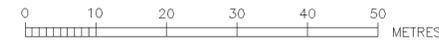


DEVELOPER CONTRACT PLAN  
 STAGE 1.3  
 LOW INFILTRATION SEWER  
 WORK-AS-CONSTRUCTED



NOTES :-

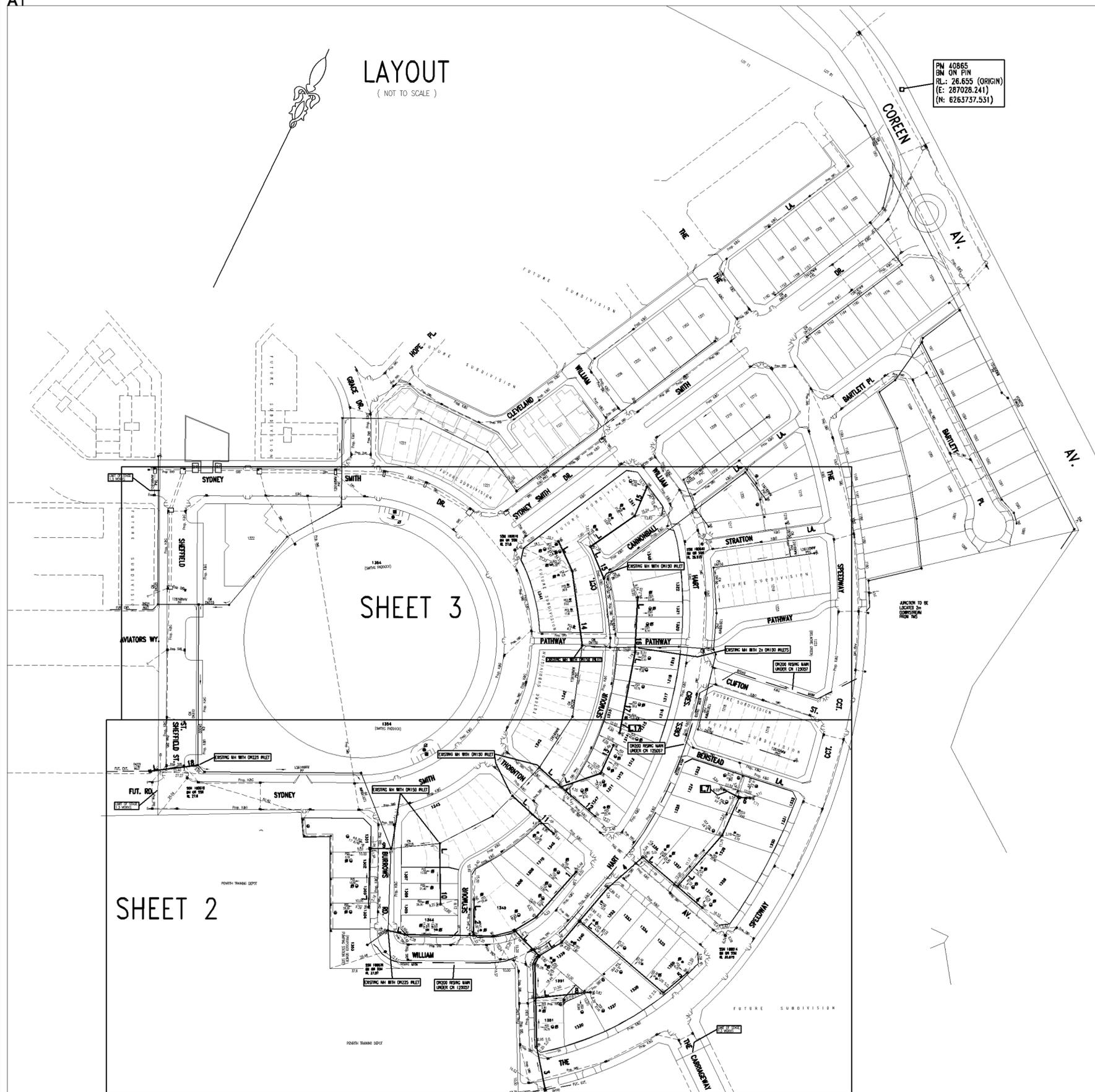
- WATER SERVICING COORDINATOR  
 QALCHEK PTY LTD (CERTIFIED No. 289)  
 77 UNION RD.  
 PENRITH 2750  
 Ph. No. 47 228181  
 FOR  
 LANDCOM  
 c/o WORLEY PARSONS  
 141 WALKER ST., NORTH SYDNEY, NSW 2060  
 PH.: 8923 8866
- ALL LOTS WERE VACANT AT TIME OF SURVEY.
- ALL STRUCTURES CONSTRUCTED TO FINISHED SURFACE LEVELS.
- PIPES CONCRETE ENCASED SHOWN ACCORDINGLY: (REFER SEW-1205-V)
- BUILDING OVER/ADJACENT TO SEWER. CONDITIONS WILL APPLY. REFER TO QALCHEK FOR DETAILS.
- ALL LEVELS ELECTRONICALLY GENERATED. NO LEVEL BOOK AVAILABLE.
- THE MINIMUM NUMBER OF FIELD COMPACTION TESTS CONDUCTED TO SATISFY THE SEWERAGE CODE OF AUSTRALIA ARE:  
 SAND/CEMENT BACKFILL WAS USED AT ROAD CROSSINGS.  
 PIPE EMBEDMENT ZONE: 7 TESTS CONDUCTED  
 TRENCH FILL ZONE (TRAFFICABLE): 0 TESTS CONDUCTED ( SAND/CEMENT BACKFILL WAS USED AT ROAD CROSSINGS)  
 TRENCH FILL ZONE (NON TRAFFICABLE): 28 TESTS CONDUCTED  
 TRENCH FILL ZONE (MANHOLES): 107 TESTS CONDUCTED  
 TRENCH FILL ZONE (TOTAL): 135 TESTS CONDUCTED
- THE REVIEW OF ENVIRONMENTAL FACTORS WAS AN INTEGRAL PART OF THIS DESIGN AND ARE READ IN CONJUNCTION WITH THIS PLAN.
- ALL EXCAVATION, SHORING EXCAVATION AND STABILITY OF ADJACENT STRUCTURES WAS THE RESPONSIBILITY OF THE CONSTRUCTOR
- FOR ALL MS'S EXTERNAL BENDS WAS ONLY USED IF NECESSARY
- THE PLANS ARE BASED ON THE FOLLOWING ENGINEERING PLANS SUPPLIED BY WORLEY PARSONS:  
 07210115[02].DWG (FROM 26.09.11)  
 X-STAGE1 STORMWATER PLAN.DWG (FROM 04.10.11)  
 DRAINAGE-LS-PLOT1.DWG (FROM 04.10.11)  
 X-LOT LAYOUT.DWG (FROM 04.10.11)  
 X- ROAD CONTOURS.DWG (FROM 04.10.11)  
 STORMWATER LAYOUT.DWG (FROM 04.10.11, 06.07.12)  
 FOR ELECTRICAL PLANS: SUPPLIED BY CRAIG AND RHODES 31.01.2012: PLANS DONE BY CONNECT (REF. NUMBER M600C D1-01 AND M600D D1-01)  
 SURFACE PROFILE: STAGE 1 DESIGN.DWG (FROM 06.07.11)
- THE WORKS AND MATERIALS ARE IN ACCORDANCE WITH THE SEWER RETICULATION CODE OF AUSTRALIA (WSA 02-2002-2.2 VERSION 3) INCLUDING THE SYDNEY WATER SUPPLEMENT & APPENDICES AND THE TECHNICAL SPECIFICATION FOR LOW INFILTRATION SEWER SYSTEMS
- MAINTENANCE STRUCTURE OPTIONS ARE LIMITED TO CAST IN-SITU MAINTENANCE HOLES, PLASTIC MAINTENANCE SHAFTS AND PLASTIC TERMINAL MAINTENANCE SHAFTS.
- CONSTRUCTOR WAS RESPONSIBLE TO FOLLOW ANY TESTING PROCEDURES SET OUT IN SECTION L10.1 AND L10.2 OF THE TECHNICAL SPECIFICATION FOR LOW INFILTRATION SEWER SYSTEMS
- AREAS HATCHED THUS NOT DRAINED.

IMPORTANT NOTES FOR PCS'S:

- ALL PCS CONNECTIONS TO L.S. ARE AT 1.0m & 90° TO MAIN UNLESS OTHERWISE INDICATED. CONTRACTOR ADVISED THAT ALL L.S. ARE AT SURFACE LEVEL UNLESS OTHERWISE INDICATED.
- DENOTES STANDARD PCS CONNECTION (REFER LIS FIG.5 STANDARD CONNECTION)
- DENOTES SLOPED PCS CONNECTION (REFER LIS FIG.5 SLOPED CONNECTION)
- DENOTES DEEP PCS CONNECTION (REFER LIS FIG.6)
- DENOTES PCS CONCRETE ENCASED (IN CONJUNCTION WITH SYMBOLS ABOVE)
- PCS'S HAVE MINIMUM STIFFNESS RATING OF SN10 JOINING ARE SOLVENT WELDED.
- IT WAS THE RESPONSIBILITY OF THE CONSTRUCTOR TO PROVIDE THE CHAINAGES FOR THE PCS'S, THE LENGTH OF THE PCS'S, THE TYPE OF CONNECTION USED, THE LENGTH TO THE 10 AND THE INVERT LEVEL AT THE PCS (IF APPLICABLE) TO THE WSC FOR WAE PURPOSES
- WAC PREPARED FROM INFORMATION SUPPLIED (IN PARTS) BY GRAHAM HALL REGISTERED SURVEYOR.

- EASEMENT FOR PADMOUNT SUBSTATION (2.75m WIDE)
- RESTRICTION ON THE USE OF LAND (3m WIDE)
- RESTRICTION ON THE USE OF LAND (5m WIDE)
- DRAINAGE EASEMENT 1.5 WIDE
- INFORMATION NOT AVAILABLE, MEASUREMENT INDICATIVE ONLY.

LAYOUT  
 (NOT TO SCALE)



NUMBER	AMENDMENT	INITIAL	DATE
A	FIRST ISSUE (FOR CLIENT ONLY)	F.J.	17.10.11
B	ISSUE FOR COMMENT	F.J.	15.01.12
C	ISSUE FOR SWC ENDORSEMENT	F.J.	20.02.12
D	AMENDED DESIGN AS PER MARKUP FROM LANDCOM BASED ON THE LATEST PROP. ARCHITECTURAL LAYOUT	F.J.	12.07.12
E	L15 EXTENDED BY 20m, LEVELS AMENDED	F.J.	02.08.12
F	MS CHANGED TO MH AT L4/L5 CONNECTION	F.J.	09.08.12
G	FUTURE BOUNDARIES OF LOTS 1341-1343 CHANGED. L14 EXTENDED BY 1.80m AND JUNCTION ADDED ON L14	F.J.	18.11.12
H	WORK AS CONSTRUCTED	S.D.	07.03.13
I	WORK AS CONSTRUCTED AMENDMENT L14	G.W.	25.02.14

PLAN TO BE READ IN CONJUNCTION WITH CURRENT SYDNEY WATER STANDARDS SYDNEY WATER CORPORATION

PRIOR TO COMMENCEMENT OF EXCAVATION FOR PROPOSED AND EXISTING SERVICES CONTACT -  
 DIAL BEFORE YOU DIG Ph. 1100  
 ELECTRICITY Ph.  
 GAS Ph.  
 TELECOMMUNICATIONS Ph.  
 SWC Ph. 132 092  
 GIVING AT LEAST 48 HOURS NOTICE.

UTILITIES			
TYPE	DATE	REF.	TYPE
PROP STORMWATER: SWD	21.07.11	DESIGN	
	19.07.11	ENG.PLAN	
PM 40865 (ORIGIN)	01.03.11	SURVEY	

WORK AS CONSTRUCTED CERTIFICATION			
DEVELOPER	LANDCOM		
WATER SERVICE CO-ORDINATOR	QALCHEK PTY LTD		
CONSTRUCTOR	BOOMDELL P/L		
COMPLETED	19/02/2013	W.A.C. PREPARED	07/03/2013
DESIGNER	QALCHEK PTY LTD		

I CERTIFY THAT THE WORKS HAVE BEEN CONSTRUCTED IN ACCORDANCE WITH THE WORK AS CONSTRUCTED DRAWINGS.

PIPE SCHEDULE				
SIZE DN	TYPE	CLASS	LENGTH	PIPE JOINING METHOD / NOTES
225	UPVC	SN8	89.46	RRJ
150	UPVC	SN8	789.73	RRJ
100	UPVC	SN10	85.3	SW (NOTE 16 & 17)

DESIGN HEAD m NO BOUNDARY TRAPS REQUIRED.

AUSTRALIAN HEIGHT DATUM	
PLAN	1:500
SECTION	HOR. 1:500 VERT. 1:125
CROSS SECTIONS	NATURAL
LENGTHS, DEPTHS & LEVELS ARE IN METRES.	

NO AMENDMENTS ARE TO BE MADE TO THIS PLAN WITHOUT REFERENCE TO SYDNEY WATER. THIS PLAN IS NOT NECESSARILY UP TO DATE OR CORRECT AND SYDNEY WATER ACCEPTS NO RESPONSIBILITY.

U.B. DIRECTORY MAP 163K(8) (46th Ed.)

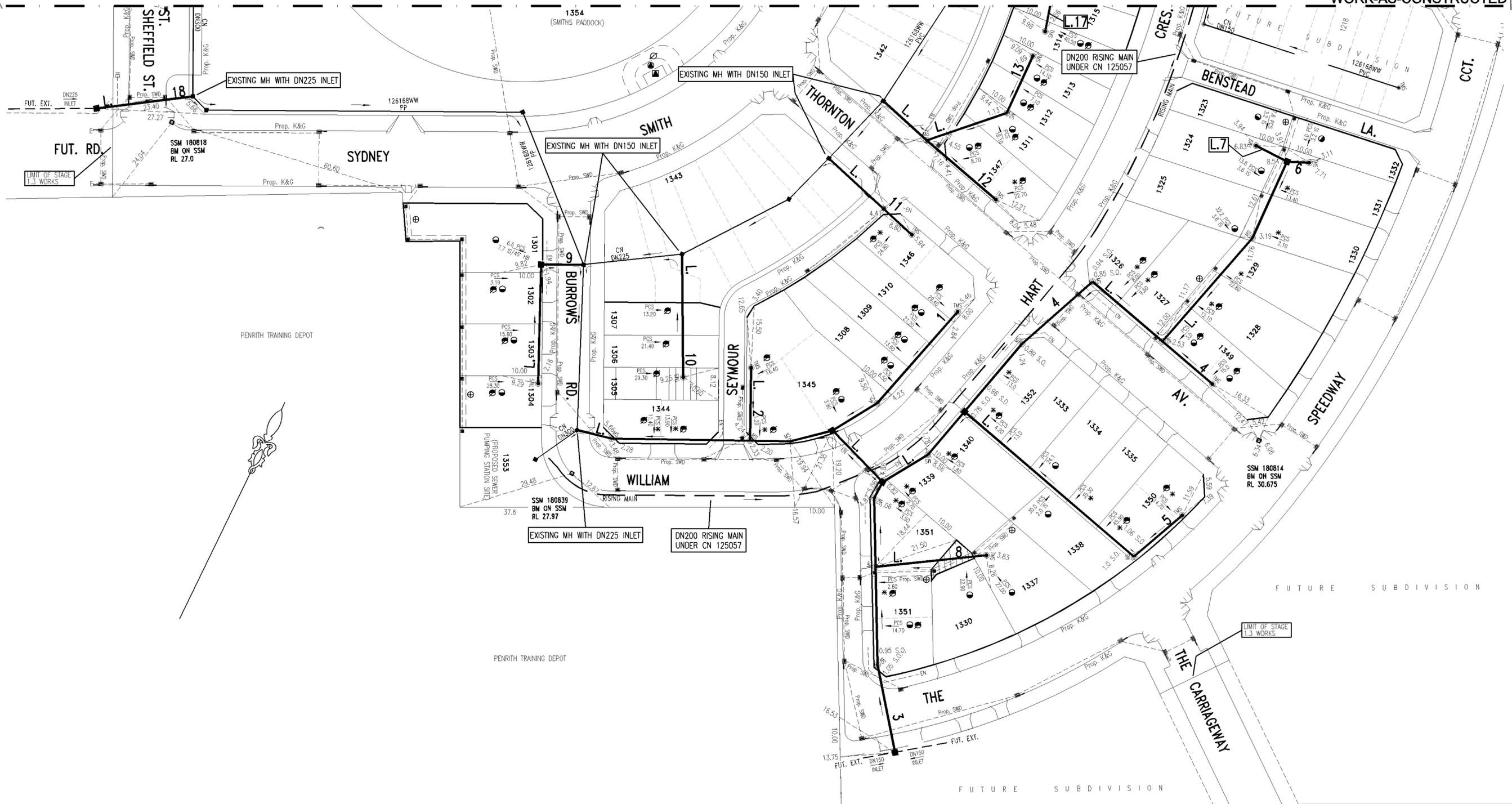
SHEET 1 OF 6 File No. N/A

Sydney WATER SYDNEY WATER CORPORATION

Case No.126169WW

PENRITH SEWERAGE DRAINS TO SPS 1142 PENRITH STP

SEE SHEET 3 FOR CONTINUATION

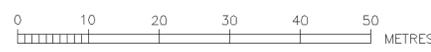


PENRITH TRAINING DEPOT

PENRITH TRAINING DEPOT

FUTURE SUBDIVISION

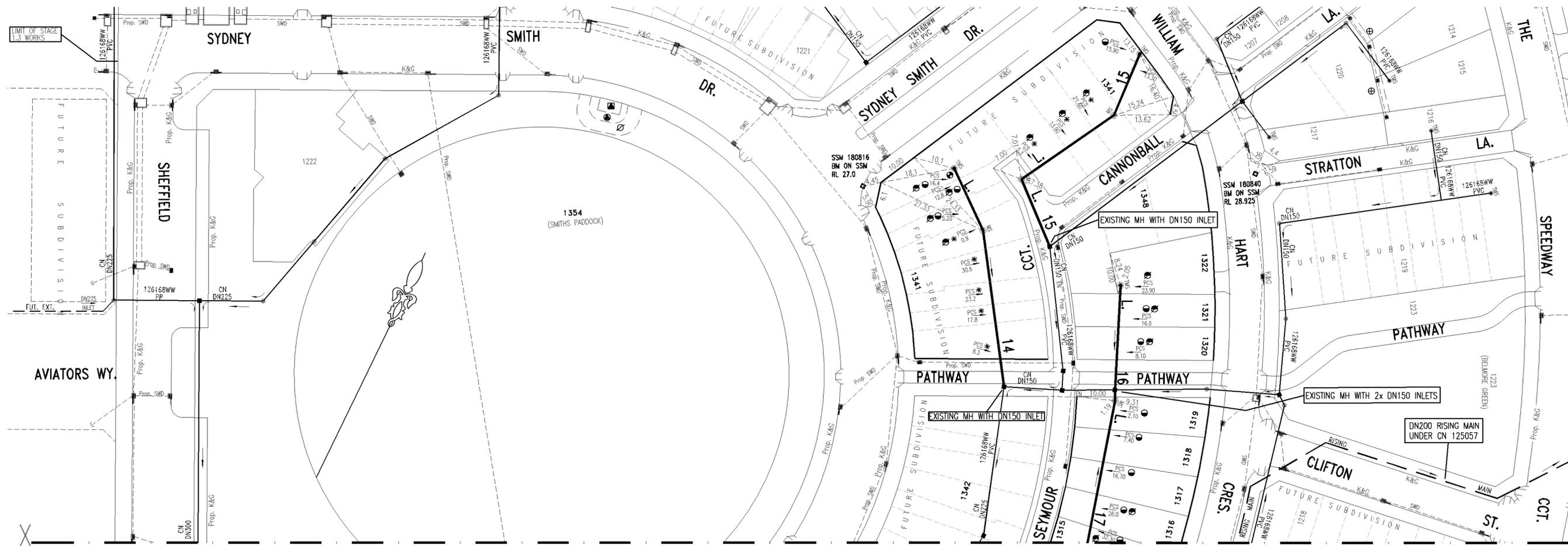
FUTURE SUBDIVISION



- EASEMENT FOR PADMOUNT SUBSTATION (2.75m WIDE)
- ⊙ RESTRICTION ON THE USE OF LAND (3m WIDE)
- ⊙ RESTRICTION ON THE USE OF LAND (5m WIDE)
- ⊕ DRAINAGE EASEMENT 1.5 WIDE

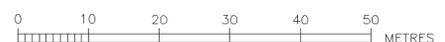
NUMBER	AMENDMENT	INITIAL	DATE
A	FIRST ISSUE (FOR CLIENT ONLY)	F.J.	17.10.11
B	ISSUE FOR COMMENT	F.J.	15.01.12
C	ISSUE FOR SWC ENDORSEMENT	F.J.	20.02.12
D	AMENDED DESIGN AS PER MARKUP FROM LANDCOM BASED ON THE LATEST PROP. ARCHITECTURAL LAYOUT	F.J.	12.07.12
E	L15 EXTENDED BY 20m, LEVELS AMENDED	F.J.	02.08.12
F	MS CHANGED TO MH AT L4/L5 CONNECTION	F.J.	09.08.12
G	FUTURE BOUNDARIES OF LOTS 1341-1343 CHANGED, L14 EXTENDED BY 1.60m AND JUNCTION ADDED ON L14	F.J.	18.11.12
H	WORK AS CONSTRUCTED	S.D.	07.03.13
I	WORK AS CONSTRUCTED AMENDED L14	G.W.	25.02.14

<b>WORK AS CONSTRUCTED CERTIFICATION</b>		<b>Sydney WATER</b> SYDNEY WATER CORPORATION	
DEVELOPER	LANDCOM	<b>Case No. 126169WW</b> SHT 2 OF 6 SHTS.	
W.S.C.	QALCHEK PTY LTD		
CONSTRUCTOR	BOOMDELL P/L		
COMPLETED	19/02/2013		
W.A.C. PREPARED	07/03/2013	SYDNEY WATER CORPORATION FOR DETAILS OF SERVICES SEE SHEET 1	
DESIGNER	QALCHEK PTY LTD		
I CERTIFY THAT THE WORKS HAVE BEEN CONSTRUCTED IN ACCORDANCE WITH THE WORK AS CONSTRUCTED DRAWINGS			



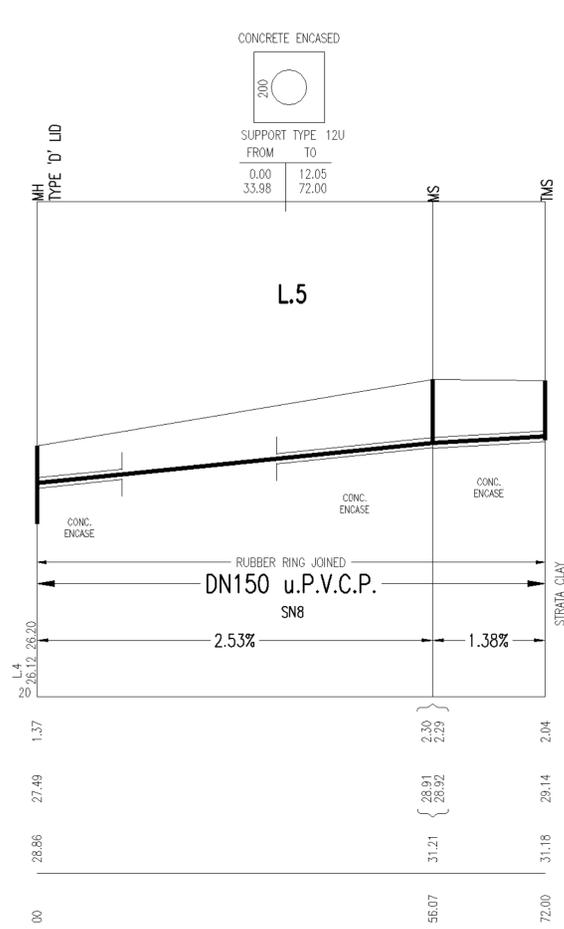
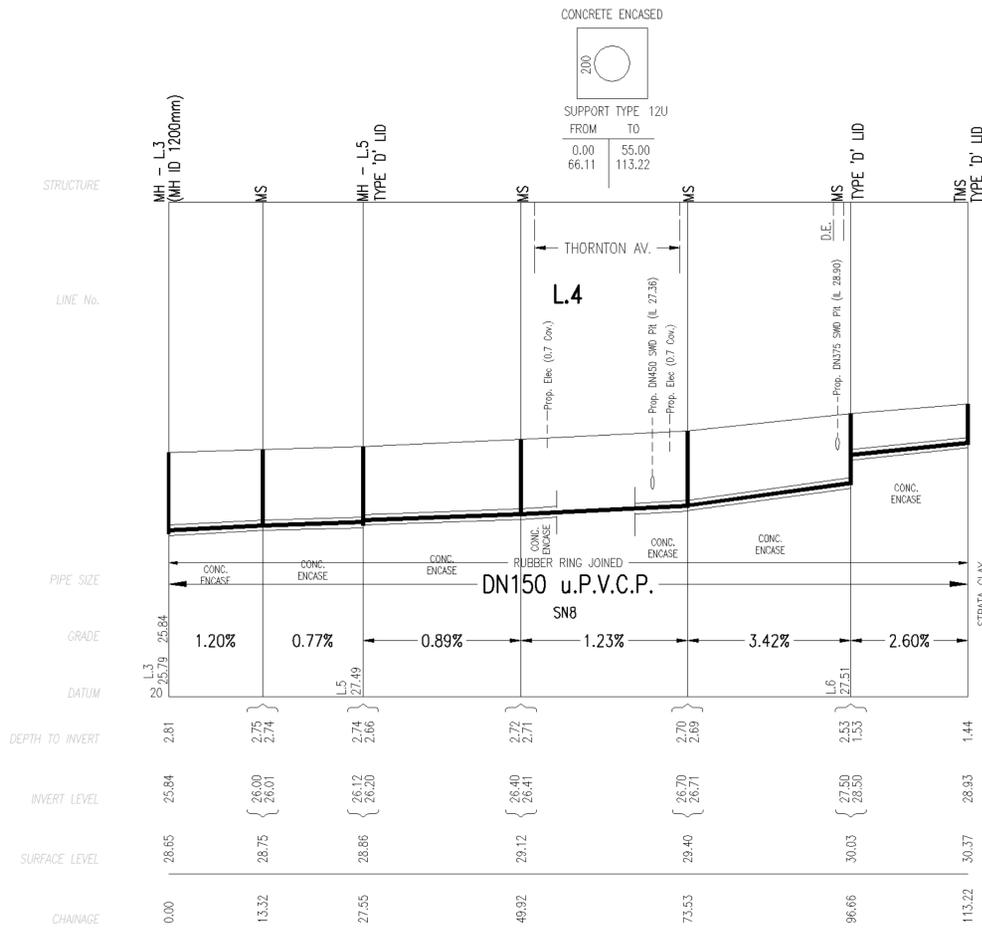
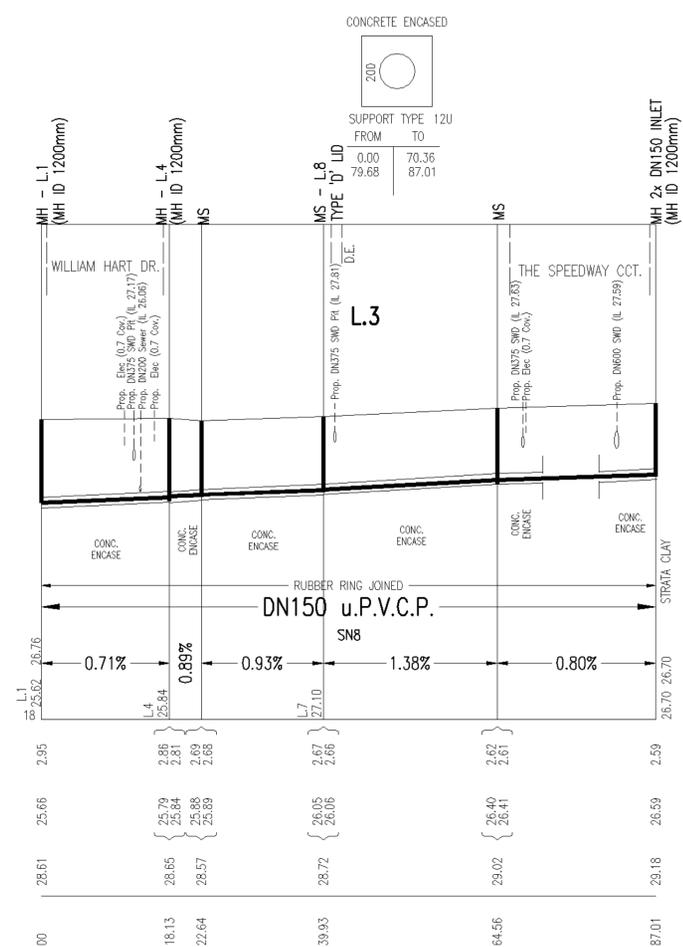
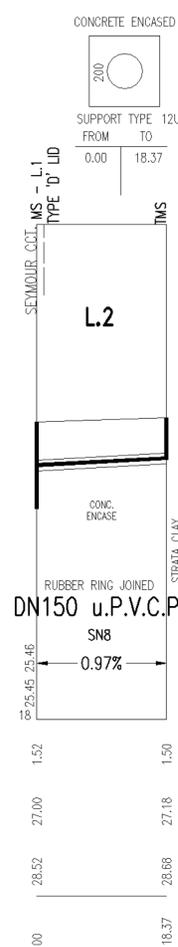
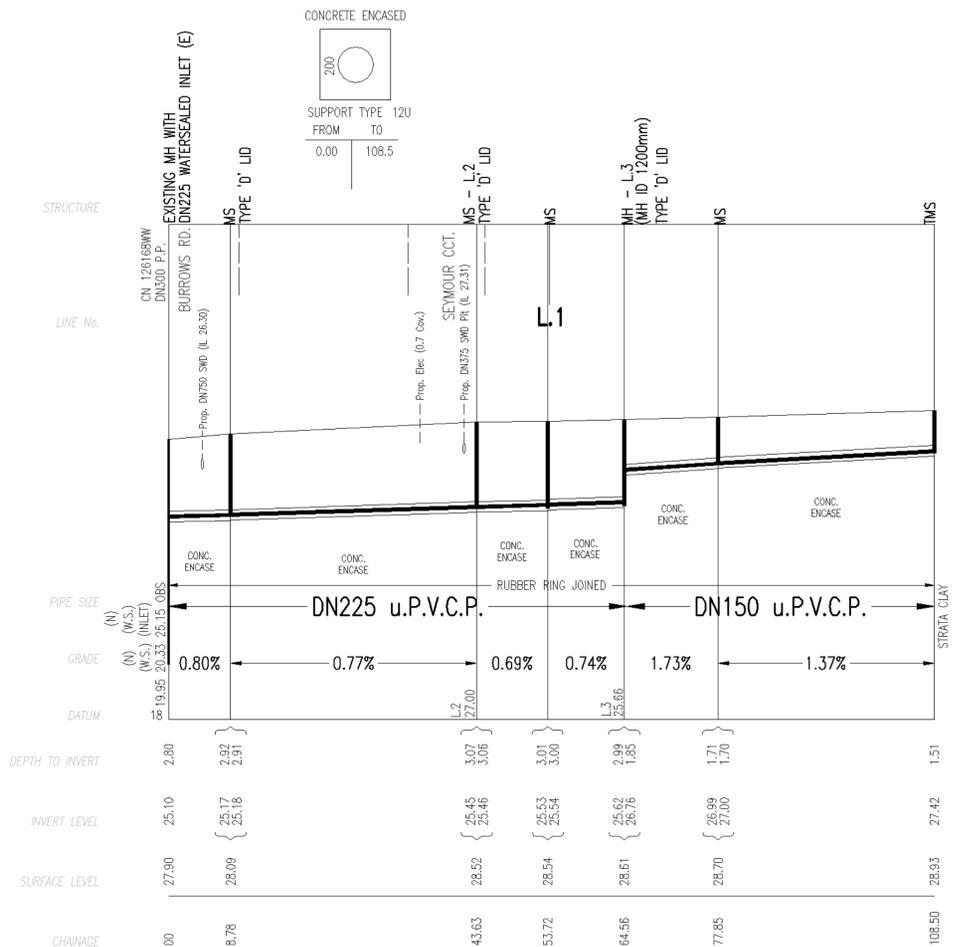
CONTINUATION FROM SHEET 2

- EASEMENT FOR PADMOUNT SUBSTATION (2.75m WIDE)
- RESTRICTION ON THE USE OF LAND (3m WIDE)
- ⊗ RESTRICTION ON THE USE OF LAND (5m WIDE)
- ⊕ DRAINAGE EASEMENT 1.5 WIDE
- ⊙ INFORMATION NOT AVAILABLE, MEASUREMENT INDICATIVE ONLY.



NUMBER	AMENDMENT	INITIAL	DATE
A	FIRST ISSUE (FOR CLIENT ONLY)	F.J.	17.10.11
B	ISSUE FOR COMMENT	F.J.	15.01.12
C	ISSUE FOR SWC ENDORSEMENT	F.J.	20.02.12
D	AMENDED DESIGN AS PER MARKUP FROM LANDCOM BASED ON THE LATEST PROP. ARCHITECTURAL LAYOUT	F.J.	12.07.12
E	L15 EXTENDED BY 20m, LEVELS AMENDED	F.J.	02.08.12
F	MS CHANGED TO MH AT L4/L5 CONNECTION	F.J.	09.08.12
G	FUTURE BOUNDARIES OF LOTS 1341-1343 CHANGED, L14 EXTENDED BY 1.60m AND JUNCTION ADDED ON L14	F.J.	18.11.12
H	WORK AS CONSTRUCTED	S.D.	07.03.13
I	WORK AS CONSTRUCTED AMENDED L14	G.W.	25.02.14

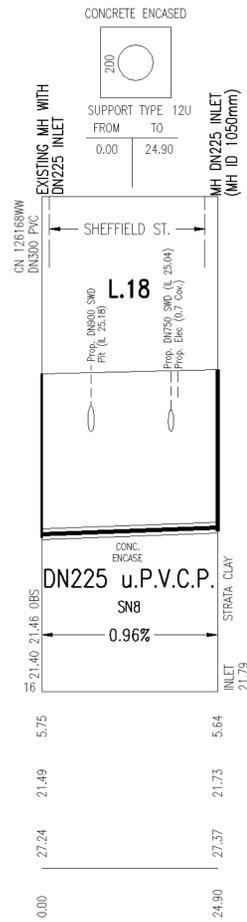
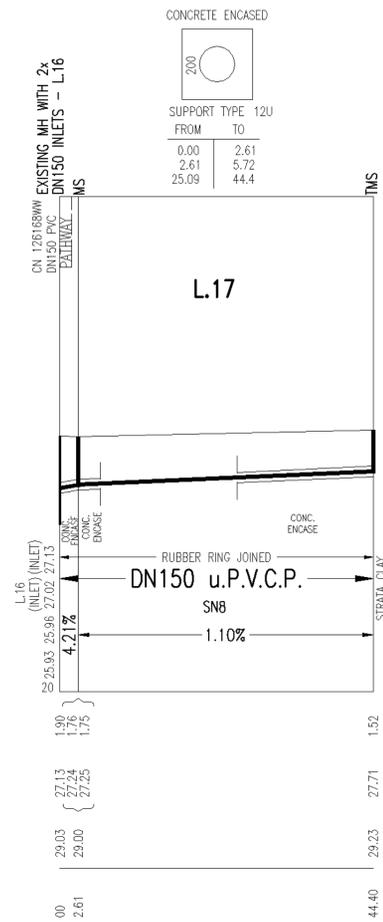
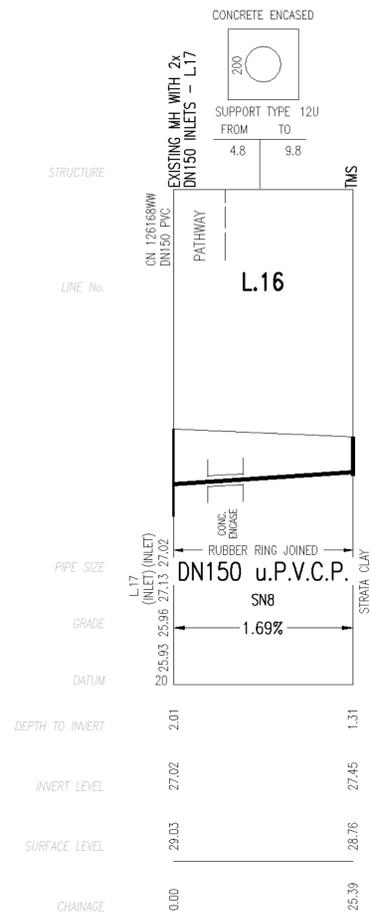
<b>WORK AS CONSTRUCTED CERTIFICATION</b> DEVELOPER LANDCOM W.S.C. QALCHEK PTY LTD CONSTRUCTOR BOOMDELL P/L COMPLETED 19/02/2013 W.A.C. PREPARED 07/03/2013 DESIGNER QALCHEK PTY LTD		SYDNEY WATER CORPORATION <b>WATER</b> Case No. 126169WW SHT 3 OF 6 SHTS. SYDNEY WATER CORPORATION FOR DETAILS OF SERVICES SEE SHEET 1
---	--	---



NUMBER	AMENDMENT	INITIAL	DATE
A	FIRST ISSUE (FOR CLIENT ONLY)	F.J.	17.10.11
B	ISSUE FOR COMMENT	F.J.	15.01.12
C	ISSUE FOR SMC ENDORSEMENT	F.J.	20.02.12
D	AMENDED DESIGN AS PER MARKUP FROM LANDCOM BASED ON THE LATEST PROP. ARCHITECTURAL LAYOUT	F.J.	12.07.12
E	L15 EXTENDED BY 20m, LEVELS AMENDED	F.J.	02.08.12
F	MS CHANGED TO MH AT L4/L5 CONNECTION	F.J.	09.08.12
G	FUTURE BOUNDARIES OF LOTS 1341-1343 CHANGED. L14 EXTENDED BY 1.60m AND JUNCTION ADDED ON L14	F.J.	18.11.12
H	WORK AS CONSTRUCTED	S.D.	07.03.13
I	WORK AS CONSTRUCTED AMENDED L14	G.W.	25.02.14

WORK AS CONSTRUCTED CERTIFICATION		SYDNEY WATER CORPORATION	
DEVELOPER	LANDCOM	<b>Sydney WATER</b>	
W.S.C.	QALCHEK PTY LTD		
CONSTRUCTOR	BOOMDELL P/L	Case No. 126169WW SHT 4 OF 6 SHTS.	
COMPLETED	19/02/2013	SYDNEY WATER CORPORATION FOR DETAILS OF SERVICES SEE SHEET 1	
W.A.C. PREPARED	07/03/2013		
DESIGNER	QALCHEK PTY LTD	SYDNEY WATER CORPORATION	
I CERTIFY THAT THE WORKS HAVE BEEN CONSTRUCTED IN ACCORDANCE WITH THE WORK AS CONSTRUCTED DRAWINGS		FOR DETAILS OF SERVICES SEE SHEET 1	





NUMBER	AMENDMENT	INITIAL	DATE
A	FIRST ISSUE (FOR CLIENT ONLY)	F.J.	17.10.11
B	ISSUE FOR COMMENT	F.J.	15.01.12
C	ISSUE FOR SWC ENDORSEMENT	F.J.	20.02.12
D	AMENDED DESIGN AS PER MARKUP FROM LANDCOM BASED ON THE LATEST PROF. ARCHITECTURAL LAYOUT	F.J.	12.07.12
E	L15 EXTENDED BY 20m, LEVELS AMENDED	F.J.	02.08.12
F	MS CHANGED TO MH AT L4/L5 CONNECTION	F.J.	09.08.12
G	FUTURE BOUNDARIES OF LOTS 1341-1343 CHANGED. L14 EXTENDED BY 1.60m AND JUNCTION ADDED ON L14	F.J.	18.11.12
H	WORK AS CONSTRUCTED	S.D.	07.03.13
I	WORK AS CONSTRUCTED AMENDED L14	G.W.	25.02.14

WORK AS CONSTRUCTED CERTIFICATION		SYDNEY WATER CORPORATION	
DEVELOPER	LANDCOM	<b>Sydney WATER</b>	
W.S.C.	QALCHEK PTY LTD		
CONSTRUCTOR	BOOMDELL P/L	Case No. 126169WW SHT 6 OF 6 SHTS.	
COMPLETED	19/02/2013	SYDNEY WATER CORPORATION FOR DETAILS OF SERVICES SEE SHEET 1	
W.A.C. PREPARED	07/03/2013		
DESIGNER	QALCHEK PTY LTD		

**KEY**

-  FACE BRICK (AS SELECTED)
-  MOROKA TEXTURE FINISH TO BRICKWORK (AS SELECTED)
-  WEATHEREX CLADDING PAINTED FINISH (AS SELECTED)

**NOTE:**  
FIRST FLOOR WINDOWS TO COMPLY WITH CLAUSE 3.9.2.5 OF VOLUME 2 OF THE BCA.

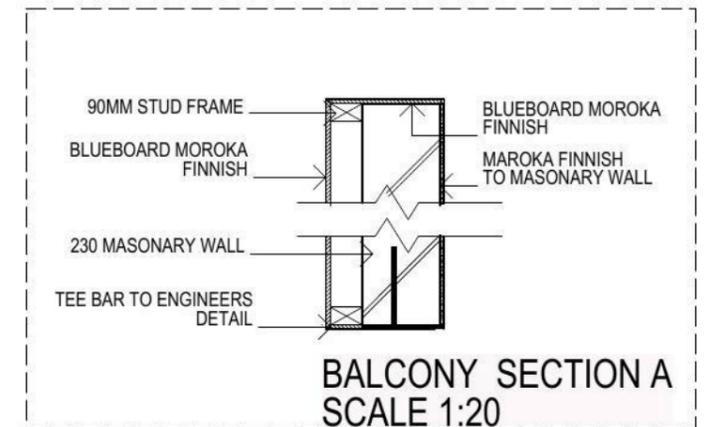
FIRSTSTYLE HOMES Pty Ltd  
Lic No. 113412C  
ACN. 087 773 779  
PO BOX 171, HOXTON PARK 2171

ADMIN: (02) 9601 0111  
FAX: (02) 9601 0711  
EMAIL: design@firststyle.com.au

**HIA members**  
the best in the business



• ALL WORK TO BE CARRIED OUT IN ACCORDANCE WITH B.C.A. RELEVANT AUSTRALIAN STANDARDS, LOCAL & STATE ORDINANCES, LOCAL ELECTRICITY, WATER REGULATIONS AND ALL OTHER RELEVANT AUTHORITIES CONCERNED.  
• ALL ENGINEERING WORK INCLUDING STRUCTURAL, CIVIL AND SITE DRAINAGE TO BE SUBJECT TO ENGINEER'S DETAILS AND CERTIFICATION AS PER REQUIRED BY COUNCIL.  
• ALL WORK TO BE CARRIED OUT IN A PROFESSIONAL AND WORKMANSHIP LIKE WORKMANSHIP LIKE MANNER ACCORDING TO THE PLANS AND SPECIFICATION.  
• ALL DIMENSIONS ARE TO BE CHECKED & VERIFIED ON SITE BEFORE COMMENCEMENT OF ANY WORK. ALL LEVELS ARE SUBJECT TO FINAL SURVEY AND SETOUT BY REGISTERED SURVEYOR.  
• FIRSTSTYLE HOMES SITE SAFETY RULES APPLY.  
• DO NOT SCALE FROM DRAWING. LARGER SCALE DRAWINGS & WRITTEN DIMENSIONS TAKE PREFERENCE.  
• THIS DRAWING & DESIGN IS COPYRIGHT & THE PROPERTY OF FIRSTSTYLE HOMES, AND MUST NOT BE RETAINED, COPIED OR USED WITHOUT THE AUTHORITY OF THIS FIRM.



**FIBRE OPTIC WIRING PACKAGE**

**NOTE:**  
PROVIDE GRANITGARD TERMITE TREATMENT

**NOTE**  
AIR CONDITIONING ONLY  
(EER 2.5-3.0 OR GREATER)  
3-PHASE POWER

**NOTE:**  
ALL COMPONENTS SUCH AS: APPLIANCES; PLUMBING FITTINGS & FIXTURES; DOORS; CABINETRY; HANDLES; PC ITEMS; ARE SHOWN ON THE PLANS & ELEVATIONS FOR ILLUSTRATION PURPOSES ONLY & TO COMMUNICATE APPROX SIZES. PLEASE REFER TO YOUR SPECIFICATIONS FOR YOUR RELEVANT INCLUSIONS



PROMOTION:  
UNIT 1 *LIVING/STYLE COLLECTION*

CLIENT:  
FIRSTSTYLE HOMES

LOCATION:  
LOT 2341  
CNR. WALSHAW ST & CLEVELAND LANE  
PENRITH, 2750

DP: SUBDIVISION OF LOT 1197 DP 1171491 council: PENRITH

model: facade: date: 26/03/2014 quotation assessment: SK1

Sheet: 6 of 12 drawn: G.P. checked: 0.0 scale: 1:100 **741-14**

**ELEVATIONS**

**KEY**

- FACE BRICK (AS SELECTED)
- MOROKA TEXTURE FINISH TO BRICKWORK (AS SELECTED)
- WEATHERTEX CLADDING PAINTED FINISH (AS SELECTED)

**NOTE:**  
FIRST FLOOR WINDOWS TO COMPLY WITH CLAUSE 3.9.2.5 OF VOLUME 2 OF THE BCA.

**FIRSTSTYLE HOMES**

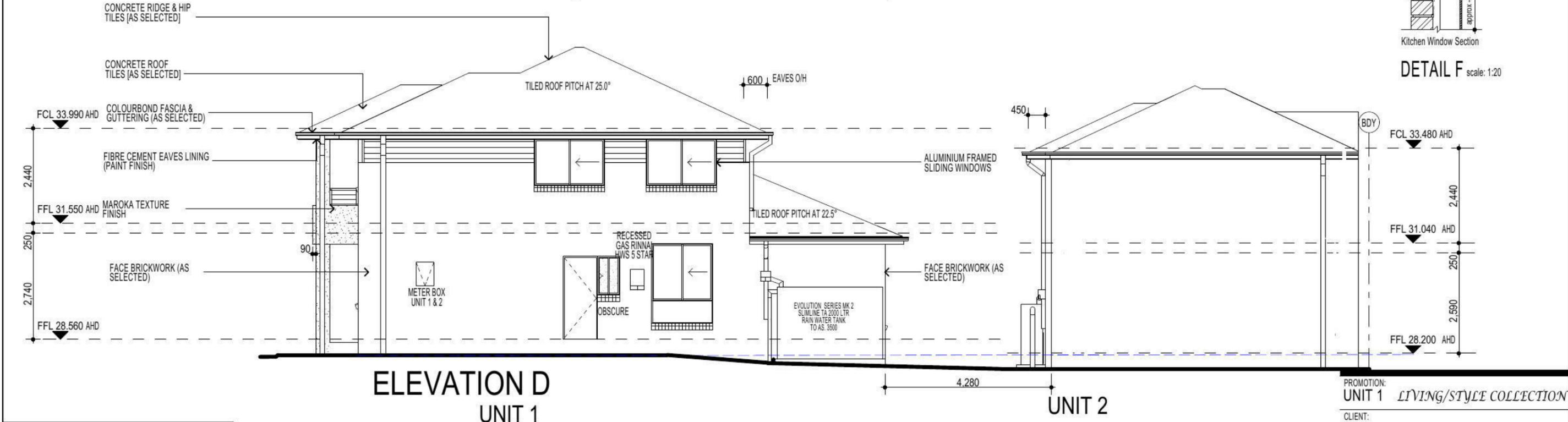
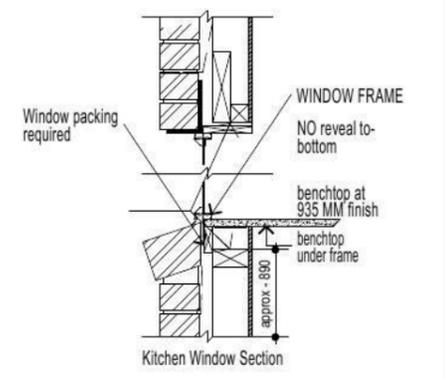
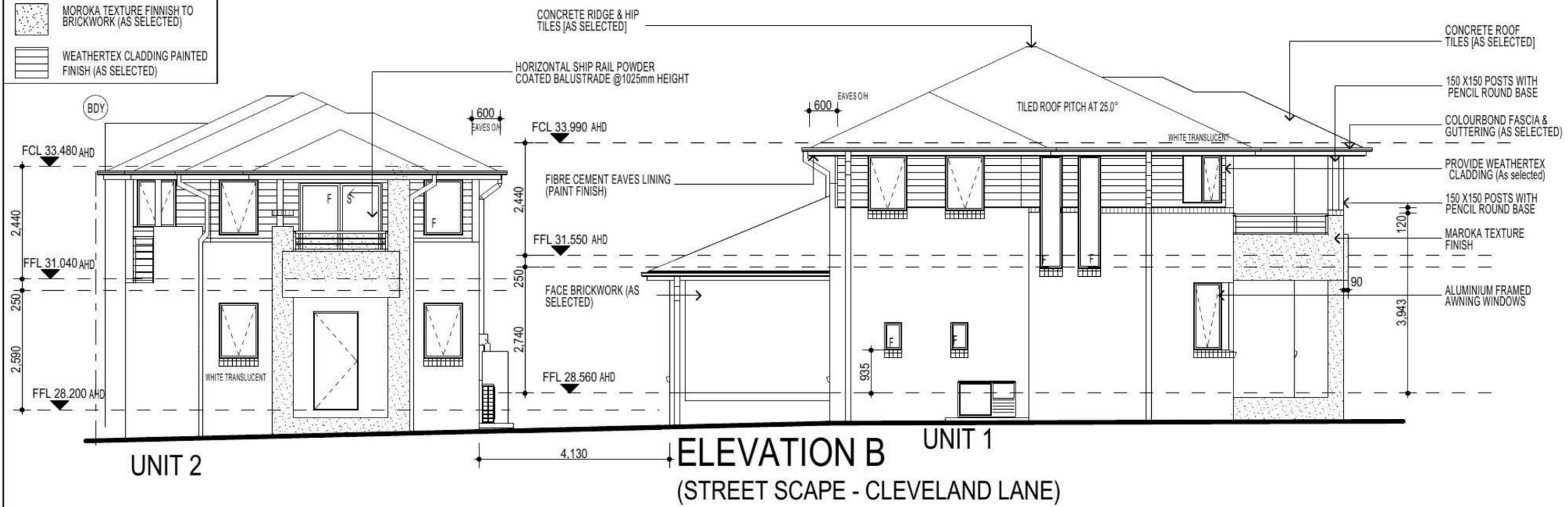
FIRSTSTYLE HOMES Pty Ltd  
Lic No. 113412C  
ACN. 087 773 779  
PO BOX 171, HOXTON PARK 2171

ADMIN: (02) 9601 0111  
FAX: (02) 9601 0711  
EMAIL: design@firststyle.com.au

**HIA members**  
the best in the business

**MASTER BUILDERS ASSOCIATION**  
MEMBER

- ALL WORK TO BE CARRIED OUT IN ACCORDANCE WITH B.C.A. RELEVANT AUSTRALIAN STANDARDS, LOCAL & STATE ORDINANCES, LOCAL ELECTRICITY, WATER REGULATIONS AND ALL OTHER RELEVANT AUTHORITIES CONCERNED.
- ALL ENGINEERING WORK INCLUDING STRUCTURAL, CIVIL AND SITE DRAINAGE TO BE SUBJECT TO ENGINEER'S DETAILS AND CERTIFICATION AS PER REQUIRED BY COUNCIL.
- ALL WORK TO BE CARRIED OUT IN A PROFESSIONAL AND WORKMANSHIP LIKE MANNER ACCORDING TO THE PLANS AND SPECIFICATION.
- ALL DIMENSIONS ARE TO BE CHECKED & VERIFIED ON SITE BEFORE COMMENCEMENT OF ANY WORK. ALL LEVELS ARE SUBJECT TO FINAL SURVEY AND SETOUT BY REGISTERED SURVEYOR.
- FIRSTSTYLE HOMES SITE SAFETY RULES APPLY.
- DO NOT SCALE FROM DRAWING. LARGER SCALE DRAWINGS & WRITTEN DIMENSIONS TAKE PREFERENCE.
- THIS DRAWING & DESIGN IS COPYRIGHT & THE PROPERTY OF FIRSTSTYLE HOMES, AND MUST NOT BE RETAINED, COPIED OR USED WITHOUT THE AUTHORITY OF THIS FIRM.



**NOTE**  
AIR CONDITIONING ONLY  
(EER 2.5-3.0 OR GREATER)  
3-PHASE POWER

**NOTE:**  
ALL COMPONENTS SUCH AS: APPLIANCES; PLUMBING FITTINGS & FIXTURES; DOORS; CABINETRY; HANDLES; PC ITEMS; ARE SHOWN ON THE PLANS & ELEVATIONS FOR ILLUSTRATION PURPOSES ONLY & TO COMMUNICATE APPROX SIZES. PLEASE REFER TO YOUR SPECIFICATIONS FOR YOUR RELEVANT INCLUSIONS

**NOTE:**  
PROVIDE GRANITGARD TERMITE TREATMENT

**FIBRE OPTIC WIRING PACKAGE**

**ABSA** Class 1 Building Single-Dwelling Certification

Certification Number: 1006190306  
Certification Date: 24/03/2014  
Assessor Name: Vic Vicanetti  
Assessor Number: 20311

Simulated Energy: HEATING: 88.2 MJ/m2 pa  
Simulated Energy: COOLING: 87.9 MJ/m2 pa  
Rated with Smartlights: Yes

NetHERS Rating: 4.5/10

**ABSA** Class 1 Building Single-Dwelling Certification

Certification Number: 1006190310  
Certification Date: 24/03/2014  
Assessor Name: Vic Vicanetti  
Assessor Number: 20311

Simulated Energy: HEATING: 88.2 MJ/m2 pa  
Simulated Energy: COOLING: 87.9 MJ/m2 pa  
Rated with Smartlights: Yes

NetHERS Rating: 4.0/10

PROMOTION:  
UNIT 1 *LIVING/STYLE COLLECTION*

CLIENT:  
FIRSTSTYLE HOMES

LOCATION:  
LOT 2341  
CNR. WALSHAW ST & CLEVELAND LANE  
PENRITH, 2750

DP: SUBDIVISION OF LOT 1197 DP 1171491 council: PENRITH

model: facade: date: 26/03/2014

STUDIO CUSTOM

Sheet: 7 of 12 drawn: G.P. checked: 0.0 scale: 1:100

741-14

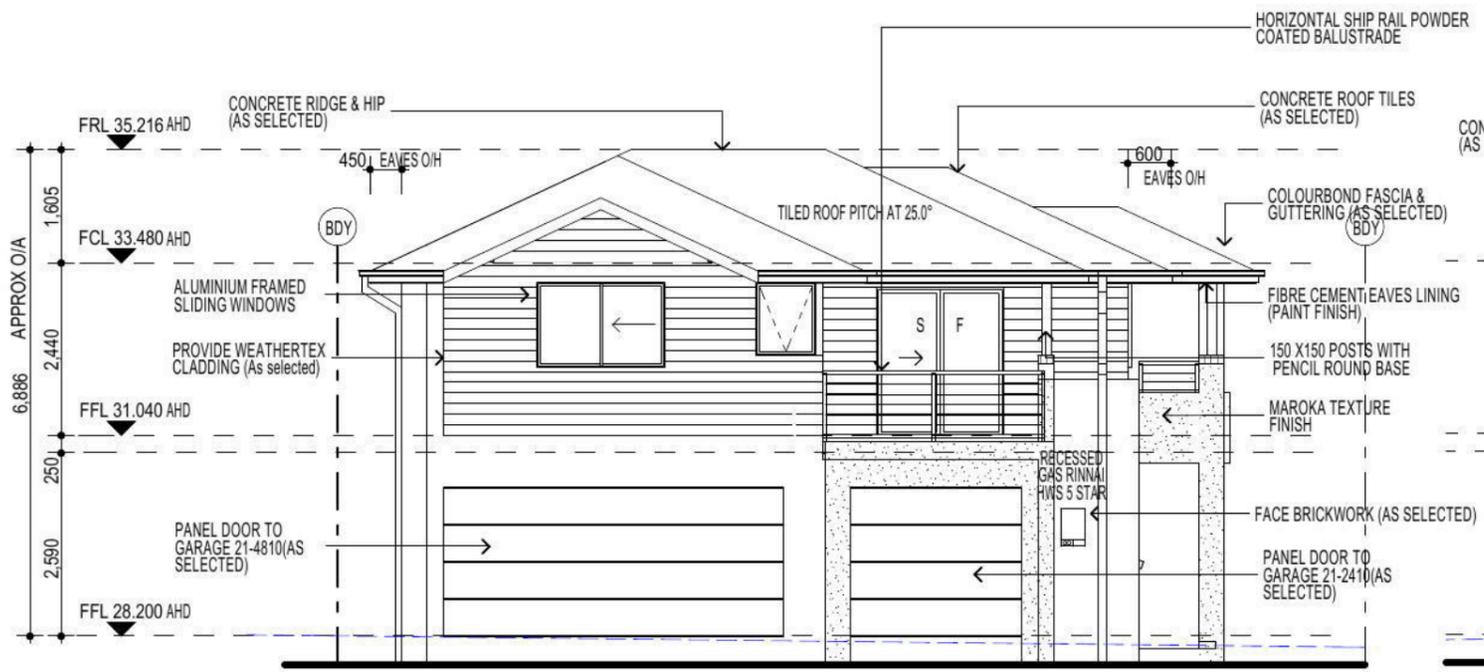
CLIENTS SIGNATURE: DATE: S.P. 99.

**ELEVATIONS**

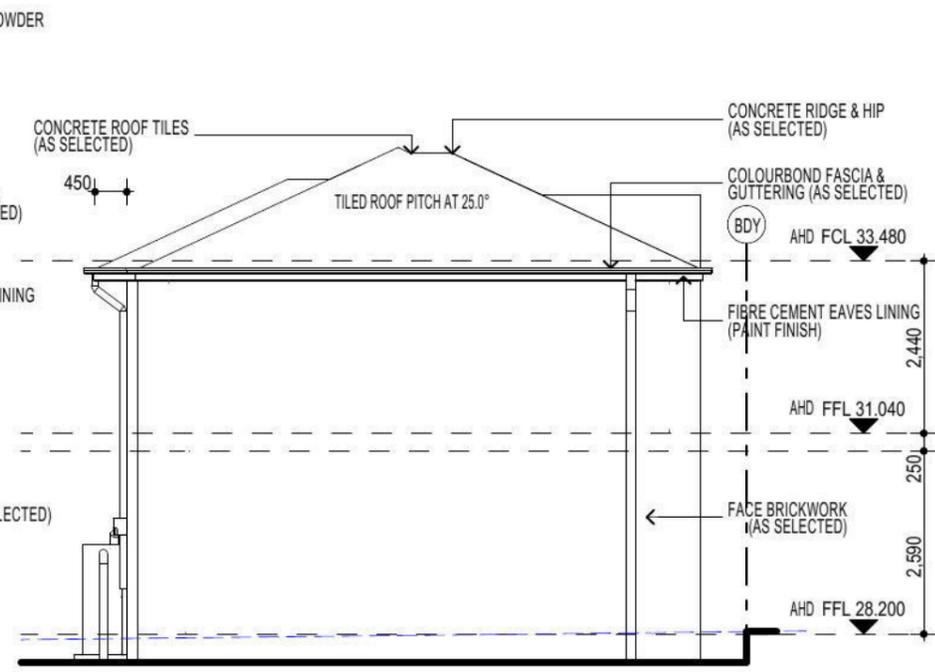
• ALL WORK TO BE CARRIED OUT IN ACCORDANCE WITH B.C.A. RELEVANT AUSTRALIAN STANDARDS, LOCAL & STATE ORDINANCES, LOCAL ELECTRICITY, WATER REGULATIONS AND ALL OTHER RELEVANT AUTHORITIES CONCERNED.  
 • ALL ENGINEERING WORK INCLUDING STRUCTURAL, CIVIL AND SITE DRAINAGE TO BE SUBJECT TO ENGINEER'S DETAILS AND CERTIFICATION AS PER REQUIRED BY COUNCIL.  
 • ALL WORK TO BE CARRIED OUT IN A PROFESSIONAL AND WORKMANSHIP LIKE WORKMANSHIP LIKE MANNER ACCORDING TO THE PLANS AND SPECIFICATION.  
 • ALL DIMENSIONS ARE TO BE CHECKED & VERIFIED ON SITE BEFORE COMMENCEMENT OF ANY WORK. ALL LEVELS ARE SUBJECT TO FINAL SURVEY AND SETOUT BY REGISTERED SURVEYOR.  
 • FIRSTSTYLE HOMES SITE SAFETY RULES APPLY.  
 • DO NOT SCALE FROM DRAWING. LARGER SCALE DRAWINGS & WRITTEN DIMENSIONS TAKE PREFERENCE.  
 • THIS DRAWING & DESIGN IS COPYRIGHT & THE PROPERTY OF FIRSTSTYLE HOMES, AND MUST NOT BE RETAINED, COPIED OR USED WITHOUT THE AUTHORITY OF THIS FIRM.

**KEY**

- FACE BRICK (AS SELECTED)
- MOROKA TEXTURE FINISH TO BRICKWORK (AS SELECTED)
- WEATHERTEX CLADDING PAINTED FINISH (AS SELECTED)



**ELEVATION A**  
 (STREET SCAPE - CLEVELAND LANE)  
 UNIT 2 (LIVING COLLETION)

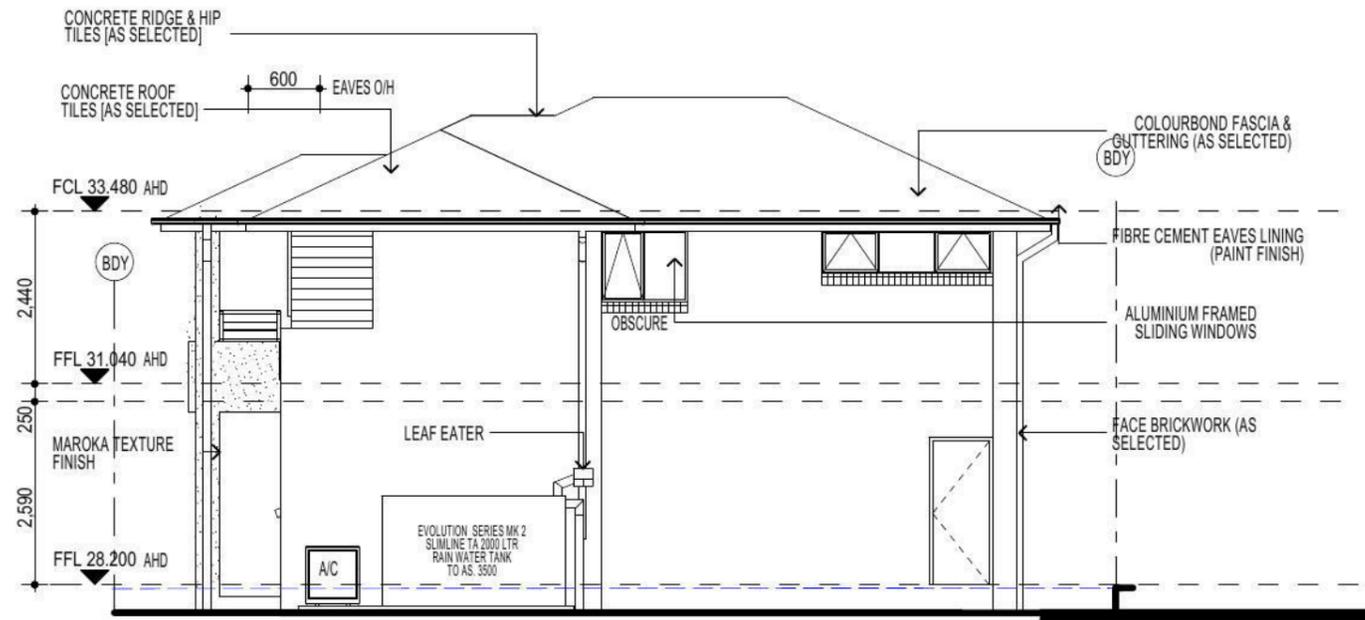


**ELEVATION B**  
 UNIT 2 (LIVING COLLETION)



**ELEVATION D**  
 UNIT 2 (LIVING COLLETION)

PROVIDE 40mm SOLID CORE FRONT ENTRY DOOR - 920 X 2040 X 4 HINGES AS SELECTED.  
 (AMPLIMESH SUPA SCREEN  
 NO - GRILL - SECURITY SCREEN DOOR.)



**ELEVATION C**  
 UNIT 2 (LIVING COLLETION)

PROMOTION:  
 UNIT 2 *LIVING COLLECTION*

CLIENT:  
 FIRSTSTYLE HOMES

LOCATION:  
 LOT 2341  
 CNR. WALSHAW ST & CLEVELAND LANE  
 PENRITH, 2750

DP: SUBDIVISION OF LOT 1197 DP 1171491 council: PENRITH

model: facade: date: 26/03/2014 quotation assessment: SK1

Sheet: 8 of 12 drawn: G.P. checked: 0.0 scale: 741-14

CLIENTS SIGNATURE: DATE: S.P. 99.

**NOTE**  
 AIR CONDITIONING ONLY  
 (EER 2.5-3.0 OR GREATER)  
 3-PHASE POWER

**NOTE:**  
 ALL COMPONENTS SUCH AS; APPLIANCES;  
 PLUMBING FITTINGS & FIXTURES; DOORS;  
 CABINETRY; HANDLES; PC ITEMS; ARE SHOWN  
 ON THE PLANS & ELEVATIONS FOR  
 ILLUSTRATION PURPOSES ONLY & TO  
 COMMUNICATE APPROX SIZES. PLEASE REFER TO  
 YOUR SPECIFICATIONS FOR YOUR RELEVANT  
 INCLUSIONS

**NOTE:**  
 PROVIDE GRANITGARD  
 TERMITE TREATMENT

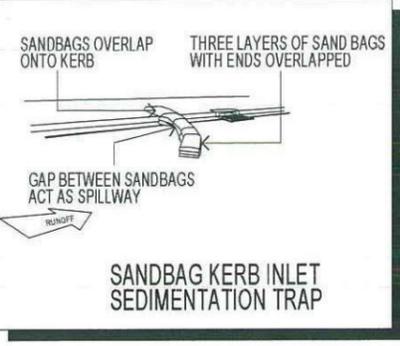
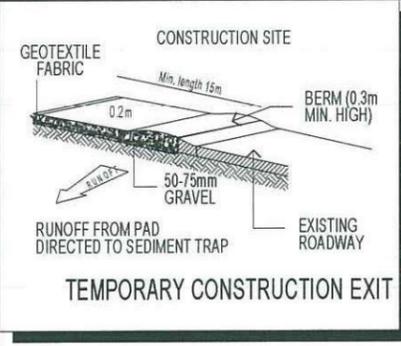
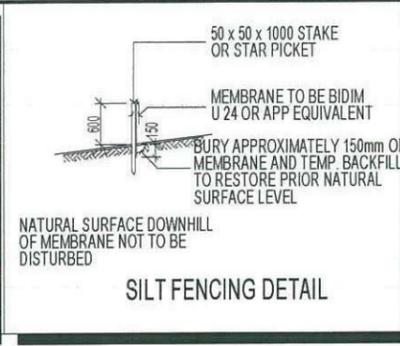
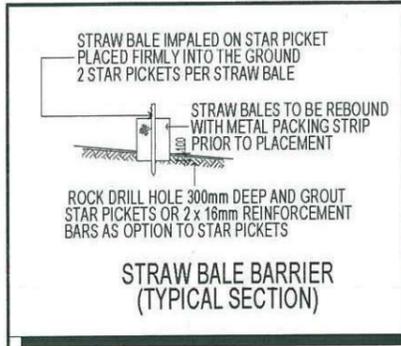
**FIBRE OPTIC WIRING PACKAGE**



**STUDIO LOFT - ELEVATIONS**

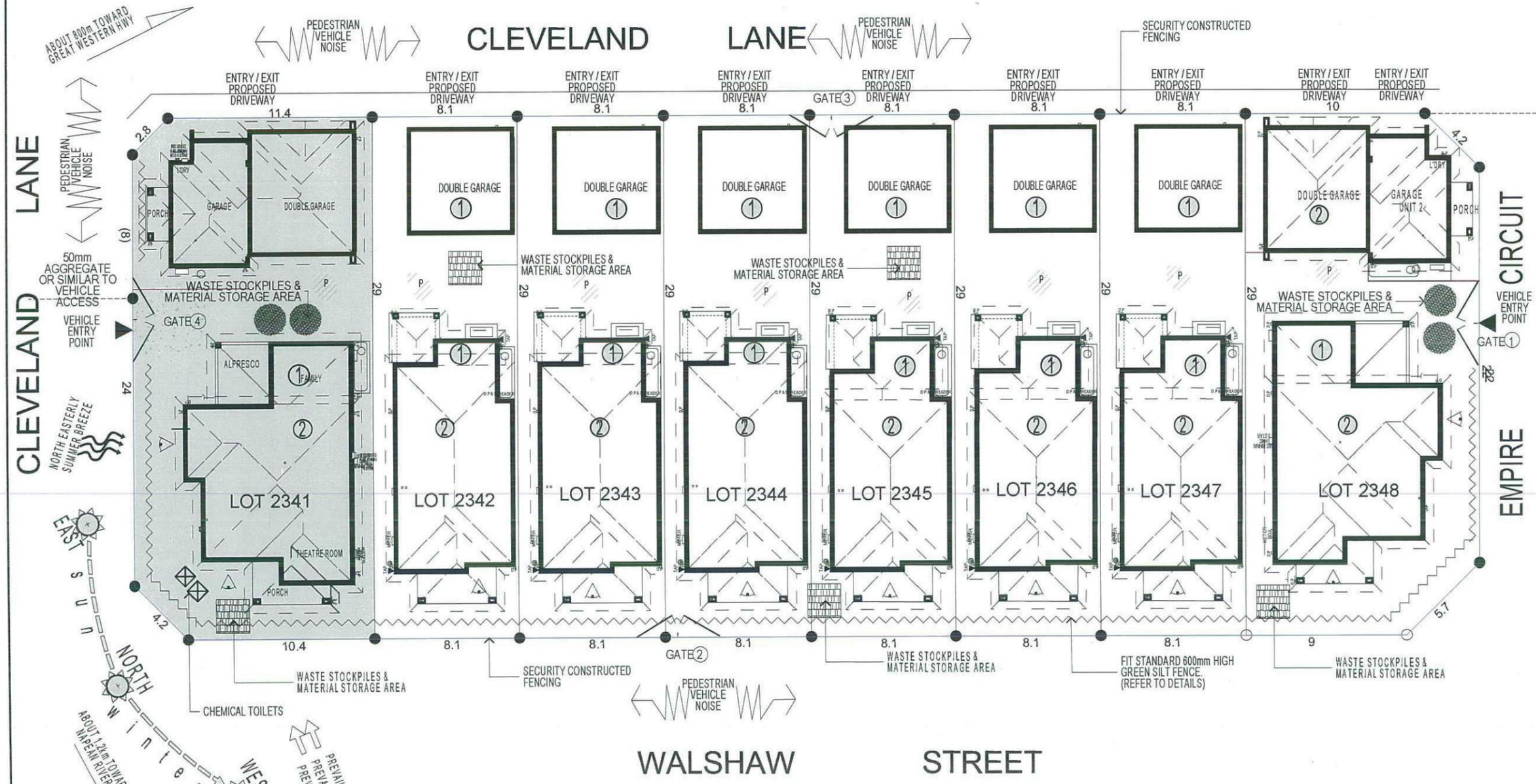
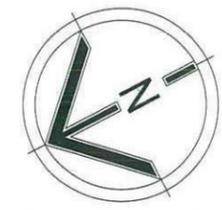


• ALL WORK TO BE CARRIED OUT IN ACCORDANCE WITH B.C.A. RELEVANT AUSTRALIAN STANDARDS, LOCAL & STATE ORDINANCES, LOCAL ELECTRICITY, WATER REGULATIONS AND ALL OTHER RELEVANT AUTHORITIES CONCERNED  
 • ALL ENGINEERING WORK INCLUDING STRUCTURAL, CIVIL AND SITE DRAINAGE TO BE SUBJECT TO ENGINEER'S DETAILS AND CERTIFICATION AS PER REQUIRED BY COUNCIL  
 • ALL WORK TO BE CARRIED OUT IN A PROFESSIONAL AND WORKMANSHIP LIKE WORKMANSHIP LIKE MANNER ACCORDING TO THE PLANS AND SPECIFICATION  
 • ALL DIMENSIONS ARE TO BE CHECKED & VERIFIED ON SITE BEFORE COMMENCEMENT OF ANY WORK. ALL LEVELS ARE SUBJECT TO FINAL SURVEY AND SETOUT BY REGISTERED SURVEYOR  
 • FIRSTYLE HOMES SITE SAFETY RULES APPLY  
 • DO NOT SCALE FROM DRAWING. LARGER SCALE DRAWINGS & WRITTEN DIMENSIONS TAKE PRECEDENCE  
 • THIS DRAWING & DESIGN IS COPYRIGHT & THE PROPERTY OF FIRSTYLE HOMES, AND MUST NOT BE RETAINED, COPIED OR USED WITHOUT THE AUTHORITY OF THIS FIRM



**DUST CONTROL MEASURES:**  
 IF THE SITE BECOMES DUSTY DURING HOTTER MONTHS (FIRSTYLE) WILL SPRINKLE WATER ON THE DUST  
 ANY AREA OF ROAD BASE WILL BE POSITIONED FOR HEAVY VEHICLES TO REDUCE & PROVIDE AN AREA TO WASH TRUCKS OFF (IF REQUIRED)

**NOISE & VIBRATION MEASURES:**  
 ALL EXCAVATION WILL BE CARRIED OUT BETWEEN THE TIME SETOUT IN THE COUNCIL CONDITIONS  
 MACHINERY SIZE WILL BE KEPT TO A MINIMUM REQUIRED FOR THE JOB



KEY	
	SOLAR ACCESS
	NUMBER OF STOREYS
	PREVAILING WINDS
	EXISTING TREES
	TREES TO BE REMOVED
	DIRECTION & DISTANCES
	NOISE
	VEHICULAR SITE ENTRY
	HWS
	VIEWS
	PRIVATE OPEN SPACE
	OVERLOOKING
	RAINWATER TANK (Underground)
	A/C UNIT (if required)

**NOTE:**  
 ALL COMPONENTS SUCH AS: APPLIANCES, PLUMBING FITTINGS & FIXTURES, DOORS, CABINETRY, HANDLES, PC ITEMS, ARE SHOWN ON THE PLANS & ELEVATIONS FOR ILLUSTRATION PURPOSES ONLY & TO COMMUNICATE APPROX SIZES. PLEASE REFER TO YOUR SPECIFICATIONS FOR YOUR RELEVANT INCLUSIONS

Thorton Design Review Panel  
 ANDCOM  
 Asca Date 29/3/19

**SITE ANALYSIS & WASTE MANAGEMENT PLAN**

PROMOTION: UNIT 1 LIVING/STYLE COLLECTION  
 CLIENT: FIRSTYLE HOMES  
 LOCATION: LOT 2341 CNR. WALSHAW ST & CLEVELAND LANE PENRITH, 2750  
 DP: SUBDIVISION OF LOT 1197 DP 1171491 council: PENRITH  
 model: STUDIO facade: CUSTOM date: 20/03/2014 SK1  
 Sheet: 2 of 11 scale: 1:250 741-14

**KEY**

-  FACE BRICK (AS SELECTED)
-  MOROKA TEXTURE FINISH TO BRICKWORK (AS SELECTED)
-  WEATHERTEX CLADDING PAINTED FINISH (AS SELECTED)

  
 Reviewed *Ascott* Date *29/3/14*

**NOTE:**  
FIRST FLOOR WINDOWS TO COMPLY WITH CLAUSE 3.9.2.5 OF VOLUME 2 OF THE BCA.

**FIRSTYLE HOMES**

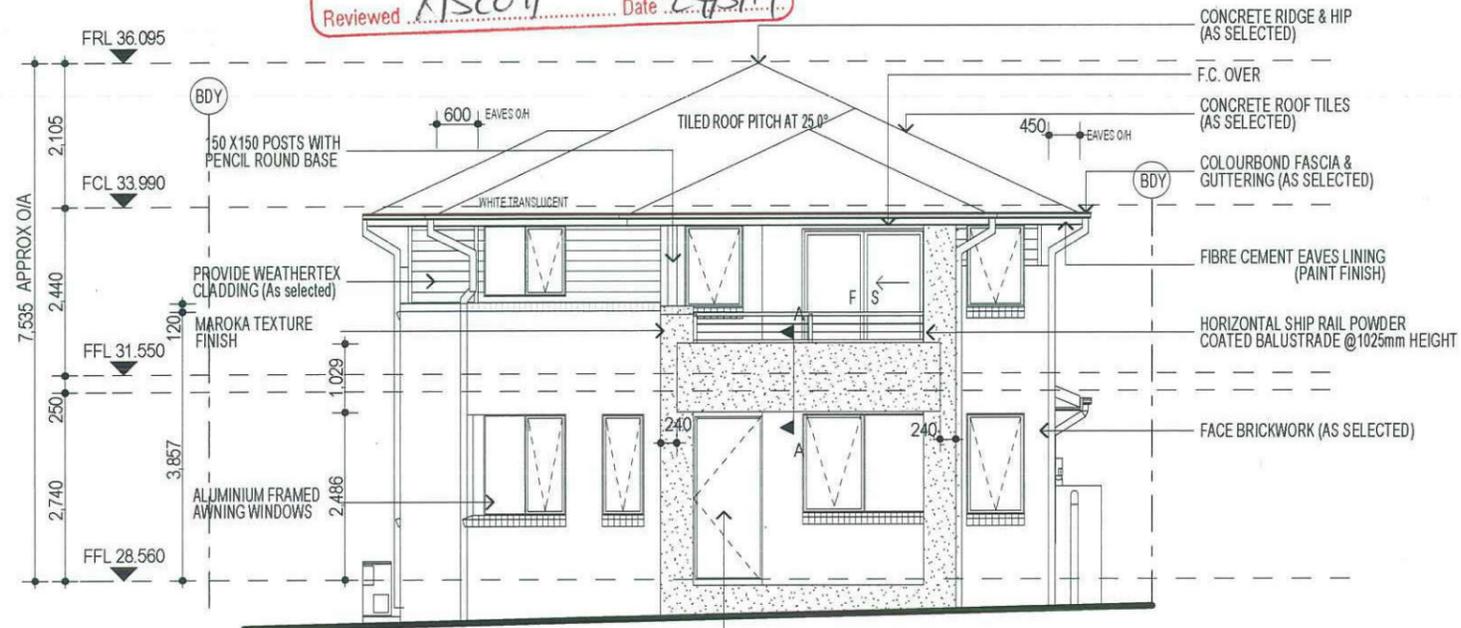
FIRSTYLE HOMES Pty Ltd  
 Lic No. 113412C  
 ACN 087 773 779  
 PO BOX 171, HOXTON PARK 2171

ADMIN: 02 9601 3111  
 FAX: 02 9601 0711  
 EMAIL: design@firstyle.com.au

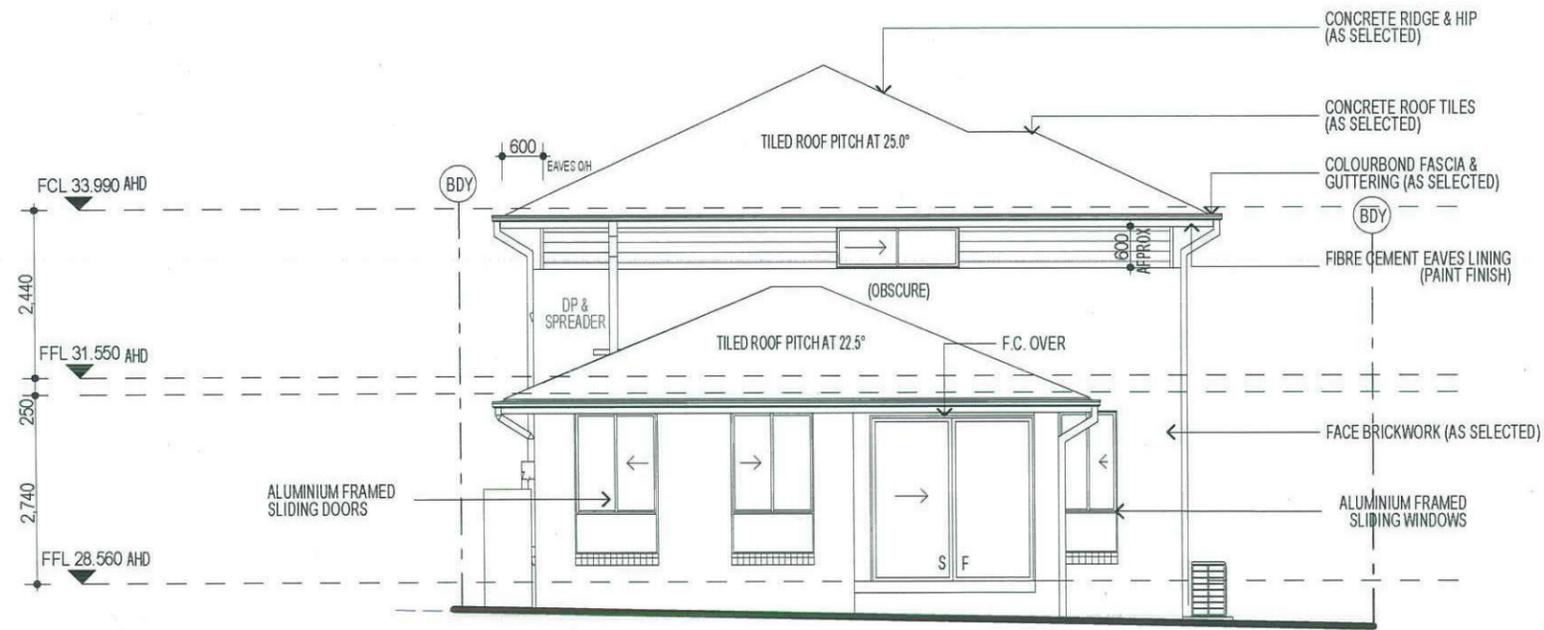
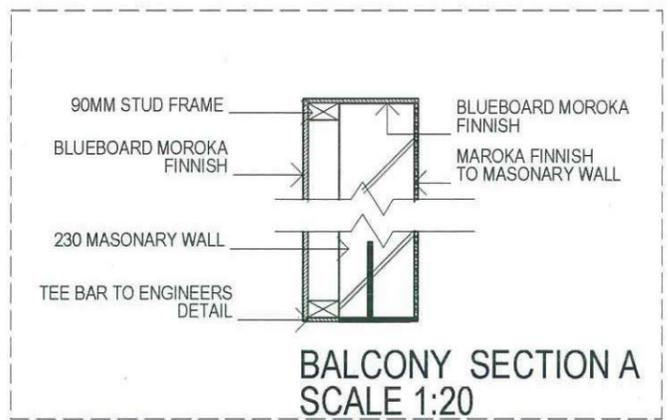
**HIA members**  
the best in the business



- ALL WORK TO BE CARRIED OUT IN ACCORDANCE WITH B.C.A., RELEVANT AUSTRALIAN STANDARDS, LOCAL & STATE ORDINANCES, LOCAL ELECTRICITY, WATER REGULATIONS AND ALL OTHER RELEVANT AUTHORITIES CONCERNED
- ALL ENGINEERING WORK INCLUDING STRUCTURAL, CIVIL AND SITE DRAINAGE TO BE SUBJECT TO ENGINEER'S DETAILS AND CERTIFICATION AS PER REQUIRED BY COUNCIL.
- ALL WORK TO BE CARRIED OUT IN A PROFESSIONAL AND WORKMANSHIP LIKE WORKMANSHIP LIKE MANNER ACCORDING TO THE PLANS AND SPECIFICATION.
- ALL DIMENSIONS ARE TO BE CHECKED & VERIFIED ON SITE BEFORE COMMENCEMENT OF ANY WORK. ALL LEVELS ARE SUBJECT TO FINAL SURVEY AND SETOUT BY REGISTERED SURVEYOR.
- FIRSTYLE HOMES SITE SAFETY RULES APPLY.
- DO NOT SCALE FROM DRAWING. LARGER SCALE DRAWINGS & WRITTEN DIMENSIONS TAKE PREFERENCE.
- THIS DRAWING & DESIGN IS COPYRIGHT & THE PROPERTY OF FIRSTYLE HOMES, AND MUST NOT BE RETAINED, COPIED OR USED WITHOUT THE AUTHORITY OF THIS FIRM.



PROVIDE 40mm SOLID CORE FRONT ENTRY DOOR - 920 X 2340 X 4 HINGES AS SELECTED WITH FULL PERIMETER WEATHER SEALS. (AMPLIMESH SUPA SCREEN NO - GRILL - SECURITY SCREEN DOOR.)



**FIBRE OPTIC WIRING PACKAGE**

**NOTE:**  
PROVIDE GRANITGARD TERMITE TREATMENT

**NOTE**  
AIR CONDITIONING ONLY (EER 2.5-3.0 OR GREATER)  
3-PHASE POWER

**NOTE:**  
ALL COMPONENTS SUCH AS: APPLIANCES, PLUMBING FITTINGS & FIXTURES, DOORS, CABINERY, HANDLES, PC ITEMS, ARE SHOWN ON THE PLANS & ELEVATIONS FOR ILLUSTRATION PURPOSES ONLY & TO COMMUNICATE APPROX SIZES. PLEASE REFER TO YOUR SPECIFICATIONS FOR YOUR RELEVANT INCLUSIONS

PROMOTION: <b>UNIT 1 LIVING/STYLE COLLECTION</b>			
CLIENT: <b>FIRSTYLE HOMES</b>			
LOCATION: LOT 2341 CNR. WALSHAW ST & CLEVELAND LANE PENRITH, 2750			
DP: SUBDIVISION OF LOT 1197 DP 1171491	council: PENRITH	model: STUDIO	facade: CUSTOM
date: 20/03/2014	quotation assessment: SK1	Sheet: 6 of 11	drawn: G.P.
checked: 0.0	scale: 1:100	<b>741-14</b>	
CLIENT'S SIGNATURE		DATE	

**ELEVATIONS**

**KEY**

-  FACE BRICK (AS SELECTED)
-  MOROKA TEXTURE FINISH TO BRICKWORK (AS SELECTED)
-  WEATHERTEX CLADDING PAINTED FINISH (AS SELECTED)

**Thorton Design Review Panel**  
 *Ascoff*  
 Reviewed *Ascoff* Date *20/3/14*

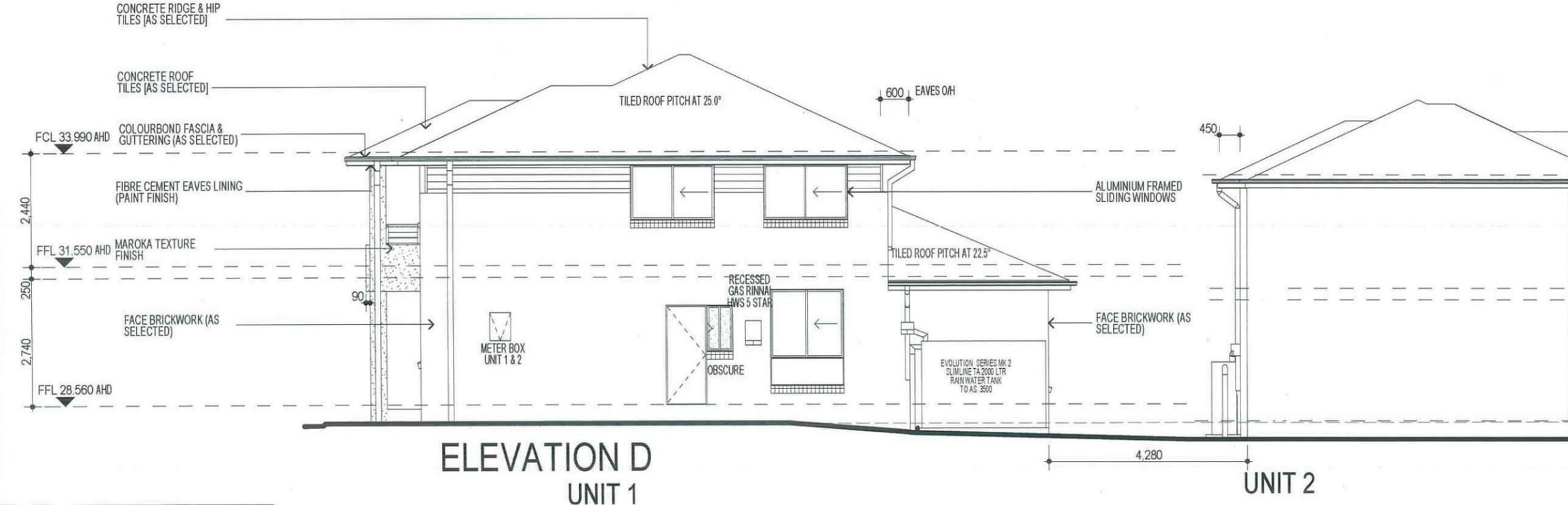
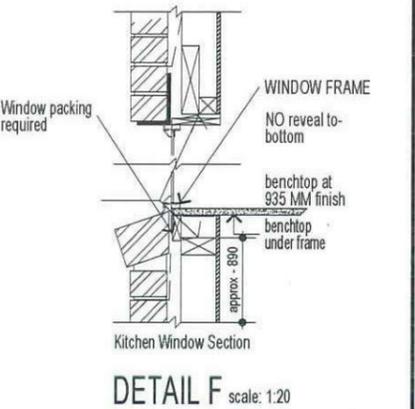
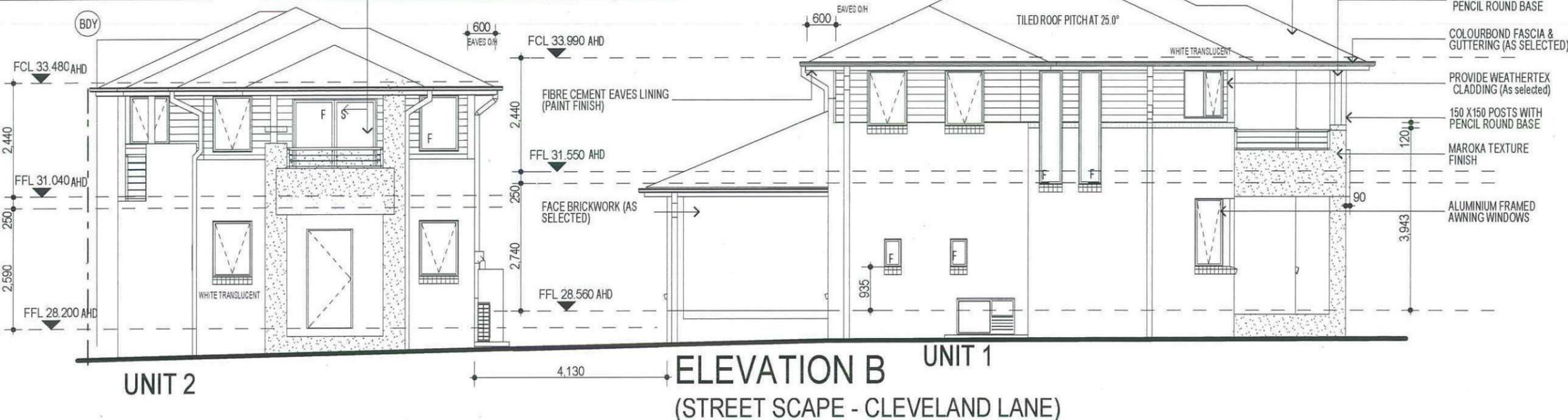
**NOTE:**  
 FIRST FLOOR WINDOWS TO COMPLY WITH CLAUSE 3.9.2.5 OF VOLUME 2 OF THE BCA.

**FIRSTYLE HOMES**  
 FIRSTYLE HOMES Pty Ltd  
 Lic No: 1134120 ACN: 087 773 779 PO BOX 171, HOXTON PARK 2171  
 ADMIN: 02) 9601 3111 FAX: 02) 9601 0711 EMAIL: design@firstyle.com.au

**HIA members**  
 the best in the business

**MASTER BUILDERS ASSOCIATION MEMBER**  
 MASTER BUILDER, BETTER BUILDER

- ALL WORK TO BE CARRIED OUT IN ACCORDANCE WITH B.C.A. RELEVANT AUSTRALIAN STANDARDS, LOCAL & STATE ORDINANCES, LOCAL ELECTRICITY, WATER REGULATIONS AND ALL OTHER RELEVANT AUTHORITIES CONCERNED
- ALL ENGINEERING WORK INCLUDING STRUCTURAL, CIVIL AND SITE DRAINAGE TO BE SUBJECT TO ENGINEER'S DETAIL AND CERTIFICATION AS PER REQUIRED BY COUNCIL
- ALL WORK TO BE CARRIED OUT IN A PROFESSIONAL AND WORKMANSHIP LIKE WORKMANSHIP LIKE MANNER ACCORDING TO THE PLANS AND SPECIFICATION
- ALL DIMENSIONS ARE TO BE CHECKED & VERIFIED ON SITE BEFORE COMMENCEMENT OF ANY WORK. ALL LEVELS ARE SUBJECT TO FINAL SURVEY AND SETOUT BY REGISTERED SURVEYOR.
- FIRSTYLE HOMES SITE SAFETY RULES APPLY.
- DO NOT SCALE FROM DRAWING. LARGER SCALE DRAWINGS & WRITTEN DIMENSIONS TAKE PREFERENCE.
- THIS DRAWING & DESIGN IS COPYRIGHT & THE PROPERTY OF FIRSTYLE HOMES, AND MUST NOT BE RETAINED, COPIED OR USED WITHOUT THE AUTHORITY OF THIS FIRM.



**NOTE**  
 AIR CONDITIONING ONLY  
 (EER 2.5-3.0 OR GREATER)  
 3-PHASE POWER

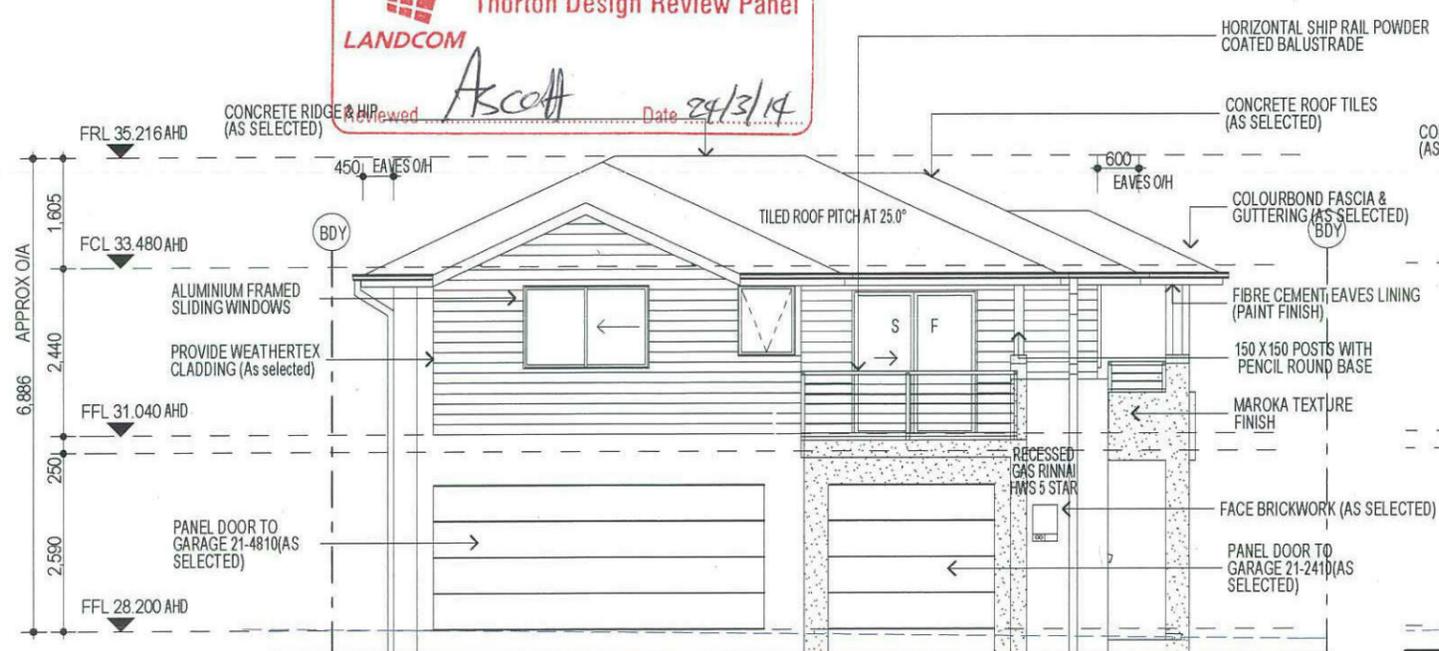
**NOTE:**  
 ALL COMPONENTS SUCH AS: APPLIANCES, PLUMBING FITTINGS & FIXTURES, DOORS, CABINETS, HANDLES, PC ITEMS, ARE SHOWN ON THE PLANS & ELEVATIONS FOR ILLUSTRATION PURPOSES ONLY & TO COMMUNICATE APPROX SIZES. PLEASE REFER TO YOUR SPECIFICATIONS FOR YOUR RELEVANT INCLUSIONS

**FIBRE OPTIC WIRING PACKAGE**

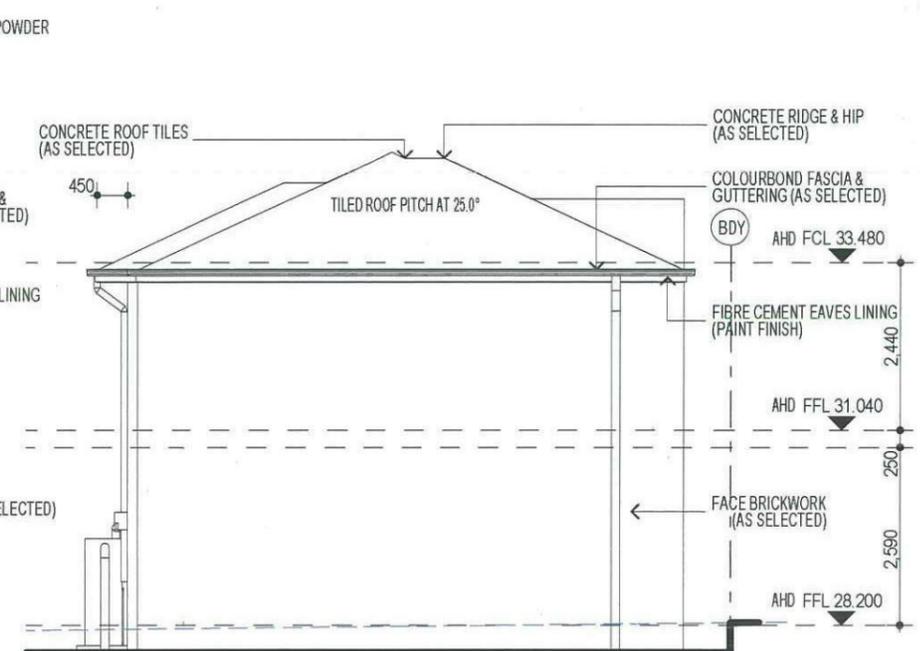
PROMOTION: UNIT 1 <i>LIVING/STYLE COLLECTION</i>			
CLIENT: FIRSTYLE HOMES			
LOCATION: LOT 2341 CNR. WALSHAW ST & CLEVELAND LANE PENRITH, 2750			
DP: SUBDIVISION OF LOT 1197 DP 1171491	council: PENRITH		
model: STUDIO	facade: CUSTOM	date: 20/03/2014	quotation assessment: SK1
Sheet: 7 of 11	drawn: G.P.	checked: O.O.	scale: 1:100
			<b>741-14</b>
CLIENT'S SIGNATURE _____ DATE _____ SP. 00			

**ELEVATIONS**

**Thorton Design Review Panel**  
**LANDCOM**  
*Ascott* Date 29/13/14



**ELEVATION A**  
 (STREET SCAPE - CLEVELAND LANE)  
 UNIT 2 (LIVING COLLETION)



**ELEVATION B**  
 UNIT 2 (LIVING COLLETION)

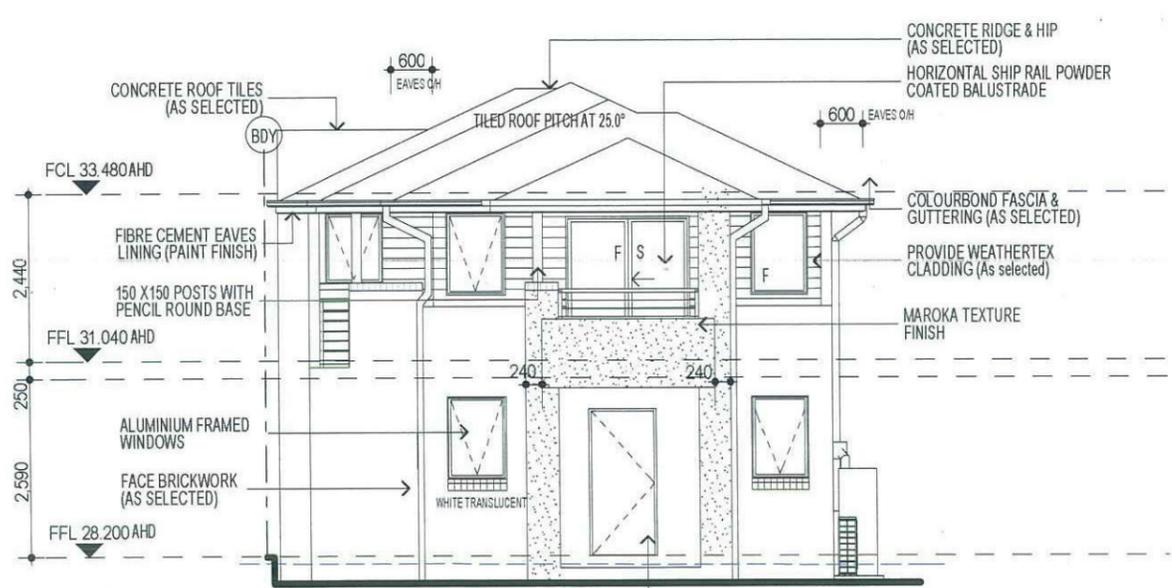
**HIA members**  
 the best in the business

**MASTER BUILDERS ASSOCIATION MEMBER**

ALL WORK TO BE CARRIED OUT IN ACCORDANCE WITH B.C.A. RELEVANT AUSTRALIAN STANDARDS, LOCAL & STATE ORDINANCES, LOCAL ELECTRICITY, WATER REGULATIONS AND ALL OTHER RELEVANT AUTHORITIES CONCERNED.  
 ALL ENGINEERING WORK INCLUDING STRUCTURAL, CIVIL AND SITE DRAINAGE TO BE SUBJECT TO ENGINEER'S DETAILS AND CERTIFICATION AS PER REQUIRED BY COUNCIL.  
 ALL WORK TO BE CARRIED OUT IN A PROFESSIONAL AND WORKMANSHIP LIKE WORKMANSHIP LIKE MANNER ACCORDING TO THE PLANS AND SPECIFICATION.  
 ALL DIMENSIONS ARE TO BE CHECKED & VERIFIED ON SITE BEFORE COMMENCEMENT OF ANY WORK. ALL LEVELS ARE SUBJECT TO FINAL SURVEY AND SETOUT BY REGISTERED SURVEYOR.  
 FIRSTYLE HOMES SITE SAFETY RULES APPLY.  
 DO NOT SCALE FROM DRAWING. LARGER SCALE DRAWINGS & WRITTEN DIMENSIONS TAKE PREFERENCE.  
 THIS DRAWING & DESIGN IS COPYRIGHT & THE PROPERTY OF FIRSTYLE HOMES, AND MUST NOT BE RETAINED, COPIED OR USED WITHOUT THE AUTHORITY OF THIS FIRM.

**KEY**

- FACE BRICK (AS SELECTED)
- MOROKA TEXTURE FINISH TO BRICKWORK (AS SELECTED)
- WEATHERTEX CLADDING PAINTED FINISH (AS SELECTED)



**ELEVATION D**  
 UNIT 2 (LIVING COLLETION)

PROVIDE 40mm SOLID CORE FRONT ENTRY DOOR - 920 X 2040 X 4 HINGES AS SELECTED.  
 (AMPLIMESH SUPA SCREEN NO - GRILL - SECURITY SCREEN DOOR.)



**ELEVATION C**  
 UNIT 2 (LIVING COLLETION)

**NOTE**  
 AIR CONDITIONING ONLY  
 (EER 2.5-3.0 OR GREATER)  
 3-PHASE POWER

**NOTE:**  
 ALL COMPONENTS SUCH AS: APPLIANCES, PLUMBING FITTINGS & FIXTURES, DOORS, CABINETS, HANDLES, PC ITEMS, ARE SHOWN ON THE PLANS & ELEVATIONS FOR ILLUSTRATION PURPOSES ONLY & TO COMMUNICATE APPROX SIZES. PLEASE REFER TO YOUR SPECIFICATIONS FOR YOUR RELEVANT INCLUSIONS

**FIBRE OPTIC WIRING PACKAGE**

PROMOTION: UNIT 2 *LIVING COLLECTION*

CLIENT: FIRSTYLE HOMES

LOCATION: LOT 2341 CNR. WALSHAW ST & CLEVELAND LANE PENRITH, 2750

DP: SUBDIVISION OF LOT 1197 DP 1171491	council: PENRITH
model: STUDIO	facade: CUSTOM
date: 20/03/2014	quotation assessment: SK1
Sheet: 8 of 11	drawn: G.P. checked: 0.0 scale: 1:100

**741-14**

CLIENTS SIGNATURE DATE G.P.

**STUDIO LOFT - ELEVATIONS**

# Lot 2341 WALSHAW

## PLANT SCHEDULE Prepared by ecodeign Pty Ltd

SYMBOL	BOTANICAL NAME	COMMON NAME	QUANTITY	POT SIZE	MATURE SIZE
Aw	Agapanthus 'White'	White Agapanthus	30	200mm	0.5m
Cbn	Catalpa bignonioides 'Nana'	Designer Catalpa	1	75L	5m
Cpl	Camellia sasanqua 'Paradise Pearl'	Camellia	24	300mm	2m
Crf	Cordylone 'Red Fountain'	Red Fountain Cordylone	5	175mm	1m
Dg	Dietes grandiflora	Wild Iris	3	200mm	1m
Gfs	Gardenia 'Four Seasons'	Four Seasons Gardenia	3	300mm	1m
Lwf	Liriope muscari 'Monroe's White'	Liriope (white flowering)	4	200mm	450mm
Mip	Malus ioensis 'Plena'	Bechtel Crab Apple	1	25L	6m
Mq	Magnolia quinquepeta 'Nigra'	Lily Magnolia	2	25L	3-4m
Vh	Viola hederacea	Native Violet	8	150mm	0.1m

**Thorton Design Review Panel**  
**LANDCOM**  
 Reviewed *Ascoff* Date *24/3/14*

### LOT PLANTING SUMMARY

Total Plants	Total Fence Hedging	Street Planting	Other Shrubs/ ground-covers	Total Trees
81	24	30	27	4

### CLEVELAND LANE - Supply + installation by BUILDER

SYMBOL	BOTANICAL NAME	COMMON NAME	QUANTITY	POT SIZE	MATURE SIZE
Lcj	Lomandra confertifolia 'Crackerjack'	Fine-leaved Lomandra	6	200mm	0.45m

### CLEVELAND LANE CROSS-OVER - Supply + construction by BUILDER

MATERIAL SCHEDULE	Area m <sup>2</sup> URBANGROWTH*	Area m <sup>2</sup> BUILDER**
<b>HEADER COURSE</b> Concrete pavers 'Adbri Stradapave', 300x300x50mm in 'Charcoal' colour, laid in stackbond pattern	3.38	2.87
<b>IN-FILL PAVEMENT</b> Concrete pavers 'Adbri Havenbrick', 200x100x50mm in 'Brushwood' colour, laid in herringbone pattern	6.08	2.98
<b>Total area</b>	<b>9.46</b>	<b>5.85</b>

\*Area's outside of the allotment boundary. \*\*Area's inside of the allotment boundary

<table border="1"> <tr> <th>REVISION</th> <th>DESCRIPTION</th> <th>DRAWN</th> <th>CHECK</th> <th>DATE</th> </tr> <tr> <td>A</td> <td>SUBMITTED TO CLIENT FOR COMMENT</td> <td>VF</td> <td>RS</td> <td>21-02-14</td> </tr> <tr> <td>B</td> <td>SUBMITTED FOR APPROVAL</td> <td>VF</td> <td>RS</td> <td>26-02-14</td> </tr> <tr> <td>C</td> <td>AMENDED ARCHITECTURAL</td> <td>VF</td> <td>RS</td> <td>28-02-14</td> </tr> </table>	REVISION	DESCRIPTION	DRAWN	CHECK	DATE	A	SUBMITTED TO CLIENT FOR COMMENT	VF	RS	21-02-14	B	SUBMITTED FOR APPROVAL	VF	RS	26-02-14	C	AMENDED ARCHITECTURAL	VF	RS	28-02-14	 <p>PO Box 8136, Southam Hills BC, NSW 2153          Ph: (02) 9682 7712 Fax: (02) 9682 7705          Email: info@ecodeign.com.au          Web: www.ecodeign.com.au          Member of the Australian Institute of Landscape Designers and Managers</p>	<p><b>LOTS 2339-2348 WALSHAW STREET, NORTH PENRITH</b></p> <p><b>FIRSTSTYLE HOMES</b></p>	<p>PROJECT: NEW RESIDENCE</p> <p>DRAWING: PLANT SCHEDULE - LOT 2341</p> <p>SCALE: 1:100 @ A3</p> <p>DATE: 28-02-14</p> <p>REVISION: VF</p>	
REVISION	DESCRIPTION	DRAWN	CHECK	DATE																				
A	SUBMITTED TO CLIENT FOR COMMENT	VF	RS	21-02-14																				
B	SUBMITTED FOR APPROVAL	VF	RS	26-02-14																				
C	AMENDED ARCHITECTURAL	VF	RS	28-02-14																				

# Lot 2341 WALSHAW

## PLANT SCHEDULE Prepared by ecodeign Pty Ltd

SYMBOL	BOTANICAL NAME	COMMON NAME	QUANTITY	POT SIZE	MATURE SIZE
<b>Aw</b>	Agapanthus 'White'	White Agapanthus	30	200mm	0.5m
<b>Cbn</b>	Catalpa bignonioides 'Nana'	Designer Catalpa	1	75L	5m
<b>Cpl</b>	Camellia sasanqua 'Paradise Pearl'	Camellia	24	300mm	2m
<b>Crf</b>	Cordyline 'Red Fountain'	Red Fountain Cordyline	5	175mm	1m
<b>Dg</b>	Dietes grandiflora	Wild Iris	3	200mm	1m
<b>Gfs</b>	Gardenia 'Four Seasons'	Four Seasons Gardenia	3	300mm	1m
<b>Lwt</b>	Liriope muscari 'Monroe's White'	Liriope (white flowering)	4	200mm	450mm
<b>Mip</b>	Malus ioensis 'Plena'	Bechtel Crab Apple	1	25L	6m
<b>Mq</b>	Magnolia quinquepeta 'Nigra'	Lily Magnolia	2	25L	3-4m
<b>Vh</b>	Viola hederacea	Native Violet	8	150mm	0.1m

### LOT PLANTING SUMMARY

Total Plants	Total Fence Hedging	Street Planting	Other Shrubs/ ground-covers	Total Trees
81	24	30	27	4

### CLEVELAND LANE - Supply + installation by BUILDER

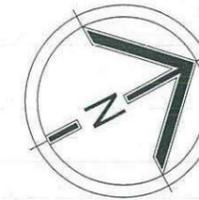
SYMBOL	BOTANICAL NAME	COMMON NAME	QUANTITY	POT SIZE	MATURE SIZE
<b>Lcj</b>	Lomandra confertifolia 'Crackerjack'	Fine-leafed Lomandra	6	200mm	0.45m

### CLEVELAND LANE CROSS-OVER - Supply + construction by BUILDER

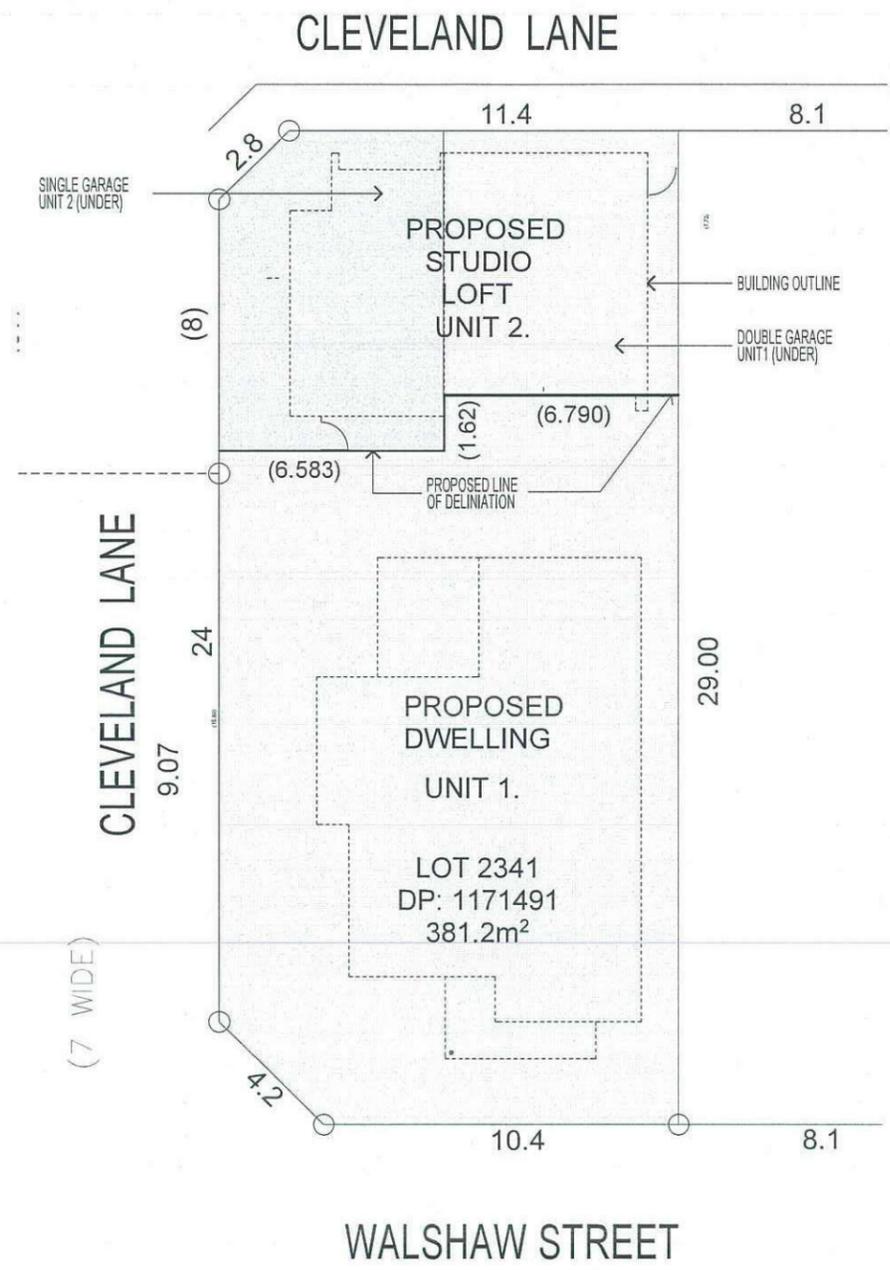
MATERIAL SCHEDULE	Area m <sup>2</sup> URBANGROWTH*	Area m <sup>2</sup> BUILDER**
<b>HEADER COURSE</b> Concrete pavers 'Adbri Stradapave', 300x300x50mm in 'Charcoal' colour, laid in stackbond pattern	3.38	2.87
<b>IN-FILL PAVEMENT</b> Concrete pavers 'Adbri Havenbrick', 200x100x50mm in 'Brushwood' colour, laid in herringbone pattern	6.08	2.98
<b>Total area</b>	<b>9.46</b>	<b>5.85</b>

\*Area's outside of the allotment boundary. \*\*Area's inside of the allotment boundary

REVISION A. SUBMITTED TO CLIENT FOR COMMENT B. SUBMITTED FOR APPROVAL C. AMENDED ARCHITECTURAL	DRAWN VF VF VF	CHECKED RS RS RS	DATE 21-02-14 26-02-14 28-02-14	 PO Box 8136, Baulkham Hills BC, NSW 2153 Ph: (02) 9480 7712 Fax: (02) 9480 7703 Email: info@ecodeign.com.au Web: www.ecodeign.com.au Member of the Australian Institute of Landscape Design and Management	ADDRESS <b>LOTS 2339-2348 WALSHAW STREET, NORTH PENRITH</b>	PROJECT <b>NEW RESIDENCE</b> DRAWING <b>PLANT SCHEDULE - LOT 2341</b>	
				SCALE <b>1:100 @ A3</b>	DATE <b>DA</b>	SHEET <b>L - 06</b>	
				DRAWN <b>VF</b>	CHECKED <b>RS</b>	DATE <b>28-02-14</b>	REVISION <b>C</b>
				CLIENT <b>FIRSTSTYLE HOMES</b>			



• ALL WORK TO BE CARRIED OUT IN ACCORDANCE WITH B.C.A. RELEVANT AUSTRALIAN STANDARDS, LOCAL & STATE ORDINANCES, LOCAL ELECTRICITY, WATER REGULATIONS AND ALL OTHER RELEVANT AUTHORITIES CONCERNED.  
 • ALL ENGINEERING WORK INCLUDING STRUCTURAL, CIVIL AND SITE DRAINAGE TO BE SUBJECT TO ENGINEER'S DETAILS AND CERTIFICATION AS PER REQUIRED BY COUNCIL.  
 • ALL WORK TO BE CARRIED OUT IN A PROFESSIONAL AND WORKMANSHIP LIKE WORKMANSHIP LIKE MANNER ACCORDING TO THE PLANS AND SPECIFICATION.  
 • ALL DIMENSIONS ARE TO BE CHECKED & VERIFIED ON SITE BEFORE COMMENCEMENT OF ANY WORK, ALL LEVELS ARE SUBJECT TO FINAL SURVEY AND SETOUT BY REGISTERED SURVEYOR.  
 • FIRSTYLE HOMES SITE SAFE / RULES APPLY.  
 • DO NOT SCALE FROM DRAWING. LARGER SCALE DRAWINGS & WRITTEN DIMENSIONS TAKE PREFERENCE.  
 • THIS DRAWING & DESIGN IS COPYRIGHT & THE PROPERTY OF FIRSTYLE HOMES, AND MUST NOT BE RETAINED, COPIED OR USED WITHOUT THE AUTHORITY OF THIS FIRM.

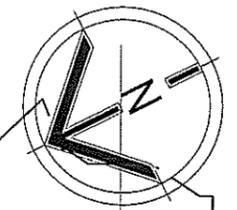


**NOTE:**  
 ALL COMPONENTS SUCH AS: APPLIANCES, PLUMBING FITTINGS & FIXTURES, DOORS, CABINETRY, HANDLES, PC ITEMS, ARE SHOWN ON THE PLANS & ELEVATIONS FOR ILLUSTRATION PURPOSES ONLY & TO COMMUNICATE APPROX SIZES. PLEASE REFER TO YOUR SPECIFICATIONS FOR YOUR RELEVANT INCLUSIONS

**PROPOSED STRATA SUBDIVISION PLAN**

PROMOTION: <i>LIVING/STYLE COLLECTION</i>			
CLIENT: <b>FIRSTYLE HOMES</b>			
LOCATION: LOT 2341 CNR. WALSHAW ST & CLEVELAND LANE PENRITH, 2750			
DP: SUBDIVISION OF LOT 1197 DP 1171491		council: PENRITH	
model: STUDIO	facade: CUSTOM	date: 26/03/2014	quotation assessment: SK1
Sheet: 11 of 11	drawn: G.P.	checked: 0.0	scale: 1:1000
			<b>741-14</b>
CLIENTS SIGNATURE: _____		DATE: _____	S.P. 00

• ALL WORK TO BE CARRIED OUT IN ACCORDANCE WITH B.C.A., RELEVANT AUSTRALIAN STANDARDS, LOCAL & STATE ORDINANCES, LOCAL ELECTRICITY, WATER REGULATIONS AND ALL OTHER RELEVANT AUTHORITIES CONCERNED.  
 • ALL ENGINEERING WORK INCLUDING STRUCTURAL, CIVIL AND SITE DRAINAGE TO BE SUBJECT TO ENGINEER'S DETAILS AND CERTIFICATION AS PER REQUIRED BY COUNCIL.  
 • ALL WORK TO BE CARRIED OUT IN A PROFESSIONAL AND WORKMANSHIP LIKE WORKMANSHIP LIKE MANNER ACCORDING TO THE PLANS AND SPECIFICATION.  
 • ALL DIMENSIONS ARE TO BE CHECKED & VERIFIED ON SITE BEFORE COMMENCEMENT OF ANY WORK. ALL LEVELS ARE SUBJECT TO FINAL SURVEY AND SETOUT BY REGISTERED SURVEYOR.  
 • FIRSTYLE HOMES SITE SAFETY RULES APPLY.  
 • DO NOT SCALE FROM DRAWINGS. LARGER SCALE DRAWINGS & WRITTEN DIMENSIONS TAKE PREFERENCE.  
 • THIS DRAWING & DESIGN IS COPYRIGHT & THE PROPERTY OF FIRSTYLE HOMES, AND MUST NOT BE RETAINED, COPIED OR USED WITHOUT THE AUTHORITY OF THIS FIRM.



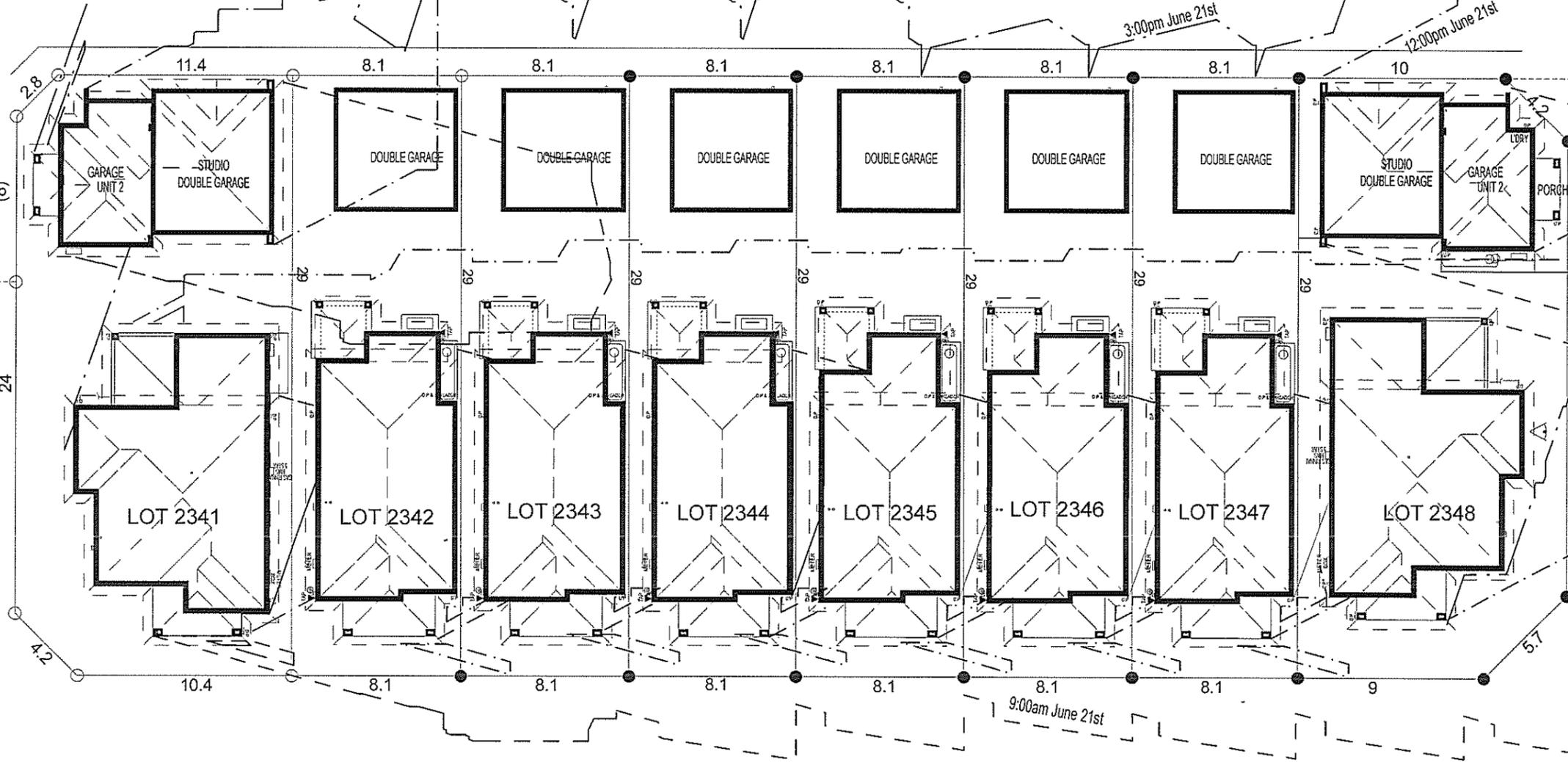
235m<sup>2</sup>  
2343

CLEVELAND LANE

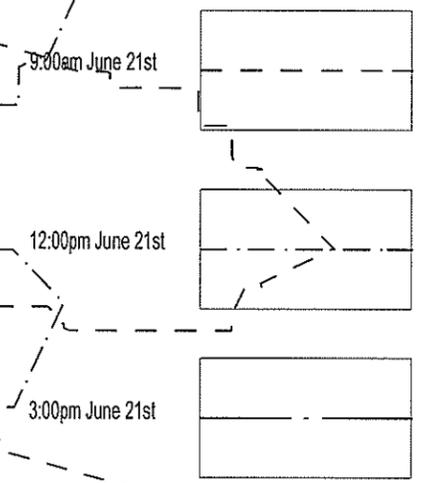
WALSHAW STREET

LANE (8)  
CLEVELAND

EMPIRE CIRCUIT



SHADOW DIAGRAM



**NOTE:**  
 ALL COMPONENTS SUCH AS: APPLIANCES; PLUMBING FITTINGS & FIXTURES; DOORS; CABINETS; HANDLES; PC ITEMS; ARE SHOWN ON THE PLANS & ELEVATIONS FOR ILLUSTRATION PURPOSES ONLY & TO COMMUNICATE APPROX SIZES. PLEASE REFER TO YOUR SPECIFICATIONS FOR YOUR RELEVANT INCLUSIONS

PROMOTION:		LIVING/STYLE COLLECTION	
CLIENT: FIRSTYLE HOMES			
LOCATION: LOT 2341 CNR. WALSHAW ST & CLEVELAND LANE PENRITH, 2750			
DP: SUBDIVISION OF LOT 1197 DP 1171491		council: PENRITH	
model: STUDIO	facade: CUSTOM	date: 26/03/2014	revision: SK1
Sheet:	drawn: G.P.	checked: 0.0	scale: 1:250
10 of 12			741-14
DATE		SP 00	

SHADOW DIAGRAM



**KEY**

-  FACE BRICK (AS SELECTED)
-  MOROKA TEXTURE FINISH TO BRICKWORK (AS SELECTED)
-  WEATHEREX CLADDING PAINTED FINISH (AS SELECTED)

**NOTE:**  
FIRST FLOOR WINDOWS TO COMPLY WITH CLAUSE 3.9.2.5 OF VOLUME 2 OF THE BCA.

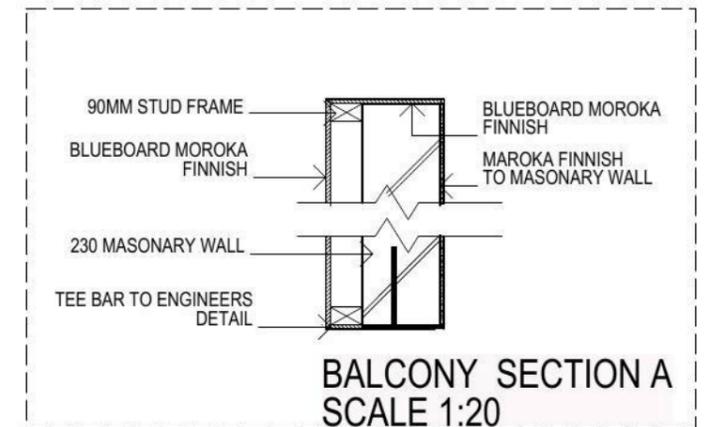
FIRSTSTYLE HOMES Pty Ltd  
Lic No. 113412C  
ACN. 087 773 779  
PO BOX 171, HOXTON PARK 2171

ADMIN: (02) 9601 0111  
FAX: (02) 9601 0711  
EMAIL: design@firststyle.com.au

**HIA members**  
the best in the business



- ALL WORK TO BE CARRIED OUT IN ACCORDANCE WITH B.C.A. RELEVANT AUSTRALIAN STANDARDS, LOCAL & STATE ORDINANCES, LOCAL ELECTRICITY, WATER REGULATIONS AND ALL OTHER RELEVANT AUTHORITIES CONCERNED.
- ALL ENGINEERING WORK INCLUDING STRUCTURAL, CIVIL AND SITE DRAINAGE TO BE SUBJECT TO ENGINEER'S DETAILS AND CERTIFICATION AS PER REQUIRED BY COUNCIL.
- ALL WORK TO BE CARRIED OUT IN A PROFESSIONAL AND WORKMANSHIP LIKE WORKMANSHIP LIKE MANNER ACCORDING TO THE PLANS AND SPECIFICATION.
- ALL DIMENSIONS ARE TO BE CHECKED & VERIFIED ON SITE BEFORE COMMENCEMENT OF ANY WORK. ALL LEVELS ARE SUBJECT TO FINAL SURVEY AND SETOUT BY REGISTERED SURVEYOR.
- FIRSTSTYLE HOMES SITE SAFETY RULES APPLY.
- DO NOT SCALE FROM DRAWING. LARGER SCALE DRAWINGS & WRITTEN DIMENSIONS TAKE PREFERENCE.
- THIS DRAWING & DESIGN IS COPYRIGHT & THE PROPERTY OF FIRSTSTYLE HOMES, AND MUST NOT BE RETAINED, COPIED OR USED WITHOUT THE AUTHORITY OF THIS FIRM.



**FIBRE OPTIC WIRING PACKAGE**

**NOTE:**  
PROVIDE GRANITGARD TERMITE TREATMENT

**NOTE**  
AIR CONDITIONING ONLY  
(EER 2.5-3.0 OR GREATER)  
3-PHASE POWER

**NOTE:**  
ALL COMPONETS SUCH AS; APPLIANCES; PLUMBING FITTINGS & FIXTURES; DOORS; CABINERY; HANDLES; PC ITEMS; ARE SHOWN ON THE PLANS & ELEVATIONS FOR ILLUSTRATION PURPOSES ONLY & TO COMMUNICATE APPROX SIZES. PLEASE REFER TO YOUR SPECIFICATIONS FOR YOUR RELEVANT INCLUSIONS

PROMOTION:  
UNIT 1 *LIVING/STYLE COLLECTION*

CLIENT:  
FIRSTSTYLE HOMES

LOCATION:  
LOT 2341  
CNR. WALSHAW ST & CLEVELAND LANE  
PENRITH, 2750

DP: SUBDIVISION OF LOT 1197  
DP 1171491

council:  
PENRITH

model:  
STUDIO

facade:  
CUSTOM

date:  
26/03/2014

quotation assessment:  
SK1

Sheet: 6 of 12

drawn: G.P.

checked: 0.0

scale: 1:100

**741-14**

**ELEVATIONS**

**KEY**

- FACE BRICK (AS SELECTED)
- ▨ MOROKA TEXTURE FINISH TO BRICKWORK (AS SELECTED)
- ▨ WEATHERTEX CLADDING PAINTED FINISH (AS SELECTED)

**NOTE:**  
FIRST FLOOR WINDOWS TO COMPLY WITH CLAUSE 3.9.2.5 OF VOLUME 2 OF THE BCA.

**FIRSTSTYLE HOMES**

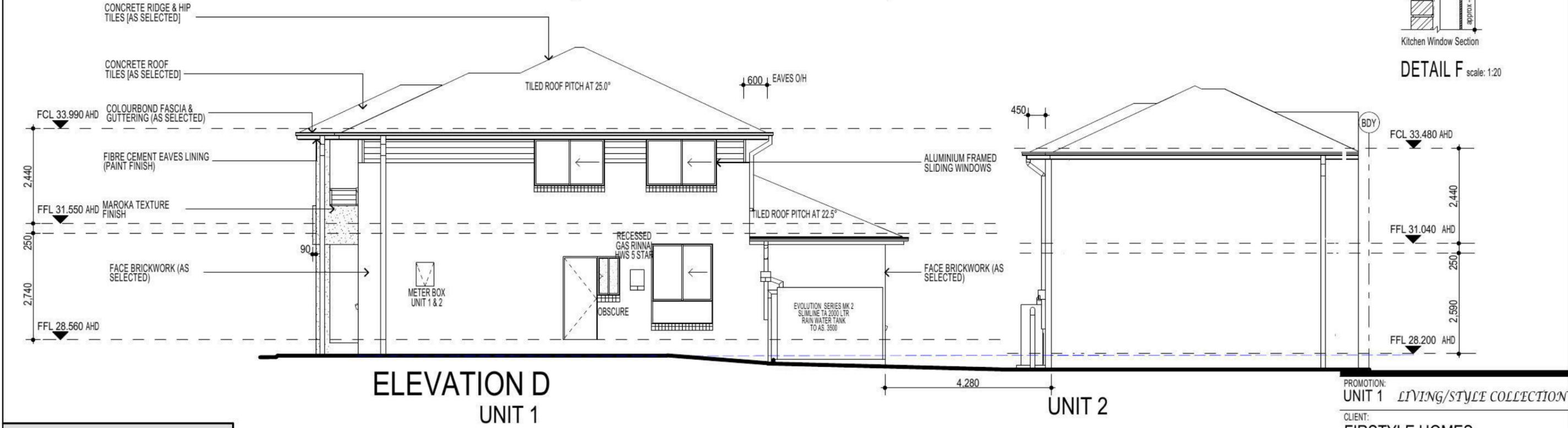
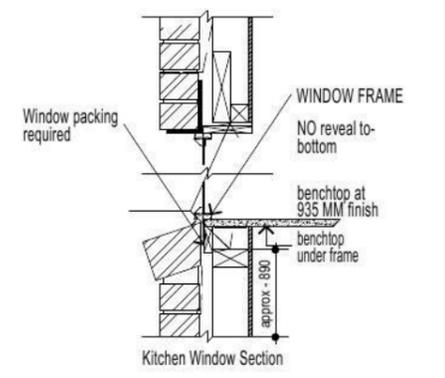
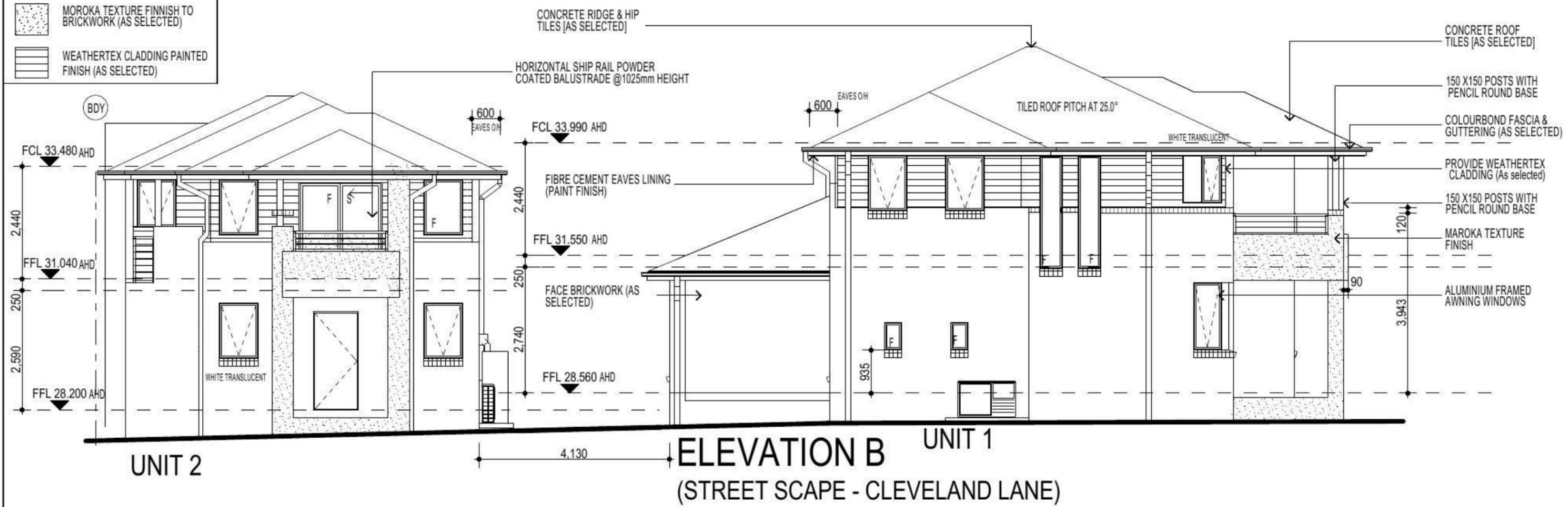
FIRSTSTYLE HOMES Pty Ltd  
Lic No. 113412C  
ACN. 087 773 779  
PO BOX 171, HOXTON PARK 2171

ADMIN: (02) 9601 0111  
FAX: (02) 9601 0711  
EMAIL: design@firststyle.com.au

**HIA members**  
the best in the business

**MASTER BUILDERS ASSOCIATION**  
MEMBER

- ALL WORK TO BE CARRIED OUT IN ACCORDANCE WITH B.C.A. RELEVANT AUSTRALIAN STANDARDS, LOCAL & STATE ORDINANCES, LOCAL ELECTRICITY, WATER REGULATIONS AND ALL OTHER RELEVANT AUTHORITIES CONCERNED.
- ALL ENGINEERING WORK INCLUDING STRUCTURAL, CIVIL AND SITE DRAINAGE TO BE SUBJECT TO ENGINEER'S DETAILS AND CERTIFICATION AS PER REQUIRED BY COUNCIL.
- ALL WORK TO BE CARRIED OUT IN A PROFESSIONAL AND WORKMANSHIP LIKE WORKMANSHIP LIKE MANNER ACCORDING TO THE PLANS AND SPECIFICATION.
- ALL DIMENSIONS ARE TO BE CHECKED & VERIFIED ON SITE BEFORE COMMENCEMENT OF ANY WORK. ALL LEVELS ARE SUBJECT TO FINAL SURVEY AND SETOUT BY REGISTERED SURVEYOR.
- FIRSTSTYLE HOMES SITE SAFETY RULES APPLY.
- DO NOT SCALE FROM DRAWING. LARGER SCALE DRAWINGS & WRITTEN DIMENSIONS TAKE PREFERENCE.
- THIS DRAWING & DESIGN IS COPYRIGHT & THE PROPERTY OF FIRSTSTYLE HOMES, AND MUST NOT BE RETAINED, COPIED OR USED WITHOUT THE AUTHORITY OF THIS FIRM.



**NOTE**  
AIR CONDITIONING ONLY  
(EER 2.5-3.0 OR GREATER)  
3-PHASE POWER

**NOTE:**  
ALL COMPONENTS SUCH AS: APPLIANCES; PLUMBING FITTINGS & FIXTURES; DOORS; CABINETRY; HANDLES; PC ITEMS; ARE SHOWN ON THE PLANS & ELEVATIONS FOR ILLUSTRATION PURPOSES ONLY & TO COMMUNICATE APPROX SIZES. PLEASE REFER TO YOUR SPECIFICATIONS FOR YOUR RELEVANT INCLUSIONS

**NOTE:**  
PROVIDE GRANITGARD  
TERMITE TREATMENT

**FIBRE OPTIC WIRING PACKAGE**

PROMOTION:  
**UNIT 1 LIVING/STYLE COLLECTION**

CLIENT:  
**FIRSTSTYLE HOMES**

LOCATION:  
LOT 2341  
CNR. WALSHAW ST & CLEVELAND LANE  
PENRITH, 2750

DP: SUBDIVISION OF LOT 1197  
DP 1171491

council:  
PENRITH

model:  
STUDIO

facade:  
CUSTOM

date:  
26/03/2014

quotation assessment:  
SK1

Sheet: 7 of 12

drawn: G.P.

checked: 0.0

scale: 1:100

**741-14**

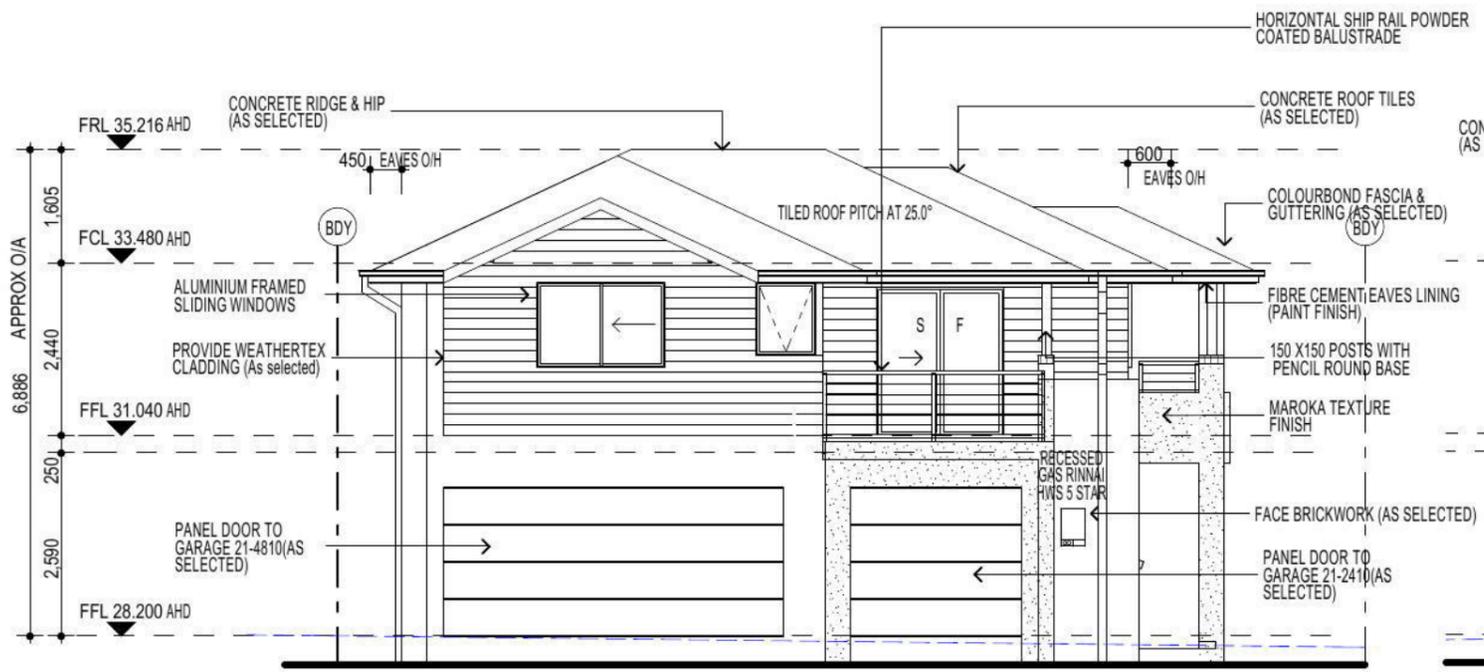
CLIENTS SIGNATURE: \_\_\_\_\_ DATE: \_\_\_\_\_ S.P. 99

**ELEVATIONS**

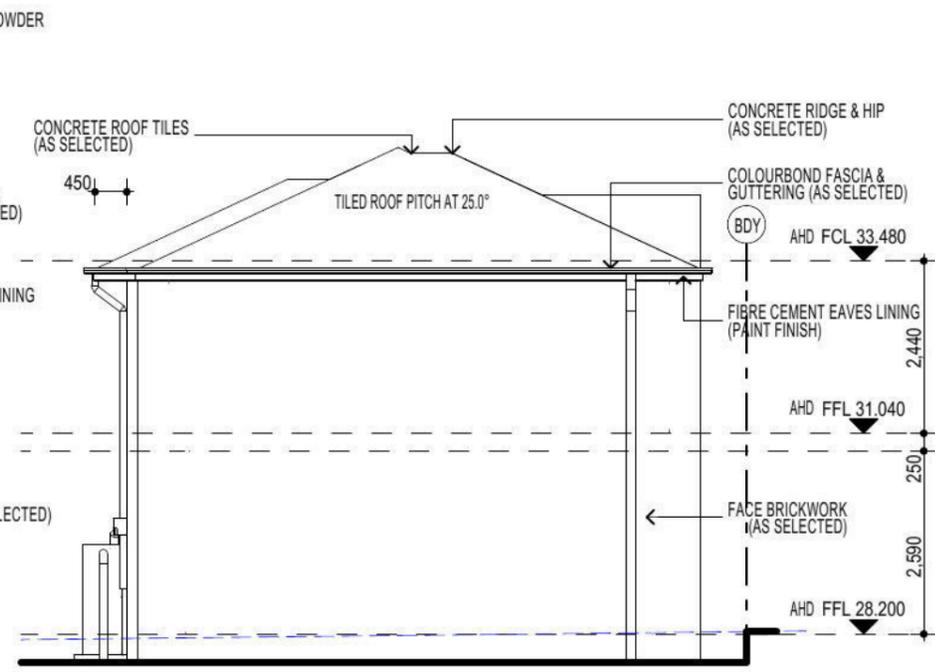
• ALL WORK TO BE CARRIED OUT IN ACCORDANCE WITH B.C.A. RELEVANT AUSTRALIAN STANDARDS, LOCAL & STATE ORDINANCES, LOCAL ELECTRICITY, WATER REGULATIONS AND ALL OTHER RELEVANT AUTHORITIES CONCERNED.  
 • ALL ENGINEERING WORK INCLUDING STRUCTURAL, CIVIL AND SITE DRAINAGE TO BE SUBJECT TO ENGINEER'S DETAILS AND CERTIFICATION AS PER REQUIRED BY COUNCIL.  
 • ALL WORK TO BE CARRIED OUT IN A PROFESSIONAL AND WORKMANSHIP LIKE WORKMANSHIP LIKE MANNER ACCORDING TO THE PLANS AND SPECIFICATION.  
 • ALL DIMENSIONS ARE TO BE CHECKED & VERIFIED ON SITE BEFORE COMMENCEMENT OF ANY WORK. ALL LEVELS ARE SUBJECT TO FINAL SURVEY AND SETOUT BY REGISTERED SURVEYOR.  
 • FIRSTSTYLE HOMES SITE SAFETY RULES APPLY.  
 • DO NOT SCALE FROM DRAWING. LARGER SCALE DRAWINGS & WRITTEN DIMENSIONS TAKE PREFERENCE.  
 • THIS DRAWING & DESIGN IS COPYRIGHT & THE PROPERTY OF FIRSTSTYLE HOMES, AND MUST NOT BE RETAINED, COPIED OR USED WITHOUT THE AUTHORITY OF THIS FIRM.

**KEY**

- FACE BRICK (AS SELECTED)
- MOROKA TEXTURE FINISH TO BRICKWORK (AS SELECTED)
- WEATHERTEX CLADDING PAINTED FINISH (AS SELECTED)



**ELEVATION A**  
 (STREET SCAPE - CLEVELAND LANE)  
 UNIT 2 (LIVING COLLETION)

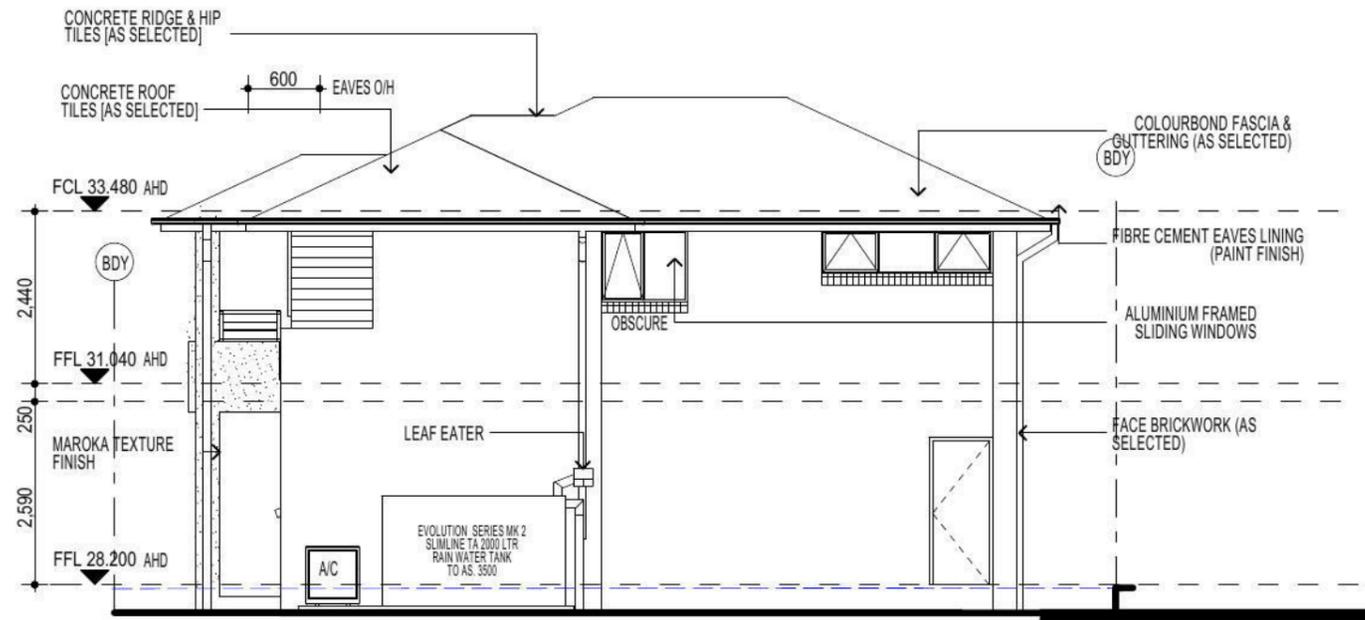


**ELEVATION B**  
 UNIT 2 (LIVING COLLETION)



**ELEVATION D**  
 UNIT 2 (LIVING COLLETION)

PROVIDE 40mm SOLID CORE FRONT ENTRY DOOR - 920 X 2040 X 4 HINGES AS SELECTED. (AMPLIMESH SUPA SCREEN NO - GRILL - SECURITY SCREEN DOOR.)



**ELEVATION C**  
 UNIT 2 (LIVING COLLETION)

**NOTE**  
 AIR CONDITIONING ONLY (EER 2.5-3.0 OR GREATER) 3-PHASE POWER

**NOTE:**  
 ALL COMPONETS SUCH AS; APPLIANCES; PLUMBING FITTINGS & FIXTURES; DOORS; CABINETRY; HANDLES; PC ITEMS; ARE SHOWN ON THE PLANS & ELEVATIONS FOR ILLUSTRATION PURPOSES ONLY & TO COMMUNICATE APPROX SIZES. PLEASE REFER TO YOUR SPECIFICATIONS FOR YOUR RELEVANT INCLUSIONS

**NOTE:**  
 PROVIDE GRANITGARD TERMITE TREATMENT

**FIBRE OPTIC WIRING PACKAGE**

PROMOTION:  
 UNIT 2 *LIVING COLLECTION*

CLIENT:  
 FIRSTSTYLE HOMES

LOCATION:  
 LOT 2341  
 CNR. WALSHAW ST & CLEVELAND LANE  
 PENRITH, 2750

DP: SUBDIVISION OF LOT 1197 DP 1171491 council: PENRITH

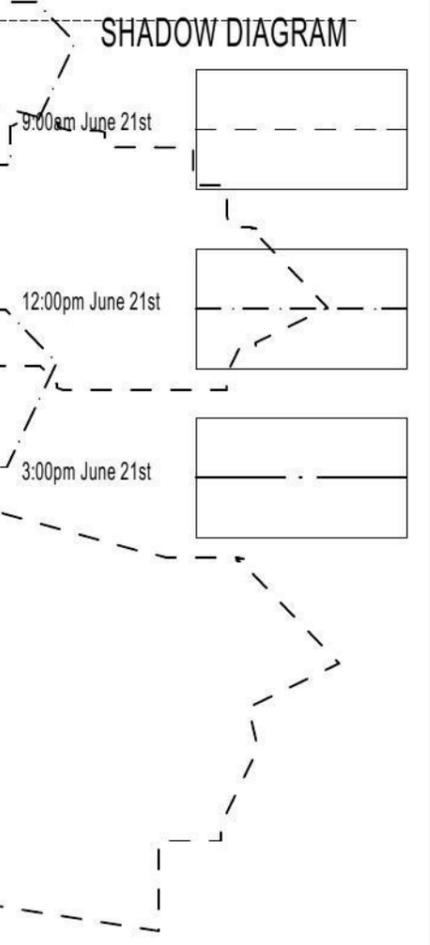
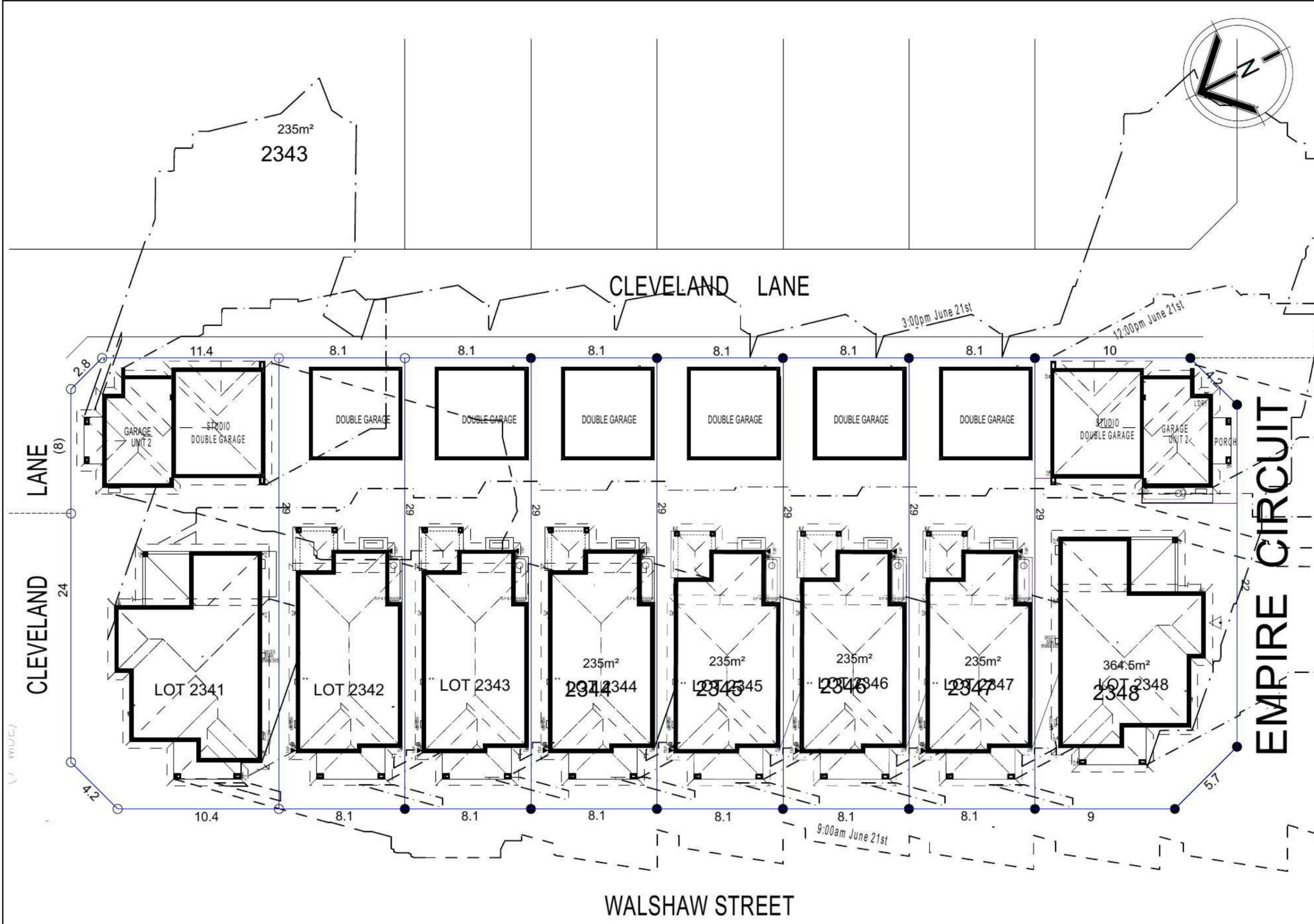
model: facade: date: 26/03/2014 quotation assessment: SK1

STUDIO: CUSTOM

Sheet: 8 of 12 drawn: G.P. checked: 0.0 scale: 741-14

CLIENTS SIGNATURE: DATE: S.P. 99.

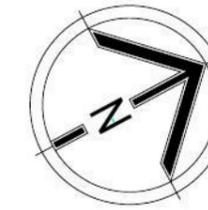
- ALL WORK TO BE CARRIED OUT IN ACCORDANCE WITH B.C.A. RELEVANT AUSTRALIAN STANDARDS, LOCAL & STATE ORDINANCES, LOCAL ELECTRICITY, WATER REGULATIONS AND ALL OTHER RELEVANT AUTHORITIES CONCERNED.
- ALL ENGINEERING WORK INCLUDING STRUCTURAL, CIVIL AND SITE DRAINAGE TO BE SUBJECT TO ENGINEER'S DETAILS AND CERTIFICATION AS PER REQUIRED BY COUNCIL.
- ALL WORK TO BE CARRIED OUT IN A PROFESSIONAL AND WORKMANSHIP LIKE WORKMANSHIP LIKE MANNER ACCORDING TO THE PLANS AND SPECIFICATION.
- ALL DIMENSIONS ARE TO BE CHECKED & VERIFIED ON SITE BEFORE COMMENCEMENT OF ANY WORK. ALL LEVELS ARE SUBJECT TO FINAL SURVEY AND SETOUT BY REGISTERED SURVEYOR.
- FIRSTSTYLE HOMES SITE SAFETY RULES APPLY.
- DO NOT SCALE FROM DRAWING. LARGER SCALE DRAWINGS & WRITTEN DIMENSIONS TAKE PREFERENCE.
- THIS DRAWING & DESIGN IS COPYRIGHT & THE PROPERTY OF FIRSTSTYLE HOMES, AND MUST NOT BE RETAINED, COPIED OR USED WITHOUT THE AUTHORITY OF THIS FIRM.



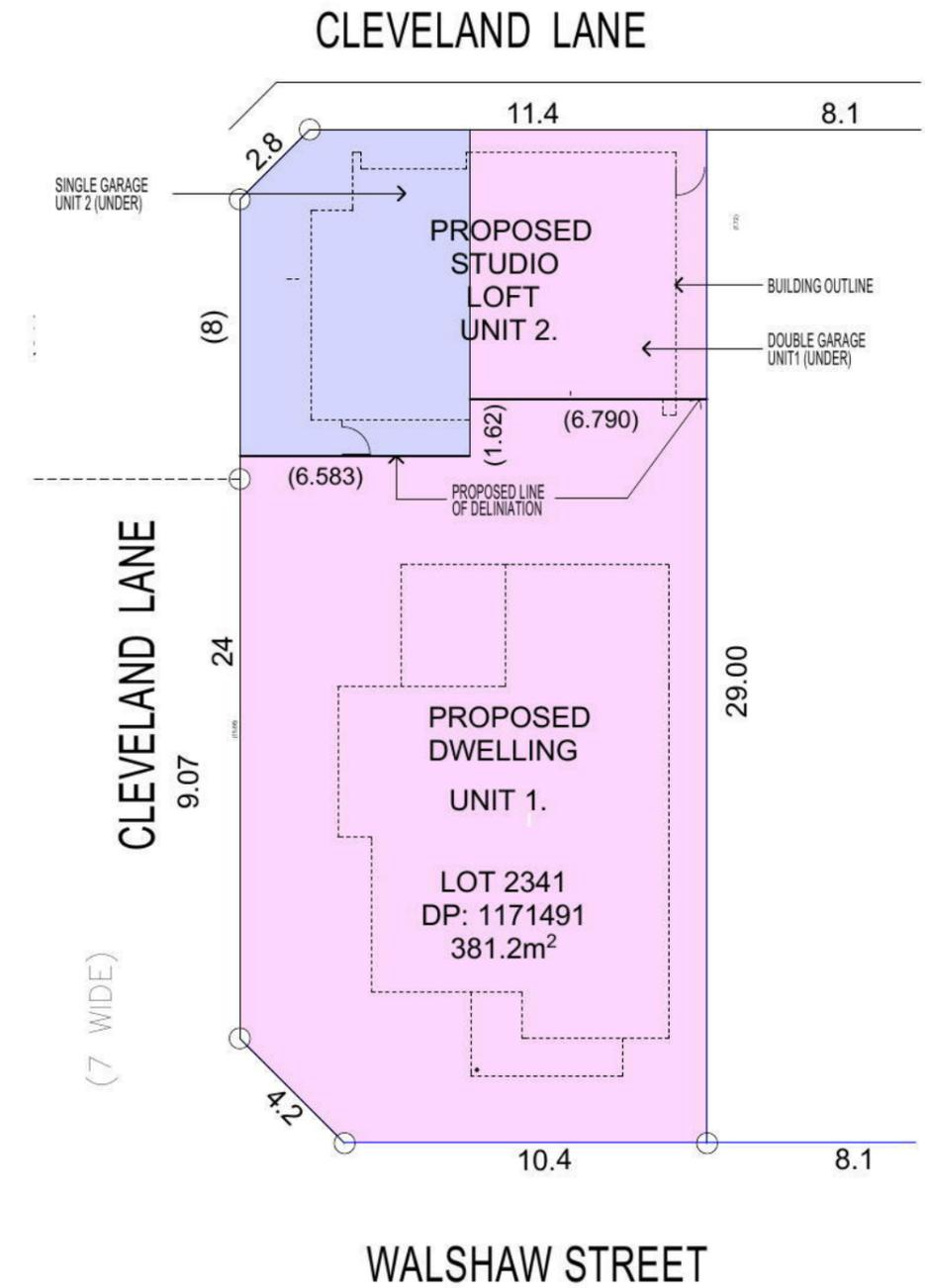
**NOTE:**  
 ALL COMPONENTS SUCH AS: APPLIANCES; PLUMBING FITTINGS & FIXTURES; DOORS; CABINETRY; HANDLES; PC ITEMS; ARE SHOWN ON THE PLANS & ELEVATIONS FOR ILLUSTRATION PURPOSES ONLY & TO COMMUNICATE APPROX SIZES. PLEASE REFER TO YOUR SPECIFICATIONS FOR YOUR RELEVANT INCLUSIONS

PROMOTION: <i>LIVING/STYLE COLLECTION</i>			
CLIENT: <b>FIRSTSTYLE HOMES</b>			
LOCATION: <b>LOT 2341 CNR. WALSHAW ST &amp; CLEVELAND LANE PENRITH, 2750</b>			
DP: SUBDIVISION OF LOT 1197 DP 1171491	council: PENRITH	date: 26/03/2014	quotation assessment: SK1
model: STUDIO	facade: CUSTOM	drawn: G.P.	checked: 0.0
Sheet: 10 of 12	scale: 1:250	<b>741-14</b>	
CLIENTS SIGNATURE:	DATE:	S.P. 99	

**SHADOW DIAGRAM**



• ALL WORK TO BE CARRIED OUT IN ACCORDANCE WITH B.C.A. RELEVANT AUSTRALIAN STANDARDS, LOCAL & STATE ORDINANCES, LOCAL ELECTRICITY, WATER REGULATIONS AND ALL OTHER RELEVANT AUTHORITIES CONCERNED.  
 • ALL ENGINEERING WORK INCLUDING STRUCTURAL, CIVIL AND SITE DRAINAGE TO BE SUBJECT TO ENGINEER'S DETAILS AND CERTIFICATION AS PER REQUIRED BY COUNCIL.  
 • ALL WORK TO BE CARRIED OUT IN A PROFESSIONAL AND WORKMANSHIP LIKE WORKMANSHIP LIKE MANNER ACCORDING TO THE PLANS AND SPECIFICATION.  
 • ALL DIMENSIONS ARE TO BE CHECKED & VERIFIED ON SITE BEFORE COMMENCEMENT OF ANY WORK. ALL LEVELS ARE SUBJECT TO FINAL SURVEY AND SETOUT BY REGISTERED SURVEYOR.  
 • FIRSTSTYLE HOMES SITE SAFETY RULES APPLY.  
 • DO NOT SCALE FROM DRAWING. LARGER SCALE DRAWINGS & WRITTEN DIMENSIONS TAKE PREFERENCE.  
 • THIS DRAWING & DESIGN IS COPYRIGHT & THE PROPERTY OF FIRSTSTYLE HOMES, AND MUST NOT BE RETAINED, COPIED OR USED WITHOUT THE AUTHORITY OF THIS FIRM.



DESIGNATED AREA  
59.28 m<sup>2</sup>

DESIGNATED AREA  
321.92 m<sup>2</sup>

**NOTE:**  
 ALL COMPONENTS SUCH AS: APPLIANCES; PLUMBING FITTINGS & FIXTURES; DOORS; CABINETRY; HANDLES; PC ITEMS; ARE SHOWN ON THE PLANS & ELEVATIONS FOR ILLUSTRATION PURPOSES ONLY & TO COMMUNICATE APPROX SIZES. PLEASE REFER TO YOUR SPECIFICATIONS FOR YOUR RELEVANT INCLUSIONS

**PROPOSED STRATA SUBDIVISION PLAN**

PROMOTION: <i>LIVING/STYLE COLLECTION</i>			
CLIENT: <b>FIRSTSTYLE HOMES</b>			
LOCATION: <b>LOT 2341 CNR. WALSHAW ST &amp; CLEVELAND LANE PENRITH, 2750</b>			
DP: SUBDIVISION OF LOT 1197 DP 1171491	council: PENRITH	date: 26/03/2014	quotation assessment: SK1
model: STUDIO	facade: CUSTOM	checked: G.P.	scale: 0.0
Sheet: 11 Of 11	741-14		
CLIENTS SIGNATURE:	DATE:	S.P. 99.	