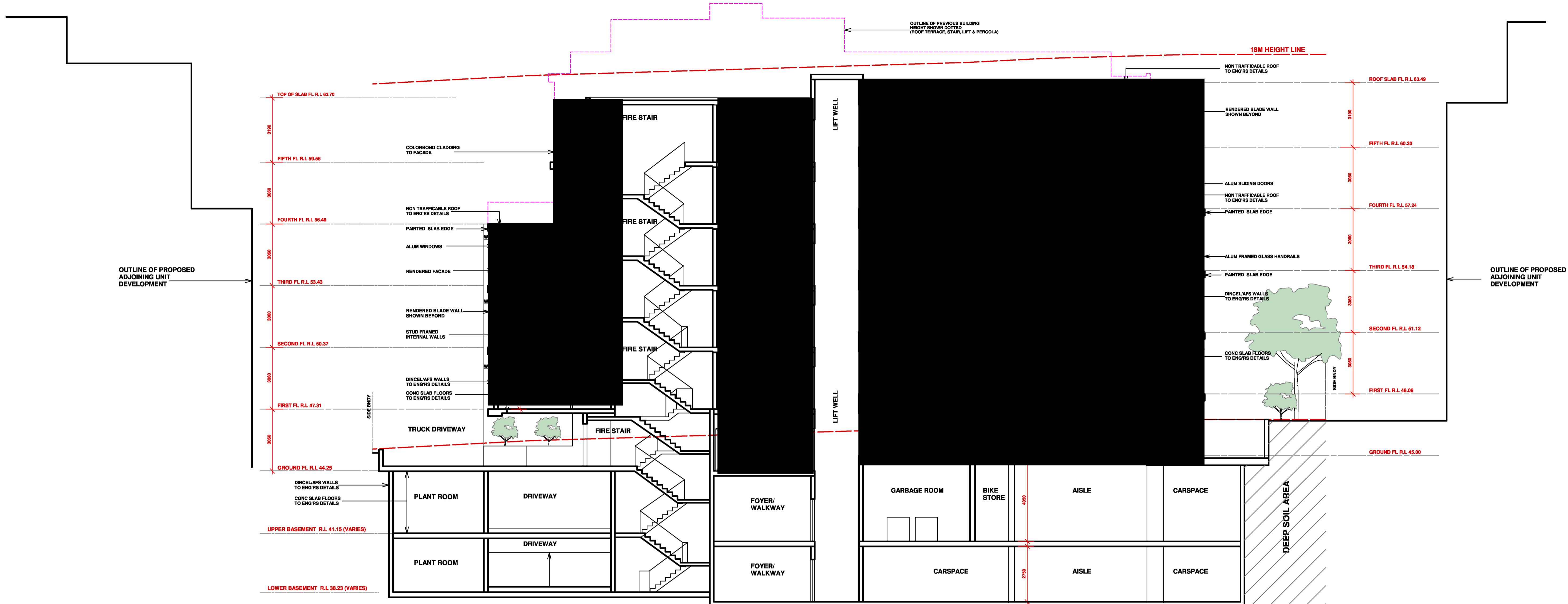
FRONT FENCE ELEVATION
Scale: 1:100

DATE	REV	AMENDMENTS
01.08.20	A	DA ISSUE

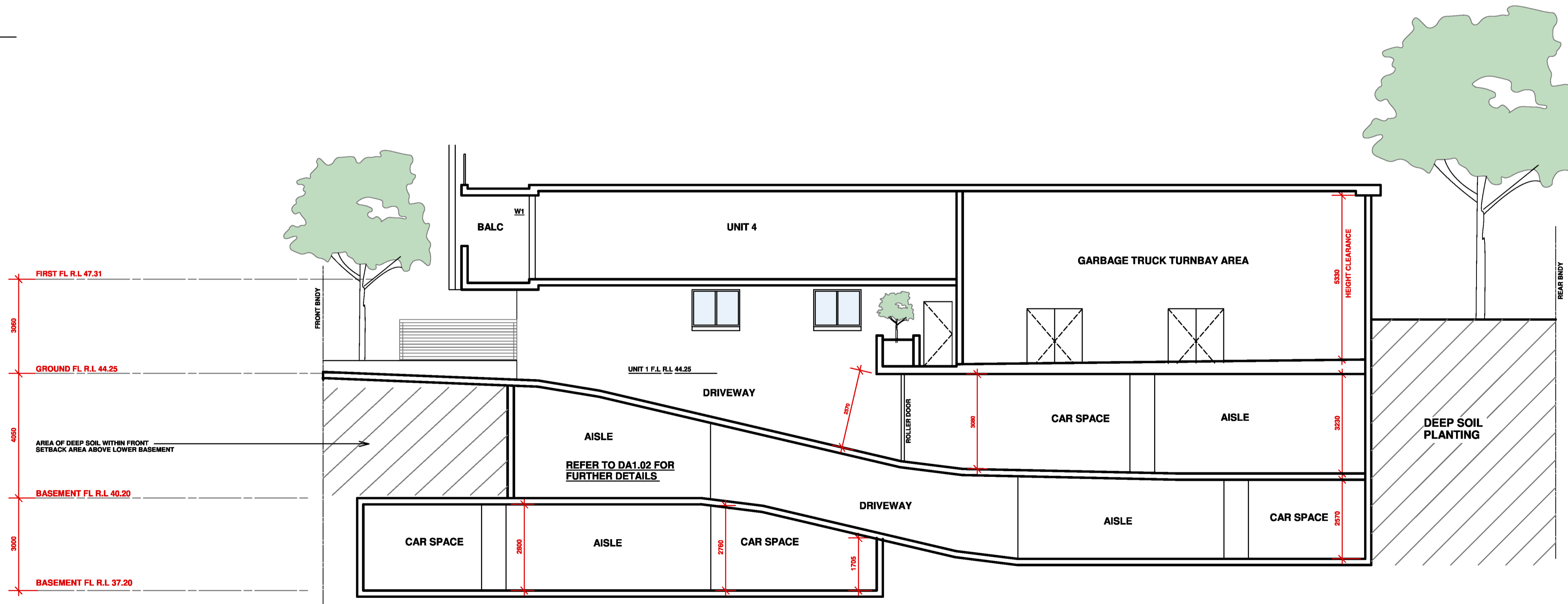
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REGISTERED ARCHITECT ZACHARY HAU 0614

PROJECT: PROPOSED UNIT DEVELOPMENT LOCATED AT 26-30 HOPE ST PENRITH
TITLE: SECTION AA & FRONT FENCE ELEVATION
SCALE: A1 @ 1:100 DRAWN: MM
PROJECT DATE: FEB 2020 CHECKED: ZH REV: A
PROJECT No: 201727A DWG No: DA1.12



SECTION BB
Scale: 1:100



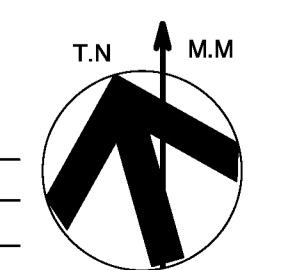
SECTION CC
Scale: 1:100

DATE	REV	AMENDMENTS
01.06.20	A	DA ISSUE

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PROJECT: PROPOSED UNIT DEVELOPMENT LOCATED AT 26-30 HOPE ST PENRITH
 TITLE: SECTION BB & CC
 SCALE: A1 @ 1:100 DRAWN: MM
 PROJECT DATE: FEB 2020 CHECKED: ZH REV: A
 PROJECT No: 201727A DWG No: DA1.12A





SECTION D
Scale: 1:50

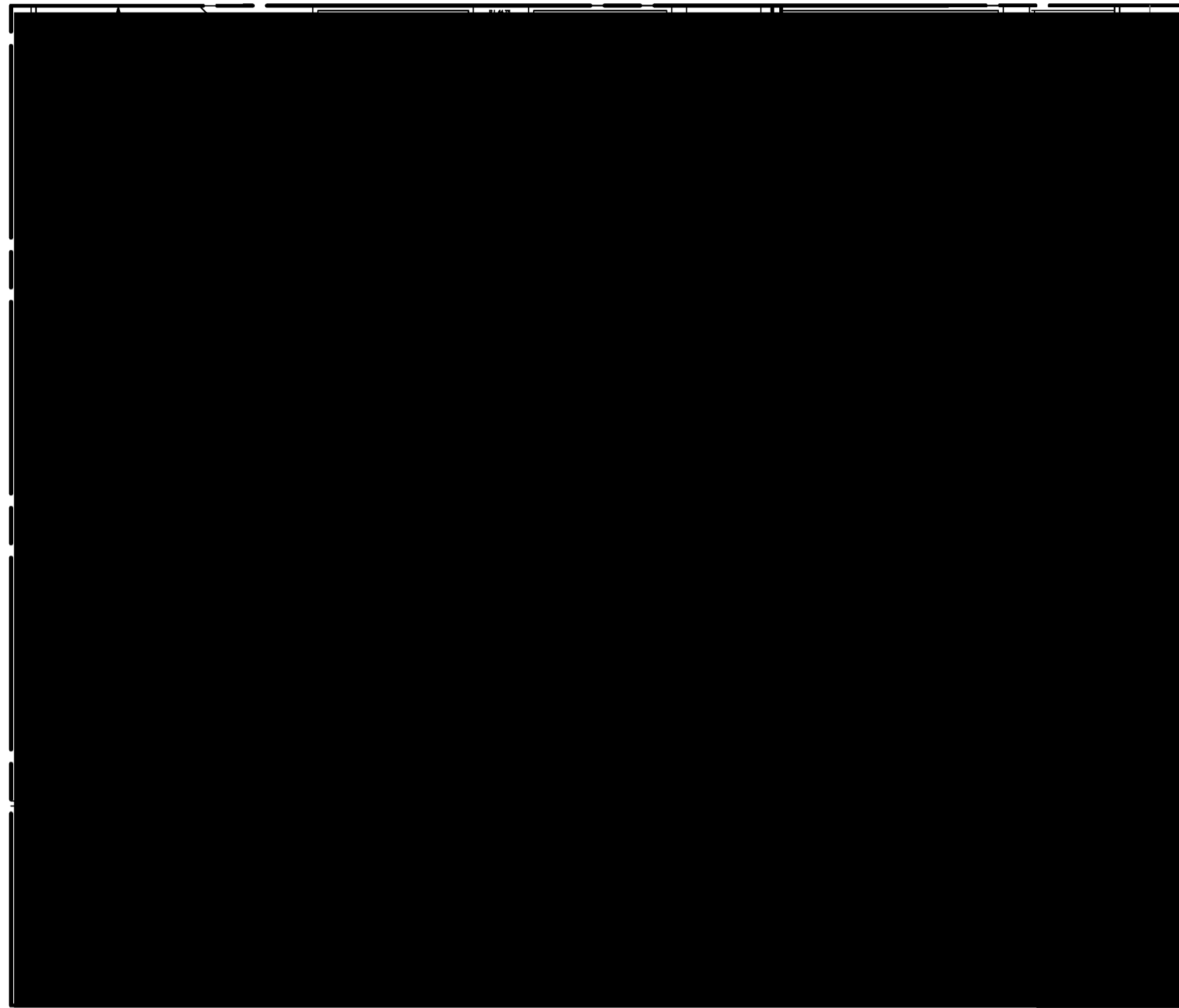
DATE	REV	AMENDMENTS
01.08.20	A	DA ISSUE

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PROJECT: PROPOSED UNIT DEVELOPMENT LOCATED AT 26-30 HOPE ST PENRITH
 TITLE: SECTION D
 SCALE: 1:50 @ A1 DRAWN: MM
 PROJECT DATE: FEB 2020 CHECKED: ZH REV: A
 PROJECT No. 201727A DWG No. DA1.12B

HOPE STREET



GROUND FLOOR PLAN
Scale: 1:200
COLOURED UNITS ACHIEVE CROSS VENTILATION



HOPE STREET



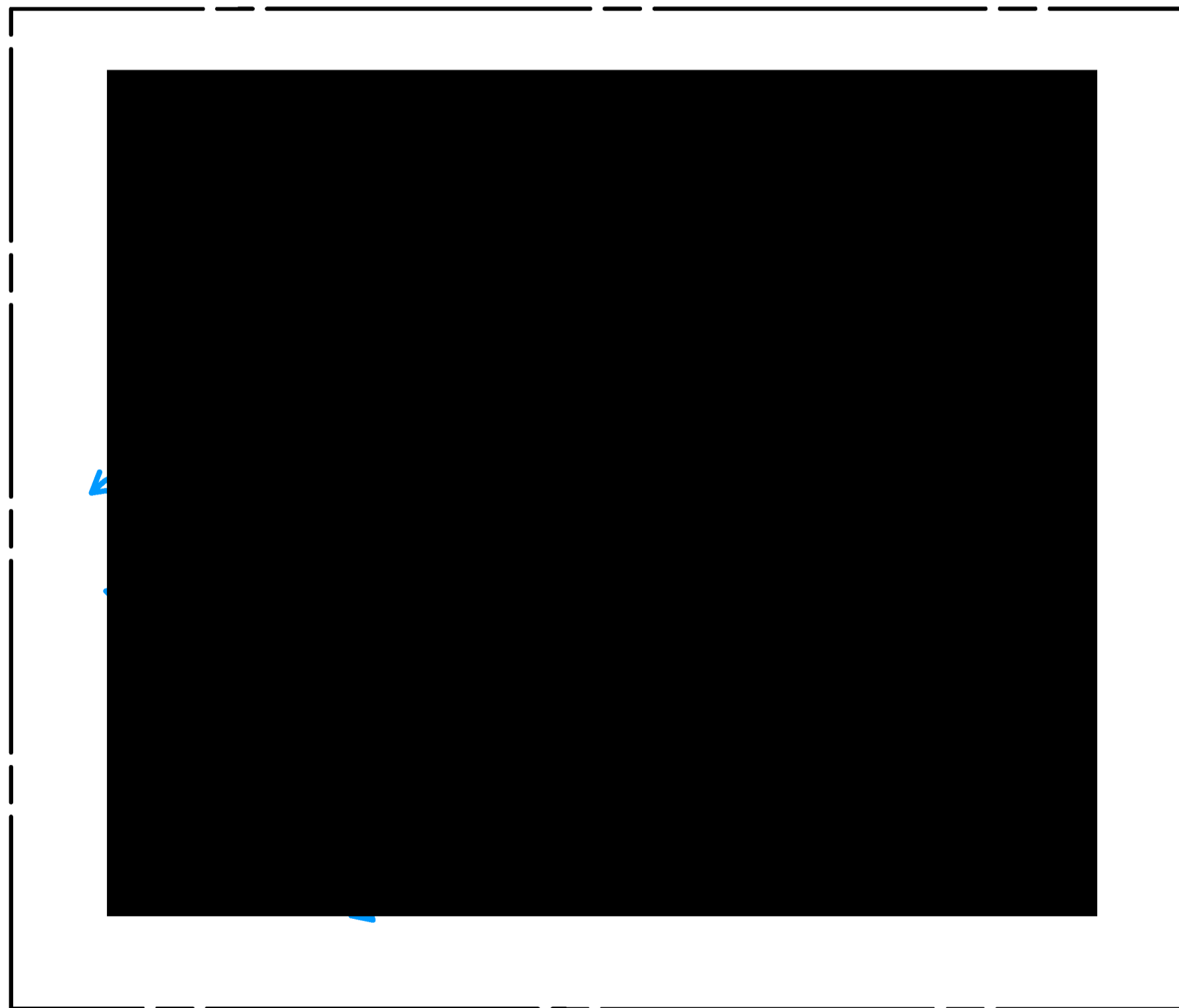
FIRST FLOOR PLAN
Scale: 1:200
COLOURED UNITS ACHIEVE CROSS VENTILATION

HOPE STREET



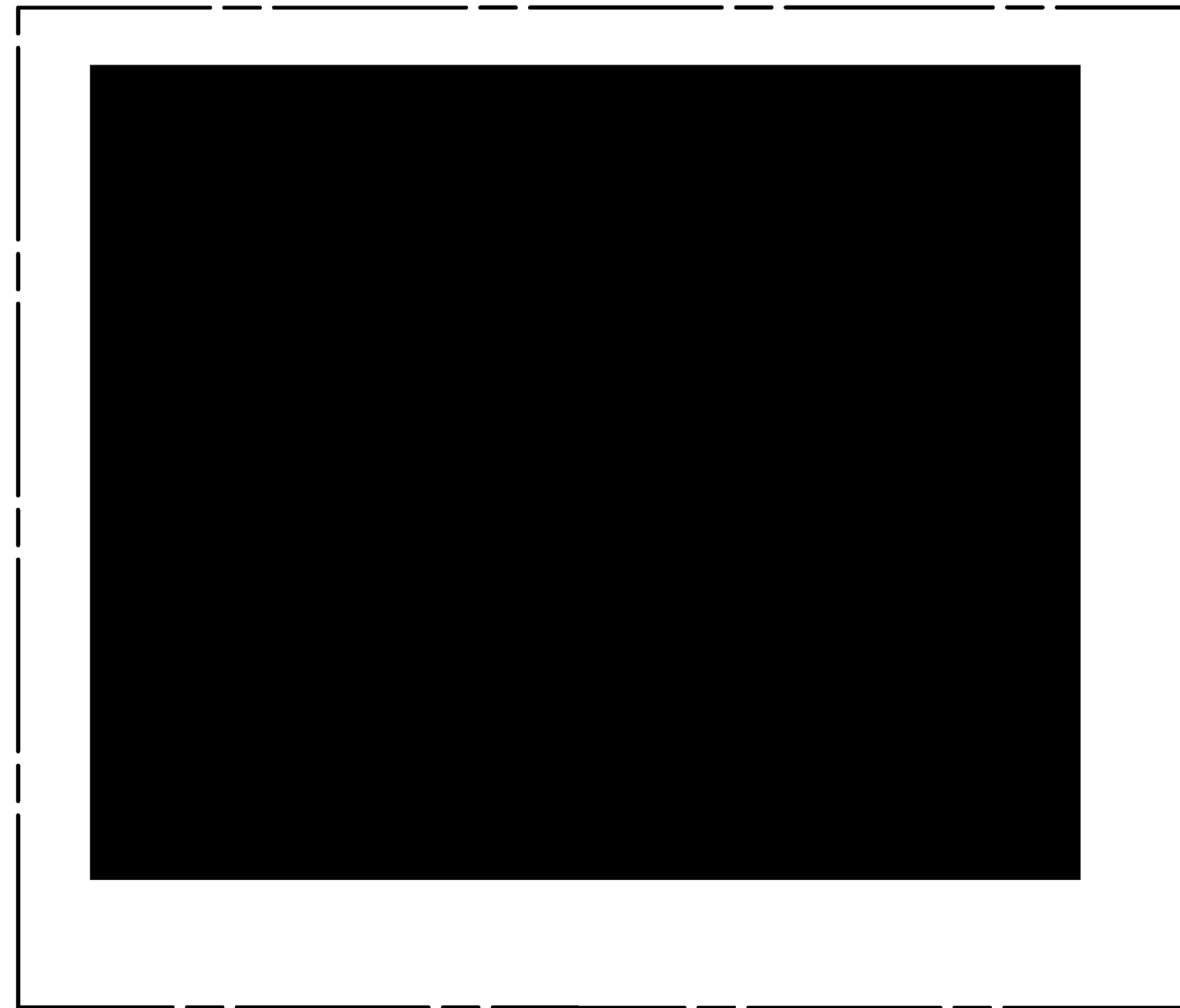
SECOND FLOOR PLAN
Scale: 1:200
COLOURED UNITS ACHIEVE CROSS VENTILATION

HOPE STREET



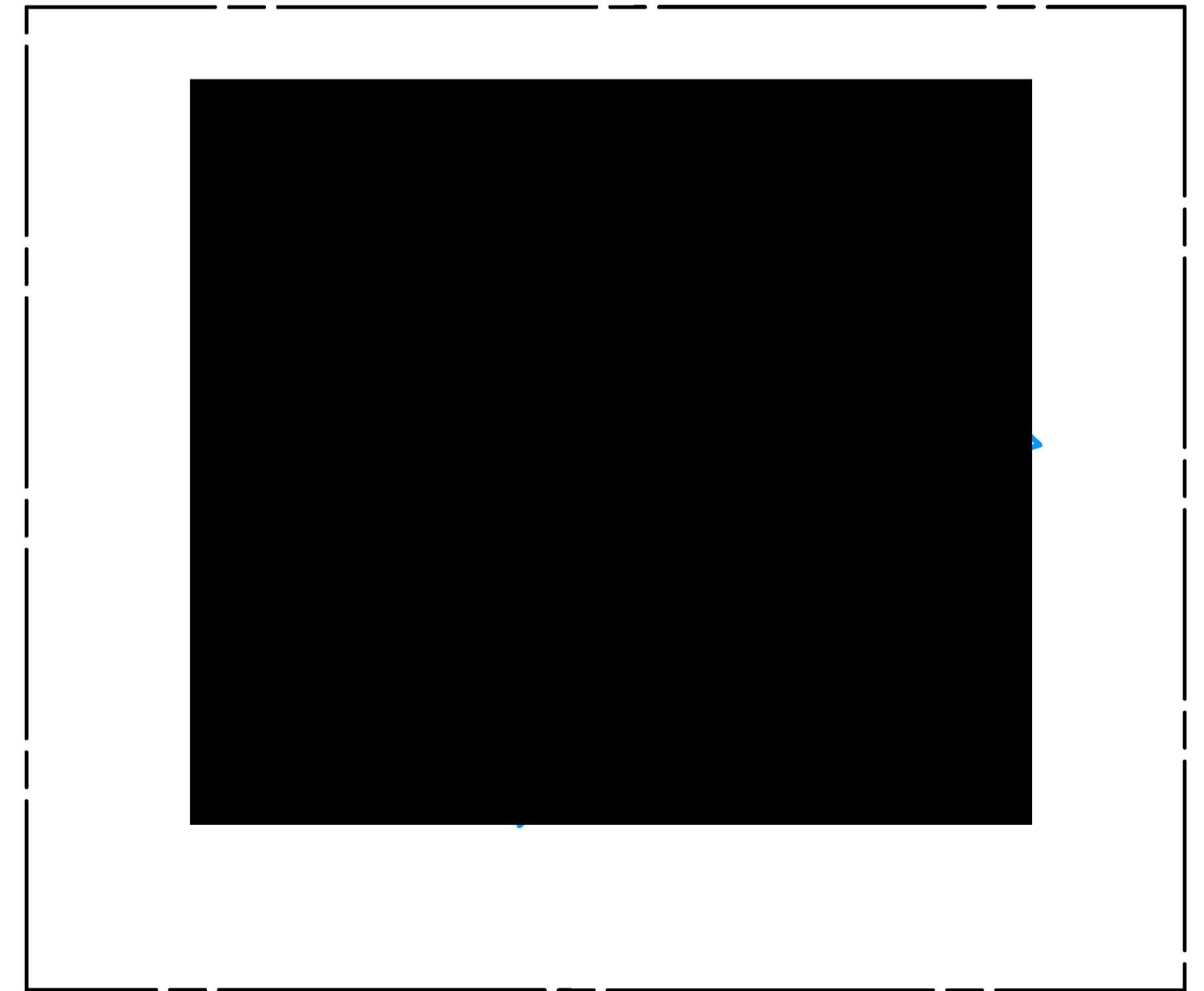
THIRD FLOOR PLAN
Scale: 1:200
COLOURED UNITS ACHIEVE CROSS VENTILATION

HOPE STREET



FOURTH FLOOR PLAN
Scale: 1:200
COLOURED UNITS ACHIEVE CROSS VENTILATION

HOPE STREET



FIFTH FLOOR PLAN
Scale: 1:200
COLOURED UNITS ACHIEVE CROSS VENTILATION

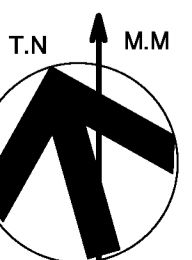
TOTAL UNITS - 38
CROSS VENTILATED UNITS - 25 (66%)
REQUIRED VENTILATED UNITS - 23 (60%)

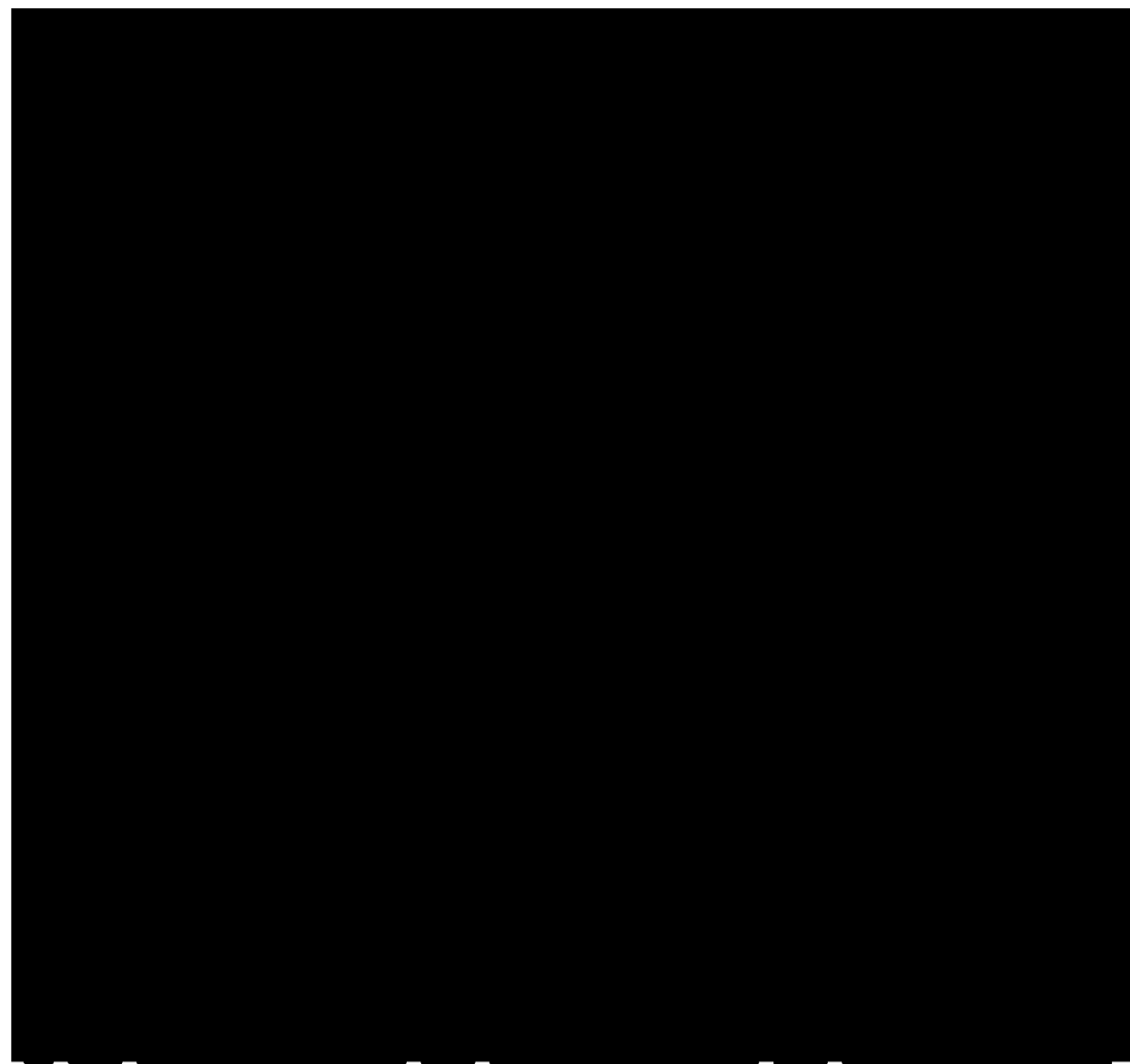
DATE	REV	AMENDMENTS
01.06.20	A	DA ISSUE

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 2. BUILDER TO CHECK AND VERIFY ALL DIMENSIONS & LEVELS
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 PO Box 795 Kings Langley NSW 2147
 Ph: 02 9887 0614 Mob: 0412 105 759
 E-mail: mark@build-design.com.au
 REGISTERED ARCHITECT (2017) 2014

PROJECT: PROPOSED UNIT DEVELOPMENT LOCATED
 AT 26-30 HOPE ST PENRITH
 TITLE: VENTILATION PLAN
 SCALE: A1 @ 1:100 DRAWN: MM
 PROJECT DATE: FEB 2020 CHECKED: ZH REV: A
 PROJECT No. 201727A DWG No. DA1.13

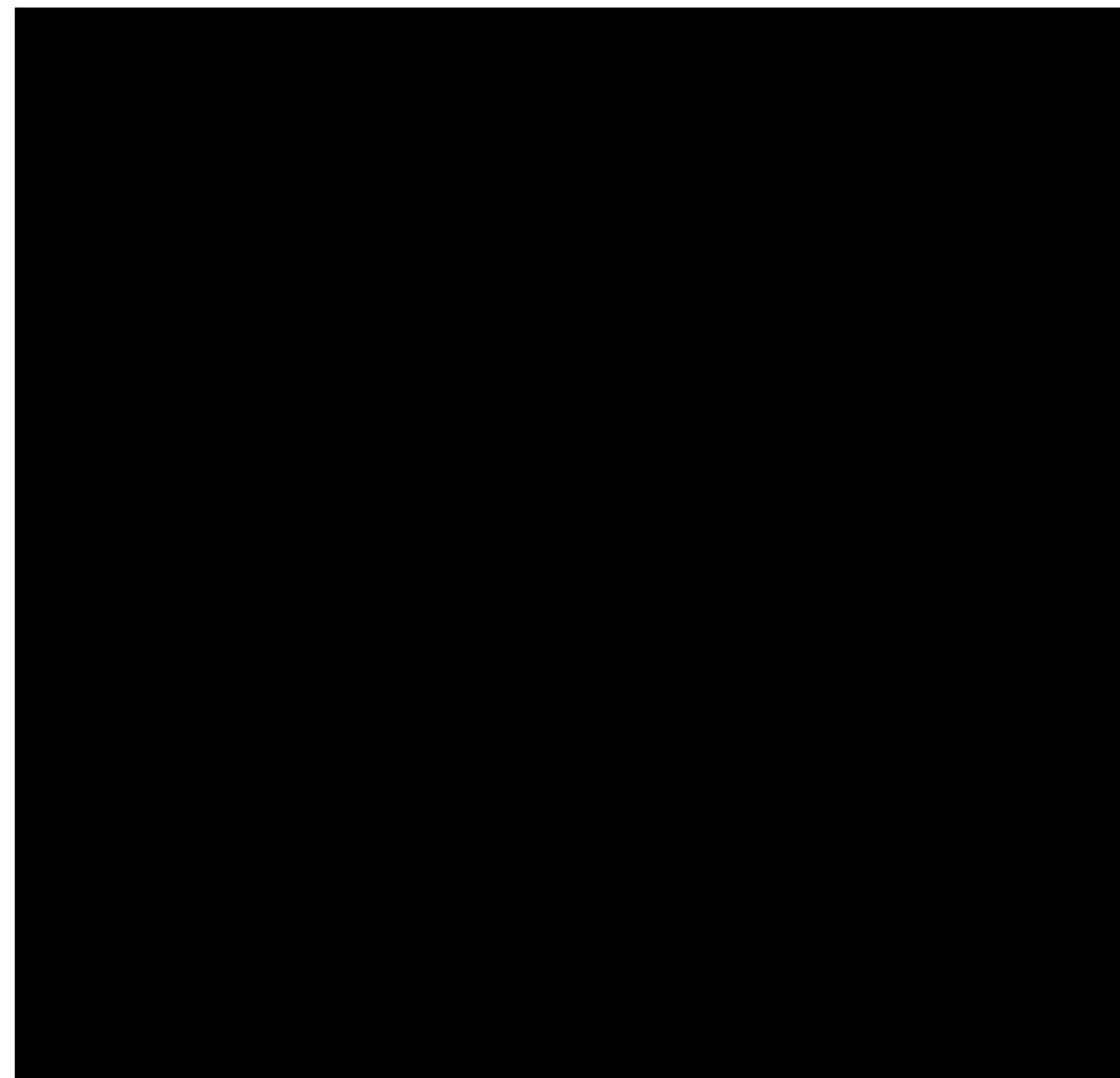




GROUND FLOOR PLAN

Scale: 1:300

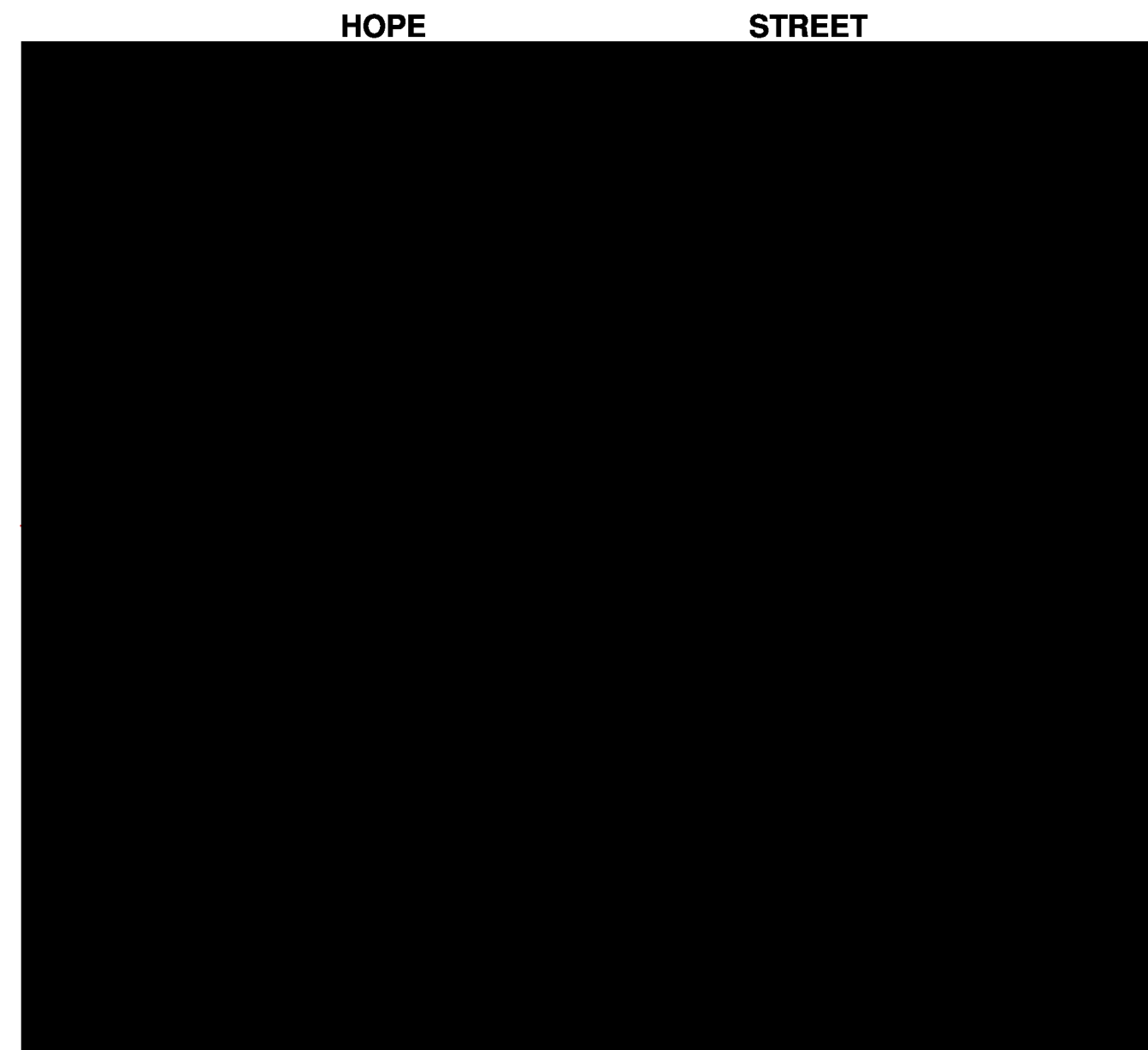
COLOURED UNITS ACHIEVE MIN 2HR SOLAR ACCESS



FIRST FLOOR PLAN

Scale: 1:300

COLOURED UNITS ACHIEVE MIN 2HR SOLAR ACCESS

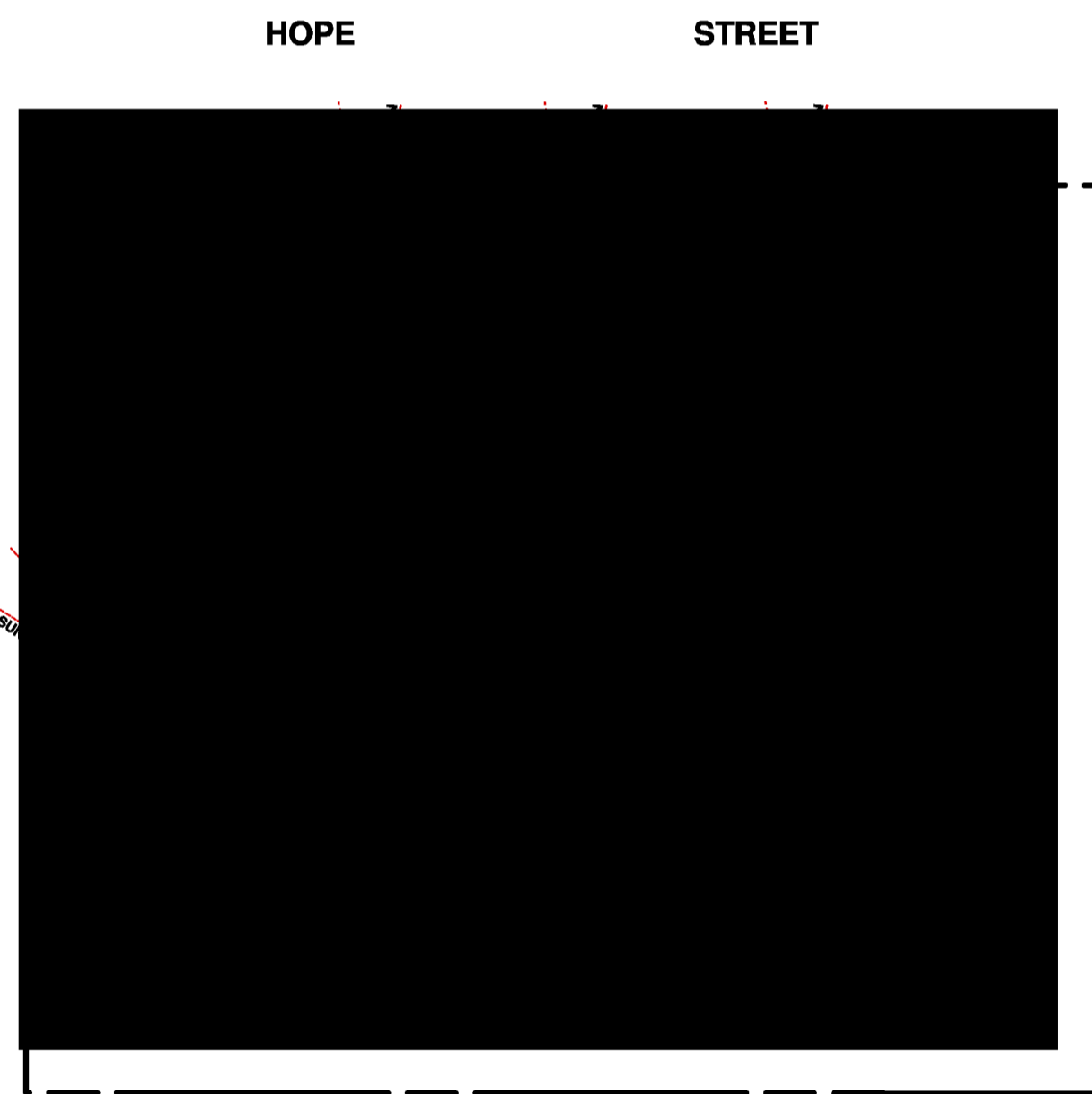


SECOND FLOOR PLAN

Scale: 1:300

COLOURED UNITS ACHIEVE MIN 2HR SOLAR ACCESS

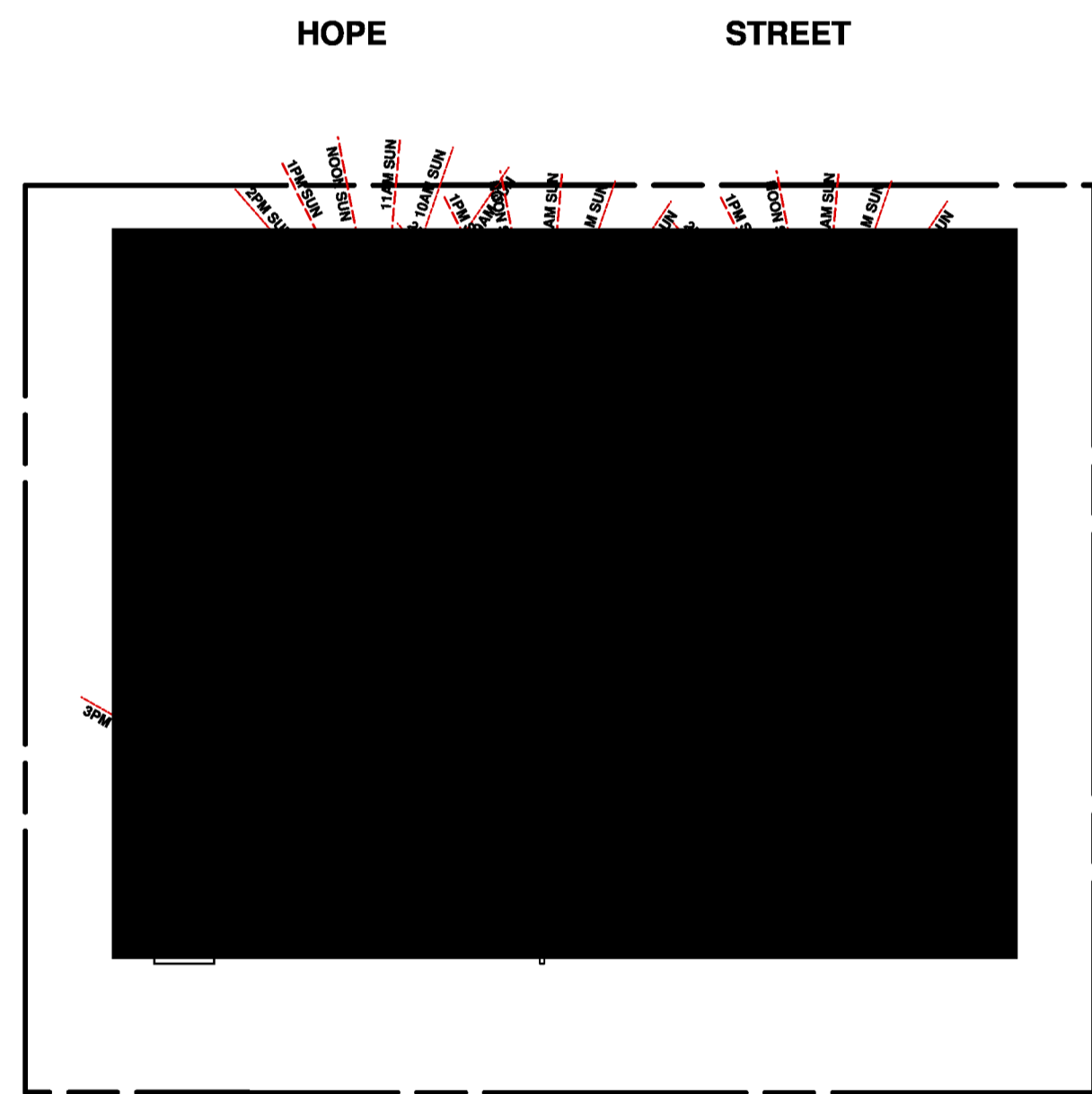
SOLAR ACCESS SCHEDULE								
UNIT NO	9AM	10AM	11AM	12NOON	1PM	2PM	3PM	COMPLIES
1	YES	YES	YES	YES	YES	YES	YES	YES
2	YES	YES	YES	YES	YES	YES	YES	YES
3	YES	YES	YES	YES	YES	YES	YES	YES
4	YES	YES	YES	YES	YES	YES	YES	YES
5	YES	YES	YES	YES	YES	YES	YES	YES
6	YES	YES	YES	YES	YES	YES	YES	YES
7	YES	YES	YES	YES	YES	YES	YES	YES
8	YES	YES	YES	NO	NO	NO	NO	YES
9	YES	YES	YES	NO	NO	NO	NO	YES
10	NO	NO	NO	NO	NO	NO	NO	NO
11	YES	YES	YES	YES	YES	YES	YES	YES
12	YES	YES	YES	YES	YES	YES	YES	YES
13	YES	YES	YES	YES	YES	YES	YES	YES
14	YES	YES	YES	YES	YES	YES	YES	YES
15	YES	YES	YES	NO	NO	NO	NO	YES
16	YES	YES	YES	NO	NO	NO	NO	YES
17	NO	NO	NO	NO	NO	NO	NO	NO
18	NO	NO	NO	NO	NO	NO	NO	NO
19	NO	NO	NO	YES	YES	YES	YES	YES
20	YES	YES	YES	YES	YES	YES	YES	YES
21	YES	YES	YES	YES	YES	YES	YES	YES
22	YES	YES	YES	YES	YES	YES	YES	YES
23	YES	YES	YES	YES	YES	YES	YES	YES
24	YES	YES	YES	NO	NO	NO	NO	YES
25	YES	YES	YES	NO	NO	NO	NO	YES
26	NO	NO	NO	NO	NO	NO	NO	NO
27	NO	NO	NO	NO	NO	NO	NO	NO
28	NO	NO	NO	YES	YES	YES	YES	YES
29	YES	YES	YES	YES	YES	YES	YES	YES
30	YES	YES	YES	YES	YES	YES	YES	YES
31	YES	YES	YES	YES	YES	YES	YES	YES
32	YES	YES	YES	NO	NO	NO	NO	YES
33	NO	NO	NO	NO	NO	NO	NO	NO
34	NO	NO	NO	YES	YES	YES	YES	YES
35	YES	YES	YES	YES	YES	YES	YES	YES
36	YES	YES	YES	YES	YES	YES	YES	YES
37	YES	YES	YES	NO	NO	NO	NO	YES
38	NO	NO	NO	YES	YES	YES	YES	YES
TOTAL								32/38 (85%)



THIRD FLOOR PLAN

Scale: 1:300

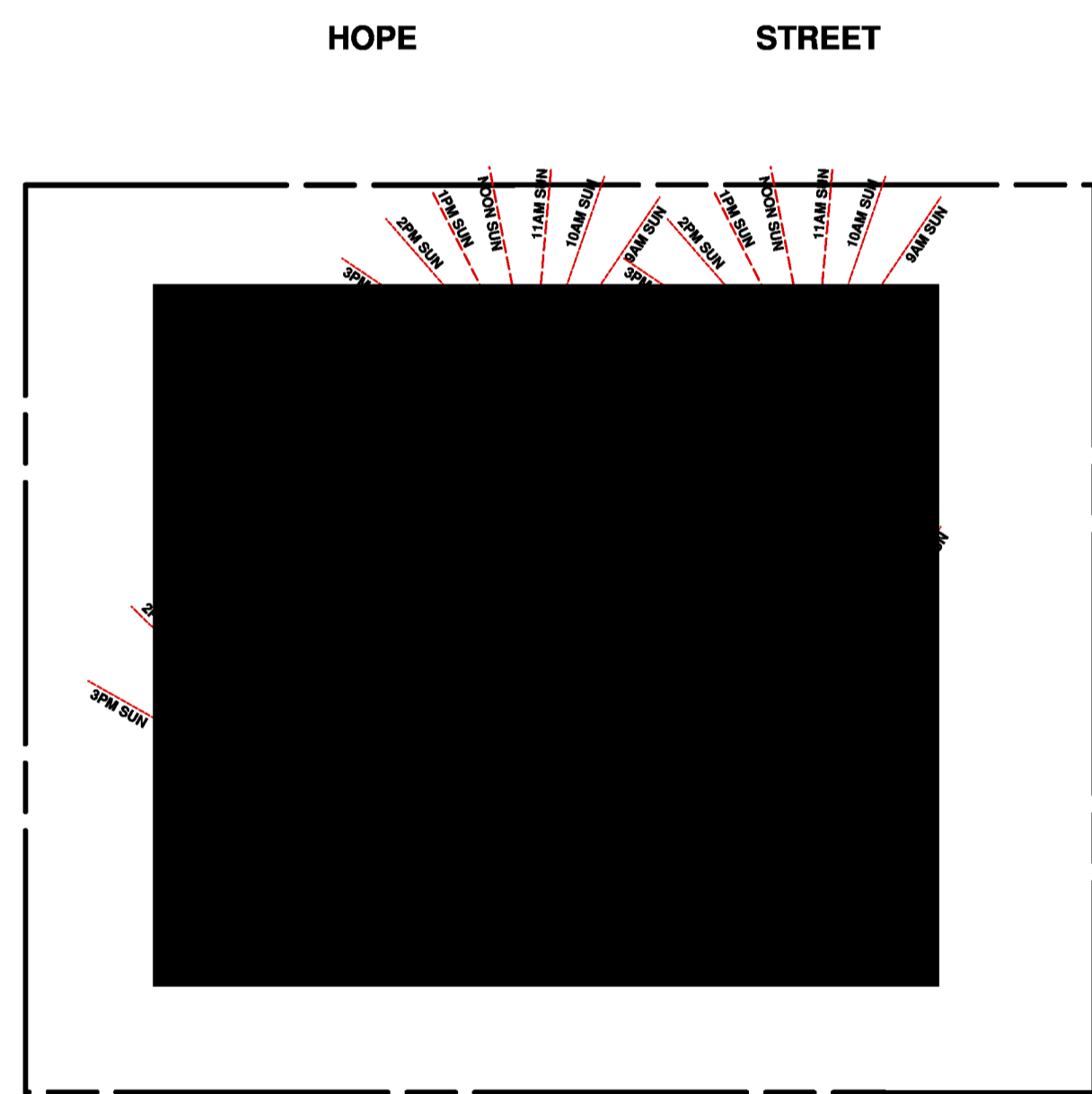
COLOURED UNITS ACHIEVE MIN 2HR SOLAR ACCESS



FOURTH FLOOR PLAN

Scale: 1:300

COLOURED UNITS ACHIEVE MIN 2HR SOLAR ACCESS



FIFTH FLOOR PLAN

Scale: 1:300

COLOURED UNITS ACHIEVE MIN 2HR SOLAR ACCESS

DATE	REV	AMENDMENTS
01.06.20	A	DA ISSUE

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 REGISTERED ARCHITECT (2007) 144 9014

PROJECT: PROPOSED UNIT DEVELOPMENT LOCATED AT 26-30 HOPE ST PENRITH
 TITLE: SOLAR ACCESS PLAN
 SCALE: 1:300 @ A1 DRAWN: MM
 PROJECT DATE: FEB 2020 CHECKED: ZH REV: A
 PROJECT No. 201727A DWG No. DA1.14

SHADOW ANALYSIS
21st June



9AM-VIEW FROM THE SUN

SHADOW ANALYSIS
21st June



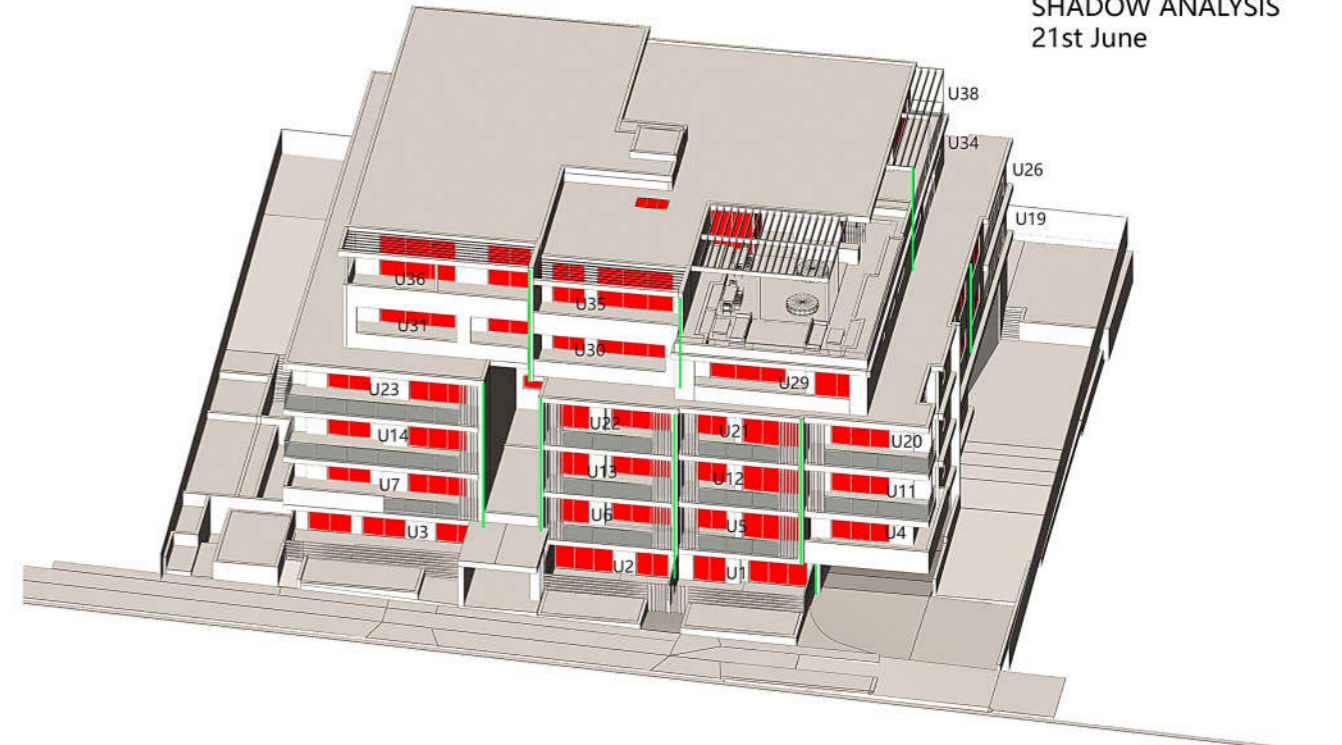
10AM-VIEW FROM THE SUN

SHADOW ANALYSIS
21st June



11AM-VIEW FROM THE SUN

SHADOW ANALYSIS
21st June



12PM-VIEW FROM THE SUN

DATE	REV	AMENDMENTS
01.06.20	A	DA ISSUE

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 REGISTERED ARCHITECT ZACHARY NAU 9914

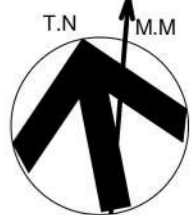
PROJECT : **PROPOSED UNIT DEVELOPMENT LOCATED AT 26-30 HOPE ST PENRITH**

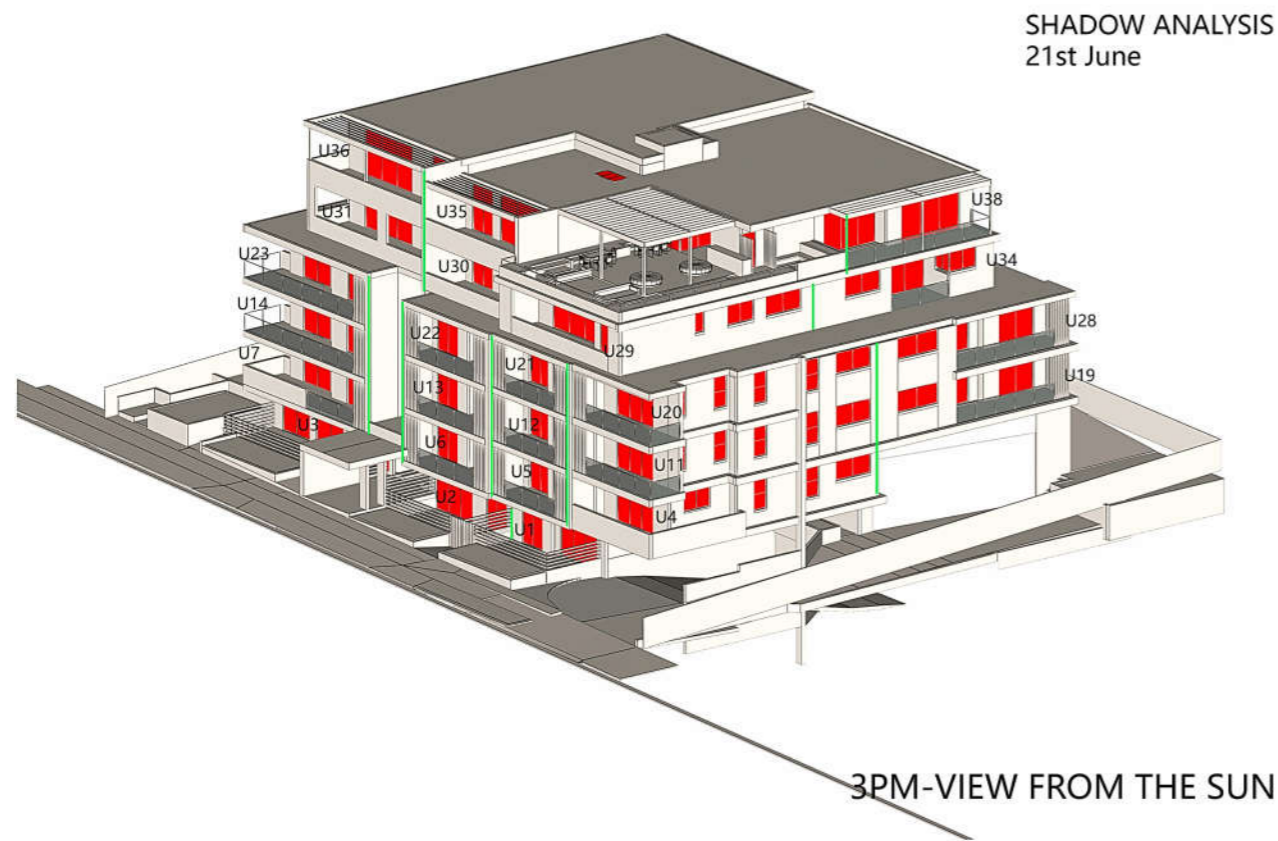
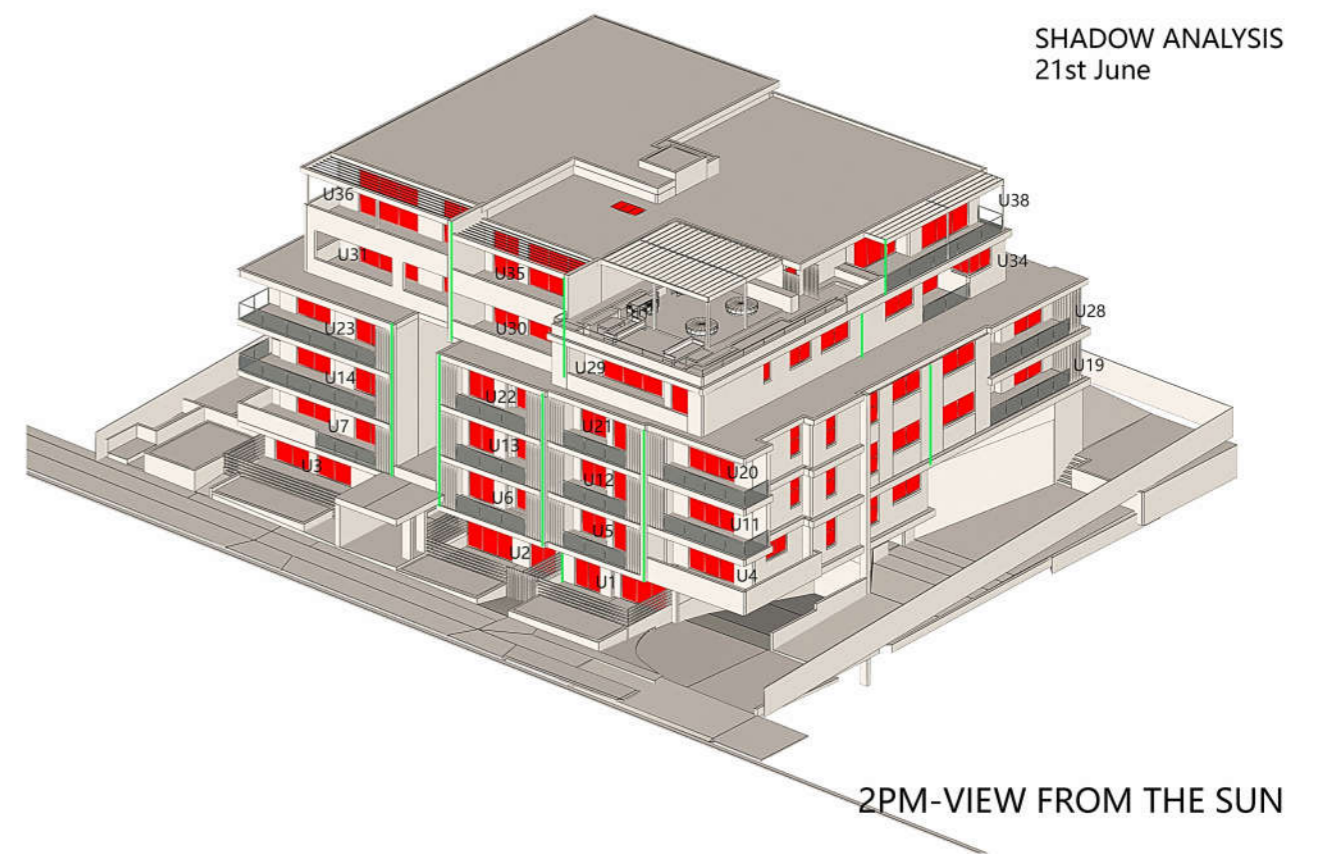
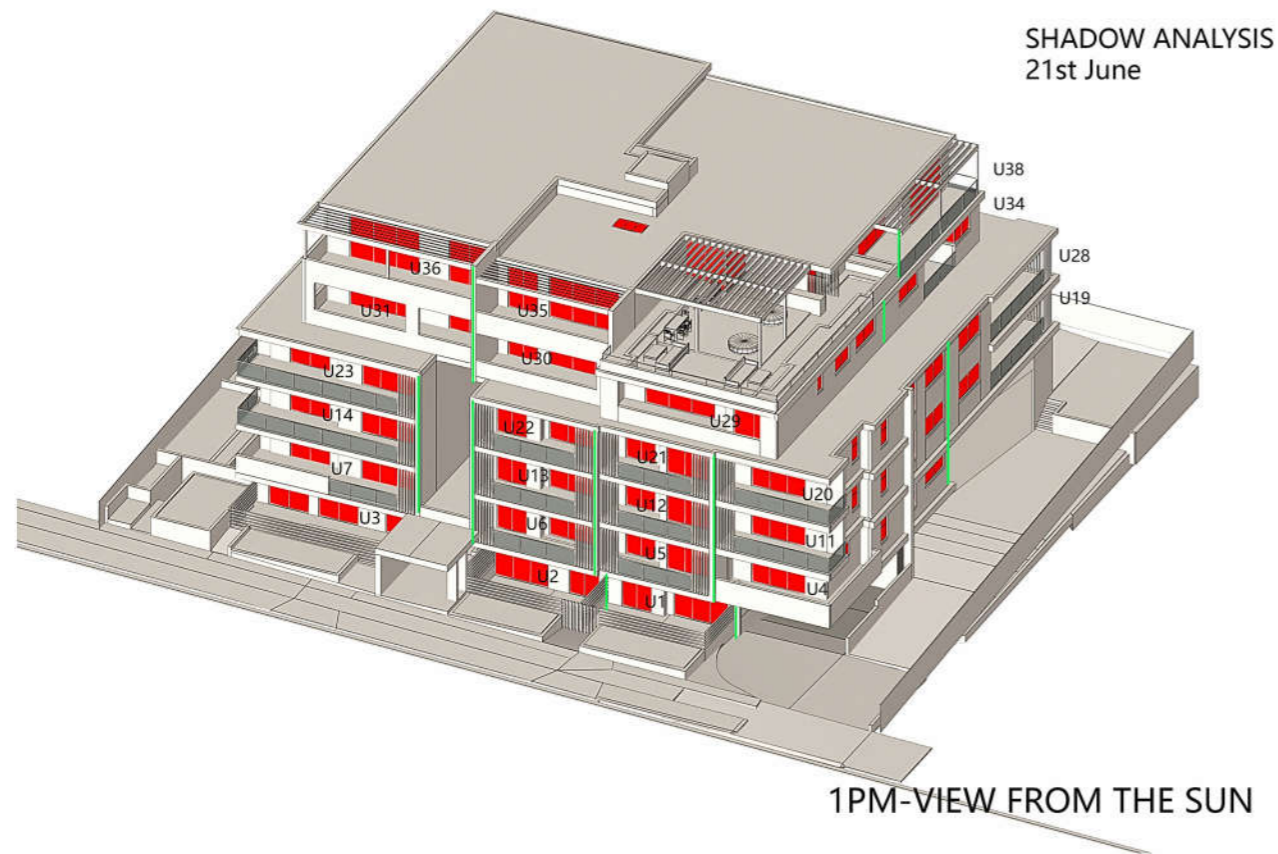
TITLE: **9AM-NOON SUN VIEWS**

SCALE : A1 @ NTS DRAWN : MM

PROJECT DATE : FEB 2020 CHECKED : ZH REV : A

PROJECT No. 201727A DWG No. DA1.14A





DATE	REV	AMENDMENTS
01.06.20	A	DA ISSUE
Version: 4, Version Date: 29/07/2020		

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 REGISTERED ARCHITECT ZACHARY HAU 9914


PROJECT: **PROPOSED UNIT DEVELOPMENT LOCATED AT 26-30 HOPE ST PENRITH**

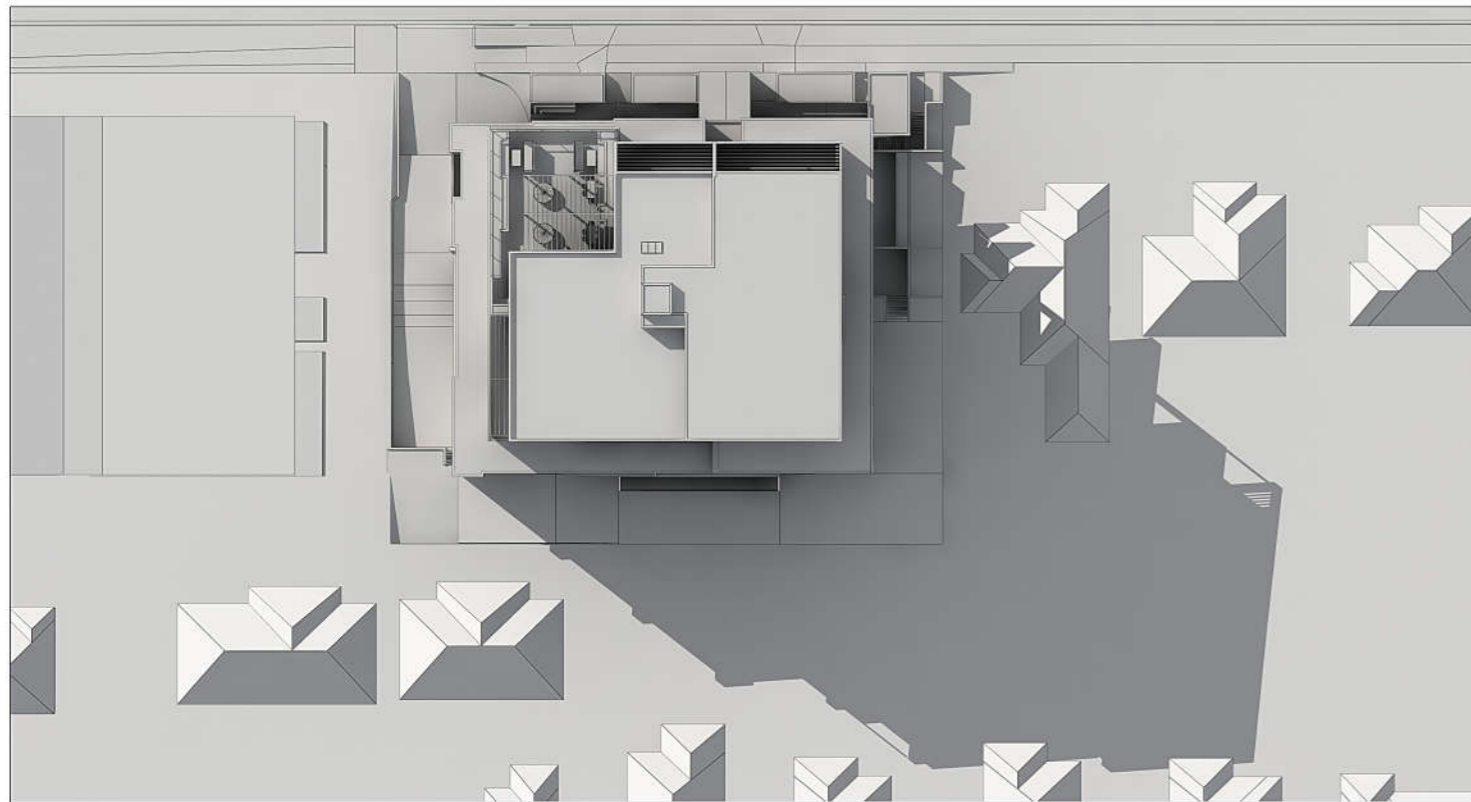
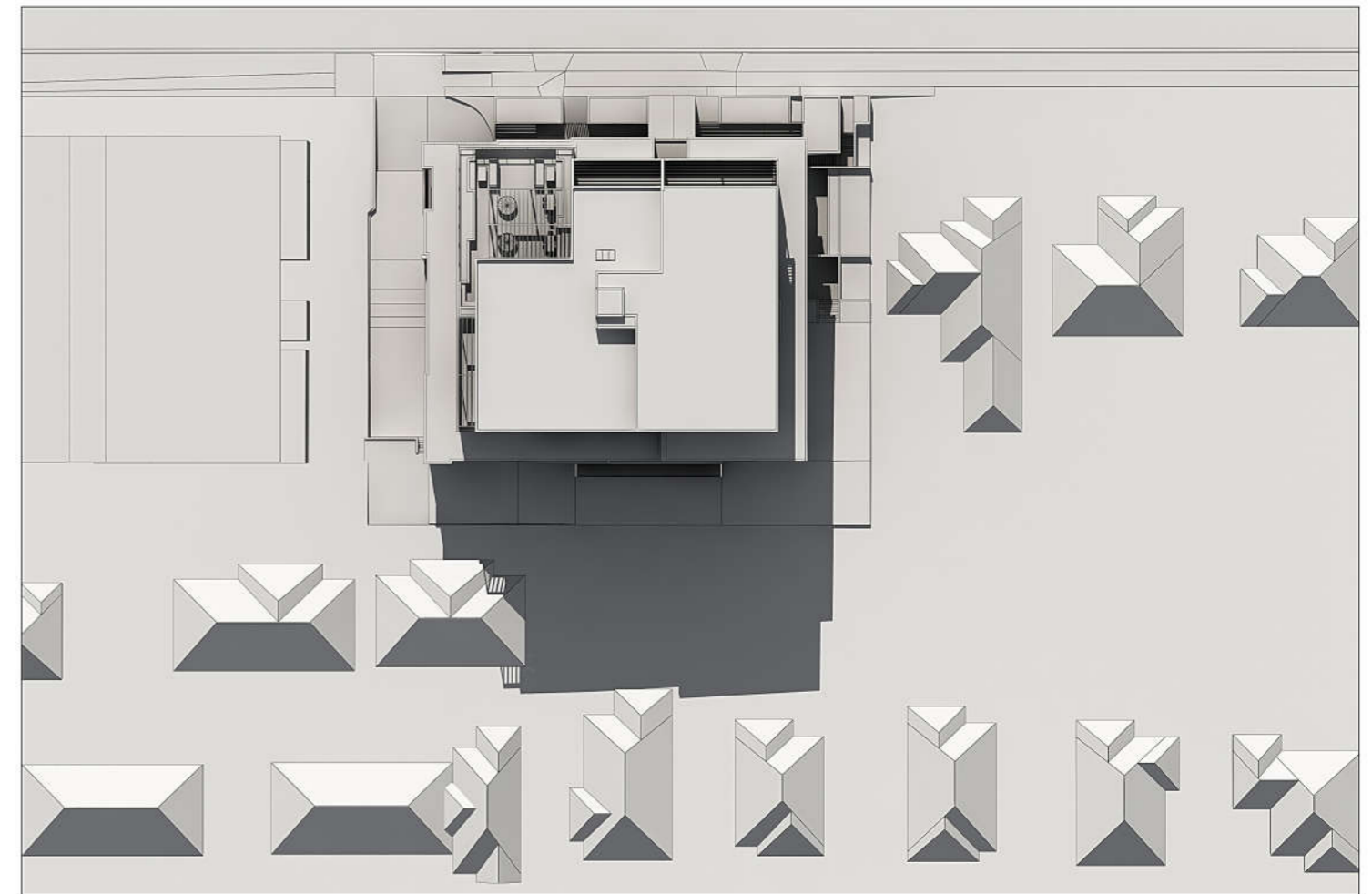
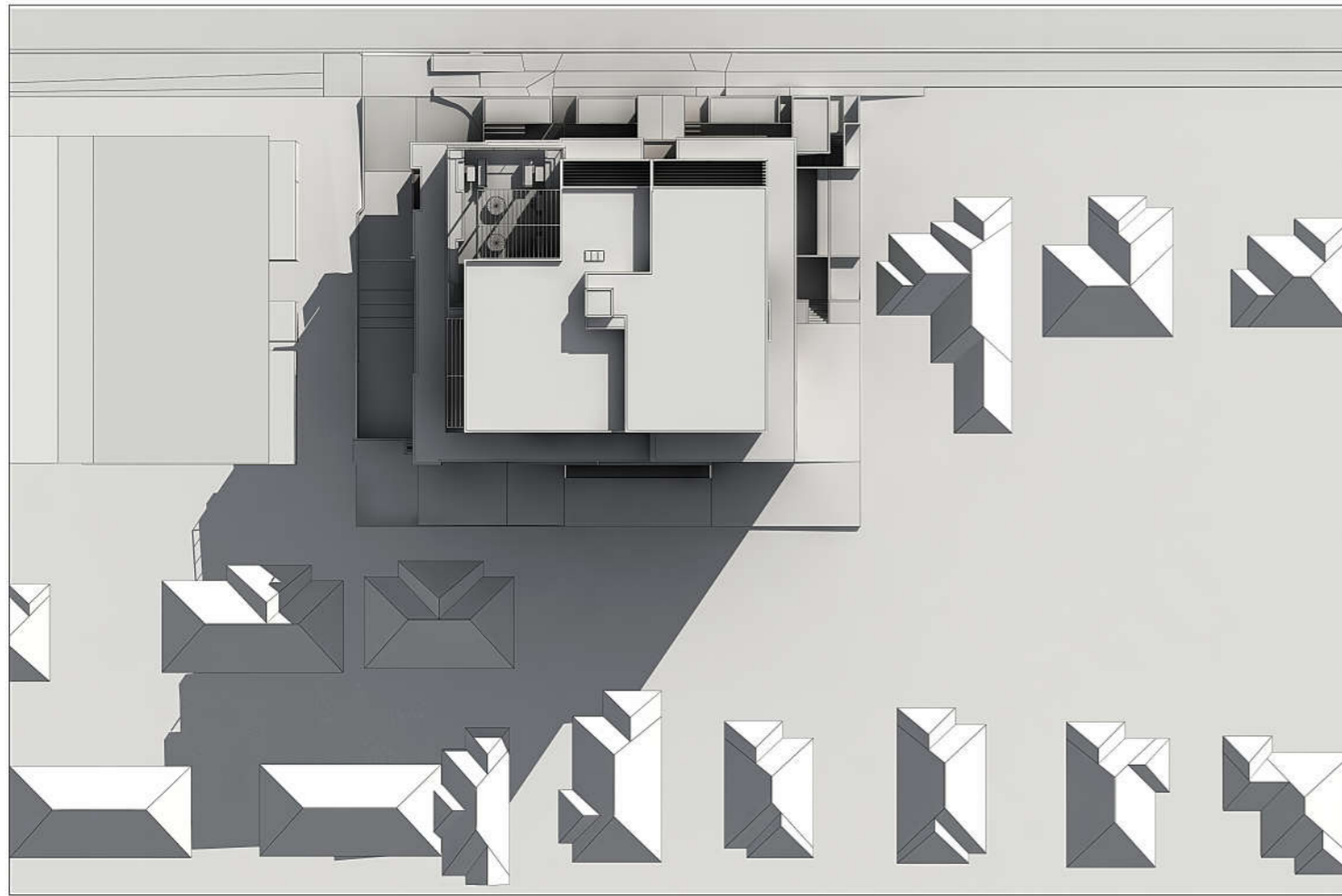
TITLE: **1PM-3PM SUN VIEWS**

SCALE: A1 @ NTS DRAWN: MM

PROJECT DATE: FEB 2020 CHECKED: ZH REV: A

PROJECT No. 201727A DWG No. DA1.14B





1	2
3	

1. 9am June 21 Winter Shadows
2. Noon June 21 Winter Shadows
3. 3pm June 21 Winter Shadows

DATE	REV	AMENDMENTS
01.06.20	A	DA ISSUE

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 E-mail: mark@build-design.com.au
 REGISTERED ARCHITECT ZACHARY HAU 9914

PROJECT: PROPOSED UNIT DEVELOPMENT LOCATED AT 26-30 HOPE ST PENRITH

TITLE: JUNE 21 WINTER SHADOW PLAN

SCALE: 1:300 @3A1

DRAWN: MM

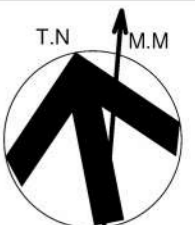
PROJECT DATE: FEB 2020

CHECKED: ZH

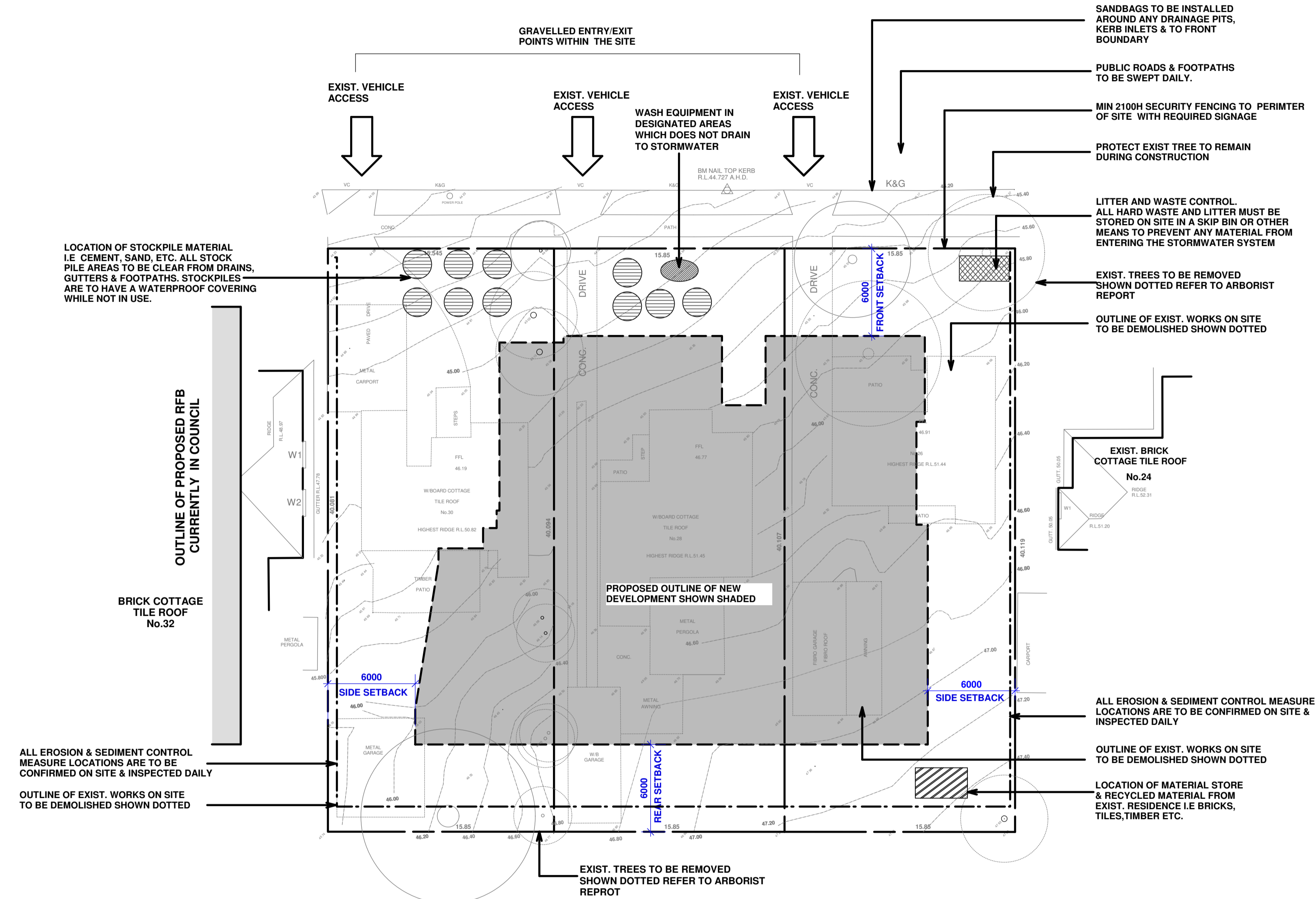
REV: A

PROJECT No. 201727A

DWG No. DA1.15



HOPE STREET



EARLY CONNECTION TO STORMWATER
CONNECT TEMPORARY OR PERMANENT DOWNPIPES TO THE STORMWATER SYSTEM BEFORE LAYING THE ROOF. ALL STORMWATER DISCHARGE SHOULD NOT CAUSE SOIL EROSION

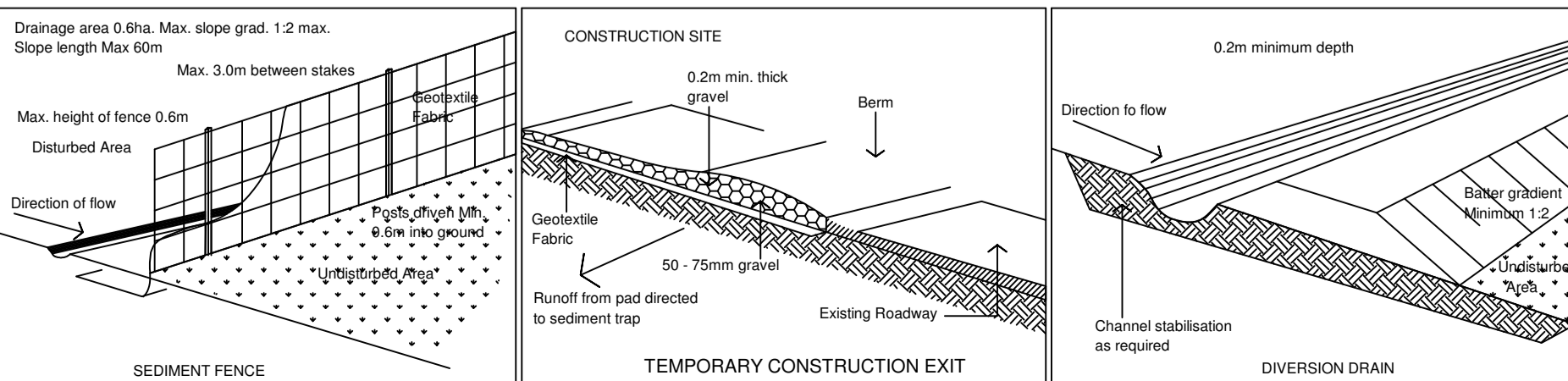
NOTE:
RETAIN MATERIALS FROM DEMOLISHED PART OF RESIDENCE. MATERIALS IN GOOD CONDITIONS ARE TO BE RE-USED AS PART OF NEW WORKS.

SITE MANAGEMENT PROGRAM
STAGE 1:
DEMOLITION OF EXISTING RESIDENTIAL DWELLINGS. LOCATION OF WASTE MATERIAL STORE TO BE LOCATED AT THE FRONT OF EACH PROPERTY. ALL WASTE MATERIAL TO BE STORED IN SKIP BINS FOR REMOVAL.

STAGE 2:
FOLLOWING THE FORMATION OF THE BASEMENT AREA, THE BASEMENT AREA IS TO BE USED FOR MATERIAL STORE AND STOCKPILE AREAS.

STAGE 3:
AFTER COMPLETION OF THE GROUND FLOOR CONCRETE SLAB, THE PROPOSED SLAB IS NOW TO BE USED AS MATERIAL AND STOCK PILE STORE.

SITE MANAGEMENT PLAN
Scale: 1:200



- SEDIMENT CONTROL POLICY OBJECTIVE**
- * TO MINIMISE DISTURBANCE TO SOIL AND VEGETATION ON THE SITE & TO PREVENT EROSION AND THE EXPORT OF SEDIMENT FROM THE SITE
- GENERAL NOTES:**
- * DIRECT CLEAN UPHILL WATER AROUND THE BUILDING SITE
 - * LIMIT ACCESS TO ONE POINT AND STABILISE
 - * INSTALL SEDIMENT FENCES BELOW THE SITE
 - * STOCKPILE AND PROTECT STRIPPED TOPSOIL
 - * STORE MATERIALS WITHIN THE SEDIMENT FENCE ENVELOPE
 - * PROVIDE A PROTECTED WASHOUT AREA
 - * CONNECT STORMWATER BEFORE ROOF IS LAID
 - * MAINTAIN CONTROLS
 - * RESPREAD TOPSOIL AND STABILISE SITE

DATE	REV	AMENDMENTS
01.06.20	A	DA ISSUE

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REGISTERED ARCHITECT ZACHARY HAU 9914

PROJECT: PROPOSED UNIT DEVELOPMENT LOCATED AT 26-30 HOPE ST PENRITH
TITLE: SITE MANAGEMENT PLAN
SCALE: A1 @ 1:200 DRAWN: MM
PROJECT DATE: FEB 2020 CHECKED: ZH REV: A
PROJECT No: 201727A DWG No: DA1.16

