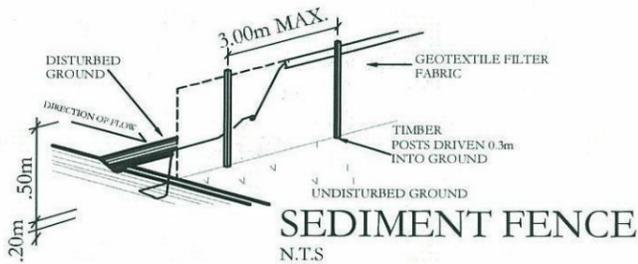
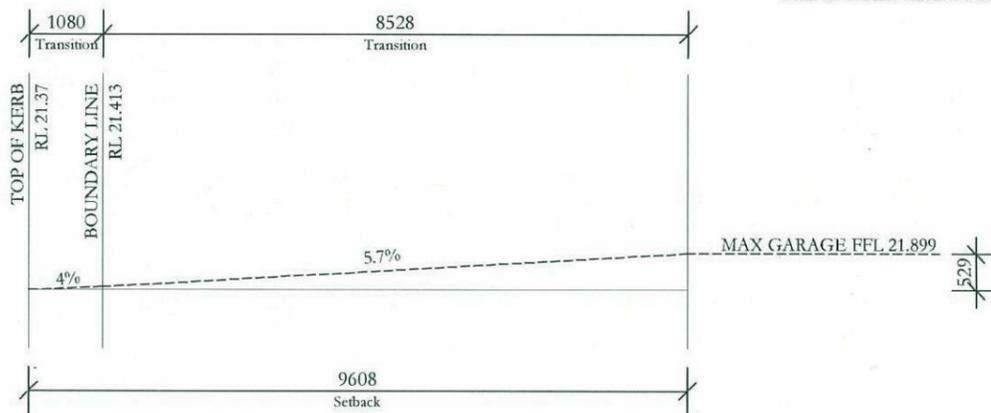


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SEDIMENT CONTROL NOTES

1. 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.
2. ALL DRAINAGE WORKS SHALL BE CONSTRUCTED AND STABILIZED AS EARLY AS POSSIBLE DURING DEVELOPMENT.
3. SEDIMENT TRAPS SHALL BE CONSTRUCTED AROUND ALL INLET PITS, CONSISTING OF 300mm WIDE X 300mm DEEP TRENCH.
4. ALL SEDIMENT BASINS AND TRAPS SHALL BE CLEANED WHEN THE STRUCTURES ARE A MAXIMUM OF 60 % FULL OF SOIL MATERIALS, INCLUDING THE MAINTENANCE PERIOD.
5. ALL DISTURBED AREAS SHALL BE REVEGETATED AS SOON AS THE RELEVANT WORKS ARE COMPLETED.
6. SOIL AND TOPSOIL STOCKPILES SHALL BE LOCATED AWAY FROM DRAINAGE LINES AND AREA WHERE WATER MAY CONCENTRATE.
7. 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.



DRIVEWAY GRADIENT

SCALE 1:100

GENERAL SITE NOTES

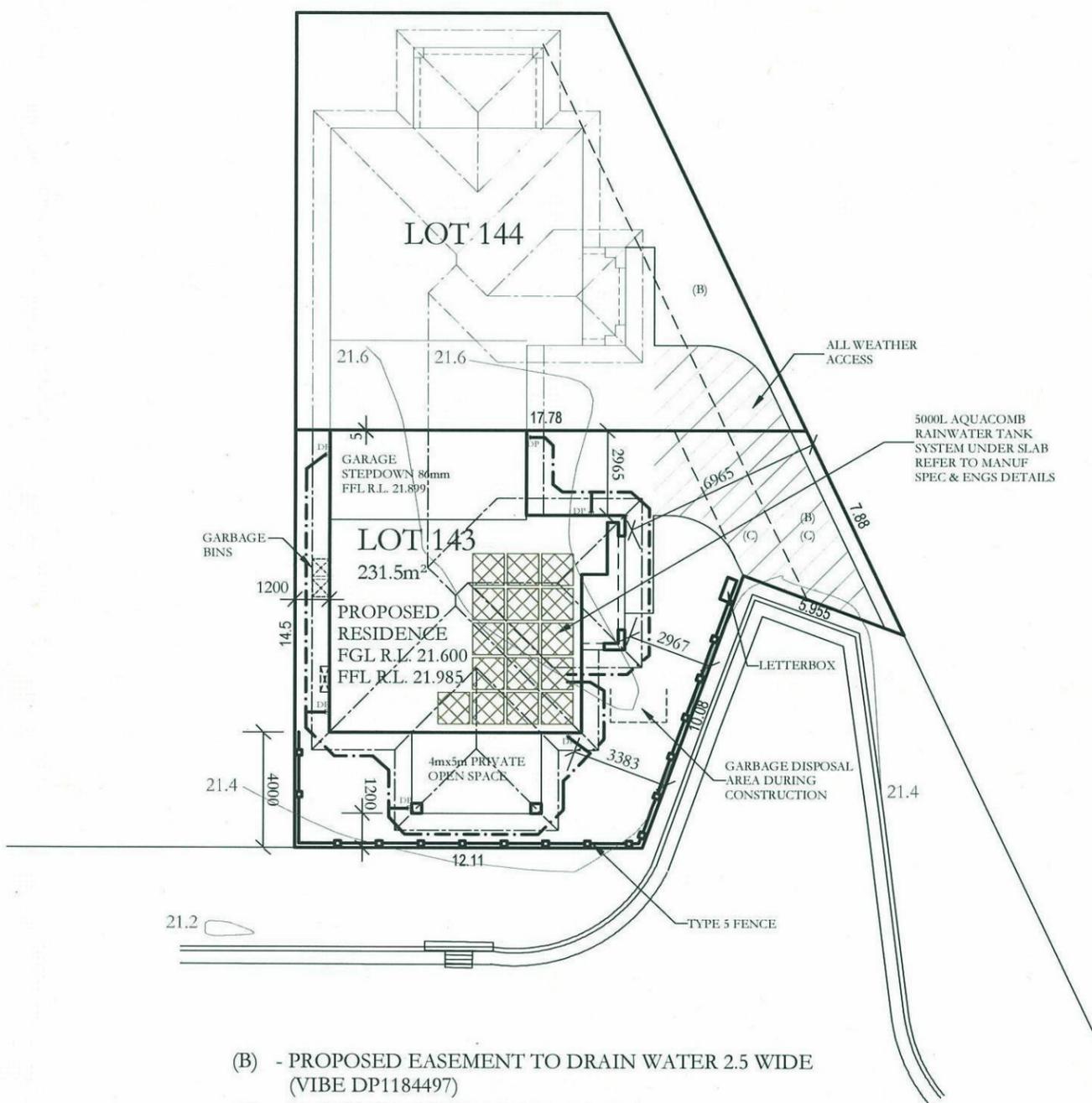
- STORMWATER TO DISCHARGE INTO DESIGNATED DISCHARGE POINT TO PCA REQUIREMENTS
- SEWER TO LOCAL AUTHORITIES REQUIREMENTS
- ALL LEVELS ARE APPROXIMATES AND ARE TO BE CONFIRMED ONSITE WITH THE SUPERVISOR PRIOR TO COMMENCEMENT OF ANY EXCAVATIONS
- SITE CLASSIFICATION - H1 (ASSUMED)

PENRITH

SITE AREA = 231.5m²

FLOOR SPACE RATIO PERMISSIBLE = 20% OR 46.3m²
PROVIDED = 20% OR 46.5m²

TOTAL ROOF AREA = 130.91m²



- (B) - PROPOSED EASEMENT TO DRAIN WATER 2.5 WIDE (VIBE DP1184497)
- (C) - PROPOSED RIGHT OF CARRIAGE WAY 4.15m WIDE

PRELIMINARY SITING

connect HOMES
LEVEL 3, 22 BROOKHOLLOW AVENUE NORWEST BUSINESS PARK, BAULKHAM HILLS NSW 2153 P:8860 9233

FOR		CONNECT HOMES	
AT		LOT 143 LAMBEER PLACE PENRITH	
TYPE	JOB NO.		
WERRINGTON	20244		
FACADE	HAND		
ASPEN CUSTOM	R/H		
REVISION	SCALE	PAGE NO.	
B	A3 @ 1:200	1 OF 6	

ISSUE	DATE	REVISION	BY
B	07.10.15	BASIX	AN
A	23.09.15	DA DRAWING	AN

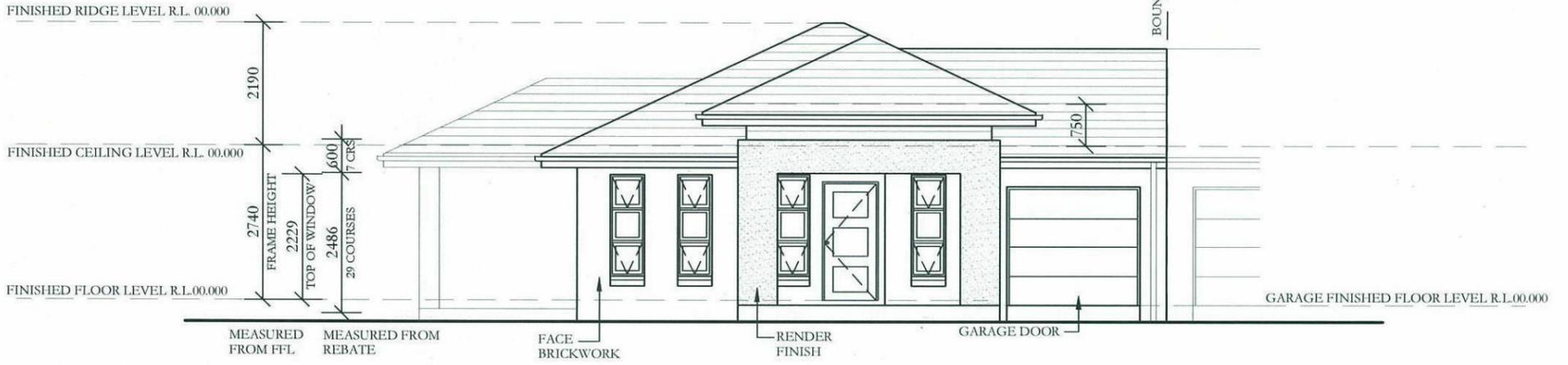
Thorton Design Review Panel
LANDCOM
Reviewed *Agusteth* Date 13/4/15

FLOOR AREAS

GROUND FLOOR AREA = 67.0m²
GARAGE FLOOR AREA = 21.23m²
PORCH FLOOR AREA = 5.16m²
ALFRESCO FLOOR AREA = 12.6m²

TOTAL FLOOR AREA = 105.99m² or 11.4sq

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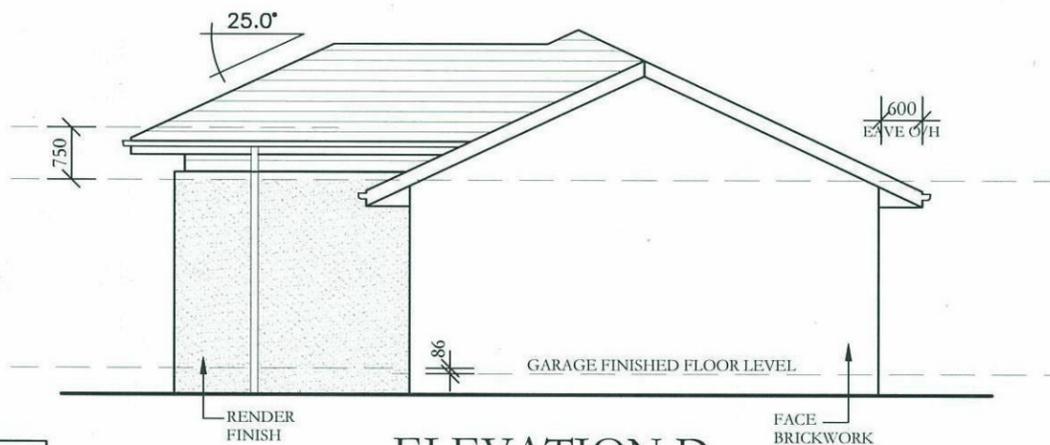
ELEVATION A



ELEVATION B



ELEVATION C



ELEVATION D

connect HOMES
A member of the eden brae group of companies

LEVEL 3, 22
 BROOKHOLLOW
 AVENUE NORWEST
 BUSINESS PARK,
 BAULKHAM HILLS NSW
 2153 P:8860 9233

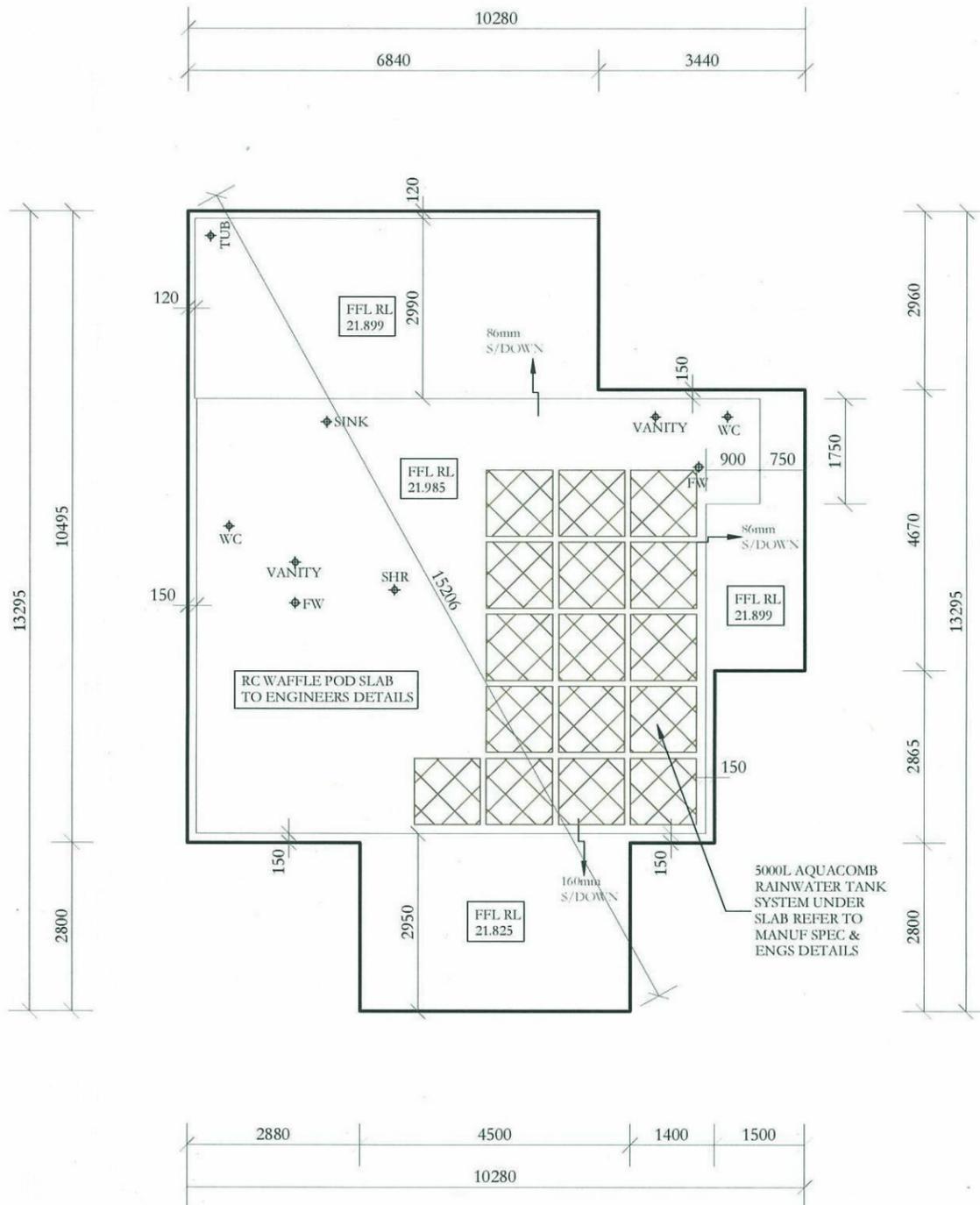
FOR CONNECT HOMES		
AT LOT 143 LAMBEER PLACE PENRITH		
TYPE WERRINGTON	JOB NO. 20244	
FACADE ASPEN CUSTOM	HAND R/H	
REVISION B	SCALE A3 @ 1:100	PAGE NO. 3 OF 6

Thorton Design Review Panel
 LANDCOM

Reviewed *[Signature]* Date 13/4/15

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DEB TO ENG DETAILS



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LEVEL 3, 22
BROOKHOLLOW
AVENUE NORWEST
BUSINESS PARK,
BAULKHAM HILLS NSW
2153 P:8860 9233

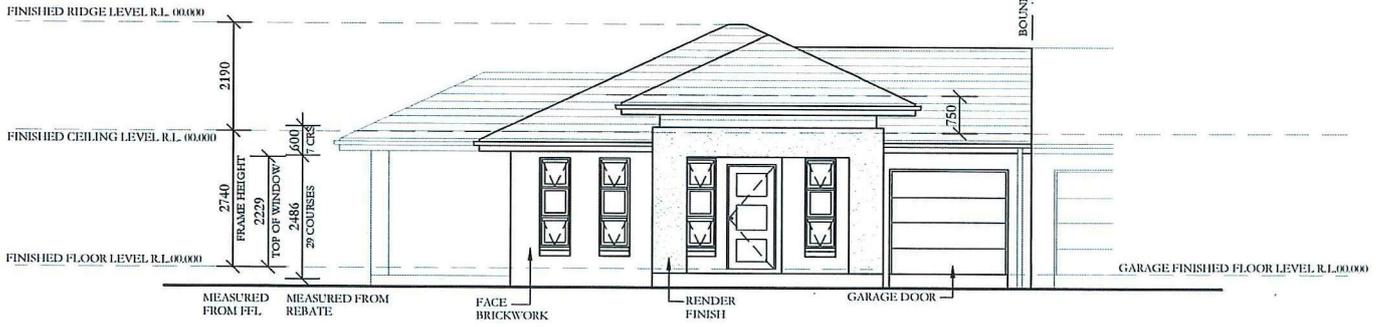
FOR CONNECT HOMES		
AT LOT 143 LAMBEER PLACE PENRITH		
TYPE WERRINGTON	JOB NO. 20244	
FACADE ASPEN CUSTOM	HAND R/H	
REVISION B	SCALE A3 @ 1:100	PAGE NO. 5 OF 6

Thorton Design Review Panel
LANDCOM

Reviewed *[Signature]* Date 18/4/15

SLAB PLAN

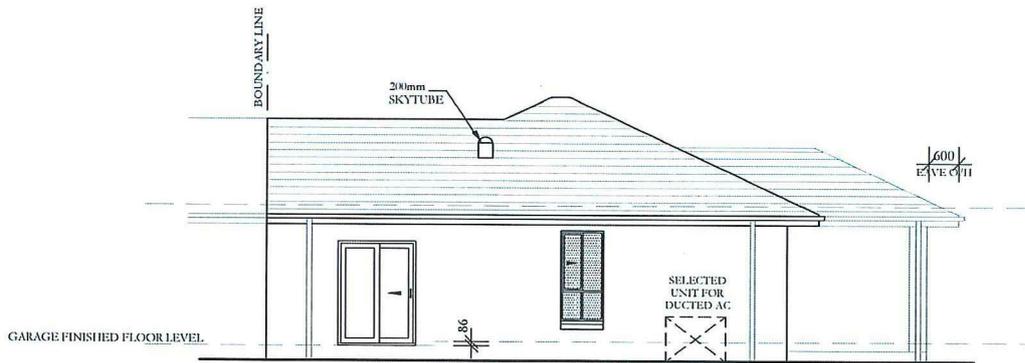
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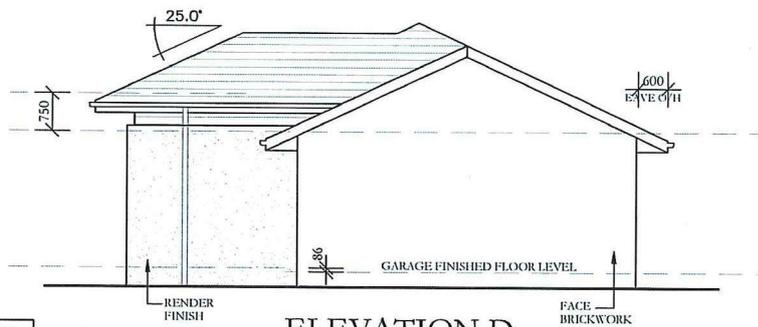
ELEVATION A



ELEVATION B



ELEVATION C



ELEVATION D

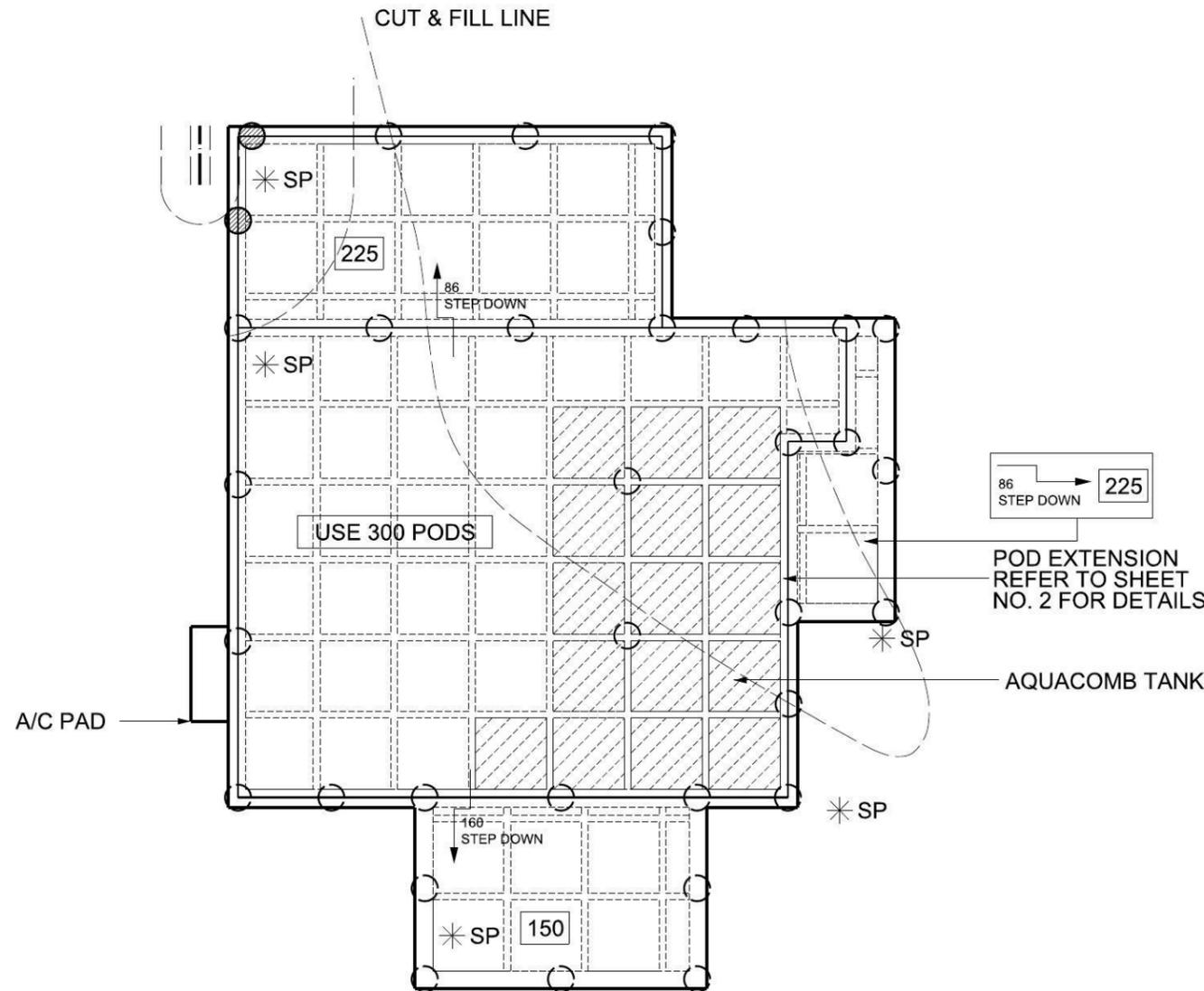
 <p>LEVEL 3, 22 BROOKHOLLOW AVENUE NORWEST BUSINESS PARK, BAULKHAM HILLS NSW 2153 P:8860 9233</p> <p><small>A member of the eden brae group of companies</small></p>		
FOR CONNECT HOMES		
AT LOT 143 LAMBEER PLACE PENRITH		
TYPE WERRINGTON	JOB NO. 20244	
FACADE ASPEN CUSTOM	HAND R/H	
REVISION B	SCALE A3 @ 1:100	PAGE NO. 3 OF 6

Thorton Design Review Panel
LANDCOM
Reviewed *[Signature]* Date 12/11/15

- REFERENCE HAS BEEN MADE TO RAFELETOS ZANUTINI'S BOREHOLE & SOIL CLASSIFICATION REPORT UNDERTAKEN FOR THE PROPERTY
 - REFER TO ARCHITECTURAL'S FOR LOCATIONS OF RAINWATER TANK, AC, HWS & LPG UNITS. REFER TO STRUCTURAL ENGINEER'S DETAILS FOR SIZE OF PADS, PAD REINFORCEMENT & PIER REQUIREMENTS

REFER TO PAGES 4 & 5 FOR SEWER DETAILS

○ DENOTES 400mm DIAMETER REINFORCED CONCRETE PIERS, 4-N12 WITH R6 TIES AT 500 CTS. DRILLED TO DEPTHS AS SPECIFIED



CONSTRUCTION NOTES

GENERAL: UNLESS NOTED OTHERWISE

- THE DRAWINGS SHALL BE READ IN CONJUNCTION WITH ALL OTHER WORKING DRAWINGS AND SPECIFICATIONS AND ANY OTHER WRITTEN INSTRUCTIONS ISSUED DURING CONSTRUCTION. ALL DISCREPANCIES AND VARIATIONS SHALL BE REFERRED TO THE ENGINEER, BEFORE PROCEEDING WITH THE WORK
- DURING CONSTRUCTION THE STRUCTURE AND ANY ADJACENT STRUCTURE SHALL BE MAINTAINED IN A STABLE CONDITION AND NO PART SHALL BE OVERSTRESSED
- DIMENSIONS SHALL NOT BE OBTAINED BY SCALING THE DRAWINGS ALL LEVELS AND SETTING OUT DIMENSIONS SHOWN ON THE DRAWINGS SHALL BE CHECKED ON SITE PRIOR TO THE COMMENCEMENT OF THE WORKS
- THE CONTRACTOR IS RESPONSIBLE TO ESTABLISH THE LOCATION, SIZE AND LEVEL OF ALL EXISTING SERVICES PRIOR TO THE COMMENCEMENT OF WORKS
- ALL SITE SAFETY MEASURES AND WORK METHOD STATEMENTS PREPARED BY BUILDER/SUB-CONTRACTORS ARE TO BE IMPLEMENTED DURING CONSTRUCTION. NO WORK IS TO COMMENCE UNTIL SUPERVISOR/BUILDER HAS IDENTIFIED AND APPROPRIATELY ACTED ON ANY POTENTIAL HAZARDS
- BUILDER TO ADHERE TO ANY GEOTECHNICAL REPORT RECOMMENDATIONS PREPARED FOR THE SITE
- ALL WORKMANSHIP AND MATERIALS TO BE IN ACCORDANCE WITH THE REQUIREMENTS OF RELEVANT AUSTRALIAN STANDARD CODES AND THE REGULATIONS OF THE RELEVANT BUILDING AUTHORITY
- UNLESS REQUESTED AND PRODUCED ON THE PLANS, THE BUILDER IS TO ENSURE THAT ARTICULATION JOINTS ARE SHOWN ON THEIR ARCHITECTURAL DRAWINGS AND BE SATISFIED THAT THEY ARE IN ACCORDANCE WITH RELEVANT AUSTRALIAN STANDARDS AND BUILDING CODES
- REFER TO ARCHITECTURAL PLANS FOR LOCATIONS OF RAINWATER, AC, HWS & LPG UNITS
- FOUNDATION MATERIAL SHALL BE APPROVED PRIOR TO CONSTRUCTION
- A 1.0 METRE WIDE APRON, WITH 25 CROSS FALL AWAY FROM SLAB EDGE IS TO BE FORMED ALL AROUND THE RAFT SLAB WHERE APPLICABLE
- ADDITIONAL CONCRETE PIERS MAY BE REQUIRED UNDER SLAB TO EVEN BEARING IN SOIL AS RECOMMENDED BY AUSTRALIAN STANDARD AS 2870.
- ALL SITE FILLING PLACED BENEATH SLAB TO BE TREATED IN ACCORDANCE WITH CLAUSE 6.4. OF AS 2870.2 - 2011.
- NO HOLES OR CHASES OTHER THAN THOSE SHOWN ON THE STRUCTURAL DRAWINGS ARE TO BE MADE IN CONCRETE MEMBERS WITHOUT PRIOR ENGINEER'S APPROVAL
- IF THE LOCATION OF THE SLAB IS NEXT TO AN ABOVE OR BELOW ON SITE DETENTION SYSTEM OR BELOW GROUND RAINWATER TANK, THE BUILDER IS TO ADVISE ENGINEER IN ORDER TO ENSURE THAT CONCRETE PIERS ARE TAKEN 500mm BELOW THE INVERT OF TANK OR THE FOOTING OF THE SUPPORTING WALL FOR AN ABOVE GROUND DETENTION SYSTEM PREPARED FOR THE SITE
- FOOTINGS ARE DESIGNED FOR AN ALLOWABLE BEARING PRESSURE OF 100kPa.
- REINFORCEMENT SYMBOLS ARE FOLLOWS:
 (N) - HOT ROLLED DEFORMED BARS (400 n)
 (SL) - HARD -DRAWN WIRE REINFORCING FABRIC (450 sl)
 (S) - STRUCTURAL GRADE DEFORMED BARS
- CONSTRUCTION JOINTS THAT ARE NOT SHOWN SHALL BE LOCATED TO THE APPROVAL OF THE ENGINEER
- ALL REINFORCEMENT TO BE ADEQUATELY SUPPORTED IN ITS REQUIRED POSITION AND COVER DURING PLACEMENT OF CONCRETE
- PIPES OR CONDUITS SHALL NOT BE PLACED WITHIN THE CONCRETE COVER TO REINFORCEMENT WITHOUT THE APPROVAL OF THE ENGINEER
- ALL CONCRETE TO BE MECHANICALLY VIBRATED AND SHALL BE CAREFULLY WORKED AROUND THE REINFORCEMENT AND INTO THE CORNERS OF FORMWORK
- PIER HOLES ARE DESIGNED FOR ALLOWABLE BEARING PRESSURE OF 200kPa.
- CONCRETE SPECIFICATION (F_c 28 DAYS) TO BE AS FOLLOWS: ADOPT TYPE 'A' CEMENT WITH MAX AGGREGATE SIZE OF 20mm AND 20mm SLUMP

LOCATION	NORMAL F _c	SALINE AFFECTED F _c
PIERS	20 MPa	32 MPa
SLAB	20 MPa	32 MPa
STRIP FOOTING	25 MPa	32 MPa

- CLEAR COVER TO REINFORCEMENT TO BE AS FOLLOWS:

LOCATION	FORMED & SHELTERED	FORMED & EXPOSED	POURED ON GROUND
SLABS & WALLS	20	30	65
BEAMS	25	40	65
COLUMNS	40	50	—
STRIP FOOTING	—	—	65

- CONCRETE PIERS
- SEWER AFFECTED PIERS
- ⊗ REINFORCED CONCRETE PIERS
- ⊕ SCREW PIERS
- ♀ ARTICULATION JOINT
- * STARTING POINT

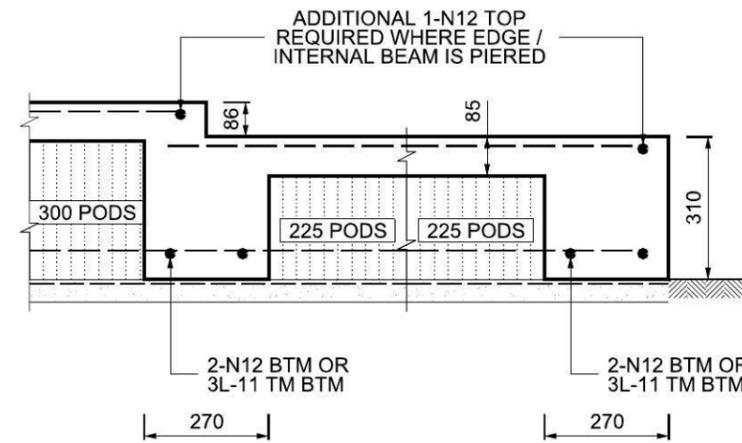
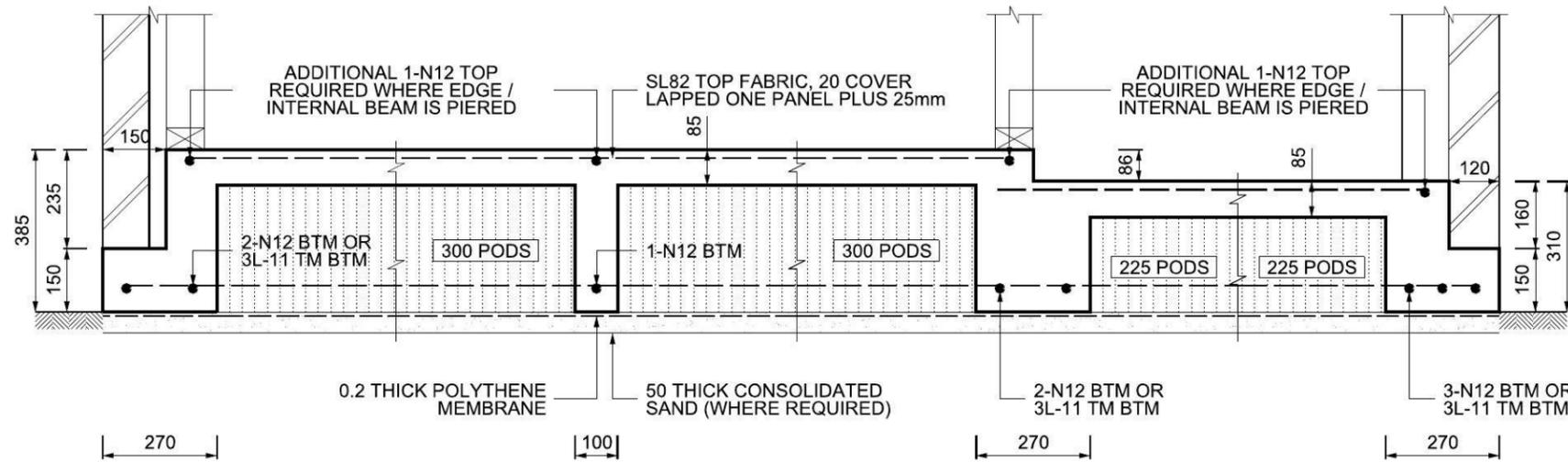
DESIGNED TO AS 2870 - 2011 SLAB AND FOOTING CODE

Rafeletos Zanuttini Consulting Engineers
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 Document Set ID: 6950351

[Signature]
 B.E., M.I.E. AUST.



STRUCTURAL SLAB DETAIL PLAN				
CLIENT LOCATION	CONNECT HOMES LOT 143, LAMBEER PLACE, PENRITH			A3
CLASSIFICATION	H1	DRAWN	PKP/SH	SCALE 1 : 100
REFERENCE	18800	ISSUE	C	DATE 18/11/15
		SHEET No.		1
		JOB No.		62958EB



EXTERNAL EDGE BEAM

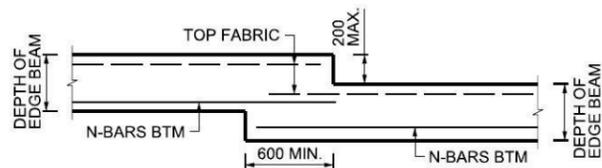
INTERNAL RIB

STEP DOWN

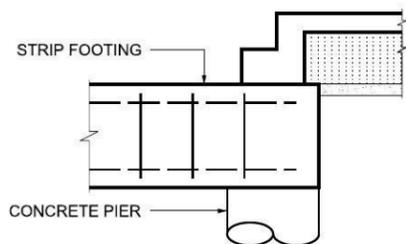
GARAGE EDGE BEAM

PORCH STEP DOWN

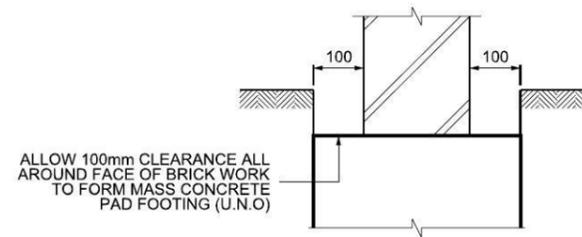
PORCH EDGE



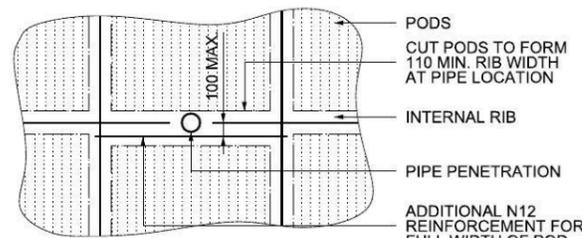
EXTERNAL BEAM STEP DOWN DETAIL
NOTE: STEP TO OCCUR ON TOP OF PIER



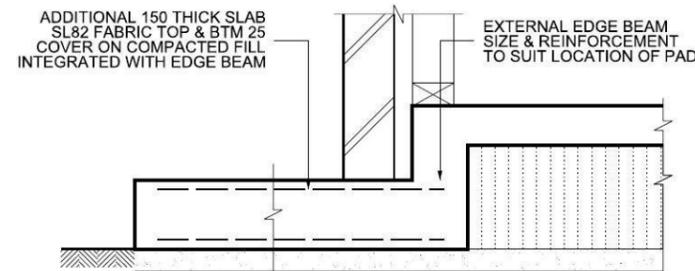
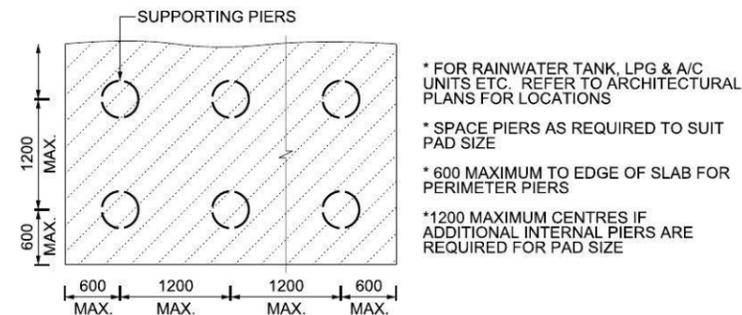
STRIP FOOTING CONNECTION



TYPICAL MASS CONCRETE PAD CONSTRUCTION



PIPE PENETRATION THROUGH RIB



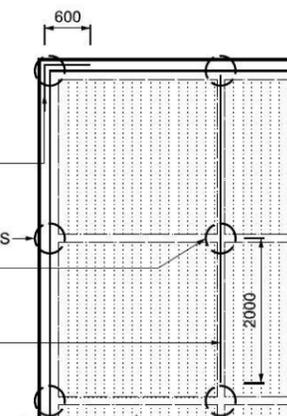
CONCRETE PAD DETAIL

AT ALL EXTERNAL BEAM CORNER LOCATIONS TOP & BTM

PROVIDE ADDITIONAL 1200 LONG BENT CORNER LAP BARS AROUND CORNER WHERE BOTTOM N12 EDGE BEAM REINFORCEMENT IS DISCONTINUOUS OR BEND BOTTOM N12 EDGE BEAM REINFORCEMENT AROUND CORNER TO PROVIDE 600 MINIMUM LAP

EXTERNAL LOAD BEARING BEAM & PIERS
INTERNAL RIB BEAM PIERS

WHERE INTERNAL RIB BEAMS OR CONCRETE PADS ARE PIERED, THEN ADDITIONAL 1-N12 TOP BAR ALONG THE RIB IS REQUIRED IN ONE DIRECTION ONLY AND IS TO BEGIN FROM THE EXTERNAL EDGE BEAM AND EXTEND 2000 BEYOND LAST PIER



PROVIDE 400 DIA. CONCRETE PIERS TO CLAY & SAND, OR 300 DIA. TO ROCK OR SHALE

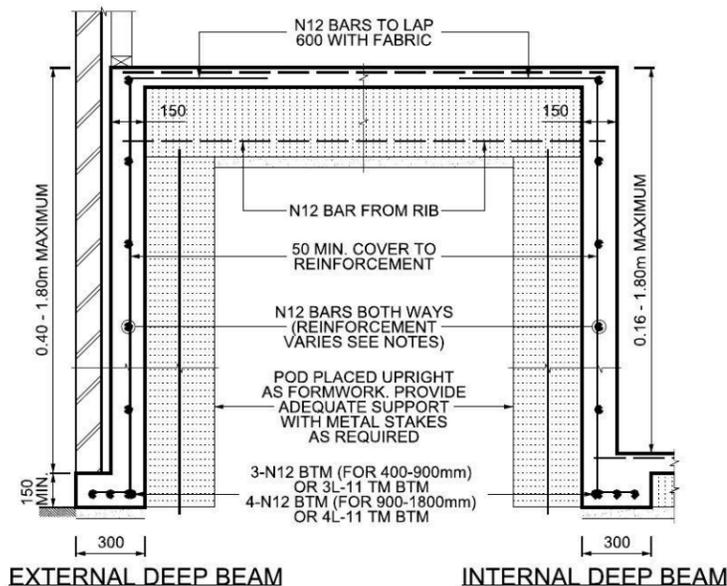
SPACE PIERS AT 2400 CTS AS SHOWN ALONG EXTERNAL EDGE BEAM, UNLESS NOTED OTHERWISE

PIERS REQUIRED UNDER INTERNAL RIB BEAMS WHEN CONSTRUCTED ON MORE THAN 300mm OF UNCONTROLLED / NON-COMPACTED MATERIAL OR AS SHOWN

N12 BARS CAN BE REPLACED WITH 10.65mm HDW (450MPa STRESS GRADE)

REINFORCEMENT FOR RIBS & BEAMS

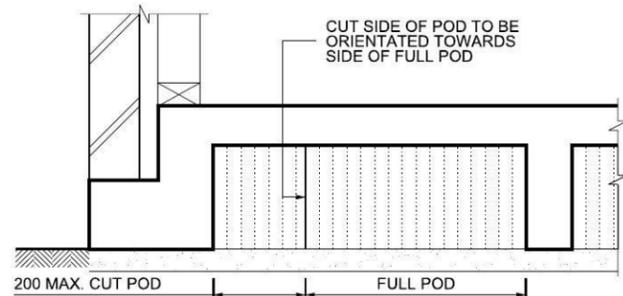
WIDTH	TOP STEEL	BTM STEEL
271-330	1-N12	3-N12
331-440	2-N12	4-N12
441-550	3-N12	5-N12
551-660	4-N12	6-N12



EXTERNAL DEEP BEAM

INTERNAL DEEP BEAM

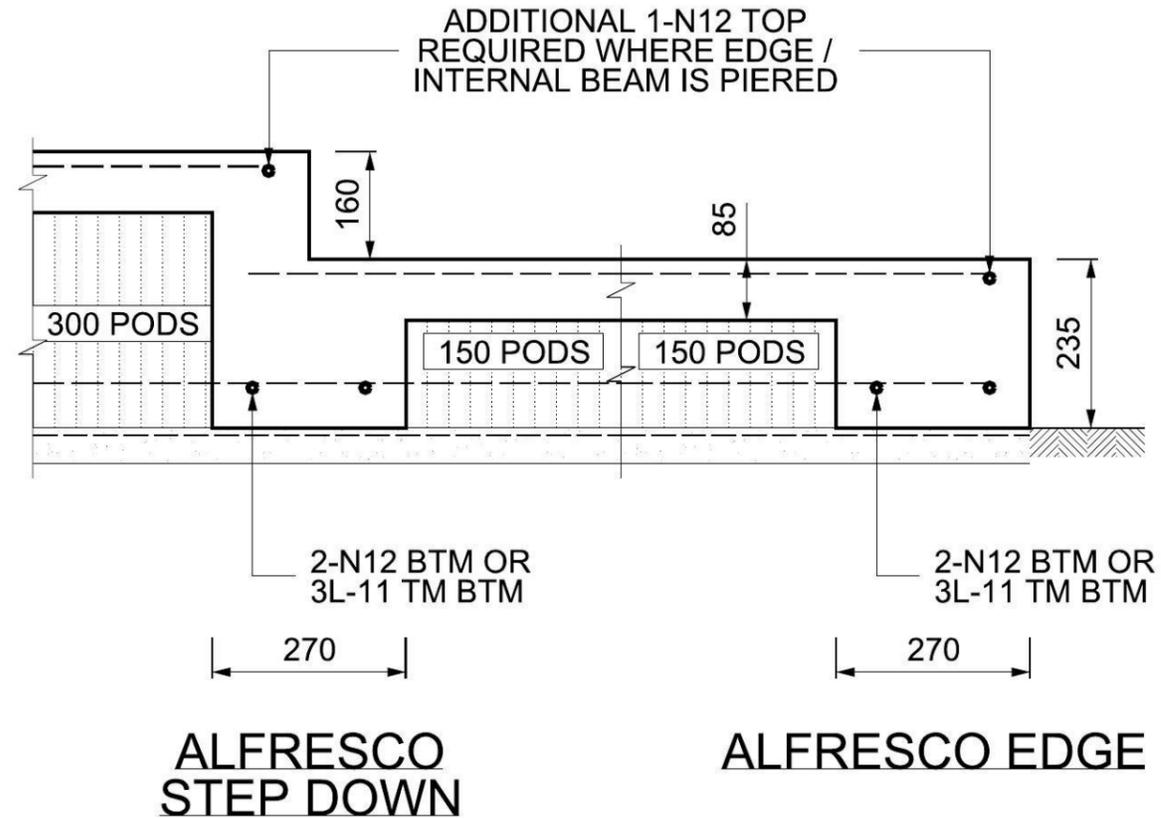
DEEP BEAM DEPTH	BEAM REINFORCEMENT
160 - 400mm	N12 BARS AT 1200 CENTRES & 1-N12 HORIZONTAL
400 - 900mm	N12 BARS AT 600 CENTRES & 1-N12 CENTRALLY
900 - 1500mm	N12 BARS AT 300 CENTRES BOTH WAYS
1500 - 1800mm	N12 BARS AT 200 CENTRES BOTH WAYS



POD EXTENSION DETAIL

STRUCTURAL SLAB DETAIL PLAN

CLIENT	CONNECT HOMES			A3
LOCATION	LOT 143, LAMBEER PLACE, PENRITH			
CLASSIFICATION	H1	SCALE	NTS	SHEET No. 2
ISSUE	C	DATE	18/11/15	JOB No. 62958EB



DESIGNED TO AS 2870 - 2011 SLAB AND FOOTING CODE



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Document Set ID: 6950351

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STRUCTURAL SLAB DETAIL PLAN

CLIENT
LOCATION

CONNECT HOMES
LOT 143, LAMBEER PLACE, PENRITH

A3

DRAWN

PKP

SCALE

1 : 100

SHEET No.

3

ISSUE

C

DATE

18/11/15

JOB No.

62958EB

REFERENCE

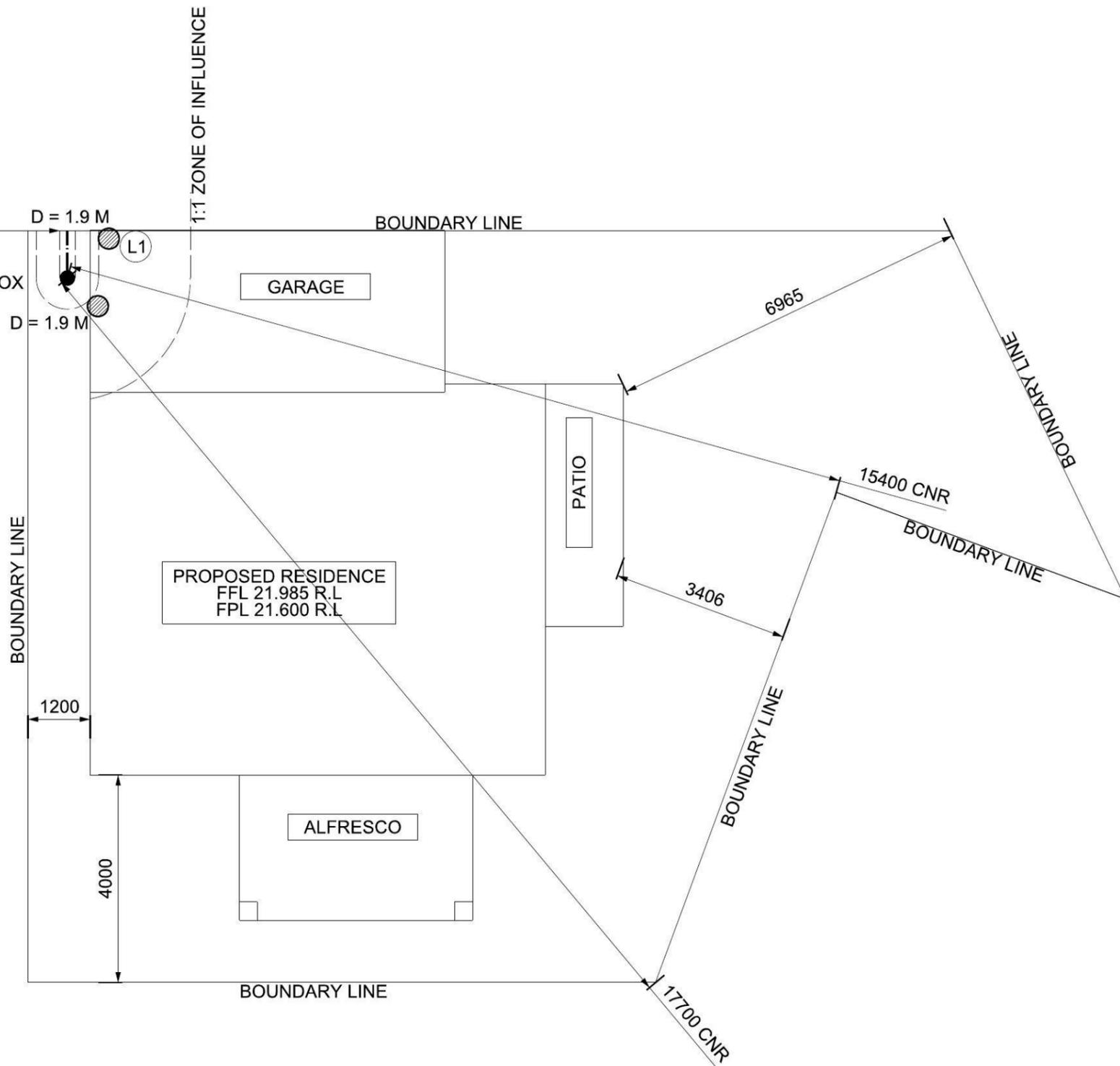
18800

SEWER NOTES:

- POSITION OF SEWER IS ONLY APPROXIMATE
- POSITION OF SEWER IS TO BE VERIFIED ON SITE PRIOR TO COMMENCEMENT OF WORK
- PIER DEPTHS AS SHOWN ARE FOR ZONE OF INFLUENCE REQUIREMENTS
- PIERS ARE TO BE FOUNDED ON NATURAL BEARING AS PER ENGINEERING REQUIREMENTS WHERE NECESSARY

CONCRETE ENCASE
SEWER 150 ALL ROUND,
1.0m PASS RESIDENCE

'A' - 1.77 m TO INVERT APPROX
NGL R.L. - 21.60 APPROX.



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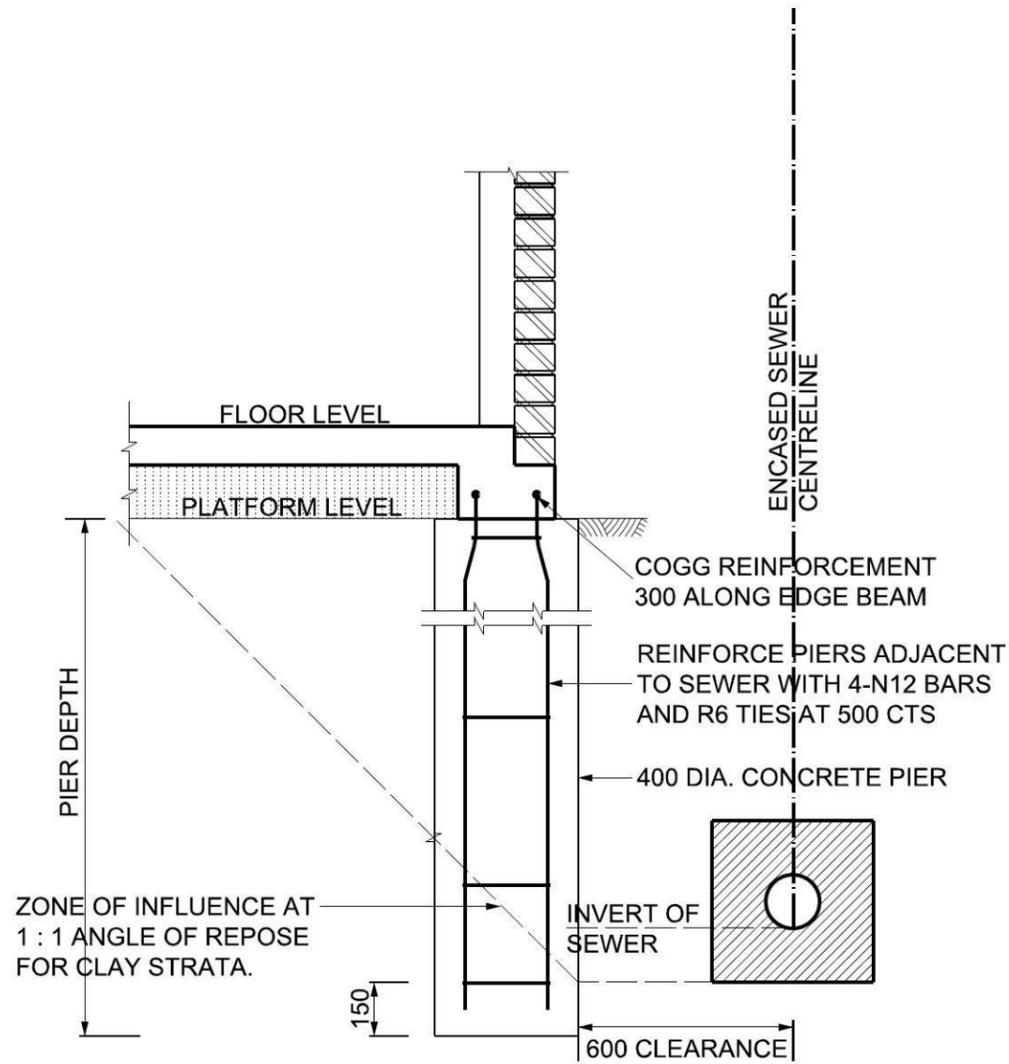
SITE & B.A.S / B.O.S DETAIL PLAN

CLIENT LOCATION	CONNECT HOMES LOT 143, LAMBEER PLACE, PENRITH			A3
DRAWN	PKP	SCALE	1 : 100	SHEET No. 4
REFERENCE	18800	ISSUE	C	DATE 18/11/15
				JOB No. 62958EB

SEWER NOTES:

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- PIERS ARE TO BE FOUNDED ON NATURAL BEARING AS PER ENGINEERING REQUIREMENTS WHERE NECESSARY

SEWER CALCULATIONS		L1
PERPENDICULAR DISTANCE FROM SEWER TO PIER (m)		0.600
FINISHED PLATFORM LEVEL AT PIER LOCATION (r.l)		21.600
SEWER INVERT LEVEL PERPENDICULAR AT LOCATION (r.l)		19.830
PIER DEPTH FROM FINISHED PLATFORM LEVEL (m)		1.9
Z.O.I EXTENT FROM SEWER USING PLATFORM LEVEL (m)		2.370
NATURAL GROUND LEVEL AT SEWER LOCATION (r.l)		21.600



L1 SEWER DETAIL

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Consulting Engineers

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Document Set ID: 6950351

B.E., M.I.E. AUST.

Heden brae
homes

B.A.S / B.O.S DETAIL PLAN

CLIENT LOCATION	CONNECT HOMES LOT 143, LAMBEER PLACE, PENRITH			A3
DRAWN	PKP	SCALE	1 : 20	SHEET No. 5
REFERENCE	18800	ISSUE	C	DATE 18/11/15
				JOB No. 62958EB