

626.70 m²

1.00 m²

76.72 m²

81.87 m²

159.59 m²

1.10 m²

76.97 m²

74.56 m²

152.63 m²

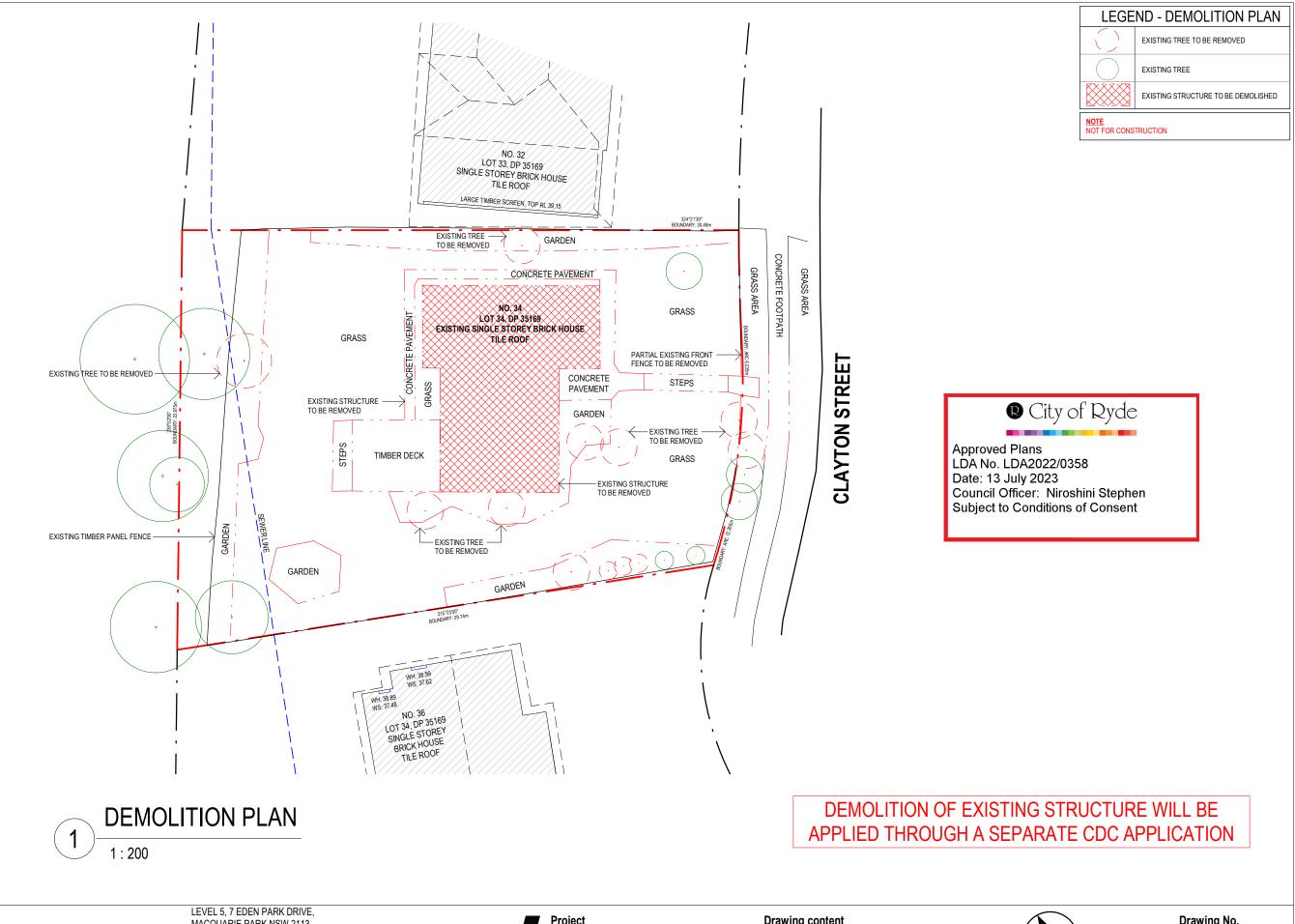
316.02 m² (50.43%)

9.4m

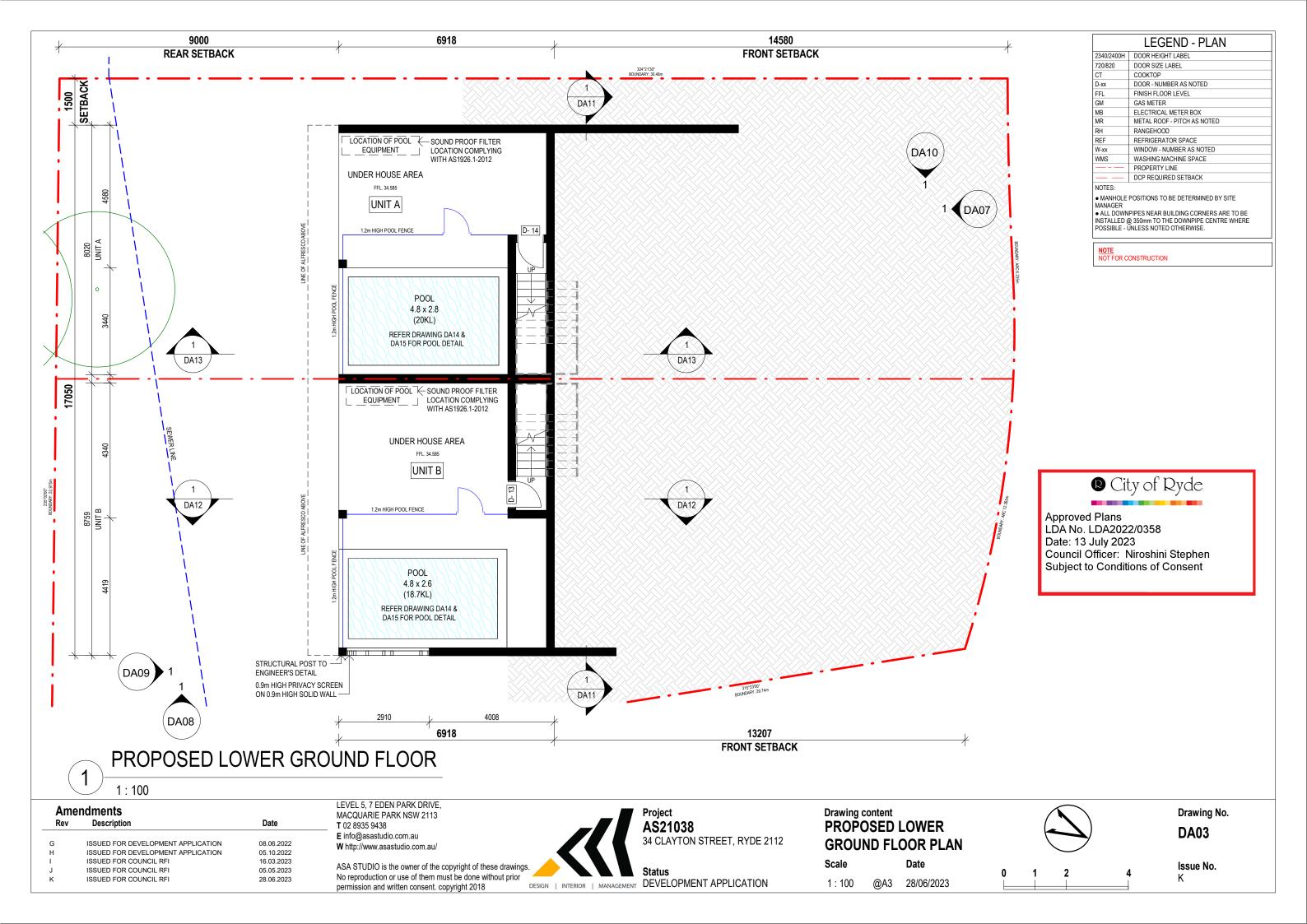


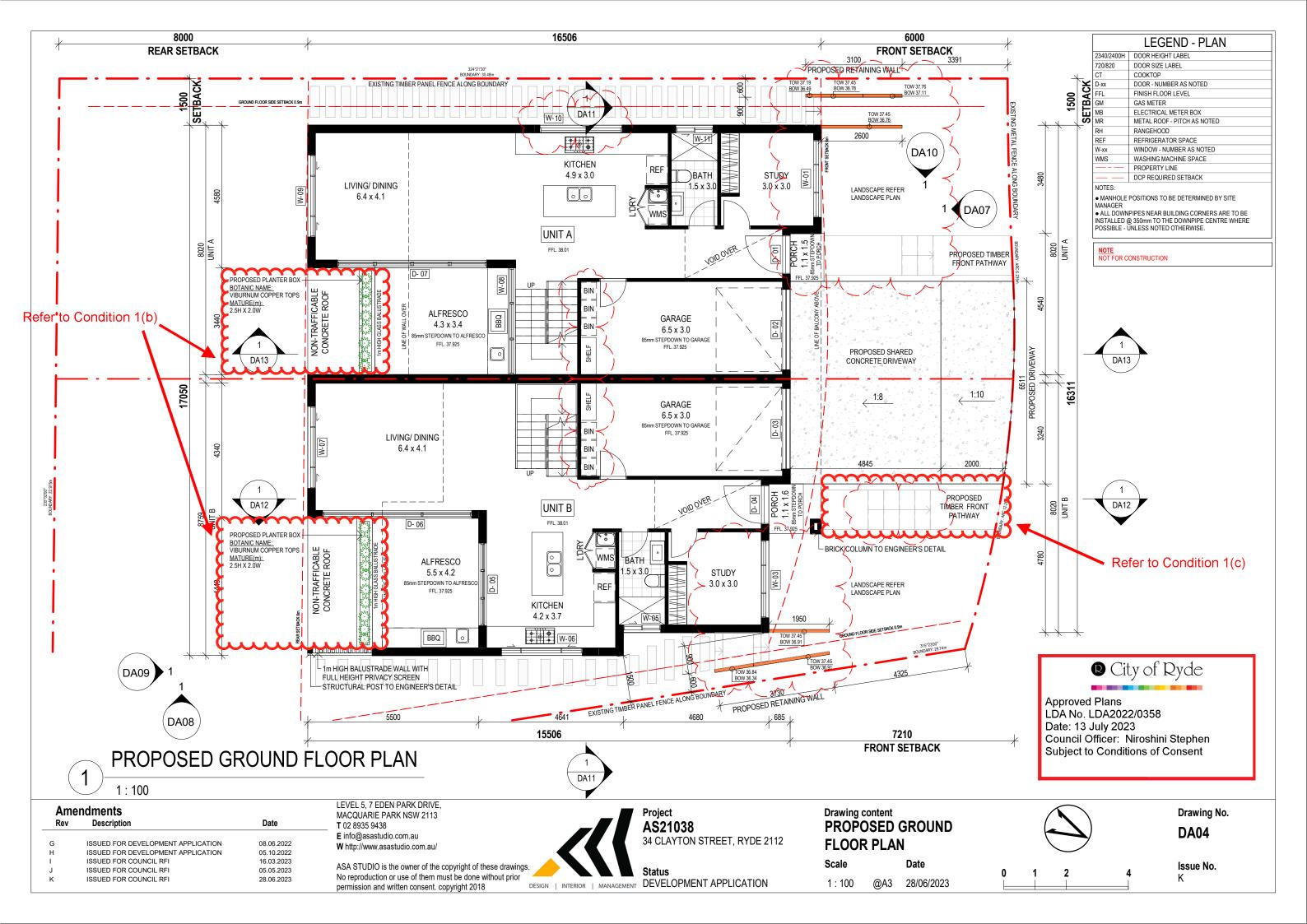
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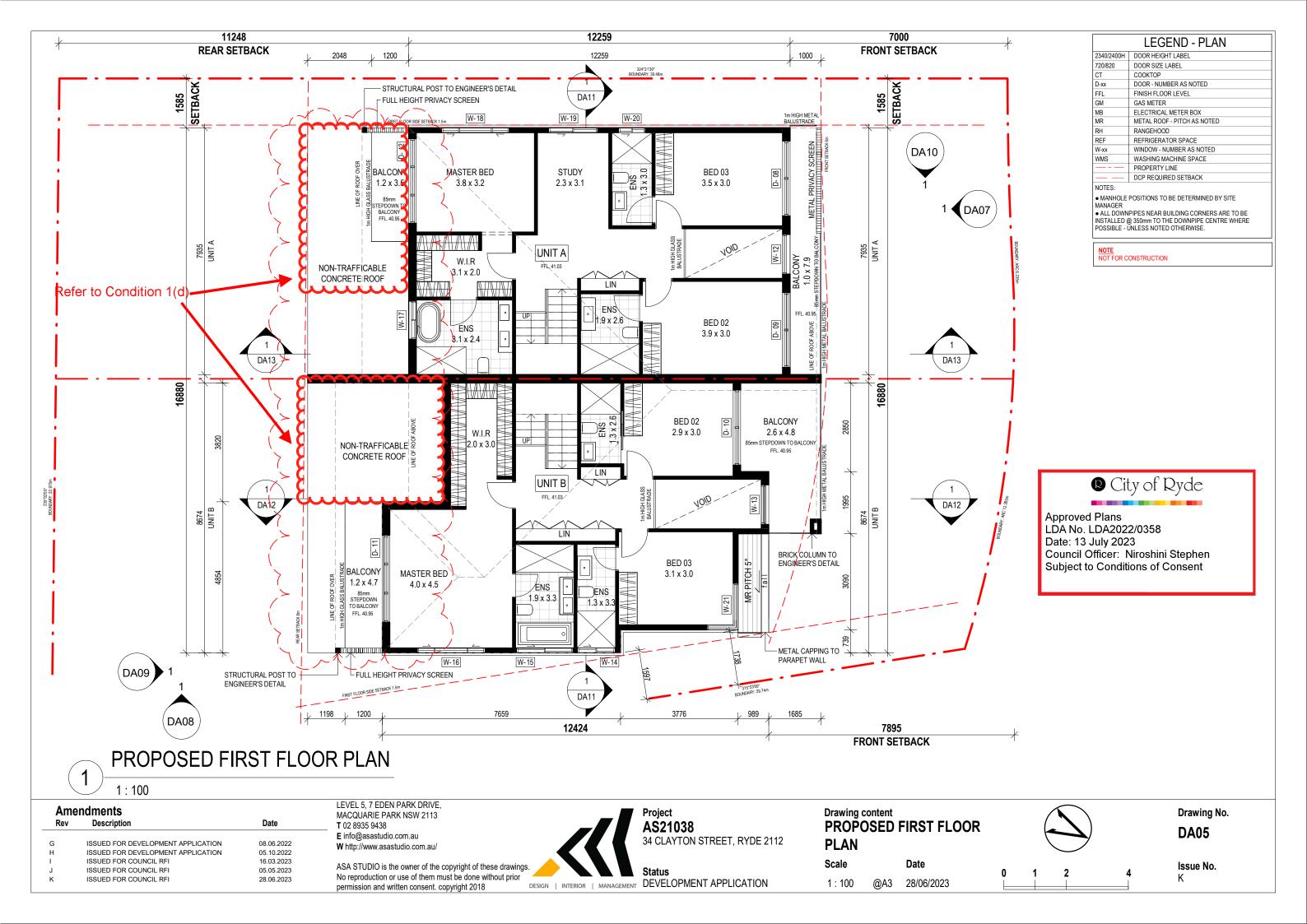
Ame Rev	endments Description	Date	LEVEL 5, 7 EDEN PARK DRIVE, MACQUARIE PARK NSW 2113 T 02 8935 9438	Project AS21038	Drawing content SITE PLAN / SITE ANALYSIS		Drawing No.
G H	ISSUED FOR DEVELOPMENT APPLICATION ISSUED FOR DEVELOPMENT APPLICATION	08.06.2022 05.10.2022	E info@asastudio.com.au W http://www.asastudio.com.au/	34 CLAYTON STREET, RYDE 2112	PLAN		DA01
l J	ISSUED FOR COUNCIL RFI ISSUED FOR COUNCIL RFI	16.03.2023 05.05.2023	ASA STUDIO is the owner of the copyright of these drawings.	Status	Scale Date	0 1 2 4	Issue No.
K	ISSUED FOR COUNCIL RFI	28.06.2023	No reproduction or use of them must be done without prior permission and written consent. copyright 2018 DESIGN INTERIOR MANAGEN	DEVELOPMENT APPLICATION	As indicated @A3 28/06/2023		К

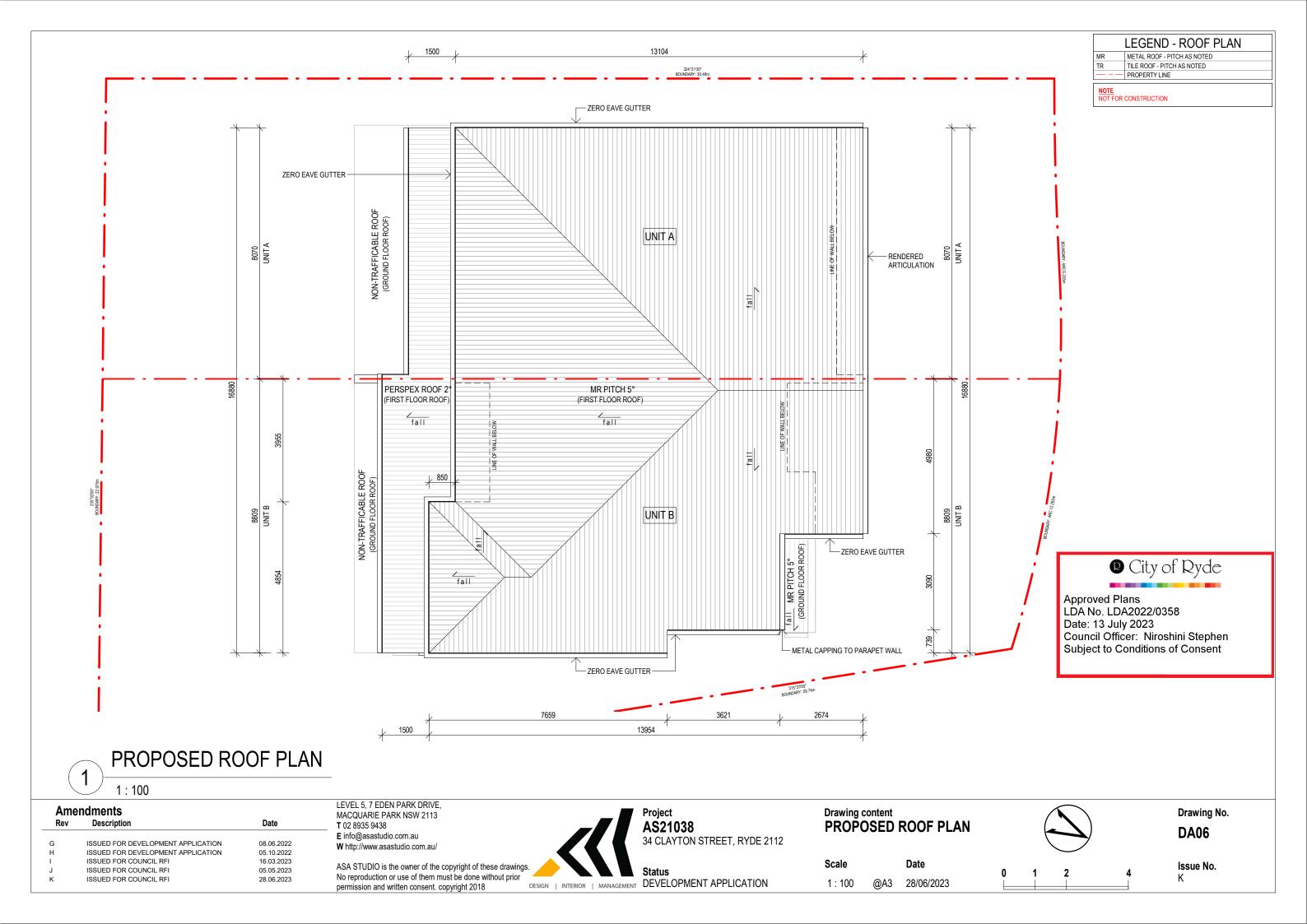


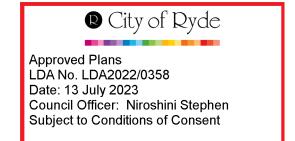
Ame Rev	ndments Description	Date	LEVEL 5, 7 EDEN PARK DRIVE, MACQUARIE PARK NSW 2113 T 02 8935 9438	Project AS21038	Drawing content DEMOLITION PLAN		Drawing No.
G H	ISSUED FOR DEVELOPMENT APPLICATION ISSUED FOR DEVELOPMENT APPLICATION	08.06.2022 05.10.2022	E info@asastudio.com.au W http://www.asastudio.com.au/	34 CLAYTON STREET, RYDE 2112			DA02
J K	ISSUED FOR COUNCIL RFI ISSUED FOR COUNCIL RFI ISSUED FOR COUNCIL RFI	16.03.2023 05.05.2023 28.06.2023	ASA STUDIO is the owner of the copyright of these drawings. No reproduction or use of them must be done without prior permission and written consent. copyright 2018 DESIGN INTERIOR MANAGE	Status DEVELOPMENT APPLICATION	Scale Date 1:200 @A3 28/06/2023	0 1 2 4	Issue No . K











LEGEND - ELEVATION / SECTION

RBW RENDERED BRICKWORK

FACE BRICKWORK

EXTERNAL CLADDING

BOTTOM OF WALL CHECK ON SITE DOOR - NUMBER AS NOTED

RLW RENDERED LIGHTWEIGHT WALL

FIXED GLAZING - NUMBER AS NOTED

WINDOW SCHEDULE

W-02 NOT IN USE

OBSCURED

CORNER WINDOW

CORNER WINDOW

ENTRY

GARAGE

GARAGE

ENTRY

GLAZED

GLAZED

GLAZED

GLAZED

GLAZED

GLAZED

GLAZED

GLAZED

METAL ROOF - PITCH AS NOTED

WINDOW - NUMBER AS NOTED

2650 SLIDING

3440 FIXED

850 SLIDING

2340 1200 HINGE

2400 2600 ROLLER

2400 2670 STACKING

2400 2410 SLIDING

2400 2721 SLIDING

2340 820 HINGE 2340 820 HINGE

2340 1200 HINGE

2400

2400

2400

2400

2400

2400

03

EXTERNAL DOOR SCHEDULE

2600 ROLLER

4810 STACKING

4810 SLIDING

2410 SLIDING

2410 SLIDING

2800 SLIDING

EXTERNAL FINISHES

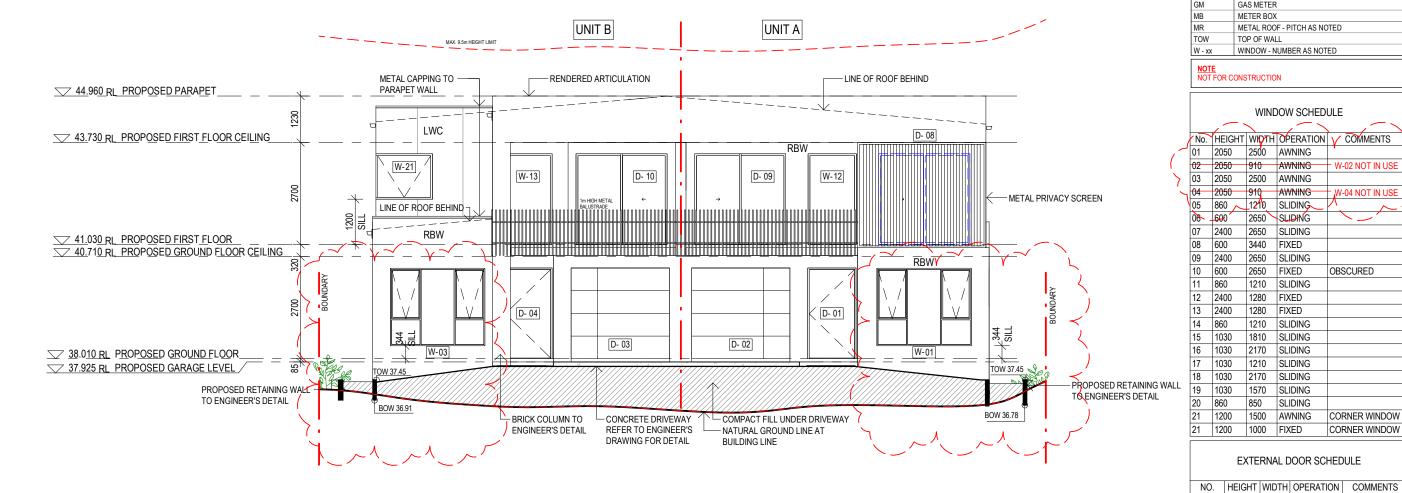
FBW

FIXED

GAS METER METER BOX

TOP OF WALL

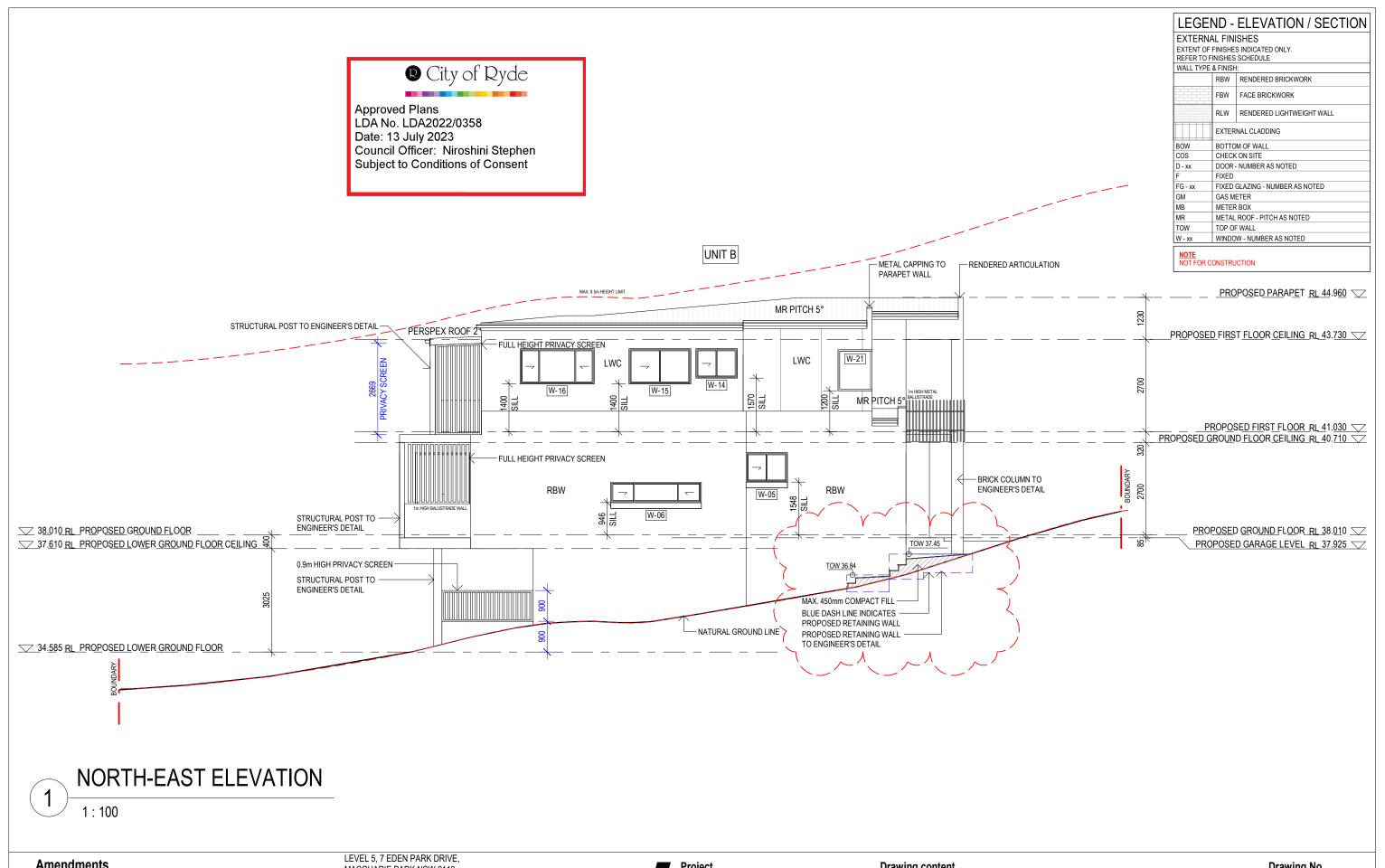
EXTENT OF FINISHES INDICATED ONLY. REFER TO FINISHES SCHEDULE WALL TYPE & FINISH:



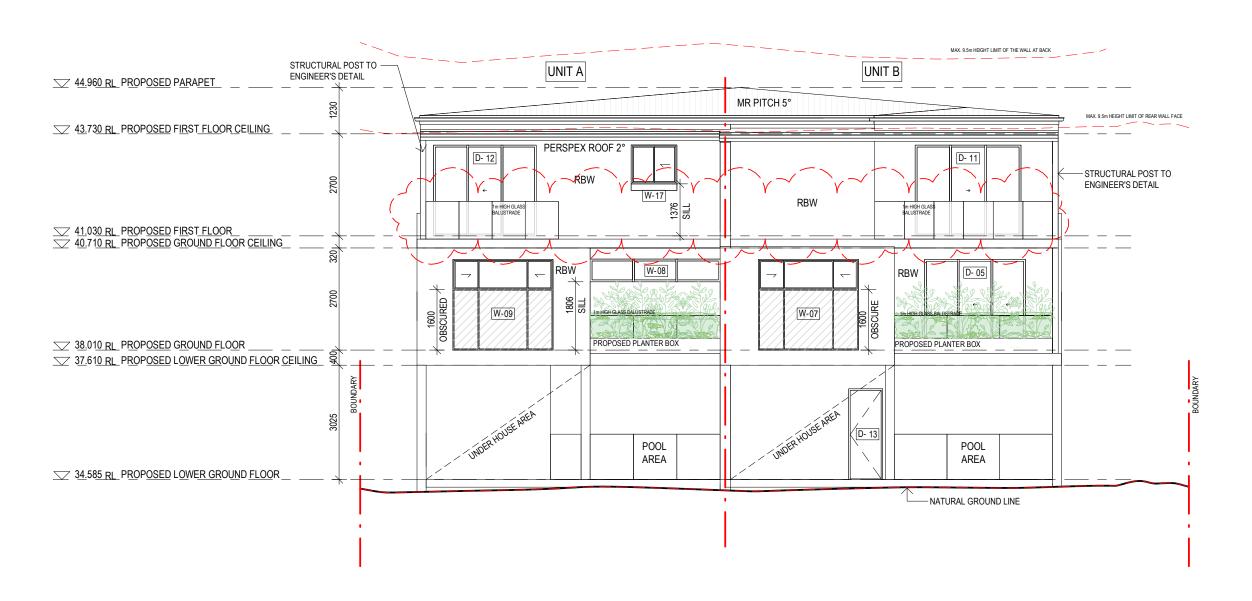
NORTH-WEST ELEVATION

1:100

Ame Rev	endments Description	Date	LEVEL 5, 7 EDEN PARK DRIVE, MACQUARIE PARK NSW 2113 T 02 8935 9438	Project AS21038	Drawing content NORTH-WEST ELEVATION		Drawing No.
G H	ISSUED FOR DEVELOPMENT APPLICATION ISSUED FOR DEVELOPMENT APPLICATION	08.06.2022 05.10.2022	E info@asastudio.com.au W http://www.asastudio.com.au/	34 CLAYTON STREET, RYDE 2112			DA07
I J K	ISSUED FOR COUNCIL RFI ISSUED FOR COUNCIL RFI ISSUED FOR COUNCIL RFI	16.03.2023 05.05.2023 28.06.2023	ASA STUDIO is the owner of the copyright of these drawings. No reproduction or use of them must be done without prior permission and written consent. copyright 2018 DESIGN INTERIOR MANAGER	Status DEVELOPMENT APPLICATION	Scale Date 1: 100 @A3 28/06/2023	0 1 2 4	Issue No. K



Am	endments		MACQUARIE PARK NSW 2113	Project	Drawing content		Drawing No.
Rev	Description	Date	T 02 8935 9438	AS21038	NORTH-EAST ELEVATION		DAGO
G	ISSUED FOR DEVELOPMENT APPLICATION	08.06.2022	E info@asastudio.com.au W http://www.asastudio.com.au/	34 CLAYTON STREET, RYDE 2112			DA08
I I J	ISSUED FOR DEVELOPMENT APPLICATION ISSUED FOR COUNCIL RFI ISSUED FOR COUNCIL RFI	05.10.2022 16.03.2023 05.05.2023	ASA STUDIO is the owner of the copyright of these drawings.	Status	Scale Date	0 4 2 4	Issue No.
K	ISSUED FOR COUNCIL RFI	28.06.2023	No reproduction or use of them must be done without prior permission and written consent. copyright 2018 DESIGN INTERIOR MANAGEM	DEVELOPMENT APPLICATION	1:100 @A3 28/06/2023	U 1 2 4	K



LEGEND - ELEVATION / SECTION EXTERNAL FINISHES EXTENT OF FINISHES INDICATED ONLY. REFER TO FINISHES SCHEDULE WALL TYPE & FINISH: RBW RENDERED BRICKWORK FBW FACE BRICKWORK RLW RENDERED LIGHTWEIGHT WALL EXTERNAL CLADDING BOTTOM OF WALL CHECK ON SITE DOOR - NUMBER AS NOTED FIXED GLAZING - NUMBER AS NOTED FG - xx GAS METER METAL ROOF - PITCH AS NOTED TOP OF WALL W - xx WINDOW - NUMBER AS NOTED

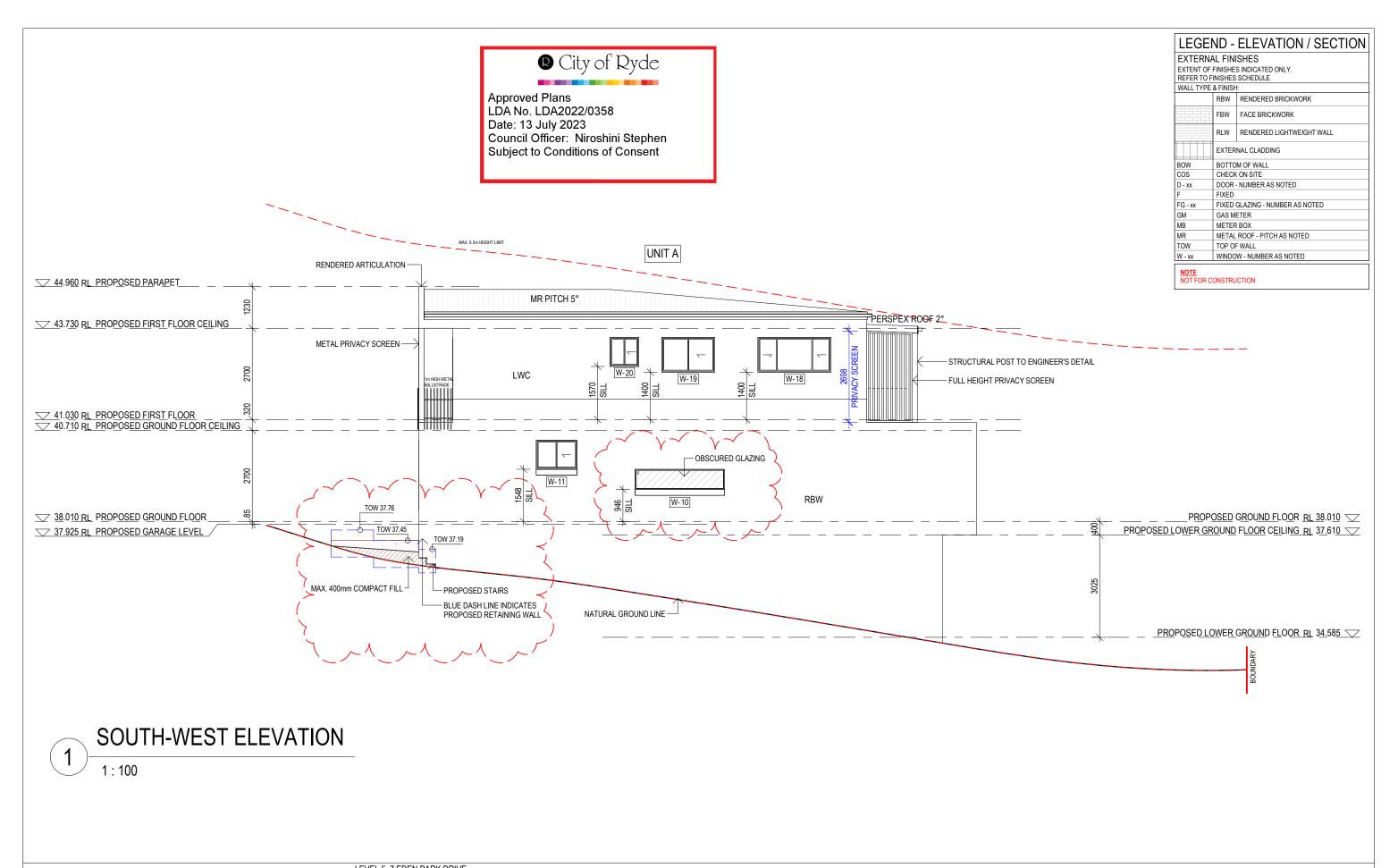
NOTE NOT FOR CONSTRUCTION

SOUTH-EAST ELEVATION

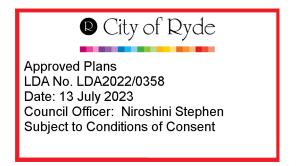
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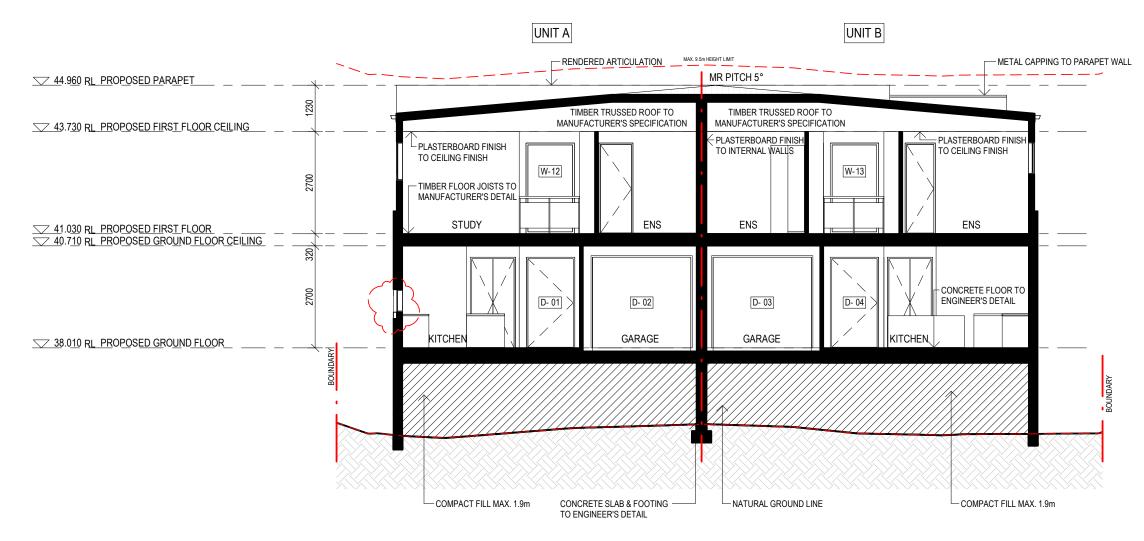
Approved Plans
LDA No. LDA2022/0358
Date: 13 July 2023
Council Officer: Niroshini Stephen
Subject to Conditions of Consent

Ame	endments		LEVEL 5, 7 EDEN PARK DRIVE, MACQUARIE PARK NSW 2113	■ Project	Drawing content		Drawing No.
Rev	Description	Date	T 02 8935 9438	AS21038	SOUTH-EAST ELEVATION		· ·
			E info@asastudio.com.au		OCCINI-LACT ELLVATION		DA09
G	ISSUED FOR DEVELOPMENT APPLICATION	08.06.2022	W http://www.asastudio.com.au/	34 CLAYTON STREET, RYDE 2112			
Н	ISSUED FOR DEVELOPMENT APPLICATION	05.10.2022	W http://www.asastadio.com.ad/				
1	ISSUED FOR COUNCIL RFI	16.03.2023	AOA OTUDIO : II		Scale Date		Janua Na
J	ISSUED FOR COUNCIL RFI	05.05.2023	ASA STUDIO is the owner of the copyright of these drawings.	Status	ocale Date	0 1 2 1	Issue No.
K	ISSUED FOR COUNCIL RFI	28.06.2023	No reproduction or use of them must be done without prior permission and written consent. copyright 2018 DESIGN INTERIOR MANAGE	DEVELOPMENT APPLICATION	1:100 @A3 28/06/2023		K



Am Rev	endments Description	Date	LEVEL 5, 7 EDEN PARK DRIVE, MACQUARIE PARK NSW 2113 T 02 8935 9438	Project AS21038	Drawing content	ST ELEVATION				Drawing No.
G	ISSUED FOR DEVELOPMENT APPLICATION ISSUED FOR DEVELOPMENT APPLICATION	08.06.2022 05.10.2022	E info@asastudio.com.au W http://www.asastudio.com.au/	34 CLAYTON STREET, RYDE 2112	000111112					DA10
I J K	ISSUED FOR COUNCIL RFI ISSUED FOR COUNCIL RFI ISSUED FOR COUNCIL RFI	16.03.2023 05.05.2023 28.06.2023	ASA STUDIO is the owner of the copyright of these drawings. No reproduction or use of them must be done without prior permission and written consent. copyright 2018 DESIGN INTERIOR MANAGEME	Status DEVELOPMENT APPLICATION	Scale 1:100 @A3	Date 28/06/2023	0 1	2	4	Issue No. K



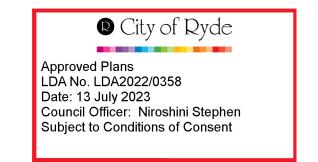


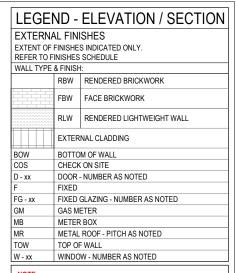
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Ame	ndments		LEVEL 5, 7 EDEN PARK DRIVE, MACQUARIE PARK NSW 2113	Project	Drawing content		Drawing No.
Rev	Description	Date	T 02 8935 9438	AS21038	SECTION		
_			E info@asastudio.com.au		CLOTION		DA11
G	ISSUED FOR DEVELOPMENT APPLICATION	08.06.2022	W http://www.asastudio.com.au/	34 CLAYTON STREET, RYDE 2112			
Н	ISSUED FOR DEVELOPMENT APPLICATION	05.10.2022	W http://www.acastadio.com.ad/				
1	ISSUED FOR COUNCIL RFI	16.03.2023	ACA CTUDIO is the sum or of the same winds of these discussions		Scale Date		Issue No.
J	ISSUED FOR COUNCIL RFI	05.05.2023	ASA STUDIO is the owner of the copyright of these drawings.	Status	Could Butc	0 1 2 4	issue ivo.
K	ISSUED FOR COUNCIL RFI	28.06.2023	No reproduction or use of them must be done without prior permission and written consent. copyright 2018 DESIGN INTERIOR MANAGE	MENT DEVELOPMENT APPLICATION	1:100 @A3 28/06/2023		K

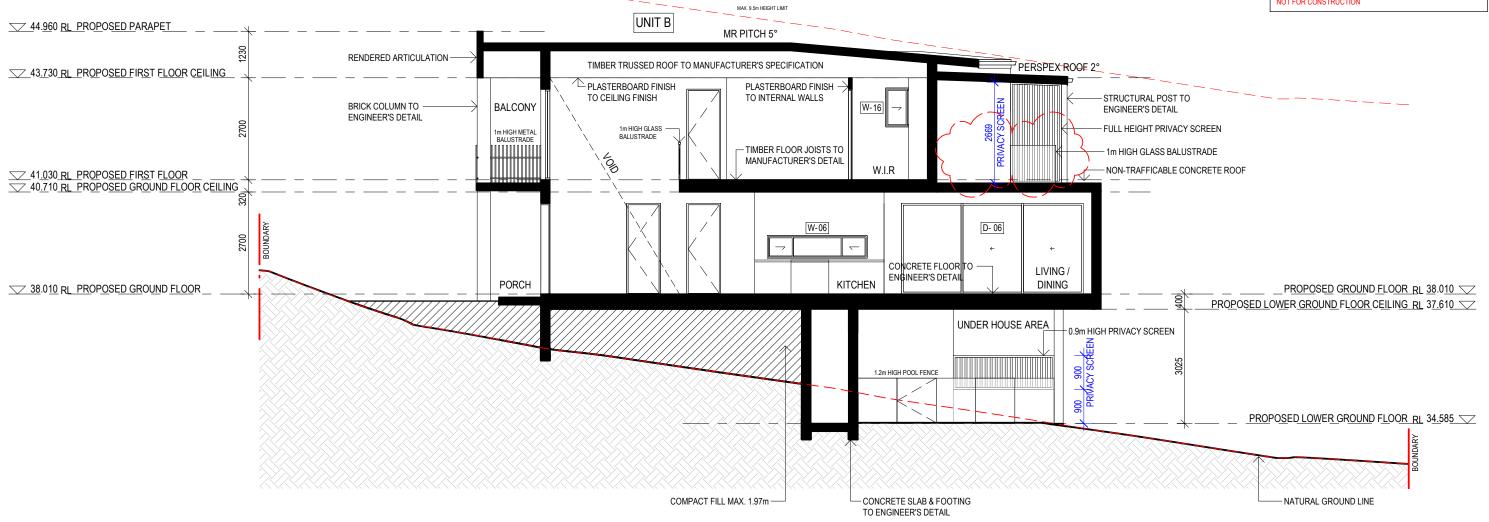
LEGE	ND -	ELEVATION / SECTION					
EXTERNA	AL FIN	ISHES					
EXTENT OF	FINISHE	S INDICATED ONLY.					
REFER TO F	INISHES	SCHEDULE					
WALL TYPE	& FINISH	ł:					
	RBW	RENDERED BRICKWORK					
	FBW	FACE BRICKWORK					
	RLW	RENDERED LIGHTWEIGHT WALL					
	EXTER	NAL CLADDING					
BOW	вотто	M OF WALL					
COS	CHECK	ON SITE					
D - xx	DOOR	- NUMBER AS NOTED					
F	FIXED						
FG - xx	FIXED	GLAZING - NUMBER AS NOTED					
GM	GAS M	ETER					
MB	METER	BOX					
MR	MR METAL ROOF - PITCH AS NOTED						
TOW	OW TOP OF WALL						
W - xx							

NOT FOR CONSTRUCTION



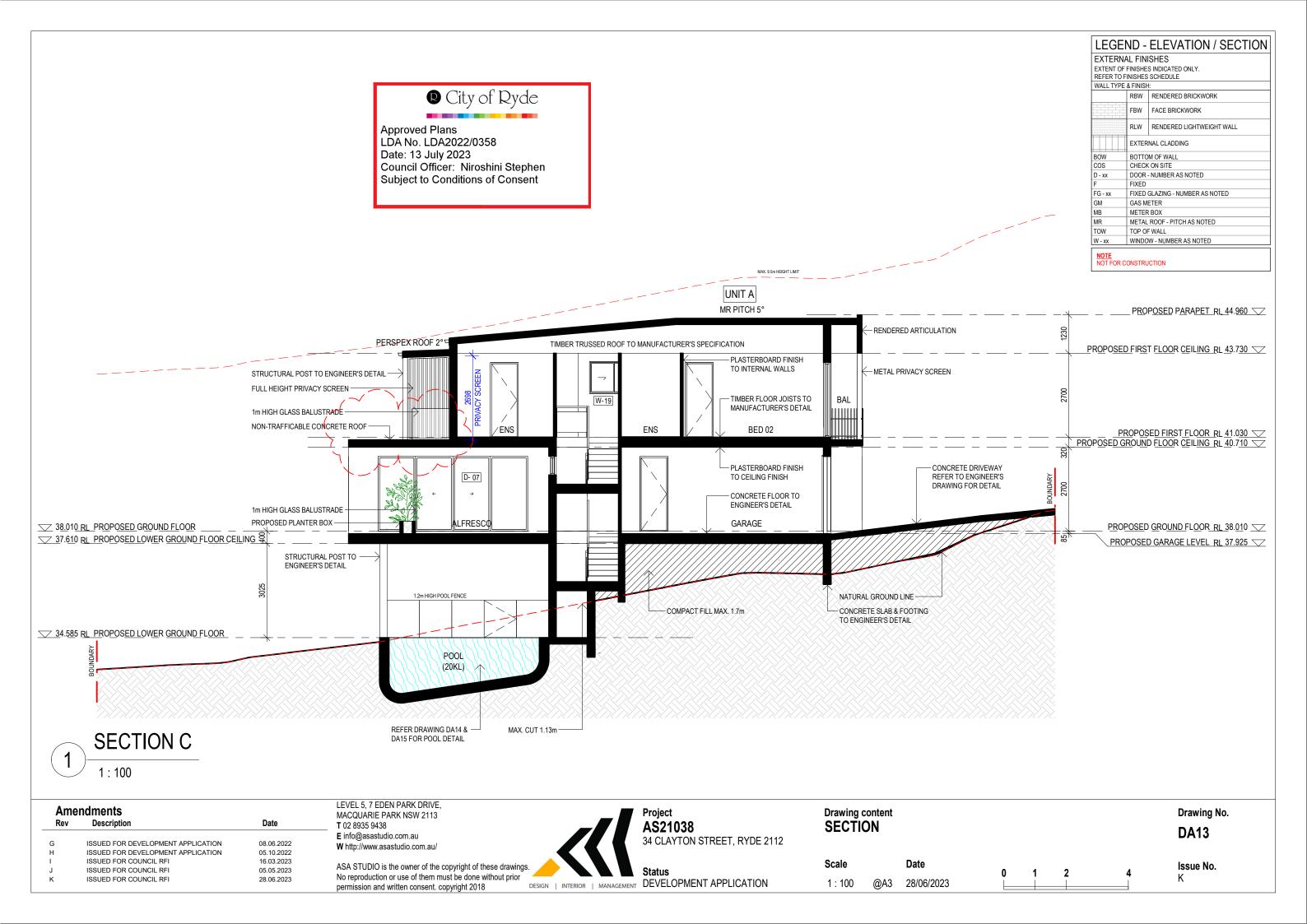


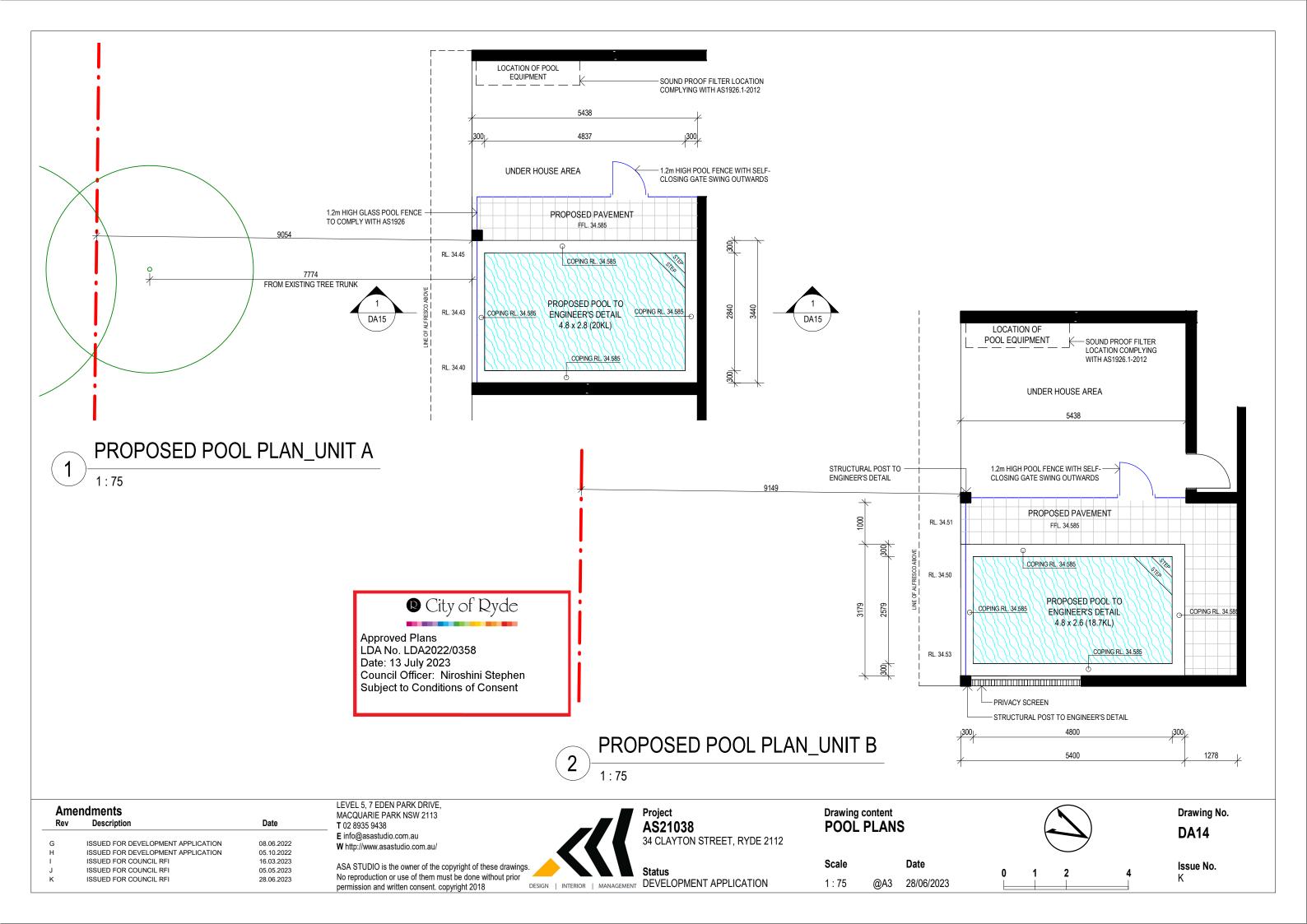
NOTE NOT FOR CONSTRUCTION

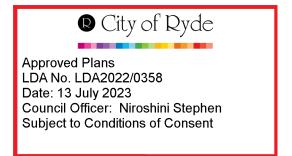


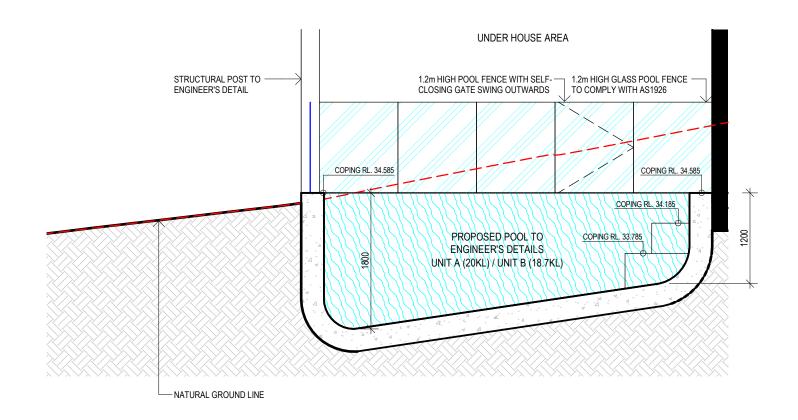


Amo	endments Description	Date	LEVEL 5, 7 EDEN PARK DRIVE, MACQUARIE PARK NSW 2113 T 02 8935 9438 E info@asastudio.com.au	Project AS21038	Drawing content SECTION		Drawing No.
G H	ISSUED FOR DEVELOPMENT APPLICATION ISSUED FOR DEVELOPMENT APPLICATION	08.06.2022 05.10.2022	W http://www.asastudio.com.au/	34 CLAYTON STREET, RYDE 2112			
l J	ISSUED FOR COUNCIL RFI ISSUED FOR COUNCIL RFI	16.03.2023 05.05.2023	ASA STUDIO is the owner of the copyright of these drawings.	Status	Scale Date	0 1 2 4	Issue No.
K	ISSUED FOR COUNCIL RFI	28.06.2023	No reproduction or use of them must be done without prior permission and written consent. copyright 2018 DESIGN INTERIOR MANAGEM	DEVELOPMENT APPLICATION	1:100 @A3 28/06/2023		K



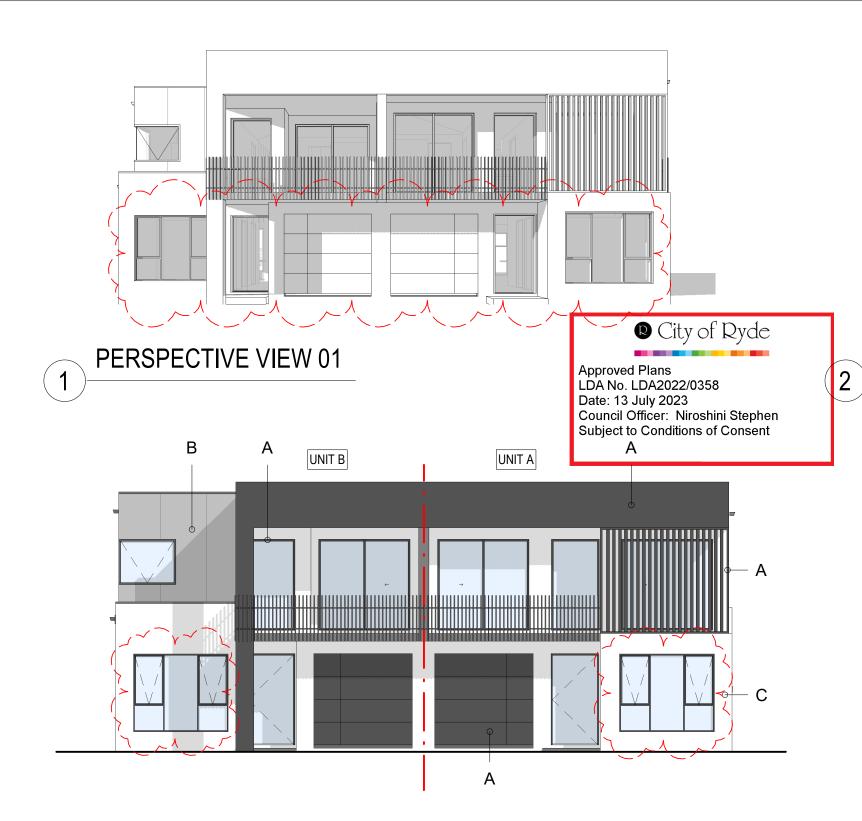






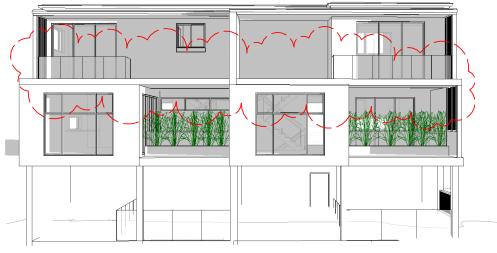
1 TYPICAL POOL SECTION

Am Rev	endments Description	Date	LEVEL 5, 7 EDEN PARK DRIVE, MACQUARIE PARK NSW 2113 T 02 8935 9438	_		Project AS21038	Drawing POOL	content SECTION					Drawing No.
G	ISSUED FOR DEVELOPMENT APPLICATION ISSUED FOR DEVELOPMENT APPLICATION	08.06.2022 05.10.2022	E info@asastudio.com.au W http://www.asastudio.com.au/			34 CLAYTON STREET, RYDE 2112		01 011011					DA15
J K	ISSUED FOR COUNCIL RFI ISSUED FOR COUNCIL RFI ISSUED FOR COUNCIL RFI ISSUED FOR COUNCIL RFI	16.03.2023 05.05.2023 28.06.2023	ASA STUDIO is the owner of the copyright of these drawings. No reproduction or use of them must be done without prior permission and written consent. copyright 2018	INTERIOR	MANAGEMENT	Status T DEVELOPMENT APPLICATION	Scale 1 : 50	Date @A3 28/06/2023	0	1	2	4	Issue No. K



MATERIALS & FINISHES ELEVATION

1:100



PERSPECTIVE VIEW 02

SCHEDULE OF MATERIAL & FINISHES

ARTICULATION / WINDOW & DOOR FRAME / GARAGE DOOR /
METAL PRIVACY SCREEN: DULUX "MONUMENT" OR SIMILAR

B LIGHTWEIGHT CLADDING: JAMES HARDIE FINE TEXTURE CLADDING PAINTED WITH DULUX "DIESKAU" OR SIMILAR

RENDERED BRICK WALL: DULUX "NATURAL WHITE"
OR SIMILAR

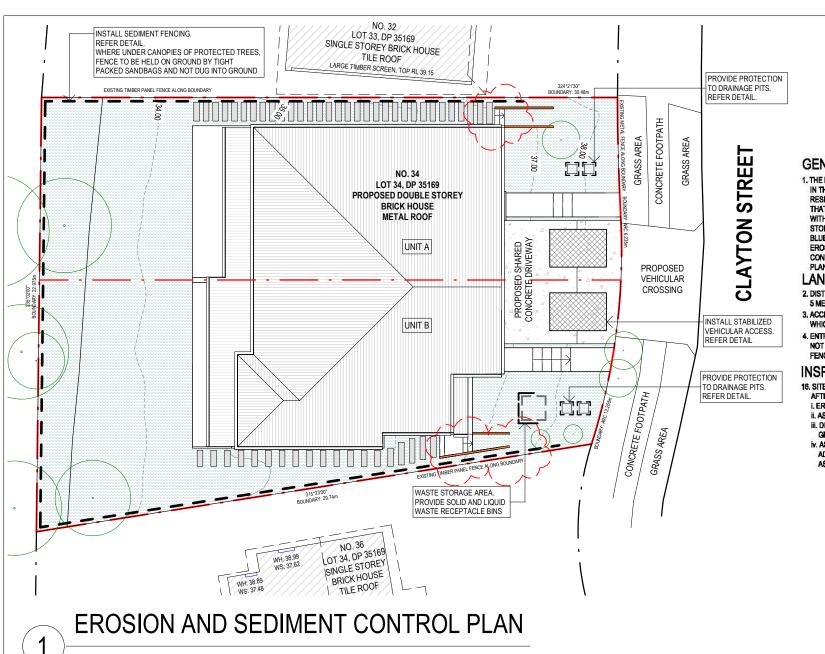


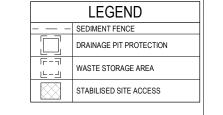




02 - METAL PRIVACY SCREEN REFERENCE IMAGE

Am	endments		LEVEL 5, 7 EDEN PARK DRIVE, MACQUARIE PARK NSW 2113	Project	Drawing content		Drawing No.
Rev	Description	Date	T 02 8935 9438	AS21038	SCHEDULE OF MATERIAL	_ &	DA16
G	ISSUED FOR DEVELOPMENT APPLICATION ISSUED FOR DEVELOPMENT APPLICATION	08.06.2022 05.10.2022	E info@asastudio.com.au W http://www.asastudio.com.au/	34 CLAYTON STREET, RYDE 2112	FINISHES / PERSPECTIVE	S	DAIV
l J	ISSUED FOR COUNCIL RFI ISSUED FOR COUNCIL RFI	16.03.2023 05.05.2023	ASA STUDIO is the owner of the copyright of these drawings.	Status	Scale Date	0 1 2 1	Issue No.
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GENERAL NOTES

1. THE EROSION AND SEDIMENT CONTROL MEASURES SHOWN IN THIS PLAN ARE CONCEPT MEASURES ONLY AND IT IS THE RESPONSIBILITY OF THE SITE SUPERINTENDENT TO ENSURE THAT ALL CONSTRUCTION WORKS PROCEED IN ACCORDANCE WITH THE RELEVANT CODES INCLUDING "MANAGING URBAN STORMWATER - SOILS AND CONSTRUCTION, VOLUME 1" (THE BLUE BOOK , LANDCOM, 2004) AND THE LOCAL COUNCIL'S CONSENT IRRESPECTIVE OF THE MEASURES SHOWN IN THIS

LAND DISTURBANCE NOTES

- 2. DISTURBANCE TO BE LIMITED TO 2 METRES MINIMUM AND 5 METRES MAXIMUM FROM ESSENTIAL WORKS.
- 3. ACCESS TO THE SITE TO BE LIMITED TO A SINGLE LOCATION WHICH IS CLEARLY MARKED AND FENCED AS REQUIRED.
- 4. ENTRY TO LAND NOT AFFECTED BY ESSENTIAL WORKS TO NOT BE PERMITTED AND BE SUITABLY PROTECTED BY BARRIER FENCING AS REQUIRED.

INSPECTION AND MAINTENANCE NOTES

- 16. SITE SUPERINTENDENT TO INSPECT SITE WEEKLY AND AFTER EVERY STORM EVENT FOR:
- I. EROSION CONTROL MEASURES IN WORKING ORDER. ii. ASSESS AND REMOVE SEDIMENT ACCUMULATION. iii. DISTURBED/REHABILITATED AREAS HAVE ADEQUATE
- IV ASSESS EFFECTIVENESS AND INSTALL ADDITIONAL EROSION/SEDIMENT CONTROL MEASURES

STAGING NOTES

- 5. ALL WORKS TO GENERALLY BE STAGED AS FOLLOWS: I. INSTALL SEDIMENT AND BARRIER FENCING. II. INSTALL STABILISED VEHICULAR SITE ACCESS. III. INSTALL DIVERSION DRAINS AS REQUIRED.
- W. INSTALL GEOTEXTILE INLET FILTERS TO DRAINAGE POINTS AND OTHER EROSION CONTROL MEASURES
- AS REQUIRED.

 V. CLEAR SITE AND STOCKPILE TOPSOIL AS REQUIRED. VI. UNDERTAKE ESSENTIAL CONSTRUCTION WORKS.
 VII. REHBILITATE AND REVEGETATE EXPOSED SURFACES AS SOON AS PRACTICABLE
- viii. REMOVE SEDIMENT CONTROL MEASURES AFTER COMPLETION OF PERMANENT LANDSCAPING WORKS. ix. REVIEW, REPAIR, UPGRADE OR ADD EROSION CONTROL MEASURES WEEKLY AND AFTER EVERY STORM EVENT.

WASTE CONTROL NOTES

- 12. PROVIDE WATERTIGHT CHEMICAL RESISTANT RECEPTACLES FOR LIQUID WASTE DISPOSAL SUCH AS CONCRETE AND MORTAR SLURRIES, ACIDS AND PAINTS. ALSO PROVIDE GENERAL WASTE
- 13. WASTE REMOVAL SERVICES TO BE PROVIDED AT LEAST
- 14. ALL WASTE TO BE PLACED WITHIN CONTAINMENT BUNDS OR FENCING TO PREVENT POLLUTION RUNOFF.
- 15. PROVIDE VEHICLE WASHDOWN AND MAINTENANCE AREA CONTAINED WITHIN SUITABLE BUNDS/FENCING.

City of Ryde

Approved Plans

Date: 13 July 2023

LDA No. LDA2022/0358

Council Officer: Niroshini Stephen Subject to Conditions of Consent

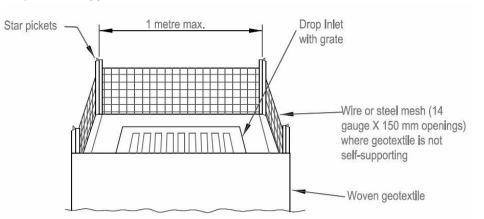
SEDIMENT CONTROL NOTES

- 6. INSTALL SEDIMENT FENCES AS SHOWN ON PLAN AND/OR WHERE REQUIRED AS DETERMINED BY SITE SUPERINTENDENT.
- 7. DO NOT PLACE STOCKPILES OR DISTURB LAND WITHIN 5 METRES OF AREAS SUBJECT TO HIGH VELOCITY CONCENTRATED OVERLAND FLOW.
- 8. EARTH BATTERS TO HAVE MINIMUM PRACTICABLE GRADIENT.

REHABILITATION NOTES

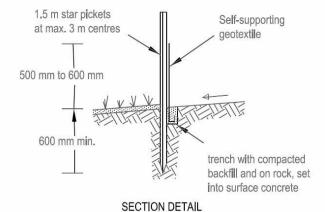
- 9. STOCKPILES TO HAVE MINIMUM GROUND COVER OF 60% WITHIN 10 WORKING DAYS OF PLACEMENT.
- 10. ALL DISTURBED LAND TO HAVE MINIMUM GROUND COVER OF
- 50% WITHIN 20 WORKING DAYS OF EXPOSURE
- 11. FOR DISTURBED LAND SUBJECT TO SHEET FLOW USE TEMPORARY GROUND COVER SPECIES SUCH AS JAPANESE MILLET AND OATS AT 200 kg/ha.

1:200



DETAIL PIT PROTECTION

(SOURCE: "SOILS AND CONSTRUCTION", LANDCOM, 2004)



DETAIL - SEDIMENT FENCING

(SOURCE: "SOILS AND CONSTRUCTION", LANDCOM, 2004)

Construction site Runoff directed to DGB 20 rd Geotextile fabric designed to 30mm aggregate prevent intermixing of subgrade and base materials and to maintain good properties of the sub-base layers. Existing roadwa Geotextile may be a woven or needle punched product with a minimum CBR burst strength (AS3706.9-90) of 2500 N

Ame	endments	
Rev	Description	Date
G	ISSUED FOR DEVELOPMENT APPLICATION	08.06.2022
Н	ISSUED FOR DEVELOPMENT APPLICATION	05.10.2022
I	ISSUED FOR COUNCIL RFI	16.03.2023
J	ISSUED FOR COUNCIL RFI	05.05.2023
K	ISSUED FOR COUNCIL RFI	28.06.2023

LEVEL 5. 7 EDEN PARK DRIVE. MACQUARIE PARK NSW 2113 **T** 02 8935 9438 E info@asastudio.com.au W http://www.asastudio.com.au/

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AS21038 34 CLAYTON STREET, RYDE 2112

Status DESIGN | INTERIOR | MANAGEMENT DEVELOPMENT APPLICATION

Drawing content EROSION AND SEDIMENT CONTROL PLAN

Scale

1:200

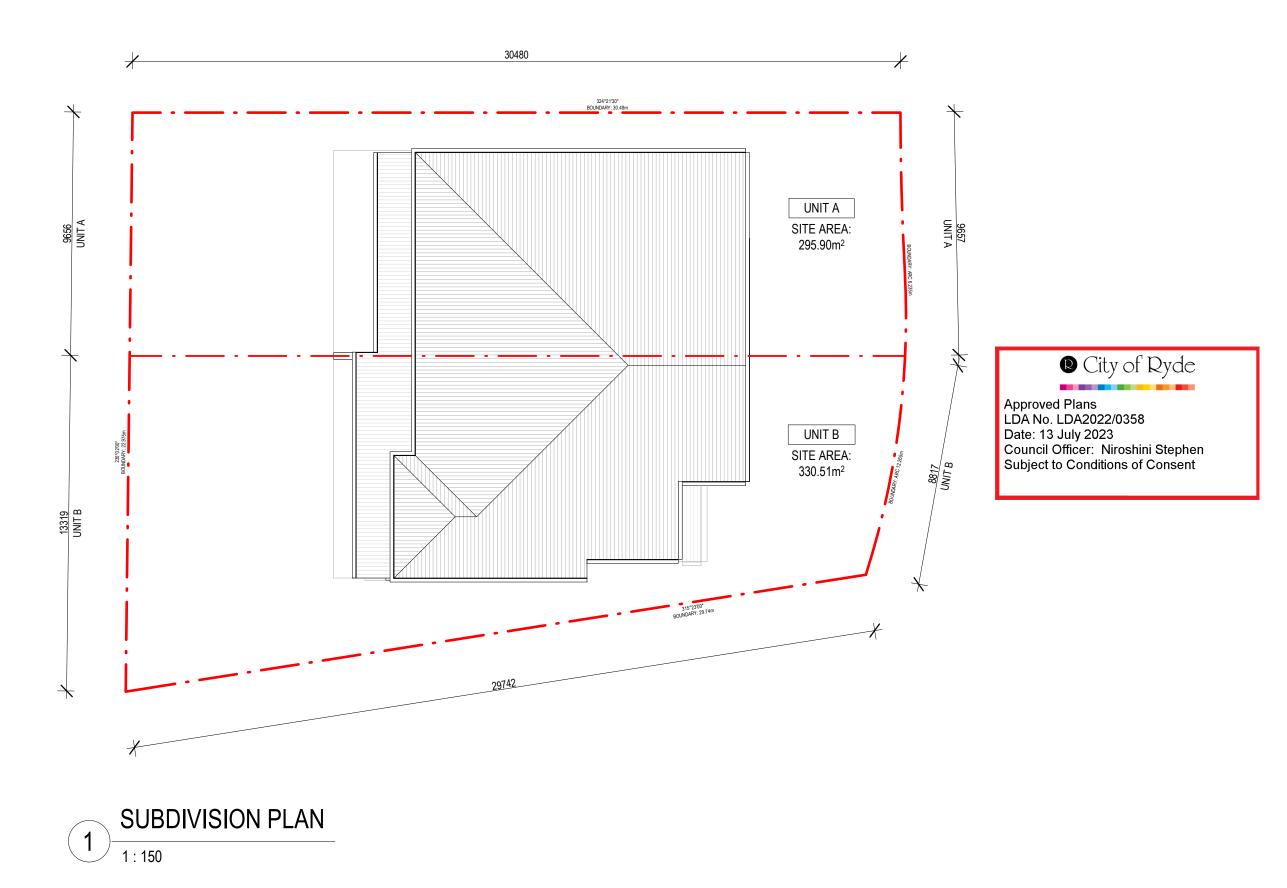
Date @A3 28/06/2023



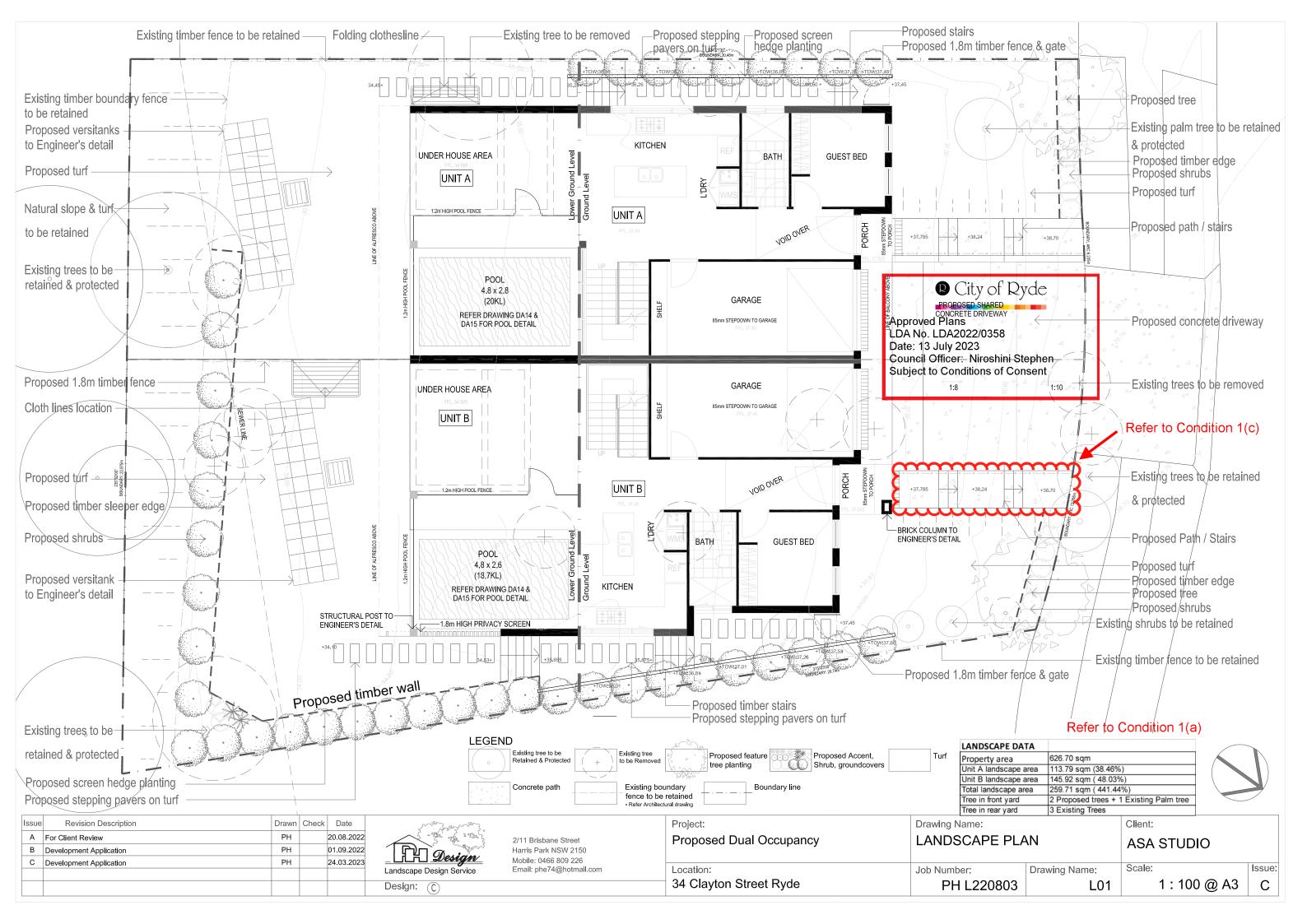
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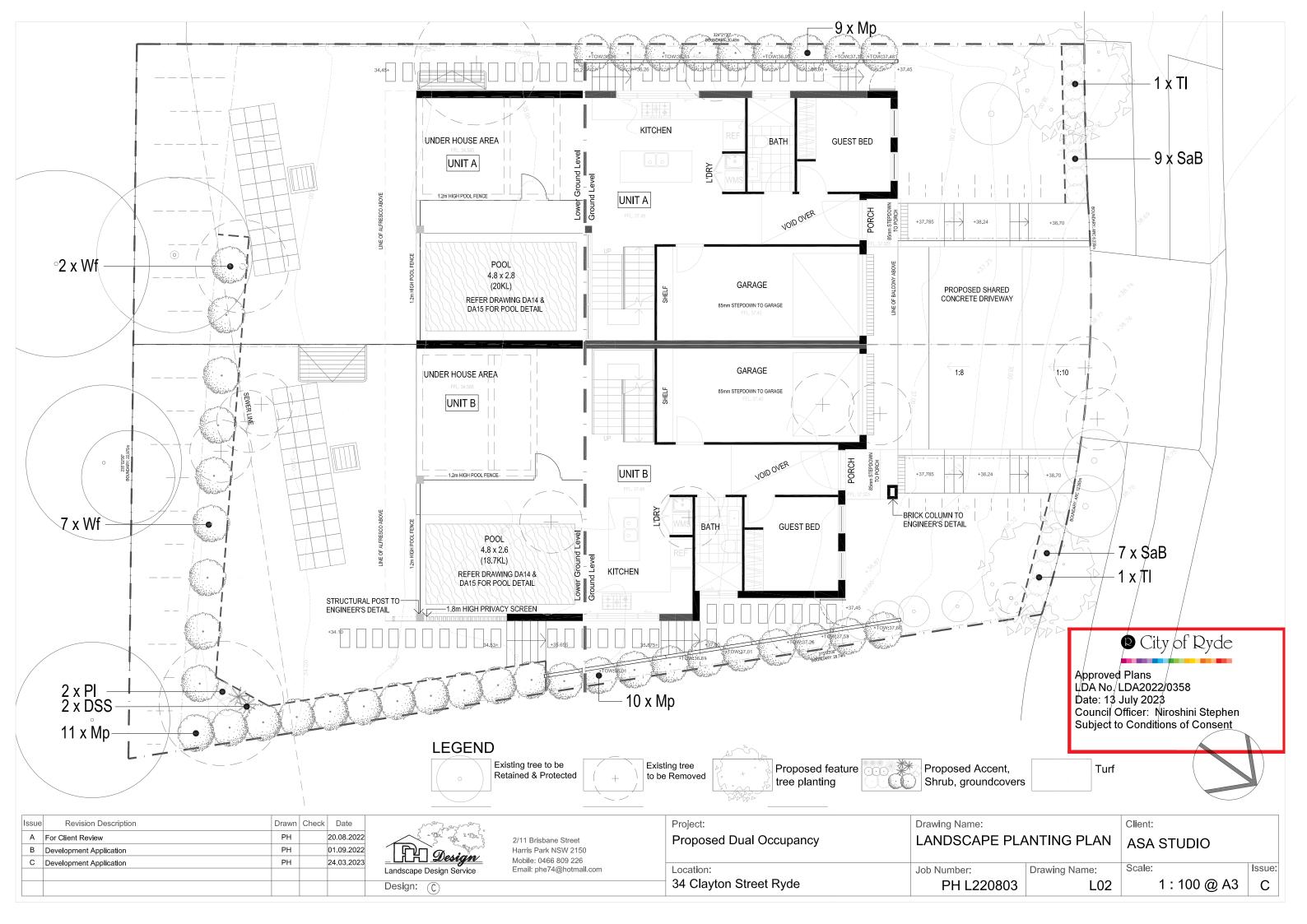
DA22

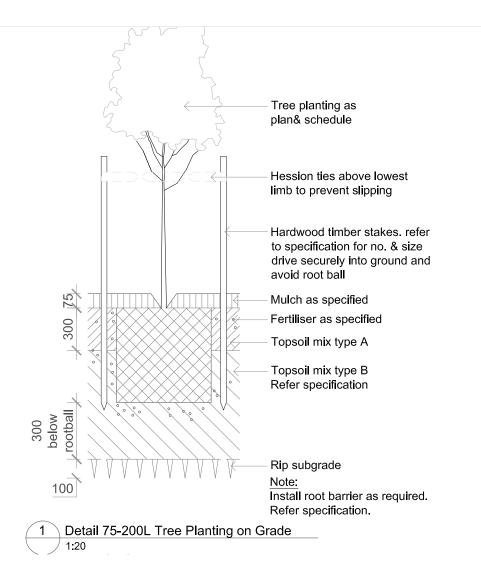
Issue No.

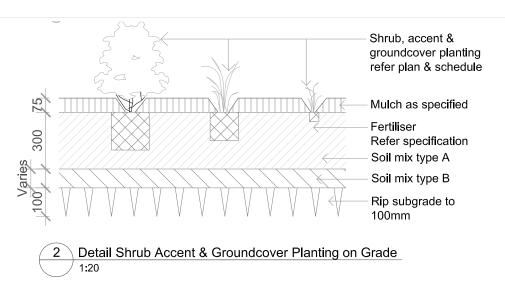


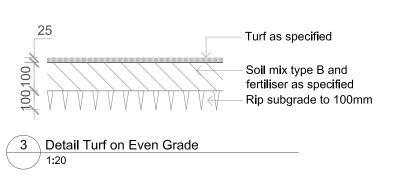
Ame	endments Description	Date	LEVEL 5, 7 EDEN PARK DRIVE, MACQUARIE PARK NSW 2113 T 02 8935 9438	Project AS21038	Drawing content SUBDIVISION PLAN		Drawing No.
G H	ISSUED FOR DEVELOPMENT APPLICATION ISSUED FOR DEVELOPMENT APPLICATION	08.06.2022 05.10.2022	E info@asastudio.com.au W http://www.asastudio.com.au/	34 CLAYTON STREET, RYDE 2112			DAZ4
l J K	ISSUED FOR COUNCIL RFI ISSUED FOR COUNCIL RFI ISSUED FOR COUNCIL RFI	16.03.2023 05.05.2023 28.06.2023	ASA STUDIO is the owner of the copyright of these drawings. No reproduction or use of them must be done without prior	Status Status	Scale Date	0 1 2 4	Issue No. K
.,	.55525 . 5., 555.15.2141	20.00.2020	permission and written consent. copyright 2018 DESIGN INTERIOR	R MANAGEMENT DEVELOPMENT APPLICATION	1:150 @A3 28/06/2023		• •

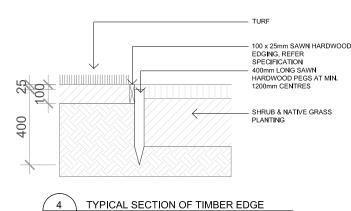




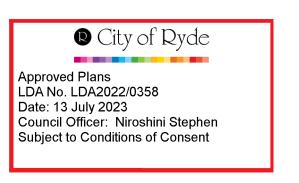








SCALE 1:20



LANDSCAPE SPECIFICATION NOTES

SOIL MIX

Soil mix shall be Amgrow's 'GARDEN MIX' soil or equal. Composition shall be 40% Bioplus Compost, 30% Coarse Sand, 20% Black soil, and 10% Ash. Ph value shall be within a range of 5.5 to 7.0. Salt content: under 0.06% (AS.2223). The imported soil mix shall be equal to that supplied by Amgrow, 358 Castlereagh Road, Penrith, NSW 2750. Telephone (047) 29 0470 Fax. (047) 29 0634. All imported soil mix shall be free from vegetative reproductive parts of weeds. Soil mix installed to 50mm below finished levels. Placement of soil to allow for settlement.

PLANT MATERIAL

All plants to be well grown, disease free nursery stock, and true to species type. No species shall be substituted without the approval of the Landscape Architect. No variegated strain shall be used. Nursery selected to supply all plants shall be a member of the NSW nursery association.

Plant species will range in size from 150mm to 25Litre containers as is appropriate to achieve significant quality presentation upon completion.

TURF

Turf shall be soft leaf buffalo for all landscape areas. Turf to have an even thickness of not less than 25mm. Obtain turf from an approved grower. Furnish a warranty from the grower that the turf is free from weeds and other foriegn matter. Deliver turf to the site within 24 hours of being cut, and lay it within 24 hours of being delivered. Cultivate to allow for trimming of levels, to even grades. Lay the turf along the land contours with staggered, close butted joints, and so that the finished surfaces of paving and the like. As soon as practical after laying, roll the turf with a roller weighing not more than 90kg. per metre of width for sandy light soils.

FERTILISE

Apply Shirleys Slow release Kokei Pellets to individual trees & Osmocote to mass planting as per manufacturers recommendation.

TIMBER EDGING

Timber edge: 100 x 25mm CCA treated rediata pine.

Timber stakes: 50 x 50 x 400mm CCA treated radiata pine-sharpened at one end

Install in locations shown on the drawings flush to finished surface levels

MULCH

PINE BARK

To planting beds install 75mm thickness of graded pine bark as supplied by Australian Native Landscapes (T 9450 1444), or approved equivalent. All mulch shall be free of vegetative, reproductive parts of weeds and material other than pine bark.

IRRIGATION

GENERALLY

Fully complete manual watering to all new garden areas shown on the drawing.

MAINTENANCE

The owner shall maintain the works and make good all the defects for a period of 26 weeks after the practical completion.

Landscape maintenance shall include, but not be limited to the following: watering regime for the healthy growth of plants and lawns, rubbish removal, spraying and wiping leaf surfaces, replacing failed plants, maintaining mulch, pruning, insect and disease control, and cleaning of surrounding areas. Mow the turf when it is established at regular intervals to maintain the average height of 50mm.

TREE PROTECTION ZONE

The retained existing trees (Refer Plan L01) are to be protected during demolition and construction in accordance with all aspects and requirement for the protection of trees as stated in the Australian Standard 2009, AS 4970-2009 Protection of Trees on Development Sites to allow for the healthy ongoing life of these trees. A structural root zone(SRZ) and tree protection zone (TPZ) (refer Consulting Aeborist) must be observed.

- No excavation, construction activity, grade changes, surface treatment or storage of materials of any kinds is permitted within the TPZ
- Install 1.8 m high chain link fence to enclose TPZ before demolition, grubbing and grading. Fences shall remain until all construction in complete.

PLAN ⁻	T SCHEDULE				
Symbol	Botanic Name	Common Name	Mature	Pot Size	Quantity
			H x W (m)		
	Tree				
TI	Tristaniopsis laurina 'luscious'	Water Gum	10 x 5	45 L	2
	Shrubs / Groundcovers				
DSS	Dianella 'Silver Streak'	Silver Flax Lily	0.6 x 0.6	150mm	2
Мр	Murraya paniculata	Orange Jessamine	3.0 x 2.0	300mm	30
PI	Pimelia linifolia	Rice Flower	1 x 1	200mm	2
SaB	Syzygium australe 'Baby Boomer'	Lilly Pilly	1.5 x 1.5	300mm	16
Wf	Westringia fruticosa	Coastal Rosemary	2.0 x 2.0	300mm	9
Turf	Stenotaphrum secundatum	Buffalo Grass	Rolls		221 sqm

_					_
Issue	Revision Description	Drawn	Check	Date	
Α	Issue for Client Review	PH		20.08.2022	
В	Development Application	PH		01.09.2022	
С	Development Application	PH		24.03.2023	

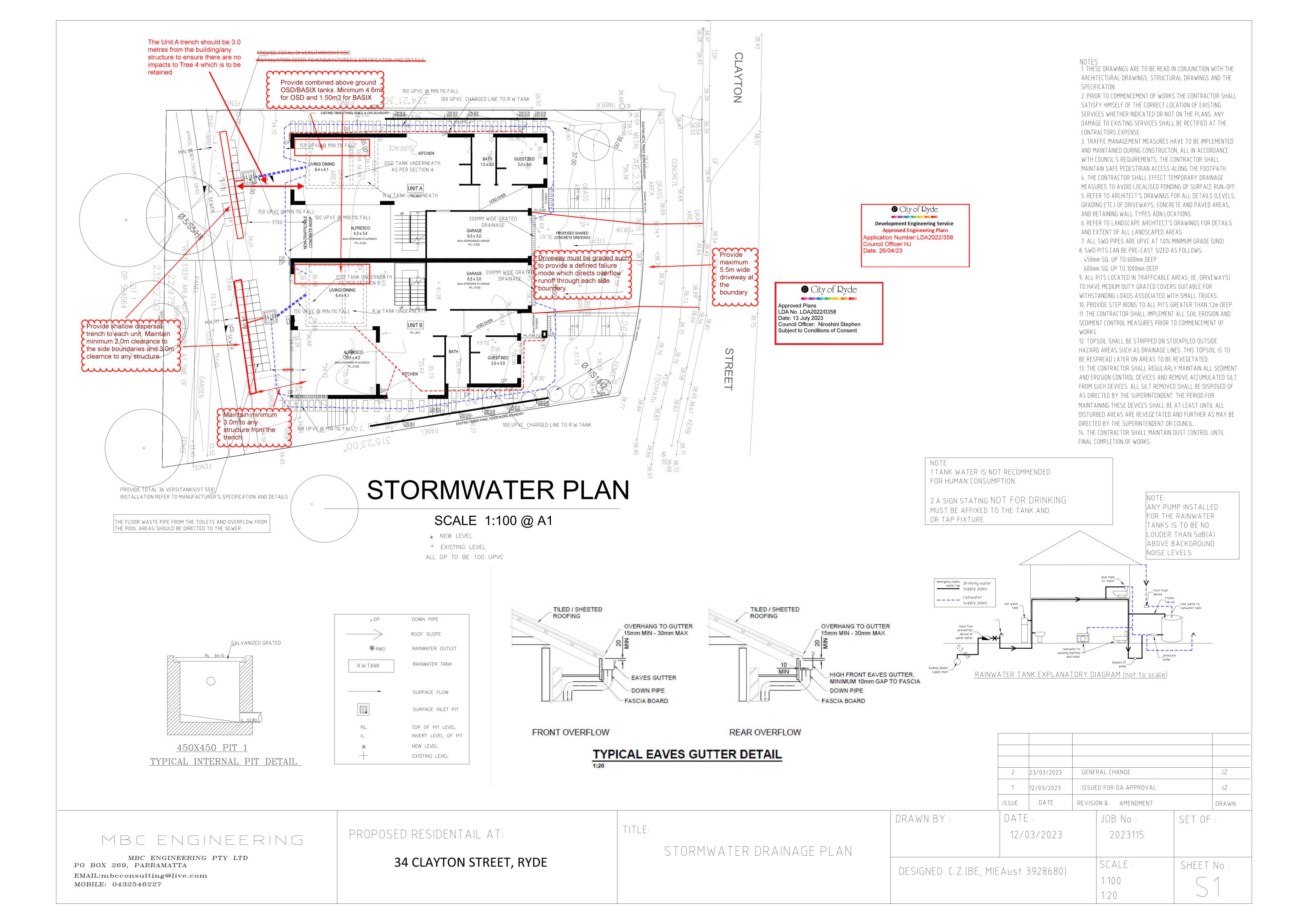
Landscape Design Service

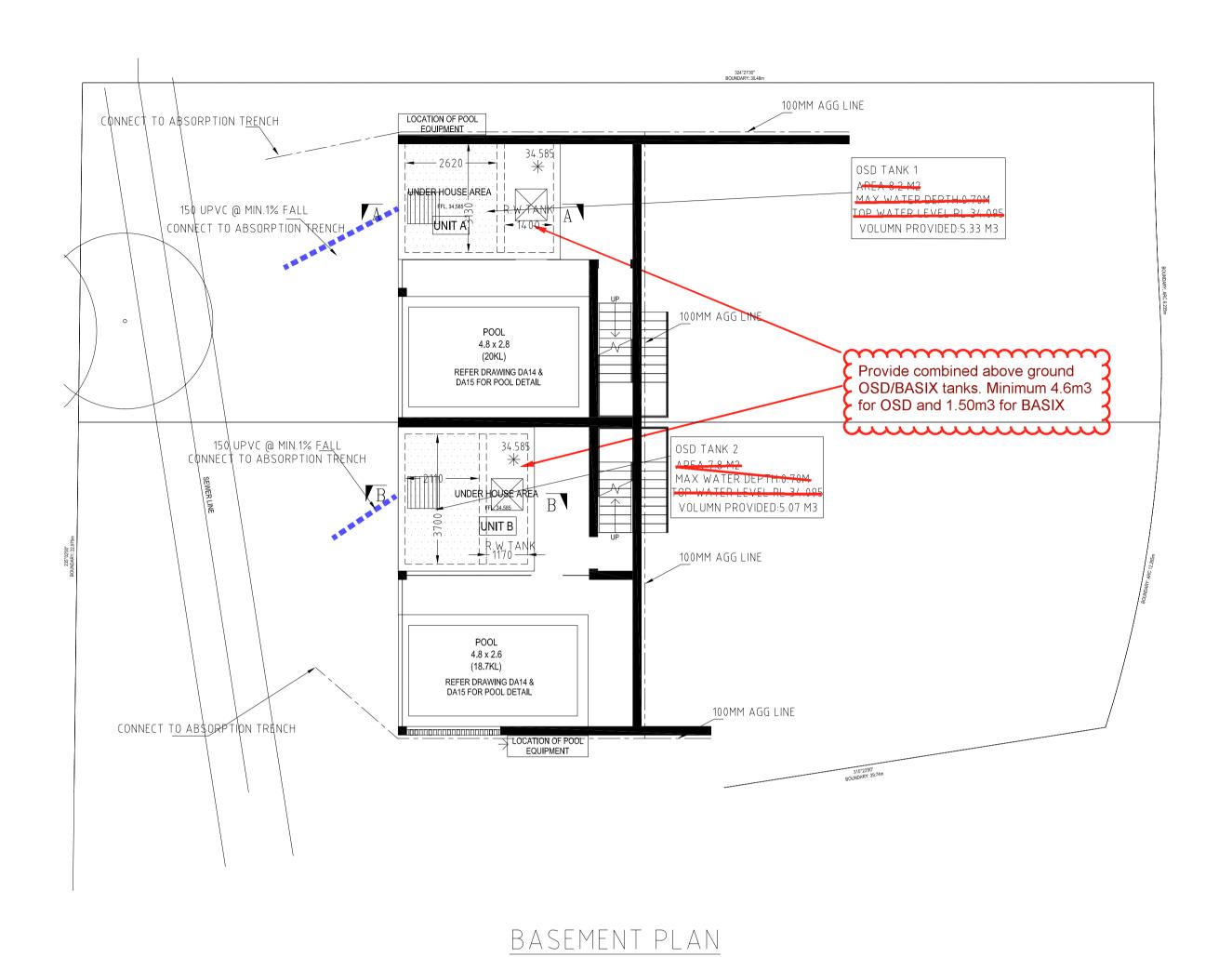
Design:

2/11 Brisbane Street Harris Park NSW 2150 Mobile: 0466 809 226 Email: phe74@hotmail.com

Project:	Drawing Name:	Drawing Name:			
Proposed Dual Occupancy	LANDSCAPE SPECIF / DETAILS	LANDSCAPE SPECIFICA / DETAILS			
Location:	Job Number: Draw	ing N			
34 Clayton Street Ryde	PH L220803				

ATION	ASA STUDIO	
Name:	Scale: As Shown	Issue





GRANULAR MATERIAL
AS DIRECTED BY OTHERS

WALLS TO STRUCTURAL
ENGINEERS DETAILS

WATER PROOFING TO BE
PROVIDED BY OTHERS

SLAB

AGLINE SURROUNDED WITH BLUE METAL

TYPICAL RETAINING WALL DRAINAGE DETAIL

BACKFILL WITH

Development Engineering Service
Approved Engineering Plans
Application Number:LDA2022/358
Council Officer:HJ
Date: 26/04/23

Approved Plans
LDA No. LDA2022/0358
Date: 13 July 2023
Council Officer: Niroshini Stephen
Subject to Conditions of Consent

2	23/03/2023	GENERAL CHANGE	JZ
1	12/03/2023	ISSUED FOR DA APPROVAL	JZ
ISSUE	DATE	REVISION & AMENDMENT	DRAWN
DATE	;	JOB No: SET OF	= ;

MBC ENGINEERING

MBC ENGINEERING PTY LTD PO BOX 269, PARRAMATTA
EMAIL:mbcconsulting@live.com
MOBILE: 0432546227

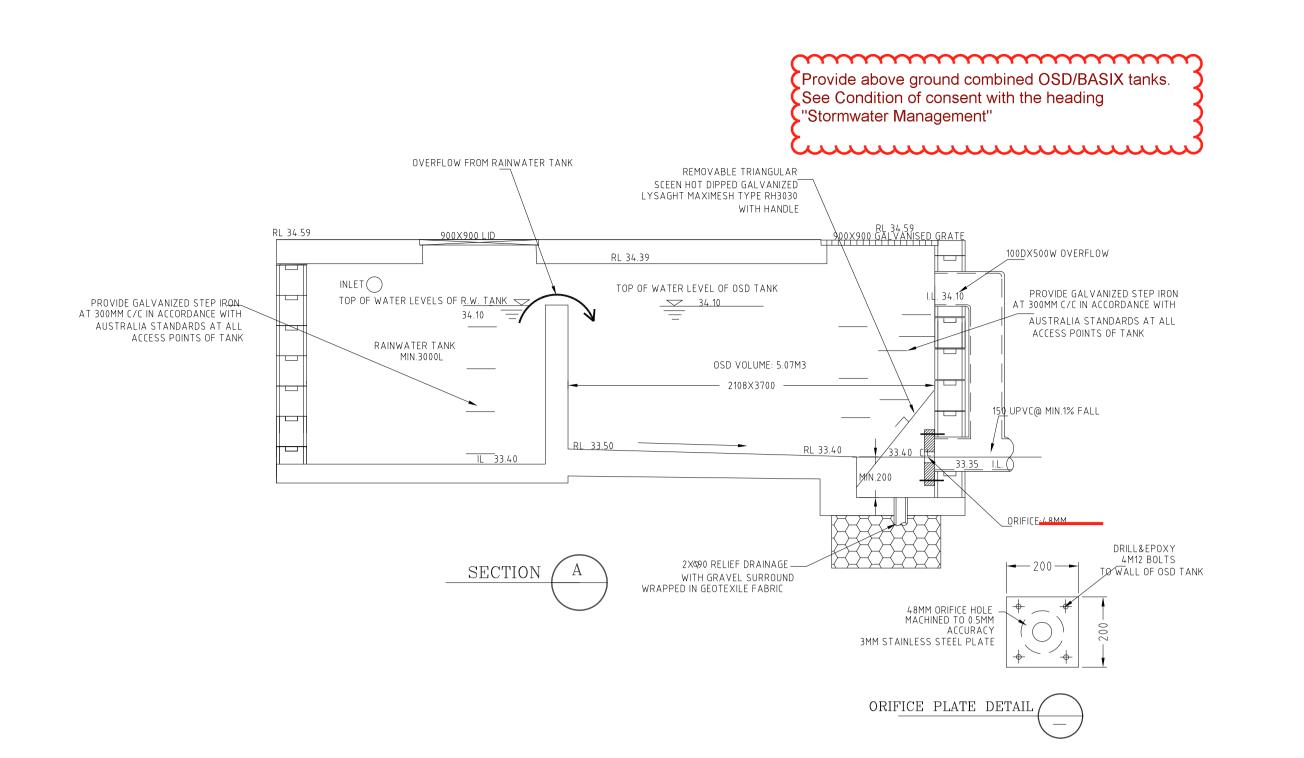
PROPOSED RESIDENTAIL AT:

34 CLAYTON STREET, RYDE

TITLE:

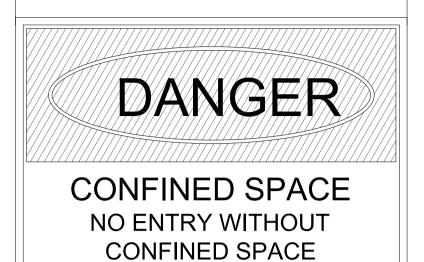
STORMWATER DRAINAGE PLAN

	ISSUE	DATE	REVISION	ON &	AMENDMENT		DRAWN
DRAWN BY :	DATE	;		JOB	BNo:	SET OF	:
	12/0	3/2023		2	023115		
DESIGNED: C.Z.(BE, MIE	3928680)		SCA	ALE:	SHEET	No:	
DESIGNED. C.Z.(DE, FIIEAGSE 3)20000)				1:10	0		
				1:20)		



City of Ryde **Development Engineering Service Approved Engineering Plans** Application Number:LDA2022/358 Council Officer:HJ Date: 26/04/23

250mm MIN.



TRAINING

COLOURS: 'DANGER' AND BACKGROUND - WHITE ELLIPTICLE AREA - RED RECTANGULE CONTAINING ELLIPSE – BLACK OTHER LETTERING AND BORDER – BLACK

CONFINED SPACE DANGER SIGN N.T.S

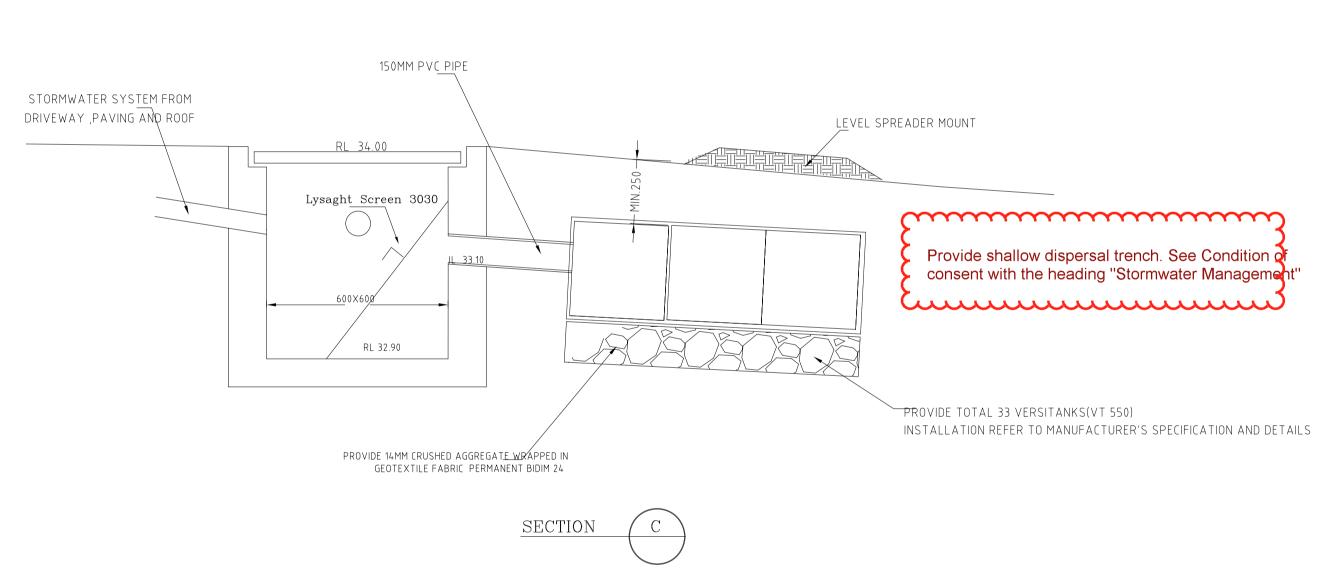
1. A CONFINED SPACE DANGER SIGN SHAL BE POSITIONED IN A LOCATION AT ALL ACCESS POINTS, SUCH THAT IT IS CLEARLY VISIBLE TO PERSONS PROPOSING TO ENTER THE BELOW GROUND TANK/S CONFINED SPACE.

2. MINIMUM DIMENSIONS OF THE SIGN - 300mm x 450mm (LARGE ENTRIES, SUCH AS DOORS)

- 250mm x 180mm (SMALL ENTRIES SUCH AS GRATES & MANHOLES)

3. THE SIGN SHALL BE MANUFACTURED FROM COLOUR BONDED ALUMINUM OR POLYPROPELINE.

4. SIGN SHALL BE AFIXED USING SCREWS AT EACH CORNER OF THE SIGN.



City of Ryde Approved Plans LDA No. LDA2022/0358 Date: 13 July 2023 Council Officer: Niroshini Stephen Subject to Conditions of Consent

CITY OF RYDE

ON-SITE DETENTION	CALCULATION SHEET

Catchment Zone	(Zone 1) (Zone	2) (Eastv	vood)
Site Area		295.9	_m² (A)
65% Site Area		192.3	_m²
Total Proposed Impervious Area (roofs, driveway	ys, hardstand etc)	155.0	_m² (B)
% of site impervious		52	_%
Impervious area draining to the Storage Facility		<u>155.0</u>	_m2 (C
Pervious area draining to the Storage Facility		0	_m² (D)
Total area draining to the Storage Facility (imper	rvious and pervious	areas) 155.0	_m² (E)
Pervious area bypassing the Storage Facility		140.9	_m² (F)

1. 1.0 must not be greater than 1.25.

Permitted Site Discharge (PSD) rate per m² Catchments in Zones 1 & 2

Impervious area bypassing the Storage Facility

If (G)=0 then PSD = 0.0265 l/sec/m² Eastwood Catchment If (G)=0 then PSD = 0.0210 l/sec/m²

DEVELOPMENT TYPE: Duplex

ADDRESS:___

<u>0.0265</u> (J)

PERMITTED SITE DISCHARGE (E) x (J) 155 x 0.0265 4.1 I/s Storage Volume per m² (K) = 0.0275 m3/m² for zone 1 or (K) = $0.0255 \text{ m}^2/\text{m}^2$ for zone 2 or(K) = 0.0300 m3/m² for Eastwood Catchment 0.0275

(K) SITE STORAGE REQUIREMENT ((E) + (G)) x (K)x(1.2)* (155.0+0) x 0.0275(x1.2) * 4.26

Allowance for Rainwater Tank offset (5000 litre Max, see clause 3.1.8) NOTE* If OSD is provided in a landscaped surface basin the volume must be increased by 20%

OUTLET CONTROL - using a Sharp Edged Orifice Plate Height Difference between top water level and Centre of Orifice (m)

ORIFICE DIAMETER (mm) =21.9 Should pipe and pit losses be used to control outflow, the calculations are to be attached

8.2 Appendix 2 - Absorption System Calculation Sheet

DEVELOPMENT TYPE:

9. Area available for dispersal =

ADDRESS: Catchment Zone =

Site Area =

(Eastwood) (A) (B) (C) (D) Roof Area = Driveway Area =

Other Paved Area = (E) Pervious Paving Area = 155.0 Total Proposed Impervious Area (B + C + D+ E) = 7. Total Impervious Area Draining to Absorption Trench = (As much of the impervious areas possible are to drain to the absorption system, with 100% of

Site impervious % = (F)/(A) x 100 = (must be less than 40%) % (H)

(K)

10. Rainfall Intensity (mm/hr) Zone 1 = 88.2 For a 1 in 5 year 20min Storm: Zone 2 and Eastwood = 82.7 11. Volume of Runoff = (G) x (L) x (1/3) =

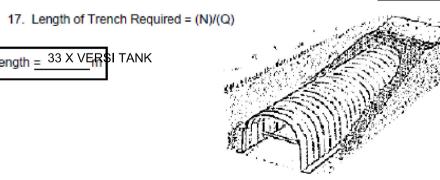
m³ (N) 12. Storage Required = (M) /1000 = 13. Absorption Trench Type = **VERSI TANK**

0.14 14. Storage Capacity per lineal metre (from product guide) = 15. Additional Storage Capacity in Gravel Trench with voids

= (trench width (m) x trench height (m) - cross section area of absorption trench (m2) x void space

m³/m (P) m³/m (Q) 16. Total Storage Capacity = (O) + (P) =

Length = 33 X VERSI TANK



1	12/03/2023	ISSU	ED FOR	R DA APPROVAL		JZ
ISSUE	DATE	REVISI	& NC	AMENDMENT		DRAWN
DATE	;		JOE	3 No :	SET OF	1

1:20

MBC ENGINEERING

MBC ENGINEERING PTY LTD PO BOX 269, PARRAMATTA EMAIL:mbcconsulting@live.com MOBILE: 0432546227

PROPOSED RESIDENTAIL AT:

34 CLAYTON STREET, RYDE

TITLE:

STORMWATER DRAINAGE PLAN

DRAWN BY JOB No IDAIE 12/03/2023 2023115 SCALE DESIGNED: C.Z.(BE, MIEAust 3928680)

SHEET No 1:100

OVERFLOW FROM RAINWATER TANK REMOVABLE TRIANGULAR SCEEN HOT DIPPED GALVANIZED LYSAGHT MAXIMESH TYPE RH3030 WITH HANDLE RL 34.39 - 100DX500W OVERFLOW TOP OF WATER LEVEL OF OSD TANK PROVIDE GALVANIZED STEP IRON PROVIDE GALVANIZED STEP IRON AT 300MM C/C IN ACCORDANCE WITH TOP OF WATER LEVELS OF R.W. TANK 34.10 34.10 AUSTRALIA STANDARDS AT ALL AUSTRALIA STANDARDS AT ALL ACCESS POINTS OF TANK ACCESS POINTS OF TANK RAINWATER TANK OSD VOLUME: 5.07M3 15 UPVC@ MIN.1% FALL 2X490 RELIEF DRAINAGE — SECTION WITH GRAVEL SURROUND 49MM ORIFICE HOLE MACHINED TO 0.5MM ACCURACY 3MM STAINLESS STEEL PLATE ORIFICE PLATE DETAIL

150MM PVC PIPE

Lysaght Screen 3030

RL 32.90

PROVIDE 14MM CRUSHED AGGREGATE WRAPPED IN GEOTEXTILE FABRIC PERMANENT BIDIM 24

SECTION

Provide above ground combined OSD/BASIX tanks. See Condition of consent with the heading "Stormwater Management"

m

City of Ryde **Development Engineering Service** Approved Engineering Plans Application Number:LDA2022/358 Council Officer:HJ Date: 26/04/23

CITY OF RYDE

ON-SITE DETENTION CALCULATION SHEET

DEVELOPMENT TYPE: Duplex OSD 2 ADDRESS:__ (Zone 1) (Zone 2) (Eastwood) Catchment Zone Site Area 330.51 m² (A) 65% Site Area <u>214.8</u> m² Total Proposed Impervious Area (roofs, driveways, hardstand etc) 167.8 m² (B) % of site impervious Impervious area draining to the Storage Facility <u>163.8</u> m2 (C) Pervious area draining to the Storage Facility _____ m² (D) Total area draining to the Storage Facility (impervious and pervious areas) 163.8 m² (E) Pervious area bypassing the Storage Facility <u>162.7</u> m² (F) <u>4.0</u> m² (G) Impervious area bypassing the Storage Facility 1. <u>1.02</u> (L) must not be greater than 1.25. Permitted Site Discharge (PSD) rate per m² Catchments in Zones 1 & 2 If (G)=0 then PSD = 0.0265 l/sec/m² Eastwood Catchment If (G)=0 then PSD = 0.0210 l/sec/m² 0.026 ____ (J) PERMITTED SITE DISCHARGE (E) x (J) 163.8 x 0.026 4.3 l/s Storage Volume per m² (K) = $0.0275 \text{ m}3/\text{m}^2$ for zone 1 or(K) = $0.0255 \text{ m}3/\text{m}^2$ for zone 2 or(K) = 0.0300 m3/m² for Eastwood Catchment 0.0275 SITE STORAGE REQUIREMENT ((E) + (G)) x (K)x(1.2)* (163.8+4.0) x 0.0275(x1.2) * 4.6 Allowance for Rainwater Tank offset (5000 litre Max, see clause 3.1.8) NOTE * If OSD is provided in a landscaped surface basin the volume must be increased by 20% OUTLET CONTROL - using a Sharp Edged Orifice Plate Height Difference between top water level and Centre of Orifice (m) ORIFICE DIAMETER (mm) =21.9 Should pipe and pit losses be used to control outflow, the calculations are to be attached.

8.2 Appendix 2 - Absorption System Calculation Sheet DEVELOPMENT TYPE: ADDRESS: Catchment Zone = (Zone 2) (Eastwood) Site Area = 137.9 2. Roof Area = Driveway Area = (C) Other Paved Area = (D) 5. Pervious Paving Area = 167.8 Total Proposed Impervious Area (B + C + D+ E) = 163.8 7. Total Impervious Area Draining to Absorption Trench = (As much of the impervious areas possible are to drain to the absorption system, with 100% of the roof area and driveway area to connect to the system) 8. Site impervious % = (F)/(A) x 100 = % (H) (must be less than 40%) 9. Area available for dispersal = m² (K) Zone 1 = 88.2 Zone 2 and Eastwood = 82.7 88.2 4815.7 10. Rainfall Intensity (mm/hr) For a 1 in 5 year 20min Storm: mm/hr (L) 11. Volume of Runoff = (G) x (L) x (1/3) = 4.8157 m³ 12. Storage Required = (M) /1000 = 13. Absorption Trench Type = **VERSI TANK** 0.14 m³/m (O) 14. Storage Capacity per lineal metre (from product guide) = Additional Storage Capacity in Gravel Trench with voids = (trench width (m) x trench height (m) - cross section area of absorption trench (m2) x void space m³/m (P) m³/m (Q) 16. Total Storage Capacity = (O) + (P) = 17. Length of Trench Required = (N)/(Q) Length = 36 X VERSI TANK

1	12/03/2023	ISSUED FOR DA APPROVAL	JZ
ISSUE	DATE	REVISION & AMENDMENT	DRAWN
	1		-

MBC ENGINEERING

MBC ENGINEERING PTY LTD PO BOX 269, PARRAMATTA EMAIL:mbcconsulting@live.com MOBILE: 0432546227

STORMWATER SYSTEM FROM

DRIVEWAY ,PAVING AND ROOF

PROPOSED RESIDENTAIL AT:

34 CLAYTON STREET, RYDE

City of Ryde

LEVEL SPREADER MOUNT

Council Officer: Niroshini Stephen

Subject to Conditions of Consent

Approved Plans

LDA No. LDA2022/0358

Date: 13 July 2023

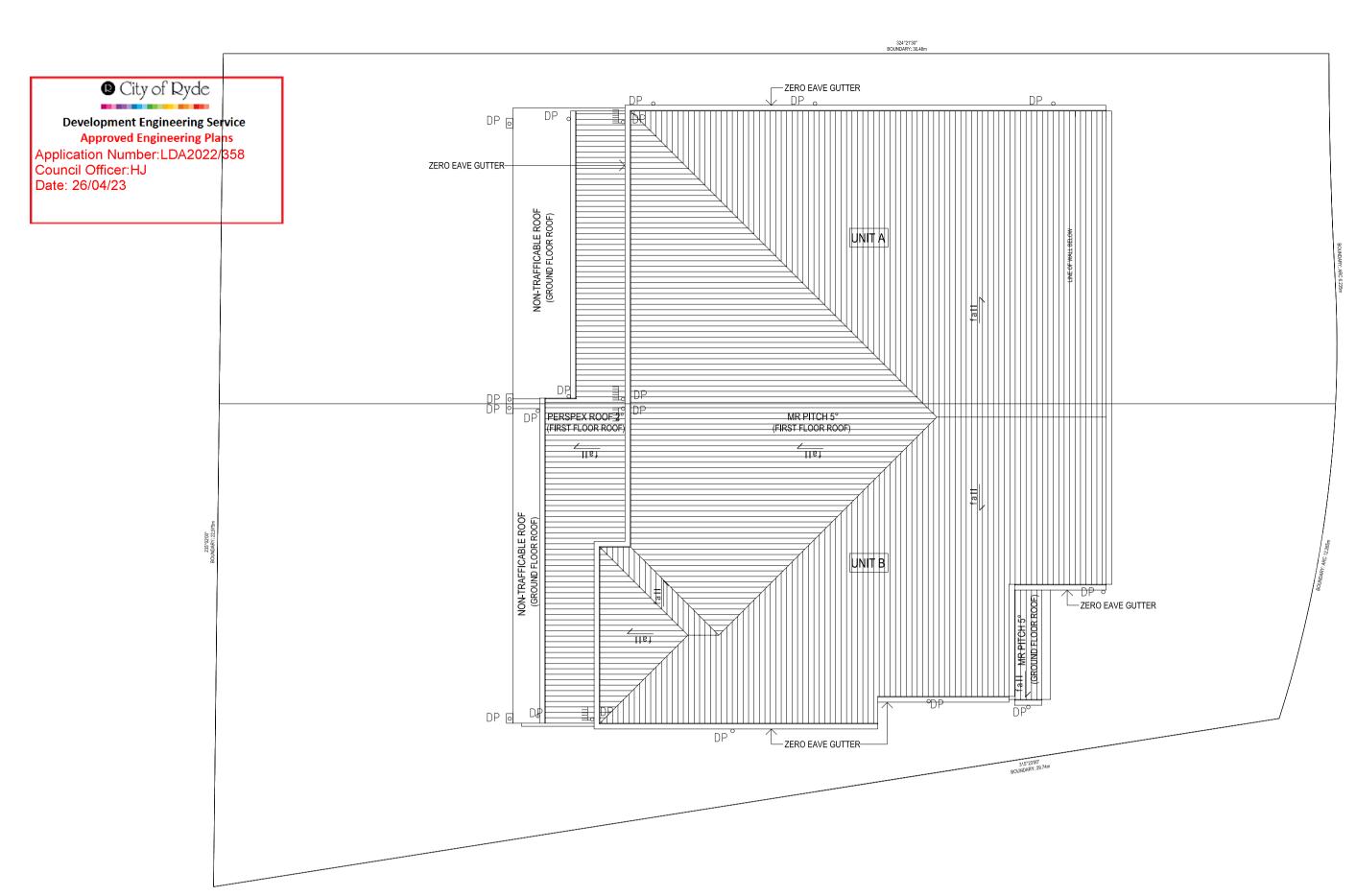
STORMWATER DRAINAGE PLAN

DATE DRAWN BY JOB No SET OF 12/03/2023 2023115 SCALE SHEET No DESIGNED: C.Z.(BE, MIEAust 3928680) 1:100 1:20

mProvide shallow dispersal trench. See Condition of consent with the heading "Stormwater Management PROVIDE TOTAL 36 VERSITANKS(VT 550) INSTALLATION REFER TO MANUFACTURER'S SPECIFICATION AND DETAILS

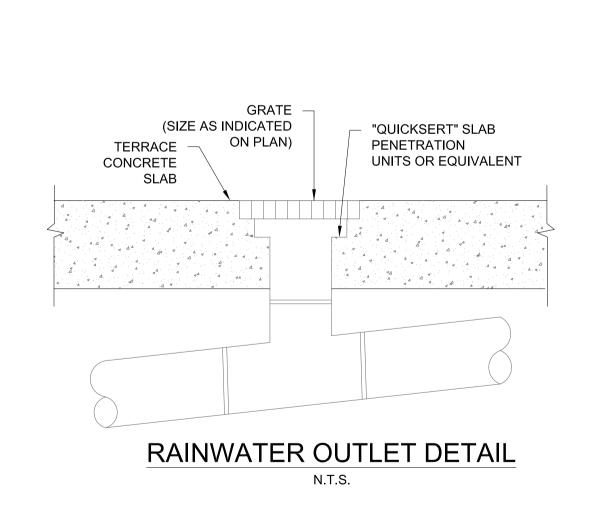
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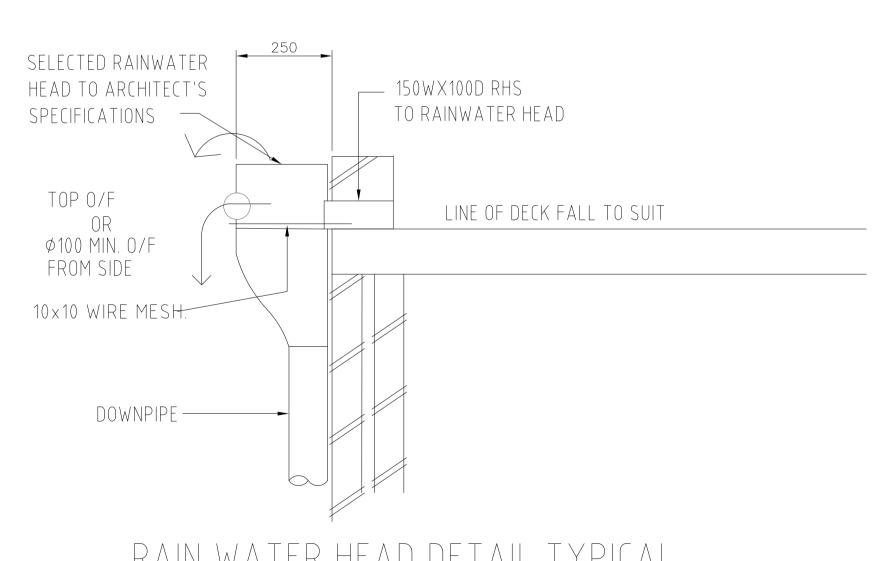


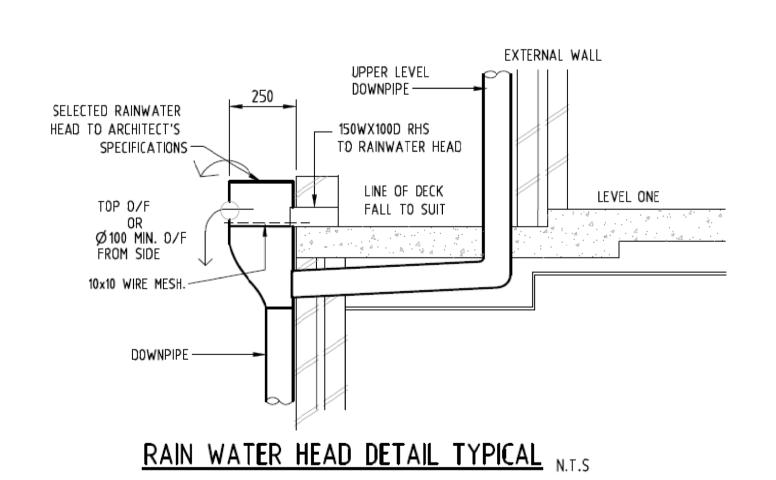


FIRST FLOOR PLAN

ROOFPLAN







RAIN WATER HEAD DETAIL TYPICAL N.T.S

City of Ryde Approved Plans LDA No. LDA2022/0358 Date: 13 July 2023 Council Officer: Niroshini Stephen Subject to Conditions of Consent

ISSUED FOR DA APPROVAL 12/03/2023 DATE REVISION & AMENDMENT DRAWN

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PROPOSED RESIDENTAIL AT:

34 CLAYTON STREET, RYDE

TITLE:

STORMWATER DRAINAGE PLAN

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DRAWN BY :	DATE:		JOB No :	SET OF:
	12/03/2023		2023115	
DESIGNED: C.Z.(BE, MIEAust 3928680)		SCALE :	SHEET No:	
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