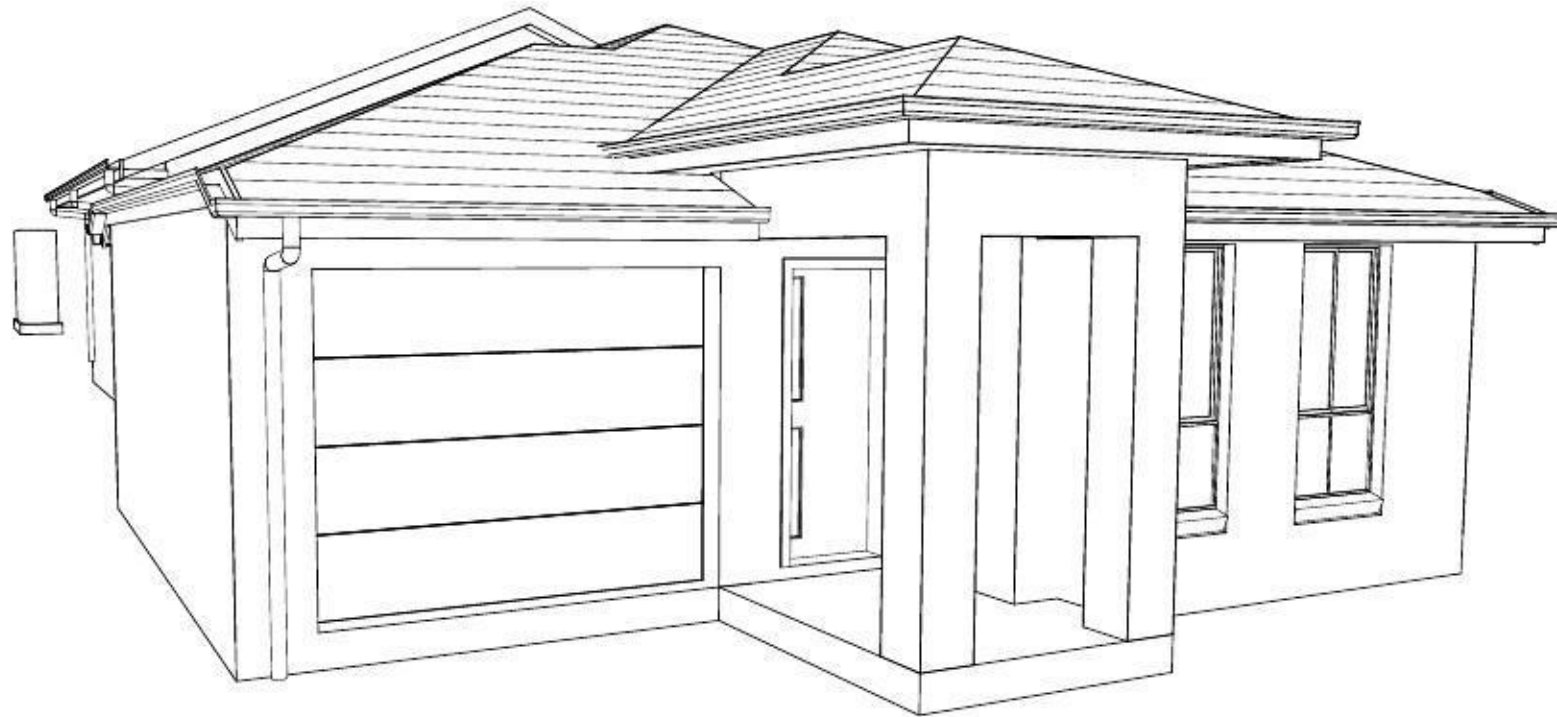


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ISSUE	AMENDEMENT	DATE
A		19.08.13
B	CONTOUR ADDED	04.10.13
C	AMENDMENT AS PER CLIENT REQUEST	11.11.13
D	COUNCIL / CERTIFIER SUBMISSION	12.11.13
E	SPLIT HOME	15.11.13

CLIENT <b>MS. GARCIA</b>	
PROPERTY ADDRESS: LOT 2237, DP -- KATANDRA PLACE JORDAN SPRINGS, NSW, -	
DRAWING <b>PERSPECTIVE</b>	
DATE: <b>19.08.13</b>	SHEET: <b>1</b>
DRAWING No: <b>1444</b>	ISSUE: <b>E</b>
HOUSE NAME: <b>TRINITY 16 MKII</b>	
INCLUSION PACKAGE: <b>GOLD/ROYAL</b>	
PH: 1300 60 61 61      www.lucashomes.com.au P.O. BOX 36 NARELLAN 2567 PLOT DATE: Wednesday, 29 January 2014	



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**FRONT (SOUTH) ELEVATION**  
1:100



**REAR (NORTH) ELEVATION**  
1:100

CLIENT

**MS. GARCIA**

PROPERTY ADDRESS:

LOT 2237, DP --  
KATANDRA PLACE  
JORDAN SPRINGS, NSW, -

DRAWING

**ELEVATION**

DATE:

**19.08.13**

SHEET:

**4**

DRAWING No:

**1444**

ISSUE:

**E**

HOUSE NAME:

**TRINITY 16 MKII**

INCLUSION PACKAGE:

**GOLD/ROYAL**

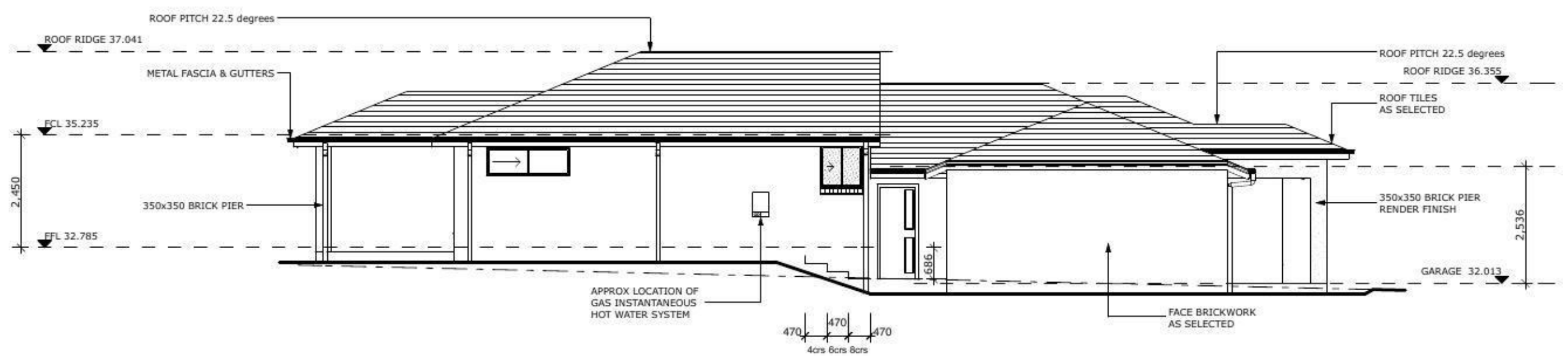
PH: 1300 60 61 61 [www.lucashomes.com.au](http://www.lucashomes.com.au)  
P.O. BOX 36 NARELLAN 2567

PLOT DATE: Wednesday, 29 January 2014

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**SIDE (EAST) ELEVATION**  
1:100

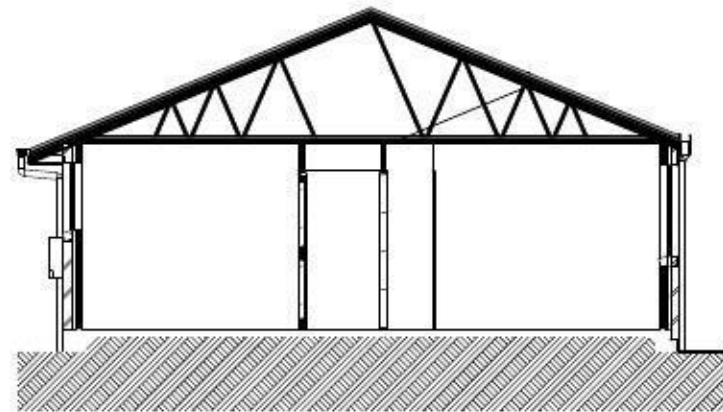


**SIDE (WEST) ELEVATION**  
1:100

CLIENT <b>MS. GARCIA</b>	
PROPERTY ADDRESS: LOT 2237, DP -- KATANDRA PLACE JORDAN SPRINGS, NSW, -	
DRAWING <b>ELEVATION</b>	
DATE: <b>19.08.13</b>	SHEET: <b>5</b>
DRAWING No: <b>1444</b>	ISSUE: <b>E</b>
HOUSE NAME: <b>TRINITY 16 MKII</b>	
INCLUSION PACKAGE: <b>GOLD/ROYAL</b>	
PH: 1300 60 61 61      www.lucashomes.com.au P.O. BOX 36 NARELLAN 2567 PLOT DATE: Wednesday, 29 January 2014	

CONSTRUCTION IS TO BE IN ACCORDANCE WITH BCA AND OTHER RELEVANT AUSTRALIAN STANDARDS

TERMITE PROTECTION TO AS3660.2-2000



SECTION A-A  
1:100

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CLIENT

**MS. GARCIA**

PROPERTY ADDRESS:

LOT 2237, DP --  
KATANDRA PLACE  
JORDAN SPRINGS, NSW, -

DRAWING

**SECTION**

DATE:

**19.08.13**

SHEET:

**6**

DRAWING No:

**1444**

ISSUE:

**E**

HOUSE NAME:

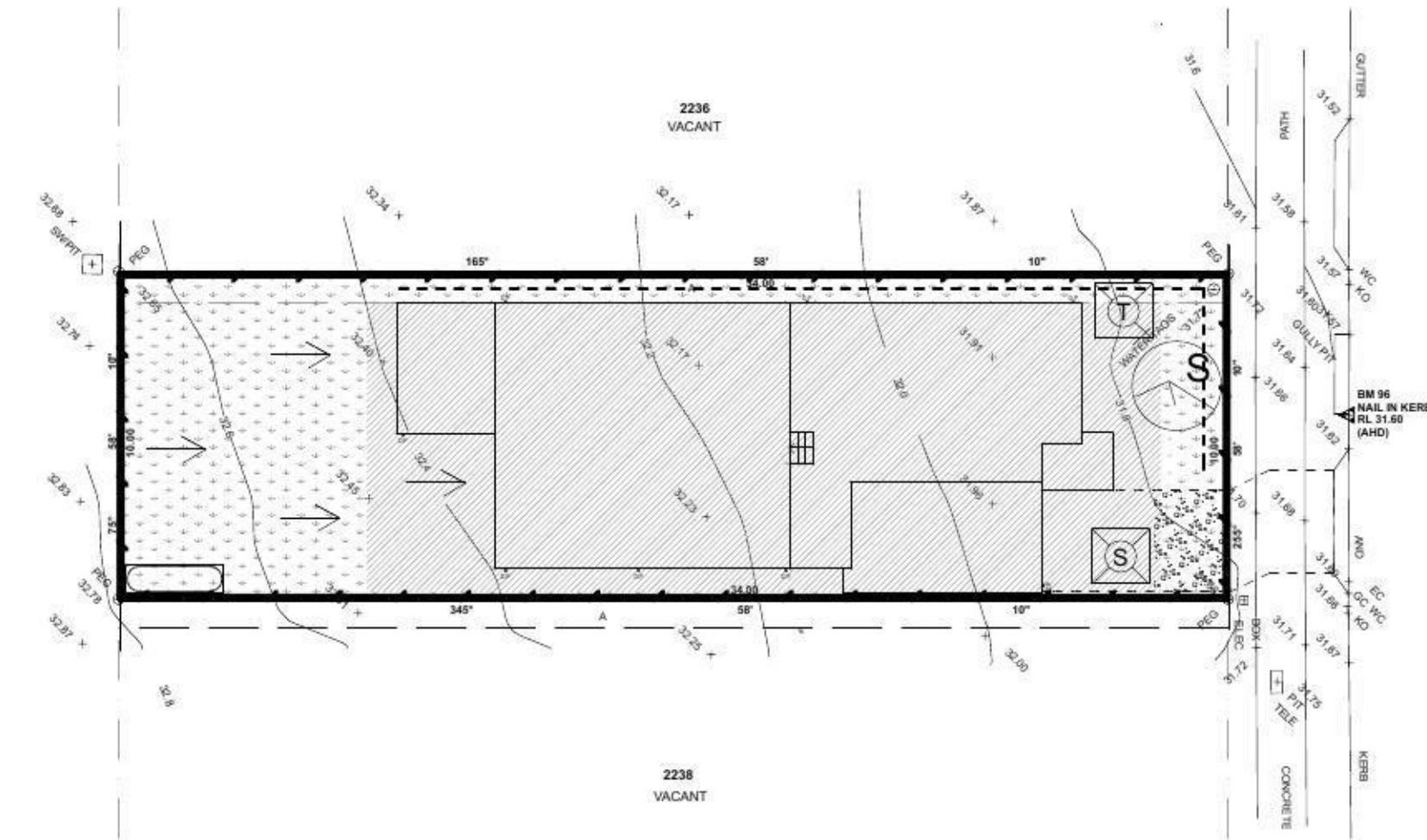
**TRINITY 16 MKII**

INCLUSION PACKAGE:

**GOLD/ROYAL**

PH: 1300 60 61 61 [www.lucashomes.com.au](http://www.lucashomes.com.au)  
P.O. BOX 36 NARELLAN 2567

PLOT DATE: Wednesday, 29 January 2014



# KATANDRA PLACE

**SEDIMENT**  
1:200

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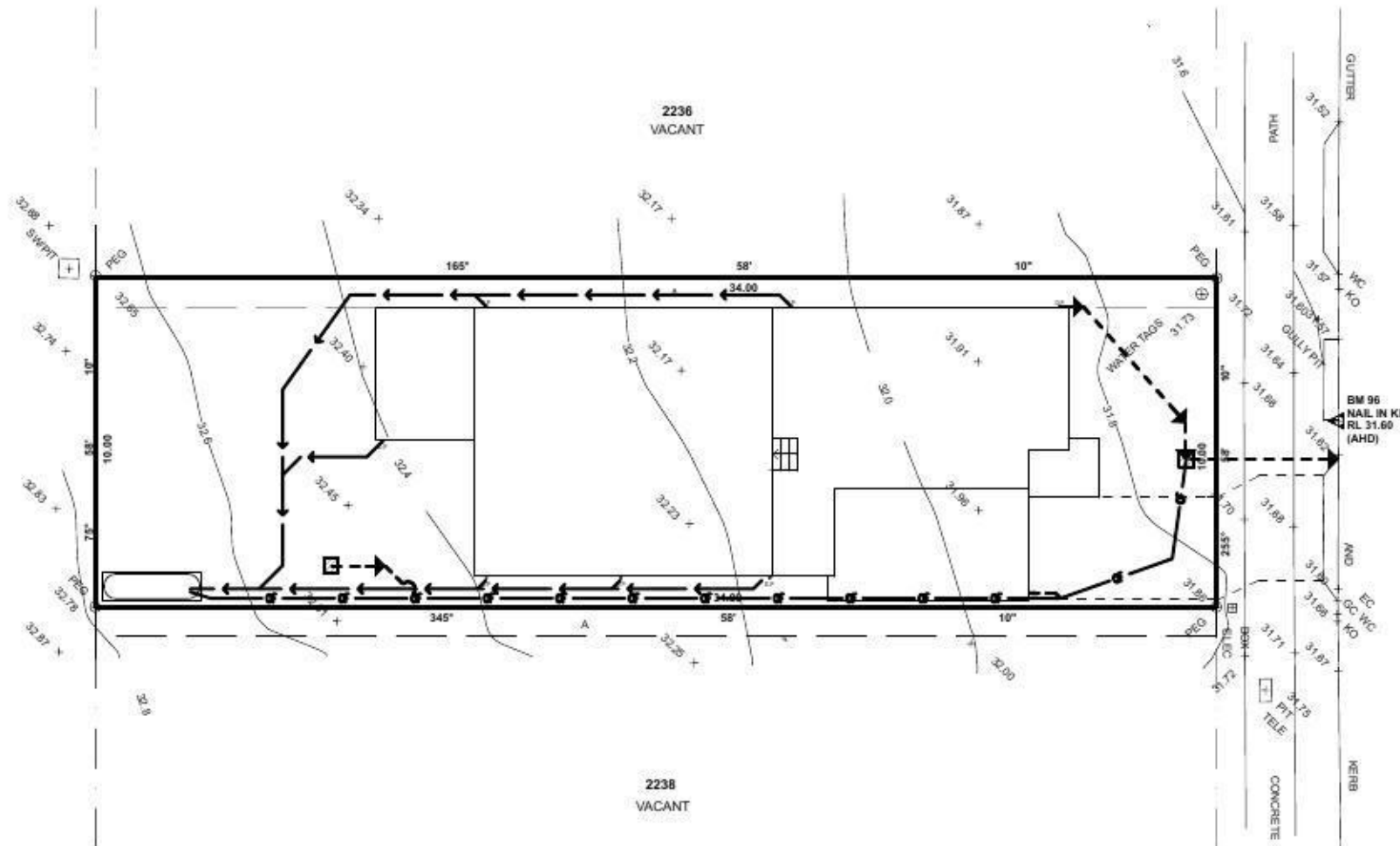
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CLIENT <b>MS. GARCIA</b>	
PROPERTY ADDRESS: LOT 2237, DP -- KATANDRA PLACE JORDAN SPRINGS, NSW, -	
DRAWING <b>SEDIMENT PLANS</b>	
DATE: <b>19.08.13</b>	SHEET: <b>10</b>
DRAWING No: <b>1444</b>	ISSUE: <b>E</b>
HOUSE NAME: <b>TRINITY 16 MKII</b>	
INCLUSION PACKAGE: <b>GOLD/ROYAL</b>	
PH: 1300 60 61 61      www.lucashomes.com.au P.O. BOX 36 NARELLAN 2567 PLOT DATE: Wednesday, 29 January 2014	

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**KATANDRA PLACE**

**CONCEPT STORMWATER PLAN**  
1:200

CLIENT  
**MS. GARCIA**

PROPERTY ADDRESS:  
LOT 2237, DP --  
KATANDRA PLACE  
JORDAN SPRINGS, NSW, -

DRAWING  
**CONCEPT STORMWATER PLAN**

DATE: <b>19.08.13</b>	SHEET: <b>11</b>
--------------------------	---------------------

DRAWING No: <b>1444</b>	ISSUE: <b>E</b>
----------------------------	--------------------

HOUSE NAME:  
**TRINITY 16 MKII**

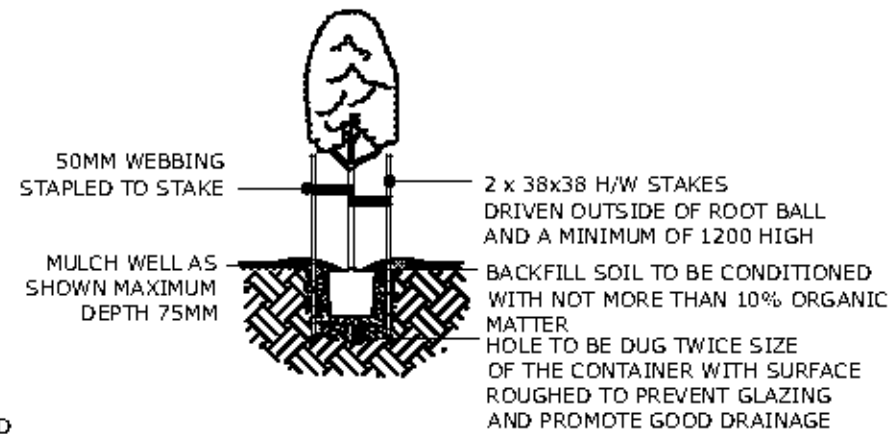
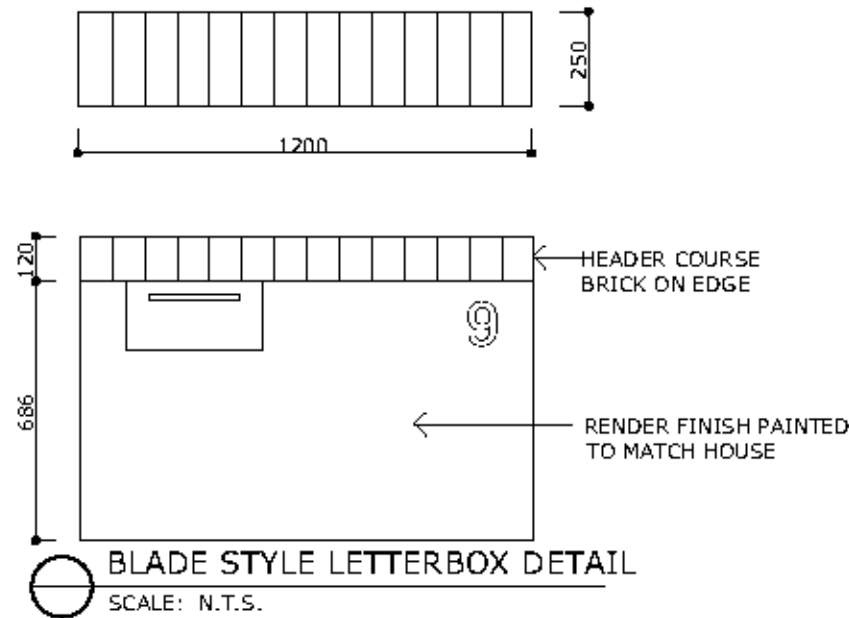
INCLUSION PACKAGE:  
**GOLD/ROYAL**

PH: 1300 60 61 61      www.lucashomes.com.au  
P.O. BOX 36 NARELLAN 2567

PLOT DATE: Wednesday, 29 January 2014

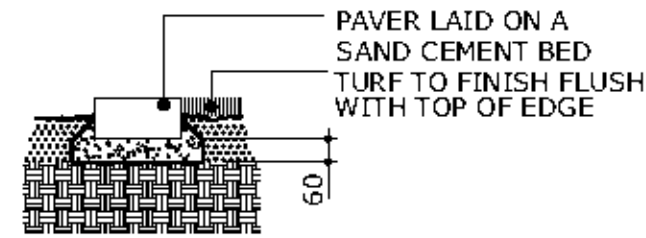
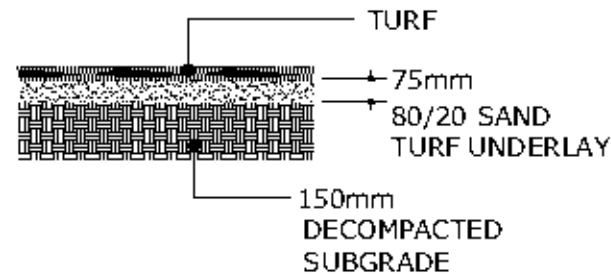
**NOTES:**

1. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ALL SUB-GRADE EXCAVATION AND PREPARATION TO ALLOW FOR TOPSOIL AND MULCH DEPTH REQUIREMENTS.
2. ALL TREES AND SHRUBS ARE TO BE PLANTED IN ACCORDANCE WITH PLANTING SCHEDULE.
3. BEFORE LANDSCAPE WORK IS COMMENCED, CONTRACTOR IS TO ESTABLISH THE POSITION OF ALL SERVICE LINES. SERVICE LIDS, VENTS AND HYDRANTS SHALL BE LEFT EXPOSED AND NOT COVERED BY ANY LANDSCAPE FINISHES (TURFING, PAVING, MULCH, GARDEN BEDS, ETC.,)
4. "NO LEVELS TAKEN" THEREFORE ANY WALLS, STEPS ETC., TO BE CONSTRUCTED MUST HAVE LEVELS TAKEN ON SITE BY CONTRACTOR TO ASCERTAIN HEIGHT AND/OR SLOPE. ALL CONTOURS SHOWN IN A.H.D.
5. ON-STRUCTURE GARDEN BED SOILS TO BE CONDITIONED WITH A 50MM COVER OF PASTEURISED COW MANURE.
6. ALL IMPORTED SOIL TO BE OF PREMIUM GARDEN MIX STANDARD CONTAINING 40% SOIL, 20% COARSE SAND, 10% GRADED ASH, 10% COCO PEAT, 20% COMPOSTED SAW DUSTS. PROFILE DEPTHS NOT TO EXCEED 200MM.
7. TURF TO BE 'SIR WALTER' GRASS. TURF TO BE LAID ON A 75MM MINIMUM BASE OF 80% SAND 20% SOIL MIX. ALL SUB GRADE CLAYS TO BE JUDICIOUSLY CULTIVATED 150MM DEEP.
8. ALL BEDS TO BE COVERED WITH A MINIMUM OF 50MM OF HORTICULTURAL GRADE COMPOSTED PINE BARK MULCH.
9. ALL GARDEN BED EDGES TO BE BRICK LAID ON A SAND CEMENT BED.
10. SURFACE DRAINS TO BE 250MM WIDE AND CONNECTED TO STORM WATER UNLESS OTHERWISE NOTED.



AFTER PLANTING WATER IN PLANT WELL USING 4 TIMES THE PLANT CONTAINER CAPACITY OF WATER.

FOR TREES 50lt AND ABOVE INSERT A 60MM DIA AG PIPE UNDER PLANT IN BACKFILL TO PROMOTE GOOD AERATION IN SOIL.



Issue	Description	Date
A	Initial design for DA	9.12.13

**General Notes:**

This drawing shall not be used for construction purposes until issued by Landscape Designer for construction. Do not use for building construction until the building consent authority has issued an approval. Do not use for construction until the building consent authority has issued an approval.

Contractors must verify all dimensions on site before commencing any construction or installation of landscape drawings, and verify all dimensions and details with the Architect. Use of dimensions on drawings shall not scale that drawings.

Scale: 1:100@A3

Print Date:

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Project: **NEW RESIDENCE**

Client: **Mr & Mrs Garcia**

Project Address: **Lot 2237, Katandra Place Jordan Springs NSW**

Drawing Title: **LANDSCAPE PLAN**

Drawing No: **13-1444/LP2-2**

Issue: **DA**

Drawn: **ECD**

Approved: **CMD**

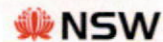
**Daniell, Dagger Design Landscapes**  
Horticulturalists & Landscape Designers

tel. +61 0419 595 422  
fax. +61 2 9423 4753

COLOUR: BDL.COM.AU WWW.BDL.COM.AU  
Studio Rear, 45 Golf Pde. Manly NSW 2095  
Structural Landscape Licence # 1198730



# Lucas Homes



Level 2, 4-8 Woodville Street, Hurstville NSW 2220

P.O. Box 95, Hurstville NSW 1481

T| 02 9586 4422

F| 02 9586 4211

E| [info@lucashomes.com.au](mailto:info@lucashomes.com.au)

[www.lucashomes.com.au](http://www.lucashomes.com.au)

**Lot 2237, DP 1168992**

**KATANDRA PLACE**

**JORDAN SPRING**

**Owner:**

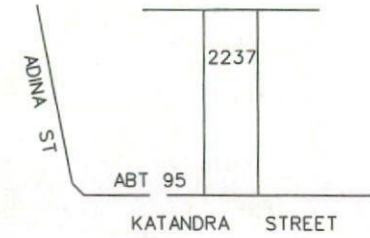
**Ms. Maria GARCIA**

**DRAWING DOCUMENTATION FOR COUNCIL**



LOCATION PLAN

LAT: -33.72602  
LONG: 150.73358



A: EASEMENT FOR ACCESS & MAINTENANCE 0.9 WIDE

LEGEND

- WATER METER
- TELECOM PIT
- MANHOLE (SEWER/STORMWATER)
- VEHICLE CROSSING
- KERB INLET PIT
- LIGHT POLE
- ELECTRICITY POLE
- ELECTRICITY PILLAR
- HYDRANT
- STOP VALVE
- KERB OUTLET
- SERVICE CONDUIT
- TREE (DIA/HEIGHT)

2238  
VACANT

④

2237  
340.0 m<sup>2</sup>

GRASS  
&  
EARTH

2236  
VACANT

⑥

③  
KATANDRA

②  
BM 96  
NAIL IN KERB  
RL 31.60  
(AHD)

①  
PLACE

Lucas Homes  
NSW

Level 2, 4-8 Woodville St.  
Hurstville NSW 2220

DATUM OF LEVELS: AUSTRALIAN HEIGHT DATUM

ORIGIN OF LEVELS: SSM181216  
RL31.083

SOURCE OF LEVELS: SCIMS



⑨⑨ DENOTES PHOTO POINT



REGISTERED SURVEYORS & LAND INFORMATION CONSULTANTS  
Suite 1, Level 2, 42 Birnie Avenue Lidcombe, NSW 2141  
Phone: 9646 5811, Fax: 9646 2311  
Email: newsurveying@structerre.com.au  
www.structerre.com.au

CONTOURS SHOWN HAVE BEEN INTERPOLATED FROM SPOT LEVELS TAKEN ON-SITE AND ARE A REPRESENTATION OF THE TOPOGRAPHY ONLY.  
DIMENSIONS AND AREAS HAVE BEEN DETERMINED FROM PLANS MADE AVAILABLE AT LPI, NSW AND ARE SUBJECT TO FINAL SURVEY.  
SERVICES SHOWN HAVE BEEN LOCATED WHERE POSSIBLE BY FIELD SURVEY. PRIOR TO ANY SITE WORKS, THE RELEVANT AUTHORITY SHOULD BE CONTACTED TO ESTABLISH ACCURATE POSITION AND DEPTH OF ANY SERVICES.  
DIMENSIONS OF ANY TREES SHOWN ON THE PLAN ARE APPROXIMATE

DETAIL & CONTOUR SURVEY

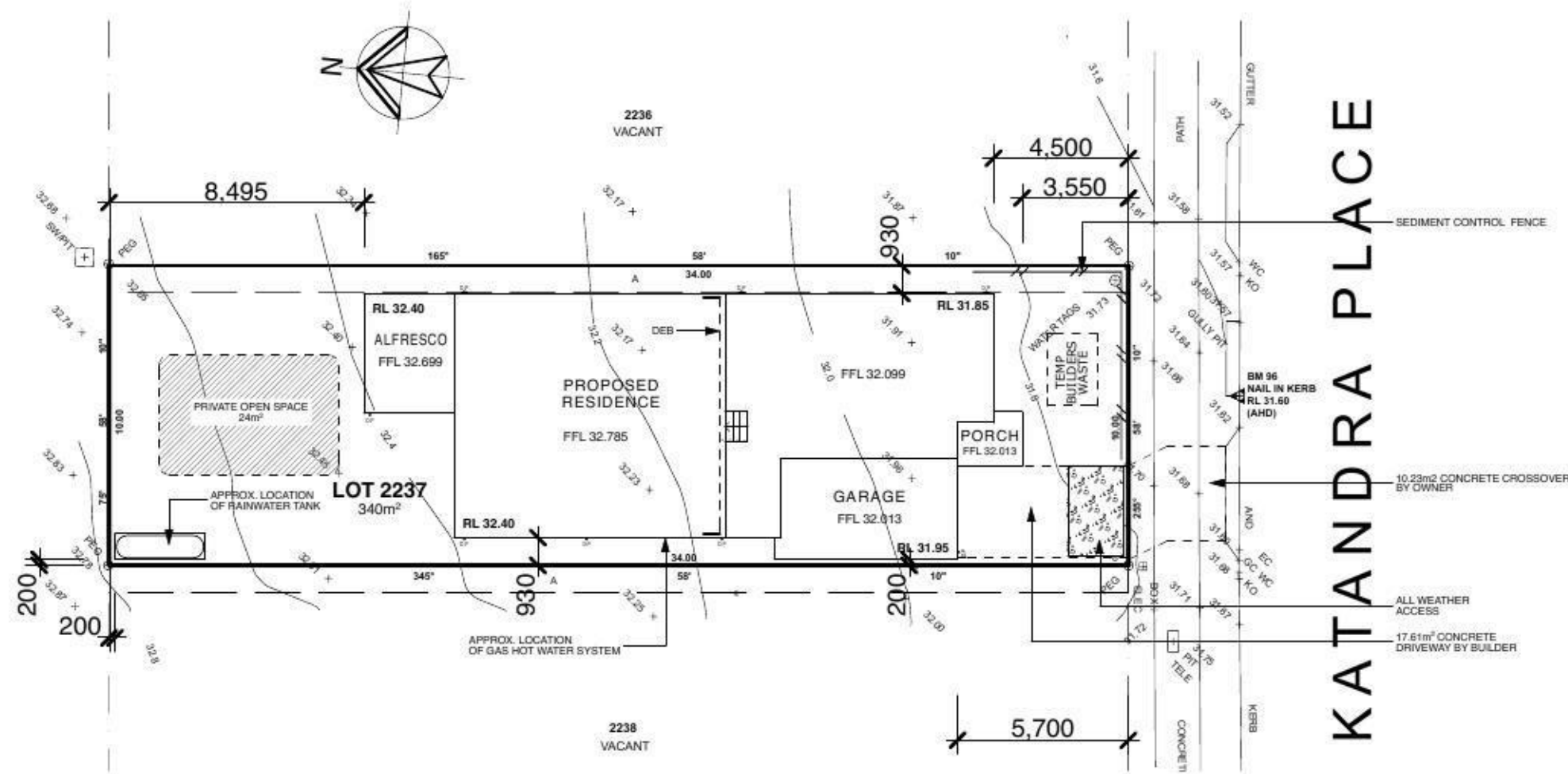
LOT 2237 DP 1168992  
AT KATANDRA STREET JORDAN SPRINGS

CLIENT: LUCAS HOMES

REF: 1444 GARCIA

F		
E		
D		
C		
B		
A		
No.	AMENDMENT	DATE

DRAWN: GT	JOB 2020/300096	DATE: 23/9/13
CHECKED: KD	DGN 300096	DATUM: AHD



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KATANDRA PLACE

CLIENT  
**MS. GARCIA**

PROPERTY ADDRESS:  
LOT 2237, DP --  
KATANDRA PLACE  
JORDAN SPRINGS, NSW, -

DRAWING  
**Notification Plan**

DATE:  
**19.08.13**

SHEET:  
**12**

DRAWING No:  
**1444**

ISSUE:  
**E**

HOUSE NAME:  
**TRINITY 16 MKII**  
INCLUSION PACKAGE:  
**GOLD/ROYAL**

